



H-Buurt

**PROJECT SCALE:** S - urban architecture

**TEAM REPRESENTATIVE:** Architect, Urban Planner

**SITE FAMILY:** From city to productive city

**LOCATION:** H-buurt, Amsterdam

**POPULATION:** Amsterdam 835,000, neighbourhood: 7,500

**STUDY AREA:** 36 Ha

**PROJECT SITE:** 2.9 Ha

**SITE PROPOSED BY:** City of Amsterdam

**ACTOR(S) INVOLVED:** Gemeente Amsterdam

**OWNER(S) OF THE SITE:** Gemeente Amsterdam

**COMMISSION AFTER COMPETITION:** Assignment to make urban design guidelines for the project site and urban plan

### HOW CAN THE SITE CONTRIBUTE TO THE PRODUCTIVE CITY?

On this location, traditional light manufacturing industries such as a car wash and bakery already exist. These can stay, but a more comprehensive exploration of productivity is asked for in the competition. These ideas are needed in order to create a meaningful social and economic place in the city, which despite a recent influx of new residents it remains characterized by relatively high unemployment and high poverty. There is a need to attract private investment and from the perspective of the city, this can be achieved by proposing good design that is innovative and financially feasible.

### CITY STRATEGY

The site is located in Amsterdam Zuid-Oost, an area characterized by mono-functional residential neighbourhoods and office undergoing transformation. High-rise residential buildings have been demolished and replaced by new blocks with a more human scale. Before the financial crisis, the municipality subsidised socially inclusive projects. In the current development model, the city would like to partner with developers to find new ways to safeguard strategies that can protect and nurture inclusive urban development. There is a desire to change the mono-functional area into mixed live/work neighbourhood that can foster the low-income economy.



# European 14 – H-buurt Amsterdam (NL)



Koers 2025: locations for development as appointed by the city of Amsterdam



## SITE DEFINITION

The H-Buurt is a small community of about 7500 inhabitants and is one of the districts of the Bijlmer, which was built in the 1960s following the functional ideas of CIAM and Le Corbusier that proposed to separate working areas from residential areas. Today, the neighbourhood is characterised by a mix of 1960s high-rise buildings and 1980s low-rise buildings set within a landscape with mature trees, areas of water and open spaces for parks. Traces of the CIAM philosophy on mobility still exist: cars, bicycles and pedestrians are clearly separated. The area has good connections to the city centre by Amsterdam’s metro line and has good connections to the city periphery by car, bus and bicycle.

## HOW IS PRODUCTION CONSIDERED IN THE URBAN DIVERSITY PROGRAM?

On the project site, the Hakfort parking building will be demolished and replaced by an alternative building typology and functional mix in which living and working can coexist. There is an urgent need to propose cheap building solutions in order to attract private developers to engage in this project. Therefore, the proposed typology needs to address the issue of cost effectiveness through its functional organisation, programmatic innovation and construction logic. It will be wise to supplement the skills in the design team with knowledge of local business ecologies, construction costs and social geography.

A second parking building will also be demolished and redeveloped, giving opportunities to propose a new cluster of buildings, in which low-end productivity should be encouraged and reinforced from the bottom up. The public space can play a role in enhancing the productivity while making it visible and promote social cohesion. The 1960s design principles of separating functions have led to problems in social safety. For example, building plinths, elevated streets, under-passes etc. need special attention. On the study area, the municipality is seeking prototypical ideas to improve connectivity, way-finding, safety and general well-being. The theme of productivity can animate the use of public spaces.



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parking building Hakvoort (will be demolished)



Hakvoort street



park next to the Abcouderpad





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view from IMO Carwash Hakfort



courtyard Heesterveld student housing



From Bullewijkpad looking towards underpassage Huntumdreef



Bullewijkpad