

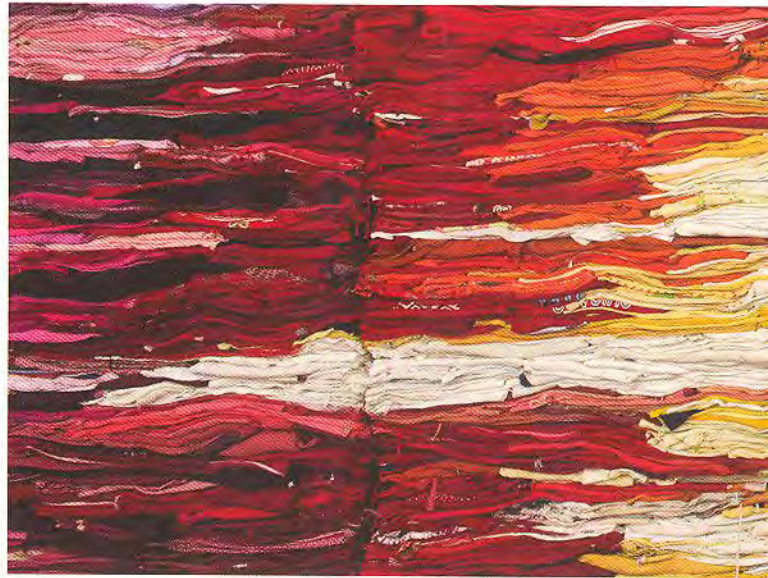
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work and play
 recycle office • pallet office • silver ant
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THE BUILDING WAS ORIGINALLY CONCEIVED AS A MACHINE, A PHYSICAL TRANSLATION OF THE PRODUCTION PROCESSES FOR WHICH IT WAS DESIGNED. A CENTRAL STREET SEPARATED THE OFFICES TO THE EAST FROM THE FACTORY SPACES TO THE WEST

HAKA 'Living Lab'

In 2009 the HAKA building is appointed to become a campus for clean-tech activity. A 'Living Lab' for companies, institutions and authorities in the field of water and energy pooling their knowledge and research.

For this task Doepel Strijkers Architects explored materials cycles in the area and city scale. Doepel Strijkers Architects is one of the partners of REAP PLUS (Rotterdam Energy Approach & Planning) in which in addition to energy - water, waste, material cycles are also included. This methodology provides the content framework of the project.

There are various material flows investigated from demolition objects for the interior of the Haka building, and with the available material flows a toolbox is developed with generic applications to fill office space. Some objects in this generic toolbox, were realised in the Haka building and the objects are evaluated on technique, CO2 footprint, cost and production process. Thus all items fit in the lab function aims by the Clean Tech Delta in the Haka building.

Design for Flexible Use

The building was originally conceived as a machine, a physical translation of the production processes for which it was designed. A central street separated the offices to the east from the factory spaces to the west. The logic of the original design forms the point of departure for the redevelopment of the building. The first phase is limited to the ground floor, with features that make the initial exploitation possible.



recycle office

CREATING A "WASTELESS" BUILDING



SPACED IN





The central street is once again activated as the main entrance by opening it up with large glass windows. Orange, vertical TL-lamps are visible from the road, clearly designating the point of entry. The public area in the original factory part offers space to work, as well as meeting and hospitality functions. A raised platform functions as a temporary office space for current tenants and will be used as a restaurant in the next phase of the development. Tables around the platforms double as flex working stations with WiFi Internet connection. The centrally located catering point functions as a pantry for the companies on the platforms and as a kitchen/bar during events. This pantry will be extended into a professional kitchen for a restaurant operator in the next phase of development.

To the east, the original office area is converted into an auditorium and temporary exhibition space. A flexible acoustic partition wall, constructed from 8.000 kilograms of clothing, ensures that the space can be adapted to changing needs. The auditorium and exhibition space can function as separate areas but mixed forms are also possible.

Recycled Materials

Doepel Strijkers Architects has re-used demolition material from the pre- and post-war building.

The demolition process is linked to the building process of the Haka. When processing the released demolition materials into new products, the intrinsic value of the materials was the leading mode of application. Additional principles in the design process were minimum waste, minimise technical operation and easy removal.

Social component

The design took a building process into account with a social component. A team of people with professional guidance from a disadvantage on the labor market, Work and Probation, build a large proportion of the objects. This implementation process with cheap skilled labor does implies for the design simple repetitive detail that does not need complex technical operations.

It also provides opportunities to design with the awareness of a labor-intensive realisation. A new affordable craftsmanship with rich detail is thus made possible. This process results in a design that show new qualities, which are no longer possible is the conventional design process.

Sustainability Label

In collaboration with AVR / Van Gansewinkel and Public Works is made clear what the impact is of the use of demolition materials and additional transportation and processing on CO2 footprint and cost per item. In addition to the CO2 calculations are also technical aspects of cases that are relevant to the reuse of materials such as certification, fire safety and building costs.

The knowledge gained provides insight into the potential of applying this strategy for an area development. Thus it is part of the larger initiative, which calls for an alternative strategy for the spatial, economic, environmental and social transition of the area. **SP**