PATRICK STAPPERS ARCHITETTO

ZERO VOLUME

SP_18_1

Cliente

Costruzioni Spagnoli s.p.a.

Luogo

Florence

Dimensioni

13.100 sqm.

Cronologia

2018 - 2019

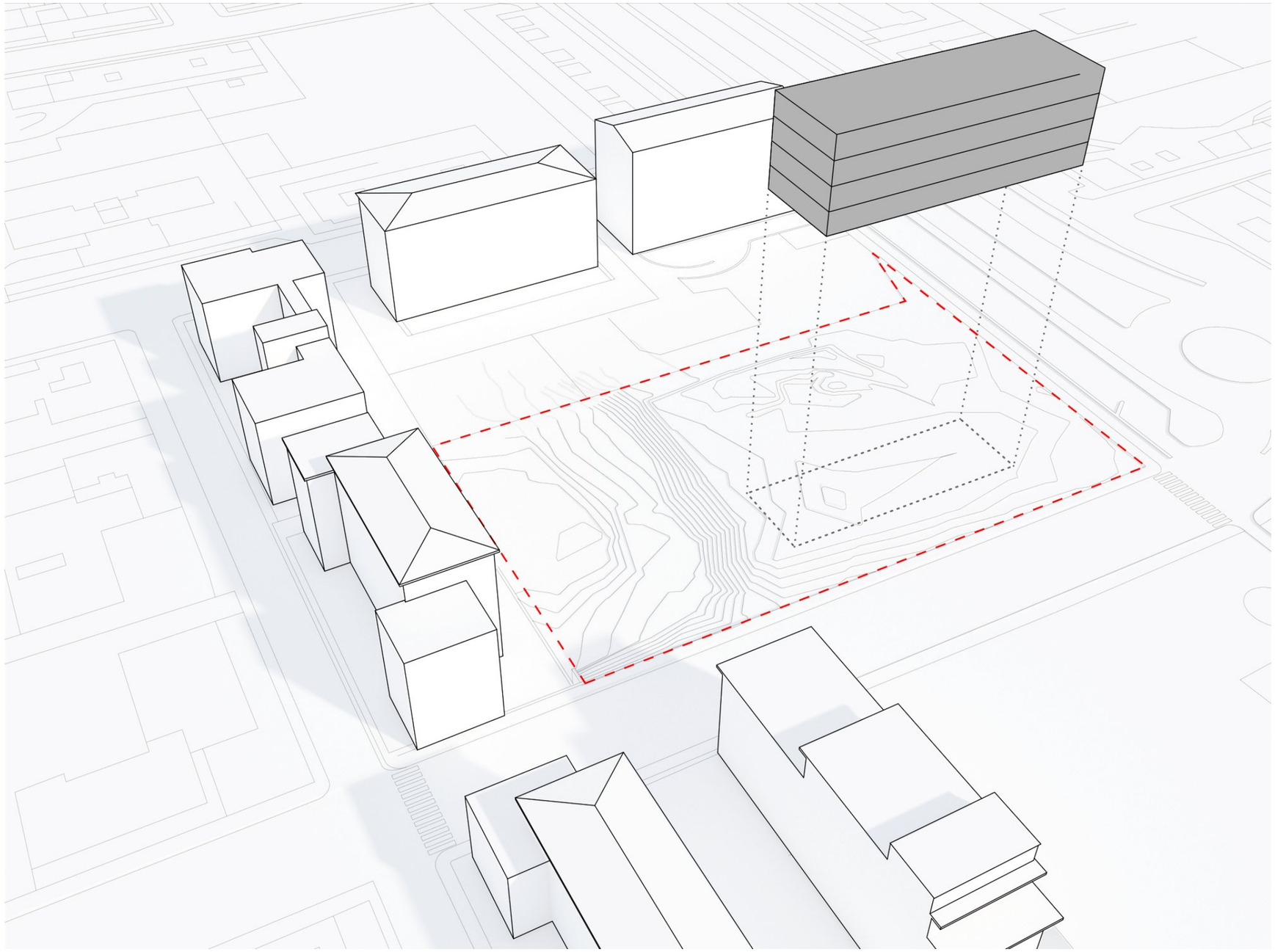
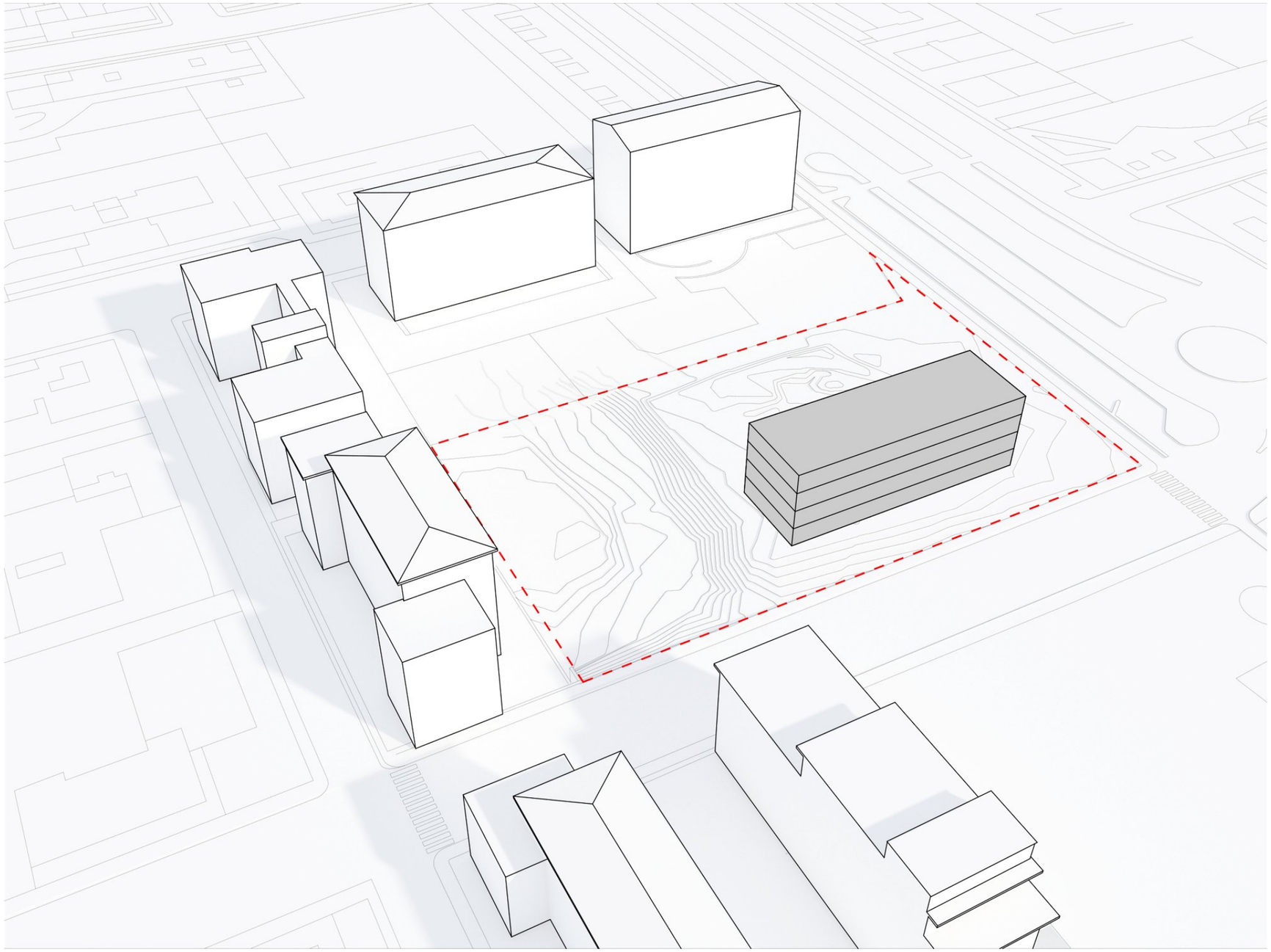
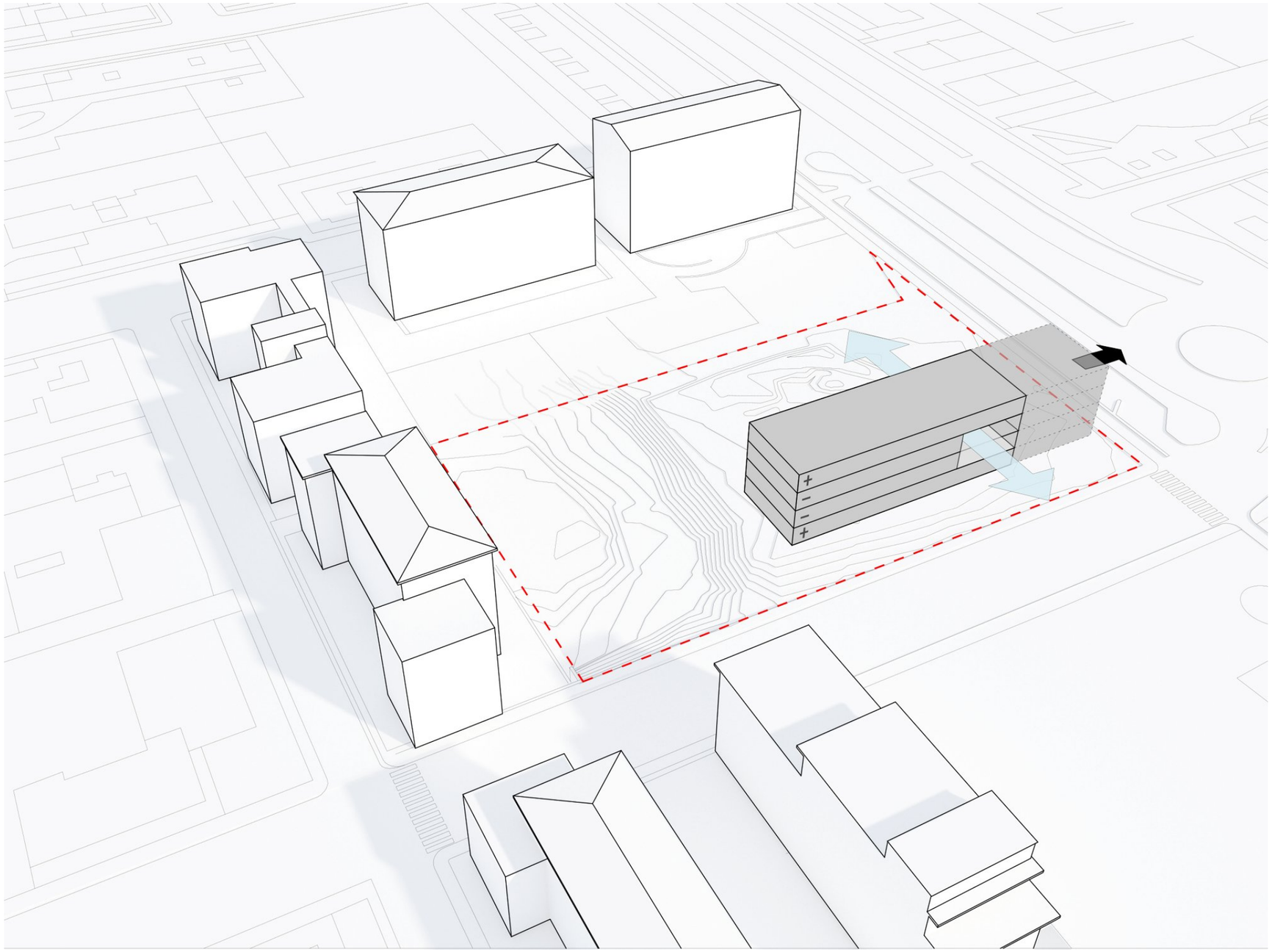
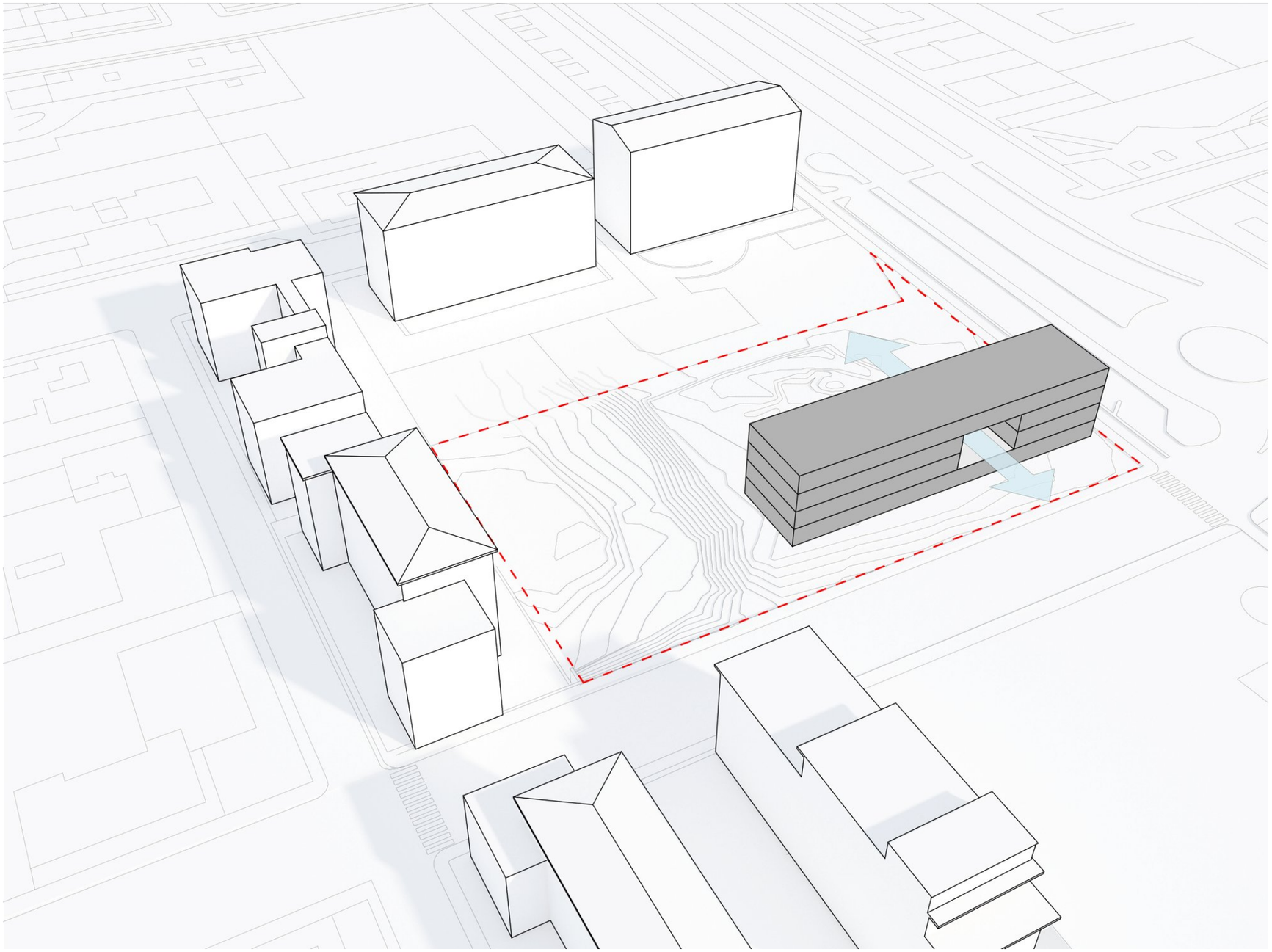
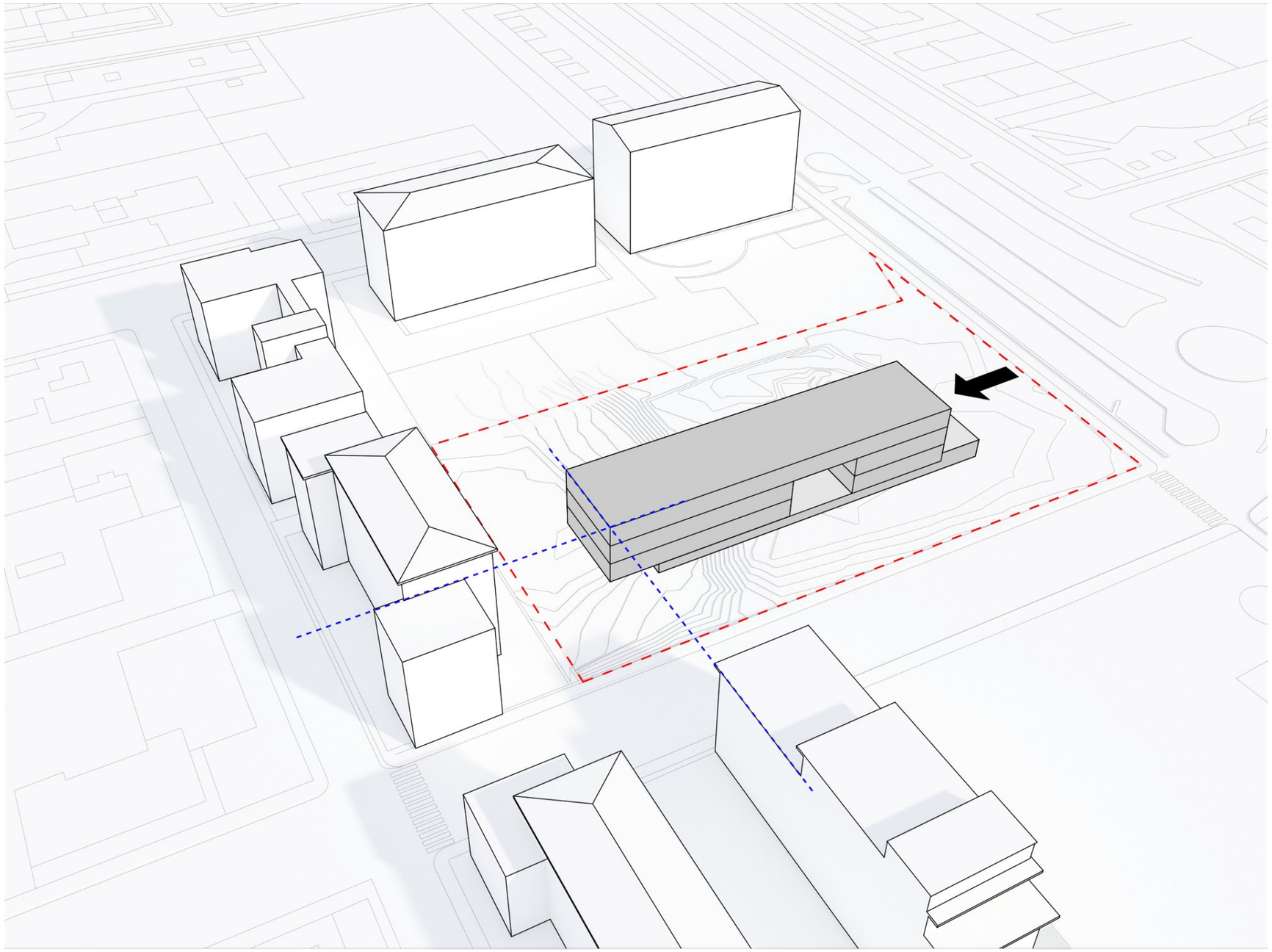
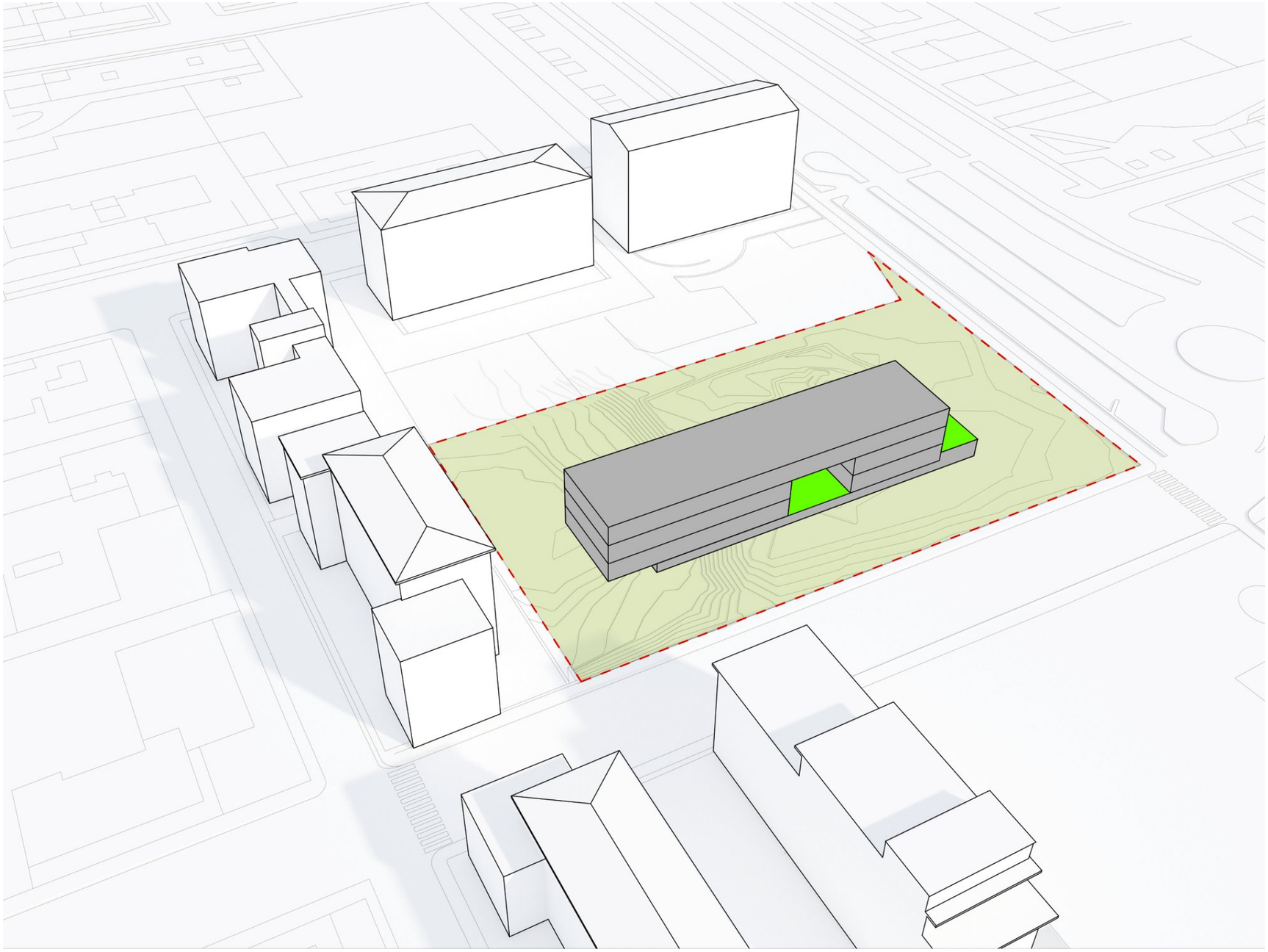
Status

adopted

With the approval of the Florentine Master Plan, back in 2010, a new philosophy was introduced to the concept of the city. Building "zero volumes" based on the transfer of existing surface to eliminate conditions of degradation and instead obtain public spaces for the benefit of the community of those transformation areas. A very ambitious redevelopment of the city but at the same time very complex to be completed.

With skill, the client was able to join various owners and with great pride the studio was contacted to develop the first urban implementation plan that involves the use of this tool.

The implementation plan essentially regards the formation of a discontinuous urban sector to implement the move of 1200 m2. of gross space from a completely saturated corner of the city to a wide area surrounded by greenery. In order to develop this green area, the files prescribe the simultaneous sale of over 9,500 m2. of uncultivated land to be destined largely to public green, distributed mostly on areas close to the lot indicated for the new construction.

The two transformation areas chosen for the formation of the single sector are the transfer transformation area Confalonieri and the transformation area in reception Gignoro , both protected by decree with landscape restrictions.

After a careful analysis of the extensive municipal, regional and national regulatory framework, the plan passed the landscaping conference and municipal approval and received praise for the proposed quality.