

OPTION 1

Business not as usual

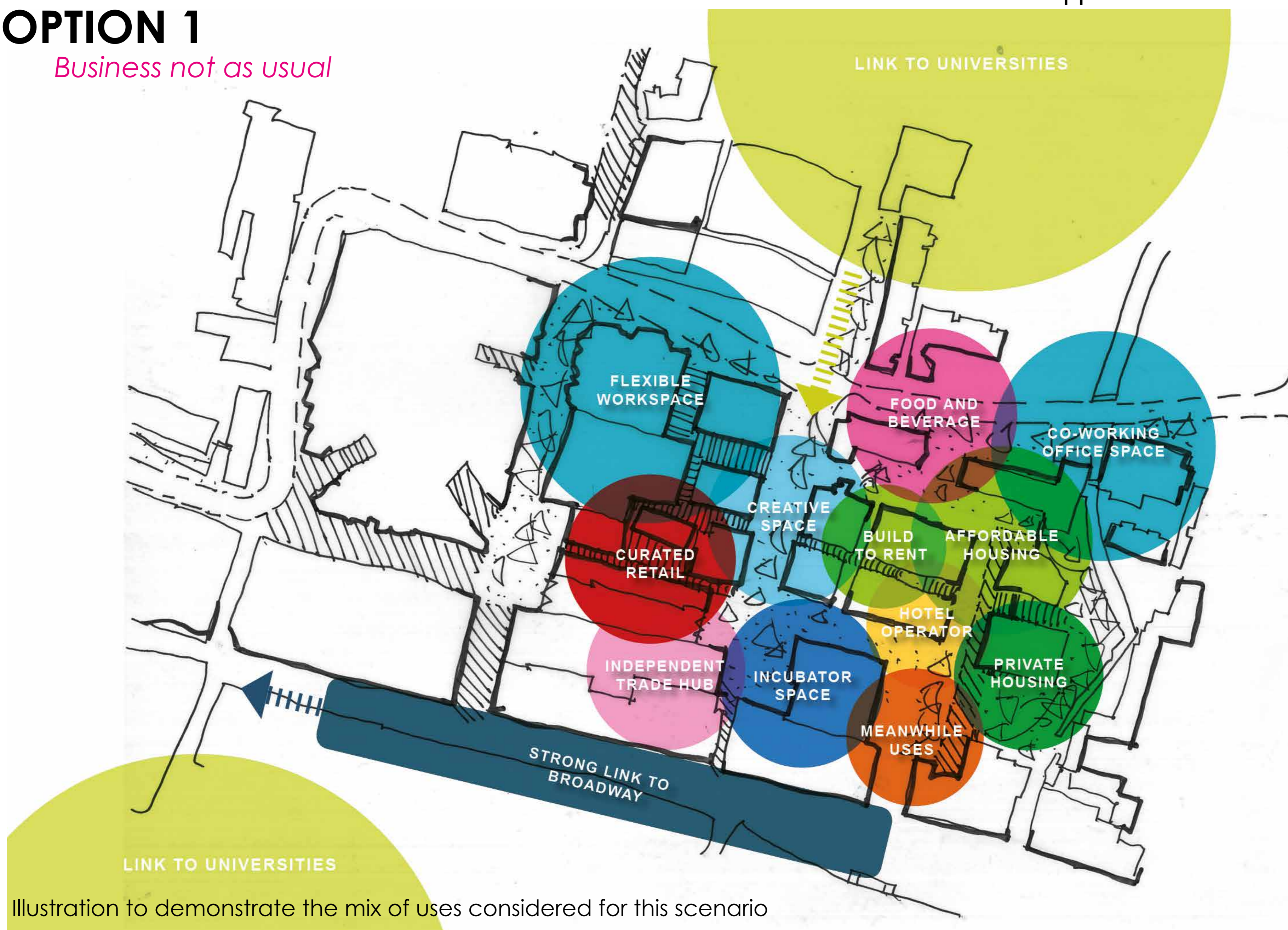
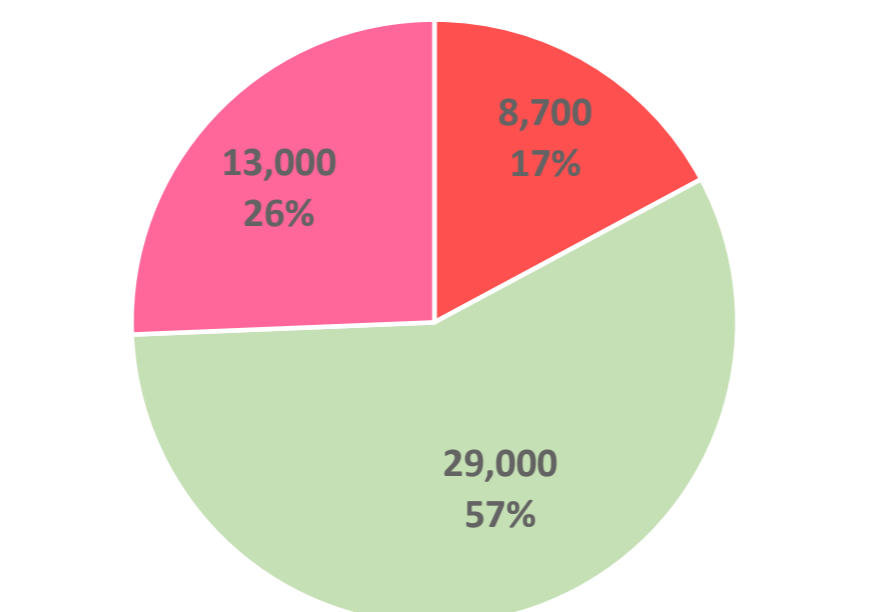


Illustration to demonstrate the mix of uses considered for this scenario

*SPD mixed-use consists of leisure, culture, hotel F&B AND commercial/office use

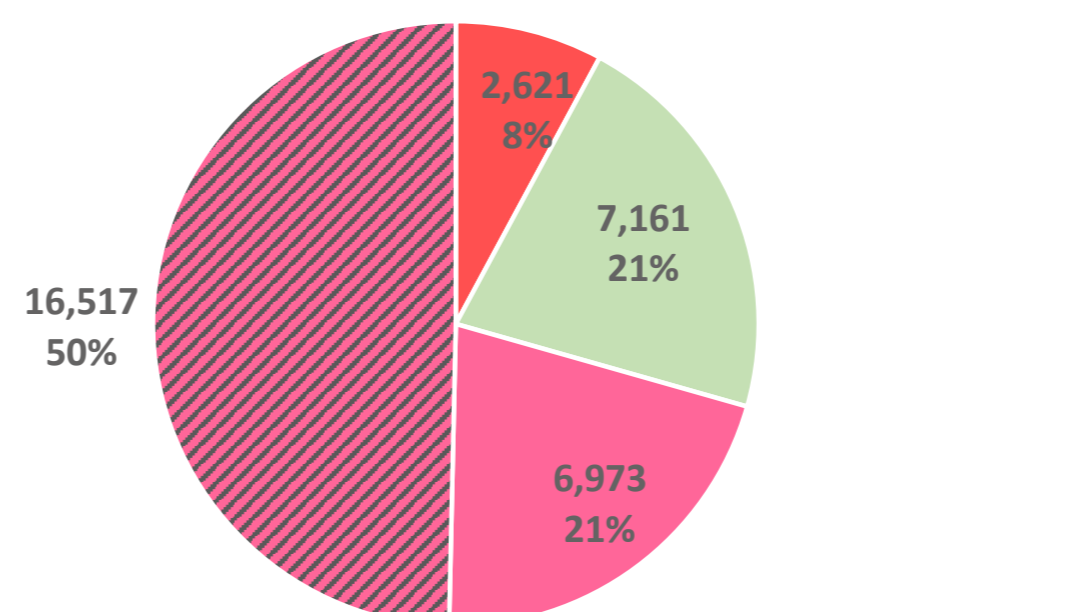


■ RETAIL ■ RESIDENTIAL ■ MIXED-USE/OFFICE

SPD QUANTUM
TOTAL (GEA) 50,700SQM

*SPD mixed-use consists of leisure, culture, hotel F&B AND commercial/office use

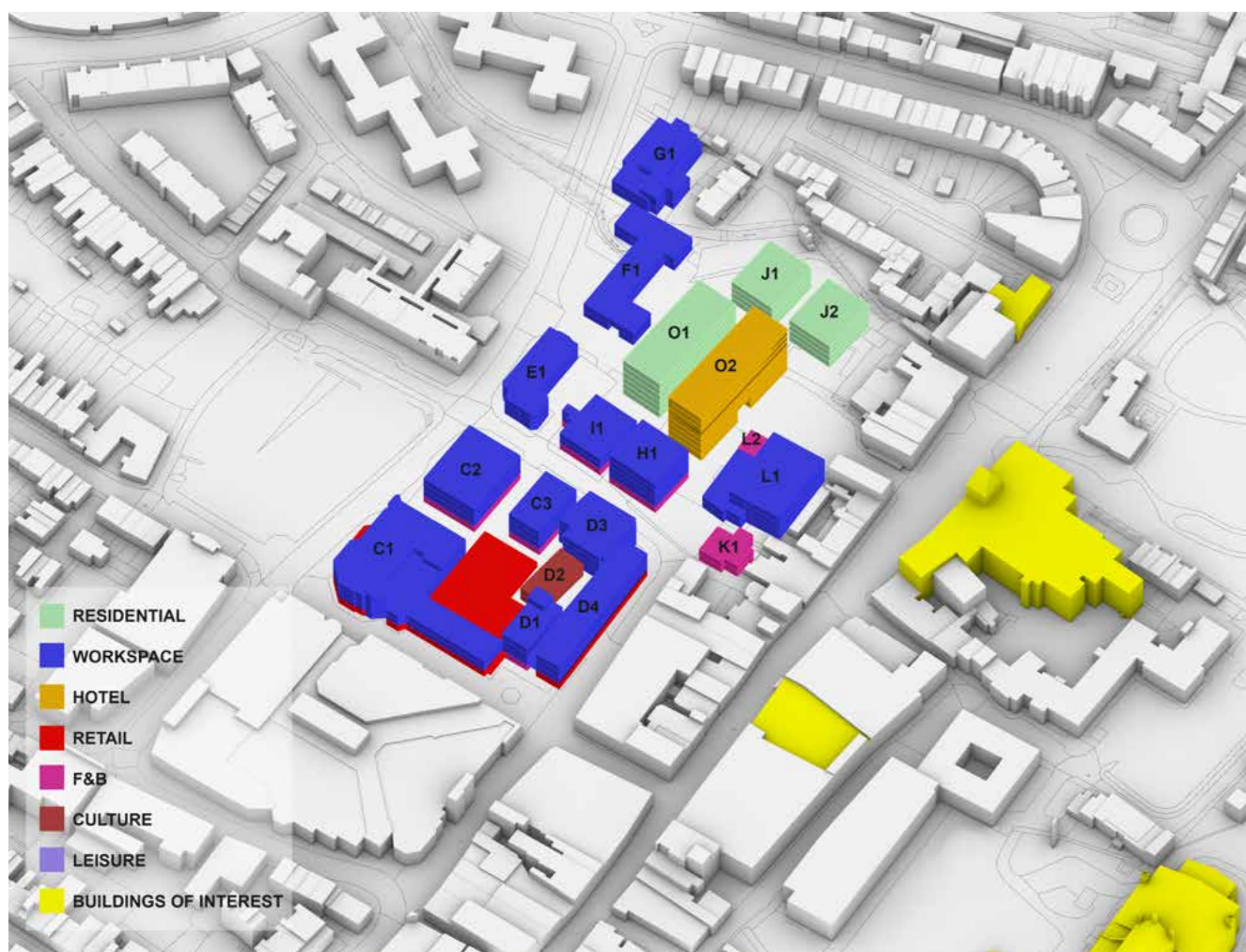
* Option 1 mixed-use consists of leisure, culture, hotel and F&B. It excludes commercial/office use



■ RETAIL ■ RESIDENTIAL ■ MIXED-USE ■ OFFICE/WORKSPACE

OPTION 1 QUANTUM
Total area (GEA) 33,272 SQM

* Option 1 mixed-use consists of leisure, culture, hotel and F&B. It excludes commercial/office use



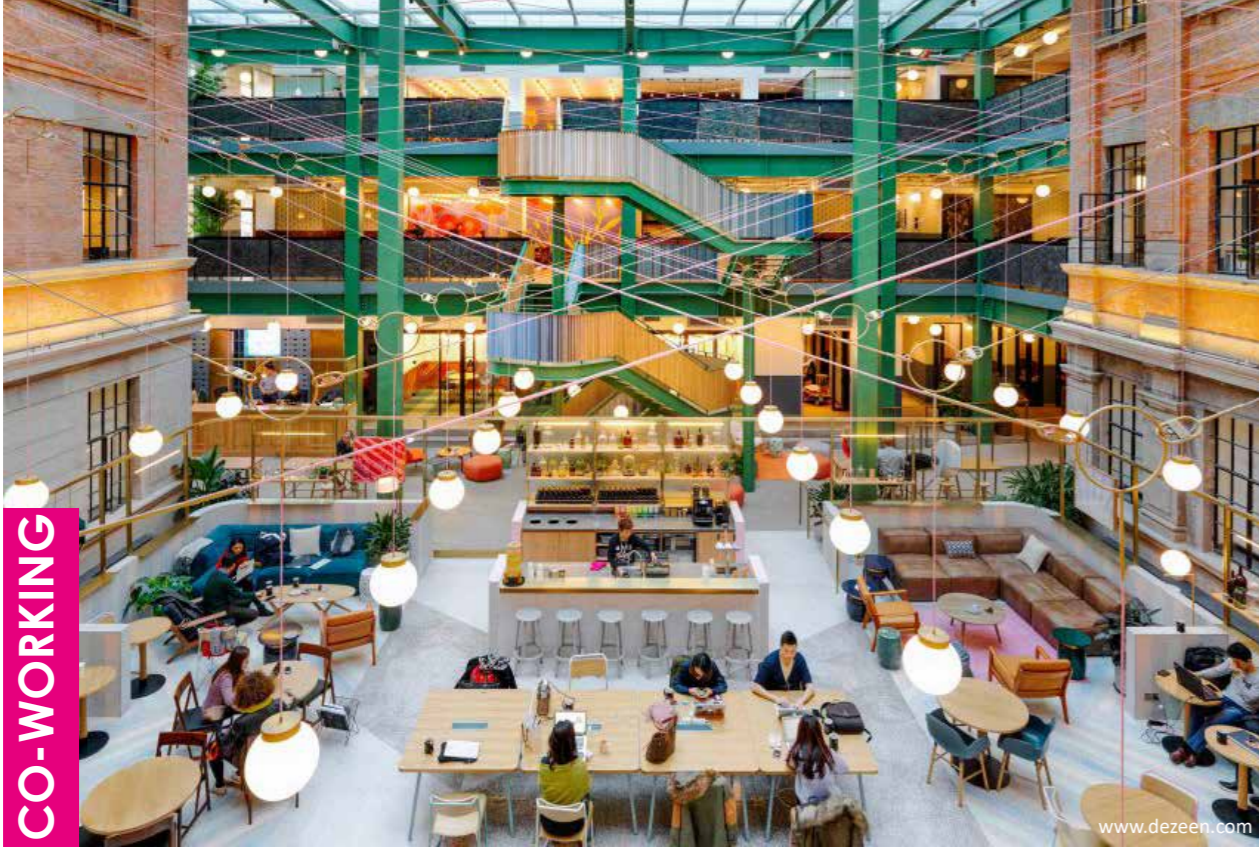
Massing and land use



Building retention

OPTION 1

Business not as usual



CO-WORKING
WE WORK | SHANGHAI



START-UP OFFICES
PAINTWORKS | BRISTOL



INNOVATION
DIGITAL FABRICATION

WORK



CAFES
SUPERMACHINE STUDIO | THAILAND



CREATIVE STUDIOS
STUDIO SPACES



CREATIVE DISPLAYS
ARTWORK AND LIGHTING



PRIVATE HOUSING
MILDMAY | LONDON



LANDSCAPE
RIVERMARK | USA



BOUNIQUE HOTEL
CITIZEN | LONDON

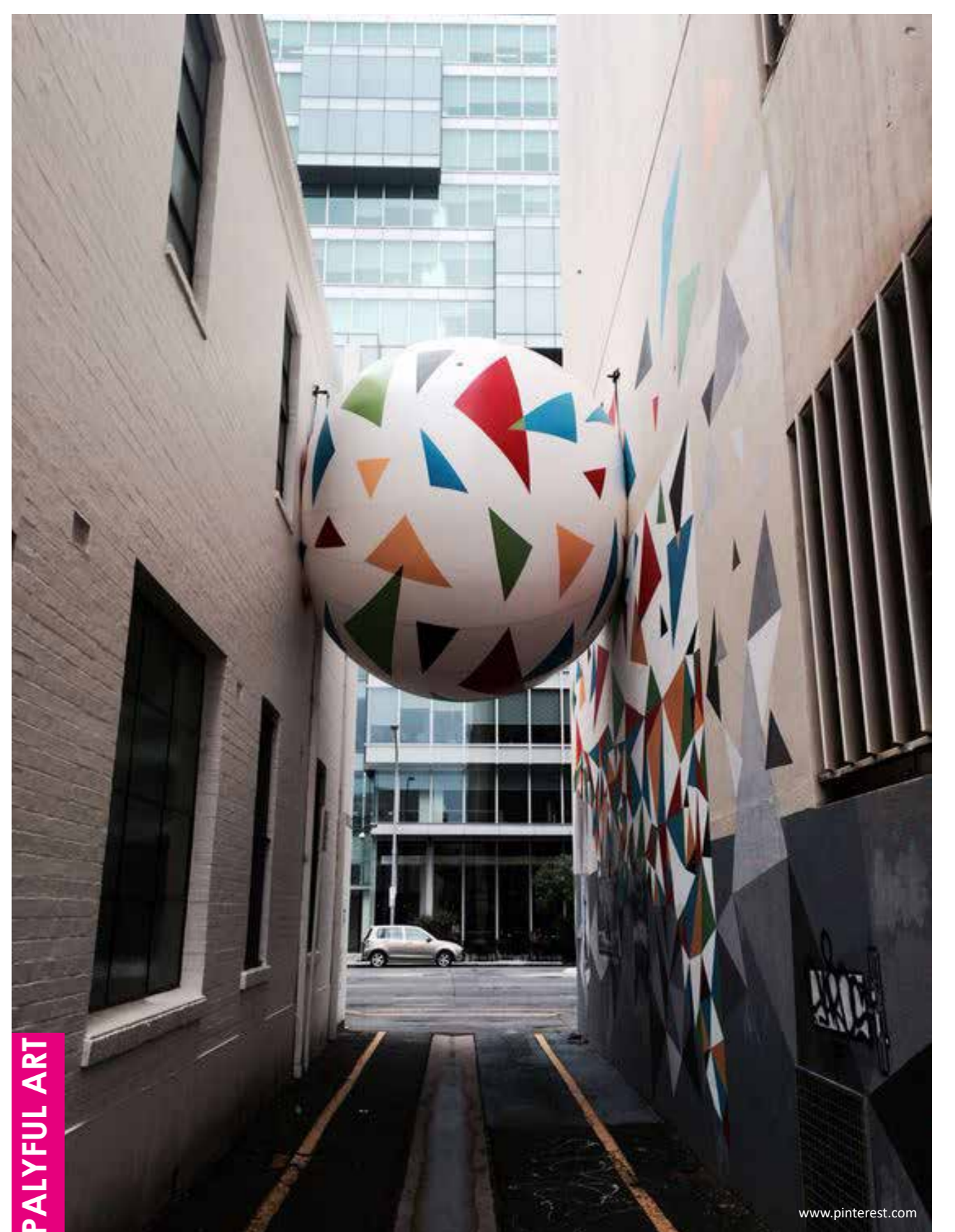
LIVE



BUILDING FACADES
VERTICAL LIVING GALLERY | THAILAND



LIGHTING
CREATIVE LIGHTING ON BUILDING FACADES



PLAYFUL ART
ACTIVATING IN-BETWEEN SPACES WITH URBAN ART INSTALLATIONS

PLAY

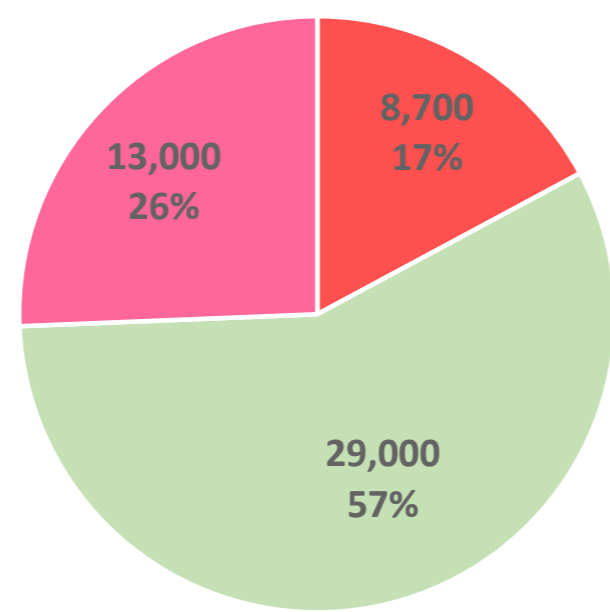
OPTION 2

Homes for all



Illustration to demonstrate the mix of uses considered for this scenario

*SPD mixed-use consists of leisure, culture, hotel F&B AND commercial/office use

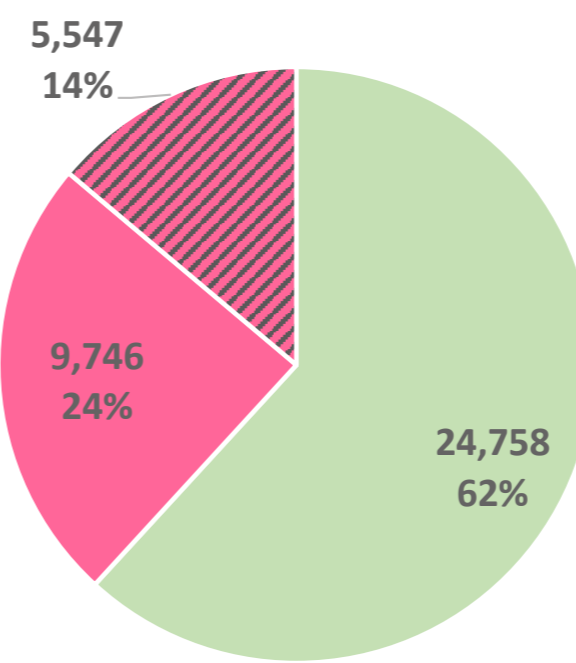


■ RETAIL ■ RESIDENTIAL ■ MIXED-USE/OFFICE

SPD QUANTUM

TOTAL (GEA) 50,700SQM

*SPD mixed-use consists of leisure, culture, hotel F&B AND commercial/office use



■ RESIDENTIAL ■ MIXED-USE ■ OFFICE/WORKSPACE

OPTION 2 QUANTUM

Total area (GEA) 40,051 SQM

* Option 2 mixed-use consists of leisure, culture, hotel and F&B. It excludes commercial/office use

* Option 2 mixed-use consists of leisure, culture, hotel and F&B. It excludes commercial/office use

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Massing and land use



Building retention

OPTION 2

Homes for all



AFFORDABLE HOMES

IROKO HOUSING | LONDON



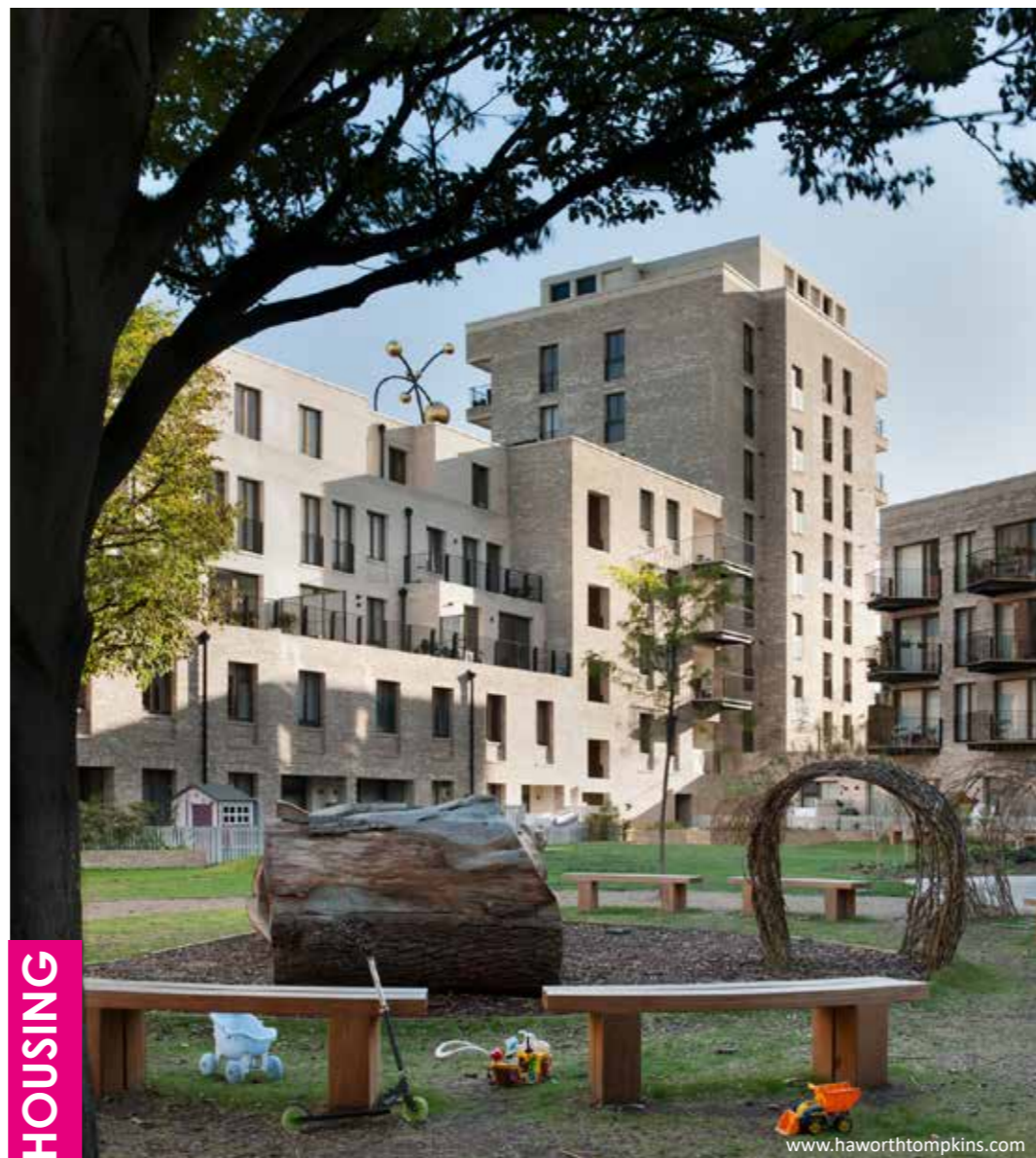
CO-LIVING

WE LIVE | NEW YORK



HOUSING

BRICK HOUSING | LONDON



HOUSING

SILCHESTER HOUSING | LONDON



STUDENT HOUSING

TIETGEN STUDENT HOUSING | COPENHAGEN



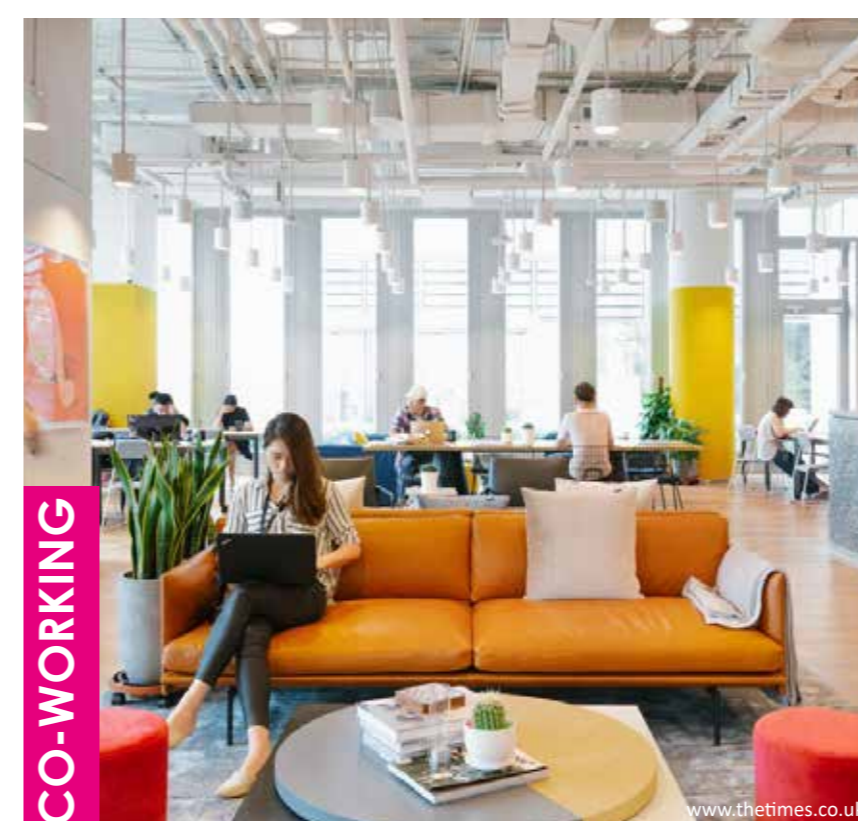
LANDSCAPE

BEEKMAN PLAZA | MANHATTAN



PUBLIC REALM

DOMINO PARKS | NEW YORK



CO-WORKING

WE WORK | SHANGHAI



ART AND LIGHTING

LUMIERE | LONDON



LIGHTING

MARKET LANE | CANADA



BOUTIQUE HOTEL

B2 BOUTIQUE HOTEL + SPA | ZURICH

LIVE

WORK / PLAY

OPTION 3

Destination MAX

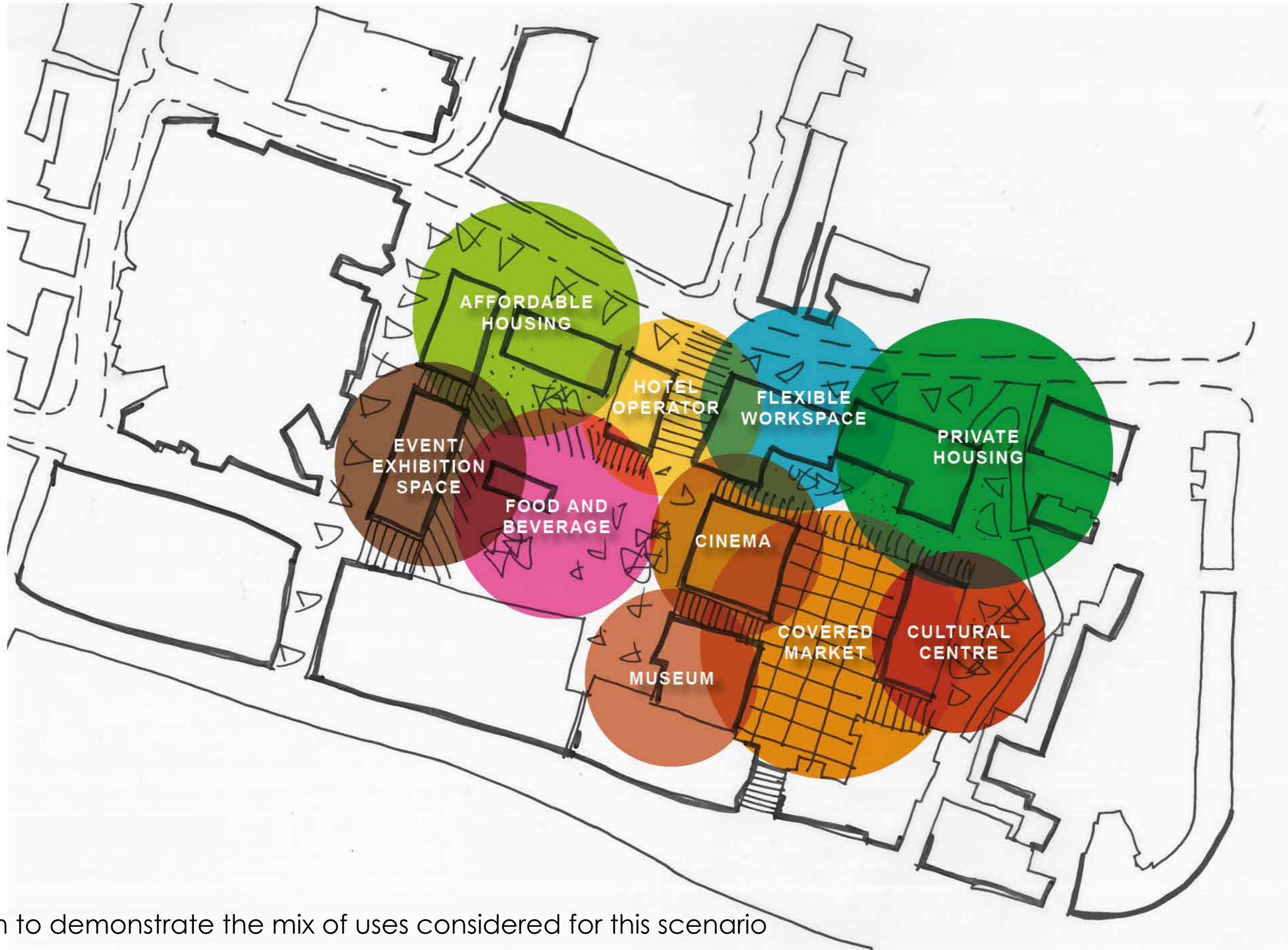
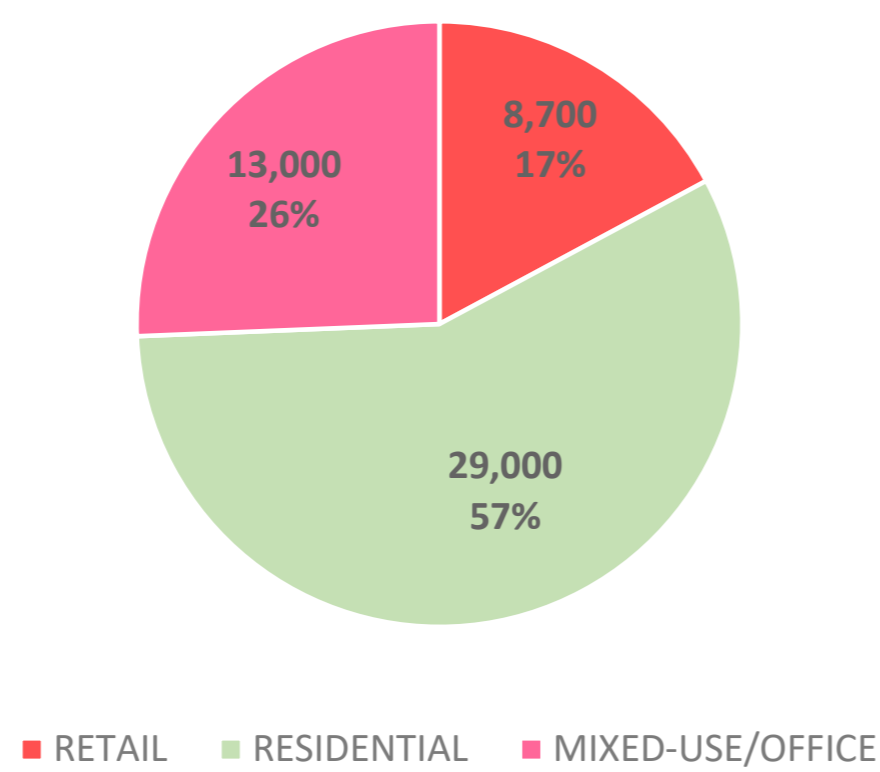


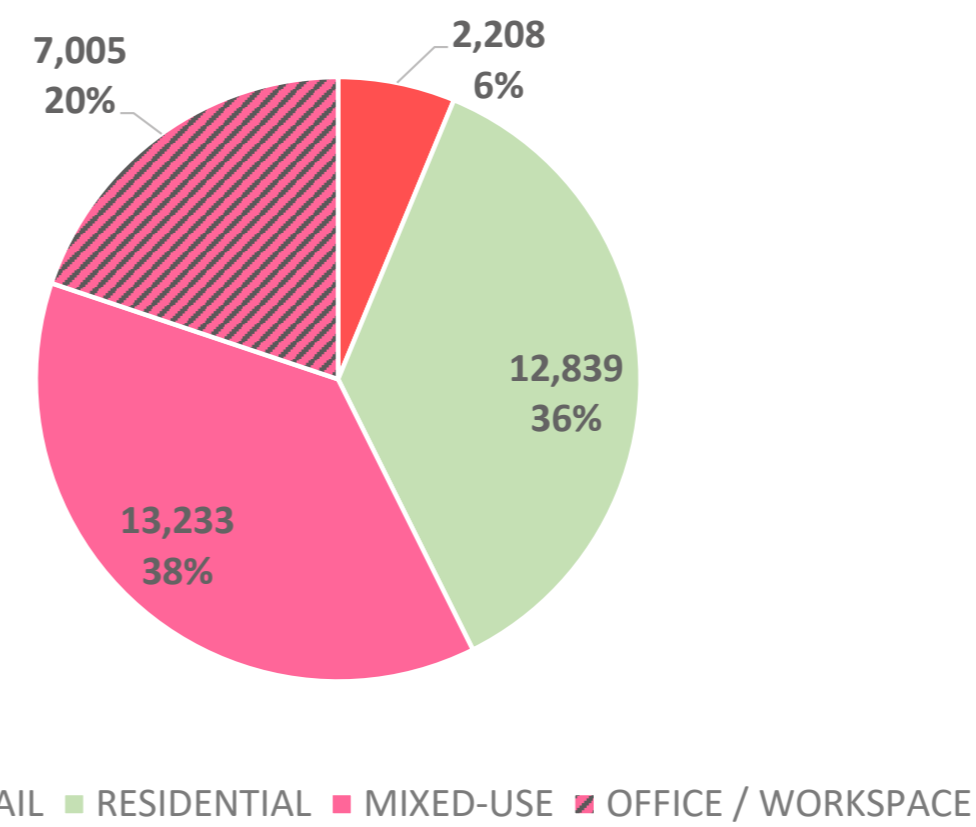
Illustration to demonstrate the mix of uses considered for this scenario

*SPD mixed-use consists of leisure, culture, hotel F&B AND commercial/office use



SPD QUANTUM
TOTAL (GEA) 50,700SQM

*SPD mixed-use consists of leisure, culture, hotel F&B AND commercial/office use



OPTION 3 QUANTUM
Total area (GEA) 35,284 SQM

* Option 3 mixed-use consists of leisure, culture, hotel and F&B. It excludes commercial/office use



Massing and land use



Building retention

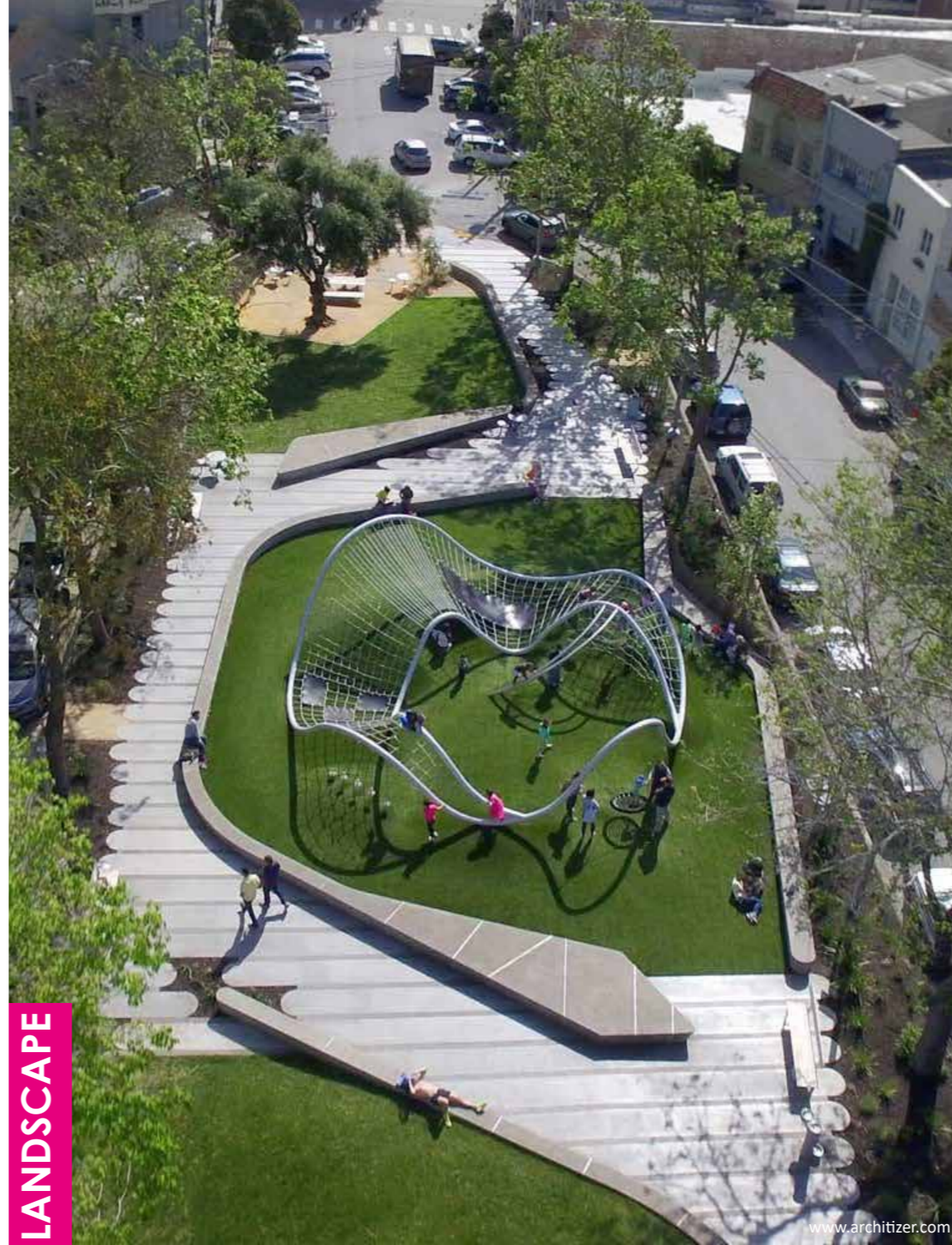
OPTION 3

Destination MAX



AFFORDABLE / SUSTAINABLE HOMES

HALLSVILLE QUARTER | LONDON



LANDSCAPE

SOUTH PARK | SAN FRANCISCO



PLAYFUL SPACE

OUTDOOR FURNITURE | NEW YORK



ENTERTAINMENT

POP-UP CINEMA | PORTUGAL



COVERED MARKET

ST NICHOLAS MARKET | BRISTOL



FOOD HALL

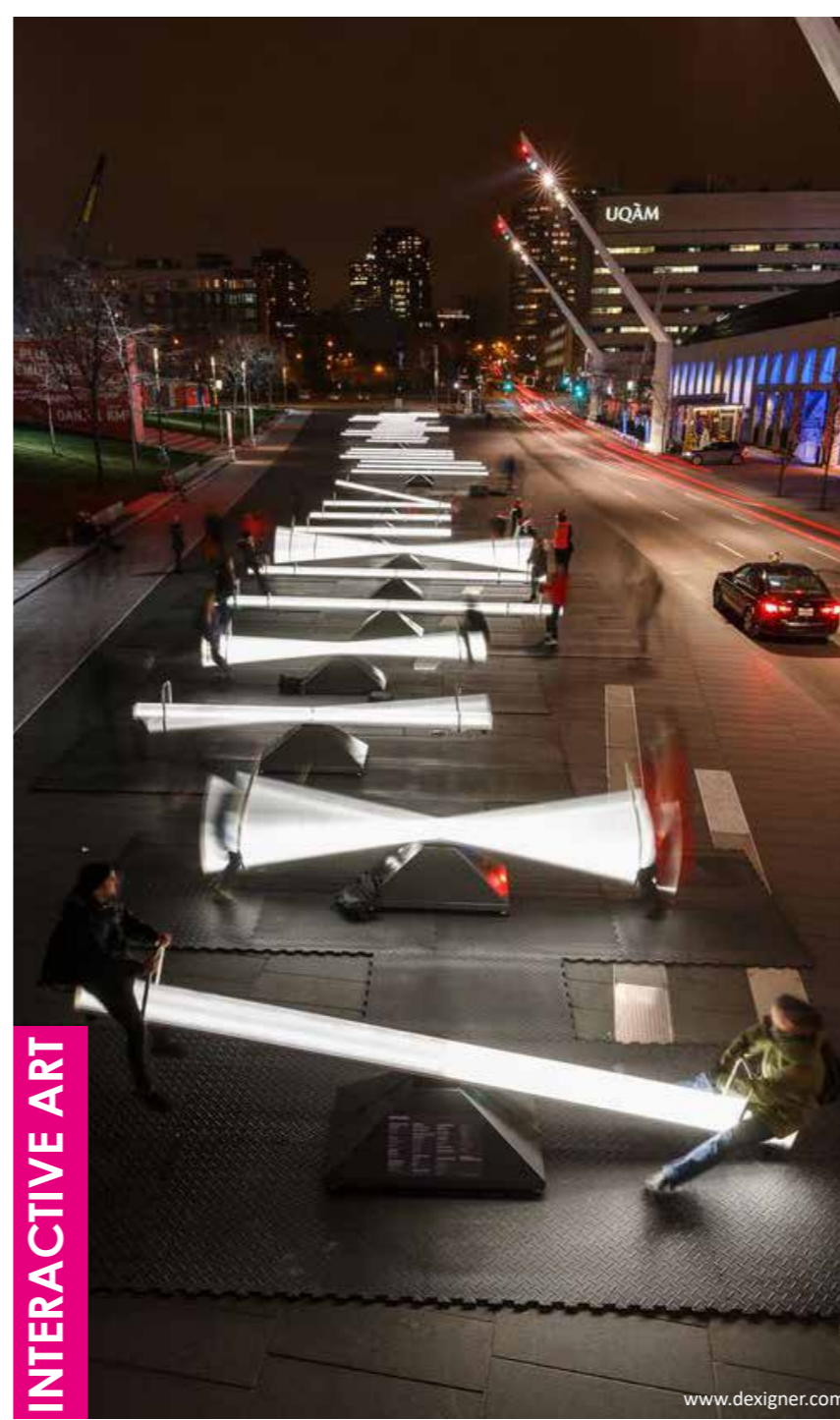
THE FIELDS | LOS ANGELES

LIVE / CULTURE



CULTURAL SQUARES

MUSEUM QUARTER | VIENNA



INTERACTIVE ART

LUMIERE | LONDON



CULTURAL CENTRE

WE THE CURIOUS | BRISTOL