The Projects*

Awarded by ÖGNB, klima:aktiv and EU Green Building in connection with the BauZ! Congress at Messe Wien
13th February 2014

In cooperation with and supported by
The Projects.

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<td>23.</td>
<td>House ALU MINI UM</td>
<td>35</td>
</tr>
</tbody>
</table>
Dear Ladies and Gentlemen,

This overview provides you with the awarded projects presented by klima:aktiv Bauen und Sanieren, ÖGNB and EU Green Building, as part of an award ceremony in February 2014. We would like to thank the participating architecture and planning firms, specialized consultants, developers and, of course, contracting companies who are genuinely committed to sustainable building and who show their commitment by taking respective measures to ensure quality assurance. This includes systems for evaluating and, above all, high-quality planning services and ambitious companies which can construct great buildings. In the following pages we will present a wide choice of the participants active in sustainable building and their projects! You will find short project descriptions, individual evaluation results as well as the contact partners for the respective projects.

Please note: All figures and technical terms correspond to the german rules.

For more information and questions on the award ceremony 2014:
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office@oegnb.net
Mag. Peter Wallisch
0676 94 50 111

klima:aktiv Bauen und Sanieren PROGRAMMMANAGEMENT:
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UniCredit Center Am Kaiserwasser
Eiswerkstraße 20, 1220 Wien

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Balazs Joo, Uta Mecker

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office@zfg.at, office@altherm.at
Josef Fellhofer (von ZFG Projekt GmbH)
Josef Fellhofer (auch von Altherm Engineering GmbH)

EU Green Building

<table>
<thead>
<tr>
<th>Metric</th>
<th>Value</th>
<th>Under-usage in %</th>
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<tbody>
<tr>
<td>HWB* in kWh/m³a</td>
<td>4,77 kWh/m³a</td>
<td>52,90%</td>
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<tr>
<td>KB* in kWh/m³a</td>
<td>0,25 kWh/m³a</td>
<td>75,00%</td>
</tr>
<tr>
<td>EEB in kWh/m²a</td>
<td>64,05 kWh/m²a</td>
<td>-</td>
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</table>

Description
The UniCredit Am Kaiserwasser is designed as multi-functional sports, recreational, event and training facility, which together with its generous outdoor area, is accessible to both employees and clients of UniCredit Austria. Heating, cooling and tempering is done using a groundwater heat pump (cooling, e.g. through Free Cooling). The ventilation systems are equipped with highly efficient heat and moisture recovery. In addition the building has state-of-the-art building control systems.
Description

The EU-Green Building project, Office building Trotec in Marchtrenk is unique in its holistic and sustainable energy solution. The new building was designed with high-standard insulation, combined with energy-efficient building system components and sensible storage media, thus allowing for a largely regenerative energy supply. Technologies used include thermal solar and PV units and brine-groundwater heat pump units. A sophisticated energy management system stores the solar energy in a phased manner.
03. **Official Building Schlagergasse**

Schlagergasse 8, 1090 Wien

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DI Dr. Robert Friedbacher, DI Dr. Michael Minarik, DI Klaus Zimmel

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christian.poehn@wien.gv.at
DI Dr. Christian Pöhn

**EU Green Building**

<table>
<thead>
<tr>
<th>Description</th>
<th>HWB* in kWh/m²a</th>
<th>28,20 kWh/m².a</th>
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<tbody>
<tr>
<td>EEB in kWh/m²a</td>
<td>68,06 kWh/m².a</td>
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</tr>
<tr>
<td>Under-usage in %</td>
<td>80,60% Verbesserung zu Bestandsgebäude vor Sanierung</td>
<td></td>
</tr>
<tr>
<td>Under-usage in %</td>
<td>75% Verbesserung zu Bestandsgebäude vor Sanierung</td>
<td></td>
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</table>

**Description:**
The Official Building in Vienna (Schlagergasse) of the Municipal Department (MA 34, built in 1918) was refurbished extensively as part of an EU Green Building project and was converted into a modern office building, which is now used by the Municipal Department 11 (MA11), the Youth and Family Office. The conversion includes a comprehensive thermal building renovation, the attic (including ventilation system) was developed, exterior sun protection mounted, an elevator installed, the spacial structures optimized and electricity units were renewed. Ecological building materials were used specifically; the final energy consumption was reduced by 75%.
### EU Green Building

<table>
<thead>
<tr>
<th>Description</th>
<th>HWB* in kWh/m³a</th>
<th>KB* in kWh/m³a</th>
<th>EEB in kWh/m²a</th>
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<tbody>
<tr>
<td>Under-usage in %</td>
<td>49.4</td>
<td>61</td>
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**Description**

The EU Green Building Hotel new project, fitted with 283 rooms and situated in the Linke Wienzeile, reaches an excellent energy-efficiency standard as a result of its measure mix compact design, optimized thermal building shell, ventilation systems with heat recovery and reduction of cooling demand through sun control glazing. The building is supplied with district heating. The heat is regulated by a central building control system. To save energy, the minibars were left out. The location is easily accessible by means of public transport.
EU Green Building

<table>
<thead>
<tr>
<th>Indicator</th>
<th>Value</th>
<th>Under-usage %</th>
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<tbody>
<tr>
<td>HWB* in kWh/m²a</td>
<td>4.42</td>
<td>55.9</td>
</tr>
<tr>
<td>KB* in kWh/m²a</td>
<td>0.63</td>
<td>37</td>
</tr>
<tr>
<td>EEB in kWh/m²a</td>
<td>62.95</td>
<td></td>
</tr>
</tbody>
</table>

Description

This office building received the EU Green Building International Award, special focus was placed on the building shell at passive-house quality and highest energy efficiency for the building services. The building is heated in an ecologically sound manner, by means of a water-to-water heat pump. High-efficiency pumps are used to recirculate the heating medium. A ventilation system with a rotary heat exchanger supplies the building with fresh air. During the summer, the groundwater can be used to reduce the indoor temperature through cooling ceiling.
**06. Lab Building East (IST Austria)**

3400 Klosterneuburg, Am Campus 1

---

**Developer/Contractor**

Institute of Science and Technology (IST) Austria

Niederösterreichische Landesimmobilienges.m.b.H.

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Dr. Gerhard Tretzmüller, Ing. Stefan Hipfinger

---

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Arch. Prof. Dr. Sepp Frank

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DI Martin Rödhammer

---

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office@von-der-heyden.at

Ing. Helmut Vavra

---

HWB in kWh/m²a 2,75 kWh/m³a

as per PHPP / OIB RL6 as per OIB RL6

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**Description**

The Lab Building East is located in the east side of the campus of the Institute of Science and Technology (IST) Austria in Klosterneuburg. The six-story building with almost 7,000 m² in size is designed for up to 12 research groups in the field of Life Science and Physics. The substantial heat and cooling supply demand is met by a sustainable technology mix. (PV system, connection with local biomass district heating plant, deep drilling probes, FreeCooling, WRG from waste heat process in the building, a sophisticated control and regulation concept etc).
07. **Entrance Building Museumsdorf Niedersulz**  
2224 Niedersulz, Niedersulz 250  
Visitors' Center  
(including administration, cafes, shop)

**Developer/Contractor**  
Weinviertler Museumsdorf  
Niedersulz Errichtungs- und  
BetriebsGmbH  
2224 Niedersulz 250  
Landhausplatz 1, 3109 St. Pölten  
0 2742 9005-0  
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DI Karl Dorninger, Otto Knoll

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**Building Physics**  
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thomas.zelger@ibo.at  
DI Thomas Zelger

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Ing. Erich Szczur

**HWB in kWh/m²a**  
10,45 kWh/m²a  
as per PHPP / OIB RL6  
as per PHPP 2007

**Passive House certification**  

<table>
<thead>
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<th>Description</th>
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<td>PE-value (n.ern.)</td>
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<td>B</td>
<td>600</td>
<td>Cooling demand</td>
<td>5,39 kWh/m²a</td>
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<tr>
<td>C</td>
<td>150</td>
<td>n50</td>
<td>0,56 1/h</td>
</tr>
<tr>
<td>D</td>
<td>85</td>
<td></td>
<td></td>
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</table>

**Description**  
The Entrance Building of the Museumsdorf Niedersulz by the AH3 architects boasts a beautiful design, material choice, visual connections to the historical setting as well as great energy performance (certified passive house) and ecological optimization (pellets heating system, CO2-saving eco-cement, wooden building materials in construction, exterior facade and interior construction and passive use of solar energy). The three highly efficient ventilation systems with WRG and tensure provide for excellent user comfort.
### Assisted Living Theresienfeld
Pfarrwiesenweg 1, 2604 Theresienfeld

#### Developer/Contractor
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Gemeinnützige Wohnungsgesellschaft
“Arthur Krupp” GmbH
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Ing. Horst Eisenmenger, Dr. Friedrich Klocker, Prok. Ing. Norbert Wieczorek

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Arch. DI Herbert Rauhofer

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Ing. Thomas Müller

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01 3192005-0
thomas.zelger@ibo.at
DI Thomas Zelger

HWB in kWh/m²a 
9.47
as per PHPP/OIB RL 6
as per PHPP V 6.1

### Description
This project boasts passive-house quality designed for the elderly and features high ecological standards, good indoor climate (through use of low-emission and low-pollution products, comfort ventilation and external shading) and special assistance measures in the building (such as doctor’s offices and basic equipment for bracelet-emergency call transmitters). The three-story brick building boasts 20 apartments with generous outdoor areas and received the highest number of points in klima:aktiv as well as an excellent IBO ECOPASS classification.

<table>
<thead>
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<th>Category</th>
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<td>Category B</td>
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<tr>
<td>Category C</td>
<td>150</td>
</tr>
<tr>
<td>Category D</td>
<td>120</td>
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</table>
**Description**

This apartment building, which was specifically designed for the developers competition, "Young and affordable Living", effectively combines architecture, economics and ecological aspects. The building is characterized by many small- and family-size apartments and generous community areas, which can be used to cater to individual needs and offer space for recreational activities. In addition, the passive-house standards throughout the building guarantee long-term low energy costs. The building was constructed on the premises of the former train station, Nordbahnhof.
10. Passive Houses Raxstraße
Bauteil Lainer

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info@win4wien.at

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Univ.Prof. DI. Arch. Rüdiger Lainer

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DI Christoph Lang, DI Helmut Schoeberl

Construction Companies  Dr. Ronald Mischek ZT GmbH
Pittel + Brausewetter GmbH
Dr. Ronald Mischek
Prok. Bmstr.Ing. Wolfgang Watzke

HWB in kWh/m²a
as per PHPP/OIB RL 6  10.0 kWh/m²BGFa
as per OIB  14.0 kWh/m²BGFa

Unit 1  Unit 2

<table>
<thead>
<tr>
<th>klimaaktiv</th>
<th>956 GOLD</th>
<th>962 GOLD</th>
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<tr>
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<td>600</td>
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<tr>
<td>Category C</td>
<td>151</td>
<td>157</td>
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<tr>
<td>Category D</td>
<td>105</td>
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</table>

Description
In addition to its energy efficiency, this building, which was constructed following passive house standards, is characterized by social mix, the synergy between living and working, new innovative forms of living and sustainable use of a variety of community facilities. There are several buildings on the property: the arrow-like peripheral development in the West, the island construction in the East and the column-like construction in the center. Each block generates unique spaces with distinctive outside and indoor qualities.
11. Passive Houses Raxstraße
Bauteil Krischanitz

Developer/Contractor  win4wien Bauträger GmbH
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info@win4wien.at

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office@schoeberlpoell.at
DI Alexander Kemminger, DI Helmut Schoeberl

Construction Companies  Dr. Ronald Mischek ZT GmbH
Pittel + Brausewetter GmbH
Dr. Ronald Mischek
Prok. Bmstr.Ing. Wolfgang Watzke

HWB in kWh/m²a  14.0 kWh/m²BGFa
as per PHPP/OIB RL 6  as per OIB

<table>
<thead>
<tr>
<th>Category</th>
<th>Points</th>
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<tbody>
<tr>
<td>A</td>
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<td>B</td>
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<td>C</td>
<td>150</td>
</tr>
<tr>
<td>D</td>
<td>105</td>
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</table>

Description
See project 10.
Description
In the general renovation the main focus was placed on the thermal improvement of the building shell and user-friendliness for both children and educators. In addition, a modern heating system was installed using renewable energies and comfort ventilation with heat recovery, electricity generation through a photovoltaic system and the use of ecological building products. The renovation of the historical villa and the extension from the 70ies needed to be approached in a sensitive manner, focusing greatly on details so as to retain the building’s main characteristic features and achieve the highest thermal-energy quality possible.
13. Baugruppe JAspern
Construction site D 13.C, Seestadt Aspern

Developer / Contractor  Baugruppe JAspern GesmbH
Maria Treu Gasse 3, 1080 Wien
0699 15232316
oettl@jaspern.at
Arch. DI Fritz Oettl

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01 4095265-81
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Arch. DI Ursula Schneider

Building Physics  IBO-Institut für Bauen und Ökologie GmbH
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felix.heisinger@ibo.at
DI(FH) Felix Heisinger

Building Services  TEAM GMI Ingenieurbüro GmbH
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01 5457489-11
michael.berger@teamgmi.com, elisabeth.brandstetter@teamgmi.com
DI Michael Berger, DI [FH] Elisabeth Brandstetter

<table>
<thead>
<tr>
<th>Category</th>
<th>TQB-Points (as per jan13th2014)</th>
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<tr>
<td>Category B</td>
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<td>Category C</td>
<td>150</td>
</tr>
<tr>
<td>Category D</td>
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</table>

HWB in kWh/m²a  5,61 [OIB], 14,8 [PHPP]

Description
JAspern is a participatory passive house project by Lakeside City Aspern characterized by high energy standards, excellent user comfort, an innovative socio-cultural approach to community living and an ecological building and open space concept. Other unique points include flexible floorplan design, participation of future residents, Urban Gardening, high priority for pedestrians and cyclists in outdoor areas as well as excellent indoor air quality through product management during the building operations.
14. Greenhouse Student Residence
Building field D5.B, 1220 Wien, Aspern Seestadt

Developer/Constructor
Wohnbauvereinigung für Privatangestellte
Gemeinnützige Gesellschaft mit beschränkter Haftung
Postfach 99, Werdertorgasse 9, 1013 Wien
01 533 34 14
office@wbv-gpa.at
DI Walter Hofbauer

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01 726 45 66-0
office@schoeberlpoell.at
DI Christoph Lang, DI Helmut Schöberl

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Institut für Bauen und Nachhaltigkeit
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+49 (0)221 - 93 33 31-0
info@ibn-passivhaus.de

© deepinterface aap.architekten
Description
As many as 300 student residence rooms are created in three units, using state-of-the-art passive house technology. The student residence, which due to its energy consumption will be more efficient than the passive house standard, produces green electricity through a photovoltaic system on the roof, thus the building’s energy balance is greatly improved. Young people with disabilities can be residents of the GreenHouse as the entire student residence is barrier-free. One aim is entirely avoid PVC and HFKW as well as extensively use recycled materials. Comprehensive product management and energy-efficient ventilation systems ensure excellent indoor air quality.

220 dwellings are designed as single rooms, the rest will be double and single rooms in shared accommodations for three to four residents, partly extending over more stories, ie a mix of living arrangements which will attract diverse target groups. A special focus is placed on creating a friendly community environment. Residents can get together in the shared facilities: fitness rooms, sauna, music studios, study and recreation rooms. A large courtyard between the three buildings offers ample communication and meeting opportunities.

HWB in kWh/m²a 10,42 [OIB], 13 [PHPP]
15. Building Group D13 / B.R.O.T
1220 Wien, Aspern Seestadt

Developer/Contractor
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johannes@stockinger-partner.at
Dipl.-HTL-Ing. Johannes Stockinger MSc, EUREM

HWB in kWh/m²a 4.69 [OIB]

TQB-Points 849
Category A 174
Category B 175
Category C 182
Category D 181
Category E 137

© Architekturbüro Kuzmich
Description
The intergenerational accommodation comprises 48 units, each of which feature private open spaces such as balconies, terraces and loggias. Floor heating systems and controlled domestic ventilation systems make for a comfortable indoor climate. Five units are designed as starter apartments so as to provide independency to people facing difficult life situations. The two generous shared rooms and an exercise room in the basement can be used by all residents. There are also rooms at a total of 500 m² in size which are suitable as workshop, music room, wellness or offices. The roof garden plus terrace offer great open spaces. The children’s playroom is accessible to non-residents from surrounding building groups. There is sufficient storeroom for bicycles and strollers. Heating demand is extremely low, HFKW and PVC avoidance is sought, ventilation systems and extensive product management provide for optimal indoor air quality. In accordance with the eco-minded future residents, rainwater and well water will be used to irrigate green spaces. It is currently reviewed whether the latter can be used for the lavatory facilities.
16. Construction Site D16/D17 Arwag / Migra
1220 Wien, Aspern Seestadt

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DI Alfred Petritz

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Prof. Bmstr. Arch. DI Manfred Wasner

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Building Physics  KERN+INGENIEURE
Ziviltechniker GMBH für Bauingenieurwesen
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DI Gerhard Birnbauer, MSc
**Description**

124 subsidized rental apartments are being created at the lowest energy standard in four east-west oriented tower buildings. The static system allows for great flexibility in terms of apartment mix. A strong focus is placed on using eco-labeled products, avoidance of PVC and HFKW as well as using low-emission building materials in the interior construction.

Private open spaces such as balconies, terraces and loggias or vegetable gardens are accessible for the residents. With regard to open space surfaces, nearly all floors used are unsealed and water absorbent. Large connected vegetation areas are created throughout the entire construction site. As part of the "Housing First" program, starter apartments are provided to former homeless people in cooperation with the neunerHaus association. Following the example of "Neuen Wiener Hausbetreuer" (New Viennese House Managers), a house manager is in charge of the maintainance of the housing complex as well as ensuring social cohesion.
17. **EBG Building Site D12**

1220 Wien, Aspern Seestadt

**Developer/Contractor**  
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**Building Services**  
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**Description**

The housing complex comprises three rows of buildings which include 204 subsidized rental apartments. The facades of floors 2 to 6 are designed as timber framework on steel-reinforced concrete with a wooden facade. The apartments offer flexible floor designs and can thus be used as both work and living space. Each apartment has private open spaces such as balconies, terraces and loggias or vegetable gardens.

Future residents can participate in designing community areas. These include common rooms, children’s play rooms, toddler playground facing one of the laundry rooms, green courtyards with grass hills and wooden terraces in a wing form, open space “Canyon” with a communication area (rostrum with seating steps), youth playground, gym, sauna and three laundry rooms. The ground floor fits 830 m² for commercial areas and ample storeroom for bicycles and strollers - 465 parking spaces on 748 m² will be created! A high number of apartments boasts ceilings of 2.80m in height, which allows for a flexible change in usage. There is a collective garage on the ground floor and on two basement levels, which include E-car sharing parking spaces and charging points. The building project scores well on low heating demand, efficient ventilation systems and comprehensive product management.
18. Das Stadthaus / ÖVW Construction field D10
1220 Wien, Aspern Seestadt

Developer/Constructor
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HWB in kWh/m²a 18,11 [OIB]
Description
In this complex 312 apartments are going to be built, ranging in size from 40 to 110 m², from lofts to family apartments with five rooms. Flexible units allow for a variety of ways to use the space, ranging from office or medical practice use to using it as work-life-unit. Via loggias and balconies, the units are directly linked to the park or the courtyard.

The ground floor will include a police station, grocery store and a restaurant on the park side as well as medical practices or city district management. In the basement there will be bicycle storage rooms and a spacious collective garage.

The housing complex has low-energy standards and focus is placed on resource efficiency. The materials used are highly eco-efficient and have great disposal characteristics. Regionality is also of great importance: the mass weighted distance between construction site and production site of the three most mass-intensive building materials is 100 kilometers at the most.
19. The House of Life in Aspern
Building field D9, 1220 Wien, Aspern Seestadt

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Bmstr. Ing. Robert Pfeffer

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Building Physics
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Building Services
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**Landscape Architecture**  PlanSinn GmbH  
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HWB in kWh/m²a  23,01 [OIB]

**TQB-Points**  804  
Category A  175  
Category B  175  
Category C  162  
Category D  144  
Category E  148

**Description**

172 subsidized rental apartments, each of which has a balcony, and commercial areas on the ground floor and the first floor are built complying with low-energy standards. The five tower blocks are designed in a three-sided manner surrounding an elevated, tree-lined courtyard. The quiet “Waldhof” is accessible via two generous external staircases, which also offer seating with a view and a barrier-free ramp. Through elevated sections several separate areas are created for different age groups. The long table in the center invites residents to enjoy meals together. There are shared flowerbeds, a play street and playgrounds for toddlers, children and teenagers.

Non-load bearing walls throughout an area allows for flexible adjustments in floor plans, even after the planning stage. Combinations of living and working can also be easily realized. The construction is divided into five houses, which allows for manageable housing communities of about 100 people. Social life in the housing complex is based on the “House of Life” concept by the company Dasta. The residents are supported by the house caretaker in organizing their cohabitation. As a result, neighborhood assistance across generations is encouraged.

Structural circumstances enhance communication among residents as well: via staircases the individual houses have access to extended atrium-like meeting areas and offer seating at each entranceway. Each house also has shared rooms and workshops, which can be used in different ways, and storerooms for strollers. In addition there is a large children’s playroom and a generally accessible laundry room. More than 400 bicycles can be stored safely and sheltered in the main garage on the ground floor, which is accessible from the main road and has an elevator that fits bicycles and is connected to all the buildings. The construction facilitates re-assembly, which is due to the homogeneity in material choice. As a result, the number of disposal routes is reduced. The building materials can easily be separated, thus allowing for a pure source separation. The majority of building materials used are emission-free and recycable.
20. **Building Group Pegasus**  
**Building field D13.A, 1220 Wien, Aspern Seestadt**

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DI Michael Groll

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Arch. DI Georg Baldass

**Building Physics**  
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HWB in kWh/m²a 15,8 [OIB]

© Baldassion
Description
The Pegasus Building Group is constructing a unit which is stepped to the South and boasts 27 subsidized rental apartments with low energy standards. It includes a family guest house with 10 rooms and separate entrance, 500 m² in size and spread out over ground floor and first floor. The aim is to provide a high-quality, affordable Eco-housing, especially designed for families. It is run by a resident family, which encourages synergies within project information and caretaker services. The building has a light-flooded staircase and boasts generous terracing.

As the residents can participate in the planning of the floor plan, the window arrangement can vary. The unit was constructed in compliance with IBO-ecopass criteria. The apartments also have a controlled ventilation system with heat recovery. Problematic materials such as HFKW, PVC and VOC were avoided, the mass weighted distance between construction site and production site of the three most mass-intensive building materials is 100 kilometers at the most.

The apartments range from one to five rooms at 51 to 114 m² in size, maisonettes and multifloor apartments. The unit boasts private open spaces, eg loggias, balconies, terraces (pergolas possible) and private gardens as well as shared facilities such as a community room with terrace on the top floor, a children’s playroom with adjoining terrace and children’s playground and a muti-purpose room with an atrium in the basement. A breakfast terrace, playgrounds for toddlers, children and teenagers plus exercise space with fall protection flooring, play wilderness and sand playground are also available. There are sufficient storage rooms for bicycles and strollers, which are accessible through an elevator big enough for bicycles and sheltered outdoor bicycle parking.
21. Building Group LiSA – Stand Competition
Building field D13.B, 1220 Wien, Aspern Seestadt

Developer/Contractor
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Gabriele Garcia (LiSA), Ute Fragner (SWP)

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Anne Lang

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HWB in kWh/m²a 20.6 (OIB)

TQB-Points 808
Category A 180
Category B 150
Category C 175
Category D 165
Category E 138

Description
The LiSA association - Living in the lakeside city Aspern - offers exciting cohousing. Housing across generations and cultures enhances awareness for the demands in respective social and medical situations and poses new opportunities for cooperation. The unit boasts a shared kitchen, wellness area and a roof garden. Thus the building meets high ecological standards in terms of energy consumption, level of comfort and materials used.
Building Group Seestern - Stand Wettbewerb
Building field D13.E, 1220 Wien, Aspern Seestadt

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Building Service
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Landscape architecture  
zwoPK Landschaftsarchitektur  
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HWB in kWh/m²a  
18.95 [OIB]

TQB-Points  
788  
Category A 185  
Category B 145  
Category C 181  
Category D 134  
Category E 143

Description
The Seestern Aspern association is constructing 27 subsidized apartment units and a commercial area in the groundfloor in solid construction and low energy standard. Spaces in the groundfloor can be rented, which allows for a combination of working and housing at the same place. The workspaces in the co-working area can also be rented by non-resident small-scale businesses. Each apartment has private open spaces. The use of critical materials such as PVC is avoided and eco-labeled materials dominate. To improve indoor air quality low-emission construction materials are used in the interior.

High-quality equipment with hardwood floors in the rooms (wheel-chair accessible, floating wood flooring) and tiles in the kitchens and wet rooms is vital for future residents. The non-load-bearing partition walls and elevated floor construction allow for a flexible use of the rooms. The ceilings of 3.6 m of height on the groundfloor and 2.8 m in the apartments are especially generous.

A generous community room with kitchen-cum-living room and play area are planned on the groundfloor, as is a multi-functional room with daylight in the basement floor. The attic boasts a generally-accessible terrace and sauna with relaxation room. There is also a storage room for bicycles, which is easily accessible via a ramp and a laundry room on the basement floor, as well as a storage room for strollers on the groundfloor and in the basement. 60 additional sheltered outdoor storage rooms for bicycles are available as well.

So-called flex-apartments are designed to be rented at a short-term basis, eg as cooperation with specific organisations for artistic exchange programs or people in going through a separation. They also present a buffer for new life situations of permanent residents, who can either reduce or increase their living space this way.
23. **House ALU MINI UM**  
Unterer Kaiserspitz 13, 3031 Pressbaum

**Developer/Contractor**  
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Architekt DI Heinrich Schuller

**Building Physics**  
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Mario Schnauder

HWB in kWh/m²a  
15,40 kWh/m²a as per OIB RL6

**867 Points**  
Declared according to catalogue k:a haus from 2006 to July 2010

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**Description**

Due to its well-conceived architectural design and the use of aluminium as building material, the detached family house in Rekawinkel scores well with regard to ecological demands. A clear focus was placed on the separability of the construction as well as longevity. Site-mixed concrete and solid wood construction create a balanced summer climate, the thermal-bridge-free construction and high surface temperature make for excellent comfort. The room ventilation system, consisting of energy sources, WRG and small-scale heat pumps supplies the house with hot water, heat and fresh air.
Information on Award ceremony 2014:
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