Campus Sartorius in France

Development of an evolving master plan and design of a mixed architectural and landscaping complex.

CLIENT

Sartorius Stedim Biotech

TEAM

Patriarche (Architecture, Interior Design, Landscape, Urban Planning, Prefiguration, QEB, BIM, Engineering TCE, Economics)
Autumn | Patriarche : (General contractor)
Partners :
Carré bleu, Vinci Construction, Socotec
Credits:
3D pictures: © Patriarche
Photos : © Denis Caviglia, © Romuald Nicolas

KEYPOINTS

Laboratories, ISO 7 clean rooms.
Logistics platform.
Robotic pallet stacker.
ICPE standards.
Double-glazed façade.
Atrium.
Landscaped campus.
Vegetated canopy.

SUSTAINABILITY

2,200 photovoltaic panels.
Multicriteria environmental certification: BiodiverCity and HQE BD Excellent for both the office and logistics buildings.
Timber frame façades.
Free cooling.
Hydraulic transparency.

The Sartorius Stedim Biotech campus project in Aubagne is part of a growth and modernization dynamic for biotechnological infrastructures. Located between the majestic Sainte-Baume and Saint-Cyr mountain ranges, at the heart of the Plaine des Jouques business park, this site specializes in the development and manufacturing of sterile solutions for the pharmaceutical industry.

Our teams were tasked with designing an evolving master plan specifically tailored to the biotechnology sector.
The campus includes cleanroom production areas, a logistics and storage platform, as well as the offices for the group's French headquarters.

Our goal is to create a functional, aesthetic, and environmentally friendly campus that fosters creativity and innovation. The construction on an occupied site is organized in several phases, from the development of the master plan to the progressive construction of buildings, ensuring optimal execution and continuity of operations.

Typology
R&D & Laboratories, Offices, Industry

GFA
65 000 m²

Construction cost
86 M€

Location
Aubagne, France

Status
Delivered in 2025

Project delivery
Private

Reinventing space for a sustainable campus

An innovative and sustainable campus, with sleek and timeless lines, where architecture and nature meet to foster creativity and efficiency.

The project aims to redevelop an 11.5-hectare industrial wasteland, of which 6 hectares are in a flood zone, into a dynamic landscaped campus dedicated to biotechnology. The creation of a 10m x 300m truck access road reconnects the site to the road network, ensuring smooth and efficient logistics.

The architectural and landscaping offerings of the campus are structured around major axes designed to optimize the functionality of research, production, logistics, and support processes.

Special attention has been given to the overall architectural design of the campus, allowing each function of the program to be seamlessly integrated into a harmonious and coherent environment. This approach ensures an architectural ensemble in line with the guidelines of the master plan, creating a functional campus that is rooted in its surroundings.

The landscaping design, inspired by the field of biotechnology, is organic and cellular, with pedestrian pathways interspersed with ovoid landscape swales that facilitate soil de-paving and rainwater infiltration.

Diverse programming of a multifunctional and cohesive campus.

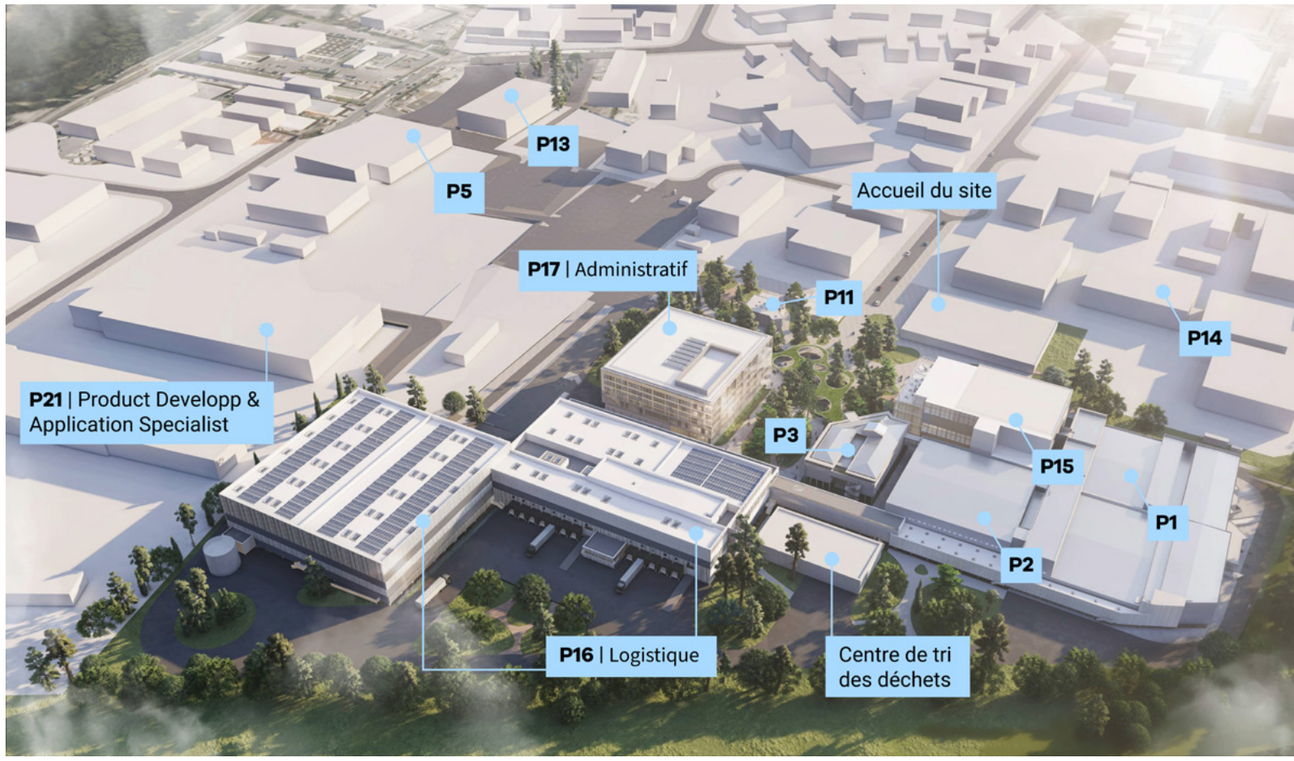
The campus stands out for its diverse programming, integrated into the site in a coherent and organized manner.

Building P16 is an extension of the existing production facility, incorporating an automated pallet storage warehouse (stacker crane). Elevated on stilts to ensure hydraulic transparency in case of flooding, it includes 10 loading docks with automatic levelers. The fire-resistant walls and façades meet safety standards, and the site is classified as ICPE section 1510 for the storage of combustible materials.

The 20-meter-high warehouse façades are clad in metal siding and louvered panels. The building is equipped with PVC waterproofing, 2,200 solar panels, and 50 air-compressed skylights, contributing to its energy efficiency.
On the campus side, a 120-meter curtain wall with adjustable sunshades (BSO) beneath horizontal metal bands adorns the warehouse while ensuring sun protection.
Lastly, a 130-meter “connector” corridor building will link this logistics complex to the existing building.

The office spaces, spread across three levels, include a quality control laboratory on the ground floor, a landscaped office plateau on the first floor, and meeting rooms as well as a cafeteria on the second floor. A 500 m² cleanroom on level L7, with two airlocks for raw materials, a rotary door, and a staff airlock, ensures optimal working conditions.

Divided into three main sections, the French headquarters of the group aims to redevelop and reorganize the existing site by constructing new buildings to complement the current infrastructure.



Building P17, the emblem of the campus, is a four-story glazed cubic volume (50m x 50m x 20m). Its double-skin façade, composed of wood and aluminum modules and extra-clear glass, offers panoramic views and a mirror effect that reflects the surrounding mountains.
This double skin also acts as a windbreak.
At the center, a 20-meter-high atrium provides natural light and connects the floors under a shed roof. The glazed walkways are linked by metal floating staircases, and a light oak bleacher animates the base of the atrium.

The ground floor houses common spaces: an auditorium, showroom, fitness center, cafeteria, and a 300-seat restaurant, each with a semicircular terrace.
The offices, equipped with acoustic radiant metal ceilings, offer maximum flexibility and unobstructed views thanks to frameless partitions and full-height doors.
On the first floor, a conference center with about ten meeting rooms and two dining areas completes the offering of this central building.

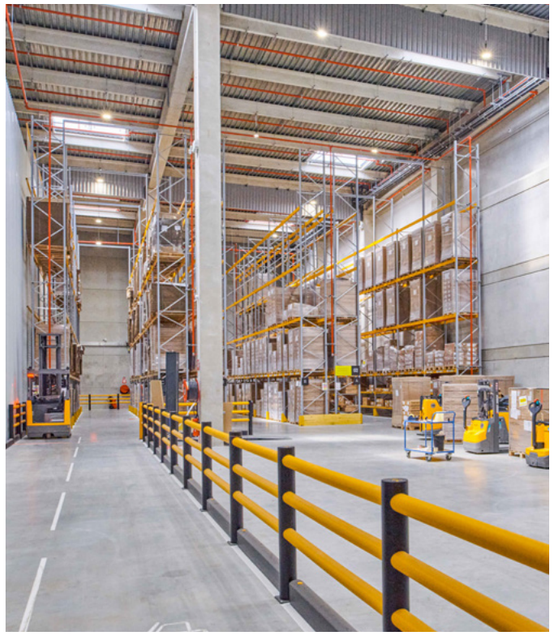
Building P0: The Visitor Reception Pavilion

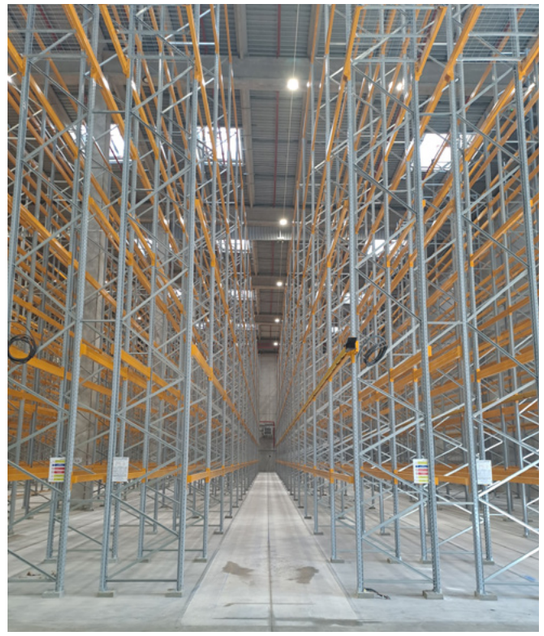
Located at the entrance of the campus, this 200m² space serves as a point of entry for visitors. It stands out with an asymmetrical roof folded along the diagonal, with the south-facing side rising toward the heart of the campus.
A large reinforced concrete canopy, coupled with adjustable sunshades, ensures solar protection for this glazed volume.

From the inside, the elevated roof offers a monumental and panoramic view of the campus, allowing a complete view of the buildings through the curtain wall glazed façades. The interior design, created with Blue Line, highlights the polished concrete floors, echoing the organic shapes of the landscaped park. The solid parts are made of timber-framed façades, in compliance with RE2020 standards.

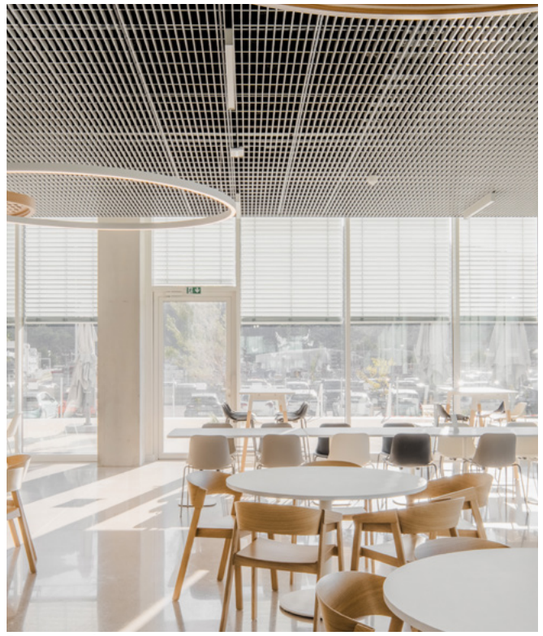
Docks - P16

Outside view - P16

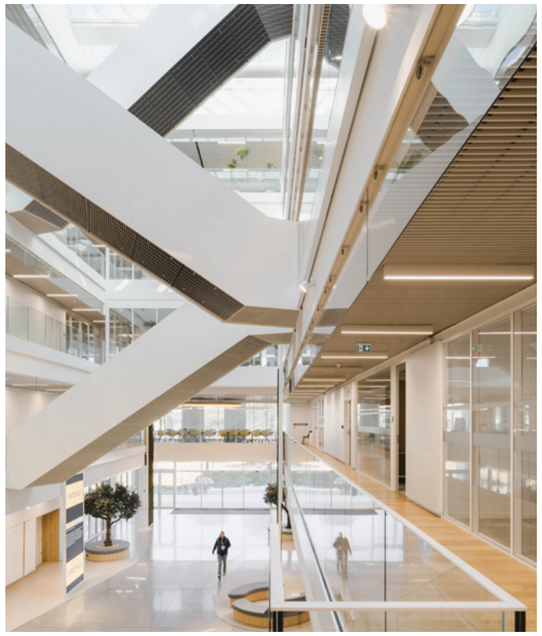




Inside views of the transstockeur and workshop



Restaurant view



Hall - P17

The landscape, at the heart of the project

The landscaping project aims to create an environment that is both functional, aesthetic, and pleasant. The goal is to provide a high-quality working environment for employees while fostering an atmosphere conducive to creativity and innovation.

In harmony with the surrounding landscape, this atmosphere is intended to be enjoyable and calming. It offers outdoor workspaces, terraces, picnic areas, and social zones. The entire campus is designed as a true living space, promoting both work and relaxation.

The heart of the campus is landscaped to provide user comfort by offering pedestrian-only pathways.

Landscaped sequences

In the heart of the site, the landscaped, pedestrian park is rhythmically divided into numerous landscape sequences. Through the strategic display of plant diversity and the treatment of pathways, the entire landscape adds a new richness to the project.

The vegetated canopy, located in the center of the campus, serves as a meeting and informal strolling space between the various buildings, while an elliptical water mirror reflects the site's floodable nature. Furthermore, 100 trees, including many pines, are planted to enhance both the biodiversity and aesthetics of the campus.

The vegetation echoes the garrigue and Mediterranean gardens, rich in scents and colors. This planting creates a pleasant environment while offering shaded and refreshing areas, in harmony with the local climate. Water management is also an integral part of the project. In fact, the water pathways (swales, basins, etc.) follow the main axis of the site.

The park is bordered by pedestrian flows to ensure both natural and fluid movement. This intuitive path guides users through the various programmed sequences:

- the bleachers (open-air amphitheater)
- the sports island (sports practice area)
- the collective games (relaxation area)
- the lunch breaks (food court)
- the plaza (landscaped space with a bassin)
- the swales (promenade)

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Status
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Project delivery
Private

NOVEMBER 2021
Start of studies.

FEBRUARY 2022
Submission of the construction permit for building P16.

APRIL 2022
Filing of the construction permit for the P17.

NOVEMBER 2024
Delivery of P16.

MAY 2025
Delivery of buildings P17 and P0.