

RE-DWELL Workshop

International Social Housing Festival 2022

A holistic approach for affordable and
sustainable housing: a use case

Helsinki, 14 June 2022



European
Commission

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WORKSHOP OBJECTIVES

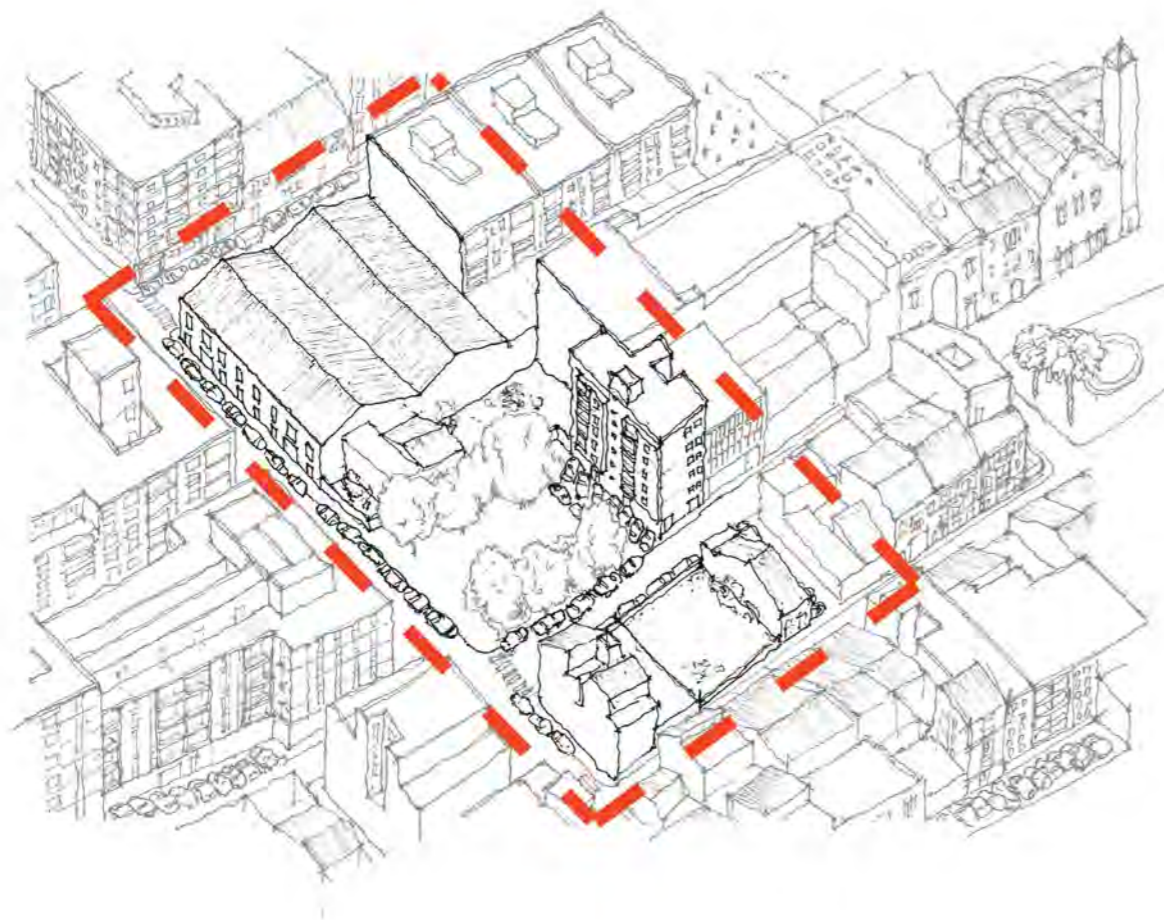
- The aim is to understand a proposed scenario from the 3 perspectives of "community participation", "design, planning & building", and "policy & finance".
- It is important to think of these as 3 interconnected sessions where we will be interlinking key concepts from each area to discuss holistic housing solutions.



SCENARIO

You are here to create a proposal with us that holistically integrates sustainability towards a new revolutionary, bottom-up, and collaborative proposal and help us win the scheme for you! The council have a plot of land (outline in red below) in a working-class neighbourhood that is going to be developed into a new housing scheme that includes a new sustainable masterplan and housing units.

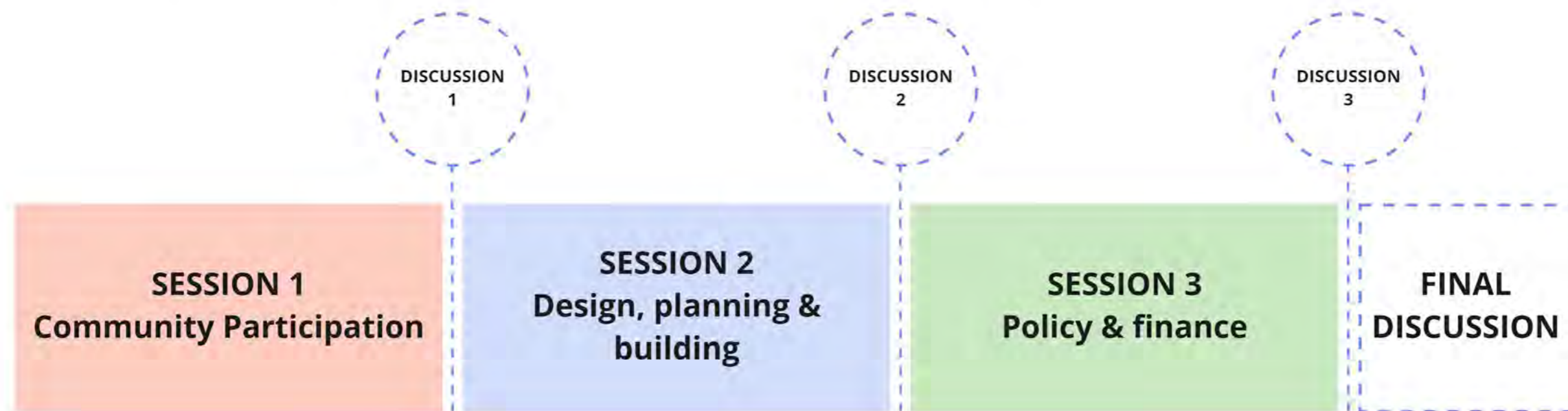
THE SITE



- The site is composed of different plots.
- Two existing residential buildings from the 1970s where 40 low-income families live.
- Existing warehouse with local cultural value.
- There are several empty pieces of land.
- Existing residents are complaining about the gentrification which has already started in the adjacent blocks.
- Previous top-down attempts to redevelop the neighbourhood resulted in residents' distrust.
- Some of the current residents might oppose the project.
- The council has reserved funds for the first development stage but calls for a long-term financially viable housing scheme.
- Progressive political parties, NGOs, and activists are sceptical about the long-term commitment to social and environmental goals.

WORKSHOP STRUCTURE

- The time structure of the session will be divided in three main parts each lasting approximately 30 minutes.
- Each session will start with a short introduction and presentation of the guidelines.
- Between each session we would like you to share your discussions with a summary by one person per group! We will ask one or two groups to share between sessions.
- We will end the session with a final group discussion.



Design, planning and building



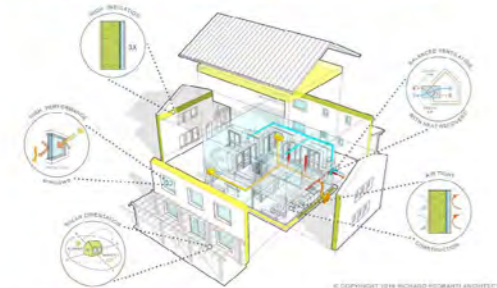
Undesignated spaces - Neave Brown, London



Future-proof adaptability - ADP Architektur, Zurich



APROP, Barcelona - Passive design with double skin façade



Passive design strategies



EnergieSpong_pre-fabricated modules

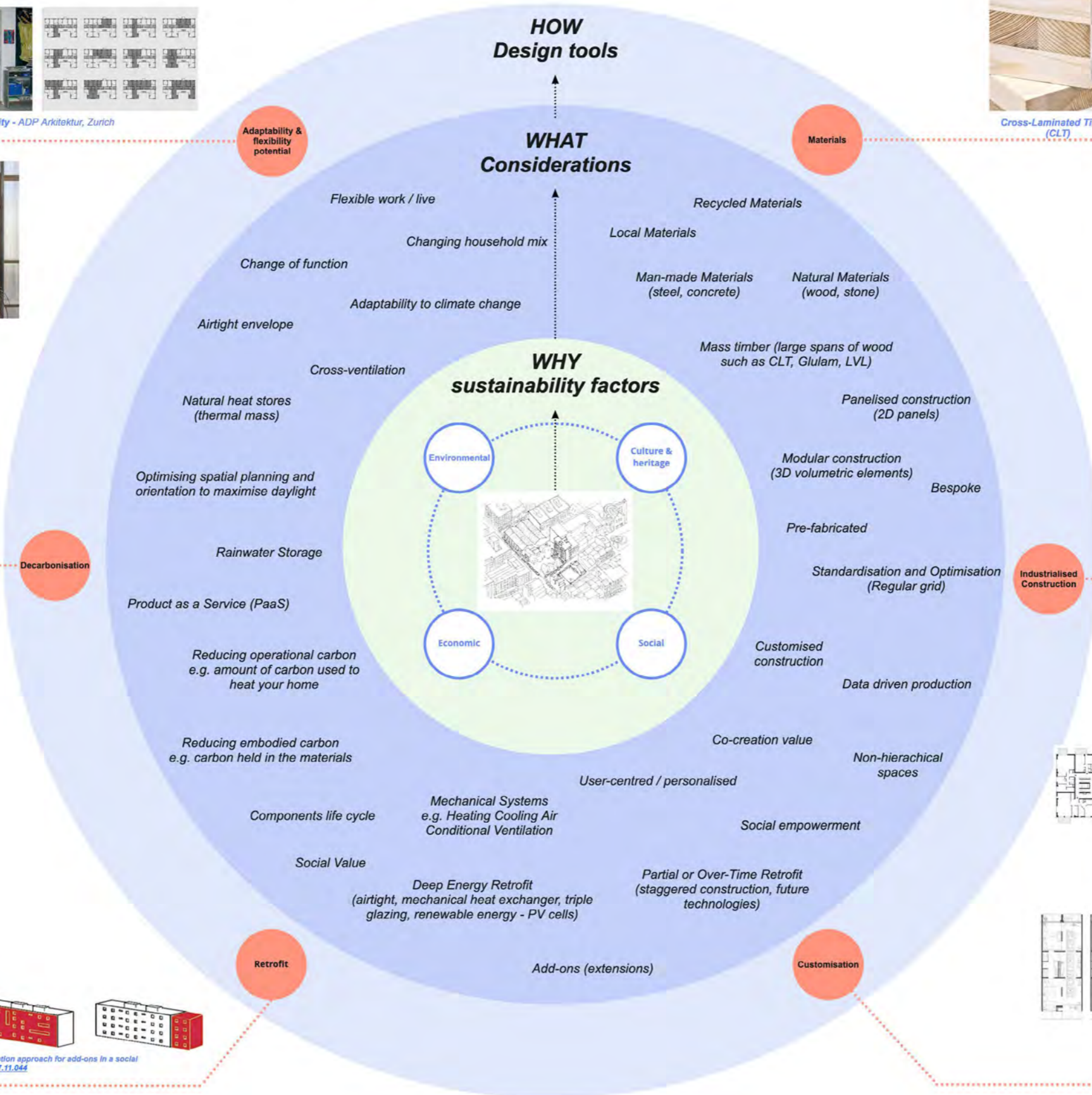


Extensions to preexisting buildings - Lacaton & Vassal, France



Add-ons

Agliardi, E., Cattani, E., & Ferrante, A. (2018). Deep energy renovation strategies: A real option approach for add-ons in a social housing case study. *Energy and Buildings*, 161, 1-9. <https://doi.org/10.1016/j.enbuild.2017.11.044>



Cross-Laminated Timber (CLT)



Steel



Concrete



3D House with clay in Italy, 2021 by Tecla and WASP



3D volumetric prefabrication - by Compact Habit



2D panelised prefabrication - by GREE



Modular configurations - Moduli 225, Helsinki



Shared grid and customisation rules - ANA Architekten, Netherlands



Non-hierarchical spaces - Bosch Capdeferro Arquitectes, Girona

Community participation

Overall introduction

- To envision an ideal neighbourhood, it is necessary to design **with** rather than **for** the community.
- To warm up with the workshop, we will explore the key considerations to be taken into account when organising a participatory process; who participates, how, for how long, and where?

Discussion

- Starting with the **six phases of a participatory process**, from the conception of the idea to the achievement of commitment for long-term engagement, we will follow a path that will lead us to the main targets of social sustainability.

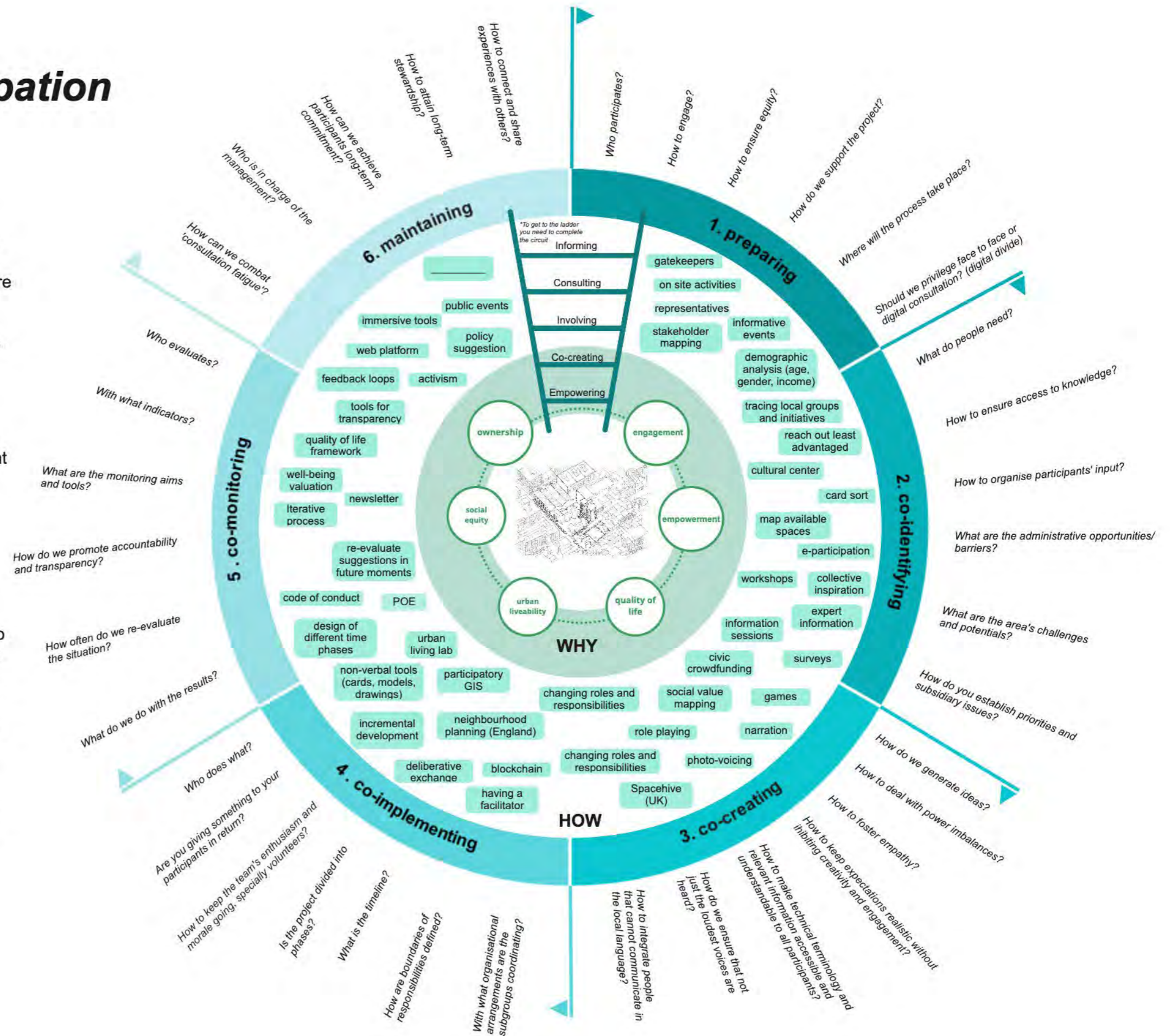
Task

Discuss with your teammates!

- Using the wheel of participation, reflect on how you would carry out the community participation process to respond holistically to the **scenario**. Take into account the different phases and tools proposed. You can add more relevant questions and tools if needed.
- Use the diagram to find useful questions in your discussions or come up with new ones based on your experiences.

Concluding question

We would like to know, in your opinion, what are the opportunities and limitations of community participation and participatory planning in your country?



Policy and financing

Overall introduction

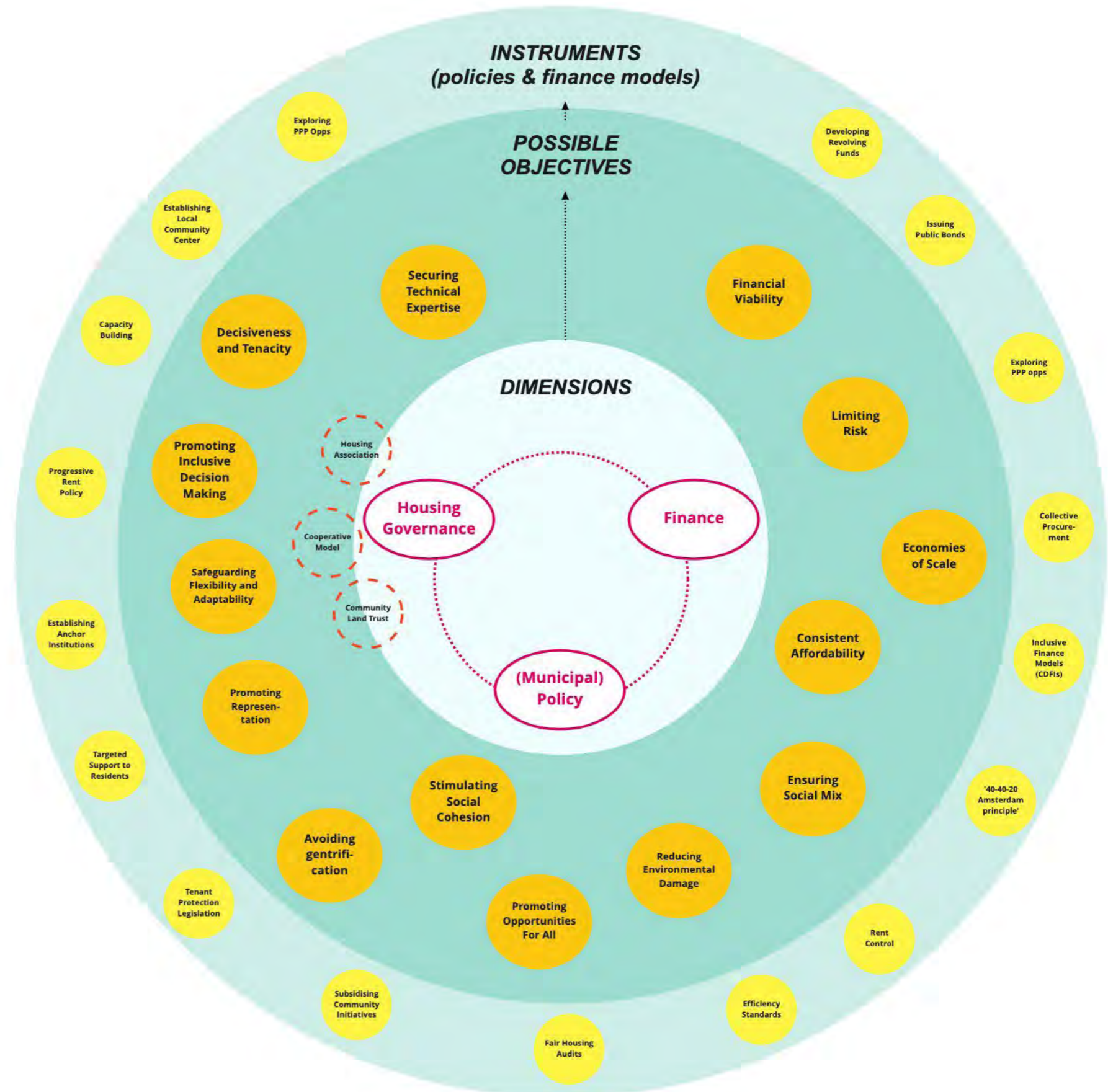
- You will now deliberate on the former sessions from a policy perspective, and think about what is needed to accomplish and sustain the ideal neighbourhood
- For the purpose of providing a concise overview in time, you will distinguish the internal governance of the housing block, its financial management, and the overarching municipal policies

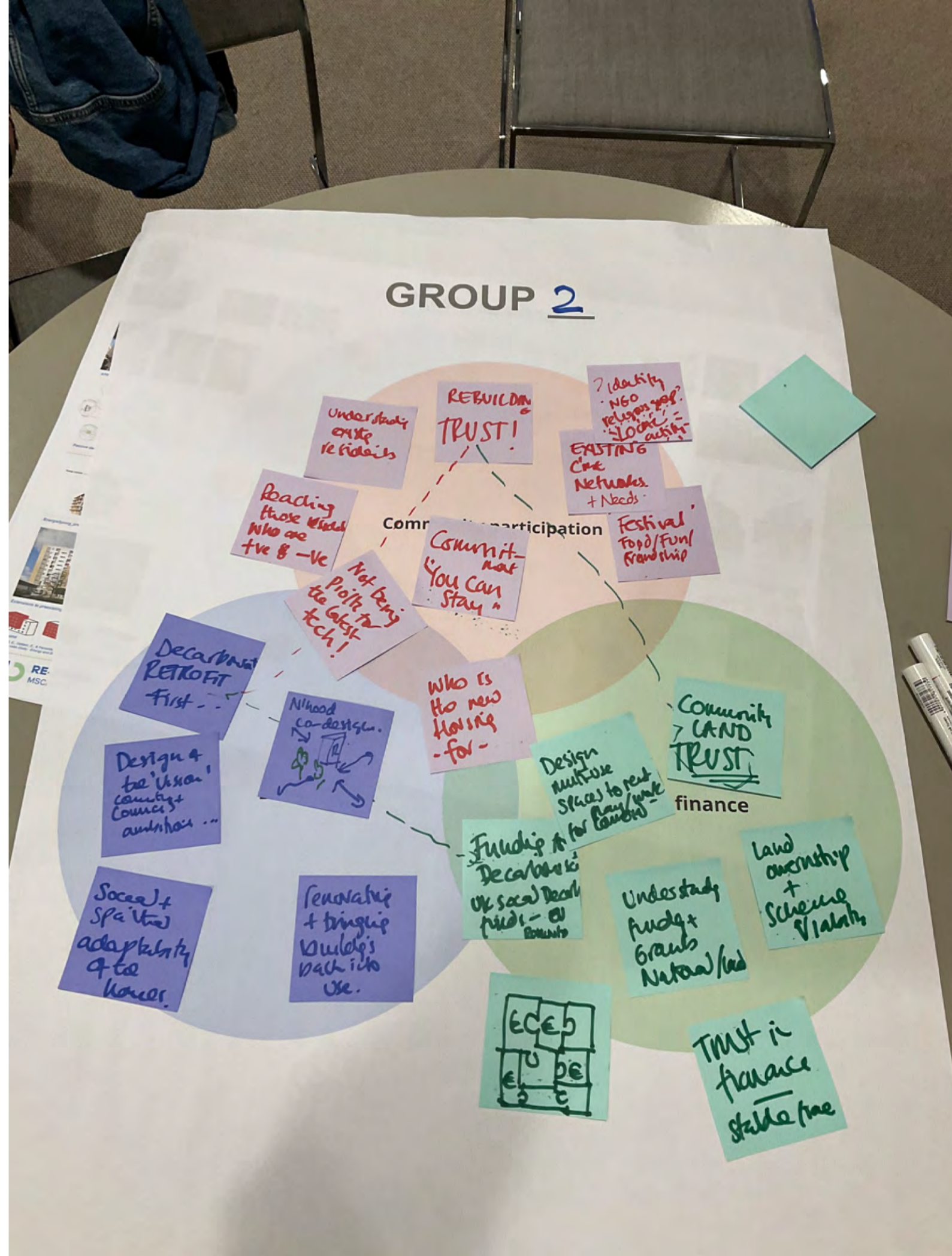
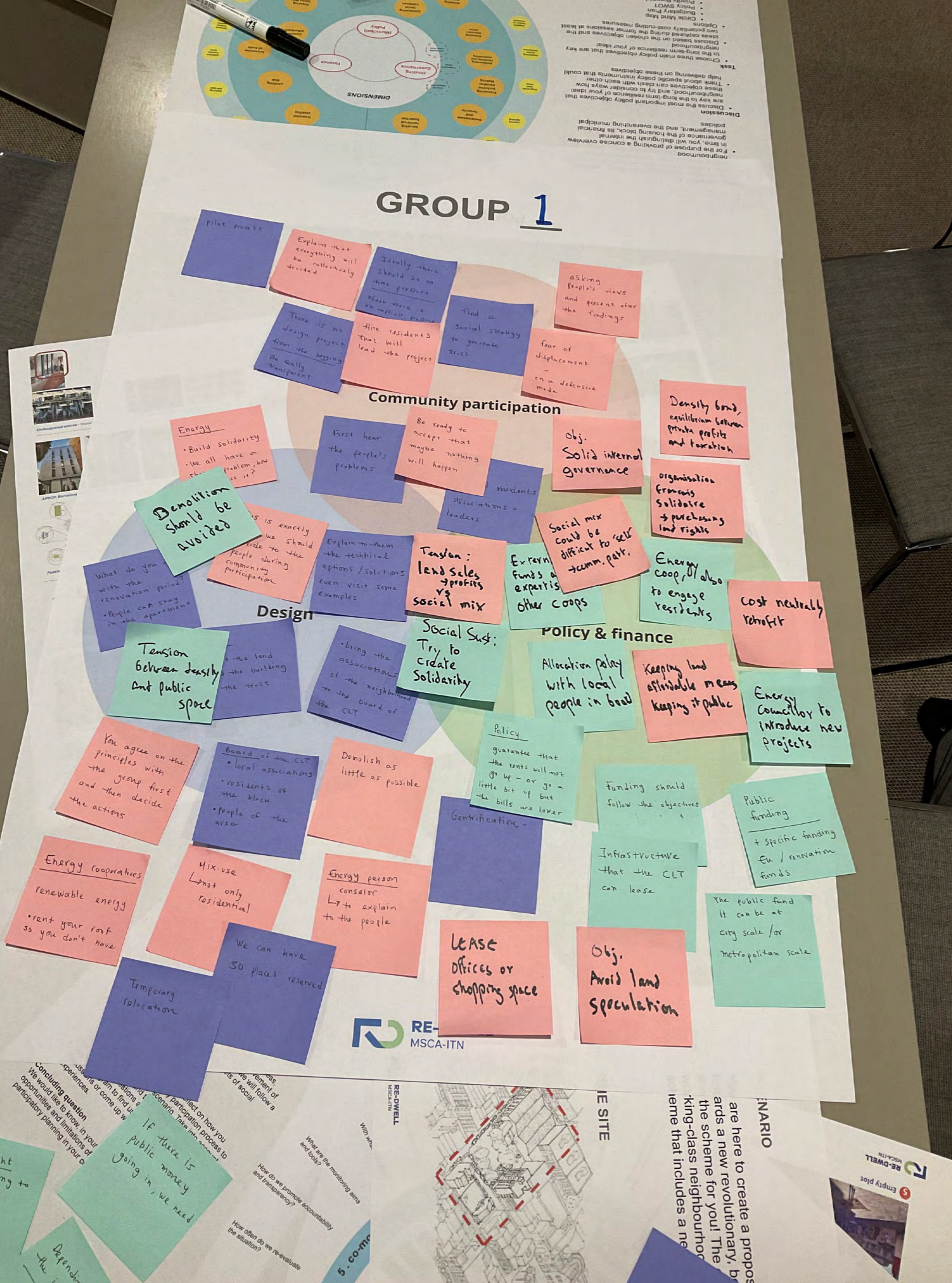
Discussion

- Discuss the most important policy objectives that are key to the long-term resilience of your ideal neighbourhood, and try to consider ways how these objectives can clash with each other
- Think about specific policy instruments that could help delivering on these objectives

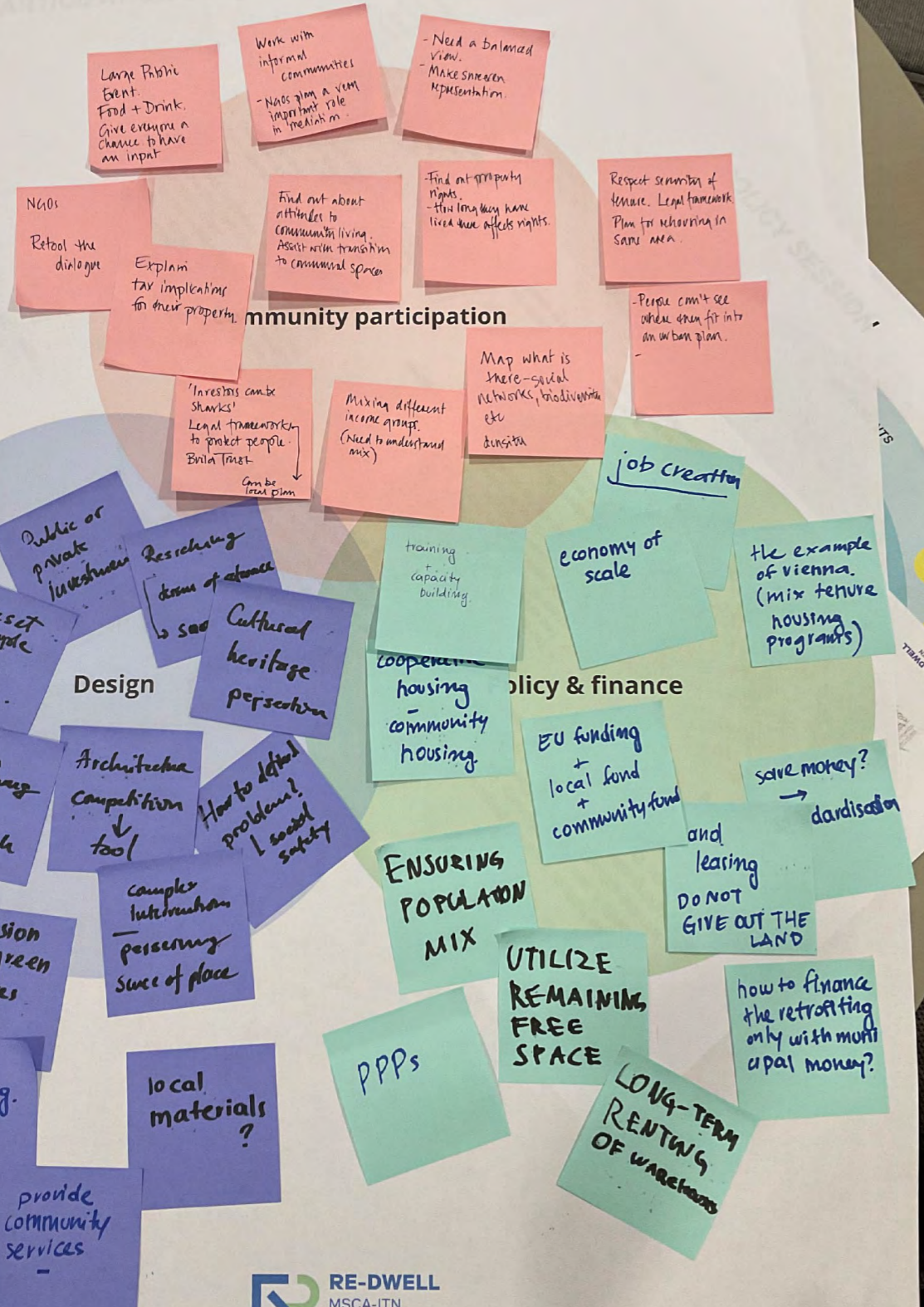
Task

- Choose three main policy objectives that are key to the long-term resilience of your ideal neighbourhood
- Discuss based on the chosen objectives and the ideas captured during the former sessions at least two potentially cost-cutting measures
- Options
 - Circle Mind Map
 - Budgetary Plan
 - Policy SWOT
 - Priority Pyramid

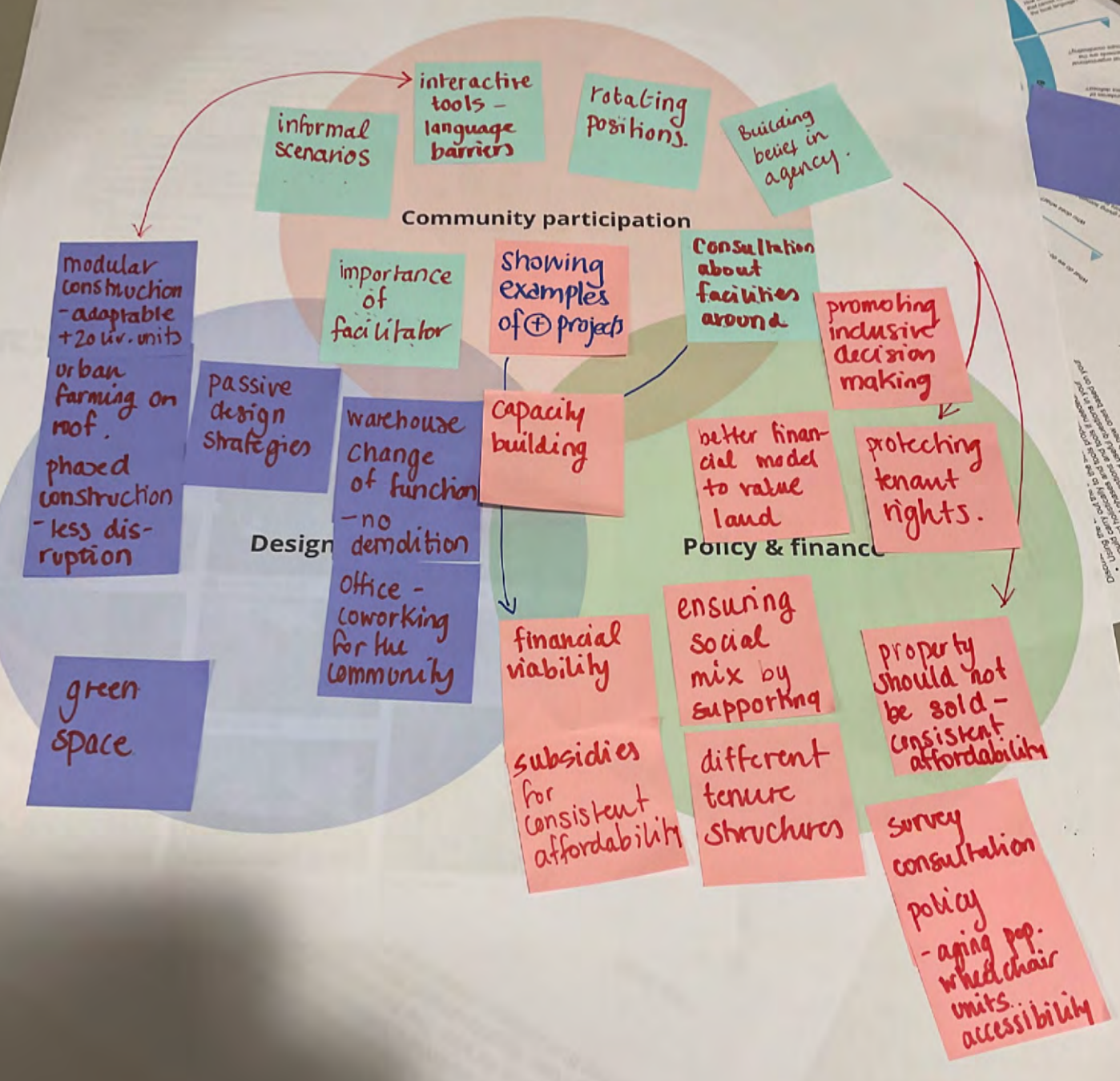




GROUP 3



GROUP 4





RE-DWELL

MSCA-ITN