

# Torparängen



## **Our vision**

The population of the municipality of Växjö grows by approximately 1,000 residents per year. Therefore, we need to expand and develop at the same pace as the town grows. Furthermore, understand the requirements that exist and continue to make the town an attractive place to visit and to live in by, amongst other things, satisfying the demands for suitable homes.

Torparängen is a new city development project in Växjö where the development of 250 homes is planned – distributed into buildings for multiple occupancy (apartments) and terraced housing. In addition to residential homes the area will also have a new cemetery, a local park including the existing allotments areas and a completely new pre-school.

Torparängen is surrounded by a lovely natural landscape. Our goal is to develop the natural landscape that exists today and create a new local park, with space for fitness activities, playground and flowering greenery. Below the old football pitch, by Södra Bergundasjön, one will be built to become a pleasant meeting place for residents of the area. Torparängen will be accessible via two new access points from the main road Torparvägen.

The aim is to satisfy a requirement for new homes located close to the lake, where the natural landscape constitutes an important part of the character and environment of living in the area.

## **The Area**

Torparängen is located beside Södra Bergundasjön, some 3 kilometres south of the centre of Växjö and will become part of Växjö city's concentrated residential area project. Since the beginning of the 1980s the area has been the home ground of the football club Växjö BK. The opportunity opened up for a possible alternative use of this land when Växjö BK relocated

away from the area. Apart from a football pitch, today the area is made up of an allotments area with surrounding forest environment.

## **The Torparängen environment**

Torparängen is old agricultural land. Many places still display traces of stone cairns, overgrown pasture land, a large number of cherry-trees and crofts (Torp). The crofts were built for crofters who worked on the Theleborg estate. Some of the crofts were given their own names, such as Lybäck and Hamburg. Three crofts are still standing within Torparängen and these are Furutå, London and Lybäck. The London croft today a dog kennel and in Lybäck there is a café.

## **New timber-construction arena**

Through the years, Växjö has created a profile as a modern wooden-built city. By actively working together with Linnaeus University and different building contractors the municipality has attempted to increase the number of buildings for multiple occupation using wood-frames. With the Torparängen project this collaboration continues. A new arena is created here, when it comes to research of wooden buildings and where Linnaeus University is now able to study the whole process – from planning to completed homes.

Linnaeus University will, by means of 11 sub-research projects, follow Torparängen from planning to completed residential area. The building contractors associated with Torparängen will construct the buildings in close collaboration with Linnaeus University. The starting point being to discover mutual areas of research collaboration that will help both the building contractor in his role as a constructor of wooden houses and to drive research forward. Over a period of 3 years, research will highlight areas such as procurement, projecting, logistics, construction and the end customer's experience of their new home.

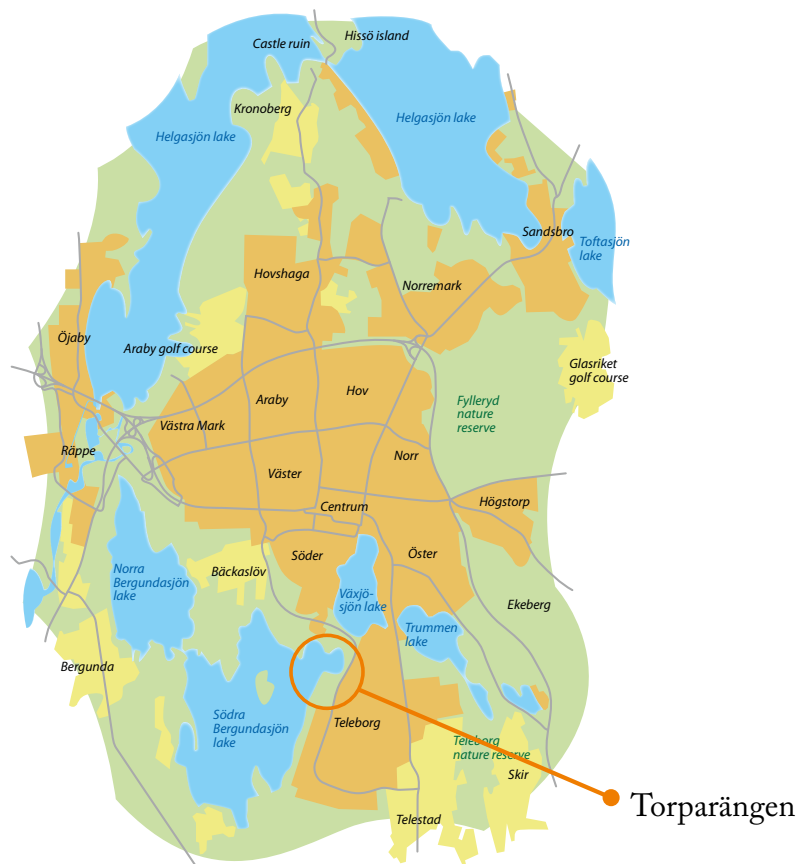
## Planned projects on Torparängen 2017-2020



1. **BOIVIERAN** 54 apartments, condominiums, housing for seniors.
2. **OBOS/MYRESJÖHUS** 10 terraced houses, property rights.
3. **SVERIGEBOGÅRDEN** 13 terraced houses, condominiums.

4. **DEROME** 153 apartments, condominiums, rental apartments and property rights.
5. **ARKETYPHUS** 14 semi-detached houses, property rights.
6. **FAGNES** 23 terraced houses, condominiums.

7. 6 plots to be sold for one-family houses
8. Preschool for 80 children and 38 rental apartments
9. An allotment area
10. A new neighborhood park
11. A new cemetery



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