

Family Schulz, live in one of the YardLiving. They chose this city district because of its public transport connections and proximity to the child daycare. In the mornings, the mother takes the bus, while the father and children cycle to school and work. In the afternoon, the children play together in the Community Park while the adults chat over a cup of coffee.

Dieter lives with other elderly friends in an age-appropriate assisted living facility. There, neighbors and elderly residents help each other. The neighbors do the grocery shopping and the older residents take care of the children. This creates a lively exchange between the residents, which enriches both sides and keeps the senior citizens fit.

Yussuf, a middle-aged man, can usually work from anywhere thanks to his job. He makes use of the diverse work opportunities in the district. In addition to the co-working spaces and cafés with Wi-Fi, he can also work in one of the four green spaces. If he needs to go on a business trip, he can reach the train station from his home in just a few minutes.

Artist Aurelia lives in a shared apartment in one of the ClusterHouses with other creative minds. The nature on her doorstep inspires her artwork and was one of the main reasons she moved there. The neighbors encourage social interaction, and she regularly exhibits her Artworks in the multi-functional event hall, sometimes with sales success.

After Christian and Julius moved to their new home, the couple found the friendly neighborhood they had hoped for. They live together with people of different age groups and take part in community neighborhood activities such as gardening or cooking together. In addition to these activities, the two have also founded clubs.

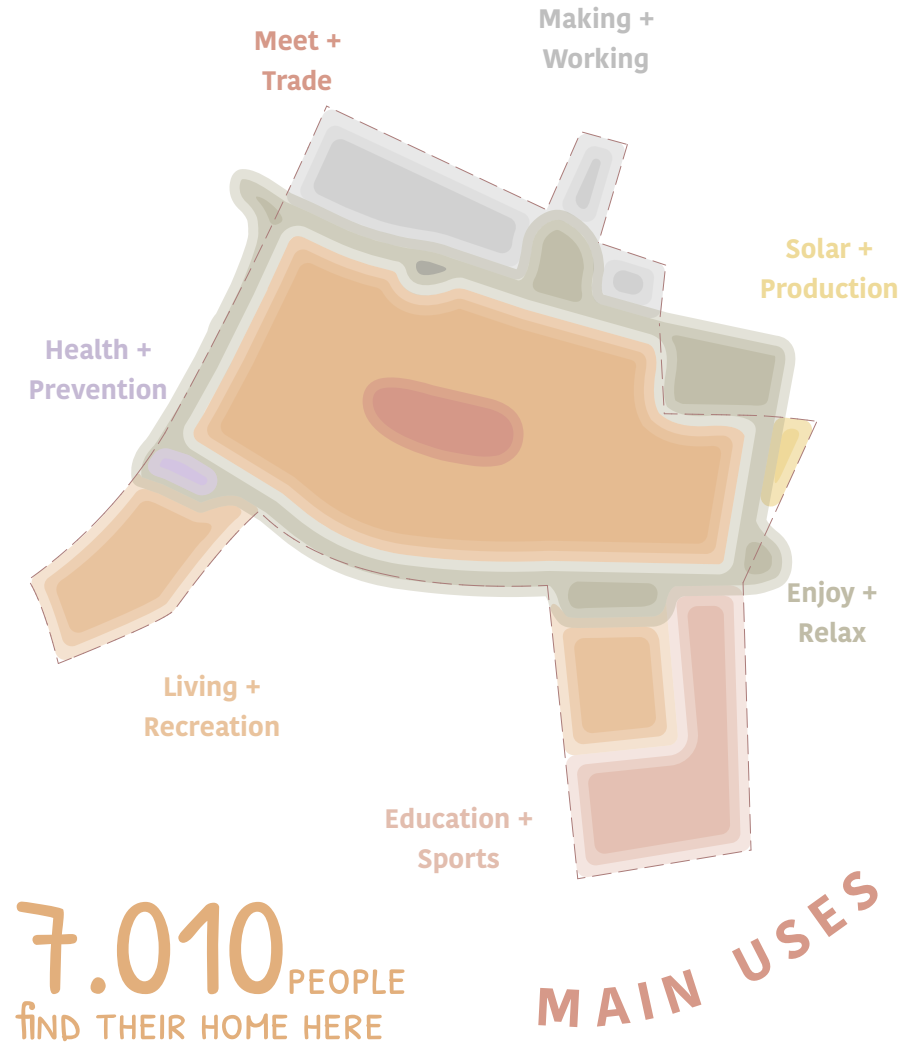
Paul, Michelle, Clara & Theo, a group of friends, live in a shared apartment. They are enthusiastic about the wide range of social and economic activities in the district. They are studying in Regensburg and travel to university. They cultivate a small field together, grow their own vegetables and enjoy the nearby cafés and the diverse natural surroundings.



Perspective community park



isometric drawing scale 1:1000



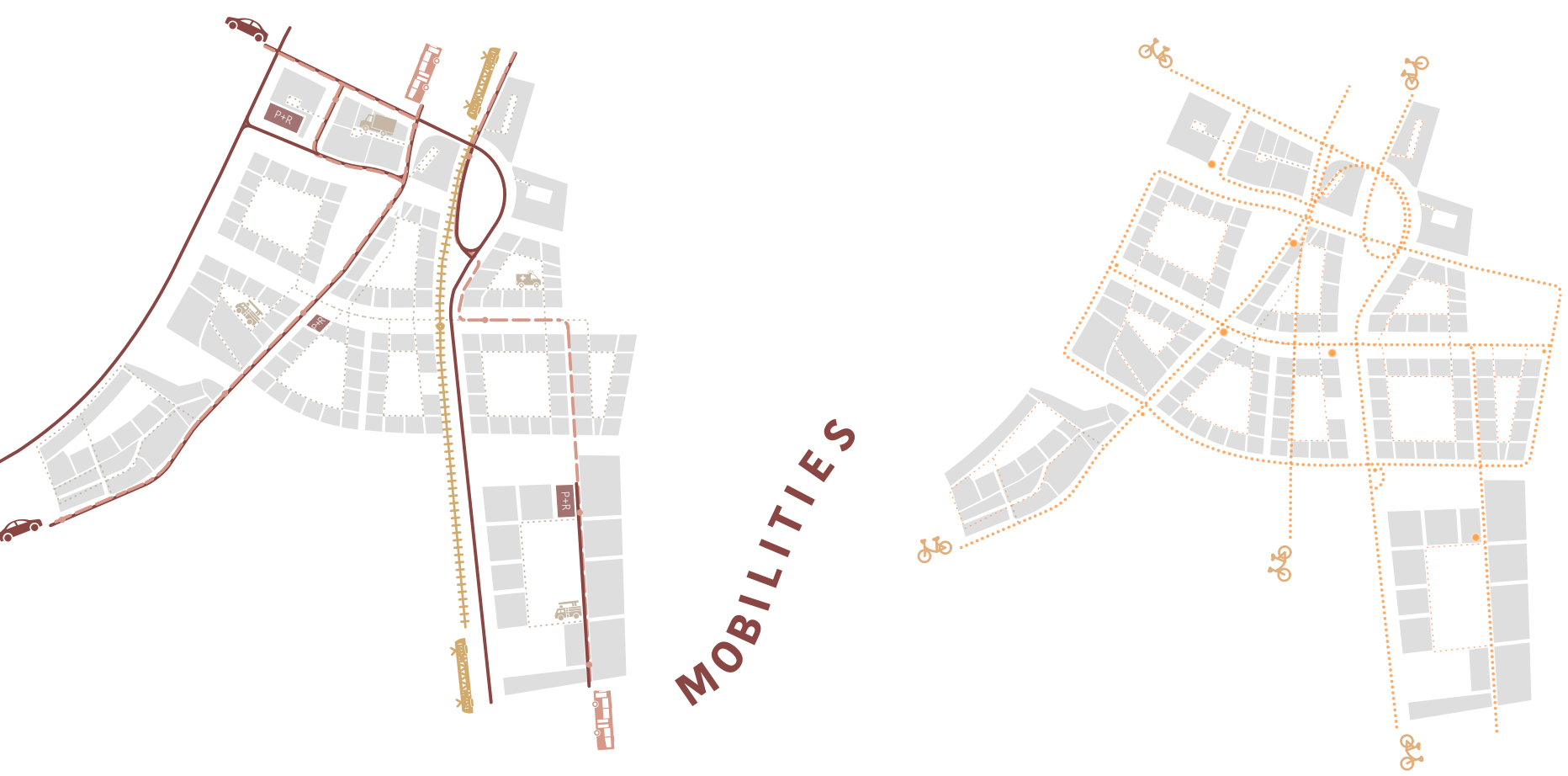
In the central area, which is currently undeveloped, eight new communities are being created as well as the centre of the district with a train station, local amenities and other public facilities. The result is a diversely structured neighbourhood that meets the different requirements of its users.



COMMUNITIES

1/3 SEALED
URBAN DISTRICT BREATHES

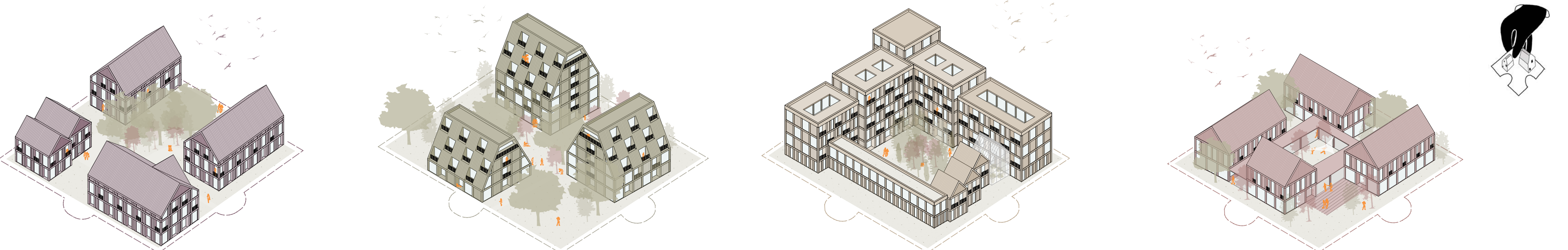
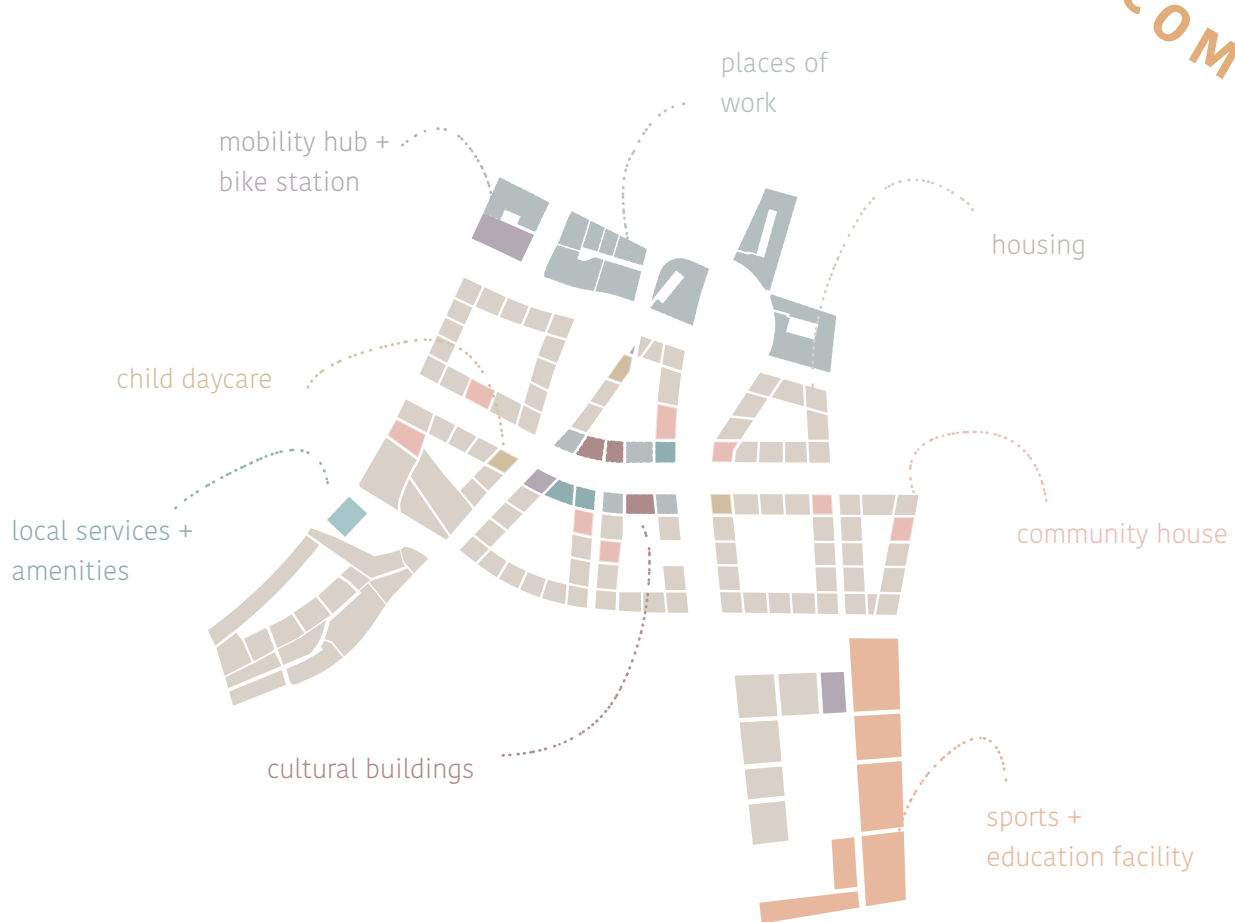
The urban structure is divided into four overarching areas, each with different main uses. The south-western area is dominated by the existing development of detached houses and apartment blocks. A modern health centre is being built directly adjacent to the Forest Belt. In the transition to the Haslbach industrial estate, new commercial areas are being built. The south-eastern area is being developed into an educational and sports campus with a primary school.



MOBILITIES

10 BUSSTOPS
TO CONNECT THE AREA

In the urban design concept, three strategically positioned mobility hubs each serve specific functions. The northern hub, located near the commercial area, acts as a terminus for buses and a transfer point for freight traffic, thereby relieving adjacent residential zones. The hub at the train station focuses on central connectivity, efficiently linking various modes of transport such as rail, bicycle, and bus. The third hub, situated near schools and the swimming center, organizes school and leisure traffic. All three hubs also function as neighborhood garages for the surrounding areas and promote sustainable, low-car mobility through shared mobility services and charging infrastructure.

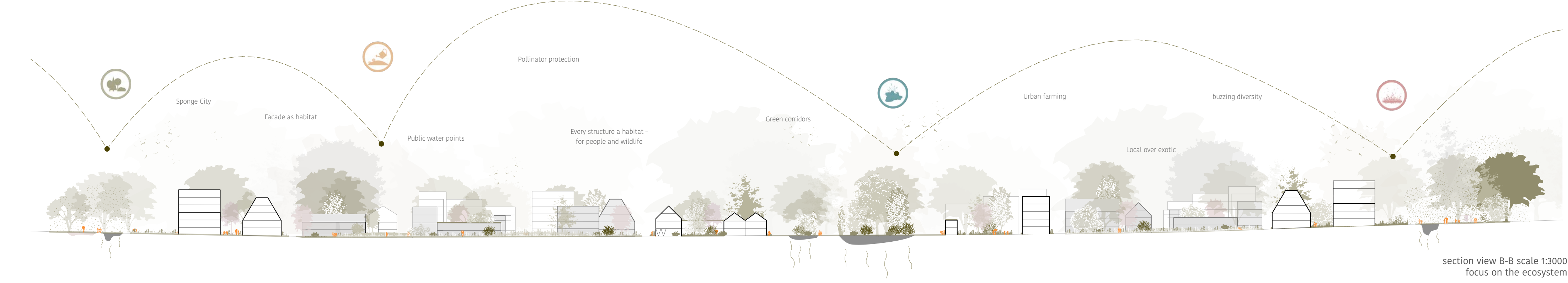


YARDLIVING
The YardLiving are inspired by the traditional farmstead. Several gabled roof buildings are arranged around a central courtyard. Additionally, smaller structures such as single-family houses or greenhouses are also incorporated into this concept.

CLUSTERHOUSING
The ClusterHousing enables communal living based on the cluster system. The towers are four to six stories tall, with one apartment on each floor. These apartments consist of several smaller units grouped around one or more shared common rooms.

HOMEPLUS
The HomePlus housing concept is aimed at older adults and individuals with support needs, sheltered residents, and housing partnerships. It offers multiple apartments and various communal spaces and is specifically designed for assisted living.

COMMUNITYHOUSE
CommunityHouses are special building blocks in every neighborhood. They are arranged around a courtyard and connected via a walkway. Inside these are diverse community rooms where residents can cook, work, and engage in other communal activities.



section view B-B scale 1:3000
focus on the ecosystem