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入世宣言·北京CBD核心区建设

THE BEIJING CBD CORE AREA

面向未来的城市核心

A CITY CENTER FACING THE FUTURE

2001年11月10日，在卡塔尔多哈举行的世界贸易组织(WTO)第四届部长级会议通过了中国加入世界贸易组织法律文件，标志着中国终于成为世界贸易组织新成员。北京作为中国的首都和面向世界的窗口，其城市建设也进入了全新时期。集约型发展、高密度的紧凑型城市成为这一阶段北京城市发展的全新写照。城市期待更高的发展理念，也期待更加整合的土地混合使用模式和效率。北京CBD核心区正是在这样的背景下诞生的。

在21世纪的今天，城市的功能空间也越来越复合，而这也让未来城市的构想在今日的超级建筑群中逐步得以实现。作为牵头整合北京CBD核心区建设资源的北京建院不仅关注如何克服安全与建构上的困难，更开始重视新能源和可持续发展的技术体系在超高层建筑中应用的探索。从新的城市营造理念入手，高效地利用土地资源，用精致的发展方式代替无序蔓延，让城市在功能、规模和结构上更加紧凑与高效：从整体到局部，从地上到地下，从规划整合到专项设计……城市空间的一体化在这里达到了极致：集约性的规划景观、商业服务、综合避险、市政交通、集中的能源供给以及无处不在的智慧城市体系。

On November 10, 2001, the Fourth Ministerial Conference of the World Trade Organization (WTO) held in Doha, Qatar, approved of the legal documents for China's entry into the WTO, marking the final success of China in becoming a new mem-

ber of the organization. As the capital of China and its window to the world, Beijing also underwent a new period of urban development, when consolidation and high-density that were characteristics of a compact city became the new profile of its urban development. CBD was then born in expectation of a better development concept, with more integrated mixed land use and higher efficiency.

Today in the 21st Century, the conception of a future city is gradually being realized in these super architecture complexes where urban spaces are becoming more multi-functional. Leading the integration of the Beijing CBD construction resources, BIAD worked on the problems of security and composition, and began to develop the application of new energy resources and sustainable techniques in the construction of super high-rise buildings. We started from new concepts of city building: use land resources with high-efficiency, replace disordered sprawl with delicate development methods, making the city more compact and efficient in terms of function, scale and structure from the whole to the part, from above ground to underground, and from overall planning to detailed design. The integration of urban spaces is now reaching an extreme: compact landscape planning, business services, a comprehensive way of hedging, integrated municipal traffic, central resource supply and a smart city system everywhere.



北京 CBD
Beijing CBD

中信大厦

CITIC Tower

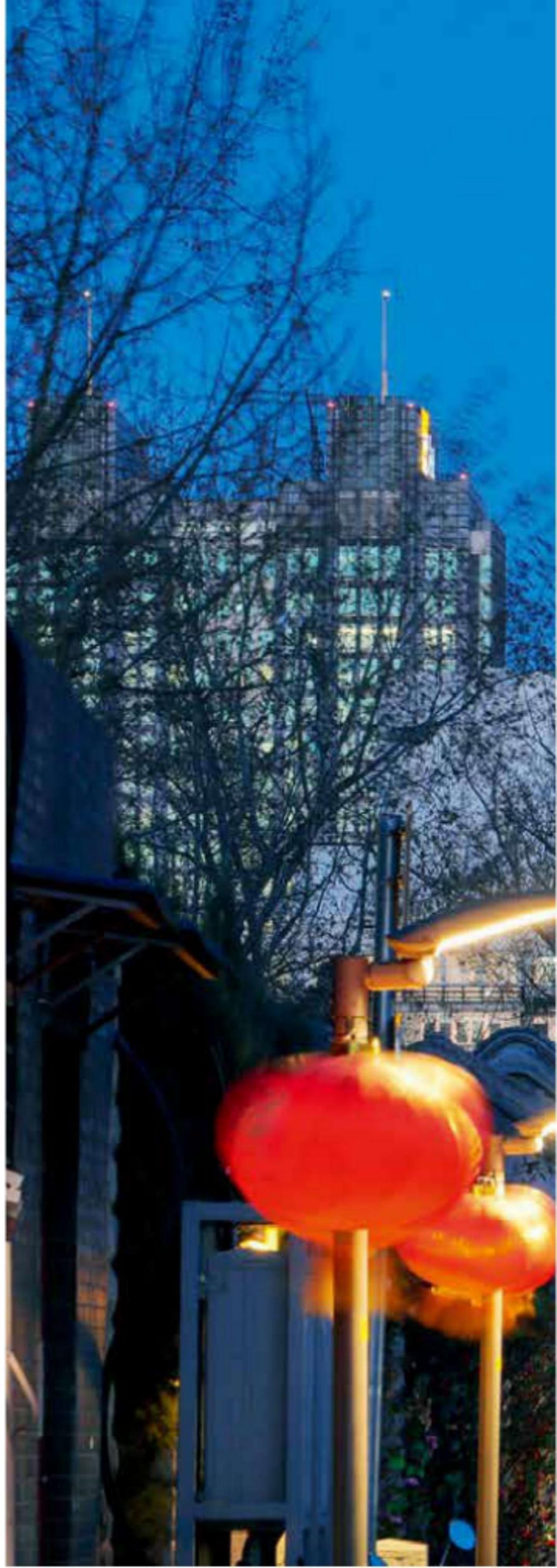
建成时间 Completion Year :2019

建设面积 Building Area :437 000m²

合作公司 Partner : KPF/中信建筑设计研究总院有限公司 CITIC General Institute of Architectural Design and Research Co.,Ltd / Arup/ PBA 柏诚/TFP

中信大厦是首都的新地标，与国贸建筑群、中央电视台和银泰中心等构成了北京新的天际线。项目在1.15公顷的基地面积上建设了地上35万m²、地下8.7万m²的建筑规模，建筑总高度528m，地上112层，地下8层，深度40m，基础桩深100m，容积率大于30。它既是北京最高和最深的建筑，同时技术的复杂性、系统的多样性、建筑的超高尺度、建造工期、成本的因素也对设计与建造提出空前的技术挑战。

CITIC Tower is the new landmark of the capital, forming the new skyline of Beijing together with the World Towers Complex, CCTV Headquarters and the Yintai Center. On a site of 1.15 hectares in area, this project has a building scale of 350,000 square meters above the ground and 87,000 square meters below ground, with a total height of 528 meters, 112 floors above ground and 8 floors underground, a depth of 40m, a foundation pile depth of 100m and a plot ratio of more than 30. It is both the tallest and deepest building in Beijing, and the technical challenges of design and construction are unprecedented due to the complexity of techniques, diversity of systems, ultra-high scale of buildings, construction duration and cost.





北京CBD核心区地下公共空间 市政交通基础设施及配套工程

Municipal Transportation Infrastructure
Project in Underground Public Space of the
Beijing CBD Core Area

设计时间 Design Began : 2015

建设面积 Construction Area : 507 568m²

北京CBD核心区地下公共空间建设面积占CBD核心区总建设面积的1/3。作为系统的地下空间建设项目，集交通、市政、景观以及综合防灾等多种功能于一体。

The construction area of the underground public space of the Beijing CBD core area accounts for one-third of the total construction area. As a systematic underground space construction project, it integrated multiple functions such as transportation, municipal administration, landscaping and comprehensive disaster prevention.



中国人寿金融中心(北京)

China Life Financial Center (Beijing)

建成时间 Completion Year : 2019

建设面积 Building Area : 162 000m²

合作公司 Partner : SOM建筑设计事务所

Skidmore, Owings & Merrill LLP

中国人寿金融中心以190m的板式超高层与周边建筑形成了完整的CBD核心区的城市节点,建筑底部退让的半室外通高廊架可作为小区域内的城市客厅。该建筑是北京建院在CBD核心区落成并正式启用的第一栋建筑,也是中国第一个LEED、WELL双金级认证的大厦,本项目已经成为CBD核心区整体形象的重要组成部分。

The China Life Financial Center, a 190m-high slab-type super high-rise, forms a complete urban node of the CBD core area with surrounding buildings. The semi-outdoor double-height open space at the bottom of the building can be seen as the urban living room in a small scale. It is the first building designed by BIAO that has been completed and officially opened in the CBD core area, and also the first LEED and WELL double-gold certified building in China. This project has become an important component of the overall image of the CBD core area.







北京 CBD
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