

## KIM residential and commercial development / construction site 4.1



### SHORT DESCRIPTION

The One Company project 'KIM' is being built in Winterthur Neuhegi near Neuhegi railway station. A total of 208 rental flats are being built with public-oriented uses on the ground floor.

### THE PROJECT

From the first floor upwards, a timber construction will be realised by Implenia Holzbau. The façade in the inner courtyard and on the street side of the upper floors will be a rear-ventilated lightweight construction with bonded clinker brick slips, while the street-facing ground floor will have a prefabricated concrete façade.

The entire planning and construction is being carried out using BIM (Building Information Modelling).

### SERVICES IN DETAIL

Execution as general contractor Implenia Schweiz AG, Buildings Prime, Dietlikon

## CHALLENGES

Due to the workshop planning of timber construction using BIM as well as the low tolerances in the execution, a relatively timely detailed execution planning is required.

## SUSTAINABILITY

The client is aiming for Minergie-P certification and is relying on strong thermal insulation, good air tightness of the building envelope and a photovoltaic system on the roof of the building.

## FURTHER INFORMATION

Photos: Jusuf Supuk

## FACTS

<b>Location</b>	Neuhegi , Winterthur , Switzerland
<b>Status</b>	completed
<b>Construction volume (value of our services)</b>	82 M CHF
<b>Start of construction</b>	June 2019
<b>Completion</b>	April 2022
<b>Building owner</b>	Swiss Life AG, Zürich
<b>General management</b>	Implenia Schweiz AG
<b>Project management</b>	Implenia Schweiz AG
<b>Architect</b>	BDE Architekten GmbH, Winterthur
<b>Construction management</b>	Implenia Schweiz AG
<b>Plot size</b>	6400 m <sup>2</sup>
<b>Number of upper floors</b>	7
<b>Number of basement floors</b>	2
<b>Number of flats</b>	208
<b>Construction management</b>	Implenia Schweiz AG
<b>General contractor</b>	Implenia Schweiz AG
<b>Measurement, control and regulation technology (MCR)/Building automation (GA) planner</b>	Planovita, Gisikon/Opfikon
<b>Heating-ventilation-air-conditioning-sanitary (HVACS) planner</b>	Planovita, Gisikon/Opfikon
<b>Heating Ventilation Air Conditioning (HVAC) planner</b>	IBG Engineering AG, Winterthur

<b>Fire protection planner</b>	Pirmin Jung Ingenieure AG, Rain
<b>Civil engineer</b>	Jauslin Stebler AG, Winterthur
<b>Building physicist</b>	Pirmin Jung Ingenieure AG, Rain
<b>Timber construction</b>	
	Pirmin Jung Ingenieure AG, Rain

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## SUSTAINABILITY



Minergie-P

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## SERVICES

- New constructions
- Timber construction
- Modular construction
- Carpentry
- Building technology planning



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<https://implenia.com/en/references/detail/ref/kim-41/>

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