

TEAM SPIRIT LIVING

MODERN COHOUSING IN A TRANSITION AREA

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P5 presentation : 05-07-2013

OVERVIEW

Site

Personal problem statement

Research question

Cohousing

Urban design

Ensemble design

Dwelling design

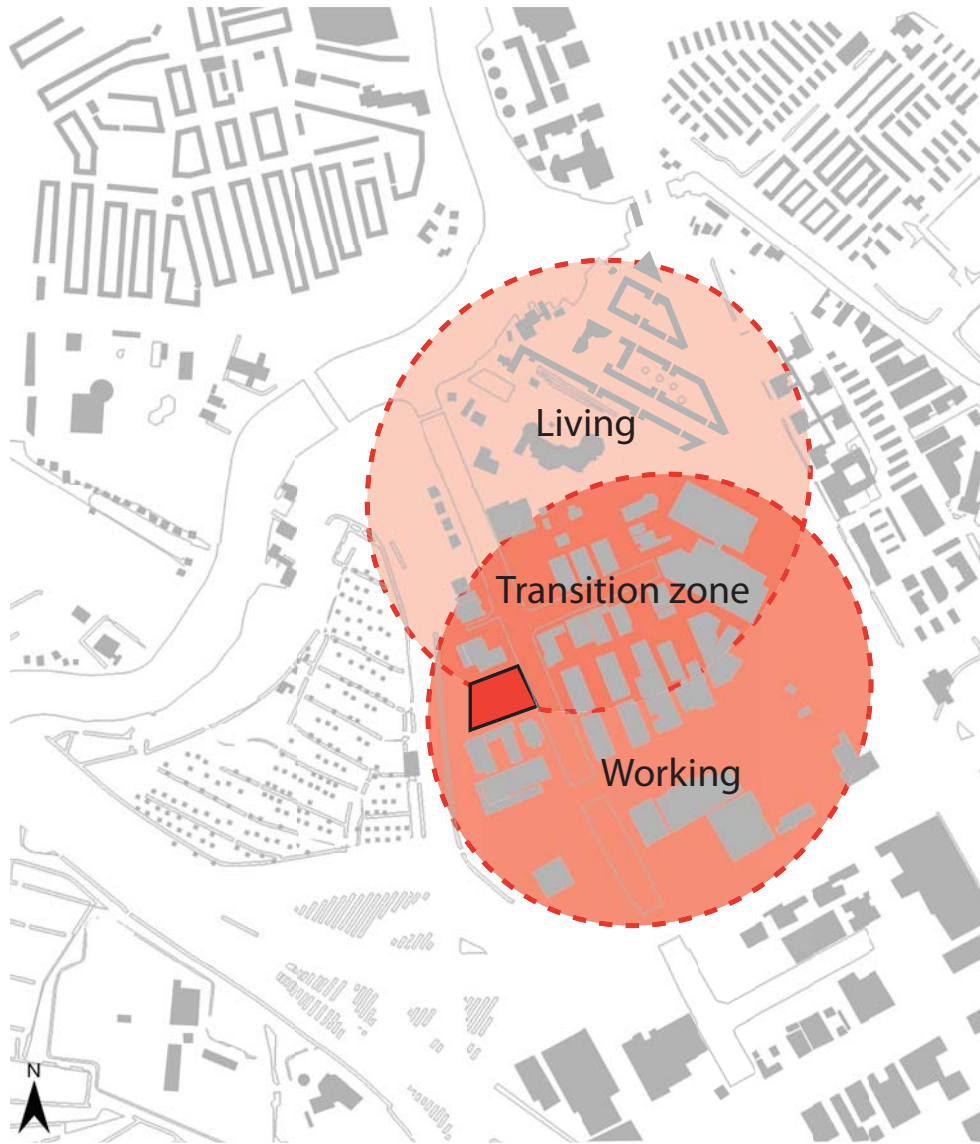
Facade design



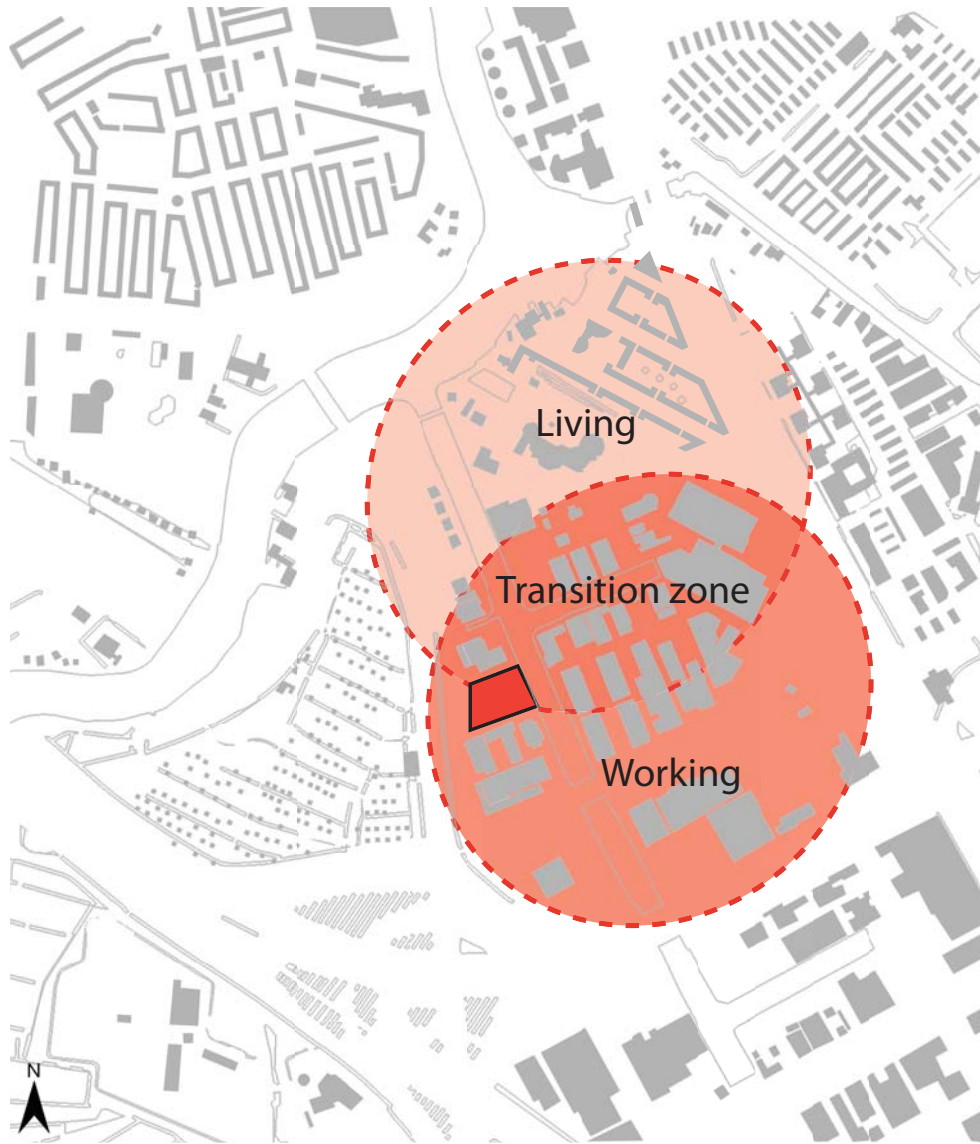
Position of Ronetteterrein in Amsterdam



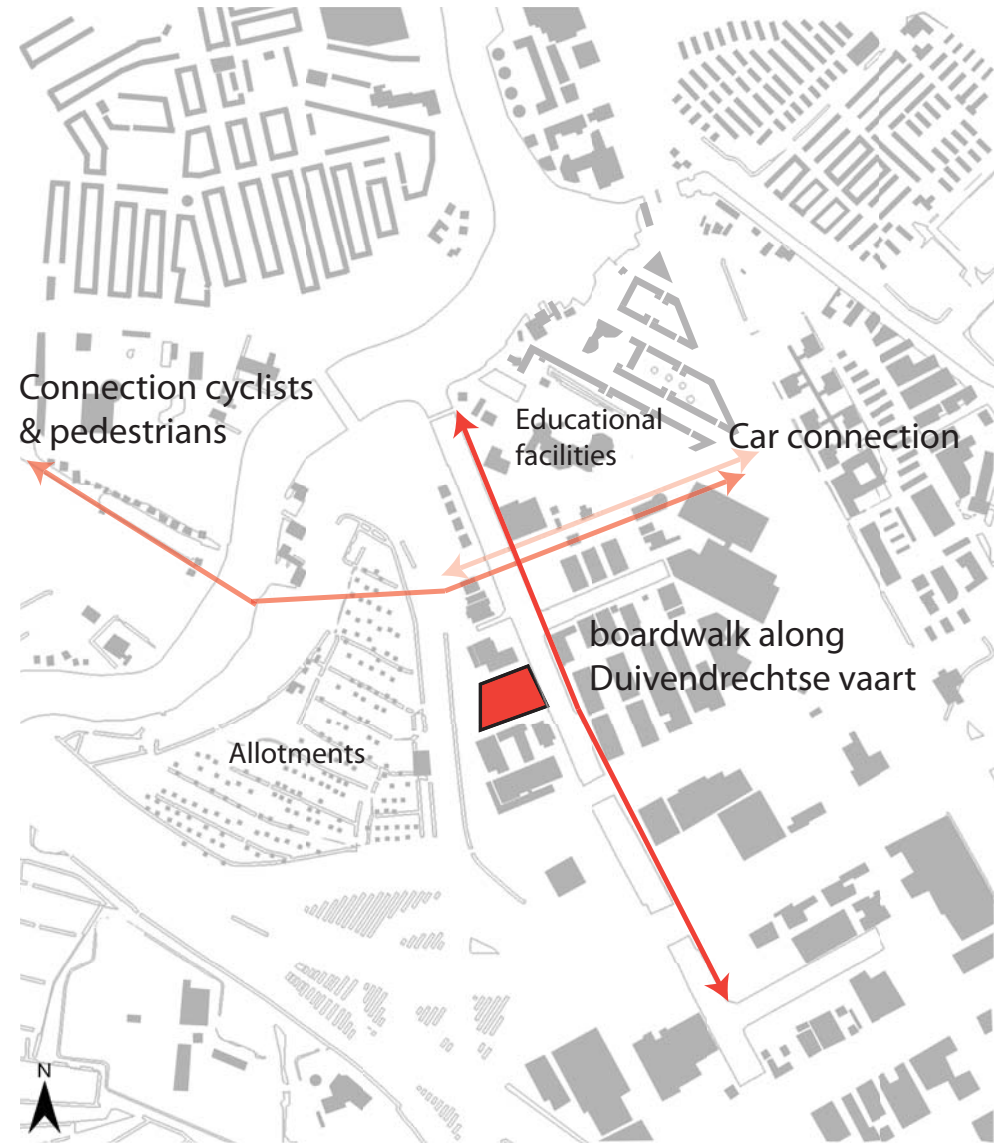
Current situation



Future zoning plan



Future zoning plan



Future connections

PROBLEM STATEMENT

The shortage of amenities in the immediate surroundings of transition areas, like the Ronetteterrein, does not attract residents to live there.

RESEARCH QUESTION

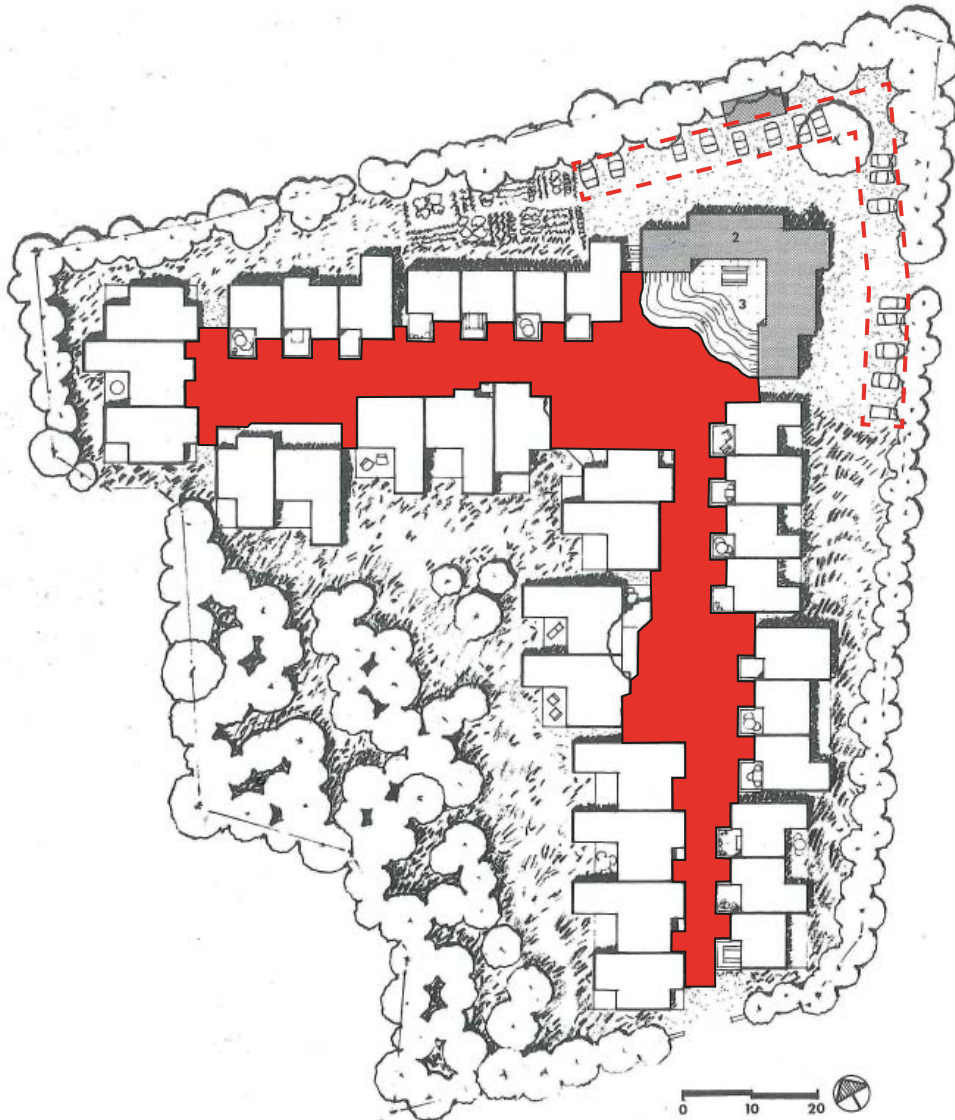
How can residents be attracted to live in transition areas, like the Ronetteterrein, where there is a shortage of amenities in the immediate surroundings?

“Cohousing is a project where each household has a private residence, but also shares extensive common facilities with the larger group, such as a kitchen and dining hall, children’s playrooms, workshops, guest rooms, and laundry facilities.”

Source: McCamant, K. & Durrett, C. 1988. Cohousing. A contemporary approach to housing ourselves, Berkely, Habitat press (p. 10).

COHOUSING

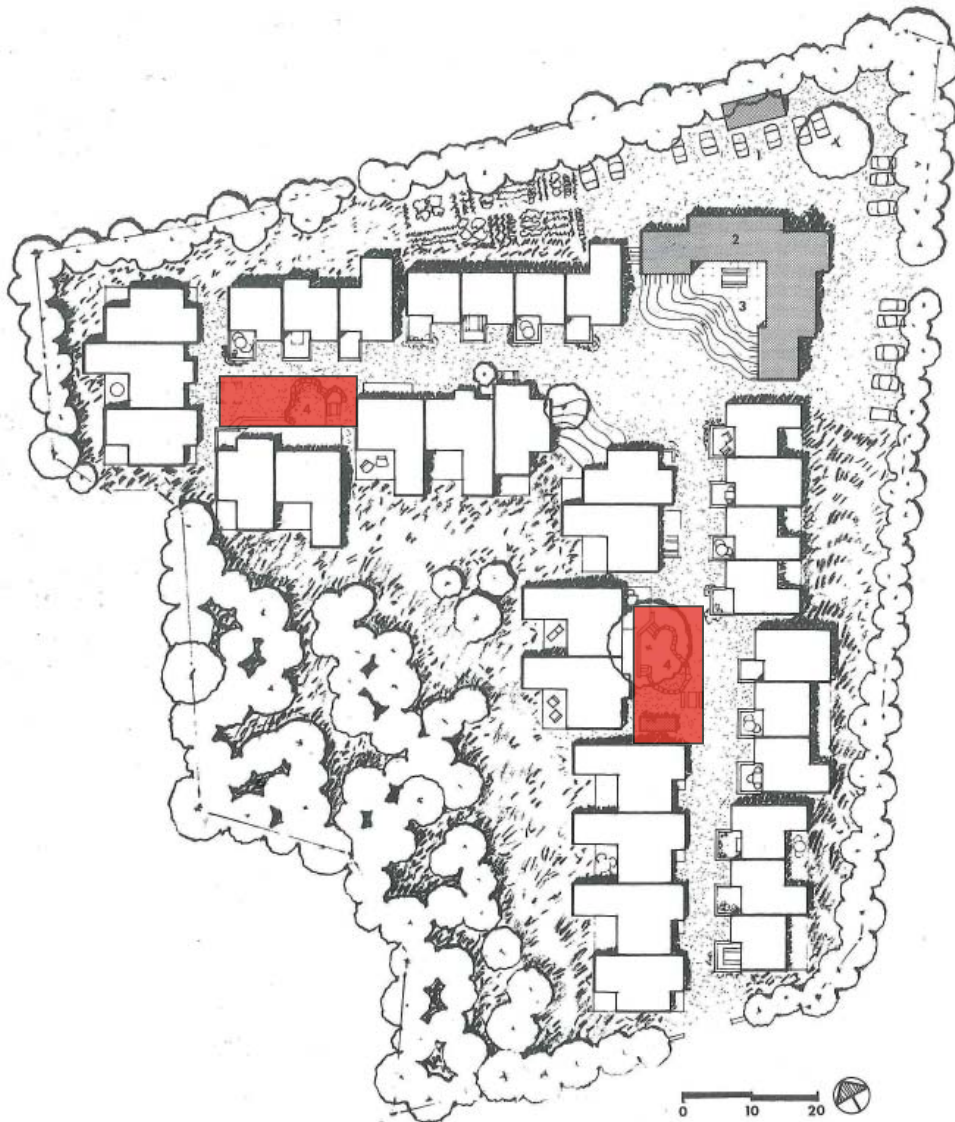
Trudeslund in Birkerød, Denmark



Pedestrian street

COHOUSING

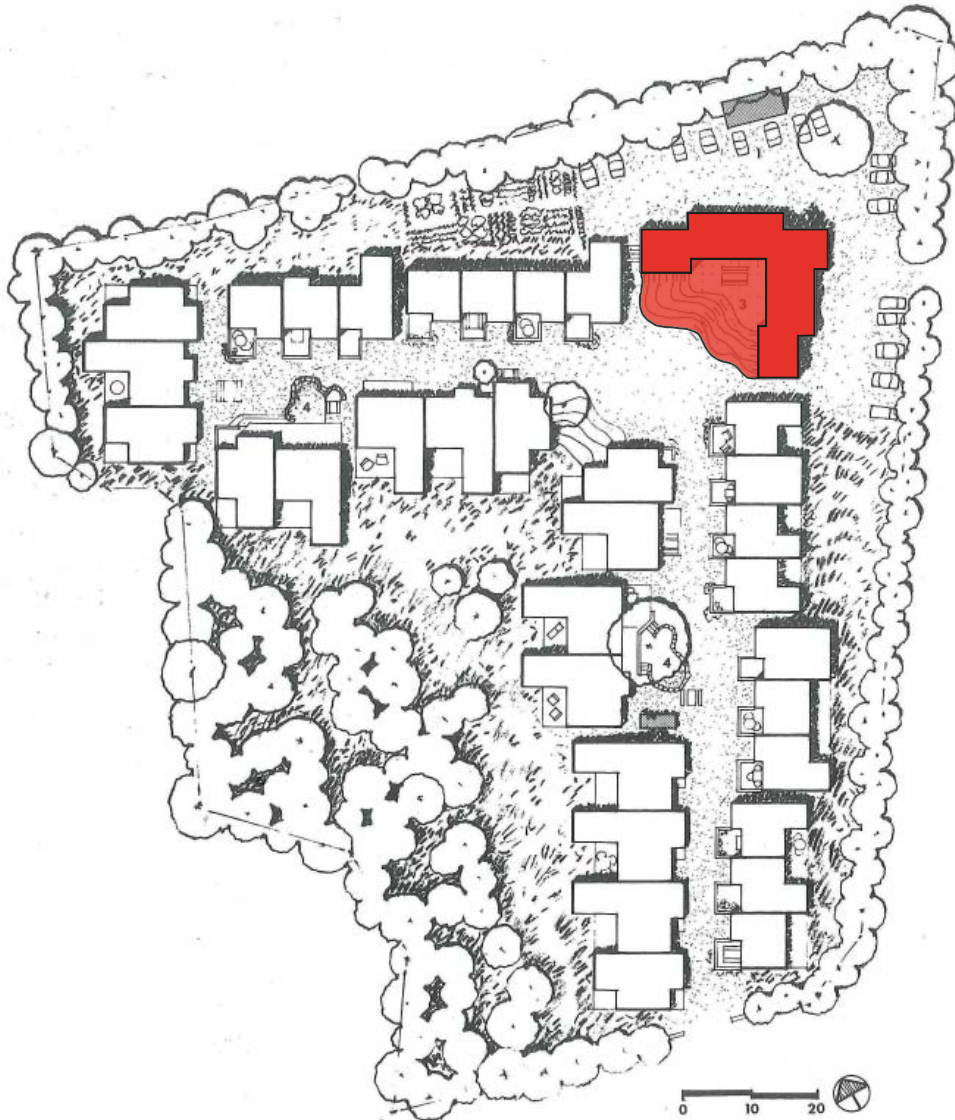
Trudeslund in Birkerød, Denmark



Children's play area & meeting place parents

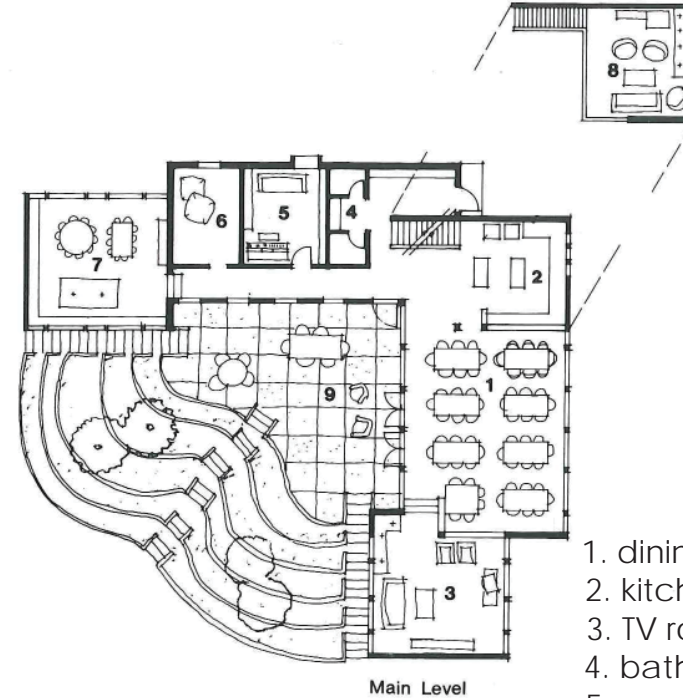
COHOUSING

Trudeslund in Birkerød, Denmark

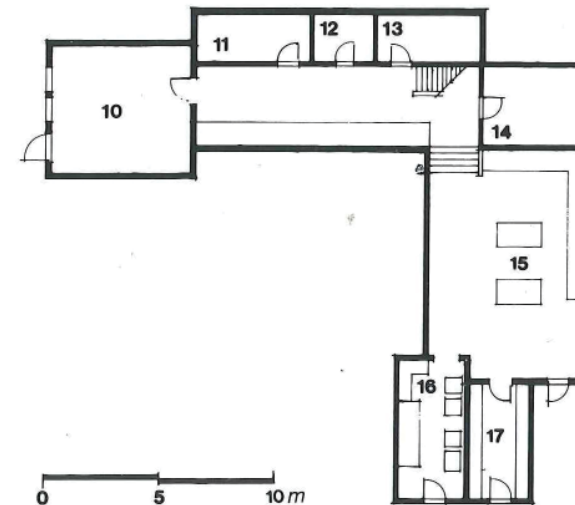


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Main Level



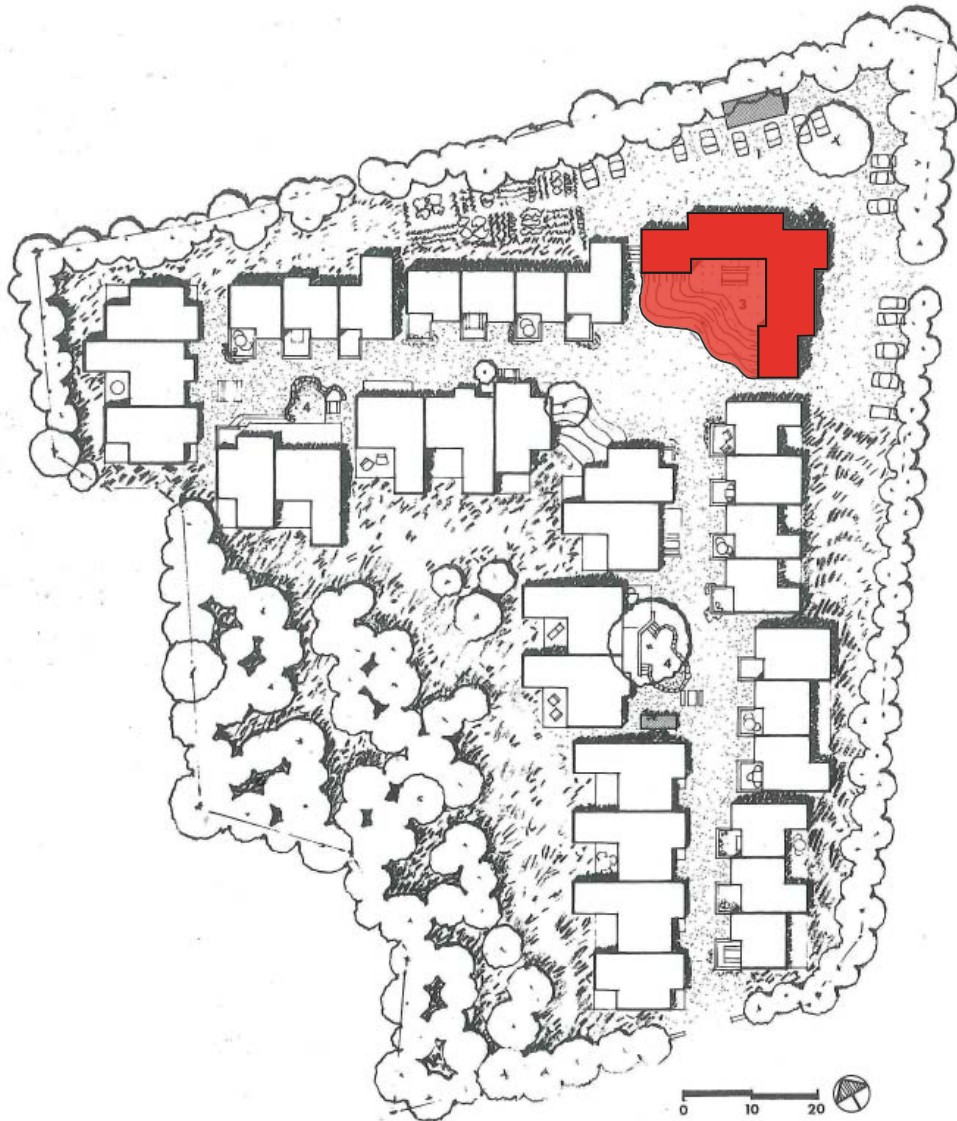
Basement Level

1. dining room,
2. kitchen,
3. TV room,
4. bathrooms,
5. guest room,
6. children's pillow room,
7. children's room,
8. library,
9. terrace,
10. teen room,
11. storage,
12. photography darkroom,
13. freezer,
14. furnace,
15. workshop,
16. laundry,
17. store.

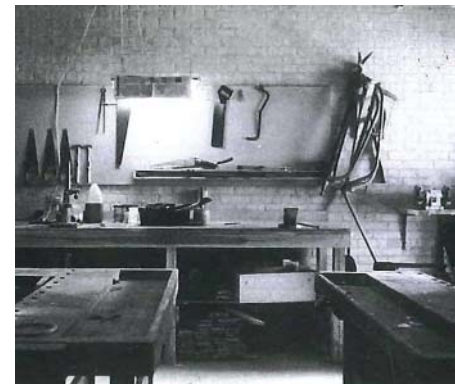
Floor plans common house & terrace

COHOUSING

Trudeslund in Birkerød, Denmark

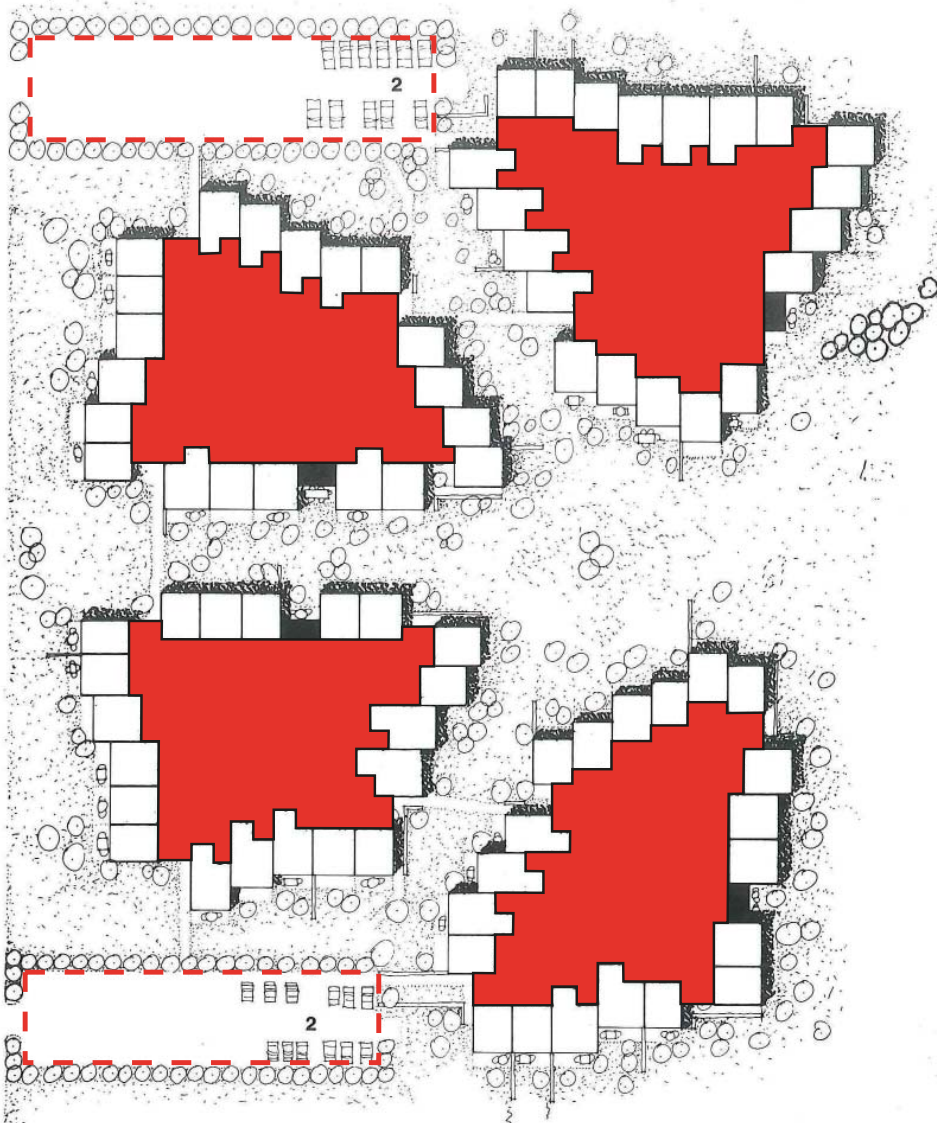


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Common dining room, workshop & music room

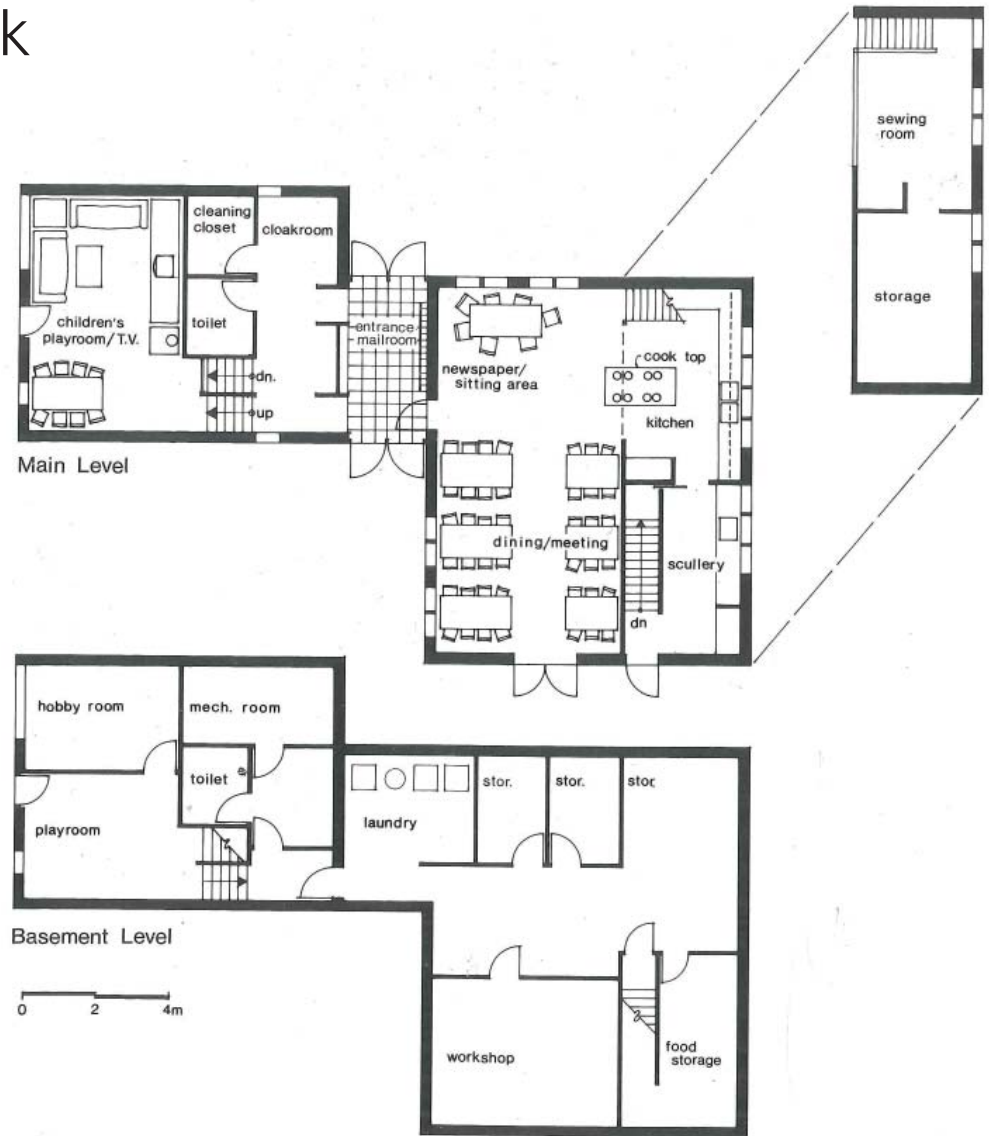
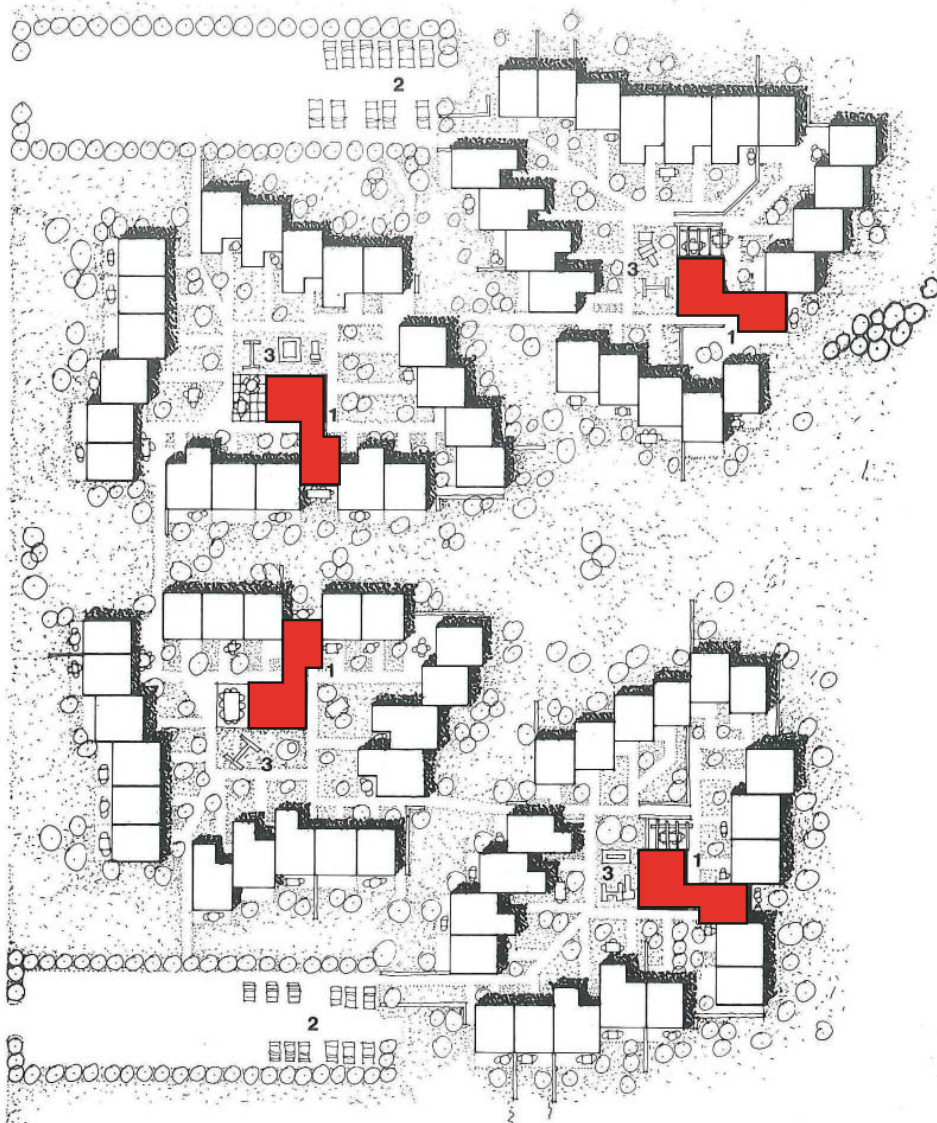
Bondebjerget in Odense, Denmark



Children's play area in each cluster courtyard

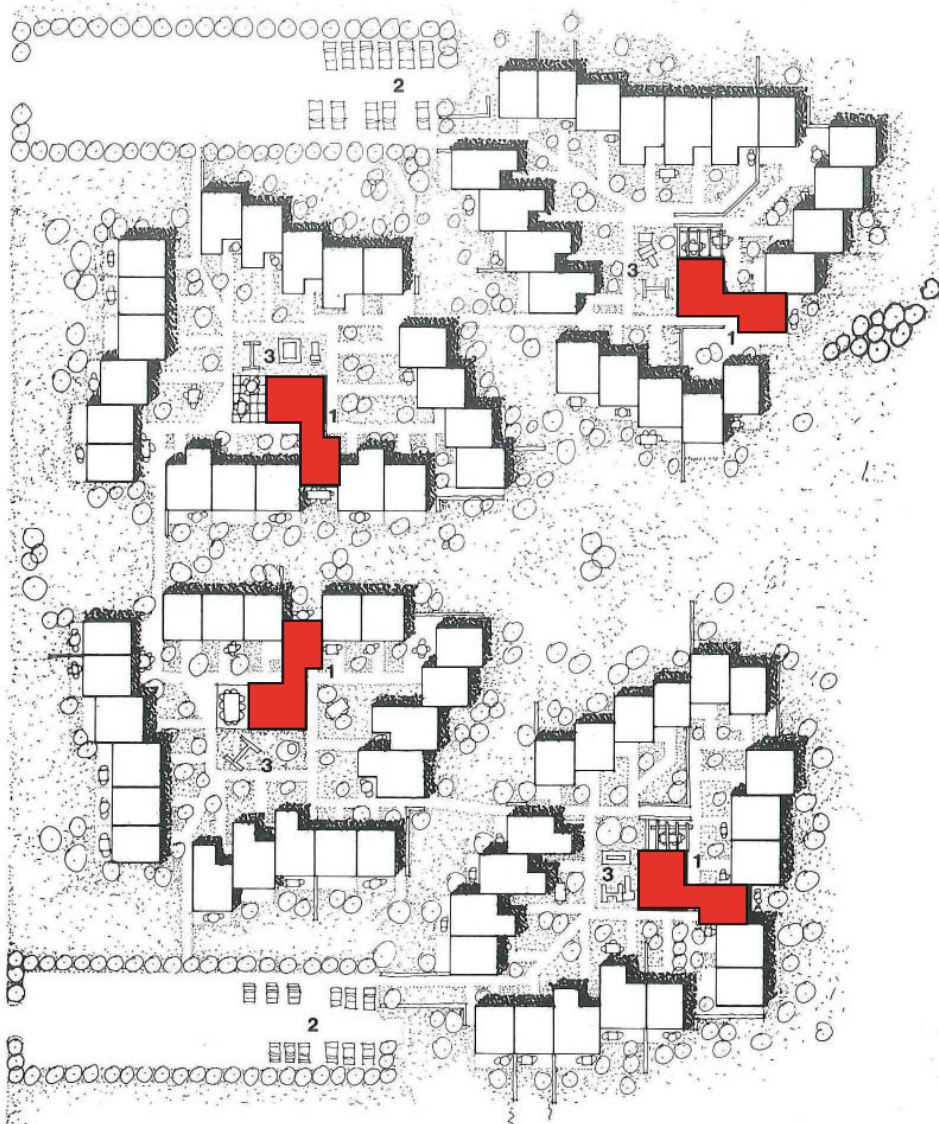
COHOUSING

Bondebjerget in Odense, Denmark



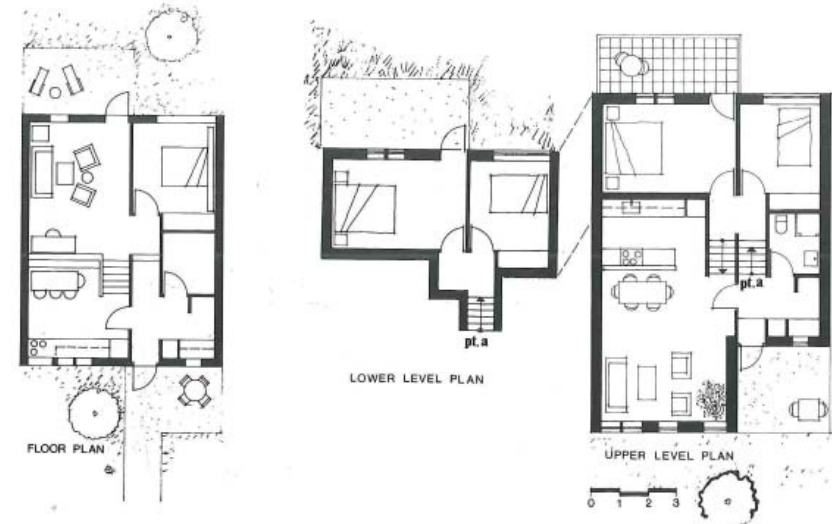
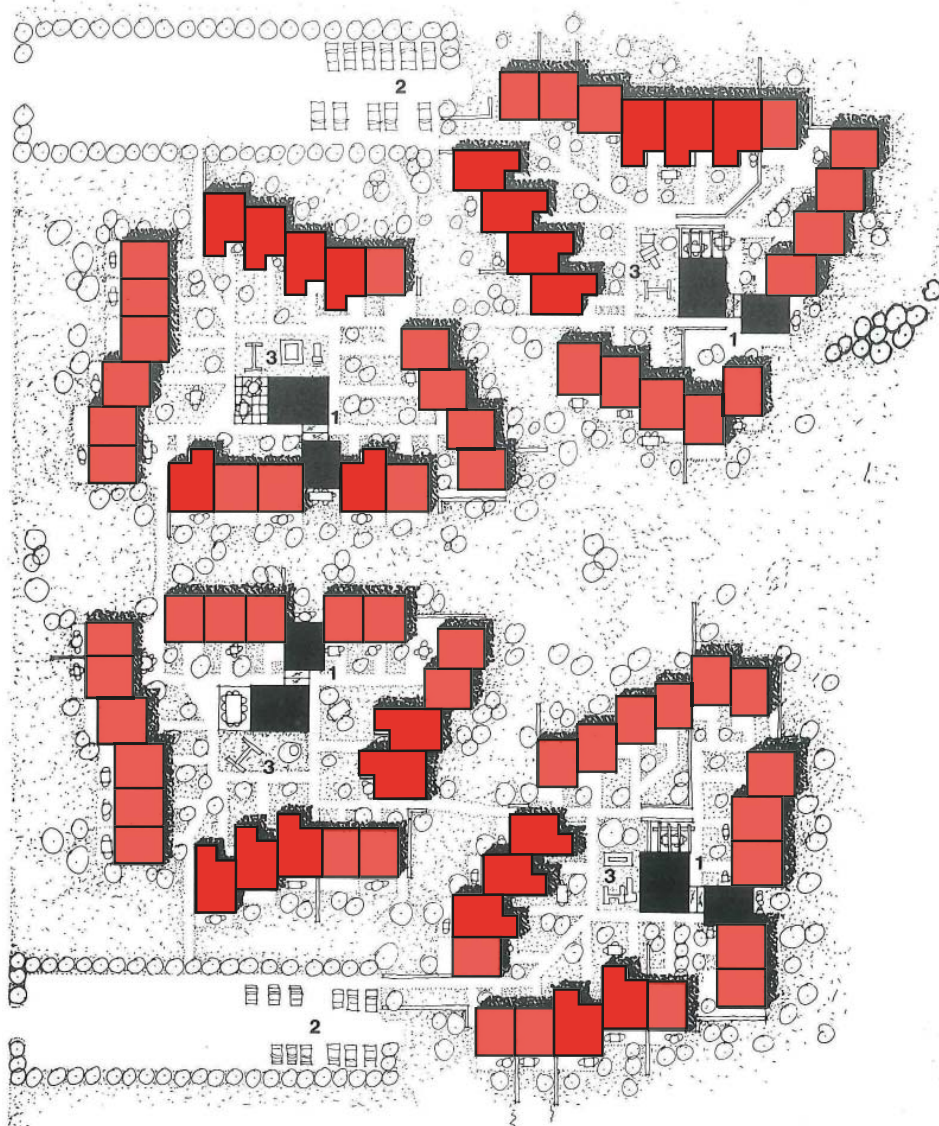
Floor plans common houses

Bondebjerget in Odense, Denmark



Common kitchen & dining room

Bondebjerget in Odense, Denmark

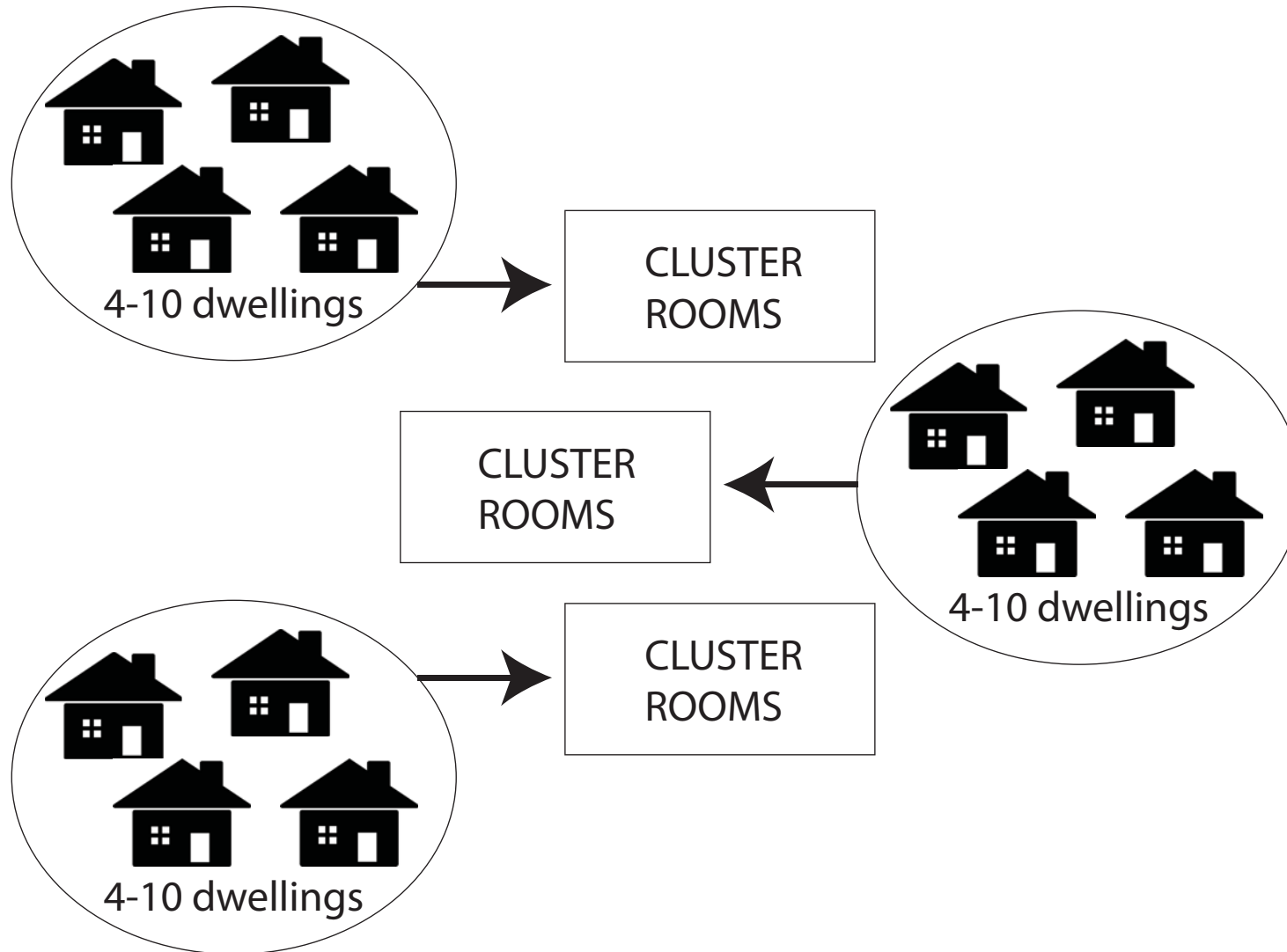


Floor plans different dwelling types
(one-bedroom 58 m² & four-bedroom units 112 m²)

Cohousing in Denmark



Cohousing in the Netherlands

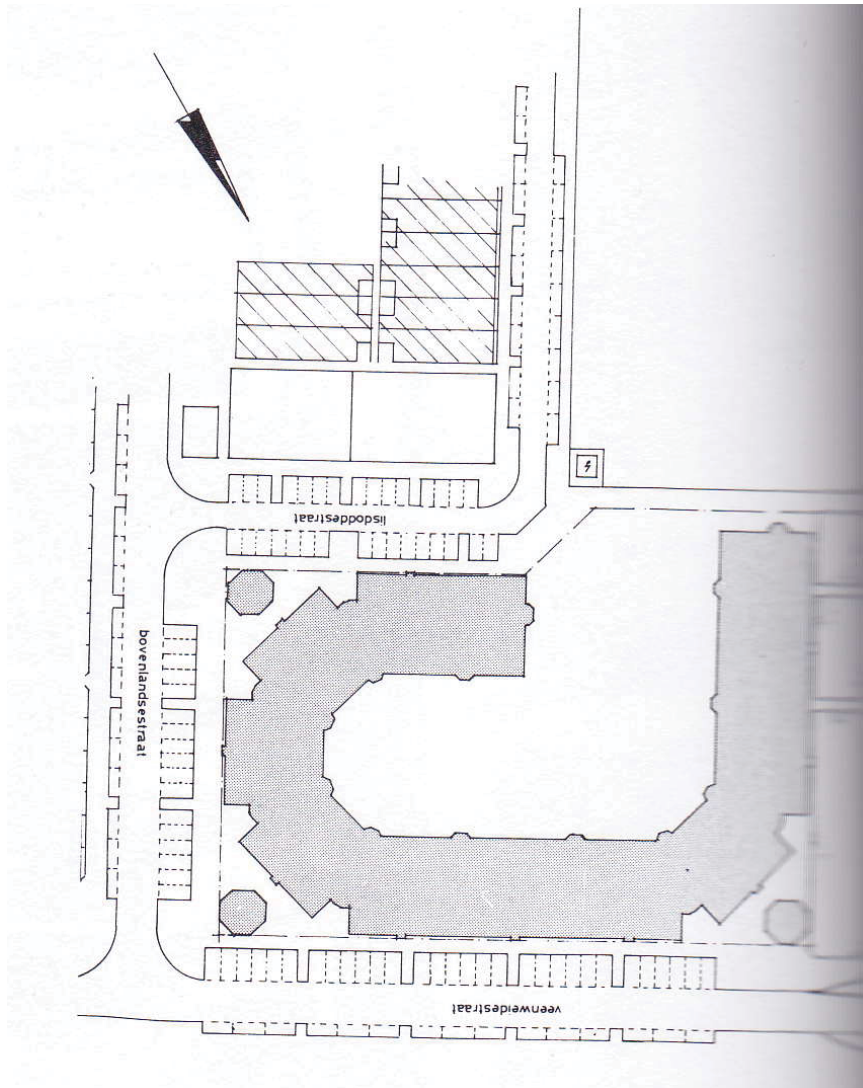


Characteristics of cohousing in the Netherlands

- targeted for all households
(young & old, rich & poor, single & couple, with & without child(ren))
- organized, planned and managed by the residents themselves
(building design, community activities, maintenance)
- selection process for new residents to fit in the group
(give-and-take mentality, contribute to collectivity)
- each household has its own private resident
- households can freely use common facilities in cluster rooms
(living room, kitchen, laundry)
- dwellings clustered around pedestrian street(s) or courtyard(s)
- the size of a cohousing project ranges from 4 to 160 residences

COHOUSING

Woonkollektief Purmerend

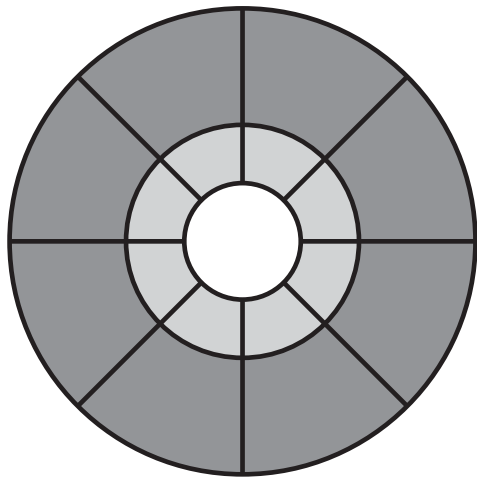


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COHOUSING

Woonkollektief Purmerend



- : cluster of dwellings & common space
- : cluster garden
- : common garden for all dwellers

Principle building & garden

	2.5	2.5	
	3.5	2	3.5
	4.5		4.5

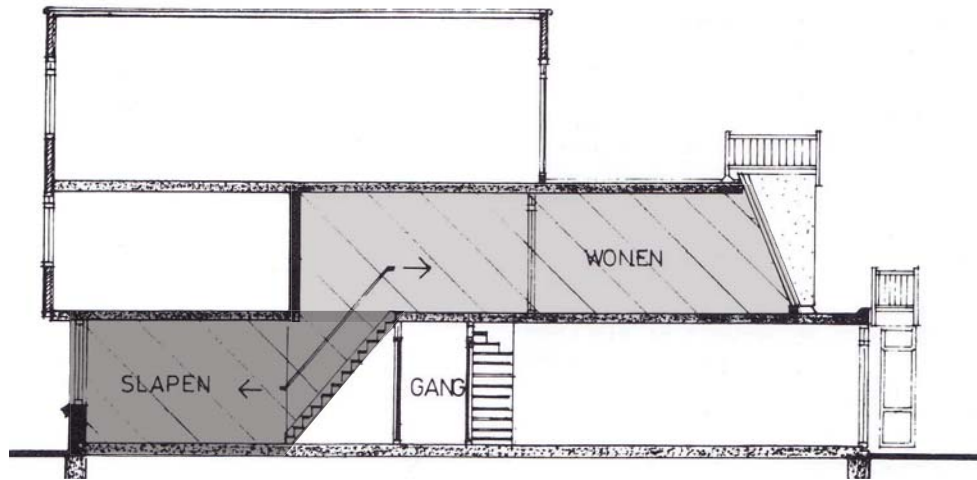
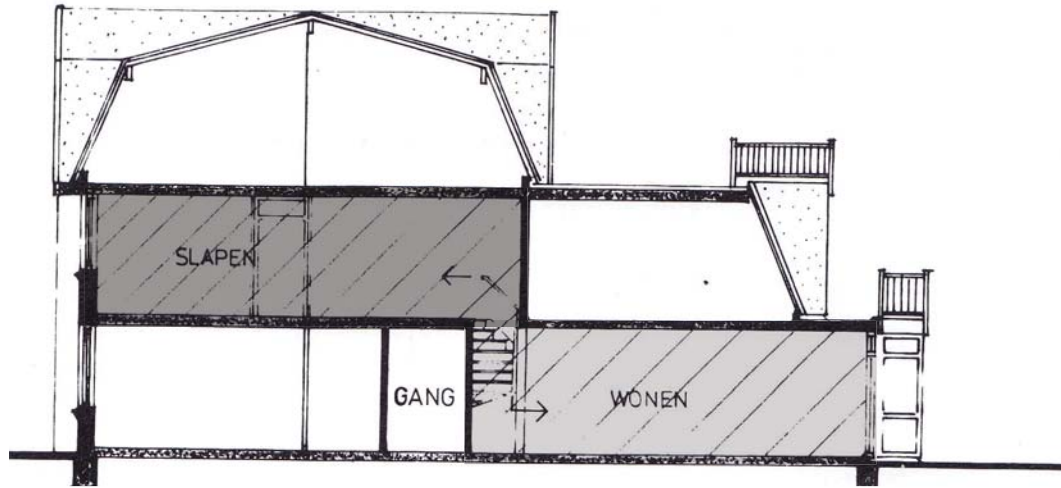
Cluster section



Cluster room

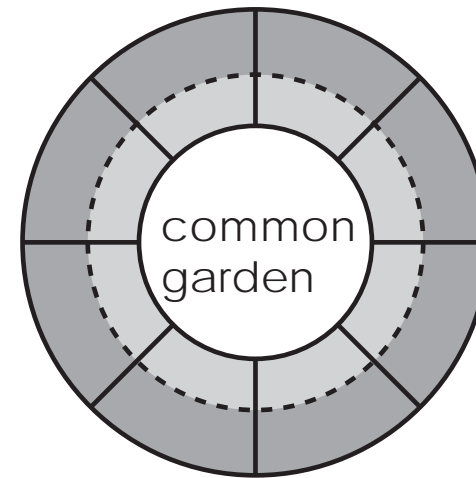
- 2 : students
- 2.5 : seniors
- 3.5 : single parent with 1 or 2 child(ren)
- 4.5 : family with 2 or more children
- : common living room, kitchen, laundry

Woonkollektief Purmerend



Section dwellings

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■ : sleeping
■ : living

Principle all living spaces situated around common garden

Woonkollektief Purmerend

Conclusions:

- Cluster rooms are only used one evening a week.

or

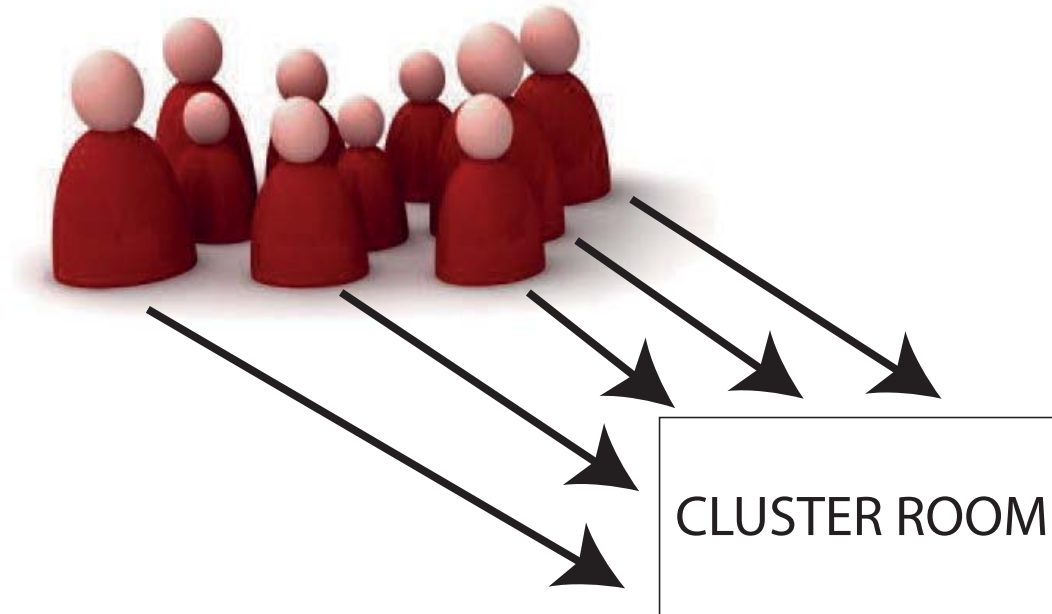
Cluster rooms are splitted up in individual storages

- Cluster consisting of 7 dwelling units with four different households works really well

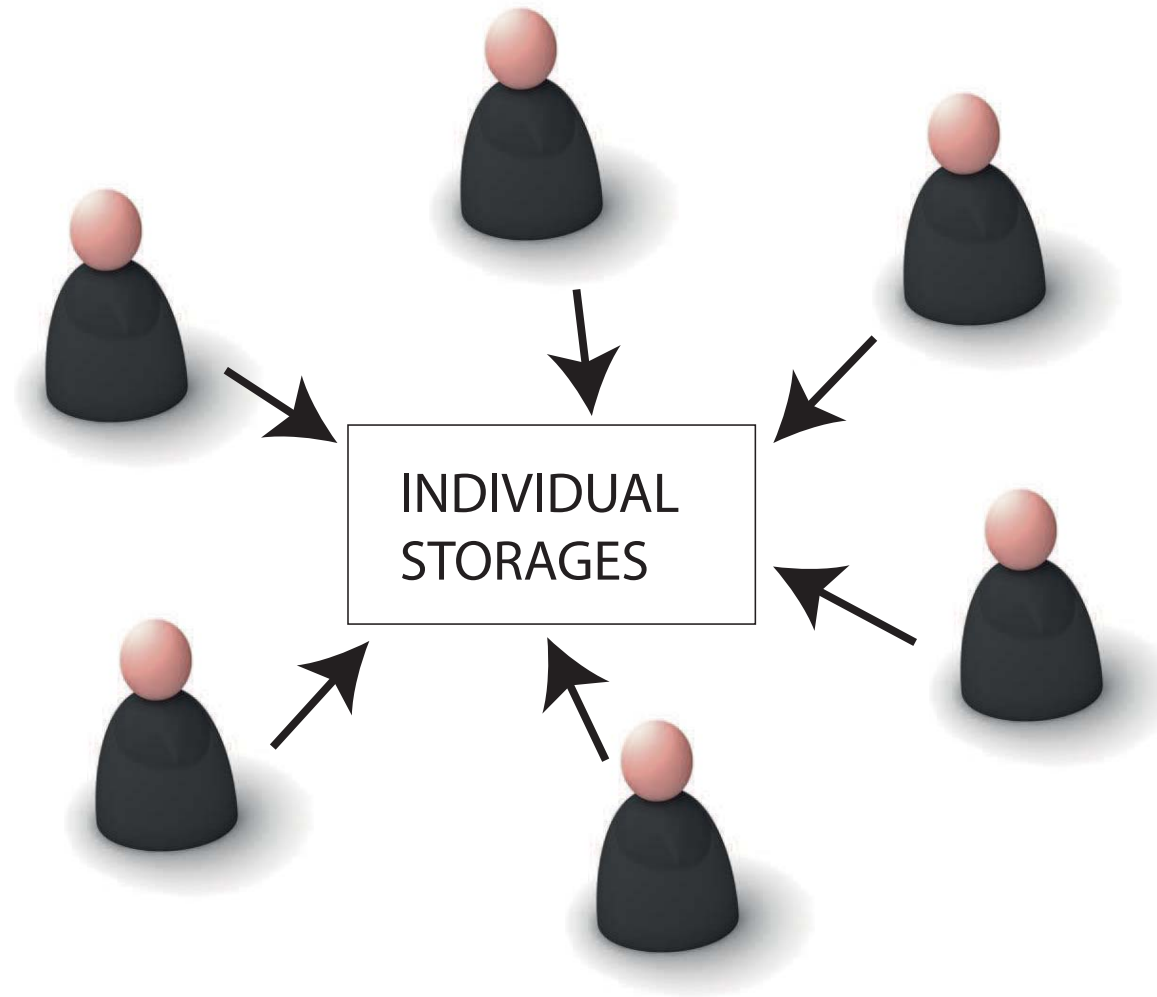
--> small enough to know each other

--> big enough to continue common activities when some households do not participate

Cohousing as it was intended in the seventies/eighties



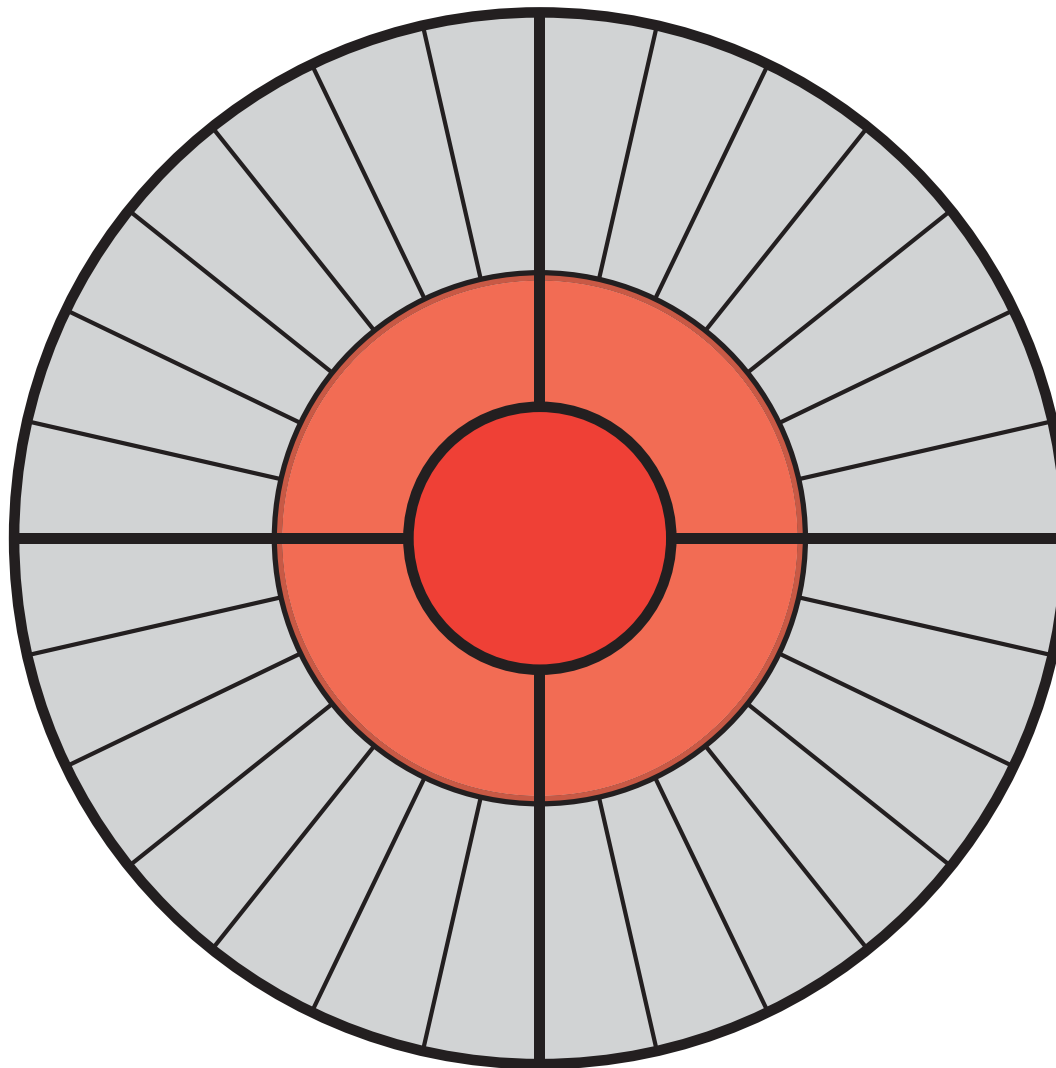
Cohousing as it now functions



Requirements for modern cohousing

- targeted for all households
- community activities & maintenance of the building organized, planned and managed by the residents themselves
- selection process for new residents to fit in the group
- each household has its own private resident with its own laundry facilities
- dwellings clustered around pedestrian street(s) or courtyard(s)
- cluster corridors, with a mix of 2 household groups, consist of 6-10 units (ideal: 7 units)
- households can freely use 5 collective facilities
- the size of a cohousing project ranges from 60 to 120 residences
- energy-neutral on the scale of the building

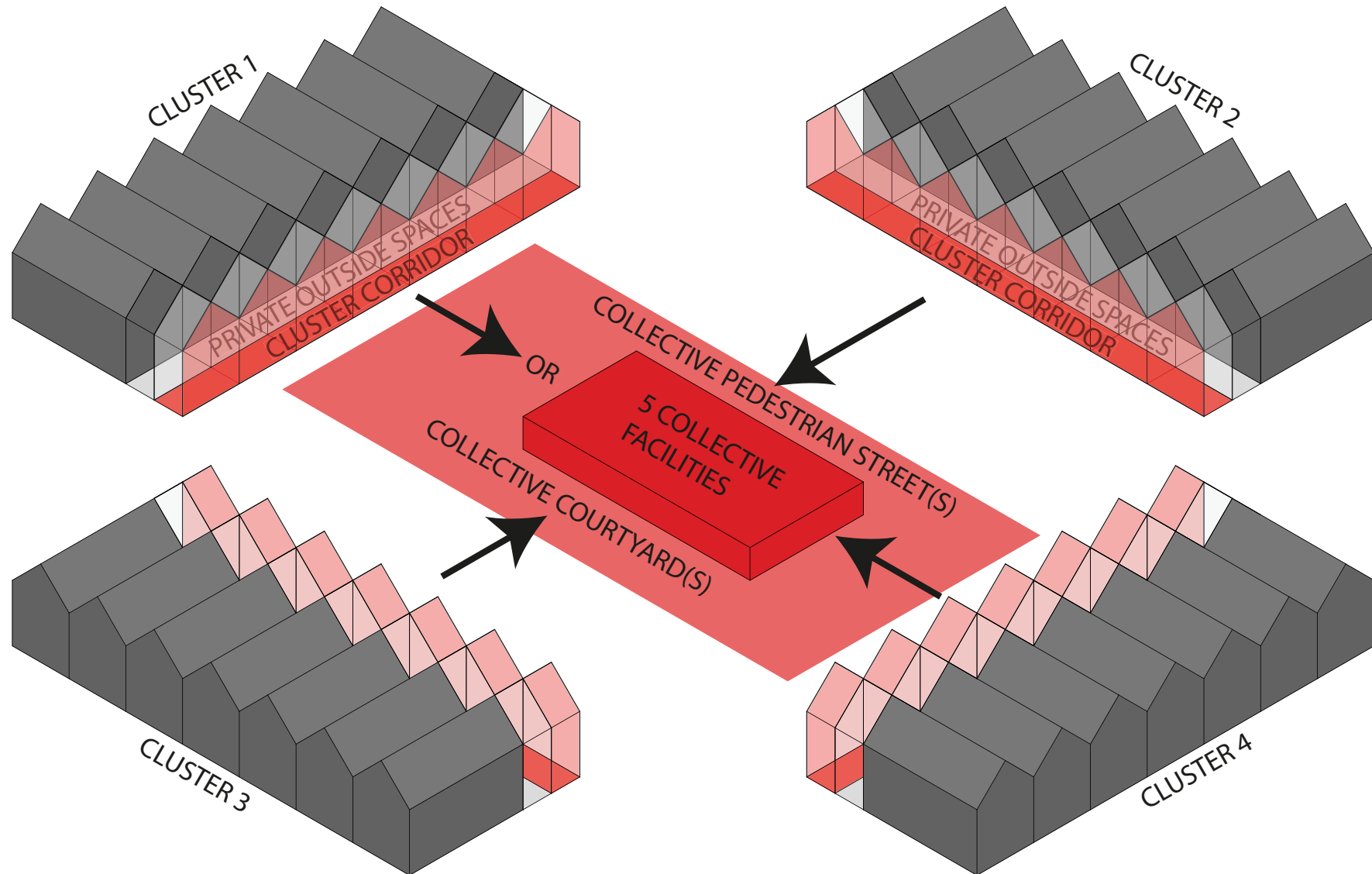
Layers of collectivity in cohousing anno 2013



- : collective facilities
 - * day care
 - * multifunctional room
 - * fitness room
 - * workspaces
 - * guest rooms
- : cluster corridor
- : dwelling units

COHOUSING

Principle drawing cohousing anno 2013



Characteristics of the site

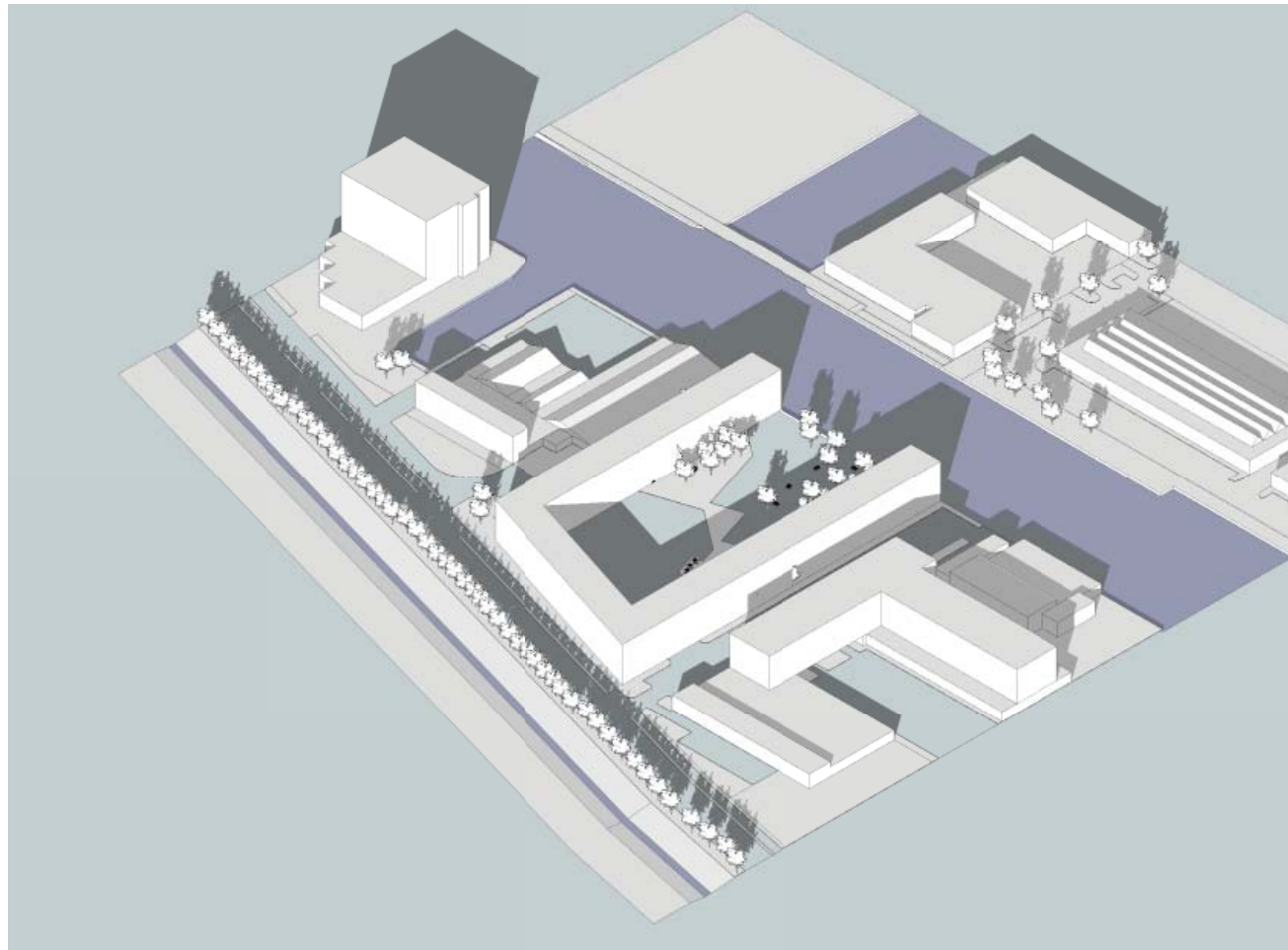


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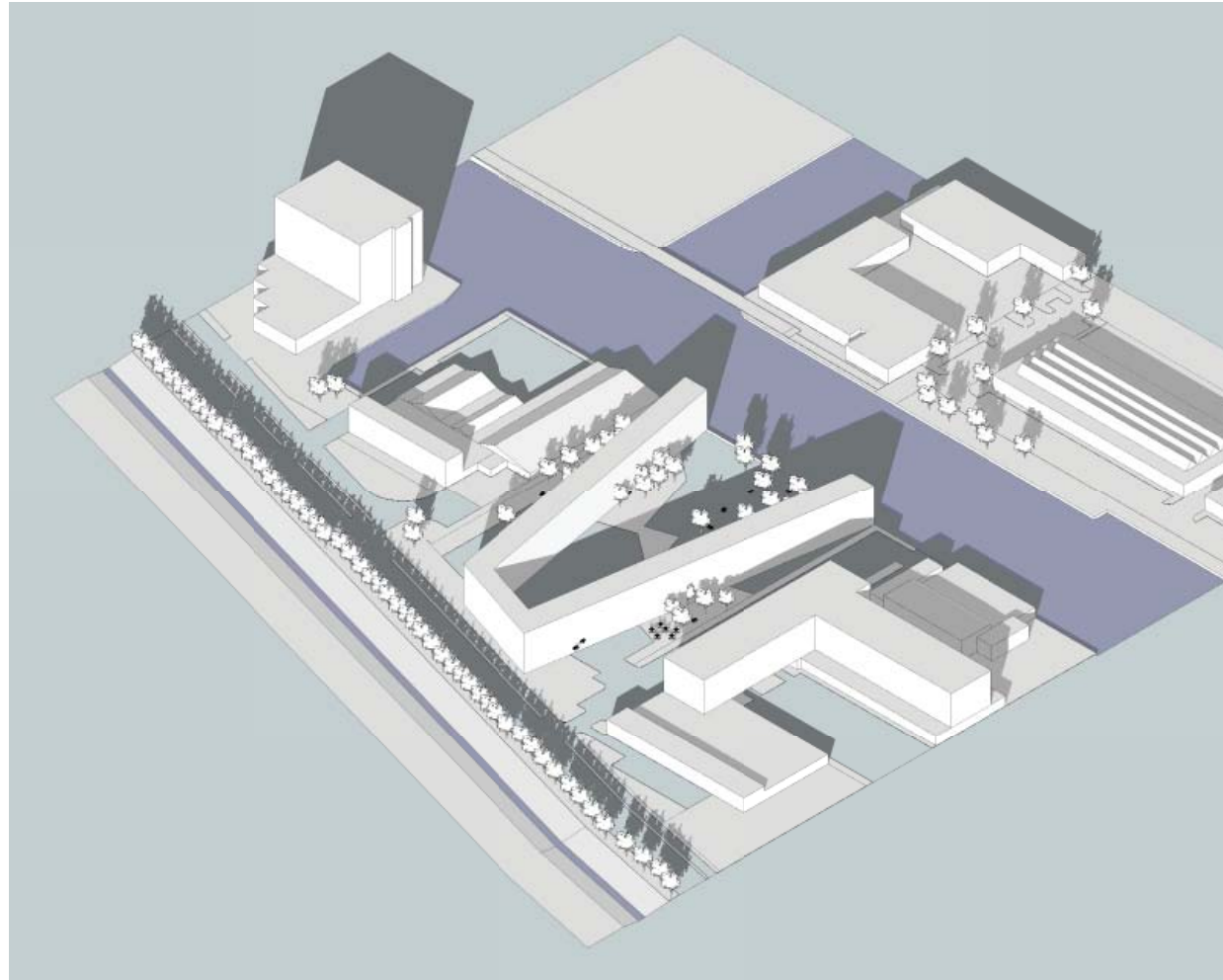
Points of departure

- saving trees
- view on the Duivendrechtse vaart
- 60-120 dwellings
- 4 different households
- 5 common facilities

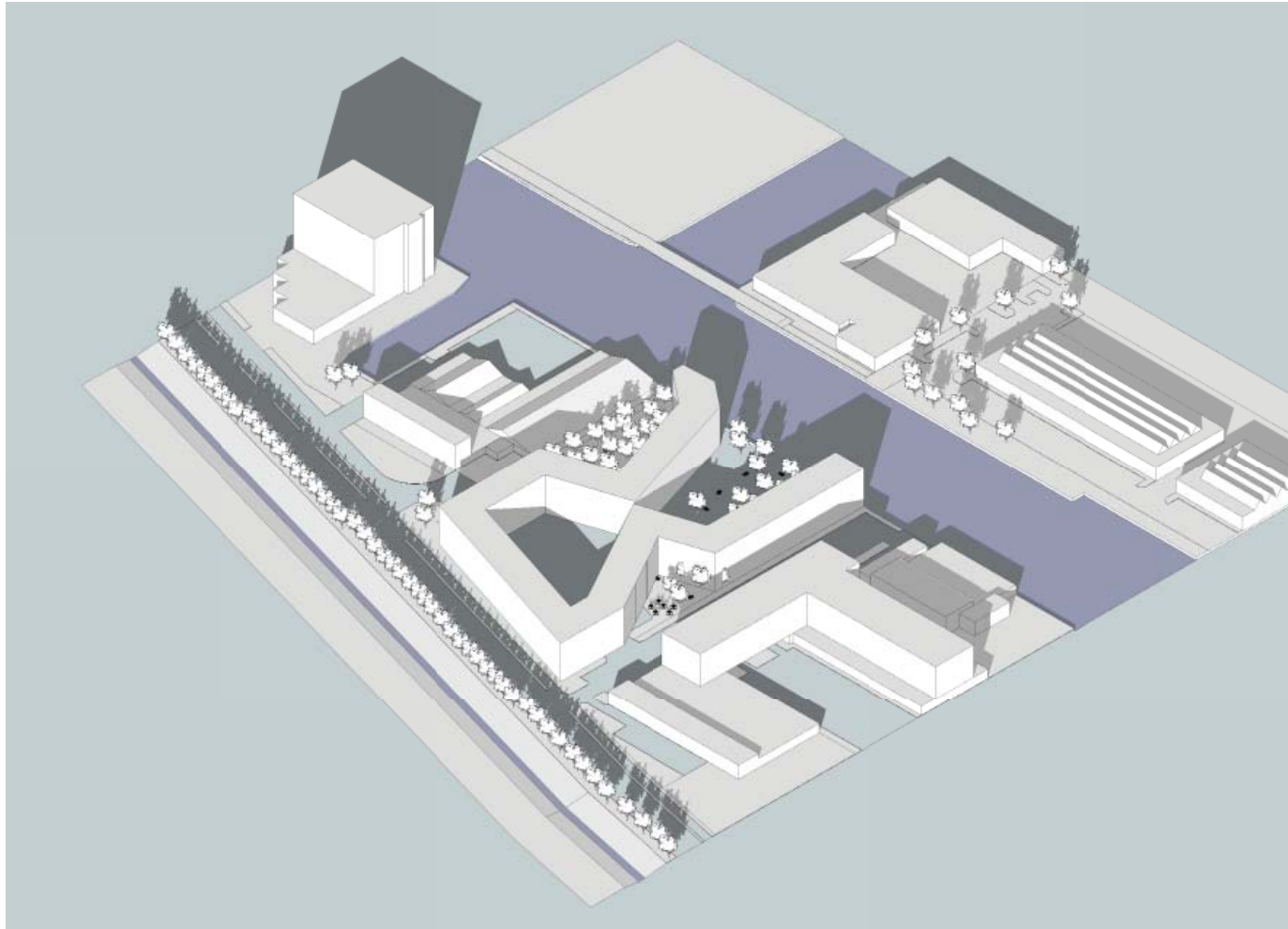
Design steps



Design steps

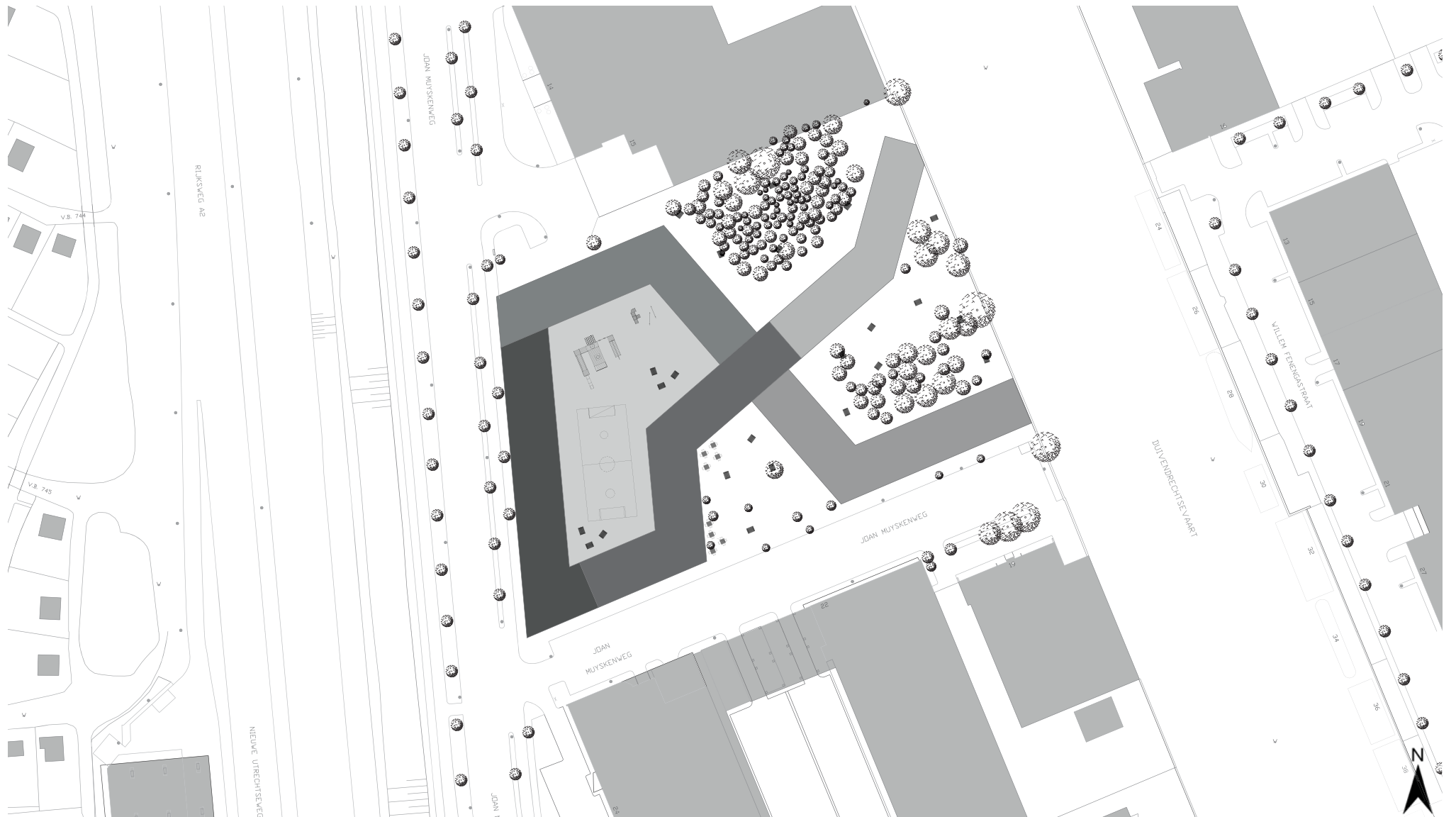


Design steps



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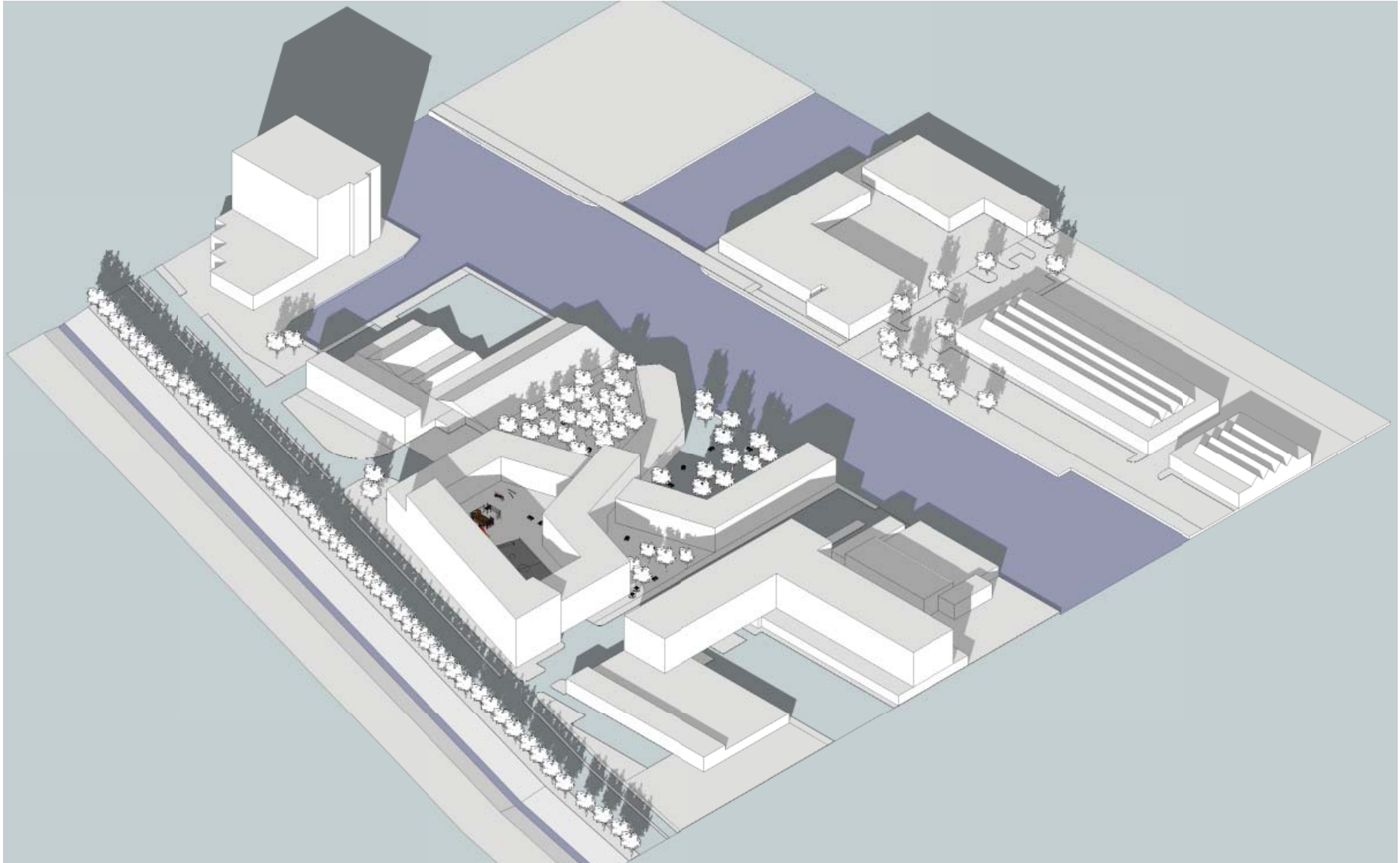
Design



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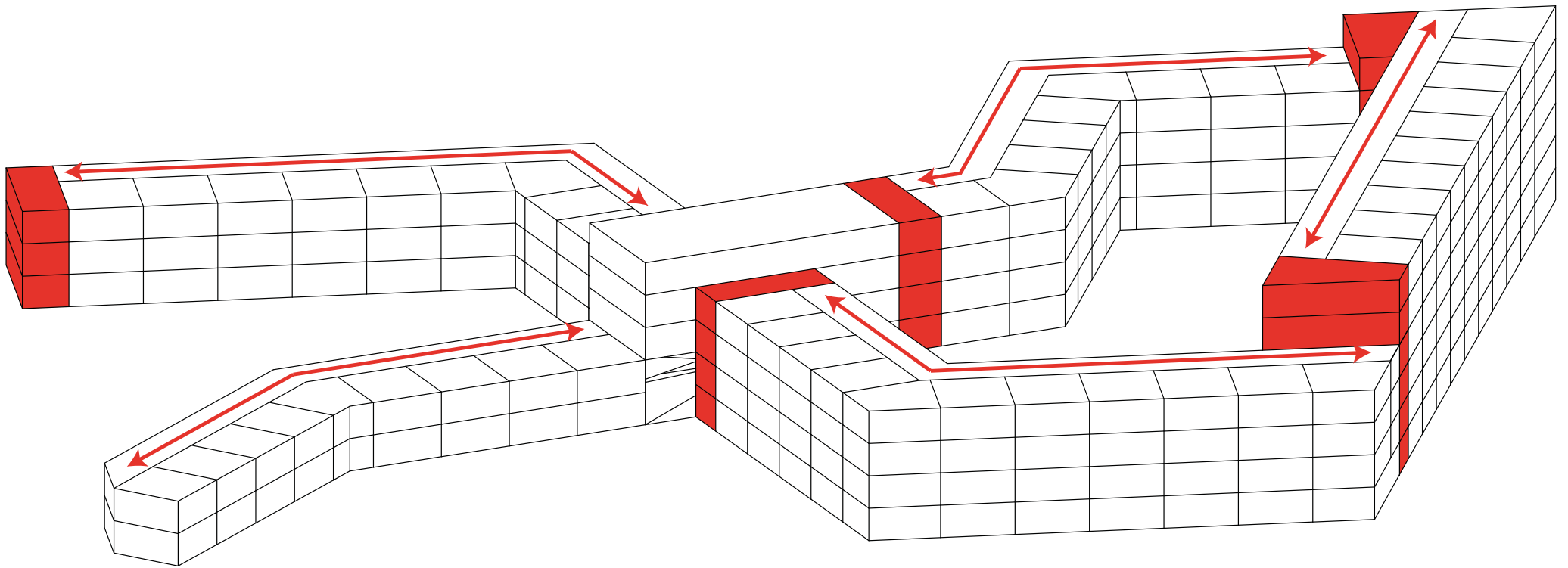
Axonometric view of the design



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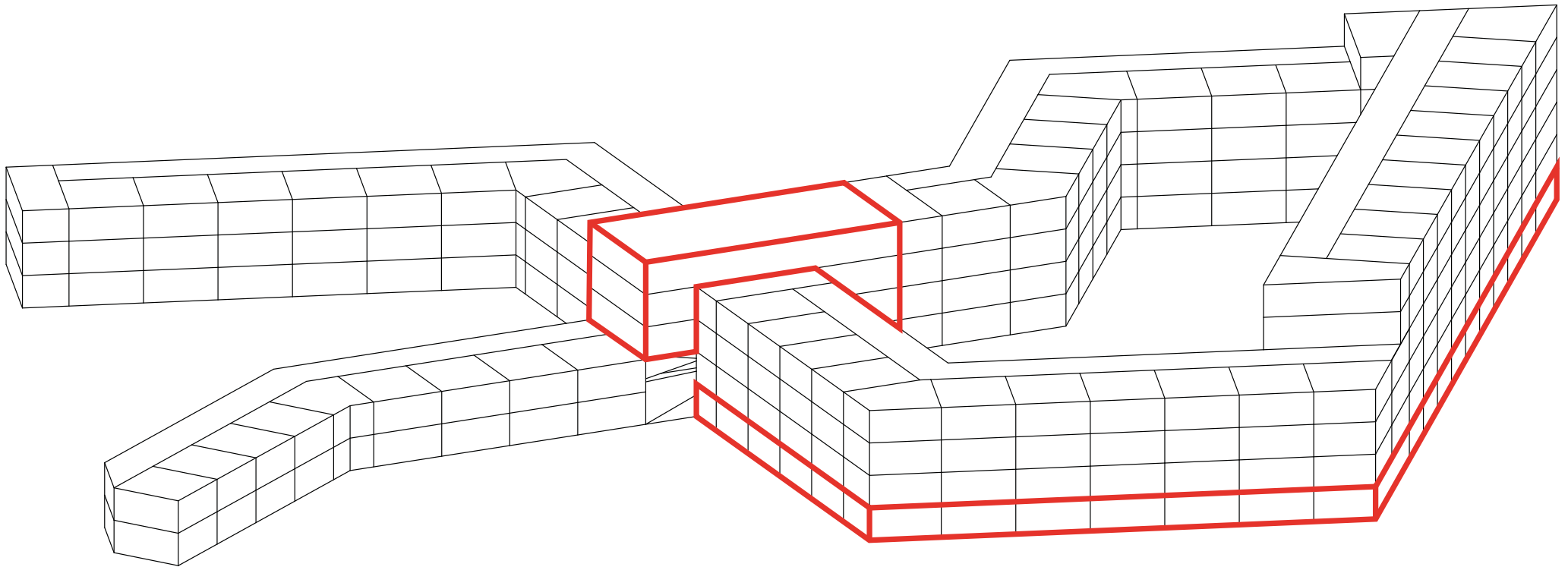
ENSEMBLE DESIGN

Circulation



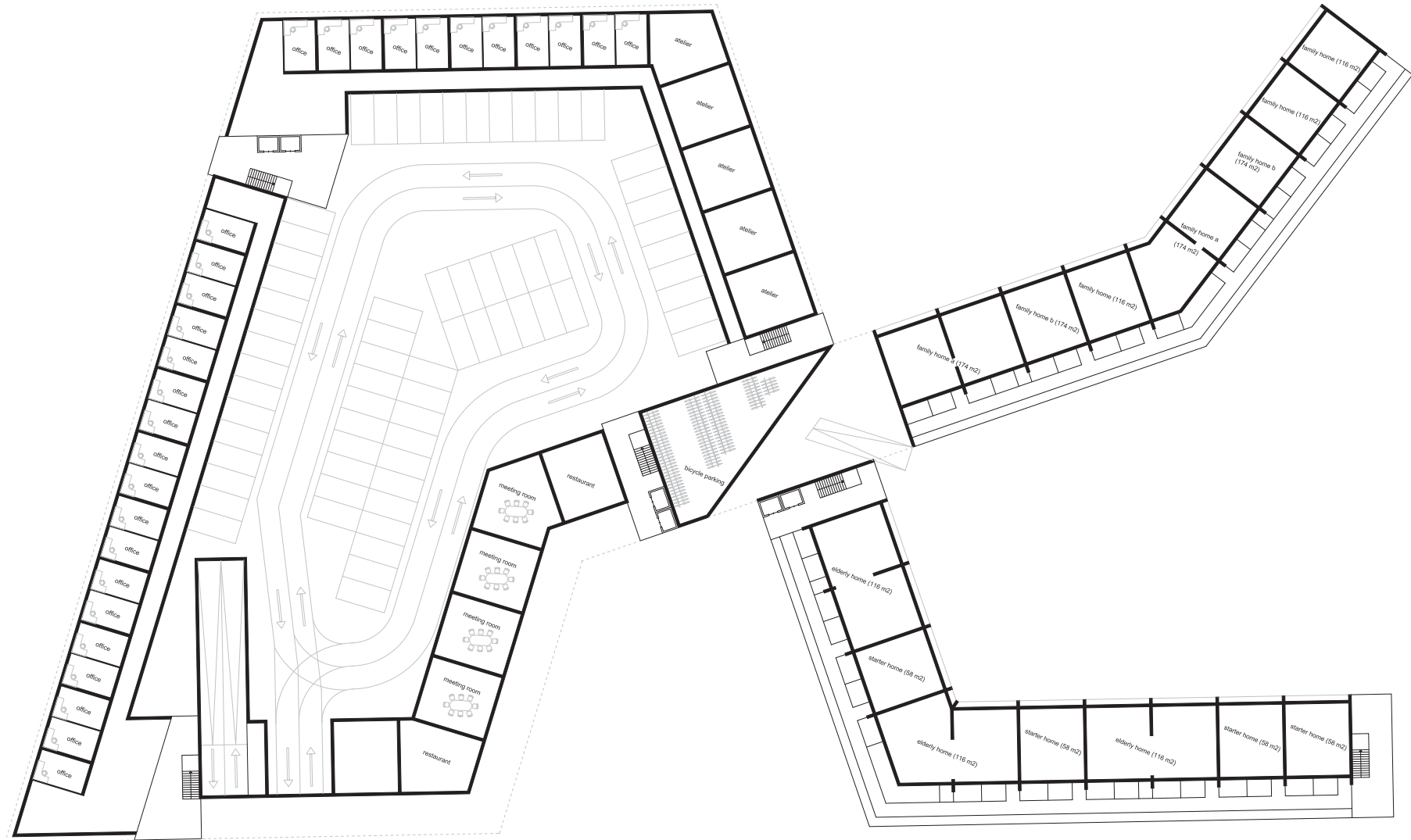
ENSEMBLE DESIGN

Other functions



ENSEMBLE DESIGN

Ground floor plan

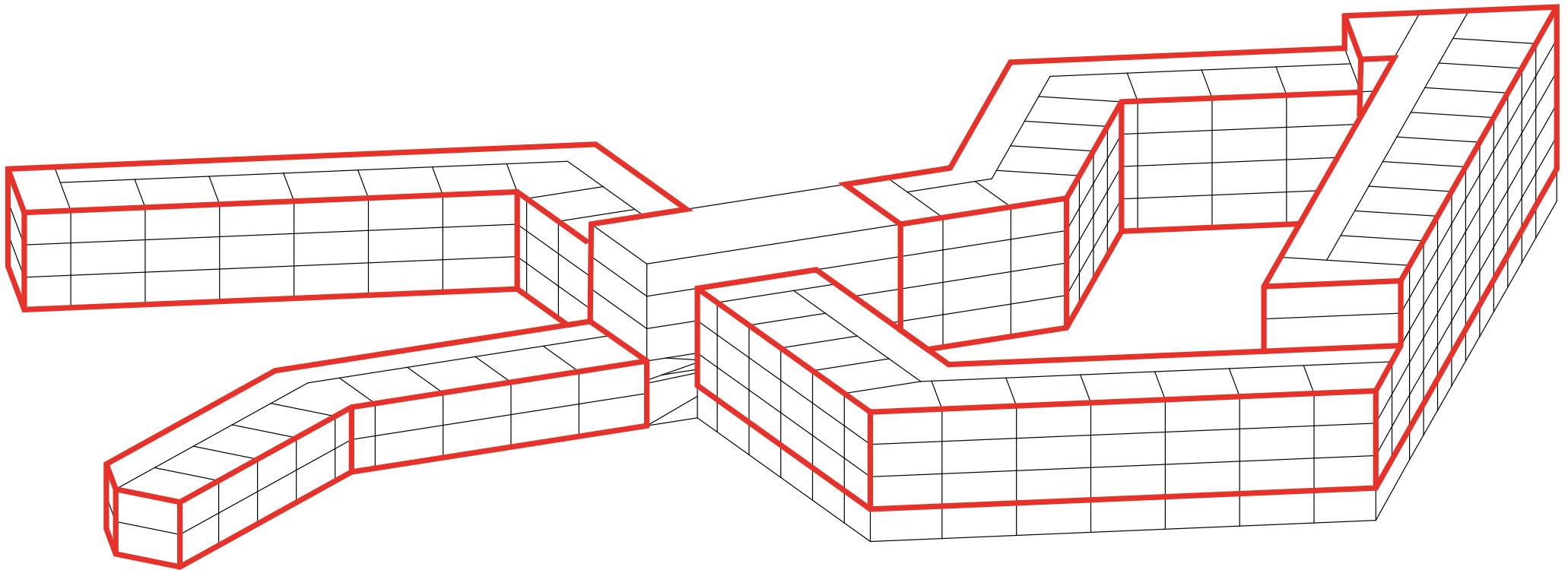


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ENSEMBLE DESIGN

Dwellings

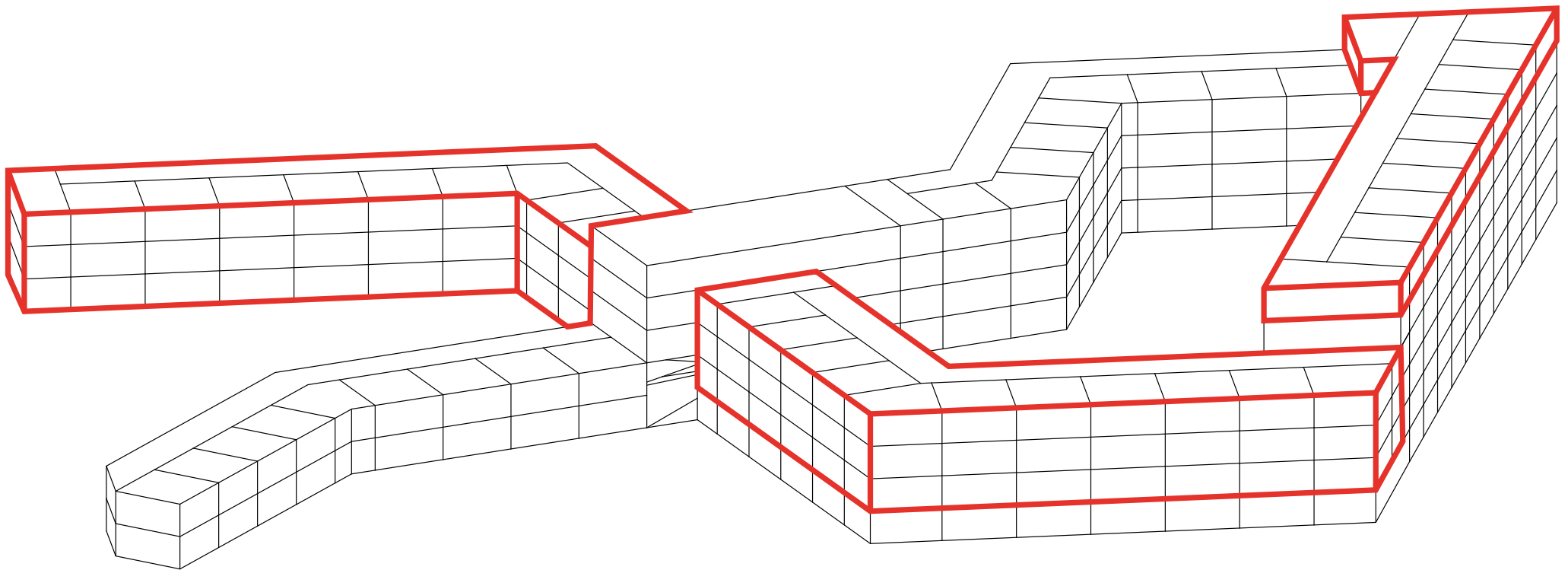


Target groups

- Starters
- Elderly people
- Small families
- Big families

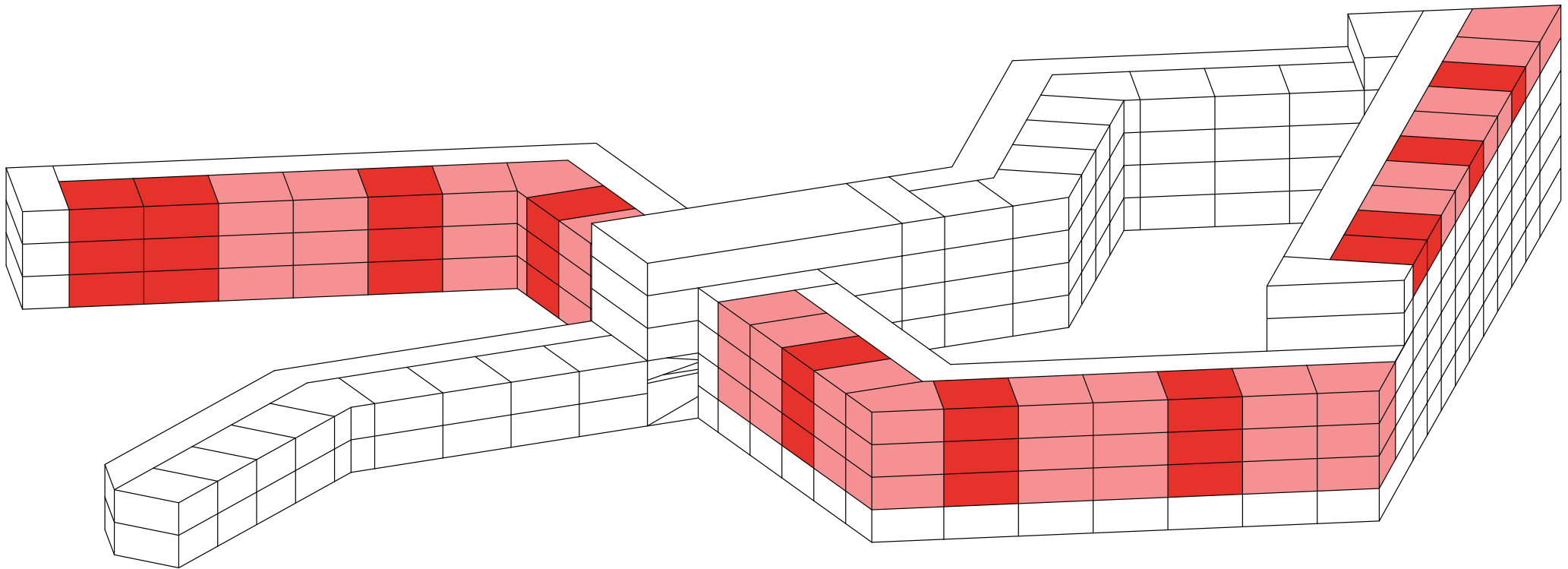
DWELLING DESIGN

Starters' homes & houses for the elderly

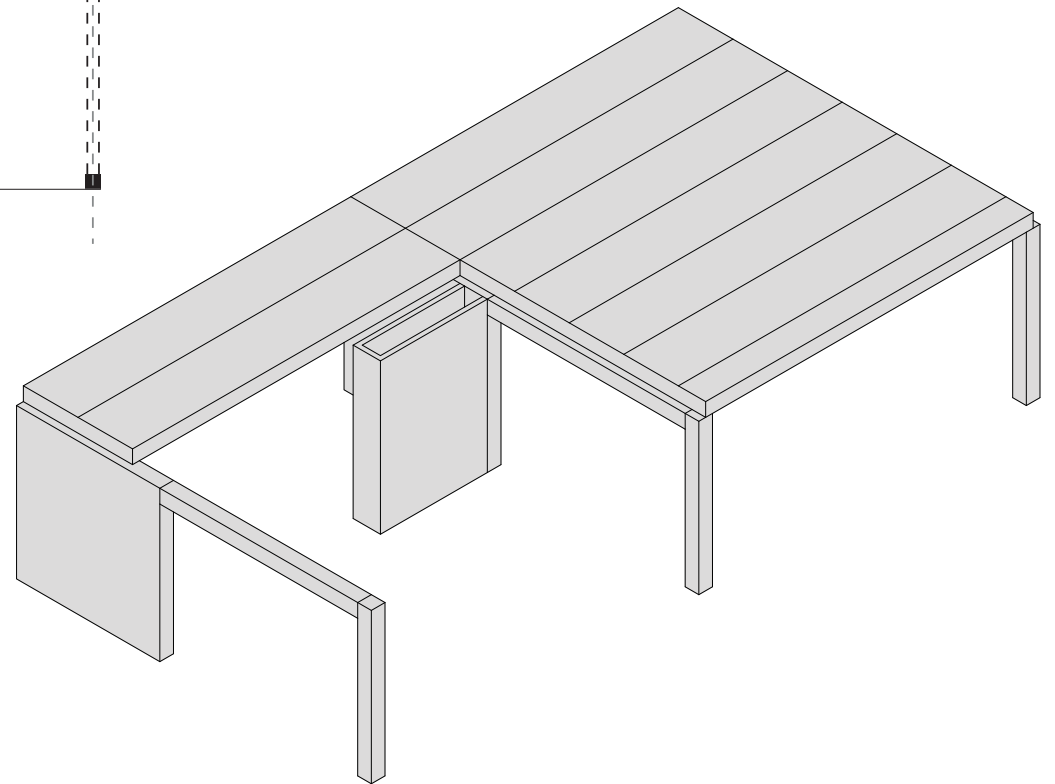
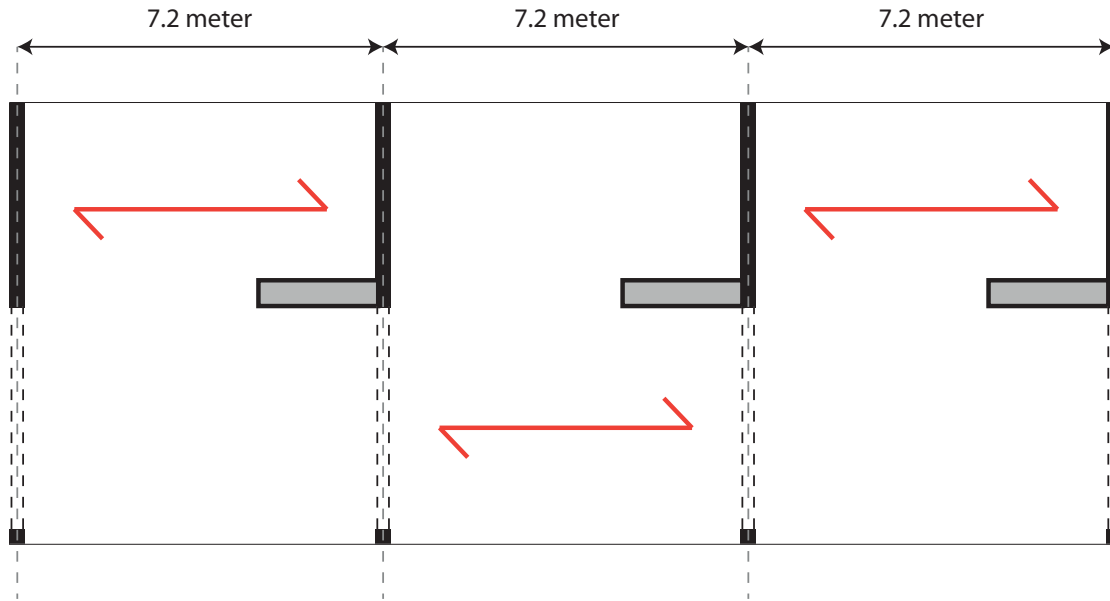


DWELLING DESIGN

Starters' homes & houses for the elderly

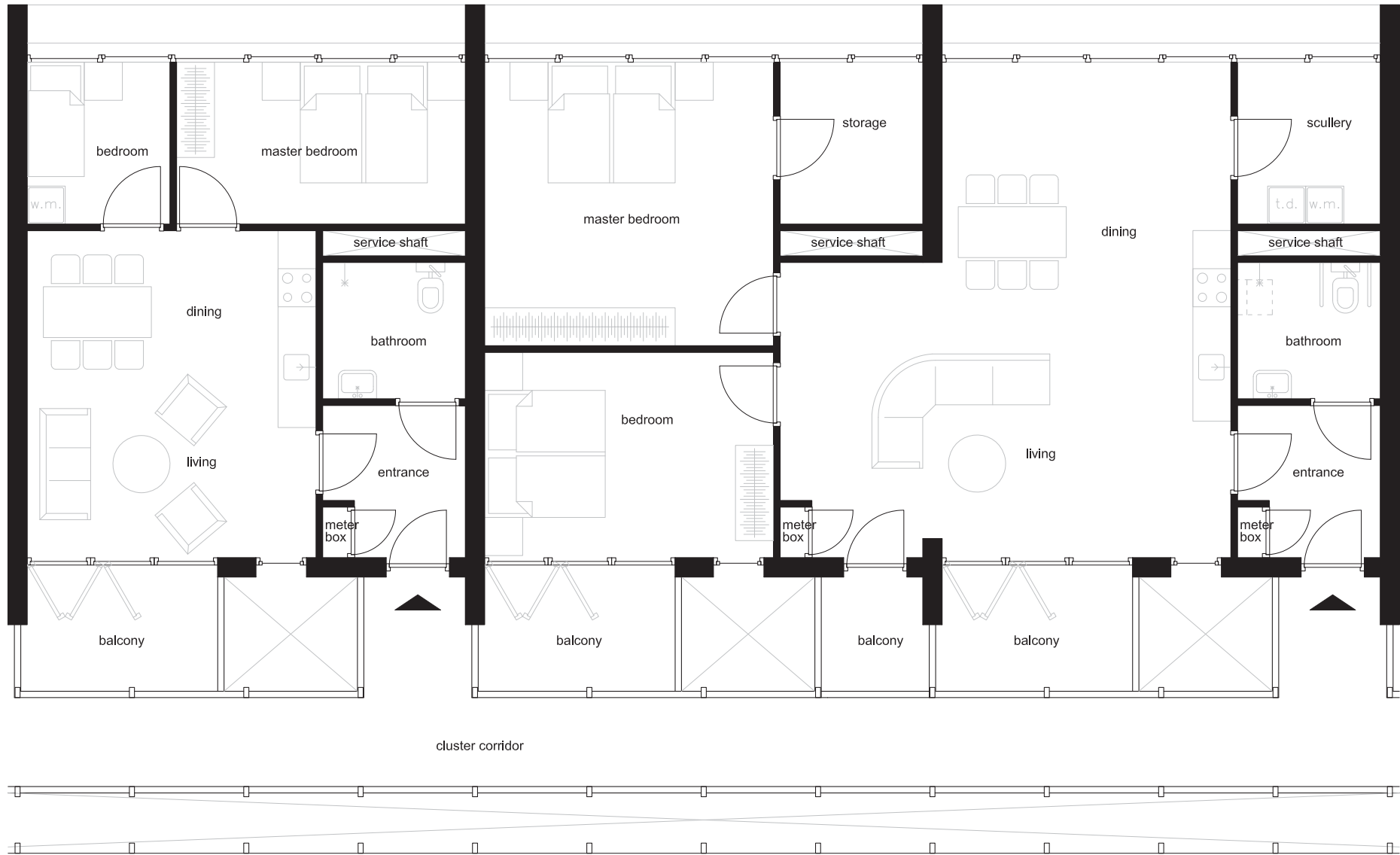


Structure



DWELLING DESIGN

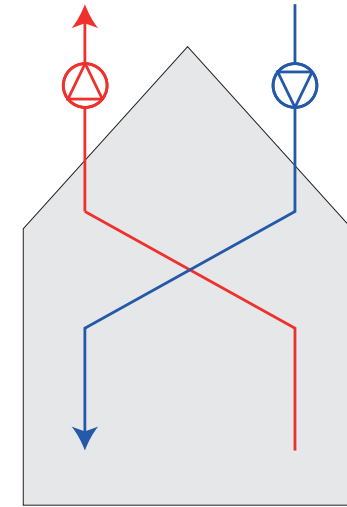
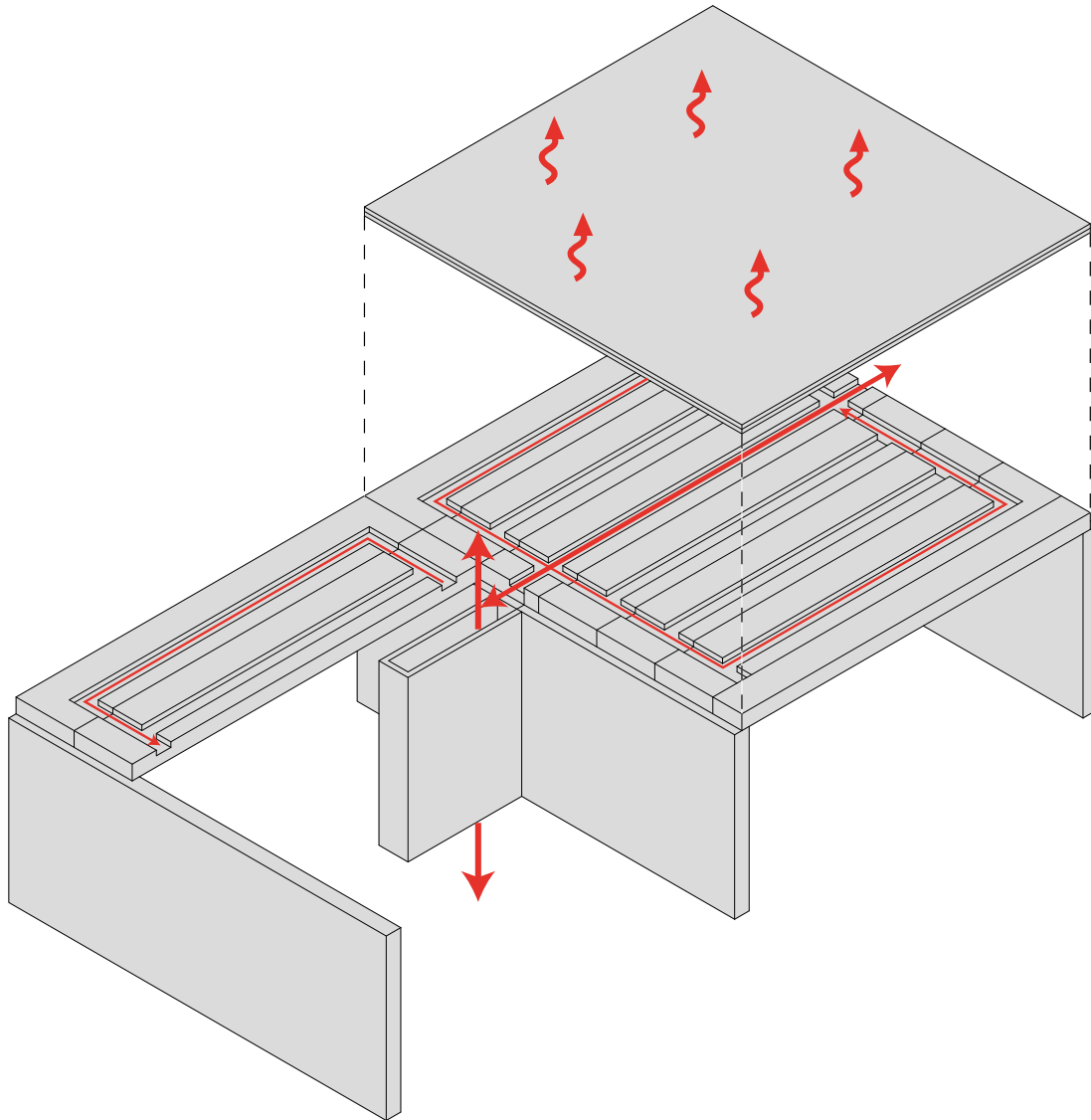
Starters' homes & houses for the elderly



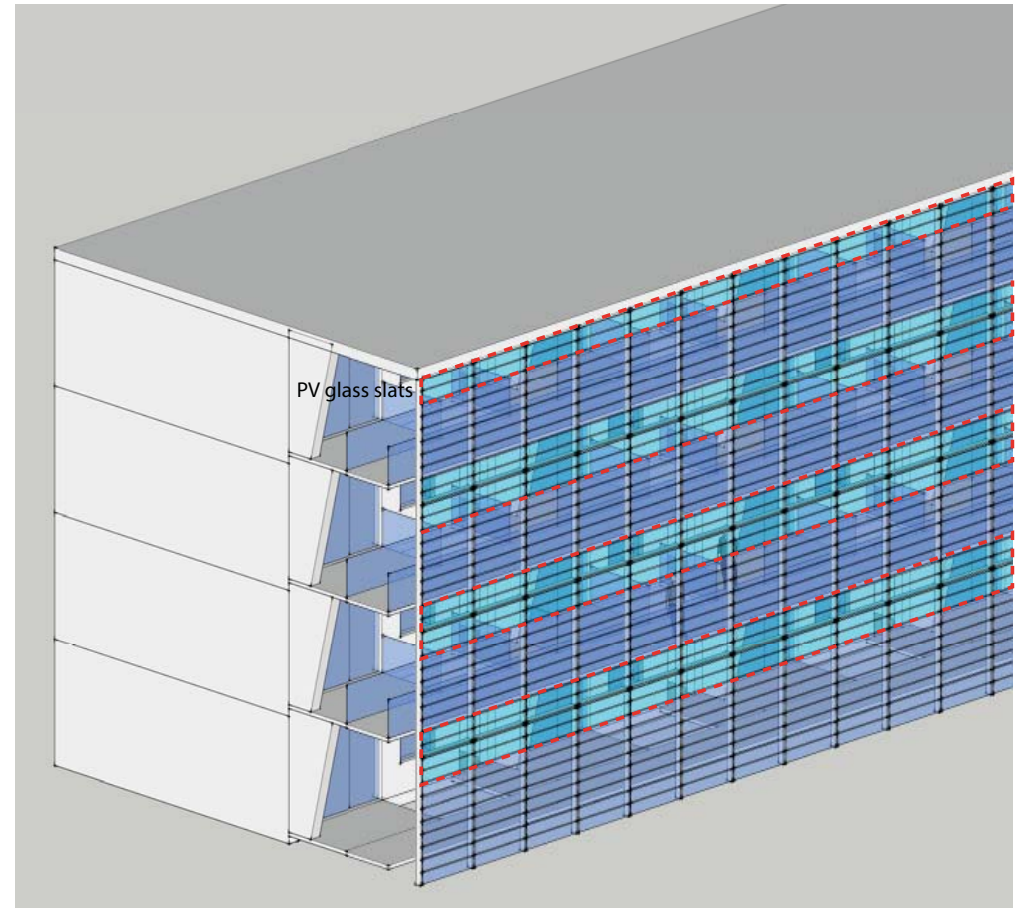
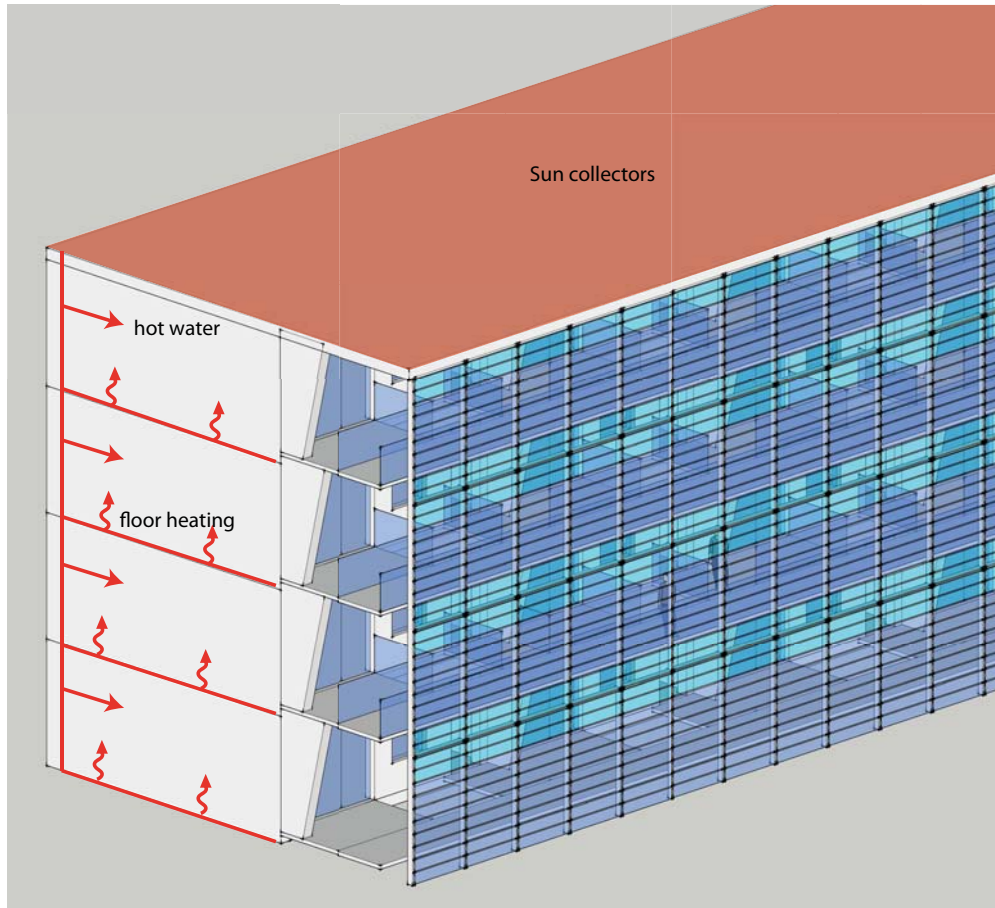
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Climate

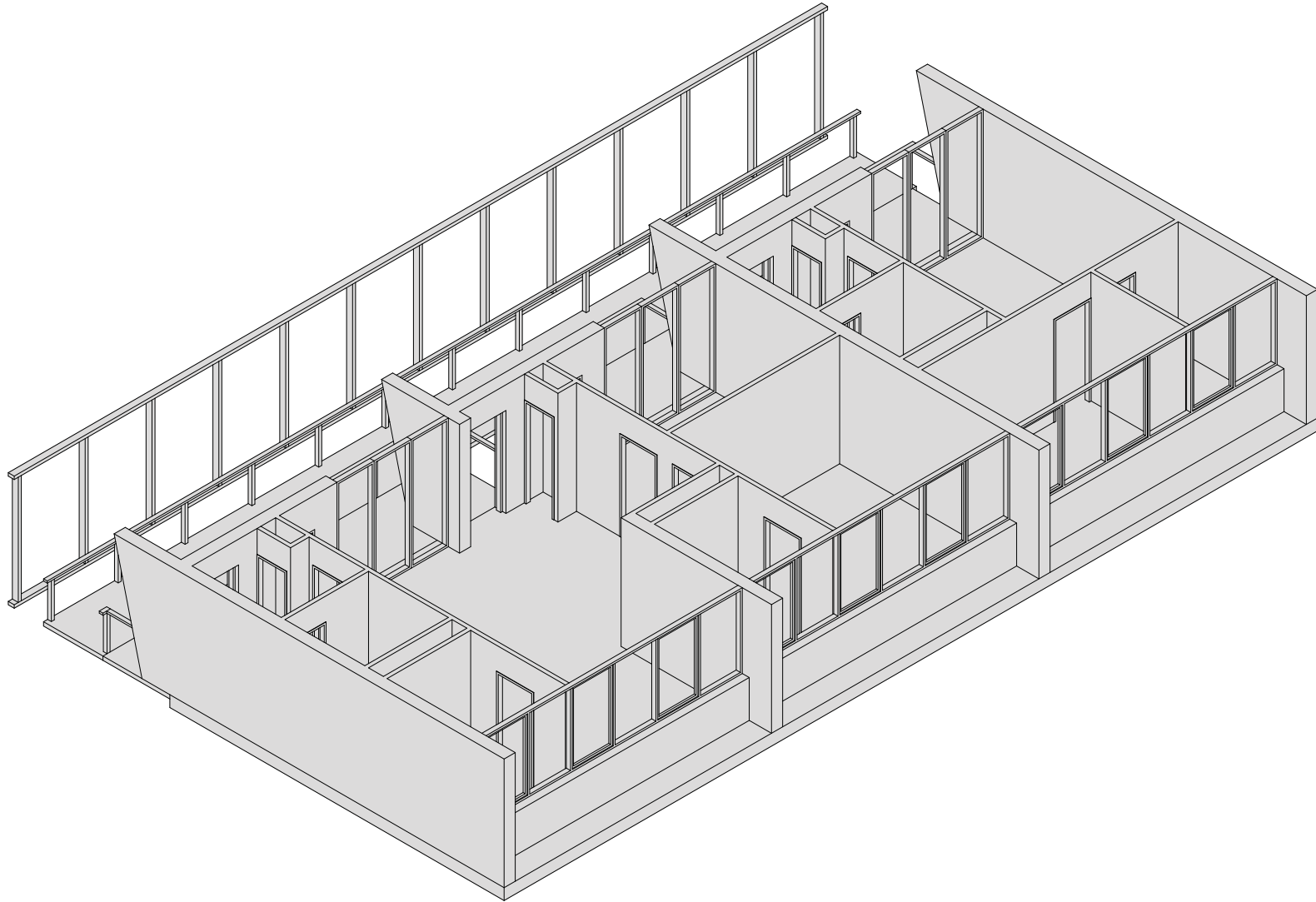


Climate



DWELLING DESIGN

Starters' homes & houses for the elderly

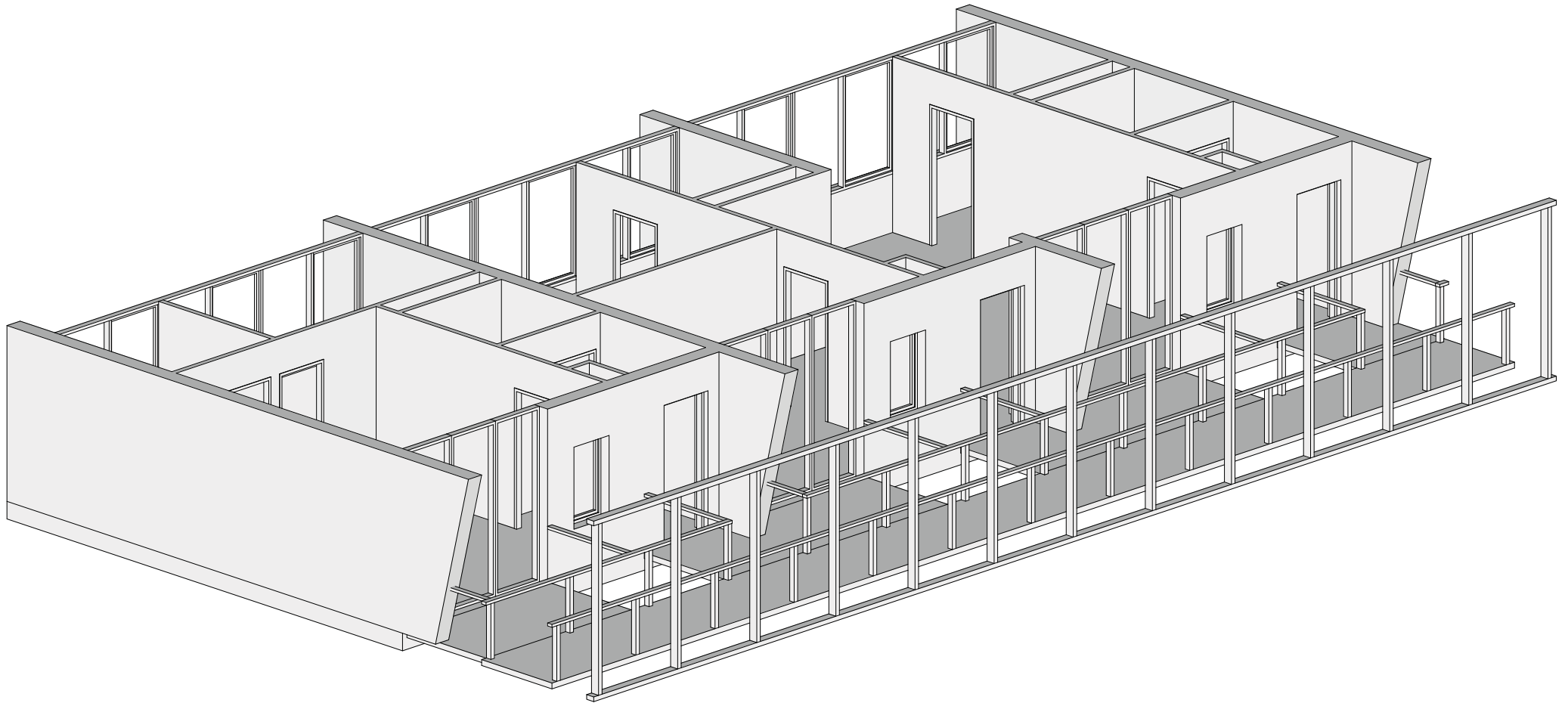


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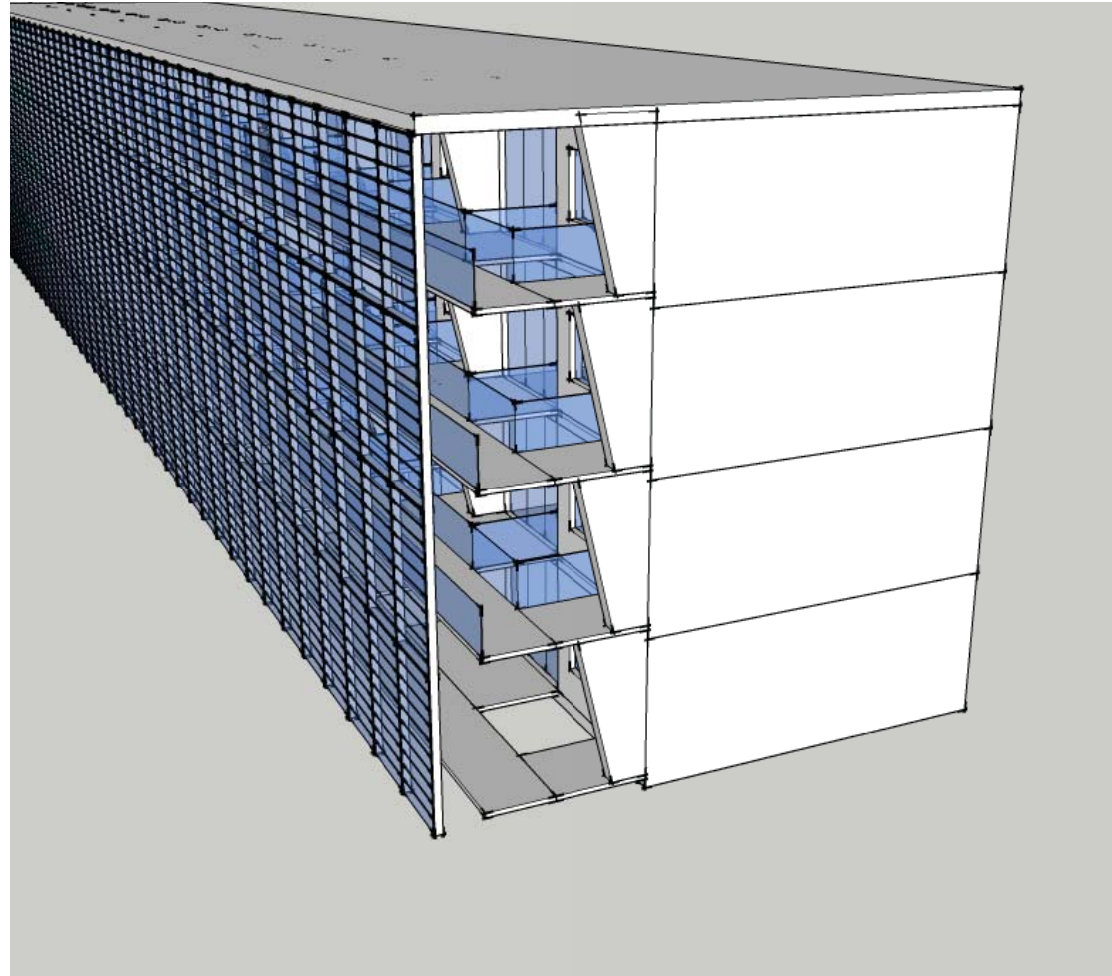
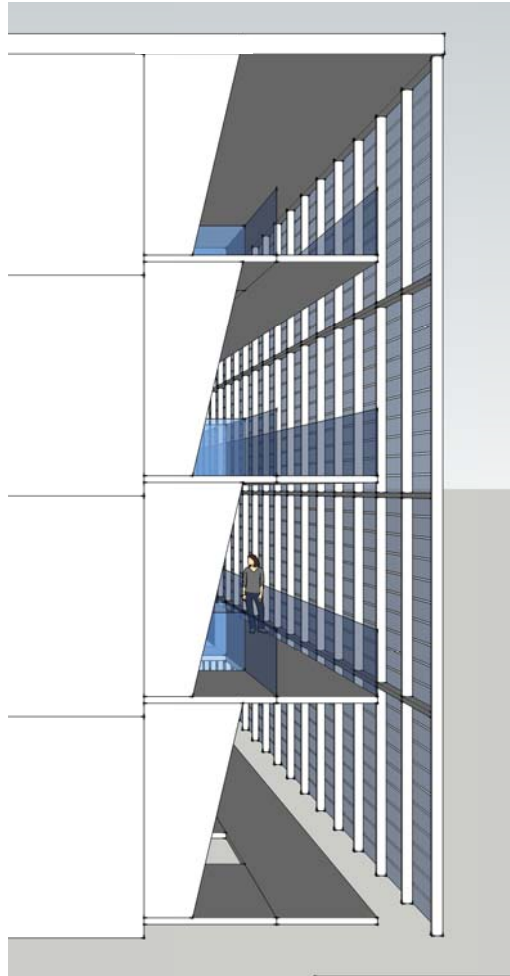
Starters' homes & houses for the elderly



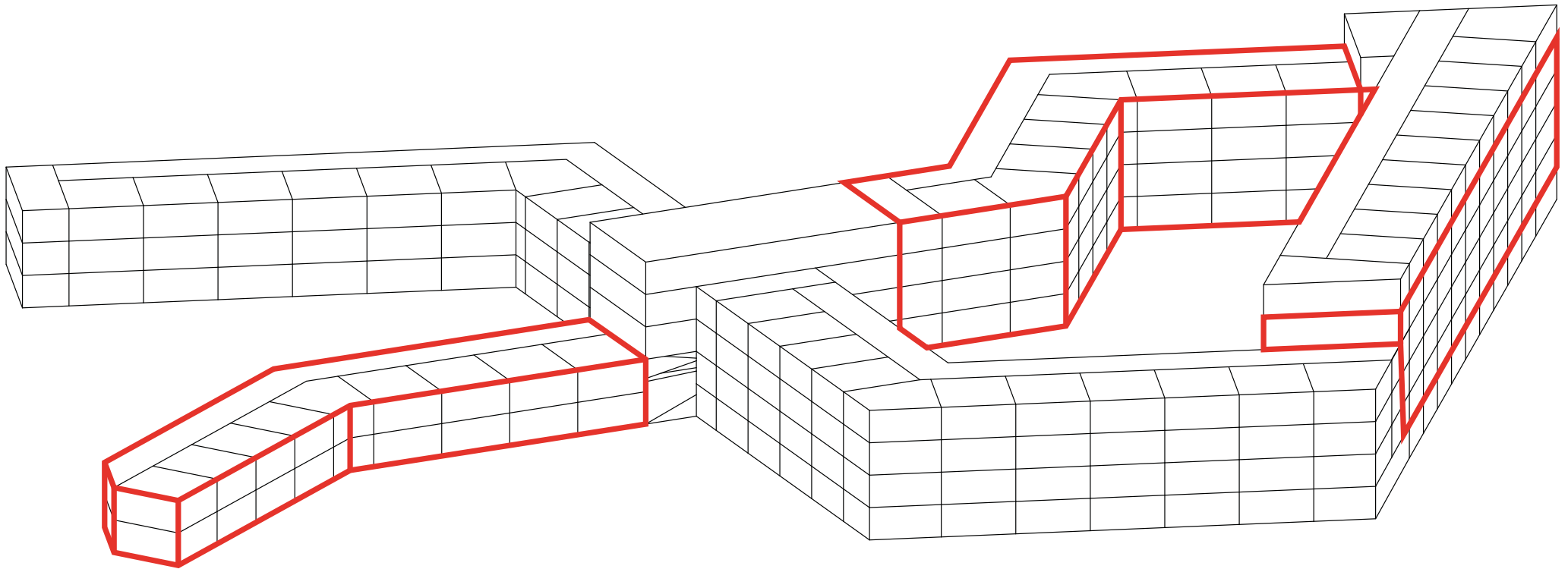
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Cluster corridor

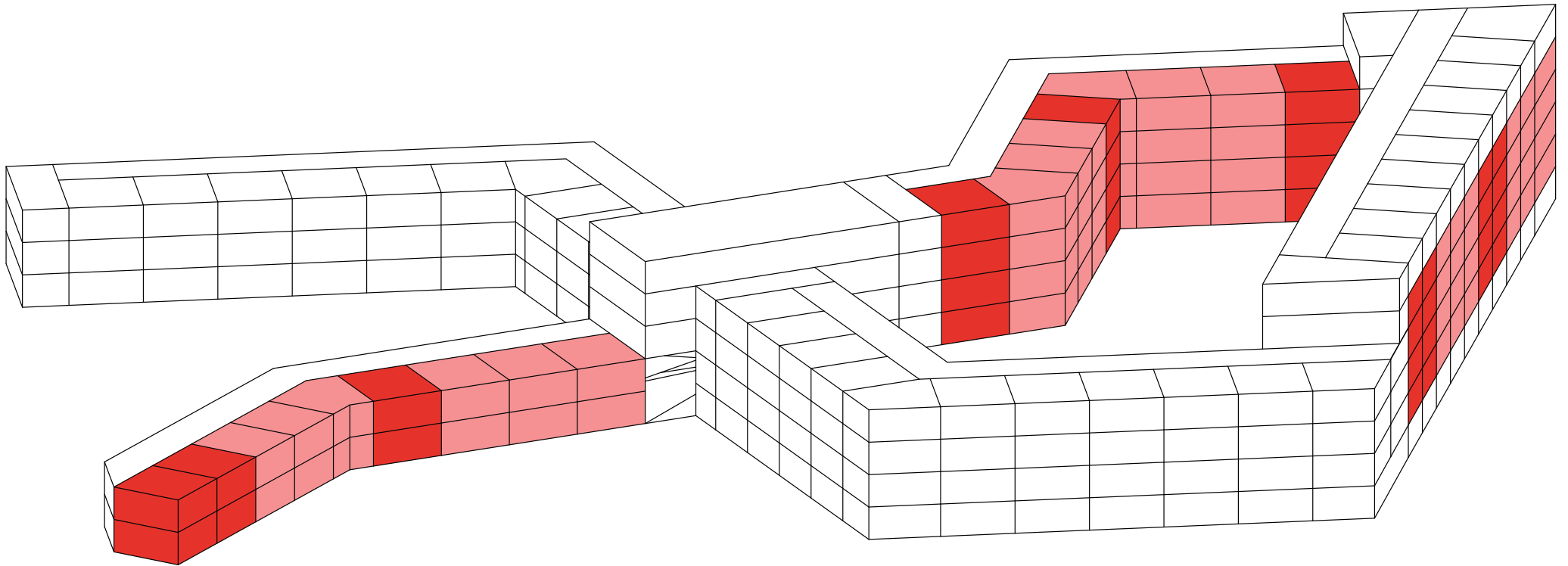


Small & big family houses



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Small & big family houses

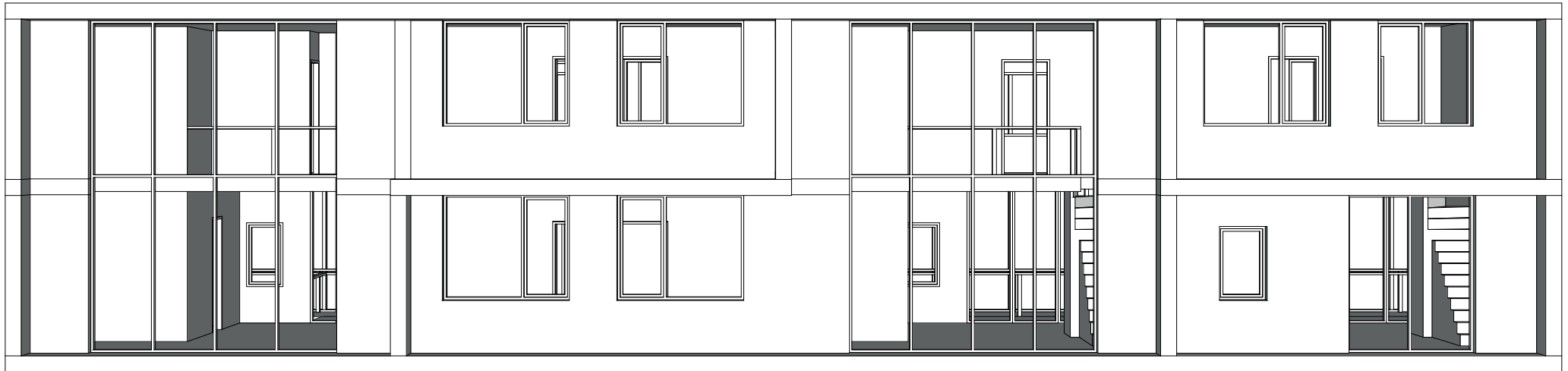


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Small & big family houses



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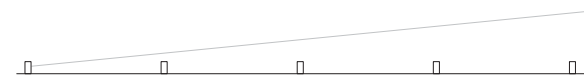
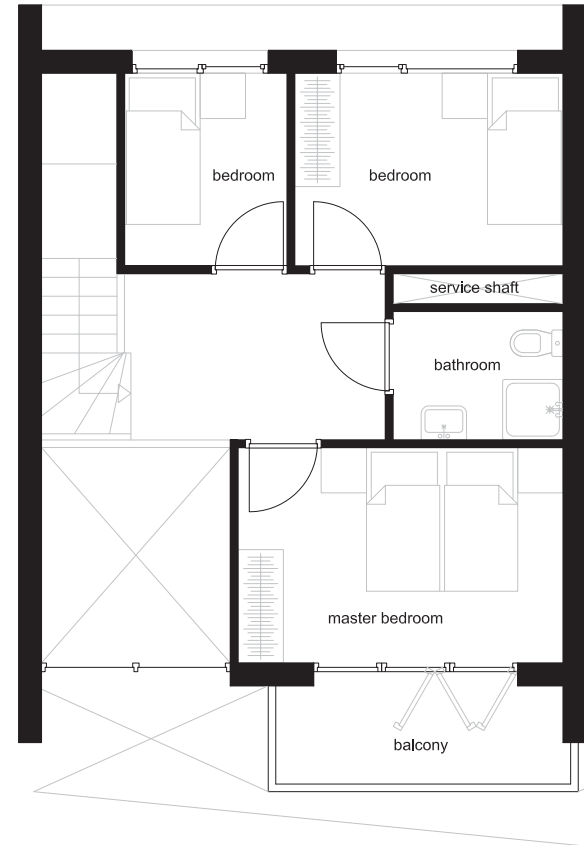
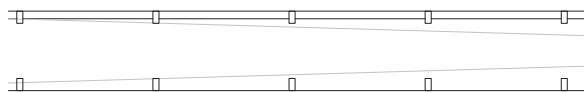
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Small & big family houses

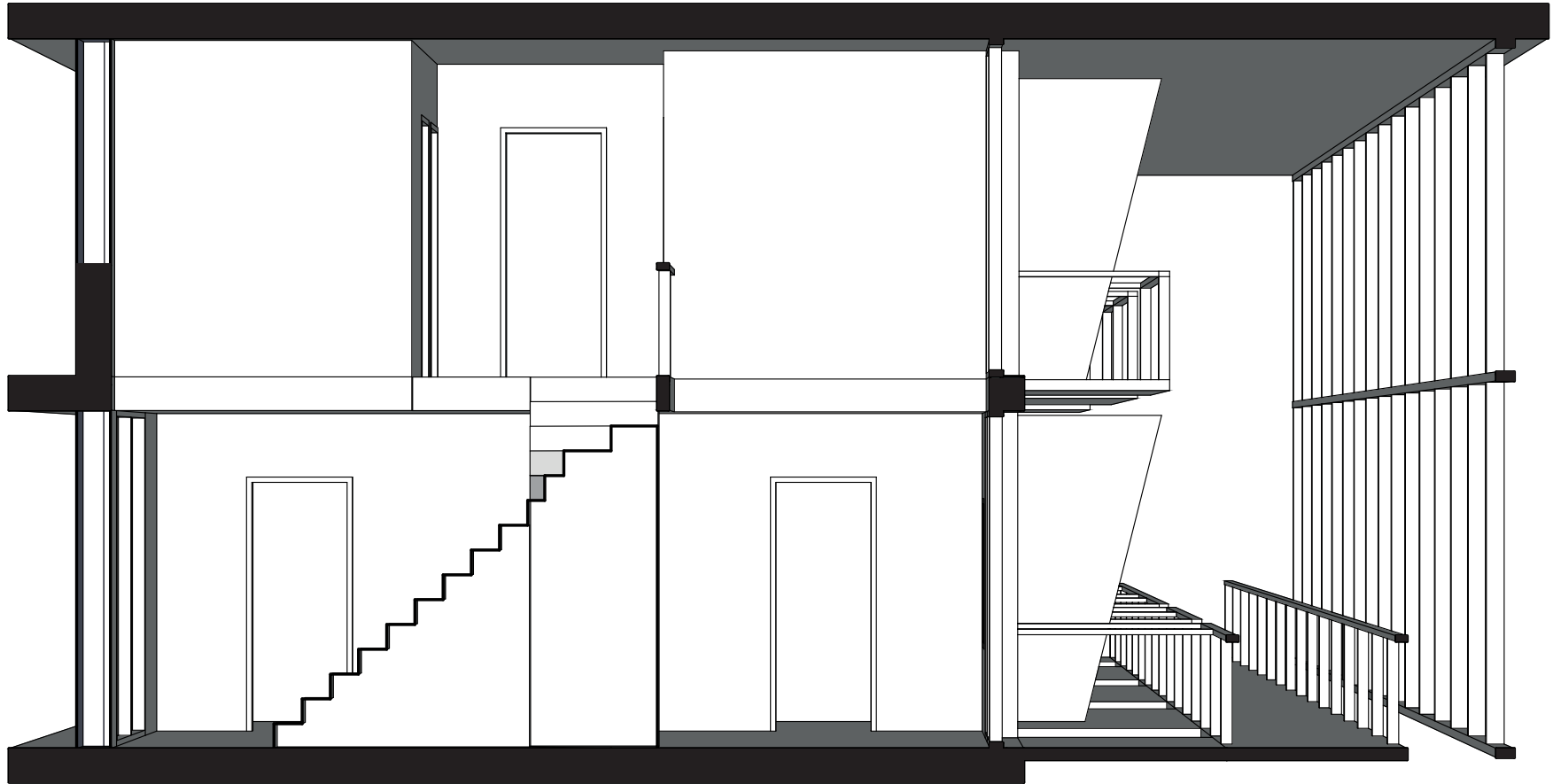


cluster co



DWELLING DESIGN

Small & big family houses

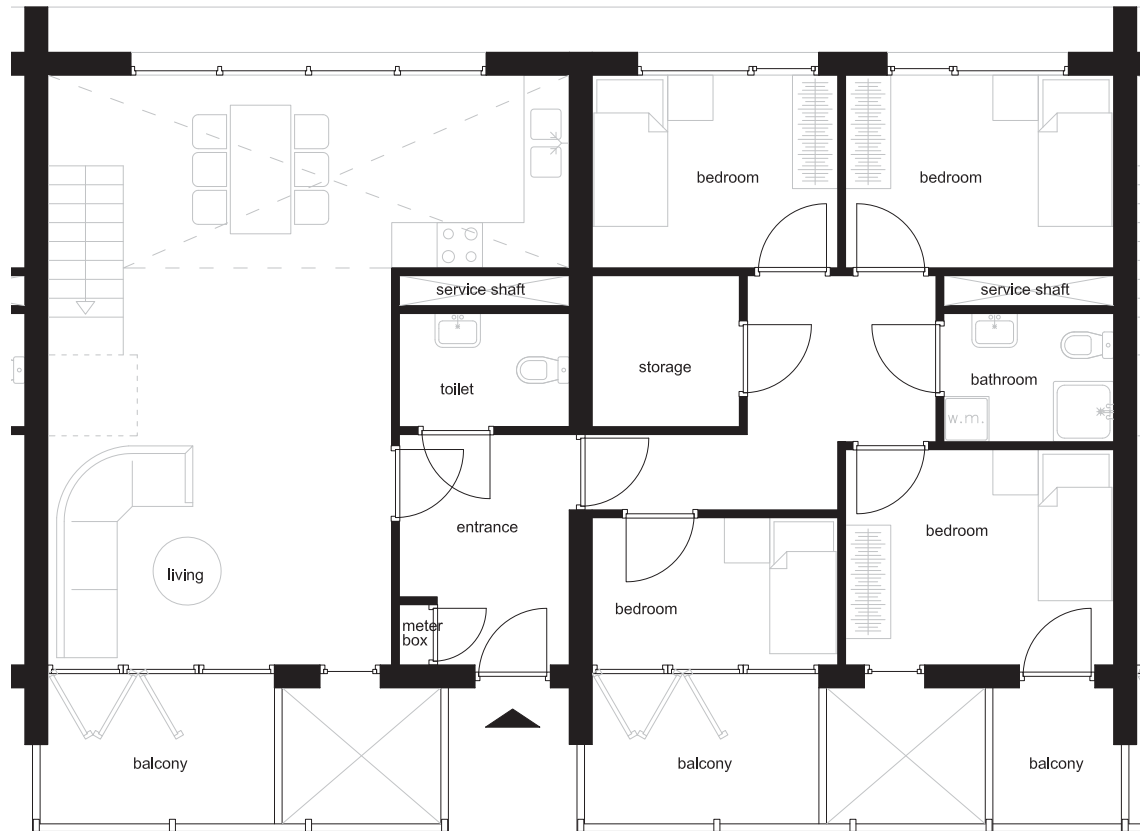


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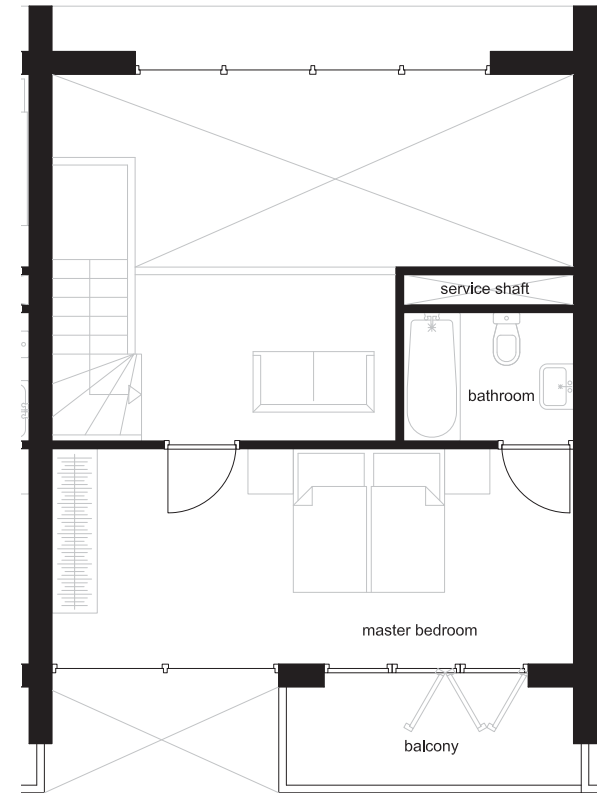
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DWELLING DESIGN

Small & big family houses



ster corridor



DWELLING DESIGN

Small & big family houses

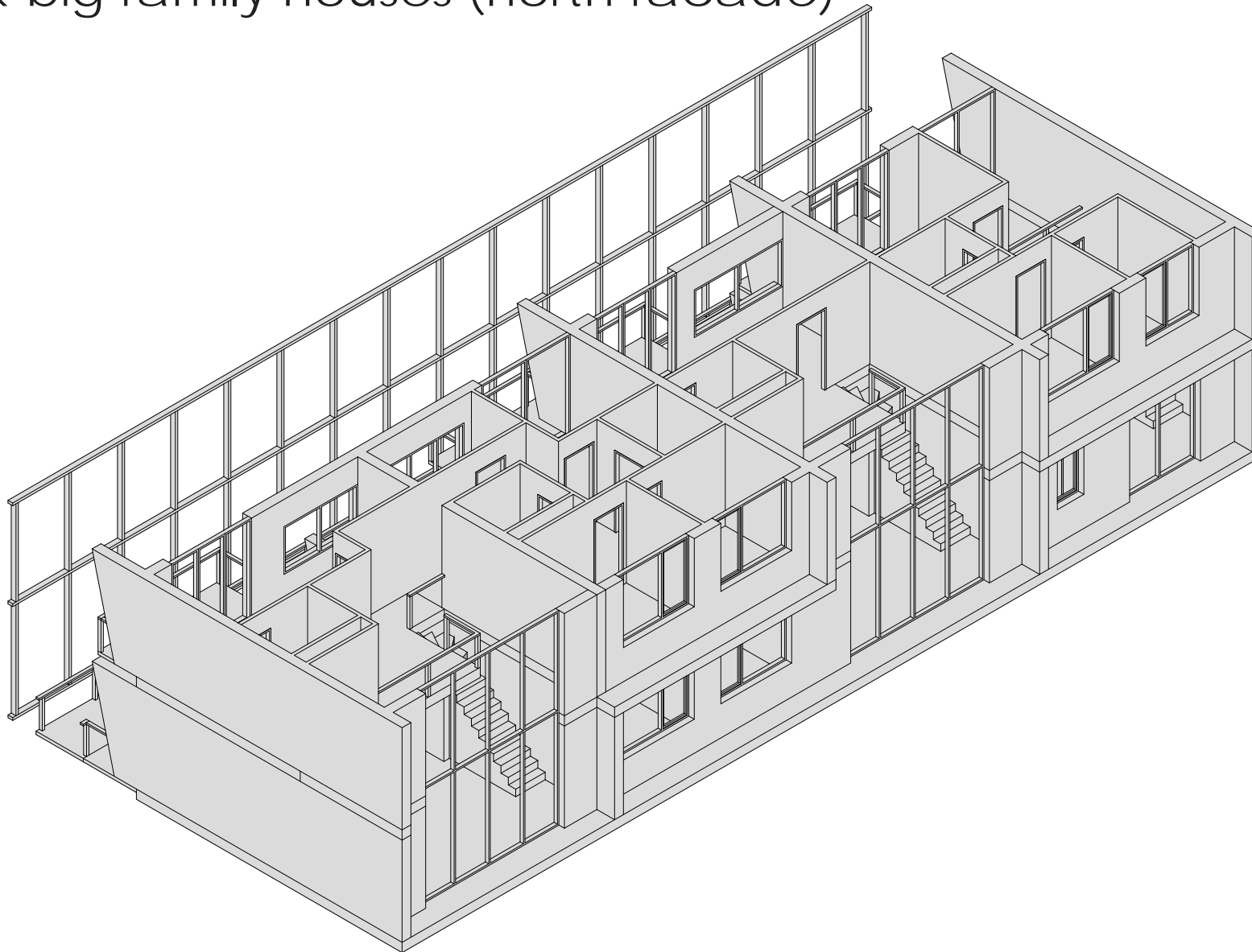


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FACADE DESIGN

Small & big family houses (north facade)

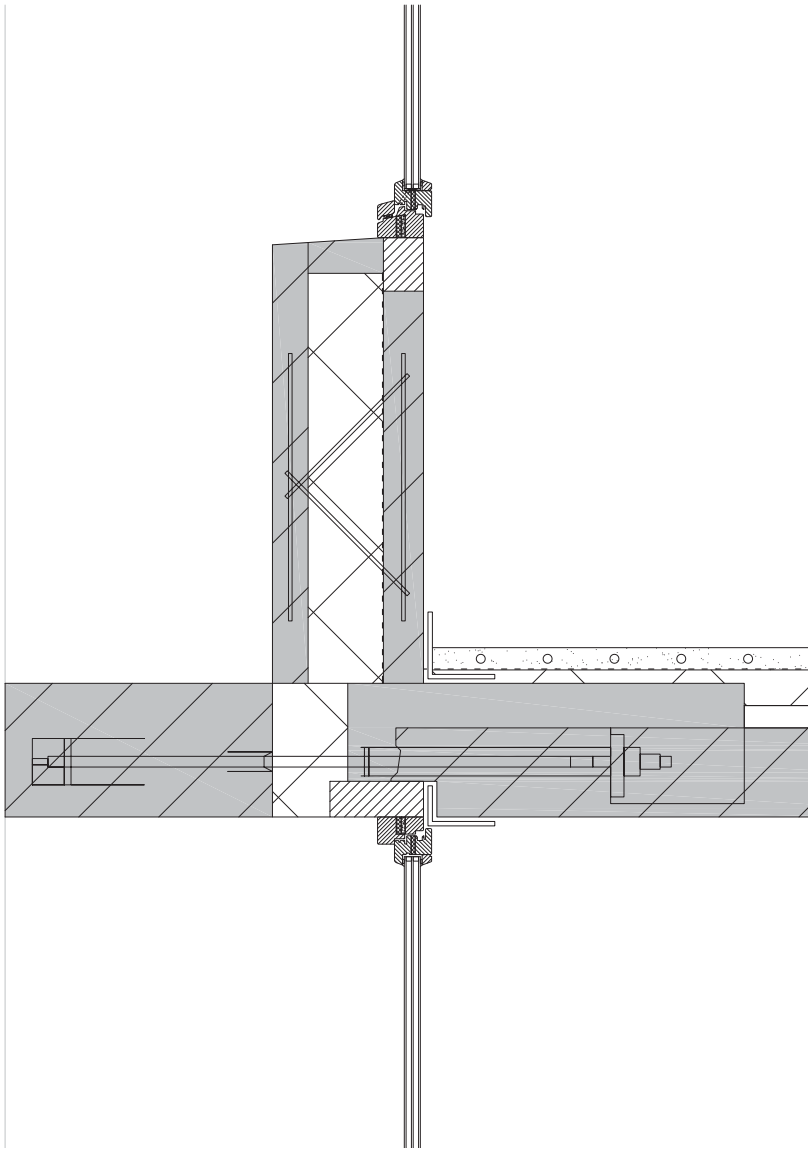
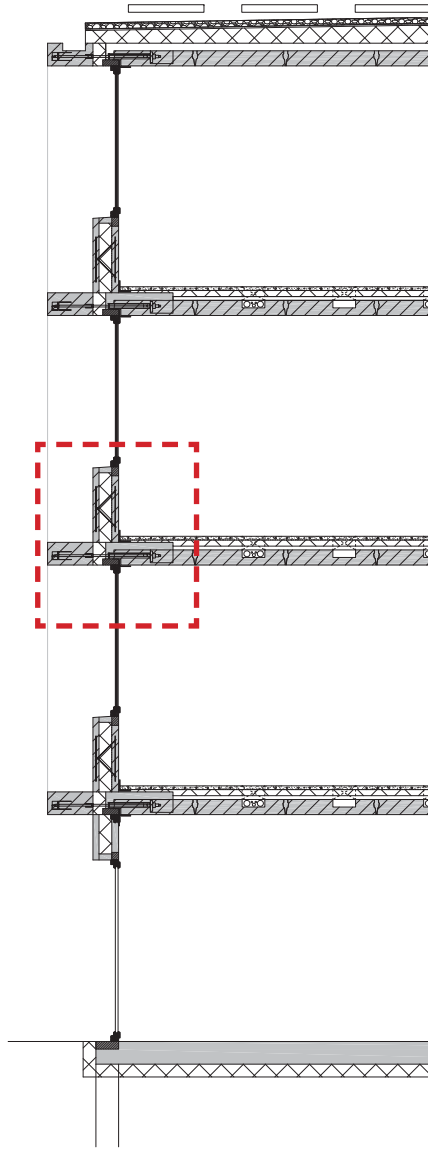
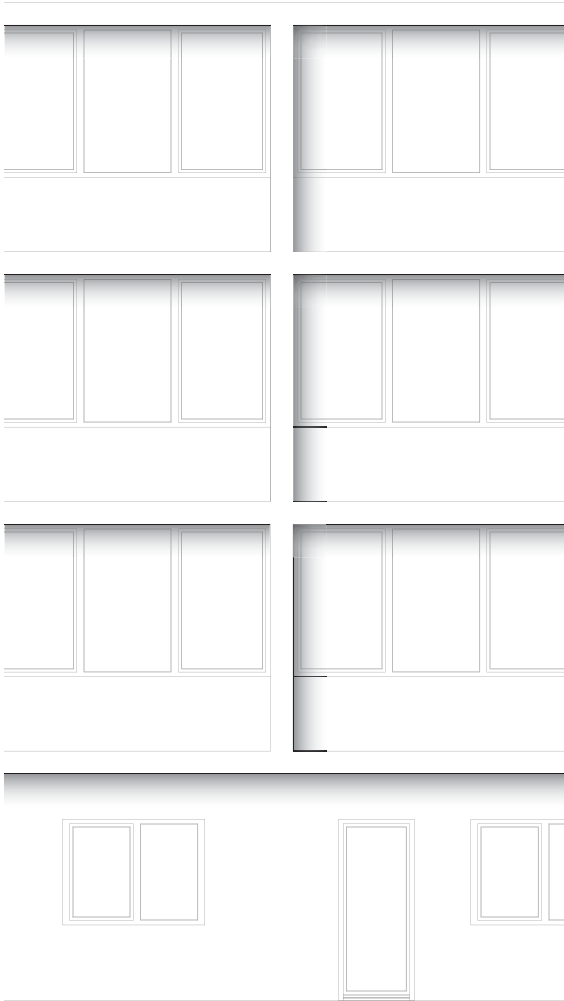


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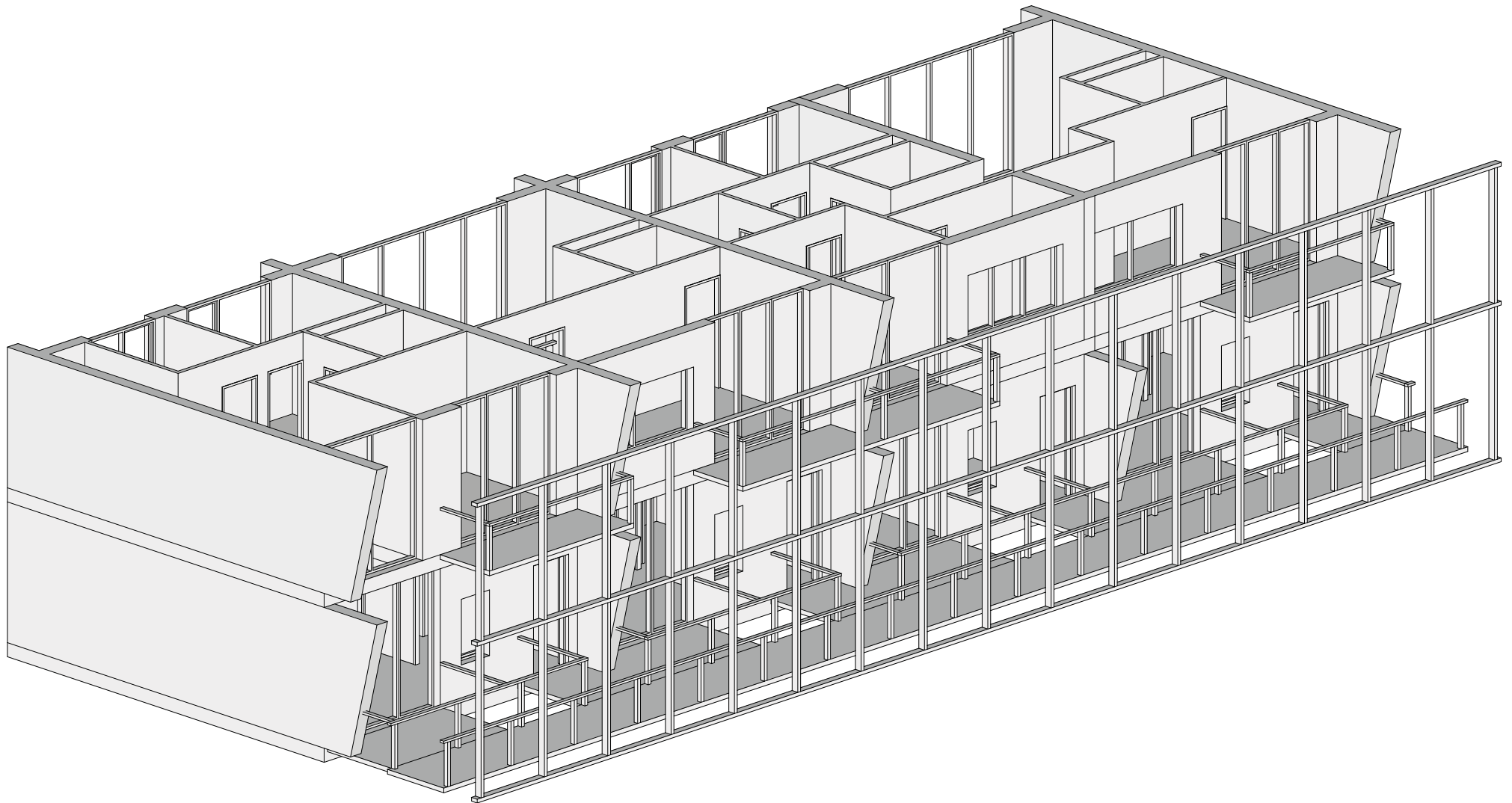
FACADE DESIGN

North facade



FACADE DESIGN

Small & big family houses (south facade)

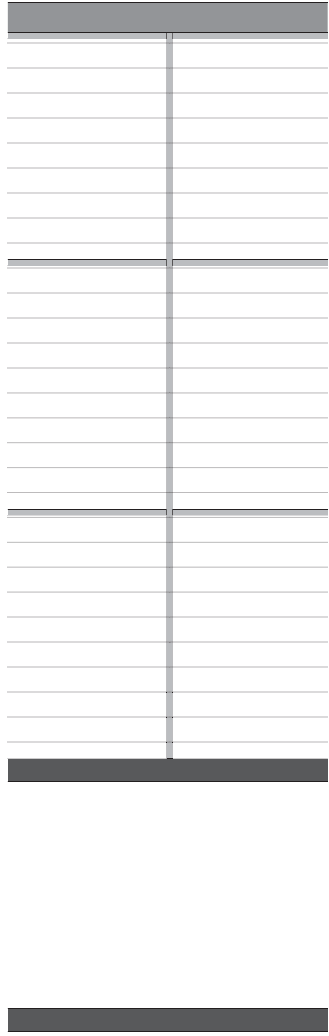
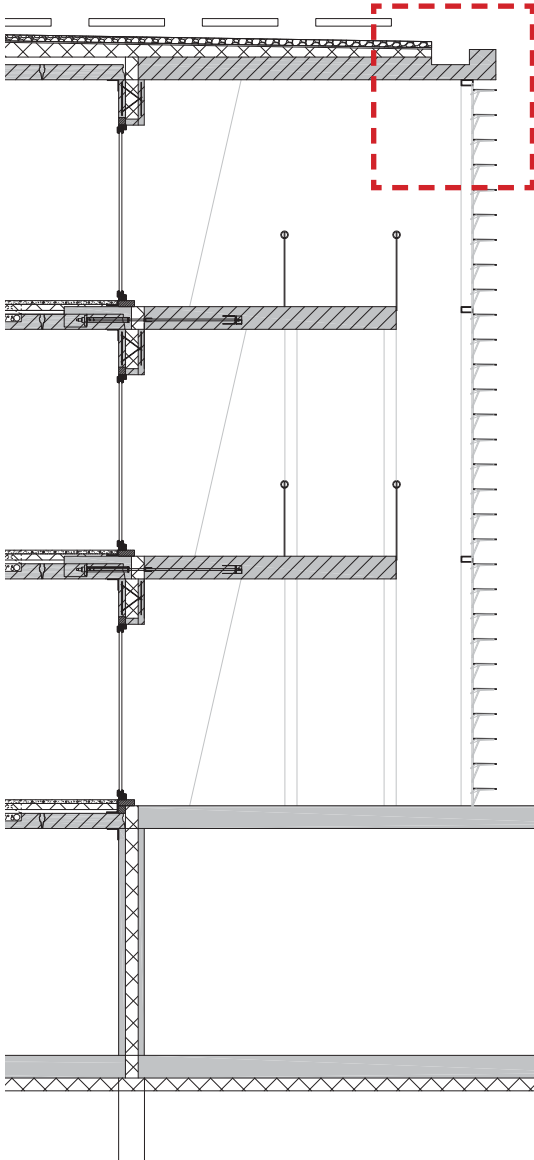
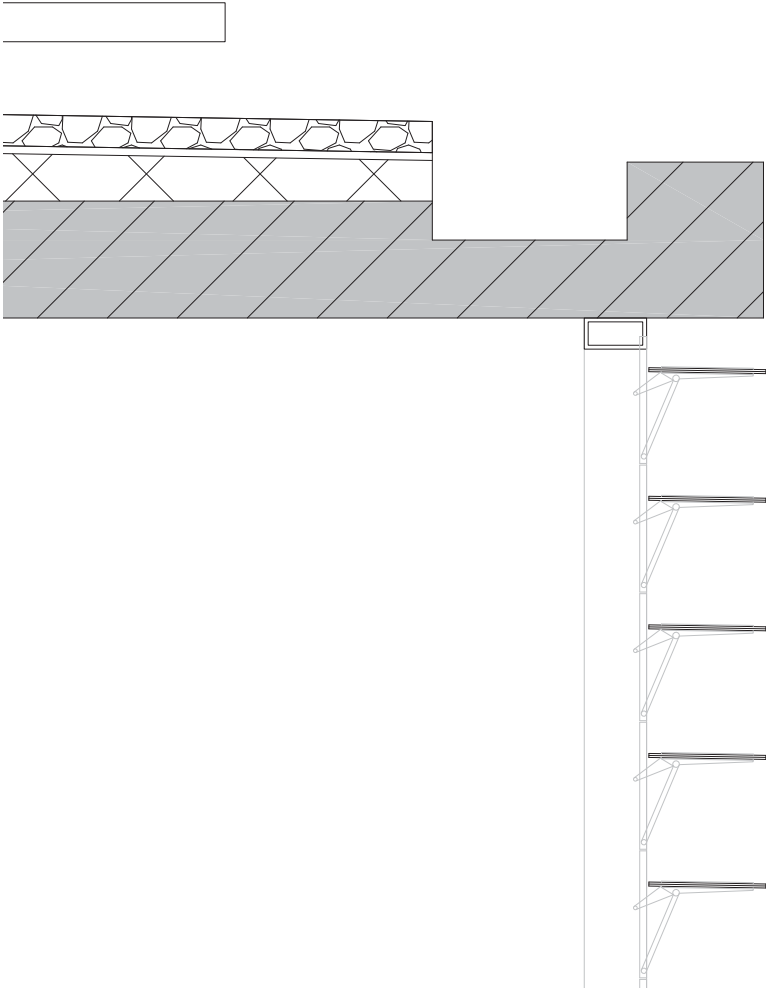


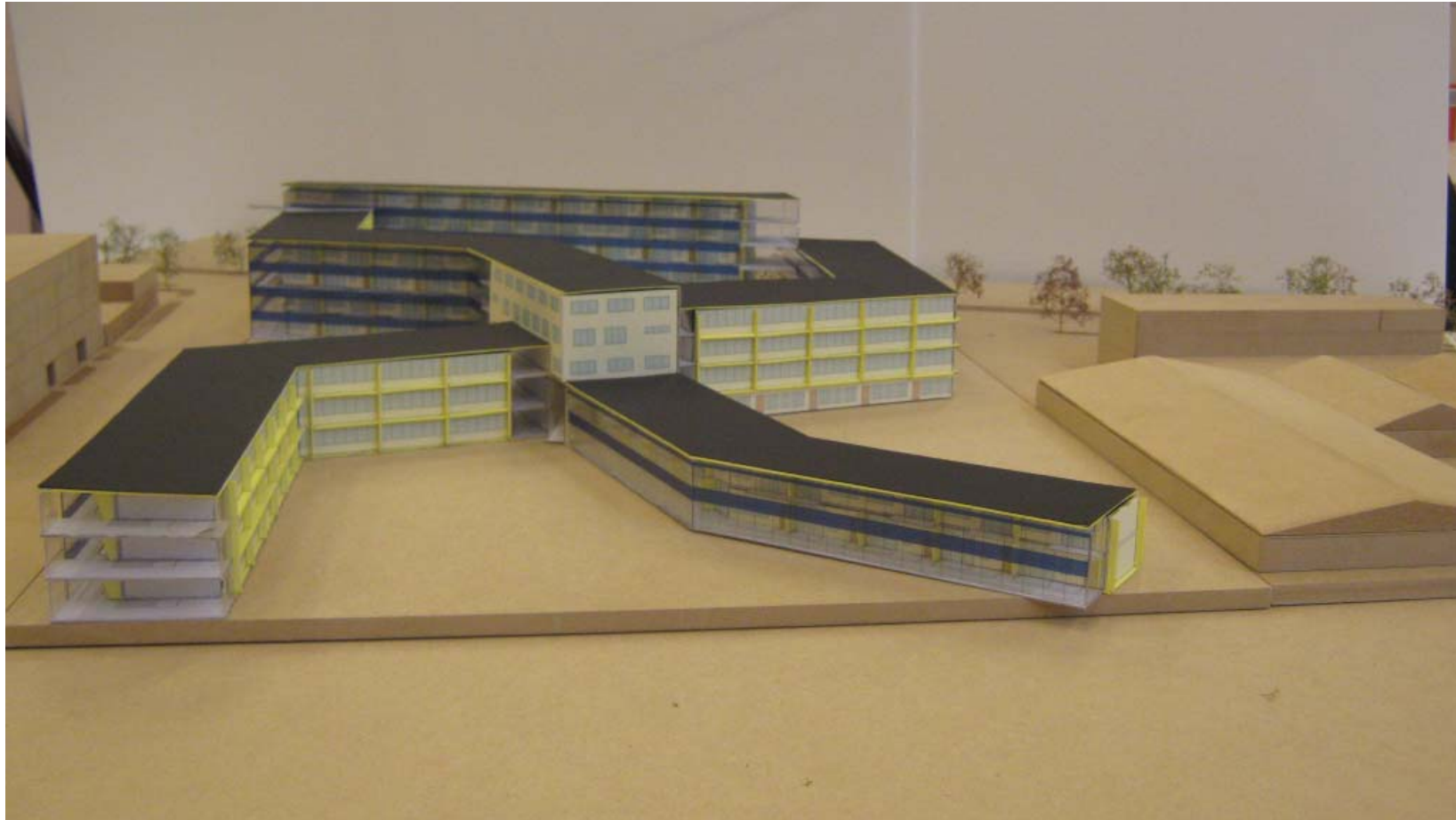
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FACADE DESIGN

South facade

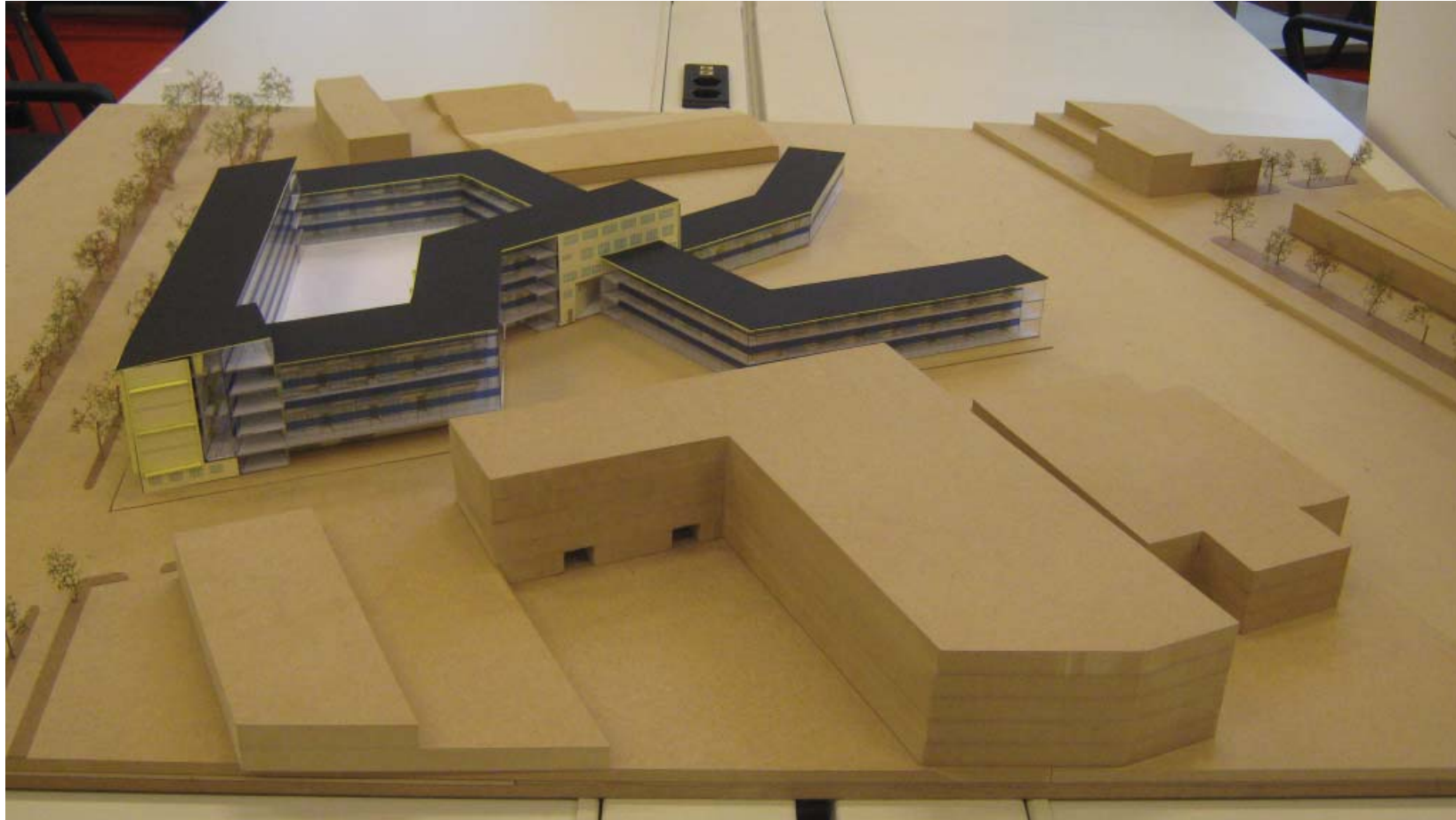




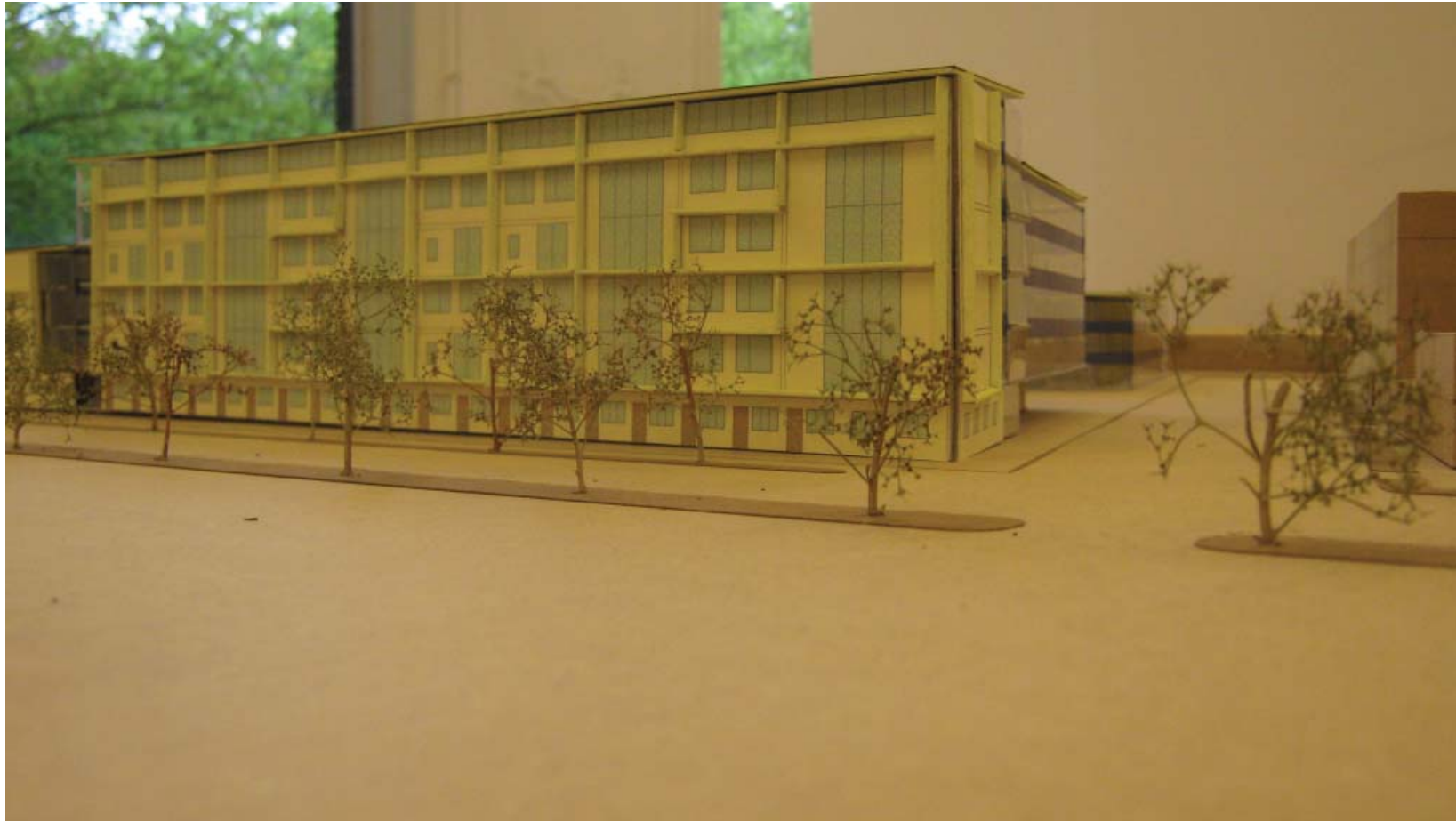




SITE - COHOUSING - URBAN - ENSEMBLE - DWELLING - FACADE
TEAM SPIRIT LIVING - MODERN COHOUSING IN A TRANSITION AREA



SITE - COHOUSING - URBAN - ENSEMBLE - DWELLING - FACADE
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TEAM SPIRIT LIVING

MODERN COHOUSING IN A TRANSITION AREA

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P5 presentation : 05-07-2013

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