



## 19 Social Housing Units and Public Space in Palma de Mallorca

Palma de Mallorca, Balearic Islands, 2021-2023  
**Carles Oliver, Antonio Martín, Xim Moyá, Alfonso  
Reina (IBAVI)**

### Architects. Design Studio

Carles Oliver, Antonio Martín, Xim Moyá, Alfonso  
Reina  
IBAVI Architects, Palma de Mallorca, Balearic  
Islands

### Design Team. Collaborators

Ernest Bordoy, J. Oriol García, Miquel Ramon,  
Jaime Feliu, Aina Pons, Mar Amengual

### Consultants

Tomeu Alzina (engineering), DICAES (structure),  
Joan Palou (Quantity Surveyor), Carles Oliver  
(IBAVI, Project Manager), Miguel Nevado  
(Structure Project Manager)

### Developer

Instituto Balear de la Vivienda (IBAVI)  
Balearic Institute of Social Housing

### Start and Completion Year

2021-2023

### Gross Area

2 312 m<sup>2</sup>

### Sustainable Systems and materials

marès, load-bearing,

### Photography

Milena Villalba (completed work) / José Hevia  
(under construction)

### Expert committee. Outstanding Qualities

The scientific committee emphasizes the following main issues: « the proposal is the latest experiment in ecologically sustainable social housing is constructed from load-bearing sand stone (*marès*). The proposal pays attention to climate change, reducing the carbon footprint, using traditional construction systems with contemporary models, applying intelligence to achieve comfort and insulation using *algae (Posidonia)*, in short, proposing an exemplary model of housing with passive sustainability in a program of social housing. To activate inertia and regulate the high humidity of the Balearic Islands, above 70% on average, the hygrothermal materials that make up the structure are left exposed. »

### Website studio and work (link)

<https://divisare.com/projects/497492-carles-oliver-antonio-martin-xim-moya-alfonso-reina-milena-villalba-19-social-housing-units-on-rental-basis-and-public-space-in-37th-salvador-espru-st-palma-ibavi>

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