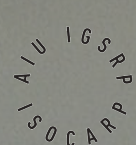


# ISOCARP 国际青年规划师工作坊

ISOCARP International Young Planners Workshop, Shenzhen 2014

再成市  
City Revitalization

## 工作组报告 WORKSHOP REPORT



ISOCARP  
Knowledge for better Cities



UPSC  
中国城市规划学会



Organizers :  
International Society of City and Regional Planners (ISOCARP)  
Urban Planning Society of China  
Youth Working Committee of Urban Planning Society of China  
Co-organizers :  
Urban Planning and Design Institute of Shenzhen  
China Academy of Urban Planning and Design Shenzhen

主办单位 :  
国际城市与区域规划师学会  
中国城市规划师学会  
中国城市规划学会青年工作委员会  
协办单位 :  
深圳市城市规划设计研究院  
中国城市规划设计研究院深圳分院



背景介绍 Introduction -----04

设计坊进程 Workshop Process -----06

第一天 分析 Day 1+2 Analysis and Evaluation -----08

第二天 形成愿景 Day 2+3 Formulating the Vision-----12

1. 归来 Return -----14

2. 感知深圳风 Touch Shenzen -----24

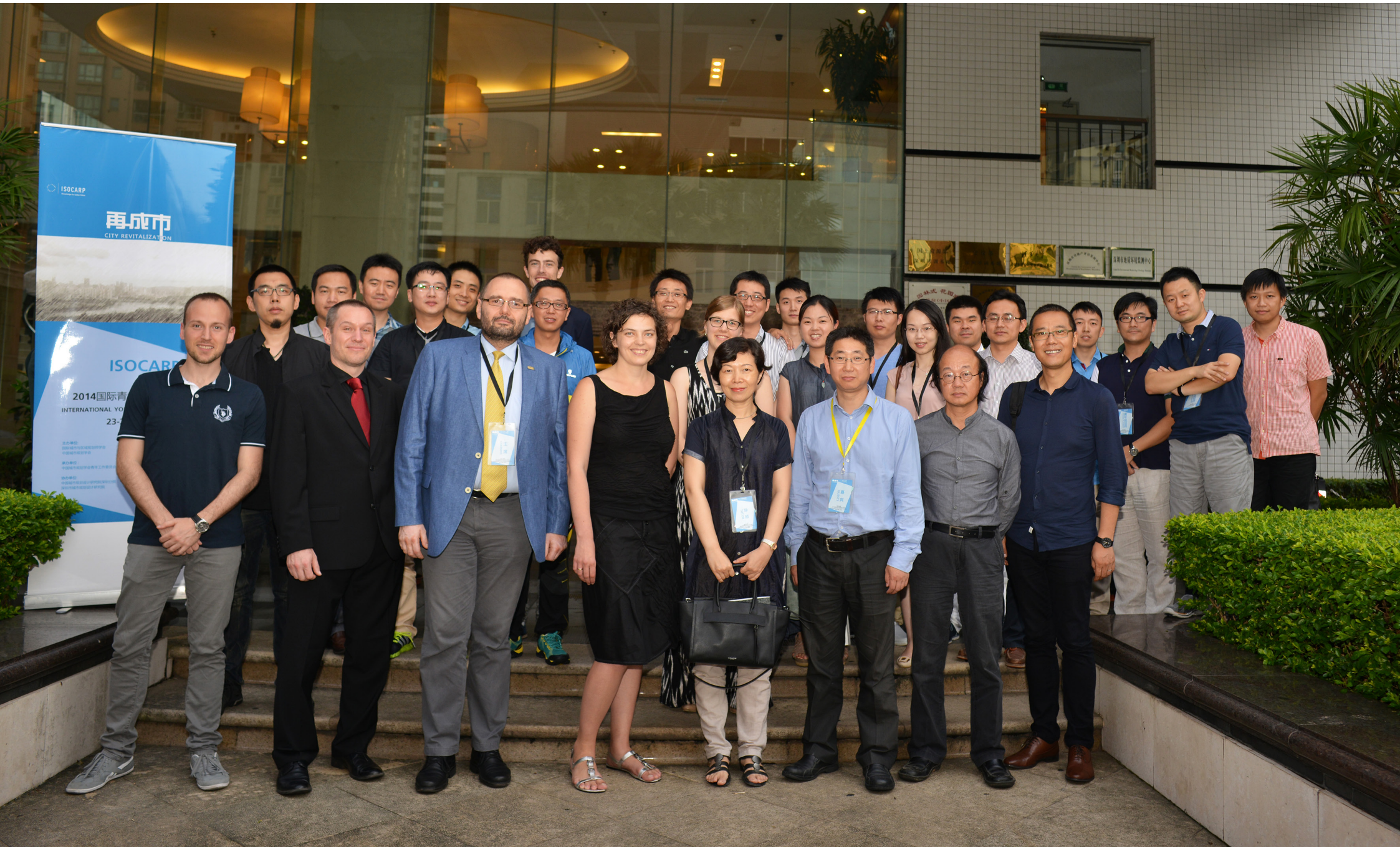
3. 城市起居室 Living Room -----34

4. 香蜜开放平台Open Platform -----44

结语 Conclusion -----54



# 背景介绍 INTRODUCTION



This year's ISOCARP Young Planning Professionals' workshop was held in Shenzhen, China. ISOCARP and the Urban Planning Society of China (UPSC) created the workshop as an international platform for young planners to develop their planning skills. During China's fast urbanization, there has been magnificent development and reform in terms of social, economic, cultural, and ecological perspectives. The 16 Chinese urban planners and four international planners spent four days together in the condensed workshop, where they collaborated and exchanged diverse ideas, looked forward to a future of furthering an active public sphere, and completed the workshop tasks.

During the preparation stage of the workshop, the deans and chief planners from both co-organizing institutions, the Urban Planning Design Institute of Shenzhen (UPDIS) and China Academy of Urban Planning and Design (CAUPD), Shenzhen Branch, discussed the workshop scheme several times to decide the best ways to frame the site. The site, Xiangmi Lake Area, represents the epitome of Shenzhen's rapid development over the past 30 years. Yet its central location has stimulated great ideas for the potential it possesses; no single, uni-dimensioned spatial design would be capable of fully tapping the area's potential vitality. Therefore passions for urban design, professional analysis, and determination were required in this workshop. The workshop also reflected the trend of turning from strict spatial design towards comprehensive planning.

During the workshop, Piotr Lorens, the vice president of ISOCARP, and the four tutors guided the young planners in applying general planning theory and analysis techniques to the uniqueness of the site and directed the four groups to analyze the site from four perspectives (built form, economic, social, and cultural). The four groups then each developed a theme for the site ('return', 'touch', city's 'living room', and 'the platform'), and built up planning frameworks. On the final day, the groups presented their achievements in creative ways; the high-strength workshop has resulted in highly efficient outcomes.

As a pre-congress activity, the results of this workshop will be displayed at the 50th ISOCARP Congress, Gdynia, Poland on 23-26 September 2014. This display will help demonstrate the urban transformation and development undergoing in Chinese cities, and we look forward to any type of feedback and further discussion on urban issues.

The 16 Chinese Young Planning Professionals hail from different planning academic institutions and organizations from throughout the country. They not only showed great interests in diversifying urban memories, creating a continuous and vibrant public realm, and forging a sustainable urban environment; but they also paid close attention to social justice in public amenities as well as to green and low carbon development. As practitioners of China's "New-type Urbanization", the young planning professionals have drawn valuable experience from this workshop and will add to their learning with more innovation to meet the future urban challenges.

Urban Planning Design Institute of Shenzhen (UPDIS), China  
July 2014

ISOCARP YPP工作坊是中国城市规划学会为青年规划师搭建的国际化沟通平台，在城镇化的发展集中展现中国社会、经济、文化、生态发展与变革，并引起世界广泛关注的背景下，16名来自中国多地青年规划师和4名国外青年规划一道，在4天的集中时间里，不仅完成了精彩的工作坊成果，还获得了多元的思想交流，特别是对城市公共生活的畅想。

事先经过协办方，深圳规划院与中规院深圳分院的院长与总师的多次讨论策划，工作坊的基地选择非常具有挑战性，事实证明，参加者和导师自始至终对这个题材都还有浓厚的兴趣，一方面基地深圳城市迅速发展的缩影，一方面由于地处深圳中心地带，其未来的发展存在非常大的想象空间，单纯的空间景观设计无法应对这个地区内在可能生成的巨大活力，必须对城市整体预以热情但不失职业化的关注分析与判断，所以本次工作坊典型反映了规划由空间设计向综合规划转变的趋势。

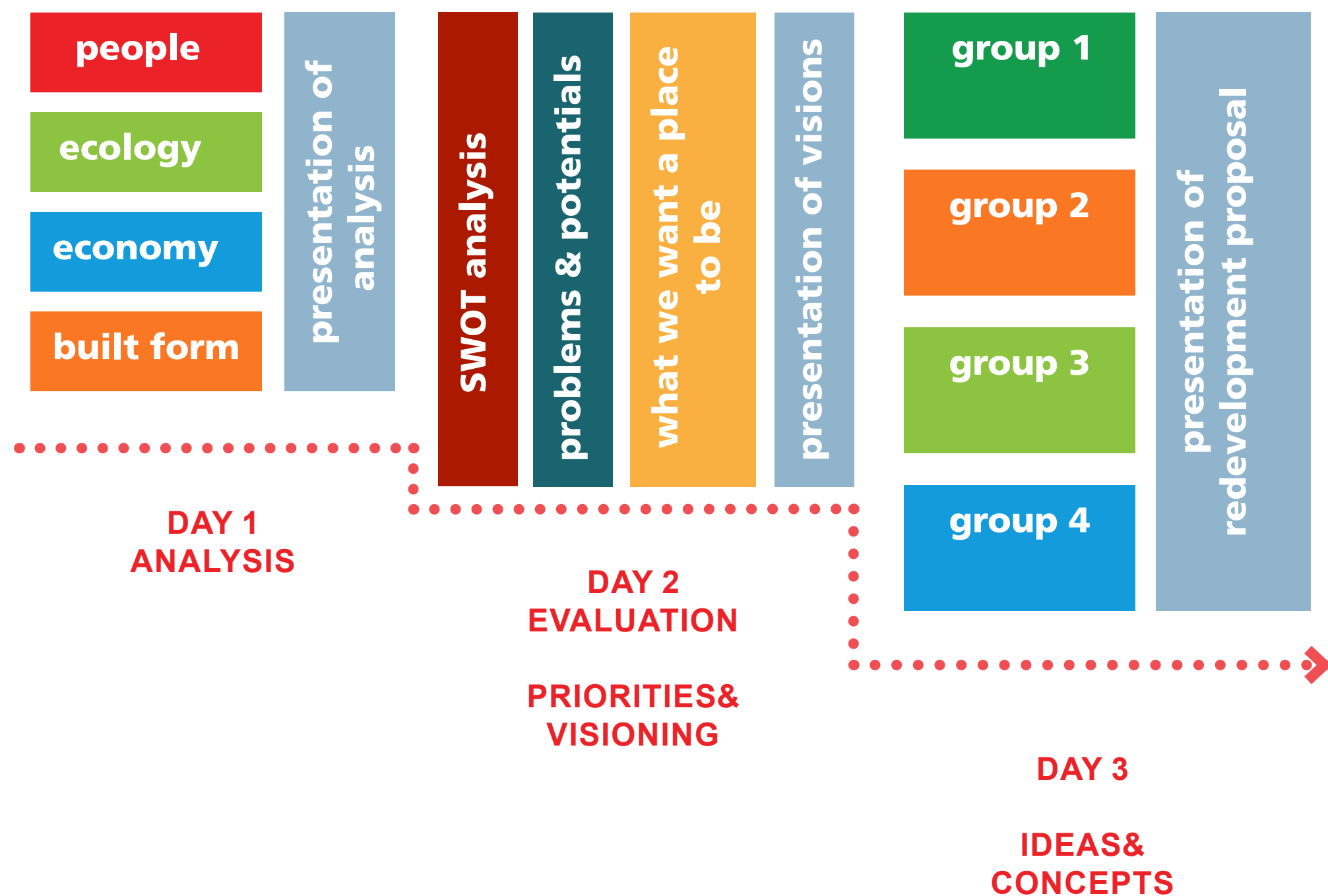
把握本次工作坊的主要运行节奏，ISOCARP副主席Piotr Lorens与4位导师力求将国际的成熟规划理论与分析方法与本基地的独特性结合，指导4个小组陆续完成基地分析、确定主题、工作框架、表达沟通的工作，高强度工作取得高效率的成果。

本次工作坊的成果将会在ISOCARP年会上推介，相信会收到预期的良好反馈，可作为中国城镇化发展的一个具象生动的展示。

16名国内青年规划师均为各高校、各设计机构的主创设计师，他们对城市居民公平享有公共产品、多样化的城市记忆、连续有活力的公共空间、可持续的市场开发、绿色低碳的环境与建筑设计均表现了浓厚的兴趣与关注，青年规划师是中国新型城镇化的实践者，从本次工作坊中汲取的经验可以在未来国内青年规划师交流中加以沿承并创新。



# 工作坊进程 WORKSHOP PROCESS



16 young Chinese planners from different urban planning institutes and 4 young foreign planners worked together efficiently in the workshop of Xiangmi Lake area.

In the workshop, young planners with different knowledge background raised many creative ideas for the future vision of the Xiangmi Lake area, discussed the main issues of land use and urban form ecology economy and people of this district. After the wide communication with the tutors four groups focused on their own theme and developed it into the final plan. In the final review, the abundant outcomes by the four groups in 3 days as well as the well-organized presentation impressed the critics much.

The workshop hold in Shenzhen, the young city in South China, provides a platform for the young planners not only to show their talent and creativity, but also for the friendship and the communication for the future development of districts like Xiangmi Lake in China and other countries.

Day1: 20 planners were divided into 4 groups of People Ecology Economy and Built Form. After the site survey, each group discussed the main issues of the site. The presentation of the analysis was taken at the end of the whole day work.

Day2: 4 new groups were formed based on the work of the first day. Each new group consisted of the planners from previous 4 groups, which meant that each new group had comprehensive perspective for analysis. New groups made the SWOT analysis, identified the problems and the potentials of the site. Furthermore, each group tried to clarify the theme of the solution which shows the future vision of the Xiangmi Lake area. After the whole day work, the presentation of the evaluation and visioning was taken.

Day3: With the confirmed theme, each group made the master plan and detailed design of some key areas. After the whole day work, the presentation of the redevelopment proposal was taken.

Day4: The final review was taken in the morning.

来自国内不同规划设计院的16名年轻规划师和4名国际青年规划师，围绕香蜜湖地区的发展，进行了为期3天卓有成效的规划设计工作。

在整个设计坊的过程中，有着不同专业背景各位年轻规划师提出了很多有创意的想法，从土地利用、生态、交通、使用者等不同的角度展开了积极的讨论。在与4位导师进行充分交流后，确立了不同的发展思路与规划方案，并形成了最终的4个方案。在最终的汇报中，各个小组在3天时间中形成的丰富成果和富有特色的汇报方式留给评委深刻的印象。

在深圳这座年轻的城市举办的这次工作坊，不仅仅让年轻的规划师们展现自己的才华，提出香蜜湖地区未来发展的解决之道；同时也让他们成为朋友，为今后中国乃至世界其他地区的规划发展探讨建立交流的平台。

第一天：20名规划师分为“人”、“生态”、“经济”、“建成形态”四个组，在对场地进行调研后，每个组对自己组的主题进行讨论，分析场地面临的主要问题；晚上每组就问题分析进行汇报；

第二天：在第一天讨论的基础上进行重新分组，新的四个小组中包含了来自原来不同主题的成员，新的小组进行了SWOT分析，归纳场地面临的主要问题和发展潜力，探讨每个组自己的主题，并尝试勾勒未来发展的愿景；晚上每组就未来发展分析进行汇报；

第三天：在确立每个组自己的主题后，进行总体规划的工作，并就一些重要地段进行概念性深化设计；晚上每组就总体框架及详细设计进行汇报；

第四天：上午进行最终汇报







# 第一天 分析

## DAY 1 ANALYSIS



The planners visited the Planning Building in Shenzhen. They got the information of Shenzhen urban development and the current situation and plans of the Xiangmi Lake Area. After the site survey, each group analyzed issues from “globe-district-city-site” spatial level.

People Group: Focusing on the following questions: what kind of people will come here, how they come here, and what kind of activities people will have in the site, what kind of facilities should be provided to support people's activities?

Ecology Group: Starting from the globe ecologic issues, including the CO2 emission, sea level rise, ect., the group explored Shenzhen urban ecologic network , and analyzed the role of the site in the whole framework.

Economy Group: Analyzing the land use in the site and the connection of the site and its surroundings.

Built Form Group: Discussing the mechanism of the urban built form, as well as the influence of built form on urban economy and urban life. How the built form shape the urban life was warmly discussed.

上午规划师们先参观了深圳规划大厦，了解了深圳整体城市发展及香蜜湖地区的现状及规划设想。在场地调研之后，各个组分别从“全球—地区—城市—场地”四个空间尺度进行了讨论。

“人”组：讨论什么样的人未来的使用者，他们通过怎样的方式前来，在场地里有怎样的活动，为这些活动提供怎样的空间设施？

“生态”组：从全球生态问题入手（包括二氧化碳排放、海平面升高等），探讨深圳城市层面的生态框架，分析香蜜湖地区在整个生态框架中的作用。

“经济”组：探讨场地内不同的土地利用以及与城市周边地区的关系。

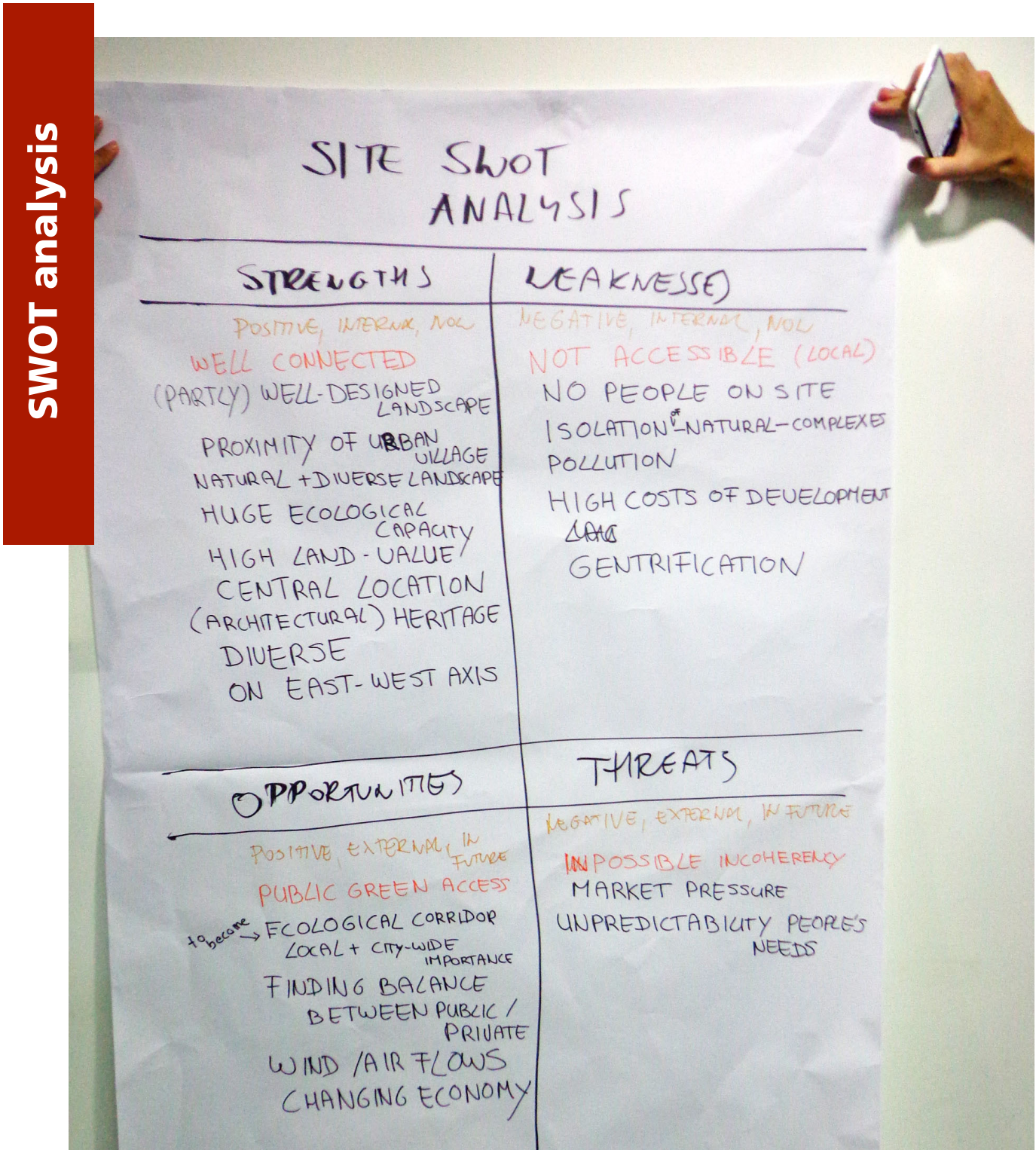
“建成形态”组：探讨建成形态的成因，分析建成形态如何影响城市经济、生活方式等方面，其中最为重要的是物质环境形态对城市生活的塑造。







第二天 评估  
DAY 2 EVALUATION



问题 PROBLEMS

ISOLATION  
NO PEOPLE PRESENT  
GENTRIFICATION, AREA FOR RICH  
MOSTLY  
CLOSED  
DISORDER  
SHORT HISTORY  
«NO GO» AREA, NO ACTIVITIES FOR PEOPLE  
UNDEFINED  
TRAFFIC PROBLEM  
DISCONNECTED FROM THE CITY, NOT CONNECTED  
DEVIDED IN 3 PARTS  
POLUTED  
POOR WALKING ACCESSIBILITY  
INEFFICIENT  
NO SENSE OF IDENTITY  
CHAOTIC , DIFFICULT TO NAVIGATE  
CHAOTIC OWNERSHIP  
NOT PEDESTRIAN-FRIENDLY  
NOT BALANCED, DOES NOT PROVIDE FOR ALL PEOPLE  
HIGHRISE CONSTRUCTION PRES-SURE  
LAKE NOT USED  
LACK OF PUBLIC PLACES  
UNCERTAINTY HOW TO DEVELOP (NO VISION)  
SMELLY  
VALUABLE LANDSCAPE UNDERUTILIZED  
POLIRAZITAION IN SURROUNDINGS (NORTH/SOUTH)  
FUTURE LIFESTYLE UNCLEAR

潜力 POTENTIAL

A LOT OF HISTORY, MEMORIES  
ONLY 2 LANDOWNERS  
CONTINUOUS GREEN ZONE  
VITALITY IN THE AREA  
GOOD TRANSPORT CONNECTIONS  
BLUE + GREEN  
THERE IS DEMAND FOR OPEN SPACES ON CITY LEVEL  
LOTS OF SPACE TO USE  
GOOD PUBLIC TRANSPORT, 4 METRO STATIONS  
THERE IS ROOM FOR FUTURE DEVELOPMENT  
HIGH DENSITY GREENERY  
A LOT OF PEOPLE IN SURROUNDING AREAS  
BUILDINGS THAT CAN BE REUSED  
CAN BE LINKED WITH OTHER GREEN AREAS – NEW GREEN NETWORK  
ENTRANCE TO THE CITY  
UNIQUE TOPOGRAPHY  
ALL YEAR GOOD CLIMATE  
LOCATION  
ON EAST-WEST AXIS  
CAN ACCOMMODATE NEW FUNCTIONS  
HIGH LAND VALUE  
CONTRAST TO THE AREAS IN THE SURROUNDINGS  
POTENTIAL TO ATTRACT EDUCATED + CREATIVE PEOPLE + INTERNATIONAL PEOPLE  
PART OF NATURAL HABITAT (MOUNTAIN + GULF)  
DIVERSITY OF POPULATION AROUND THE SITE

怎么用？ HOW DO WE SEE THE PLACE?

WELL KNOWN  
PART OF SHENZHEN GREEN NETWORK  
MULTIFUNCTIONAL RECREATIONAL AREA  
ACCESSIBLE  
PERMEABLE  
CLEAN  
FOR ALL PEOPLE  
FOR BIRDS AND ANIMALS  
TOURIST DESTINATION  
BIGGEST PARK IN SHENZHEN  
EVERYDAY DESTINATION  
CULTURE AND ART CENTRE  
WITH LOTS OF ACTIVITIES  
WITH CHINESE CULTURE  
SHENZHEN LIFESTYLE  
GATE OF SHENZHEN CULTURE  
COHERENT  
FOOD PARADISE  
MORE WATER  
LANDMARKS  
EDUCATION PARK  
WITH INTEGRATED ACTIVITIES (CLUSTERS)  
PEDESTRIAN-FRIENDLY  
SPORT PARK  
WITH GOOD VIEWS, VIEW CORRIDORS  
EXPO FOR FUTURE LIFESTYLE  
FUN





group 1



group 3



group 2



group 4

第二天 形成愿景  
DAY 2 FORMULATING THE VISION

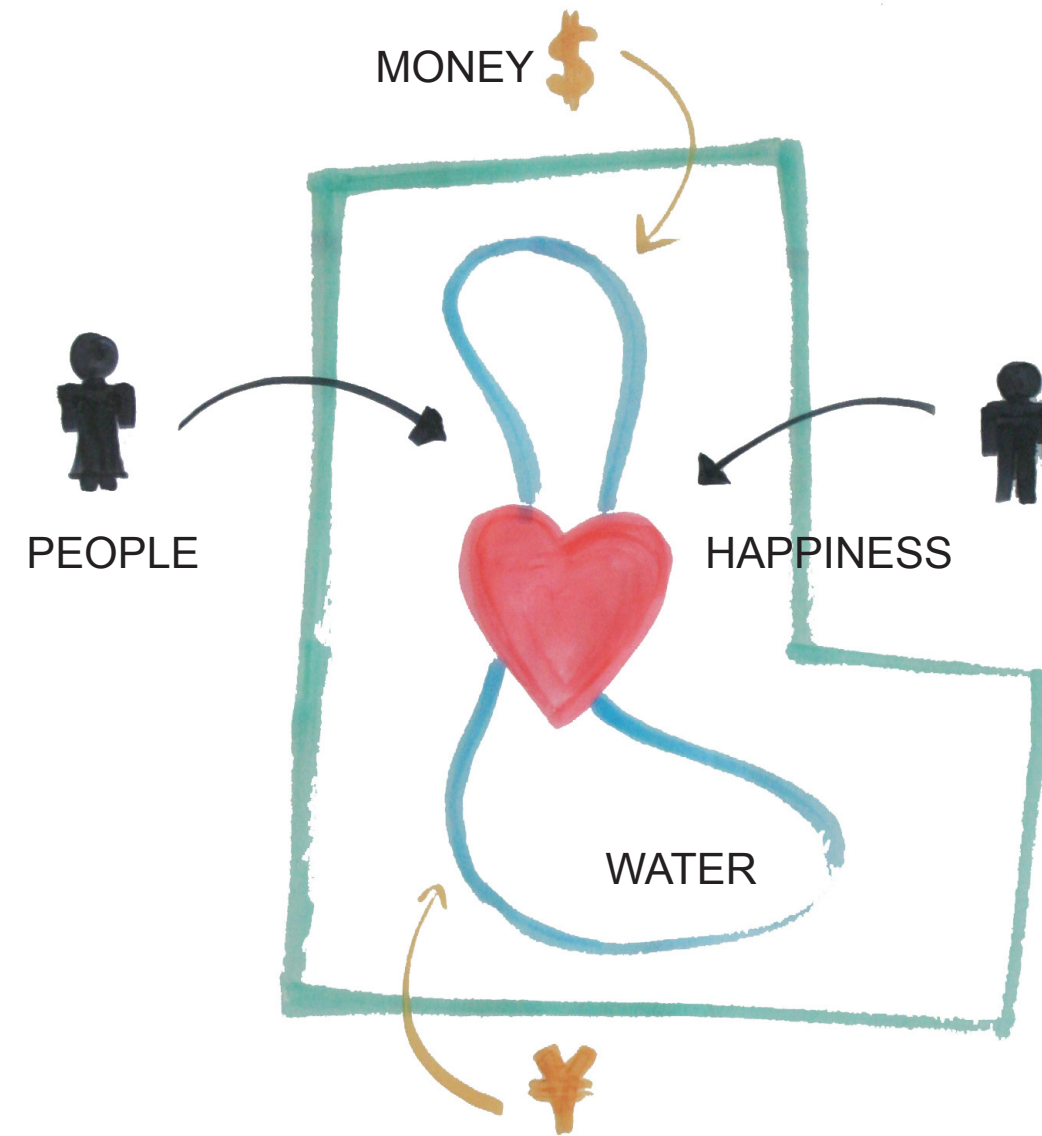


归来  
RETURN



# RETURN

# 归来 RETURN



## vv PROBLEM STATEMENT

Xiangmi Lake area, a blight or a bless? That is the question we asked ourselves when first visiting the project area. Xiangmi is a well know area within the city of Shenzhen for its large amount of open space, the water reservoir but especially its famous restaurant area. It is an area where the rapid development of Shenzhen was partly celebrated, e.g. with the opening of the first golf course, the Xiangmi themepark, etc.

But in recent years the area has been mainly a showcase of decay. The amusement park closed has been down and the area of the golf course has been extended, resulting in a huge, not public accessible, green space in the middle of the city. The water has been polluted and so the lake is full of dead fish. This is causing that less and less people visit the area, resulting again in for example a deteriorated look of the public space around the restaurant area. Thus also the money – public and private investments – in the area doesn't find its way to Xiangmi Lake area. In the most recent years only very cheap commercial buildings like the car sales centers have emerged around the restaurant area. Also the amount of open water in the area has diminished. This observation resulted in our problem statement:

*No people, No money, No water..... No Happiness.*

当我们第一次接触香蜜湖的时候，我们就开始不断地审视这个以主题公园、第一个高尔夫球场、美食、开敞空间等著名的区域。但是在近年来随着城市发展，香蜜湖逐渐衰败，导致这个区域环境恶化、活力不足、公共度下降，同时还衍生出一些以汽车销售和餐饮为主的临时性开发。可以概括说现在的香蜜湖已没有人气、没有经济效益、没有优良环境，没有了欢乐。

## << OUR DREAM

The ultimate goal for this project is thus: *To Return the people, money, water and eventually the happiness to the Xiangmi Lake area.*

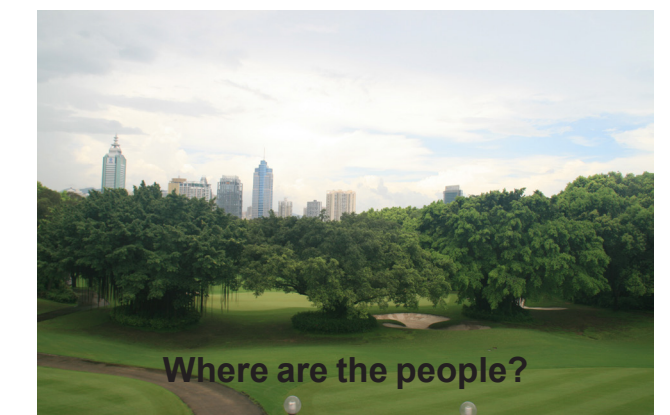
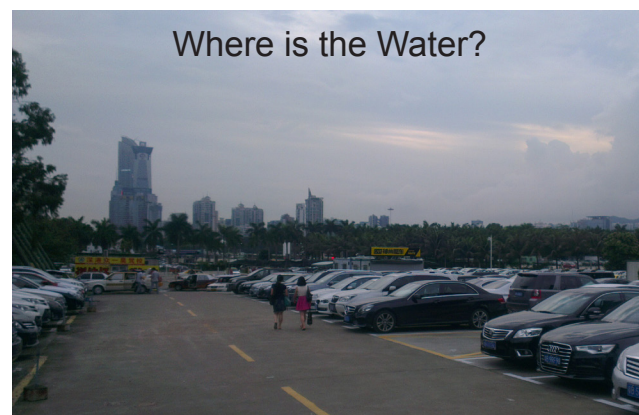
But how to let them return to the Xiangmi Lake area? Starting with a brainstorm discussion on the first workshop day we then defined three potentials or keywords that our group considered as the main aspects that will have to be addressed or realized to come to a successful regeneration of the site.

**MEMORY** The first potential we find in the memory of the area, which could mainly be shaped by the existing conditions of the site. The rollercoaster's in the abandoned theme park, the famous restaurant area, and the beautiful and original landscape features of the Golfcourse.

**INTEGRATION** The second potential is the good position of the Xiangmi Lake area on the city level and the opportunity to improve the connections with the surrounding residential and business districts.

**LOHAS** The third potential is based on the concept of LOHAS - Lifestyles of Health and Sustainability. To create a part of the city in which the people can enjoy the nature of life and in which they can retreat from the dynamic busy Shenzhen lifestyle and in which water could play a central role.

我们的目标是让人、钱、水这三个要素回归，让欢乐和活力回归到香蜜湖。但是如何实现这个目标？我们在初期进行头脑风暴，确定了三个充满潜力的关注点：记忆、整合、乐活。我们将这三个潜力点贯穿于后续对香蜜湖的改造中。





## << ANALYSIS, STRATEGY AND WORKING METHOD

The second step we took in the process was the analysis of the site in its larger context. Looking at the Xiangmi Lake area in relation to other open spaces in the city we found that the memory of the area and thereby also the still present conditions are the most important strength to redevelop the area: The water reservoir, Food area, and Golf Landscape.

From this observation we decided to individually address the topics we defined (water, people and money), first on a city level, how to address them and integrate the Xiangmi Lake Area within the larger context and development of the city? And secondly on a local level, what kind strategies and detailed design solutions can be provided to create a LOHAS environment?

接下来我们对基地进行了分析，并和其他开放空间进行了对比，发现记忆和现有的一些水环境、美食及高尔夫是我们这个区域的特色。在这个基础上我们针对人、钱、水回归的主题进行了城市范围和区域范围的探讨。

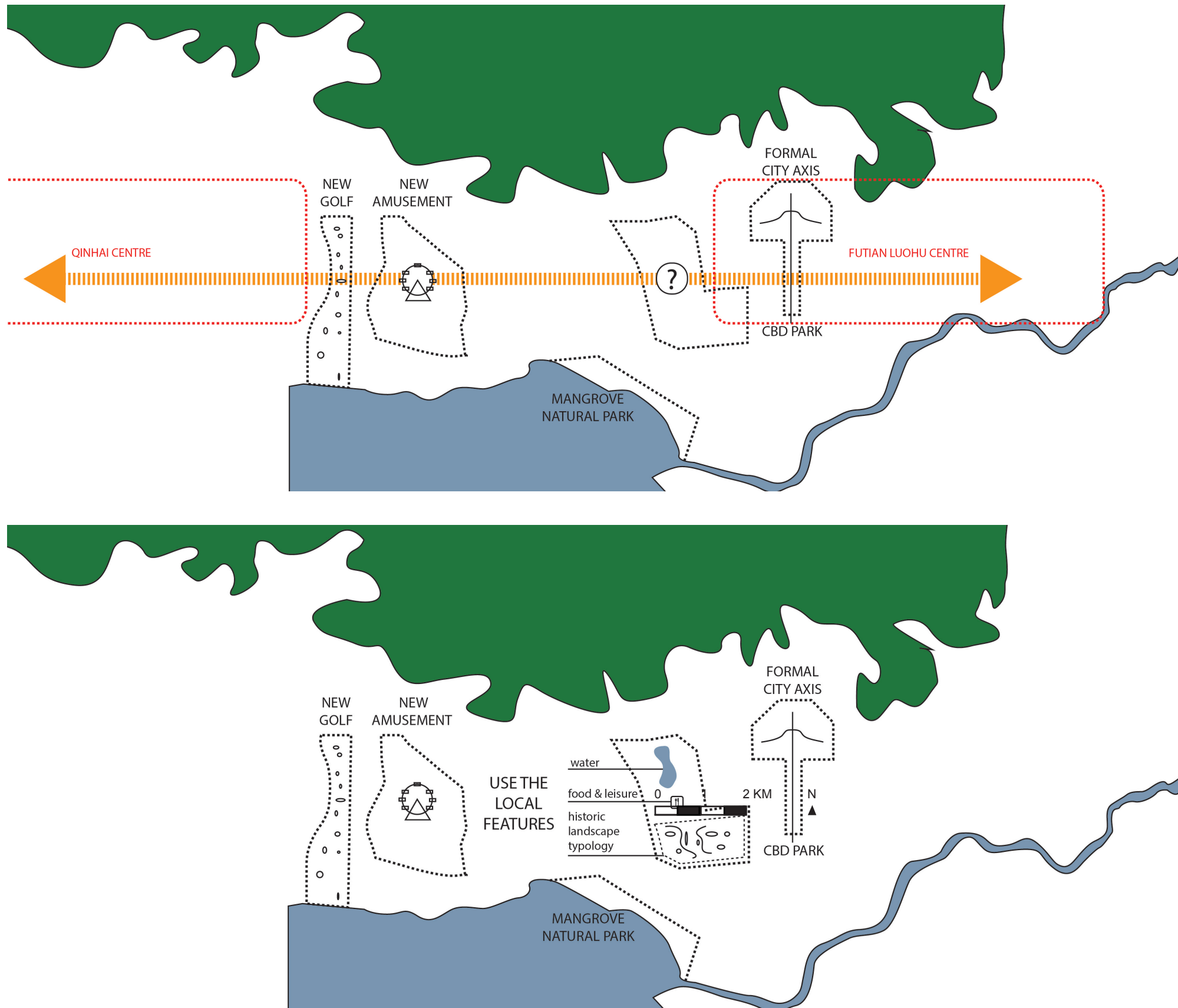
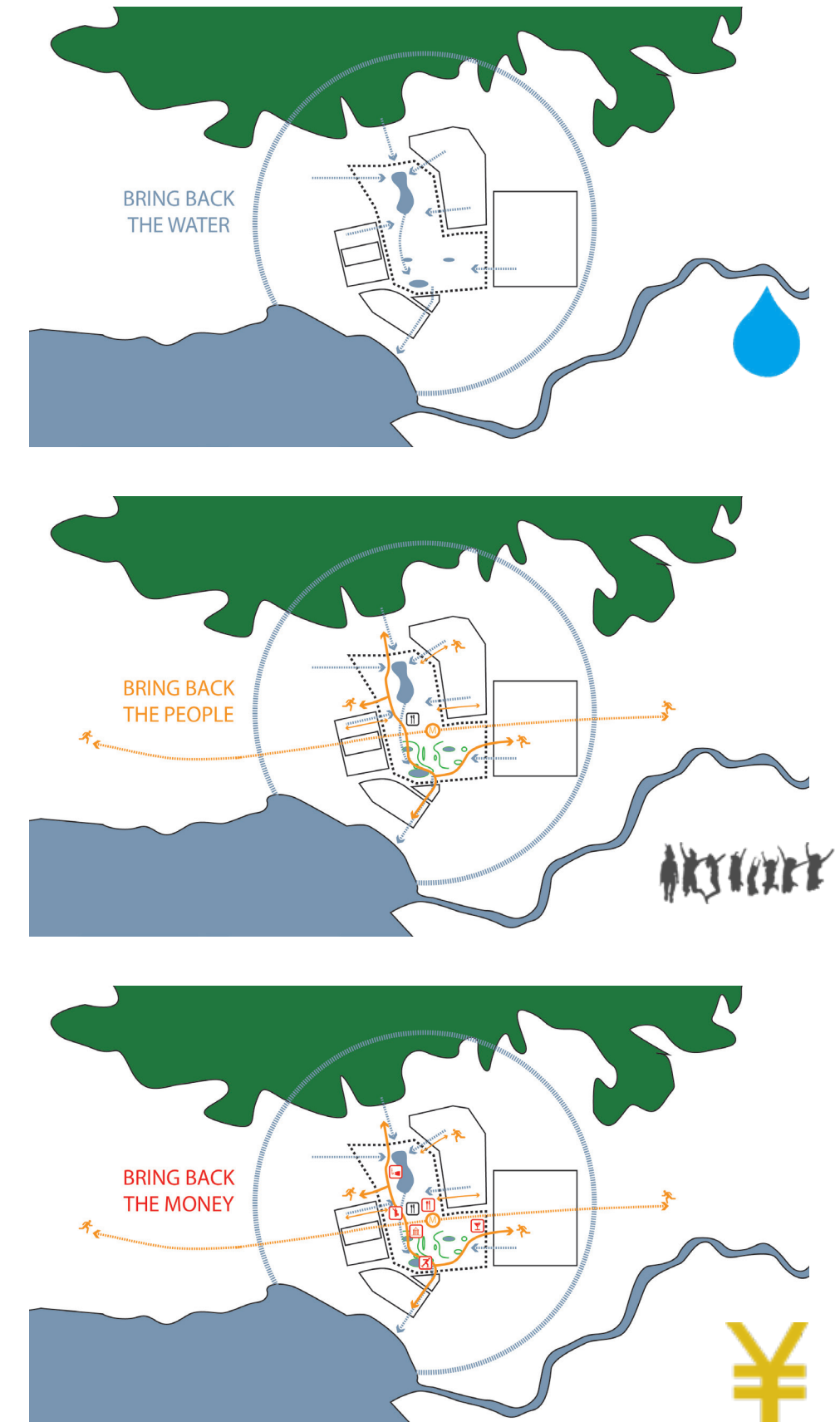
## >> INTEGRATION ON CITY LEVEL - the 3 steps

**WATER** The strategy we propose to bring back the water relates to the original function of the area - the Xiangmi Lake as a water reservoir to collect water from its surroundings. We propose to collect stormwater from the surrounding areas and collect it in our site, Therefore we have to enlarge different waterbodies within the project area and also connect them with each other.

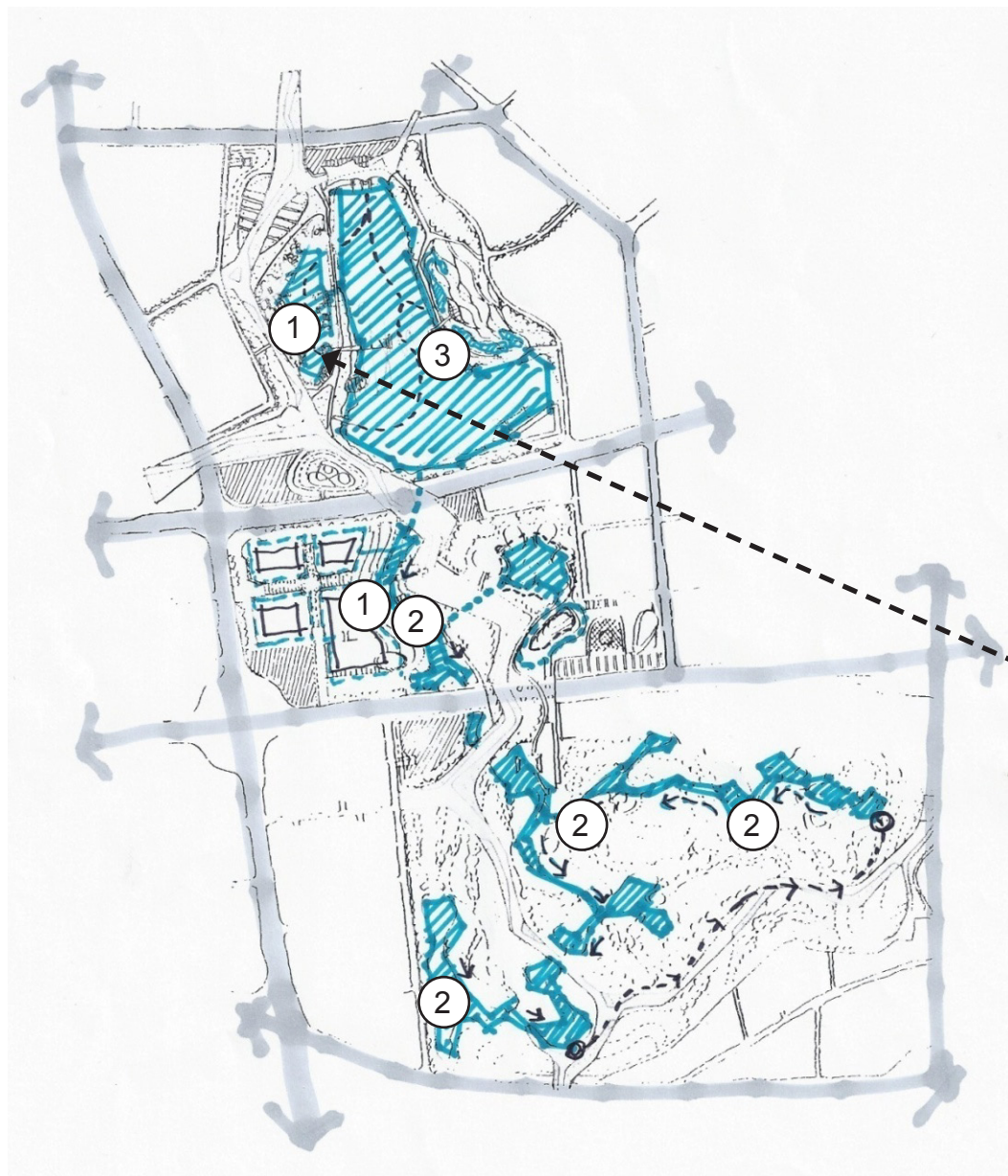
**PEOPLE** To bring in the people to the Xiangmi Lake area, we especially propose to open up the area's that are now closed for the public and turn the Xiangmi Lake area into the largest city park of Shenzhen. Therefore we not only need a good park program but first of all an area that is easily accessible. Linked to the Metro station(s) we propose a central axis that connects the different parts of the project area. Connected to this central axis we propose smaller paths that in their turn are integrated into the surrounding local road system, so to create a truly accessible park.

**MONEY** With the creation of a public accessible city park we can use certain zones in the park to allow developments that will be attracted to the high land-value and also contribute to the liveliness and activities in the park. We propose that the program that will be developed is complementary to the already existing program (business districts and residential neighbourhoods) around the park. We also propose that the new program contributes to the LOHAS concept.

在城市范围，对于水回归来说，我们建议回到原有的水关系上，考虑如何收集区域周边雨水，同时建立自身水系统，并形成有机整体。对于人回归来说，我们规划一个大尺度的完全开放空间，具有优越的可达性，并高效地联系着周边城市功能区。对于钱回归来说，我们允许一定的开放建设增加活力提升土地价值。







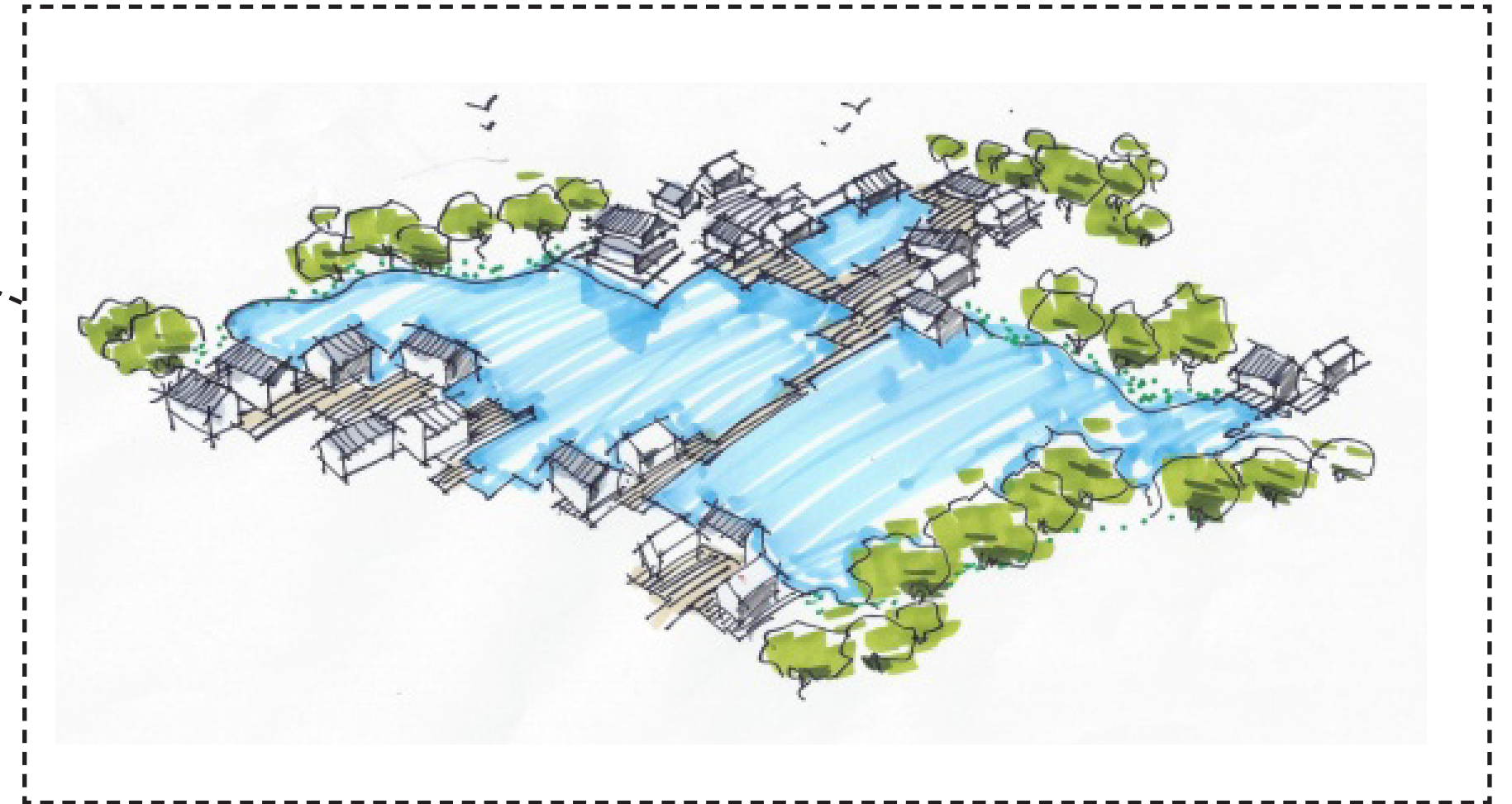
## ACTIVITY



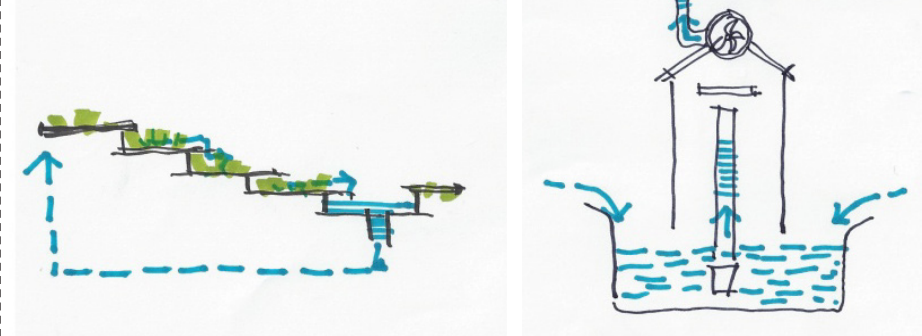
## << RETURN OF THE WATER

Not only we propose to connect the different water features within the area, but also we propose to create a water system in which the water can stream from the higher area to the lower area of the site. Through a pumping system we would also like to make the water stream when there is not enough water to flow through the stream. Next to the creation of a water system we propose to create different activities along the water like a water village (1), an elevated walking route on the rollercoaster, fishing and possibly even swimming spots or small steppingstones within the smaller stream on the golf course area.

我们不仅联系了不同特征的水系，还建立内部水循环系统。同时我们规划了丰富的滨水活动，安排了特色水上村落及结合原来游乐设施的景观休闲体验。

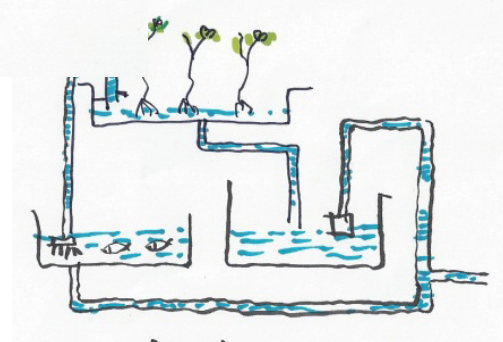


## TECHNOLOGY



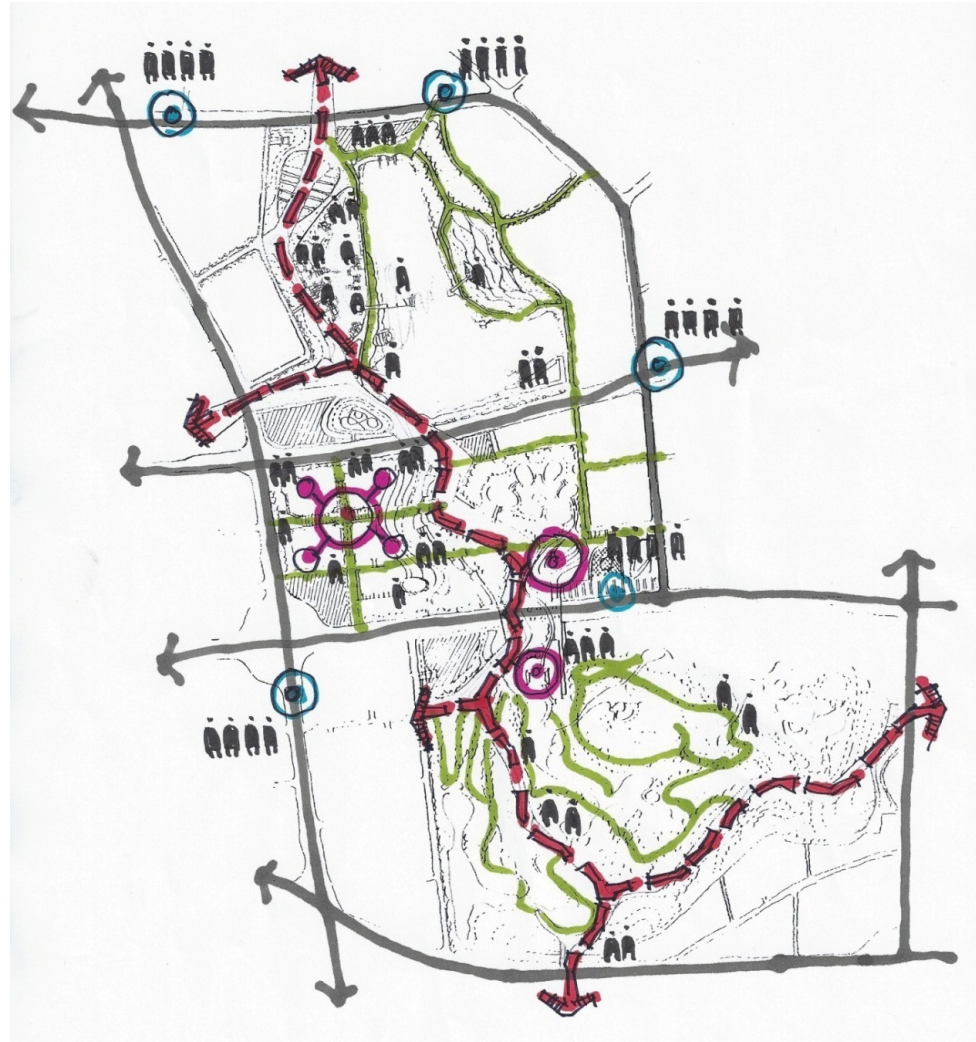
Continuous watersystem with water pump, to improve water circulation

## TECHNOLOGY



Aquaponics system for urban farming in vertical farming tower

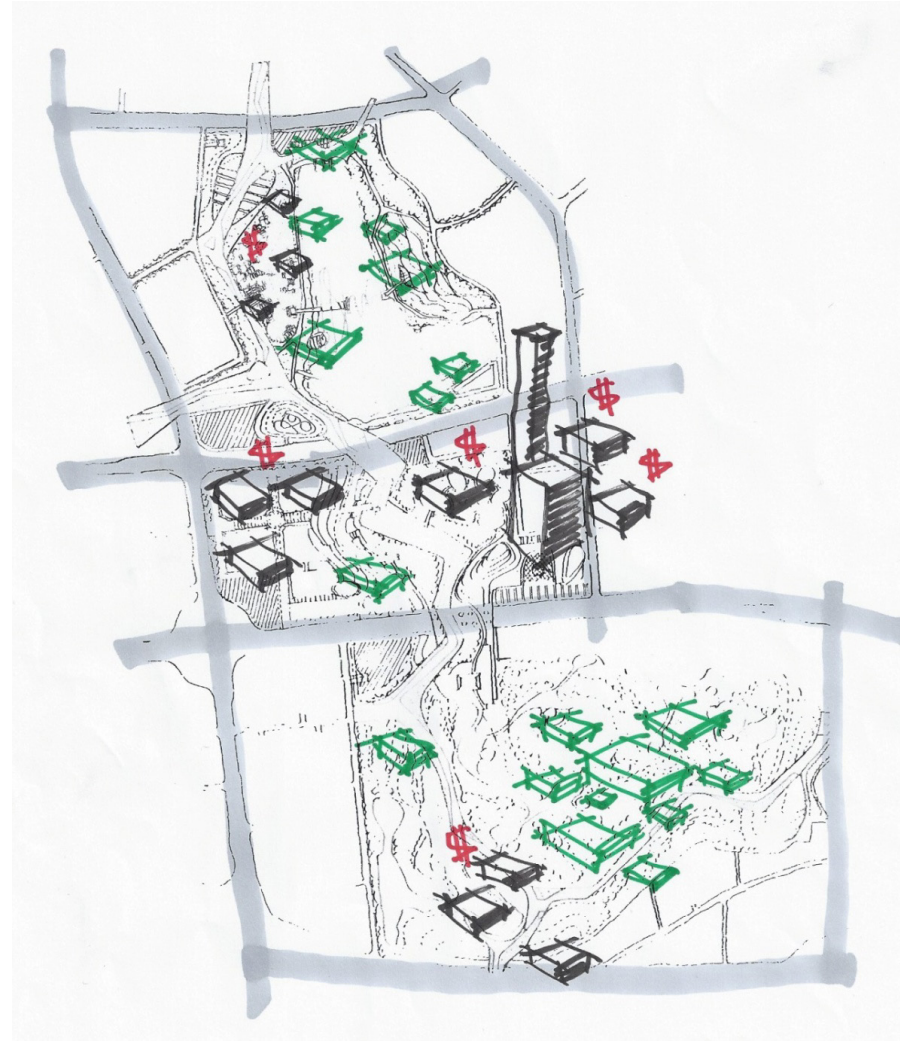




## ^^ RETURN OF THE PEOPLE

A detailed picture of the site shows that the central axis connects the most important nodes on and around the site – The Futian CBD, Urban Village, Xiangmihu station, etc. In the central part we expect most people and also improve the accessibility by car. While in the North and South end of the site we propose mainly to create a system of secondary paths that allow the people to enjoy the more quiet areas of the park. A connection wit the Futian CBD is essential and therefore we choose open up the full golf course and extend the Central axis to the east.

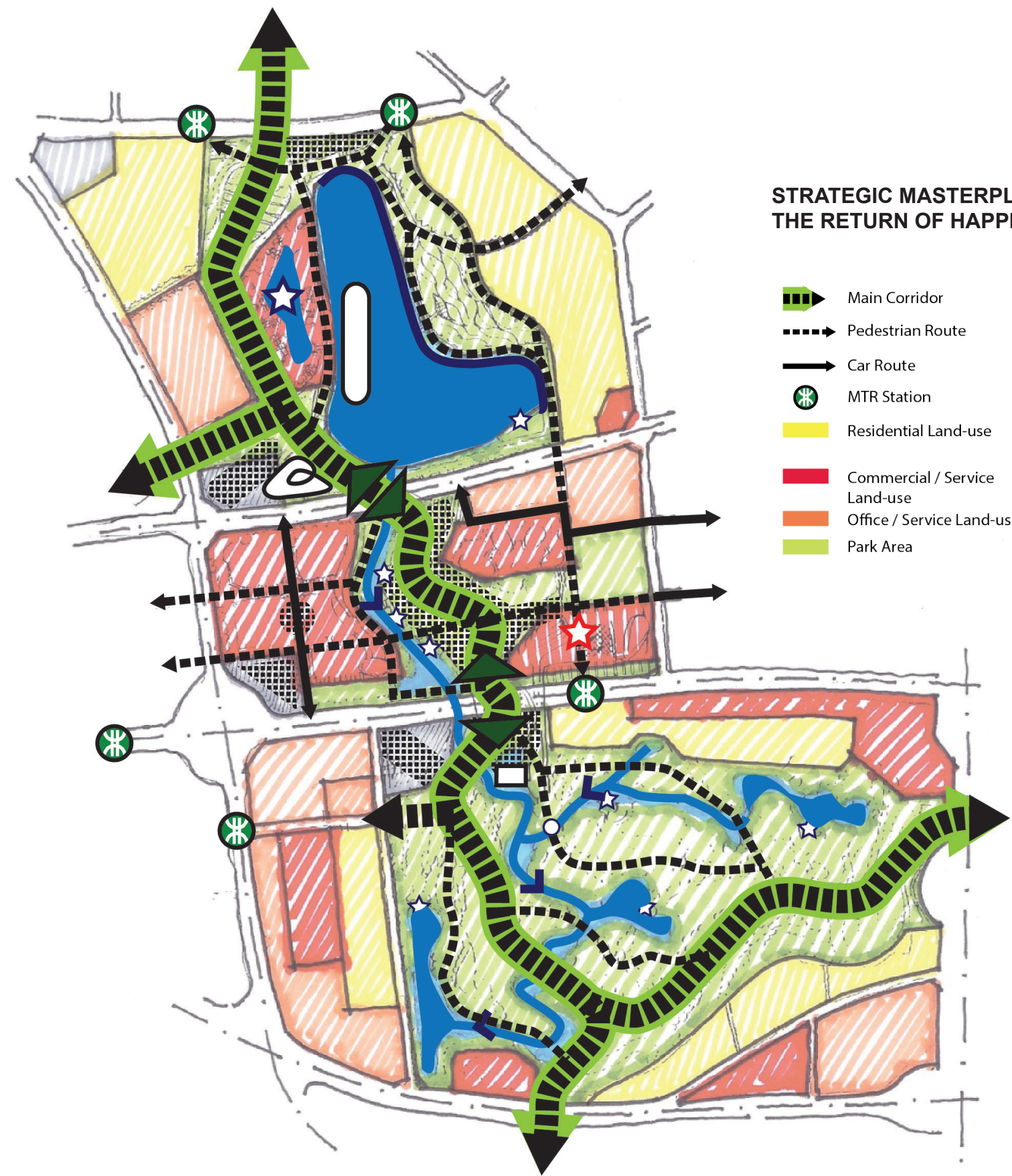
这个细节展示了重要的联系节点，该方案将区域周边整合在一起，将周边重要功能组团和公共空间连接在一起，吸引人群，同时改善机动车交通。



## ^^ RETURN OF THE MONEY

The most important pitfall of our proposed strategy are the costs to open up the entire area to the public. Therefore we propose to allow a part of the central zone to be developed. And also promote the development of more public functions from which the local government, as most important stakeholder in the re-development, can benefit.

为了实现区域的公共和开放，我们建议中部地区进行一定开发，并鼓励政府建设更多的公共项目增加区域活力让投资受益。





# 归来 RETURN

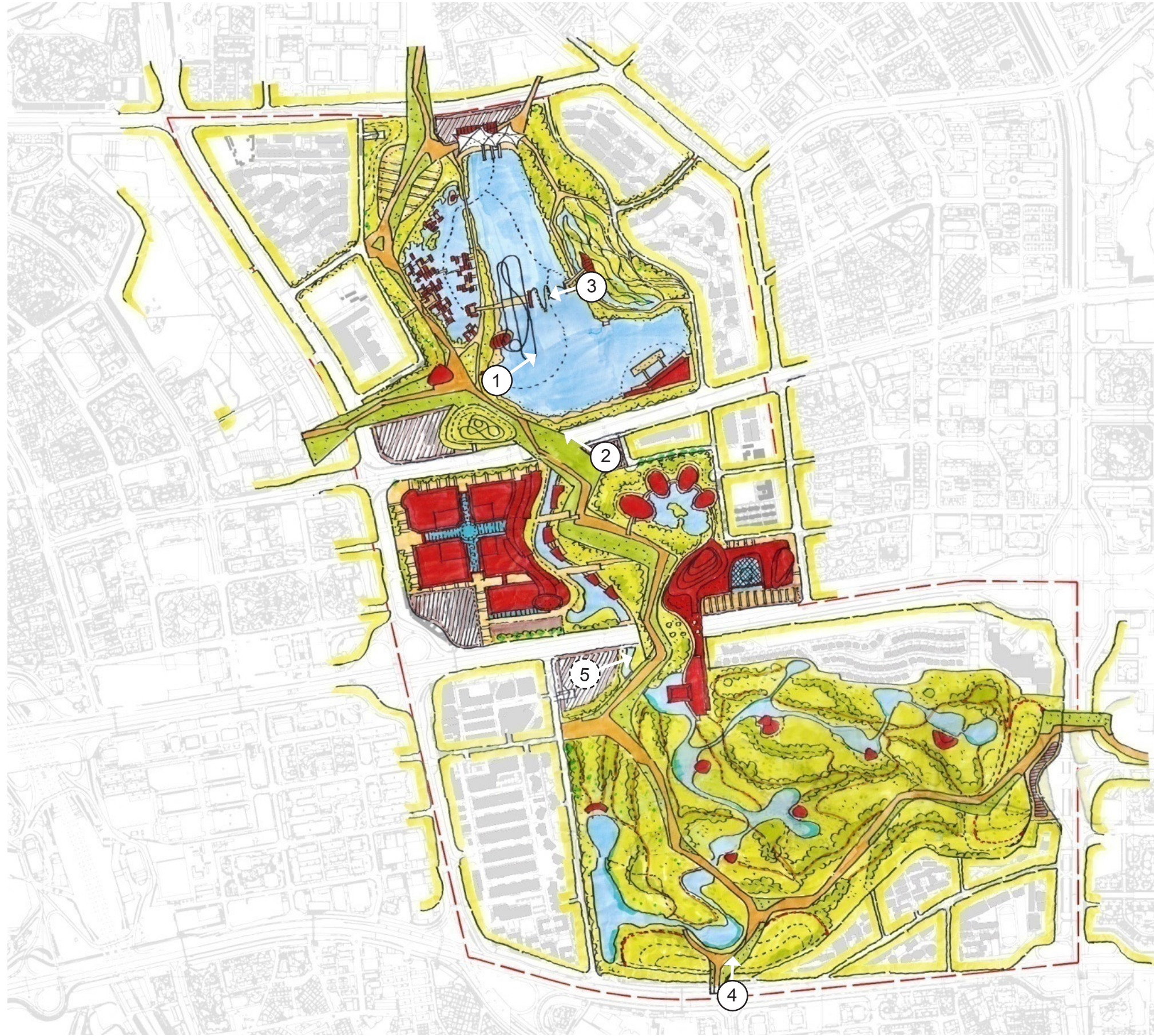
## << DETAILED MASTERPLAN

<< The detailed Masterplan Shows the new park structure that stretches from the North West tot the South East, The central part consists of a series of organic shaped buildings that fit the Urban Agricultural towers. On the West a shopping and F&D city can be developed with a more orthogonal expression. In the Southern Area the Golfclub will be transformed into a museum with different pavilions spread around the park. While in the North the remaining Theme Park structure will be the eye catchers of a new public park area.

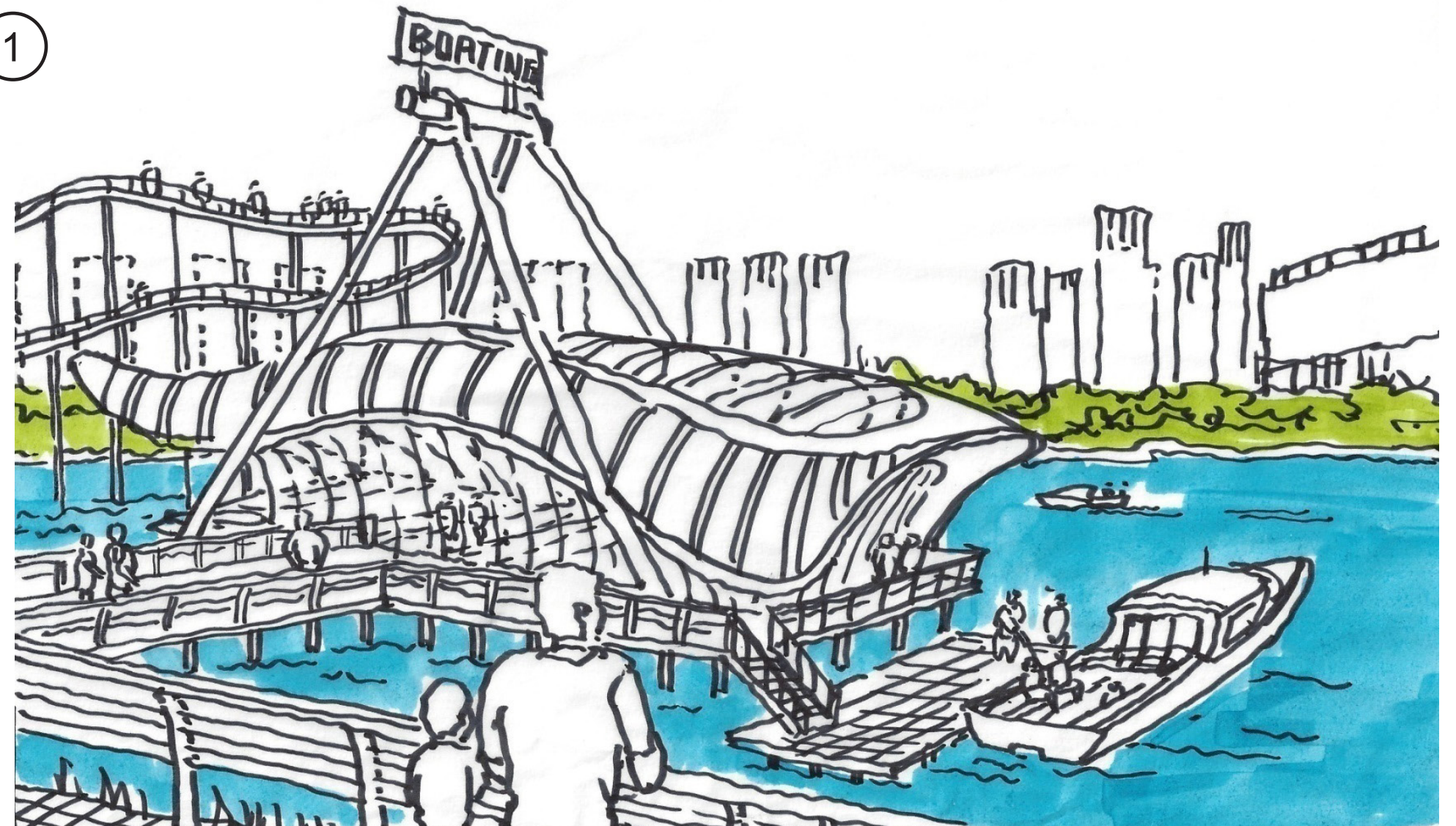
总平面图展示出一个从西北延伸到东南的崭新公园，在中部地区分布着由城市垂直农场、商业、零售、餐饮等功能组成的有机形态；南侧的高尔夫俱乐部将被改造成为博物馆，同时在高尔夫公园里布置一系列的公共活动设施；北侧保留了原来主题公园的特色构筑物成为区域的地标。

v v When we are talking about the memory return, maybe want to rebuild some memorable structures. Such as the pirate ship, there will be a water taxi wharf in the future here. People can walk along the waterside, and take a boat here to view the beautiful lake and enjoy their water life. And the roller coaster will be changed into a new landscape on which people can walk and recreate.

当我们在讨论记忆归来时，也许能对原有的遗存再利用，比如将原来主题公园内的海盗船改造为水上的士码头、将过山车改造成为步行景观路等等。



1







^^ This image shows the big connection over Hongli Road. We can find that the roller coaster becomes the landmark of the public open space, and the corridor directs to it. The connection is not only a single bridge, but also a space of a park. People can sit and play here, also have a far view over the big lake.

这里展示了跨越红荔路的连接系统，原有的过山车成为区域的一个地标，这个连接系统不仅仅是个过街天桥，而是一个连续的、延伸的活动空间。

vv This image shows the roller coaster area on the water. There will be a big theater floating on the lake near the roller coaster that concentrates vitality. It becomes a new dragon in the water. We also add some beautiful glass eggs which maybe the café or tea house on the roller coaster. People can walk on the roller coaster and have a good view of the north water life.

在水上过山车旁边，布置一个漂浮在湖面上的剧场，它将对人们产生巨大吸引力，旁边的过山车通过加建休憩空间形成一个独具特色的漫游系统，为人们登高赏湖提供一个好去处。

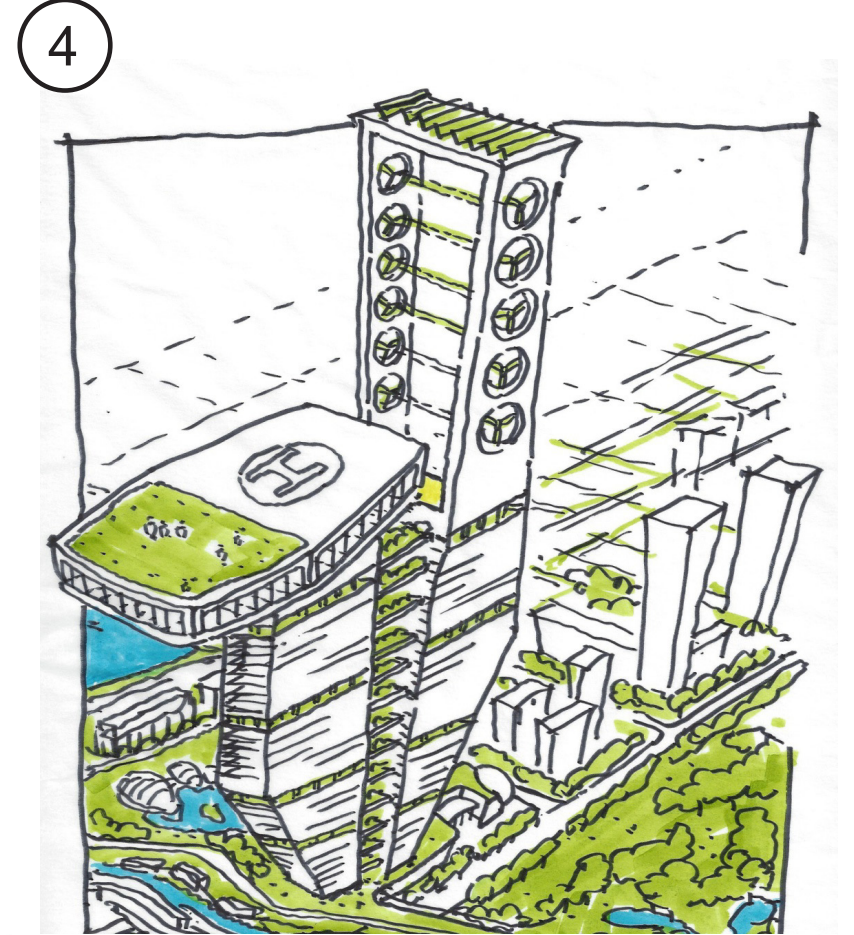


>> This image is a bird view of the landmark tower which we called vertical farmland. This building maybe the tallest one in Shenzhen. The feature of this architecture attract people all over the city to come to the big park here. In the top of the building, there is an ecological energy manufacture and a 360degree view restaurant. In the middle of the building, there is a sky farmland which supplies fresh vegetables. In the bottom of the building, there is some mixed functions for the city. This represents the future of this city and symbolizes the overall park concept of LOHAS (Lifestyle of health and Sustainability).

这是垂直农场的鸟瞰图，它将是深圳最高建筑，指示着人们来到这里的开放空间。该建筑上部是一组生态能源系统，中间是生态农场为区域提供蔬菜，在地步是与城市结合的公共功能。这个建筑代表了未来的城市发展方向。

vv This image shows the southern edge of golf park. There is about 10 meters elevation difference here. So we purpose an integrated development. There will be some commerce, retail, transportation, parking etc. but above them is an open golf park for everyone. People can walk through the street and the slope, and getting into the park has never been easier and nicer.

这里展示了用地南边界的高尔夫公园，这里存在近10米高差，所以我们建议进行一体化开发。未来这里将形成商业、零售、交通场站、停车等功能，在这之上仍然保留高尔夫球场的绿化空间，同时让人们更便捷地到达。





# 归来 RETURN

## WV ACKNOWLEDGEMENTS:

The following people worked together on this project:

Chen Yanxin  
Zhiwei Fu (Chris)  
He Junqiao (Joe)  
Li Xingpeng  
Sven van Oosten

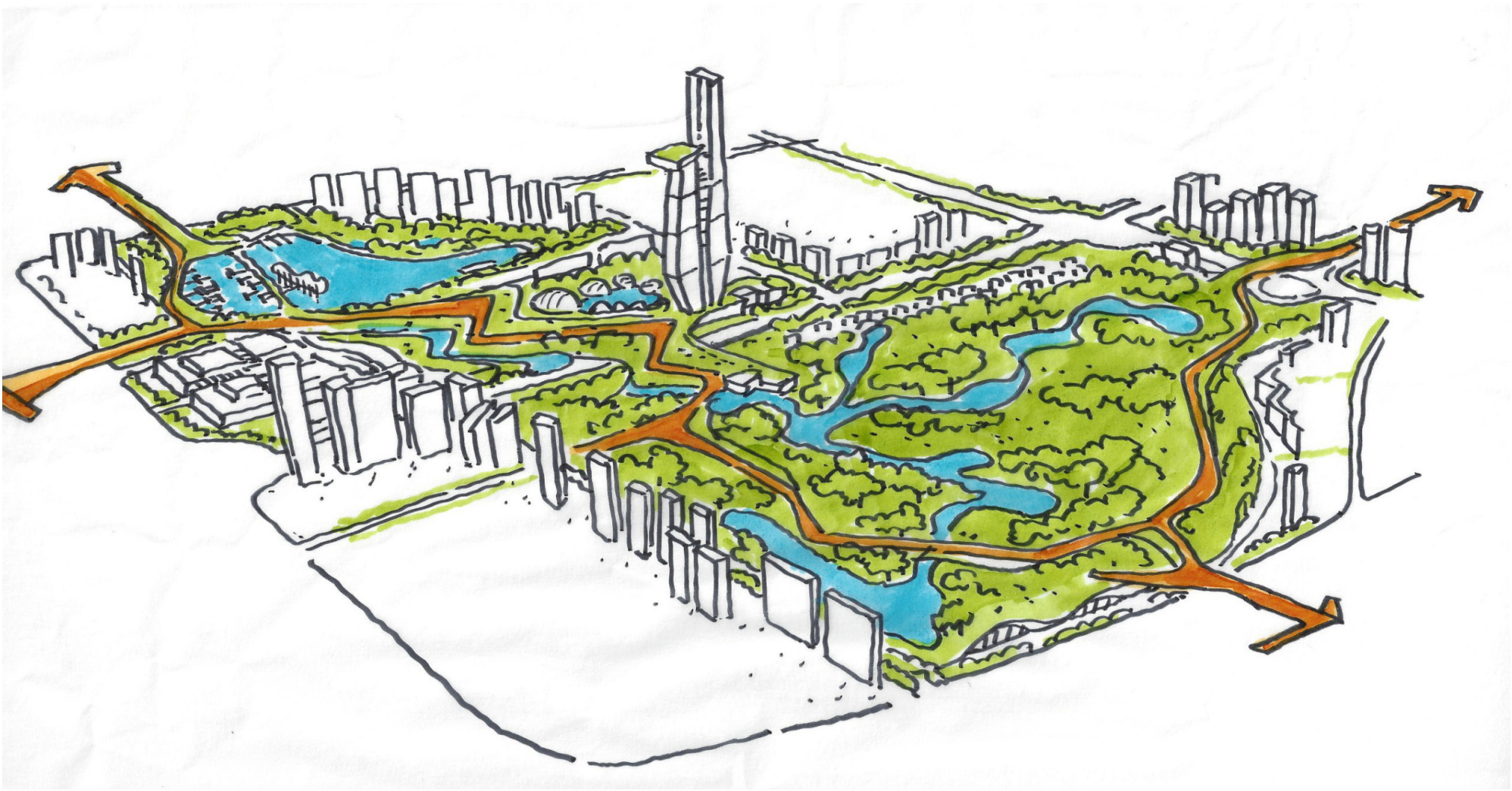
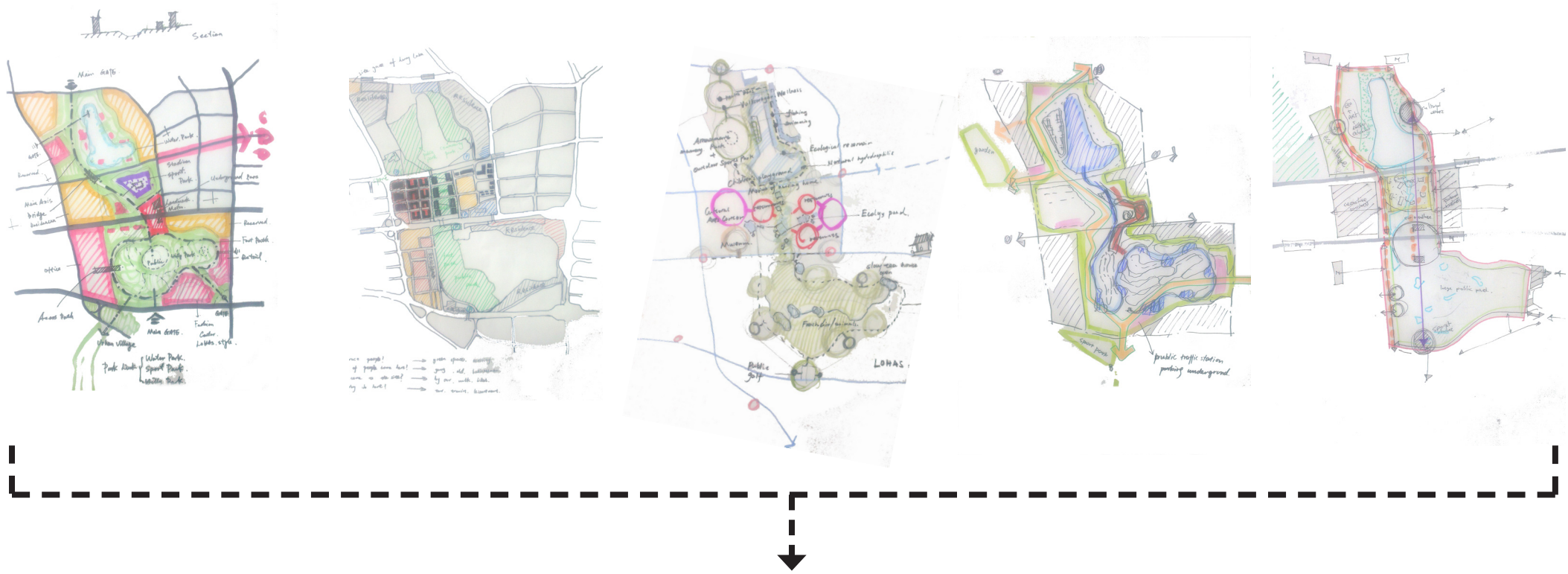
## << EVALUATION OF THE WORKING PROCESS

The Focus on the topic of ‘Return’ originates from the first brainstorm session of the group on day 2 of the workshop. The group agreed that the overall goal for the site should be to return more people money and also water to the site, accordingly 3 keywords ‘memory’ ‘integration’ and were selected to give a more precise direction to the strategy.

Using the method of a competitive design workshop, each individual created a personal strategic drawing for the site to generate as many ideas as possible. (see the 5 plans on page 27)

The second step was to come to an agreement, which plan should be chosen as the main plan and which elements of the other plans could strenghten the “motherplan” (see the final birdseye view on page 27)

在工作营的第二天我们确定了“回归”的主题，同时明确了实现人、钱、水回归的目标和记忆、整合、乐活的战略。通过工作营的竞赛，每个人都针对香蜜湖产生了许多有价值的想法，在接下来的工作中，我们不断深入想法、完善总图。





感知深圳风TOUCH SHENZHEN STYLE





# TOUCH SHENZHEN STYLE

**GROUP 2**  
**Brechtje Spreeuwers, Yang Jun, Zhang Yuqi,**  
**Wang Shuguang, Gong Zhiyuan**



**In the future, what will Shenzhen mean to the world?**

Shenzhen  
Spirits

Shenzhen  
Speed

Shenzhen  
Style

深圳，中国南部滨海城市，位于珠江口东岸，与香港一河之隔，是中国的第一个经济特区，中国改革开放的窗口，中国对外交往的重要国际门户。经过三十多年的迅速发展，从默默无闻的一个边陲小渔村，已成为有相当影响力的国际化大都市，创造了举世瞩目的“深圳精神”和“深圳速度”。

但是不可避免的，过度依靠资源消耗的高速增长也导致了环境污染、资源枯竭以及一系列民生问题。因此，我们希望将香蜜湖地区的“在成市”研究，作为深圳城市化新进程的最佳实验场之一，我们有责任去探讨一种新的发展模式，一种将经济发展与社会环境、自然生态更为平衡的以公平、活力为主导的新生活方式——“深圳Style”。

Shenzhen is the first special economic zone of China and located on the east coast of the Pearl River Delta. Because of its successes and economic growth, the city plays an important role in the international recognition of Chinese reform and opening up policies over the past years. In the past thirty years, Shenzhen has grown from a remote fishing village to a worldwide known megacity. Currently, both tourists as inhabitants talk about this very special ‘Shenzhen Spirit’ and ‘Shenzhen Speed’.

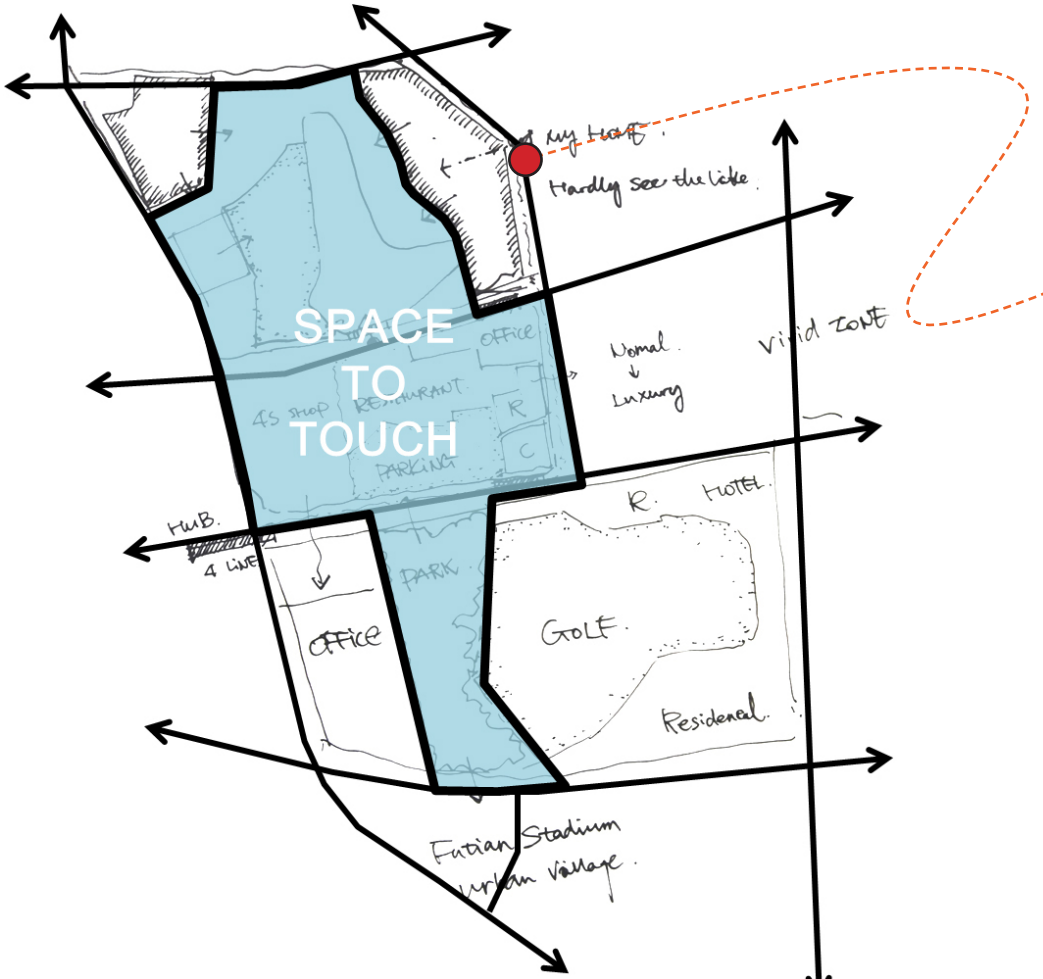
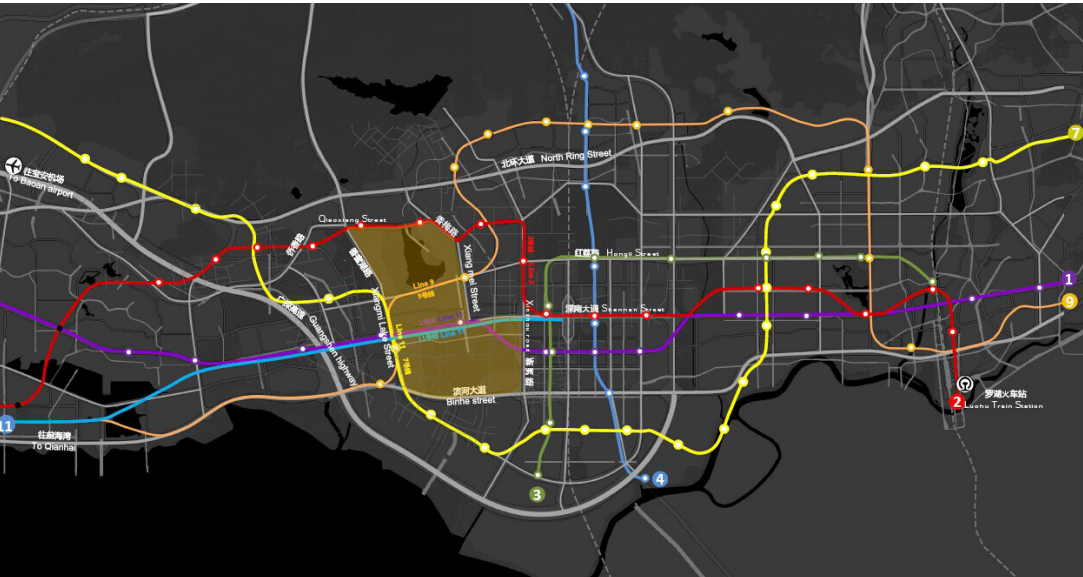
However, the rapid growth also came with a downside: excessive resource consumption has led to problems of environmental pollution. Therefore, like the title of the workshop suggests ‘City Revitalization’ for the Xiangmi Lake Area, we want to find a revitalized development model that builds a city with equity and vitality. In this area people can enjoy the lifestyle of the future green Shenzhen: “Shenzhen Style”



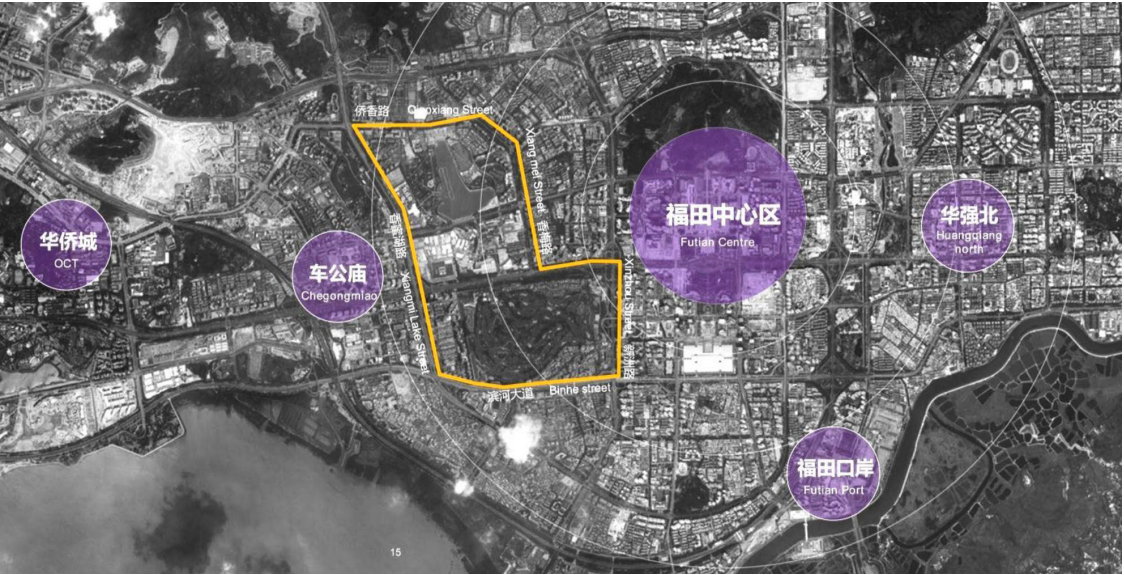
Discover Xiangmi Lake Area

香蜜湖地区是深圳城市最早建设区域之一，其扮演的城市职能也随深圳城市发展不断变化。它曾是中国著名的主题游乐园，处于城市发展边缘，随着深圳城市化进程，围绕香蜜湖开始了一系列的城市开发建设，逐渐被临时性经营的汽车销售、餐饮业与度假村等功能所取代。如今发展的困惑也是深圳未来发展面临的挑战。

Like the rapid development of Shenzhen, the function of the Xiangmi Lake Area has also been changing continuously. Serving as one of the earliest urban developments it went through different stages that now blur a clear vision for the future of the area. So how to deal with the reminiscences of a theme park at the fringe of the urban core and the cluttering of different functions like restaurants, car sales and other services that is occupying the space now?



- In the center of the city
- Surrounded by five railway lines
- Blue & green structures
- With history
- High land value
- Redevelopment opportunities
- -----



A PLACE FOR THE WORLD TO TOUCH  
THE SHENZHEN STYLE!



根据现状资源条件分析，香蜜湖地区虽然周边已被完整的城市住区和中心商务区以及车公庙商务区包围，原有的主题游乐功能衰落殆尽，但其依然是城市中心最大的开放空间之一，是深圳城市总体规划确定的城市开放空间廊道之一，承载山海景观通廊的重要功能。其中的深圳高尔夫球场，是中国第一个高尔夫球场，记录了重要的城市纪念意义。随着片区内规划的五条轨道线路逐步建成通车，交通区位条件大为改善，土地价值增长迅速，因此也加速了该片区的再开发与利用研究。

During the workshop each team presented their findings and thinking of subthemes to other members of the workshop. This not only allowed the participants to get to know each other but also helped the cross-fertilization of ideas. Besides researching general themes like ‘people’, ‘ecology’ and ‘buildings’ we also did a thorough site analysis and site visit.

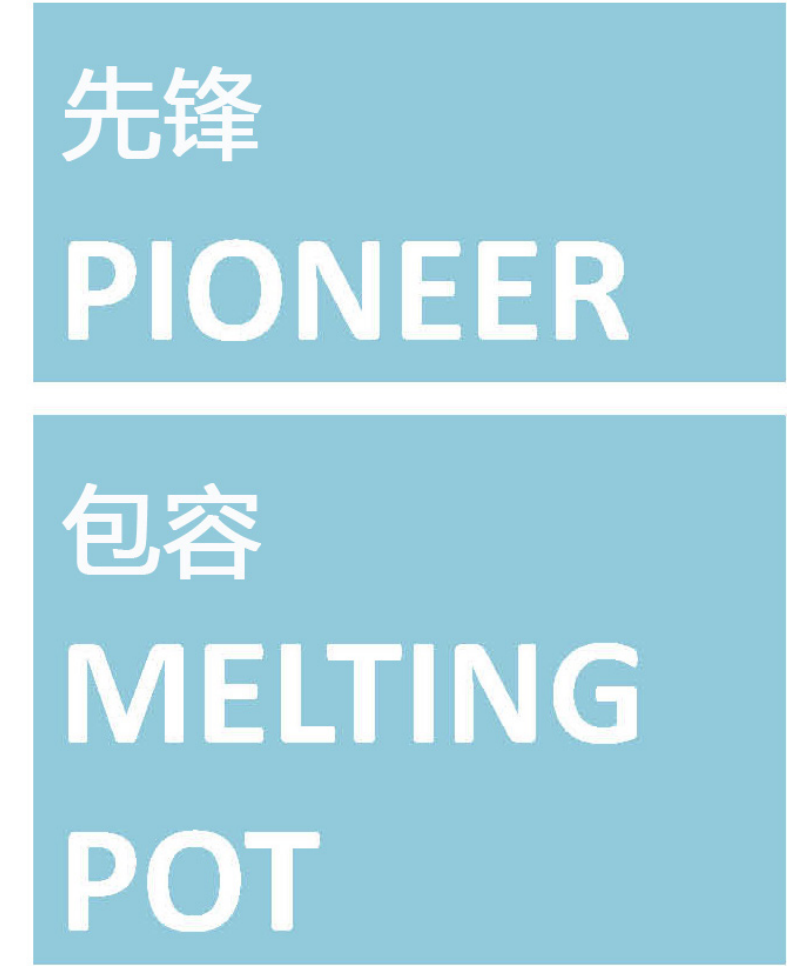


What is the Shenzhen style?

深圳是一座年轻城市，1000多万人口基本为外来人口，常住人口平均年龄仅29岁，这造就了深圳包容开放、创意活力的独特城市氛围，也孕育出多样化的城市空间。规划期望在香蜜湖地区为人们构建一个全新的生活体验方式，感受深圳独特的城市魅力。但什么样的生活方式才是能够体现深圳所独有的城市性格呢？我们认为核心有两点，“先锋”与“包容”。

Shenzhen is a young city with a young population. The average age of its population is just 29 years old. This aspect gives the city a unique atmosphere where openness, creativity and vitality are prominent features that can be found on the streets. We want to capture these elements of the Shenzhen lifestyle around the Xiangmi Lake area. As the two most striking elements of this Shenzhen lifestyle we think that is best described by the words ‘pioneer’ and ‘melting pot’.

“先锋”是一种精神，一种体现了深圳敢为人先，积极进取，勇于开拓创新的精神；  
“Pioneer” is a spirit. A spirit that includes positivity, enterprising, pioneering and innovation.



A PIONEER way to build a city to TOUCH

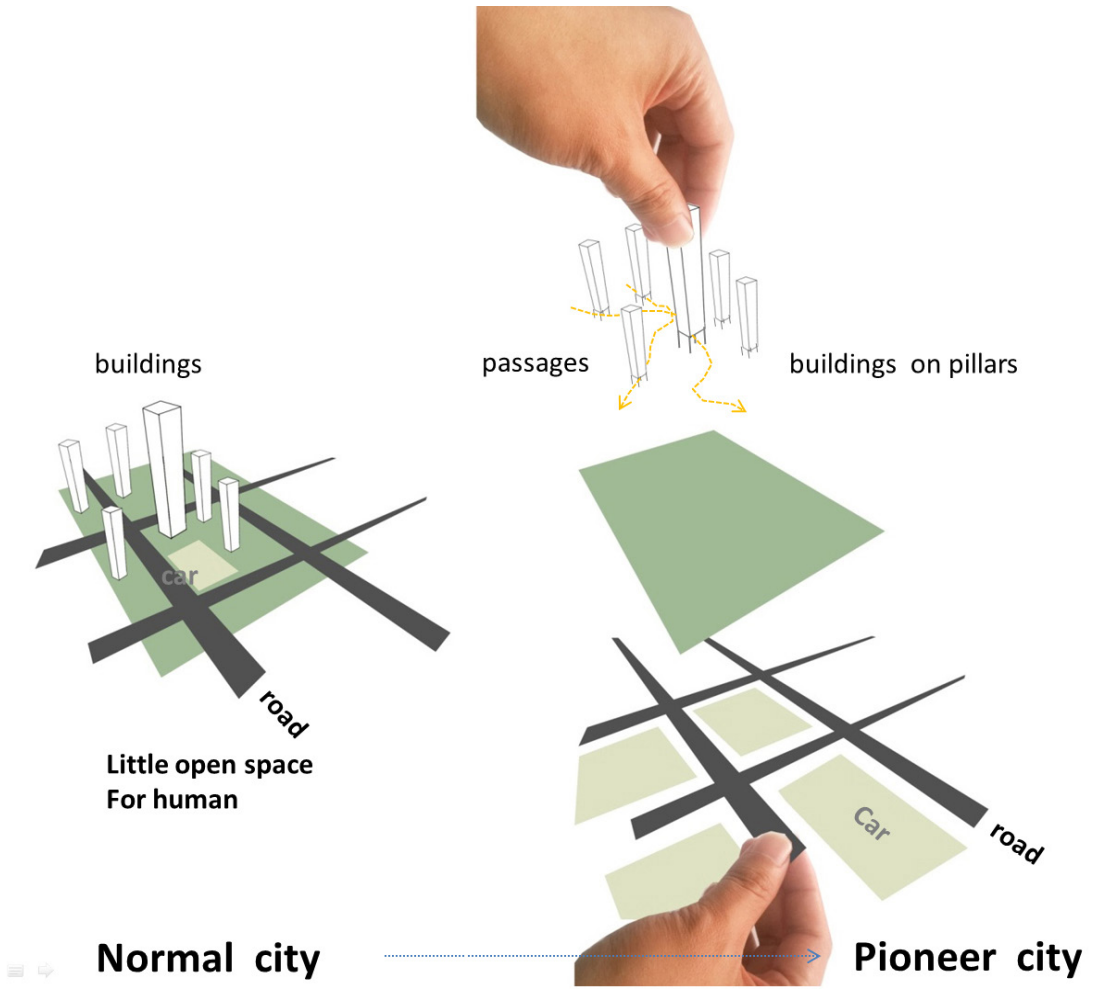
“包容”是一种态度，一种海纳百川，兼收并蓄，开放宽厚的城市风度与涵养，体现了人与人、人与自然、人与社会等方方面面的和谐相处。  
“Melting pot” is an attitude. An attitude were people with different ideas and background mix together in a harmonious way.

规划尝试保留该区域的开放空间属性，通过多地面系统的建设，把最大化的活动空间释放给城市。主要包括以下几个措施：

1、最大程度满足人们对于公共开放空间的需求。将原有城市道路交通、步行系统、开放空间、建筑物等在同一水平面上分离；

We set up a mixed use system to make this site more open and active. The plan includes the following aspects about what we should do to build a better working part of the city of the future:

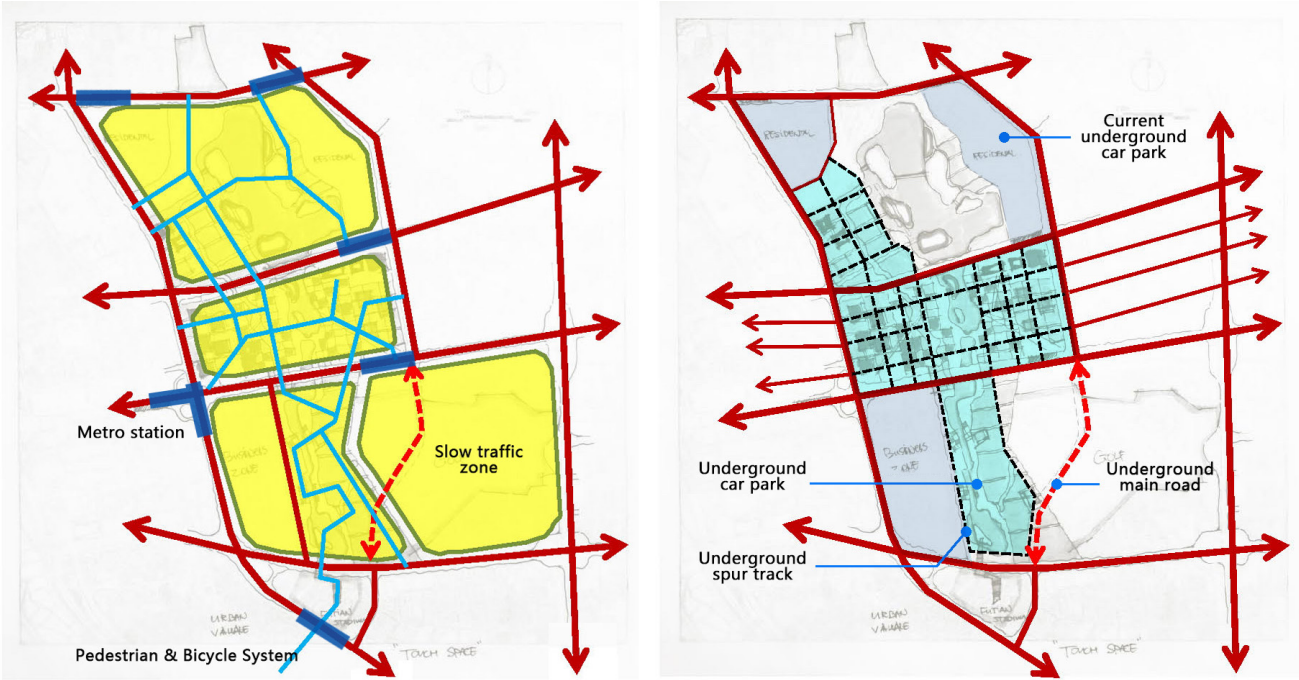
1. A need for open space for people.



A PIONEER way to build a city to TOUCH

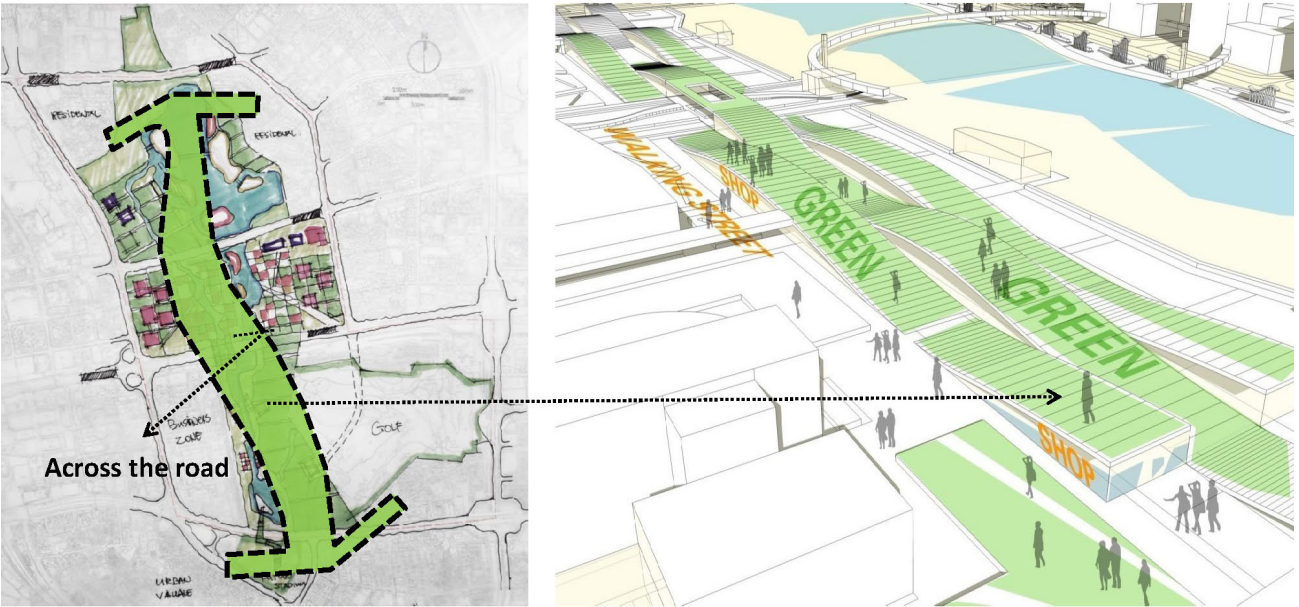
2、区域交通上增加一条联系沙嘴路和香梅路的地下次干道，提高交通可达性；主要内部车行交通纳入地下空间，使地面形成完整的步行空间环境；

2.Sunken road and car-free zones: lead car traffic to underground spaces.

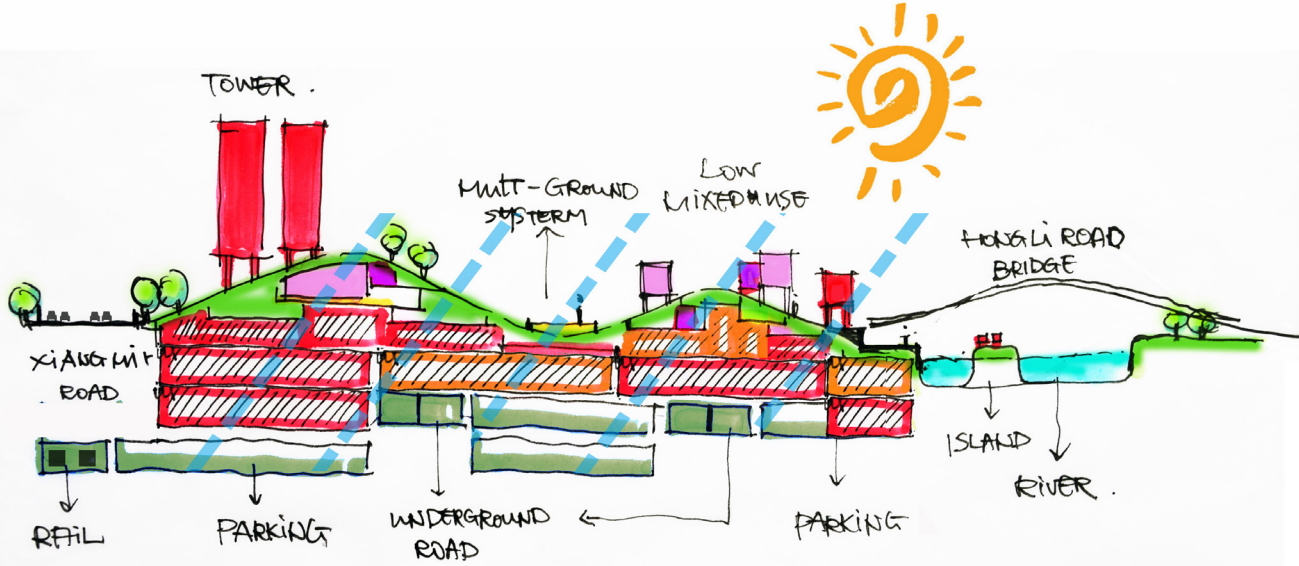


On the ground

Under the ground



A continuous green roof



3、地面的低层建筑采用底层高密度形式，屋顶覆土，形成连贯的地面与屋顶互动的慢行系统；通过连续的绿化屋顶，形成跨越城市主要干道，联系南北区的重要廊道；

3. Green roof is integrated in building: people will always walk in the green.

4、靠近轨道枢纽站点周边强化地下空间开发，提高地下空间利用的舒适性与自然性；并适当引导高层建筑建设，通过架空建设方式释放出地面活动空间，真正形成完整的立体化的多地面系统。

4. An underground city: people can enjoy both worlds.

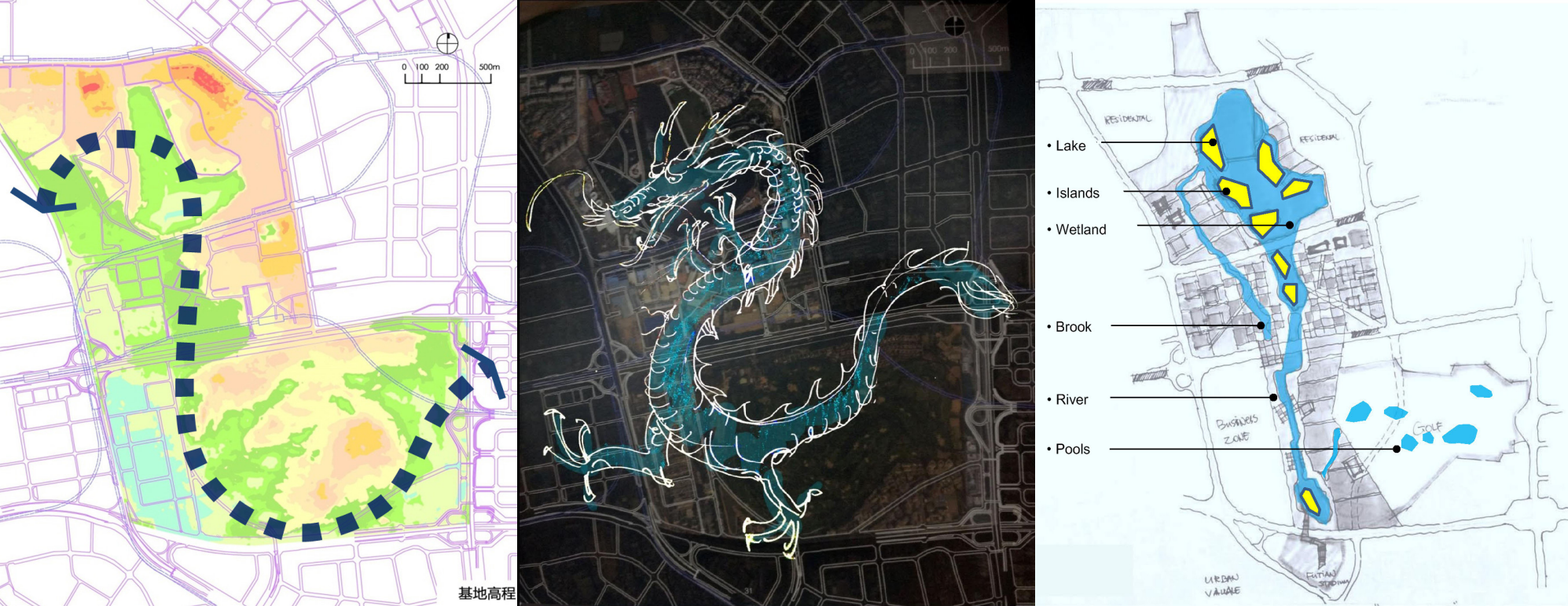




概念规划结构图  
Stucture plan concept

概念规划总平面图  
Mastr plan concept

# Water forms our MELTING POT

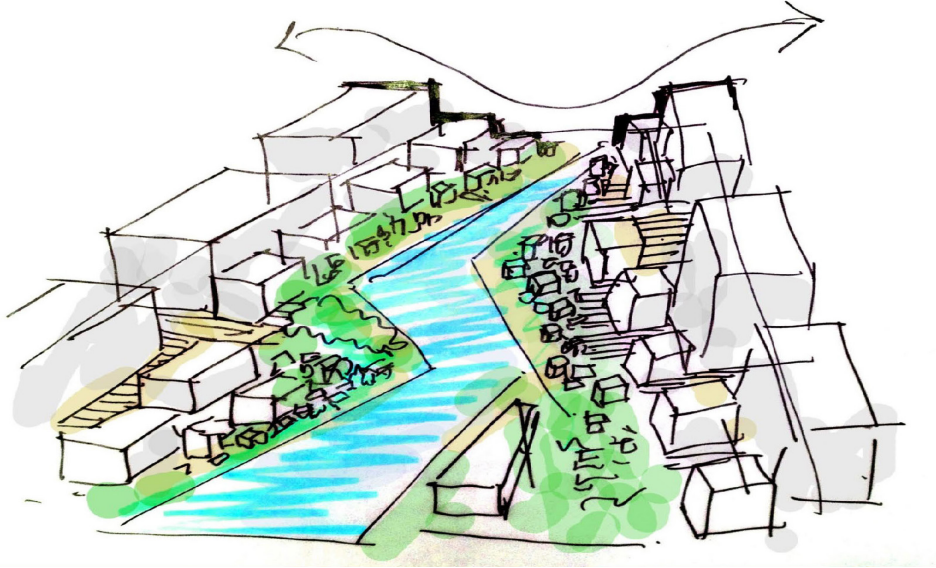


《老子》有云：上善若水，水善利万物而不争。水，是自然界最懂得包容的事物，水容万物万物生；香蜜湖的水，也是规划场地中最为核心的元素。规划研究主要包括以下几个方面：

An old Chinese saying describes water as the element that can coexist will all other elements without competing with them. In our plan for Xiangmi Lake area water is therefore the most important element. Water is also the perfect symbol for the Shenzhen lifestyle 'Pioneer' and 'Melting Pot'. Water often find new ways to flow through and at the same time accept everything that floats with it. Our research mainly includes the following aspects:

1、根据场地高程分析，规划建议打破水库封闭僵硬的消极岸线，恢复历史上的流域水系，通过场地环境重塑，再现龙形水系特征，形成湖、河、溪、池、湿地、岛群等不同形态意向，提高该区域水岸空间的趣味性、可达性和亲水性。

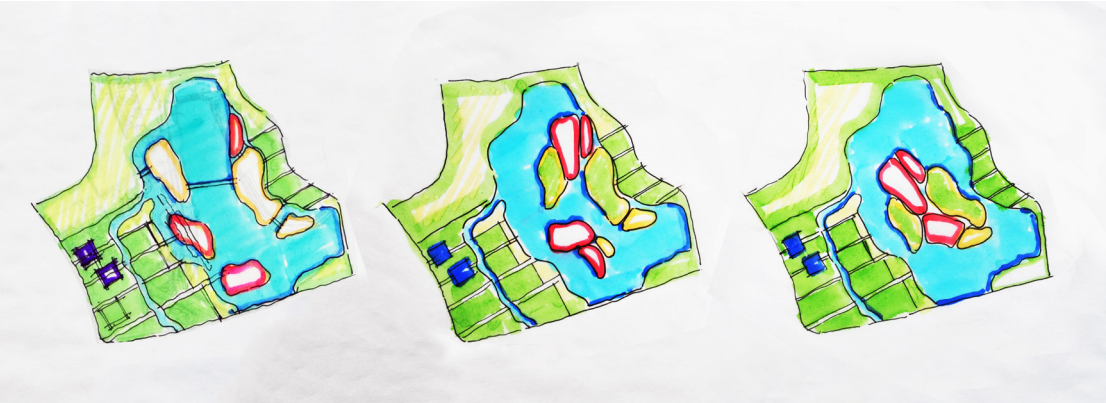
1.Accoding to the analysis of elevation,we plan to resharp the lakeshore and recover the river system in order to make the waterfront region more interesting , accessible and healthy.We organize different kinds of water bodies in the site such as lake,river,brook,pools,wetland and islands.



2、规划街区建筑滨水而筑，整体尺度以河道为中心，向两侧逐渐小尺度的低层建筑向大尺度的高层建筑过渡，形成一个“生态绿谷”的意向，成为人类与动物和谐共生的重要活动廊道。

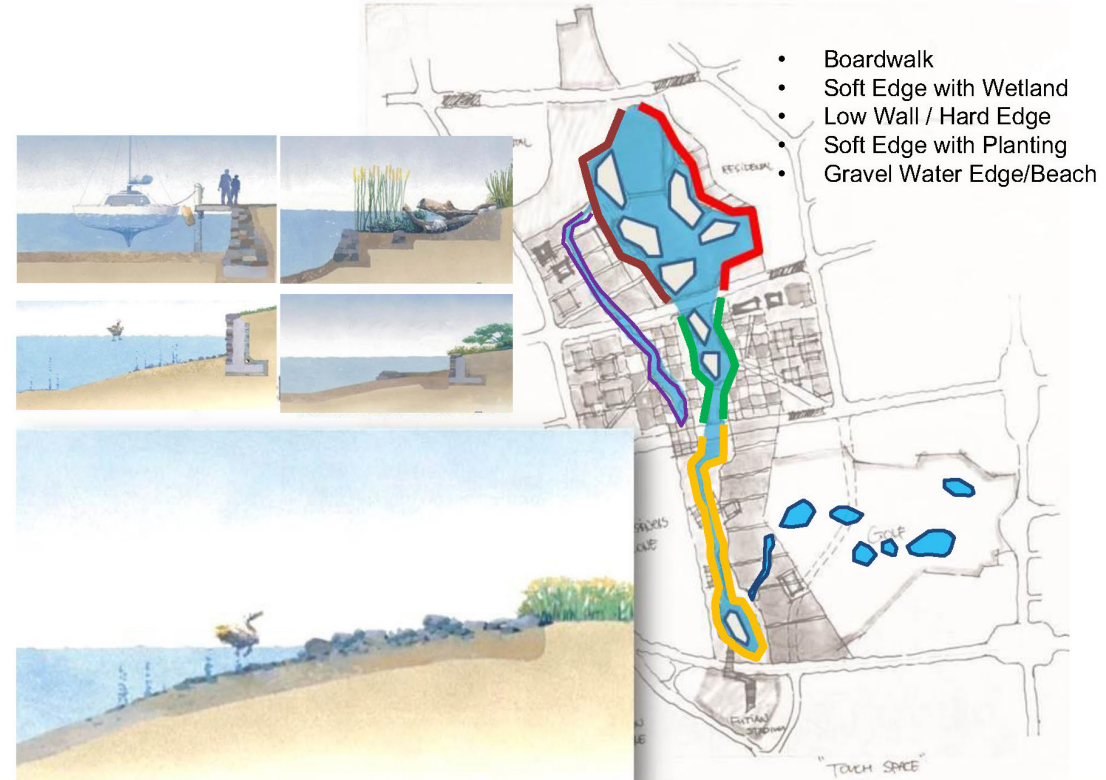
The city will be built along the river with different sizes of buildings from small to large and from low to high. The city will become a green valley for both humans and animals.





3、通过高科技手段，极富想象力的在香蜜湖中形成可移动的文化艺术创意岛群。根据不同的时间、功能、活动需要，灵活的调整岛群规模与形态，突出片区独特的先锋属性。

3. Xiangmi lake as a pioneer city should use innovative ways of making cities. Therefore we propose to build a group of movable islands in the lake. The sizes and uses of the islands can change according to different needs. Moreover, we envision culture and arts events to take place on these islands.



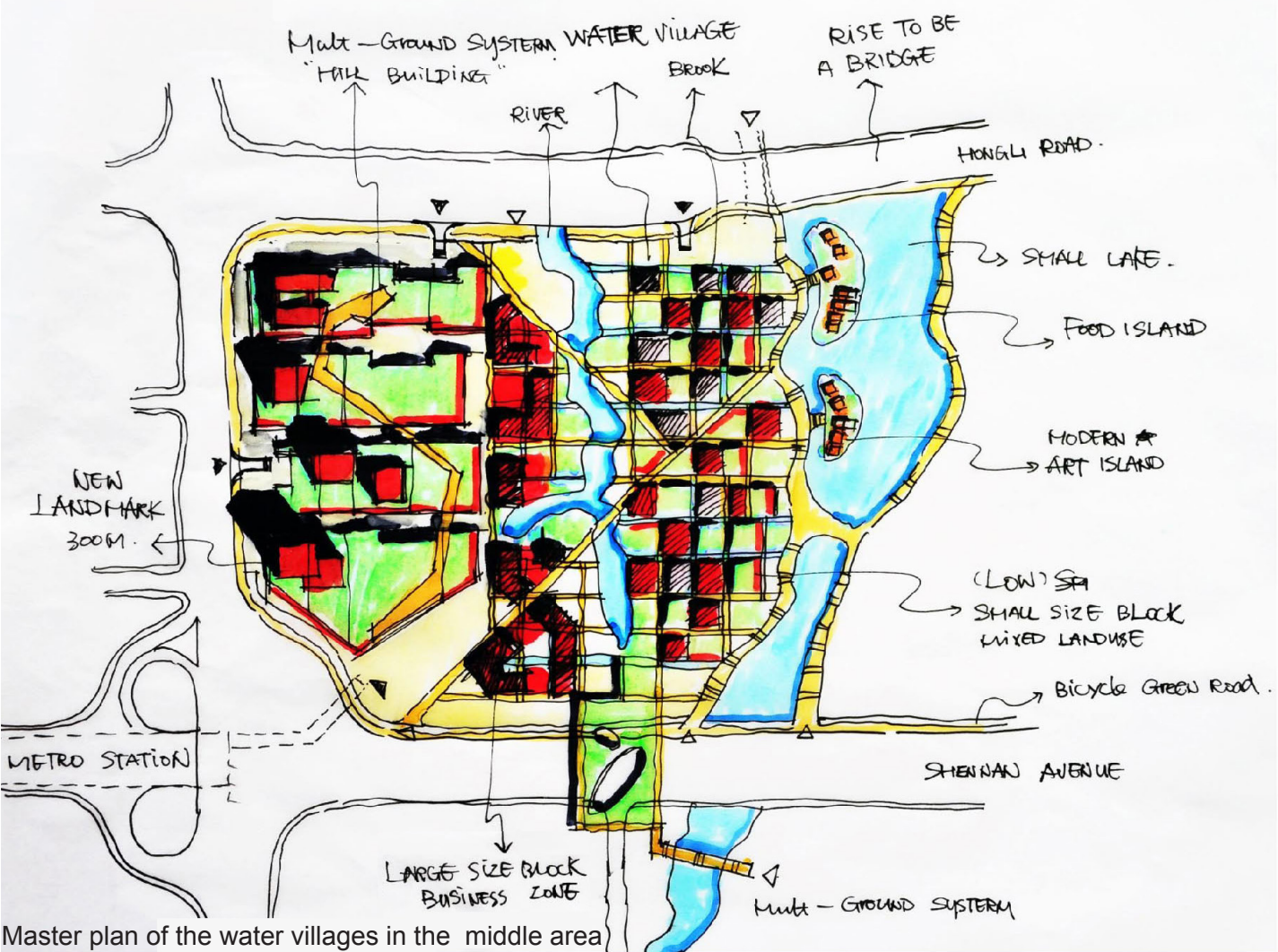
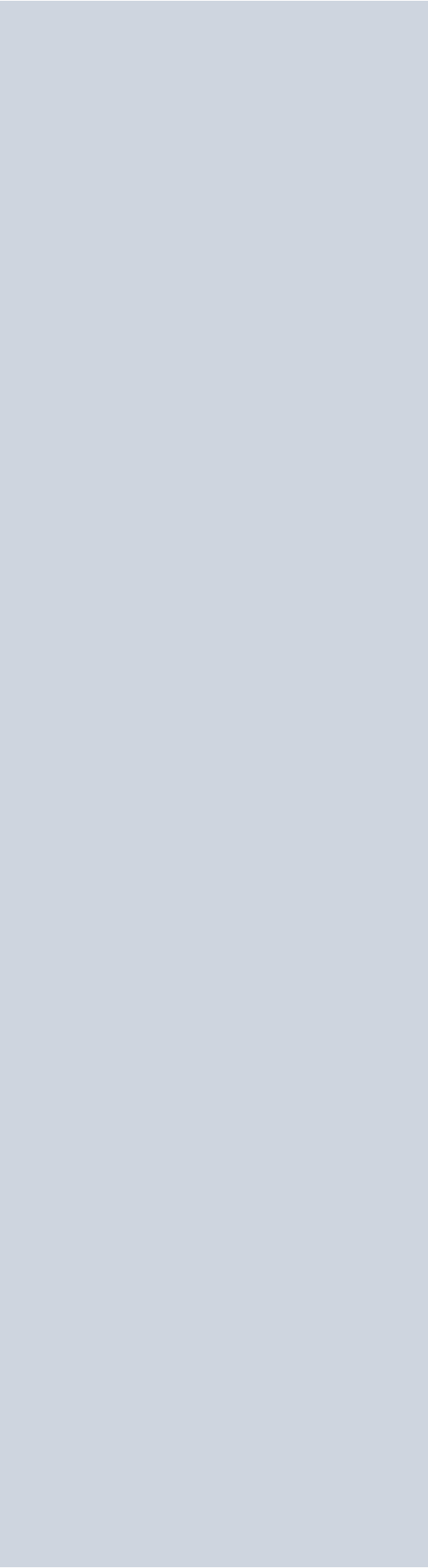
4、根据不同的水体形态与区位特征，形成滨水栈道、软质湿地生态岸线、硬质亲水活动岸线、软质植被活动岸线、硬质砾石防护岸线等堤岸形式。

4. Because we have different water bodies, there will also be different kind of water edges. We will offer soft edges with wetlands and planting, but also active hard edges with gravel.



5、通过不同功能属性的岸线利用，使人们在规划区内可以方便的感受到各类不同的代表深圳特有的文化、经济、休闲、艺术、生态环境等的场所与活动。

5. On these edges different use like commerce, leisure, arts, education and many kinds of interesting events can be placed.

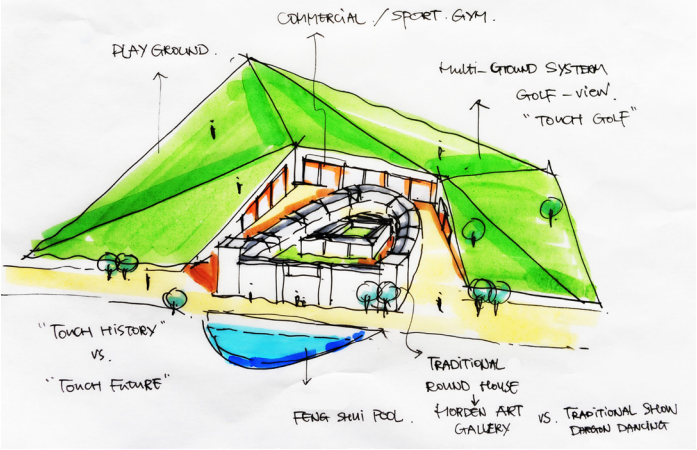


6、规划沿河道、溪流设置不同尺度的街道空间，形成丰富的水上村落步行体验环境，并引入各层次体验活动，为人们的无限创意提供自由发挥的空间场所，使城市充满活力。深圳作为世界设计之都，未来城市发展必须鼓励和激发创意活力。

7、此外，尽管深圳是一座非常年轻的城市，但城市必须基于现有的环境条件而生长，今天城市发展过程就是明天的历史。规划期望通过局部地区的城市特色肌理再造与传统元素融合，促使历史可以在城市日新月异的变化中不断传承。

6. Our city will be water city that has a pleasant feeling. Different sizes of buildings bring human scale to the area and rivers flowing through the city bring the urban quality that Shenzhen is looking for. The city will be filled with energy and creativity.

7. Although Shenzhen is a very young city, it already has a history. Therefore we would like to mix new urban developments with local characteristics and existing situations. In this way we can praise and relive the rapid and amazing history of Shenzhen.





# But who are the most important for us?

我们最关心的是什么？答案毫无疑问是以人为本。我们希望香蜜湖的未来是一个任何人、任何时间都能在其中享受其理解的深圳生活的地方。

正如我们任务书中的价值愿景:我们希望城市以一种更加精明适宜的增长方式进行空间和社会两个层面的逐步更新，在土地高效利用、城市更新变化的同时，土地原有人及社会关系也能得到延续。

我们希望未来的城市是更加公平开放、包容共享的。城市空间尊重不同阶层及群体的真实需求，所有的个体能在城市中各得其所、各取所需。

我们希望城市拥有健康的环境。城市与自然和谐共存要求城市的可持续发展，人们享有城市现代生活的同时也需要享受大自然给予人类的福利。

But to us the most important thing of our plan are the people. We envision Xiangmi Lake to be a place open for everyone and anytime! We believe that our plan will bring smarter and more appropriate ways of urban growth and both spatial as social terms. We do not propose rapid growth, but a gradual regenerating process. In this way we can adapt to changing circumstances and use land efficiently over the years. We look forward to a more equal, inclusive and open city with urban spaces that respect the needs of different groups and individuals. We believe that healthy cities require people to live together with nature in a harmonious way. In our point of view a sustainable development is not only matter of building ecological buildings, but also to let people understand and therefore enjoy the nature.



# Welcome Everybody to TOUCH SHENZHEN STYLE



Wang Shuguang



Yang Jun



Brechtje Spreeuwers



Gong Zhiyuan



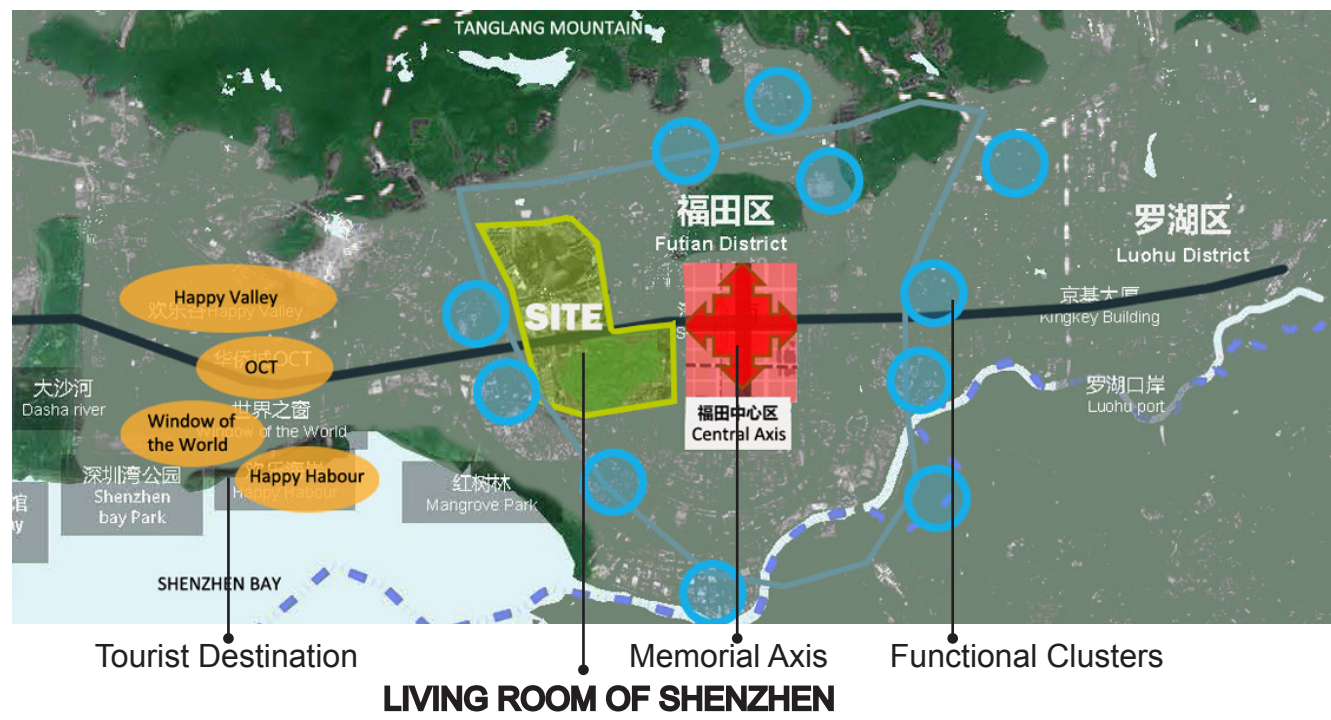
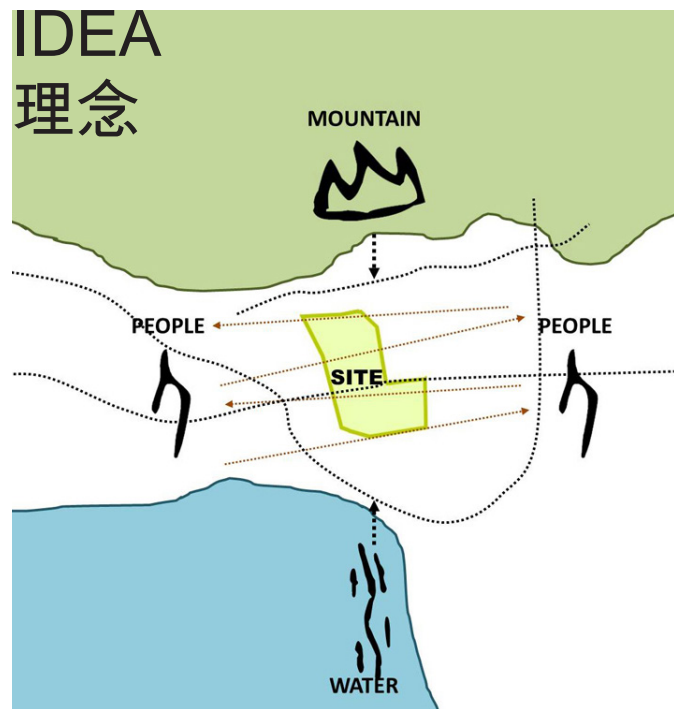
Zhang Yuqi



城市起居室  
LIVING ROOM @SHENZHEN

KUDINOV Sergei  
梁思思 LIANG Sisi  
刘迪 LIU Di  
杨子龙 YANG Zilong  
于光宇YU Guangyu





**CLEAN AIR**

**FAMILY**

**PETS**

**LIVING ROOM**

**PIANO**

**GARDEN**

**READING**

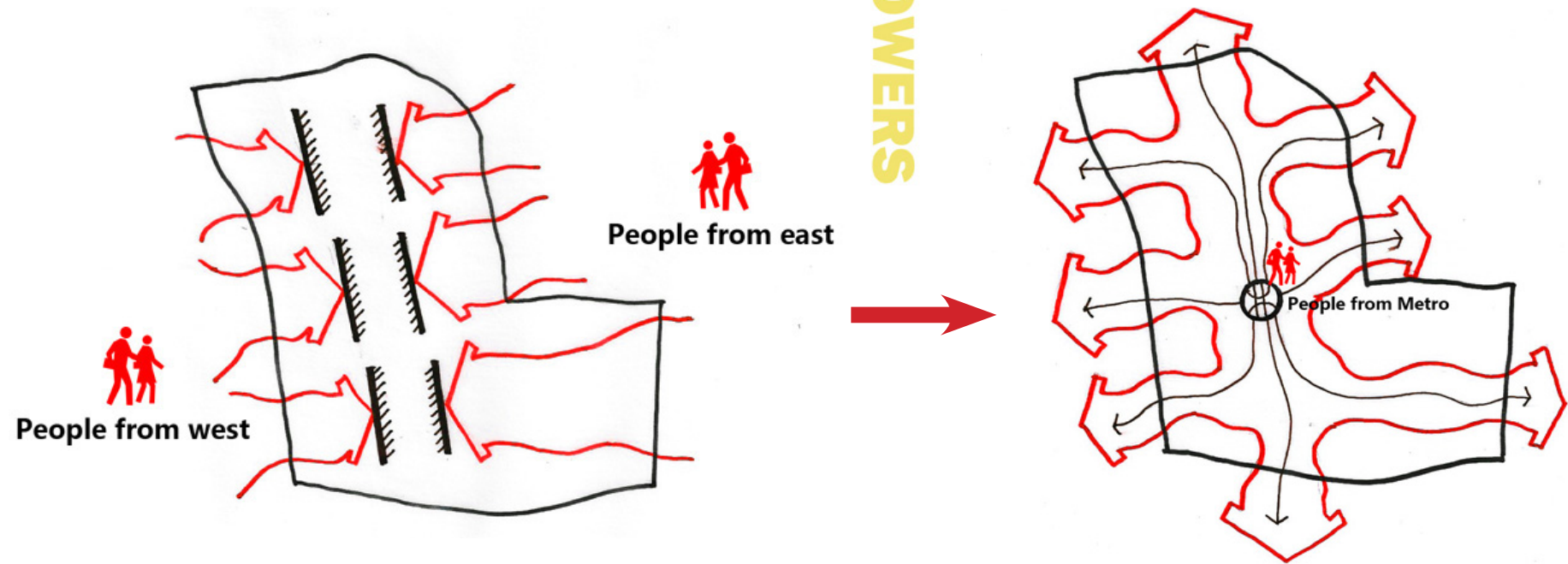
**SUNLIGHT**

**EXERCISE**

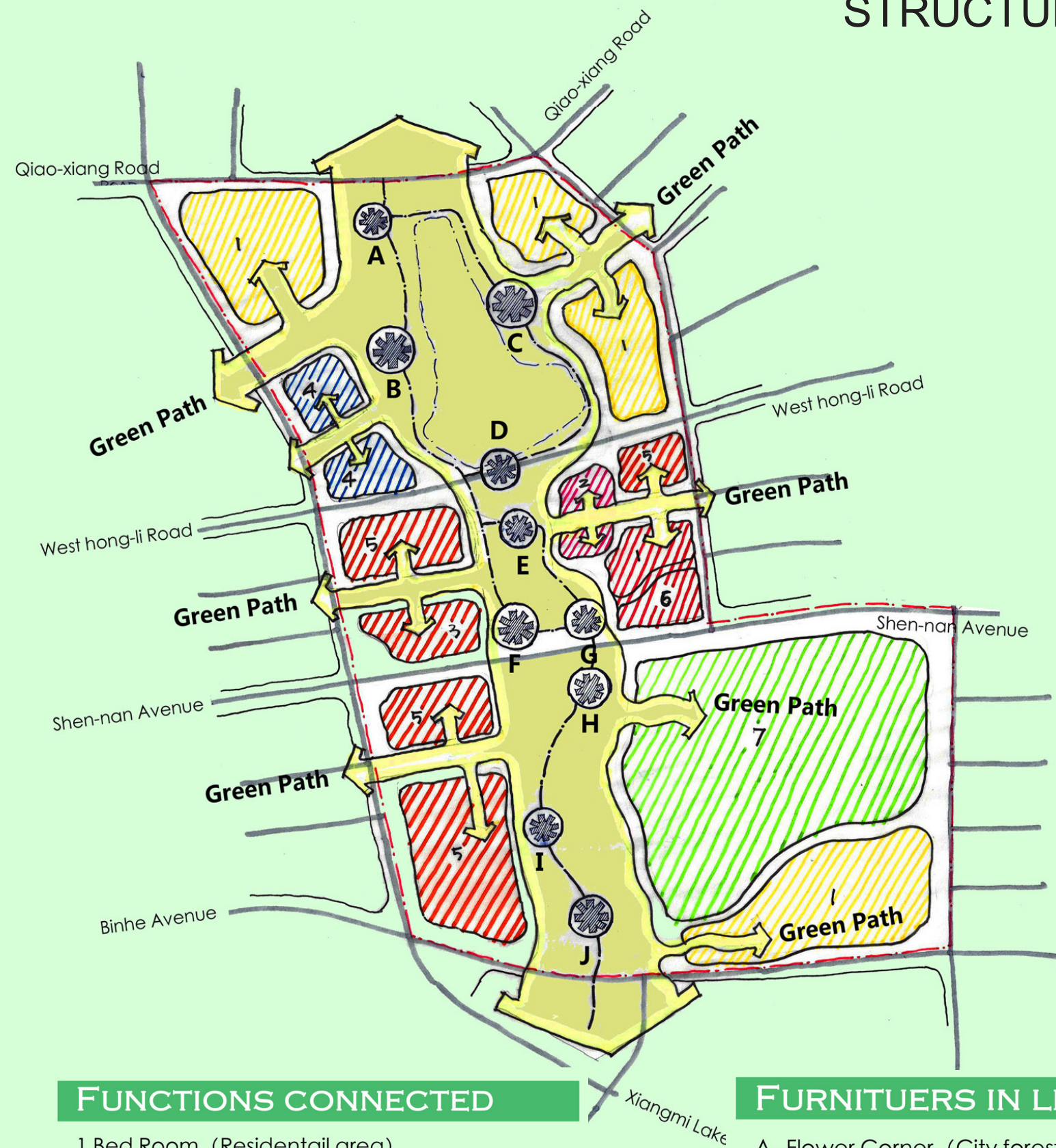
**CLOSE FRIEND**

**FLOWERS**

**MEMORY**



## STRUCTURAL VISION 规划结构



### FUNCTIONS CONNECTED

- 1 Bed Room (Residentail area)
- 2 Dinning Room
- 3 Lobby Room
- 4 Reading Room
- 5 Official Room
- 6 Entertainment Room
- 7 Backyard Garden

### FURNITUERS IN LIVING ROOM

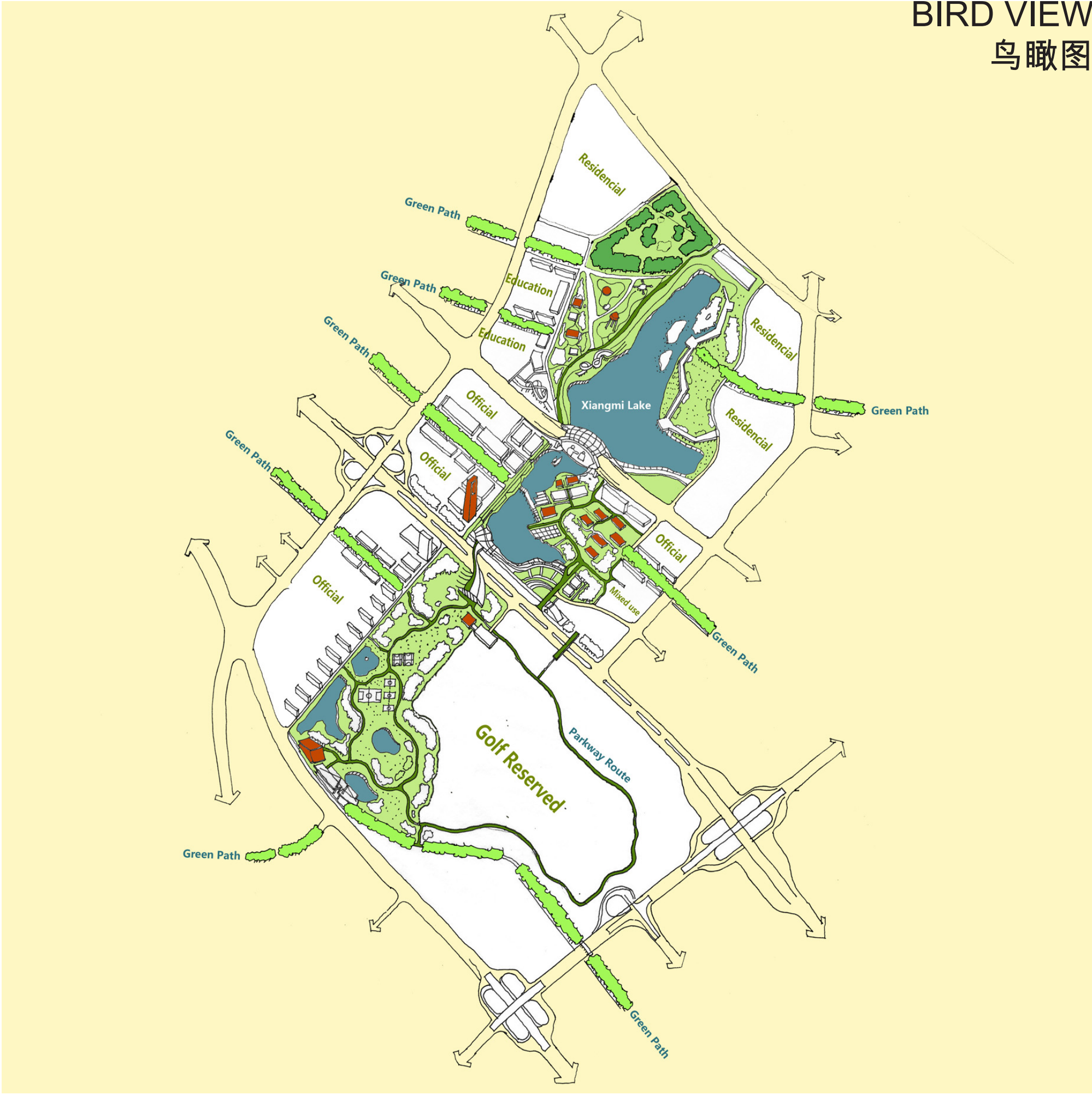
- A--Flower Corner (City forest)
- B--Family Corner (Play ground)
- C--Balcony (Plant Garden Filter)
- D--Movie Corner (Boat Cinema)
- E--Bookshelf Corner (Library)
- F--Leisure Corner (Citizen Park)
- G--Music Corner (Plaza)
- H--Body builder Corner (Gym station)
- I--Play Corner (Tennis court)



MASTER PLAN  
总平面图



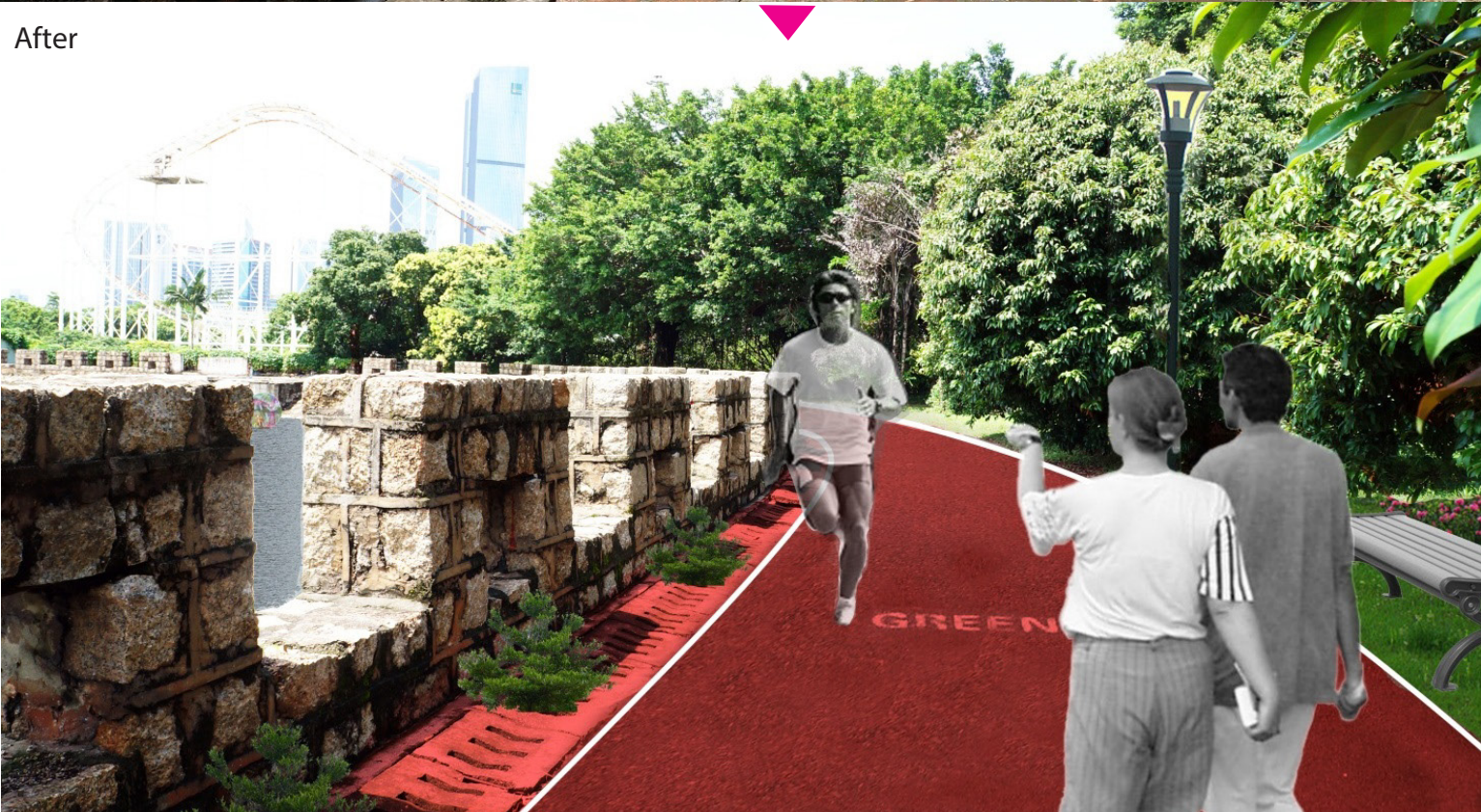
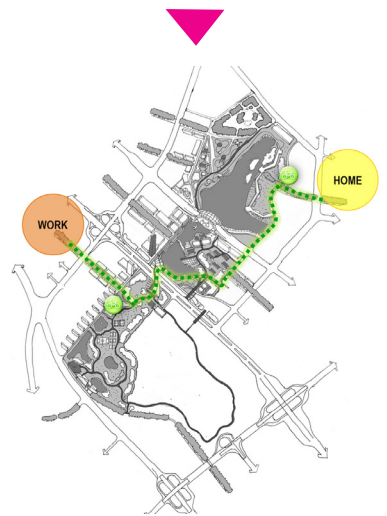
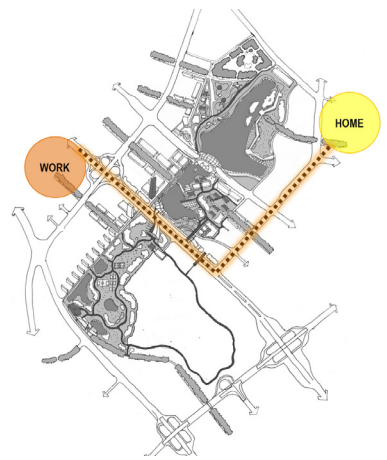
BIRD VIEW  
鸟瞰图







**Mr. LIU Di**  
**Age: 32**  
**Business Staff**  
Company at Chegong Temple Area  
Apartment at Northeast Neighborhood



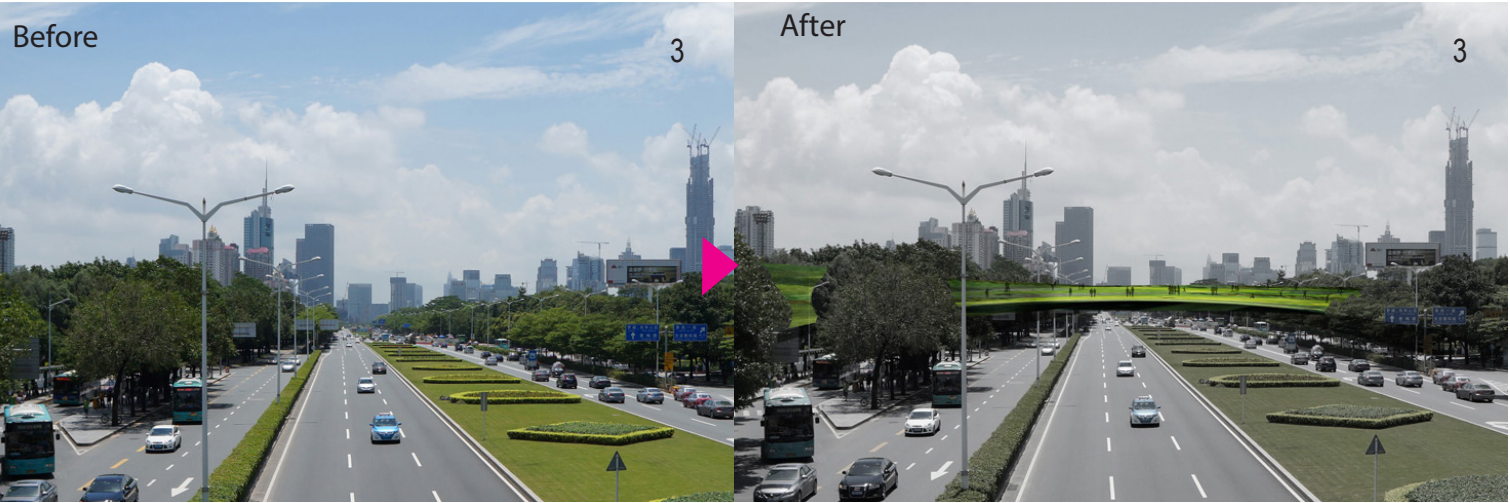
一直以来，跨越高架回家，忍受嘈杂。我知道周边就是五湖之一的香蜜湖，但是听说湖水很脏，废弃多年，杂草丛生，故从未去过。

但是现在一切都不一样了。白天，我骑单车沿着绿道上班，在香蜜湖东畔租、在景观桥下还，为绿色地球贡献一份力量。晚上，去美食天堂和朋友小酌，享受优美湖景，饭后悠闲散步回家。周末，我沿湖畔散步跑步健身，呼吸新鲜空气。最后，去迷你高尔夫广场的健身房冲澡，神清气爽去加班。

During the daytime, I go to work alone the greenway by bike, which I rent in the east bank of Xiangmi lake and return back under the landscape bridge. It seems I contribute my little effort to protect our blue planet. In the evening, I prefer to have some drinks with friends, enjoying the beautiful lake view, and wandering home leisurely later. On weekend, I like running and breathing fresh air alone the jogging path of the lake park. Finally I come to the mini golf square to have a shower, prepare to work later.



**Mr. YU Guangyu**  
**Age: 52**  
**Villager in Xiasha Village**



早就听说附近有一片高尔夫，可是我想都不敢想。平时去哪儿？香蜜湖太远太绕啦！倒是前面的大排档还不错，可是跨越大马路好辛苦！

但是现在一切都不一样了。我们附近开放了市民高尔夫，还是专业级的公司在维护呢，而且有了孩子们游泳的场所。从未看过那么美的草坡，那么多的球场，太高兴了，觉得生活顿时上了档次！噢对了，烧烤还在，而且更干净了，跨过景观桥就是，我们吹湖风，吃烤肉，别提多爽了！

But it is totally different! They make the golf square public, and employ professional maintain company, and also there is a swimming pool for kids. I have never seen such a beautiful lawn within lots of playground, if is amazing, I feel like I have a high grade lifestyle. Oh! Right, my favorite BBQ is still there, and the environment become more beautiful! I just go across the landscape bridge to get there, we eat there, we feel cool, and feel happy!





**Mr. Sergei KUDINOV**  
Age: 26  
Tourist. Student from Russia



我是一名来自俄罗斯的游客。  
听闻深圳有个美食天堂，果然名不虚传。更重要的是，这里给我的惊喜远远超过我的想象！我见到了松鼠、见到了鸭子、见到了鱼；我住在宾馆里每天早上被阳光和鸟叫唤醒。  
这是一个和深圳别的宏伟场所不同的地方，在这里，我看到了他们真正的生活。  
I come from Russia, I have heard that the Xiangmi lake area is a food paradise in Shenzhen, it really does not disappoint me. And what is more important, this place surprise me beyond my expectation. I saw the squirrels ducks and many kinds of fish. Every morning I wake up in the sunlight with the birdsong surrounding us. Different from some other fancy magnificent places in Shenzhen, here I see their real lives.



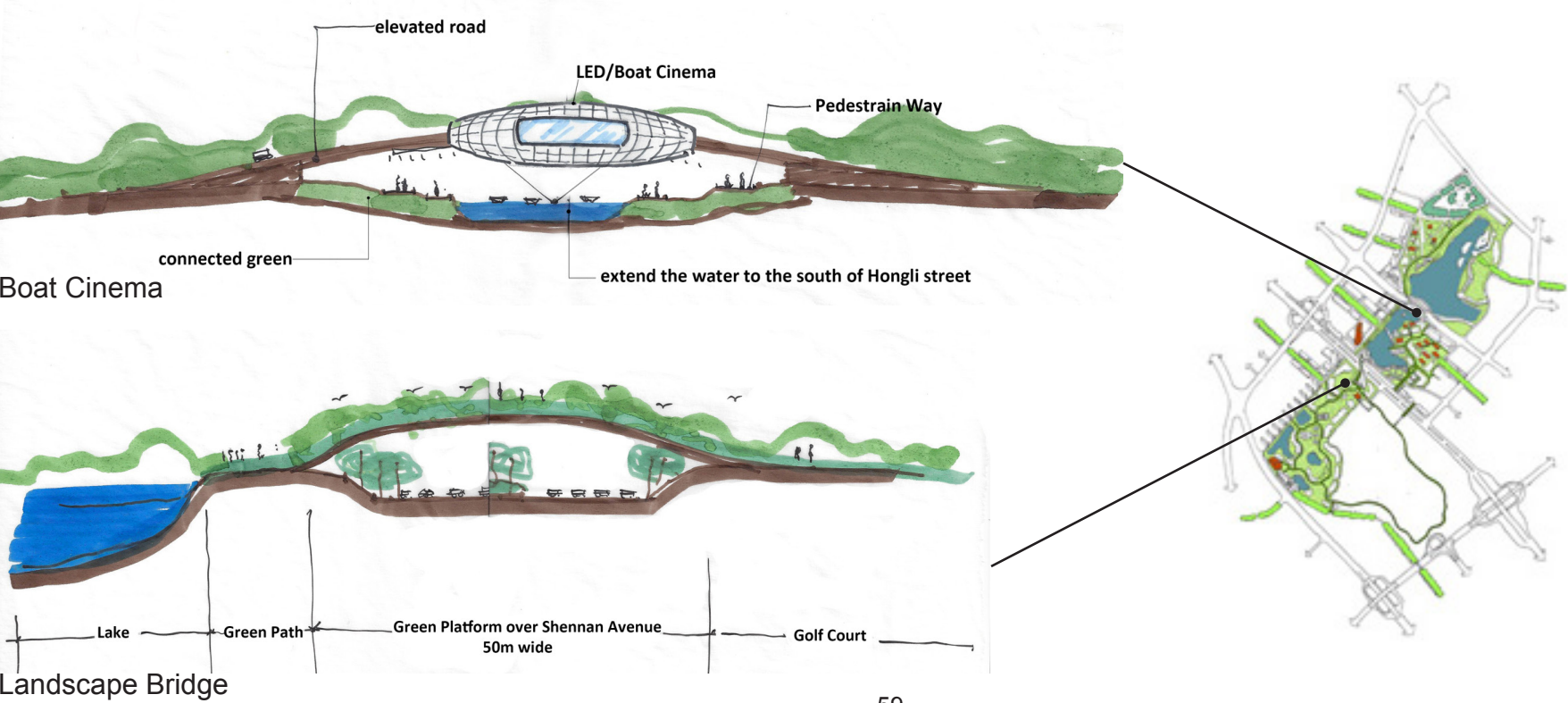
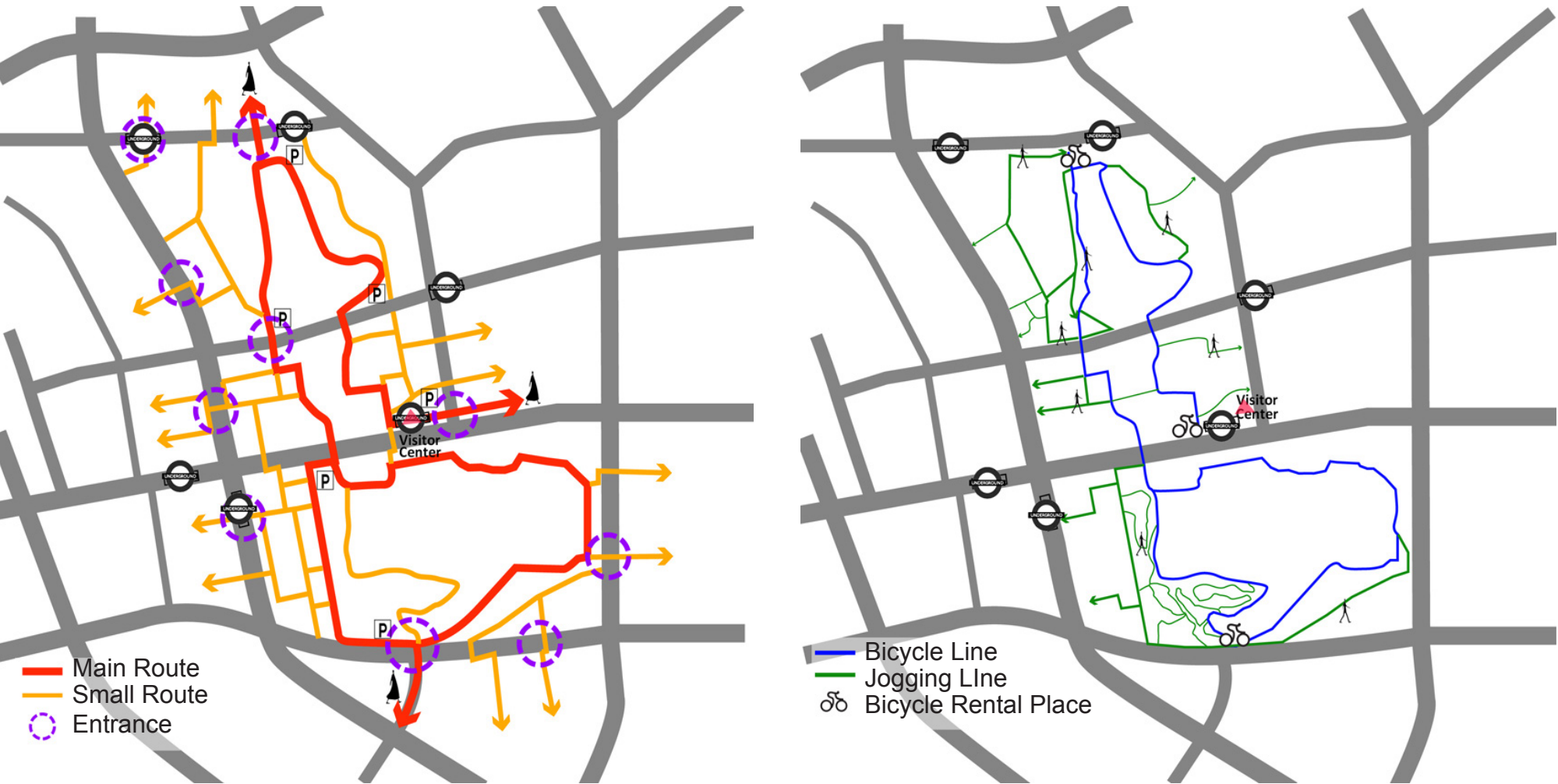
**Mr. YANG Zilong** (Age: 34)  
**Mrs. WANG Ziyu** (Age: 29)  
(Daughter: Age 4)



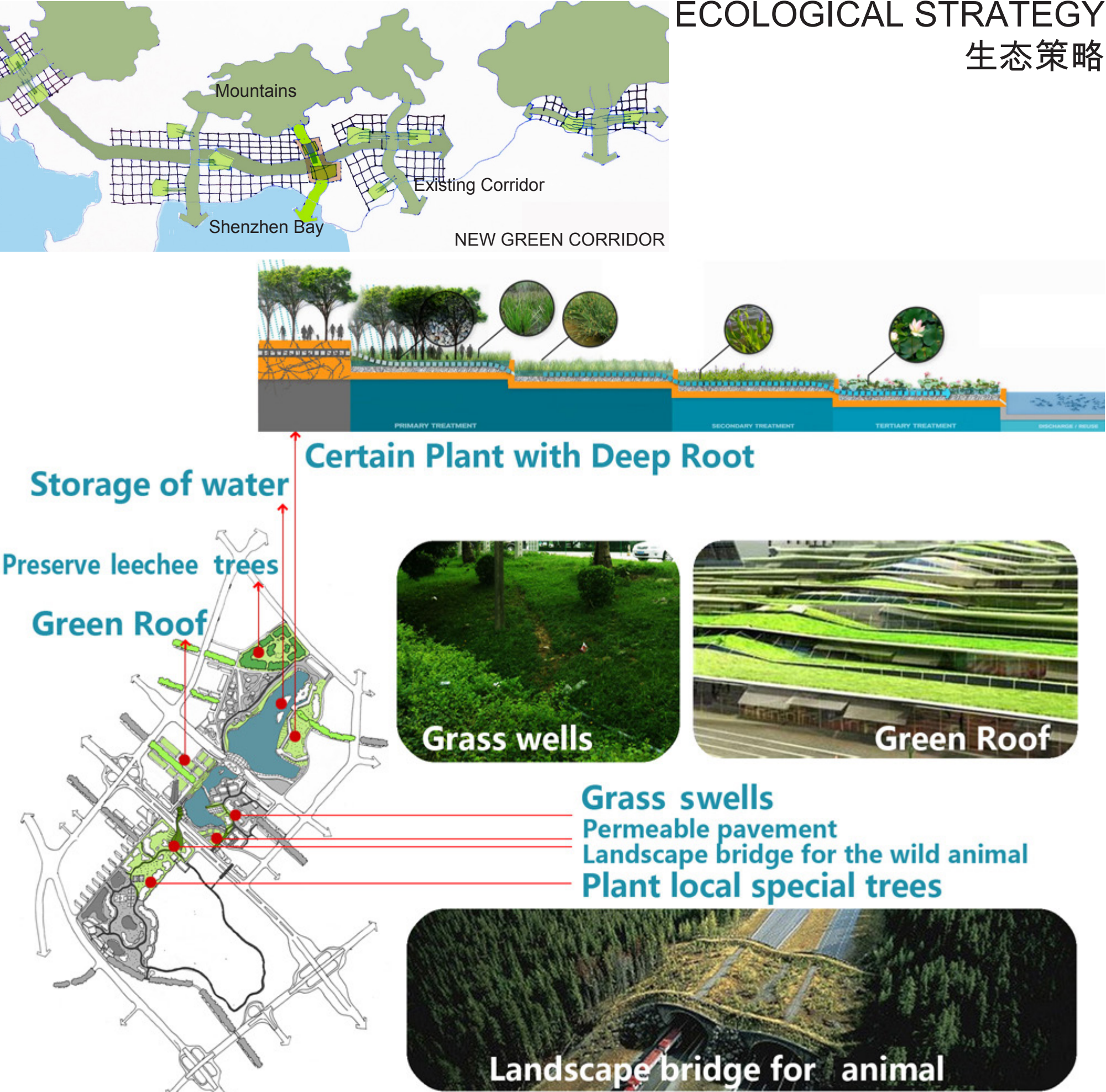
我们的生活愿景很简单：找一个有绿的地方，找一个我们可以享受绿的地方。我喜欢坐在这里，听着风声，读书、看展览、散步。我们的孩子喜欢这里，不管是采摘荔枝、露营、自己种菜、还是认识动物。  
这些游乐设施承载了我许多儿时的记忆，看到孩子和我以前一样又爱上这里，我不仅开心，而且感动。我欣喜看到这里的水重新恢复干净，我可以带着孩子玩水球、钓鱼、寻宝。  
Our vision for life is simple: to find a place with greenery, so we can enjoy the green life. I love the Xiangmi lake, we can listen to the sound of wind, read some book, watch the gallery, and walk in the park. Our kids loves here too. They can have various activities, like picking litchi fruit, camping, planting some vegetable for ourselves, and knowing some animals. There amusement facilities represent many childhood memory of mine, I am so touched to see that my kids indeed love here too. I am so pleased that the water became clean again, and I enjoy playing the zorbing, do fishing, and treasure with my daughter.



TRAFFIC ACCESSIBILITY  
交通可达性



ECOLOGICAL STRATEGY  
生态策略





香蜜开放平台XIANGMI OPEN PLATFORM



# 香蜜开放平台 OPEN PLATFORM

THE CONCEPT OF OPEN PLATFORM  
for the area of Xiangmi lake

开放大平台的理念  
为了香蜜湖地区

With numbers still to grow, China's urban population is changing its habits by more or less known patterns, but with speed of cycles of change and activities unknown to previous generations. This situation tends to make long-term urban plans obsolete by the time of implementation.

To conceptualize and design plan for Xiangmi area to be resilient as much as possible to upcoming unknown, we seek for solutions in the world of Web. It is a counterpart to the physical world and the difference is that it is unconstrained by physical limitations and it constantly upgrades its resilience to changing needs of society.

As a counterpart to the cities, Web social networks operate as platforms that provide service and support, but the content is up to the users to develop and run their own activities under the basic rules.

The very same principle of OPEN PLATFORM is implemented in the modus operandi of the Master Plan for Xiangmi lake area by providing necessary service and support to the end users that can build/demolish buildings and run activities within predefined limitations that allow enough space for innovation and dynamic change.

伴随着人口规模的不断增长，中国的城市居民正在改变着种种已被人所熟知的生活习惯，与此同时，许多新的、前辈人所不了解的活动或行为也伴随着快速的变化周期不断涌现。这种情形使得长期的城市规划成果在实施过程中渐渐失效。

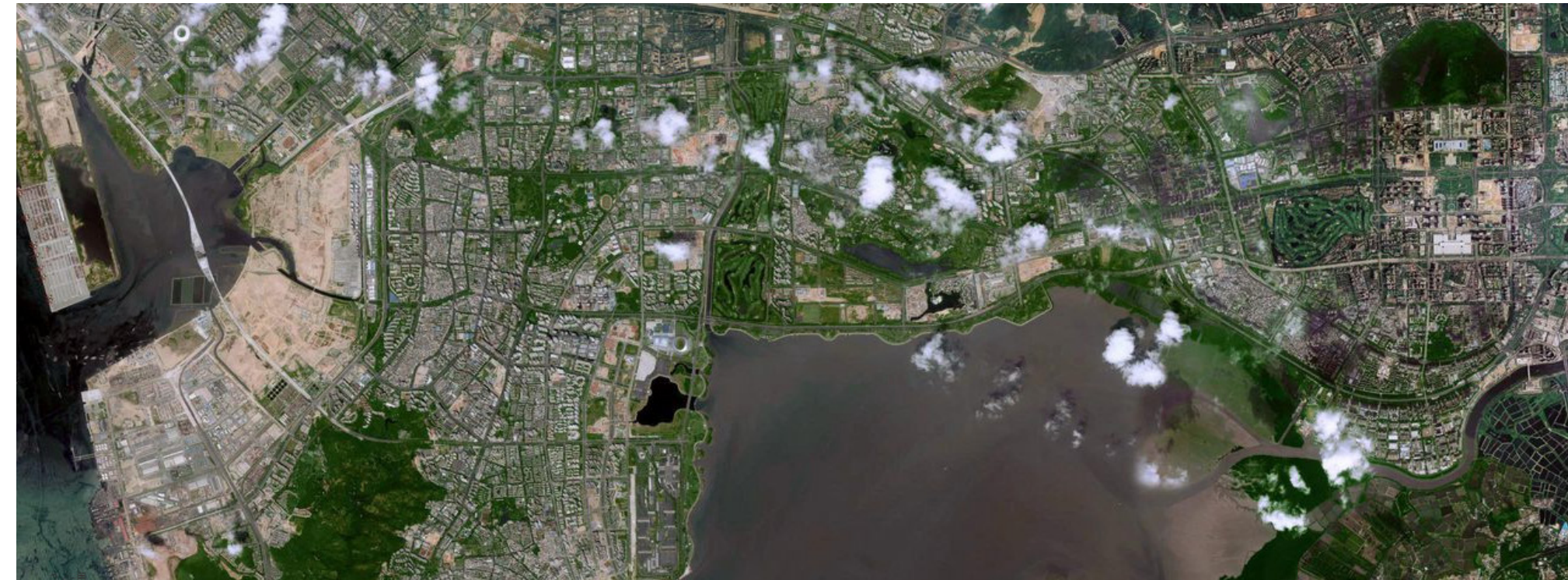
为了使针对香蜜湖地区的概念化设计能够具备足够的弹性以应对即将到来的种种未知，我们在网络世界里寻找解决方案。这个方案是物质世界的一种镜像，其与物质世界的不同之处在于，它不被物质世界的条条框框所限制，并能够提供持续不断的弹性以满足不断变化的社会需求。

作为城市空间的镜像，社交网络像一个平台一样提供服务与支持，其内容由使用者决定，这意味着使用者们能够在规则允许的范围内进行他们自己的活动。

“开放大平台”非常相似的原则能够在香蜜湖地区总体规划动态操作过程中予以实现。通过向终端使用人群提供必需的服务与支持，他们可以建立/拆除建筑物以及在能够适应创新和动态变化的预制空间内进行各种活动。

ACCESSIBILITY, FLEXIBILITY AND HUMAN SCALE  
are the core values that built consensus needed for the following steps

可达性、弹性和人的尺度  
是为未来构建一致需求的核心价值观



In a 10 million people city, ACCESSIBILITY plays a major role for its inhabitants. Not only that travel on regional level and from one end of the city to another should be quick and convenient, but the transport network has to provide equally strong benefit on pedestrian scale.

在一个拥有千万级人口规模的城市里，“可达性”对于生活其中的居民而言扮演了重要的角色。

不仅仅是在区域尺度及贯通城市两端的通勤需要便捷舒适，城市交通系统必须要在步行尺度上提供同样强健的支撑。

Resilience to social, economical and environmental changes brings FLEXIBILITY to the focal point. In 30 years Shenzhen adopted natural environment for the population growth without a precedent. The following 30 years will be a period of adaptation within the limits of new built environment.

对社会、经济和环境变化的适应带来了对于“灵活性”的关注。在过去的30年间，深圳采用了没有先例的自然环境以应对人口增长。未来30年将是对新建环境适应的时代。

The population of this size, within limited territory, is easily losted in numbers and General User statistics. Therefore, HUMAN SCALE is of the key importance to preserve human activities and relations accessible to the residents.

这种具有区域边界的大尺度人口规模很容易在“大数据”时代迷失。所以，“人的尺度”是保护人类活动与关系的关键。



# 香蜜开放平台 OPEN PLATFORM

## TRANSPORT

holds potential to service Xiangmi down to the pedestrian scale

### 交通系统

为香蜜湖地区在步行尺度提供潜在的交通服务

**5 metro stations in the area hold capacity needed to support the citizens on the daily basis and fully activate the area.**  
基地范围内的5个地铁站保证了对居民日常出行和使用该区域出行需要的支持。

INNER TRANSPORT SYSTEM is needed since the area exceeds pedestrian distances.

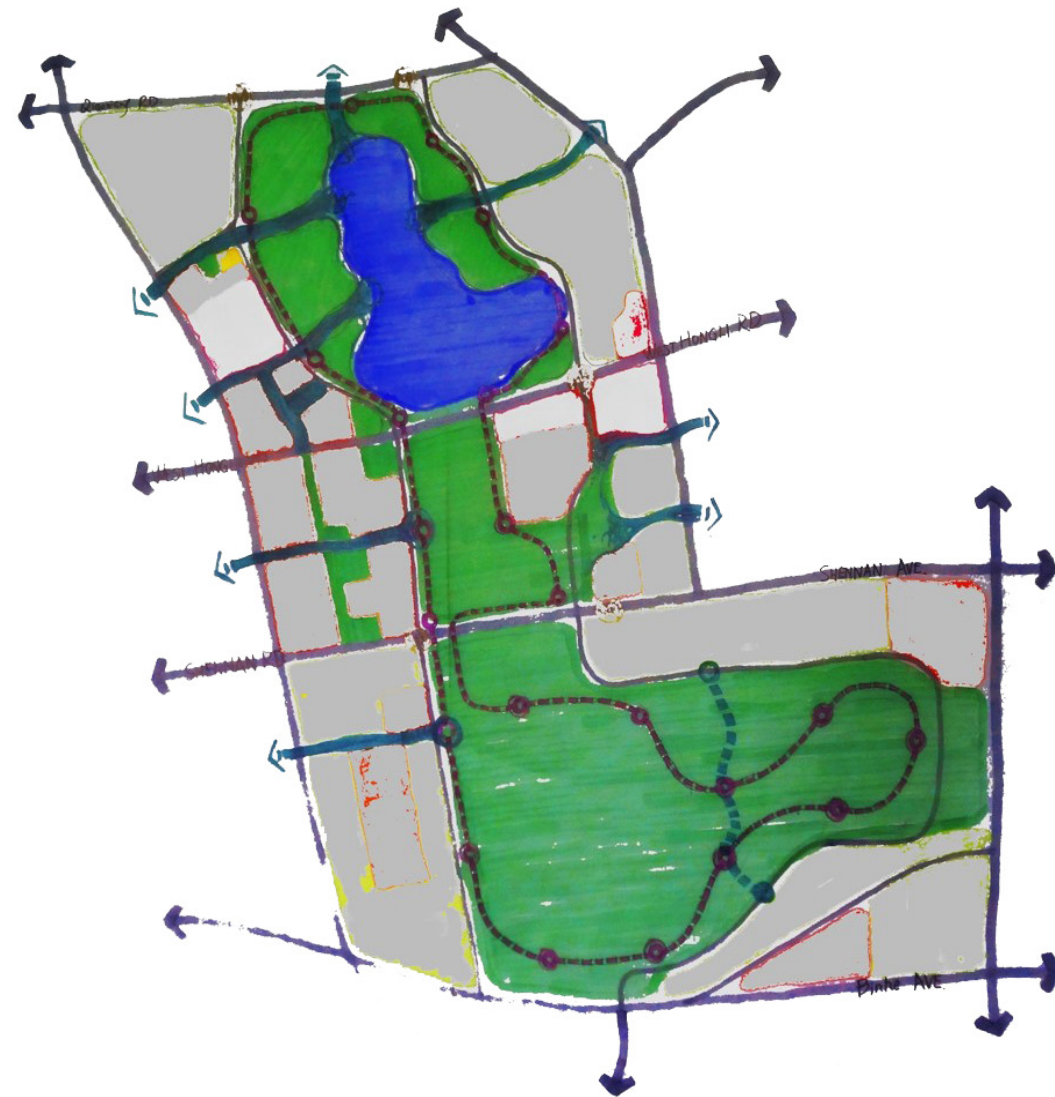
The proposal is to revive reminiscence on former thematic park and install railway system in size and capacity of former roller coaster that would connect the dots within the three blocks of Xiangmi area in amusing way.

In parallel, bicycle and pedestrian paths should connect all three block with the rest of the city.

“内部交通系统”是必要的，因为基地范围远大于步行距离。

建议是通过利用原主题乐园的过山车系统的元素以保留该区域的集体回忆，并以有趣的方式连接基地三个街区内的目的地。

与之并行的是自行车道和步行道，以使三个街区能便捷地与外围地区连接。



## ACTIVITIES

have to be addressed in a more sensible way than before and allowed to reach human scale

### 活动

比以往更明智的、适应人的尺度的活动场所

Unlike the previous era of the opening to the world where economic growth, counting the numbers of GDP and thirsty local market were the key parameters; today, China is facing large diversification of economy and rise of tertiary sector. This change is progressively making concept of mono-functional city blocks obsolete.

To respond to the ongoing trend, it is necessary to allow, in long-term plans, both functional and structural adaptation to the dynamic market needs, on a mid and micro scale within city blocks.

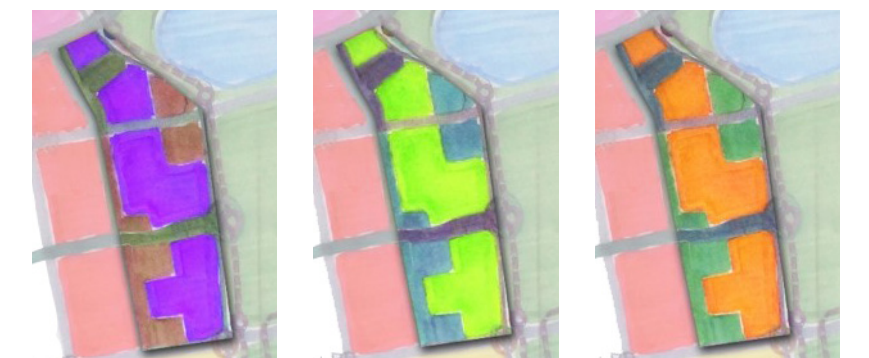
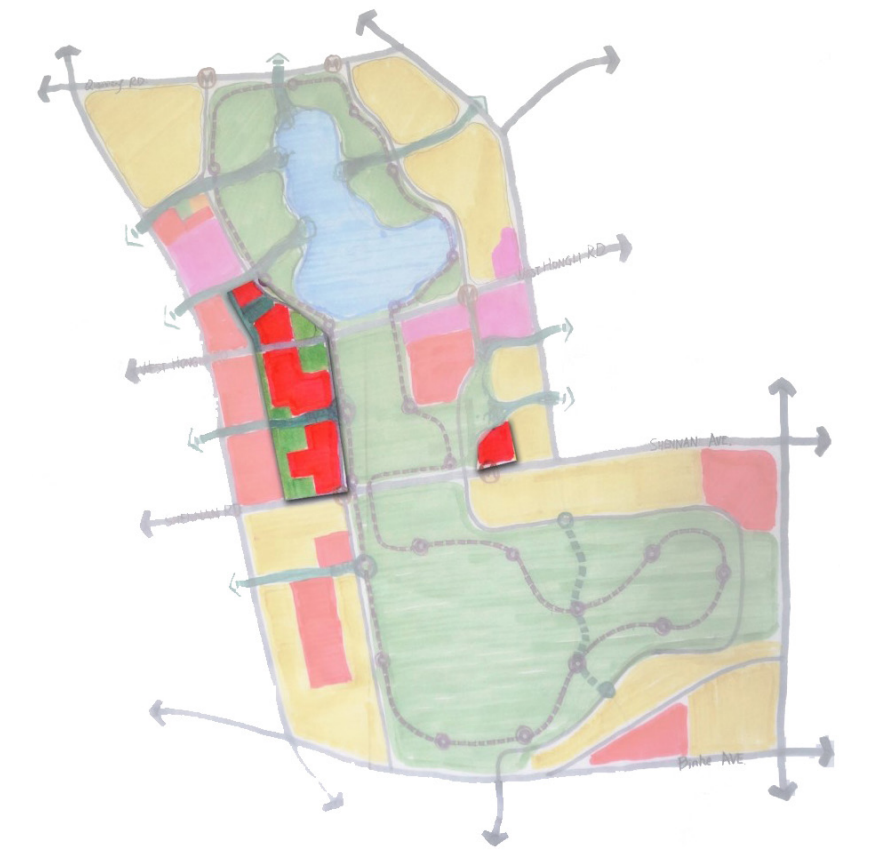
Therefore, the proposal is to bound developers with building parameters as it is done by now, to leave more space for individual interventions according to the current needs and determine the zones that would predefine the capacity for daily/weekly/monthly/yearly structural changes at the block level. In that way, Master Plan's resilience to the unknown could be measured.

不同于过往的通过开放获得经济增长，其时GDP增长与本地市场的渴望是发展的关键参数。如今，中国正面临大型多元化经济和第三产业的崛起，这种变化渐渐使单一功能街区成为过时的概念。

为了应对这一持续的趋势，允许长期规划既具功能性又具结构适应性来面对动态的市场需求成为必须，尤其是在中等长度的时间段内以及微观尺度的城市街区内部。

因此，建议是用正在实施的建筑参数绑定开发商，并根据当前的需求将空间留给个人。在城市街区内部预先确定每日/周/月/年结构转化的能力。

通过这样的设计，总体规划针对未知的弹性能够被量度。





## HERITAGE

at the site of Xiangmi area dates from pre-city period up to today and holds a genius loci of the place

### 遗产

通过保留场所的意向以在香蜜湖地区遇见城市的过往与现在



THE LANDSCAPE and trees are the natural heritage of the site preserved within golf course area.

Since it lies within central Futian district, the proposal is to open it for the residents of Shenzhen as a public park that already has its own micro-climate with lower temperature and cleaner air.

景观与树木，是这个区域的自然遗产，以高尔夫球场的形式保留了下来。

由于其位于福田区中心，建议是将其作为公园向深圳市民开放，以充分利用其微气候系统，包括较低的气温和更洁净的空气。



RESTAURANT AREA in the central block is a well known dining place in Shenzhen.

Although deteriorated, it is in collective consciousness of the citizens and, with careful renovation, it could give a boost to other activities in the area.

中部街区的餐馆区域对于深圳市民而言是一处著名的所在。

尽管面临着环境的恶化，此区域仍存在于市民的集体意识中。通过精心的整饰，本区域能够推动其他类型的活动。



ROLLER COASTER is in ruins and still within former theme park.

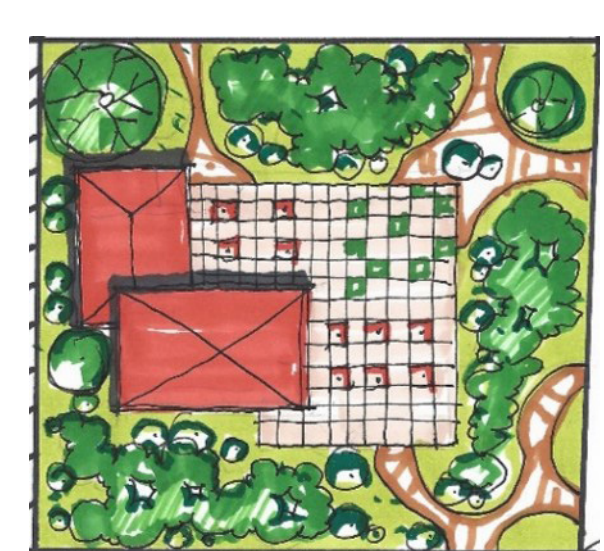
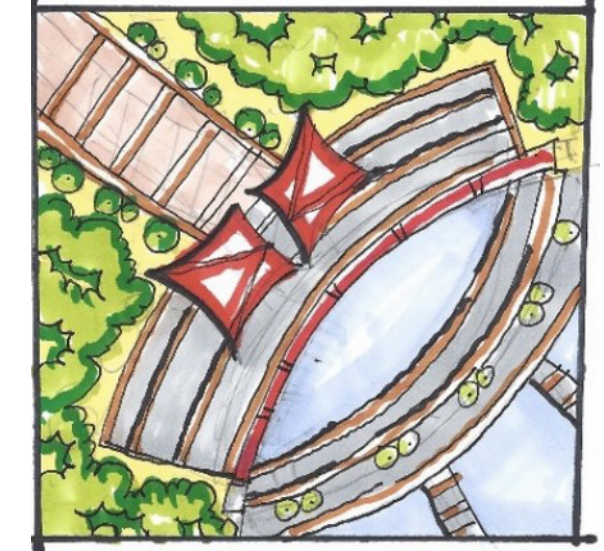
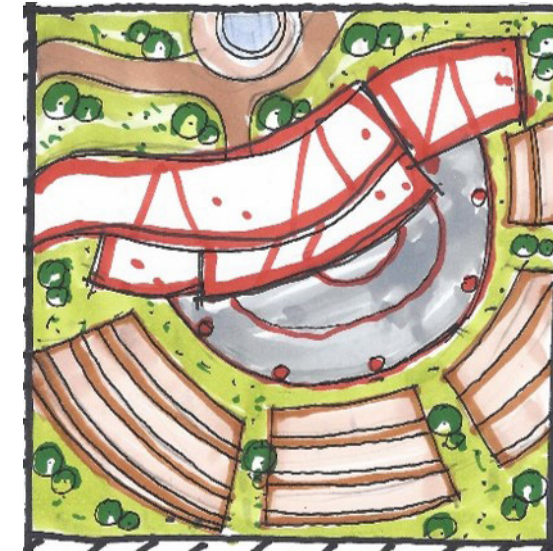
The proposal is to implement new pan-blocks railway network with cars in size of those on former roller coaster. It would allow amusing transport that could follow the changes in landscape and become new attraction.

过山车在原主题乐园的废墟内被遗弃。

建议是推动新的街区级轨道交通系统，此系统能利用原过山车的车厢。此举能够提供随着地形景观变化的交通方式，并成为新的吸引力。

## OPTIONAL BUILDING STRUCTURES that could be set within the area

可选的结构性建筑  
将建立在基地内





STRATEGIC MASTER PLAN  
distinguishes the array of resilience to the unknown of individual blocks

总体规划策略  
将私有街区的未知与具备弹性的阵列区别开来



Existing buildings - not scoped with the project.  
现状建筑——不被本设计处理的部分。



Highrise buildings - fixed structure and major inverstment. Interior open space organisation.  
规划高层建筑——固定的结构和最重要的投资。组织内部开敞空间。



Mid-rise buildings - fixed structure and mid inverstment. 2-3 times to be rebuilt during the life of Highrise buildings.  
规划中层建筑——固定的结构和中等强度的投资。在高层建筑的生命周期内能适应两三次重建。



Mid/Mirco-rise buildings - (Non)fixed structure and mid-micro inverstment. Unlimited number of times to be rebuilt during the life of Highrise buildings. Full flexibility on daily/weekly/monthly base.  
规划中层/底层建筑——不确定的结构和低强度的投资。在高层建筑的生命周期内能适应多次重建。具备适应每日/周/月不同使用方式的高度弹性。

Three blocks of Xiangmi area are seen as one leisure habitat for the citizens of Shenzhen. Climate is cooler, the air is cleaner and the wind flow from the hills to the sea is preserved thanks to the greenery and small number of high-rise buildings along the way.

Building on that asset, it is decided to allow construction of high-rise buildings on edges of the block, while the height and density would drop as the buildings are approaching centre of the block.

Since Shenzhen, as special economic zone, will bear respectable part of further urbanization of China, it is to believe that the value of these three blocks, as a natural retreat within the city center, will steeply rise.

香蜜湖地区的三个街区视为一个完整的深圳市民休闲的目的地。气候凉爽,空气清新,由于绿地和数量较小的高层建筑,风能够从山上吹向大海。

由于资本对于开发的诉求,高层建筑能够允许被建设于街区的边缘地区。但越靠近地区中心,建筑的高度和密度也将随之下降。

鉴于深圳作为经济特区,在未来中国的城市化进程中仍将承担重要的作用,有理由相信,在城进乡退的市中心,这三个城市街区的价值将急剧上升。



# 香蜜开放平台 OPEN PLATFORM

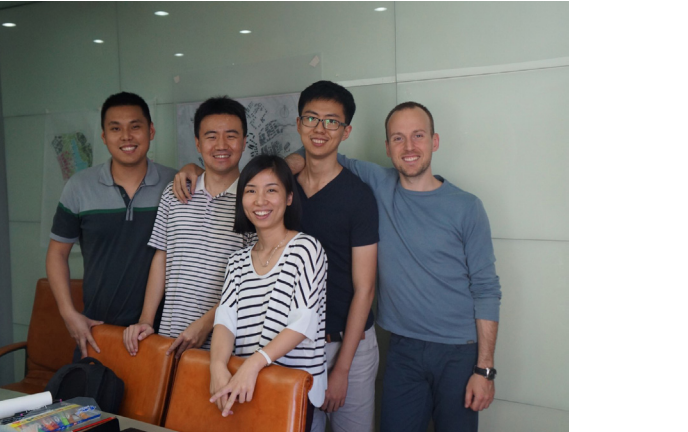
开放大平台整体被可变的空间结构粗略的划分了功能分区。

最主要的优势在于，能够在场地内为场所的使用者提供中小尺度的服务设施。

通过这种方式，在一栋建筑物、一个确定的时期内，不同的群体能够使用这些设施以实现他们经济的、教育的或文化的种种活动。

适应变化着的需求的关键原则在于，这些可变建筑的维持是受到使用者的时间的限制的。

这样一来，随着创新意识和企业家精神在中国的不断涌现，建筑设计施工水平能够上升到一个新的高度，能够同时应对动态变化的市场以及降低因改变而产生的成本。



OPEN PLATFORM is set with its rough division to more or less changeable structures.

The main benefit can be found in on field support to mid/micro amenities that are serviced and maintained independently from end-users for the benefit of end-users.

In that way, within one building and scheduled period of time, different occupants can use buildings and push their economic, educational or cultural activities.

The key principle of adaptation to changing needs can be implemented in buildings whose maintenance is independent from users that limited by the time they can spend there.

In this way, with growing innovation and entrepreneurship in China, buildings can reach a completely new level or resilience to the dynamics of the market and decrease the cost of change.

SCENARIO 1  
is an option where guidelines are implemented

场景1  
一种实施规划指引的选项

Xiangmi lake  
香蜜湖

Restaurants and other service activities  
餐馆与其他服务活动

1st corridor of high rise buildings  
第一排高层建筑

2nd corridor of mid rise buildings  
第二排中层建筑

Recreation park  
休闲公园

Recreation area  
娱乐区域

Square and restaurant area  
广场与餐馆

Inner railway system  
内部铁路系统

Inner railway system  
内部铁路系统



结语  
CONCLUSION



The workshop conducted in Shenzhen was one of the first experiences of this kind in China – it allowed young planners from different parts of this beautiful and huge country to work together, along with selected international YPPs, on the pre-defined topic within the framework of the carefully designed process. This included not only design exercises but also group discussions, presentations, analytical works and site visits. All of these were very carefully prepared by the workshop hosts, which extensively contributed to the final success of the event. Furthermore, the workshop exercise was jointly supervised by international and Chinese tutors, which allowed achieving even more interesting results.

But what seems to be the most significant outcome was the experience of WORKING TOGETHER, which both participants and tutors gained through this. It turned out that this can be a very fruitful way of pursuing the discussion on the future of the distressed and other development sites, contributing to the better quality urban policy and interesting design results. Also, this allowed exchanging ideas between the Chinese and foreign professionals on “how to do planning in best possible way”. In result, both groups had a chance to benefit from this.

The outcomes of the workshop were reviewed with great interest by all involved partners and hosts. They are also supposed to be presented during the forthcoming planning conferences, both hosted by Urban Planning Society of China and International Society of City and Regional Planners. So the wider planning community will have a chance to assess these results and discuss the quality of the outcomes. But, what seems to be most interesting, is that the Chinese partners – especially UPSC – expressed their interest in organizing other workshops of this kind – probably every other year. Also, in future, these workshops can become an important mode of training of Chinese Young Planners.

In conclusion, I would like to express my greatest thanks to all Chinese hosts – especially to Urban Planning Society of China and its Youth Working Committee, Urban Planning and Design Institute of Shenzhen and China Academy of Urban Planning and Design – Shenzhen Branch. Without Their cooperation and contributions organization of this event would not be possible. But also I would like to thank all participants and tutors for Their work and involvement in this process. As mentioned before, I sincerely hope this was just the first step in cooperation between all involved partners in the area of young planners’ training, which shall be continued and developed in the coming years.

Piotr Lorens  
ISOCARP Vice President, Young Planning Professionals

此次深圳工作坊在中国进行的是第一个这类经验–它允许年轻规划师从这个美丽和巨大的国家不同地区的共同选择，在精心设计的过程框架预定义的主题。这不仅包括设计练习而且小组讨论，演讲，著作和场地分析。所有这些都是由工作坊的主办方非常精心准备，广泛提供的事件最终的成功。此外，工作坊是由国际和中国教师共同监督，促使了更有趣的结果。

但是，此次工作坊最重要的经验是大家一起工作的机会。这是一个非常有效的方法，追求在场地未来发展的探讨是，从更好的城市政策质量和有趣的设计结果同时出发，使得交流中外人士从“如何做计划的最佳方式”中获益。

通过所有参与者的合作伙伴和主办方的努力，该研讨会取得了非常有趣的成果，他们也应该在即将到来的规划会议，主办的中国和国际城市与区域规划学会城市规划学会。所以更广泛的社区计划将有机会评估这些结果和讨论的结果的质量。但是，什么是最有趣的，是中国的合作伙伴–尤其UPSC–表示可能每隔一年组织一次这样的活动机会。同时，在未来，这些工作室可以成为中国年轻规划师培训的重要方式。

总之，我想对所有的中国主办方和承办方–中国的青年工作委员会，城市规划学会表达我最大的感谢，深圳市城市规划设计研究院和中国城市规划设计研究院深圳分院。如果没有他们的合作，这想活动是没办法实现的。而且我要感谢所有的参与者和导师，他们在这个过程中的工作和参与。如前所述，我真诚的希望这是在所有参与的合作伙伴在年轻的城市规划师的培训领域的合作只是第一步，它将继续在未来几年的发展。

Piotr Lorens  
ISOCARP 副主席，青年规划师



# 与会人员 PARTICIPANTS



Organizers:  
International Society of City and Regional Planners (ISOCARP)  
Urban Planning Society of China  
Youth Working Committee of Urban Planning Society of China

Co-organizers:  
Urban Planning and Design Institute of Shenzhen  
China Academy of Urban Planning and Design Shenzhen

Tutors:  
**Piotr Lorenz**, ISOCARP, Gdansk University of Technology  
**Tomasz Majda**, Warsaw University of Life Sciences  
**Yana Golubeva**, MLA+  
**Yan Du**, Urban Planning & Design Institute of Shenzhen  
**Huang He**, Tsinghua University

Participants:  
**Yanxin Chen**, Shenyang Urban Planning Design & Research Institute  
**Chen Zhimin**, Guangzhou Urban Planning and Survey Design Institute  
**Fu Zhiwei**, Shanghai Tongji Urban Planning & Design Institute  
**Gong Zhiyuan**, CAUPD  
**Junqiao He**, Beijing Municipal Institute of City Planning & Design  
**Li Xinpeng**, Xi'an University of Architecture and Technology  
**Liang Sisi**, Tsinghua University  
**Zhang Yuqi**, Tianjin University Research Institute  
**Xiaowei Zheng**, Xi'an University of Architecture and Technology  
**Liu Di**, China Academy of Urban Planning and Design, Shanghai  
**Zilong Yang**, Chongqing Urban Planning Institute  
**Wang Shuguang**, Shanghai urban planning design and research institute  
**Yang Jun**, Beijing Tsinghua Tongheng Urban Planning & Design Institute  
**Yi Chenguang**, Academy of Urban & Rural Planning and Design, Sun Yat-sen University  
**Yu Guangyu**, Shenzhen Urban Planning & Design Institute  
**Zhu Tingwen**, Wuhan Planning& Design Institute  
**Brechtje Spreeuwers**, MLA+  
**Mateja Zivadinovic**, Yugoslav Institute for Town Planning and Housing  
**Sergei Kudinov**, ITMO St.Petersburg  
**Sven van Oosten**, Wuhan Planning & Design Institute



**ISOCARP**  
Knowledge for better Cities



**UPSC**  
中国城市规划学会

