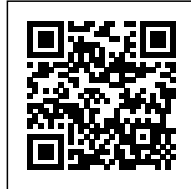




RIO NOVO

Posted on May 20, 2016 by Urban UrbanNext



Categories: [High Density](#), [PAX. ARQ](#), [Project](#), [Southern Coexistences](#), [Technology and fabrication](#), [Territory and mobility](#)

Tags: [Housing](#), [Project](#), [Refurbishment](#), [São Paulo](#), [Searches on scales](#), [Southern Coexistences](#), [Steel](#), [Technological Approach](#), [Urban conditions](#), [Urban infrastructure](#)

urbanNext Lexicon

Rio Novo

<https://urbannext.net/rio-novo/>

Faced with the profusion of new buildings in the city of São Paulo, the word “renew” does not seem to be part of the city. “Rehabilitate,” “revive”: the prefix “re” insinuates enhancing what already exists, which is often overlooked, and adapting it to new urban dynamics. The “Edifício Rio Novo” project comes into this reality, as a result of a partnership. One resident who wanted to renew his property, rather than moving into a new venture, launched a challenge: add balconies to an existing building, with residents on site.



ISSN : 2575-5374

urbanNext Lexicon

Rio Novo

<https://urbannext.net/rio-novo/>



Building in front of the existing structure was the primary condition. The “Edifício Rio Novo”, originally built in the 70s, has significant features that reflect that period for that neighbourhood, so one of the project conditions was to preserve its particular identity and create a structure that could dialogue with the old building – not erasing the memory of the city but renewing it.

ISSN : 2575-5374



Existing Building. The past, nature, and the new

The front-facing possibilities of this new environment are private. Every resident occupies the space, justifying it as a recreational area in the open air.

urbanNext Lexicon

Rio Novo

<https://urbannext.net/rio-novo/>



ISSN : 2575-5374

urbanNext Lexicon

Rio Novo

<https://urbannext.net/rio-novo/>



ISSN : 2575-5374

urbanNext Lexicon

Rio Novo

<https://urbannext.net/rio-novo/>



ISSN : 2575-5374



The Intervention

Due to the specific conditions of the old building, we could build up to 80m² in cantilever, with 40m² for each apartment.

urbanNext Lexicon

Rio Novo

<https://urbannext.net/rio-novo/>

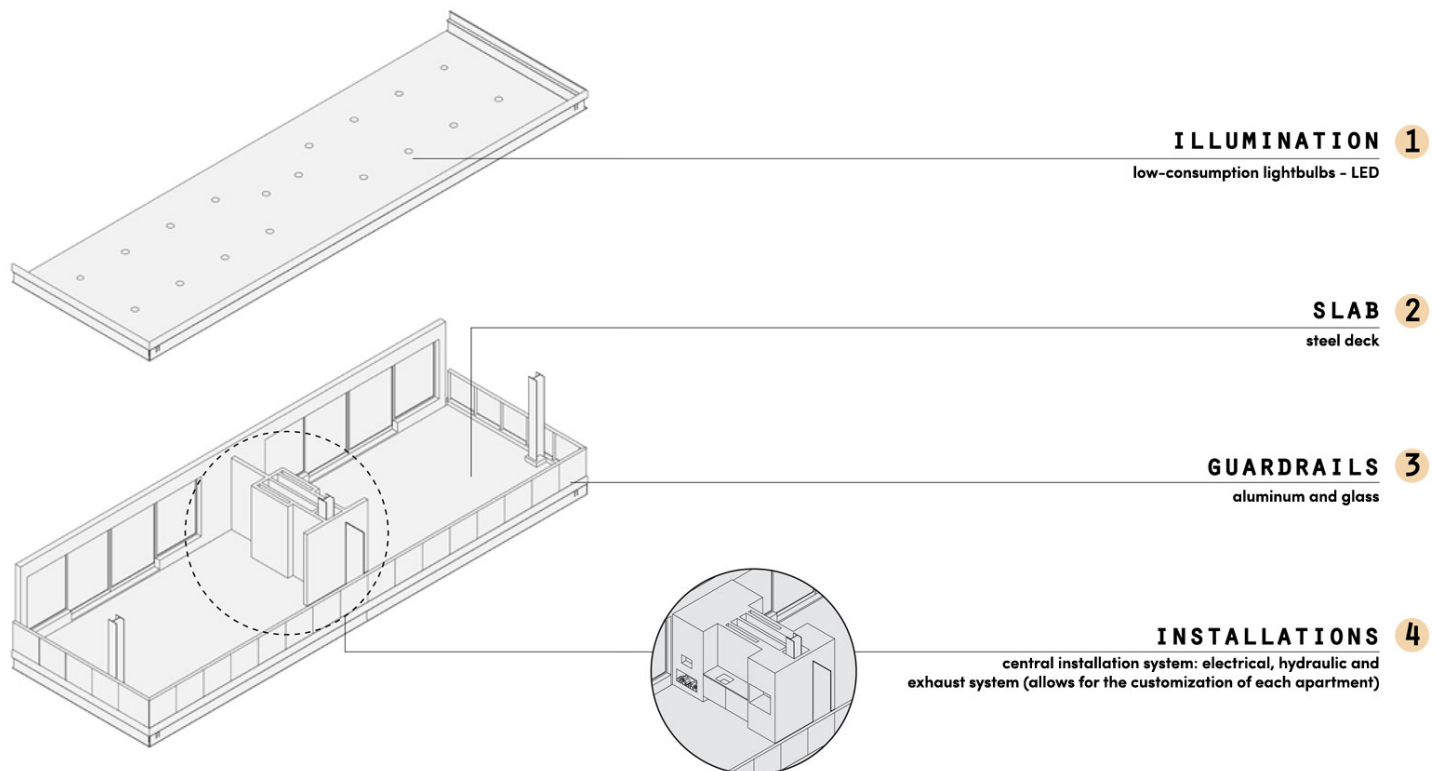


The construction needed to be clean, fast and cause minimal impact to residents and the neighborhood.

ISSN : 2575-5374



As a result of the guidelines, we chose to use a metal structure, which provided a clean construction site and quick assembly. After the work, each owner was responsible for customizing their own balconies. A central exhaust system was planned to provide for installing pizza ovens and grills according to each resident's desires.



Balcony Customization Plan



