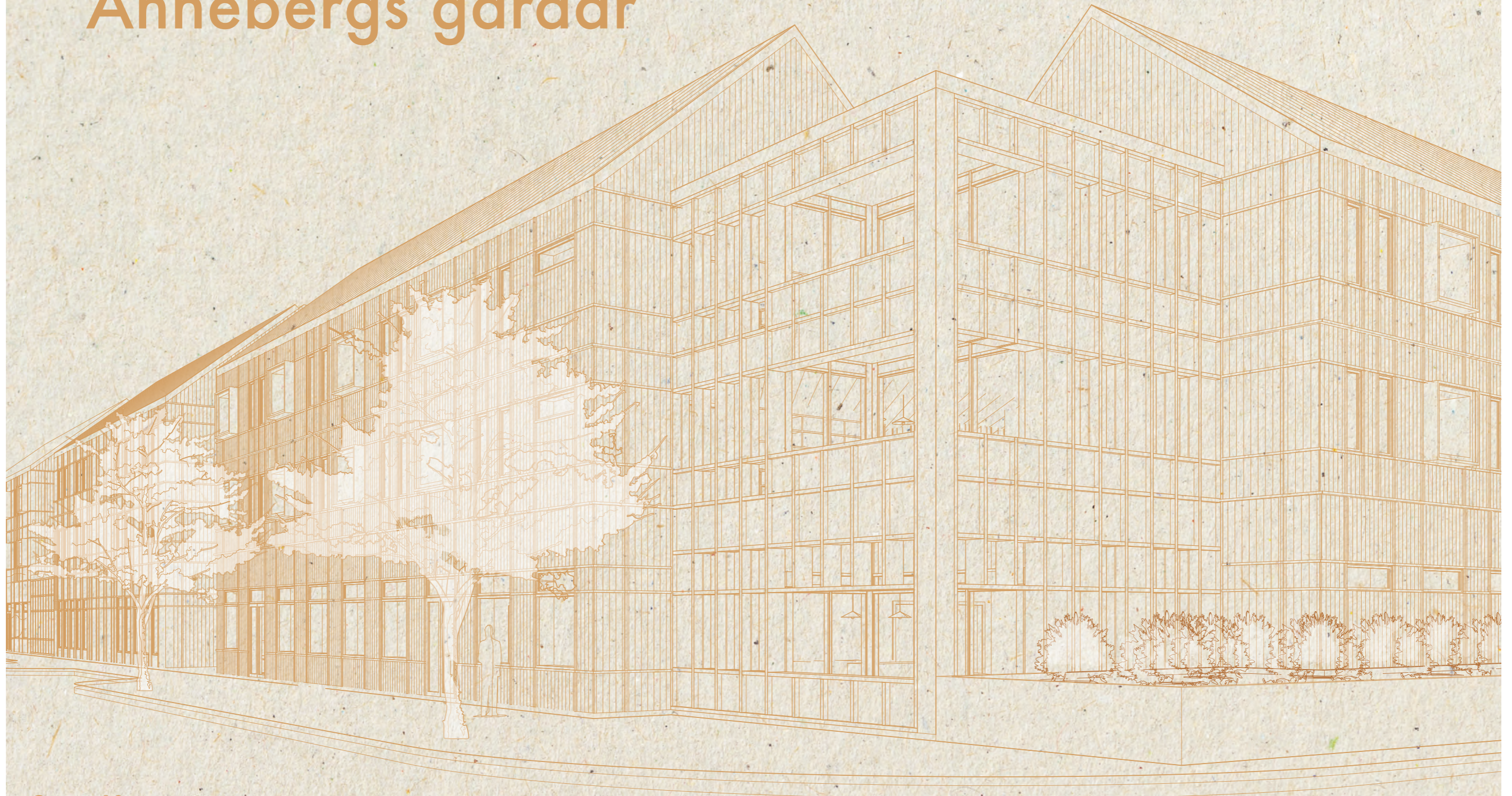


# Annebergs gårdar



Group 10:  
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## The place of Anneberg

Anneberg is an old agricultural area under transformation. Anneberg is located 6 km north of Kungsbacka and 27 km south of Gothenburg. It is a place of many rural qualities. The site is mainly on arable land and surrounded by nature with peaceful views. The site is located close to the train stations with commuter trains running up to 4 times per hour to both Gothenburg and Kungsbacka. The closeness to communications makes it an attractive site for developing housing and center activities. A future dementia village could contribute to Anneberg's identity where the existing qualities of calmness and richness in nature are beneficial traits for this type of residence.

## Concept of Dementia Village

The idea of the Dementia village from De Hogeweyk in Holland. Here they have taken a radical approach, with, for example, different living units based on different lifestyles. There are shops within the dementia village that are staffed with care givers that can help the resident. De Hogeweyk is a world that is separated from the rest of the society. The concept has been both praised and questioned in Sweden. This concept of living protects the residents suffering from dementia but could also be seen as a form of segregation. In our project we have taken inspiration of the dementia village but prioritized social inclusion. In Annebergs Gårdar there is a preschool integrated with the assisted living and they share several functions within the premises, such as a kitchen garden and a winter garden. Since the location for the dementia village is calm place and in a rural area we have focused on creating a variation in space within the assisted living.

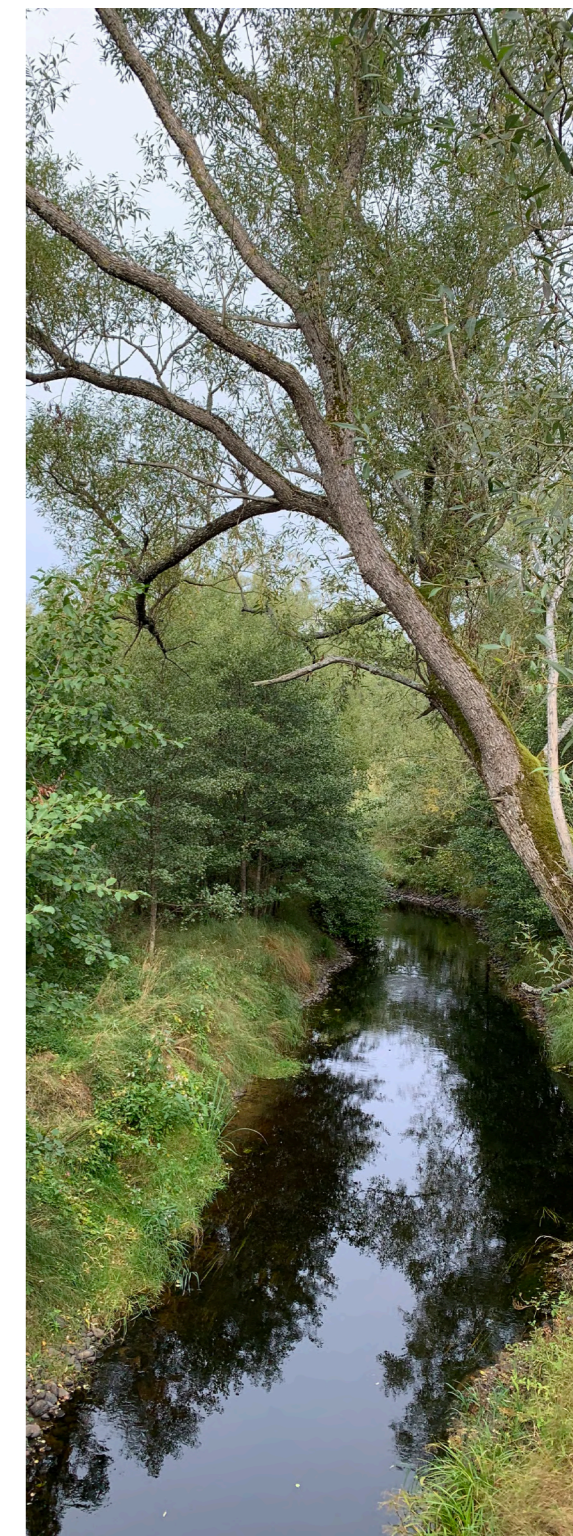
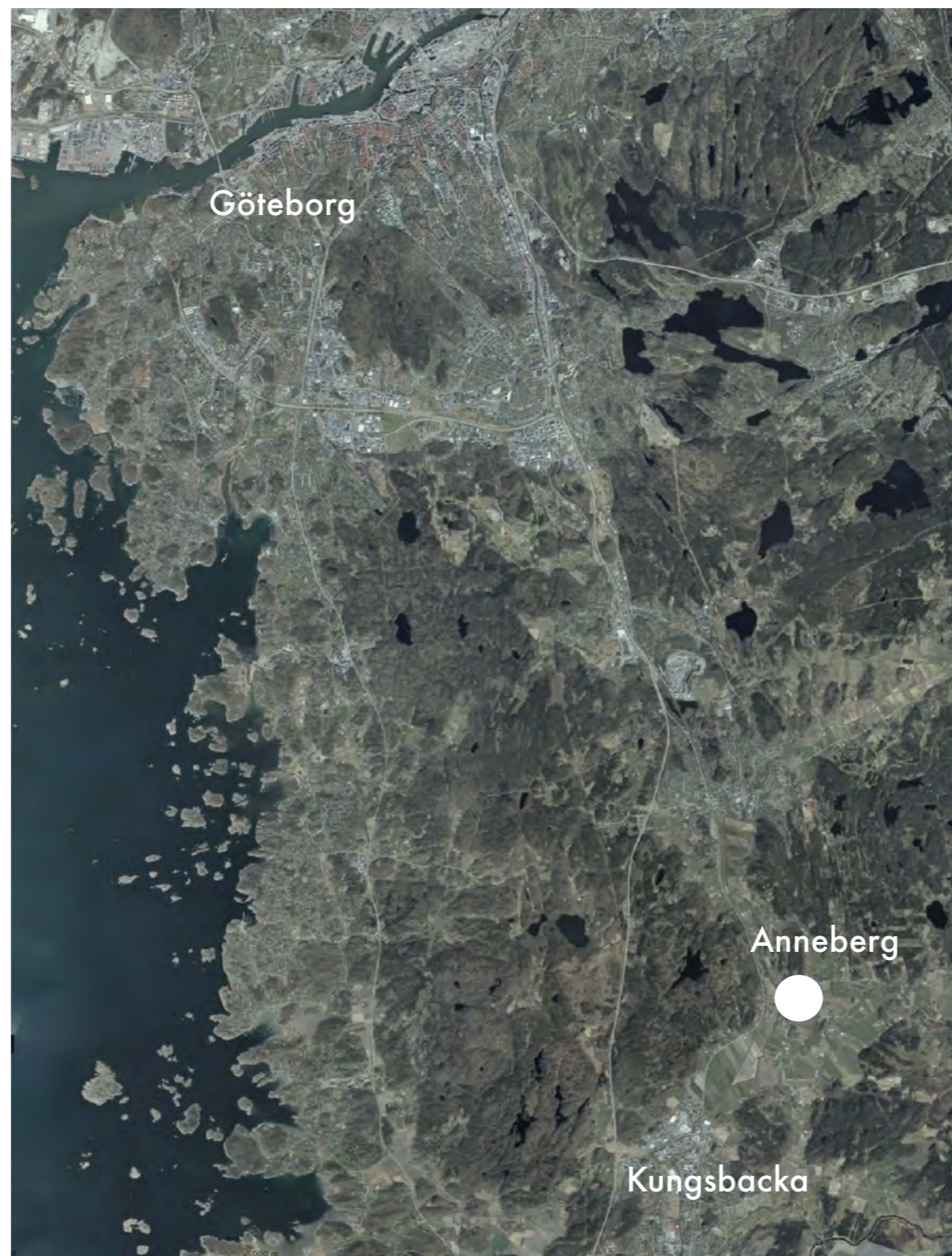
## Designing for residents with dementia

For people with dementia, the environment is of great importance for well-being. Anxiety and wandering can be counteracted, and orientation facilitated. The assisted living unit should be perceived as a small-scale home-like environment. The physical environment should offer opportunities for activities and participation. A high accessibility level is important since people suffering from dementia often develop other age-related disabilities like impaired vision, hearing and mobility. There should be qualitative outdoor spaces for the residents. Staying outdoors can help normalize the circadian rhythm, reduce aggressive behavior and increase well-being.

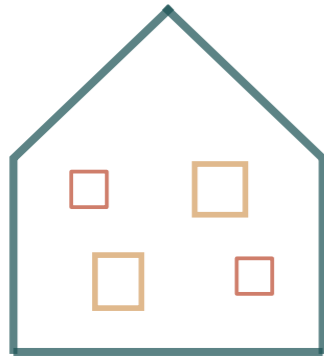
The individual apartments should be placed around centrally located common areas. From the door in their apartment, the residents should preferably be able to see the common areas where staff and other residents stay, because dementia often means that it is difficult to remember and imagine things that you do not see at the time. The toilet in the shared space should be located so that it can be easily seen from different places in the common area. The layout should be such that the staff can easily keep an eye on places such as the exit door. Source "Bygg ikapp" by Elisabeth Svensson, 6th edition.

## Social sustainability

The UN sustainable goals should be considered in all architectural projects. In our project we have had the goals of Equality and Fairness in focus throughout the process. Physical environment can many times be excluding and full of obstacle if not a critical perspective is adopted. We have applied the Swedish standard of higher accessibility throughout the building and made design solutions with elderly residents in mind. Social inclusion has also been a central theme throughout the process both by integrating a preschool but also by designing space for different social gatherings and situations.



## Home



A dementia village with spacial intimacy both in the apartments and the common areas. A care for details and materials which should give a sense of a home-like environment. The residents should be able to personalize their private space.

## Orientation



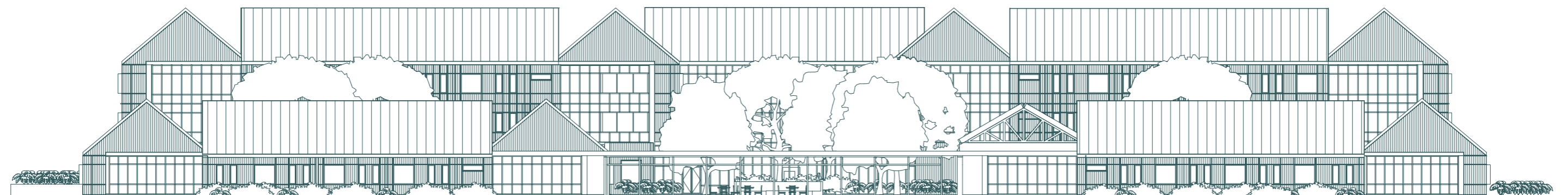
Different strategies of wayfinding is integrated in the design. A sequence of spaces when moving through the units and the building as a whole with variations i views and scale. A main theme is framing views of nature, daily life and seasons. Visual and physial contact to the outside will also facilitate circadian rhythm to better orientate between night and day.

## Social inclusion

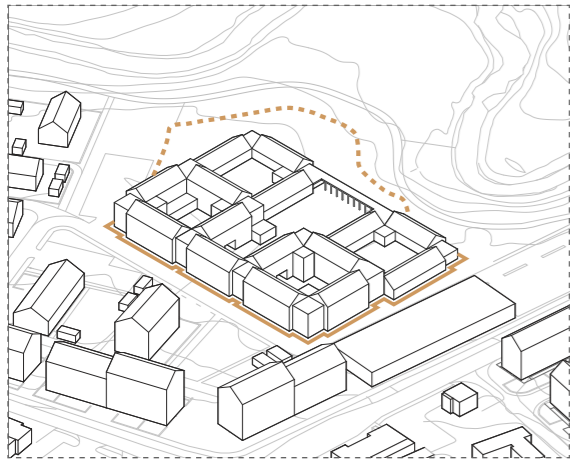


Community integration between the residents of the dementia village and the other residents of Anneberg. One strategy will be integrating a preschool in the building av the assisted living. There are diffrent zones in the sharescs space so that the residents can invite family and friends. Dividing the common areas will also promote the residents to join in the community on their own term.

## East elevation

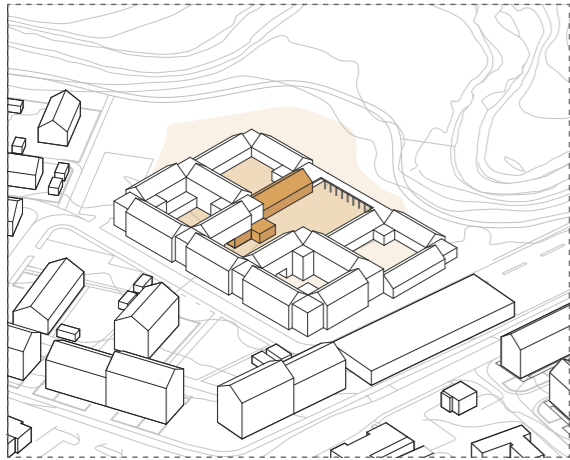


0 5 10 15 20 25 30



### Boundries for safety

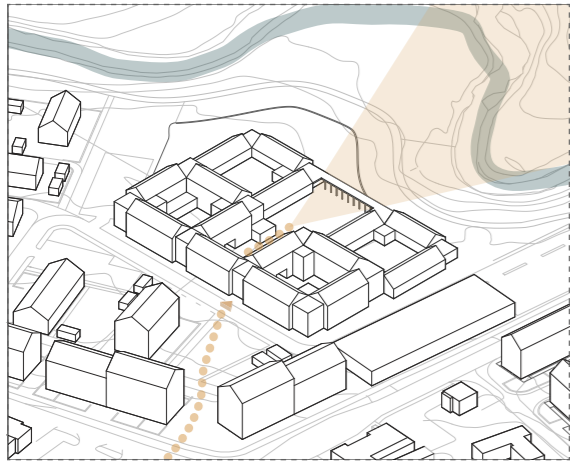
In order for the residents to be free and remain safe, the dementia village needs to have boundaries. In our proposal the boundaries are for most part set by the bodies of the houses. To the east there is an open arcade path framing the view. This is a softer boundary which intention is to give the residents a feeling of not being locked up. The hedge of the outer preschool yard is an additional boundary which makes the kids and elderly safe.



### Shared functions

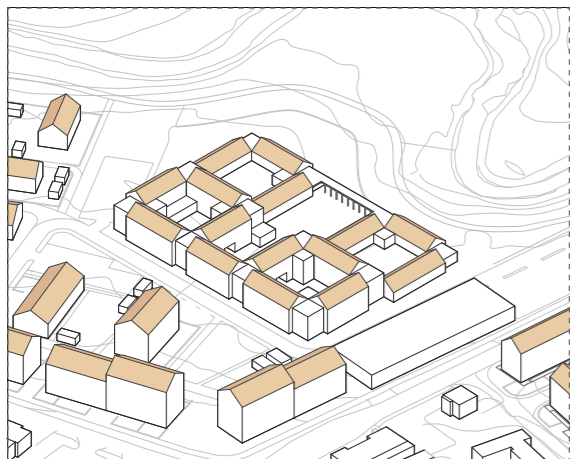
Within the village the preschool and the residents share functions; library, assembly hall and the winter garden. The purpose is to create synergy effects of the presence of each other.

The winter garden is the link between the outdoor space of the elderly and the preschool. The room can be used as an educational space from which the children and elderly discover nature together.



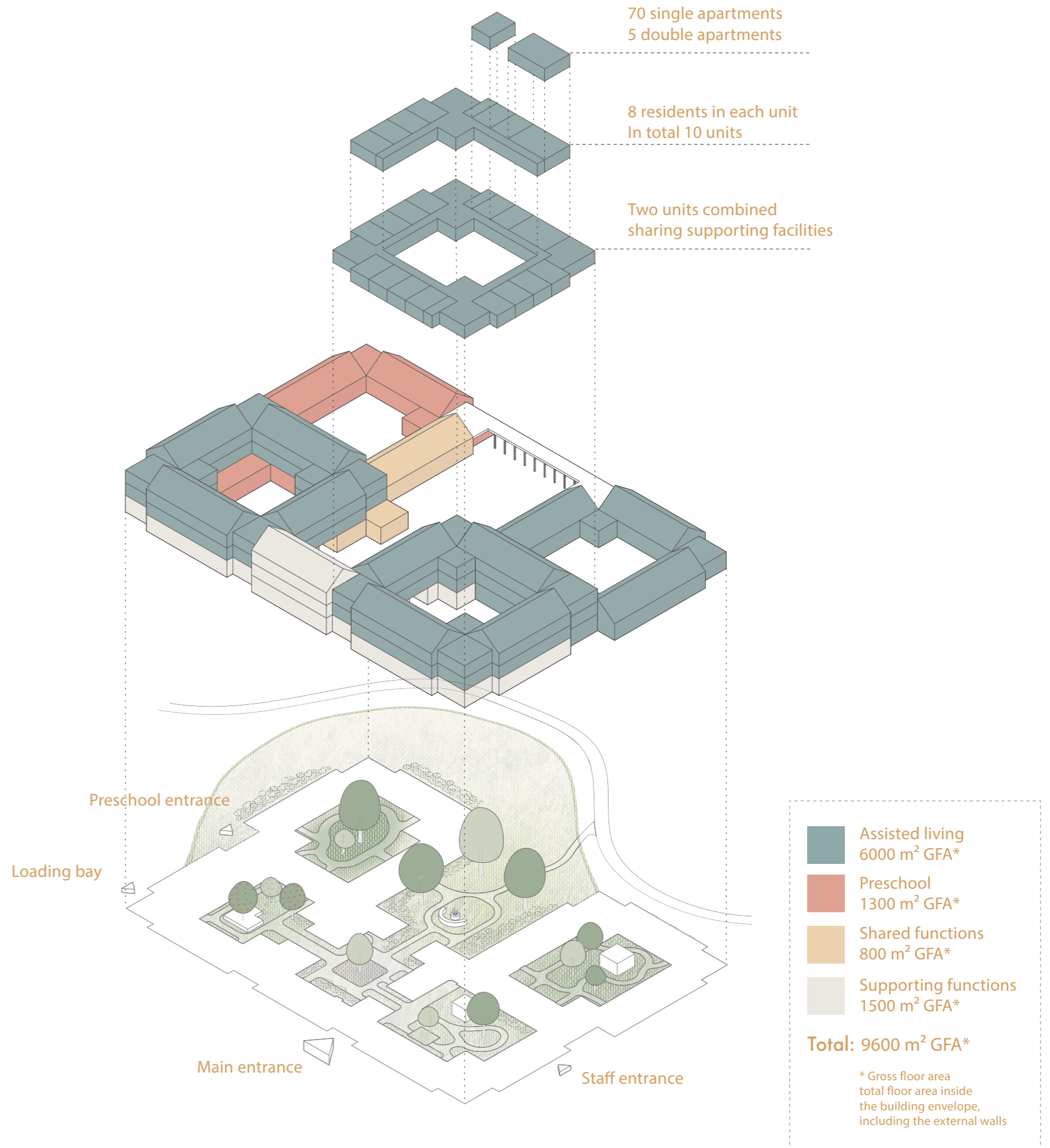
### The site shapes the village

The key elements on site have shaped the dementia village. To the west the building's main entrance connects to Annebergs square. To the east the building opens up to nature. The hills and the creek creates a backdrop for the central courtyards. This could help the residents to orientate within the village.



### Adapt to the local context

Anneberg has a heritage of agriculture and is appreciated for its rural qualities. The planned surrounding buildings are of a small scale with gabled roofs. The volumes of the dementia village connect to the neighboring houses and the history of agriculture. The village drops from three stories to one story closest to the creek. Some of the volumes have tinned, gable roofs and some have flat, grassed roofs.



# Site plan 1:1000

20 minutes to Gothenburg

15 minutes to Kungälv

Train station

Anneberg town square

Play ground

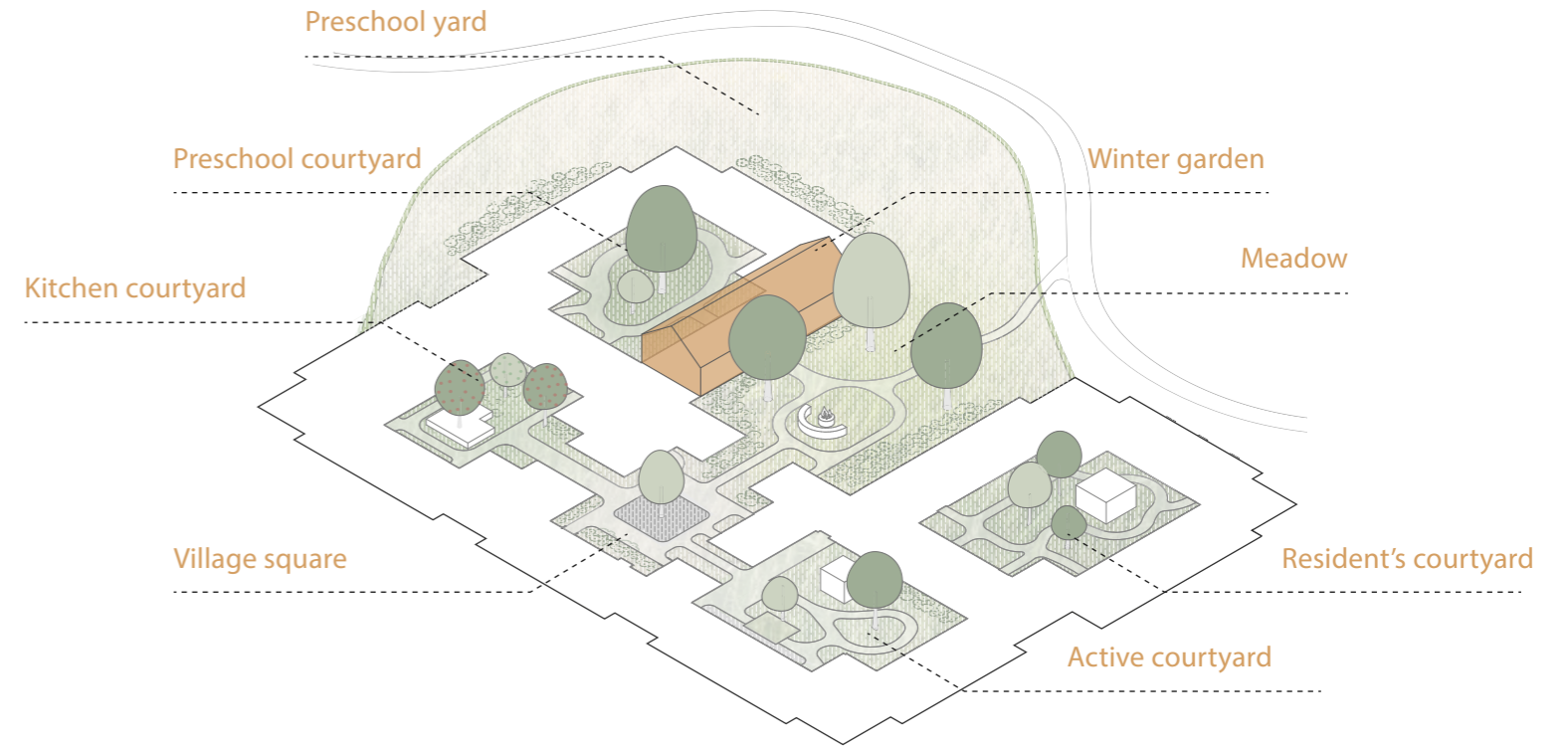


# Courtyards and the winter garden

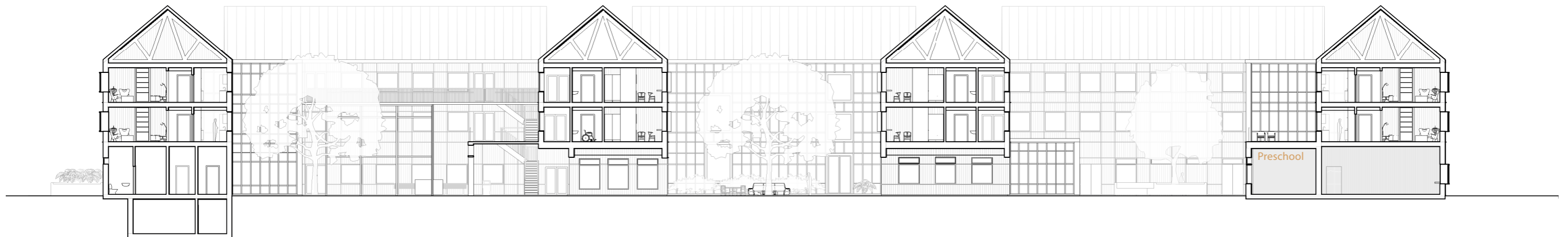
The outdoor spaces are of great importance in a dementia village. Four of the six courtyards are connected to give the residents freedom to move. Residents on the ground floor have their own secluded courtyard.

The village square is the central node. It has an urban character and is surrounded by functions such as the entrance foyer with stairs, a restaurant and a library with an assembly hall. From the node you are able to see across the meadow with oak trees to the hillside landscape surrounding Anneberg. There is a fireplace in the meadow which both the children and residents can use. At the village square you can reach the active courtyard which has an outdoor gym situated next to the inside gym.

The preschool has its own courtyard and an additional area outside the dementia village. The residents and preschool children can meet during planned activities. They share space where they can grow vegetables, fruits, berries and other greens. It is the winter garden and the kitchen courtyard, from which the chefs in the kitchen can pick fresh greens to use in daily cooking. The weather protected shared winter garden is convenient to use on cold, windy days. It functions as an additional classroom from which the residents and children can discover nature together. In this protected environment the growing season is longer. It has raised garden beds for it to be accessible for those in a wheelchair.



West to east  
1:300



South to north  
1:300



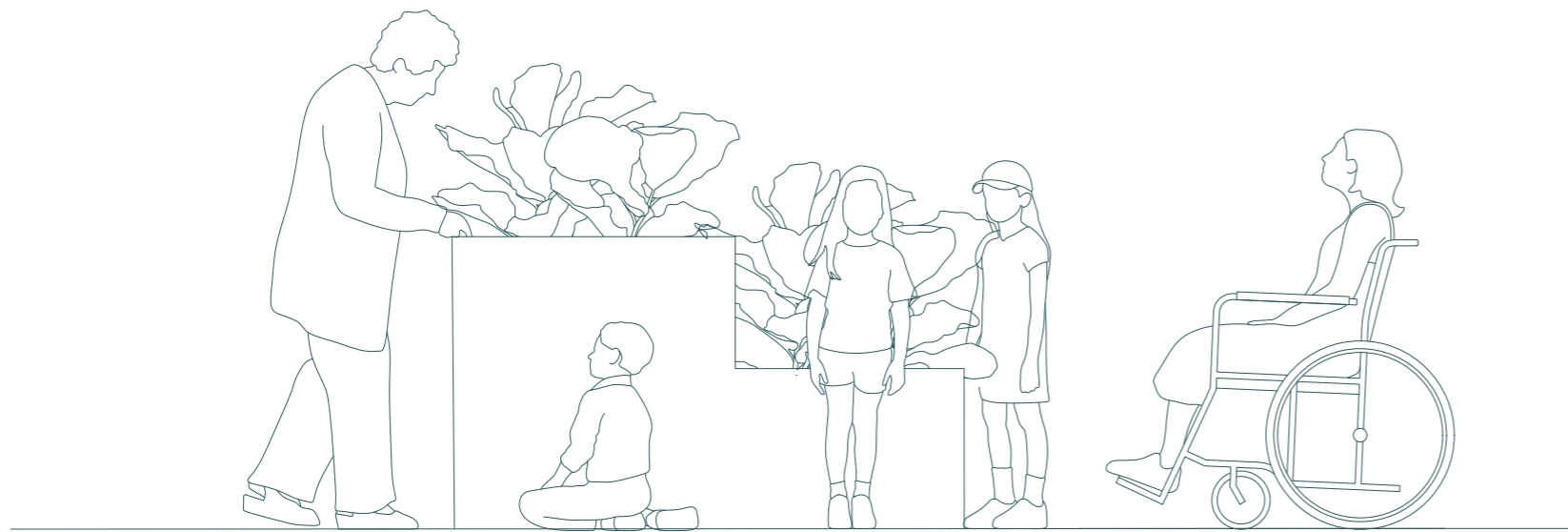




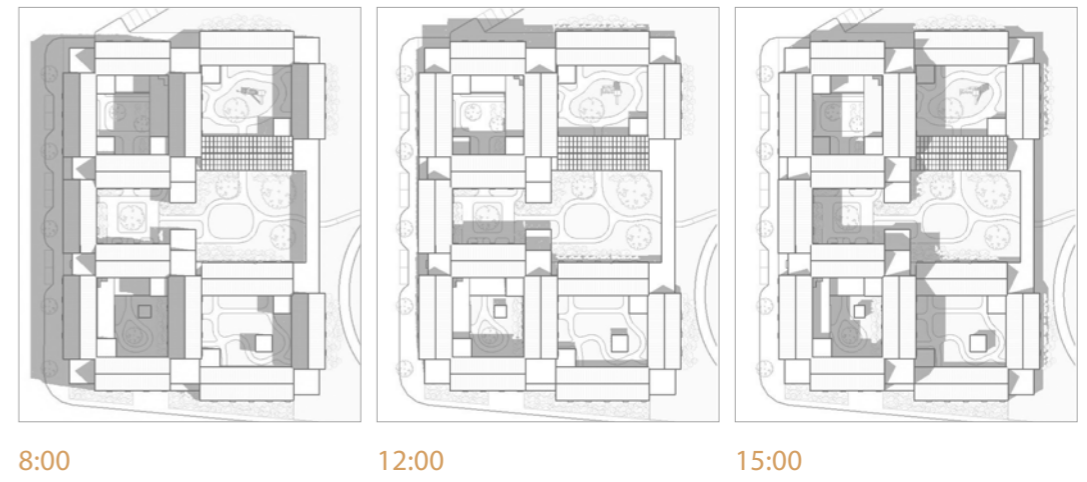
# Mixing ages



## Kitchen courtyard

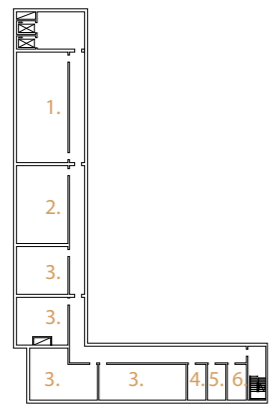
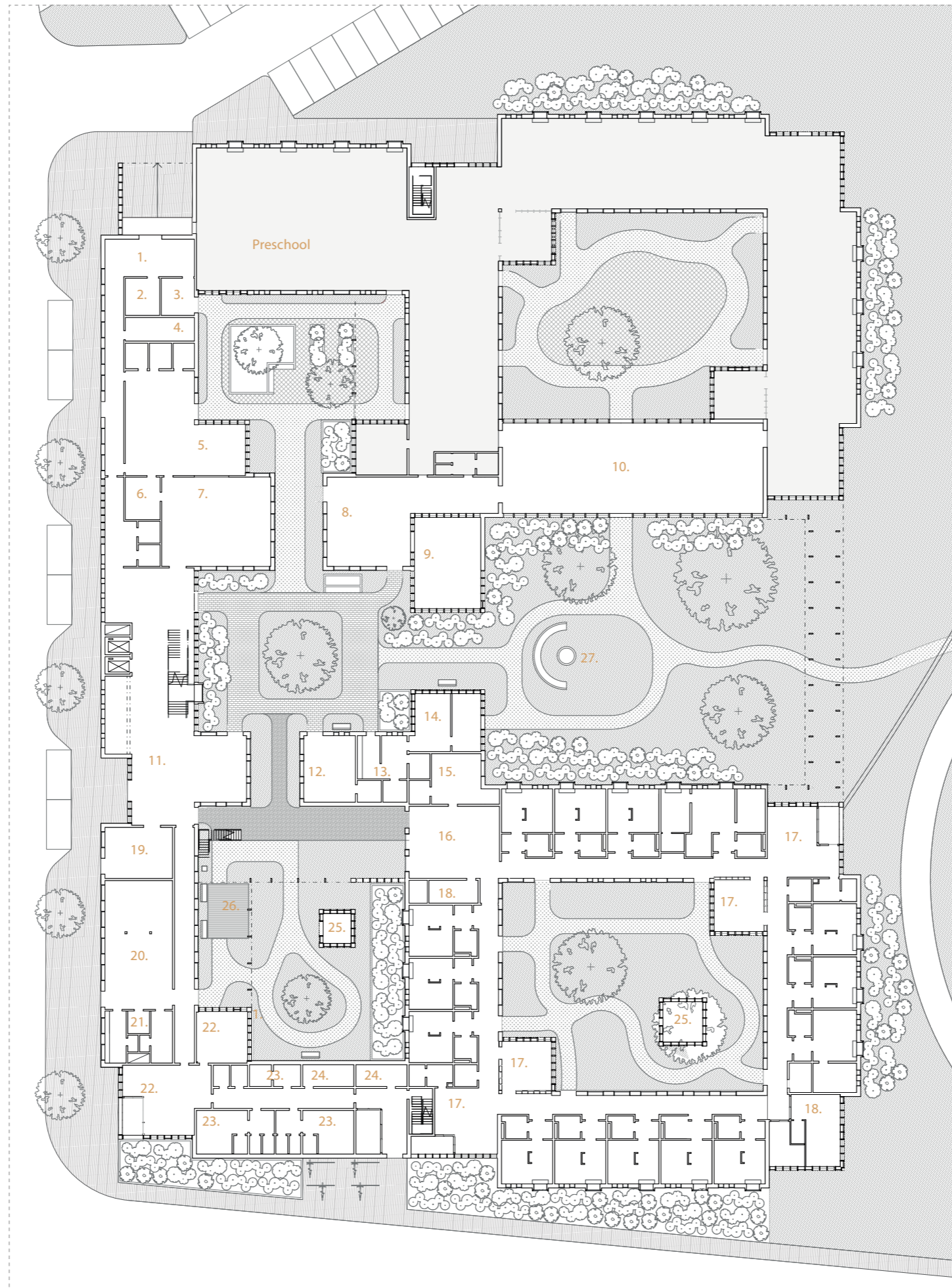


## Sun studies, 21 june



# Ground floor

- 1. Delivery with loading bridge 40 m<sup>2</sup>
- 2. Waste room assisted living 13 m<sup>2</sup>
- 3. Waste room kitchen 13 m<sup>2</sup>
- 4. Central cleaning 17 m<sup>2</sup>
- 5. Kitchen with storage 120 m<sup>2</sup>
- 6. Dish room 15 m<sup>2</sup>
- 7. Restaurant 100 m<sup>2</sup>
- 8. Library 100 m<sup>2</sup>
- 9. Assembly hall 60 m<sup>2</sup>
- 10. Winter garden 240 m<sup>2</sup>
- 11. Entrance and foyer 200 m<sup>2</sup>
- 12. Flexiroom 35 m<sup>2</sup>
- 13. Dressing room 20 m<sup>2</sup>
- 14. Sauna and pool 40 m<sup>2</sup>
- 15. Touch down workspace 30 m<sup>2</sup>
- 16. Unit, foyer 65 m<sup>2</sup>
- 17. Unit, common rooms 140 m<sup>2</sup>
- 18. Unit, support facilities 65 m<sup>2</sup>
- 19. Hair dresser 35 m<sup>2</sup>
- 20. Gym 88 m<sup>2</sup>
- 21. Gym, dressing room 30 m<sup>2</sup>
- 22. Staff, break room 90 m<sup>2</sup>
- 23. Staff, dressing rooms 75 m<sup>2</sup>
- 24. Staff, laundry 30 m<sup>2</sup>
- 25. Storage garden furniture 30 m<sup>2</sup>
- 26. Outdoor gym
- 27. Fire place



- 1. Storage for tenants 100 m<sup>2</sup>
- 2. General storage 70 m<sup>2</sup>
- 3. Ventilation room 200 m<sup>2</sup>
- 4. Sprinkler room 10 m<sup>2</sup>
- 5. Incoming electricity 10 m<sup>2</sup>
- 6. Incoming district heating 10 m<sup>2</sup>

Basement 1:1000

Ground floor 1:500

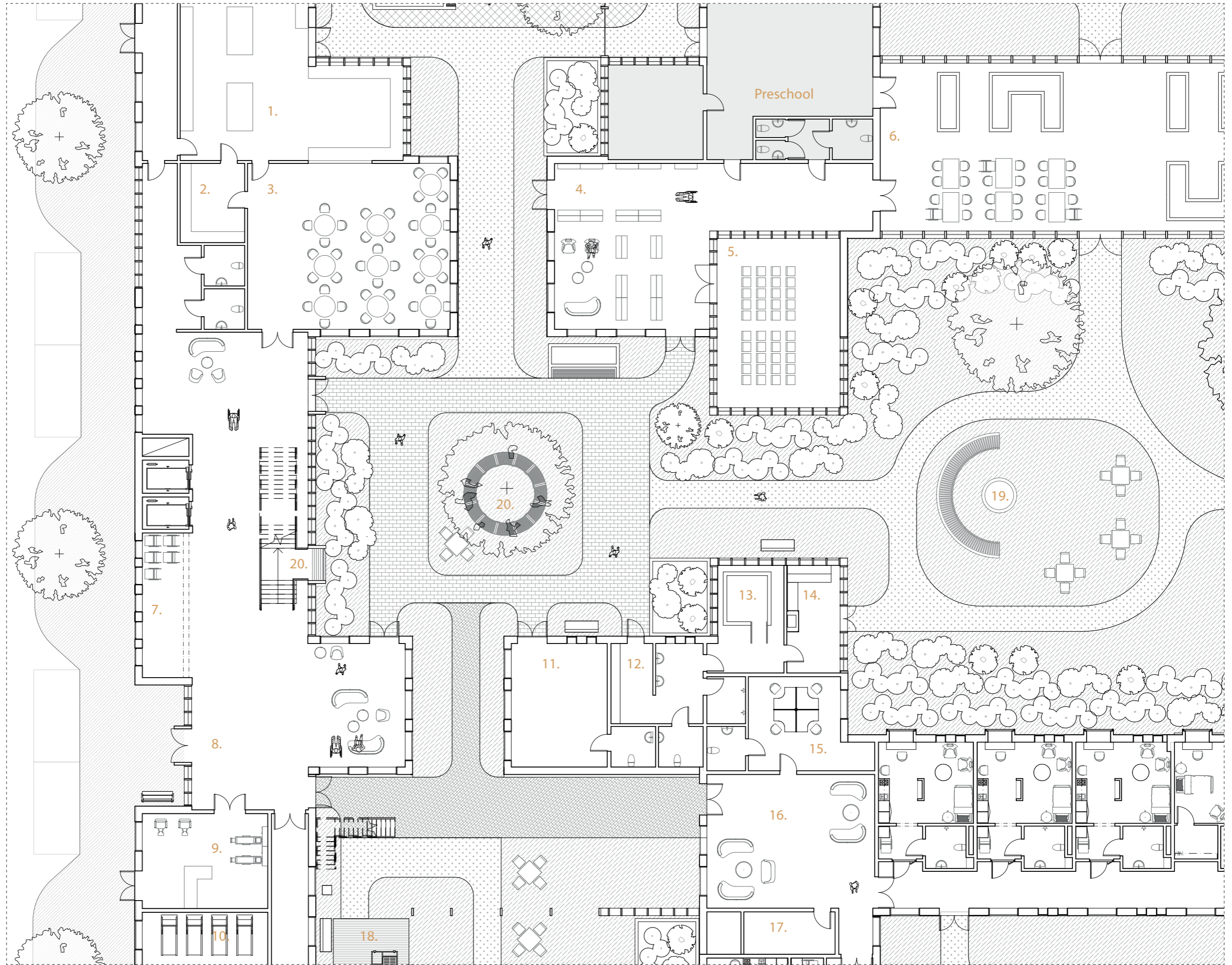




# Entrance and village square

In the entrance foyer, big windows are facing the village square. This is the node in the village. From here you can reach a public restaurant and also the library and the assembly hall, which are shared by the preschool and the residents.

In the entrance a staircase lead to the second and third floor. The staircase should be convenient and easy to walk in for the residents. Therefore it has an intermediate landing plane with a built in bench for resting. The bench is placed by a big window that frames the view towards nature. Along the rest of the facade ivy grows on wires to give shade from the sun. They also shift color from season to season to give the resident help to remember which time of the year it is.



- |     |                                 |                    |
|-----|---------------------------------|--------------------|
| 1.  | Kitchen with storage            | 120 m <sup>2</sup> |
| 2.  | Dish room                       | 15 m <sup>2</sup>  |
| 3.  | Restaurant                      | 100 m <sup>2</sup> |
| 4.  | Library                         | 100 m <sup>2</sup> |
| 5.  | Assembly hall                   | 60 m <sup>2</sup>  |
| 6.  | Winter garden                   | 240 m <sup>2</sup> |
| 7.  | Storage for outdoor wheelchairs | 20 m <sup>2</sup>  |
| 8.  | Entrance                        | 200 m <sup>2</sup> |
| 9.  | Hair dresser                    | 35 m <sup>2</sup>  |
| 10. | Gym                             | 88 m <sup>2</sup>  |
| 11. | Flexiroom                       | 35 m <sup>2</sup>  |
| 12. | Dressing room                   | 20 m <sup>2</sup>  |
| 13. | Pool                            | 27 m <sup>2</sup>  |
| 14. | Sauna                           | 13 m <sup>2</sup>  |
| 15. | Touch down workspace            | 30 m <sup>2</sup>  |
| 16. | Unit, foyer                     | 65 m <sup>2</sup>  |
| 17. | Unit, disinfection and waste    | 15 m <sup>2</sup>  |
| 18. | Outdoor gym                     |                    |
| 19. | Fire place                      |                    |
| 20. | Bench                           |                    |

**Ground floor**  
1:200

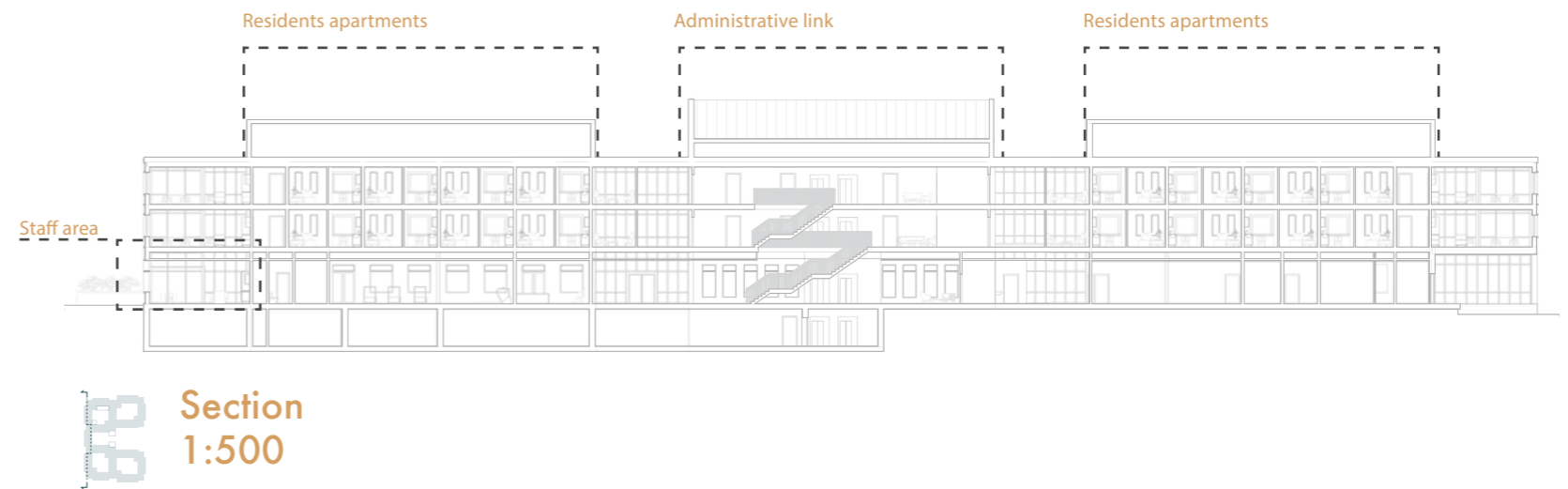




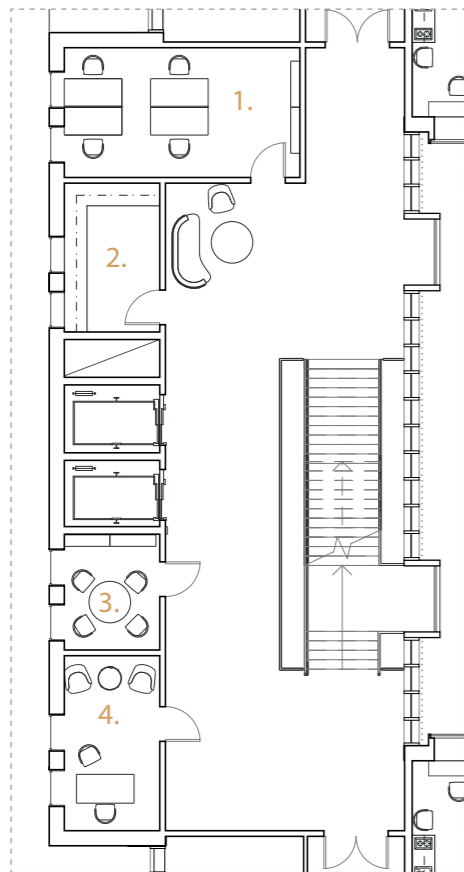
# Staff and administration

The area for administration is located in a central link on each floor. With this layout the staff are close to the different units when performing administrative tasks throughout the day and also close to vertical communications.

The staff area is located in the south west corner. It is placed with a deliberate distance from the units and administration in order for the staff to have breaks that are undisturbed and relaxing. The gym is placed next to the staff area so that its more accessible during breaks.

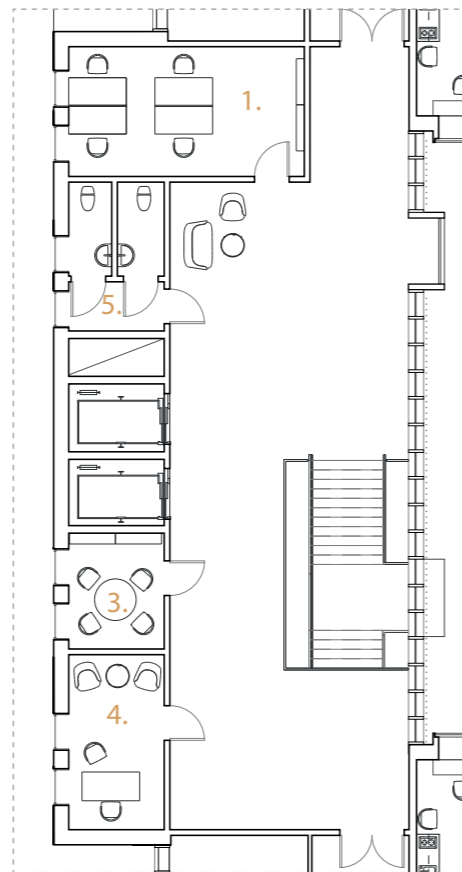


 **Section**  
1:500



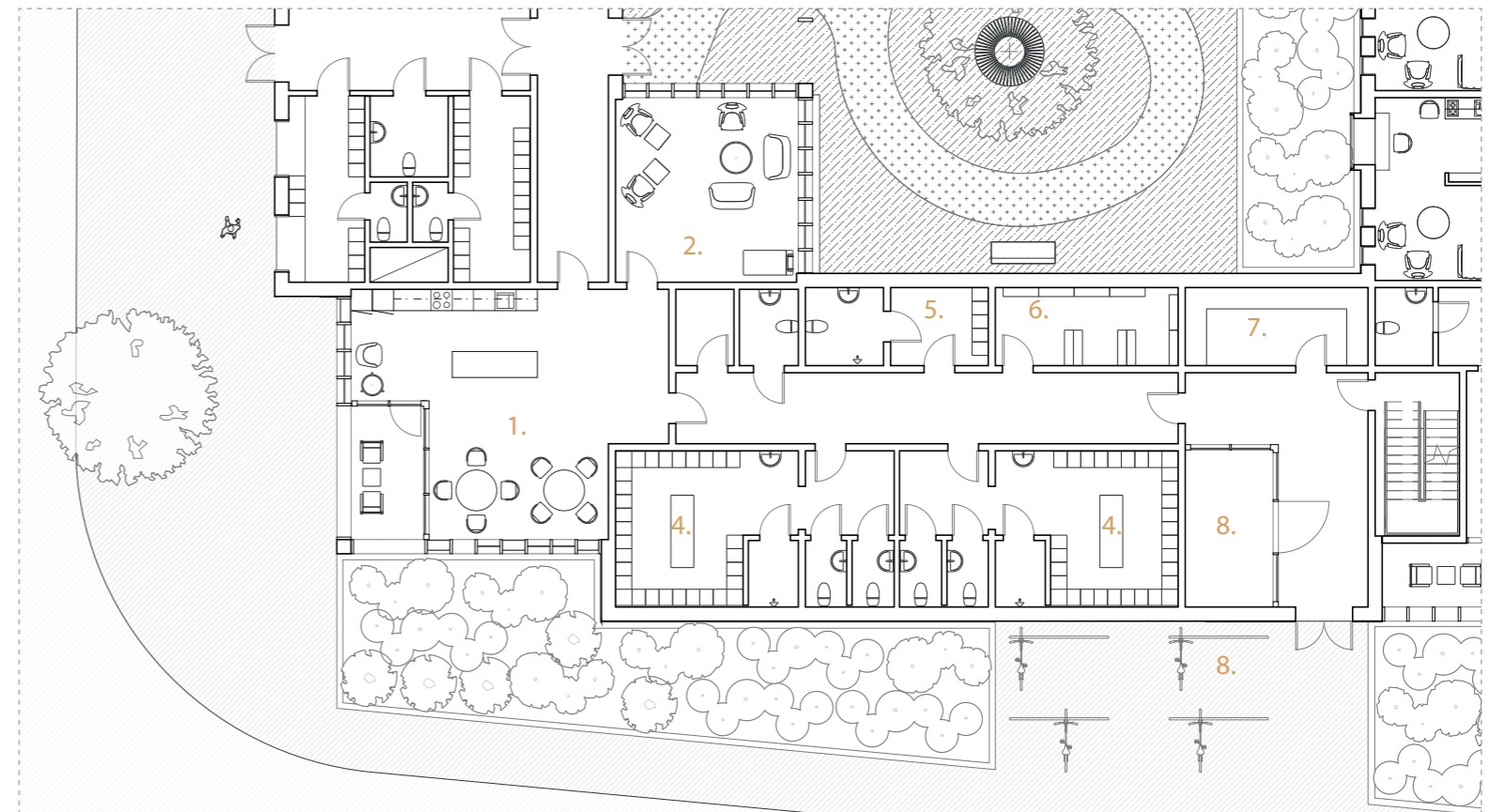
 **Administration**  
**plan 2**  
1:200

- 1. Shared office space 40 m<sup>2</sup>
- 2. Drug storage 10 m<sup>2</sup>
- 3. Meeting room 16 m<sup>2</sup>
- 4. Managers office 24 m<sup>2</sup>
- 5. Staff toilets 10 m<sup>2</sup>



 **Administration**  
**plan 3**  
1:200

- 1. Shared office space 40 m<sup>2</sup>
- 2. Drug storage 10 m<sup>2</sup>
- 3. Meeting room 16 m<sup>2</sup>
- 4. Managers office 24 m<sup>2</sup>
- 5. Staff toilets 10 m<sup>2</sup>

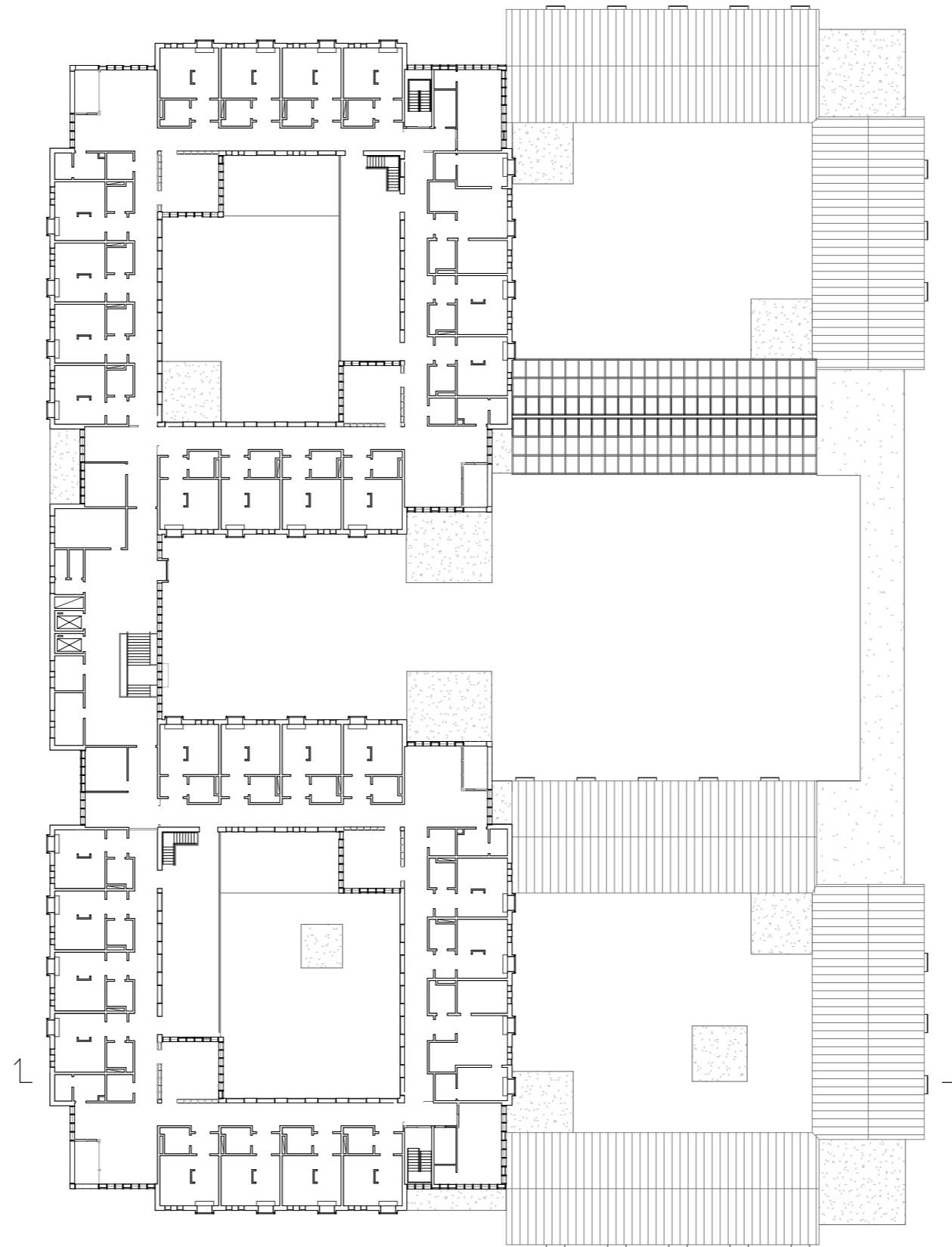


 **Staffs area**  
**plan 1** 1:200

- 1. Dining room 50 m<sup>2</sup>
- 2. Relaxation room 25 m<sup>2</sup>
- 3. Balcony 8 m<sup>2</sup>
- 4. Dressing room 70 m<sup>2</sup>
- 5. Separate dressing room 11 m<sup>2</sup>
- 6. Storage for staff clothes 11 m<sup>2</sup>
- 7. Laundry for staff clothes 11 m<sup>2</sup>
- 8. Bike storage 11 m<sup>2</sup>



# Second and third floor



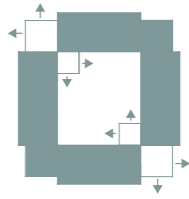
Second and third floor 1:500



Section 1:500

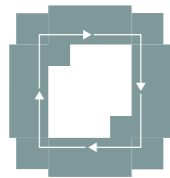


# Two units



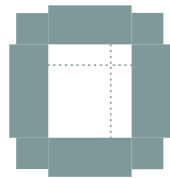
## Views and zoning

Each unit's common area is divided into two zones and placed in the corner. This gives the common room light from four directions. The corner location also gives the staff a good overview of the unit corridors.



## Wandering path

Two units merged together brings possibilities for the resident to walk in a circle around the courtyard. The one-sided corridor has big windows to let light in.



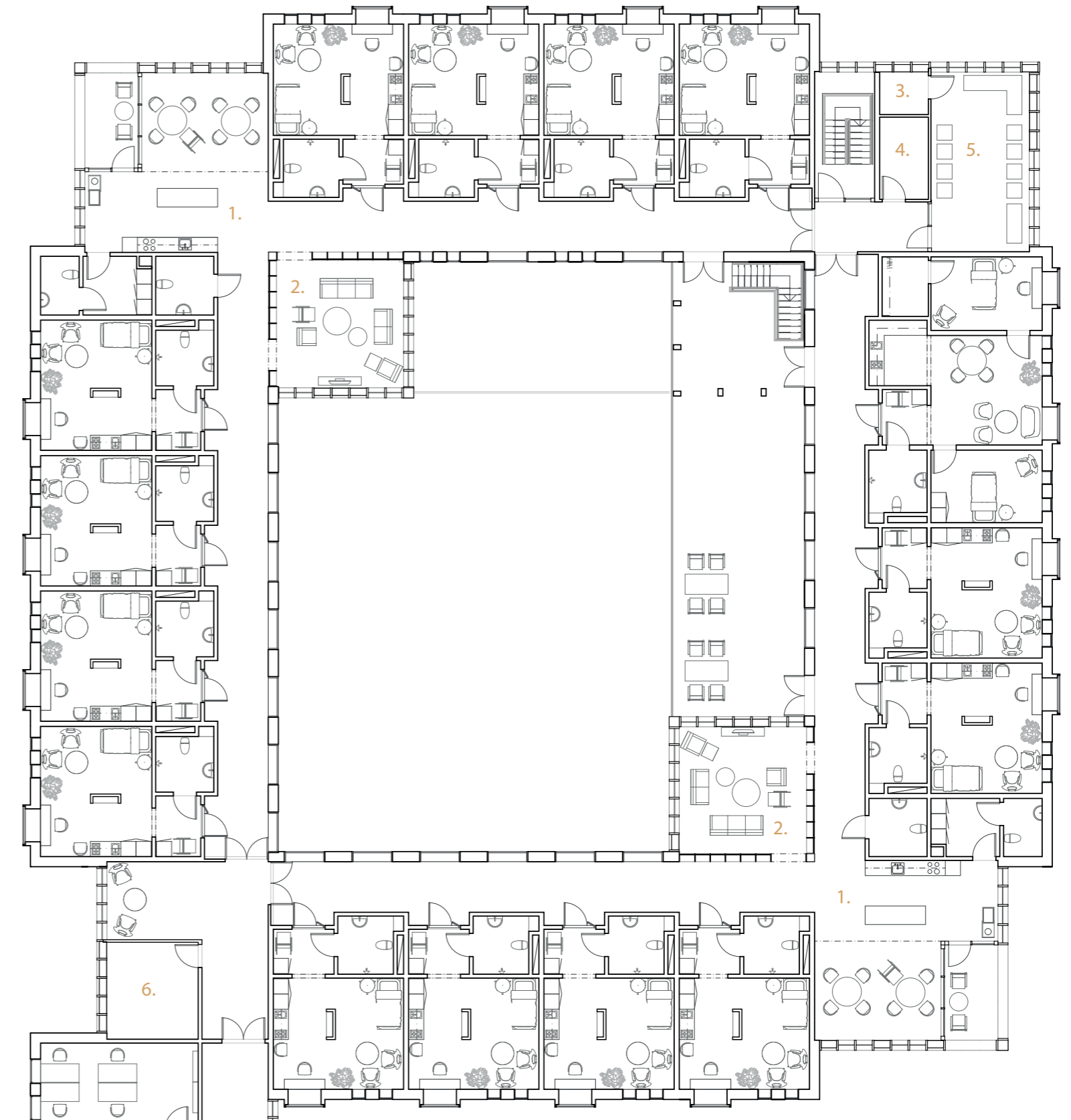
## Terraces

For easy access to outdoor space the residents on the second and third floor have terraces. They face either south, west or east. This breaks the symmetry of the plan and could increase the ability to orientate.



## Divide the unit

In case of contagious diseases it is possible to divide and separate parts of the unit.



**Plan**  
1:200

- |   |                   |
|---|-------------------|
| 1. Common area: kitchen and dining area | 40 m <sup>2</sup> |
| 2. Common area: living room             | 25 m <sup>2</sup> |
| 3. Cleaning room                        | 4 m <sup>2</sup>  |
| 4. Storage                              | 6 m <sup>2</sup>  |
| 5. Laundry                              | 30 m <sup>2</sup> |
| 6. Disinfection and waste room          | 15 m <sup>2</sup> |





# The common rooms

The common rooms are placed central within the unit and are divided into two zones to fit the residents needs.

The living room faces the calmer, inner courtyards. The room could be used for watching television, listening to music or reading a book. It is separated from the corridor by walls with bookshelves that reach to the ceiling. This makes the environment in the kitchen and dining area less noisy. The bookshelves could be decorated to give a more home-like environment. One part of the bookshelf is facing the corridor and could be decorated with things that give the resident walking in the corridor a sense of recognition.

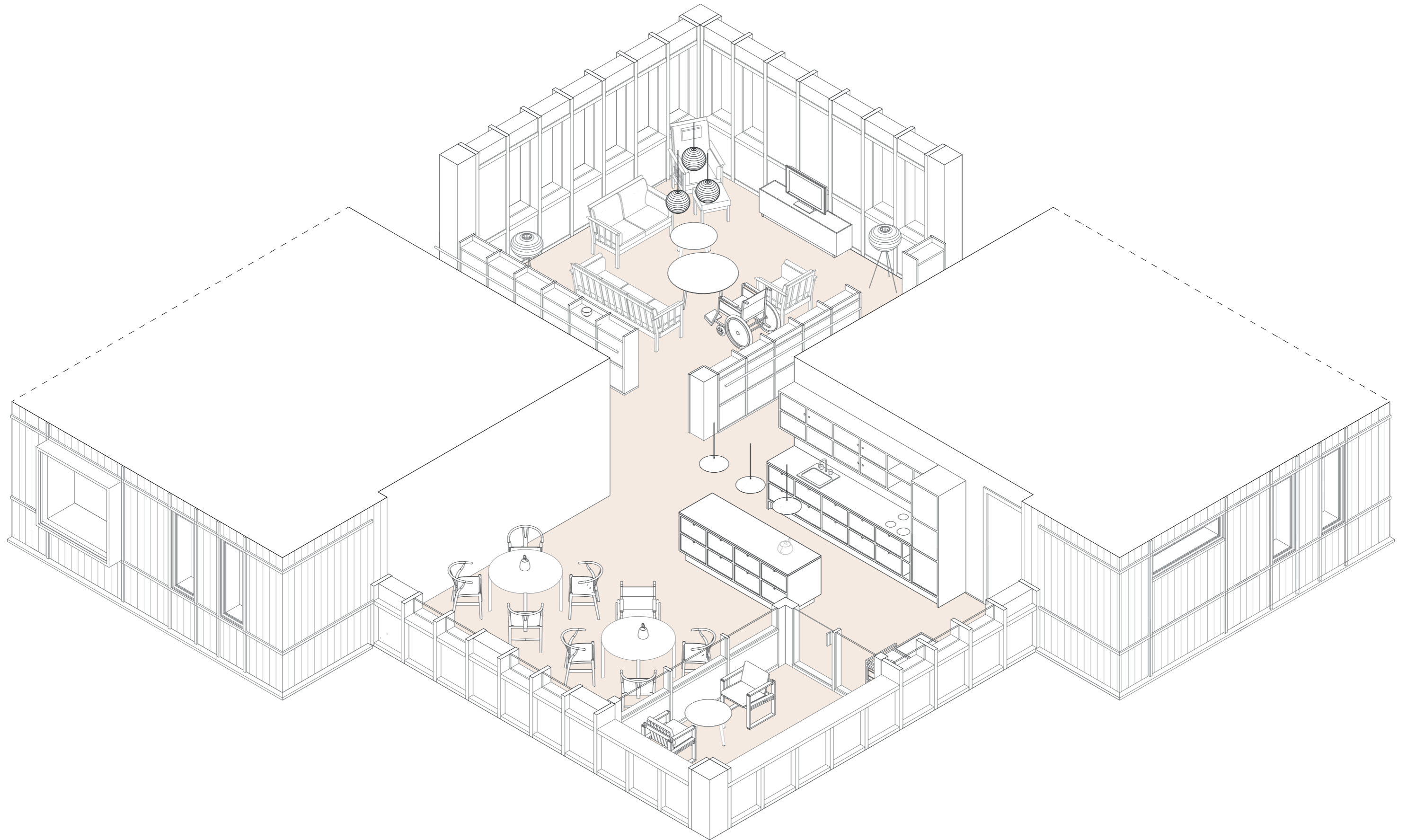
The kitchen and dining area are facing outwards to connect to either the street environment or the hills that surrounds the village. The area for food preparation is connected to the corridor. This gives the staff a good overview of the unit. Next to the kitchen there is a storage space and a staff toilet.

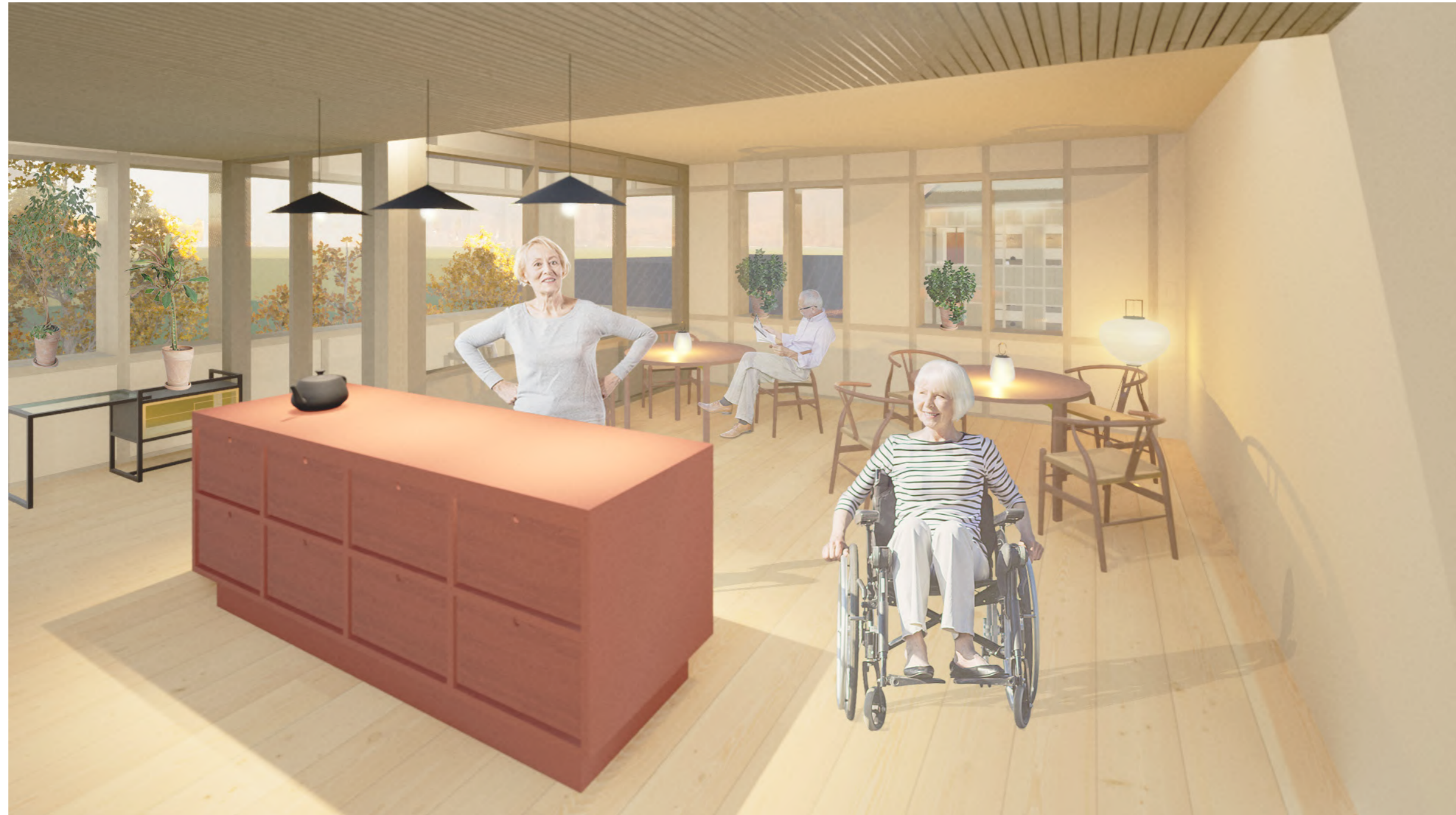
The accessible toilet is placed in the corridor for easy access and to not disturb residents in the kitchen or the living room.



- Plan 1:100
- |    |                                      |                   |
|----|--------------------------------------|-------------------|
| 1. | Common area: kitchen and dining area | 40 m <sup>2</sup> |
| 2. | Common area: living room             | 25 m <sup>2</sup> |
| 3. | Accessible toilet                    | 5 m <sup>2</sup>  |
| 4. | Balcony                              | 9 m <sup>2</sup>  |
| 5. | Terrace                              | 70 m <sup>2</sup> |
| 6. | Storage                              | 6 m <sup>2</sup>  |
| 7. | Staff toilet                         | 4 m <sup>2</sup>  |
| 8. | Bookshelf                            |                   |

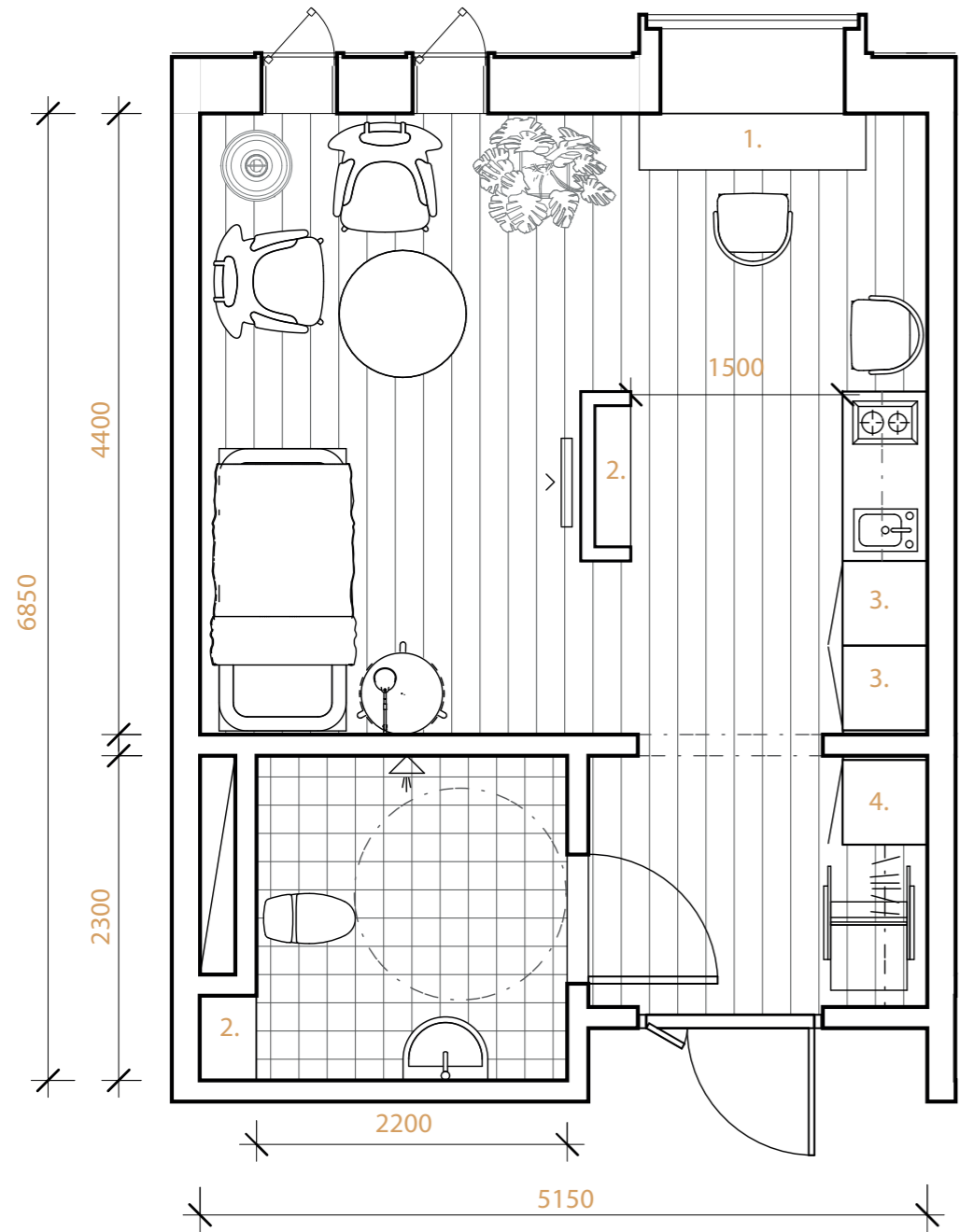
# The common rooms





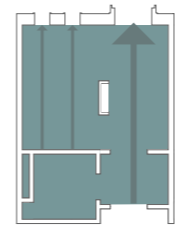
The kitchen island is the center of the dining area. The color is red to attract people to gather. It is also contrasting to the color of the wooden floors which could increase the ability to orientate.

# The apartment

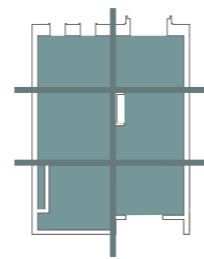


**Apartment** 1:50  
33 m<sup>2</sup>

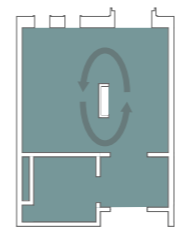
- 1. Built in desk, can be folded down
- 2. Open shelves
- 3. Cabinet for storage of clothes
- 4. Cabinet for storage of cleaning supplies



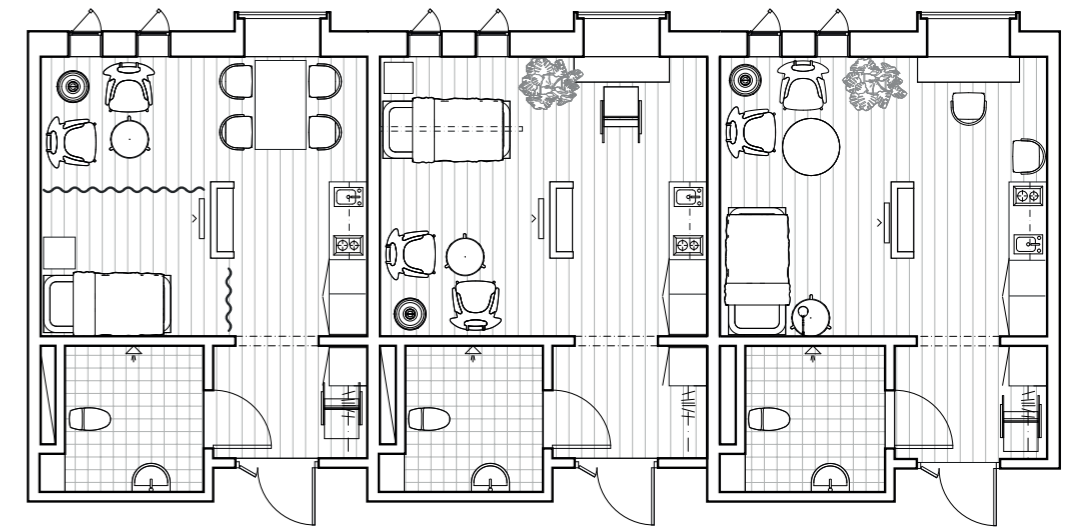
**Views**  
 When entering the apartment, a big window is in the eyesight. It gives light to the kitchen area. The smaller windows add privacy to the sleeping area.



**Zoning**  
 The apartment is divided into six zones. The centrally placed wall is separating different zones in the main room to give the resident a more private sleeping area.



**Multifunctional wall**  
 Besides zoning of the apartment, the wall adds possibilities for the resident to display things on open shelves towards the kitchen and towards the living room the resident could have a television or a painting.



**Space for visitors**



This man has his family and friends visiting him a lot. They can enjoy food at the dining table together. The sleeping area is divided from the social areas by curtains.

**Inactive and dependent**



This woman suffers from a late stage dementia and has a higher level of impairment. She rests a lot in the bed which is placed close to the windows at the ceiling lift. She is also able to see out and get fresh air in summer time.

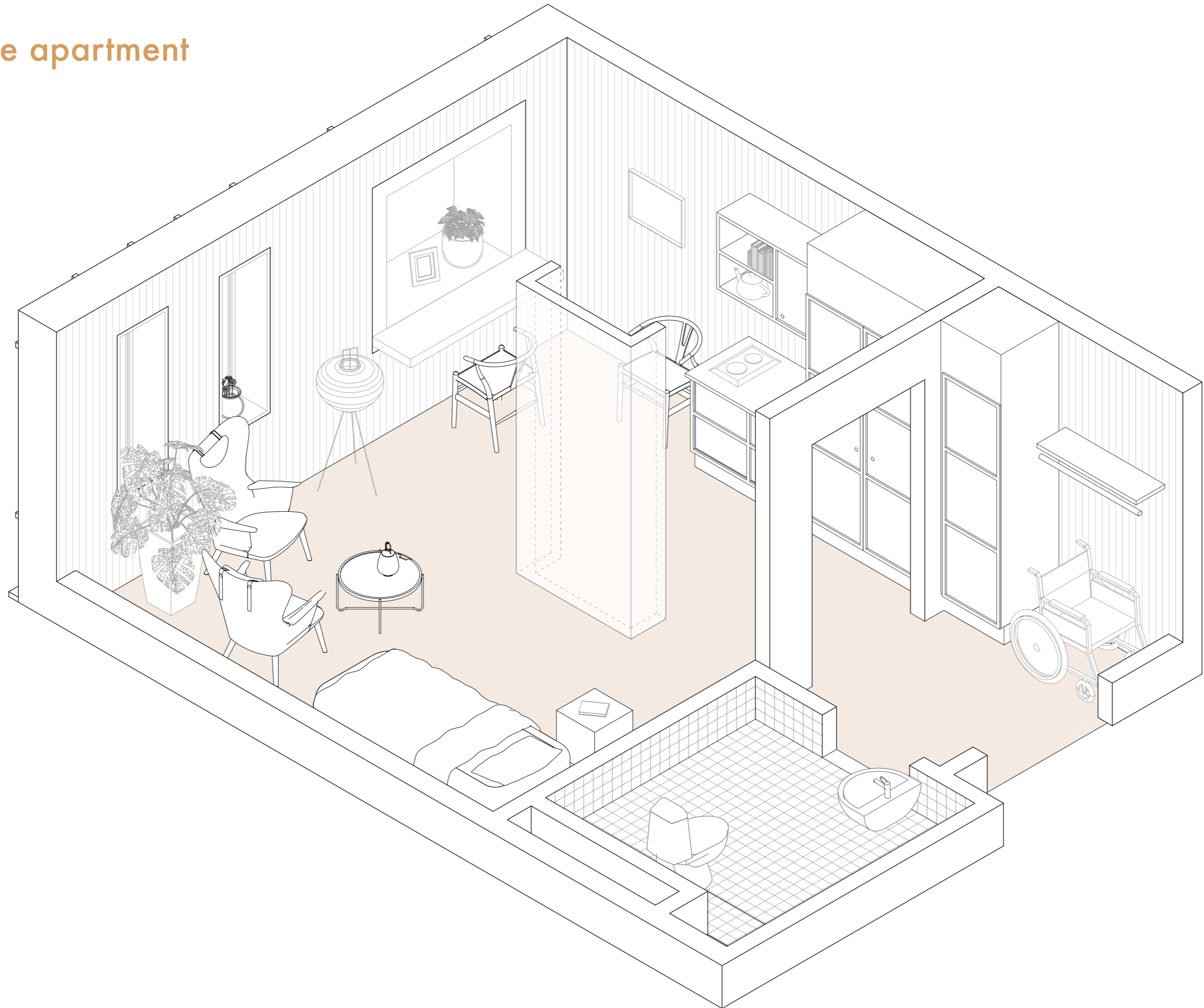
**Active and independent**



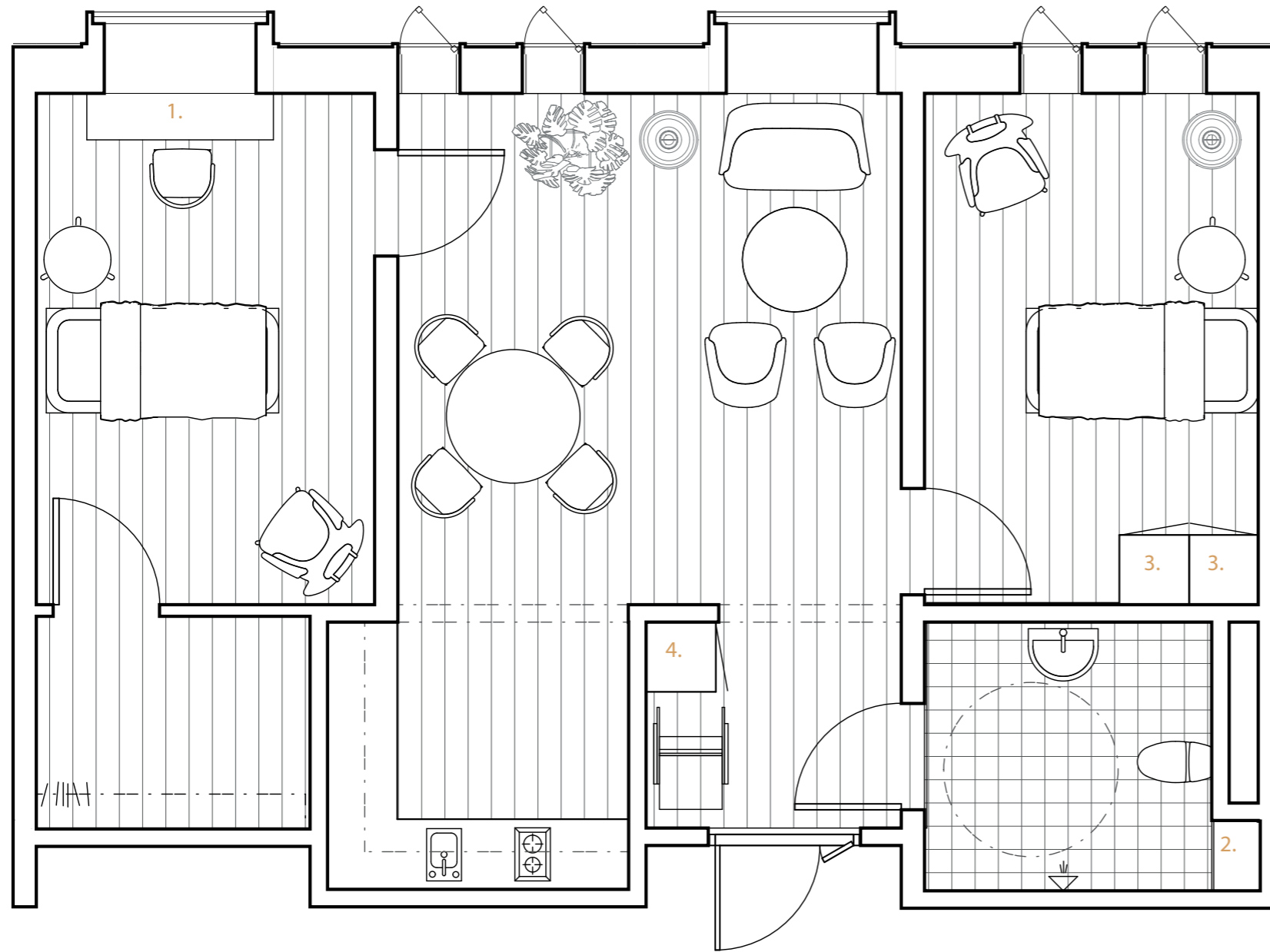
This resident likes to be independent. He makes tea in his small kitchen and then enjoys it sitting by the desk at the big window. He likes to have his things displayed on the open shelves. It reminds him of old times.



# The apartment



# The double apartment



This apartment is two small apartments combined. There are five of these apartments in the dementia village. In a future scenario it could be refitted into two smaller apartments depending on the needs.

**A couple**



They have been married for a long time. Both suffer from dementia. The man needs a high level of assistance from the staff. He sleeps in the bedroom closest to the entrance. From there it is easy to access the bathroom and get help with daily routines. The woman's bedroom is situated further in the apartment and has more privacy.

**Two friends**



These two women have been friends for many years. They used to be neighbours but now live together. They help each other out with daily chores and look after each other. They enjoy having their common room and kitchen together. The bedrooms are equally sized and accessed from the common room.

**Apartment** 1:50  
66 m<sup>2</sup>



- 1. Built in desk, can be folded down
- 2. Open shelves
- 3. Cabinet for storage of clothes
- 4. Cabinet for storage of cleaning supplies

# Materials

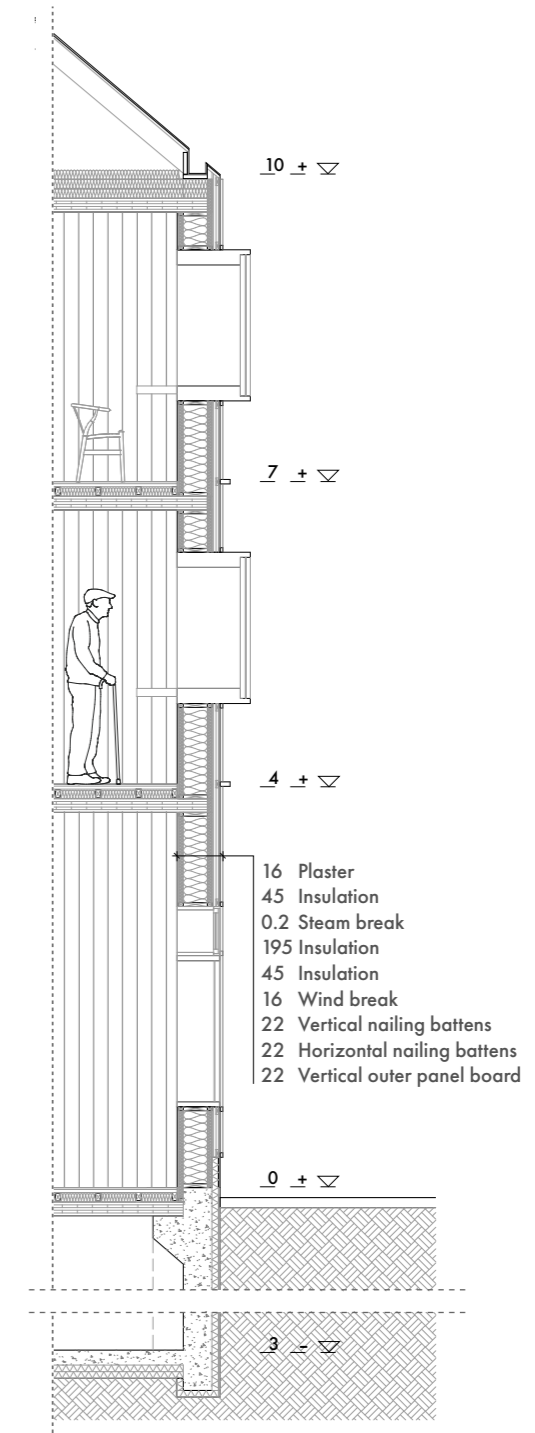
The dementia village has gabled roofs that refer to Annebergs history of agriculture. The connecting corner volumes have flat roofs to highlight the gables. They also incorporate vegetation on top to refer to the site today, which is old farm land.

It is a timber construction with cladding that is made of wood planks with cornices that frame the windows and doors. The exterior walls is made out of wooden frames. The slabs are CLT timber construction with underfloor heating on top, for the residents to have even temperatures.

The apartments have large windows that are extruding from the facade to shade from the sun.



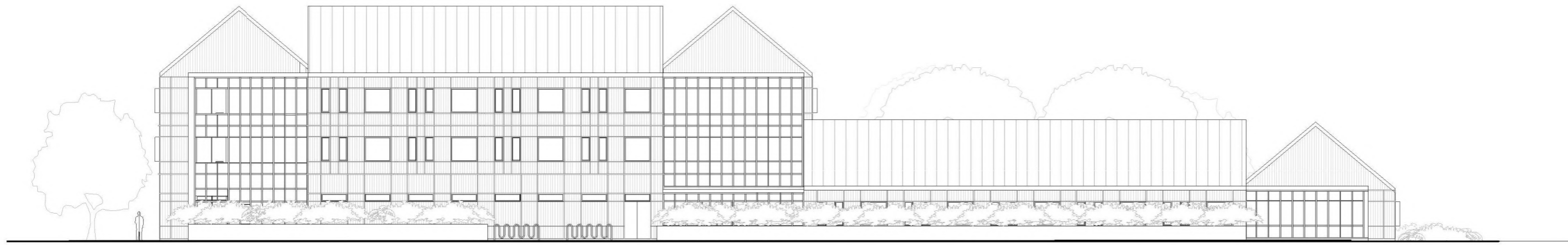
 **Elevation**  
1:75



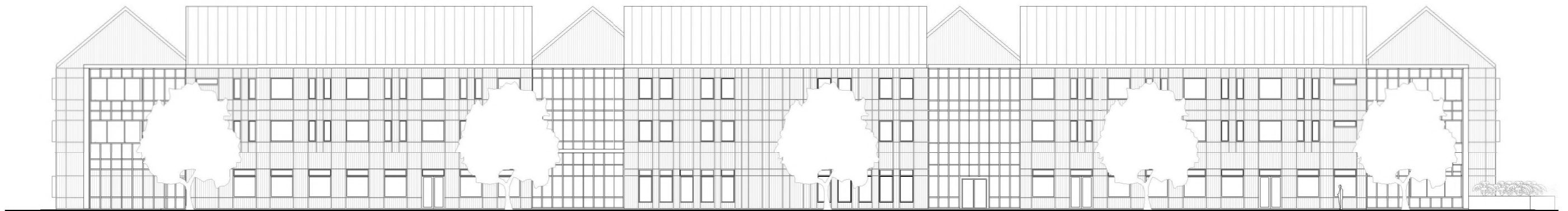
**Section**  
1:75



# Elevations



South



West