

Science City

Use alternatives for the military barracks
Neusiedl am See

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Nikolic, V.; Dorner, W.;

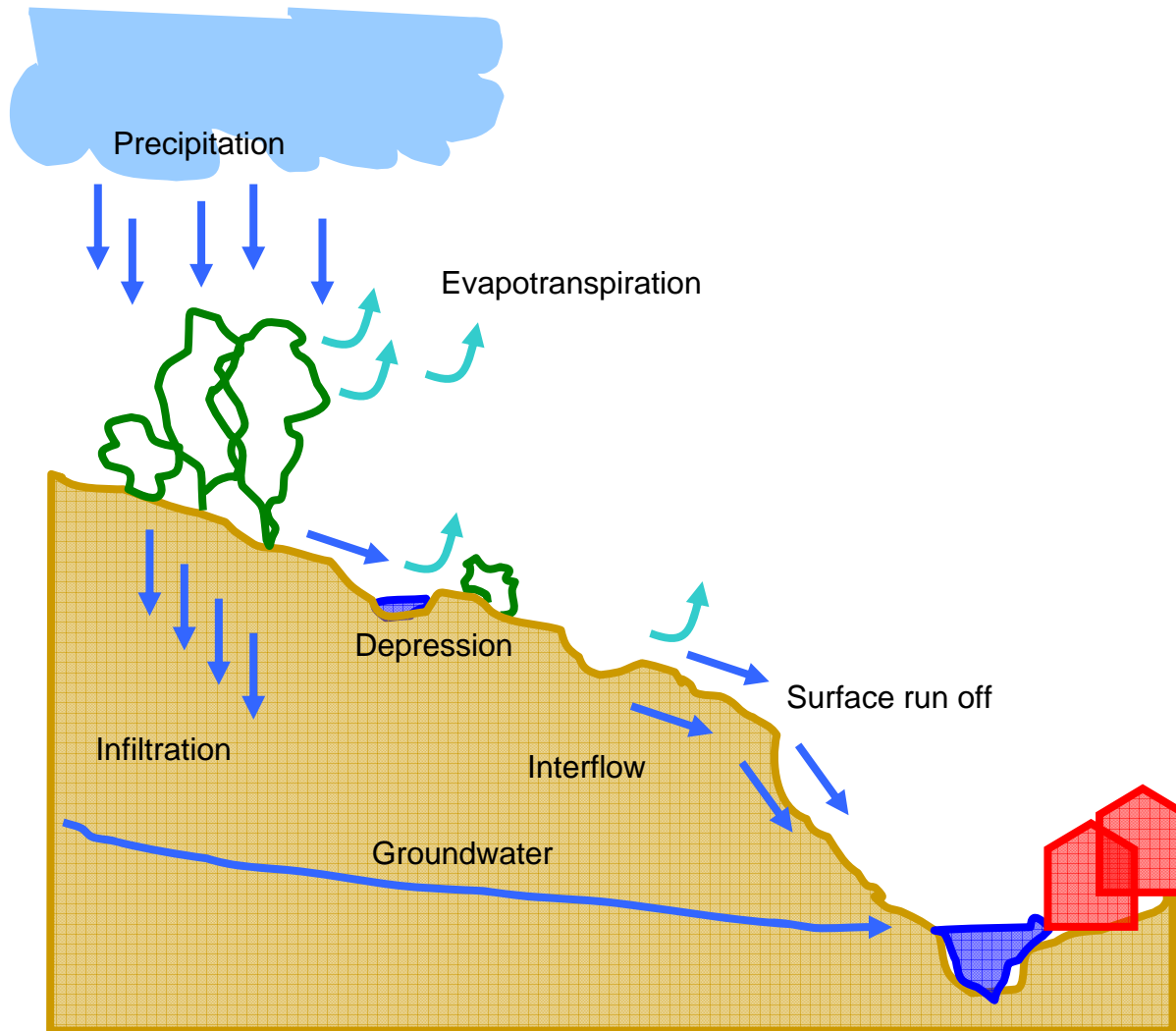
Structure

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- Conclusion and discussion

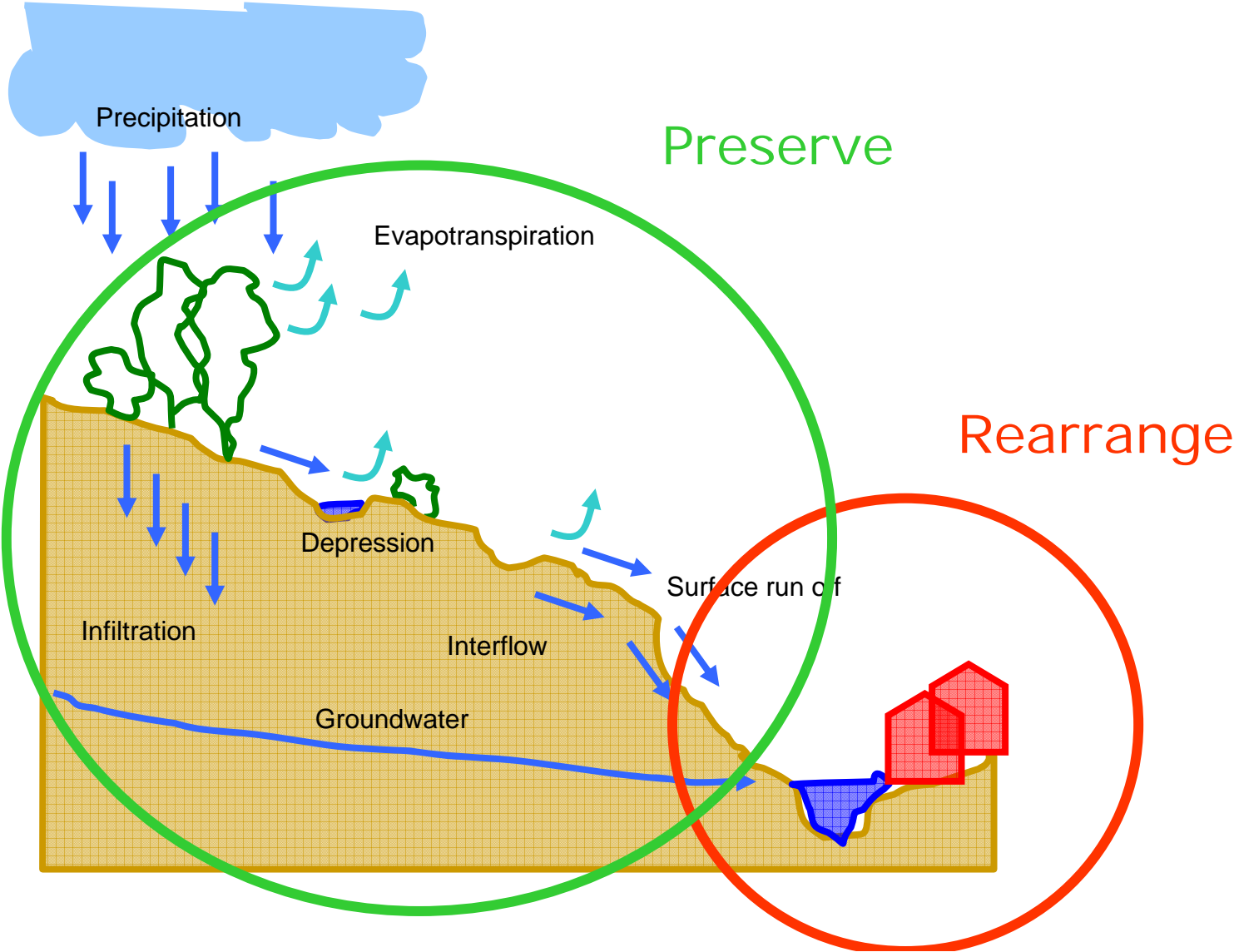
Theory of brownfield management

- Birth of the brownfield
- Reasons for unuse of the area
- Position of the government/community
- History of the area
 - Type of Use
 - Contaminations
 - Remaining buildings
 - Form of the area
 - Location in the regional context

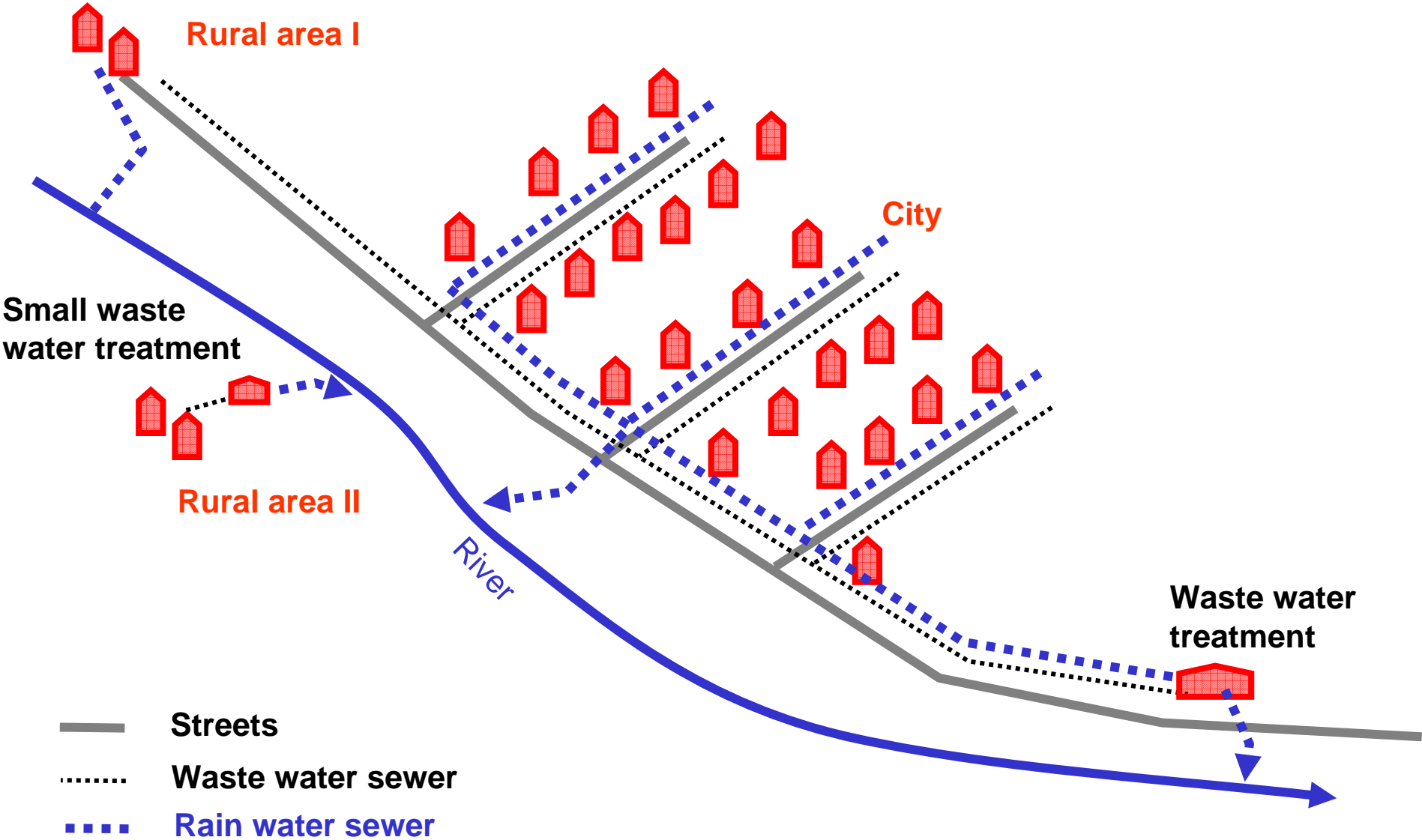
Hydrologic cycle



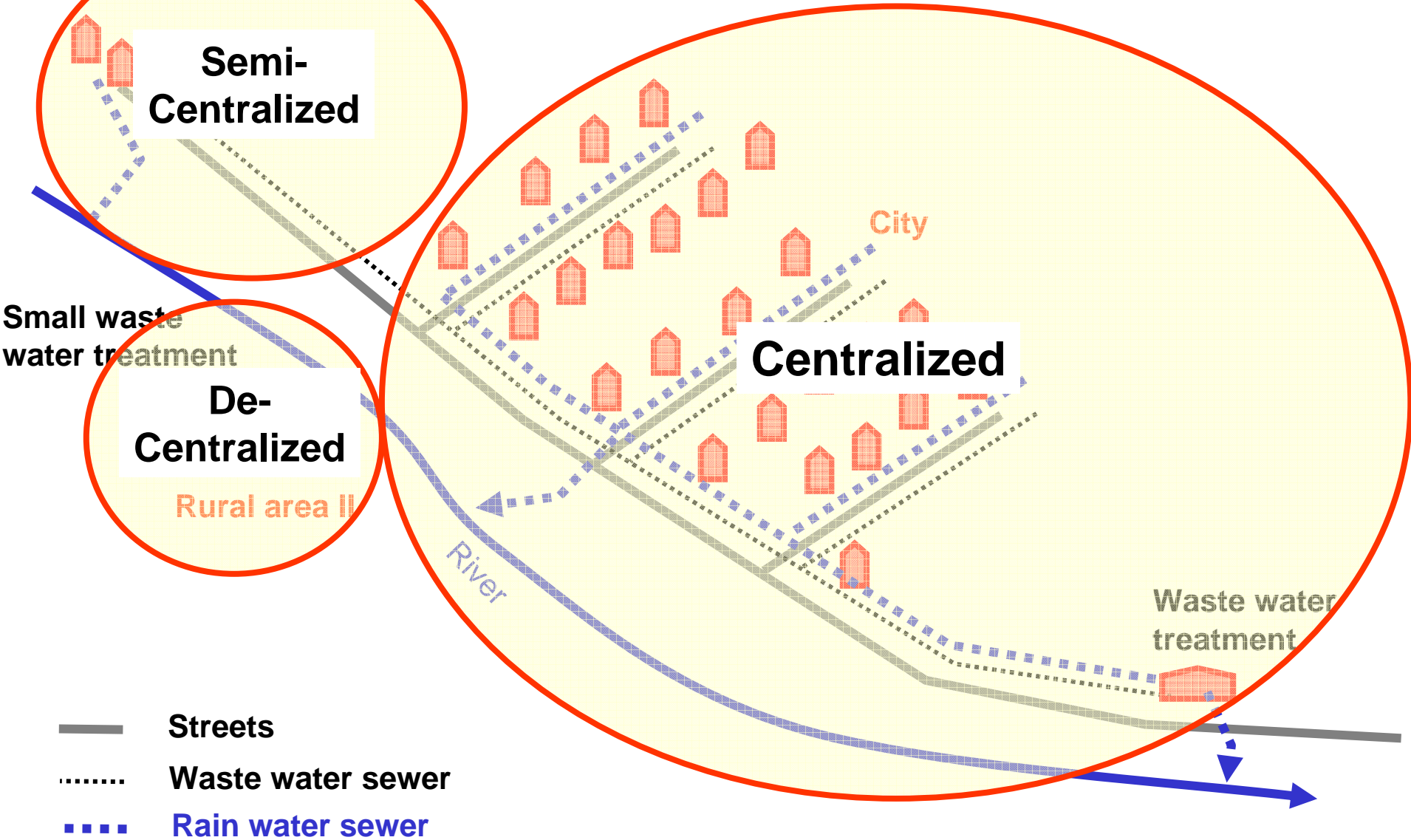
Hydrologic cycle



Urban Rain Water management - conservative

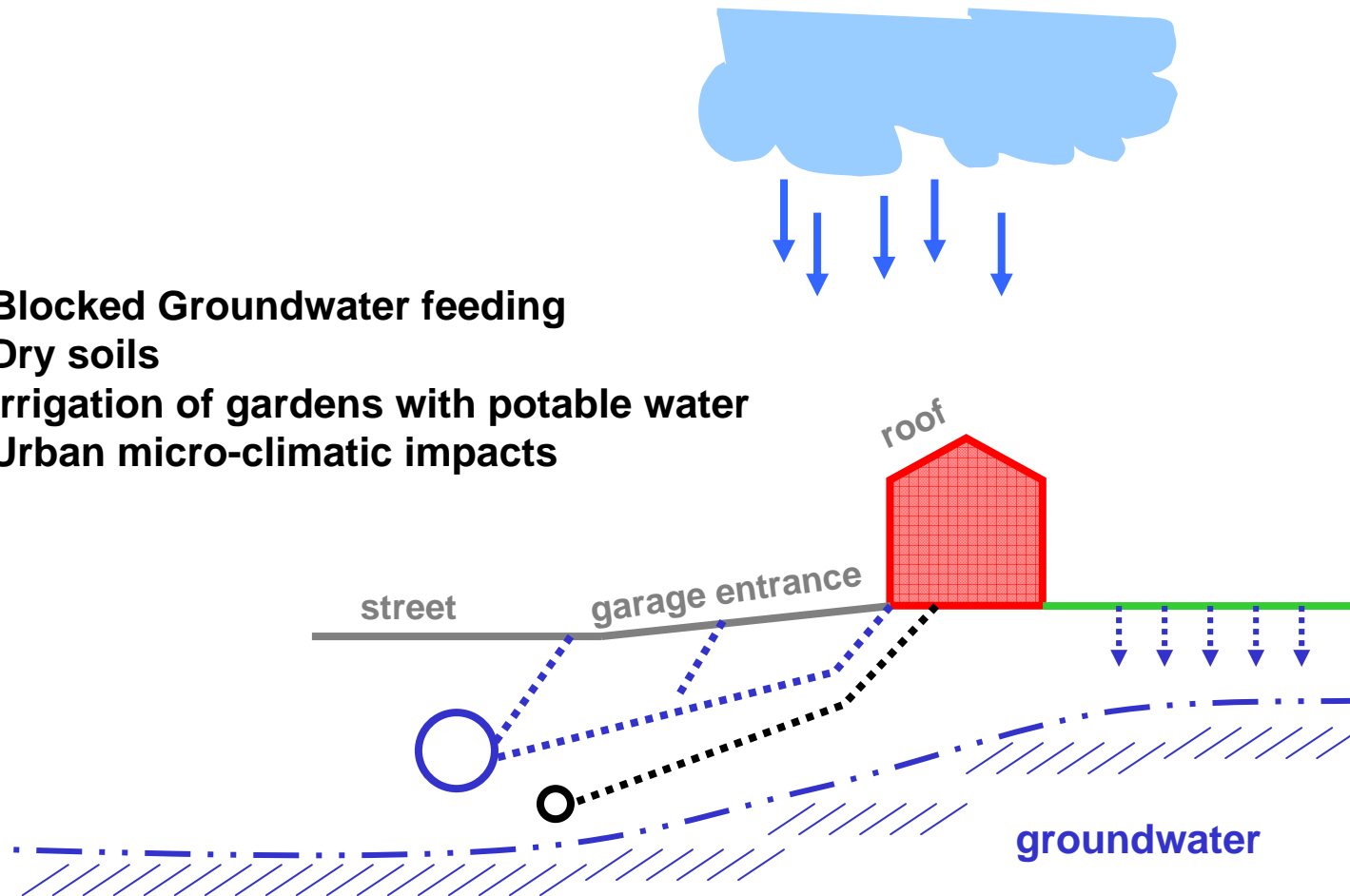


Urban Rain Water management - conservative

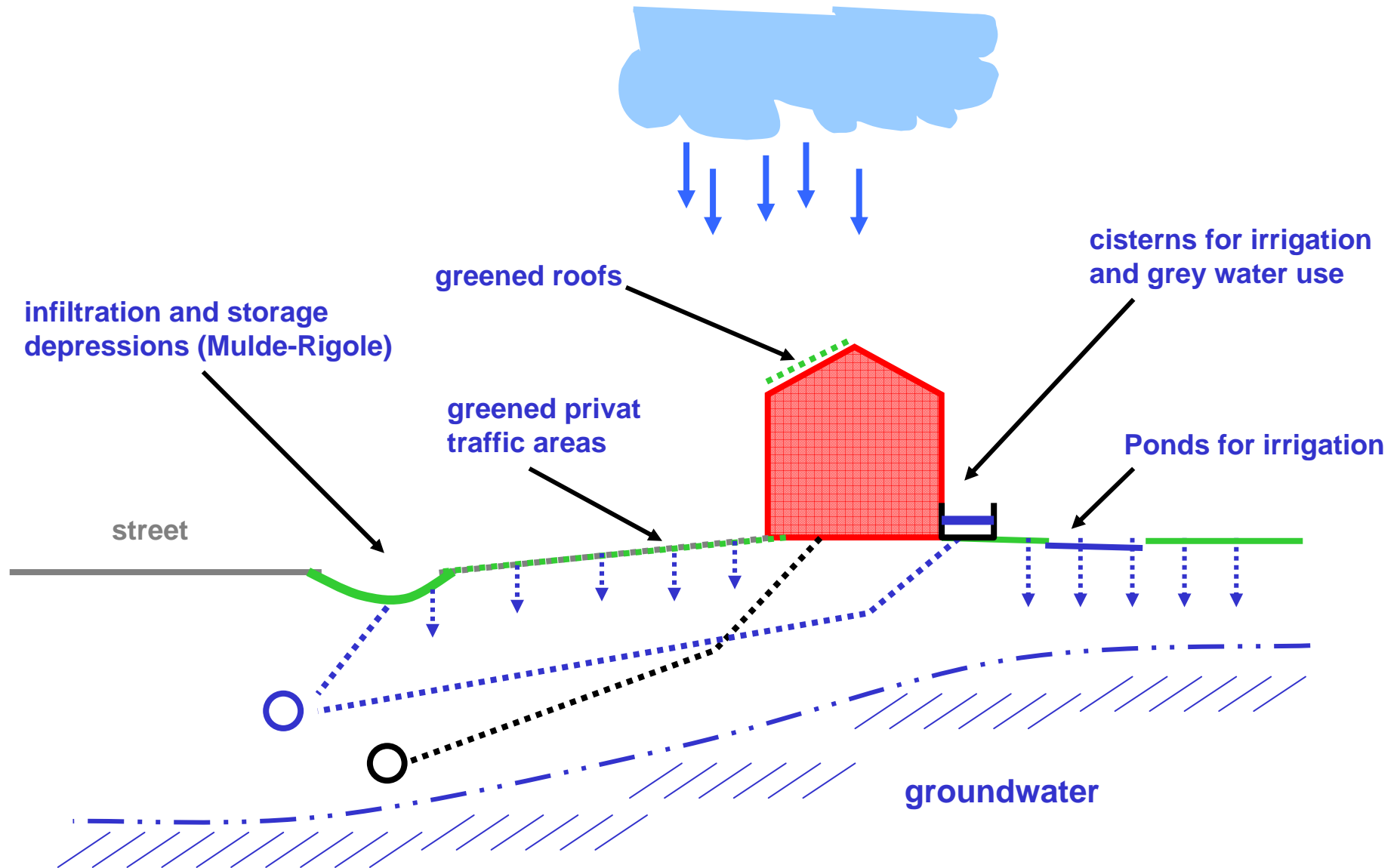


Urban processes

- **Blocked Groundwater feeding**
- **Dry soils**
- **Irrigation of gardens with potable water**
- **Urban micro-climatic impacts**



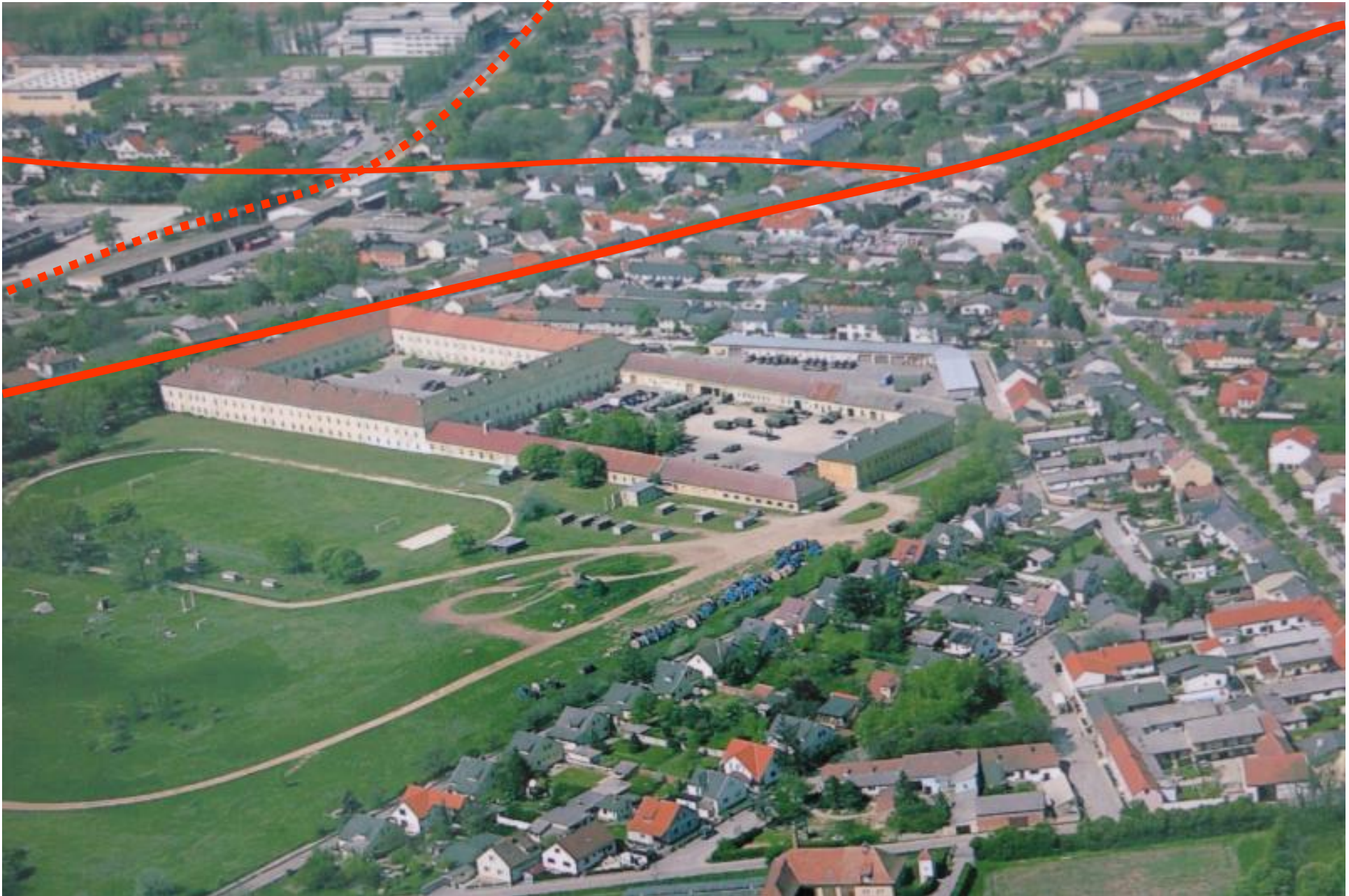
Urban processes - alternatives



Daily needs and supply

- Shopping
- Toilets
- Stock
- Infrastructure
- Landscape view
- image

brownfield management



planning area



area 12 ha

planning area



planning area

Design principles

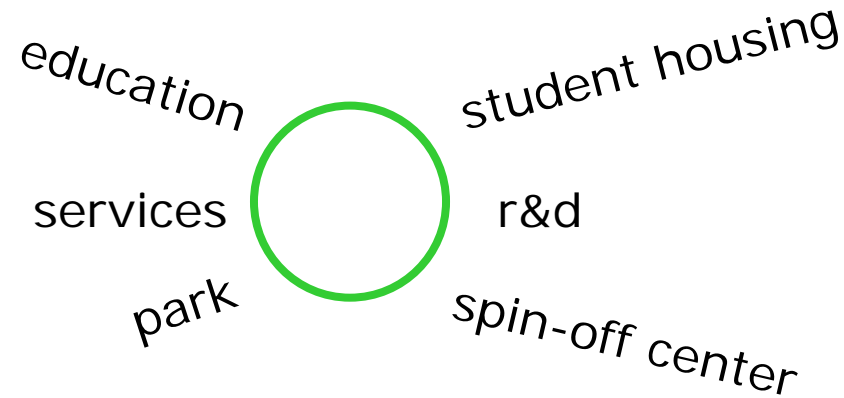
- Solar technology and central heating/energy plant
- Rain water management
- Conservation of old buildings
- Integration of open spaces for public use
- Use existing building patterns
- Reducing pressure on soil (sealing, infiltration/groundwater)

Approach

- Brain storming
- Field studies
- Concept development
- Discussion with officials
- Synthesis
- Master plan – sectors for functions
- Development plan

Development ideas

- Science City
campus integrating science, business and living

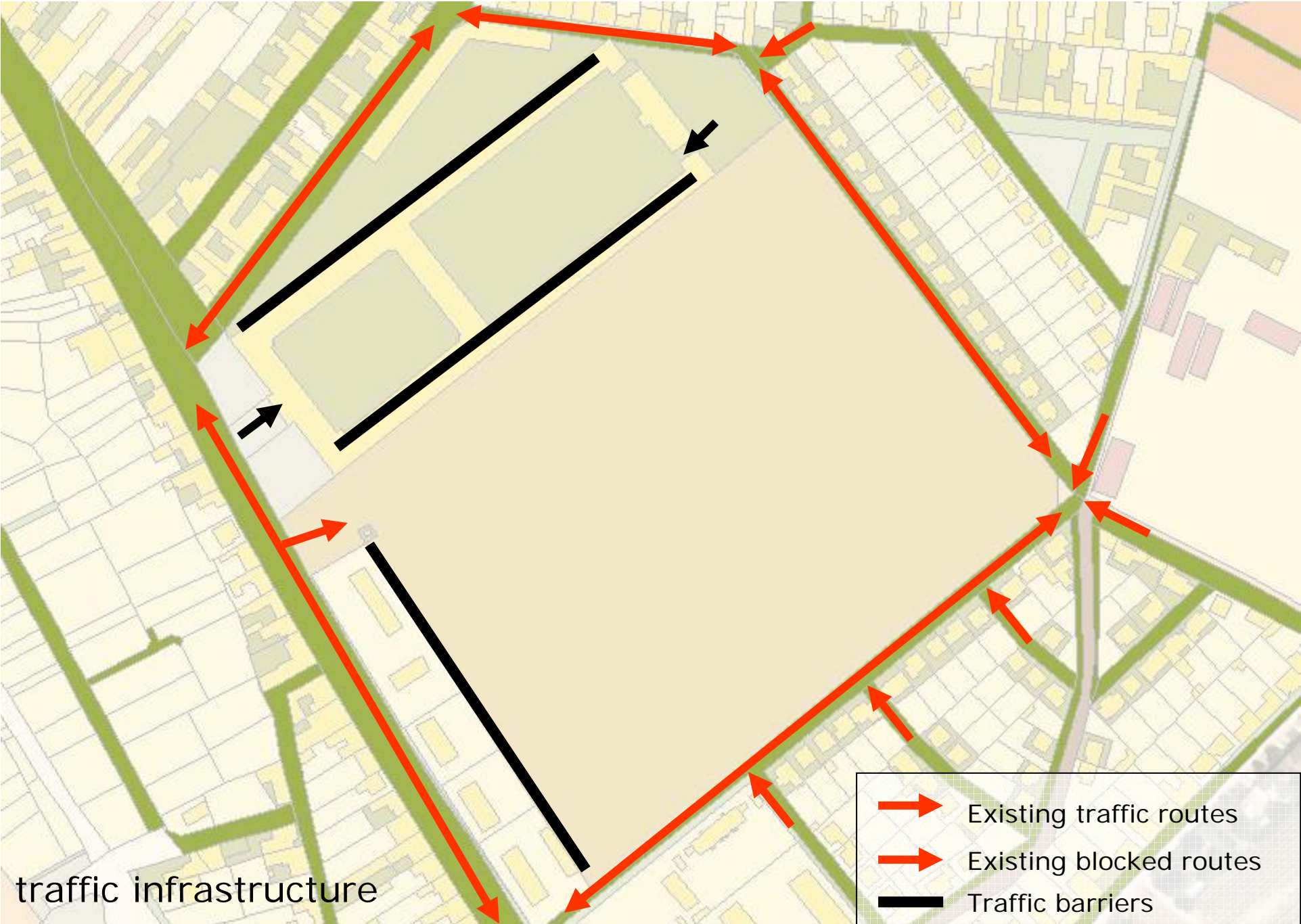


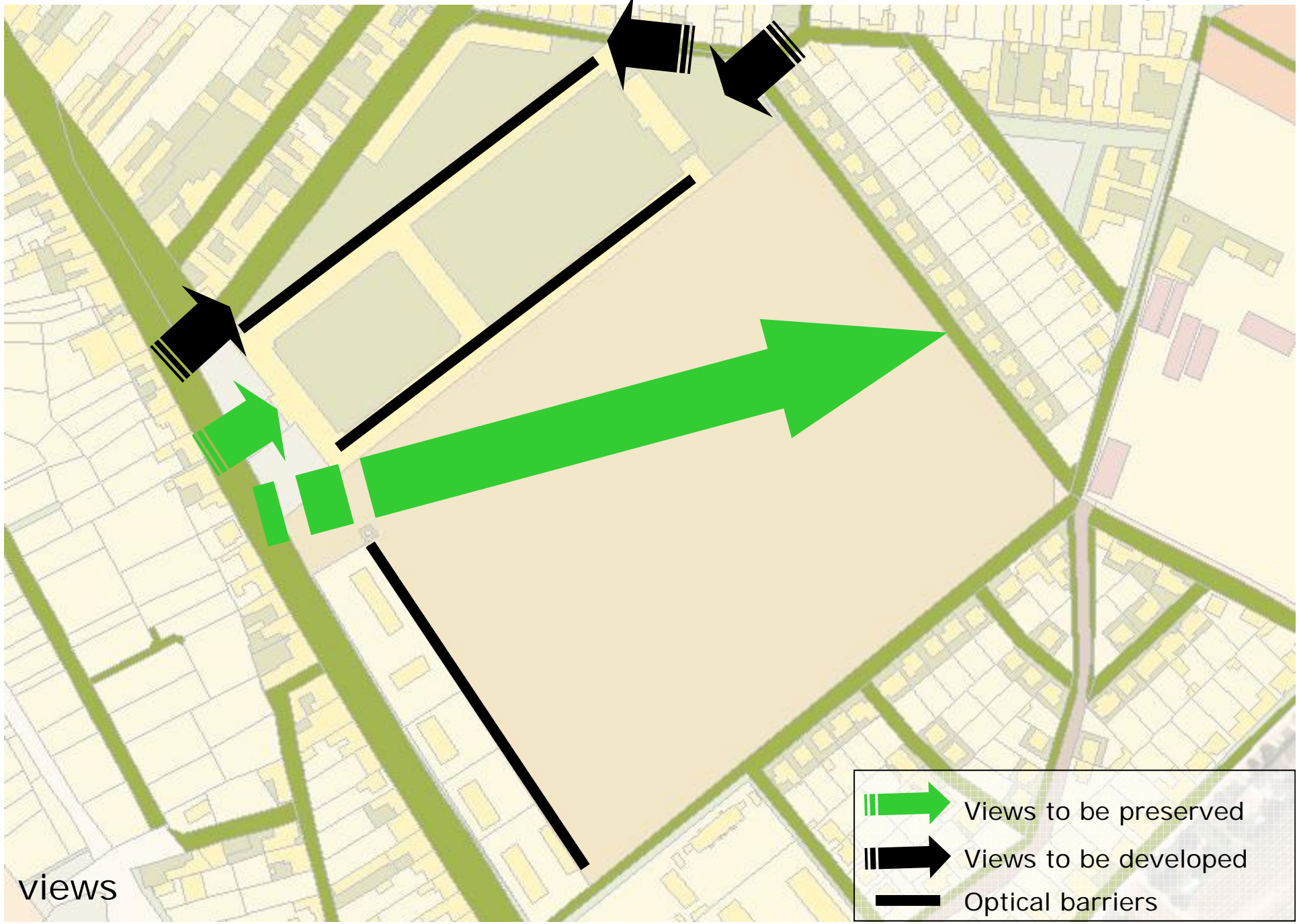
- Mixed use
 - education and research
 - student housing
 - public services
 - **housing estate**

Soil management – status quo

- Built area

– Buildings	10.533 m ²	←	water management
– Sealed areas	19.255 m ²	←	reduce
– Green	11.810 m ²	←	preserve
– Rest	79.362 m ²	←	develop

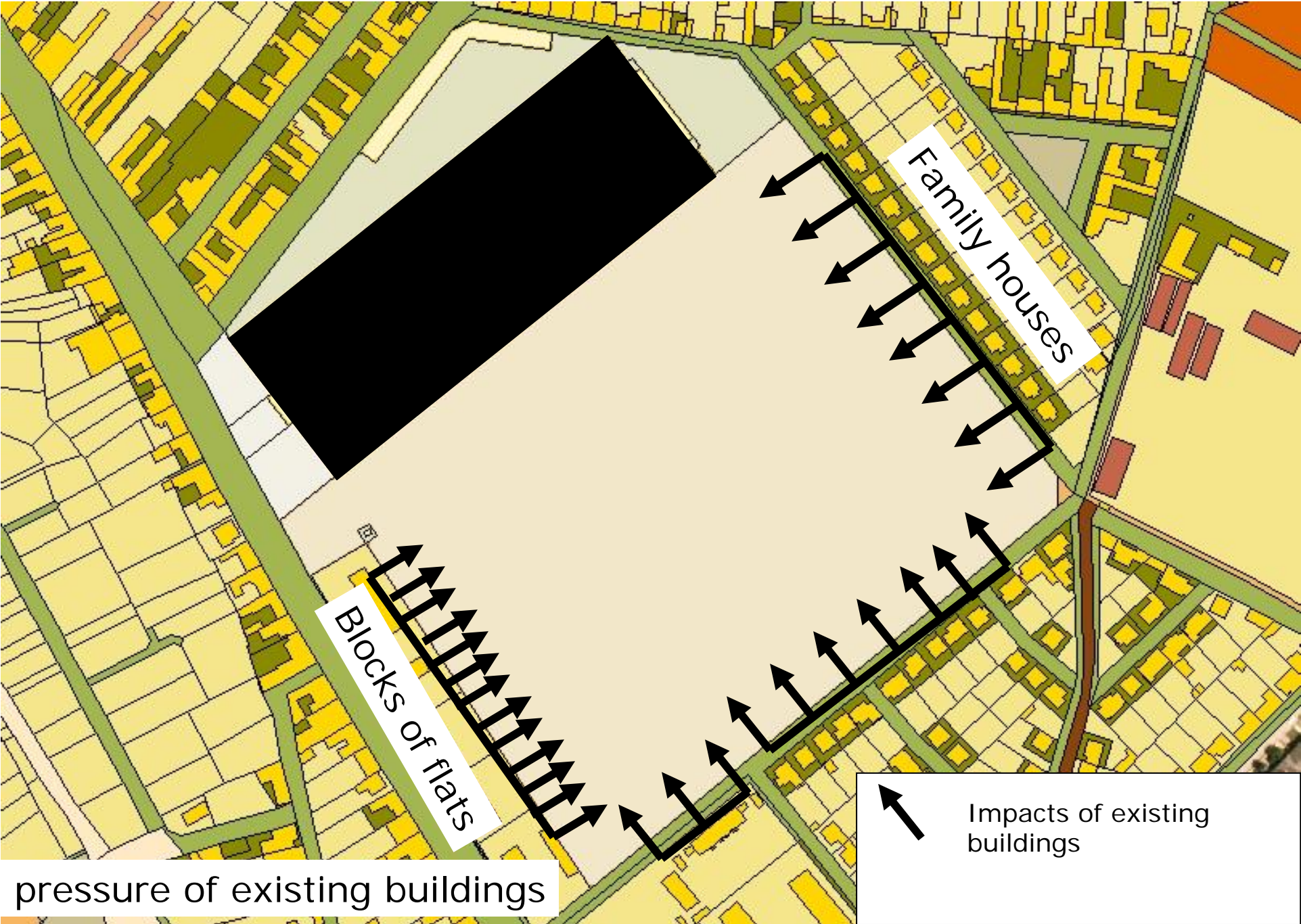




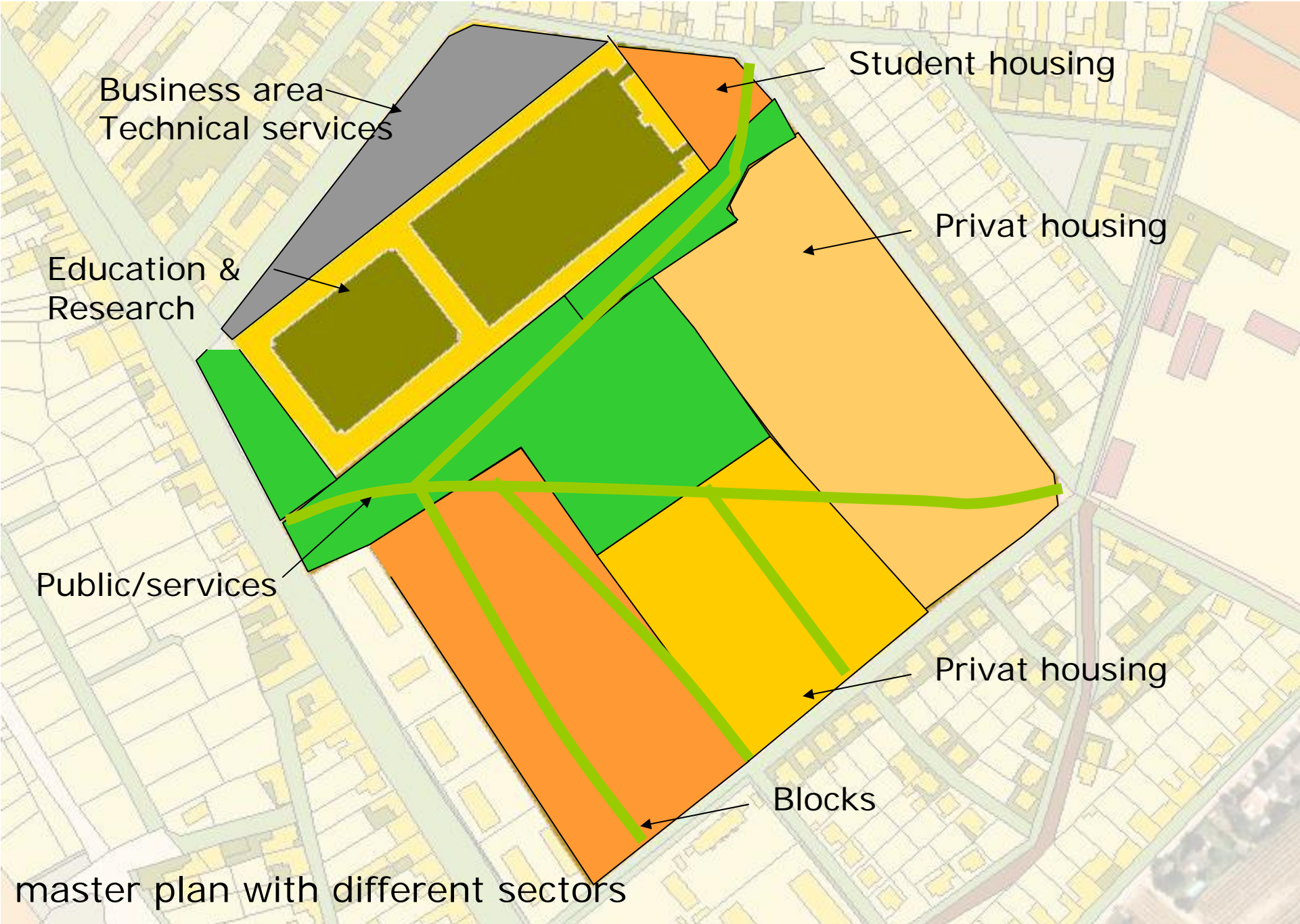
views

-  Views to be preserved
-  Views to be developed
-  Optical barriers





brownfield management



Business area
Technical services

Student housing

Education &
Research

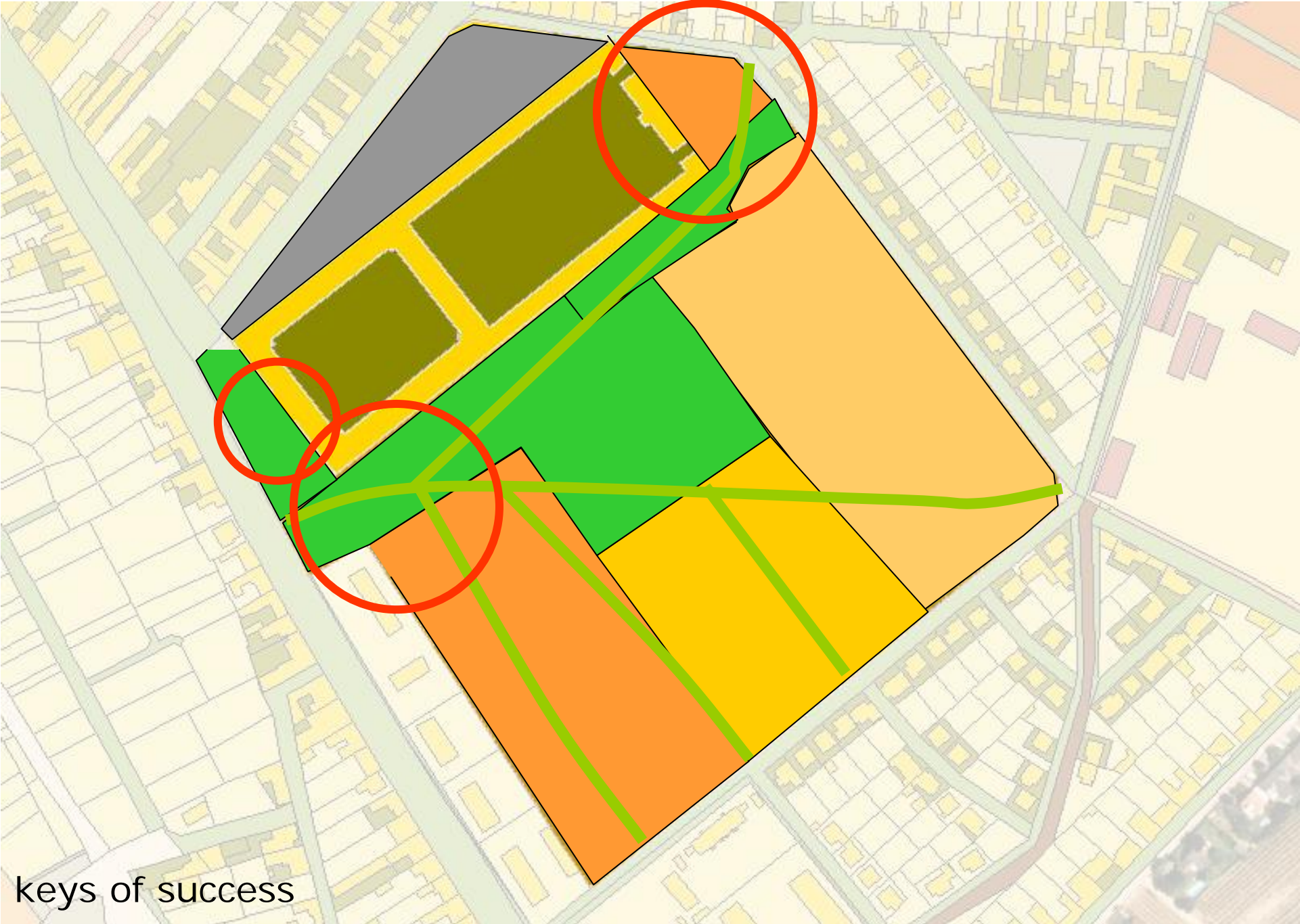
Privat housing

Public/services

Privat housing

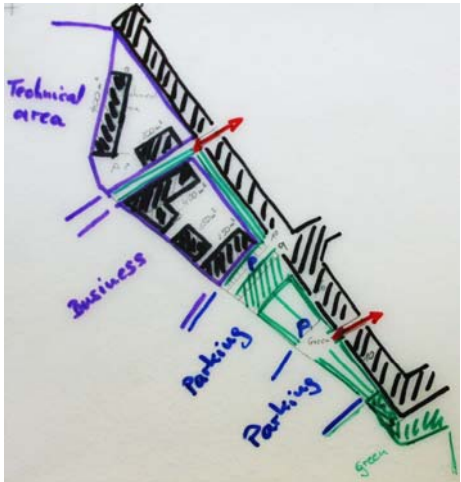
Blocks

master plan with different sectors

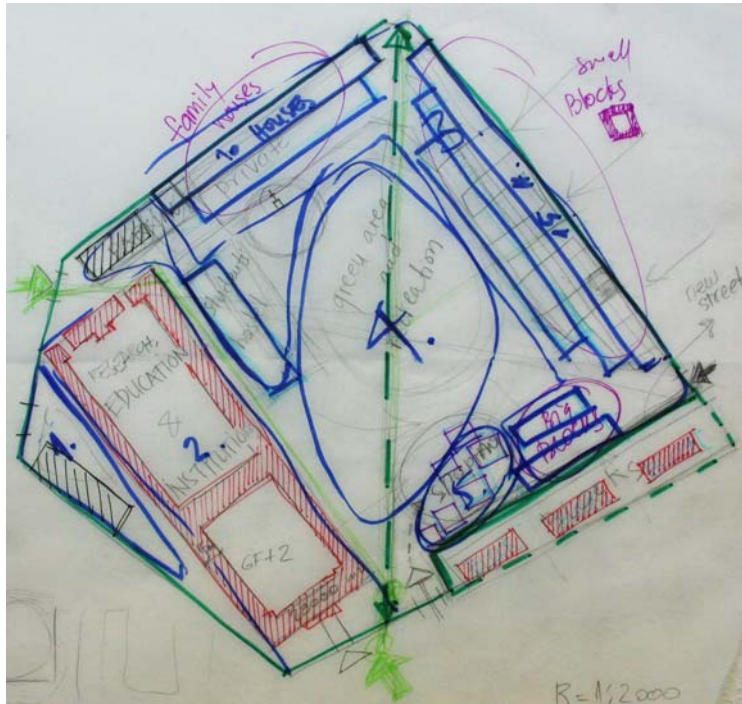


keys of success

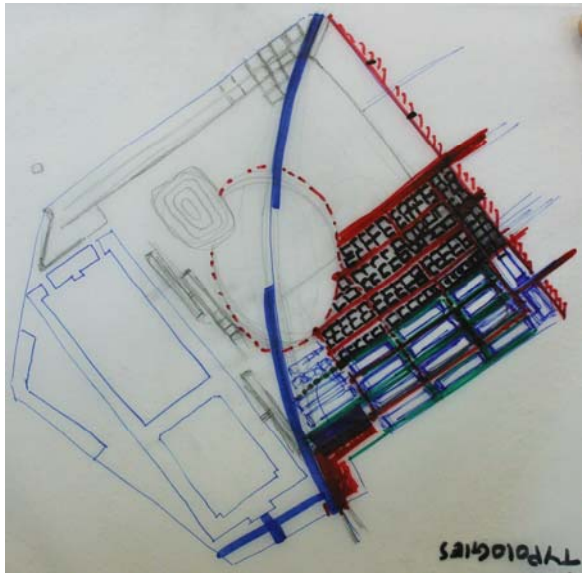
brownfield management



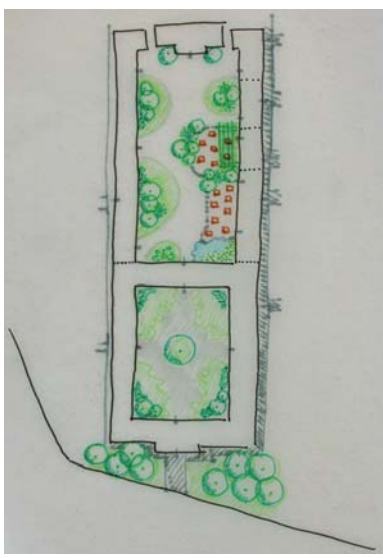
Business, parking and technical area



Master plan



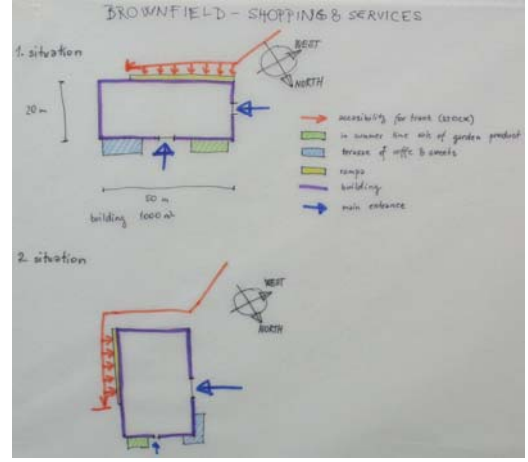
Urban development and traffic infrastructure



Green plan for the edu and r&d center

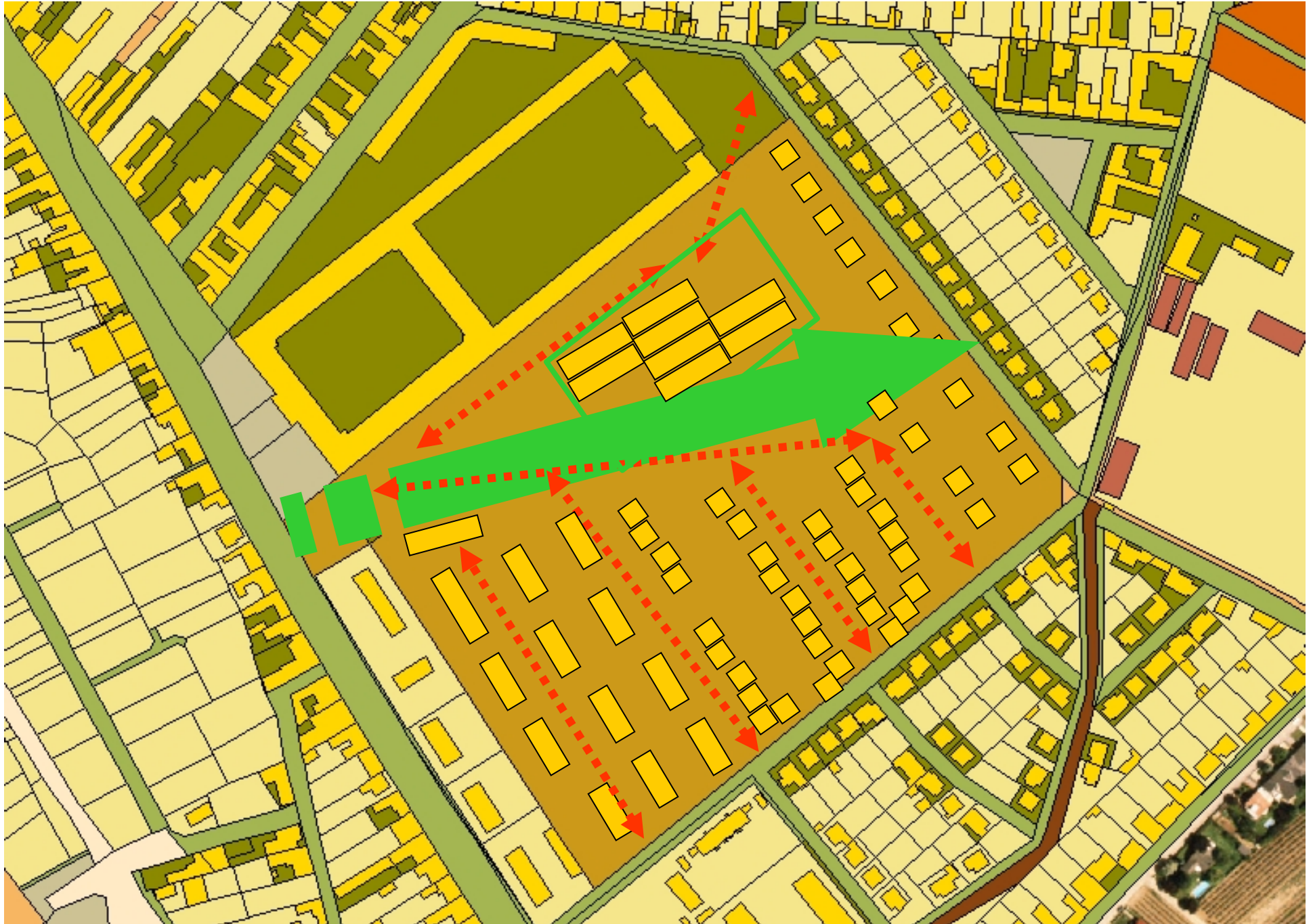


R&D and Edu Center



Shopping and services

brownfield management



Shops

- Disposition/location in the main area
- Content / Necessary types of shops
- Possibilities of the exterior
- Communication with public area (green cafe)

Status quo



Status of sealed areas



Rain water management

