

# FLEXIBLE WORK, FLEXIBLE STAY

## P 5

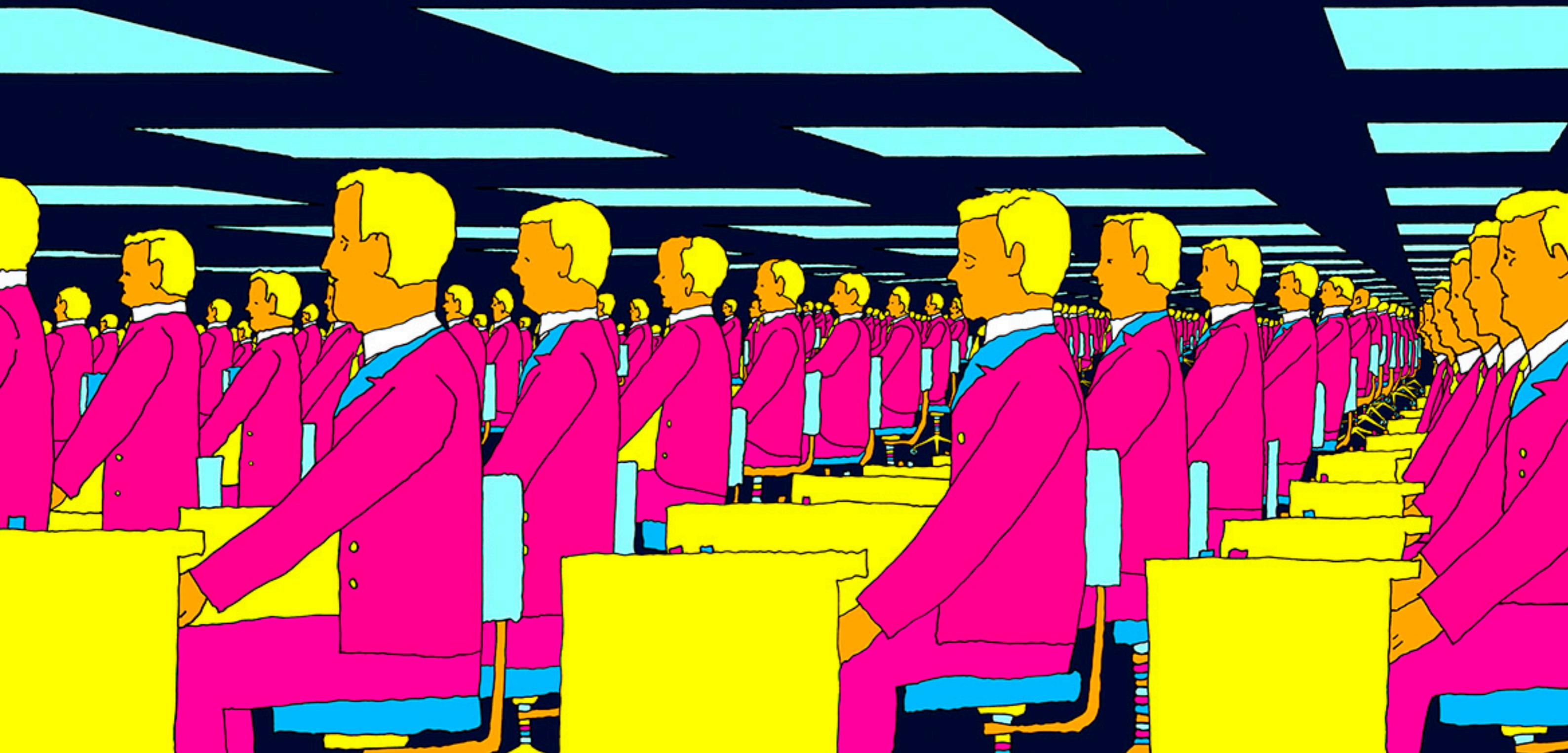
JINGLING DU

COMPLEX PROJECT

CP

# RESEARCH SUMMARY

# Stereotype



**SITTING DOWN**

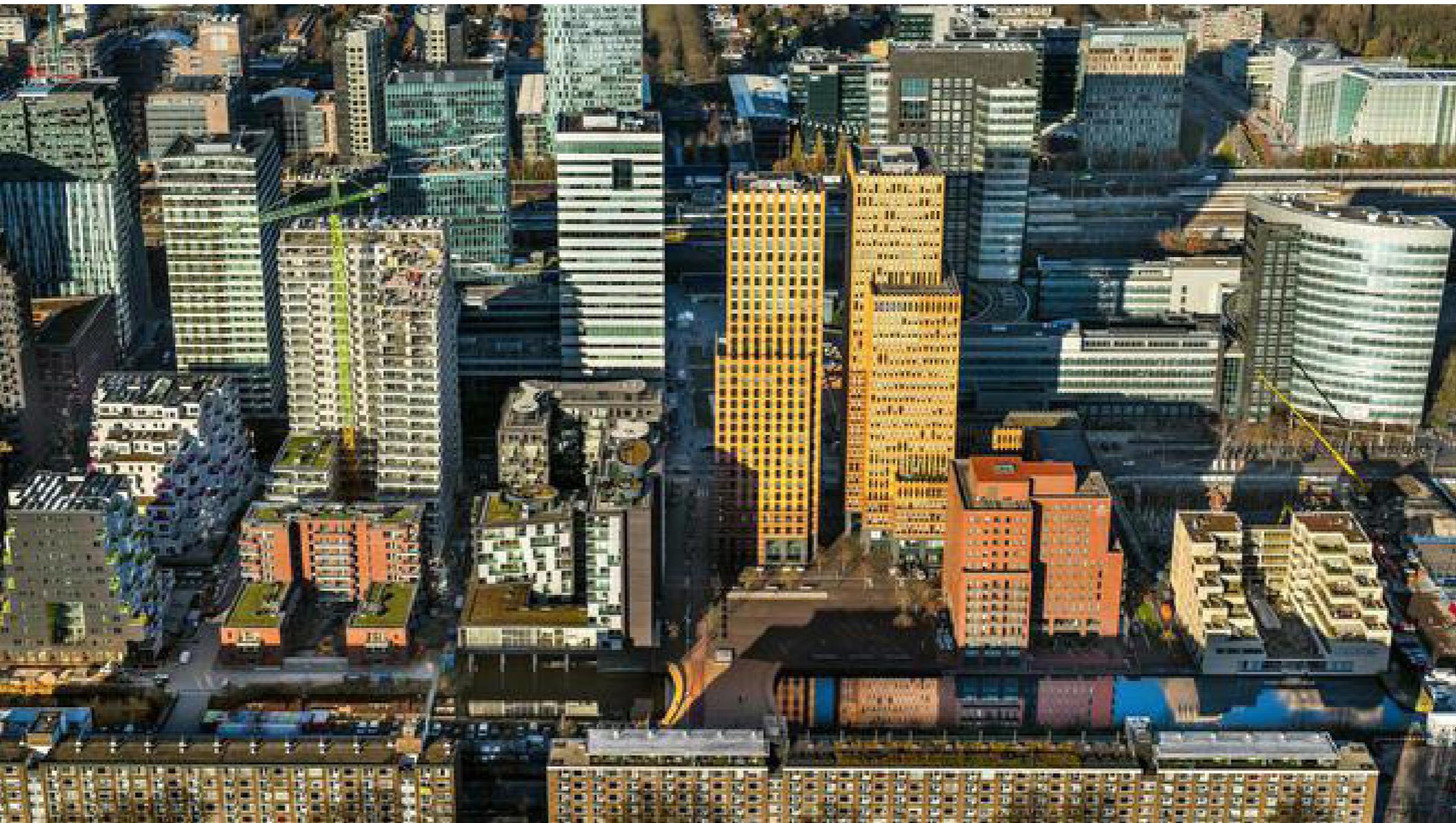
# Standardization



1959



2011



**ZUIDAS**

# Outdated Values



**The Importance of Jobs**

**The Predominance of Big business in  
The Economy**

**The Significance of Money**

**ZUIDAS**

# Open working Space





**Stuck in a 9 to 5 Job**





**What will **WORK** mean in the future?**

# EXTERNAL FORCE



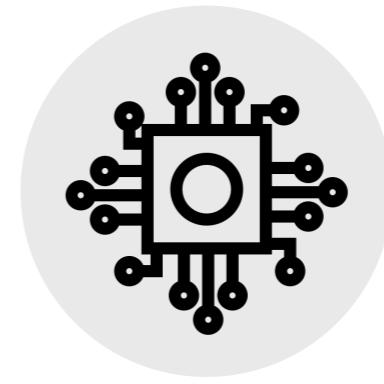
DEMOGRAPHY



ECONOMY



PROJECT/JOB



TECHNOLOGY



GLOBAL

# EXTERNAL FORCE



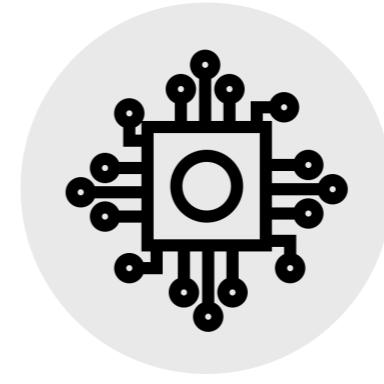
Millennials



ECONOMY



PROJECT/JOB



TECHNOLOGY

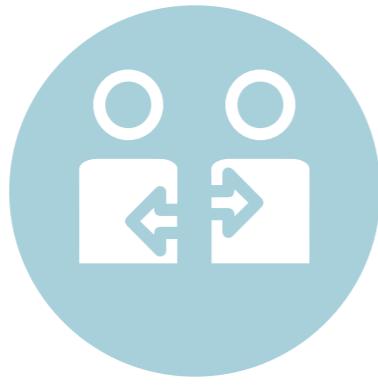


GLOBAL

# EXTERNAL FORCE



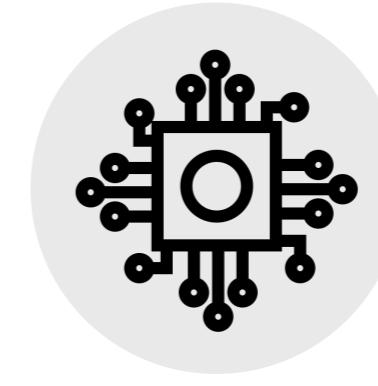
Millennials



Sharing



PROJECT/JOB



TECHNOLOGY

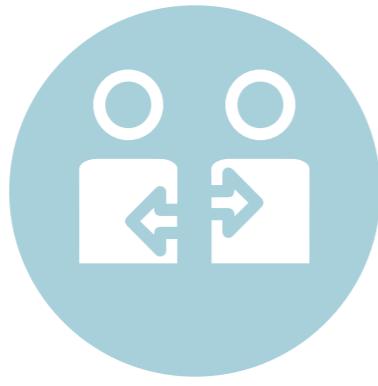


GLOBAL

# EXTERNAL FORCE



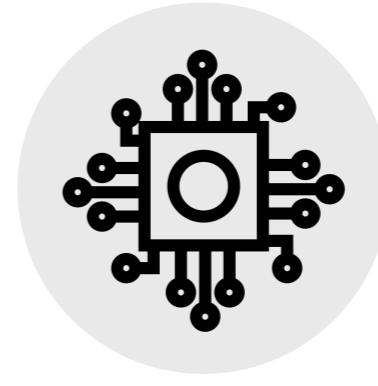
Millennials



Sharing



Direct



TECHNOLOGY

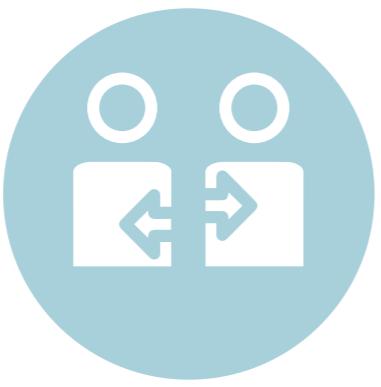


GLOBAL

# EXTERNAL FORCE



Millennials



Sharing



Direct



Cloud

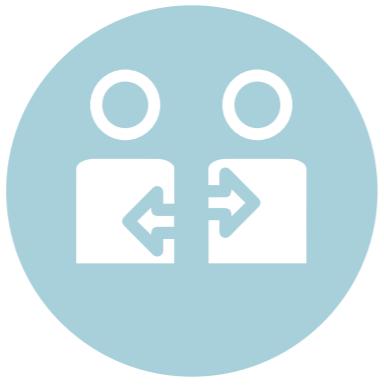


GLOBAL

# EXTERNAL FORCE



Millennials



Sharing



Direct

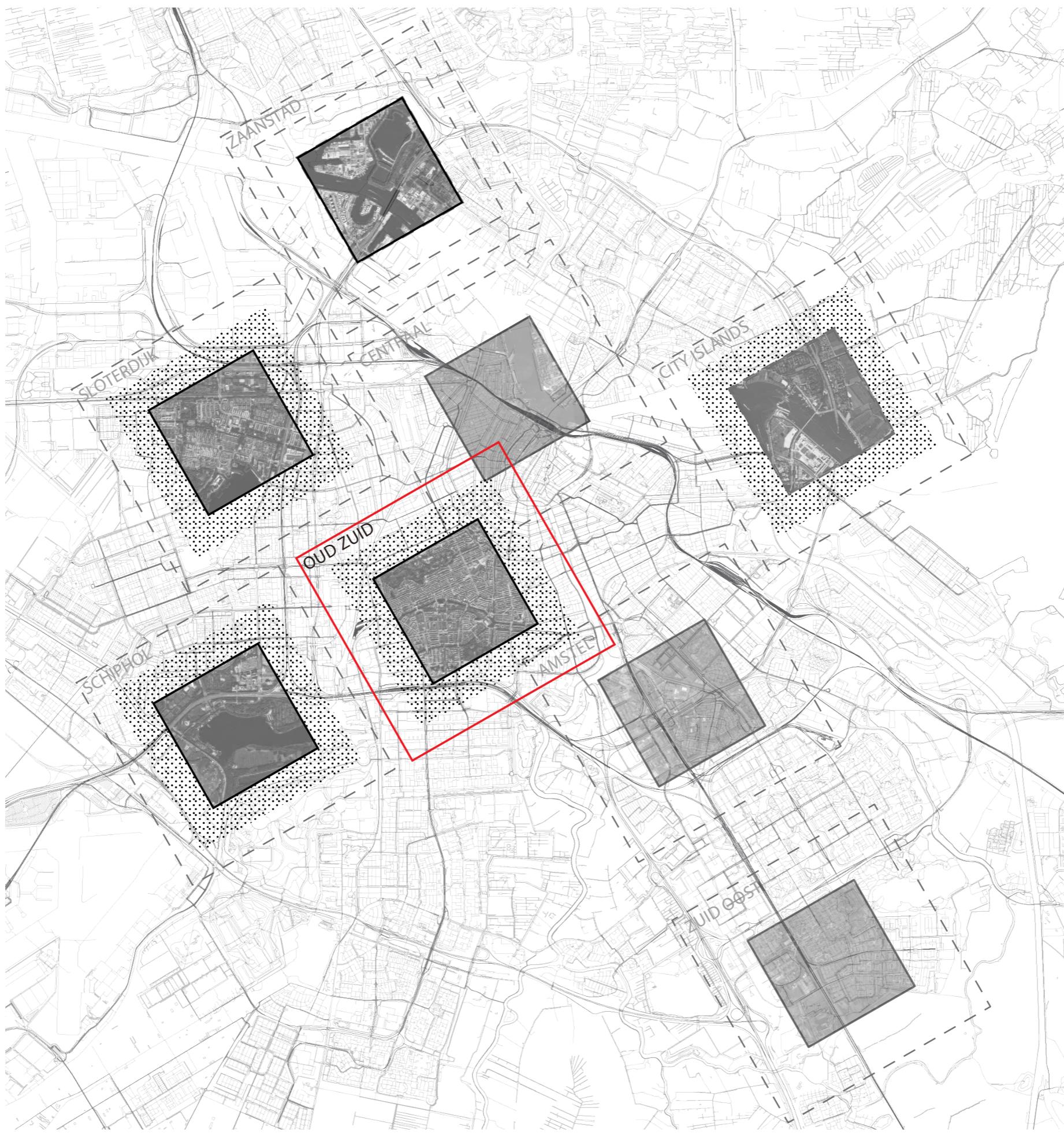


Cloud

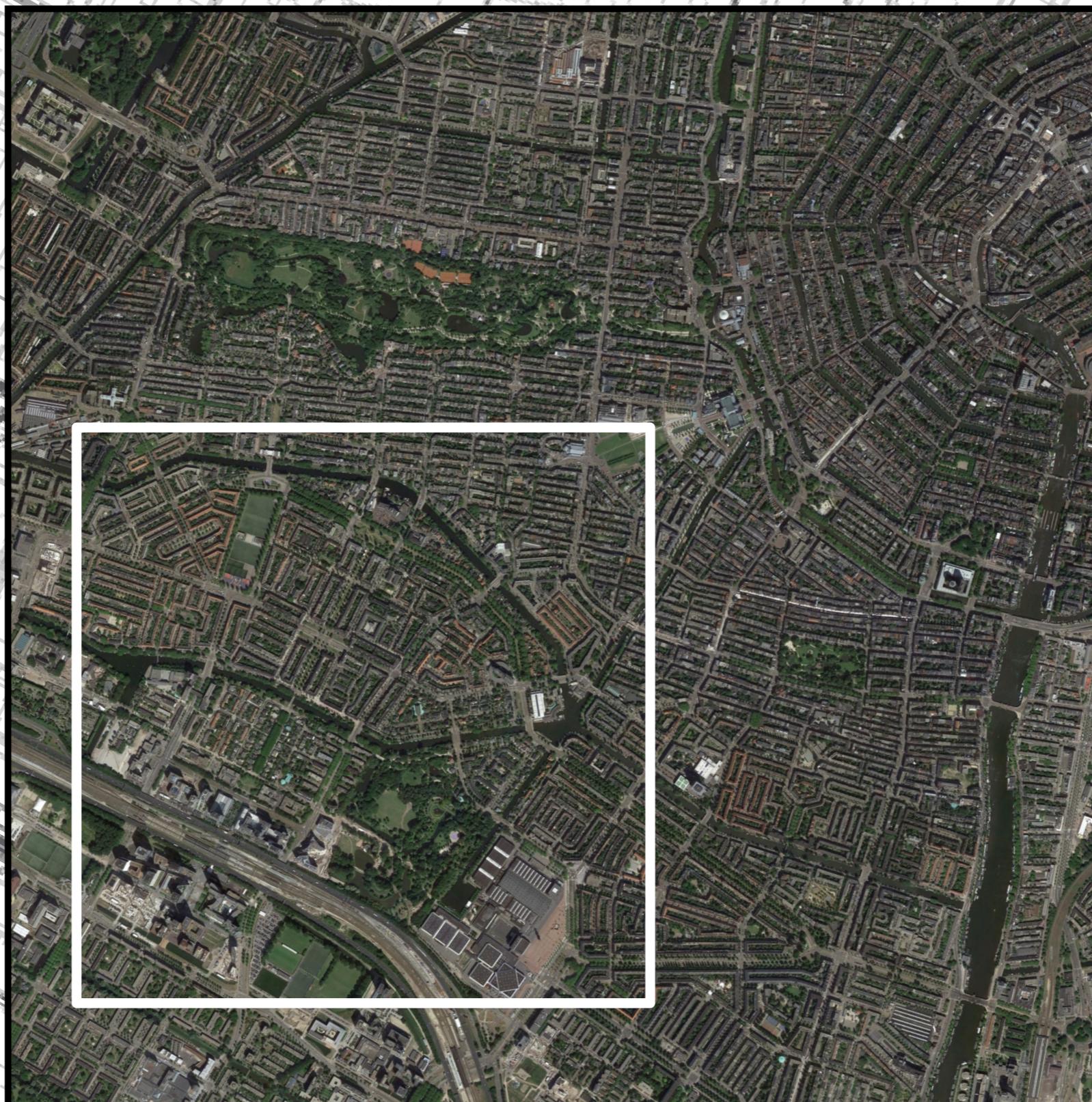


Digital Nomads

**AMSTERDAM OUD ZUID**



OUD ZUID



# LOW POPULATION DENSITY



# LACK OF AMENITIES



# MONO FUNCTION RESIDENTIAL BUILDING IN ACTIVE NEIGHBOURHOOD



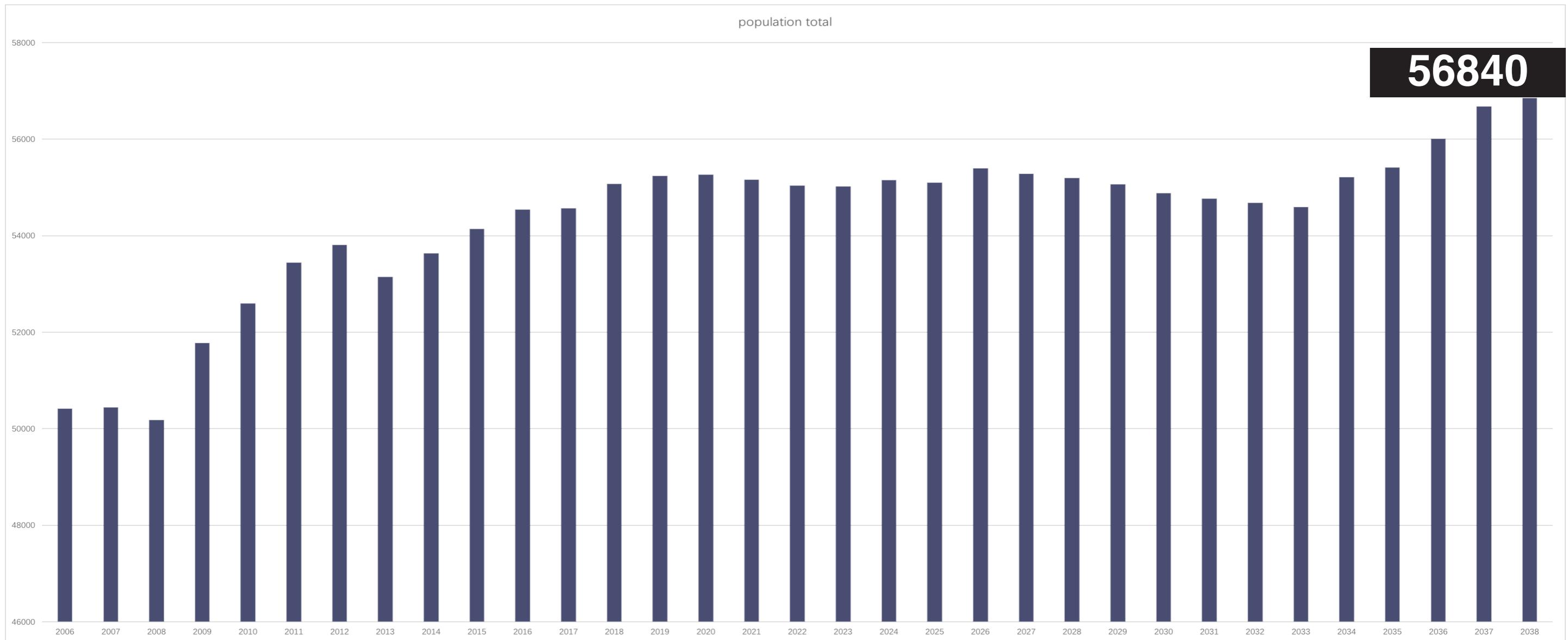
# GREENERY



# INACTIVE AND POORLY DESIGNED PUBLIC SPACE



**2050**

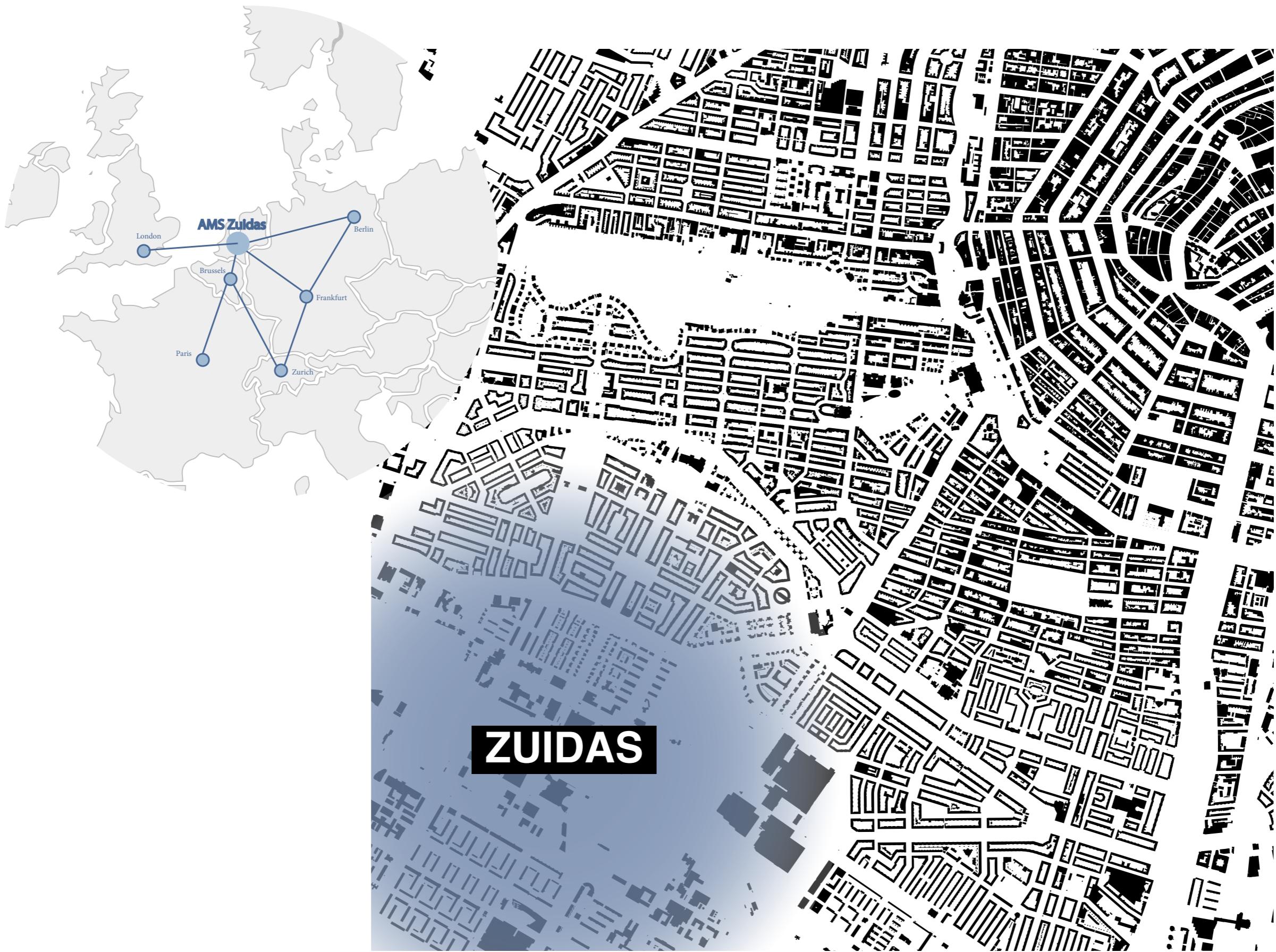


## OUDE ZUID Population Prognosis from 2006 to 2038

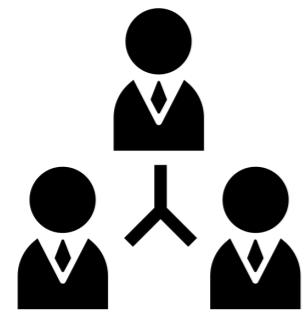
# ZUIDAS FUTURE VISION



# GLOBAL NODE AND ENTRANCE OF AMSTERDAM



# Conclusion



## Flat Organization

coworking space



## Flexibility

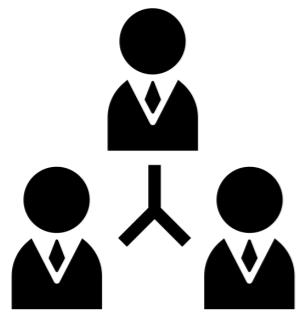
micro living unit,  
flexible contract



## Work Life Balance

office integrated with  
facility and residential  
function

**FUTURE WORKSPACE**



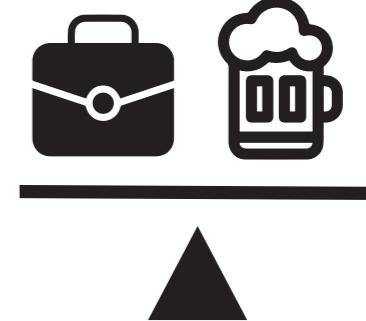
## Flat Organization

coworking space



## Flexibility

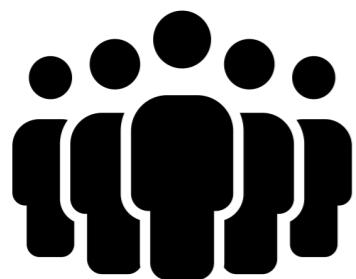
micro living unit,  
flexible contract



## Work Life Balance

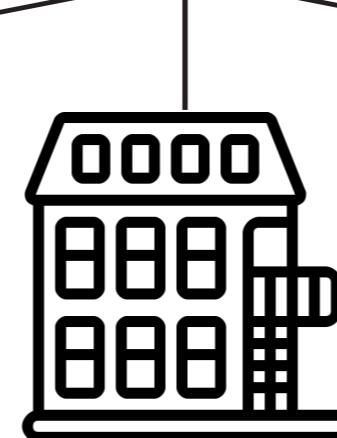
office integrated with  
facility and residential  
function

# FUTURE WORKSPACE OUD ZUID



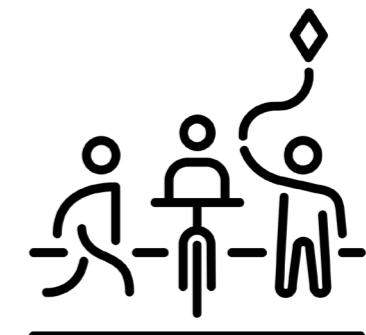
## Densification

increasing population  
and diversity



## Disconnection

mono-functional  
zones



## Public Space

lack of facility, inactive  
neighbourhood

## RESEARCH QUESTION

If office environments are changing  
to express **NEW VALUES AND NEW  
MEANING** of work, what's the future of  
office building?

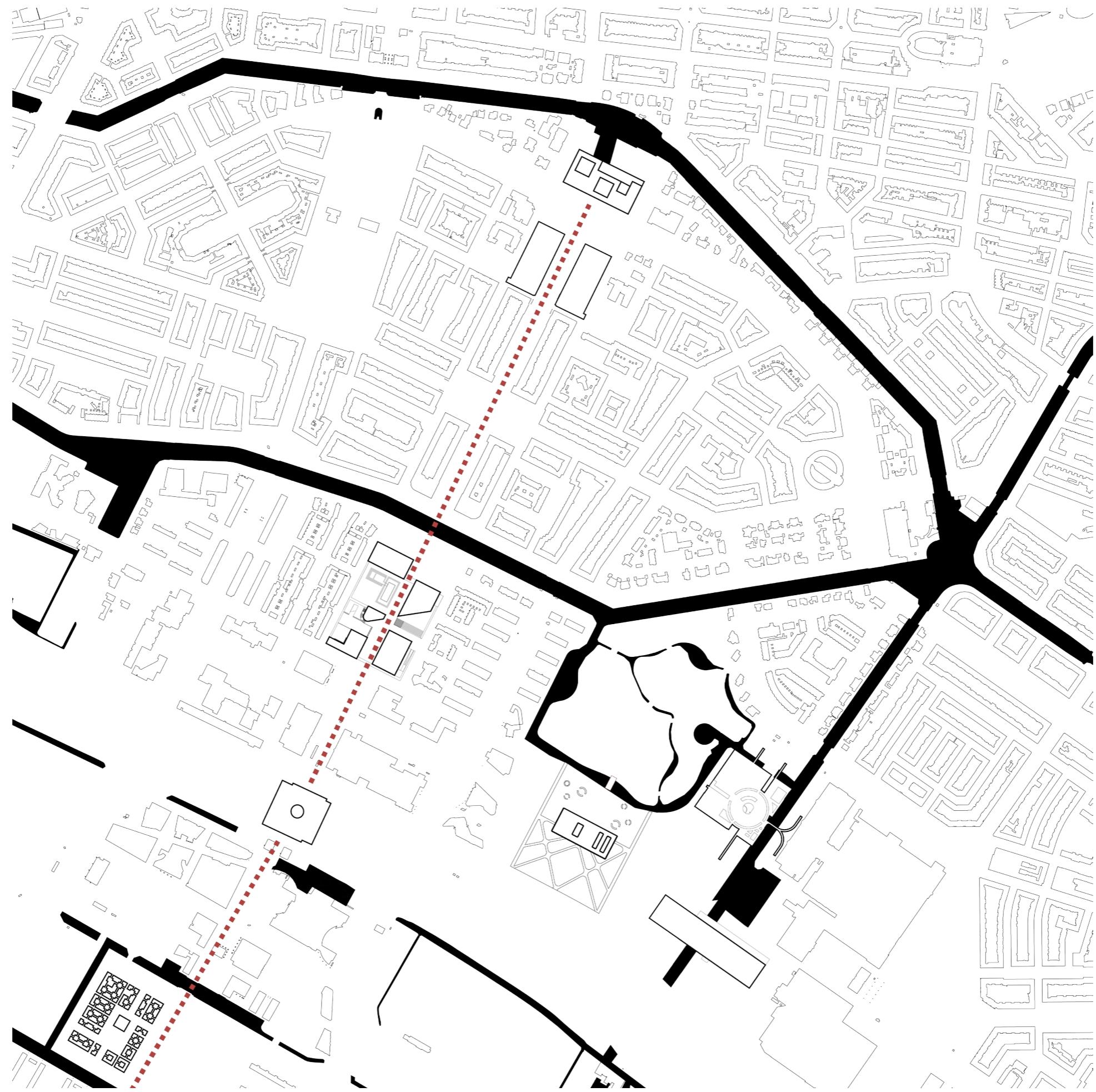
## RESEARCH QUESTION

And how can a mix-used building  
help Oud Zuid develop into a **SELF-**  
**SUFFICIENT NEIGHBOURHOOD?**

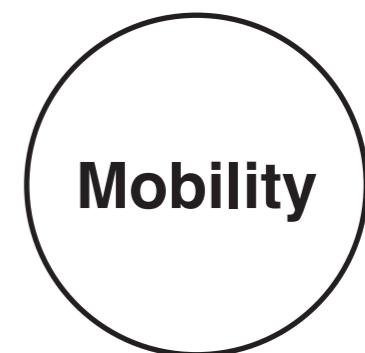
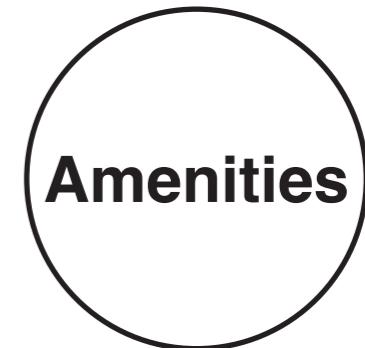
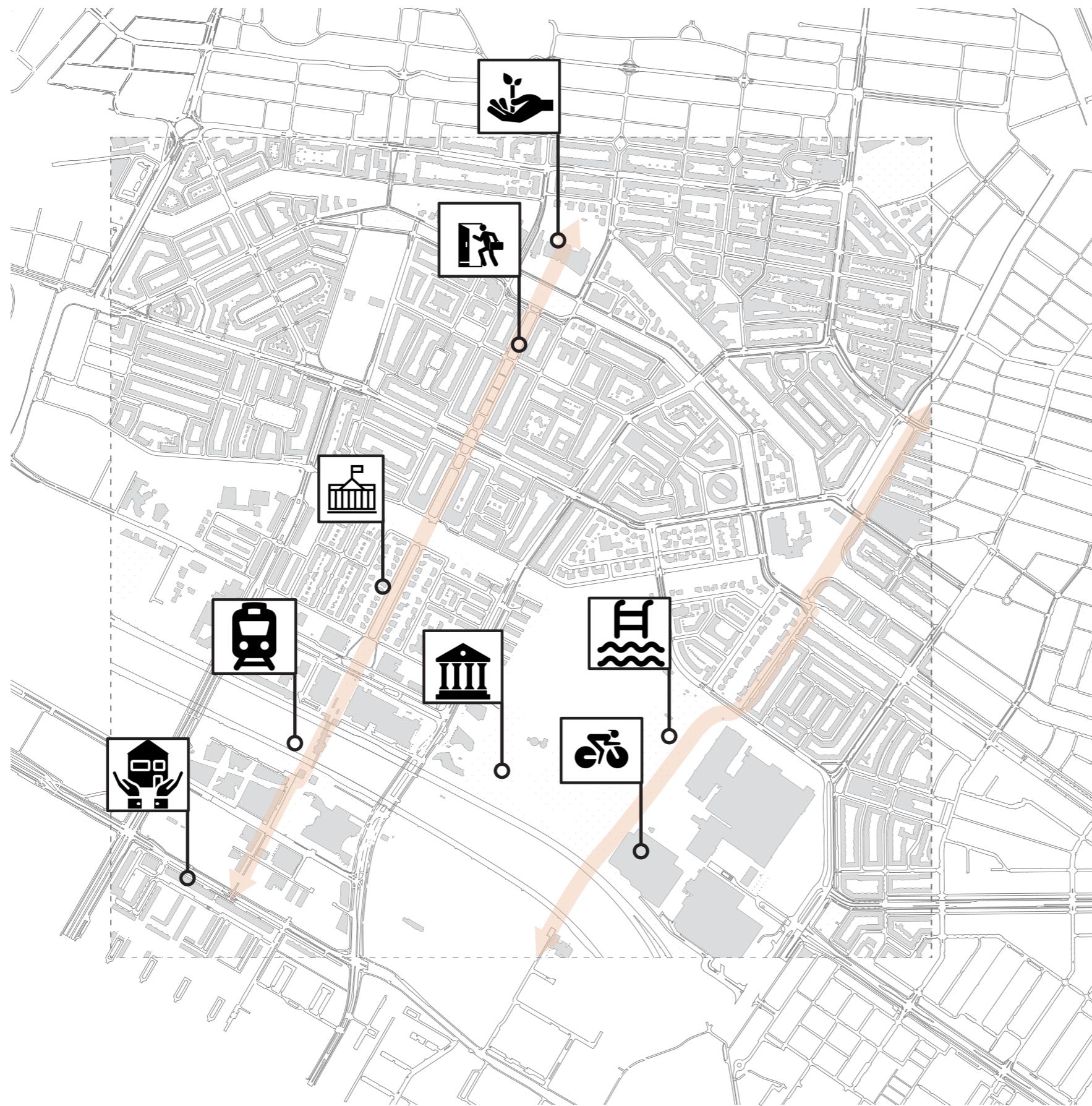
# GROUP STRATEGY

# AXIS

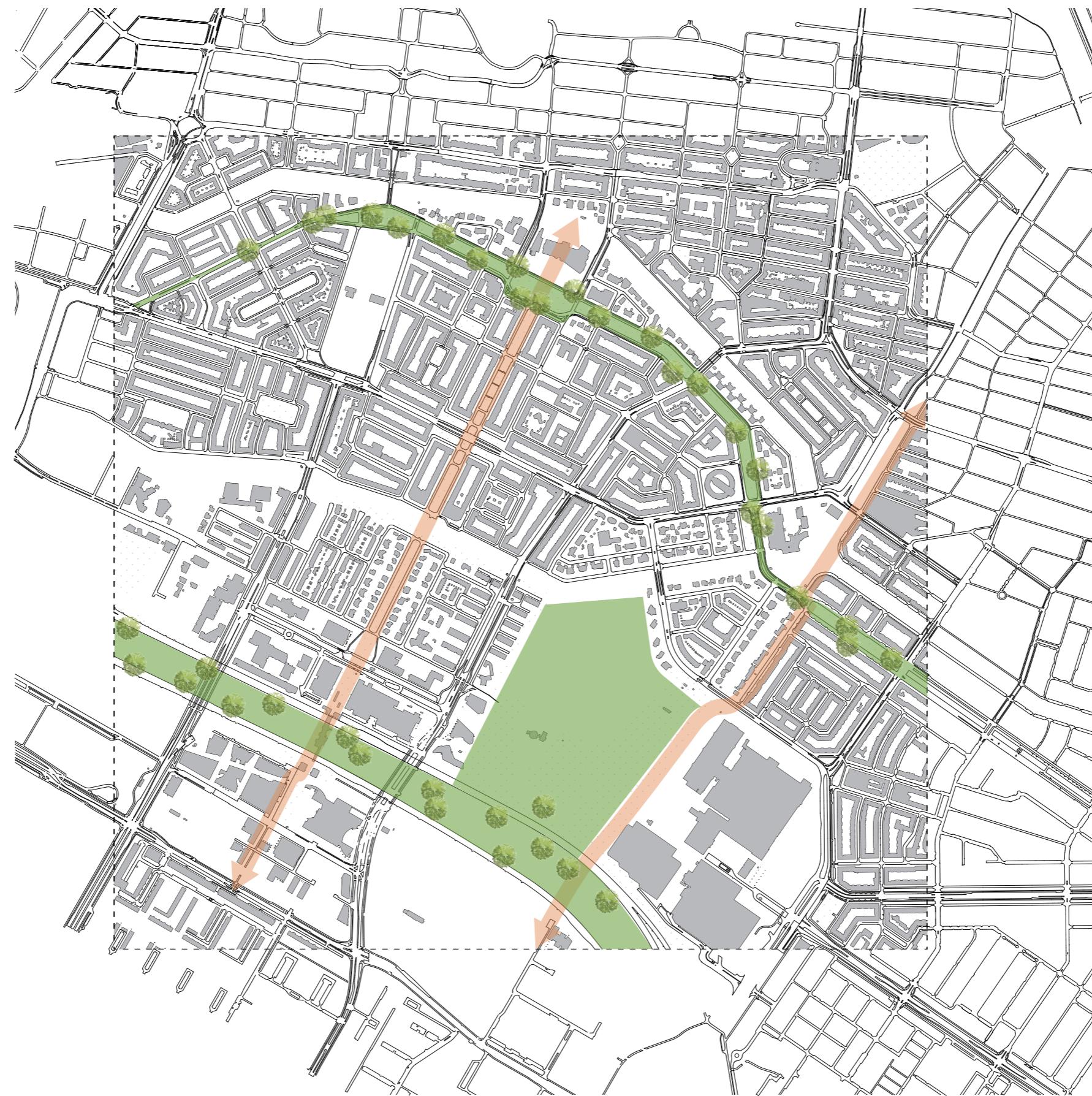




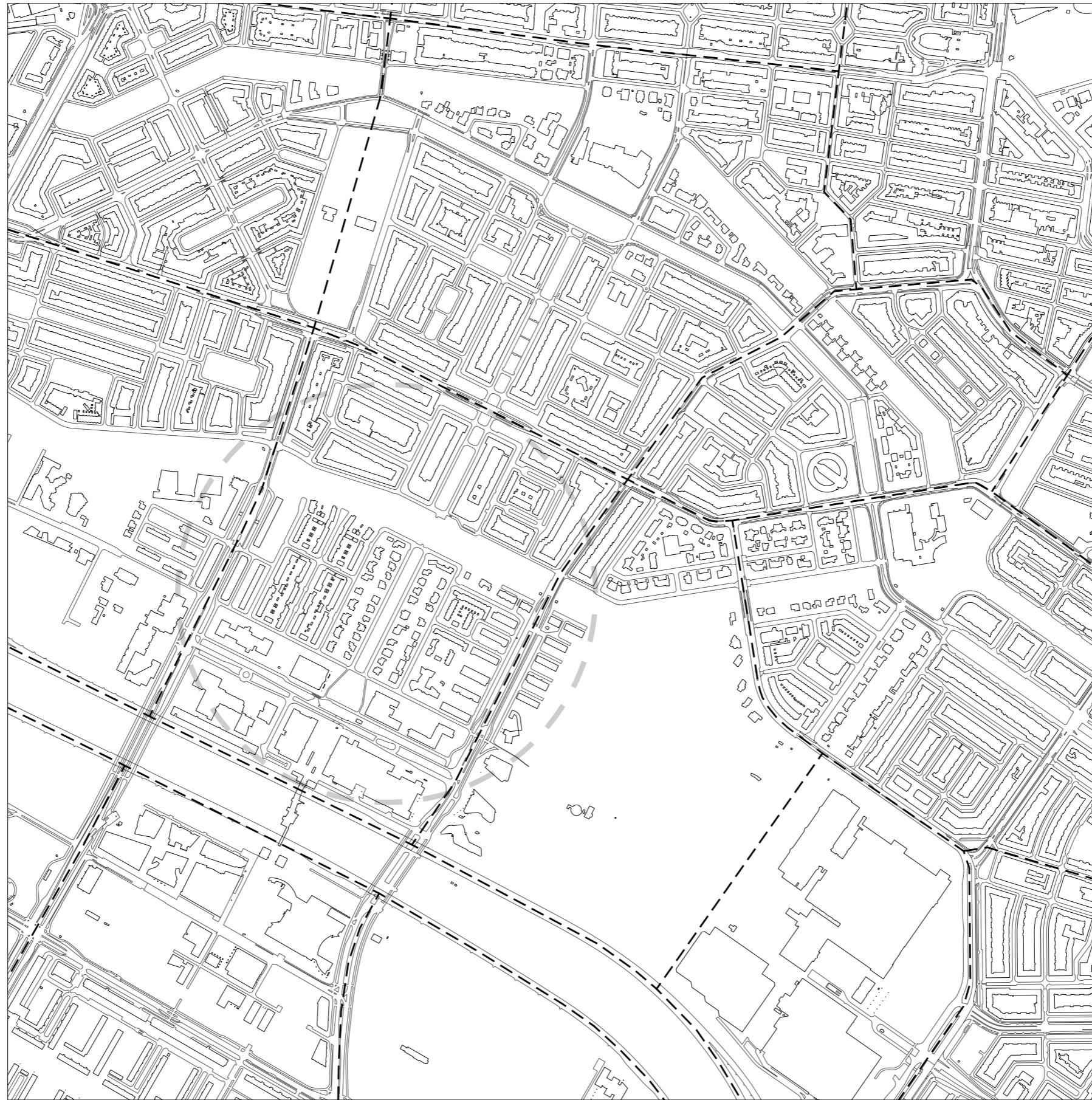
# PUBLIC FACILITY LINE



# PUBLIC PARK

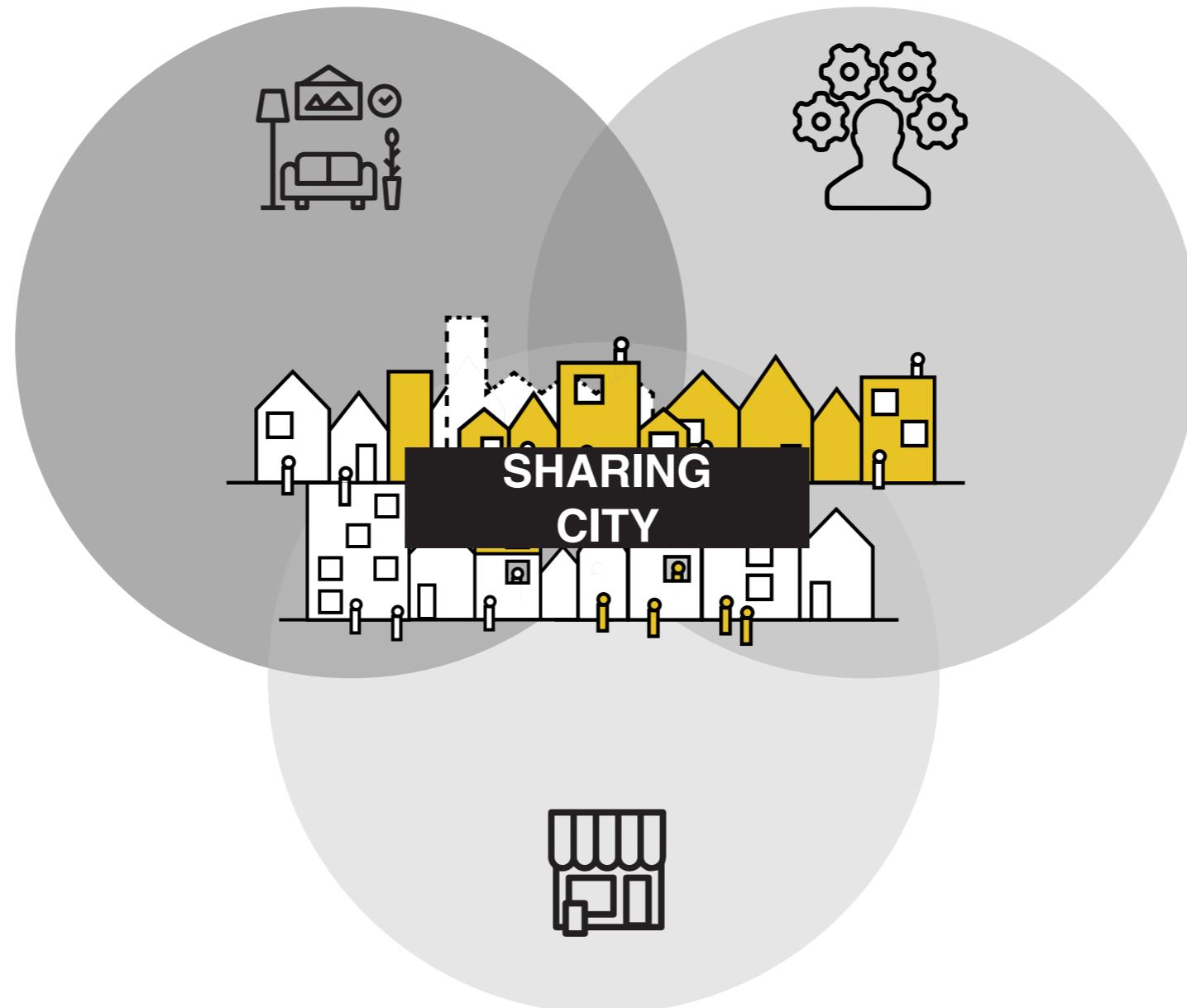


# SUPERBLOCK



# AMBITION

Create an inspiring and leisured complex combining **HOUSING, WORK SPACE AND LEISURE FACILITY** which can stimulate the communication and collaboration among the surrounding neighborhoods and active the Oud Zuid.

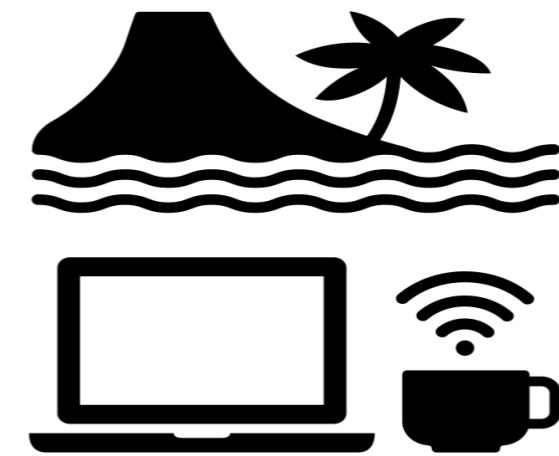




# TARGET GROUP

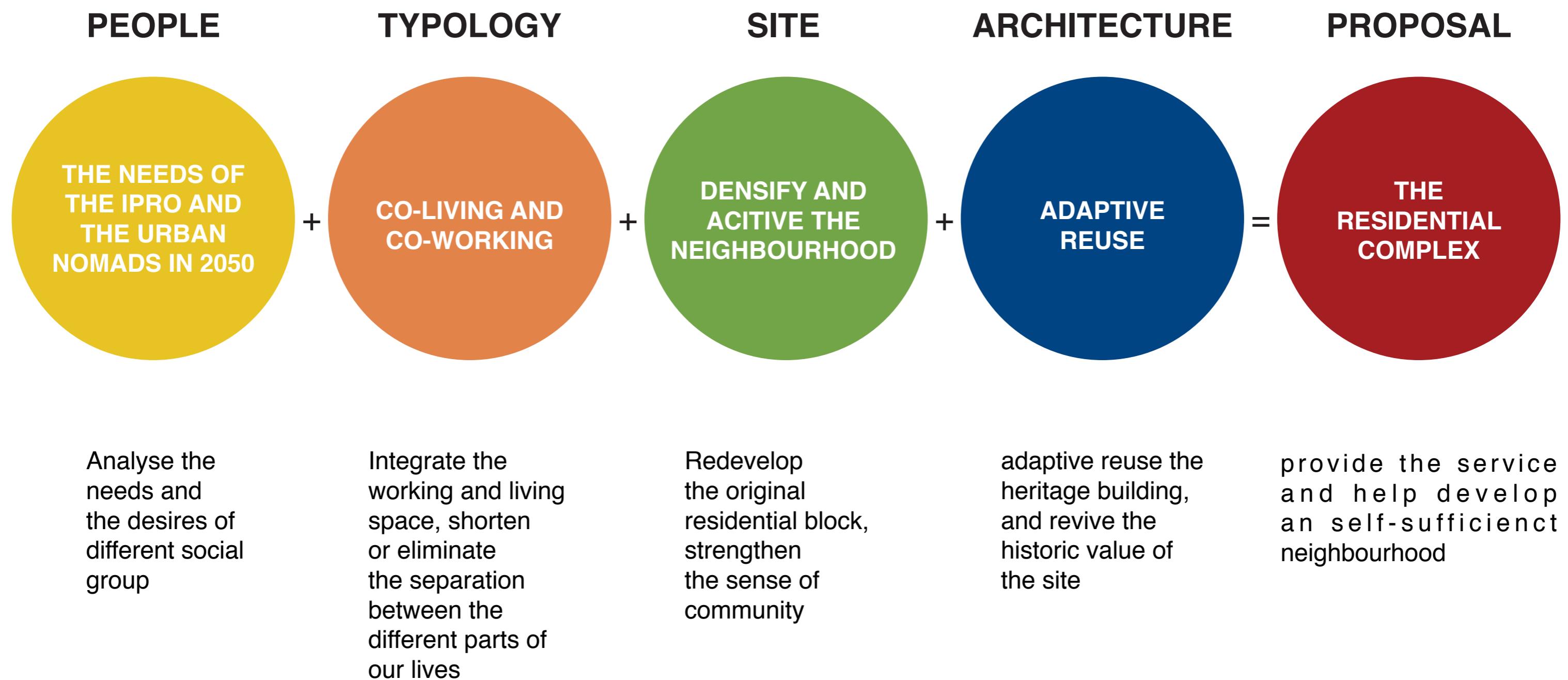


**Independent  
Professionals**

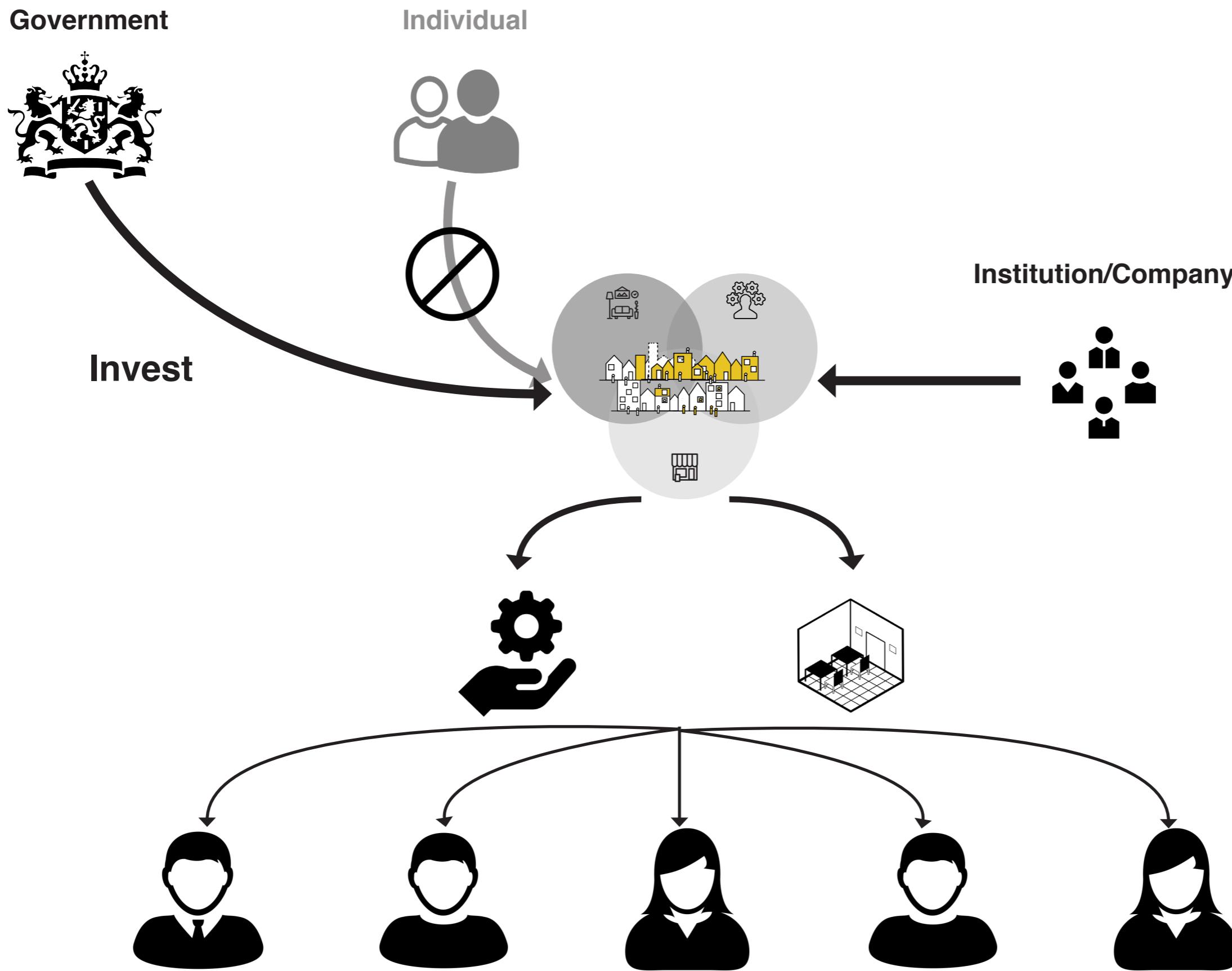


**The Urban  
Nomads**

# DESIGN STRATEGY



# FUTURE SCENARIO



# MEMBERSHIP

**PUBLIC  
(NON MEMBER)**



**MEMBERSHIP**



**FREE, SHORT TERM  
TEMPORARY  
(by hours, one day)**

**CHARGED, LONG TERM  
(by days, months, years )**

**PUBLIC  
(NON MEMBER)**

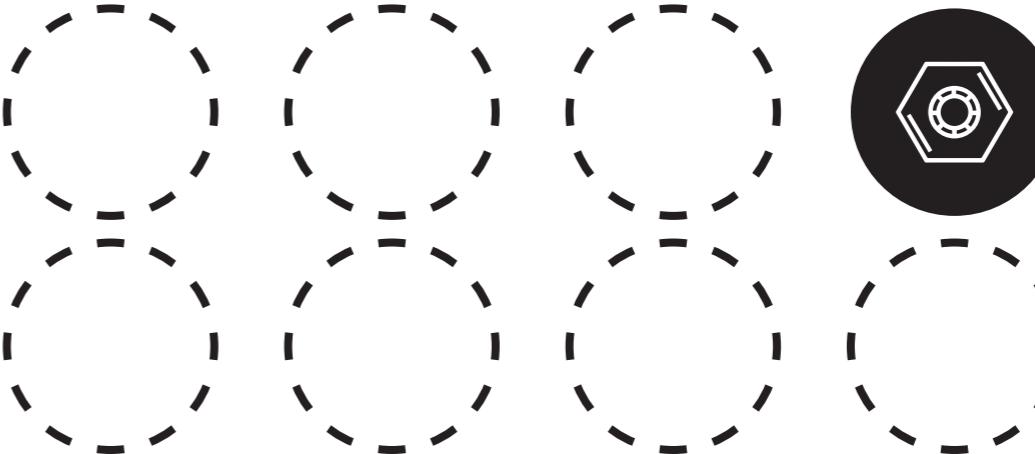


**COWORKING  
PACKAGE**

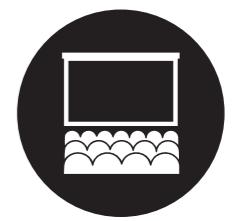
— Basic Office Renting



— Regular Office Renting



— Premium Office Renting



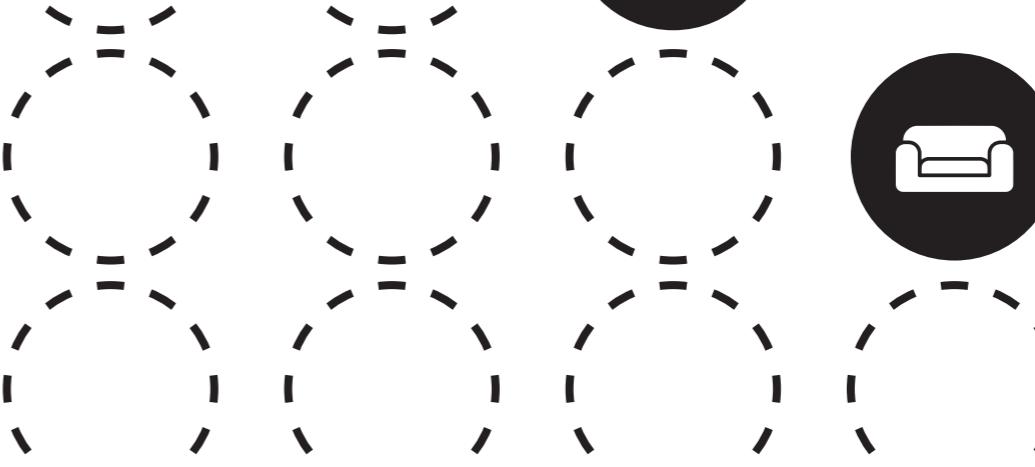
— Basic Living Renting



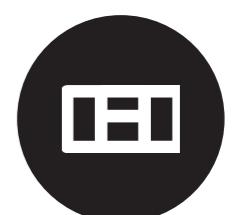
— Regular Living Renting



— Premium Living Renting

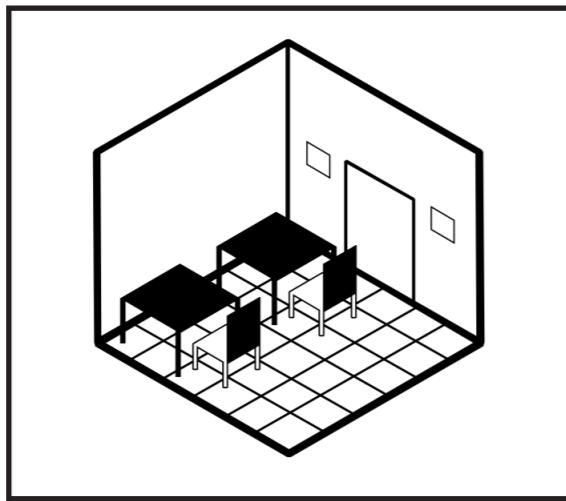


— Loft Renting



# TYPOLOGY RESEARCH

# PROGRAM REQUIREMENTS



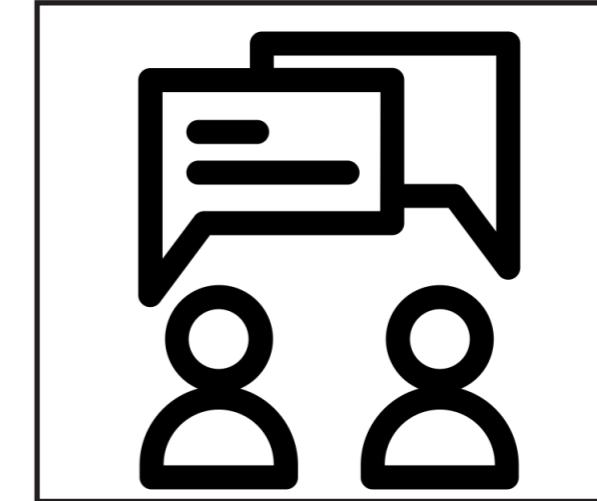
## CO-WORKING

Program necessary  
for iPro and urban  
nomads



## LIVING

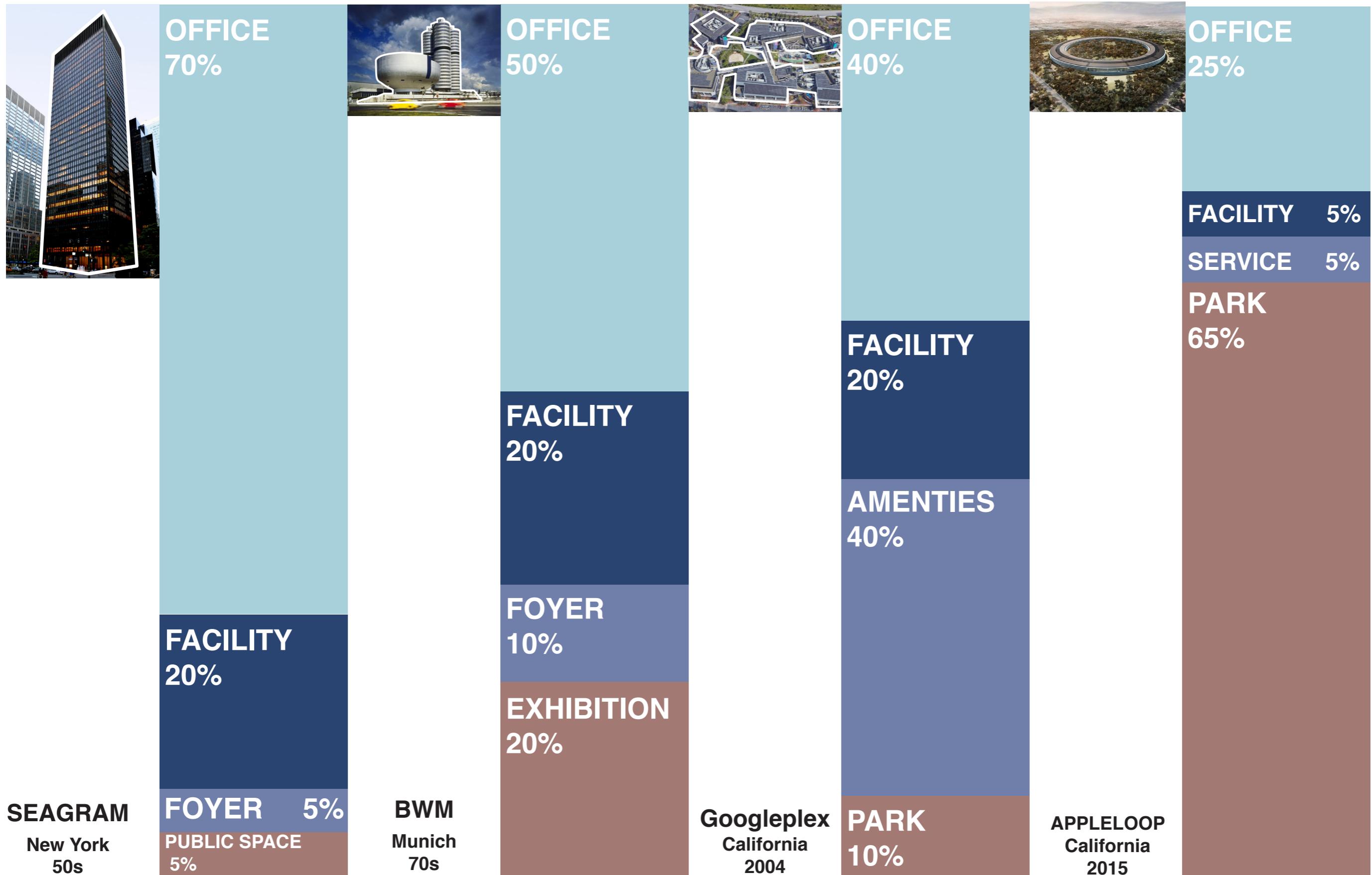
Different types  
of living units for  
different needs



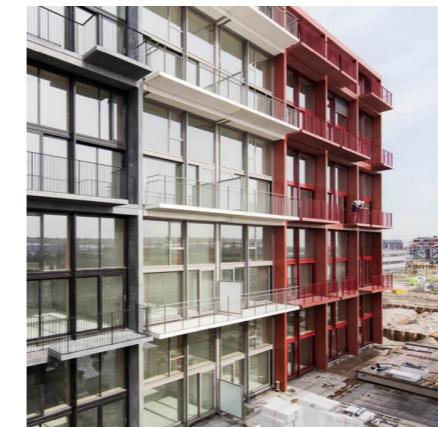
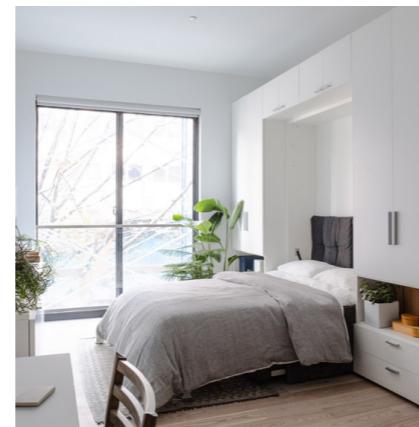
## INTERACTION

integrate living and  
working space to  
create different  
mixed program

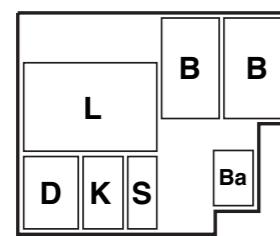
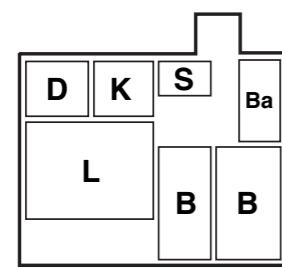
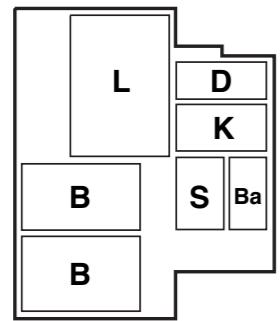
# OFFICE



# HOUSING

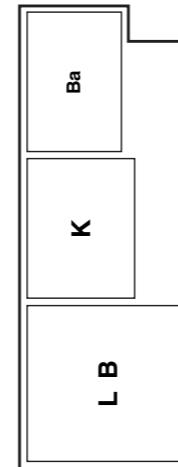


**B'MINE**



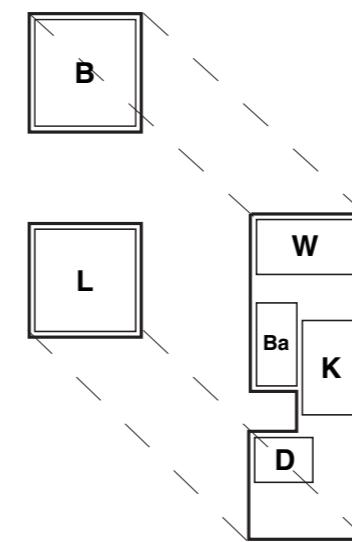
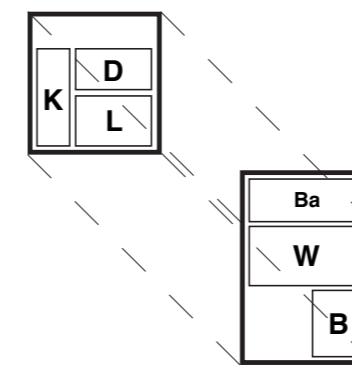
$$1 \text{ unit} = \boxed{L} + \boxed{D} + \boxed{K} + \boxed{S} + \boxed{B} + \boxed{Ba}$$

**MY MICRO NY**



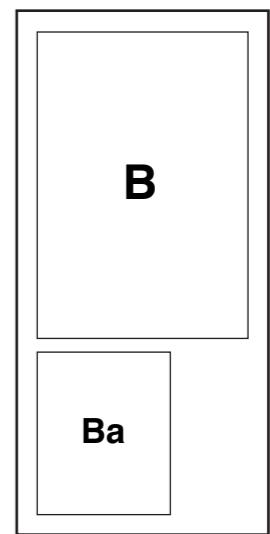
$$1 \text{ unit} = \boxed{L} + \boxed{K} + \boxed{B} + \boxed{Ba}$$

**SUPERLOFTS**



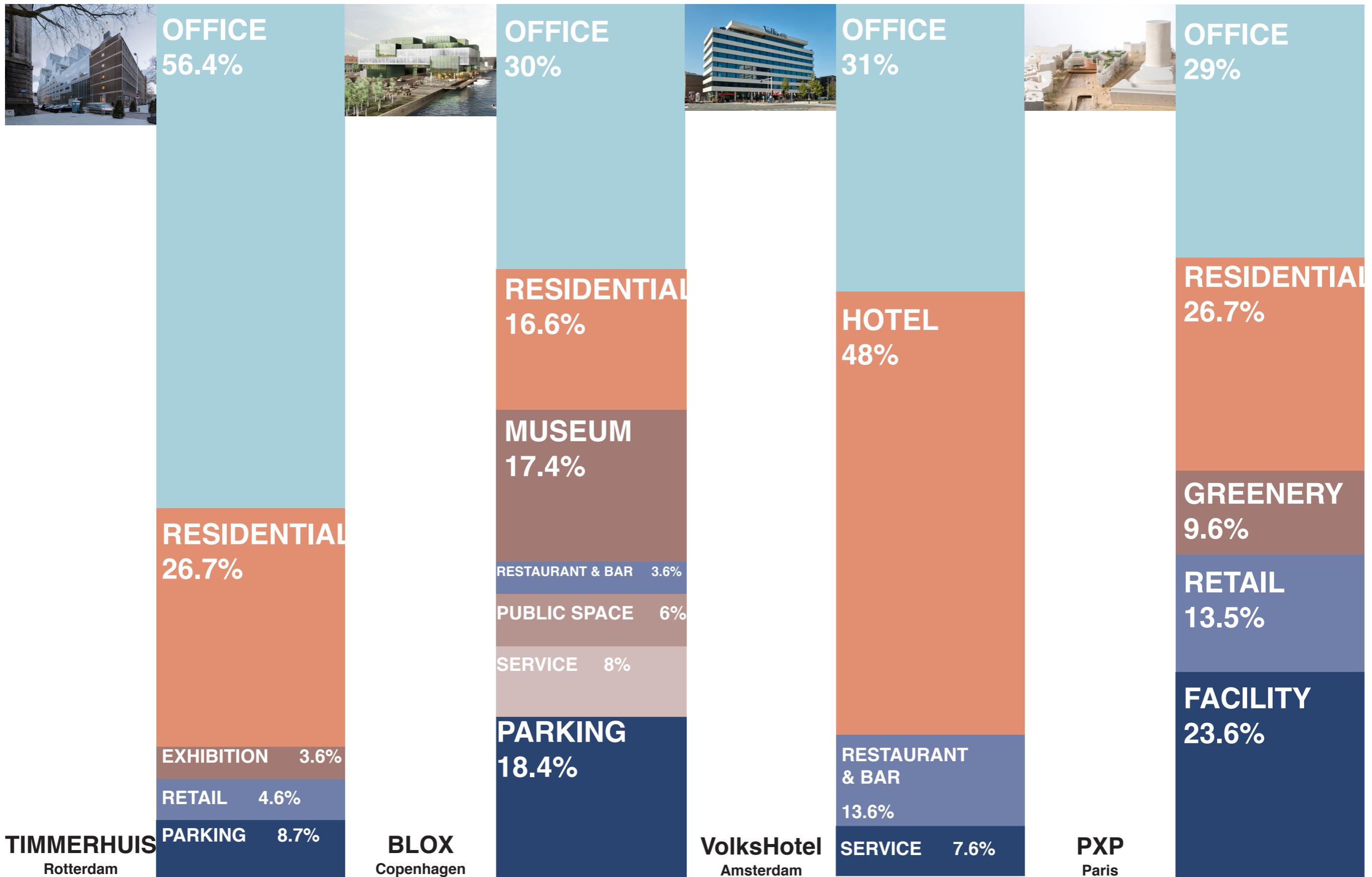
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**STUDENT HOTEL**

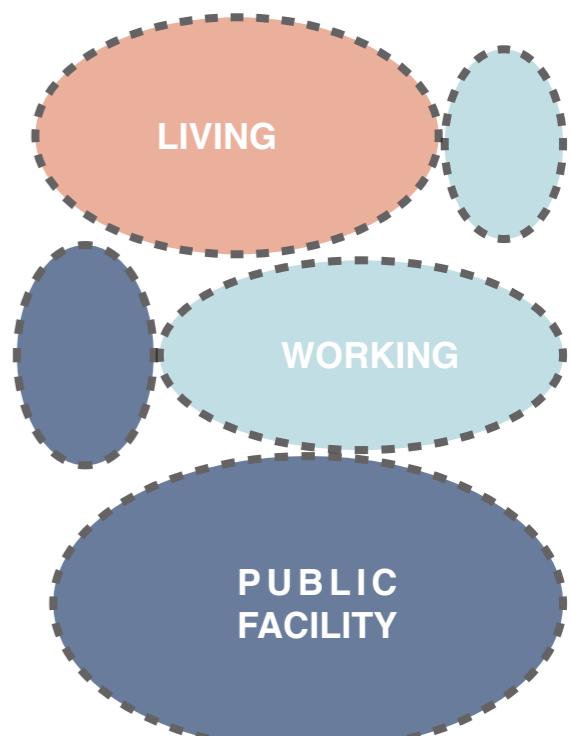
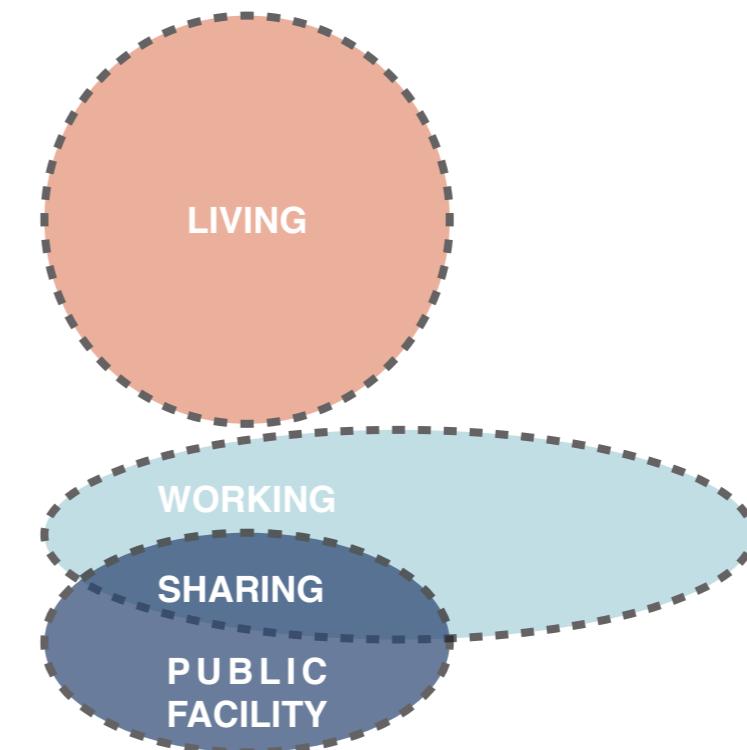
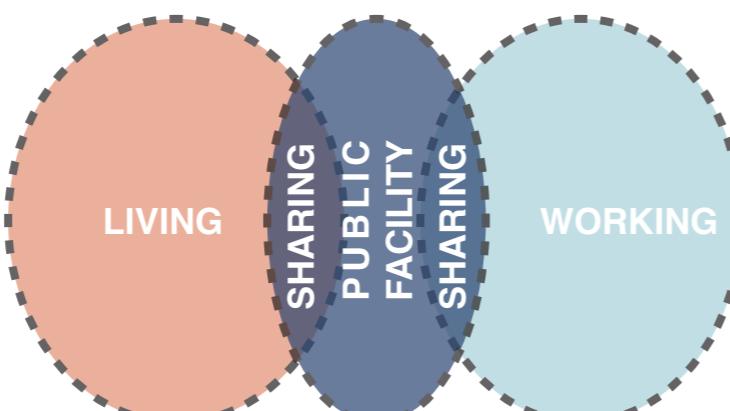
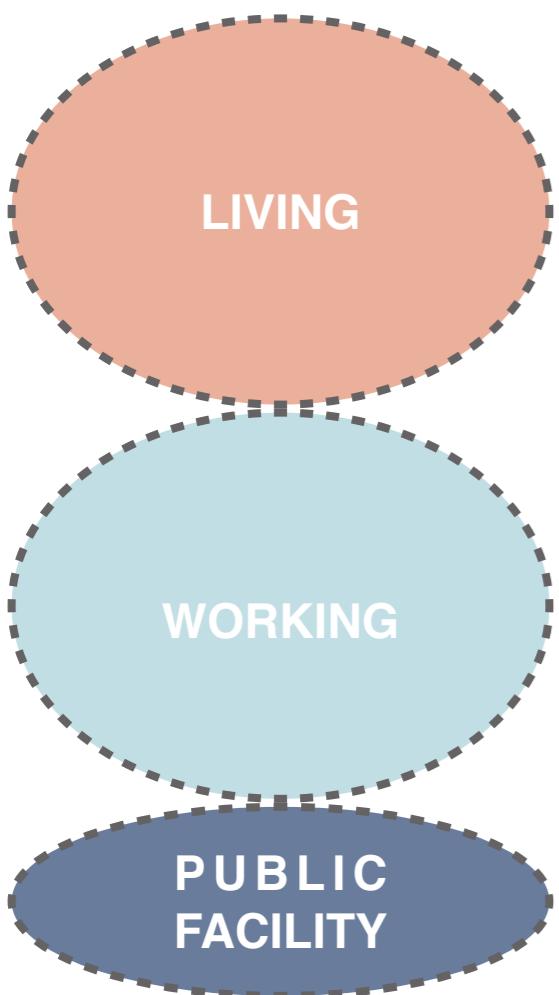


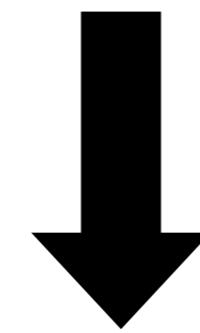
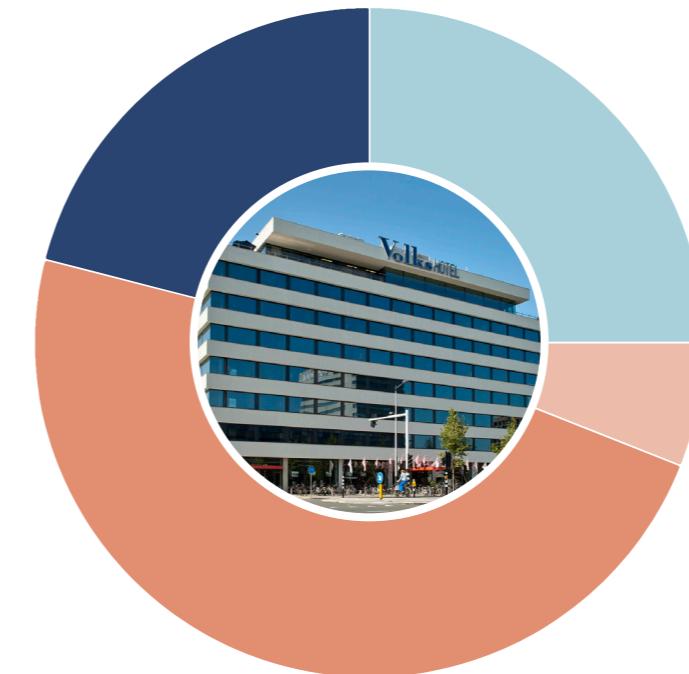
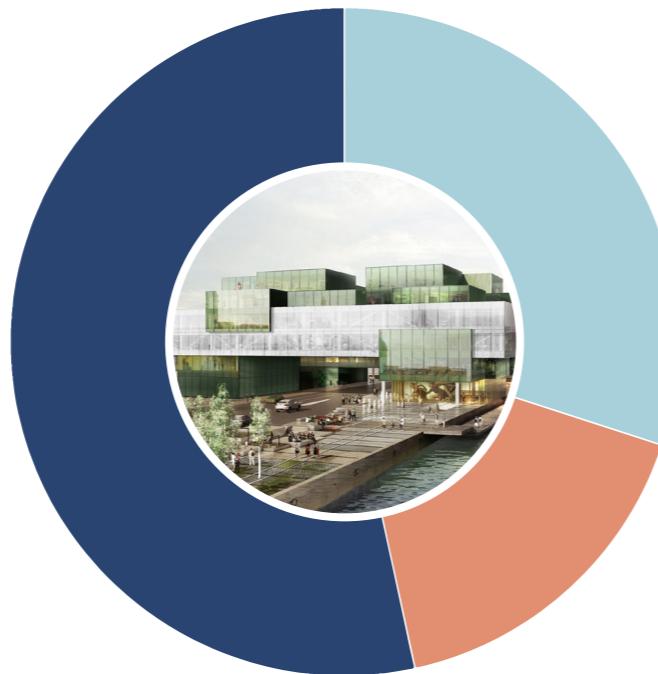
$$1 \text{ unit} = \boxed{B} + \boxed{Ba}$$

# COMPLEX

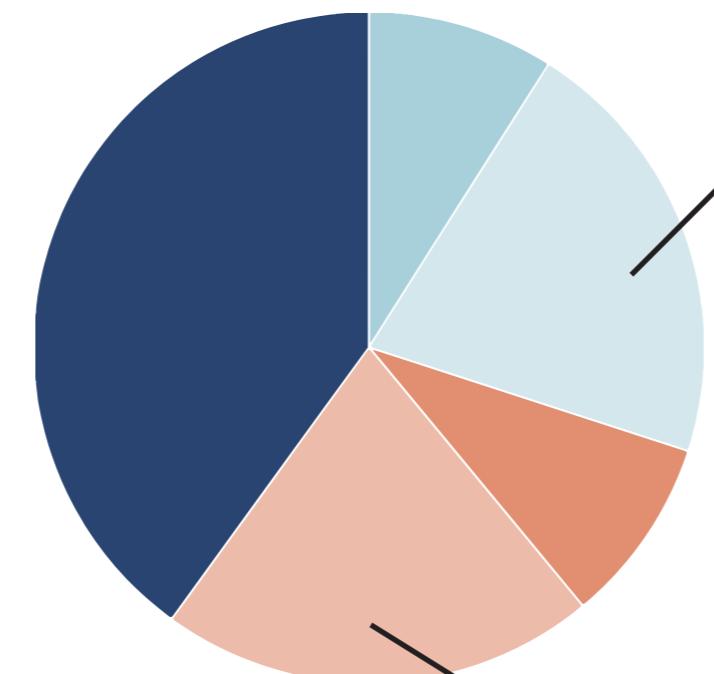


# COMPLEX





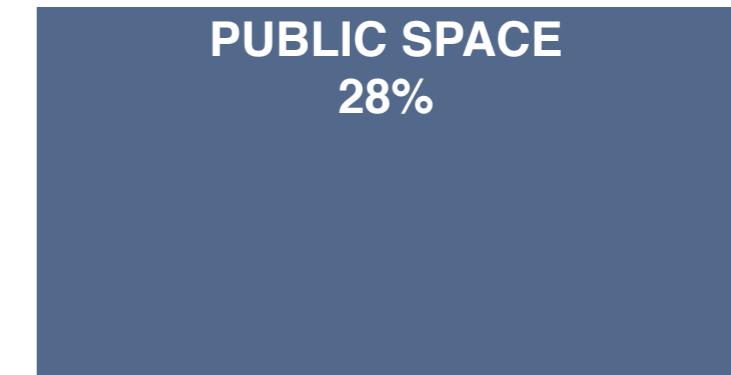
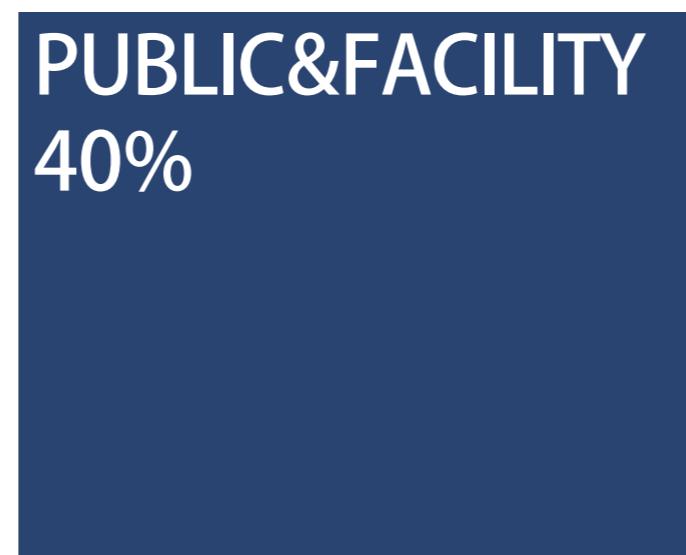
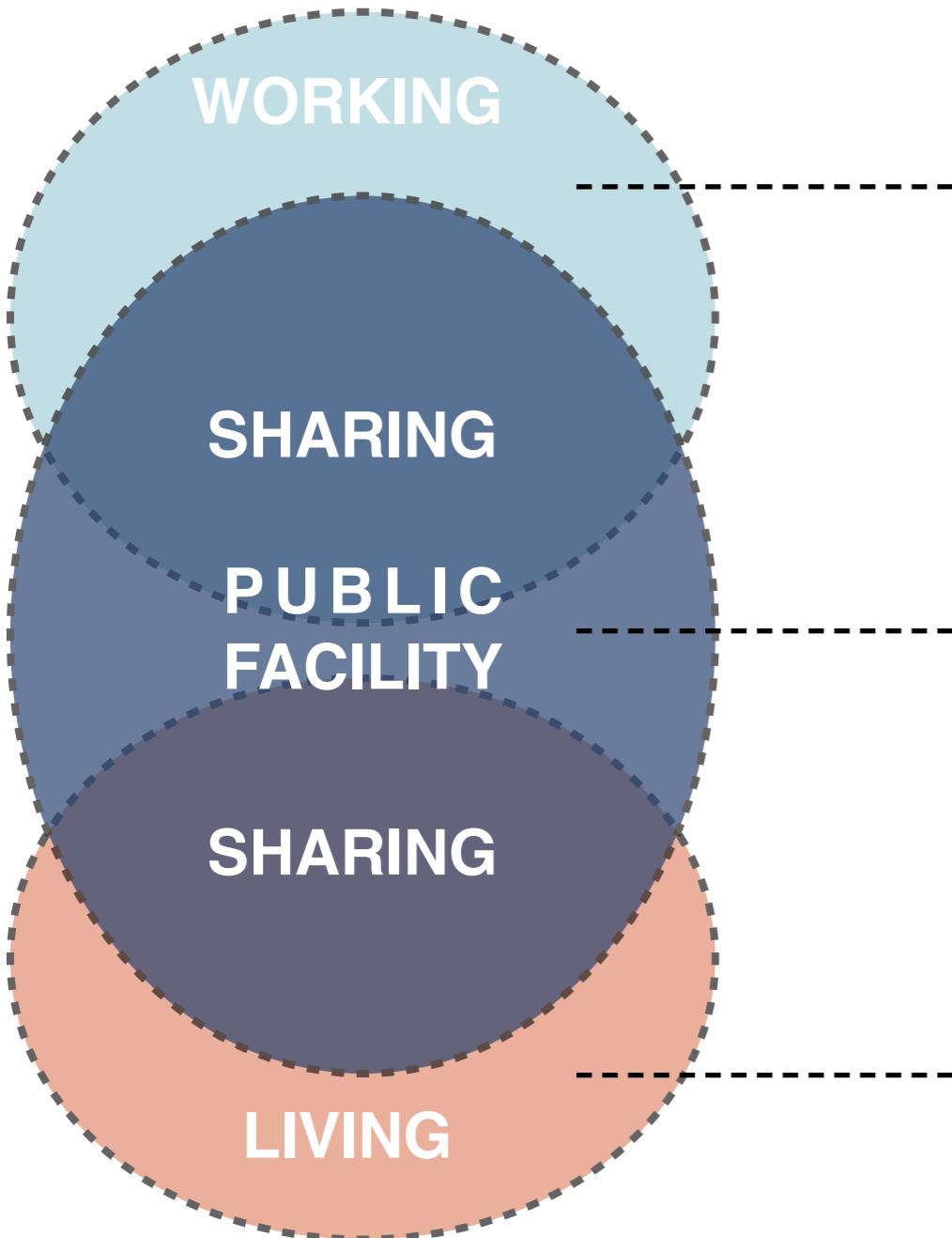
Working  
 Public  
 Living



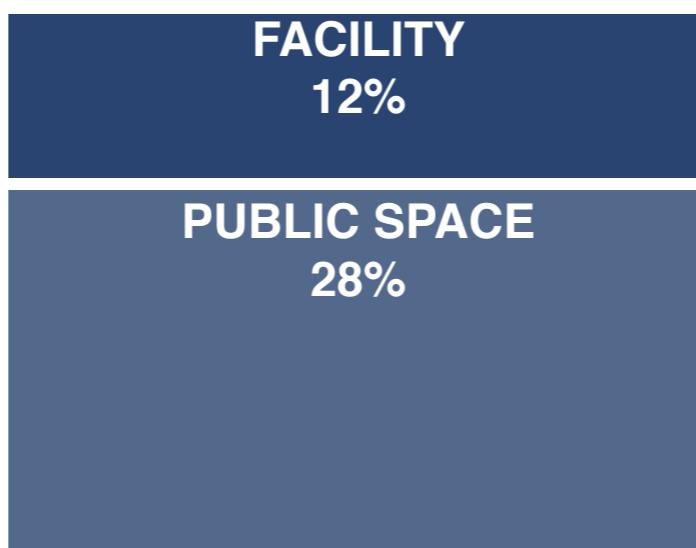
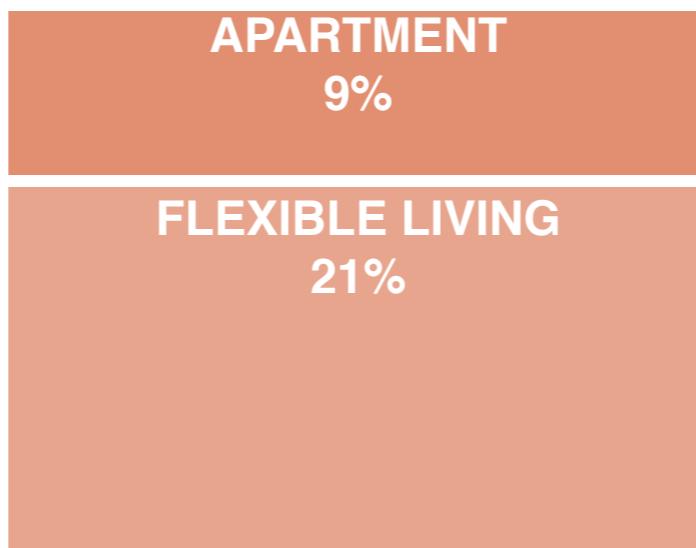
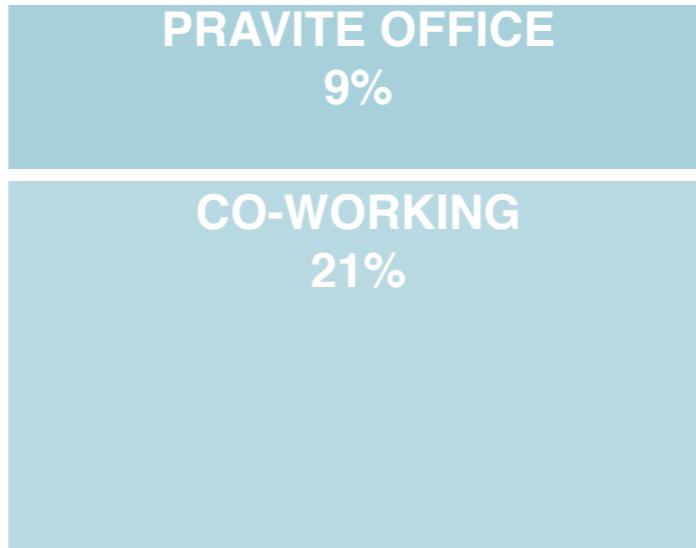
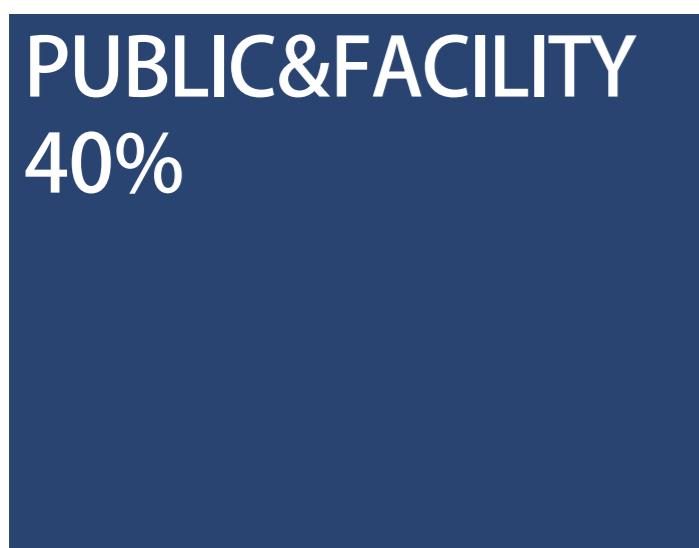
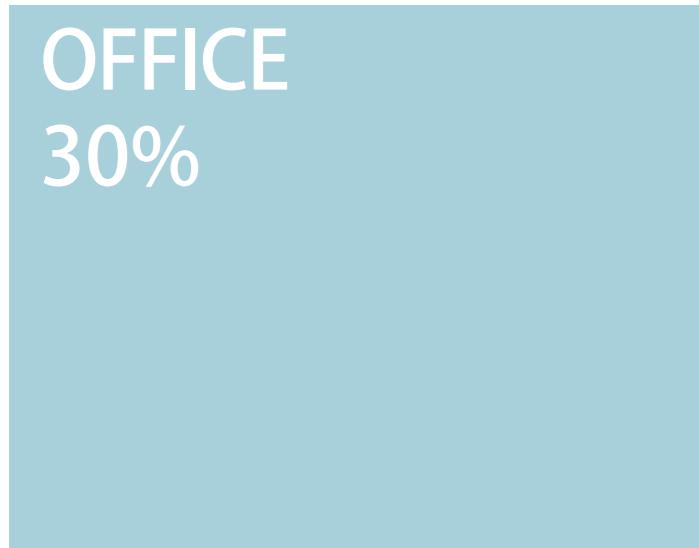
Sharing working space

Sharing living space

# PROGRAM



# PROGRAM

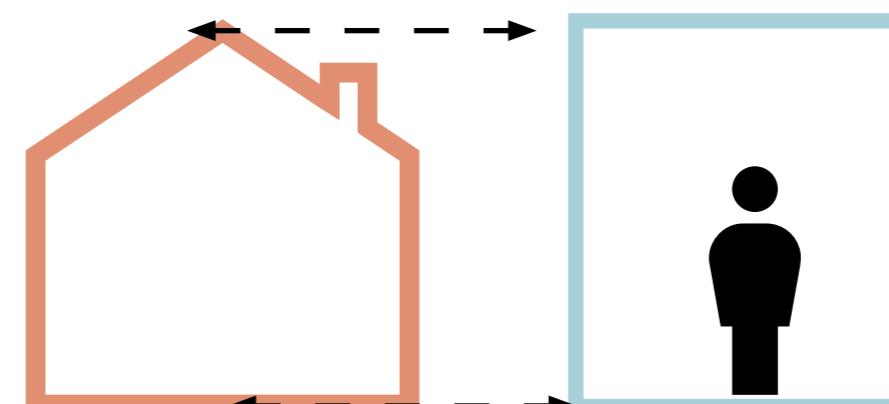


# COMBINATION

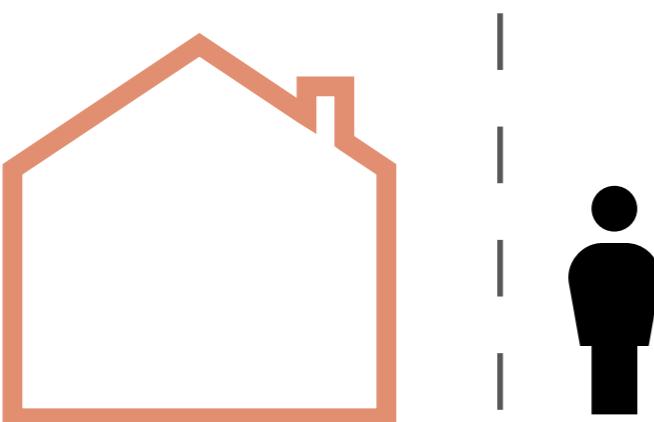
## LIVING & WORKING



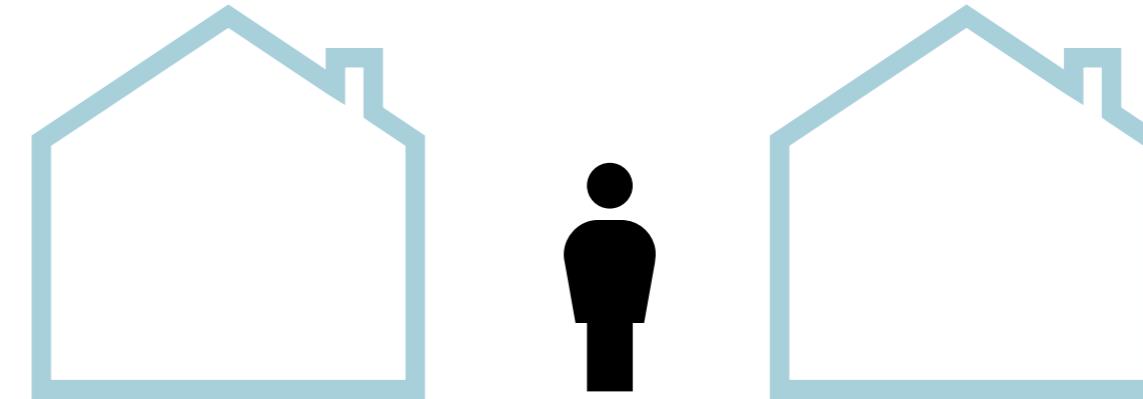
COMBINED



ATTACHED



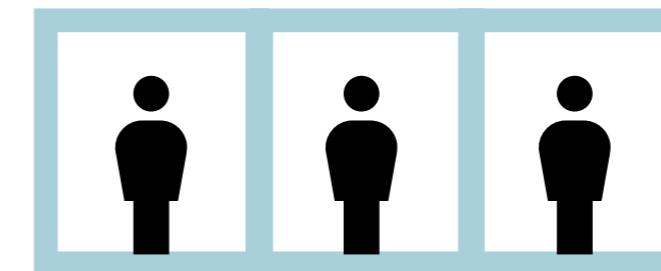
SEPERATED



SHARED

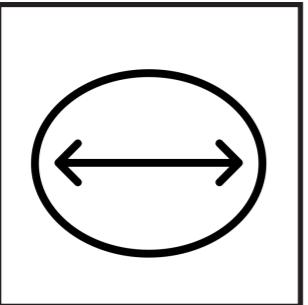


GROUP



# LOCATION

# SITE REQUIREMENTS



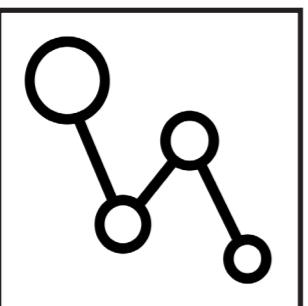
## Axis

Helping reshape the public space, strengthen the importance of axis of original Plan Zuid.



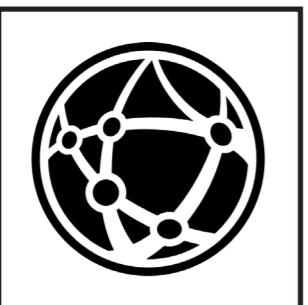
## Network

Located among the neighbourhood acting as the community service. Providing the employment opportunities to surrounding neighbourhood.



## Connect

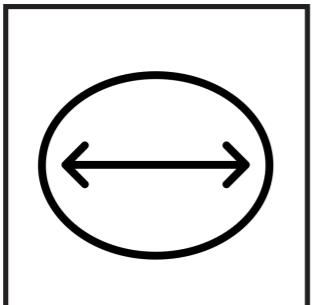
Connected with the infrastructures and facilities on the site.



## Access

Inside the superblock, the high-speed e-bike lane become the most important way of transportation. Located near the bicycle lane will increase the accessibility of the building and strengthen the connection with public transport—Amsterdam Zuid.

# SITE REQUIREMENTS



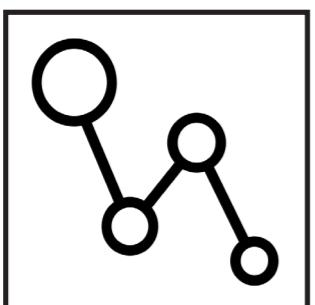
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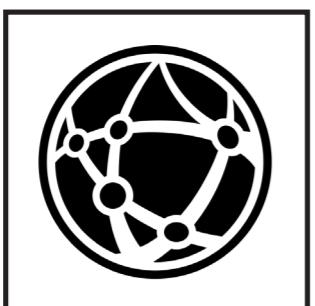
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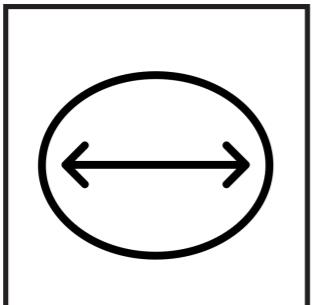
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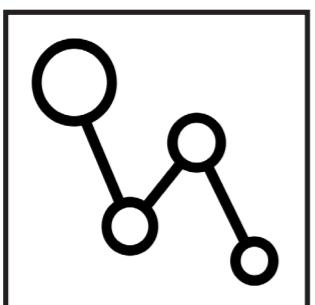
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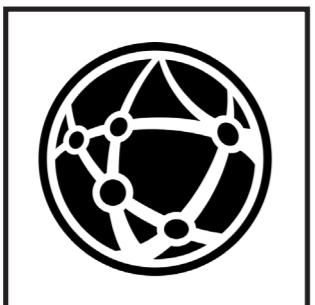
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Located among the neighbourhood acting as the community service. Providing the employment opportunities to surrounding neighbourhood.



## Connect

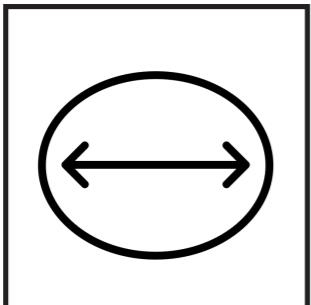
Connected with the infrastructures and facilities on the site.



## Access

Inside the superblock, the high-speed e-bike lane become the most important way of transportation. Located near the bicycle lane will increase the accessibility of the building and strengthen the connection with public transport—Amsterdam Zuid.

# SITE REQUIREMENTS



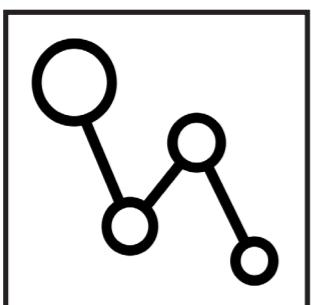
## Axis

Helping reshape the public space, strengthen the importance of axis of original Plan Zuid.



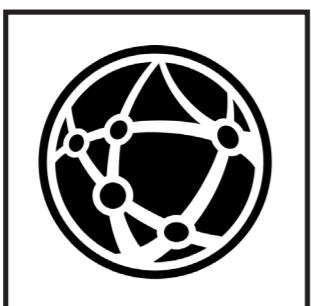
## Network

Located among the neighbourhood acting as the community service. Providing the employment opportunities to surrounding neighbourhood.



## Connect

Connected with the infrastructures and facilities on the site.



## Access

Inside the superblock, the high-speed e-bike lane become the most important way of transportation. Located near the bicycle lane will increase the accessibility of the building and strengthen the connection with public transport—Amsterdam Zuid.

# LOCATION



# LOCATION





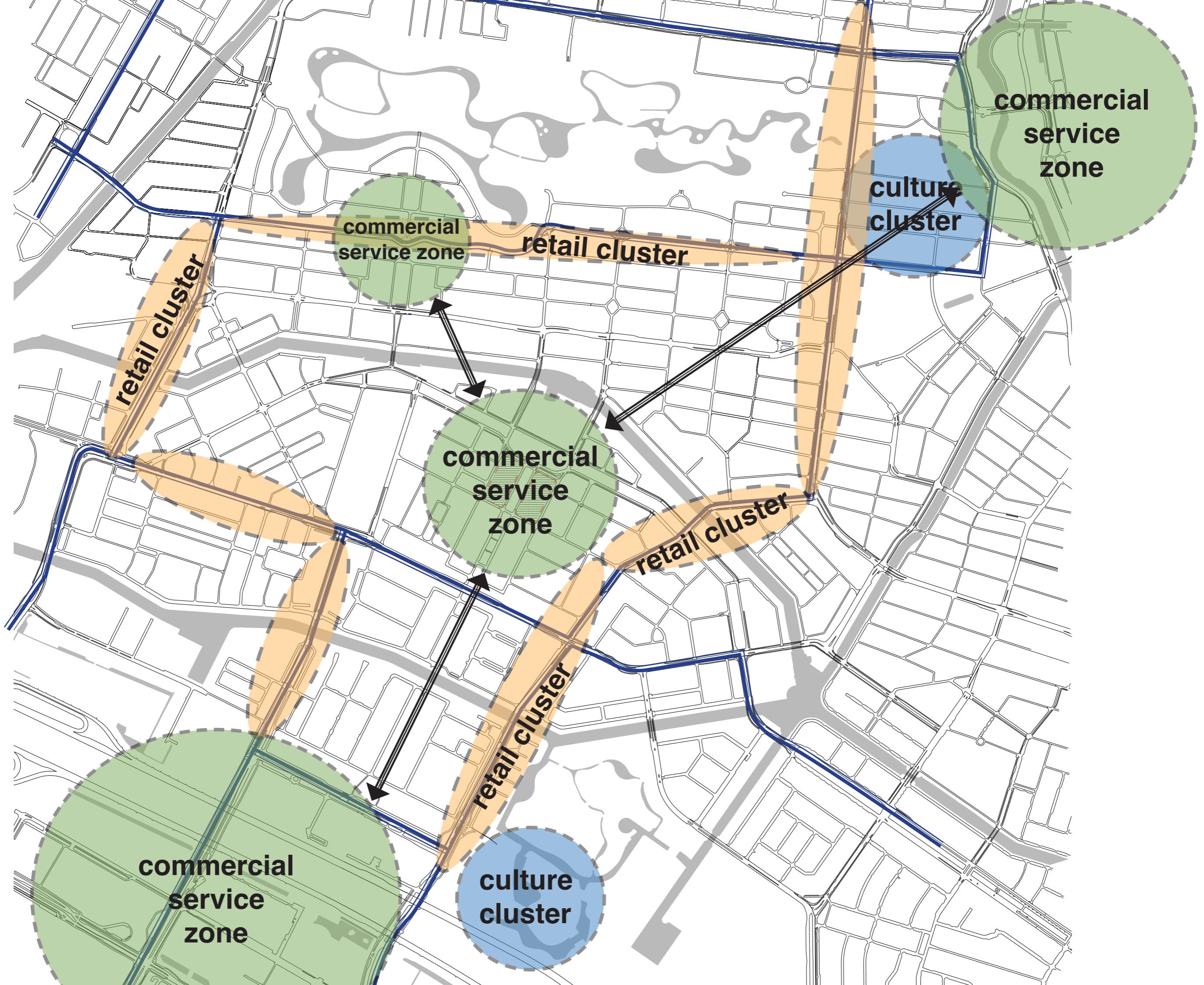
**CAR ROAD**

**E-BIKE ROAD**



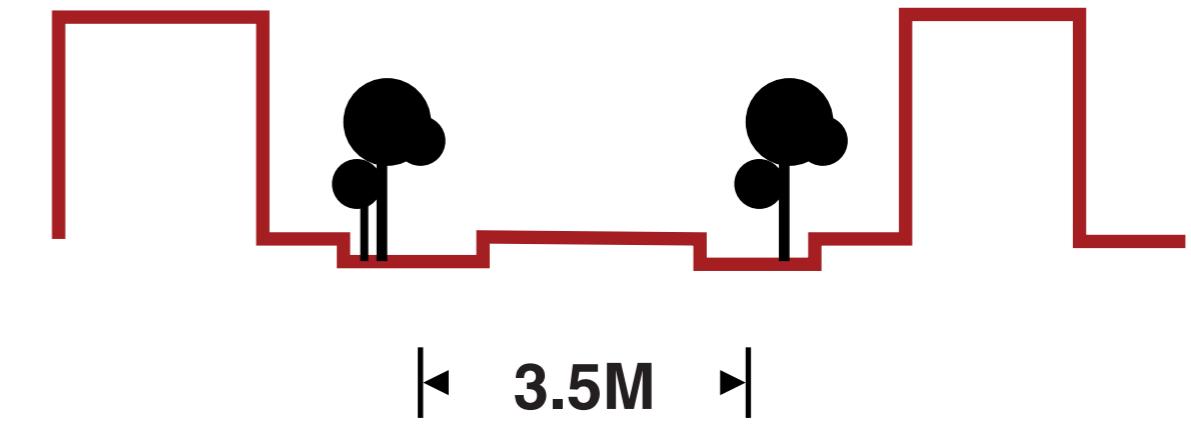
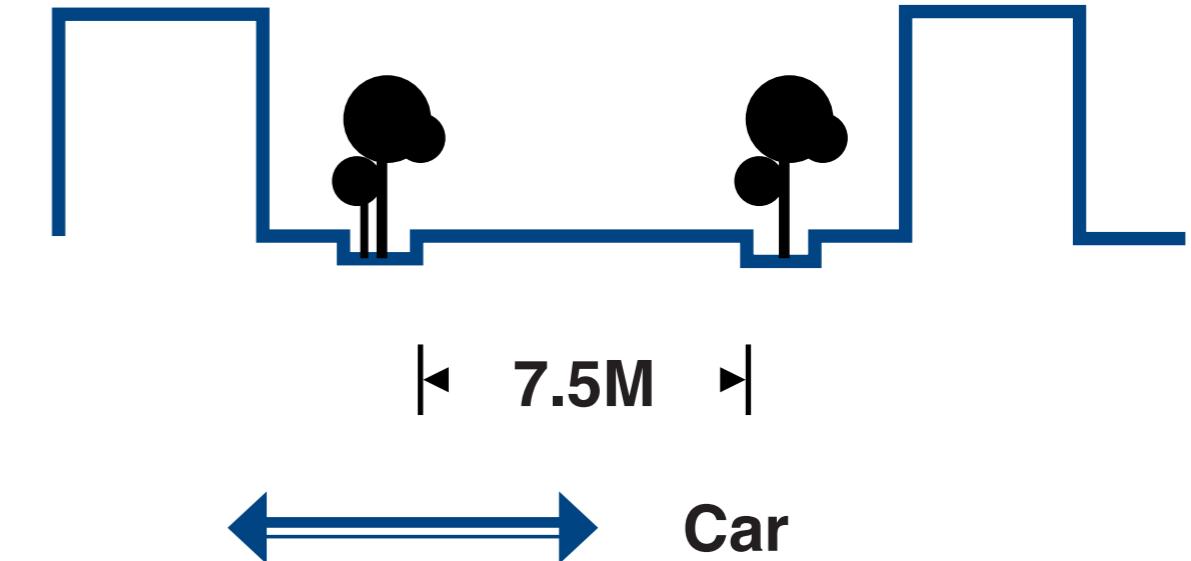
**RETAIL & RESTAURANT**



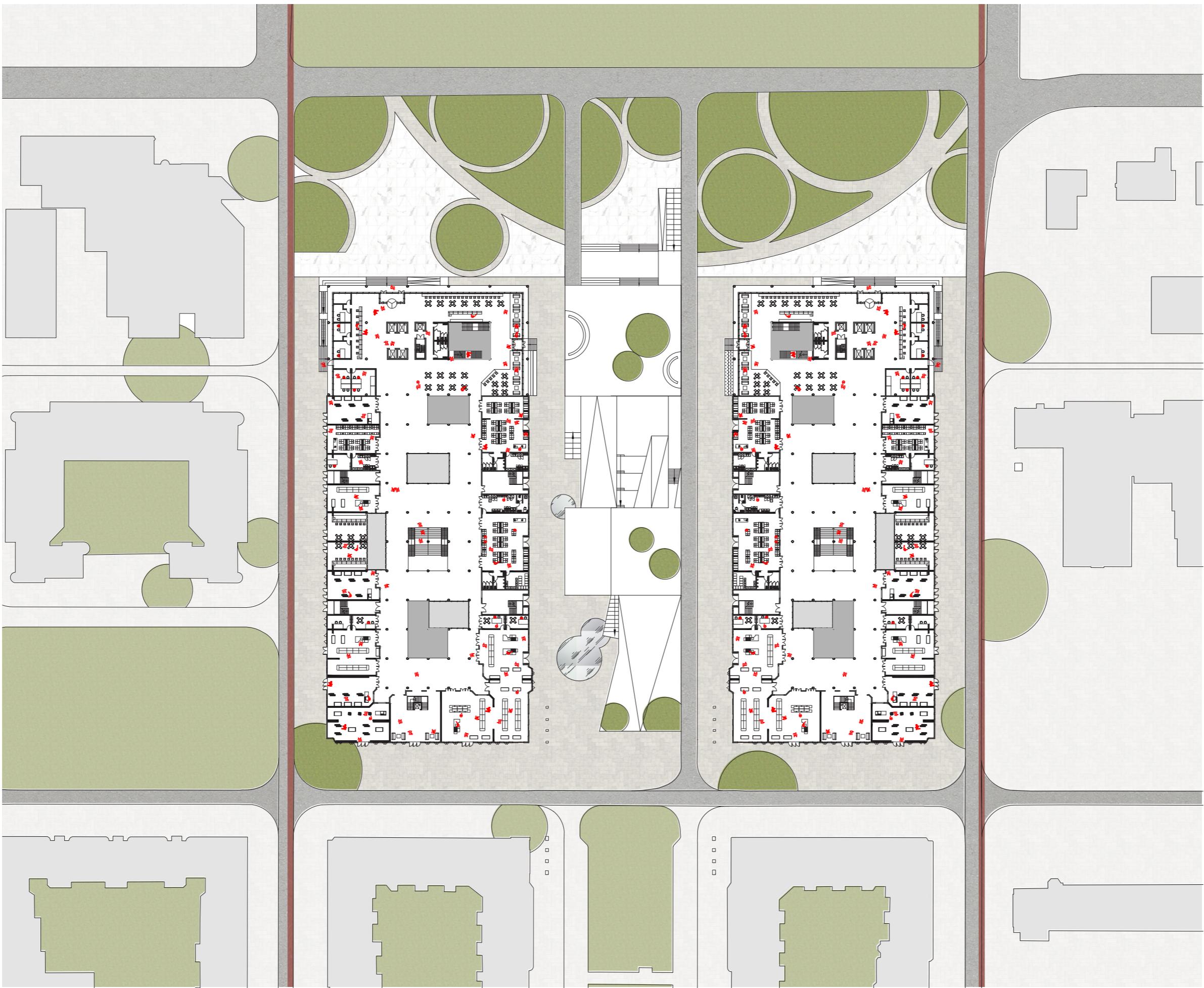


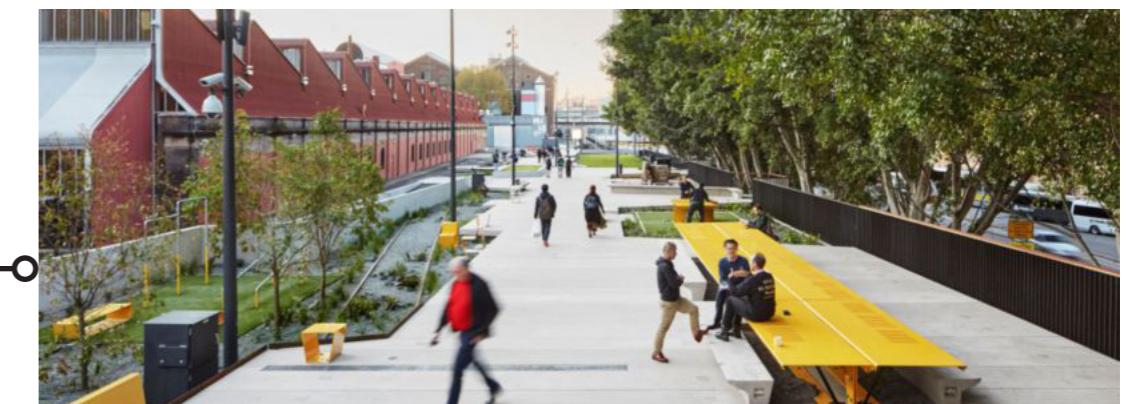
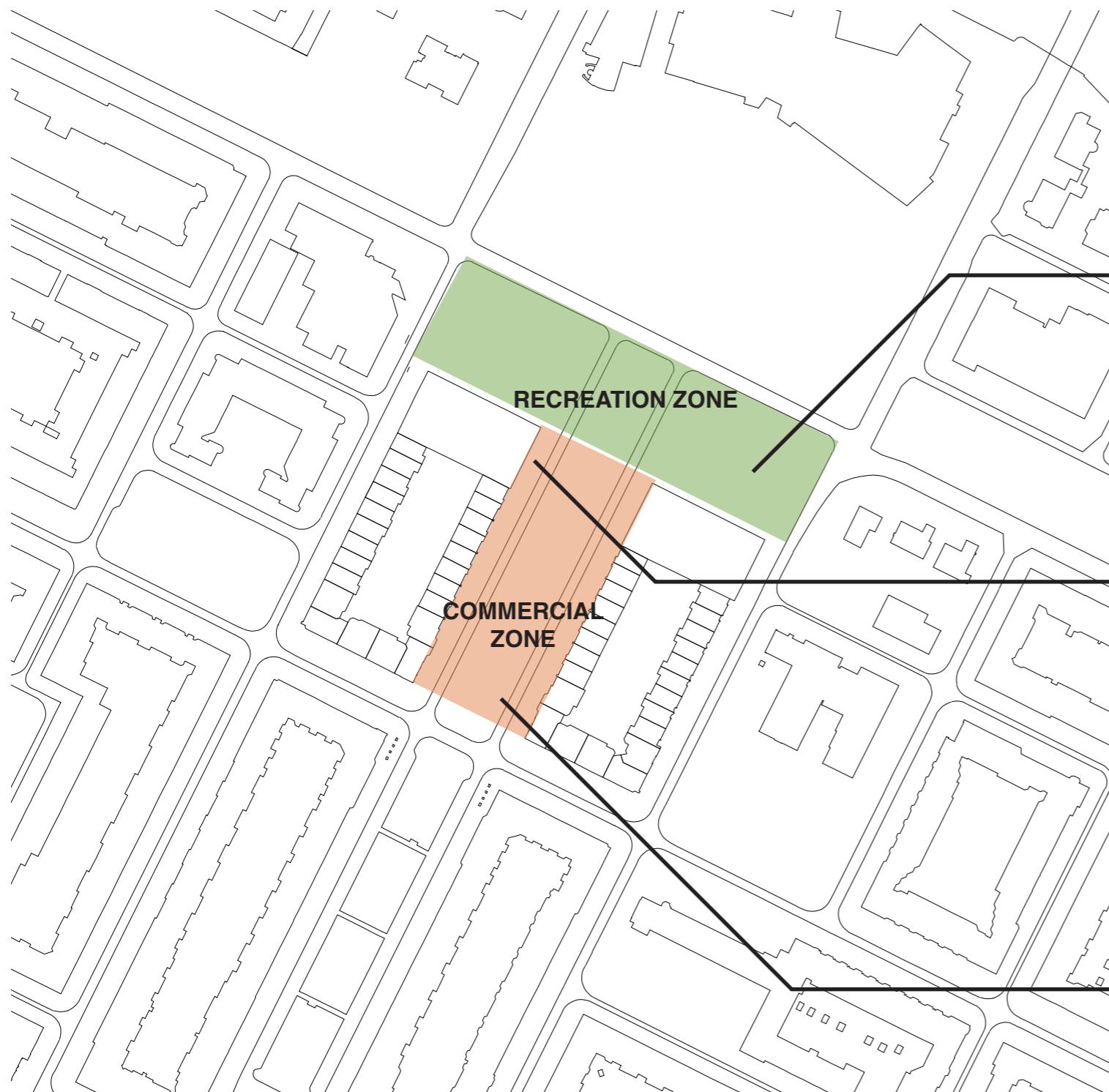
# SITE STRATEGY





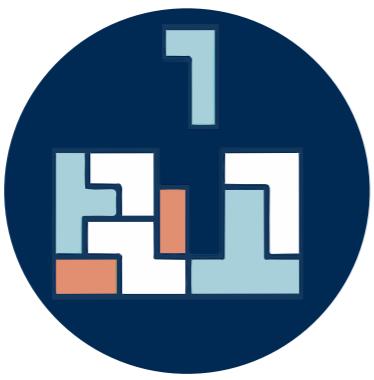
↔ ● ● ● ● →  
↔ →  
**Pedestrian**  
**Bike**



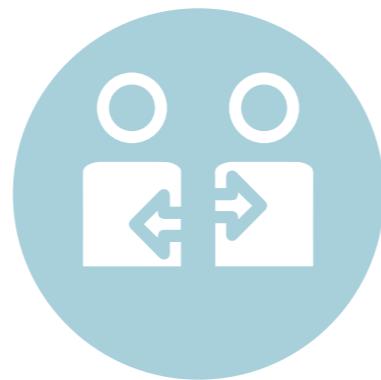


# BUILDING CONCEPT

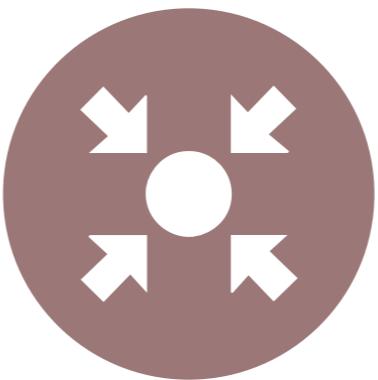
# STRATEGY



Desification



Sharing

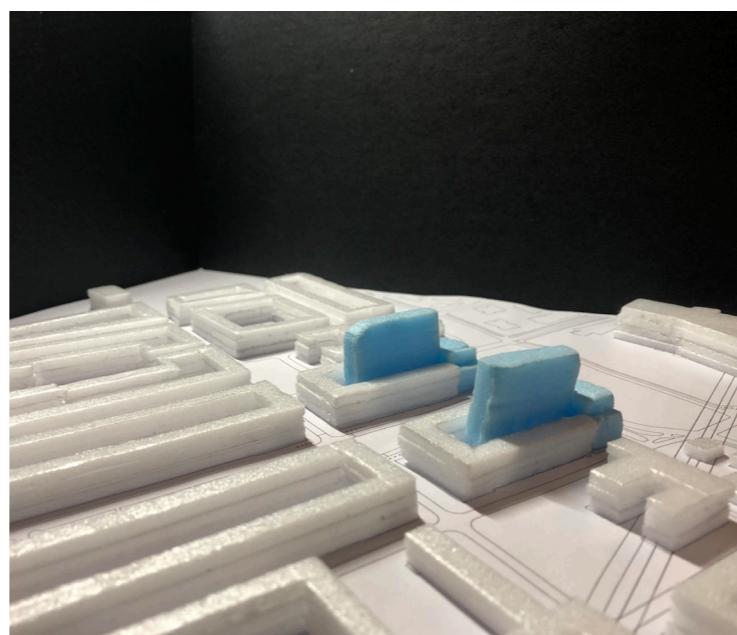
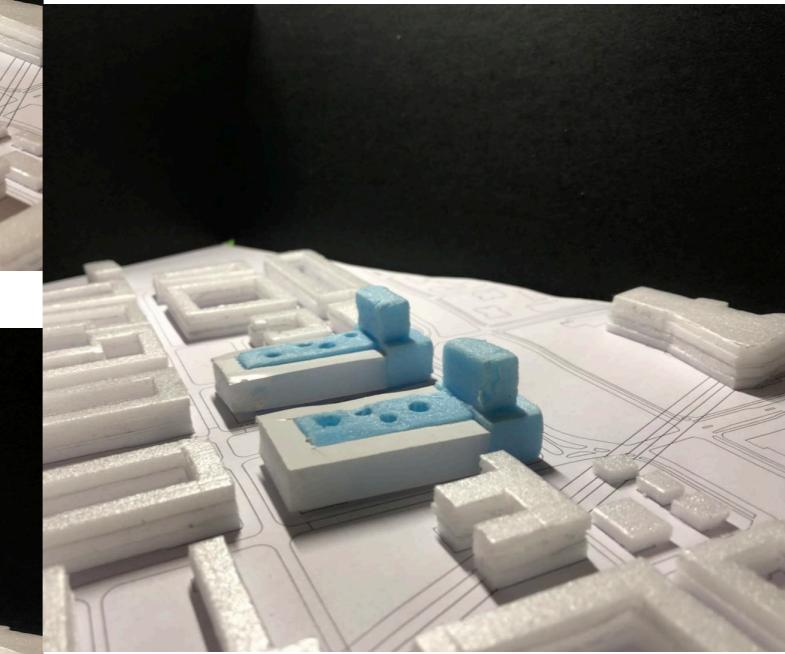
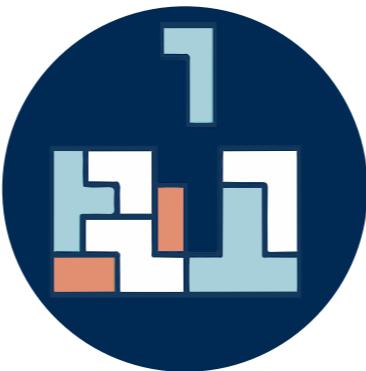


Compact

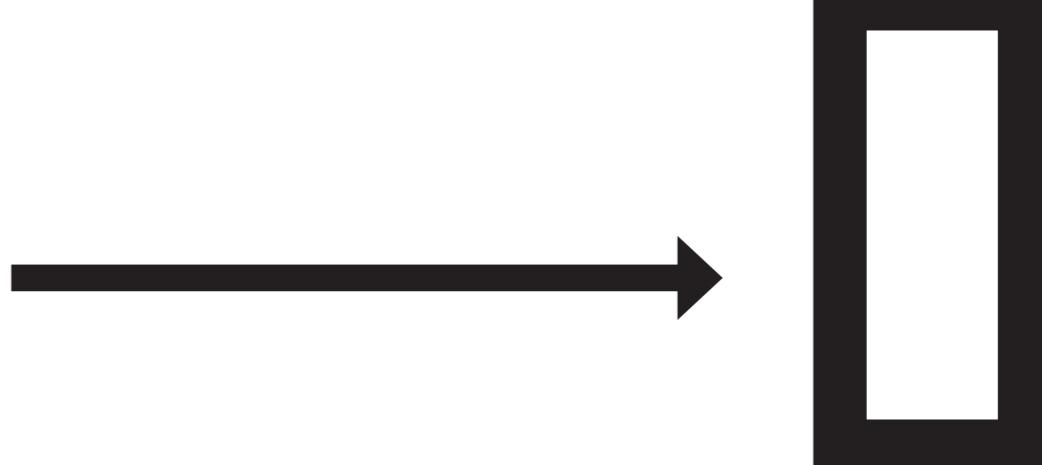
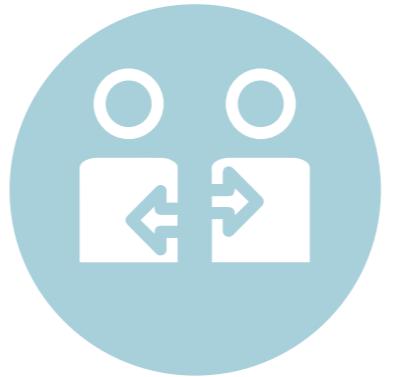


Communication

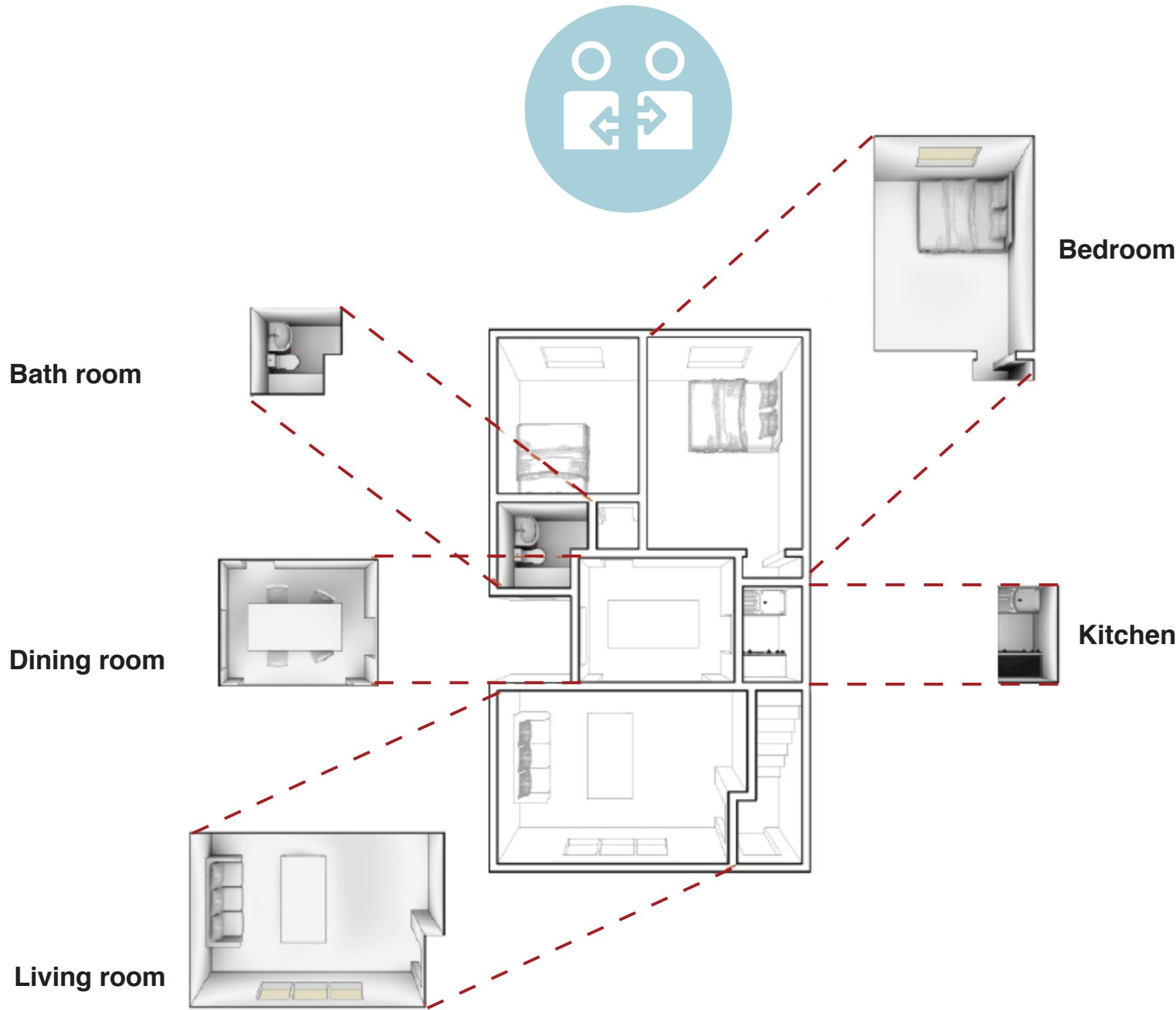
# Desification

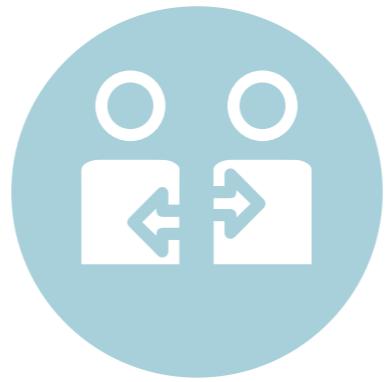


# Sharing



# Break down the housing program





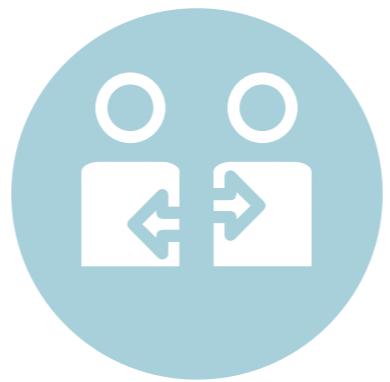
**Second-hand Clothes**

**Cooking Class**

**Party Room**

**Children Care**

**Laundry**



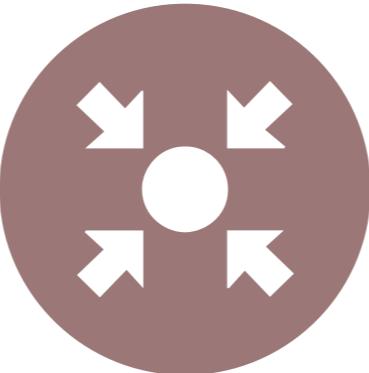
**Library**

**Coworking**

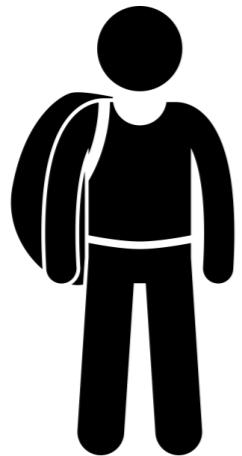
**Park**

**Computer Lab**

# Compact



Youth & traveler



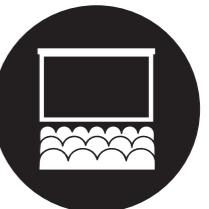
Start-up



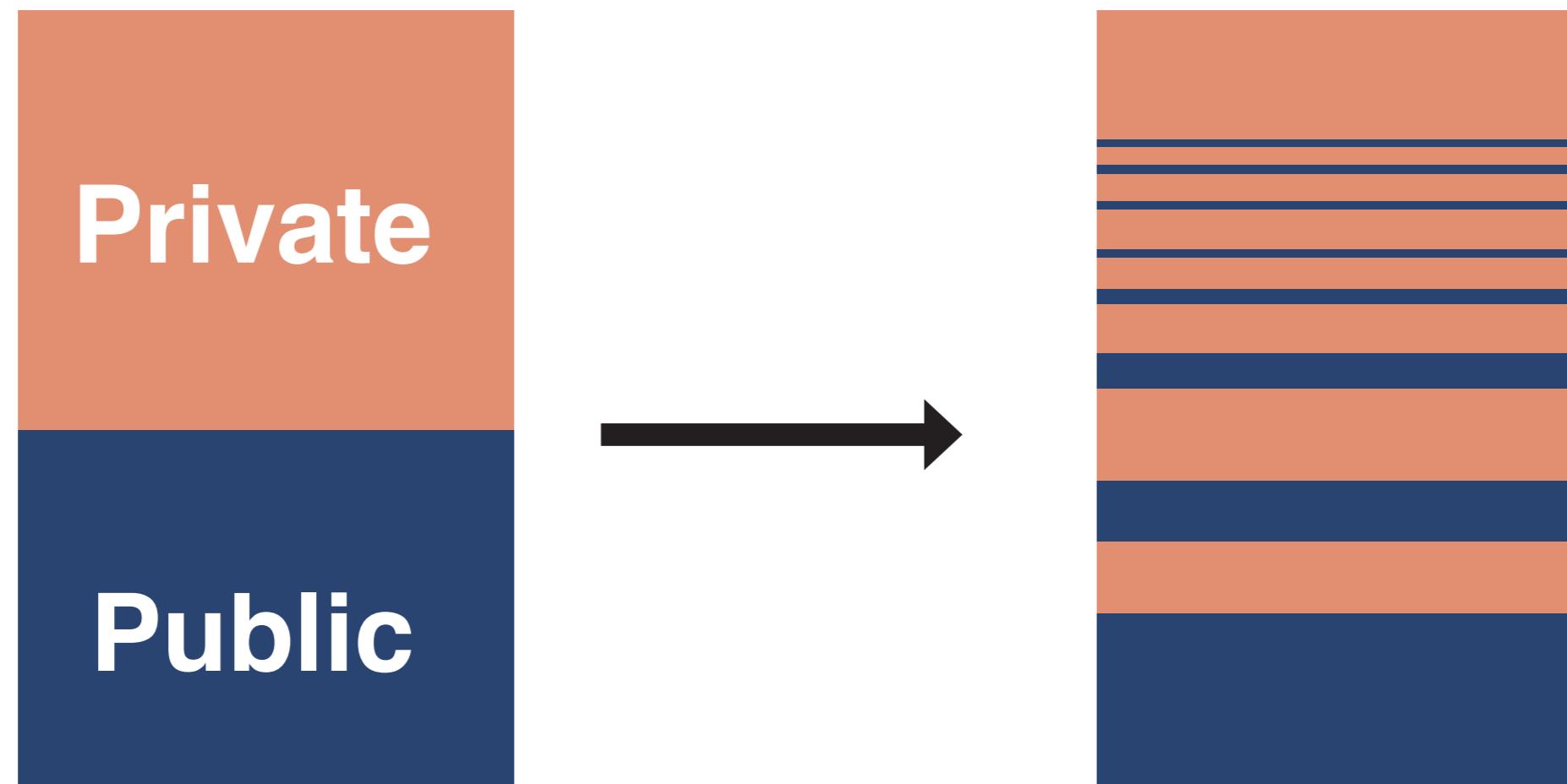
Professionals



Family



# Communication



**PRIVATE**

LOFT

STUDIO

APARTMENT

**SEMI-PUBLIC**

WORK-SHOP

EVENT ROOM

CLASS ROOM

RENTAL OFFICE

MEETING ROOM

CO-WORKING

HOUSING SERVICE

SHARED APARTMENT

HOTEL

BED & BREAKFAST

**COMMERCIAL**

RETAIL

PUBLIC FOYER

RESTAURANT & BAR

SHARED GARDEN

**PUBLIC**

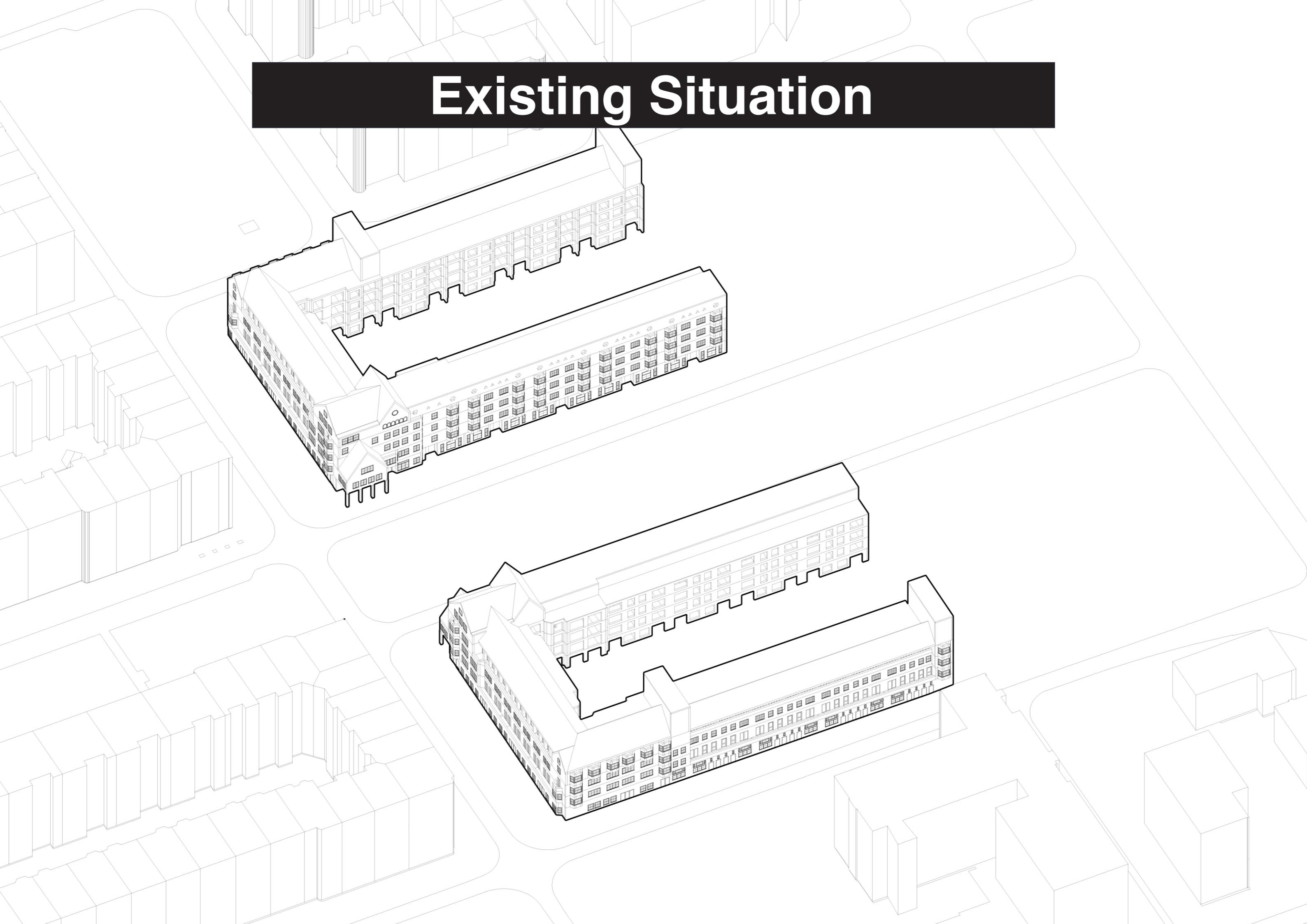
COMMUNITY LIBRARY

EXHIBITION

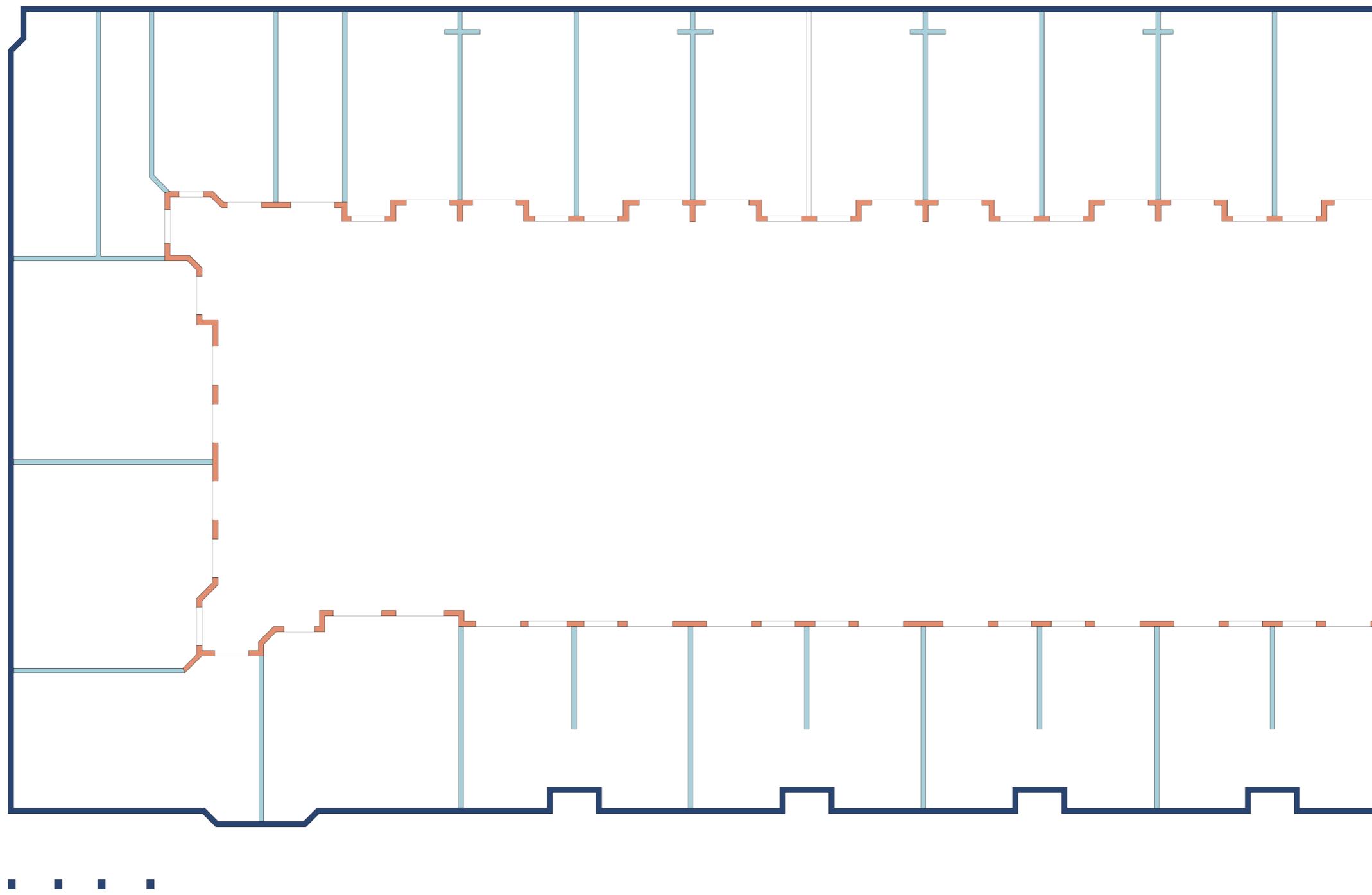
BIKE PARKING

COMMUNITY PARK

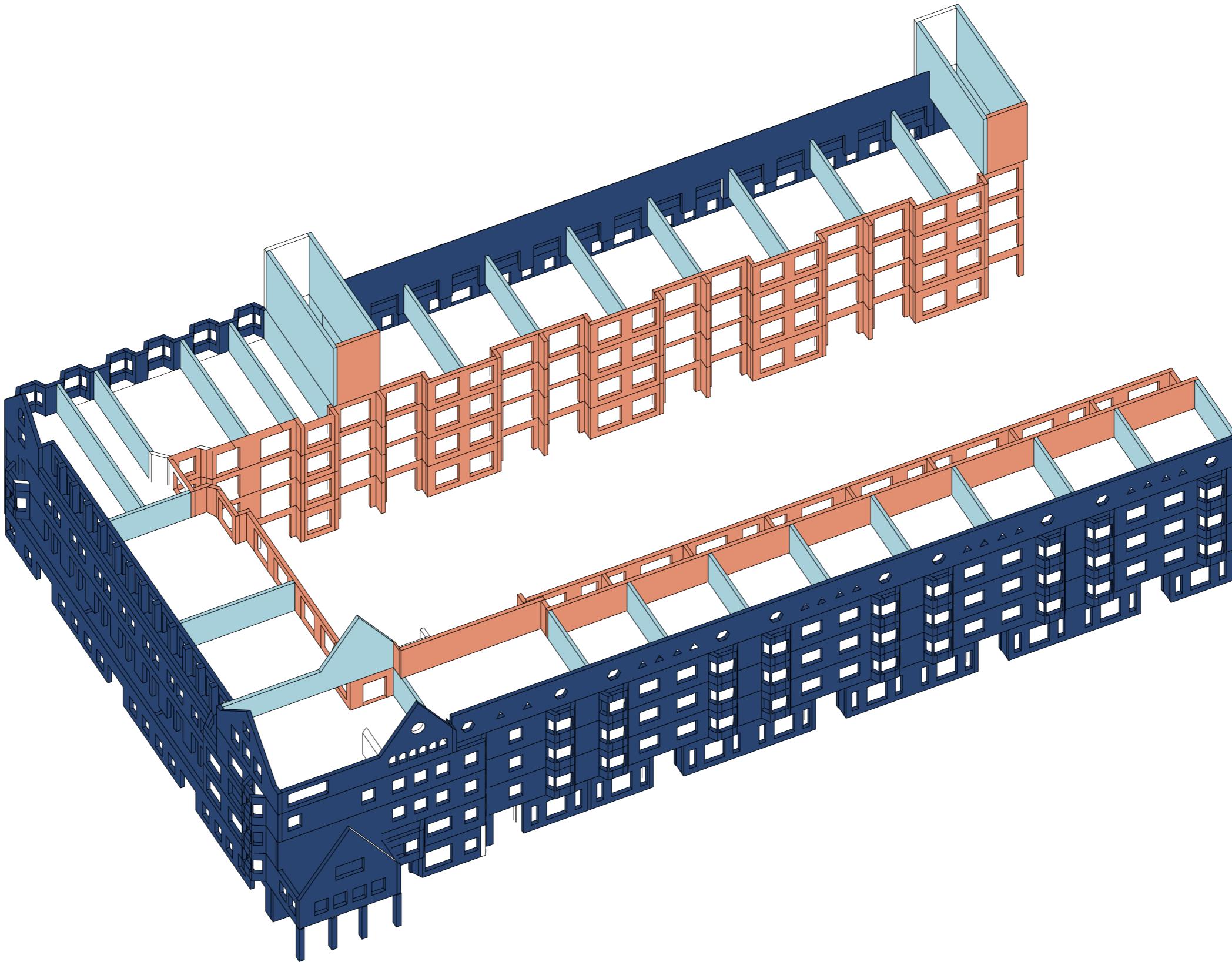
# Existing Situation



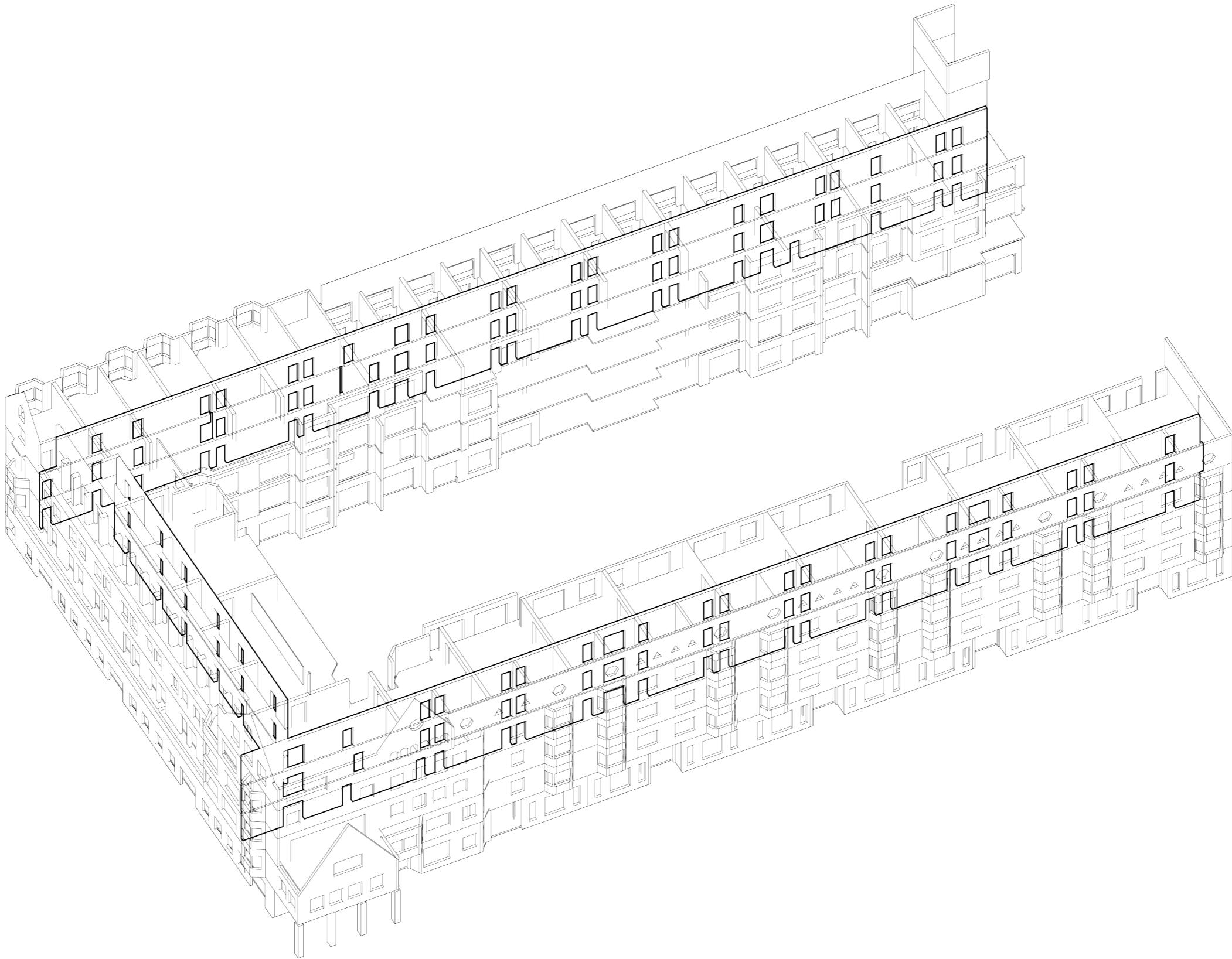
# Original Plan



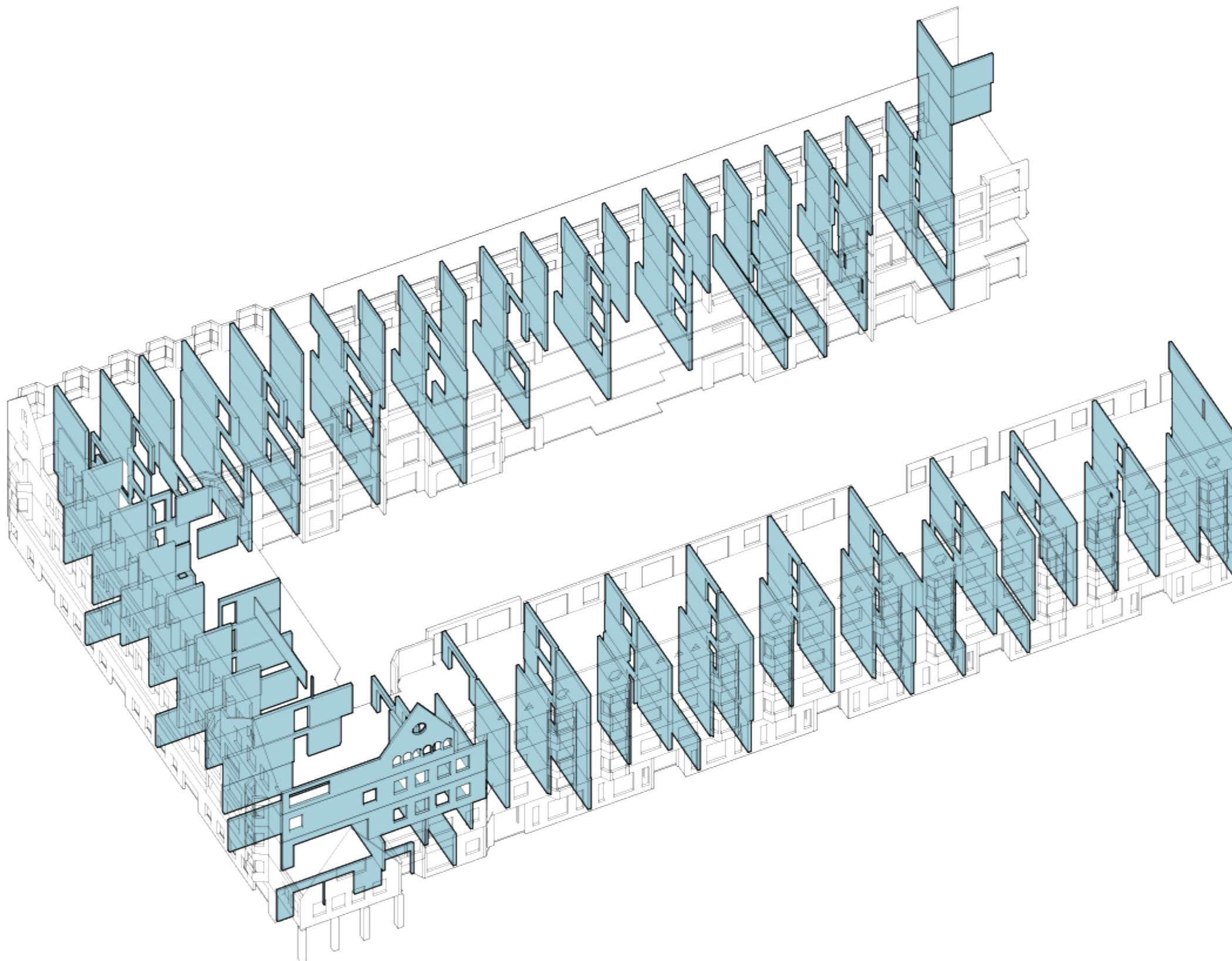
# Original Building



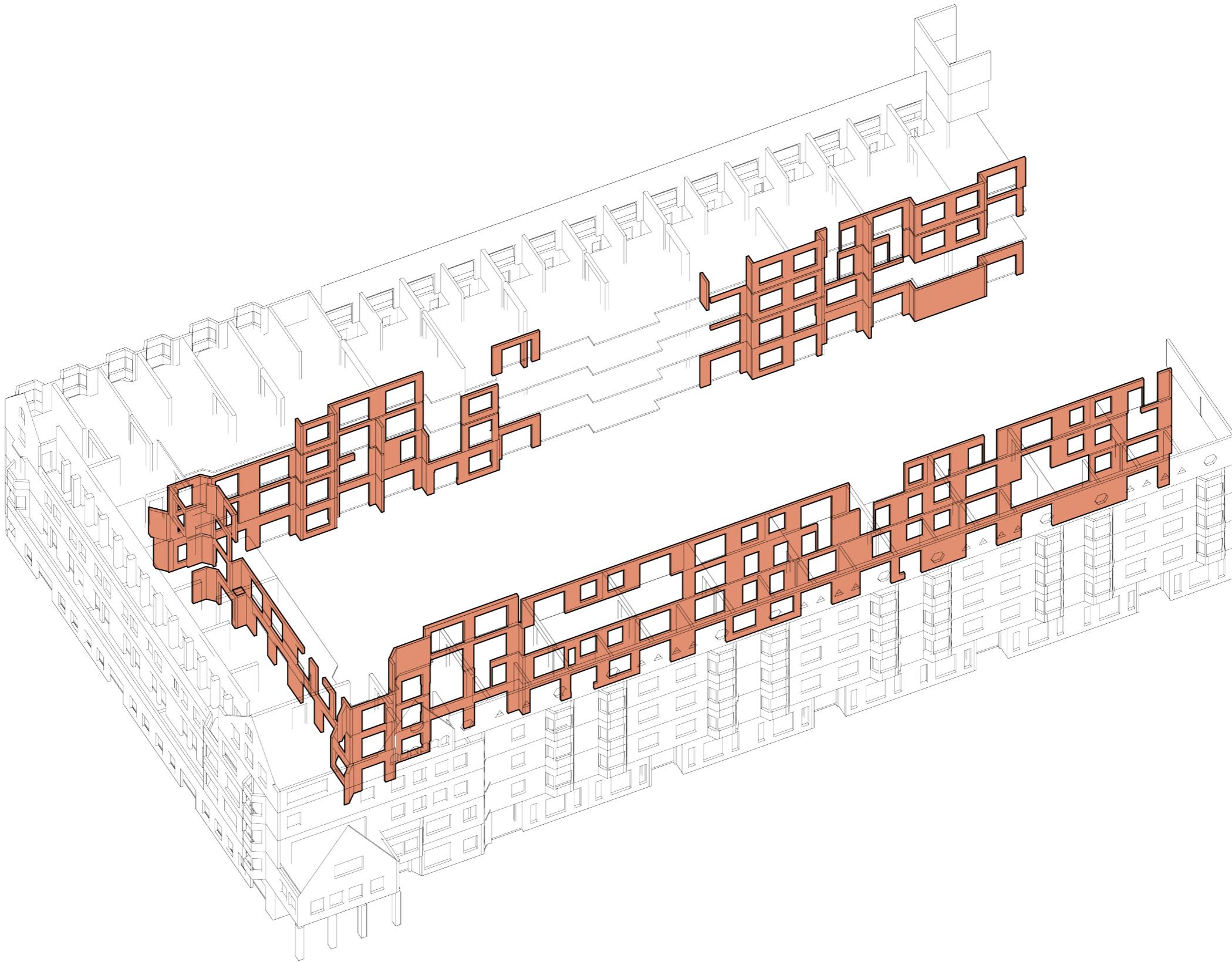
# Add Partition Wall



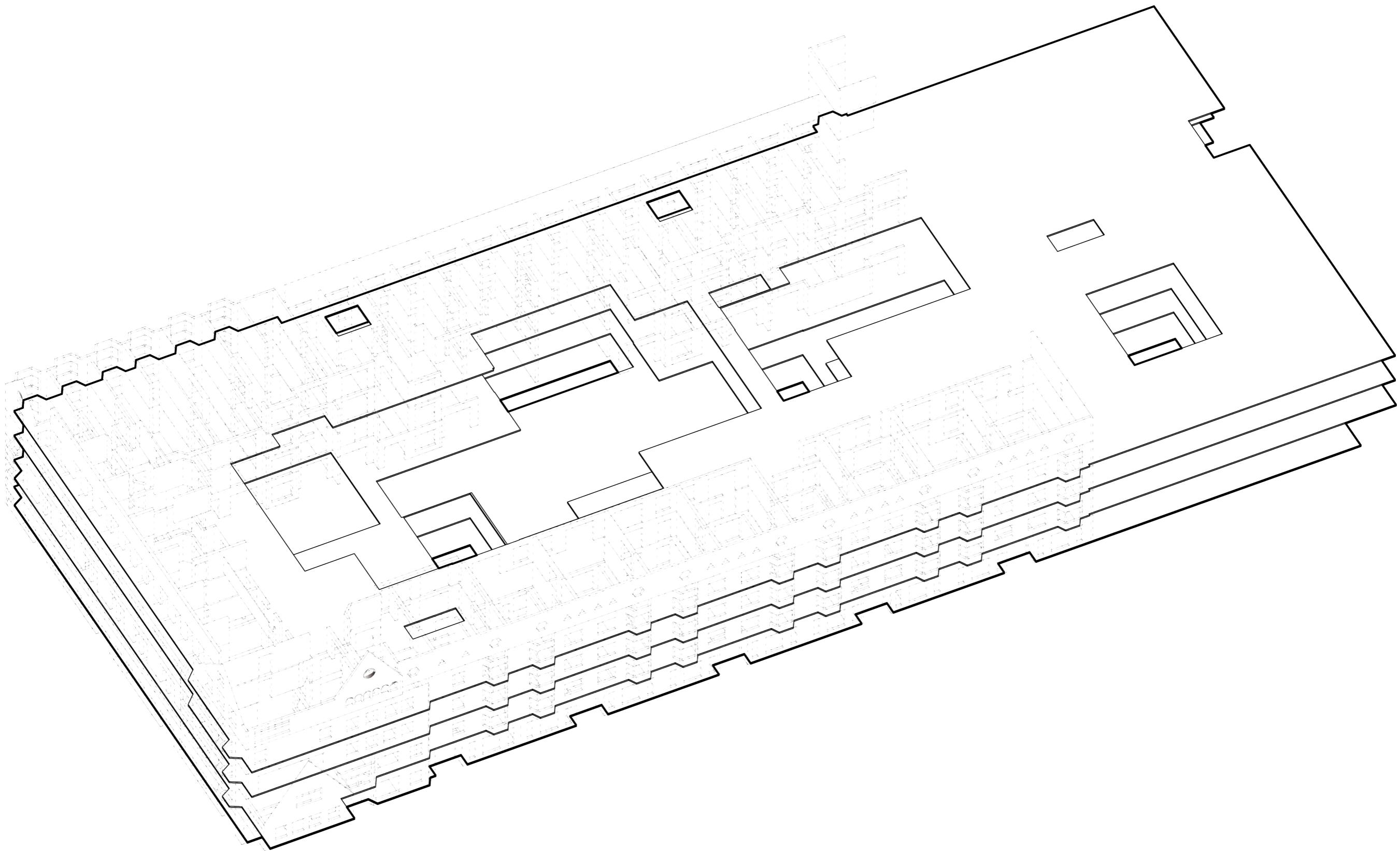
# Add Partition Wall



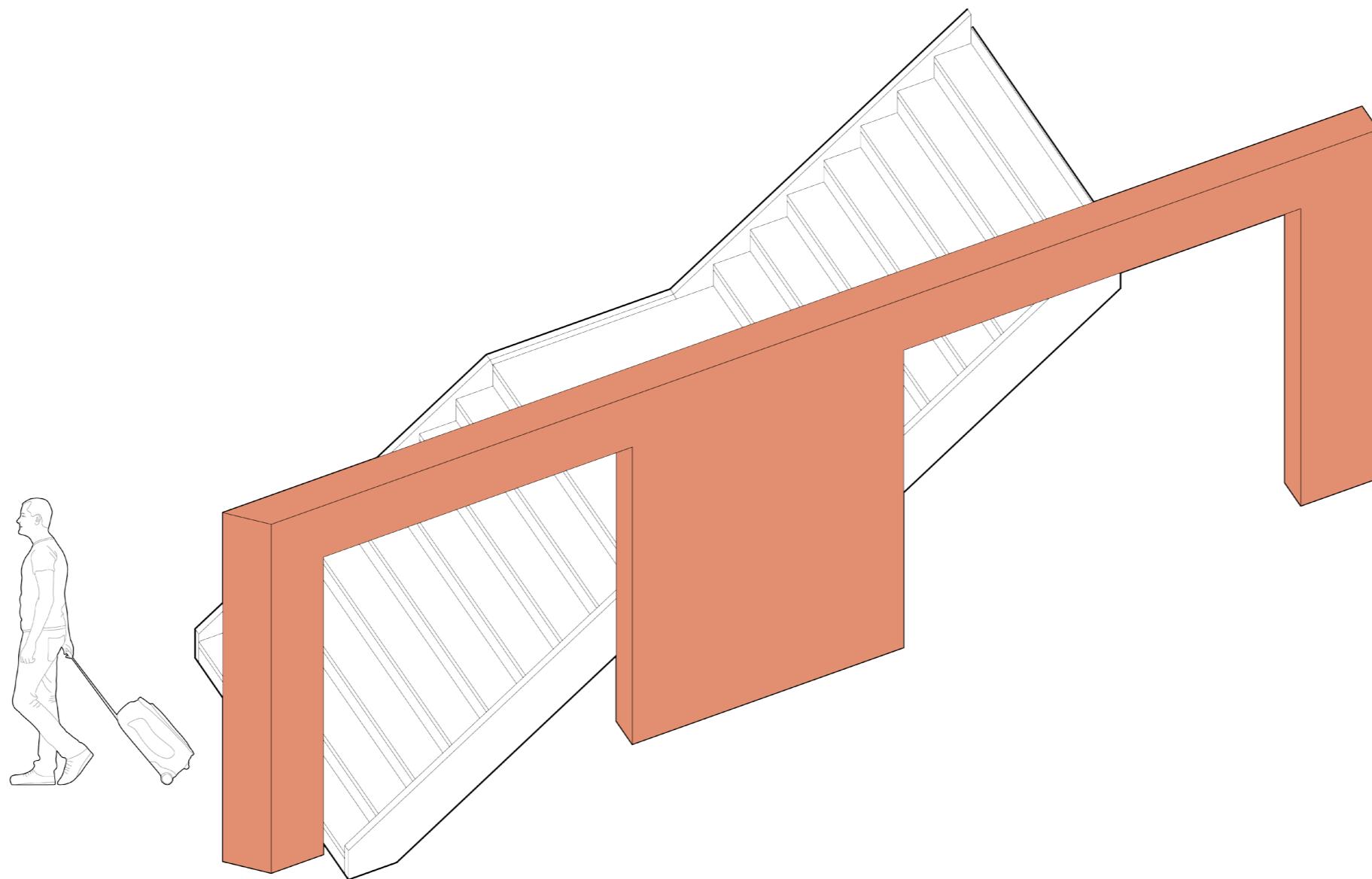
# Demolish Parts of Back Facade



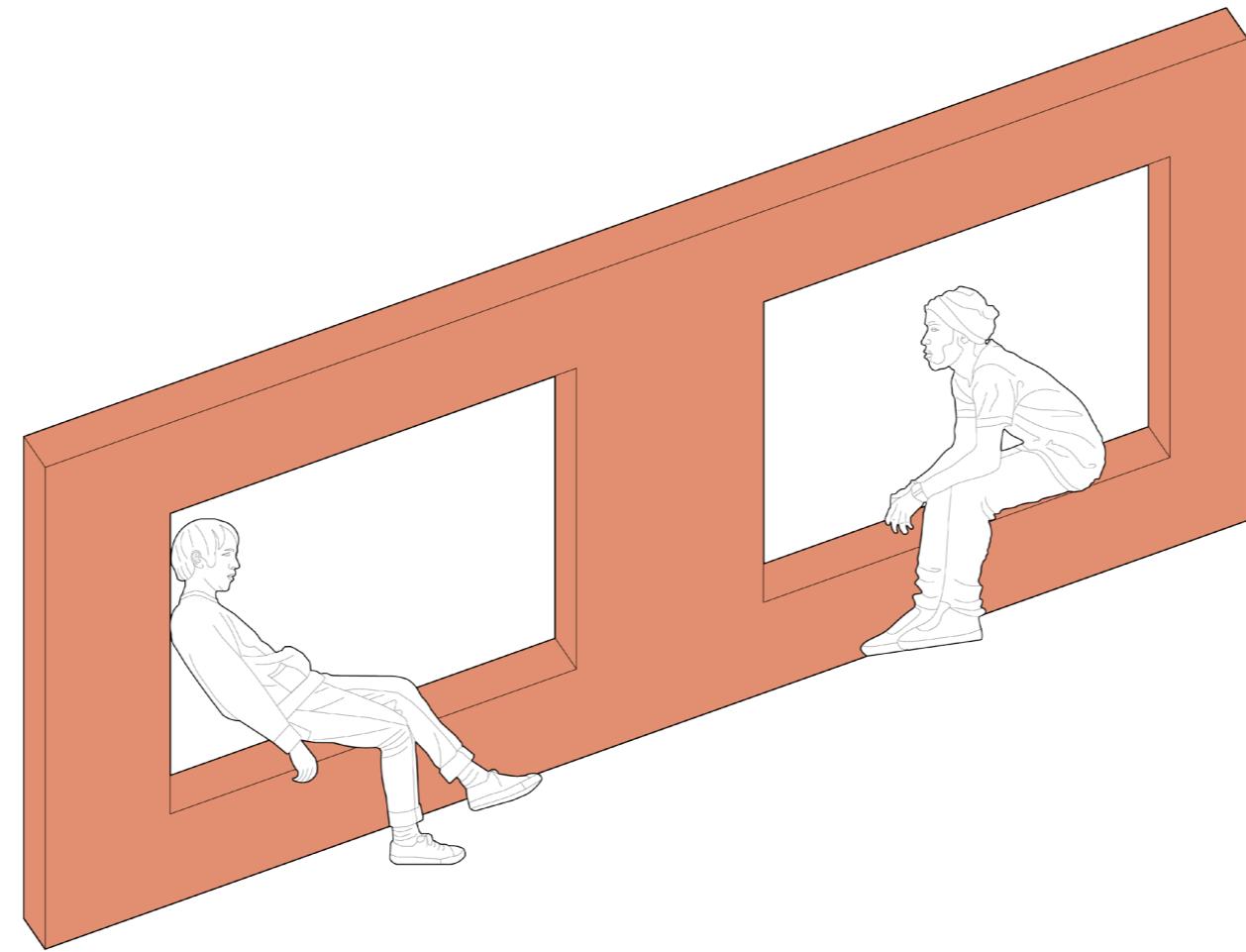
# New floor



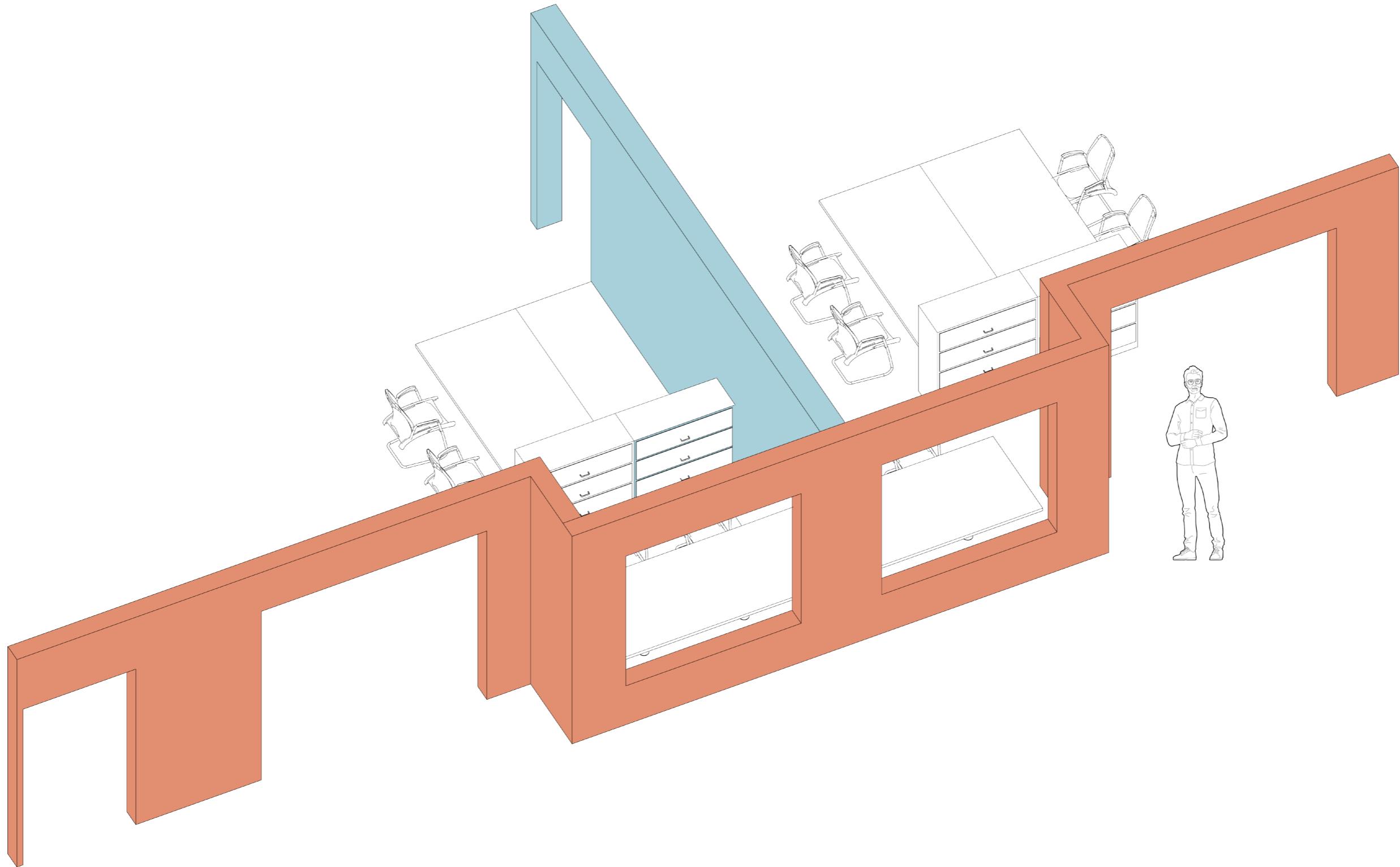
# Circulation View-Out



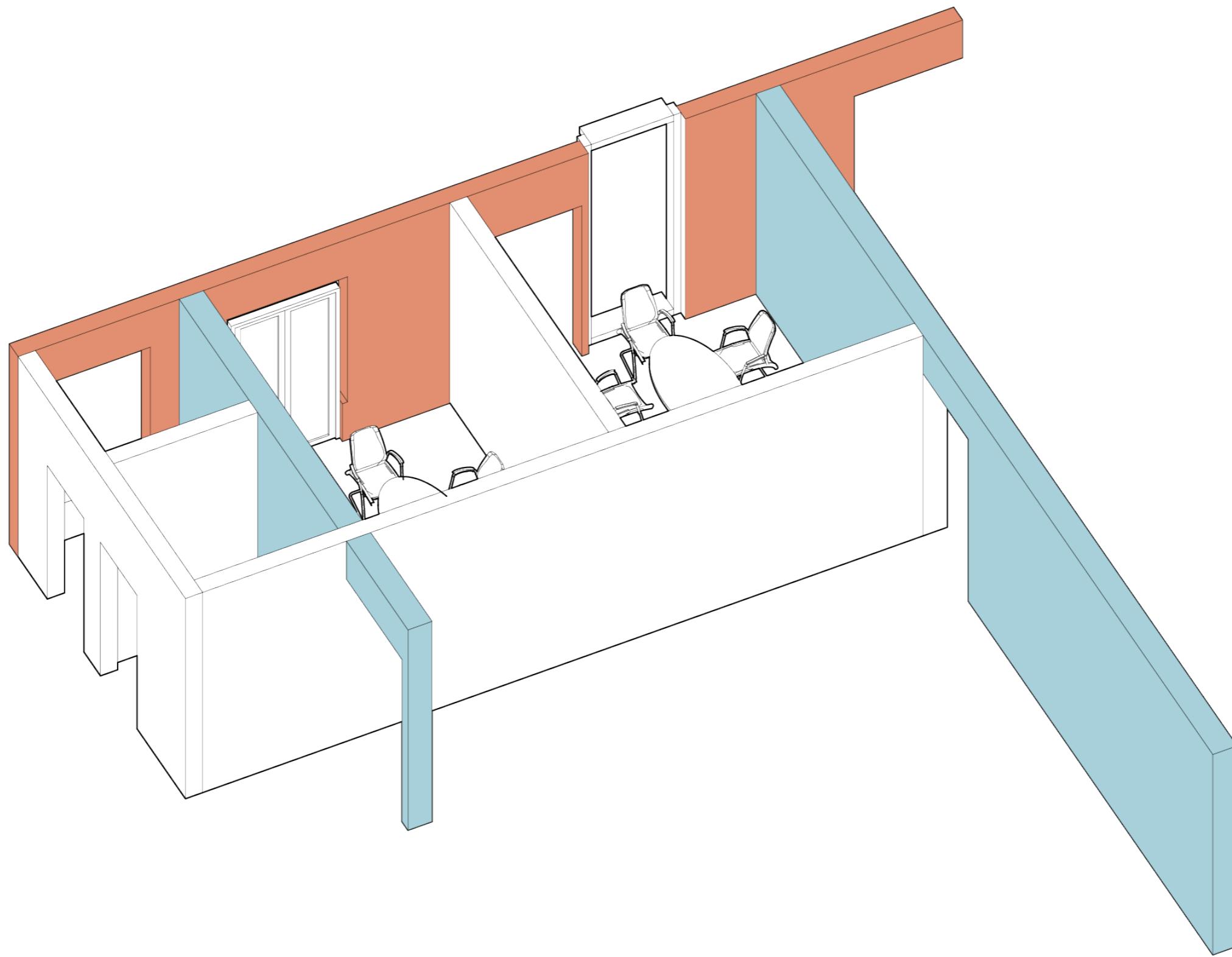
# Seating

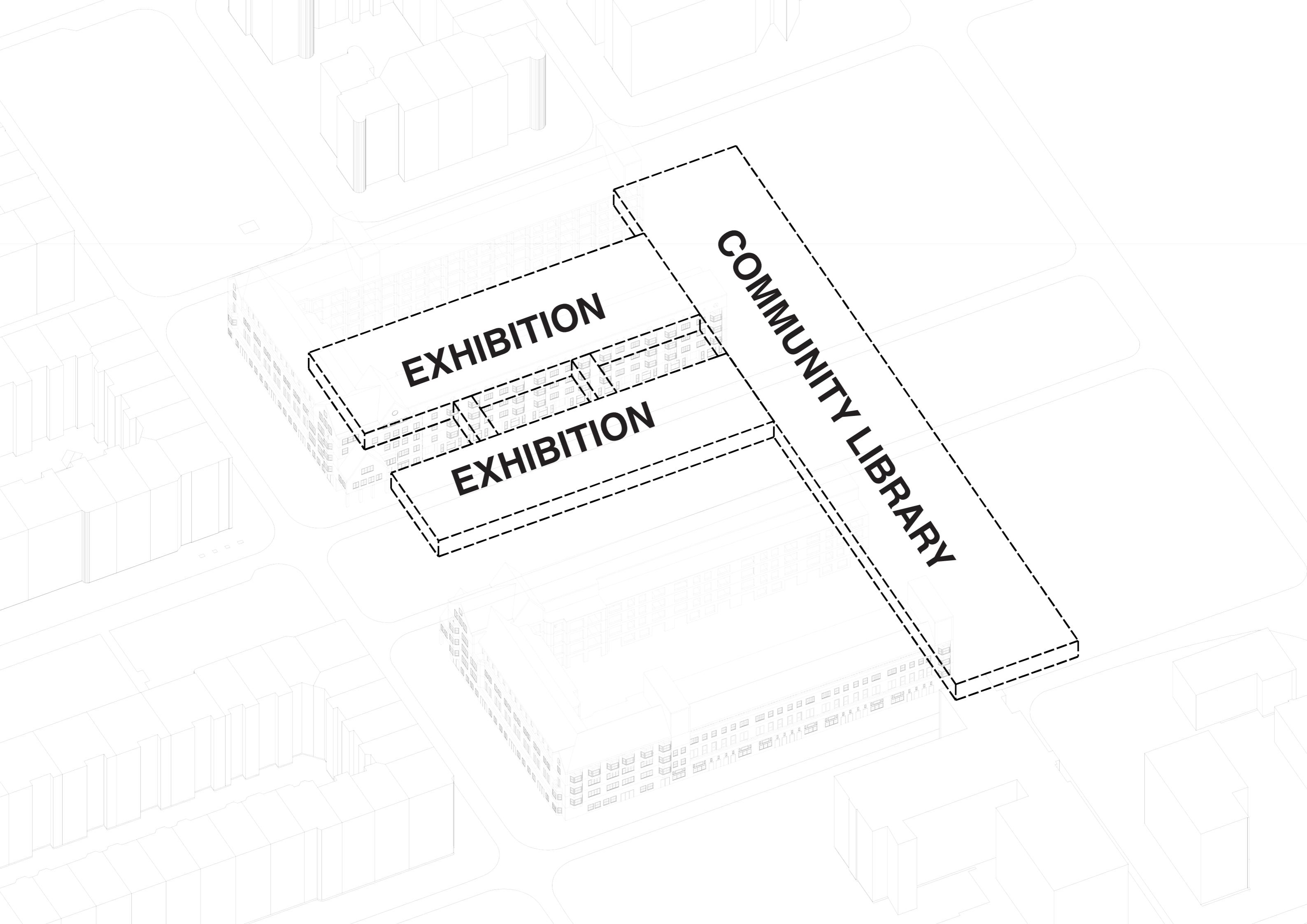


# Semi-in -out space



# New room

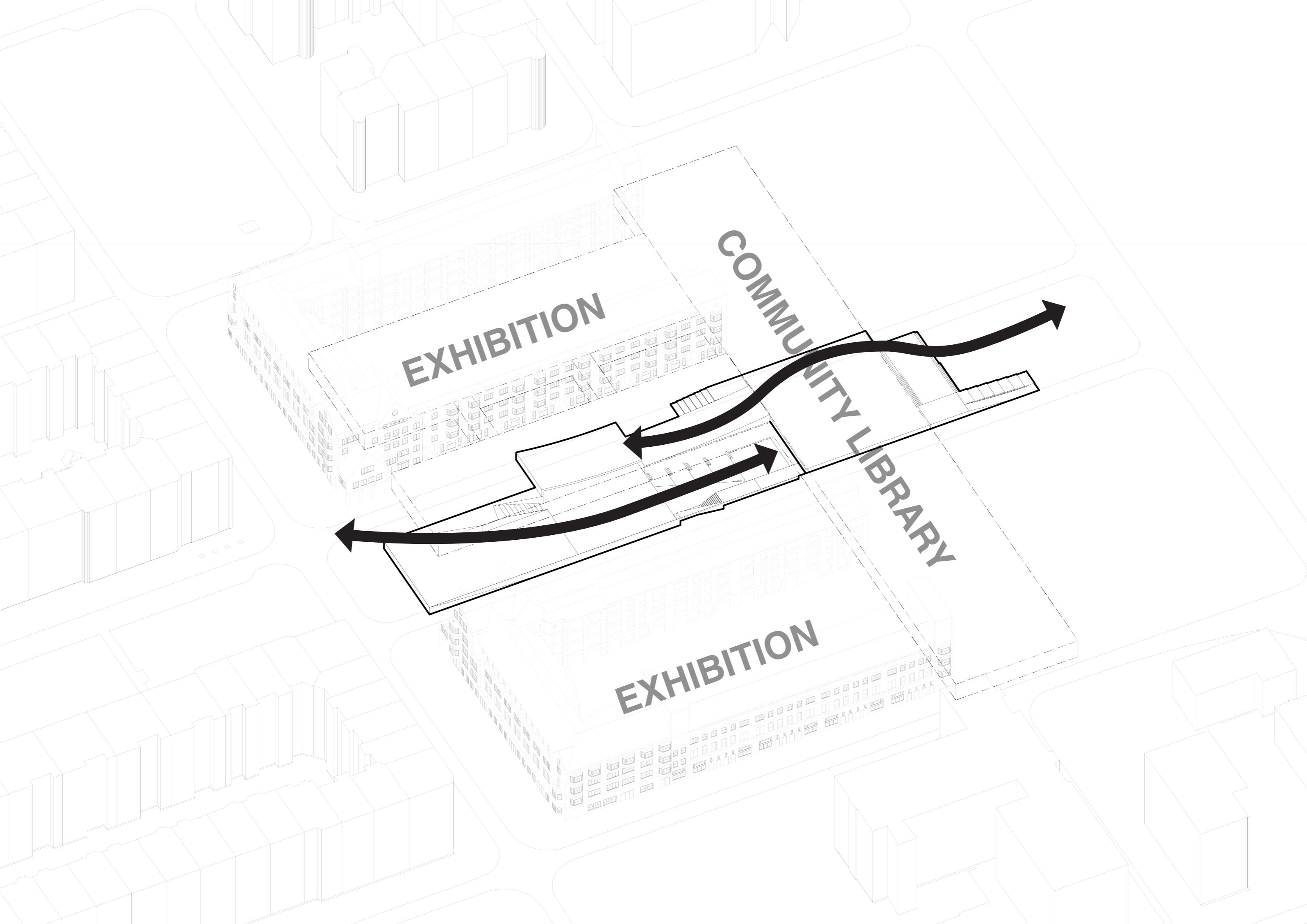




EXHIBITION

EXHIBITION

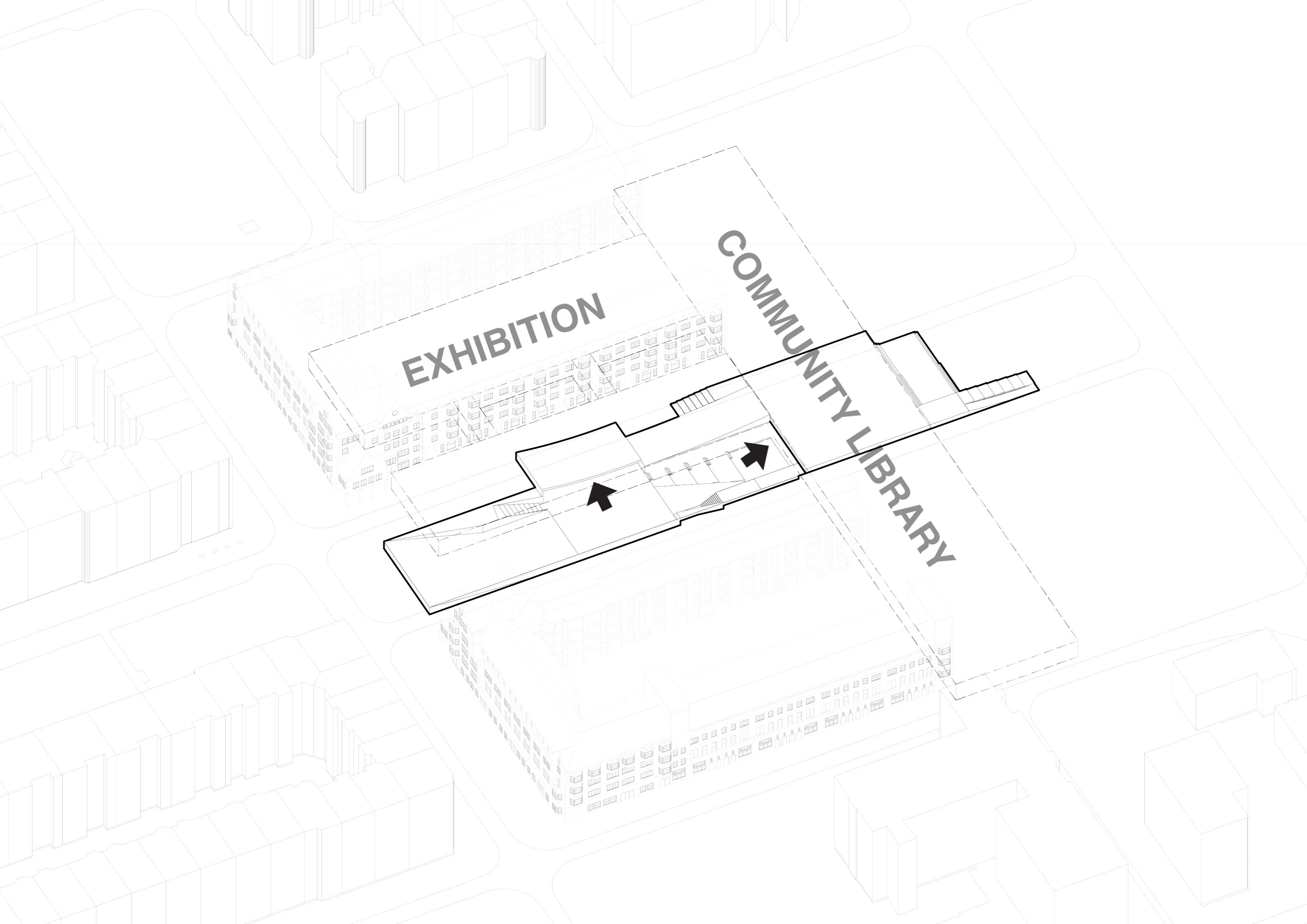
COMMUNITY LIBRARY



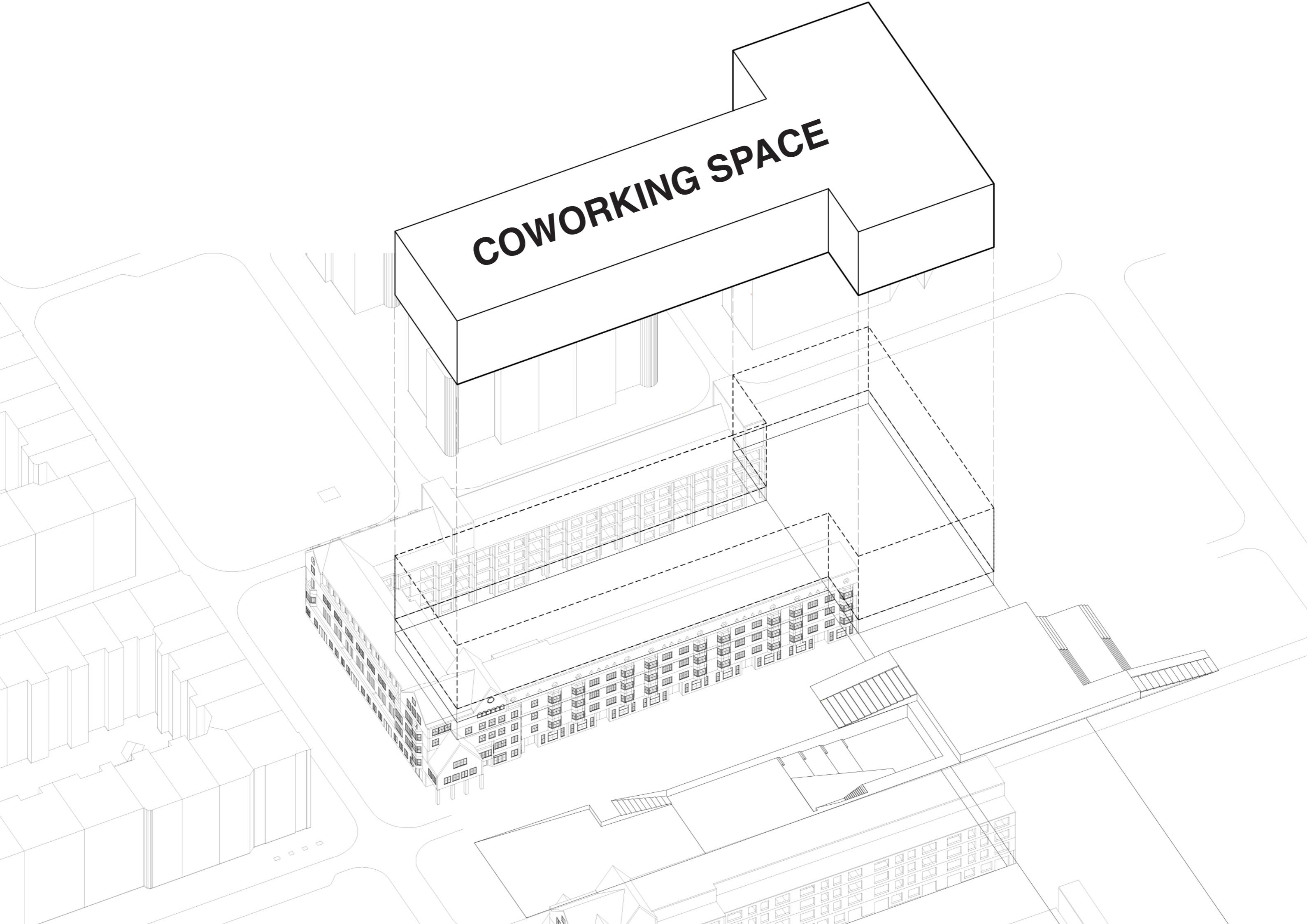
EXHIBITION

COMMUNITY LIBRARY

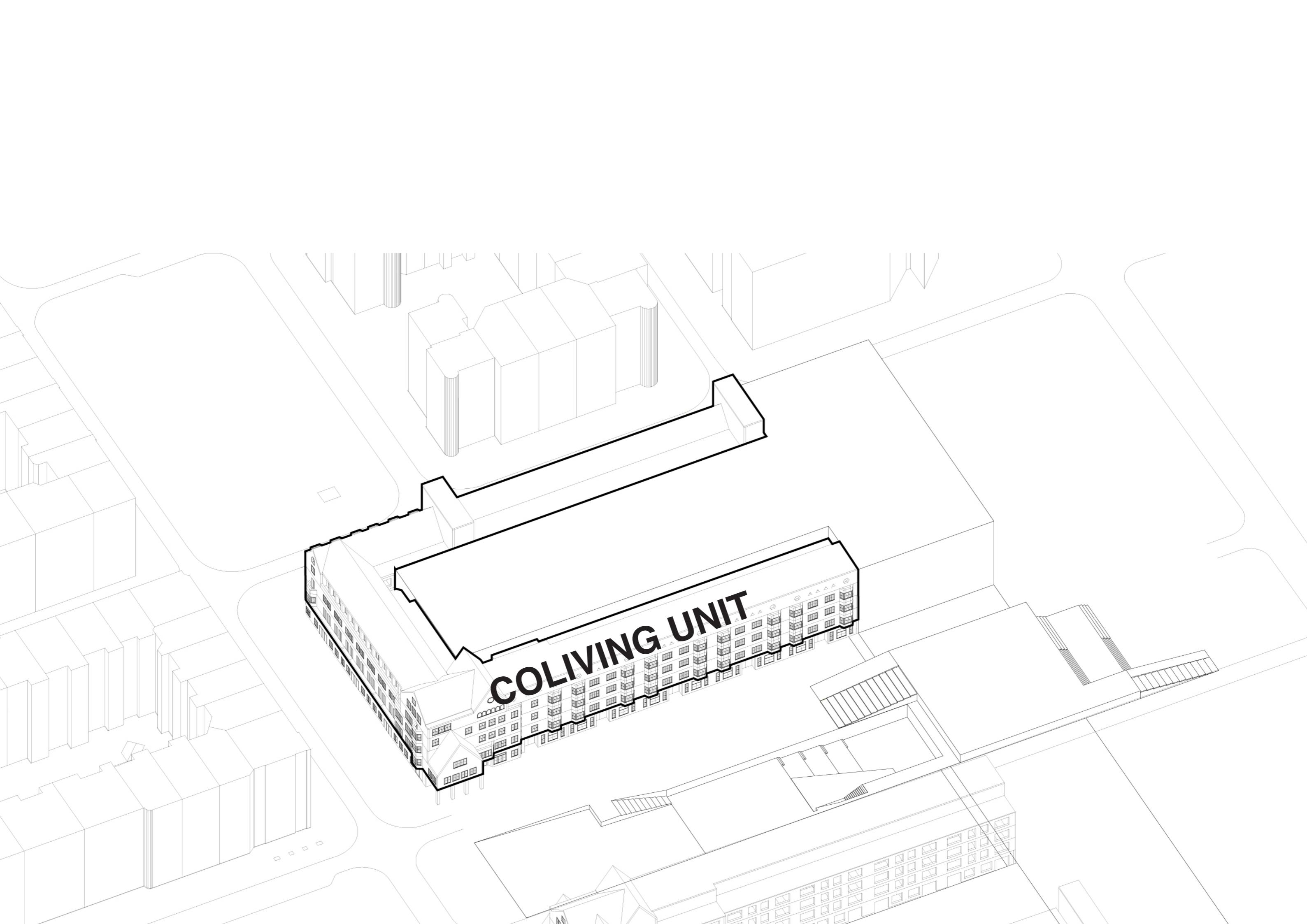
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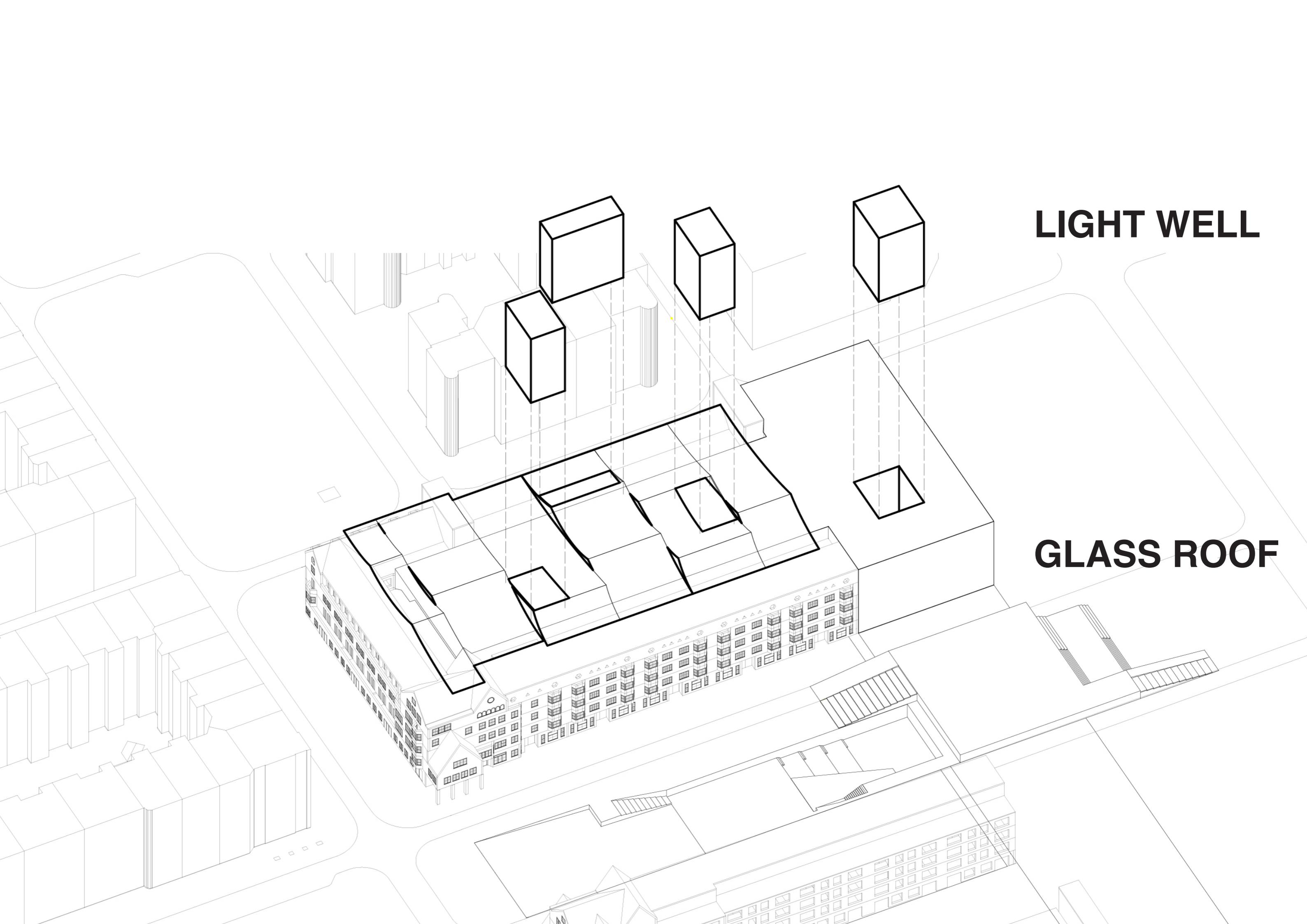
**COMMERCIAL**



**COWORKING SPACE**

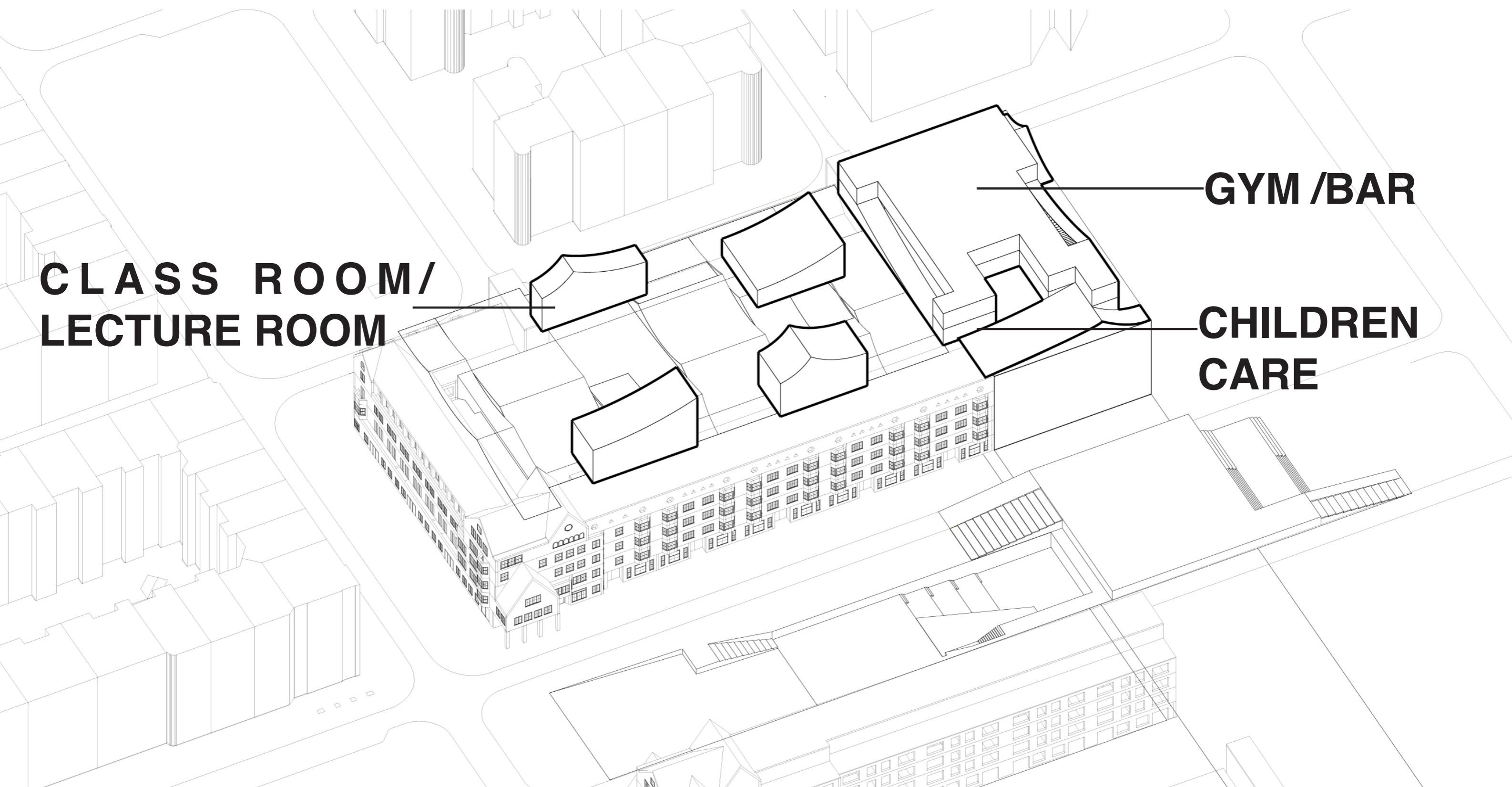


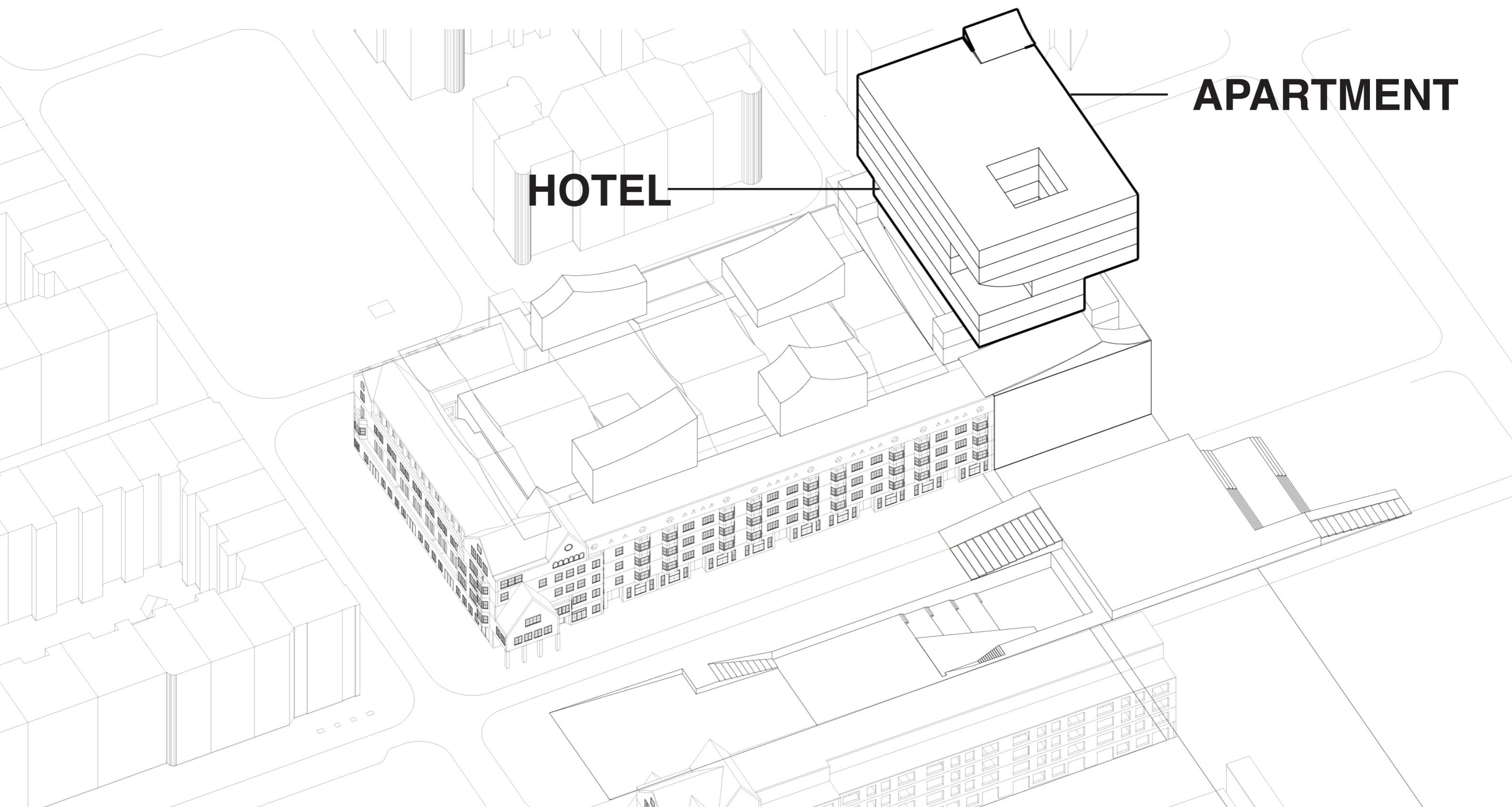
COLIVING UNIT

An architectural diagram showing a complex building structure. A large, multi-story building is highlighted with a thick black outline. The roof of this building is labeled 'GLASS ROOF'. Above the building, several smaller rectangular volumes are shown, with one labeled 'LIGHT WELL'. The entire diagram is rendered in black and white line art, with some internal details like windows and structural elements visible.

**LIGHT WELL**

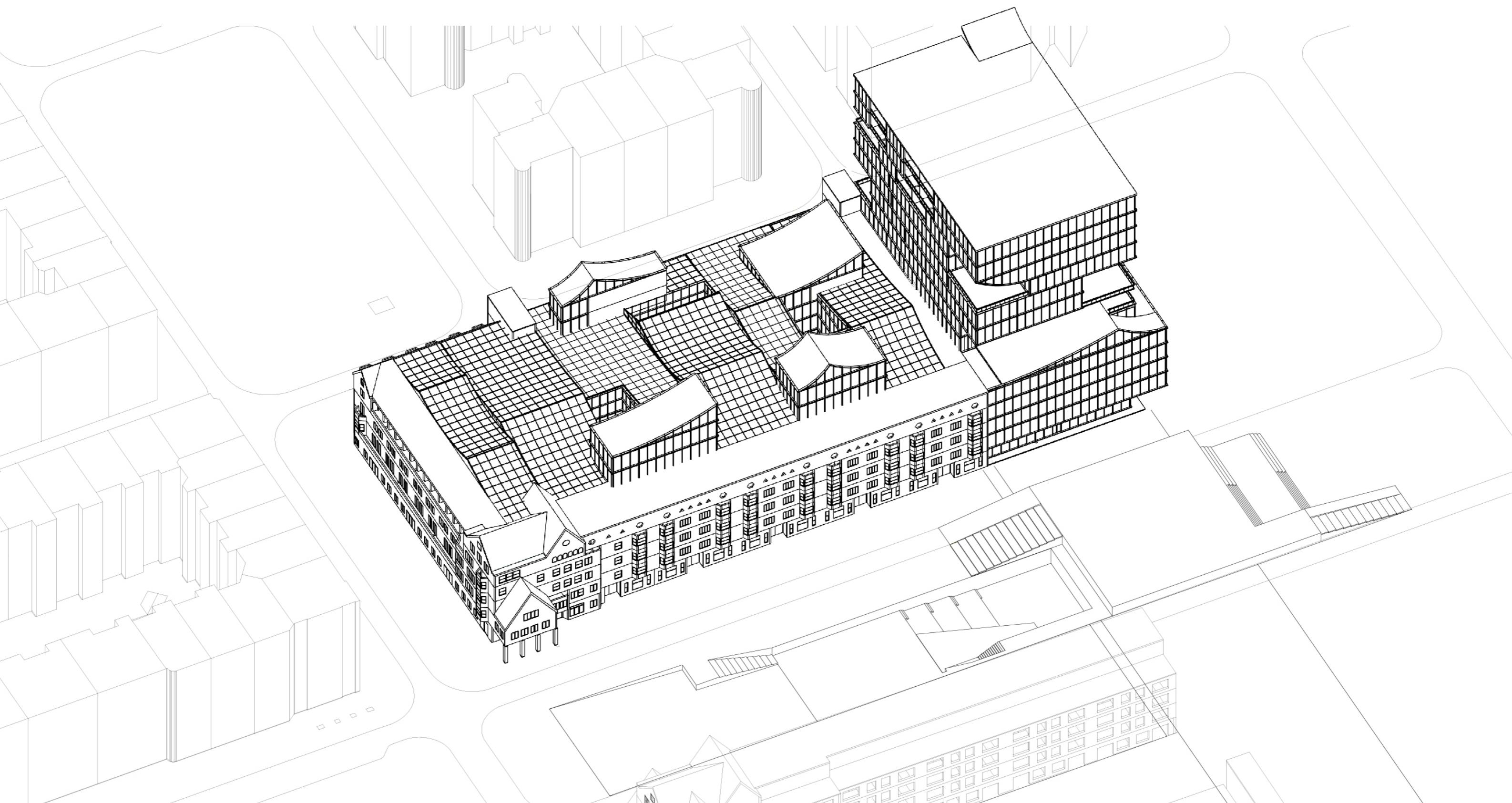
**GLASS ROOF**



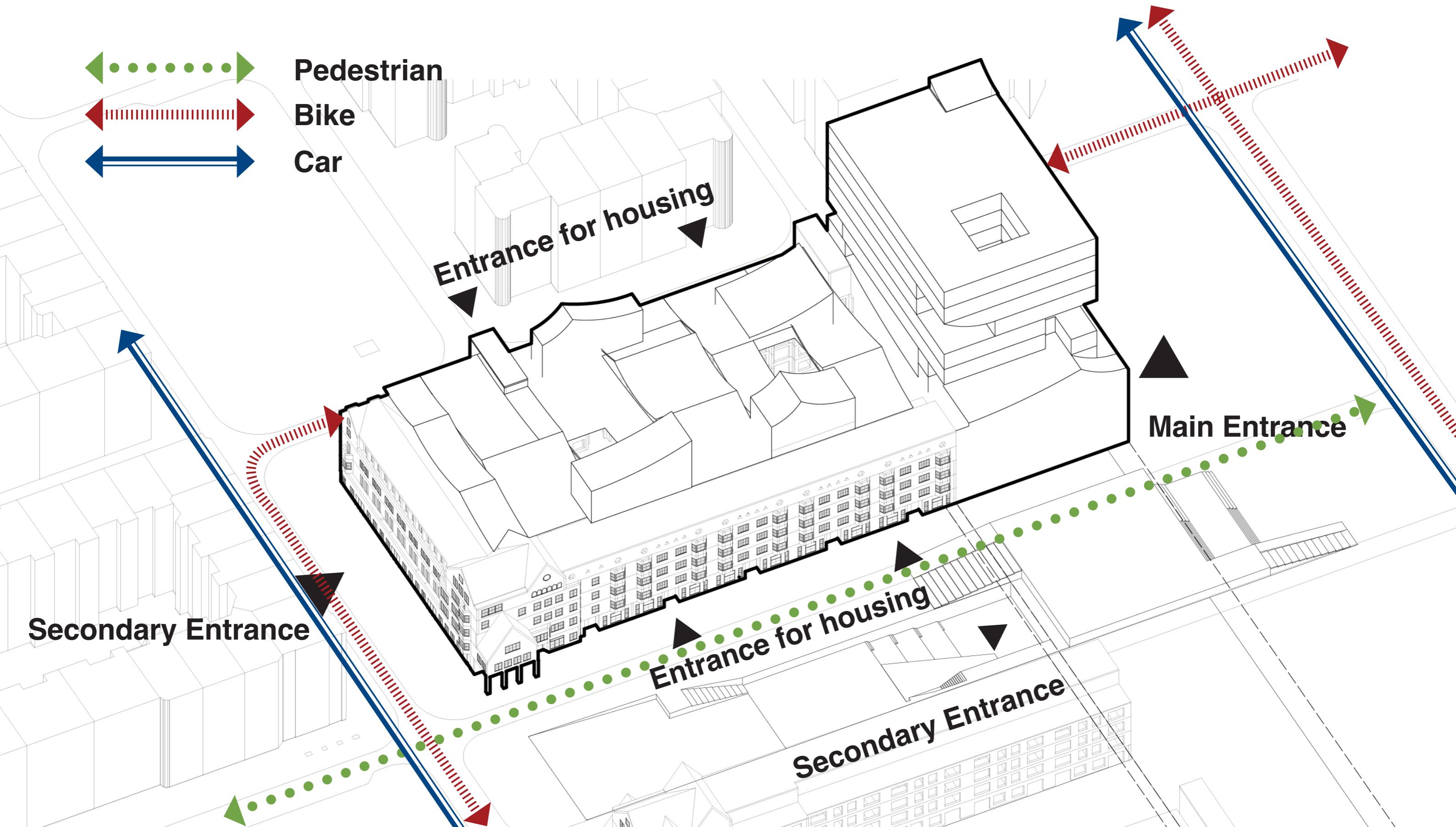


**HOTEL**

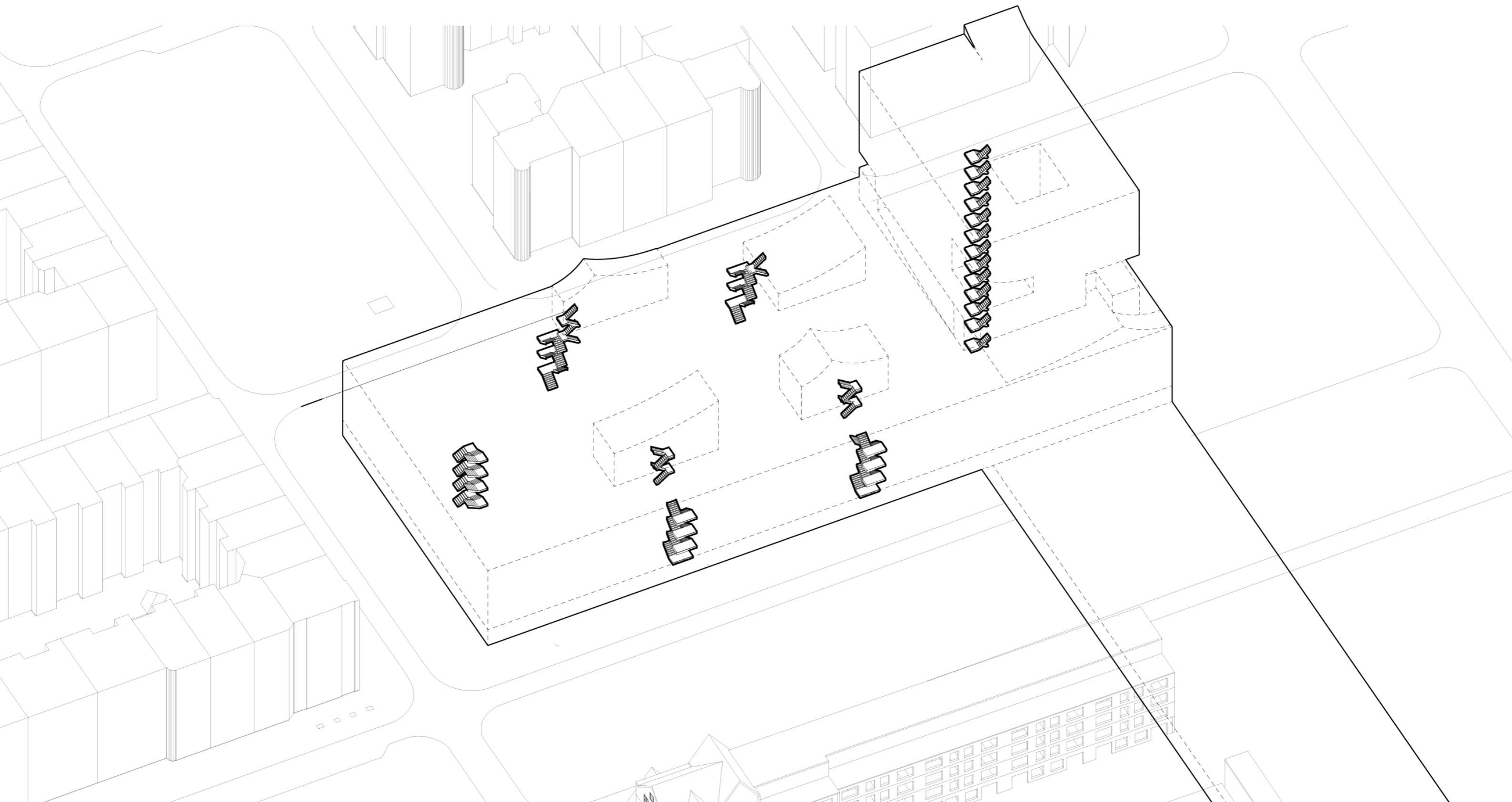
**APARTMENT**



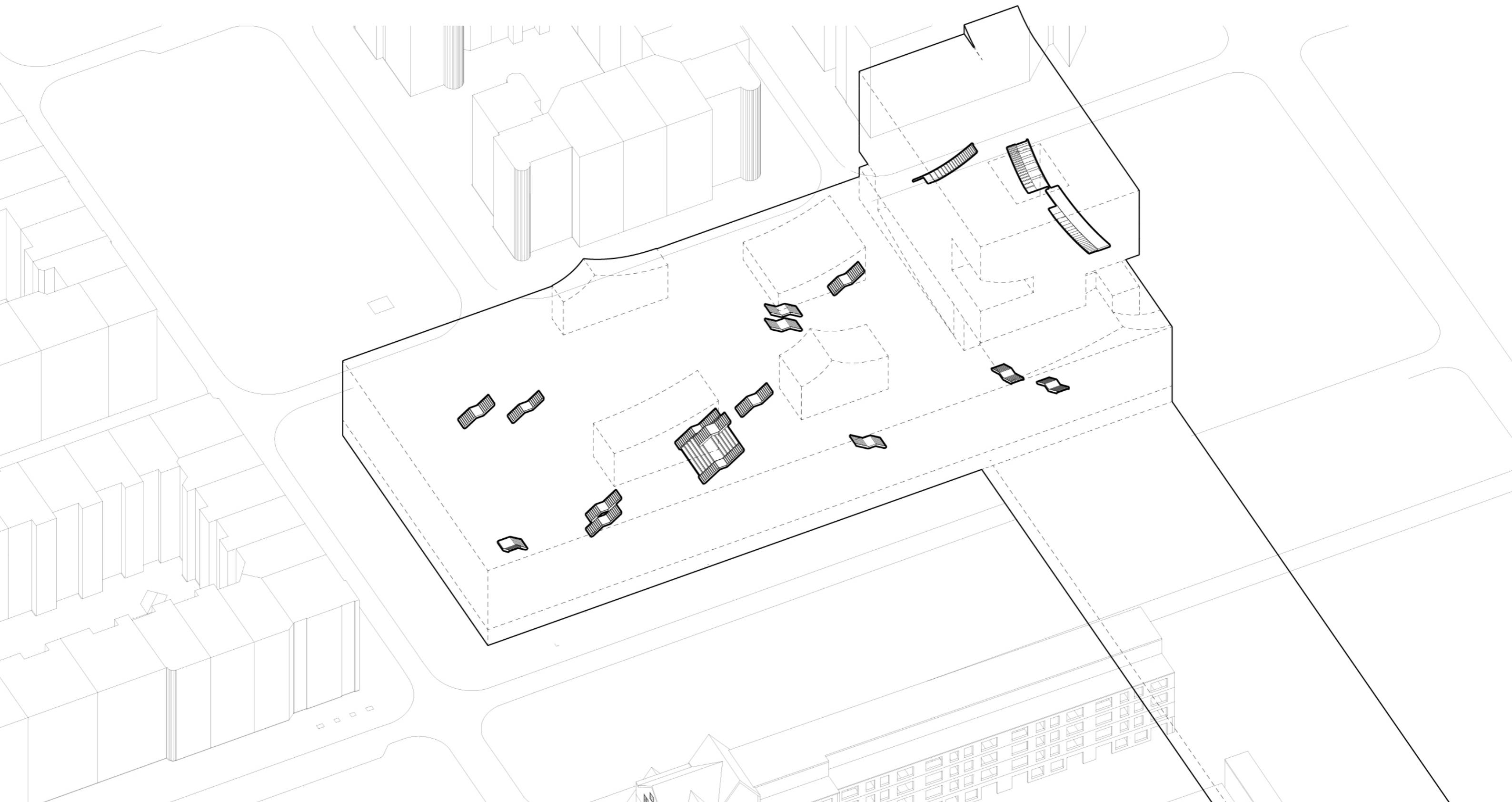
# ENTRANCE & ROUTES



# STAIR CASE



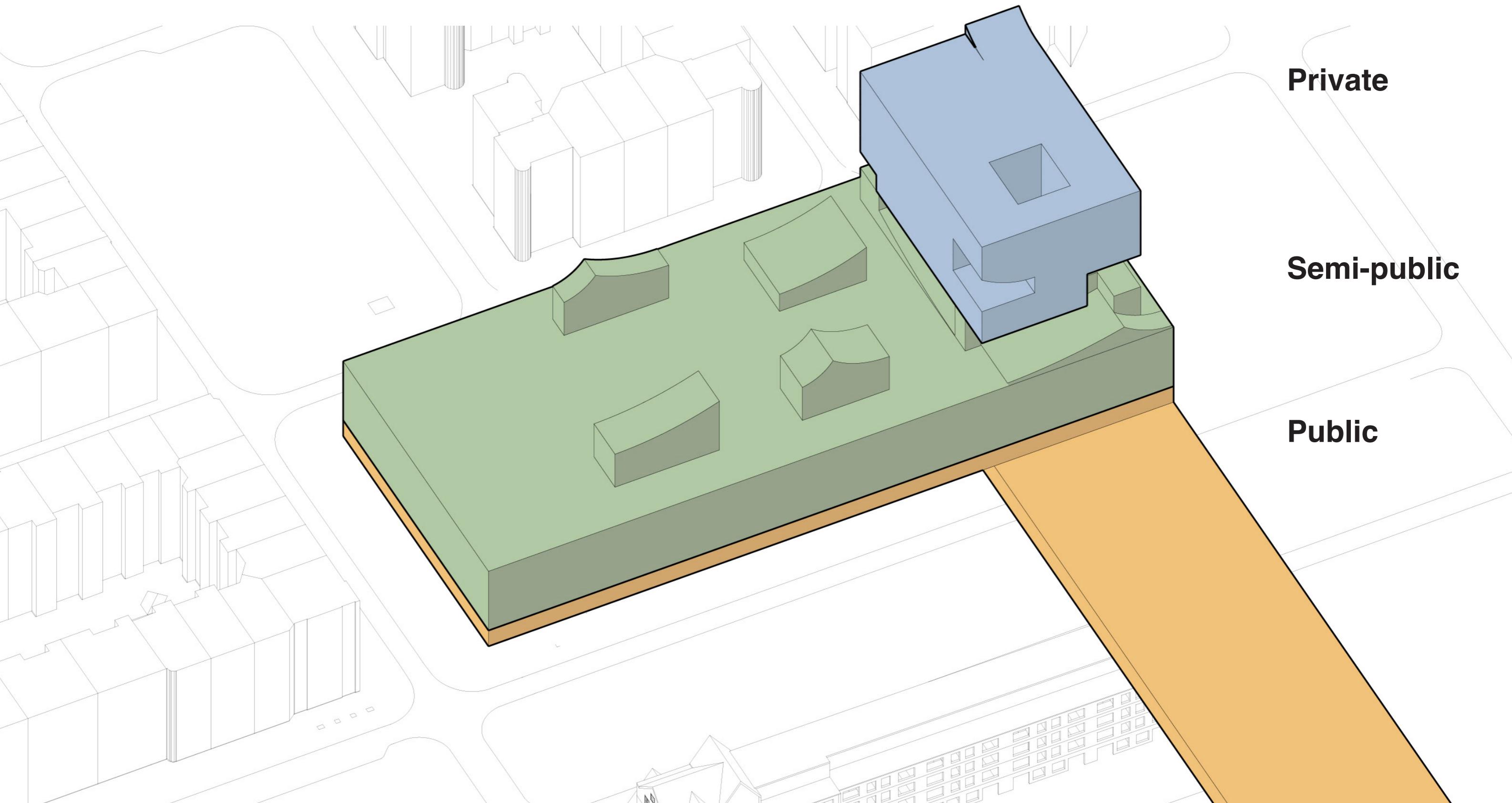
# CIRCULATION



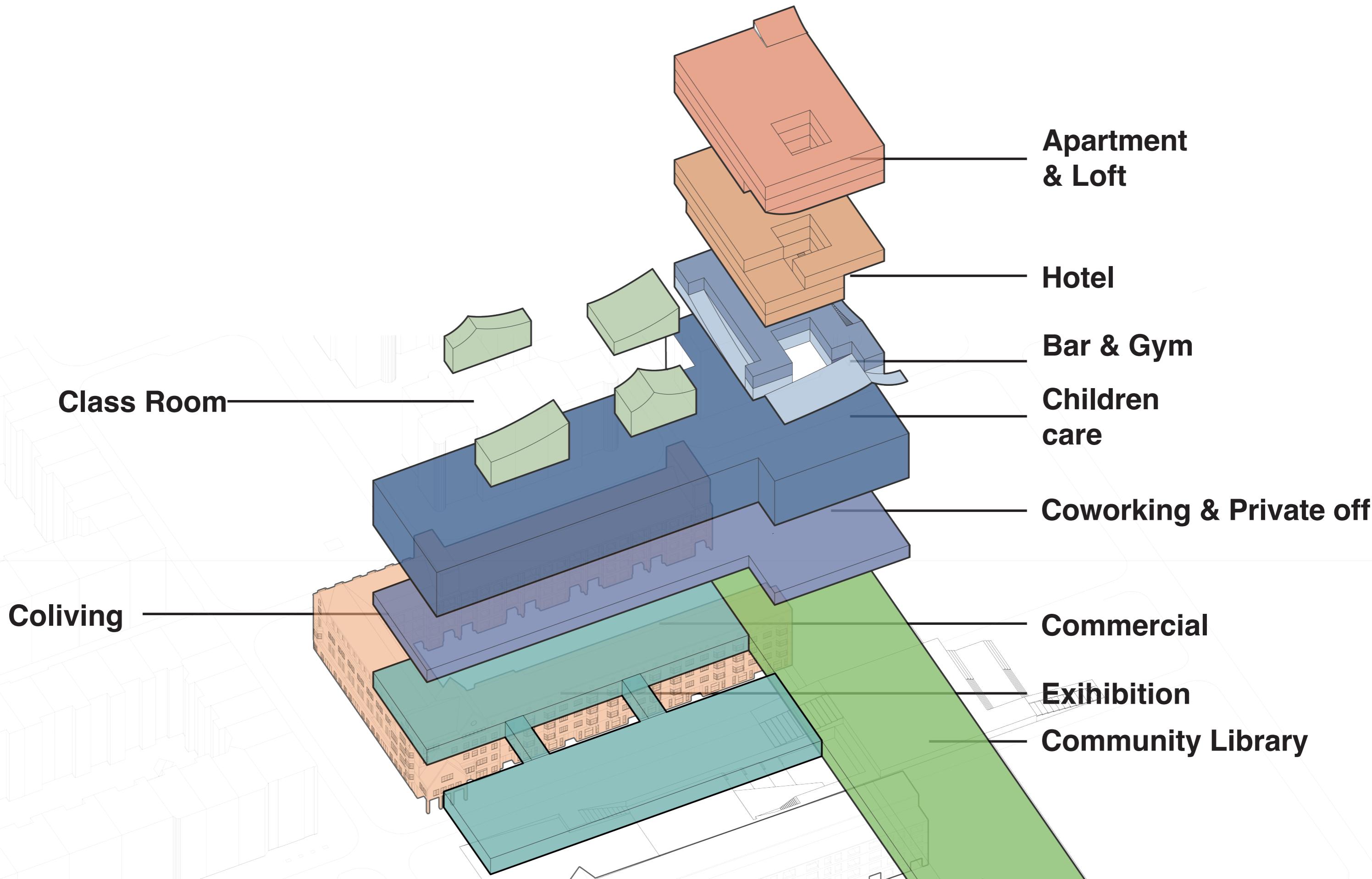
# PUBLIC SPACE



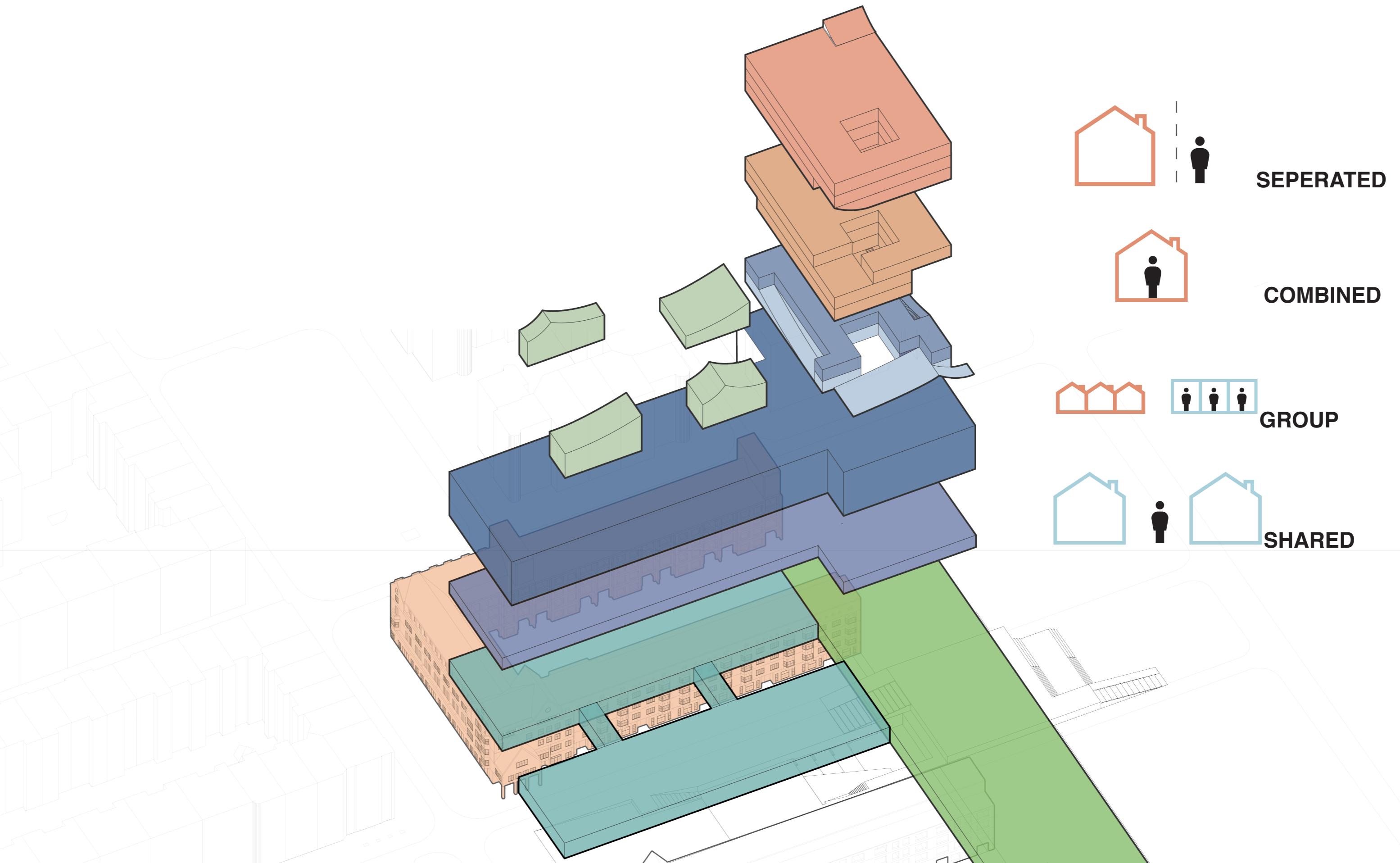
# PUBLIC & PRIVATE



# PROGRAM

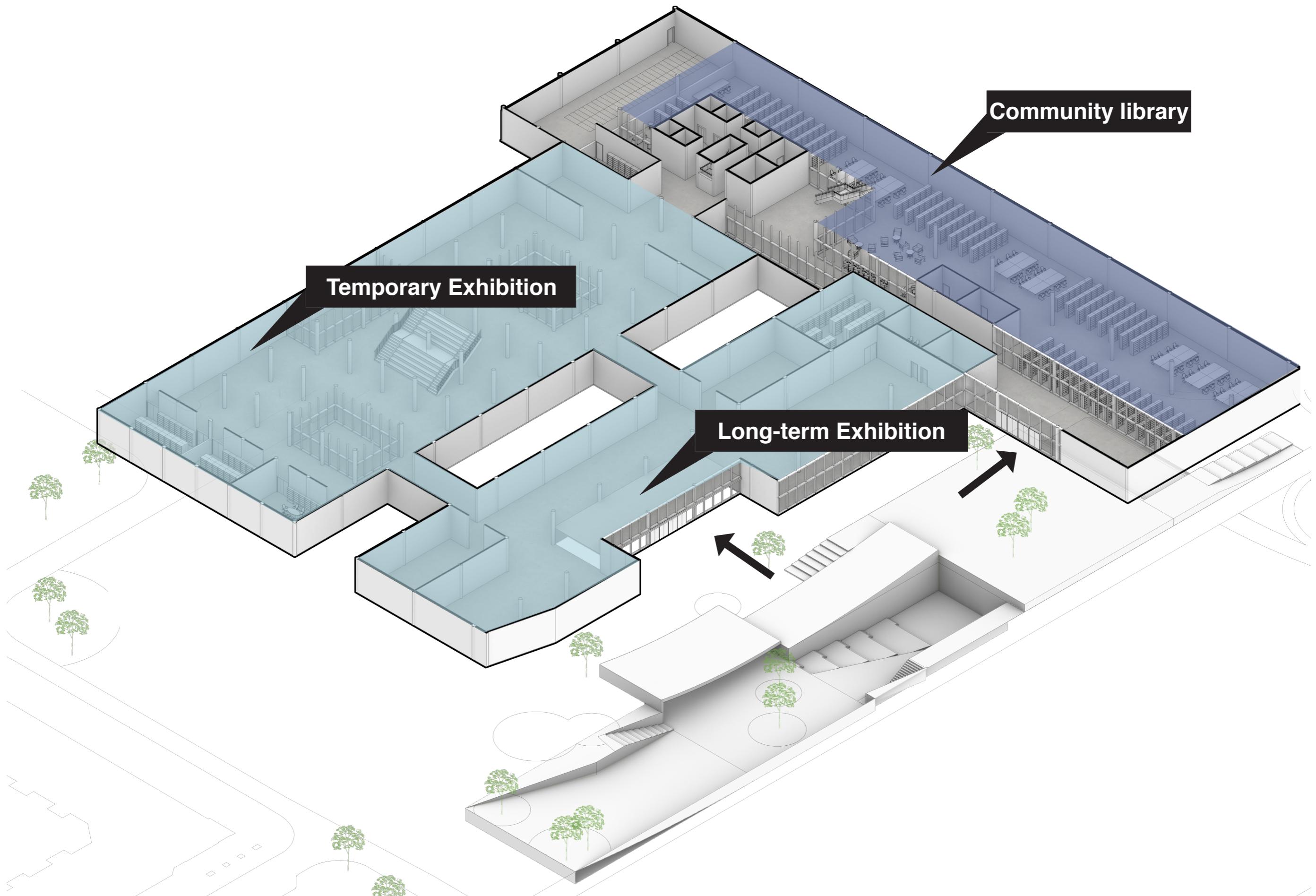


# COMBINATION



# ORGANISATION

# Basement

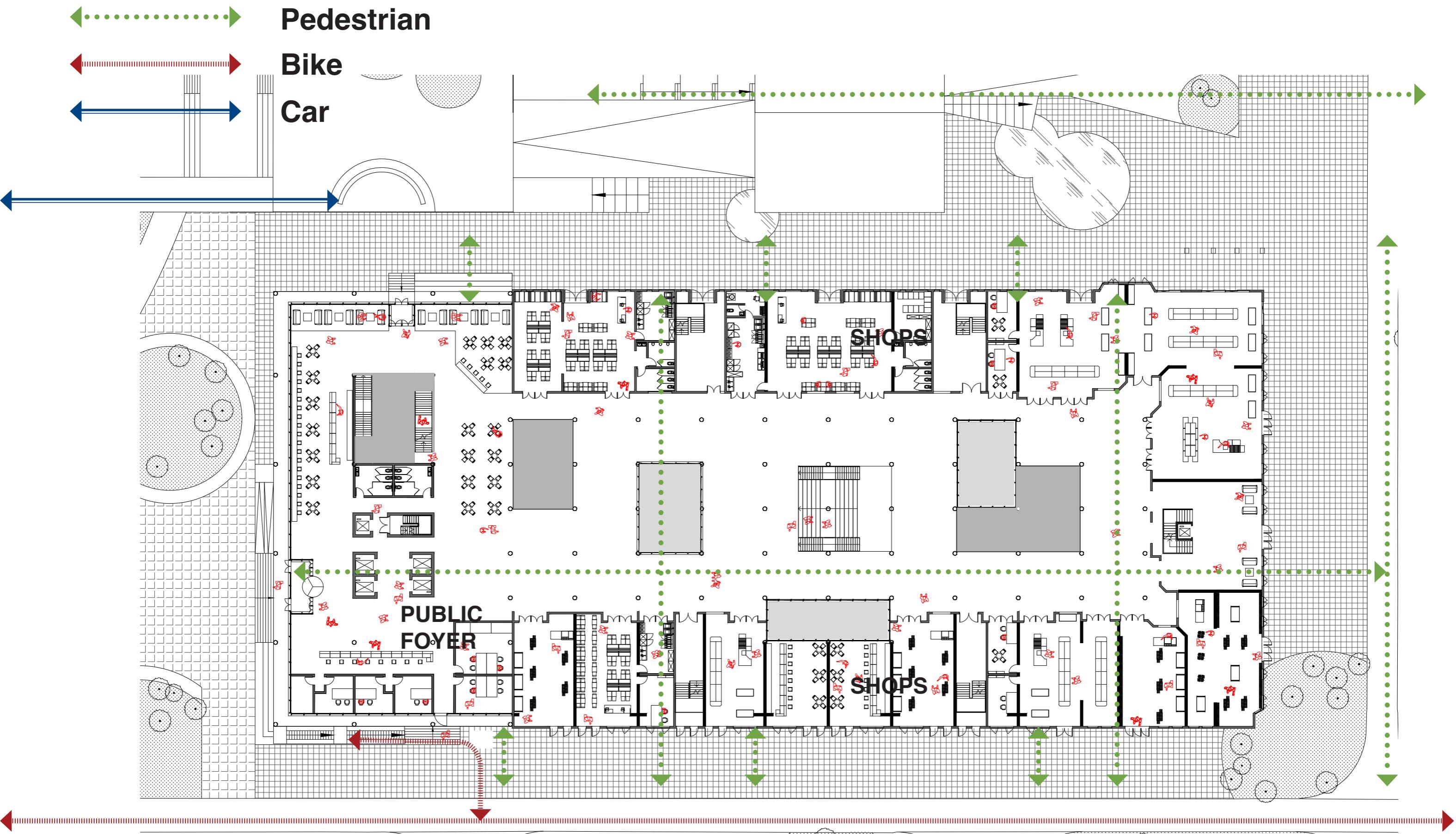


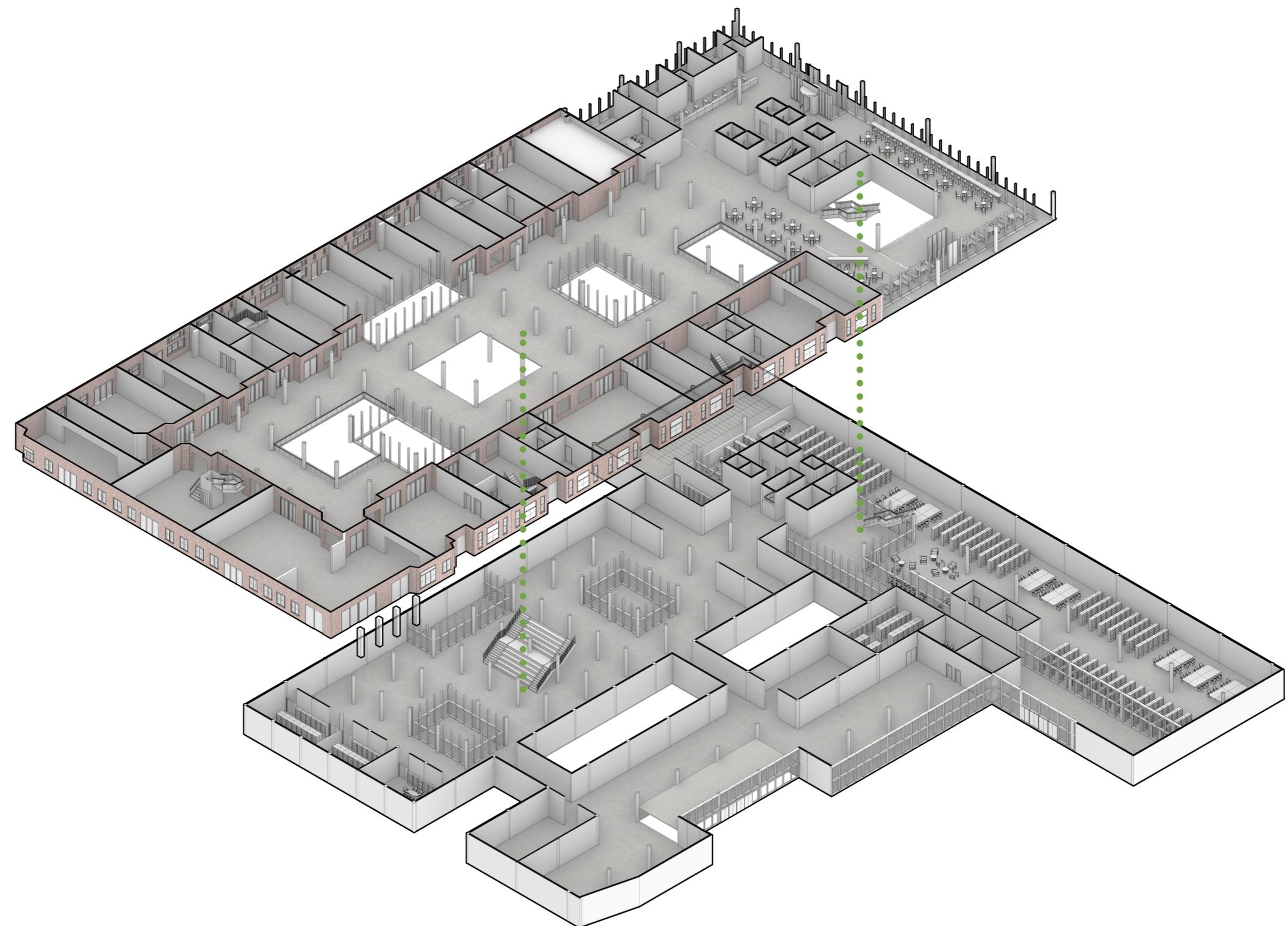


Neen Manifesto: *Miltos A Few Things Alcune I Know Cose Che Manetas Conosco Circa About il Neen.*



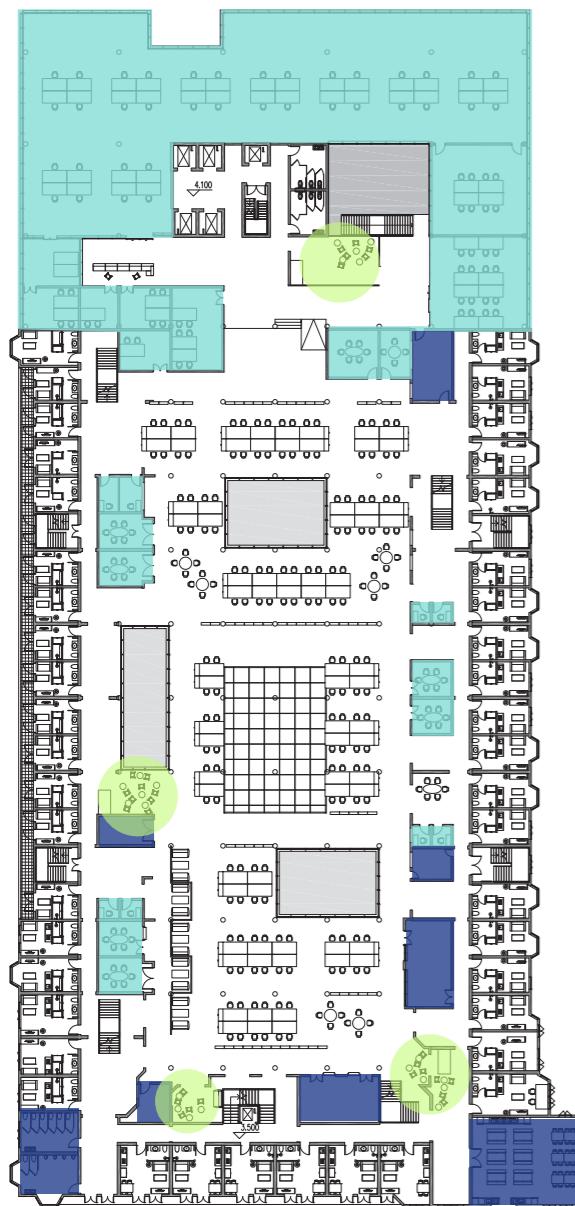
# Ground Floor



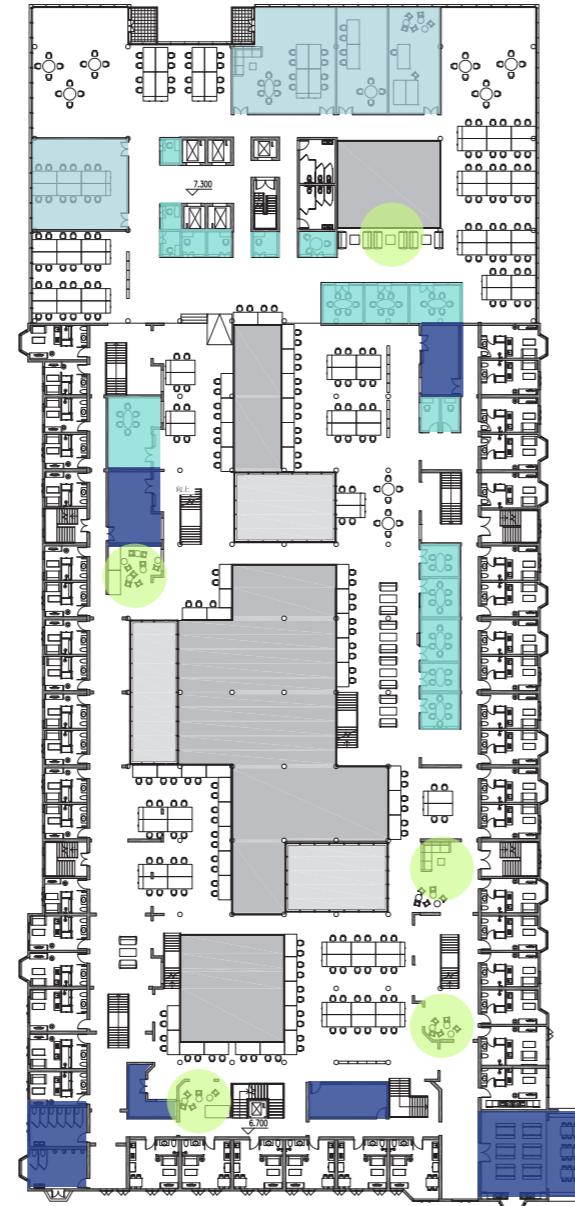


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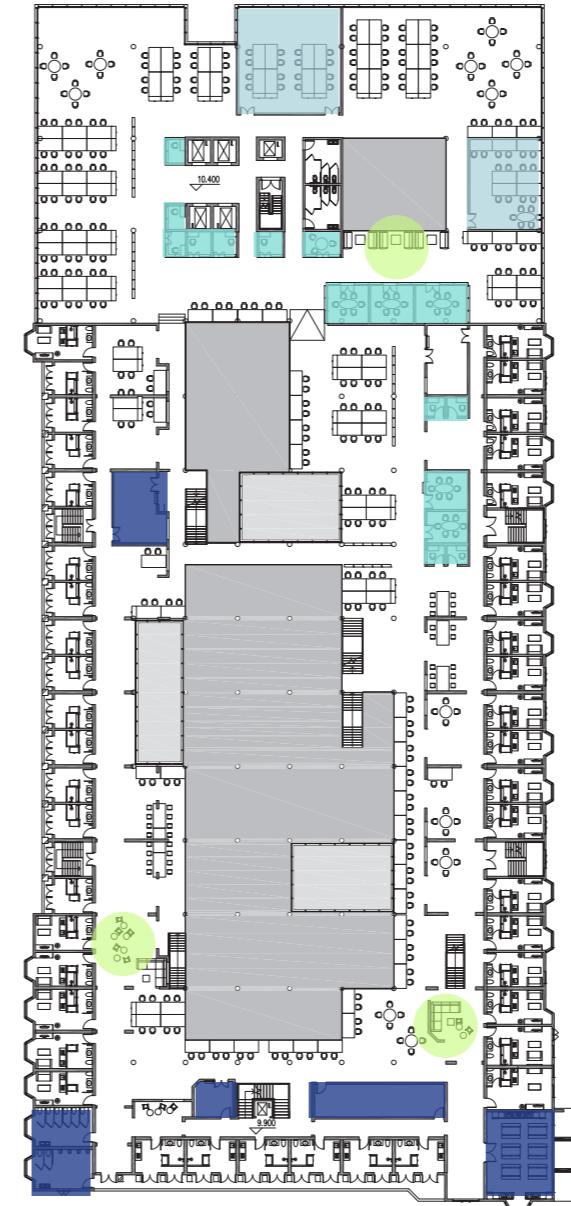
**1st Floor**



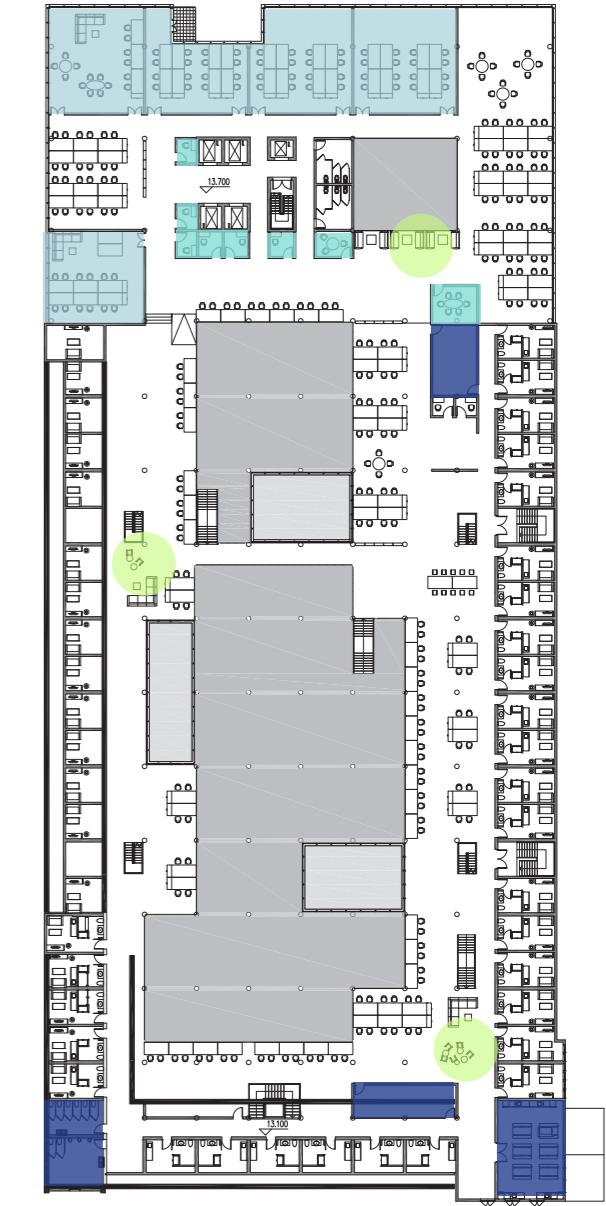
**2nd Floor**



**3rd Floor**



**4th Floor**

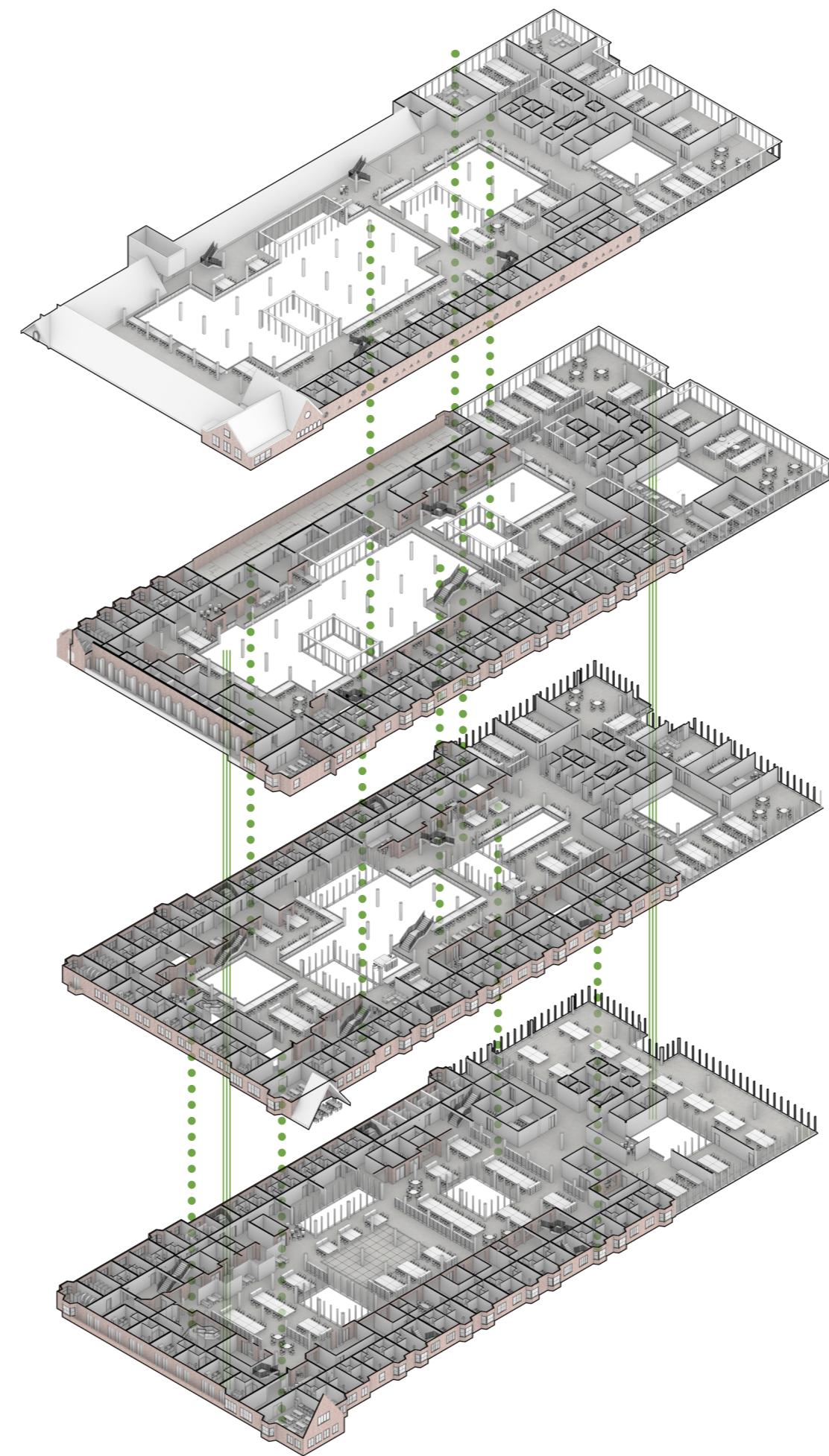


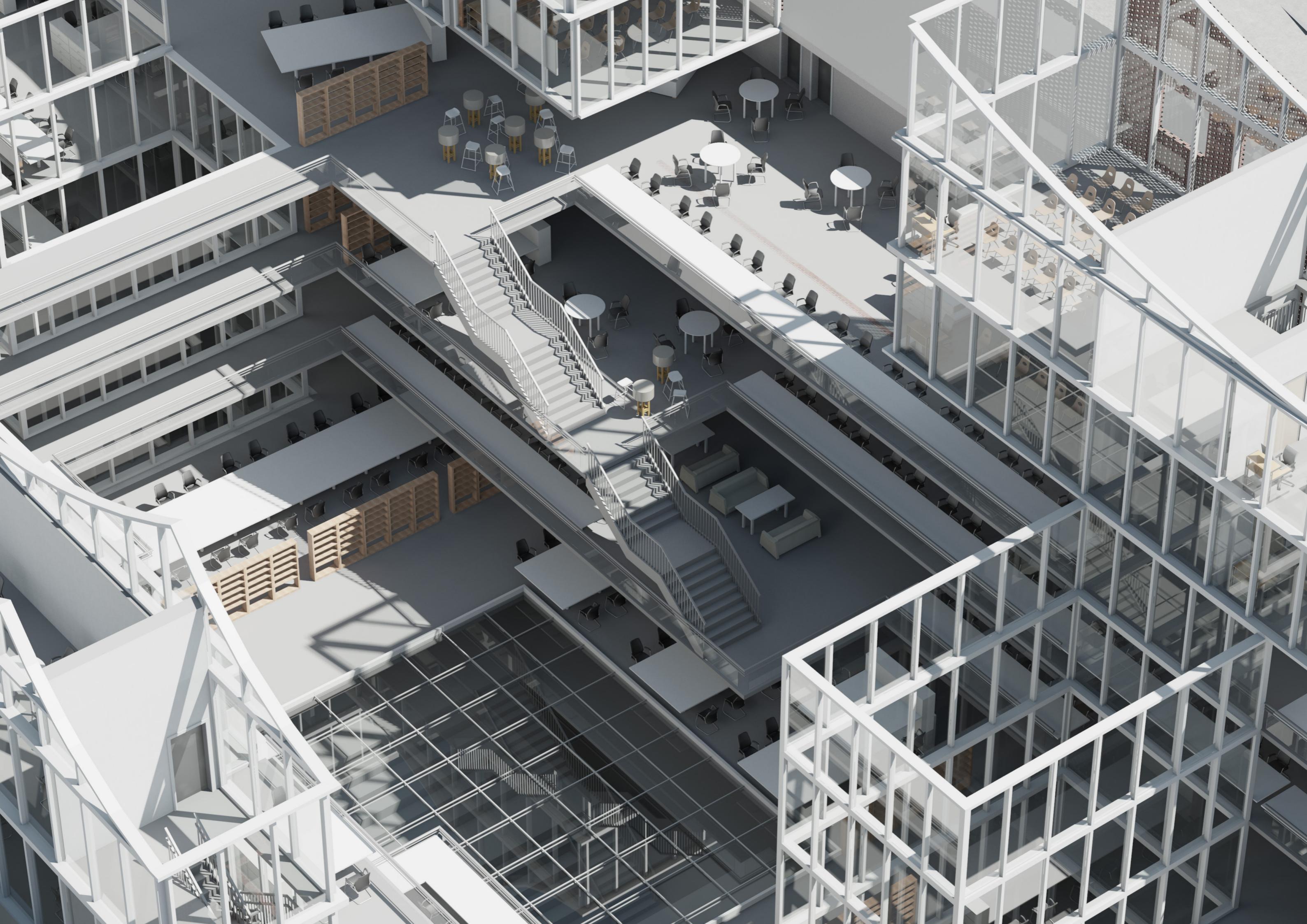
**Working Facilities ( meeting room, study booth, service room, computer lab)**

**Private Office ( be personalized if need)**

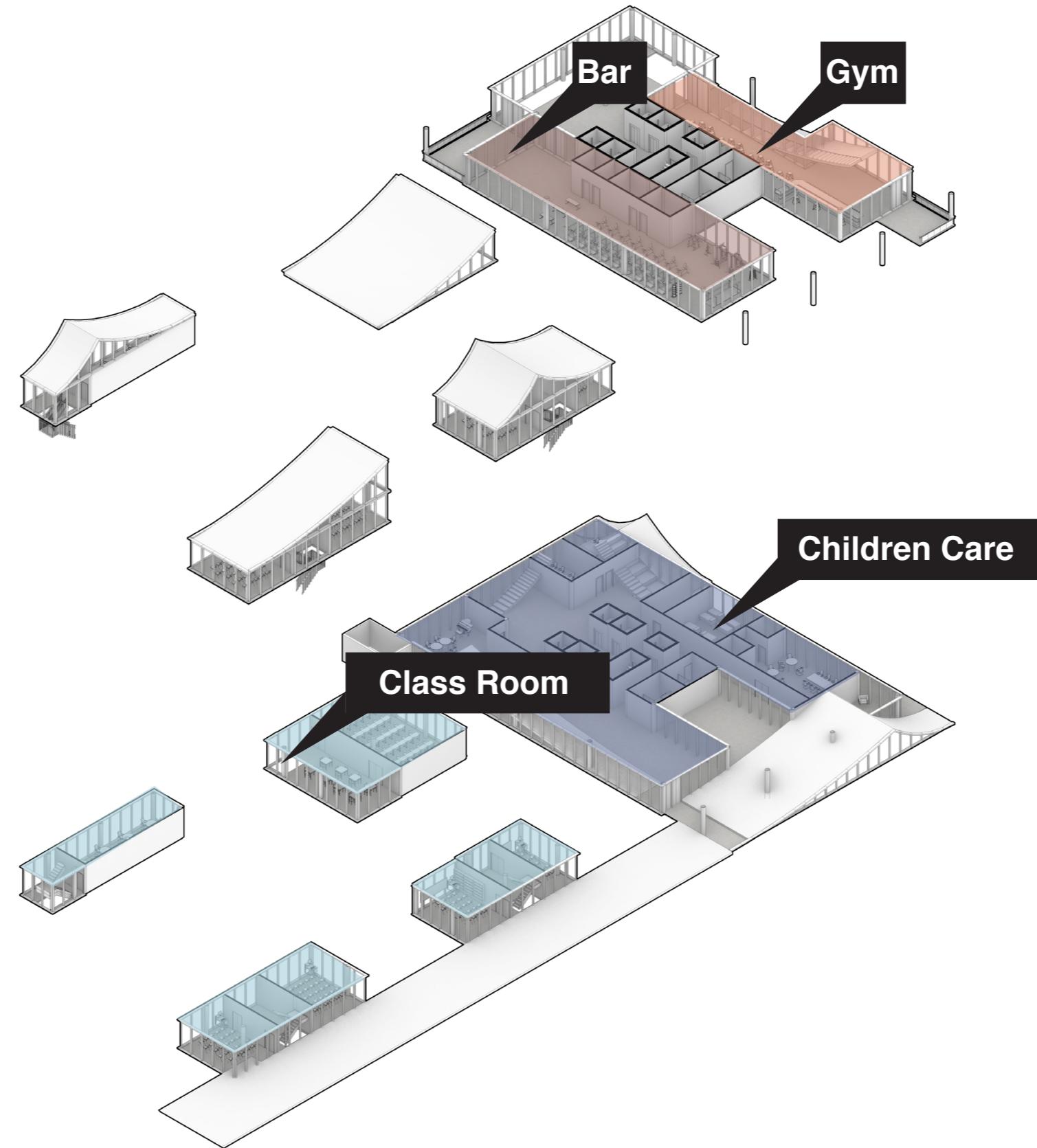
**Rest area (coffee, lounge, near the circulation zone)**





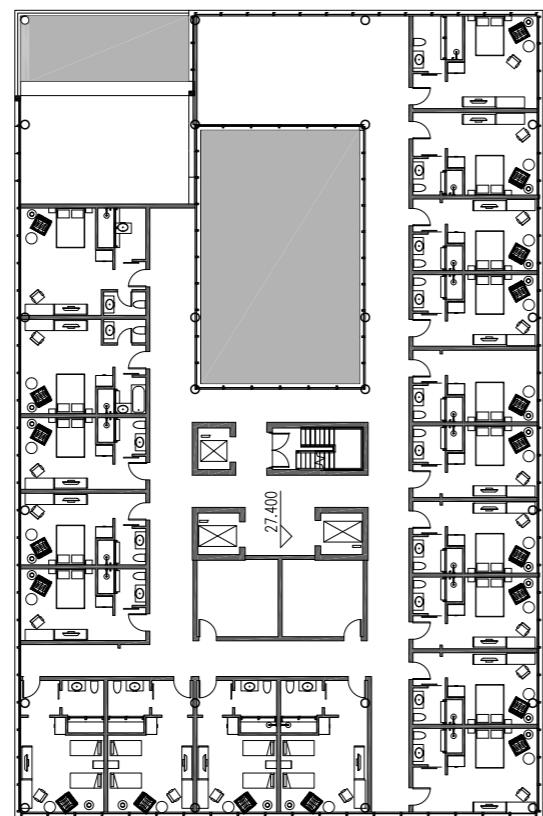


# Fifth Floor & Sixth Floor

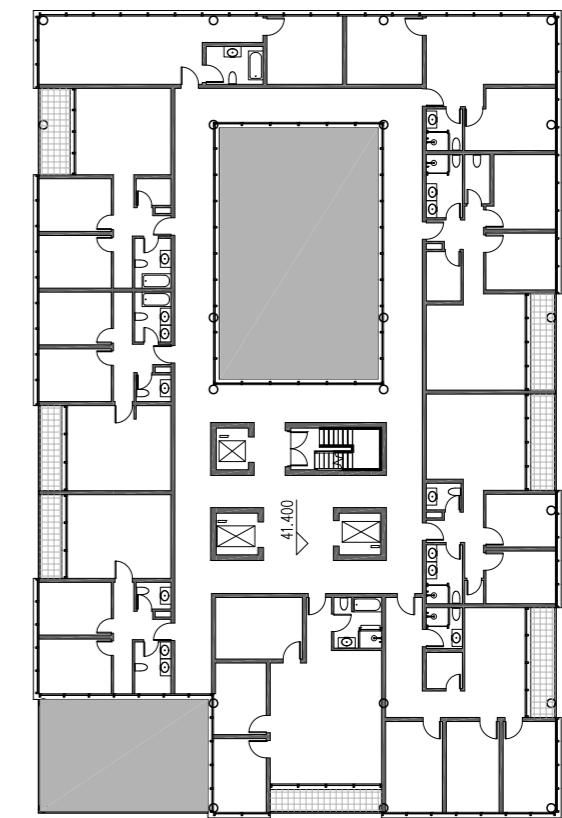
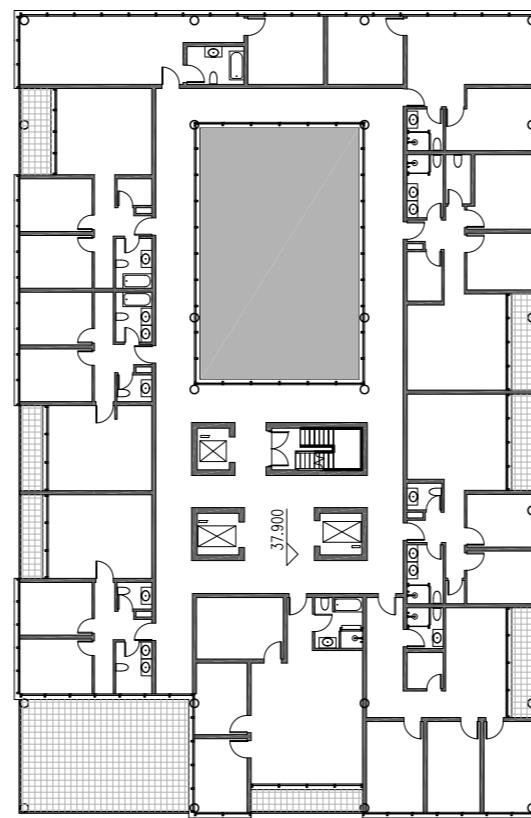
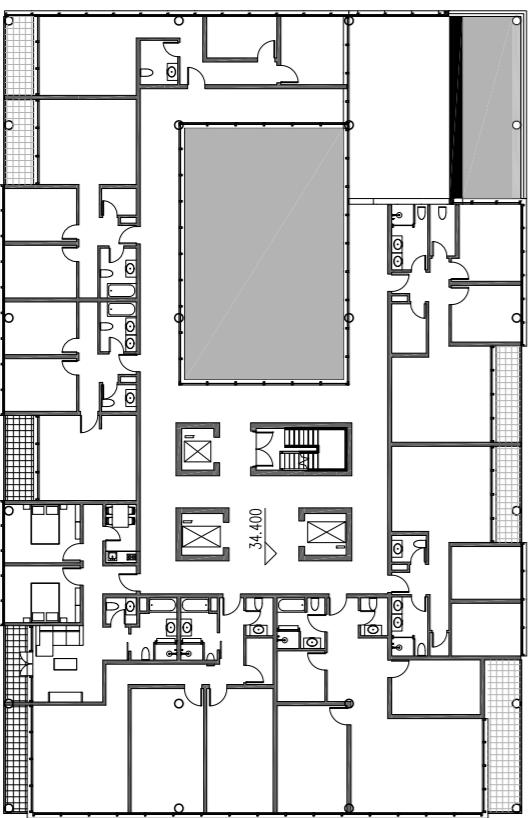


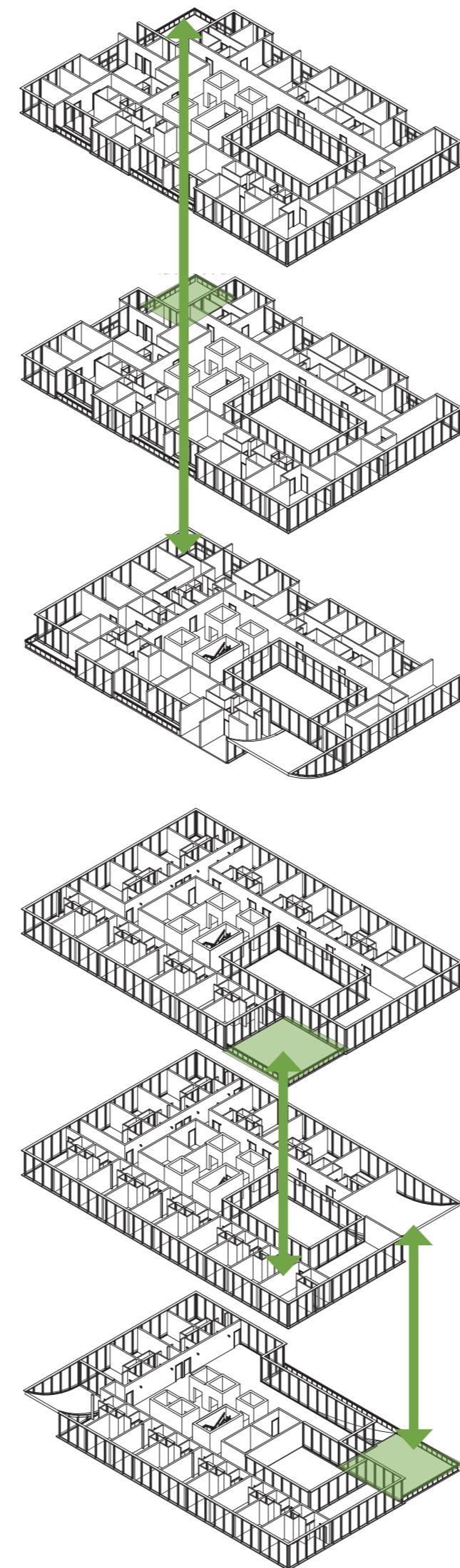


# Hotel Floor

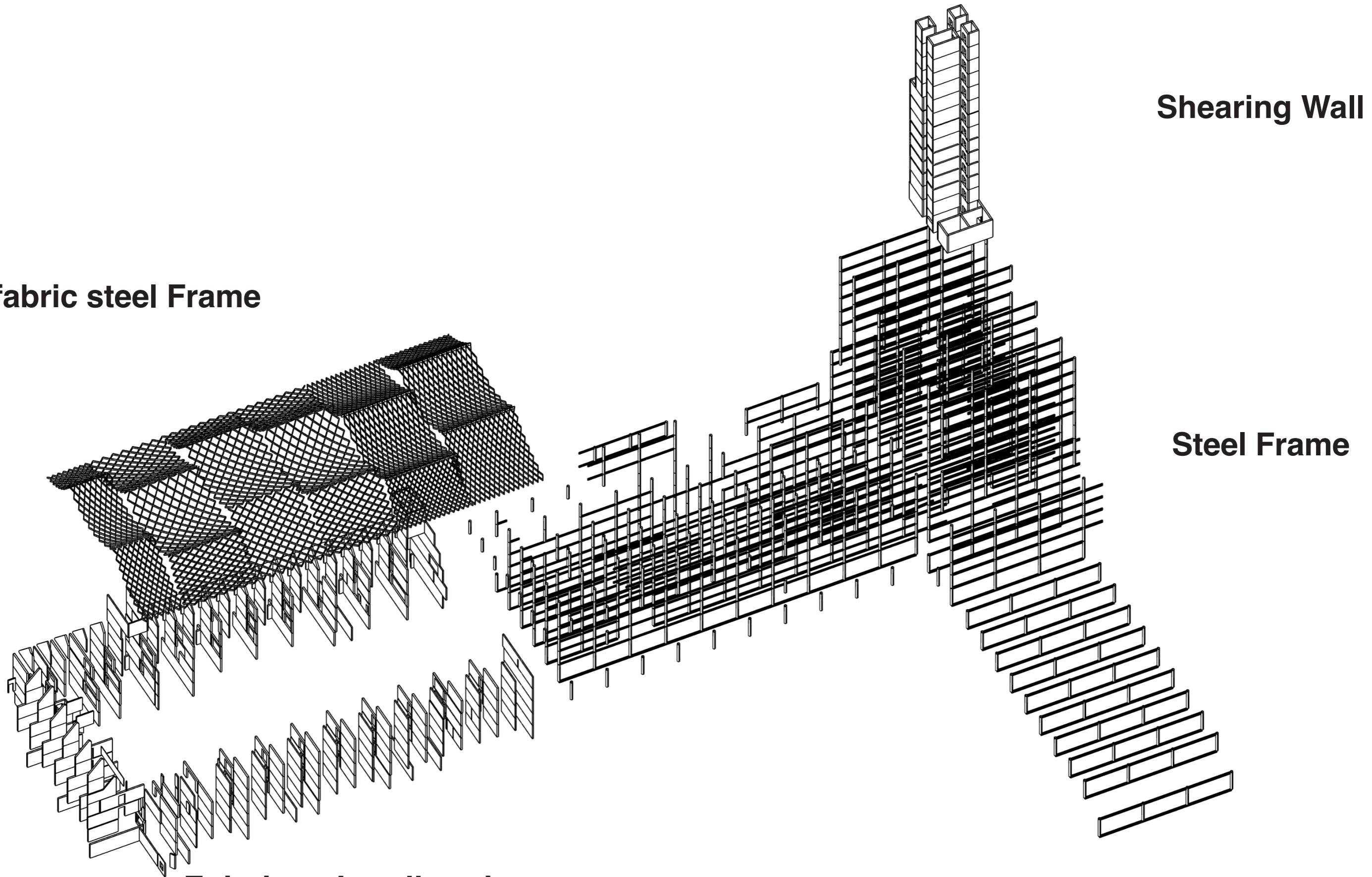


# Apartment Floor





# STRUCTURE & CLIMATE

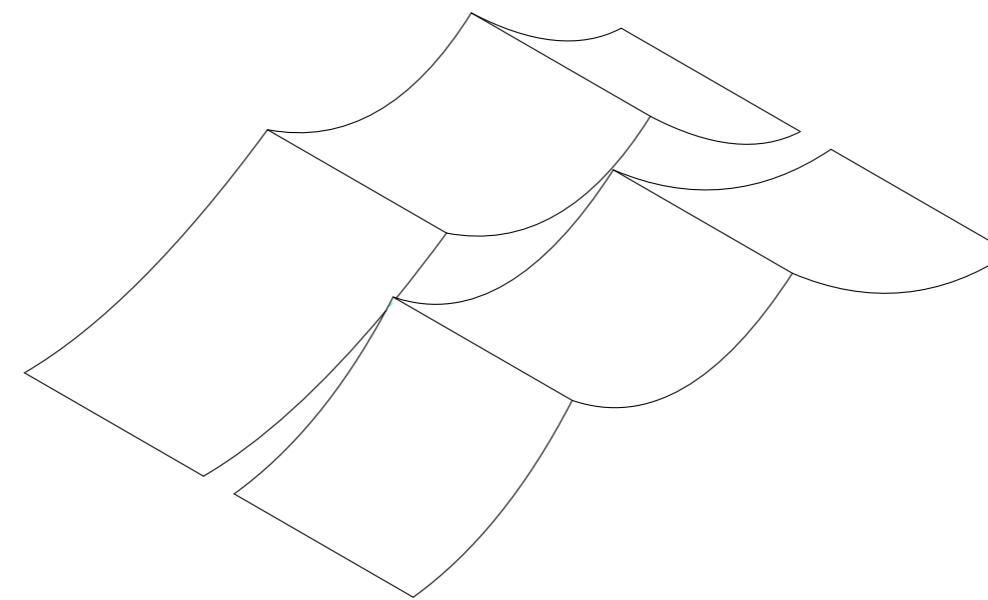


Prefabricic steel Frame

Shearing Wall

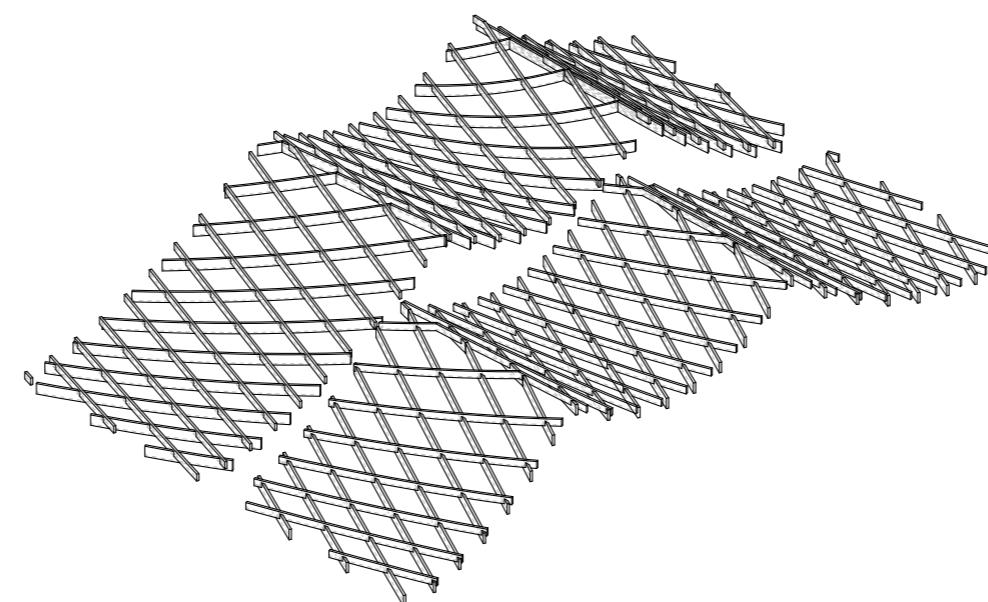
Steel Frame

Existing Loadbearing  
Wall & Wooden Beam

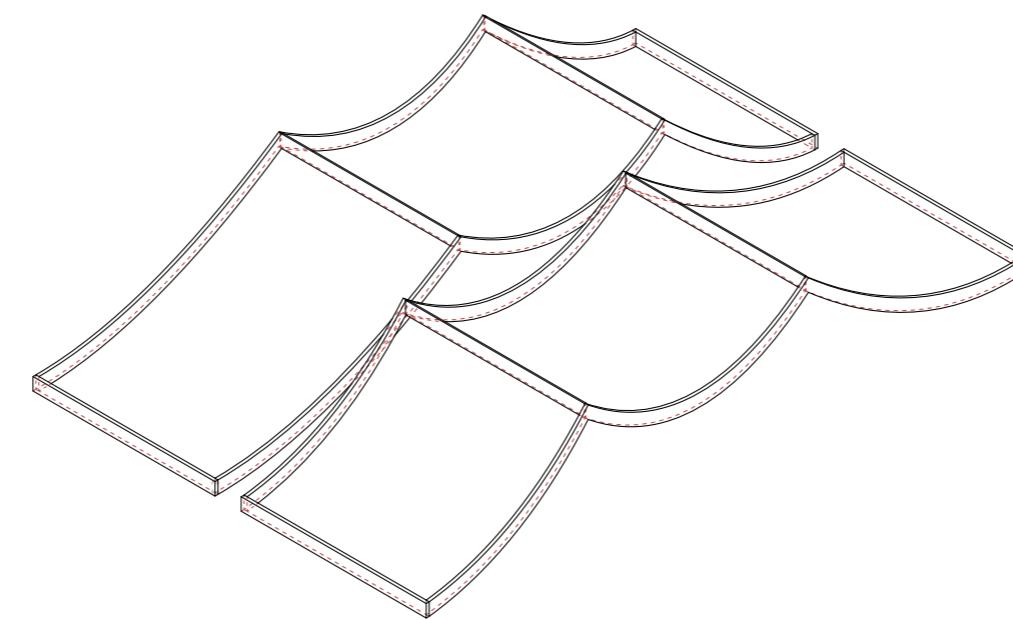


**PV SOLAR PANEL**

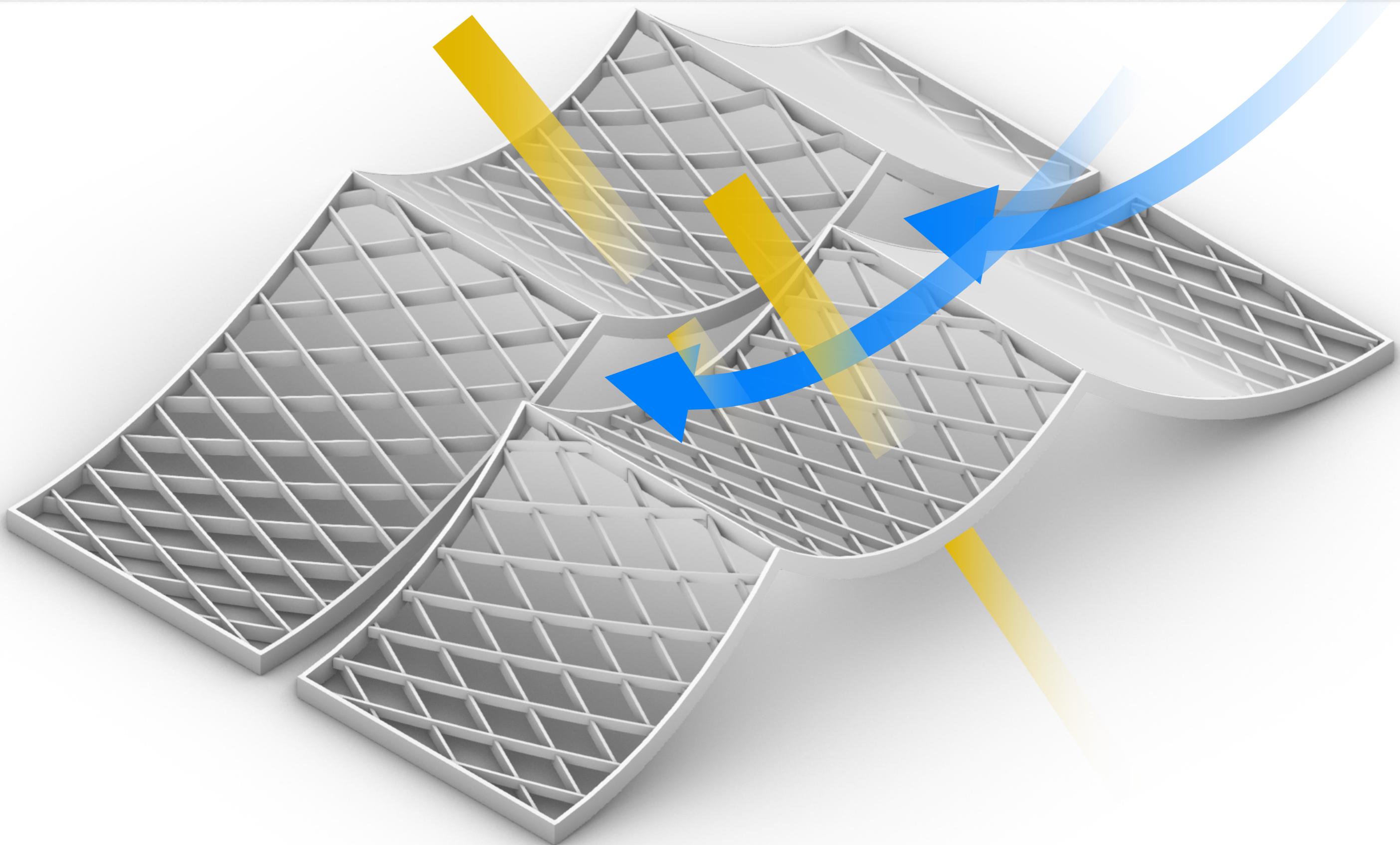
**SEMI TRANSPARENT GLASS PANEL**



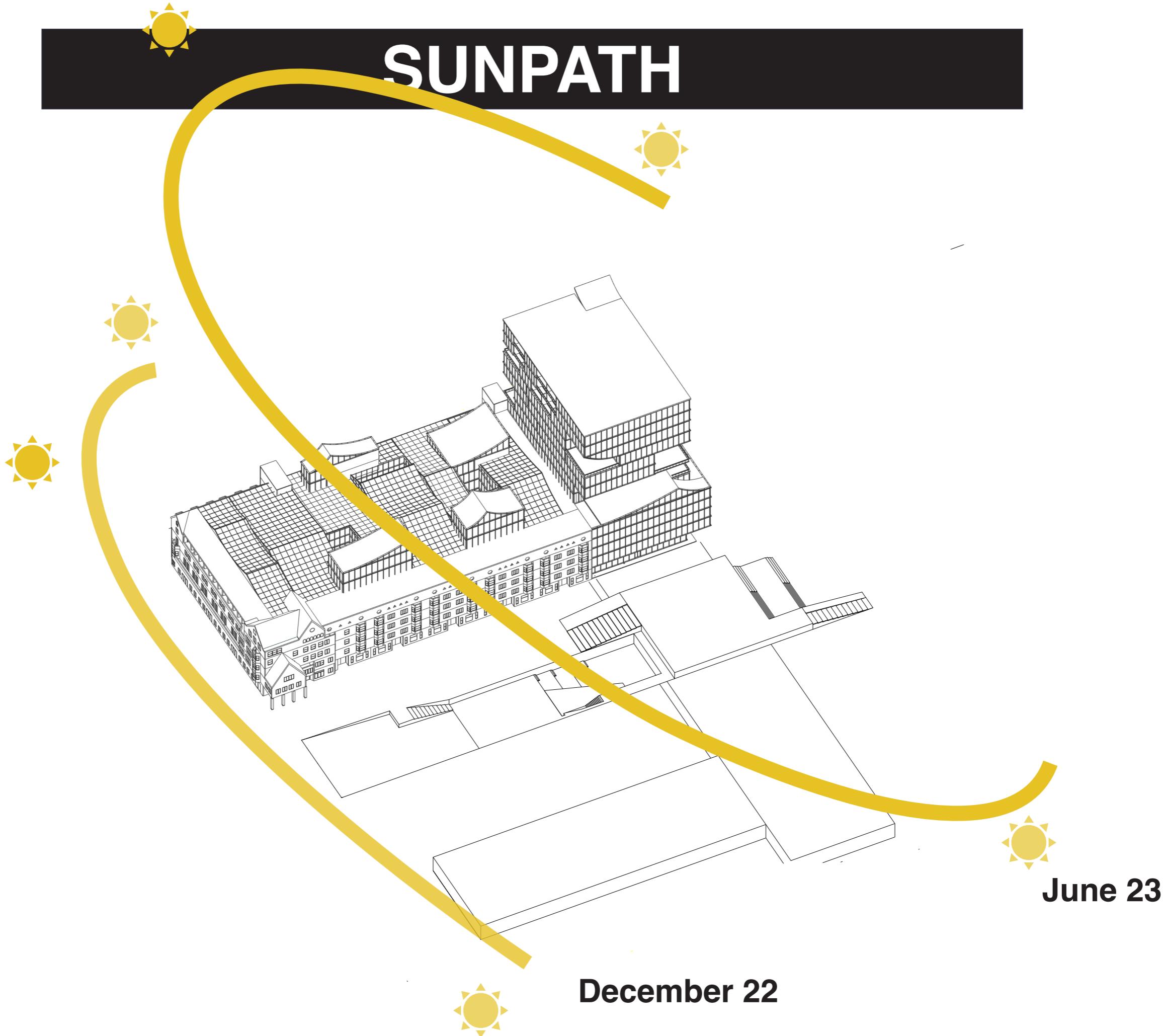
**STEEL GRID**



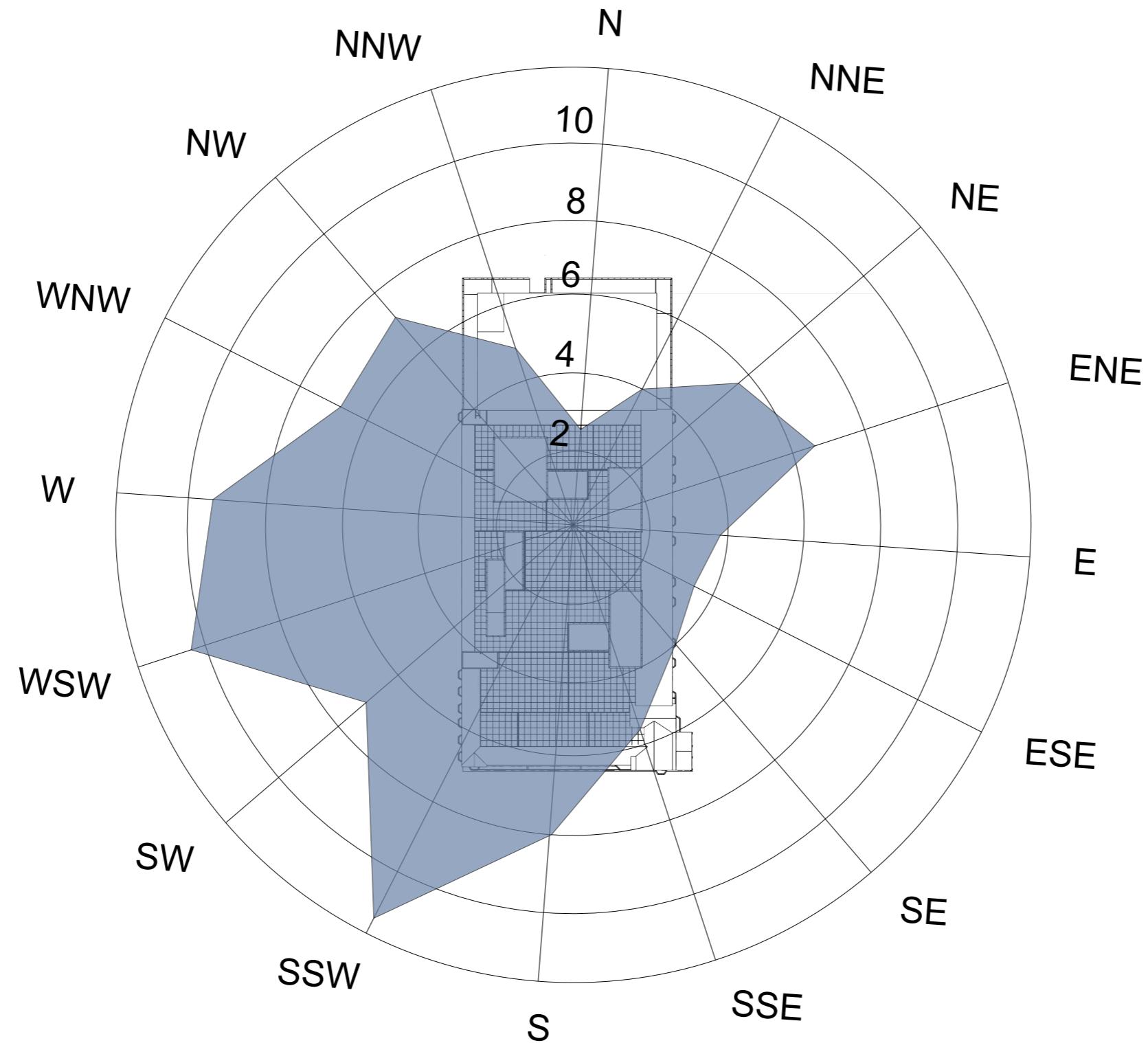
**STEEL FRAME**



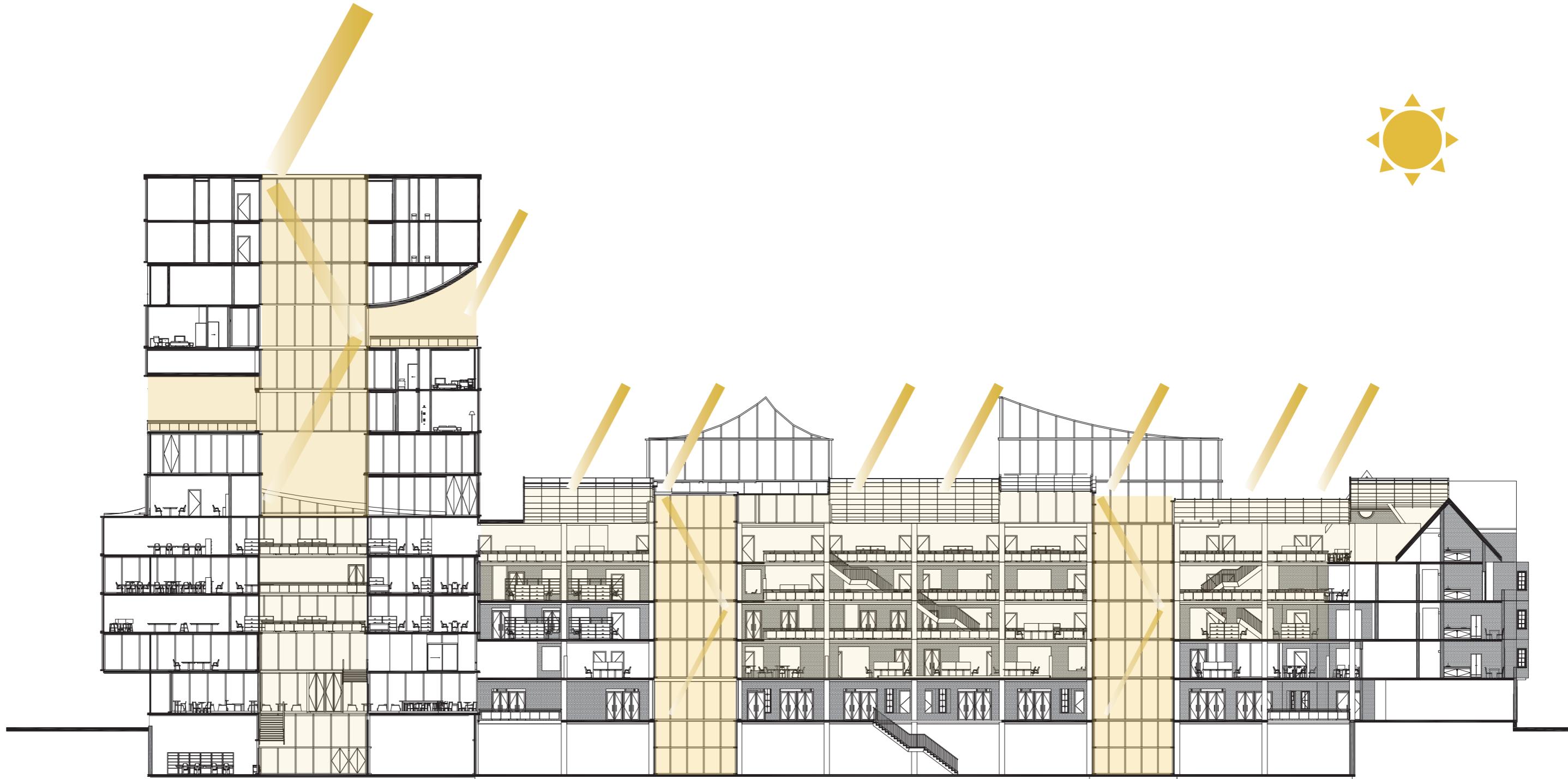
# SUNPATH



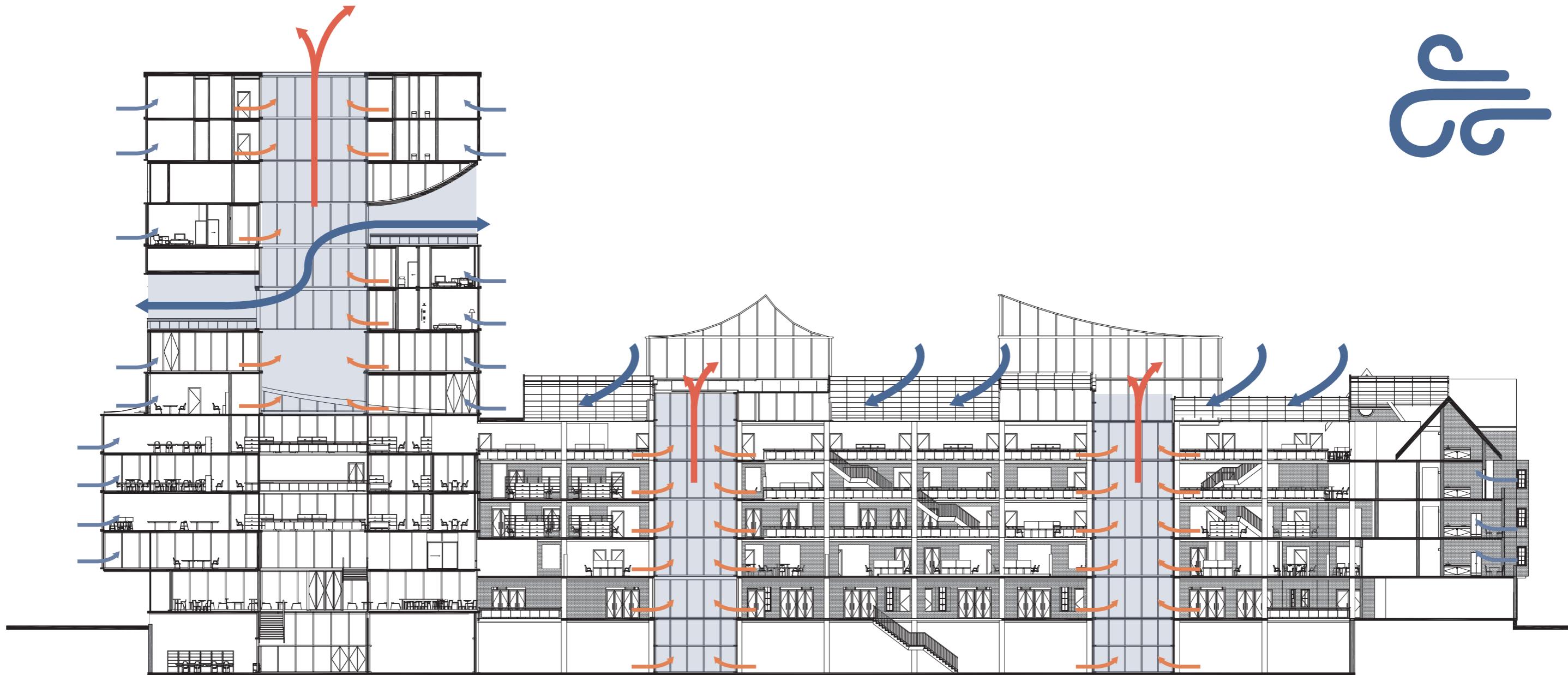
# WIND DIRECTION



# DAY LIGHT

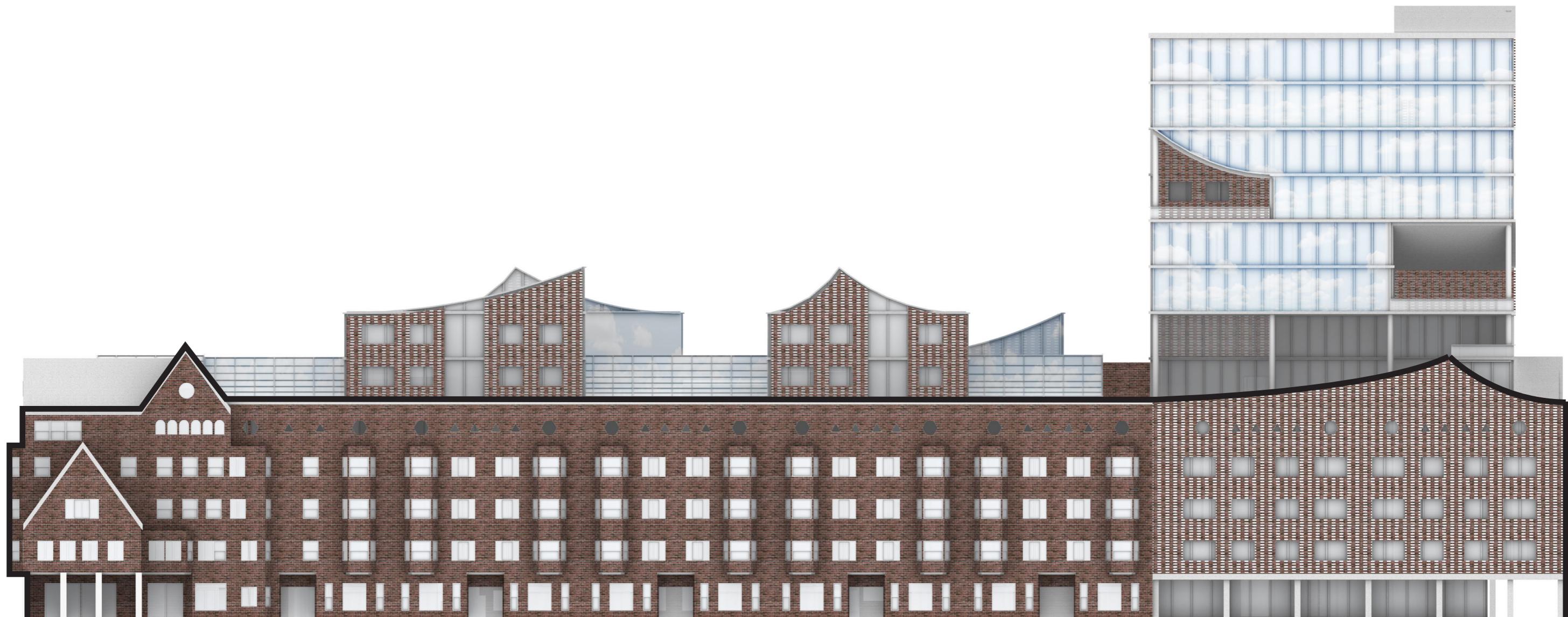


# NATURAL VENTILATION

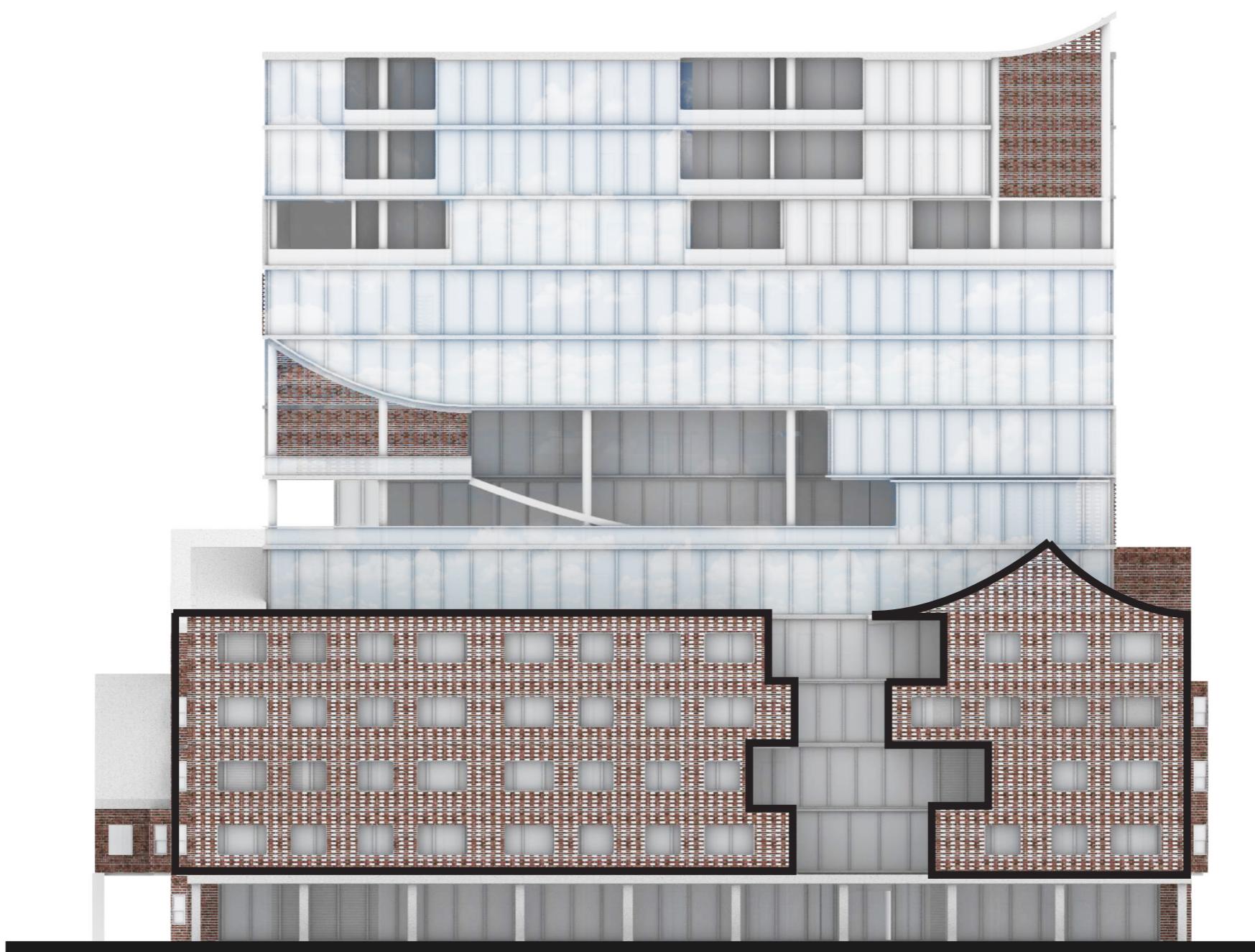


# MATERIALISATION

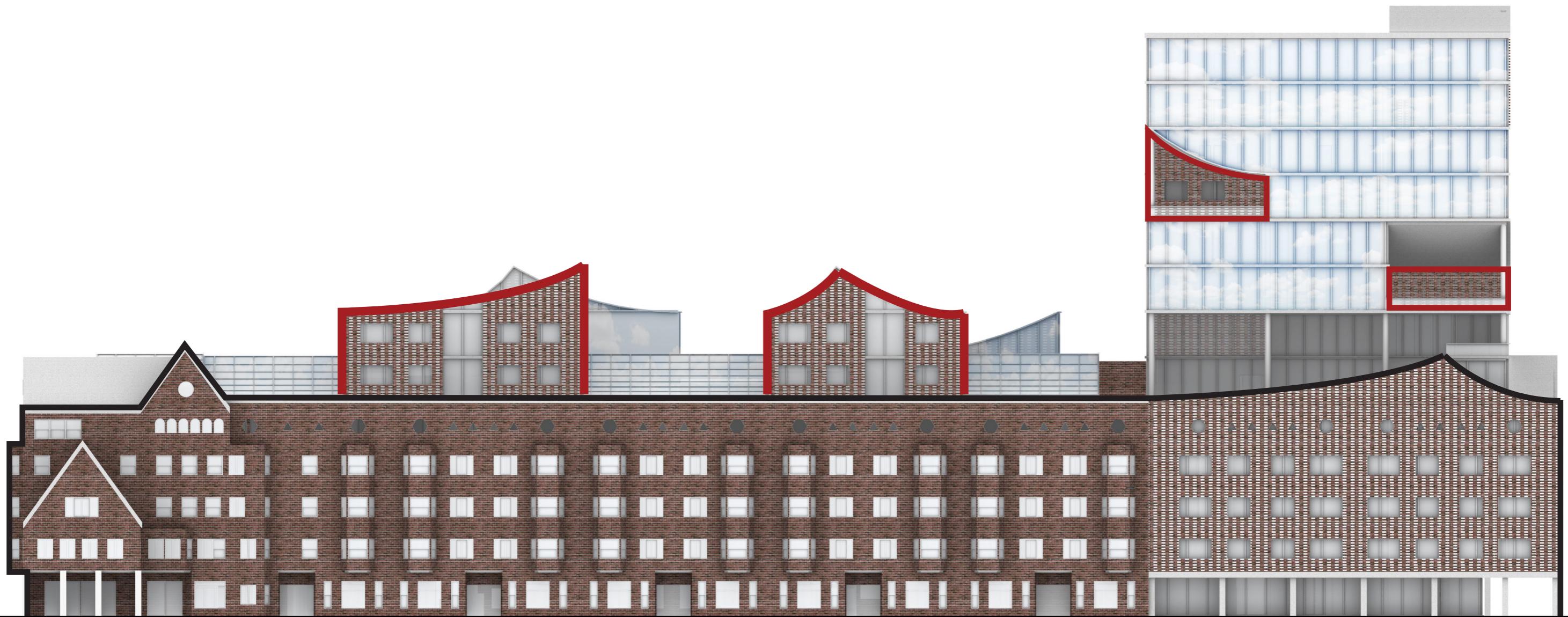
# FACADE PRINCIPLE



# FACADE PRINCIPLE



# FACADE PRINCIPLE



# FACADE PRINCIPLE

