

PLATEAU DE HAYE ECODISTRICT OF GREATER NANCY

Pooling forces to build a sustainable city

To implement an environmentally responsible urban renewal project, Greater Nancy and the architect and urban planner Alexandre Chemetoff and his team at Bureau des Paysages chose to orient the planning of the Plateau de Haye towards a system-wide, integrated approach to sustainable development.

Mobilising all forms of energy (in the sense of the Greek word *energeia*, or « driving forces »), this urban project seeks to capitalise on all the riches of the site by promoting mixed-use development and sharing of resources.



At a glance

PROJECT SPONSOR Urban Community of Greater Nancy

CONTRACTING AUTHORITY Greater Nancy, City of Laxou, City of Maxéville, City of Nancy, Office of Public Housing, Meurthe & Moselle Habitat, Epareca

PRIME CONTRACTOR Alexandre Chemetoff & associés (firm Bureau des Paysages)

DEVELOPER Solorem

SURFACE AREA 440 hectares

TIME FRAME 2004–2020

PARTNERS ANRU, CDC, Meurthe-et-Moselle, Region of Lorraine, European Union/ERDF, Rhine-Meuse Water Agency, AFL, EPFL

BUDGET € 250 million

AWARDS

- ÉcoQuartiers 2011 Grand Prize (awarded by the French Ministry of Ecology, Sustainable Development and Energy),
- Urban Planning Prize 2012 (awarded by Groupe Moniteur)

REINVENTING THE CITY AT THE FOREST EDGE



- ▶ Restructure the area through its landscape
- ▶ Organise mixed-use development and create jobs

USE EXISTING RESOURCES AND LOCAL NETWORKS



- ▶ Respect the historical memory of the site and restore the heritage of the 20th century
- ▶ Implement the concept of reuse and recycling

DESIGN A CREATIVE PROJECT STRUCTURE



- ▶ Develop more space with the same budget
- ▶ Use innovative methods and think outside the box

MOBILISE ALL CREATIVE FORCES



- ▶ Co-develop with all stakeholders
- ▶ Work with residents to test ideas

APPROACH THE PROJECT ON ALL LEVELS



- ▶ Globally embrace sustainability throughout construction, from street blocks to districts
- ▶ Centralise and organise the convergence of public policies

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Transform 440 hectares into living spaces



KEY FIGURES

- ▶ 14,000 inhabitants (of which 3,000 new arrivals)
- ▶ 1,120 demolished housing units
- ▶ 1,800 new bioclimatic housing units
- ▶ 3,500 ecologically renovated housing units
- ▶ Energy efficiency renovation of school complexes
- ▶ 150 hectares of public spaces and facilities
- ▶ 37 hectares of public parks
- ▶ 5.6 km of forest paths
- ▶ 2,300 sq. m. of communal gardens
- ▶ 115 businesses and 700 jobs created
- ▶ Expansion of available facilities and services
- ▶ Expansion of multimodal public transport
- ▶ Pedestrian and bicycle routes
- ▶ Energy Tower, dedicated to raising environmental awareness
- ▶ New gas and wood-fired heating (from the Haye Forest)
- ▶ 3,000 housing units heated by the urban district heating system
- ▶ Differentiated storm water management
- ▶ Recycling of construction waste
- ▶ 755,000 cu. m. of earth reused