



## Maarten Polkamp

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### SUMMARY

Architect, construction manager and real estate developer focused on the realization of high-quality buildings that improve the vitality of our cities. Passionate about addressing cultural and climate-related challenges through smart interventions in the built environment. Certified Passive House Designer. Former Board Member and Vice President of the Royal Institute of Dutch Architects. Track record as an entrepreneur at the helm of multiple thriving businesses, including Brightside Architects, Firma230 and Happycity. Since founding Brightside Architects 18 years ago, the firm has realized 75+ public, commercial and residential buildings located throughout the Netherlands. Since its inception in 2020, Firma230's multi-tenant building has become home to a community of 12 commercial organizations. In five years' time, Happycity has initiated seven real estate development projects, both for the market and for its own portfolio.

### EXPERIENCE

#### **BRIGHTSIDE ARCHITECTS**

**Rotterdam, 01/2005 – Present**

*Brightside Architects (founded in 2005 as Personal Architecture) is a progressive Rotterdam-based architecture firm, dedicated to creating a better built tomorrow: daring designs, healthy building, happy people!*

#### **Founder | Owner | Architect**

- Designed and built 75+ public, commercial and residential buildings located throughout the Netherlands, with typical project budgets ranging from € 0.5 - 8 million.
- Built and continue to lead a team comprising eight architects and designers active in architectural design, project realization, property development and (climate) research.
- Engage with a diverse portfolio of clients to understand and articulate their needs, then carefully translate those needs into designs and subsequently carry those plans to fruition.
- Introduced new methods for using virtual reality throughout the design process to improve the efficiency and quality of product and process for clients, end users, contractors and advisors.

#### **FIRMA230**

**Rotterdam, 01/2020 - Present**

*Firma230 is a multi-tenant office building with shared facilities, two restaurants and seminar spaces. Tenants share a love for the city of Rotterdam and actively contribute to building and maintaining the Firma230 community.*

#### **Co-founder | Director**

- Developed the multi-tenant concept for a 1952 former warehouse building in the centre of Rotterdam that was no longer competitive and had been empty for 6+ years. Supervised the transformation of the building, including budgeting, contracting and construction management.
- Responsible for the exploitation of the building, including the rental of 1,600 m<sup>2</sup> of office, restaurant and seminar spaces to 12 commercial tenants.

## HAPPYCITY

Rotterdam, 11/2017 – Present

Happycity is a Rotterdam-based real estate development initiative focused on small-scale, high quality projects. We work to improve the vitality and sustainability of our cities, one building or city block at a time. Happycity develops both for the market and for its own real estate portfolio.

### Owner | Developer

- Developed seven residential, commercial and mixed-use real estate projects with an investment sum of € 0.5 - 3 million.
- Oversee Happycity's real estate portfolio, including financial management of investment activities, as well as the development and execution of maintenance plans.
- Collaborate with co-investors, contractors and local authorities to realize projects that meet the long-term needs of communities, ensuring delivery on time and within budget.

## BNA

Amsterdam, 01/2014 – 01-2021

The Royal Institute of Dutch Architects (*Branchevereniging Nederlandse Architectenbureaus*) is a network organization that supports Dutch architectural firms and contributes to the debate on the role of architecture in society.

- Arbitration Supervisory Board 07/2023 – present
- Vice President of the Board 10/2018 – 01/2021
- Chairman of the Financial Committee 03/2018 – 01/2021
- Board Member 01/2015 – 01/2021
- Board Member Rotterdam Area (Kring Rijnmond) 01/2014 – 06/2015

## AN ROTTERDAM

Rotterdam, 01/2008 – Present

The 'Architecten Netwerk Rotterdam' (formerly BNA XS-Rijnmond) is a network of architectural firms from the Rotterdam-Rijnmond region that come together to facilitate knowledge sharing, professional education and entrepreneurial development. Brightside Architects is a long-time member and organiser of events, excursions and lectures.

## EDUCATION

### Delft University of Technology (TU Delft)

Delft

- Bachelor of Science 09/1997 – 09/1999
- Master of Science, Architecture 09/1999 – 09/2004
- Master of Science, Real Estate & Housing 09/1999 – 09/2004

### Passive House School Ltd.

Sofia

- Professional education course for certifying as Passive House Designer 01/2024 – 04/2024

### Nova College

Nieuwegein

- Professional education course in Construction Management (Directievoering) 2011

## ADDITIONAL INFORMATION

### Languages

- Dutch (native), English (full professional), German (working proficiency)

### Interests

- Travel, fine arts, performing arts