

High-Rise and Density. Rotterdam.



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Gemeente
Rotterdam





Inner City up to 2008 :

12.000 people lived in inner city

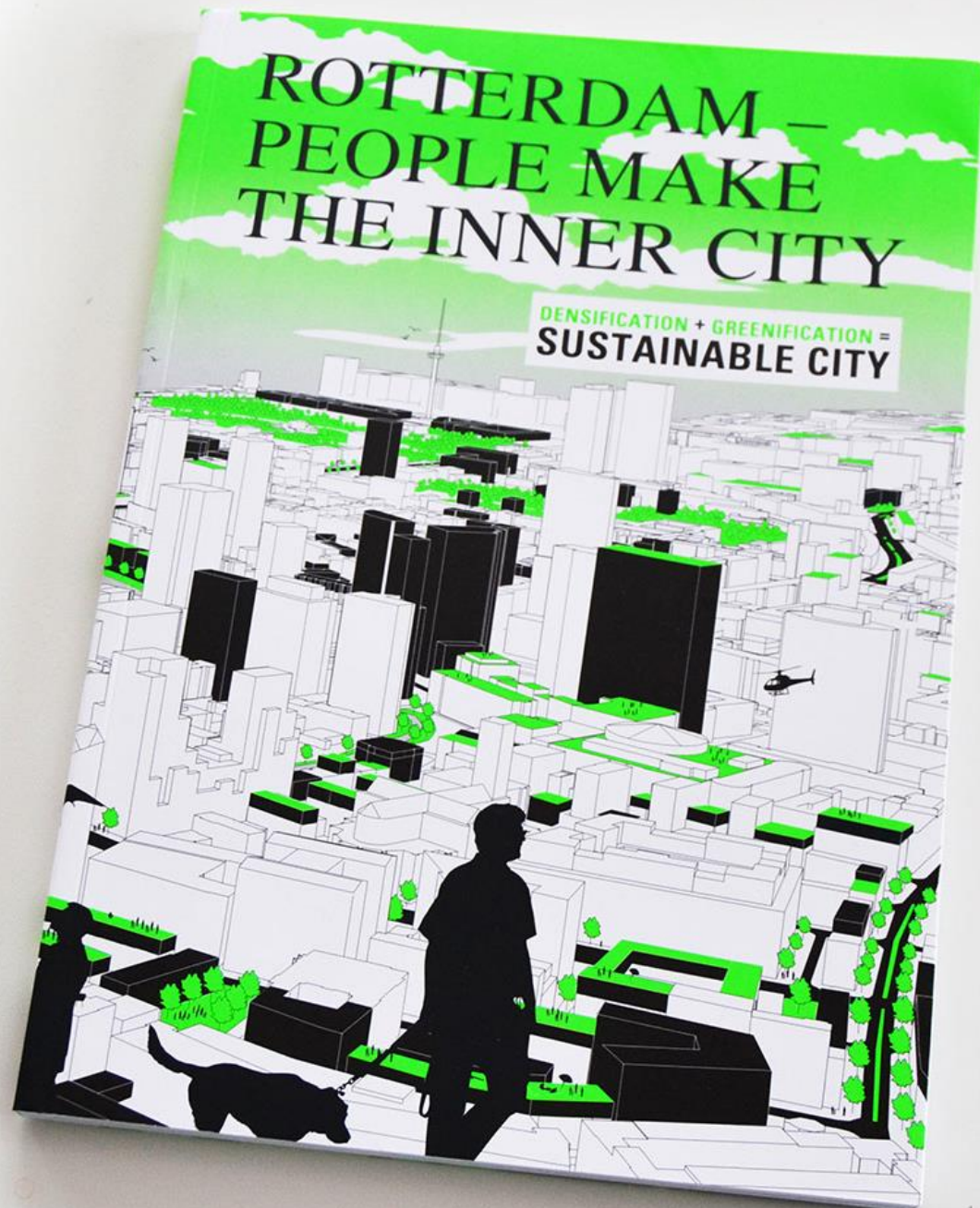
80.000 people worked in inner city daily bases

40.000.000 shoppers anually



Human scale– city lounge (2008).

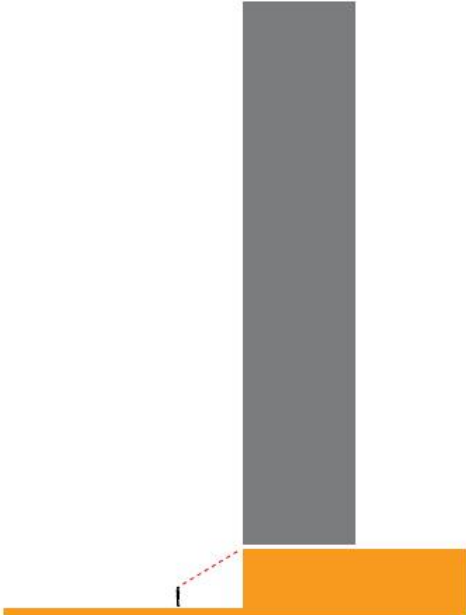




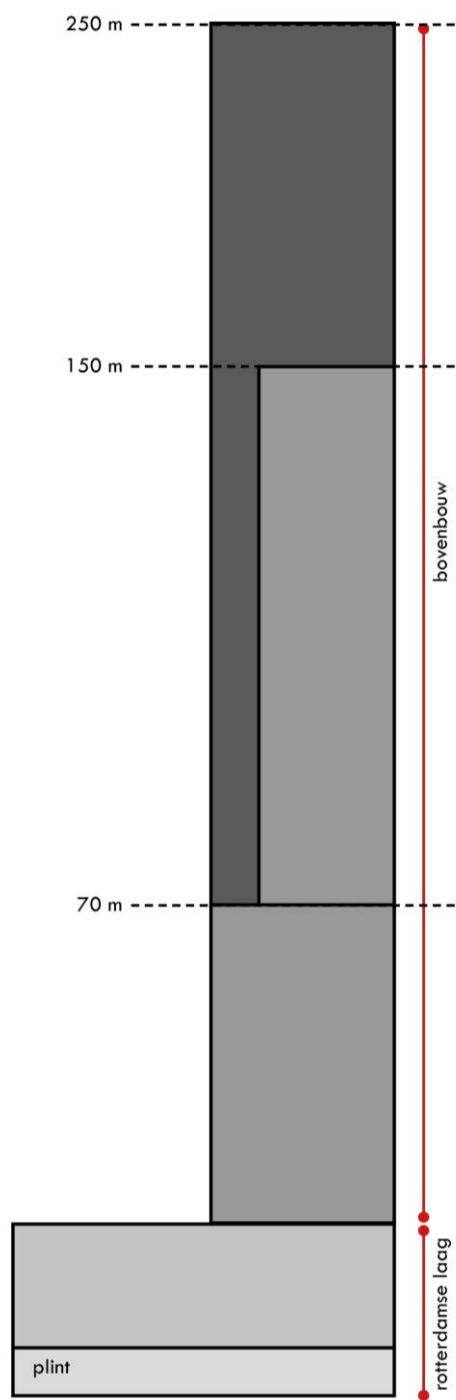
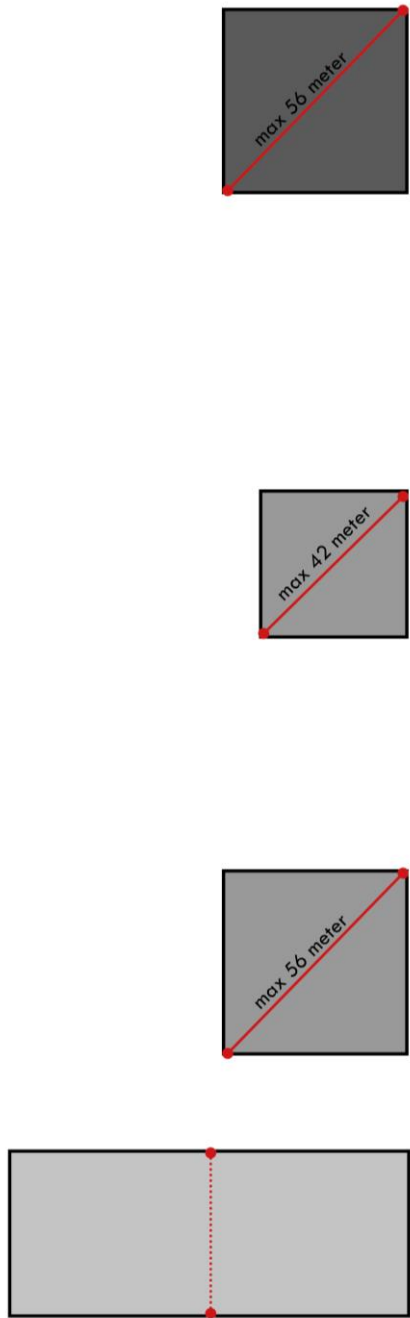
Policies and studies

#1 lesson Rotterdam:
Densification + greenification
= sustainable city

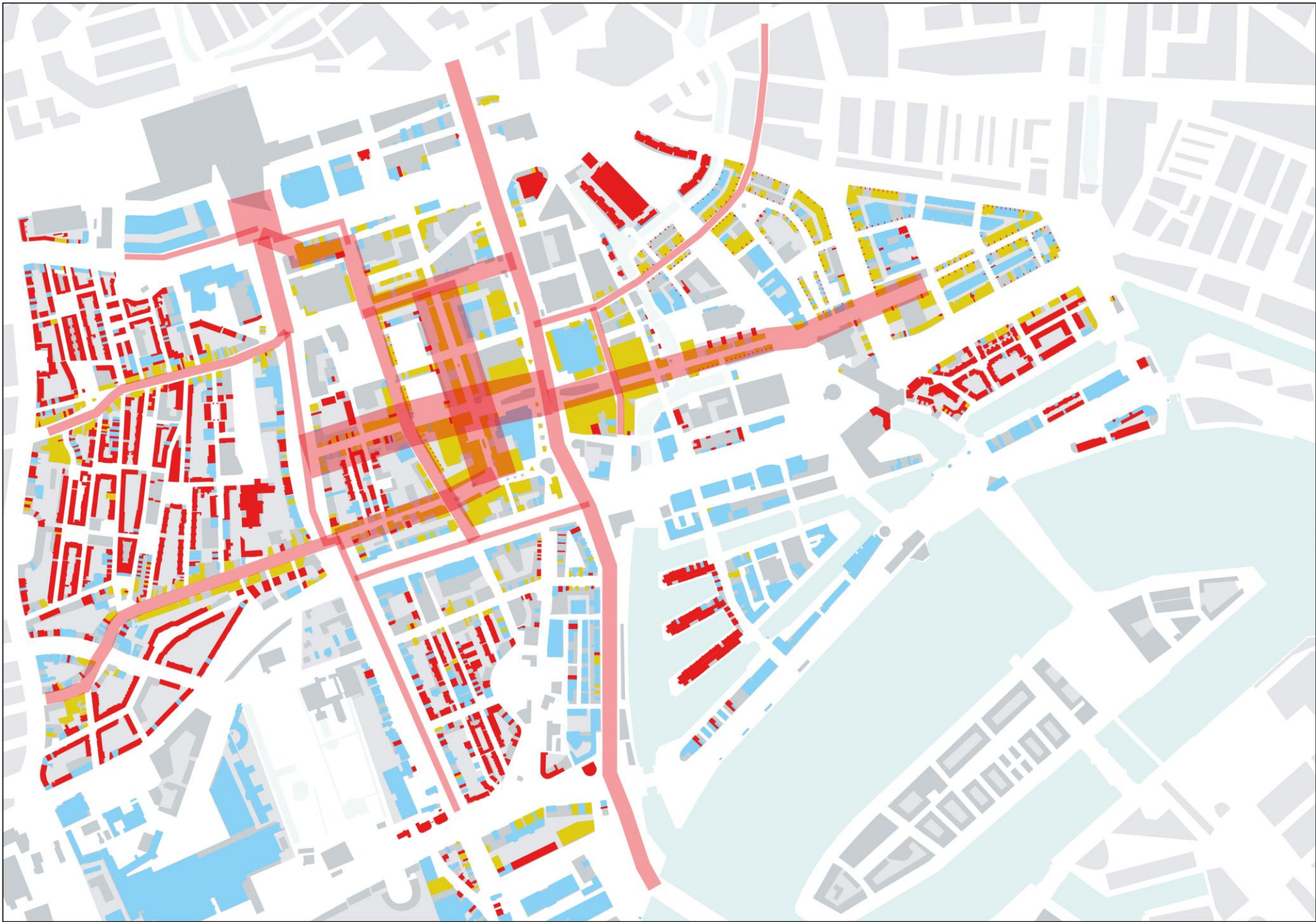
city at eye level



envelope rules



50% van plot mag hoogbouw zijn



KNOWING..

GPS

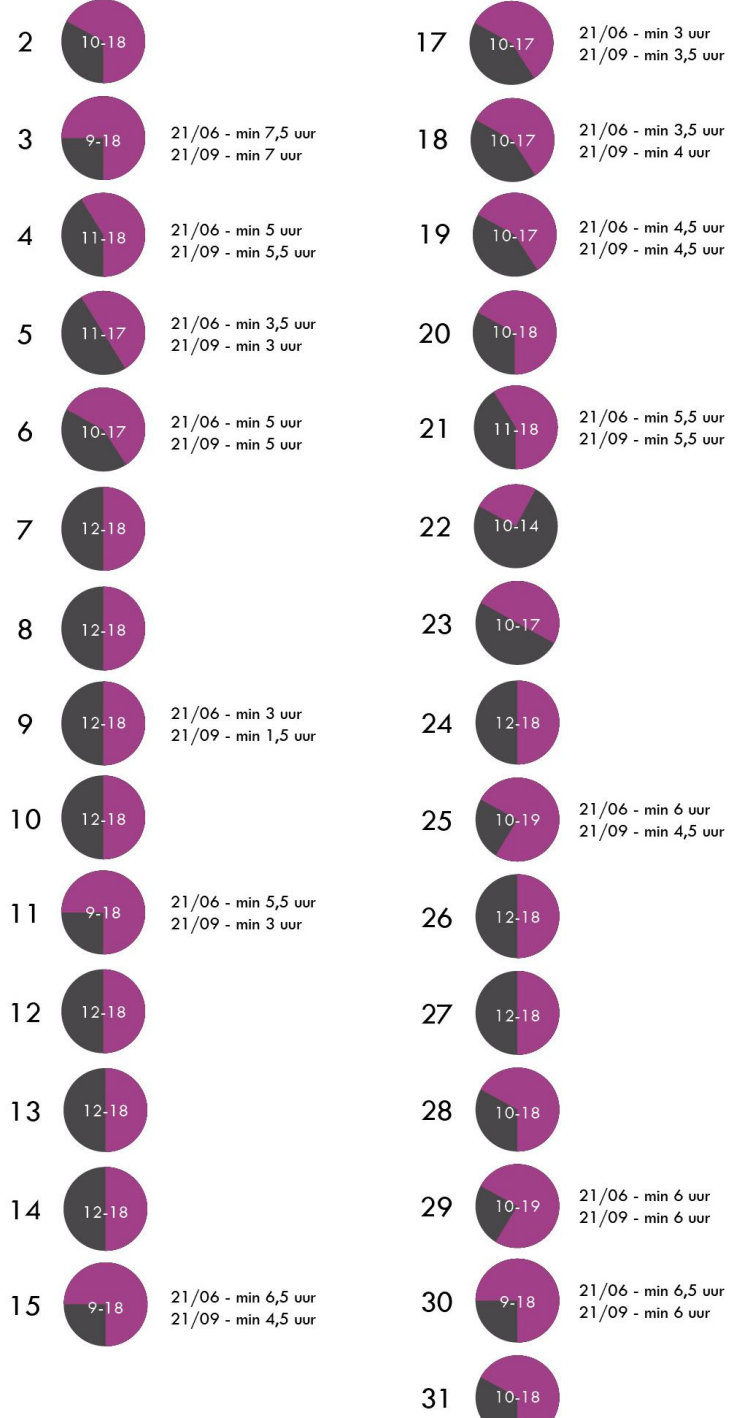
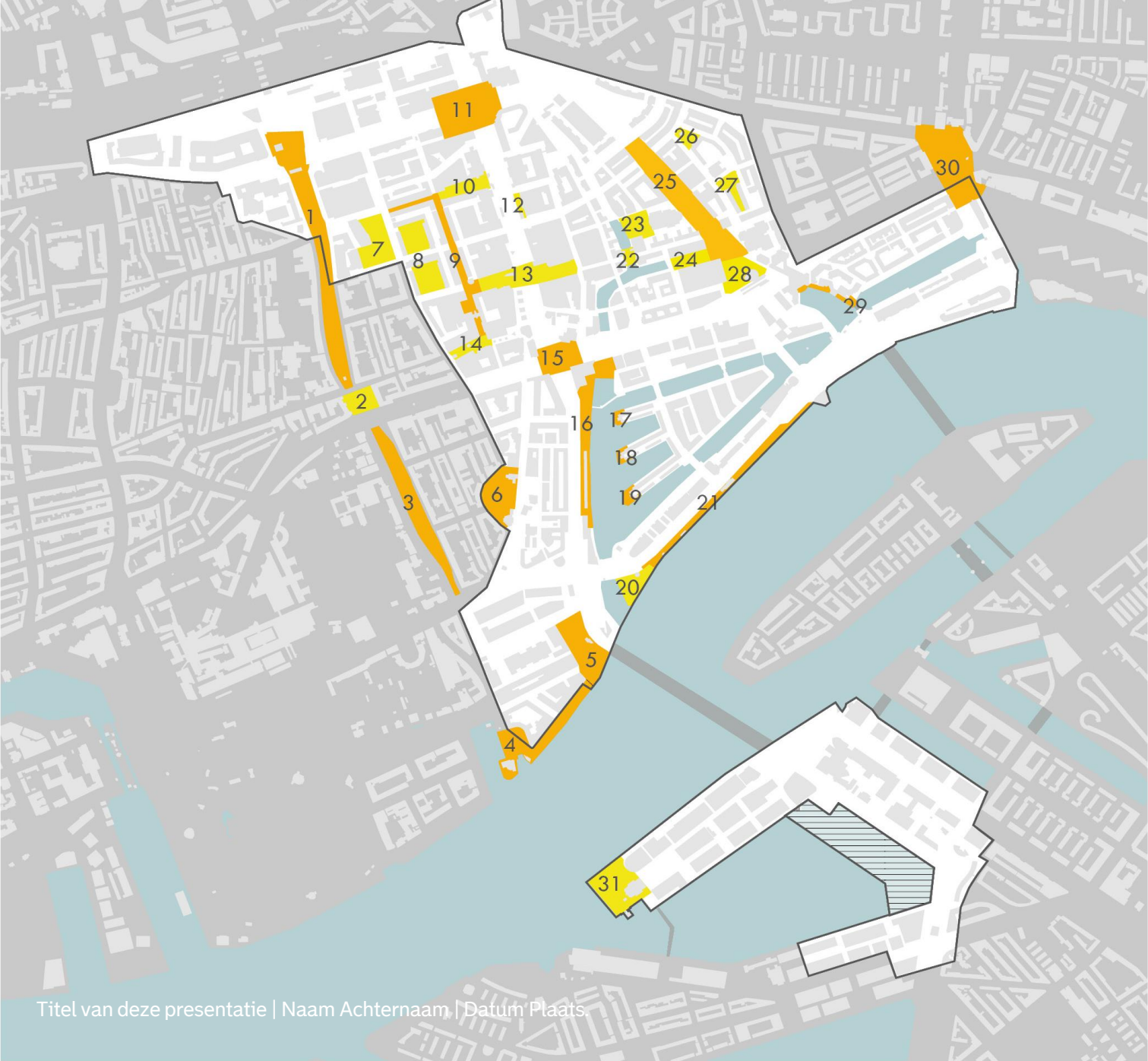
WIFI

SOCIAL MEDIA

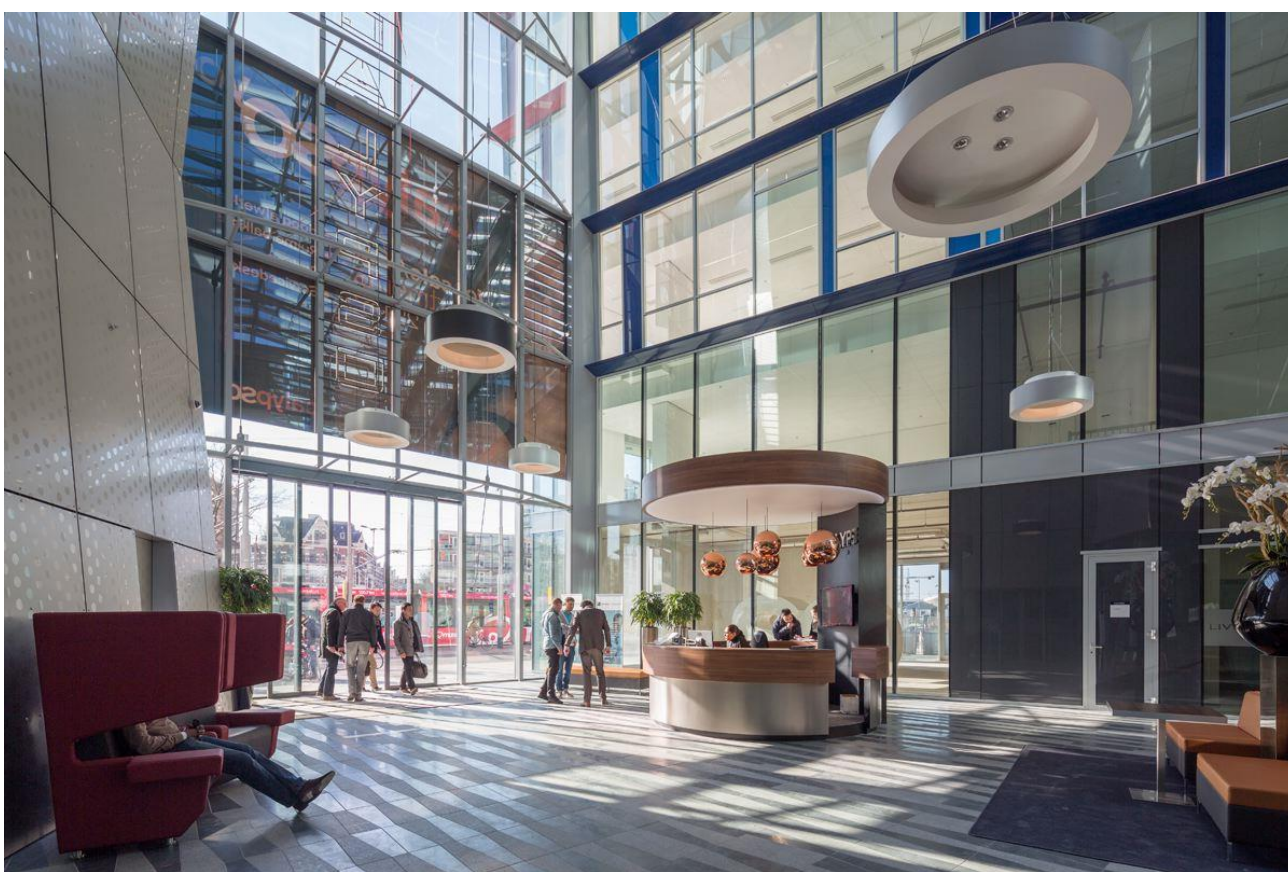


Lesson #2 Rotterdam:

Prove that people who actually live in the inner city use it differently.



Making communities



Central places like a multipurpose lobby

(and is more than entrance to houses/offices)

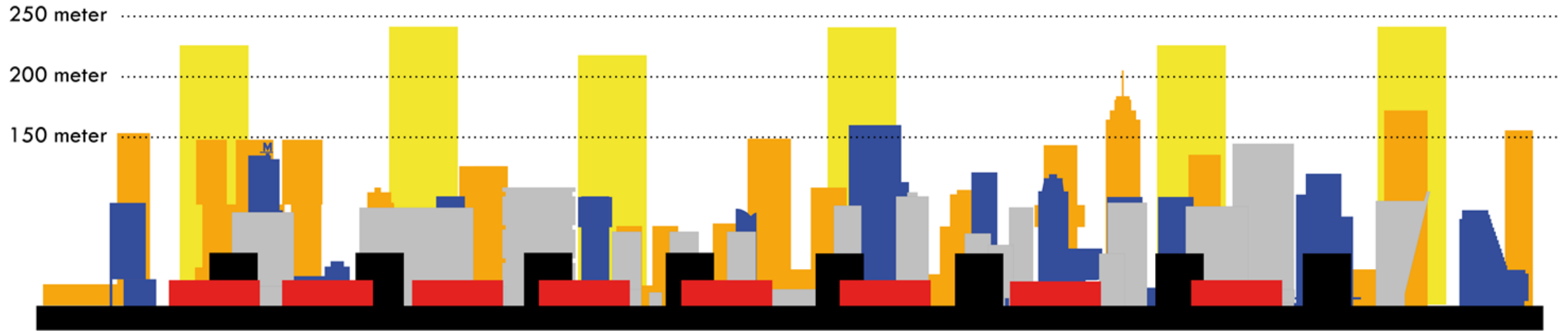


Common spaces: anonymity starts behind the front door.

wasserette, sport, etc.



High-rise in time



Old neighbourhoods (ca. 20m)
1900 – 1965 (ca. 50m)
1965 – 2000 (ca. 100m)

2000 – 2010 (ca. 150m)
2010-2020 (ca. 200m)
2020 - (ca. 250m)







Inner City in 2023:

Almost 60.000 people live in inner city (was 12.000)

120.000 people work in inner city daily bases (was 80.000)

50.000.000 shoppers annually

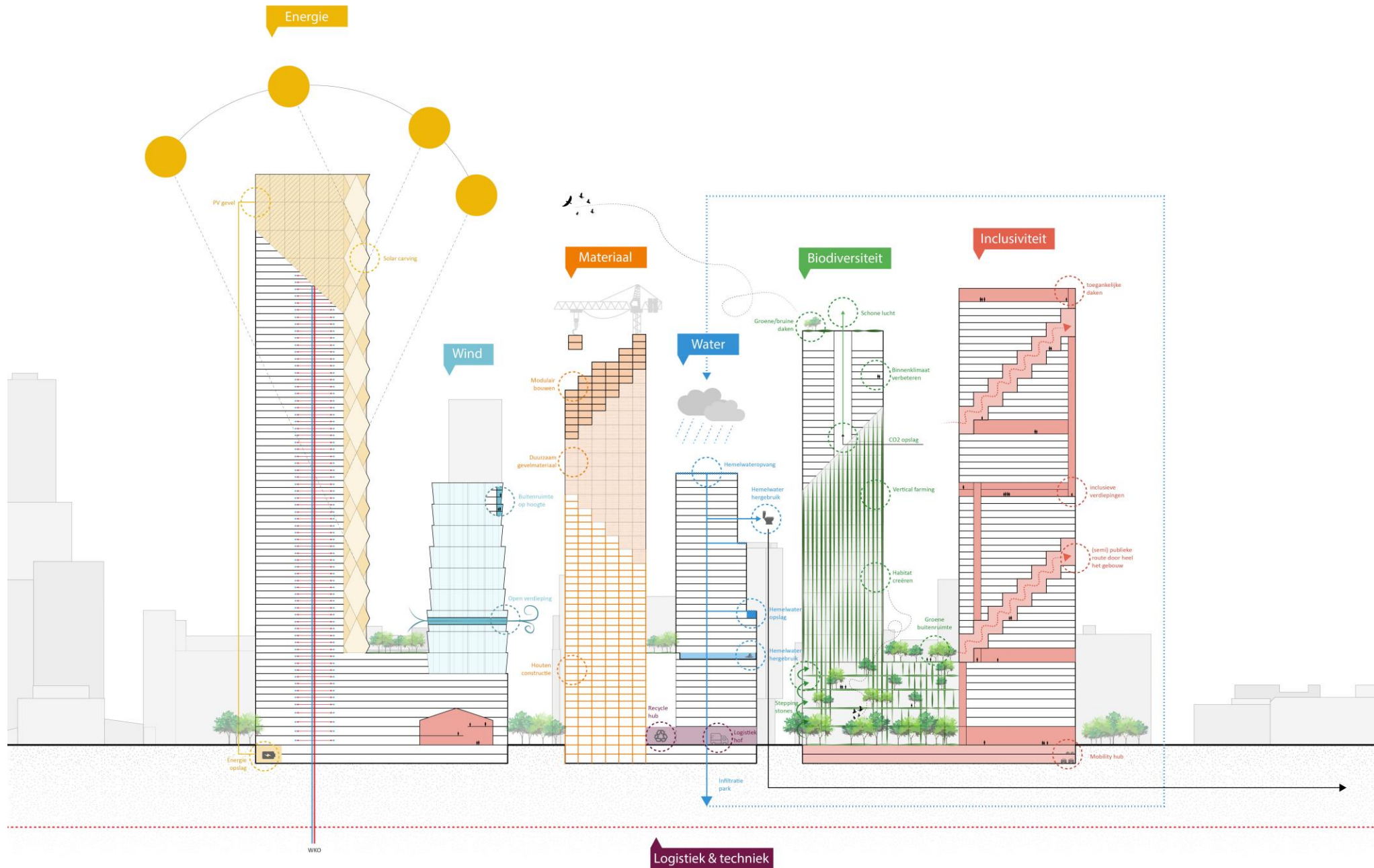
...and over 16.000.000 tourists annually

.....and almost -15% cars!



Future Rotterdam: densify some more!

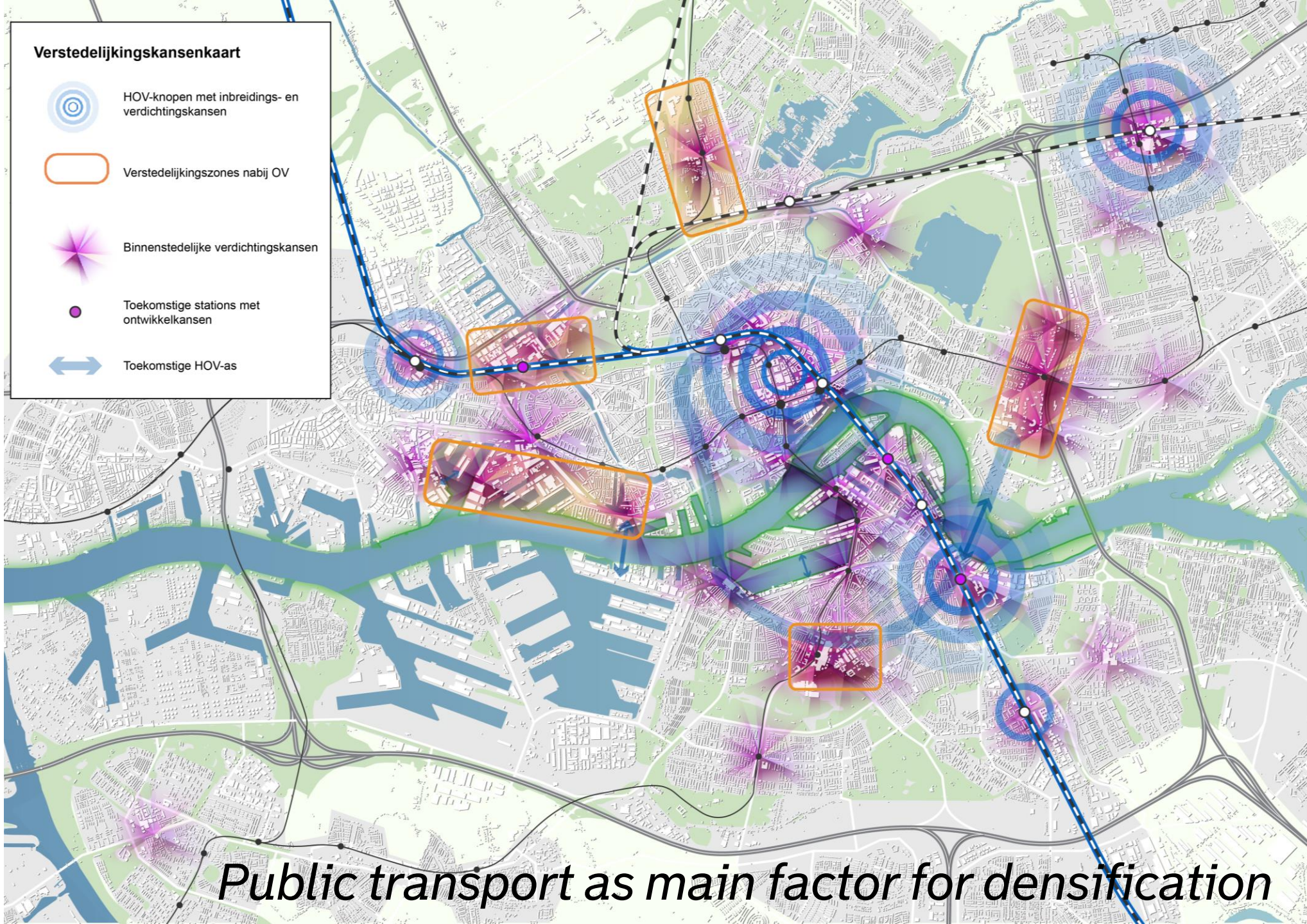






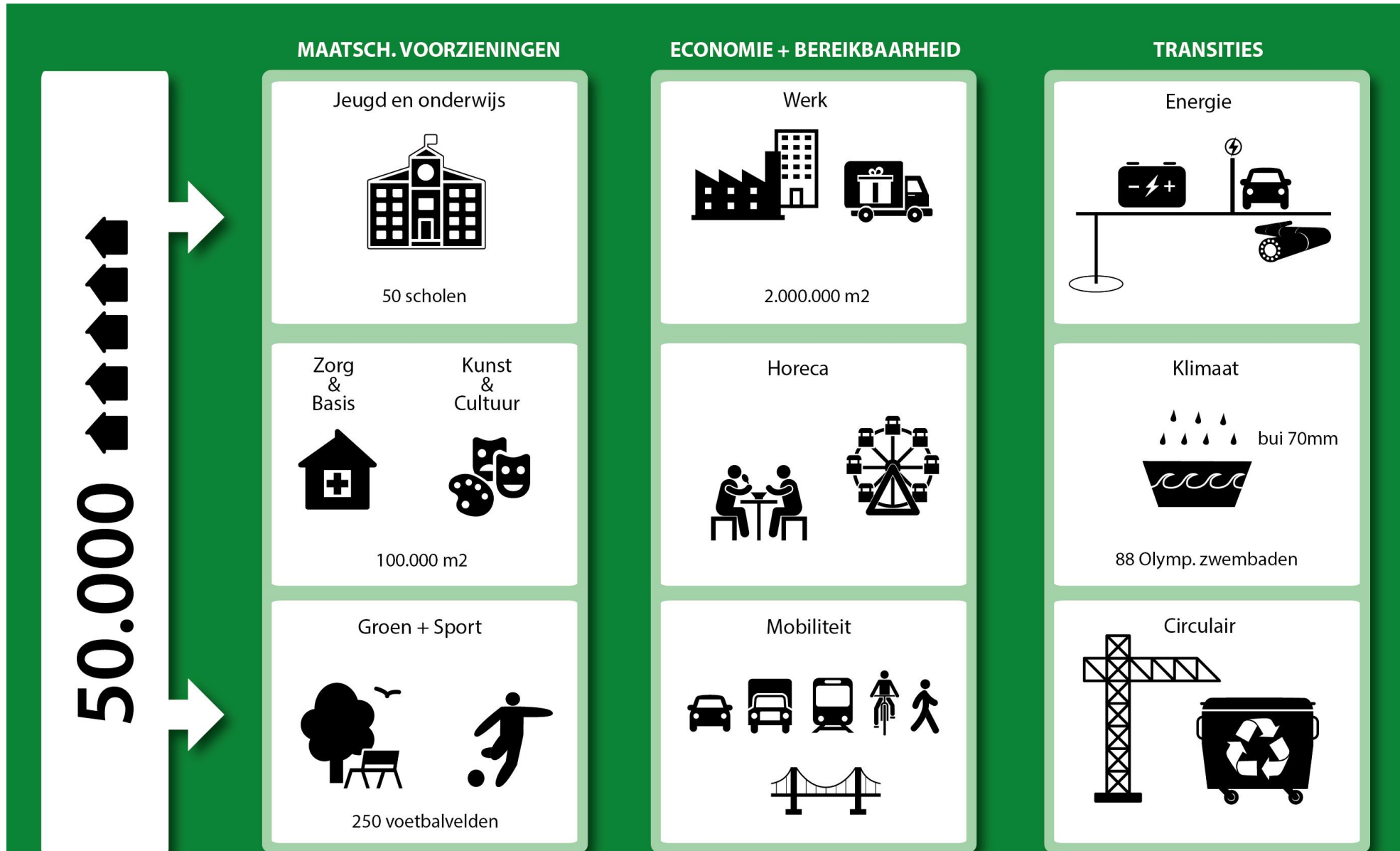
Verstedelijkingskansenkaart

-  HOV-knoppen met inbreidings- en verdichtingskansen
-  Verstedelijkingszones nabij OV
-  Binnenstedelijke verdichtingskansen
-  Toekomstige stations met ontwikkelkansen
-  Toekomstige HOV-as



Public transport as main factor for densification

Challenge: good growth





Lesson #3 Healthy City:

Do not talk about cars.





Thank you.