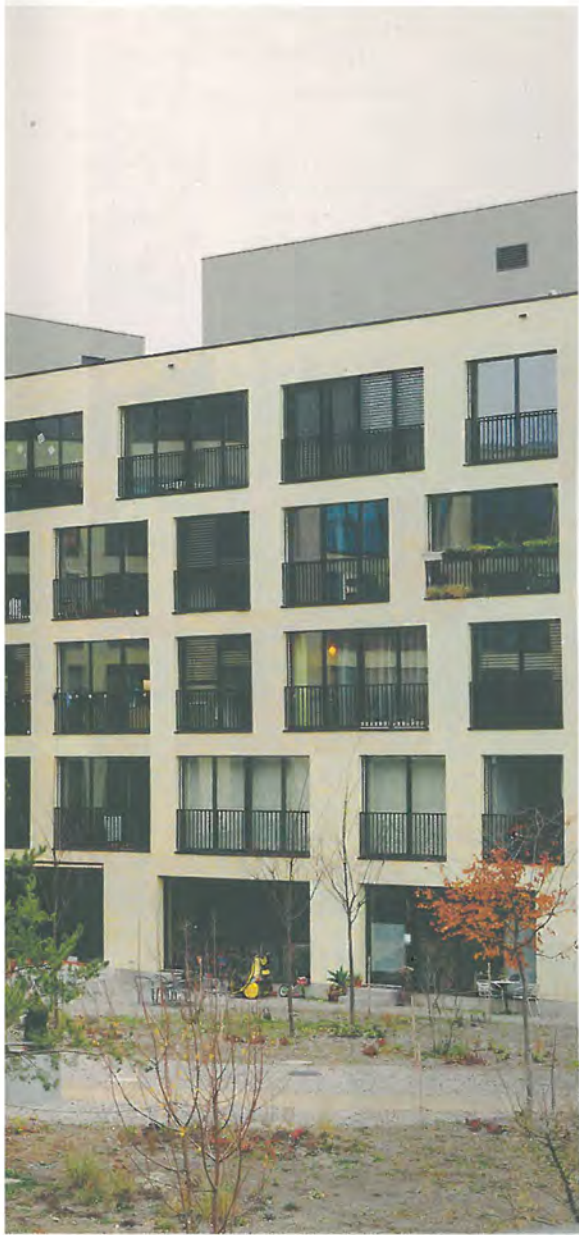




- 01 View of the development from the courtyard
- 02 Window of the Greenpeace office
- 03 Main entrance to Kalkbreite
- 04 Communal terrace overlooking Zürich
- 05 Blumerei Kalkbreite florist
- 06 Pigeonholes of apartments in the foyer
- 07 Shared 'grosshaushalt' kitchen
- 08 Cafeteria adjacent to the lobby
- 09 View of the main lobby
- 10 Finnish architect Tommi Mäkinen at home
- 11 Inside Mäkinen's modern apartment
- 12 Vintage-furniture shop Möbel Zürich
- 13 Kalkbreite architects Samuel Thoma and Pascal Müller
- 14 BachserMärt organic supermarket
- 15 Manager at BachserMärt, Samuel Bösch
- 16 Tenant Nina Schneider
- 17 Typical wooden kitchen unit
- 18 Community-curated library in the lobby
- 19 Office of graphic-design firm Sunset Blvd
- 20 Sunset Blvd's team (Kathrin Hofer, bottom left)
- 21 Professor Stefan Flückiger
- 22 Inside a 'grosshaushalt' communal living room
- 23 Resident black cat on the roam



Strength in numbers

Genossenschaft Kalkbreite is a union of locals and potential tenants formed in 2007 to bid for the building rights of the Kalkbreite site, which it successfully acquired that autumn. Its goal has been to build and rent out affordable apartments and retail spaces while promoting a sustainable "2,000-Watt Community". The term refers to a society in which annual CO2 emissions don't exceed one tonne and energy-usage is limited to 2,000 watts per person.

That means that at Kalkbreite there is no parking – and no cars either. Instead, many residents bike around the city. The Genossenschaft now has around 850 members and is currently working on its second building project: the Zollhaus. kalkbreite.net

her team of 12 moved their office into the building because they appreciated the liberality and affordability of the Genossenschaft Kalkbreite and the prospect of the community spirit and a shared cafeteria. "It's been alive since day one," she says.

Architect Tommi Mäkinen and his partner Mirjam Niemeyer moved into a three-bedroom place with their two young boys in August and their architecture office Helsinki Zürich is located just across the courtyard. "We knew of the Genossenschaft and were interested in their concept of sustainable living. It's right in the centre of the city, a stone's throw from our office, with a yard for the children to play in, and we thought it would be cool to have so many neighbours. We're super happy to live here," says the Finnish-born Mäkinen.

Stefan Flückiger, professor of agricultural economics and sustainability at the Zürich University of Applied Sciences, was naturally attracted to the project. "Sustainability is my area of expertise. I support high-density housing," says Flückiger. The professor shares his flat with four others; they each have a dorm-sized bedroom and one communal kitchen and living room. "The kitchen is small but that's only because we have a large one downstairs. We dine there and all 50 of us pitch in," says Flückiger, who regularly volunteers on the organic farm that supplies their food.

Forty per cent of the space is dedicated to retail, which includes a cinema, ecological supermarket BachserMärt – supplier to the *grosshaushalt* kitchen – and organic Oriental restaurant Bebek, the cement walls of which were painted by renowned local artist Nic Hess. "This used to be a dead corner and suddenly it is alive – it's almost like a village in the centre of Zürich," says Bebek restaurateur Alex Moosbauer. "Kalkbreite has become a place for everyone and that's what we wanted for our restaurant."

As Müller looks out over his housing project from the terrace, he says, "This was once a dark, lonely place but now it's truly become a colourful and dynamic home. We're not signature architects: we didn't want this development to draw attention to us, we wanted it to fill a void and integrate the community, to show people how to live sustainably in and outside of their four walls." So far, it seems as though Kalkbreite has done just that. — (M)



Shared vision

Kalkbreite in Zürich is a communal-living experiment in which residents are enjoying new approaches to creating more space.

WORDS by Marie-Sophie Schwarzer
PHOTOGRAPHY by Ana Cuba

From afar, the new addition to Zürich's District 3 seems to resemble any other conventional mixed-use apartment block. Look a little closer though and the Kalkbreite development's iridescent façade appears as lively and colourful as what lies behind its walls: a new community-living concept based on sustainability.

Where once a wasteland of tracks and the city's tram depot dominated the urban landscape, Swiss architecture firm Müller Sigrist has created 97 apartments alongside office and retail spaces to fill the deserted terrain that had divided the community for years. In co-operation with the Genossenschaft Kalkbreite – a union founded in 2007 with the aim of creating affordable and sustainable living just 2.5km from the city centre – the development was completed within just four years, in the spring of 2014. By August, 250 people and 200 employees had moved in, leaving not one spare room.

To outsiders the building's concept may seem outlandish; in simple terms it's similar to a university halls of residence, with shops and restaurants at street level and shared and single flats above. The majority of the development is dedicated to communal apartments grouped together in clusters, each one allotted to 10 tenants with a joint kitchen and living room. The *grosshaushalt*, meanwhile, is home to around 50 people who live in flats of four to 10 bedrooms and share a large kitchen. Visitors can also check in at the in-house hostel, Pension Kalkbreite, or rent one of the short-term office spaces.

As one of the world's most expensive cities, reasonably priced apartments in Zürich are rare and the Kalkbreite development (named after the street it sits on) was built specifically to remedy this in an innovative way. "Our vision was to build a new piece of city," says architect Pascal Müller, ascending the concrete steps that lead past independent florist Blumerei Kalkbreite and through an angular tunnel into the building's football-pitch-sized courtyard. The lush quad built above the tram depot (where Zürich's trams park at night) is frequented by the residents, children racing around

the playground, employees of in-house companies such as Greenpeace and a family of black cats.

As Müller walks towards the lobby he bumps into tenant Nina Schneider, who is cleaning the windows. She joined the Genossenschaft Kalkbreite in 2008 and as one of the first people to move in, she inhabits a Cluster 1 apartment. This entitles her to a 38 sq m flat as well as a kitchen and living room shared by 10 other units for €915 a month; a steal in terms of Zürich's rental market. "We're all encouraged to volunteer our time here," says Schneider, proffering her window squeegee as evidence. "It's about community."

For Müller, however, it is all about the architecture. His firm spent about €60m on the Kalkbreite development, prioritising green building methods and materials. Inspired by Scandinavian design, the Kalkbreite consists of a lightly coloured wood façade paired with minimalist interiors of raw concrete furnished with mid-20th-century vintage furniture from neighbouring shop Möbel Zürich. Over time tenants have added personal touches: large paintings, a clock in the hall reminiscent of New York's Grand Central station and a library in the lobby opposite the busy laundry room.

The foyer is at the heart of the unit, right next door to the communal cafeteria. Employees staff the concierge desk in shifts (calling themselves desk jockeys) and today greet Müller as he enters. They are not only responsible for maintenance but also handle the renting out of rooms at the Pension Kalkbreite – ideal for visitors, as most flats are no bigger than 33 sq m – and letting work spaces to the public. Beyond reception, a lime-yellow staircase leads to the Rue Intérieure, a circular hallway reminiscent of the run of a castle watchtower. It was built to encourage interaction and leads to a maze of seven colour-coded staircases connecting apartment clusters, single flats, shared rooms and so-called boxes that can be utilised by tenants as they wish – perhaps a yoga studio or sewing atelier. The "rue" ends on a spacious terrace opposite the main entrance.

"We get the most incredible sunsets here," says Kathrin Hofer. "That's why we named our graphic design collective Sunset Blvd." The designer and



Team players

Architects Pascal Müller and Samuel Thoma of Müller Sigrist, a Zürich-based firm founded in 2001, led the Kalkbreite development in co-operation with the Genossenschaft Kalkbreite, which has created homes for 250 people and 200 jobs. Müller Sigrist's 30-strong team has won awards for innovative design and past projects in Switzerland include event centres such as Festhütte Amriswil and Affoltern am Albis. The team is currently working on mixed-use development Zentrum Steinhausen. muellersigrist.ch



MONOCLE



ISSUE 10

Winter Season 2014/15

ESSAYS ON FREEZE-DRIED POTATOES AND HONG KONG'S WARMED-UP VERSION OF CHRISTMAS

ALPINO



01 Recipes galore for alpine scrumptiousness



02 Pyeongchang's Olympic thumbs-up



03 How the yodel went global

- A **AFFAIRS** Winter mystery: the scientists unravelling the secrets of the avalanche.
- B **BUSINESS** Slovenia's snow stars: the ski brand that ditched communism for consumerism.
- C **CULTURE** Condiments for the season: why Salt festival is flavour of the month – and year.
- D **DESIGN** The Mont Blanc makers scaling new heights.
- E **EDITS** Our pick of the best places to eat and sleep on high, with fondue fun for all.



01
'I'M GLAD I GOT MY THERMALS'

If you go down to the woods today: We pull on our puffas and head out on manoeuvres to join Nato troops as they practise for cold-weather combat and tussles in the Arctic



02
'WHERE'S THE SHOPPING MALL?'

Totally lodge-ical: Why now is the time to seek out some luxury in the remoteness of Greenland, plus our pick of the best hotels for mountains and snow around the globe



Legging it: Put your best foot forward with our report on spring looks



03
'OH THAT'S NICE'

Reflected glory: The giant mirrors giving a Norwegian town a place in the sun



04
'OI, THAT'S MY CHAIR'

Huddling together for warmth: Meet the creators of a communal Zürich apartment block where the living is chic and cheap



Mountains of money: How you can make a high-altitude career in Zermatt



05
'WHO SAID LAMB CHOP?'

Baa-sque: Tales and tails from a French region that's not so French after all

MONOCLE Alpino Newspaper
A Monocle Special Edition
£4.00
EUR 6
USD 8

