

Atmospheres and materiality.

redesign of Leyweg Shopping Mall

June 23rd, 2023

Heritage & Architecture
Modern Malls Studio

Developed by
Aura Laguna



Background

[Context]



TACTILITY

MATERIALITY

TABULA SCRIPTA

attitude and a method to unravel

embrace complexity and diversity in layers

Contribute to approach of grasping our layered reality

The mall as a scenography.

problem statement



Images are displayed in fast feed = social gaze that resembles a picture:

flat and with a lack of plasticity.

Built environment has resulted in a visual scenography

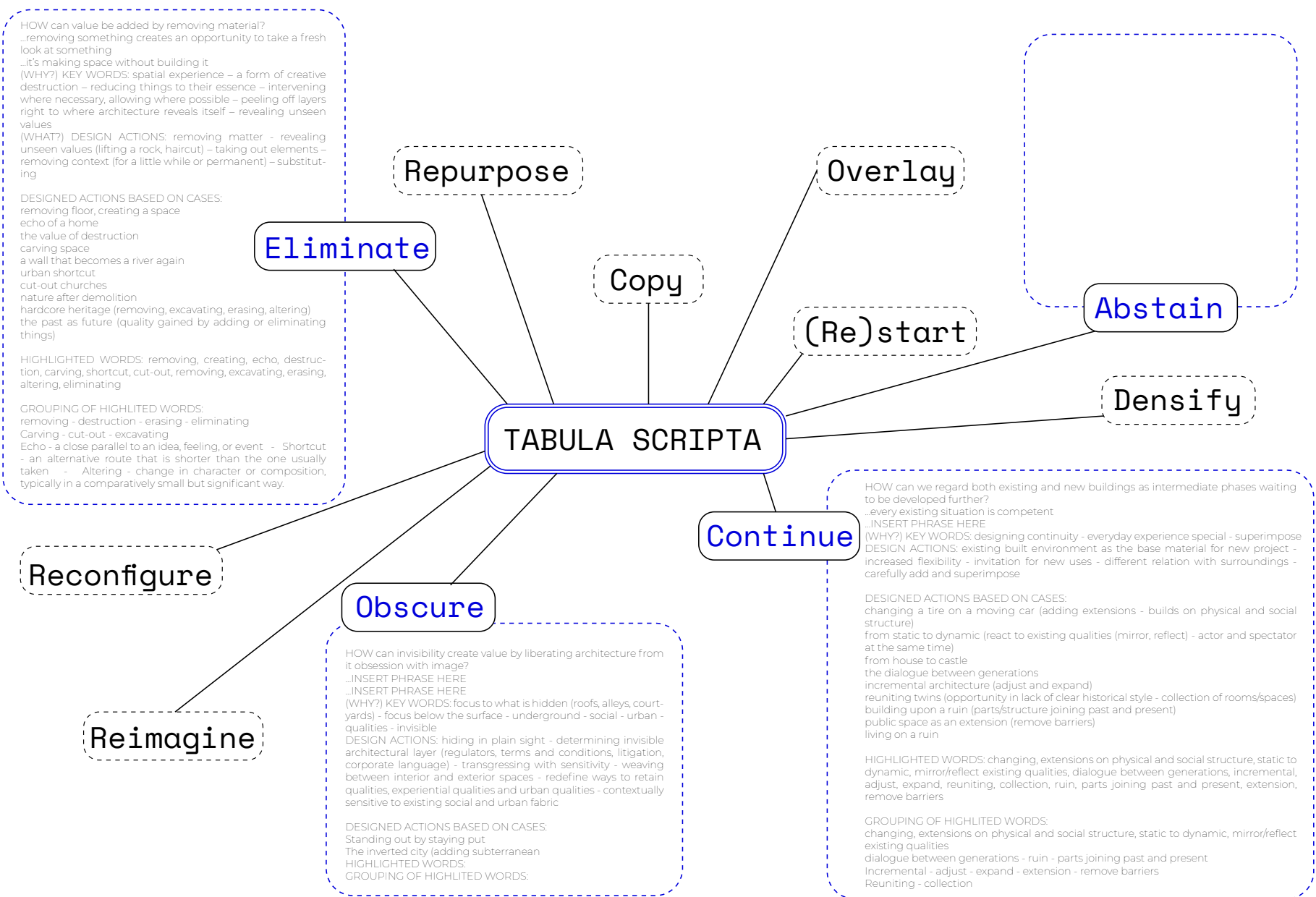
Materiality stopped showing the dimension of time

Unidentifiable historical layers and the elimination of differences = uniformity in cities

The mall as a scenography

[Research question]

How can **tactility** through **materiality** be applied in the **redesign** of a modern shopping mall in the Netherlands, with the **tabula scripta** approach?



Reconfigure

[Tabula Scripta]

QUESTION	QUOTES	WHAT	WHY	HOW
<p>How can we frame and shape the built environment as a temporary configuration of material components ready for a new arrangement?</p>	<p>"...recycling boils down to downcycling while entropy and loss of value are accelerated"</p> <p>"...salvaged components carry along the history of their past use, which opens up the possibility of infusing a new register of meaning in the reassembly"</p>	<p>reconfiguration of building materias</p> <p>Unbuilding and reassembly</p>	<p>Buildings conceived as banks of materials available for subsequent uses</p> <p>Reverse architecture</p> <p>Buildings become more flexible</p> <p>Renewal of basic principles</p>	<p>Salvaging</p> <p>Reconfiguration</p> <p>Scrap</p> <p>Debris</p> <p>Borrow</p> <p>Return</p> <p>Availability</p> <p>Readjustment</p> <p>...of materials</p>

Lijnbaan



Lijnbaan, Rotterdam



Outdoor shopping mall

SITE

Relevant questions when observing the street

SITE

Guiding questions when investigating site and setting

SKIN

Leading questions when inspecting the skin

STRUCTURE

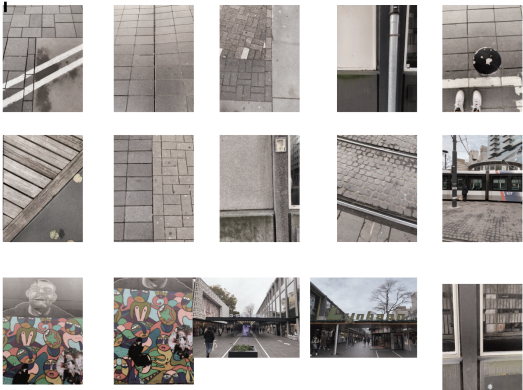
Questions when studying form and state

SPACE PLANS

Relevant spatial arrangement questions

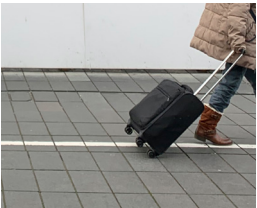
STUFF

Guiding questions for the furnishings of a heritage interior



Research

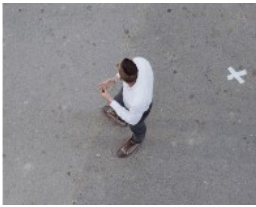
tactility at the Lijnbaan



Poor relationship between interface and user



Principal surfaces of contact are the floor, door handles (if existing), counters



Minimal contact with surfaces and materials

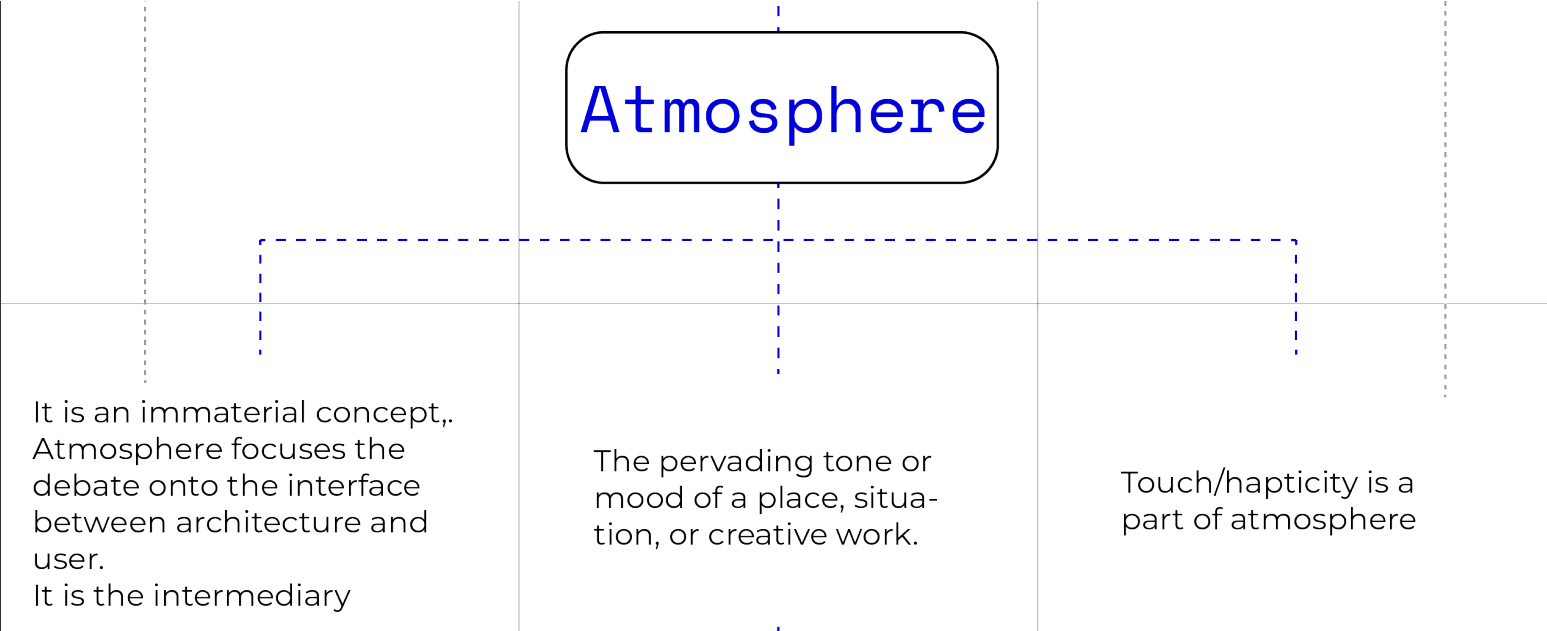


Children are more in conscious contact with surfaces



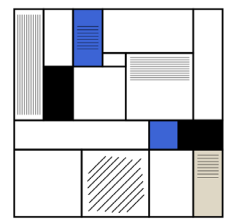
Research

...results



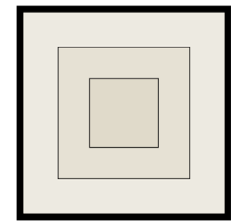
Atmospheres

Material compatibility



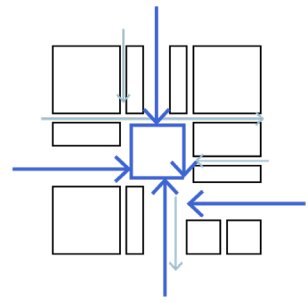
Reconfiguration of façade through materials
 Hard materials on the outside
 Soft materials on the inside

Temperature of space



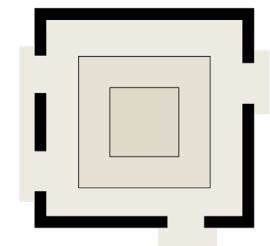
Outside of the building is colder/distant
 Inside of the building is warmer/softer

Between composure and seduction



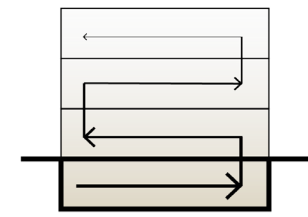
Freedom of movement
 Assembling of sequences through a gradient of public to private

Tension between interior and exterior



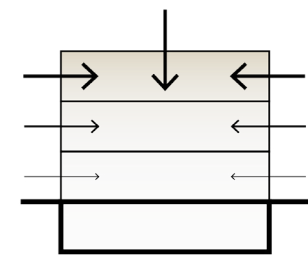
New entrances = new axes
 Transition with materials from hard to soft
 Façade doesn't give the inside away

Levels of intimacy



Establishment of a gradient
 Most public uses on ground floor and basement
 More private spaces on the higher levels

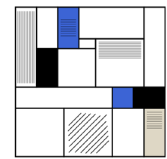
The light on things



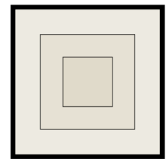
Open/closed gradient
 Lower levels are darker and higher levels are lighter

Atmospheres

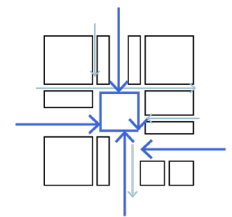
Material compati-
bility



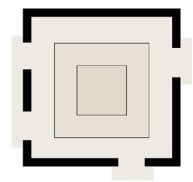
Temperature of
space



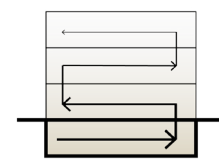
Between
composure and
seduction



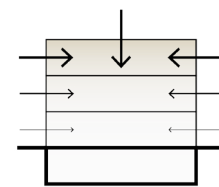
Tension
between
interior and exterior



Levels of
intimacy



The light on things



Design of atmospheres
based on **materiality**

Provide a more integrated
design solution that en-
gages all the senses and
considers both the **physi-
cal and cultural contexts.**

Cannot be general, but
site-bound.

They can be shaped, mod-
ified, and tailored to suit
the project and its users,
creating a design that
evokes familiar spaces,
culture, and sensations.



PART 02

the mall and
its heritage

Leyweg



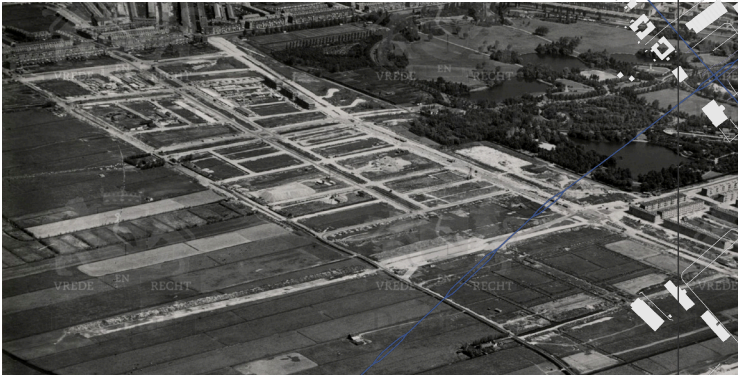
Leyweg, the Hague



North entrance to mall

Evolution

[20th century heritage]



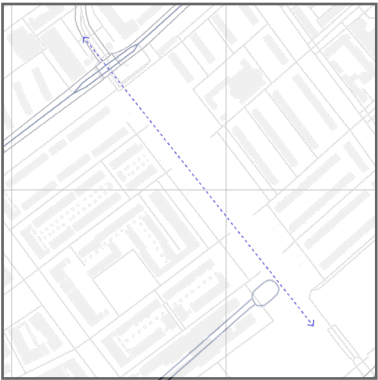
1953
Beginning of construction

Evolution

[20th century heritage]



1964
First stage



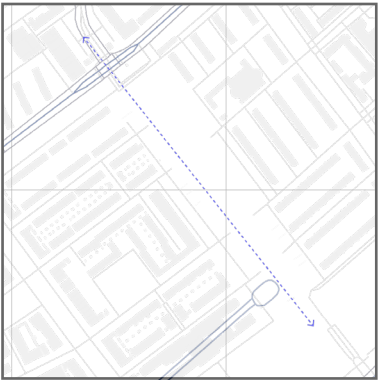
1953
Beginning of construction

Evolution

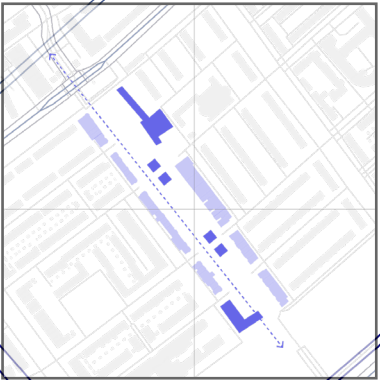
[20th century heritage]



1990
Second stage



1953
Beginning of construction



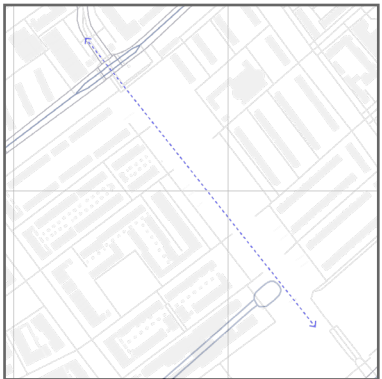
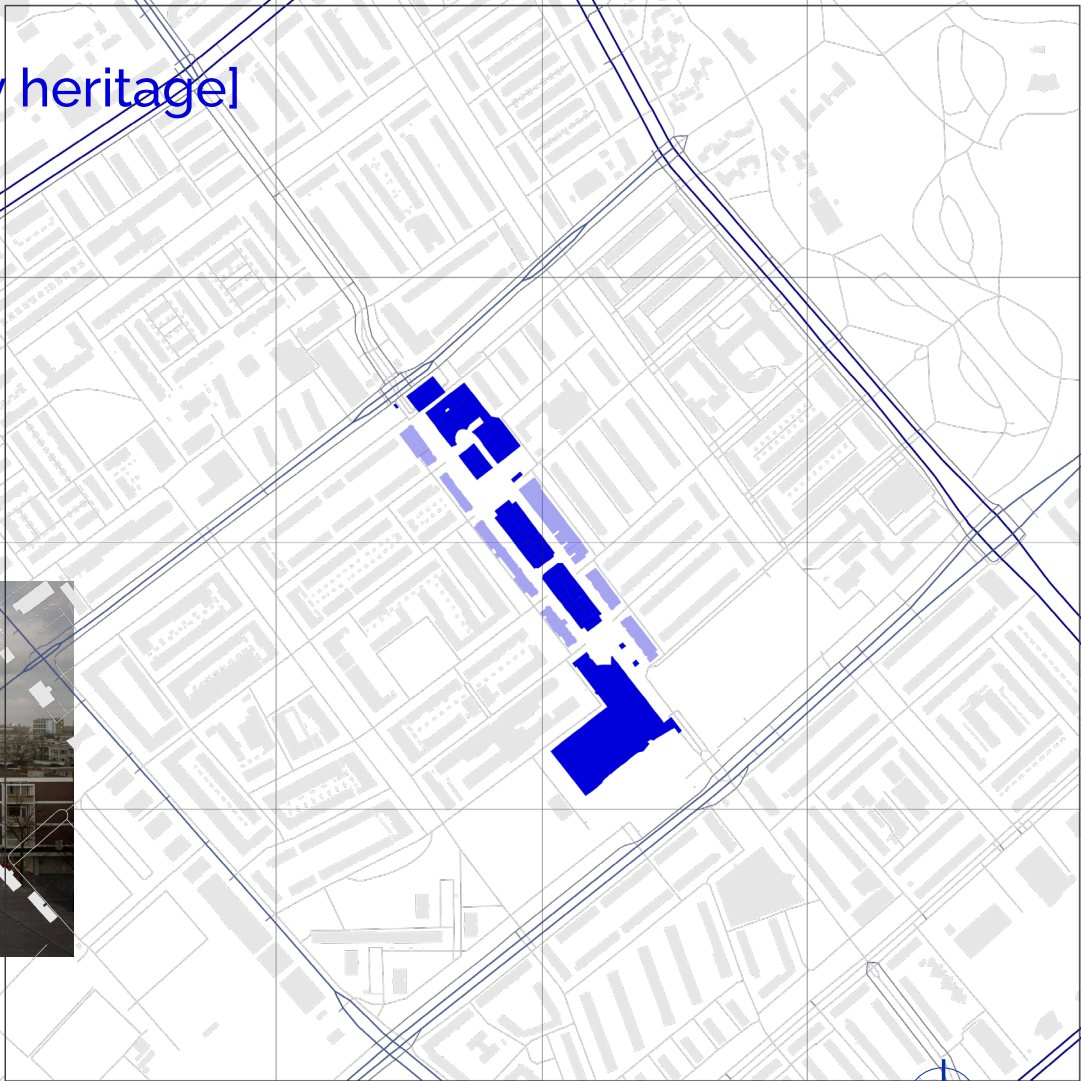
1964
First stage

Evolution

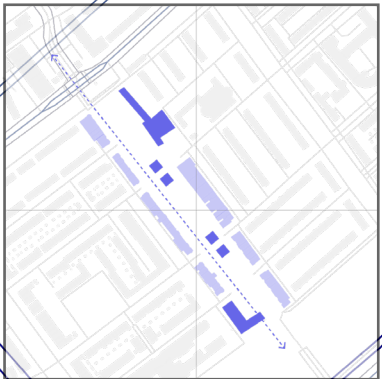
[20th century heritage]



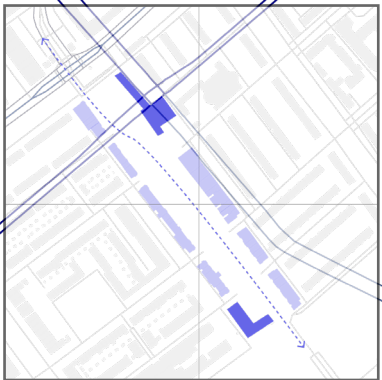
2003
Current state



1953
Beginning of construction



1964
First stage



1990
Second stage

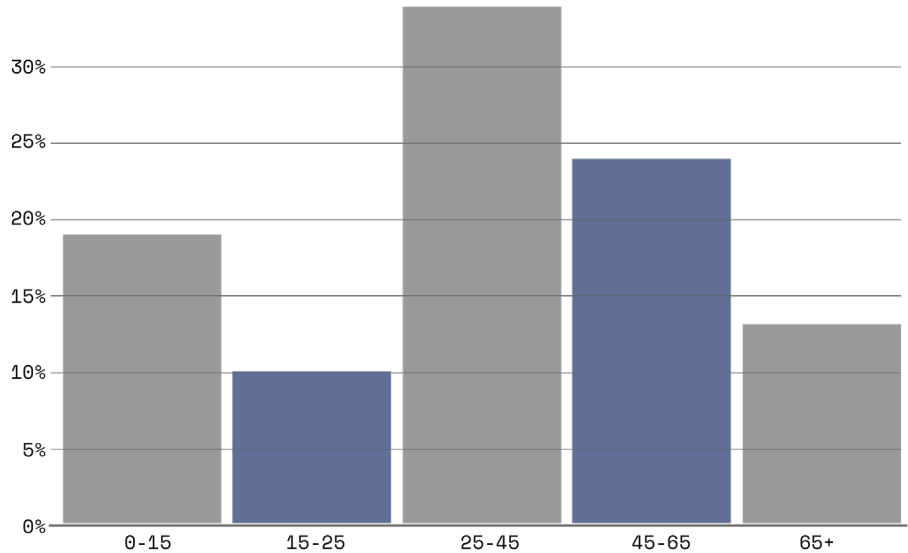
Population

[Morgenstond, the Hague, 2022]

Migration	Value	Year
Native Dutch	5.435	2022
Western total	3.125	2022
Not western total	11.905	2022
Morocco	2.060	2022
Dutch Antilles	710	2022
Suriname	2.560	2022
Turkey	3.500	2022
Other not western	3.080	2022

Population per age group

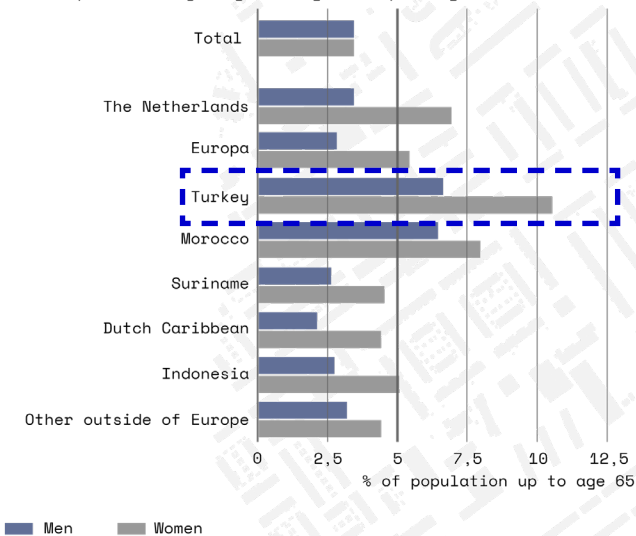
The percentage of inhabitants per age group in Morgenstond in The Hague, NL.



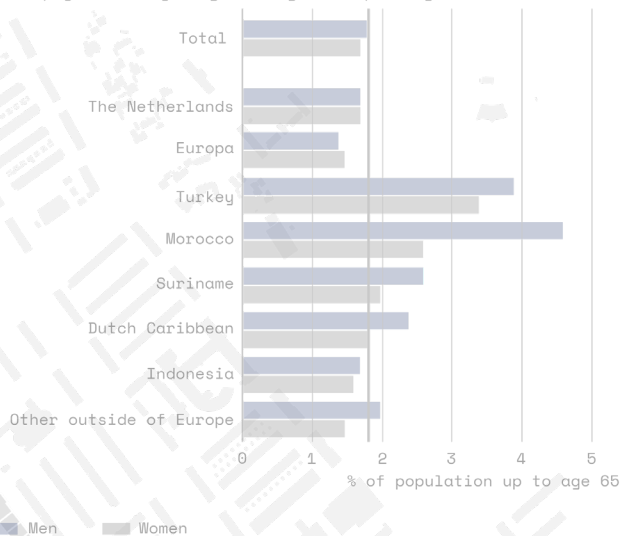
Population

mental health

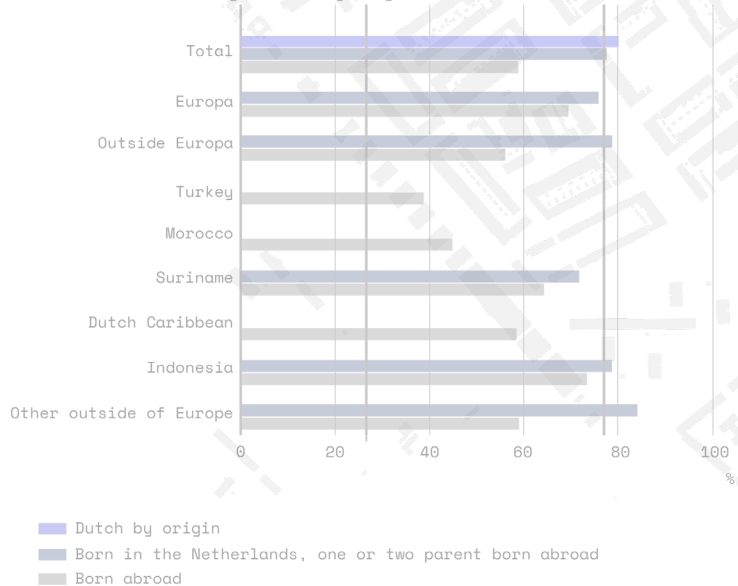
Antidepressants by origin and gender up to age 65, 2020



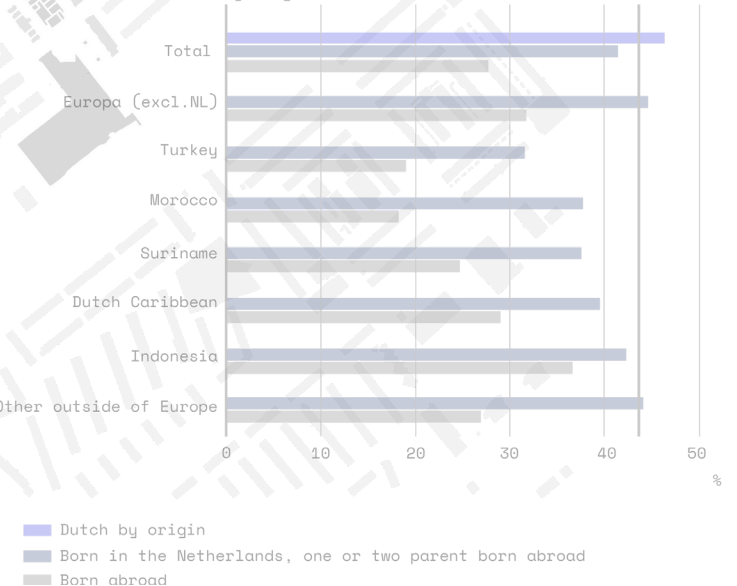
Antipsychotics by origin and gender up to age 65, 2020



Percieved health, from age 40-60, by origin, 2012



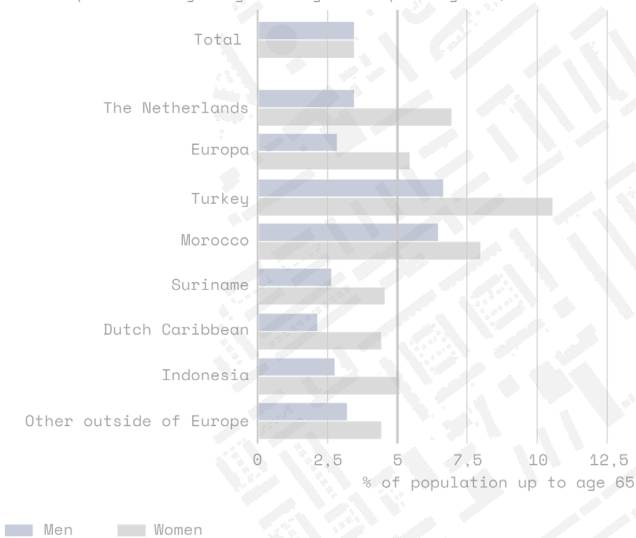
Association activities, by origin, 2012/2021



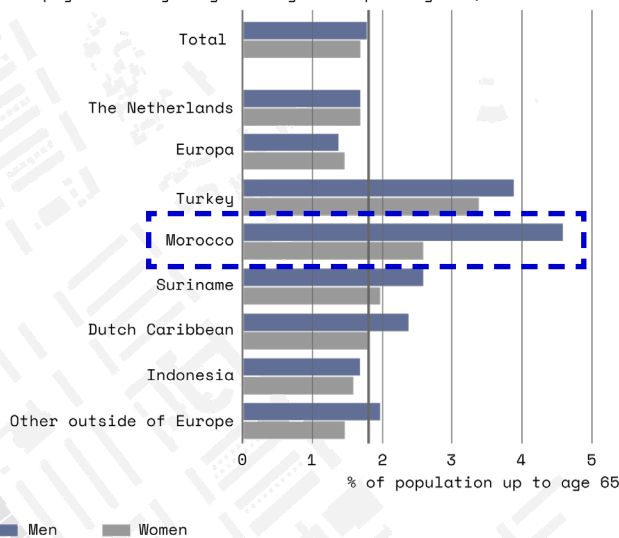
Population

mental health

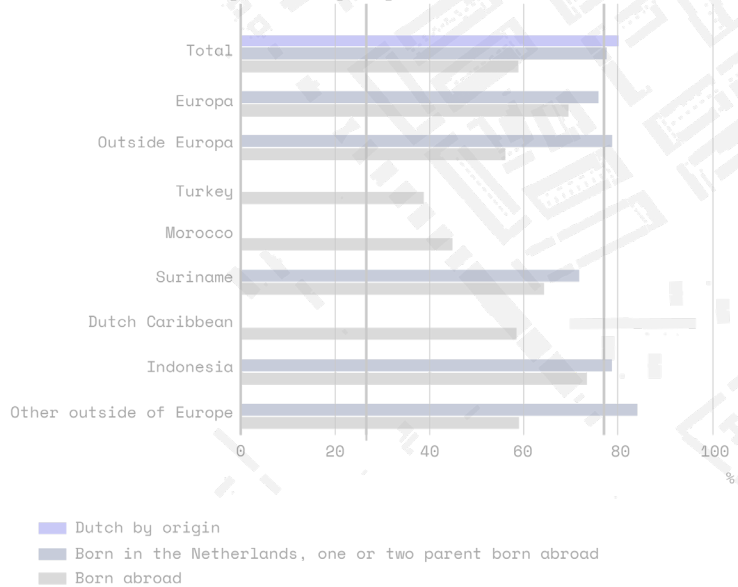
Antidepressants by origin and gender up to age 65, 2020



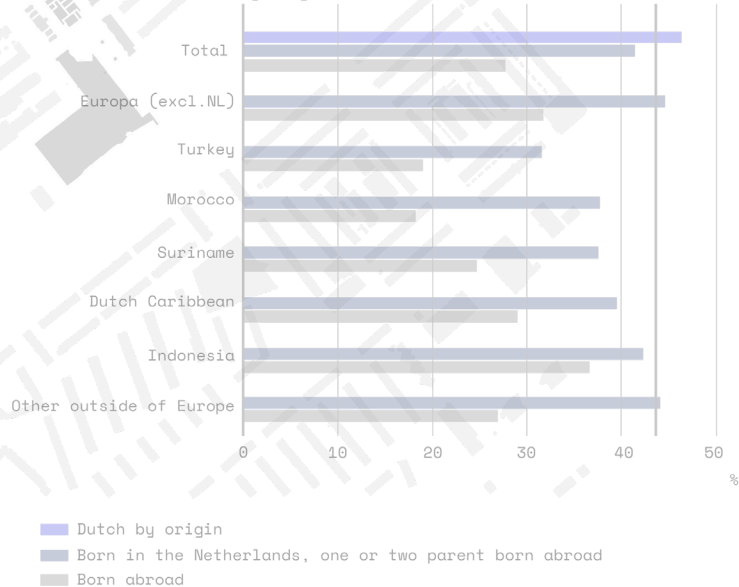
Antipsychotics by origin and gender up to age 65, 2020



Percieved health, from age 40-60, by origin, 2012



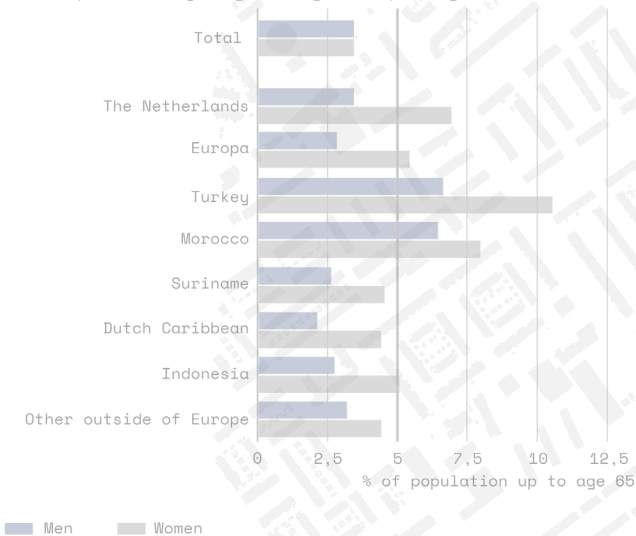
Association activities, by origin, 2012/2021



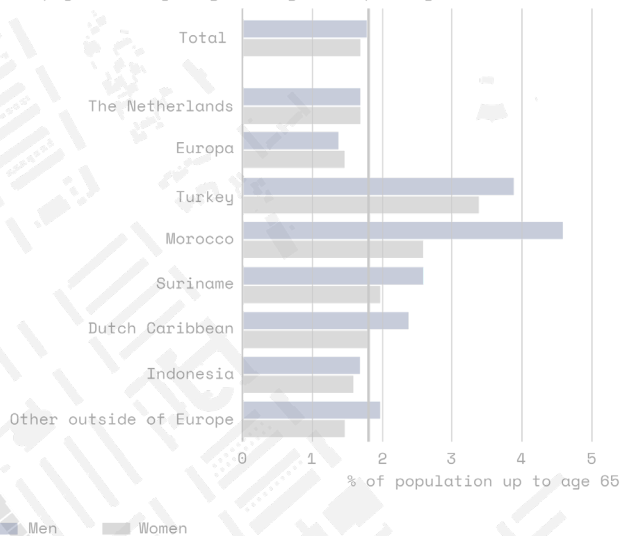
Population

overall health

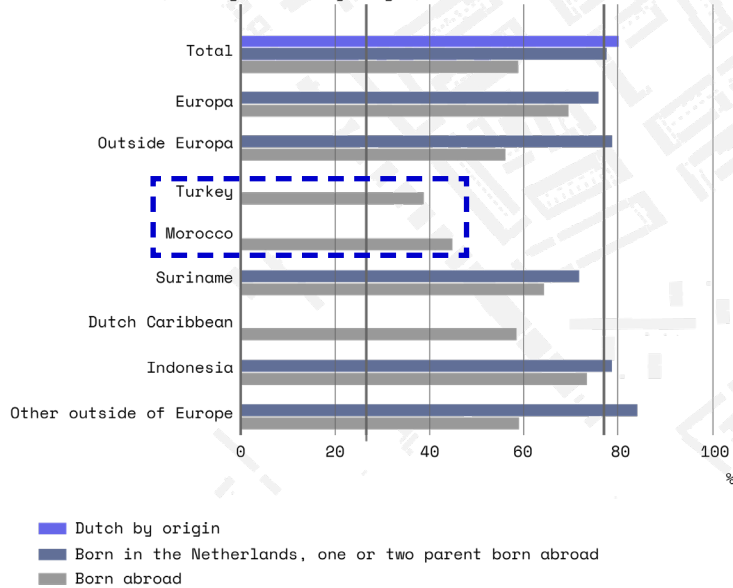
Antidepressants by origin and gender up to age 65, 2020



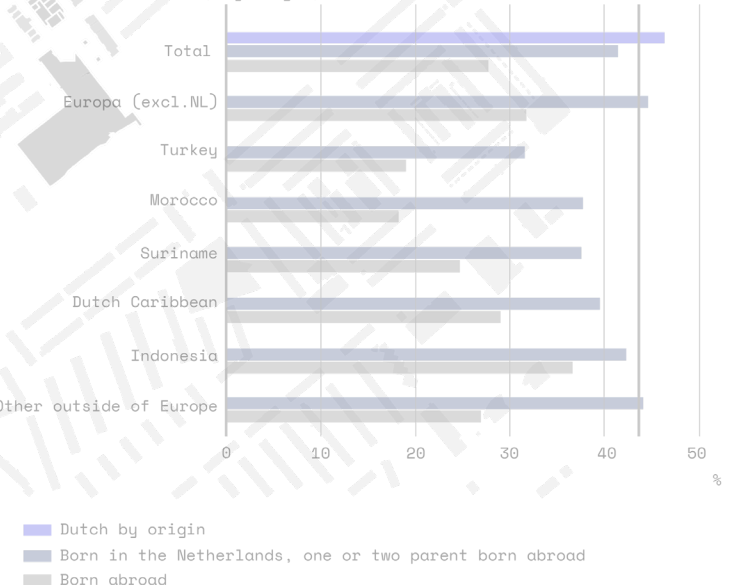
Antipsychotics by origin and gender up to age 65, 2020



Percieved health, from age 40-60, by origin, 2012



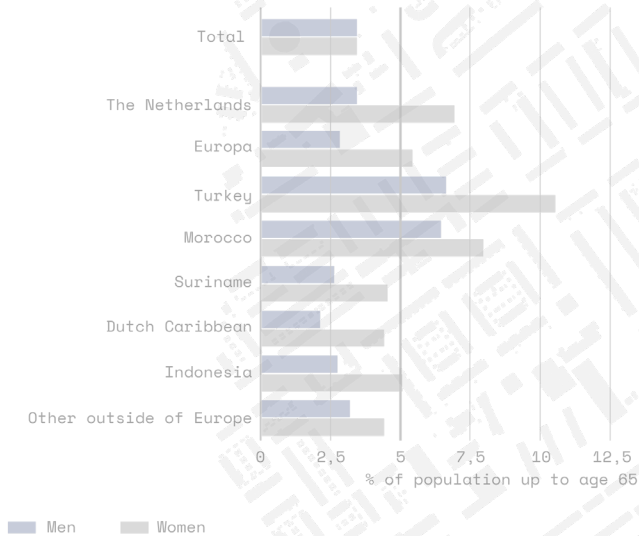
Association activities, by origin, 2012/2021



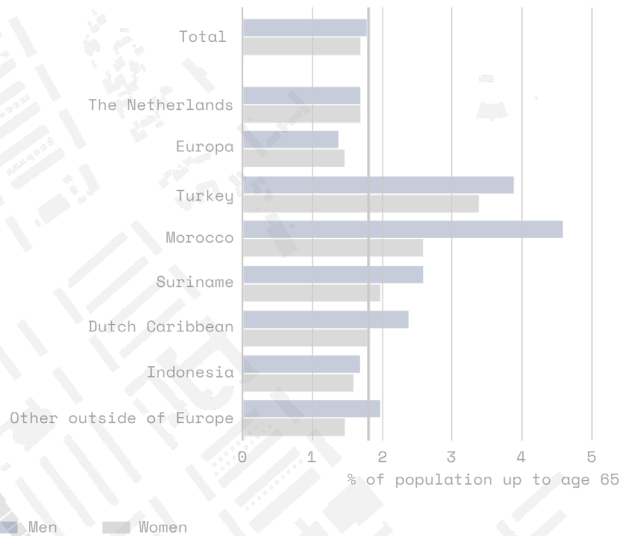
Population

social activities

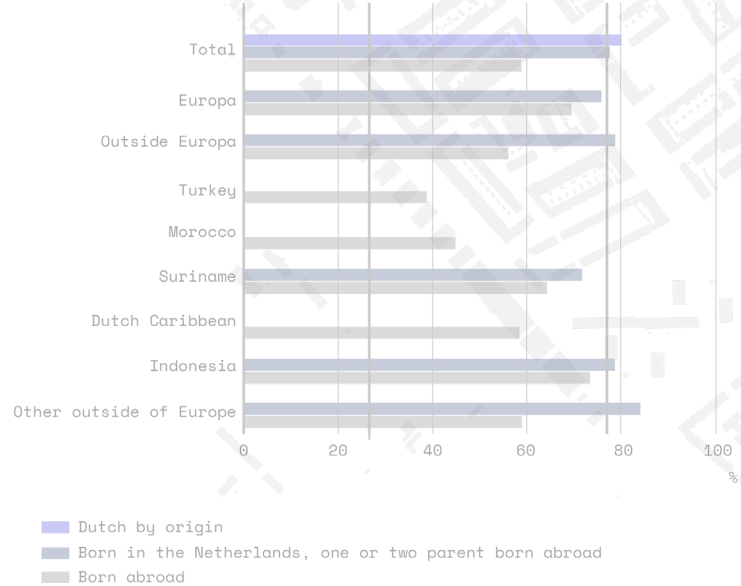
Antidepressants by origin and gender up to age 65, 2020



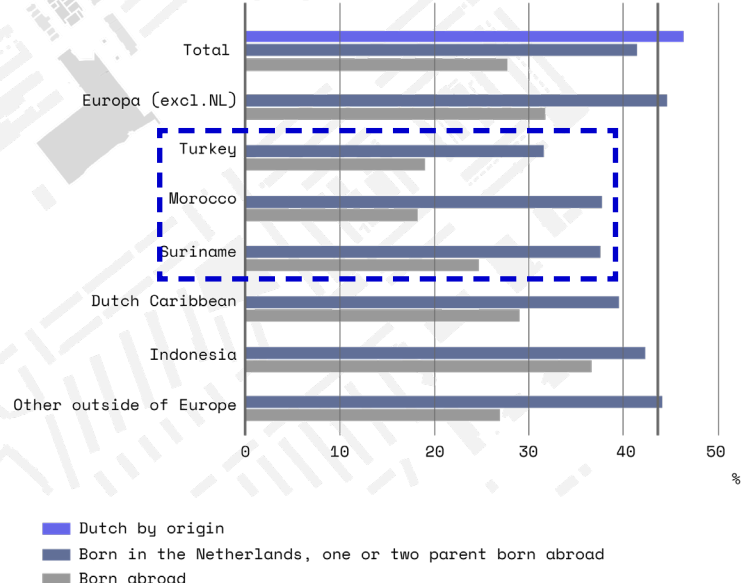
Antipsychotics by origin and gender up to age 65, 2020



Percieved health, from age 40-60, by origin, 2012



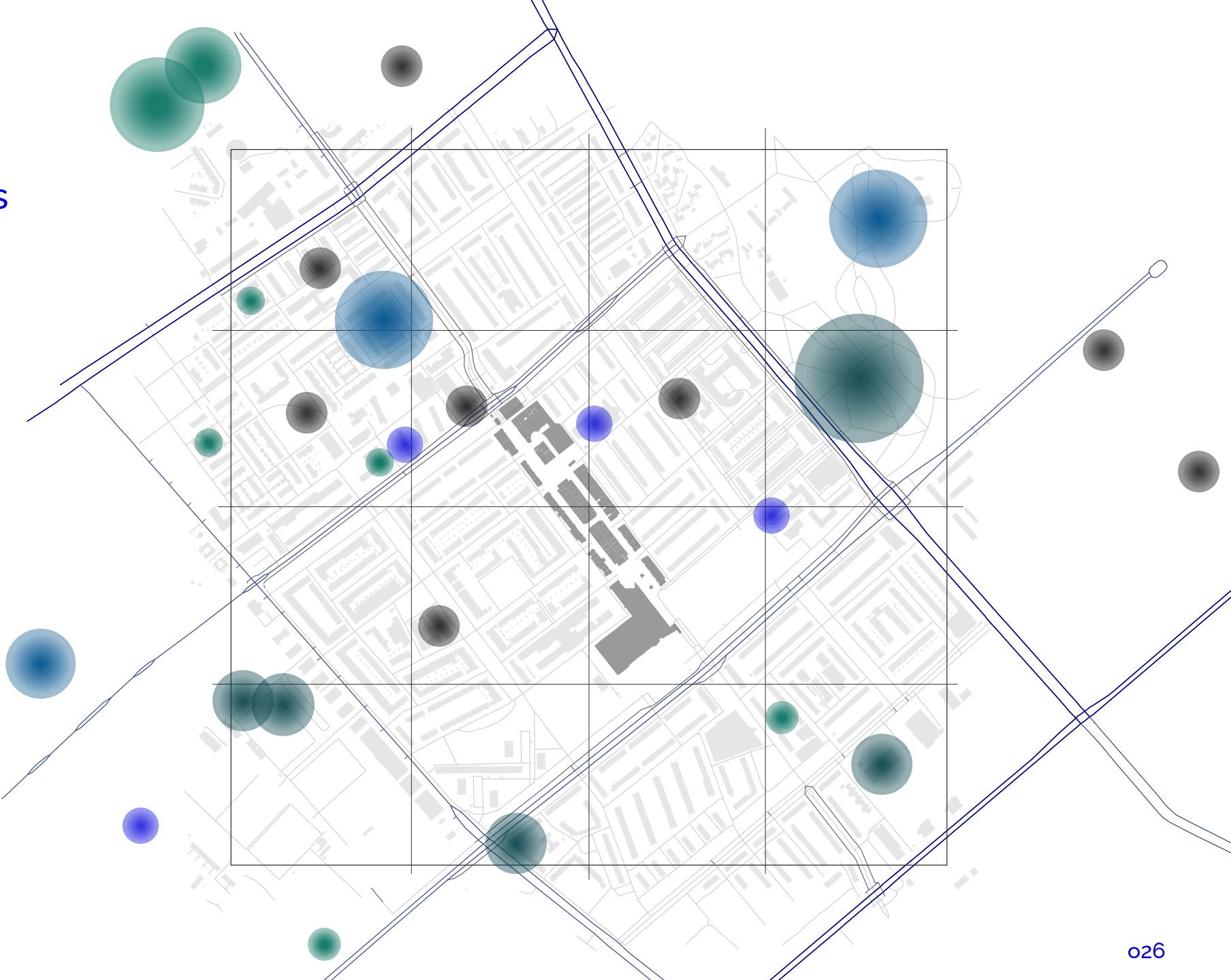
Association activities, by origin, 2012/2021



Mapping

existing uses

- Education
- Sport facilities
- Hospital/clinics
- Cultural
- Religious buildings
- Integration...?



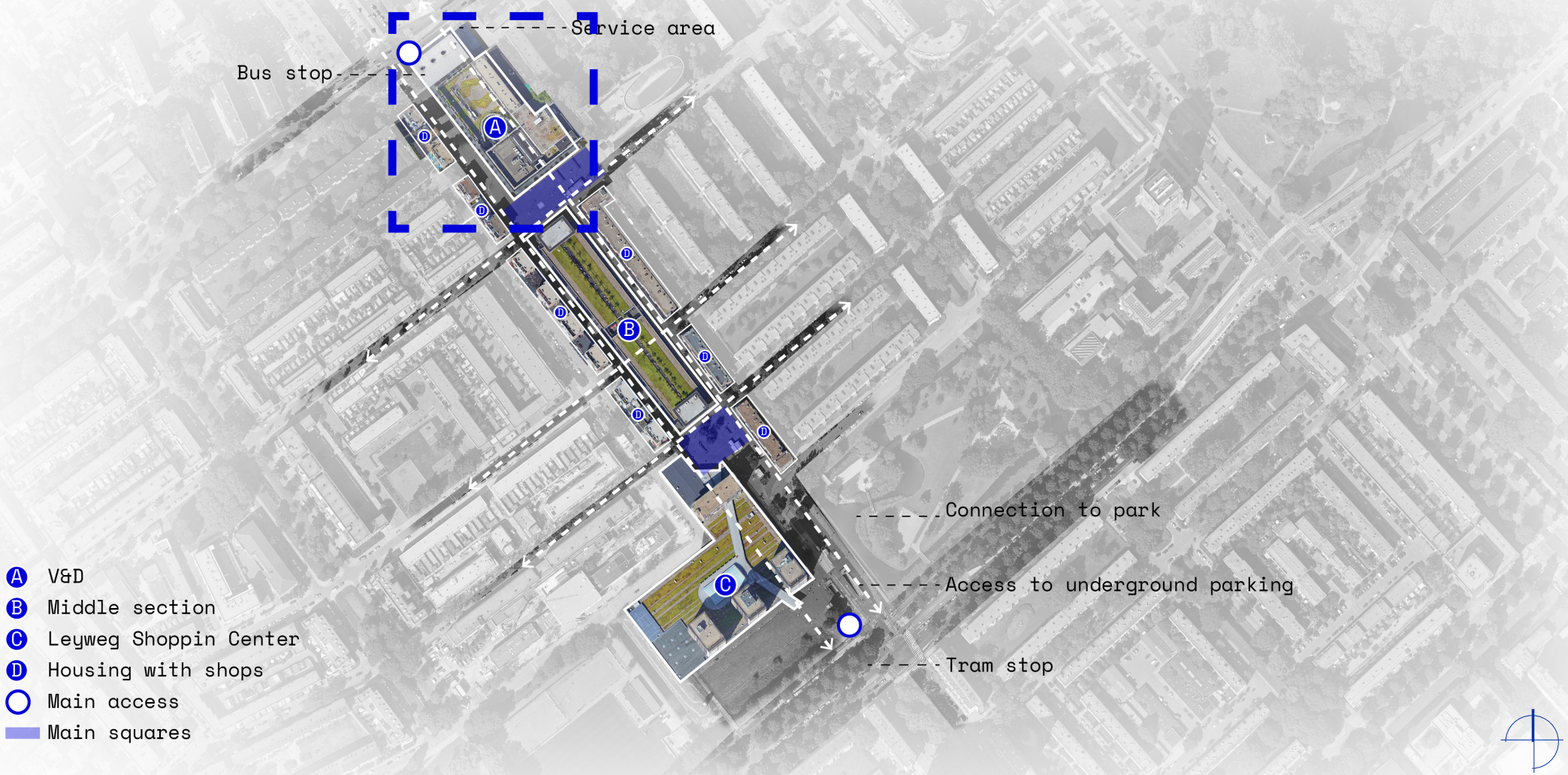


integration and health center

the mall

Master plan

[Current state]



Vroom & Dreesmann

V&D



Dutch chain of department stores founded in 1887



Bankrupt in 2015

Evolution

[20th century heritage]



Before expansion



Current status

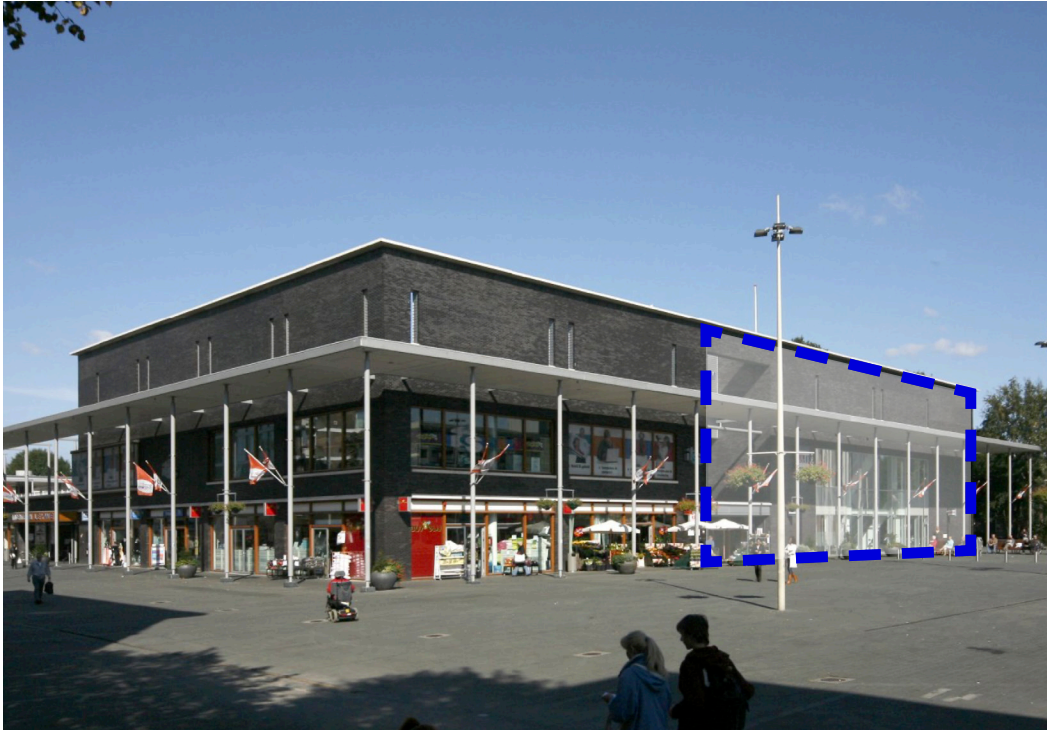
Crossed escalators barely visible
Canopy, glass, and curtain wall grid as visual obstacle

Evolution

[20th century heritage]



Before expansion



Current status

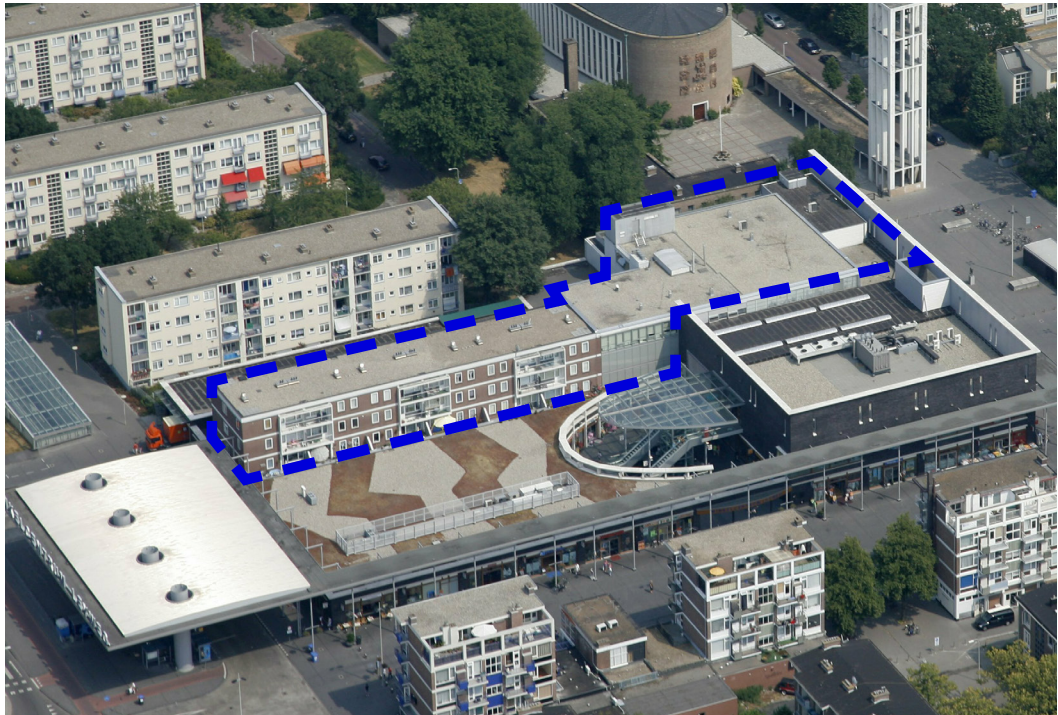
Non-identifiable historical layers
Former V&D hidden behind new façade

Evolution

[20th century heritage]



Before expansion



Current status

Unidentifiable historical layers and the elimination of differences = **uniformity** in cities

Pipes



Pipes
(out of use)

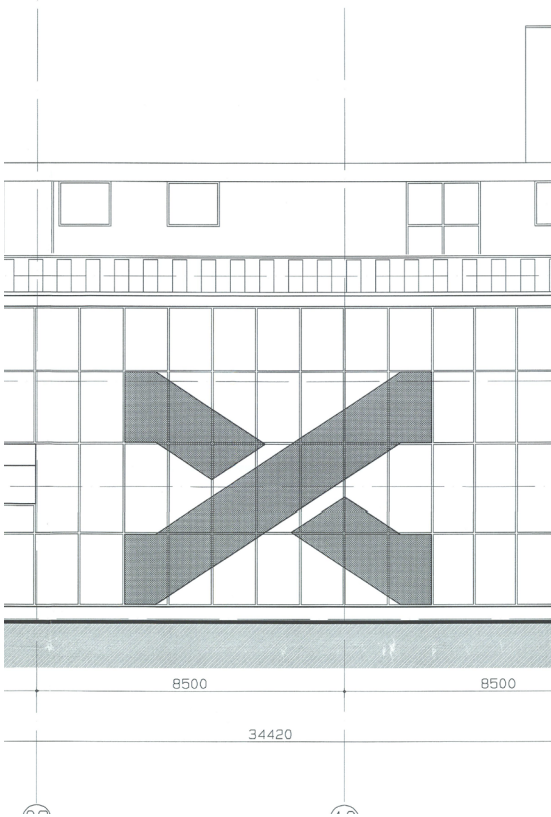


Pipes
(out of use)

Escalators



Crossed escalators
(interior of V&D)

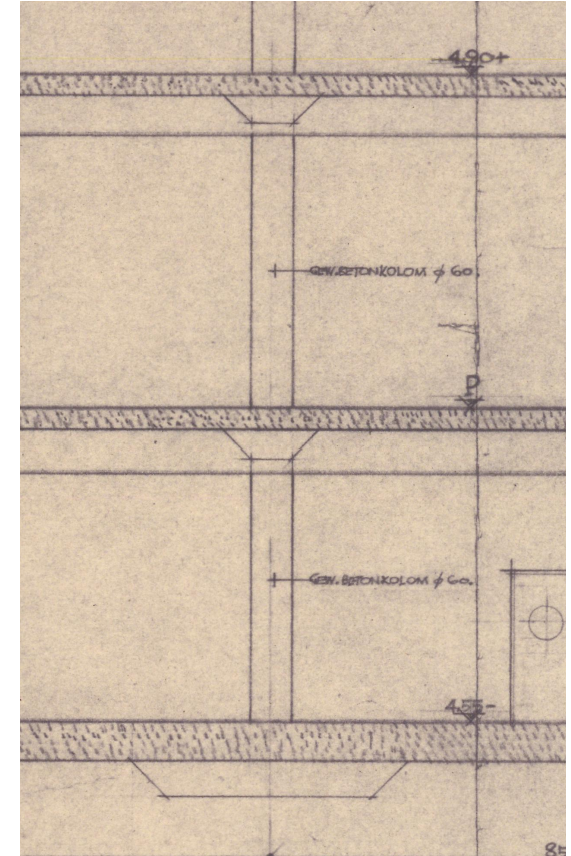


Crossed escalators
(high visibility from the façade)

Columns



Mushroom columns
(top hidden by lowered ceiling)



Mushroom columns
(V&D section)

Path



Shopping path

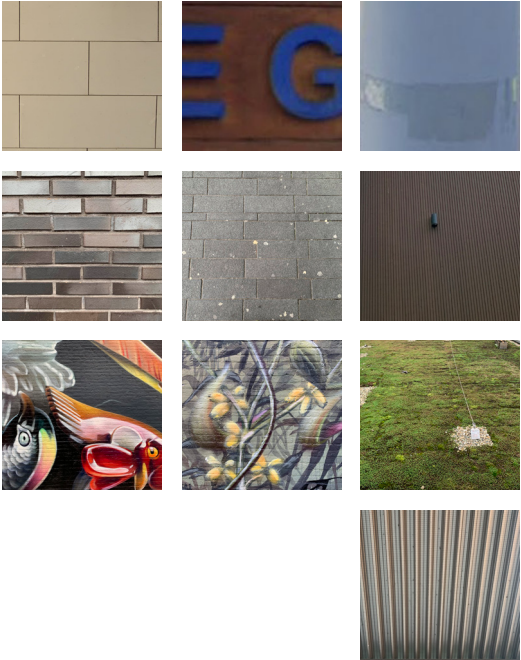


Path pattern

Materiality

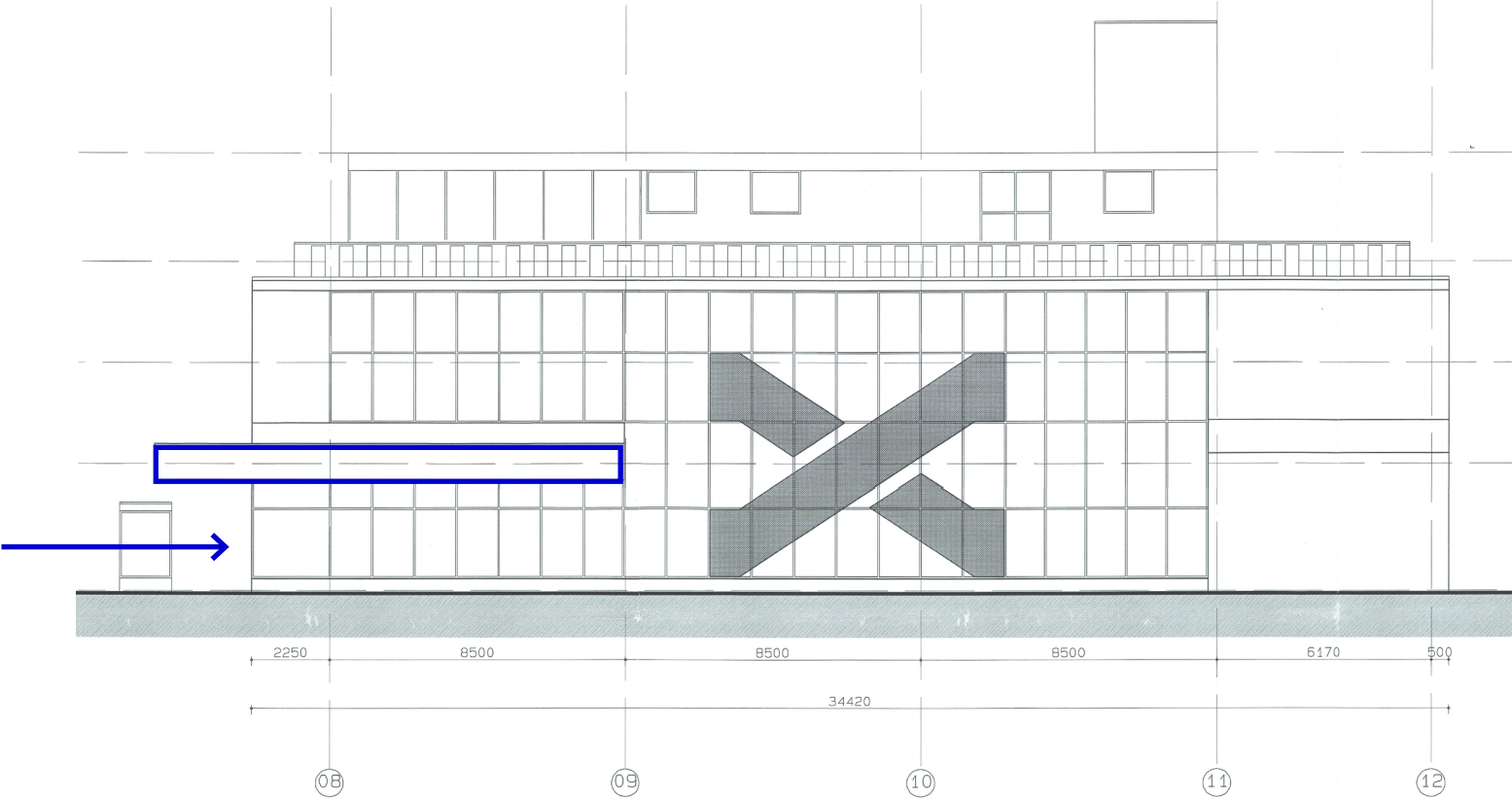


Materials found at V&D



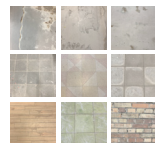
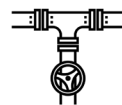
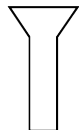
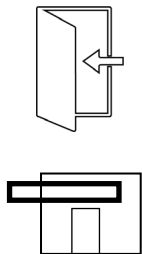
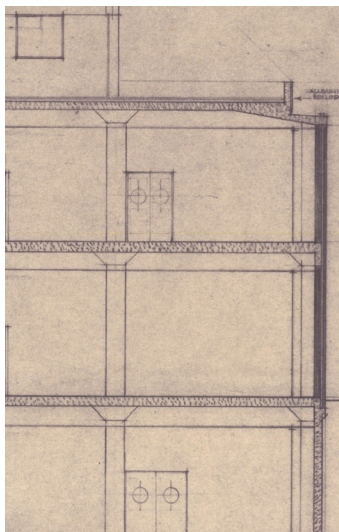
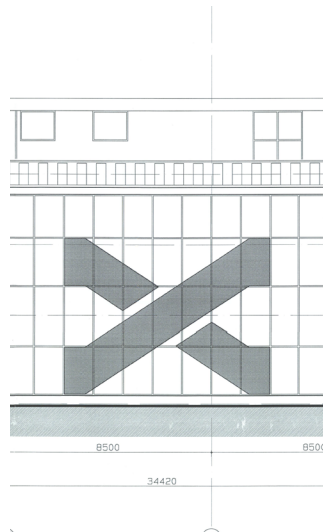
Materials found in extension

Demolished



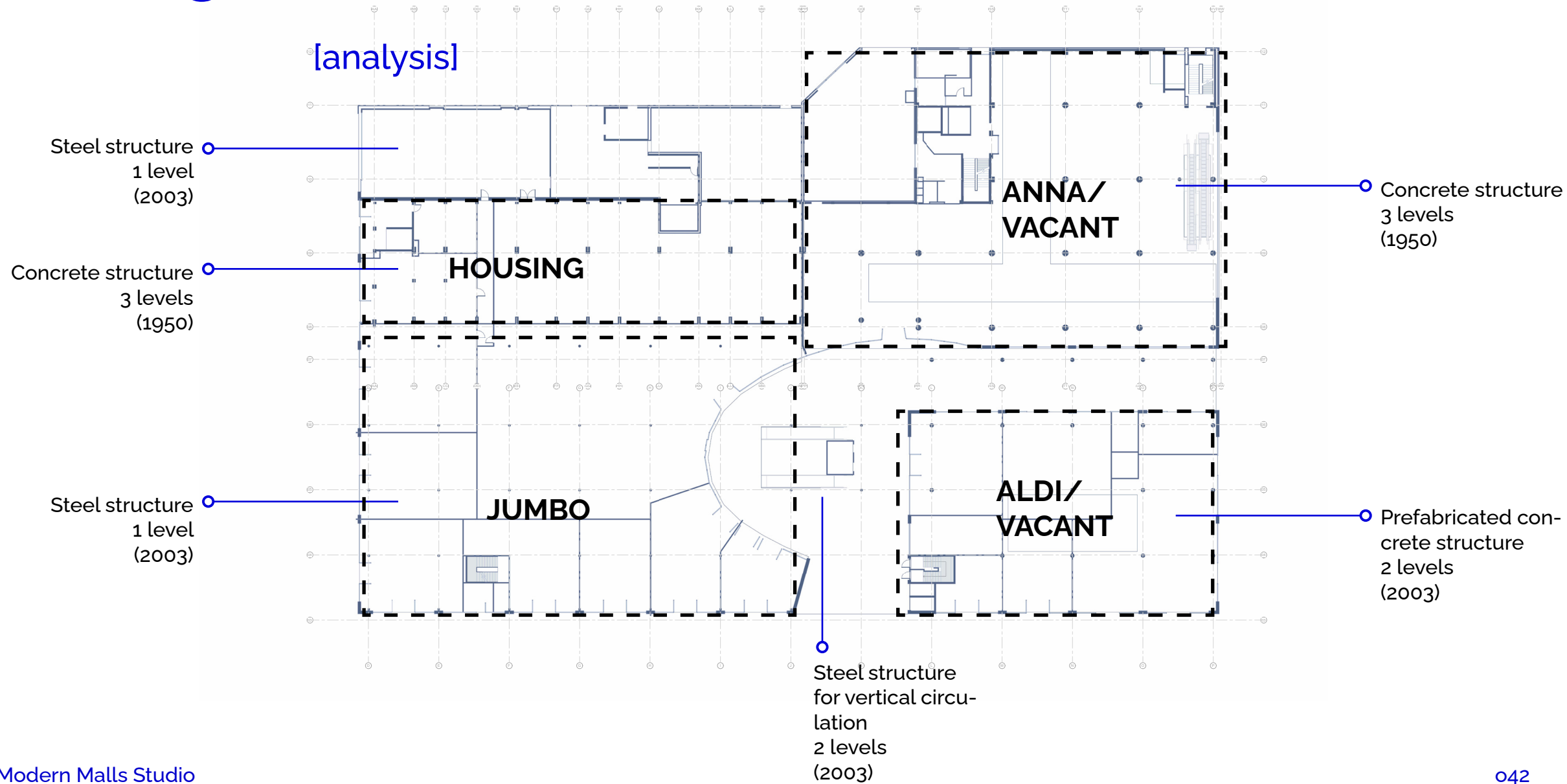
Main entrance

Canopy

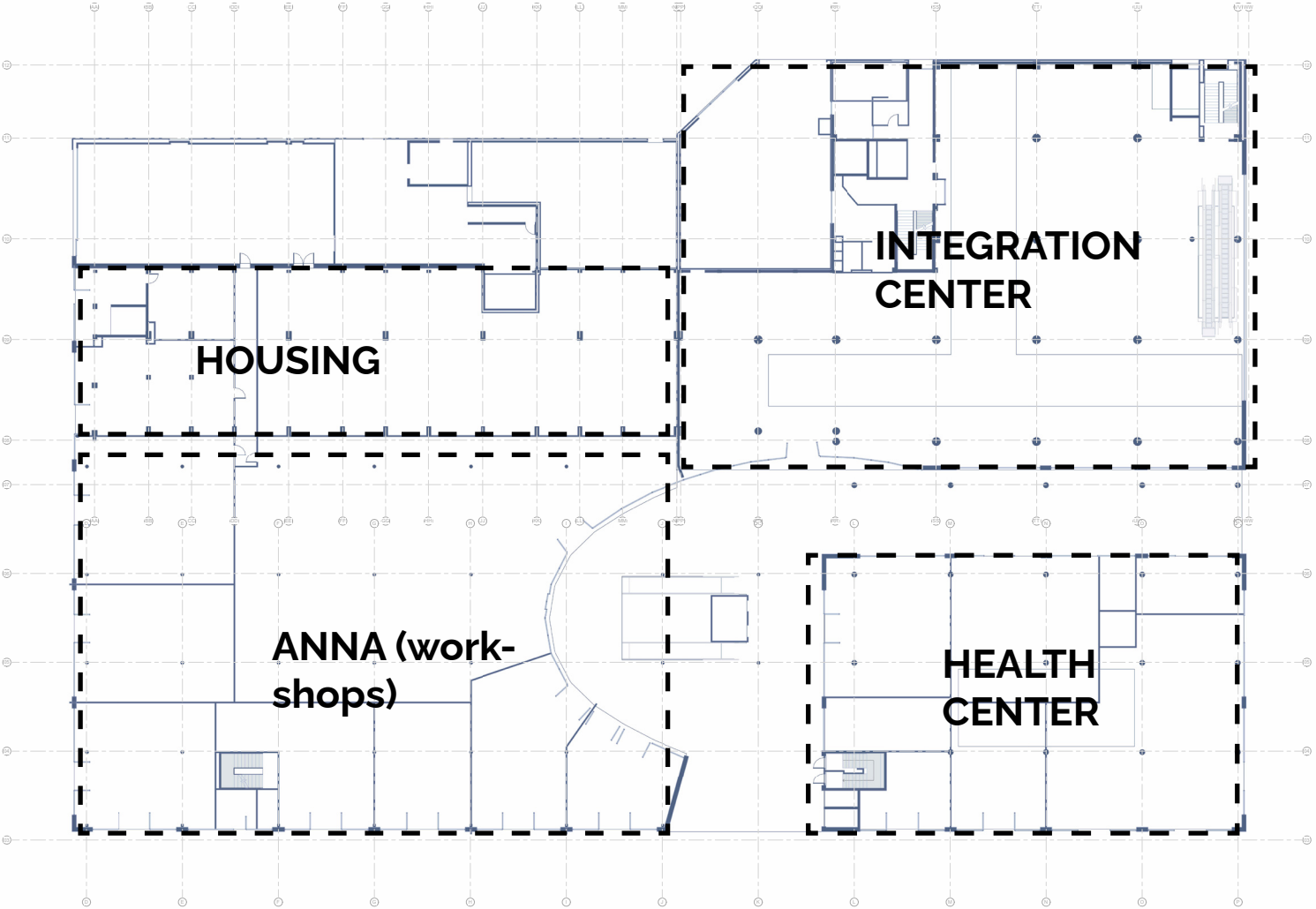




Existing floorplan



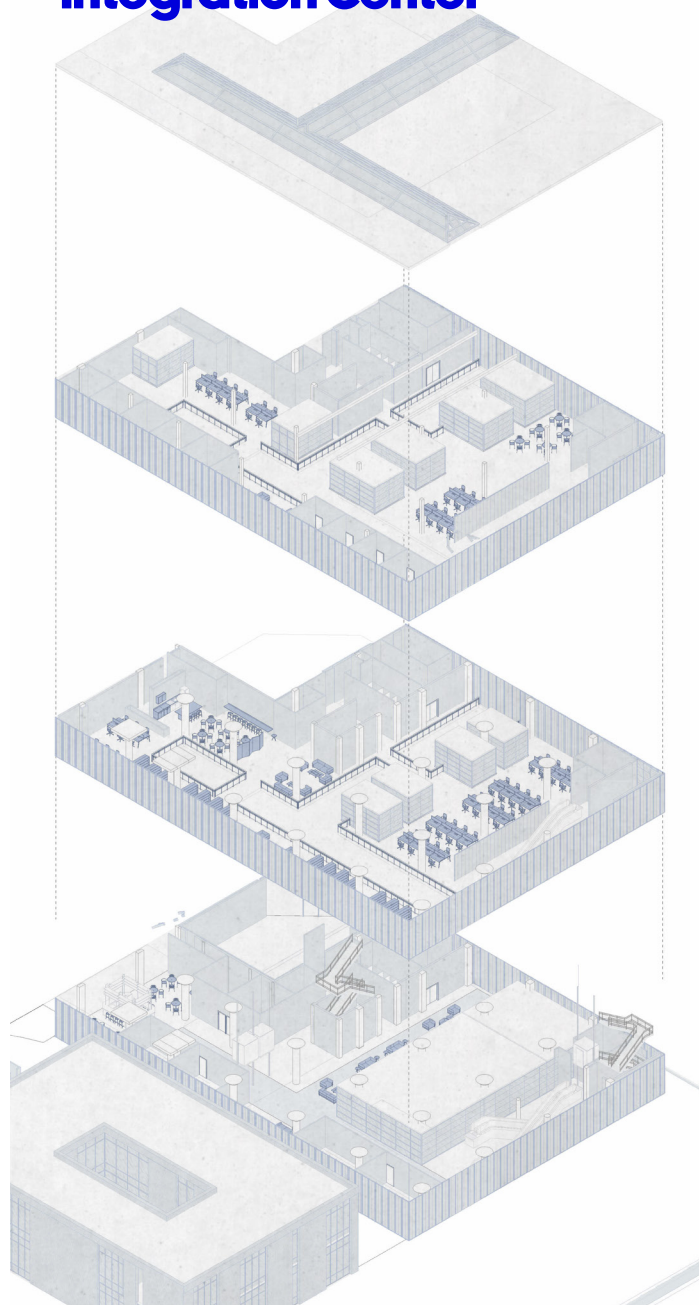
Proposal



Health Center

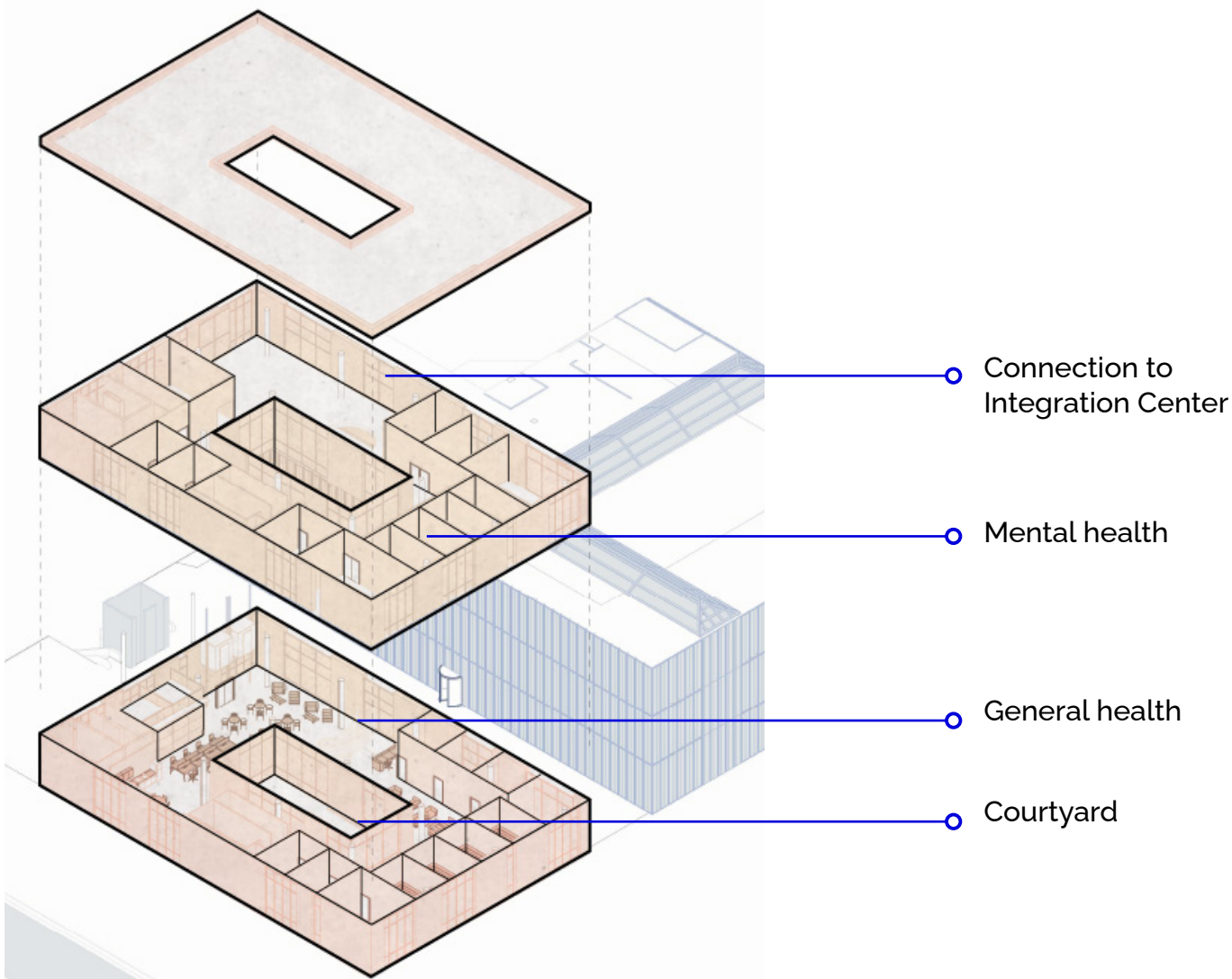


Integration Center



health center

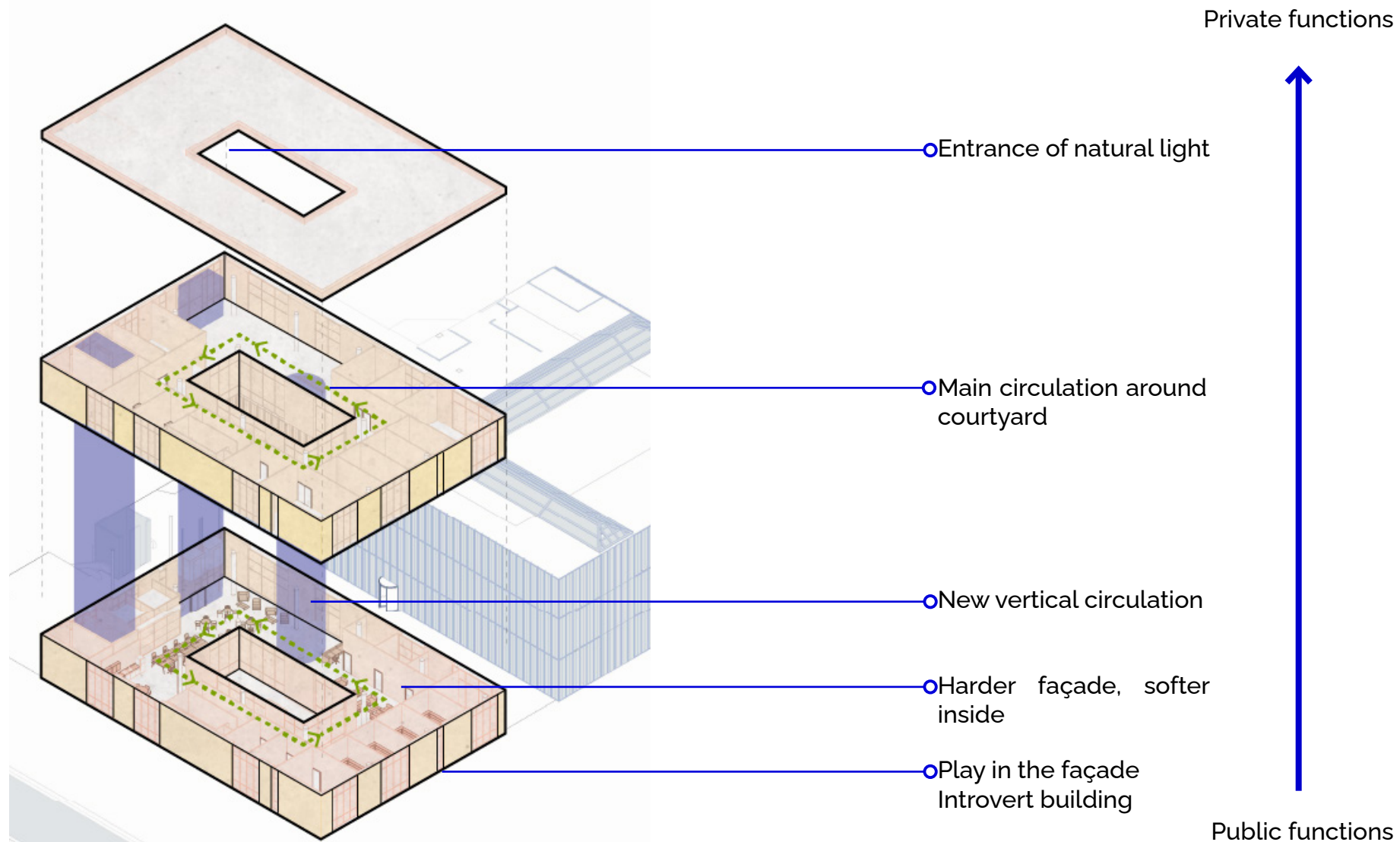
How it works



Atmosphere

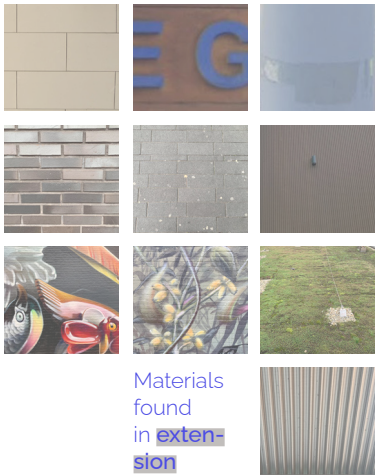
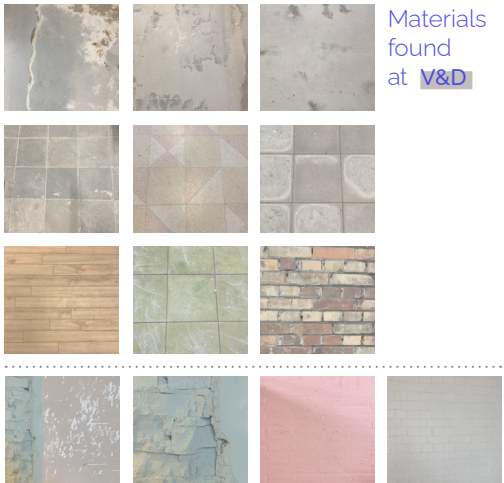


Atmospheres combined



Material Index

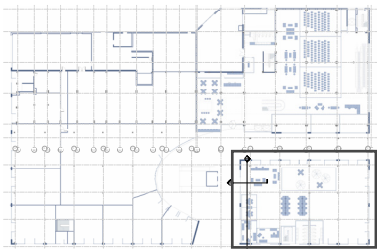
[Health Center]





Ground Floor

[...Health Center]



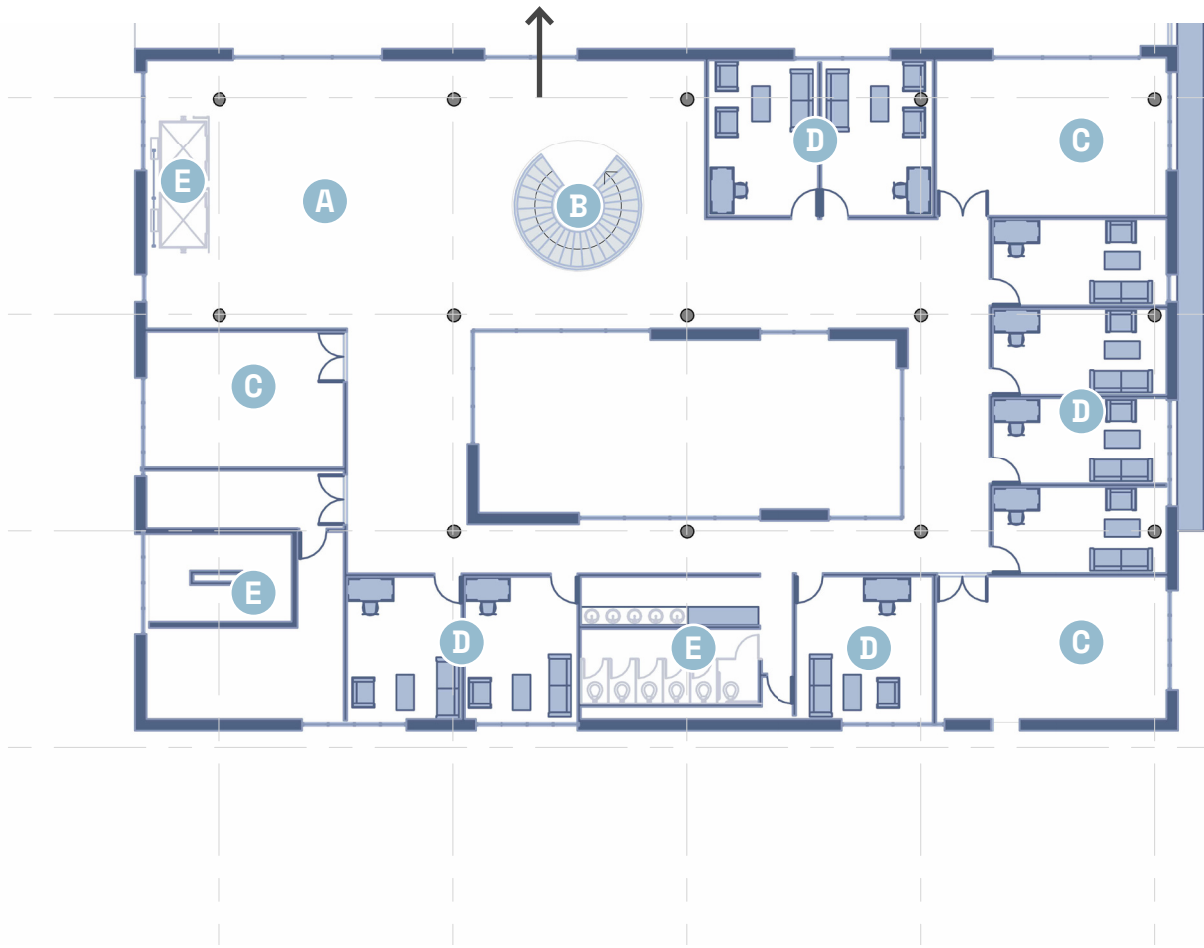
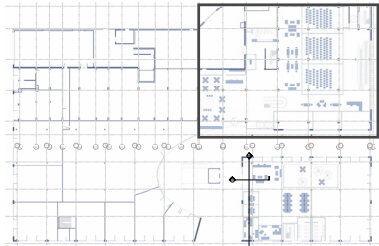
- A** Entrance
- B** Main staircase
- C** Information area
- D** Staff area
- E** Patient examination rooms and consulting rooms
- F** Physical therapy
- G** Services and circulation





1st Floor

[...Health Center]



- A Waiting area
- B Main staircase
- C Group Therapy
- D Therapy rooms
- E Services and circulation

06

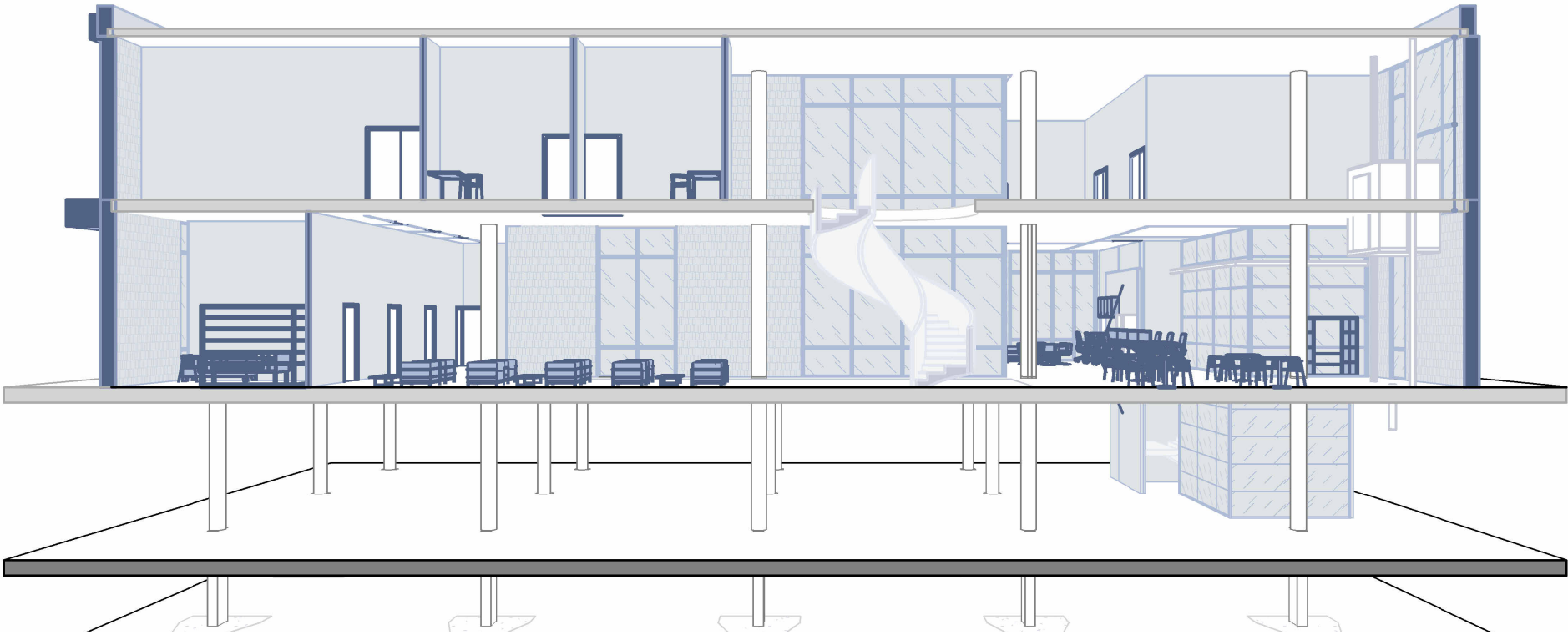
05

04

03



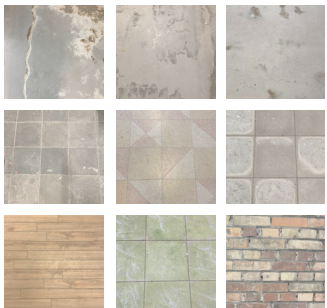
Section



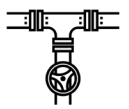


integration center

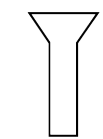
Heritage



Skylight following the shape of the previous shopping path



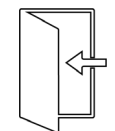
Previous pipelines



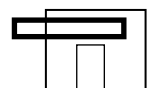
Mushroom columns



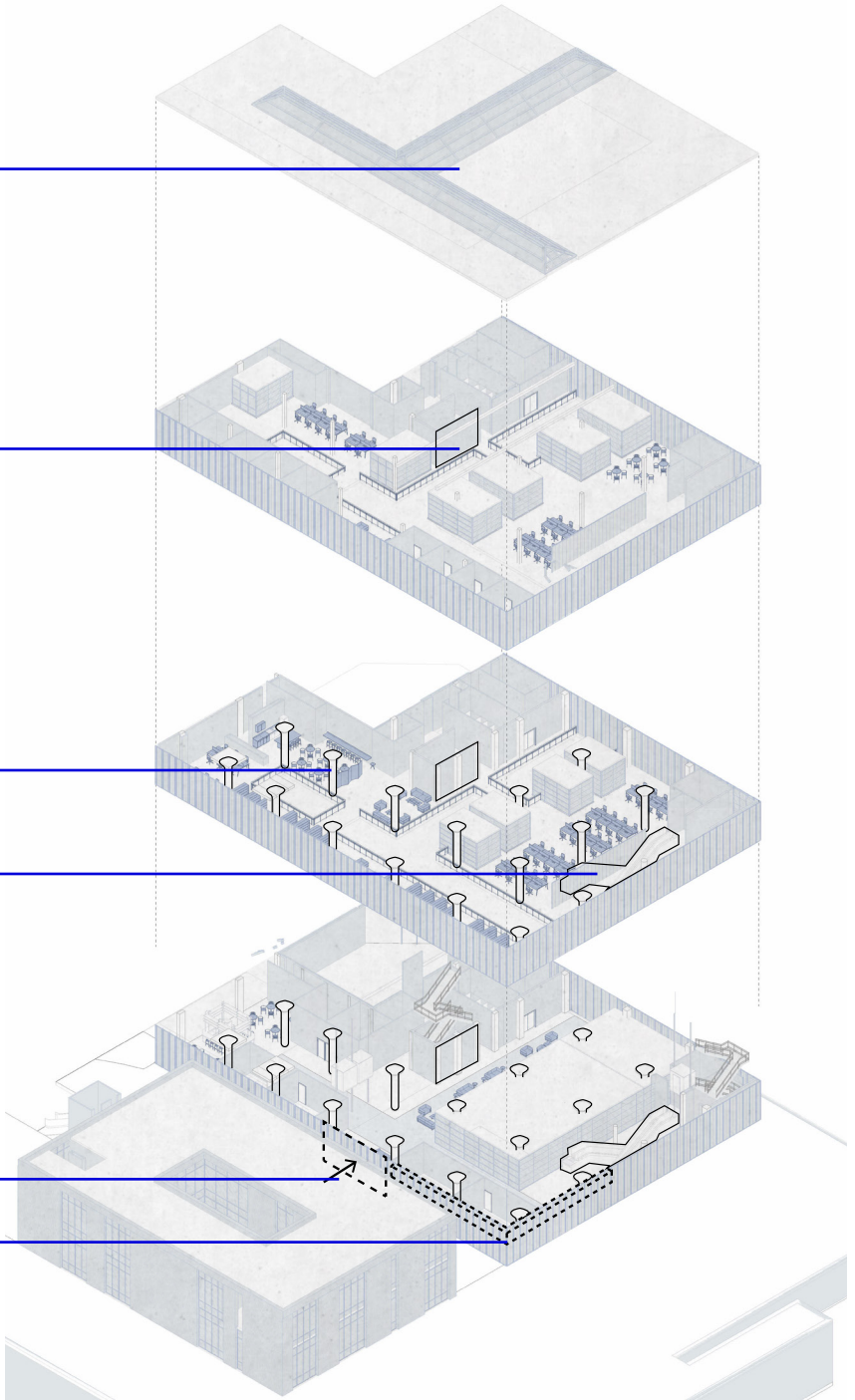
Crossed escalators



Original entrance (changed)



Canopy (demolished)



How it works

Skylight

Legal Center

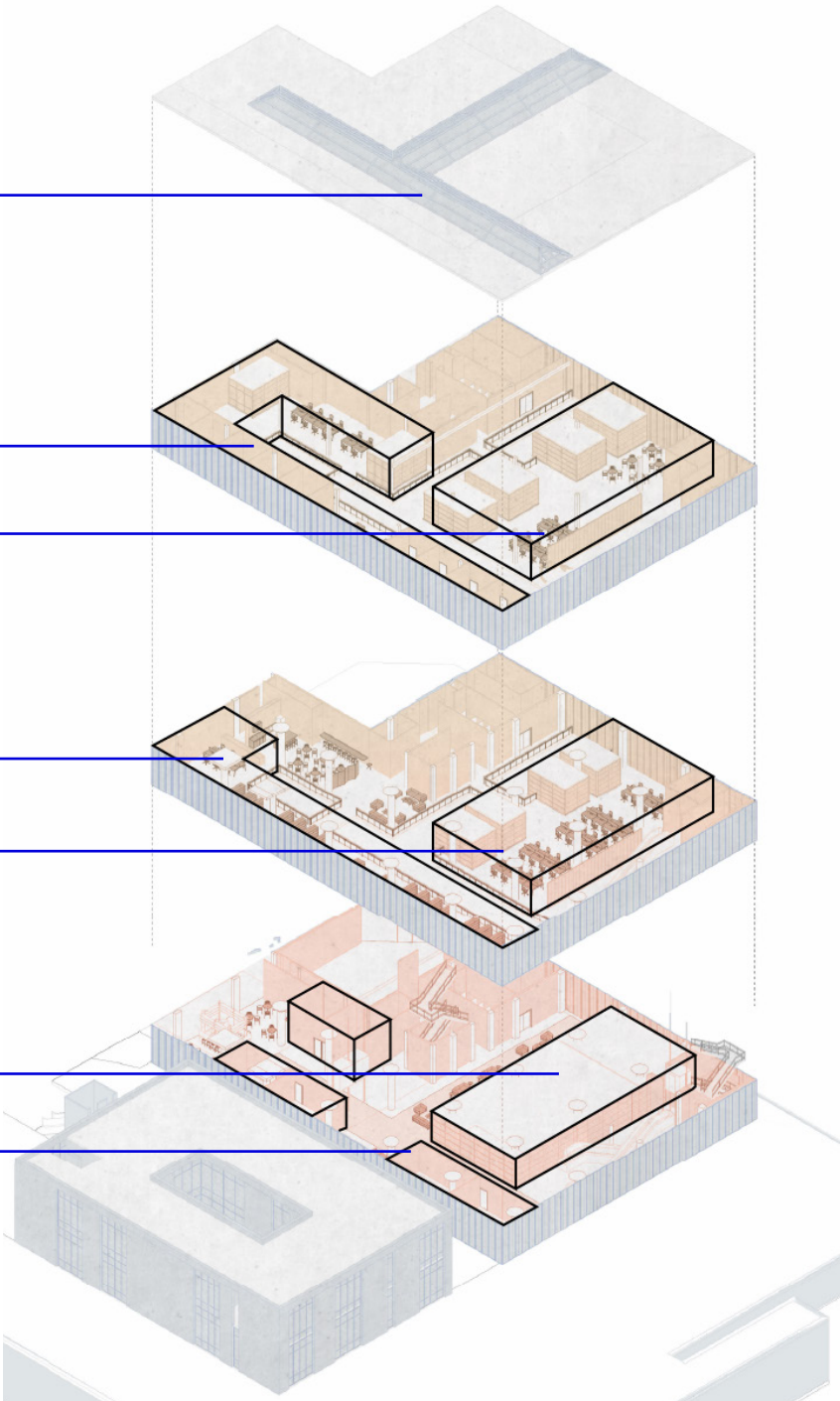
Co-working

Community library

Co-working/
integration

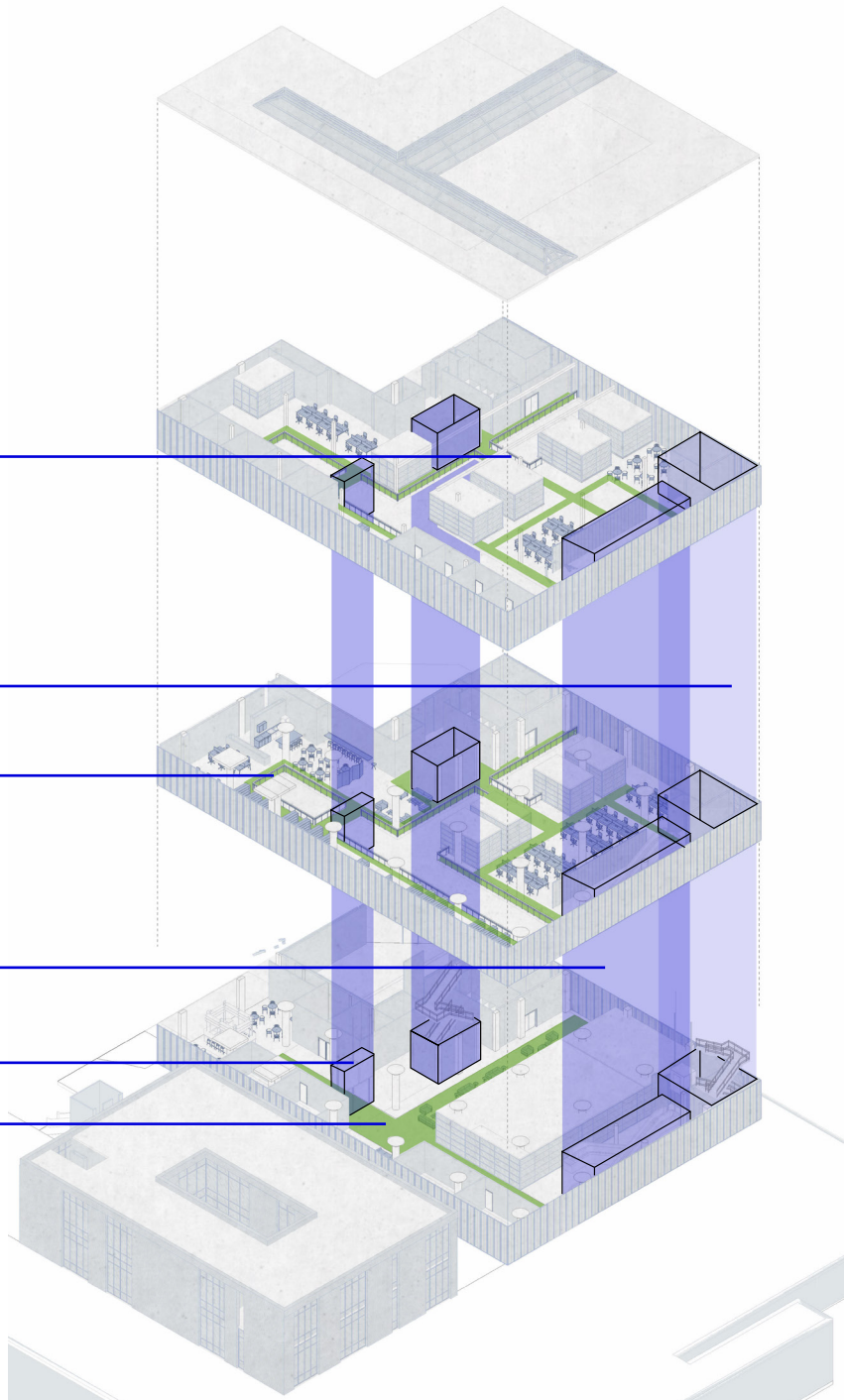
Conference rooms

Language Center



How it works

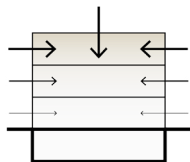
- Bridges to connect all sides of the building
- Emergency exit
- Main circulation - around atrium
- Crossed escalators main connection for the coworking area
- New circulation
- Main circulation - in atrium



Atmosphere



open
light
breathable
exposed
transparent



the light on things

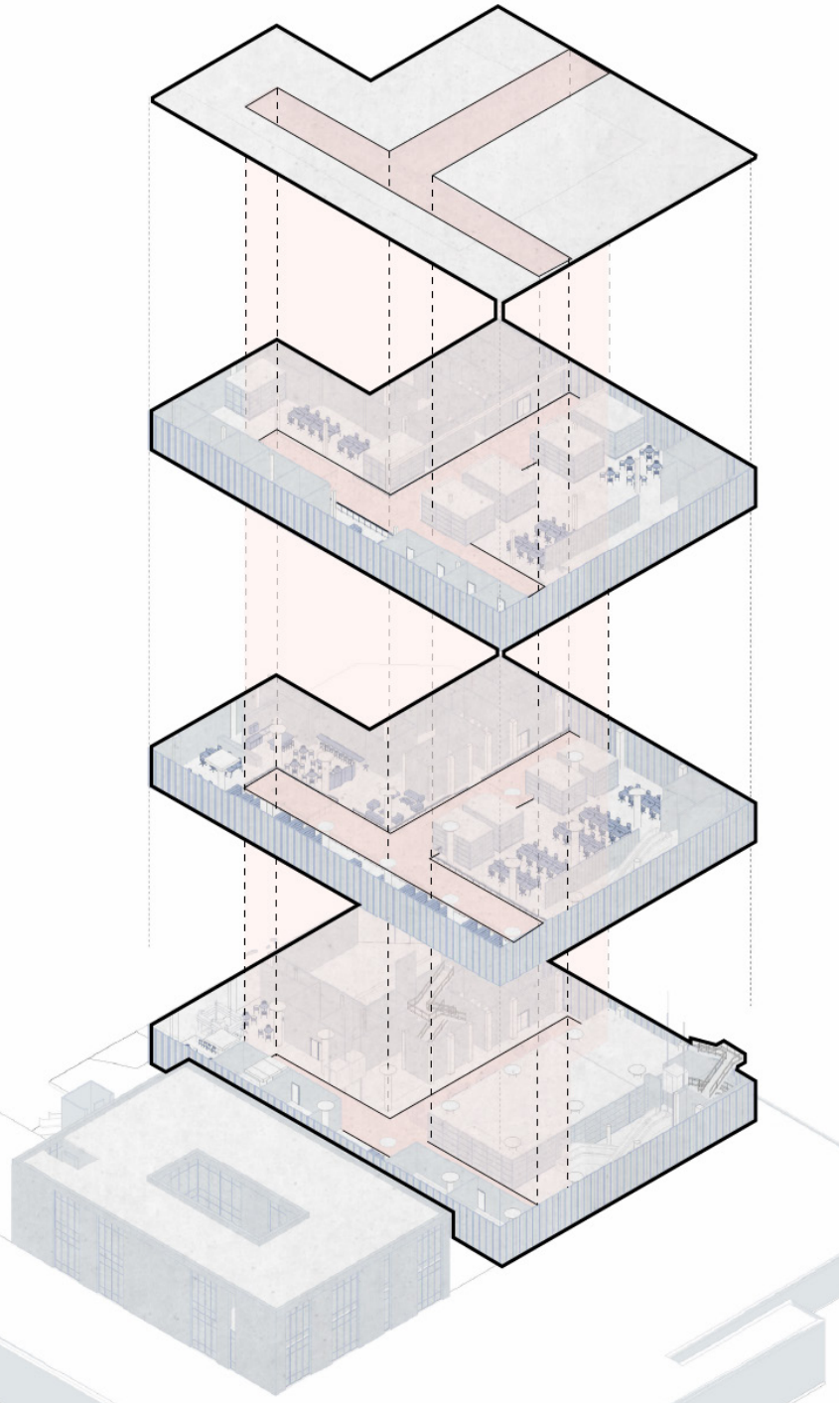
Skylight

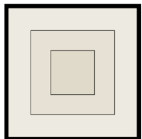
Shape of the skylight goes through every floor

Majority of spaces recieve natural light

Sense of openness within the building

Atrium





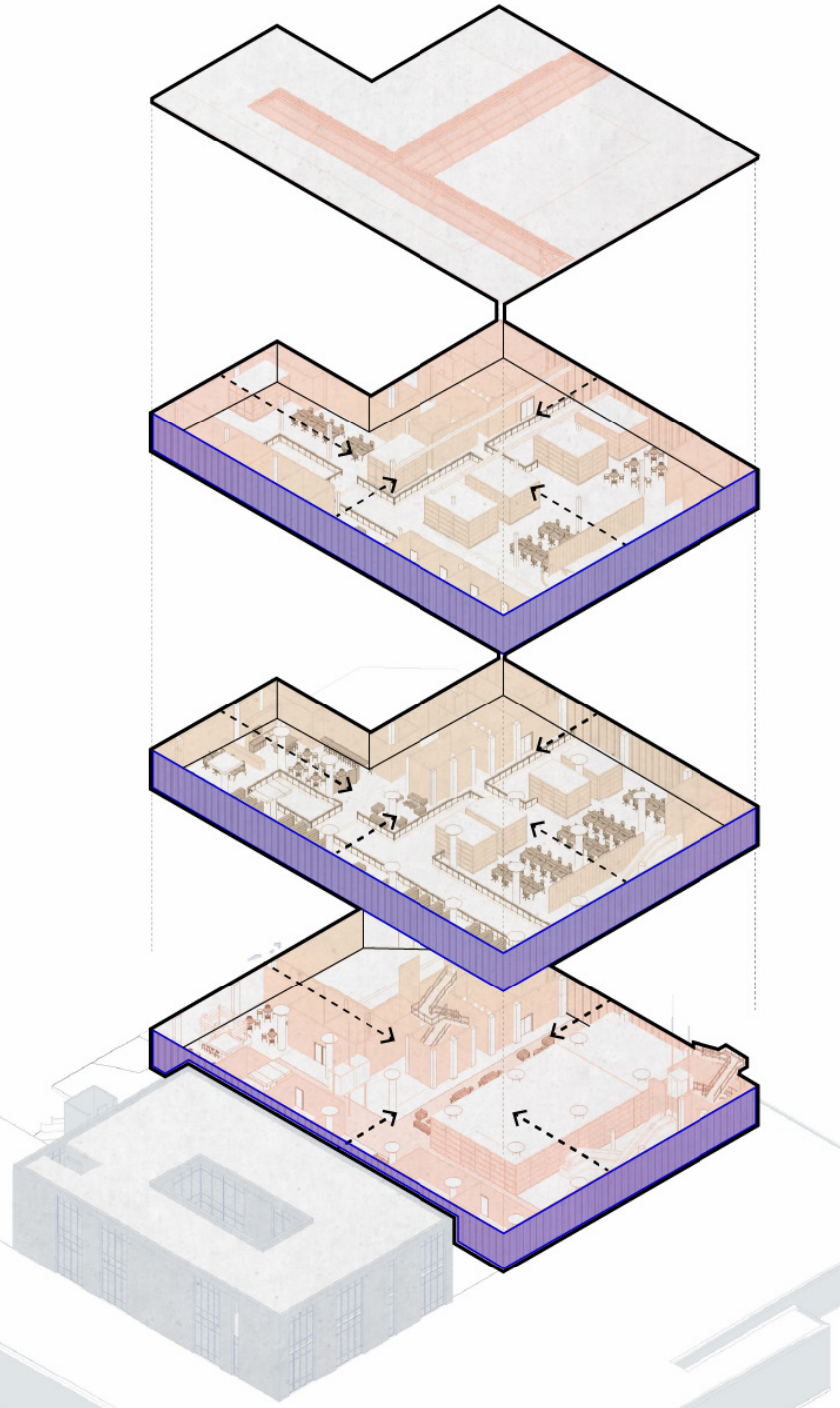
temperature of space

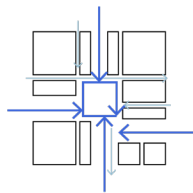
More light at the top
Warmer upper floors

Warm (existing materials)

Harder materials on façade

Colder materials on façade





between composure and seduction

Openness within the building

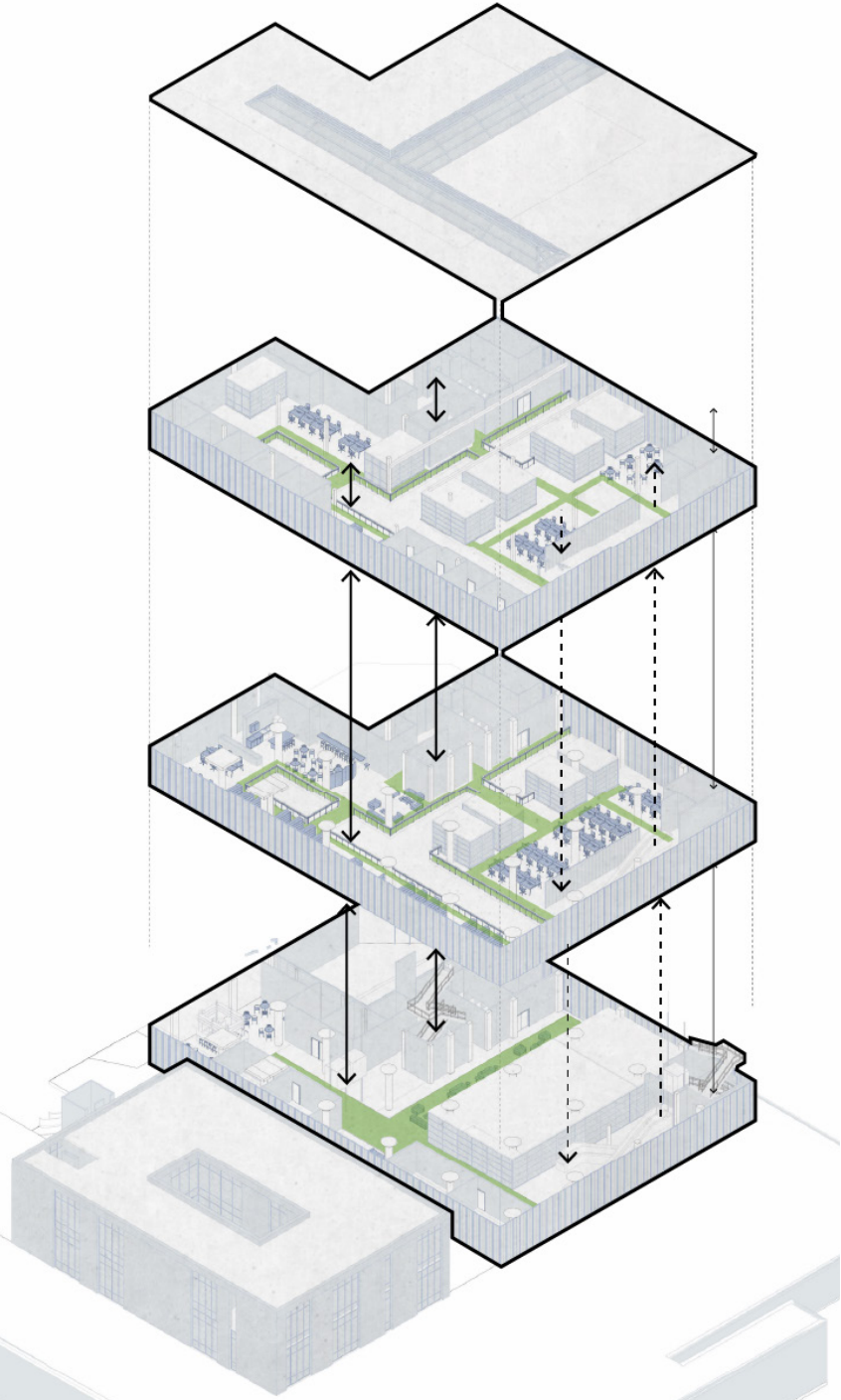
Circulation happens around atrium

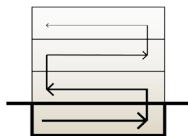
Connection between buildings

Escalators visible from main façade

Addition of elevators

Main circulation in atrium



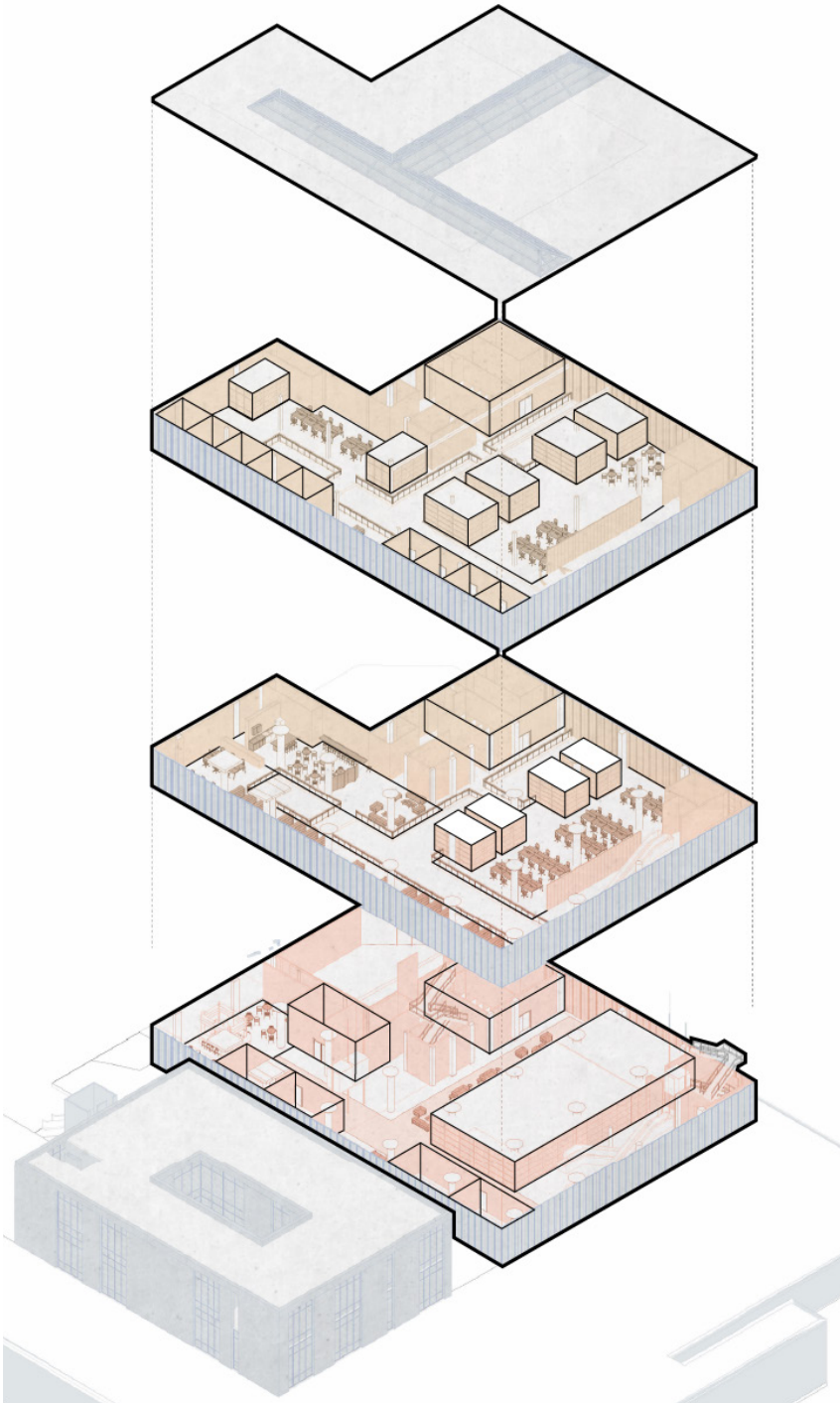


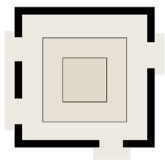
levels of intimacy

Private functions

Linear gradient from public to private

Public functions



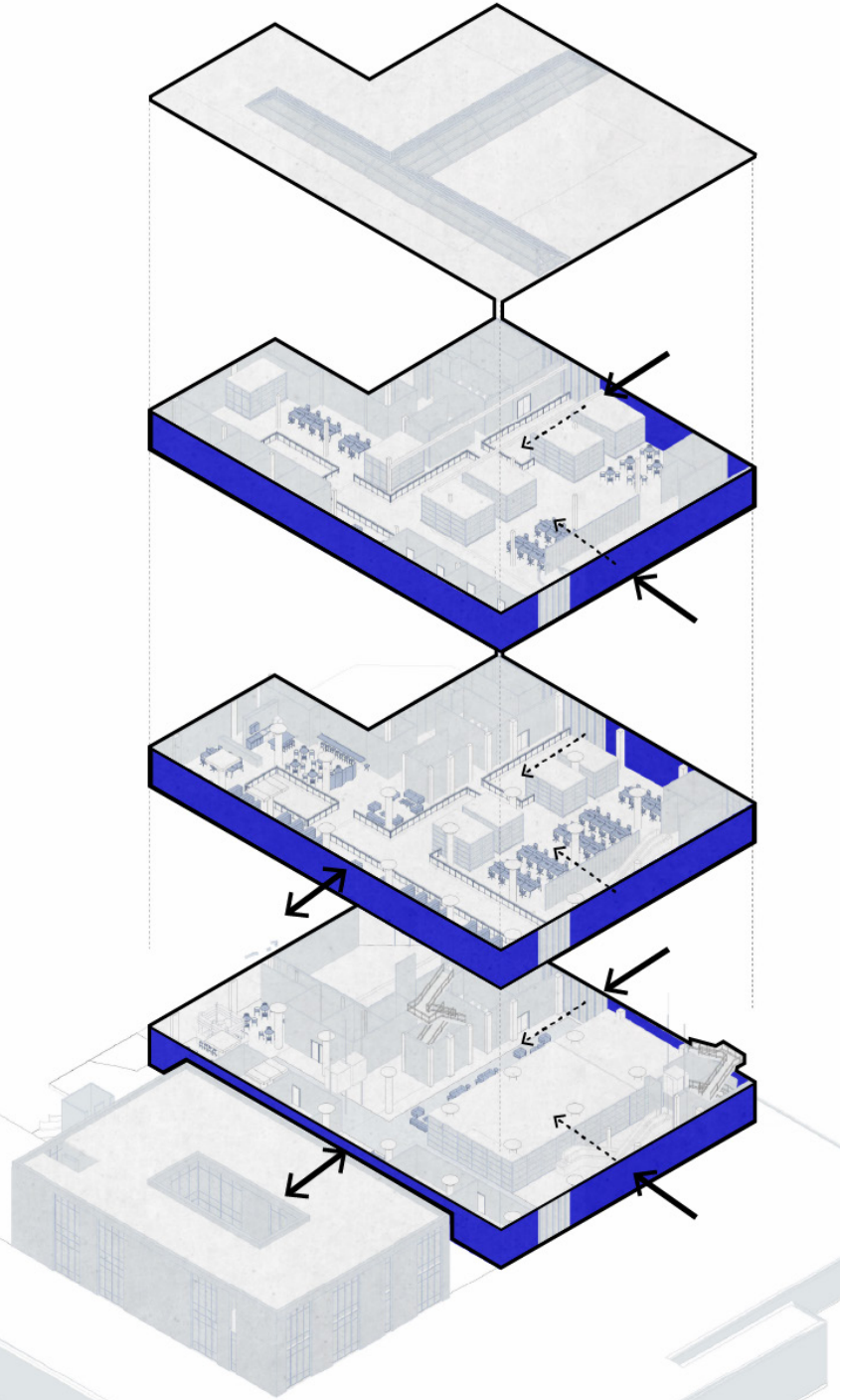


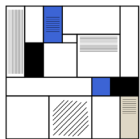
tension between interior and exterior

Skylight grid continues
through façade and is
fully transparent

Polycarbonate façade
Semi-transparent allows to
visulaize escalator

Main entrance to both
buildings



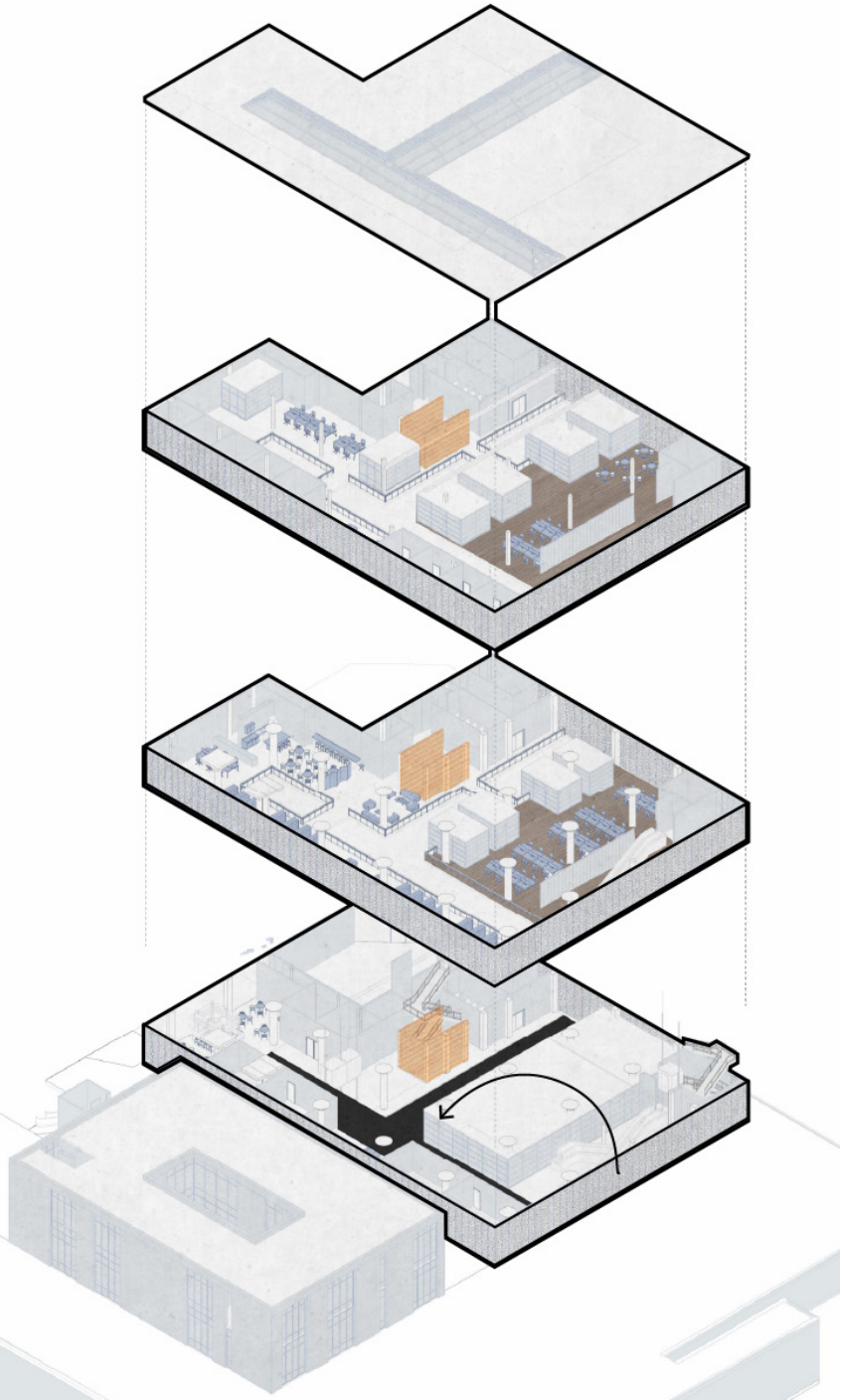


material compatibility

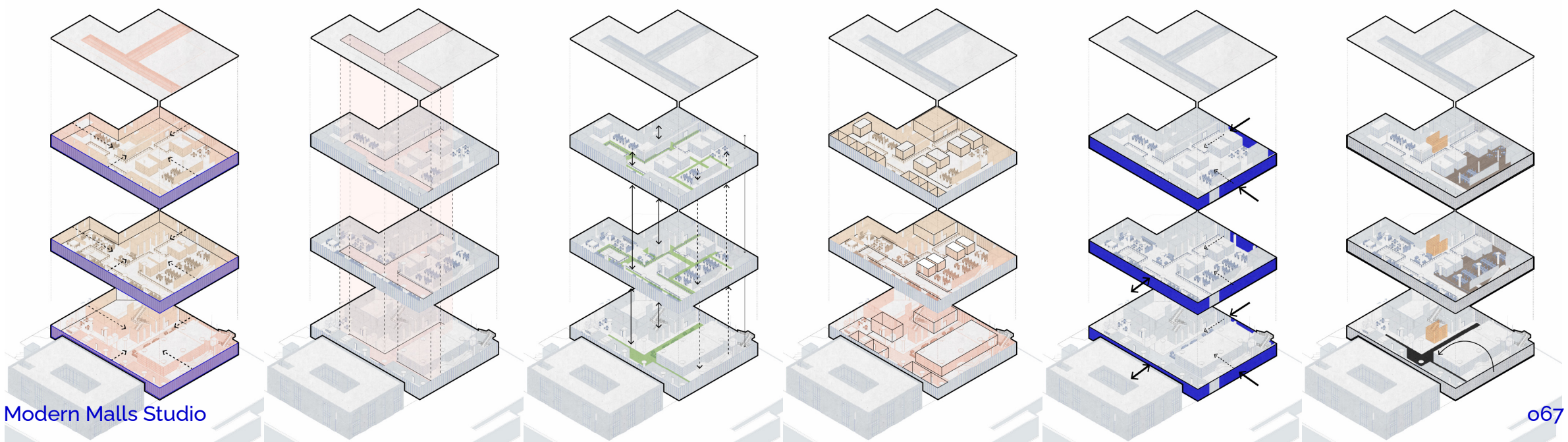
Brickwork
Wooden floors
Concrete structure
Plaster finishes

Interior V&D materials will
be kept

Black brick from the cur-
rent façade to be repur-
posed for atrium



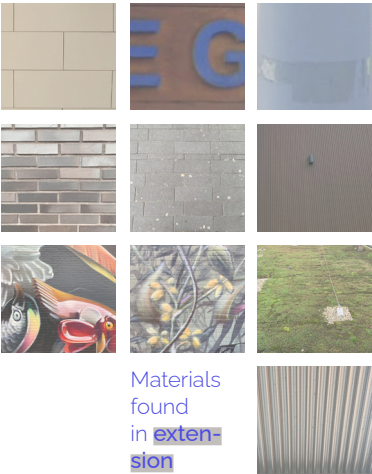
atmospheres



Material Index



Materials found at **V&D**



Materials found in **extension**



Use of **existing** and original materials

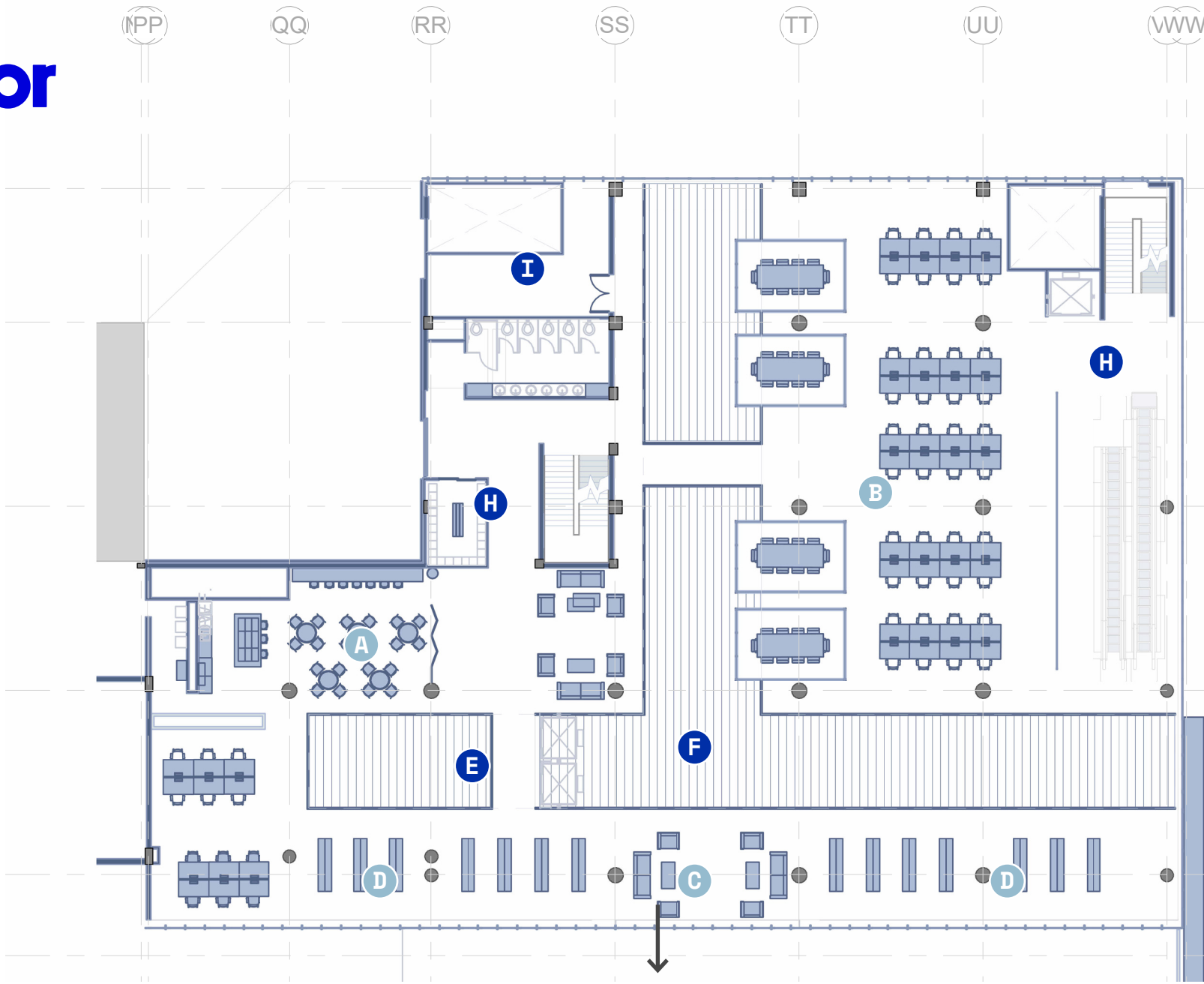
Combination with materials used in extension



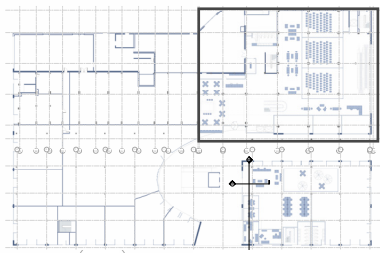
Ground Floor



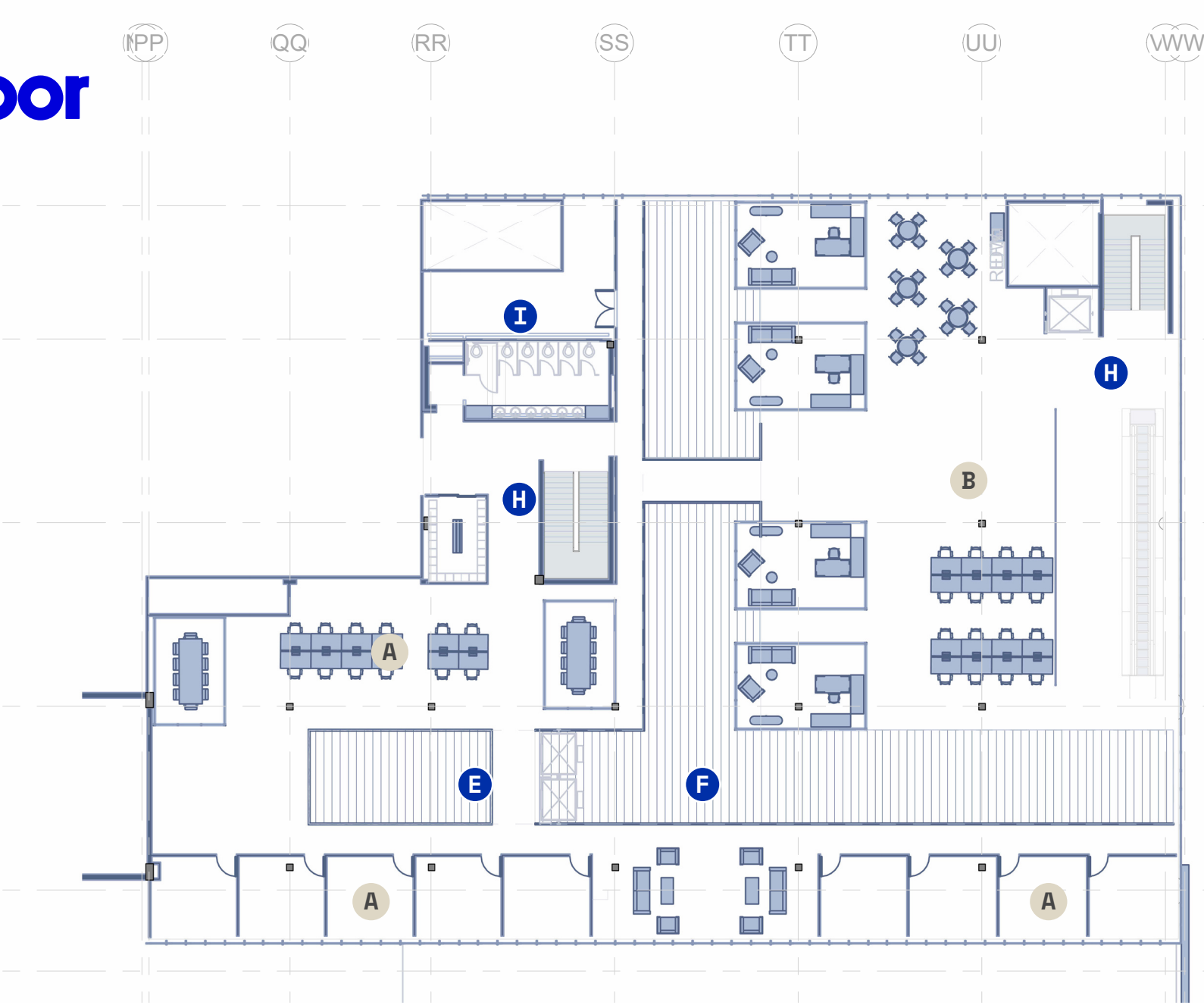
1st Floor



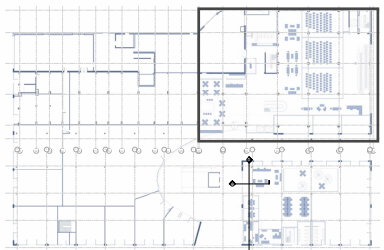
- A Staffroom
- B Integration/coworking
- C Waiting area
- D Community library
- E Elevators
- F Skylight
- H Circulation & services
- I Installations



2nd Floor

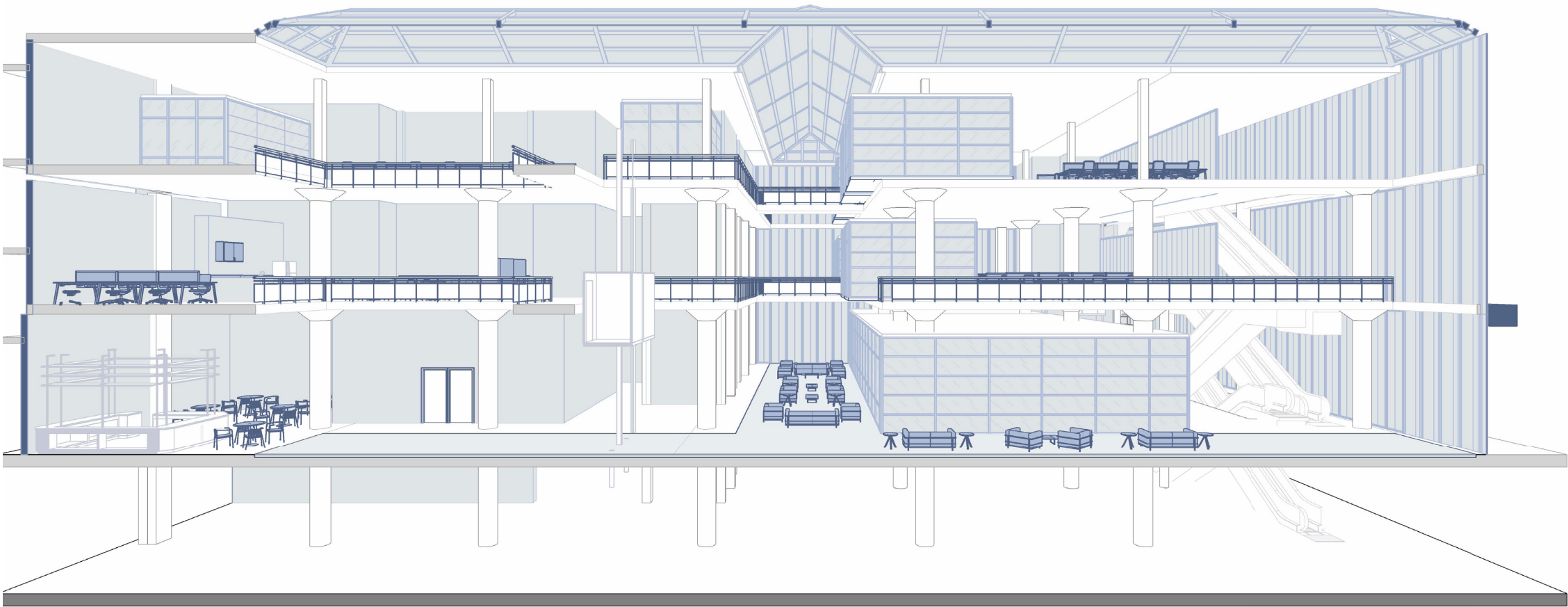


- A** Legal Center
- B** Co-working
- E** Elevator
- F** Skylight
- H** Circulation & services
- I** Installations



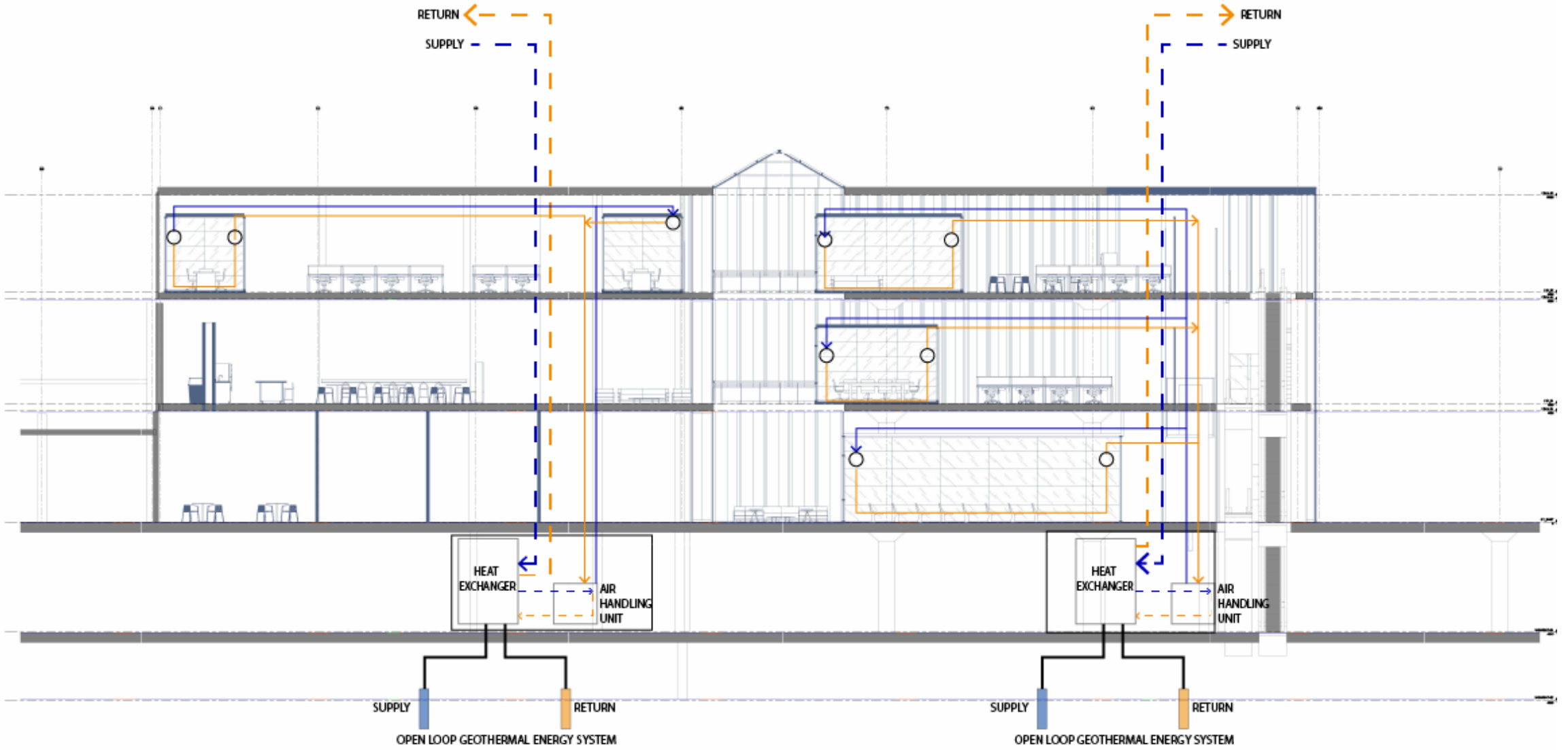


Section

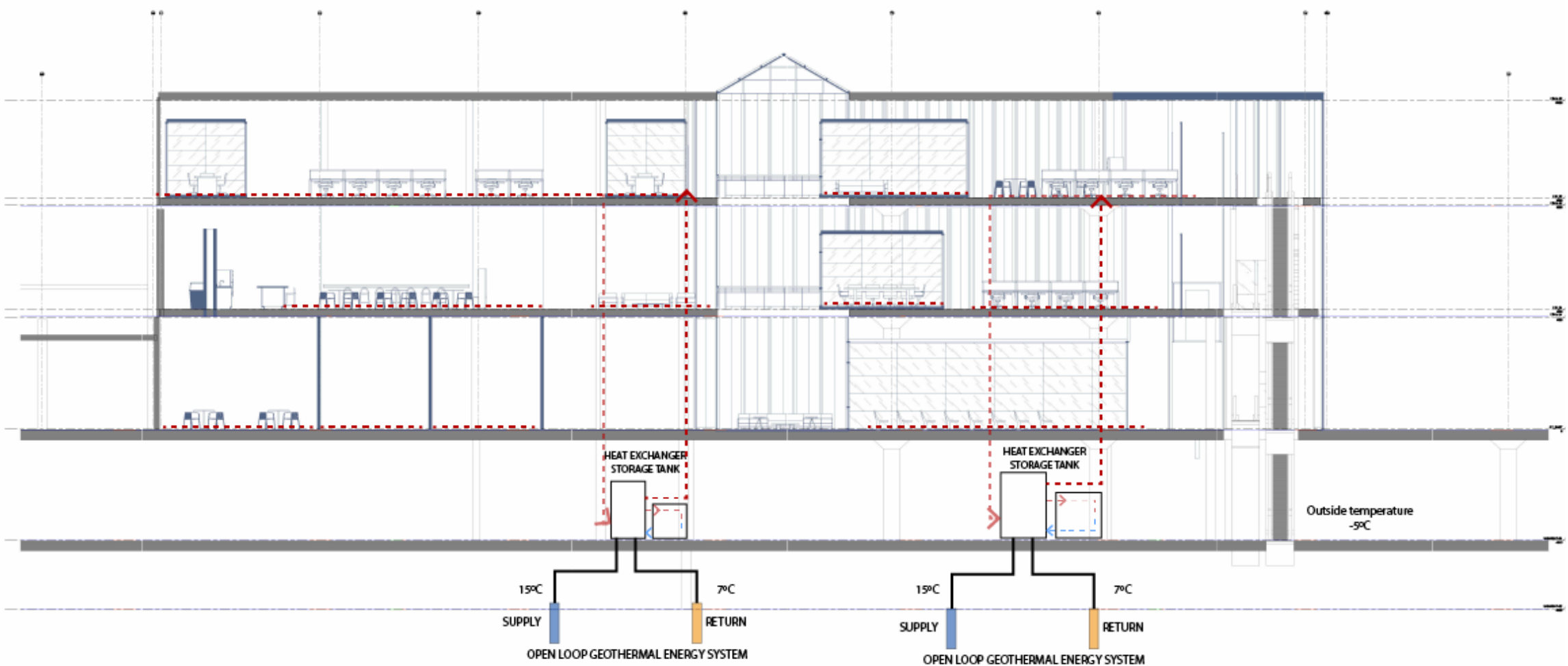




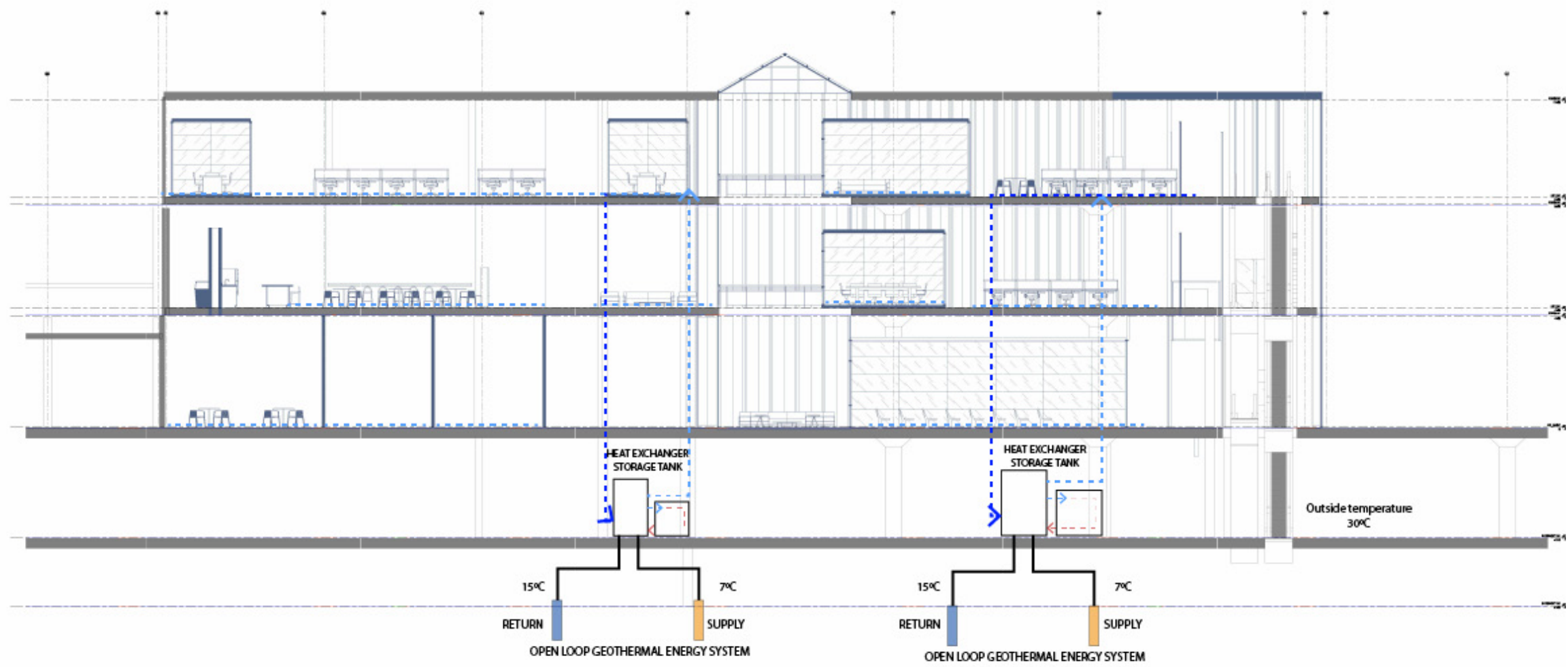
Ventilation



Heating

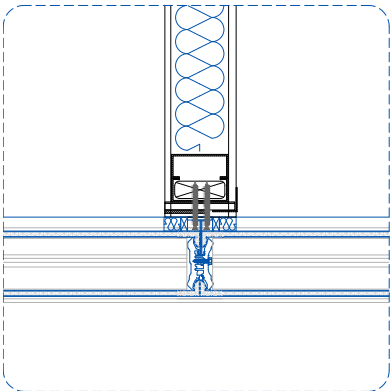


Cooling

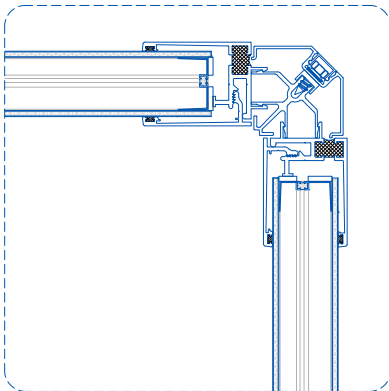


Existing and new

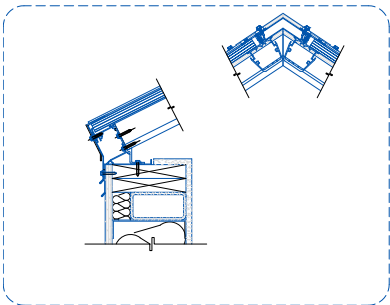
Polycarbonate panel details



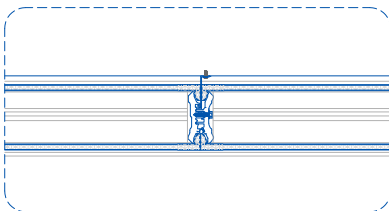
Panel - inner wall



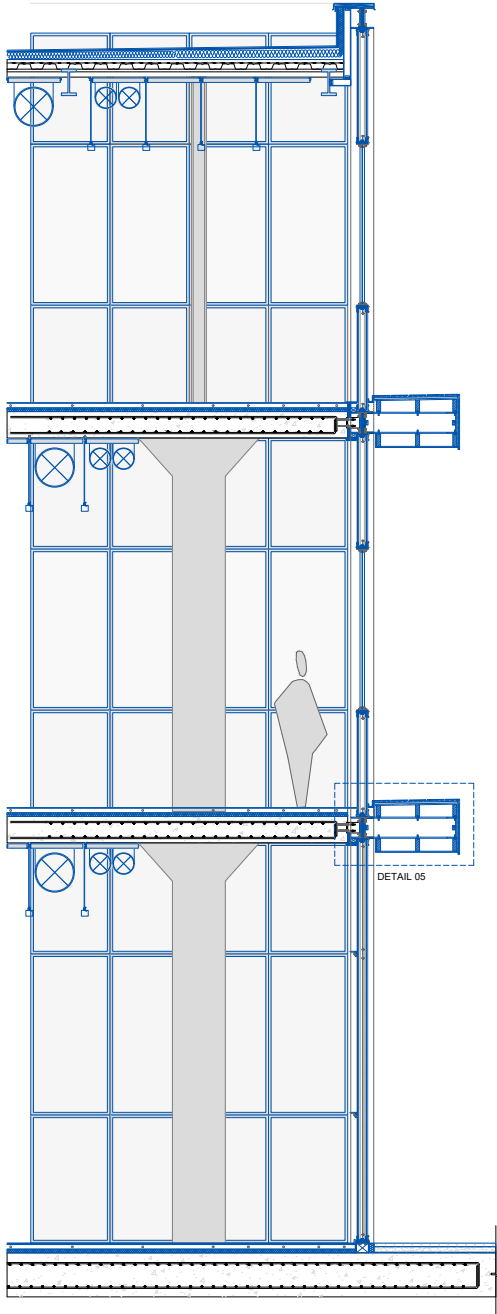
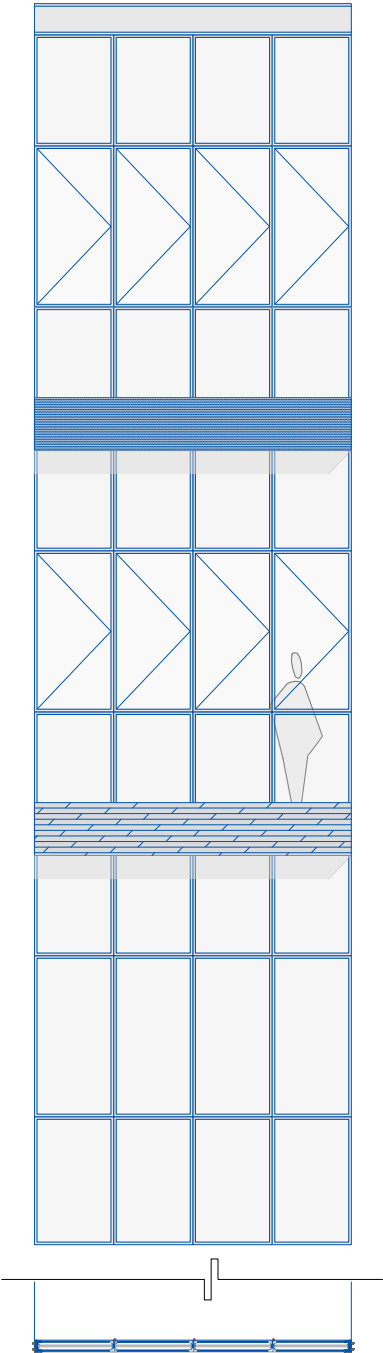
Panel corner piece



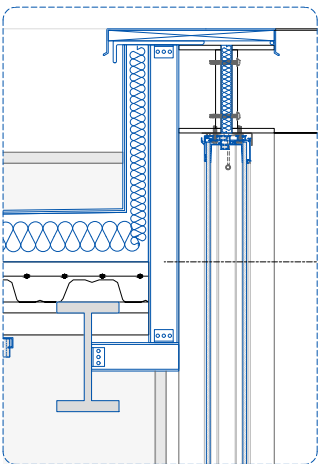
Panel skylight pieces



Panel mullions



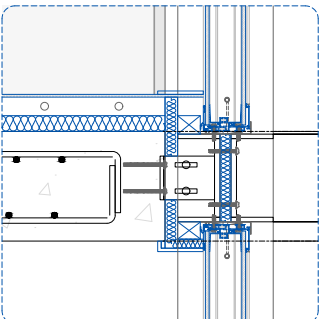
Façade fragment



Steel PTR profile with insulation connected to 10mm standing seam profiled polycarbonate glazing panels

Steel profiles for anchoring of façade and parapet to existing concrete slab

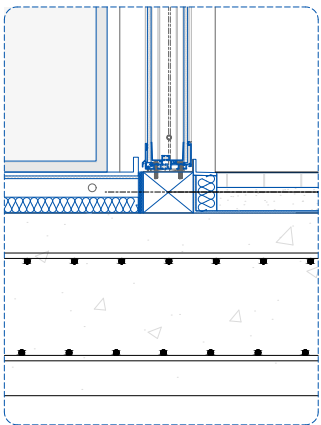
Insulation layer
Water resistant layer
Parapet



Steel PTR profile with insulation connected to 10mm standing seam profiled polycarbonate glazing panels

Anchor of aluminium frame with bolts to steel PTR
Steel anchor plate with bolts to fix façade to existing concrete slab

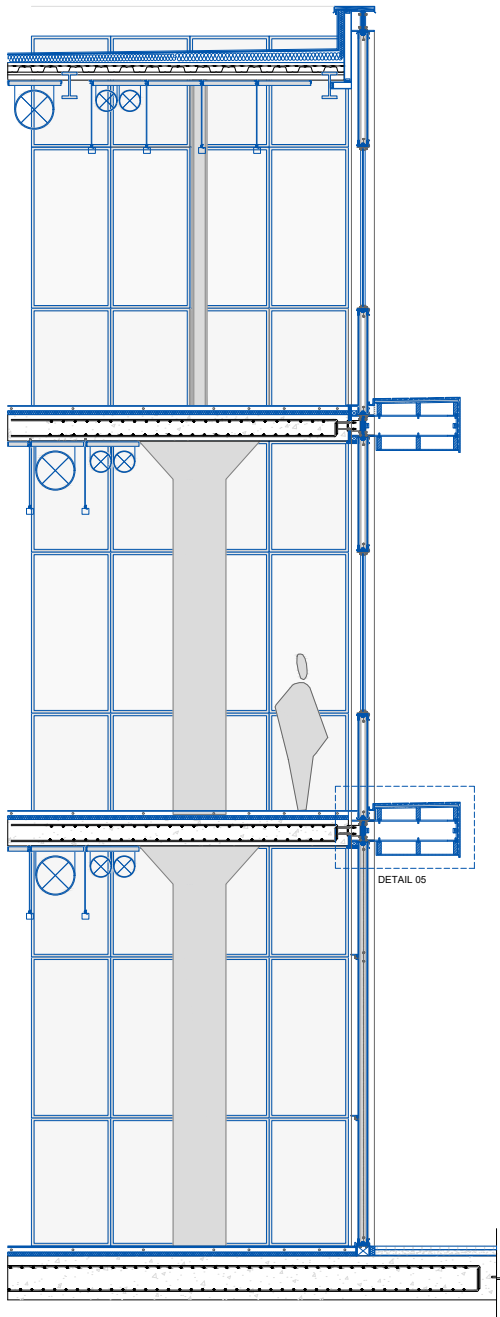
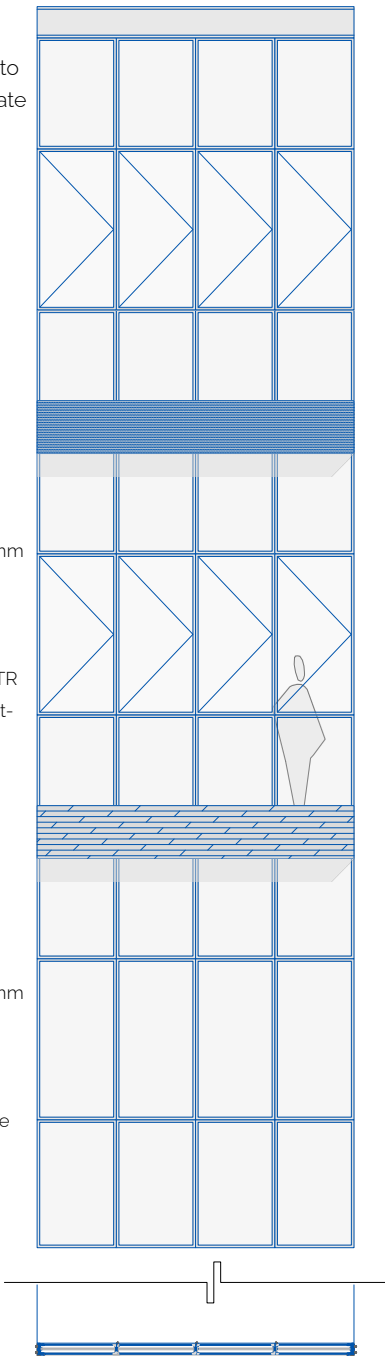
Insulation layer
Façade join



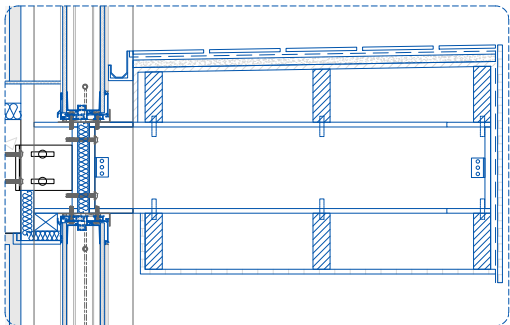
Steel PTR profile with insulation connected to 10mm standing seam profiled polycarbonate glazing panels

Connection to existing concrete floor and outside floor
Insulation layer

Floor detail



Façade fragment



Canopy

Steel IPR profile 1.20m in length supporting wooden structure for the placing of the concrete and wooden finish with a waterproof layer. Total thickness of canopy is 0.60m
IPR anchored to steel profile with insulation connected to 10mm standing seam profiled polycarbonate glazing panels



Designing atmospheres



conscious creation
of atmospheres that
embrace the com-
plexity and diversity
of its existing layers