RE-PUBLIC C\_ITY
A strategic planning of public space for local people in the context of globalization in Shanghai Lujiang Finance & Trade Zone

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Mentorship:
First mentor: Francisco Colombo
Second mentor: Luisa M. Calabrese
PUBLIC SPACE
Where?
**SHANGHAI, CHINA**

**POPULATION (2009)**
- Shanghai: 2,125,000
- Tokyo: 12,970,000
- New York: 8,490,000
- Paris: about 10,000,000
- Shanghai: about 18,000,000

**AREA**
- Shanghai: 105 km²
- Tokyo: 622 km²
- New York: 785 km²
- Paris: about 370 km²
- Shanghai: about 6,340 km²

Shanghai is divided into 23 districts.
SITE: Shanghai Lujiazui Finance & Trade Zone

Shanghai Lujiazui
180 hectares
FAR: 3
(2009)

Amsterdam Zuidas
270 hectares
FAR: -

Manhattan Midtown
300 hectares
FAR: 12-18
Area (1.7 km²)

Building Area (4,862,000 m²)
Office Building Area (3,601,000 m²)

(2009)
Problem?
1860 ports and factories built by colonists
1950s residential compound for factory workers

SHANGHAI’S COLONIAL GROWTH (source: Taeke de Jong)
1990 be established as the only national developing zone
SPATIAL CONCEPT OF THE FINAL DESIGN
(Source: Wang and Xia, 2001)

1992 international urban design competition

PPP DEVELOPMENT MODEL
Urban Quality has been **badly ignored** by economic interests and the city’s ambitions.
MONOFUNCTIONAL - LIMITED PUBLIC ACTIVITIES

Housing: 74%
Office: 17%
Commercial & Others: 9%

Lujiazui F&T Zone (2009)
Amsterdam Zuidas (2004)
INACCESSIBLE & PRIVATISATION

Mobility Priority

Un-humen scale

blocked green

Parking
1. Provide accessible, comfortable and sociable public space to local users, and foster their sense of belonging.

2. Offer a new experience of public life for Shanghai, and bring Pudong back to the city.
Analysis

What “real” public space ought to be in Lujiazui?
THE CITY OF SHANGHAI
1. NEW IDENTITY

Shopping center + sport center + office + art center + museum + library

PUXI
289 KM2
21,247 PEOPLE/ KM2

PUDONG
532 KM2
3,521 PEOPLE/ KM2
Crowded Puxi
Promote Pudong

Open Pudong
2. NEW CULTURAL NUCLEUS

Art center + Museum + Library
**DETAIL OF PROGRAMS**

- **Urban Planning Exhibition Center**
  - Size: 100m × 100m × 24m, 4 Floors
  - Floor area: 80,000 m²
  - Site Area: 40,000 m²
  - 2,800 seats

- **MOCA**
  - Size: 100m × 100m × 24m, 4 Floors
  - Floor area: 40,000 m²

- **Open-air Museum**
  - Size: 100m × 100m × 24m, 4 Floors
  - Floor area: 10,000 m²

- **Theater of Local Operas**
  - Size: 100m × 100m × 24m, 4 Floors
  - Floor area: 80,000 m²
  - Site Area: 40,000 m²
  - 2,800 seats

- **Library**
  - Size: 100m × 100m × 24m, 4 Floors
  - Floor area: 80,000 m²

- **Education Center**
  - Size: 100m × 100m × 24m, 4 Floors
  - Floor area: 30,000 m²

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**Reference:**

- **Urban Planning Exhibition Center**
  - Floor area: 20,670 m²
  - Site Area: 4,000 m²
  - Height: 43.3 m

- **MOCA (Geffen Contemporary) Los Angeles**
  - Exhibition Area: 3,716 m²
  - One of the three MOCA in Los Angeles

- **Seattle Olympic Sculpture Park**
  - Site Area: 34,400 m²

- **Southbank Centre, London**
  - Floor area: 88,000 m²
  - Site Area: 10,200 m²
  - Size: 166.5m × 121.5m

- **Seattle Central Library**
  - Floor area: 83,000 m²
  - Site Area: 31,000 m²
  - 3,000 seats, 20 research rooms

- **Rolex Learning Centre**
  - Floor area: 88,000 m²
  - Site Area: 20,200 m²
  - Size: 166.5m × 121.5m
3. NEW RELATIONSHIP & SKYLINE
RELATIONSHIP & SKYLINE

PROMOTE PUDONG
THE NEW CENTRAL CBD
WATER AS BARRIER
WATER AS PUBLIC SPACE
### Benefit Local

#### Office Workers
- Domestic: 84,840,000 P/Y
- Abroad: 6,289,200 P/Y

#### Tourists
- 150,000

#### Habitants
- 49130 families
- 119,700 people

####在上海市区的常住人口
- 10,000,000

## Live
- **Housing**
- **Retail**
- **Housing**

## Work
- **F&T Office**
- **F&T Office**

## Learn

## Play
- **Park**
- **Park**
  - Observation Tower
SHANGHAINESS
10,000,000 in Shanghai Core Area

TOURISTS
Domestic: 84,840,000 P/Y
Abroad: 6,289,200 P/Y

OFFICE WORKERS
150,000

HABITANTS
49,130 families
119,700 people

LIVE
- Ferry
- Restaurant
- Coffee
- Retail
- Housing

WORK
- Art Institution
- F&T Office
- Business Event Center
- F&T Office

LEARN
- Library
- Educational Services
- Educational Services
- Library
- Museum

PLAY
- Opera
- Park
- Observation Tower
- Park
- Coffee
- Bar

BENEFIT LOCAL

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<table>
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<tr>
<th>Green Open Space</th>
<th>Public Space</th>
<th>Waterside Square</th>
<th>Public Building</th>
<th>Semi-Public Space</th>
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**SHANGHAINES**

100,000,000 in Shanghai Core Area

**TOURISTS**

Domestic: 84,840,000 P/Y
Abroad: 6,289,200 P/Y

**HABITANTS**

10,000,000 in Shanghai Core Area

**SHANGHAINES**

100,000,000
CONCEPT OF PUBLIC SPACE

Green Open Space + Public Space + Waterside Square + Public Building + Semi-Public Space
High-rise

River
1. Waterfront
2. Central Green
3. The Axis
4. General Public Space
ORGANIZE SPACE - Learning From Chinese Garden

Liu Garden, Suzhou, China

Open Space Shaped by Buildings
1. WATERFRONT
+ 
2. CENTRAL GREEN
CULTURAL PROGRAMS

Theater District
Theater of Local Operas: 80,000 m²
Troupe, Art Institution: 30,000 m²
Outdoor Activity Space:
Retail, Restaurant, Bar:
Leisure Park:

Art District
MOCA Museum, Art Gallery: 40,000 m²
Urban Planning Exhibition Centre: 30,000 m²
Open-air Museum: 10,000 m²
Cultural Institution: 20,000 m²
Retail, Restaurant, Bar:

Knowledge District
Library, Bookstore: 80,000 m²
Educational Services: 15,000 m²
Business Event Center: 30,000 m²
Retail, Restaurant, Coffee:

The North Bund

The Bund

MOCA Museum, Art Gallery: 40,000 m²
Urban Planning Exhibition Centre: 30,000 m²
Open-air Museum: 10,000 m²
Cultural Institution: 20,000 m²
Retail, Restaurant, Bar:

Knowledge District
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Retail, Restaurant, Coffee:

The North Bund

The Bund
TOPOGRAPHY
ROUTING EXPERIENCE - Learning From Chinese Garden

Green Space
Public Buildings
Square
Public Buildings
CENTRAL GREEN - BUILDINGS IN GREEN
3. THE AXIS
STRENGTHEN THE CONNECTION
Building

Pedestrian Bridge
Green Roof

Central Park

Tram

Sidewalk

Bicycle Path
4. GENERAL PUBLIC SPACE
PUBLIC SPACE BETWEEN OFFICE BUILDINGS

Urban Pattern: with boundary of blocks

In between Office buildings

Urban Pattern: only with building

In between housing buildings
PUBLIC SPACE BETWEEN OFFICE BUILDINGS
LINK BETWEEN OFFICE AREA AND NEIGHBOURHOODS
MASTER PLAN
Design

1. Three Districts
2. Waterfront
1. THREE DISTRICTS

- Theatre District
- Art District
- Knowledge District
KNOWLEDGE DISTRICT

Library, Bookstore: 87,000 m²
Educational Services: 17,700 m²
Business Event Center: 32,500 m²
Parking: 55,700 m²  2800 cars
ART DISTRICT

MOCA: 40,000 m²
Cultural Institution: 10,000 m²
Open-air Museum: 8,000 m²
Parking: 20,000 m²  1000 cars
THEATRE DISTRICT

Theatre of Local Operas: 80,000 m²
Troupe, Art Institution: 30,000 m²
Retail, Restaurant, Bar: parking: 20,5000 m²  1250 cars
PLAN - THREE DISTRICTS
2. WATERFRONT
High-rise
Public Building
Public open space
Topography
River

GRAY SPACE
WATERSIDE
DESIGN WITH LAYERS
SECTION OF THEATRE

Entrance hall & art institutions  Theater hall & Path  Platform on Roof
SKYLINE (LOOK FROM THE NORTH BUND)
PEARL PARK
SECTION OF MUSEUM

Platform in MOCA Park

Sundeck along the River
SKYLINE (LOOK FROM THE BUND)
Phasing
Stage 1: Identification & Preparation
- First show of "open pudong"
- Cultural attractions
- Tourism attractions and routes
- Active commercial function
- Social housing for office workers

Stage 2: Frameworks & Connection
- Central green and educational program
- Strength connection from waterfront, via central green, to Pudong surrounding area
- Establish framework of public space
- Emphasize the central role of three towers

Stage 3: Completion & Accessibility
- Complete the strategy planning
- Opera and leisure park
- Ferry to the North Bund
- Binjiang park: beautify the skyline and complete the riverbank design

Stage N: Elaboration & Adaptation
- Management and event planning
- Feedback and redesign
- Strengthen accessibility of public space

Locations:
- MOCA Museum
- Urban Planning Exhibition Center
- Library
- Business Event Center
- Tram
- Restructure of Central Park
- Wetland Garden
- Dongyuan Square
- Opera
- Binjiang Park
- Gated Buildings Opening I
- Social Housing (for office workers)
- Semi-Public Space (for office workers)
- Semi-Public Space (with commercial street)
- Streetscape & Better Accessibility
NEW PPP DEVELOPMENT MODEL

+ kerb line
+ boundary line of road
+ boundary line of land

=
Better City!
Better Life!
REVIEW

DESIGN  ➔  STRATEGY  ➔  VISION
6:30 Central Green Tai Chi

7:30 Morning Market

10:00 Theater Square Chinese Opera

15:00 Library Reading

15:00 Walking
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