

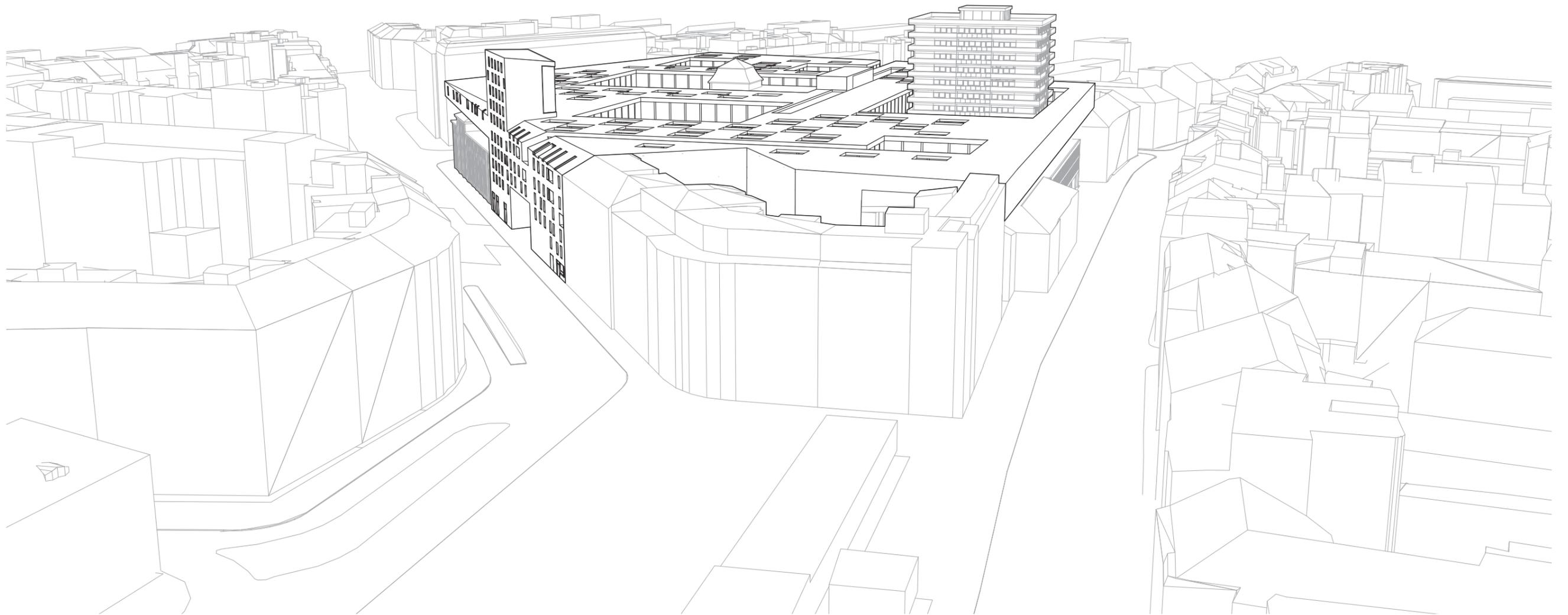
**Badel Block**

# Badel Block concept

01

## I. Badel Block Concept

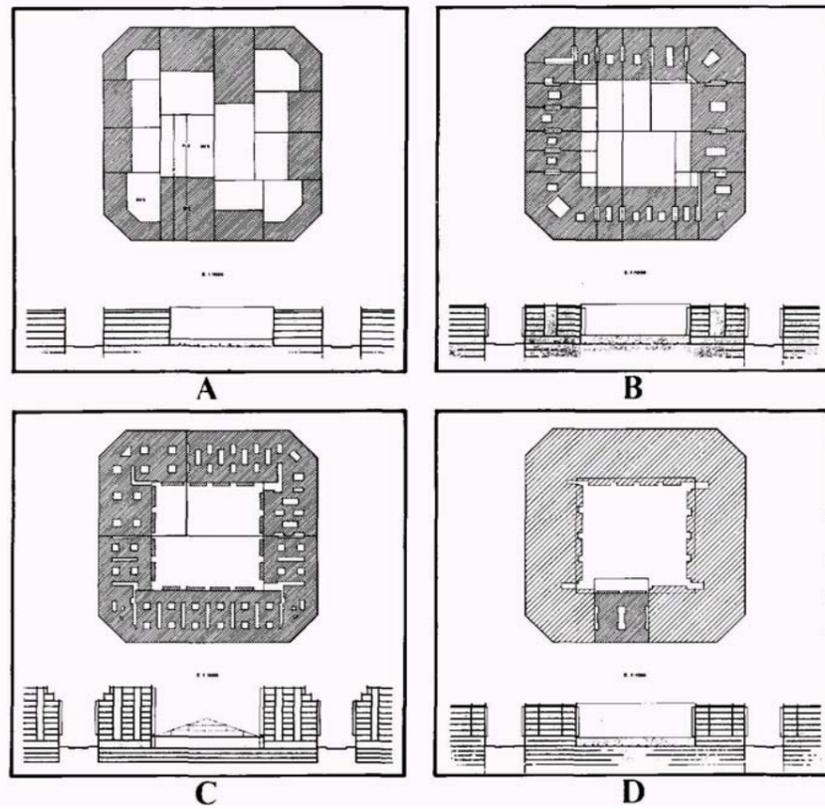
We aim to establish a respectful and open dialog with the architectural history of Zagreb, to boost and to renovate the typology of the block that is very usual in Donji Grad (Lower Town), and also to interpret the past and present footprints in Badel Block. Our Project wants to be an efficient integration of the weft of requirements and needs with which the environment and the city put pressure on the urban Node where the intervention is going to take place.



## I. Badel Block Concept

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Standard Typology of Block



Donji Grad Blocks Typology Analysis



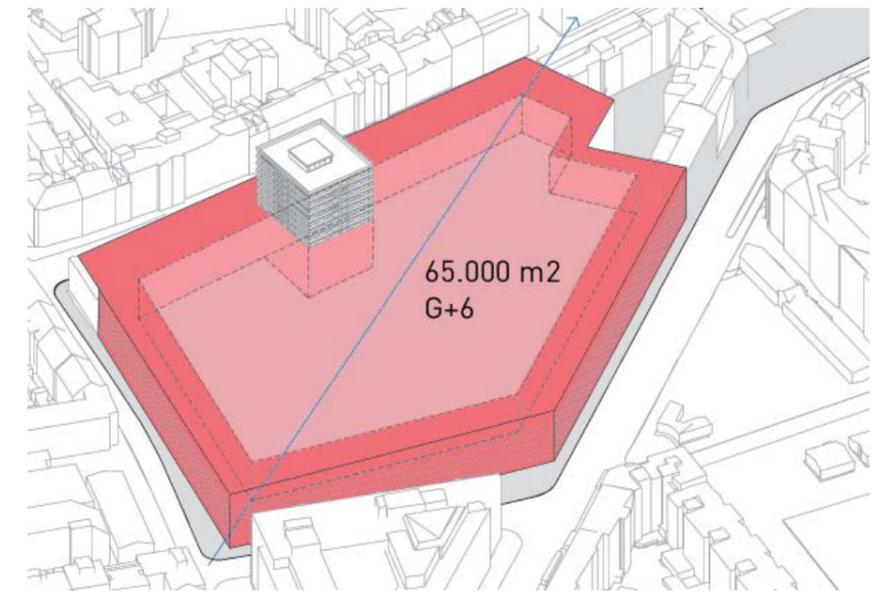
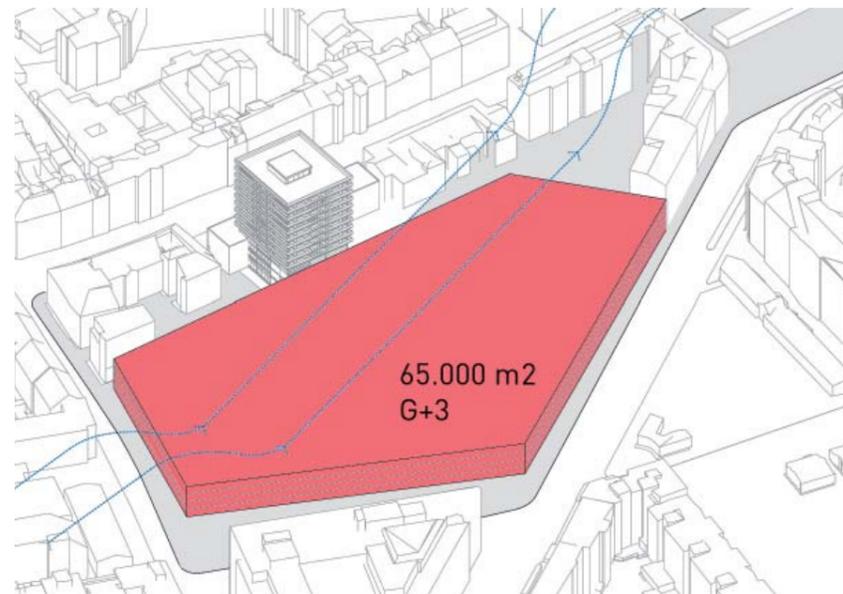
That multidisciplinary dialog aims to develop the implicit capacities of the tipology: to integrate the logic of the new project into the urban space where it is included and to apply the implicit, but not yet developed, potentialities this urban logic allows from the architectural, urban, political-economical and sociological point of view.

## Urban volumetry

- 85% Free urban public area. (Not protected)
- Visual Impact on Donji Grad.

- Typological urban integration.
- 10% Free urban public area.

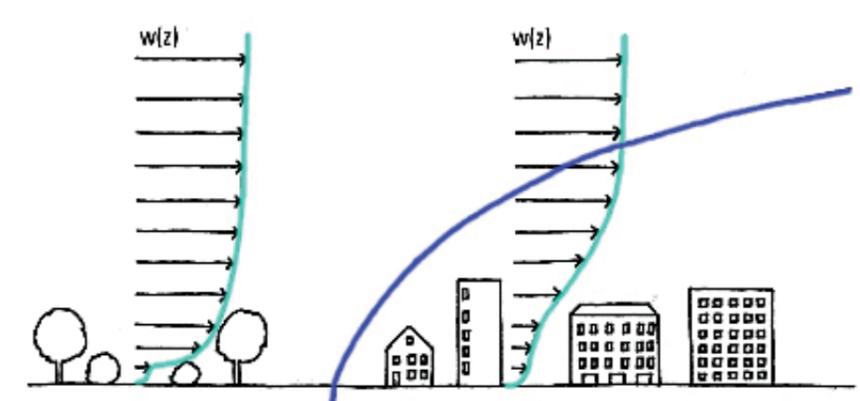
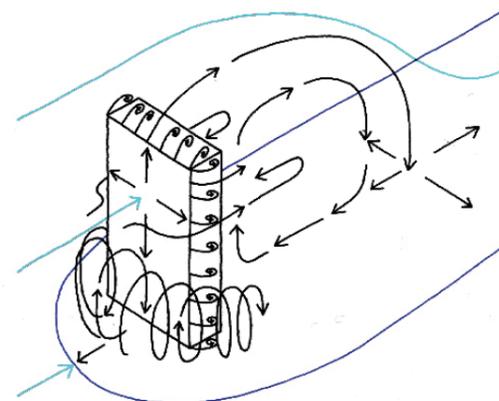
- Typological urban integration.
- Weather protection.
- Energy Factor of shape.
- 75% Free urban public area. (Protected)

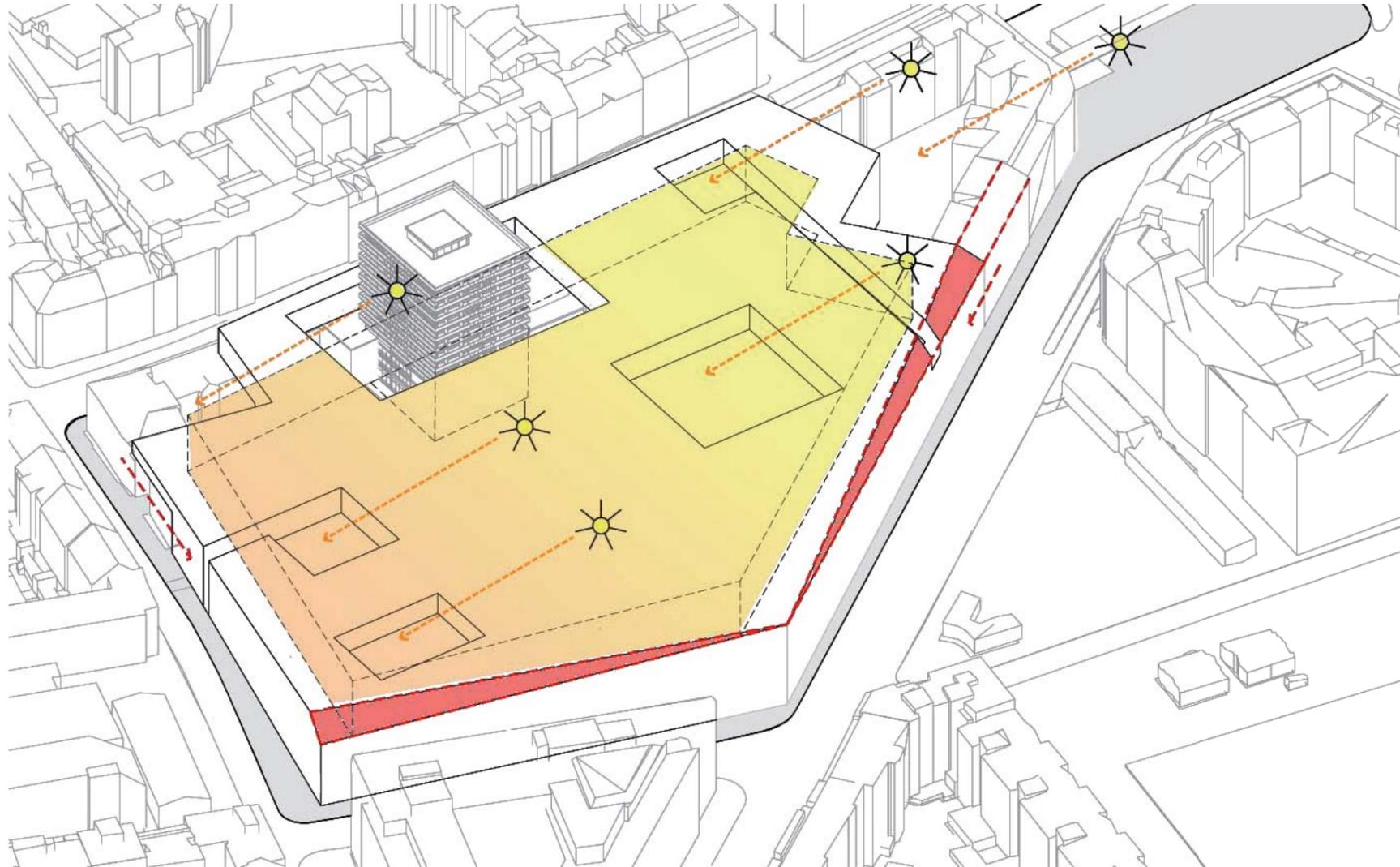


Zagreb Average Wind Analysis

Effect of building shape on wind flows

Sudden change in surface





1

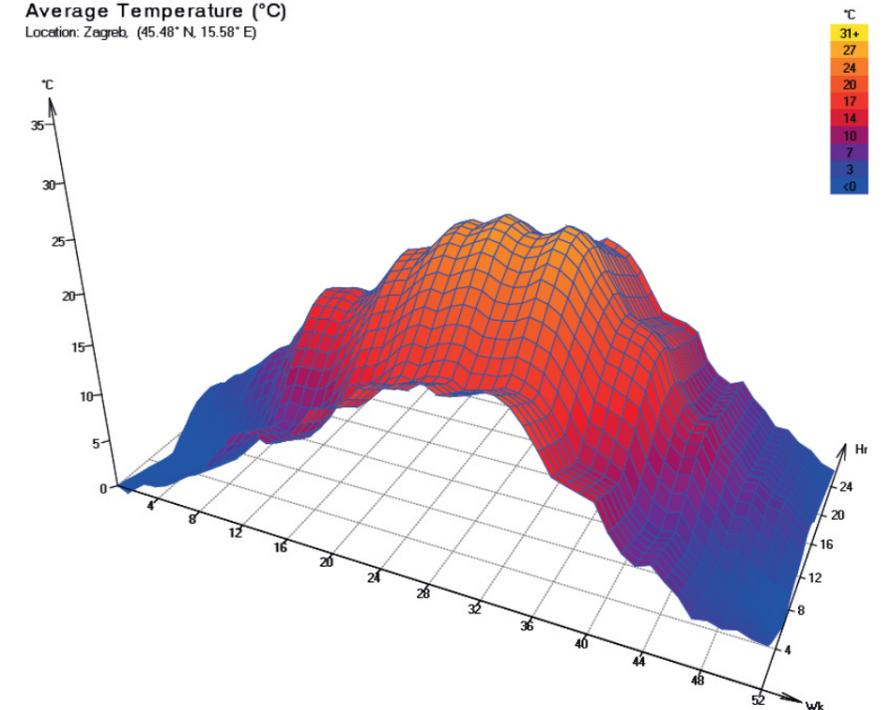
1. To adaptate the urban weft by means of the creation of a continuous front of facade in the streets Derenčinova, Martičeva and Šubićeva. With this adaptation, we will help the spatial continuity and the urban characteristic of the place.

Zagreb Average Temperature

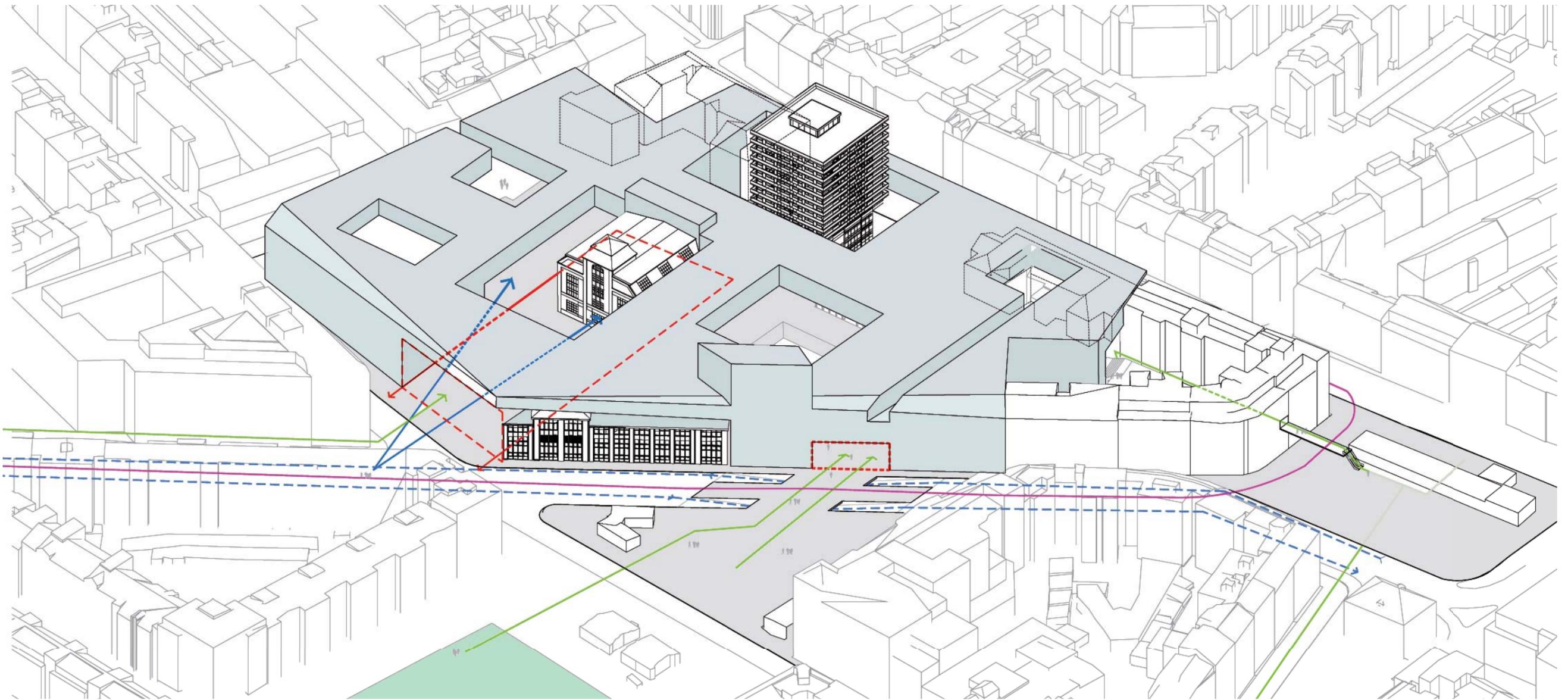
Hora/Mes	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
0 a 1	0,9	2,9	6,1	10,2	14,2	17	19,5	19,2	16,1	11,3	6,7	2,7
1 a 2	0,7	2,4	5,7	9,6	13,7	16,3	18,9	18,6	15,6	10,9	6,4	2,4
2 a 3	0,4	2	5,2	9	13,1	15,6	18,3	18	15,1	10,5	6,1	2,1
3 a 4	0,1	1,6	4,8	8,4	12,5	14,9	17,7	17,5	14,6	10	5,7	1,8
4 a 5	-0,1	1,2	4,3	7,7	12,4	15,2	17,5	16,9	14,1	9,6	5,4	1,5
5 a 6	-0,4	0,7	3,9	8	13,4	15,9	18,4	17,5	13,9	9,2	5	1,2
6 a 7	-0,7	0,3	4,4	9,2	14,4	17,1	19,4	18,5	15	9,6	4,7	0,9
7 a 8	-0,8	1,2	5,7	10,6	15,6	18,3	20,5	19,7	16,2	10,7	5,5	0,7
8 a 9	0,4	2,4	7,1	11,9	16,8	19,5	21,7	20,9	17,3	12,1	6,5	2,2
9 a 10	1,2	3,7	8,4	13,1	17,9	20,6	22,7	22	18,3	13,2	7,4	3,1
10 a 11	2,1	5	9,5	14,2	19	21,6	23,7	23,1	19,3	14,3	8,4	3,8
11 a 12	2,8	6	10,4	14,9	19,9	22,6	24,7	23,9	20,1	15,1	9,1	4,4
12 a 13	3,2	6,8	11	15,5	20,4	23,3	25,4	24,7	20,7	15,7	9,4	4,9
13 a 14	3,3	7,3	11,3	15,9	20,8	23,7	25,9	25,2	21,1	15,9	9,5	5
14 a 15	3,1	7,2	11,3	16	20,9	23,8	26	25,4	21,1	15,8	9,2	4,7
15 a 16	2,6	6,7	11	15,8	20,9	23,8	25,9	25,3	20,8	15,2	8,6	4
16 a 17	2,1	5,8	10,4	15,2	20,5	23,5	25,5	24,7	20,1	14,4	8,2	3,9
17 a 18	2	5,3	9,5	14,4	19,7	22,9	24,8	24	19,3	14	8	3,7
18 a 19	1,8	5	9	13,6	18,8	22	24,1	23,1	18,8	13,6	7,8	3,6
19 a 20	1,7	4,6	8,6	13	18,1	21,1	23,2	22,4	18,3	13,2	7,6	3,4
20 a 21	1,6	4,3	8,1	12,4	17,4	20,3	22,5	21,7	17,7	12,8	7,5	3,3
21 a 22	1,4	3,9	7,7	11,8	16,6	19,4	21,8	21	17,2	12,4	7,3	3,1

Zagreb Average Temperature

Average Temperature (°C)  
Location: Zagreb, (45.48° N, 15.50° E)





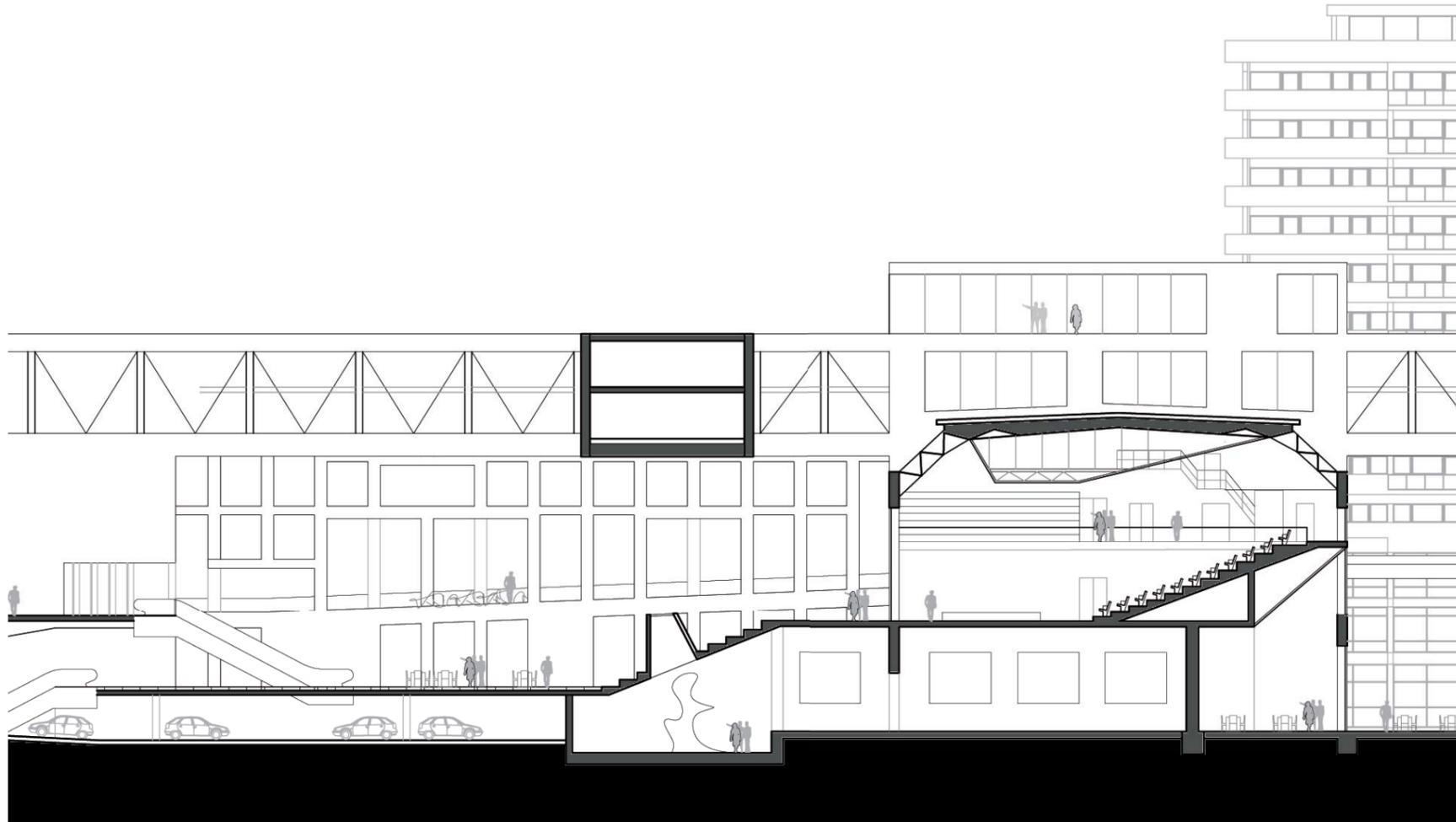


2

2. To establish an interior/exterior logic among the public places of transit in the street and the public places of staying in the interior squares of the project.

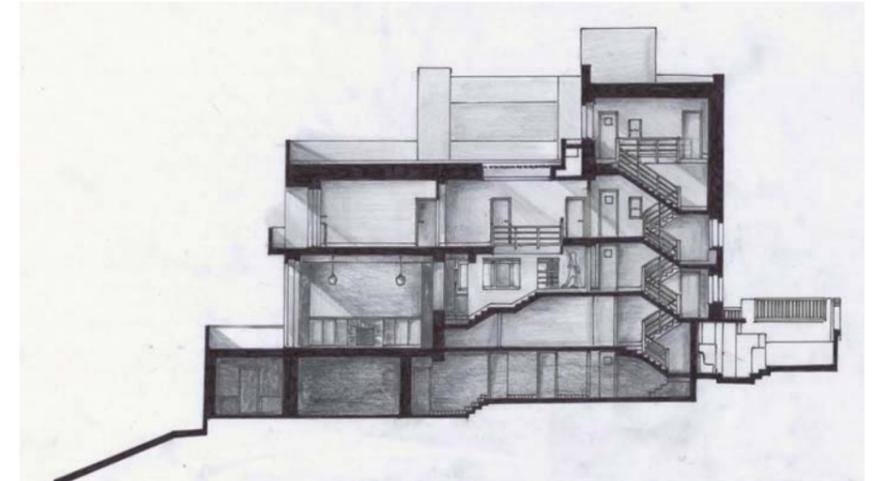
3

3. To create conexions and accesses to the interior of the public space of the block in a controlled way thanks to two main pedestrian entrances to the grounds; one of them made from an axial approach to the facade of the former distillery that is placed in Martićeva Street; and the second one is a direct conexión at the ground level between the Market-Zagreb square and the main square of the project.



In order to make better use of the latent possibilities, a development of a three-dimensional concept of the used typologies borned out by the current technical and structural development is needed. In order to preserve the biggest interior surface of the block at the street level for a public use and in the open air that coexists with the historic pre-existences, it is planned a macro-scale of roof of residential use that will play a role as solar and climatic controller for the public spaces just creating virtually different 'wells'. So it will be developed a specific three-dimensional typology of house-patio with reclining roofs open to the sky.

The project adds a new degree of residential privacy, quit areas of trade, joined to a greater opening-up to elements of natural hygiene (solar light and natural and direct ventilation not mediated by the pollution of the traffic) and in a direct superposition to the guarantee of the public use of the city without programmatic conflicts among them.



# Traffic and road network

02

## II. Traffic and Road Network.

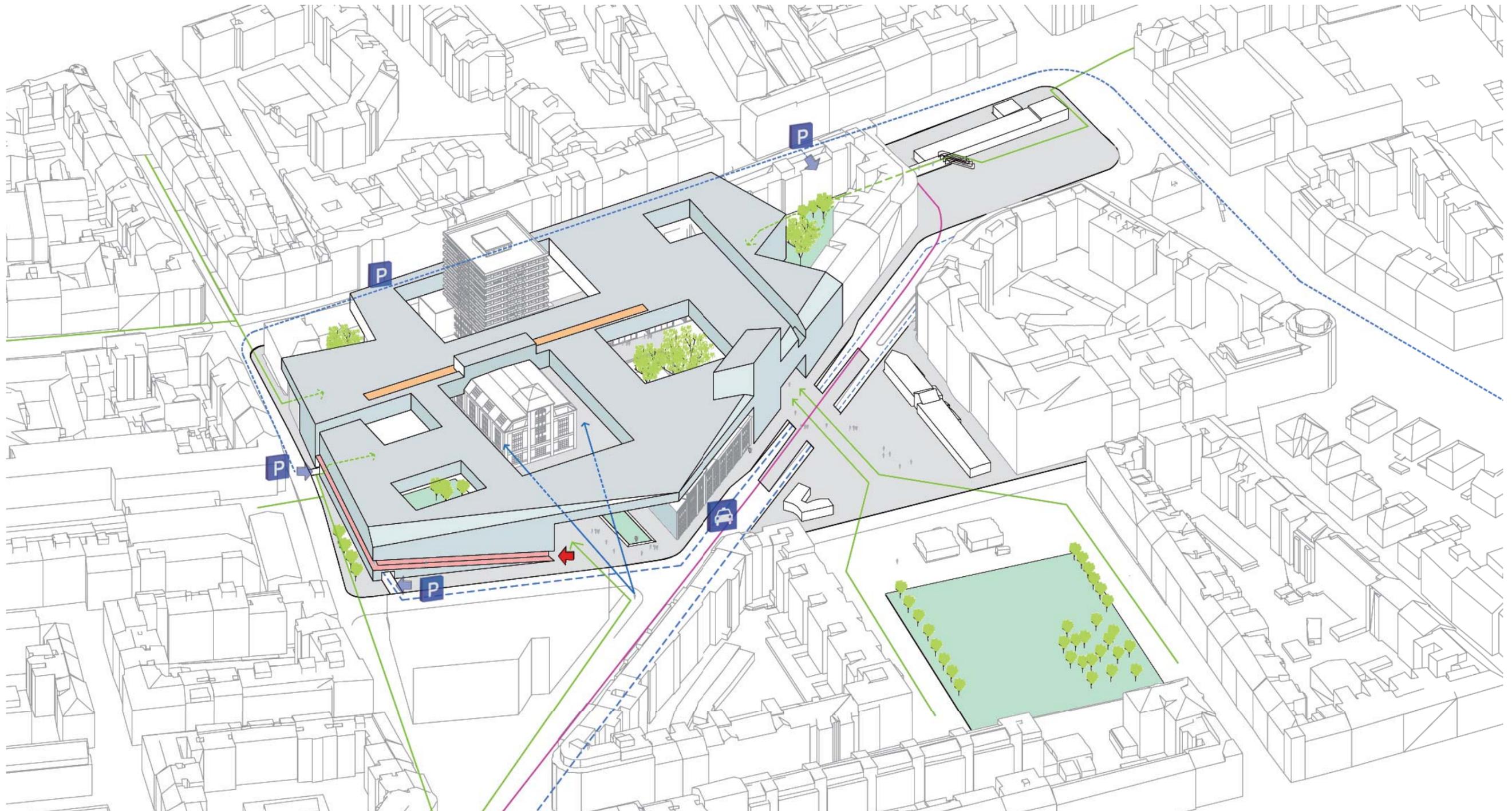
This typology created specially for Donji Grad could not be just a superposition of horizontal sheets like in the Maison Dominó, which will not allow the project to be a useful node for all kind of traffic, but a loosian Raumplan, which takes the control in an urban level and answers delicately in each network of traffic.

## Road Traffic

The project avoids all kind of underground parking because of its telluric and anti-ecological violence. The Raumplan typology allows to play with mixed floors that joined program and different heights.

Specifically, the first level of the parking, with accesses from Vlaška, Derenčinova, and Martičeva streets, allows the creation of one pedestal over which is situated the commercial square with direct pedestrian access from Derenčinova Street.

The same procedure is used for the design of the parking situated in the area of the houses yuxtaposed to Kvaternikov trg, which has a road access from Vlaška Street. This structure of the road access allows the preservation of different accesses, with just a pedestrian feature, from Martičeva and Šubićeva streets.



## Public Transport And Pedestrian Network



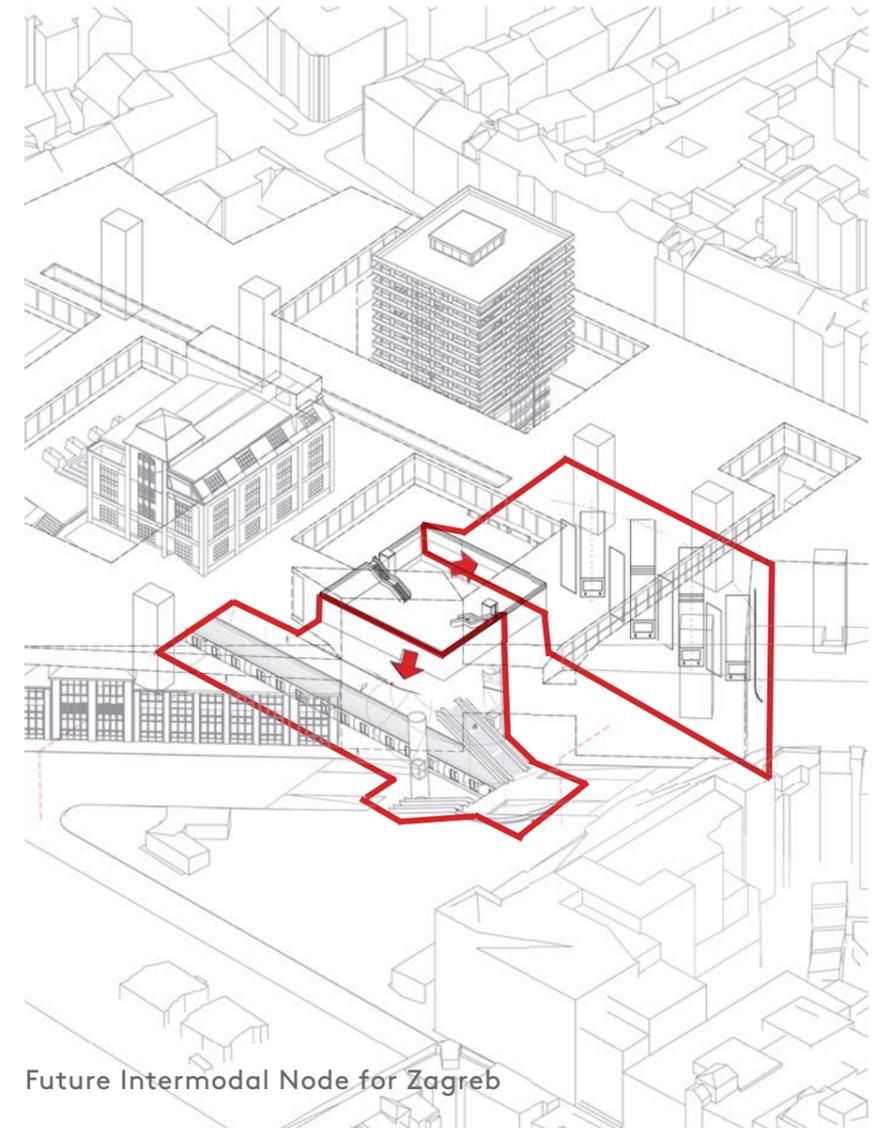
In order to make possible a direct pedestrian way from the Market to the interior created with the squares, the road traffic is diverted undergroundly during the necessary trajectory. But not the Tram, which interacts with that connection providing at the same level a new stop that contributes public influx both to the market and to the new interior of the Block. The second junction

of public influx by bus and tram is situated in the Kva-ternikov Trg. Square and it is directly accessible through the already existing building.

## Future Connections

-  Pedestrian circulations
-  Road circulations
-  Bus/Tram circulations

For possible connection with new structures, for example the underground, we have decided to affect scarcely the surface used in the ground level and in the underground level. Making able a open intermodal station planing.



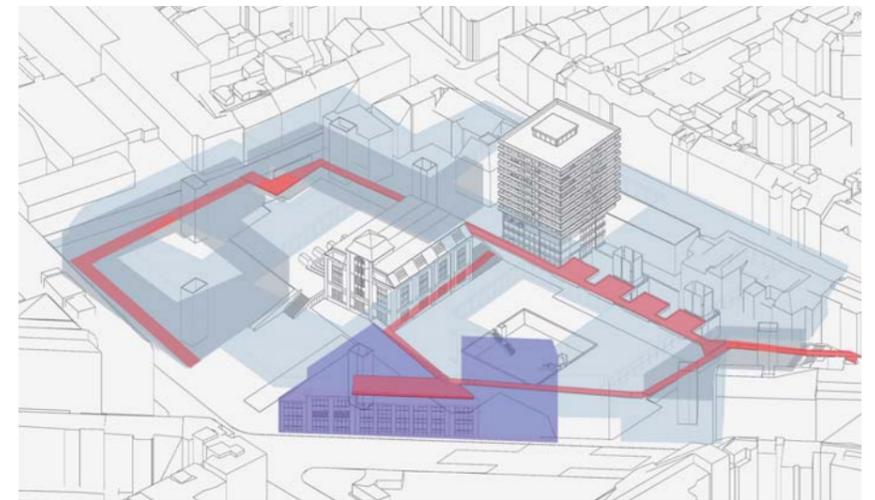
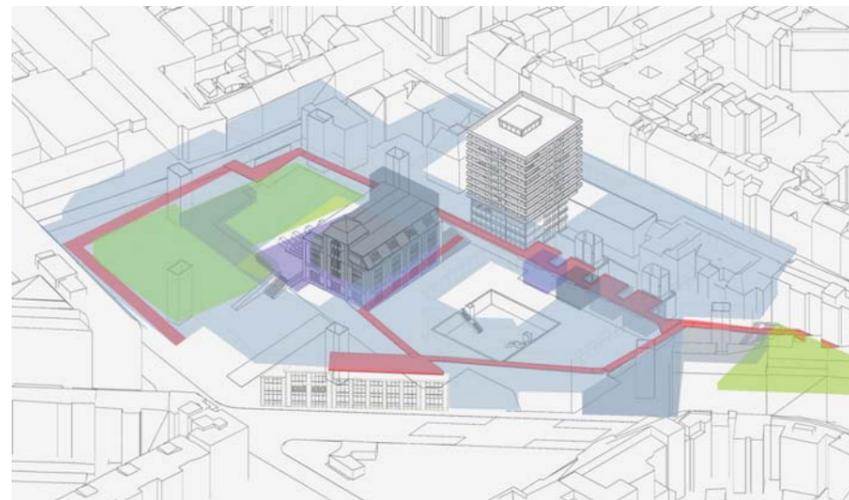
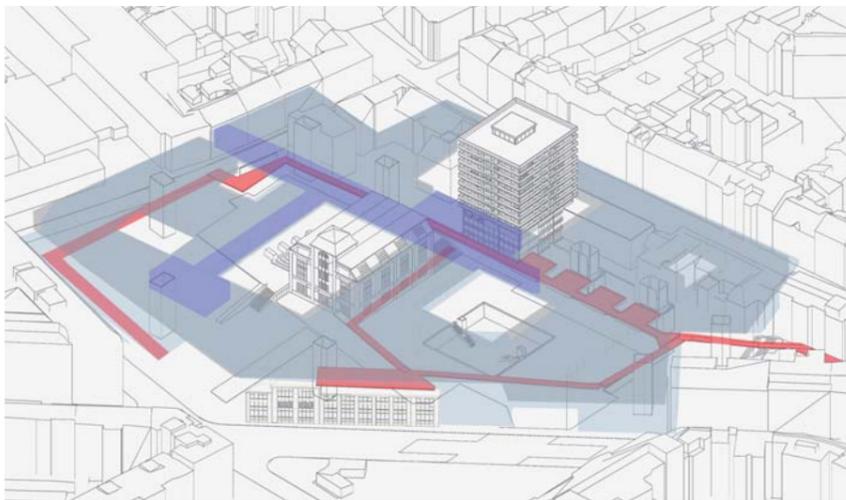
Future Intermodal Node for Zagreb

# Functional and Spatial Mixed-Use Relationships

03

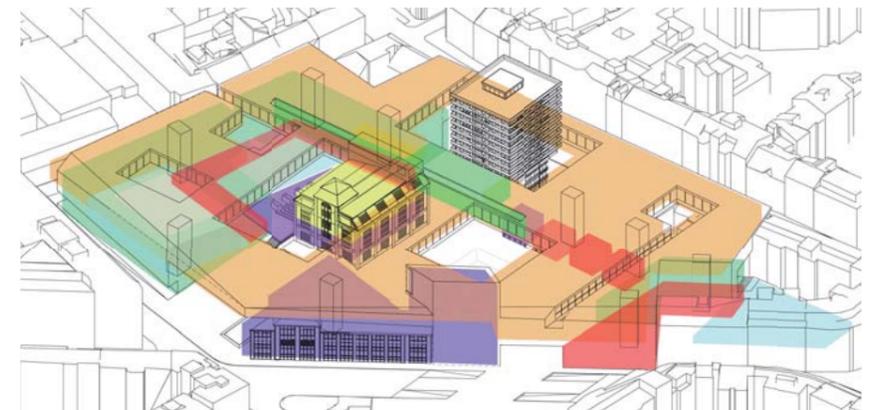
### III. Functional and Spatial Mixed-Use Relationship

The configuration of the new public-interior space flows in the three main squares to which is added a variety of small terraces at different heights with most specific uses. One of them is the main access to the renovated distillery that it will have a mixed cultural program (multipurpose theater and exposition room), the second one is the secondary access to the same space and the main access to the commercial area; and the last one has a direct access from the Zagreb-Market and secondary accesses from Vlaška street and the square of the distillery, which organizes the whole program around.

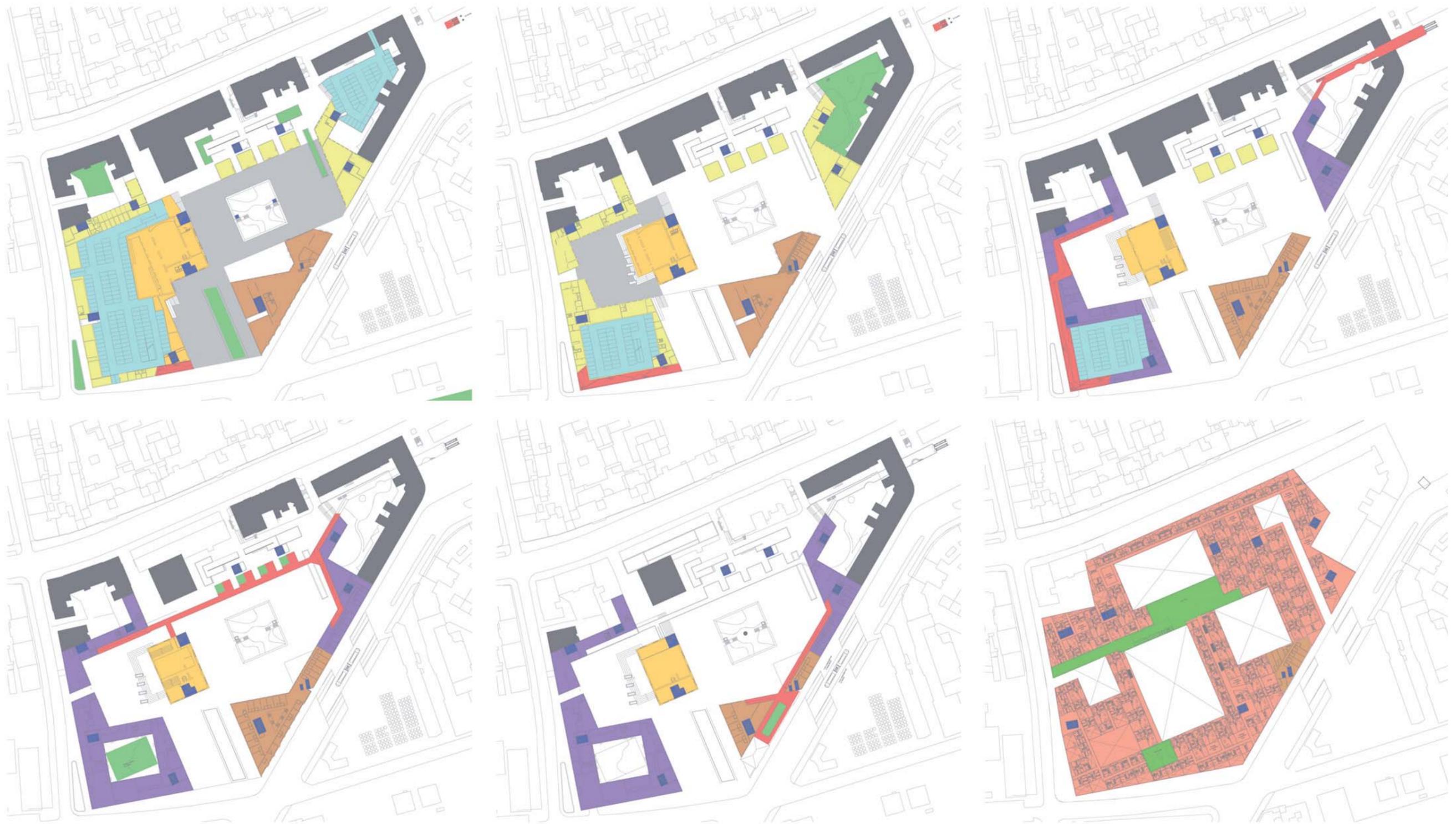


This element aims to be a unifying one of the Mixed-use and at the same time a development of the new possibilities of the typology. We have established an perimetral interior path in spiral like in the streets in the air planned in the 50' by the Smithson, with a difference, because in our project this street or promenade architectural establishes also a height path making possible a consecutive access to all the public uses included in the project and connecting the square of the distillery at the ground level with Kvaternikov trg.

This promenade connects also the commercial square, the mall, the public-viewpoint terrace (Zagreb Restaurant-Lounge) of the distillery with the new sports uses grafted in the roof, the area of restaurants and pubs that flanks the main square by one side and the terrace-square of the hotel by the other, the patio of houses at height, and finally the named Kvaternikov.



# Mixed-Use Hierarchy



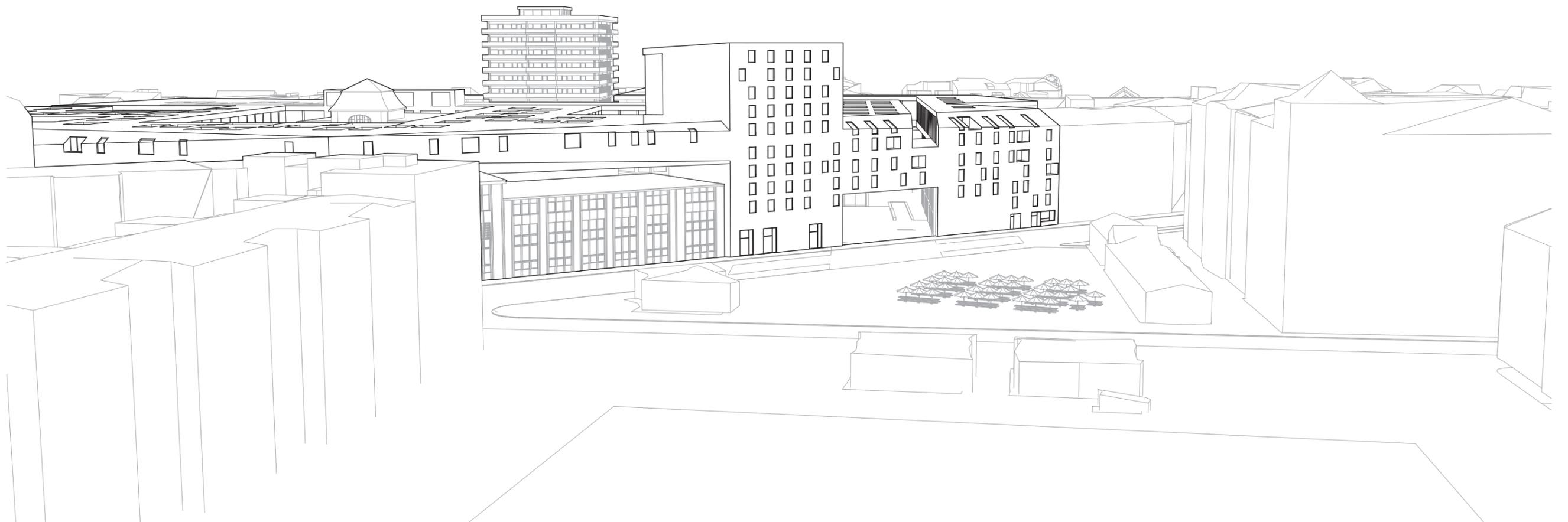
- Preexisting
- Sport
- New Dwelling
- Business
- Cultural
- Leisure
- Hotel
- Promenade Architectural
- Public Space
- Green Space
- Vertical Communication

# Sustainability policy

04

#### IV. Sustainability Policy

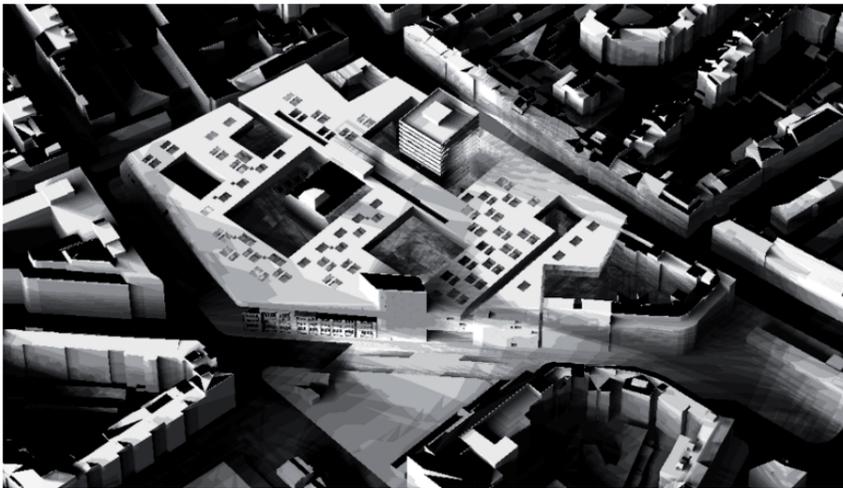
The guarantee of a full socio-political synergy is established by the preeminence of the great public interior space, by the release for this use of the most possible space of ground in the ground level, by the multiplication of the open spaces for the different uses contained in the project and that are crossed by the Greenway Spiral. In addition, we have given a great importance to the integration into the whole Donji Grad, project important piece. A clear bet on the value of the construction of public space provided of free accesses, and on the integration of the architectural project from the urban point of view of the city, as Aldo Rossi proposed during the 60' and 70'.





## Ecological and Economical Value

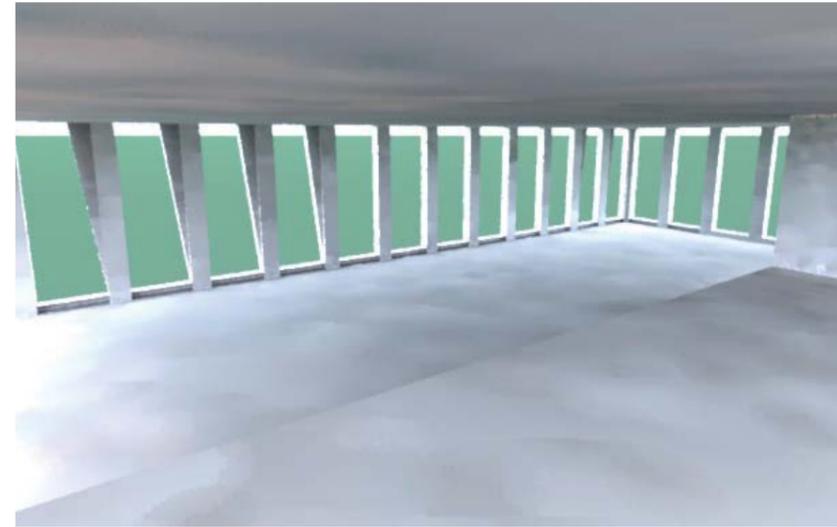
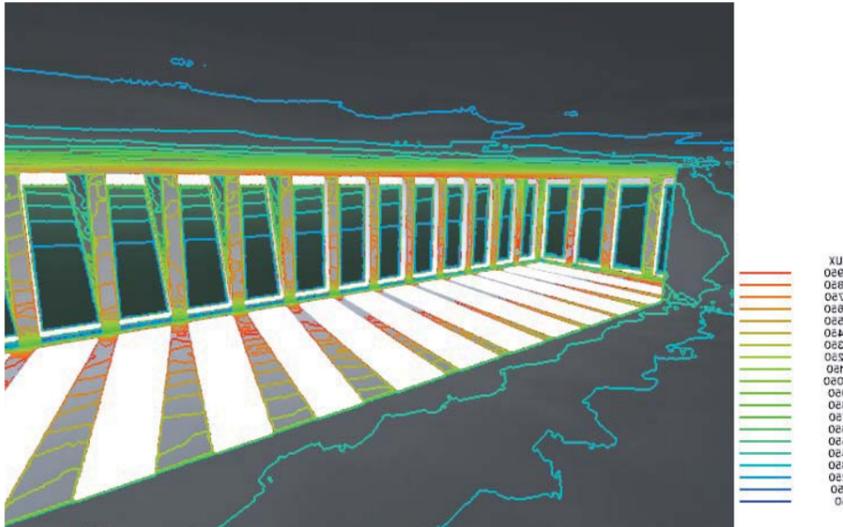
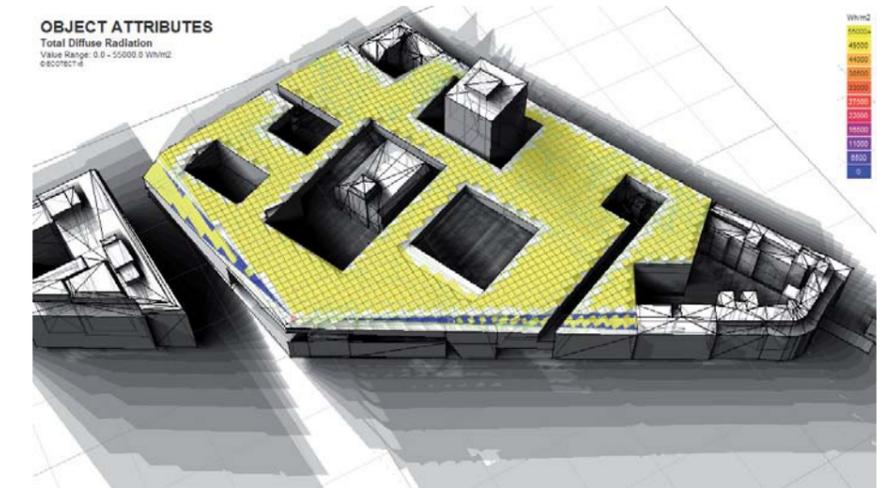
Shadows Analysis: Winter Solstice



Shadows Analysis: Summer Solstice



Solar Intensity



The economical sustainability of the project is established by means of a though balance of the functions and uses of the program marked by an important presence of the commercial area- with a little part destined for a hotel and exclusive houses- and a moderated presence of the free-time sector that allows to fund the rehabilitation of the distillery transformed into a cultural building. This cultural use is a necessary introduction because there are few cultural services in the area.

The project will introduce also a substantial group of offices with access to spaces and squares (interior of the project) whose natural analyzed lighting and urban indoor will promote the settlement of business and enterprises 3.0 at the heart of Zagreb. Furthermore, the optimal form factor, and studied internal microclimate ensures maximum energy and economical saving.

**Badel Block**