

ERD V E S



MINISTRIES QUARTER VILNIUS

Perhaps we should start with the fact that this project is special not only in terms of its size or the importance of its location. This project naturally has to touch on several important topics that are not immediately related: the social aspect, rethinking the problem of the institutional image, shaping not only economic or ecological sustainability criteria, and forecasting the perspective.

A new generation has grown up with a careful attitude towards the environment around them, a critical assessment, and a responsible, honest value system. The future quarter is being created precisely for this generation, so it is important that its formation corresponds to a progressive worldview; after all, bureaucracy and institutions [in the good sense of the word] receive people's trust and must meet their expectations.

Lithuania, together with Europe, is on the path of green construction and the creation of a sustainable environment. Vilnius aims to become a climate-neutral city. However, in people's daily lives, responsibility towards the environment has long been a natural reflex, and they pay a lot of attention to it, sometimes more than required by any standards or rules. **Thus, one of the important goals of the project emerges from this notion: how to create a standard of environmental responsibility and strengthen trust in the public sector through architectural means.**

For now, institutions often dwell on a legacy that is inefficient and irrationally used. The old ministerial and institutional buildings that will be located here must fall into new hands, which will further re-inspire those buildings. Therefore, we see this project not only for ministries in this quarter but also for their former buildings, which will acquire new functions and relevancy and create new values for Vilnius.



Although the area under consideration is not part of the historical Vilnius centre, the immediate context has a significant impact both in the historical and cultural sense and gives meaning to Vilnius as a multicultural, dynamic city.

The territory of the complex is located in the former suburb of Lukiškės. At the outset, it was sparsely populated. Later, Lukiškės became a commercial port, where the water routes connected with Kaunas and Karaliaučius. Lukiškės began to develop more in the 20th century. A network of streets was formed, larger constructions began, but Lukiškės changed the most during the occupation period with the destruction of historical connections and objects—the network of streets, historical quarters, the Tatar mosque that stood in the quarter was also demolished, and the Tatar cemetery was also destroyed during the Soviet period. The current construction in the block was also formed during the Soviet era. Institutes of semiconductor physics, physics and mathematics, and chemistry were established here.

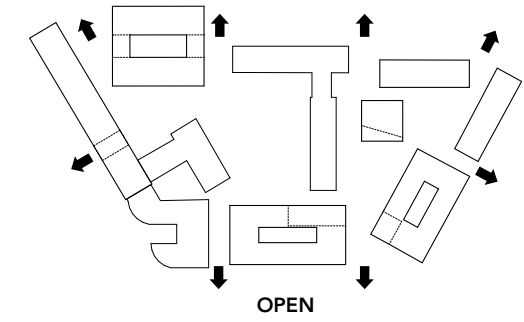
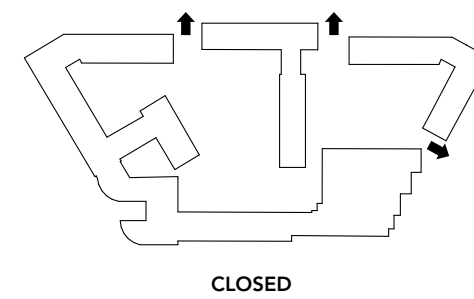
The territory is close to significant objects: the Seimas of the Republic of Lithuania, the former Lukiškių Prison, Lukiškių Square, and Gediminas Avenue. On the other side of the river - the National Art Gallery, Konstitucijos Avenue. However, the connections with these objects are not developed. Despite the fact that Gediminas Avenue is one of the main arteries of the city of Vilnius, the part of Naujamiestis to the North, except for a few attraction points, is only lively during working hours.



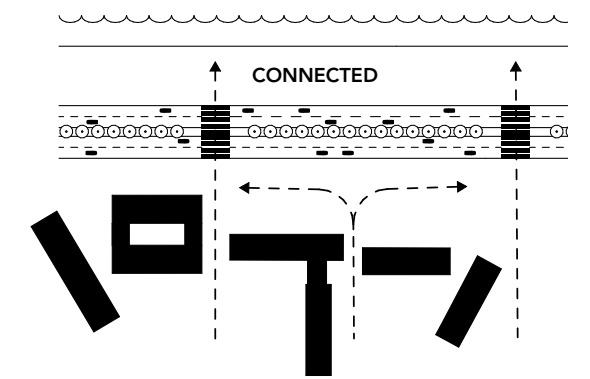
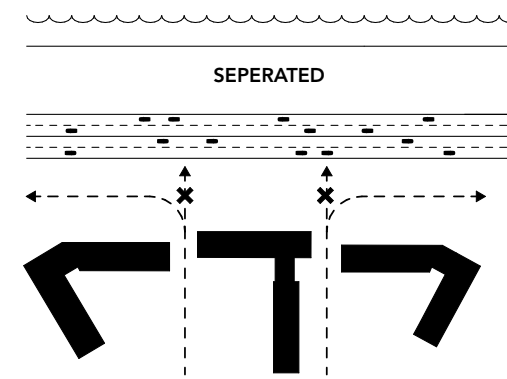
Before starting to research the urban and architectural themes of this project, it is important for us to name an ambition that would define the guidelines rather strategically than architecturally and that would accompany the solutions and become the key value of the project.

This project aims to establish the following basic principles:

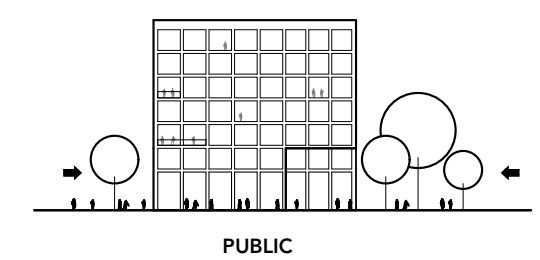
First and foremost: openness. Both spatially and emotionally, the opening of the quarter would make it more people-friendly, more active, create an inviting image, and have a more harmonious character.



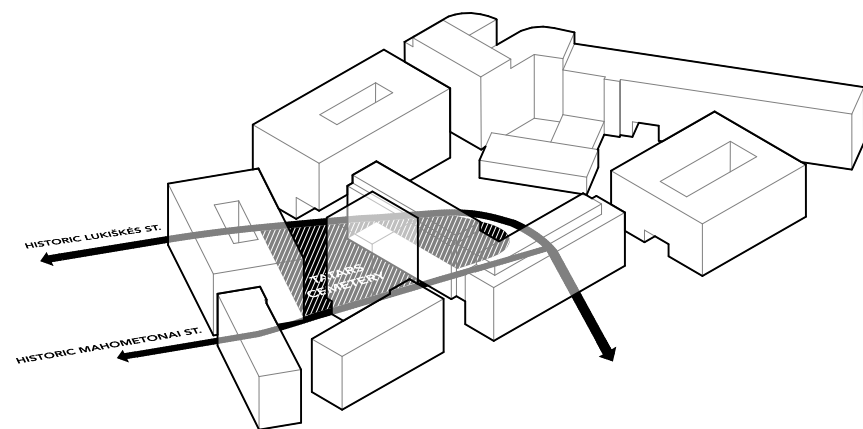
Another important idea is the active connection between the city and the river. This project must be used as a tool to bring city life closer to the less active left bank of the Neris River.



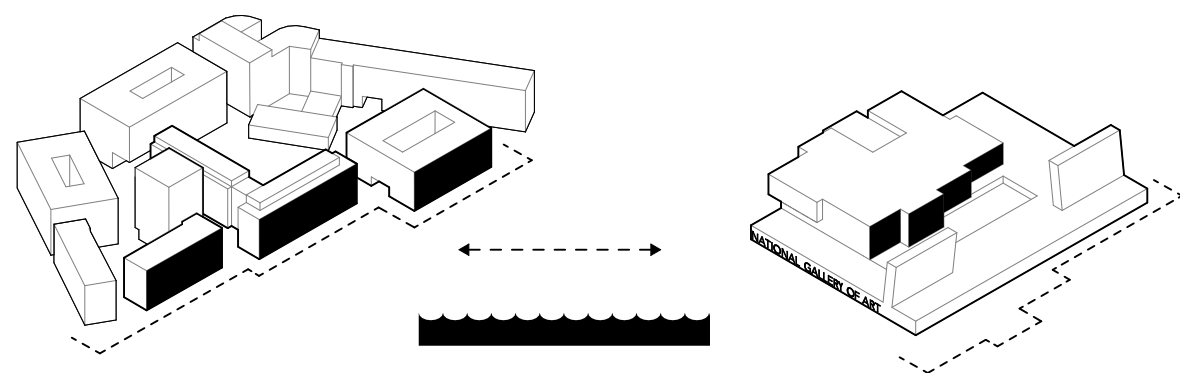
And one of the most important and difficult tasks is to form a new institutional image that would replace the established cold and closed relationship of bureaucratic buildings with people. Success in this ambition would not only build trust in institutions but also encourage progressive people not to be afraid to choose a career in the public sector.



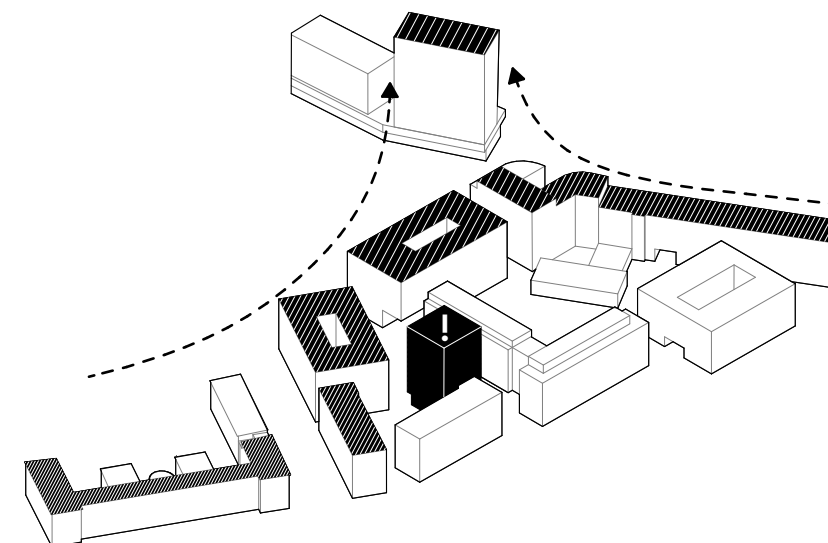
The urban goal of this project is a harmonious integration into the city structure and an appropriate relationship with the important spatial elements surrounding the area. The project's aim is to give meaning to the destroyed historical layer and actualize it within the quarter. The building layout and traffic links are shaped by the historical directions of Lukiškių and Mohametonų streets, as well as the territory of the Tatar cemetery, where an open square is planned. **Neither underground nor above-ground construction is planned within the boundaries of the cemetery.**



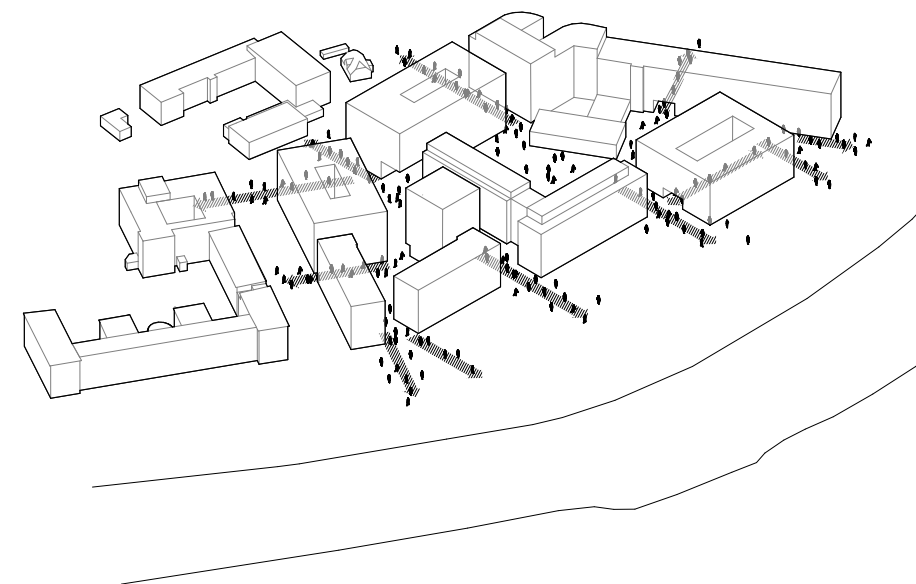
When forming new and reshaping existing building volumes, the facade outline of Goštauto Street and the silhouette of New Town are examined. Here emerges the idea to respond to the bend of the Neris River and Goštauto Street, just as the building of the National Gallery of Arts on the other side of the river responds to it in return.



The height of the buildings rises from the side of Goštauto Street towards the "VILNIAUS VARTAI" complex, and the block has one vertical accent—a building inside the block. **Since this building is the vertical dominant in the complex, we suggest considering the possibility of establishing non-governmental organisation [NGO] offices here, thus further emphasising the principle of open institutions and transparent democracy.**



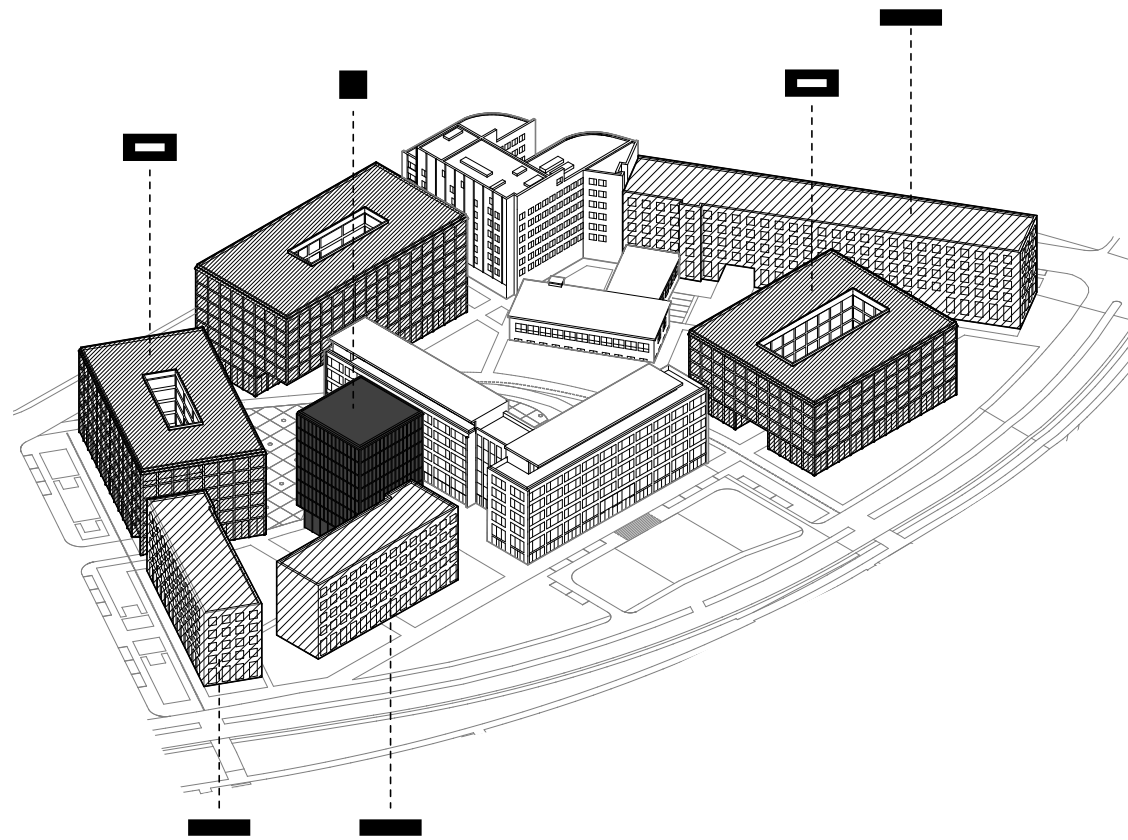
The openness that comes from the general idea of the project also shapes the urban thought of the quarter; it opens in all directions. The volumes of the existing buildings are also divided, thus creating a scale of volumes close to the character of the new town [Naujamiestis], rather than the character of the Soviet-era avenue.



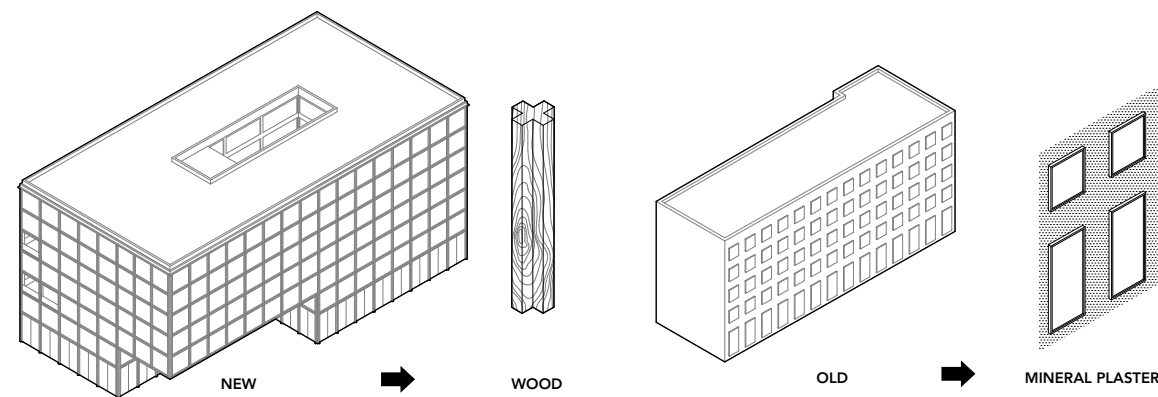
The architectural idea of the project is a continuation of the urban concept. The architecture of the buildings is designed to express their volumes, not their facades.

We want to maintain a unified character throughout the block, so only a few architectural structures are planned, which are replicated in different situations of the plot.

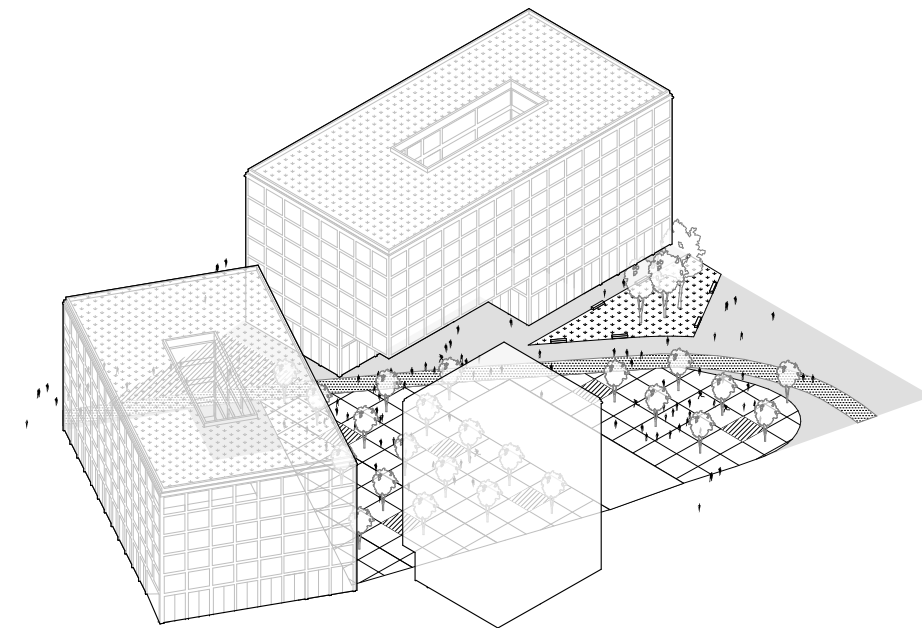
Those few architectural morphotypes are gallery-like, linear, and single-point [accent] buildings. Their entirety forms the perimeter of the block, and the point volume creates the vertical dominant.



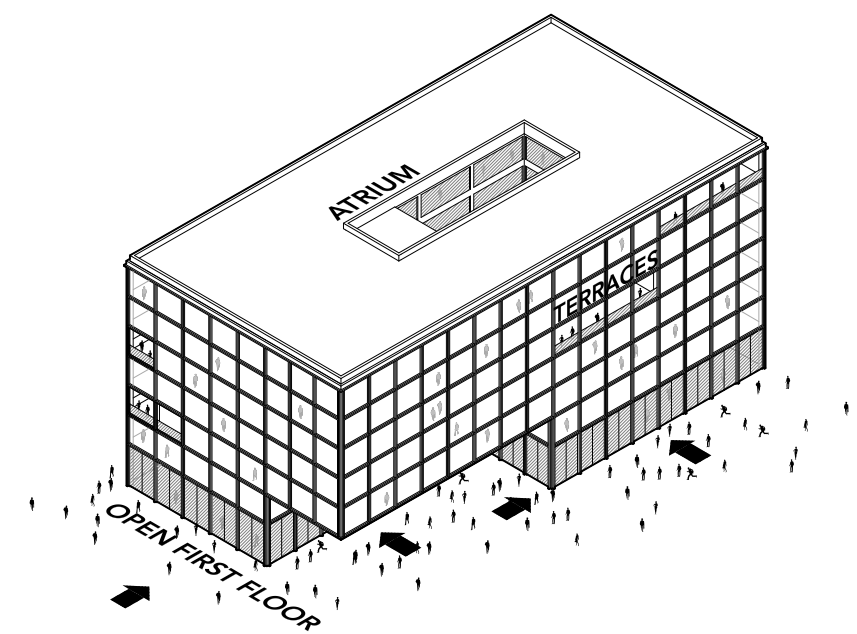
Concise and modest are the facades of the buildings. Through architecture, we create the image of institutions. Unlike before, the coldness and closedness of institutions are being replaced by an accessible and overt image. The "fabric" of the outer shell of the buildings is warm and transparent. Wooden facades are provided for newly designed buildings, contrary to the mineral plaster that would be used for reconstructed buildings. This way, you can feel the eras of architecture and understand the development periods of the quarter.



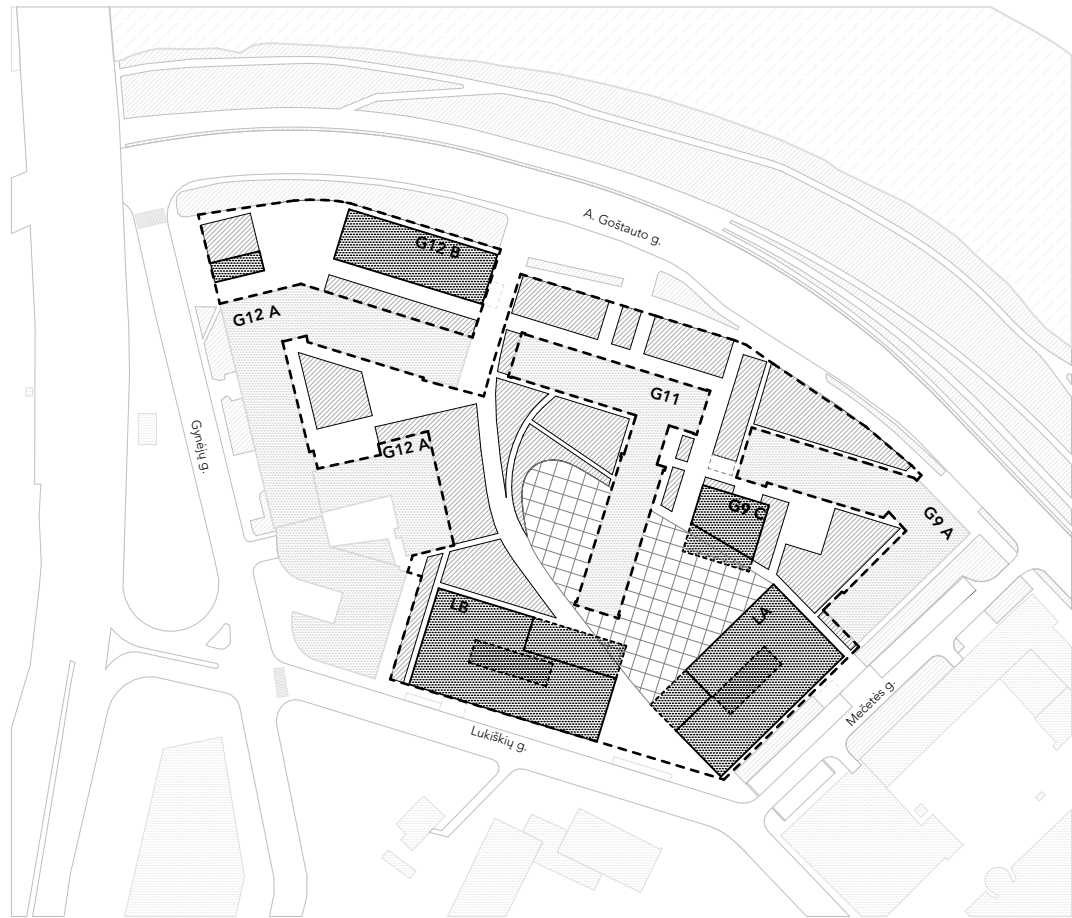
Another important principle is that public space is of the utmost importance. Buildings become a part of public space, not the other way around.



The buildings are open to the public through the open ground floors. Public space is integral to the interior of the buildings (central atriums, green balconies, etc).



STAGE 1

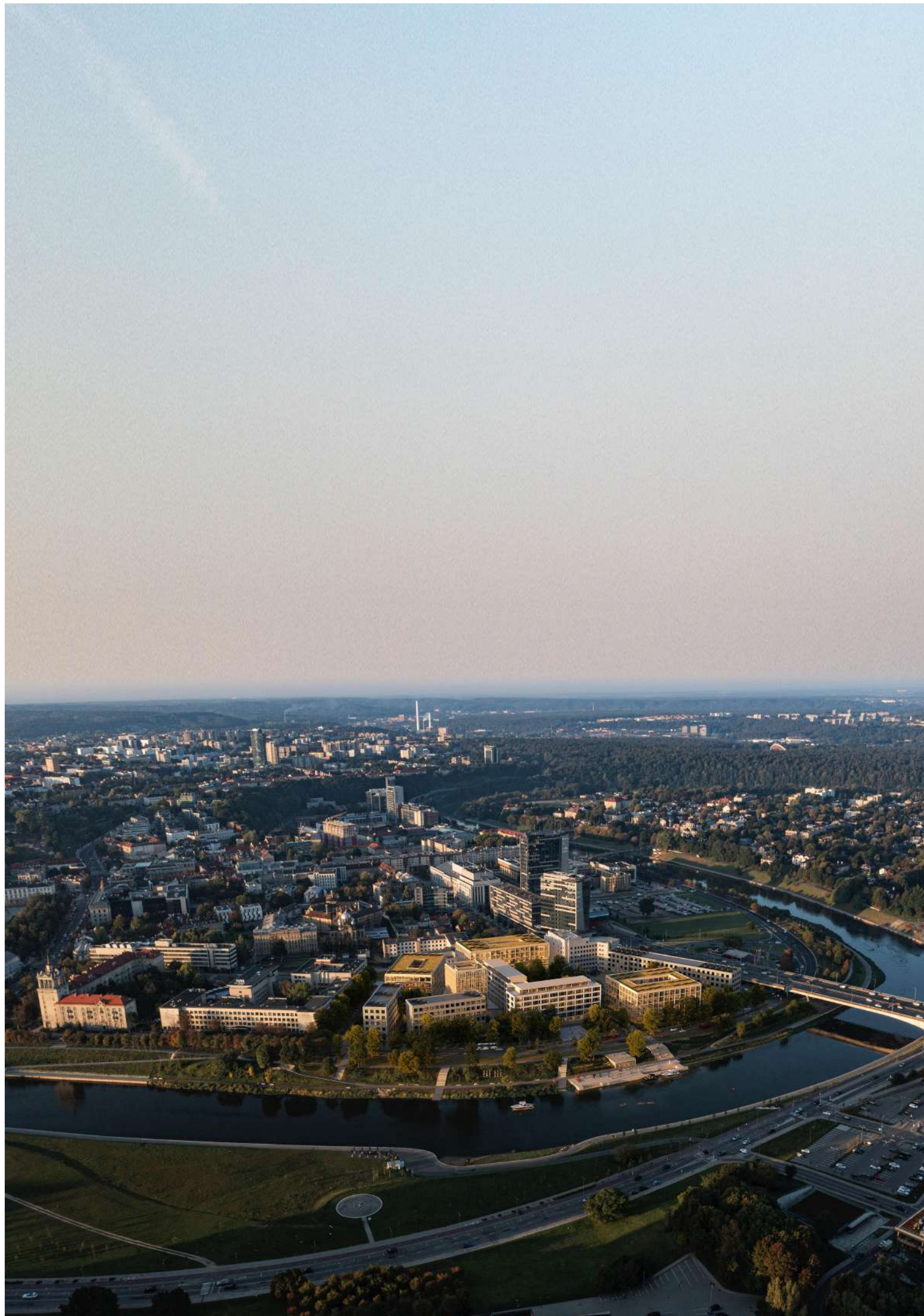


STAGE 2



STAGE 3





COMPLIANCE OF THE SOLUTIONS WITH THE COMPETITION CONDITIONS

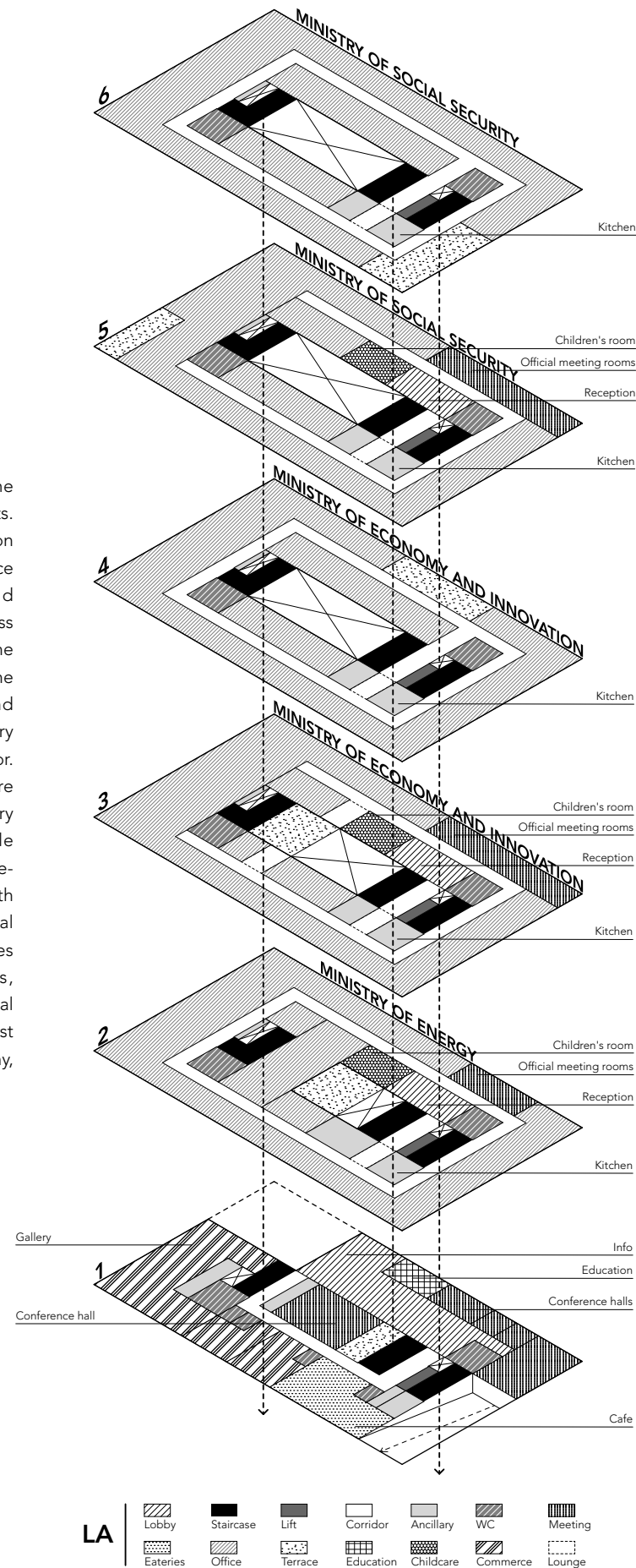
The solutions implemented in this project ensure four main qualitative criteria:

- Urban integrity
- Architectural quality
- Functionality of buildings and territory
- Sustainability [in social, economic, and ecological terms]

Urban integrity is achieved by complying with the requirements of the general plan and by carefully composing new and reconstructed volumes in the street layouts and panoramic views of the new town. The architectural quality is ensured by the restrained, laconic, but open structure of the buildings and natural materials. The functionality of the territory is based on the creation of new connections and a large variety of public spaces, prioritising pedestrians rather than transport. The principles of sustainability are made meaningful through the choice of materials and technologies, rational decisions, and the priority principle that this quarter is created for people.

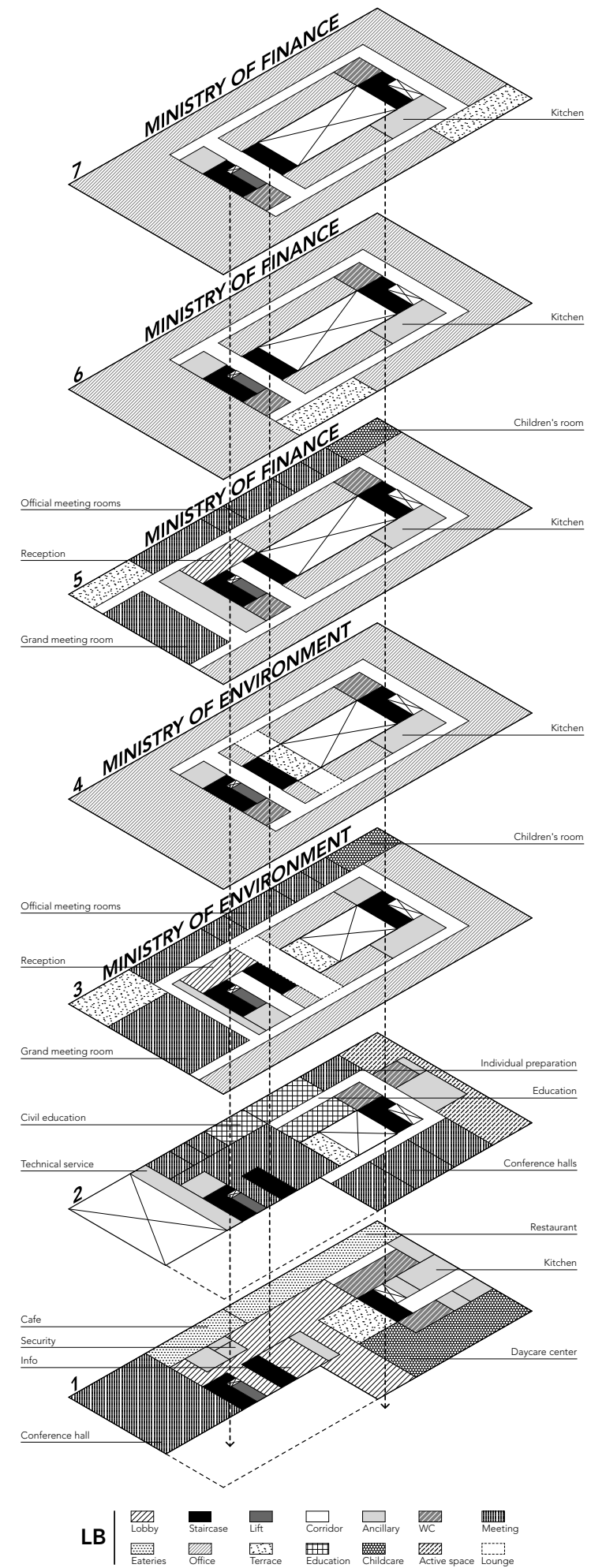
Although the ministries are arranged as suggested, they can be freely interchanged due to the simplicity and flexibility of the layout. All buildings are designed with the logic that the first floors of the building are open, without access control, and administrative ministerial premises are provided on the higher levels. It is planned to keep the civil safety and shelters in building G12 and install them at the level of the underground parking lot. Underground parking lots are planned under the buildings L A, L B, L C and G12 B.

A 6-storey administrative building at the intersection of Lukiškių and Mečetės streets. Spaces without access control are provided on the first floor - commercial spaces, conference rooms, educational space, waiting and reading rooms, meeting rooms, area for press conferences. It is proposed to allocate the Ministry of Energy on the second floor of the building, the Ministry of Economy and Innovation on the third floor, and the Ministry of Social Security and Labor on the sixth floor. The second to sixth floors of the building are designed with access control. Each ministry has a reception, stationary and flexible workplaces, a block of ministers' and vice-ministers' offices, meeting rooms for both internal work and meetings with external guests. For employees and staff, kitchenettes with a dining area, children's rooms, wardrobes, sanitary facilities, other technical facilities are provided. Each floor has at least one outdoor space - in the atrium or balcony, where you can both work and rest.



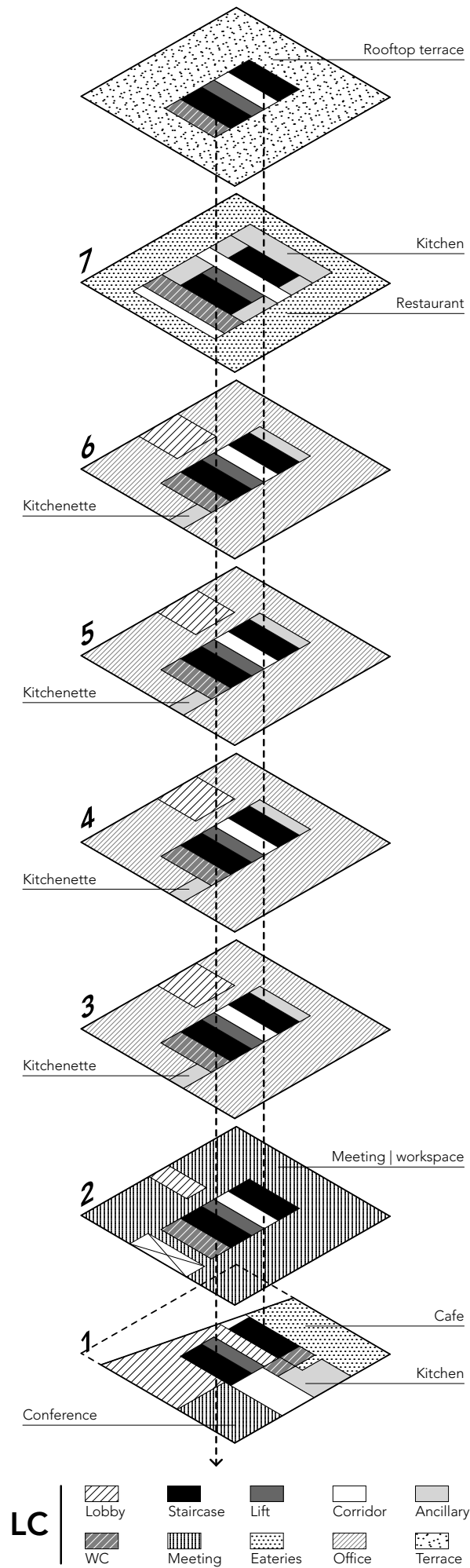
- LA**
- Lobby
 - Staircase
 - Lift
 - Corridor
 - Ancillary
 - WC
 - Meeting
 - Eateries
 - Office
 - Terrace
 - Education
 - Childcare
 - Commerce
 - Lounge

A 7-storey administrative building at Lukiškių street, in the southern part of the land plot. Spaces without access control are provided on the first and second floors. On the first floor, a large conference hall, a lobby with a press conference center, a waiting room with a reading room, a kindergarten, cafes, meeting and co-working spaces are designed. On the second floor - conference halls, meeting rooms, a civic class and a sports area are designed. It is proposed to establish the Ministry of Environment on the third and fourth floors, and the Ministry of Finance on the fifth, sixth and seventh floors. The second - seventh floors of the building are designed with access control. Each ministry has reception, stationary and flexible workplaces, a block of ministers' and vice-ministers' offices, meeting rooms for both internal work and meetings with external guests. For employees and staff, kitchenettes with a dining area, children's rooms, wardrobes, sanitary units, and other technical facilities are provided. Each floor has at least one outdoor space - in the atrium or balcony, where employees can both work and rest.

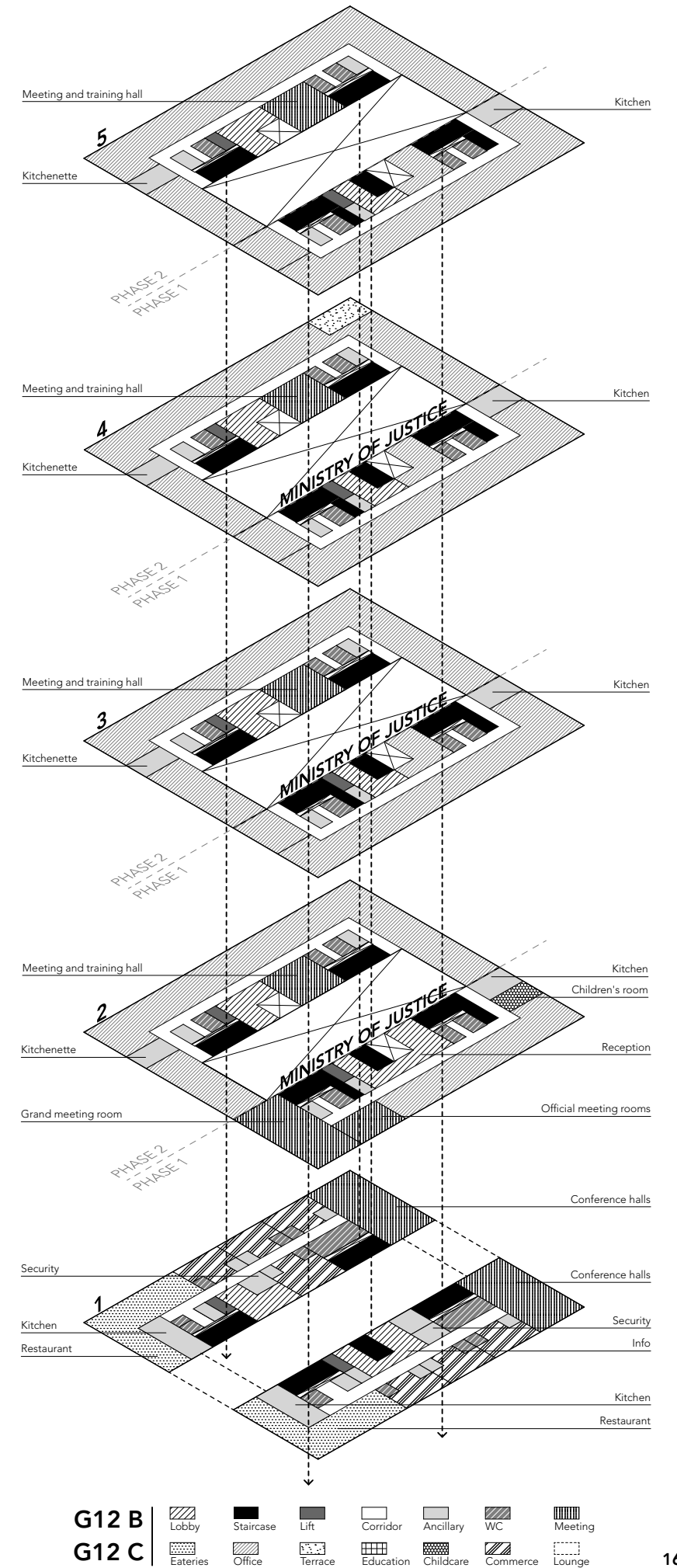


- LB**
- Lobby
 - Staircase
 - Lift
 - Corridor
 - Ancillary
 - WC
 - Meeting
 - Eateries
 - Office
 - Terrace
 - Education
 - Childcare
 - Active space
 - Lounge

Administrative 7-story building with a roof terrace in the center of the block near Totori? Square. On the first floor of the building, a lobby, an information center with a waiting area, a meeting hall and a cafe are designed. The second floor can be used for shared meeting rooms or offices. Administrative rooms are provided on the third to sixth floors. A panoramic restaurant and bar are designed on the seventh floor, and on the roof of the building there is an observation terrace with places for work, relaxation and dining. Since this building is the dominant vertical in the complex, we suggest considering the possibility of establishing non-governmental organization [NGO] offices here, thus giving meaning to the principle of open institutions and transparent democracy.

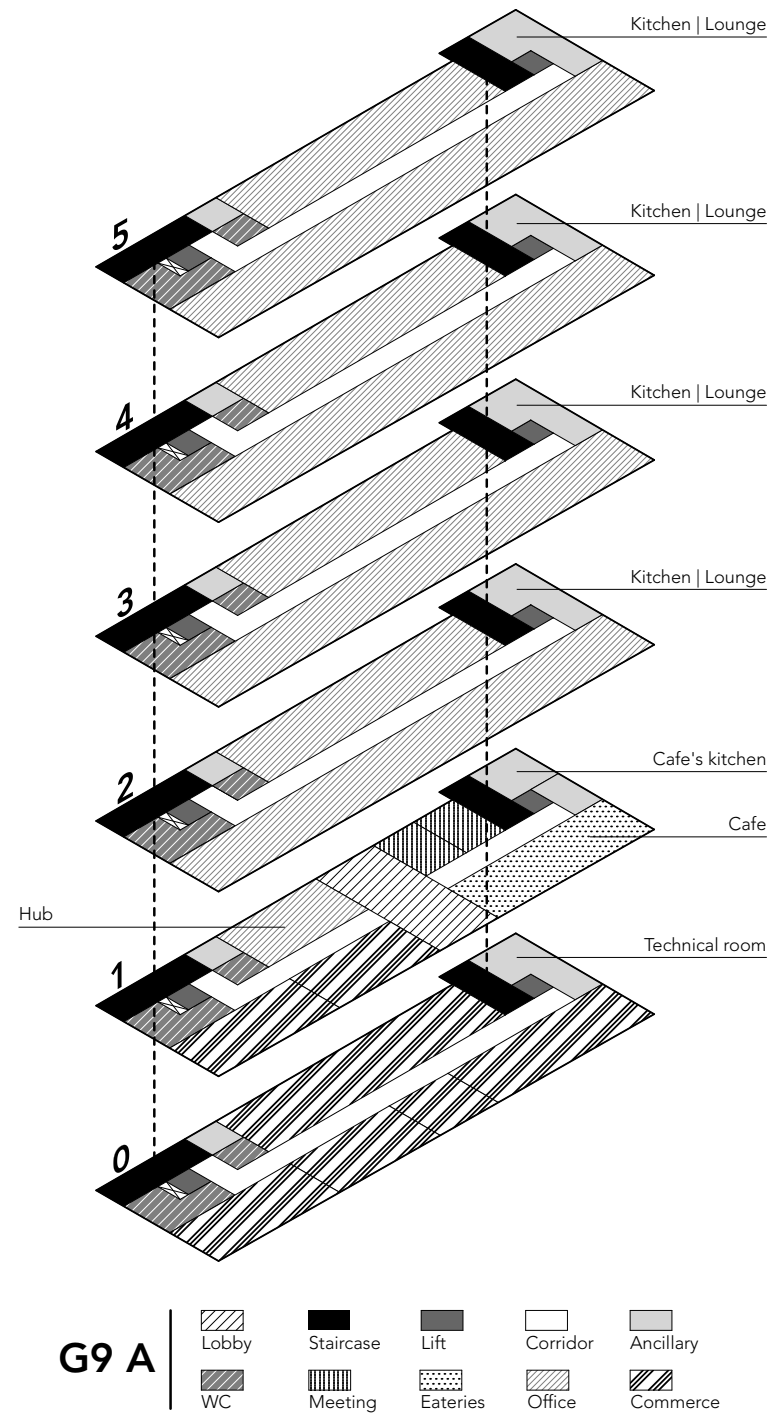


A 5-storey administrative building on Goštauto Street. The first floor of the building has a lobby with a waiting and a reading rooms, as well as conference rooms and cafes. Here, on the second to fourth floors, it is proposed to establish the Ministry of Justice. Administrative premises are being designed on the fifth floor. The ministry provides reception, stationary and flexible workplaces, a block of minister's and vice-minister's offices, meeting rooms for both internal work and meetings with external guests. For employees and staff the kitchenettes with dining area, children's rooms, wardrobes, sanitary units, and other technical facilities are provided. In the second phase of the project, the building is combined with building G12 C. The building is designed in such a way that if a need arises during the development of the block, it could be installed in this building due to its convenient position in terms of infrastructure. In this case, the ministry could be moved to any other administrative building in the quarter.

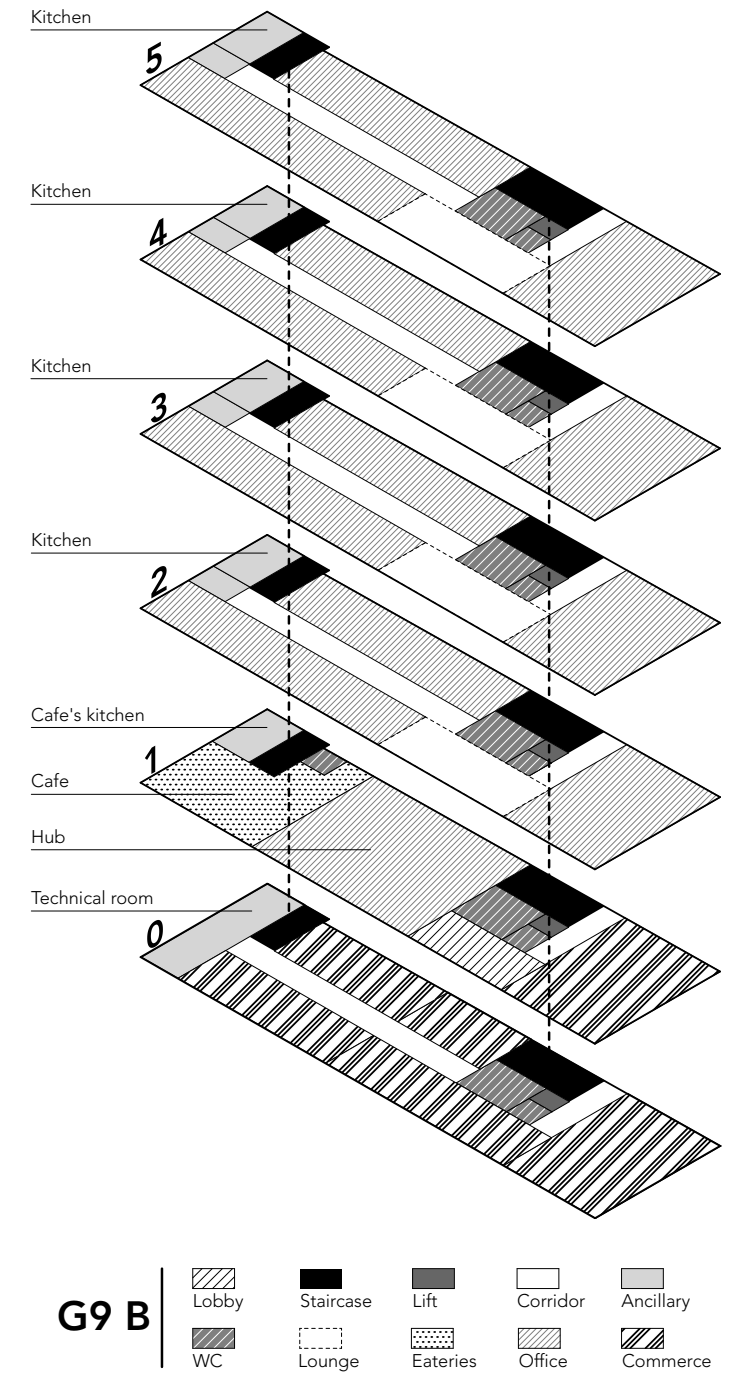


An administrative 5-storey building, which in the second phase is combined with building G12 B. On the first floor of the building, a lobby with an info center, a cafe or other commercial premises is planned. Administrative rooms are planned on the second to fifth floors. If a need for a hotel was foreseen during the development of the block, this building would become it when combined with G12 B

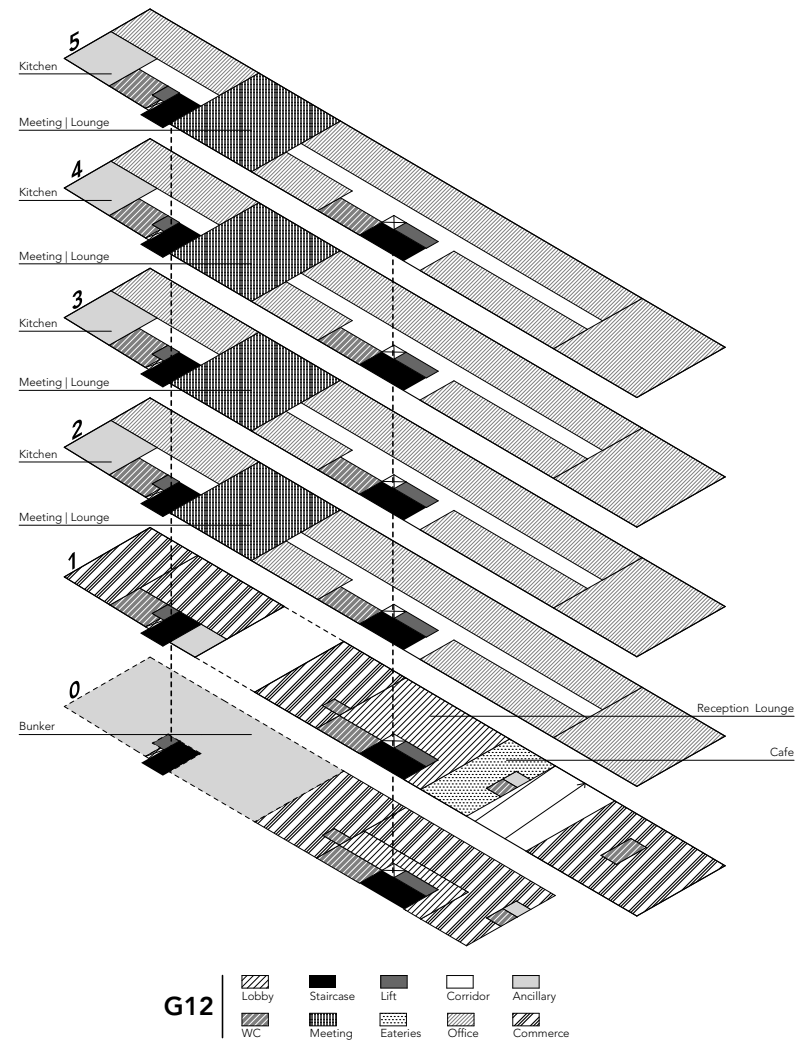
A 5-storey administrative building at Goštauto Street. It is planned to reconstruct the building by adding one additional floor. The first floor of the building is designed for commercial premises [cafes, shops, salon] with access from the outside, and on the second - fifth floor for administrative premises. Administrative and commercial premises are also planned on the basement floor.



A 5-storey administrative building at the intersection of Mečetės and Goštauto streets. It is planned to reconstruct the building by adding one additional floor. The first floor of the building is designed for commercial premises [cafes, shops, salon] with access from the outside, and on the second - fifth floor for administrative premises. Administrative and commercial premises are also planned on the basement floor.



Administrative building at Gynėjų street. It is planned to reconstruct the building by adding one additional floor. The first floor of the building is designed for commercial premises [cafes, shops, salon] with access from the outside, and on the second - fifth floor for administrative premises. Commercial and administrative premises are also being designed on the basement floor. The building is intended to retain the existing shelter.



Underground parking lots are planned under the buildings L A, L B, L C and G12 B. A total of 510 parking spaces are provided here, as well as bicycle racks and charging stations for electric scooters. At the level of the underground floor, under each building, engineering network entrance rooms and other technical rooms are planned. The calculation of the need for cars is presented in the table of project indicators.

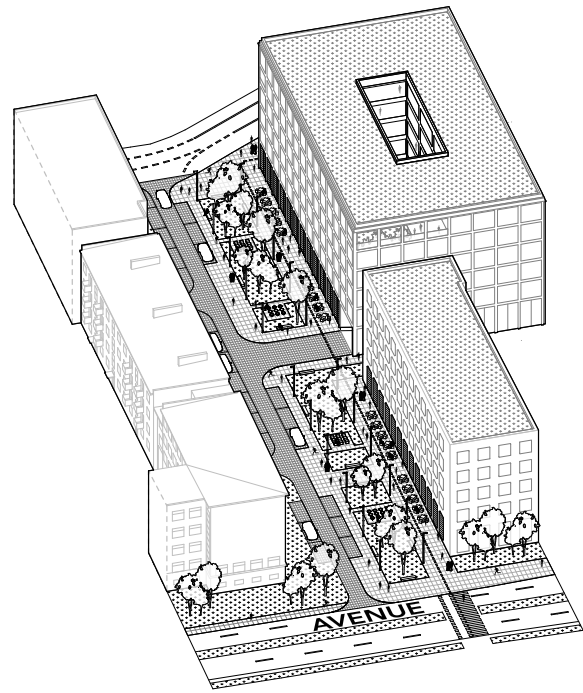
In order to achieve the feeling of ensemble of the quarter and the application of the principles of sustainable architecture, a neat selection of materials is planned. The constructions of the building in the underground part are planned to be made of monolithic reinforced concrete. In newly built buildings, the ground part is designed from wooden structures. The original core structure of the reconstructed buildings is left, and additional floors are planned from light structures. The exterior finish is planned to be wooden, and for the reconstructed buildings - mineral plaster finish. In order to achieve sustainability and a unified relationship between architecture and interior spaces, the fit out materials of the interior are also provided from wood, both in newly designed and reconstructed buildings.

The following main sustainable construction and engineering solutions are possible when developing the block and its buildings:

- Natural, local building materials
- Use of solar energy
- Use of geothermal energy
- Green roofs
- Rainwater collection
- Double glazing with active sun shading
- Heat pumps

Detailed solutions for sustainable urban planning and architecture are described in the "SUSTAINABILITY" section.





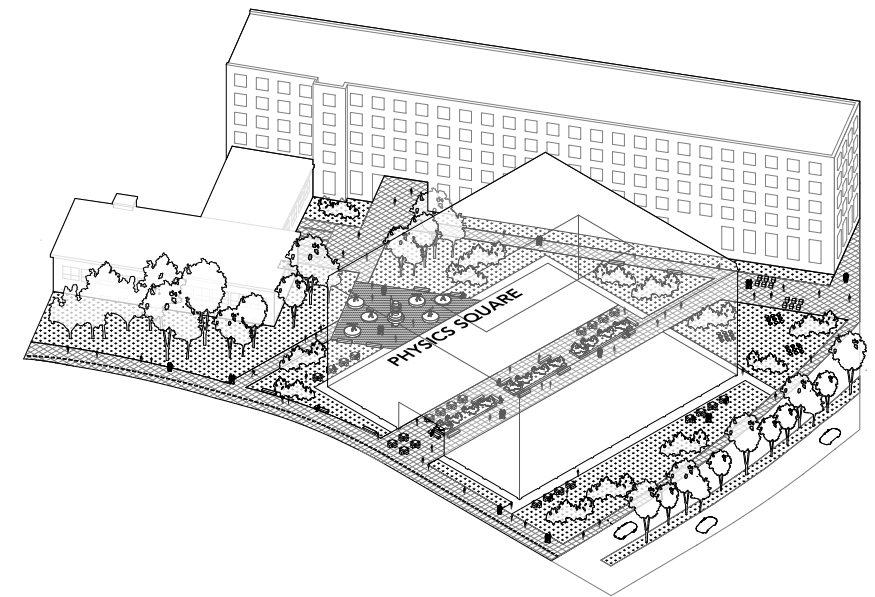
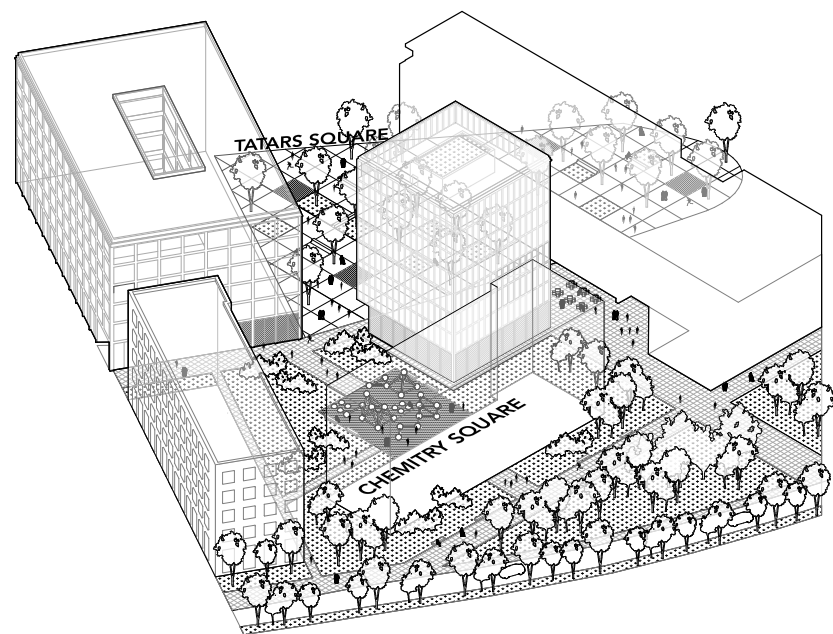
As mentioned in the description of the idea, the project is guided by the main principle of public space first. Open public spaces are created in the buildings themselves - green atriums, balconies, and roof terraces are designed.

The system of public spaces consists of elements of various typologies and sizes - avenue, piazza, square, embankment, access to buildings, paths, tracks and public micro-spaces.

The project organizes both the internal network of public spaces and connections with the surrounding attractions, connecting the main existing and creating new flows.

Access to the complex is planned from all sides - Lukiškių, Gynėjų, Goštauto and Mečetės streets, which after the full implementation of the project will turn into an alley, encouraging not only to stay here, but also to approach the river. The main artery is designed along the route of the historic Lukiškių street, directing it between buildings G11 and G12 towards the river.

The largest public space is the former **Tatar cemetery** - **no construction is planned either underground or on the ground**. It connects to the square at the entrance to Lukiškių street, where a wonderful fir tree is planned to be replanted. This space is dedicated to the representative function in the south of the block, and in the north of the block, the representative space is in front of the G11 building.



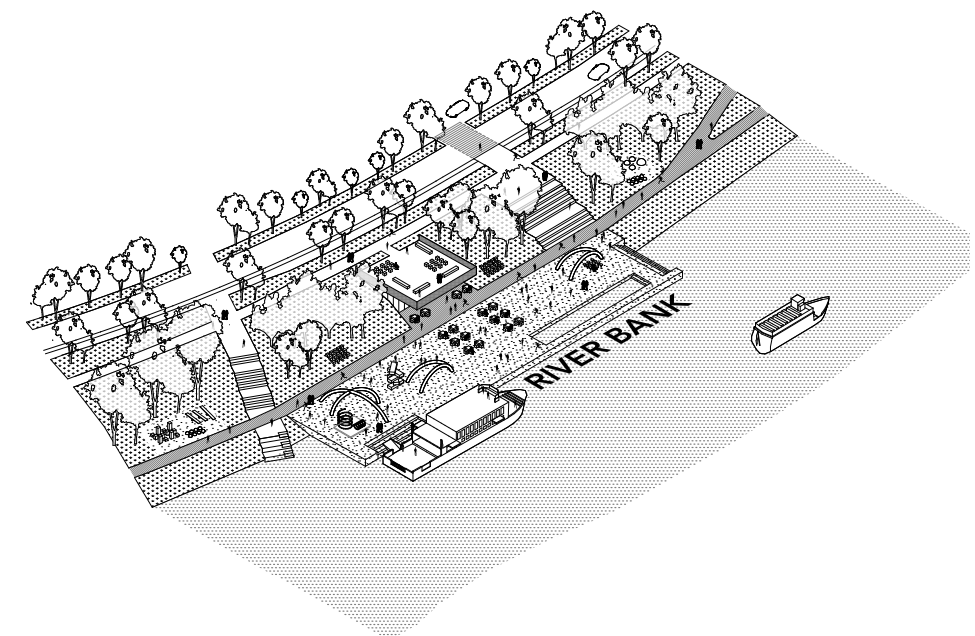
Physicists' and chemists' squares are formed in the courtyards of these buildings to commemorate the historical function of the quarter [the former physics and chemistry institutes]. In them, the achievements of the science created here will be given meaning in the form of small architecture and special artistic installations.

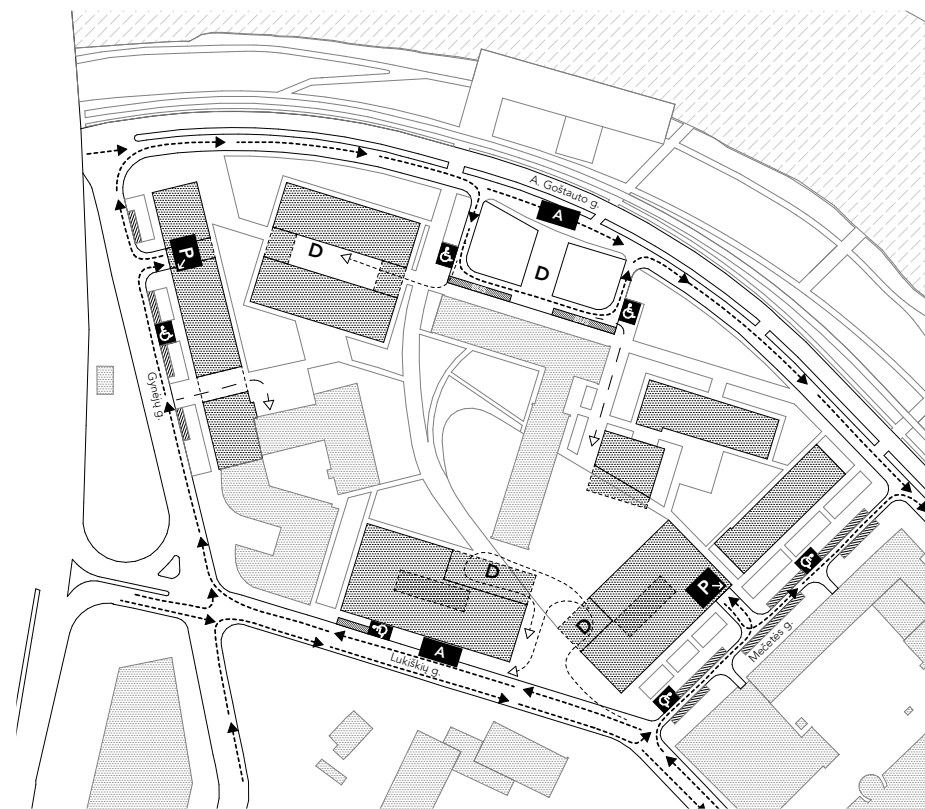
The project proposes the creation of spaces - in the further stages of the project, to cooperate with artists and complement the public spaces of the quarter with their works.

In the third stage of the project's implementation, a public space is planned on the embankment of the Neris River. Active and passive zones, art installations, a pavilion with a cafe, a boat dock, and a swimming pool are planned here.

The plot and its access are designed in accordance with the principles of universal design - public spaces without barriers, comfortable and safe to use by people of different age groups and different physical abilities. Spaces of different psychological activity are also foreseen - from common, open to almost individual public spaces.

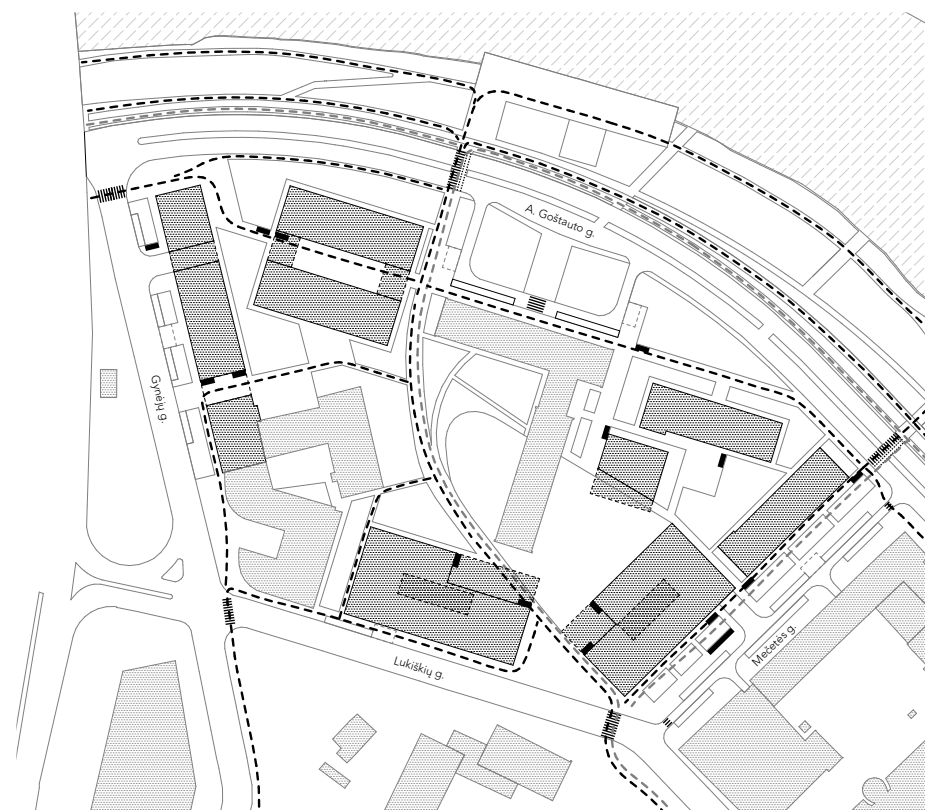
The value of the project is the green environment - abundant planting and maximum preservation of trees is expected. Trees that fall into construction and infrastructure areas will be transplanted or new trees will be planted instead. **After the project is fully implemented, the amount of trees and green areas will increase significantly.**





VEHICLES TRANSPORT

- > Vehicles route
- > VIP / Delegations route
- - - -> Road access for special services
- P** Entrance to underground parking
- A** Public transport stop
- ♿** Type A disabled parking space
- D** Delegations arrival zone
- ▨ Street parking space
- ▩ Temporary parking space

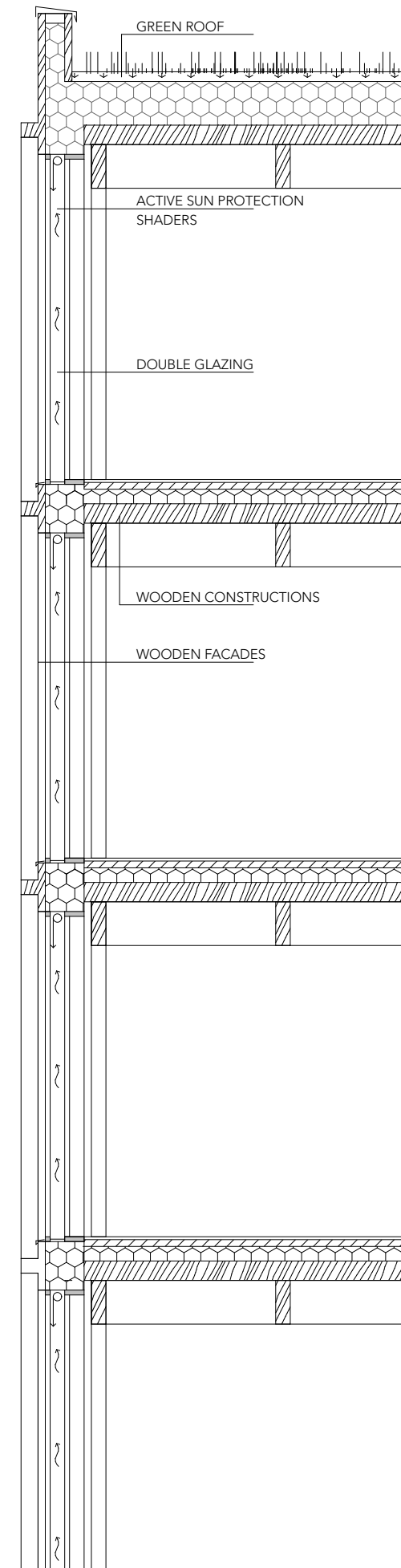
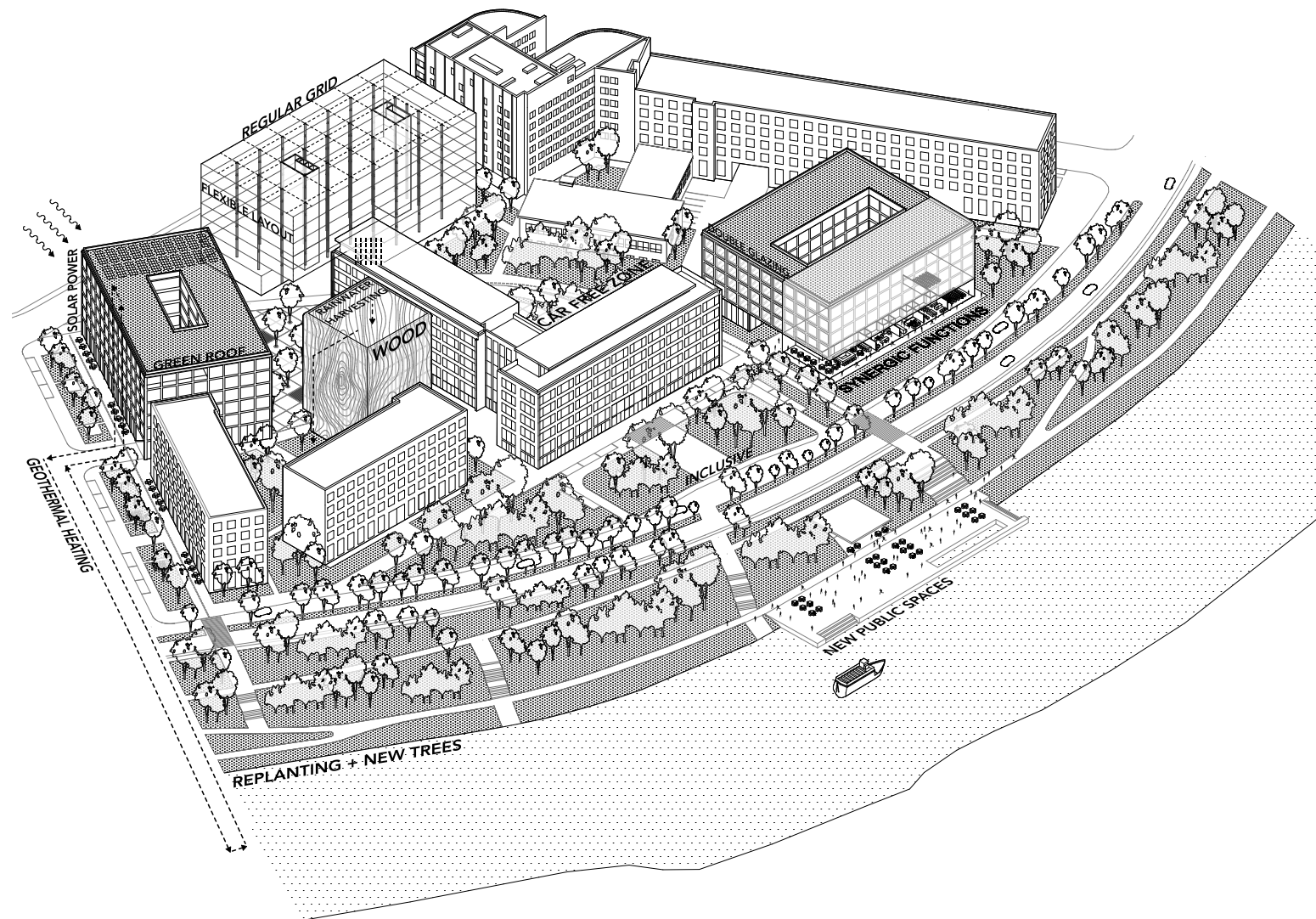


PEDESTRIANS AND CYCLISTS

- Pedestrians route
- Cyclists route
- ▨ Crossing
- ▩ Bicycle parking/ City scooter parking

As mentioned in the description of the general idea - the project is being developed in the following order of priorities: human, bicycle/ scooter, public transport, cars. There is also a strict policy: a block without cars. Independence Square, the Seimas of the Republic of Lithuania, Lukiškių Square, Washington Square, and the Neris embankment. The diagrams show the main pedestrian movement routes connecting the block with the surrounding directions of attraction and arrival [from Independence Square, Seimas of the Republic of Lithuania, Lukiškių Square, Washington Square, and Neris Quay] and circular movement inside the block and along the river. Two pedestrian and cyclist crossings are designed here. The block is connected to the bicycle path along the Neris River and in the direction of the city center. Bike and scooter racks are planned on the plot near the entrances and in the underground parking lot [changing rooms with showers are also being designed here].

Those arriving in the quarter by means of public transport are dropped off at Lukiškių and Goštauto streets. Two entrances to the underground parking lot are designed for cars. One from Gynėjų, the other from Mečetės st. right turns. Due to frequent peak-hour traffic jams on Lukiškių Street, access by car from this direction is not planned. Along Mečetės street, one-way traffic with parallel parking is proposed. At each building, there are temporary stopping places for couriers, taxi drivers, and taxis, and increased places for cars of people with mobility disabilities. Only specialised or service transport and delegations can enter the quarter.



The project is being developed in accordance with the principles of environmental responsibility. We define sustainability in terms of three most important aspects: ecological, economic, and social. The ecological aspect ensures the optimisation of environmental pollution and the cultivation of green infrastructure; the economic one is the saving of resources; and the social one is the creation of a comfortable and non-discriminatory environment for people. We offer the following sustainability options, and when detailing the project, various possible combinations are verified by energetic and economic calculations, depending on technical conditions and investment capacity [in this case, the social aspect of sustainability is unquestioned]:

ECONOMIC ASPECT

Rational architectural and constructive solutions: regular structural rhythm, easily replanned structures, unified solutions.

Collection and accumulation of rainwater, used for irrigation and toilet flushing.

Combined heating and cooling methods are possible. From geothermal heating [because there is a river nearby and the groundwater should be high] to heat pumps.

A double glazed window system and active sun control - blinds [shading] are provided.

ECOLOGICAL ASPECT

Natural materials are used for construction; wooden structures and wood decor are planned for new construction buildings.

Green roofs.

Using solar energy by installing solar collectors on the roof to generate electricity and heat water.

The project envisages a significant increase in green surfaces. Trees felled for the construction of buildings and infrastructure are planned to be replanted or transplanted. After the implementation of all stages of the project, the total number of trees will be significantly higher. Trees are important here not only for a more visually attractive environment but also for ensuring green corridors, promoting biodiversity, and creating shadows from overheating.

Bringing the urban network of the city closer to the river.

SOCIAL ASPECT

New and diverse public spaces are being created.

The unconditional principle of universal design: an environment without barriers for all groups of different ages and physical abilities.

Security. Spaces without dark areas and visual barriers are designed.

The principle of equality [non-discrimination]. Buildings are designed with interiors of the same level without dividing people according to duties.

Variety and synergy of functions.

Open, immersive, and ergonomic architecture.

Transformation of the state sector image from closed institutional to accessible and open.

Activity of the quarter in all seasons and at all times of the day.

GENERAL DETAILS FOR LAND PLOTS AND BUILDINGS

	PLOT	G9 + G11	G12	TOTAL
LAND PLOT SQ.M.		8202	19040	27242
DEVELOPMENT INTENSITY		2,15	2,42	
DEVELOPMENT DENSITY		0,42	0,57	
GREEN AREA		50,88 %	56,73 %	

Based on the conditions of the tender, it is planned to combine plots G9 and G11. The plot merging procedure does not interfere with the design and approval process of buildings L A and L B and is relevant only for building L C, so this decision will not affect the design schedule.

The height of buildings above 32 m does not exceed 20% of the plot area built with buildings.

	MINISTRY	ENV		ECO		ENRG		FIN		SOC		JUST	TOTAL
		L B	L A	L A	L B	L A	L B	L A	L B				
LEVELS		3-4	3-4	2	5-7	5-6	2-4						
MUTUAL AREA SQ.M.		3367,51	2844,86	1508,83	4903,01	2763,44	2030,74						17418,39
FIXED WORKSPACES SQ.M.		1087,13	1098,16	619,36	1710,89	1108,84	639,82						6264,2
FLEXIBLE WORKSPACES SQ.M.		776,21	513,09	137,02	1302,29	406,37	489,02						3624
MEETING ROOMS SQ.M.		475,93	362,78	214,35	450,09	388,45	178,44						2070,04
KITCHENETTES SQ.M.		102,66	121,6	82,65	153,99	122,1	84,03						667,03
OTHER (INCLUDING CORRIDORS) SQ.M.		925,58	749,23	455,45	1285,75	737,68	639,43						4793,12
NUMBER OF WORKPLACES		258	253	120	412	245	164						1452
SQ.M. PER WORKPLACE		7,22	6,37	6,30	7,31	6,18	6,88						

ENV MINISTRY OF ENVIRONMENT OF THE REPUBLIC OF LITHUANIA
 ECO MINISTRY OF ECONOMY AND INNOVATION OF THR REPUBLIC OF LITHUANIA
 ENRG MINISTRY OF ENERGY OF THR REPUBLIC OF LITHUANIA
 FIN MINISTRY OF FINANCE OF THR REPUBLIC OF LITHUANIA
 SOC MINISTRY OF SOCIAL SECURITY AND LABOUR OF THR REPUBLIC OF LITHUANIA
 JUST MINISTRY OF JUSTICE OF THR REPUBLIC OF LITHUANIA

PHASE I

	BUILDING NO	G9	G11	G12	G12 A	L A	L B	L C	G12 B	TOTAL
BUILT AREA SQ.M.		1757	1798	2380	966	2161,17	1894,77	524,41	878,497	5458,847
MUTUAL AREA SQ.M.		8785	8940	11900	1555	8395,54	10923,48	2702,02	3372,5	25393,54
MAIN FUNCTION AREA SQ.M.						4307,14	5436,97	1895,52	1417,86	13057,49
VOLUME CUB.M.						57012	57374	18249	19986	152621
HEIGHT M.		21,5	25,8	23	8,5	26,38	30,28	34,8	22,75	
NUMBER OF LEVELS		4	5	4	2	6	7	7	5	
QUANTITY OF CARS [COEF 0,5]			70			86	109	38	28	303

PHASE II

	BUILDING NO	G11	G12 A	G9 A	G9 B	G12	G12 B	G12 C	L A	L B	L C	TOTAL
BUILT AREA SQ.M.		1798	966	771,57	790,79	1771,60	878,50	1099,08	2161,17	1894,77	524,41	9891,89
MUTUAL AREA SQ.M.		8940	1555	4629,43	5270,98	10629,62	3372,50	4270,51	8395,54	10923,48	2702,02	50194,09
MAIN FUNCTION AREA SQ.M.				1540,91	1490,79	3021,28	1417,86	2642,71	4307,14	5436,97	1895,52	21753,18
VOLUME CUB.M.				17090	1752	42164	19986	25004	57012	57374	18249	238631
HEIGHT M		25,8	8,5	22,15	22,15	23,8	22,75	22,75	26,38	30,28	34,8	
NUMBER OF LEVELS		5	2	5+1	5+1	5+1	5	5	6	7	7	
QUANTITY OF CARS [COEF 0,5]		70	5	31	30	60	28	53	86	109	38	510

ER D V E S

MINISTRIES QUARTER VILNIUS