

SCHORSMOLEN (NL)

Socially connected and climate adaptive

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Team representative: architect/urbanist/landscaper

Location: Schorsmolen, Breda

Population: City 45,000 inhab

Reflection site: 25 ha

Project site: 5,15 ha

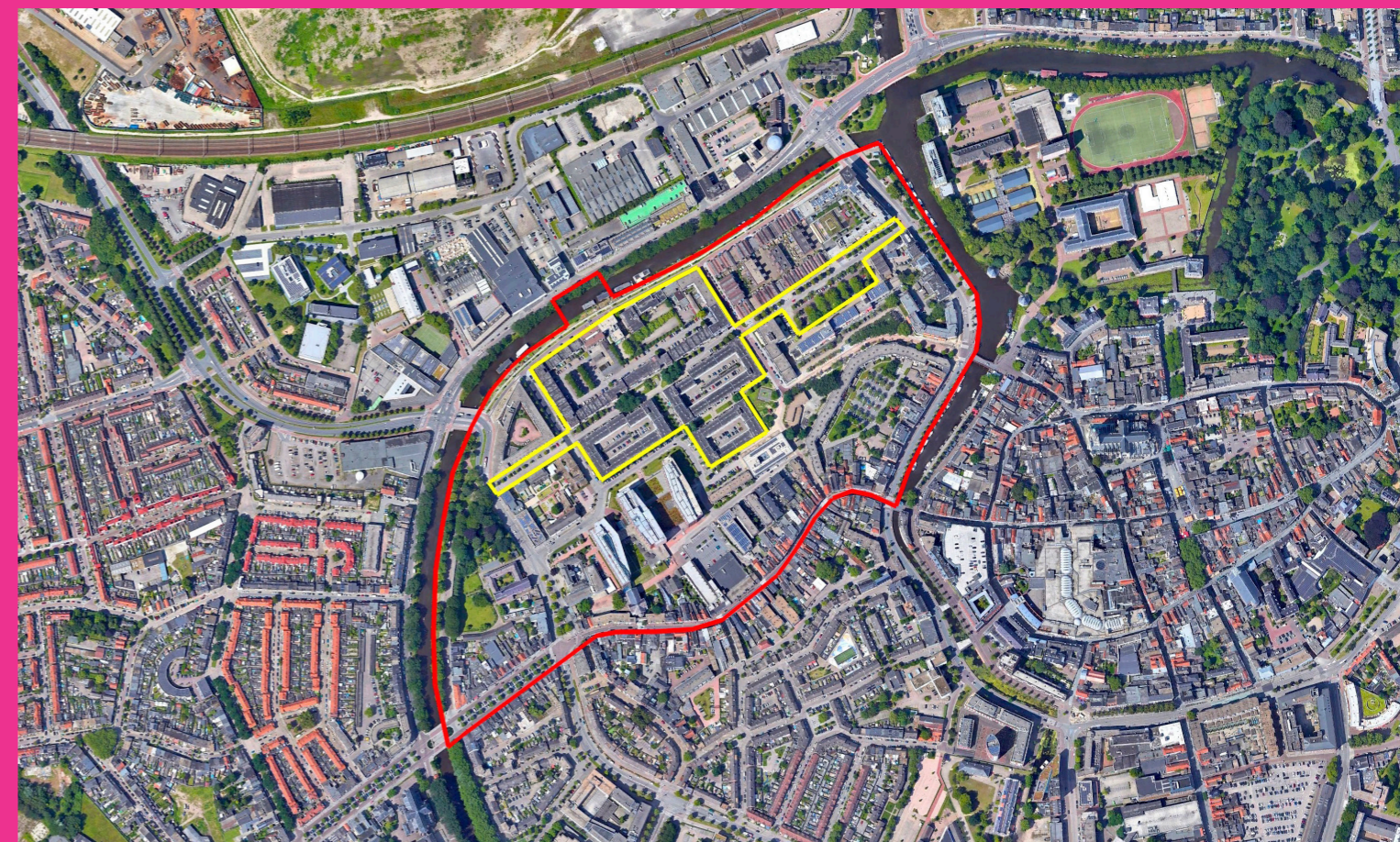
Site proposed by: Municipality of Breda

Actors involved: Municipality Breda, Housing corporations

Owner(s) site: Municipality Breda, Housing corporations

Commission after competition:

The concepts, typologies and/or approaches generated in the competition may lead to commissioning of further studies. Follow up research by design assignment at the project site or a site with similar challenges may be commissioned by the municipality of Breda and/or private partners. All Dutch locations are situated in the urban region called SRBT. Each sites represents prototypical design challenges within this region.



INHABITED MILIEU'S CHALLENGES

The Schorsmolen district in the centre of Breda is categorized as a 'weak' neighbourhood. Schorsmolen has very vulnerable liveability of all neighbourhoods within Breda. Low liveability, low social cohesion and low safety are the main problems in the area. In Schorsmolen there is little or no usable greenery and almost no recreational opportunities. All public areas are dominated by (inappropriate) parking, speeding traffic, alcohol consumption very vulnerable and waste on the street. The residents experience the neighbourhood as very unsafe.

Although the Schorsmolen district is classified as a 'weak' neighbourhood, it has one of the highest percentages of young people present In the neighbourhood. Because Schorsmolen is very close to the old city centre of Breda, it offers a very good chance of densification and realise an healthy mix of housing typologies. There is a need for transformation strategy at the neighbourhood level, which aims to reduce the parking spaces increase the quality public spaces, increase green public space and add substantial number of new homes.

Connecting, Densifying, Greening and Orienting are the basis principles for tackling the challenges and opportunities of the Schorsmolen district.

The local housing corporations have crucial locations along the Middellaan. The housing corporation can play an important role in developing and experimenting with alternative 'typologies for living-together'. By participatory process with the local residents.

The challenge is to develop a long-term urban transformation strategy that offers a vision of ‘affordable living’ and testing alternative ‘typologies for living-together’.

Propose public space and architectural design ideas for this hottest spot in Breda which is ear-marked for special attention in respect to climate adaptation, and is integral to the long-term urban strategy.



QUESTIONS TO THE COMPETITORS

Propose a strategy at block level, that offer new forms of affordable, urban living with a greater mix of housing types and resolves the current problematic relationships between public and private and introverted nature at the street level in creating an attractive and socially inclusive neighbourhood.

Consider the potential role of the Middellan, given its historical significance, in designing a long-term urban transformation strategy for the area.

Propose a new vision on the public space, streets and provision for parking by re-considering the balance of hard (asphalt) and soft (green) surfaces for Schorsmolen as a whole.

Include a phasing strategy for the implementation of the urban transformation strategy for whole of Schorsemlen allowing block by block development and participation of local residents.

In the emerging new urban context where Schorsmolen is in-between; 't Zoet, the and the existing city centre of Breda consider new opportunities for Schorsmolen.

There are many places in the region and Netherlands that are dealing with similar questions of over heating and degradation. Innovative bottom-up proposals and processes can trigger broader implementations of community building, multi-generational living and new typologies.

