

Home Beyond Walls

stories and traces as echoes of belonging

Low Town Down Town

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5866103

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Introduction

01. A PLACE

Where is this place

What is this place

What was this place - an exploration through history

02. ITS PEOPLE

Who is this place - an exploration through stories by walking and mapping

03. ITS POSSIBLE FUTURE

What can this place become - an exploration through active participation & design

04. CONCLUSION









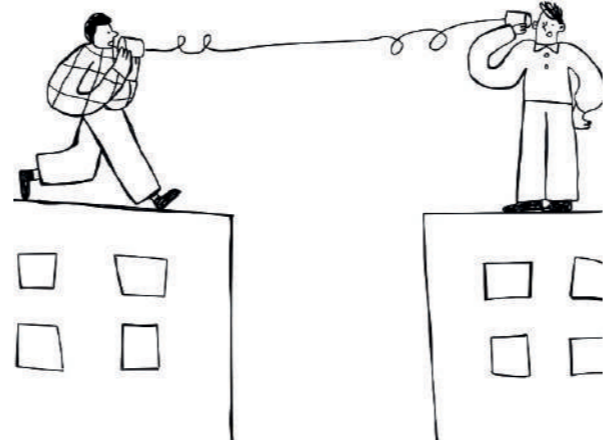




walking



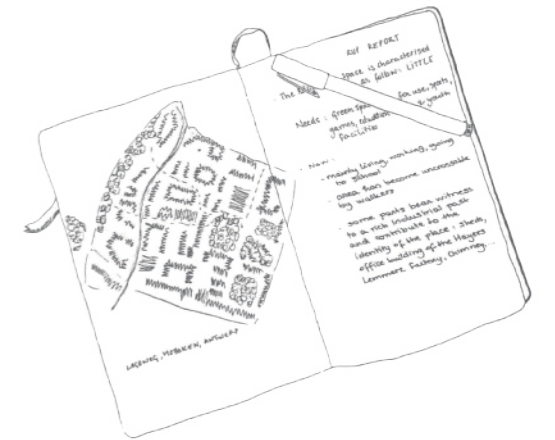
remembering



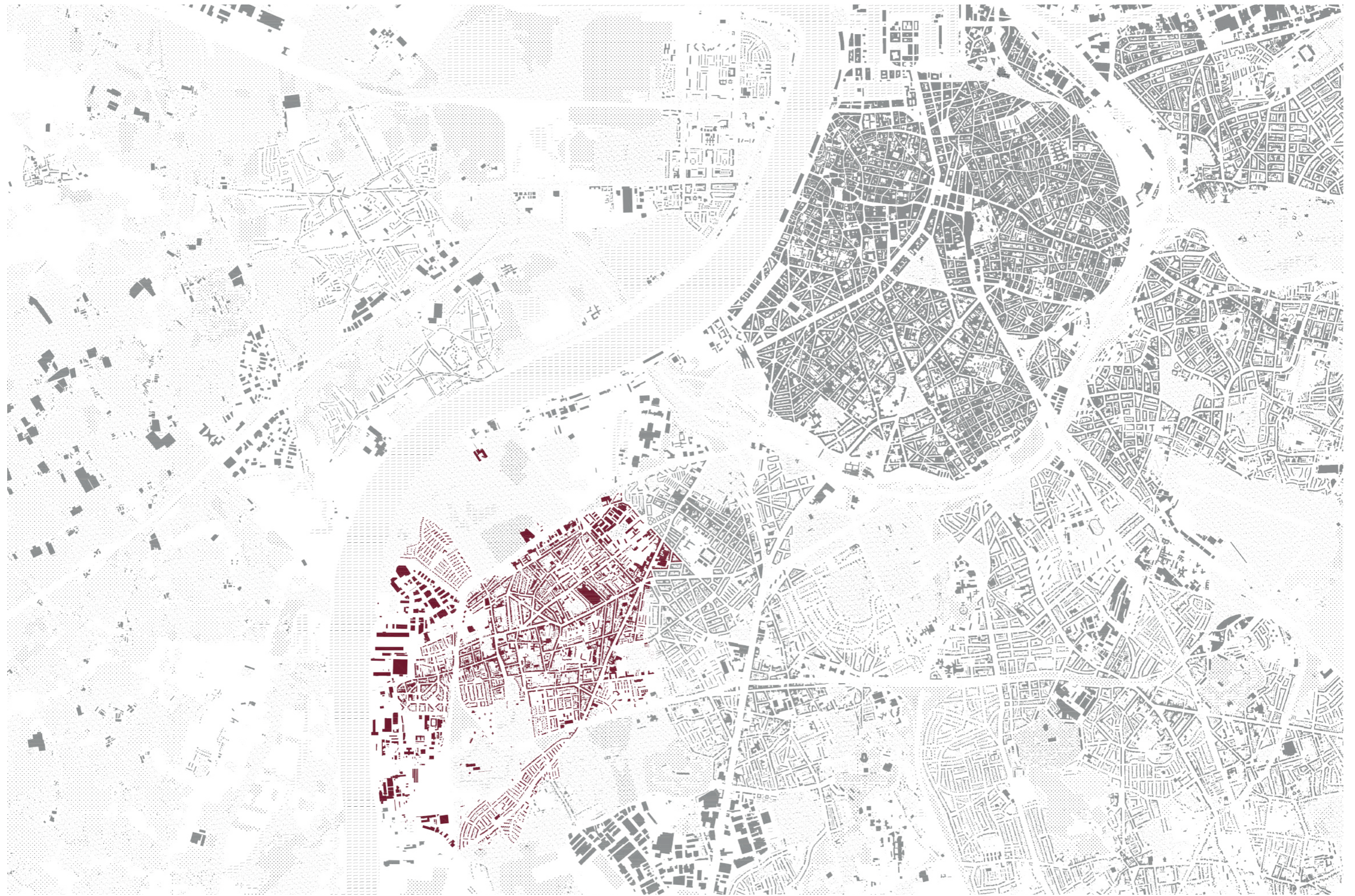
listening



mapping



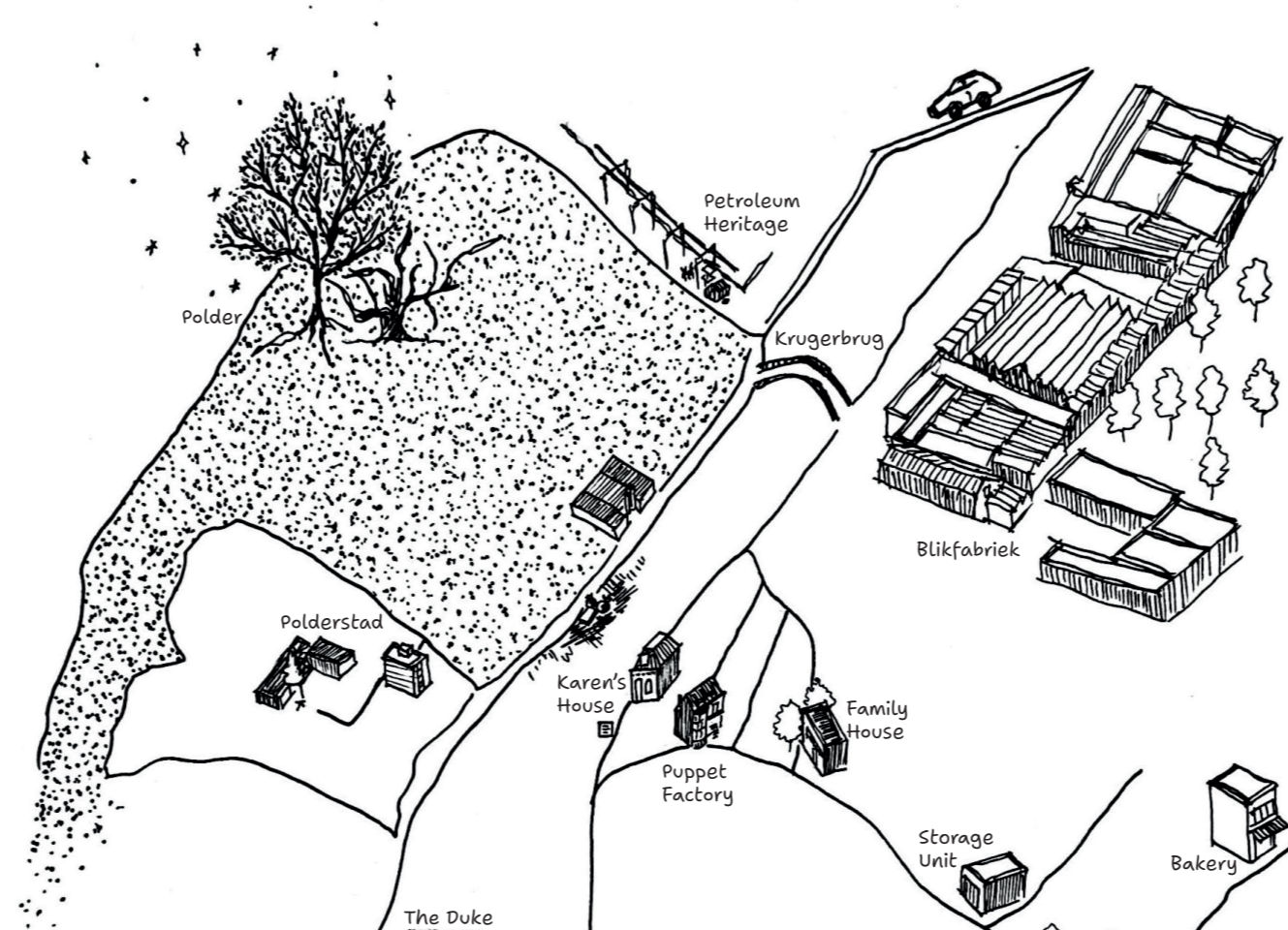
designing







Quiet but not far from the city. Dirty and marginal. **Green**, quiet A lot has changed. Dirty, not like before, unsafe. Quiet nice neighborhood where there is always something going on. Lots of greenery but dirty in some places. Relatively quiet yet close to town. A beautiful pleasant **village** where everyone knows each other. Used to be very social but become less safe year after year, especially after sunset. **Sad**. The greenest suburb of Antwerp. Quiet, green, pleasant and full of elderly people. Feeling **unsafe**. Quiet district next to the city. Lots of **heritage** to be found. Became more **multicultural**. Expropriation of 1 old neighborhood. Fragmentation. A district with a bad name but with a lot of potential. Hoboken is **dirty**, dilapidated, a lot of litter, a lot of dog poo and complete accommodation. Even the tram no longer runs here. Cafes are disappearing, one can really no longer speak of a shopping street here, park itself is sad. **Birthplace**. Evolved from a large village to a city district with many old and "new" Belgians. Little green, fairly boring neighborhood. Popular, many **boring** houses with far too few green facades. Densely populated, **working class district**, large. Has become a bit more impersonal compared to the past. Green, village feeling, litter, **friendly**, **diverse**. A district with many faces, sometimes positive, sometimes negative. A quiet and green municipality that we would like to preserve so much. A **pleasant neighborhood** to live in. **Unfriendly**. Was there because of my husband, but quickly knew a lot of people: family, neighbors, etc. There was a lot of contact with everyone. An **industrial** municipality with a striking amount of greenery (fort 8, polder and parks). District with **potential**, organization not an exemplary function. Industrial municipality with many **immigrants** and a surprising amount of greenery. Workers' village but always on the move. The front yard of a big city. By reducing or stopping all kinds of (heavy) **industry** and **ghettoization** by less fortunate population groups, an increase in the feeling of insecurity supported by a resurgence of drug-related violence. A municipality where a lot has **changed**. Multicultural green and friendly. **Artistic** and green district. **Green lung** of Antwerp. A district with a village feel if you want it. Pretty quiet so far... A natural, well-located municipality. Contradictory impressions± messy, sometimes closed (shutter houses, not very inviting), sometimes open (the landscape, the open spaces), lively (the **Blikfabriek**), varied (many different types of inhabitants), also feels quiet (compared to the city center). Village in the Randstad, **contrast**, industry. Built-up and liveliness disappeared. I always found a nice and cozy municipality until a few years ago. the moment Hoboken was merged with Antwerp. A green municipality with a beautiful and a less beautiful side. Delicate question, nicely said **no longer the same**. Very much changed and not in the positive sense... Everything is deteriorating, own local shops are **disappearing** and ethnic businesses are taking their place, native residents no longer **feel at home** here, you see more immigrant people than **native** people on the street, supermarket, playground ... women wear more and more headscarves ... the Abdijstraat on the Kiel was the shopping street, there you now imagine yourself in Morocco, Turkey ... Still good to live in and very **familiar** to me. The perfect suburb. Beautiful green, with initially nice residential areas but in recent years run-down streets and too busy **car traffic** center but essentially a nice municipality. A village that is becoming more and more **urbanized**, a district with very poor public transport. Quiet and friendly. Located at the bottom of the **Scheldt** bend to Antwerp, through traffic does not pass through the center. It is the greenest borough of Antwerp.**The Hoboken of my youth cannot be compared to Hoboken of today**. For example, I knew that there were 5 (five!) cinemas in Hoboken and that when KSK Hoboken played at home, the fanfare came through the street. The **merger with Antwerp** has also changed a lot and not always for the better. For example, the **polder** where we went to catch skippers has now become a polder city.



How can the stories and uses of space inform the crafting of a sense of belonging in re-developed areas, through architecture and design?

What do you remember here?

What changes would you want to see in your house, your neighborhood or your city and how would you do it?

What makes you feel at home?

01

A PLACE





Picture by Lance Schroten



Picture by Barten Jip Verschoor



Picture by Barten Jip Verschoor



Picture by Barten Jip Verschoor



Picture by Lance Schroten



Picture by Barten Jip Verschoor



Picture by Barten Jip Verschoor



Picture by Marianna Angelini



Picture by Barten Jip Verschoor



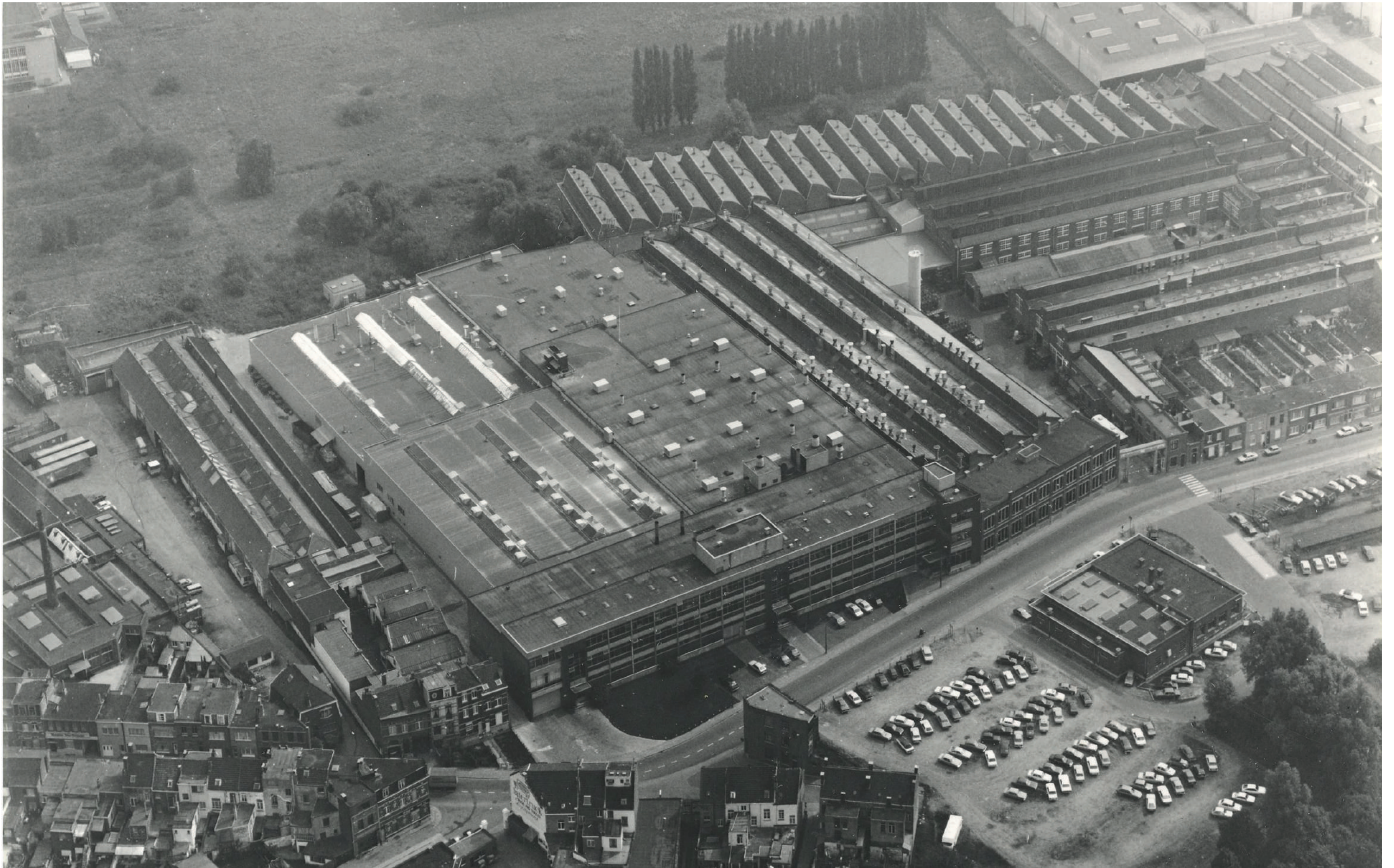
A Place

What shaped the landscape, the people, and the patterns of life we see today?





A Place



A Place



A Place



A Place



A Place



A Place

«Hoboken is somewhat **fragmented** by the **disappearance** of cafes and sports infrastructures.»

«Built-up and **liveliness disappeared.**»

«There were 5 (five!) cinemas in Hoboken and that when KSK Hoboken played at home, the fanfare came through the street. There is **nothing left of this.**»

«A constant is the ever-visible deterioration of various neighborhoods in Hoboken and a **decrease in public life** due to the decline of the catering industry.»

«Everything is **deteriorating**, own local shops are **disappearing**»

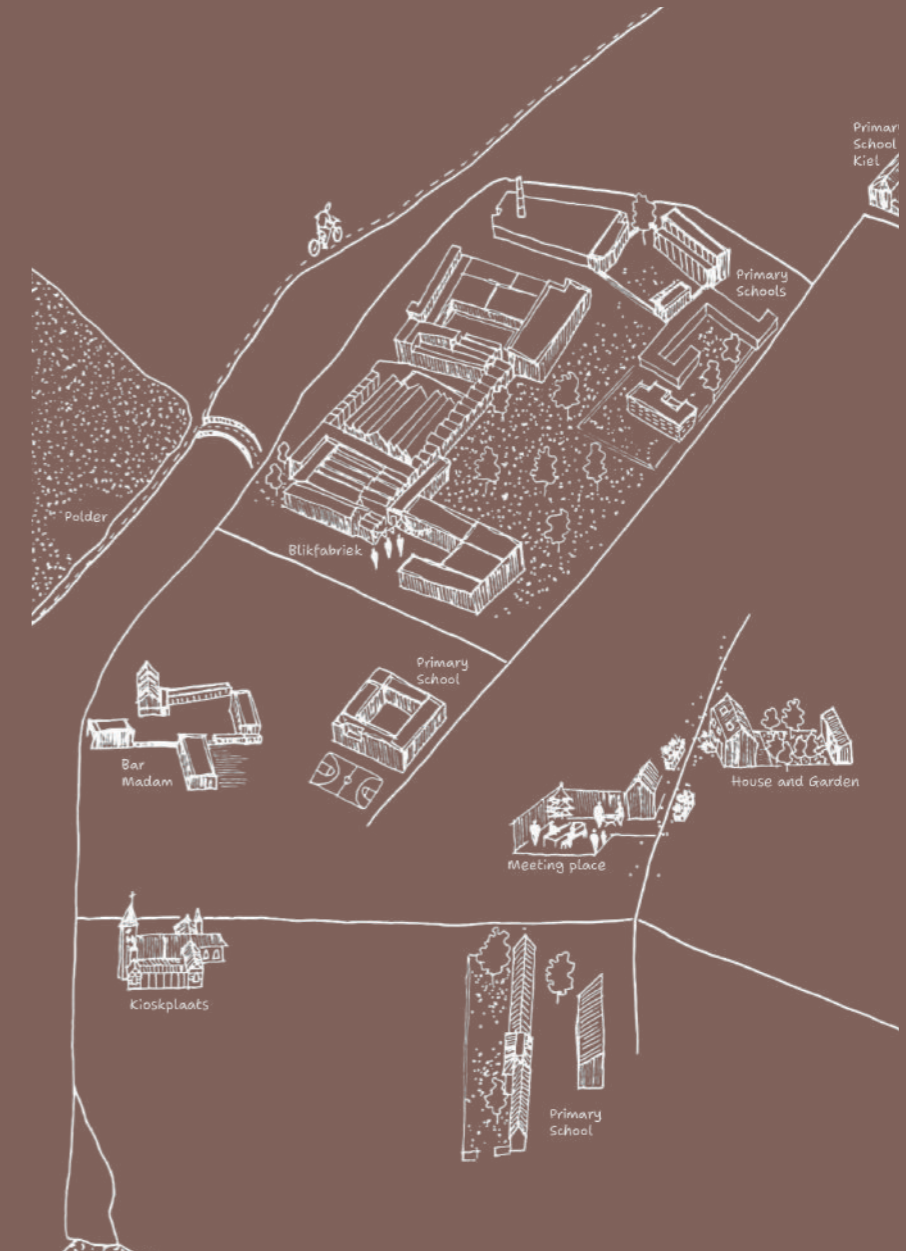
«Many neighbourhoods are '**petrified**', with few open spaces and little greenery. There is also little accessible catering.»

«40 years ago we would still sit in the street outside together in summer. Not anymore now...»



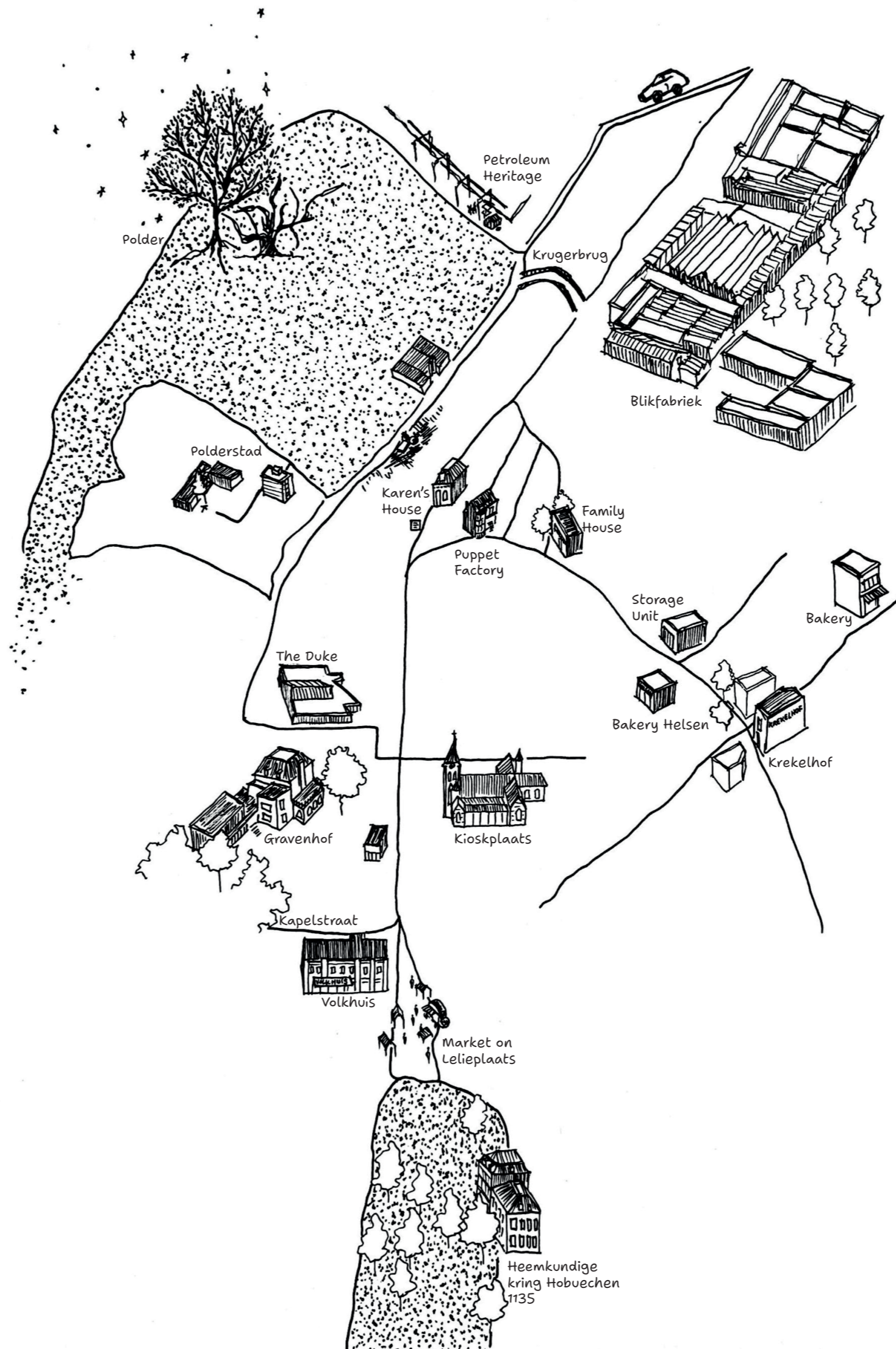
02

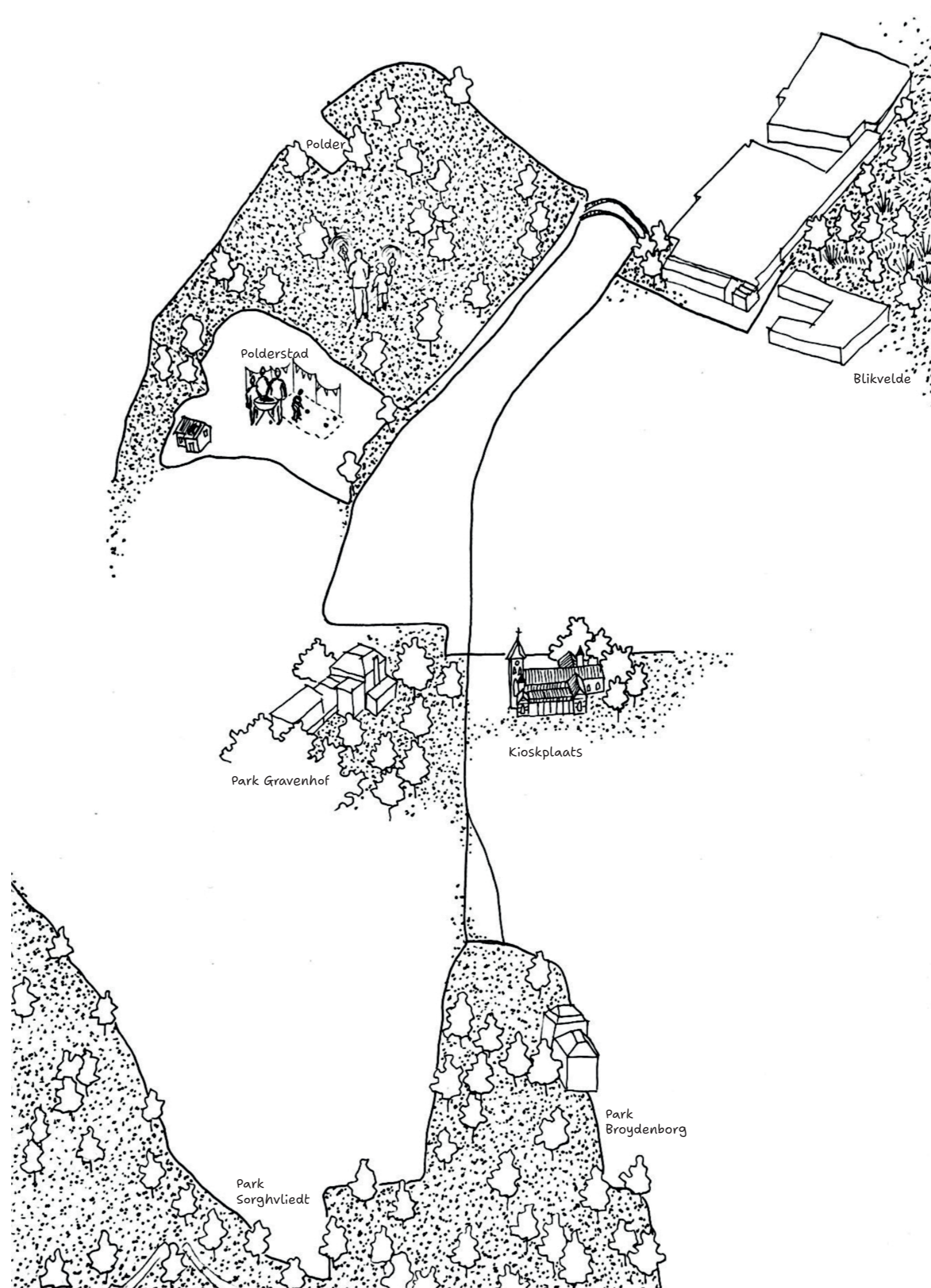
ITS PEOPLE

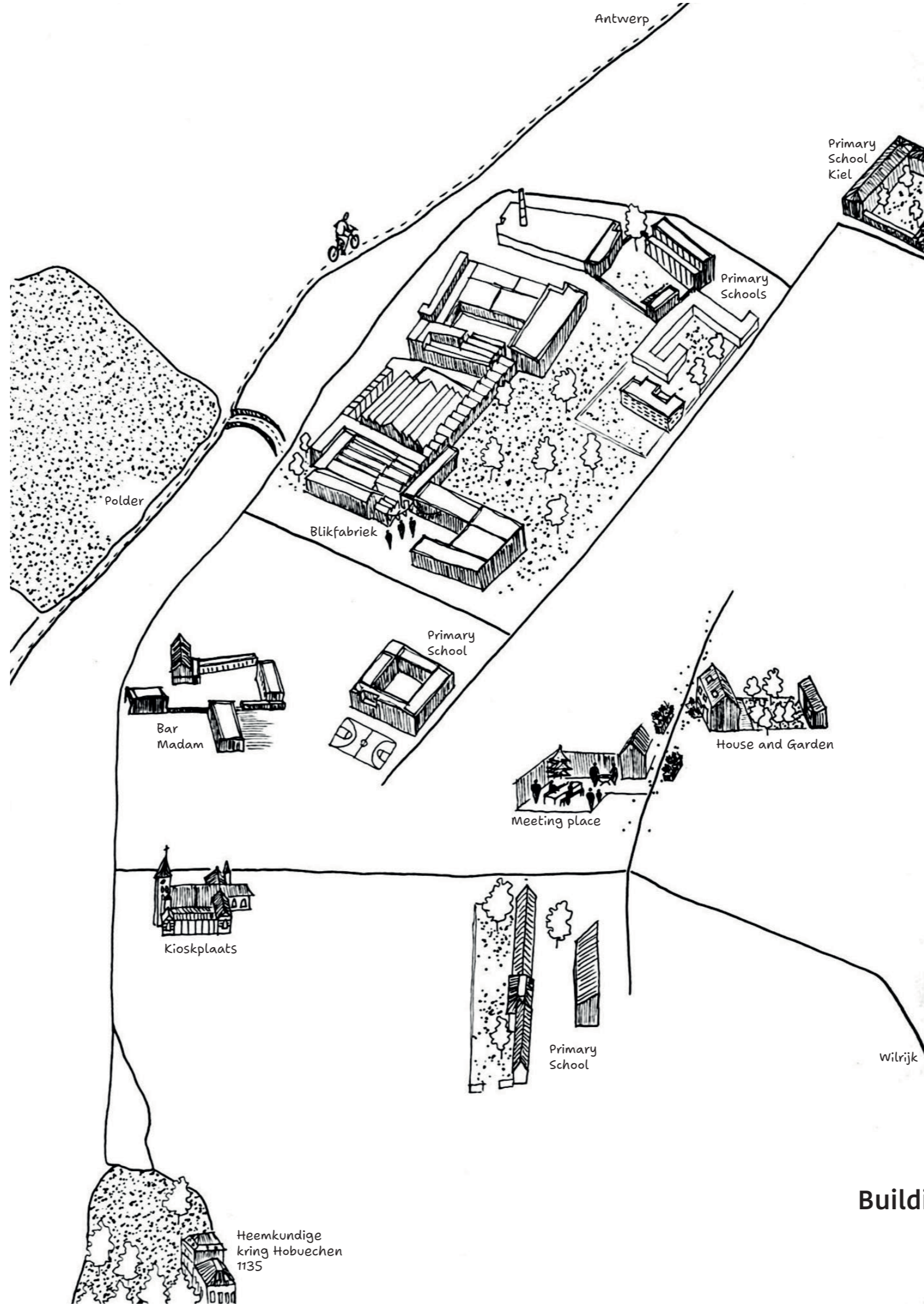


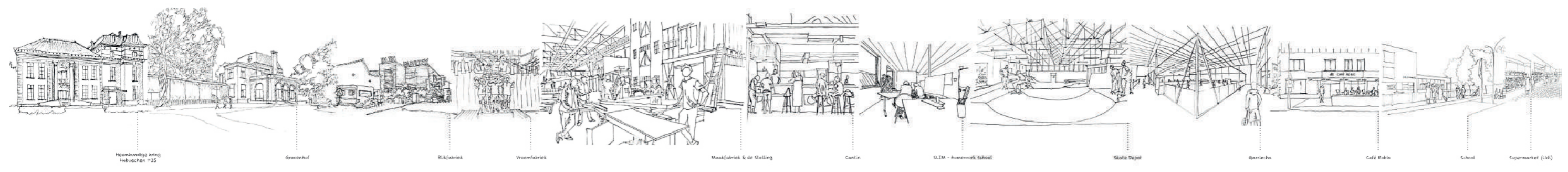
If the past shapes the stage, then who moves across it, and how?

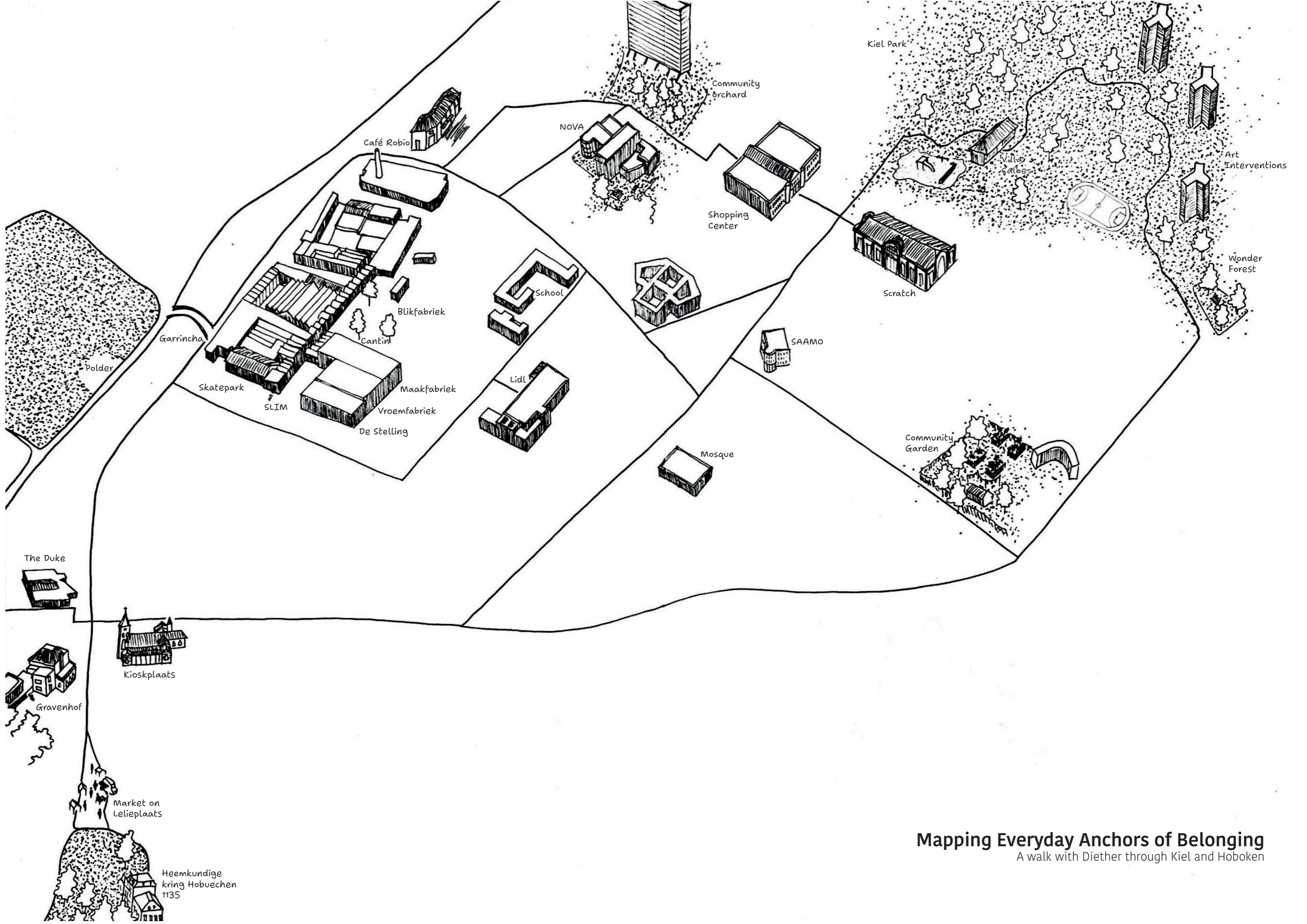












Kiel Park

Community Orchard

NOVA

Shopping Center

Art Interventions

Villa Caloes

Wonder Forest

School

Scratch

SAAMO

Polder

Garrincha

Skatepark

SLIM

Maakfabriek

Vroemfabriek

De Stelling

Lidl

Mosque

Community Garden

The Duke



Kioskplaats

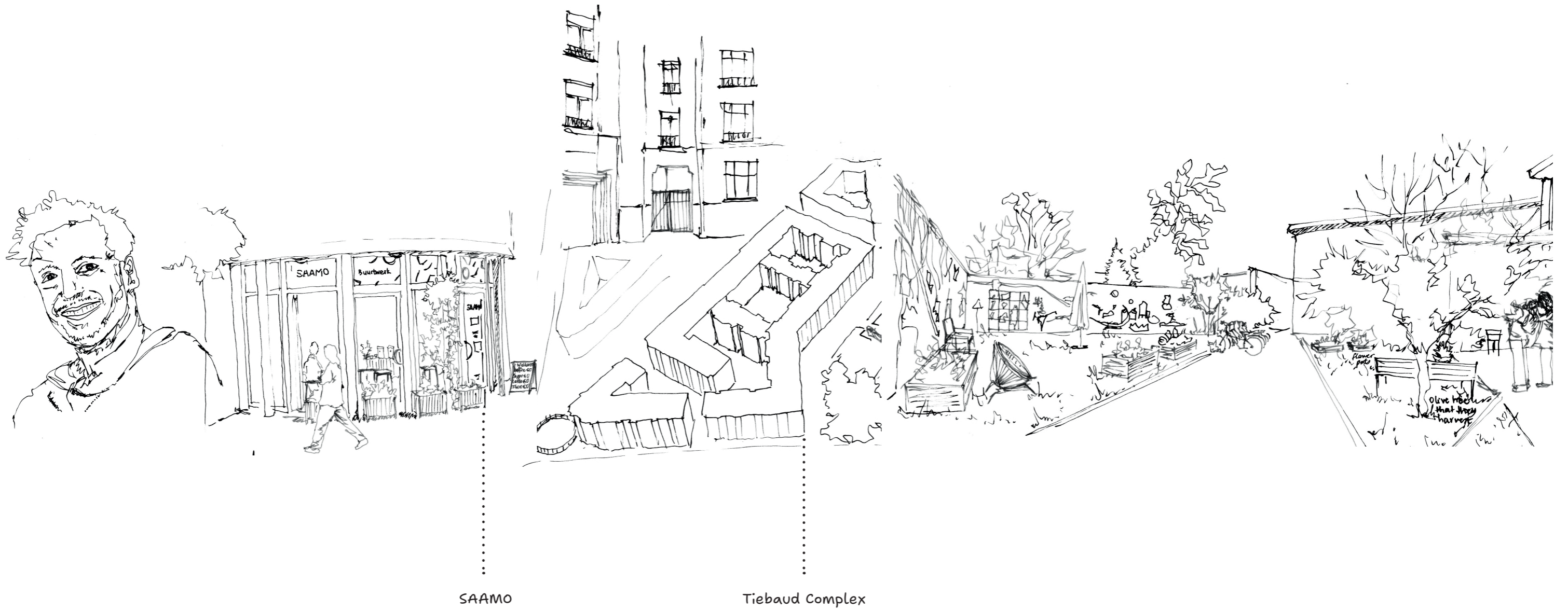
Gravenhof

Market on Lelieplaats

Heemkundige kring Hoboechen 1135

Mapping Everyday Anchors of Belonging

A walk with Diether through Kiel and Hoboken





NOVA



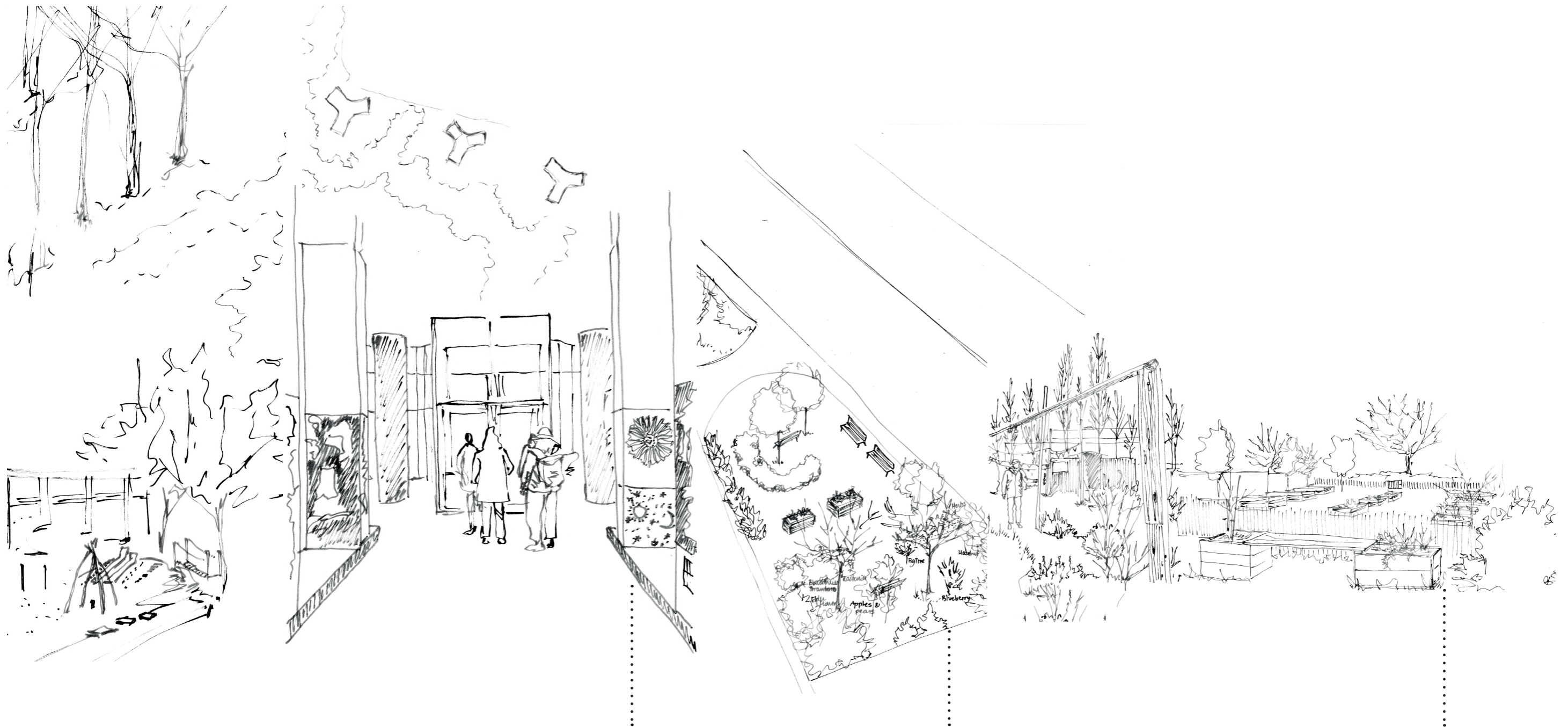
Collective Orchard,
Kiel Estate Housing



Den Tir
Shopping Center



Kiel Park &
Villa Caloes



3 Towers
Collective Art Interventions

Wonder Forest

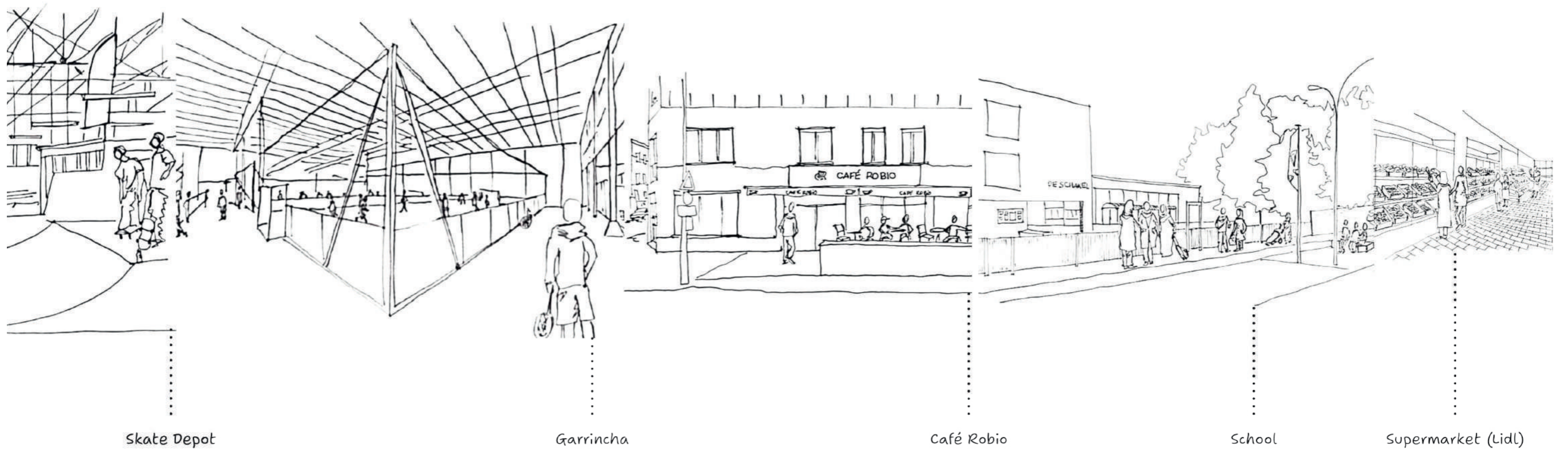
Community Garden



Heemkundige kring
Hobuechen 1135

Gravenhof

Blikfabriek



Skate Depot

Garrincha

Café Robio

School

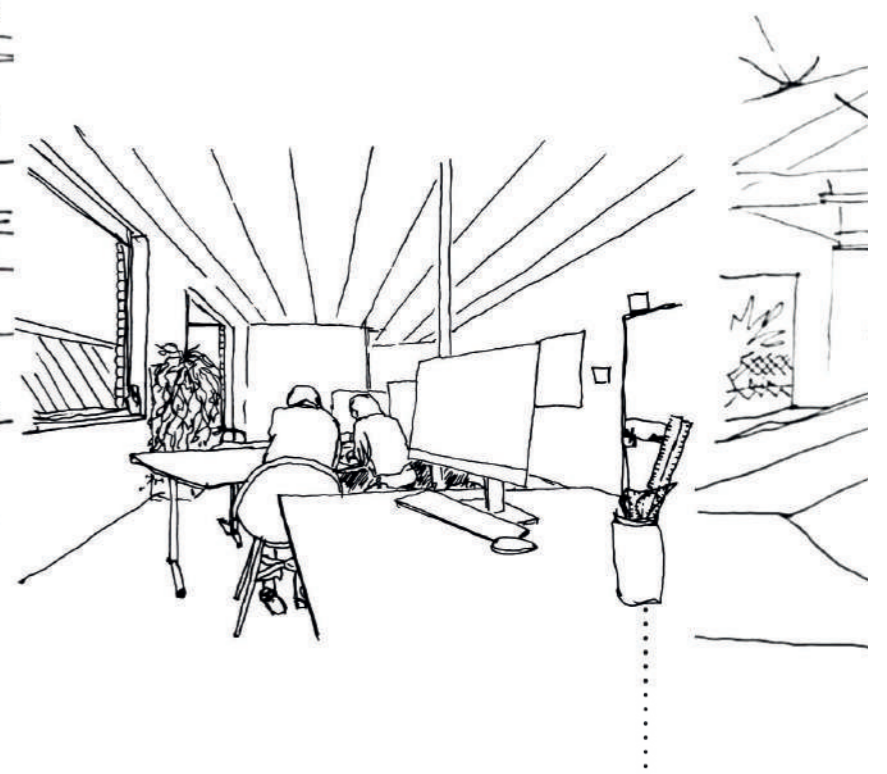
Supermarket (Lidl)



Vroemfabriek

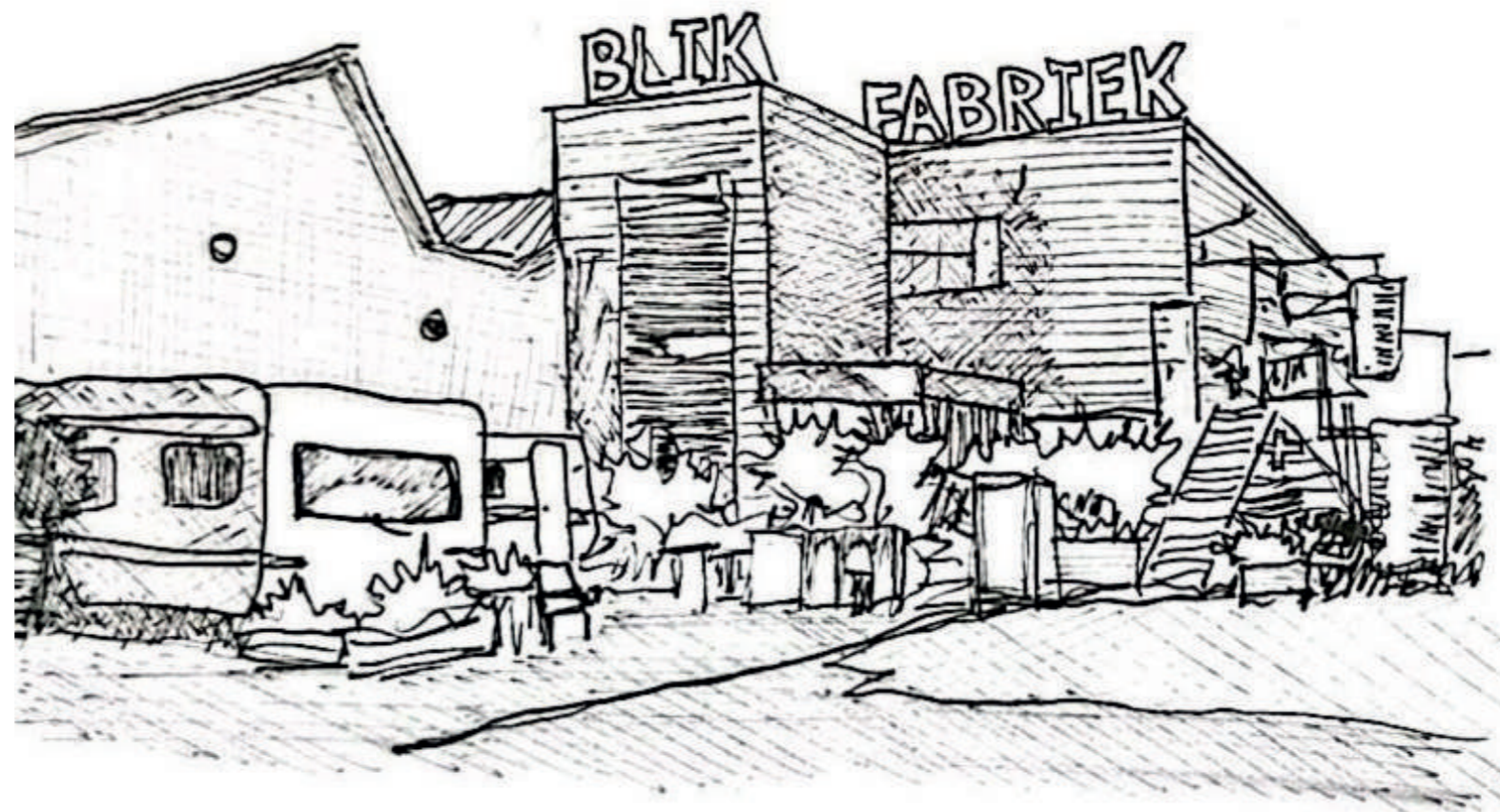


Maakfabriek & de Stelling



Cantin

SLIM - homework school

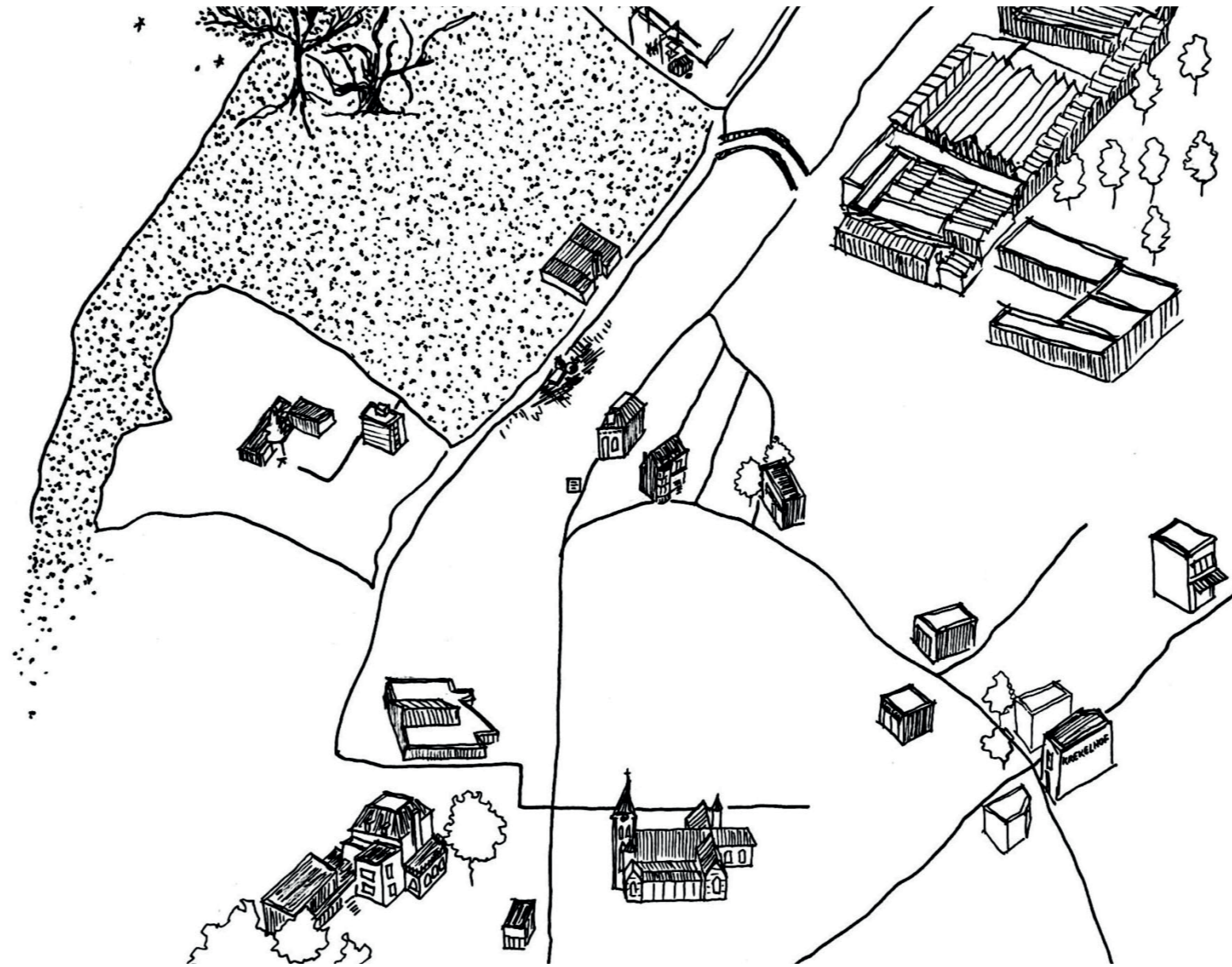




**BELONGING RELIES ON CONTINUITY, TRUST, AND THE ABILITY OF PEOPLE TO
SHAPE THE ENVIRONMENTS THEY LIVE IN**



walking

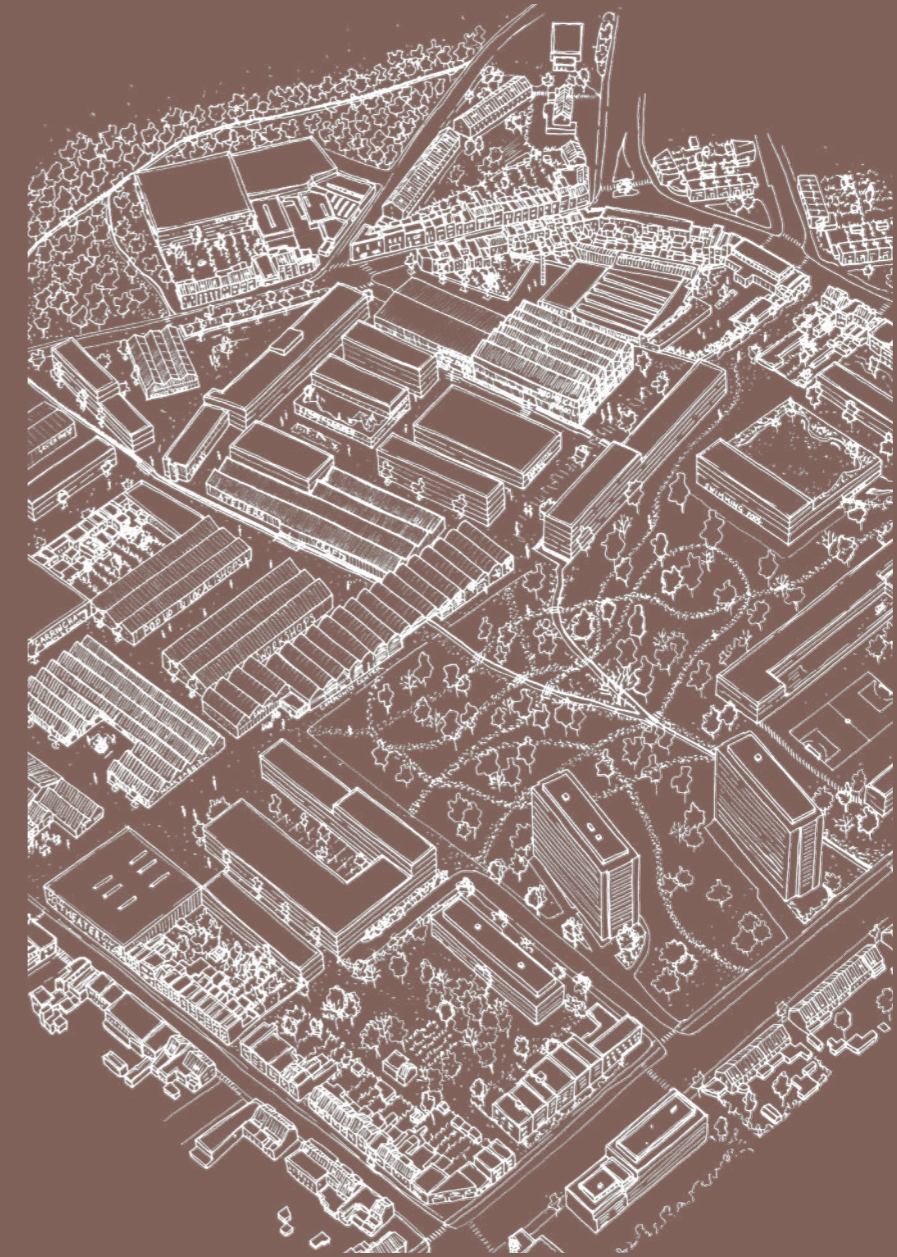


mapping

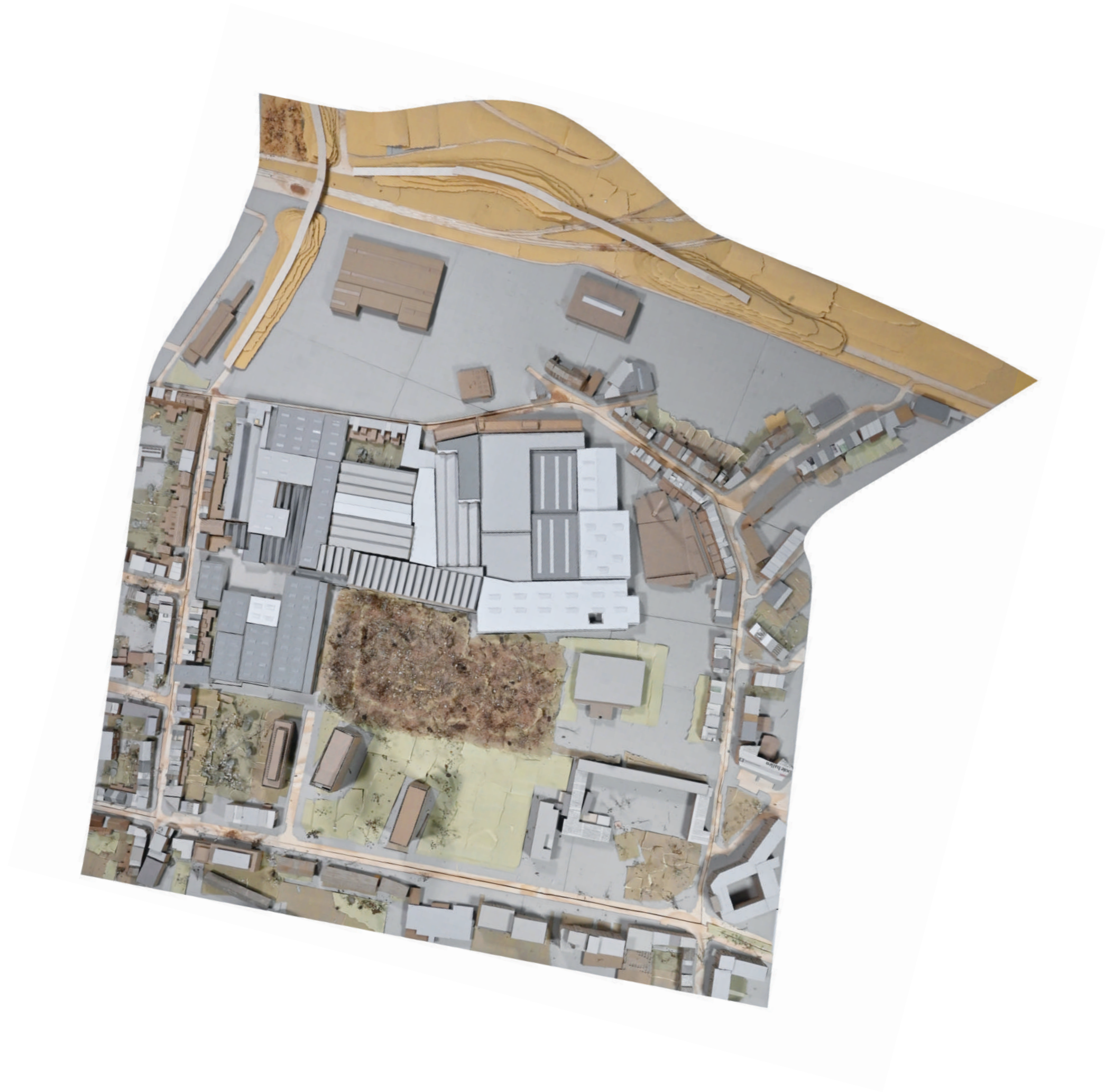
How to carry these traces forward into architecture?

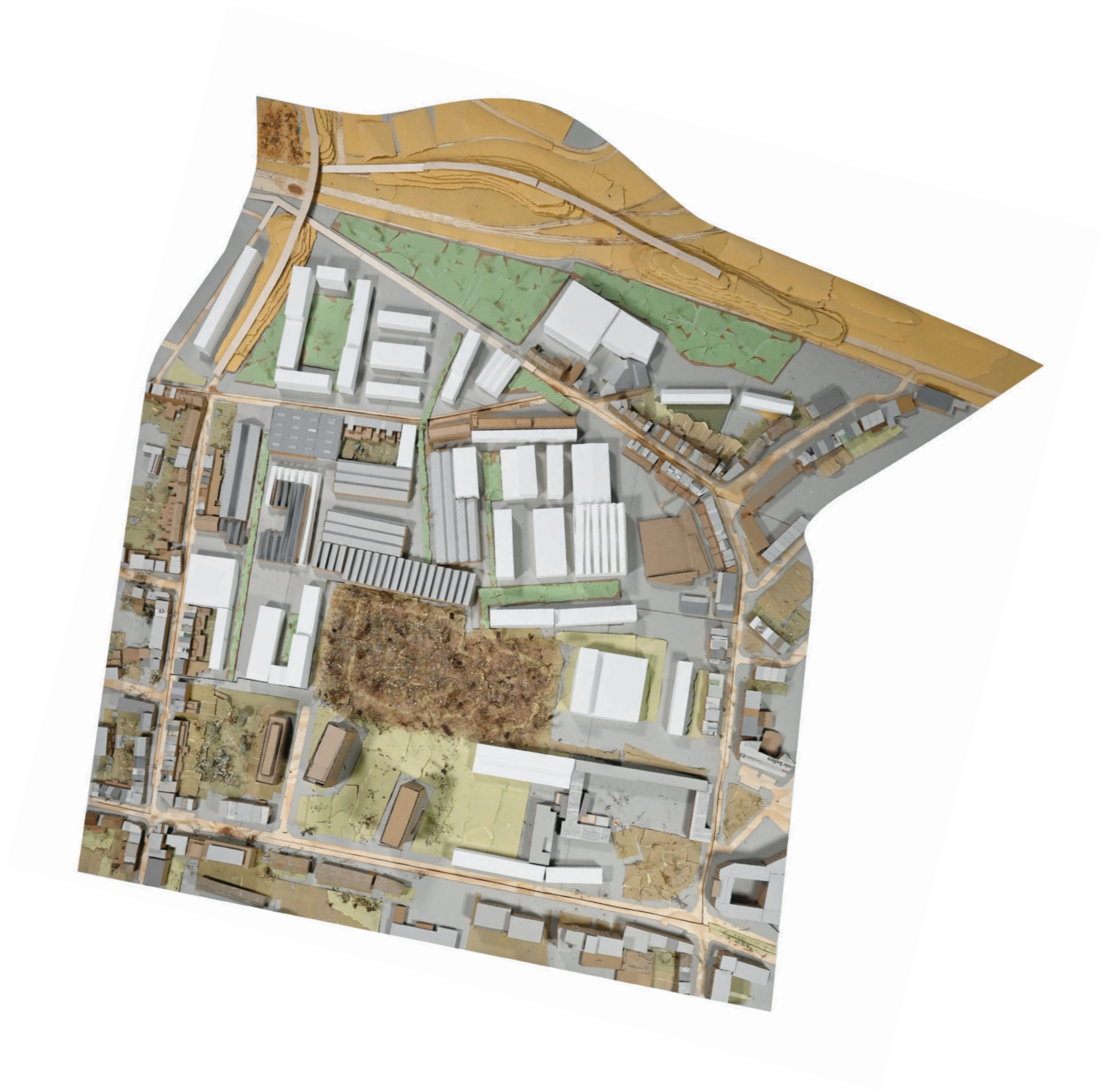
03

ITS POSSIBLE
FUTURE











Existing
New

0 1 5 10 m

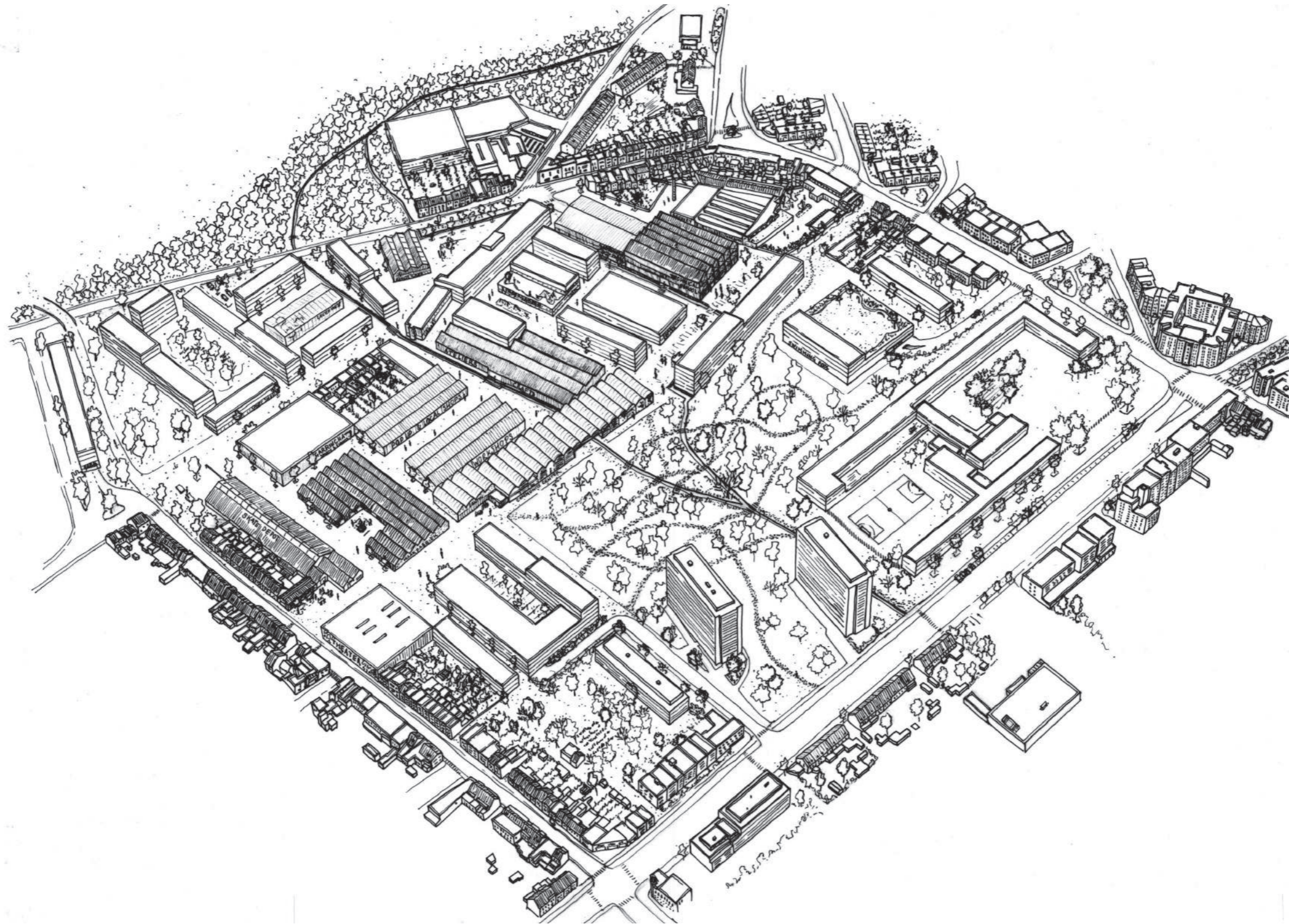


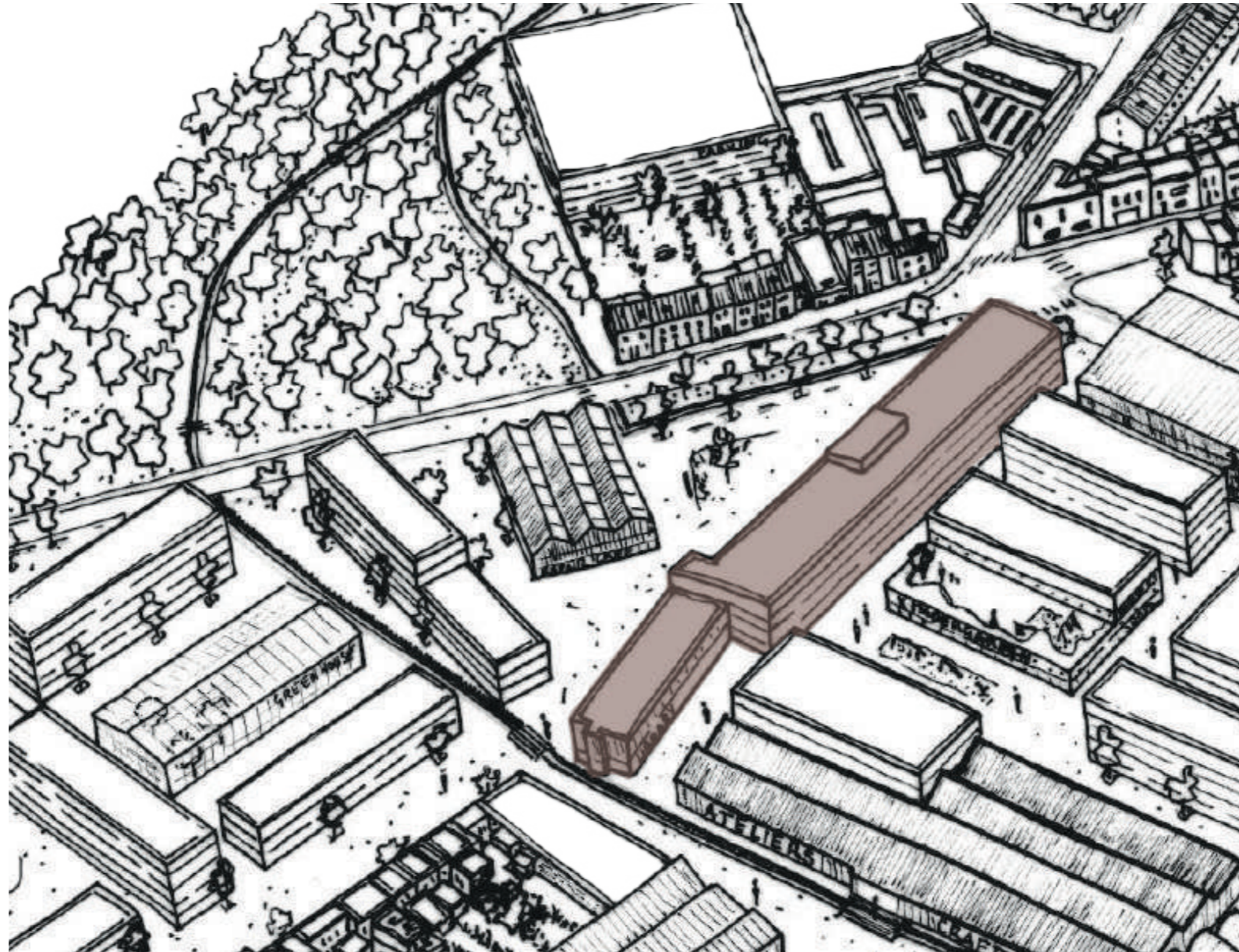
FABRIEK FABRIC

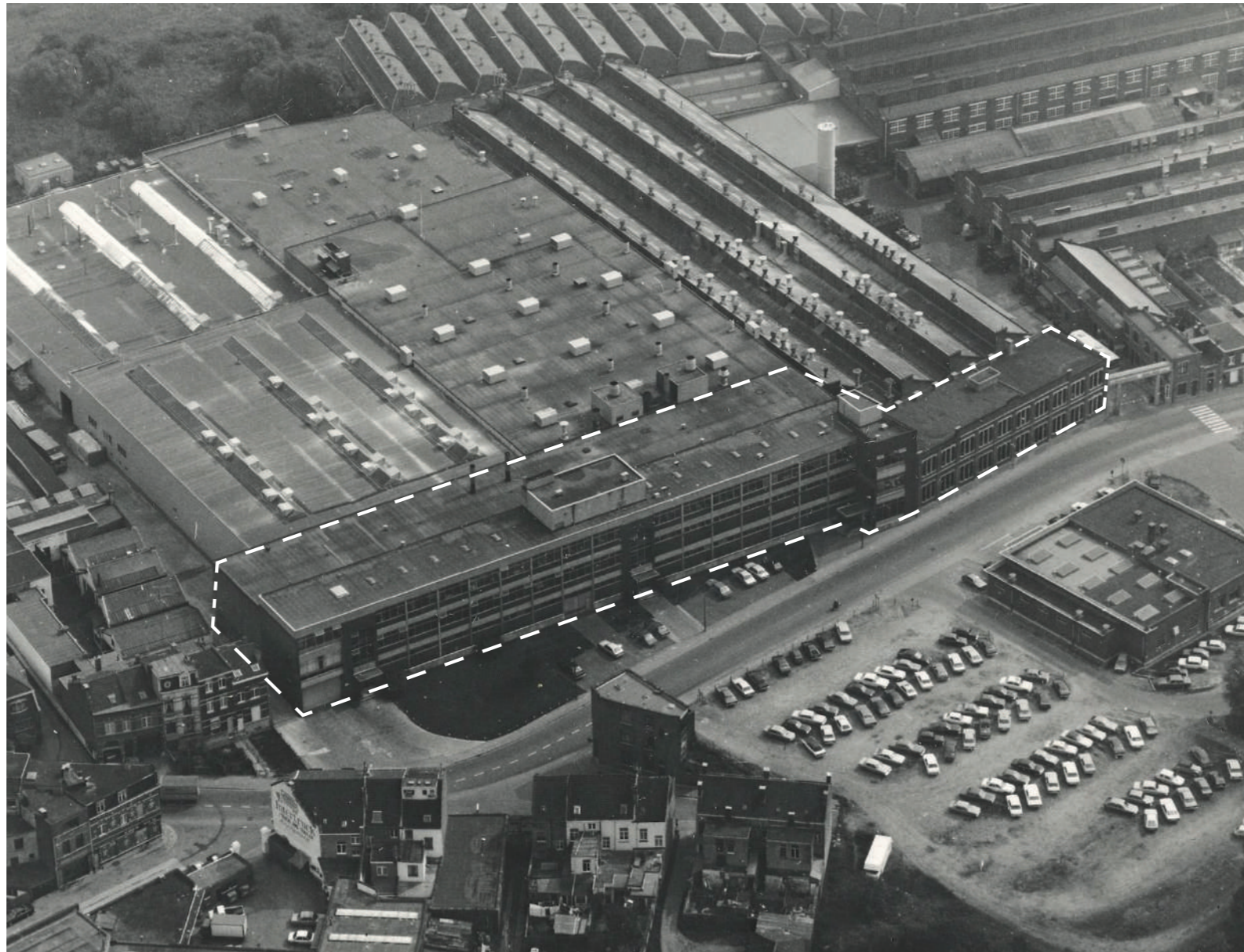
MASTERPLAN Proposal
pathways, views, and green corridors

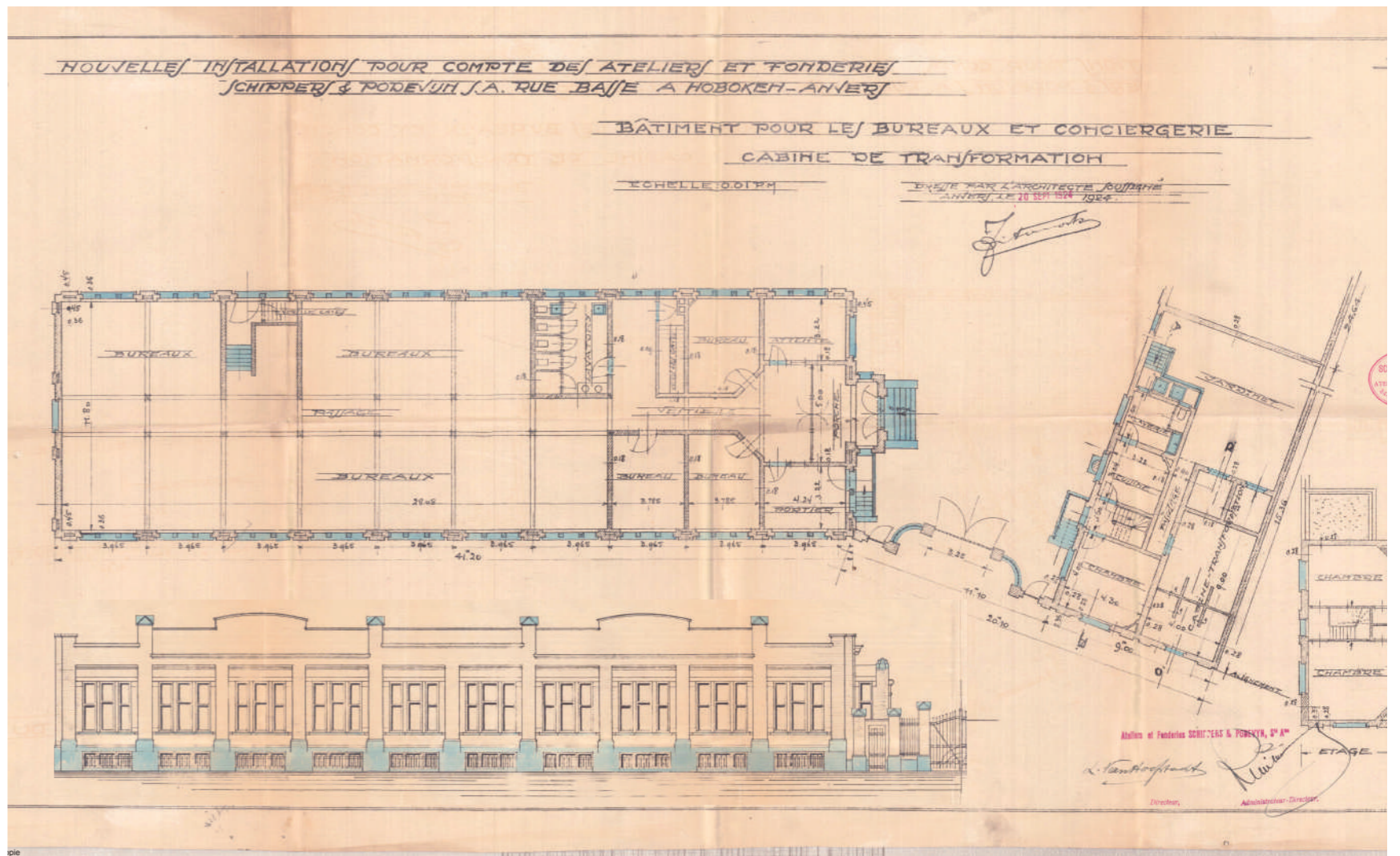




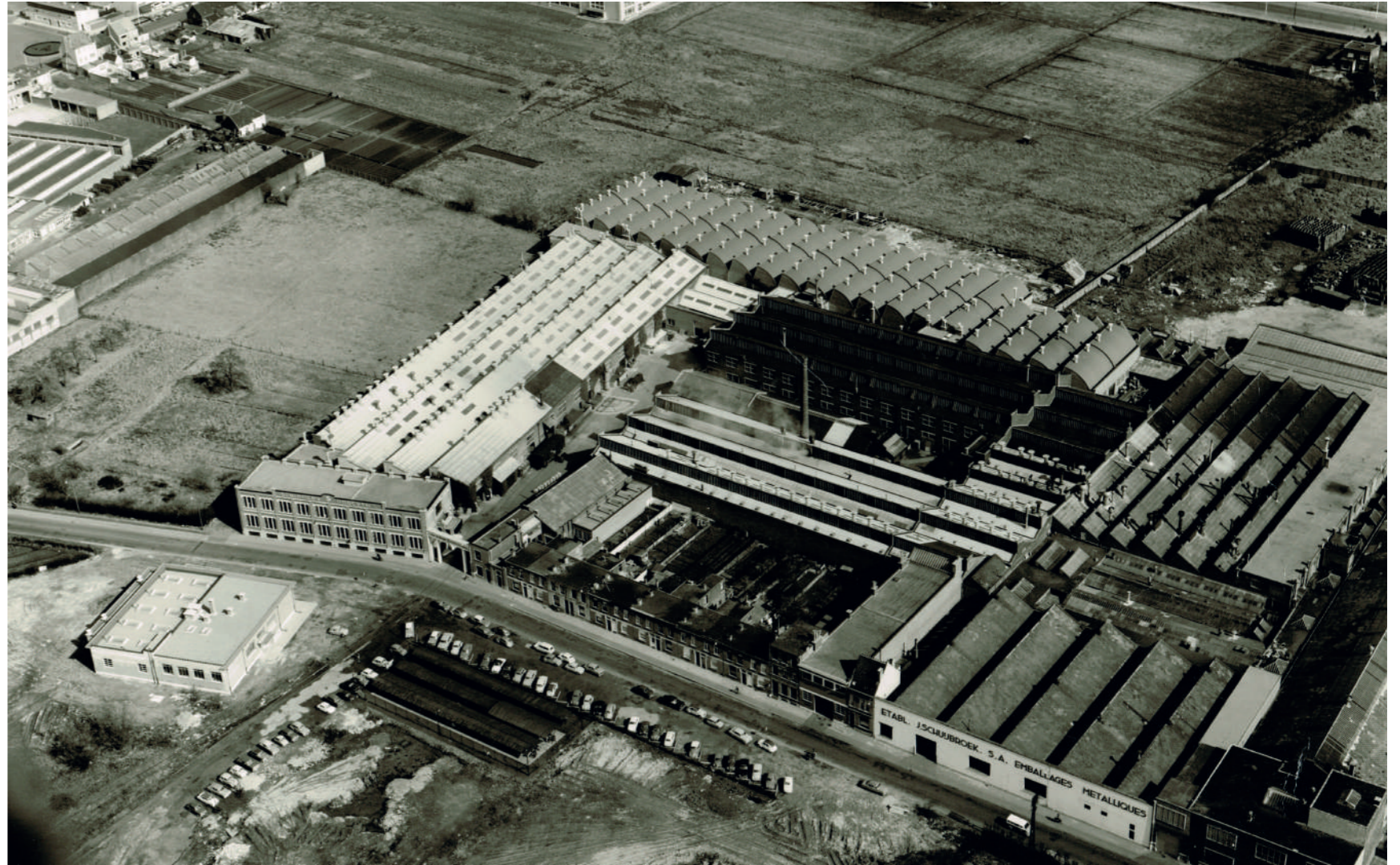




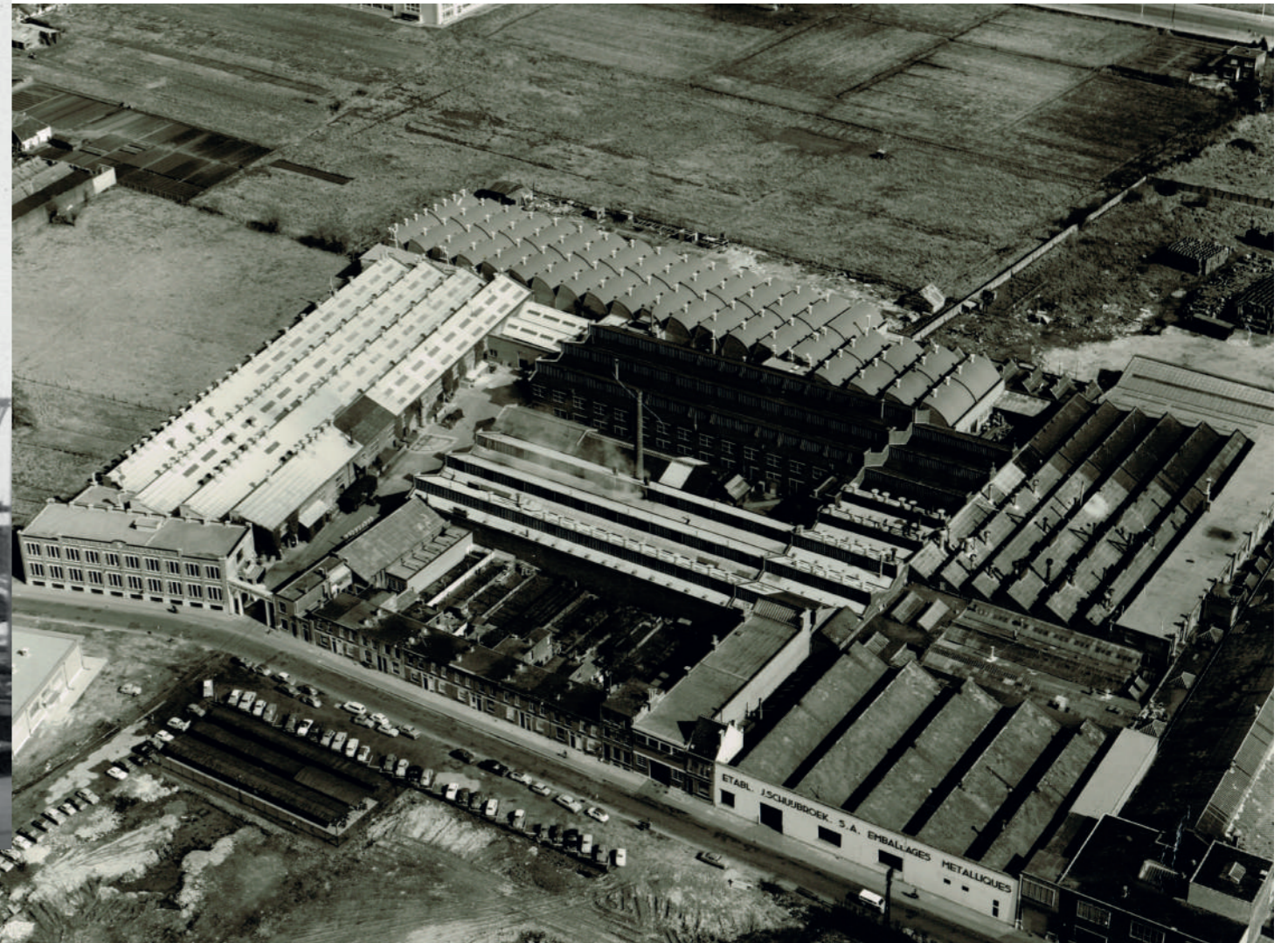
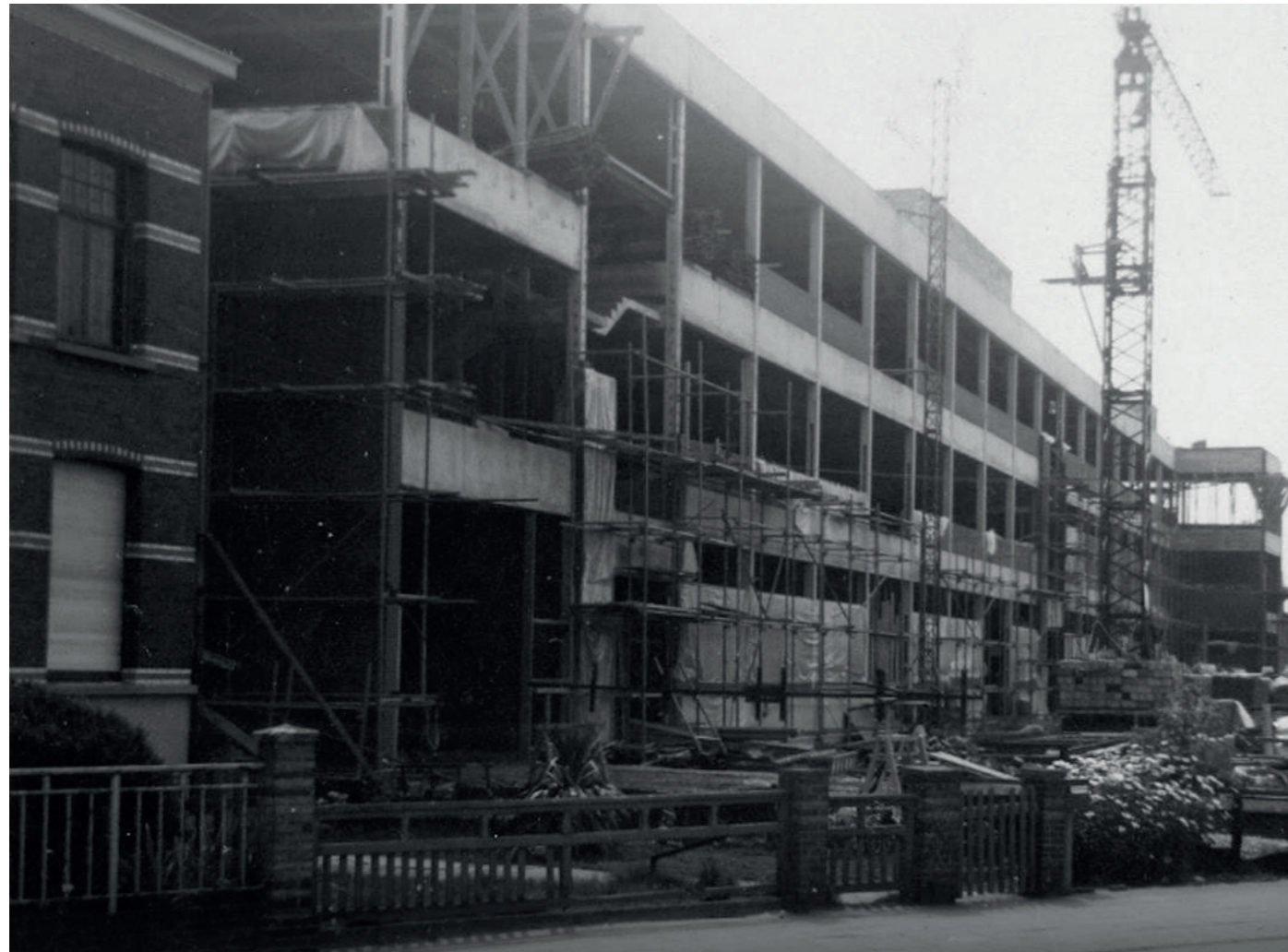




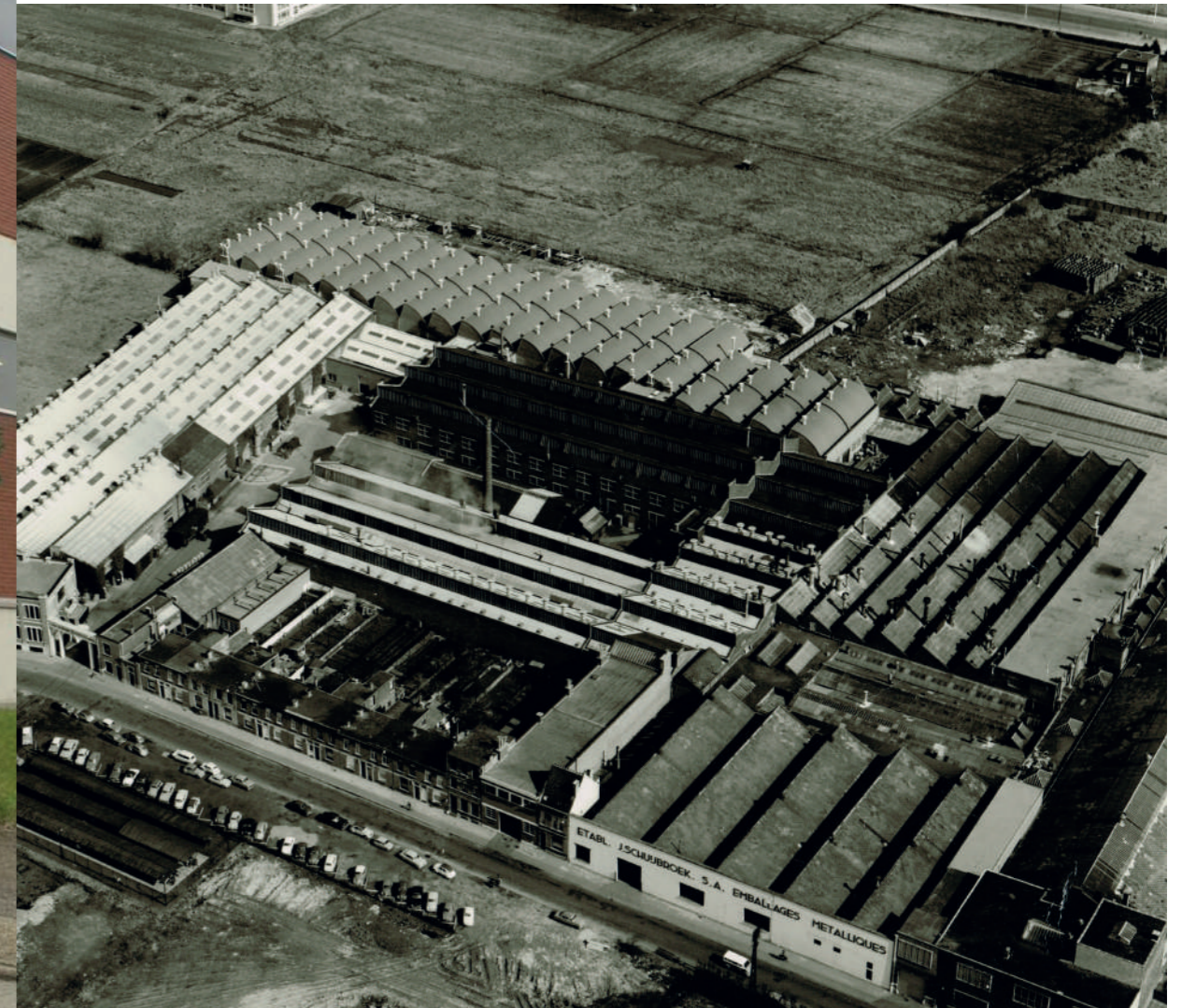
1924 - New Factory
'Atelier et Fonderie Schippers & Podevyn',
Lageweg



1954 - Addition of first floor to office building
'Atelier et Fonderie Schippers & Podevyn',
Lageweg



1965 - Construction of the 'Social Building'
'Atelier et Fonderie Schippers & Podevyn',
Lageweg

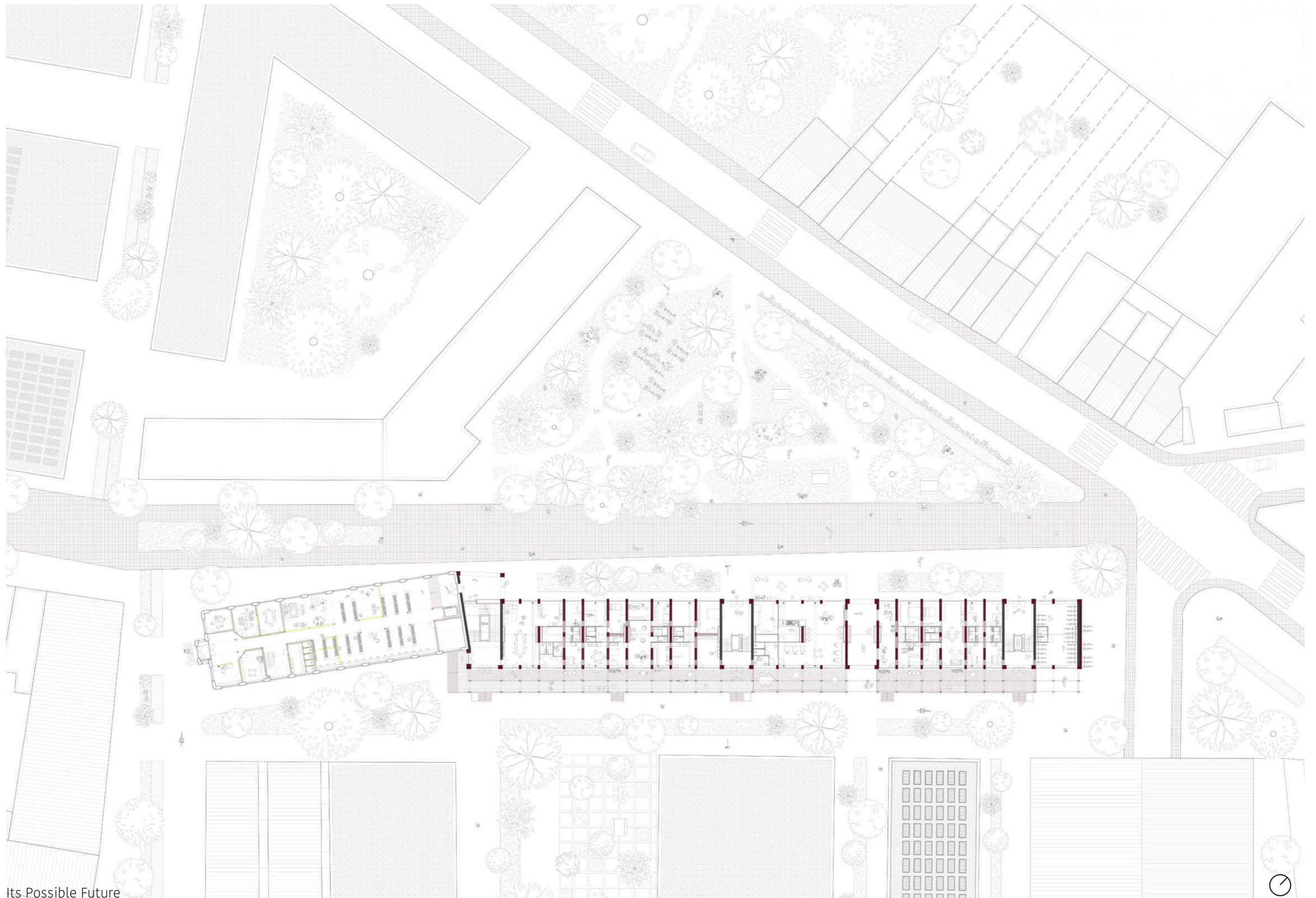


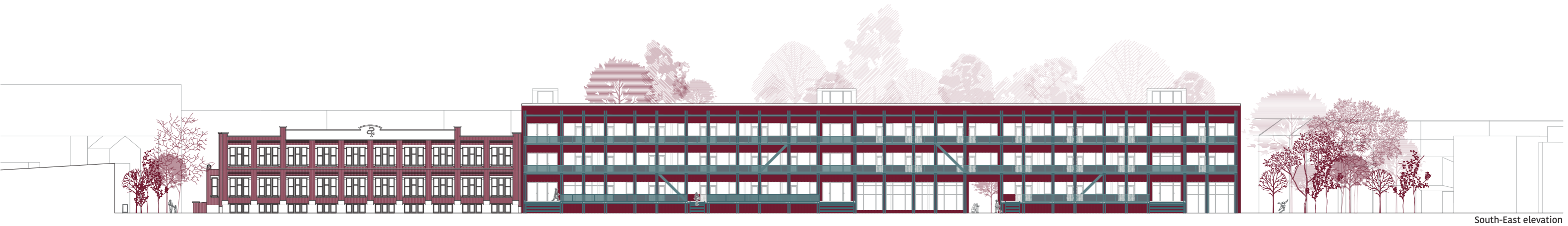
2008 - Last worker leaving the factory, Lageweg



“ We spend 87% of our lives inside buildings. How they are designed really affects how we feel, how we behave. Design is not just a visual thing. It is a thought process. It is a skill. Ultimately, design is a tool to enhance our humanity. It is a frame for life. ”

Ilse Crawford

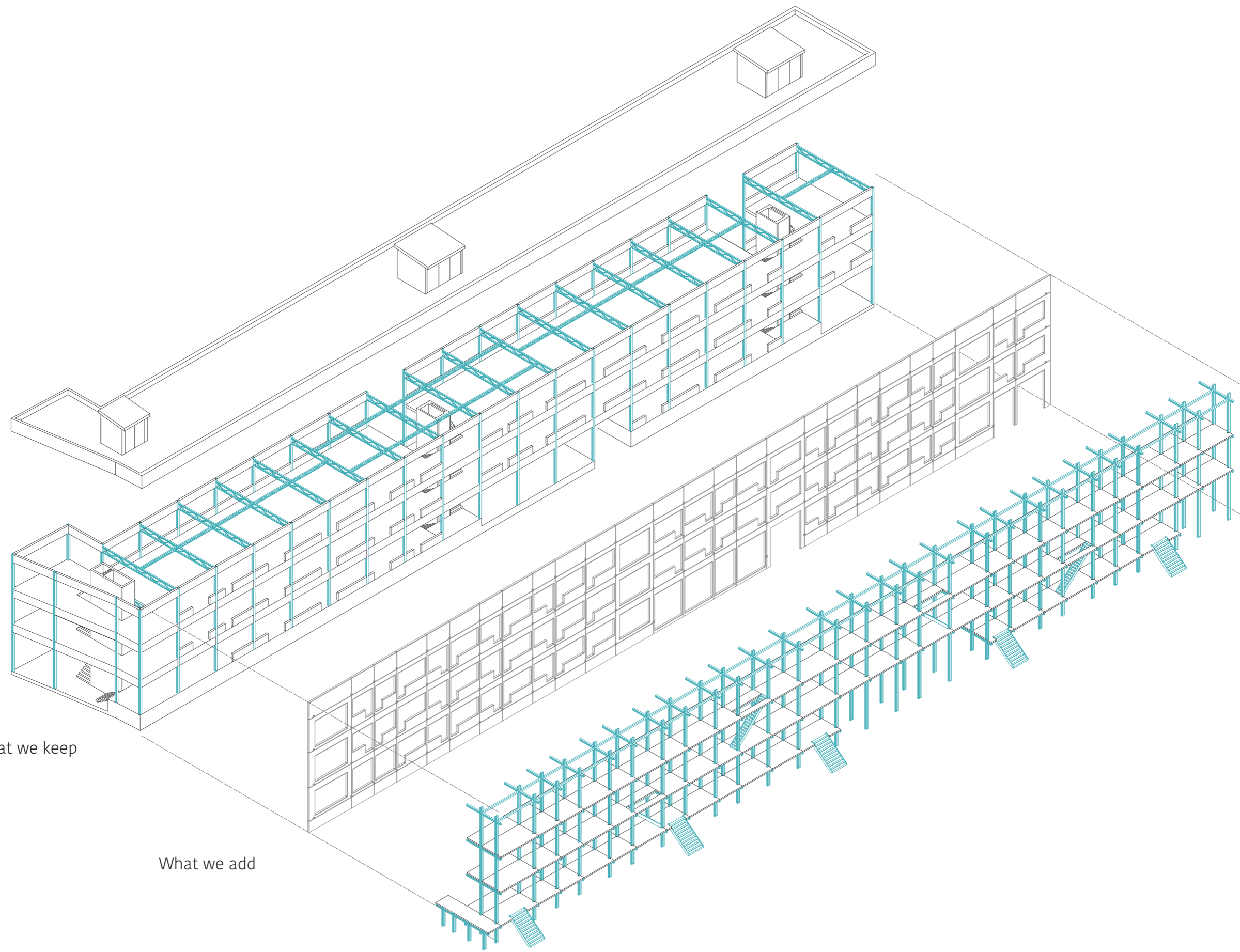




South-East elevation



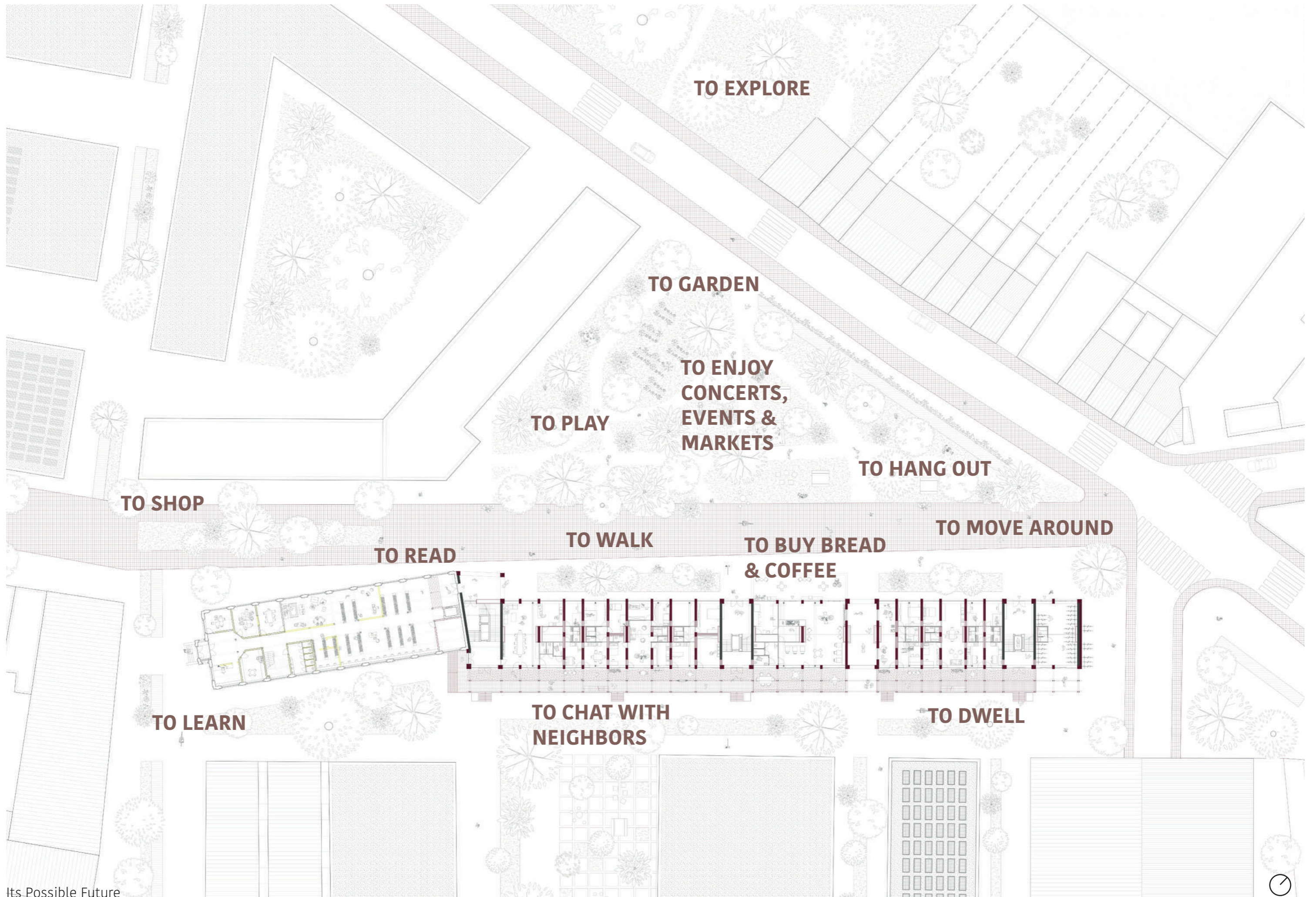
North-West elevation



What we keep

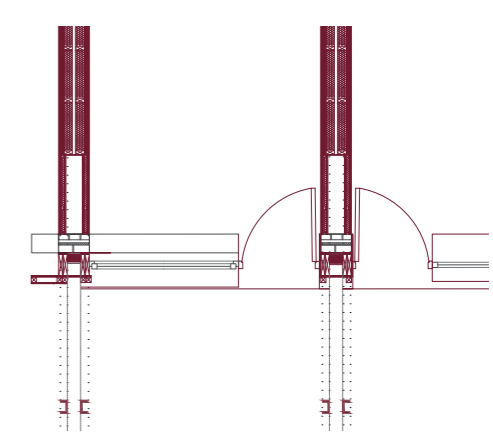
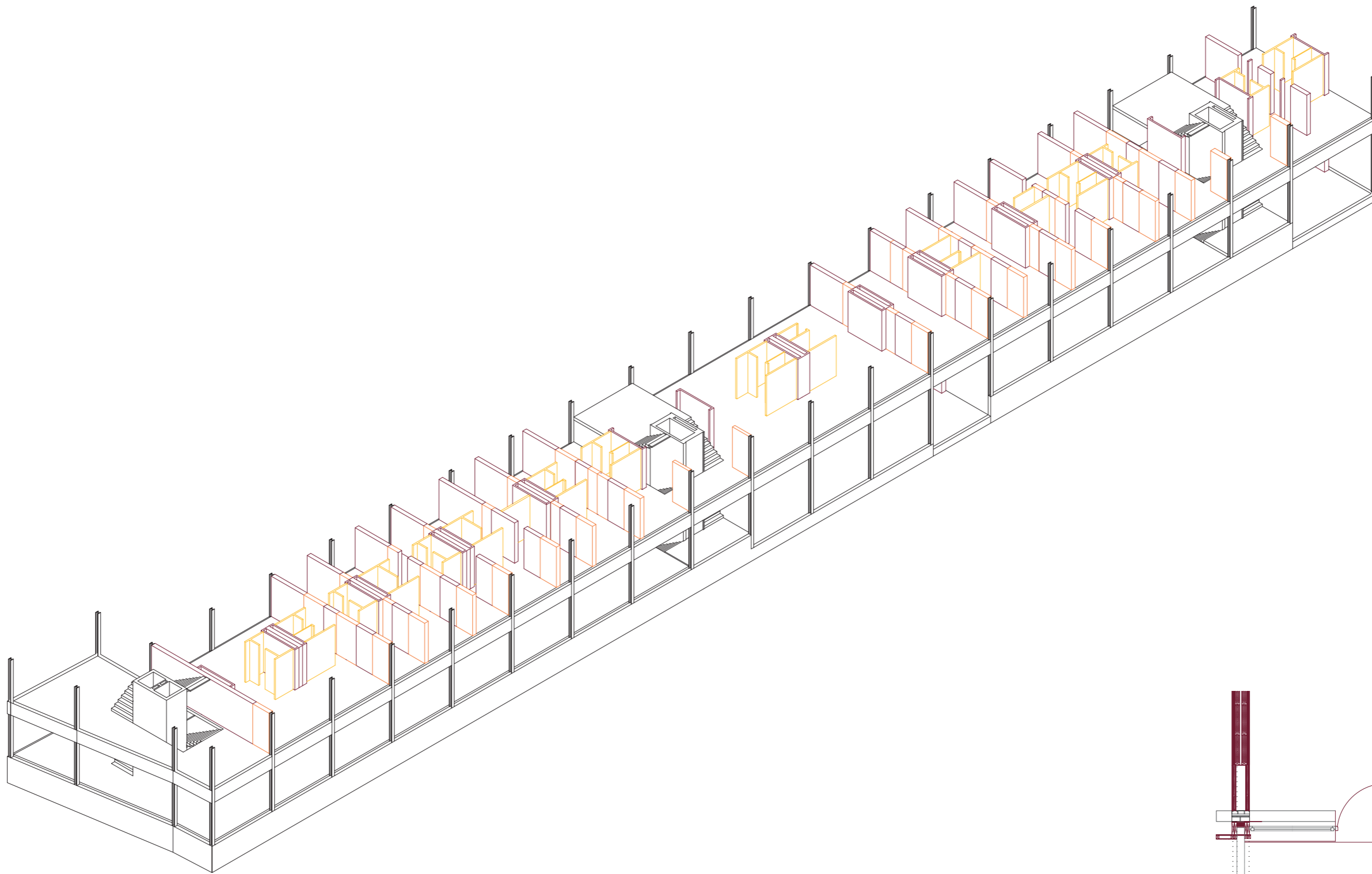
What we add

What connects

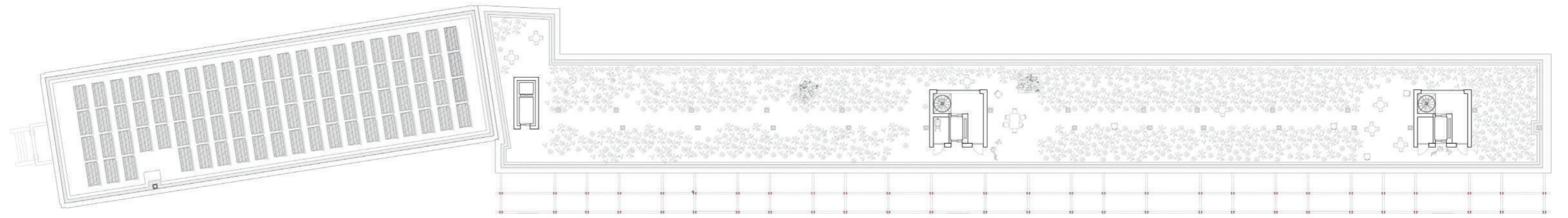


What if housing could grow with its residents?

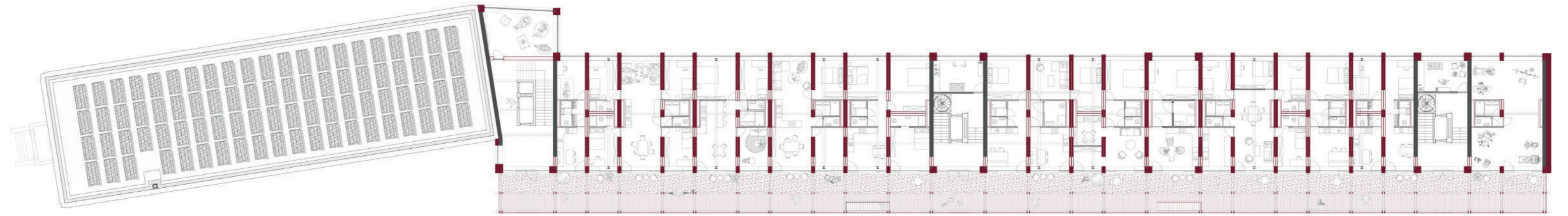
What if architecture could remain open—flexible enough to adapt to changing needs and solid enough to foster a sense of belonging?



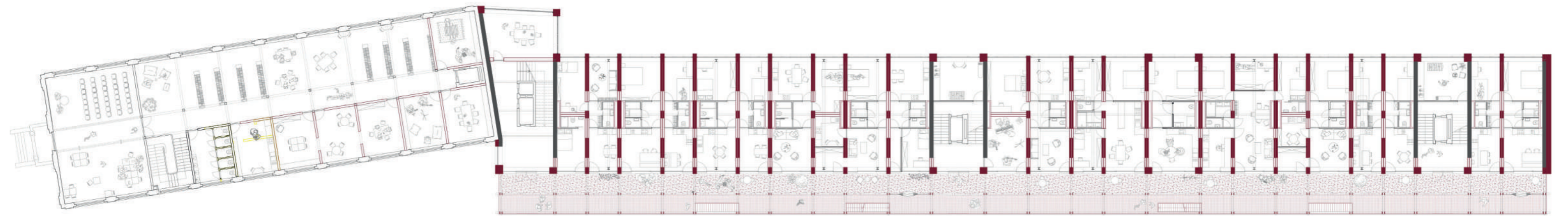
- 'LONG TERM' MODULAR WALLS _ timber frame structure
- 'SHORT TERM' MODULAR ECO PARTITION WALLS_ VP70 fay
- 'SHORT TERM' INSIDE APARTMENT PARTITION WALLS_ VP70 fay



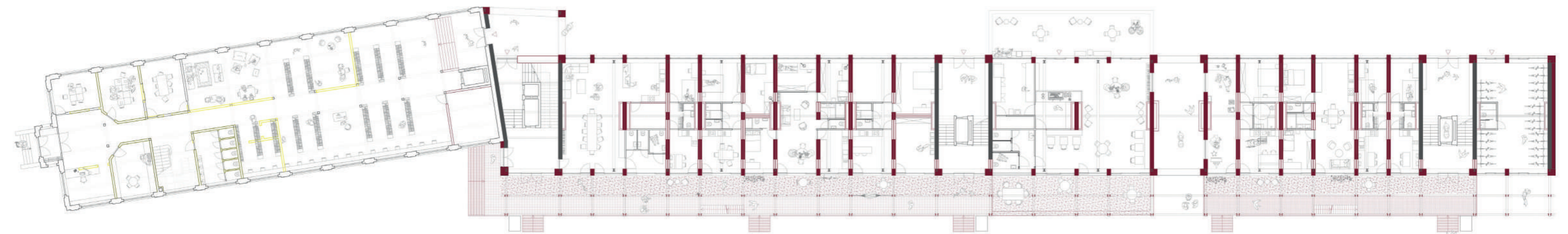
Roof



Second Floor

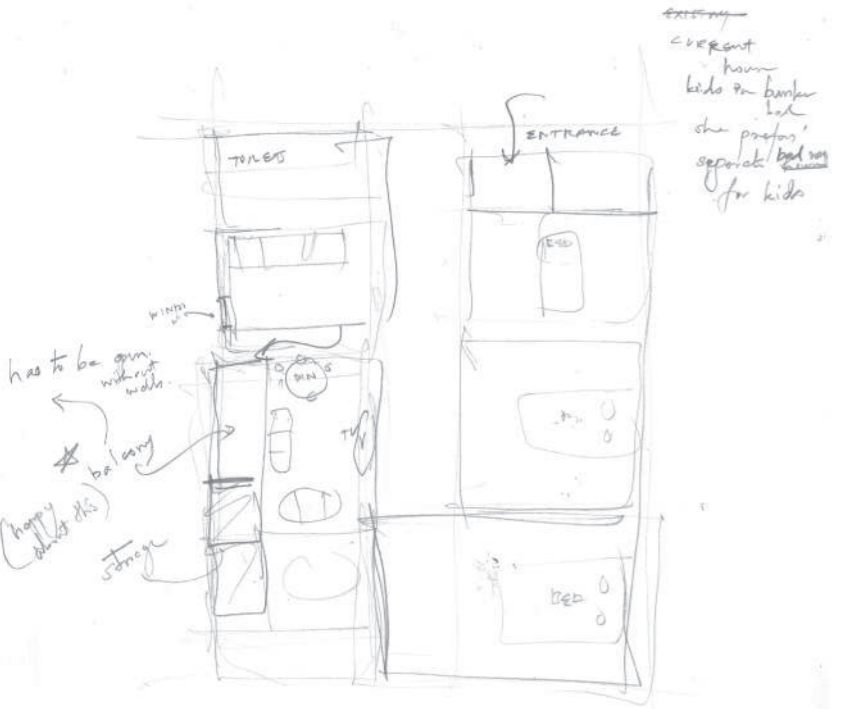


First Floor

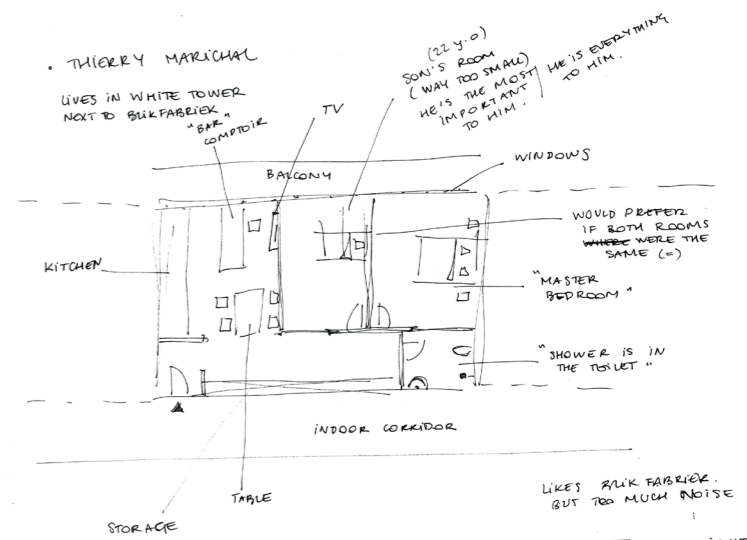
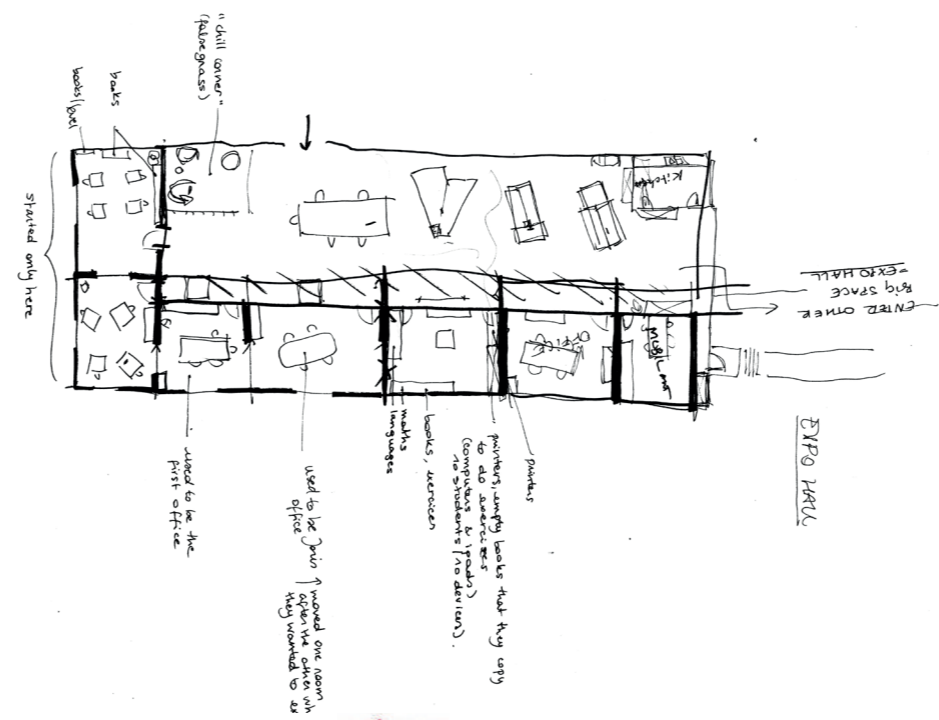


Ground Floor

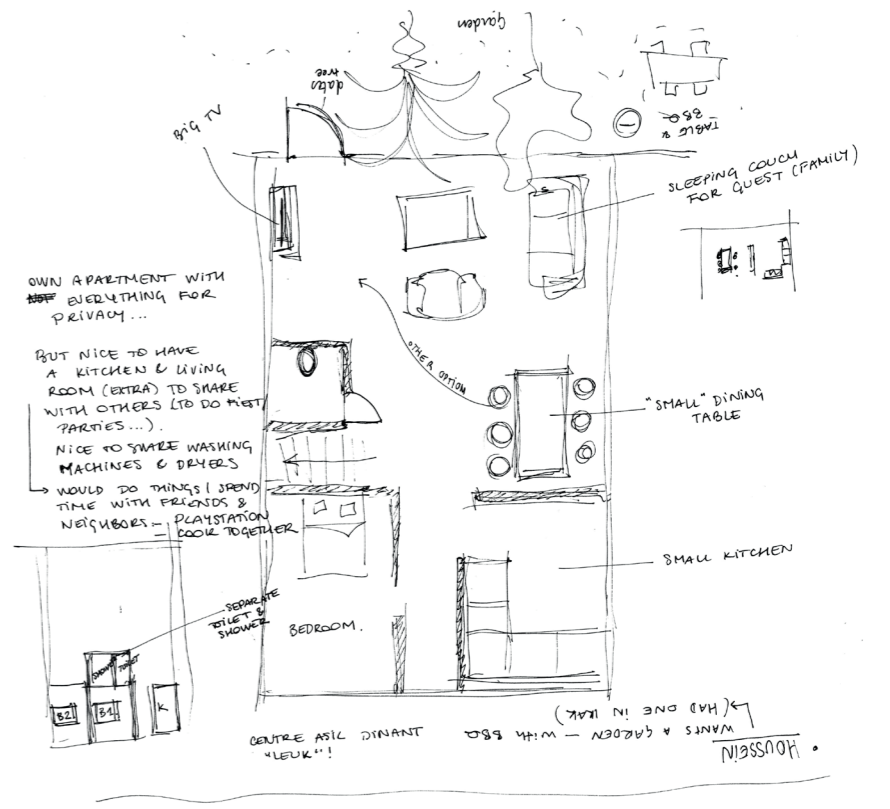
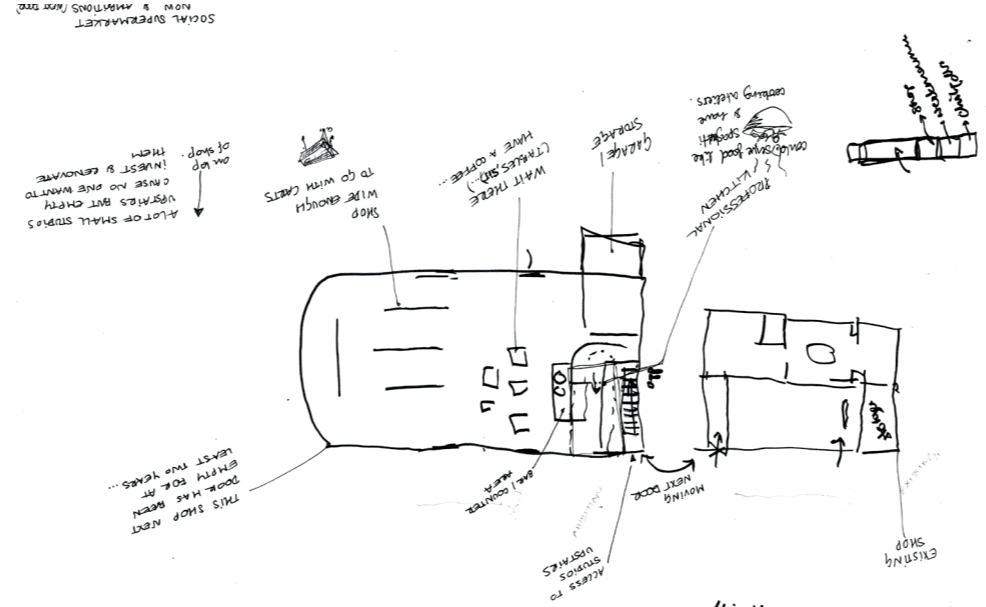
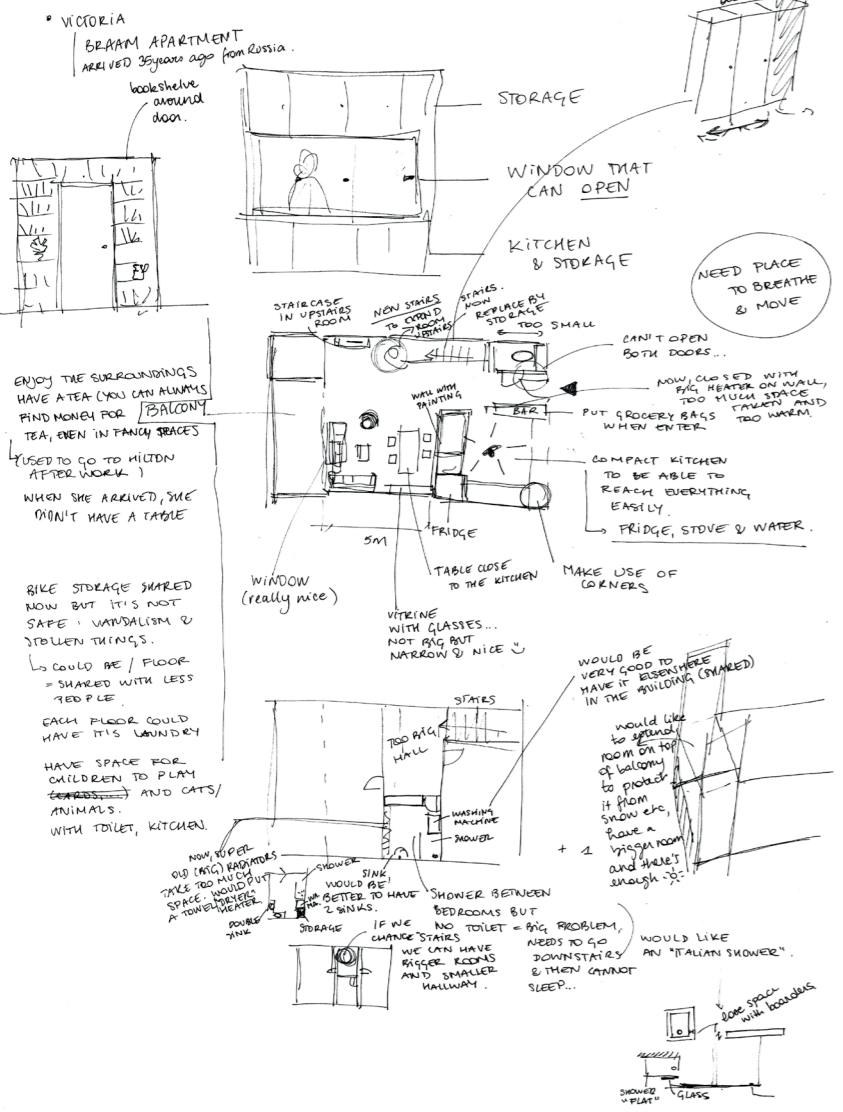
Its Possible Future

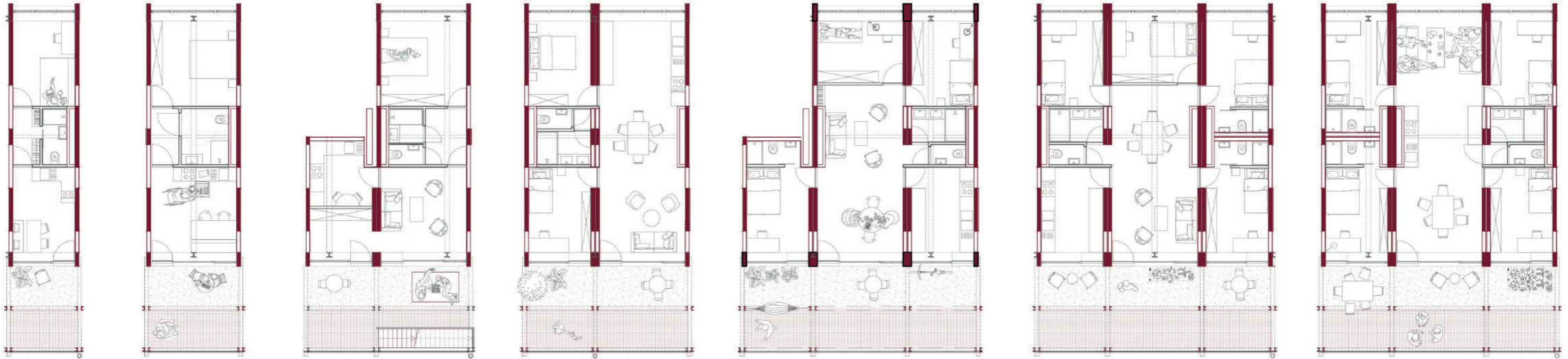


exterior
current
have
kids in bunker
but
she prefers
separate beds
for kids



IDENTITY + MULTICULTURAL - NOT ENOUGH BELGIANS.
HE WOULD LIKE A COMMUNAL ROOM BUT WOULD LOVE A GARDEN EVEN MORE, HE MISSES GREEN SPACES - THERE IS A LOT OF GREEN THROUGH TOWERS BUT NOT ALLOWED TO USE IT...
COUNTED PEOPLE IN KIEL PARK 120 PEOPLE 100 NOT WHITE 20 WHITE BUT COULD BE RUSHIANS...
HE'S OPEN TO OTHER RELIGIONS / PEOPLE... BUT ONLY HEAR ARABIC MUSIC... AND IT'S TOO MUCH AND ONLY PEOPLE WITH "PROBLEMS" IN THE AREA.
ABDEJISSTRAM USED TO BE "BELGIAN" AND RICH BUT NOW IT'S ONLY MULTICULTURAL / ARABIC.





STUDENT/
STUDIO

STARTER

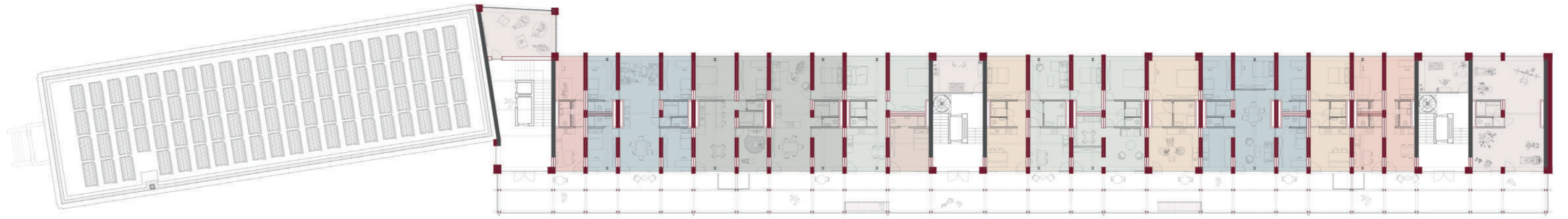
COUPLE

YOUNG FAMILY

FAMILY/SHARED LIVING

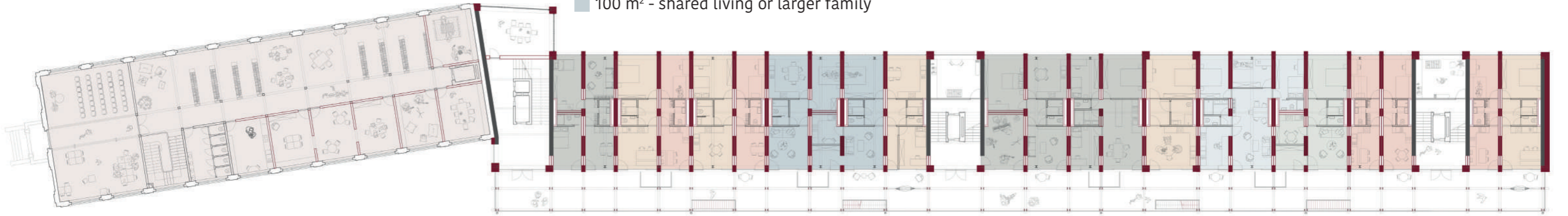
FAMILY/SHARED LIVING

FAMILY/SHARED LIVING



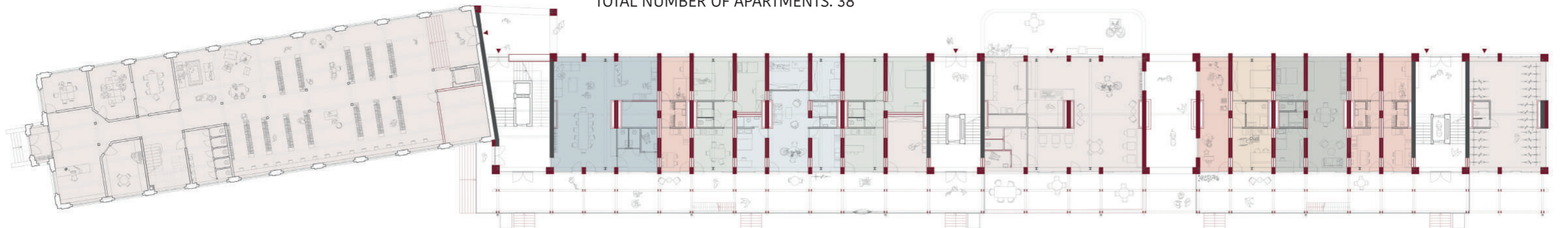
Second Floor

- 30 m² - student apartment/studio
- 40 m² - starter apartment
- 55 m² - elderly friendly and small family
- 70 m² - young family
- 85 m² - shared living or larger family
- 100 m² - shared living or larger family

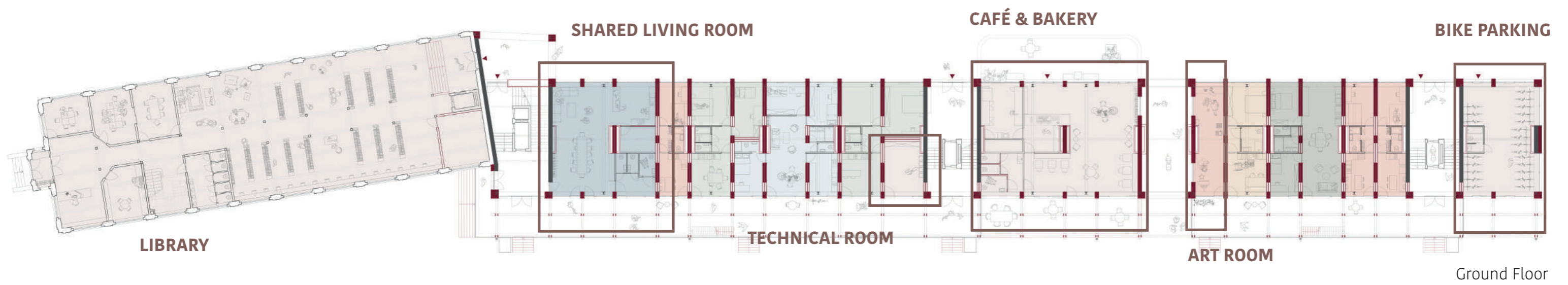
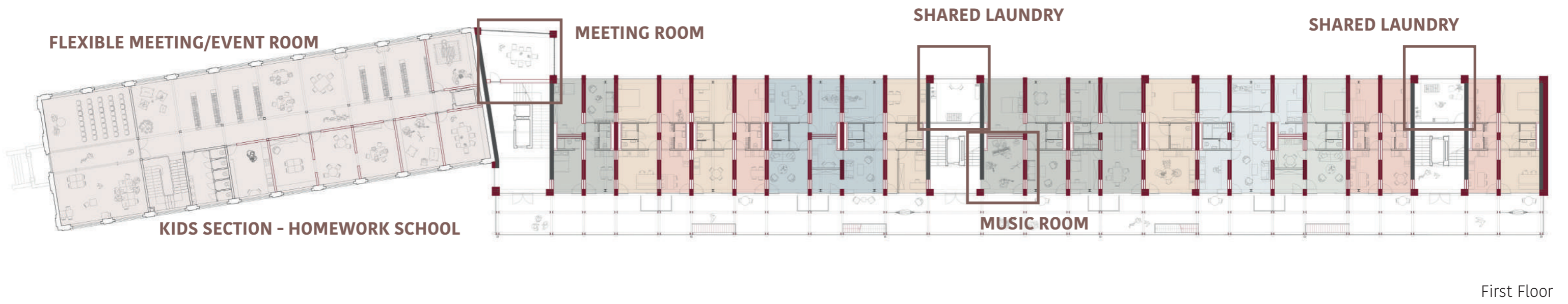
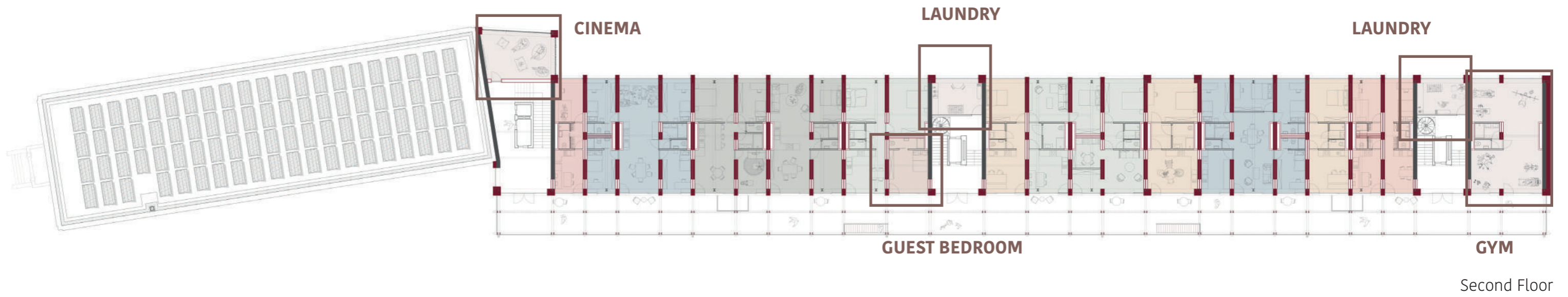


First Floor

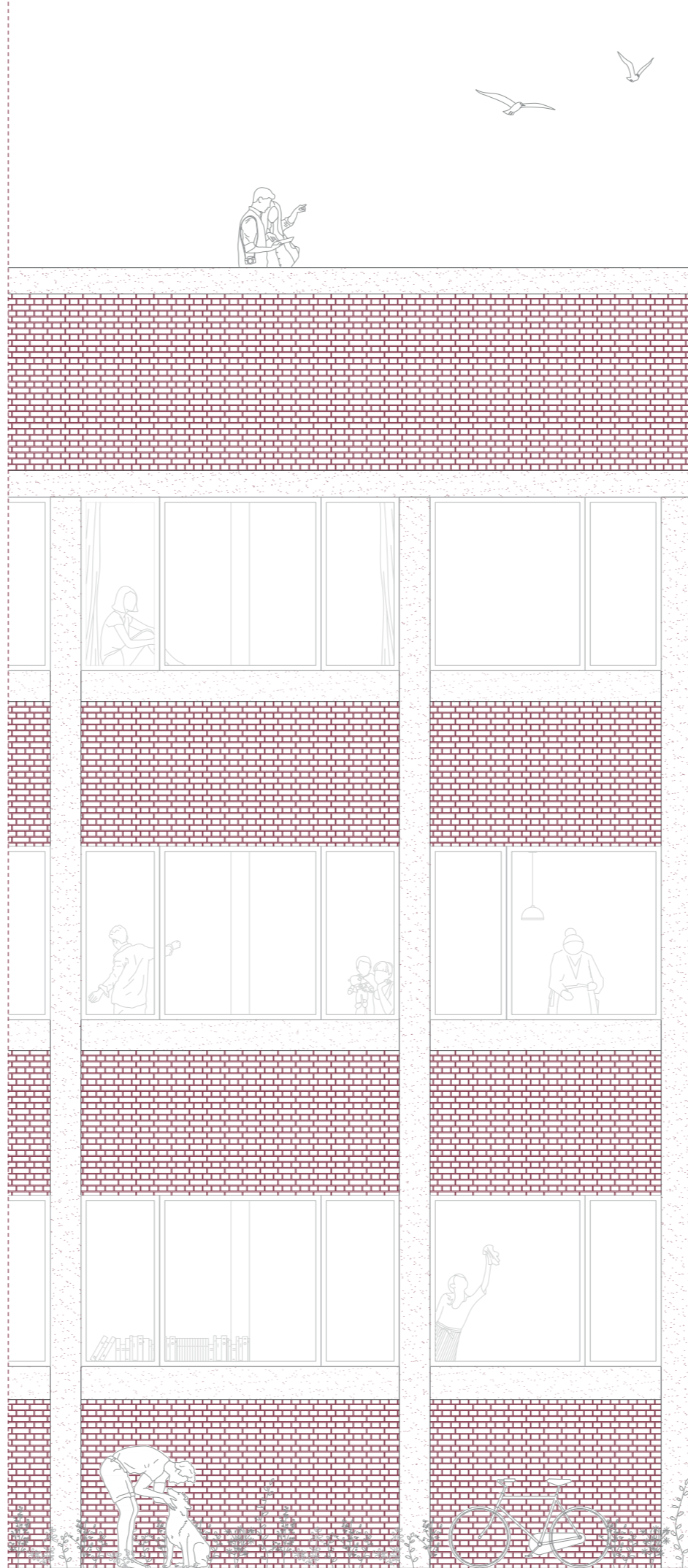
- 30 m² - 12 apartments
 - 40 m² - 9 apartments
 - 55 m² - 5 apartments
 - 70 m² - 6 apartments
 - 85 m² - 4 apartments
 - 100 m² - 2 apartments
- TOTAL NUMBER OF APARTMENTS: 38

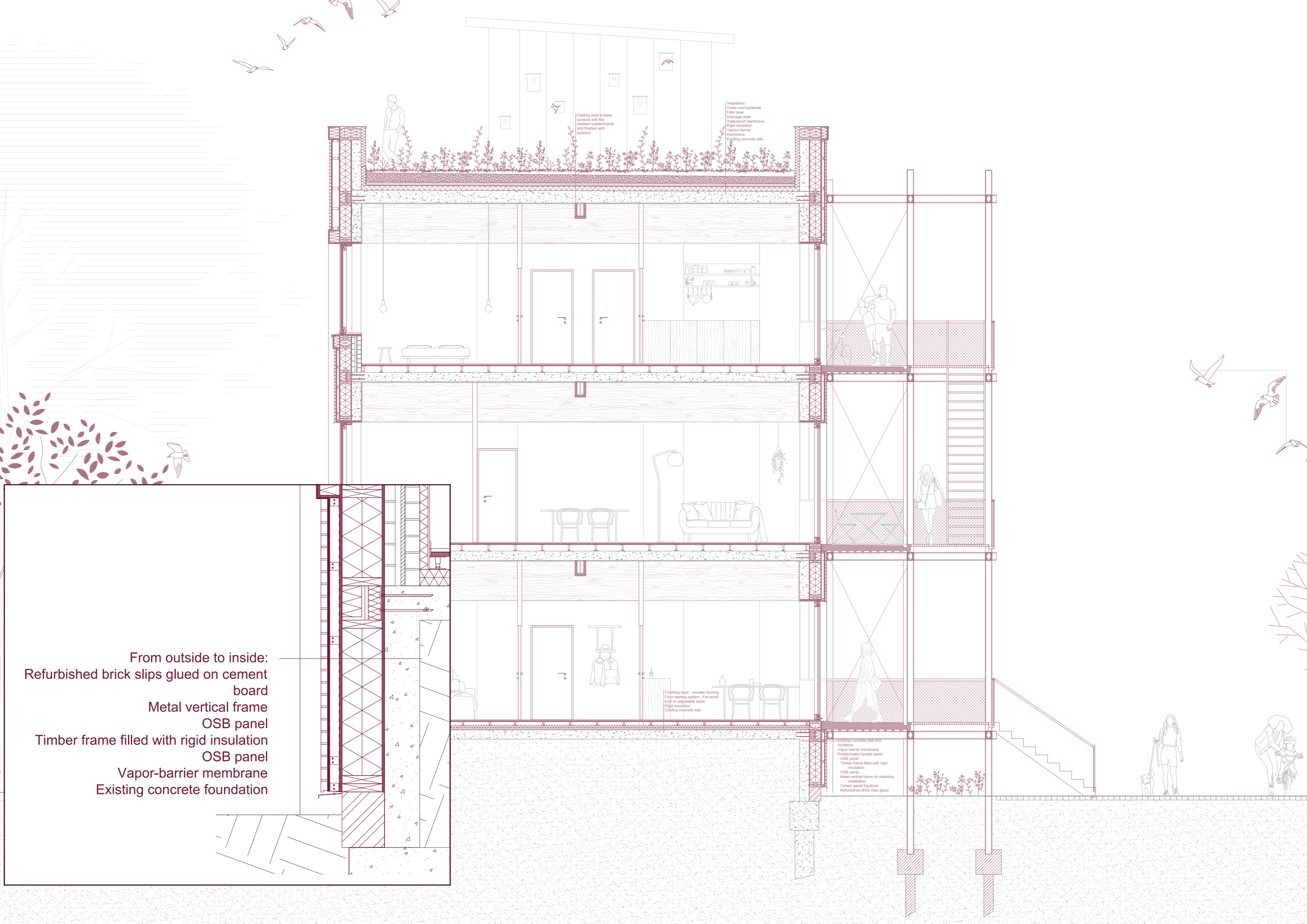


Ground Floor









Vegetation
Green roof substrate
Filter layer
Drainage layer
Waterproof membrane
Rigid insulation
Vapour-barrier membrane
Existing concrete slab

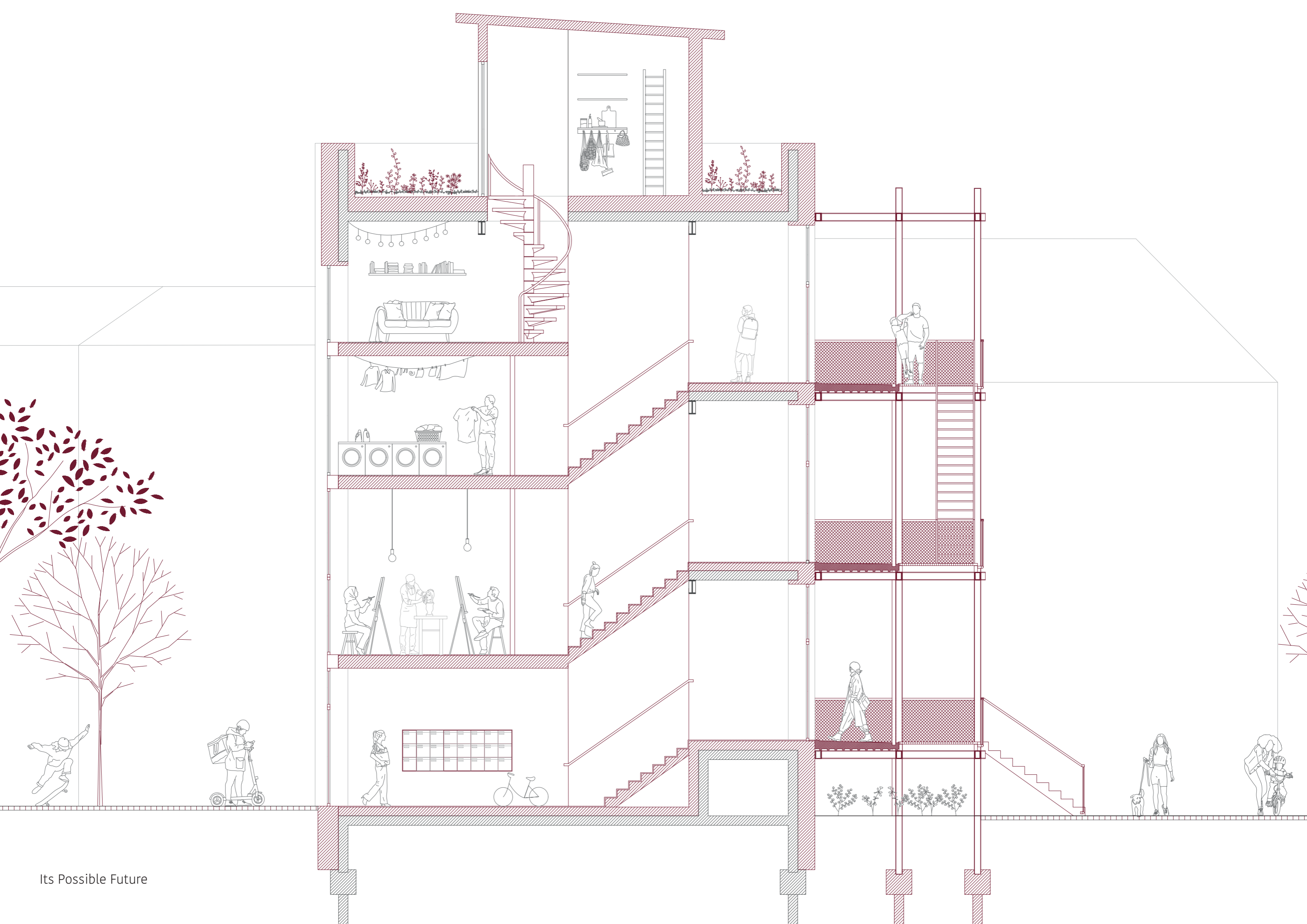
Existing steel trusses covered with fire resistant panels and finished with plywood

Finishing layer - wooden flooring
Floor heating system - Fernaces built on adjustable studs
Rigid insulation
Existing concrete slab

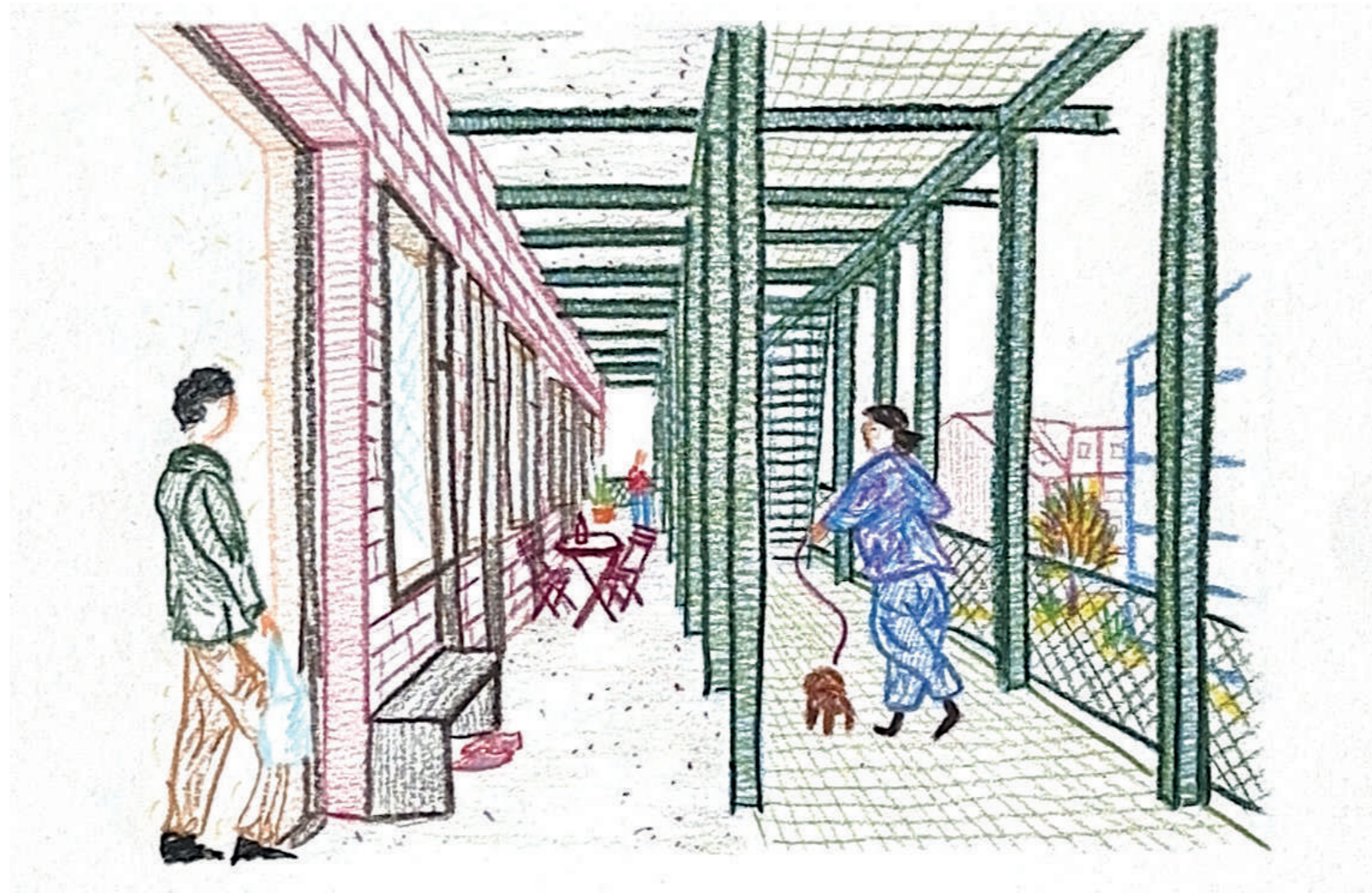
Existing concrete slab and foundation
Vapour-barrier membrane
Prefabricated facade panel
OSB panel
Timber frame filled with rigid insulation
OSB panel
Metal vertical frame for cladding installation
Cement panel Equitone
Refurbished brick slips glued

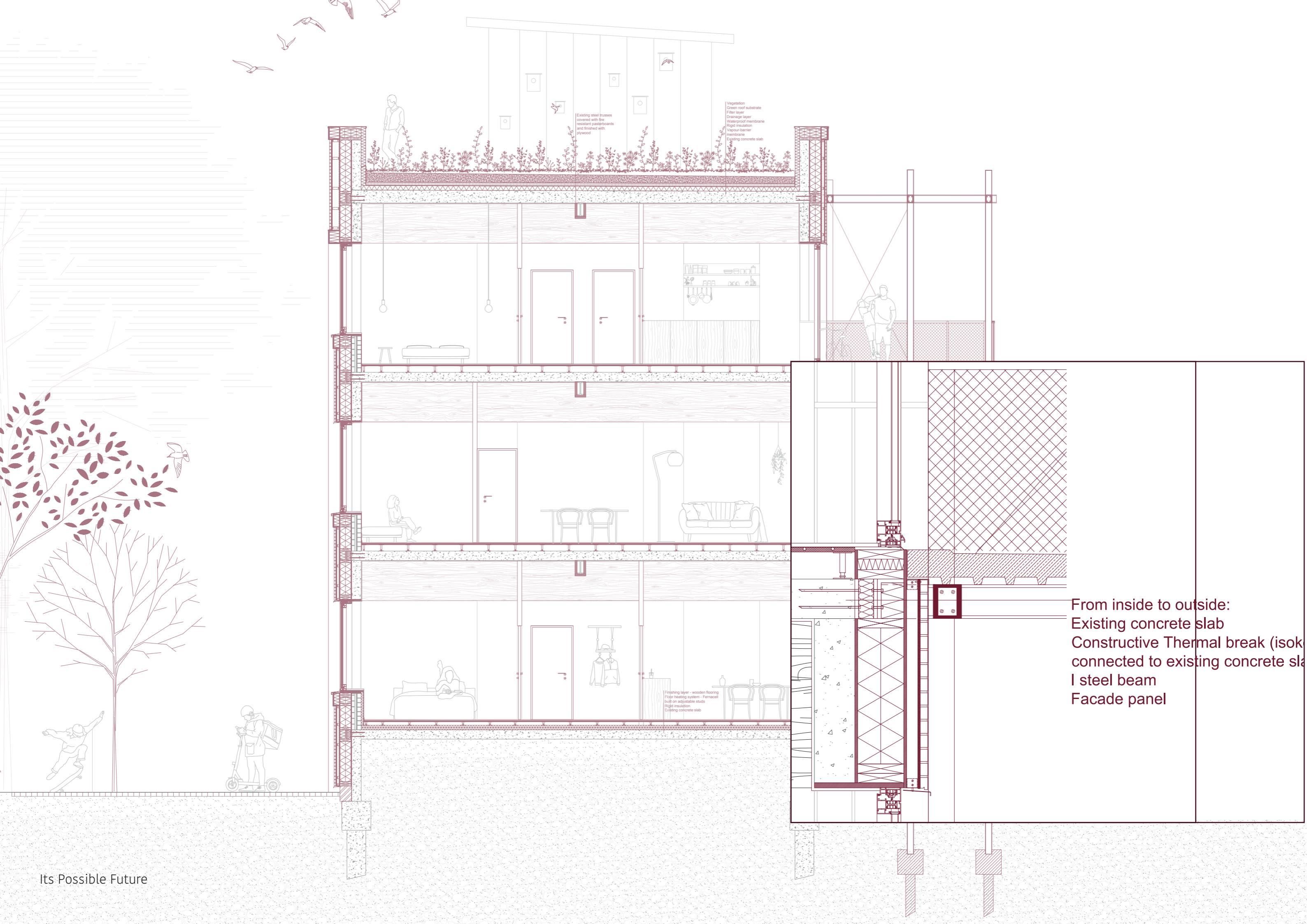
From outside to inside:
Refurbished brick slips glued on cement board
Metal vertical frame
OSB panel
Timber frame filled with rigid insulation
OSB panel
Vapor-barrier membrane
Existing concrete foundation





Its Possible Future



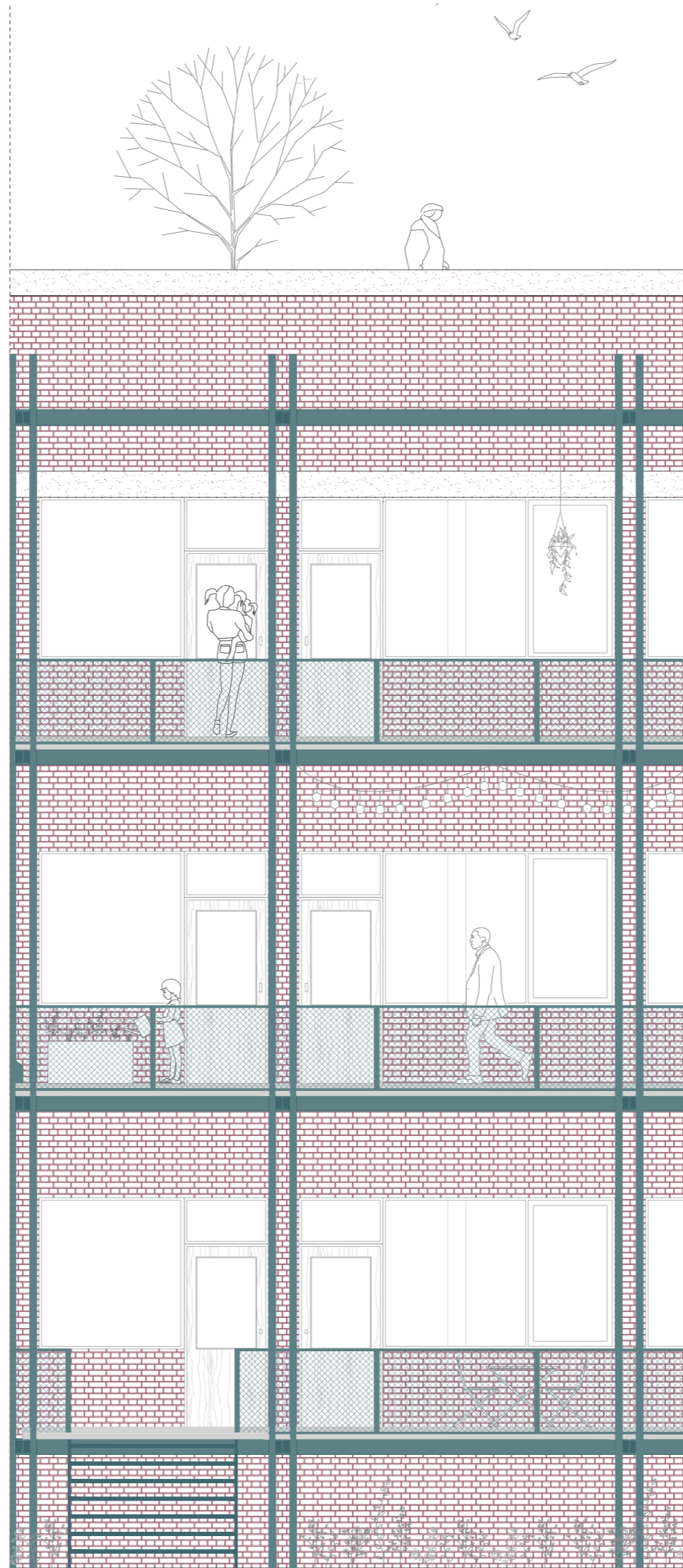


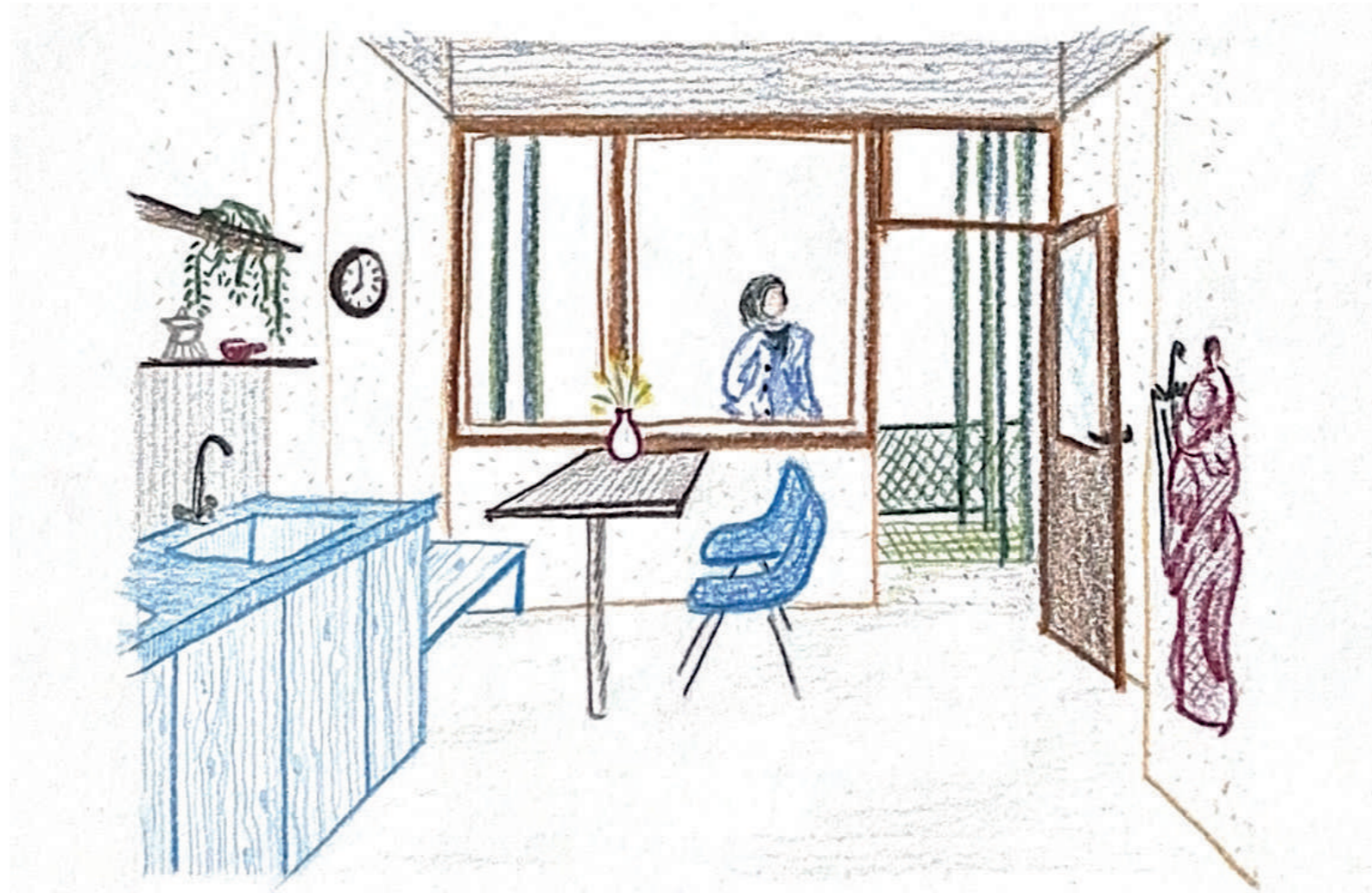
Existing steel trusses covered with fire resistant panels and finished with plywood

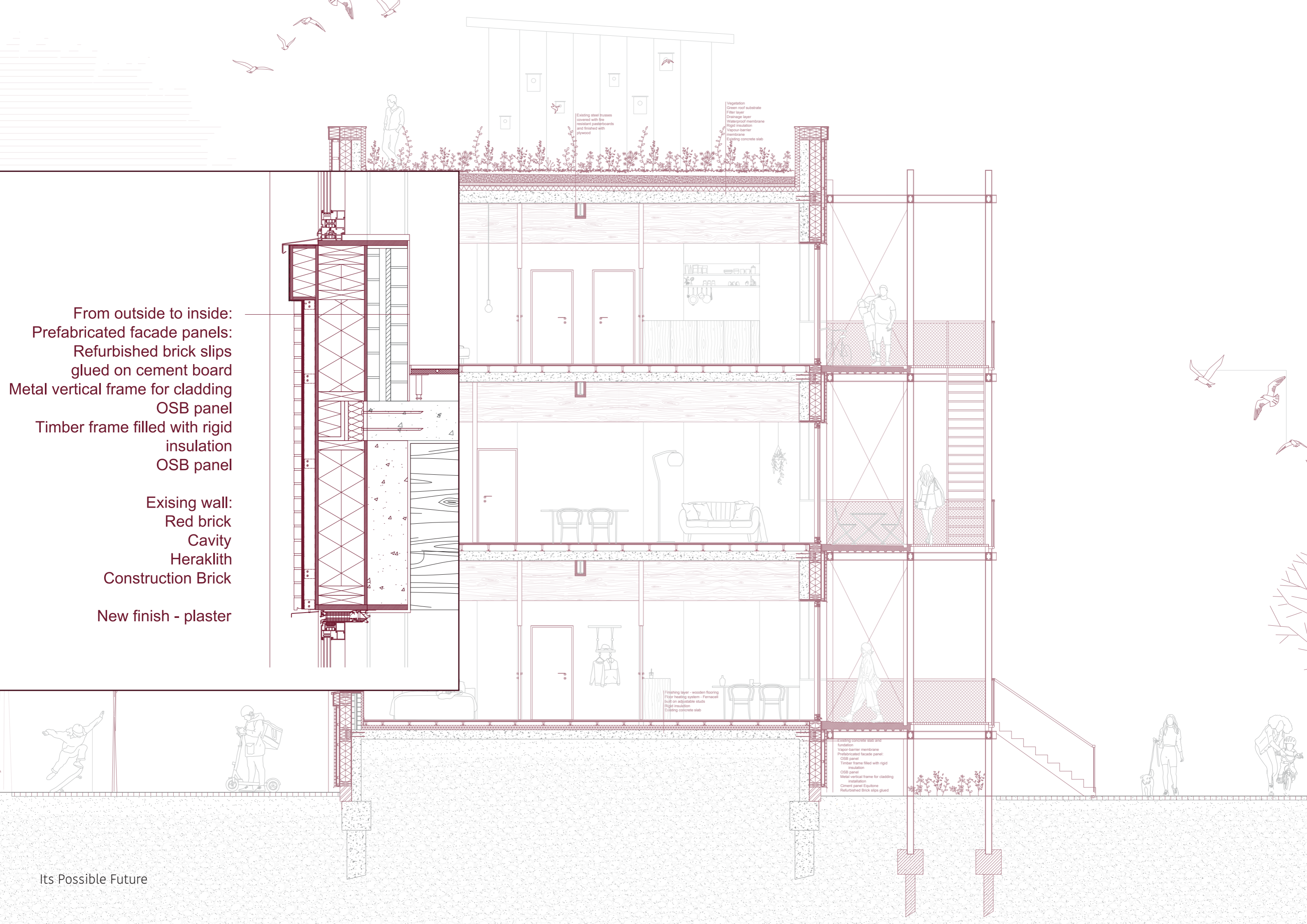
Vegetation
Green roof substrate
Filter layer
Drainage layer
Waterproof membrane
Rigid insulation
Vapour-barrier membrane
Existing concrete slab

Finishing layer - wooden flooring
Floor heating system - Fernaces built on adjustable studs
Rigid insulation
Existing concrete slab

From inside to outside:
Existing concrete slab
Constructive Thermal break (isok) connected to existing concrete slab
I steel beam
Facade panel







From outside to inside:
 Prefabricated facade panels:
 Refurbished brick slips
 glued on cement board
 Metal vertical frame for cladding
 OSB panel
 Timber frame filled with rigid
 insulation
 OSB panel

Existing wall:
 Red brick
 Cavity
 Heraklith
 Construction Brick

New finish - plaster

Existing steel trusses
 covered with fire
 resistant panels
 and finished with
 plywood

Vegetation
 Green roof substrate
 Filter layer
 Drainage layer
 Waterproof membrane
 Rigid insulation
 Vapour-barrier
 membrane
 Existing concrete slab

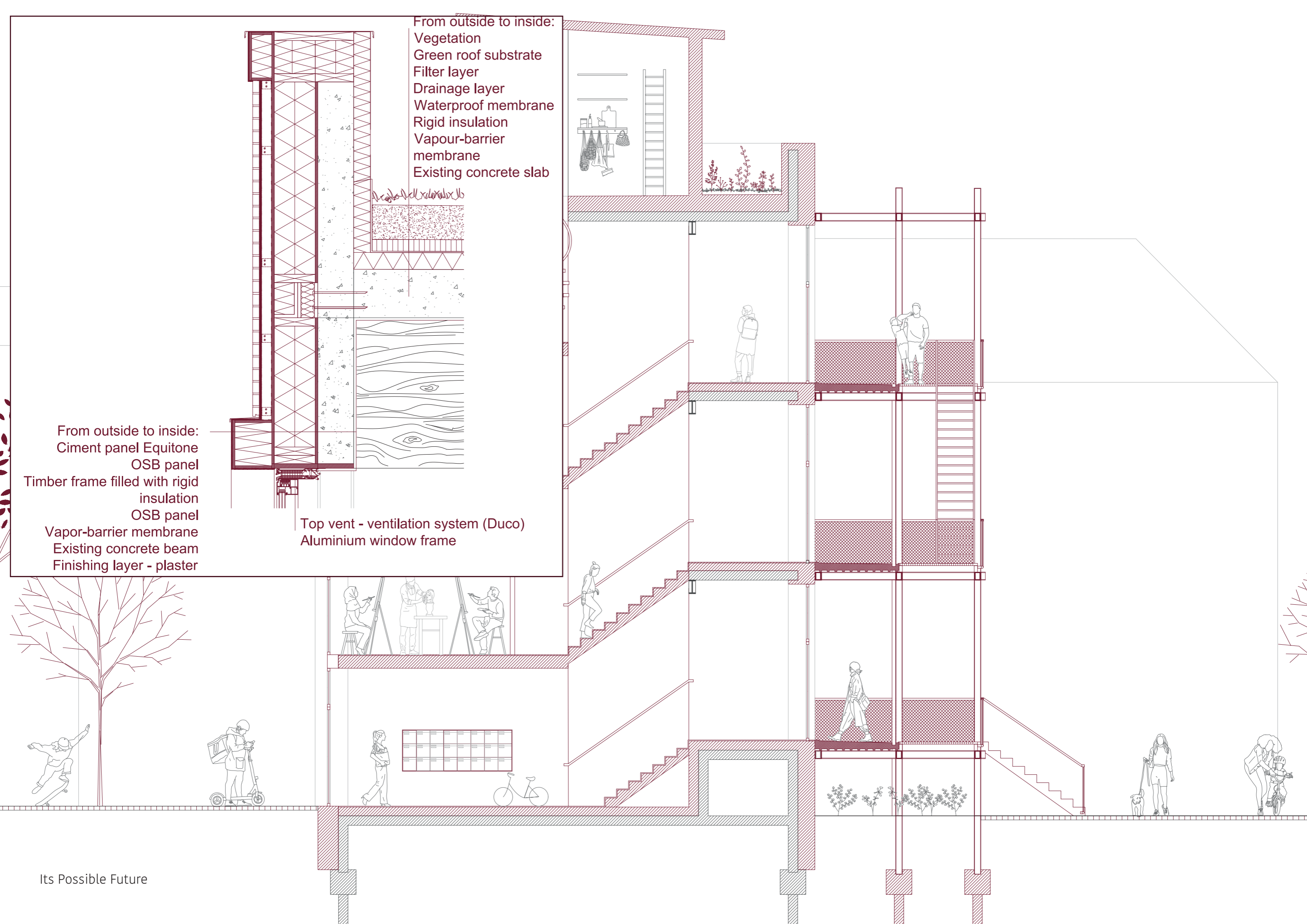
Finishing layer - wooden flooring
 Floor heating system - Fernaces
 built on adjustable studs
 Rigid insulation
 Existing concrete slab

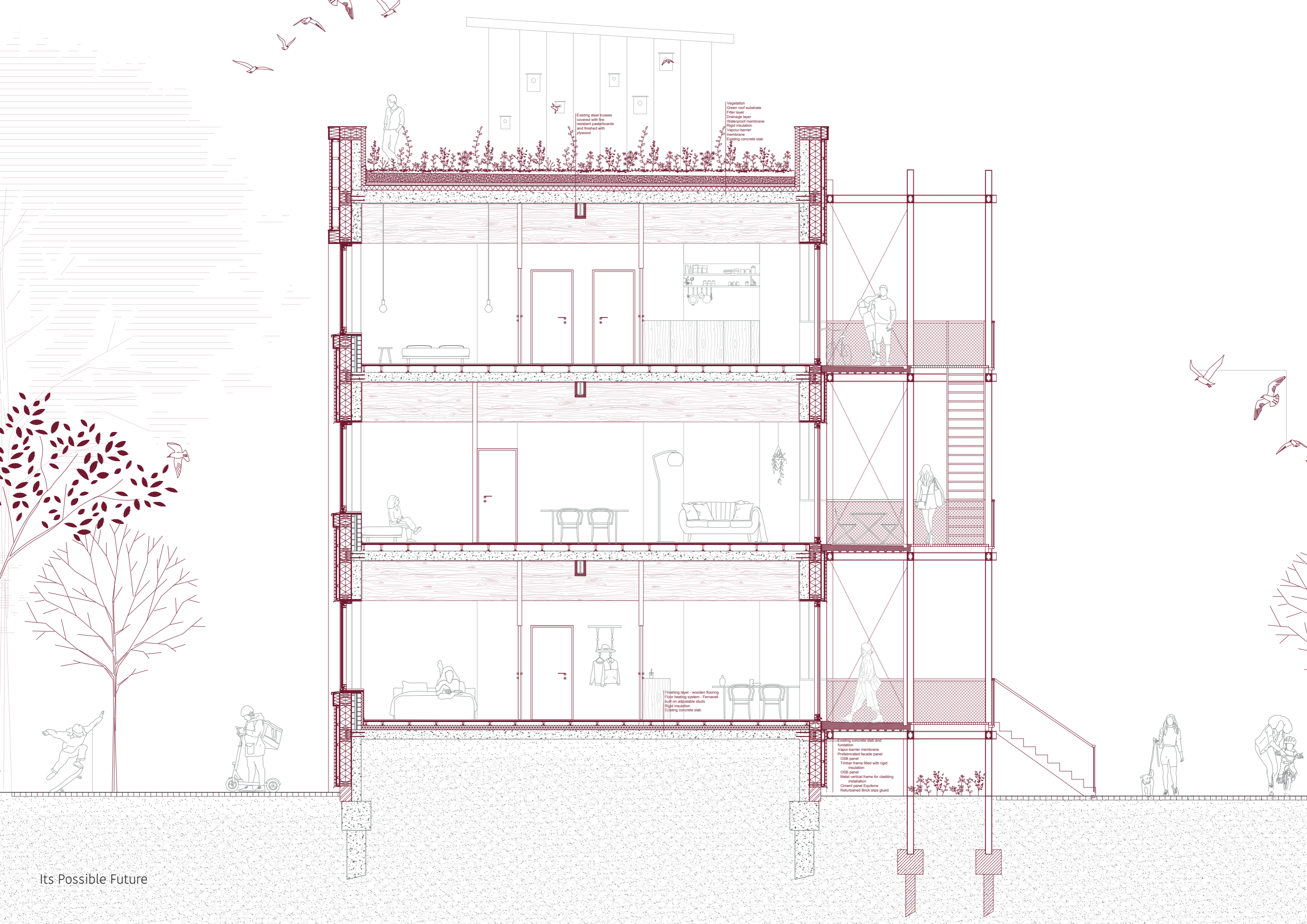
Existing concrete slab and
 foundation
 Vapour-barrier membrane
 Prefabricated facade panel:
 OSB panel
 Timber frame filled with rigid
 insulation
 OSB panel
 Metal vertical frame for cladding
 installation
 Cement panel Equitone
 Refurbished brick slips glued

From outside to inside:
 Vegetation
 Green roof substrate
 Filter layer
 Drainage layer
 Waterproof membrane
 Rigid insulation
 Vapour-barrier membrane
 Existing concrete slab

From outside to inside:
 Cement panel Equitone
 OSB panel
 Timber frame filled with rigid insulation
 OSB panel
 Vapor-barrier membrane
 Existing concrete beam
 Finishing layer - plaster

Top vent - ventilation system (Duco)
 Aluminium window frame



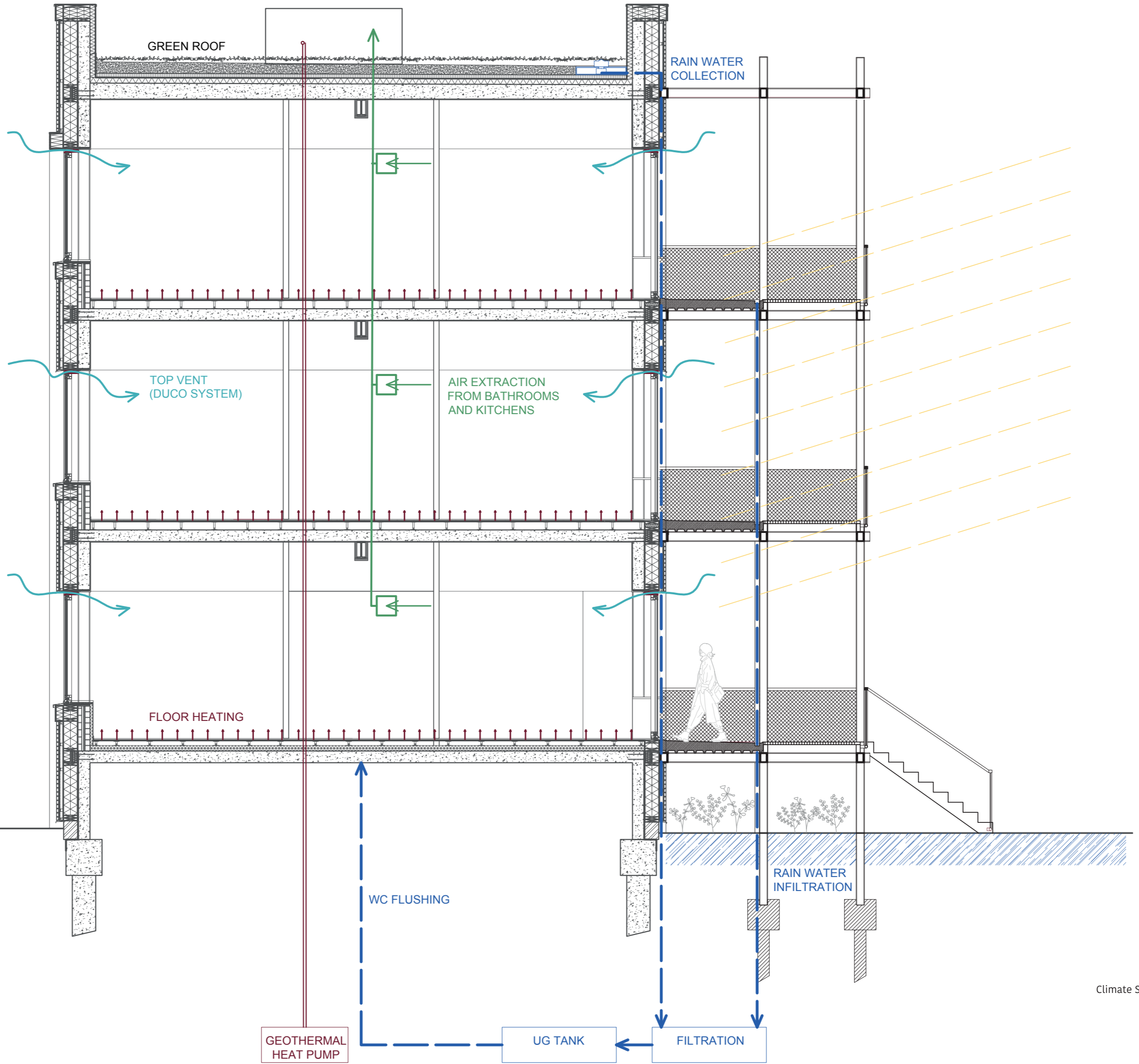


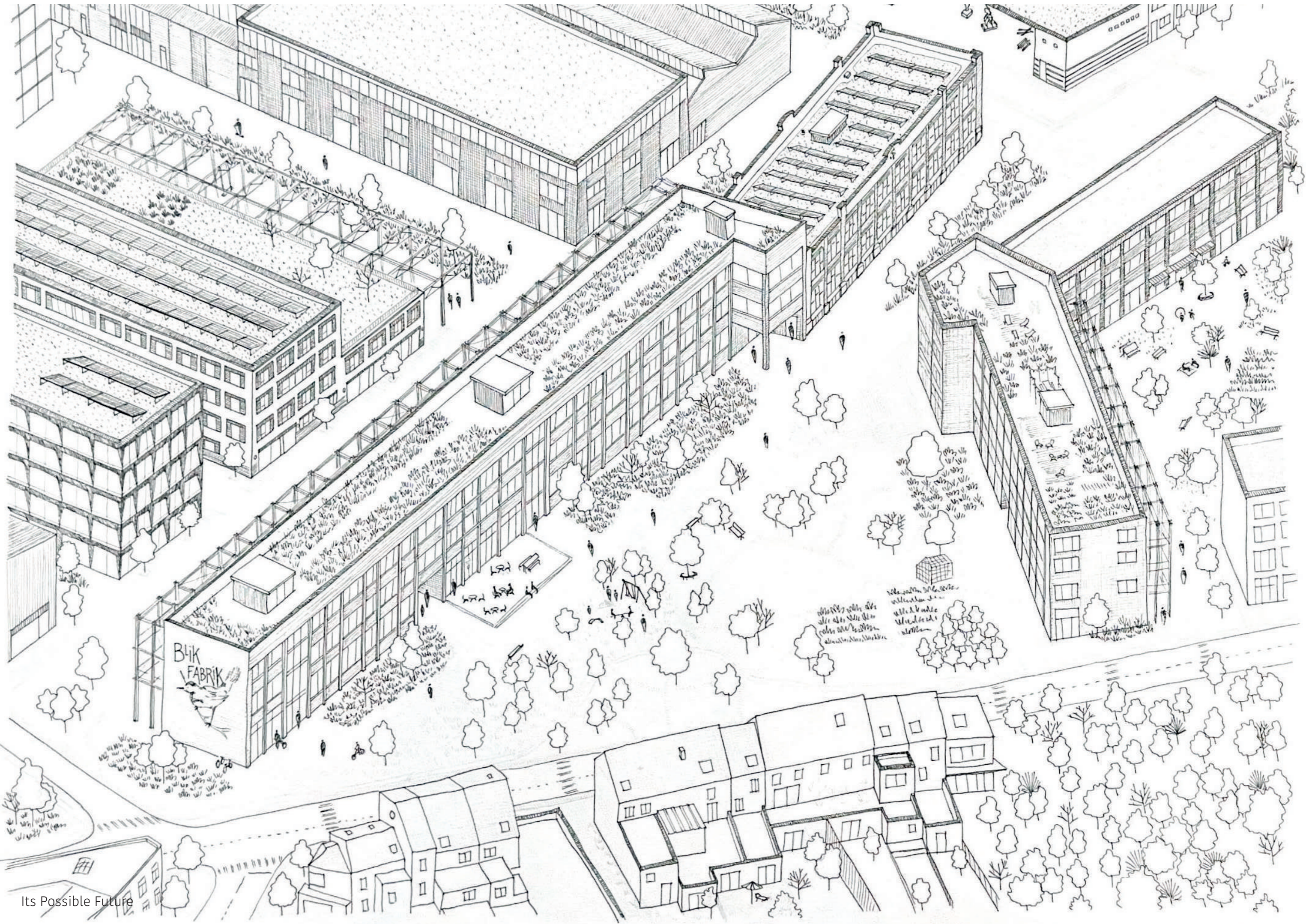
Existing steel trusses covered with fire resistant panels and finished with plywood

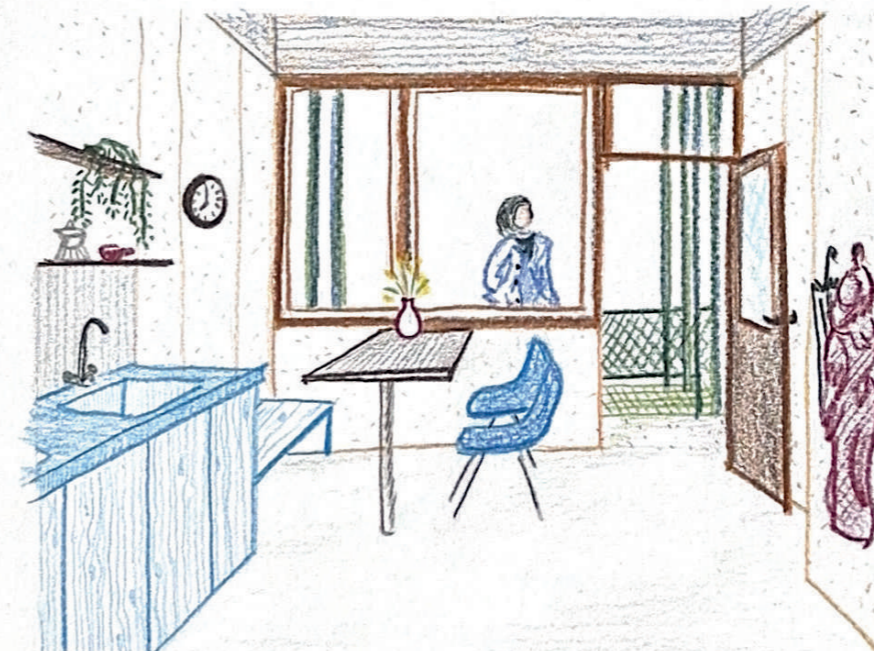
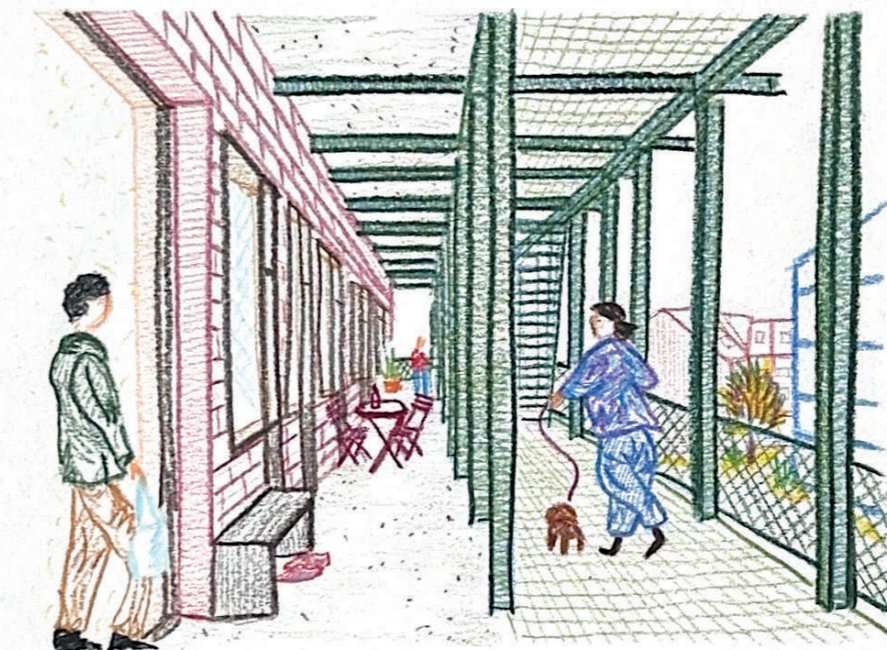
Vegetation
Green roof substrate
Filter layer
Drainage layer
Waterproof membrane
Rigid insulation
Vapour-barrier membrane
Existing concrete slab

Finishing layer - wooden flooring
Floor heating system - Ferraces built on adjustable studs
Rigid insulation
Existing concrete slab

Existing concrete slab and foundation
Vapour-barrier membrane
Prefabricated facade panel: OSB panel
Timber frame filled with rigid insulation
OSB panel
Metal vertical frame for cladding installation
Cement panel Equitone
Refurbished brick slips glued







Home Beyond Walls

stories and traces as echoes of belonging

Low Town Down Town

Bérénice Demiddeleer

5866103

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