>>SITE GOALS

> Create a campus of activity

> Plan for the people already on the site
  students, visitors, high tech workers, low income residents…

> Work contextually with the site
> Maintain a rich mix of users and activities

> Provide for a variety of spatial experiences

> Reinforce the use of the corridor as a linear open space

> Create frequent connections across the site and into the surrounding neighborhoods
Maintain a rich mix of users and activities

Design Layers

Human Activities

Facility Construction

Land Use
# Land Use Types

<table>
<thead>
<tr>
<th>Item</th>
<th>Sub-Item</th>
<th>Attitude</th>
<th>Score</th>
</tr>
</thead>
<tbody>
<tr>
<td>Residential</td>
<td>Luxury</td>
<td></td>
<td>0</td>
</tr>
<tr>
<td></td>
<td>Ordinary</td>
<td>↑</td>
<td>2</td>
</tr>
<tr>
<td></td>
<td>Simple</td>
<td>↑</td>
<td>2</td>
</tr>
<tr>
<td>Commercial and Public Facilities</td>
<td>Administrative &amp; business</td>
<td></td>
<td>1</td>
</tr>
<tr>
<td></td>
<td>Hotels</td>
<td></td>
<td>1</td>
</tr>
<tr>
<td></td>
<td>Commercial</td>
<td></td>
<td>1</td>
</tr>
<tr>
<td></td>
<td>Culture &amp; Recreational</td>
<td>↑</td>
<td>2</td>
</tr>
<tr>
<td></td>
<td>Gymnastic</td>
<td></td>
<td>1</td>
</tr>
<tr>
<td></td>
<td>Hospital &amp; Clinics</td>
<td></td>
<td>1</td>
</tr>
<tr>
<td></td>
<td>Education</td>
<td></td>
<td>1</td>
</tr>
<tr>
<td></td>
<td>Cultural &amp; Historic Relics</td>
<td>↑</td>
<td>2</td>
</tr>
<tr>
<td>Industry, Manufacturing</td>
<td></td>
<td></td>
<td>-1</td>
</tr>
<tr>
<td>Warehouse</td>
<td></td>
<td>↓</td>
<td>-2</td>
</tr>
<tr>
<td>Transportation (External)</td>
<td></td>
<td>↓</td>
<td>-2</td>
</tr>
<tr>
<td>Road, Street and Square</td>
<td>Road &amp; Street</td>
<td></td>
<td>1</td>
</tr>
<tr>
<td></td>
<td>Square</td>
<td></td>
<td>1</td>
</tr>
<tr>
<td></td>
<td>Parking Lots (Ground)</td>
<td>↓</td>
<td>-2</td>
</tr>
<tr>
<td></td>
<td>Parking Lots (Underground)</td>
<td></td>
<td>1</td>
</tr>
<tr>
<td>Green Space</td>
<td></td>
<td>↑</td>
<td>2</td>
</tr>
<tr>
<td>Total Score</td>
<td></td>
<td></td>
<td>12</td>
</tr>
</tbody>
</table>

- **Encourage**
- **Partly Encourage**
- **Keep Unchanged**
- **Partly Discourage**
- **Discourage**
<table>
<thead>
<tr>
<th>Index</th>
<th>Sub-Index</th>
<th>High-income Residents</th>
<th>Low-income Residents</th>
<th>Students</th>
<th>Visitors</th>
</tr>
</thead>
<tbody>
<tr>
<td>Living</td>
<td>Expensive Apartment</td>
<td>•</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Cheap Apartment</td>
<td></td>
<td>•</td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Expensive Hotel</td>
<td>•</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Cheap Hotel</td>
<td></td>
<td>•</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Working</td>
<td>Expensive Office</td>
<td>•</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Cheap Office</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Food</td>
<td>Expensive Restaurant</td>
<td>•</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Cheap Restaurant</td>
<td></td>
<td>•</td>
<td></td>
<td></td>
</tr>
<tr>
<td>Shopping</td>
<td>Expensive Retail</td>
<td>•</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Cheap Retail</td>
<td>•</td>
<td>•</td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Shopping Mall</td>
<td>•</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Study &amp; Research</td>
<td>Book Store</td>
<td>•</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Library</td>
<td>•</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Exhibition Hall</td>
<td>•</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Art Gallery</td>
<td>•</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Laboratory</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Recreation</td>
<td>Open Space</td>
<td>•</td>
<td>•</td>
<td>•</td>
<td>•</td>
</tr>
<tr>
<td></td>
<td>Tea House</td>
<td>•</td>
<td></td>
<td>•</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Café</td>
<td>•</td>
<td></td>
<td>•</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Bar</td>
<td>•</td>
<td></td>
<td>•</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Disco</td>
<td>•</td>
<td></td>
<td>•</td>
<td></td>
</tr>
<tr>
<td>Transportation</td>
<td>Bicycle Parking</td>
<td>•</td>
<td></td>
<td>•</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Automobile Parking</td>
<td>•</td>
<td></td>
<td>•</td>
<td></td>
</tr>
</tbody>
</table>

- **Red**: Common Needs
- **Blue**: Special Needs
- **Yellow**: Relatively Common Needs
- **Light Blue**: Relatively Special Needs
Integration of People’s Current Needs and Our Attitude through Design

- Common Needs
- Relatively Common Needs
- Special Needs
- Relatively Special Needs

Light Railway Station

Low-income Resident Oriented Design
High-income Resident Oriented Design
Student Oriented Design
Visitor Oriented Design

Integration of People’s Current Needs and Our Attitude through Design
Activity Types

High-Intensity Activities
- Industry
- Driving Through
- Parking

Low-Intensity Activities
- Shopping/Entertainment
- Working
- Cycling
- Living
- Walking
- Learning
- Sitting

Legend:
- Discourage
- Partly Discourage
- No Action
- Partly Encourage
- Encourage
Provide for a variety of spatial experiences

ZONE 1
- Higher rise
- Mix of office and apartments
- Interior courtyards

Connections
- Over elevated and through buildings
- Easy access to station and neighborhood

Open Space
- Planted overpasses
- Highlight architectural details

ZONE 2
- Low-rise, mixed income
- Very permeable, human, walkable scale, narrow streets
- New modernized, low-rise typology

Connections
- Permeability under elevated
- A few connections into neighborhoods

Open Space
- Intimate open spaces under elevated
- Chinese Garden typology
- Intimate lighting

ZONE 3
- Mid-rise typology
- Affordable, student-type housing

Connections
- Besides elevated
- Many connections into neighborhoods and universities

Open Space
- Planted promenade along elevated
- Uniform lighting to identify path
Intersections with the light rail
Reinforce the use of the corridor as a linear open space
>Create frequent connections across the site and into the surrounding neighborhoods
Illustrative Plan
Diagrammatic Sections
Project Specifics
Entertainment Complex

• Builds on the existing entertainment opportunities in this area and begins to create a district for nightlife

• Strategic location near Wudaokou Station makes the complex easily accessible to visitors as well as students living nearby
Exhibition Space

- Provides a space for universities or lab users to display current work
- Creates a landmark to draw people from universities and apartment complexes to the north down the corridor and across the highway overpass
New Laboratory Space

- Located in an area that was historically used for laboratory purposes
- Conveniently adjacent to Tsinghua University and the growing High Technology cluster in Haidian
- Flexible space can be used by students, professionals or start-up biotech companies
Housing

- Smaller scale attempts to fit in with the low-rise character of this area

- Mixed income housing development ensures that both high tech workers as well as the lower income residents who provide services for them will be accommodated
High Tech Office Complex

• Develops mixed-use building clusters to allow for a mix of office, hotel and residential uses
  - will ensure a lively, 24 hour a day district
  - synergies between uses will be created
  - buildings will be easier to reuse

• Hugs the elevated structure and creates public sky gardens
  - provides an exciting experience for light rail users and visitors to the elevated open spaces
  - creates a gateway to the Haidian district and a landmark for the city

• Allows for connections between buildings and directly from the light rail station
  - serves as an amenity and status symbol for high tech companies and hotels
  - will help stem the flow of automobile traffic to the area
Market/Library Triangle

- A mix of institutional and retail uses at a key intersection of our site attempts to bridge the east and west sides of the light rail and bring together the students from the surrounding universities, high tech workers and area residents of all income classes.

- We locate a new library under the light rail with extensions to the east and west, and imagine creating many auxiliary uses in association with this such as book markets and stores, cafes, and publishing houses.

- We also include around a large plaza, spaces for vendors, artist lofts and exhibition space in order to encourage the creation of a dynamic and interesting public space.

- A new mall development directly to the east could serve as a larger retail anchor for other small shops and markets.
Images