

蛇口：发展新模式

Shekou: New Modes of Development

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摘要 ……

在中国当下的现代化和城市化进程中，城市设施荒废率高得惊人。中国近些年来，改造和翻新项目正逐渐成为主要的城市建设议题。

蛇口工业区创立于1979年，是中国城市发展中最先进入现代工业化进程的先行者之一，我们的研讨课程的主要任务就是深圳发展的大趋势下，蛇口作为即将被大规模废弃的工业区，应该如何利用这些大片的工业土地和其他工业设施，积极自我适应和改变从而平稳甚至高效过渡。

我们将蛇口半岛定位为联系前海新城和深圳市区的纽带，并逐渐转化，改变其现存肌理。设计对于荒废化这个核心问题的解决方式是创造一个功能充分混合化的城市，其用地属性互相重叠、边界模糊且具备一系列多样化的城市锚点。与现有中国城市规划趋势不同，我们强调的是去主题化的混合策略。新的蛇口半岛将不仅仅为深圳和前海提供便利，还将刺激沿深圳湾的香港新区发展。

关键词 ……

荒废化；去主题化；有机网格；蛇口；分期；后工业再开发

Abstract …

A striking aspect of China's recent modernization and urbanization has been a high rate of obsolescence, and redevelopment and renewal have become an increasingly large part of China's developmental agenda.

Aiming at the Shekou Industrial District in Shenzhen, one of the earliest excursions into modern industrial and urban development since 1978, the issue to be confronted in our studio is how should Skekou District comport itself and be reconfigured to best leverage the obsolescence rate of the plant sites and other facilities while undergoing new development.

The concept of our project is to position the Shekou Peninsula as the link between Qianhai and Shenzhen by gradually adapting and transforming the existing fabric. The design targets the obsolescence through a highly programmatically mixed urban fabric, an overlap of districts, various urban anchors, dynamic transitions and most importantly, the dethematazation of the current urban planning trends. The new Shekou Peninsula will serve not only as an amenity for Shenzhen and Qianhai but also a destination for Hong Kong and the new towns developing across Shenzhen Bay.

Key words …

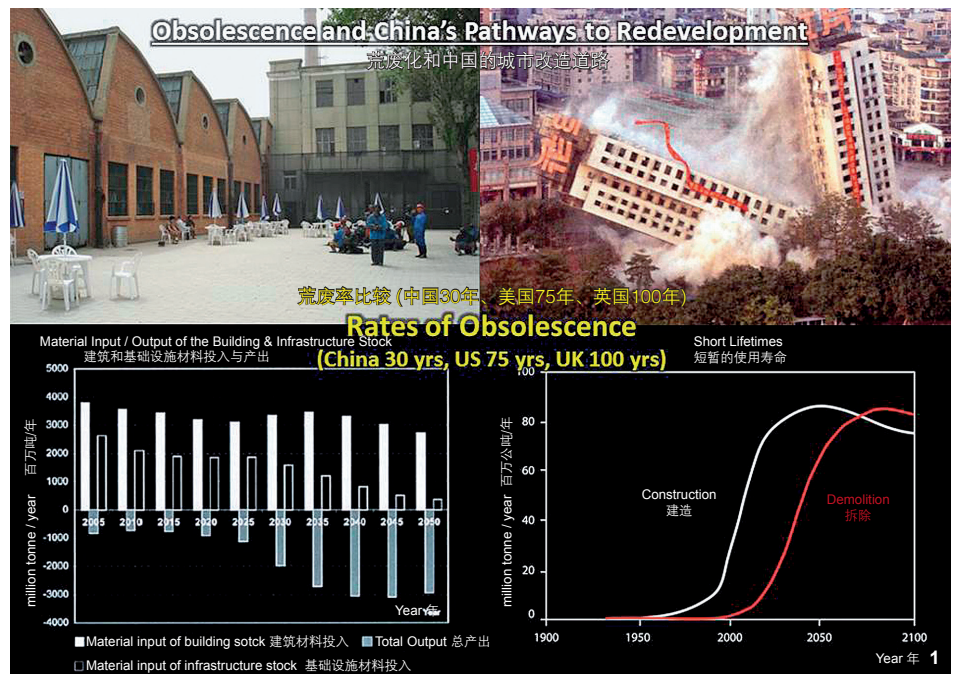
Obsolescence; Dethematazation; Organic Grids; Shekou; Phasing; Post Industrial Redevelopment

荒废化

我们依旧清晰地记得在2014年春季学期选课时，彼得·罗教授在他的研讨课程介绍中这样描述了课程的核心内容：“中国当下的现代化和城市化大潮中，裹挟着令人瞠目结舌的现实，那就是极高的城市设施荒废率以及中国对于适应持续变化的城市图景的绵软无力。”言语之间，我们不难感受到他对眼下中国城市发展趋势的深深忧虑，和对新型城市化策略的企盼。

如果你关注过中国近些年来的建筑和

1. 中国惊人的城市荒废率 (图片来源: 彼得·罗, 哈佛大学设计学院2014深圳蛇口研讨课程介绍汇报文件)
1. The astonishing rates of Obsolescence in China (Source: Peter Rowe, PPT slide from Professor whose studio introductory presentation, Harvard Graduate School of Design, 2014)



城市实践，便会发现改造和翻新项目数量的激增（图1）。这类项目越来越多地成为主要的城市建设议题，并逐渐成为谱写更大的城市愿景乐章中不可或缺的和弦。这些项目通常为废弃工业区的改建和再利用。在中国高速工业化进程中，大规模一次性开发、自上而下的城市规划和宏大叙事性的建设模式，遗留下来大片“不合时宜”的待转型改建的工业土地和设施。彼得·罗在研讨课程介绍中介绍了深圳蛇口工业区的概况，并提到研讨课程与当地实体单位及开发商的合作可能性。在彼得·罗和哈佛大学设计学院多年对于深圳和中国的相关研究基础上，这次研讨课程是学生进一步深化学术研究和尝试在地实践的大好机会。

于是，怀着对深圳未来城市图景变迁的相同兴趣，我们加入了该研讨课程。在彼得·罗教授和4位助教组成的强大团队的教学指导下，我们进行了为期4个半月的研究分析和在地设计，并最终完成了一

个全面详实的、多尺度的设计策略。彼得曾这样解释研讨课程的核心目标：研究和探索关于荒废化问题的概念、策略和类型化探索，提出新的替代模型和发展模式。因此，我们尝试探索分段逐步停用蛇口的工业版块，并将工业用地重新改造为新的城市肌理，从而更加充分利用场地依山傍水的地理地貌优势，并藉此搭乘深圳市区和前海新城的经济增长的高速列车（图2）。另外我们希望通过灵活的用地性质和功能布局，使蛇口能够积极适应外部成熟和新兴的经济力量，并通过创造新的宏观合作方式来扩展当地的微观经济。

蛇口工业区

蛇口工业区创立于1979年，是中国城市发展中最早进入现代工业化进程的先行者之一，我们研讨课程的主要任务就是研究和设计蛇口规划的其他可能性。这其中需要解决的关键问题是，在深圳发展的大趋势下，蛇口作为即将被大规模废弃的工

业区，应该如何利用这些大片的工业土地和其他工业设施，积极自我适应和改变从而平稳甚至高效过渡？

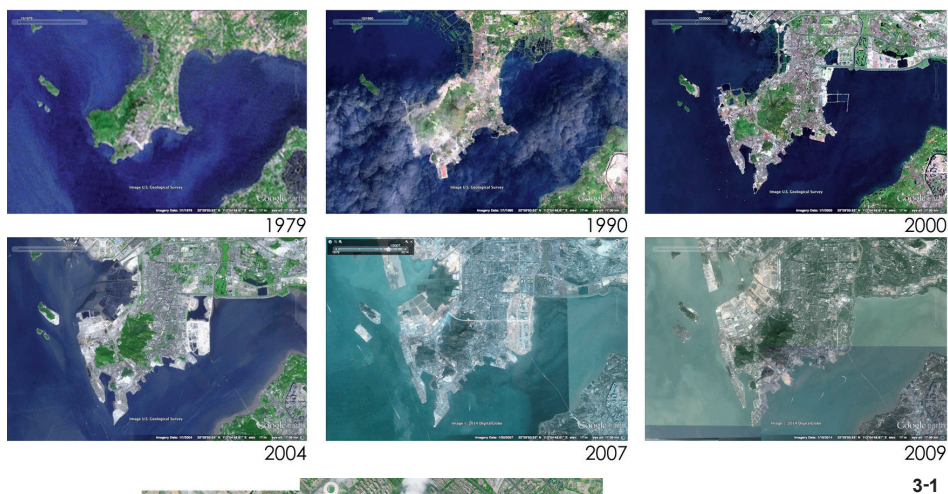
我们的研究首先从蛇口在珠江三角洲的区位价值开始，以及它在过去30年里如何从一隅渔村摇身变为蓬勃发展的经济体（图3）。如今，蛇口哺育着30万居住人口，然而在市场转型的大环境下，大部分20世纪90年代发展起来的工业已经面临荒废。这些曾经振聋发聩的工业巨兽已经活力渐失，它们庞大冰冷的空壳残留在城市肌理中，成为了公共活动的荒芜禁区和城市形象的刺眼伤疤。此时，蛇口正徘徊在命运抉择的分岔路口，新的城市发展带来的经济压力以及市场和产业的转型，正在迫使它重新思考自己在珠三角发展大局中的角色。

在对蛇口城市现状做过初步的研究之后，为更加直观地获得第一手资料和该区域工业发展的状态，整个研讨课程成员在2014年3月前往深圳蛇口进行现场调研。无



论是从视觉印象还是关于城市的新理解来讲，这次蛇口之旅都毫无疑问成为这个准备完善的研讨课程中最重要和最关键的组成部分。在蛇口为期一周的考察期间里，我们得以和深圳市规划局的相关人士就深圳的后续规划、分区策略和城市定位等问题进行深入的咨询和探讨，并一起研究了蛇口将如何成为这盘棋中的最关键而灵动的棋子。更为重要的是，招商局集团为研讨课程详细介绍了蛇口的历史和未来规划发展的动态，并解释了发展现状背后的深层原因。招商局作为中国民族工商业的先驱，是首批集居深圳的国有企业之一。作为目前整个蛇口半岛的土地持有者，其希望利用自身充分的土地资源并在这片土地上创造新的可能。而鉴于其作为该地区地产商和投资者的唯一旗手，他们的计划是将蛇口面临荒废的工业区全面重塑，并成为深圳发展链条的重要一环。招商局长期以来在其城市发展建设方面，都和哈佛大学设计学院，尤其是彼得·罗教授保持合作关系，因此这次研讨课程也成为了寻找未来创新设计策略的好机会（图4）。

通过与各方面专家的沟通交流和其他在地调研，我们根据自己的理解对这片地区的未来做了几种假设：接下来的十几年里，深圳市区步步为营地西向蔓延和前海水城声势浩荡的南下姿态，加上隔湾相望的香港新区发展，蛇口半岛在多面地产压力的夹击下无疑将经历产业结构转型的阵痛。更为重要的一点是港口的迁移。我们认为，在中国经济全球化的历程中，随着珠三角港口的产业分工化，航运产业将不可避免地主要核心城市转移到珠江水路沿岸的其他新兴港口城市。藉此蛇口港将



2. 蛇口将定位为深圳和前海的联系纽带（图片来源：研讨课程期末汇报文件，由叶曼欣绘制）
3. 蛇口工业区1978-2014年的发展变化（图片来源：谷歌地球）
4. 研讨课程团队和招商局人员在招商局历史博物馆前的合影（图片来源：招商局集团）
2. Shekou will serve as the link of Qianhai and Shenzhen (Source: Wenxin Ye, PPT slide from studio final presentation)
3. The development of Shekou Industrial District from 1978 to 2014 (Source: Google Earth)
4. Picture of the studio and China Merchant Group in the CMG Museum (Source: China Merchant Group)

有机会引入新的产业类型重塑身份，成为前海水城的延续，并孕育新的后工业城市经济体（图5）。

另外我们通过研究发现，教育产业和高新技术产业将是蛇口城市机器升级的关键齿轮，同时也是对于新的居民最为重要的城市要素。通过推进“蛇口网谷”计划并继续利用现有的繁荣市场，我们所倡导的发展计划也会得到促进。我们在半岛分散嵌入复合多样的城市事件和地区功能作为大型节点，催化不同的区域并重新分配城市活动，创造复合密度的城市景观。简言之，我们相信去工业化，经济重构和技术提升是蛇口今后发展的必经之路。同时，各类住宅和城市节点也是蛇口今后的刚性需求。所有的这些设定都直接指向蛇口港的“下岗”和该区域的“再就业”。

去主题化

经过前期调研，我们基于既有分析成果，4个学生一组进入设计阶段。我们设想蛇口半岛应定位为联系前海新城和深圳市区的纽带，并逐渐由现有肌理转化为一个城市化区域。坐落于新生的前海水城、快速发展的深圳和经济实力强大的香港之间，蛇口不仅为它们提供配套服务，也同

时成为一个区域共享的目的地。进展到此时，我们的设计已开始触碰荒废化这个核心问题，我们提出的解决方式是一个功能充分混合化的城市，打破传统用地性质划分，地块相互重叠、边界模糊，具备一系列多样化的城市锚点。与现有中国城市规划趋势不同，我们强调的是去主题化的混合策略。

首先，对于基地中沿海地域的工业区块和港口设施，我们的提案是通过引入自然属性的边界模式，“柔化”这个冰冷的硬质工业岸线。通过回应周边其他地区的城市功能定位，我们尝试通过结合自然和人工来消解工业港口凌驾于公共生活的骇人尺度，使其原本的工业特色转化成为城市居住和休闲体验的组成部分。其次，通过教育与信息产业和休闲设施（如海滩与生态公园等）之间的关联，我们的设计提出了丰富的交互性功能锚点和多样的城市密度，由此来规避中国城市化过程中常见的单一化趋势。最后，新的城市网格采用更小的街区形态，从而创造更紧凑的城市肌理和功能定位的灵活性（图6）。

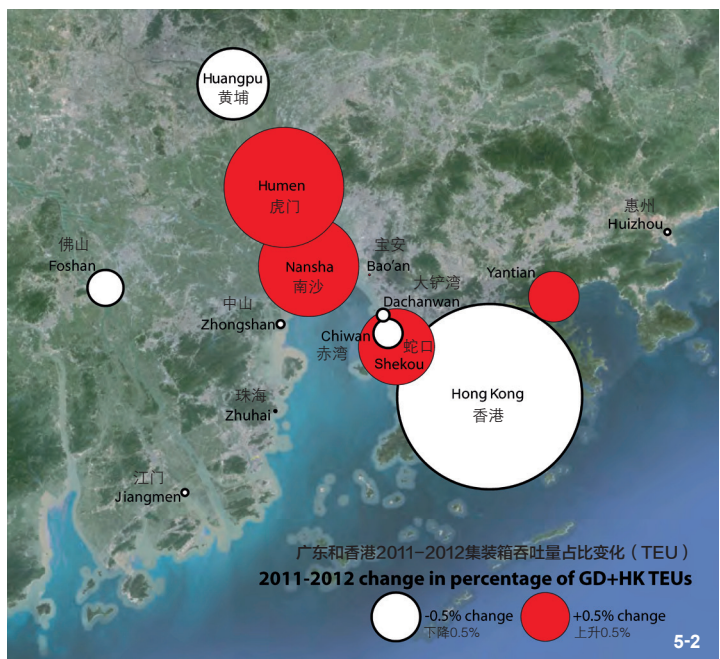
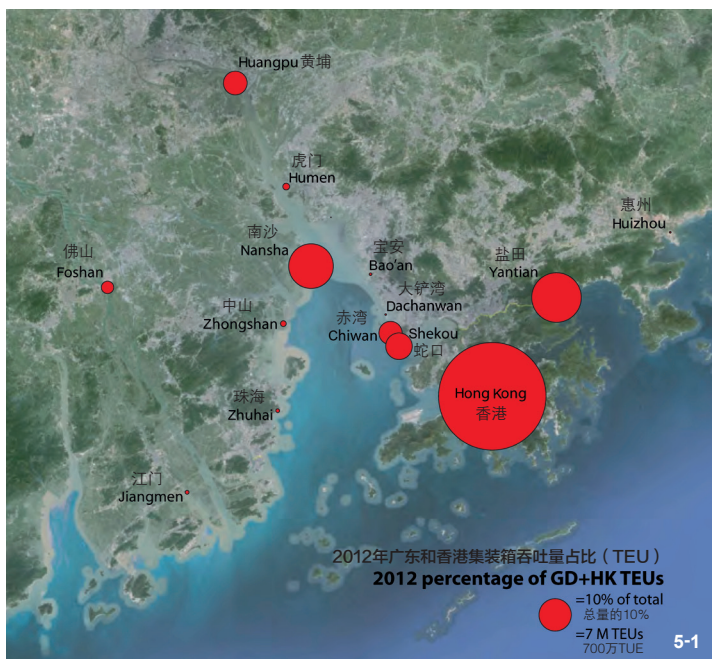
一般网格与有机网格

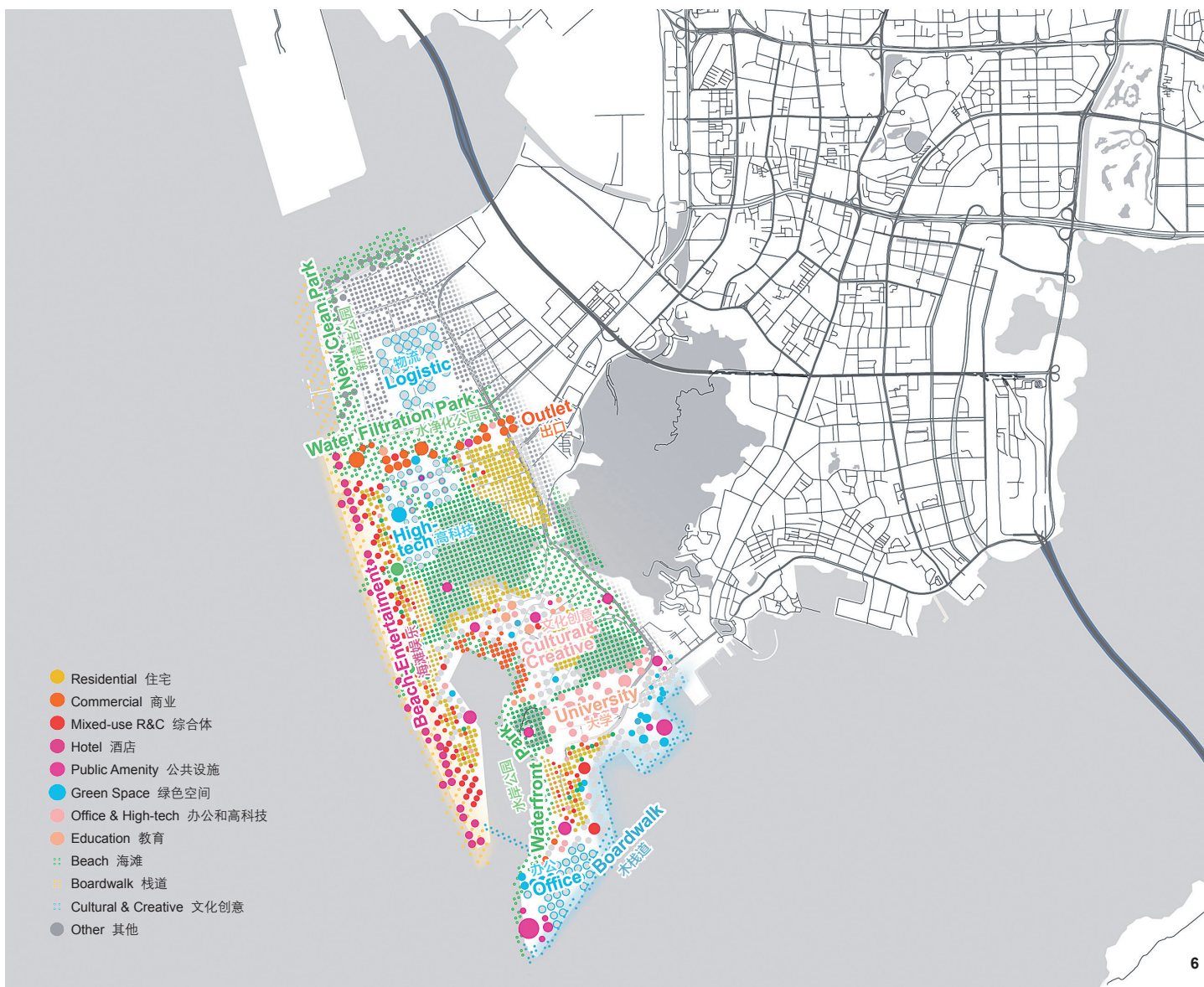
蛇口具有由其地貌和功能定义的独特

的网格图底，这激发了我们的思考，这层图底可以同时为社区和景观服务。因此，我们放弃僵化的网格系统，而是引入一系列根据蛇口的地形、文化和水文特质而设定的网格模式。设计基于二重网格系统：通用网格和有机网格（图7）。这个双重网格系统的概念让通用网格为基础城市化服务，而当其适应特殊需求时，则演变为有机发展模式。当我们设定网格参数并建立体系后，新的蛇口半岛被划分为4个相互重叠但各具特点的区块，同时成为局部区域和大都市区基础设施网络的组成部分（图8）。蛇口的城市更新将逐步、分阶段展开，每一个区块将制定不同的开发速度。该策略允许一些地区先行建设，而其他地区随后在周边进行适应性发展（图9）。

第一阶段将北部港口部分废弃，并把此地作为前海新城的连接点，同时开始引入第一区即新海滩的开发（图8）。这个阶段是拓展和延续整个前海规划的重要步骤，同时也对为近山区的独特地形做出回应。

第二阶段的发展瞄准太子湾地区。基于太子湾当下的城市建造趋势，停用前一阶段暂留的南部港口，该区域将着力发展





6

成为深圳市区的商业延伸（图8）。在这个阶段里，城市地铁系统将会延伸至前海地区，使该区域开始作为深圳的组成部分而运转，同时又保有与前海密切联系。

第三阶段时，南部的剩余港口将全部让位给太子湾的后续发展，即进一步延伸建设二号区域。基于东北向蛇口网谷初具规模的科技产业，这种接续式的城市规划策略非常有利于该地复合高新技术产业和教育产业的成长。同时连接地铁站的公交系统将保证居民深度南下的便捷性。

阶段四将全面停用蛇口港，整个工业港口将完成转向转滨海浴场的更新改造。

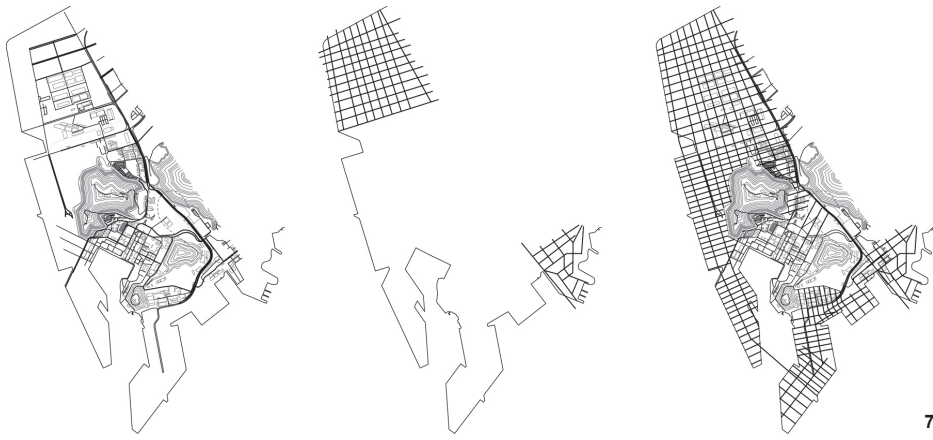
这就是对整个发展至关重要的三号区域（图8）。作为最大的旅游业载体，它将成为整个基地非常重要的旅游磁石和投资引擎，同时完善的四环式公交系统将最大化地保证这个区域和整个蛇口半岛的可达性（图10）。

纵贯4个阶段，港口工人宿舍所在的内湾沿岸地带则一直在自我更新并逐步演变成四号区域（图8）。这个区域将成为蛇口的核心地带和工业遗产地，是整个半岛城市的文化和艺术核心。由于承载了大量城市记忆和蛇口精神，四号区采用了和其他三个区域完全不同的发展模式。

新的蛇口半岛将不仅仅为深圳和前海

提供便利，还将刺激沿深圳湾的香港新区发展（图11）。我们的设计将为中国当下持续而高速的城市化进程提供一个更具适应性的规划方案。我们希望，这种非传统的发展模式能重新定义中国的城市化策略和目标，同时为更多其他可能的发展模式搭建一个催化平台（图12）。LAF

5. 珠江三角洲港口北迁分析示意图（图片来源：研讨课程汇报文件，由尼克·史密斯绘制）
6. 去主题化的概念示意图（图片来源：研讨课程期末汇报文件，由王嘉琪绘制）
5. The diagrams show the port would move away to the upstream in the North (Source: Nick Smith, PPT slide from Nick Smith's studio workshop)
6. The Program diagram shows the concept of Dethematazation (Source: Jiaqi Wang, PPT slide from studio final presentation)



7-1

Obsolescence

We still clearly remember the option studio presentations and Professor Peter Rowe describing the focus of the studio and the issues that it was facing: “A striking aspect of China’s recent modernization and urbanization has been a high rate of obsolescence and China’s inability to adapt to the ever-changing urban landscape”. His tone showed a high concern on the current development trends

and urged for new strategies for the country.

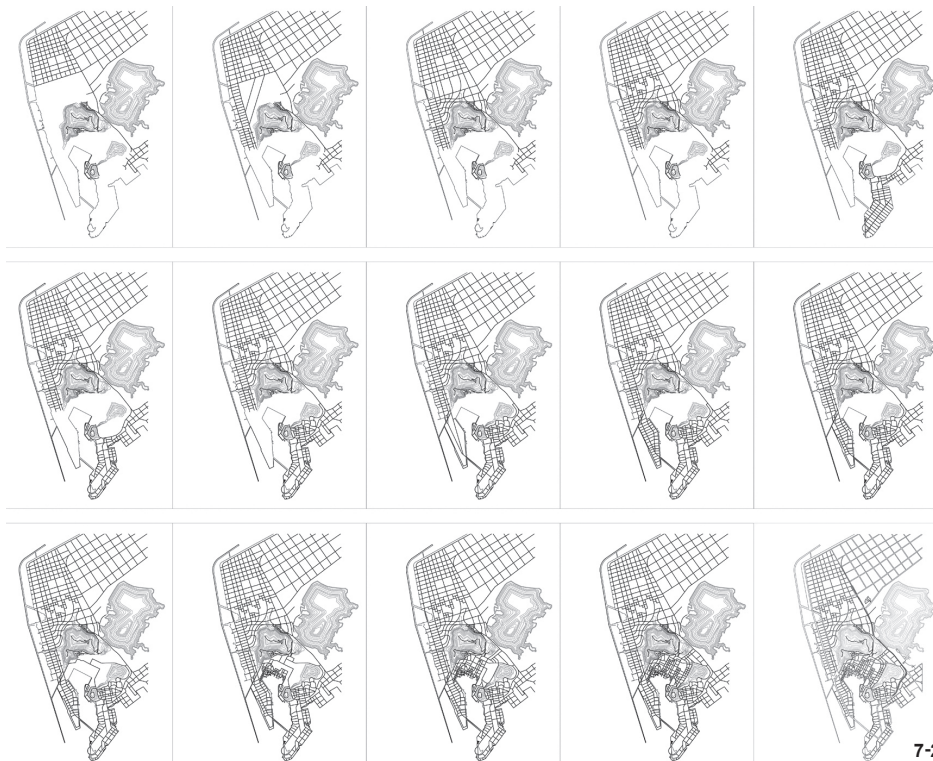
If you have paid any attention to the current architecture and urban practices in China, it is not difficult to understand that the enduring redevelopment and renewal of the Chinese cities have become an increasingly large part of China’s urbanization agenda and are taking a toll on the larger vision for the cities (Fig. 1). This phenomenon usually expresses itself as transforming abandoned

industrial areas resulted from China’s fast and large-scale one-time, top-down planning and city construction. Peter’s presentation introduced the site, Shekou Industrial District in Shenzhen, and the possibilities of partnership with local entities and developers, and with the Graduate School of Design which recently has involved in similar research. This also provided an opportunity to put the student abilities to the test.

Our interest in the changing urban landscapes of Shenzhen persuaded us to be part of this Shekou studio. Lead by Professor Rowe and four teaching assistants, we explored this topic through a one-semester long research analysis and grounded design endeavors where the final outcome should be a comprehensive design strategy through various scales. Rowe explained that the focus of this studio project is to develop concepts, strategies and typological possibilities that target the issue of obsolescence and propose new options and opportunities of development. Thus we explored the subject matter as an opportunity to phase out the site and renovate the land into a new urban fabric that utilizes its geographic position to thrive in the growing economies of Shenzhen and Qianhai (Fig. 2). We proposed programs that are flexible and adaptive to the new regional economies, and create new alliances for expanding the local micro-economies.

Shekou Industrial District

Aiming at the Shekou Industrial District in Shenzhen, established in 1979, as one of the first industrial districts in China’s modern industrialization and urban development process, the main task of our studio was to research and analyze design alternatives for the site. The key issue confronting this studio is: How should the Shekou District adapt itself and be reconfigured to best leverage the obsolescence rate of the industrial sites



7-2

and other facilities while undergoing new development?

We began the research process by understanding the location and key role that Shekou plays in the Pearl River Delta and the way it has evolved from fishing villages into a thriving market over the past 30 years (Fig. 3). Today Shekou houses a growing population of approximately 300,000 inhabitants and is facing the obsolescence of many major industries, which had developed on the early 1990s but, due to the shifting markets, have been disappearing and leaving behind empty shells that has created gaps on the urban fabric. At the same time, Shekou is in the edge of an overhaul due to the financial pressures of new developments, and markets and industry changes that made Shekou to rethink its role between the major developments in the Pearl River Delta.

After processing and analyzing information in order to better comprehend the current urban conditions of Shekou, the

studio traveled to Shenzhen in March 2014, and got a first-hand experience of the urban conditions and the industrial developments. Evaluating from both the visual impression and new understanding of this city, this trip was a crucial necessity and the most beneficial component of this well-arranged studio. During this trip, we were able to meet and consult with the Shenzhen Planning Bureau. During the meeting future plans and strategies of zoning, and many possibilities about the future of Shenzhen and how Shekou could be part of this vision were discussed. More importantly, as the main contributor to the research, China Merchants Group gave the studio an introduction to the Shekou history and an insight to the future plans of development envisioned for the site, which was a unique opportunity to understand the forms of development already in play. China Merchants Group is one of the first State Owned Enterprises to inhabit the Shenzhen area and as the current land lease holder

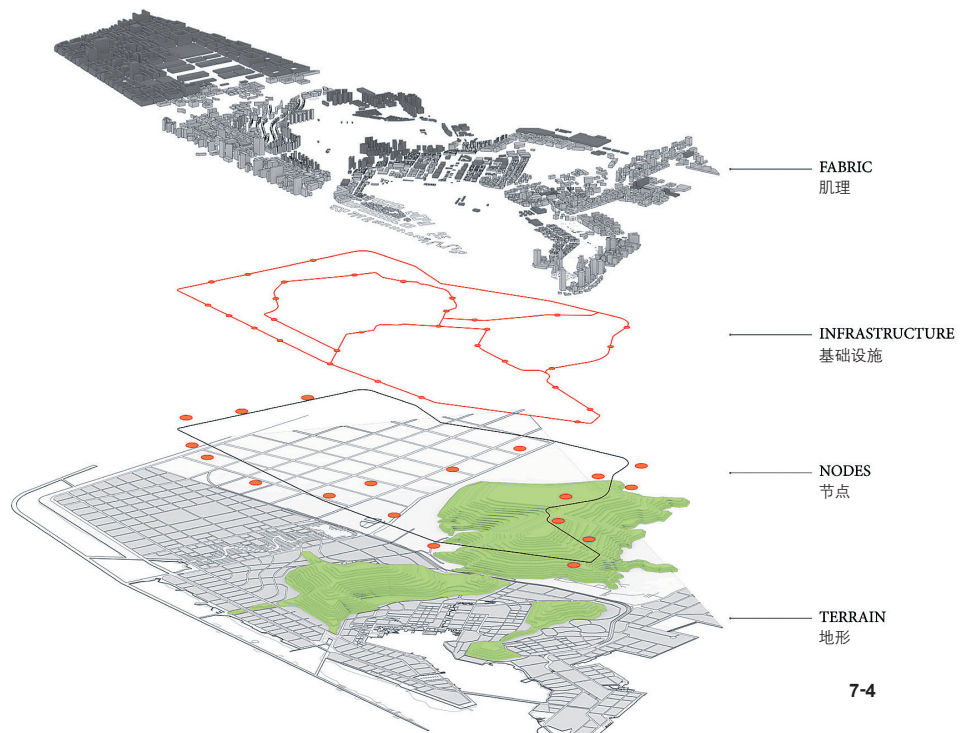
for the whole peninsula, giving them the opportunity to create something special. China Merchants Group has been the sole developer and investor in the district and plans to re-adapt the obsolescent site into a prominent and diverse agent for the future development of the constantly transforming city of Shenzhen. Working together with Professor Rowe and Harvard GSD, China Merchants Group took this as an opportunity to allow us to develop creative and well-informed design strategies and solutions for the future of the site (Fig. 4)

Based on the site visits, meeting with experts and all the other conducted researches, we began to make several assumptions about the future of the district: over the next decades the Shekou Peninsula will experience

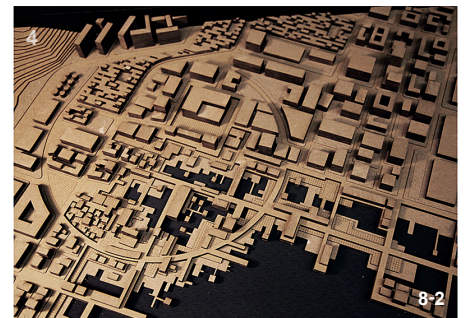
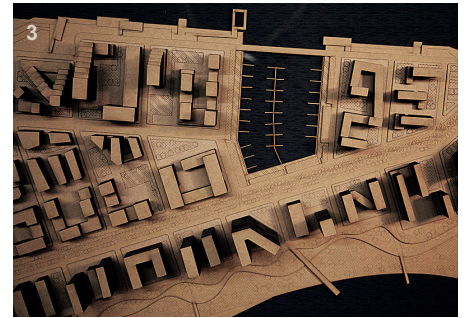
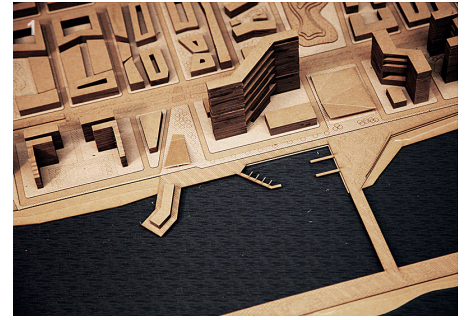
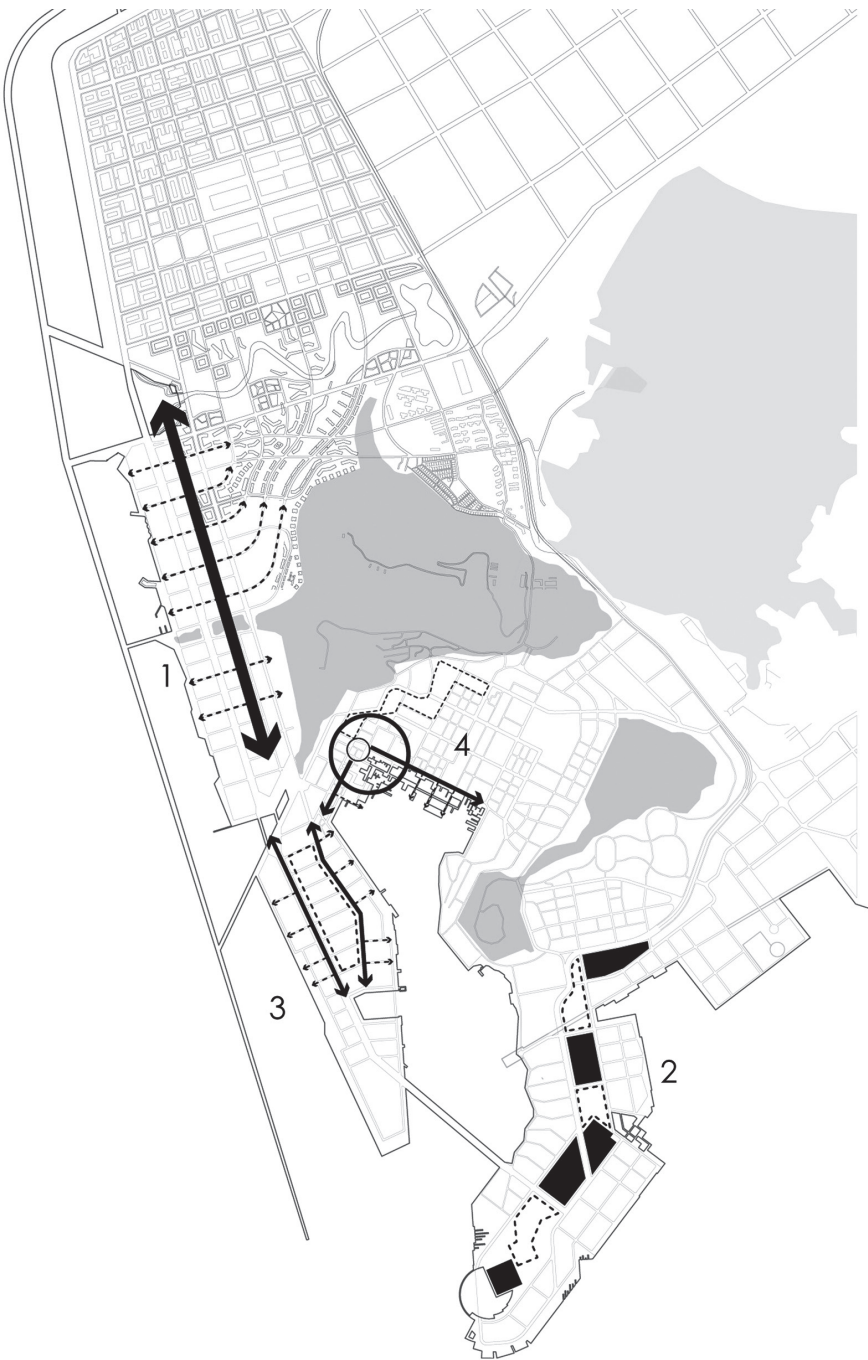
7. 有机网格概念分析图 (图片来源: 研讨课程期末汇报文件, 由左龙和亚历山卓·劳拉绘制)
7. The concept diagram of Organic Grid (Source: Long Zuo and Alejandro Lara, PPT slide from studio final presentation)



7-3



7-4



8-1

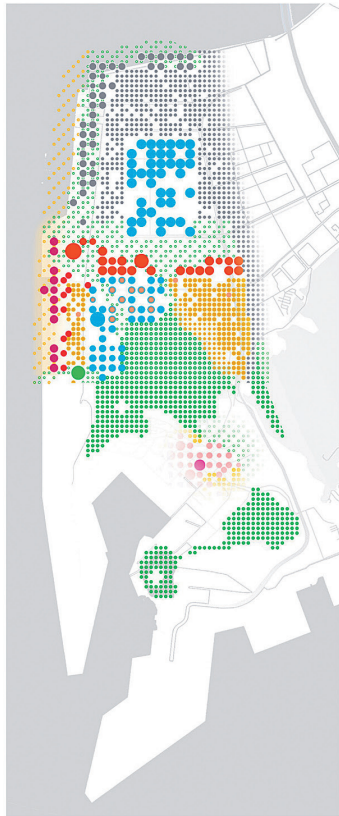
8-2

a program transformation due to the growing real estate pressures by the development of Qianhai Water City, Shenzhen's city growth towards Shekou, and the mushrooming need of housing in the Hong Kong new towns. More importantly, based on our research of the port specialization throughout the PRD, we assumed that in the process of globalization of Chinese economy the

shipping industry will begin to move away from major cities and into new strategic and specialized locations along the waterways that are well connected to inland infrastructure systems, offering the Shekou Port an opportunity to introduce new programs as an extension of the Qianhai Water City, but also as a new beginning to a post industrial urban market (Fig. 5).

Another important insight from our research showed that education and new high-tech industries have played a key role on the evolving plans for Shekou and its new inhabitants. Grafting onto the prominent Net Valley corridor to utilize the existing successful markets will support our proposed forms of development. By inserting mixed nodes of activities and programs,

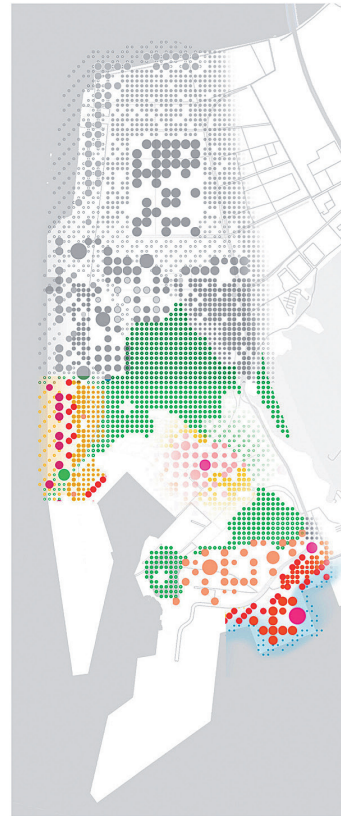
Area to be developed in Phase I
第一阶段发展区域示意图



2015 2020

Phase I 第一阶段

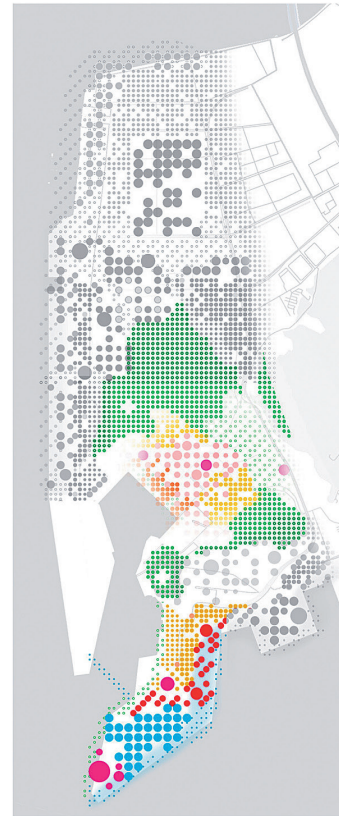
Area to be developed in Phase 2
第二阶段发展区域示意图



2025

Phase 2 第二阶段

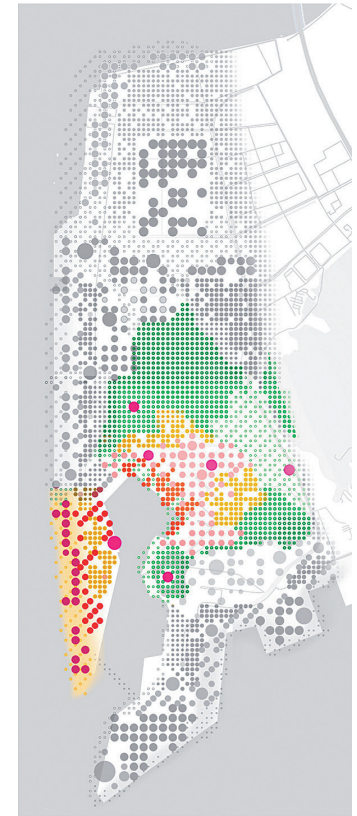
Area to be developed in Phase 3
第三阶段发展区域示意图



2030

Phase 3 第三阶段

Area to be developed in Phase 4
第四阶段发展区域示意图



2035

Phase 4 第四阶段

9

which allows different zones activated and redistributed throughout the peninsula, we began to create a landscape with different urban intensities. To sum up, we believe deindustrialization, economic restructuring and technology enhancement are inevitable for the future redevelopments of Shekou, which will also have a promising demand of housings and urban centers in the renewal process. All these assumptions ultimately lead to the decommission and re-adaptation of the port itself into a prominent urban asset.

Dethematization

After research and analysis, we formed a group of four students and moved onto the

design phase based on our assumptions. We all envisioned that the Shekou Peninsula should be positioned as the link between Qianhai and Shenzhen by gradually transforming the existing fabric into an urbanized region. Located among the new urban setting of Qianhai, the rapidly urbanized environment of Shenzhen, and the economic powerhouse of Hong Kong, Shekou will become a bond between these cities and serve as an amenity, as well as a destination for all. At this point, our design started to touch the core issue of obsolescence and the strategies include a programmatically mixed urban fabric, an overlap and blur of districts, a series of varied urban anchors, and most importantly, the

dethematization of the current Chinese urban planning trends.

First, regarding the industrial sites and port facilities, our proposal introduces a combination of natural and man-made edges that programmatically respond to the area's needs and gives people the opportunity to experience the shipping port heritage as a

8. 4个不同特点分区的概念分析图和细化模型照片（图片来源：研讨课程期末汇报文件）
9. 分期发展的分析示意图（图片来源：研讨课程期末汇报文件，由王嘉琪绘制）
8. The diagram and models pictures of four parts with different characteristics (Source: PPT slide from studio final presentation)
9. The phasing process diagrams (Source: Jiaqi Wang, PPT slide from studio final presentation)

place of residence and leisure. Second, by taking advantage of the symbiotic relationship of education and corporate information technologies companies to the recreational facilities, such as beaches and ecological parks, our new Shekou design proposal uses dynamic programs as anchors of interaction and creates a variety of urban intensities to avoid the monotonous development that is typical in China's urbanization. Lastly, the new urban fabric takes on a smaller block form in order to create a tighter urban fabric but also to promote program flexibility (Fig. 6).

The Generic Grid and the Organic Grid

Shekou has a unique grid pattern defined by its topography and programs that inspired our team to rethink the way that street pattern could work for both the community and the landscape. Hence, instead of coating the city with a rigid grid system, our design included a variety of development grid patterns that have been modified according to Shekou's specific topographic, cultural and hydrologic pressures. This design is based on a two-fold

grid system: the generic grid and the organic grid (Fig. 7). The concept of this two-fold grid system is to allow the generic grid to exist as the urbanizing role but also adapt to respond to specific need-based scenarios, becoming a more organic development pattern. After we established the grid parameters, the Shekou Peninsula is fragmented into four overlapping districts that have different characteristics but are all part of larger infrastructural networks, both local and metropolitan (Fig. 8). The urban renewal transformation will take place on a phasing framework that targets each of the districts with a different speed of development. This strategy allows some areas to be constructed while other areas then to adapt (Fig. 9).

Phase one partially decommissions the north port and begins to transform it into a bond and catalyst for the new beach development in the first district (Fig. 8). This phase is a key element for the expansion and transformation of the Qianhai Plan, and prepares to adapt the development to the topography of the site.

Phase two expands the new development

of Prince Bay and decommissions the nearby south port to transform it into a commercial extension of the city of Shenzhen, establishing the second district (Fig. 8) of the development. During this phase, the city subway system will expand into Qianhai, allowing the area to begin operation as part of Shenzhen, but still connected to Qianhai.

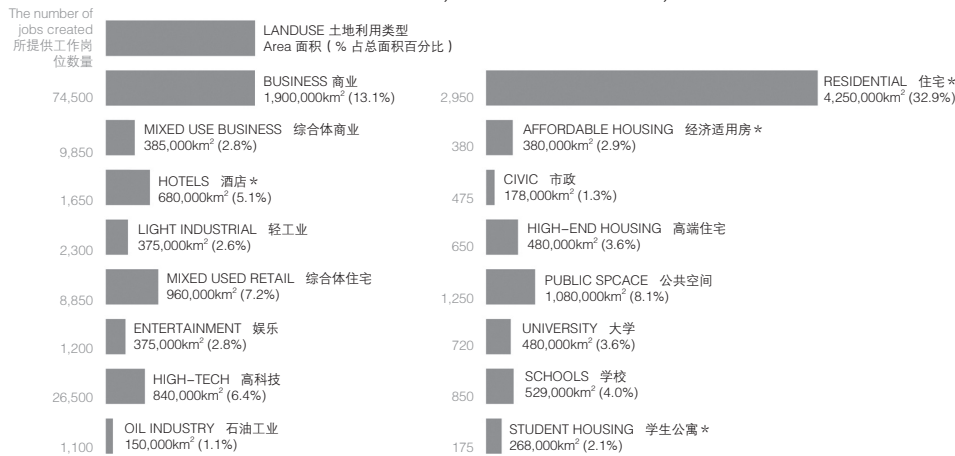
Phase three would decommission the rest of the south port and continue the development from Prince Bay deep into the south peninsular to complete the second district (Fig. 8). This strategy supports the new mixed used high-tech / education programs as an extension of the existing tech industries in Net Valley. Meanwhile the bus lines and stops will be added to connect this area with the metro system.

Phase four fully decommissions the Shekou port and completes the urban renewal transformation of the industrial site into the beach development and the third district (Fig. 8) of the development. This area would become an important piece of the development as it is the largest phase for tourism and a magnet for investors. Bus



SHEKOU DEVELOPMENT 蛇口发展

13,360,000 m² 219,000 People 16,500 P/km²
 总面积13 360 000 m² 总人口219,000人 人口密度16,500人/km²



* The numbers of units created @ Floor area per person (m² / Person) 总套数 @ 人均居住面积 (m² / 人)
 HOTELS: 15,000 Units @ 45m² 酒店: 15 000套 @ 45m² / 间
 RESIDENTIAL: 97,000 Units @ 22m² / Person 住宅: 97 000套 @ 22m² / 人
 AFFORDABLE HOUSING: 12,500 Units @ 15m² / Person 经济适用房: 12 500套 @ 15m² / 人
 HIGH-END HOUSING: 6,500 Units @ 35m² / Person 高端住宅: 6 500套 @ 35m² / 人
 STUDENT HOUSING: 10,500 Units @ 12m² / Person 学生公寓: 10 500套 @ 12m² / 人

38% Permeable 透水地表占38% 4.15m² / Person 4.15m²/人
 4.3:1 Built / Open 4.3:1 建筑与空地比 133,400 Jobs 133 400个工作岗位



system will be competed into 4 loops to guarantee the accessibility of this area and the whole Shekou Peninsular (Fig. 10).

Through all the four phases, the area where original shipping port housings locate (Fig. 8) continues to readapt itself and transforms into the fourth district and also the heart and heritage of Shekou, becoming the hidden jewel among the urbanized surrounding. This district takes a different approach of development due to the roots and urban history it embodies.

The new Shekou Peninsula will not only serve as an amenity for Shenzhen and Qianhai but also a destination for Hong Kong and the new towns developing across Shenzhen Bay (Fig. 11). This project serves as an opportunity to speculate the future urban planning trends that will be more flexible with their urban fabric in order to adapt to the still ongoing Chinese urbanization process. This unorthodox process of development seeks to redefine the ways and motives that urbanization has evolved in China and hopes to become a platform and catalyst for new alternative modes of development (Fig. 12). LAF

10. 新的交通体系分析示意图 (图片来源: 研讨课程期末汇报文件, 由左龙绘制)
11. 新蛇口的城市预估数据 (图片来源: 研讨课程期末汇报文件, 由亚历山卓·劳拉绘制)
12. 课程最终总平面 (图片来源: 研讨课程期末汇报文件)
10. The new transportation systems (Source: Long Zuo, PPT slide from studio final presentation)
11. The chart shows the prospective urban statistics of Shekou (Source: Alejandro Lara, PPT slide from studio final presentation)
12. The final master plan (Source: PPT slide from studio final presentation)