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Onderwerp: **Newsletter Ravel**

Dear resident, business owner or other interested party,

The future green and low-traffic residential area Ravel, located to the east of Beethovenstraat, will be taking on its intended shape more and more in the upcoming period. After tidying up the underground pipes and cables, we will start building homes and facilities. But before that, we will construct a road that will connect the neighbourhood on the north side, Maurice Ravellaan. With this letter, we are informing you about the status of these activities.

#### **Maurice Ravellaan**

The preparatory work for the construction of the new Maurice Ravellaan and the canal, such as tidying up and setting up the construction site, will start in July. We will then start the actual construction work after the summer. First, we will build a bridge to the sports park "Goed genoeg". During these building works, the main entrance to the sports park will temporarily be out of use, so an alternative entrance will be created on the east side of the clubhouse. We will then build the quay wall along Ravellaan and dig out the canal. As soon as the bridge to the sports park "Goed genoeg" is finished, it will serve as the entrance for cyclists, pedestrians and suppliers.

At that point, we can construct the quay wall and canal between the new bridge and Antonio Vivaldistraat. Following that, we can then construct Maurice Ravellaan. This will be done to a very high standard. The paving for example will consist of natural stone, and the street will be lined with street furniture that was especially designed for Zuidas. All in all, the activities will take about a year and a half to complete. We will be working from Monday to Friday between 7:00 am and 7:00 pm.



*Impression Ravellaan*

### Children's Campus

Next year, it will be ten years ago that the Zuidas Children's Campus moved into a temporary building in the Ravel residential area. In the meantime, the campus has been relocated and extended. Now, the primary school with a nursery and gymnasium will find a permanent home in Ravel. In 2025, the school will move about 100 meters to the west, to where the old nature playground was until recently located. The building, which is yet to be constructed, will feature sand-coloured bricks, wooden cladding on the facades and wooden window frames and it will contain 22 classrooms, accommodating up to 520 pupils in total.

The entrance and foyer will be clearly visible from the neighbourhood square. Beside the foyer, there is also room for a theatre on the ground floor of the building. And as the ground floor is four metres high, there is enough space to create a mezzanine floor. Moreover, the building will be future-proof – by using flexible partition walls, the rooms can be adjusted to meet the children's and the school's own requirements. Construction of the new Children's Campus will commence early in 2024. The building will be completed in the summer of 2025.



### *Impression Children's Campus*

### Tendering for Plots C and D has started

At the end of April, the public tendering procedure for the joint development of two plots in Ravel, C and D, was kicked off. The invitation to tender was published on a digital marketplace, TenderNed. Interested parties can submit their proposals up until 12 July. The City of Amsterdam has presented parties with the challenge to come up with designs for two energy-efficient buildings that blend into both the lively Beethovenstraat environment and the more sedate atmosphere of the future green and low-traffic residential area. Together, the plots should accommodate at least 63 homes in the social housing sector (Rochdale), about 85 mid-price rental apartments, office space and facilities, including a supermarket. We hope to announce which party will be developing the buildings on plots C and D in early 2024. The construction is expected to commence in the second quarter of 2026.





### **Tender for Plot A Tic-tac-toe**

The tender for Plot A, for homes according to the Tic-tac-toe design (75 mid-price rental apartments and 14 multifunctional spaces) was awarded to developer Edwin Oostmeijer in November 2021. The developer and the associated architectural firm VMX Architects are now working on the details of the definitive design. When finished, the design will be assessed by the local council.



*Impression Tic-tac-toe*

### **Ravelly**

Rochdale is currently finalising the definitive design for the Ravelly building. This will consist of 75 social housing apartments, of which 29 are earmarked for families. A nursery, affiliated with the adjacent Children's Campus, will be housed in the plinth of the building. Rochdale is currently preparing the application for the environmental permit. The plan is that construction, which will last about two years, will start around the very end of 2023.



*Impression Ravelly*

### **The Valley, spatial layout for Noordplein**

The temporary spatial layout for Noordplein at The Valley, near Spoorslag and Beethovenstraat, will be put in place from mid-June. At the moment, the square is paved with concrete slabs. Unfortunately, this attracts illegal parking. In the new, also temporary, layout, there will be 8 spaces for loading and unloading along Spoorslag. The remainder of the square will mostly be dedicated to greenery. The building works will take place from Monday to Saturday, between 7:00 am and 7:00 pm. The building site will be secured by fences. Cyclists and pedestrians will experience minor inconvenience due to the short detour around the building site. Zuidasdok is expected to start work on the A10 tunnel very near Noordplein at the end of 2026 or beginning of 2027. Noordplein's spatial layout will be finalised when these activities have been completed.

### **More information**

More information about the projects in your area of Zuidas can be found on [www.zuidas.nl](http://www.zuidas.nl). We hope this letter contains all the information you need. Do you have any questions relating to the newsletter? You can contact us via [www.zuidas.nl/contact](http://www.zuidas.nl/contact), or by telephone: 0800-5065. In addition, our Information Centre in the WTC building (59 Strawinskylaan) is open every Monday to Thursday between 10:00 am and 4:00 pm. Via our website, you can register for the Zuidas newsletter and sign up for the monthly guided tours.

Kind regards,  
Zuidas

Thijs Koolmees  
Project Manager