

# Southeast False Creek and the Olympic Village



Southeast False Creek and the Olympic Village  
*A Legacy of Sustainable Urbanism*  
Beijing/Shanghai 2010

# 1.0 Early Days

## *Location*



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# 1.0 Early Days

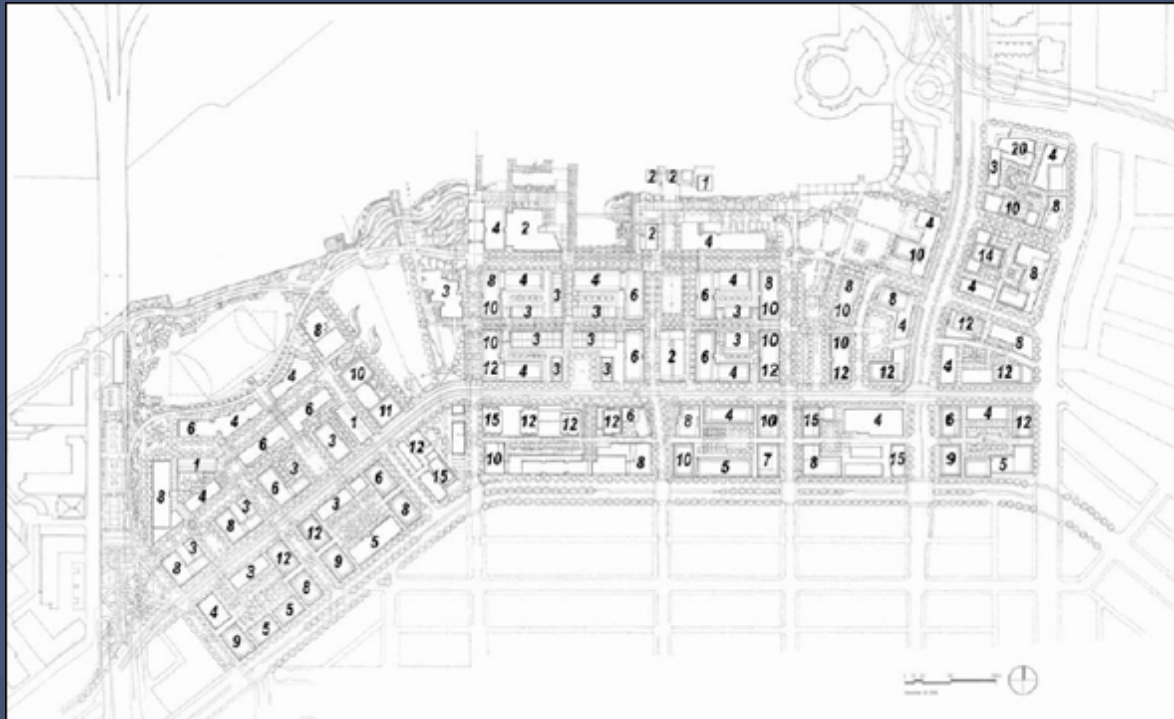
## *Tower Podium Investigation*



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## 2.0 A New Approach

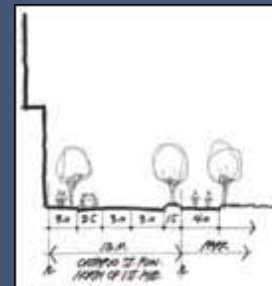
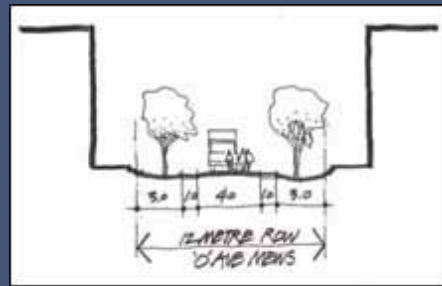
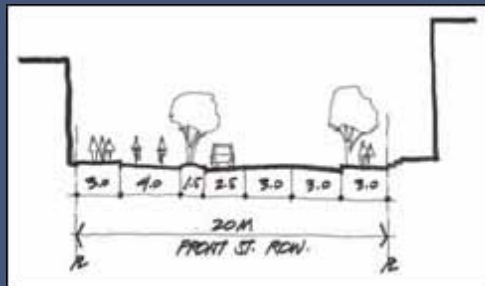
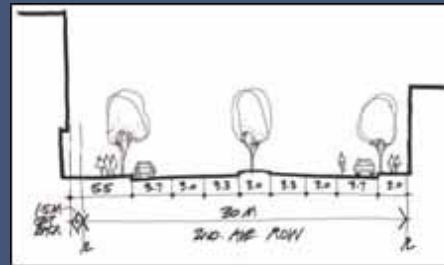
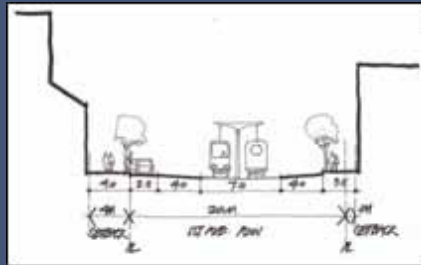
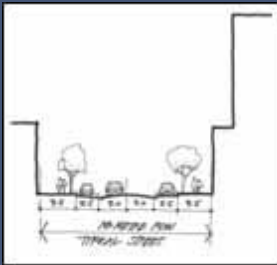
### *Low-Mid-Rise Preference*



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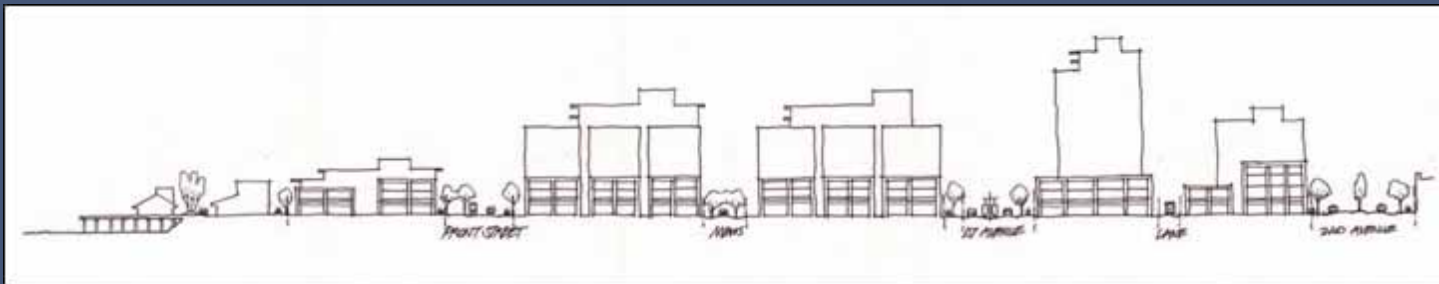
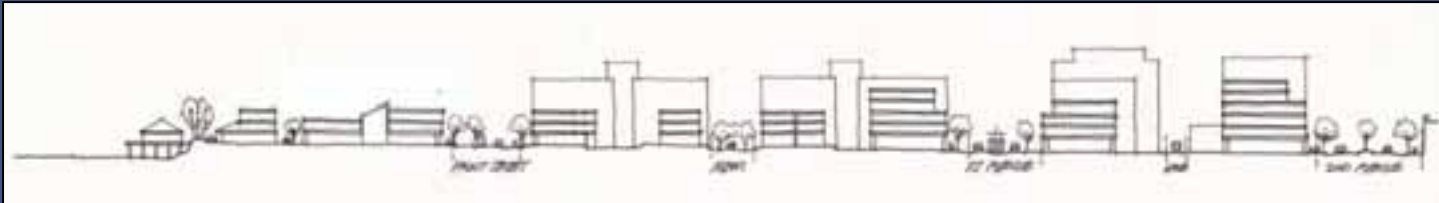
## ODP Street Hierarchy



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## *ODP Street Sections*



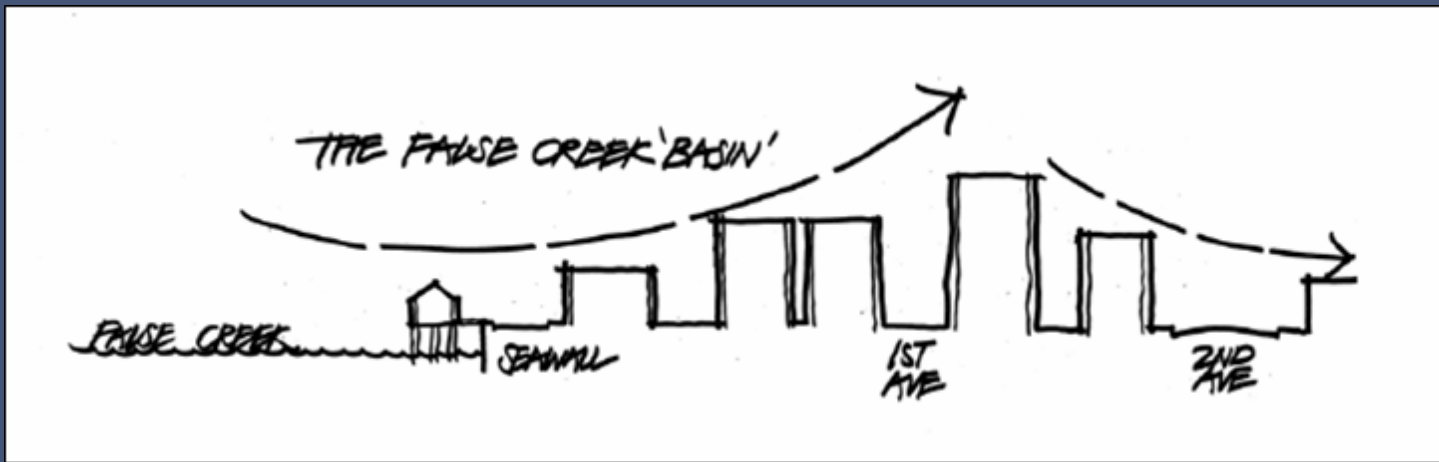
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## *ODP Diagrams*

### *Overall Basin Form Legibility*

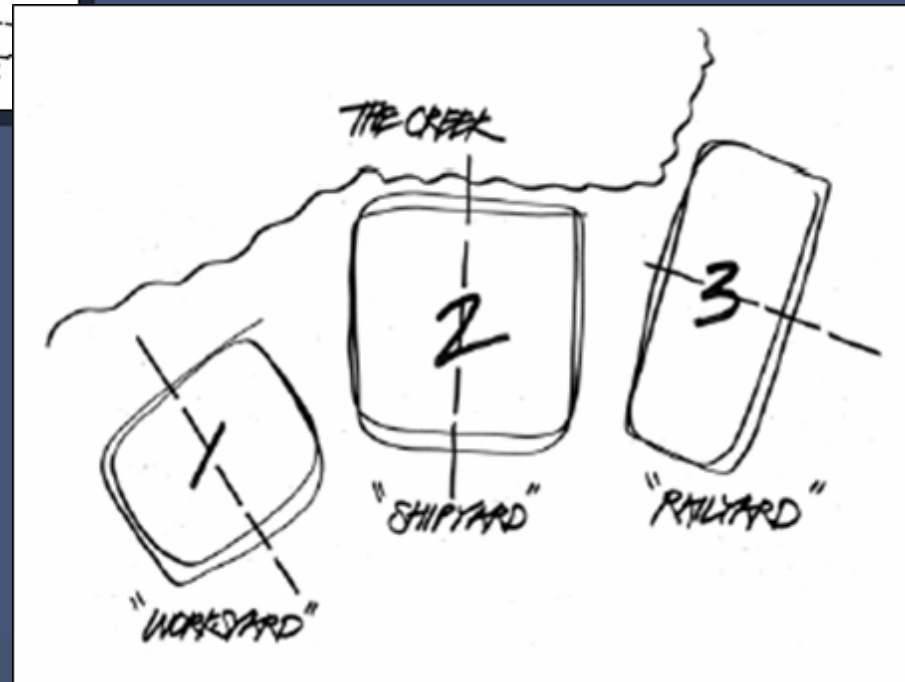
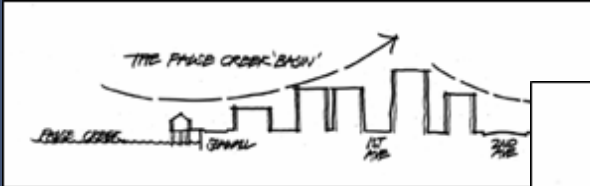


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## ODP Diagrams

### *Distinct Neighbourhood Precincts*

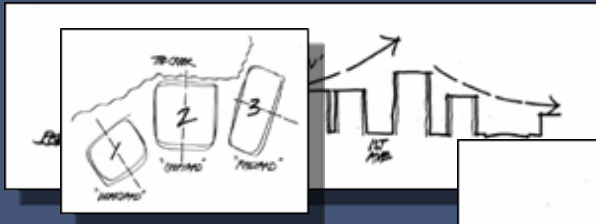


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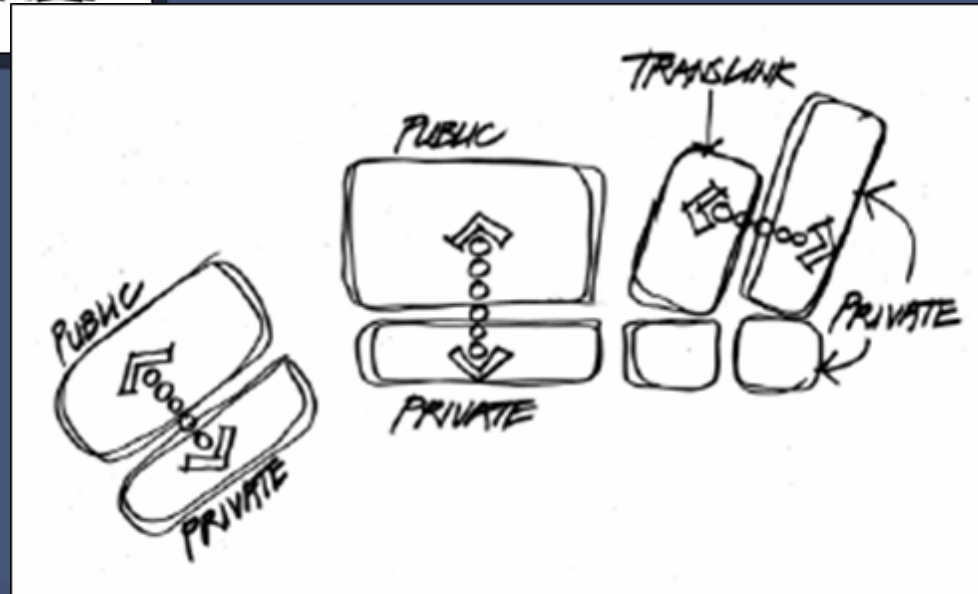


# 2.0 A New Approach

## ODP Diagrams



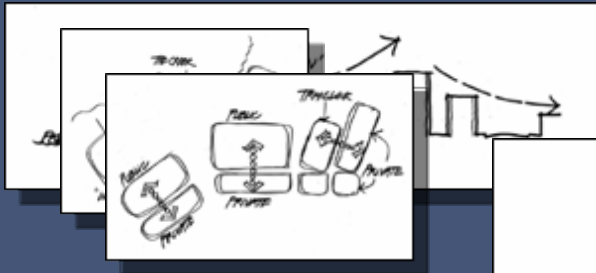
*Integrated Community*



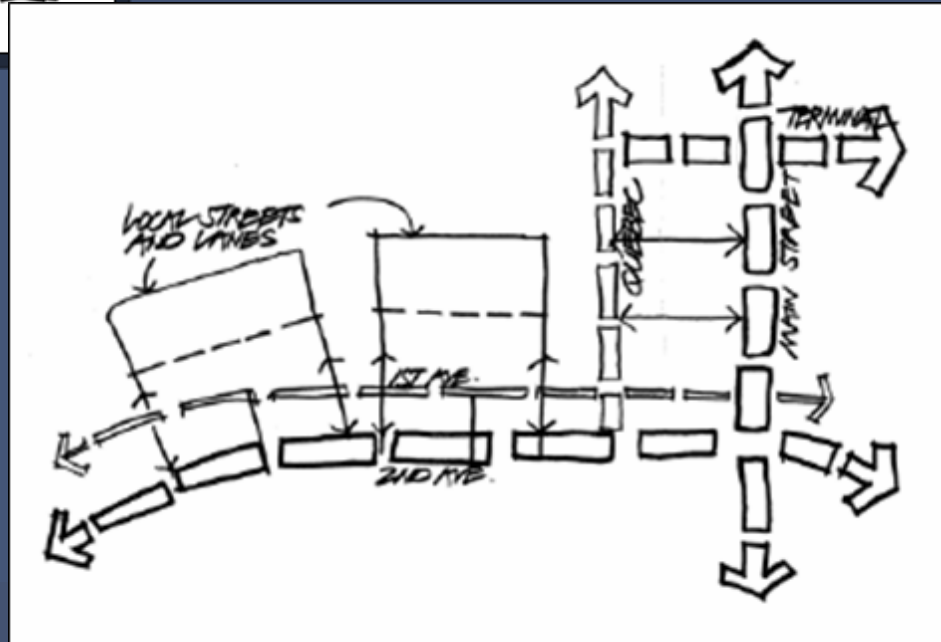
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# 2.0 A New Approach

## ODP Diagrams



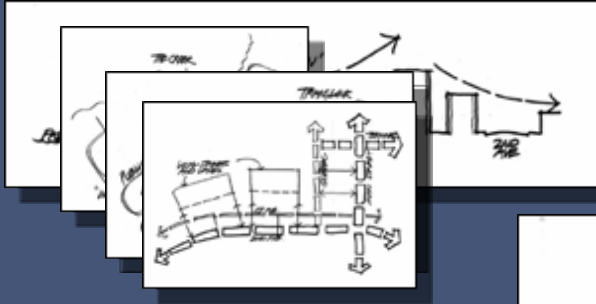
## Street Hierarchy



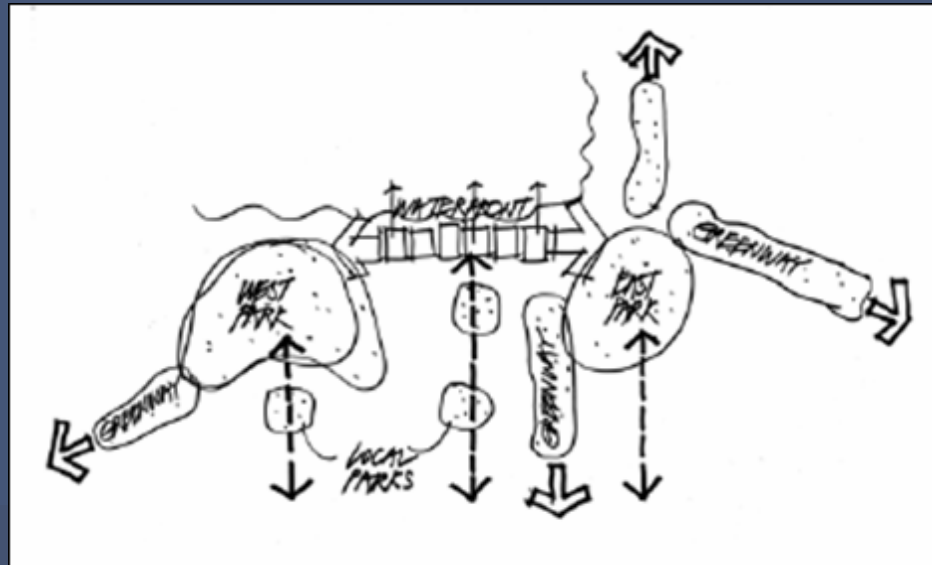
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## ODP Diagrams



*Connected Public Open Spaces and Parks*

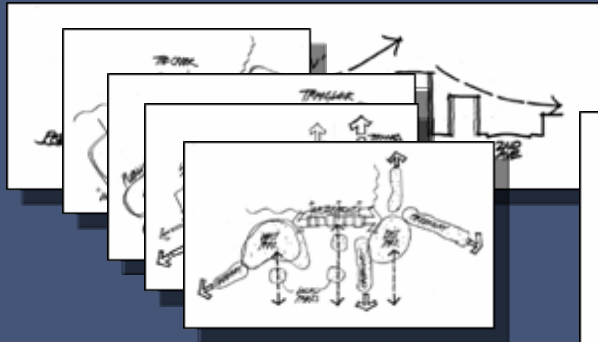


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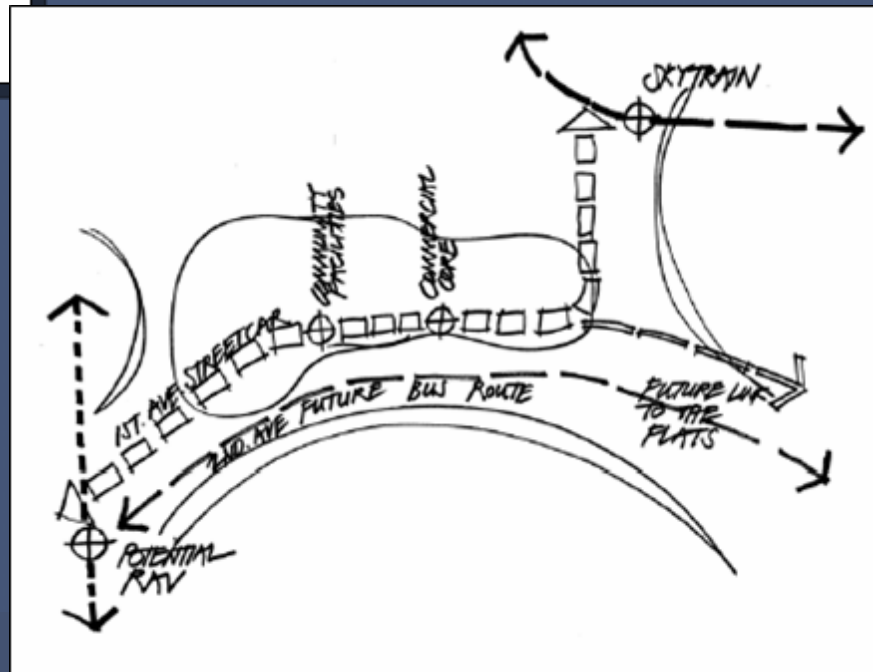


# 2.0 A New Approach

## ODP Diagrams



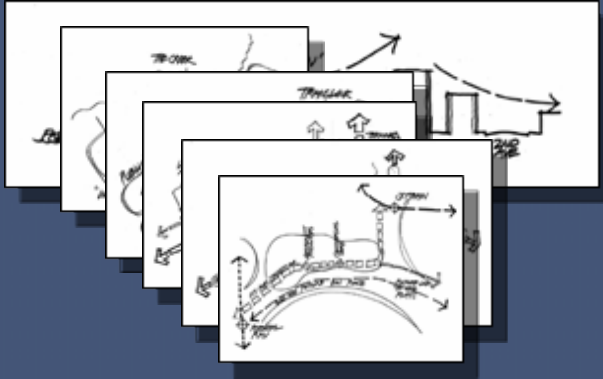
## Integrated Transit



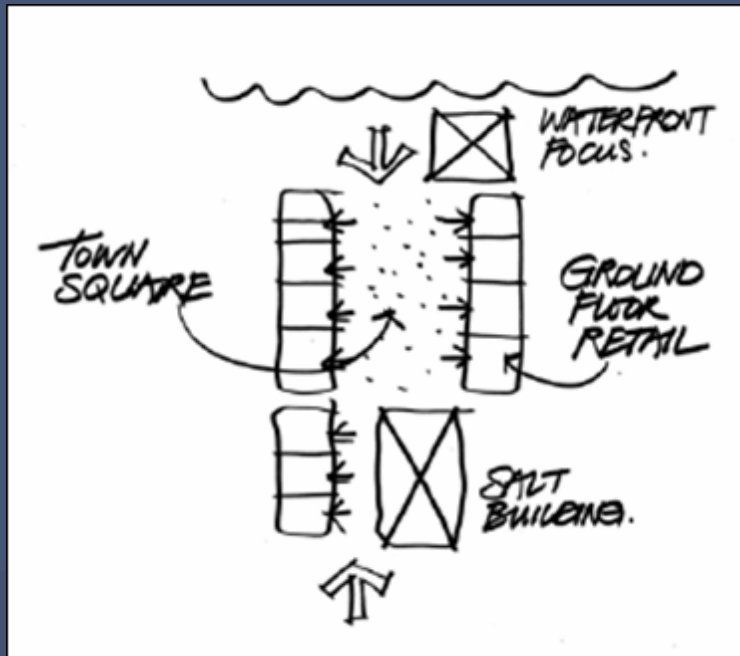
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## ODP Diagrams



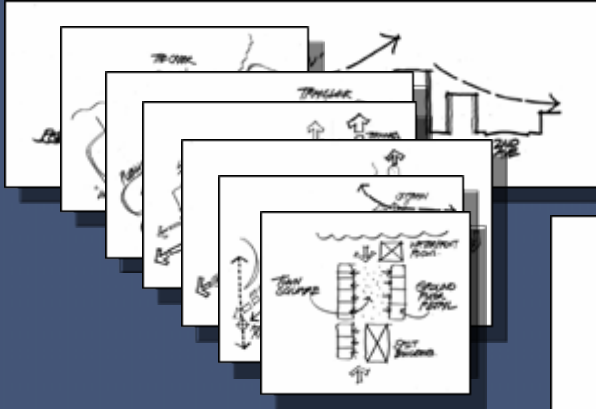
## Vibrant Commercial Heart



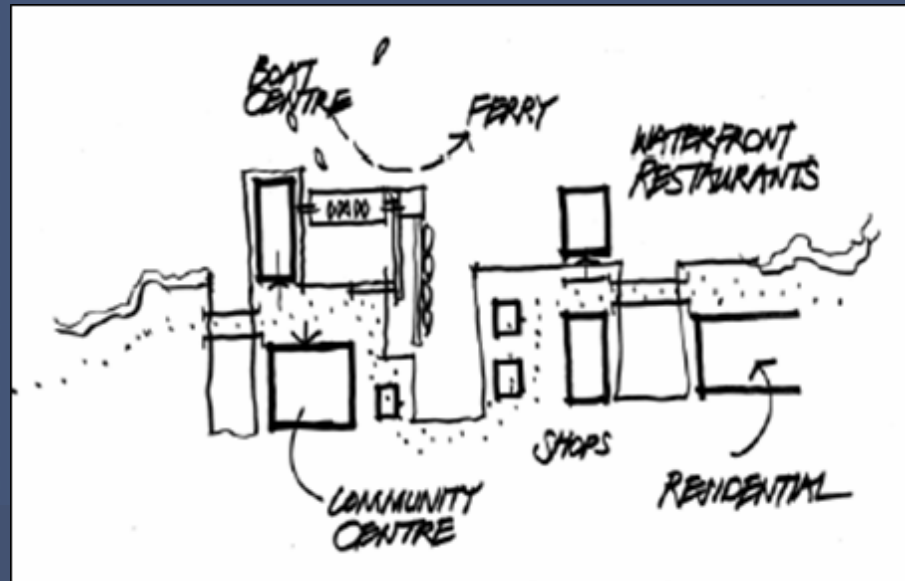
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## ODP Diagrams



## Waterfront Animation



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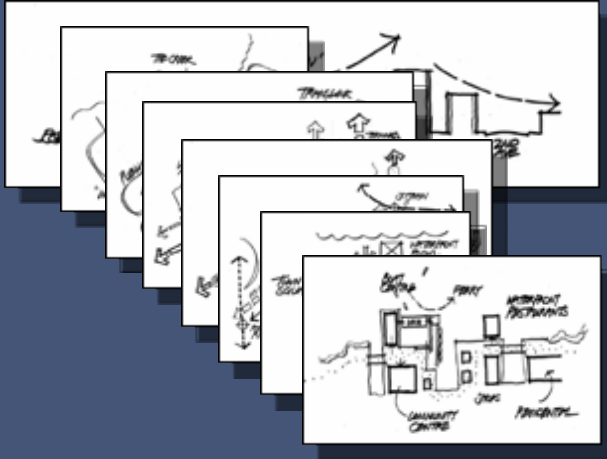
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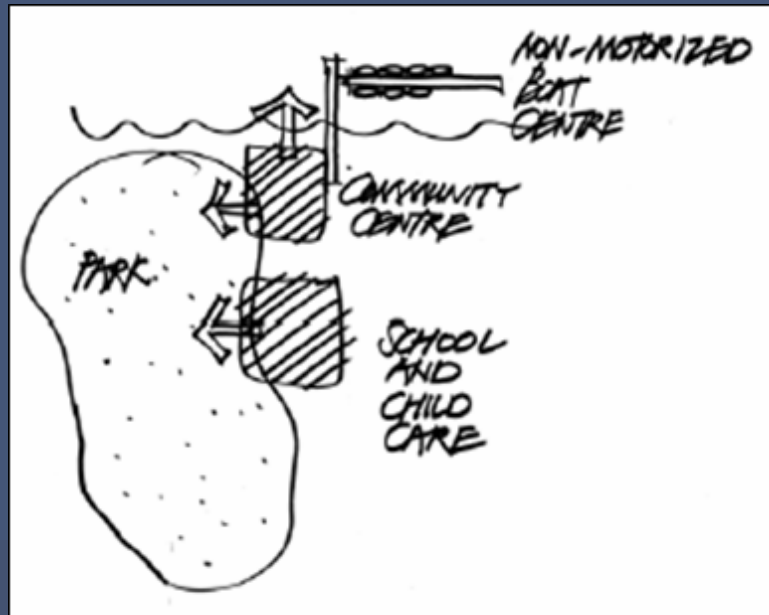


## 2.0 A New Approach

## ODP Diagrams



## Clustered Community Services



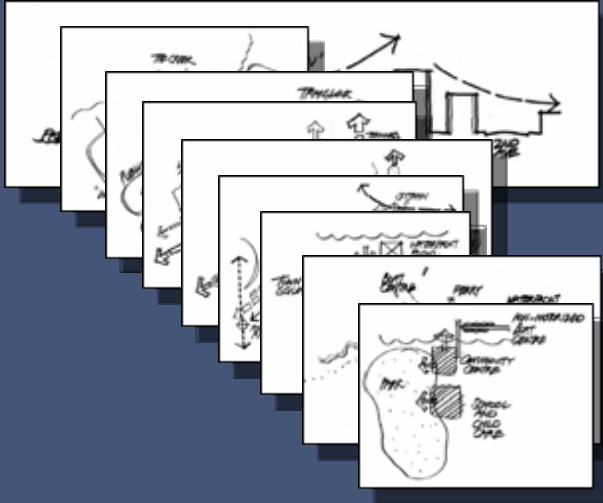
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## *A Legacy of Sustainable Urbanism*

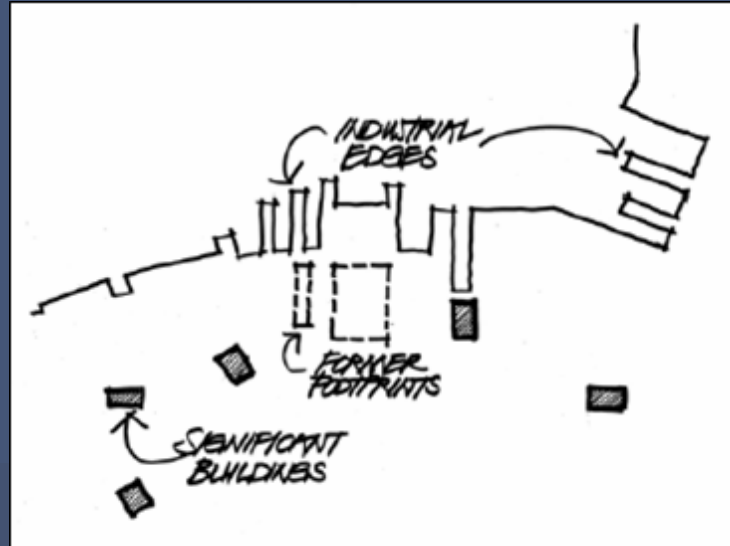
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## ODP Diagrams



## Heritage Recognition



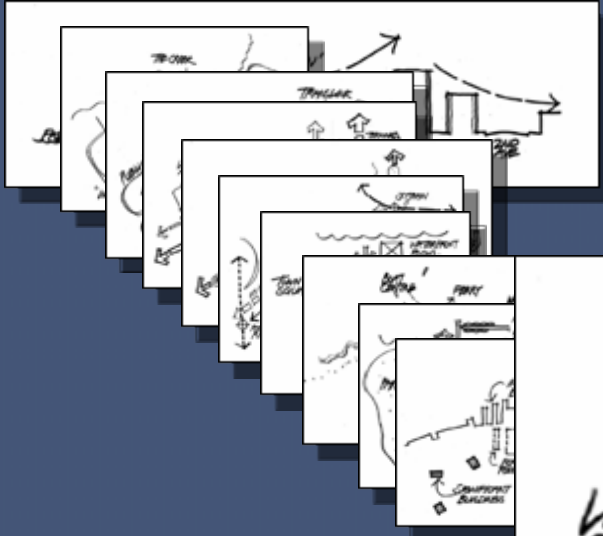
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## ODP Diagrams



## Incremental Varied Development



# Southeast False Creek and the Olympic Village

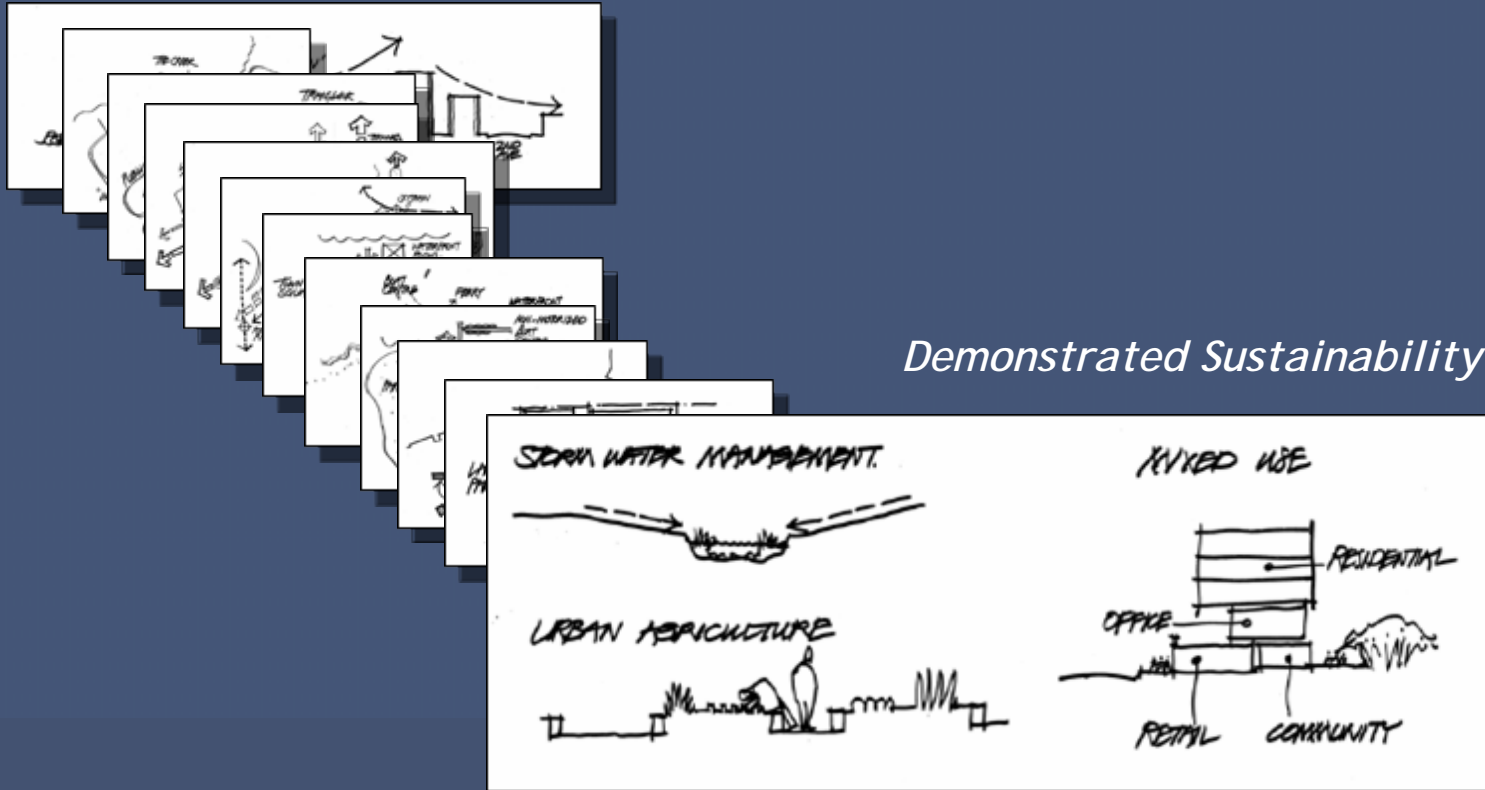
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## ODP Diagrams



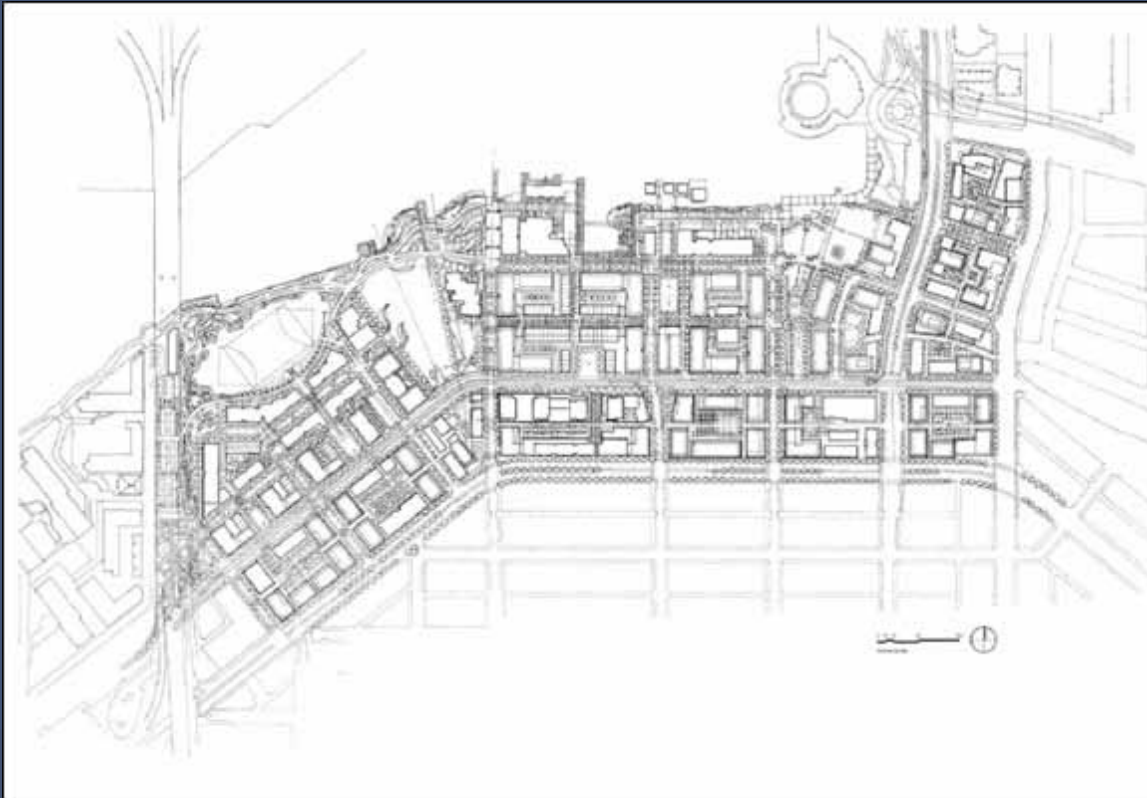
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## 2.0 A New Approach

### *ODP Illustrative Plan*



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# 3.0 No Time

## *Re-Zoning Application*



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# 3.0 No Time

## *Illustrative Plan*



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# 3.0 No Time

## *Shipyards Precinct Plan*





# 3.0 No Time

*Use, Density and Form of Development*



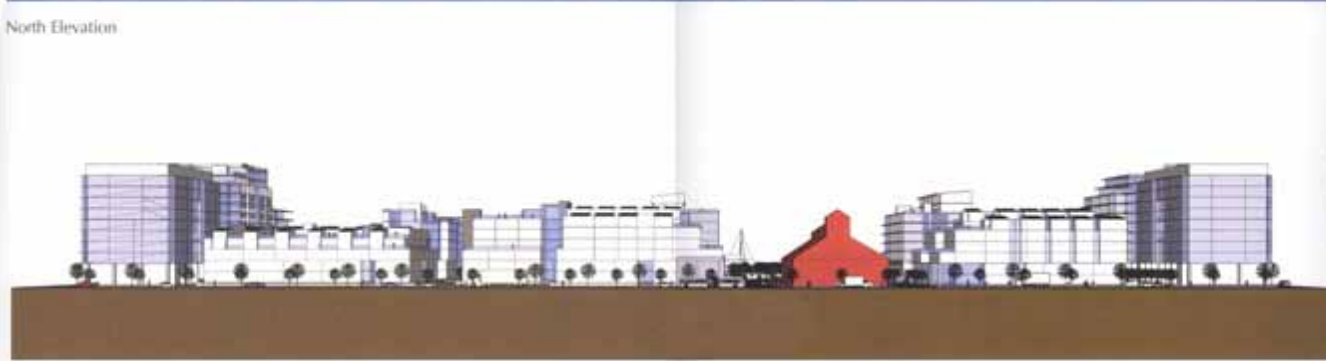
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# 3.0 No Time

## *Re-zoning Elevations*



North Elevation



South Elevation



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# 4.0 A Creative Framework

## *Regulatory Tools*



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# 4.0 A Creative Framework

## *The Press and the Urban Design Panel*

### Site to resemble 'classic fishing village'

The Olympic Village site that Robert Stern will be working on is located in the middle of the southeast False Creek lands. The city of Vancouver sold the 2.6-hectare [6.4-acre] site to Millennium Properties for \$193 million in April, a record price for undeveloped land in Vancouver.

Condo king Bob Rennie will be marketing the site, which will include 12 residential buildings ranging from four to 13 storeys high.

"The whole idea is, instead of defaulting to this ultra-contemporary [look], to build a classic fishing village," says Rennie.

"That's more the vision for the Olympic Village, and I think it's

really smart. It's sitting on the water, and it's lowrise buildings, it's not highrise buildings."

There will be about 93,000 square metres [one million square feet] of residential space, but how many units, or what they will cost, is still in the planning stages. Stern's building is in a prime waterfront location, and will be a tiered structure of six to nine storeys, with 15,800 square metres [170,000 square feet] of space.

"I think it will stand out in terms of the quality of architecture and the materials that will be used," says Millennium's Shahram Malek.

"But it will also tie in to what's happening to other buildings

around this particular site that he is designing for. He is actually a contextual architect; he tries to build within the context."

Several architects will be working on the site. Stern will be working with local architect Lawrence Doyle on his building, while Paul Merrick and Stu Lyon will be designing several buildings each. Arthur Erickson may design a community centre.

The buildings should be completed by the end of 2009 and will be used as the athletes' residences during the 2010 Olympics. Purchasers will be able to move into their condos in the spring or summer of 2010.

— John Mackie



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# 4.0 A Creative Framework

## *Character and Expression*



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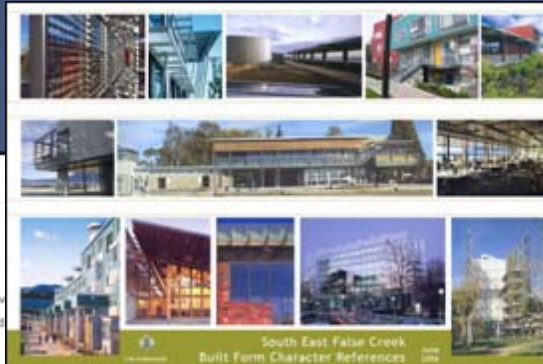
# 4.0 A Creative Framework

## *Character and Expression*

**DESIGN PRINCIPLES**

**MILLENNIUM WATER - DESIGN PRINCIPLES**  
The following governing principles will inform the design of the buildings at the Olympic Village.

- 1 VERTICAL STREETS**
  - exposed circulation
  - social opportunity
  - useful stairs
  - view down to the street
  - view into the building
  - green edges to circulation
- 2 DAYLIGHT INSIDE**
  - daylight from two sides of each home, apartment or townhouse
  - daylight to as many rooms as possible
  - daylight to circulation
- 3 AIR THROUGH**
  - corner or through suites wherever possible
  - large or multiple opening windows
  - open corridors where possible
- 4 HORIZONTAL STREETS ABOVE GRADE**
  - corridors with green edges where possible
  - suite entry doors with presence
  - corridors with daylighting where possible
- 5 RESPONSIVE BUILDING FACE**
  - solar screening on south and west sides
  - bigger windows on north sides
  - smaller windows or shading on bright sides
- 6 USEFUL OUTDOOR TERRACES**
  - acknowledge different types of view
  - differences between bottom and top
  - space for table and chairs
  - privacy control
  - integrated with unit layout
- 7 RESPONSIVE STREET LEVEL UNITS**
  - private street/public street response
  - east side/west side response
- 8 INTEGRAL AMENITY SPACES**
  - interior amenity spaces that are integrally connected to common outdoor space
  - amenity spaces are creatively designed
  - amenity spaces are integrally associated with circulation and preferably with vertical streets
  - amenity spaces are the 'public plazas' of the interior circulation
- 9 VIEW FROM EVERY FLOOR**
  - every floor in every building should have a common outlook over outdoor green space in concert with common access to natural daylight
- 10 DAYLIGHT TO UNDERGROUND SPACES**
  - daylighting via skylights, stairs, and light wells should be provided to underground areas wherever possible

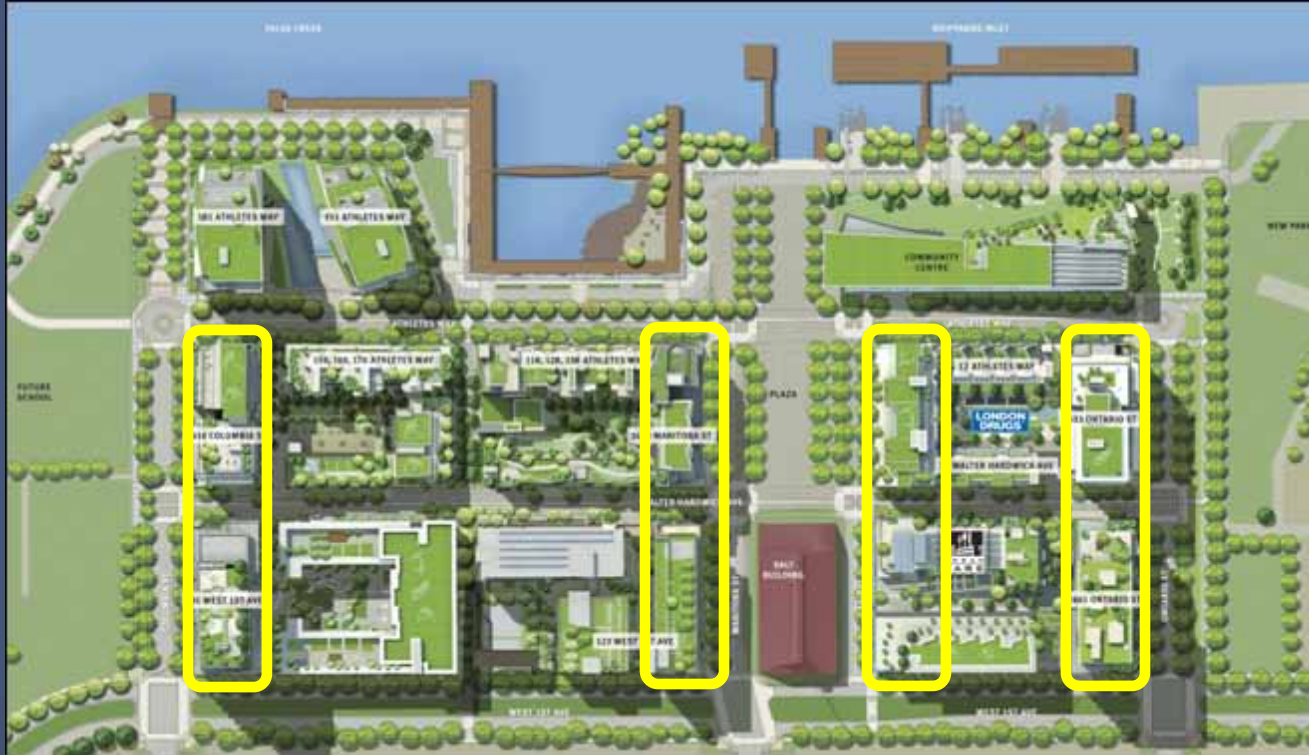


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# 4.0 A Creative Framework

## *Building Hierarchy - "Edge" Buildings*



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## *Building Hierarchy - "Glue" Buildings*



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## *Building Hierarchy - "Signature" Buildings*



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## *Edge and Glue Buildings*



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## *Signature Buildings*



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# 4.0 A Creative Framework

## *Signature Buildings*



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# 4.0 A Creative Framework

## *Signature Buildings*



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# 5.0 Legacy

## *The Energy Centre*



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# 5.0 Legacy

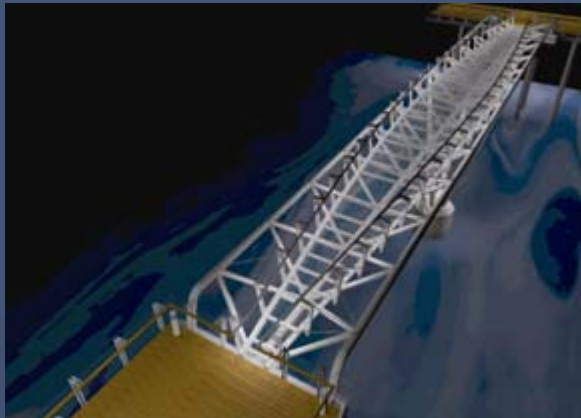
## *Habitat Island*



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# 5.0 Legacy

## *Canoe Bridge*



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# 5.0 Legacy

## Crane Park

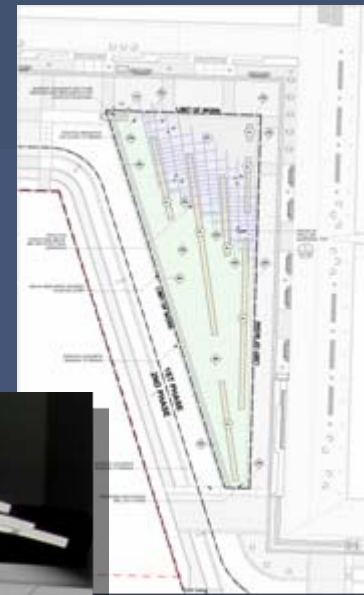
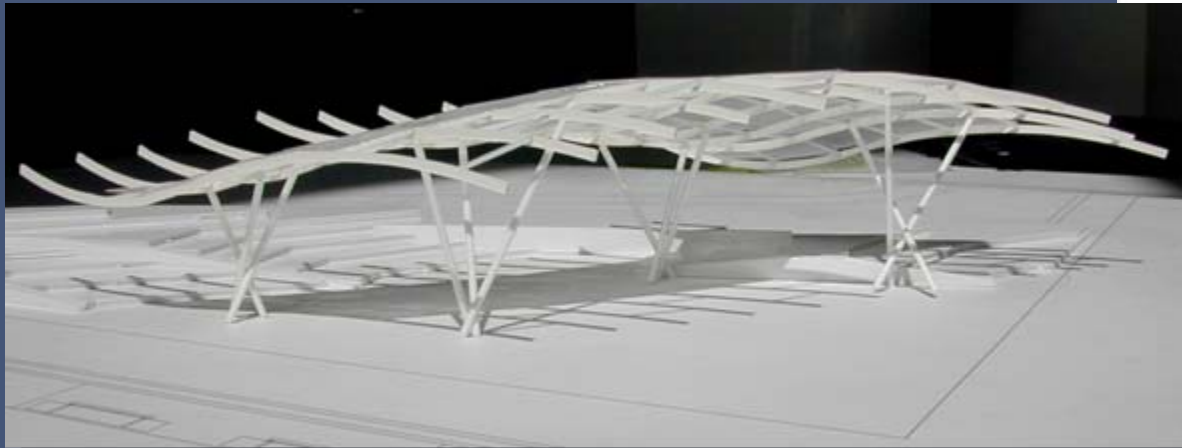


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# 5.0 Legacy

## *Triangle Park*



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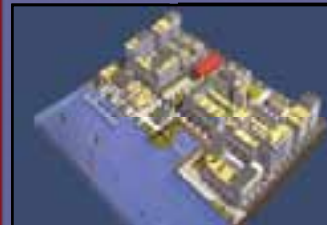
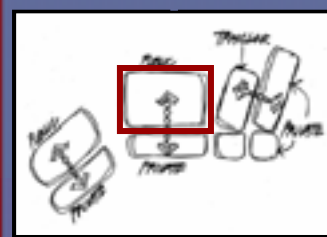
# 5.0 Legacy

## *Olympic Plaza*



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# 6.0 Vision to Implementation



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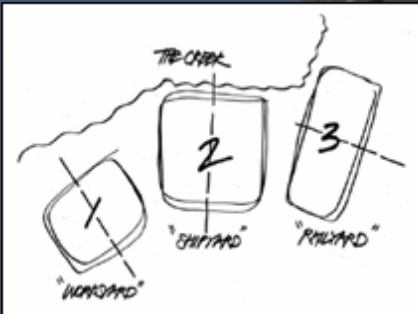


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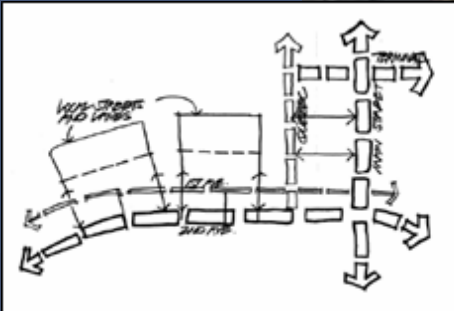
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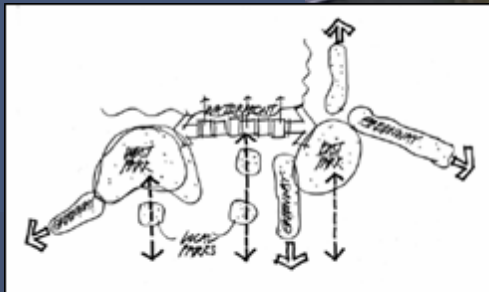
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# 7.0 Celebrating Achievement



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# 7.0 Celebrating Achievement



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# 8.0 The Value of Place

## *Urbanism Quality / Placemaking Excellence...*



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## 8.0 The Value of Place

*Attracts Intellectual Capacities...*



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# 8.0 The Value of Place

*and When Combined with Sustainable Values...*



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## 8.0 The Value of Place *Creates "Green Capital".*



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# THANK YOU



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