

**USER ID: ID\_100609**

**CATAGORY : Working**

## CC OFFICE

Location of Project: [Bangkok, Thailand]

Project Stage: Completed (2018)

## INTRODUCTION

Located in Talad Noi district of Bangkok, at a corner where two meandering alleys meet, three row houses down from a local Chinese shrine, stands the new Creative Crews office. Unlike the constantly evolving work environment, a multi-layered office focuses on the functional aspects, enhances productivity and user friendliness by integrating natural features to the indoor spaces adapting to the new environment. Designed to maximize collaboration and creativity, by implementing natural ventilation corridor and green area into the building to create a dynamic and inspiring environment with its simple orientation for the users.

The completed building recognises and preserve multi layered history imbedded within the building essence and differentiate additions to allow the continuation of this building timeline, whilst efficiently organises new spaces to serve new functions. A sensitive approach with brute, edgy and raw result. It also exhibits the versatility of the row house typology to accommodate a variety of uses.





## 1. SPATIAL DESIGN

The idea behind the renovation of a traditional Bangkok row house is to utilise the building by creating diverse environments that connect and enhance the communities but keeping its context in terms of social effects and engaging with the local communities in the new planning. The building has a variety of spaces that could accommodate various uses which could be easily altered. Elements used in the building can be found in the perimeter of Talad Noi districts such as scissor gate, steel dog-leg and a nearby ice cube manufacturer.

Carving into the existing building to create voids and turn 3rd floor into an adjoining double volume ceiling for the cheese-wood tree, while adding steel dog-leg to help improve vertical circulation. The new planning and design are the most important factor which helps maximize space usage, circulation and the functions in each floor, the overall atmosphere of each level differs due to the uses of the space. There is an adjoining double volume, semi outdoor courtyard used for public functions. This is to enhance quality of space by differentiate public area quality on the communal space on the 3rd floor with the cheesewood tree on the naturally ventilated side and air-conditioned side for a resting area.

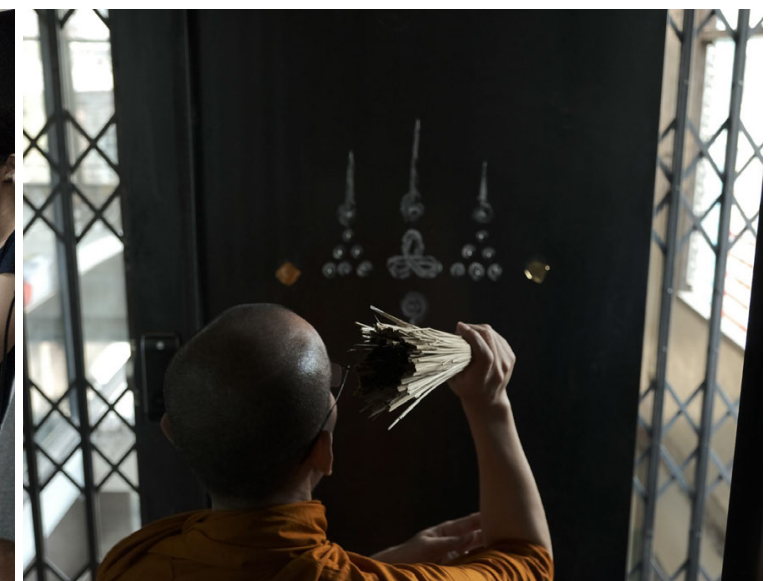




## 2. COMFORT

Design for well-being is an important factor that helps uncover workforce needs and motivations. Split into two halves, with formal functions on the airconditioned east side, circulation and supporting facilities on the naturally ventilated west side. The 1st and 2nd floor are retail spaces for let. Flexible meeting spaces on the 3rd floor is both rented out to the public and utilised by CC Staff with an adjoining double volume semi-outdoor courtyard, used for public functions and rejuvenation for workers. The 4th, 5th and 6th floor are offices. The top floor house dormitories for staff and has a sizable terrace home to a table tennis table and a monkey bar for relaxation. Pantries can be found near the stair landings on the 3rd and 5th floor for convenience and community.

Natural lighting, greenery and natural ventilation helps create a calming and soothing environment, the white cheesewood tree on the 3rd floor provides shade for those utilizing the grill for BBQ parties. By having green on the premise helps increase and contribute to the overall greenery of the neighbourhood. As well as improves physical, mental and well-being of office workers. Custom made furniture can be found throughout the premise, as it is an important factor that make workspace more practical for a range of people with ergonomically friendly equipment and workstations. High and low shelving system designed to accommodate variety of people and needs, and custom built-in desk light accustom to users making it more accessible and comfortable.

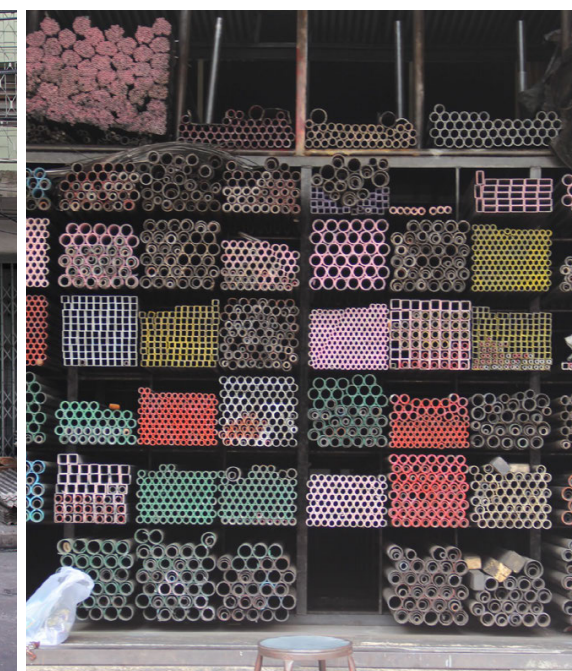
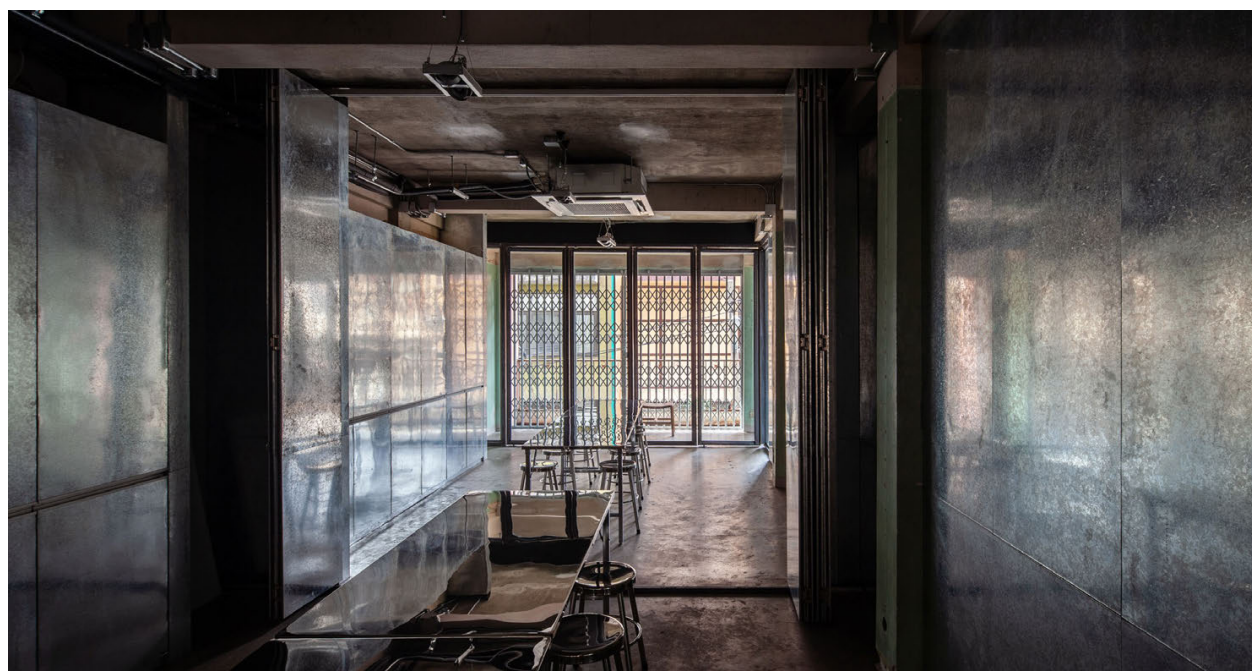




### 3. AESTHETICS

Located in Talad Noi district of Bangkok, at a corner where two meandering alleys meet, three row houses down from a local Chinese shrine, stands the new Creative Crews office. A heritage district with an intimate urban scale. The tectonic comprises of and its most notable typology; the row house, small walkable alleys network, and generous scatter of street vendors. The existing building had numerous occupants previously; each have made their own impressions on the building. Each alterations and marks hold memories which has built up overtime. All the original finishes were left intact and new additions are treated as new layers which distinguishes itself from the existing via raw materiality and finish. An alteration part of the building is distinctive yet intriguing as the multi-layered building standing in the residential district.

By reinterpreting local elements found in the area to distinguish itself with the new environments. The existing steel foliage railing balconies are left untouched. The third-floor meeting room cupboards are finished in galvanized steel panels from the metal section vendor at the end of the alley, reminiscent of a nearby ice cube manufacturer. Traces on the adjoining walls, left un-rendered, serve as reminders of the original staircase. Crayon drawing of a sunny day at a faraway island from the previous occupant is preserved and now serve as a rejuvenating sight for the architects on the fourth floor.

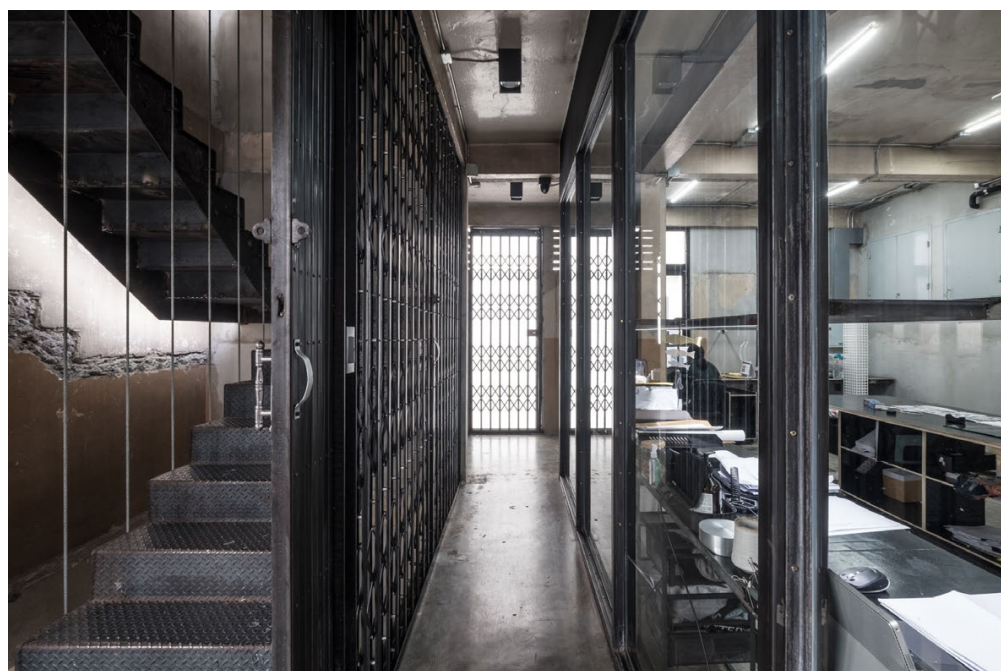




## 4. INNOVATION

An approach to energy saving by Minimising energy use in all stages of a building's life-cycle. An approach to energy saving by minimising energy use in all stages of a building's life-cycle, making new and renovated buildings more comfortable and less expensive to run. The altered building is split into two halves, with formal functions on the air-conditioned east side, circulation and supporting facilities on the naturally ventilated west side. Communal space on the middle part with an adjoining double volume, semi-outdoor courtyard used for public functions to break the energy between office space on the top half of the building and retail spaces on the lower half.

Recognising that our urban environment should preserve nature, we created new green space in the building as a rejuvenation space and a gathering space. The white cheese wood tree provides shade for those utilizing the grill for BBQ parties. Having green on the premise helps to increase and contribute to the overall greenery of the neighbourhood. The 4th, 5th and 6th floor are offices. The top floor house dormitories for staff and has a sizable terrace home to a table tennis table and a monkey bar. Pantries can be found on the 3rd, 5th and 7th floor.





## 5. REALISATION EFFICIENCY

CC Office is an adaptive-reuse project, adapting from the plan to maximize space efficiency, alterations to the existing are for functional changes only. The practicality of this project is the choice made to show how versatile the design is able to accommodate onsite adjustments during construction. Unlike traditional workplace designed for efficiency with “one size fits all”, the new planning provides a solution to the practicality of workspace in Bangkok’s row houses typology. Elements from local vendors integrated into the existing building, such as the scissors gate, a local intelligence, line the stair well, serve as balustrade and function as operable partitions for ease of moving large equipment up and down the building.

All the original finishes were left intact and new additions are treated as new layers which distinguishes itself from the existing via raw materiality and finish. The function within the building focuses on being adaptive and collaborative like how the communal space on the 3rd floor semi outdoor courtyard which can adapt into a meeting room as well as a gathering space used for public functions. Alterations to the existing transform the building into a functional and easily manageable workspace.

