

# Re-Razvitak

Spaces of encounter in a divisive city



Angelique Stegeman

CHAPTER 1  
ANALYSIS

CHAPTER 2  
INTENTION

CHAPTER 3  
CONCEPT & ZONING

CHAPTER 4  
DESIGN

Mostar, Bosnia and Herzegovina

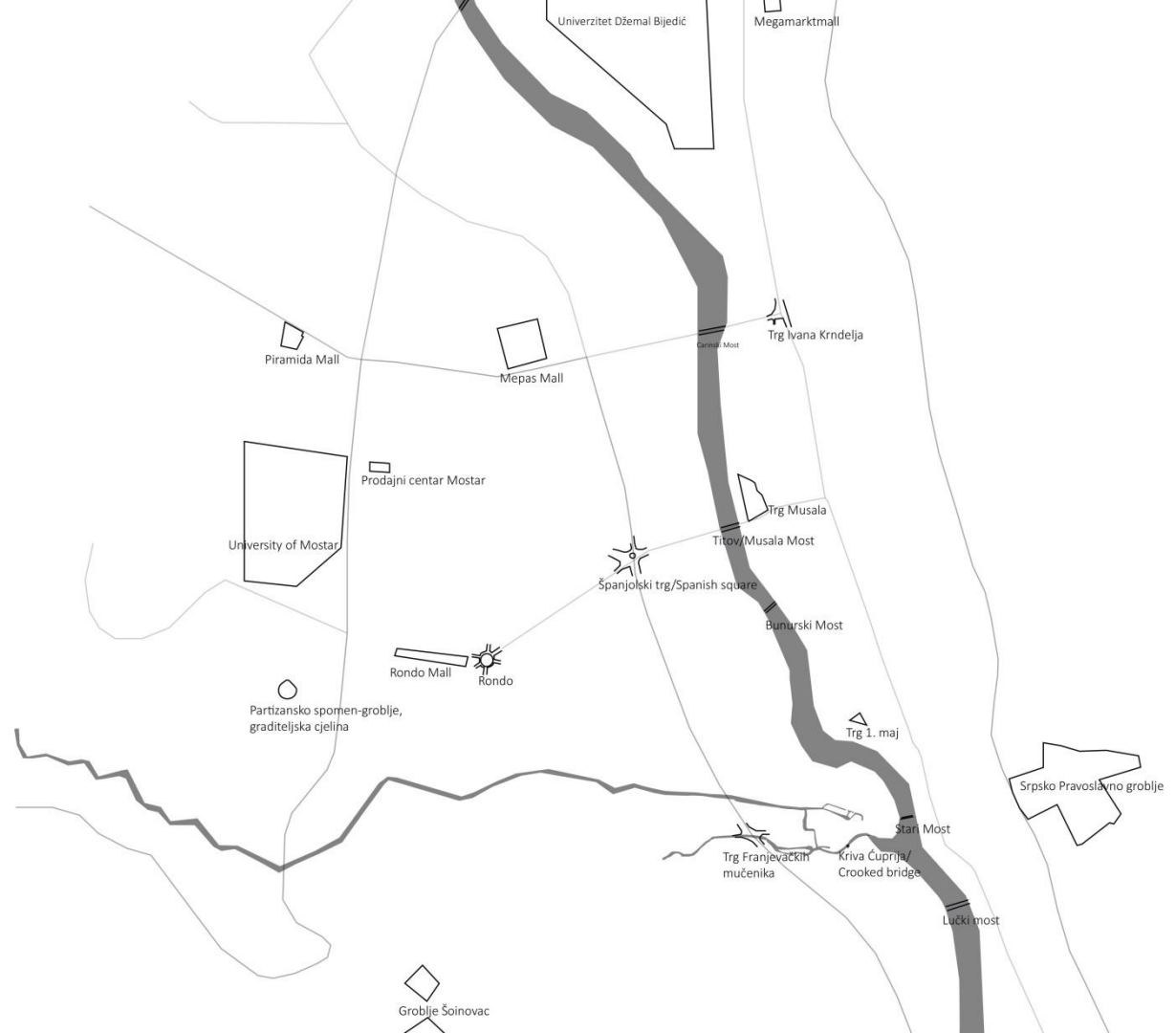


# CHAPTER 1

ANALYSIS

## Public space in Mostar

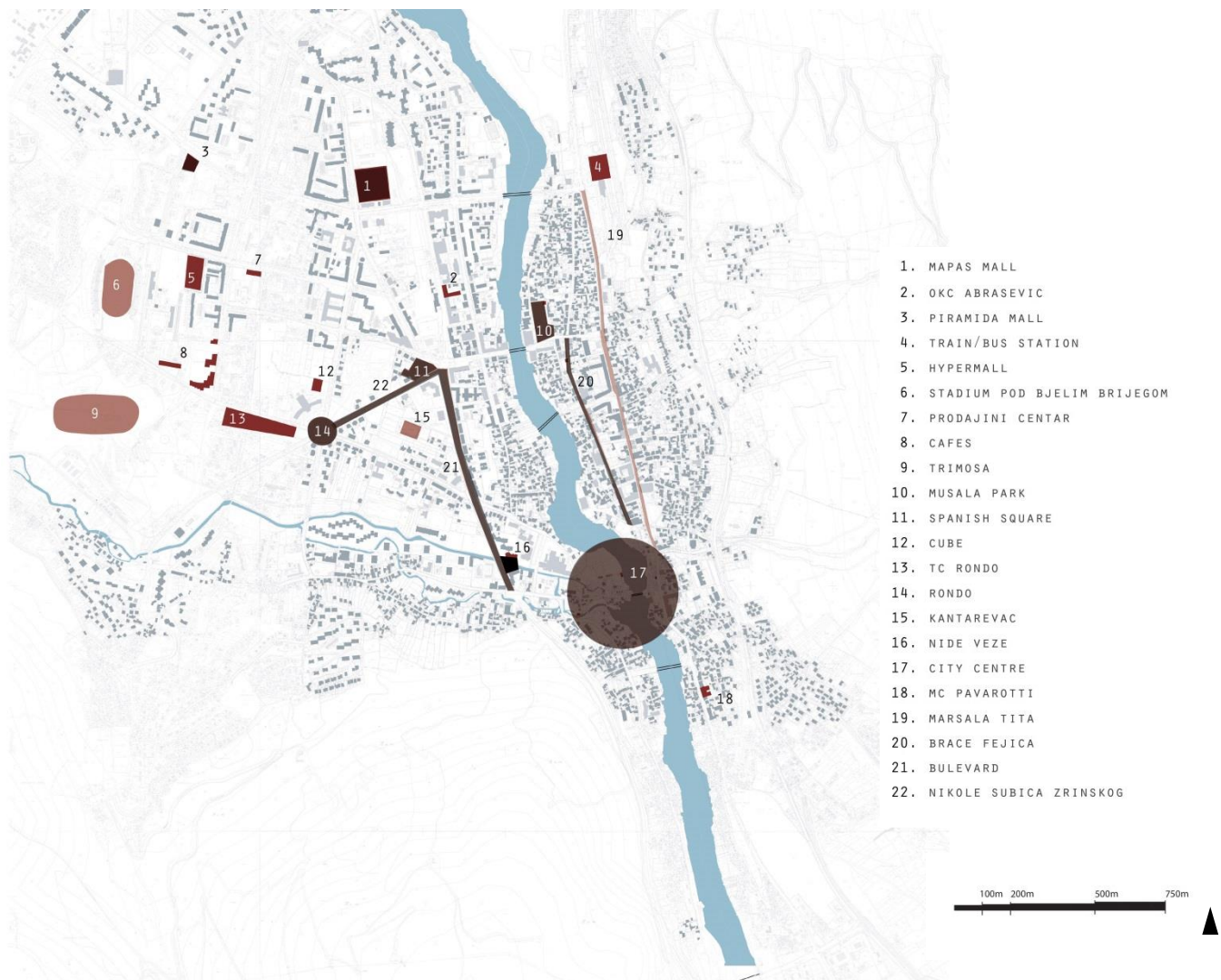
The research started out from an interest in the **everyday social lives** of Mostari, social space after war. Before and during the visit I mainly researched the **public spaces** and its **current and past use**.





## Public space in Mostar

Certain streets changing popularity after the civil war, more in two separate zones than before, when there was the **horizontal strip** of Korzo, but people **move all over the city** (in the social tissue) and see Mostar as 'one city' (particularly the younger generation).



## Chapter 1 | Analysis

# Public space in Mostar

Before the war, popular activities and practices were promenading along the Korzo and in the city centre near the Old bridge, shopping at HIT and Razvitak, swimming at the public pool.



### precedent study

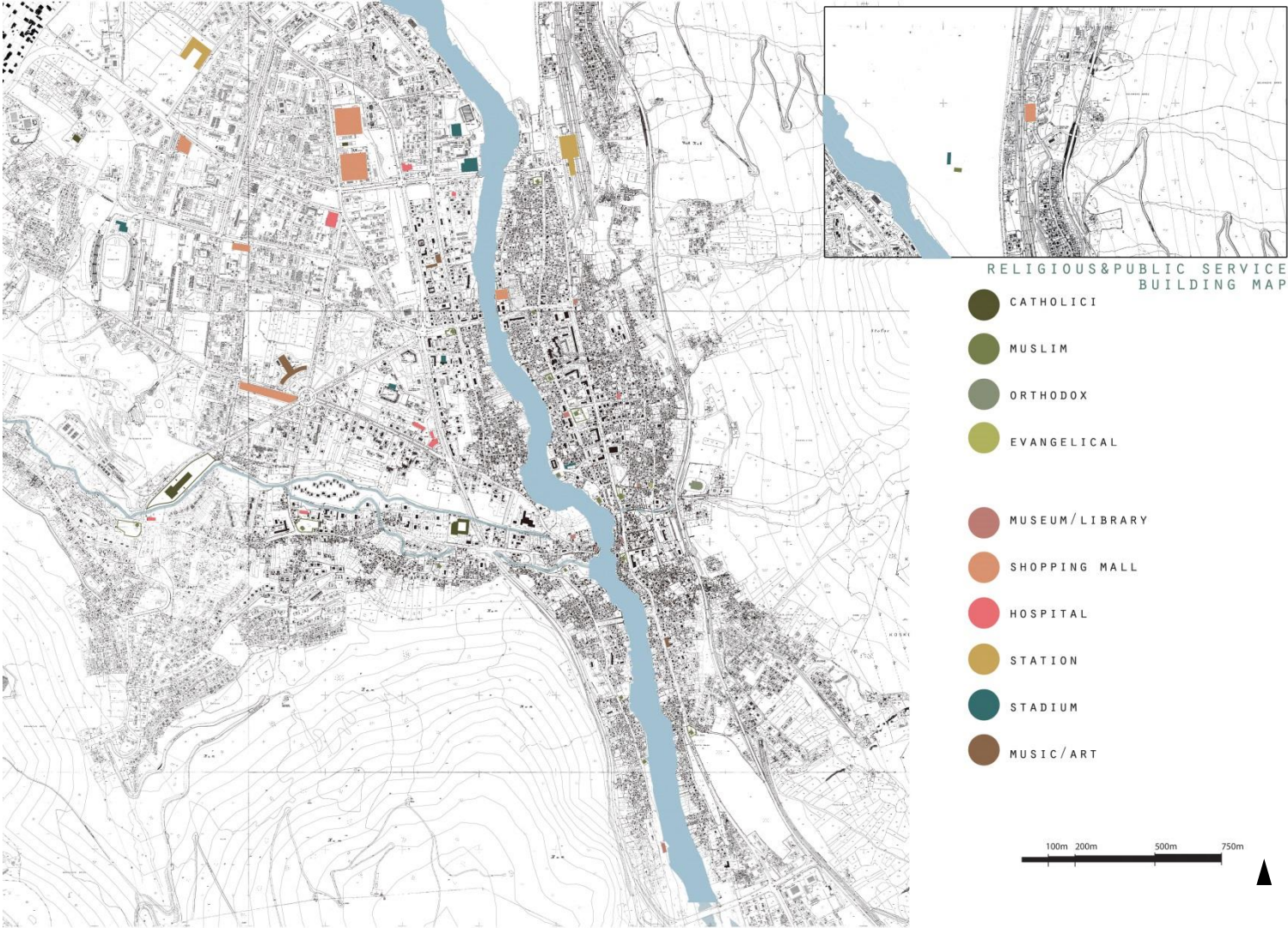
1. SWIMMING POOL
2. OKC ABRASEVIC
3. HIT DEPARTMENT STORE
4. BROTHERHOOD AND UNITY SQUARE
5. DOM MLADIH
6. DOM KULTURE
7. KANTAREVAC
8. KINO PARTISAN CINEMA
9. BULEVARD
10. MUSALA PARK
11. RAZVITAK DEPARTMENT STORE
12. CINEMA
13. DOM JNA
14. THEATRE
15. CITY CENTRE
16. PARTISAN MEMORIAL
17. SPORT CLUB
18. KORZO
19. LENIN STREET

100m 200m 500m 750m



Chapter 1 | Analysis  
**Public space in Mostar**

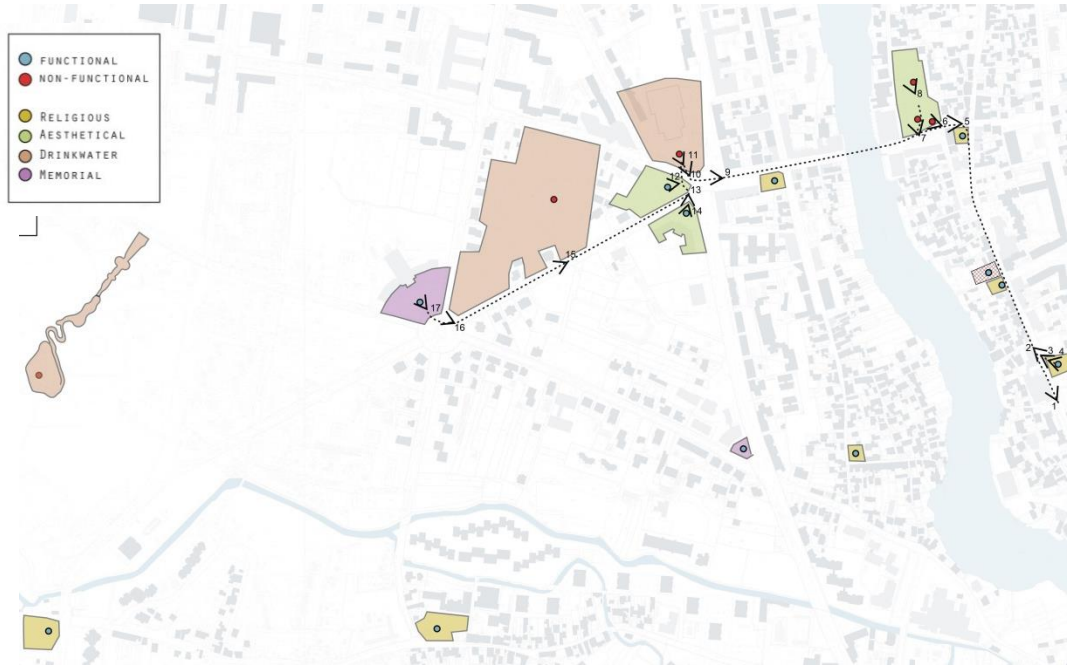
Multiple public buildings sharing the same function, displaying **institutional ethical division** of public buildings/spaces



## Chapter 1 | Analysis

# Fountains in public space

Fountains were common goods - drinkwater and overall inclusive elements because of that, also **as all kinds of people** encountered each other here. These public spaces were considered **'free space' and spaces to be vulnerable**. Currently, the drinking fountains are left neglected because **the sense of responsibility is gone**.



# Fountains in public space

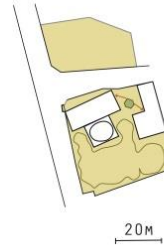
Public spaces as a spatial method to analyze the city

Many public spaces, of which most were active before the war, had:

- 1) Landscape / terrain
- 2) fountain
- 3) building

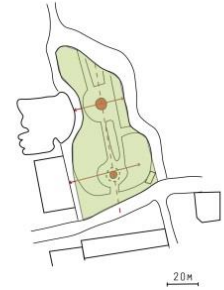
The most inclusive quality is when the fountain has drinking water and becomes a **common good**. The **function assigned to the building** influences the function and type of encounters at the fountain as well.

KARADOZ BEY MOSQUE  
1558



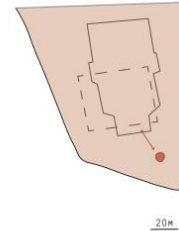
FOUNTAIN (IN COURTYARD)  
FACILITATES VISITORS/ FOLLOWERS  
OF MOSQUE (WASHING).

MUSALA PARK  
1900



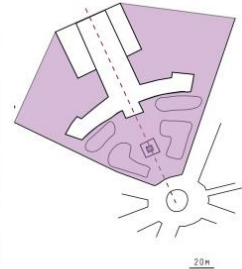
FOUNTAIN (INSIDE PARK) FACILITATED  
VISITORS OF HOTEL NERETVA, THE  
OTHER THE TITO'S PALACE, AND  
CURRENTLY FOR THE PARK, THUS PUBLIC.

HIT  
1972



FOUNTAIN FACILITATES VISITORS  
OF SQUARE AND DEPARTMENT STORE HIT.  
THUS PUBLIC.

CROATIAN FIGHTERS MEMORIAL  
1991-1995



FOUNTAIN FACILITATES VISITORS OF  
MEMORIAL, THUS SPECIFIED PUBLIC.

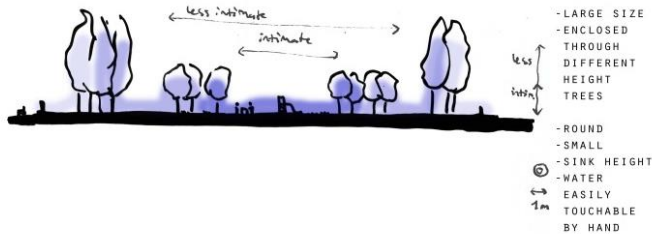
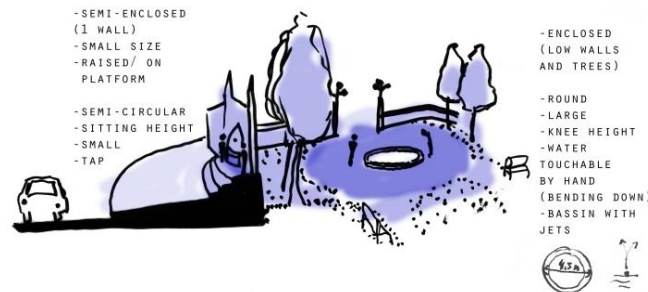
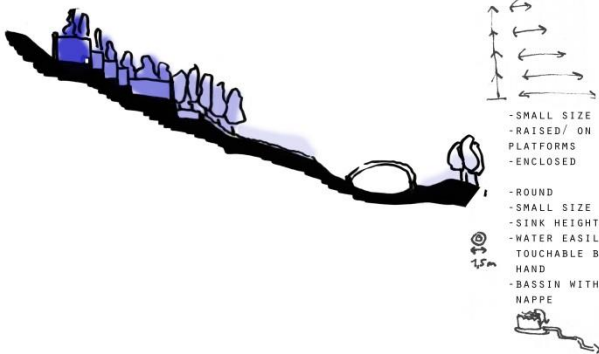
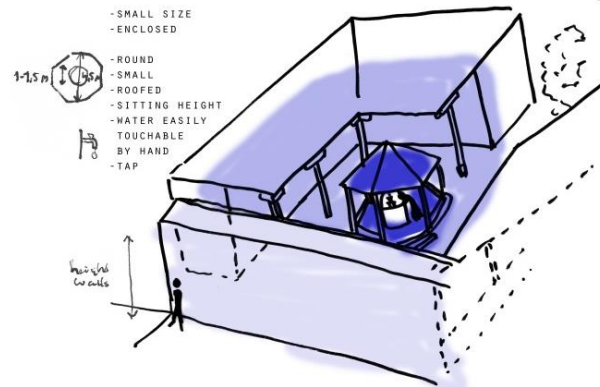
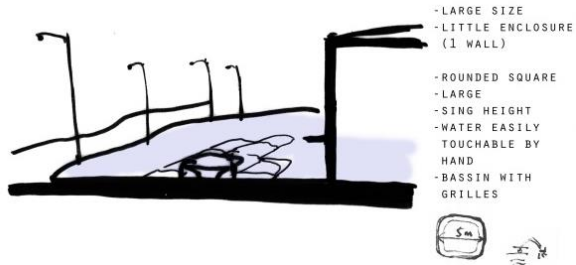
- RELIGIOUS
- AESTHETICAL
- DRINKWATER
- MEMORIAL

# Chapter 1 | Analysis

## Fountains in public space

Use of public spaces with fountains shaped in different ways, experienced through different levels of intimacy, with different sizes, enclosure and height transitions

- PUBLIC
- LESS INTIMATE
- MODERATELY INTIMATE
- INTIMATE
- VERY INTIMATE



Precedent study:  
Razvitak  
Department store  
1970  
Ante Paljaga



Precedent study: Razvitak Department store – 1970, Ante Paljaga

- Combining modernist, functionalist ideas (structure) with Bosnian history about common rituals (façade)
- Different typology with public and private functions combined
- Use of topography to create different levels with different programs



Precedent study: Razvitak Department store – 1970, Ante Paljaga

-Combining modernist, functionalist ideas (structure) with Bosnian history about common rituals (façade)

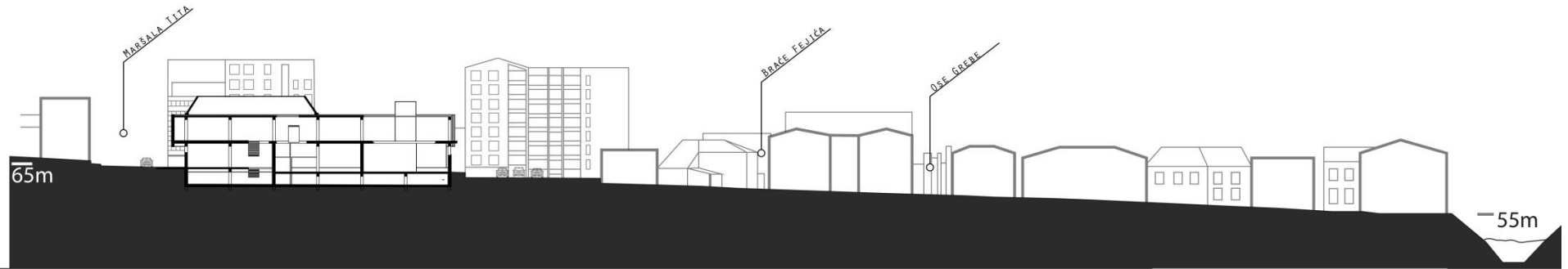
**-Different typology with public and private functions combined**

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Precedent study: Razvitak Department store – 1970, Ante Paljaga

- Combining modernist, functionalist ideas (structure) with Bosnian history about common rituals (façade)
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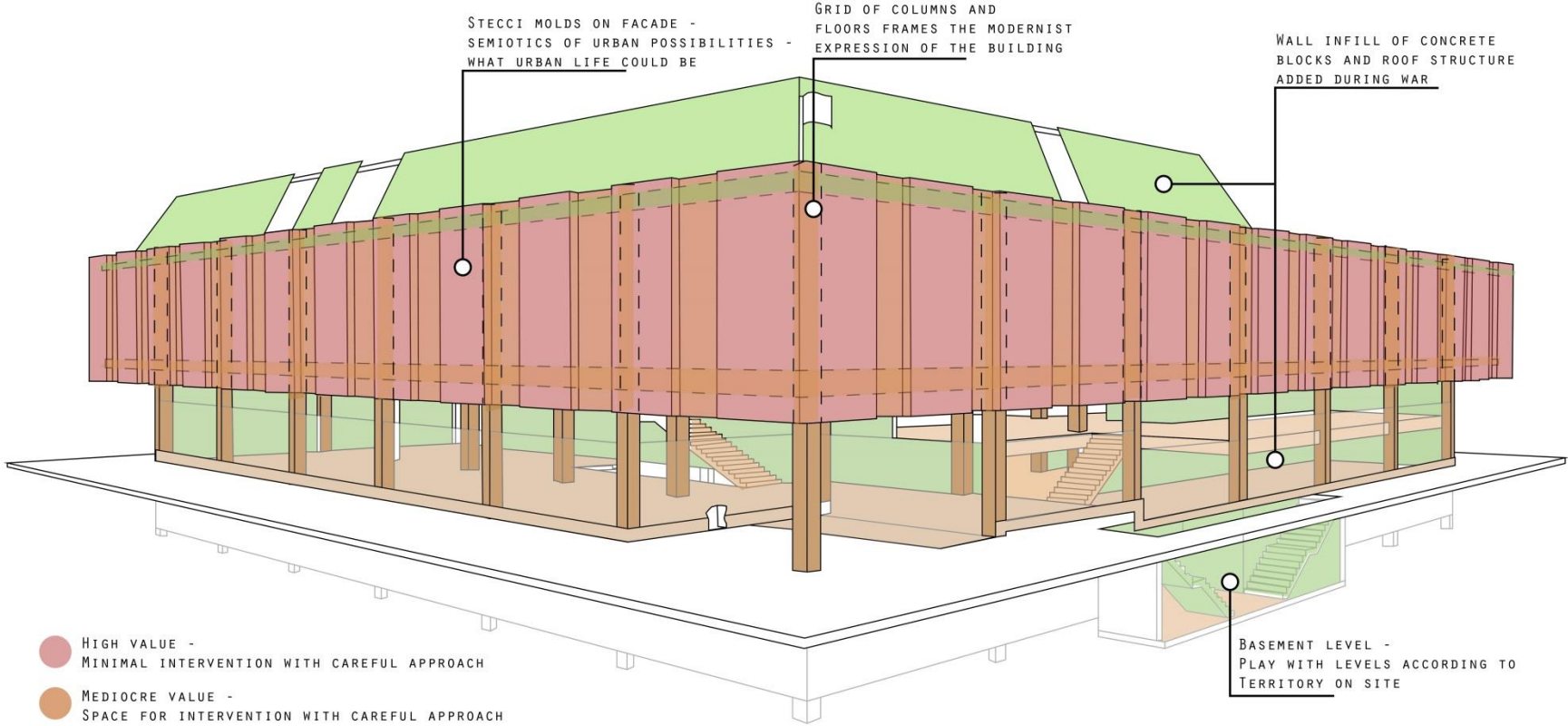
5m 10m 20m 50m



Chapter 1 | Analysis  
 Razvitak

Mixed functions with mainly commercial buildings on one side and residential buildings on the other.

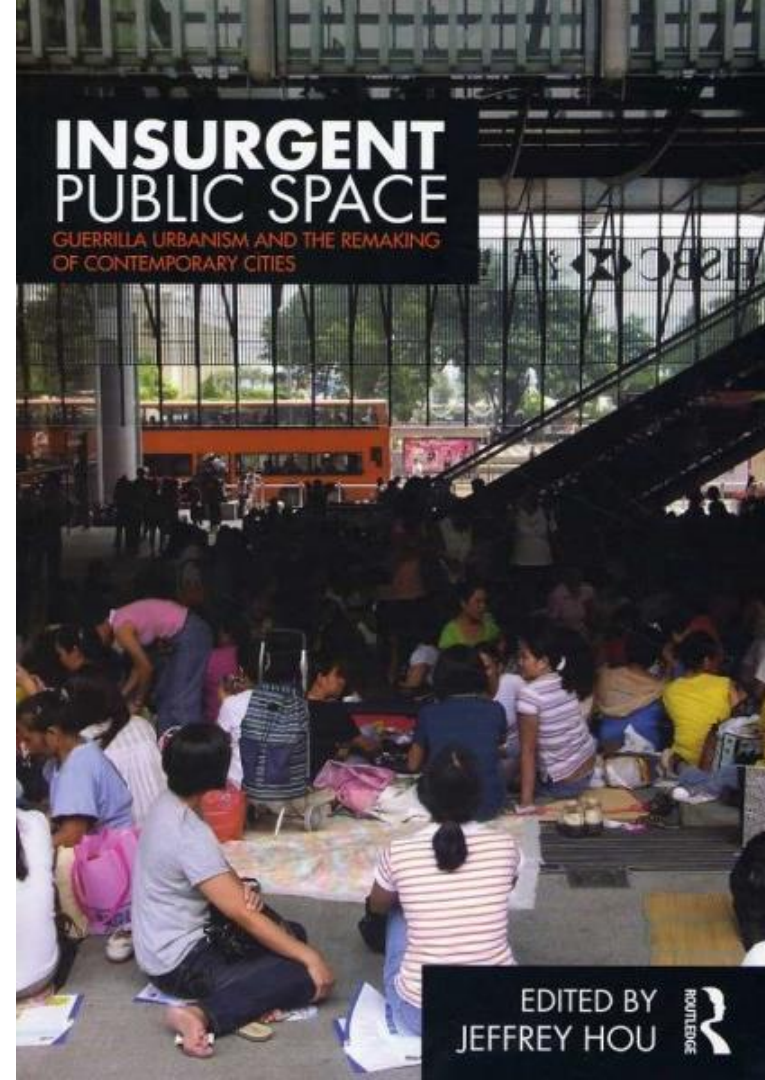




*[...]a place, which has a physical core – a market place one can walk upon – and not a just virtual world. It therefore shall not be set equal to community in general, because a community can exist without physical space in modern times. Second, central means not someone’s private backyard but a public park, a market square, a graveyard, and so forth, which is and has been used by the surrounding community.”*

*’[...] places have no social boundaries, but instead are connected through movement and communication with many other places, forming the communal space of a city or town through our everyday practices.’*

*(Tobias Greiff)*





Danny Woo Garden, Seattle



Shilin night market, Taipei



Community Gardens - sharing knowledge  
Danny Woo Garden, Seattle



Drinkwater  
Brotherhood & unity square, Mostar



Seating - resting places  
Community centre Mandelaplein, Den Haag



Kitchen - sharing knowledge  
Conscious Kitchen, Den Haag

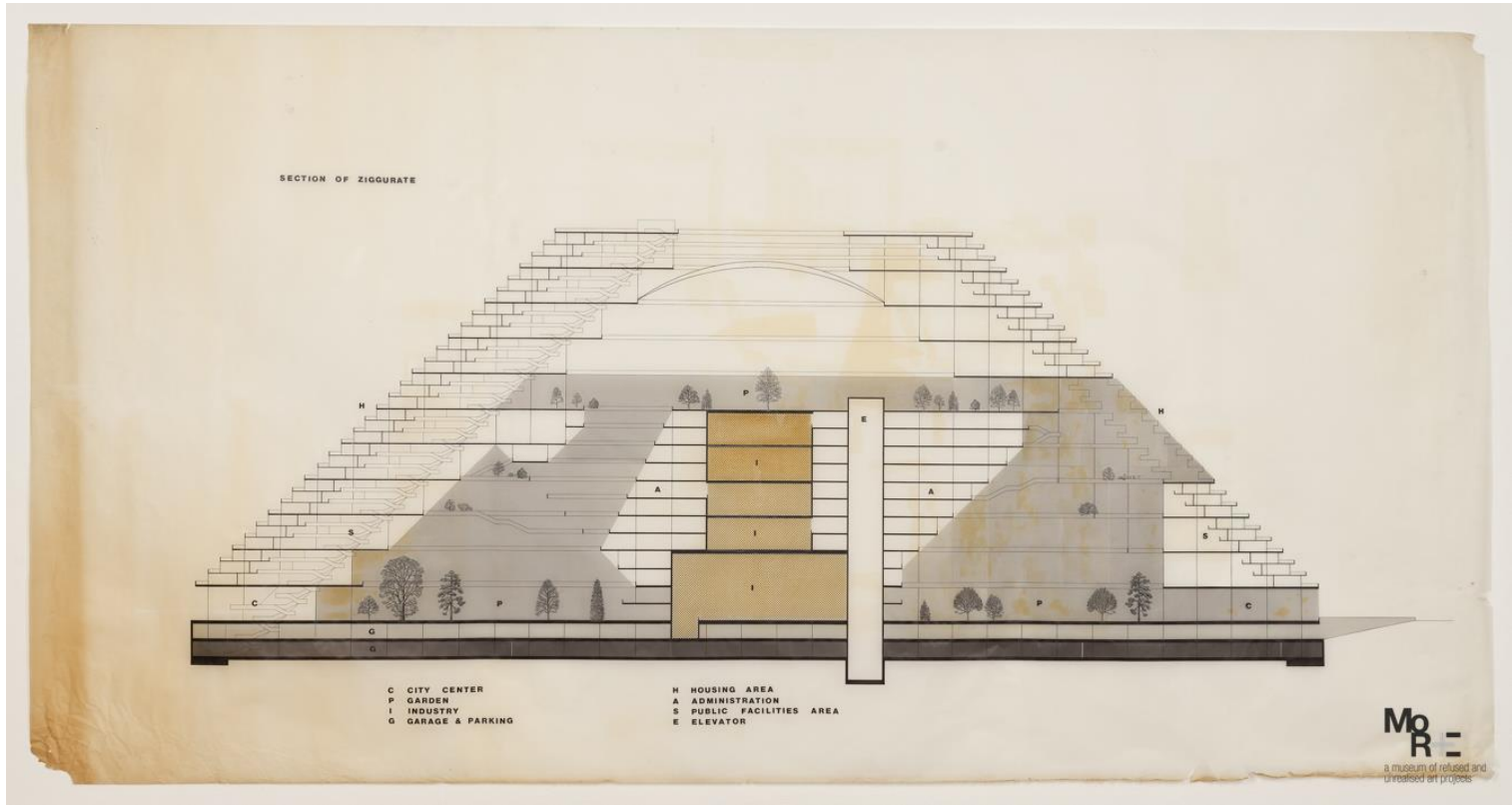


Market - exchange space  
Trznice Pijace, Mostar



Night market- exchange & sharing  
Shilin night market, Taipei

- Participation
- Those who produce, decide ...



Vjenceslav Richter, Synthurbanism, 1954-1964

How to contribute to the social tissue of Mostar in its divided state?

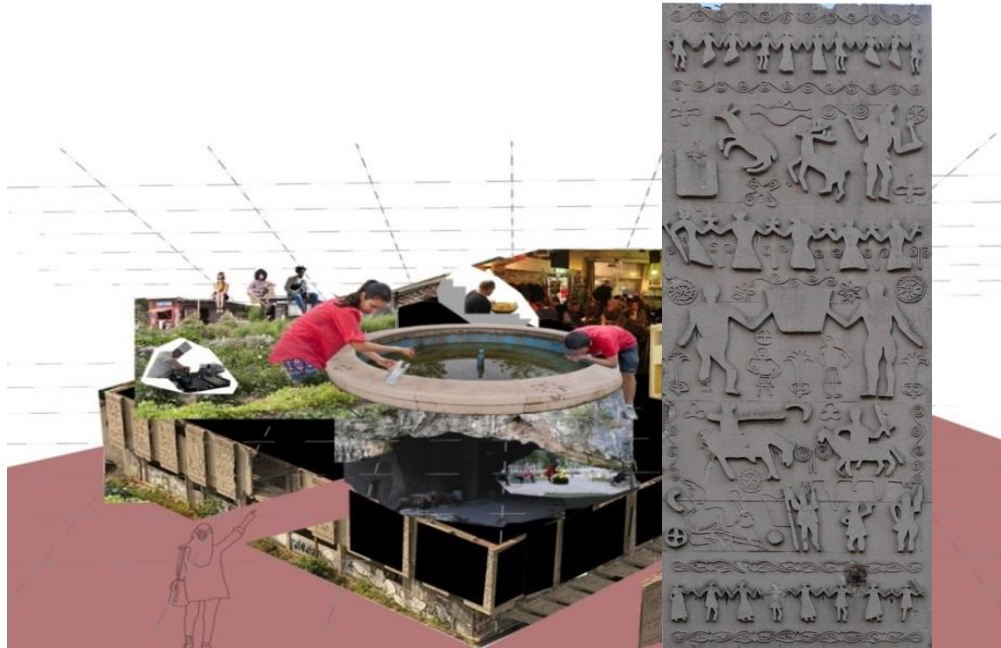
How to create an inclusive space where people can establish meaningful relationships and relate to each other apart from their ideologies?

## CHAPTER 2

INTENTION

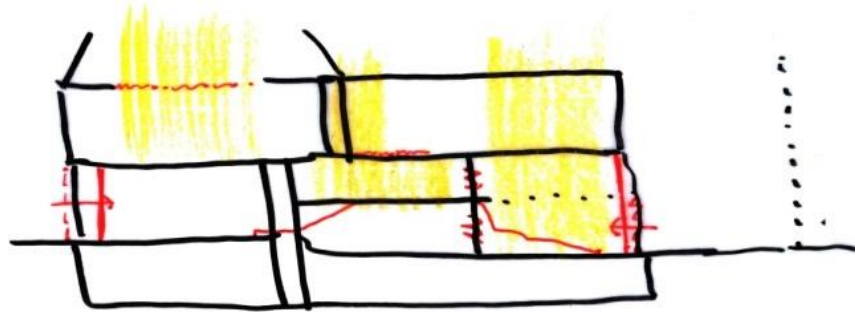


To create an inclusive place where people can encounter each other, exchange, share knowledge and collaborate. Here people have the opportunity to reclaim space as a 'free' public space as it was before.



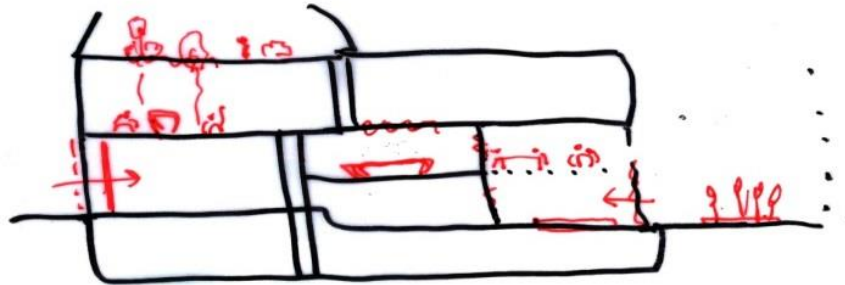
**Accessibility:**

- accessible to all (diversity)
- responding to urban (social) tissue
- accessibility and safety building with openings, light, degrees of intimacy
- access to common goods



**Sense of ownership:**

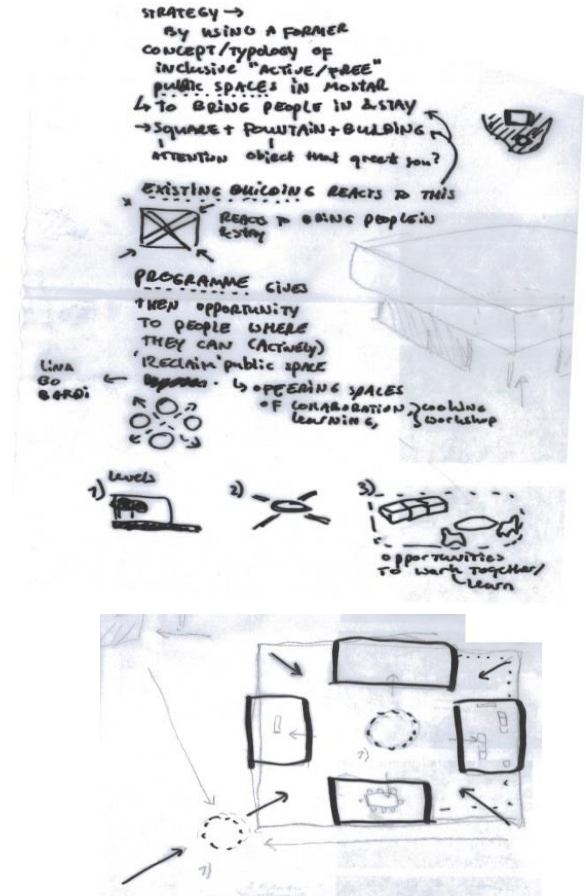
- common goods (water, food, shelter, knowledge, tools)
- self-organisation by (community)
  - taking responsibility
- re-use of existing building stock



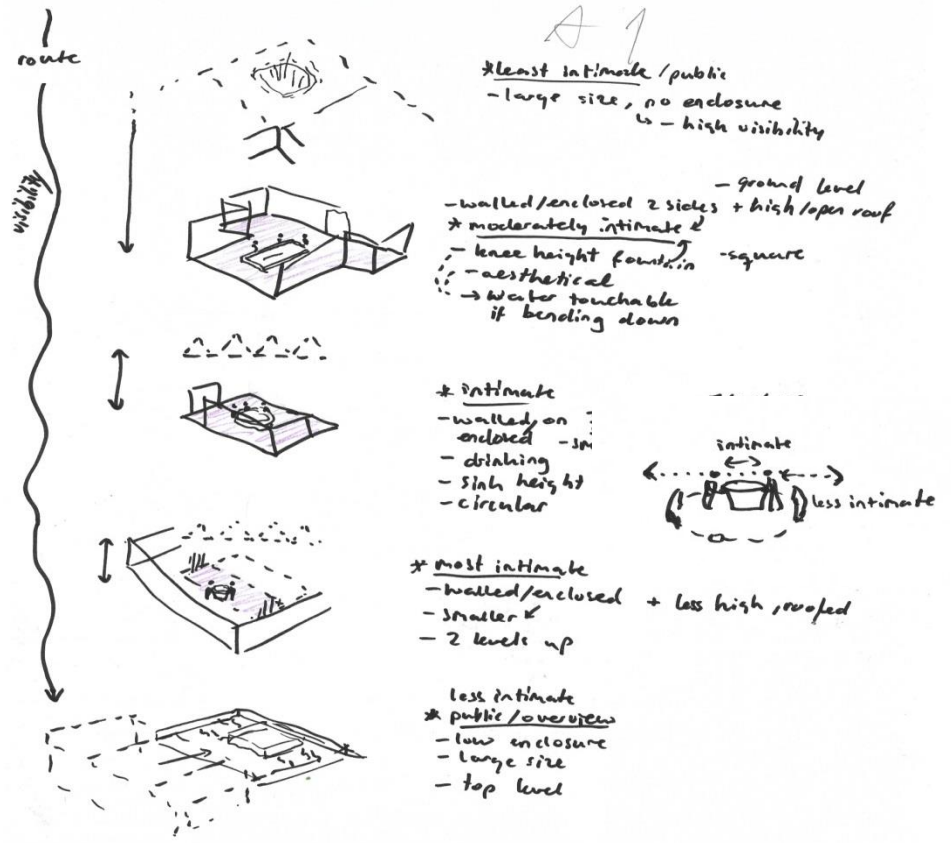
Site location in context  
of the social tissue

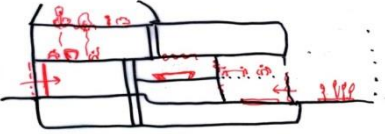


Utilizing inclusive qualities of public spaces with fountains to bring people in and stay, to which the ruin reacts and unlocks as a common resource, in order to counteract divisional narratives and reconnect the city socially (and aquatically).

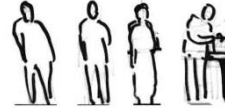


Re-using/reactivating qualities of Razvitak





Sense of ownership - programme



Main coordinators (multiple roles)  
+ volunteers

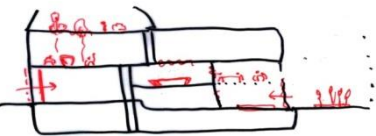
- Main overview - building, market
- kitchen - preparation, serving, cleaning, teaching
- greenhouse - maintenance, teaching



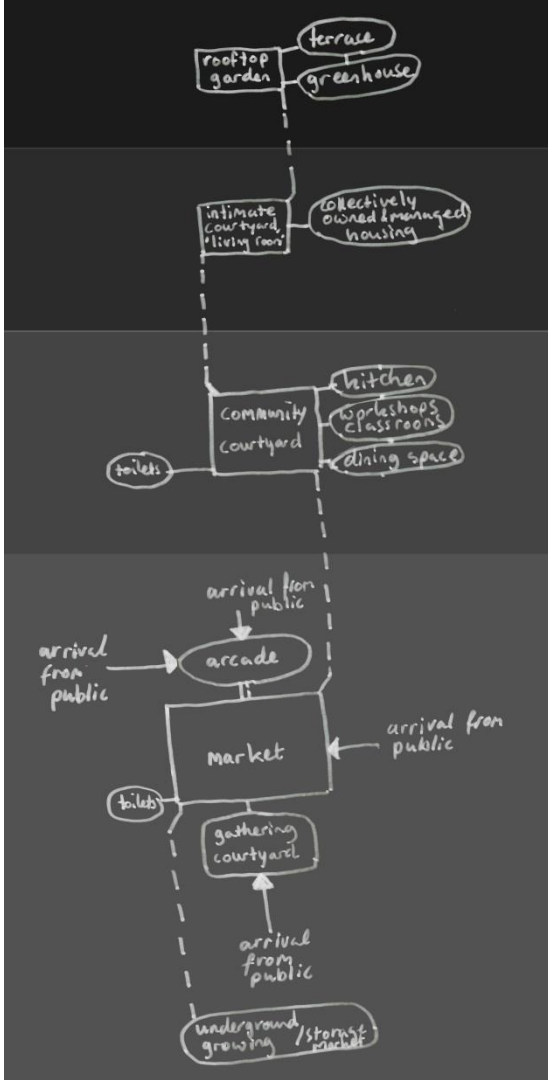
Conscious kitchen, The Hague

	market	loggia	kitchen 1	(workshop) kitchen 2	dining space	workshop classrooms	roof garden & greenhouse + (basement)
08:00	weekly farmers & flea market	open passage, exhibitions	communal breakfast preparation lunch	rentable to entrepreneurs / educational classes	communal breakfast open	rentable for classes (harvesting, production...)	maintenance, harvesting, classes
12:00	daily flea market		communal lunch			rentable for other classes	group picking workshop classes
16:00			preparation dinner	open to use weekly youth / women's ... dinner	open to use		workshop classes
20:00	night market		daily communal dinner			open classes	workshop classes, maintenance, group picking
24:00			occasion / weekly movie screening				

Chapter 2 | Intention  
Programme



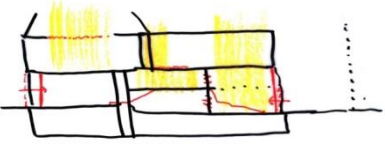
Sense of ownership - programme



Market - exchange space  
Trznice Pijace, Mostar

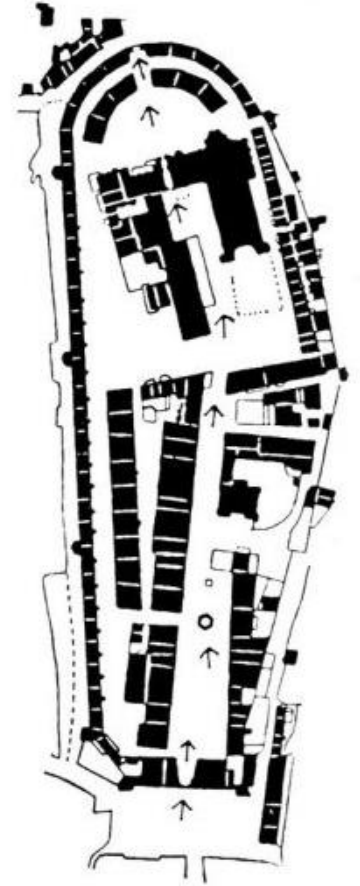
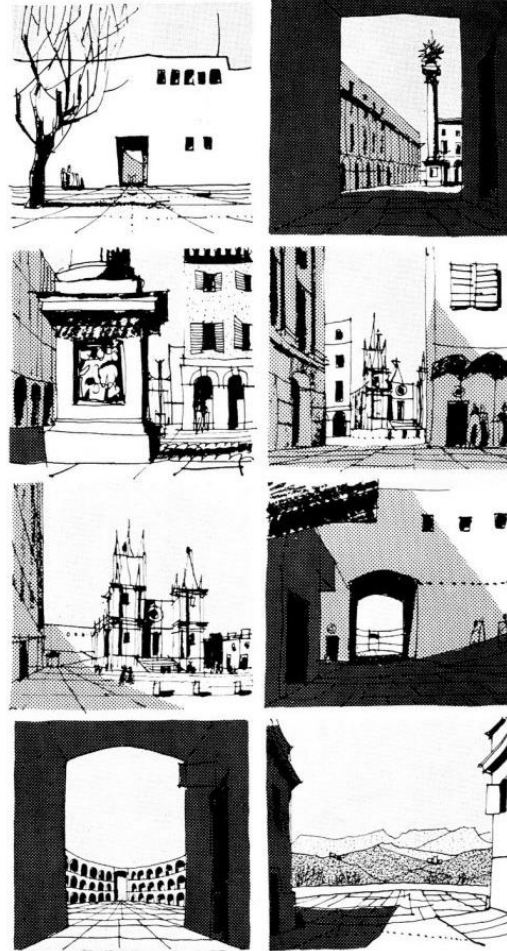


# Sequence of spaces



Accessibility - spatial

*“homogeneity of space, where every room has a similar degree of intimacy, rubs out all possible subtlety of social interaction in the building’ and that “each person has a very accurate sense of his degree of intimacy’ (Christopher Alexander).*



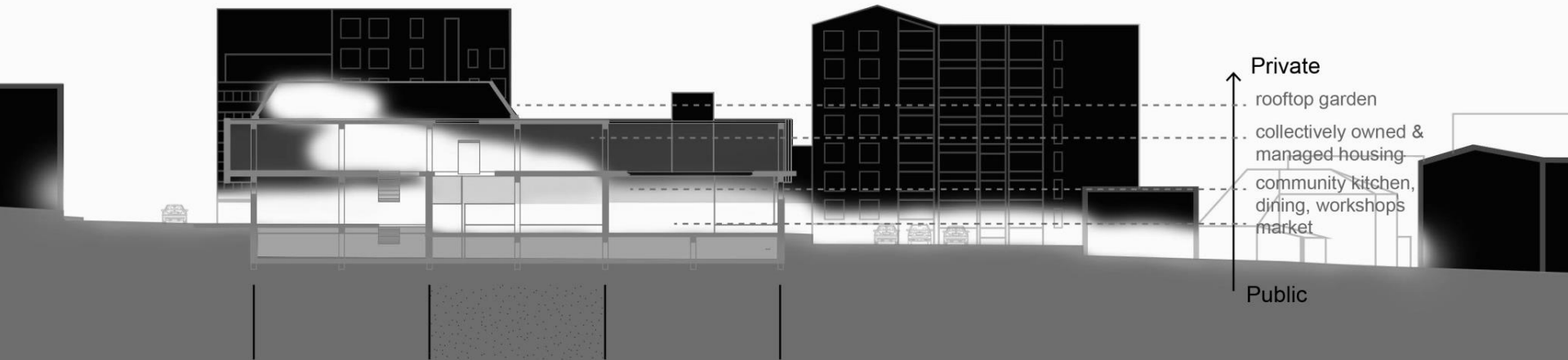
Gordon Cullen, sequence of spaces

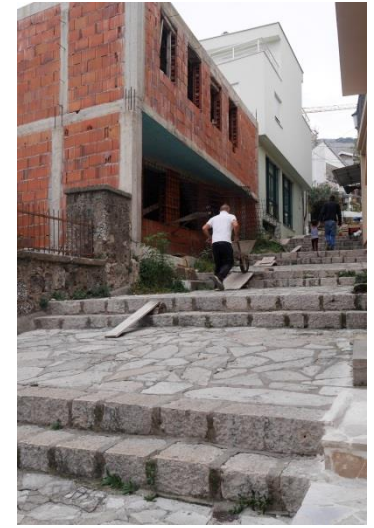
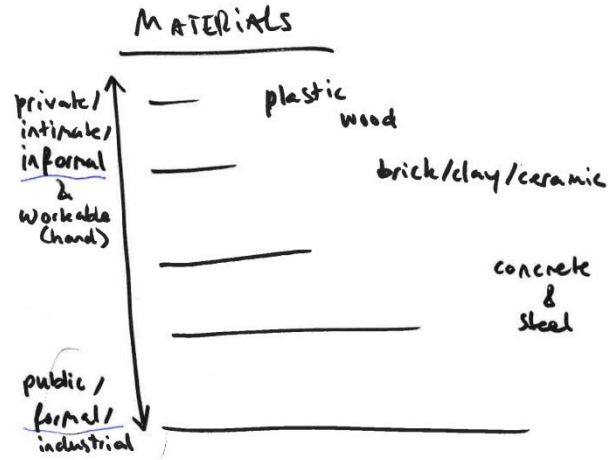
# CHAPTER 3

CONCEPT & ZONING

Shaping the accessibility and sense of ownership through:

- the experience of journey from public to private, moving through different levels of intimacy that shape diverse spaces of encounter;
  - to which the programme relates;
  - while making use of the existing qualities of Razvitak





Tenelija limestone and structural clay tile in Mostar

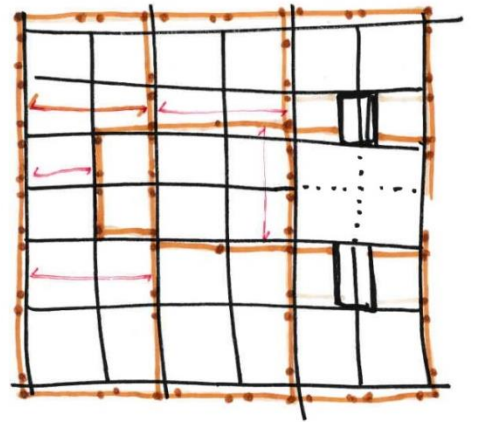


Limestone and concrete paving in Mostar

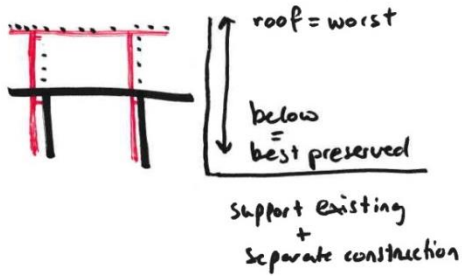


Corten steel collonade of Centre d'Examen du Permis

Structural

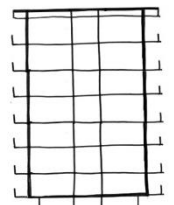


- PERMEABILITY/ZONING TOOL
- support new functions →

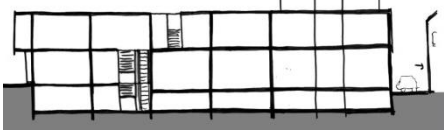


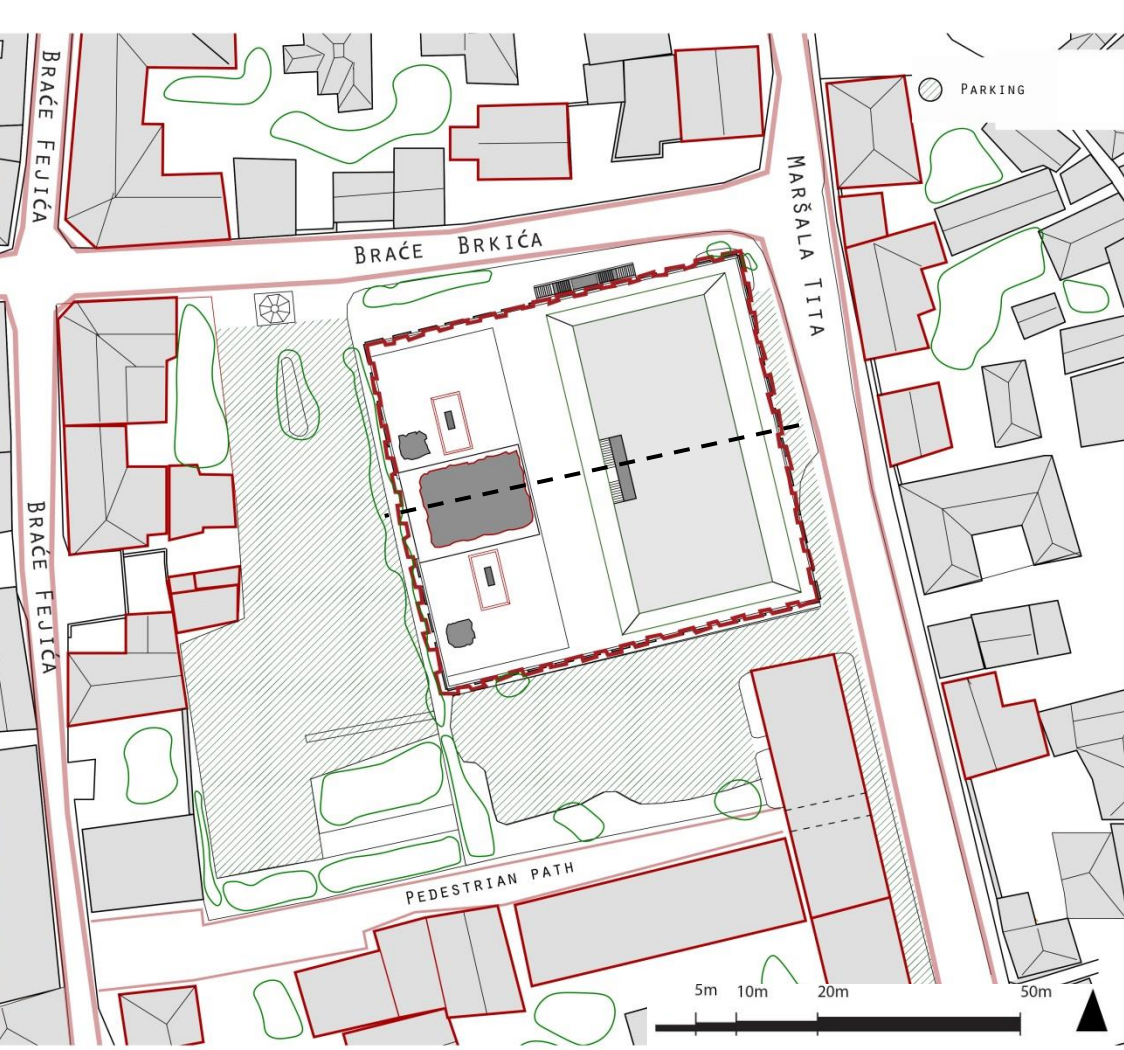
Saracco, A. (2019)

1970-1996

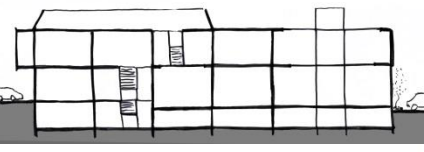


Long section

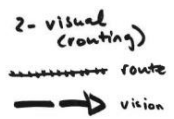
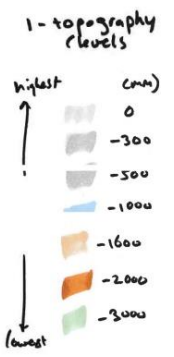




Long section

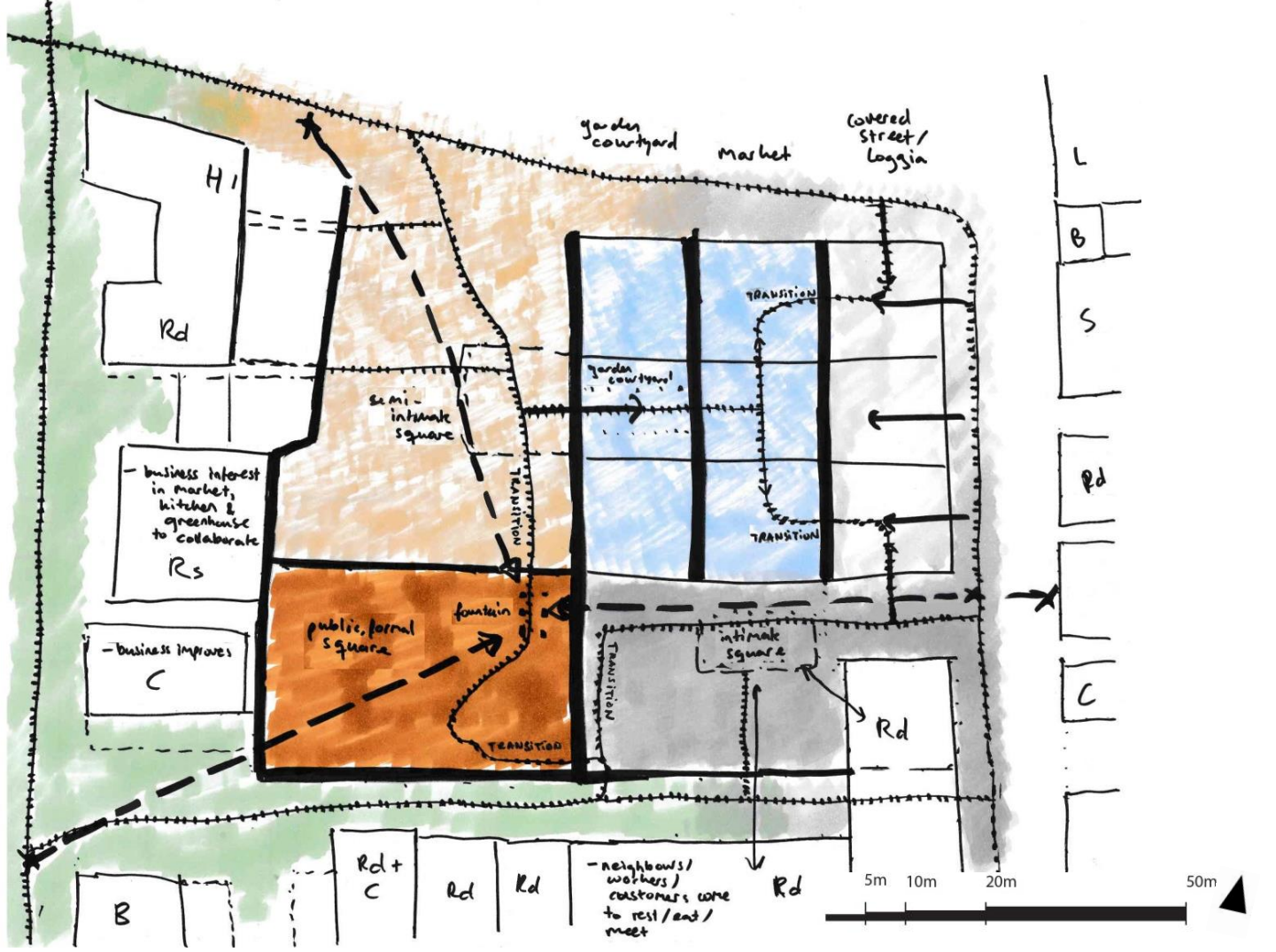


# Site strategy



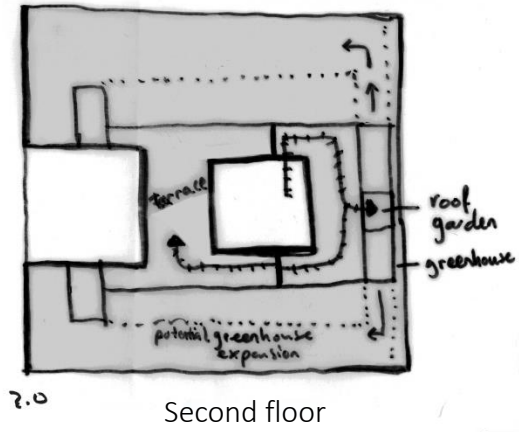
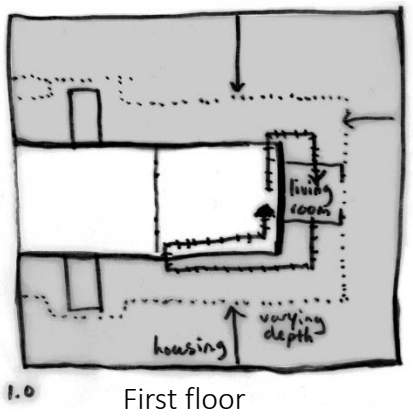
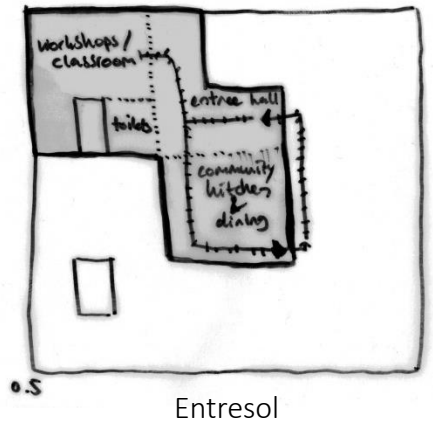
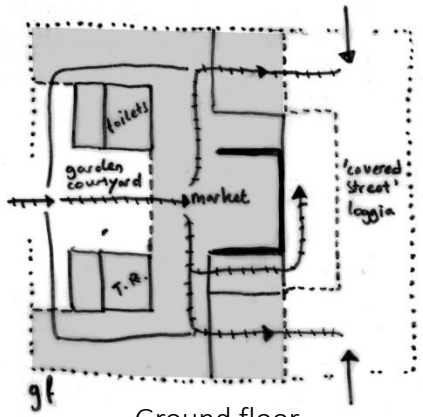
3- typology (neighborhood)

B = BAR  
C = CAFE  
Rc = RESTAURANT  
Rd = RESIDENTIAL



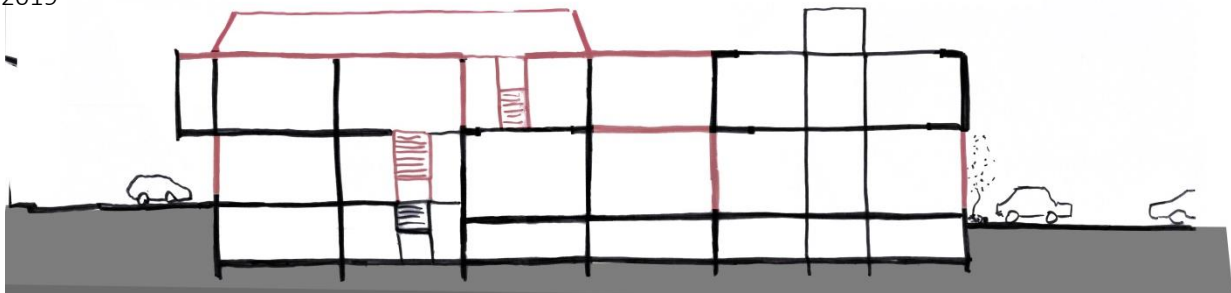


Chapter 3 | Concept & Zoning  
Programmatic zoning

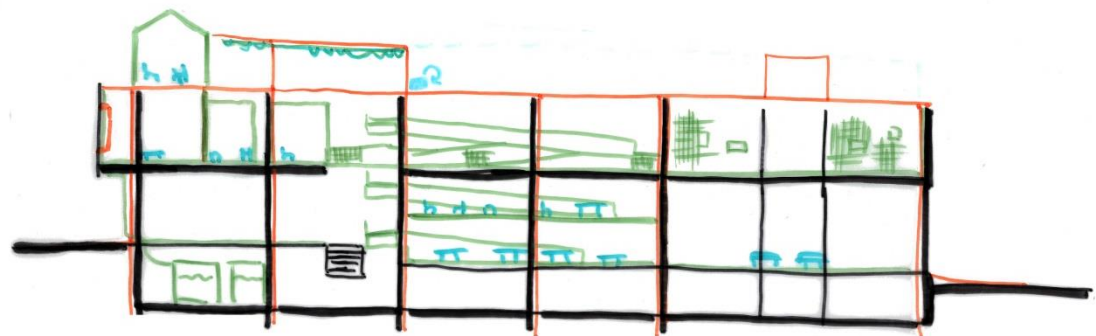




2019



New



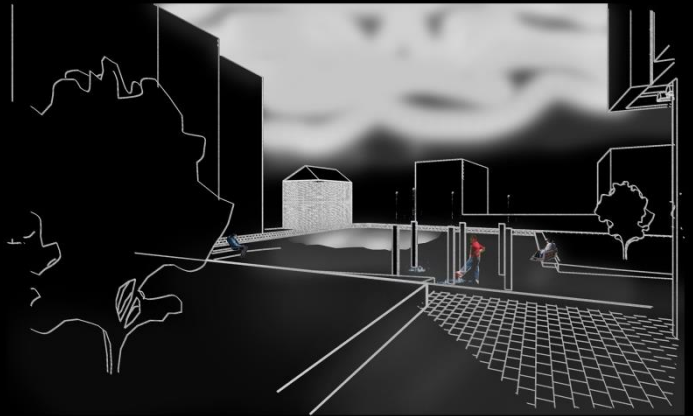
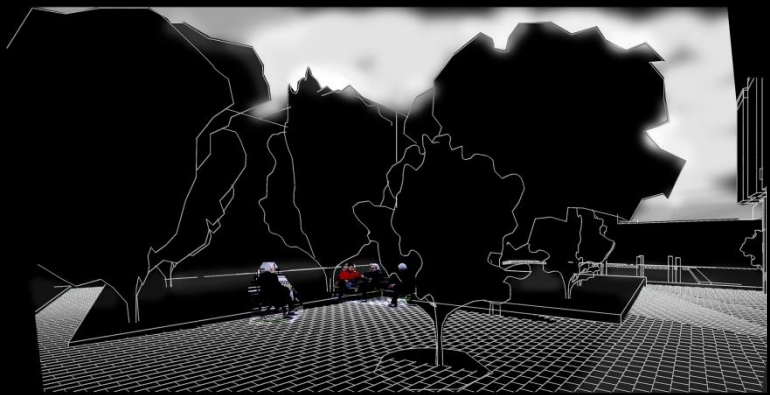
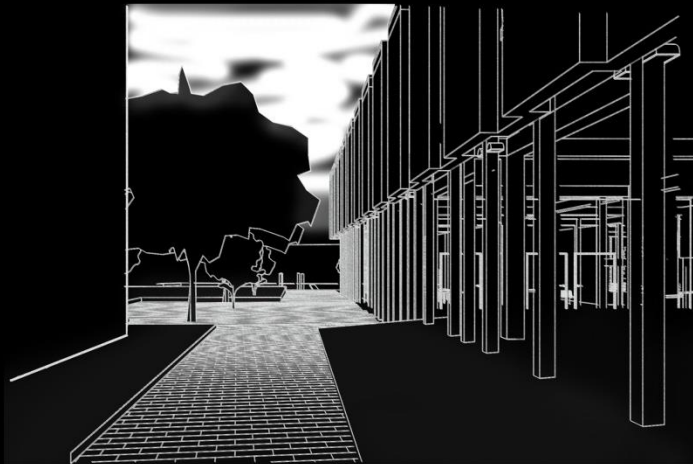
steps

- 1 Existing
- 2 Professionals / architect - windows, new roof, columns, heating
- 3 People (+ design architect) - insulation, community kitchen floor, housing, ramps, indoor walls, rails, rainwater collection
- 4 People - furniture



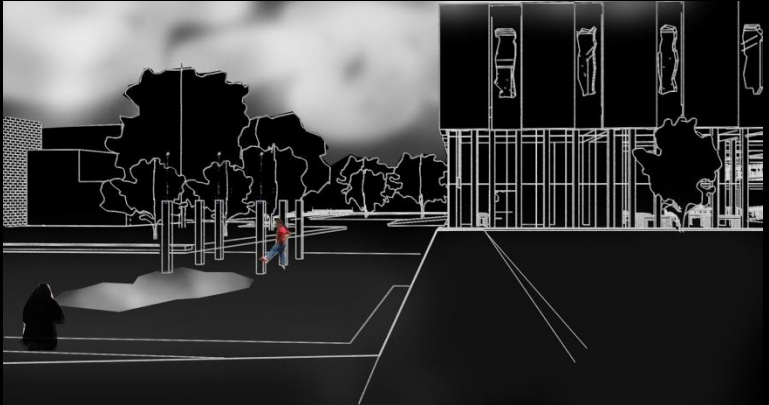
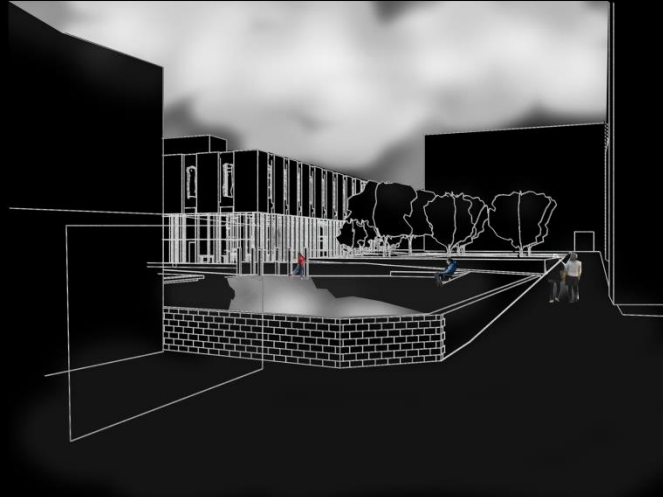


Arrival from Marsala Tita, southeast



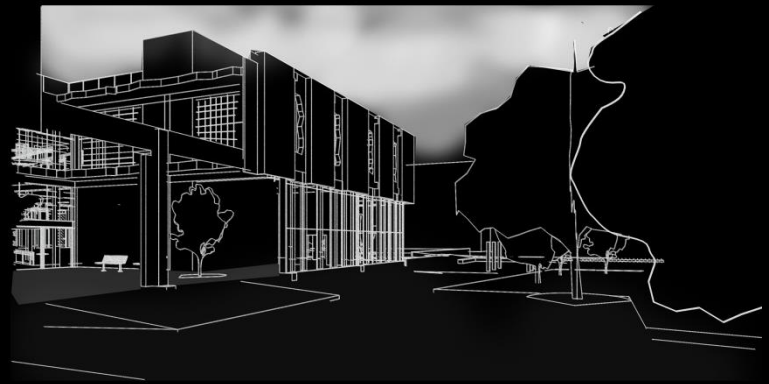
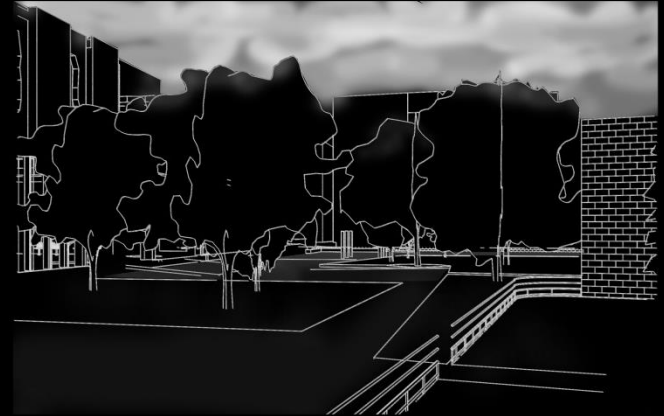


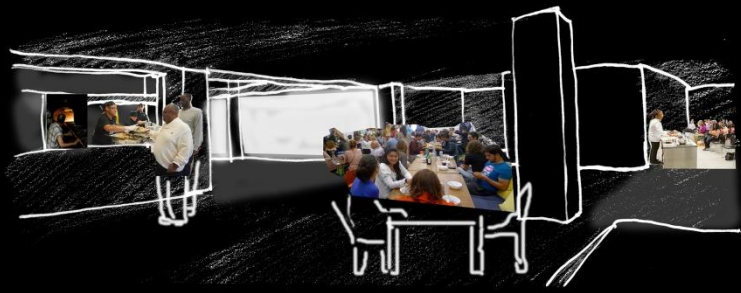
Arrival from Brace Fejica, southwest

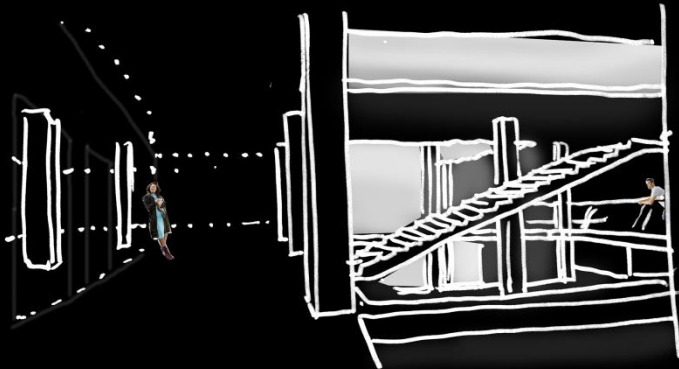
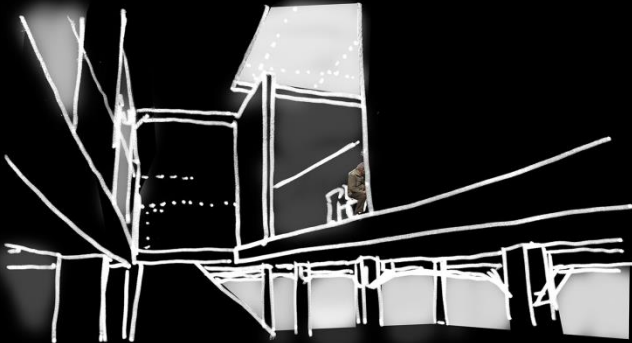


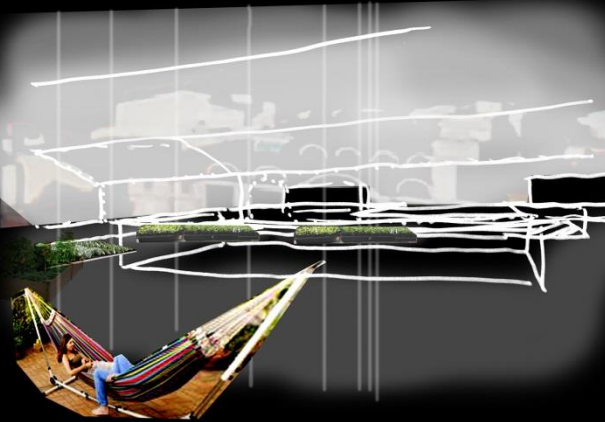


Arrival from Brace Brkica, northwest





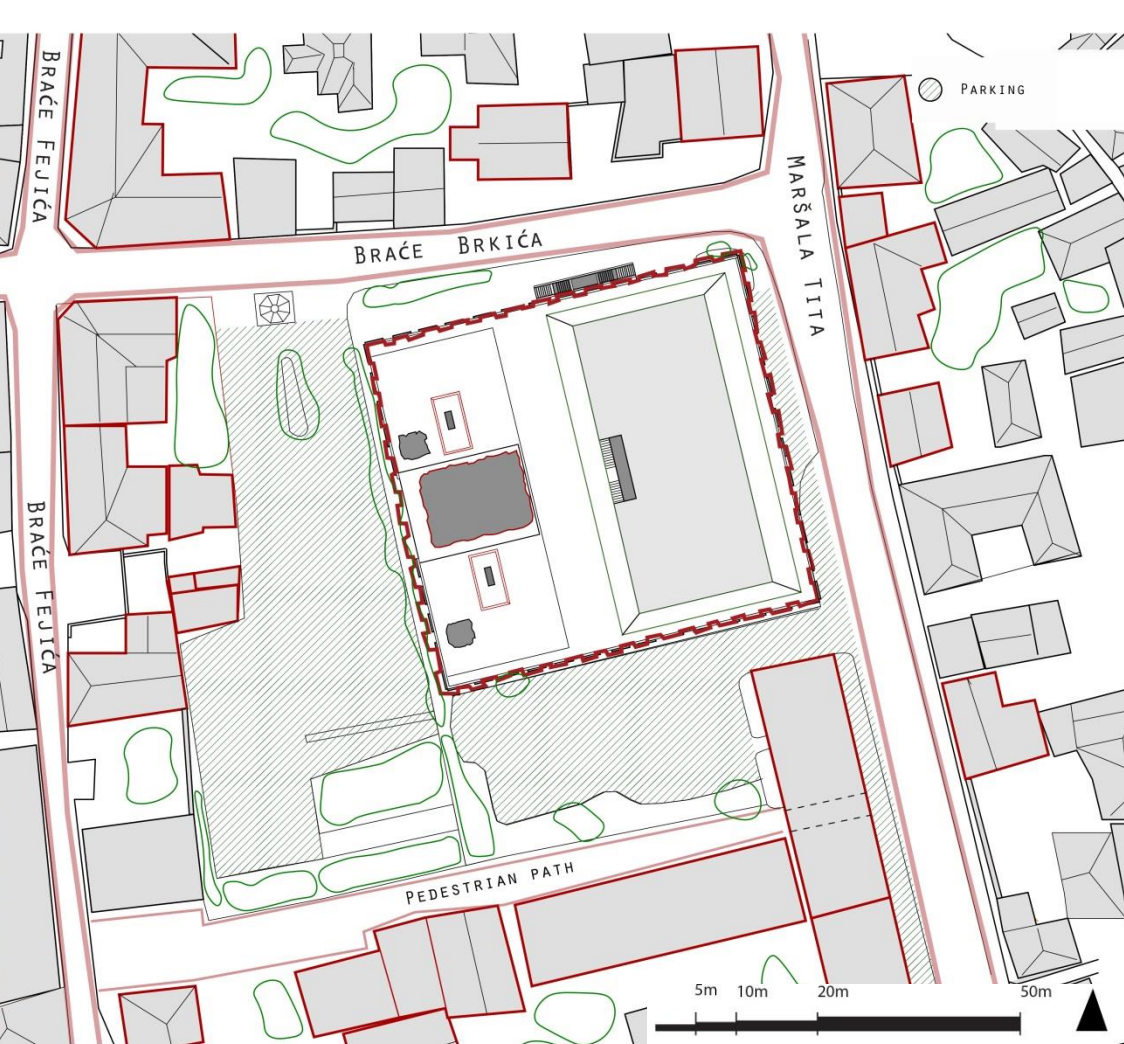


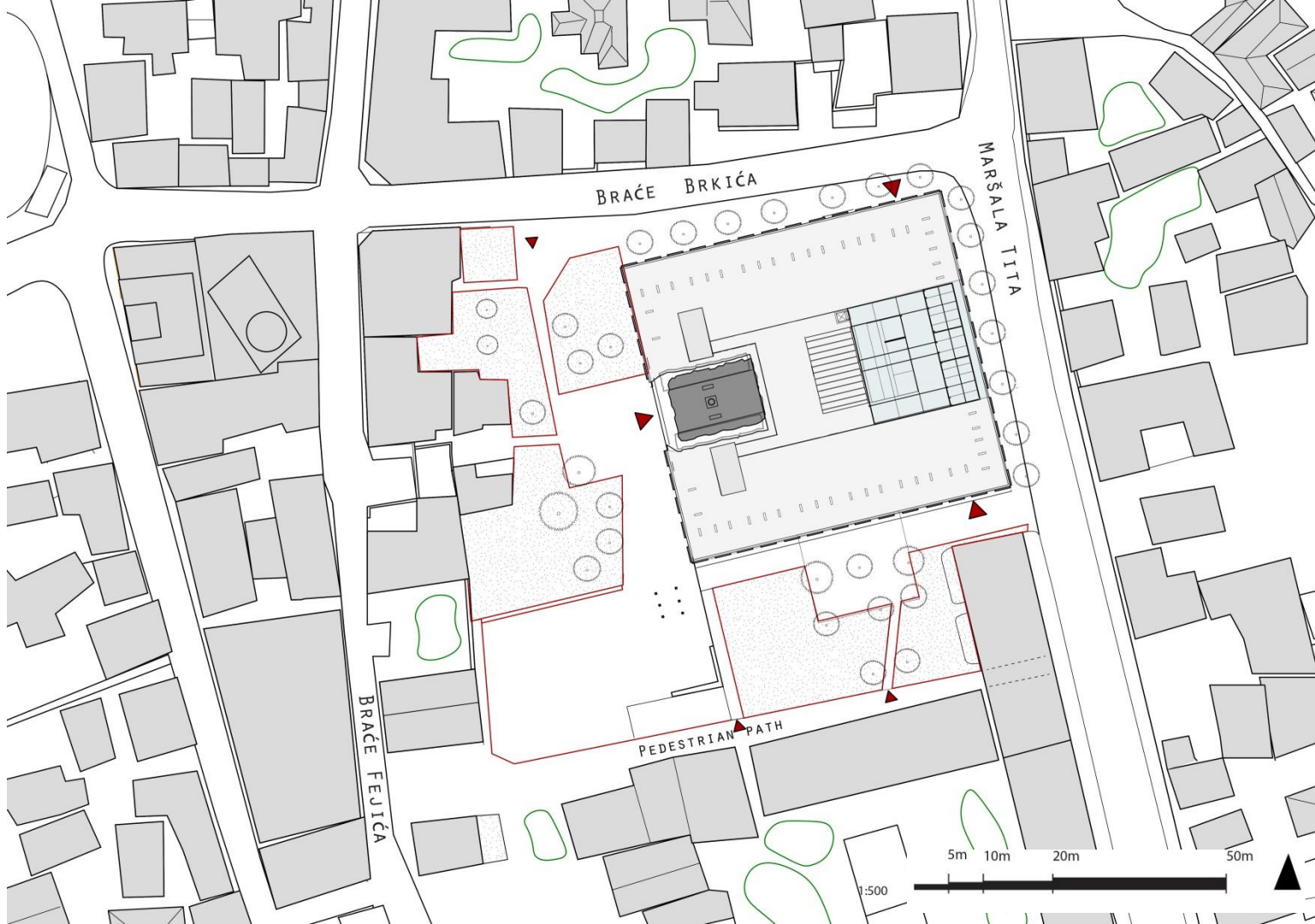


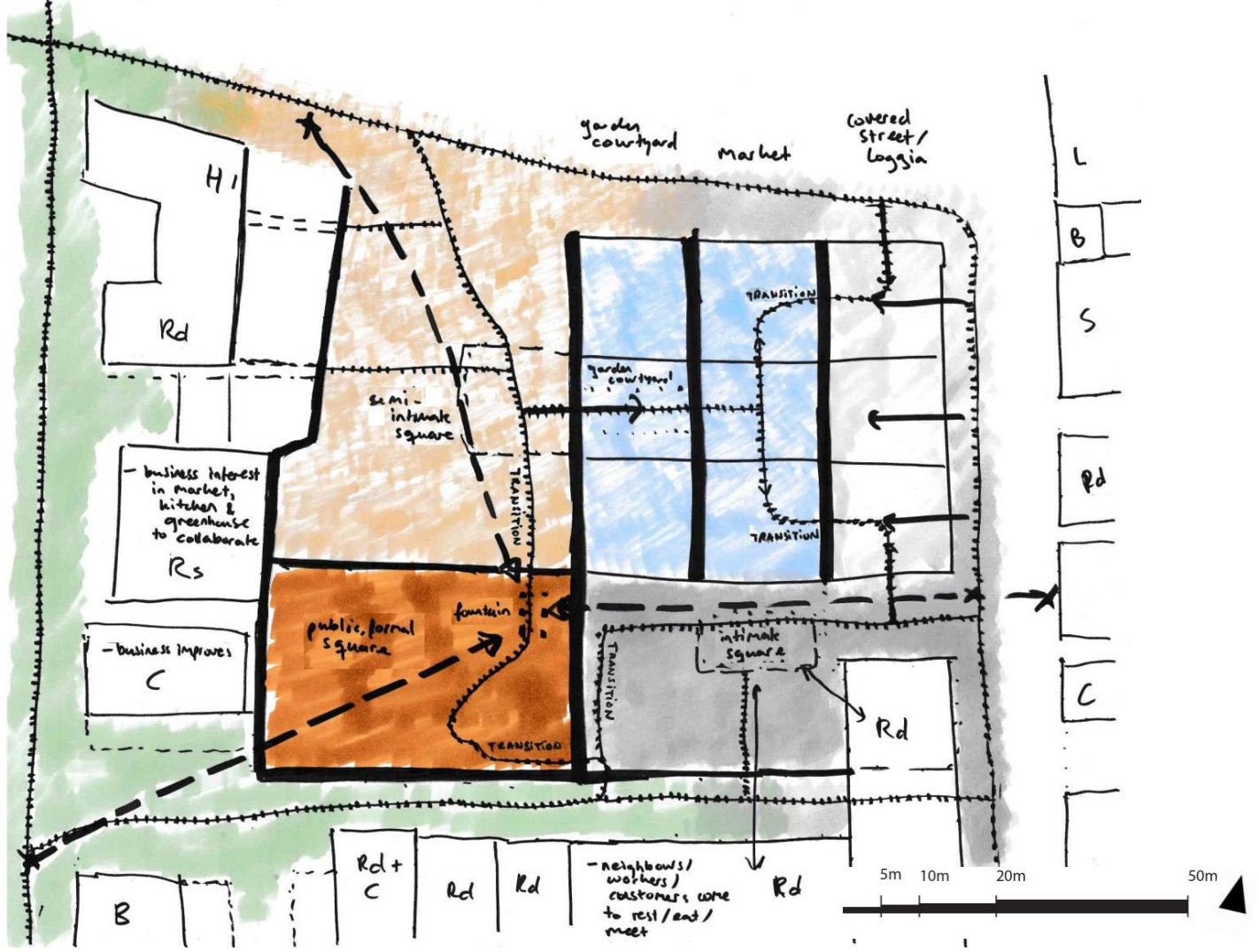
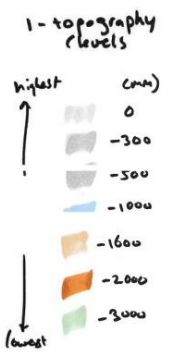


# CHAPTER 4

DESIGN





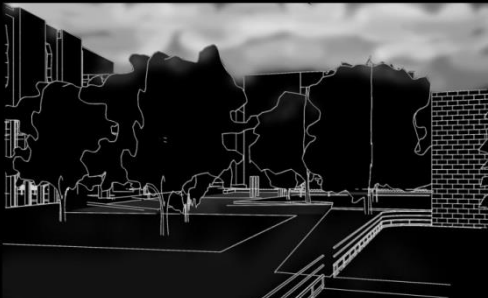




Chapter 4 | Design  
Sequence of spaces



Arrival from Marsala Tita, southeast



Seeing the public square fountain



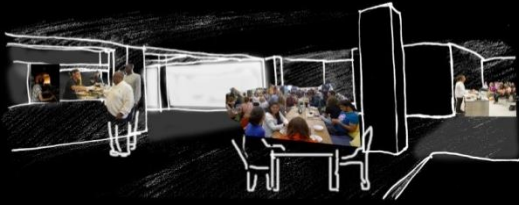
The semi-intimate square



Chapter 4 | Design  
Sequence of spaces

Ground Floor  
0.00m

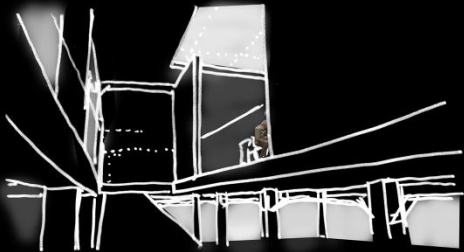




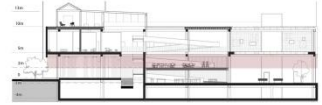
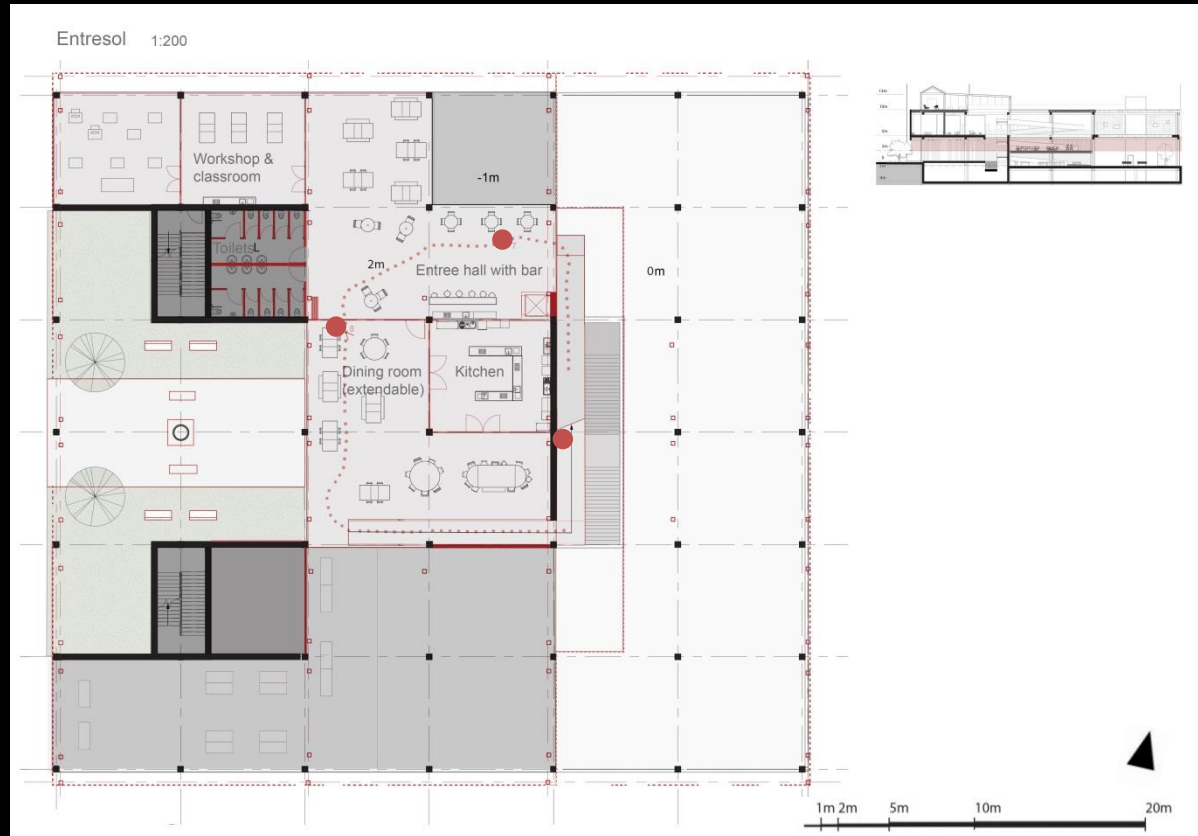
Entrée hall with bar and workshops



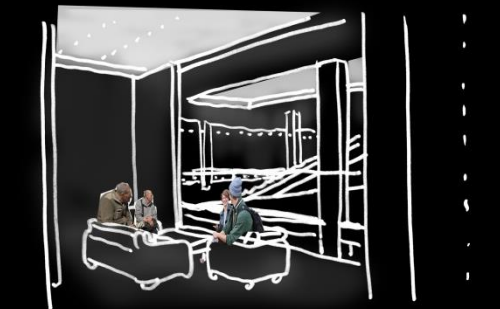
The community kitchen



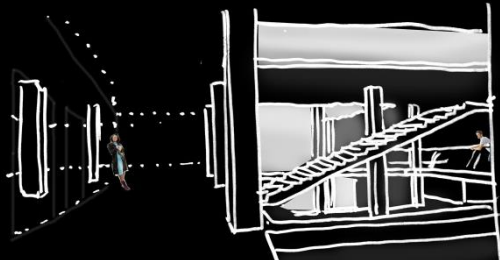
Ramp to the 'living room'



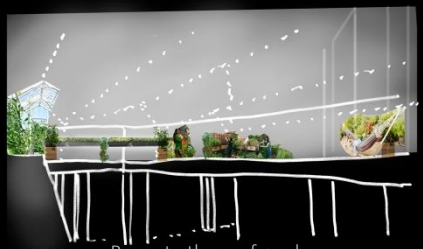




The 'living room'



Housing on the sides



Ramp to the roof garden



First floor 1:200

Housing

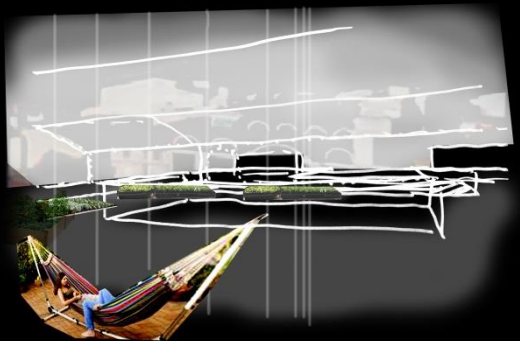
5m

Living room

Housing

1m 2m 5m 10m 20m

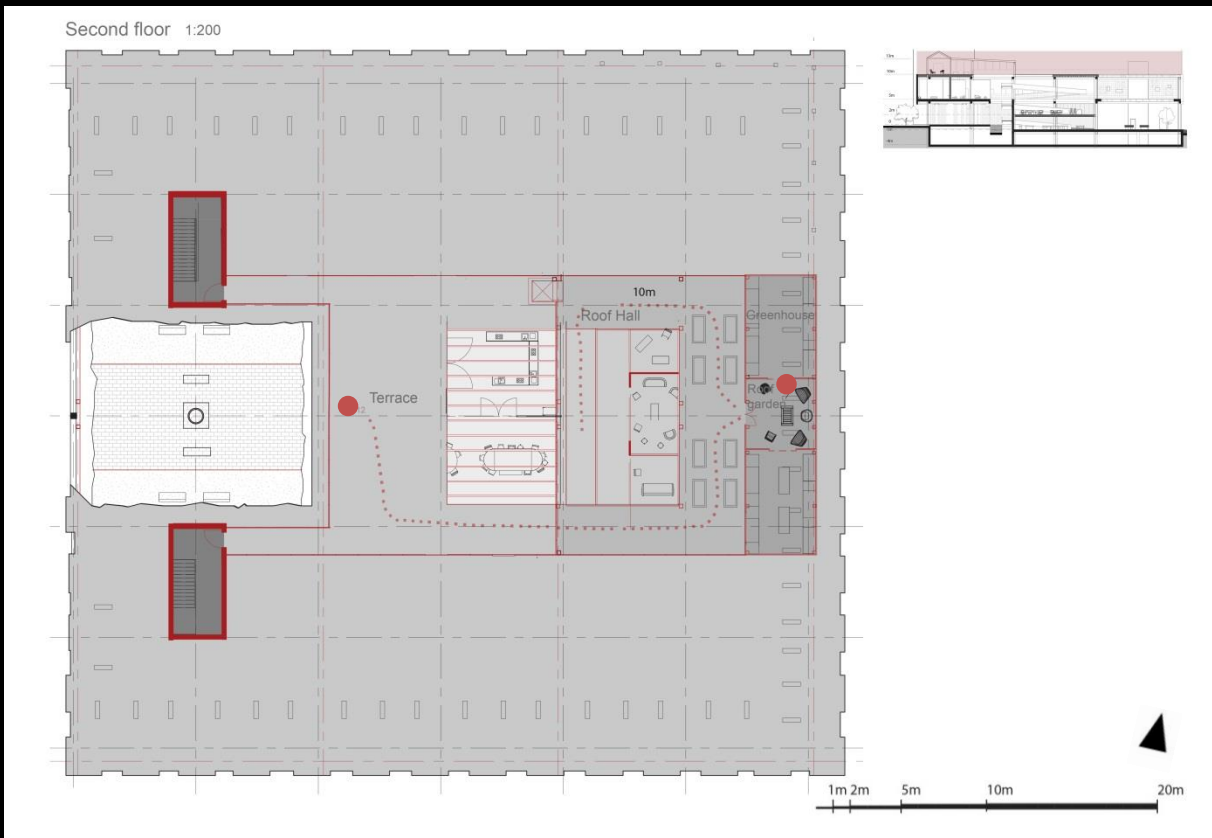




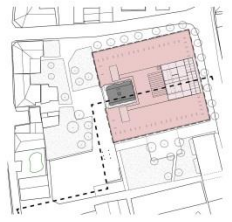
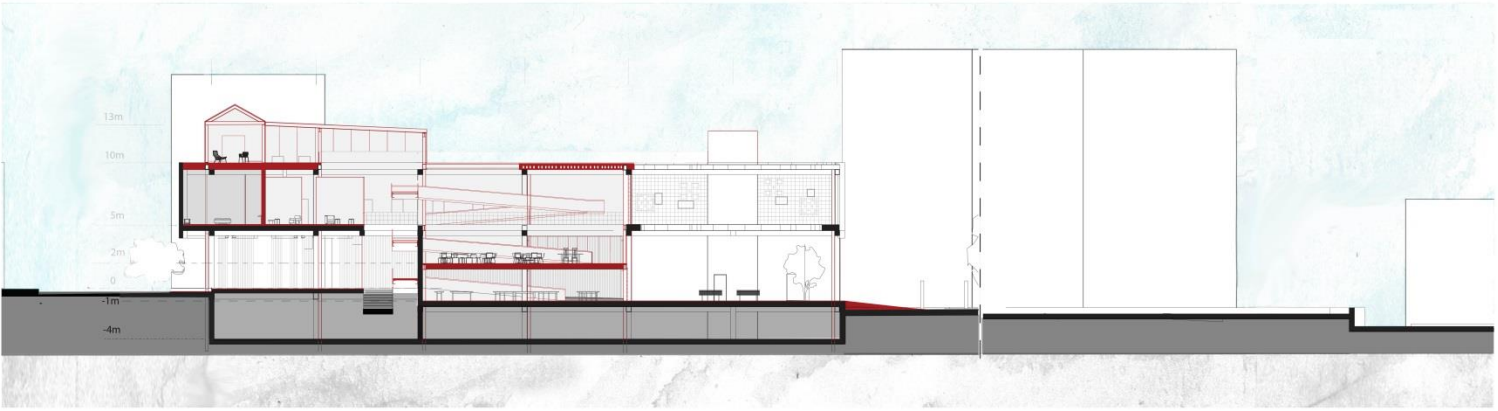
The roof garden



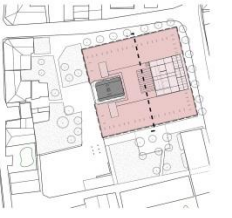
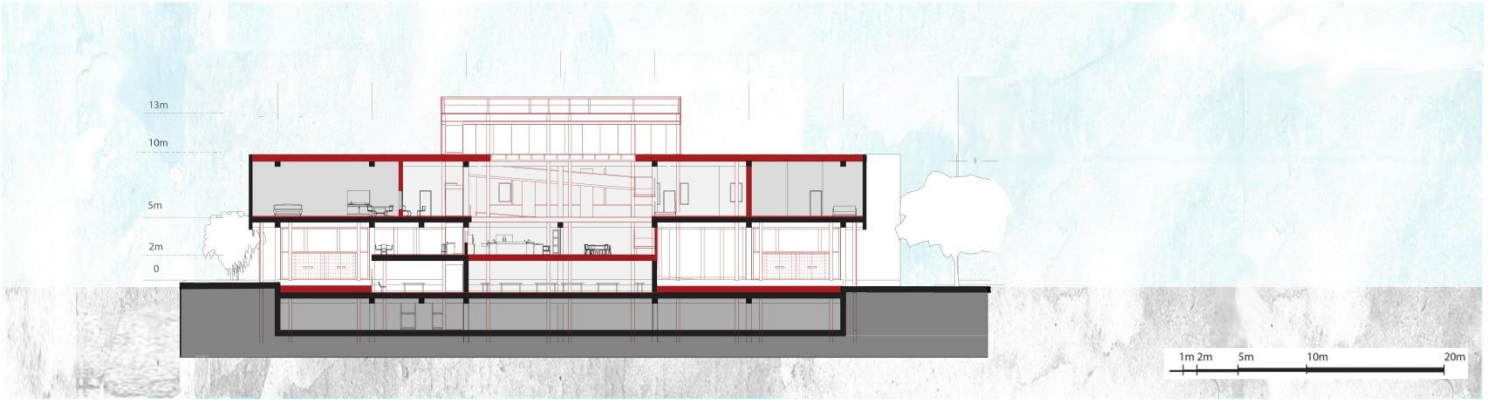
Terrace with view on the city



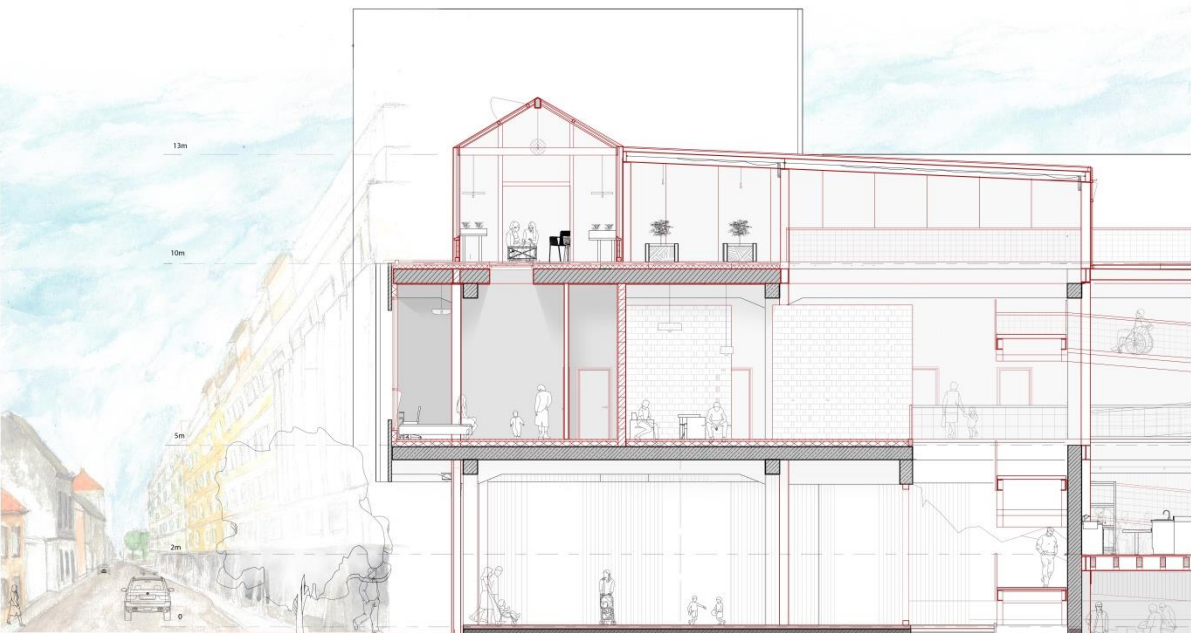
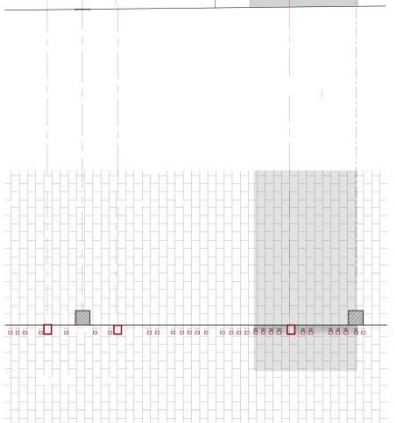
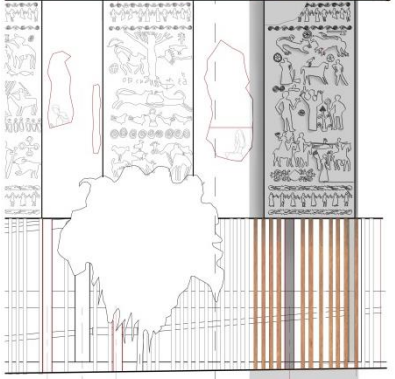
Long section 1:200



Cross section 1:200



Chapter 4 | Design  
 Fragment 1:50



13m

10m

5m

2m

0

-1m

-4m

Pinewood framing  
 Polycarbonate panels  
 Glass roof  
 Pleated fabric shading

Hog wired wooden balustrade

Structural clay blocks  
 Hog wired balustrade on steel ramp with wooden deck

Limestone blocks (benetja)  
 Glass block balustrade

Laminate floor  
 Steel columns

Hog wired balustrade on steel ramp with tiled deck

Tiled floor  
 Hog wired balustrade on steel ramp with concrete slab deck

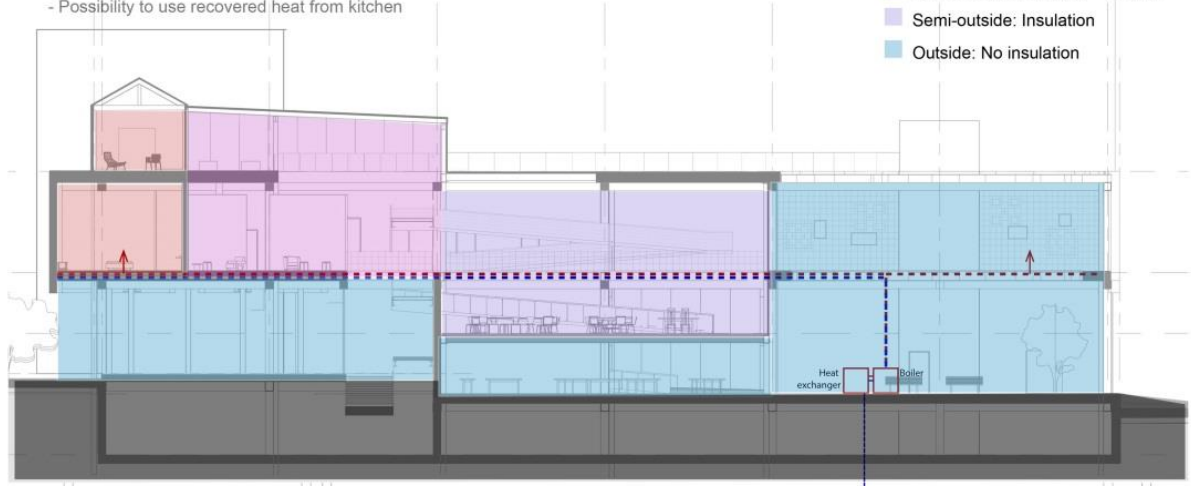
Weathered steel rod mesh and screen  
 Concrete pavers  
 Limestone pavers



### Heating

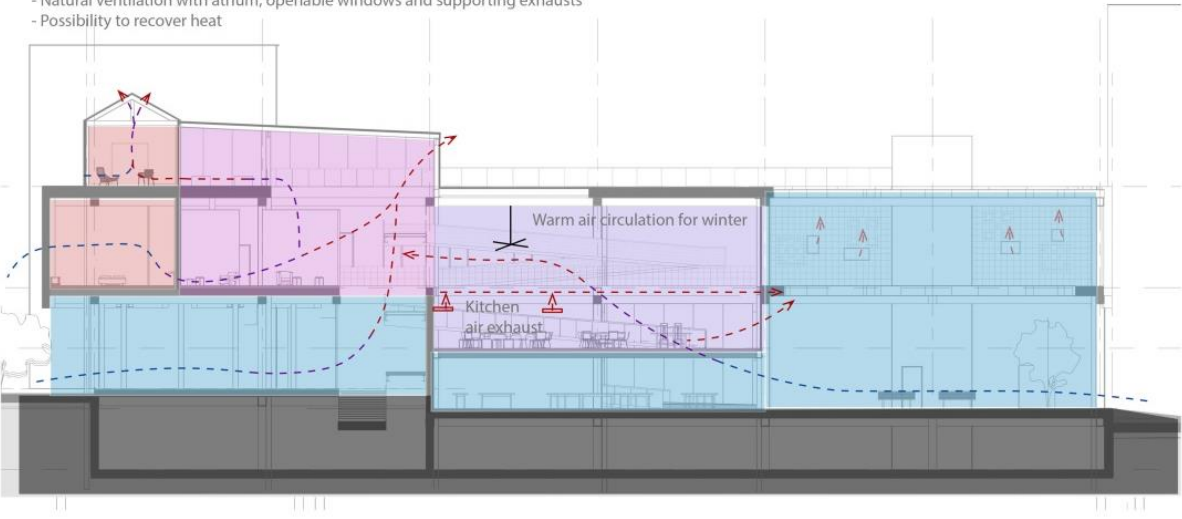
- Floor heating in first floor (housing)
- Possibility to use recovered heat from kitchen

- Inside: insulation + (natural) heating
- Semi-inside: Insulation + heating
- Semi-outside: Insulation
- Outside: No insulation

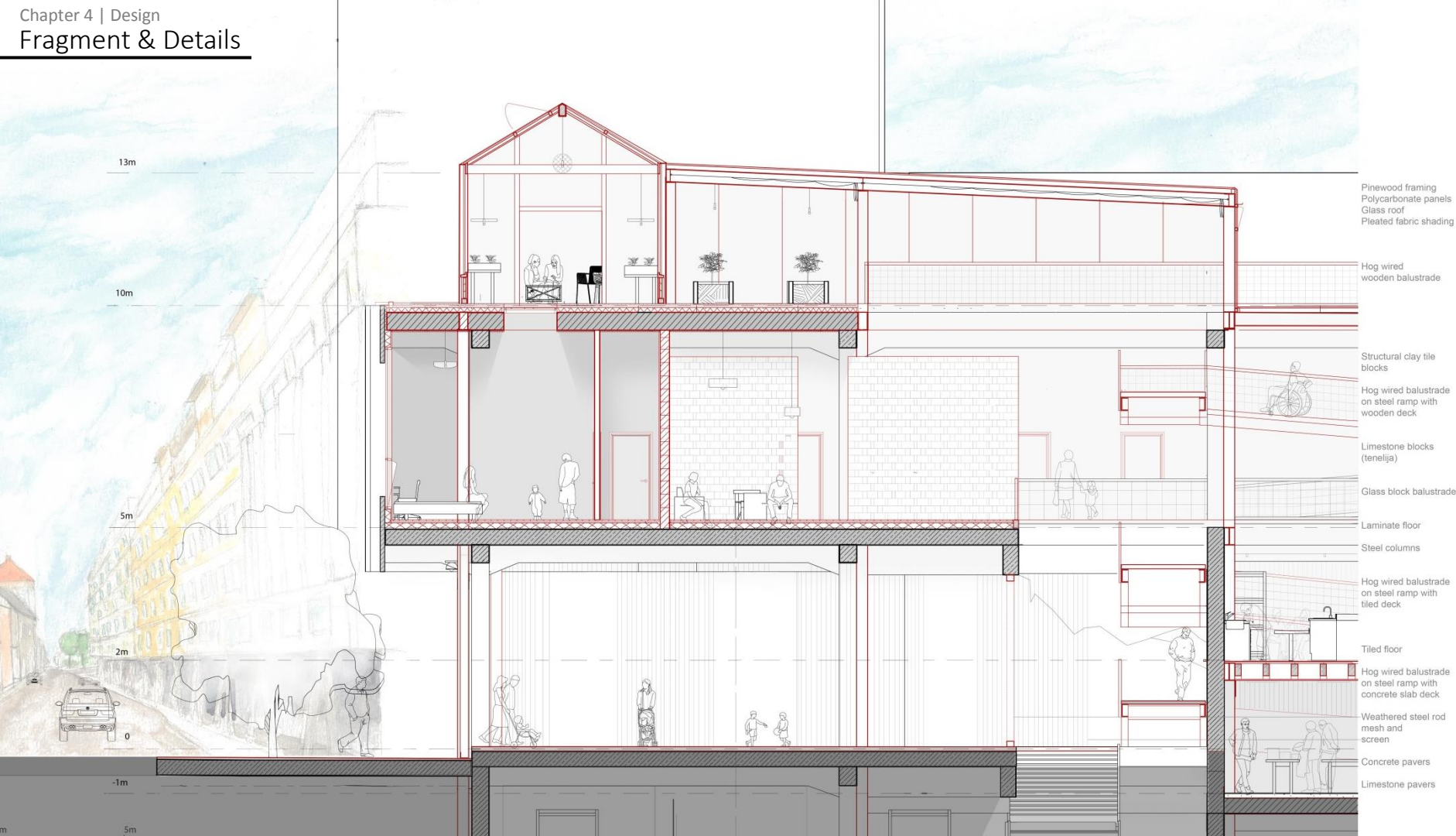


### Ventilation

- Natural ventilation with atrium, openable windows and supporting exhausts
- Possibility to recover heat



Chapter 4 | Design  
 Fragment & Details



Pinewood framing  
 Polycarbonate panels  
 Glass roof  
 Pleated fabric shading

Hog wired  
 wooden balustrade

Structural clay tile  
 blocks

Hog wired balustrade  
 on steel ramp with  
 wooden deck

Limestone blocks  
 (tenetija)

Glass block balustrade

Laminate floor  
 Steel columns

Hog wired balustrade  
 on steel ramp with  
 tiled deck

Tiled floor

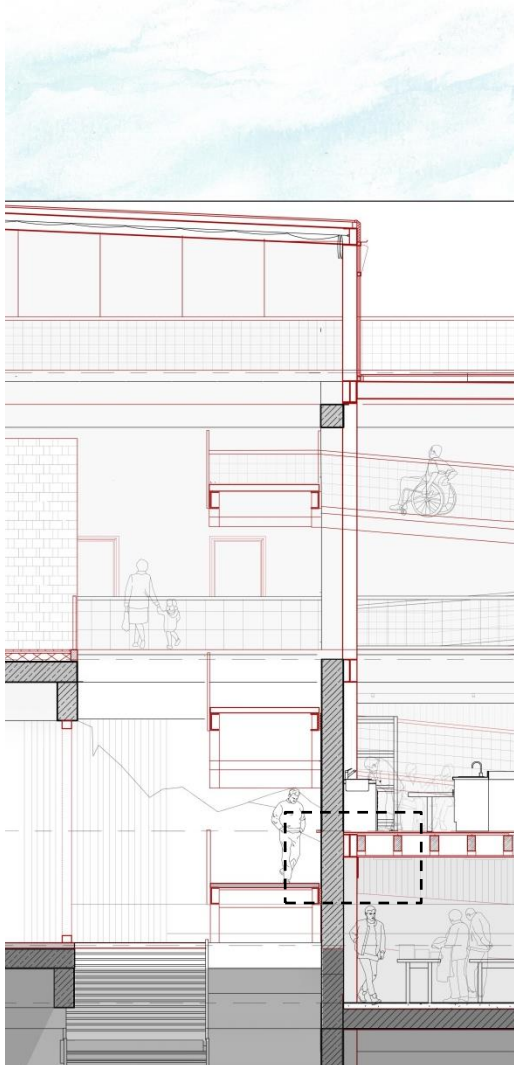
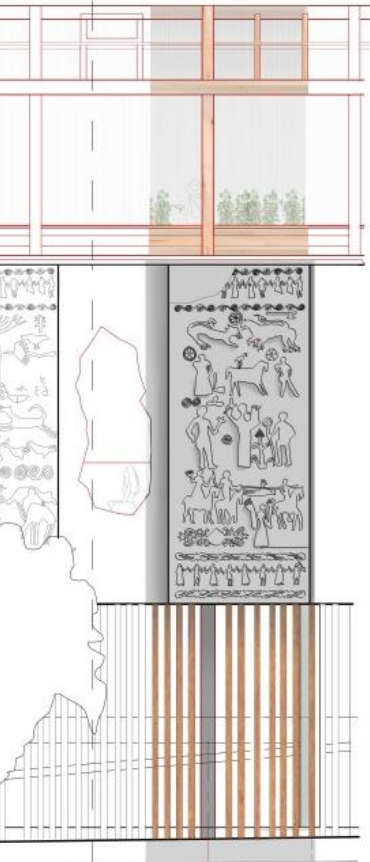
Hog wired balustrade  
 on steel ramp with  
 concrete slab deck

Weathered steel rod  
 mesh and  
 screen

Concrete pavers  
 Limestone pavers

# Chapter 4 | Design

## Fragment & Details



Pinewood framing  
Polycarbonate panels  
Glass roof  
Pleated fabric shading

Hog wired  
wooden balustrade

Structural clay tile  
blocks

Hog wired balustrade  
on steel ramp with  
wooden deck

Limestone blocks  
(tenelija)

Glass block balustrade

Laminated floor

Steel columns

Hog wired balustrade  
on steel ramp with  
tiled deck

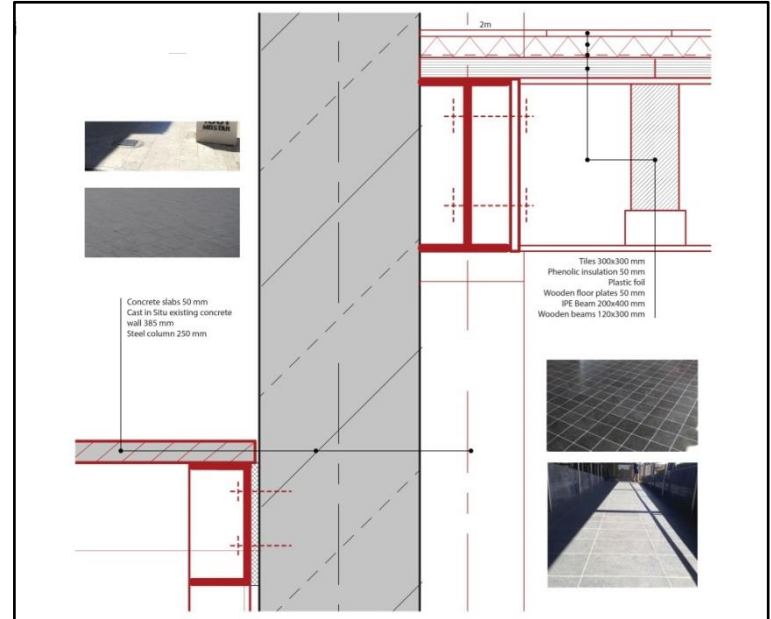
Tiled floor

Hog wired balustrade  
on steel ramp with  
concrete slab deck

Weathered steel rod  
mesh and screen

Concrete pavers

Limestone pavers



Concrete slabs 50 mm  
Cast in situ existing concrete  
wall 385 mm  
Steel columns 250 mm

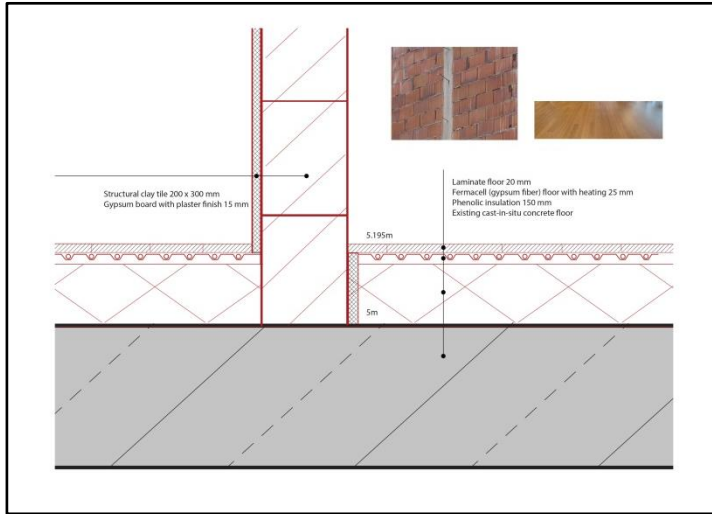
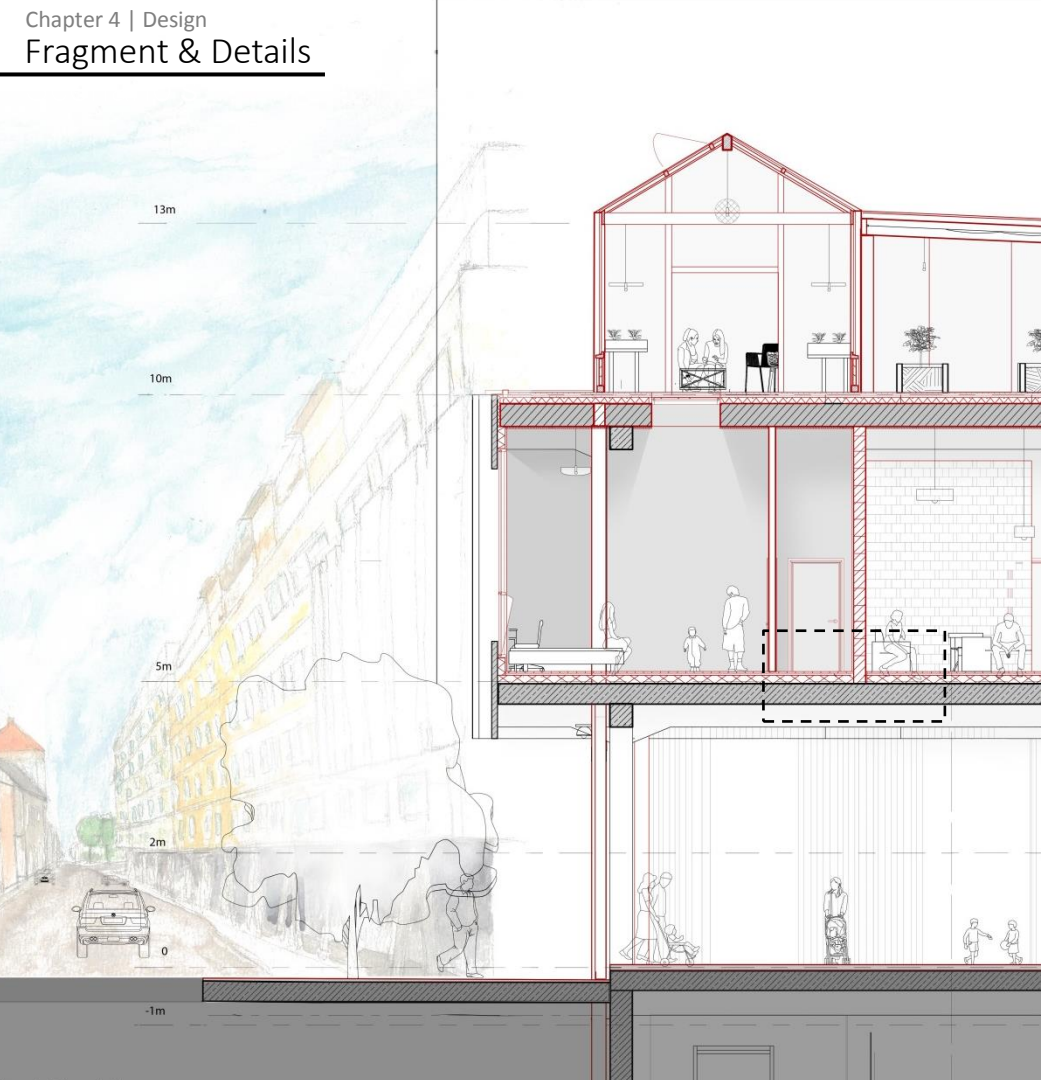
Tiles 300x300 mm  
Phenolic insulation 50 mm  
Plastic foil  
Wooden floor plates 50 mm  
IPE beam 200x400 mm  
Wooden beams 120x300 mm

0.5m



# Chapter 4 | Design

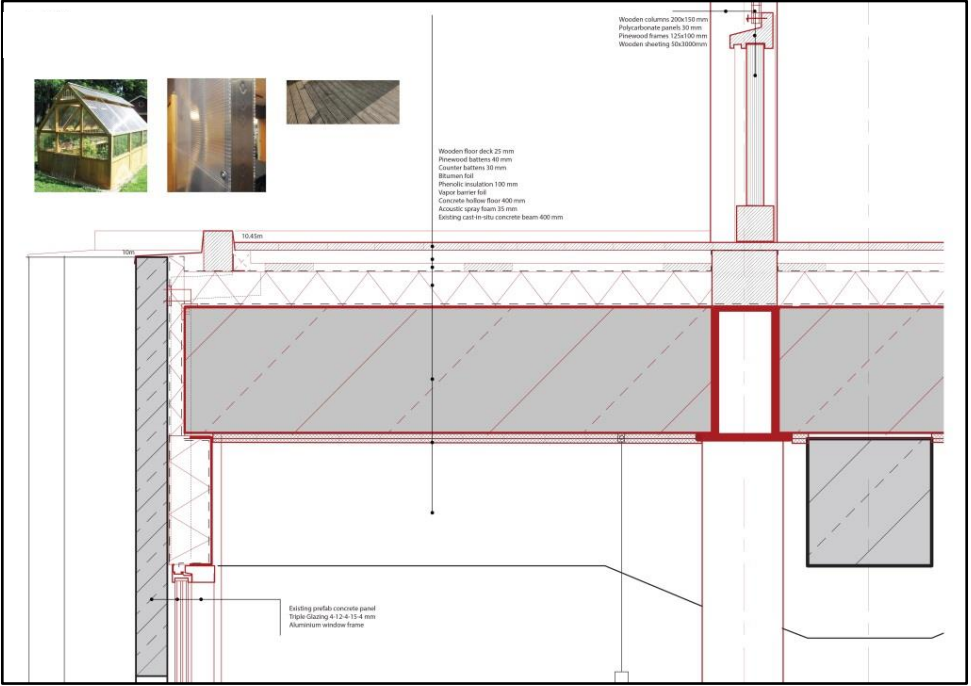
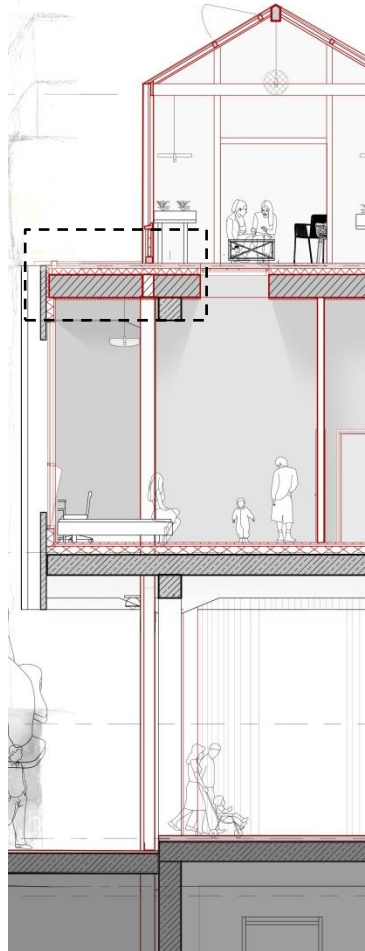
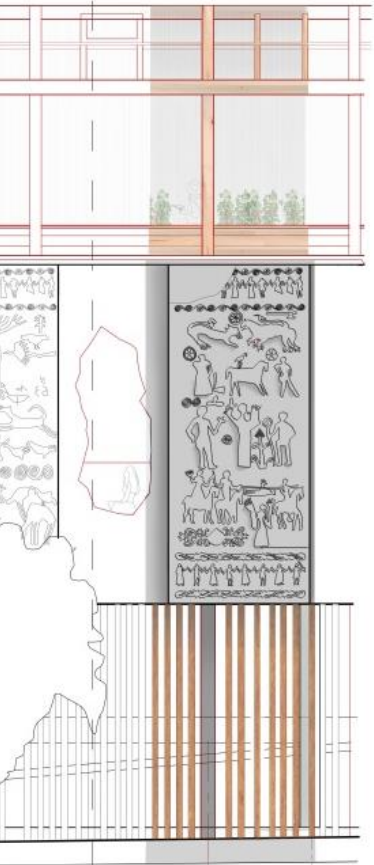
## Fragment & Details



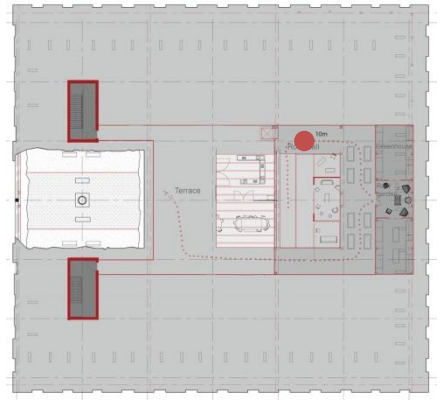
0.5m

# Chapter 4 | Design

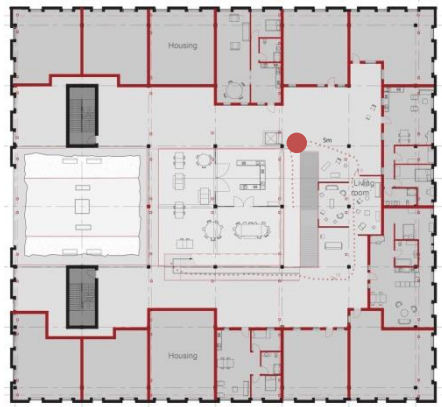
## Fragment & Details



The Rooftop garden



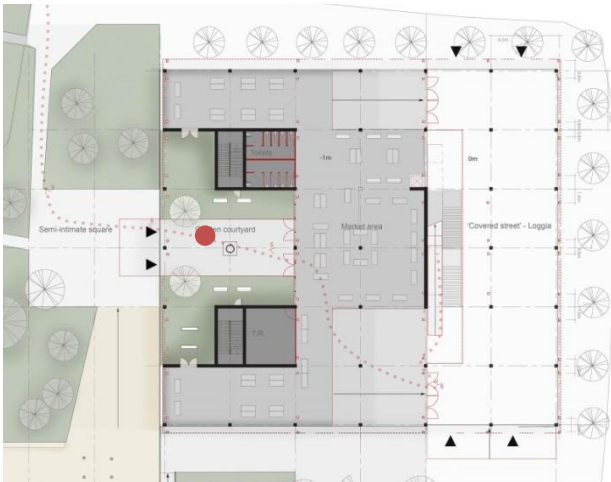
The Living room



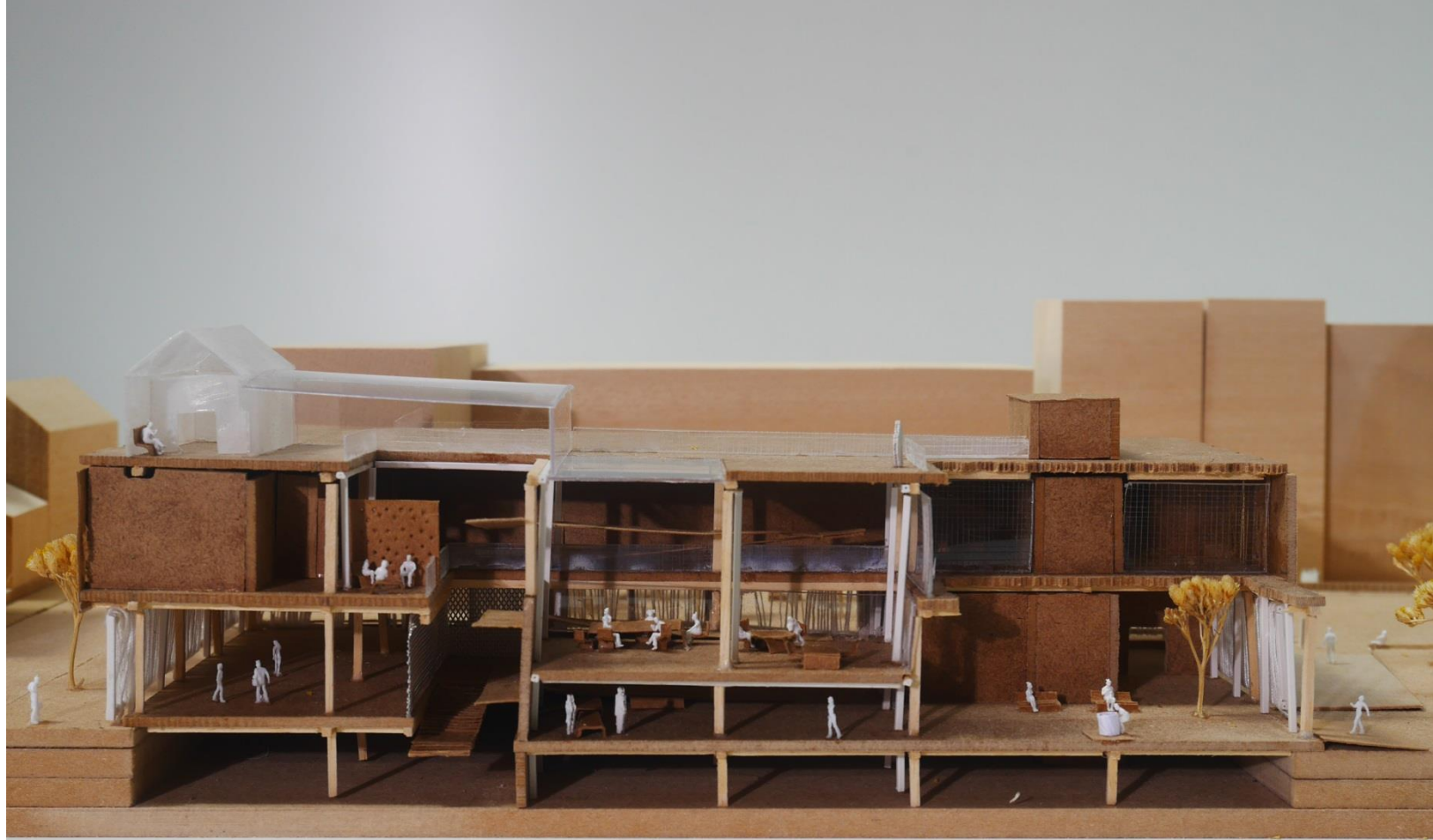
The Community kitchen



The Garden courtyard





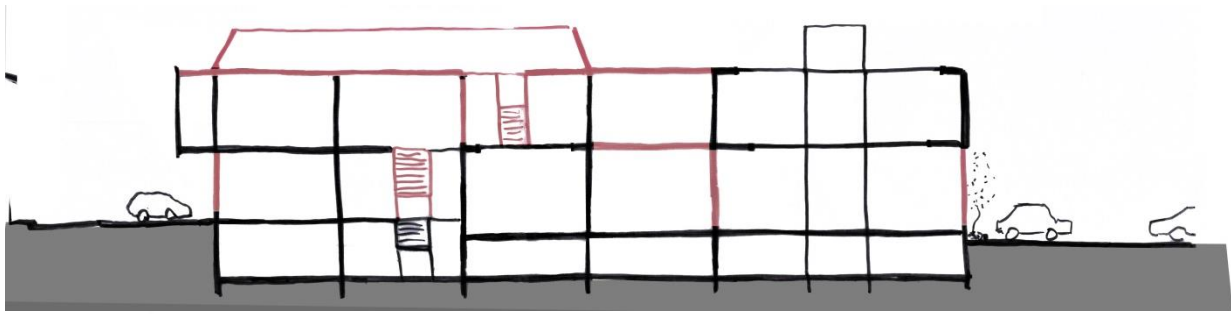




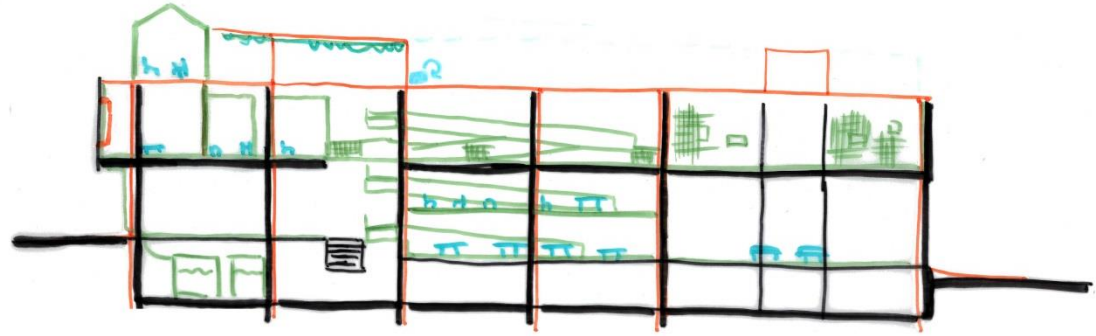
Thank you



2019



New



- stages
- 1 Existing
  - 2 Professionals / architect - windows, new roof, columns, heating
  - 3 People (+ design architect) - insulation, community kitchen floor, housing, ramps, indoor walls, rails, rainwater collection
  - 4 People - furniture
  - (future) 5 People - expansion greenhouses & housing, investment in heat recovery and solar panels