



2014

8 000 residents

2021

10 435 residents (+3 523)

FUTURE

45 000 residents planned (+34 565)



residential development Zboishcha

location

ANALYSIS



- forest
- field
- woodland park
- park
- hospital

green space & hospitals

ANALYSIS



- tram
- public bus
- bus stop
- tram stop

public transport



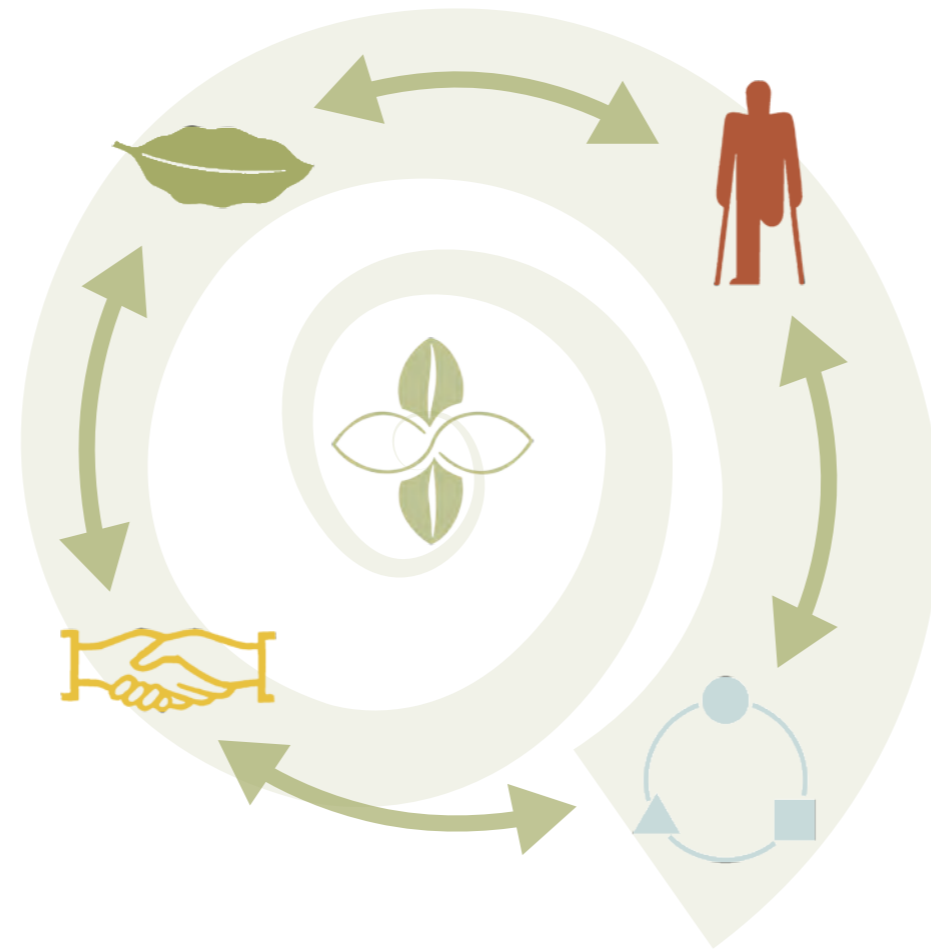
- sports & playgrounds
- cafés, restaurants & bars
- culture

social meeting points

GOALS & TARGET GROUP



CONCEPT



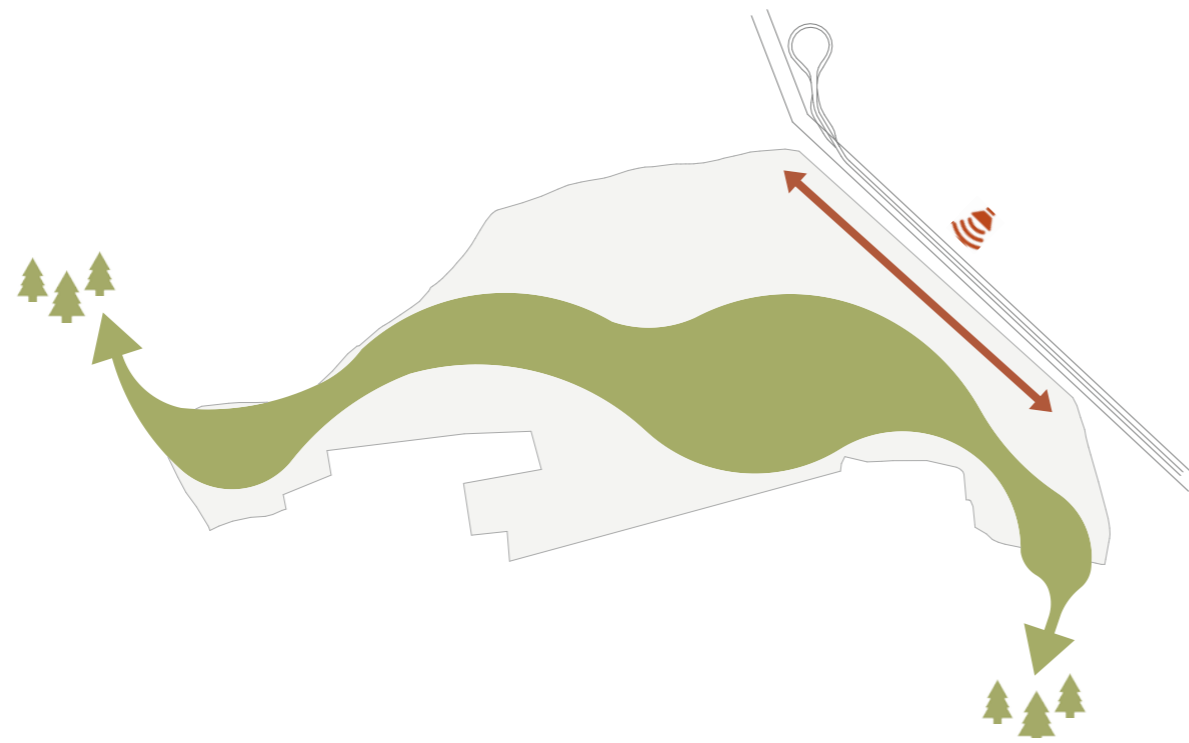
nature



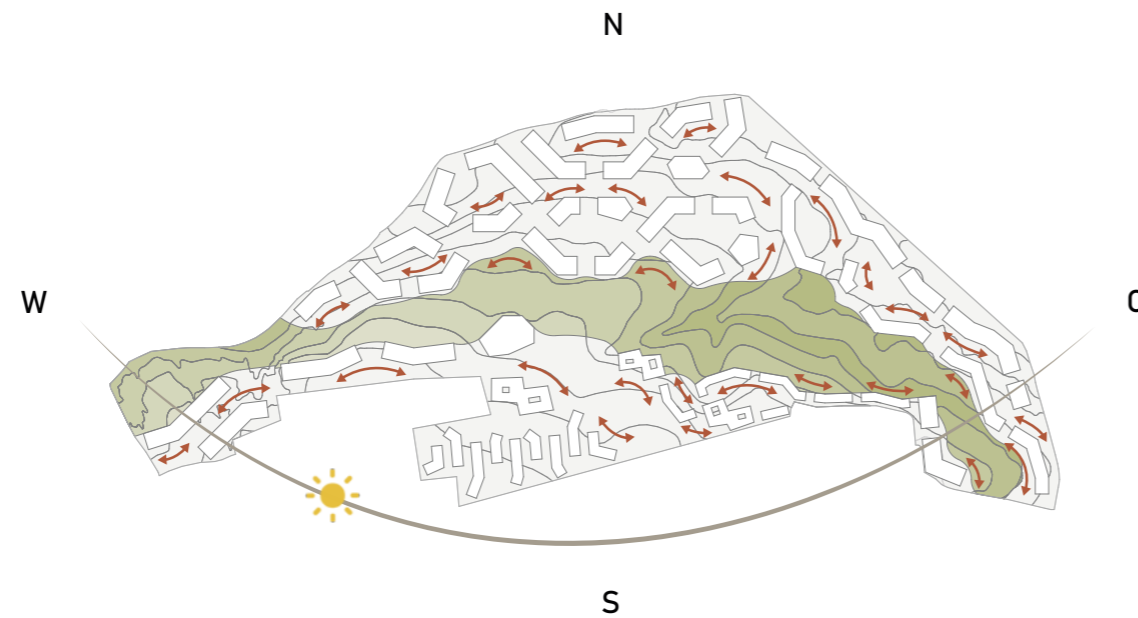
hospital

MASTERPLAN





connecting green spaces
protecting from traffic noise

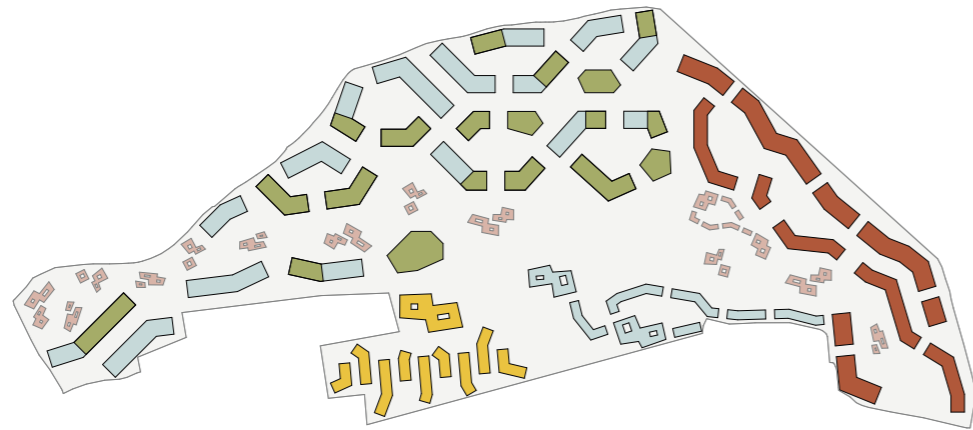


aligning according to topogra-
phy and cardinal directions



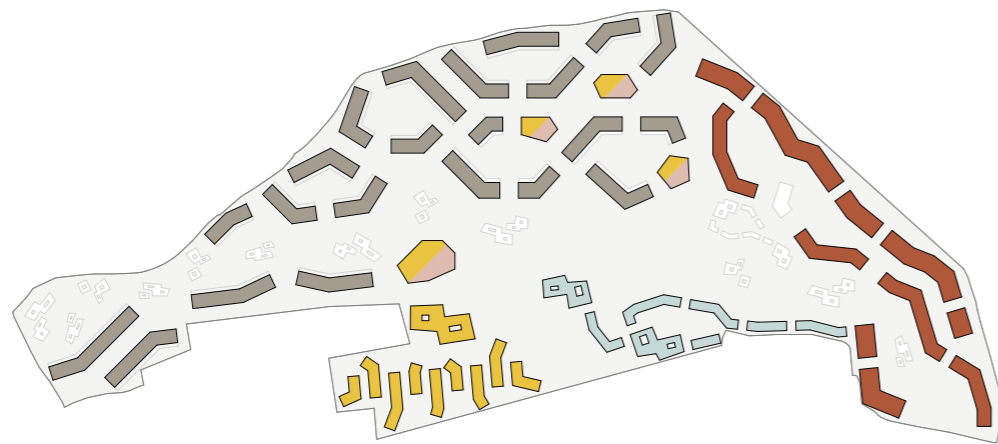
animating the green link

building use ground floor



- education
- conventional
- holistic therapy
- community
- retail & offices
- rehabilitati-
- approaches
- uses

building use standard floor



- education
- conventional
- holistic therapy
- housing
- retail & offices
- rehabilitati-
- approaches

mobility



- car
- Ⓜ e-bus stop
- Ⓜ city-bus stop
- - - e-bus
- - - bicycle

pedestrian



- - - primary
- - - secondary
- footbridge
- trail

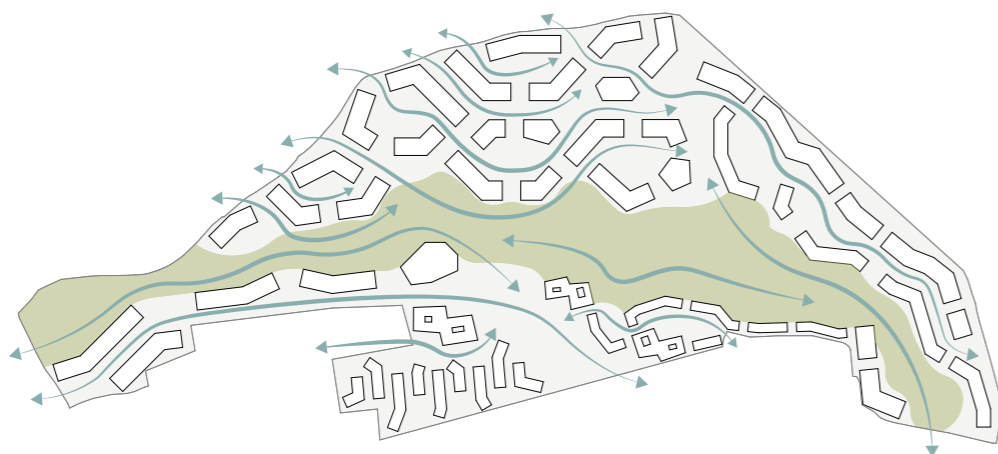
FUNCTION DIAGRAMS

green spaces



■ public ■ semi-public ■ private ■ water

ventilation

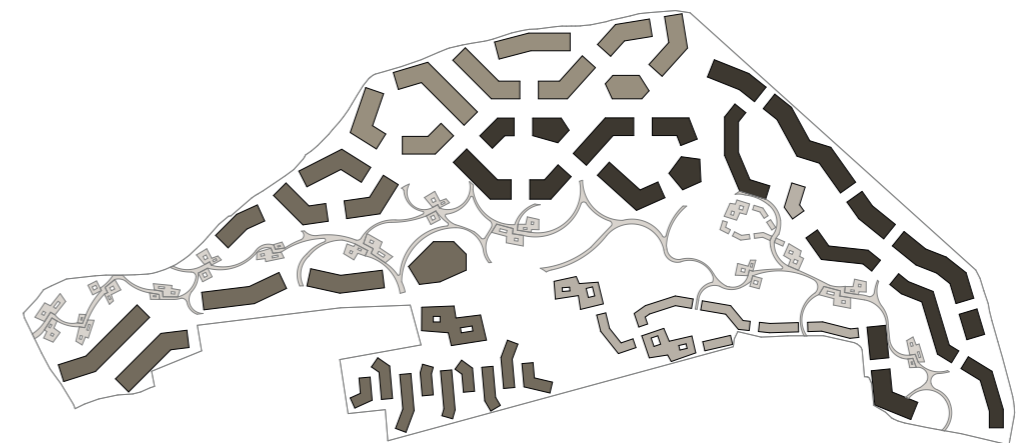


■ green link ↷ airflow

urban morphology

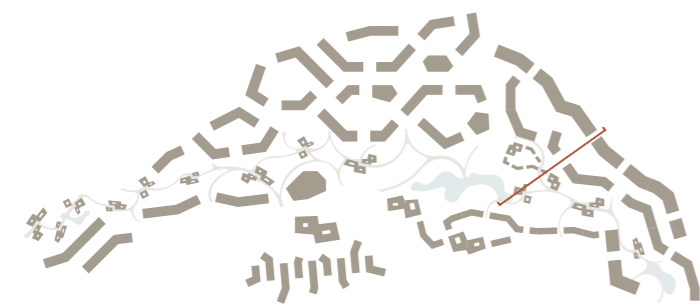
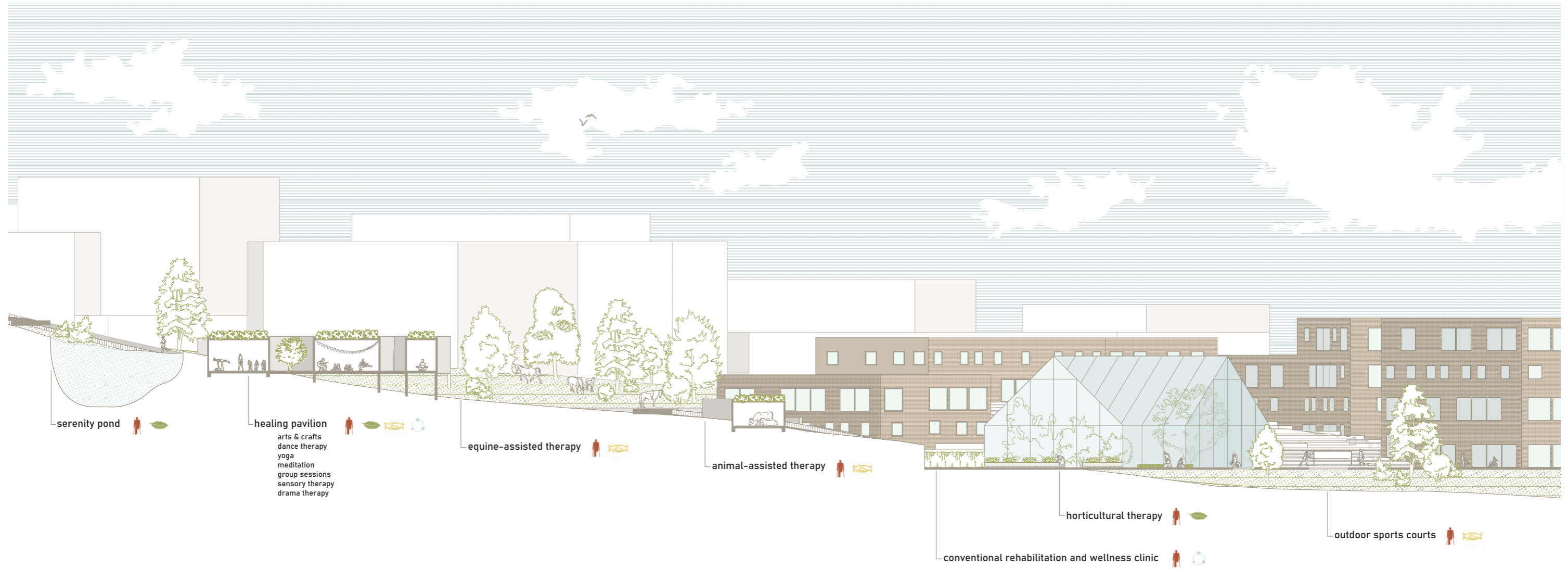


phasing

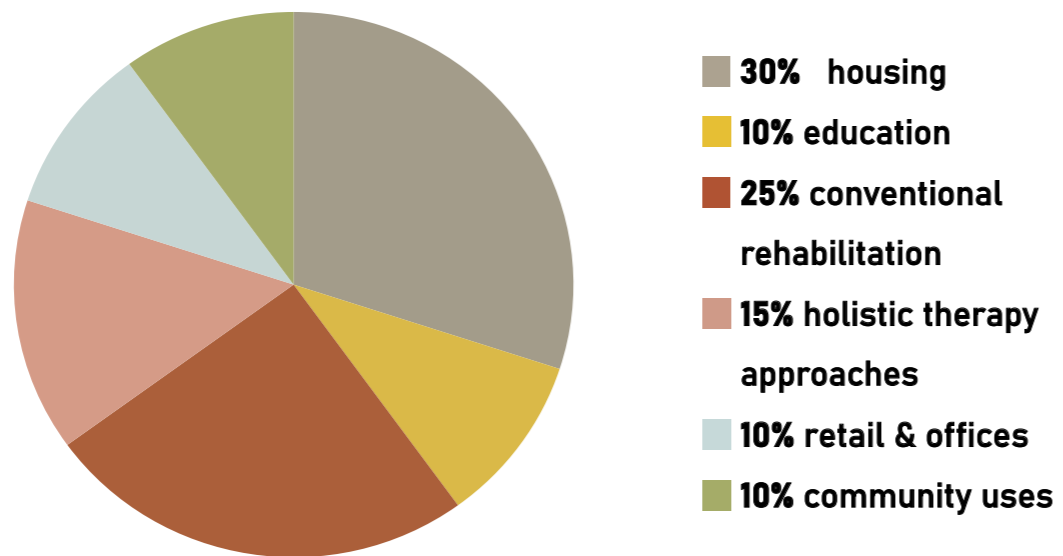


■ phase 1 ■ phase 2 ■ phase 3 ■ phase 4
■ phase 5

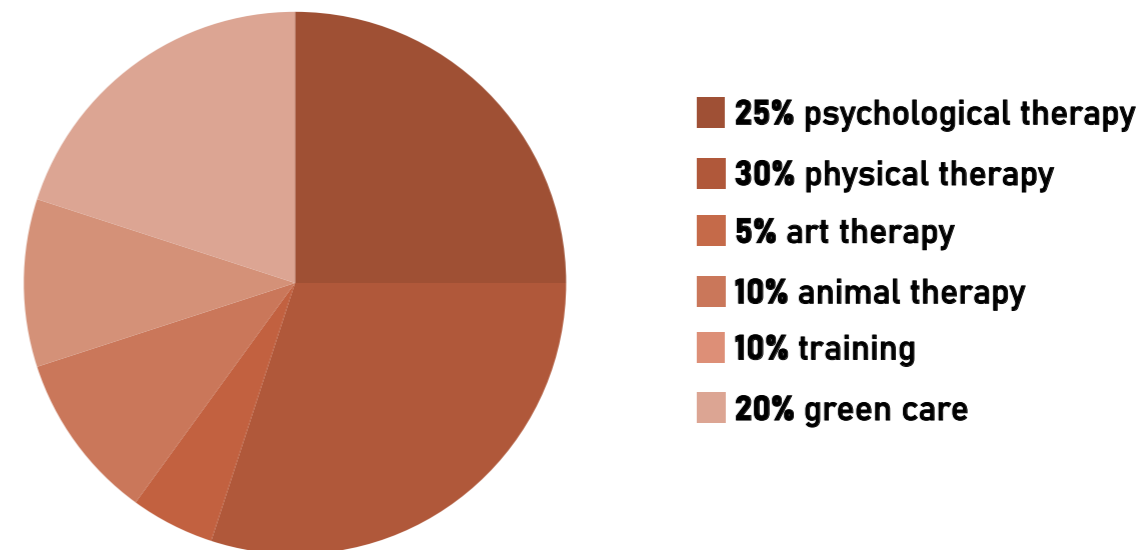
SECTION



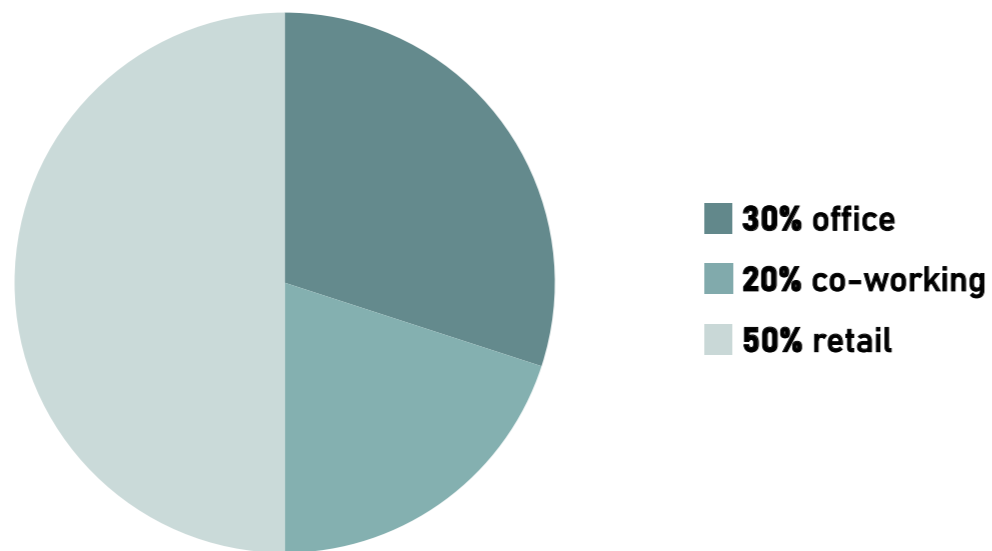
building use distribution



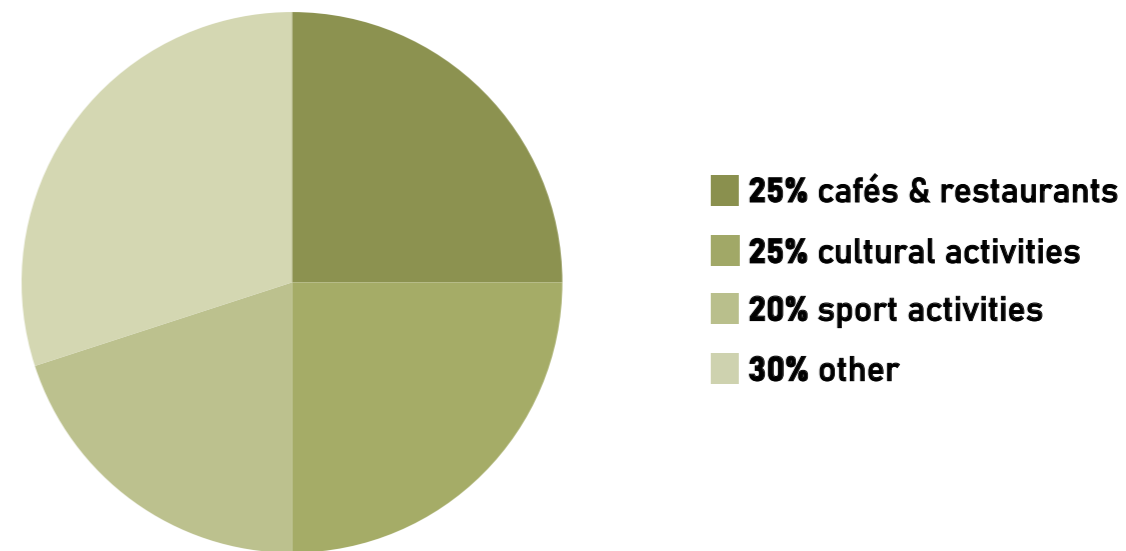
rehabilitation use distribution



retail & office use distribution



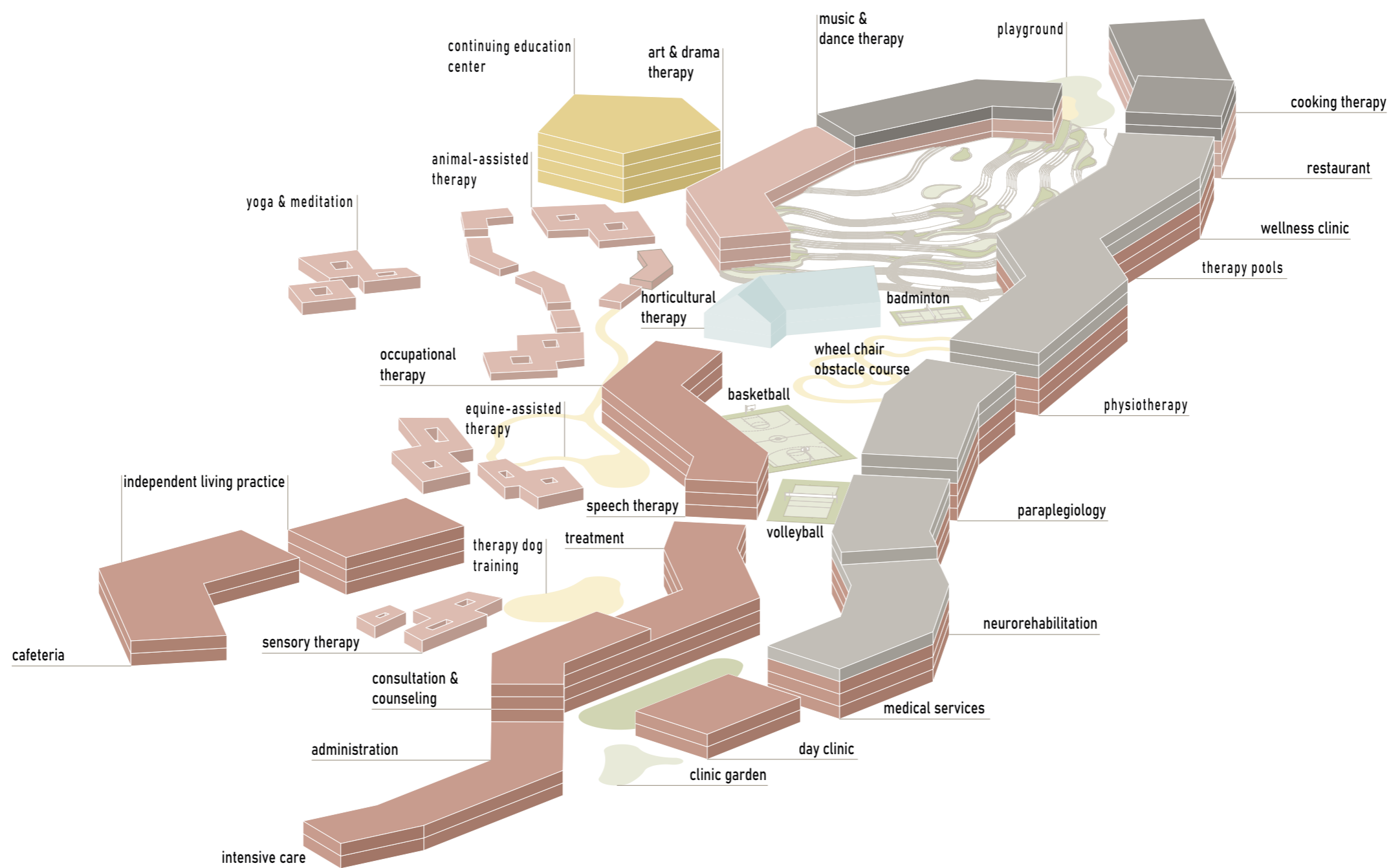
community use distribution



GROUND FLOOR

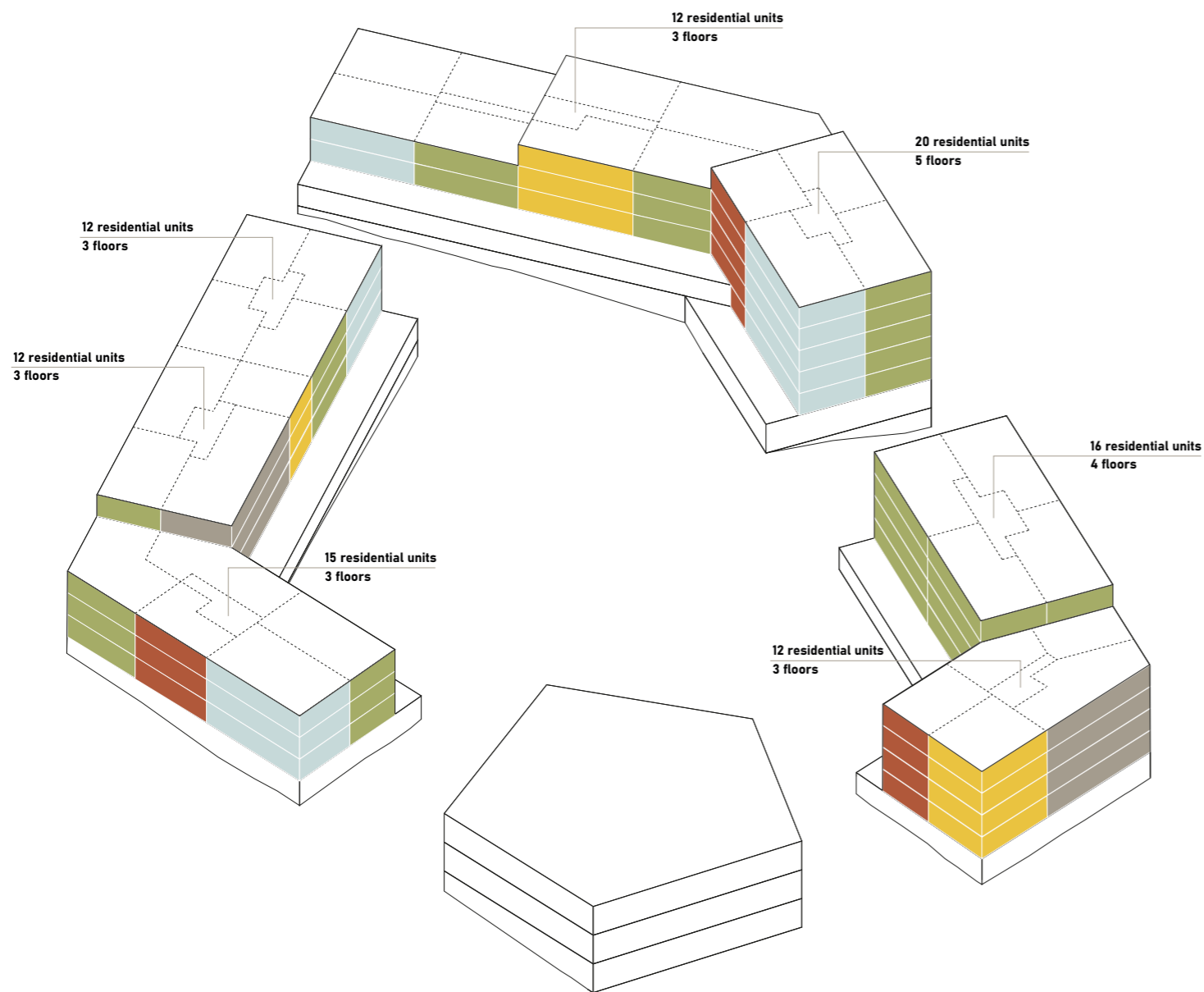


METHODS OF REHABILITATION

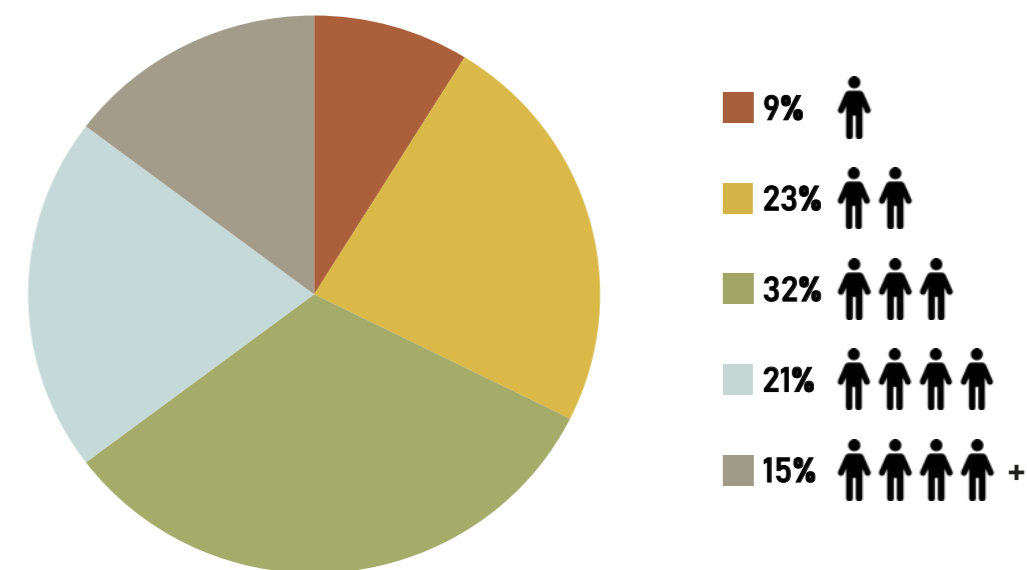


conventional rehabilitation
 holistic therapy approaches
 patient rooms
 employee housing
 education

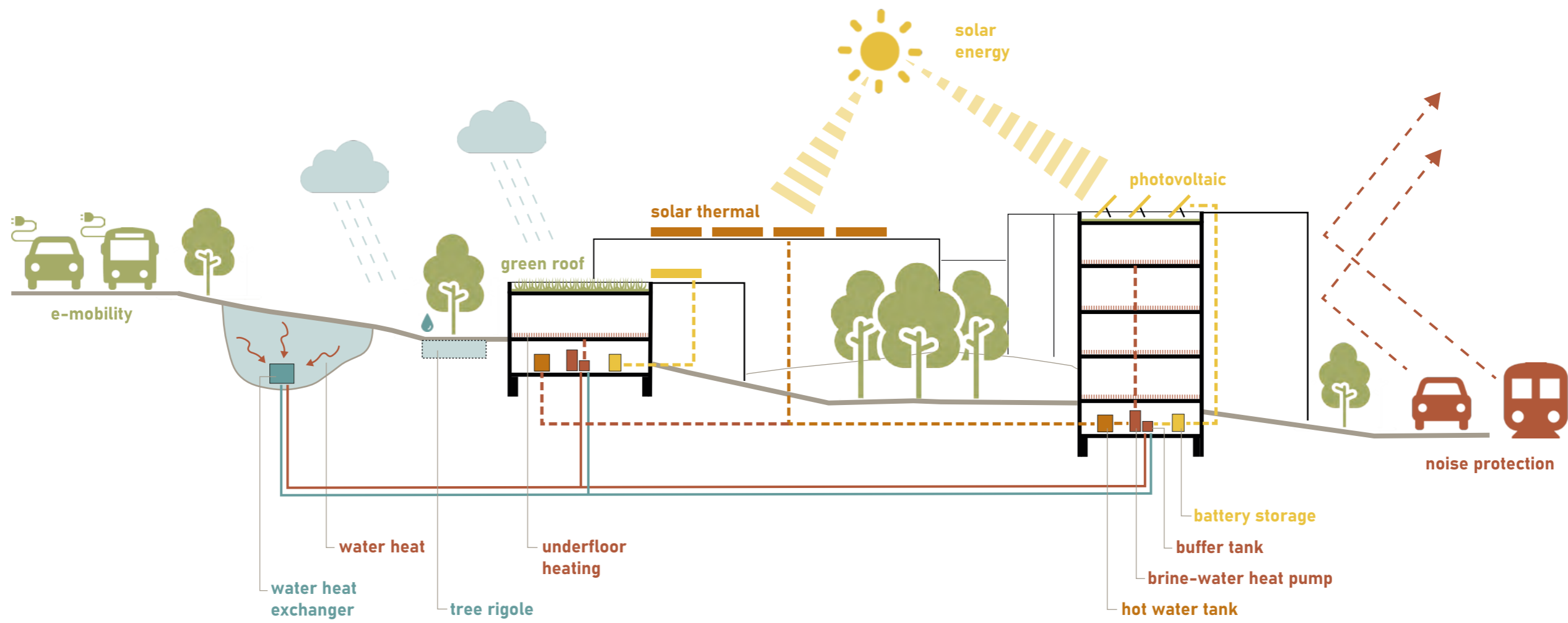
mixing of housing typologies



distribution of housing typologies



SUSTAINABILITY CONCEPT





area (ha)



green link (ha)



density

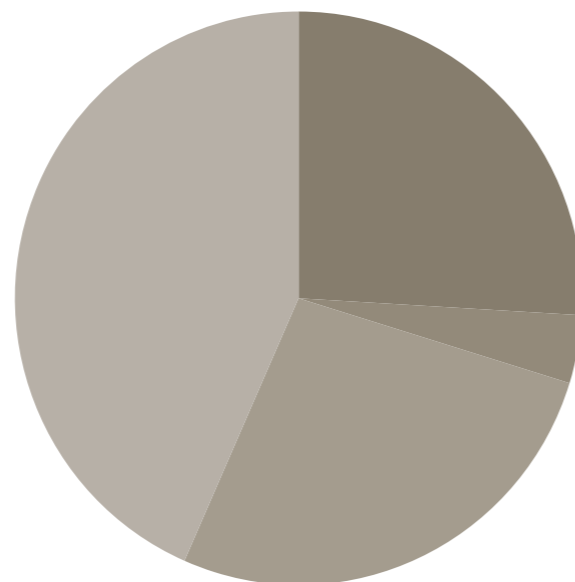


avg. nr. of floors

residential ca. 897 apartments
ca. 2632 residents

rehabilitation ca. 206 rooms
ca. 274 patients

distribution of ground area

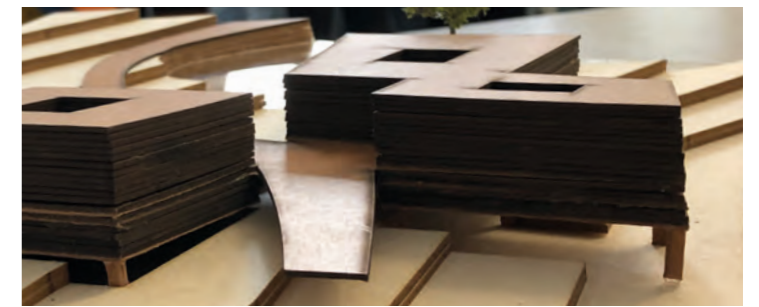
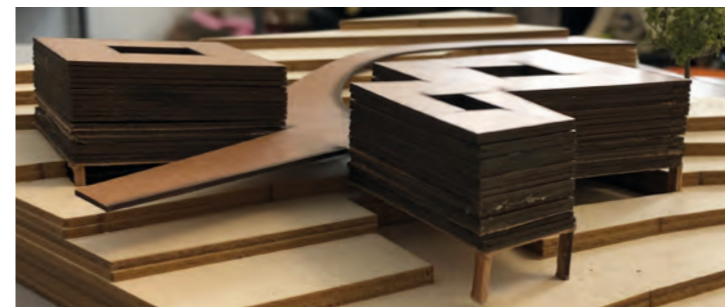


- 26% built
- 4% sealed
- 27% semi-permeable
- 43% open space

SITE MODEL 1 : 2000



PAVILLON MODEL 1 : 200



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<https://ralime.com.ua/razrobotka-proekta-torgovogo-pavilona-aroma-kava.html>
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<https://owncloud.tuwien.ac.at/index.php/s/wCwDyBEpRpfRL0Z?path=%2FZboishcha>

THANK YOU !

