

MODERN GREEN DISTRICTS
**MERWEDE
UTRECHT (NL)**



BART CLAASSEN

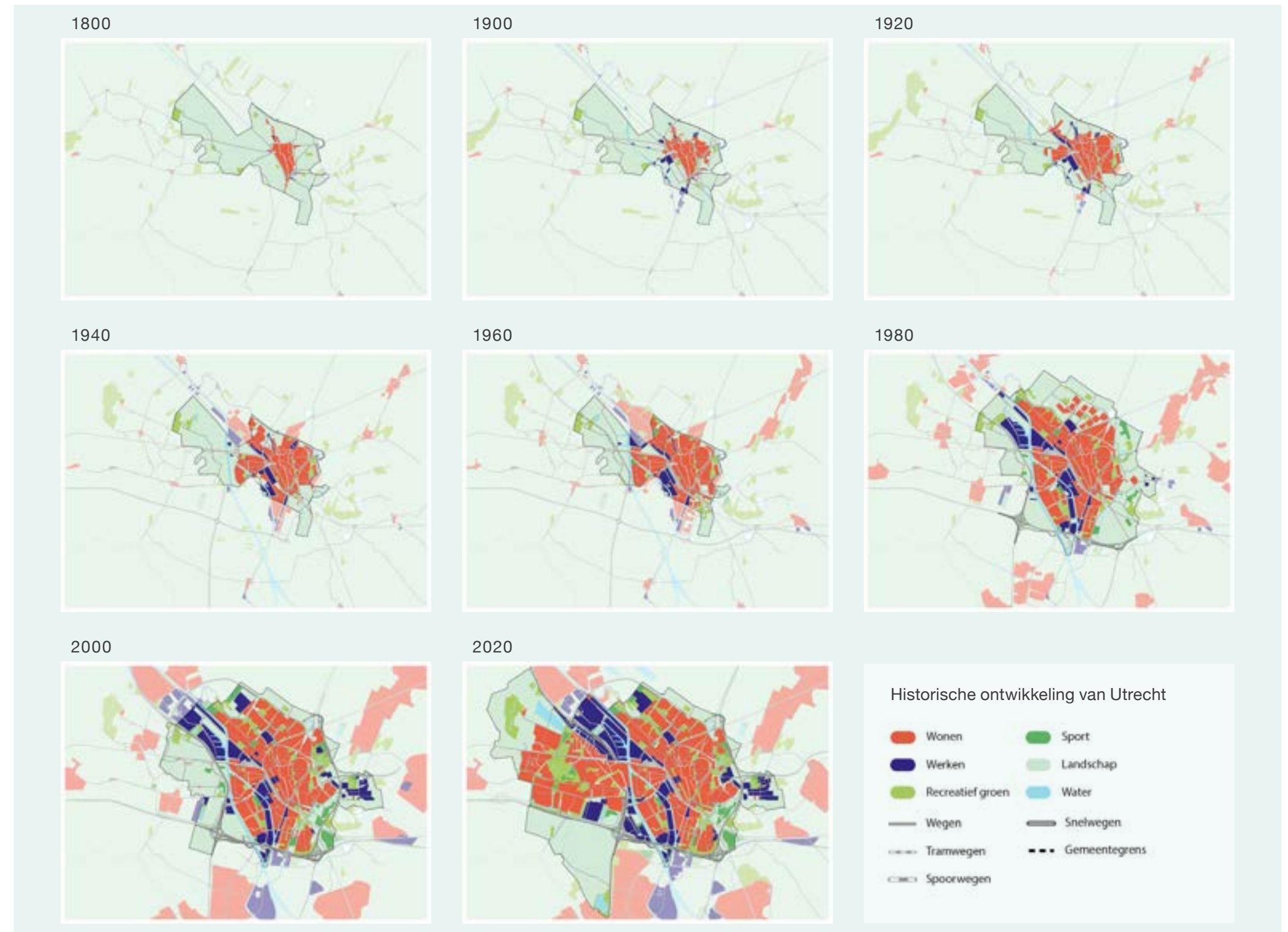
BURA

UTRECHT

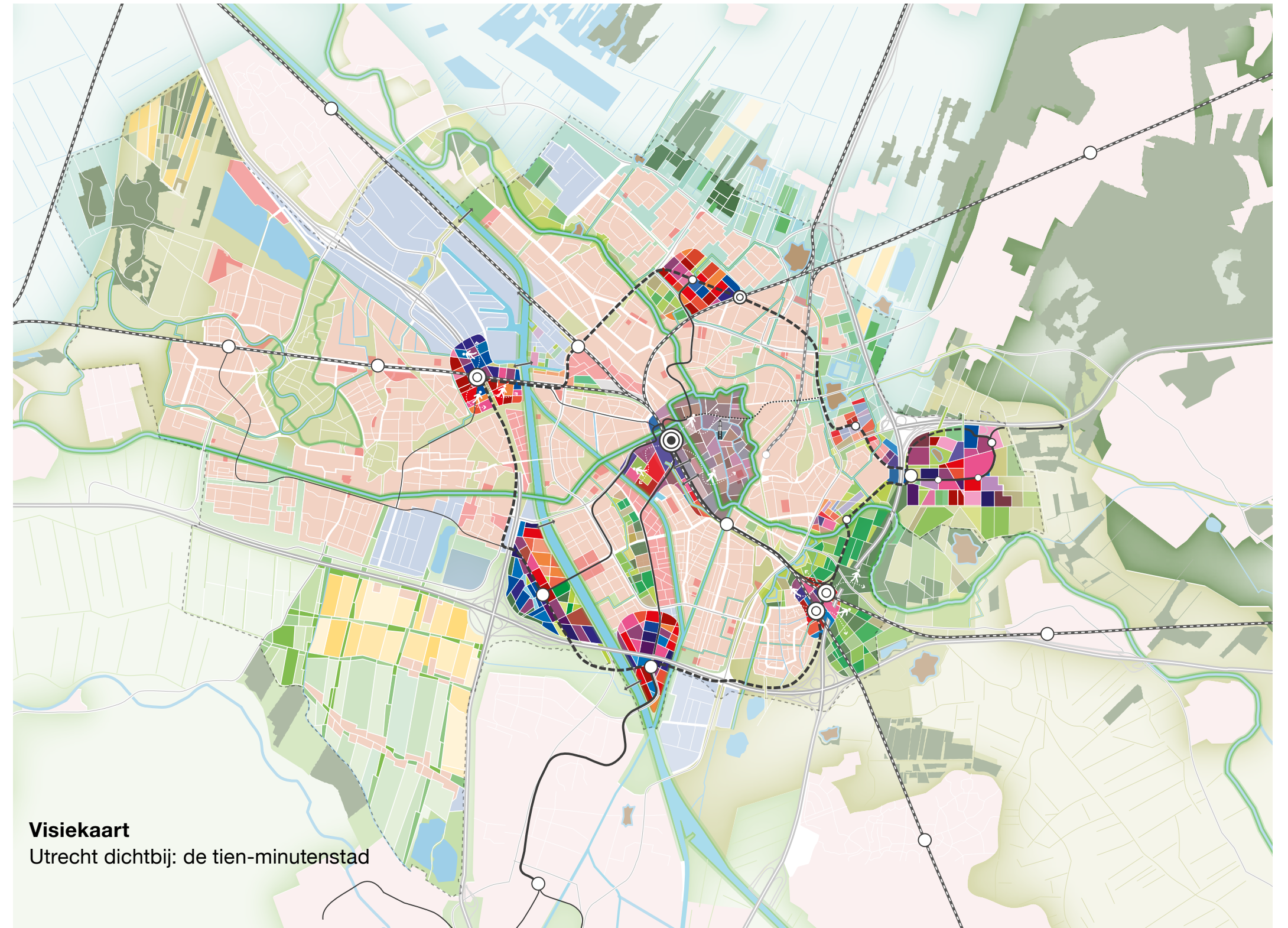


UTRECHT

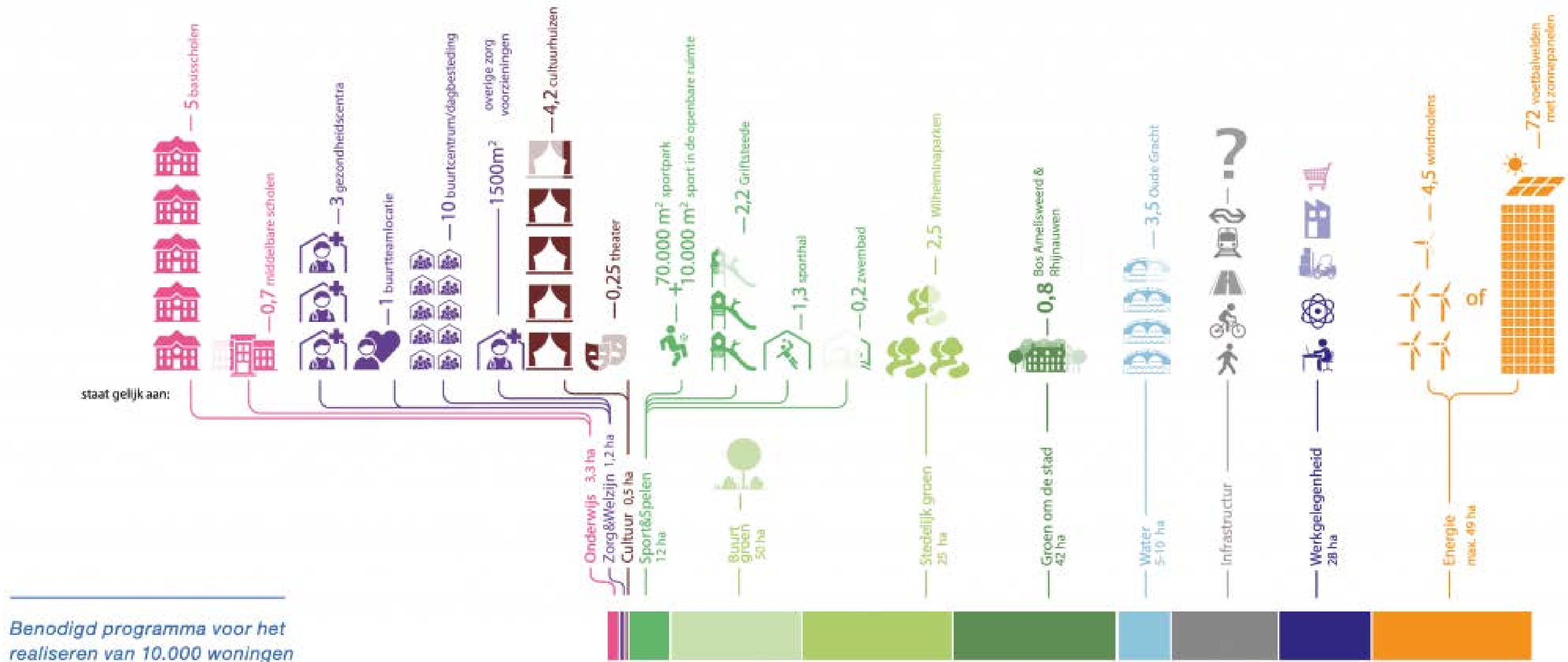
- Relatively fastest growing city
- + 100.000 inhabitants by 2040



COMPACT (10 MINUTE) CITY



BARCODE FOR DEVELOPMENT

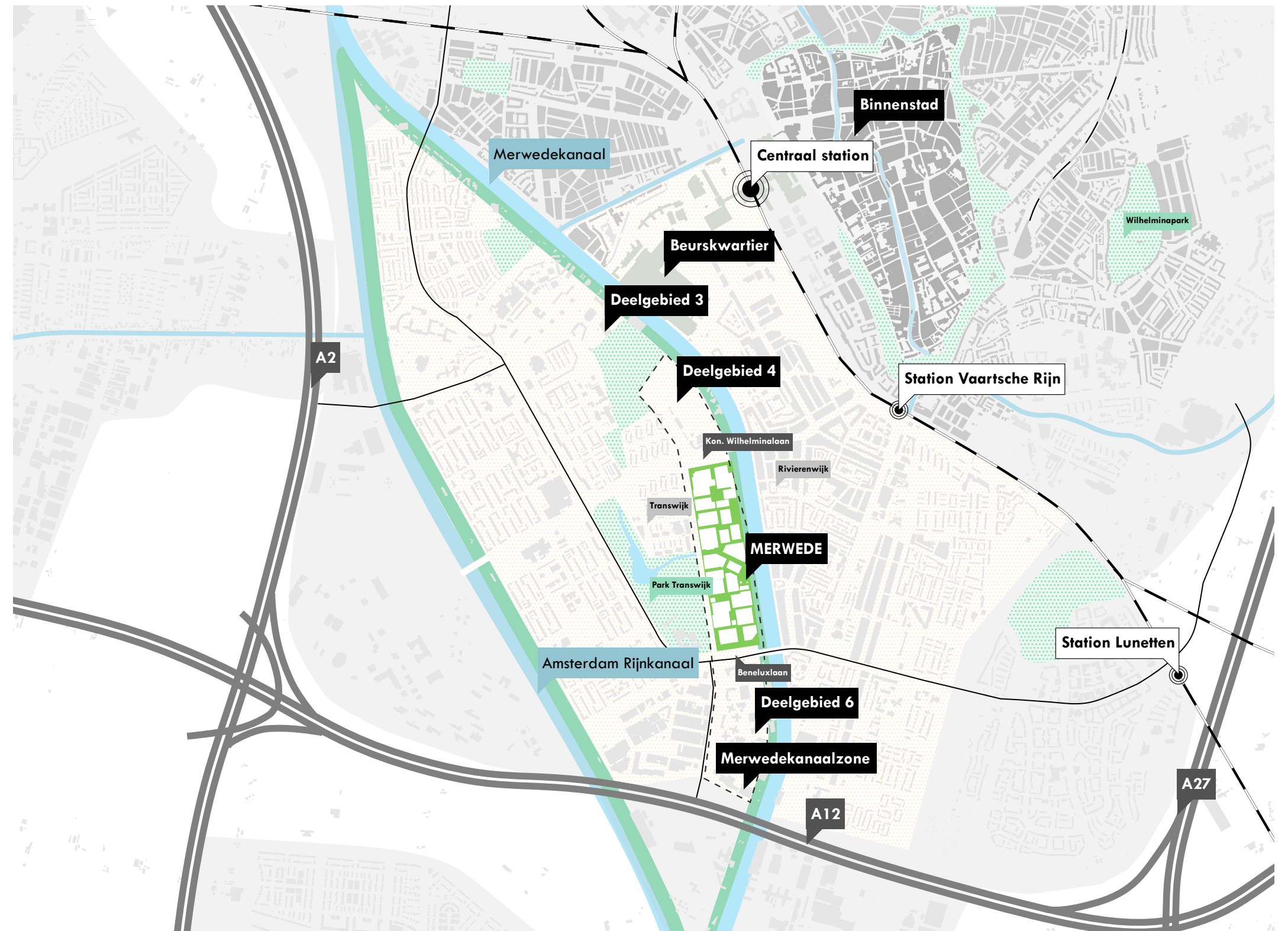


Benodigd programma voor het realiseren van 10.000 woningen

MERWEDE, UTRECHT

Merwede (5)

- 6.000 houses
- 10 minute city
- Climate adaptive
- Sustainable



MERWEDE





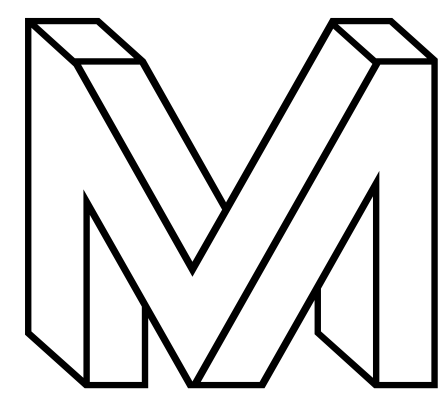
2012



2016



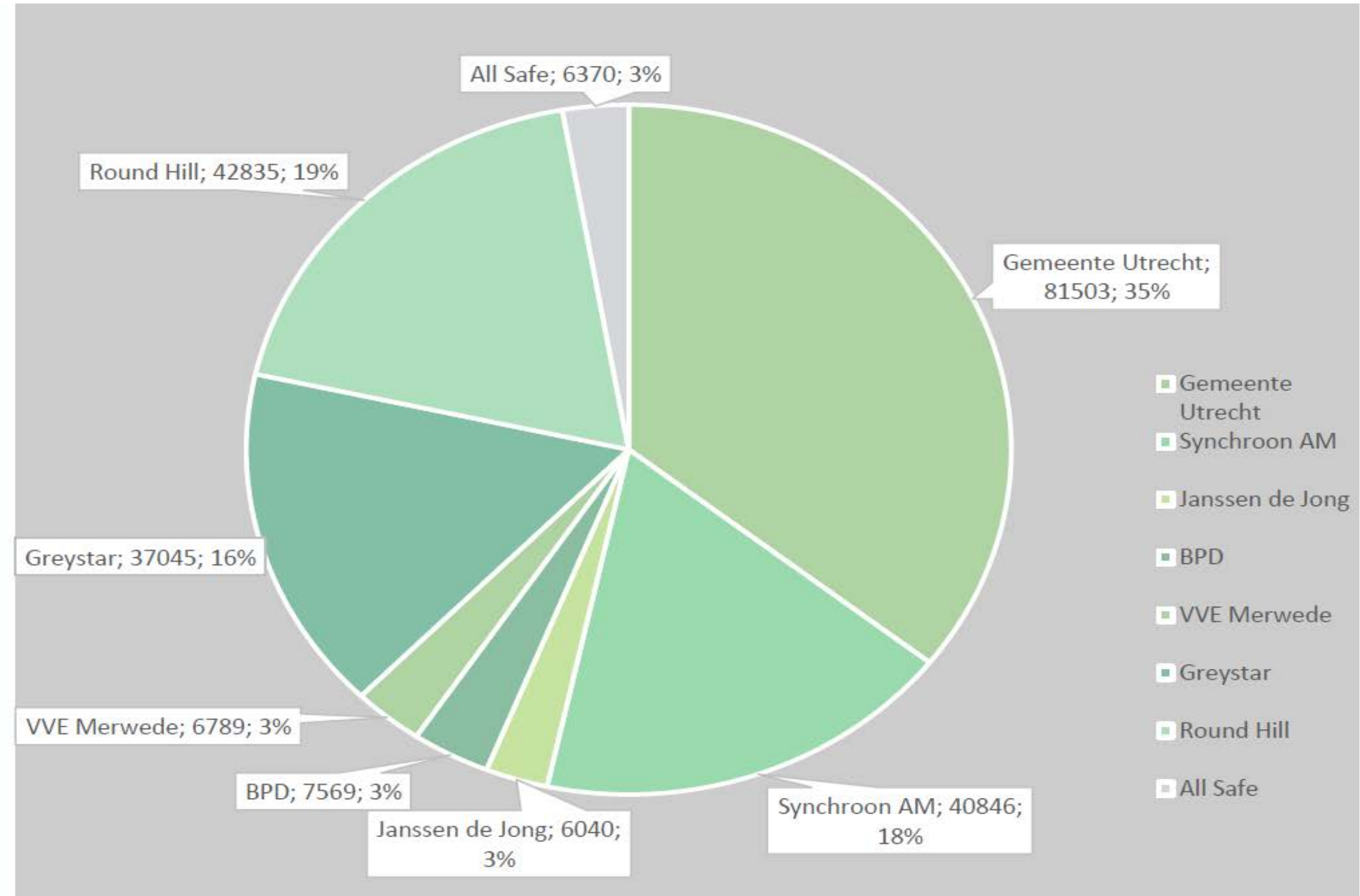
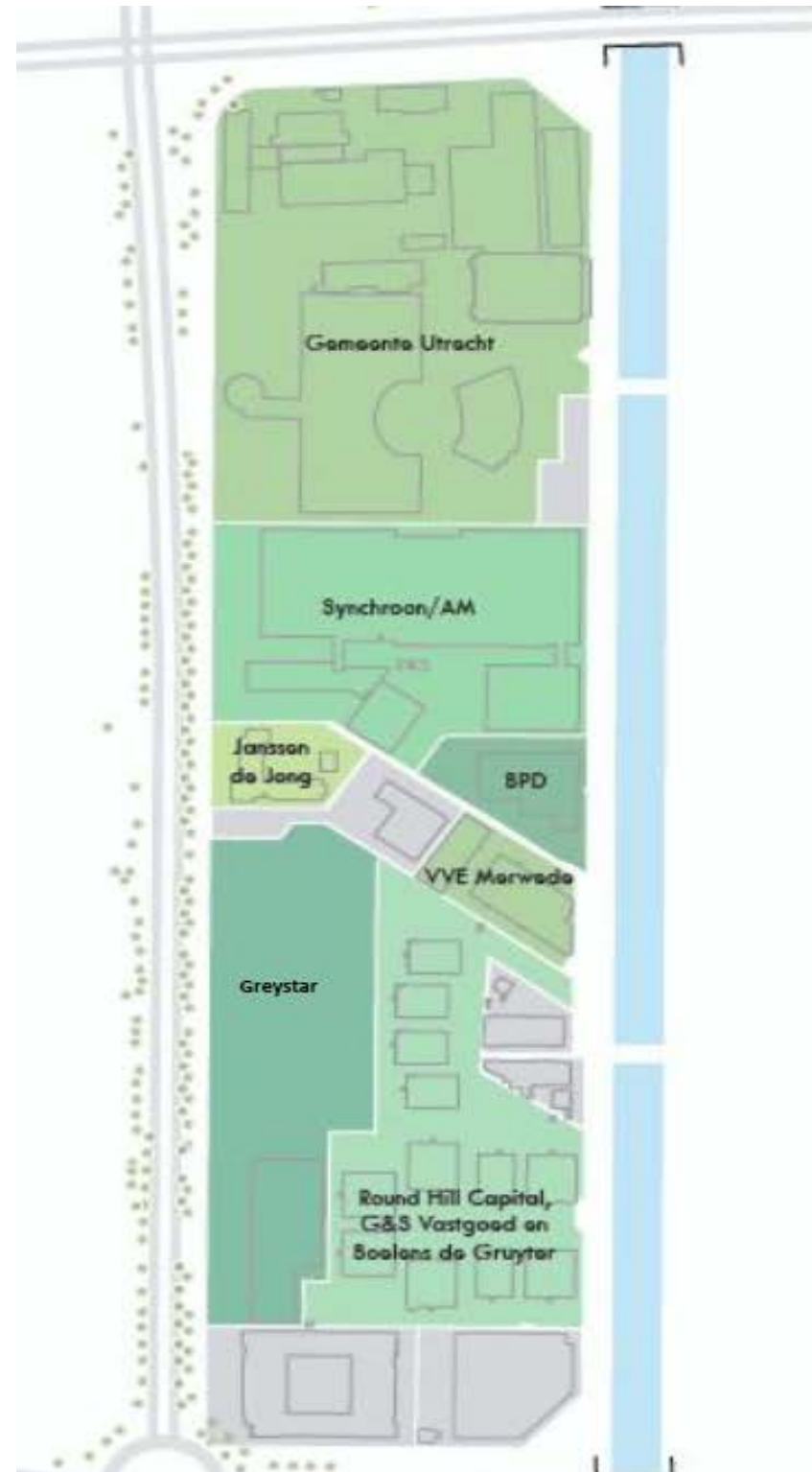
2018



2022



COLLABORATION



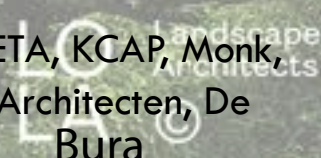
MASTERPLAN MERWEDE



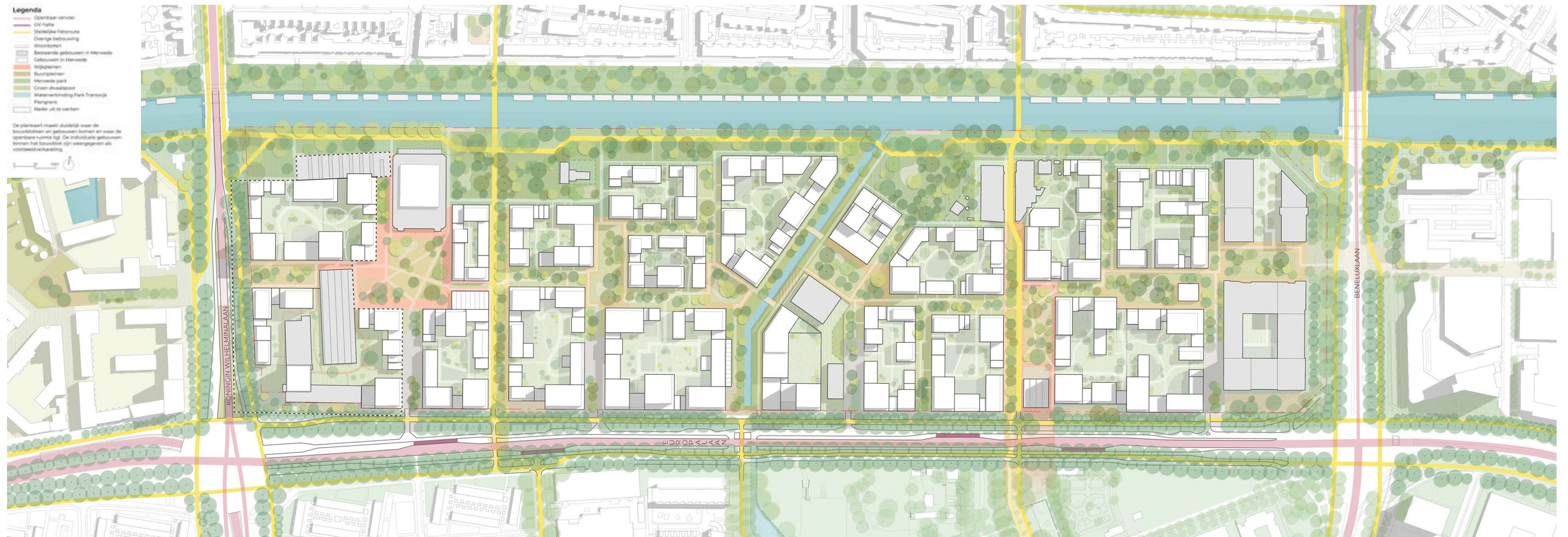
Opdrachtgever: Eigenarencollectief Merwede; Gemeente Utrecht, Greystar, AM, Synchron, Lingotto, Janssen de Jong, BPD Ontwikkeling, G&S Vastgoed, Round Hill Capital, 3T Vastgoed en Boelens de Gruyter

Ontwerp: BURA urbanism met Gemeente Utrecht, Stadkwadraat, LOLA Landschapsarchitecten, Mark Rabbie urban concepts, Goudappel Coffeng, RebelGroup, Merosch, Stratego Advies and Unchain the Tigers

Architecten: Rijnboutt, ANA, INBO, Group A, Zoetmulder, BETA, KCAP, Monk, Studio Nauta, FLUX, Venhoeven CS, MKA, Buro Harro, Mei Architecten, De Zwarte Hond



MASTERPLAN MERWEDE



Mobile Merwede



Green unless...



Coulissestad

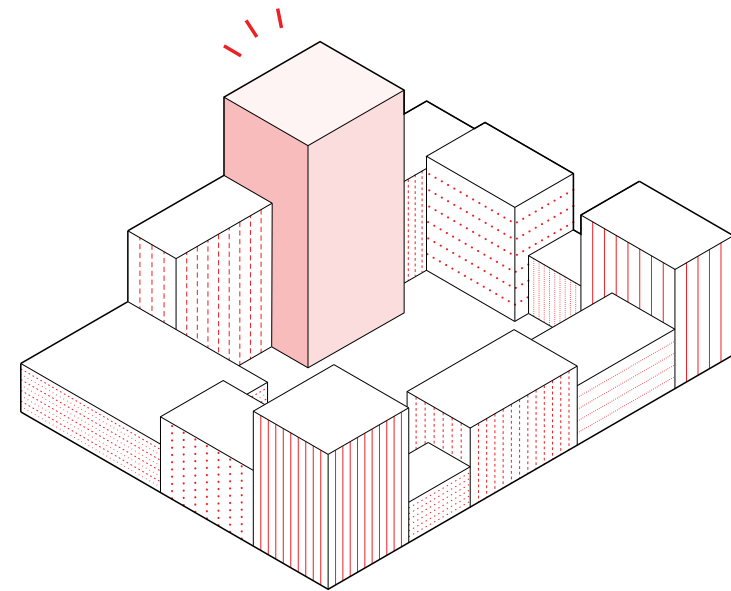


Healthy and sustainable

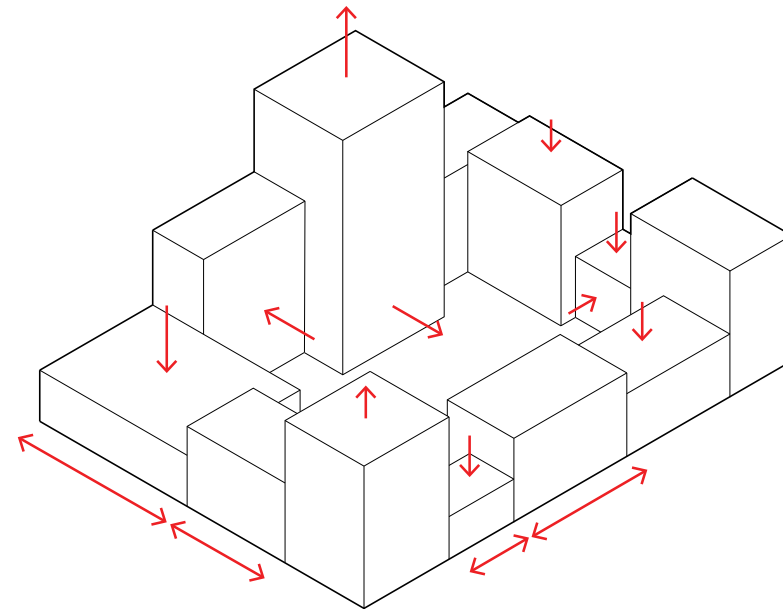


Mixed use neighborhood

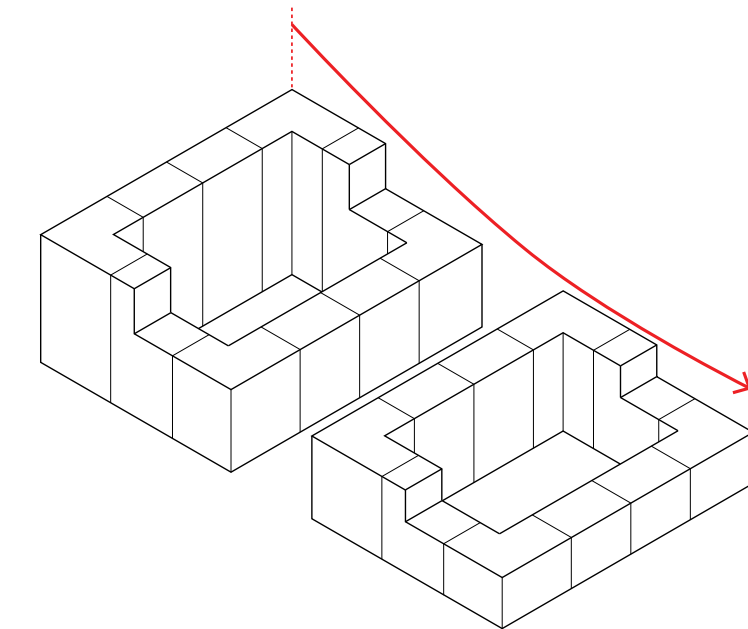
COULISSESTAD



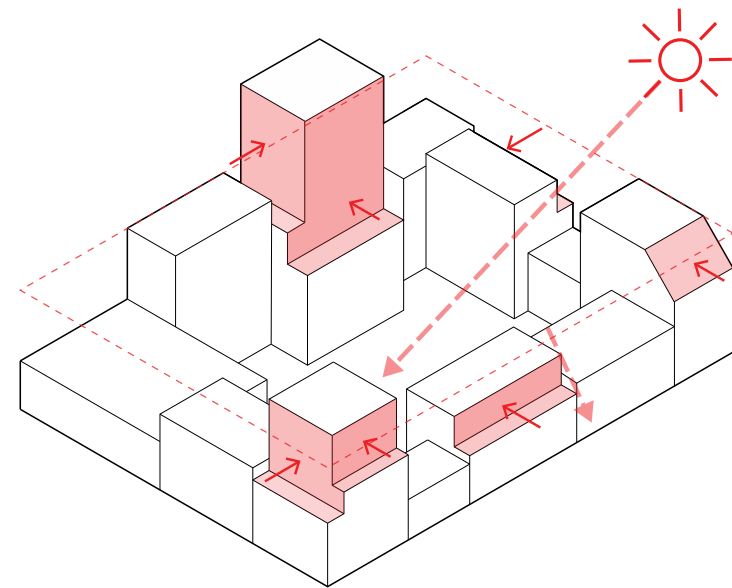
Unity in diversity



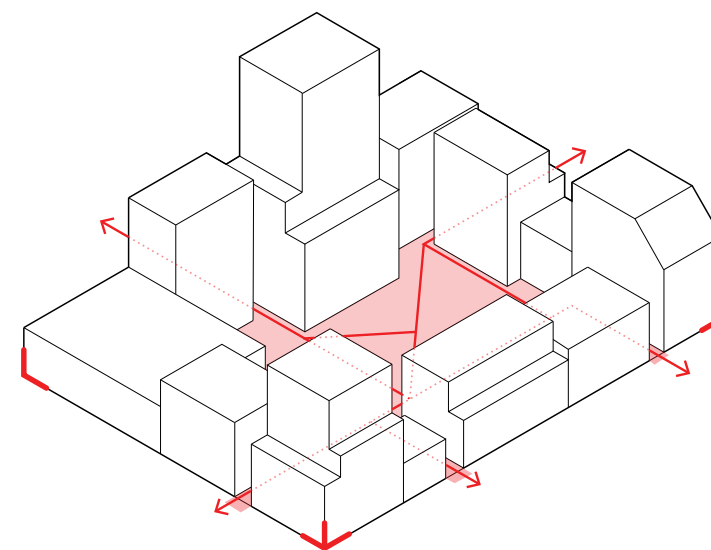
Composed with building by building



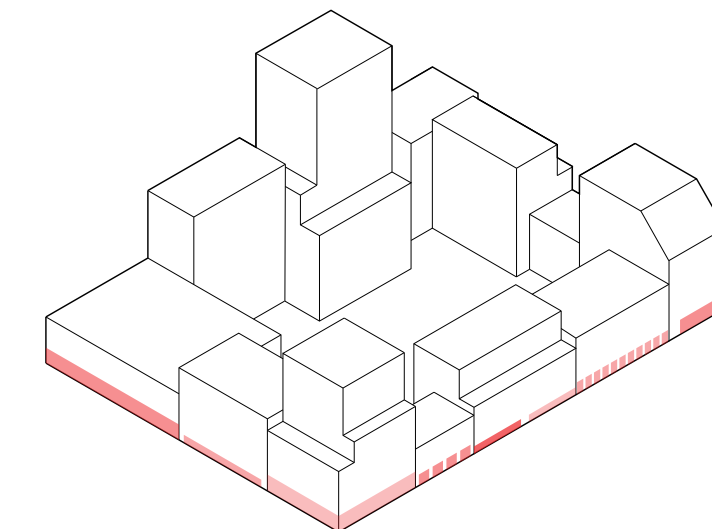
Descending density and height



Light and air



Framed and accessible



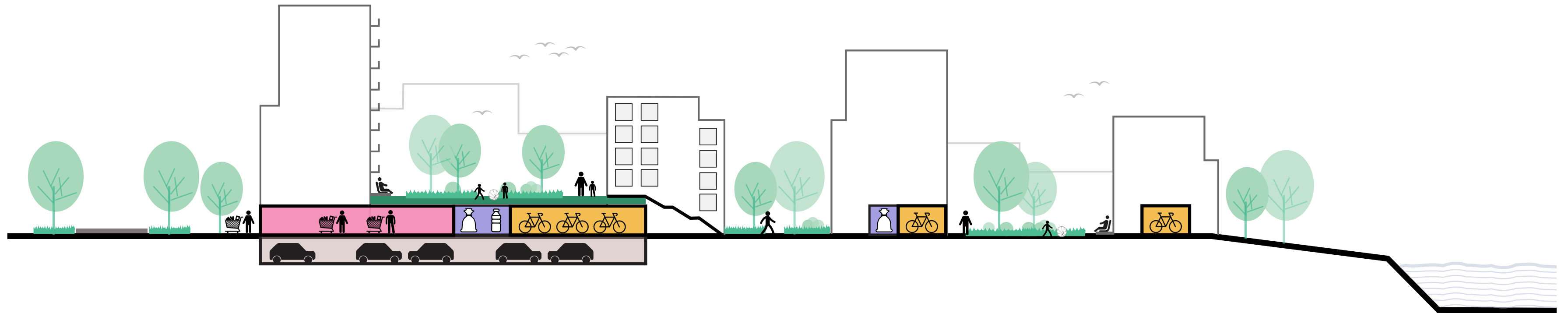
City at eye level

COULISSESTAD



@ Blok 13/14 (SO) ; Lingotto, Janssen de Jong, 3T Vastgoed / Venhoeven CS, Marc Koehler Architects

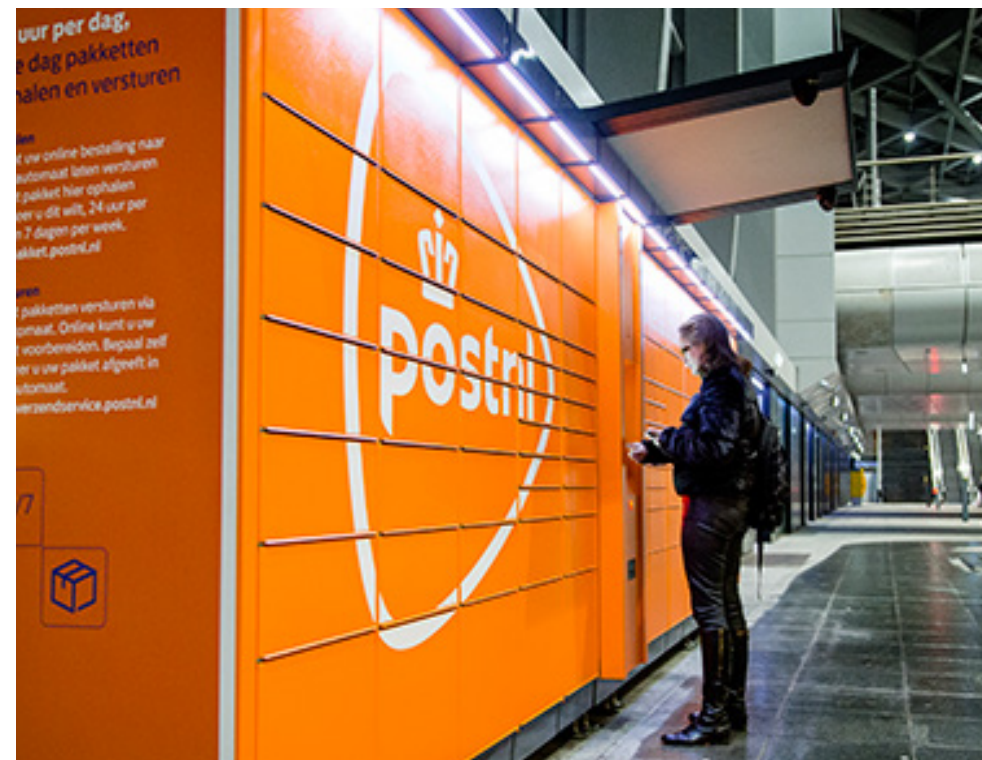
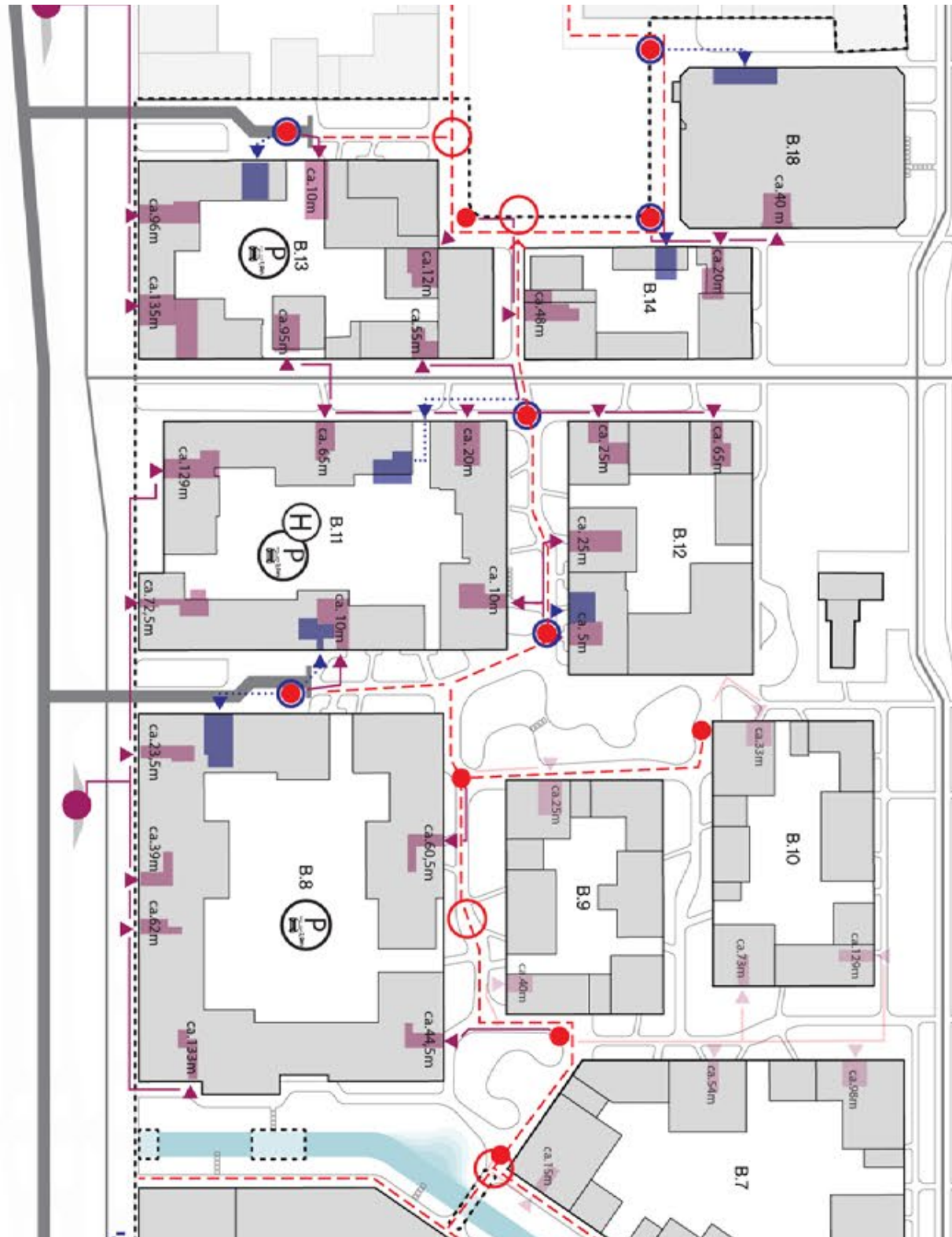
AMBITIOUS MOBILITY STRATEGY



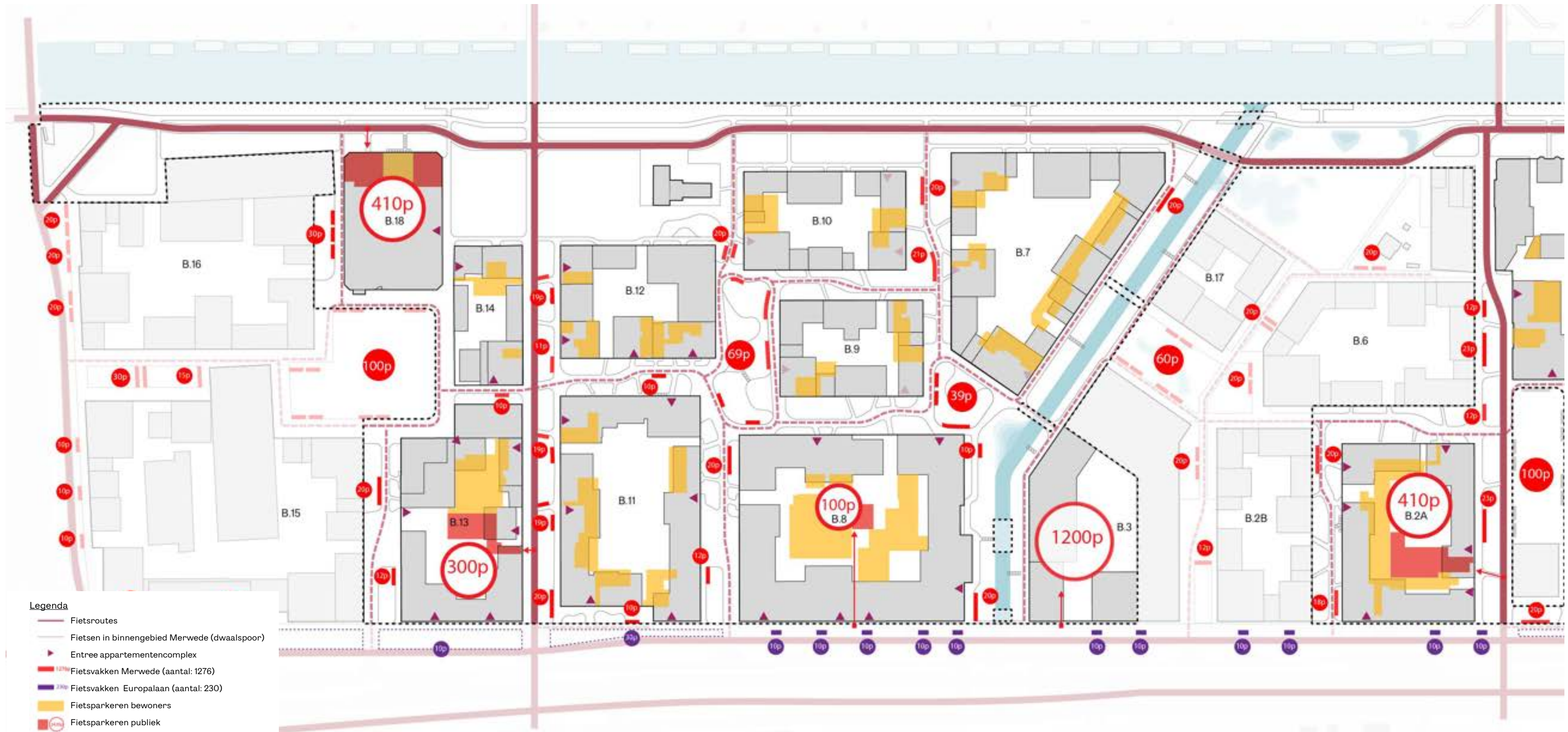
Principles:

- Carfree interior
- Parking norm 0,3 (HUBs) + 250 shared cars
- Clustered logistics & innovative waste collection
- Intricate bike and pedestrian network

LOGISTICS



BIKE NETWORK

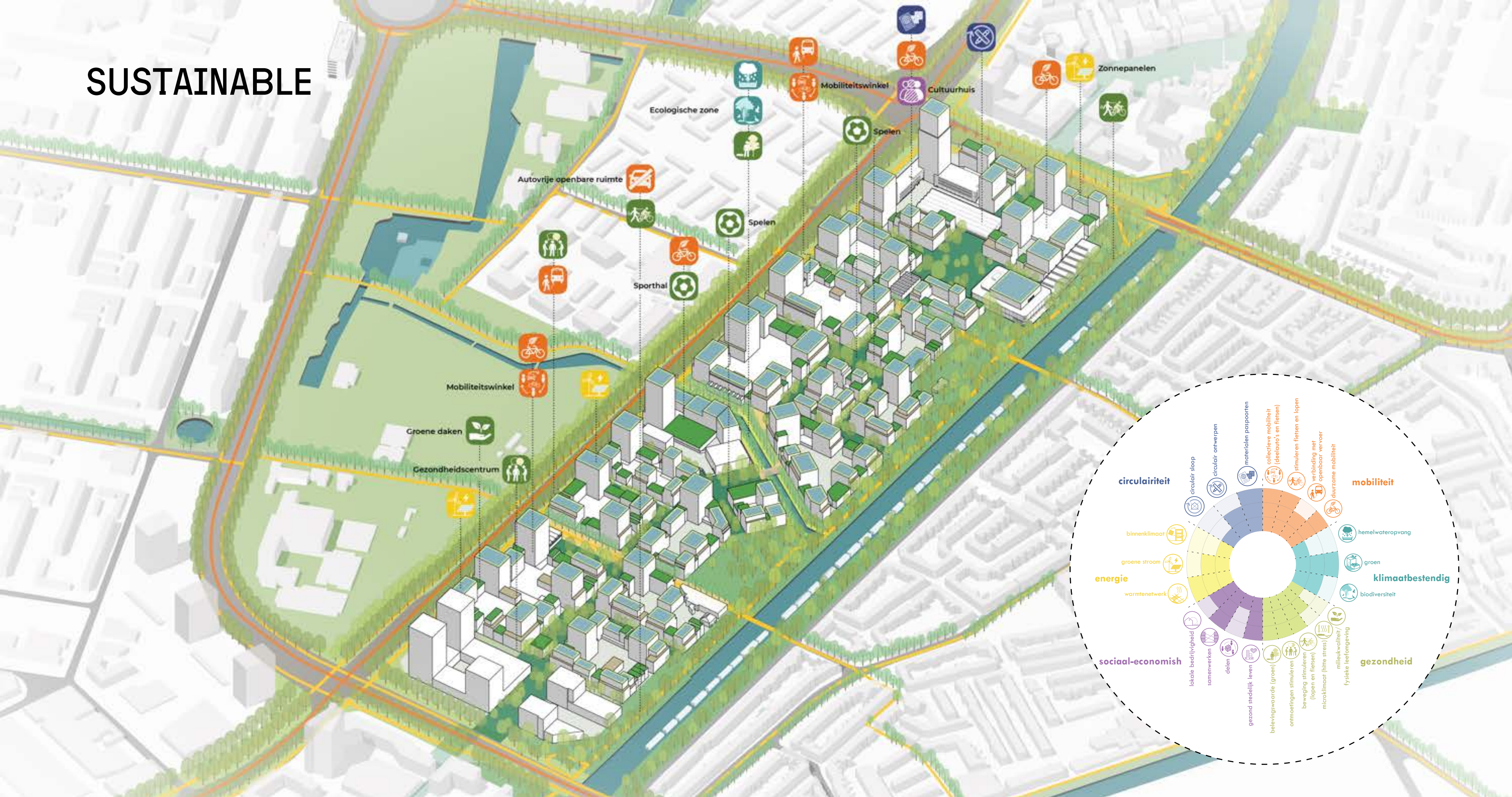




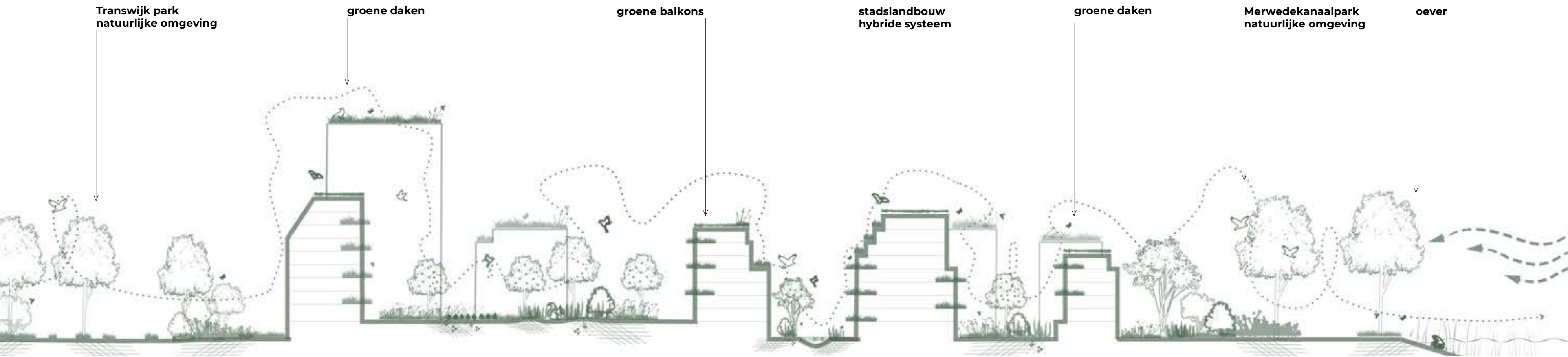
MIXED USE



SUSTAINABLE



GREEN UNLESS



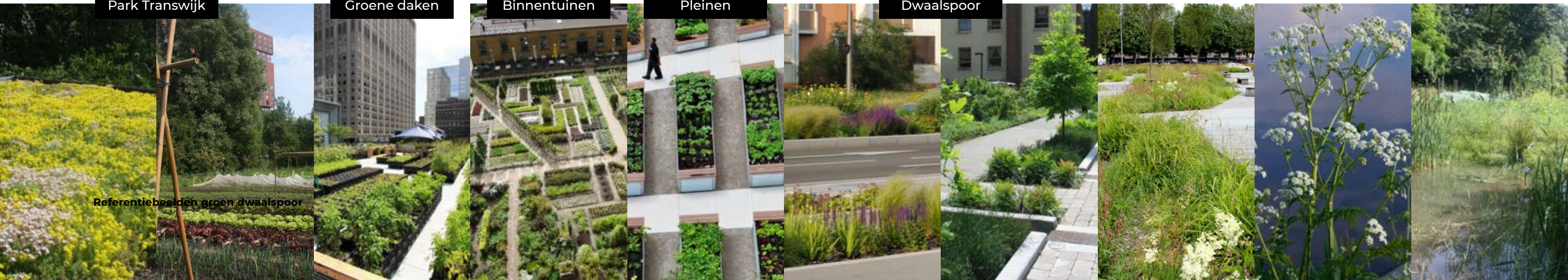
Park Transwijk

Groene daken

Binnentuinen

Pleinen

Dwaalspoor



GREEN UNLESS



LEGENDA

ALGEMEEN

- - - - - Demarcatie MERWEDE Deelgebied 05 - VOIP fase 1
- B.16 Bouwblok nummer
- Fietsparkeer suggestievelden (275 stuks binnen Deelgebied 05) (230 stuks buiten het gebied in project Europese Markt)
- Ondergrondse textielcontainer
- Wijkplein

VERHARDING

- Dwaalspoor breed
- Dwaalspoor smal
- Wandelpad Rondje Stadsland
- Halfverharding Buurtain
- Rijverharding inrijken
- Fietspad
- Fietspad Rondje Stadsland

GROEN TYPOLOGIEN

- Ecologische oever
- Merwedepark
- Dwaalspoor groen
- Buurtain
- Fietroute groen
- Stadsnis groen
- Sinusvelden

BOMEN

- Nieuwe boom - 1e grootte
- Nieuwe boom - 2e grootte
- Nieuwe boom - 3e grootte

WATER

- Merwedekanaal

SPELEN

- Kleine speelplek | ontmoetingsplek

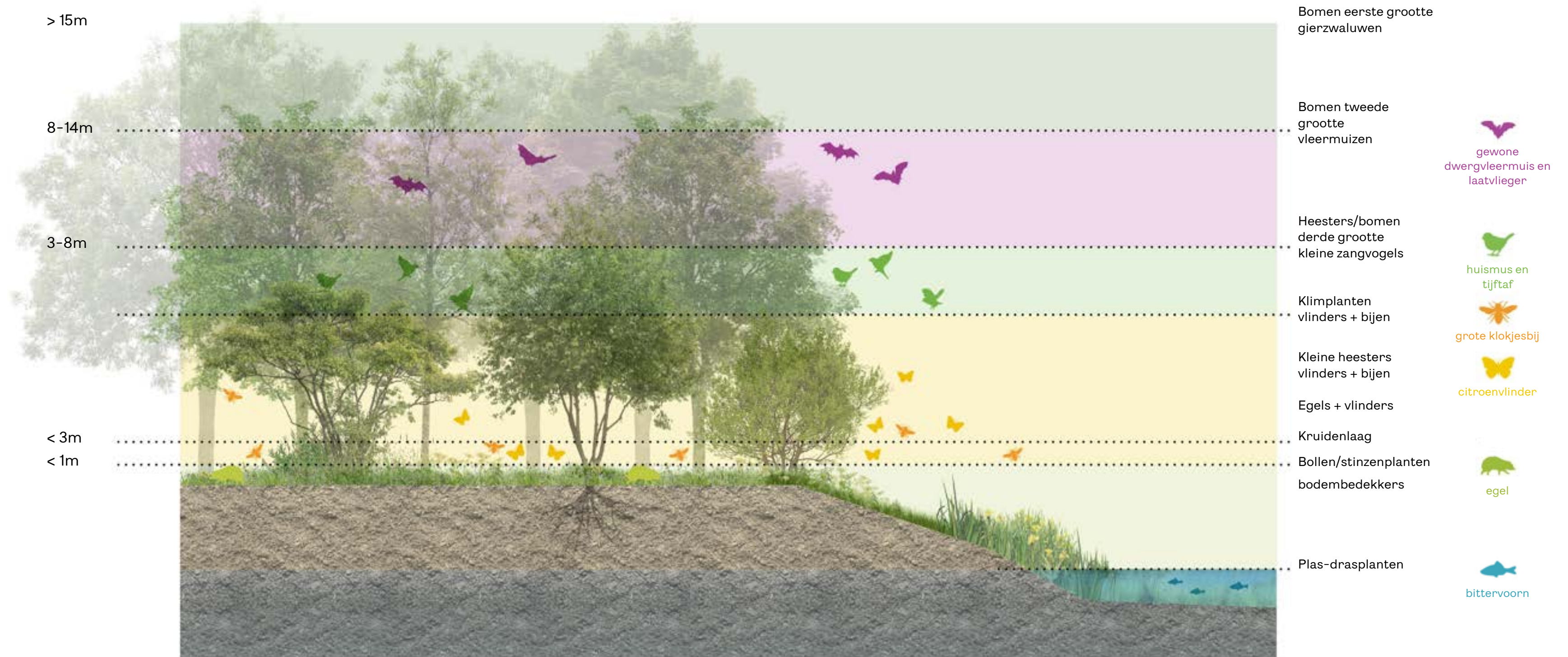
MEUBILAIR

- Meubilair Rondje Stadsland (bank+afval)
- Meubilair Merwede (bank+afval)
- Stadsnis bank

FUNCTIES

- Voorzieningen
- Wonen
- Entrees / lobbies
- Techniek (o.a. fietsparkeer, etc.)
- Deltse stoep, geveltuinen of gevelterrassen

ECOLOGY



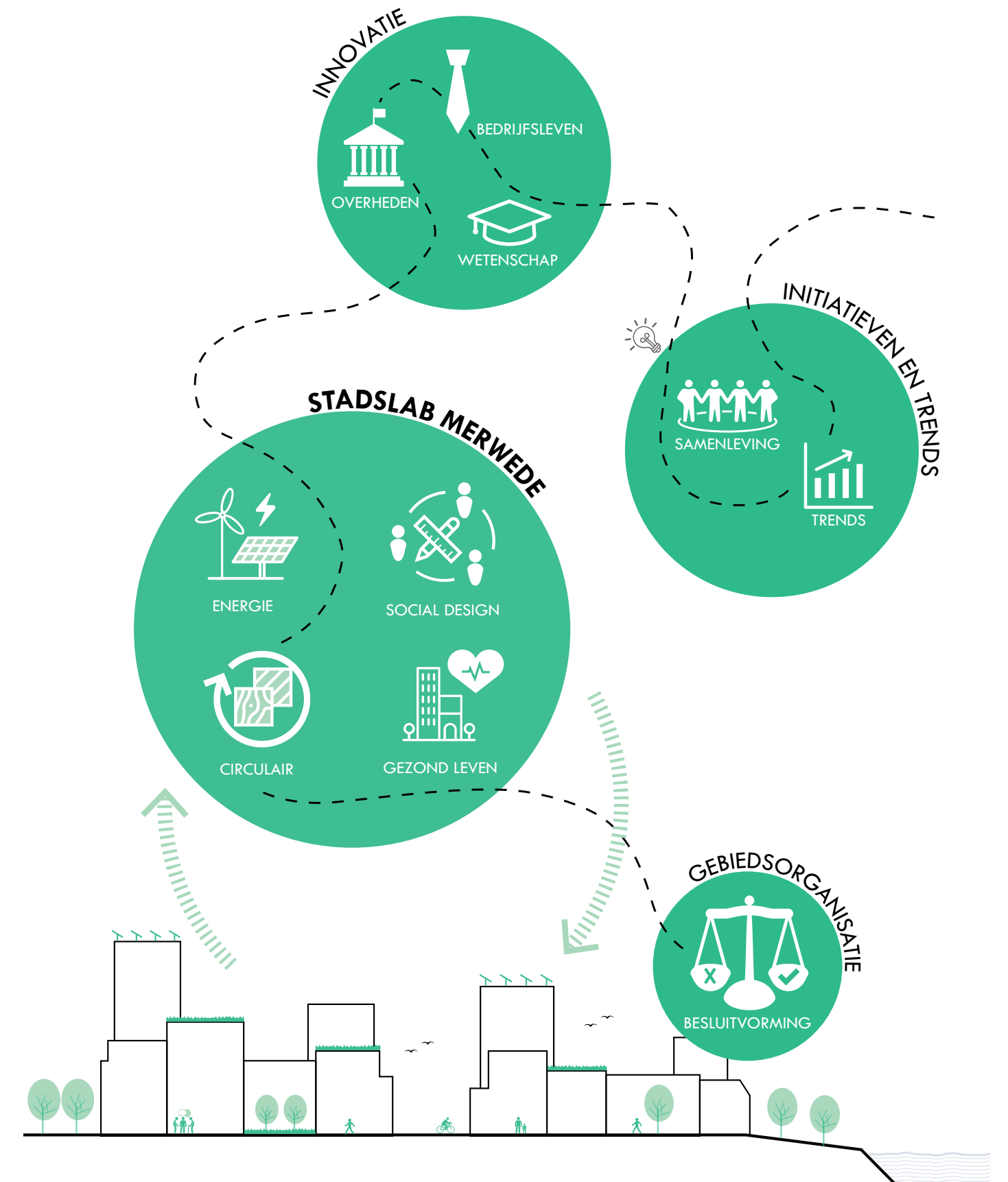
NEIGHBORHOOD SQUARE



DWAALSPOOR



MERWEDE LAB - RESEARCH BY DESIGN



LESSONS LEARNED

Integral vision on sustainability (and mobility) from the start

Research by design (innovation and thinking outside of the box)

Public-private development was conditional for the Merwede plan

Think through the different scales

Think differently (policy, finance, governance, ...)

Stay the course!

Info: www.bura.city/merwede / www.merwede.nl