identity by local productivity

Graduation project Rob Appels
Interior Architecture
Connection street – shopping street for neighborhood Osdorp
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Shopping street Tussenmeer - Market place for Osdorp?
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Undertakings of immigrant population, Amsterdam
Beverwijkse Bazaar
People interacting with building mass by means of a frontroom
place belonging to a certain group of people used for exchange with the outside world
"As For the art off Painting and the affection off the people to Pictures, I thincke none other goe beyound them, there having bin in this Country Many excellent men in thatt Faculty, some att presentt, as Rimbrandtt, etts [etcetera], All in generall striving to adorne ther houses, especially the outer or street roome, with costly pieces, Butchers and bakers not much inferiour in their shoppes, which are Fairely set forth, yea many times blacksmithes, Coblers etts., will have some picture or other by the Forge and in their stalle. Such is the genrall Notion, enclination and delight that these Countrie Native[s] have to Painting."
The Dam square
Beurs van Berlage
Diagrams of frontroom characteristics:

- **Frontroom**: Represented as a simple shape.
- **Location**: Depicts a box with an arrow indicating movement or connection.
- **Accessibility**: Shows a box with a red block, indicating a physical or conceptual blockage.
- **Display**: Illustrates a box with an arrow pointing upward, likely symbolizing presentation or highlighting.
- **Adaptability**: Demonstrates a box with a horizontal arrow, indicating flexibility or adjustability.
- **Storing Belongings**: Depicts a box with a vertical arrow, possibly indicating storage or relocation.
- **Facilitating**: Shows a box with a vertical arrow labeled 'P', indicating a process or enabling feature.
- **Connection to Backroom**: Illustrates a box with a diagonal arrow, suggesting a link or transition to another area.
Flats: informal exchange in the plinth
Market: exchange on the scale of neighbourhood and district
Event hall: exchange on scale of city and surroundings
Event hall at the border of the city
reference market

Market square at the place where the public life takes place
market stalls
Market square surrounded by stalls, suitable for little shops
Separation park – parking
existing situation

ground floor - level 0
garages and entrances

basement - level -0,5 and level +0,5
storage and facilities
Extension tram track
Event complex
Designing a place, where identity by local productivity is generated
Les Halles de Schaerbeek, Brussels

former covered market

TransEuropeHalles, network of European cultural venues
Circus company, rehearsing
event hall “brabanthallen”
Public sale, auction.
Combination visual characteristics and freedom of cultural hall with the program and facilities of commercial event hall.
Multiple events at same time
Different range and scale of events and users
Environmentally aware
Perspective event hall
lines and forms from surroundings
entrances
Parking garage
Routing parking garage
Routing around parking planes

Parking planes

Load bearing structure

Construction parking garage
Materialization; concrete construction, wooden louvers and plastic panels
Exploded view elements hall

roof

construction

facade
Routing through construction
Emergency exits
Entrances separated by construction
Transformable facade
Façade of different layers
Example vertical sliding door
Cranes on rails for light and sound constructions
Tower - offices
Restaurant - foyer
Organization hall

- **organization event hall**
- **foundation**: link with district Osdorp
  - social – cultural
- **business organisation**: financial guarantee
  - financial – commercial
- **technical staff**: maintenance building
  - architectural
Limiet Limite: social, cultural and economic platform for district in Brussels
Organization hall linked to Osdorp and business.
**Costs calculation**

<table>
<thead>
<tr>
<th>Kosten</th>
<th>Algemeen</th>
<th>Hal 70%</th>
<th>Parkeerkoelt 28%</th>
<th>Kantoor (5%)</th>
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</thead>
<tbody>
<tr>
<td>Grondkosten</td>
<td>€ 1.284.180</td>
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<tr>
<td>Bouwkosten exclusief installaties</td>
<td>€ 7.749.200</td>
<td>€ 6.269.700</td>
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<td>Opgangen</td>
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<td>Reserveerings totale werk</td>
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<td>Aanloopkosten</td>
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<td>Bouwkosten ophaling totaal</td>
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<td>BTW 19%</td>
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<td><strong>Totale investeringskosten</strong></td>
<td>€ 14.305.183</td>
<td>€ 11.133.168</td>
<td>€ 2.703.146</td>
<td>€ 468.869</td>
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</tbody>
</table>

**Baten**

BAR 7%

**Minimal opbrengsten**

- Verhuur Hal: € 779.322 (totale kosten x BAR)
- Verhuur Kantoor: € 32.321 (totale kosten x BAR)
- Parkeergarage: € 192.000 (totale kosten x BAR)

**Minimal huur**

- Verhuur hal: € 122 €/m² BV/ O/ jaar
- Verhuur kantoor: € 170 €/m² BV/ O/ jaar
- Parkeergarage: € 520 €/dag
Market
Dance party
Questions
Thank you!

Teachers:
Mark Pimlott
Jurjen Zeinstra
Ard Buijsen

Team of wonderful helpers:
Stan, Sander, Michelle and Axel
Bernard, Joost, Tom, Rosanne, Claudia, Lisette, Joris, Joep, Liv, Laurens, Eelce, Teije, Anne, Floor, Mark, Pa en Ma, Sagarika, Zameer.
Borrel!

Vanaf 18.00 uur in Tapas & Mezzes, Markt 75