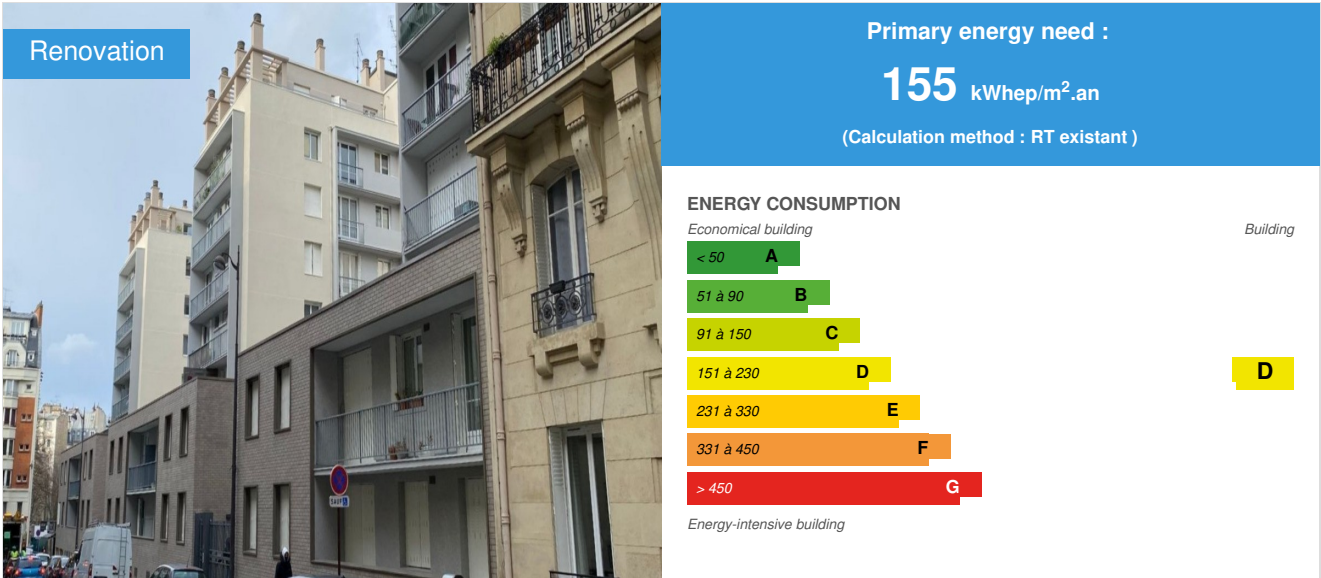


## Résidence Desnouettes - Biosourced insulation

by Philippe Alluin / © 2022-05-10 00:00:00 / France / © 1909 / FR



**Building Type** : Collective housing < 50m  
**Construction Year** : 1970  
**Delivery year** : 2021  
**Address 1 - street** : 5 rue Olier 75015 PARIS, France  
**Climate zone** : [Dfb] Humid Continental Mild Summer, Wet All Year

**Net Floor Area** : 12 343 m<sup>2</sup>  
**Construction/refurbishment cost** : 2 950 000 €  
**Cost/m<sup>2</sup>** : 239 €/m<sup>2</sup>

### General information

The real estate complex is emblematic of the urban planning operations of the 1950s: on an area of former factories, bar buildings are built according to the principle of the open block. The deterioration of the buildings naturally reflects on the image of the district.

The project uses the opportunity of energy renovation to upgrade the buildings, and in particular the architecture of the facades overlooking the public space, thus initiating a requalification of the district.

The renovation includes, in particular, the external insulation of the facades with the installation of wood-fiber-type biosourced insulation, insulation and revegetation of the low roof terraces, repair of the waterproofing, architectural enhancement of the low buildings with brick facing.

Reezome is conducting this operation as part of a project management assistance (AMO) mission, including global audit, technical design, financial engineering, project communication, financial arrangement and representation with institutional bodies.

Project management is provided by [A&M Architecture](#).

### Project owner's sustainable development approach

The project owner is committed to the preservation and enhancement of green spaces and the use of biosourced insulation.

### Architectural description

Building in the shape of a comb from 1960 with a rather sober state architecture before works, smooth facades, posts and beams without moldings. An

architectural restoration of low buildings is implemented in the project.

## See more details about this project

<https://www.construction21.org/france/articles/h/des-isolants-biosources-pour-une-renovation-energetique-en-copropriete.html>

<https://www.reezome.com/nos-realisations/residence-desnouette-paris-15eme/>

## Photo credit

Photo credits : ReeZOME

## Stakeholders

### Contractor

Name : COPROPRIETE DESNOUETTES

<http://www.reezome.com/desnouettes.html>

### Construction Manager

Name : GROUPE A&M ARCHITECTURE

Contact : 01 46 04 57 55

<http://www.groupe-aetm.com/>

### Stakeholders

Function : Assistance to the Contracting Authority

REEZOME

01 41 31 51 50

<http://www.reezome.com/>

### Contracting method

Separate batches

### Type of market

Global performance contract

## Energy

### Energy consumption

Primary energy need : 155,00 kWh<sub>ep</sub>/m<sup>2</sup>.an

Primary energy need for standard building : 250,00 kWh<sub>ep</sub>/m<sup>2</sup>.an

Calculation method : RT existant

Initial consumption : 239,00 kWh<sub>ep</sub>/m<sup>2</sup>.an

## Renewables & systems

### Systems

Heating system :

- Condensing gas boiler

Hot water system :

- Condensing gas boiler

Cooling system :

- No cooling system

#### Ventilation system :

- Natural ventilation

#### Renewable systems :

- No renewable energy systems

## Environment

### Risks

#### Hazards to which the building is exposed :

- Urban heat island

#### Risks measures put in place :

The intensity of heat waves has greatly increased in recent years and heat waves are more and more frequent.

Faced with increasingly harsh summer periods, the client is committed to the preservation and enhancement of green spaces and the use of biosourced insulation.

The biosourced materials used are derived from organic materials and provide high-performance phase shifting (better inertia) and thermal insulation qualities for summer comfort. In addition, and by their nature, these materials are more economical in greenhouse gases.

The revegetation of the roof terraces has been integrated into the consultation project with the co-owners. This intervention contributes to improving the thermal comfort of housing in both winter and summer. It also contributes to the retention of rainwater and the cooling of the city in periods of high heat.

### Urban environment

The condominium is located in a dense urban fabric in the heart of the 15th arrondissement of Paris, at the corner of rue Desnouettes and rue Ollier.

## Products

### Product

#### Biobased exterior insulation

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<http://www.reezome.com/desnouettes.html>

Product category : HVAC, électricité / lighting

Biosourced exterior insulation based on wood fiber panels, which also have very good breathability and excellent thermal inertia for increased summer comfort.

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#### Greening of roof terraces

<http://www.reezome.com/desnouettes.html>

Product category : Structural work / Carpentry, cover, tightness

Installation of a two-layer elastomer waterproofing complex with thermal insulation in polyurethane panels and protection by vegetation allowing the retention of rainwater and the cooling of the city in periods of high heat.

## Costs

## Construction and exploitation costs

Total cost of the building : 2 950 000 €

Subsidies : 140 000 €

## Carbon

### GHG emissions

GHG in use : 16,00 KgCO<sub>2</sub>/m<sup>2</sup>/an

GHG before use : 37,00 KgCO<sub>2</sub> /m<sup>2</sup>

Building lifetime : 60,00 année(s)

,ie xx in use years : 2.31

### Life Cycle Analysis

Eco-design material :

External insulation of biosourced facades via the installation of wood fiber panels.

## Contest

### Reasons for participating in the competition(s)

Réduction des consommations énergétiques tout en valorisant le patrimoine architectural de cette résidence.

- Rénovation énergétique et patrimoniale
- Réduction drastique des émissions de gaz à effet de serre et des consommations
- Mise en oeuvre d'un isolant biosourcé, la laine de bois sur près de 5000 m<sup>2</sup> de façade
- Végétalisation des toitures-terrasses

L'intensité des vagues de chaleur ont largement augmenté ces dernières années et les épisodes caniculaires sont de plus en plus fréquents. Le confort des copropriétaires aussi bien en été qu'en hiver est une priorité dans les projets de rénovation.

Face à des périodes estivales de plus en plus rigoureuses, le maître d'ouvrage est attaché à la préservation et mise en valeur des espaces verts et à l'utilisation d'isolants biosourcés.

Une réelle requalification urbaine a eu lieu, les entrées de la résidence ont été redessinées. La rénovation de cette résidence urbaine a été une occasion de requalifier la ville.

### Building candidate in the category



Prix du public



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