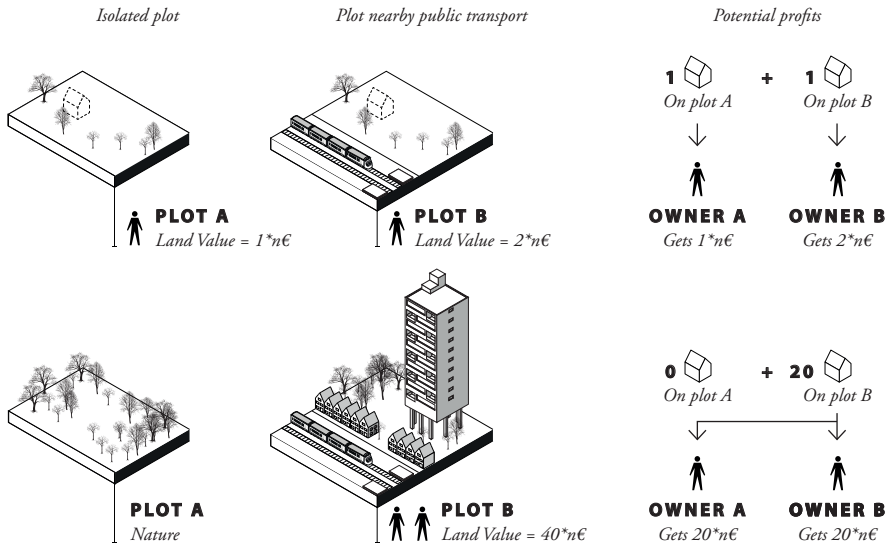


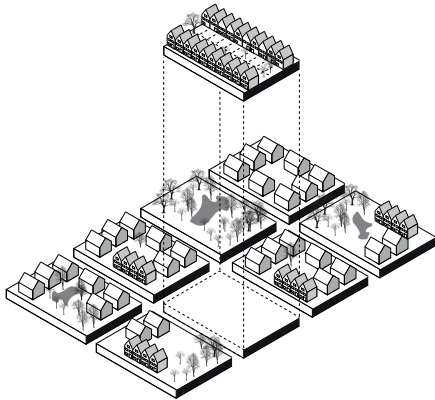
## TRANSFER OF DEVELOPMENT RIGHTS



## MULTIPLE WAYS TO DENSIFY

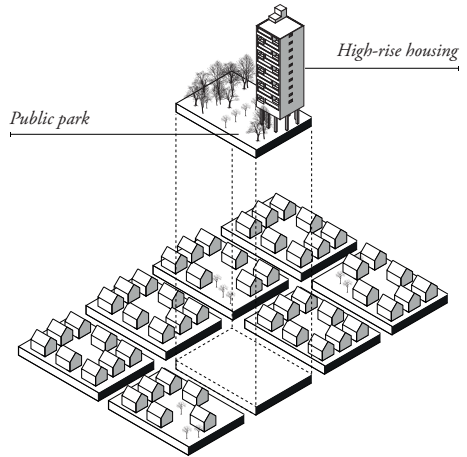
### LOW-RISE DENSIFICATION

*Existing has sufficient green*



### HIGH-RISE DENSIFICATION

*Existing does not have sufficient green*



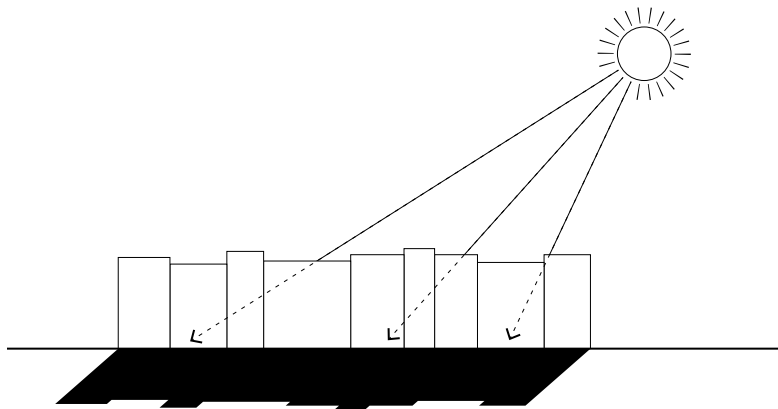


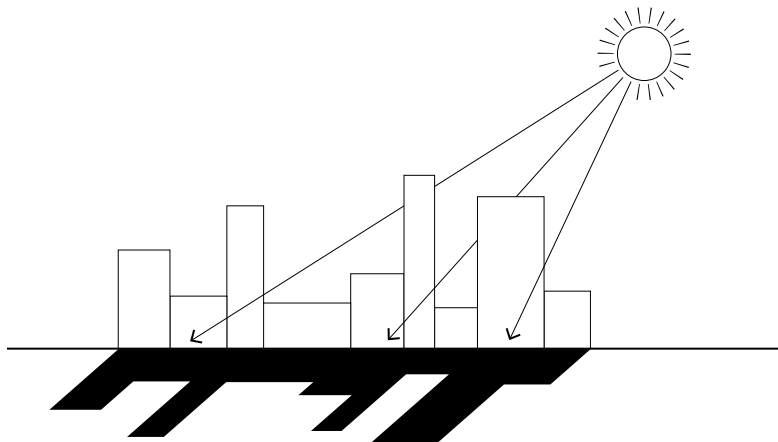
Graphics: Mont Saint Michel, France, by BOGDAN & VAN BROECK



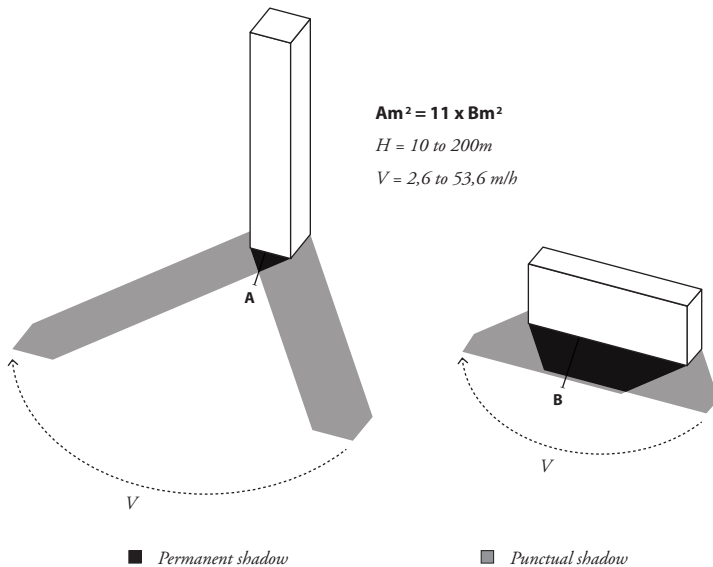
Compact village in Guizhou, China







## HIGH-RISE VS. LOW-RISE



The permanently shaded area of a flat building is at least 10x bigger than the one of a tower with the same volume.



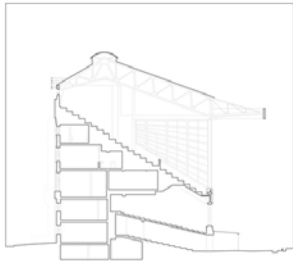


Stacked program at Ikea, Utrecht



Stacked trucks, Tour & Taxis, Brussels - Belgium | Ivan Put

## FORMER ARSENAL STADIUM



Highbury Square, London | Allies & Morisson



Left : Shopping Mall | Right : Galleries de la Reine, Brussels