

2012 VISION OF OFFICE

2012全球办公视角

邢日瀚 编著
RI HAN EDITOR



科学出版社

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内 容 简 介

本书从全球五大洲近500个著名设计机构投递的2000多个项目中精选出84个最具代表性的办公建筑作品，比较系统和全面地阐述了办公建筑的精髓。本书是一本具有权威性的专业图书。

本书适合全球建筑机构、建筑师、业界同仁，以及高等院校设计专业的师生及业余爱好者阅读。

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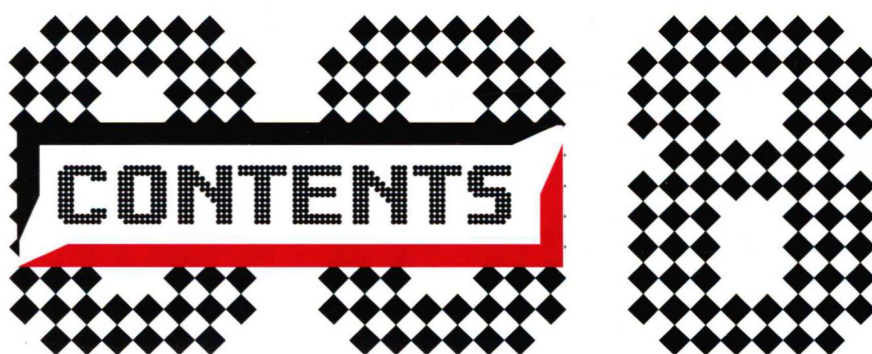
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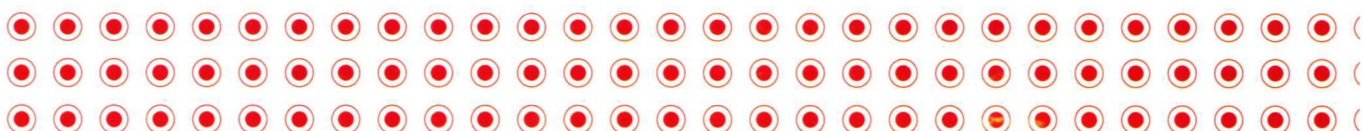
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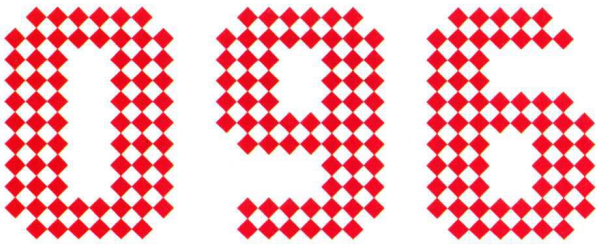
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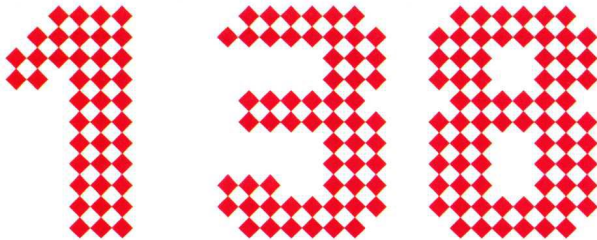
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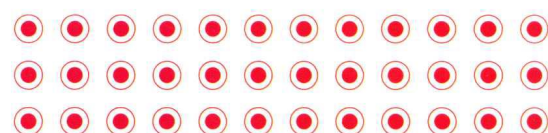


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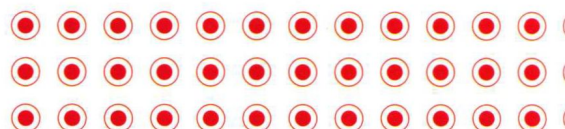
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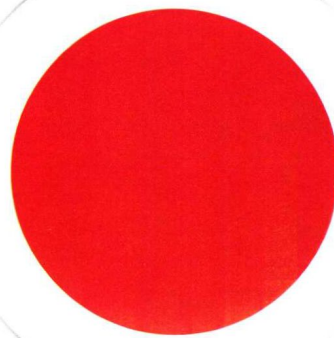
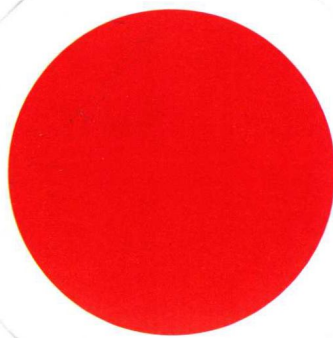
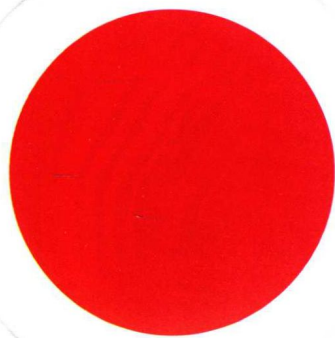
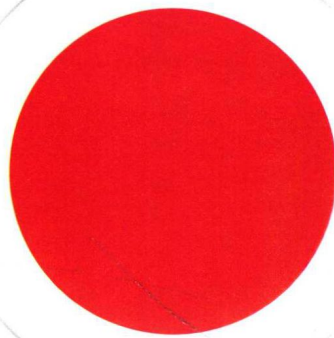
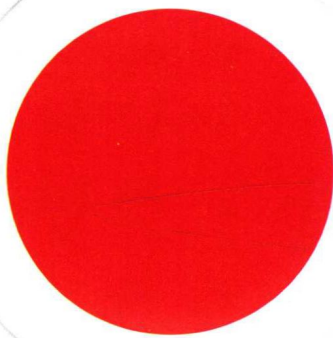
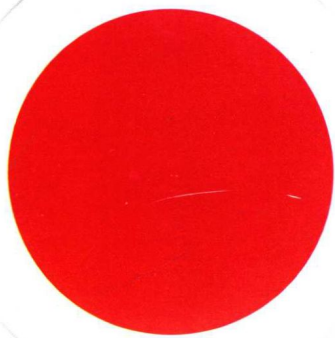


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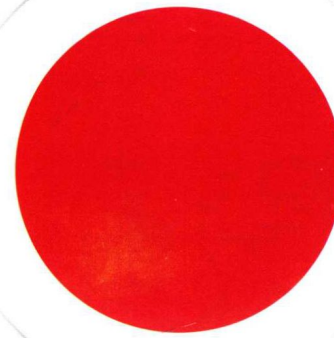
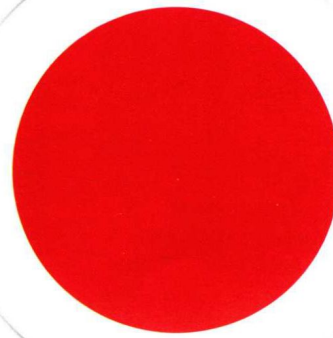
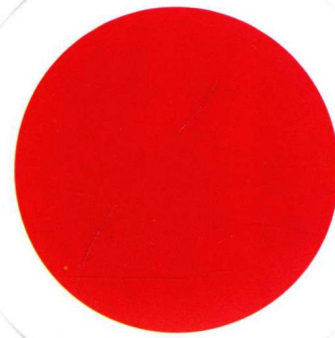
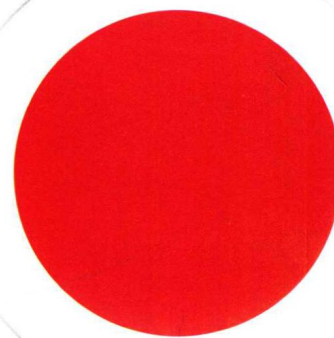
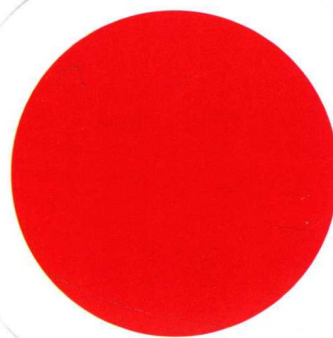
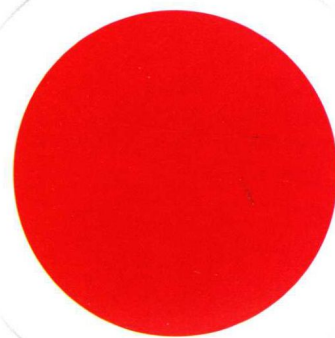
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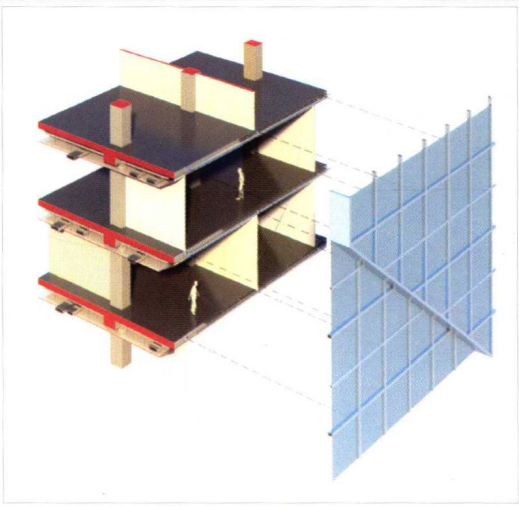
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HIGH-RISE BUILDINGS**



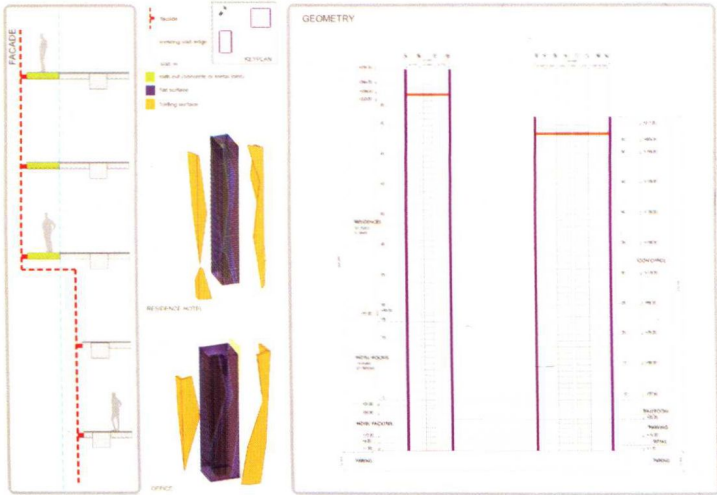
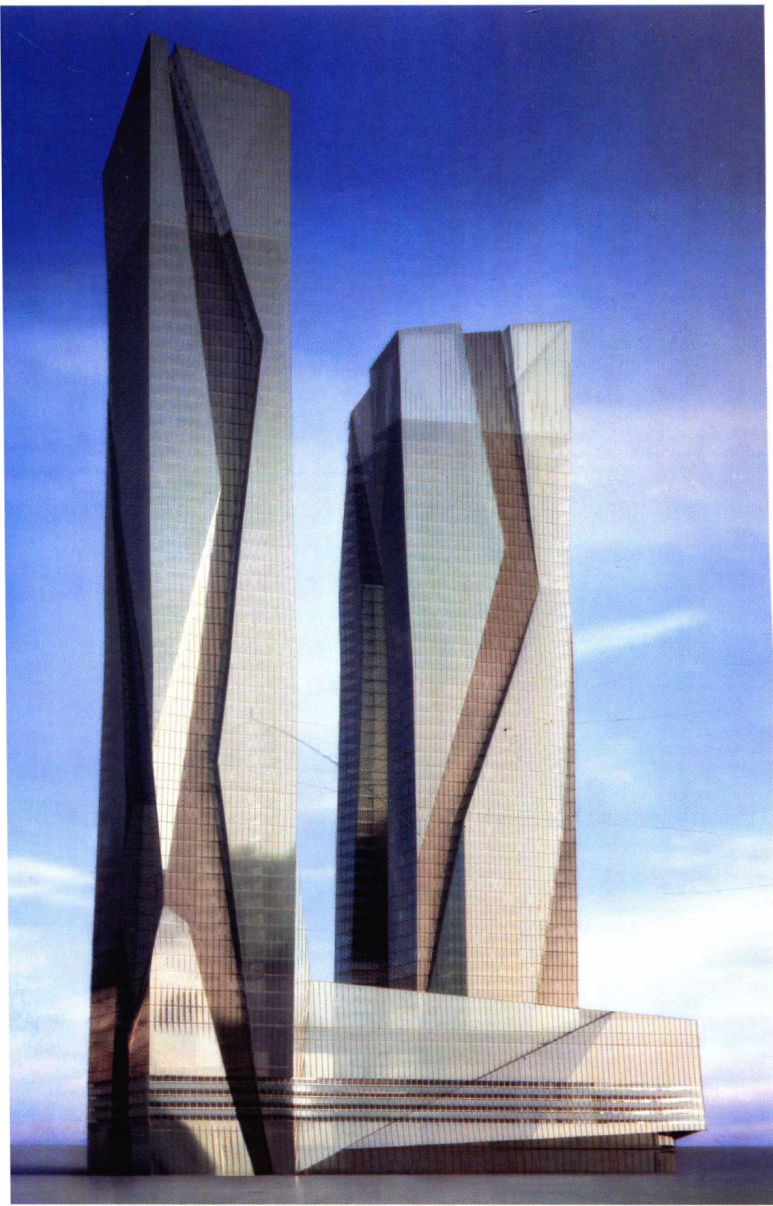
THE ICON RESIDENTIAL AND OFFICE TOWERS

ARCHITECTS : STUDIO NICOLETTI ASSOCIATI

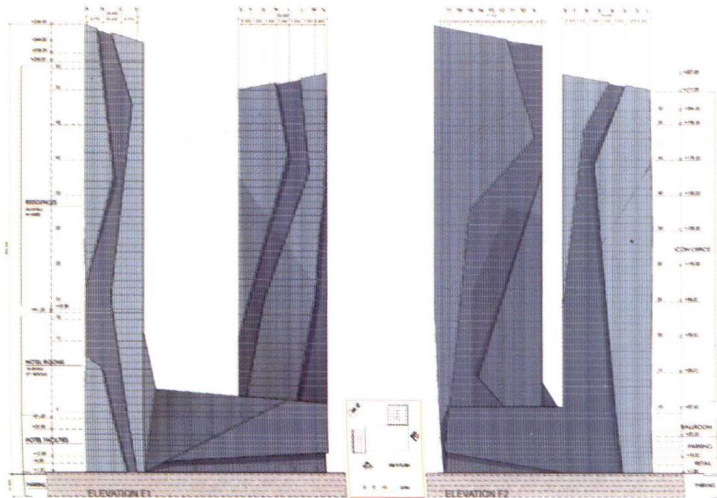
LOCATION : Asia
COUNTRY : Indonesia
CITY : Jakarta
PHOTOGRAPHER : /
BUILDING SIZE : 250,000 m²
DESIGN TIME : 2011 - 2015
COMPLETION : under design



The building complex is composed by two towers of approximately 250m each. One tower will consist on its lower part a 5 stars luxury hotel and on its upper part some residentials. The second tower is dedicated to offices. The two towers are linked on the ground floor by a 6 floors podium that holds all the public functions related to the two towers. The whole complex will be a new visual urban landmark that could be seen from any point of the city of Jakarta.



Section 1



Section 2



DIAGONAL ZEROZERO TELEFONICA TOWER

ARCHITECTS : EMBA_ESTUDI MASSIP-BOSCH ARQUITECTES

LOCATION : Europe

COUNTRY : Spain

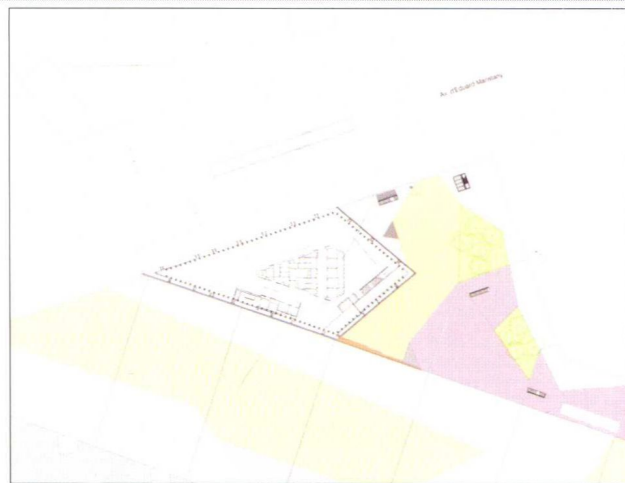
CITY : Barcelona

PHOTOGRAPHER : EMBA, José Antonio Pérez

BUILDING SIZE : 34,000 m²

DESIGN TIME : 2006

COMPLETION : 2011



Site Plan

The position of the Diagonal ZeroZero Telefonica Tower is exceptional. It is located next to the sea at the beginning of Diagonal Avenue, Barcelona's main thoroughfare. It is visible from both the city and from the coast and it lies on the border between the urban city areas and the new large expanses of public space in the Fòrum area.

The project takes this multiple condition as an opportunity to generate a contextual tower which is at the same time a landmark and a public space, taking the urban alignments that form the perimeter of the plot as the generator of the project. It is a trapezoidal prism, sharp and stylized, a clean and serene form shimmering and light. Its transparency reveals the interior's dynamic volumes which respond to the different situations of the program, relating the tower to the varying heights of the neighbouring buildings.

The exterior relates to the city and the view from afar while the interior relates to the program and the close-up vision in response to the two simultaneous scales that such tall buildings must achieve. The ground floor follows the slope of the adjacent streets and it has been developed over three levels which are open to the general public. This situation is quite unique in a corporate building where security is critical, and allows for a direct relationship with the movements of the

city in a mutually beneficial result.

The corporate program of the tower has a major public part situated on the ground floor, which actually comprises three interrelated levels, around an atrium 40 meter high that follows the slope of the adjacent Plaça Fòrum. This direct visual and physical continuity with the city connects the building with the urban flows and both helps the tower to benefit from civic activities and facilitates citizens to enjoy and participate in the activities in the building.

Within the tower four individual spaces create a dynamic situation and generate a variety of interior experiences: the main lobby atrium facing Diagonal Avenue; an upper atrium, facing the Mediterranean coast of Maresme; the terrace and the double height of the executive board room located on the 23rd floor; and the lecture hall for 350 people, which occupies two floors and is split into stalls and two amphitheatres that can operate autonomously for smaller groups, so that three different events can take place at the same time.

The upper floors are open-plan office spaces, taking advantage of the structural system. This system is a modified tube-in-tube scheme. It consists of a load bearing central concrete core and a perimeter steel structure along the façade, split into two parts: very small and slender vertical interior pillars that only

take compression stresses, and external bracing elements that bear the horizontal forces and torque. The floors are concrete slabs that connect the perimeter structure with the central core to form a combined structural device.

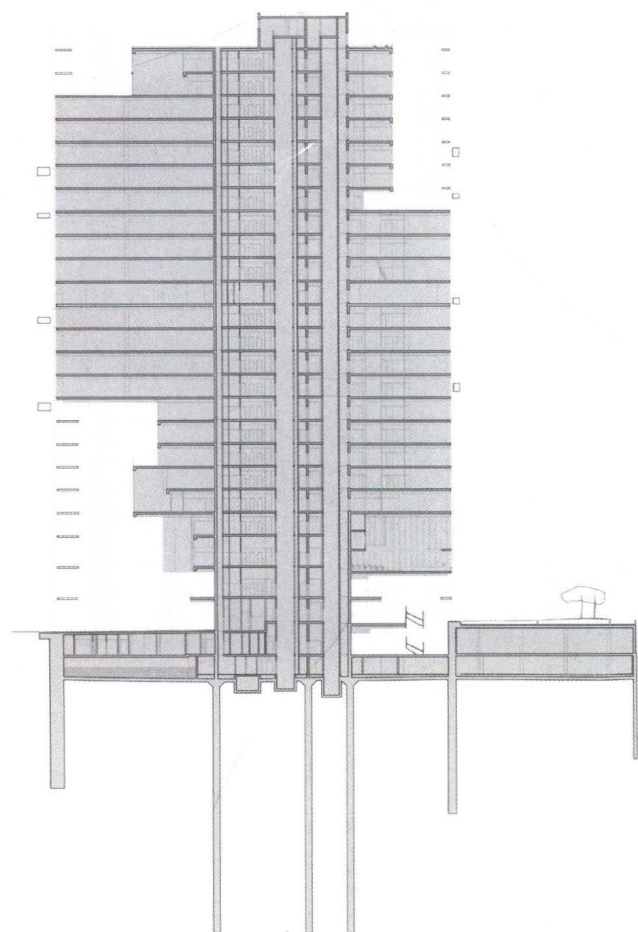
The bracing elements create an exterior diamond lattice that bears the stresses of each part of the building, with a higher concentration of structural elements in the lower half and a lighter density in the upper parts. This lattice creates a glowing presence further enhancing the tower's levity and generating four different elevations that also widely change according to light and weather conditions.

The facade is a modular curtain wall made of white aluminum profiles and extra-clear glass with white ceramic paint serigraphy on the outside. The pattern of this serigraphy follows a vertical composition that reinforces the slenderness of the tower and contributes to its changing whitish image. In combination with the inner structure, placed every 1.35 meters, and the exterior structure, this pattern also contributes to the diffusion of solar light and to glare control, generating interiors of great perceptual quality and remarkable visual comfort.

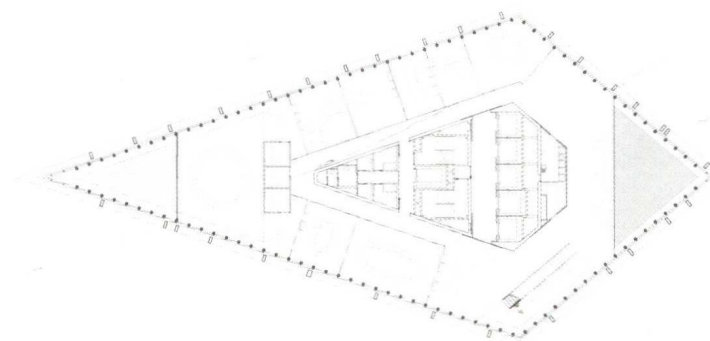




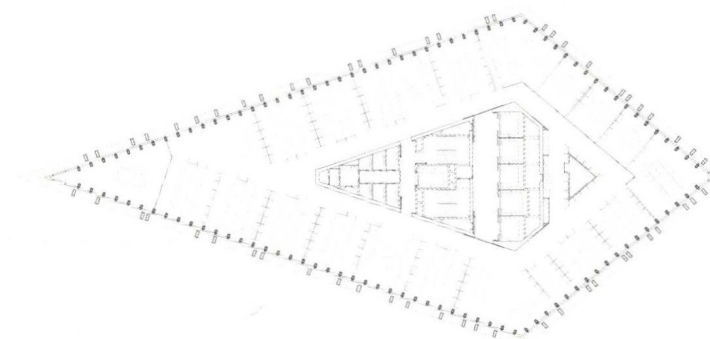




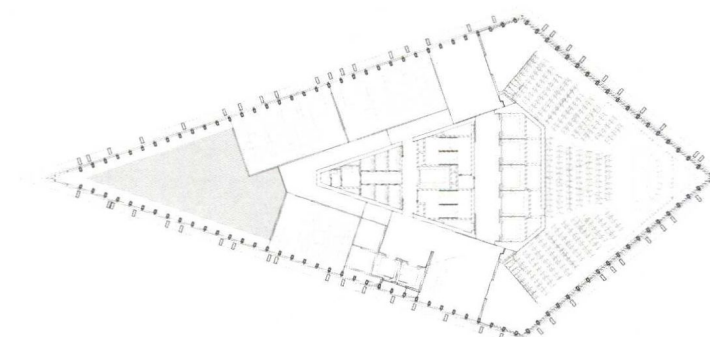
Section



Plan 22



Plan 09



Plan 02

JIN PAO, TOWER IN GUANGZHOU

ARCHITECTS : KATERINA TSIGARIDA ARCHITECTS

LOCATION : Asia

COUNTRY : China

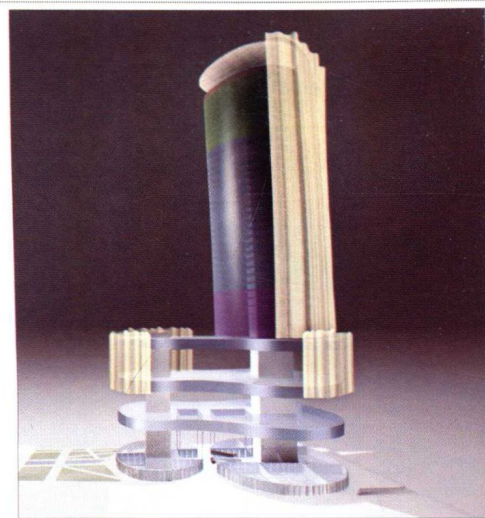
CITY : Guangzhou

BUILDING SIZE : 156,600 m²

DESIGN TIME : 2011

COMPLETION : Private competition/ shortlisted

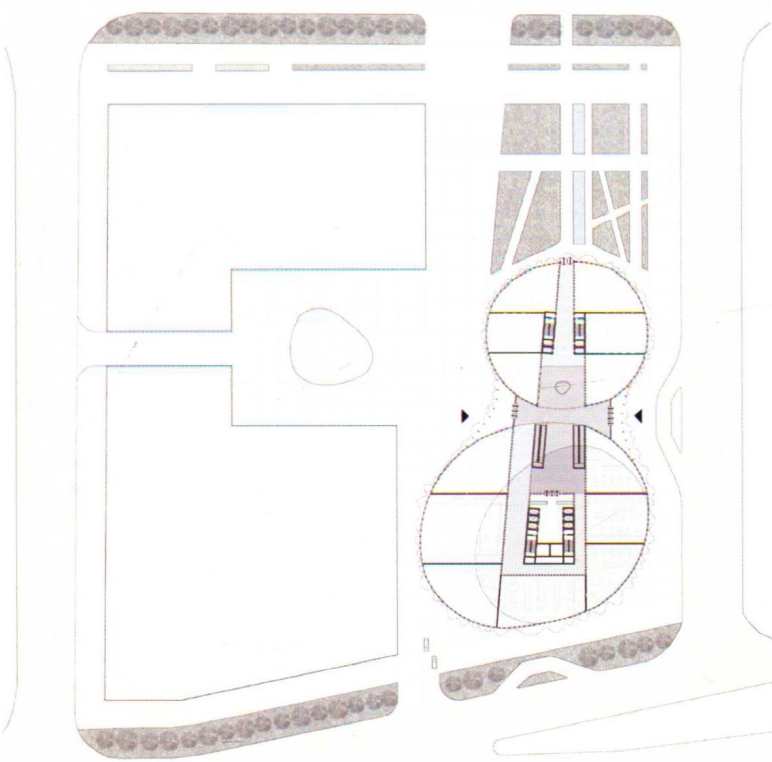
DEVELOPERS : Trendy International Group



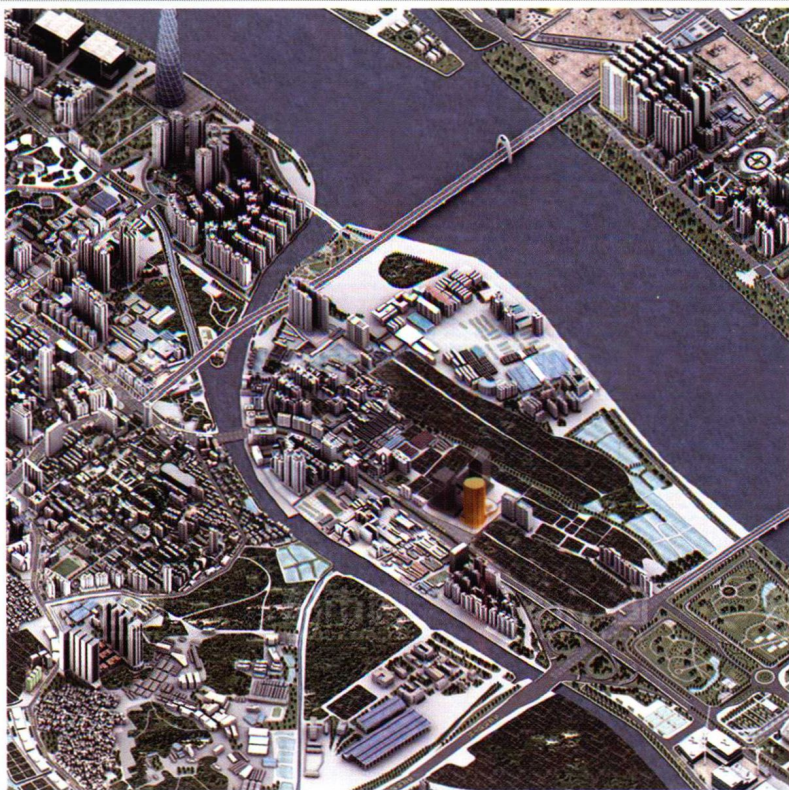
robe, as the archetypal and intercultural garment of both male and female in the historic
a is combining the past with the future, the east with the west and constitutes a timeless
elegance of the company's new international profile. A tower highly recognizable, an
immediate reference to the universal language of dressing emerges subtly in the hard urban
landscape. The simple, delicate and imposing monochrome fabric generates a highly aesthetic
functional complex. The urban matrix continues uninterrupted through the building,
making the new premises immediately part of the city life in both cultural and commercial

activities. The tower is transforming from transparent gold in daylight to illuminative gold at
night through the use of golden anodized aluminium expanded mesh that filters the view from
the city to the tower and from the tower to the city.





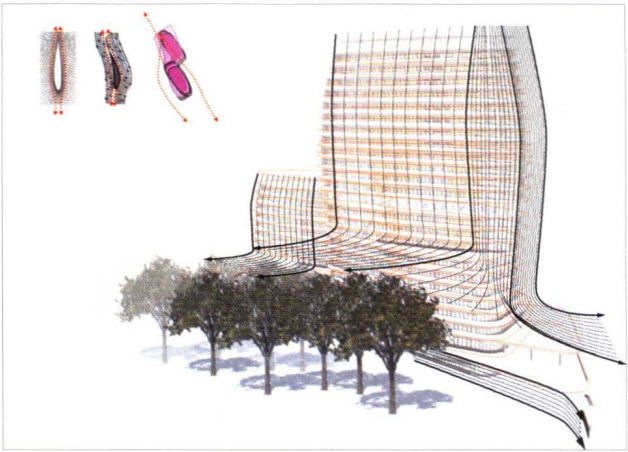
Ground Floor Plan



EDUCATION EXECUTIVE AGENCY & TAX OFFICES

ARCHITECTS : UNStudio

LOCATION : Europe
COUNTRY : The Netherlands
CITY : Groningen
PHOTOGRAPHER : Ronald Tilleman, Ewout Huibers, Christian Richters & Aerophoto Eelde
BUILDING SURFACE : 48,040m² offices, 21,000m² parking, 1,500m² pavilion
DESIGN TIME : 2007
COMPLETION : 2011



Airfoil Shape

A new, 92 meter tall complex of soft, undulating curves marks the skyline of Groningen. This asymmetric, aerodynamic construction is set amidst small, ancient woodland, sheltering rare and protected species. The project includes the design, construction and financing of two public institutions; the national tax offices and the student loan administration. The commission from the RGD (National Buildings Service) includes, besides the architecture, the management and building maintenance and care of facilities and services for a period of 20 years. Accommodating 2,500 workstations, parking facilities for 1,500 bicycles and 675 cars in an underground garage, the building will be surrounded by a

large public city garden with pond and a multifunctional pavilion with commercial functions. The architecture aims to present these institutions with a softer, more human and approachable profile. Tall buildings are generally associated with mid-twentieth century modernism. Their harsh, businesslike exteriors contain powerful, inaccessible-seeming strongholds. By contrast, the DUO and Tax offices deliberately cloak a commanding public institution in an organic, friendlier and more future-oriented form. "We paid a great deal of attention to how people would move through the building. The office spaces are designed in such a way that they do not create simple linear corridors leading

to dead ends, but instead each corridor has a route which introduces a kind of landscape into the building. You can take endless walks through the building, where there is a great deal of transparency, also towards the surrounding landscape." Ben van Berkel

