

CITY GUIDE

WHERE

DO

WE LIVE

TOMORROW?

International
Building Exhibition
Vienna 2022

IBA
VIENNA
New
Social
Housing

 For the
City of Vienna

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PREFACE



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Vienna is in the fortunate position of being able to look back on more than one hundred years of successful history in social housing. More than 60 percent of Vienna's population are living in housing subsidized by the city. This success is based on a solid foundation: Today, as in the past, affordable and high-quality housing and the promotion of harmony form the basis of Vienna's social and subsidized housing.

Vienna has always built with its finger on the pulse of the population's housing needs. Local as well as global developments have been taken into account in urban development and housing on the basis of these principles.

In this way, it was possible to secure the high standard of living in Vienna and to continuously expand the quality of life in the city – from the first municipal buildings of Red Vienna to the large urban neighborhoods that are being built on former company sites today.

Great attention has also been paid to the modernization of the existing stock for decades. The path of soft Viennese urban renewal represents an international, pioneering role model, as does its social housing.

Aspects of housing in a metropolis are always a work in progress. This is a good thing, because the 21st century also presents us with new challenges in terms of social justice, new technological developments and, of course, climate change. A sense of proportion and humanity are at the heart of this. Accordingly, in Vienna the term Smart City not only stands for an ecological and digitalized city, but above all a socially shaped city.

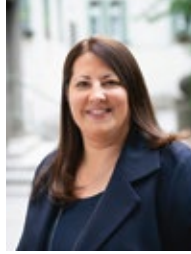
As part of the International Building Exhibition, IBA_Vienna, we have set ourselves the goal of developing innovations to make high-quality social housing future-proof for the Viennese. This includes measures that reconcile ecological requirements, alternative mobility and new housing models with economy and affordability.

“How will we live tomorrow?” – Vienna is providing answers to this question as part of the International Building Exhibition, and I think they are very successful and worthy of seeing and hearing. I am therefore extremely pleased to welcome you here and hope you enjoy the Vienna International Building Exhibition!

Dr. Michael Ludwig

Mayor and Governor of Vienna

PREFACE



© Stadt Wien/ D. Bohmann

Social housing in Vienna boasts a long, successful and globally recognized tradition. Reason enough to dedicate the International Building Exhibition IBA_Vienna to the social housing of the future.

Everyone should have a home worthy of that name. This is about much more than a roof over one's head, namely housing that should be need-based, ecologically and socially sustainable, while taking into account demographic and social changes.

Especially in times of crisis, it is more evident than ever that good housing conditions are part of the provision of public services.

After all, they are an essential prerequisite for children to develop happily, for adults to be able to combine family and job smoothly, and for senior citizens to enjoy their retirement in dignity.

“New Social Housing” does not come about by chance: In addition to a long-term social housing policy, there is a need for viable fresh ideas, methods and implementation examples for future-fit, yet affordable housing. This is precisely what Vienna strives towards with its International Building Exhibition.

It was very important to us to initiate neighborhoods that offer residents targeted support in their everyday lives – be it through innovative forms of housing for single and separated parents, spatial offers for the home office, or educational and recreational opportunities that are right next door. All of this is part of the further development of ecological, resource-conserving and climate-sensitive construction and living.

The experiences and findings from the more than 100 IBA projects will continue to serve us in the city, so that the Viennese can continue

to build on the high quality of life, fair conditions and the best standards around housing in the future.

It brings me great pleasure to present to you the results of the Vienna International Building Exhibition now in the context of a final presentation lasting several months.

I wish you much joy and inspiration on your journey of discovery through the projects of the IBA_Vienna!

Kathrin Gaál

Deputy Mayor & Executive City Councillor for Housing,
Housing Construction, Urban Renewal and Women's Issues

PREFACE



© IBA_Wien/ L. Puiu

Because happiness is a birdie.
A declaration of love to the city and its people.

More than half of Vienna's population lives in apartments built in connection with housing subsidies or comparable framework conditions. Corresponding rental conditions are open-ended and secure in terms of their price development in the long term while continuously contributing to the fact that the majority of the population does not have to spend more than one-third of its available household income on housing. So why, under these conditions, is there a need for an organization like the IBA to come up with innovation, experimentation and further development? Is it because the bar is raised high? Because many things have to change for everything to stay at this level? Because happiness is a birdie?

From the very beginning, the IBA_Vienna has chosen a path true to the guiding theme of municipal housing building by focusing primarily on projects capable of shaping the future for people and introducing innovations that can serve as models and can thus be repeated. This is the only way possible for these projects to not only excel on their own but to have a noticeable effect on the city's system and be well-received by the people. This is accompanied by the realization that not all that glitters is gold: some of the contributions are easy to understand and quickly decipherable, others require an explanation and experience in order to reveal their qualities and merits.

Via the interplay of these parameters, which are based on the experience of an exceedingly long-lasting tradition as well as a finely-meshed network of care and preventive facilities in conjunction with the pronounced commitment of actors involved, the focus on

neighborhood development has emerged very naturally. In this area, the IBA was able to create new levers and processes with the potential of becoming important factors in addressing burning questions of the future: issues of climate change, interconnected coexistence, mobility and, last but not least, lifestyles and forms of living.

The crises of this time clearly demonstrate how fragile highly-valued things are that we regard as solid. The housing system in Vienna is not exempt from this; the seemingly exploding prices on the private housing market are only one visible aspect of this. Therefore, as much as it is necessary to permanently adapt methods and conditions to new requirements, in equal parts Vienna has held on to essential principles and attitudes for decades, above all adhering to the fact that housing is not ostensibly a commodity, a financial product or an investment object, but first and foremost a human right.

In addition to the presentation of new projects and processes, one of the aims of this IBA is consequently to raise awareness for this aspect and to show the population how many in this city are committed with all their strength as well as a fair amount of heart and soul to achieving the best possible results in the greatest numbers for the greatest amount of people under constantly changing conditions. A declaration of love that you should take to heart!

Kurt Hofstetter

Coordinator of the IBA_Vienna



ZUSAMMEN

LOGISCH

VERNETZT

BESONDERS

INTERNATIONAL BUILDING EXHIBITIONS

International Building Exhibitions (IBA) are a special format of urban and regional development. They are hallmarks of national building and planning culture. For more than a century now, these experimental hotspots are bringing the current issues of planning and building into the focus of national and international discussions. IBA are committed to high standards.

As an institution, IBA are constantly reinventing themselves, not following standardized formats or procedures. While the first IBA broke new ground with its built architecture, International Building Exhibitions have changed considerably since then, concerning their spatial dimension and social significance: Today, IBA are exhibitions for building culture that, in addition to aesthetic and technological aspects, are increasingly fitting complex social, economic and ecological issues into their work.

IBA as a sign of the times

Each International Building Exhibition was created as a sign of the times, underlying specific historic, social and political conditions. The respective stakeholders had each formulated an urgent need for social reform and design, which they manifested in model projects. Due to the differing temporal, spatial and financial conditions, each IBA was implemented and presented in its own way.

Therefore, individual installments of the IBA differ in subject and structure, but share the conditions of a limited time frame and concentration of all efforts, funds and public attention on a predefined period. Thus, they are always able to offer exceptional stimuli for a location or region. Through their international discourse and ambitious quality standards, they also wield a strong appeal and impact on both national and international levels.



© Bildarchiv Foto Marburg/ E. Fischer

IBA at a glance

1901	Mathildenhöhe Darmstadt
1927	Weissenhofsiedlung Stuttgart
1957	Interbau Berlin
1979–1984/87	IBA Berlin
1989–1999	IBA Emscher Park
2000–2010	IBA Fürst-Pückler-Land
2002–2010	IBA Stadtumbau
2006–2013	IBA Hamburg
2010–2021	IBA Basel
2012–2022	IBA Heidelberg
2012–2023	IBA Thüringen
2013–2022	IBA Parkstad
2016–2022	IBA_Wien
2017–2027	IBA Stuttgart

INTERNATIONAL BUILDING EXHIBITION IBA_VIENNA 2022

The aim of the IBA_Vienna is to stimulate, enable and support the implementation of promising new developments for the future of social housing and their realization. Affordability, safe housing conditions and contemporary standards for a dignified living environment always constitute the basic framework for all developments.

The exhibition “How will we live tomorrow?” from June 23 to November 18, 2022 at *IBA Center*, Nordwestbahnstraße 16, 1200 Vienna and the accompanying catalogue to this exhibition as a “City Guide” provide an overview of the selected projects and measures. It is important to understand that, in line with the themes of this IBA, the focus of neighborhood development is not on the lighthouse function of individual projects, but above all on their interaction and close coordination with one another. Only in this way, the developments can fully employ their effects on society and thus make the neighborhood an actual lighthouse.

Timeline of the IBA_Vienna



Of course, the selection of projects only covers a part of the innovative and sustainable developments of this city. However, the experience gained will make it possible to further develop the offers for the Viennese in concrete terms, thus contributing to an outstanding quality of life for the people of this city in the future as well.

Timeline of the IBA_Vienna

The International Building Exhibition Vienna 2022 (IBA_Vienna) was launched in February 2016. The first year served as a platform for public discussion and for the orientation of the content as well as providing time for the development of a memorandum. In subsequent years, the focus was on the qualification of projects and providing initial information for the population. A first overview for the public was given in 2020 within the framework of an interim presentation. In 2021, the focus was on quality assurance and project qualification as a basis for the presentation of results in the final year of 2022.

**“The IBA_Vienna acts as a platform
for new developments that pave
the way for the future of social housing.”**

Kurt Hofstetter
Coordinator of the IBA_Vienna

Qualification of projects for IBA_Vienna

The basis for the selection of projects to be developed within the framework of IBA_Vienna was created in 2017 by the IBA Memorandum. Here, both the criteria for IBA projects and the qualification processes are defined. During the actual project development, intense contact and exchange with the individual project partners took place – until finally, at the beginning of 2022, a decision could be made about an inclusion in the presentation within the framework of this exhibition.

Scientific Advisory Board for IBA_Vienna

The decisive phases of content orientation as well as project qualification for the IBA candidates were supported and shaped to a large degree by the Scientific Advisory Board for IBA_Vienna under the leadership of Kunibert Wachten and Margrit Hugentobler.



Workshop of the Scientific Advisory Board in December 2018

From left to right: Cuno Brullmann, Thomas Madreiter, Margrit Hugentobler (vice chair), Werner Taibon (IBA), Cornelia Schindler, Ingrid Breckner, Wolfgang Förster (IBA, seated), Kurt Hofstetter (IBA), Massimo Bricocoli, Kathrin Gaál (IBA President), Bart Lootsma, Christiane Thalgott, Kunibert Wachten (Chairman), Carmen Roll, Patrick Gmür, Kurt Puchinger (IBA), Rita Mettler, not pictured: Raimund Gutmann, Christoph Reinprecht.

© IBA_Wien/ J. Fetz

IBA Candidate

The status of IBA candidate has been given to projects that have been submitted to the IBA_Vienna either through project calls or by self-initiative on the basis of the IBA Memorandum starting in 2017, and for which the potential for outstanding, innovative project development could be determined on the basis of the defined criteria. Some of these projects could not yet be completed for various reasons and are therefore still listed as IBA candidates in the exhibition.



IBA Project

The majority of the submitted projects has already been completed while also demonstrably implementing their intended quality goals, which is why the status of an IBA project was awarded to these original candidate projects. They thus represent the heart of the exhibition and are at the center of the discussion regarding the next steps into the future.



IBA Neighborhood

Due to the focus on neighborhood development, some neighborhoods have been expressly designated as IBA neighborhoods. This takes account above all of the process character that is crucial to the success of positive neighborhood development, the results of which are not directly reflected in structural results, but rather form the framework and breeding ground for implementation.



THE HISTORY OF INTERNATIONAL BUILDING EXHIBITIONS



© Stadtarchiv Stuttgart

Over the decades, four development stages of the previous IBA can be distinguished:

1901–1957 : Permanent Building Exhibitions as International Showcases of Architectural Achievements

The first milestones in the history of building culture are the Mathildenhöhe in Darmstadt, the Weissenhofsiedlung in Stuttgart and the Interbau (*Hansaviertel*) in West Berlin. They all originated in times of historical upheaval and were able to establish new territory concerning architecture and design through strong political will and large investment budgets. This is how history was written and built by these projects.

1979–1999 : International Building Exhibitions as Means for Urban Renewal

With the IBA Berlin and the IBA Emscher Park, International Building Exhibitions for the first time devoted themselves to the existing building stock and not exclusively to new construction. These exhibitions respectively highlighted urban neighborhoods in need of redevelopment and the fallow legacy of industrialisation. Process-oriented work and the participation of residents became more and more important, as the quality of the processes themselves gained importance. In addition to creative innovation and an expanded understanding of architecture, there was also an increasing debate on social and ecological issues.



2000–2013 : International Building Exhibitions in a Changing Planning Culture

With the IBA Fürst-Pückler-Land in Brandenburg, the IBA Stadtumbau (Urban Redevelopment) in Saxony-Anhalt and the IBA Hamburg, IBA carried out a shift to local and regional development programs. Here, the format was deliberately used at the intersection between urban and regional development policy objectives on the one hand and strategic planning and project development on the other hand. Numerous locally effective projects ensured the sustainability and acceptance of the IBA on a local level, but these attracted international attention through topics of global importance. They were financed with the help of sophisticated municipal and state funding programmes.

2010–2023 : International Building Exhibitions on a New Scale and in Transnational Cooperation

The current IBA Basel, Heidelberg, Thüringen (Thuringia), Parkstad, Wien (Vienna) and Stuttgart illustrate the thematic differentiation from local contexts in regard to programs and projects as well as their international appeal. In addition, they explore the potential and challenge of “planning from below” and are committed to regaining socio-political relevance for architecture and urban development and experimenting with various financing models.



© IBA Basel

IBA BASEL Growing together across borders

Under the guiding principle “Au-delà des frontières, ensemble – Growing together across borders,” the IBA Basel made the border situation of a highly fragmented urban region its theme. With the help of the IBA Basel, strong spatial networks could be advanced in the border triangle through a ten-year process from 2010 to 2021. The IBA Basel was the first international building exhibition to transcend national borders, taking place simultaneously in Germany, France and Switzerland. IBA Basel was supported by public partners from all three countries and financially backed by funds from the European Union.



© IBA Heidelberg/ KCAP

IBA HEIDELBERG Knowledge | creates | city

In the knowledge society, knowledge is replacing material resources as the most important “product” and the essential source of economic prosperity. Education, networking and lifelong learning determine the pace and structure of modern society. From 2012 to 2022, the IBA Heidelberg is investigating how this social change can be specifically shaped by architecture and urban development. The IBA project backdrop ranges from buildings to neighborhoods to city-scale strategies. The conclusion of the IBA Heidelberg will take place during a ten-week final presentation between April 29 and July 10, 2022.



© IBA Parkstad

IBA PARKSTAD

Parkstad consists of seven municipalities in the former eastern mining region of the Netherlands: Beekdaalen, Brunssum, Heerlen, Kerkrade, Landgraaf, Simpelveld and Voerendaal. The seven municipalities are characterized by coal mine closures that took place in the 1970s. This led to social problems, a high rate of unemployment, an aging population and an exodus of young people. Despite all the beauty the region has to offer, Parkstad has too many vacant homes, retail and office spaces, school buildings and churches. The region needs to regrow while remaining attractive to live and work in!



© T. Mueller

IBA THÜRINGEN StadtLand. An IBA for Thüringen!

The IBA (for) Thüringen has made *StadtLand* (TownCountry) its theme: The term describes the small-scale settlement structure of the free state and is at the same time an expression

of a new relationship between town and country, society and resources. Agreed upon in 2011 and founded in 2012, the IBA held its official kick-off event in 2013. Since 2014, the IBA has been engaging in its core task, which is projects. 2023 represents the final year of the IBA Thüringen. The concurrent final presentation, will show the results of more than ten years of work. However, the IBA projects are intended to have an impact stretching far beyond the IBA period.



© M. Guthier

IBA 2027 STADTREGION STUTTGART Setting out for the productive urban region of tomorrow

In 1927, the European architectural avant-garde presented its radical “housing program for modern urban human” with the Stuttgart Weissenhofsiedlung. One hundred years later, the International Building Exhibition 2027 StadtRegion Stuttgart (IBA'27) is once again searching for the future of building and living together. All IBA'27 projects have in common the desire for a sustainable, appreciative approach to materials, spaces and social relationships.



CITY GUIDE



ZUSAMMEN

CITY GUIDE

IBA_VIENNA 2022

Within the framework of the IBA_Vienna, nine neighborhoods with several projects each as well as fifteen individual projects were worked on. In total, there are more than one hundred projects and numerous new developments on the topic of “New Social Housing,” the majority of which have already been implemented and will now be made visible to the public in the presentational year of 2022.

This exhibition catalog for the IBA_Vienna 2022 takes you on five different routes through the city, to the IBA neighborhoods, to the IBA projects and IBA candidates: North, East, South, South-West and West. On the respective routes, you will find suggestions on how to move quickly and easily by public transport or on foot from one project to the next neighborhood and again to another project.

In each of the IBA neighborhoods, you will find suggestions for a walk in order to explore many exciting projects as quickly and directly as possible. Many projects have already been implemented, but some are still under construction and can therefore not be visited on site. The legend on the following pages indicates whether the project is an IBA neighborhood, an IBA project or an IBA candidate still under development, at what stage of implementation the respective project is and whether it can be visited.

Please note that you will always be moving through inhabited and lively urban neighborhoods where people are living, working and spending their free time. We ask you to respect the privacy of residents and also to make sure that you do not photograph people without their consent!

Please also note that you are not permitted to enter buildings, facilities or construction sites away from a guided tour! For an overview of the wide range of guided walks, please refer to the program booklets or the website **www.iba-wien.at**.

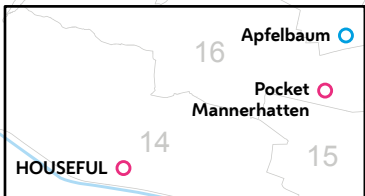
The majority of the guided tours are designed in German. If you are interested in English-language guided tours, please contact the team of IBA_Vienna!

OVERVIEW

- Neighborhood
- Project
- Candidate
- Project without status
- 1 Neighborhood walk
- ▭ Route
- Not completed / only by appointment

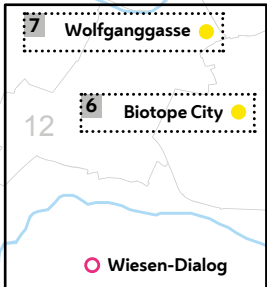
ROUTE WEST

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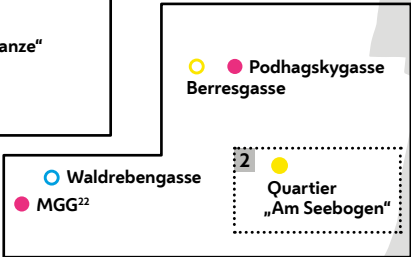
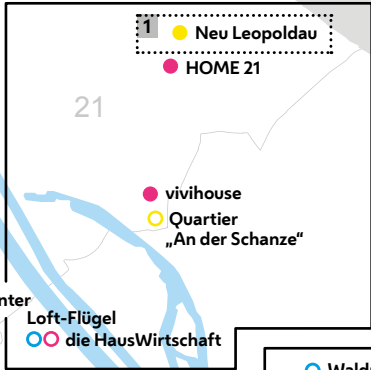
ROUTE SOUTH-WEST

→ p. 214



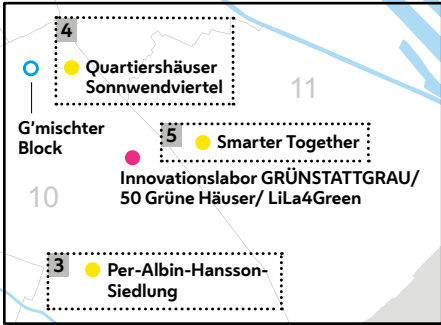
ROUTE NORTH

→ p. 36



ROUTE EAST

→ p. 92



ROUTE SOUTH

→ p. 146

Neighborhood Development

Neighborhoods – in Viennese called: *Grätzl* – form the framework for social interaction in a city. They are the place where neighborhood is lived, in public as well as in private spaces. Developing a neighborhood is therefore a task that is as beautiful as it is demanding, and one that is all the more manageable with an increasing number of productively participating actors.

It is crucial to start communication at a very early stage so that planning and communication do not bypass each other. The coordination of this attunement is one of the core tasks of the IBA_Vienna, because all aspects of new social housing come together in the development of the neighborhood: affordable housing, spaces for work and production, lively and mixed ground floors, climate-friendly green spaces, environmentally-friendly mobility.

It makes a difference whether children can walk to school, whether you can sit on a bench with your neighbor while shopping, whether a dressmaker can rent a small room in the neighboring house, whether young people can find meeting places in public spaces. Streets, paths, squares and green spaces are social and socializing living spaces which at the same time form the functional development framework of an urban neighborhood. Last but not least, neighborhoods also provide the opportunity to implement new energy supply concepts. The insight gained from the projects and processes of the IBA_Vienna forms a clear message: If the neighborhood development succeeds, the overarching goal is mostly met.

EXAMPLES OF THE IBA_VIENNA ...

Among the numerous outstanding projects, a few are listed here as examples.



© GB*/ E. Haefele

BERRESGASSE
p. 118



© Wien 3420/ L. Puu

QUARTIER „AM SEEBOGEN“
p. 96



© IBA_Vienna/ R. Mayer

QUARTIERSHÄUSER
SONNENDVIERTEL p. 168



© IBA_Vienna/ D. Terenteva

NEU LEOPOLDAU
p. 40



© Stadt Wien/ C. Fürthner

QUARTIER „AN DER SCHANZE“
p. 62



© IBA_Vienna/ L. Schedl

WIESEN-DIALOG
p. 244

... AND BEYOND

Many concrete innovations and projects go beyond the period of the IBA_Vienna and represent important impulses for the further development of the mentioned thematic field.



© realitylab

CROSS-BUILDING USE

For the development of a new neighborhood, it is important to connect residents across building sites to revitalize the neighborhood.



© IBA_Vienna/ eSeL

WE ARE NEIGHBORHOOD!

We are Neighborhood! Urban Development in the Climate Crisis. was published as part of the *Contributions to IBA_Wien* (volume 23).



© IBA_Vienna/ J. Fetz

NEW GARAGE CONCEPTS

Elevated garages offer the possibility of diverse use and, above all, of conversion at a later date.



© IBA_Vienna/ Raum und Kommunikation

NETWORK – SHARE – SAVE

The question of acceptance and willingness to participate in a cooperative is the focus of the contribution to the IBA_Vienna (Volume 21).



© MA18

SPECIALIST CONCEPTS FOR THE STEP25

The Urban Development Plan (Stadtentwicklungsplan, STEP) provides guidelines for the development of Vienna up until about 2025.

ROUTE NORTH

Route North takes you from the 21st district of Vienna, Floridsdorf to its 2nd district, Leopoldstadt. Floridsdorf district is Vienna's second largest and the third most populous in terms of area. Together with Donaustadt, it forms the part of the city located north of the Danube. The district was densely built-up mainly in the post-war period. Many larger municipal housing estates are located here. In part, the district is also still rural and industrial. Leopoldstadt, which is close to the city center, lies between the Danube Canal and the Danube. This district is characterized by *Gründerzeit*-style perimeter block development, modern residential buildings, allotments, large green areas such as the *Augarten* and the *Prater*, as well as industrial and port facilities. A new neighborhood is being built on the site of the former *Nordbahnhof*. It is one of the largest inner-city development zones in Vienna.

On Route North you will find the IBA neighborhood Neu Leopoldau, which is largely completed and already occupied, and the neighborhood "An der Schanze" which is still in the planning stage. A suggestion for a walk in the neighborhood of Neu Leopoldau can be found on **page 46**. Also located on this route are *HOME 21*, the first temporary housing project to be completed as part of

the City of Vienna's immediate housing program, the *vivihouse* in Nordmanngasse directly in the IBA neighborhood "An der Schanze", a prototype for multi-story construction using sustainable building materials, and the two projects *Loft-Flügel* and *die HausWirtschaft* in the *Nordbahnviertel*, for which construction preparations are only now underway.

DESCRIPTION OF THE ROUTE

3 hours

NEU LEOPOLDAU

Thayagasse/ Pfendlergasse, 1210 Vienna

NEIGHBORHOOD WALK 1

60 min

Transport connections:

S-Bahn Siemensstraße

(Exit Leopoldauer Straße)

31A Ruthnergasse

30A/32A Neu Leopoldau

→ HOME 21

Walking ⚓ & 31A Siemensstraße to Siemensstr./ Heinrich-von-Buol-Gasse

Walking ⚓

HOME 21

Axel-Corti-Gasse 12/ Siemensstraße 142, 1210 Vienna

Transport connection:

31A Siemensstr./ Heinrich-von-Buol-Gasse

→ VIVIHOUSE

31A Siemensstr./ Heinrich-von-Buol-Gasse to Leopoldauer Straße (towards Kagraner Platz)

27A Leopoldauer Straße to Josef-Baumann-Gasse (towards Kagran)

VIVIHOUSE

Nordmanngasse 88, 1210 Vienna

Transport connections:

U1 Kagran

27A Josef-Baumann-Gasse

25 / 26 Josef-Baumann-Gasse

→ DIE HAUSWIRTSCHAFT

27A Josef-Baumann-Gasse to Kagran (towards Kagran)

U1 Kagran to Praterstern (towards Oberlaa)

O Praterstern to Bruno-Marek-Allee or walking ⚓ from Vorgartenstraße

DIE HAUSWIRTSCHAFT

Bruno-Marek-Allee 5, 1020 Vienna

Transport connections:

U1 Vorgartenstraße/ Praterstern

S-Bahn Praterstern

O Bruno-Marek-Allee

LOFT-FLÜGEL

Taborstraße/ Bruno-Marek-Allee, 1020 Vienna

Means of public transport:

Underground: U1, U2, U3 ... | Train: S-Bahn | Streetcar: 6, 25, D, O ... | Bus: 27A, 88B ...

OVERVIEW ROUTE NORTH

The starting point of Route North is the *Siemensstraße S-Bahn* station. From here you can walk to the IBA neighborhood **Neu Leopoldau** in approx. five minutes.

From there you either continue by foot to **HOME 21** or you can return to station *Siemensstraße* and take bus **31A** to the station *Heinrich-von-Boul-Gasse*. From there you can also continue by bus **31A** and via the station *Leopoldauer Straße* with bus **27A** to *Josef-Baumann-Gasse*.

From there it is a five-minute walk to the current location of the project **vivihouse** in *Nordmannngasse*. Back at *Josef-Baumann-Gasse* you can take bus **27A** to the station *Kagran*.

Taking the **U1** to Praterstern you will reach the final stop of the streetcar line **O** at *Bruno-Marek-Allee*, the building sites of **Loft-Flügel** and **die Haus-Wirtschaft** in the Nordbahnviertel.

Neighborhood

Project

Candidate

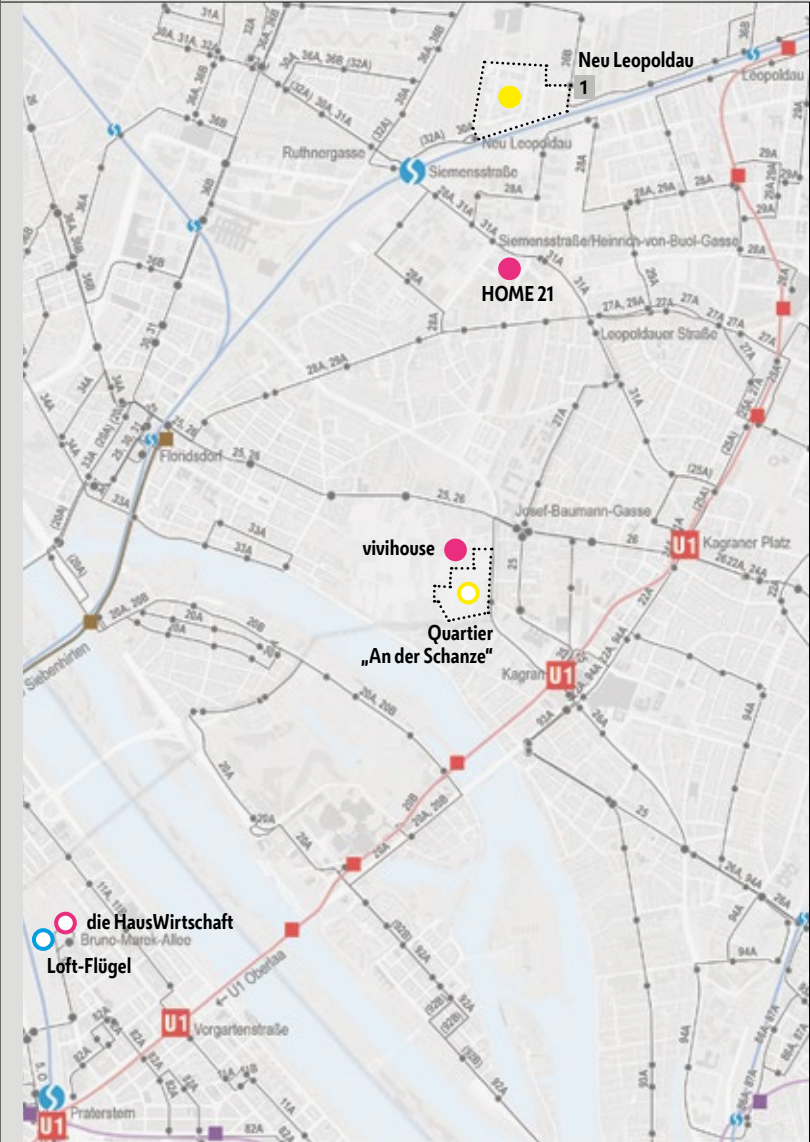
Project without status

Neighborhood walk

Not completed/
only by appointment



© Stadt Wien – MA 41



QUARTIER NEU LEOPOLDAU



HOUSING FOR THE YOUNG

“For decades, the area of the former Leopoldau gasworks was characterized by hard work. At the same time, it also offered the workers places of community and neighborhood. Now the area will provide a new home for children and young people in particular.”

GB*Neighborhood Management Neu Leopoldau

In 1912, the second municipal gasworks in Vienna was built in Leopoldau. From 1984 to 1987, the two gasometers were finally shut down and demolished, while the residential and administrative buildings were largely preserved. Today, the ensemble is protected as a historic monument and, is a source of identity as part of Vienna's industrial history. The post-industrial reuse of this area, incorporating the existing buildings, shaped the respective planning from the very beginning. This ranges from the preservation of bird species and the removal of pollutants to a mix of uses in the existing buildings.

Urban development in dialog

In 2015, *Neu Leopoldau Entwicklungs GmbH* and *wohnfonds_wien* launched a two-stage developer competition, the largest dialog-oriented selection process in Vienna to date. Urban planners, architects and open space planners as well as developer representatives and experts on social sustainability worked together with residents in workshops to develop concepts on the topics of architecture and urban development, open and green space, social sustainability, young living, mobility, smart cities and ecology.



© wohnfonds_wien/ C. Fürtner

The focus in Neu Leopoldau is on spatial design that is child- and youth-friendly and on diverse housing options for young people. In 2016, the IBA_Vienna commissioned the *SORA Institute* to conduct research on the topic of “Young Housing in Neu Leopoldau.” This study showed already developed proposals for the target group of young people in housing. In the further of progression, the IBA_Vienna supported the individual actors in highlighting the special features of their respective projects and making them visible. Particular consideration was given to open space planning, adapted forms of housing, and spaces for movement specifically geared to children and young people.

Growing together

To ensure that the intergenerational neighborhood can develop from the very beginning, the district management of the *Gebietsbetreuung Stadterneuerung* accompanies the developments in Neu Leopoldau and the surrounding area. Community is not limited to the new building sites but includes all residents. The employees provide information about changes and current developments on site at an early stage, actively involving the residents, taking up ideas and suggestions, networking local actors and supporting them with professional know-how.

Living information

In order to make it easier for everyone to find their way around a changing part of the city, the district management of *Gebietsbetreuung Stadterneuerung* developed a digital district map to provide up-to-date information and orientation for new arrivals in Neu Leopoldau as well as for residents in the adjacent neighborhood. With this *Living District Map*, interested people can explore the area in the footsteps of four fictitious people. In this way, they are able to learn interesting facts and exciting stories from the neighborhood while picking up many tips for a prosperous coexistence. The living district map also provides information about the location of educational institutions, local supply options, leisure activities, as well as events and on-site occasions of the district management of *Gebietsbetreuung Stadterneuerung*.

Young mobility

The mobility concept also refers to the topic of young living. A wide range of alternative means of transport, from good connections to the public transport network to additional mobility services within the residential area, is intended to meet the needs and wishes of young people in particular.



© ARWAG/ D. Hawelka



© Marko's Photography

FACT SHEET

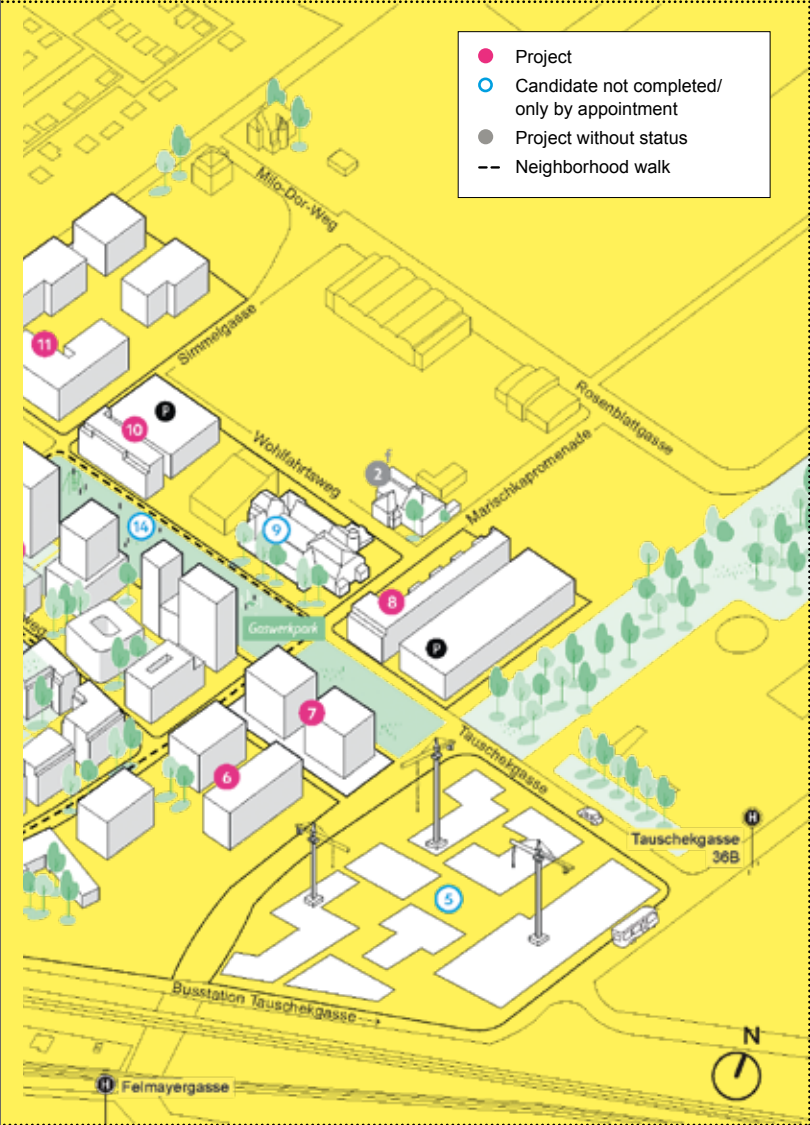
- Conversion of a former industrial site into a mixed-use neighborhood, incorporating the historic existing buildings
- Size: about 13,5 ha
- Approx. 1,255 apartments, of which around 1,000 are subsidized
- Approx. 70,000 m² of commercial space, including a workshop yard for small businesses

Cooperation partners
Neu Leopoldau Entwicklungs GmbH,
GB*Stadtteilmanagement Neu Leopoldau,
SORA Institute for Social Research and
Consulting Ogris & Hofinger, wohnfonds_wien

Completion
2024



NEIGHBORHOOD WALK 1





© H. Hurtaus

1 GENERATION XYZ

Thayagasse 3/ Pfendlergasse 35,
1210 Vienna

The range of apartments includes studio and two- to three-bedroom apartments with private open spaces and Plus spaces. These Plus spaces are zones between the glazed entrance doors and the apartments. In their openness to the staircase, these transitional areas promote communication in the building. The residents themselves define their use: from a studio to a hairdressing salon to a home office, there is a lot of potential.

- 65 subsidized apartments, thereof 26 SMART apartments
- Open and communicative staircase
- Plus spaces

Cooperation partners

Developer: Schwarzatal **Architecture:** feld72 Architekten **Open space:** Simma Zimmermann Landschaftsarchitektinnen **Consulting:** IBO – Österreichisches Institut für Bauen und Ökologie, raum & kommunikation

Completion
2019



© E. Kelety

2 EXISTING BUILDINGS NEU LEOPOLDAU

Neu Leopoldau,
1210 Vienna

Together with the existing tree population and the Wohlfahrtsgebäude (Welfare Building) along Marischkapromenade and Menzelstraße, the existing buildings with their villa and castle typology form the special atmosphere of Neu Leopoldau. At the end of 2020, the owners put up for sale nine existing buildings as an ensemble:

- Gas meter house ^{2a}
- Car parking garage ^{2b}
- Plant manager's residence ^{2c}
- Engineer's residence ^{2d}
- Gas cylinder magazine ^{2e}
- Main warehouse ^{2f}
- Fan hall ^{2g}
- Weighhouse ^{2h}
- Welfare building ⁹



© SGN/ M. Billaudet

3 MEHR NUTZEN HAUS

Marischkapromenade 6+8,
1210 Vienna

This building group stands for largely self-determined building. The approach ranges from environmentally friendly construction and special forms of living (generational living) to diverse mixes of uses (living & working, living & cultural offerings). A high degree of individual design concerning the rooms – including the facades – is a priority.

- 34 subsidized rental apartments
- 4 rentable commercial premises
- communal greening of the complex

Cooperation partners

Developer: SGN **Architecture:** Marginter Architekten **Open space:** idealice Landschaftsarchitektur **Social sustainability:** wohnbund:consult

Completion
2021



© b18 architekten

4 GEWERBEHOF NEU LEOPOLDAU

Marischkapromenade 3–5,
1210 Vienna

The former workshop yard in Neu Leopoldau is to be revitalized for commercial premises ranging from 30 to 325 m².

- Approx. 30 units from 30 to 325 m², 4,000 m² in total
- Listed buildings are renovated and preserved
- Loading yard
- Direct access
- Large freight elevator
- Parking spaces for cargo vehicles

Cooperation partners

Owner: Kaiser Franz Josef I. Jubiläumsfonds **Project development:** Realkanzlei Sodoma **Architecture:** b18 Architekten

Completion
As of 2023



© Woow Studios

5 BAUFELD O

Neu Leopoldau/ Baufeld O,
1210 Vienna

The project partners C&P Immobilien and SORAVIA are jointly developing a mix of working and living in the form of a *Grätzelforum* (neighborhood center) on an area of around two hectares. The quality of life of the future residents is the focus of planning.

- **Traffic-calmed urban neighborhood**
- **Ecological & social sustainability**
- **Urban center in Neu Leopoldau**
- **Privately financed apartments**
- **Local supply and gastronomy**

Cooperation partners

Developer: C&P Immobilien, SORAVIA
Architecture: StudioVlayStreeruwitz, ARGE

einszueins & sandbichler architekten

Open space: rajek barosch landschaftsarchitektur

Completion

As of 2024



© ARWAG/ I. Schanda

6 BLICKPUNKT 21–LEOPOLD

Marischkapromenade 18–20,
1210 Vienna

Young living in the project *Blickpunkt 21–Leopold* means contemporary, affordable and sustainable living with well-organized, compact and functional apartment floor plans and generous private open space. The old tree population is perfectly integrated into the project and only the most necessary areas were sealed.

- **118 subsidized rental apartments, thereof 41 SMART apartments**
- **2 commercial premises**
- **2 lobbies for common activities of the activities of the housing community**

Cooperation partners

Developer: ARWAG **Architecture:** ARGE ArchiMedia & SMAC Smart Architectural

Concepts **Open space:** PlanSinn – Planung & Kommunikation

Completion

2020



© D. Hawelka

7 LEO & LEONIE

Mizzi-Günther-Weg 1,
1210 Vienna

Affordable apartments for young people – according to this motto, the project is equipped with a high proportion of compact apartments. Furthermore, six shared flats for three to six young people each are offered. The association *Verein Wiener Jugendzentren* could be won for the occupation of the common room on the first floor, which spans the entire building site.

- **80 subsidized rental apartments, thereof 27 SMART apartments**
- **6 shared apartments for young adults**
- **6 home offices**
- **Rental bicycles, cargo bikes and shopping trolleys for borrowing**
- **Summer kitchen**

Cooperation partners

Developer: Familienwohnbau **Architecture:**

Duda, Testor. Architektur **Open space:**

Simma Zimmermann Landschaftsarchitektinnen

Completion

2020



© H. Hurnaus

8 LEOS

Marischkapromenade 24/
Tauschekgasse 11, 1210 Vienna

The residential building forms a square with the former welfare building on the opposite side. After the conversion of the welfare building into a neighborhood center with an event and gastronomy area, this public space is to take on a central social role for the new neighborhood.

- **43 subsidized rental apartments, thereof 15 SMART apartments**
- **Collective garage**
- **4 commercial premises**

Cooperation partners

Developer: Neue Heimat **Architecture:**

pool Architektur **Open space:** Carla Lo

Landschaftsarchitektur

Completion

2020



© E. Kelety

9 WELFARE BUILDING

Wohlfahrtsweg 8, 1210 Vienna

The landmarked *Wohlfahrtsgebäude* (Welfare Building) will be revitalized, accomodating a variety of future commercial uses in the neighborhood. The Welfare Building should be oriented towards the residents of the neighborhood of Neu Leopoldau and beyond, in order to promote a mix on social and use-based levels.

- **Revitalization**
- **Restaurant**

Cooperation partners
Owner: SORAVIA

Completion
As of 2023



© EGW/ G. Molterer

10 POLDIPARK

Simmelgasse 2, 1210 Vienna

In the neighborhood of Neu Leopoldau, three building sites were reserved for collective garages. One of them is home to the *Poldipark* project. This semi-open parking garage serves as a central hub between higher-level traffic and micro-mobility in the neighborhood. Differentiated screens for the balconies in the private area, a common room with directly accessible open space, a laundromat and the semi-public green area in the form of a canyon enrich the project.

- **29 subsidized rental apartments, thereof 10 SMART apartments**
- **Parking space for car/bike repair**

Cooperation partners
Developer: EGW **Architecture:** F + P Architekten **Open space:** YEWO Landscapes

Completion
2019



© D. Hawelka

11 BLICKPUNKT 21 – LEOPOLDINE

Simmelgasse 1, 1210 Vienna

Four low-energy houses in brick construction are grouped around a spacious, unsealed green area and, together with the existing buildings on the opposite side, they form the entrance to a neighborhood. The central open space contributes to increasing biodiversity and serves as a near-natural recreation area; playgrounds and seating areas invite people to play together and communicate.

- **179 privately financed owner-occupied and rental apartments**
- **Low-energy houses in brick construction**
- **Spaciously equipped open space**

Cooperation partners
Developer: ARWAG **Architecture:** ARGE Baumschlagler Hutter Partners & SMAC Smart Architectural Concepts **Open space:** PlanSinn – Planung & Kommunikation

Completion
2020



© wohnfonds_wien/ C. Fürthner

12 JUWO NEULEO

Menzelstraße 5, 1210 Vienna

Young living here, above all, stands for affordability, simplicity, flexibility and adaptability to the rapidly changing situations in this stage of life. Any of the standard apartments can be converted easily and without major interventions, according to the principle of a floor plan that grows in itself. Thus, by putting up an additional wall or furniture, a one-bedroom apartment can be turned into a two-bedroom one. Two apartments are coupled with offices.

- **46 municipal housing apartments NEW**
- **Flexibility of the floor plans**
- **Community areas with gallery**

Cooperation partners
Developer: WIGEBÄ **Architecture:** SUPER-BLOCK **Open space:** DnD Landschaftsplanung **Social sustainability:** wohnpartner

Completion
2021



© Marko's Photography

13 ENERGIEBÜNDEL

Marischkapromenade 13/
Menzelstraße 10, 1210 Vienna

Special focus was put on open space in the development of the neighborhood Neu Leopoldau. Thus, the *Energiebündel* project also refers to the historic buildings. This creates exciting visual relationships. The positioning of the buildings has created interesting partial spaces: The “yellow flux” crosses the building site and forms two independent ensembles, the “trough” and the “platform.”

- 277 subsidized rental apartments, thereof 94 SMART apartments
- 3 commercial units
- Use of common areas across building sites
- Pop-up boxes

Cooperation partners

Developer: BWS, Frieden **Architecture:** Freimüller Söllinger Architektur, g.o.y.a.
Open space: zwoPK Landschaftsarchitektur
Social sustainability: Sonja Gruber

Completion
2021



© Carla Lo Landschaftsarchitektur

14 GASWERKPARK

Neu Leopoldau, 1210 Vienna

Gaswerkpark is located in the heart of the Neu Leopoldau residential neighborhood and stretches south of Tauschekgasse between Menzelstraße and Richard-Neutra-Gasse. Tauschekgasse serves as the main access axis. Activity islands with various play, sports and dwelling opportunities are strung out in the form of a usable play pipeline. The pipeline as a characteristic design element of the park establishes a historical connection to the former use of the area as a gas plant.

Surface area
8100 m²

Cooperation partners

Project development: Stadt Wien MA 42, MA 28 **Planning:** Carla Lo Landschaftsarchitektur

Completion
2022



© next.shot.photography

15 LEO.PART

Marischkapromenade 9–11,
1210 Vienna

The diversity of housing types is aimed at a variety of users: singles, young families, patchwork families, students, single parents, refugees and, of course, senior citizens and the young at heart. In addition, social housing offers for different target groups were implemented in the project in cooperation with *neunerimmo*, *Volkshilfe* and *JUNO*.

- 91 subsidized flats with ownership option and 46 SMART flats, thereof 6 start-up flats and 11 needs-based flats for single parents
- 3 shared flats for 13 residents
- Site-wide common room

Cooperation partners

Developer: Heimbau **Architecture:** ss | plus architektur **Open space:** Carla Lo Landschaftsarchitektur **Social sustainability:** wohnbund:consult

Completion
2019



© G. Molterer

16 4 IM VIERTEL

Menzelstraße 6–8, 1210 Vienna

The project consists of four buildings with up to six residential floors. The apartments are built flexibly so that the residents can make changes at any time (Plus-Zone). In addition to communal areas on the ground floor, there is an in-house communal terrace strip on the 3rd floor: the deck. It connects all four houses via bridges. On the ground floor there are publicly accessible and inclusive spaces.

- 112 subsidized apartments, thereof 38 SMART apartments
- 14 beds in 2 shared apartments
- Plus-Zone in the apartments
- Publicly accessible and inclusive community spaces
- Transformer station as neighborhood center

Cooperation partners

Developer: EGW **Architecture:** StudioVlay-Streeruwitz **Open space:** YEWO Landscapes **Social sustainability:** wohnbund:consult

Completion
2020



© wohnfonds_wien/ C. Fürthner

17 JUNGES WOHNEN GIBT GAS!

Menzelstraße 3, 1210 Vienna

The complex consists of eight houses connected by communal and communication zones on the first floors, called dialog spaces. At the central square, open to Menzelstraße, public life is condensed. The “Open Salon” is designed as a community space that can be used across all building sites. It serves as a neighborhood meeting place. The “Salon,” on the other hand, is designed as a site-specific community space.

- 153 subsidized rental apartments, thereof 54 SMART apartments
- 7 hobby rooms, 1 recreation room, 1 rest room, 1 common room
- 1 home care center
- 1 common room across the building site
- Square with old trees as the center of the complex

Cooperation partners

Developer: GESIBA **Architecture:** Architekturbüro Reinberg, Sophie und Peter Thalbauer, Hawlik Gerginski Architekten
Open space: DnD Landschaftsplanung
Social sustainability: Caritas Wien

Completion
2022



© GB* R. Temel

GEMEINSAM WISSEN WIR MEHR

Menzelstraße 8, 1210 Vienna

Gemeinsam wissen wir mehr (“Together we know more”) is a series of workshops with developers, architects, landscape architects, social sustainability contractors and others, taking place several times a year during the planning and implementation of the Neu Leopoldau district. In these workshops, cross-building issues are discussed in order to increase the quality of living for (future) residents. From fall 2018 to the end of 2021, 14 workshops were held.

Cooperation partners

GB* Stadtteilmanagement. All developers (project development, execution, property management), architects, landscape architects, contractors for social sustainability, the WSE as project developer as well as some other participants from the city administration and other areas

Completion

Until all construction projects in Neu Leopoldau are completed

TIPS IN THE GRÄTZEL

Heinz-Nittel-Hof/ Marco-Polo-Siedlung

Municipal housing complex with 1,400 apartments built according to the plans of Harry Glück, the icon of people-oriented housing.

Forest of the Young Viennese

Every year, families with children but also all other interested and committed Viennese are invited to actively participate in the reforestation campaign “Forest of the Young Viennese” and contribute to the creation of a new forest.

TERRA NOVA. 70 years Siemensstraße housing estate in Floridsdorf

The Siemensstraße housing estate (1950 to 1954) in Floridsdorf is one of the outstanding examples of social housing and urban development in post-war Vienna. It was highly regarded internationally and is now a listed building. At the time of its construction, the settlement was Vienna’s largest municipal housing complex with over 1,700 apartments.



© IBA_Vienna/ J. Fetz

HOME 21

Axel-Corti-Gasse 12/ Siemensstraße 142, 1210 Wien



© Kallinger Projekte

“Temporary apartments are being built on this former industrial estate using housing subsidies. Available without capital participation and with a low rent ceiling, they are particularly interesting, for example, for apprentices who want to live and work independently, or for single parents. With this intelligent temporary use, affordable housing is created on otherwise fallow land.”

Ilse Fitzbauer, deputy borough mayor in Vienna-Floridsdorf

HOME 21 is the first project for temporary housing to be completed as part of the Immediate Construction Program launched by the City of Vienna in 2016. In this program, residential buildings can also be built temporarily in areas that are not reserved for housing purposes. One objective of the instant construction program was the quick installation of the housing units in system-based and lightweight construction. An essential element of the project is the principle of a variable mix of housing, commercial and social purposes. The apartments are allocated in cooperation with various institutions: SMART apartments (*Wohnservice Wien*), mother and child apartments (*Caritas Vienna*) and apartments for formerly homeless people (*Fonds Soziales Wien/Obdach*). The co-living studio apartments for people with disabilities are managed by *Caritas Vienna*.

HOME 21 does not have to be demolished or relocated when the temporary building permit expires, but is suitable for a change of use compatible with the zoning.



© Kallinger Projekte



© Kallinger Projekte



© Kallinger Projekte

An essential element of the project is its principle of a variable mix of housing, commercial and social purposes. The first floor, which is 3.5 meters in height, is reserved for spaces for social purposes and infrastructure provided by the developer and designed for step-by-step extension. The upper floors are dedicated to living, but have a room height of approx. 2.8 meters, which is also suitable for other uses. Ceilings without beams and the absence of load-bearing partitions and partition walls enable floor plan variations and room combinations that are largely free.

HOME 21 offers affordable housing both for young people in Vienna who do not yet want to determine the center of their lives and for target groups who up to now have found it difficult to be cared for in subsidized new housing: formerly homeless people, homeless women with a migrant background and their children, and older people with disabilities. The rent is € 8.10/m² including operating costs (price basis 2017), with even a basic stock of furniture already being included. There are no financing contributions.

FACTS & FIGURES

- 161 SMART apartments (Wohnservice Wien)
- 61 apartments for Obdach Wien (FSW)
- 19 mother and child apartments (Caritas Vienna)
- 15 co-living studio apartments for people with disabilities (Caritas Vienna)
- 4 commercial/office units

Cooperation partners

Developer: Kallinger Projekte **Architecture:** trans_city **Open space:** trans_city, Susanne Kallinger **Consulting:** KALLCO Development, Alexander Katzkow & Partner

Completion
2018

QUARTIER "AN DER SCHANZE"



DEVELOPING THE CITY IN DIALOG

"The two-stage process made many things possible that are elementary for neighborhood development. Thus, in an intensive dialog, measures effective for the urban climate could be implemented across building sites."

Joachim Kräftner, landscape architect

The neighborhood "An der Schanze" is an example of how the experience gained in the course of the IBA_Vienna can be applied to the subsequent neighborhood development. In this way, people are constantly learning and improving. Here, the most important realization was that the intensive dialog between all those involved will give rise to a lively neighborhood.

Talking to each other, right from the start

The developer competition "An der Schanze," launched by *wohnfonds_wien* in cooperation with IBA_Vienna, was started in February 2019. Even in this early stage, the focus was on dialog. In the second competition phase, working groups initiated by the IBA_Vienna dealt intensively with the topics of ground floor and base zone, social sustainability, open spaces as well as mobility in the new district. These working groups had to cover a broad spectrum and were composed of representatives of the developers as well as experts from planning and social sustainability. This made it possible to coordinate topics and content that would otherwise not be addressed in single-stage processes.

Representatives of the population were also involved at an early stage: In addition to three large workshops, organized and accompanied by the *RAUMPOSITION* office, self-organized working group meetings were decisive for the high quality of the overall neighborhood development. The *ATTACCA* office was commissioned for project management. The results were presented in February 2020.

Event corridor and ground floor zone

One key to neighborhood development – as previous experience has also shown – lies at the ground floor level. For this reason, in the "An der Schanze"-neighborhood, these zones were coordinated between the stakeholders at an early stage and care was taken to achieve as diverse a mix as possible. In addition to residential use, this also provides for commercial, office and shopping opportunities and offers a large degree of scope for adaptation and further development. The focus is on small-scale uses, which are concentrated primarily in the central event corridor between the development sites north of Simone-Veil-Gasse. Here, a mixed-use center will be created for the neighborhood, but also beyond.



© Stadt Wien/ C. Fürthner

Urban wilderness – urban nature

In addition to this event corridor, the urban wilderness represents an essential open space for the new district. This open space was also designed from the outset to be cross-building. The natural transformation process from the current farmland to an urban wilderness with open meadow areas and shadier tree sections is the focus here. The largest continuous green space between construction sites G2/G3 and H will be a space for experimentation and processes, a teaching and learning space, itself constantly learning and thus growing. In addition, ecological provision is ensured through nesting sites, extensive green roofs and optimized open spaces through GREENPASS® simulation.

Mix and dialog in living

Not only between the uses, but also within the uses themselves, a diverse mix is sought in the “An der Schanze”-neighborhood. The aim of the competition was to include current social developments and needs in order to be able to create targeted offerings. One group to which special attention was paid is the one of single parents. Here, too, dialog helps with implementation: For example, selected apartments are offered for allocation via the *JUNO* association. Neighboring apartments can be allocated to separated or to single parents with family members and elective relatives via a tandem allocation. In cooperation with *Volkshilfe Wien*, apartments are made available for childminders.

Sharing mobility

In the “An der Schanze”-neighborhood, the concept of elevated garages in the form of collective ones is being actively addressed. Garage spaces are thus selectively integrated into the urban ensemble. At two mobility points, future residents will have access to a charging station for e-bikes, a bike service station, and two charging stations for e-cars.



© Stadt Wien/ C. Fürthner

FACT SHEET

- More than 1,500 apartments
- About 152,000 m² total floor space on an area of 7.14 ha
- Student dormitory
- Special housing offer for single parents
- *Stadtwildnis* (“Urban Wilderness”)
- *Ereignisband* (“Event Corridor”)
- High degree of mix of uses
- Design based on GREENPASS® microclimate simulation

Cooperation partners

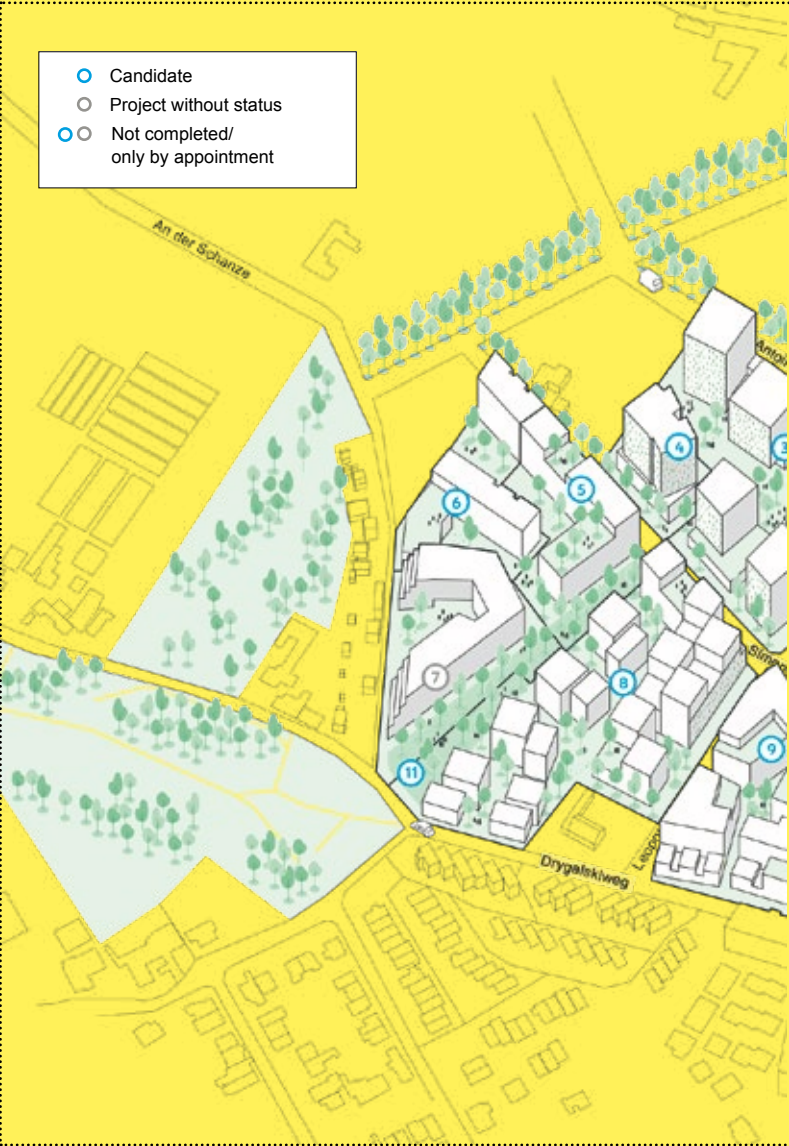
wohnfonds_wien, RAUMPOSITION, GB*Stadtteilmanagement Donauefeld, ATTACCA Projektmanagement, green4cities

Completion

As of 2024



NEIGHBORHOOD PLAN



© KRAUT Kollektiv



QUARTIER „AN DER SCHANZE“

1 Gut gerüstet
2 sChanze
3 Fünf Freunde
4 Treibhaus Donaufeld
5 Leben auf allen Ebenen
6 Wohnwildnis

7 drygalski. OBERE ALTE DONAU
8 Wohnen mit Optionen
9 Donaufelder Freundschaften
10 Studierendenwohnheim
11 Freiraum An der Schanze



© expressiv

① GUT GERÜSTET

Quartier "An der Schanze"/
Neighborhood/site A, 1210 Vienna

In addition to subsidized flats, there will be a neighborhood center, a work-shop, small offices, a café and a day center for people with disabilities. The project also specifically addresses the needs of separated and single parents and, in addition to tandem apartments, also offers special forms of housing for in-home daycare providers.

- 293 subsidized apartments, thereof 98 SMART apartments
- 8 office units
- Café
- Day care center for people with special needs
- Children's, youth and family center for the entire neighborhood
- Housing forms for in-home daycare providers
- Tandem apartments

Cooperation partners

Developer: Altmannsdorf und Hetzendorf
Architecture: Baumschlager Eberle
Open space: Kräftner Landschaftsarchitektur
Social sustainability: wohnbund:consult, Volkshilfe Wien, Die Kinderfreunde

Completion
As of 2024



© M. Muraier

② SCHANZE

Quartier "An der Schanze"/
Neighborhood/site E, 1210 Vienna

Offers such as *Raumteiler* (a new concept for shared commercial spaces) and the *Supergreißler* (a new Viennese supermarket concept) as well as medical facilities in the immediate vicinity make building site E an important location in the neighborhood. *sChanze* is a center of attraction for the whole neighborhood and thus promotes a cross-site exchange between the residents. Housing clusters for senior citizens and single parents offer a special form of living together.

- 214 subsidized apartments, thereof 73 SMART apartments
- 11 subsidized commercial premises
- 7 communal spaces, thereof 2 guest/emergency apartments if required
- *Supergreißler*
- *Raumteiler* for one-person and small businesses
- Medical offices and complementary services

Cooperation partners

Developer: Familie, Stumpf Wohnprojekte
Architecture: ss | plus architektur
Open space: DnD Landschaftsplanung
Social sustainability: morgenjungs/imGrätz.at

Completion
As of 2024



© DMMA

③ FÜNF FREUNDE

Quartier "An der Schanze"/
Neighborhood/site B/D, 1210 Vienna

Fünf Freunde has set itself the goal of creating an attractive environment for single parents and their children as well as a settlement of small businesses. Features that are common in urban areas such as a children's theaters are transported across the Danube from the inner city area where people are used to them. The project also uses simple but efficient solutions, such as a well-thought-out facade greening and a green pergola as a purposeful climate-adapting contribution.

- 314 subsidized apartments, thereof 108 SMART apartments
- 24 subsidized commercial premises, thereof 9 studios
- Lending shop
- Mobility Point
- Bouldering wall
- Shared apartments for 55+

Cooperation partners

Developer: EBG, Neue Heimat **Architecture:** DMAA Delugan Meissl, Expanded Design, Rüdiger Lainer+Partner **Open space:** Carla Lo Landschaftsarchitektur **Social sustainability:** wohnbund:consult, JUNO

Completion
As of 2024



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④ TREIBHAUS DONAUFELD

Quartier "An der Schanze"/
Neighborhood/site C, 1210 Vienna

Treibhaus Donaufeld is a building cooperative that plans and develops in cooperation with a property developer. The project attaches great importance to communal living and the connection to the neighborhood. With the Food Coop, the scouts with their strong local ties, and the bicycle repair shop, offers are created for the neighborhood and beyond.

- 50 housing units
- 3 subsidized commercial premises
- 12 communal spaces, thereof 2 guest rooms
- Food Coop
- Bicycle repair workshop
- Housing First apartments

Cooperation partners

Developer: Schwarzatal **Architecture:** sandbichler architekten **Open space:** Carla Lo Landschaftsarchitektur **Social sustainability:** realitylab

Completion
As of 2024



© OLN

5 LEBEN AUF ALLEN EBENEN

Quartier "An der Schanze"/
Neighborhood/site G2, 1210 Vienna

The project involves the construction of a residential building, which will be supplemented by lively uses from the ground floor with a nursery school to the fourth floor with rooftop terraces and an adjoining communal space with a laundry room. The six-group nursery school provides day care for the zero-to six-year-olds in the neighborhood. Special attention with regard to the forms of housing for single parents is paid to the floor plans.

- **74 apartments, thereof 57 subsidized apartments (19 SMART apartments, 10% of the apartments for single parents)**
- **Nursery school**
- **Rentable add-on spaces (office space, hobby, exercise)**
- **Facade greening, extensively greened rooftops**
- **Nesting boxes on facade**

Cooperation partners

Developer: Wien-Süd **Architecture:** querkraft architekten **Open space:** Kräffner Landschaftsarchitektur **Social sustainability:** Sonja Gruber

Completion
As of 2024



© OLN

6 WOHNWILDNIS

Quartier "An der Schanze"/
Neighborhood/site G1, 1210 Vienna

The project *Wohnwildnis* makes an important contribution to a socially diverse neighborhood with its mix of subsidized and privately financed apartments. A part of the subsidized apartments will be specifically allocated to single parents via the single parents' association *JUNO*. Communal spaces related to the building site offer space for meeting and communication. With the social base of *Volkshilfe* and *JUNO*, an important center of excellence with multiple uses is being created at building site G1.

- **88 apartments, thereof 60 subsidized apartments (20 SMART apartments, 10 apartments for single parents) and 28 privately financed apartments**
- **Social base with multiple uses**

Cooperation partners

Developer: ARWAG **Architecture:** Tillner & Willinger (preliminary design, competition), U.M.A. Architektur (as of preliminary design) **Open space:** Kräffner Landschaftsarchitektur **Social sustainability:** Sonja Gruber

Completion
As of 2024



© SchreinerKastler

7 DRYGALSKI. OBERE ALTE DONAU

Quartier "An der Schanze"/
Neighborhood/site G3, 1210 Vienna

The 4-story terrace-shaped building with its open courtyard and partially greened facade forms the southern end of the development area. The joint creation of an urban wilderness across the building site represents an essential part of the green space. The building is characterized by its generous private open spaces, a common room and modern facilities.

- **Approx. 94 privately financed apartments**
- **Green facade facing the courtyard**
- **Communal space, toddler playground**

Cooperation partners

Developer: BUWOG **Architecture:** Studio-VlayStreeruwitz **Open space:** Kräffner Landschaftsarchitektur

Completion
As of 2024



© Telegram71

8 WOHNEN MIT OPTIONEN

Quartier "An der Schanze"/
Neighborhood/site H/I, 1210 Vienna

In addition to subsidized apartments, the project *Wohnen mit Optionen* offers a collective garage, a neighborhood café and a Work Zone – the heart of the project. It is a six meter high, open-plan factory hall that is divided into different modules and can be clustered into adaptable units. These create a place for soft production in the neighborhood.

- **196 subsidized apartments, thereof 66 SMART apartments and 15 Housing First SMART units for single parents**
- **Neighborhood café**
- **Neighborhood Workshop**
- **Mobility Point**

Cooperation partners

Developer: AUFBAU **Architecture:** Frötscher Lichtenwagner, ARGE Köb & Pollak ° Schmoeger **Open space:** Auböck + Kárász Landscape Architects **Social sustainability:** kon.text, Caritas Wien

Completion
As of 2024



© expressiv

9 DONAUFEELDER FREUNDSCHAFTEN

Quartier "An der Schanze"/
Neighborhood/site J/K, 1210 Vienna

Innovative forms of housing for single and separated parents are offered at a prominent key spot in the urban development, distributed over several components. The offer is supplemented by special housing forms such as shared flats for senior citizens. The diverse offer is also reflected in the commercial spaces: Here, a neighborhood canteen, a fitness center & dance studio, office and seminar spaces as well as commercial premises connected to the residential unit are planned.

- 243 subsidized apartments, thereof 83 SMART apartments
- 4 shared flats
- 1 residential home for single parents with 11 housing units
- 6 small business units
- Neighborhood canteen with co-working area
- Fitness center & dance studio
- Bicycle repair shop incl. tea kitchen

Cooperation partners

Developer: Familienwohnbau **Architecture:** feld72 Architekten, trans_city **Open space:** Carla Lo Landschaftsarchitektur **Social sustainability:** Martina Jauschnegg, Paradocks, JUNO

Completion

As of 2024



© J. Szeliánszky

10 STUDIERENDEN-WOHNHEIM

Quartier "An der Schanze"/
Neighborhood/site A, 1210 Vienna

The student residence of the *SHG Stiftung Studentenhausverein der Freunde der VUW* supplements the variety of uses in the neighborhood, some of which are available to the whole neighborhood.

- 467 beds
- Housing models for single parents
- Varied common rooms & offers cross-site

Cooperation partners

Developer: SHG Stiftung Studentenhausverein der Freunde der Veterinärmedizinischen Universität **Architecture:** Stika & Stingl **Open space:** DnD Landschaftsplanung

Completion

As of 2024



© Carla Lo Landschaftsarchitektur & DnD Landschaftsplanung

11 FREIRAUM AN DER SCHANZE

Quartier "An der Schanze",
1210 Vienna

The second stage of the dialog-oriented procedure made it possible for landscape planners to deal intensively with the conception of the open space together with the developers already during the developers' competition. With the *Ereignisband* (Event Corridor) and the Stadtwildnis (Urban Wilderness), there are two important development features that will define the area in the future.

- Cross-site cooperative development of the outdoor space
- Event Corridor and Urban Wilderness
- GREENPASS® simulations

Cooperation partners

Coordination: Kräftner Landschaftsarchitektur **Work group:** Carla Lo Landschaftsarchitektur, DnD Landschaftsplanung, Auböck und Kárász Landscape Architects, green4-cities

Completion

As of 2024

TIPS IN THE GRÄTZEL

GB* Stadtteilmanagement

Here you can get information about the development of the area and the status of planning. If you have ideas and suggestions, you are invited to participate.

vivihouse

Even before the start of construction of the "An der Schanze" neighborhood in Donauefeld, another IBA_Vienna project can be visited in Donauefeld: the *vivihouse*, a wooden building, implemented in modular timber frame construction, which is specially optimized for the use of ecological raw materials.

Walk and cool off on the Upper Old Danube

A few minutes' walk from the future "An der Schanze" neighborhood, the banks of the Upper Old Danube invite visitors to take a walk and cool off on hot summer days.

VIVIHOUSE

Nordmannngasse 88, 1210 Vienna



© Raumposition/ D. Wizke



© vivihouse/ P. Schulz

The *vivihouse* is an innovative building system for the construction of multi-story, mixed-use houses. It is based on a modular timber frame construction that is optimized specifically for the use of ecological materials like straw bales as insulation material, timber frames, as well as lime and clay plasters. The *vivihouse* stands for healthy living and working, low energy consumption, cost efficiency and ecological sustainability. It can be adapted to different plots of land, uses, numbers of floors and tastes. It can even be disassembled, transported and reassembled elsewhere. The *vivihouse* is sustainable, resource-saving and flexible. The *vivihouse*'s modular system also sets new standards in circular economy.

“The modular system of individual parts enables different user groups to adapt a building completely to their own wishes and ideas.”

Anna Luther, VICE Austria

Anyone can build *vivihouse* construction elements themselves: Depending on needs and abilities, *vivihouse* encourages supervised workshops with non-professionals, but is also suitable for carpenters as well as for computer-aided processes in fab labs. A cooperation platform will enable planners to further develop building technology in the long term. With *vivihouse*, you can shape your own living environment, do something together with others and combine DIY, traditional crafts, digital production and open source.



© vivihouse

In 2018 first construction elements were prefabricated by the *vivihouse* team and the asbn (Austrian Strawbale Network) together with students of architecture from the Vienna University of Technology in a construction workshop set up with the help of a carpentry firm. In 2020, the *vivihouse* prototype was set up in Vienna as a three-story pavilion and presented to the general public for the first time. As a next step, the team wants to realize a five- to six-story *vivihouse*. For this purpose, the team is looking for users who want to realize sustainable lifestyles in an urban context, as well as experts in ecological approaches who want to complement and enhance the system.



© vivihouse

FEATURES

- Modular timber frame construction system, optimized for use of ecological materials within multiple stories construction
- Low energy usage, cost efficiency and ecological sustainability
- High flexibility and adaptability
- A new standard in circular economy
- Possibility for DIY construction

Cooperation partners

TU Wien, ICP – Initiative for convivial practices, asbn – Austrian Straw Bale Network, Käferhaus, Lukas Lang Building Technologies, RWT plus, Wout Kichler, ZunderZwo

Completion

2022

The project is supported by the Climate and Energy Fund.



DIE HAUSWIRTSCHAFT

Bruno-Marek-Allee 5, 1200 Vienna



© einzueins Architektur/ die HausWirtschaft

“Die HausWirtschaft translates the traditional understanding of household management as the totality of working and living in a building into an innovative project of contemporary housing and urban development in the Vienna city center”

Christian Peer, future.lab/TU Wien

In a participatory process with the future users, a building is being constructed in the Nordbahnhofviertel for the public, welfare-oriented cooperative *die HausWirtschaft*. Residential space takes up only about half of the usable area, while the areas of work, leisure and culture are deliberately offered many opportunities for development.

Small and affordable commercial spaces are scarce in Vienna. Many small entrepreneurs therefore work in their own apartments or in spaces not designed for this purpose. *Die HausWirtschaft* brings together such entrepreneurs and thus bundles knowledge in order to create these missing spaces in the city center itself. It relies on a consistent mix of uses and is establishing itself as a pioneering project for small business development in new urban neighborhoods. Since 2016, the operators of the project *die HausWirtschaft* have been working tirelessly and with rapidly acquired expertise on the implementation of their vision of a radically mixed-use building for working and living. The present project now forms the concrete basis for implementation and appears to be suitable for providing diverse contributions to questions of mixed use, new working and the sustainable development of a new social neighborhood.



© L. Puiu

Furthermore, the project shows several experimental fields (process, legal organization as a cooperative, extent of mixed use), which are of importance in the context of the IBA_Vienna.

The initiative group *die HausWirtschaft* and its project partners have set themselves the goal of creating 48 residential units and 3,500 m² of work-related space for about 250 working and/or living people. This way, an innovative house community is to be created, which is designed as a public welfare-oriented cooperative. The project aims to provide long-term affordable space and create a recognizable added value in the surrounding neighborhood.

FEATURES

- Building an active house community
- User-driven development of commercial space
- Welfare-oriented cooperative
- The cultural association NordStern develops an interdisciplinary, inclusive and participative cultural program.

Cooperation partners

die HausWirtschaft, realitylab, einszueins Architektur, EGW, future.lab – Research Center/ TU Wien

Other partners

IG Lebenswerter Nordbahnhof, zwoPK Landschaftsarchitektur, BPS

Completion
2023

FACTS & FIGURES

- A house for 250 people working and/or living
- 48 housing units
- 3,500 m² of commercial and work-related space

This project is funded by the Climate and Energy Fund and is carried out as part of the Smart Cities Demo – Living Urban Innovation 2018 program.



© L. Puia



© L. Puia

LOFT-FLÜGEL

Taborstraße/ Bruno-Marek-Allee, 1020 Vienna



© expressiv

“The *Loft-Flügel* is a laboratory for very specific lifestyles that are subject to constant change. In the context of the motto ‘More than Living’, a prototype for mixed use is to be developed, which explores social, economic and urban development potentials.”

StudioVlayStreeruwitz

In interaction with the highest building at Vienna North Railway Station, an identity-establishing place will be created in the new neighborhood. The project creates affordable, socially sustainable and inclusive living and working spaces in the densely built-up urban area. The building does not stand alone in isolation, but is embedded in a fabric of structural elements integrating it into the urban space. The open structure of the *Loft-Flügel* allows long-term openness of use across all floors. While the first floor with a room height of 4 meters offers space for small-scale creative industries, the five floors above with a room height of 2.8 meters can be used for both living and working. The *Loft-Flügel* is planned and submitted as an open structure. In the course of the tendering procedure, users who are looking for new forms of living and working are addressed at an early stage.

After completion of construction, if required, the loft units with basic equipment can be further extended by the users themselves. The project claims to realize contemporary, affordable and socially sustainable living space. At the same time, it has the ambition to become an urban center for the new neighborhood through its impact and radiance.

FEATURES

- Floor worlds: different sizes create variety and mix.
- Deck: “balcony shelf” towards the courtyard as access, escape route and adaptive outdoor area
- Loft facade: interior diversity of use behind a continuous grid
- Loft living environments: individual appropriation processes create diverse living environments.
- Rooftop garden: a platform for community living

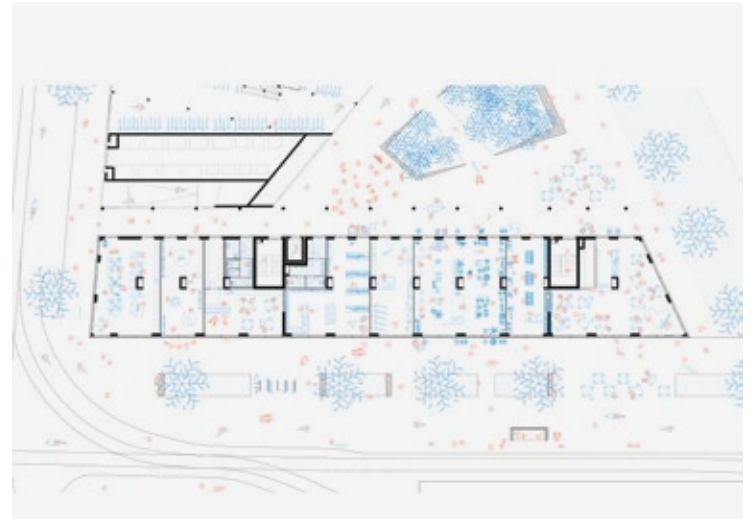
Cooperation partners
EGW, Wiener Städtische,
StudioVlayStreeruwitz

Completion
2025



© expressiv

Mixed use is consistently implemented in the *Loft-Flügel*: this also makes the open use of the building effective across floors. Conventional boundaries between living and working become blurred. Adjustments are also possible during and after construction. With its concept of a radical mix of uses, the project fits into the IBA guiding theme of New Social Neighborhoods. Inclusive guiding themes for new forms of living and working take into account the current needs of users and offer a docking point for future stakeholders: everything is possible within the open space framework, from open-plan offices to units of 50 m².



© StudioVlayStreeruwitz



© StudioVlayStreeruwitz

Process Devel- op- ment

Fine gears drive the machinery of the city. The processes in the background of neighborhood development may seem abstract because they are difficult to represent in pictures. But the rules according to which they function and, above all, the question of who is allowed to participate in them can be clearly read in the built result.

Within these processes, the concepts of top-down and bottom-up interlock; here, planning can be dynamic and open or precise. Communication is always essential. From the very beginning, the IBA_Vienna, in cooperation with competent process facilitators, has entered this field as a moderator and initiator. Different formats such as workshops, neighborhood workshops and discussion rounds were tailored precisely to the constellation of actors. Among them are property developers, citizens, development companies, landowners, neighborhood management and representatives of politics, business and civil society.

The cooperation between these actors can take different forms: Urban development contracts and cooperative procedures on a higher level, and more and more often concrete process development in the neighborhood, with the district management as an important mediator for the reality of life of the residents on site. In this way, processes become a living, visible reality.

EXAMPLES OF THE IBA_VIENNA ...

Among the numerous outstanding projects, a few are listed here as examples.



© Stadt Wien/ C. Fürthner

QUARTIER „AN DER SCHANZE“
p. 62



© GB*/ R. Temel

GEMEINSAM WISSEN WIR MEHR
p. 56



© Wien 3420 AG

**QUARTIERSWERKSTATT
AM SEEBÖGEN** p. 113



© GB*/ E. Haeferle

BERRESGASSE
p. 118



© IBA_Vienna/ Y. Fetz

BIOTOPE CITY
p. 218

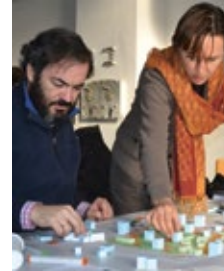


© IBA_Vienna/ A. Ackertl

MIO
p. 179

... AND BEYOND

Many concrete innovations and projects go beyond the period of the IBA_Vienna and represent important impulses for the further development of the mentioned thematic field.



© Neu Leopoldau Entwicklungs GmbH

2-STAGE DEVELOPER COMPETITION

The first “dialog-oriented” two-stage developer competitions were held in 2014.



© H. Wind

BUILDING GUIDE TO A SUSTAINABLE CITY

The principles of a Biotope City build on the knowledge of ecological and sustainable building.



© fotografiefetz

QUALITY ADVISORY BOARD

The new quality advisory board is applied to large selected urban development areas.



© IBA_Vienna

AN DER SCHANZE – BROCHURE

The brochure *Quartier “An der Schanze”– Ergebnisse und Lerneffekte aus dem Bauträgerwettbewerb* is available for download on the IBA_Vienna website.



© GB*/ M. Kaineder

TOGETHER WE KNOW MORE

Together We Know More is a series of workshops that takes place during the planning and implementation of the new Neu Leopoldau district.

ROUTE EAST

Route East takes you to the 22nd district of Vienna, Donaustadt. This is the largest and, after Favoriten, most populous district, which has existed in its present form only since 1954. Donaustadt, which makes up almost a quarter of Vienna’s municipal territory, is characterized by its diverse appearance: In addition to large housing estates and single-family homes, it is home to the Donau City office and high-rise residential district as well as *aspem* Seestadt, which is one of the largest current district development projects in Europe. The 22nd district is also home to part of the agricultural Marchfeld and important recreational and nature conservation areas, such as the Alte Donau and the Lobau, which is also part of the Donau-Auen National Park.

Route East includes the IBA neighborhood “Am Seebogen”, which is largely completed and occupied, and the IBA neighborhood Berresgasse, where only a few projects have been implemented, and there is still a lot of constructional activity. A suggestion for a walk in the neighborhood “Am Seebogen” can be found on page 102. On Route East you can also find the temporary project in

Podhagskygasse, which was realized as part of the immediate housing program of the City of Vienna, furthermore one of the showcase projects in the field of energy supply: *MGG*²² in Muhlgrundgasse/ Fahngasse, as well as a residential project in Waldrebengasse, which is being developed as part of the Vienna-Vancouver city cooperation, but will not be completed until 2024.

DESCRIPTION OF THE ROUTE

QUARTIER “AM SEEBOGEN”

Seestadt: Eileen-Gray-Gasse 2, 1220 Wien

Transport connections:

• U2 Seestadt
(Exit Seestadtpromenade)

• 84A / 88A / 88B Seestadt

NEIGHBORHOOD WALK 2

60 min

→ PODHAGSKYGASSE

• U2 Seestadt to Aspern Nord
(towards Schottentor)

• 95A Aspern Nord to Podhagskygasse
(towards Großer Biberhaufen)

• Walking 🚶

PODHAGSKYGASSE

Podhagskygasse/ Pfalzgasse, 1220 Wien

Transport connections:

• 95A / 97A Podhagskygasse & Pfalzgasse

→ BERRESGASSE

• Walking 🚶

BERRESGASSE

Scheedgasse 2, 1220 Wien

Transport connections:

• 95A Scheedgasse

• 85A Pirquetgasse

• U2 Hausfeldstraße

• 26 Zanggasse

→ MGG²²

• 26 Prinzgasse
(towards Hausfeldstraße)

• U2 Hausfeldstraße to Stadlau
(towards Schottentor)

• Walking 🚶

WALDREBENGASSE

Waldrebengasse 3, 1220 Wien

Transport connections:

• U2 Hardeggasse

• 95A Hardeggasse

MGG²²

Mühlgrundgasse/ Fahngasse, 1220 Wien

Transport connections:

• U2 Stadlau/ Hardeggasse

• 86A / 94A Stadlau

• S80 Stadlau

• 92A / 95A / 96A Hardeggasse

Means of public transport:

Underground: U1, U2, U3 ... | Train: S-Bahn | Streetcar: 6, 25, D, O ... | Bus: 27A, 88B ...

OVERVIEW ROUTE EAST

The starting point for Route East is the U2 station *Seestadt*. Via the *Seestadt-promenade* exit, you can get directly to the “*Am Seebogen*” neighborhood.

From the U2 station *Aspern Nord* take bus 95A to *Podhagskygasse*. Having arrived, the IBA neighborhood *Berresgasse* can be reached in about ten minutes of walking.

From station *Prinzgasse* you can take streetcar 26 to U2 station *Hausfeldstraße*. Finally, at U2 station *Stadlau*, the *MGG²²* project is a five-minute walk away.

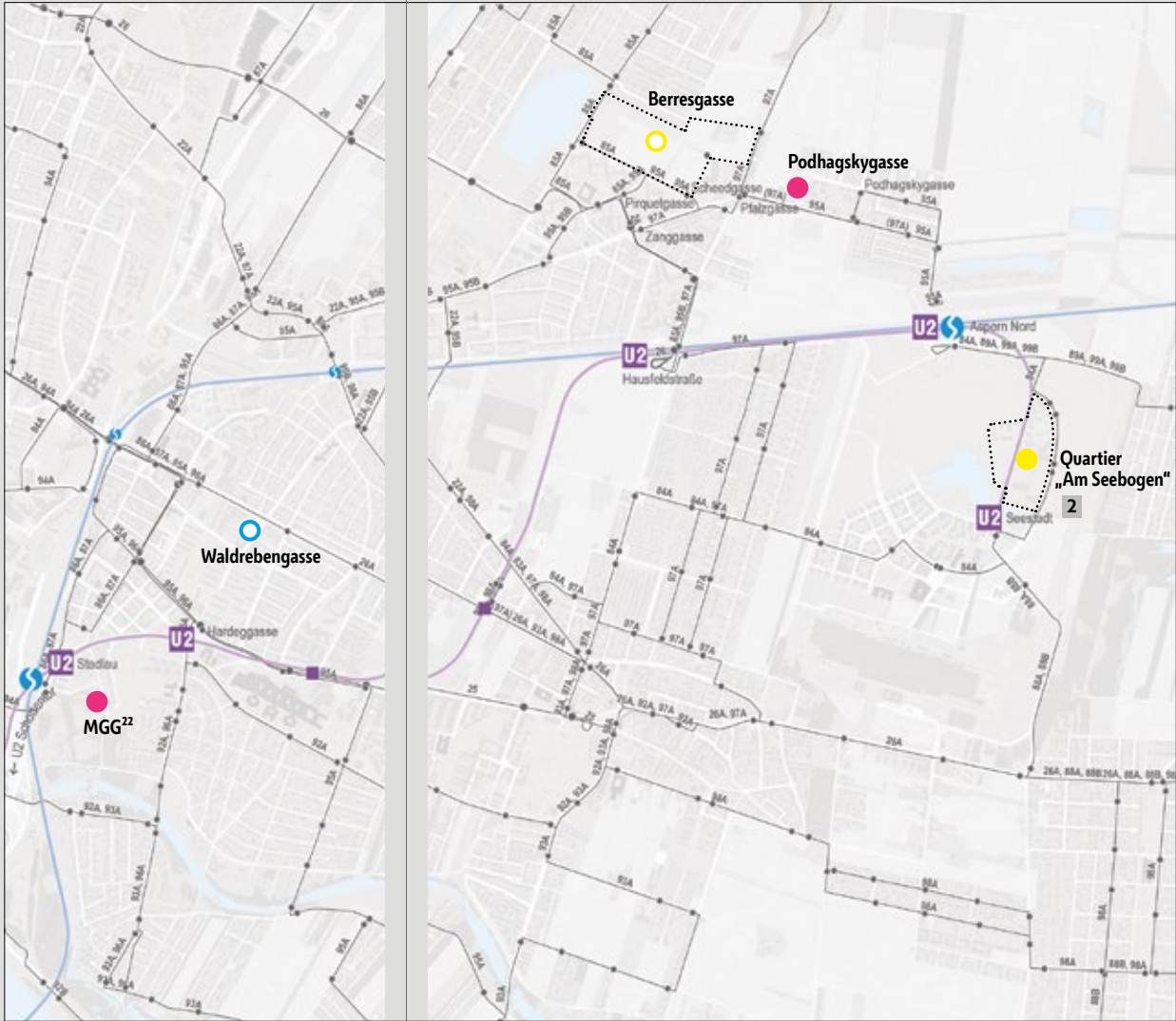
Neighborhood

Project

Candidate

1 Neighborhood walk

Not completed/
only by appointment



© Stadt Wien – MA 41

QUARTIER “AM SEEBOGEN”

MORE THAN A RESIDENTIAL NEIGHBORHOOD

“In the ‘Am Seebogen’ neighborhood, we want to work together to create new living and working qualities that Vienna has not yet seen in this density. The cross-building approach aims at a robust and smart district.”

Gerhard Schuster, Chairman of the Executive Board
of Wien 3420 aspern Development AG



© R. Mayer/ W. Konrad



After the *Pionierquartier* and the *Seeparkquartier*, the “Am Seebogen” neighborhood forms the third construction phase of Seestadt aspern and is the first on the north side of the lake. Seestadt is thus growing by around 2,500 residents. The focus of the developer competitions here was on the theme of living and working. 80 % of the new neighborhood is reserved for residential use and 20 % for other uses.

In concrete terms, this means innovative concepts for mixed uses, contributions of residential construction to lively neighborhood development, community and social facilities, integration of new actors and a shift in focus from building site to neighborhood development. In a neighborhood workshop set up by *Wien 3420 Aspern Development AG*, the content of the competition winners' projects and further work were coordinated.

Living and working

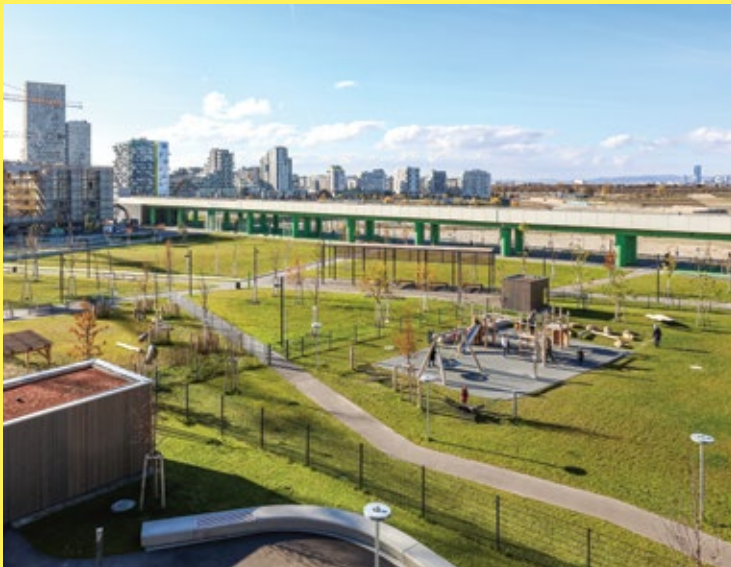
As in the first neighborhoods, a mix of subsidized rental and owner-occupied housing and privately financed apartments will be realized here, and the first municipal housing estate NEW in Seestadt will complete the spectrum. But the “Am Seebogen” neighborhood is more than just a residential district, with a commercial courtyard, a supermarket and several business premises bringing economic impetus to the district. The second educational campus of Seestadt, a library, a youth center, kindergartens and kindergarten groups as well as numerous club and multifunctional rooms contribute to a diverse social infrastructure.

The more than 5,000 m² of office space are just as diverse as the residential offerings. Micro offices, work studios and co-working spaces are provided here. The boundaries between living and working are particularly fluid in the “Am Seebogen” neighborhood, with mixed living and working maisonettes and workspaces that can be attached to an apartment or rented independently as required. The two building groups in the neighborhood – *Leuchtturm Seestadt* and *kolok-as* – are also contributing to this multifaceted mosaic and have developed concepts for intergenerational coexistence and the combination of living, working and sports.

Sports, culture and mobility: Everything on the move

As a new building block of urbanity in Seestadt, health, exercise and sports opportunities are added here. Various exercise areas and even a separate Seestadt sports club offer a wide range of activities. The programmatic and green heart of the neighborhood is the *Elinor-Ostrom-Park* with its extensive range of sports, play and recreational areas.

The cultural offering is also being expanded, with the *Kulturgarage* event center providing space for professional music and theater productions and thus culturally enriching not only Seestadt but the whole of Transdanubia. So everything is on the move – and that naturally also applies to mobility. In the Seestadt, this means optimal connections to public transport on the one hand, and deceleration and short distances on the other. Pedestrians, cyclists and public transport also have priority in the “Am Seebogen” neighborhood. Above-ground collective garages will be built for individual traffic, which will be supplemented with additional neighborhood-related uses.



© Stadt Wien/ C. Fürthner



© Wien 3420/ L. Puig

FACT SHEET

- 200,000 m² gross floor area
- Around 1,200 apartments for approx. 2,500 people (thereof over 700 subsidized housing units)
- 2 building groups
- Commercial yard with a total of 6,515 m² usable area and 42 commercial units
- 5,000 m² of office space (micro-offices, co-working studios, co-working spaces, mixed residential and co-working maisonettes, and additional rentable workspaces).
- Additional space for commercial premises, business premises, medical practices and health care facilities
- Sports facilities
- Centrally located Elinor Ostrom Park
- Liselotte Hansen-Schmidt Educational Campus plus youth center
- Campus of Religions
- Culture garage
- Municipal library with *WIENXTRA-Stadtbox*

Cooperation partners

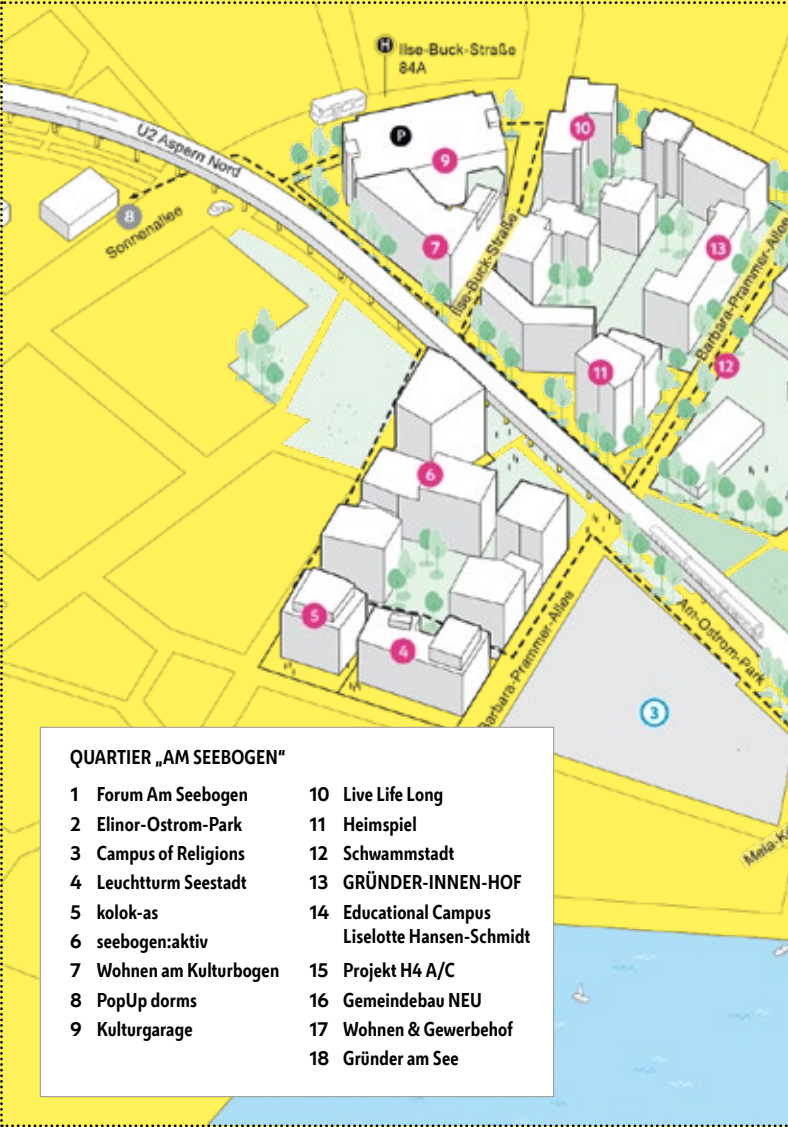
Wien 3420 aspern Development AG,
wohnfonds_wien, Programmleitung
Stadtentwicklungsareale für lebenswertes
Wohnen, Stadtteilmanagement Seestadt
aspern, Mayer Lenzinger Partner

Completion

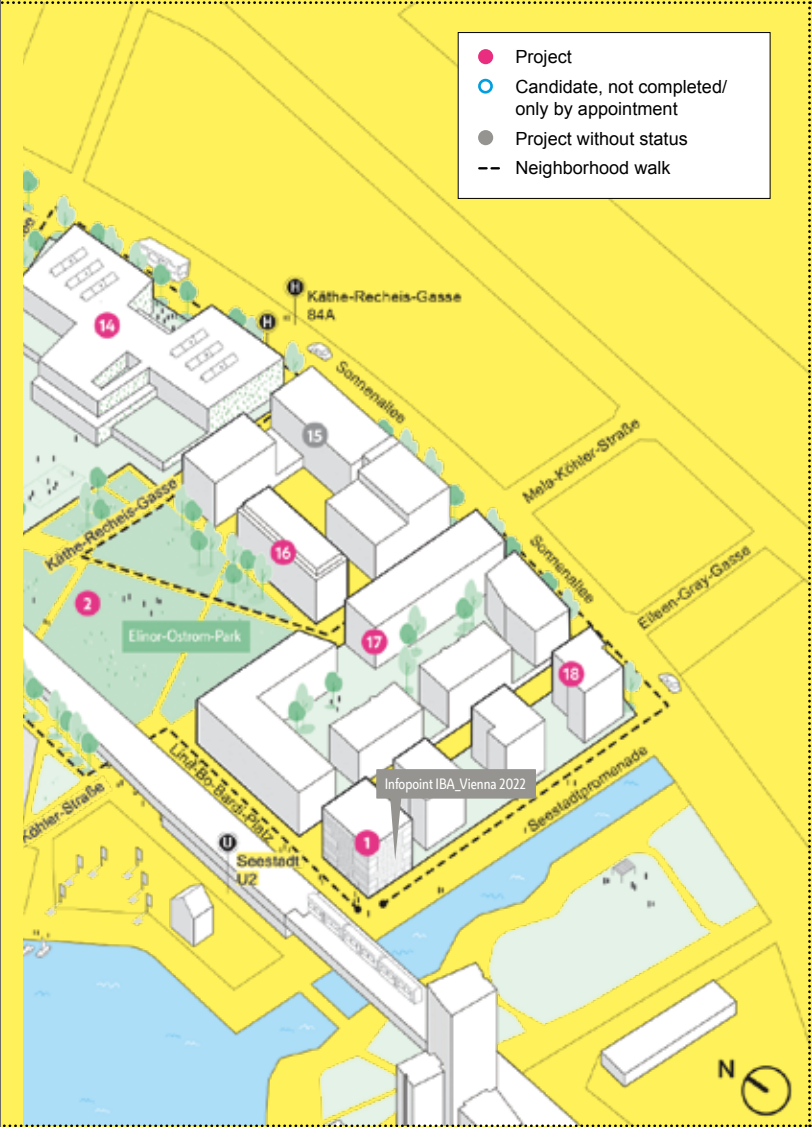
2022/23



NEIGHBORHOOD WALK 2



© KRAUT Kollektiv





© Wien 3420/ L. Puu

1 FORUM AM SEEBOGEN

Eileen-Gray-Gasse 2,
1220 Vienna

Forum am Seebogen emerged as the winning project from an integrated concept competition and is important in several respects: The possibilities of modular timber and system construction are further developed and explored in an innovative way. A contemporary prototype was developed to create high-quality living space in a short construction time-span. Despite the prefabrication, very different room solutions and apartment typologies are possible.

- 20 apartments, thereof 6 combined units of living & working
- 4 mini labs
- 2 commercial units
- Open-use urban building
- "Forum" on the first floor
- External base of IBA_Vienna 2022

Cooperation partners

Developer: Familienwohnbau **Architecture:** heri&salli Architektur **Open space:** Simma Zimmermann Landschaftsarchitektinnen **Social sustainability:** art:phalanx Kommunikationsagentur

Completion
2022



© Stadt Wien/ C. Fürthner

2 ELINOR-OSTROM-PARK

Elinor-Ostrom-Park,
1220 Vienna

The benefit of collective action was at the heart of the work of Nobel Prize winner Elinor Ostrom, after whom the new park in the neighborhood "Am Seebogen" is named. Even before planning began, ideas and suggestions were collected in the course of a citizens' survey in Seestadt, which were ultimately incorporated into the planning of the park. There are numerous sports and recreational facilities, large green areas, and also recreational areas protected from the weather.

- Park area: approx. 3 ha
- 247 trees
- More than 120 native shrubs
- Focus offers for fitness and trend sports
- Weather-protected recreation areas underneath the subway line

Cooperation partners

Programmleitung Stadtentwicklungsareale für lebenswertes Wohnen, Wien 3420 aspern Development AG, Hager Partner, Stadt Wien MA 42

Completion
2021



© IBA_Vienna/ S. Goller

3 CAMPUS OF RELIGIONS

Quartier "Am Seebogen"/
Neighborhood/site H2, 1220 Vienna

A new lighthouse project is being developed in the neighborhood Am Seebogen: the Campus of Religions. It is being built by the participating religious communities with the support of the City of Vienna and the development company of *Seestadt Wien 3420 aspern Development AG*. As an interreligious forum, the Campus is intended to give expression to the principle of "togetherness" and "mutual learning."

- Floor space: 10,000 m²
- 8 churches or religious communities involved so far
- Sacred spaces
- Common contemplative open space

Cooperation partners

Programmleitung Stadtentwicklungsareale für lebenswertes Wohnen, Wien 3420 aspern Development AG, Verein Campus der Religionen

Completion
not decided yet



© L. Puu

4 LEUCHTTURM SEESTADT

Sabine-Oberhauser-Straße 6,
1220 Vienna

Leuchtturm Seestadt is the project of a building cooperative that plans and develops together with the developer *Schwarzatal*. In addition to the processes of co-determination in planning and construction that are customary for building groups, great importance is attached here to communal living as the basis for social sustainability. This is why the residential project is aimed at people of all ages and life situations.

- 46 home units, including cluster housing
- 960 m² of commercial space in health & social services
- Flex spaces for living and working (temporarily rentable)
- 2 guest apartments
- Day center of *Jugend am Werk* on the first floor
- Joint practice pediatric center
- *WG-Melange* (shared apartment) for people 55+

Cooperation partners

Developer: Schwarzatal **Project management:** raum & kommunikation **Building cooperative:** Leuchtturm Seestadt **Architecture:** einszueins Architektur **Open space:** DnD Landschaftsplanung **Social sustainability:** realitylab

Completion
2021



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5 KOLOK-AS

Ilse-Buck-Straße 18, 1220 Vienna

Our society is getting older, and thus it needs forward-looking models of living that meet the new demands. The communal living project *kolok-as* cleverly combines neighborhood-oriented cohabitation and mutual support of old and young: *kolok-as* therefore specifically addresses people with the age of 50+, single parents and students.

- **42 subsidized rental apartments, thereof 22 units for persons 50+, 4 for single parents, 16 for allocation via Wohnberatung Wien**
- **Workroom & library**
- **Meeting place “Helpbase” with pub garden on the first floor**
- **Day center of Jugend am Werk on first and second floor**

Cooperation partners

Developer: Schwarzatal **Project management:** raum&kommunikation
Building cooperative: kolok-as **Architecture:** Christian Kronaus **Open space:** Stadtland, DnD Landschaftsplanung **Social sustainability:** ARGE Bleier-Brandl-Kolnatsy-Kronaus

Completion

2021



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6 SEEBOGEN:AKTIV

Ilse-Buck-Straße 20+22, Am-Ostrome-Park 9+11, Barbara-Prammer-Allee 11, 1220 Vienna

In addition to living and working, this project focuses on diverse first floor uses and community activities throughout the neighborhood. The focus is on cultural, recreational and sports facilities with a municipal library, the *WIENXTRA-Stadtbox* and a bouldering and sports hall. The courtyard area and community spaces are designed and managed in a participatory manner.

- **236 apartments: 94 subsidized rental apartments + 47 SMART apartments, 50 subsidized owner-occupied apartments and 45 privately financed apartments**
- **21 offices and business premises**
- **Association seebogen:aktiv**
- **Municipal library**
- **WIENXTRA-Stadtbox**
- **Cultural center**
- **Bouldering hall**

Cooperation partners

Developer: Neues Leben, Altmanndorf und Hetzendorf **Architecture:** einszueins Architektur, Tillner & Willinger **Open space:** DnD Landschaftsplanung **Social sustainability:** kon-text

Completion

2021



© M. Boschi

7 WOHNEN AM KULTURBOGEN

Ilse-Buck-Straße 21/Am-Ostrome-Park 16, 1200 Vienna

The residential project south of the Kulturgarage is characterized by its special architecture: the building “floats” above an incised, two-story base, giving space to special functions such as living & working, start-ups, and studios. Cleverly designed common areas on the roof with an attractively designed two-story terrace featuring seating stairs, a community room and a laundromat round out the offerings for tenants.

- **75 subsidized rental apartments, thereof 25 SMART apartments**
- **4 business premises, thereof 2 can be merged**
- **2 artists’ studios**
- **1 office for Kulturgarage**
- **2 offices, thereof 1 divisible**
- **Common room and front sun terrace with pergola and seating stairs landscape**

Cooperation partners

Developer: WBV GFW **Architecture:** F+P ARCHITEKTEN **Open space:** Carla Lo Landschaftsarchitektur **Social sustainability:** art:phalanx Kommunikationsagentur, wohnbund:consult

Completion

2021



© B. Mair

8 POPUP DORMS

Currently north of the “Am Seebogen” neighborhood

The temporary student dormitory PopUp dorms in Seestadt is inexpensive, ecological and, above all, flexible. The pop-up dorms consist of 10 wooden boxes that can be completely prefabricated in the factory, including sanitary installations, ventilation and furniture, and assembled on site within a week. Each module achieves passive house quality, and there is also a photovoltaic system on the roof that supplies electricity.

Cooperation partners

WBV-GPA, OeAD student housing, home4students, LANG consulting, F2 Architekten, Obermayr Holzkonstruktionen, grünraum, S&P climadesign



© Wien 3420/ L. Puu

9 KULTURGARAGE

Am-Ostrom-Park 18 (event center)/
Ilse-Buck-Straße 23 (garage),
1220 Vienna

The *Kulturgarage* operated by *Wiener Volkshochschulen* brings culture to the suburbs. In the basement area with its two-story event center it offers space for a variety of cultural events for broad sections of the population at socially acceptable conditions. The excellent public connections are complemented by a collective garage with 537 car parking spaces, modern infrastructure for e-mobility, and a bicycle rental station.

- Event center for 500 visitors
- 537 garage spaces
- Multifunctional foyer for exhibitions and celebrations
- Attractive facade project
- Diverse cultural offer for a wide audience

Cooperation partners

Developer: WBV GFW **Operators:** Wiener Volkshochschulen, GOLDBECK Parking
Architecture: F + P ARCHITEKTEN, fasch&fuchs.architekten **Social sustainability:** art:phalanx Kommunikationsagentur, wohnbund:consult **Artistic design:** Hanna Schimek, Jakob Fuchs

Completion

2021



© Familienwohnbau/ S. Zamisch

10 LIVE LIFE LONG

Sonnenallee 110/ Ilse-Buck-Straße
26+28, 1220 Vienna

This project aims at a high quality of living, working and open space. Nine commercial spaces (offices, medical practice, health cluster – individual companies with a focus on wellness and health) enliven the residential building and the neighborhood. A music school with rehearsal rooms and a kindergarten with eight groups are also located on the first floor. Some apartments have adjoining workrooms with internal connection so that the best conditions for a successful combination of living & working are guaranteed.

- 117 subsidized rental apartments, thereof 40 SMART apartments and 35 privately financed, owneroccupied apartments
- 3 subsidized business premises
- 6 subsidized offices
- 1 kindergarten
- 1 music school
- Combined units of living & working
- Exercise room
- Health cluster with medical practice

Cooperation partners

Developer: Familienwohnbau **Architecture:** u.m.a. architektur, BMW Architekten und Partner **Open space:** Simma Zimmermann Landschaftsarchitektinnen **Social sustainability:** art:phalanx Kommunikationsagentur

Completion

2021



© M. Nagl

11 HEIMSPIEL

Barbara-Prammer-Allee 13,
1220 Vienna

The project *Heimspiel* consists of two buildings with a total of 90 subsidized rental apartments and twelve commercial spaces. The focus of the project is on exercise and sports, which is also reflected in the design of the first floor zone. In line with the motto Social integration through sports, a sports club with an associated canteen will be located there.

- 90 apartments, thereof 60 subsidized and 30 SMART apartments
- 12 business premises
- Low-threshold sports club SEEsc with its own canteen
- Sauna, fitness
- Studios, coworking space

Cooperation partners

Developer: EBG **Architecture:** Dietrich Untertrifaller Architekten **Open space:** Kieran Fraser Landscape Design **Social sustainability:** wohnbund:consult

Completion

2022



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12 SCHWAMMSTADT

Quartier "Am Seebogen",
1220 Vienna

The sponge city principle ensures that trees have an adequate supply of water, even in very hot weather and long periods of drought. This is made possible by an ingenious system in which sufficient gravel bodies are created below the paved surfaces in the road space to store rainwater: rainwater is stored and retained and is available to the trees for longer periods. At the same time, flooding during heavy rainfall events is mitigated or prevented.

- Making trees ready for climate change
- First application in Vienna for a whole neighborhood
- Storage and retention of rainwater
- Larger root space due to suitable gravel bodies under the surface
- Enables smaller dimensioning of the channel
- Shade provider, air filter, CO₂ binding, windbreak

Cooperation partners

Wien 3420 aspern Development AG, Stadt Wien (MA 42, MA 28), 3:0 Landschaftsarchitektur, Stoik & Partner, Programmleitung Stadtentwicklungsareale für lebenswertes Wohnen



© Bank Austria Real Invest, ARWAG

13 GRÜNDER-INNEN-HOF

Barbara-Prammer-Allee 15,
1220 Vienna

With its long-term committed rents, the project *GRÜNDER-INNEN-HOF* is characterized above all by its low financing contributions and favorable rental conditions. In addition, there are various spatial offers to combine living and working well. The focus is on combining family and professional life, which means everyday suitability. The theme of living and working also plays a role in the open space.

- **105 apartments,**
 thereof 35 SMART apartments
- **2 business premises**
- **1 office + 14 micro offices**
- **Connectable workspaces**
- **Maisonettes with working studios**
- **Focus on founders**

Cooperation partners

Developer: Bank Austria Real Invest Immobilien – Kapitalanlage, ARWAG
Architecture: Duda, Testor. Architektur
Open space: PlanSinn Planung & Kommunikation **Social sustainability:** PlanSinn Planung & Kommunikation

Completion
2021



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14 EDUCATIONAL CAMPUS LISELOTTE HANSEN- SCHMIDT

Sonnenallee 116, 1220 Vienna

The second educational campus in Seestadt and the first to be implemented according to the Campus plus model combines educational offerings for children of several age groups. Sports facilities are also planned for the campus area, which will be available to clubs. The open spaces on the site itself and the sports areas that have been moved out to the park will be partially open for neighborhood use outside of campus hours. A green facade forms a natural sun protection. A novel energy concept based on building component activation was developed for the project.

- **Natural sun protection**
 through the green facade
- **Modern energy concept: largely**
 self-sufficient through the use
 of renewable energy sources
 (geothermal, photovoltaic)
- **Youth center directly on the site**
- **Municipal library and WIENXTRA-**
 Stadtbox in the immediate vicinity
- **Multiple uses**

Cooperation partners

Project development: Stadt Wien **Architec-**
ture: Karl und Bremhorst Architekten **Energy**
planning: FIN – Future is Now, Kuster Energie-
lösungen **Open space:** Jakob Fina

Completion
2021



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15 PROJEKT H4 A/C

Sonnenallee 118, 1220 Vienna

In addition to a large, neighborhood-wide event space and a kindergarten, there are also commercial and office spaces as well as a community room on the first floor. A wide passageway creates a visual connection between Sonnenallee and the park. Circumferential balconies on the residential floors provide high-quality private outdoor areas and counteract overheating in summer. The green facade of the garage has a positive effect on the microclimate of the surrounding area.

- **104 housing units**
- **Kindergarten with 4 groups**
- **320 parking spaces**
 in the elevated garage
- **Event hall**
- **Green high garage facade**

Cooperation partners

Developer: GESIBA Architecture:
königlarch architekten **Open space:**
rajekbarosch Landschaftsarchitektur

Completion
As of 2023



© ZOOMVP/ WUP architektur

16 GEMEINDEBAU NEU

Mela-Köhler-Straße 7, 1220 Vienna

The first municipal housing estate NEW in Seestadt is being built directly at the Elinor-Ostrom-Park. In order to respond to future social developments and to remain an attractive living space for its residents for as long as possible, it must be adaptable and flexible and thus allow for new housing typologies and the most diverse forms of cohabitation. Sliding walls and rooms with two entrances ensure a high degree of flexibility and rapid adaptability.

- **74 municipal housing**
 apartments NEW
- **3 commercial/ office units**
- **2 living & working units**
- **Private open spaces –**
 circumferential balcony band
- **Green courtyard with exercise**
 and play areas
- **Sliding walls as room partitions,**
 rooms with two doors

Cooperation partners

Developer: WIGEBÄ Architecture: WUP
architektur **Open space:** rajek barosch
landschaftsarchitektur

Completion
2023



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17 WOHNEN & GEWERBEHOF

Eileen-Gray-Gasse 3+5, Sonnenallee 122 (Gewerbehof) +124, Mela-Köhler-Straße 6+8+10, Lina-Bo-Bardi-Platz 3+5, 1220 Vienna

In close cooperation, five developers – from non-profit, municipal to commercial – are developing a future-oriented solution across all building sites that does justice to the diversity of urban life. The model project comprises 270 apartments ranging in size from approx. 31 m² to approx. 104 m², the *Gewerbehof Seestadt* with up to 250 workplaces, a collective garage and a local supermarket.

- 270 privately financed rental apartments with cost ceiling, thereof 35 units with “plus rooms” for living and working
- Center for trade, production and crafts in Seestadt
- Almost 100% renewable heating and cooling supply (anergy-net)
- Community space and possible DIY hub as a “do-it-yourself” space
- Covered collective garage and loading zone
- Smart neighborhood management & community coaching

Cooperation partners

Developer: Aphrodite, Aspern H6 BP 2 Projektentwicklung, EGW, Schöne Zukunft, WINO, Wirtschaftsagentur Wien
Projektmanagement: ATTACCA

TIPS IN THE GRÄTZEL

Cooling down in the lake

The eponymous lake is one of the most popular meeting places in Seestadt, especially in summer. It feels like vacation when you're swimming!

Walk through the “Edible Seestadt”

With a total of 11 edible stations, the Liz Christy Pfad offers an insight into the various individual projects and possibilities of urban greening.

There's something going on in Seestadt!

For those interested in art and culture, there is always something to experience in the Seestadt. Numerous institutions and places, such as the *Kulturgarage*, the *WIENXTRA-Stadtbox* or the *Fabrik*, regularly offer events for the young and old.

Architecture: b18 architekten, HNP architects, M&S Architekten, simon und stütz architekten **Open space:** DnD Landschaftsplanung **Social sustainability:** wohnbund:consult

Completion
2023



© J. Brunnbauer

18 GRÜNDER AM SEE

Sonnenallee 126, 1220 Vienna

Here, the areas of living, working and leisure are not seen as a contradiction but are considered together. This project is primarily a family house for all generations. The offerings for working at home and as your own start-up come in all sizes, shapes and costs. Via a ramp playfully connected to the surroundings, areas in the basement are activated as attractive space for communal uses.

- 85 subsidized rental apartments, including 32 SMART apartments and 2 working & living units
- 1 accommodation facility
- 2 supervised childcare groups for childcare close to the workplace
- Garden labs
- Greened ramp for common uses

Cooperation partners

Developer: Schönerer Zukunft **Architecture:** simon und stütz architekten **Open space:** DnD Landschaftsplanung **Social sustainability:** wohnbund:consult

Completion
2021



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19 QUARTIERSWERKSTATT AM SEEBOGEN

Quartier “Am Seebogen” neighborhood, 1220 Vienna

Especially when a large number of stakeholders are working on a joint product, a common thread is required as well as a framework in which all participants can come together and coordinate their efforts. The format of *Quartierswerkstatt* (Neighborhood Workshop) has been created by *Wien 3420 aspern Development AG*. Regular events support the flow of communication between the stakeholders on the various building sites and promote a common awareness of the cross-site objectives. A simple concept with great effect!

Cooperation partners

Wien 3420 aspern Development AG, Programmleitung Stadtentwicklungsareale für lebenswertes Wohnen, wohnfonds_wien, Stadtteilmanagement Seestadt aspern, Städtische Dienststellen, planners of residential and commercial buildings and public space, developers in the neighborhood and numerous other organisations involved in the development of the neighborhood

PODHAGSKYGASSE

Podhagskygasse/Pfalzgasse, 1220 Vienna



© M. Silveri

“Several aspects were combined in one project: modern production methods, sustainable energy management, rapid provision of high-quality housing, multiple temporary use – all within the scope of affordability.”

Oliver Vollgruber, Team Leader New Construction and Refurbishment of Siedlungsunion

The housing estate in Podhagskygasse is one of the pioneering projects of the instant housing construction program launched by the City of Vienna in 2016. What is special about it is that the buildings are merely temporarily erected and have to be dismantled after a specified period of time, but can be re-erected at another location.

The project in Podhagskygasse impresses with its extremely brief construction time and a high degree of flexibility. These qualities are achieved by the easily adaptable and lightweight timber modular system. Prefabricated room cells can be stacked as required. The room cells are industrially prefabricated and only need to be stacked and joined together on site. The modular system is designed to be dismantled after ten years and rebuilt at least two more times at other locations.

Two different module types form the basis for five different apartment types between 30 and 100 m². With a view to efficient (dis)assembly, an infrared heating system was installed. Due to the free arrangement, the entire complex is crossed by green space; the first floor zone is fully accessible for people with disabilities.



© M. Silveri



The property is suitable for a temporary housing development due to the current zoning conditions, so the pilot project could be realized between 2017 and 2018. The period between the start of construction and the first occupancy was only nine months, in compliance with current quality standards. Through suitable subsidies, affordable housing can thus be made available in the shortest possible time.

With regard to the construction method, it is a climate- and resource-saving housing solution. The conscious and reasonable use of resources in the course of industrial prefabrication also makes an important contribution to future “urban mining.”

FEATURES

- Easily adaptable and lightweight timber modular system with prefabricated, stackable room cells
- Very brief construction time without loss of quality (under nine months)
- Climate- and resource-saving housing construction
- 3 barrier-free apartments
- Infrared heating system for quick (dis)assembly
- Easy monitoring and recycling of individual components (urban mining)

FACTS & FIGURES

- 100 subsidized apartments from the instant program system
- System designed for installation at various locations (for a total of approx. 40 years)
- 1/3 supervised units

Cooperation partners

Developer: Siedlungsunion

Architecture: SIGS Bauplanung

Social sustainability: Fonds Soziales
Wien, neunerhaus, wohnpartner

Completion

2018

QUARTIER BERRESGASSE



A NEIGHBORHOOD FOR A GOOD LIFE

“The neighborhood convinces by concepts spanning all building sites and the self-organization of the future residents. Experimental concepts like this will fertilize social housing in Vienna in the long term.”

Ingrid Breckner, Member of the IBA Advisory Board

Along Berresgasse in Vienna's 22nd district, Donaustadt, a large field of arable land is currently stretching out. This area which was previously used for agriculture separates the 70s-style square housing estate from the single-family houses on the other side. The development of this vacant land together with these two settlement components will create an urban neighborhood. With this, existing gaps in the infrastructural offer will also be closed: local supply, campus school, leisure facilities, shopping and development opportunities. In detail, this means: grocery stores, hairdressers and beauty salons, fitness centers and cafés, clubs and many rooms for recreational activities. A district that will benefit not only its future residents, but above all the neighbors.

Focus on the first floor

A novelty in Vienna was the focus on the first floor zone already at the stage of the developer competition. IBA_Vienna played a key role in coordinating the developers and the planned ground floor uses. Numerous workshops and coordination meetings ensured that all participants had a picture of the district as a whole in mind at an early stage and were able to help shape it. The aim was to clarify interfaces, avoid duplication and pave the way for non-residential uses and community facilities.

Planners and developers aimed for commercial and non-profit uses, as well as experimental and new forms of living on the first floor. All of the IBA candidates in the Berresgasse neighborhood reinterpreted housing on the first floor in a variety of ways. All agreed to dispense with fenced private gardens, which had often proved problematic in dense residential areas in the past. In addition to these residential uses, individual and small businesses, art and cultural professionals, and many others are to be located here explicitly.

The housing concepts also allow for neighborhood and identity formation in the long term. Changeable apartment floor plans make it possible to live in the district for a long time, even if life circumstances should change. For example, there is the option of temporary housing on the first floor for transitional situations.

Supporting the development of neighborhoods

Living is not limited to one's own four walls, nor does it stop at the apartment door – just as building alone does not create a neighborhood and many residential buildings do not automatically form one. It is the residents who create neighborhoods. In the Berresgasse IBA neighborhood, a settlement management ensures that these actors are provided with spaces and structures for self-organization.



© GB*Y E. Haefele



© IBA_Vienna/ A. Širbegović



© A. Syen

The GB* district management informs about and initiates projects already in the planning phase in order to connect old and new. Different forms of organization can be tried out and discussed: An association to strengthen neighborly togetherness or a neighborhood cooperative that can make living costs lower. The communal spaces established in Vienna's housing were also conceived here on a cross-building site basis to better tailor them to local needs: laundry facilities, a home support center, rooftop community gardens, rentable work and hobby rooms, initiatives for barrier-free participation, cooperation with schools and several contact points for residents. In addition, the existing Berresgasse educational campus with its concentrated integrational power of the school ensures the connection of old and new residents.

FACT SHEET

- Area of the developer competition 170.000m²
- Approx. 2.850 apartments
- Central street with various kinds of services
- Commercial premises in Berresgasse
- Co-working spaces
- Housing First apartments
- No fenced private gardens
- Transitional housing
- Large car-free zones
- Living by the swimming pond
- Opening of educational campus in 2019

Cooperation partners

wohnfonds_wien, nonconform, GB*Stadtteilmanagement Berresgasse

Completion

As of 2024



NEIGHBORHOOD PLAN



© KRAUT Kollektiv





© P. Zacek Architektin/ M. Lorenz

1 STADT-LAND-BADETEICH

Berresgasse/ BAG 1,
1220 Vienna

The project provides a differentiated, socially balanced housing offer for people of different ages and stages of life on all building sites. At the same time, different housing needs of different user groups (young people, families, older people) are taken into account. The special location right next to the Hirschstetten bathing pond is the de-facto gateway to the new neighborhood.

- 204 subsidized rental apartments, thereof 69 SMART apartments
- 99 privately financed owner-occupied apartments
- 58 subsidized owner-occupied apartments
- Youth playground with a focus on climbing
- Kindergarten with six groups

Cooperation partners

Developer: BWS, WBG **Architecture:** Gerner Gerner Plus, Patricia Zacek-Stadler, Elsa Prochazka, ArchiMedia **Open space:** Carla Lo Landschaftsarchitektur **Social sustainability:** Caritas Wien

Completion

As of 2023



© N. Linsberg

2 CUUBE

Berresgasse/ BAG 2,
1220 Vienna

On Working Area 02, a *Gemeindebau NEU* (municipal housing estate NEW) is to be built in Berresgasse. It offers the future residents compact, inexpensive and new apartments with capital participation required. The council housing apartments have functional floor plans and are all extended by private outdoor spaces (balconies or loggias). Up-to-date features such as green communal terraces, children's playgrounds, a caretaker station and a commercial premise round off the offer of this *Gemeindebau NEU*.

- 228 municipal housing apartments with no capital participation needed
- Caretaker station
- Communal spaces & terraces
- Laundry rooms

Cooperation partners

Developer: WIGEBÄ **Architecture:** Nerma Linsberger **Open space:** Carla Lo Landschaftsarchitektur

Completion

As of 2024



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3 BE:WOHNEN

Berresgasse/ BAG 3,
1220 Vienna

Representing a visual highlight in the planning area, the arcade in the southern part of the *BE:WOHNEN* complex is an essential element. Sports activities are a further key feature of the area. On the ground floor of the building along Berresgasse, there is commercial space on a surface of around 300 m². Above the base zone, along the arcade, additional rentable studios offer space for freelancers, group work and students.

- 165 subsidized rental apartments, thereof 55 SMART apartments
- Commercial space for integrated living and working
- Six-pack parcours
- Rooftop swimming pool

Cooperation partners

Developer: Wien Süd **Architecture:** Architekturbüro Bresich **Open space:** DnD Landschaftsplanung

Completion

As of 2024



© Kleboth

4 NEBENAN

Berresgasse/ BAG 4,
1220 Vienna

NEBENAN is working on a pilot project where "intellectual islands" in the urban fabric are developed as oases of calm. The long-term aim is to create a new, dynamic model of self-organization, commitment and co-determination. Through founding a cultural association that works for the entire project area, the wide range of recreational activities will be supplemented by further community activities.

- 288 subsidized rental apartments, thereof 103 SMART apartments
- Multi-functional commercial premises as a clubhouse and café
- Communal kitchens, co-working spaces, a launderette, communal terraces, a neighborhood garden, a rental shop

Cooperation partners

Developer: Neues Leben **Architecture:** Ablinger, Vedral & Partner, atelier 4 architects, Kleboth und Dollnig **Open space:** DnD Landschaftsplanung **Social sustainability:** realitylab

Completion

As of 2024



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⑤ SMAQAMPARK

Berresgasse/ BAG 5,
1220 Vienna

The guiding theme of the project *SMAQamPARK* is to enable residents to simply live inexpensively. The concept is based on three pillars:

1. Ultra high serial construction,
2. Save living costs through neighborly help and sharing,
3. Favorable price-performance ratio of the apartments, reduction of individual mobility costs through shared mobility.

- **319 subsidized rental apartments, thereof 106 SMART apartments**
- **2 shared apartments for senior citizens for a total of 11 people**
- **5 commercial units, among these a neighborhood cooperative premise**
- **Serial construction**
- **Open, easily adaptable floor plans**
- **Mobility Point**
- **Co-working space**

Cooperation partners

Developer: ÖSW, Schwarzzatal **Architecture:** SMAQ (ARTEC Architekten, wup, raum & kommunikation) **Open space:** Carla Lo Landschaftsarchitektur **Social sustainability, GrätzlGenossenschaft:** raum & kommunikation

Completion
2025



© P. Bagienski

⑥ FELDEN AM BADETEICH

Berresgasse/ BAG 6,
1220 Vienna

The central goal is to be prepared for what cannot be defined yet from the sphere of non-housing uses! Here, trade professionals, artists and cultural workers, and/or groups of children and young adults are provided with space which they can use temporarily in a kind of laboratory situation, if necessary. A wide variety of commercial units is located in the basement area. For parts of the ground floor, special forms of living are being developed.

- **740 subsidized rental apartments, thereof 252 SMART apartments**
- **25 assisted living apartments**
- **Commercial premises**

Cooperation partners

Developer: EGW, Heimat Österreich, Wohnbau **Architecture:** baumschlager eberle architekten, Pichler & Traupmann Architekten, Projektbau **Open space:** DnD Landschaftsplanung **Social sustainability:** Diakoniewerk

Completion
2024



© riviera moretti

⑦ BERRES:AMPULS

Berresgasse/ BAG 7,
1220 Vienna

The open and permeable ground floor zone makes a positive contribution to cross-site outdoor spaces. There is a visual connection between this working area and the educational campus. Housing First apartments to support formerly homeless people are also part of the project. Further, there are studio apartments on the ground floor, which can be used in a variety of ways due to their high rooms. There are various communal spaces, a repair workshop and a communal space that can be used as a space for exercise.

- **172 subsidized rental apartments, thereof 58 SMART apartments**
- **Housing First apartments**
- **4 commercial premises**

Cooperation partners

Developer: ÖVW **Architecture:** AllesWirdGut Architektur **Open space:** rajek barosch landschaftsarchitektur **Social sustainability:** Sonja Gruber

Completion
2024



© einszueins Architektur

⑧ TRIO INKLUSIV

Berresgasse/ BAG 8,
1220 Vienna

The three buildings, held together by a generous base zone, offer new residents a variety of areas for communal use that can be actively shaped in a moderated participational process. The library, toy library and a multifunctional space can be used by residents of the entire area. In addition to housing for people with disabilities, there will also be Housing First apartments to support formerly homeless people.

- **180 subsidized rental apartments, thereof 60 SMART apartments**
- **Library**
- **Toy library**
- **Multi-functional space**

Cooperation partners

Developer: GEWOG **Architecture:** einszueins Architektur **Open space:** Jakob Fina **Social sustainability:** realitylab

Completion
As of 2024



© Franz&Sue

9 DAS 3/4TERL – GEMEINSAM IM TAKT

Berresgasse/ BAG 9, 1220 Vienna

A restaurant, a hangout for senior citizens, an event center and commercial spaces will turn the area into a lively center of the neighborhood. This promotes the mixing of the neighborhood and helps to develop sustainable structures for self-organization of the residents. In addition to regular apartments, duplex apartments similar to terraced houses and areas for living and working are being built here.

- 258 subsidized rental apartments, thereof 87 SMART apartments
- Work & Living units (apartments with integrated commercial space)

Cooperation partners

Developer: EGW, Familienwohnbau
Architecture: Franz&Sue, g.o.y.a. **Open space:** EGKK Landschaftsplanung **Social sustainability:** Diakoniewerk

Completion

As of 2024



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10 COM22PLUS

Berresgasse/ BAG 10,
1220 Vienna

The project offers compact, affordable housing and is pioneering in terms of energy supply. The basis is the existing patented Klima Loop® system, which stands for affordable living comfort and has now been expanded to include the PLUS of holistic heat supply and a supporting power supply by means of photovoltaics. The buildings follow different themes in their design, creating different identities.

- 163 subsidized rental apartments, thereof 72 SMART apartments
- 15 SMART apartments for assisted living in community for youth and adults
- 8 SMART apartments for single mothers

Cooperation partners

Developer: KALLCO für Hausfeld Projektentwicklung **Architecture:** feld72 Architekten **Open space:** Karin Standler Landschaftsarchitektur **Social sustainability:** wohnpartner

Completion

2022



© Virtual Dynamix

11 BEERES LIVING

Berresgasse/ BAG 11,
1220 Vienna

Starting from the eastern entrance to the neighborhood, located on Maria-Emhart-Weg and on Hausfeldstraße, two structures accompany a building-site-central green space. It is equipped with seating bleachers, picnic areas, and play areas as a central meeting zone with a high-quality design providing access to a total of 148 apartments. On the first floor of Hausfeldstraße, there is a local grocery store with associated parking spaces integrated into the building wing located there.

- 148 privately financed owner-occupied apartments
- Utilization concept for the commercial space

Cooperation partners

Developer: BWS **Architecture:** Gangoly & Kristiner Architekten **Open space:** Carla Lo Landschaftsarchitektur

Completion

2025



© Virtual Dynamix

12 PARKBLICK

Berresgasse/ BAG 12,
1220 Vienna

The *Parkblick* residential complex planned for processing area 12 in Berresgasse is characterized by spacious apartment floor plans. Each apartment has open spaces (either balcony/ loggia or terrace/ private garden). There are a garage, storage rooms, stroller and bicycle rooms, a spacious community room, community terraces as well as toddler and youth playgrounds.

- 118 privately financed owner-occupied apartments

Cooperation partners

Developer: BWS **Architecture:** ss | plus architektur **Open space:** Carla Lo Landschaftsarchitektur

Completion

As of 2024



© A. Syen

13 GRÄTZLGENOSSEN - SCHAFT HIRSCH- STETTEN-BERRESGASSE

Berresgasse, 1220 Vienna

Low-cost living is not only a question of affordable housing, but also of saving on household expenses, sharing resources and a communal way of life. *GrätzlGenossenschaft* is taking up these approaches and enables its members to save costs through shared use and to strengthen social contacts and neighborly exchange since autumn of 2019. The IBA_Vienna supports the research project of *Grätzl-Genossenschaft*, in which potentials for self-governing networking and local supply structures in Vienna's urban development areas were investigated using the example of the 22nd district, Hirschstetten-Berresgasse.

Cooperation partners
raum & kommunikation



© L. Schaller

14 EDUCATIONAL CAMPUS BERRESGASSE

Scheedgasse 2, 1220 Vienna

To the east of the Berresgasse urban development area, a campus with a total of 1,100 school and nursery school places is being built. Here children from 0 to 14 years can be cared for all day. This educational campus is a Campus plus, which means that nursery school, school and active leisure activities will be even more closely interlinked.

- **Educational institution for about 1,100 children from ages 0 to 14**
- **3 toddler groups, 8 nursery school groups, 1 remedial education group**
- **2 basal supporting classes (for children and adolescents with multiple disabilities), 1 preschool class, 16 primary school classes**
- **12 new secondary education classes, 2 special needs classes**
- **1 library/media room, workshops, department rooms**
- **Spaces for multiple use: 1 triple gymnasium, 1 gymnastics hall, 1 multi-purpose hall, 1 band rehearsal room, 1 hard court, and other outdoor spaces**

Cooperation partners
Architecture: PS LA Architekten
Open space: EGKK Landschaftsplanung

Completion
2019



© zwoPK

15 GRÜNZUG BERRESGASSE

Berresgasse, 1220 Vienna

As a contribution to sustainability, a near-natural hilly landscape with robust tree and shrubbery plantings, rough pastures and wooden elements are being created north of the Berresgasse project area from the excavated material. In line with the species and habitat protection program of the city of Vienna, important ecological functions are covered here. The location and shape of the earthworks respond to the urban open spaces between the buildings, and path connections are sensibly incorporated and thus linking the entire area.

- **24.000 m² green area (zoned as forest and grassland)**
- **Urban and climate-sensitive buffer**

Cooperation partners
Property owner: Stadt Wien MA 49
Planning: zwoPK Landschaftsarchitektur

Completion
After completion of the adjacent construction activity

TIPS IN THE GRÄTZEL

GB* Stadtteilmanagement

Here you can get information about the development of the area and the status of planning. If you have ideas and suggestions, you are invited to participate.

Actin-Park in Hirschstetten

The Actin-Park project is Vienna's first school sports facility without fences or gates. An open, central recreational infrastructure was created with constant moderation by the on-site youth center.

Bathing pond Hirschstetten

Former gravel pit turned into a natural bathing place: The bathing pond is open all year round with free admission, featuring a children's playground, a baby bay, a dog zone as well as dog bathing zone.

WALDREBENGASSE

Waldrebengasse 3, 1220 Vienna



© OLN

“The city cooperation between Vienna and Vancouver makes it possible to turn the exchange of experience into real benefits for residents and businesses by promoting successful strategies and new technologies in our two cities.”

Andrea Reimer, Former City Councilor in Vancouver

As a result of a developers' competition of the 2018–2020 housing initiative, subsidized rental apartments in a timber construction will be built on a plot of land in Vienna – Stadlau. The building material timber is used extensively here in the supporting structure and design of the outdoor space. A system construction method with a high degree of prefabrication is intended to bring economic and technical advantages. Clever hybrid solutions made of timber and concrete combine the advantages of the two building materials in terms of fire, noise, and weather protection. The heat supply works up to 100% from renewable energy sources without the use of fossil energy, by employing geothermal energy supplemented with a photovoltaic system. As part of the developers' competition, the challenge was to design innovative and affordable housing models for the growing group of single parents.

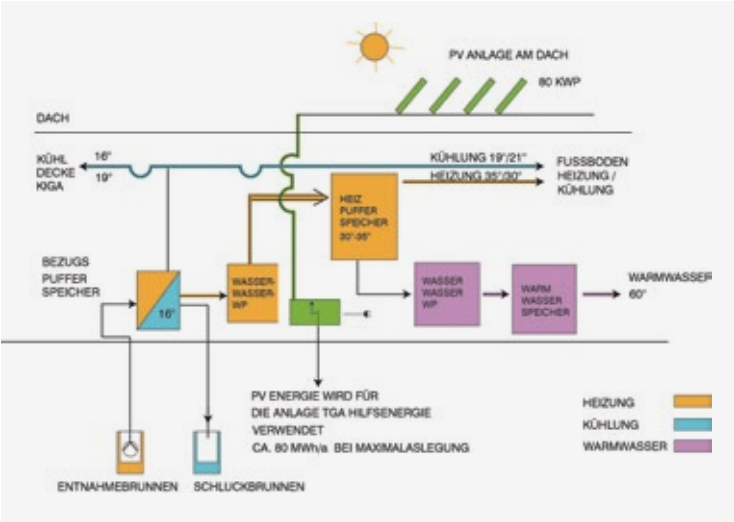
Within the framework of the IBA_Vienna, cooperations with other cities are established. One of these is with the Canadian city of Vancouver. In terms of content, the cooperation refers to a transfer of know-how and exchange of experience with the focus on “energy-efficient housing”. It is therefore carried out on the Viennese side together with *wohnfonds_wien* and the Department for Energy Planning (MA 20) of the City of Vienna.



© OLN

As part of the exchange of experience, a housing project is to be implemented in Vancouver, which is primarily dedicated to the topic of the Vienna four-pillar model in social housing (architecture, ecology, economy, social sustainability) and in its applicability refers to the local conditions of Vancouver.

At the same time, a project is to be implemented in Vienna with the developer competition in Waldrebgasse. It focuses entirely on the traditional Canadian theme of timber construction. In addition, both buildings will maximize the use of renewable energy and are to be operated without fossil sources of energy.



© RLP



© RLP

FEATURES

- City cooperation Vienna – Vancouver
 - Timber construction to be implemented
 - Open construction system as design principle with serial prefabrication
 - Up to 100% renewable energy for heat supply and hot water
 - Extensive greening of facade parts
 - Sponge City Principle
 - Pop-up impulse laboratory
- Wissens°Raum*

FACTS & FIGURES

- 107 subsidized rental apartments, thereof 54 SMART apartments
- 11 mother and child apartments for single parents
- 3 Housing First apartments
- 1 apartment for an in-home daycare provider
- 1 unit of joint studio apartments
- Nursery school with three groups

Cooperation partners

Host of developers' competition: wohnfonds_wien **Developer:** Frieden, **Architecture:** Rüdiger Lainer + Partner **Consulting:** Woschitz Engineering **Open space:** zwoPK Landschaftsarchitektur **Social sustainability:** Sonja Gruber Caritas Wien, Fonds Soziales Wien

Completion

As of 2024

“Now that the first buildings are in place and people see that it works, decisions are becoming increasingly courageous.”

Harald Kuster, FIN – Future is Now, Kuster Energielösungen

MGG²² stands for the residential project in Mühlgrundgasse/Fahngasse in Vienna's 22nd district. A total of 160 housing units have been built on three plots. The special thing is that here, for the first time in social housing, thermal component activation is being used for heating and cooling with wind energy. The building component activation is a proven low-tech system. What is new is that the concrete floor ceilings are used not only for heating and cooling, but also at the same time as energy storage for excess wind power. In addition to the energy concept, the project also impresses with



© M. Seidl



© M. Seidl

its extensive open space design. The adjacent forest and meadow belt is used as a community garden on an area of approx. 2,500 m². The planting strategy of the open spaces follows the concept of the Edible city.

The footprint over the life cycle of MGG²² is excellent. The residential quarter opens new perspectives on affordable and ecological energy solutions. Multiplication and further development – especially in subsidized housing, combined with photovoltaics and ecological construction methods (e.g. with wood activation) – can shape the city of the future through ecologically sustainable construction and management, keyword “Storage City,” where the above-ground communicates with the underground.

In the MGG²² residential neighborhood, thermal component activation was combined with excess wind power, brine-to-water heat pumps with deep probes, and the possibility of energy- and resource-efficient cooling. This synergistic energy system was used on a larger scale for the first time in the world. The economic advantage with very low running costs (heating and cooling tempering) benefits the residents and is at the same time of social relevance.



© M. Seidl



© M. Seidl

Cooperation partners

Developer: Neues Leben **Initiator/project partner:** Norbert Mayr/M2plus Immobilien

Architecture: Sophie und Peter Thalbauer, Architekt Alfred Charamza, Thaler Thaler Architekten

Open space: rajek barosch landschaftsarchitektur

Social sustainability: wohnbund:consult **Energy planning:** FIN – Future is Now, Kuster Energielösungen

Completion

2019



© M. Seidl

FEATURES

- Joint urban development of several plots of land
- Investment offensive in energy technology to reduce running costs for residents
- First thermal activation of building components in subsidized housing construction
- Supply with 100% renewable energy
- Buffering of excess wind power
- Physiologically pleasant, cost-effective cooling via the apartment ceilings
- Innovative open space design Edible City
- Foundation of the association *Stadtgemüse*²² for the organization of the community garden

FACTS & FIGURES

160 housing units on 3 plots of land, thereof 108 privately financed rental apartments, 20 subsidized SMART apartments, 32 subsidized rental apartments

Mixed Use

A city is not only made up of housing. Even a city like Vienna, which is justifiably proud of its housing tradition, would only be a settlement if there were nothing else but housing in it. For neighborhoods to truly become a piece of the livable and viable city, a proper mix is needed. A small-scale mix of living, working and shopping facilities ensures short distances, avoids traffic and emissions. Culture, gastronomy and social offerings are essential for the identity of a neighborhood.

Not to be neglected is the productive city, i.e., places where commerce, logistics and production can take place without being relegated to the outskirts. In addition, there are new forms of work such as the home office. This means that the boundaries between the residential and the non-residential are becoming more open. Ground floors in neighborhoods, in particular, lend themselves to productive experiments with mixed urban forms.

The IBA_Vienna focuses on the mix of uses in neighborhood development, for example in the “Am Seebogen” and Sonnwendviertel neighborhoods. But also within individual buildings, many projects have developed not only productive mixes but also methods to coordinate the different needs. After all, a one-person business plans its future in a completely different way when compared with a residential developer. This requires suitable management and coordination right from the start.

EXAMPLES OF THE IBA_VIENNA ...

Among the numerous outstanding projects, a few are listed here as examples.



© L. Puiiu

DIE HAUSWIRTSCHAFT p. 80



© SchreinerKastler

WOHNEN & GEWERBEHOF p. 112



© R. Steiner

GRÜNER MARKT p. 181



© Wien 3420/ L. Puiiu

KULTURGARAGE p. 108



© S. Müller

ATELIERHAUS C21 p. 182



© H. Mayr

BIKES AND RAILS p. 177

... AND BEYOND

Many concrete innovations and projects go beyond the period of the IBA_Vienna and represent important impulses for the further development of the mentioned thematic field.



© wohnbund:consult

URBAN UPGRADE

Urban Upgrade is a special service for startups, small businesses, one-person businesses, SMEs, developers, real estate developers and property managers.



© IBA_Vienna/ S.Goller

LIVING & WORKING FOR ART AND CULTURE PROFESSIONALS

Similar to one-person businesses and small businesses, artists and cultural workers play an important role in neighborhood development.



© SchreinerKastler

ENERGY NETWORKS

In the future, neighborhood development will no longer be possible without early integration of energy planning at the neighborhood level.



© S. Forlatti

SPACE-SHARING HUBS

Space-sharing hubs are not a new invention. This type of cooperative use of space has been taking root in cities and rural areas for some time.



© StudioVlayStreeruwitz

CO-CREATIVE MILE

The "co-creative mile" in Seestadt will create creative, cultural and non-commercially used open spaces.

ROUTE SOUTH

Route South takes you to the 10th and 11th districts of Vienna – Favoriten and Simmering. Favoriten is the most populous district of Vienna, with about 10% of all inhabitants of Vienna living here, a number that would correspond to the fourth largest city in Austria. The area close to the city – Innerfavoriten – consists of *Gründerzeit*-style buildings and former industrial plants. South of the Wienerberg and Laaer Berg, there are large housing estates and municipal buildings from the 20th century as well as the spacious green and open spaces of Wienerberg and Laaer Berg.

On the city border with Lower Austria, some old village centers are also still preserved, such as Oberlaa, Unterlaa or Rothneusiedl. Simmering is located in the southeast of Vienna and essentially comprises the former Viennese suburbs of Simmering, Kaiserebersdorf and Albern. In 1860, rapid metropolitan development began here. Large parts of the district such as the Simmeringer Haide initially remained undeveloped and are now home to industrial enterprises and market gardens. In the far southeast of the district, remnants of the formerly large Danube floodplain forests have survived. In the south-west, the Vienna Central Cemetery occupies extensive areas.

On Route South we start in one of Vienna's largest housing estates, the Per-Albin-Hansson-Siedlung. The various interventions there aim to make large post-war modernist

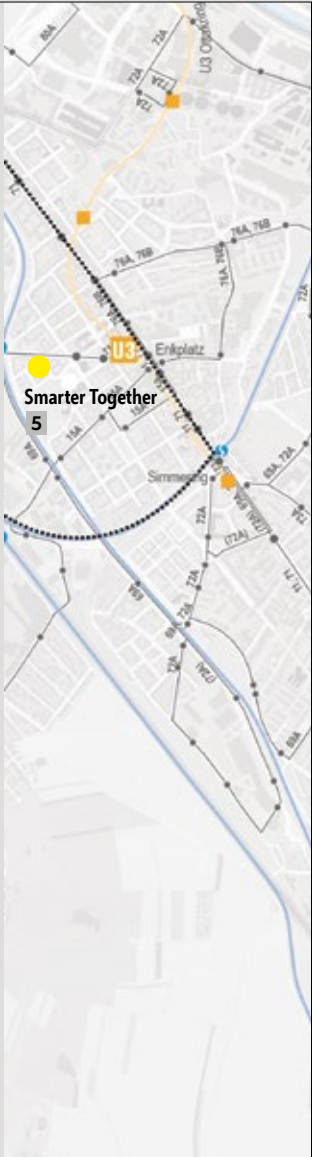
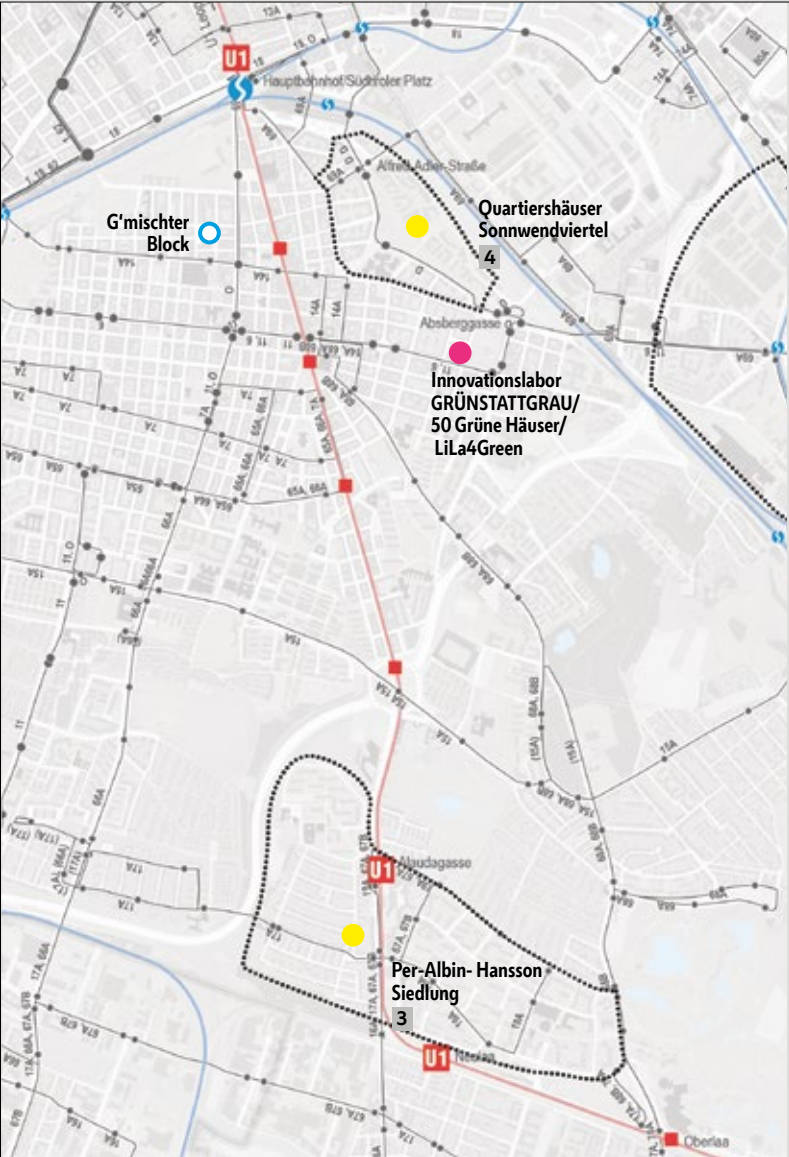
housing estates fit for the future. The tour continues to the Sonnwendviertel Ost district, where neighborhood houses and building group projects characterize this new, small-scale

DESCRIPTION OF THE ROUTE		🕒 4,5 hours
<div><div>● PER-ALBIN-HANSSON-SIEDLUNG</div><div>Ada-Christen-Gasse 2, 1110 Vienna</div></div>	<div><div>NEIGHBORHOOD WALK 3</div><div>🕒 90 min</div></div>	
<div><div>Transport connection:</div><div>• U1 Alaudagasse</div></div>	<div><div>→ QUARTIERSHÄUSER SONNWENDVIERTEL</div><div>• U1 Neulaa to Hauptbahnhof/ Südtiroler Platz (towards Leopoldau)</div><div>• Walking 🚶</div></div>	
<div><div>● QUARTIERSHÄUSER SONNWENDVIERTEL</div><div>Bloch-Bauer-Promenade, 1100 Vienna</div></div>	<div><div>NEIGHBORHOOD WALK 4</div><div>🕒 60 min</div></div>	
<div><div>Transport connections:</div><div>• U1 Hauptbahnhof/Südtiroler Platz</div><div>• D Alfred-Adler-Straße</div><div>• 69A Alfred-Adler-Straße</div></div>	<div><div>→ 50 GRÜNE HÄUSER / LILA4GREEN</div><div>• Walking 🚶</div></div>	
<div><div>● 50 GRÜNE HÄUSER/ LILA4GREEN</div><div>Absberggasse/Erlachgasse, 1100 Vienna</div></div>	<div><div>Transport connection:</div><div>• 11 Absberggasse</div></div>	<div><div>→ SMARTER TOGETHER</div><div>• 11 Absberggasse to Enkplatz (towards Kaiserebersdorf/ Zinnergasse)</div></div>
<div><div>● SMARTER TOGETHER</div><div>Geiselberg/Enkplatz/Braunhuberviertel, 1110 Vienna</div></div>	<div><div>NEIGHBORHOOD WALK 5</div><div>🕒 75 min</div></div>	
<div><div>Transport connections:</div><div>• 11/71 Enkplatz</div><div>• U3 Enkplatz</div></div>		
<div><div>Means of public transport:</div><div>Underground: U1, U2, U3 ... Train: S-Bahn Streetcar: 6, 25, D, O ... Bus: 27A, 88B ...</div></div>		

district south of Vienna's main train station. On the way from Sonnwendviertel Ost to the *Smarter Together* project area, which encompasses the entire Simmeringer central area, there are projects by *LiLa4Green* in Innerfavoriten as well as *50 Green Houses*, which deal with greening

measures in the existing city. You can take walks in all three IBA neighborhoods – suggestions for these can be found on pages **156**, **174** and **202**. The first construction preparations are now underway for the *G'mischter Block* residential project, which is also located on this route.

OVERVIEW ROUTE SOUTH



The starting point for Route South is the **U1** station *Alaudagasse*. At the end of the walk through **Per-Albin-Hansson-Siedlung Ost**, take the **U1** at *Neulaa* station and continue to *Südtiroler Platz/ Hauptbahnhof*.

There you will reach the starting point of the walk through **Sonnwendviertel Ost** in about ten minutes by foot. At the end of this walk, it takes about five minutes to reach the projects **50 Grüne Häuser** and **LiLa4Green**.

At the station *Absberggasse* take streetcar **11** to *Enkplatz*. There the walk through the project area of **Smarter Together** begins.

- Neighborhood
- Project
- Candidate
- Neighborhood walk
- ○ ○ Not completed/ only by appointment

PER-ALBIN-HANSSON-SIEDLUNG



MUCH HISTORY, MANY STORIES

"The Per-Albin-Hansson-Siedlung is considered a model for social urban planning of the 1970s. Its qualities were as valid then as they are today. Now it's a matter of responding to current housing needs while safeguarding the existing qualities!"

Kathrin Gaál, Deputy Mayor & Executive City Councillor for Housing, Housing Construction, Urban Renewal, and Women's Issues



© IBA_Vienna/ R. Mayer

The Per-Albin-Hansson-Siedlung in Favoriten is one of the largest municipal housing estates in Vienna, with a total of over 6,000 apartments and around 14,000 residents. The settlement, which was built in several phases from 1947 to 1977, is considered a prototype of so-called "social urban development" after World War II and was built according to the urban development model of a "loosened and greened city." It represented an enormous improvement in housing quality compared to the then-prevailing housing situation in the still unrenovated *Gründerzeit*.

New dynamics in PAHO

The residential blocks of the Per-Albin-Hansson-Siedlung Ost (PAHO) and the Olof-Palme-Hof were built between 1966 and 1977 using prefabricated concrete construction. The up to nine-story timber-framed buildings of the PAHO are aligned in parallel and arranged in groups. Between them are generous green spaces, numerous trees and shrubs as well as a wide network of walkways. In accordance with the guiding principle of a "loosened and greened city," the conception focused on quiet, tranquil living as the main form of use. As a result, PAHO has very few sports and recreational facilities, commercial spaces, busy ground-floor zones, bike lanes, communication spaces, and other social infrastructure that are already standard in other modern developments. As of 2017, the district was connected to Vienna's subway network by the extension of the U1 line, giving it a new urban dynamic. How can a large urban settlement from the 1970s be made fit for the future and be adapted to today's housing needs? This is the central question that the IBA_Vienna addressed in the Per-Albin-Hansson-Siedlung Ost (PAHO) neighborhood.

"Are you satisfied with your living situation in PAHO? What should be improved in the settlement? How would you like to live in the future?" Questions like these were asked of PAHO residents in 2017. Based on the results and an extensive social space analysis, various fields of action were defined for which structural and social measures are being developed.

Six fields of action

These fields of action were: Green space, accessibility, mobility, neighborhood, safety and heat protection. Around 47 percent of respondents wanted green spaces to be used more for leisure, sports and play. Older people wanted more seating and identified an urgent need for improvements in accommodating walking aids and making the home more age-friendly. Overall, they would also like to see more senior-friendly housing options and services and better lighting along the walkways. About 44 % of residents use a bicycle and would like to see more bike rooms, with the younger among them wishing for alternative mobility options. Many respondents would like to see more neighborhood activities such as festivals.

Gentle urban renewal

In order to respond to these requirements, the IBA_Vienna offered a framework for different actors to get involved in the development of ideas and concepts together with residents, local stakeholders and on-site initiatives in the tradition of soft urban renewal. In the process, the anchoring of additional educational, cultural and social offerings was also sought. In the PAHO, numerous measures were implemented, evaluated and tested for replicability by 2022. The PAHO thus became a kind of laboratory for innovation for large housing estates of the 1970s.

Participating actors

Stadt Wien – Wiener Wohnen, Bezirk Favoriten, wohnpartner – Gebiet 10, Stadt Wien – Magistratsabteilungen: MA28, MA31, MA33, MA42, MA46, MA48, Wien Energie, BKK-3 Architektur, Architekt DI Franz Denk, Graffiti-Künstlerin Vasilena Gankovska, GSD – Gesellschaft für Stadt-und Dorferneuerung, KÖR – Kunst im öffentlichen Raum, Green4Cities, UIV – Urban Innovation Vienna, VHS PAHO – Haus der Begegnung,

SOS Kinderdorf Wien, FK Austria Wien, Kuratorium Wiener Pensionisten-Wohnhäuser – Haus Laaerberg, OpenCoach GmbH, TableConnect, Verein PULS, Österreichische Kinderfreunde – Landesorganisation Wien, Technische Universität Wien – Architektur und Raumplanung

Completion
2022



© IBA_Vienna/ L. Schedl

PER-ALBIN-HANSSON-SIEDLUNG OST FACT SHEET

- **Year of construction:**
1966 to 1977, Olof-Palme-Hof:
1972 to 1976
- **Architects:** Oskar and Peter Payer (1971 – 1972) and Hermann Kutschera (1972 – 1974), Olof-Palme-Hof: Wilhelm Kleyhons, Carl Auböck
- **Residents in the neighborhood** (including Olof-Palme-Hof)
9,863 people (47 % men, 53 % women)
of whom:
 - 1,500 children up to 14 years of age (15 %)
 - 600 young people with 15 to 19 years of age (6 %)
 - 3,200 senior citizens 60 years of age and older (33 %)
 - 4,400 with 20 to 59 years of age (46 %)
- **Apartments:** 4,718
- **Staircases:** 252
- **Laundry rooms:** 130
- **Restaurants and pubs:** 65
- **Garage spaces:** 1,811
- **Living satisfaction:** 70 % rate their living satisfaction as very good or good (cf. residents' survey, Gallup 2017)
- **Neighborliness:** 84 % rate the communication with their neighbors as very pleasant or pleasant (cf. residents' survey, Gallup 2017).



TIPS IN THE GRÄTZEL

Kurpark Oberlaa

On the southeastern slope of Laaer Berg there is a park of about 60 hectares, which originated from the area of the Vienna International Garden Exhibition 1974. There are many food service facilities in the park.

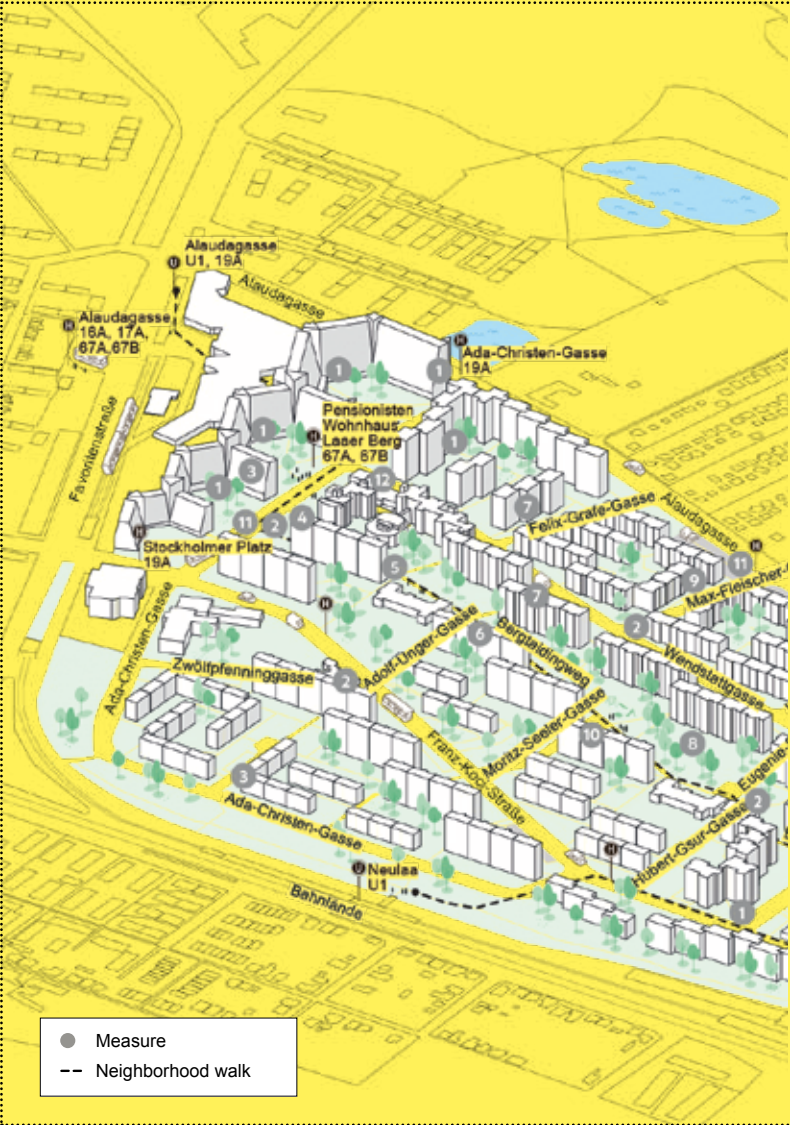
Laaerbergbad

The municipal outdoor pool on the Laaer Berg offers a variety of uses for both families and athletes during the summer months. Especially the 10-meter-high diving platform is a real highlight!

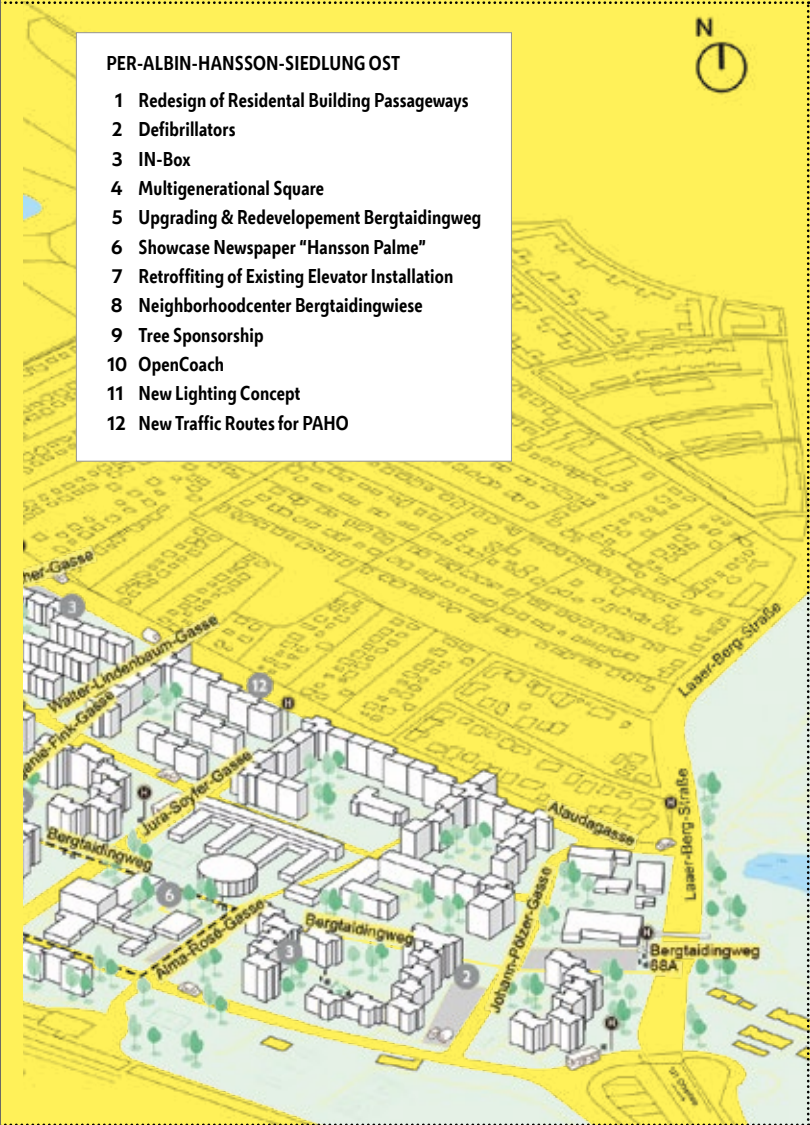
Oberlaa

The town center of Oberlaa is defined as a building protection zone. Oberlaa is a popular destination for excursions with its numerous *Heurigen* (wine tavern).

NEIGHBORHOOD WALK 3



© KRAUT Kollektiv



- PER-ALBIN-HANSSON-SIEDLUNG OST
- 1 Redesign of Residential Building Passageways
 - 2 Defibrillators
 - 3 IN-Box
 - 4 Multigenerational Square
 - 5 Upgrading & Redevelopment Bergtaidingweg
 - 6 Showcase Newspaper "Hansson Palme"
 - 7 Retrofitting of Existing Elevator Installation
 - 8 Neighborhoodcenter Bergtaidingwiese
 - 9 Tree Sponsorship
 - 10 OpenCoach
 - 11 New Lighting Concept
 - 12 New Traffic Routes for PAHO



© Stadt Wien – Wiener Wohnen/ fotografiefeltz

INTERGENERATIONAL, PARTICIPATORY MEASURES

The central incentive for *Wiener Wohnen* in cooperation with the IBA was to fulfill the wish of many residents for attractive new and intergenerational meeting places. To this end, new meeting places were created – such as the community garden in the neighborhood center, the multigenerational square, and the Bergtaidingweg promenade. The *AALbin* project also opens up digital space and all its possibilities to senior citizens.

By means of participatory, intergenerational care and community work – such as the “Heimspiel” project with the multigenerational festival, the construction of the community garden together with residents, the artistic design of passageways in apartment buildings, the development of street play pictograms on Bergtaidingweg with children and young people, or the youth bus lab *Ich brauche Platz* (I need space) – the use of these new meeting spaces was activated and socially revitalized.

The direct involvement of residents and local infrastructure in the process of developing and implementing measures through targeted information and communication work on site proved to be a decisive aspect for the successful upgrading of the PAHO.



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1 REDESIGN OF RESIDENTIAL BUILDING PASSAGeways

Olof-Palme-Hof, Ada-Christen-Gasse 2 Stiege J, Ada-Christen-Gasse 1 (between staircases 137/ 138) & Jura-Soyfer-Gasse 10 (between staircases 11/ 12), 1100 Vienna

Five passageways in the Olof-Palme-Hof were given a new wall design, better lighting and ergonomic handrails. Three other passageways in the PAHO were artistically redesigned together with children and young people. The exhibition “70 Years of Per-Albin-Hansson-Siedlung – A Viennese Housing History” was opened in two rounds to mark the 70th anniversary of the Per-Albin-Hansson-Siedlung in 2017. This exhibition offered a retrospective of the achievements and the life story of this housing estate.

Participating actors

Stadt Wien – Wiener Wohnen
wohnpartner – Gebiet 10
BKK-3 Architektur
Architekt DI Franz Denk
Graffiti-Künstlerin Vasilena Gankovska



© IBA_Vienna

2 DEFIBRILLATORS IN MUNICIPAL BUILDINGS

Per-Albin-Hansson-Siedlung Ost, 1100 Vienna

Five defibrillators were put into operation at publicly accessible locations in the Per-Albin-Hansson-Siedlung Ost.

Participating actors

Stadt Wien – Wiener Wohnen
Verein PULS



© IBA_Vienna

3 IN-BOX

The IN-Box is the first parcel box system with a digital information screen that is open to all delivery services. In this way, everyday items that neighbors exchange or borrow can also be temporarily stored until they can be picked up in a flexible way.

Participating actors

Stadt Wien – Wiener Wohnen
Wien Energie
TableConnect



© Stadt Wien – Wiener Wohnen/ BKK-3 Architektur

4 MULTIGENERATIONAL SQUARE

Bergtaidingweg/ Ada-Christen-Gasse, 1100 Vienna

The “multigenerational square” expands the range of meeting spaces and promotes intergenerational exchange in PAHO. With pavement open to seepage, a planted seating bay in different seating heights and a leafy, lovingly designed pergola, a meeting place was created in the immediate vicinity of the curatorship of Viennese retirement homes Haus Laaerberg, inviting young and old to linger and chat. From June 7 to August 30., intergenerational activities for the use of the new multigenerational square will take place weekly on Tuesdays from 3 to 5 pm with staff of *Kinderfreunde*.

Participating actors

Stadt Wien – Wiener Wohnen
Stadt Wien – Magistratsabteilungen: MA31, MA33
BKK-3 Architektur
GSD – Gesellschaft für Stadt- und Dorferneuerung



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5 UPGRADING & REDEVELOPMENT BERGTAIDINGWEG

Bergtaidingweg, 1100 Vienna

Through targeted measures, the Bergtaidingweg is upgraded to a promenade for residents and visitors. Several access points to Bergtaidingweg have been made safer, more open and appealing. A new lighting system, drinking fountains and additional seating enhance the Bergtaidingweg, while new flooring will increase accessibility and mobility. Especially for the young residents, a new parking area ensures orderly parking of scooters and bicycles. In addition, colorful play markings were placed on the ground at prominent points along the Bergtaidingweg to motivate all age groups to get more exercise.

Participating actors

Bezirk Favoriten
Stadt Wien – Magistratsabteilungen:
MA28, MA31, MA33, MA42, MA46, MA 48
Stadt Wien – Wiener Wohnen
BKK-3 Architektur ZT GMBH



© IBA_Vienna

6 SHOWCASE NEWSPAPER "HANSSON PALME"

Bergtaidingweg, 1100 Vienna

The Hansson Palme is the "1st Viennese showcase newspaper," which was developed by *wohnpartner* together with residents and institutions of the district around the Per-Albin-Hansson-Siedlung in Favoriten. As a platform for information and participation, it makes the diversity of the residents and the neighborhood visible. The special thing about the newspaper is its format: 3 issues of the medium are published annually in 13 showcases by City Light along the Bergtaidingweg in Hansson-Siedlung-Ost. The newspaper serves not only to help residents identify with the district and to make different lifeworlds and topics visible, but also to inform about the actions and initiatives of *wohnpartner*, the residents' center Bassena 10, *Wiener Wohnen*, but also other institutions in the district. It offers a new and creative form of communication, which should strengthen the neighborhood.

Participating actors

Stadt Wien – Wiener Wohnen
wohnpartner – Gebiet 10
KÖR – Kunst im öffentlichen Raum



© Stadt Wien – Wiener Wohnen/ GSD

7 RETROFITTING OF EXISTING ELEVATOR INSTALLATIONS

Felix-Grafe-Gasse 4/ Stiege 147 &
Wendstattgasse 9 – 15/ Stiege 86,
1100 Vienna

Residential buildings from the 50s, 60s and 70s were often constructed in such a way that the ground floor is on the mezzanine level and elevators only have an entry and exit possibility on every second mezzanine level. The technical retrofitting or conversion of elevator systems in existing buildings is being tested as a pilot project on one staircase in the PAHO as part of the IBA_Vienna in order to make all apartments accessible without steps. The experience gained from the refurbishment project should make such upgrades much easier in the future.

Participating actors

Stadt Wien – Wiener Wohnen
GSD – Gesellschaft für Stadt- und Dorferneuerung



© Wiener Stadtgärten/ DnD Landschaftsplanung

8 NEIGHBORHOOD CENTER BERGTAIDINGWIESE

Bergtaidingweg/ Eugenie-Fink-Gasse,
1100 Vienna

The consumer and barrier-free neighborhood center on the Bergtaidingwiese will network residents and local institutions and encourage them to make greater use of the existing green space for joint initiatives and activities. It includes seating, a ping-pong table, a drinking fountain, spray mist steles, green pergolas and a community garden with partly barrier-free raised beds. *wohnpartner*, the proven service for good neighborly relations in Vienna's municipal buildings, is available to all users for help and advice.

Participating actors

Bezirk Favoriten
Stadt Wien – Magistratsabteilungen:
MA 42, MA 31, MA 48
Stadt Wien – Wiener Wohnen
wohnpartner – Gebiet 10
BKK-3 Architektur
Green4Cities



© Stadt Wien – Wiener Wohnen/ R. Weigelt

9 TREE SPONSORSHIPS

Young trees require special care. For this reason, *Wiener Wohnen*, in cooperation with *wohnpartner*, has launched the Tree Sponsorships project, in which voluntary residents of municipal housing buildings help with watering.

Participating actors

Stadt Wien – Wiener Wohnen
wohnpartner

10 OPENCOACH

Opencoach.at enables coaching and consulting for all those who would otherwise often find it difficult or almost impossible to afford such services. As part of the IBA_Vienna 2022, an OpenCoach consulting room will be opened in the Per-Albin-Hansson-Siedlung Ost (PAHO)

Participating actors

Stadt Wien – Wiener Wohnen
OpenCoach



© Stadt Wien – Wiener Wohnen/ fotografiefetz

11 NEW LIGHTING CONCEPTS

A new lighting concept was tested in the basement and stairwells of an apartment block in PAHO. New outdoor lighting was installed on two car parking spaces in Alaudagasse and one parking space in Ada-Christen-Gasse.

Participating actors

Stadt Wien – Wiener Wohnen

12 NEW TRAFFIC ROUTES FOR PAHO

As part of the IBA_Vienna, a traffic study was carried out in the Per-Albin-Hansson-Siedlung Ost. Building on the results, Alaudagasse is now to be connected to the City of Vienna's cycle path network and a link to the Oberlaa spa park is to be created. In the front area of Wendstattgasse, which is the access road for emergency vehicles and suppliers to the Haus Laaerberg of the *Kuratorium Wiener Pensionisten-Wohnhäuser*, the one-way rule is to be lifted during business hours. This will allow vehicles to leave the settlement more quickly, which will contribute to traffic calming in this part of the settlement.

Participating actors

Bezirk Favoriten
Stadt Wien – Magistratsabteilungen:
MA28, MA46



© Stadt Wien – Wiener Wohnen/ fotografiefetz

AALBIN – ACTIVE IN OLD AGE WITH DIGITALIZATION

Per-Albin-Hansson-Siedlung,
1100 Vienna

The *AALbin* project in the IBA neighborhood Per-Albin-Hansson-Siedlung aims to motivate senior citizens towards digitization. The City of Vienna – *Wiener Wohnen* wants to encourage its older tenants to actively engage with new technologies and their possibilities. As part of the project, a total of 30 senior citizens were equipped free of charge with tablets and safety watches, including a mobile emergency call system. In joint workshops over a period of one and a half years, the participants are supported and accompanied in the use of the devices.

Participating actors

Stadt Wien – Wiener Wohnen
UIV – Urban Innovation Vienna
VHS PAHO – Haus der Begegnung
Kuratorium Wiener Pensionisten-Wohnhäuser- Haus Laaerberg



© Stadt Wien – Wiener Wohnen/ fotografiefetz

HEIMSPIEL

Together with sports teachers, parents and neighbors, space was created in summer 2021 for girls and boys aged 4 to 10 to play and do sports. Coaches showed how to set up a small soccer stadium in just a few minutes.

Participating actors

Stadt Wien – Wiener Wohnen
SOS Kinderdorf Wien
FK Austria Wien
Kuratorium Wiener Pensionisten-Wohnhäuser – Haus Laaerberg

G'MISCHTER BLOCK

Hasengasse 10–12 + Dampfgasse 9–11 , 1100 Vienna



© Frame 9

“An intensive dialog with the owners in the block was already initiated in the early development phase and has been continued on an ongoing basis. The resulting constructive cooperation has now led to all owners supporting the present development proposal and seeing their interests safeguarded. This dialog should of course be continued in order to seek further synergies. This cooperation is also to be continued in the construction phase or in operation.”

Klaus Wolfinger, Project Coordinator *G'mischer Block*

Based on the *Masterplan Gründerzeit*, significant and previously unused parts of a *Gründerzeit* block in Favoriten were redeveloped entirely with the owners in *G'mischer Block*. This has led to a consensual approach, which – already now and especially after the realization – enables a coexistence within the block and also in the surrounding area. A transformation of initially heavily commercial or mixed-use old stock in *Gründerzeit* areas often takes place in Vienna, but this also often leads to highly screened and high-priced residential situations that bear little relation to the immediate surroundings. In the case of the *G'mischer Block*, the aim of avoiding displacement effects was therefore deliberately formulated. The project is privately financed but strongly oriented towards the values of subsidized housing.

In close coordination with the district and the residents, a change in zoning was achieved, which became legally binding in September 2020. This means that more usable space can now be created on the first floor. In addition to 75 rental apartments, four commercial units will be created here. The principle of mixed use is the central planning approach.



© Frame 9



© Frame 9

G'mischer Block is also characterised by resource-saving constructional implementation and sustainable planting concepts. Planting areas and soil boxes are planned from the outset and are integrated into the building's shell structure, i.e., no separate static system is required. A heat pump in combination with geothermal energy is installed for heating, cooling and hot water supply. The underfloor heating installed on all floors serves as cooling in summer. In the attic apartments, the flat roofs are additionally cooled via concrete core activation, which eliminates the need for air conditioning split units and recoolers on the roof.



© Frame 9

FEATURES

- Pilot project for the *Masterplan Gründerzeit*
- Part of *WienNeu+*
- Attractive ground floor zone for the revitalization of the neighborhood
- Heat pump in combination with geothermal energy
- Sustainable building greening

Cooperation partners

Project development: AVORIS azure, LLB Immo **Project coordination:** Wolfinger Consulting **Architecture:** t-hoch-n Architektur **Other partners:** Handverlesen Kost & Kultur

FACTS & FIGURES

- 75 privately financed rental apartments
- House community/youth playroom with integrated kitchenette
- Toddler and youth playground
- Roof garden with raised beds
- 4 commercial units: public restaurant on the ground floor, kindergarten for 3 groups on the ground floor + 1st floor, 2 offices/surgeries on the 1st floor

Completion

2023

QUARTIERSHÄUSER SONNWENDVIERTEL



URBAN BUILDING BLOCKS FOR THE NEIGHBORHOOD

"The basic idea was that by having a good mix of properties sold without conditions and those that had to meet certain criteria, you could create a livable and urban district overall."

Robert Temel, Spokesman of the Building Culture Policy Platform

The new Sonnwendviertel south of Vienna's main train station comprises a total of around 5,500 apartments for about 13,000 residents, 20,000 jobs, a school campus, office buildings and numerous stores as well as a park of about 7 hectares. In the Sonnwendviertel to the west of the park, a perimeter block development with clear edges and protected inner courtyards was realized; the first apartments were occupied at the end of 2013.

The development of the second part, Sonnwendviertel Ost between the park and the railroad line, broke new ground in many respects. This began with the planning processes. The original master plan from 2004, which envisaged office and commercial space along the railroad line, was completely revised in 2012. A panel of experts selected a planning team that analyzed the qualities, shortcomings and opportunities of the master plan. In several workshops, a new, cooperatively developed master plan was agreed upon, involving several planners, the city and ÖBB as land owner. The result was an unusually small plot structure for Vienna, with the car-free Bloch-Bauer Promenade in the center as an urban living room.

Mixed houses for the neighborhood

These plots were allocated in different procedures, which were mixed within the neighborhood in order to create urban diversity and urban quality. Many building plots in striking locations were reserved for building groups and for the new type of neighborhood houses. These neighborhood houses should offer more than just housing and exert a charisma with high architectural quality. Thus, they do not only stand for themselves, but create offers for the quarter, their neighborhood, for the district. The building groups, which are constituted in various legal forms, also perform committed development work in the creation of neighborhoods from the very beginning, both with cultural offerings and events and through civic engagement.

The mixture of uses was recognized early on as an essential ingredient of an urban neighborhood. As early as the cooperative process, it was a key objective not to design the Sonnwendviertel Ost as a purely residential area. The ground floor zones played a key role here. In the meantime, not only cafés, supermarkets, pharmacies and medical practices are located here, but also many businesses that contribute significantly to the diversity of the neighborhood.



© IBA_Vienna/ R. Mayer



© Stadt Wien/ C. Fürthner



© ÖBB/ Aldinger+Wolf

Small commercial units have been made available as micro-locations with low rents, especially for start-ups, small businesses, one-person businesses and SMEs. Many offices from the creative scene have settled, and the *Atelierhaus C21* has received much attention with its radically new and open space.

Soft mobility

Underground garages were not permitted for most of the buildings; instead, it was stipulated that the mandatory parking spaces would be accommodated in collective garages. Two elevated garages facing the railroad line ensure short distances and at the same time act as a noise barrier to the railroad traffic. Good connections for pedestrians and cyclists were ensured in this centrally located neighborhood, and a sharing service for electric cars is also available. The Vienna Mobility Fund makes a special contribution: The city supports projects that promote sustainable mobility in the Sonnenwendviertel Ost. In 2020, these included projects such as cargo bikes, trolley boys, the *Lenkerbande* workshop and various sharing models.

FACT SHEET

- A total of around 5,500 apartments for about 13,000 residents
- 20,000 jobs
- School campus
- Office buildings
- Numerous stores
- A park of about 7 ha
- Subsidized and privately financed housing (both rental and owner-occupied)
- Neighborhood houses and building group projects
- Student dormitory
- Hotels
- Offers for temporary housing
- Social and cultural offers

Cooperation partners

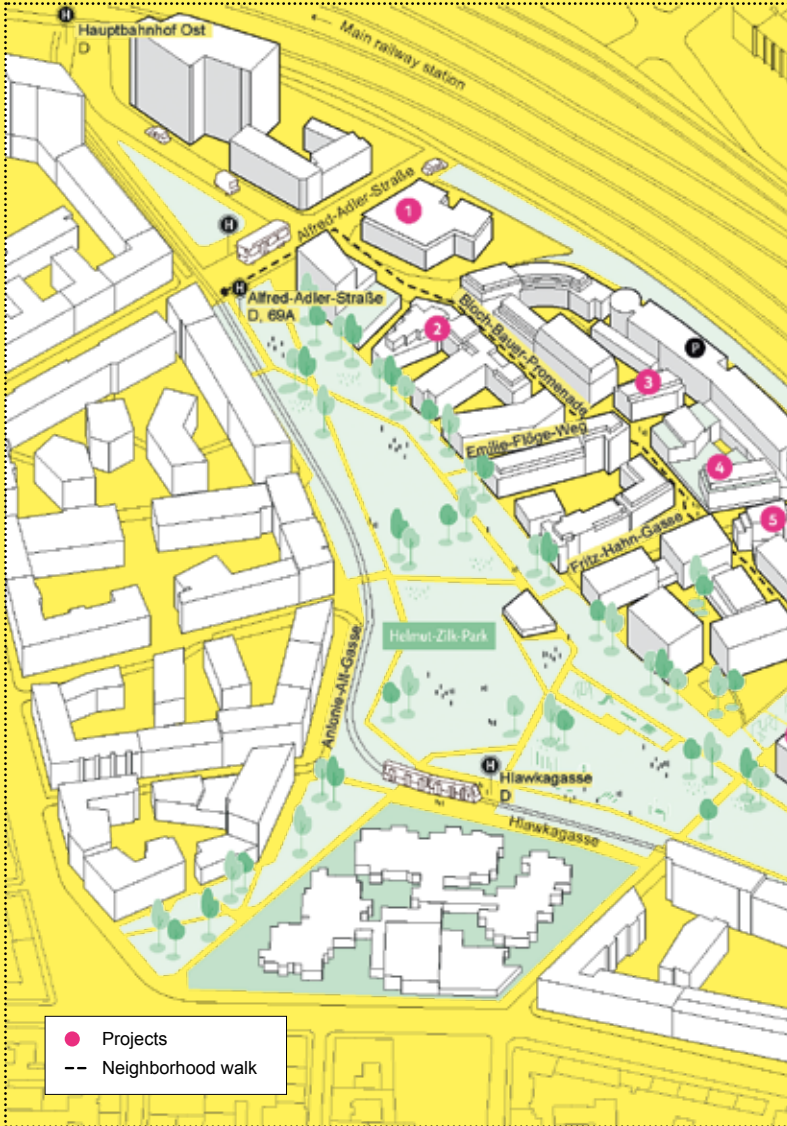
Stadt Wien MA 19, MA 21, MA 28, ÖBB-Immobilienmanagement, Gebietsbetreuung Stadterneuerung **Master plan for the entire area:** Albert Wimmer, Theo Hotz/ Ernst Hoffmann **Cooperative master plan:** denk. ARCHITEKTUR, ARTEC Architekten, Rüdiger Lainer+ Partner, StudioVlayStreeruwitz, Max Rieder, gasparin & meier architekten

Completion

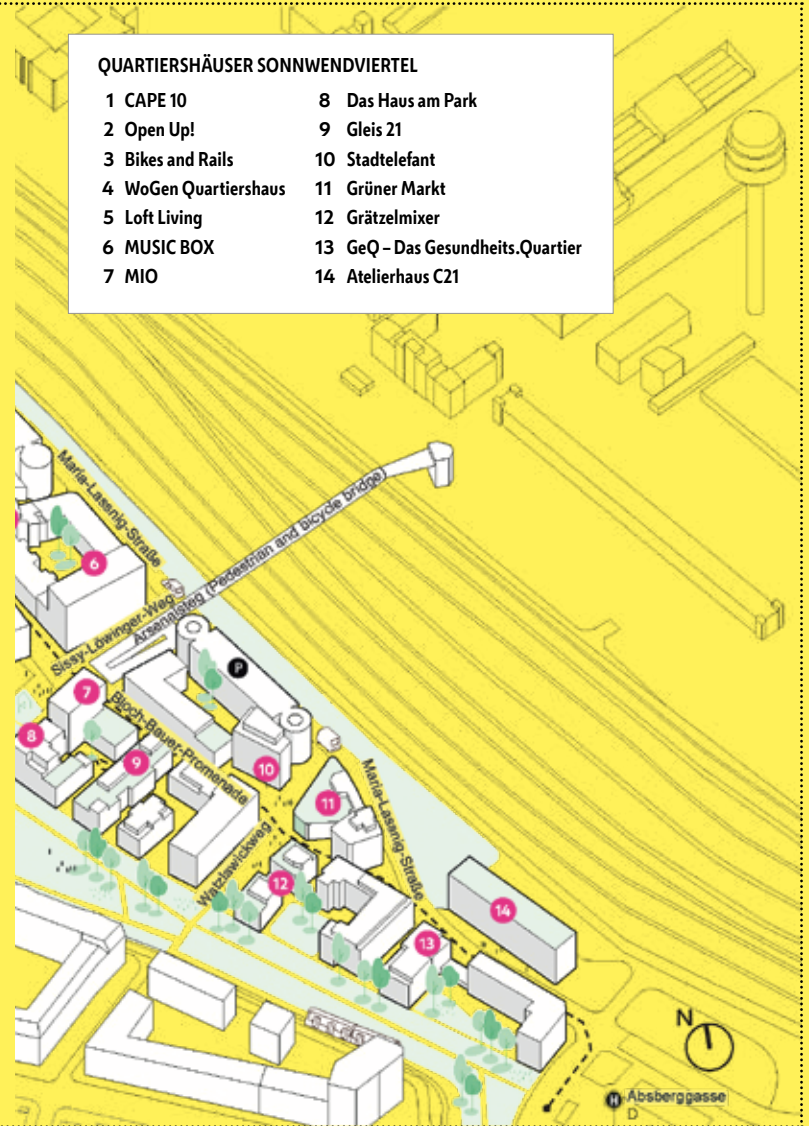
2022



NEIGHBORHOOD WALK 4



© KRAUT Kollektiv





© fotografiefetz

1 CAPE 10

Alfred-Adler-Straße 1, 1100 Vienna

CAPE 10 is a social health center – a center for all people, also for people who are disadvantaged socially and health-wise, especially children and young people. On three floors there are social offers for participation, inclusion and further education as well as medical care, also for people without social insurance.

- **MAX & LARA** child support project
- **NEIN ZU KRANK UND ARM** emergency aid project
- **CAPE 10** Academy of Education
- Day center for homeless women
- **dock** – medical care and counseling for homeless people
- primary care unit
- Specialist practices
- Pharmacy
- **Future Health Lab**
- **Gastronomy**
- **Function and event space**

Cooperation partners

Developer: CAPE 10 Errichtung & Betrieb **Architecture:** apm Architekten **Planning and Completion:** STRABAG, value one holding, Vienna-Gruppe

Completion
2021



© P. Sebesta

2 OPEN UP!

Bloch-Bauer-Promenade 4, 1100 Vienna

This *Quartiershaus* realizes the concept of a new Viennese apartment building: a flexible, hybrid and de-specialized building. Between open space, living space, working space and commercial space, *OPEN UP!* is busy around the clock and integrated into the neighborhood. The urban base zone can be flexibly divided and developed. High ceilings and technical infrastructure create ideal conditions for a wide variety of offices, medical practices, small stores, freelance businesses and restaurants.

- 61 privately financed rental apartments
- 4 commercial spaces on the ground floor
- Bicycle salon with service area
- Launderette
- Delivery boxes in the foyer for the whole neighborhood
- Communal rooftop terrace with garden kitchen

Cooperation partners

Developer: 6B47 Real Estate Investors **Architecture:** PPAG architects **Social sustainability:** wohnbund:consult **Open space:** Carla Lo Landschaftsarchitektur **Consulting:** Institut für Immobilien, Bauen und Wohnen

Completion
2020



© H. Mayr

3 BIKES AND RAILS

Emilie-Flöge-Weg 4, 1100 Vienna

The housing project *Bikes and Rails* is part of the *habiTAT Mietshäuser-Syndikat*, a network of self-organized and solidarity-based housing projects with the aim of buying houses off the market and securing them as self-managed free spaces for all time. On the ground floor, a neighborhood-café, a bicycle workshop and the community room are much-frequented neighborhood meeting places.

- Subsidized home with 18 residential units
- Commercial and communal areas
- Part of the *habiTAT* Miethäuser-Syndikat
- Publicly usable community room
- Neighborhood-Café
- Bike workshop

Cooperation partners

Developer: Familienwohnbau **Architecture:** Architekturbüro Reinberg **Process monitoring:** wohnbund:consult

Completion
2020



© janusch

4 WOGEN QUARTIERSHAUS

Bloch-Bauer-Promenade 11–13, 1100 Vienna

The cooperative *WoGen Wohnprojekte-Genossenschaft* is the first developer in Austria to exclusively realize housing projects with and for people who want to live in community. The *WoGen Quartiershaus* is divided into the areas of communal living and cooperative working.

- 38 small apartments within 6 clusters
- 19 apartments
- 1 workshop
- 8 commercial and office units
- 3 communal spaces, kitchen, wellness area
- 2 communal rooftop terraces
- Semi-publicly accessible “Urban Balcony”

Cooperation partners

Developer: Die WoGen Wohnprojekte-Genossenschaft, Verein Wohngruppe am Stadtbalkon **Generalplaner:** raum & kommunikation **Architecture:** feld72 Architekten, transparadiso **Open space:** Carla Lo Landschaftsarchitektur

Completion
2023



© M. Wallraff

5 LOFT LIVING

Fritz-Hahn-Gasse 3, 1100 Vienna

Loft Living is a socially sustainable, ecological building group project for combining living with creative work. The apartments can be easily adapted to the individual needs of their residents. The interconnectedness of group of buildings with the neighborhood is defined by the ground floor uses with studios and the programming of a biological culture café as well as by the city loggia as a meeting and communication zone.

- Home with 13 housing units
- Loft café with organic food store
- Cultural events
- Artists' studios
- Urban loggia
- Roof garden with greenhouse for self-supply

Cooperation partners
Developer: AL
Architecture: Michael Wallraff

Completion
 2021



© IBA_Vienna/ A. Ackerl

6 MUSIC BOX

Bloch-Bauer-Promenade 19, 1100 Vienna

The *MUSIC BOX* offers the opportunity to live, work, rehearse, dwell, and network under one roof. 161 serviced apartments offer – with a booking period of six months to two years – a temporary home. In addition, there is a concierge service, a restaurant on the ground floor with an adjoining Creative Lab, and rehearsal rooms in the basement.

- 161 serviced apartments
- Rehearsal rooms
- Creative lab
- Restaurant
- Open spaces for creative appropriation

Cooperation partners
Developer: ÖSW – room4rent **Architecture:** heri&salli Architektur
Open space: Carla Lo Landschaftsarchitektur

Completion
 2021



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7 MIO

Bloch-Bauer-Promenade 20, 1100 Vienna

MIO enables openness of use through room heights of 4 meters (ground floor) and 2.80 meters (upper floors 1 to 3), as well as an open room structure and intelligent building technology, which enable both living and office work. The available spaces are supplemented by a ground-level city loggia at a prominent corner location. Micro-locals on the ground floor and the offices on the 1st floor offer space for business.

- 42 privately financed rental apartments and owner-occupied apartments
- Commercial spaces (9 micro pilot projects and 14 offices)
- City Loggia
- “Urban Upgrade”

Cooperation partners
Developer: Heimbau **Architecture:** Studio-VlayStreeruwitz **Open space:** idealice
 Landschaftsarchitektur **Process monitoring:** wohnbund:consult

Completion
 2019



© Kallinger Projekte/ H. Hurnaus

8 DAS HAUS AM PARK

Sissy-Löwinger-Weg 7, 1100 Vienna

As a typology, the building picks up on the characteristics of old townhouses, which enables a variety of uses in the long term: the public ground floor with the dance studio and the office floor above form a lively base. The residential floors above are connected by a projecting and receding transparent joint.

- 29 privately financed rental and owner-occupied apartments
- 3 offices
- Dance studio
- “Chilletarium” and roof garden
- Art gallery
- Energy from geothermal heat, ceiling cooling and underfloor heating

Cooperation partners
Developer: Kallinger Projekte **Architecture:** feld72 Architekten **Open space:** YEWO
 Landscapes, Susanne Kallinger **Consulting:** KALLCO Development, Dipl.-Ing. Alexander Katzkow & Partner

Completion
 2018



© H. Hurnaus

9 GLEIS 21

Bloch-Bauer-Promenade 22,
1100 Vienna

The project is based on the principles of solidary living, clever enjoyment and medial design. *Gleis 21* is a prime example of a jointly developed residential project and has a bridging function in the district. In cooperation with creative minds, cultural, medial and social life in the neighborhood are actively shaped here. Solidarity is lived in many ways at *Gleis 21*: through neighborhood services, a solidarity fund and a number of apartments given to refugees.

- **Subsidized home with 34 housing units**
- **Communal and commercial spaces**
- **Music school**
- **Gastronomy**
- **Media workshop**
- **Rentable event room**
- **Cultural and event program**

Cooperation partners

Developer: Schwarzzatal **Architecture:** einszueins Architektur **Open space:** YEWO Landscapes **Process monitoring:** realitylab

Completion

2019



© A. Buchberger

10 STADTELEFANT

Bloch-Bauer-Promenade 23,
1100 Vienna

Stadtelefant was built by a commercial building cooperative and houses offices, a public restaurant on the ground floor, and apartments on the upper floors. The restaurant on the ground floor is open to employees as a canteen, but also to residents and visitors from beyond the Sonnwendviertel.

- **Office spaces, co-working space**
- **Public area and restaurant on the ground floor**
- **3 apartments**

Cooperation partners

Baugruppe Bloch-Bauer-Promenade 23, Franz&Sue, PLOV Architekten, SOLID architecture, Hoyer Brandschutz, A-NULL Bausoftware **Architecture:** Franz&Sue

Completion

2018



© R. Steiner

11 GRÜNER MARKT

Maria-Lassnig-Straße 32–34,
1100 Vienna

The project *Grüner Markt* combines living, working and producing. The building itself is divided into two staircases connected by a semi-public stairwell – the Scala Publica. It is open to all users and accommodates a cinema, a library, and a gallery. *Grüner Markt* is characterized by the mixed use of the areas as a neighborhood house. The low part of the building offers space on the first floor for the Montessori school *Sowiedu* and a large creative workshop for people with disabilities.

- **44 privately financed rental apartments**
- **6 housing units for temporary living**
- **School, sheltered workshop**
- **Co-creative space**
- **Scala Publica**
- **Library**

Cooperation partners

Developer: Neues Leben **Architecture:** sandbichler architekten **Community building:** realitylab **Open space:** idealice Landschaftsarchitektur

Completion

2019



© KABE Architekten

12 GRÄTZELMIXER

Bloch-Bauer-Promenade 28,
1100 Vienna

Grätzelmixer is a building cooperative's house with a central, non-commercial cultural and activity space on the ground floor. This name-giving space is administered by a residents' association and can be used by residents and neighbors. The project is a special feature within the Viennese community of building cooperatives, as the combination of apartment ownership and residents' association makes the advantages of the building cooperative model accessible to an extended circle of users.

- **31 privately financed owner-occupied apartments**
- **Neighborhood communal space, can be booked externally**
- **Communal outdoor space**
- **Gastronomy and commercial premises on the ground floor**

Cooperation partners

Architecture: KABE Architekten **Building cooperative design:** MoWo **Legal implementation:** Höhne In der Maur & Partner RA **Open space:** YEWO Landscapes

Completion

2019



© H. Hurnaus

13 GEQ – DAS GESUNDHEITSQUARTIER

Maria-Lassnig-Straße 36,
1100 Vienna

Built according to ecological principles, of clear structure, bright atmosphere and high-quality furnishings: this is what the *Gesundheits.Quartier* stands for as a place of sustainable living in the Sonnwendviertel East. The *Quartiershaus* is designed in such a way that living and working complement each other in an invigorating way – and interact harmoniously. The first floor and basement of the building contain commercial space with seminar and exercise rooms.

- 31 privately financed owner-occupied apartments
- 2 home units with common areas
- 2 commercial units with seminar rooms

Cooperation partners

Developer: at home Immobilien **Architecture:** einszueins Architektur **Open space:** Carla Lo Landschaftsarchitektur

Completion
2018



© S. Müller

14 ATELIERHAUS C21

Maria-Lassnig-Straße 33,
1100 Vienna

The *Atelierhaus* dissolves the usual spatial boundaries between working and living and offers space as a neutral framework, open for different living structures and uses that the users can design and determine themselves. Designed as a commercially used building, the *Atelierhaus* also allows a certain degree of residential use for business users. The connection and extension possibilities allow for a variety of spatial patterns and usage structures.

- 78 studios: 40–120 m²
- 6 workshops: 40–175 m²
- Foyer, roof terrace, garden
- Gallery, dance studio and café with outdoor area
- Offices, repair and production facilities, studios for various freelancers

Cooperation partners

Project development: Caelum Development
Architecture: Werner Neuwirth

Completion
2021

TIPS IN THE GRÄTZEL

Helmut-Zilk-Park

The approximately seven-hectare park in the Sonnwendviertel is a popular meeting place and offers a variety of uses.

Sonnwendgarten

Community gardening is fun and builds strong neighborhood networks. The garden of approx. 800 m² is located in the second section of the Helmut-Zilk-Park.

There's something going on in the Sonnwendviertel!

For those interested in art and culture, the Sonnwendviertel has a particularly colorful offer. The restaurants and pubs in the district invite visitors, small studios can be discovered and there is always an opportunity to participate in events!



© A. Buchberger

INNOVATIONSLABOR GRÜNSTATTGRAU

Favoritenstraße 50, 1040 Vienna



© GRÜNSTATTGRAU/ I. Mühlbauer

“Due the range of achievements in the field of greening buildings we are able to jointly design climate-resilient cities for the future that are worth living in.”

Vera Enzi, Managing Director of GRÜNSTATTGRAU

This project acts as an independent Innovation Lab that is specifically dedicated to the topic of redevelopment of urban stock with greening buildings. It is funded by the Austrian Research Promotion Agency. The lab is the first Austrian network point for greening projects in the public and private sector with over 300 network partners from the economy, science and administration sectors. In a first step, this nonprofit innovation lab focuses on Vienna (target area Innerfavoriten) and is also represented throughout Austria with the synergy cities of Graz, St. Pölten, Linz, Salzburg, etc., and the federal state of Vorarlberg. MUGLI is a mobile showroom on tour through Austria and other countries. It enables people to experience the greening of buildings up close.

The effects of climate change very quickly, requiring fundamental reorientation and focus of the entire society on the various aspects of sustainability. Planting greenery on buildings enables a measurable contribution to green infrastructure: heat reduction and microclimate, rainwater management, groundwater protection, biodiversity, reduction of noise and toxic pollution, social cohesion, health and quality of life, as well as energy efficiency and operating cost savings.



© IBA_Vienna/ S. Goller



© GRÜNSTATTGRAU/ I. Mühlbauer



© IBA_Vienna/ A. Ackerl

Cooperation partners

More than 300 network partners from the fields of business, science, and administration.

Completion

2019

The Innovation Lab focuses on joint interdisciplinary learning and developing as well as mutually sharing best practice examples throughout Austria involving the population, the public sector, business and research. The aim is to achieve the largest possible green area of a neighborhood by involving many stakeholders. The negative effects that arise in connection with climate change need to be reduced for the urban population.

FEATURES

- First Austrian network point for greening projects in the public and private sector
- Innovation Lab for the creation of physical and digital infrastructures
- **Related IBA projects**
 - 50 Grüne Häuser
 - LiLa4Green
 - Pocket Mannerhatten

50 GRÜNE HÄUSER

Innerfavoriten, 1100 Vienna



© tatwort/ J. Beck

Residents or owners of the greened houses:

“When I water, people approach me and they are delighted and say thank you.”

“I think the tenants talk more.”

“It’s a good idea and not high maintenance.”

“I would recommend BeRTA to others because it brings oxygen and cooling and most importantly it looks very nice.”

Like many other cities, Vienna offers many possibilities for the greening of buildings. Yet, until recently, there was no cost-effective, easily implementable overall solution for complementation and upgrading of existing buildings with greenery. During the process of *50 Grüne Häuser*, an integrated combined solution was developed for the first time. It consists of a greening toolkit, a simple, cost-effective, widely implementable plant tray with climbing supports and a concept for maintenance. It is developed especially for existing buildings.

The green facade modules are available via the website www.bera-modul.at for all interested property managers and owners throughout Vienna. The modules come as an all-in-one package, including planning as well as assistance with the approval process. The package is up to 100% eligible for funding via the subsidy for roadside green facade.

The measures for climate adaptation must be developed and implemented parallel in new and existing buildings. In addition to the pioneering projects in new construction, attention should also be drawn to innovative measures in the existing buildings where people will be most affected by the overheating of the city. The challenges here are different than in new construction.



© tatwort/ J. Beck

The Green Facade Module is a simple, cost-effective, widely implementable plant trough solution for roadside facade greening. It consists of a planter with a capacity of 300 liters, a climbing aid, substrate and two climbing plants, which provide about 8 m² of greenery. The special thing: all elements are coordinated with each other, specially developed for the specifics of the existing building and contain all the components required to green up existing facades.

In order to involve and support city administration, owners and residents in the planning and approval process of their “green houses” an innovative web-based participation tool developed. This was adapted for the whole city area of Vienna.

FEATURES

- Greening of existing buildings
- Combined solutions with co-creation processes for first showcase buildings
- Cost-effective, easily implementable all-in-one solutions
- Networking through a web-based participation tool
- Transparent and quick approval process
- Roll-out for the entire city

FACTS & FIGURES

- Greening on first showcase buildings
- Planters with a capacity of 300 liters provide 8 m² of greenery

Cooperation partners
tatwort – Nachhaltige Projekte, GRÜNSTATT-GRAU, Die Umweltberatung, Stadt Wien MA 22, Universität für Bodenkultur Wien – Institut für Ingenieurbiologie und Landschaftsbau: Arbeits-Fachgruppe Vegetationstechnik

Completion
since 2020 for all of Vienna



© tatwort/ J. Beck



© tatwort/ J. Beck

The main funding for this project was provided by the program *Stadt der Zukunft*.



LILA4GREEN

Innerfavoriten, 1100 Vienna



“Urban heat islands emerge particularly where dense development and little ventilation are present. But there are simple natural antidotes that have been tried out and tested for thousands of years: plants and water.”

LiLa4Green Project Team



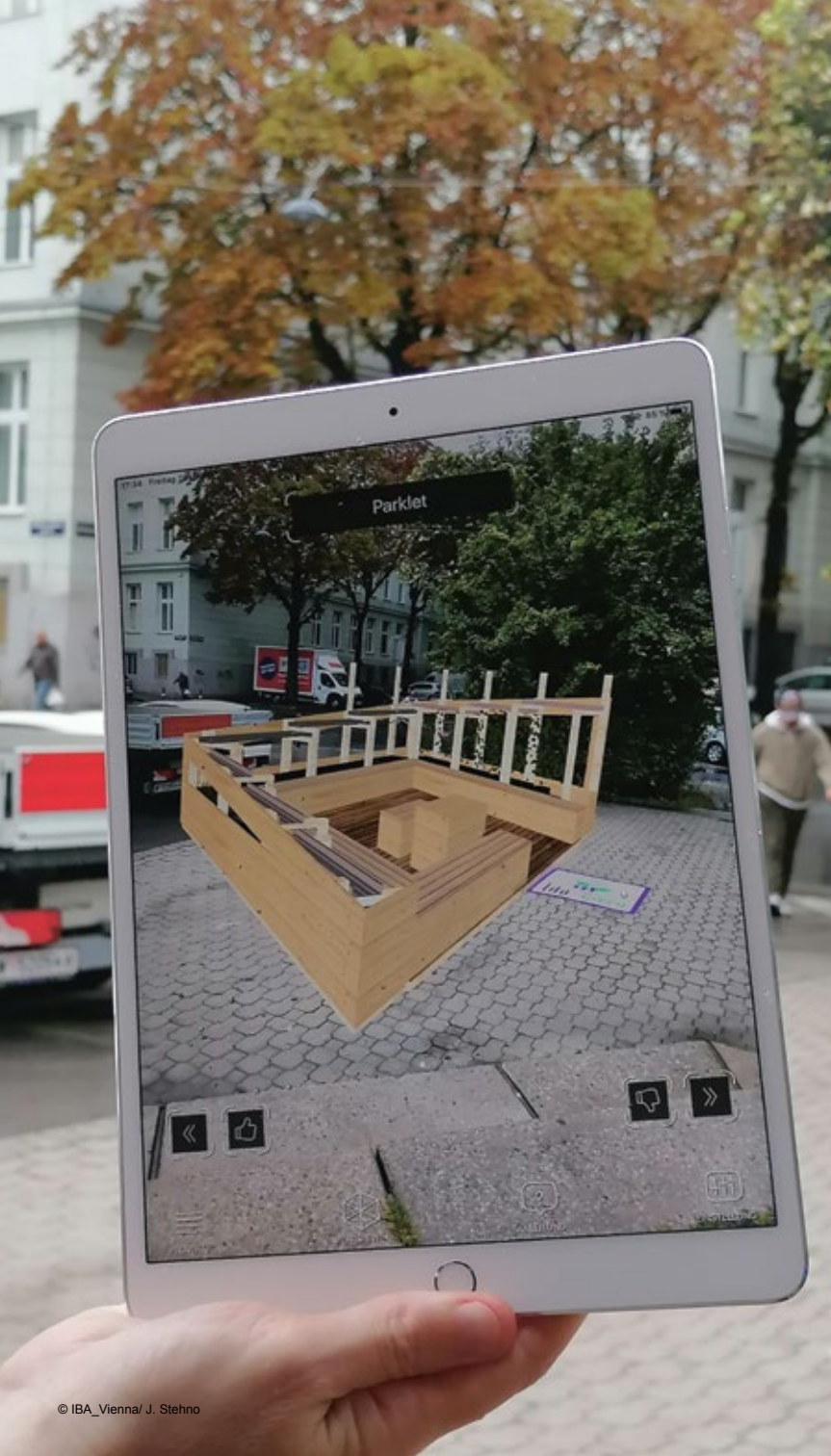
© Matejka



© Petz-GrexIT

In the research project *LiLa4Green*, researchers and residents work together on how to better deal with increasingly hot summers in the city. They are looking for solutions to keep streets and squares usable even on so-called dog days, for example through the clever use of plants and water. *LiLa4Green* stands for Living Lab for Green. Starting in 2018, these Living Labs have been exploring how more green space and water in the city can help combat the increasing summer heat. At *LiLa4Green*, researchers and residents jointly think up, discuss and evaluate measures that create cooling and thus improve quality of life. These can be facade greening, water and green areas, tree planting or other elements of city oases.

The AR (Augmented Reality) app of *LiLa4Green* allows to plant virtual trees at arbitrary locations. For this purpose, digital 3D models of greening measures, such as trees or parklets, are created and virtually placed in a real environment via cell phone camera. This makes it possible to impressively show where trees could find a place in our immediate living environment and positively influence the living environment. With the help of the app *L4G AR Viewer* (downloadable for free in the Apple Store) and the *Smart City Planning Tool*, citizen participation processes can be supported in the form of Urban Living Labs.



The Living Lab approach brings together research institutions, real estate developers, city administrations and the civil population to experimentally and cooperatively develop (co-create) and test new products, services, technologies and social innovations. Thus, awareness of the positive effects of green-blue infrastructure measures as well as acceptance and willingness to implement and invest can be increased.

FEATURES

- LiLa4Green provides pictures of the future and real projects for very concrete spots in Vienna, beside scientific facts and figures.
- LiLa4Green develops digital tools for an interactive communication on climate adaptation.
- LiLa4Green means participation, research and implementation at eye level

Cooperation partners

AIT, TU Wien, PlanSinn – Planung & Kommunikation, Weatherpark, GREX IT Services, GRÜNSTATTGRAU

Project period
2018–21

LiLa4Green is a project funded by the Austrian Climate and Energy Fund within the Smart Cities Initiative.



“The IBA_Vienna has been an important project partner and disseminator right from the start. It is our aim to establish the results of the project in the city and with its partners, and for them to have a lasting effect.”

Stephan Hartmann, MA 25, Project Manager

Smarter Together is the largest EU-funded smart city urban renewal initiative in Vienna and part of the joint smart city lighthouse project of the cities of Vienna, Munich and Lyon. This was funded by the EU as part of the Horizon 2020 research program. The aim is to implement technical and social innovations as well as innovative processes for sustainable urban renewal in selected city districts – including integrated building refurbishments, climate-friendly energy systems and e-mobility. These also contribute to achieving the UN climate goals.

More than 30 project partners from administration, research, industry and SMEs participated in the project. The project comprises a three-year implementation phase (2016 to 2019) and a subsequent monitoring and evaluation phase (until 2021), which also includes a further deepening of the transfer of the project results.

More than 40 projects

In Vienna alone, well over 40 individual projects have been implemented as part of Smarter Together, directly benefiting around 21,000 Viennese. Whereas the initial project application, with the EU funding for Vienna of 7 million euros, a total investment volume of 46 million euros was envisaged, the latter has risen to over 80 million euros. The Vienna Smarter Together urban renewal area is located in the Simmering district between Simmeringer Hauptstraße and Ostbahn.



© Smarter Together

The projects include the renovation of three housing complexes for 1,300 residents with thermal-energetic measures, photovoltaics and solar thermal energy, as well as e-car sharing in the BWSG housing complex in Hauffgasse, and the systematic involvement of citizens in the SIMmobil mobile hands-on laboratory. Also included is a school extension at Enkplatz with four new zero-energy gymnasiums, two solar benches and several workshops with the Science Pool. Residents were also able to actively participate in the development of their smart district. The offerings ranged from information and hands-on activities to energy training.

In the area of mobility, offers for e-bikes and an e-bike rental service were added. In the fall of 2017, over 6,000 people from Simmering took part in the mobility game “Beat the Street”. In September 2018, the first WienMobil station was opened at Simmeringer Platz, linking new mobility services. The logistics of businesses in the area were also part of Smarter Together, with e-vans for the postal service and e-mobility at the Siemens site.

Gaining experience across Europe

Participatory processes are of central importance, as is knowledge management at all levels (peer to peer and governance learning), to gather experience from the processes and to be able to apply

the model across cities and Europe in the future. These experiences and research results will be shared at local and European levels. Santiago de Compostela, Sofia and Venice as well as Kyjiv and Yokohama also participate in the EU funding program.

Smarter Together creates new, promising collaborations in Vienna – with the aim of ensuring sustainable measures and promoting innovation dynamics. In this way, Smarter Together contributes to a modern city administration and relevant politics. In 2017, Smarter Together received the VCÖ Mobility Award 2017 in the category “Active Mobility and Public Space”.



© S. Hartmann



© Mobilitätsagentur/ C. Fürthner

FACT SHEET

- Catchment area includes 21,000 residents
- **Smart refurbishment:** 580 apartments + 122 new attic apartments
- **Smart participation:** different participation formats, SIMmobil as a mobile info lab
- **Smart school:** school extension NMS Enkplatz, 4 zero-energy gymnasiums
- **Smart mobility:** 8 mobility projects (mobility strategy, e-car sharing, e-bike sharing, WienMobil station, etc.)
- **Smart energy:** 4 photovoltaic systems, district heating densification, energy space planning, energy-saving workshops
- **Smart data:** open source data platform for monitoring and evaluation
- **Smart city:** sustainable safeguarding of project results through expert network

Cooperation partners
Stadt Wien, AIT, BWSG, KELAG Energie und Wärme, Post AG, SYCUBE, Siemens (Werk Simmering), Wiener Stadtwerke

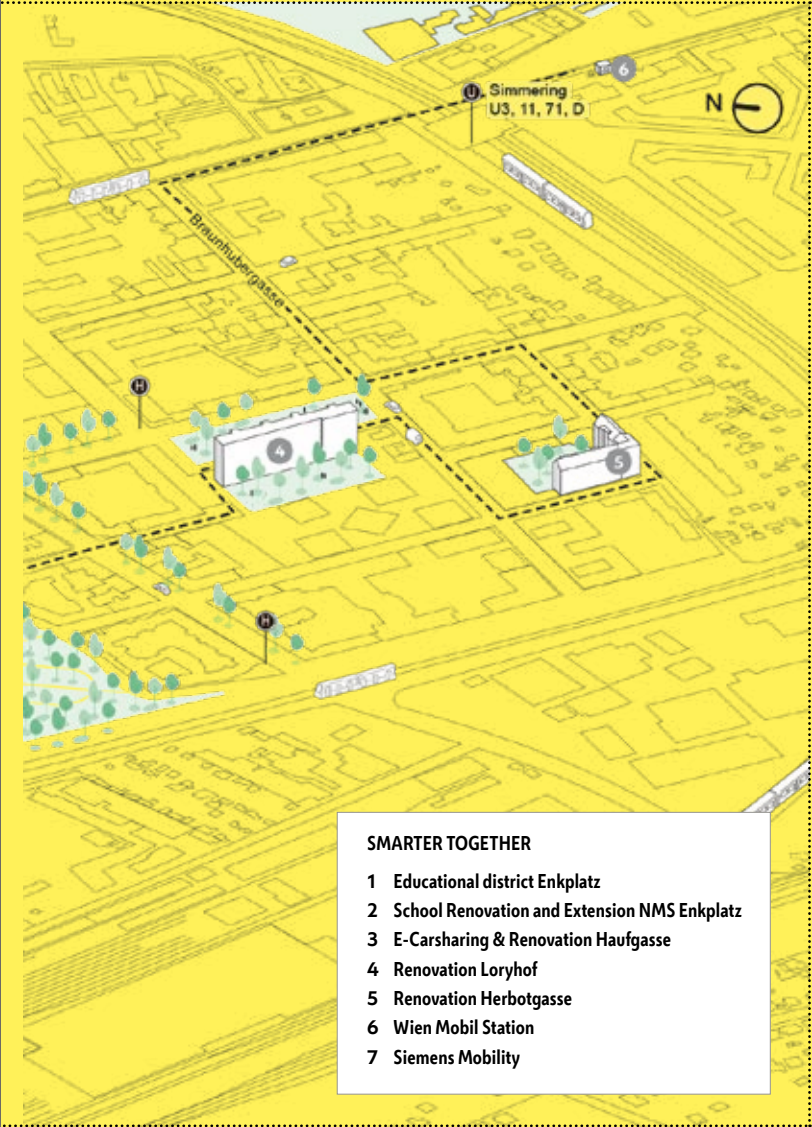
Project Completion
2021



NEIGHBORHOOD WALK 5



© KRAUT Kollektiv



SMARTER TOGETHER

- 1 Educational district Enkplatz
- 2 School Renovation and Extension NMS Enkplatz
- 3 E-Carsharing & Renovation Haufgasse
- 4 Renovation Loryhof
- 5 Renovation Herbotgasse
- 6 Wien Mobil Station
- 7 Siemens Mobility



© Mobilitätsagentur/ C. Fürthner

SMARTER TOGETHER SIMMERING

Since the start of the project in February 2016, Smarter Together has developed into a comprehensive, holistic Smart City urban renewal initiative in Vienna. It has implemented future-oriented solutions in pilot projects while testing and researching them at the same time.

In addition to the innovative, interrelated and technical solutions, it is also in particular the methods and processes running in the background that have contributed significantly to the sustainable success of the project.

A central concern in the project design was to combine the best of two worlds: on one hand, a concrete, goal-oriented approach to project management according to the SMART principles, and on the other hand, a process-oriented project or comprehensive program geared towards sustainability.



© PID/ C. Jobst

FOCUS ENERGY. SUPPLYING TOGETHER.

Within the framework of Smarter Together, climate-friendly energy systems are being developed and deployed.

Focus areas

- Installation of waste heat recovery and solarthermics for 3,000 households
- Further development of district heating and photovoltaics
- Construction of a district heating connection for 250 apartments
- Monitoring and accompanying optimization of energy systems

Measures in the project area

- Energy concept for schools at Enkplatz ②
- Renewable energy at the Hauffgasse/ BWSG ③ and Lorystraße/ *Wiener Wohnen* ④ housing complexes
- Further development of the Vienna district heating system
- Energy-saving café, energy quiz, energy-saving workshop

Cooperation partners

BWSG, Werner Rebernig, Wien Energie, KELAG Energie & Wärme, Wiener Wohnen, Stadt Wien, Burtscher-Durig, Vasko + Partner, Gebietsbetreuung Stadterneuerung, Science Pool, wohnbund:consult and others



© B&F Wien/ T. Natter

FOCUS MOBILITY. MOVING FORWARD TOGETHER.

Climate protection and a high quality of life through sharing offers for residents, smart solutions for companies and a lot of personal information and advice on-site are promoted.

Focus areas

- Provision of e-bikes and e-cars in the neighborhood
- Development of mobility and logistics solutions
- Information and advice on the use of local mobility services
- Development of pilot models as well as integrated solution

Measures in the project area

- E-car sharing in the Hauffgasse housing complex ②
- SIMBike – The E-Bike for Simmering
- WienMobil-Station ⑥
- E-Cargo-bike
- Siemens operational logistics ⑦
- E-logistics by Post

Cooperation partners

Wiener Linien, BWSG, SYCUBE, Post AG, Caruso Carsharing, Friedhöfe Wien, Gebietsbetreuung Stadterneuerung, VHS Simmering, wohnbund:consult, Siemens and others



© B. Schnabl

FOCUS REDEVELOPMENT. LIVING TOGETHER.

On behalf of Smarter Together, three housing complexes for currently 1,300 residents are being renovated to the most modern criteria.

Focus areas

- Implementation of thermal-energetic measures
- Promotion of photovoltaics and solar thermal energy as well as energy-saving lighting systems
- Provision of e-cars
- Equipping the schools at Enkplatz with four zero-energy showcase gyms

Measures in the project area

- Renovation of the Hauffgasse 37–47 housing complex
- Renovation of apartment buildings Lorystraße 54–60 and Herborgasse 43
- Zero-energy gymnasiums for NMS *Eckplatz*

Cooperation partners

BWSG, Werner Rebernig, Wien Energie, KELAG Energie & Wärme, Wiener Wohnen, Stadt Wien, Burtscher-Durig, Vasko + Partner, Gebietsbetreuung Stadterneuerung, Science Pool and others



© C. Rupp

● FOCUS PARTICIPATION. SHAPING TOGETHER.

The residents of the neighborhood can also actively participate in the development of their smart district and get involved at various levels. The offers range from information and hands-on activities to energy training.

Focus areas

- Information and advice directly on site and initiation of activities in the area
- Joint development of Smart City topics
- Involvement of district residents in mobility and redevelopment projects
- Numerous information offers

Measures in the project area

- SIMmobil information center
- Beat the Street Simmering
- Information events for residents
- Renovation together with tenants

3 – 5

Cooperation partners

Gebietsbetreuung Stadterneuerung, VHS Simmering, Science Pool, Die Umweltberatung, NMS Enkplatz, wohnbund:consult, wohnpartner and others



© Siemens

● FOCUS COOPERATION. WORKING TOGETHER.

With *Smarter Together*, new, promising cooperations are emerging in Vienna – with the aim of ensuring sustainable measures and promoting innovation dynamics.

Main focus

- Working with different departments of the City of Vienna and local companies
- Cooperation with numerous institutions and NGO networks
- Cooperation with the local business

Measures in the project area

- Solar benches at the forecourt of the new middle schools at Enkplatz 2
- Cooperation with local educational institutions 1
- Cooperation with *Science Pool*
- Urban data infrastructure developed in Simmering
- Networked infrastructure measures

Cooperation partners

Mobilitätsagentur, Umweltberatung Wien, Wiener Arbeitnehmer*innen Förderungsfonds, NMS Enkplatz, Gebietsbetreuung Stadterneuerung, VHS Simmering, Science Pool, Die Umweltberatung, wohnbund:consult, wohnpartner, MA 01, AIT, MA 34, FIWARE, Fraunhofer Austria Research GmbH, Sustainability Challenge and others



© L. Danière

● FOCUS NETWORKING. TOGETHER AND INTERNATIONALLY.

A central task of *Smarter Together* is to pass on and share research results and know-how with international project and Cooperation partners.

Focus areas

- Public relations – information Vienna-wide, nationwide and internationally
- Knowledge management in public administration
- Peer-to-peer learning
- “Replication” (reproduction by third parties)
- Business models
- Monitoring and evaluation

Cooperation partners

Stadt Wien, Smarter-Together-Netzwerk, H2020-Network, Energy Cities and others

TIPS IN THE GRÄTZEL

Glaubenskirche by Roland Rainer

If you go to the rather inconspicuous Braunhubergasse, you can discover a surprising piece of historic preservation at number 20 – the *Glaubenskirche* of the Protestant parish of Simmering, designed by architect Roland Rainer.

Nature trail Schlossneugebäude

It is not only Schlossneugebäude that attracts visitors, but also the nature trail, which is located in the immediate vicinity of the castle.

Vienna Central Cemetery

Vienna's most important cemetery is not only the final resting place for people of all religions but also a central recreational area. Due to its many honorary graves, it is one of the most visited sights in the city of Vienna.

Afford- ability & New Forms of Housing

The right to housing is a human right, enshrined in Article 11 of the International Covenant on Economic, Social and Cultural Rights. However, the growth of cities and, above all, the discovery of housing as a capital investment by the financial markets (“concrete gold”) have turned housing into a product that is becoming increasingly expensive. Vienna’s social housing policy, which has been firmly anchored for one hundred years, and non-profit and subsidized housing aim at affordability for all strata of the population, but they are increasingly under pressure as well.

Affordability does not only mean affordable rents but also getting by with the available financial means in everyday life. The landscape of everyday life is constantly changing, and our housing biographies are rarely straightforward. Therefore, we need new housing models that address these changing life situations. Many IBA_Vienna projects aim to do just that. They offer flexible-use spaces, develop special offers for single parents and new forms of communal living. Parallel to this, alternative models of ownership, use and financing are increasingly developed. New actors such as building groups or tenement syndicates bring the ideal of solidarity back into housing with their non-profit-oriented models. All these ideas can secure the Viennese tradition of affordability and social housing for the future.

EXAMPLES OF THE IBA_VIENNA ...

Among the numerous outstanding projects, a few are listed here as examples.



© PID/ M. Votova

WOLFGANGASSE p.232



© Wien 3420/ L. Puiu

KOLOK-AS p.106



© ZOOMVP/ WUP architektur

GEMEINDEBAU NEU AM SEEBOGEN
p.111



© M. Silveri

PODHAGSKYGASSE p.114



© M. Murauer

SCHANZE p.70



© H. Hurnaus

GLEIS 21 p.180



© Kallinger Projekte

HOME 21 p.58

... AND BEYOND

Many concrete innovations and projects go beyond the period of the IBA_Vienna and represent important impulses for the further development of the mentioned thematic field.



© Stadt Wien/ ViennaGIS

DEDICATION CATEGORY SUBSIDIZED HOUSING

This category is applied to all areas that allow residential use for the first time in the course of a redefinition of the zoning plan.



© ss plus architektur

HOUSING FOR SINGLE AND SEPARATED PARENTS

The category "single parent" was introduced as a new criterion for the allocation of subsidized housing in Vienna as of July 1, 2020.



© wohnbund:consult

PLANNED – BUILT – USED

The study *Planned – Built – Used: New Viennese Housing Typologies* has been published in the series *Contributions to IBA_Vienna* (volume 15).



© C. Mavrič

HOUSING FIRST

Housing First is an offer for people who have been homeless for a long time and have to cope with special life situations.



© StudioVlayStreeruwitz

MODEL AND EXPERIMENTAL FORMS OF HOUSING

This research report was published as part of the series *Contributions to IBA_Vienna* (volume 03).



ROUTE SOUTH- WEST

Route South-West takes you through the three Viennese districts of Meidling, Favoriten and Liesing. Meidling is the 12th district of Vienna, created in 1892 by the merger of several formerly independent municipalities. At the end of the 19th century, almost the entire area was built up with apartment buildings laid out in a grid pattern. In the 20th century, several significant municipal housing developments were built here. In the western part of Favoriten, the 10th district of Vienna, lies the area of the Wienerberg. Here, in the 19th century, extensive brickworks were built on the southern slope, whereas the northern slope was densely built up with *Gründerzeit* apartment buildings, especially since the end of the 19th century. In addition, the popular recreational area at the Wienerbergteich is located here. The 23rd district of Vienna – Liesing – is located in the south and south-west of the city. In the 20th century, new housing estates and important commercial and industrial enterprises were built here between old village centers. The western parts of the district in the Wienerwald have a high proportion of owner-occupied homes.

DESCRIPTION OF THE ROUTE		🕒 3 hours
<p>● BIOTOPE CITY Triester Straße 91, 1100 Vienna</p> <p>Transport connections:</p> <ul style="list-style-type: none"> • 11 Sahulkastraße • 15A Triester Straße • 63A Gesundheitszentrum Süd • 7B Wienerberg City • 1 Windtenstraße 	<p>→ WOLFGANGGASSE</p> <ul style="list-style-type: none"> • 63A Gesundheitszentrum Süd to Flurschützstraße/ Längenfeldgasse (towards Am Rosenhügel) • Walking 🚶 	<p>NEIGHBORHOOD WALK 6 🕒 45 min</p>
<p>● WOLFGANGGASSE Gaudenzdorfer Gürtel/ Eichenstraße, 1120 Vienna</p> <p>Transport connections:</p> <ul style="list-style-type: none"> • 6/18/62 Eichenstraße • 63A Flurschützstraße/ Längenfeldgasse • WLB Eichenstraße 	<p>→ WIESEN-DIALOG</p> <ul style="list-style-type: none"> • 6/18 Eichenstraße to Gumpendorferstraße (towards Burggasse/ Stadthalle) • U6 Gumpendorferstraße to Erlaaer Straße (towards Siebenhirten) 	<p>NEIGHBORHOOD WALK 7 🕒 45 min</p>
<p>○ WIESEN-DIALOG Erlaaer Straße 62–68, 1230 Vienna</p> <p>Transport connection:</p> <ul style="list-style-type: none"> • U6 Erlaaer Straße 		
<p>Means of public transport: Underground: U1, U2, U3 ... Train: S-Bahn Streetcar: 6, 25, D, O ... Bus: 27A, 88B ...</p>		

Route South-West begins at Wienerberg in the IBA neighborhood Biotope City, which demonstrates that it is possible to build densely and green at the same time while still achieving cooling effect for the surrounding area. The neighborhood was completed and occupied in 2021. The tour continues to the IBA neighborhood Wolfganggasse, where new forms of housing for single parents are being implemented for the first time in subsidized housing in Vienna. The projects are nearing completion and will be occupied as early as the beginning of 2023. Suggestions for walks in

Biotope City and Wolfganggasse can be found on **pages 224 and 238**. In the Wiesen-Süd neighborhood in Liesing, around 730 apartments were built on several building plots. For the first time in Vienna, community spaces were planned here across building sites and a joint utilization concept was developed with the *Wiesen-Dialog*. The IBA project *Wiesen-Dialog* can only be visited as part of a guided tour. Dates for guided tours can be found in the program booklet or on the website www.iba-wien.at.

OVERVIEW ROUTE

SOUTH-WEST

The starting point for the Route South-West is the **Biotope City** on Wienerberg, which you can reach by several bus lines and also by streetcar 1.

From the bus station *Gesundheitszentrum Süd* you can then take bus **63A** to the station *Flurschützstraße/Längenfeldgasse*. From there it is a ten-minute walk to the IBA neighborhood **Wolfganggasse**.

If you are going further, to the **Wiesen-Süd** neighborhood, take streetcar **6** or **18** to *Gumpendorfer Straße* and from there **U6** to *Erlaaer Straße* station. Starting here you will reach this neighborhood in approx. 5 minutes by foot.

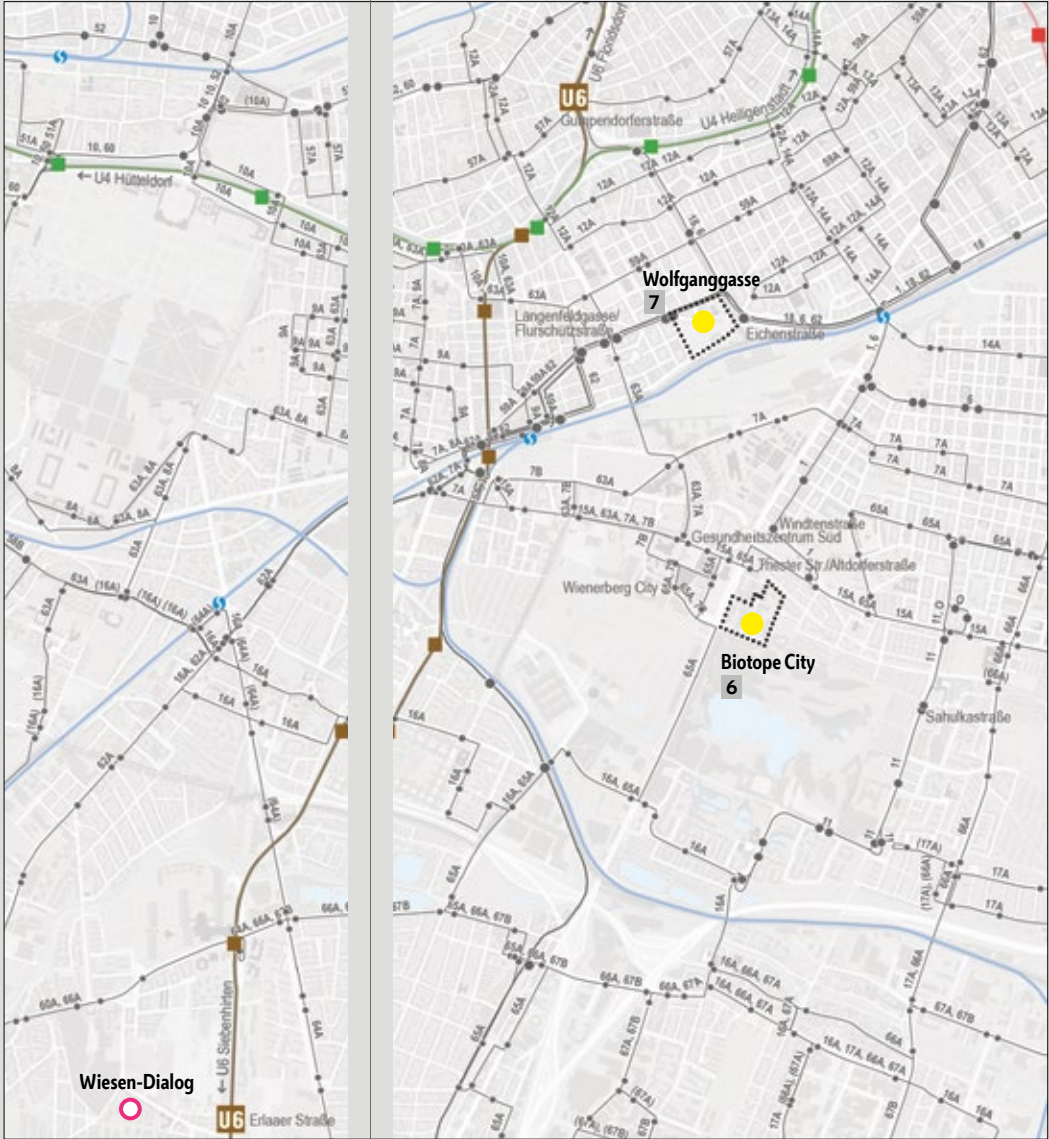
Neighborhood

Project

1

Neighborhood walk

Not completed/
only by appointment



© Stadt Wien – MA 41

QUARTIER BIOTOPE CITY



GREEN AND DENSE: IT'S POSSIBLE

"It's about renaturalizing the city: leafy green is by far the most efficient and cost-effective means of mitigating heat stress and environmental impacts. Biotope City proves that high-density yet green living is possible and affordable."

Helga Fassbinder, urban planner and founder
of the Biotope City Foundation

Today all areas of life are impacted by climate change. The built environment must also respond to this issue. The densely built city is both a role model due to its short distances and a problem due to the sealing generating heat. Biotope City Wienerberg shows how dense development can be in combination with effective greening.

Building the green city together

Biotope City is located in the south of Vienna on a former factory site on Triester Straße, at the transition to the recreational area on Wienerberg. It is surrounded by business parks and high-rise buildings to the west and predominantly single-family homes to the east.

At the beginning of this green idea was a mission statement developed by the Biotope City Foundation, founded by urban planner Helga Fassbinder, together with Harry Glück, the architect of the Alt-Erlaa residential park, who died in 2016. The main goals of this model: reduction in heat pollution, greater biodiversity, more greening in the residential environment and intelligent rainwater management. The method: an intelligent use of nature's regenerative mechanisms through innovative cooperation between people, technology, flora

and fauna. To implement this guiding principle, an interdisciplinary team of planners, developers, consultants and municipal departments subsequently drew up a detailed quality catalog. The implementation of ecological goals across building sites was also part of the program from the very beginning.

Many measures, one goal

How do biotope and city find each other? How does greening find its way into the built city? It is only possible with much expertise and many practical solutions. In Biotope City, large trees with a trunk circumference of up to 35 centimeters are planted right from the start, because in the summer heat the shade of a tree is much more effective than the shade of a building. The inner courtyards and roof areas will be used for gardening, the facades will be greened, and the loggias and balconies will be equipped with plant troughs already integrated into the building. The areas between the buildings are also made climate-effective by unsealed collection and seepage areas.



© IBA_Vienna/ Y. Fetz



© IBA_Vienna/ Y. Fetz

Expertise for the microclimate

All these measures are established and accompanied by science. The research project Biotope City – Construction Manual for the Green City of the Future, funded under the City of the Future program by the Federal Ministry of Transport, Innovation and Technology, accompanies the planning and implementation process. Microclimate simulations for Biotope City were carried out using GREENPASS® in order to optimally coordinate urban planning and measures and to achieve the highest possible climatic effects with the lowest possible input. With the measures, a cooling of the air flowing through by 2°C is achieved. Thus, Biotope City has a cooling effect not only for its own residential and working population, but also for the surrounding city.

Understanding urban climate

In May 2017, the exhibition “BIOTOPE CITY – The City as Nature” took place on the premises of the *Gebietsbetreuung Stadterneuerung* in Favoriten. The principles of the Biotope City, first results of the research project, as well as the plans for future development were showcased. The team of *Caritas Wien – Stadtteilarbeit*, which the developers commissioned with the neighborhood management in

Biotope City, worked together with the research team in a supportive manner on the communication of the measures and on a guideline for action for residents, so that in the end everyone can contribute to the success of the project. The task of the IBA_Vienna was to communicate these findings and processes so that similar measures can be established in other areas.

FACT SHEET

- Approx. 980 apartments, of which 400 are subsidized apartments along with 200 SMART apartments
- 152 hotel rooms
- 1 school, 1 kindergarten
- 2,000 m² children's/youth playgrounds
- 600 m² community gardens
- 3,850 m² first-floor gardens
- 420 bike parking spaces
- 1,720 m² common rooms
- Approx. 20,000 m² of commercial space
- About 250 trees
- 8,900 m² meadow areas
- 930 m² perennial areas
- 13,600 m² green roof
- 2,200 m² facade greening
- 760 m² retention pond

Cooperation partners

Caritas Wien, Knollconsult, ZT Schattovits

Research team

Institut für Landschaftsplanung BOKU Wien, Stiftung Biotope City, green4cities, Rüdiger Lainer + Partner, Roland Mischek, Auböck + Kárász Landscape Architects

Other parties involved

wohnbund:consult, forschen planen bauen – Thomas Romm

Completion

2021



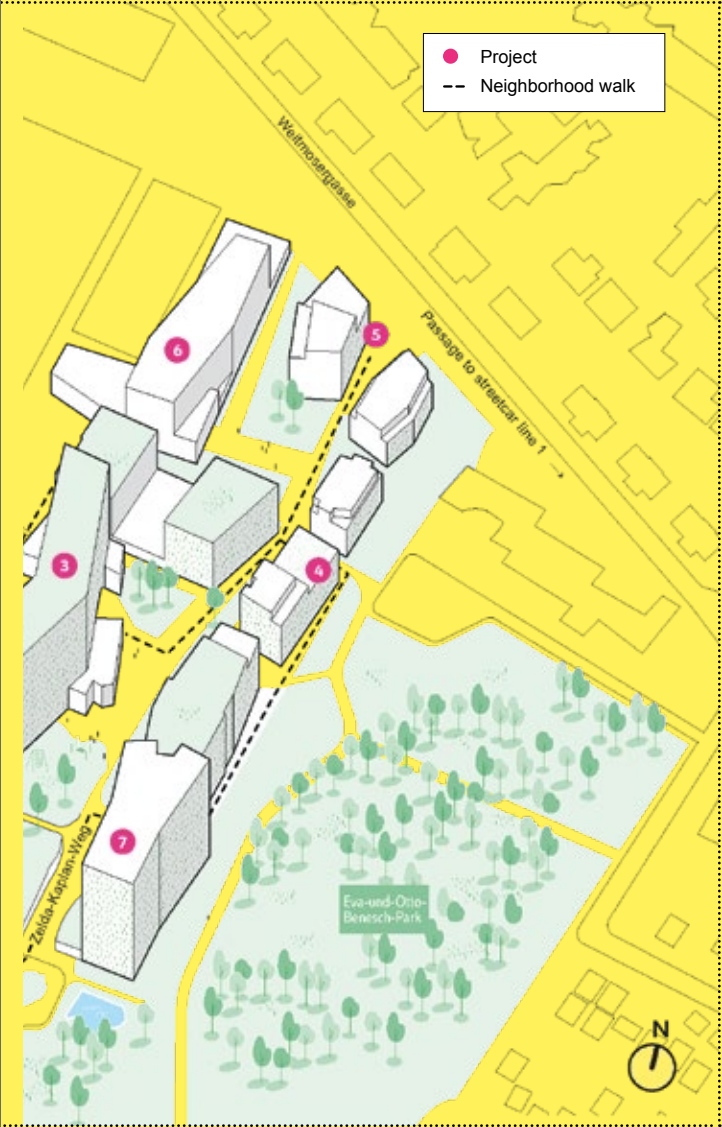
© IBA_Vienna/ Y. Fetz

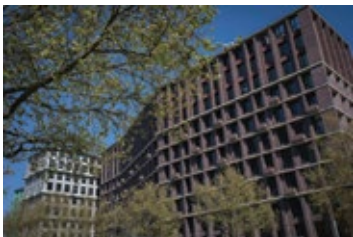


NEIGHBORHOOD WALK 6



© KRAUT Kollektiv





© Soravia

1 THE BRICK

Triester Straße 89–91,
1100 Vienna

THE BRICK is a multi-use building complex in Biotope City the construction of which cleverly combines sustainability with design and technical innovations: two new buildings in the design of old commercial buildings with greened brick facades and elaborately landscaped surroundings. The mix of uses consists of a hotel, offices, gastronomy and commercial premises, providing an attractive offer not only for future users and guests, but for the entire neighborhood.

- **Mixed use: office, commerce, gastronomy, hotel**
- **Commercial space: approx. 25,000 m²**

Cooperation partners

Developer: SORAVIA **Architecture:** Rüdiger Lainer + Partner Architekten **Open space:** Auböck + Kárász Landscape Architects

Completion
2020



© IBA_Vienna/ Y. Fetz

2 URBANE ACHSE – BAUTEN FÜR DAS STADTLEBEN

Gödelgasse 3+4, 7+11, 1100 Vienna

The complex has a mobility center, a neighborhood center, a youth room and a studio, all of which are cross-site, meaning that they can be used by residents of all building sites. The center of the neighborhood is formed by the so-called micro-zone which offers a varied infrastructure for the neighborhood and for social encounters.

- **92 subsidized rental apartments, thereof 50 SMART apartments**
- **61 subsidized rental apartments, thereof 20 SMART apartments**
- **Social, cultural, neighborhood-activating, less resilient and commercial development areas**
- **Nursery school**

Cooperation partners

Developer: GESIBA **Architecture:** Rüdiger Lainer + Partner Architekten

Completion
2020



© IBA_Vienna/ A. Ackerl

3 WOHNEN MITTEN IM PARK

Gödelgasse 6, 8+9,
1100 Vienna

On a total of 11 floors, the most diverse floor plans for the apartments are offered – each with generous private outdoor space, such as a terrace, loggia or private garden. The residents have access to communal facilities such as a launderette, a communal space, bicycle and pram storage rooms, and an underground car park. The outdoor areas are generously planted with flower troughs and plant climbing frames, both in private and public areas.

- **175 apartments, thereof 160 subsidized rental apartments and 15 privately financed owner-occupied apartments**
- **Commercial areas**
- **Community space usable cross-building site**

Cooperation partners

Developer: ARWAG **Architecture:** Peretti + Partner-Architekten

Completion
2020



© P. Ott

4 AMELIE

Zelda-Kaplan-Weg 8–12,
1100 Vienna

Three buildings with 136 privately financed owner-occupied apartments were built at Zelda-Kaplan-Weg 8, 10 and 12. Each residential unit was planned with outdoor spaces in the form of balconies, loggias or terraces with private gardens, as well as first-class furnishings. There are shading elements for the hot summer months. Planters on the balconies and partially greened facades support the green space concept. Communal facilities such as urban gardening areas and a sauna ensure more interaction among the residents.

- **136 privately financed owner-occupied apartments**
- **Direct access to the Otto-Benesch-Park**
- **Urban gardening**

Cooperation partners

Developer: BUWOG Group **Architecture:** BKK-3 Architektur

Completion
2019



© P. Leskovar

5 ZELDA-KAPLAN-WEG 13+14

Zelda-Kaplan-Weg 13+14,
1100 Vienna

The compact building ensemble at the highest point of the site together with the pedestrian passage forms the transition to the neighboring residential area to the north. The common forecourt is designed with tree plantings and furniture as part of the cross-project green space concept and represents the quality of micro-urbanity. As an extended foyer, it forms an attractive meeting zone.

- 27 + 18 privately financed owner-occupied apartments
- Greened balconies or plant troughs (pre-planted)
- Extensive roof greening
- Water management
- Low-energy building

Cooperation partners

Developer: Gemeinnützige Bauvereinigung "Wohnungseigentum", Wien Süd

Architecture: StudioVlayStreeruwitz

Completion

2020



© M. Borbely

6 WIENERBERGSCHULE

Gödelgasse 5,
1100 Vienna

The Wienerberg School in Biotope City complements the social infrastructure on site and forms an important transition between the existing and the new part of town in terms of urban development. Open spaces on the ground floor level which can be used in a variety of ways are supplemented by open spaces on the roof of the base floor.

- 16 classes in 4 clusters with multifunctional areas
- 2 severable gyms, also for external usage
- 2 department rooms
- Teaching kitchen
- Multi-purpose room
- Library
- Crafts room
- Physics/Chemistry/Biology room

Cooperation partners

Developer: GESIBA

Architecture: schluder architekten

Completion

2020



© IBA_Vienna / Y. Fetz



© Mischek/ D. Hawelka

7 HOCHH(IN)AUS

Zelda-Kaplan-Weg 6,
1100 Vienna

This residential building scores with its special location, directly at the Otto-Benesch-Park and the recreational area Wienerberg. The view into nature remains unobstructed and the extended green space concept underlines the sustainability concept. A canopy on the south facade and balconies on the north side as well as green pergolas and partition walls provide a natural ambience and, incidentally, cool and shaded areas. Beneficial insects find shelter in insect hotels on the green roof.

- 117 privately financed owner-occupied apartments
- Greened pergolas with flowering accents
- Greened partitions and walls
- Useful insect hotels on the roof and bat roosts
- Partial facade greening
- Roof greening

Cooperation partners

Developer: Wiener Heim **Architecture:** BKK-3 Architektur

Completion

2019



© D. Hawelka

8 ZELDA-KAPLAN-WEG 5

Zelda-Kaplan-Weg 5,
1100 Vienna

The concept Green and Sustainable by *Wien-Süd* is a milestone in green housing design and offers residents a particularly high quality of living. All apartments have private open spaces such as balconies, loggias or terraces with private gardens. When the spacious balcony troughs were first planted, residents could choose from a variety of options. They were informed about the greening possibilities of the troughs, automatic irrigation and urban gardening.

- 161 apartments, thereof 99 subsidized rental apartments and 62 privately financed owner-occupied apartments
- Intensive roof and facade greening
- Sustainable wind and water management
- Rooftop swimming pool
- Green design of the open spaces between the buildings

Cooperation partners

Developer: Wien-Süd **Architecture:** Grundkonzeption Harry Glück (†), Detailplanung HD Architekten

Completion

2020



© ÖSW/ M. Seidl

9 URBAN IM GRÜNEN LEBEN

Ottokar-Fischer-Gasse 3,
1100 Vienna

Each apartment has its own outdoor area with a plant trough. The continuous terraces, along with the green balconies, form the striking appearance of the building. The major highlight for residents is the swimming pool on the roof of the building, complemented by a generous green landscape. The vertical greening of the facade continues the planting of the building envelope and merges smoothly into the diverse open space design of the neighborhood.

- 197 subsidized rental apartments (ÖSW), thereof 66 SMART apartments and 35 privately financed rental apartments (WE)
- Rooftop swimming pool and green area
- Greened balconies or plant troughs
- Low-energy building
- Water management

Cooperation partners

Developer: ÖSW, Gemeinnützige Bauvereinigung "Wohnungseigentum" **Architecture:** Rüdiger Lainer + Partner Architekten

Completion

2021

TIPS IN THE GRÄTZEL

Wienerberg recreation area

In the 80s following a competition, an urban ecologically important biotope was created here. It is a protected landscape area with an artificial pond. The dry grasslands are considered a natural monument.

Georg-Washington-Hof

A listed municipal building has been implemented according to the concept of the garden city.

Wienerberg flea market

The giant flea market at the parking lot Wienerberg: all year round, in any weather and every Sunday as well as on every holiday from April to October.

QUARTIER WOLFGANGGASSE



BUILDING A SOCIAL ENVIRONMENT

Since 2009, social sustainability has been one of the four pillars of subsidized housing in Vienna. How this social sustainability is defined must always be renegotiated and optimized. This is because the requirements develop in line with the social and demographic changes in society. Today, it is possible to respond to the needs of single parents, the elderly and young people in a more targeted way than in the past. This was one of the main goals in the development of the Wolfganggasse neighborhood.

In spring 2018, the Wolfganggasse depot, which also housed the old depot of the Wiener Lokalbahn, was abandoned in order to convert the area into a residential site. After a cooperative planning process was carried out in 2016 and a new zoning and development plan was adopted, a developer competition was launched in 2018 as part of the 2018–2020 housing offensive.

“The housing offer is particularly responsive to different living situations. In this context, the growing group of single parents in Vienna is particularly important to me. That’s why an innovative and customized offer is being created for this group for the first time.”

Kathrin Gaál, Deputy Mayor & Executive City Councillor for Housing, Housing Construction, Urban Renewal and Women’s Issues



© ww medien

Life in community

On the 31,000 m² site, a new neighborhood is now being built with more than 800 subsidized apartments: special forms of housing for single parents, a municipal housing estate NEW, SMART apartments, subsidized rental apartments, shared apartments for partially assisted living for people with disabilities and home places with socio-educational support. In addition to subsidized apartments, the new urban neighborhood offers a nursing home, a kindergarten, a supermarket, workshops and space for additional business premises. The Austrian Young Workers’ Movement (*Österreichische Jungarbeiterbewegung, ÖJAB*), which is already located here, is expanding its care center and locating training workshops and a home for apprentices. One of the housing developers will establish its new company location there. Other numerous and diverse community facilities are in the making. These diverse offerings in the Wolfganggasse urban development area create optimal conditions for a lively district.

Social mix

The social mix is ensured by the diverse range of apartments, which are aimed at different living and income situations as well as family forms. In concrete terms, this means flexible room layouts within the apartments, studio apartments, shared apartments, separate living groups or guest apartments that can be used temporarily.

The common rooms here are planned and usable as extended living rooms. In this way, communal activities, contacts and communication are promoted and the emergence of a socially supportive living environment is made possible.

The green and open spaces with their diverse range of offers are cross-building, and the large, common open space can be used by the residents of all buildings. The former coach house will be preserved and renovated and will serve as a new neighborhood center in the future.

Redevelopment for the neighborhood

In the course of the development of the Wolfganggasse neighborhood, the existing buildings in adjacent neighborhoods will also be the focus of a redevelopment offensive in the coming years. This existing area will be upgraded and networked in interaction with the new development area. The potential of one hundred properties to the west of Haydnpark will be investigated, and concepts with corresponding funding opportunities will be developed. The main goal of the block redevelopment is to improve the quality of living and life through redevelopment and upgrading of the public space. The adjacent Paula von Mirtow Park will also be enlarged.

FACT SHEET

- 31,000 m² floor space
- Approx. 850 subsidized apartments
- Special forms of housing for single parents
- Municipal housing estate NEW
- New nursing home with inpatient and mobile services
- Kindergarten
- Smart offices
- Stores for daily needs
- Social education institutions
- Apprentice workshops
- Apprentice dormitory
- Housing for people in need
- Grätzel center with cultural and gastronomic offers

Host of developers' competition
wohnfonds_wien

Completion
2023





NEIGHBORHOOD WALK 7



WOLFGANGGASSE

- 1 Lebenscampus Wolfganggasse
- 2 Remise NEU
- 3 Wo(h)lfühlen
- 4 Gemeindebau NEU
- 5 Susi-Weigel-Weg 1+3
- 6 ÖJAB-Pflegewohnhaus Neumargareten

- Project
- Project without status
- Neighborhood walk



© expressiv

1 LEBENSCAMPUS WOLFGANGGASSE

Hermann-Glück-Weg 5/
Hermi-Hirsch-Weg 3+4, 1120 Vienna

Lebencampus Wolfganggasse stands for a coherent neighborhood that meets the needs of living, meeting, social exchange, care, support, education, and work. The guiding idea is housing in different forms and dimensions as well as the education of young people and the care of people in difficult life situations.

- 323 subsidized rental apartments, thereof 108 SMART apartments
- ÖJAB apprentice home: 47 home units with 82 beds
- 2 shared apartment units with 16 home places
- 3 shared flat clusters with 13 cluster units
- neunerhaus transitional living: 14 residential units for 52 residents
- Senior citizens' residential community: 4 residential units

Cooperation partners

Developer: WBV-GPA, Neues Leben
Architecture: M&S Architekten, Gerner Gerner Plus **Open space:** YEWO Landscapes **Social offers:** ÖJAB – Österreichische Jungarbeiterbewegung, neunerhaus – Hilfe für obdachlose Menschen, Fonds Soziales Wien

Completion

End 2022/ early 2023



© Soravia

2 REMISE NEU

Remise Wolfganggasse,
1120 Vienna

In the run-up to the developers' competition, a separate selection procedure for the re-use of the depot building has been tendered. The aim was to preserve the characteristic building shell and fill it with new life. Art, culture and gastronomy are to be the long-term uses. The open spaces around the building are to be used as *Schanigärten* (sidewalk cafés) and playgrounds.

- Approx. 1,300 m² total area
- Neighborhood center
- Cultural hotspot
- Gastronomy

Cooperation partners
Owner: SoReal



© OLN

3 WO(H)LFÜHLEN

Eichenstraße 2/ Hermann-Glück-Weg 6,
1120 Vienna

The mix of uses of around 80% residential and 20% office, retail and local areas in the base area guarantees sustainable development of the neighborhood. From compact apartments for singles to large family apartments, the offers are diverse and highly affordable. Special attention is paid to the creation of living space for single parents. Here, the focus is on compact apartments with attractive communal areas that complement the apartments and the possibility of nearby workspaces.

- 244 subsidized rental apartments, thereof 82 SMART apartments
- Approx. 60 apartments for single parents
- Gastronomy and supermarket
- Smart offices
- New company headquarters of the property developer

Cooperation partners

Developer: Heimbau **Architecture:** Architekten Tillner & Willinger **Open space:** rajek barosch landschaftsarchitektur **Social sustainability:** realitylab

Completion

2022



© SchreinerKastler

4 GEMEINDEBAU NEU

Wolfganggasse 55,
1120 Vienna

The *Gemeindebau NEU* (municipal housing estate NEW) in Wolfganggasse has 105 apartments. More than half of the apartments are realized as 1-bedroom apartments with an area of 46 to 55 m². These are designed in such a way that they are suitable not only for couples but also for single parents, as they also have a large playroom and bedroom in addition to the living space.

- 105 municipal housing apartments NEW
- No financing contribution
- No deposit
- 2-bedroom apartment also affordable for single parents
- Communal rooftop terrace for gardening together

Cooperation partners

Developer: WIGEB **Architecture:** Peretti + Partner – Architekten **Open space:** rajek barosch landschaftsarchitektur

Completion

2022



© SchreinerKastler

5 SUSI-WEIGEL-WEG 1+3

Susi-Weigel-Weg 1+3,
1120 Vienna

In the center of the new neighborhood is a kindergarten, which is accessible via the pedestrian park path. The rental housing offer is complemented by shared apartments for single parents. A central community and play room facing the inner courtyard with an adjoining launderette and direct access to the neighboring park is available to the residents.

- 133 subsidized rental apartments, thereof 45 SMART apartments
- Caretaker station
- Nursery school with 6 groups

Cooperation partners

Developer: GESIBA **Architecture:** königlarch architekten **Open space:** rajek barosch landschaftsarchitektur

Completion

2022



© b18 Architekten

6 ÖJAB-PFLEGEWOHNHAUS NEUMARGARETEN

Hermann-Glück-Weg 1, 1120 Vienna

The existing ÖJAB nursing home will be newly built. The residential and nursing care services are open to all people, regardless of their financial means. An innovative special feature will be the care oasis: a specially furnished residential unit in which people with severe cognitive and physical limitations will find a home that is optimal for their needs.

- 181 home units with 214 beds
- Living and care in all gradations
- Care oasis
- Cafeteria
- Multifunctional room
- Hairdresser
- Chiropractic
- Garden with water features
- Senior citizens' club

Cooperation partners

Developer: ÖJAB – Österreichische Jungarbeiterbewegung **Generalplaner:** b18 Architekten **Freiraumplanung:** YEWOLandscapes

Completion

2022

TIPS IN THE GRÄTZEL

Stadtwanderweg 11

The route of the urban municipal housing walking trail with nine fixed stations runs along the *Gürtel* and takes you into the world of social housing in Vienna.

Haydnpark

This park, which is now a popular meeting place, was created in 1926 on the site of an abandoned cemetery where the composer Joseph Haydn was buried.

48er-Tandler – the Viennese second-hand market

On the other side of the Gürtel at Siebenbrunnfeldgasse 3 in the 5th district is the *48er-Tandler*. Here, beautiful old goods get a second chance.

WIESEN-DIALOG

Erlaaer Straße 62–68, 1230 Wien



© IBA_Vienna/ L. Schedl

“Now I know the people with commitment in the neighborhood, and I know how to implement ideas together with them.”

Resident at In der Wiesen Süd

The aim of this project was to develop a coherent residential neighborhood that would link neighbors across properties and support their self-organization in order to realize common wishes and activities and to revitalize the neighborhood. For the first time in Vienna, a new housing project has been developed here within the framework of a dialog-oriented, two-stage competition with a focus on coordination across building sites. Workshops of the developers took place in the second stage of the competition.

The entire process bears the implication of a completely new approach in Vienna. Overall, fewer common rooms could be built, but some of them can now be better equipped and also better utilized. An easy-to-use digital platform is provided to book the communal spaces.

The approach of a dialog-oriented development of new housing with the focus on community rooms across building sites is new for Vienna and deserves special consideration within the framework of the IBA_Vienna. After the introductory stage of the project, it is now possible to examine and evaluate which measures work well, which should be developed further and which findings can now be applied to the development of new neighborhoods in the city.



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© IBA_Vienna/ L. Schedl



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The new approach to neighborhood development is characterized by intensive coordination processes between the developers during the planning stage, as well as early support for the residents.

The aims of the support were to encourage the residents to take the design of their immediate living environment into their own hands, to take responsibility for community activities and to get in touch with their new neighbors. The support for this process was gradually rolled back, leaving behind a well-organized community of residents who, as a community, are taking on new social responsibilities.

Building site 1

Developer: Wien-Süd

Architecture: Walter Stelzhammer

Landscape planning:
idealice Landschaftsarchitektur

Building site 9/10

Developer: Wien-Süd

Architecture: atelier 4 architects

Landscape planning: idealice
Landschaftsarchitektur

Building site 5

Developer: BWS

Architecture: Elsa Prochazka

Landscape planning:
EGKK Landschaftsarchitektur

Building site 3/13

Developer: Wiener Heim

Architecture: atelier 4 architects

Landscape planning: Carla Lo
Landschaftsarchitektur

Building site 7

Developer: Heimbau,

Altmannsdorf Hetzendorf

Architecture: Dietrich/Untertrifaller
Architekten, ARTEC Architekten

Landscape planning:
Auböck + Kárász Landscape Architects

FEATURES

Communal facilities are used
across all sites

Cooperation partners

realitylab
wohnfonds_wien

Completion
2018

FACTS & FIGURES

Approx. 730 subsidized apartments

Climate Adap- tation & Environ- mental Sustain- ability

The effects of climate change have not only been researched for a long time, they are also becoming increasingly noticeable for all of us, with the number of heat days (and thus also heat deaths) in summer increasing. Densely built-up urban areas in particular cool down noticeably less at night, and slowly but surely the animal and plant world is also changing.

What to do? On the one hand, we need climate protection that combats the causes of climate change, with environmentally friendly construction methods, circular economy, renewable energy systems and much more. On the other hand, even in achieving climate neutrality, we cannot avoid climate adaptation measures that respond to the inevitable changes: shading, cooling, greening.

Climate change is also a challenge for social housing in the city. This is because there are not only ecological, but also socio-spatial effects. Some neighborhoods and groups of residents are more affected than others. In short, the urban climate is also about issues of equity. It is about making buildings and neighborhoods climate-friendly and providing cool green and open spaces for as many people as possible.

The IBA_Vienna projects have developed constructive contributions to climate protection at all scales, from building greening to sponge cities, from innovative timber construction to circular economy. This is because without answers to the climate question, even the best housing model would not be sustainable.

EXAMPLES OF THE IBA_VIENNA ...

Among the numerous outstanding projects, a few are listed here as examples.



© IBA_Vienna/ Y. Fetz

BIOTOPE CITY p.218



© Raumposition/ D. Witzke

VIVIHOUSE p.76



© L. Puiu

SCHWAMMSTADT p.109



© alchemia-nova

HOUSEFUL p.266



© OLN

WALDREBENGASSE p.134



© Carla Lo Landschaftsarchitektur & DnD Landschaftsplanung

FREIRAUM AN DER SCHANZE p.75



© M. Seidl

MGG²² p.138

... AND BEYOND

Many concrete innovations and projects go beyond the period of the IBA_Vienna and represent important impulses for the further development of the mentioned thematic field.



© vivihouse

NAWAROS

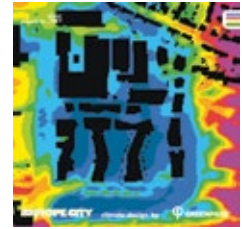
Straw, sheep's wool, flax or cellulose are not only ecological insulating materials, but they also create a significantly improved living climate.



© RLP Rüdiger Lainer + Partner

1ST VIENNA HOUSING TREE PROGRAM

The aim of the 1st Vienna Housing TREE Program is to gather experience in reducing CO₂ emissions in the building sector.



© Green4Cities/ GREENPASS

GREENPASS®

GREENPASS® provides architects, developers and authorities with a digital tool for climate-optimized planning.



© wohnfonds_wien

SHADING MEASURES

Since 2019, the City of Vienna has been awarding subsidies for the installation of sun protection devices in multi-story residential buildings.



© alchemia-nova

CIRCULAR ECONOMY

Since 2022, the City of Vienna has had its own staff unit for Resource Conservation and Sustainability in the Construction Industry.





ROUTE WEST

The Route West takes you through the three Viennese districts of Hernals (17th), Ottakring (16th) and Penzing (14th). The densely built-up, *Gründerzeit*-style districts along the Gürtel and Wiental, which are close to the city center, form a functional unit and are referred to as the Westgürtel. The Gürtel itself is an essential link in the high-level road network in the core area of Vienna. Over decades, it has increasingly developed into a traffic area, a collection and distribution track for individual traffic between the inner and outer districts. The development in this area is characterized by the *Gründerzeit* block grid system with its extreme density and maximum utilization of land. As a result, there are hardly any public open spaces with high quality that invite people to linger. The parts of the district far from the center are located at the foothills of the Vienna Woods. The development structure there is much smaller and characterized by single-family houses and villas. The Vienna Woods are considered Vienna's "green lungs" and are part of the legally protected green belt.

STOPS ON THE ROUTE

○ APFELBAUM

Ottakringer Straße 44, 1170 Vienna

Transport connections:

- 44 Yppengasse
- U6 Alser Straße

○ POCKET MANNERHATTEN

Koppstraße 30, 1160 Vienna

Transport connection:

- U6 Thaliastraße

○ HOUSEFUL

Baumgartenstraße 93, 1140 Vienna

Transport connection:

- U4 Ober St. Veit

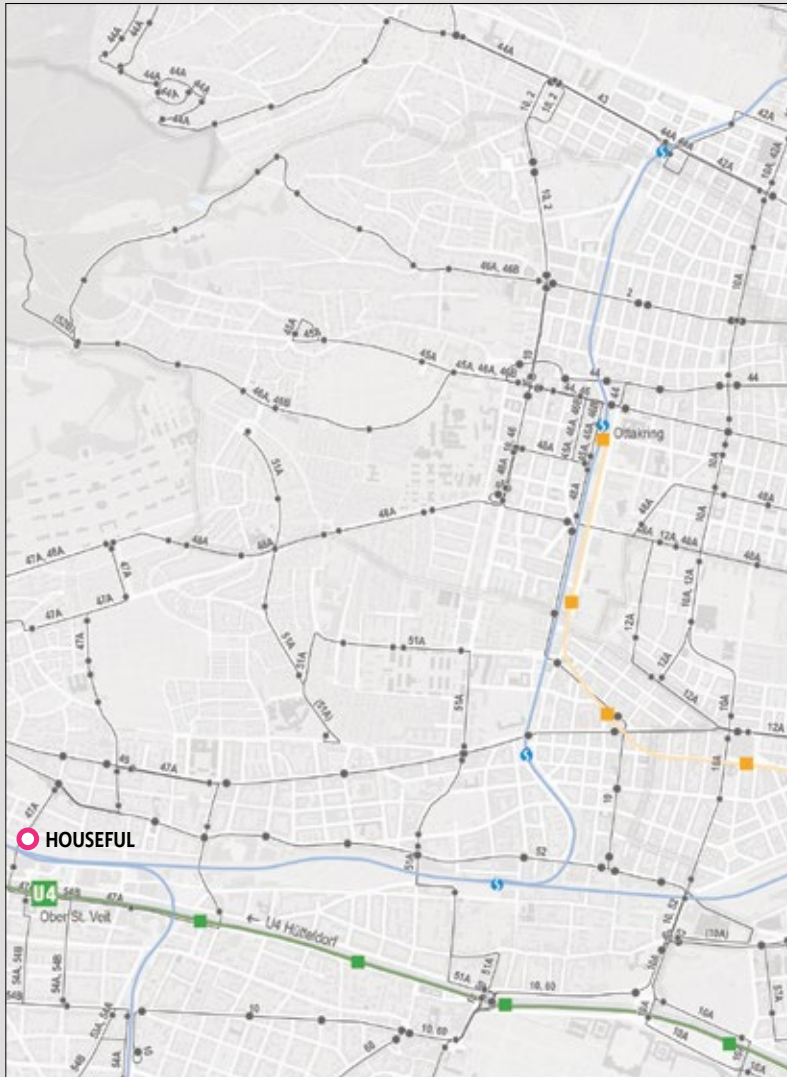
Means of public transport:

Underground: U1, U2, U3 ... | Train: S-Bahn | Streetcar: 6, 25, D, O ... | Bus: 27A, 88B ...

On Route West is the *Apfelbaum* project, which, in addition to its inclusive approach, is engaged in exemplary neighborhood development in a *Gründerzeit* block. The project is about to start construction and cannot be visited on site yet. From 2016 to 2021, the *Pocket Mannerhatten* Ottakring research project investigated the neighborly networked use of spaces, areas and infrastructures.

Together with neighbors in a block of houses in Vienna-Ottakring, valuable insights were gained. The *HOUSEFUL* project is also a research and development project and is entirely dedicated to the topic of circular economy. The demonstration object of this project is located in Fehring in Styria and can be visited as part of an excursion. For details, please refer to the IBA_Vienna 2022 program.

OVERVIEW ROUTE WEST



© Stadt Wien – MA 41



None of the projects on Route West can be visited without an appointment! If you still want to get an impression of the densely built-up *Gründerzeit* city in this area, it is best to start a walk at the **Apfelbaum** building site, which is located at the *Yppengasse* station of streetcar line **44**.

From there you can walk along *Yppengasse*, *Yppenplatz* via the street market in *Brunnengasse* to the block of houses *Liebharts-gasse/Koppstraße/ Fröbelgasse/ Hasnerstraße*, where the research project **Pocket Manner-hatten** has developed its measures and interventions.

The **HOUSEFUL** project is located on the overview map at the headquarters of the lead partner of the research project.

- Project
- Candidate
- Not completed/
only by appointment

APFELBAUM

Ottakringer Straße/ Geblergasse/ Helblinggasse,
1170 Vienna



© JAMJAM

“A community like a small village – people with highly diverse needs live together in individual forms of housing. People with and without disabilities are showing a high degree of mutual respect and tolerance. Life affirming, open-minded towards others and anything new. Willing to be an active part of a community. This is *Apfelbaum* – a village in the city.”

Apfelbaum Association

The project is being built in the *Gründerzeit* block (built between 1892 and 1900) between Ottakringerstraße, Helblinggasse and Geblergasse, in one of the most colorful and lively areas of the city. The new building complex covers around 12,500 m² of floor space over several plots. The project comprises different types of housing for around 280 people, including classic single and family apartments, shared apartments and apartments for students as well as innovative forms of housing such as group living or assisted living. There will also be a commercial space, a children's group, communal areas, studio spaces and a health center – enriching for the entire neighborhood. The use of housing subsidies will ensure the affordability of the apartments and a high social mix.

The project *Apfelbaum – Inclusive Living in Hernals* focuses on the compatibility of the living environments of people with and without disabilities and also engages an exemplary neighborhood development in a *Gründerzeit* block. The project aims to promote self-determined living for people with and without disabilities. It wants to enable residents to grow older in their familiar surroundings or in their own apartment, even if personal living conditions may change significantly.



© JAMJAM



© JAM,JAM

The project is also characterized by an extensive and nature-oriented open space design: many trees, shrubs and other plants filter and cool the air. They create a pleasant microclimate that cools in summer and counteracts the increasing overheating of the city. A spacious, park-like inner courtyard as well as roof gardens where people can garden together are accessible without barriers inviting people to linger. In addition to the communal areas, they represent meeting zones and support the project's community spirit.



© JAM,JAM

FEATURES

- Family and single apartments
- Assisted living, group living and shared apartments
- Apartments for students
- Children's group
- Exercise room
- Swimming pool (planned)
- Intensive greening in the inner courtyard and on the roof
- Studios/makerspace

Cooperation partners

Apfelbaum – Association for people with special needs and talents Vienna, Liv Gruppe, Praschl-Goodarzi Architekten, idealice Landschaftsarchitektur, wohnfonds_wien

FACTS & FIGURES

- 103 subsidized apartments, thereof 5 assisted living apartments
- 50 subsidized apartments in the housing association
- 2 subsidized shared apartments
- 40 student apartments
- 16 commercial premises
- Health center

Planned completion

Fall 2023

POCKET MANNERHATTEN

Liebhartsgasse/Koppstraße/Fröbelgasse/Hasnerstraße,
1160 Wien



"Those who share get more."

Projektteam *Pocket Mannerhatten*



© Studio Mannerhatten/ renderei.at

From 2016 to 2021, the *Pocket Mannerhatten Ottakring* research project investigated the neighborhood-based use of spaces, areas and infrastructures. *Pocket Mannerhatten* is about sharing – more precisely, about networking and sharing building areas and infrastructures that can otherwise only be used by the people who live or work there. Through spatial connections or the granting of rights of use, different spaces can also be used by neighbors and various offers can be “exchanged” among each other. The participation of residents and owners is a central component of the strategy. Sharing is worthwhile – not only because sharing already brings many benefits, but also because one of *Pocket Mannerhatten*’s goals is an incentive system oriented towards the common good.

The *Gründerzeit* city with its small plots is particularly suitable for the application of the *Pocket Mannerhatten* principle. The area is densely cultivated and consists mainly of *Gründerzeit* block perimeter development with inner courtyards. Compared to other parts of the city, there are relatively few open spaces and green areas. In the *Pocket Mannerhatten* project, concrete sharing solutions were developed on the basis of a block of houses in Vienna-Ottakring.

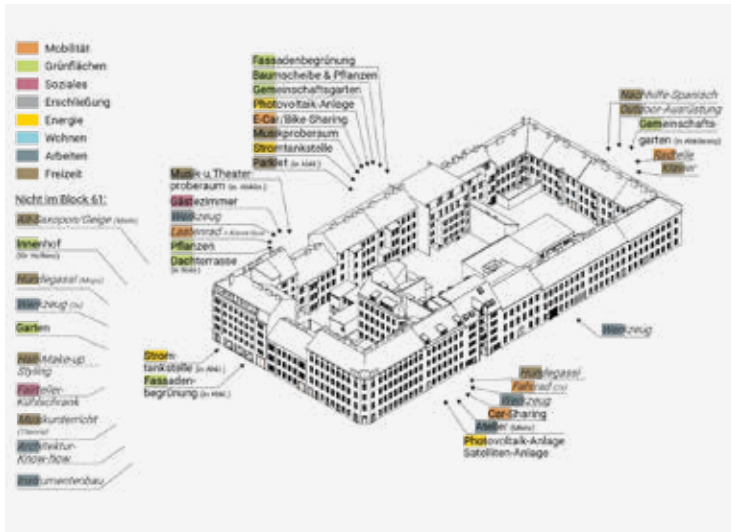


© Studio Mannerhatten/ renderei.at



The block of houses dates back to the *Gründerzeit* period and has a structure that is typical for this era. There are about 2,500 to 2,800 city blocks of this type in Vienna. Their structures are similar, so that the model solutions developed here can also be transferred to other blocks of houses. *Pocket Mannerhatten* thus generates valuable development opportunities for Vienna's *Gründerzeit* and offers solutions on how to exploit these opportunities.

The project provides a framework that clearly regulates the exchange and sharing of uses. Local actors are intensively involved in the development of ideas, planning and implementation, use and administration. In the process, agreements are developed for a fair and common-good-oriented joint use of areas or resources.



Knowledge-Sharing

A great deal of research and development was carried out as part of the project. The resulting media, studies and reports are available to download on the *Pocket Mannerhatten* project homepage (Downloads and Media) or in the download area of the IBA_Vienna website (Contributions to IBA_Vienna).

Cooperation partners

tatwort – Nachhaltige Projekte (Konsortialführung), Studio Mannerhatten Florian Niedworok (inhaltliche Projektleitung), TU Wien – Institut für Raumplanung, Forschungsbereich Soziologie, TU Wien Energy Economics Group, Energieinstitut an der Johannes Kepler Universität Linz, Anwaltskanzlei Gebhard Klötzl

Completion
2021

The primary funding for *Pocket Mannerhatten* came from the Climate and Energy Fund and was carried out as part of the *Smart Cities Demo* program.



CIRCULAR ECONOMY IN THE HOUSING SECTOR



© alchemia-nova

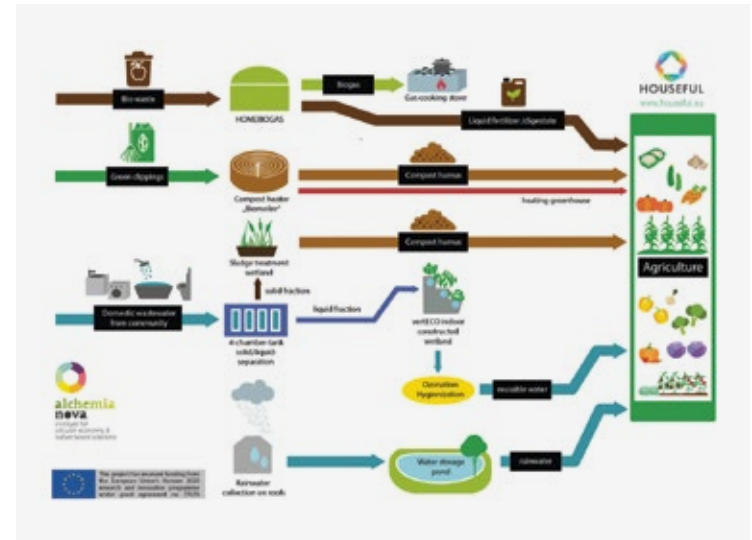
“At EU-level, the housing sector accounts for 9% of the GDP, yet it consumes 50% of extracted materials, 40% and 30% of available energy and water respectively, while producing 30% of all waste and 35% of all greenhouse gas emissions. New approaches for handling our resources are crucial and with this project, they are on their way.”

Houseful Project Team

Within the EU innovation project HOUSEFUL, innovative systems for recycling household waste or wastewater as resources are developed on site and implemented in demonstrational buildings. The aim of the HOUSEFUL project is to develop technical solutions in combination with services in a participatory process with stakeholders at the building level and thus define circular economy models. The EU project focuses on solutions that enable efficient use of water, waste, energy, and material resources. These solutions will be made generally available via an online platform at the end of the project. In four demonstrational buildings (two in Spain, two in Austria), different technical solutions are applied and developed into circular business models in cooperation with stakeholders.

Demonstration object Project Cambium, Fehring (Styria)

Here, the organic waste from the building is collected and converted into resources that can be used on site. The organic solids, i.e., the kitchen waste, are recycled in an in-house biogas plant. The biogas produced is used directly for cooking, and the digestate from the biogas plant is composted for use in the vegetable garden.



© alchemia-nova



© alchemia-nova



© alchemia-nova

The liquid organic components of the toilet wastewater are treated via the VertECO® vertically constructed wetlands and prepared for safe reuse as service water with perfect nutrient content for fertilizing the vegetable garden and flushing toilets.

Demonstrational object Donaufelder Straße, Vienna

The demonstrational building in Vienna is located in Floridsdorf on Donaufelder Straße. HOUSEFUL will improve the closing of loops in this building by proposing solutions for calculations, new methods for stakeholder engagement, and co-design of innovative solutions for materials, waste, and energy resources.

Building Integrated Modeling (BIM) models and “material passports” will be created for all HOUSEFUL demonstrational buildings to enable the deconstruction of the building at the end of its life cycle.

Cooperation partners
alchemia-nova, Cambium – Leben in
Gemeinschaft, Neues Leben

Project period
From May 2018 to October 2022

This project was funded under Grant
Agreement No. 776708 from the European
Union Research and Innovation Program
(Horizon 2020).



Stock Devel- op- ment

The days when urban development was thought of only as a *tabula rasa* are long gone. Cities are evolved organisms that can be accommodated not by radical cuts but by continued building in the best sense of the word. This is how social coexistence is maintained, resources are able to be used sparingly and environmentally-friendly mobility concepts are made possible.

As early as the 1970s, Vienna secured a valuable stock with the gentle urban renewal of *Gründerzeit* neighborhoods, from which the city is still benefitting today. A generation later, the housing estates of the 1950s to 1970s are coming into focus. Here, the focus is on energy refurbishment, but also on questions of mobility and socially sustainable further development.

As part of the IBA_Vienna, two projects are dedicated to the future of large housing estates: Smarter Together in Simmering and the Per-Albin-Hansson-Siedlung in Favoriten. Their focus is on innovative redevelopment methods as well as on the acceptance of changes by residents. The generous green spaces play an important role and can become new spaces of opportunity for all generations.

Other projects aim at the development of existing housing in *Gründerzeit* neighborhoods. Here it is committed private actors who, with projects such as *Apfelbaum*, *G'mischter Block* or *Pocket Mannerhatten*, show what contributions civil society can make to responsible overall development of housing in the city.

EXAMPLES OF THE IBA_VIENNA ...

Among the numerous outstanding projects, only a few are listed here as examples.



© IBA_Vienna/ R. Mayer

PER-ALBIN-HANSSON-SIEDLUNG
p. 150



© JAMJAM

APFELBAUM
p. 258



© Studio Mannerhatten/ renderei.at

POCKET MANNERHATTEN
p. 262



© Smarter Together

SMARTER TOGETHER
p. 196



© Frame 9

G'MISCHTER BLOCK
p. 164



© IBA_Vienna/ D.Terenteva

NEU LEOPOLDAU
p. 40

... AND BEYOND

Many concrete innovations and projects go beyond the period of the IBA_Vienna and represent important impulses for the further development of the mentioned thematic field.



© L. Zeininger

**SMART BLOCK GEBLERGASSE
PILOT PROJECT**

Over the course of a comprehensive plinth renovation, two houses at Geblergasse were extended, raised in height and renovated.



© B. Schnabl

NEIGHBORHOOD FUNDING

The *WieNeu+ Grätzförderung* (neighborhood funding) is an innovation funding for projects in Innerfavoriten until the end of 2023.



© PID/ M. Votava

**URBAN RENEWAL INITIATIVE
WIR SAN WIEN**

Under the motto *Wir SAN Wien* (We are Vienna), the focus for the next few years will be on the renewal of residential buildings and entire districts.



© MA 25

WIENEU+

WieNeu+ is an urban renewal program of the City of Vienna that aims to contribute to making city districts and neighborhoods climate- and future-proof.



© MA18/ R. Mandl

GRÄTZLMARIE

The *Grätzlmarie* supports projects in Innerfavoriten that benefit the district and its residents.



IBA_VIENNA IN TWO DAYS

DAY 1

Time	Program	Duration
09:00	Neu Leopoldau (ROUTE NORTH) WALK 1 through the IBA neighborhood → p. 46	60 min
10:00	Ride by bus 31A or  walk to HOME 21 → p. 58 Tour of the IBA project	30 min
10:30	Ride to vivihouse (31A → 27A)	25 min
10:55	vivihouse → p. 76 Tour of the IBA project in the „An der Schanze“ neighborhood	15 min
11:10	Ride to the IBA Center → p. 316 Take streetcar 26 Josef-Baumann-Gasse to Floridsdorf, change to U6 to Dresdner Straße or Jägerstraße and walk to the IBA Center at Nordwestbahnstraße 16 in the 20th district	30 min
11:40	Tour of the exhibition „How will we live tomorrow?“	80 min
13:00	Ride to the „ Am Seebogen “ neighborhood in Seestadt After a short walk take bus 5B to Taborstraße or streetcar 5 to Praterstern, change to U2 to Seestadt	40 min
13:40	Lunch in the Seestadt neighborhood	50 min
14:30	„ Am Seebogen “ neighborhood (ROUTE EAST) WALK 2 through the IBA neighborhood → p. 102	60 min
15:30	Ride with U2 to Aspern Nord and then with bus 95A to Podhagskygasse .	15 min
15:45	Podhagskygasse → p. 114 Tour of the IBA project	15 min
16:00	Take bus 95A from Podhagskygasse (or Pfalzgasse) to Hardegasse to MGG²²	30 min
16:30	MGG²² – Tour of the IBA project → p. 138	30 min
17:00	End of tour	

To discover the neighborhoods and projects of the IBA_Vienna in two days, you can find a summary of the routes from the overview plan on page 30. On **DAY 1** you start with routes North and East and on **DAY 2** you can easily combine the routes South and South-West.

DAY 2

Time	Program	Duration
09:00	Per-Albin-Hansson-Siedlung (ROUTE SOUTH) WALK 3 through the IBA neighborhood → p. 156	90 min
10:30	Ride with U1 from Neulaa to Hauptbahnhof/Südtiroler Platz,  walk to the start of WALK 3	30 min
11:00	Quartiershäuser Sonnwendviertel WALK 4 through the IBA neighborhood → p. 174	60 min
12:00	Lunch in the Sonnwendviertel neighborhood	60 min
13:00	 Walk to 50 Grüne Häuser/ LiLa4Green → p. 188/ 192 Tour of the IBA projects	20 min
13:20	Take streetcar 11 to the start of WALK 5 Smarter Together	10 min
13:30	Smarter Together WALK 6 through the IBA neighborhood → p. 202	75 min
14:45	Take streetcar 11 to Sahulkastraße and  walk through the nature reserve Wienerberg to Biotope City or change at Raxstraße/ Rudolfshügelgasse to bus 15A to Triester Straße	30– 45 min
15:30	Biotope City (ROUTE SOUTH-WEST) WALK 7 through the IBA neighborhood → p. 224	45 min
16:15	Ride to Wolfganggasse (63A)	30 min
16:45	Wolfganggasse WALK 8 through the IBA neighborhood → p. 238	45 min
17:30	End of tour	

ARO

UND

IB

A

IBA meets re- search

With the Vienna Housing Research (MA 50), the City of Vienna has had a recognized competence center for collecting and expanding upon knowledge about the complex matter of housing for a long time. The IBA_Vienna is closely linked to the Vienna Housing Research and sees itself as a learning system. Therefore, the scientific analysis, research and critical reflection of the thematic field New Social Housing has been of great importance from the very beginning.

These research findings and studies have grown to an impressive level during the IBA term. The publication series *Contributions to IBA_Vienna* comprises a total of about 40 volumes and many of its findings were concretely fed into practice in subsequent IBA projects. The spectrum ranges from fundamental aspects of residential construction to sociological analyses and the qualities of green and open space to accompanying studies of individual IBA projects. It is not uncommon for these research findings and analyses to have made the quality and potential of these projects possible in the first place.

In this way, a highly topical store of knowledge has been created, which is also valid beyond the term of the IBA_Vienna. All *Contributions to IBA_Vienna* can be downloaded from the IBA_Vienna website and are also available in print in a limited edition.

PUBLICATION NEW SOCIAL HOUSING

On the occasion of the interim presentation of the IBA_Vienna and the exhibition “How will we live tomorrow?” in 2020, the future.lab of TU Wien and the IBA_Vienna drew a first summary and invited experts from research, planning, politics and practice to reflect on their positions on the IBA_Vienna – both from the standpoint of participants and from the perspective of external observers. This publication is a broad-based examination of the topic of social housing. The publication *NEUES SOZIALES WOHNEN: Positionen zur IBA_Wien 2022* was published by Jovis, Berlin in 2020 and is available on the publisher's website and in bookshops: www.jovis.de (2020, ISBN 978-3-86859-619-9).



© IBA_Vienna/ L. Schedl

CONTRIBUTIONS TO THE IBA_VIENNA

How can cities remain inclusive, livable and affordable in the face of current changes? And what can architecture, landscape planning, urban planning, technology, social sciences and other disciplines contribute to securing affordable housing? The IBA_Vienna addresses this question in numerous projects and on different scales, and it invites experts to develop facts and argumentation bases for strategies and concrete programs for New Social Housing. The research reports and studies have been published in the

series *Contributions to IBA_Vienna* and are available as downloads on the IBA_Vienna website.



© IBA_Vienna/ A. Širbegović

RESEARCH LAB

As part of the IBA_Vienna, TU Wien and the University of Vienna established a research cluster (ResearchLab) to promote interdisciplinary, critical and comparative research on social housing and urban development. Integrated in this, a series of annual international summer schools on relevant aspects of social housing was started in 2018: transformation of post-war (large-scale) social housing (2018), the social of social housing (2019), social aspects of housing and climate adaptation (2020), and social housing after the pandemic (2021). The conclusion will take place in 2022 as part of the final presentation on IBA_Vienna.



© IBA_Vienna/ J. Fetz



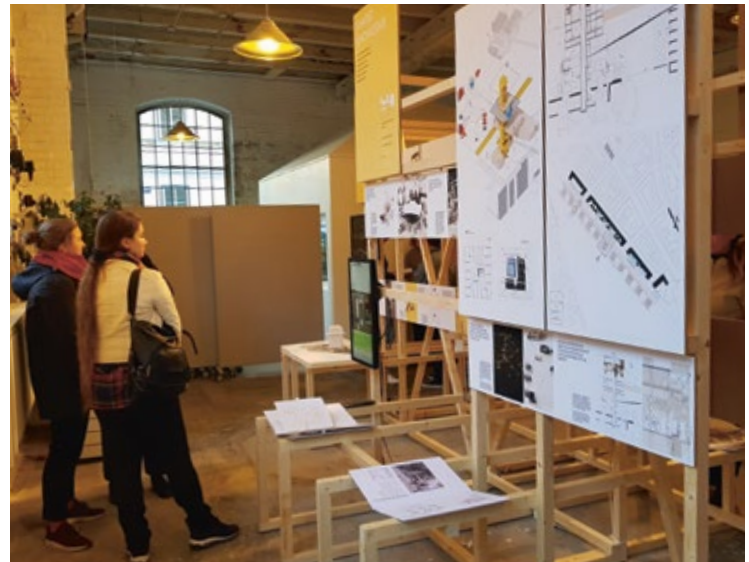
© IBA_Vienna/ J. Fetz

THE CITY THROUGH A FEMALE LENS

Under the curatorial direction of Katja Schechtner and Wojciech Czaja, a series of events and activities were held under the title “The City Through a Female Lens” on the topic of how the planning of cities is presented from a female perspective and what role women will play in the future. The results were documented, exhibited and can be read in the form of the publication *Frauen Bauen Stadt: The City Through a Female Lens* (Birkhäuser Verlag 2021, ISBN 978-3-0356-2432-8).

LIVING LAB: CONSTRUCTING THE COMMONS

The project was implemented by TU Delft and the Academy of Fine Arts Vienna during the summer semester of 2018 in cooperation with IBA_Vienna. The discussions, the workshops and the final exhibition focused on the following questions: What is the meaning of “commons” in the city, how can common property be defined and how do we deal with it? The publication produced in this context uses the example of Vienna's Sonnwendviertel district to show how the next generation of architects is not only repositioning itself in terms of content but also expanding the radius of action of its own discipline.



© C.M. Fickl

IBA meets art

Art and housing have long been closely related in Vienna. After all, housing and culture both see themselves as part of a social obligation. When we talk about art in buildings, we are talking about more than mere decoration. Whereas art in municipal buildings used to be partly influenced by popular educational impulses, today the urban space has long since been discovered by art production as a stage for dealing with current socio-political issues.

Art plays an active role in the design, perception and appropriation of the city. This often opens up completely new spaces of possibility that go beyond the passive consumption of art. The citizens of the city and the residents of the neighborhood are encouraged to participate through artistic impulses while participation and social interaction are strengthened.

Temporary or one-time artistic actions with their event character can create identities, generate images of a possible future and tell stories, especially in newly developing neighborhoods. Permanent artistic projects and artists working on site, on the other hand, bring the elementary basic need for culture into the city. From the very beginning, IBA_Vienna has given this cultural commitment a central place with its IBA Meets Art format.



© IBA_Vienna/ L. Schedl

EMBEDDED EXCEPTION

Conceived as an artistic accompaniment to the preliminary phase of the IBA_Vienna in 2016, this creative research project was dedicated to informal knowledge production in urban space. It saw itself as a socio-political and innovative instrument of action and dealt with the concept of urban governance, the control and administration of a city. The central question was: How can knowledge-generating art contribute to the production of urban space? Various formats were developed to generate new potentials and dynamics for living together in the city.



© G. Straub

MY LAST CAR

In the context of the debates on the climate crisis and a necessary change in mobility, the question of what we would miss if we no longer had cars was explored together with passers-by and residents of the Sonnwendviertel. The performance MY LAST CAR opened up a space to depolarize the debate about climate change, loosen the fronts, and enable conversations directed towards the common future without denying the emotional attachment to one's car.

I NEED SPACE!

I need space! is an art and space research project that was carried out in cooperation with the Institute of Art and Design at the Vienna University of Technology, *KÖR – Kunst im öffentlichen Raum* and the IBA_Vienna in several phases and at different locations. A Wiener Linien bus converted into a multifunctional space served as the research base. The bus made stops in the three IBA neighborhoods Berresgasse, Neu Leopoldau and the Per-Albin-Hansson-Siedlung. Together with local children, young people and local cooperation partners, the bus explored the question of what children and young people need space for in the city!



© Team IBP

PARK MAKES WAY

Park developed a temporary spatial installation made of wood that transformed the parking lot on the edge of the *Naschmarkt* into a public experiment in the summer of 2017: For four weeks, discussions and tests were held here on how the predicted change (i.e., along the lines of automation, digitalization) in the world of work can be used for new forms of collaboration. In addition, a public and free supporting program of workshops, cinema evenings, concerts, discussions and festivities took place on weekly changing topics.



© Z. Pfeifer

LIVING::SOUNDS – LIVING::MOVES

This project aimed at strengthening the connection between Innerfavoriten and the new Sonnwendviertel, with a focus on sensory experience: Old and new inhabitants of Favoriten were invited to come into contact with each other and to engage with their living environment through musical and theatrical workshops as well as various artistic activities within the framework of a day of action. Through a sonic and theatrical search for traces, the different (social) living spaces could be rediscovered and put into action with each other.



© EDUCULT

IBA meets school

Schools, kindergartens, youth recreational, cultural and educational facilities are essential anchor points of public life. They are increasingly developing into learning and living spaces with the incorporation of new pedagogical and architectural concepts.

They also play an important role in integrating new and existing neighborhoods. They are places of encounter and, as diverse educational landscapes, also open up to the city beyond their pure school function. The participation and involvement of residents are just as important as the socially networked offers of extracurricular child and youth work when it comes to development principles. In this way, children and young people become active players in society and in the urban space.

With its spatial implementation of contemporary pedagogical concepts in the form of open, diverse educational landscapes, the Viennese Campus Model, launched in 2009, has provided an enormous boost to innovation in school construction. The classroom dissolves and space starts moving, becoming the “third educator.” If the needs of children and young people are integrated at an early stage, the young generation becomes a co-designer of neighborhood identity. IBA_Vienna therefore cooperates with school policy and educational institutions from the very beginning. In the projects and neighborhoods of IBA_Vienna, educational buildings therefore play a central role and interact closely with housing.

LIVING IN VIENNA – MATERIALS FOR USE IN SECONDARY EDUCATION

In order to sensitize children and young people to the topic of social housing, a school project on *Housing in Vienna* was carried out in cooperation with the Vienna Department of Education. Easy-to-use teaching materials were developed together with experts and educators to address important aspects of housing in schools. These documents *Wohnen in Wien* (Living in Vienna) for use in secondary schools (starting in 5th grade) can be downloaded free of charge at www.lehrer.at/wohneninwien by all Viennese schools.



© IBA_Vienna/ A. Ackerl

REDESIGN OF SCHOOL FORECOURT KAUERGASSE

In the course of the block redevelopment Rustendorf in the 15th district, proposals for the design of the forecourt of the *Neue Mittelschule Kauergasse* as well as the intersection Kauergasse/ Jurekgasse were developed in participative and developmental process with pupils. In cooperation with the district, the *Gebietsbetreuung Stadterneuerung*, the block redevelopment officers and local actors, concepts, implementation projects and procedures were developed that emphasize model district-related measures for children and young people. The results of this process

were documented and published in the series *Contributions to IBA_Vienna* (volume 05).



© IBA_Vienna/ S. Zamisch

SCHOOL WORKSHOPS WITH WANDERKLASSE

The *Wanderklasse* association offers different approaches to the city in which we live and shows how it is built, structured and organized. It teaches children to grasp space with all their senses and makes them awake and attentive to developments and changes. It asks what is required and encourages them to articulate their own needs. *Wanderklasse* gives young people the means to make their own demands and to help shape their environment: perception, commitment and awareness of qualities.



© IBA_Vienna/ L. Schedl

SCHOOL WORKSHOPS WITH THE CAMILLO SITTE BAUTECHNIKUM

The enthusiastic participation of numerous school classes and, above all, the cooperation with the Camillo Sitte Bautechnikum have also provided a breath of fresh air at the IBA_Vienna – after all, the future of social housing is particularly about young people dealing with the big questions of our time. During the interim presentation of the IBA_Vienna 2020, guided tours and workshops were held with the young technicians of tomorrow.



© IBA_Vienna/ S. Goller



© BiB-Lab

BIB-LAB – INNOVATION LAB FOR EDUCATIONAL SPACES IN MOTION

The BiB-Lab is being set up by the research team *Arbeitsraum Bildung* of TU Wien to strengthen the importance of the topic of space in educational processes. In a three-year process (2021 to 2024), which falls in line with the activities of the IBA_Vienna, work will be carried out in the Per-Albin-Hansson-Siedlung on new models of creative spaces for thinking, acting and designing, which have so far been lacking in existing (educational) structures. With the mobile *BUS-LABOR*, the *SCHUL-RAUM LABOR* and a *GRÄTZL-LABOR*, innovative educational space settings are being developed in a participatory manner, implemented as models and tested in order to develop creative design input for educational and planning practice. This project is funded by the Innovation Foundation for Education and is carried out within the framework of the FFG program Innovation Labs for Education.





THE VIENNA MODEL

2000 Years of Living in Vienna

In his book *2000 Years of Housing in Vienna*, Wolfgang Förster, housing researcher and initiator of the IBA_Vienna, has shown in a stimulating way and with a twinkle in his eye that it is possible to go back a long way in the consideration of living in Vienna.

However, if one focuses on the social aspect, the birth of social housing probably lies, above all, in Vienna's designation as a federal state in 1922, one hundred years ago. The status of a federal state was also associated with fiscal sovereignty, which made the introduction of a housing tax possible and thus laid the financial foundation for a thunderous housing construction program: Within a few years, around 65,000 community apartments could be built this way, and they continue to shape the globally known term Red Vienna to this day.

The book *2000 Years of Housing in Vienna* by Wolfgang Förster can also be purchased: ISBN 978-3-86859-661-8



Förster, Wolfgang: *2000 Jahre Wohnen in Wien*, Berlin 2020. Cover image: MVD Austria, Elena Landschützer, Jakob Winkler, 2020. Overall production, design, typesetting: MVD Austria, Martin Embacher, Michael Rieper, Christine Schmauszer

Vienna – The End of Housing (as a typology)

With the theme of New Social Housing, the IBA_Vienna has focused on working within an existing system the roots of which are reaching back to the formative period of Red Vienna. It was therefore important for the exhibition in the presentational year of the IBA_Vienna to show some aspects of the historic development based on these roots and also to make visible the fine mesh of the network of institutions and services without which “The Viennese Model of Social Housing” and, of course, also the IBA_Vienna could not exist in the known form.

The graphics and texts used for this purpose were developed as part of the research project “Diskursraum Wohnbau Wien”, initiated by Christina Lenart and Bernadette Krejs and carried out together with Michael Obrist at the Research Department of Housing and Design at the Vienna University of Technology. The results of this work were finally published in 2021 in ARCH+ 244: *Vienna – The End of Housing (as a typology)* and could be shown in the exhibition with the kind permission of the authors, the research project leaders and ARCH+.

Exclusively in the online edition of Arch+ 244, you can find an essay entitled *Finden und gefunden werden* (Finding and being found), which features the segments of the public rental housing sector, introducing access criteria and allocation modalities. The essay is based on Alina Schönhofer's diploma thesis titled *Vielgestaltig und Komplex – Zugang zu und Zuweisung von Wohnungen im öffentlichen Mietwohnungssektor in Wien* (Multifaceted and Complex – Access to and Allocation of Apartments in the Public Rental Housing Sector in Vienna), written at the Vienna University of Technology to obtain the Dipl.-Ing. degree (2019) under the supervision of Anita Aigner. The graphic representation of the process how an apartment can be allocated was implemented in the exhibition with an interactive tool.

Issue 244 of Arch+ is available in print and online: ISBN 978-3-931435-67-7 as well as www.archplus.net/ausgabe/244 (in German language)



ARCH+ 244: *Wien – Das Ende des Wohnbaus (als Typologie)*, Berlin 2021. Cover image: Andreas Fogarasi, *Nine Buildings, Stripped (Südbahnhof) Detail*, 2019. Art Direction and Editorial Design: Meiré und Meiré

GEMEINDEBAU NEU

Vienna builds NEW Municipal Housing Estates

In response to the great demand for low-cost housing and cost developments on the free market, the City of Vienna is once again building municipal housing apartments. The *Gemeindewohnungen NEU* are being built by WIGEBa – Wiener Gemeindewohnungs-Baugesellschaft on behalf of the City of Vienna. The land for them is owned by the city. The first project with 120 *Gemeindewohnungen NEU* in Vienna's 10th district on the site of the former AUA headquarters in Fontanastrasse was already handed over to its residents at the beginning of November 2019. Further projects with around 3,700 apartments are in the planning stage.

Proven concept for success

The *Gemeindewohnungen NEU* are the perfect complement to the successful concept of subsidized housing. The new municipal housing apartments meet the same high-quality standards as the entire range of subsidized housing. They offer inexpensive rents and, above all, they are free of equity when occupied.

High quality – low cost

Today, 500,000 people already live in Vienna's 220,000 or so municipal housing apartments, so in the future even more people are to benefit from the city's low-cost offer. The *Gemeindewohnungen NEU* offer their tenants fair conditions and legal security.

The benefits of the new municipal housing apartments:

- No capital participation
- No deposit
- No time limit
- 100% awarding by *Wiener Wohnen* – fair and transparently regulated according to the applicable award criteria
- Low-cost rent secured for the long term

The *Gemeindewohnungen NEU* are fully owned and managed by WIGEBa – Wiener Gemeindewohnungs-Baugesellschaft and thus owned by the City of Vienna. Through the municipal housing offensive, additional valuable jobs are created. The City of Vienna is providing a special pot of 31.5 million euros for the construction of the new municipal housing apartments.

First Gemeindebau NEU: Barbara-Prammer-Hof

The Barbara-Prammer-Hof project was the first *Gemeindewohnungen NEU* project to be built with 120 apartments on the site of the former AUA headquarters in Fontanastrasse in Favoriten.

The winning project by *NMPB Architects* is characterized by its compact, well-thought-out floor plans and its generous offer of community facilities as well as green and open spaces. In its architecturally sophisticated concept, the project follows the principle of 'air, light, sun' of the municipal building of the Red Vienna of the First Republic.



© H. Hurnaus

Developer: WIGEBa
Architecture: NMPB Architekten |
Arch DI S. Bradic
Open space: Plansinn

Completion
2019



The project builds on the principles of Vienna's famous interwar municipal housing estates and continues them with three new elements:

- Versatile and adaptable compact floor plan forms
- Private and generally accessible open spaces through balconies and loggias for each apartment as well as landscaped courtyards as an added value of communal living
- Distinctive, appropriate design with the means of expression of the present day

Gemeindebau NEU within the framework of the IBA_Vienna

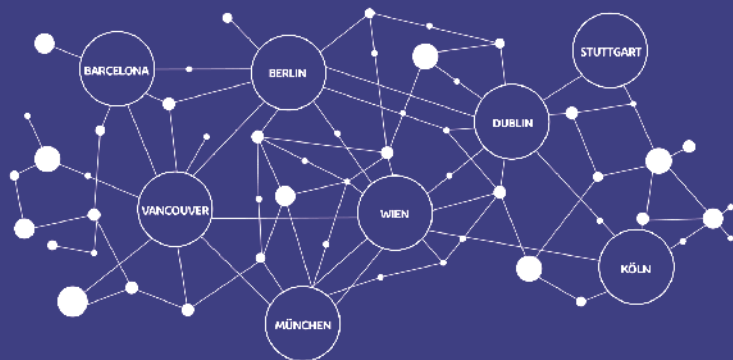
The International Building Exhibition Vienna 2022 focuses on innovations and new processes around the topic New Social Housing. The backbone for this is not least the historic development of housing in Vienna, for which the city has been known worldwide for more than a hundred years, especially under the catchword "Red Vienna". This development is, of course, inextricably linked to the history of Viennese municipal housing. It is therefore no coincidence that the focus of the IBA_Vienna 2022, with the Per-Albin-Hansson-Siedlung-Ost, is on the further development of one of the outstanding large housing estates of the post-war period. Above all, however, it is *Gemeindebau NEU* that plays an important role in the context of neighborhood developments within the framework of the IBA_Vienna and, since the completion of the Barbara-Prammer-Hof, has been contributing with new vigor and modern concepts to ensure that housing in Vienna will continue to be affordable and of high quality in the future.



© H. Hurnaus

CORRESPONDENCE CITIES

CITY DIALOG ON THE FUTURE OF HOUSING



City network

The topic of affordable housing has become the focus of attention in many large cities. Numerous cities and regions are looking for new instruments and innovative approaches to meet the increasing demand for social housing.

Therefore, the IBA_Vienna aims not only to initiate and present housing policy innovations in Vienna itself, but also to initiate a broad exchange between cities on the main challenges of housing policy and possible solutions. The core of this discourse is a network of partner cities that jointly discussed various questions on the future of housing in the course of the last three years:

- How is an adequate amount of affordable housing to be financed?
- How can land resources be mobilized?
- How can attractive mixed-use neighborhoods be created?
- How can we build for climate mitigation and adaptation?
- What new forms of housing and living will be required?
- And how is it possible actively engage the people in the new or further development of neighborhoods?

In order to address these and many further aspects of future housing, the partner cities have developed distinct innovative approaches. Many of them have already been tested in pilot projects and new urban districts. The following examples give an insight into selected innovations. Further information can be found on:



CORRESPONDENCE CITIES

BARCELONA
BERLIN
DUBLIN
COLOGNE
MUNICH
STUTTGART
VANCOUVER



© Barcelona Municipal Institute of Housing and Renovation

BARCELONA

To tackle the issue of affordable housing, the City of Barcelona bundles multiple policy approaches and instruments within the housing plan *The Barcelona Housing System: a mission-oriented economy (2016–2025)*. The aims are to increase the city's affordable housing stock, to preserve and upgrade the existing stock and to make sure that vacant homes and holiday flats are returned to the rental market. Through mobilizing vacant stock, purchasing land and building new houses, the City of Barcelona aims to increase the affordable housing stock by approx. 10,000 units by 2025.

The industrialisation of the construction process of public units makes them cheaper, faster to build and more sustainable. In Barcelona's APROP Programme, standardized elements are pre-fabricated in mass-production, using significantly less energy than case-by-case housing construction. The adaptation of disused shipping containers for temporary housing required a mere 400 kWh of renewable energy.



© Tegel Projekt

BERLIN

Berlin's special history shapes today's urban development. The merging of the centers of East and West opens up potential for high-visibility projects and new approaches to urban development, especially in the center of Berlin.

The *Schuhmacher Quartier* on the area of the former airport Tegel will be an ecological model quarter and the largest timber-constructed residential area in Europe, including 5,000 flats for 10,000 people. All buildings will comprise a minimum share of 50% timber, thereby saving 80% of CO₂ emissions in comparison to concrete buildings.

After years of vacancy, the state-owned building *Haus der Statistik*, is being redeveloped. The sale and thus the demolition of the building were prevented by a local initiative. The Federal State of Berlin purchased the building in 2017 and decided to renovate it and dedicate it to the common good.



© Dublin City Council

DUBLIN

The new housing plan for Ireland *Housing for All* aims at countering the severe shortage of affordable housing. While the political pressure to foster home ownership over affordable rent is high, the social reality is very different and the program is therefore desperately needed. The ambitious strategy is based on an annual investment of over 4 billion Euros until 2030 and will result in 300,000 new homes. Housing estates are built on public land with low-interest financing from institutions like the European Investment Bank and the Council of Europe Development Bank in a multi-annual investment program. This example shows that EU funding can be a viable option for solving the question of how to finance housing.



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COLOGNE

Cologne expects significant population growth in the next 20 years, putting pressure on the housing market and causing prices to rise sharply. Therefore, the city has decided to secure a certain stock of affordable housing by introducing the cooperative building model into the city development plan in 2014. The cooperative building model directive is used any time a new zoning plan for a development area is enacted. It obliges developers to build 30% of the units as subsidized housing and to provide green space, playgrounds as well as room for social facilities like childcare. The instrument has a high impact on the cityscape of Cologne, making it greener and more liveable. And it is well accepted by both developers and the community. There is hope that the model will also have a stabilizing effect on housing prices.





© A. Knoblauch

MUNICH

It is a primary goal of the City of Munich to ensure affordable housing for multiple target groups. When planning new districts, Munich pays particular attention that apart from rental and owner-occupied flats, apartments are also provided in the funded and limited-profit segment. Neighborhoods shall host different income groups and foster social cohesion.

The innovative project *Ecological Model Settlement*, part of the *Prinz-Eugen-Park* development in Munich, is one the largest wooden housing estate in Germany. By using mainly timber construction, CO₂ emissions were reduced by 30 to 50%.

In cooperation with TU Munich and the Ruhr-University of Bochum, a research project was initiated at the very beginning of the project that developed a new measurable indicator to quantify the amount of timber used in construction: *nawaro*, a German abbreviation for "renewable raw materials".



© JOTT

STUTTGART REGION

(Host of IBA'27)

One hundred years after the dawn of architectural modernism at Stuttgart's Weissenhof, the International Building Exhibition 2027 *StadtRegion Stuttgart* is inquiring the future of building and living in one of Europe's most economically vital regions. Its exhibition sites will be multi-layered socially and functionally mixed neighborhoods, merging living, working, culture and leisure.

Located on the outskirts of Winnenden, just outside of Stuttgart, a mixed-use development comprised of 70% production and business units and 30% housing will exemplify that close proximity of production and housing in a city can work.

Another project, the redevelopment project *Neckarspinnerei*, aims to create a CO₂-neutral, mixed neighbourhood on the area of an old textile factory. It will combine living space and space for work in close proximity to one another, reinterpreting the historical layout of the district.



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VANCOUVER

Housing Vancouver is a ten year strategy by the City of Vancouver aiming to create the "right supply" of housing, to address speculative demand and to retain the existing rental stock especially for vulnerable residents.

The newly developed Affordable Housing Endowment Fund shall help to meet these goals and will provide municipal land and modest capital grants to leverage strategic partnerships. At the same time, the City continues to leverage municipal tools to protect existing affordable housing.

Vienna House is one of the special projects, a 7-story, CO₂-reduced passive house with more than 120 residential units, which are to be secured as social housing for the lifetime of the building according to the Housing Vancouver strategy. At the same time Vienna is building the Vancouver house (see IBA-Project Waldbrengasse → p.134).



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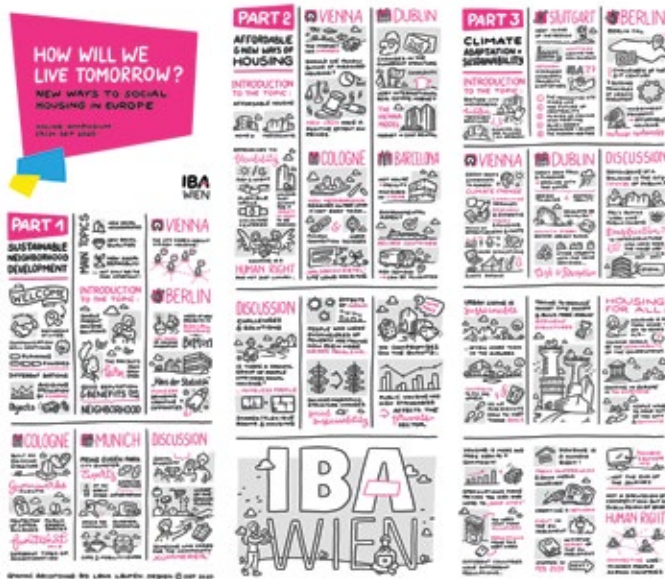
The “I” in IBA

The IBA_Vienna uses the opportunity of an International Building Exhibition and also its role as a showcase city for social housing to engage not only in local but also in international exchange on challenges that affect almost all major European cities in different forms. The IBA_Vienna acts proactively, organizes a variety of discussions, and foresightedly puts future international issues of social change up for discussion on the basis of concrete projects.

The international exchange takes place on different levels: among the partner cities dealing with similar challenges, within the framework of the Research Lab between students, researchers and practitioners from all over the world and between the currently running IBAs in Europe. Symposia, workshops and summer schools are thus held to collaborate on the many challenges of social housing, both analog and online.

Social housing issues are constantly seeking new solutions in all cities and regions of the world. Therefore, in addition to the Viennese IBA projects, the final presentation of the IBA Vienna 2022 will also deliberately focus on innovative solutions and approaches of other cities, making them visible and supporting them.

EXAMPLES OF THE IBA_VIENNA ...



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CORRESPONDENCE CITIES

The IBA_Vienna wants to initiate a broad exchange on the main challenges of housing policy and possible solutions. The symposium *How will we live tomorrow? New ways of social housing in Europe* took place during the interim presentation of the IBA_Vienna in September 2020 and marked the start of the cooperation between IBA_Vienna and the correspondence cities Vancouver, Barcelona, Berlin, Dublin, Cologne, Munich and Stuttgart.

HOUSING IS A HUMAN RIGHT

The right to housing is enshrined in several basic cross-national agreements on our coexistence as human beings: both in the Universal Declaration of Human Rights from 1948 and

in the UN Social Covenant or the European Social Charter. On the initiative and under the leadership of Vienna, the Housing Committee of the UN Economic Commission for Europe (UNECE) finally drew up and adopted a charter for social housing. In cooperation with IBA_Vienna, a UNECE seminar was held in Vienna in 2018.



© C. Fürtner

„IBA MEETS IBA“ NETWORK

The “IBA meets IBA” forum was set up during the term of IBA Hamburg to initiate a discourse on the future of International Building Exhibitions and to form a basis for the successful continuation of the “IBA” brand. The “IBA meets IBA” network is funded within Germany by the Federal Ministry of Transport, Building and Urban Affairs and has established itself as an indispensable platform for this ongoing and enriching exchange.



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VIENNA INTERNATIONAL SUMMER SCHOOL

As part of the IBA ResearchLab, a series of annual international Summer Schools started in 2018. The ResearchLab was aimed at early-stage academics (predoc, postdoc) from all disciplinary contexts as well as for housing activists and representatives of housing and urban policy initiatives that want to contribute to the mentioned topics.



© IBA_Vienna/ L. Schedl

VIENNA IS COMMITTED TO EUROPE

In 2021, the EU Parliament adopted the initiative report “Access to Adequate and Affordable Housing for All”, which underlines the role of the EU in tackling the housing crisis, especially as many rules currently still hinder investment in affordable and sustainable housing. Many active contributions from Vienna have helped to pave the way, such as the Mayors’ Resolution on Social Housing (2014), the position of Eurocities on subsidy law in housing (2016), the initiative report in the Committee of the Regions (2017), the Action Plan of the EU City Partnership on Housing (2018) and, last but not least, the European Citizens’ Initiative on Housing for All, which was co-initiated with great commitment from Vienna.



© T. Dittmer

APPE NDIX

IBA CENTER

On the site of the former Nordwestbahnhof in Vienna's 20th district, a new urban district is to be built in stages starting in 2024, combining the qualities of inner-city living and working with the highest leisure and recreational value.

The Northwest Railway Hall in the north of the site will serve as an exhibition center for the period of the final presentation of the Vienna International Building Exhibition 2022.

Right next to the IBA Center you will find the *STADTRAUM* of the City of Vienna Planning Department, where you can get comprehensive information about the urban development areas Nordwestbahnhof and Nordbahnhof, as well as the *Museum Nordwestbahnhof*, which offers an insight into the historical development of the entire area.



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ACCESS

- U6** Dresdner Straße, ⌚ 9 min
 Jägerstraße, ⌚ 9 min
- 5A** Brigittagasse, ⌚ 3 min
- 5er** Rauscherstraße, ⌚ 6 min
- 31** Jägerstraße, ⌚ 9 min
- 33/5B** Brigittaplatz, ⌚ 6 min

OPENING HOURS

- 23.6. – 3.7.2022**
Mon, Tue 2:00 pm – 6:00 pm
Thur 2:00 pm – 8:00 pm
Fri, Sat 10:00 am – 6:00 pm
- 4.7. – 4.9.2022**
Thur 2:00 pm – 8:00 pm
Fri, Sat 10:00 am – 6:00 pm
- 5.9. – 18.11.2022**
Mon, Tue 2:00 pm – 6:00 pm
Thur 2:00 pm – 8:00 pm
Fri, Sat 10:00 am – 6:00 pm

URBAN DEVELOPMENT AREA NORTHWEST- BAHNHOF

With the commissioning of the new Vienna South Freight Center in December 2016, the terminal loading point was relocated there from the ÖBB Northwestbahnhof site.

The Northwestbahnhof site was used as a freight station until the end of 2021. Starting in 2022, it is planned to clear the area, and starting in 2024 gradual building is to be started. The current planning status does not yet include the development of specific construction sites or the determination of specific developers, nor the date for a definitive start of construction.

In the course of a deepening of the urban development model, the urban development commission decided in February 2019 on a concretization of the types of use and quantities of use for the future district.

After the environmental impact statement was submitted by ÖBB-Immobilienmanagement GmbH to the City of Vienna in spring 2021, the environmental impact assessment procedure was started. In the next few years, zoning and development plans will be drawn up for the site. The overall project is to be completed by 2033.



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INFOPOINT FORUM AM SEEBOGEN



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In addition to the IBA Center in the Northwestbahnhof in Vienna's 20th district, the Forum Am Seebogen outdoor base in Seestadt aspern is another information and meeting point as part of the final presentation of the Vienna International Building Exhibition 2022.

Located directly in the IBA neighborhood "Am Seebogen" at the subway station Seestadt, the info point is the starting point for guided and independent tours through the neighborhood. The base zone of the centrally located town house is designed as a space open to all uses and is to be used across all building sites and largely for public purposes. During the final presentation, the Forum will serve as an information point and provide space for an exhibition on the IBA projects in the north of Seestadt.

For the building itself, an innovative variant of modular and system construction was implemented.

The upper floors are made of wooden elements that can be used flexibly. This allows high-quality buildings to be created in record construction time. 20 rental apartments, small offices, a representative office space in the attic and the forum on the first floor form an unusual range of offers.

The goal of the developer Familienwohnbau together with the architecture studio heri&salli, art:phalanx, landscape architecture Paisagista Liz Zimmermann, engineering office Hnik Hempel Meler as well as Strobl Bau was to develop a project in which living, working and cultural mediation enter into a fruitful symbiosis.

ACCESS

U2 Seestadt U, 3 min
88A, 88B, 84A Seestadt U, 3 min

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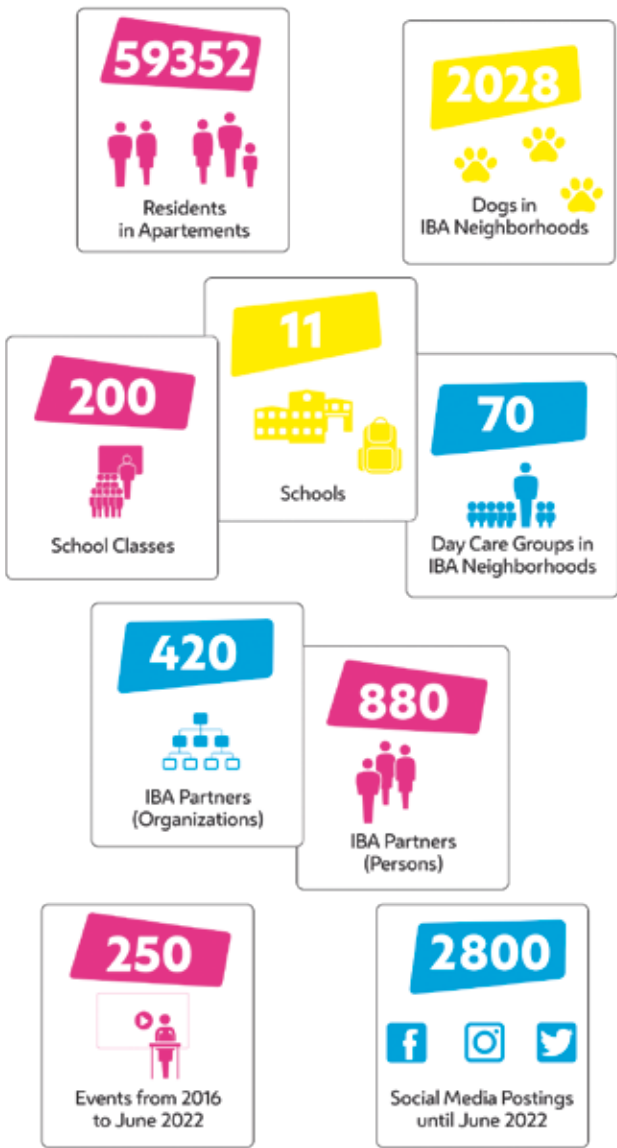
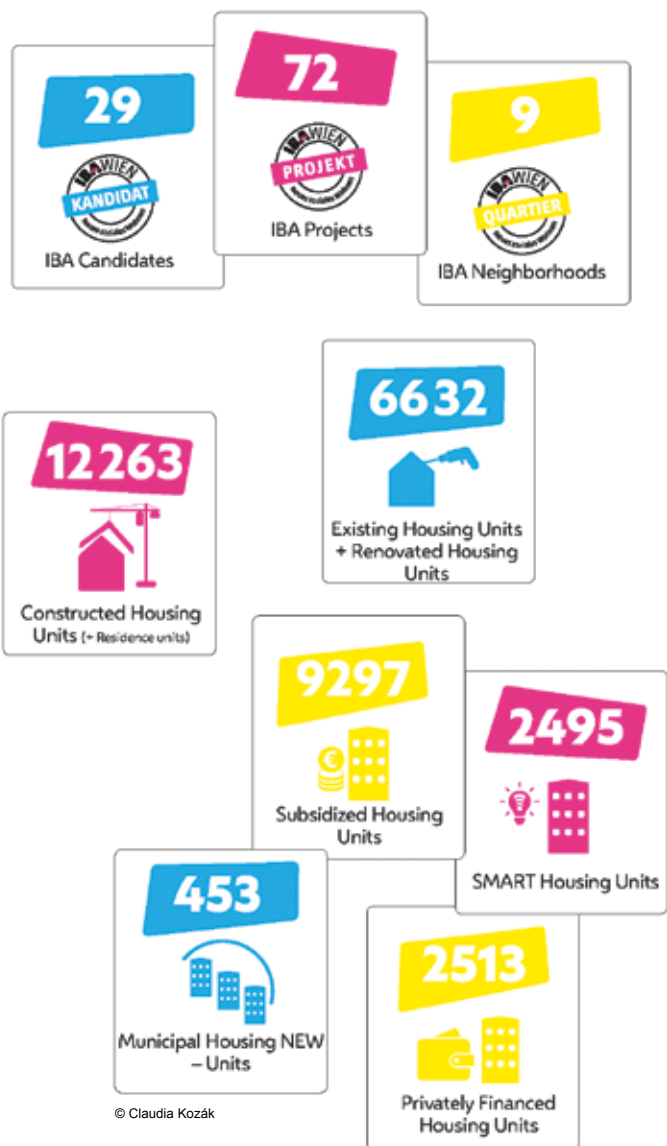
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IBA IN NUMBERS



GLOSSARY

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A

ADMINISTRATIVE GROUP HOUSING, HOUSING DEVELOPMENT, URBAN RENEWAL AND WOMEN'S AFFAIRS

This business group is a department of the Vienna City Administration in which all administrative tasks related to housing policy, urban renewal and women's affairs are combined and coordinated. The city councilor in charge, Kathrin Gaál, is also Vienna's vice mayor and president of IBA_Vienna.

AFFORDABILITY

The principles of non-profit and subsidized housing can counteract price increases on the property market, thus creating secure long-term housing and rental relationships. Nevertheless, there is a constant need for new and innovative models as well as customized programs that respond to rapidly occurring changes in society: family structures, work situations, social environment and, increasingly, effects of climate change. The concept of affordability is therefore focused on the affordability of everyday life, and on a secure livelihood with the available means.

AUSTRIAN FEDERATION OF LIMITED-PROFIT HOUSING ASSOCIATIONS

This association is the umbrella organization of the limited-profit housing industry in Austria and, as such, controlling and representative body of non-profit building associations where membership is mandatory. The association monitors compliance

with legal regulations, the statutes of member companies and the lawful execution of business instructions. It is also responsible for legislative initiatives and the appraisal of draft legislation, and it participates in committees and working groups.

B

BUILDING GROUP

A building group (or building community) is an association of people with similar housing ideas who together create housing in a particular part of town. Building groups are ideal for those who do not wish to simply move into finished apartments, but also do not want to complete a project on their own. Group building and housing projects are usually initiated by smaller private groups, with participants already knowing each other. A potential way of realising this is for a small group to develop a concept and then look for partners to implement it.

C

CIRCULAR ECONOMY

Circular economy is a model of production and consumption in which existing materials and products are shared, leased, reused, repaired, refurbished, and recycled for as long as possible. This way, the life cycle of products is extended. For this purpose, the City of Vienna has set up its own → **STAFF UNIT RESSOURCE CONSERVATION AND SUSTAINABILITY IN CONSTRUCTION**.

COOPERATIVE HOUSING

This type of apartment is subject to the Housing Non-Profit Act (Wohnungsgemeinnützigkeitsgesetz, WGG), which is why the principle of cost recovery must be observed when renting. Membership in the cooperative and the payment of a financial contribution are mandatory before moving in. Advantages of a cooperative apartment are the following: no commission, mostly no deposit, often more favorable rents when compared with the free housing market and unlimited rental contracts. Cooperative apartments are often offered with purchase options, thus promoting the possibility of acquiring ownership. In Vienna, most new cooperative housing projects were built in the outer districts.

COOPERATIVE PROCEDURE

In this process, urban planning principles concerning spatial environment are determined and structured by experts. Within the framework of a dialogical process, different interests of actors, stakeholders and residents are made visible, which are then incorporated into an urban planning solution. However, this is not an award procedure, but rather the preparatory framework for a competition.

D

DESIGN ADVISORY BOARD

This professional body for urban planning and design is staffed with independent experts from various disciplines and regulated by the Vienna Building Regulation. Drafts for zoning and development plans must be consulted by the Design Advisory Board before a political decision is made.

DEVELOPER

A construction contractor is a person or a company that implements a project at their own risk. They are responsible

for all tasks related to the construction project, starting with preparation, execution and controlling, to financing, implementation and completion as well as marketing.

DEVELOPER'S COMPETITION

The developer's competition was introduced in 1995 by then City Councilor for Housing and later Federal Chancellor Werner Faymann with the aim of raising the quality of residential construction without increasing construction costs and rents. Along with the → **PROPERTY ADVISORY BOARD**, the public developer competition is one of the most important instruments of → **SUBSIDIZED HOUSING** in Vienna. It is carried out in a non-anonymous tendering procedure, in which developers, architects and experts apply with realization concepts for building plots. All subsidized housing projects are evaluated by an interdisciplinary jury according to the → **4-PILLAR MODEL**.

F

FONDS SOZIALES WIEN (FSW)

The Fonds Soziales Wien is an institution for the support of people in difficult life situations, arranging care and support services, assistance for the disabled, assistance for the homeless, debt counseling and basic care for refugees.

G

GEBIETSBETREUUNG STADTERNEUERUNG (GB*)

Represents a service institution of the City of Vienna, which currently advises both tenants and homeowners on topics such as redevelopment, housing and tenancy law as well as infrastructure in five district offices throughout Vienna. The district offices act as service points, promoting neighborly cooperation and supporting initiatives and projects in the public

sphere. In new development areas, they regularly take on functions of → **NEIGHBORHOOD MANAGEMENT**.

GEMEINDEBAU NEU

The construction offensive GEMEINDEBAU NEU (Municipal Housing NEW) was launched in 2015 by the City of Vienna, is carried out by the Wiener Gemeindewohnungs-Baugesellschaft (WIGEBa) and guarantees housing for 7.50 euros per square meter gross rent, deposit-free, open-ended and without the contribution of personal funds. The apartments are allocated via → **WIENER WOHNEN**. The residential buildings as well as the land remain under the ownership and management of WIGEBa and thus in the possession of the City of Vienna.

GENTLE URBAN RENEWAL

This means careful and resident-oriented urban renewal instead of clear-cut redevelopment. The approach was introduced in 1974 along with the Urban Renewal Act and aims to improve urban living conditions with the involvement of the population. Today, the → **GEBIETSBETREUUNG STADTERNEUERUNG (GB*)** developed from this approach is a contact point for residents.

H

HOUSING ASSISTANCE

Is a → **SUBJECT FUNDING** for low-income individuals and families and can be applied with both private and subsidized housing.

HOUSING FIRST

This project provides immediate access to affordable, permanent and inclusive housing combined with mobile psycho-social support. Housing comes first, solving other problems afterwards. Housing First sees housing

as a starting point, not the ultimate goal. Housing First provides housing before offering other support opportunities.

HOUSING SUBSIDY

Is a → **OBJECT FUNDING** and covers the construction of housing, renovation projects and conversions to achieve accessibility. It can be applied for by both tenants and owners. At least one third of all newly constructed → **SUBSIDIZED HOUSING** must be allocated via the → **WOHNBERATUNG WIEN**. This supply obligation has a price-reducing effect on the entire housing market.

K

KÖR –

KUNST IM ÖFFENTLICHEN RAUM

The task of KÖR is to revitalize the public space with permanent or temporary artistic projects for strengthening the identity of the city or individual districts. For this purpose, artistic projects are carried out, commissions are given to artists and artistic competitions for projects in the public space are announced.

L

LIMITED-PROFIT BUILDING ASSOCIATION

These building associations are limited-profit commercial enterprises that build, refurbish and manage housing for the benefit of the general public. Colloquially, these building associations, whose non-profit status must be recognized by the state government, are referred to as housing cooperatives (Wohnbaugenossenschaften, WBG). However, a non-profit building association can be organized in three legal forms: as a cooperative, a limited liability company or as a stock corporation.

M

MIETERHILFE

Mieterhilfe is a free advice center for all Viennese that offers immediate help with housing problems of any kind. Residents of subsidized apartments, tenants of municipal and private apartments, but also apartment owners are met with quick and uncomplicated support. In addition, tools have been developed that enable simple advice from home. It is a non-profit association and acts as an advocacy group in the law-making process. Above all, however, it offers advice on tenancy and housing law as well as legal representation for its members, e.g. in rent complaints, notices of termination, trespass law-suits and similar cases.

MUNICIPAL DEPARTMENT 21 – DISTRICT PLANNING AND LAND USE

is responsible for the development of the zoning and drafting plan, but also for urban district planning. Thus it ensures sustainable urban planning qualities and, among other things, it is also an essential basis for sustainable neighborhood development.

MUNICIPAL DEPARTMENT 25 – TECHNICAL URBAN RENEWAL

Provides information, advice and service in the field of all housing technology, on the subject of housing improvements and the associated subsidies offered by the City of Vienna, for example Vienna's one-off-payment and rent calculator. The → **AREA MANAGEMENT URBAN RENEWAL** is also located there.

MUNICIPAL DEPARTMENT 50 – HOUSING PROMOTION AND ARBITRATION BOARD FOR LEGAL HOUSING MATTERS

Is responsible for → **HOUSING SUBSIDY** in new construction and renovation, for individual tenant subsidies

and also serves as an arbitration body in housing law matters. The department for housing research and, last but not least, the IBA_Vienna are also anchored in MA 50.

MUNICIPAL DEPARTMENT 57 – WOMEN'S AFFAIRS

As a specialized department of the Vienna City Administration, the Women's Service is committed to a gender-equitable society. The focal point is the self-determined and safe life of girls and women.

MUNICIPAL HOUSING

Vienna's municipal housing is part of the social housing policy and looks back on a hundred years of tradition. Its mission is to create affordable and quality housing for the population. Municipal housing is one of the initial social housing types, which was superseded by the → **SUBSIDIZED HOUSING** and revived by today's → **GEMEINDEBAU NEU**. The City of Vienna invests about five percent of its total budget in affordable housing.

MUNICIPAL HOUSING APARTMENT

These rental apartments owned by the City of Vienna are characterized by favorable rents, unlimited rental contracts, commission-free handovers and largely equity-free financing. The criteria for the allocation of currently around 220,000 municipal apartments are defined by the → **WIENER WOHN-TICKET**.

N

NEIGHBORHOOD MANAGEMENT

Is an initiative of → **GEBIETSBETREUUNG STADTERNEUERUNG (GB*)** and can be used when more than 1,000 new housing units are built in an urban development area. One of the essential tasks of District Management is to inform and involve the population

about the development of new urban areas and to promote coalescence with adjacent old development areas.

O

OBJECT FUNDING forms the largest share of the financial resources used within the framework of → **HOUSING SUBSIDY** of the City of Vienna. Its task is the promotion of new buildings and the refurbishment of old buildings, with a focus on both affordable housing and → **GENTLE URBAN RENEWAL**. In contrast to → **SUBJECT FUNDING**, object funding aims to increase the stock of permanently socially committed housing and thus represents a means of curbing speculation.

OWNERSHIP LOANS

When purchasing a subsidized apartment, construction and land costs are obligatory fees. For this purpose, the City of Vienna offers low-income households a loan, which is repayable semi-annually over a period of 5, 10 or 20 years.

P

4-PILLAR MODEL

Criteria catalog for the evaluation of projects in → **DEVELOPER'S COMPETITIONS** or by the → **PROPERTY ADVISORY BOARD**. They include the categories architecture, economy, ecology and social sustainability. To be eligible for funding, each of the four pillars must be positively evaluated.

PROPERTY ADVISORY BOARD

This committee of experts from the → **WOHNFONDS_WIEN** evaluates the quality of residential construction projects with less than 500 residential units that are to be built with subsidies from the State of Vienna. The funding allocation is based on the → **4-PILLAR MODEL** of Viennese housing

construction. Further quality assessment is carried out after completion.

PROPERTY SUPPLY

The Property Supply is an instrument of the → **WOHNFONDS_WIEN** to create land reserves for subsidized housing projects. Currently, the City of Vienna owns land with a total area of more than three million square meters.

Q

QUALITY ADVISORY BOARD

The new Quality Advisory Board of the City of Vienna is applied to large selected urban development areas. In the future, sustainable neighborhood development will not only concern subsidized new construction projects but also privately financed ones. In this way, planning goals across building sites are to be guaranteed during implementation. Responsible for the Quality Advisory Board is the → **WOHNFONDS_WIEN**.

QUARTIERSHAUS (NEIGHBORHOOD HOUSE)

Here, not only living is to be offered, but an added value for the neighborhood should also be created. Through small-scale, multifunctional architecture, future-oriented mobility concepts and open space design, urban quality is to be achieved.

R

RED VIENNA

This term refers to the political color code of the Social Democratic Party, which had an absolute majority in Vienna between 1919 and 1934. Under mayors Jakob Reumann and later Karl Seitz, a policy was implemented primarily in the interest of the working class, which pursued a centralization of care for the poor and health care, as well as promoting

the construction of healthy housing and the expansion of public transportation. Red Vienna can be understood as an educational reform experiment. Emphasis was placed on social welfare, → **MUNICIPAL HOUSING**, and school reform. By 1933, over 60,000 apartments and 5,000 settlement houses had been built, all owned or administered by the City of Vienna. The housing programs were financed largely by housing tax funds.

S

SMART-HOUSING

Compact housing solutions at low rents make up an offer aimed primarily at young people, families, single and separated parents as well as anyone looking for particularly affordable apartments. The apartments are allocated by → **WOHNSERVICE_WIEN** and are offered in six sizes, from 40 to 100 square meters. The monthly gross rent is a maximum of 7.50 euros per square meter. SMART apartments can be furnished with standard furniture and are handed over with basic equipment (plumbing, electricity, etc.). The rents are comparable in price with community apartments. To be eligible for a SMART-housing, apartment applicants need a → **VIENNA HOUSING TICKET** with a justified housing need.

STAFF UNIT FOR RESOURCE CONSERVATION AND SUSTAINABILITY IN CONSTRUCTION

Established in 2022 in the City of Vienna's Construction Directorate, this staff unit drives forward the topics of resource conservation, reuse and recycling through circular economy under the motto "Circular Vienna."

SUBJECT FUNDING

Is a means of financial support of the City of Vienna for people with low income or difficult living conditions

to secure the current monthly burdens. It is granted in the form of → **HOUSING ASSISTANCE** or low-interest loans as a substitute of own funds if, for example, tenants are unable to pay the cooperative with their own funds when moving into a subsidized apartment.

SUBSIDIZED HOUSING

In addition to the construction of rental and cooperative apartments as well as owner-occupied apartments, the → **HOUSING SUBSIDY** of the City of Vienna also provides financial support for the renovation of housing. In order to be eligible for this benefit, various criteria must be met, which are defined in urban housing via the → **WOHNFONDS_WIEN** in the → **DEVELOPER'S COMPETITION**. Unlike the → **MUNICIPAL HOUSING**, subsidized residential buildings are not owned by the city.

V

VIENNA HOUSING TICKET

Is the criteria catalog of Wohnberatung Wien for the classification of interested parties for → **SUBSIDIZED HOUSING** or → **MUNICIPAL HOUSING APARTMENTS**. The basic requirements are a minimum age of 17 years, two years of continuous main residence in Vienna, Austrian citizen-ship or equivalent (EEA and third-country nationals), falling below the maximum income limits according to the Vienna Housing Subsidies and Housing Rehabilitation Act, and clarified family relationships (spouses or partnered couples may only apply for the ticket jointly).

W

WIENER WOHNEN

Wiener Wohnen manages, renovates and operates the municipal housing complexes. This includes more than 220,000 existing municipal apartments, and for some years now, new

developments have also been added via → **GEMEINDEBAU NEU**. This makes Wiener Wohnen the largest municipal housing management company in Europe.

WOHNBAUINITIATIVE (HOUSING INITIATIVE)

Is an → **OBJECT FUNDING** by the City of Vienna, which to date has only been implemented in 2011 and 2015. In this context, favorable loans were granted to non-profit cooperatives or to companies offering similarly favorable conditions as the → **SUBSIDIZED HOUSING**. The city ties the allocation to both mandatory equity and rent caps as well as quality criteria. These are reviewed by an advisory board. Half of the apartments must be allocated via → **WOHNSERVICE WIEN**.

WOHNBERATUNG WIEN

Wohnberatung Wien arranges → **SUBSIDIZED HOUSING** and → **MUNICIPAL HOUSING APARTMENTS** for Viennese looking for housing who have a → **VIENNA HOUSING TICKET**. It also provides information on financing and subsidy options.

WOHNFONDS_WIEN

Wohnfonds_Wien is the central point of contact in all questions of constructional development in → **SUBSIDIZED HOUSING**, in the refurbishment of existing buildings and Gründerzeit blocks as well as in new construction and in the long-term provision of land. In this context, it takes care of project development and quality assurance (through → **DEVELOPER'S COMPETITIONS** and the → **PROPERTY ADVISORY BOARD**) as well as consulting and support for house refurbishments. Since 2021, the quality assurance of general development areas has also been in the hands of wohnfonds_wien within the framework of the → **QUALITY ADVISORY BOARD**.

WOHNPARTNER

Wohnpartner support the networking of the neighborhood and help to solve conflicts in municipal housing estates. They are part of the → **WOHNSERVICE WIEN**.

WOHNSERVICE WIEN

Is the central contact for all questions concerning housing in Vienna. The services provided by → **WOHNBERATUNG WIEN**, → **MIETERHILFE** and → **WOHNPARTNER** are free of charge and include, among other things, the allocation of subsidized apartments, advice and assistance in matters of tenancy law, but also support living together in large housing estates and municipal buildings.

ZONING CATEGORY SUBSIDIZED HOUSING

This zoning category was introduced at the beginning of 2019 and states that for any new zoning of residential floor area comprising 5,000 square meters or more, two-thirds of the area must be set aside for → **SUBSIDIZED HOUSING**.

WHO IS IBA_VIENNA?

IBA_VIENNA ARE ALL THOSE WHO ACTIVELY PARTICIPATE IN IT

The IBA_Vienna sees itself above all as a platform for the multitude of innovative actors who are willing and also able to actively contribute to the ongoing development of the city and to set impulses and examples that make decisive progress possible. In this context, it is important to understand the city as a high-performance system of tightly meshed linkages that, in addition to know-how and sufficient resources, is fed by one thing above all: communication and exchange.

TEAM OF THE IBA_VIENNA

The IBA_Vienna team consists of seven people, they combine a wide range of skills from the fields of architecture, spatial planning, open space planning, urban development, communication and marketing, social work and project assistance.

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The IBA_Vienna was initiated by the former head of housing research, Wolfgang Förster, who also led the team until his retirement in mid-2018.

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