Eco-Inclusive Districts

Maarten Markus
Amsterdam, November 10th 2020

(Image: AM/Bajes Kwartier Ontwikkeling)
OUTLINE

Introduction
Problem statement
Eco-Inclusive Districts
Questions
Workshop
INTRODUCTION

- Real Estate studies → Urban Planner, HvA, UvA & Northeastern
- Neighbourhood improvement programmes, city of Amsterdam
- Sustainable development, AM
- Energy Transition
- Circular Development
- Climate Adaptation
- Sustainable Mobility
• Inclusive Places
• Diverse housing programme
• Participation*

* Social renters are often not in our proces due to the regional allocation program
Sustainability efforts often **compromise** efforts to make neighbourhoods more inclusive.

- **Sustainability strategy** needs to include inclusive and just factors when assessing solutions;
- **Inclusive City** needs to broaden its scope to include just participation and enhancing capabilities
- **(City) governments** should facilitate and steer on social factors in their land use, development and sustainability policies.

But where to begin?
Eco-Inclusive Districts

An interdisciplinary approach for sustainable and just neighbourhood development
ECO-INCLUSIVE DISTRICTS

Why a district scale?

- Logical scale for social- and sustainability interventions;
- Dutch experience on neighbourhood based planning;
- Local embeddedness helps with participation;
- Financial equitization (GREX)
1. Interdisciplinary Cooperation

2. Participation

3. District Development Model

4. Uneven and Excluding Urban Intensification and Regeneration

5. Uneven Environmental Health and Pollution Patterns

6. Unfit Institutional Structures

7. Limited Citizen Participation in Urban Planning

8. Lack of Effective Knowledge Brokerage and Stewardship Opportunities

9. Unquestioned Neoliberal Growth and Austerity Urbanism

10. Weak(ened) Civil Society

2. Material and Livelihood Inequalities

4. Uneven Environmental Health and Pollution Patterns

5. Uneven Environmental Health and Pollution Patterns

3. Racialized or Ethnically Exclusionary Urbanization

10. Weak(ened) Civil Society

APPROACH

1. **Interdisciplinary Cooperation**: setting a just and sustainable agenda

2. **Participation**: involve stakeholders in finding and selecting solutions

3. **District development model**: alternative model to facilitate just and sustainable outcomes.
Include social domain

Eco-inclusive Agenda

Just & Sustainable

Parameters

Energy performance
% affordable housing
Increase in equity & capabilities

Interventions

Construction + Social Return
Construction of affordable housing
Coöperative solar
Local facilities, affordable transit, education programmes...
DISTRICT DEVELOPMENT MODEL

- New development
- Social funds
- Transit fund
- Sustainability programs
- Subsidies

- Social targets
- Participation
- Affordability
- Welfare
- Housing

Public/private neighbourhood development fund

Shared responsibility to meet targets

Alternative models

Building local networks

- Coöperatives
- Neighbourhood association
- Shared Spaces

- Work with local stakeholders
- Increase jobs and activities
- Build ‘stadmakers’ network
- Shared ownership
Wijkaanpak

1. **Interdisciplinary agenda** (safety/health/housing/crime/sustainability)

2. **Combined funds** (National/local/development/police).

3. **Public/private/citizen partnerships**

4. **But also displacement & gentrification...**
Examples

Coöperative models

1. Local ownership
2. Investment returns to users
3. High diversity in options
4. But difficult to scale....
Shared Spaces

1. Local Users
2. Space for growth education, sports, culture, entrepreneurship, health services
3. Flexible to changing demands
4. Needs owner-guardian and fair allocation...

https://www.am.nl/referentieprojecten/debuurt/
New forms of participation

1. ‘Golden ticket’
2. Crowdsourcing
3. Local ambassadors
4. (elected and payed) Neighbourhood panel
5. Co-creation
Workshop

Let’s get moving

ENJOY!
- Presentation of case study ‘Kogerveld Neighbourhood’ by Marije Ruigrok and group discussion.
- Improving the Neighbourhood development Model
- Participation & local ownership for scalable just- and sustainable solutions
Eco-Inclusive Districts

A new approach for integrative urban development