



POLITECNICO  
DI TORINO

# Honors thesis

---

Master of Science in Sustainable Architecture

*Abstract*

**Amman cotton mill in Pordenone.  
From disused factory to cultural center.  
Recovery proposal.**

*Tutor*

Prof. Daniele Regis

*By*

Filippo Enna

*Correlator*

Arch. Roberto Olivero

Prof.ssa Cristina Coscia

26 February 2021

The work is inspired by the need, strongly felt by the territory of Pordenone, for a recovery project that gives new life and function to the former Amman cotton mill, a late 19th century complex of historical and architectural value, and, due to its logistic position, to give a positive benefit to the town of Pordenone.

The key steps of the project can be summarized in four phases. The first phase, cognitive, consists of an accurate and deep historical analysis of the former factory; various historical sources, both graphic and textual, have been consulted in libraries, public and private archives. Among the latter, two proved to be very important and useful as well as the meeting with the owners: the first with Count Edoardo Amman, great-nephew of one of the two founders of the complex, the second with Gino Argentin, an historian of Pordenone. Two important inspections have also enriched the knowledge of the site, of the hydroelectric power plant and of its water channels.

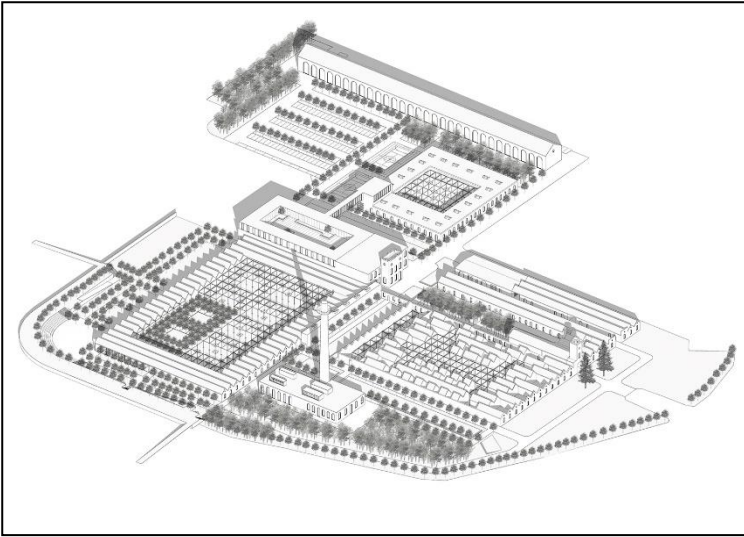
The second phase concerns the design aspects of the thesis in question. It was decided to make a deep study on several examples of the recovery of former industrial sites, with particular regard to those interventions that present the coexistence of different functions in their intended use.

The third phase concerns aspects that regard the recovery of the complex. In order to acquire useful elements to give concreteness and feasibility to the project, I interviewed Cristina Amirante, town planner of the Municipality of Pordenone: I learned the intention of the Administration to realize a public-private partnership. Furthermore, I have acquired at the municipal offices some data concerning the economic part, in particular the costs to be incurred for the reclamation and safety of the area. In parallel, I had a meeting with Gianluca D'Incalevis, creator and superintendent of contemporary dolomites, who also deals with the recovery of abandoned industrial areas, with whom it was possible to ask for advice and acquire more practical notions about future actions on the project.

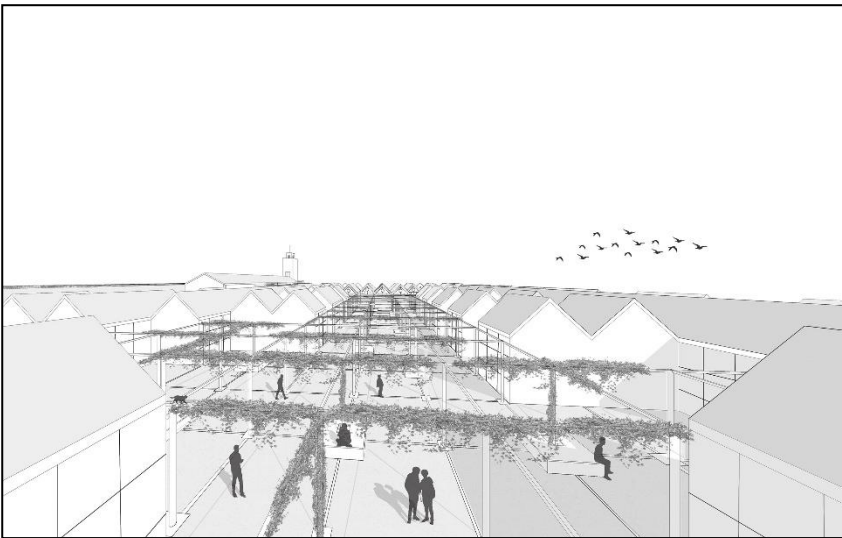
The fourth phase concerns the actual recovery project with the primary objective of the enhancement of the site from the historical, architectural and landscape point of view. It was tried, as far as possible, to restore the original appearance of the production plant. The compositional choices have consistently followed the seriality and severity of the historical building elements, which characterized the former factory, such as the cast iron columns of the sheds. The different uses that have been attributed to the complex are based on choices that also take into account the needs of the town: to do this, a structural framework and a SWOT analysis have been identified.

The thesis ends with a cost and revenue analysis simulating, through an Excel spreadsheet, a possible investment with a management that involves both the public and the private sector; three scenarios of cash flow trends (pessimistic, cautious, optimistic) have been hypothesized, allowing in this way to draw real evaluations on a possible recovery of the area.

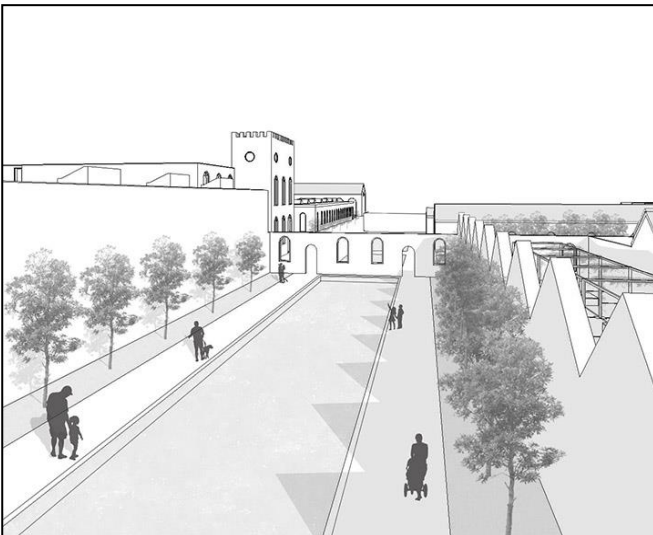
The present work, finding the right synergies, could be the basis for a project of interest for the city of Pordenone.



3D view of the project.



The university residences.



The recovery of the water channel.