

POLITECNICO DI TORINO
Master of Science in Sustainable Architecture
Honors theses

Fattu in Sardinia, the ex Costa's tannery as a promotion center for sardinian agribusiness

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The main objective of this work is to analyze the building of the Costa's tannery located in Sassari, and through the planning, give back to the old factory a central role in the urban scenario of the city. The interest for this kind of study, comes from the purpose to try use the instrument of the architectural planning, to find a solution to the abandonment phenomenon of old industrial structures, once ended their vital cycle, are stripped of their clothes, and left slowly transform into big empty areas surrounded by the growing city. In this thesis i have developed my design idea with the aim of bring back this old factory, to represent again an economic and social center as it was. The analysis performed, starts with an historical research who aims to piece together the old events related to the building, his birth, the growth period, the fall, the owners, the Costa's family. An entrepreneurs family that comes from Santa Margherita Ligure, arrives in Sassari around the 1850's. Analyzing the cartography from the XIX century, i retraced the growth of the factory inside the urban context, that for the first time since XIV century had the possibility to expand over the medieval walls. To understand deeply the tannery building, i have then proceeded to study, using manuals and bibliography from the beginning of the XIX century, the tanning process, his history, the tools, the techniques and the raw materials until the beginning of the industrial revolution. I was able to read the internal spaces of the building, I could guess the links and understand the leather's path inside the factory. It started from the ground floor, and then it went upstairs, through a precise and organized route. The tannery failed in 1936, and from that moment it began the abandonment of the construction, who ended in the 70's, when a large number of busyness took place inside the old fabric. The building got divided into small spaces that where functional to the new activities. Everything finishes definitely in the night between 5 and 6 september 1985, when a fire destroyed completely the interior, and the covering, leaving only the big exterior walls and the ground floor attic. The take-over inside the structure, gave me the opportunity to compare the plants dated 1940, with the actual situation. The photographs took inside helped me study precisely the structural system, the material composition of the walls, and the interior spaces decays status.

The objective is to restore the original aspect to the building as far as it's possible, preserving the elements that survived the disaster. The study of the redevelopment comes from the idea of finding a solution that can actually improve the actual situation through the sustainability concept, meant as economic social and environmental. I choose to analyze the economic situation of the sardinian agriculture sector, fell in a deep crisis since decades. Assisted by professional agriculture figures, i tried to understand what are the possible proposals to raise this sector and give a sustainable development chance to sardinia and his people.

3d Animation

<https://www.youtube.com/watch?v=UmzL3bCPxw0&list=UU10KOPg0FC-1ad1kcq6lY-g>



Postcard showing the original aspect of the fabric, first decade XX century



Photography showing the actual aspect of the building after the fire



Project render showing the aspect of the main facade

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