

## Explanatory note for project :

**Urban setting:** The Karin dom building adheres to the next free standing buildings. It perceives both the orthogonal axes of the student dormitories and the hospital, as well as the dominant office building “Proektantska”. The program finds space in 2 volumes that partially overlap. The building is drawn in the northern part of the plot, freeing up a spacious sunny yard from the south. At the north western end of the plot, a “welcoming” zone is formed in front of the main entrance of the building. The curved angles and the uncommon shape distinguish Karin dom from the strict orthogonal geometry of the surrounding buildings.

**Architecture:** The diverse program is assembled in 3 floors, where all the children work spaces are located on the first two. The third floor is mainly for administration and external visitors. The shape of the building allows the whole roof of the two-storeyed southern body to be used as a place for rest and play. For each program activity there is a separate corner in the building, but the common areas imply informal meetings and communication between staff, children, parents and visitors. Central building point is the reception zone, which connects the functions of floor 1 and floor 2 into one spacious common “living area”. Access by car is restricted only in the northern part of the plot - to the underground garage.

**Materials:** Wood material has a key place in the facade and interior design of the building, also in the surrounding open spaces. The material adds warmth and contributes to the characteristic building climate with its physical qualities: naturally regulates the humidity in the premises, creates good acoustics, hygienic surfaces and has a positive ecological footprint in the construction process. Apart from the wood, the appearance of the building is dominated by the gray color of the visible concrete, the white wall surfaces and some soft and delicate color accents.

**Structure:** Concrete slabs and columns, with massive load bearing outer walls. Maximal spans - till 7,2m.

### Main indicators:

Site area	-	2450 sq.m
Gross floor area	-	1 820 sq.m (above ground floor)
Underground floor area	-	590 sq.m (with slope 640 sq.m)
Landscaped area	-	1 400 sq.m (57%)
Underg. parking places	-	20

**Budget:**

a. Site clearing	-	30 000 €
b. Excavation works	-	40 000 €
c. Rough construction	-	420 000 €
d. Insulation / water tight	-	50 000 €
e. Wood work - facade	-	150 000 €
f. Wood work - interior	-	80 000 €
g. Plaster and paint works	-	60 000 €
h. Faience works	-	60 000 €
i. Furnishing	-	150 000 €
j. Electro installations	-	80 000 €
k. Sanitary installations	-	100 000 €
l. Heating and ventilation	-	120 000 €
m. Landscape	-	60 000 €

**TOTAL: 1 400 000 €**