



MARKET PLACE

The city of Szeged demonstrates an abundance of the 'soft qualities' which contribute to the formation of a successful European city: a unique identity based on a rich history and perpetuated by a vibrant cultural calendar, renowned educational institutions, and high quality urban fabric. The creation of a new subcentre for the Rokus district poses the question: 'How can these qualities be preserved and developed as the city expands?'

The masterplan sits in a key junction between the old city grain, modernist housing blocks and brownfield industrial sites - how should the scheme cherry pick the best of all these urban / suburban structures to fuse together the 'hard' urban qualities and 'soft' qualities of culture and nature evident elsewhere in Szeged?

The site, dominated by the declining infrastructure of the former electricity plant, is particularly symbolic of the transformations discussed by Thomas Sieverts from first modernity / second modernity to third modernity. The transformation of these symbols of a declining era, into part of a new cityscape, is a potent indicator of the shifts in urban priorities.

The masterplan looks to the Rokus district's past as a hybrid of city fringe and agricultural land and asks 'Can this fusion of city and nature be reincarnated to create a special identity for the site? A 'cultivated brownfield'?

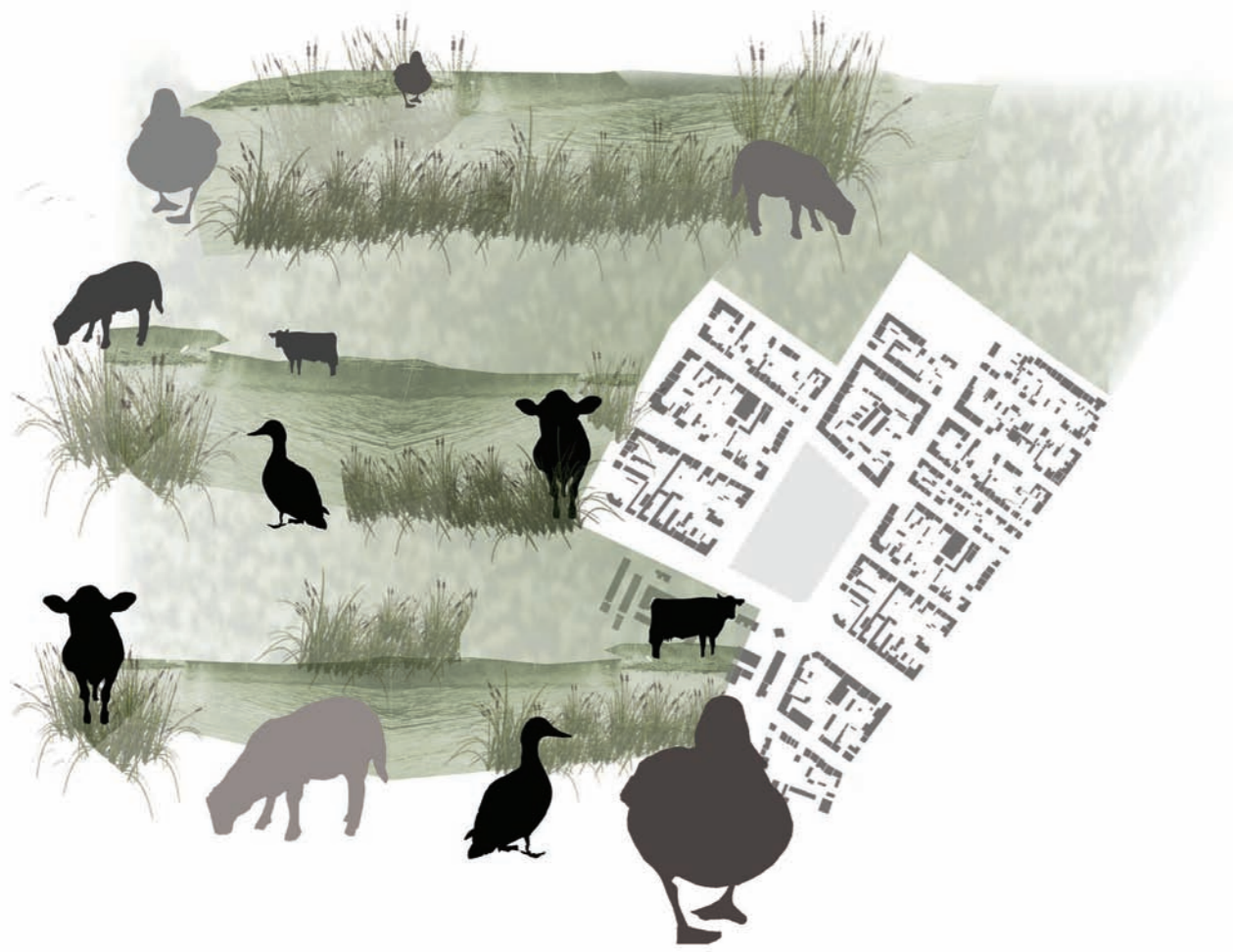
The challenge, proposed by the European wide themes, of 'combining urban and natural fabric' is given a particular resonance in Szeged, given the Rokus district's historic location

as on the fringe between city and country; combining both urban and agricultural functions:

The area has now lost this diversity of open spaces and is lacking in high quality green space despite the proximity of numerous "public spaces" within the large housing estate adjacent to the site.

The Masterplan introduces a new 'biodiversity' for the Rokus district. This approach does not simply employ biodiversity in the traditional sense of a range of species, but provides the means by which nature is introduced into the urban fabric. This tactic is not used as a 'greenwash', or 'eco-bling' but forms the basis of the spatial strategy for the masterplan and performs a wide range of functions, supporting the different programmes. Within the site green space and planting is hardworking, it can act as a teaching resource (a research micro-agriculture garden within the old industrial hall), larder (a 'kitchen' garden adjacent to the former administration building), route finder (the street orchard bisecting the site) or drainage system (SUDS within the streetscape).

It is hoped that this 'cultivating' strategy extends beyond the confines of the site with the greening of key routes in the Rokus district and, for example, sparking food production to commence in green spaces around Rokus which can be sold at the market or community shop on the site and served within the community run cafe. In this manner the urban and natural 'furniture' of allotment plots and market place are provided as tactical starter pieces to trigger continuing community engagement with the district.



HISTORICAL DEVELOPMENT/ NATURAL FABRIC

The challenge of combining urban and natural fabric resonates particularly given the Rokus districts historic location on the fringe between city and country.



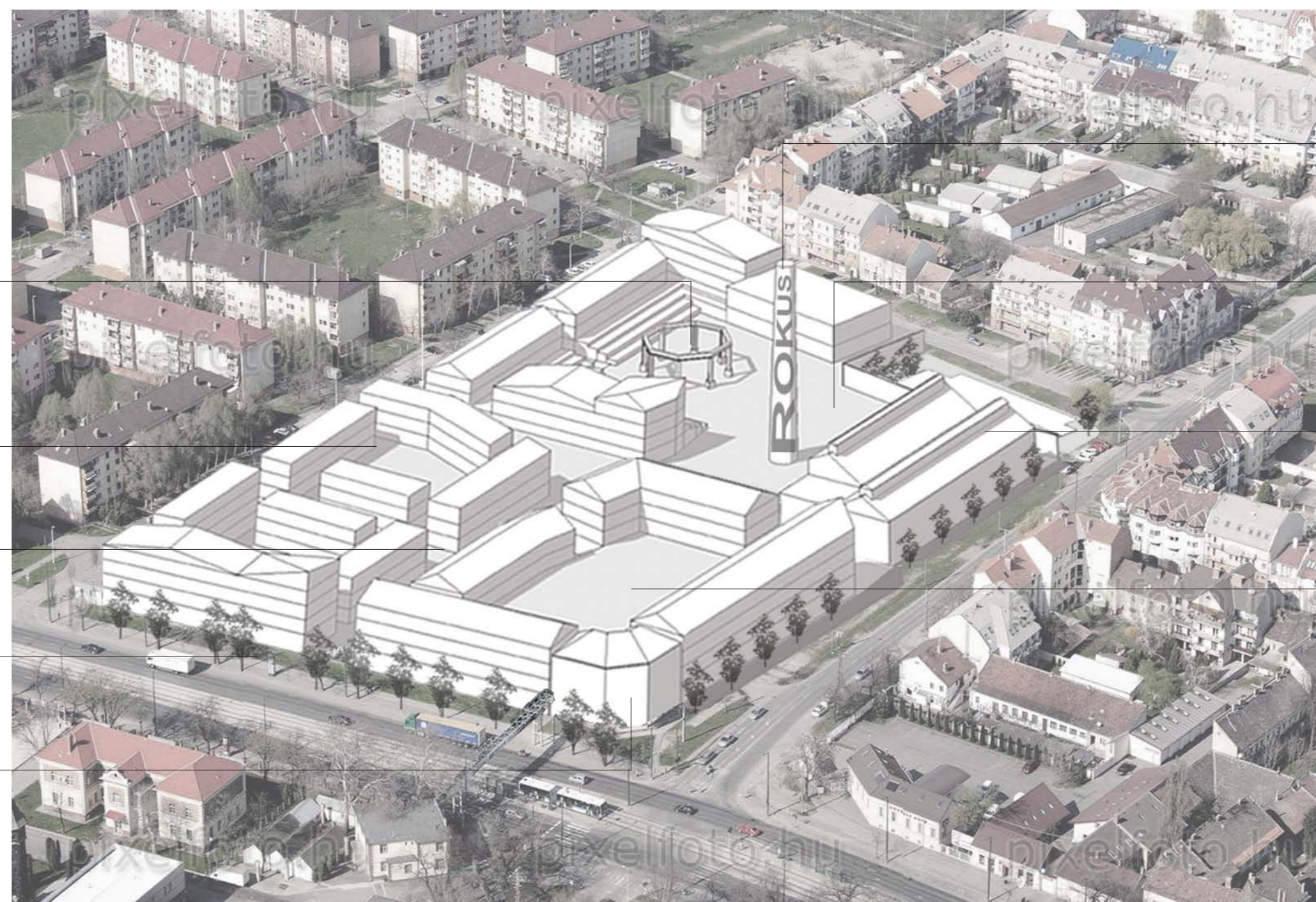
URBAN GRAIN

The scale of the subblocks within the masterplan are derived from a collaging of the different urban grains from the site's locality - the smaller traditional urban block structures and larger industrial scale.



CONNECTIONS

The masterplan will create connections at all scales both physical and virtual principally - transport, educational institutions and green spaces.



WATER TOWER
The pool for the cooling water structure is extended as a naturalised water garden with performance stage

ALLOTMENT GARDENS
Courtyards are divided into allotments and gardens as part of the hard working landscape

STREET ORCHARD
Cafes, bars and commercial units opening out onto the fruit tree lined street

PARK & CYCLE RIDE
To supplement the park and ride a green cycle hire facility is provided along the main avenue

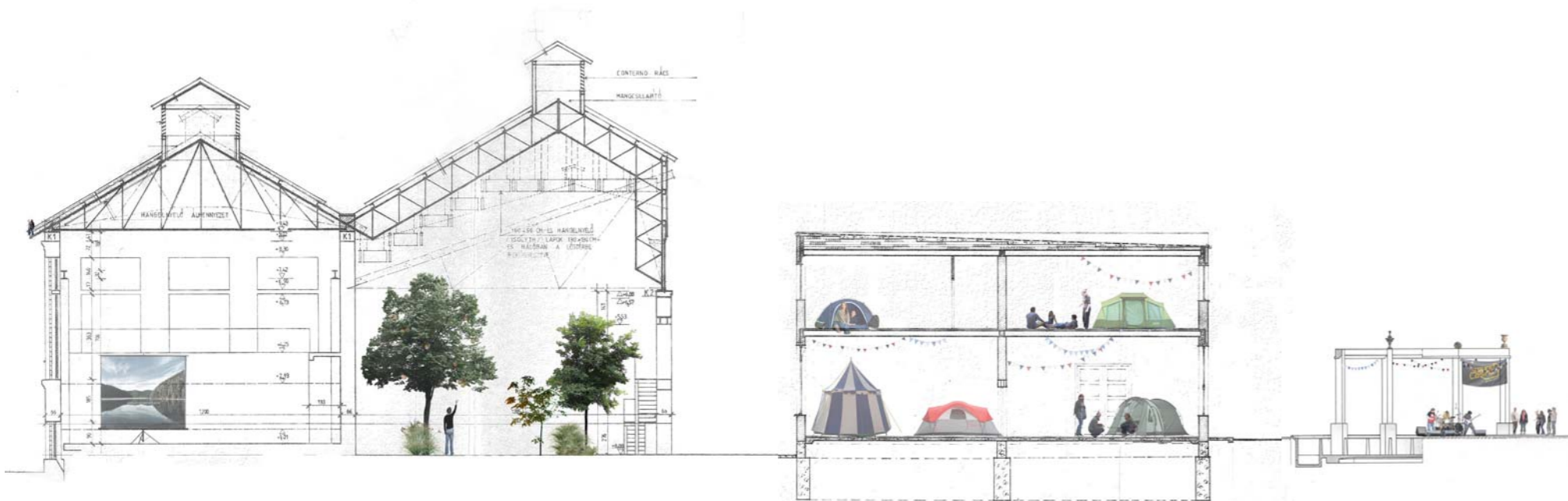
COMMUNITY SHOP AND RESTAURANT
Produce from allotments and kitchen garden can be sold within these community run facilities

CHIMNEY
The chimney will continue to play a role in providing energy as part of a new biomass CHP energy centre for the site and will act as a key marker of the cultivating Rokus strategy.

MARKET PLACE
The principal public space centred around the Chimney and former industrial hall creates opportunities for community trading

FORMER INDUSTRIAL HALL
The old industrial hall will be split into a research micro-agriculture garden within one side and lecture theatre and teaching facilities within the other. A cafe will occupy the corner adjacent to the market place.

KITCHEN GARDEN
The garden provides the opportunity for community food production which can be sold at the market or community shop on the site and served within the community run cafe



TRANSIENT USES

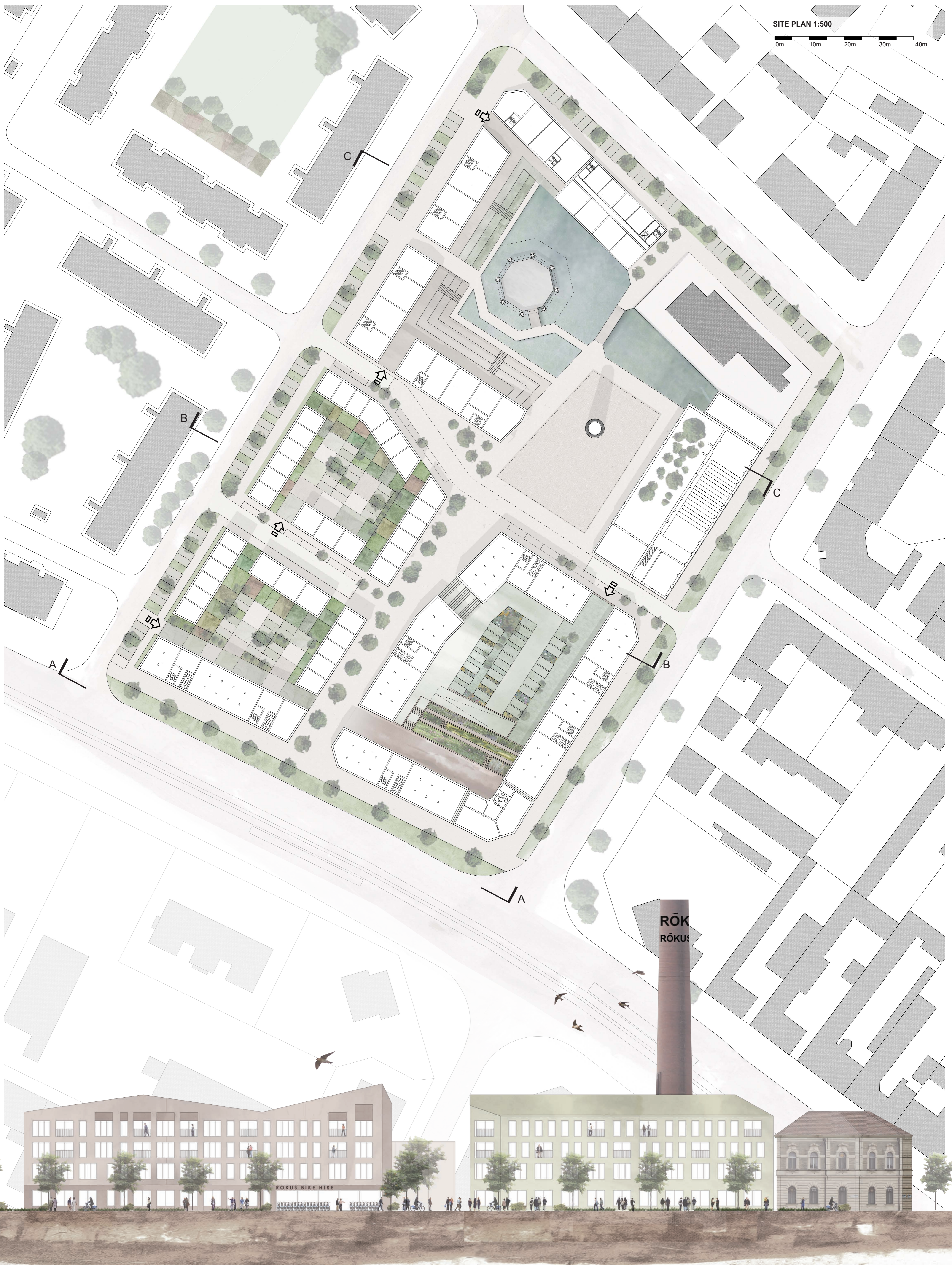
The Rokus masterplan allows for the evolution of the design through an extended period of implementation through a series of strategies:
- The urban design: the masterplan is conceived as a series of discrete blocks, each self sufficient in their requirements for open space and parking, all with direct access from the existing surrounding road and public transport network. This allows for the masterplan to be developed in phases and in a variety of different sequences, according to different land ownerships and market forces.
- The adaptable nature of the residential block typologies.
- Propagation of plants and trees which can later be transplanted

throughout the district as the green wave rolls out.
- The variety of interim uses proposed ensures that whatever the pace of development the 'recharging' of the site can continue.

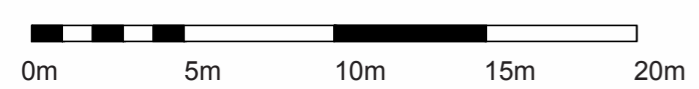
It is anticipated that building materials from the demolition of exiting structures on the site are recycled to form raised beds for the temporary allotment gardening. Temporary camping facilities for Szeged's cultural events can be provided within existing structures or partly completed structural frames for new blocks. Seasonal festivals are encouraged within the Water Tower frame and cultivation of the Industrial Hall with experimental micro-agriculture planting can begin immediately.



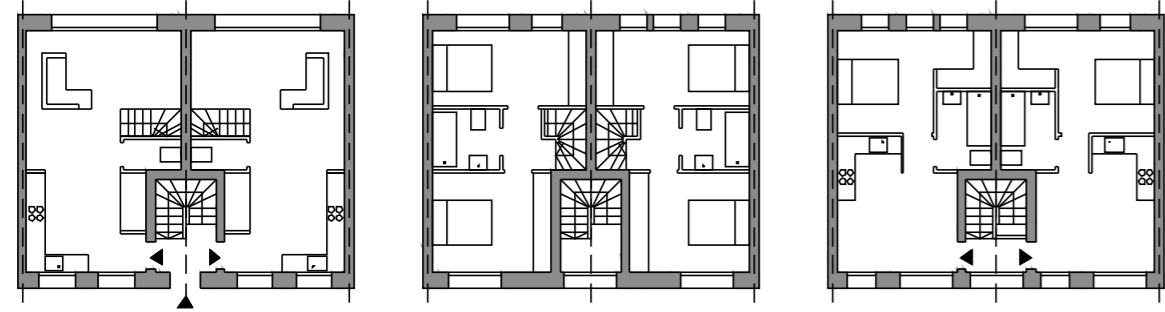
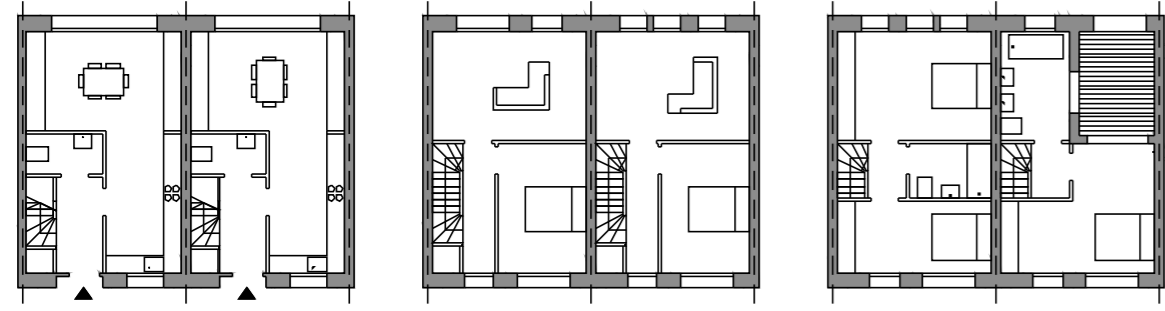
STREET ORCHARD



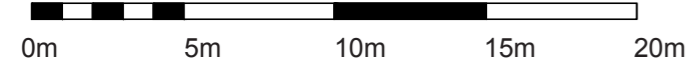
SECTION A-A: KOSSUTH LAJOS AVENUE ELEVATION 1:250



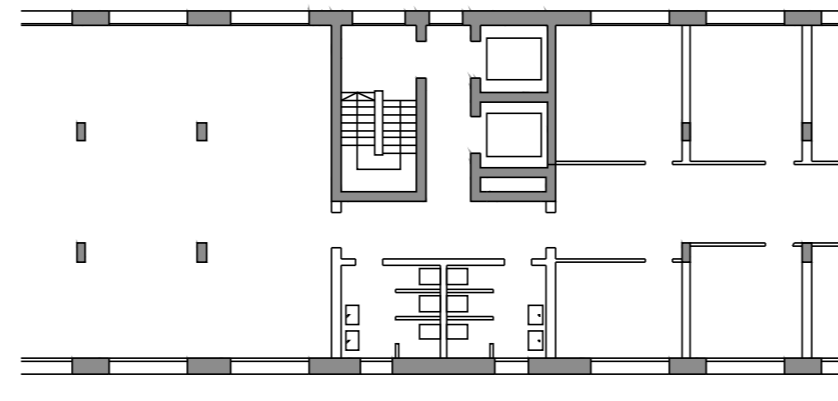
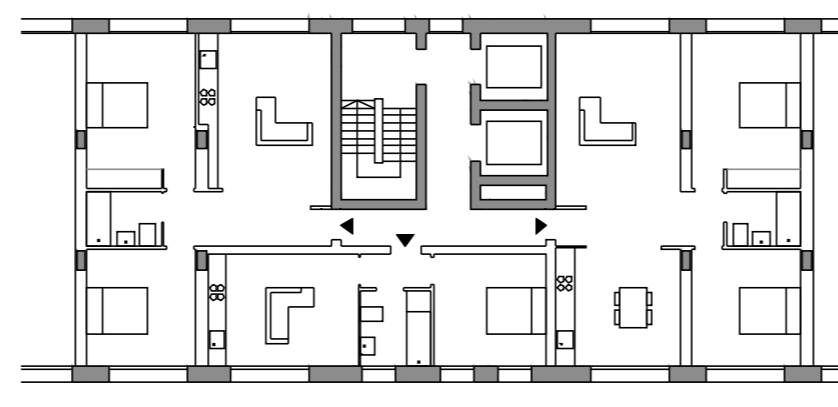
FLEXIBLE TYPOLOGIES



TOWN HOUSE TYPOLOGY 1:250



The Rókus masterplan has a latent potential for evolution, in both it's 'environmental and human components' through the adaptable nature of the residential block typologies. Two distinct building typologies are proposed, the larger 'warehouse' type is constructed as a simple frame and allows for numerous subdivisions



WAREHOUSE TYPOLOGY 1:250

horizontally to allow for varying unit sizes and the inclusion of commercial functions on the lower floors. The smaller 'townhouse' block type appears more rigid, as a terrace of individual units with front doors directly to the street. This type permits vertical subdivisions, allowing the flexibility to change from single house to stacked maisonettes and individual flats.



COURTYARD ALLOTMENTS WITHIN THE SMALLER RESIDENTIAL BLOCKS



OLD INDUSTRIAL HALL - LECTURE THEATRE AND TEACHING FACILITIES



OLD INDUSTRIAL HALL - RESEARCH MICRO-AGRICULTURAL GARDEN



WATER TOWER WITH PERFORMANCE SPACE



OLD STRUCTURES / NEW SPACES

Retaining and transforming the sites existing structures demonstrates an evolution which acknowledges their former uses

The former Szatymazi utca office building becomes a live / work venue, the old administrative building takes on the role of community run shop / café, the pool for the cooling water structure is extended as a naturalised water garden with performance stage and the main industrial hall and accompanying chimney continue to play a role in providing energy as part of a new biomass CHP energy centre for the site.

The opportunities created by a new market place will allow for new social connections between the existing population of the Rókus district and the new residents of the site. This main market space, with the chimney as it's focus, is enlivened by the view into the research garden within the old industrial hall and a new café built in the place of one of the former temporary additions to the industrial hall.

Building on Szeged's reputation as a hub of learning institutions, the old industrial hall will be split into a research micro-agriculture garden within one side and lecture theatre within the other. Connections between these facilities can be made with local education institutions. Through research undertaken here, and events held within the hall, these connections have the opportunity to stretch internationally.



SECTION C-C: INDUSTRIAL HALL - MARKET SQUARE - WATER GARDEN - FORMER WATER TOWER PERFORMANCE SPACE 1:250

