

MIRIS GARDEN

Modern Dalmatian village resort 2022

EDU-PROJECT CROATIA - architectural competition

„Design an example of the socially and environmentally sustainable Year-round holiday resort of the 21st century!“

Competition Conditions

Prague 09-2022

Announcer:

SUNNY BAY APARTMENTS D.O.O.
Kralja Tomislava 70, 521 60 Crikvenica, Croatia

Competition Organizer

INSPIRELI AWARDS
Department of Architecture at CVUT in Prague
Thákurova 7, 166 29 Praha 6

1. Introduction
2. Site
3. Brief
4. Calendar and prizes
5. Jury & judging criteria
6. Registration process
7. Submission process & rules
8. Attachments

01. Introduction.

INSPIRELI and CTU in Prague offers architecture students from all over the world to participate in a completely unique educational project of a Year-round holiday resort in Croatia.

For the first time in our history, we will combine competition and education in a single project that, thanks to an enlightened developer, will not only allow students to be involved in shaping the final design, but most importantly to work with product and technology suppliers from design to implementation.

We hereby invite students of your university to join us and learn by doing on the INSPIRELI AWARDS platform, which is open to all, regardless of their economic, social, or ethnic background.

DESIGN SOLUTION AWARD

Design one of seven types of resort amenities and earn a spot on the implementation team. (Awarded students will receive airfare to Prague, accommodation, experience, their name on the building that results from their design, and an invitation to the grand opening of the resort coupled with a VIP vacation.)

Thematic topics (Students can compete individually or in teams and can submit any number of projects):

02. Site

The site is located in close proximity to Starigrad, Croatian village near Zadar, popular tourist destination. Starigrad is a traditional Croatian village with a long history, offering variety of accommodation, restaurants, sport and leisure activities. It is visited annually by up to 90,000 tourists.

The site is situated in a rich and diverse landscape of Croatia coastline with a complex topography that includes very steep slopes and valleys, and it is covered with a mix of native plants and vegetation.

The masterplan for the site includes accommodation and recreational facilities for visitors and local community. Hotel, apartment buildings, private villas, camp, sports fields, commercial centre, marina and costal walkway with access to public beaches. The main idea of the masterplan is to create an exciting place for people which brings the community and visitors of all ages together in a vibrant environment.

03. Brief

The masterplan is divided into a several zones in accordance with land use, specific standards and regulations.

- ZONE 1, four storey apartment buildings
- ZONE 2, three storey apartment buildings
- ZONE 3, hotel and carpark
- ZONE 4, commercial centre

- ZONE 5, private villas
- ZONE 6, marina
- ZONE 7, elevated costal walkway and public beaches
- ZONE 8, camp (not part of the design competition)

Participants are free to choose to design any, a few or all the buildings from the proposed masterplan. The submission must contain at least one building from the list below:

1) Four storey apartment building, (ground floor + 3 levels)

Each building will contain a maximum of 6 apartments (mix of 1–5-bedroom apt.) with above ground enclosed car-parking and shared swimming pool. All the units will feature private terraces or balconies with ocean views.

- 1 bedroom (up to 45sqm)
- 2 bedrooms (up to 80sqm)
- 3 bedrooms (up to 110sqm)
- 4 bedrooms (up to 120sqm)
- 5 bedrooms (up to 130sqm)

Relevant local regulations to comply with:

Sites setbacks

- Front/street setback is 5,0m
- Side and rear setback is 3,0m

Building height

- Maximum building height is 11,5m

2) Three storey apartment building, (ground floor + 2 levels)

Each building will contain a maximum of 6 apartments (mix of 1–3-bedroom apt.) with above ground enclosed car-parking and shared swimming pool. All the units will feature private terraces or balconies with ocean views.

- 1 bedroom (up to 45sqm)
- 2 bedrooms (up to 80sqm)
- 3 bedrooms (up to 110sqm)

Relevant local regulations to comply with:

Sites setbacks

- Front/street setback is 5,0m
- Side and rear setback is 3,0m

Building height

- Maximum building height is 11,5m

3) Hotel 100-150 rooms / 200-300 beds

Hotel with capacity of up to 150 rooms or 300 beds with underground carpark, central pool, SPA area, restaurant, etc. All the rooms with ocean views. Participants are free to add any additional spaces that may be relevant to the design.

Relevant local regulations to comply with:

Sites setbacks

- Front/street setback is 5,0m
- Side setback is 3,0m
- Front, side and rear setback for underground structures is 1m

Building height

- Maximum building height is 12 m, 20 % of it can be 18 m.

4) Commercial centre

The proposed low scale commercial centre will include community spaces, main shopping street with retail uses on the ground floor (shops, cafes) and generally commercial uses or retail support on the second storey. The proposed commercial centre must add value to the area and should develop a relationship with its surrounding and benefit the local community.

Relevant local regulations to comply with:

Sites setbacks

- Front/street setback is 5,0m
- Side setback is 3,0m

Building height

- Maximum building height is 11,5m

5) Prefabricated private villas

Prefabricated, slightly elevated modern 3–5-bedroom villas with attached carpark on the ground floor and private swimming pool. The villas will be constructed on the piles not to interfere directly with the land to preserve site landscaping and native vegetation.

3 bedrooms (up to 120sqm)
4 bedrooms (up to 150sqm)
5 bedrooms (up to 200sqm)

Relevant local regulations to comply with:

Sites setbacks

- Front/street setback is 5,0m
- Side and rear setback is 3,0m

Building height

- Maximum building height is 11,5m

6) Marina

Marina for local boats, rental jet skis, etc. with all the necessary public amenities. Small restaurants and cafes with outdoor siting and ocean views along the perimeter of the marina. Participants are free to add any additional features that may be relevant to the design.

7) Costal walkway

Elevated ocean walkway along the costal line will be connecting new public beaches and rest areas. The Costal walkway will be animated by a range of leisure and recreational facilities for visitors and local community. It should include exercise station, viewing platforms, kids' playground, BBQ facilities and public amenities.

No residential shall be built within 25 m of the shoreline. The beach can be extended up to 20 metres seaward. Maximum coastal zone 45 m.

ALL SHAPES OF THE BUILDINGS, THE MARINA AREA AND THE SHORELINE ARE INDICATIVE ONLY AND NEED NOT BE FOLLOWED IN THE DESIGN.

04. Calendar and prizes

- 24. September 2022 Start of the competition
- 13. October 2022 Live stream with resort owners and chief architect
- 14. February 2023 Termination of the competition
- 01. March 2023 Announcement of finalists
- The winners will be announced at a later date (Based on the stage of preparation of the project documentation to engage the winners.)

INNOVATIVE SOLUTION AWARD

Design an unconventional solution with sustainability (Materials, Technology) and consideration (Nature, Local people, Local customs and traditions) in mind. A special prize will be awarded to the project that offers an unconventional to innovative solution that best reflects the requirements of sustainability and consideration, regardless of the feasibility of the project.

PRIZES:

DESIGN SOLUTION AWARD

One winner will be selected for each category, which will receive:

- place in the INSPIRELI TEAM CROATIA led by architect Martin Dudaško (Slovakia, Australia), airfare and accommodation in Prague, Czech Republic
- workshop on 3D visualization of the resort
- Name as a co-author of the solution placed on the board directly in the resort MIRIS GARDEN.
- Invitation with your entourage (+1) to the opening ceremony of the MIRIS GARDEN Resort and 10 free days at the VIP resort.

INNOVATIVE SOLUTION AWARD

One or more winners.

- Invitation with your entourage (+1) to the opening ceremony of the MIRIS GARDEN Resort and 10 free days at the resort.

EDUCATIONAL PART:

During the competition, students will have the opportunity to consult their solutions directly from the engineers of the manufacturing companies of each material and technology. Individual manufacturing processes and on-site assembly will be shared through our social channels throughout the project.

UNIVERSITY RANKING:

The number of participating students and their ranking in the competition will be counted in the global ranking of the planet's architecture universities, which the INSPIRELI AWARDS competition plans to publish from 2023 onwards,

based on data collection over the 7 years of the competition and present to the community of 4.3 million students. Followers of social media partners.

05. Jury & judging criteria

The proposed designs should exhibit unique aesthetics and a well-planned spatial organization while respecting the overall masterplan.

Entries will be judged based on how well the proposed design adds value to its surrounding context.

The participants are encouraged to implement new and advanced technologies as well as sustainable yet diverse building materials into their design to create an architectural masterpiece that is bold in both form and function.

Jury:

- Martin Dudaško (Chief architect)
- David Pehal (Developer)
- Godan Gaaič (Developer)
- Pavel Rydzyk (Developer)
- Luboš Pecl
- Željko Predovan (Arch. Chorvatsko)
- Eduard Trembulak (IBARCH architects)

06. Registration process

Students can enter the competition individually or in groups. Each project that competes in EDU-PROJECT CROATIA also competes in the 8th edition of the global INSPIRELI AWARDS competition.

07. Submission process & rules

The promoter of the competition may use student designs, or parts thereof, provided that the authors of these designs, or parts thereof, are awarded as winners and subsequently receive the announced prizes and their name in the MIRIS GARDEN resort.

Inspireli Awards reserves the right to make any changes to the competition rules (deadlines, requirements, etc.). It is the responsibility of entrants to check the Inspireli awards website regularly for any changes to the terms and conditions or competition information.

The competition is only a theoretical project of what could be done, and INSPIRELI AWARDS will not be held responsible if the situation with the promoter of the competition changes, local conditions change, or unexpected

circumstances happen in the construction of the project. INSPIRELI AWARDS also cannot guarantee that the competition entries will actually be used for the actual design.

INSPIRELI AWARDS reserves the right to change both the prizes and the dates and performance of the entire competition.

Entry and registration are governed by the standard INSPIRELI AWARDS competition rules. <https://www.inspireli.com/en/awards/rules>

08. Attachments

<https://www.inspireli.com/en/awards/croatia-documents>