1. THE CITY
2. THE INDUSTRIAL CORRIDOR
3. THE HEALTH FACTORY
THE CITY: CHICAGO
1869: CHICAGO GROWS THROUGH ITS STRATEGIC LOCATION
1900: THE IMMENSE GROWTH HAS SIDE EFFECTS: POLLUTION
1783

1869

1880

1900

1910

1910: INTRODUCTION OF STRICT ZONING PRINCIPLE
1990: INDUSTRIES MOVE ABROAD: JOB LOSS.
2015: MISMANAGEMENT OF ZONING PRINCIPLE
SMART / CLEAN FACTORIES
the future: mix-use.

MIXED-USE
THE IC: PILSEN
3,2 km²
36,000 inhabitants

4,3 km²
10,000 jobs
small scale housing.
industrial activity.
LEADING TO...
bad health.
harsh transitions.
There is friction between industry and residential. No clear boundary or transition.
from friction to symbiosis: gradient.
themes.
infrastructure.

SPLIT ROADS FOR DIFFERENT TYPES OF TRAFFIC.
programme.

- MIXED USE
- S, M, L PLOTS
- CLEAN TECH
heritage.

RE-USE OF EXISTING HERITAGE AND URBAN FABRIC.
collaboration.

EXCHANGE OF ENERGY, KNOWLEDGE, WATER AND GOODS.
urban strategy.
WHAT TO DESIGN?
Between a healthy residential area and a healthy industrial corridor, should be a healthy worker.
health of americans.

Frequency of dining at fast food restaurants among Americans.

Adult obesity rates per state in 2012.

Percentage of Chicagoans that do not have health insurance.

U.S. Healthcare spending as percentage of the GDP.
HALF OF AMERICANS EAT FAST FOOD AT LEAST ONCE A WEEK.

A THIRD OF PILSEN’S INHABITANTS ARE UNINSURED.

ONE IN THREE AMERICANS IS OBESE.

THE AMOUNT OF MONEY SPENT ON HEALTHCARE INCREASES.
governmental health programs.
current stock.
REGULATORY PROGRAMS ARE NOT ENOUGH. A HEALTHY LIFESTYLE SHOULD BE EMBEDDED IN THE PHYSICAL AND BUILT ENVIRONMENT.
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MANY SMALL COMPANIES CAN TOGETHER BENEFIT FROM THE CENTRALIZED HEALTH FACTORY.
a healthy lifestyle - food.
a healthy lifestyle - exercise.
a healthy lifestyle - medical care.
a healthy lifestyle.
a diverse lifestyle.

DIVERSITY
program.

exercise

food

- restaurant 500
- storage 150
- supermarket 600
- coffee 100

health

- medical practice 150
- pharmacy 100

- changing 100
- changing 100
- storage 150
- running track 200

general

- entrance 100
- office 100
- shop 100

PROGRAM: 4.500 M²
BUILDING: 6.000 M² = ONE FOOTBALL FIELD
WHERE IS IT LOCATED?
focus point.

vacant lot
app. 4500m²
bordering industry & residential
accessibility.
current situation.
surroundings.

- business complex.
- vacant.
- new development.
- beer brewery.
surroundings.
location analysis.

- highway access
- pedestrian route
- through traffic + public transport
HOW IS IT ORGANIZED?
Accessible: **an inviting building** that encorporates the whole plot into the design.

Subtle transition between in- and outside.
Active design: creating a building that *promotes exercise and health* in a natural way.
Divison: the health factory, a shopping center and a public square that both **divides and connects** the two others.
Shape: accentuating and strengthening the sharp corners of the plot, complying with the American building tradition of the ‘flatiron’.
design themes.

Brick: connecting to the surrounding industrial heritage with **modern brick use**.
placement.
direction.
the flat iron.
diversity.
diversity.

NOT:

BUT:
building organisation.
building organisation.

part A:
- sports halls,
- restaurant
building organisation.

part B: pool, healthcare
Building organisation.

Part C: supermarket, coffee shop, pharmacy
building organisation.

part D: public square
HOW IS IT USED?
THE HEALTH FACTORY
blue route.
swimming pool.
yellow route.
yellow route.
restaurant.
red route.
sports hall.
roof use.
roof use.
A PERFORMATIVE SPACE:
PROMOTING SOCIAL AND PHYSICAL ENGAGEMENT
FOOTPRINT OF POTENTIAL USE OF PUBLIC SQUARE
HOW IS IT MADE?
construction.

healthy environment

ecology

industrial character
steel and wood.
construction.
construction.

HE340M + 1200mm Glulam
construction.

HE340B + 600 mm Glulam
200mm wooden hollow-core slab

200mm concrete slab
climate zones.

3: high demands: pool, sports, supermarket --> high residual value
2: standard demands: office, shops
1: low demands: entrance, storage
reusing heat.
industrial corridor

health factory

WKO

WP

REUSING RESIDUAL HEAT FROM INDUSTRIAL CORRIDOR
principle.

PRE-HEATED NATURAL VENTILATION

FLOOR HEATING

MECHANICAL SUCTION
facade.
facade - mapping.

functions

daylight

privacy
southern facade.
horizontal detail.
facade line.
insulation line.
ARCHITECTURE THAT IMPROVES OUR BEHAVIOUR
THANK YOU.