

a1 autoeficiencia energética energy self-sufficiency
Se produce energía limpia y renovable en una cantidad anual estimada de 4.000 kWh, equivalente al 90% de la demanda energética de la Colonia. Se promueven rehabilitaciones energéticas del parque edificado.
Clean and renewable energy is produced in an estimated annual amount of 4,000 kWh, covering 90% of the energy demand of the Colony. Energy renovations of the building stock are promoted.

a2 autoeficiencia hídrica water self-sufficiency
Se reutiliza el agua del río para riego de las áreas verdes de la Colonia. Se implanta un sistema de recuperación de aguas grises. Se crea el ciclo del agua mediante la rehabilitación al servicio interno del agua.
The river water is used to irrigate the green areas of the Colony. A grey-water recovery system is implemented. The water cycle is closed by ensuring water to be reutilized in the river.

a3 autoeficiencia alimentaria food self-sufficiency
Se incrementa la superficie de cultivo y se fortalece el ciclo del abastecimiento de alimentos locales. Se fortalece el ciclo del agua mediante la rehabilitación al servicio interno del agua.
The area of crops and fruit trees is increased with the aim of securing the food for inhabitants that EAD uses as the food needed for food self-sufficiency, thus promoting the sustainable residential growth of the Colony.

e1 mezcla de usos mix of uses
Se reprograman algunos edificios de la Colonia fomentando la compatibilidad funcional como medida conectiva a la actual segregación de usos.
Some buildings in the Colony are reprogrammed, promoting functional compatibility as a connective measure for the current segregation of uses.

e2 incremento residencial residential increase
Se multiplica por 3,1 la densidad residencial de la Colonia, aumentando de 1.900 m² de superficie construida, población urbana y estacionamiento (CTR), con un 1,30 m de superficie por habitante.
The residential density of the Colony is multiplied by 3,1, increasing from 216 to 700 inhabitants per hectare through surface area to grow to 1,200 inhabitants (46).

e3 activación de las plantas bajas activation of the ground floors
Se intensifica la actividad en planta baja mediante la construcción de 1.900 m² de superficie comercial, población urbana y estacionamiento (CTR), con un 1,30 m de superficie por habitante.
The activity on the ground floor is intensified by introducing 1,900 m² of commercial, retail, workshop and restaurant (CTR) area, 1,30 m of commercial surface area per inhabitant.

e4 actividad económica economic activity
Se propone la sustitución progresiva de la actual industria contaminante de 1.900 m² de superficie comercial, población urbana y estacionamiento (CTR), con un 1,30 m de superficie por habitante.
The progressive replacement of the current low-value added industrial activity by economic activity with social value is proposed.

e5 equipamientos sociales social facilities
Se forman pequeños equipamientos que operen como espacios comunitarios para los vecinos de la Colonia.
Small social facilities are created serving some of the current urban demands of Esparaguera and Ocho de Montevideo.

e6 estructuras adaptables adaptable structures
Se definen cuatro niveles de crecimiento sostenible mediante estructuras planteadas (comerciales, actividades comunitarias, viviendas...) con una superficie potencial de 13.200 m².
Four areas of sustainable growth are defined through multiple structures (social facilities, community activities, housing...) with a potential surface area of 13,200 m².

e1 pacificación pacification
Se equiparenta el espacio público con plataforma única. Se prohíbe estacionar en el interior de la Colonia y se restringe el acceso a vehículos de servicio en determinados flujos horizontales. Se forma un equipamiento de 200 plazas.
The public space is equalized with a single platform. Car parking inside the Colony is prohibited and access to service vehicles is restricted to certain routes. A 200-space car park is formed.

e2 subtracciones selectivas selective subtractions
Se realizan diversas posturas de arguente para el valor residual de espacio público en relación con el Plan Director (uso de objetivos de gestión espacio pública y mejora las condiciones de ventilación y calidad de la edificación).
Localized distributions of subtractions without heritage value are indicated in the Master Plan and carried out with the aim of opening public space and improving the ventilation and overall conditions of the buildings.

e3 eliminación de barreras boundaries removal
Se planifican distintas intervenciones de derribo y sutura con el objetivo de mejorar la conectividad y la integración de los espacios interiores de la Colonia y su entorno inmediato.
Some demolition and restoration interventions are proposed with the aim of reconnecting architectural, urban and natural boundaries inside the Colony and its immediate surroundings.

e4 restauración restoration
Se incrementa la superficie arbolada, alcanzando un porcentaje total del espacio público en relación con el Plan Director (uso de objetivos de gestión espacio pública y mejora las condiciones de ventilación y calidad de la edificación).
The total forest area is increased, reaching 40% of overall public space and opening up for additional trees.

e5 incremento del IRS IRS increase
Se incrementa el Índice Bioclimático del Suelo, alcanzando un porcentaje de suelo permeable del 42% y permeabilidad (coeficiente de junta abierta) del 50%.
The Soil Index Index is increased, reaching a percentage of permeable soil of 42% and of water permeability (open joint coefficient) of 50%.

e6 equipamiento urbano urban equipment
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e7 movilidad sostenible sustainable mobility
Se mejora la accesibilidad a la Colonia mediante sistemas de transporte comunitario y se crea un modo de movimiento modal de ámbito de la antigua fábrica.
Accessibility to the Colony is improved through the implementation of a sustainable transport system and a modal interchange made in the former factory plot.

e8 itinerarios paisajísticos landscape routes
Se restaura y completan los caminos del entorno inmediato de la Colonia, formando un recorrido que conecta zonas de interés natural y recreativo de alta prioridad. Se crea el trazo del Camino GR-6 que atraviesa la Colonia.
The paths to the immediate surroundings of the Colony are completed and linked by creating a route that connects areas of natural interest and recreative heritage value. The GR-6 path is restored in order to go through the Colony.

p1 patrimonio heritage
Se rehabilita el patrimonio arquitectónico legado de la Colonia. Se crea el objetivo de poner en valor su memoria histórica.
The former architectural heritage of the Colony is rehabilitated, and its value is improved by restoring the historical memory.

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RE-COLONIZAR es un proyecto de regeneración urbana para la Colonia Sedó que se opera en cuatro ejes:
Autoeficiencia energética, hídrica y alimentaria.
Reprogramación de espacios edificados con el objetivo de obtener un tejido urbano más complejo, intenso y sostenible.
Pacificación, restauración y mejora de la accesibilidad del espacio público.
RE-COLONIZAR is an urban regeneration project for the Colonia Sedó that is based on four axes:
Energy water and food self-sufficiency.
Reprogramming of buildings with the aim of obtaining a more complex, intense and sustainable urban fabric.
Pacification, restoration and improvement of the accessibility of the public space.

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reprogramación reprogramming
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incremento residencial residential increase
activación de las plantas bajas activation of the ground floors
actividad económica economic activity
equipamientos sociales social facilities
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espacio público public space
pacificación pacification
eliminación de barreras boundaries removal
restauración restoration
incremento del IRS IRS increase
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patrimonio heritage
rehabilitación y mejora de la accesibilidad del espacio público rehabilitation and improvement of the public space
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estructuras adaptables adaptable structures
comunidad comunitaria community corps
espacio público en sombra shaded public space
espacio de trabajo workspace
viviendas housing

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