

Schweighof Kriens

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Further information
www.2000watt.ch/schweighof



Schweighof: a blend of tradition and modernity

In Kriens, a 67000 square metre site owned by the heirs of Eugen Theiler-Buholzer, an estate in co-ownership, is being developed into an urban centre offering residential property for between 1200 and 1800 people and service areas that will create 1200 to 1500 jobs. This project is being carried out by the landowner together with a select group of investor partners.

For the estate, it is extremely important that the land, which it has owned for over a hundred years, should be put to a sustainable use. It would like to see the sense of tradition combined with a bold approach to shaping the future. Responsibility, participation and a long-term view are central features of the Schweighof philosophy. The intention is to create added-value for the investors, for the users, and for the site and the region as a whole. The heart of the Schweighof site is to be the centrally located "Main Square". All around are loosely connected residential buildings in a

parkland setting. The range of properties is characterised by a mix of various types and qualities of housing. The whole site is an inviting pedestrian precinct and the open-air ambiance is enhanced by walkways throughout.

The challenge for the overall energy concept is to achieve the best possible result in less than perfect circumstances (such as the subsoil and the absence of major heat suppliers close at hand). The hope is that the Schweighof development will in due course serve as a model for other projects.

Pre-investments that pay off!



Guido Cavelti
Project Coordinator Schweighof,
BHP Bruggler and Partners AG

“ Before starting anything, the owner entered into a dialogue with the authorities and industry professionals to develop a concept for the Schweighof site which would take into consideration the notions of responsibility and participation cherished by the estate. Among other things, this found expression in the careful selection of the investor partners, all of whom are interested in a long-term commitment. A further expression of this sense of responsibility is the “2000 Watt Site” label. This constitutes an overall framework for the partici-

pants and strengthens the credibility of the total product. Striking the right balance between the different claims is not always easy. Nevertheless, the related pre-investments will pay off in the long run. That is the firm belief of the participants in the project.



Facts and Figures

SITE
Schweighof

CITY
Kriens

AREA
6,7 ha

NUMBER OF BUILDINGS
21

WEBSITE
www.schweighofpark.ch

TYPE OF USE
Mixed-use site

ENERGY STANDARD
Minergie

HEATING
Heat pump

HOT WATER
Heat pump

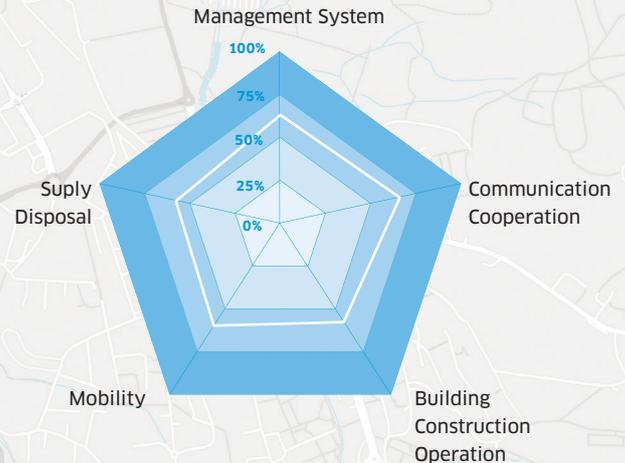
COOLING
Free-cooling ground water

ELECTRICITY
CH consumer mix
Hydroelectric
Photovoltaic

Results of 2000-Watt set of criteria

The spider chart shows what percentage of the energy potential of the Schweighof site is being exploited. In order to be granted certification as a "2000-Watt Site", at least 50% of the potential must be achieved.

The Schweighof site has achieved 61%.



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PROPERTY DEVELOPER
INVESTMENT CONSORTIUM
SCHWEIGHOF, KRIENS
Verena Theiler
041 340 96 53
verena.theiler@bluewin.ch

Partners of IC Schweighof: Luzerner Pensionskasse, PKG Pensionskasse, Ringpark AG/Linsi AG, Schweighofpark AG, St. Anna Stiftung, Suva

DISTRICT AUTHORITY
DISTRICT OF KRIENS, ENVIRONMENT
AND SAFETY DEPARTMENT
Didier Lindegger
041 329 64 62
didier.lindegger@kriens.ch

2000-WATT DISTRICT CONSULTANT
AMSTEIN+WALTHERT AG
Urs Vogel, Tel.: 044 305 91 11
urs.vogel@amstein-walthert.ch

Highlights

- The Schweighof site will be supplied with hot water and cooling from renewable energy sources.
- All of the new construction will be built to comply with the Minergie standard.
- Grey Energy – i.e. the energy used for the production of building materials – is to be kept to the minimum possible.
- The Schweighof site is well integrated into the public transport system and is situated right next to the Mattenhof S-Bahn stop. The journey into Lucerne city centre takes only five minutes.

Status of the project

- The Schweighof site has been under development since 2008. The investor consortium was established in the autumn of 2012.
- The urban planning concept and the design plans were approved in 2012 and the new special building regulations in 2013.
- In the summer of 2013, the investors began to put the architectural competitions for their construction sites out to tender.
- The aim is to complete the Schweighof site by around 2020.
- The groundbreaking ceremony for the building complex took place in January 2015.

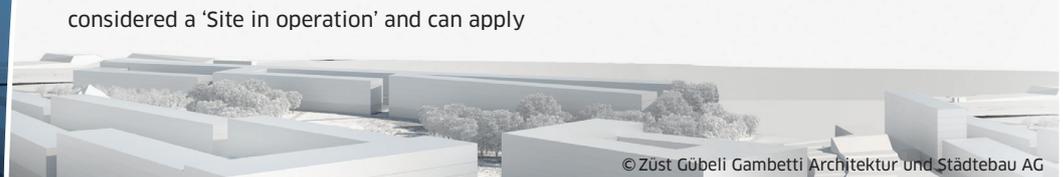
What does the '2,000-Watt Site' certificate represent?

Certificates for '2,000-Watt Sites' are awarded to housing developments that use resources sustainably in the construction, operation and renovation of their buildings, and in the traffic they generate.

The Swiss Federal Office of Energy (SFOE) and the 'Energistadt' association award this certificate in two stages, the first being for 'Sites under development'. The next stage is reached when construction has progressed to the point that at least half of the total living space is in use. The development is then considered a 'Site in operation' and can apply

for a new '2,000-Watt Site' certificate. Actual operating values are then measured to determine whether the Site fulfils the necessary criteria for certification.

This certification was developed as part of the SwissEnergy programme, with which the SFOE promotes national energy policy implementation, specifically in the areas of energy efficiency and renewable energy. Through a sub-programme called SwissEnergy for municipalities, the SFOE systematically supports projects on a communal level.



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