

Population
167.964

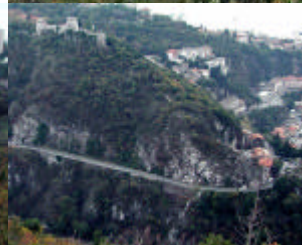
Location
St. Chatarina

Study area
7 ha

Site area
2 ha

Theme

The competitors are called to improve its urban character. Although the attractive position will probably make the houses appealing to the high income society group, the intention of the programme dictates a diverse types of housing. Both site and its close surroundings lack functions and intensive urban life. The whole purpose of the intervention is to re-animate the forgotten fragment in city tissue.

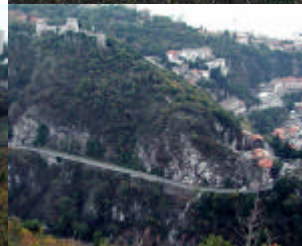


Conurbation

Rijeka is also an important European transit port, located on the northern coast of the Kvarner Gulf. The area around Rijeka represents the most developed tourist region in Croatia, with a tradition dating back to the 19th century. The importance of industry in Rijeka, however, does not allow the city to develop into a holiday centre. Instead, Rijeka has developed into a strong centre of business tourism. The most recent construction of a bypass high above the city has shifted the heavy transport from the city itself thus creating an opportunity for new land development.

Site

The site is named St. Chatarina. Whole zone is poorly developed and the site itself was until recently occupied by army. Today it is partially developed by scattered family houses, but still not adequately connected to the city's road network. As the army abandoned the site, it has been recognised as attractive for urban development and the new road connections are planned. The site encompasses 7 ha on the hill's plateau suitable for construction. Although less than 2 km away from the sea line the site is about 200 metres above sea level with consequently admirable views. .



Programme

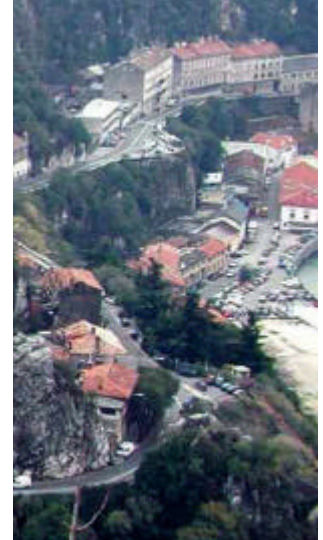
Municipal authorities would like to develop the site as high quality diversified housing area. The only limitation - high voltage power line - should be designed as a green corridor about 30 metres wide. No other buildings on the site should be preserved. Next to the site the botanical garden is foreseen with an access from the site. The zone should be mainly residential with public/commercial facilities for the needs of future inhabitants and visitors of the botanical garden.

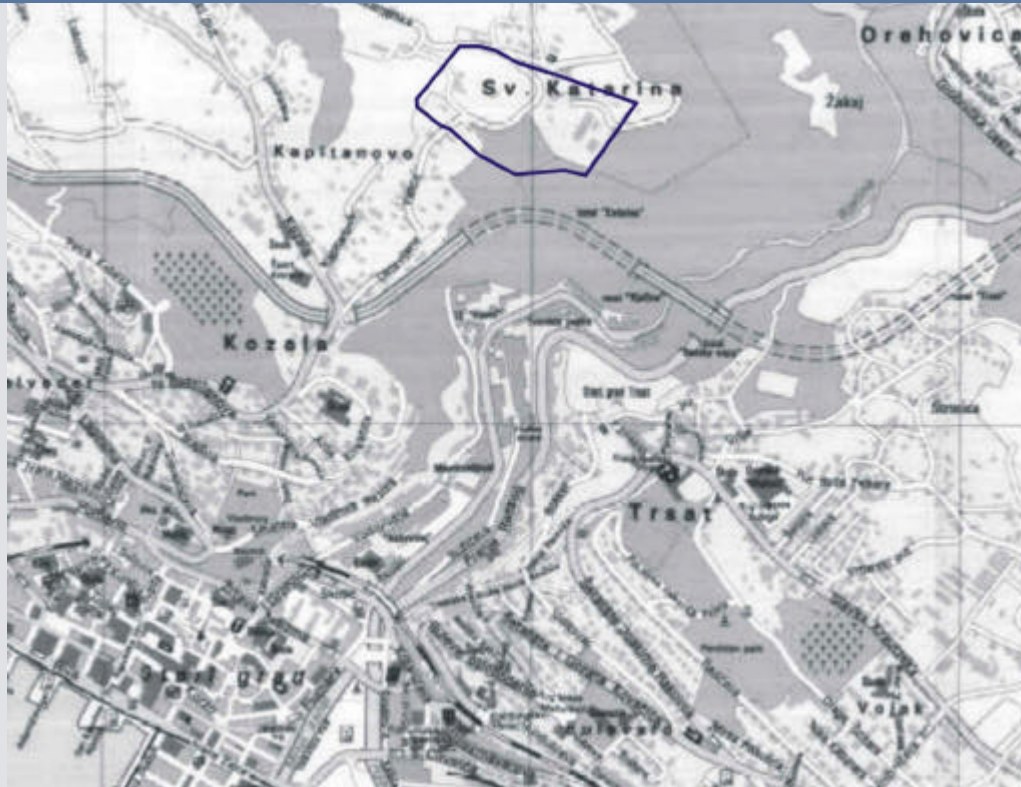
Issues

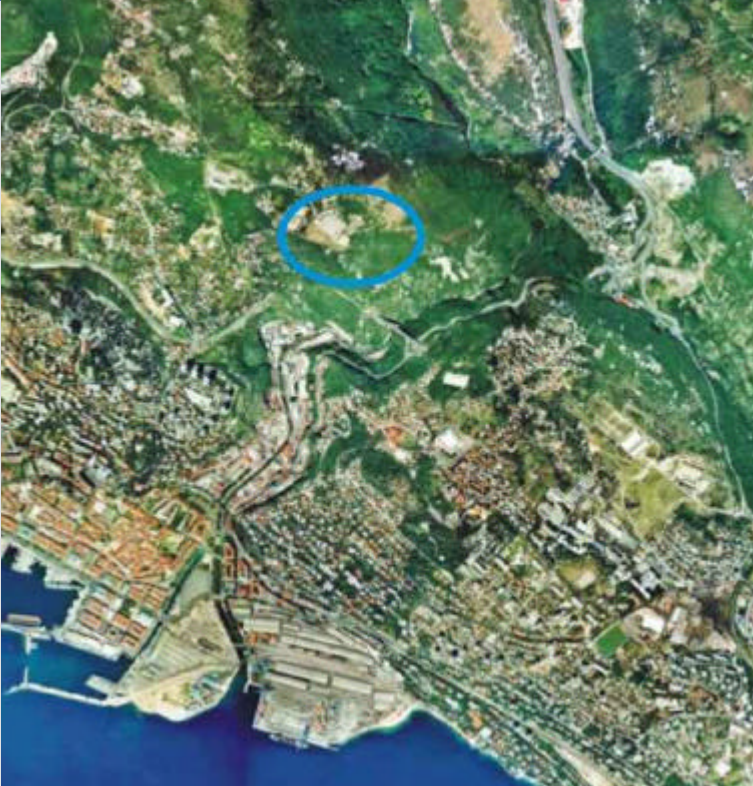
functional: The area should be developed as mainly residential, with accompanying commercial and public facilities (shops, kinder garden, crafts, etc) and access to the botanical garden.

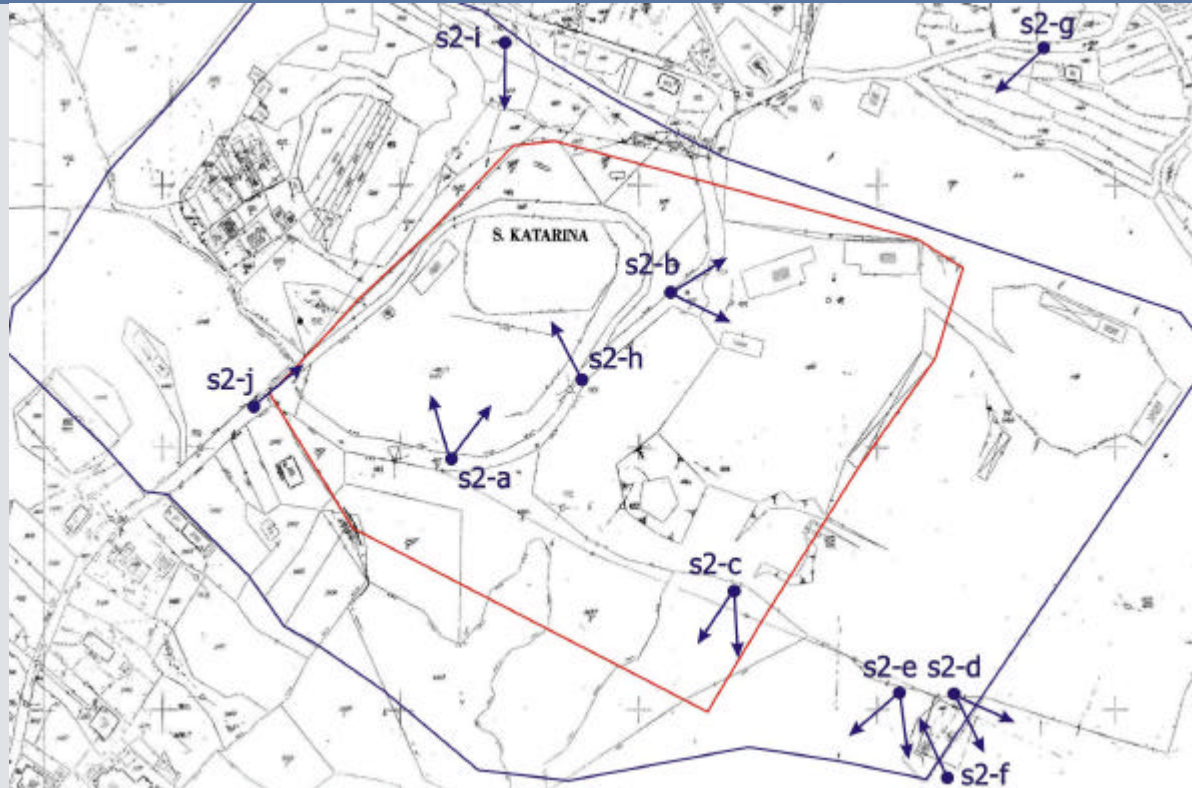
social: Typologically the wider surroundings is marked with low-density residential districts (individual housing). Because of its attractive position and natural and topographical qualities, presumably the future inhabitants of the area will come from the higher income class of the society.

perceptual: The canyon adjacent to the site is almost intact in its wild and rugged beauty. It is considered as a nature reserve and protected accordingly. Future construction should build upon existing natural elements and develop urban but also environment-friendly human habitat.









theme

conurbation / site

programme / issues

screens 1 / 2 / 3 / 4



