

GELUKSZOEKERS WELKOM

DOOR OMDENKEN DRAAGVLAK CREEËREN VOOR HET HUISVESTEN VAN STATUSHOUDERS

DINÇER ERÇEL - 4019954
26 JANUARI 2018



AANLEIDING

DE OPGAVE

CONTEXT

PLAN VAN EISEN

ONDERZOEKSVRAAG ONTWERP

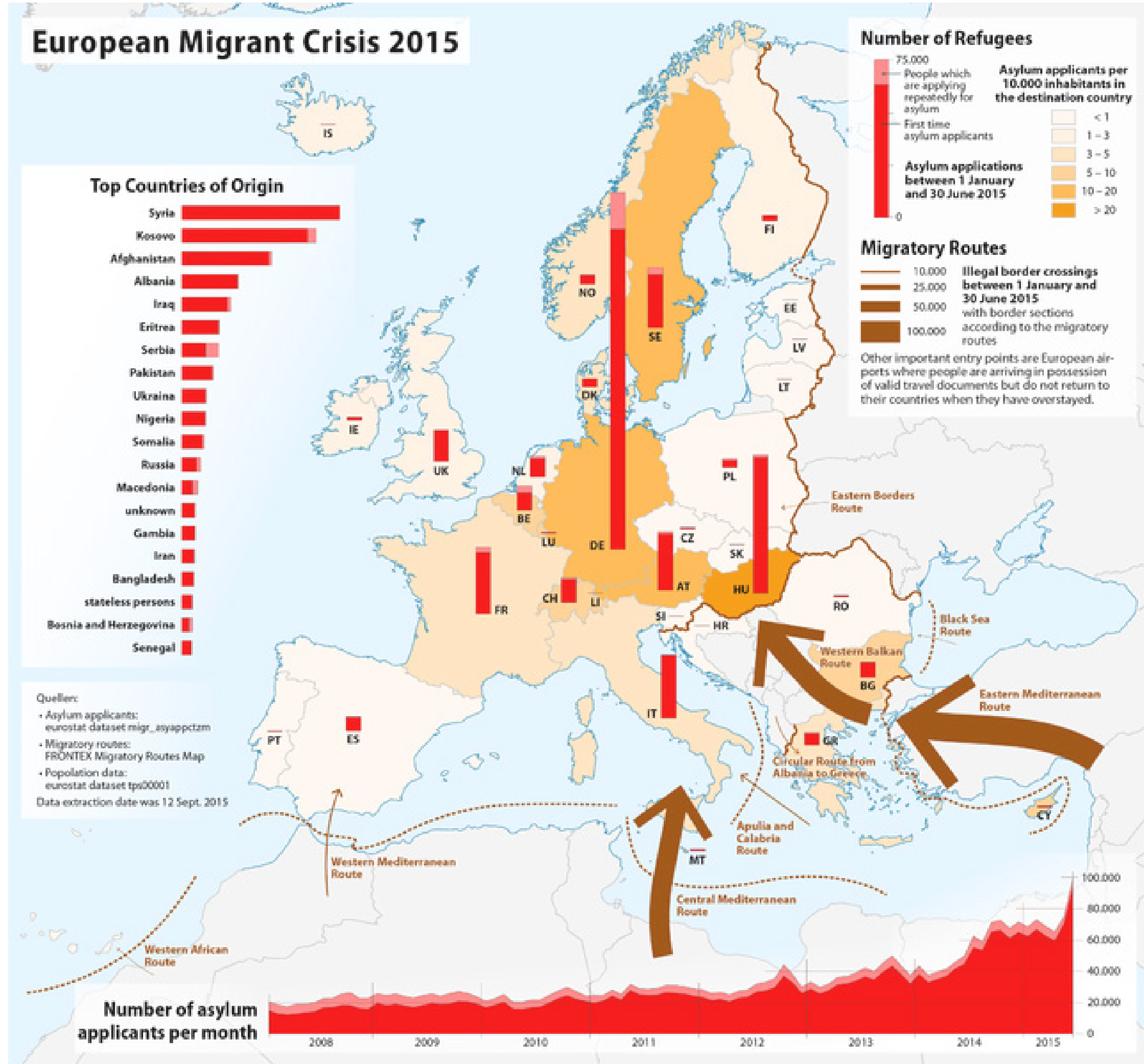
ONTWERP ROTTERDAM, PENDRECHT

RUIMTELIJK ONTWERP

TECHNIEK

AANBEVELINGEN

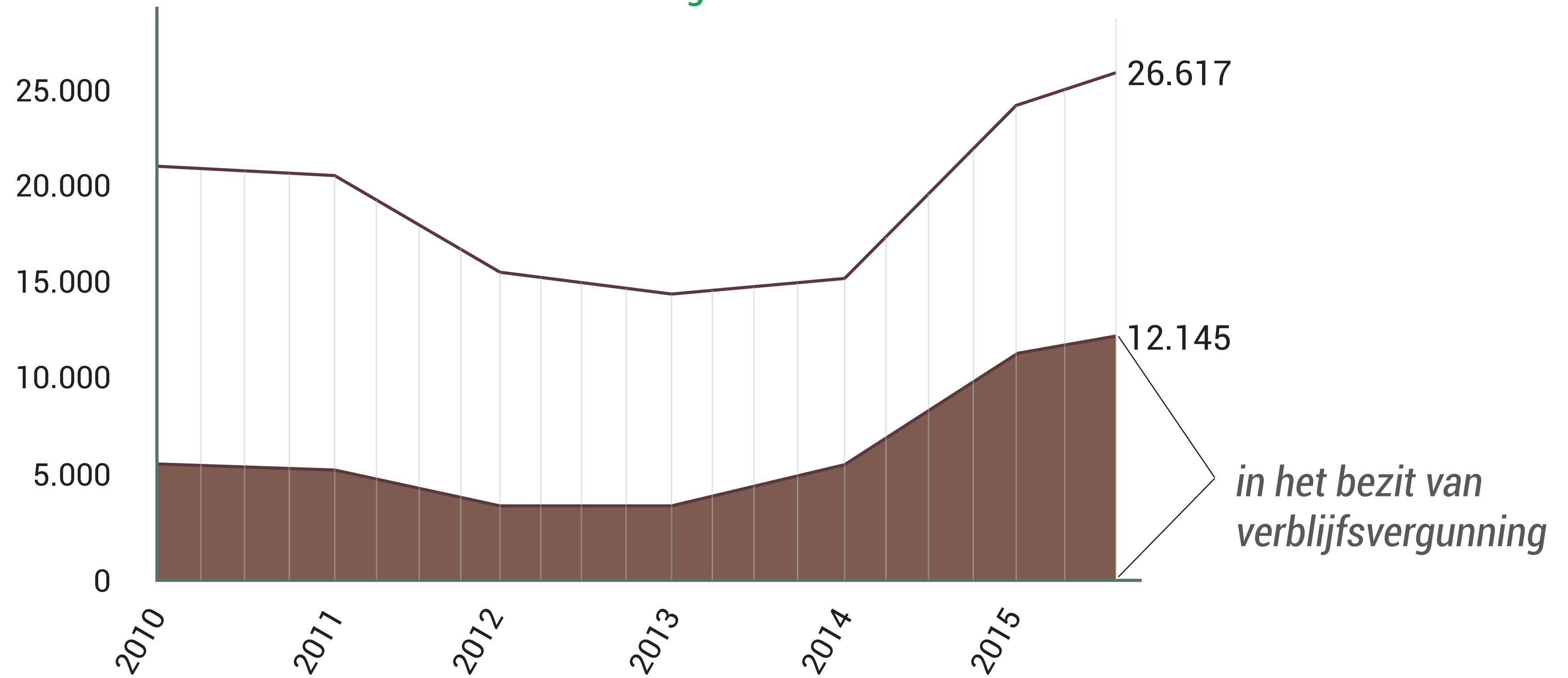
AANLEIDING







Totale Bezetting AZC's

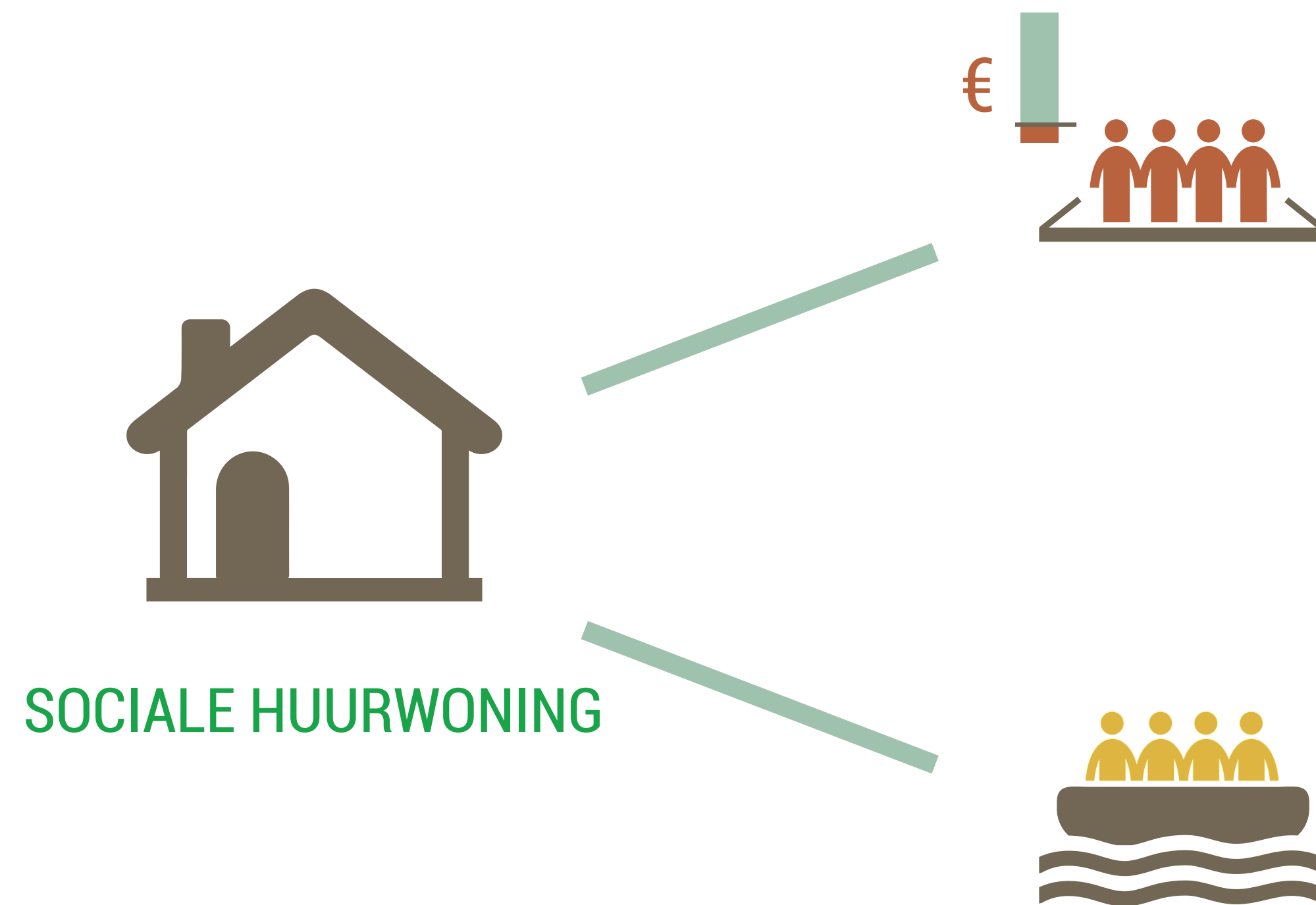


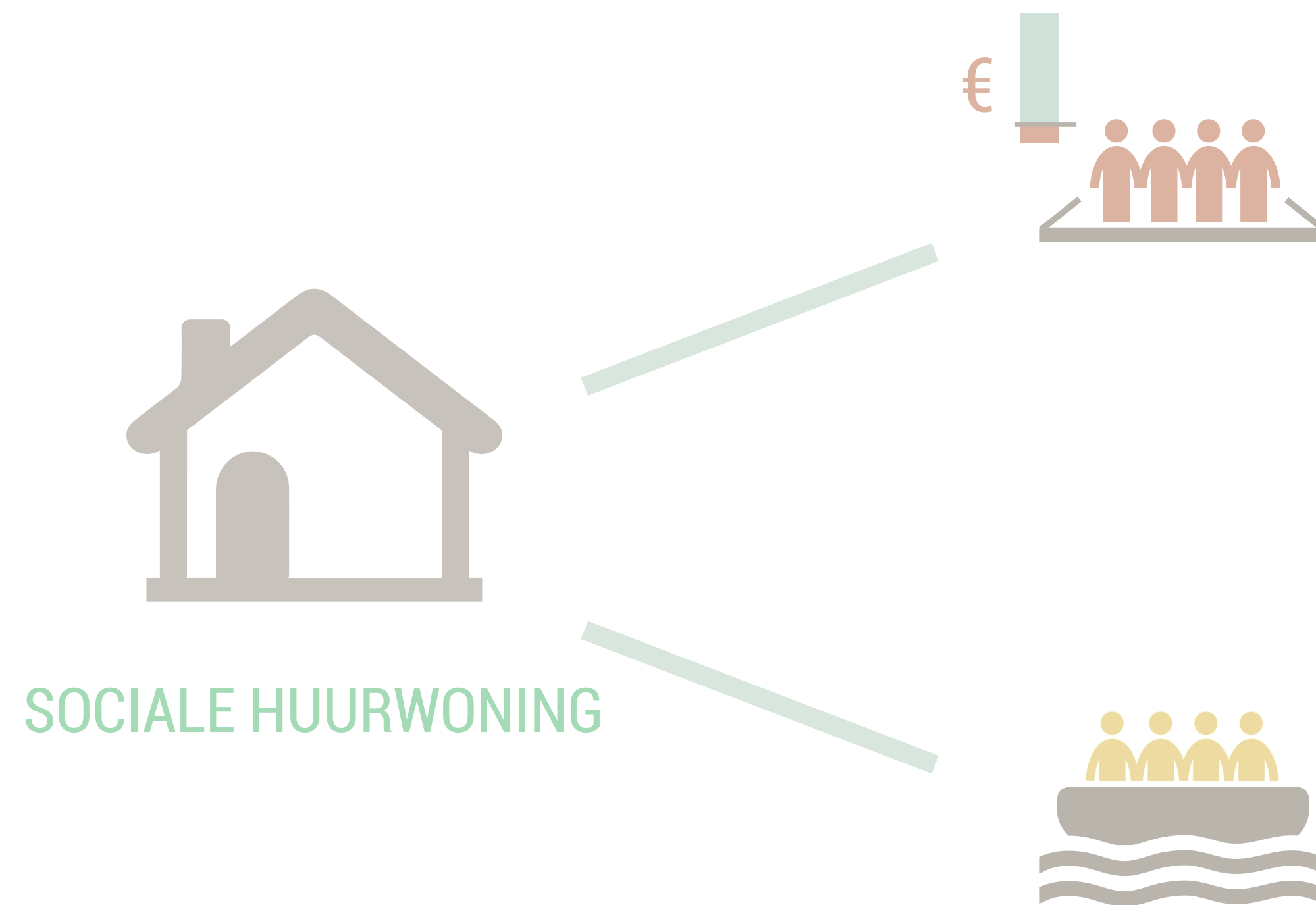


DE OPGAVE



SOCIALE HUURWONING

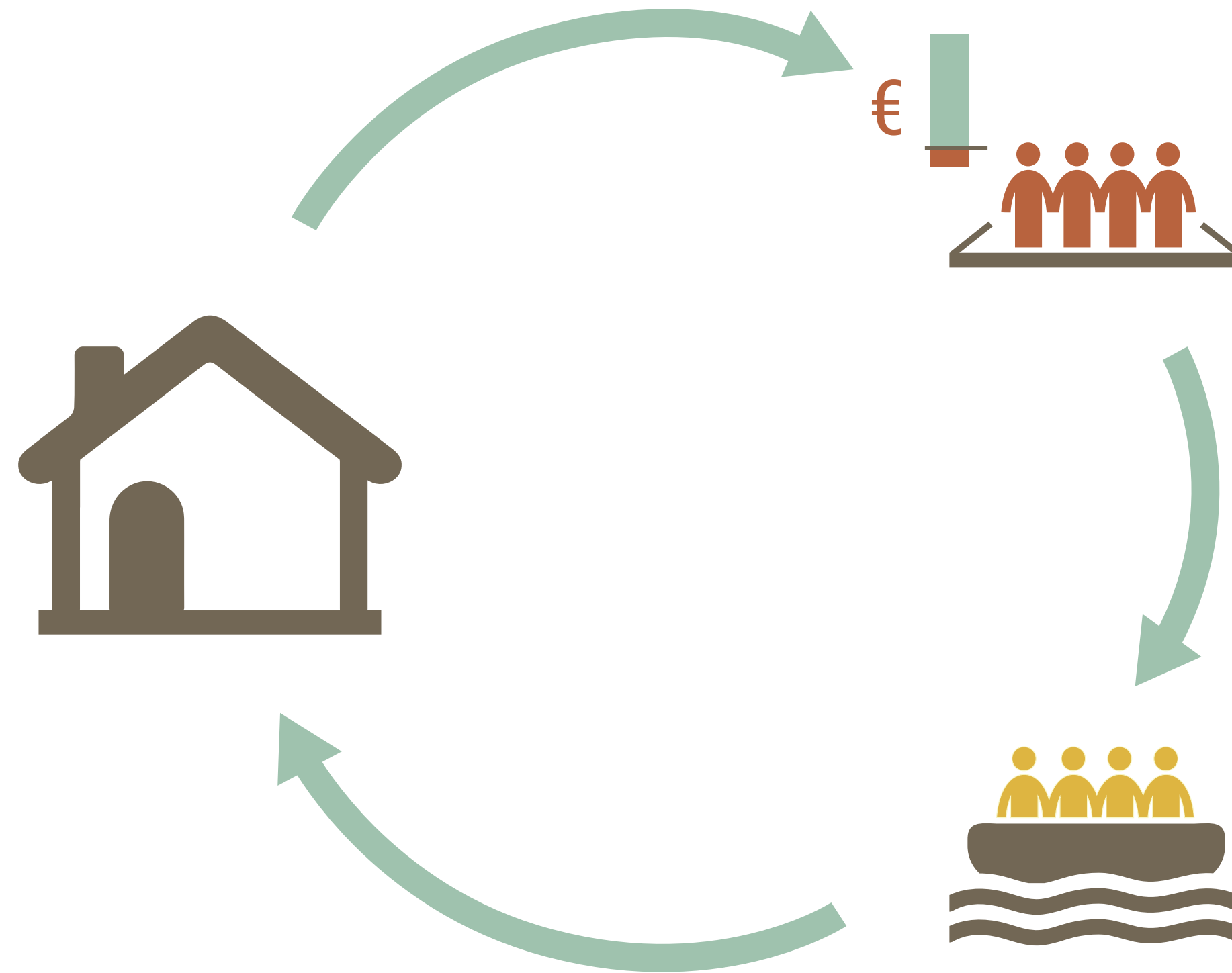




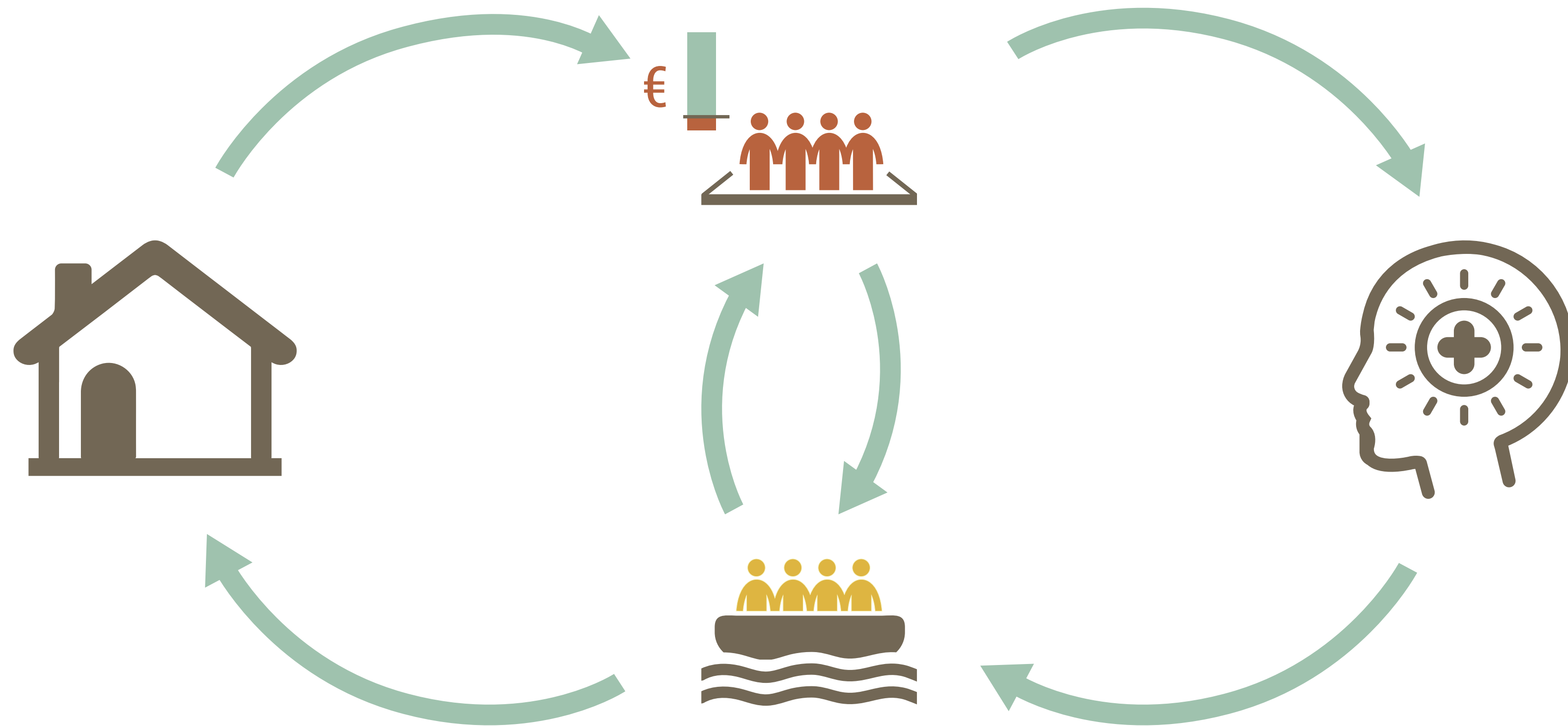
SOCIALE HUURWONING



BESEF MEERWAARDE
VAN DIVERSITEIT



BESEF MEERWAARDE
VAN DIVERSITEIT



CONTEXT

WAAROM → WIE





Stop de verkoop van sociale huurwoningen

Sociaal huren

ARTIKEL Er zouden weer woningbouwverenigingen kunnen komen die gedeeld eigendom van de bewoners zijn.

Door: Frans van Tartwijk 20 mei 2016, 02:00

Politieke plannen aanpak tekort sociale huurwoningen

6 oktober 2015

De PvdA publiceerde vandaag een plan om binnen vijftien jaar 100.000 tijdelijke sociale huurwoningen te bouwen. De SP kwam met een voorstel voor een verbod op verkoop van sociale huurwoningen. De Woonbond vindt beide oplossingsrichtingen hoog nodig.

Gemeenten klem tussen wachtlijst sociale huur en huisvesting vluchtelingen

13-05-2016 14:06 BINNENLAND

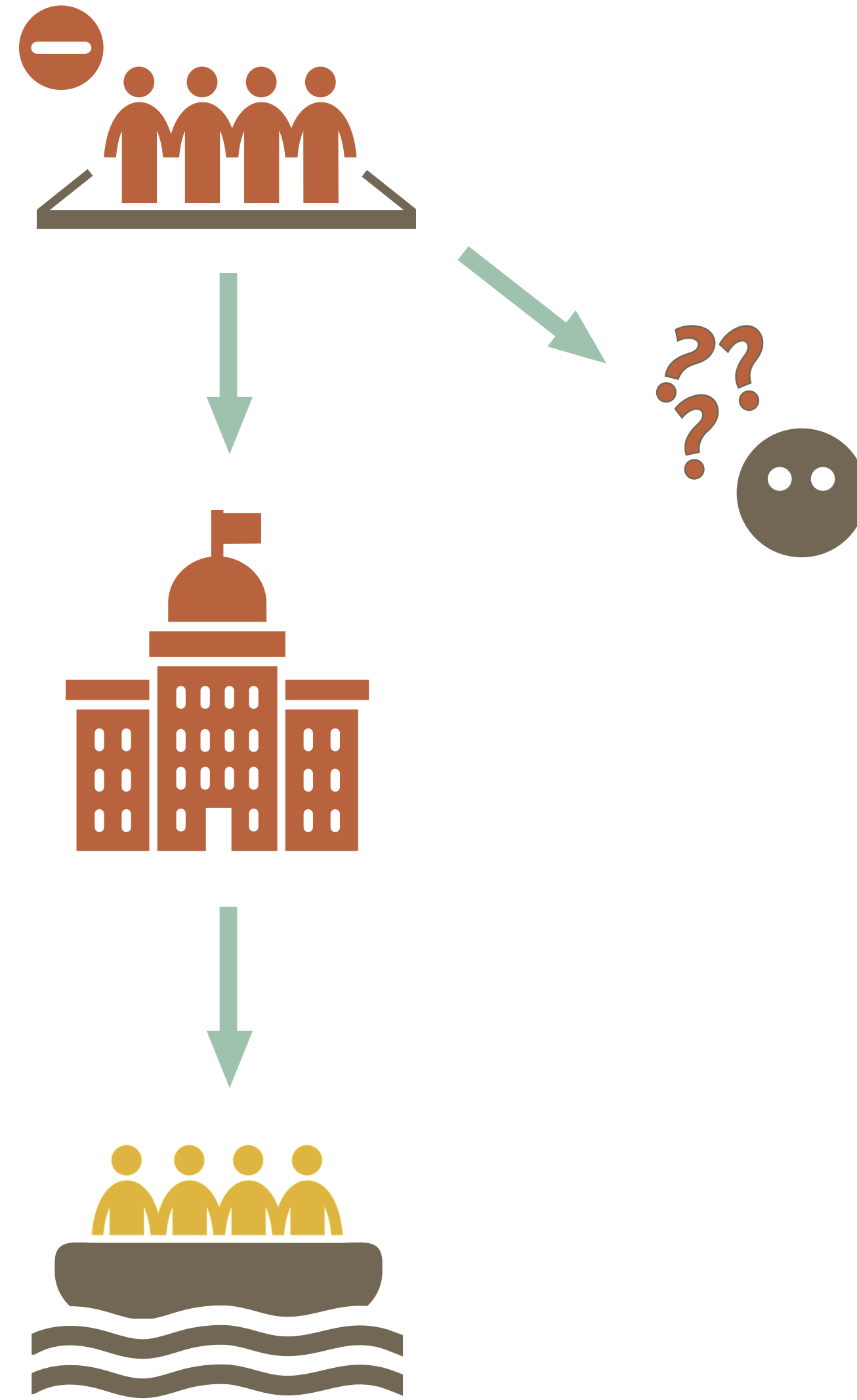
Gemeenten worstelen met lange wachtlijsten voor sociale huurwoningen en de verplichting om vluchtelingen met een verblijfsvergunning te huisvesten.

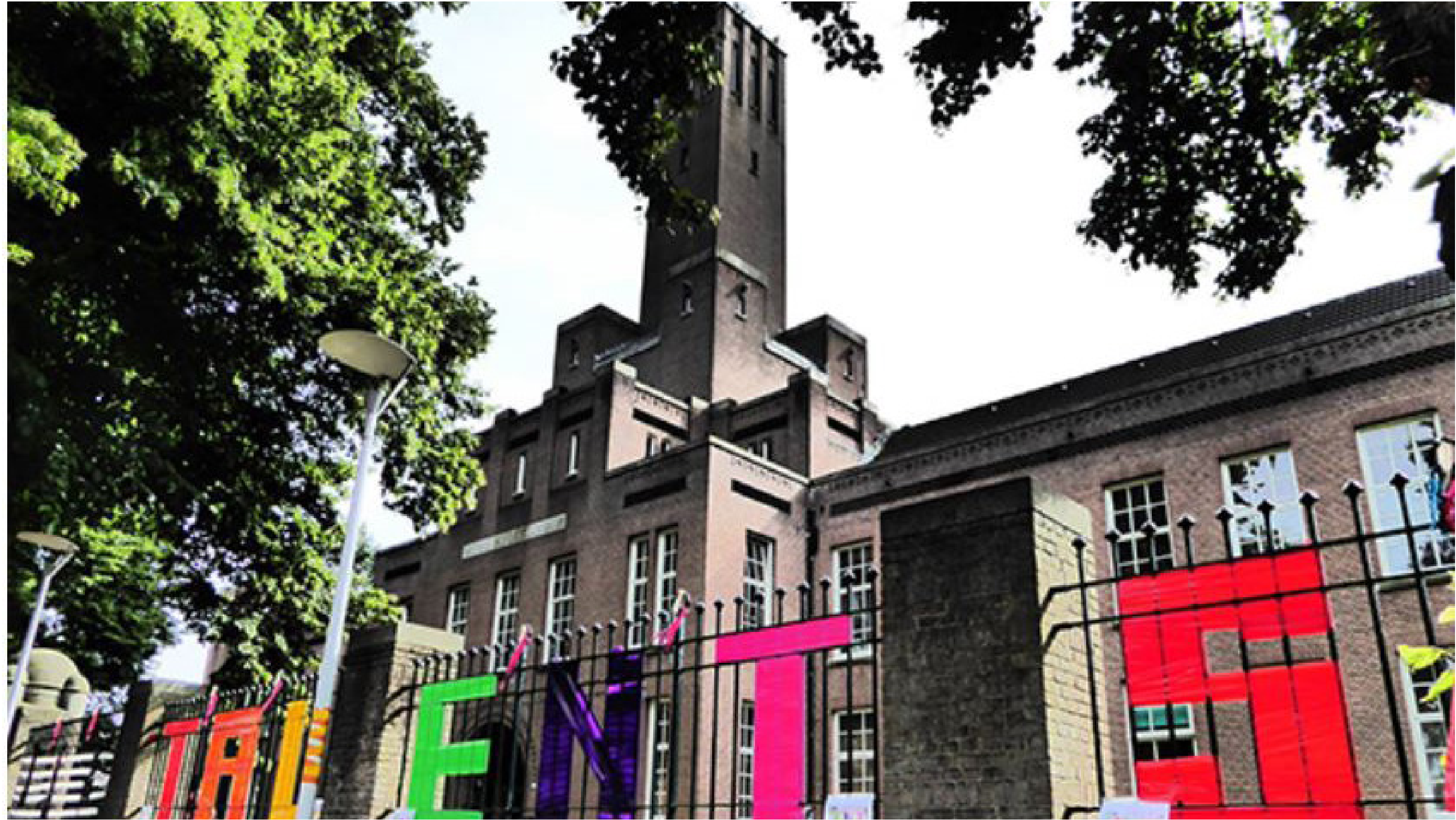
Constant tekort sociale huurwoningen Utrecht West

2 NOVEMBER 2016 OM 12:59 LAATST BIJGEWERKT OP 28 NOVEMBER 2016 OM 11:31

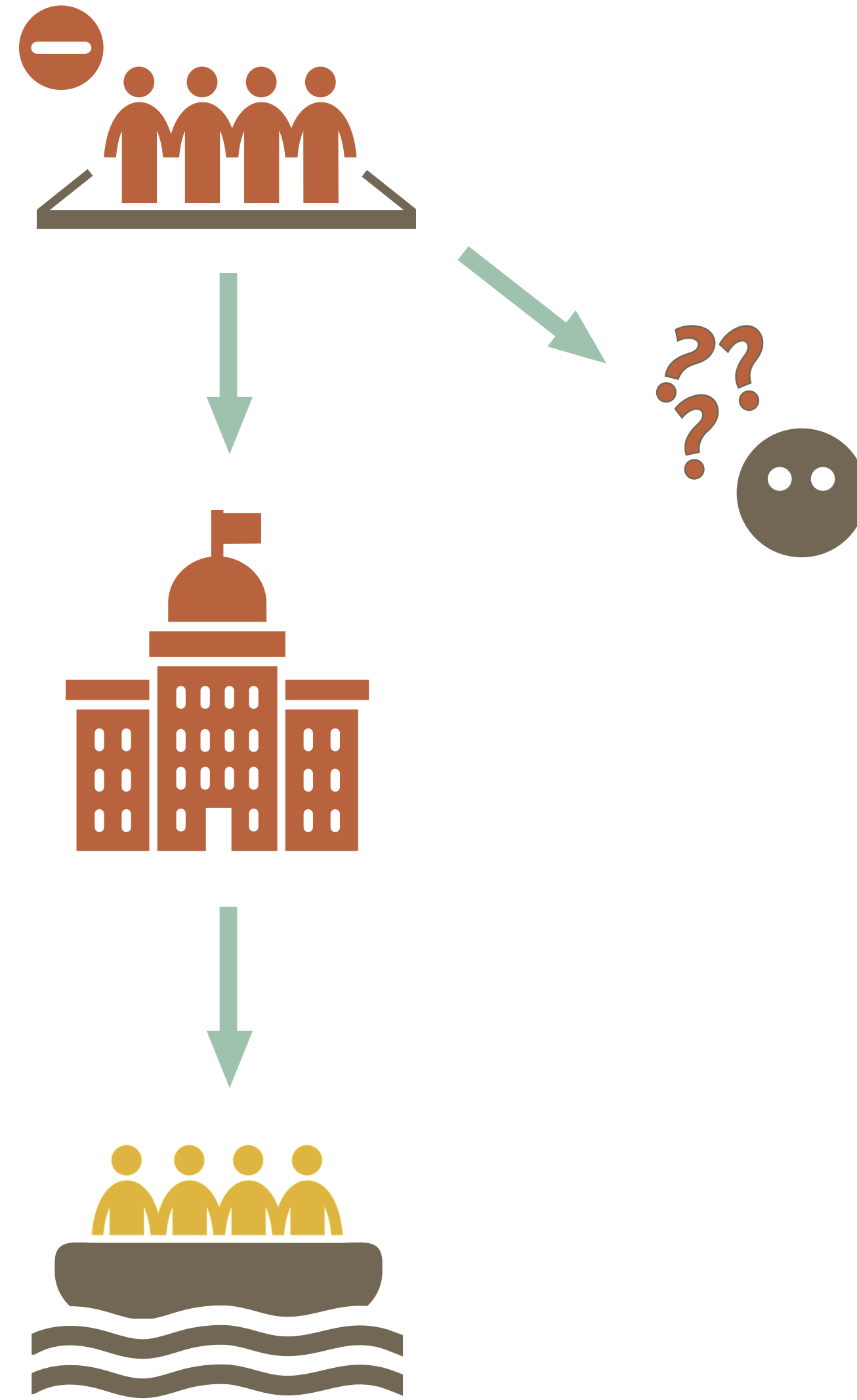












OPINIE



Paula Brunsveld van Huften

'Aantoonbaar mislukt' integratiebeleid

COLUMN | Özcan Akyol schrijft drie keer per week over wat hem bezighoudt.

Özcan Akyol 04-07-17, 06:00

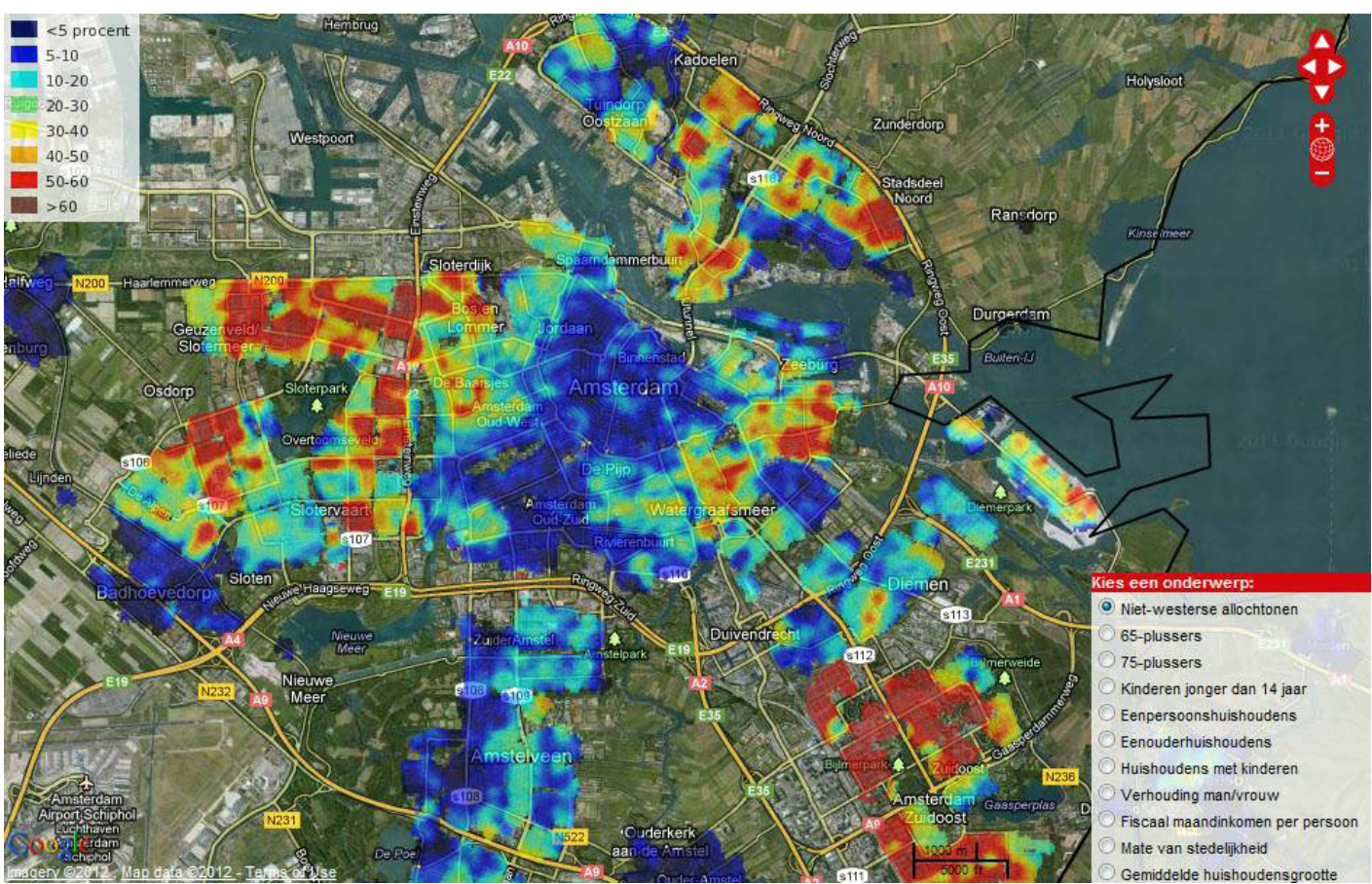
Maak niet dezelfde fout met integratie van migranten

Investeer in onderwijs voor het voortbestaan van de vrije samenleving

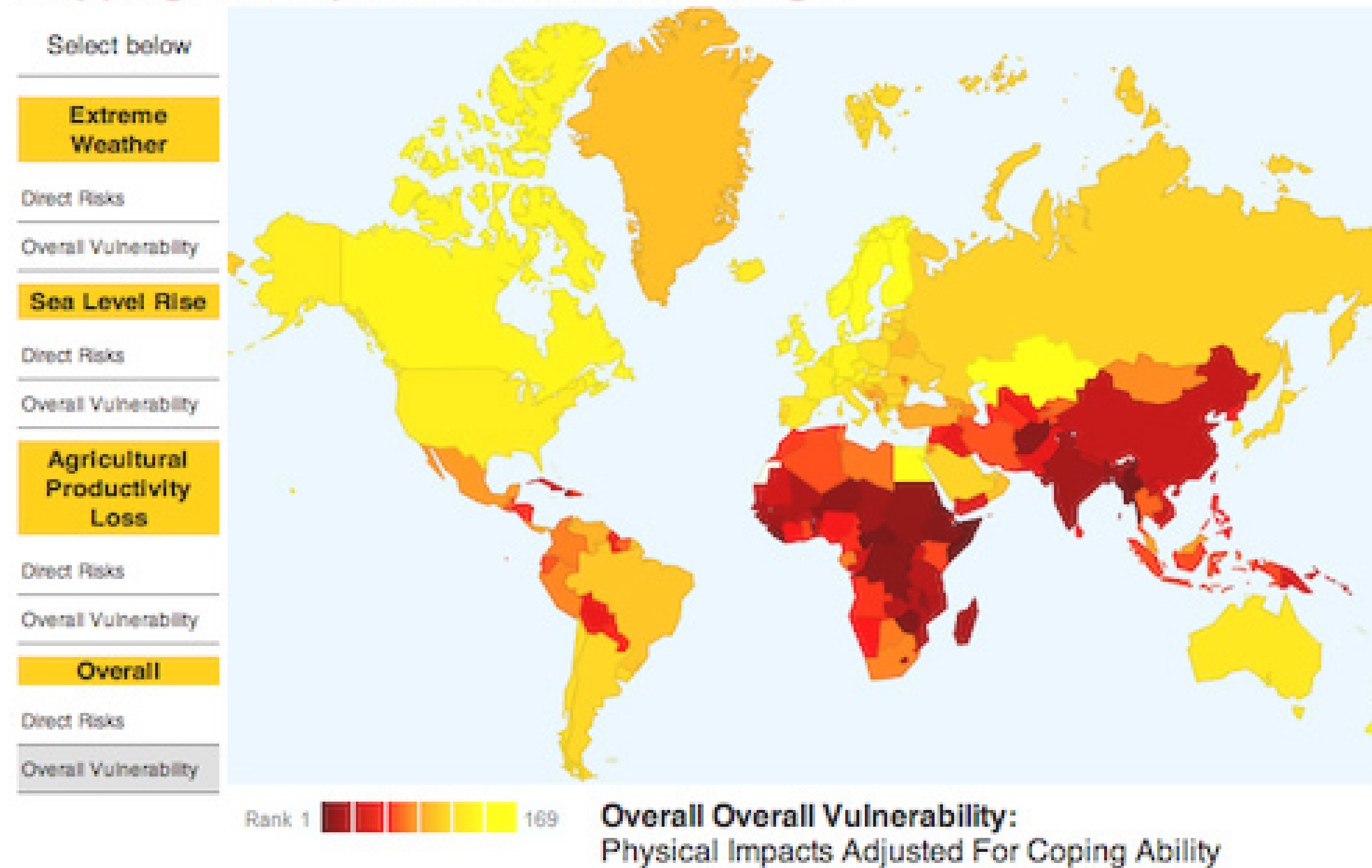
27-01-2016, 15:47 Tags: integratie, islam

Staatssecretaris Klaas Dijkhoff (VVD) zei onlangs dat het totaal aantal migranten dit jaar rond de 50.000 is. Het kan ook 90.000 zijn volgens ambtenaren. 62 procent is uit Syrië afkomstig, hoewel dat gezien de chaotische registratie niet zeker is. Eurocommissaris Timmermans deelde onlangs op grond van Frontex-cijfers mee dat meer dan 60 procent van de migranten uit Noord-Afrika komt en niet uit oorlogsgebieden. De meesten zijn jongemannen, die waarschijnlijk gezinsherenigers laten overkomen.

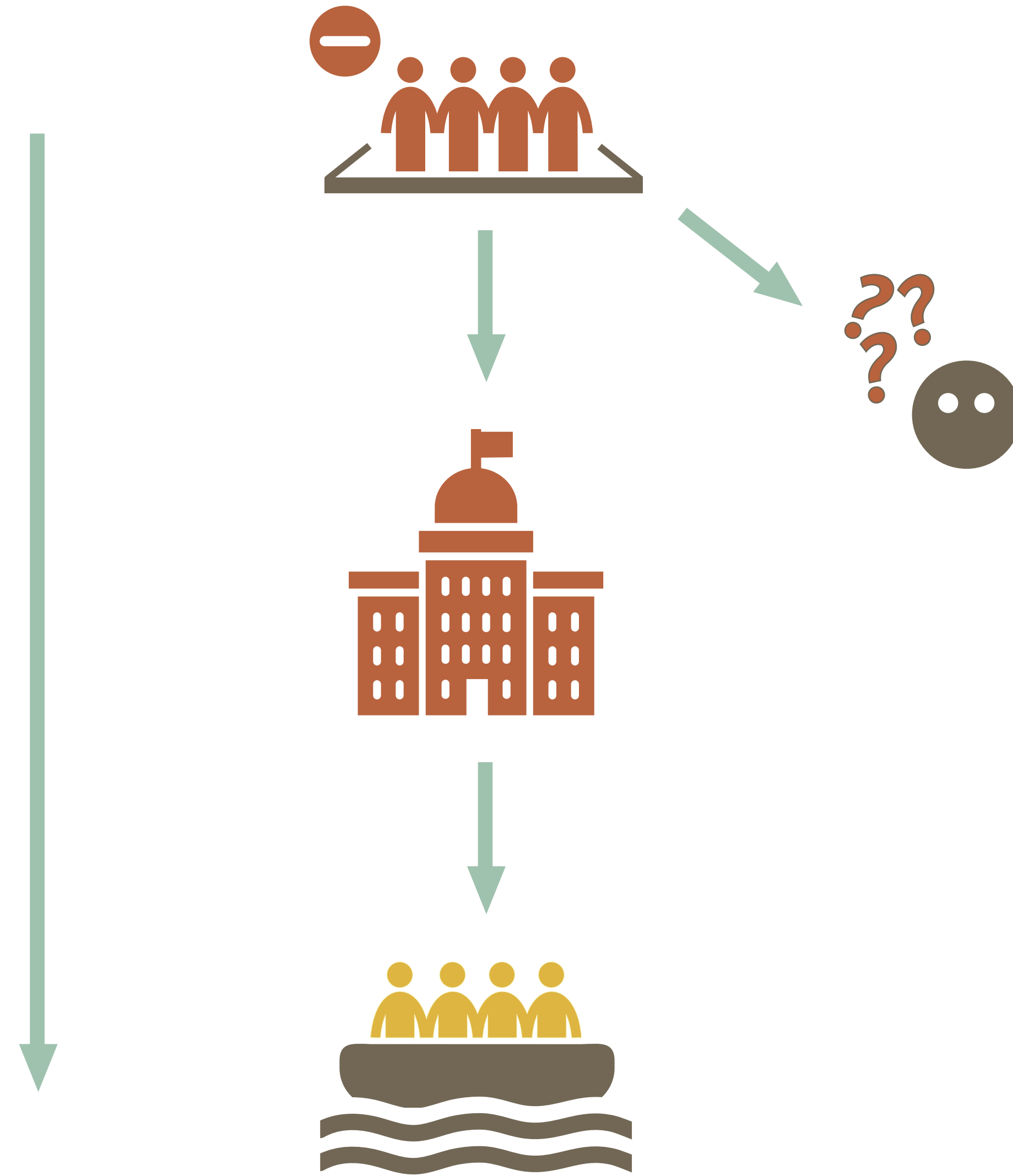
Hoe we ook mogen denken over de tot voor kort ondenkbare migratiestromen, Keulen, de boosheid tegen azc's of verhulling van falend beleid, één ding is zeker: grote aantallen mensen uit andere culturen komen naar ons land en krijgen kinderen die ook deel zullen gaan uitmaken van Nederland. Dit zal grote gevolgen hebben voor de Nederlandse samenleving.



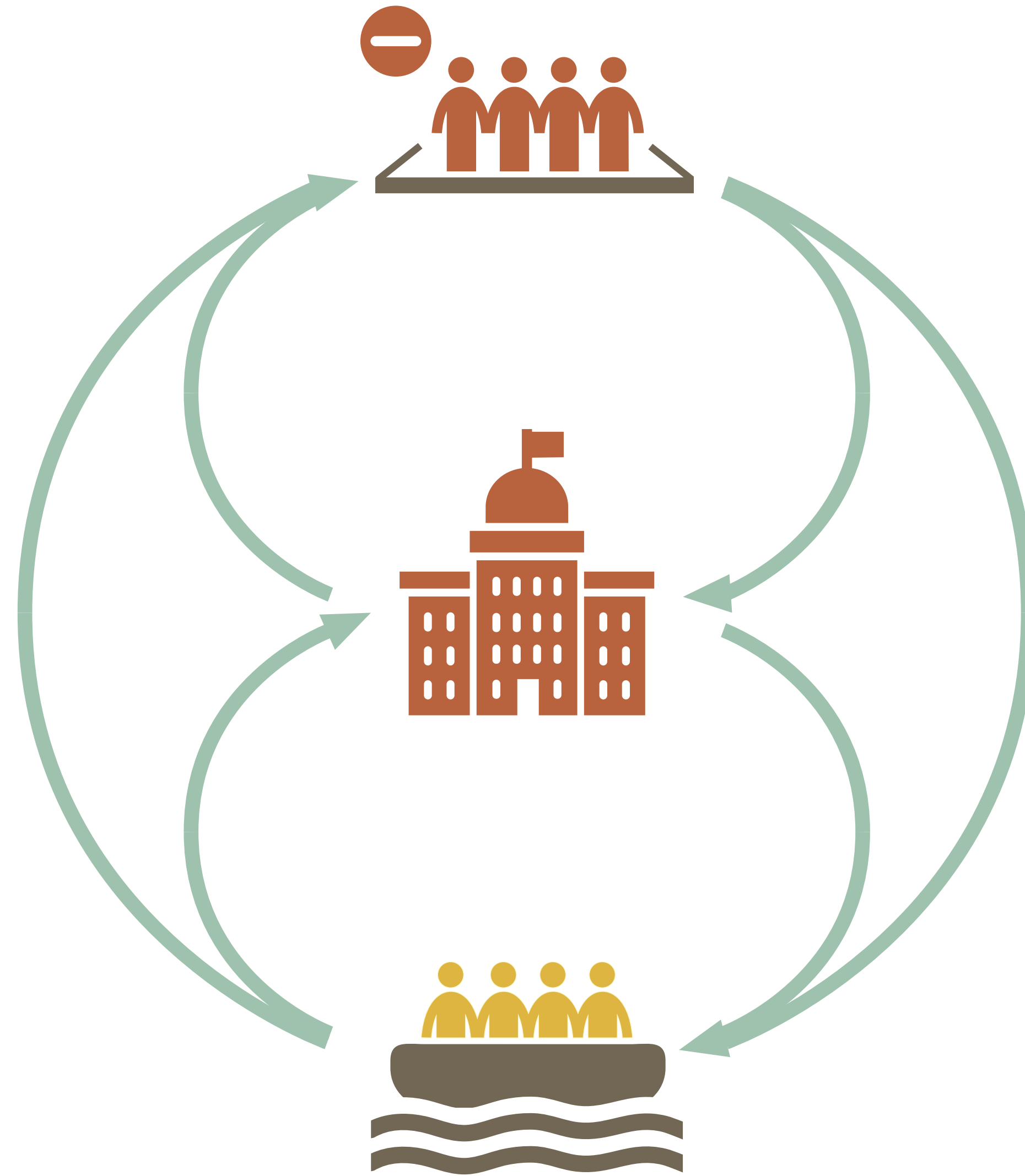
Mapping the Impacts of Climate Change



LINEAIR

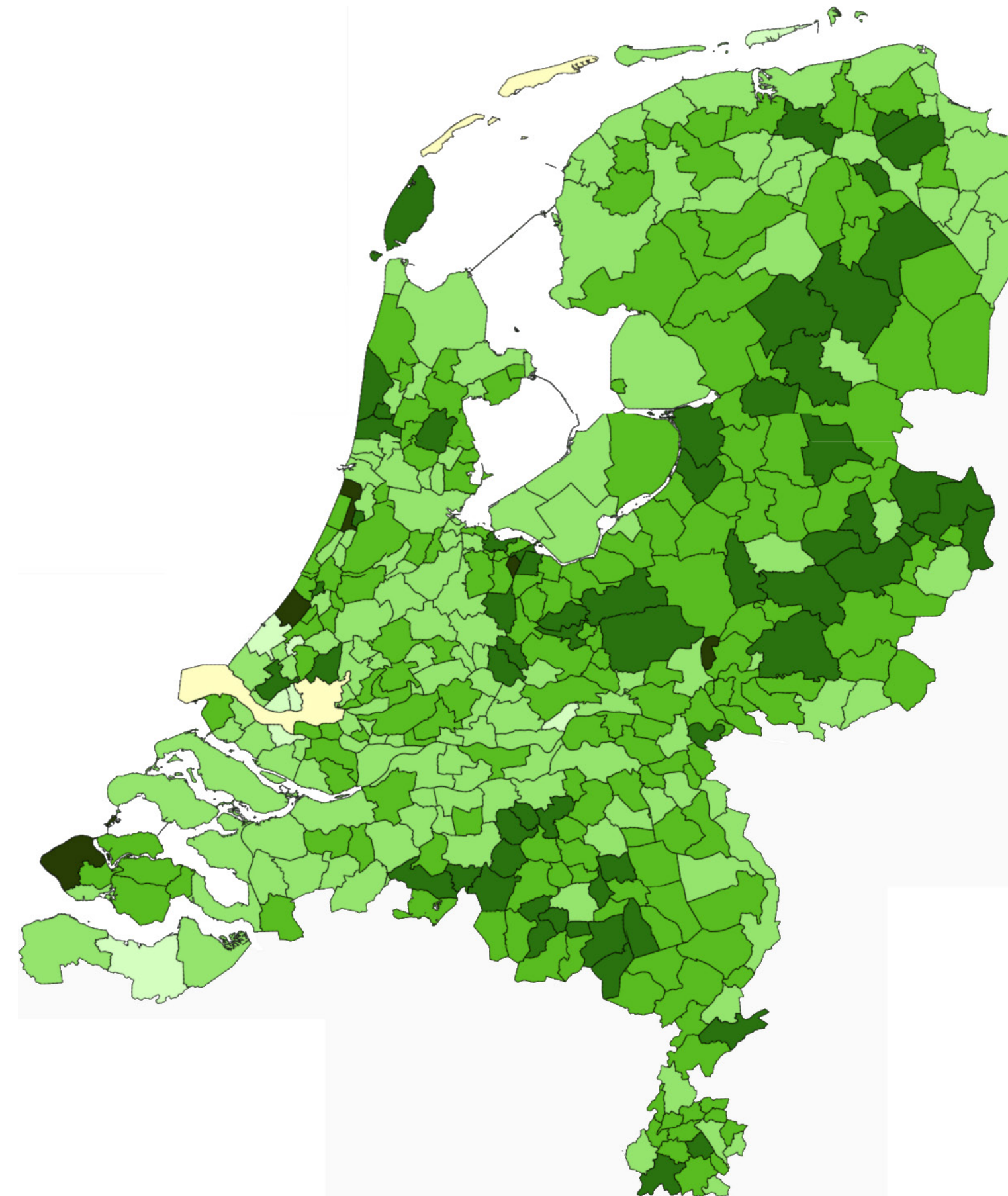


CIRCULAIR



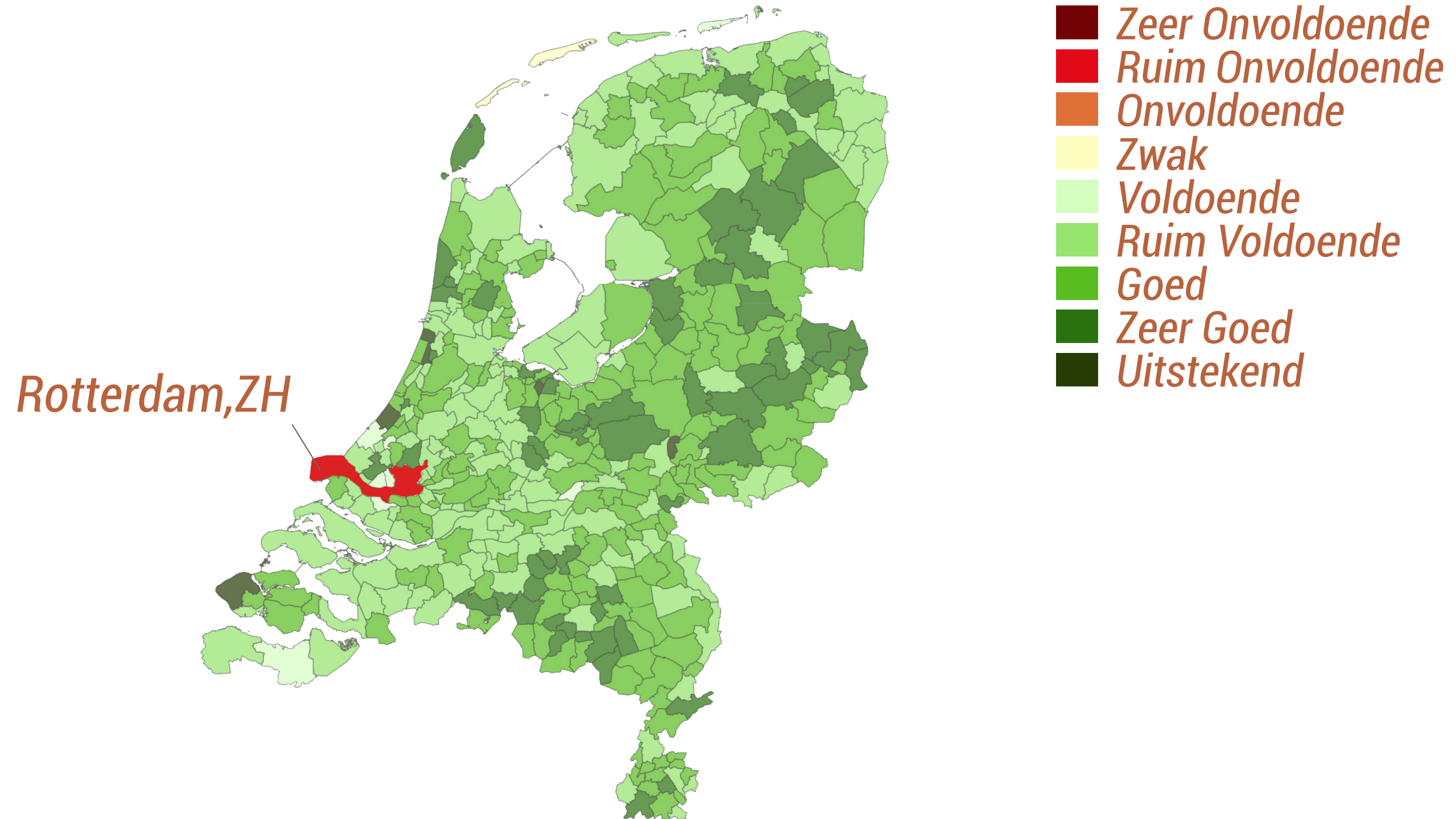
LOCATIE

LEEFBAAROMETER



- Zeer Onvoldoende
- Ruim Onvoldoende
- Onvoldoende
- Zwak
- Voldoende
- Ruim Voldoende
- Goed
- Zeer Goed
- Uitstekend

LEEFBAAROMETER

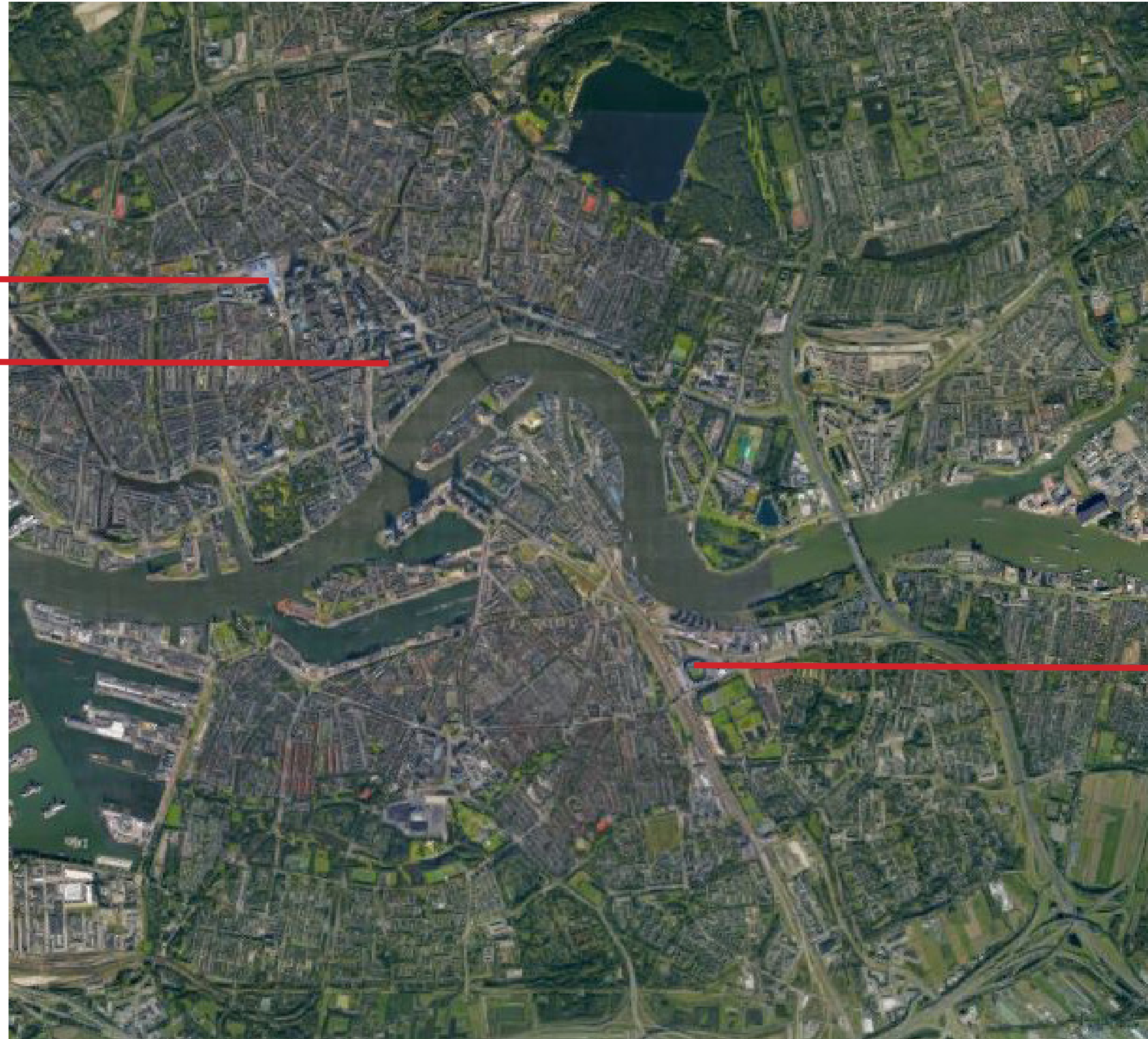




ROTTERDAM

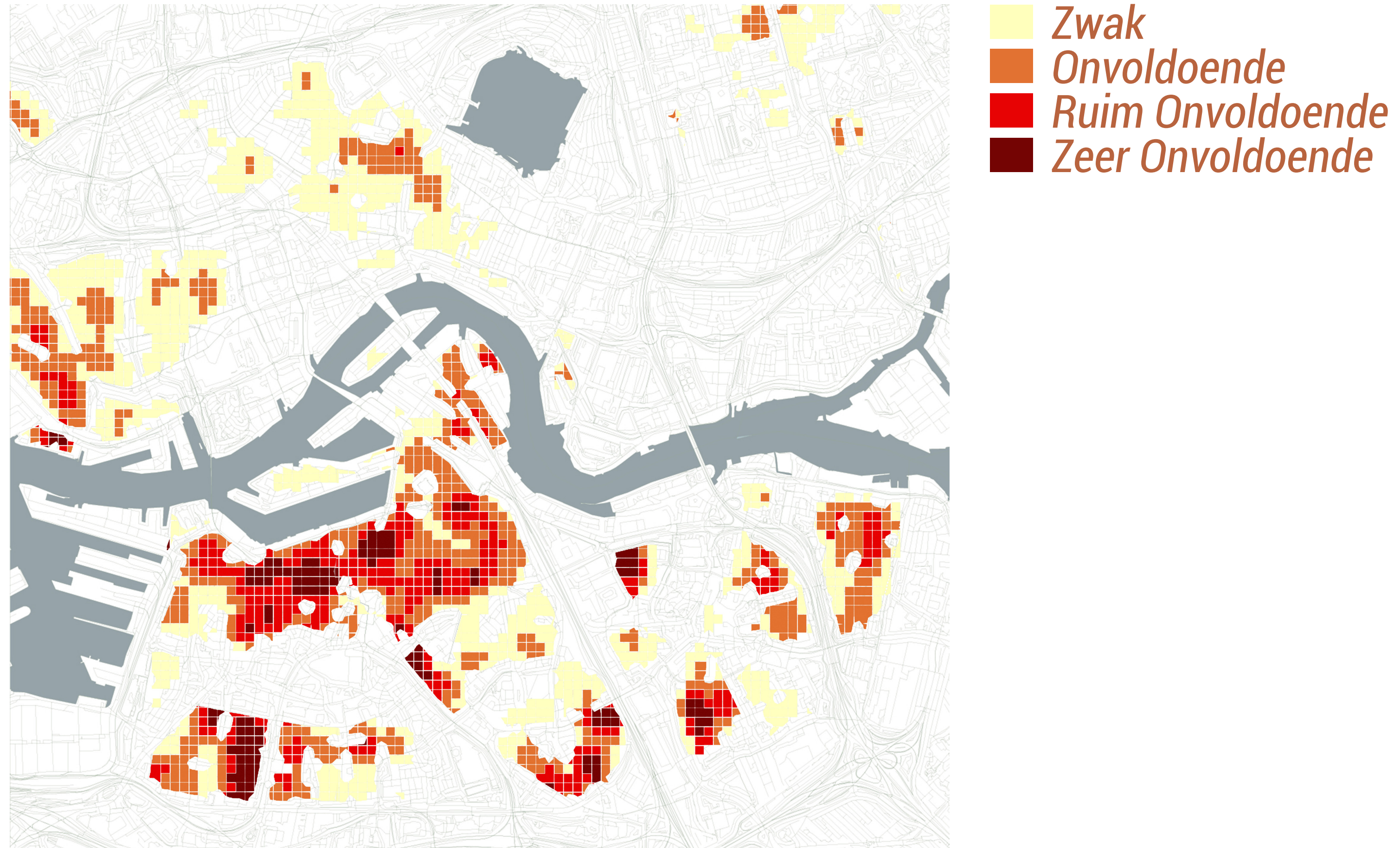
NS Rotterdam CS

Blaak CS



Feyenoord stadion

LEEFBAARHEID ROTTERDAM



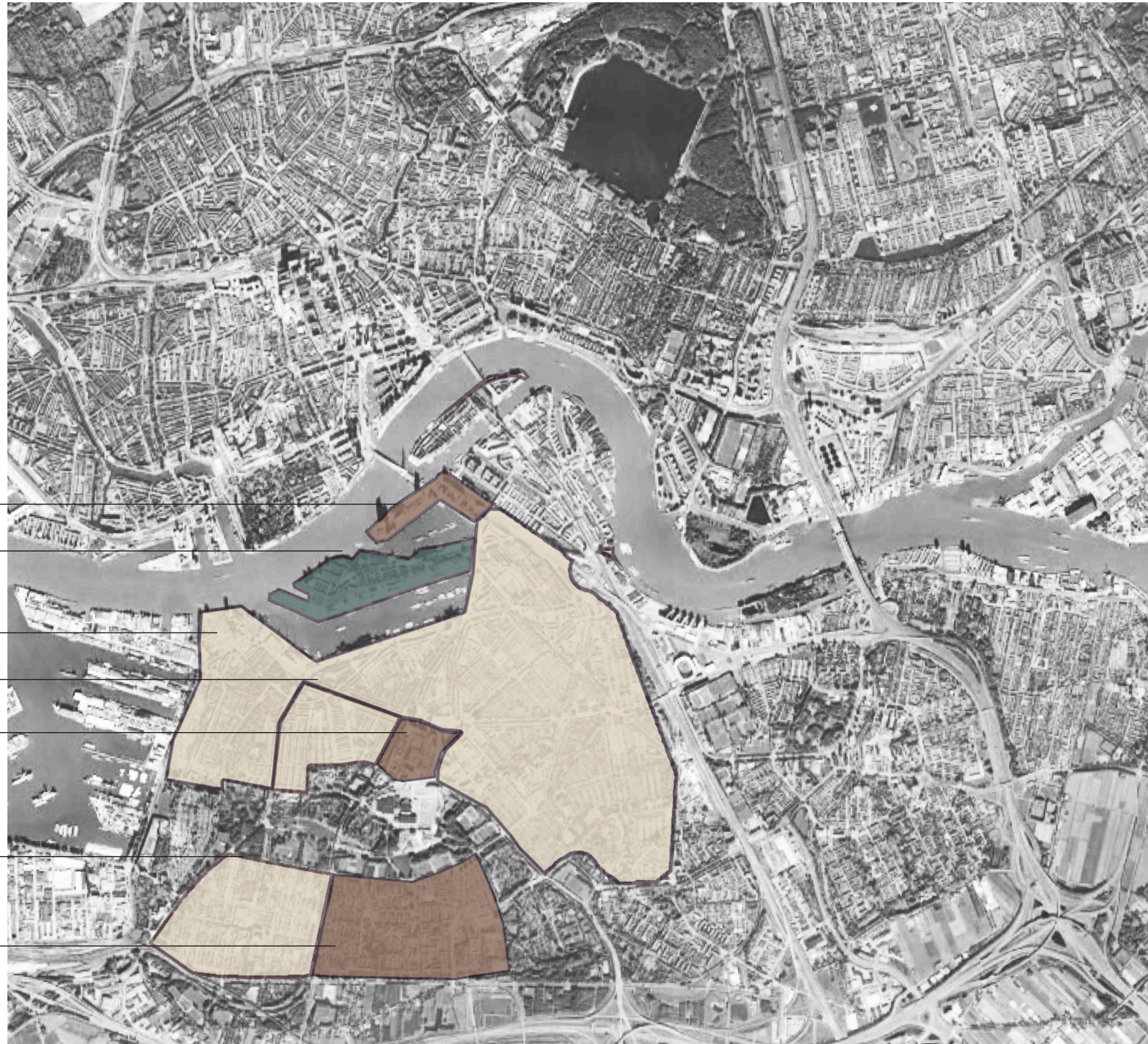
LEEFBAARHEID ROTTERDAM

KOP VAN ZUID
KATENDRECHT

CHARLOIS
CARNISSE
ZUIDPLEIN

PENDRECHT

ZUIDWIJK

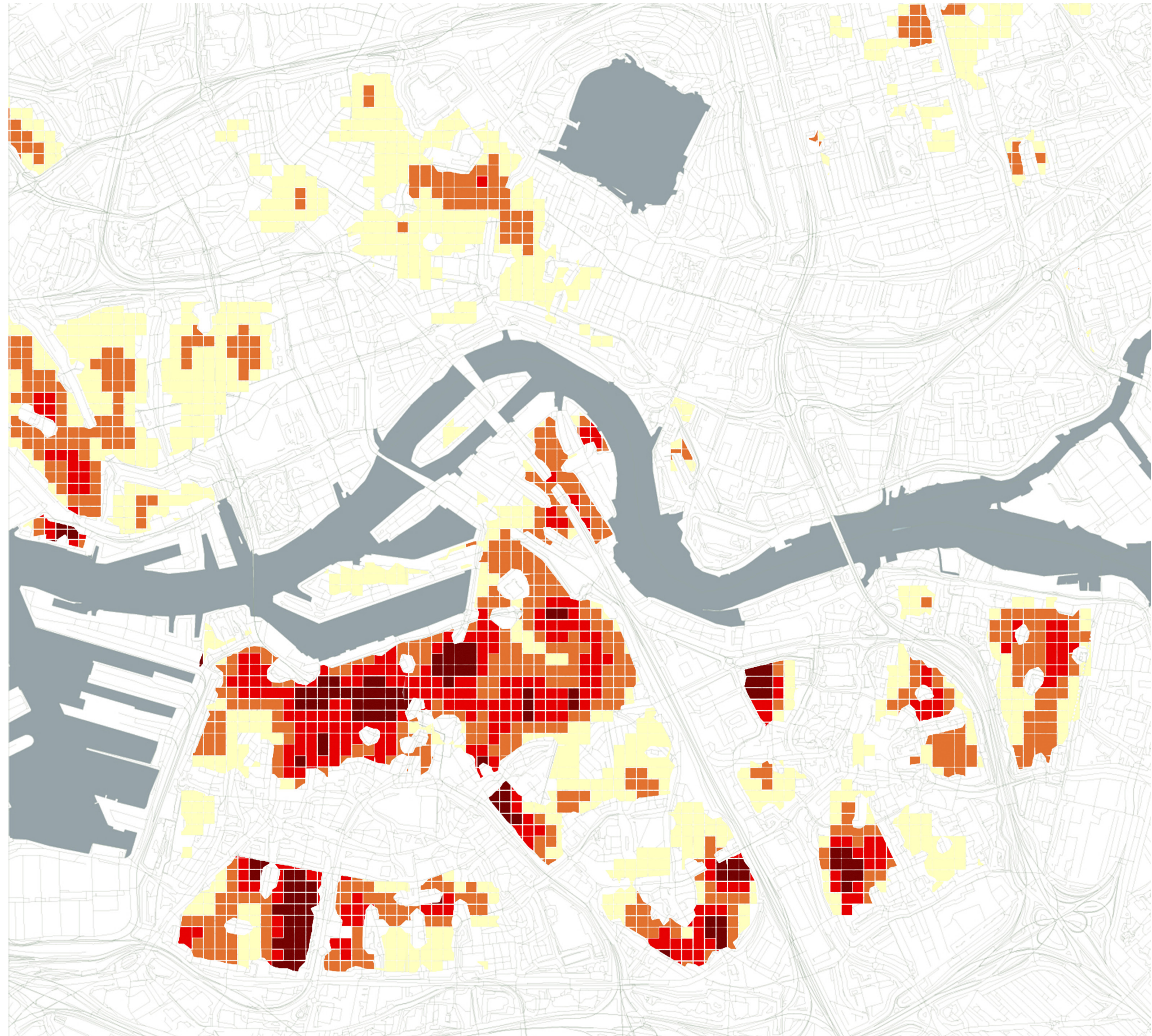






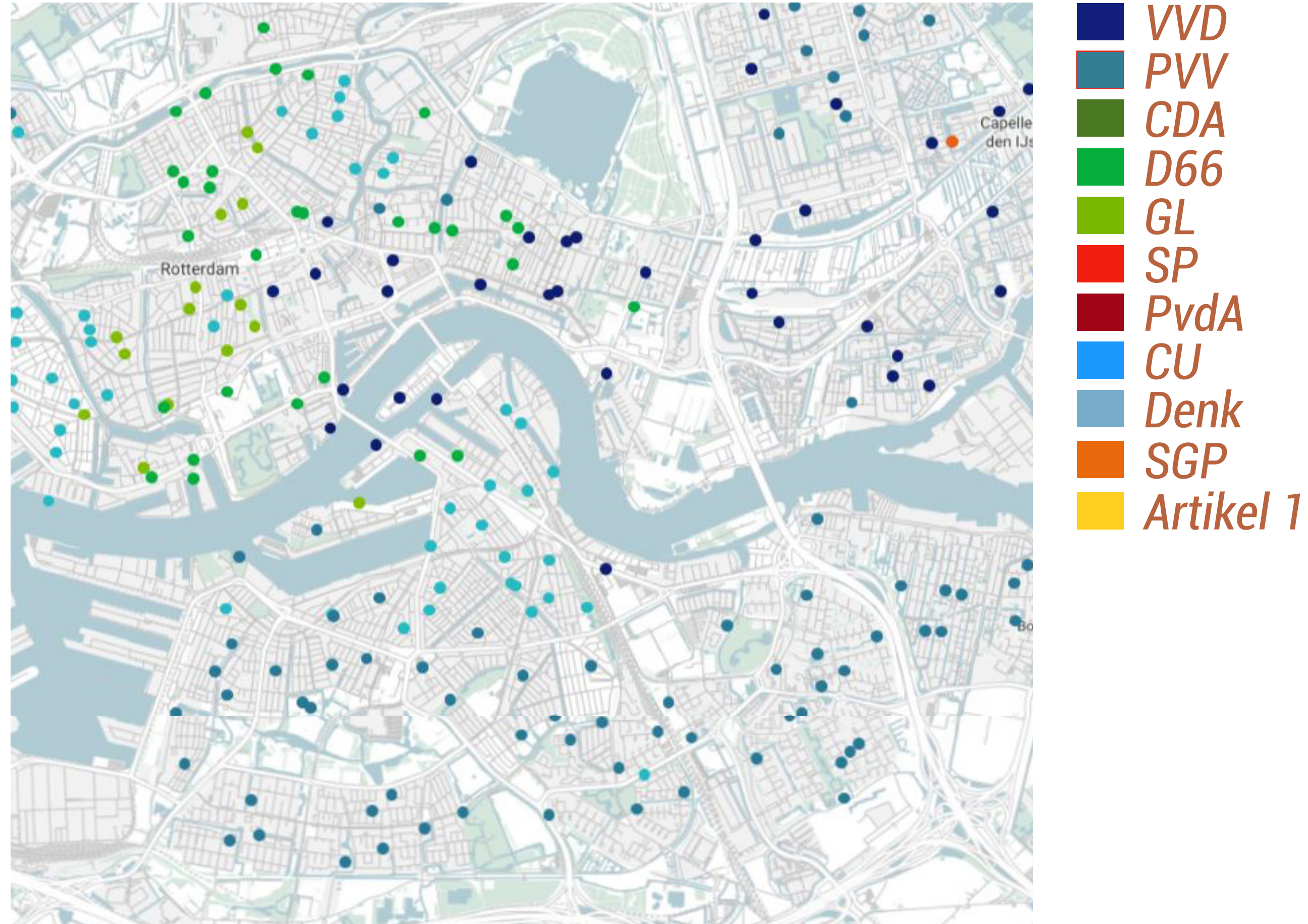




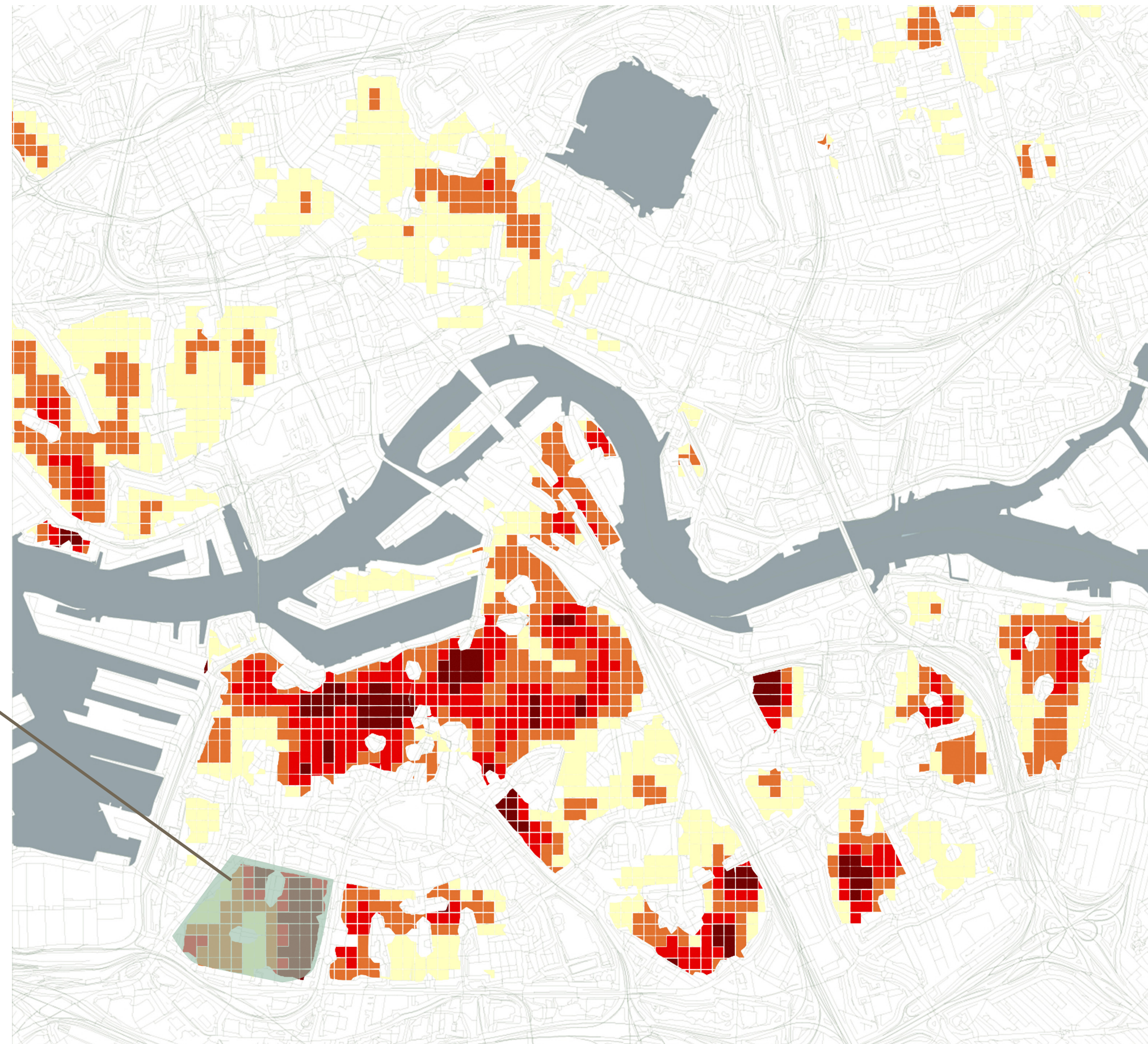


- Zwak
- Onvoldoende
- Ruim Onvoldoende
- Zeer Onvoldoende

STEMGEDRAG



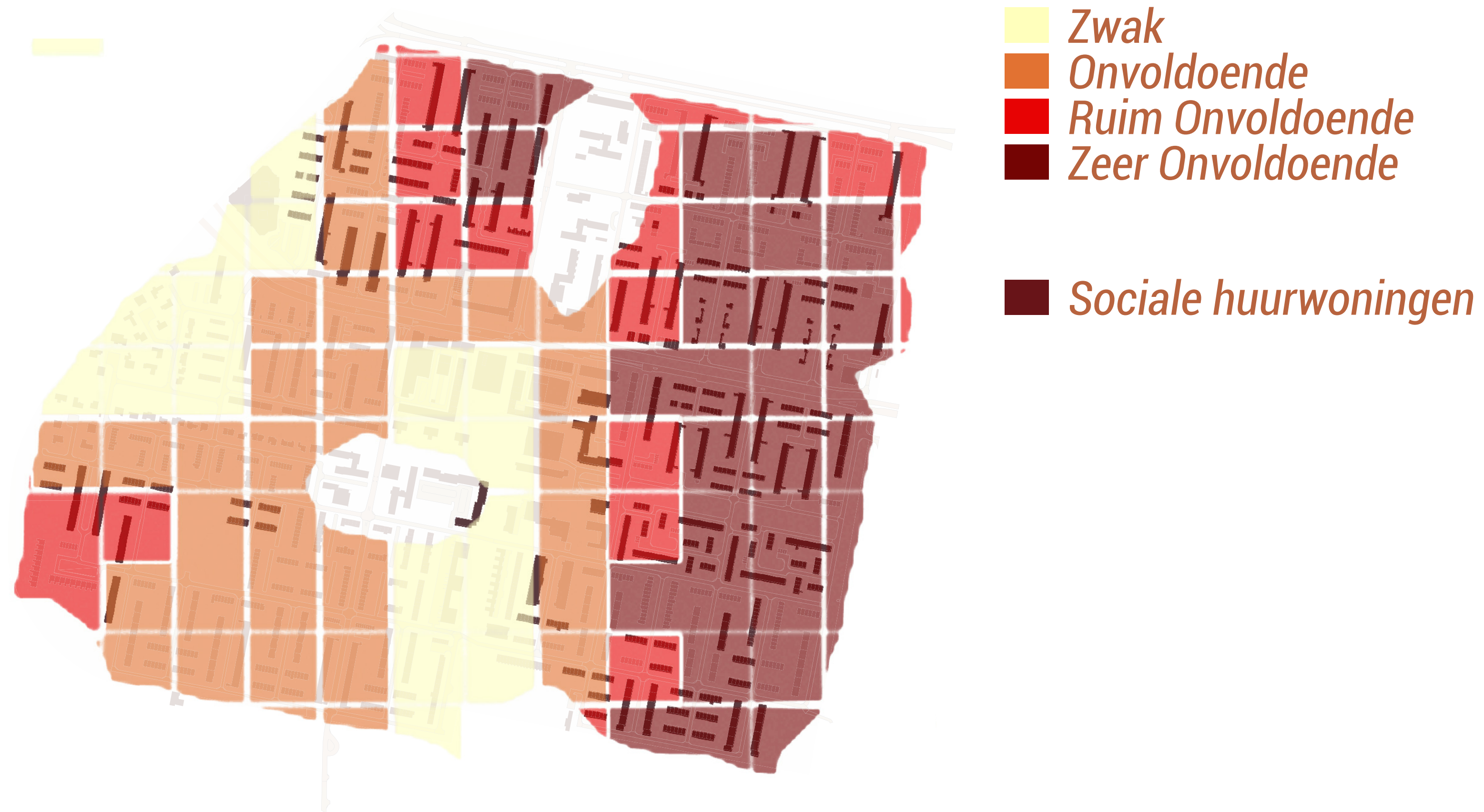
STEMGEDRAG



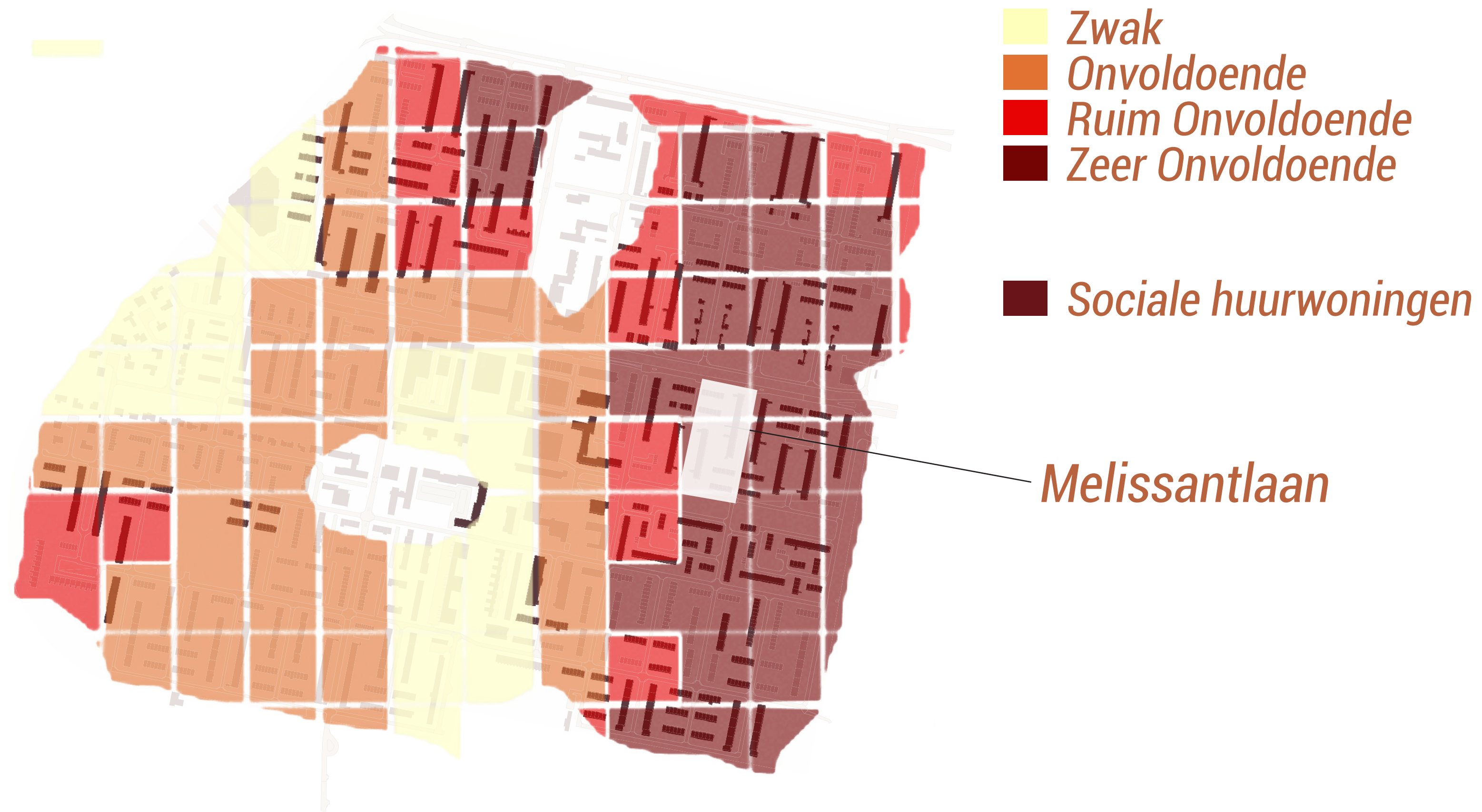
- Zwak
- Onvoldoende
- Ruim Onvoldoende
- Zeer Onvoldoende

Pendrecht

LEEFBAARHEID PENDRECHT



LEEFBAARHEID PENDRECHT

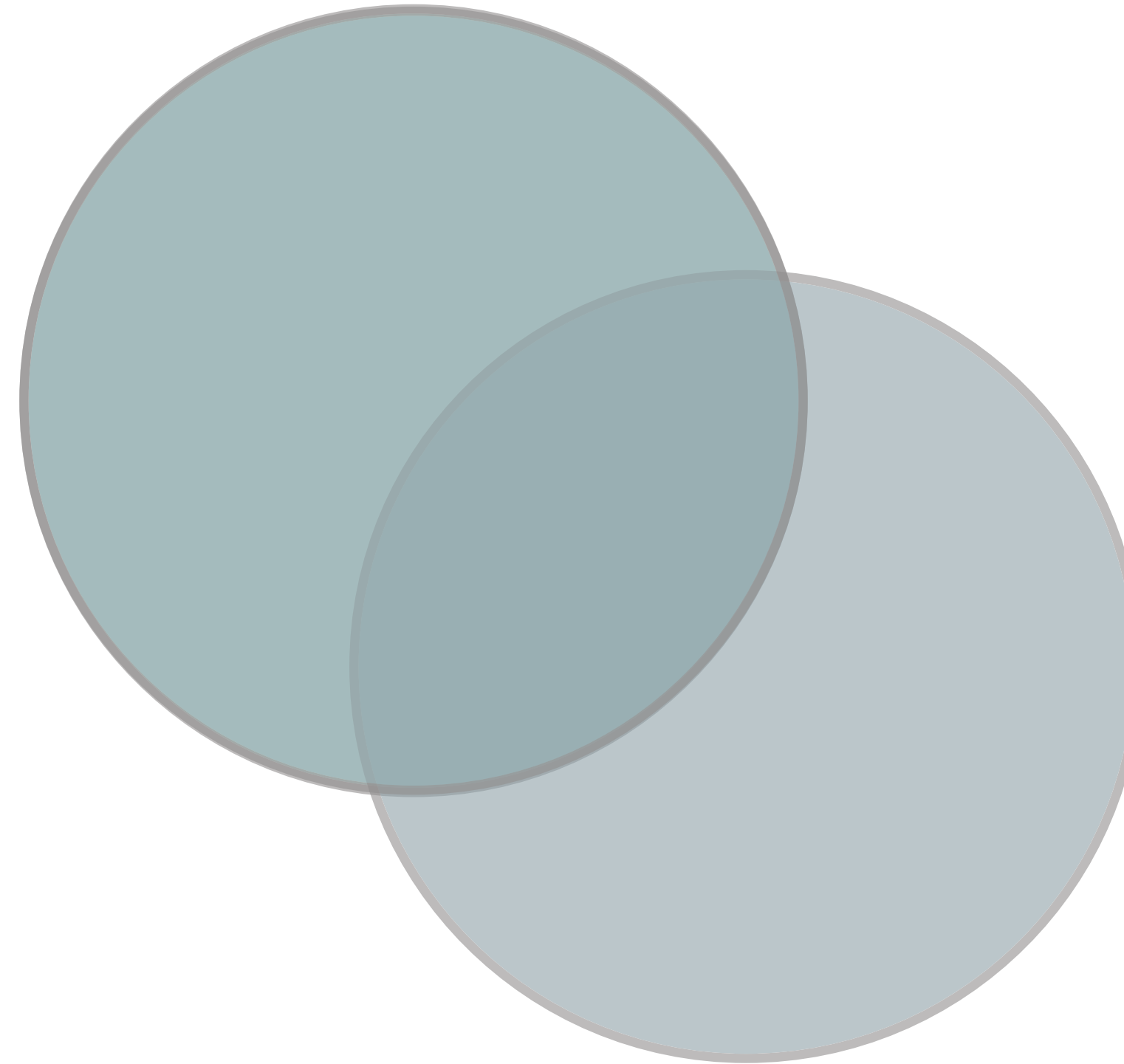


PLAN VAN EISEN

NEDERLAND



NEDERLAND



ROTTERDAM

NEDERLAND

ROTTERDAM

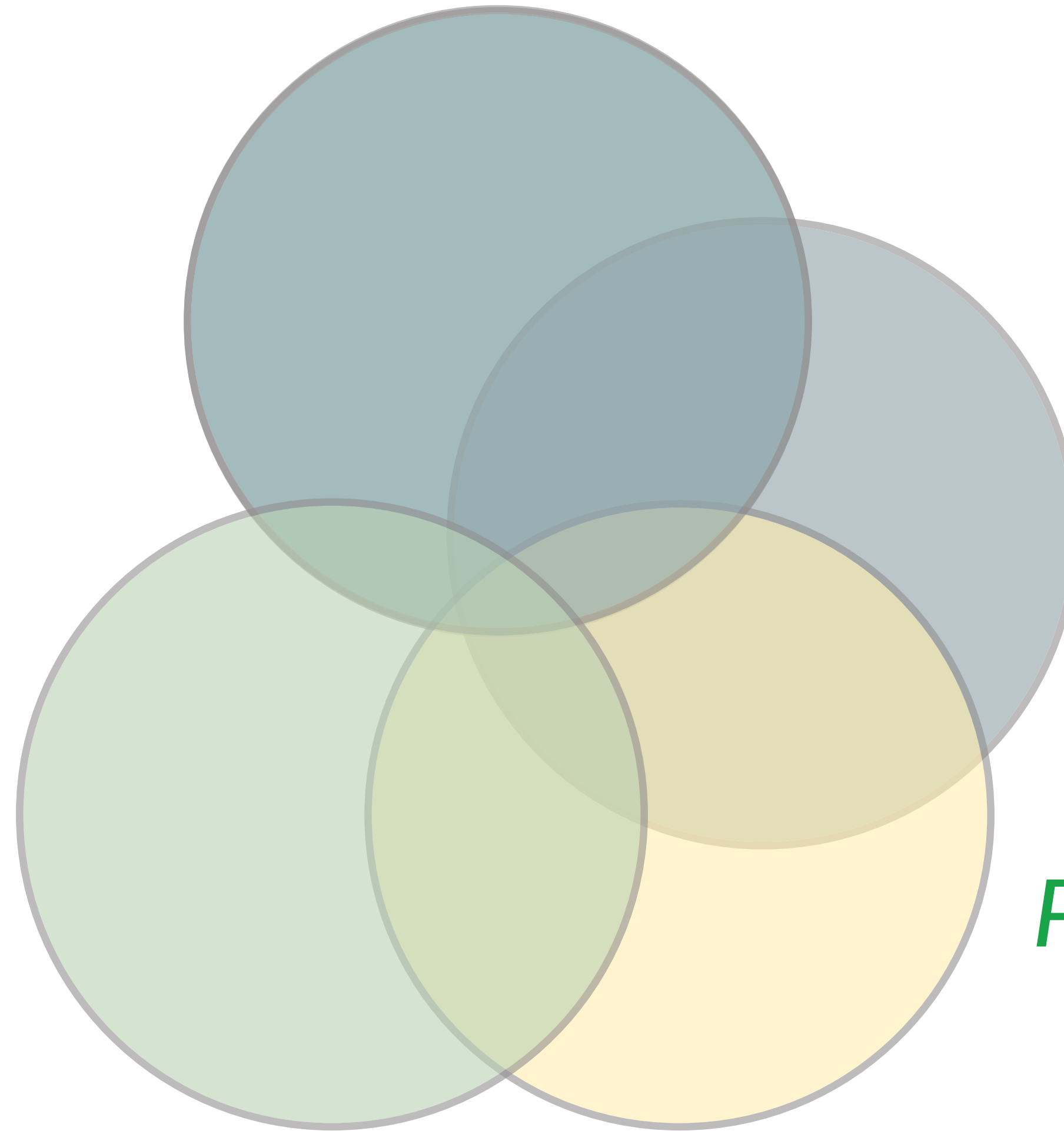
PENDRECHT

NEDERLAND

ROTTERDAM

NAOORLOGSE WIJKEN

PENDRECHT



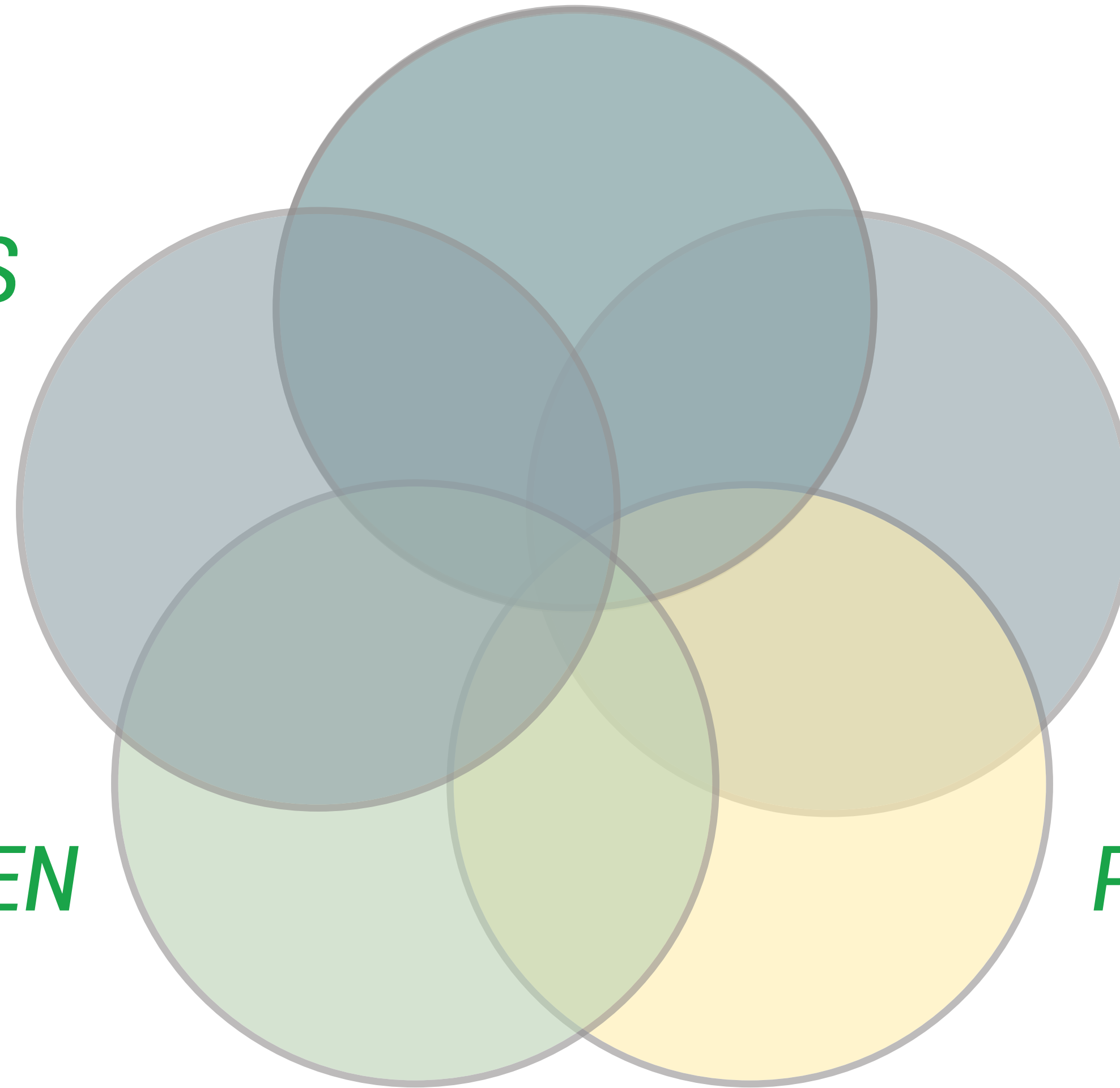
NEDERLAND

STATUSHOUDERS

ROTTERDAM

NAOORLOGSE WIJKEN

PENDRECHT



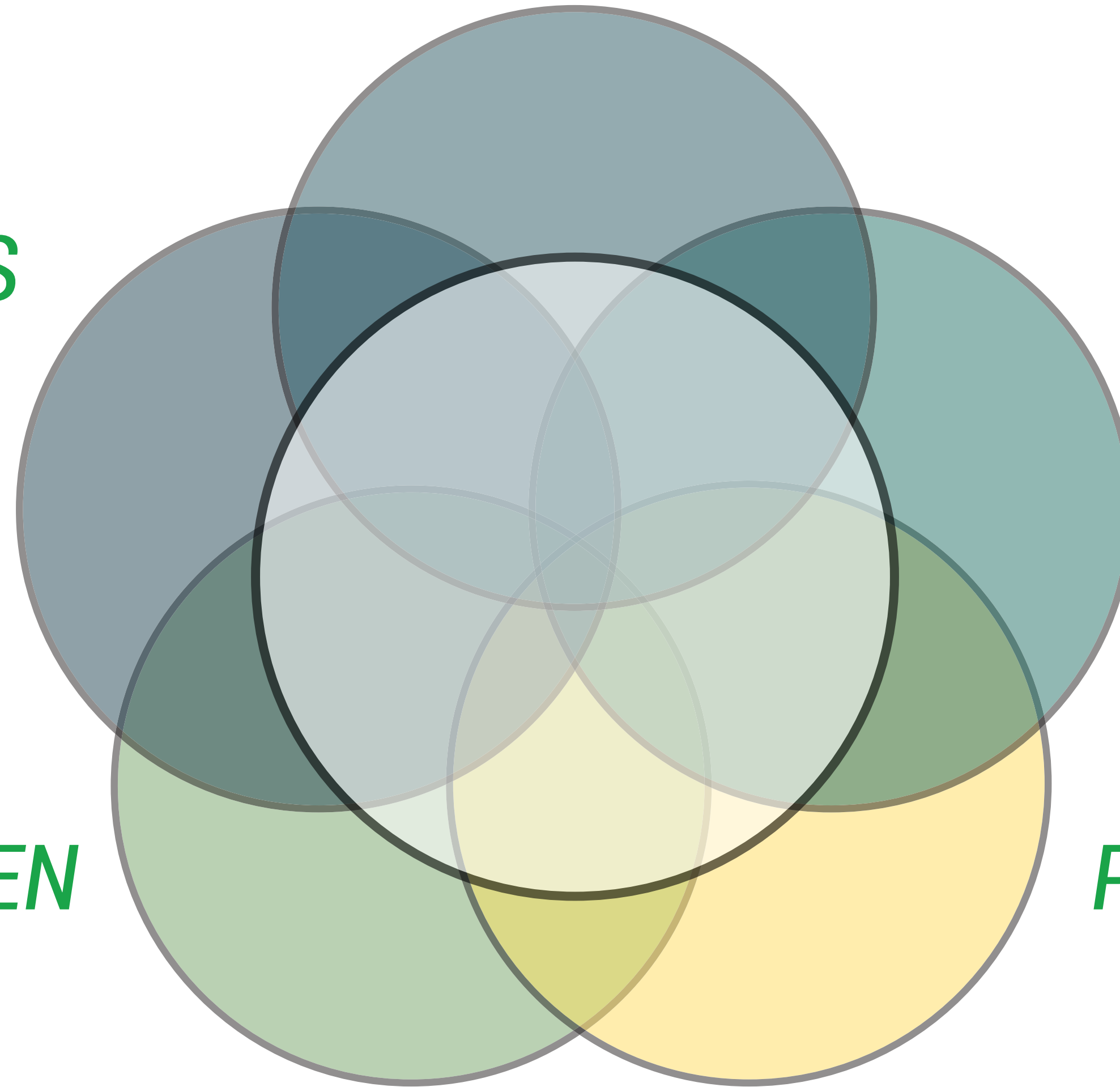
NEDERLAND

STATUSHOUDERS

ROTTERDAM

NAOORLOGSE WIJKEN

PENDRECHT



Behoeften op verschillende schalen

NATIONAAL

Plannen/ Prognoses Ministerie Binnenlandse zaken

STAD ROTTERDAM

Woonvisie 2030/ Referendum

WIJK PENDRECHT

Analyse Wijk

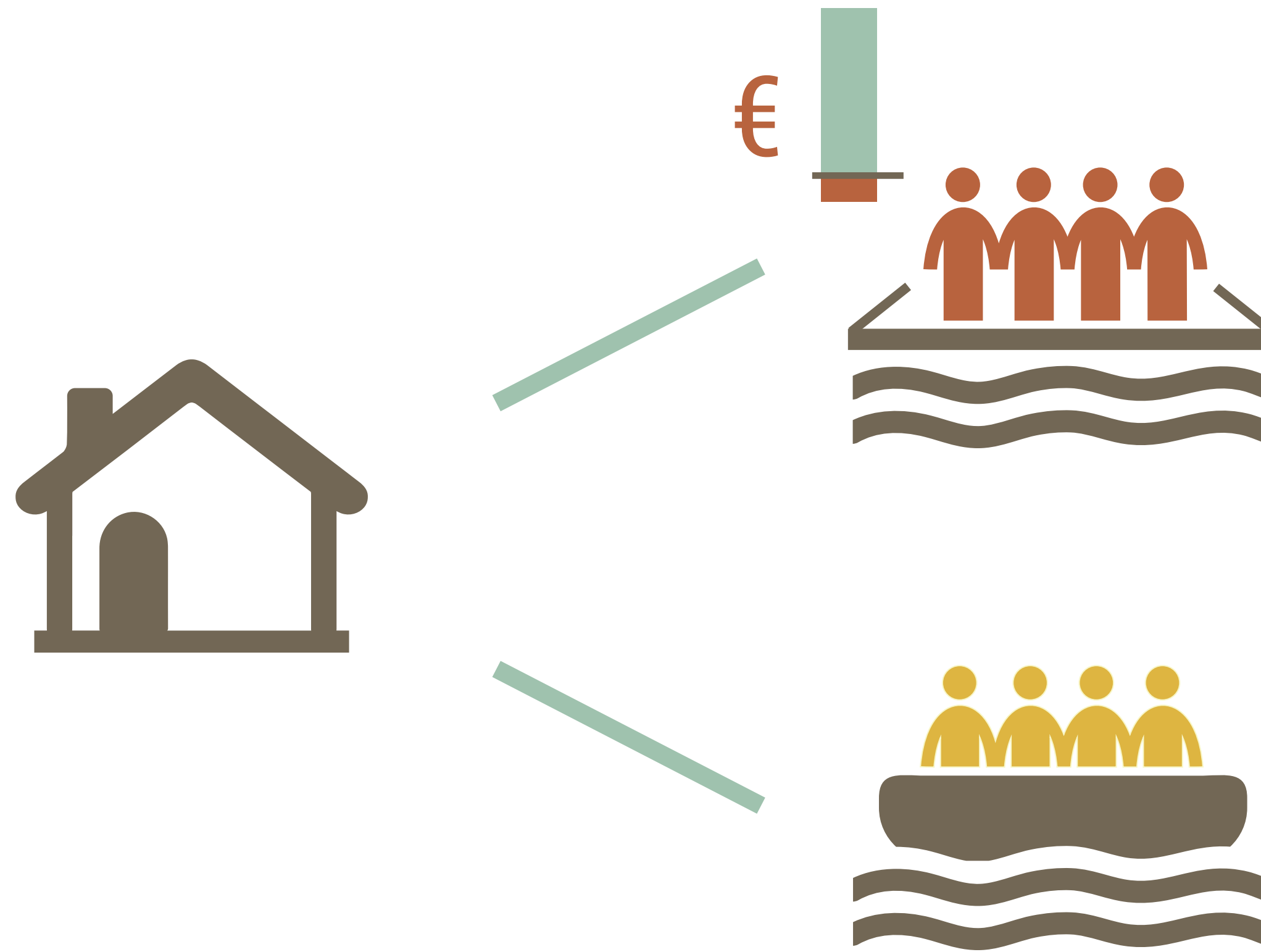
NAOORLOGSE WIJKEN

Literatuur, Case Studie

STATUSHOUDER

Literatuur

BEHOEFTE NATIONAAL SOCIALE HUURWONING



BEHOEFTE ROTTERDAM

MIDDENKLASSE WONING



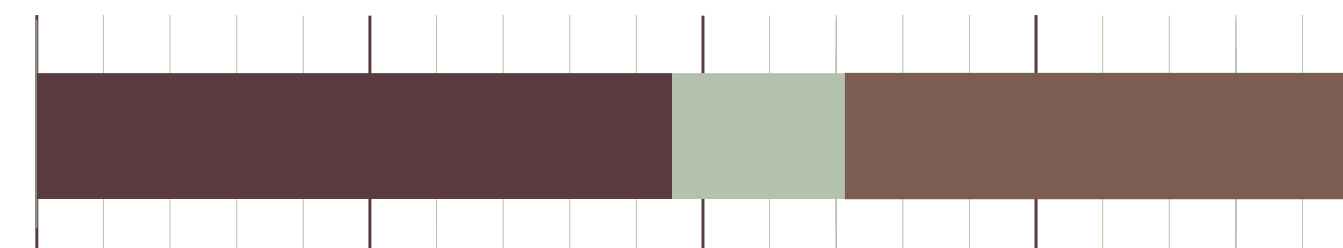
BEHOEFTE PENDRECHT

SAMENSTELLING HUISHOUDENS

1953



2013



-  Eenpersoons
-  Ouden ten dage
-  Twee of meerpersoons

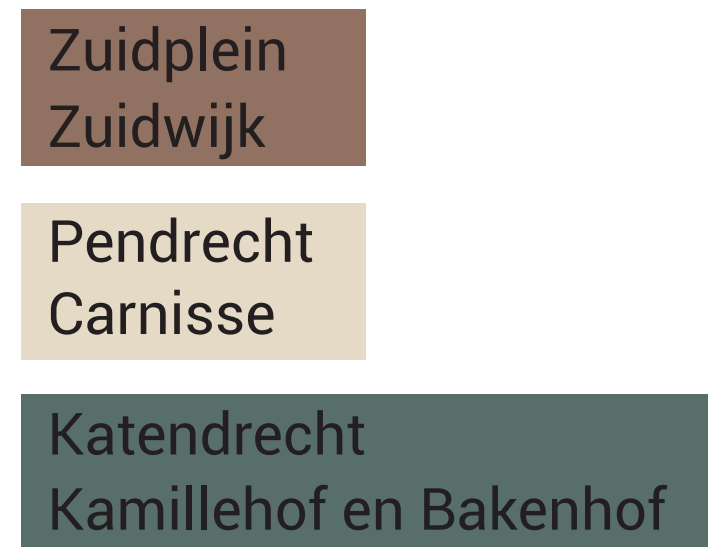
BEHOEFTE PENDRECHT

VERANDERLIJKE BEHOEFTE



BEHOEFTE NAOORLOGSE WIJK

Eigenaarschap



KATENDRECHT

CARNISSE
ZUIDPLEIN

PENDRECHT
ZUIDWIJK



DIVERS EIGENAARSCHAP

KAMILLE- EN BAKENHOF



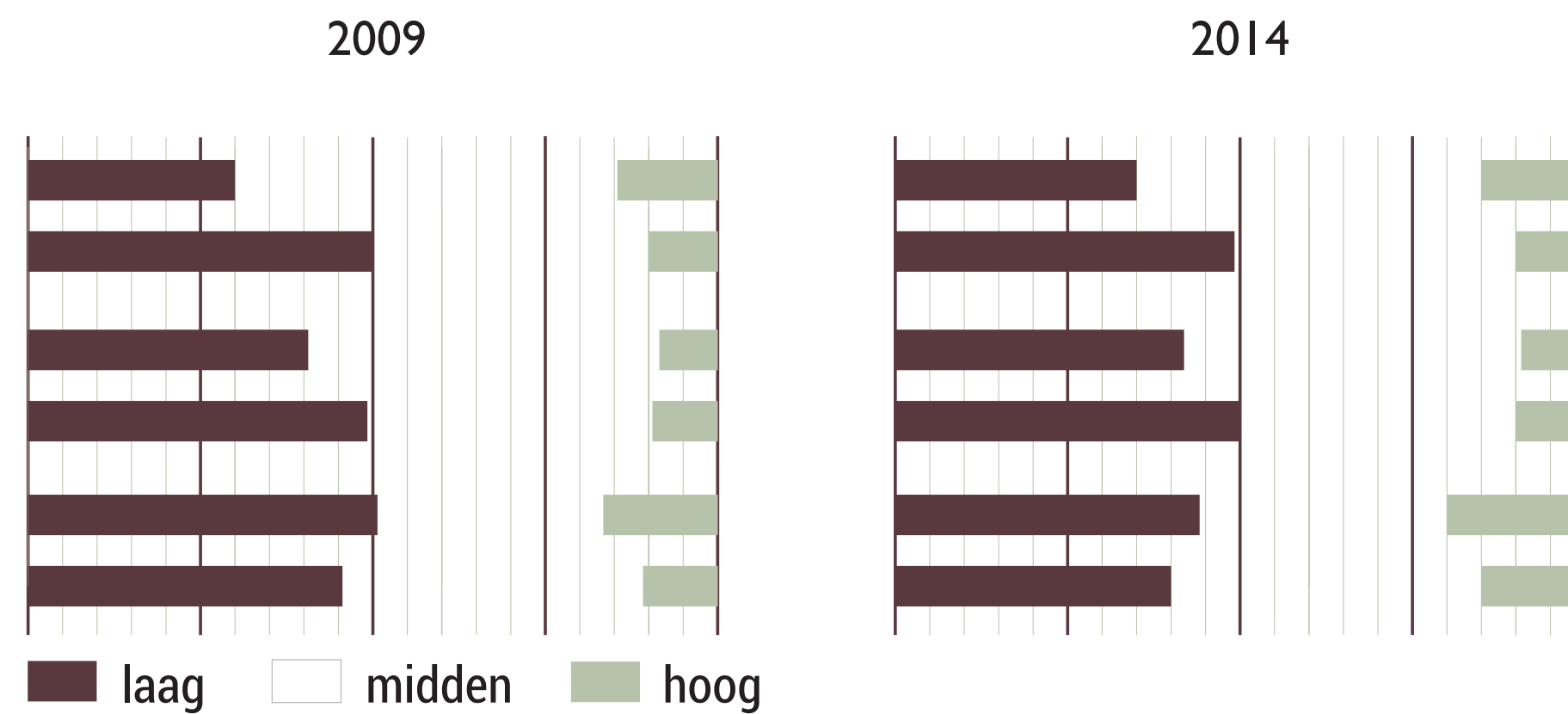
BEHOEFTE NAOORLOGSE WIJK

Inkomen

Zuidplein
Zuidwijk

Pendrecht
Carnisse

Katendrecht
Kamillehof en Bakenhof



KATENDRECHT

CARNISSE
ZUIDPLEIN

PENDRECHT
ZUIDWIJK



DIVERS INKOMEN

KAMILLE- EN BAKENHOF



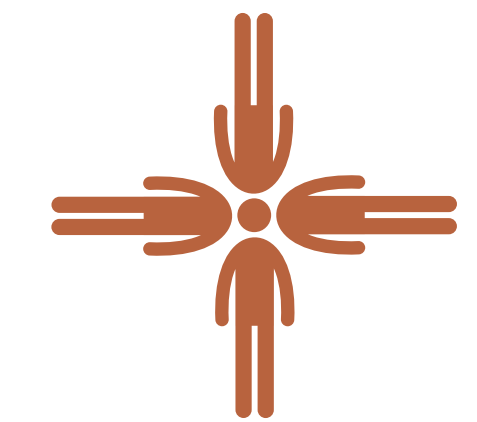
BEHOEFTE NAOORLOGSE WIJK



IDENTITEIT

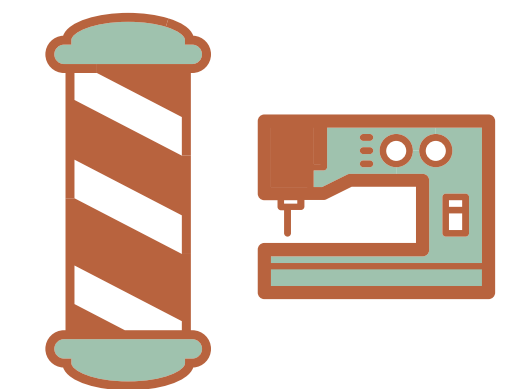
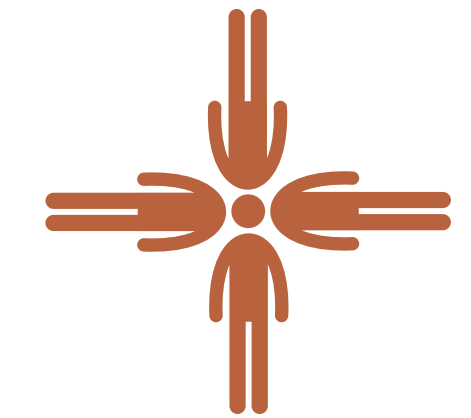


BEHOEFTE NAOORLOGSE WIJK



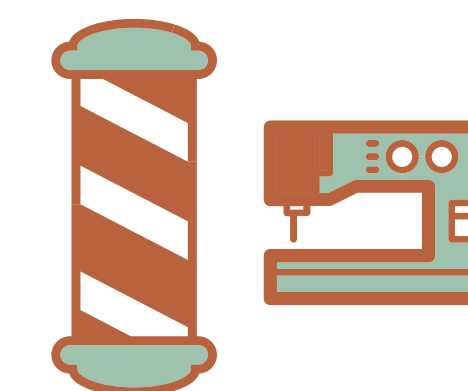
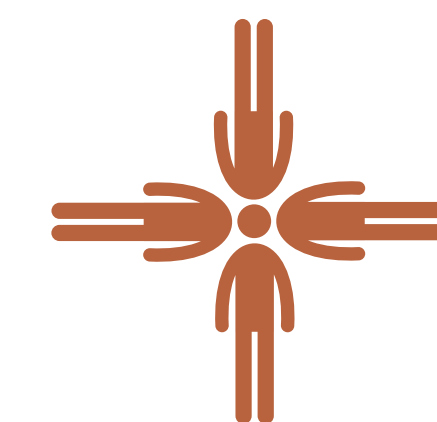
FUNCTIONEEL COLLECTIEF

BEHOEFTE NAOORLOGSE WIJK

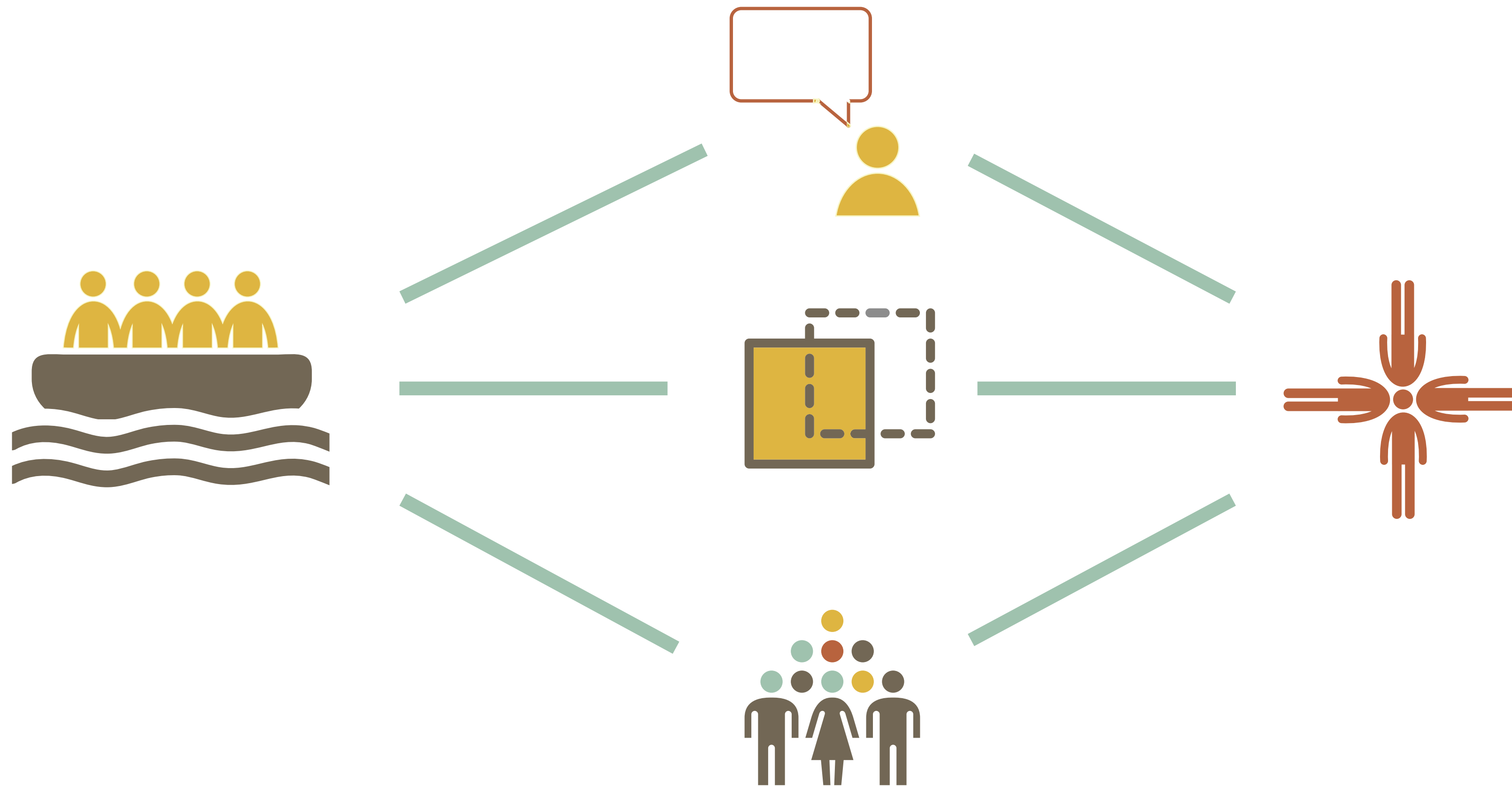


KLEINE BEDRIJVVIGHEID

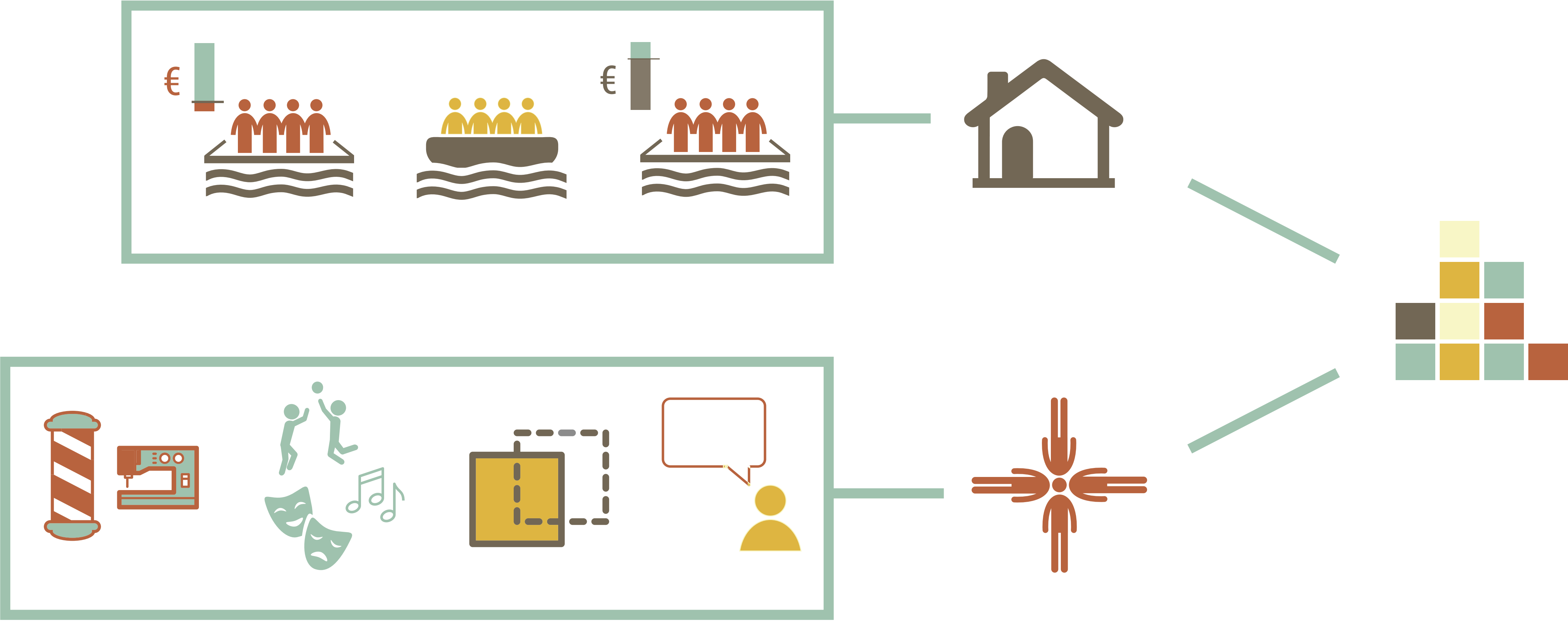
BEHOEFTE NAOORLOGSE WIJK



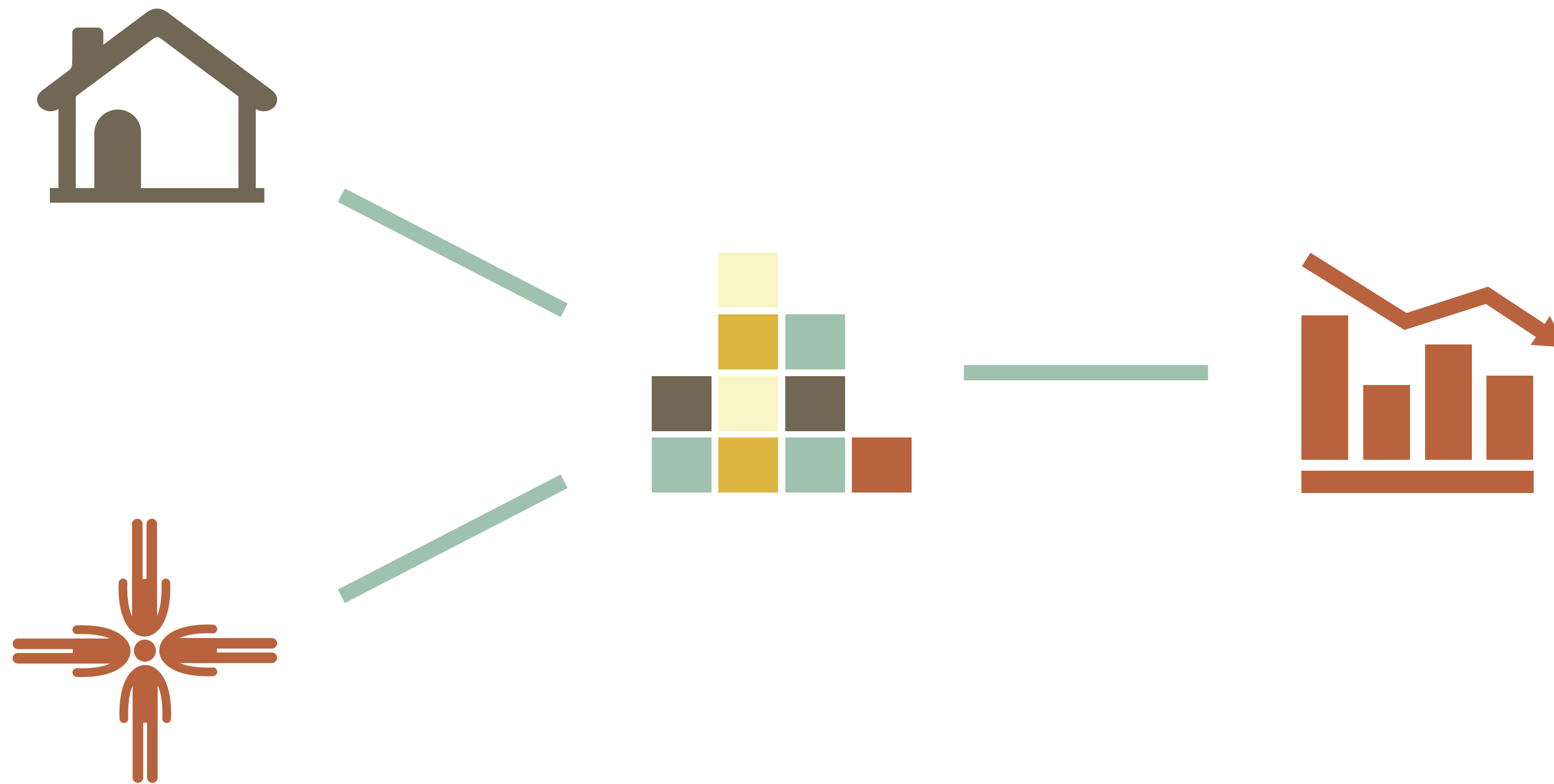
BEHOEFTE STATUSHOUDER

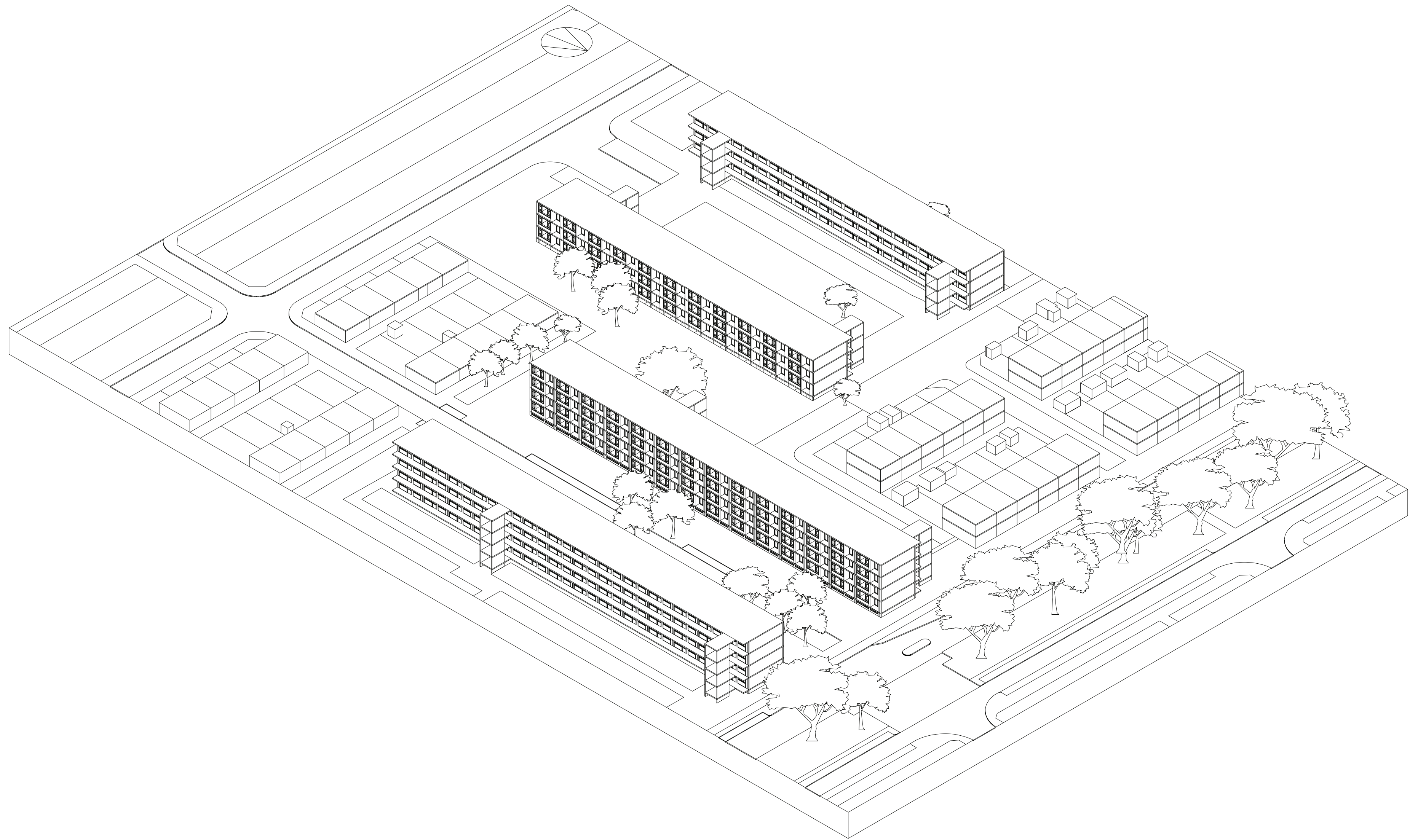


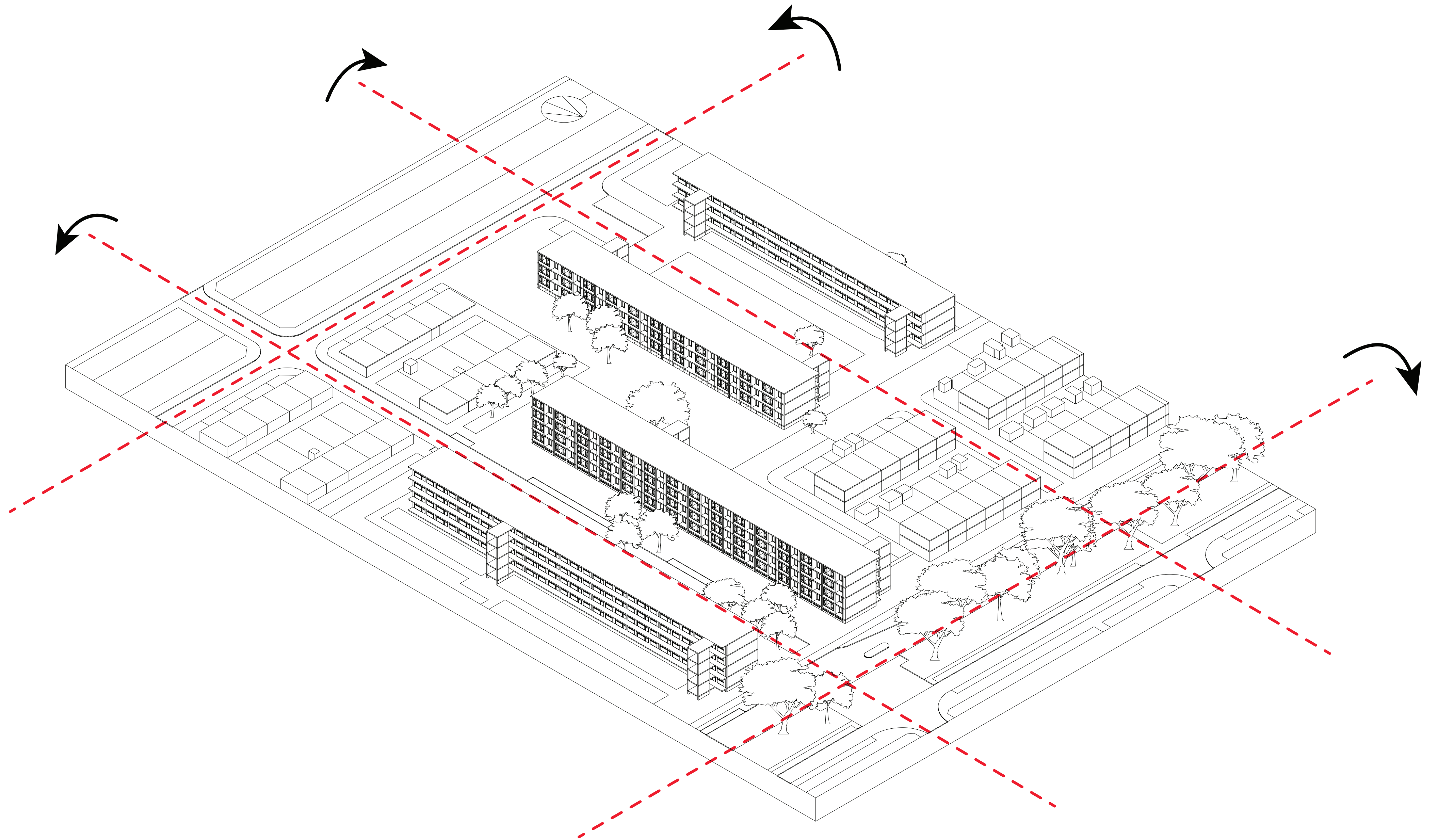
TOTALE BEHOEFTE/ OVERLAP

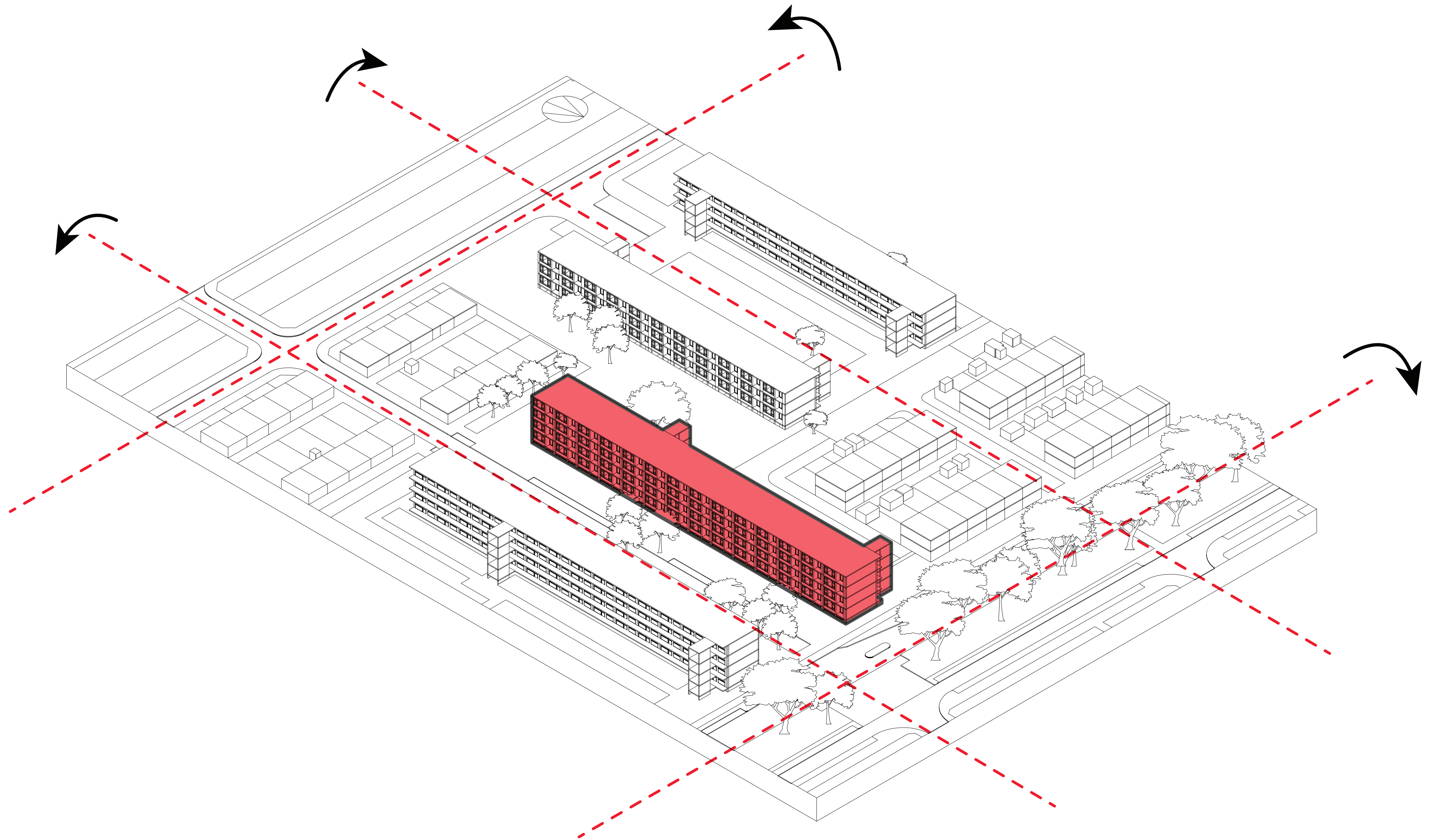


TOEKOMST BESTENDIG

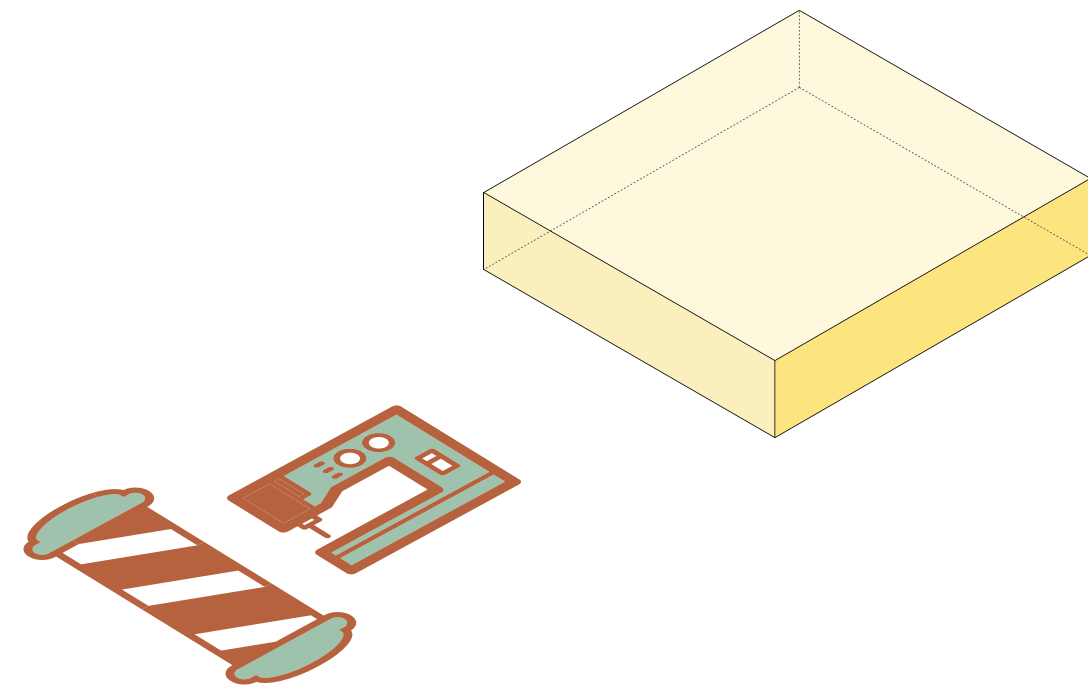
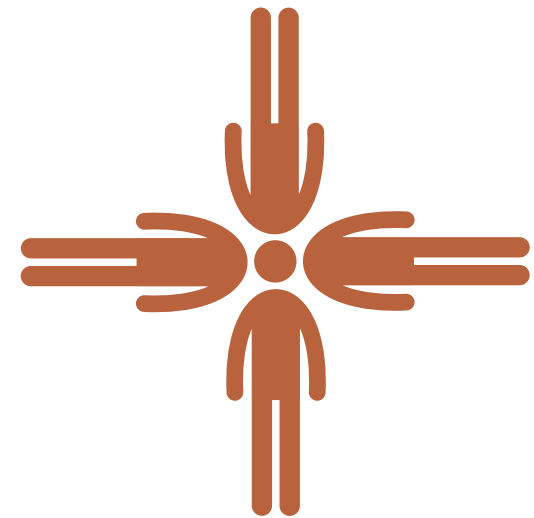




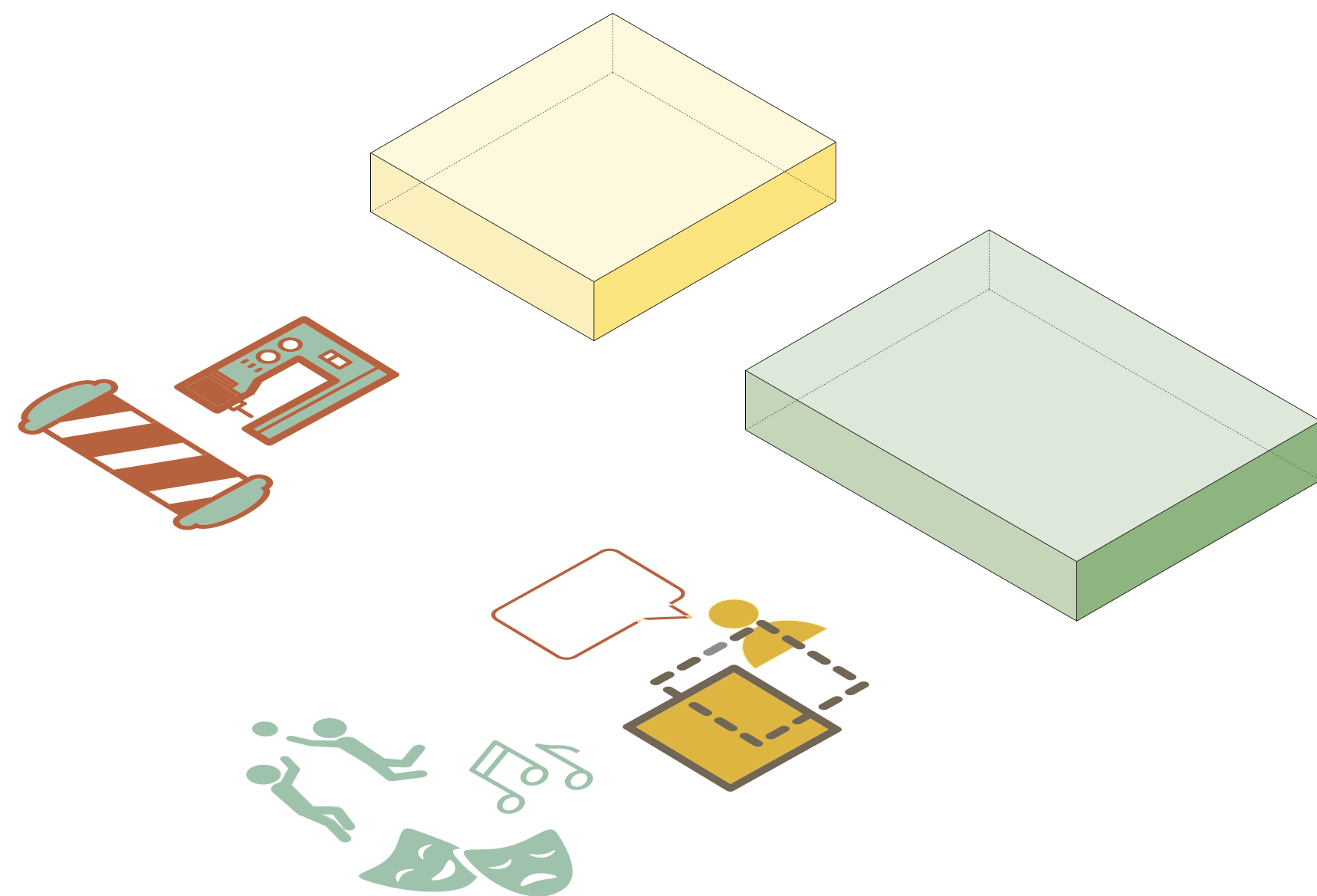
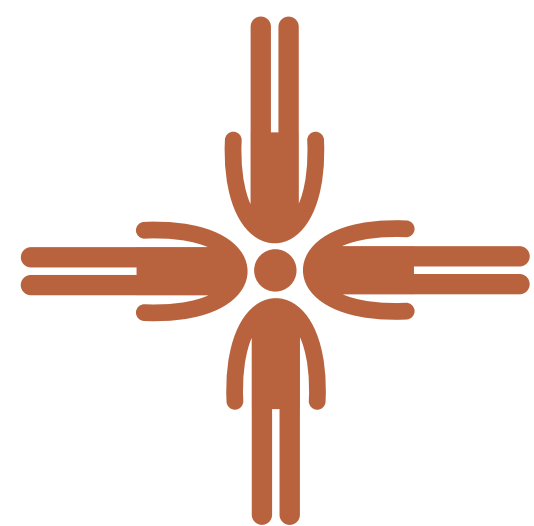




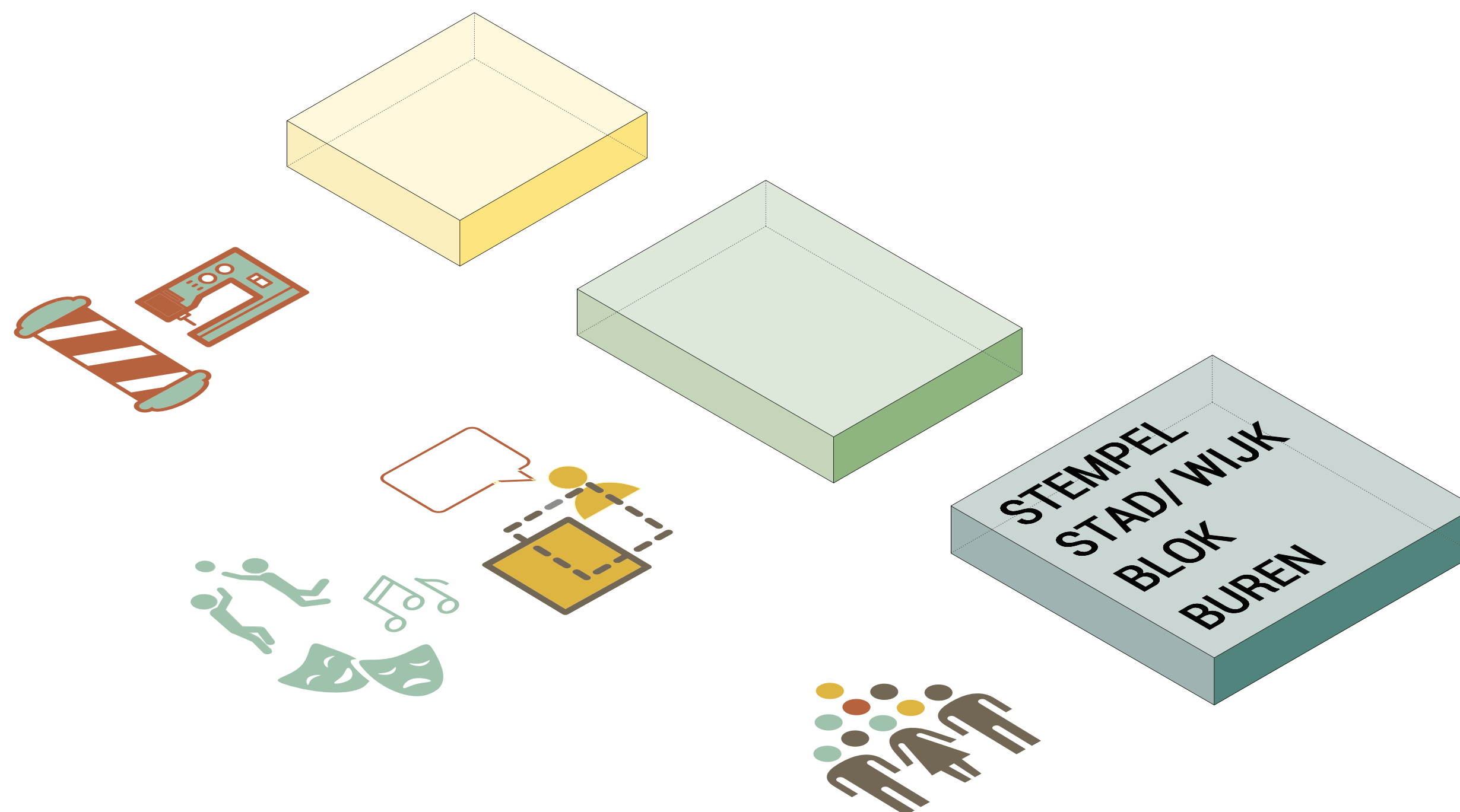
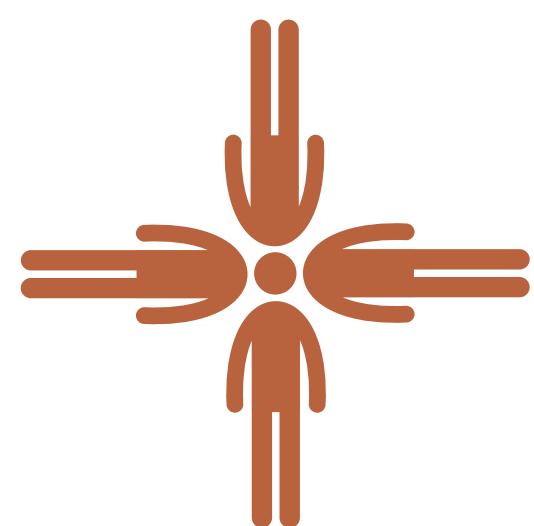
PROGRAMMA VAN EISEN



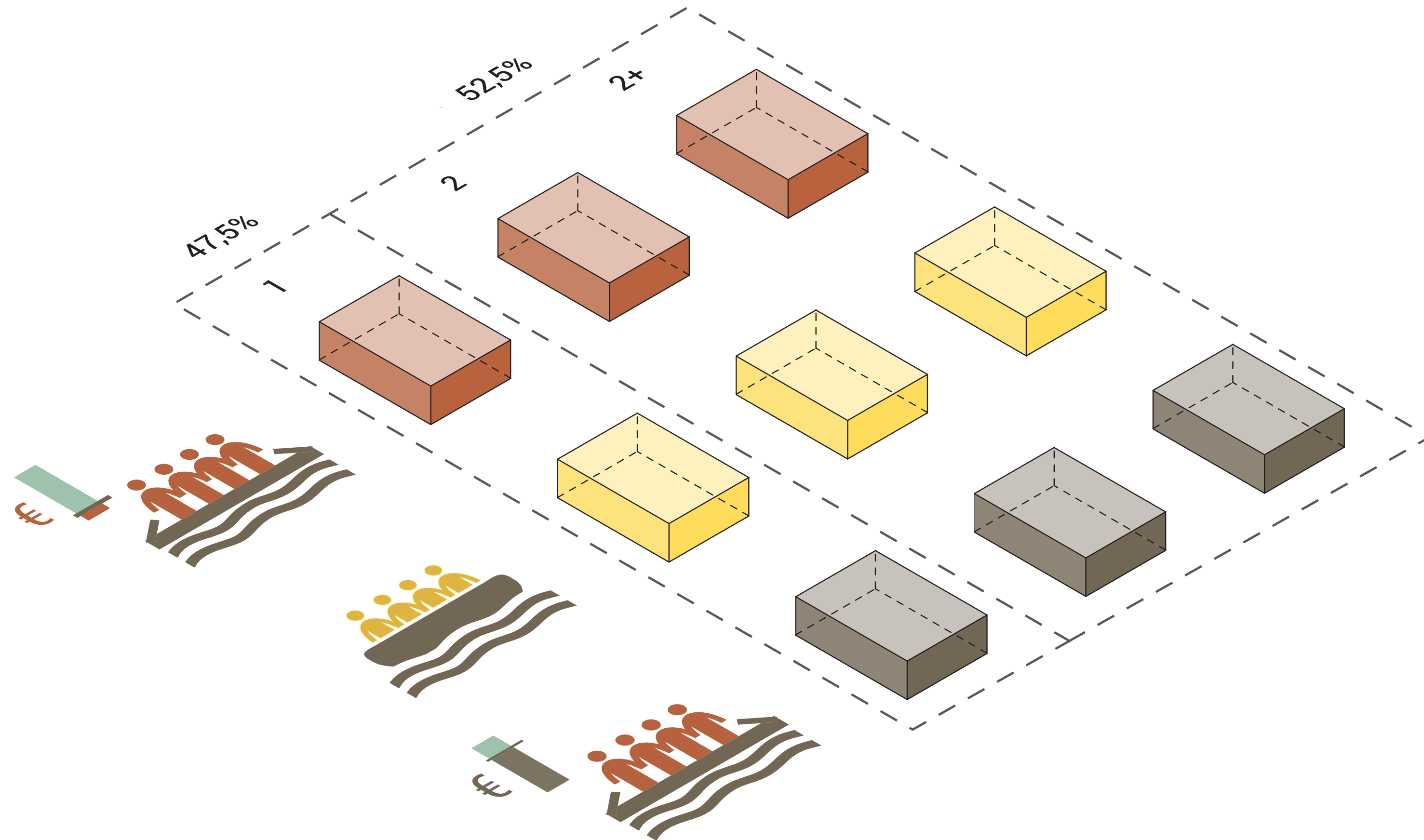
PROGRAMMA VAN EISEN



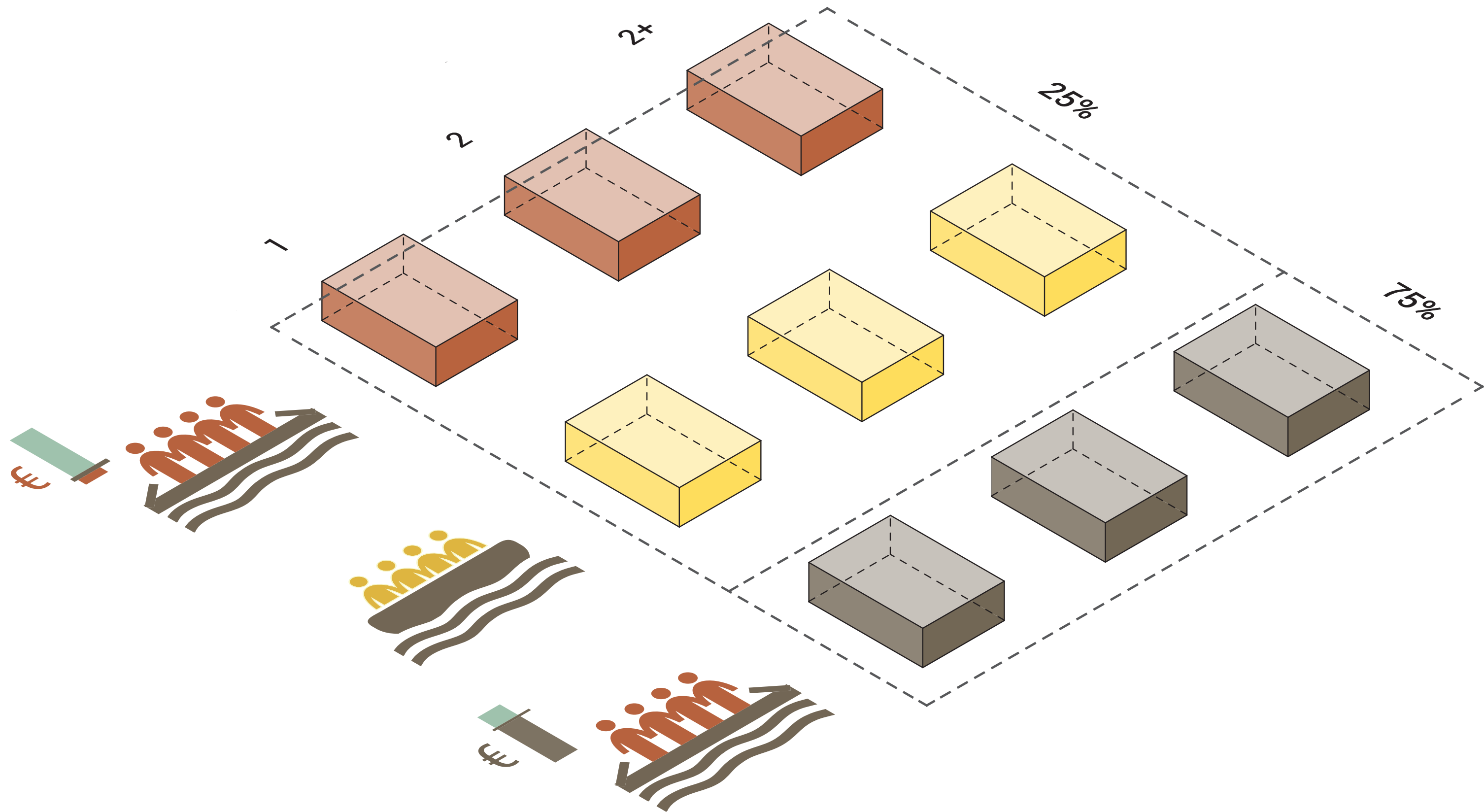
PROGRAMMA VAN EISEN



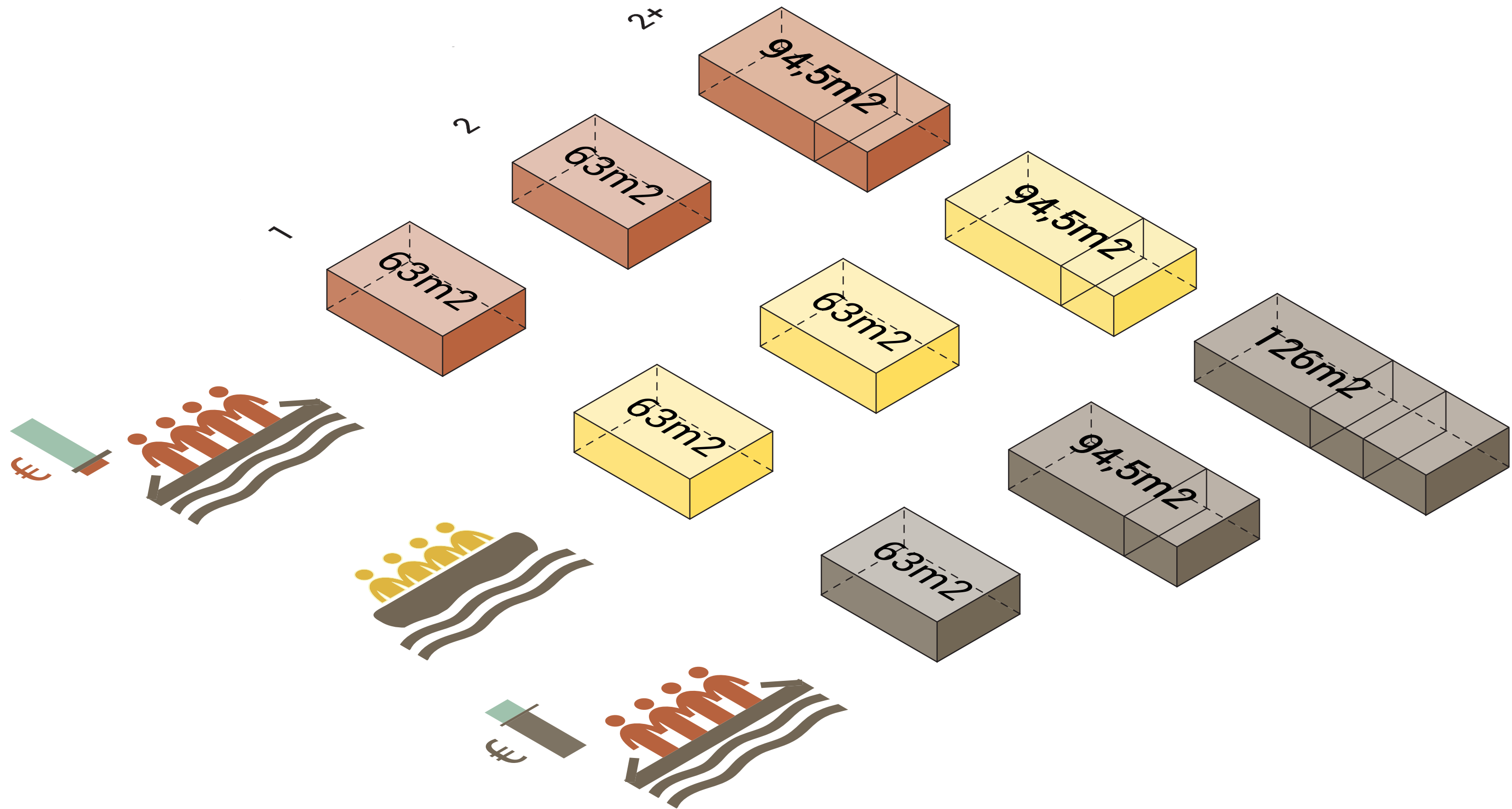
PROGRAMMA VAN EISEN



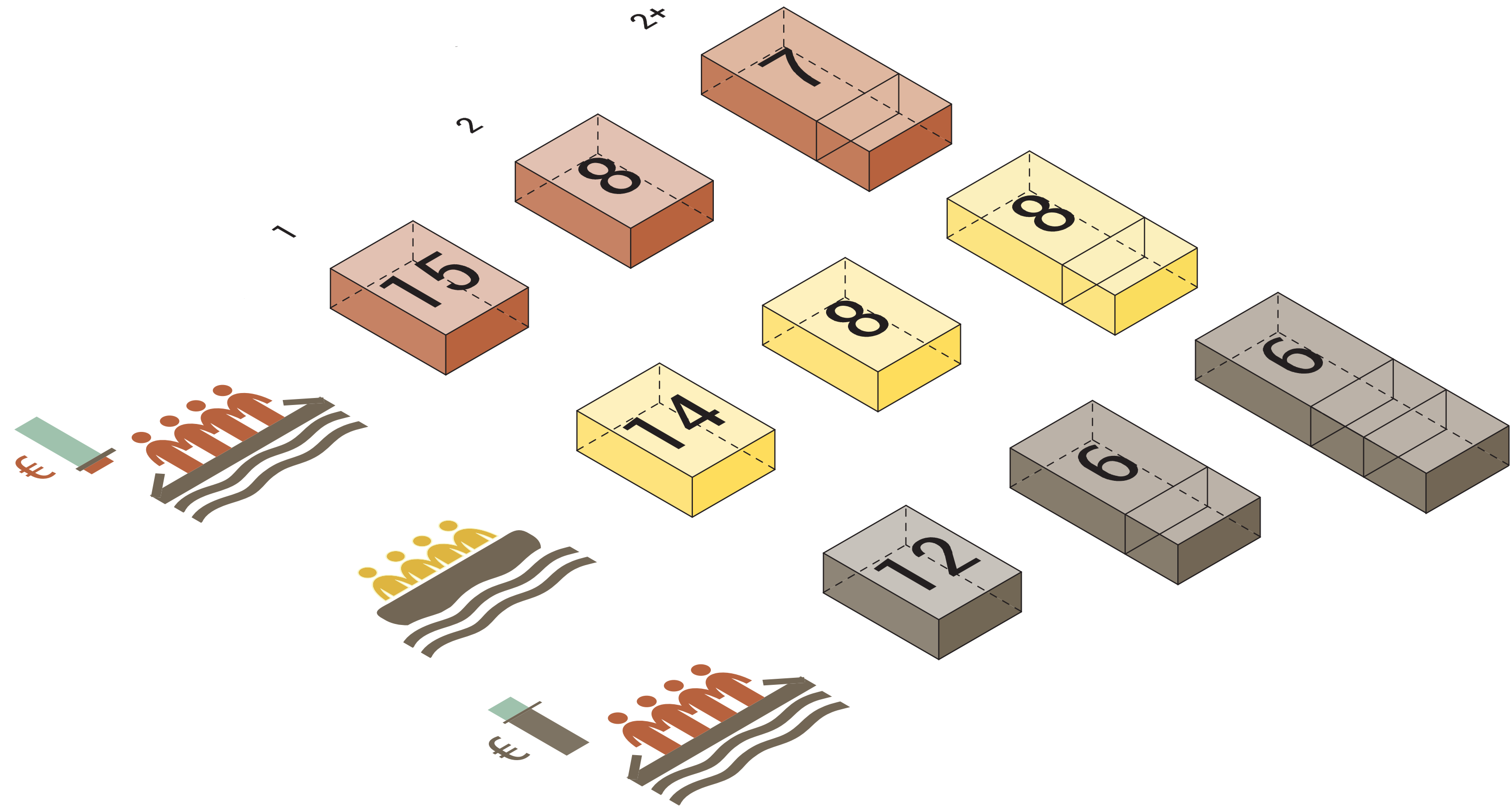
PROGRAMMA VAN EISEN



PROGRAMMA VAN EISEN



PROGRAMMA VAN EISEN





ONDERZOEKSVRAAG

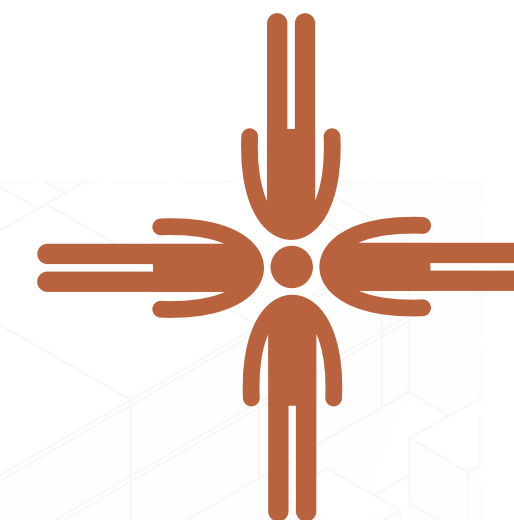
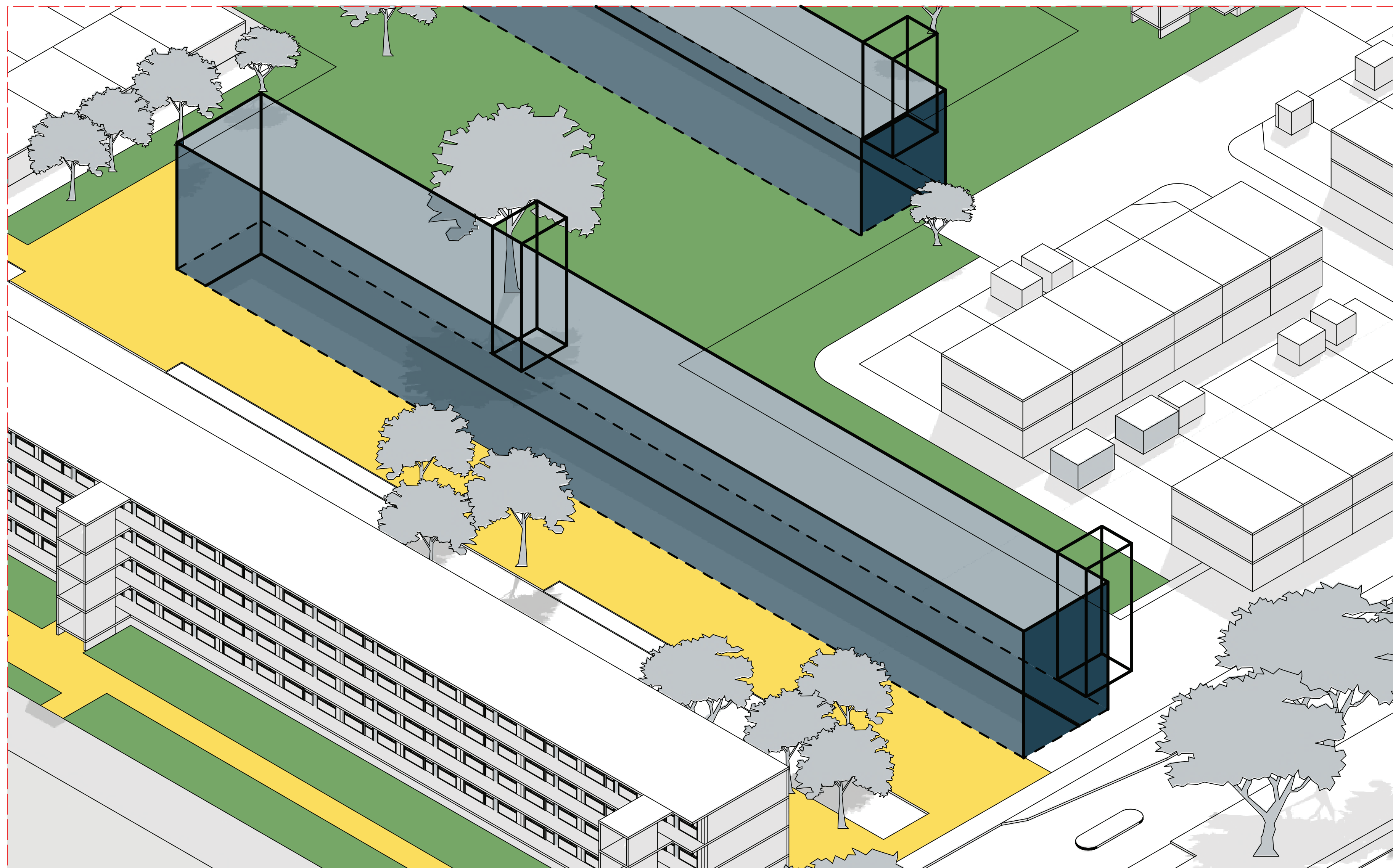
ONDERZOEKSVRAAG ONTWERP

“Welke configuratie moeten de woningen en de behoeften op verschillende schalen hebben, om ook te zorgen voor meer interactie tussen bewoners, omwonenden en bezoekers, waardoor de ingreep verzoenend zal zijn?”

ONDERZOEKSVRAAG TECHNIEK

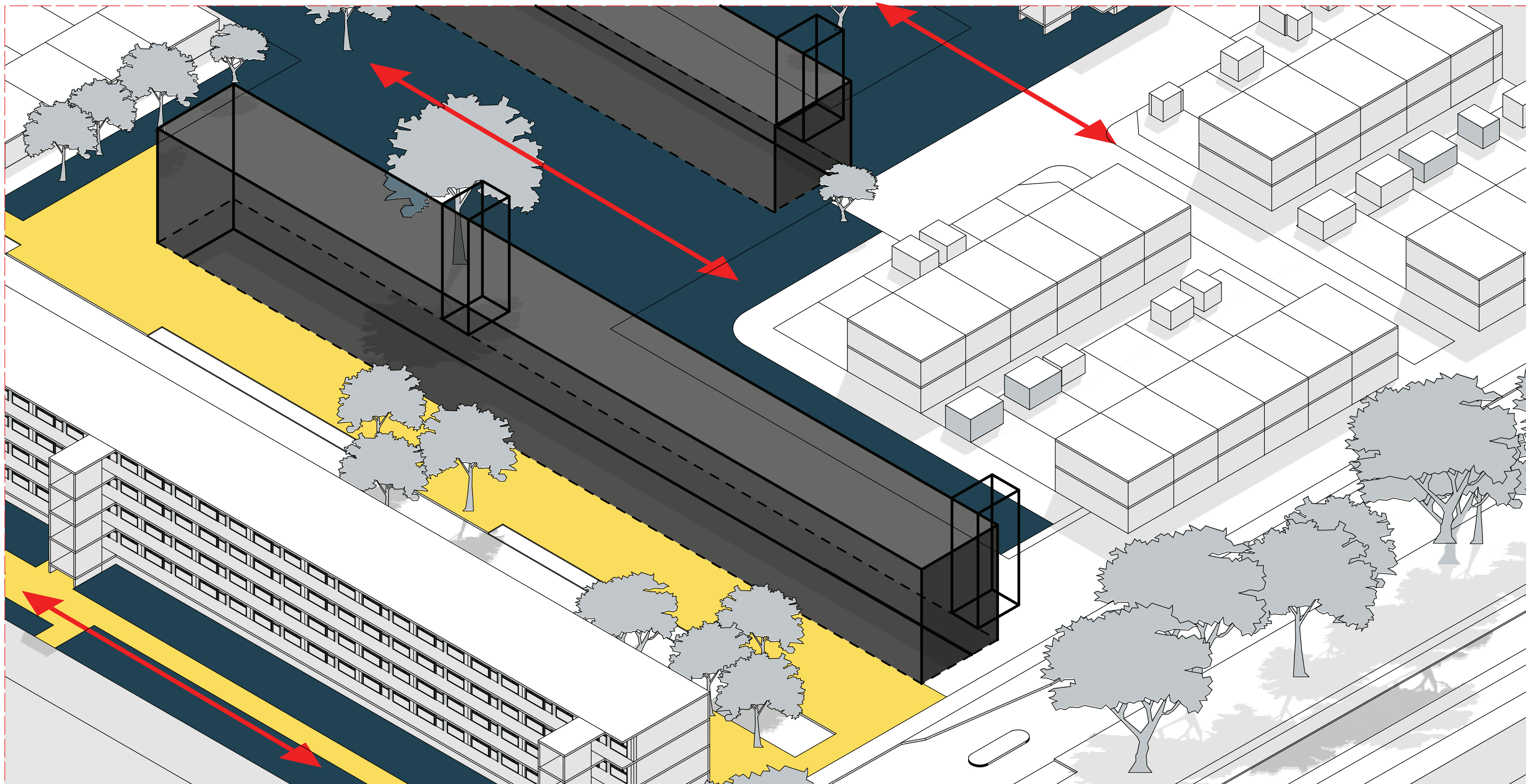
“Welk type bouwsysteem zal zorgen voor het snel kunnen inspelen op de veranderlijke vraag naar verschillende type woningen en zal bij aanpassing minimaal tot last zijn voor zijn omgeving en het milieu?”

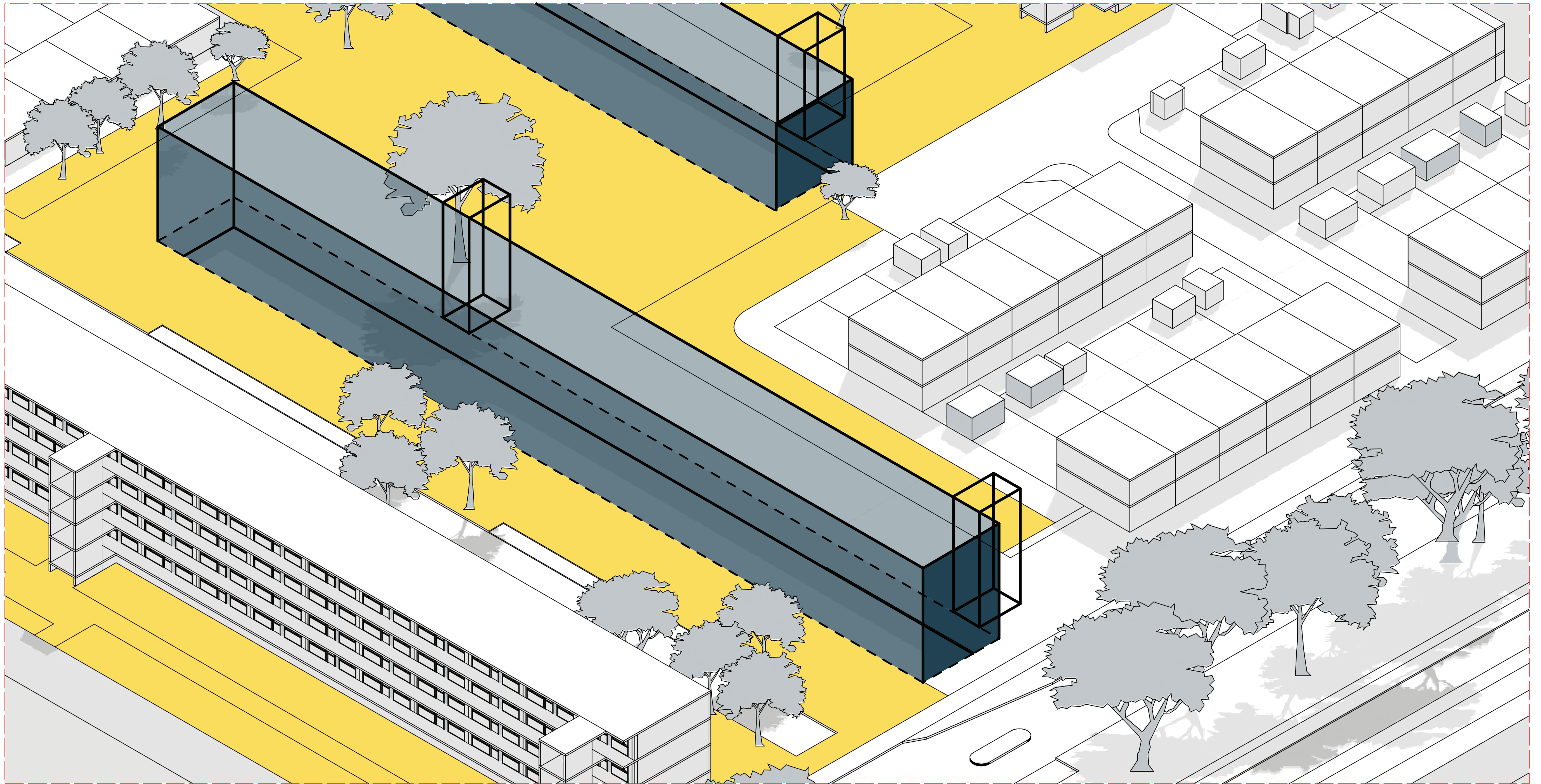
ONTWERP VOOR ROTTERDAM PENDRECHT

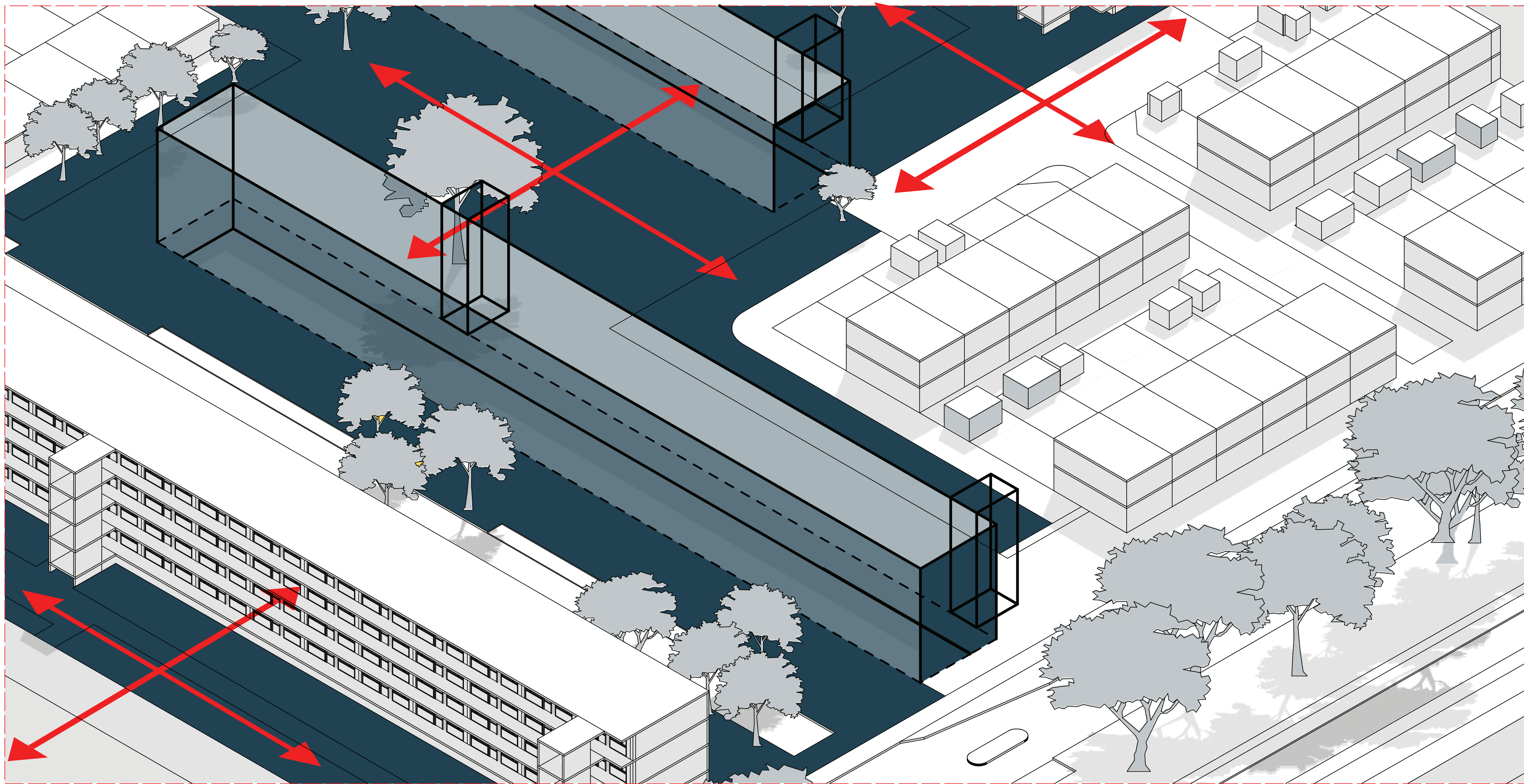


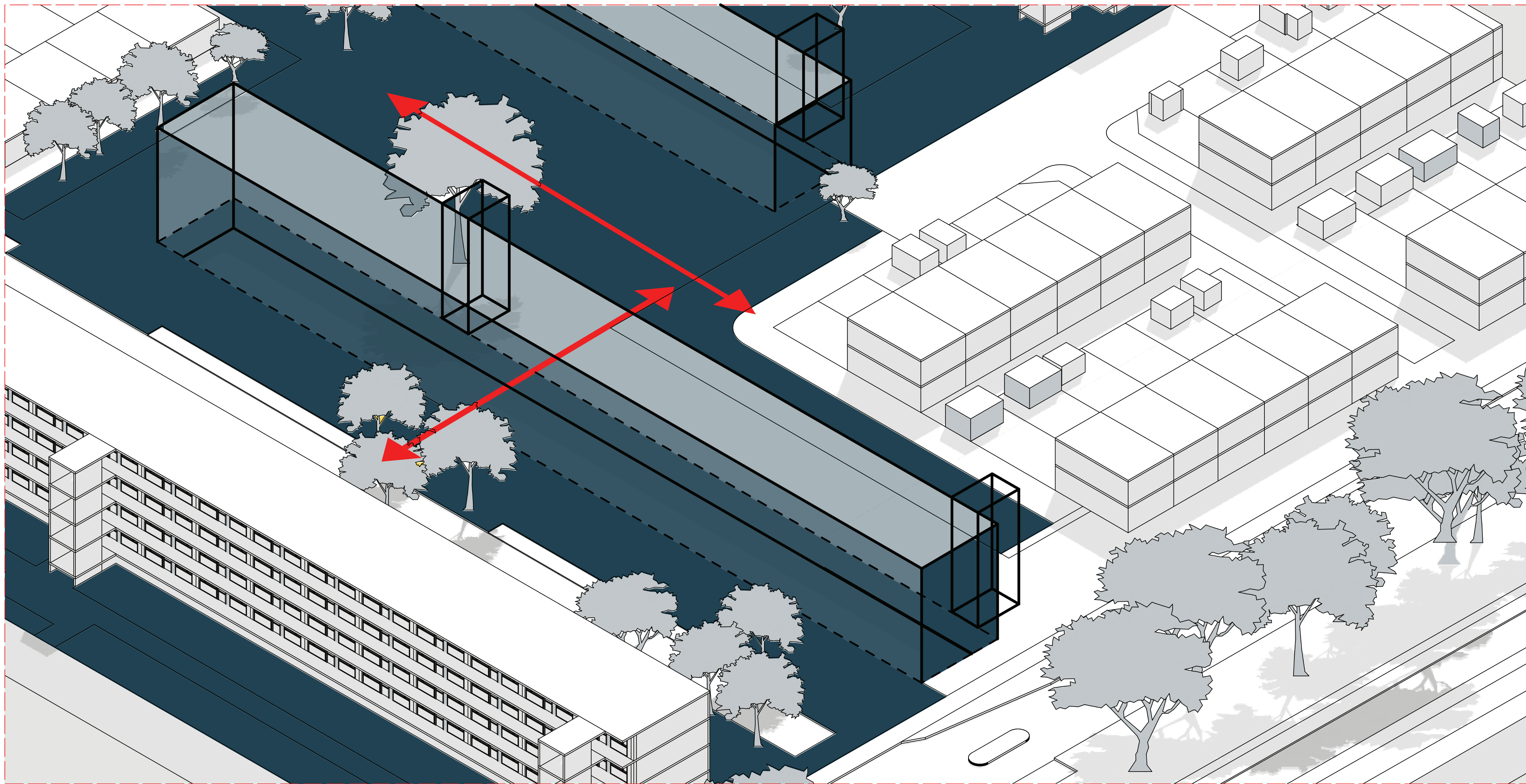
COLLECTIEF GROEN

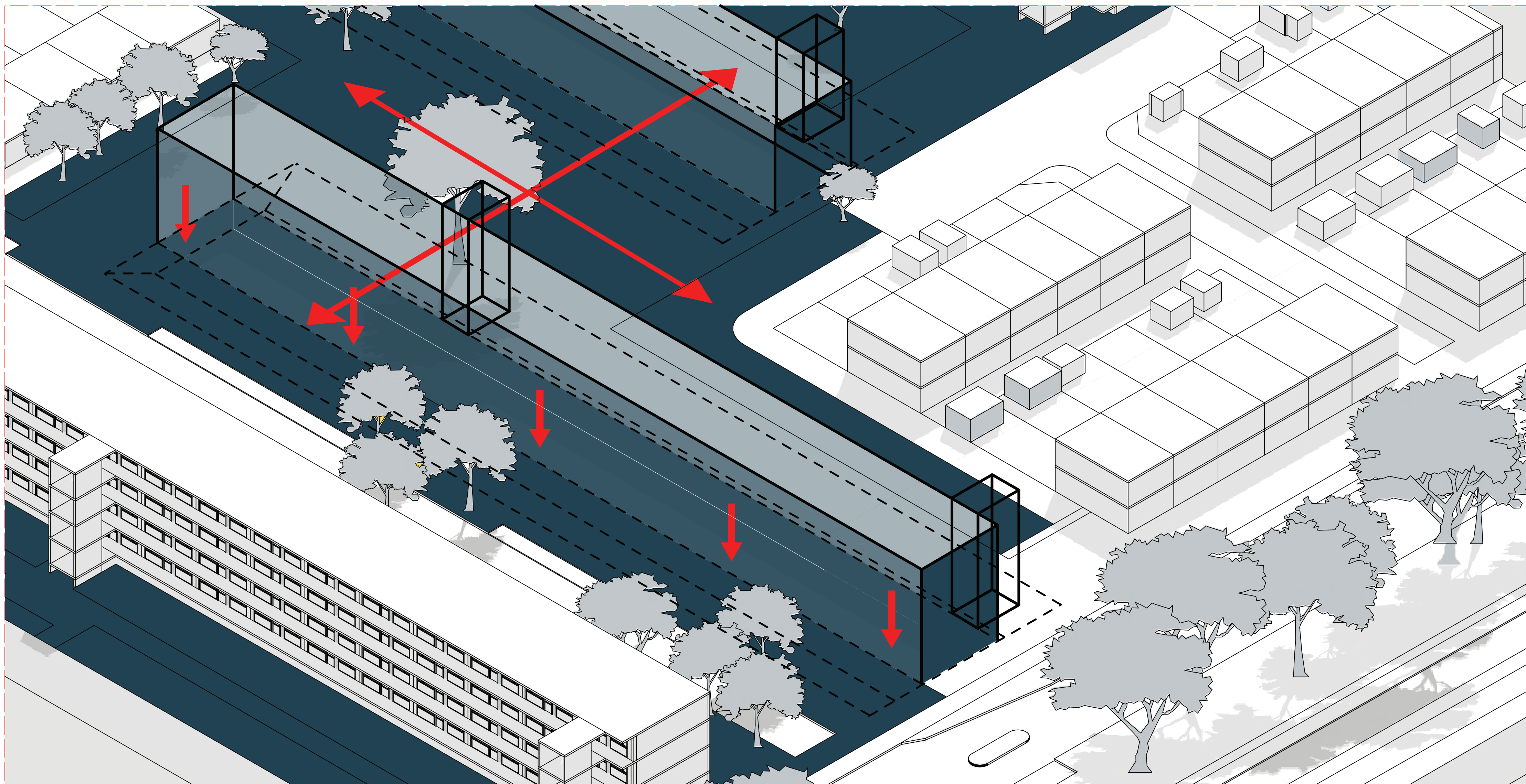
ROUTING

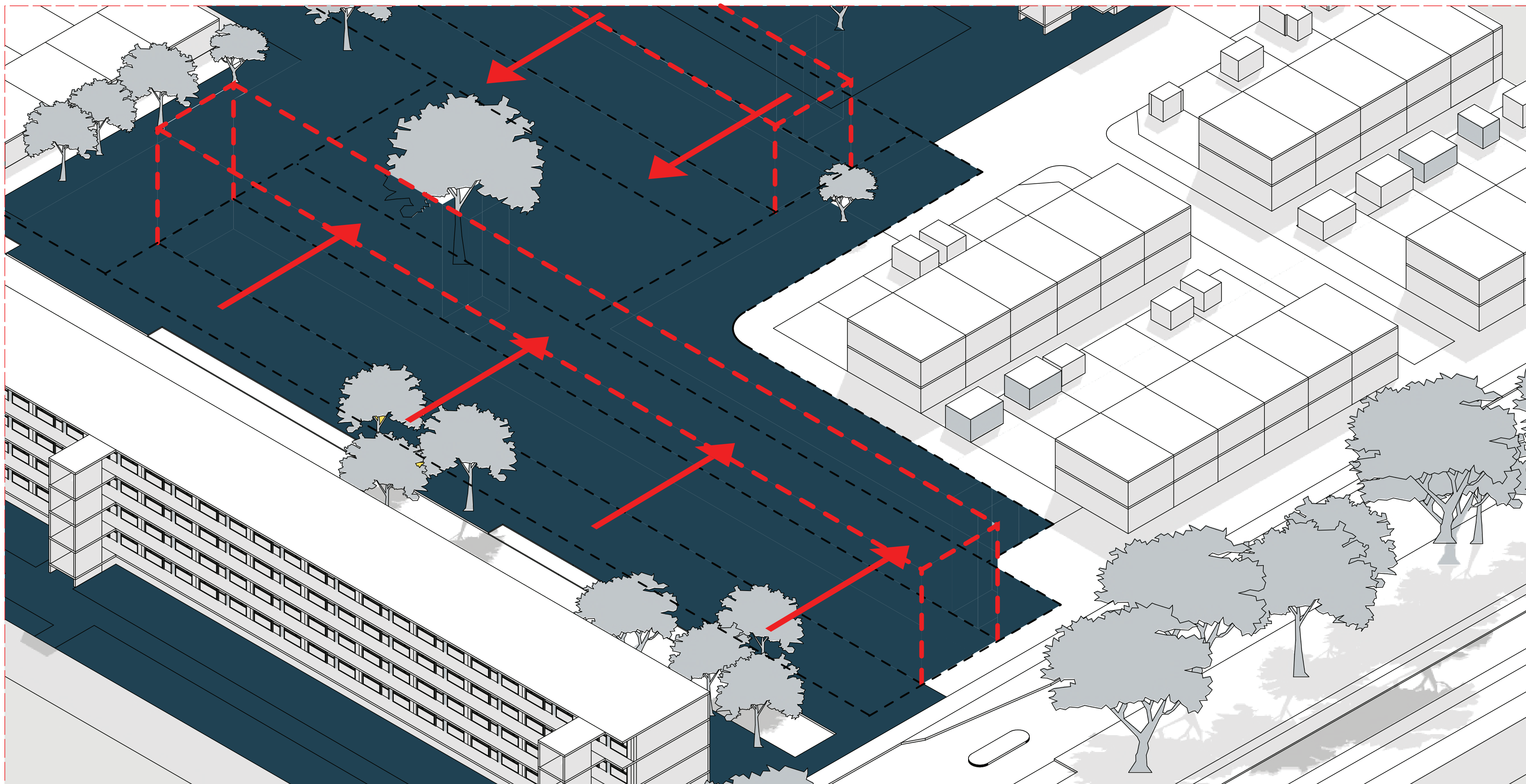


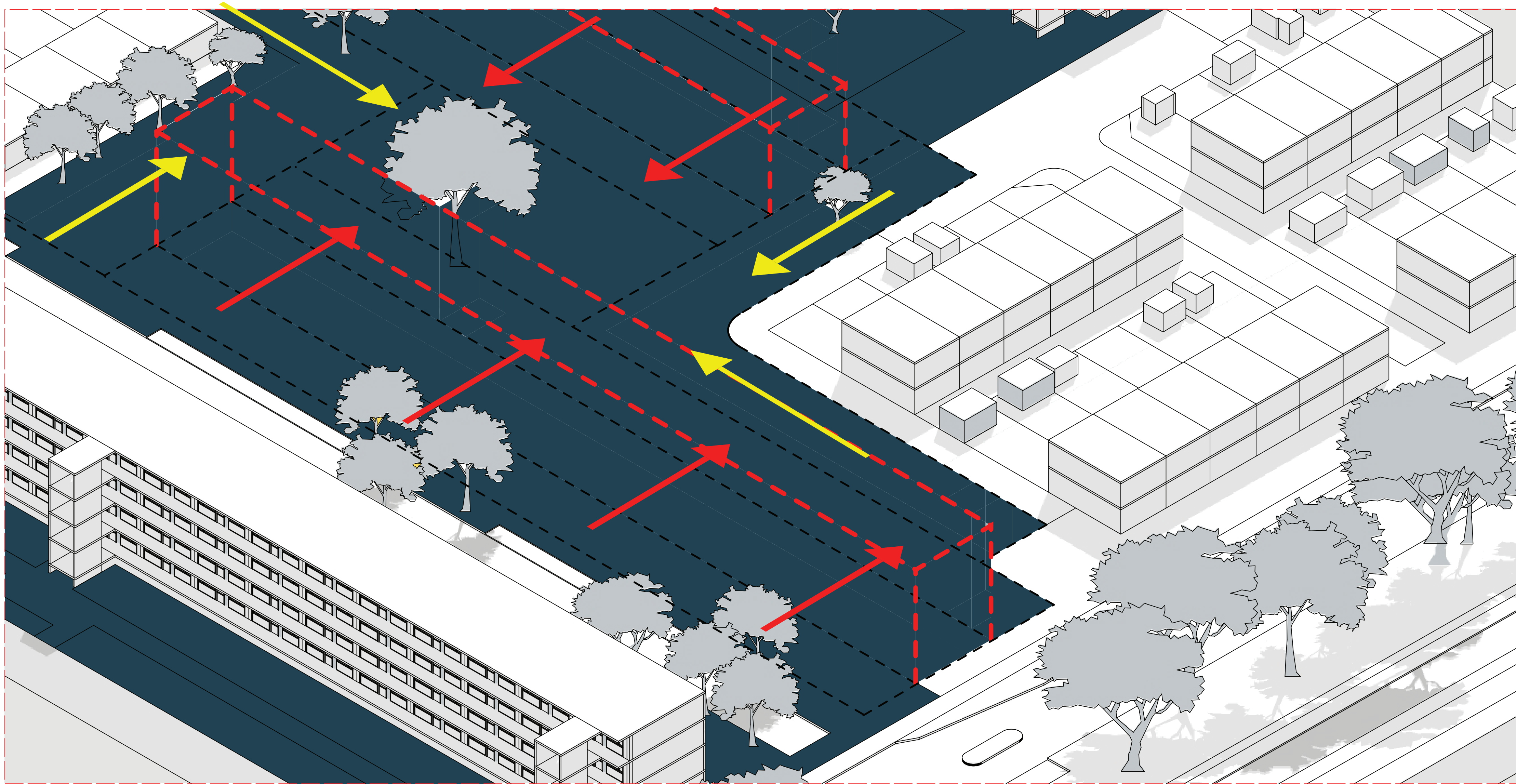


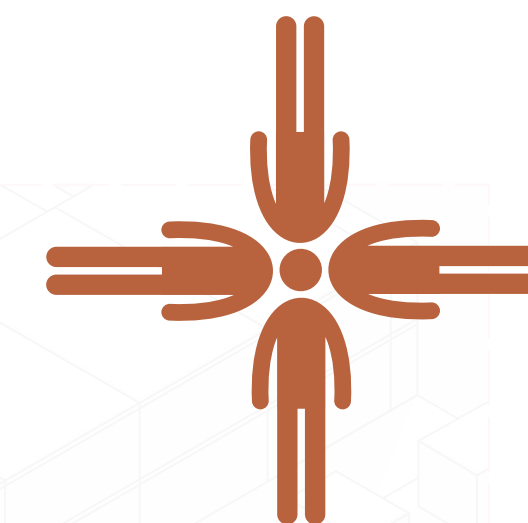
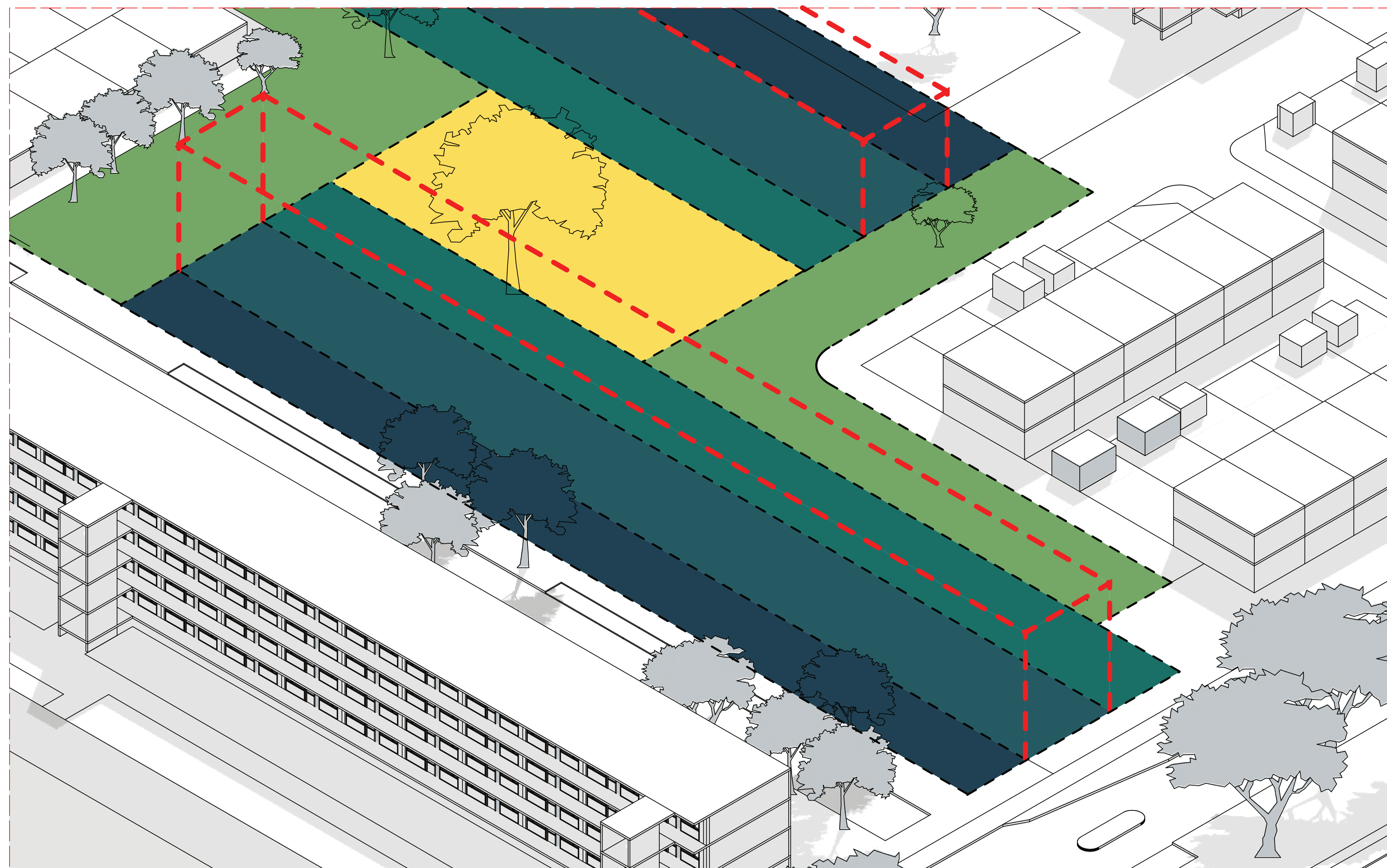




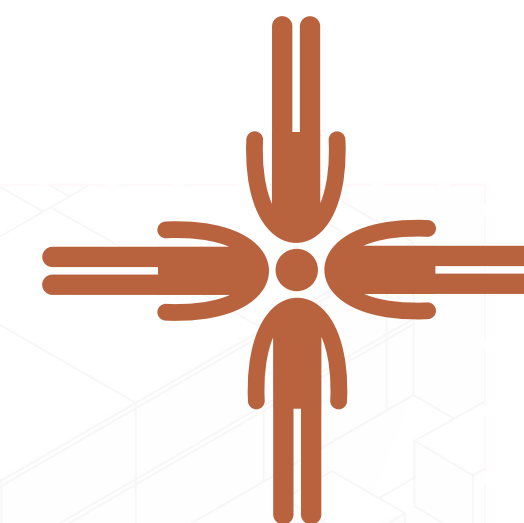
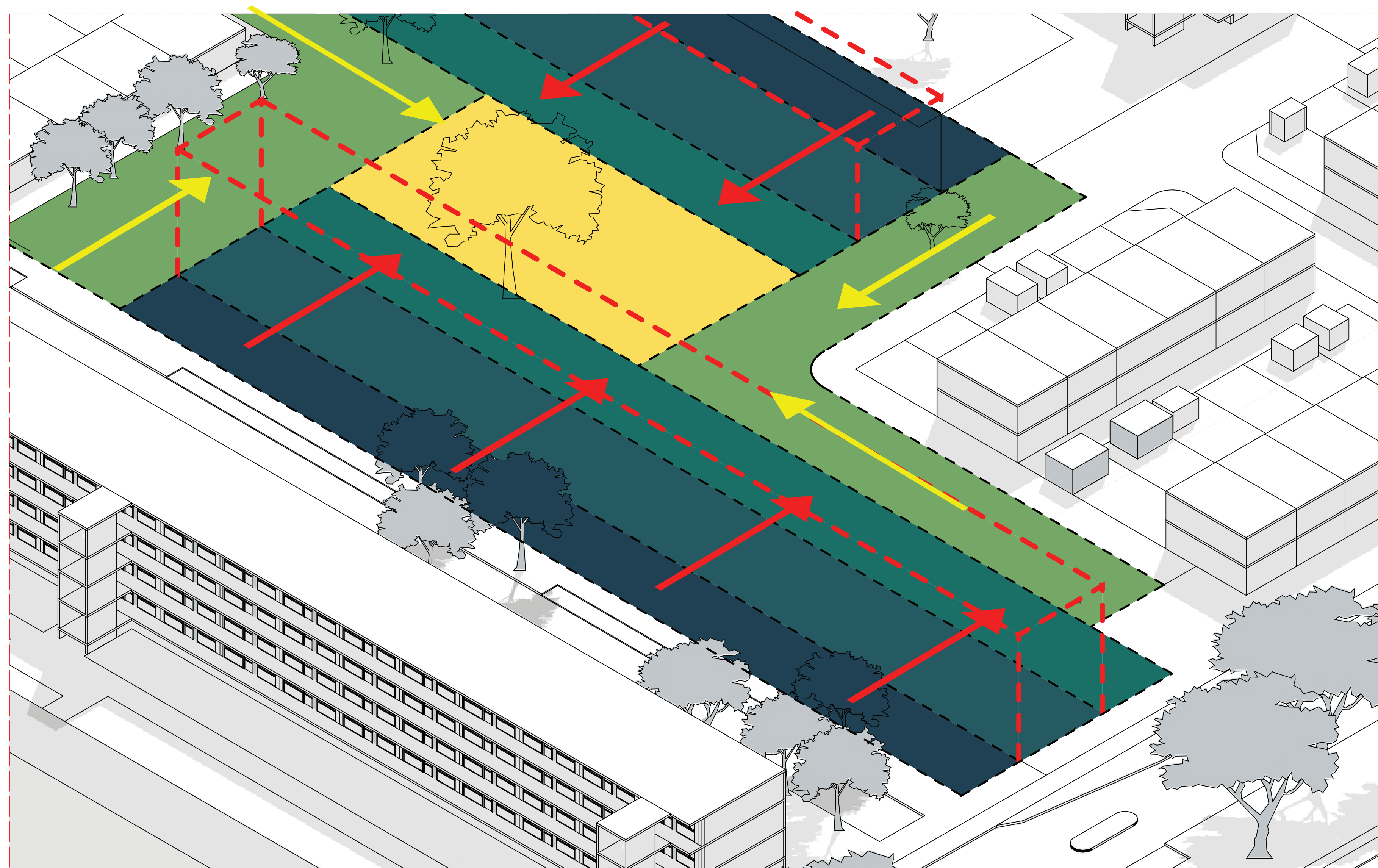




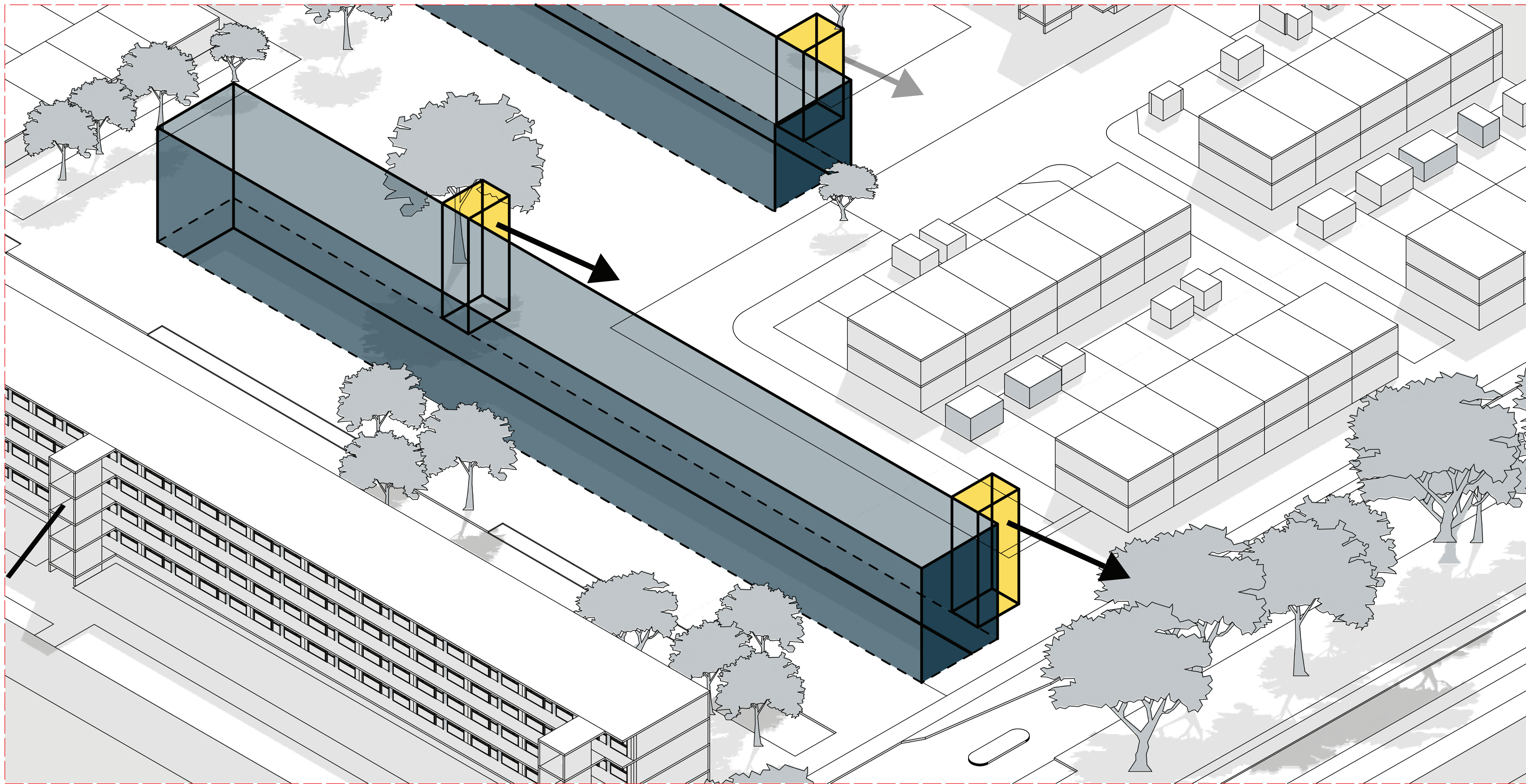


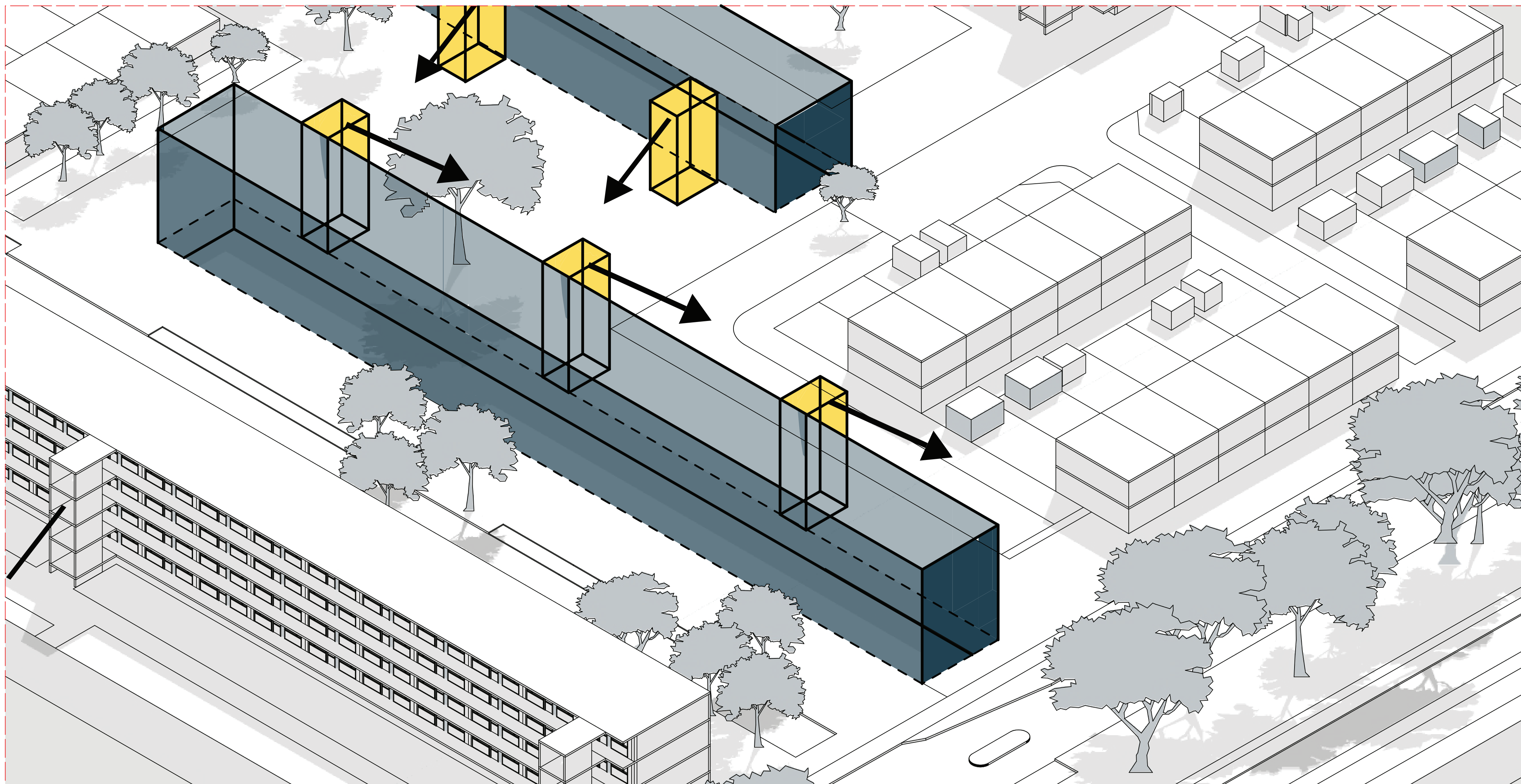


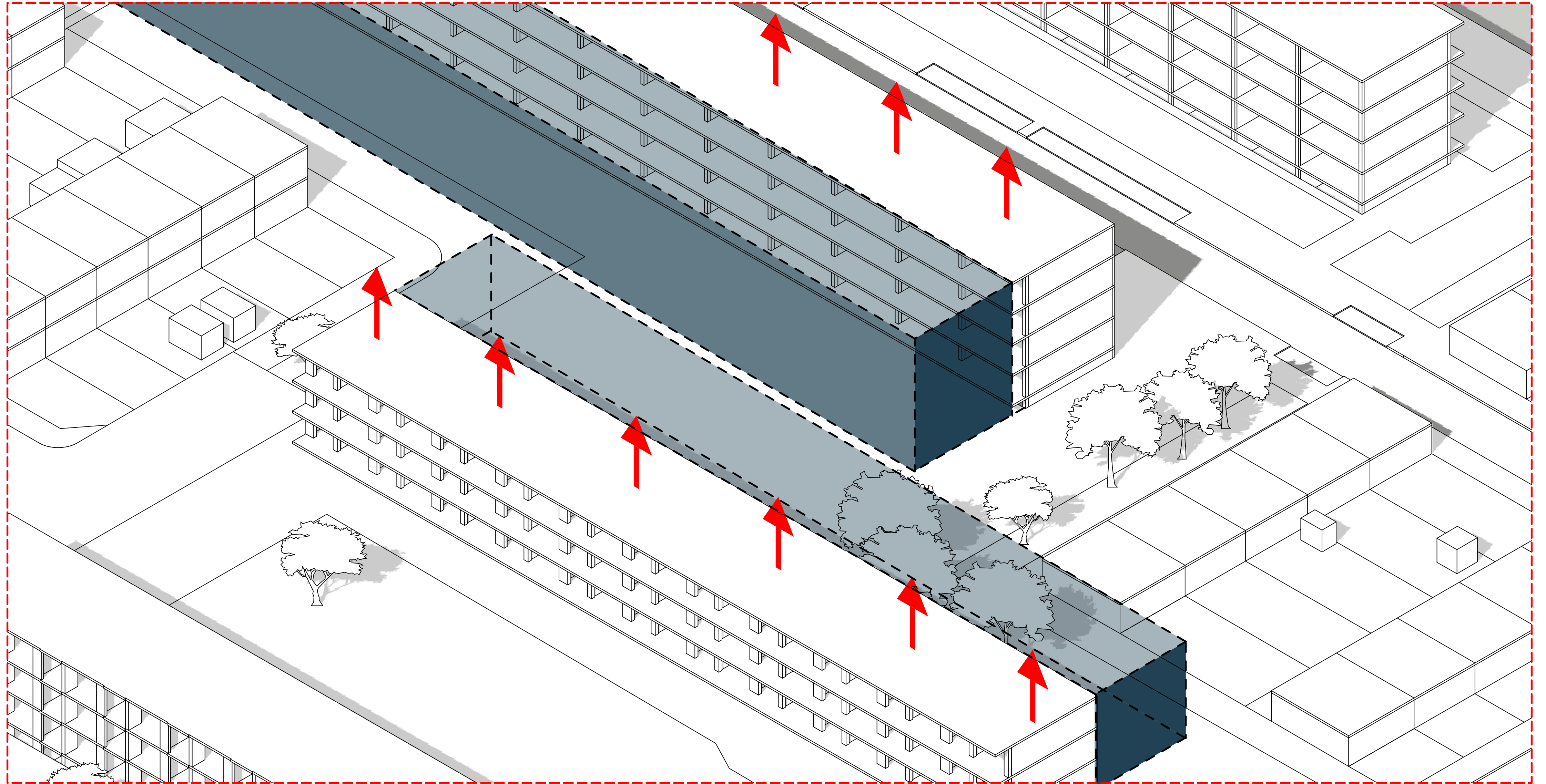
-  STAD/ WIJK
-  COMMERCIE
-  BLOK
-  WIJK/ STEMPEL
-  STEMPEL

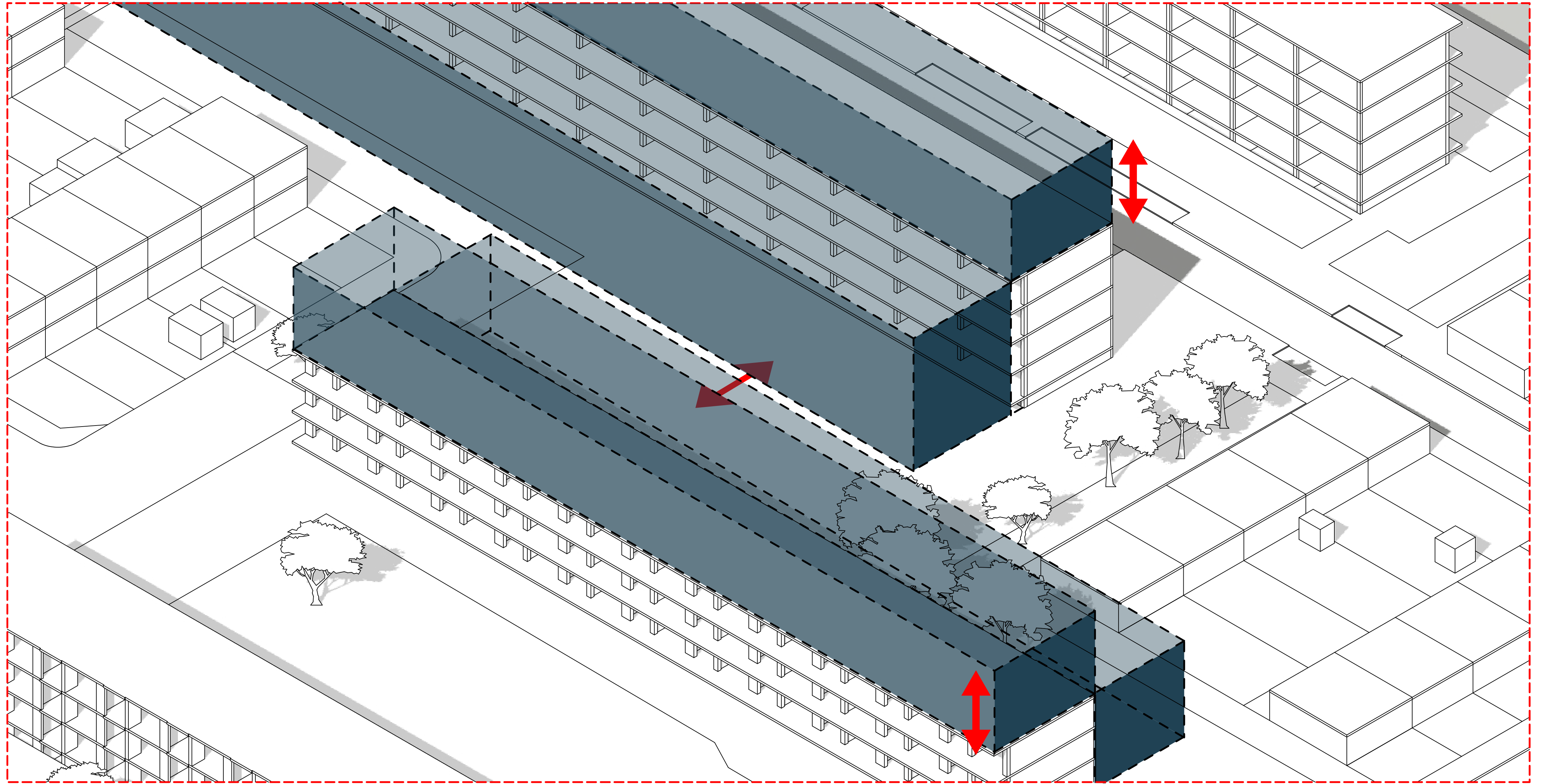


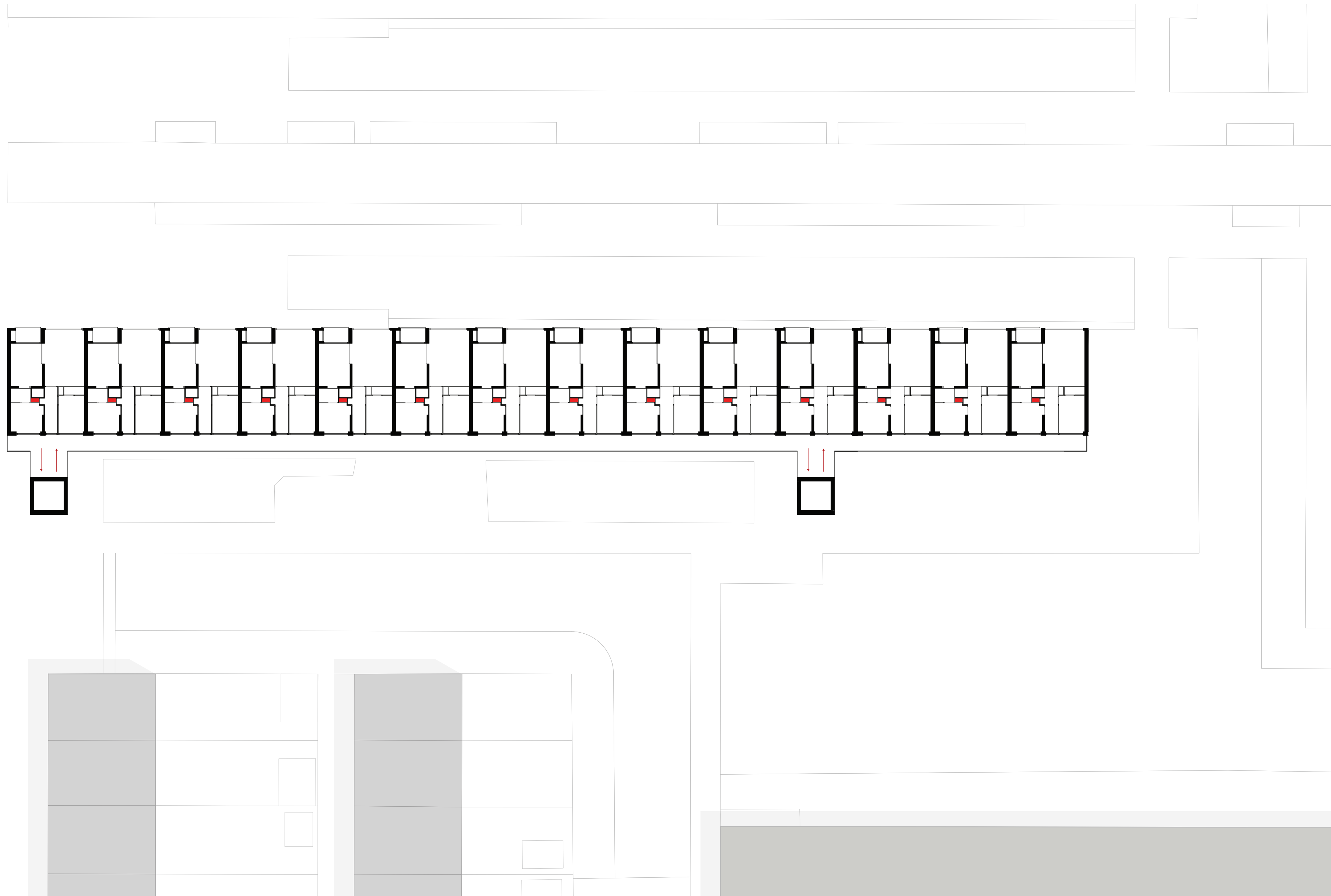
-  STAD/ WIJK
-  COMMERCE
-  BLOK
-  WIJK/ STEMPEL
-  STEMPEL

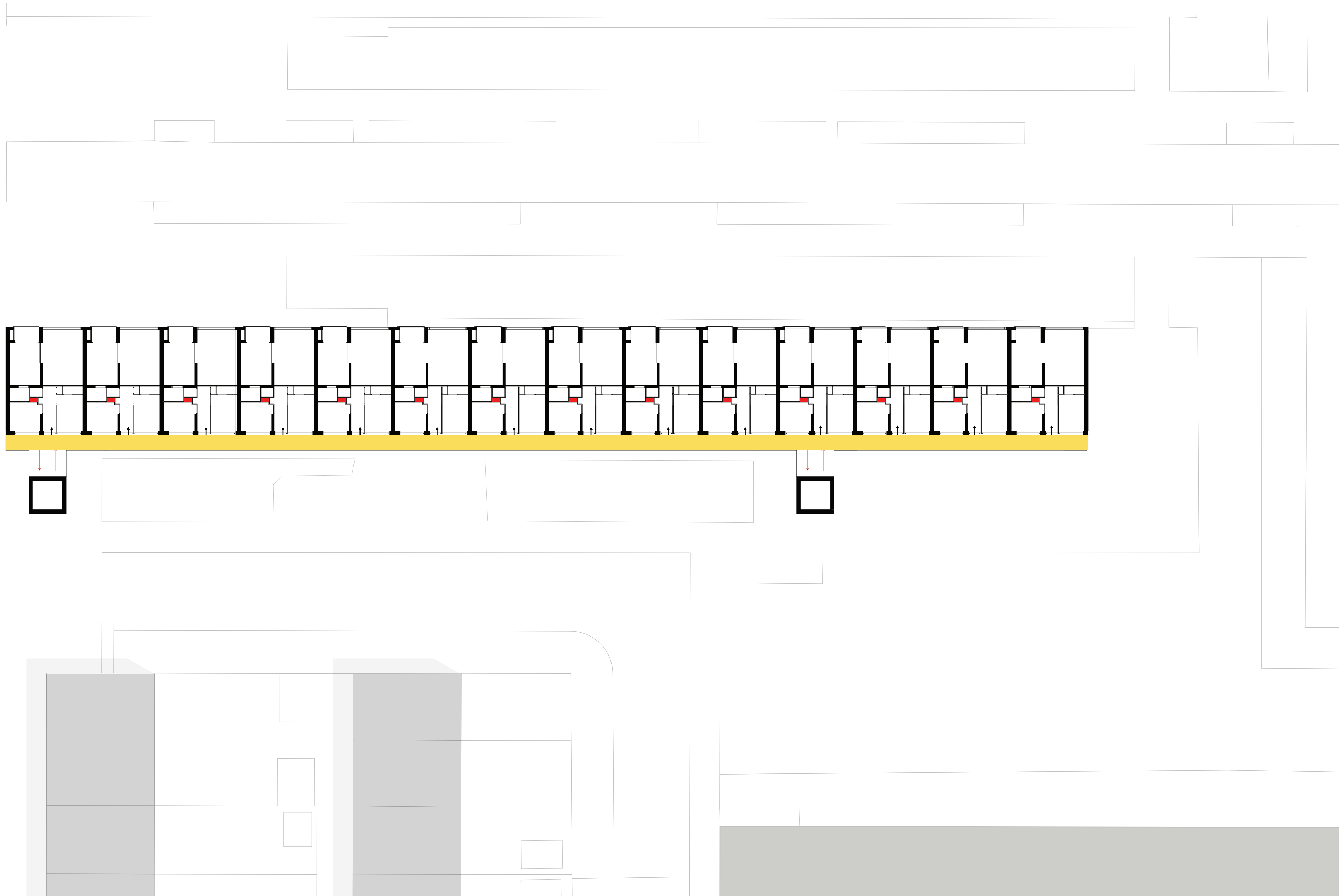


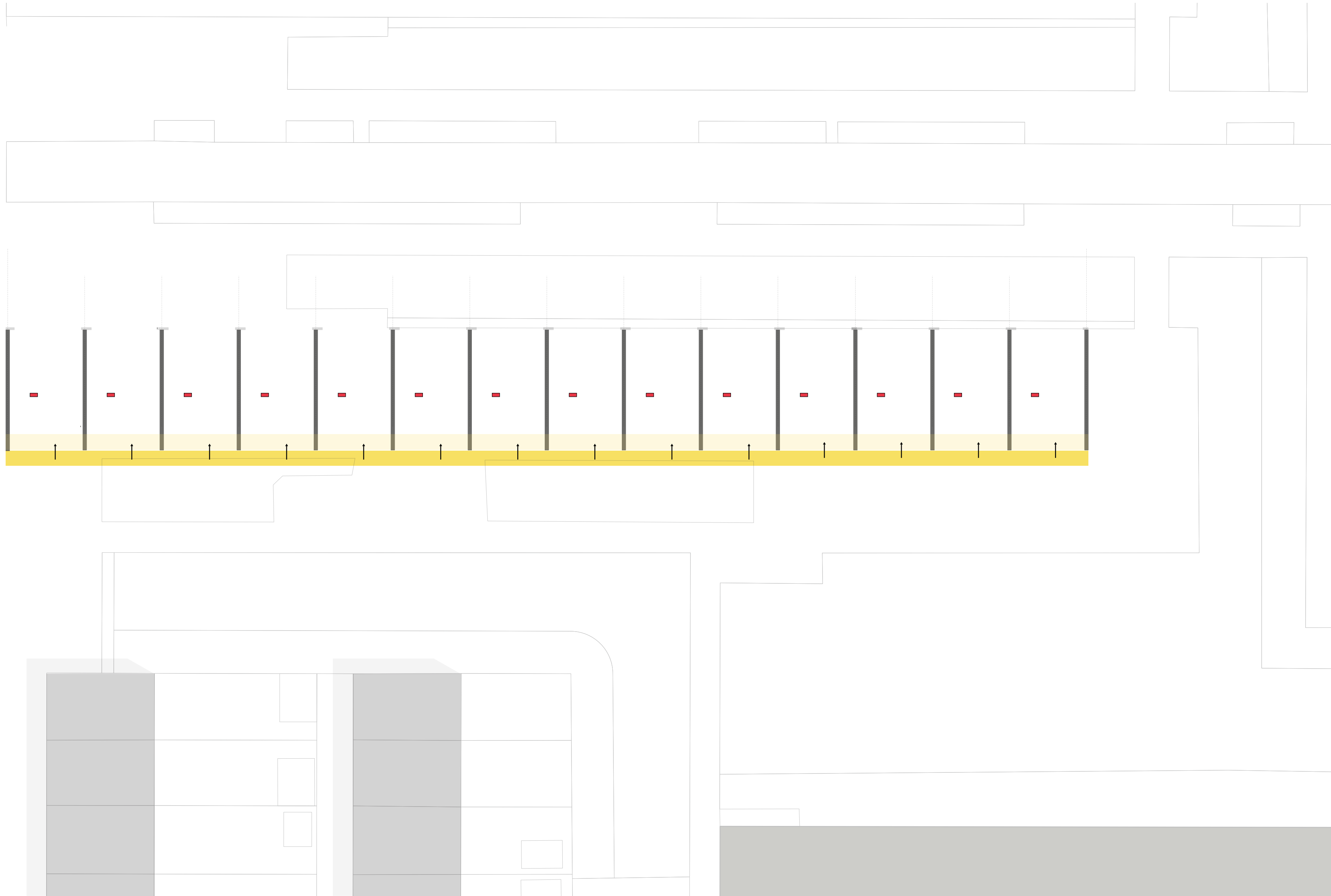


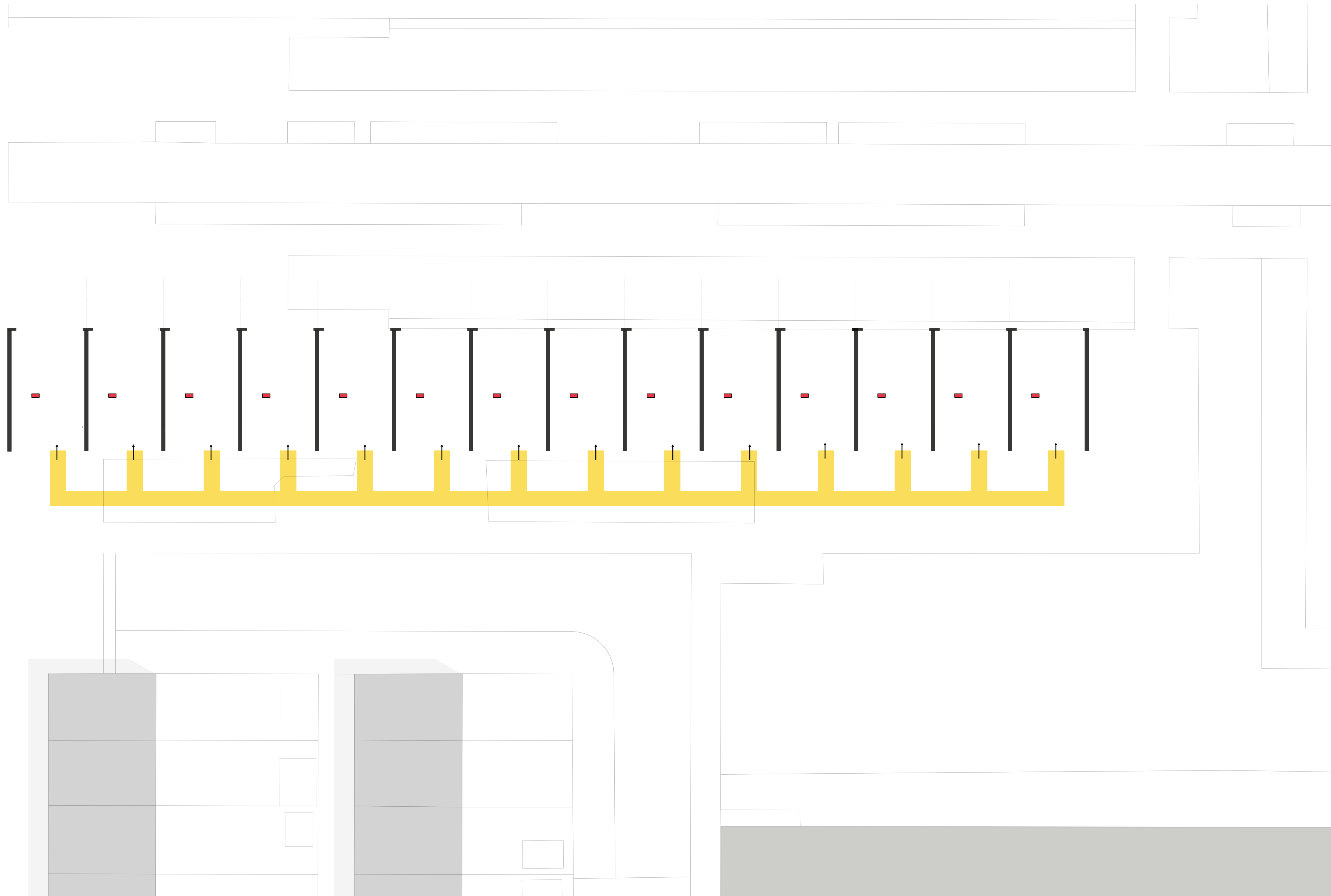


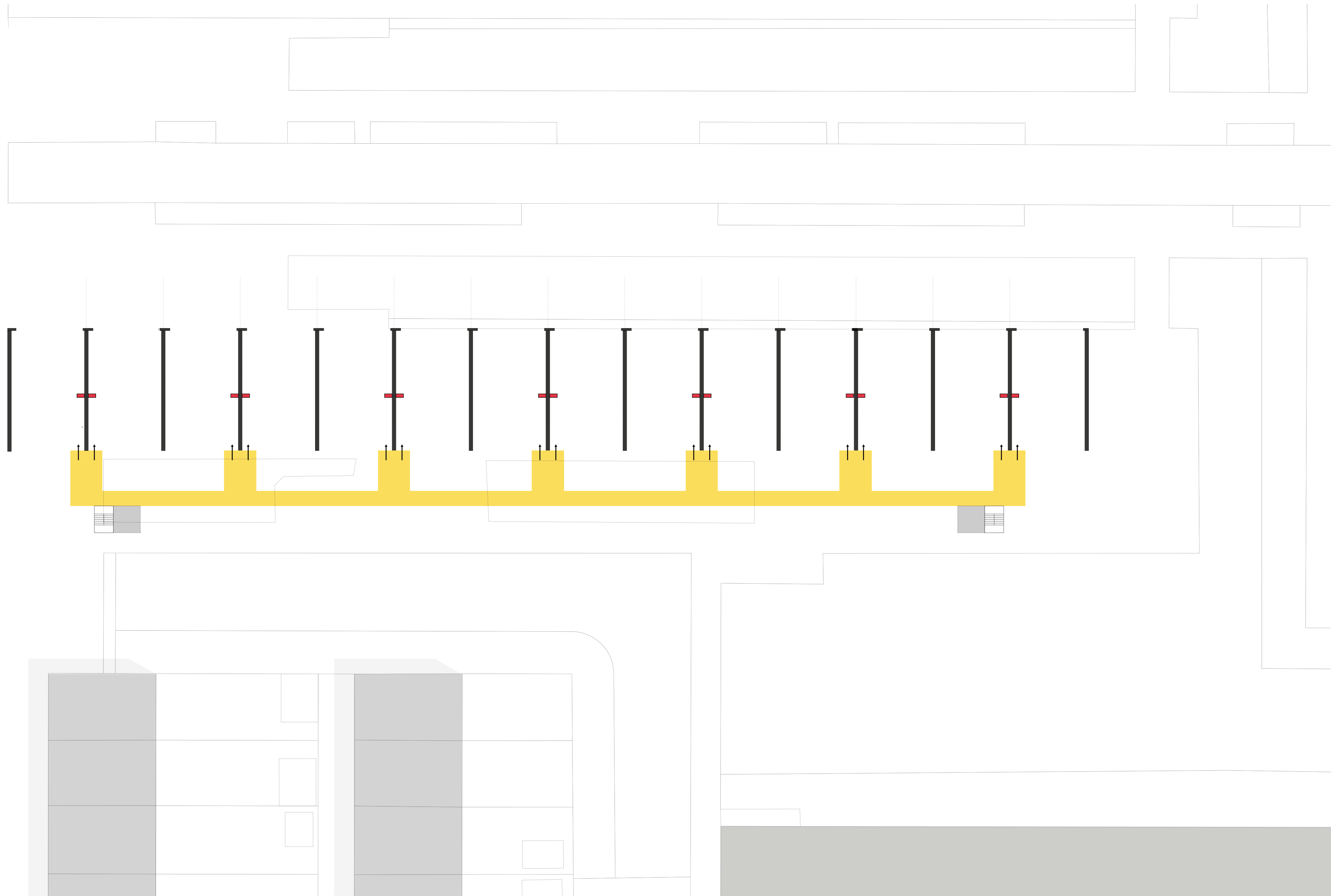


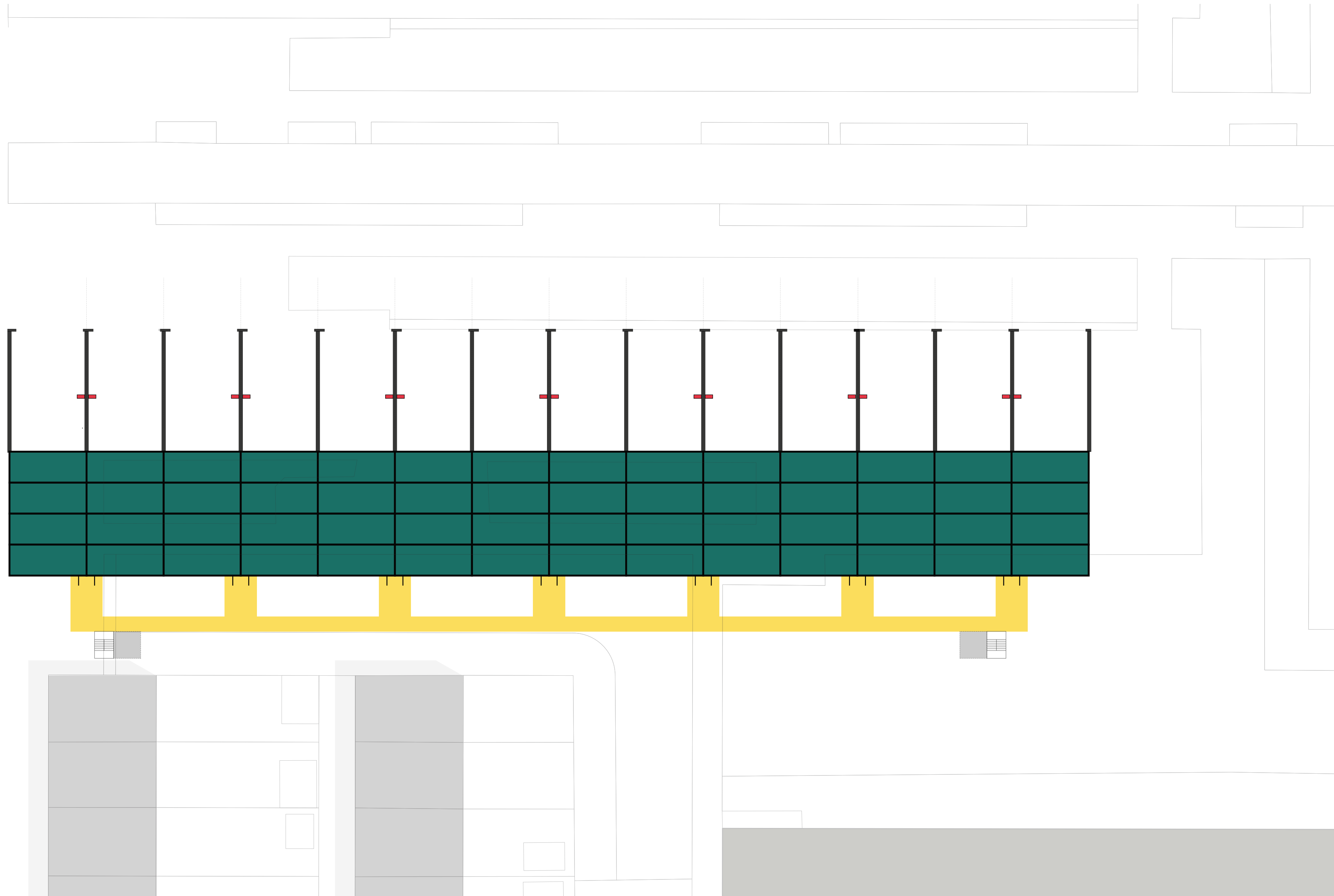


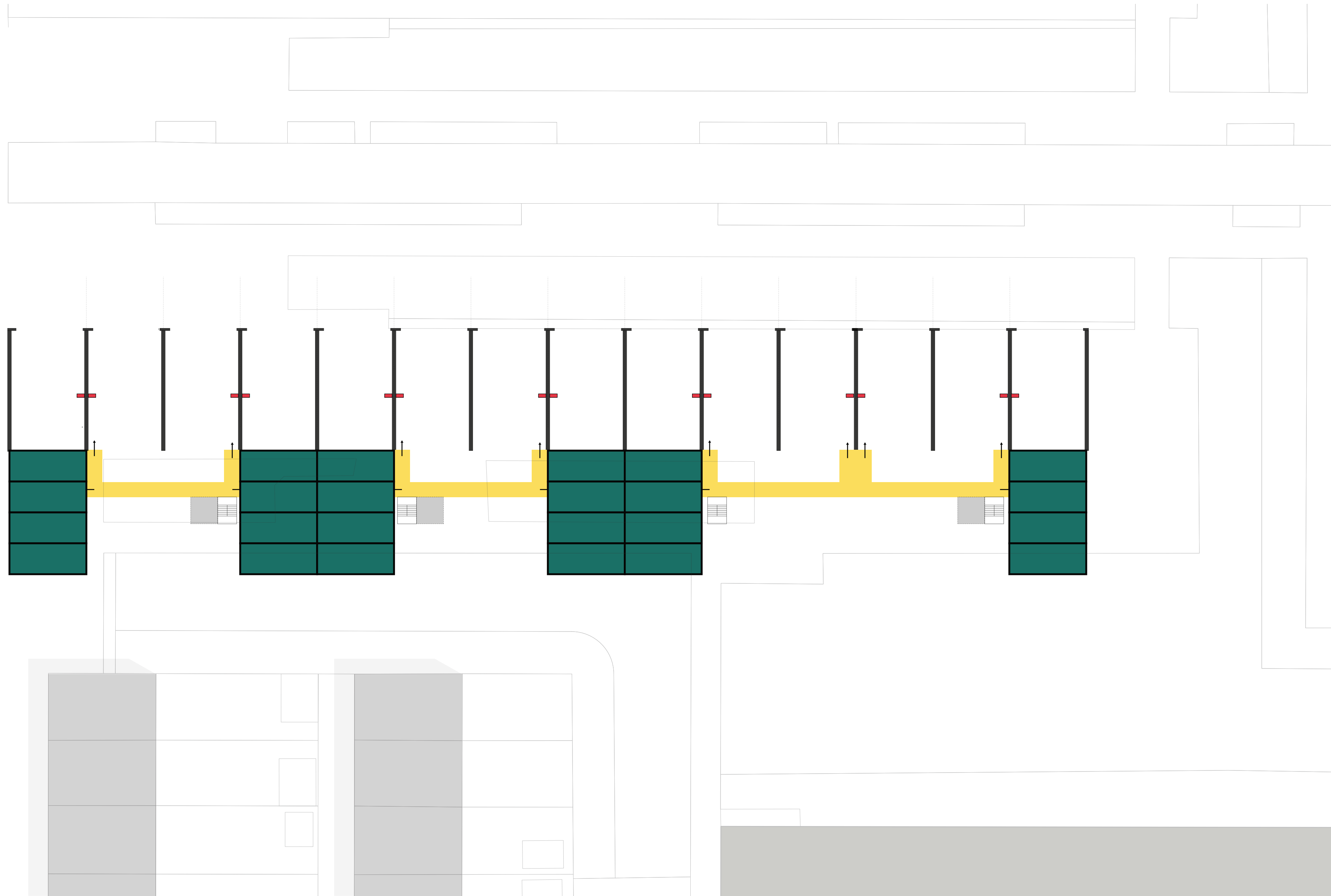


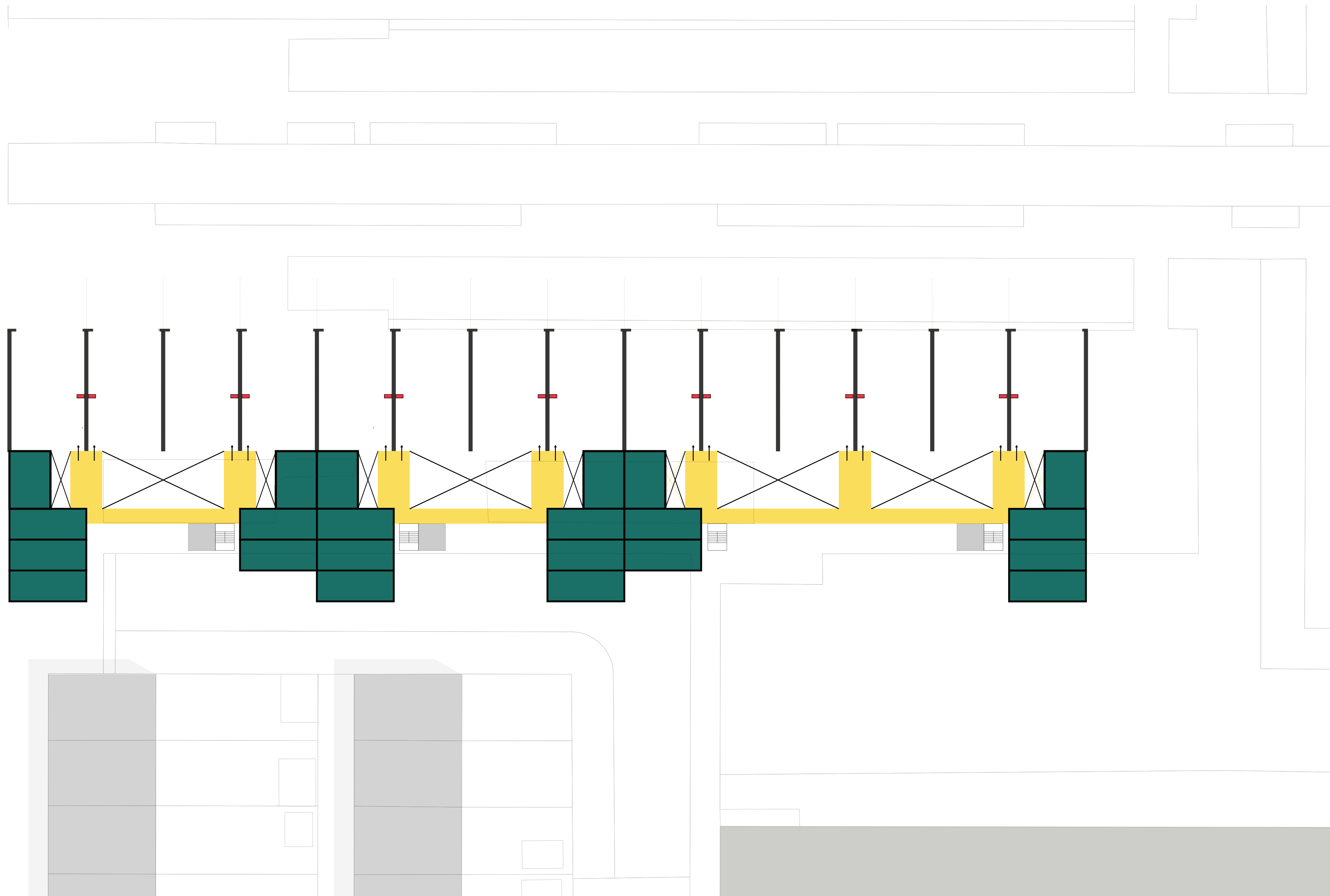


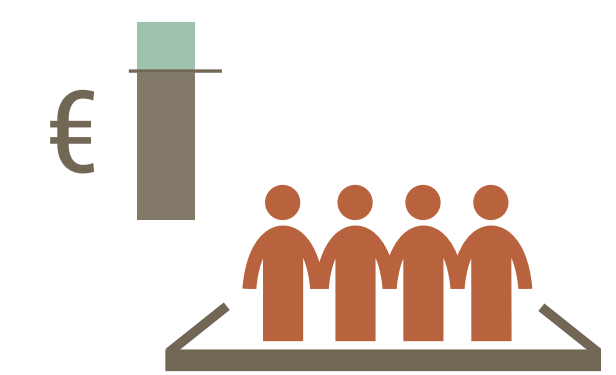
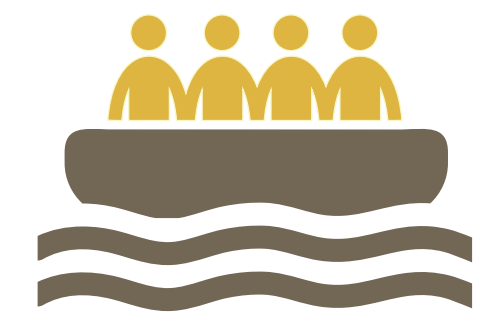
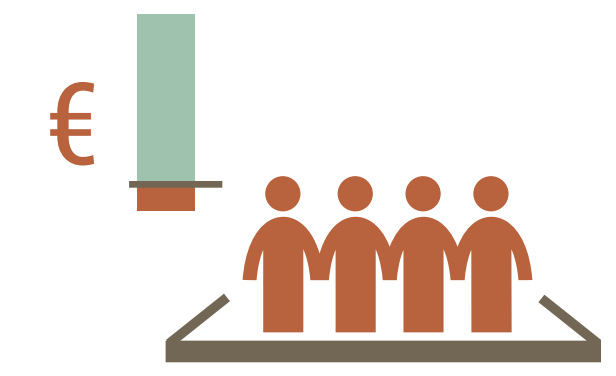
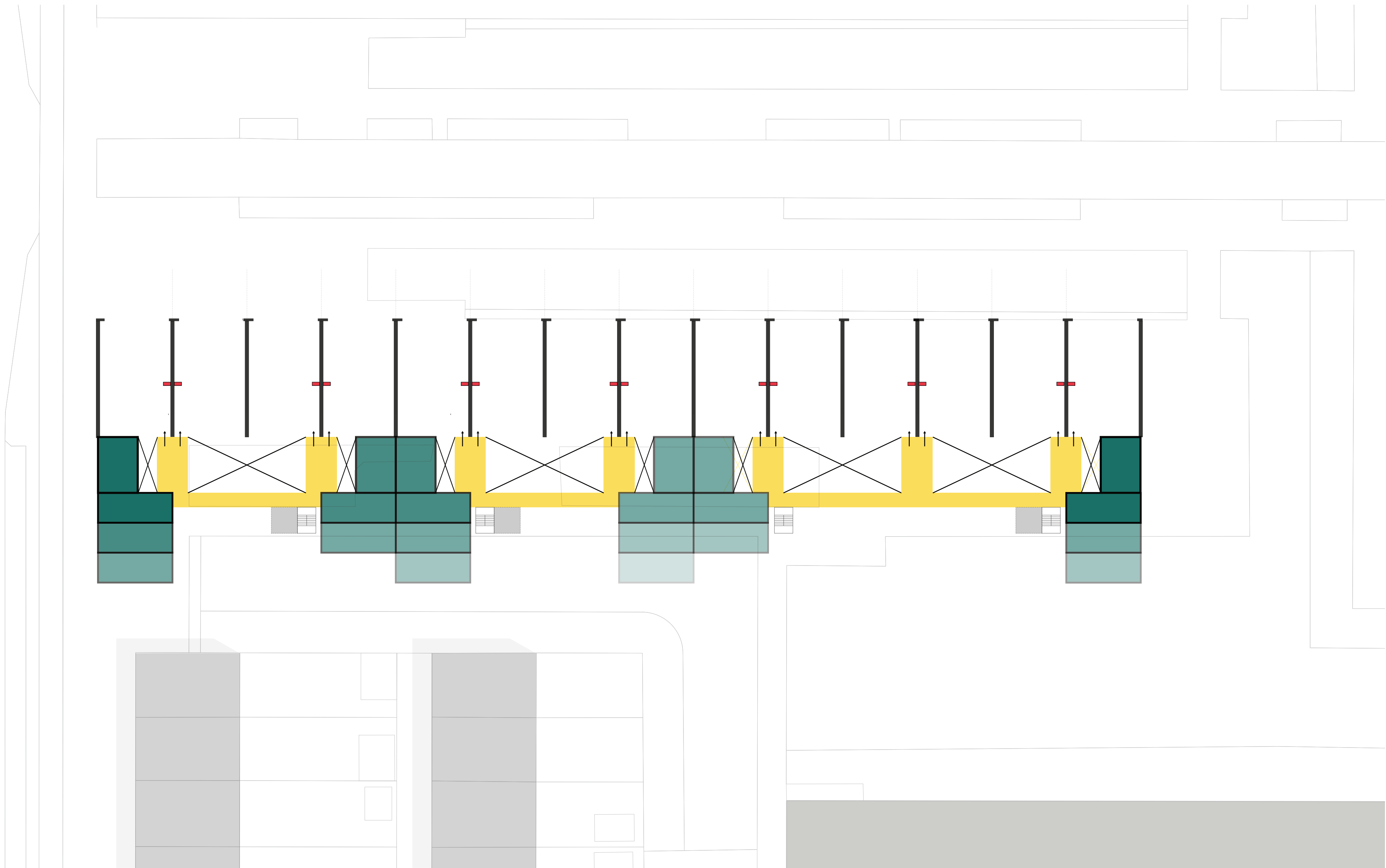


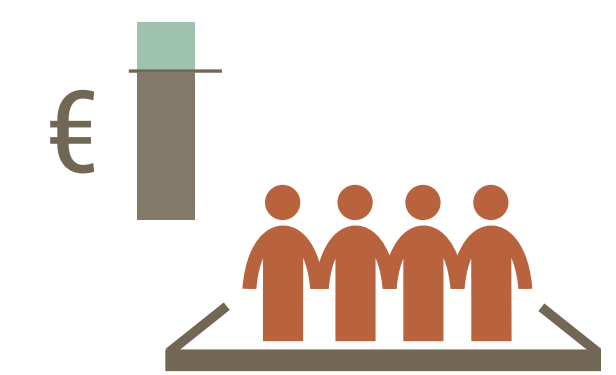
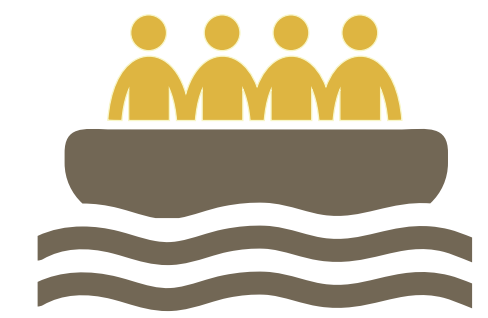
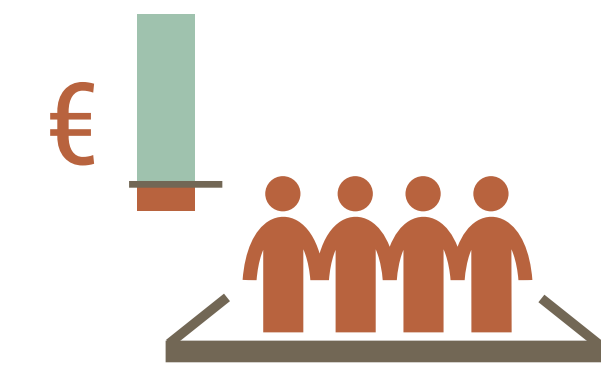
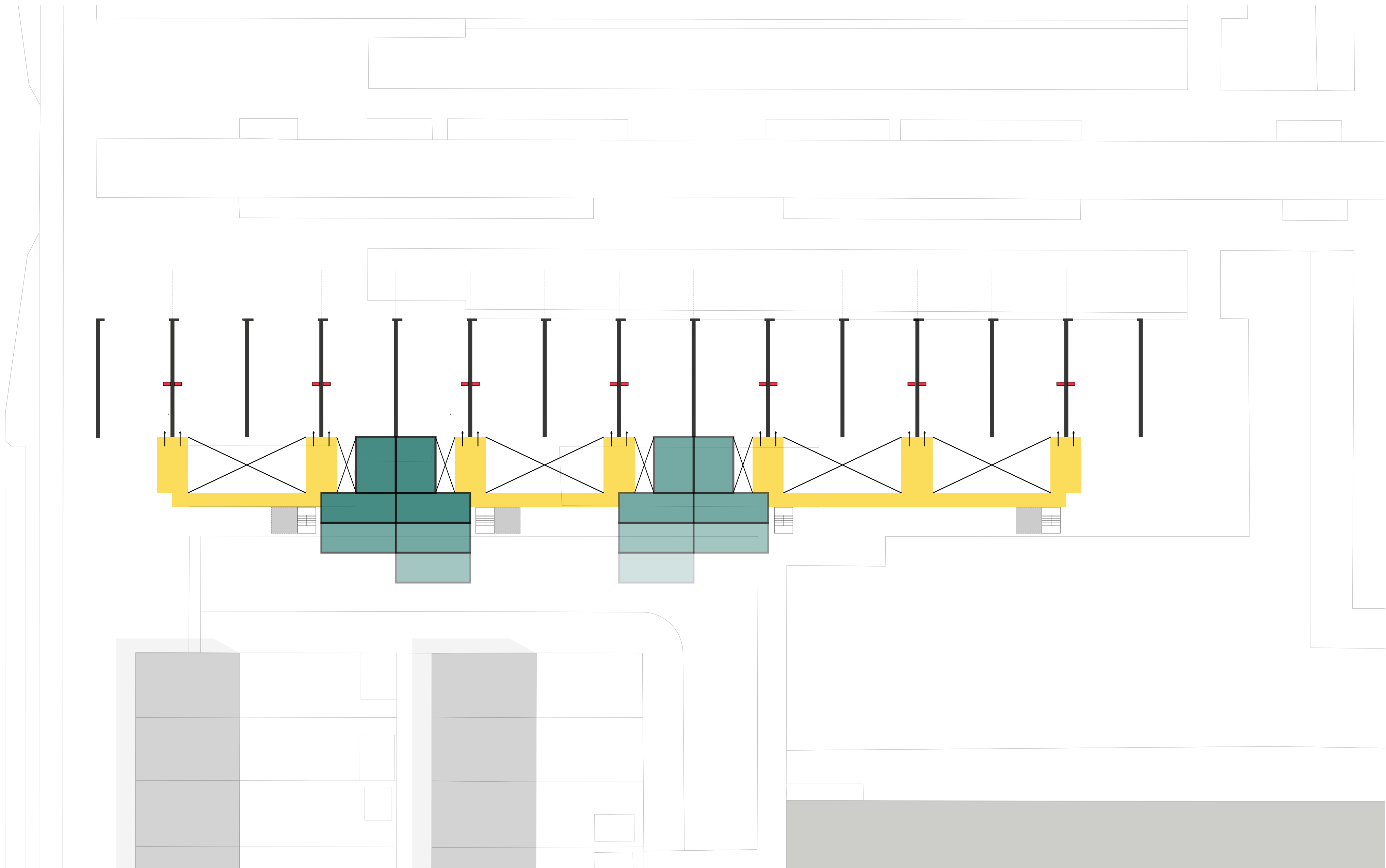


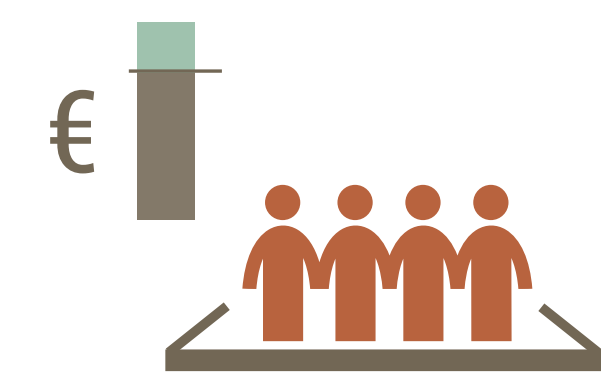
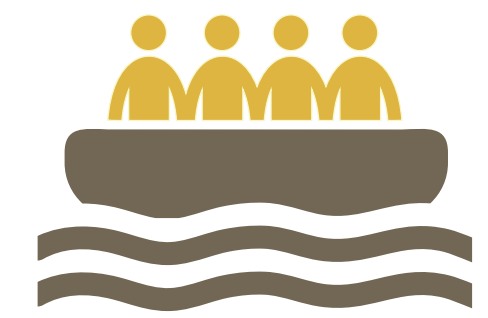
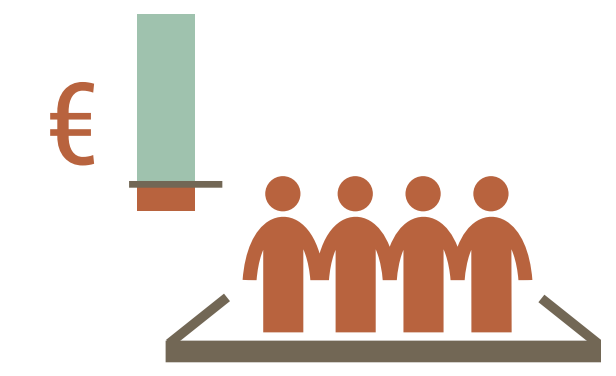


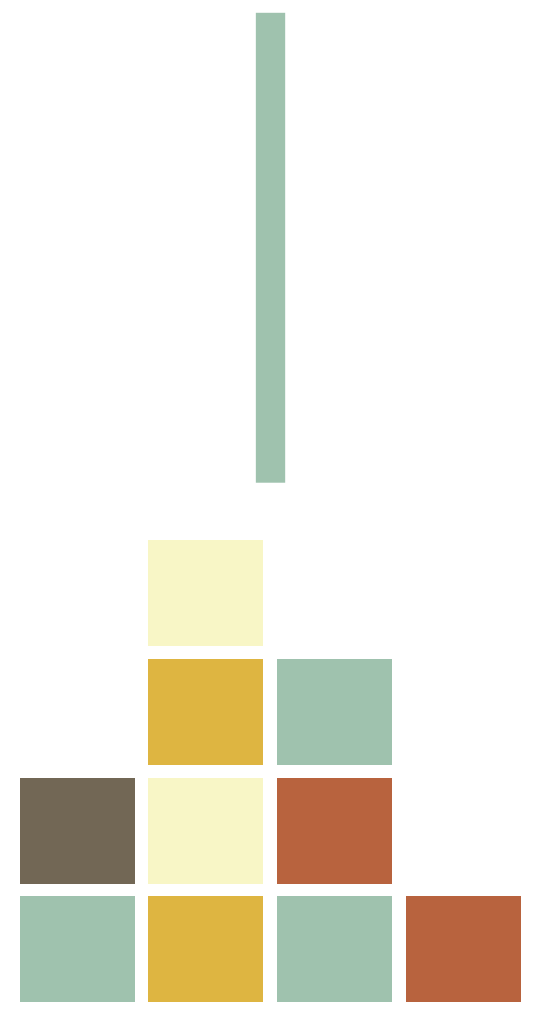
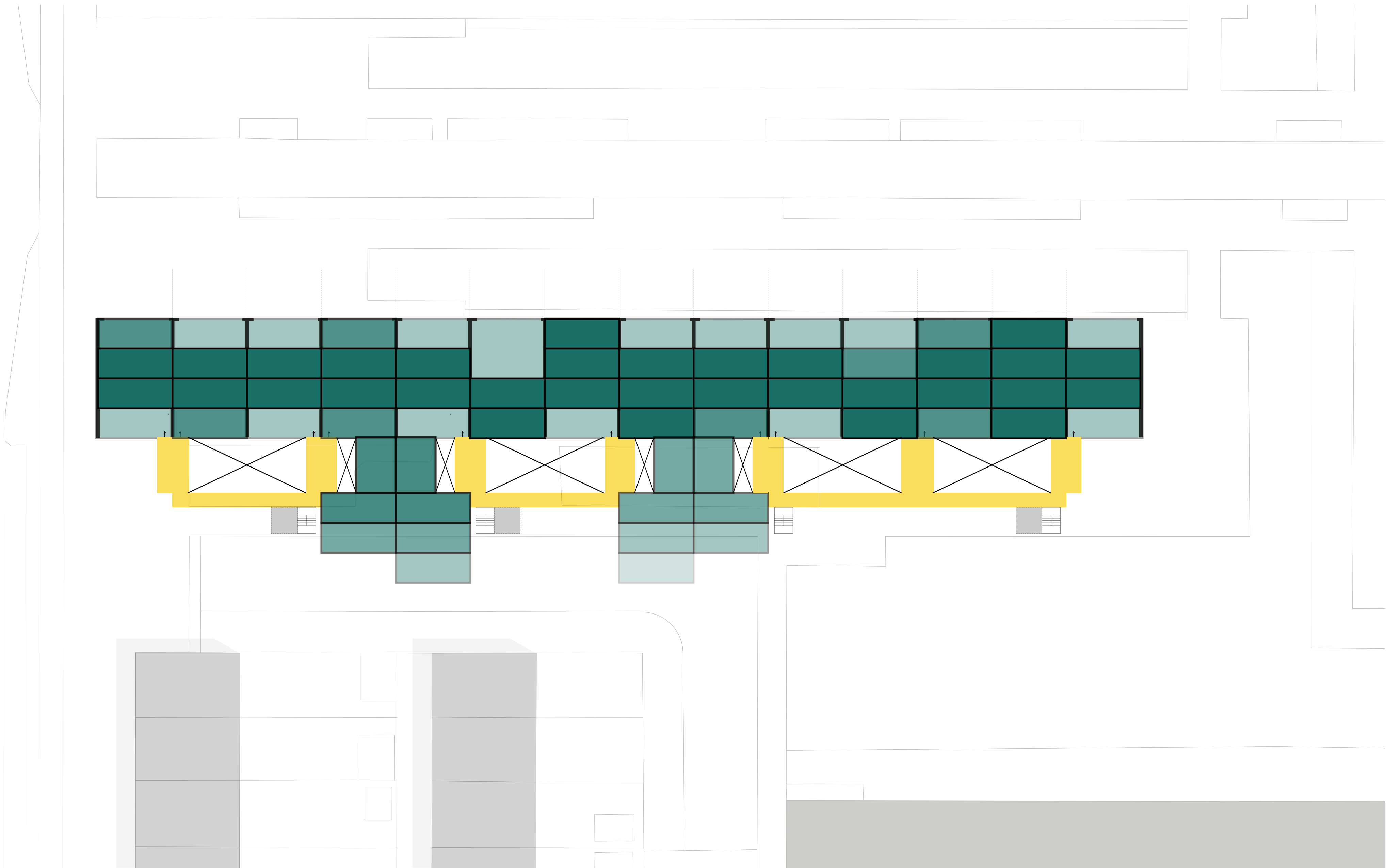


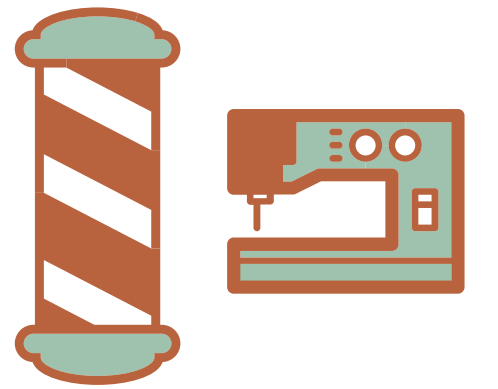
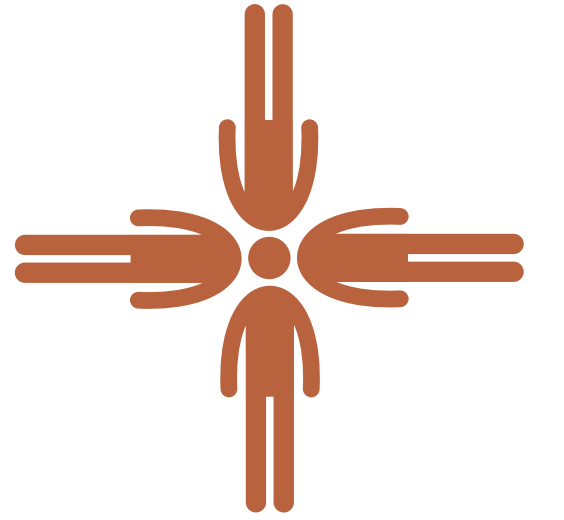




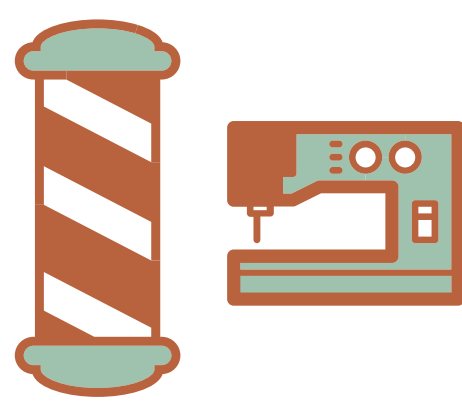
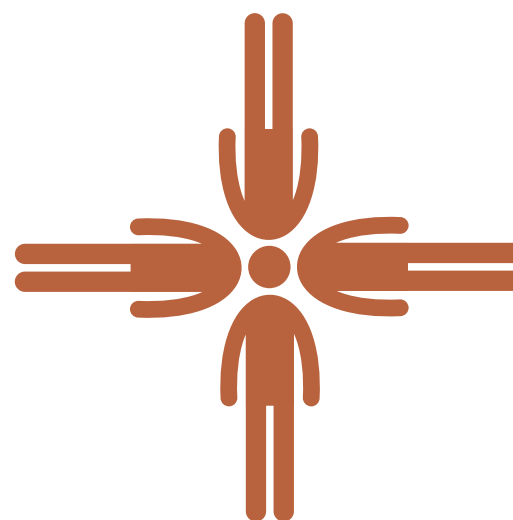




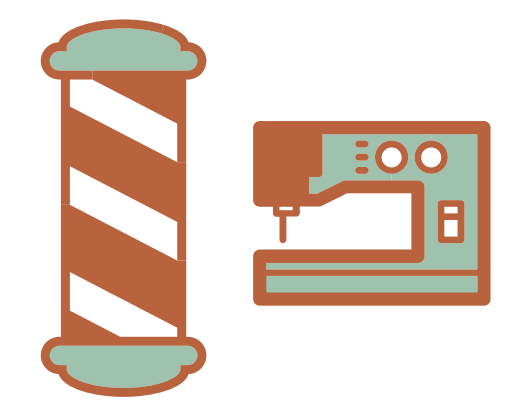
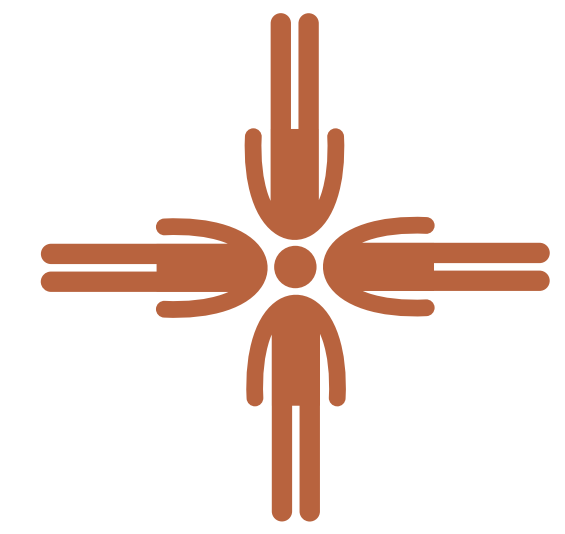
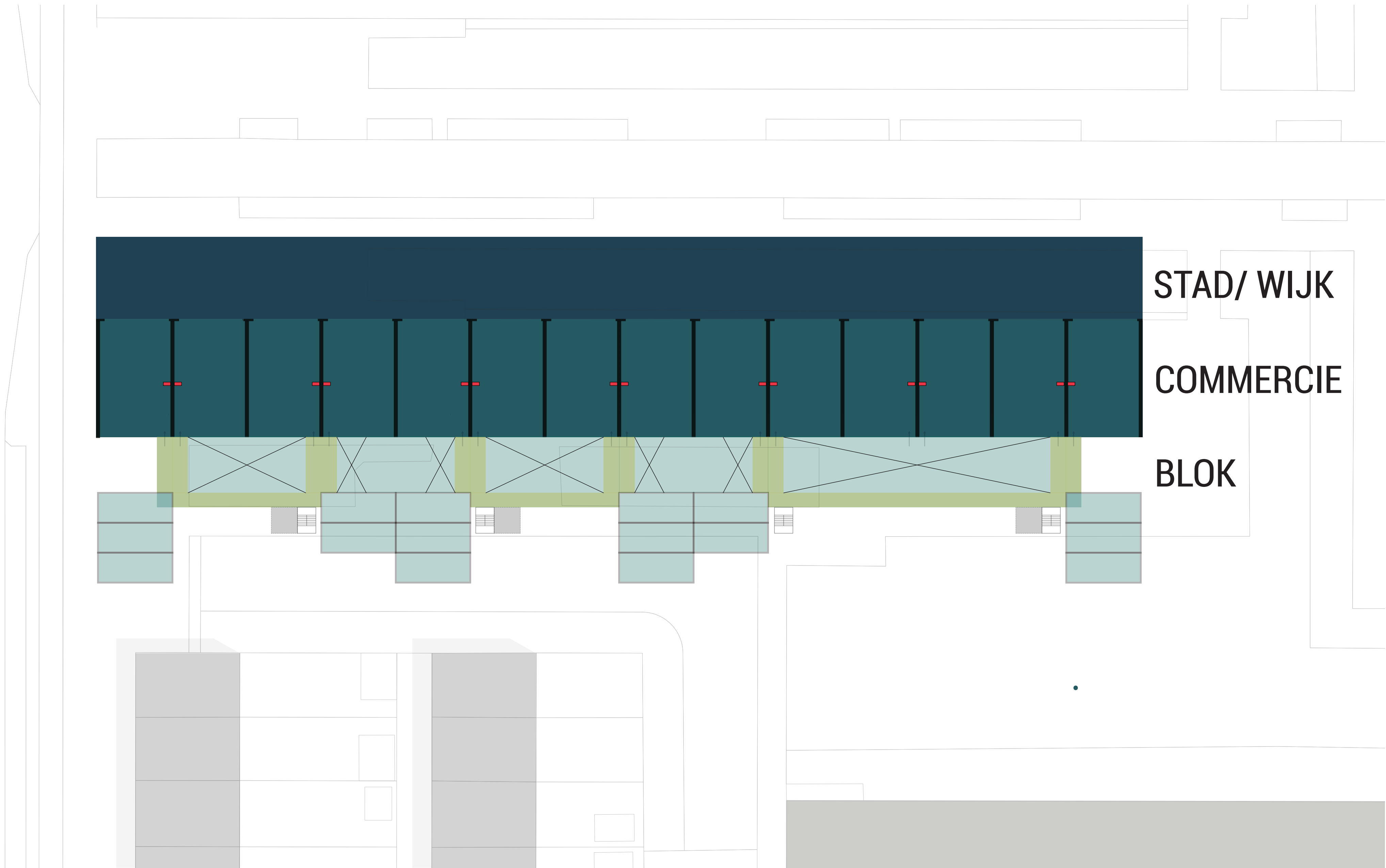


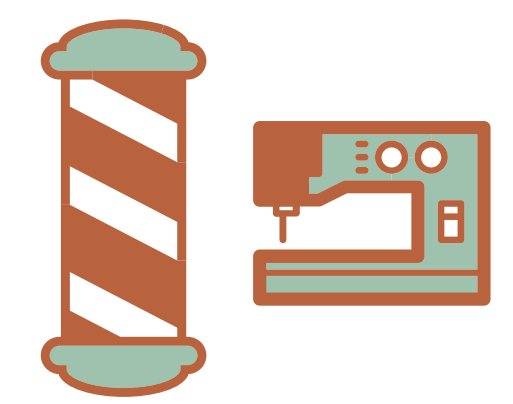
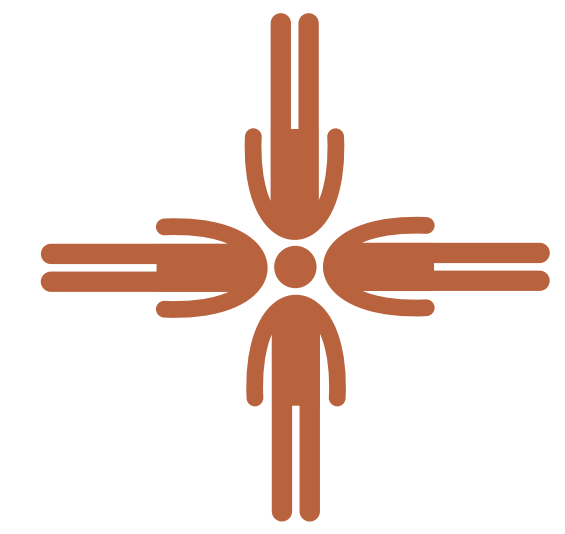
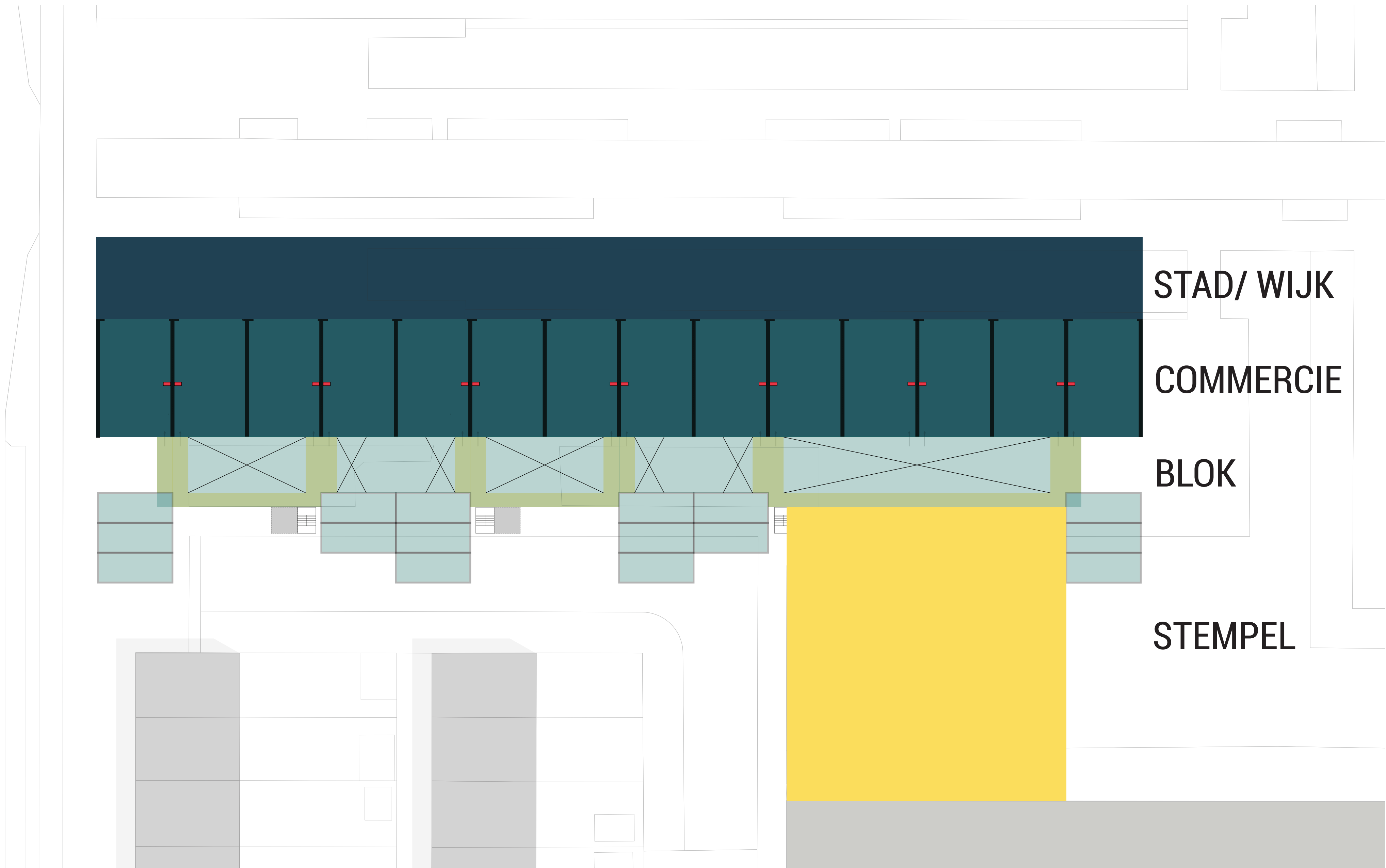


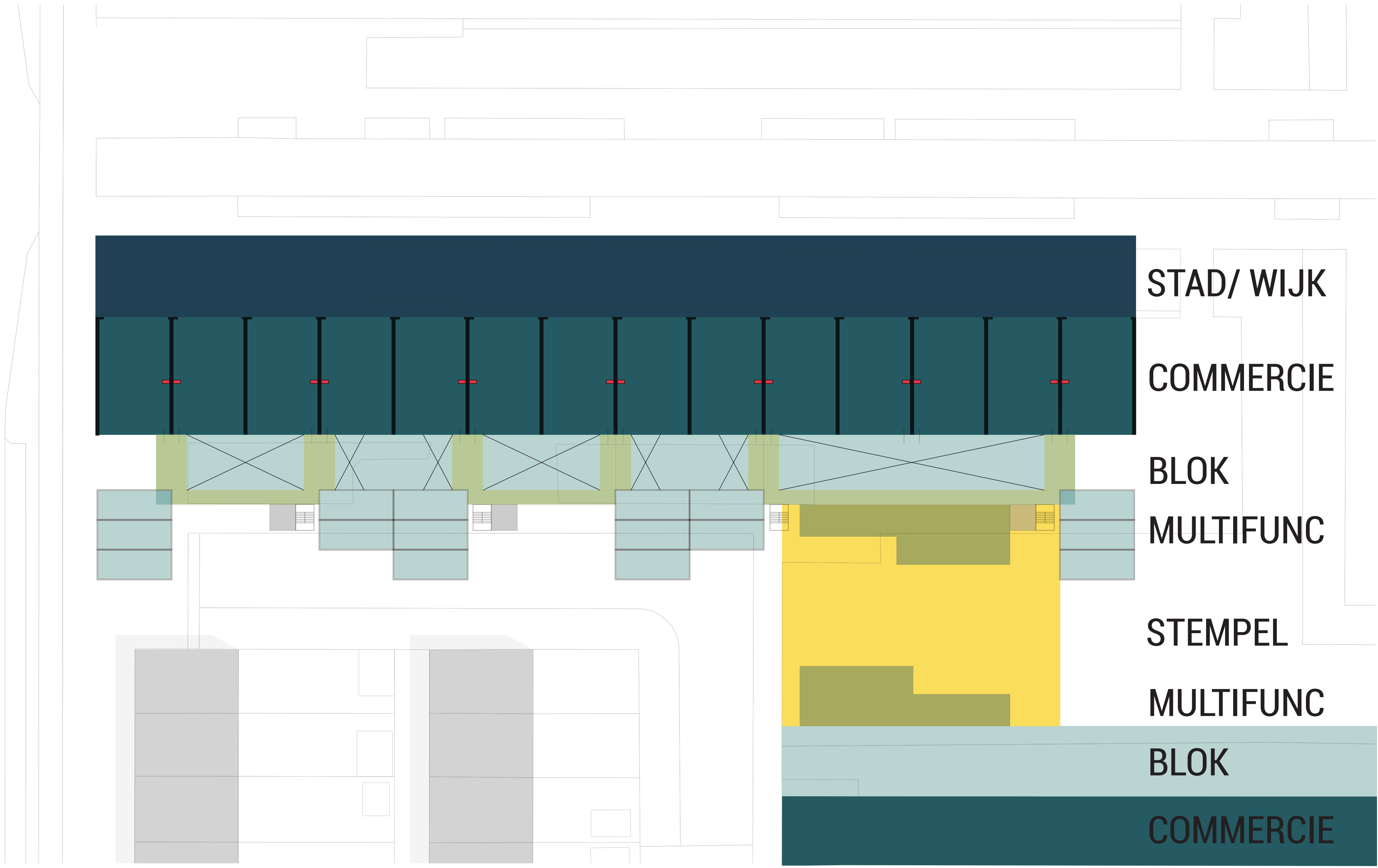
COMMERCIE



STAD/ WIJK







STAD/ WIJK

COMMERCIE

BLOK

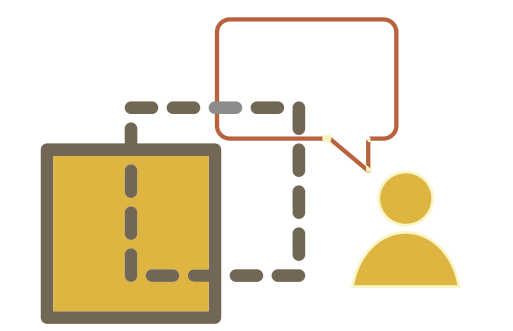
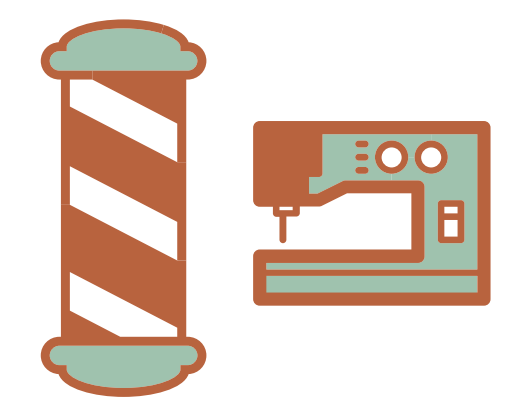
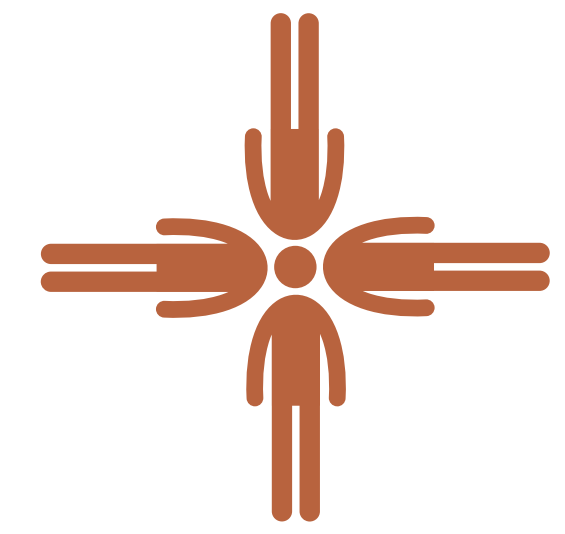
MULTIFUNC

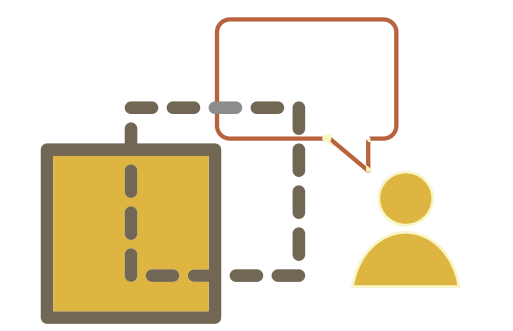
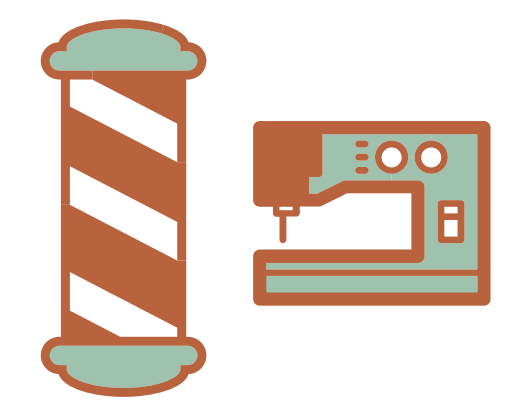
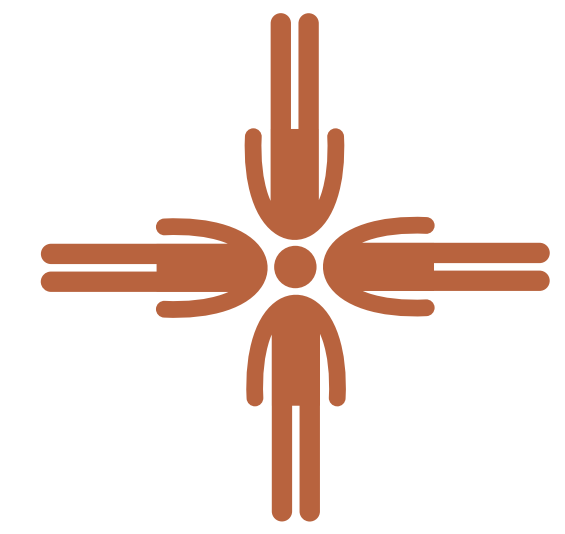
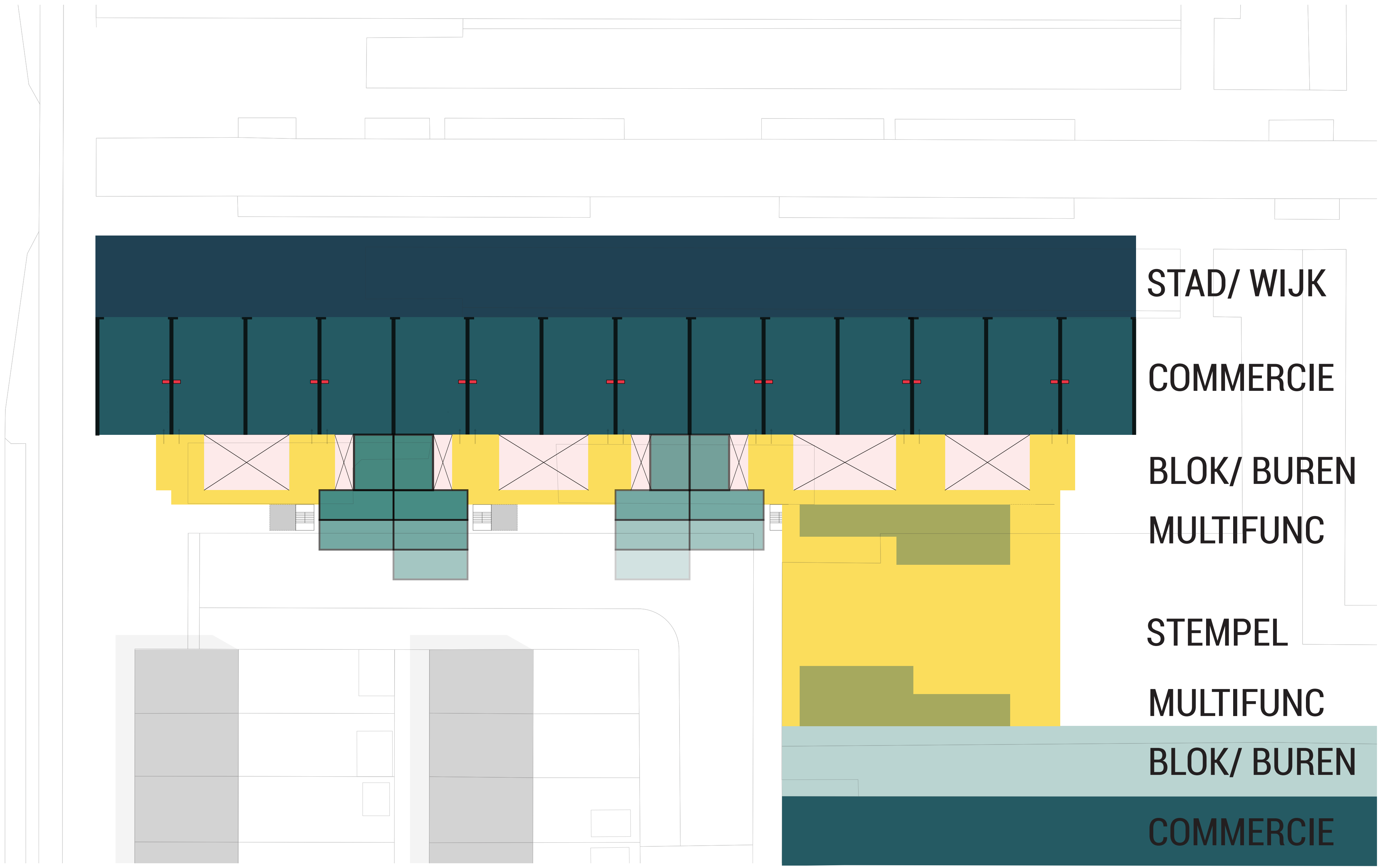
STEMPEL

MULTIFUNC

BLOK

COMMERCIE





STAD/ WIJK

COMMERCIE

BLOK/ BUREN

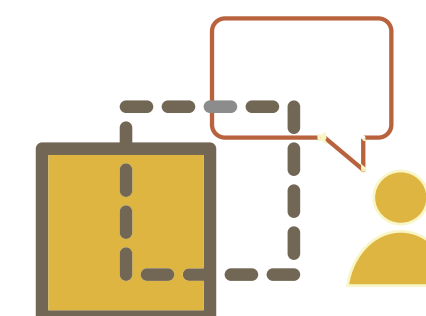
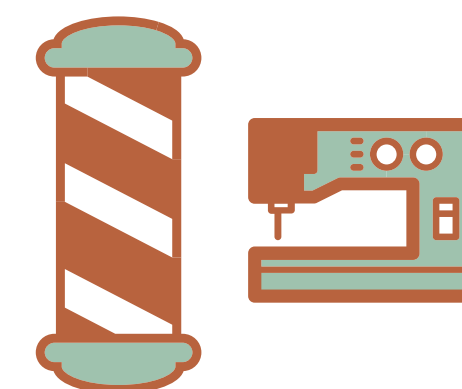
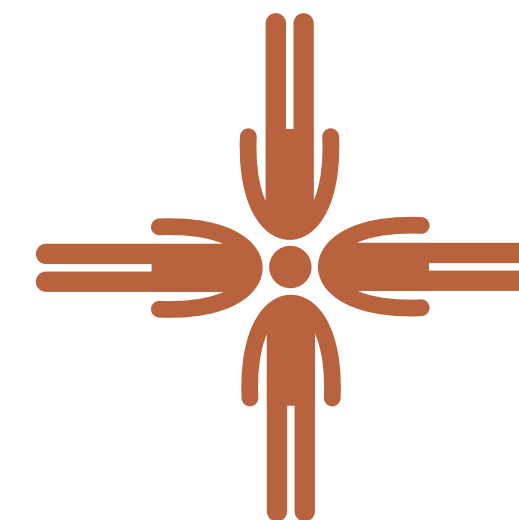
MULTIFUNC

STEMPEL

MULTIFUNC

BLOK/ BUREN

COMMERCIE



STAD/ WIJK

COMMERCIE

BLOK/ BUREN

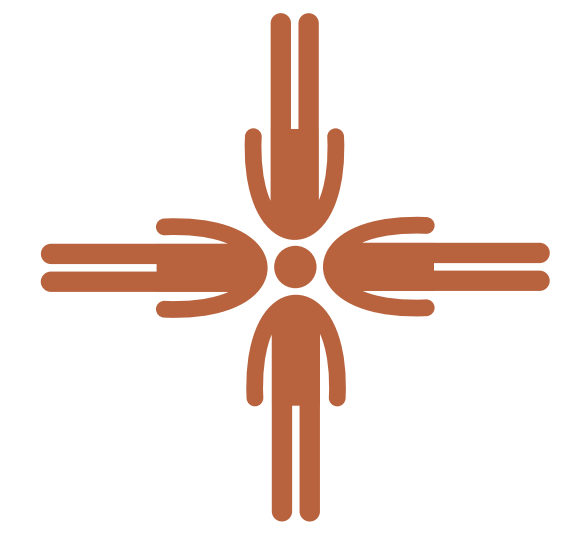
MULTIFUNC

STEMPEL

MULTIFUNC

BLOK/ BUREN

COMMERCIE



STAD/ WIJK

COMMERCIE

BLOK/ BUREN

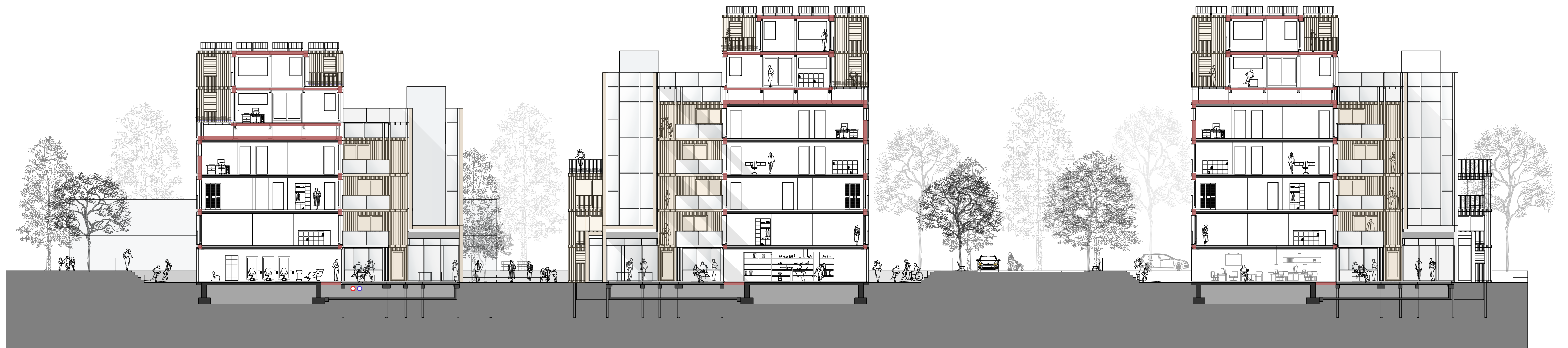
MULTIFUNC

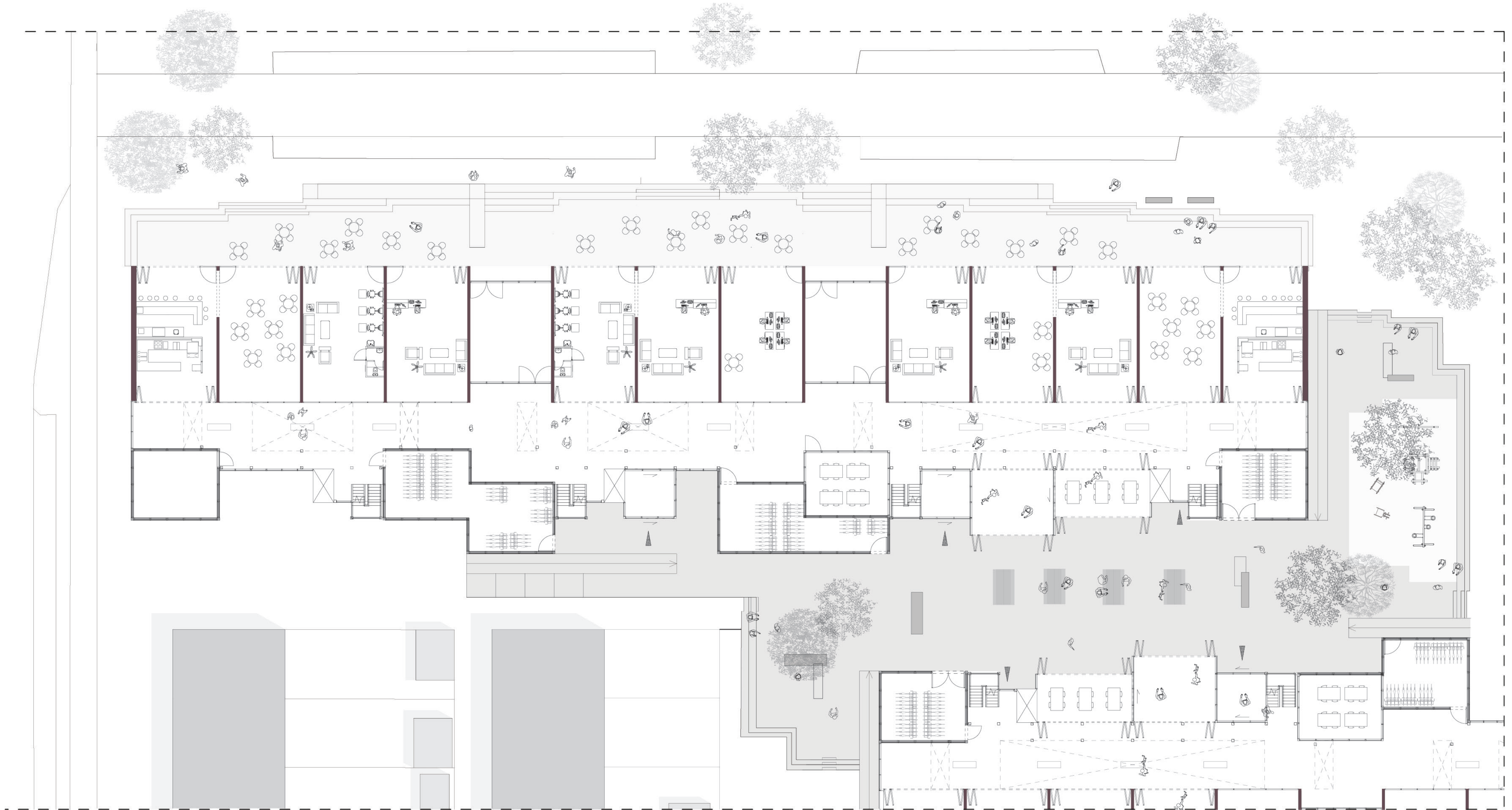
STEMPEL

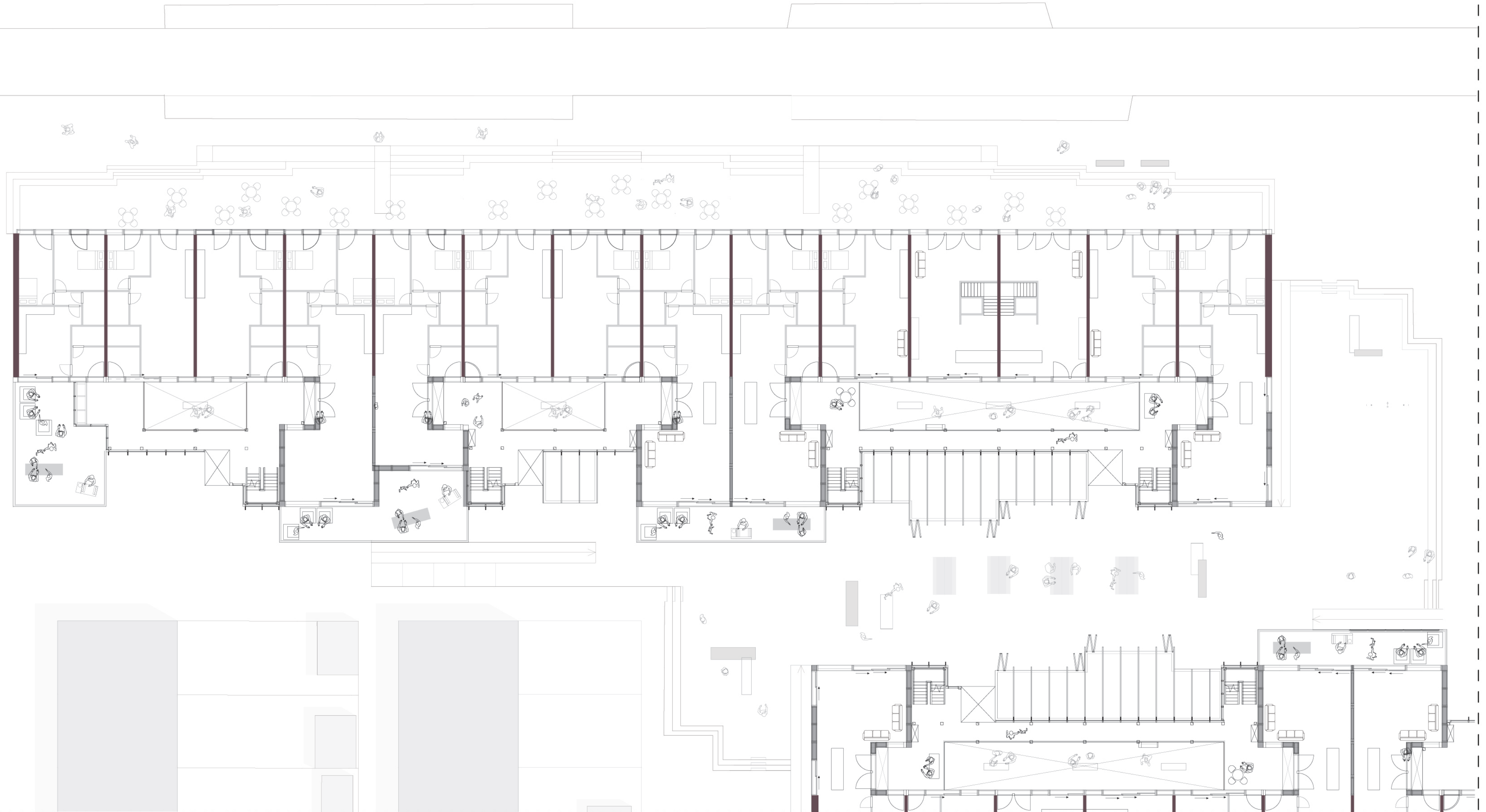
MULTIFUNC

BLOK/ BUREN

COMMERCIE









TECHNIEK

ONDERZOEKSVRAAG TECHNIEK

“Welk type bouwsysteem zal zorgen voor het snel kunnen inspelen op de veranderlijke vraag naar verschillende type woningen en zal bij aanpassing minimaal tot last zijn voor zijn omgeving en het milieu?”

UITGANGSPUNTEN MATERIAAL EN METHODIEK



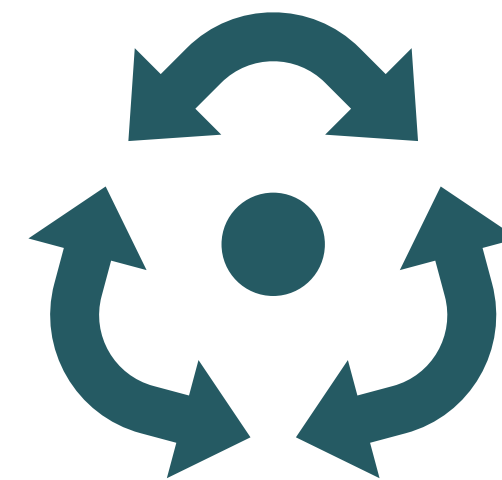
MILEUBEWUST



GOEDKOOPT



LICHTGEWICHT



HERBRUIKBAAR



SNEL INZETBAAR

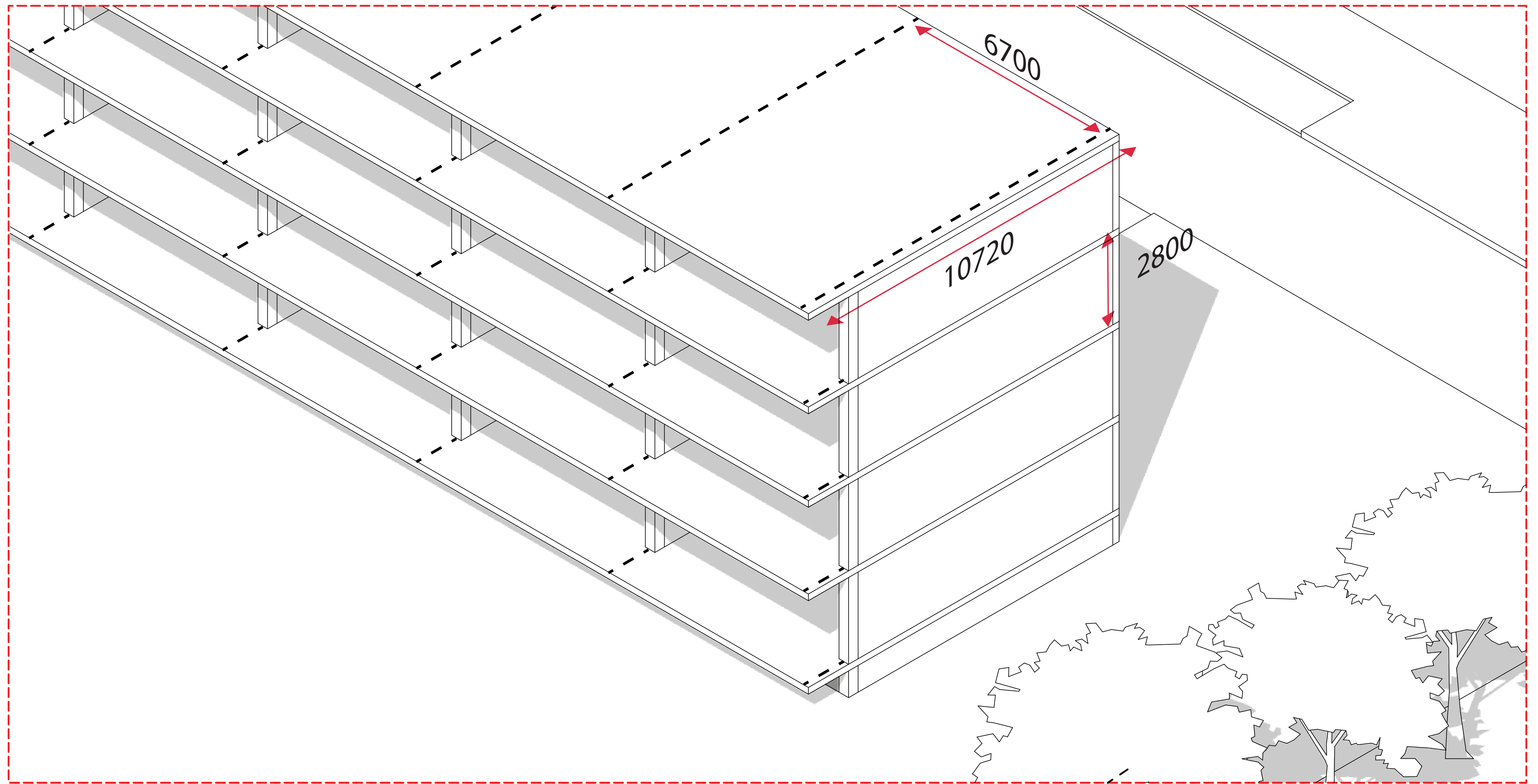


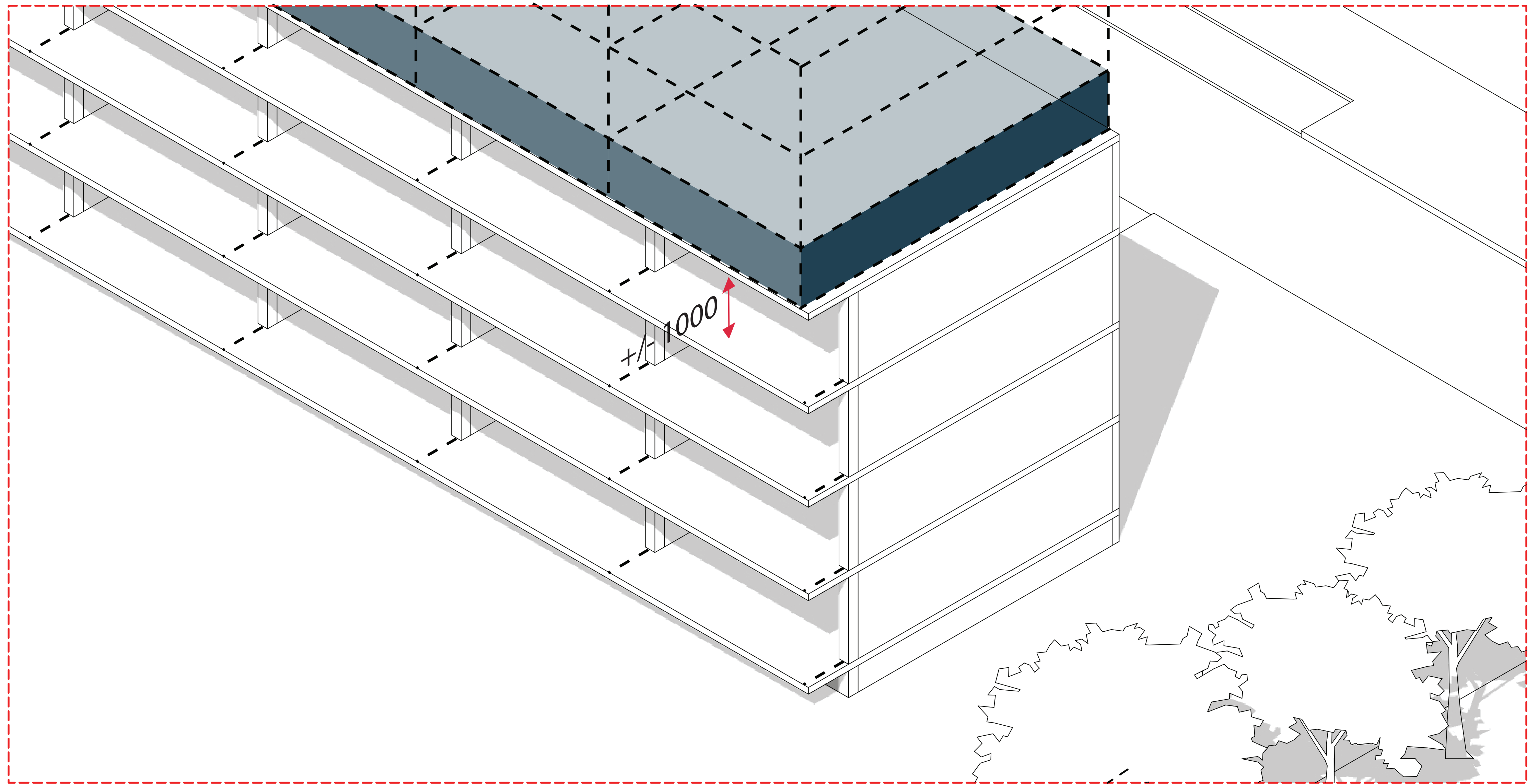
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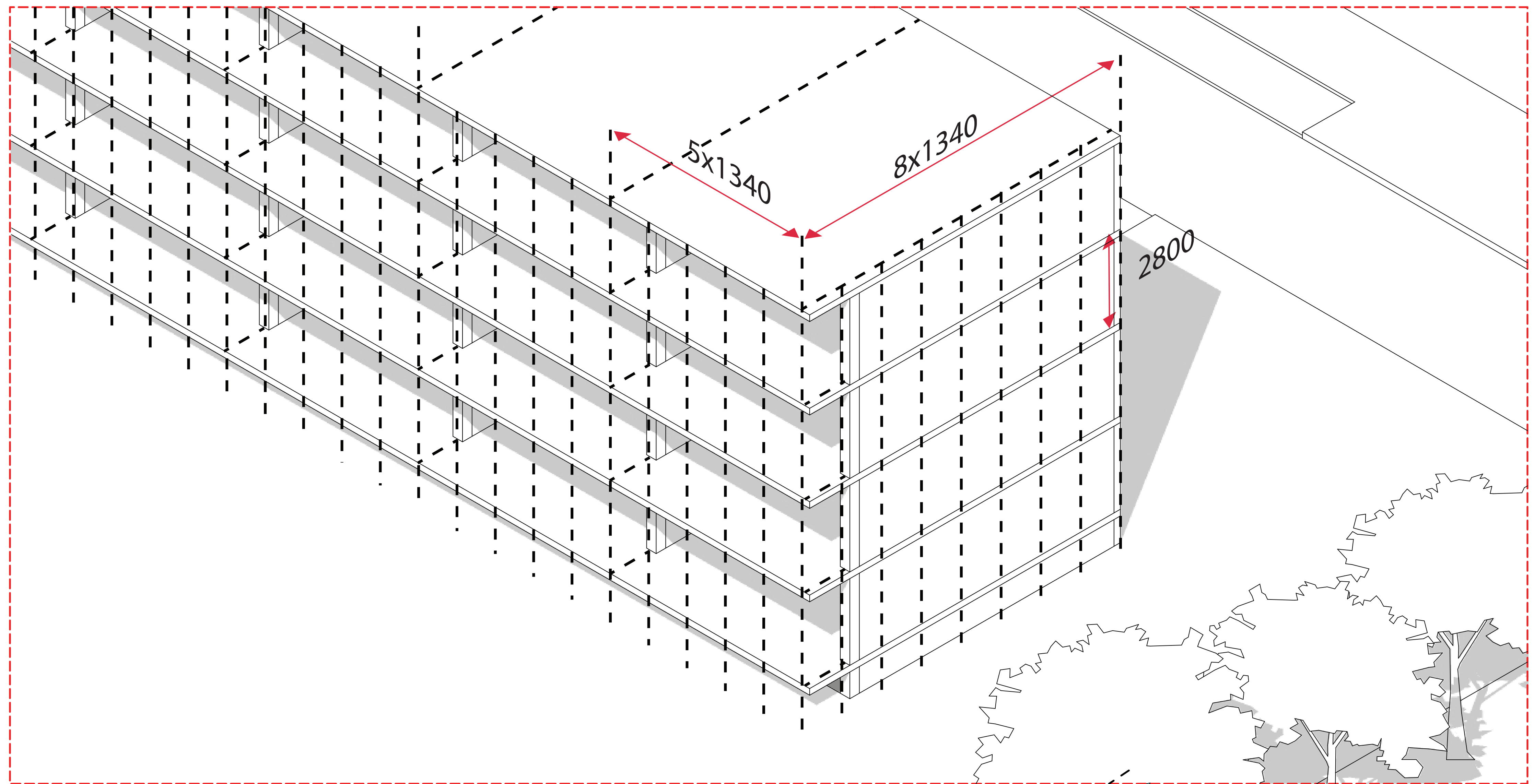
UITGANGSPUNTEN VOOR GEDURENDE GEBRUIK

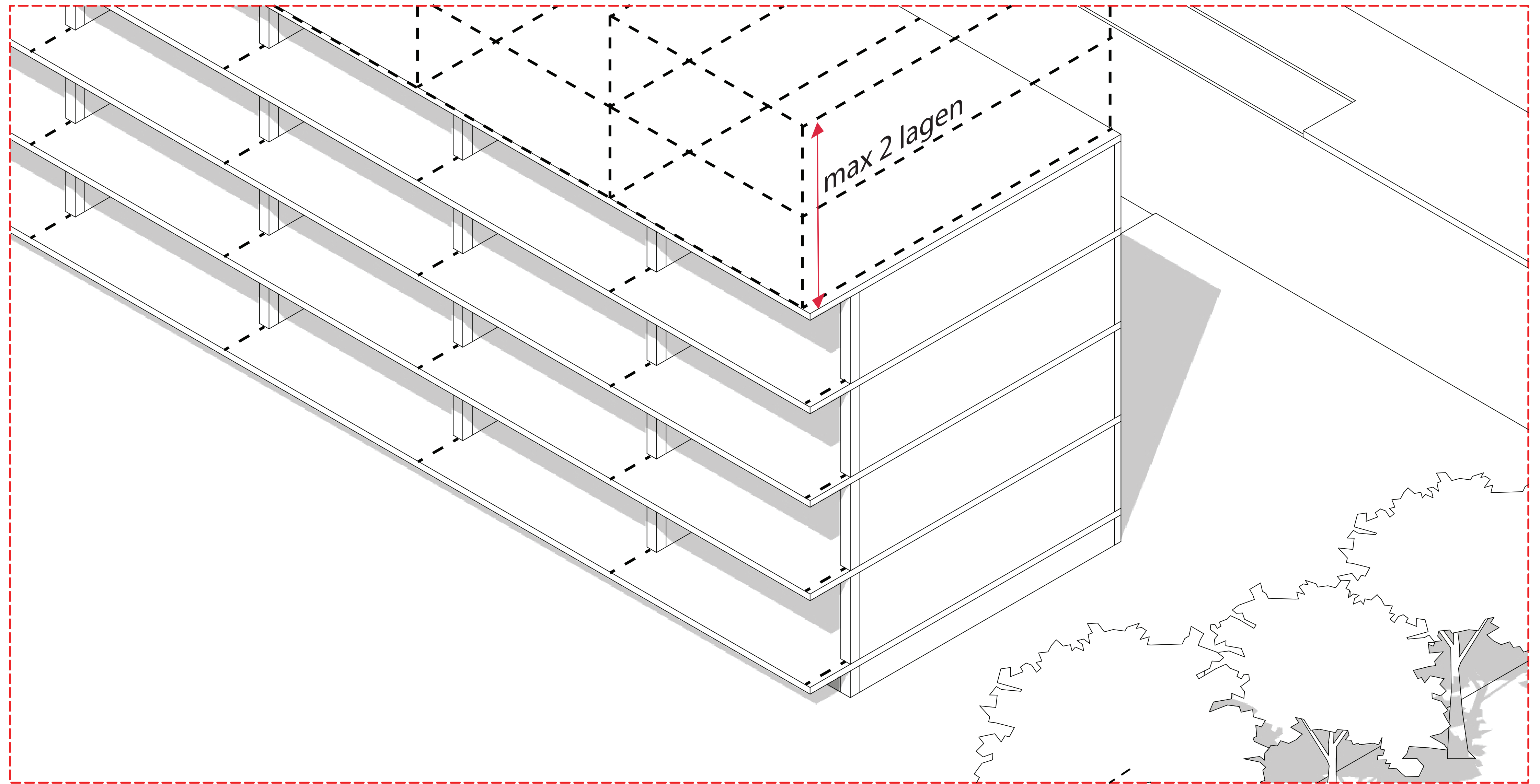


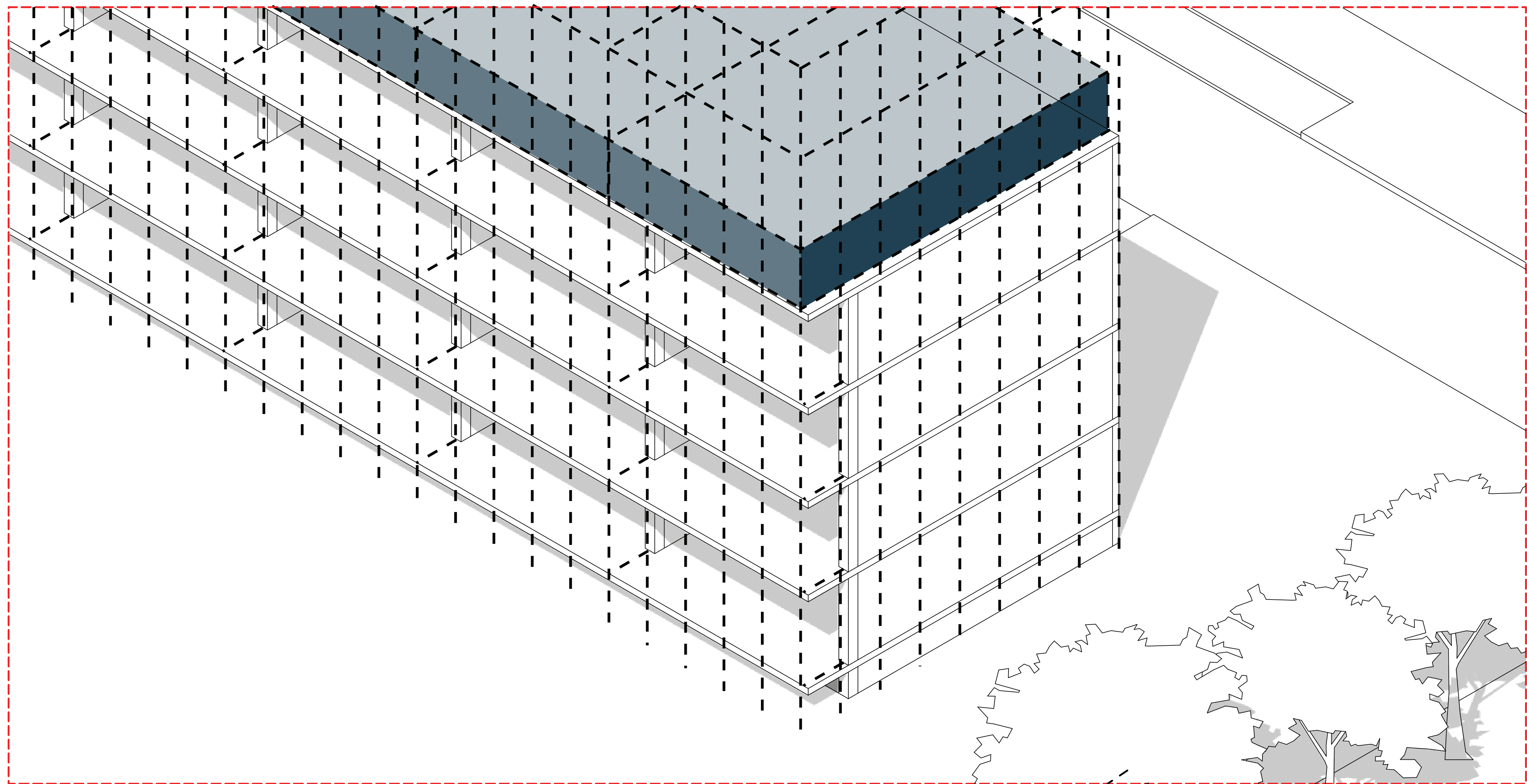
PASSIEF

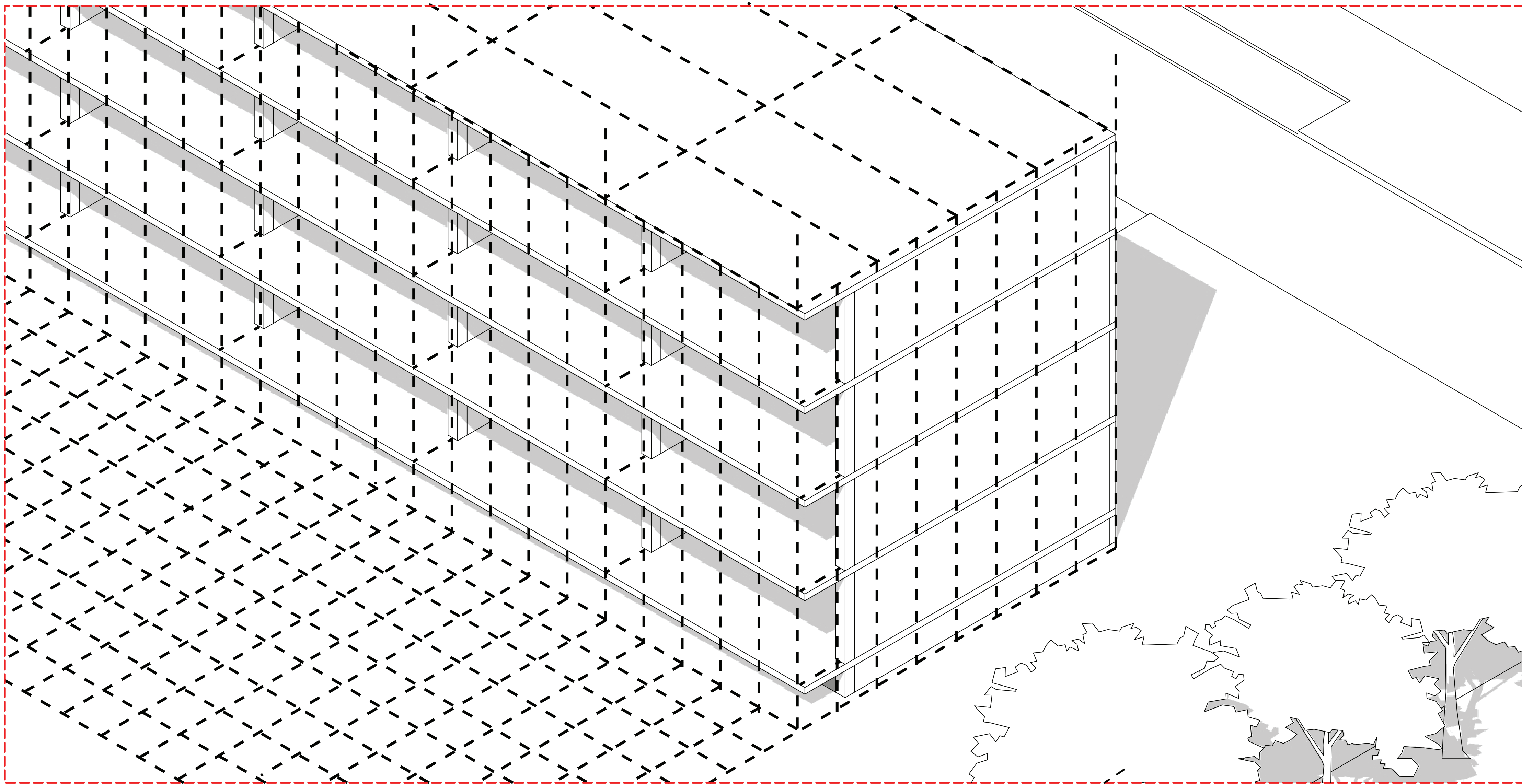


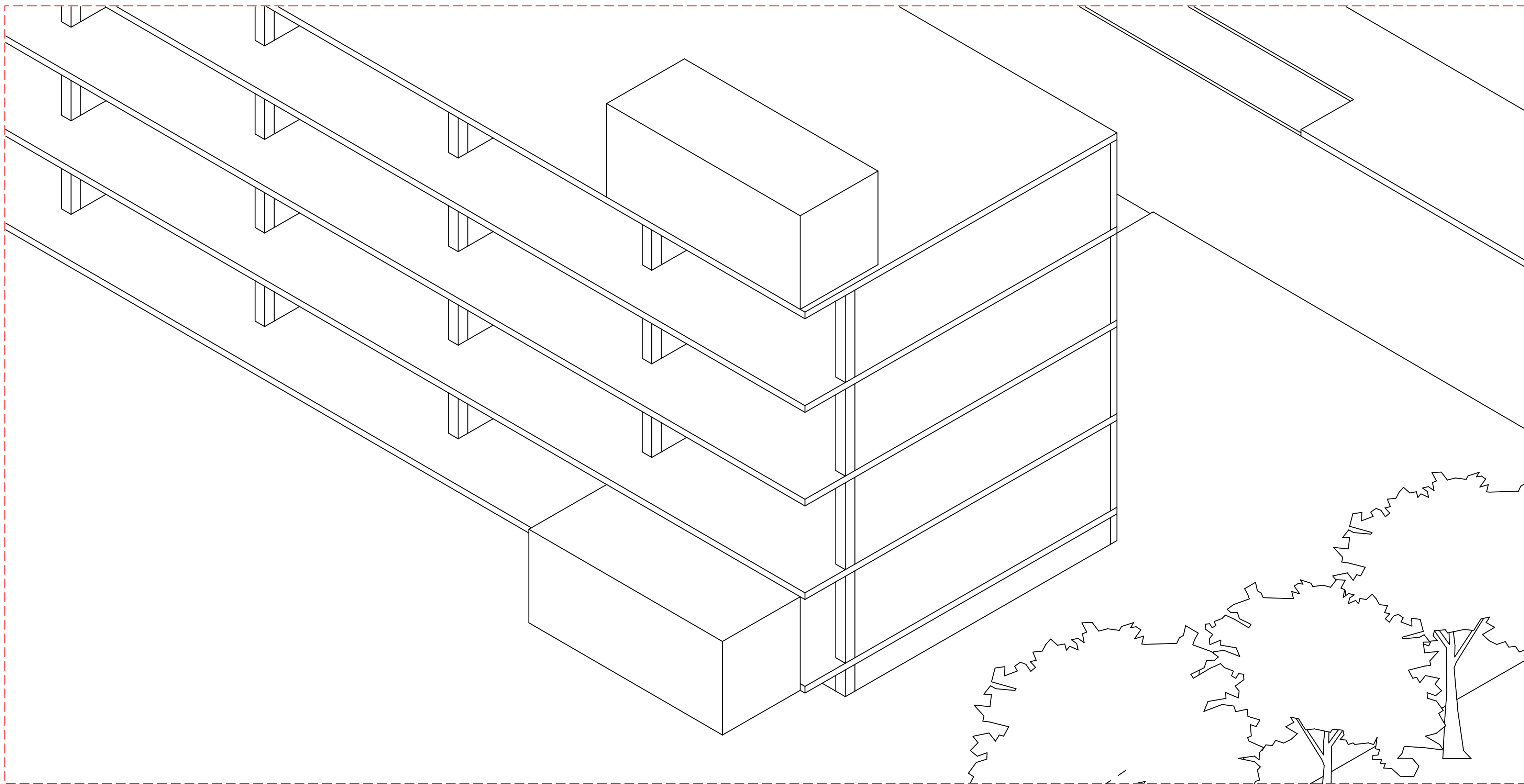


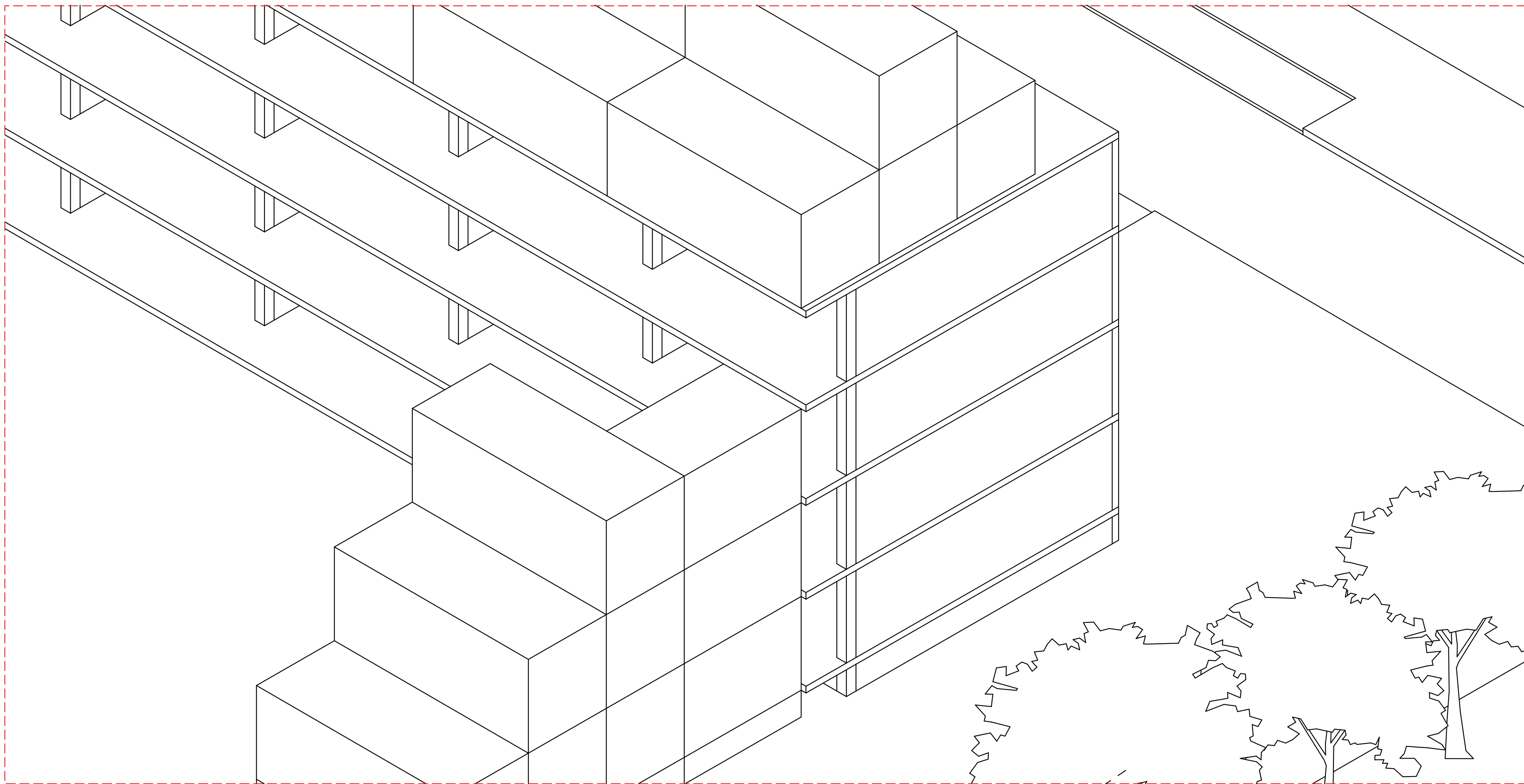


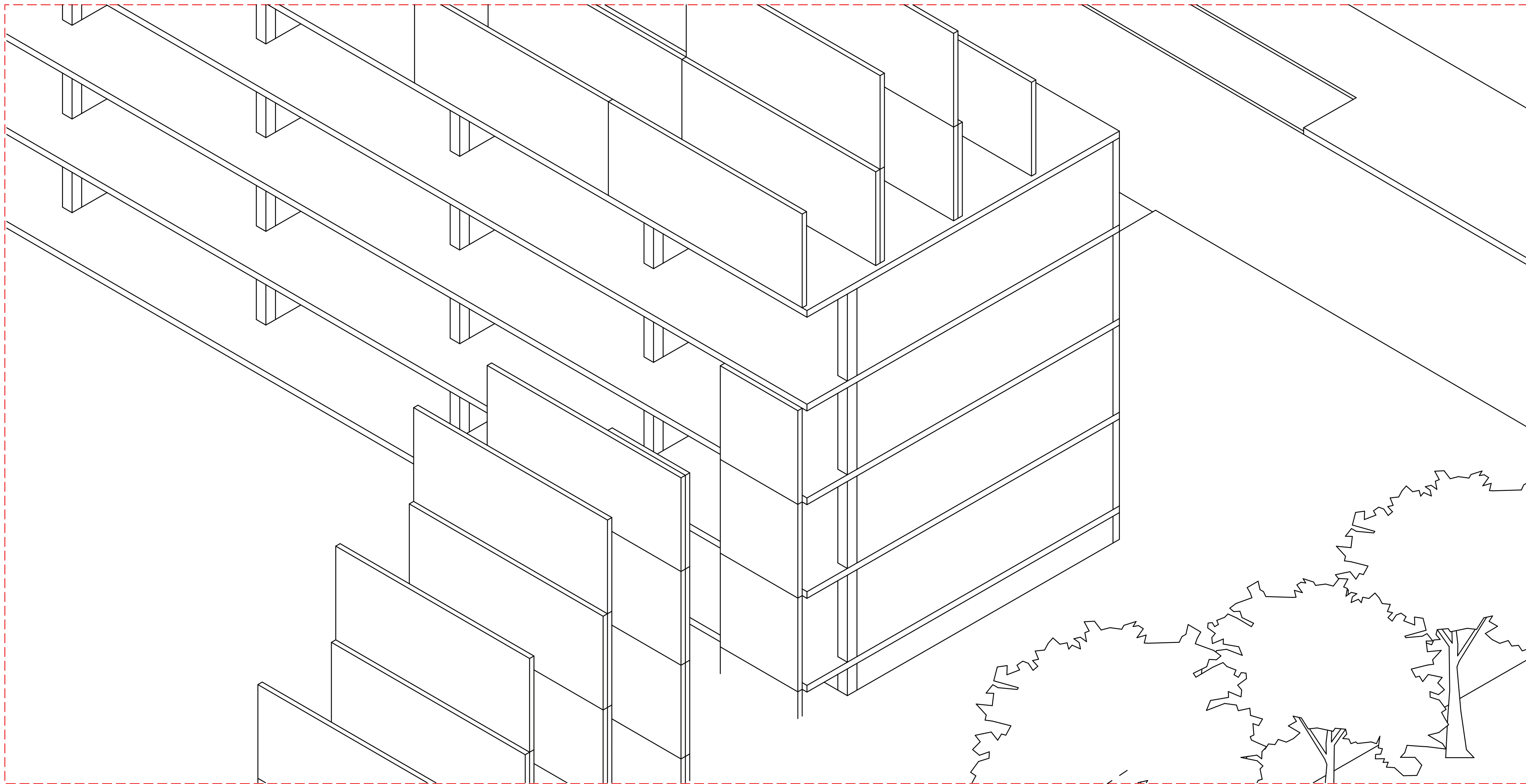


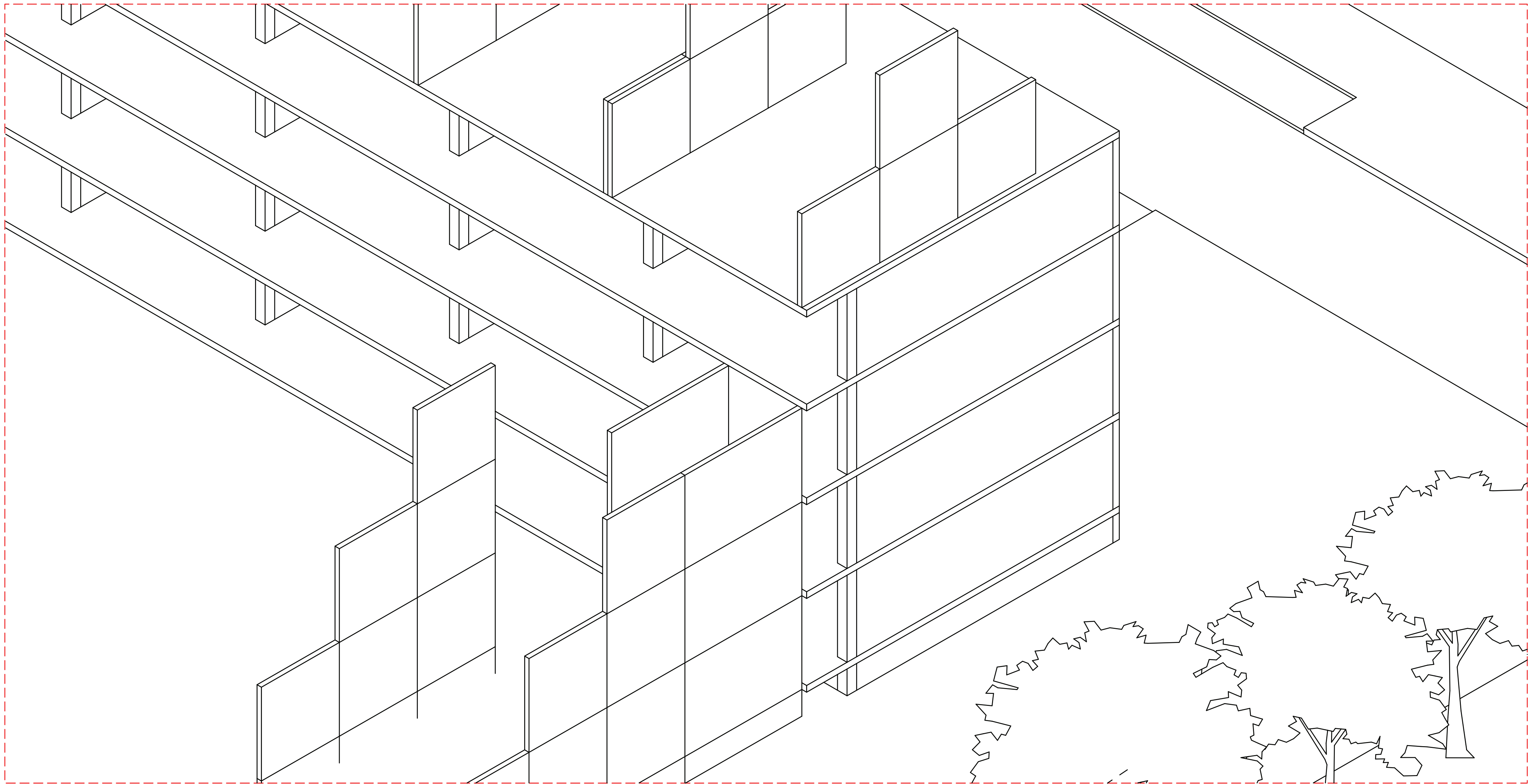


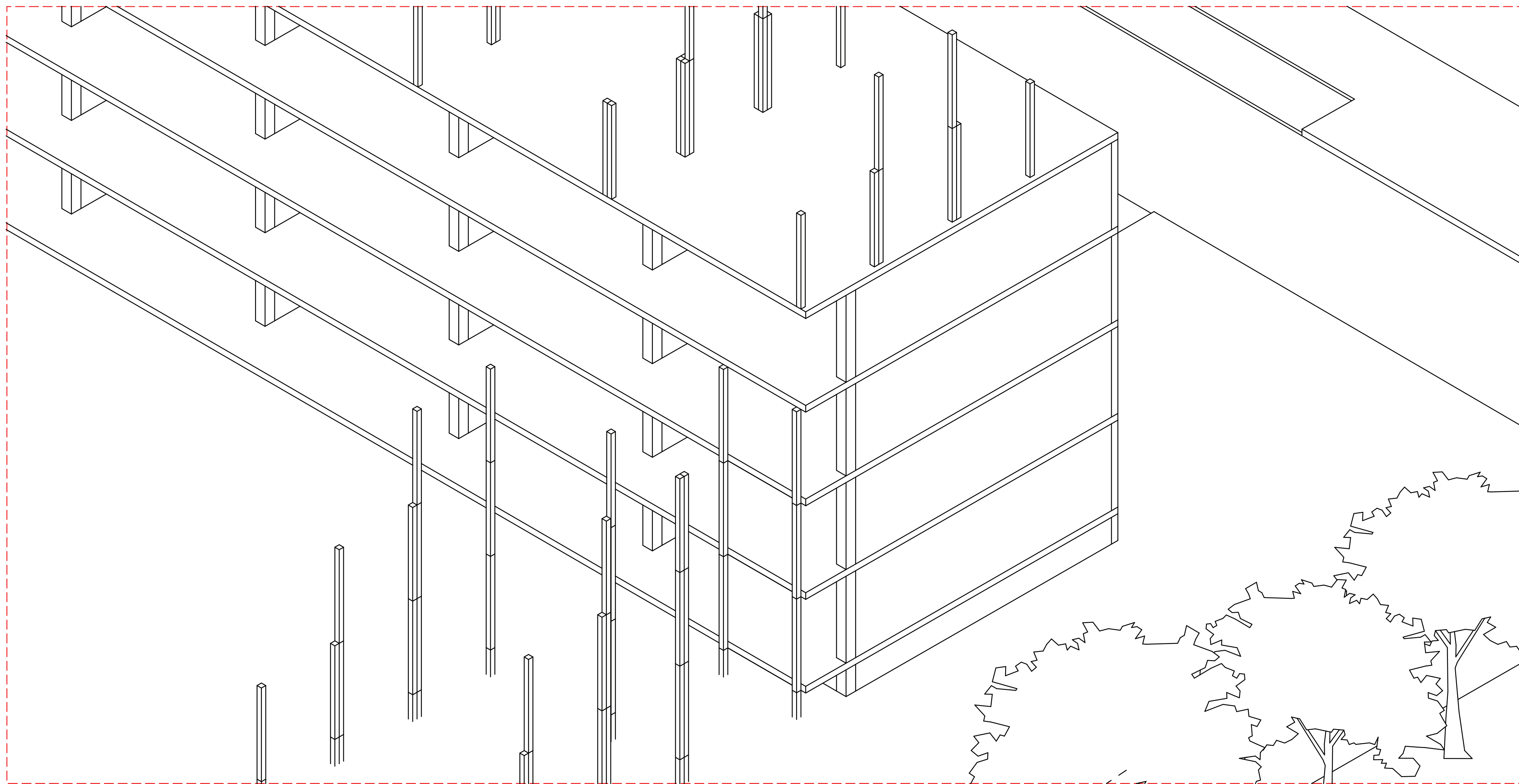


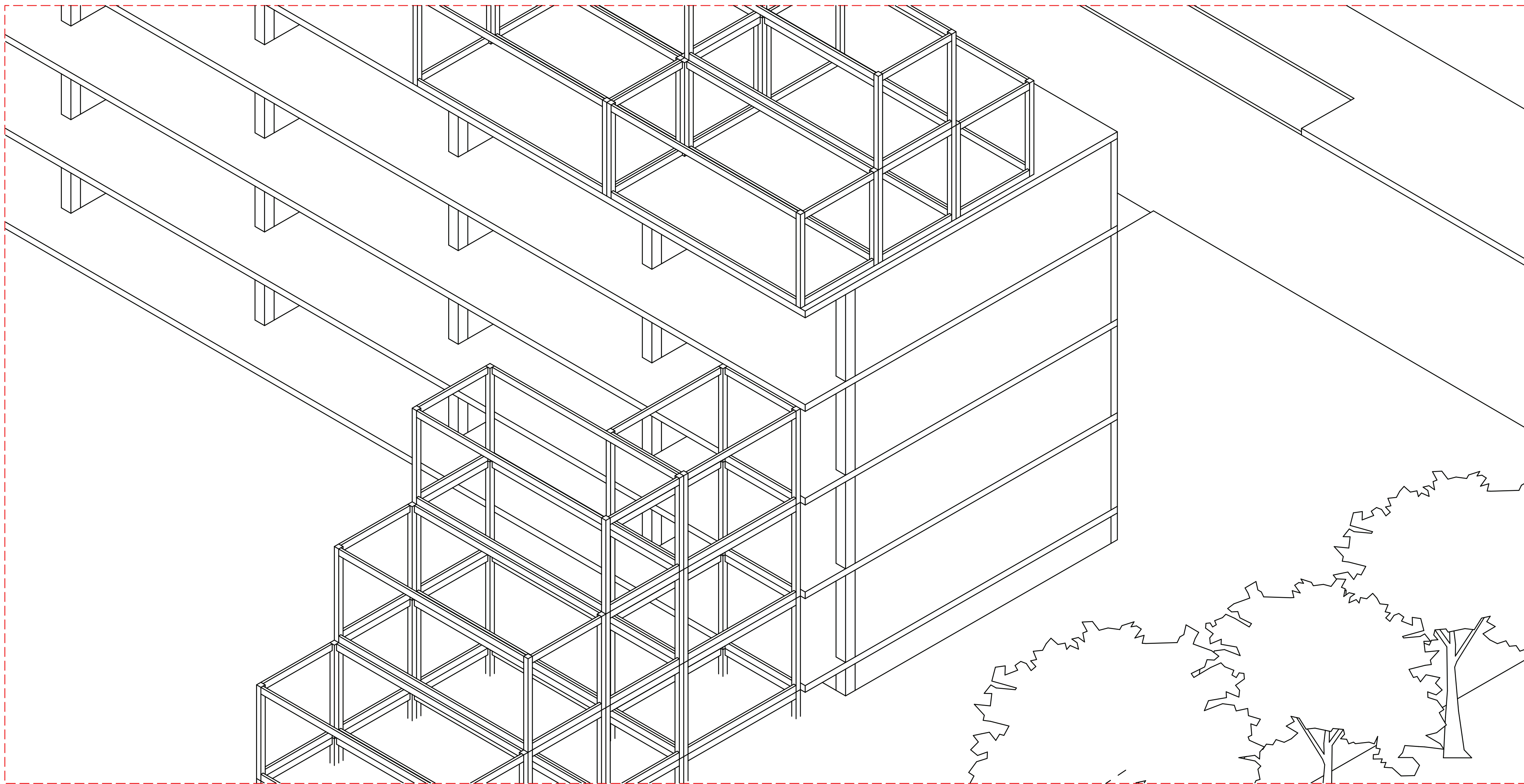


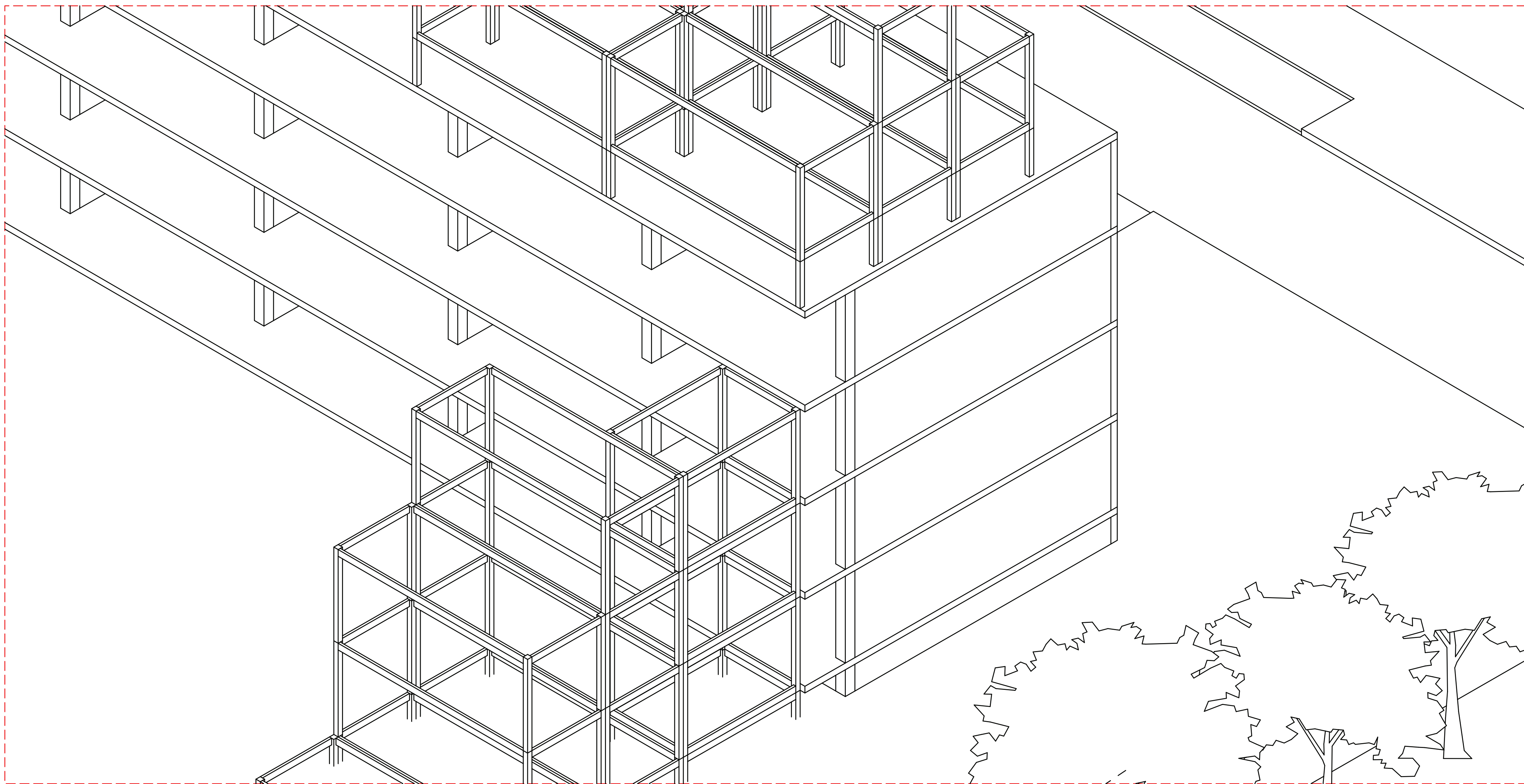


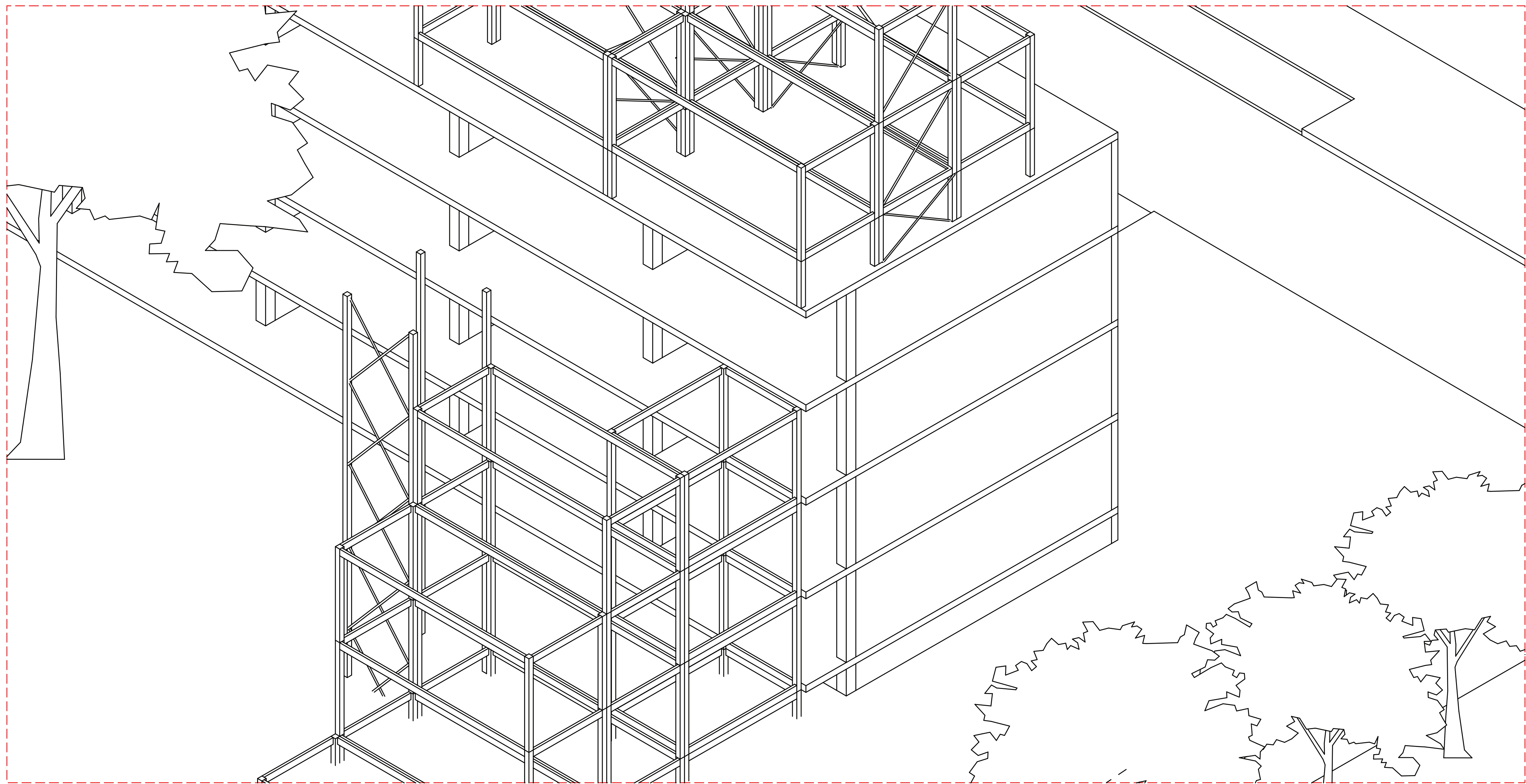


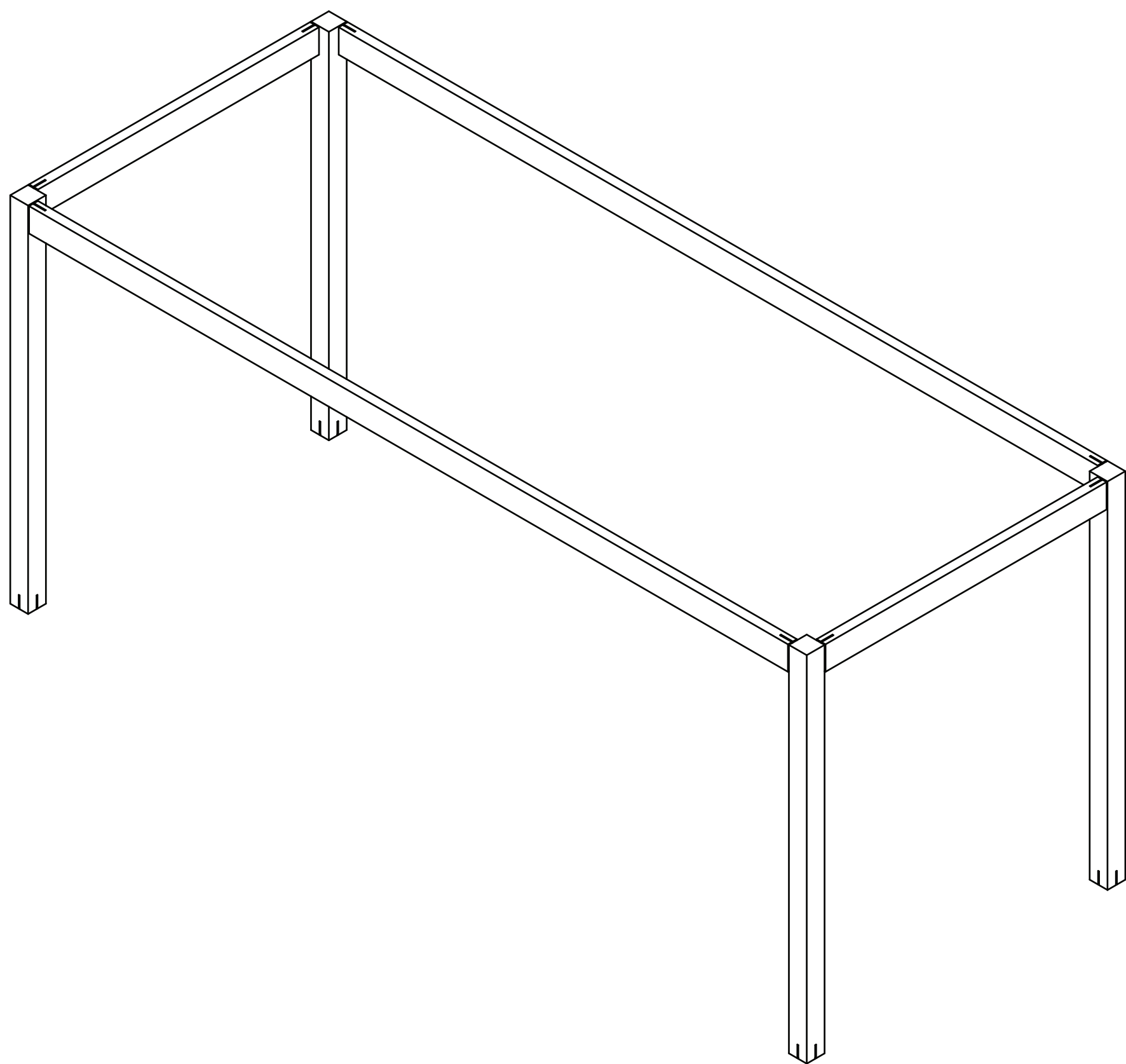


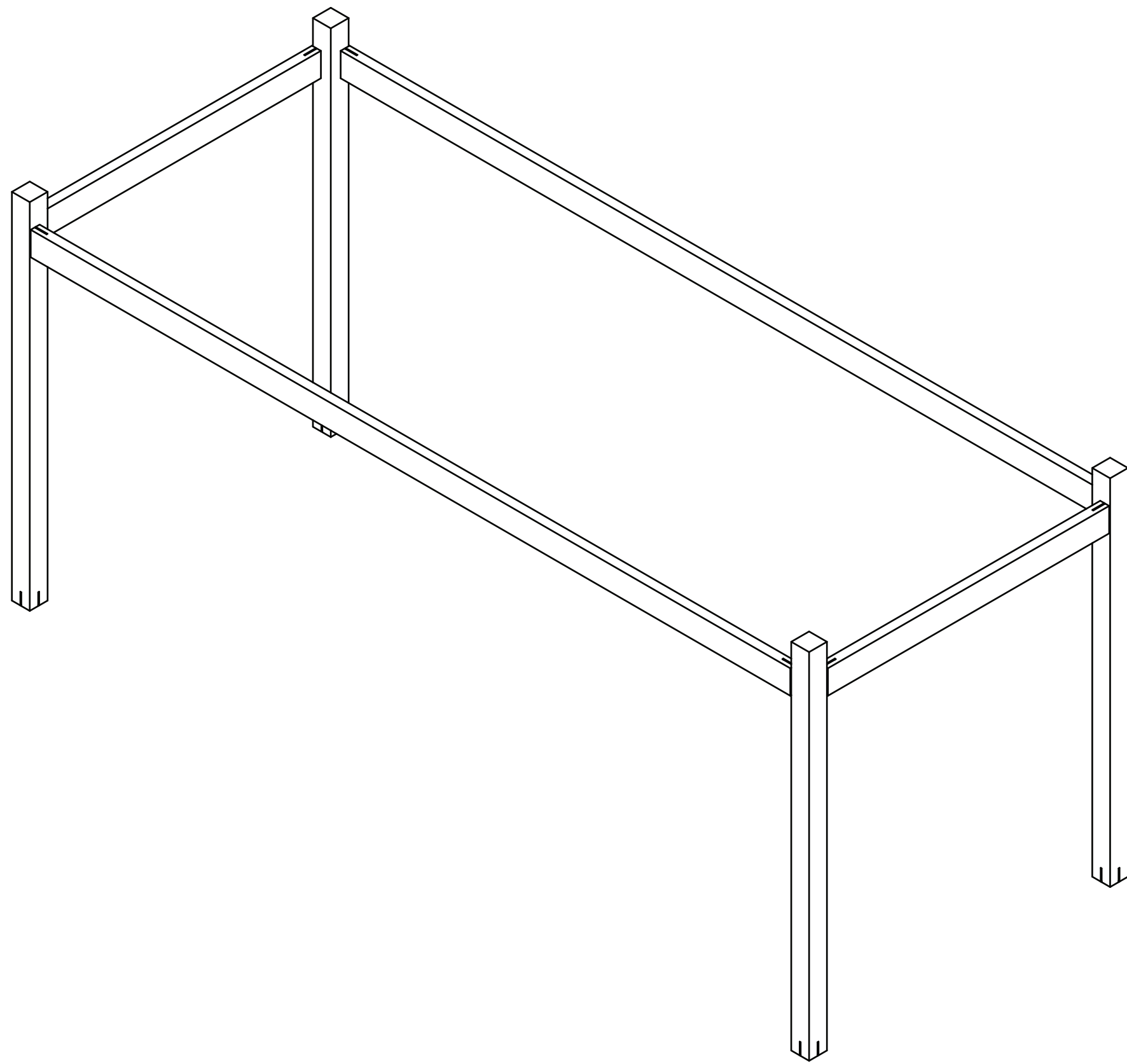


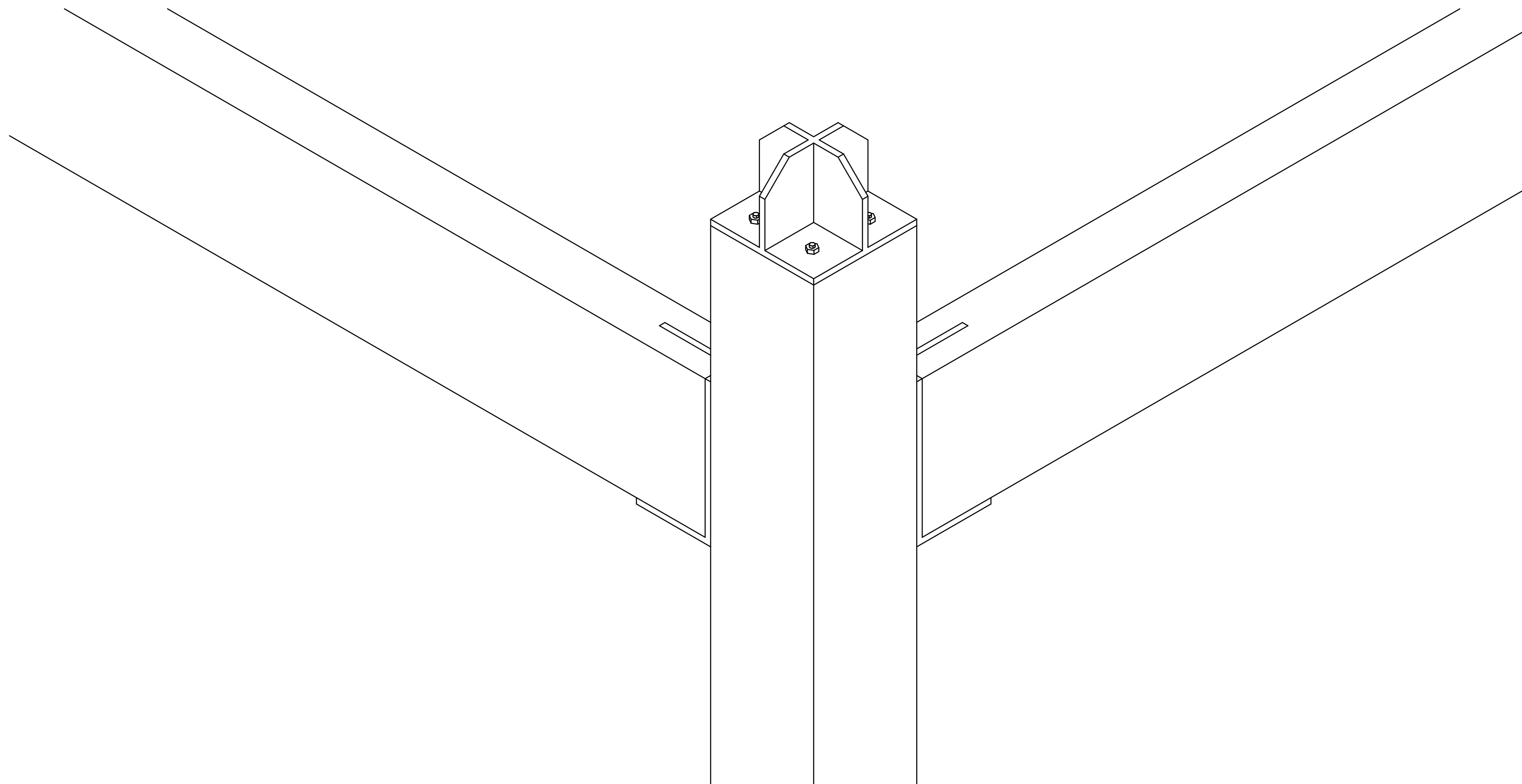


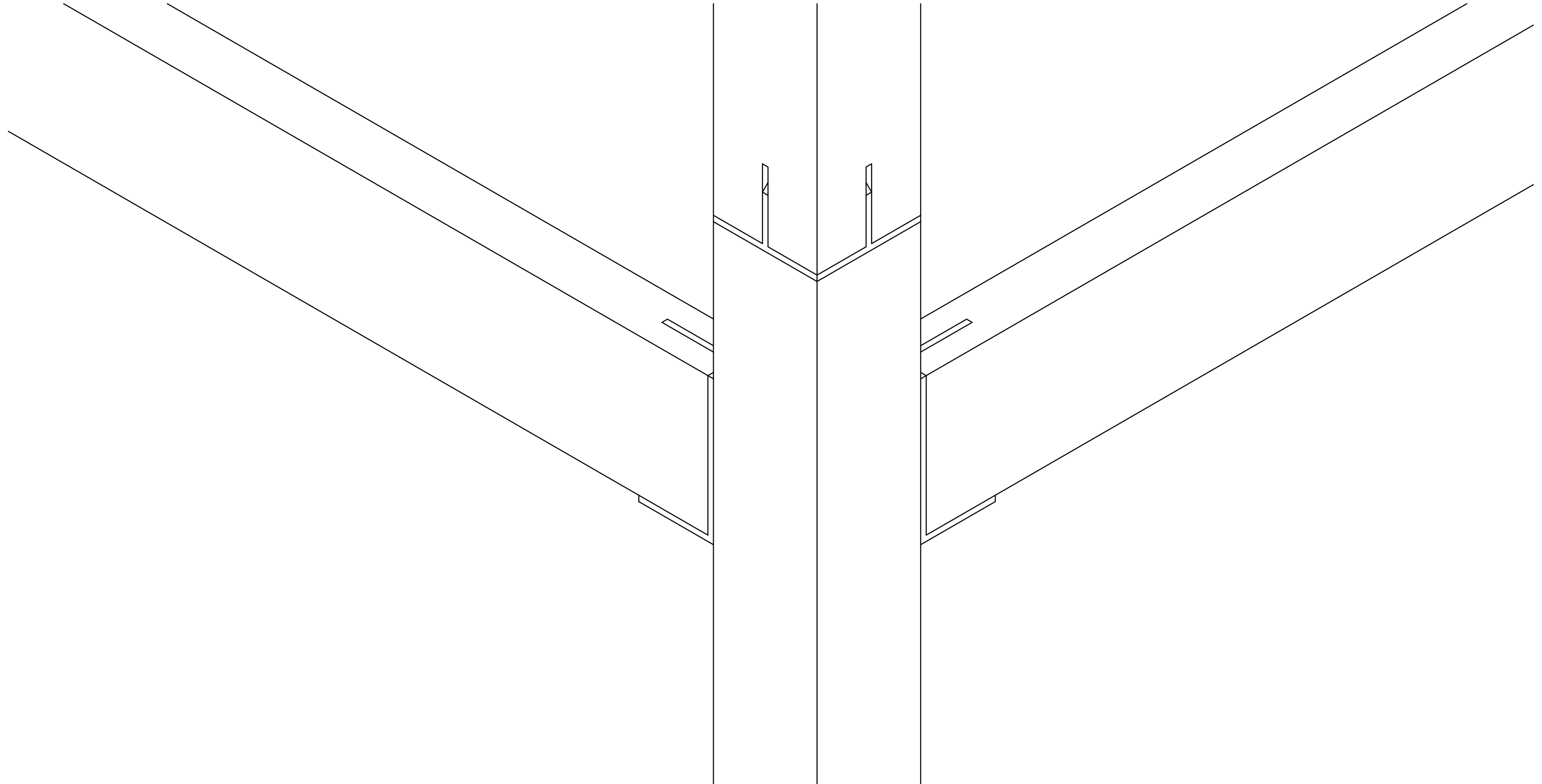


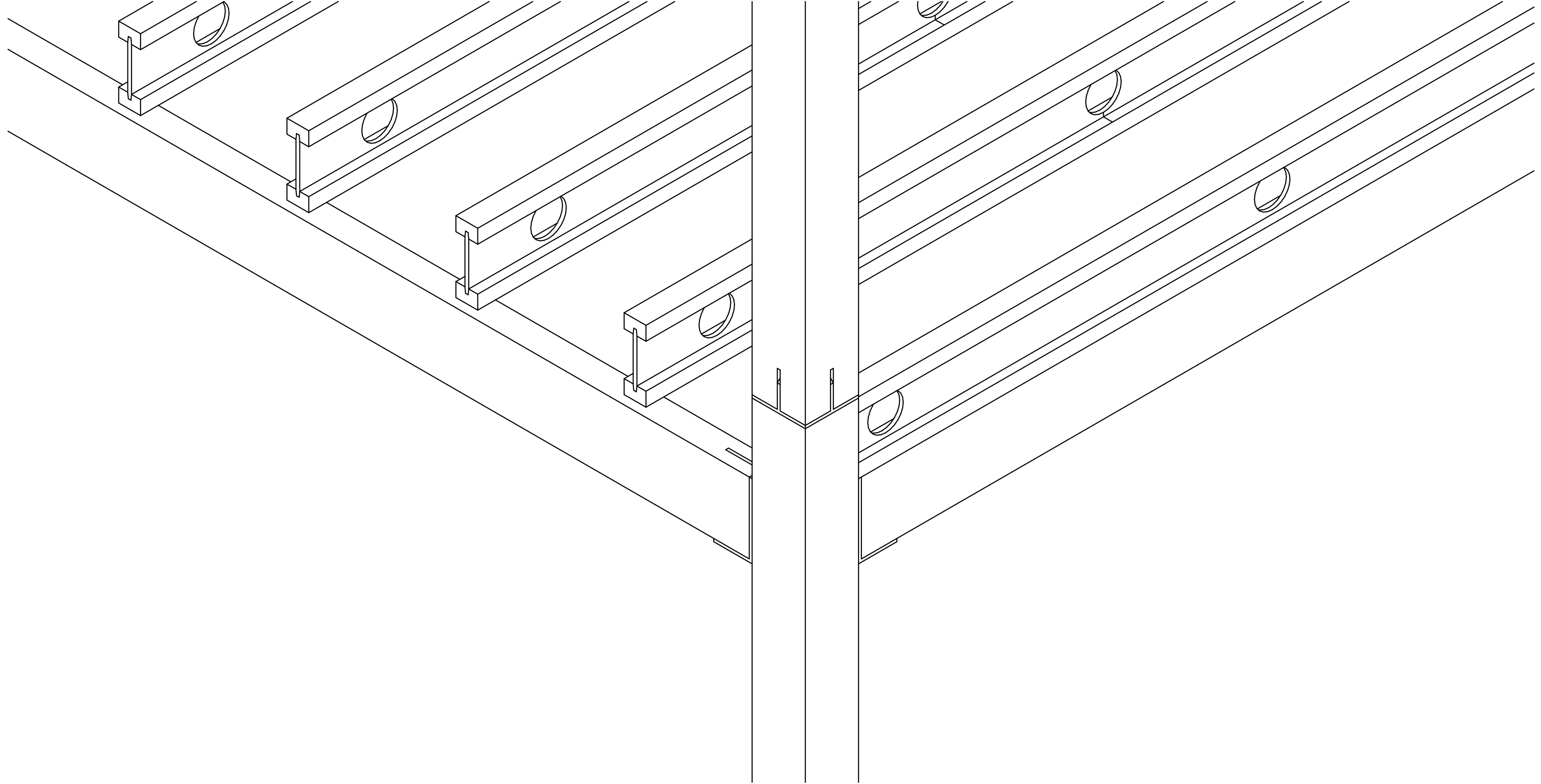


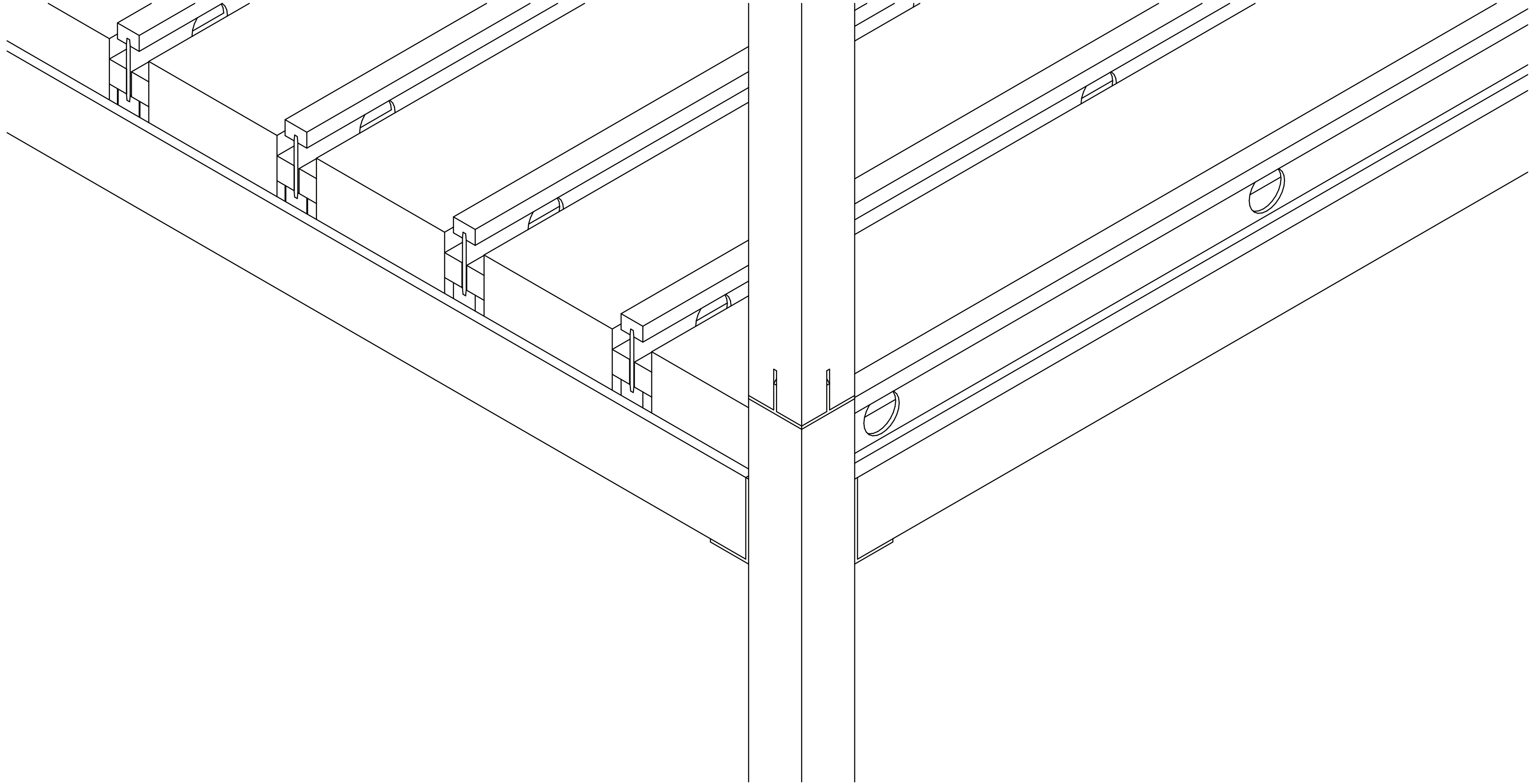


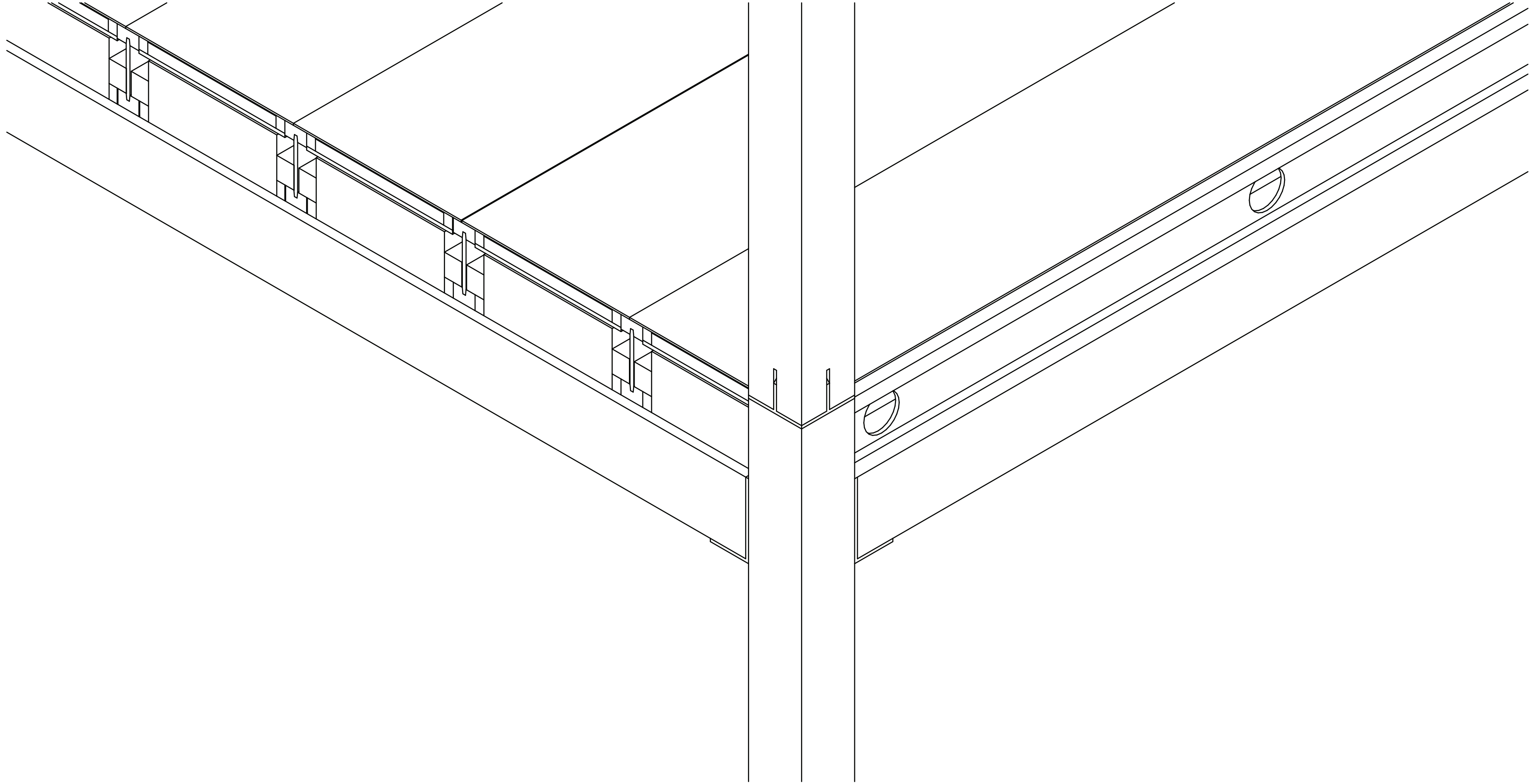


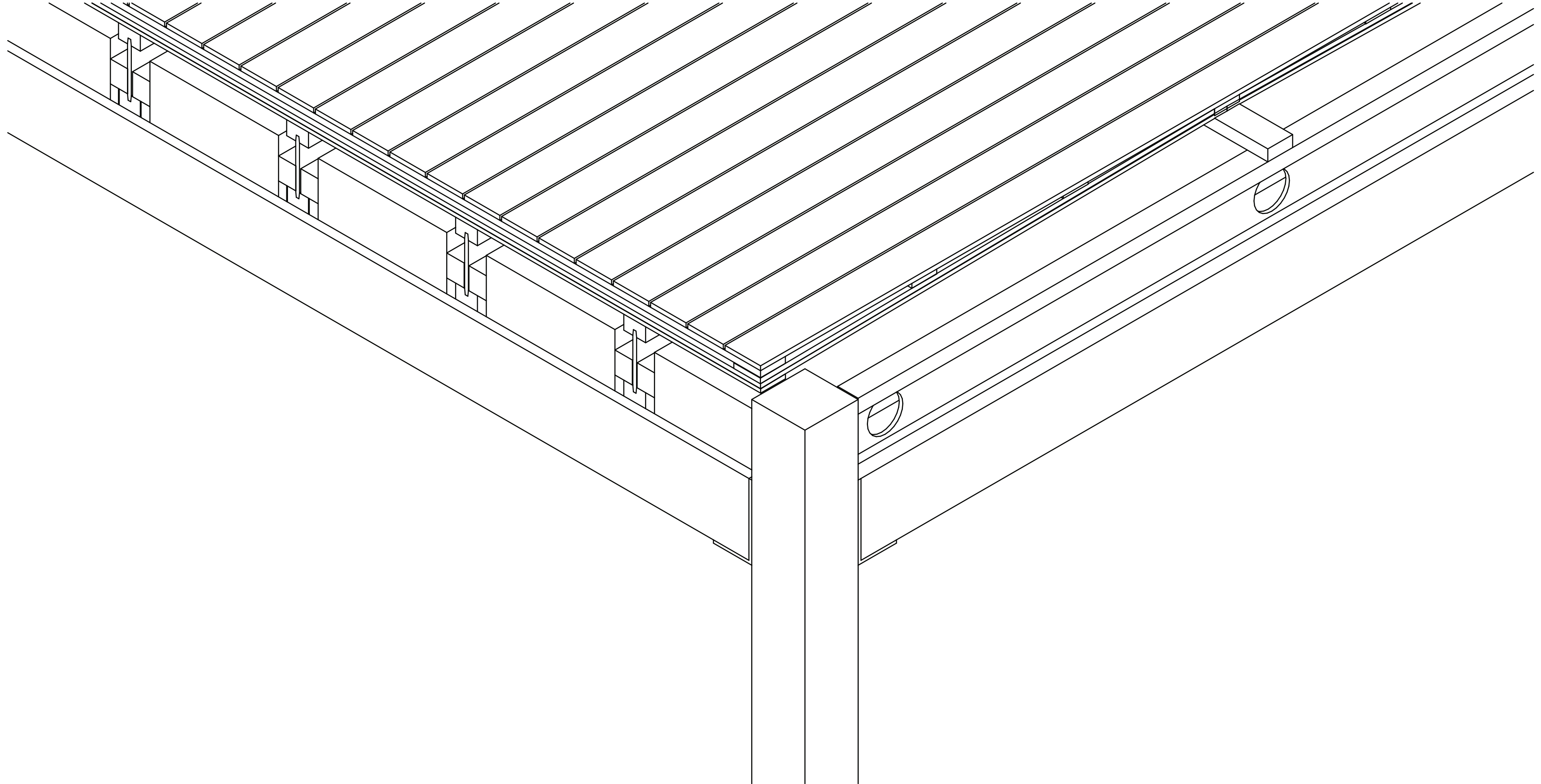


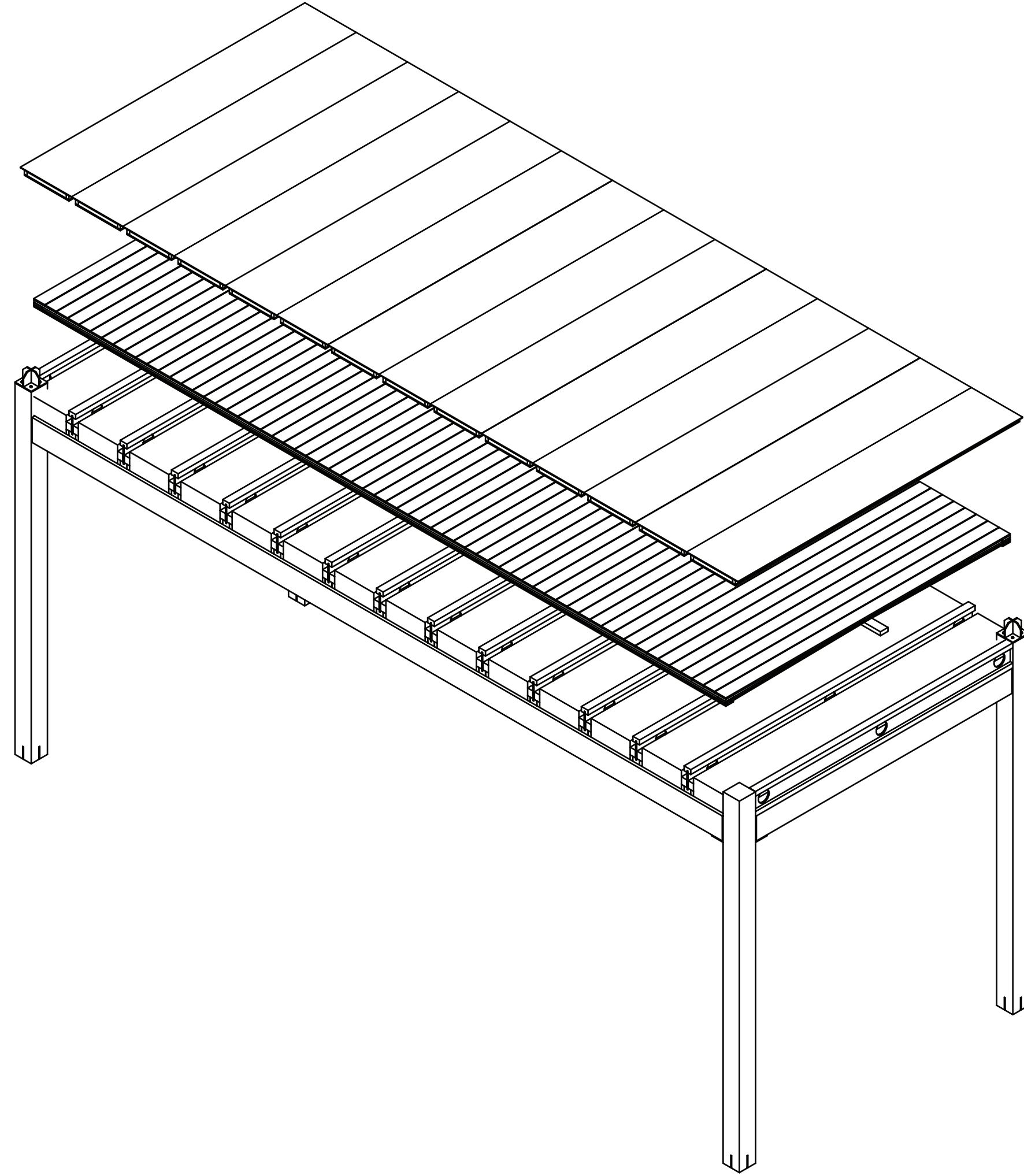


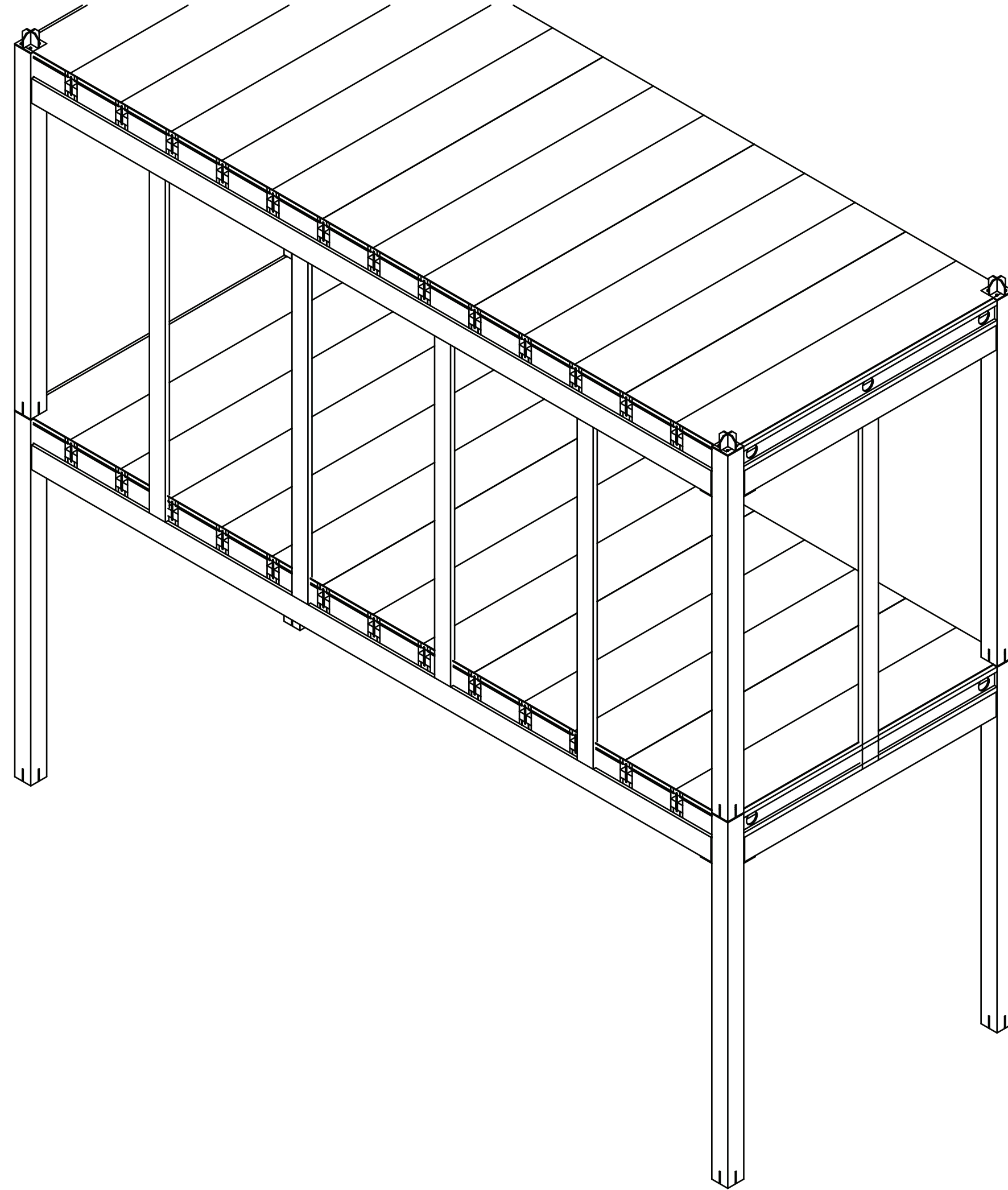


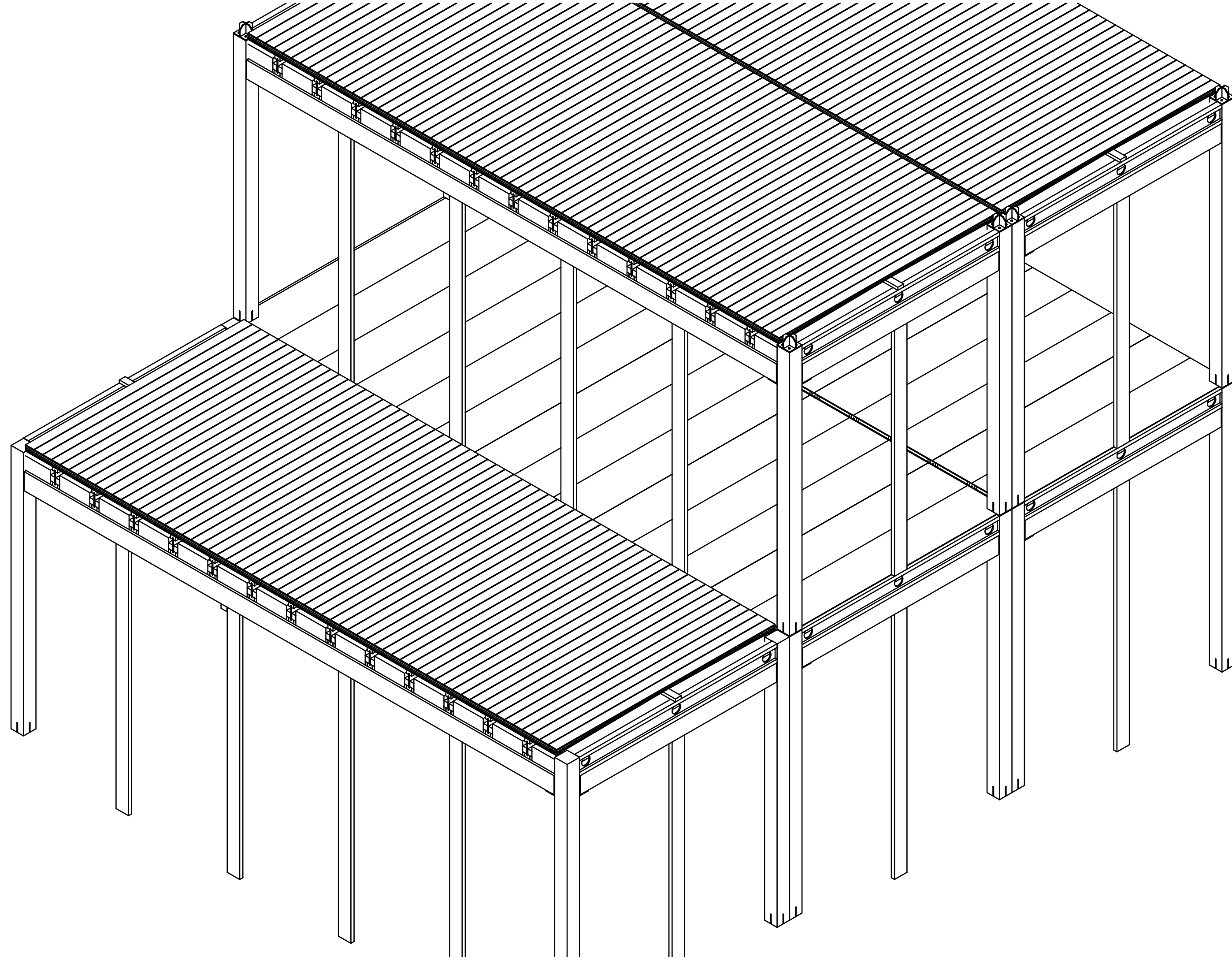


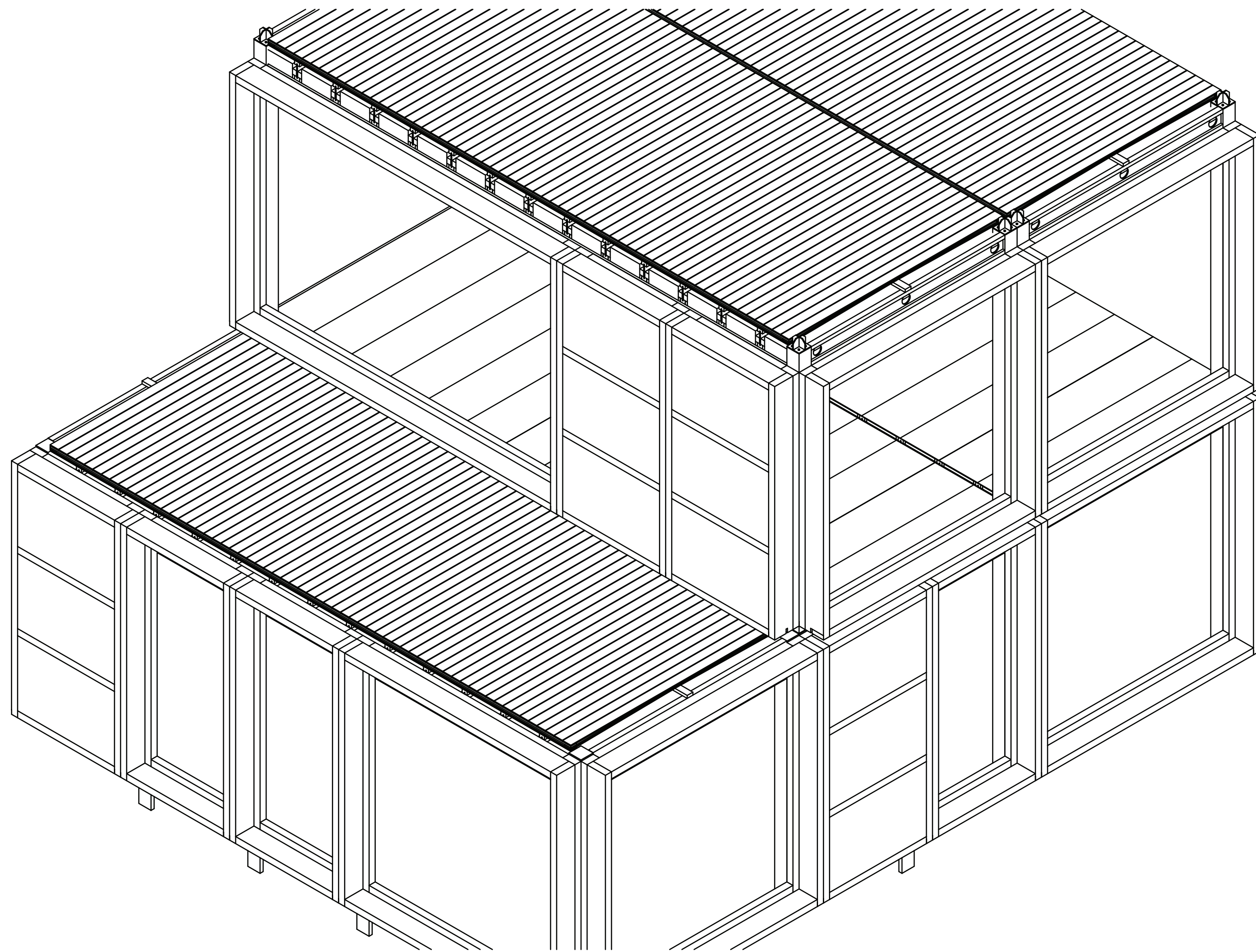




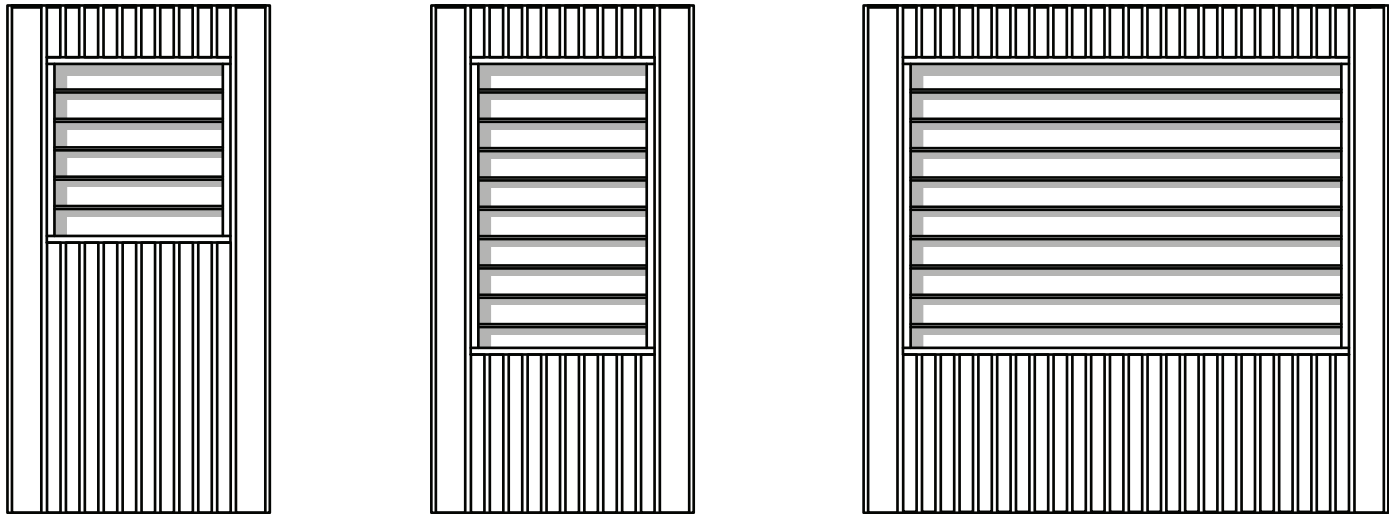




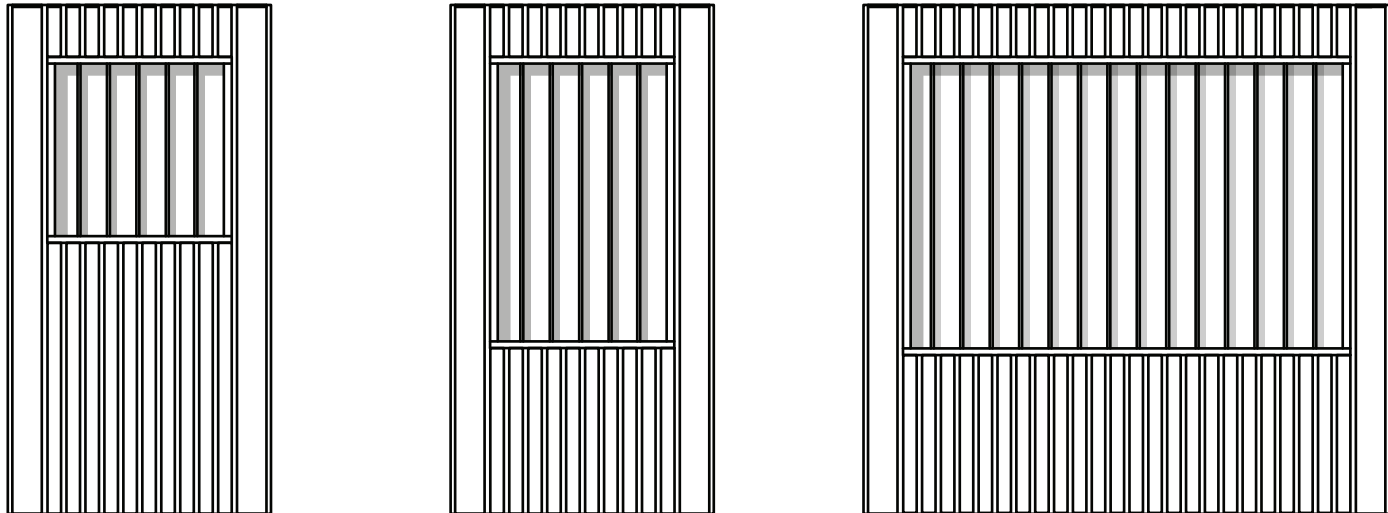




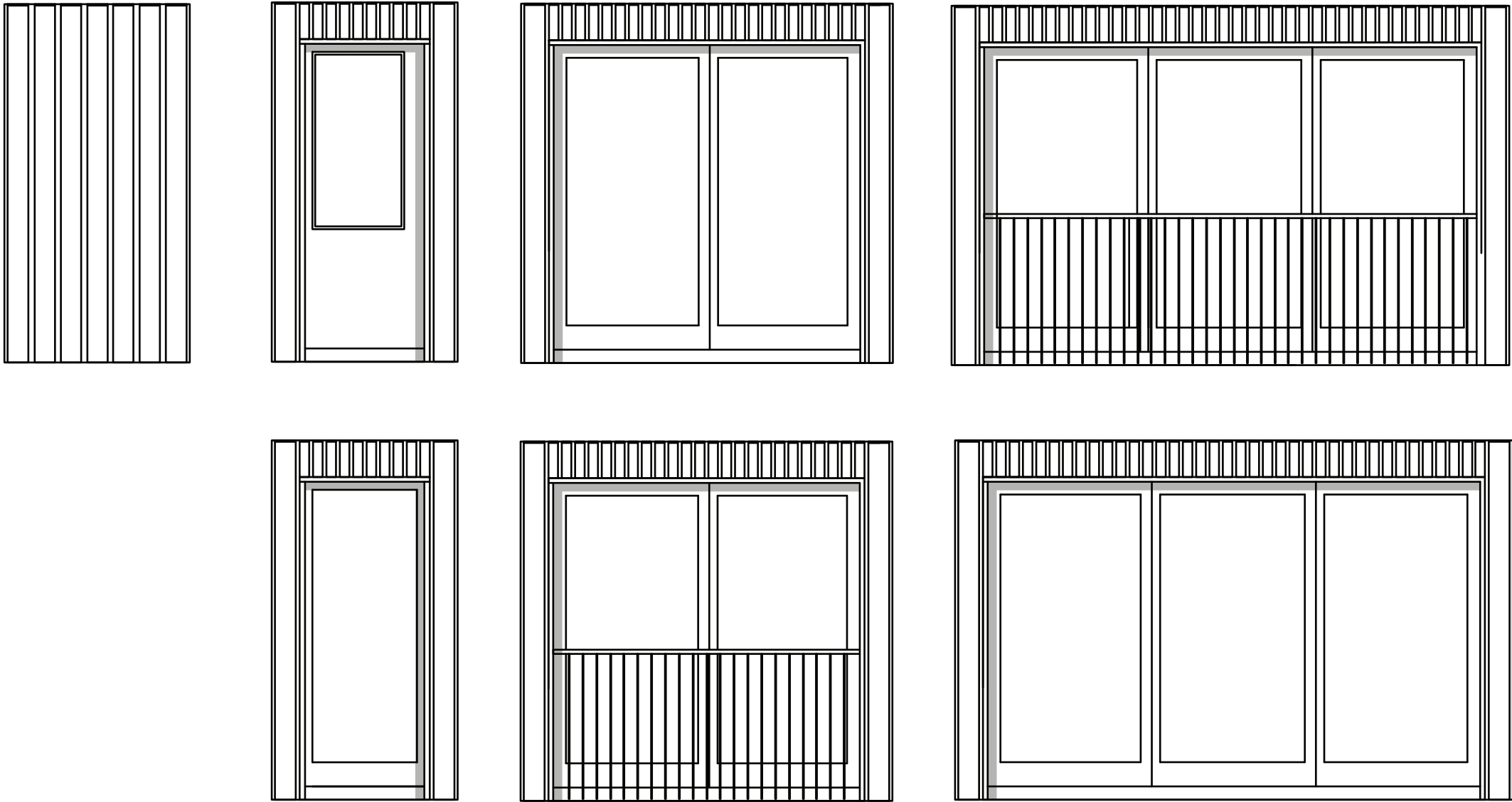
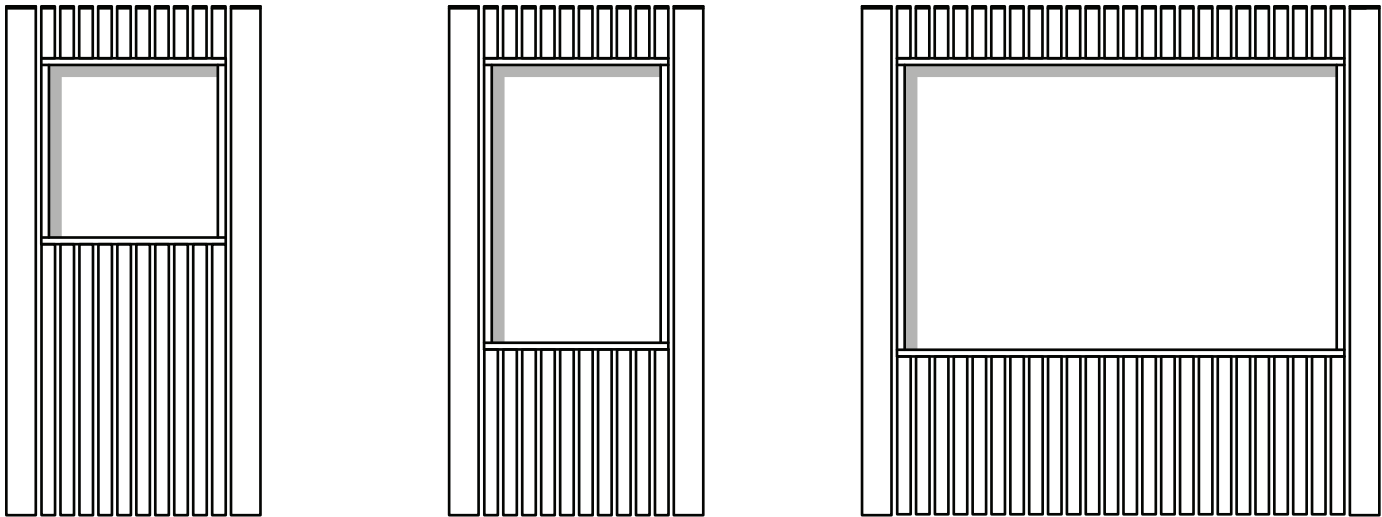
ZUID



OOST / WEST

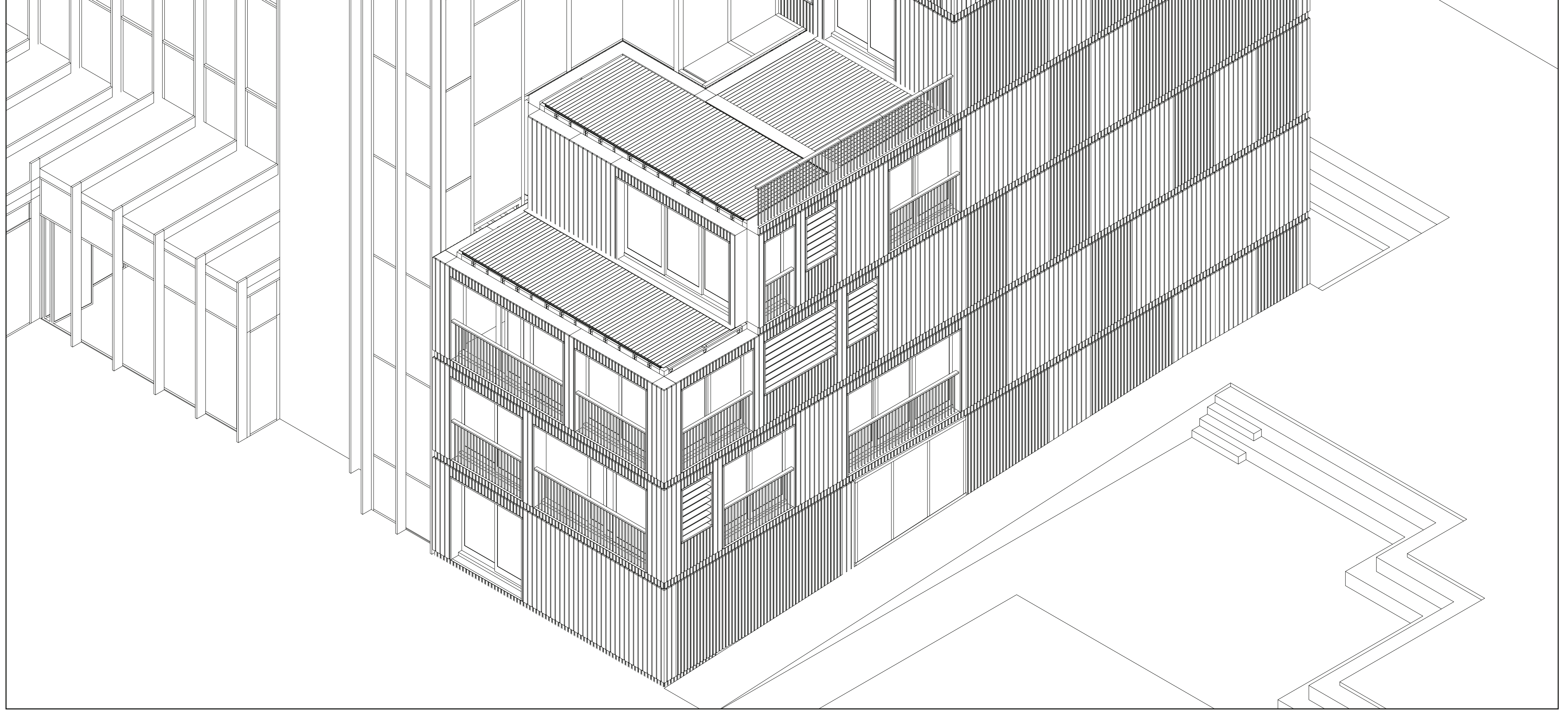


NOORD







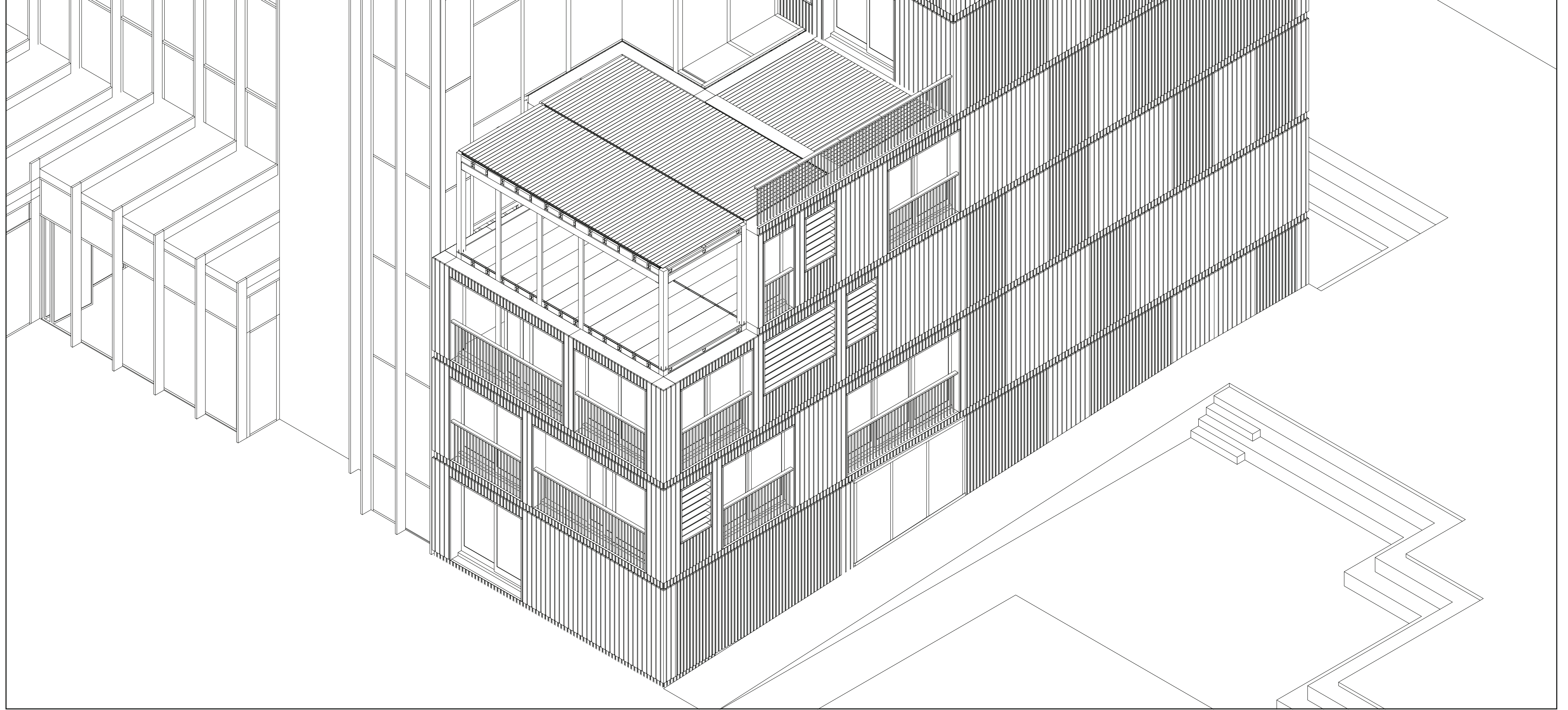


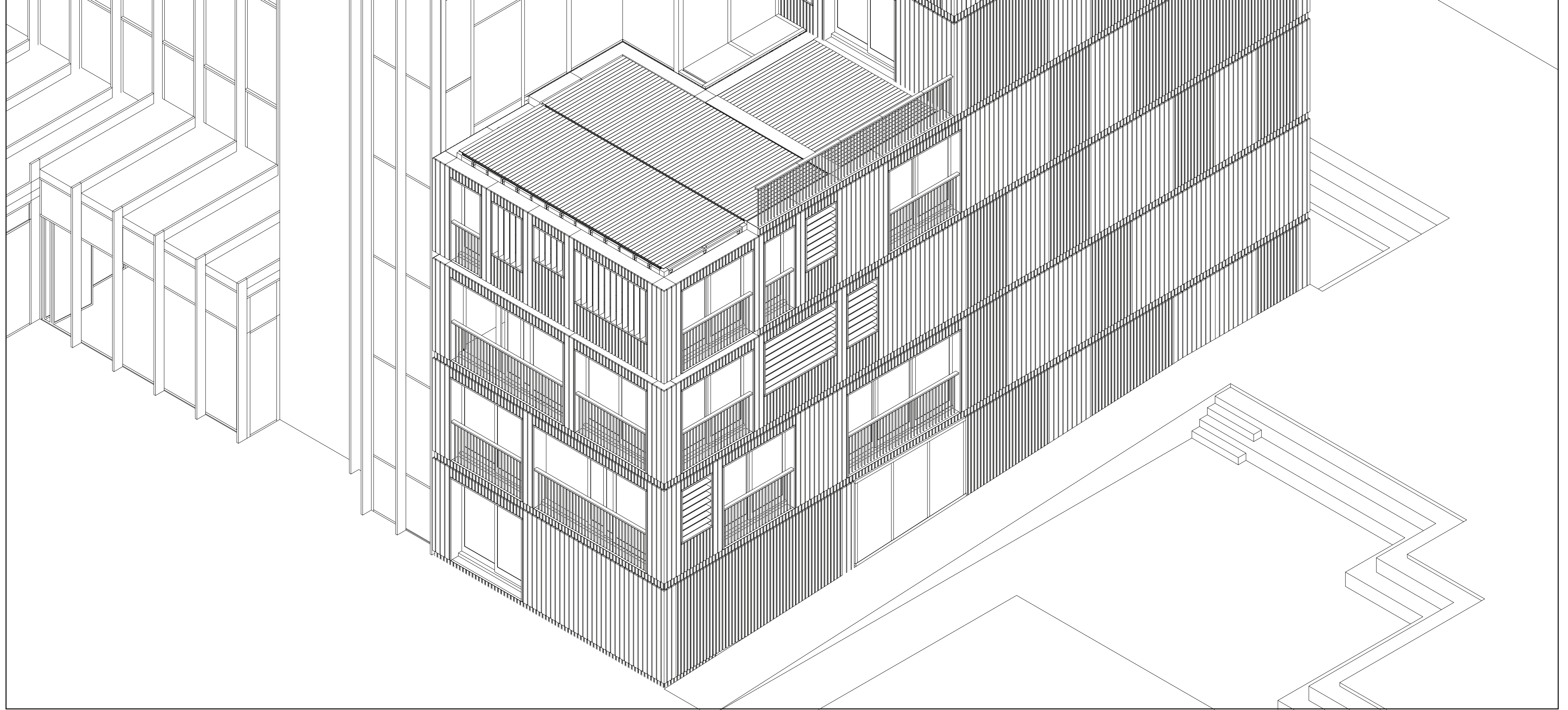


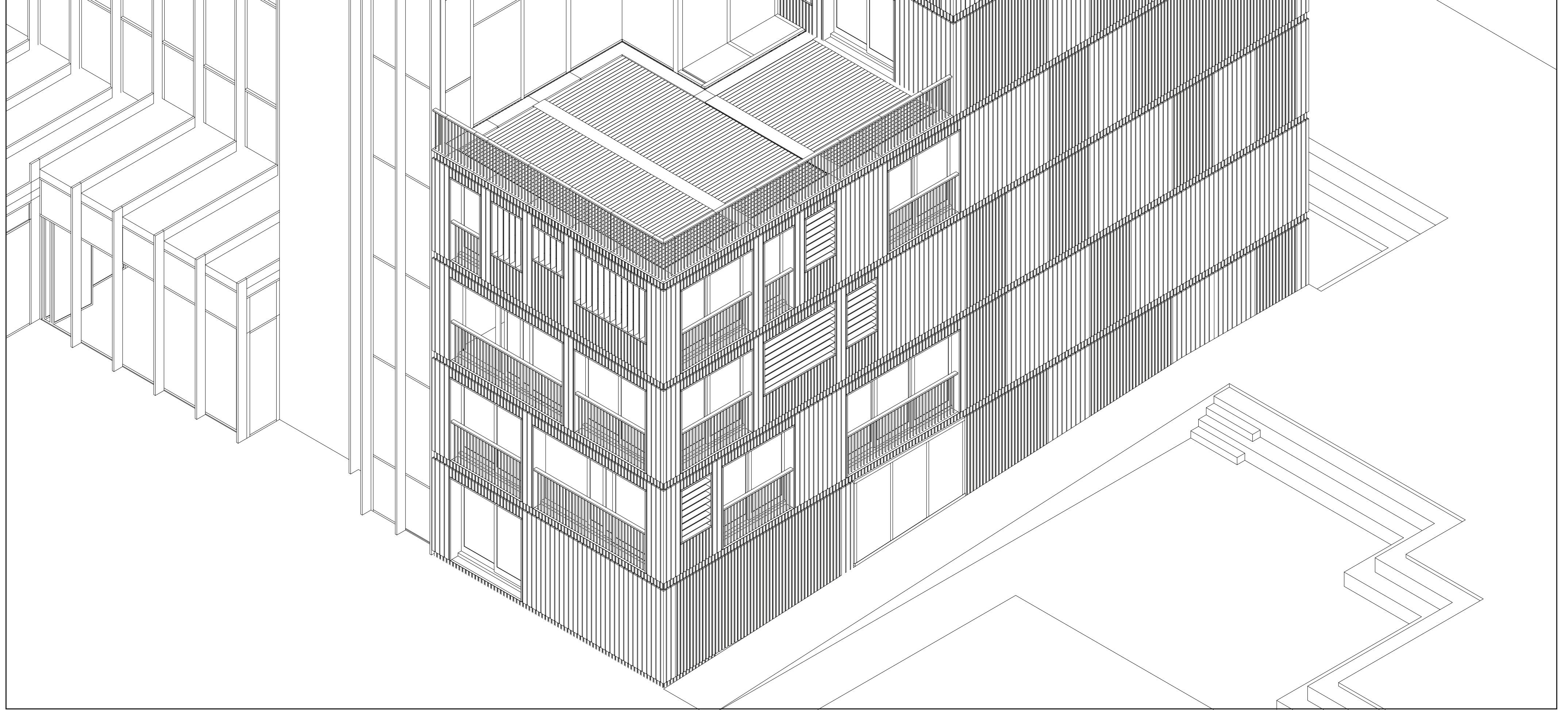




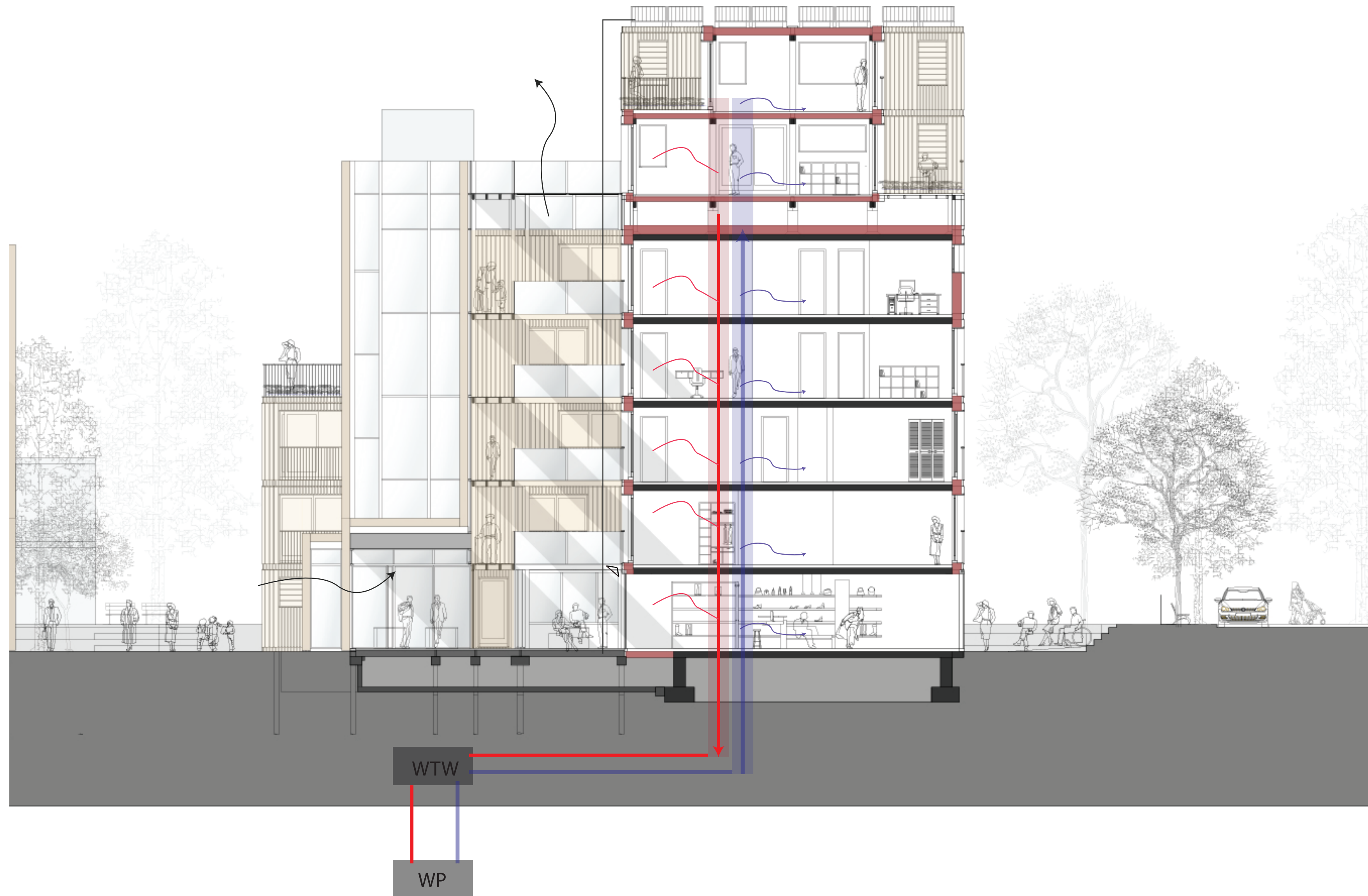




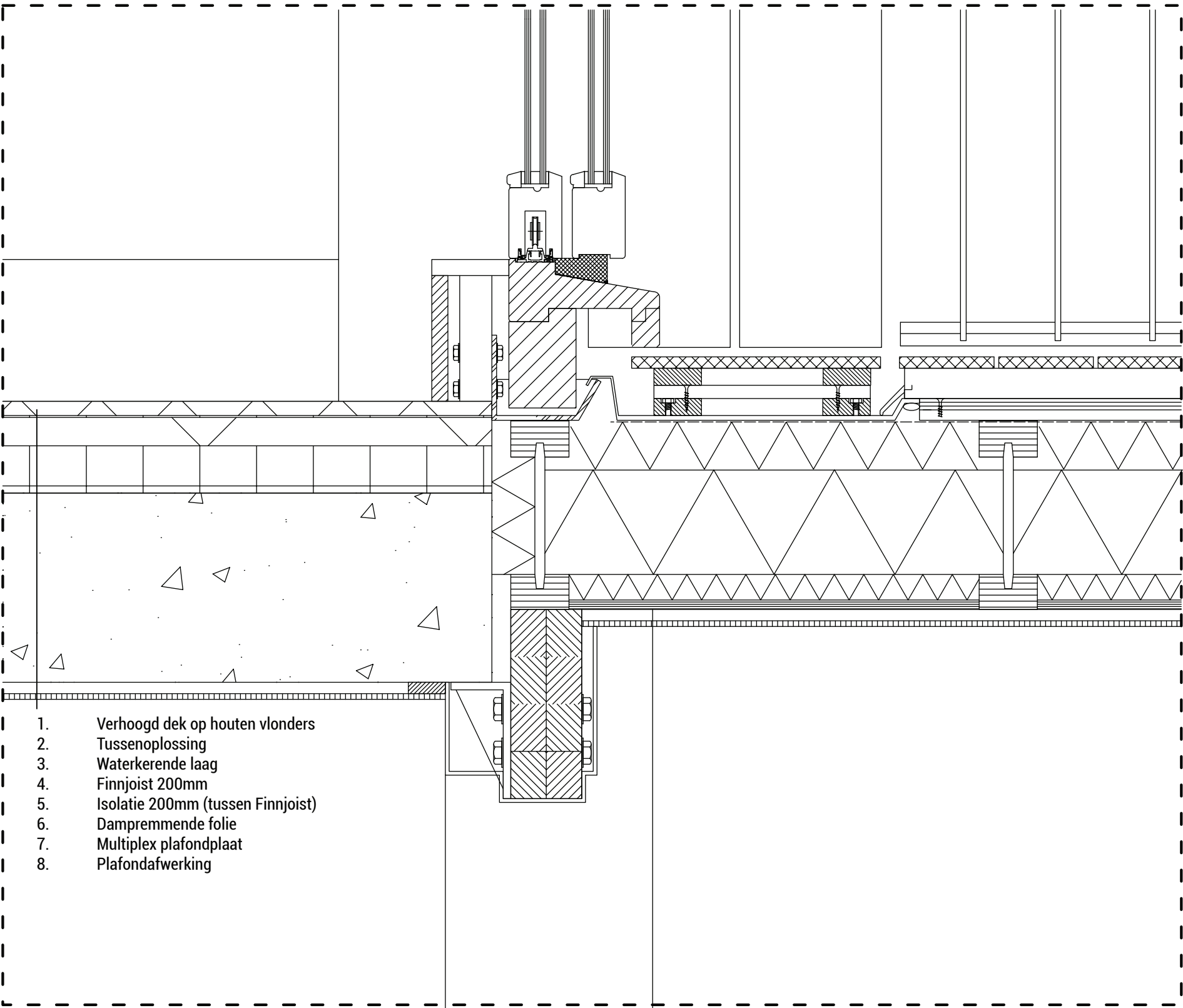




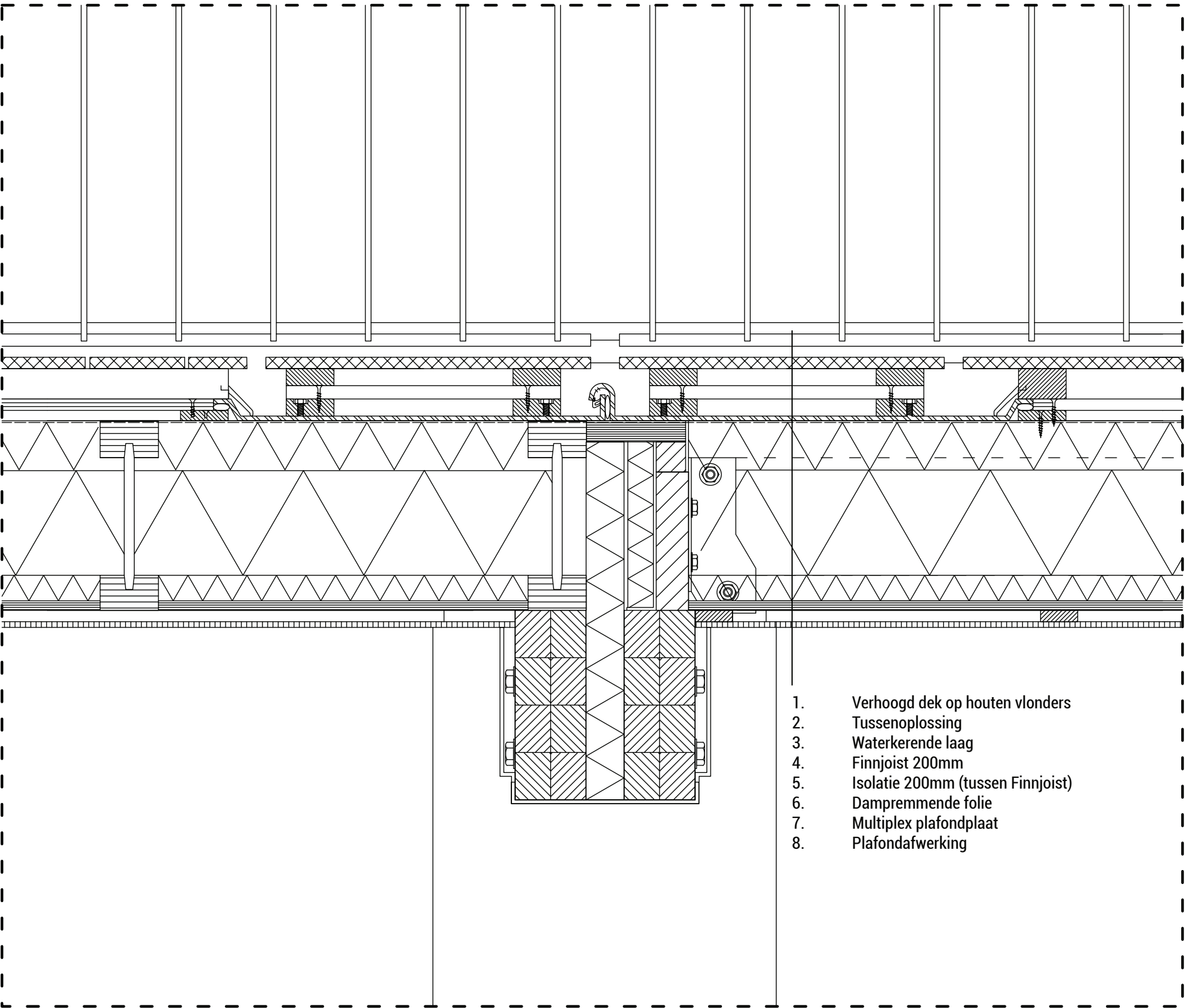






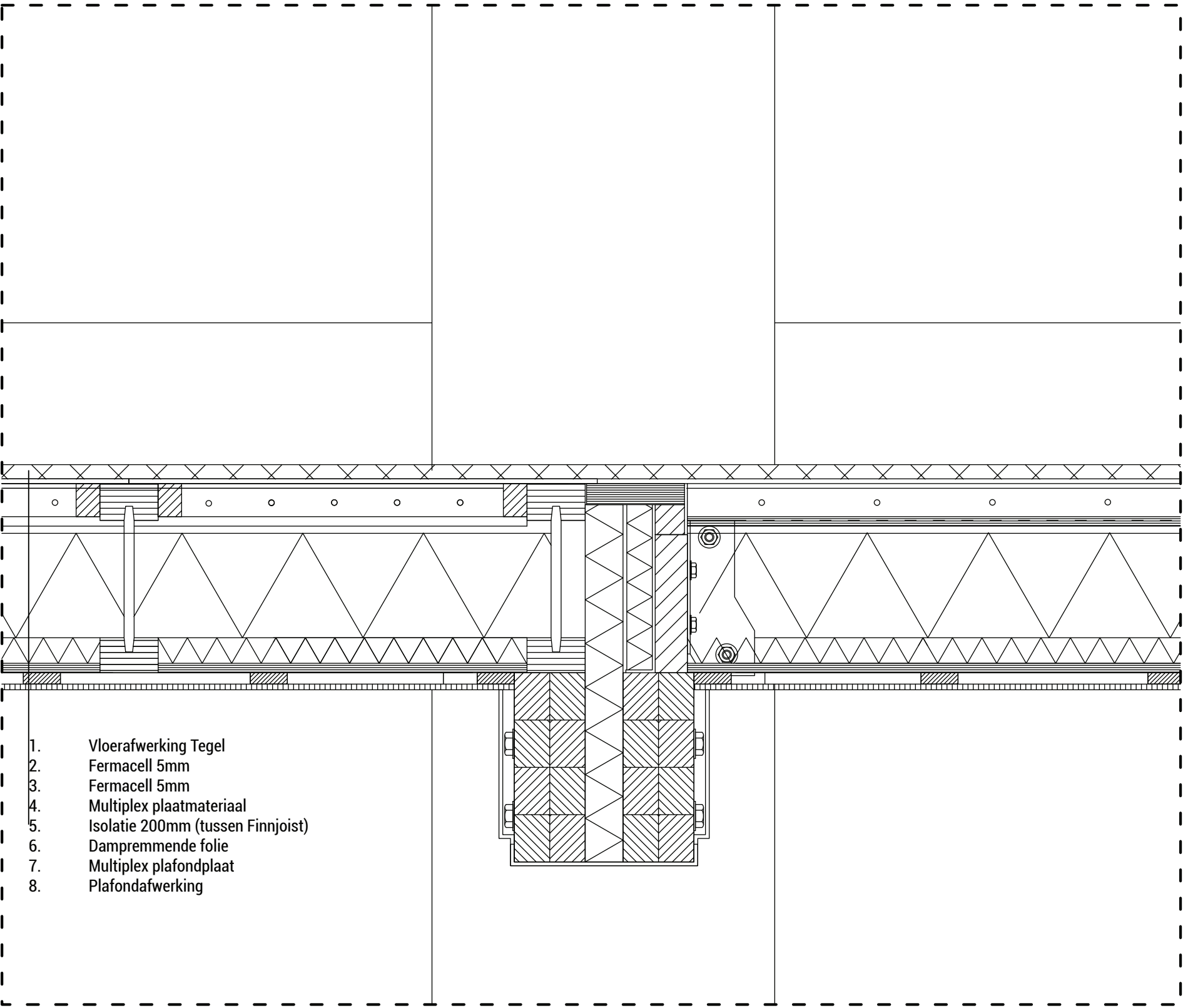


Verticaal Detail C

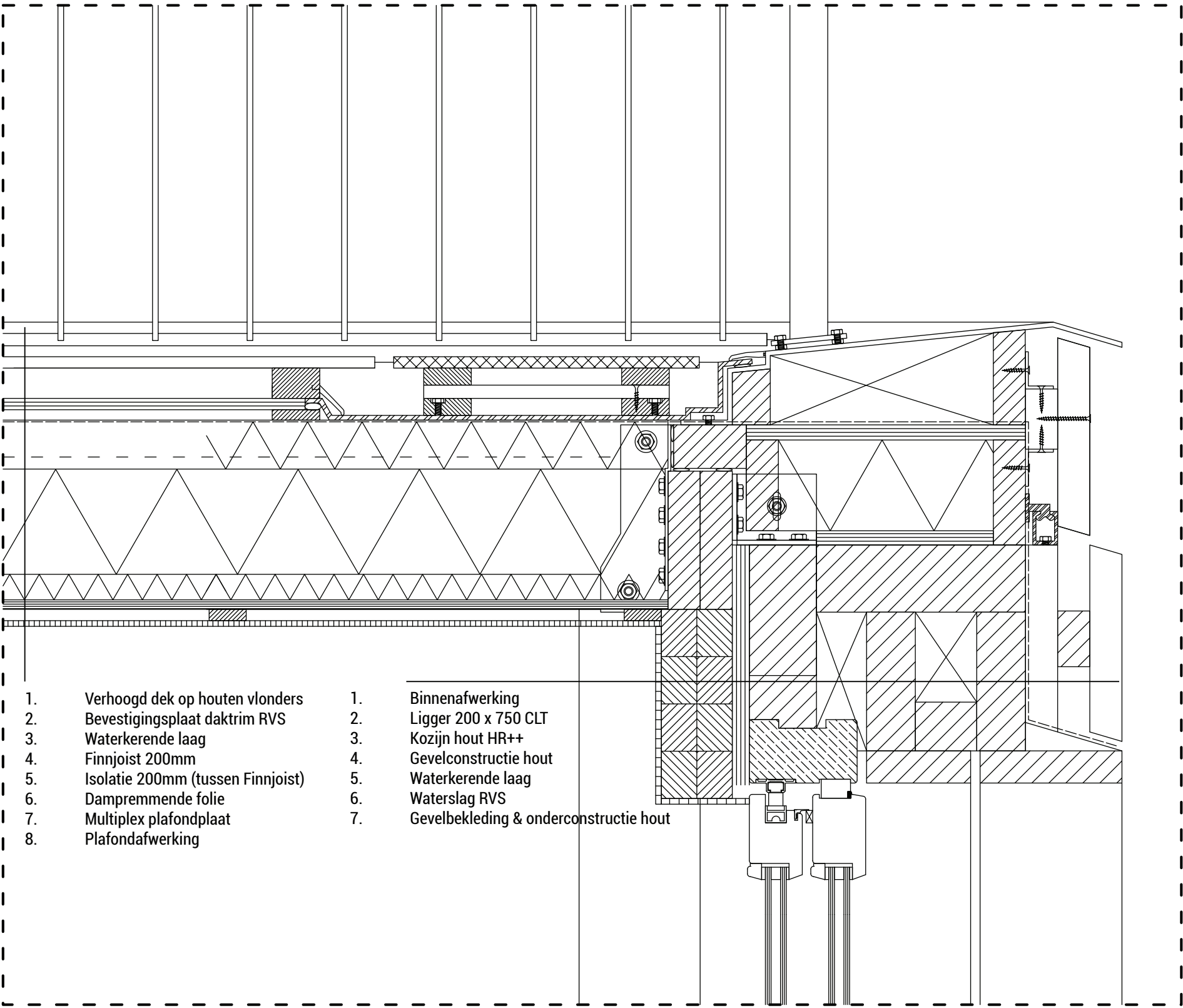


- 1. Verhoogd dek op houten vlonders
- 2. Tussenoplossing
- 3. Waterkerende laag
- 4. Finnjoist 200mm
- 5. Isolatie 200mm (tussen Finnjoist)
- 6. Dampremmende folie
- 7. Multiplex plafondplaat
- 8. Plafondafwerking

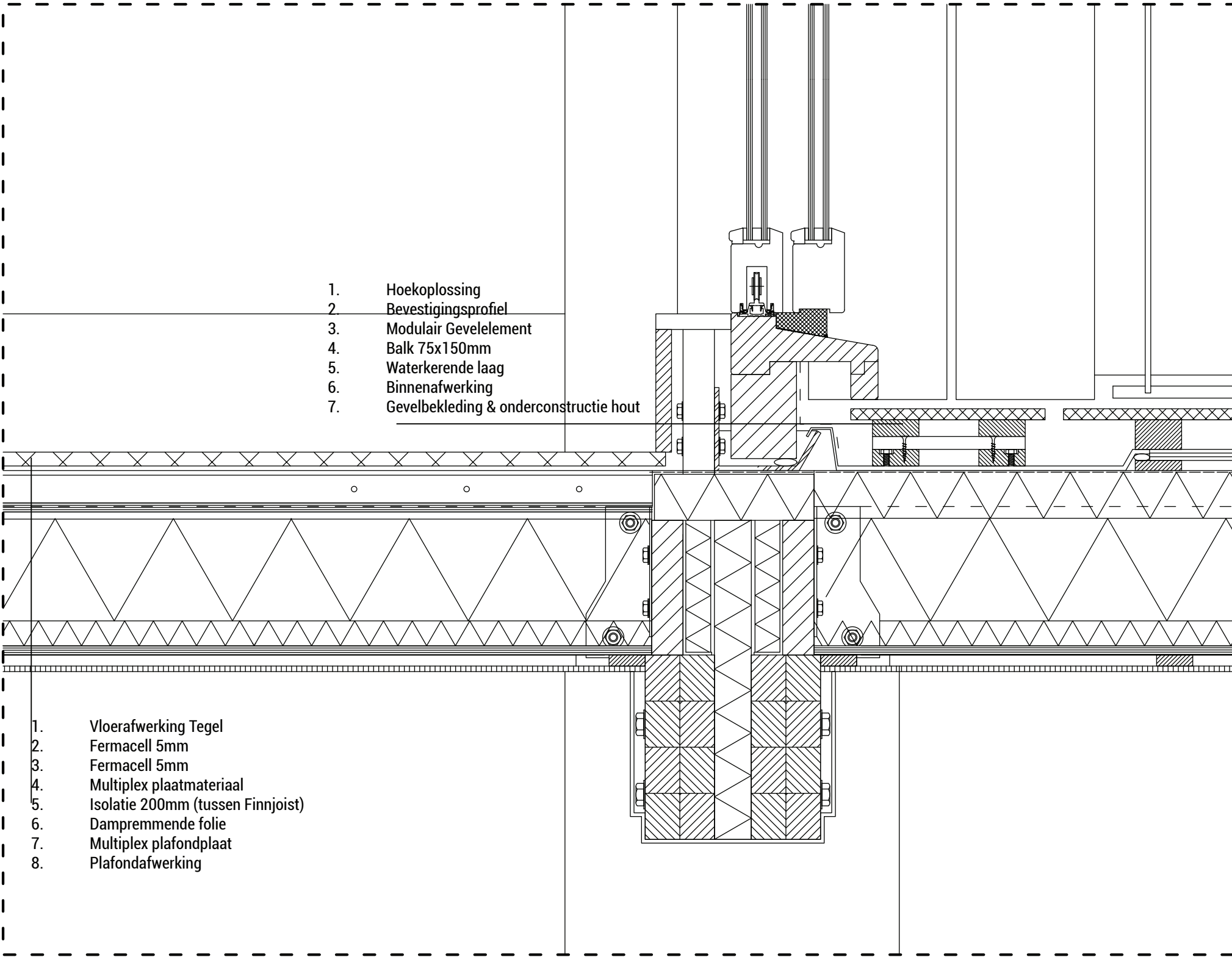
Verticaal Detail B



Verticaal Detail E



Verticaal Detail A



Verticaal Detail F





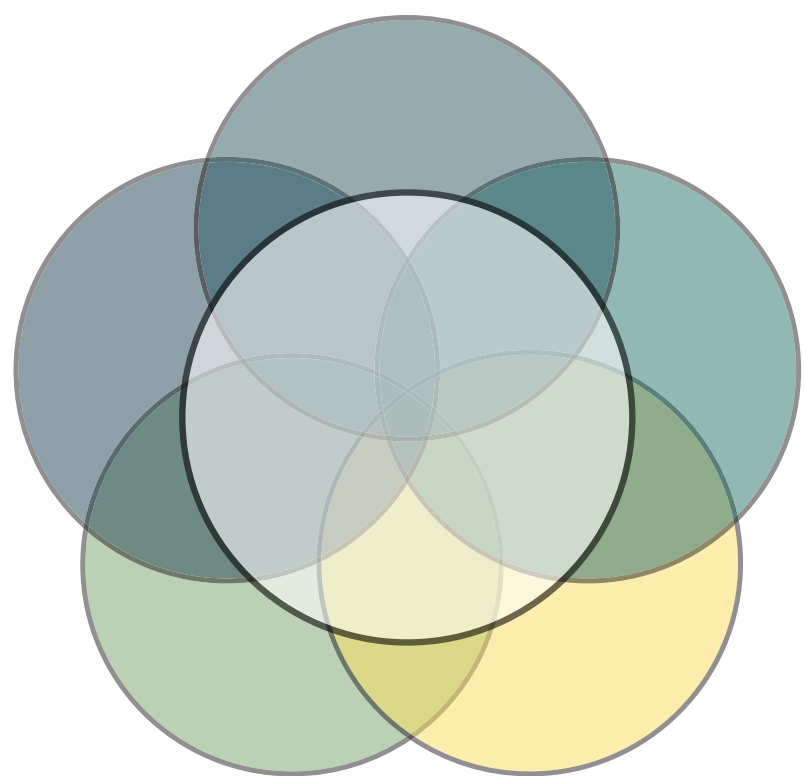




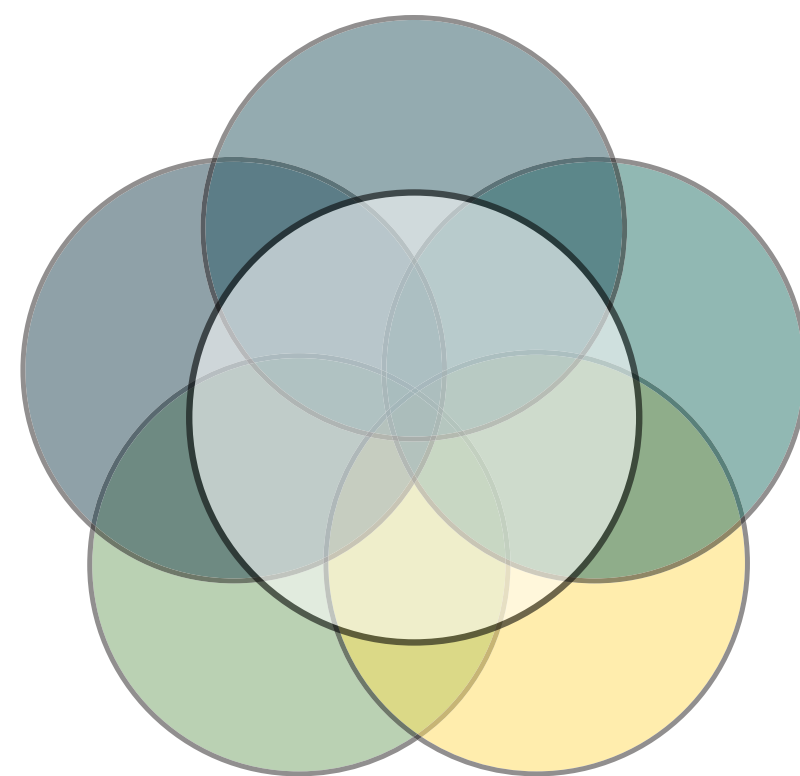




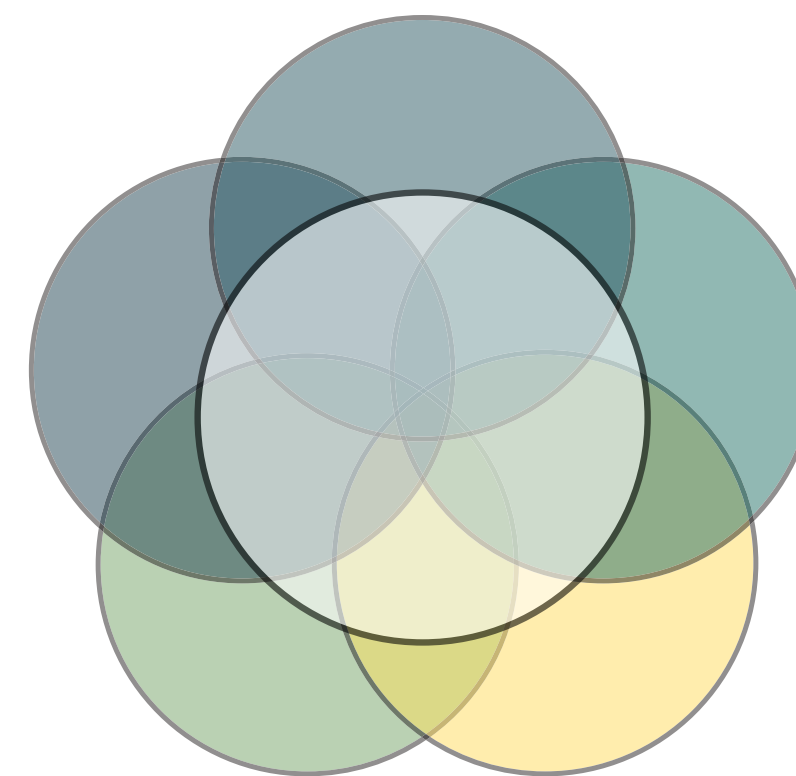
*AANBEVELINGEN AAN NEDERLANDSE OVERHEID EN
WONINGCORPERATIES VOOR VERZOENING DOOR
VERBETEREN EN VERDICHTEN*



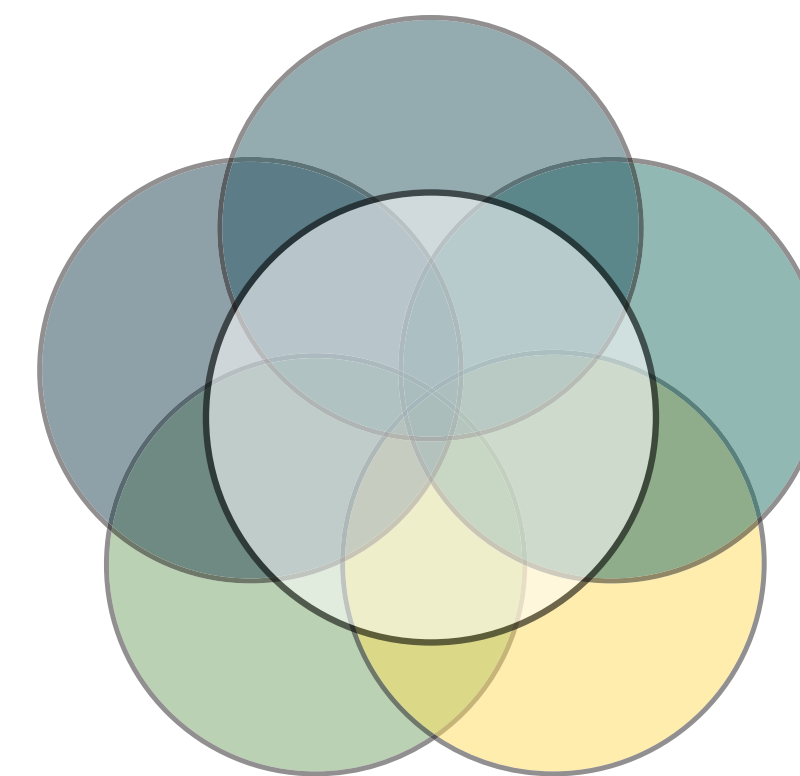
ZIE ELKE INTERVENTIE IN DE
GEBOUWENDE OMGEVING
ALS KANS VOOR VERZOENING



REALISEER
AANEENGESLOTEN
COLLECTIEVE RUIMTEN



HANDEL IN
GEMEENSCHAPPELIJK BELANG
VAN ALLE SCHALEN



CREEËR ZELFREDZAME
MICRO-ECONOMIEËN

