

# Laumière Substation. *paris 19*

8-10 Rue Armand Carrel

*Located next to the 19th arrondissement town hall, the Parc des Buttes-Chaumont and the Bassin de la Villette, this lot acquired by the City of Paris in 1908 is the site of a building constructed in 1909 and which was used as an electrical substation. This building has been decommissioned since 1999.*

*The property offers interesting innovation possibilities under the framework of mixed-use development projects, especially with the use of a 300-plus-sqm basement level.*



**Programming/possible future uses:** no restrictions.

**Type of property transfer proposed:** two possibilities: transfer of property or long-term lease.

**Owner:** City of Paris.

**Cadastral reference:** EO 29.

**Surface area of lot:** 489 sqm.

**Surface area of overall floor space:** 790 sqm including 370 sqm at the basement level.

reinventer.paris

# Laumière Substation. *paris 19*

8-10 Rue Armand Carrel



## Existing structure(s)

The building, constructed using traditional masonry techniques, is typical of industrial structures built for electrical facilities in the early 20<sup>th</sup> century.

## Current occupation

The building is vacant. However, it includes a public distribution station and cable utility tunnels in its basement.

## Urban context

Located in the neighborhood of the 19<sup>th</sup> arrondissement town hall and the Parc des Buttes-Chaumont, the current construction was built by J. Hermant in the early 20<sup>th</sup> century, using architectural principles typical of those found in electrical coupling centers built in Paris at that time.

## Access (all options)

Metro – Jaurès (lines 5 and 7bis) station; bus lines 26 and 48.

# Laumière Substation. *paris 19*

8-10 Rue Armand Carrel

## Regulatory ordinances

### Local City Plan (PLU)

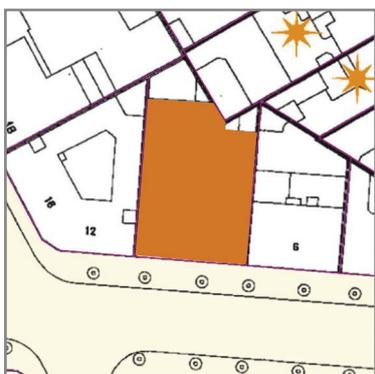
- General urban zone
- Incentive sector for mixed-use development

### Protective/public easements

- Historical Monument protection perimeter
- Former quarry zone

### Flood Risk Prevention Plan (PPRI)

- None.



## Specific constraints

- Facilities used for public electricity distribution services to be integrated into the project: anticipate drawing up a mixed-use property description.
- Structural disturbances with neighboring buildings.

