



PRESS RELEASE

Winning design selected for timber hybrid quarter Timber View in Mainz Zollhafen

- **einszueins Architektur ZT succeeds in competition with six architectural firms**
- **High-profile jury**
- **184 apartments with around 13,570 square meters of living space on the banks of the Rhine**
- **Sustainable living through wood hybrid construction and innovative energy concept**

Mainz, 31.05.2023. With the Timber View residential quarter, UBM Development AG is already building the second innovative timber hybrid project in Mainz Zollhafen after the Timber Peak office building. The company is thus continuing its "green. smart. and more." strategy, and aims to become the largest developer of timber buildings in Europe.

In December of last year, six architectural firms presented their designs in an anonymous competition to a high-profile jury chaired by Munich architect and urban planner Axel Frühauf. After two selection rounds, Johannes Kaufmann und Partner from Dornbirn was awarded third place and the offices of sps architekten zt from Thalgau and einszueins architektur ZT from Vienna were each awarded second place. The latter two were thus invited to a revision round in February of this year, which einszueins architektur ZT ultimately won.

"The design by einszueins architektur is not only convincing due to its efficient structure, but it is also easy to implement from a timber construction perspective," says Managing Director Werner Huber of UBM Development. "Particularly successful is the barrier-free access to the individual houses via a common green inner courtyard, which lends itself to a variety of shared uses, the flexible grid of the different apartment types and the clear establishment of an identity to the street."

Katharina Bayer, partner of einszueins architektur ZT GmbH, says: "Timber View forms a high-quality ensemble in terms of design at Zollhafen Mainz, which makes timber construction tangible, fits well into the urban context and meets maximum ecological requirements. The concept makes sustainability perceptible to the senses. Wood characterizes the residential floors both inside and out, and the courtyard is intensively landscaped to create a communal green oasis for the residents."

Diverse range of housing and innovative energy concept

The proposed design divides the new Timber View residential quarter into seven buildings with a total of 184 apartments, which together offer around 13,570 square meters of living space in a prime waterfront location.

A green gateway marks the main access to the neighborhood from the Loop. Modified shipping containers will be placed along the pathways from the inner courtyard to the adjacent harbor basin to the south, which can be used by the residents collectively as harbor lounges and represent a homage to the history of the harbor. The apartments, 46 of which are designed to be barrier-free, are almost equally divided into one to four rooms in order to create space for different lifestyles. In addition, a number of 5-room apartments including three penthouses are planned on the buildings located along the waterfront. The 3.5-meter grid

on which the residential concept is based combines the requirements of timber construction with a high degree of flexibility and allows for short- or long-term changes of use without major conversion.

The innovative energy concept for Timber View relies on district heating, air-to-air heat pumps and photovoltaic systems on the green roofs, thus ensuring the greatest possible independence from oil and gas. In addition to the required 149 parking spaces, the underground garage also offers sufficient space for bicycles and a mobility point for sharing services such as e-bikes or cargo bikes.

The jury

The jury panel for the final selection round consisted of: Axel Frühauf, architect and urban planner (Chair), Priska Jungbauer, architect (Zollhafen Mainz GmbH & Co. KG), Philipp Raupach, architect (UBM Development), Axel Strobach, architect (Head of Urban Planning Office, Mainz), Prof. Carola Wiese, architect (member of the Quality Council Zollhafen Mainz) and Thorsten Straub, architect (Urban Planning Office Mainz). Werner Huber, Managing Director, UBM Development Deutschland GmbH, Sabine Lennarz UBM Development GmbH, Frankfurt am Main and the Head of Timber Construction and Green Building Bernhard Egert, UBM Development GmbH, Vienna participated on behalf of UBM. The process was supervised by Christof Kullmann, a:dk Architekten, Mainz.

UBM Development is one of the leading developers of timber construction projects in Europe. The strategic focus is on green building and smart office in major cities such as Vienna, Munich, Frankfurt or Prague. The company's platinum rating from EcoVadis and prime status from ISS ESG confirm its consistent focus on sustainability. With 150 years of experience, UBM offers all development services from a single source, from planning to commercialization. The company's shares are listed on the Prime Market of the Vienna Stock Exchange, the segment with the highest transparency requirements.

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