



# Webinar

## ULI Poland: Wellbeing of Future Generations

Date: July 02, 2020

00:00:00 --> 00:00:03: Good afternoon ladies and gentlemen. I would like to welcome  
00:00:04 --> 00:00:06: you very warmly to our usual I webinar.  
00:00:06 --> 00:00:09: You like online conference. In fact my name is Dorothea  
00:00:09 --> 00:00:11: Vista Keys composer.  
00:00:11 --> 00:00:13: I'm the chairman of the.  
00:00:13 --> 00:00:16: And I punished us some cancers we had already free  
00:00:16 --> 00:00:18: webinars on around the topic,  
00:00:18 --> 00:00:20: climate, capital, cities and people.  
00:00:20 --> 00:00:23: So we started with the city of the future.  
00:00:23 --> 00:00:27: Then we discuss how to become more climate resilience.  
00:00:27 --> 00:00:31: Then we went into a sustainability investment and today on  
00:00:31 --> 00:00:34: the web in a number for you would like to  
00:00:34 --> 00:00:36: talk about well being of future generations.  
00:00:36 --> 00:00:39: At this stage I would like also to thank you  
00:00:39 --> 00:00:41: to all our corporate partners,  
00:00:41 --> 00:00:45: sponsors and patrons. Without you we could not be here  
00:00:45 --> 00:00:48: today so thank you and now I would like to  
00:00:48 --> 00:00:50: give the floor to the person who is the  
00:00:50 --> 00:00:53: House and moderator for today's session.  
00:00:53 --> 00:00:57: You still not over to you.  
00:00:57 --> 00:01:00: Good afternoon, I would like to welcome warmly.  
00:01:00 --> 00:01:04: Welcome everybody who decided to participate in today's  
panel and  
00:01:05 --> 00:01:07: let me introduce our speakers.  
00:01:07 --> 00:01:11: Mr Dan Barden is a director of innovation and inspiration  
00:01:11 --> 00:01:14: and Blue Zones Organization focus on blue zones,  
00:01:14 --> 00:01:18: special places around the world where people live the  
longest  
00:01:19 --> 00:01:20: and healthiest.  
00:01:20 --> 00:01:22: Then it will now, specialist Americans,

00:01:22 --> 00:01:25: top walkability, and bikeability expert.  
00:01:25 --> 00:01:28: Who has been named by time as one of the  
00:01:28 --> 00:01:32: six most important civic innovators in the world,  
00:01:32 --> 00:01:35: our second speaker is meta skilled,  
00:01:35 --> 00:01:37: who is a partner and CEO of SL,  
00:01:37 --> 00:01:43: a an internationally renowned architectural practice operating  
within the fields  
00:01:44 --> 00:01:45: of urban space,  
00:01:45 --> 00:01:48: city planning and light landscape architecture.  
00:01:48 --> 00:01:52: Meta has more than 15 years of experience in urban  
00:01:52 --> 00:01:55: planning and architectural solving.  
00:01:55 --> 00:01:59: So many problems in our cities.  
00:01:59 --> 00:02:02: And the final speaker is Marnix Gallahan.  
00:02:02 --> 00:02:07: Marnix is executive chairman of Board of Directors,  
00:02:07 --> 00:02:13: CEO of Immobile Group, the largest Belgian property  
developers quoted  
00:02:13 --> 00:02:18: on the Stock Exchange as the morning is nutriment of  
00:02:18 --> 00:02:19: ULI Poland.  
00:02:19 --> 00:02:23: Starting from 1st of January 1st of July.  
00:02:23 --> 00:02:25: So from.  
00:02:25 --> 00:02:26: You know Europe?  
00:02:28 --> 00:02:32: So, so it's it's it's good to have you an  
00:02:32 --> 00:02:38: hour panel agenda for today indicates the following elements  
of  
00:02:38 --> 00:02:39: the meeting.  
00:02:39 --> 00:02:45: First we will discuss and see presentation prepared by Don  
00:02:45 --> 00:02:50: Barden and next there will be presentation by meta skilled  
00:02:50 --> 00:02:55: and after that we will have discussion and we may  
00:02:55 --> 00:02:58: also answer all your questions.  
00:02:58 --> 00:03:02: Questions can be submitted via the Q&A bottom at the  
00:03:02 --> 00:03:03: bottom of your screen,  
00:03:03 --> 00:03:08: and there is an option to send questions anonymously if  
00:03:08 --> 00:03:09: you would prefer.  
00:03:09 --> 00:03:13: We will try to answer all the questions,  
00:03:13 --> 00:03:18: but do not promise that since the time of webinar  
00:03:18 --> 00:03:20: is is very short,  
00:03:20 --> 00:03:26: so let's start and 1st we will see the presentation  
00:03:26 --> 00:03:27: of done.  
00:03:27 --> 00:03:29: OK.  
00:03:29 --> 00:03:32: Let me bring up my correct screen share.  
00:03:32 --> 00:03:37: And so everyone should be able to see the.

00:03:37 --> 00:03:40: Presentation slide and first of all,  
00:03:40 --> 00:03:43: it's a great honor to be here with such a  
00:03:43 --> 00:03:48: distinguished panel and an participants I want to start by  
00:03:48 --> 00:03:50: asking a question.  
00:03:50 --> 00:03:52: Make sure it clicks over change.  
00:03:55 --> 00:03:58: So think back to your early youth.  
00:03:58 --> 00:03:59: At the age of 8.  
00:03:59 --> 00:04:02: How far would you roam from home?  
00:04:02 --> 00:04:05: Maybe with a friend, brother or sister?  
00:04:05 --> 00:04:09: But not with adults. Think about how far you were  
00:04:09 --> 00:04:10: able to go.  
00:04:10 --> 00:04:13: And with that I'm going to start on this panel  
00:04:13 --> 00:04:17: with the greatgrandfather drawers at age 8.  
00:04:17 --> 00:04:22: Was allowed to go fishing 6 miles away and skip  
00:04:22 --> 00:04:27: through all the generations to the sun upper left.  
00:04:27 --> 00:04:31: And so this is current times is only allowed to  
00:04:31 --> 00:04:34: go 100 meters to the end of the block.  
00:04:34 --> 00:04:37: Essentially, we've changed the world,  
00:04:37 --> 00:04:41: and that's what my presentation is really about.  
00:04:41 --> 00:04:44: Is how do we now?  
00:04:44 --> 00:04:49: Address the pandemic and all the other changes going on  
00:04:49 --> 00:04:53: in the world and simultaneously treated as a wakeup call  
00:04:53 --> 00:04:53: if.  
00:04:53 --> 00:04:59: If there's anything positive that's coming out of the pandemic,  
00:04:59 --> 00:05:03: it's that we were all in a rut and it's  
00:05:03 --> 00:05:07: time to start to treat the world climate change and  
00:05:08 --> 00:05:12: everything in a totally more honest and open way.  
00:05:12 --> 00:05:15: If you haven't heard the term voca,  
00:05:15 --> 00:05:19: it's been around since maybe the mid 70s of the  
00:05:19 --> 00:05:22: military and top leadership.  
00:05:22 --> 00:05:25: Developed it, but this is what it means and I  
00:05:26 --> 00:05:29: like to say now we're in super wooga for Buca  
00:05:29 --> 00:05:30: on steroids.  
00:05:30 --> 00:05:35: Changes happening so fast that we have to get our  
00:05:35 --> 00:05:37: sensibilities back.  
00:05:37 --> 00:05:41: This slide, which is in Maui.  
00:05:41 --> 00:05:44: Hawaii. The scientist to walk,  
00:05:44 --> 00:05:45: but no ones walking there,  
00:05:45 --> 00:05:49: are bike lanes, no ones bicycling either because we built  
00:05:49 --> 00:05:52: for the success of only one system moving in single

00:05:52 --> 00:05:53: occupant vehicles,  
00:05:53 --> 00:05:58: we failed the single occupant vehicle along with walking  
along  
00:05:58 --> 00:06:00: with biking along with transit.  
00:06:00 --> 00:06:04: So what we're now realizing is the mistakes we made.  
00:06:04 --> 00:06:08: Go back much further. It's hard to pinpoint an exact  
00:06:08 --> 00:06:09: time,  
00:06:09 --> 00:06:14: but when we decided to abandon building for people and  
00:06:14 --> 00:06:15: place.  
00:06:15 --> 00:06:18: And instead the car we destroyed the ability to do  
00:06:18 --> 00:06:21: anything other than to get around by car.  
00:06:21 --> 00:06:25: You can see that most profoundly in Houston.  
00:06:25 --> 00:06:30: Texas, where they totally turned their city over to the car  
00:06:30 --> 00:06:31: as a result,  
00:06:31 --> 00:06:36: their population has become the fastest in the United States,  
00:06:36 --> 00:06:39: and some say the entire world.  
00:06:39 --> 00:06:45: Now compare that with Wawa to the classic Colonial town  
00:06:45 --> 00:06:46: that.  
00:06:46 --> 00:06:49: To this day is only built for people and when  
00:06:49 --> 00:06:53: the car came they sent the car underneath their town  
00:06:53 --> 00:06:55: using the old silver mines.  
00:06:55 --> 00:07:00: That's real true recycling. So this is very important that  
00:07:01 --> 00:07:04: we understand the full impacts of the.  
00:07:04 --> 00:07:07: Other system I also want to talk about the costs  
00:07:07 --> 00:07:09: of trying to build for the car.  
00:07:09 --> 00:07:12: The scene on the left is built for people.  
00:07:12 --> 00:07:14: It's a gridded neighborhood. Very,  
00:07:14 --> 00:07:18: very good block patterns. And the one on the right  
00:07:18 --> 00:07:19: is suburban,  
00:07:19 --> 00:07:24: and the difference to deliver just fire service is about  
00:07:24 --> 00:07:27: of a correctly designed city.  
00:07:27 --> 00:07:30: Well granted is 159 per household per year,  
00:07:30 --> 00:07:34: but if you're going to build to the poor form,  
00:07:34 --> 00:07:40: you've got to increase the cost for just fire service  
00:07:40 --> 00:07:41: alone 740.  
00:07:41 --> 00:07:46: In my presentation, I want to talk about bringing together  
00:07:46 --> 00:07:47: 4 core elements,  
00:07:47 --> 00:07:53: healthy, sustainable, resilient, economically viable.  
00:07:53 --> 00:07:56: In point out that health is now telling us that  
00:07:57 --> 00:07:59: we have to pay attention to resiliency,  
00:07:59 --> 00:08:04: sustainability and the economy. Otherwise we fail.

00:08:04 --> 00:08:10: So do that. Pretend you're in the 1400s in the  
00:08:10 --> 00:08:11: 1400s.  
00:08:11 --> 00:08:13: This was the view of the solar system.  
00:08:13 --> 00:08:17: It was Earth centric. Everything went around the earth.  
00:08:17 --> 00:08:21: But modern mathematics was born Galileo,  
00:08:21 --> 00:08:25: Copernicus, who Cornish is. And now we have a correct  
00:08:25 --> 00:08:28: view of how science and the world works.  
00:08:28 --> 00:08:33: I'm going to propose something even more preposterous.  
00:08:33 --> 00:08:36: This is the way we've been thinking.  
00:08:36 --> 00:08:38: Our economy works were wrong.  
00:08:38 --> 00:08:41: Never think, doesn't send around the car.  
00:08:41 --> 00:08:44: It centers around people. An once we start to put  
00:08:44 --> 00:08:46: our focus back on people,  
00:08:46 --> 00:08:49: the economy will work. Resiliency,  
00:08:49 --> 00:08:53: sustainability and health. So let me move into health.  
00:08:53 --> 00:08:57: We are now beginning to realize that you cannot have  
00:08:57 --> 00:09:01: healthy communities if you don't have healthy people and  
vice  
00:09:01 --> 00:09:02: versa.  
00:09:02 --> 00:09:05: My boss Dan Buettner.  
00:09:05 --> 00:09:08: Who wrote the third most read article in all of  
00:09:08 --> 00:09:11: National Geographic's history?  
00:09:11 --> 00:09:15: Decided to travel the world with scientists and figure out  
00:09:16 --> 00:09:18: where people live the longest?  
00:09:18 --> 00:09:22: How to bring that concept back in principles to all  
00:09:22 --> 00:09:23: the cities?  
00:09:23 --> 00:09:26: So we've been working. We're up to 51 cities so  
00:09:27 --> 00:09:30: far where we're applying the blue zones principles,  
00:09:30 --> 00:09:33: and here's the good news.  
00:09:33 --> 00:09:36: 80% of our health each person 's health is not  
00:09:36 --> 00:09:38: driven by our genes,  
00:09:38 --> 00:09:42: but by our lifestyle. And if we build the environment  
00:09:42 --> 00:09:47: to support healthy living then people will become much  
healthier  
00:09:47 --> 00:09:49: and it's proving to be true,  
00:09:49 --> 00:09:54: it comes down to this that if you build for  
00:09:54 --> 00:09:55: cars.  
00:09:55 --> 00:09:57: You're not going to be building health,  
00:09:57 --> 00:09:59: but if you build for people,  
00:09:59 --> 00:10:01: health comes naturally. People start walking,  
00:10:01 --> 00:10:05: biking, and so on. We listed these as the most

00:10:05 --> 00:10:09: important elements and I'm going to covers just several of  
00:10:09 --> 00:10:11: them in the short period time,  
00:10:11 --> 00:10:14: but I want to set the stage for for our  
00:10:14 --> 00:10:18: discussions and just start with connectivity.  
00:10:18 --> 00:10:22: The central London once was proposed to have this freeway.  
00:10:22 --> 00:10:26: Just carve it up into little bites just for the  
00:10:26 --> 00:10:26: car,  
00:10:26 --> 00:10:30: but I want to show you think of the patterns  
00:10:30 --> 00:10:32: of these two neighborhoods.  
00:10:32 --> 00:10:36: I want to show you the what it gave birth  
00:10:36 --> 00:10:37: to.  
00:10:37 --> 00:10:42: It's it's Robbia and Tottenham court where these many great  
00:10:42 --> 00:10:47: minds and these movements of all came together because of  
00:10:47 --> 00:10:49: that compact form,  
00:10:49 --> 00:10:54: people would would be able to congregate in pubs and  
00:10:54 --> 00:10:56: and many places.  
00:10:56 --> 00:11:00: So the ideas spread and so we take an apply  
00:11:00 --> 00:11:03: some of the other principles.  
00:11:03 --> 00:11:07: And these are all the things that come about.  
00:11:07 --> 00:11:10: If we start to focus on health or add health  
00:11:10 --> 00:11:14: to what we're trying to do for sustainability,  
00:11:14 --> 00:11:18: for for resilience Day, and so on.  
00:11:18 --> 00:11:21: Wanna quickly cover the concept of happiness?  
00:11:21 --> 00:11:24: I just read an article today that Americans are at  
00:11:25 --> 00:11:29: least happy than anytime they've been throughout their well,  
00:11:29 --> 00:11:33: all recorded happiness. Notice it was a blip of happiness.  
00:11:33 --> 00:11:37: Happened in the 60s. Most people don't know why.  
00:11:37 --> 00:11:39: Since I was a child of the 60s,  
00:11:39 --> 00:11:42: I know why most of these people are lying down  
00:11:42 --> 00:11:44: because they're stoned.  
00:11:44 --> 00:11:47: But it's the built environment of Bryant Park that we've  
00:11:47 --> 00:11:48: since changed.  
00:11:48 --> 00:11:51: That added more feeling of security,  
00:11:51 --> 00:11:55: but now everyone comes. It's considered the front porch of  
00:11:55 --> 00:12:00: America and it's again just paying attention to the principles  
00:12:00 --> 00:12:01: of design.  
00:12:01 --> 00:12:04: One of our core understandings is the notion of what  
00:12:04 --> 00:12:06: I call the life radius,  
00:12:06 --> 00:12:09: and I think anyone out there who's who's focused on  
00:12:09 --> 00:12:13: well wait a minute then that's that's walkable scale.

00:12:13 --> 00:12:15: That's the five minute walk.  
00:12:15 --> 00:12:17: That's how we build, correct?  
00:12:17 --> 00:12:19: You're doing the right thing.  
00:12:19 --> 00:12:21: So we start with a incorrect model.  
00:12:21 --> 00:12:24: If we didn't have the right level St connectivity,  
00:12:24 --> 00:12:29: nobody could walk. But once you have the right patterns  
00:12:29 --> 00:12:33: in you get right block form scale proportions,  
00:12:33 --> 00:12:35: then at least you could walk,  
00:12:35 --> 00:12:38: but you still won't until you mix the uses.  
00:12:38 --> 00:12:42: You have to have destinations and it has to be  
00:12:42 --> 00:12:43: interesting.  
00:12:43 --> 00:12:47: So the built form in every way celebrates what is  
00:12:47 --> 00:12:47: needed.  
00:12:47 --> 00:12:52: I want to also point out locational efficiency is absolutely  
00:12:52 --> 00:12:56: critical that if you put things in the wrong places,  
00:12:56 --> 00:12:59: people again can't walk.  
00:12:59 --> 00:13:01: So one of the things we want to do is  
00:13:01 --> 00:13:05: to assure that the built environment has the right mix  
00:13:05 --> 00:13:09: azerate scale as the correct ingredients eyes on the on  
00:13:09 --> 00:13:11: the Plaza in the street,  
00:13:11 --> 00:13:14: and so on. I want to closeout with with some  
00:13:14 --> 00:13:17: of the big mistakes that were made in the States  
00:13:18 --> 00:13:20: when we went to sprawl pattern.  
00:13:20 --> 00:13:23: Uh this is all post auto that is the auto  
00:13:23 --> 00:13:24: as well,  
00:13:24 --> 00:13:29: demanding things by then. Our zoning and everything but  
00:13:29 --> 00:13:32: everything  
00:13:29 --> 00:13:32: in the wrong places in in in this particular city,  
00:13:32 --> 00:13:36: Tyson Square. You can't even get across the street without  
00:13:36 --> 00:13:36: a car.  
00:13:36 --> 00:13:38: You can't do it. It's not safe.  
00:13:38 --> 00:13:42: But if you just go 30 miles away to Washington  
00:13:42 --> 00:13:42: DC,  
00:13:42 --> 00:13:46: which was laid out in more historic times following the  
00:13:47 --> 00:13:48: traditional farm,  
00:13:48 --> 00:13:52: L'enfant was the designer. Then you get walking,  
00:13:52 --> 00:13:54: bicycling, transit are the favor.  
00:13:54 --> 00:13:56: Their natural forms of travel,  
00:13:56 --> 00:14:00: and we can now better move cars that need to  
00:14:00 --> 00:14:03: move because of good design.  
00:14:03 --> 00:14:06: Likewise, from a monetary standpoint,

00:14:06 --> 00:14:13: the suburban or strip form that we've been building doesn't.  
00:14:13 --> 00:14:15: Max out the yield per acre,  
00:14:15 --> 00:14:19: but if you go to what's on the right 800%  
00:14:19 --> 00:14:25: more yield per acre is achieved by the built form.  
00:14:25 --> 00:14:29: Transportation, likewise of the same opportunities that we're  
now learning  
00:14:30 --> 00:14:30: how to invent,  
00:14:30 --> 00:14:33: add in the pieces that we missed,  
00:14:33 --> 00:14:36: but come up with a balanced transportation system where a  
00:14:36 --> 00:14:40: person can seamlessly switch from one mode of travel to  
00:14:40 --> 00:14:41: the next,  
00:14:41 --> 00:14:43: and I'm going to close with this final slide.  
00:14:43 --> 00:14:46: If it shows OK.  
00:14:46 --> 00:14:49: I make trips to Barcelona several times.  
00:14:49 --> 00:14:52: It's considered the most walkable city in the world.  
00:14:52 --> 00:14:55: And when I was here I photographed over.  
00:14:55 --> 00:14:57: I don't know 1500 slides,  
00:14:57 --> 00:14:58: but this one puzzled me.  
00:14:58 --> 00:15:00: So I came back to my mentor,  
00:15:00 --> 00:15:03: Ramon Trias, who was from Barcelona,  
00:15:03 --> 00:15:05: said Ramon. What am I seeing here?  
00:15:05 --> 00:15:10: Said Dan, you discovered the secret to Barcelona.  
00:15:10 --> 00:15:14: They professionals, the architects, the landscape architects.  
00:15:14 --> 00:15:17: The many people will go out on walks with their  
00:15:17 --> 00:15:22: children because they know they are the future of Barcelona.  
00:15:22 --> 00:15:24: So with that, I want to turn.  
00:15:24 --> 00:15:28: I'll back to her one host and thank you for  
00:15:28 --> 00:15:29: this opportunity.  
00:15:33 --> 00:15:37: Thank you darling. I have to run screen.  
00:15:37 --> 00:15:40: Yeah, yes thank you Dan for for this presentation I  
00:15:41 --> 00:15:45: would like to start our discussion with the following question  
00:15:45 --> 00:15:46: and to Mannix,  
00:15:46 --> 00:15:51: Mannix and your opinion. Will the city majors be inspired  
00:15:51 --> 00:15:53: by ideas presented by Don?  
00:15:53 --> 00:15:58: And is it difficult for the developer company to adjust  
00:15:58 --> 00:15:59: to new ideas?  
00:16:06 --> 00:16:08: We we don't unmute Mannix.  
00:16:08 --> 00:16:12: Of course. Forgive me there was an ambulance passing by  
00:16:12 --> 00:16:15: and I didn't want you to listen to that.  
00:16:15 --> 00:16:18: There is a lot of their husband and there is

00:16:18 --> 00:16:21: a lot of bad news in the world.  
00:16:21 --> 00:16:24: But there is also a lot of good news and  
00:16:24 --> 00:16:28: I think that the good news is to be found  
00:16:28 --> 00:16:29: in cities.  
00:16:29 --> 00:16:33: Government is government is a changer for the environment  
for  
00:16:33 --> 00:16:36: cities for how people want to live and in the  
00:16:37 --> 00:16:40: next month I'll think we'll find out more about that.  
00:16:40 --> 00:16:43: But the movement for for sustainable,  
00:16:43 --> 00:16:48: livable space, space making urban areas that are there  
pleasant  
00:16:48 --> 00:16:49: place to live,  
00:16:49 --> 00:16:52: work and play. This has been this is been this  
00:16:52 --> 00:16:55: is already been in for some time and we see  
00:16:55 --> 00:16:59: that in cities through most of the Western world.  
00:16:59 --> 00:17:04: We're mirrors have become are quite progressive and are  
reflecting  
00:17:04 --> 00:17:07: the desire from the city population to have a more  
00:17:08 --> 00:17:08: livable city.  
00:17:08 --> 00:17:12: You can use Warsaw, which has a difficult past and  
00:17:12 --> 00:17:16: had to rebuild itself in the last 30 years I've  
00:17:16 --> 00:17:16: been.  
00:17:16 --> 00:17:19: I've been traveling to Warsaw for 20 years,  
00:17:19 --> 00:17:22: and I've seen the metamorphoses,  
00:17:22 --> 00:17:26: which is actually fantastic when you see where it's coming  
00:17:26 --> 00:17:27: from,  
00:17:27 --> 00:17:29: and whatever. I'm now in Warsaw.  
00:17:29 --> 00:17:32: Find myself walking about 10 times as much as I  
00:17:32 --> 00:17:35: was ten years ago and this is saying a lot  
00:17:35 --> 00:17:36: about the city.  
00:17:36 --> 00:17:40: Look at how mayor and Hidalgo in Paris there just  
00:17:40 --> 00:17:42: getting re elected with 50%  
00:17:42 --> 00:17:45: while two years ago she wouldn't have made it.  
00:17:45 --> 00:17:47: I mean anything anywhere near.  
00:17:47 --> 00:17:51: And why is this? Because any delegate has been promoting  
00:17:51 --> 00:17:54: a very pluralistic forward way of living,  
00:17:54 --> 00:17:57: of which everything might not be realistic.  
00:17:57 --> 00:18:00: But the ideas are fantastic in the ideas is to  
00:18:00 --> 00:18:00: give.  
00:18:00 --> 00:18:04: The city back to the people who live with who  
00:18:04 --> 00:18:06: live with it within it.

00:18:06 --> 00:18:09: So I think the ideas are very much being put  
00:18:09 --> 00:18:15: into practice right now throughout throughout cities in the  
world  
00:18:15 --> 00:18:19: there are some challenges as you are bringing in lots  
00:18:19 --> 00:18:23: of people from commuters to tourists etc etc into the  
00:18:23 --> 00:18:26: city and other city everyday.  
00:18:26 --> 00:18:30: And as Dennis said this the need for seamless  
transportation.  
00:18:30 --> 00:18:33: Is an essential given into this,  
00:18:33 --> 00:18:37: because without without if you cannot provide an alternative  
to  
00:18:37 --> 00:18:37: the car,  
00:18:37 --> 00:18:41: you're basically destroying access and you don't want to  
access  
00:18:41 --> 00:18:45: to the contrary for for having this intensity of usage  
00:18:45 --> 00:18:49: of acreage where people can really intensively live next and  
00:18:49 --> 00:18:52: with each other with green space with with places to  
00:18:52 --> 00:18:52: live,  
00:18:52 --> 00:18:55: we also need him to be able to get it  
00:18:55 --> 00:18:56: into get out,  
00:18:56 --> 00:18:59: so it's it's it's. It's a slow going process,  
00:18:59 --> 00:19:01: but it's a process that is really,  
00:19:01 --> 00:19:04: really really going forward. In most of the most of  
00:19:04 --> 00:19:06: most of the Western world,  
00:19:06 --> 00:19:08: and think again, look at Brussels.  
00:19:08 --> 00:19:11: Look at London. Look at Paris and look at Barcelona  
00:19:11 --> 00:19:12: of course.  
00:19:12 --> 00:19:14: And many mother look at dance,  
00:19:14 --> 00:19:16: many other examples. So I think yes,  
00:19:16 --> 00:19:19: this is the way forward that planners once and that  
00:19:19 --> 00:19:20: people want.  
00:19:20 --> 00:19:23: And we as developers we have the responsibility and also  
00:19:23 --> 00:19:26: the economic incentive to follow this.  
00:19:26 --> 00:19:28: And so I'll come back on later in the later  
00:19:28 --> 00:19:32: moment about the incentives and how developers might want  
to  
00:19:32 --> 00:19:33: access to all this.  
00:19:33 --> 00:19:38: But yes, developers are indeed are indeed responding to this  
00:19:38 --> 00:19:39: in a major way.  
00:19:39 --> 00:19:43: Meta and how do you assess the speed of learning  
00:19:43 --> 00:19:47: from our mistakes due to the lack of your band  
00:19:47 --> 00:19:47: planning,

00:19:47 --> 00:19:52: taking into account that citizens are less healthy and his  
00:19:52 --> 00:19:56: current situation increased market interest and awareness?  
00:19:56 --> 00:19:58: What is your opinion?  
00:20:00 --> 00:20:05: Well, I just want to take the opportunity to say  
00:20:05 --> 00:20:07: thank you so much.  
00:20:07 --> 00:20:11: Then I got a lot of inspiration out of your  
00:20:11 --> 00:20:13: presentation.  
00:20:13 --> 00:20:15: I am from our point of view.  
00:20:15 --> 00:20:17: We work with climate adaptation,  
00:20:17 --> 00:20:23: an nature based design, basically reconnecting people with  
the powers,  
00:20:23 --> 00:20:27: but also the system services of nature in cities because  
00:20:27 --> 00:20:29: it can clean air.  
00:20:29 --> 00:20:32: It can make us healthier and so forward an in  
00:20:32 --> 00:20:33: that respect,  
00:20:33 --> 00:20:35: COVID-19 has.  
00:20:35 --> 00:20:40: At least a has sort of made a global yearning  
00:20:40 --> 00:20:44: toward people are yearning towards nature.  
00:20:44 --> 00:20:48: Also in cities, that's where they are headed.  
00:20:48 --> 00:20:54: You could see, but they are also celebrating a clearview  
00:20:54 --> 00:20:55: to the mountains.  
00:20:55 --> 00:20:59: They are celebrating Dolphins, fish,  
00:20:59 --> 00:21:03: that type of experience in the cities.  
00:21:03 --> 00:21:06: So so I I I completely.  
00:21:06 --> 00:21:10: I can't say that, I just think that now the  
00:21:10 --> 00:21:15: floor is open an market will tind interest private public  
00:21:15 --> 00:21:16: Phillips.  
00:21:16 --> 00:21:21: But there is an increased awareness and demand.  
00:21:21 --> 00:21:26: Thank you and then transport is something which is the  
00:21:26 --> 00:21:28: most important thing.  
00:21:28 --> 00:21:33: I I believe you mentioned an when you analyze how  
00:21:33 --> 00:21:38: the the current cities and towns people are now afraid  
00:21:38 --> 00:21:42: to use public transport in case of big cities is  
00:21:42 --> 00:21:46: difficult to go by bike everywhere.  
00:21:46 --> 00:21:49: What can be done in that respect?  
00:21:49 --> 00:21:52: Do you think that remote?  
00:21:52 --> 00:21:56: Remote work is the solution or what do you think  
00:21:56 --> 00:21:57: about it?  
00:21:57 --> 00:22:00: Yes, why would not give up on transit.  
00:22:00 --> 00:22:03: It's still the way you help people get from 1  
00:22:03 --> 00:22:07: short space to the transit and then at the other

00:22:07 --> 00:22:08: end.

00:22:08 --> 00:22:11: So transit is still going to be a very core

00:22:11 --> 00:22:12: part.

00:22:12 --> 00:22:15: But yes, I think there is a trend for more

00:22:15 --> 00:22:19: people to find out they didn't need to go in

00:22:19 --> 00:22:20: and commute everyday.

00:22:20 --> 00:22:22: It might go down to.

00:22:22 --> 00:22:26: Where some jobs professional jobs are going to require one

00:22:26 --> 00:22:28: or two days a week in the office,

00:22:28 --> 00:22:32: but that's going to lighten the need to spend all

00:22:32 --> 00:22:36: our money on supporting the single occupant vehicle.

00:22:36 --> 00:22:39: We're also looking at. We've got to now put our

00:22:40 --> 00:22:44: big transportation dollars into the essential workers,

00:22:44 --> 00:22:47: the people we've overlooked the whole time.

00:22:47 --> 00:22:51: Now that means more money going into trails,

00:22:51 --> 00:22:56: Walking Systems, Transit, and maybe do transit a little differently.

00:22:56 --> 00:22:59: In order to acknowledge that we.

00:22:59 --> 00:23:02: Everything can be improved so.

00:23:02 --> 00:23:06: Yeah. OK, thank you. Let's start now.

00:23:06 --> 00:23:10: The second presentation prepared for us by met the skilled

00:23:10 --> 00:23:11: met that.

00:23:11 --> 00:23:14: Could you please start?

00:23:14 --> 00:23:15: Yes.

00:23:35 --> 00:23:37: I'm sorry I'll be there in one second.

00:23:37 --> 00:23:43: I always have these. Technical issues.

00:23:43 --> 00:23:46: OK. You will have to.

00:23:46 --> 00:23:51: I can't take out the block on your right side,

00:23:51 --> 00:23:53: so I'll go through it.

00:23:53 --> 00:23:55: I it's OK well to start with,

00:23:55 --> 00:24:00: I coined the presentation that a city should feel an

00:24:00 --> 00:24:05: function as a forest and as I just responded before

00:24:05 --> 00:24:07: to use Tina's question.

00:24:07 --> 00:24:11: That is the basis of what we do and reflecting

00:24:11 --> 00:24:15: on what then was talking about the grown.

00:24:15 --> 00:24:20: The built environment. We coined it as the grown

00:24:20 --> 00:24:25: environment,

00:24:20 --> 00:24:25: so it's it's complimentary. It's it's something that we can

00:24:25 --> 00:24:26: benefit as people,

00:24:26 --> 00:24:30: as as communities as the informal meetings,

00:24:30 --> 00:24:34: but also it can. Looking at the nature based design,

00:24:34 --> 00:24:39: you could actually solve some of the hardest problems in  
00:24:39 --> 00:24:39: cities,  
00:24:39 --> 00:24:45: so I hope I will enlightened that with my presentation.  
00:24:45 --> 00:24:52: So this is actually a roundabout that we finalized last  
00:24:52 --> 00:24:54: year 2019.  
00:24:54 --> 00:24:56: With nature based design.  
00:24:56 --> 00:24:59: We are an incidence Panera team.  
00:24:59 --> 00:25:07: We have biologists, anthropologists. Landscape architects  
economics researchers.  
00:25:07 --> 00:25:12: So we are working in an instant disciplinary field with  
00:25:13 --> 00:25:17: nature based approach to everything we do.  
00:25:17 --> 00:25:22: The first project I will show is actually converting a  
00:25:22 --> 00:25:23: transit corridor.  
00:25:23 --> 00:25:27: It's it's a street into a series of spaces for  
00:25:27 --> 00:25:30: for the people living there.  
00:25:30 --> 00:25:32: It's a very banal design,  
00:25:32 --> 00:25:37: but it's creating a space where you can sort of  
00:25:37 --> 00:25:39: expand your smaller household.  
00:25:39 --> 00:25:44: All the all the apartments to this is space is  
00:25:44 --> 00:25:48: 2 two room apartments and people tend to do that.  
00:25:48 --> 00:25:53: Both for a local Patty but also for cry quite  
00:25:53 --> 00:25:54: break.  
00:25:54 --> 00:26:00: So to sort of facilitate and accommodate peoples need for  
00:26:00 --> 00:26:06: different settings in a very straightforward Bennell design.  
00:26:06 --> 00:26:10: It was a very cheap project and it 10 years  
00:26:10 --> 00:26:17: after finalizing session of this project the City of Copenhagen  
00:26:17 --> 00:26:18: conducted in.  
00:26:18 --> 00:26:23: An evaluation of the project and basically the real estate  
00:26:23 --> 00:26:28: value was leveled with up around ???50,000,000.00 during a  
financial  
00:26:29 --> 00:26:29: crisis,  
00:26:29 --> 00:26:33: but you could also look at it on another aspect  
00:26:33 --> 00:26:37: that from what it costs to realize this project.  
00:26:37 --> 00:26:41: It paid itself on off in real estate made it  
00:26:41 --> 00:26:41: break.  
00:26:41 --> 00:26:44: Even in one year. So it it has benefits.  
00:26:44 --> 00:26:48: So why nature based design well to be a little  
00:26:48 --> 00:26:49: bit cynic.  
00:26:49 --> 00:26:53: For every COVID-19 victim.  
00:26:53 --> 00:26:59: This saved 20 people by the the the lower air  
00:26:59 --> 00:27:07: pollution globally in cities and this is just numbers from

00:27:07 --> 00:27:08: from 2019.

00:27:08 --> 00:27:13: The we are experiencing extreme weather events,

00:27:13 --> 00:27:17: it can be drought, it can be.

00:27:17 --> 00:27:23: Rain cloudbursts mental disorder is is an increasing future threat

00:27:24 --> 00:27:28: in an in Danish scientist test study at 1 million

00:27:28 --> 00:27:33: children from given birth to the age of 18 and

00:27:33 --> 00:27:37: if they are in in the in the proximity of

00:27:37 --> 00:27:38: nature.

00:27:38 --> 00:27:43: In their everyday life, they actually minimize their risk of

00:27:43 --> 00:27:45: mental disorders by 55%.

00:27:45 --> 00:27:49: Loneliness is another aspect. I still don't know what the

00:27:50 --> 00:27:51: effects on loneliness,

00:27:51 --> 00:27:56: but I can only imagine that loneliness has also increased

00:27:56 --> 00:27:57: during the pandemic.

00:27:57 --> 00:28:01: And when you look into what you and I love

00:28:01 --> 00:28:05: this wedding cake version of the 17 SDGS because it

00:28:05 --> 00:28:06: for me says well,

00:28:06 --> 00:28:09: we are here on behalf of natures.

00:28:09 --> 00:28:13: Resources so the bottom of the wedding cake and you

00:28:13 --> 00:28:18: could ask a polemic question is biodiversity and healthy ecosystem

00:28:18 --> 00:28:22: services globally clue crucial to human rights?

00:28:22 --> 00:28:25: And for a long time nature has been something that

00:28:25 --> 00:28:27: we have outside the city,

00:28:27 --> 00:28:32: but we need to rethink and include that into the

00:28:32 --> 00:28:36: equation and transformation of our cities.

00:28:36 --> 00:28:39: And so when you when you work with nature,

00:28:39 --> 00:28:43: biodiversity is caught up. Sort of the measurement and it

00:28:43 --> 00:28:46: can both perform utility values,

00:28:46 --> 00:28:52: stormwater, sequestering, cleaning air, reducing filtering noise.

00:28:52 --> 00:28:56: Reducing her bit urban heat effects and then you can't

00:28:56 --> 00:28:58: see the amenity values,

00:28:58 --> 00:29:03: but it's about belonging. It's about the social community building,

00:29:03 --> 00:29:08: it's it's about a healthy environment for people in cities.

00:29:08 --> 00:29:12: And this is just a collage of our latest project

00:29:12 --> 00:29:16: and I guess you will see that we definitely try

00:29:16 --> 00:29:20: to fit in as much grown environment as we can

00:29:20 --> 00:29:23: in everything we do.

00:29:23 --> 00:29:29: Um, to talk briefly about a project we did in  
00:29:29 --> 00:29:32: a social housing area in.  
00:29:32 --> 00:29:38: In Denmark it's a around 5000 people living here.  
00:29:38 --> 00:29:44: It's 70% are from other ethnical background than than Danish  
00:29:45 --> 00:29:47: and crime rates are high.  
00:29:47 --> 00:29:54: The social insecure Ness of being outside this space is  
00:29:54 --> 00:29:54: is low.  
00:29:54 --> 00:30:00: So basically we started there by by making or giving  
00:30:01 --> 00:30:02: the younger.  
00:30:02 --> 00:30:07: 1/3 of the population of the residents here are below  
00:30:07 --> 00:30:07: 15,  
00:30:07 --> 00:30:09: so there's a lot of it.  
00:30:09 --> 00:30:13: You could say une une used resource in there.  
00:30:13 --> 00:30:18: So we started by actually making or transforming their 727  
00:30:18 --> 00:30:24: football field into an artificial grass field that could be  
00:30:24 --> 00:30:28: used 24/7 because it was in light and then we  
00:30:28 --> 00:30:33: transformed a. You could say that the terrain into a  
00:30:33 --> 00:30:34: coherent.  
00:30:34 --> 00:30:37: A coherent sheet terrain topography,  
00:30:37 --> 00:30:41: so you had the visual connection from one side to  
00:30:41 --> 00:30:44: another and I had a very nice talk with one  
00:30:44 --> 00:30:48: of a man who who's been living here his entire  
00:30:48 --> 00:30:52: life. He has his family and he loves the area  
00:30:52 --> 00:30:56: because of that and now he he allows his daughter  
00:30:56 --> 00:31:00: of six years to actually go from his entrance door  
00:31:00 --> 00:31:04: to swim by herself because he can see her.  
00:31:04 --> 00:31:07: All the way and wave at her when she enters  
00:31:07 --> 00:31:11: into the swimming lessons and one of the strategies for  
00:31:11 --> 00:31:14: that is is to actually open up this site.  
00:31:14 --> 00:31:17: This is social housing area.  
00:31:17 --> 00:31:21: By physically connecting an opening it up and here you  
00:31:21 --> 00:31:24: see it before and after so so kind of this  
00:31:24 --> 00:31:29: ramp add or blocked on maintenance on maintained green to  
00:31:29 --> 00:31:33: opening it up with a waterfall an when there's water  
00:31:33 --> 00:31:34: there's children.  
00:31:34 --> 00:31:38: They they explore and they sort of show the way  
00:31:38 --> 00:31:41: of of how to to informally meet,  
00:31:41 --> 00:31:42: but also to enjoy.  
00:31:44 --> 00:31:48: We introduced many species. We used 1/3 in in new  
00:31:48 --> 00:31:53: types of plantings and trees and also included an understood

00:31:53 --> 00:31:57: the you could say natural succession of nature by allowing  
00:31:57 --> 00:32:02: it decaying trees into the system into the park both  
00:32:02 --> 00:32:06: for playing but also for enhancing the biodiversity.  
00:32:06 --> 00:32:10: Nature is so beautiful because it the decay of 1  
00:32:10 --> 00:32:15: species actually makes the life of a whole new series  
00:32:15 --> 00:32:16: of species.  
00:32:16 --> 00:32:18: And nature is fast, so bees,  
00:32:18 --> 00:32:23: rabbits, and forest pigeons were part of the construction  
00:32:23 --> 00:32:28: project and process and even the football field was used  
00:32:28 --> 00:32:32: to celebrate the end of Ramadan 2 years ago.  
00:32:32 --> 00:32:34: It's not designed for that,  
00:32:34 --> 00:32:37: but basically it's feasible to do that.  
00:32:37 --> 00:32:41: The last project I'll touch on is quite banal  
00:32:41 --> 00:32:42: project,  
00:32:42 --> 00:32:46: but I often use it to put forward that.  
00:32:46 --> 00:32:51: There is room for nature and nature based designed in  
00:32:51 --> 00:32:56: our cities so it's a roundabout and the normal housing  
00:32:56 --> 00:32:56: St we.  
00:32:56 --> 00:33:00: And the premise was that you could say the traffic  
00:33:00 --> 00:33:04: capacity and the amount of car packs should be the  
00:33:04 --> 00:33:05: same as before.  
00:33:05 --> 00:33:10: But we also, but we still manage to actually plant  
00:33:10 --> 00:33:11: around 600 trees,  
00:33:11 --> 00:33:18: convert 2 third of the asphalt into a planting area.  
00:33:18 --> 00:33:19: And include sort of a.  
00:33:19 --> 00:33:23: You could say the water into the system both for  
00:33:23 --> 00:33:24: irrigation.  
00:33:26 --> 00:33:29: But also for cooling down the surface.  
00:33:29 --> 00:33:32: And this was the area before and this is like  
00:33:32 --> 00:33:35: a normal standard roundabout,  
00:33:35 --> 00:33:39: so you see that before and after we minimize the  
00:33:39 --> 00:33:39: circle.  
00:33:39 --> 00:33:43: To make these you could say edge zones but also  
00:33:43 --> 00:33:47: spaces for for the neighbors and the community too.  
00:33:47 --> 00:33:51: Yeah, to to engage in and to enjoy and new  
00:33:51 --> 00:33:52: topography.  
00:33:52 --> 00:33:56: For 100 years we've been making the profile of roads  
00:33:56 --> 00:33:59: like this to get the water off the road,  
00:33:59 --> 00:34:03: but if we change the topography we can actually see  
00:34:03 --> 00:34:06: the water as a resource and use it for the

00:34:06 --> 00:34:10: system of nature and this was opened in last year  
00:34:10 --> 00:34:14: in January just after we planted and already in June.  
00:34:14 --> 00:34:18: It looked like this and for me it looks like.  
00:34:18 --> 00:34:21: I mean, this image shows that it's almost like it's  
00:34:21 --> 00:34:22: been there for a very long time,  
00:34:22 --> 00:34:24: but it's only five months old.  
00:34:27 --> 00:34:31: Bikes and pedestrians. And it's still a transit space,  
00:34:31 --> 00:34:36: but it's also a neighborhood local community and this is  
00:34:36 --> 00:34:40: just if you look at Instagram you could I I  
00:34:40 --> 00:34:42: don't know how to say about it,  
00:34:42 --> 00:34:45: but in internally here we say,  
00:34:45 --> 00:34:48: well, it's almost like a nature of fees so not  
00:34:48 --> 00:34:49: a selfies.  
00:34:49 --> 00:34:53: But people are celebrating being in nature,  
00:34:53 --> 00:34:57: finding AB, enjoying a coffee and.  
00:34:57 --> 00:35:00: And if there is an apartment for sale or for  
00:35:00 --> 00:35:01: rent,  
00:35:01 --> 00:35:05: we now find that it's actually the view through this  
00:35:05 --> 00:35:09: roundabout and the street that is kind of the selling  
00:35:09 --> 00:35:10: point of,  
00:35:10 --> 00:35:15: or the static image for presenting a new house.  
00:35:15 --> 00:35:20: And at the end, here we it's our first and  
00:35:20 --> 00:35:22: only by now book hotel.  
00:35:22 --> 00:35:26: But basically it's it's it's.  
00:35:26 --> 00:35:32: For children to understand the material atreas of the built  
00:35:32 --> 00:35:36: environment inhabited by a series of.  
00:35:36 --> 00:35:39: Yes, yeah of of ants and insects,  
00:35:39 --> 00:35:45: so it's important to keep remembering what is our basis  
00:35:45 --> 00:35:50: in this world but also to to include that learning  
00:35:50 --> 00:35:50: into.  
00:35:50 --> 00:35:54: Why can't a math lesson for example,  
00:35:54 --> 00:35:57: be in an environment like this?  
00:35:57 --> 00:36:01: Why does it have to be indoor and so that  
00:36:01 --> 00:36:02: is a so?  
00:36:02 --> 00:36:05: Thank you so much.  
00:36:05 --> 00:36:07: Thank you very much Matthew.  
00:36:07 --> 00:36:12: Your eyes matter, your eyes very important issue in your  
00:36:12 --> 00:36:13: presentation.  
00:36:13 --> 00:36:18: This citizen's right to ecological and clean environment as a  
00:36:18 --> 00:36:19: human right.

00:36:19 --> 00:36:23: Do you see the awareness of this fact among your  
00:36:23 --> 00:36:24: clients and investors?  
00:36:24 --> 00:36:28: And do you know the actual mechanism used by the  
00:36:28 --> 00:36:33: state authority to allow citizens to enforce and protect their  
00:36:33 --> 00:36:34: rights?  
00:36:36 --> 00:36:38: That's two very big questions,  
00:36:38 --> 00:36:42: but I'll try to answer the first one we we  
00:36:42 --> 00:36:45: are experiencing that that this is easier.  
00:36:45 --> 00:36:50: But the last project that I showed was basically it's  
00:36:50 --> 00:36:53: a pilot for the city of Copenhagen.  
00:36:53 --> 00:36:56: And it had a lot of obstacles.  
00:36:56 --> 00:36:58: In the processing of it.  
00:36:58 --> 00:37:02: Basically in the like, when we were halfway through the  
00:37:02 --> 00:37:03: detailed design,  
00:37:03 --> 00:37:07: we were given the premise or the condition that we  
00:37:08 --> 00:37:10: should be able to salt in the area.  
00:37:10 --> 00:37:13: So how do you sort of change?  
00:37:13 --> 00:37:16: I mean then you need to change all the plants  
00:37:16 --> 00:37:19: because they are not solid resilient.  
00:37:19 --> 00:37:23: So we changed the plant into solid resilient plants and  
00:37:23 --> 00:37:24: but.  
00:37:24 --> 00:37:28: From my from internally here recently we actually like it  
00:37:28 --> 00:37:29: when it's abrasive.  
00:37:29 --> 00:37:34: So it's good because it it it sharpens us as  
00:37:34 --> 00:37:36: as as a profession.  
00:37:36 --> 00:37:41: But there's still a kind of you could say.  
00:37:43 --> 00:37:47: I mean just look at dense presentation from Houston.  
00:37:47 --> 00:37:51: I thought wow, what a series of packing lots.  
00:37:51 --> 00:37:54: I would love to plant all over them and they  
00:37:54 --> 00:37:54: too.  
00:37:54 --> 00:37:57: Maybe just take one one out one in awhile to  
00:37:58 --> 00:38:00: sort of just make it a nice walk.  
00:38:00 --> 00:38:04: Just as Dan is saying to make it contemplative so  
00:38:04 --> 00:38:06: you can actually.  
00:38:06 --> 00:38:11: Just be a person reconnecting with the living matter of  
00:38:11 --> 00:38:12: of of natures.  
00:38:12 --> 00:38:15: One does know.  
00:38:15 --> 00:38:20: Yes, it's true. Mannix how to convince investors that it's  
00:38:20 --> 00:38:23: worth building with adequate space,  
00:38:23 --> 00:38:28: green areas and environmentally friendly elements.

00:38:28 --> 00:38:31: OK, thank you Mr. I love the exposure.  
00:38:31 --> 00:38:35: When look, listen, listen, look at Copenhagen,  
00:38:35 --> 00:38:39: I mean Copenhagen is one of the best examples in  
00:38:40 --> 00:38:44: the world of all good practices that one can invent  
00:38:44 --> 00:38:49: it's extremely liveable Green City were the only city I  
00:38:49 --> 00:38:52: think in the world were last year.  
00:38:52 --> 00:38:55: Zero people died from car accidents,  
00:38:55 --> 00:38:58: 00 rated mean it's an amazing place.  
00:38:58 --> 00:39:04: And Copenhagen is one of the most prosperous places on  
00:39:04 --> 00:39:04: Earth.  
00:39:04 --> 00:39:07: And it's this all about all.  
00:39:07 --> 00:39:10: Because you can't really connect immediately,  
00:39:10 --> 00:39:15: the the economics and economic gain or short term  
economic  
00:39:15 --> 00:39:19: gain with what we're all trying to do within your  
00:39:19 --> 00:39:23: life and more and more specific about bringing greenery and  
00:39:23 --> 00:39:26: space into the into the cities.  
00:39:26 --> 00:39:29: I I think that it has to come from a  
00:39:29 --> 00:39:33: level of the authorities from the city authorities and from  
00:39:33 --> 00:39:37: the regional authorities were basically in planning.  
00:39:37 --> 00:39:41: You induce greenery and you induce your citizen come more  
00:39:41 --> 00:39:42: livable.  
00:39:42 --> 00:39:45: And then when you see that you do that as  
00:39:45 --> 00:39:46: meta has said,  
00:39:46 --> 00:39:49: very quickly do your real estate values.  
00:39:49 --> 00:39:52: Pick up 'cause it's more pleasant to live,  
00:39:52 --> 00:39:54: it's added value, etc etc.  
00:39:54 --> 00:39:58: You upgrade your neighborhood, you upgrade your working  
area,  
00:39:58 --> 00:40:00: you upgrade living areas, etc etc.  
00:40:00 --> 00:40:02: Your your shops this and that.  
00:40:02 --> 00:40:08: Everything keeps upgrading because you're basically you're  
basically making things  
00:40:08 --> 00:40:09: better.  
00:40:09 --> 00:40:12: And and so. I would take a Longview on this  
00:40:12 --> 00:40:15: and I will take a Longview on this,  
00:40:15 --> 00:40:17: but it is. I think it's pretty one of the  
00:40:17 --> 00:40:20: best investments that a city and a developer could make  
00:40:20 --> 00:40:23: and investors can make it is it to have green  
00:40:23 --> 00:40:26: areas. Of course you need space to do this if  
00:40:26 --> 00:40:29: you're an investor or more developer as you're creating if

00:40:29 --> 00:40:31: you're a developer you must.  
00:40:31 --> 00:40:33: Yes you must have. You must be able to have  
00:40:33 --> 00:40:36: a scalable project where you can do this,  
00:40:36 --> 00:40:38: But then again, if you have a smaller project you  
00:40:38 --> 00:40:41: can do it in a very small ways by making  
00:40:41 --> 00:40:42: green terrorists by making.  
00:40:42 --> 00:40:45: By making green, green, green roofs,  
00:40:45 --> 00:40:49: etc. We were building a tower in thankful right in  
00:40:49 --> 00:40:53: the city right next to address the train station on  
00:40:53 --> 00:40:55: the on the on the Europe,  
00:40:55 --> 00:41:00: Europe, Europe Asset side. It's 100 meters high and it's  
00:41:00 --> 00:41:01: fully green,  
00:41:01 --> 00:41:03: so every facade is just green,  
00:41:03 --> 00:41:05: it's it's it's, it's it's,  
00:41:05 --> 00:41:09: it's it's it's. It's natural and and this takes an  
00:41:09 --> 00:41:13: enormous amount of COW CO2 out of the air it  
00:41:13 --> 00:41:13: gives.  
00:41:13 --> 00:41:16: It will give a visual tranquility to a very do  
00:41:16 --> 00:41:17: a very hard area.  
00:41:17 --> 00:41:20: So yes, I think it's to be applauded in our  
00:41:20 --> 00:41:24: ways and I think that all people involved with you  
00:41:24 --> 00:41:24: alive,  
00:41:24 --> 00:41:28: public or private, that we should really enterprise for this  
00:41:28 --> 00:41:32: additional value for basically all of humankind.  
00:41:32 --> 00:41:35: Because all of us will profit to it financially and  
00:41:35 --> 00:41:36: also.  
00:41:36 --> 00:41:39: And I think it's also very important in the quality  
00:41:39 --> 00:41:40: of our lives.  
00:41:40 --> 00:41:43: Yes, can I maybe use Tina comment on on Mannix?  
00:41:43 --> 00:41:48: Just shortly after. Well.  
00:41:48 --> 00:41:52: Yes, I also agree on that from the municipality and  
00:41:52 --> 00:41:56: the authorities side that there should be a call for  
00:41:56 --> 00:41:56: this,  
00:41:56 --> 00:42:01: but sometimes that is so much slower than the private  
00:42:01 --> 00:42:01: sector.  
00:42:01 --> 00:42:04: Because I think we have to push.  
00:42:04 --> 00:42:07: At least that's I mean our clients.  
00:42:07 --> 00:42:10: They are divided into three groups,  
00:42:10 --> 00:42:13: it's state public. An private.  
00:42:13 --> 00:42:17: So I I can only say that it's there is

00:42:17 --> 00:42:21: room for this in every city in every neighborhood.  
00:42:21 --> 00:42:25: But it's something that we that I,  
00:42:25 --> 00:42:30: I assume that we won't allow as citizens S people  
00:42:30 --> 00:42:35: to sort of get back to before COVID-19 with that  
00:42:35 --> 00:42:39: level of air pollution just for one case.  
00:42:39 --> 00:42:45: And we are working outside of the Nordic countries in  
00:42:45 --> 00:42:45: Paris,  
00:42:45 --> 00:42:50: in Detroit, in Toronto.  
00:42:50 --> 00:42:55: With that specific agenda, but applying it in all different  
00:42:55 --> 00:43:01: types and all different scales of project from a conversion  
00:43:01 --> 00:43:05: to a from a conversion on a grasp grassfield into  
00:43:05 --> 00:43:09: nature, but also on planning.  
00:43:09 --> 00:43:14: On a planning scale, so a for example in Detroit.  
00:43:14 --> 00:43:18: So I I think I can only from my point  
00:43:18 --> 00:43:19: of view,  
00:43:19 --> 00:43:24: say that it's something we as species on this planet  
00:43:24 --> 00:43:29: on this planet for a specific time need to sort  
00:43:29 --> 00:43:31: of take care of.  
00:43:31 --> 00:43:34: It calls for action in all levels.  
00:43:34 --> 00:43:35: Yep.  
00:43:39 --> 00:43:41: Maybe now I will ask them,  
00:43:41 --> 00:43:47: have you ever received negative feedback for the urban  
called  
00:43:47 --> 00:43:52: concepts you use and promote in what situation and and  
00:43:52 --> 00:43:54: what they were about?  
00:43:54 --> 00:43:56: Always.  
00:43:56 --> 00:44:02: It's like this deeply entrenched in the past and so  
00:44:02 --> 00:44:04: so gotten into one system.  
00:44:04 --> 00:44:09: That we we hear from from business owners from people  
00:44:09 --> 00:44:14: worried about density or compact form from from almost  
every  
00:44:14 --> 00:44:15: side.  
00:44:15 --> 00:44:20: But there's mounting knowledge and and science that there's  
only  
00:44:20 --> 00:44:24: one correct way to build and that is for people.  
00:44:24 --> 00:44:28: So my whole career has been focused on how to  
00:44:28 --> 00:44:30: be an effective change agent,  
00:44:30 --> 00:44:34: how to naturally get people to.  
00:44:34 --> 00:44:37: To support a better way for people to live,  
00:44:37 --> 00:44:40: and the best tool that we've learned to develop and  
00:44:40 --> 00:44:43: apply is called The Walking Audit.

00:44:43 --> 00:44:48: We get a mix of people together from the neighborhood  
00:44:48 --> 00:44:53: that we're working in and we can see like fire  
00:44:53 --> 00:44:59: Chiefs change their whole attitude about what they need  
when  
00:44:59 --> 00:45:05: they start to realize that walking scale that compact landform  
00:45:05 --> 00:45:08: is is the better choice.  
00:45:08 --> 00:45:11: But yes, always resistant OS.  
00:45:13 --> 00:45:16: To make you a strong person.  
00:45:16 --> 00:45:20: It said it would say.  
00:45:20 --> 00:45:25: And Mannix, you are representative of the one of the  
00:45:25 --> 00:45:28: largest developers in Europe.  
00:45:28 --> 00:45:30: What are the difference in?  
00:45:30 --> 00:45:35: Which you observe with respect to residential properties and  
environment.  
00:45:35 --> 00:45:38: For example, in Belgium, France and Poland.  
00:45:40 --> 00:45:43: OK, well first of all we tried to take a  
00:45:43 --> 00:45:47: holistic view on development are USB is is large  
developments  
00:45:47 --> 00:45:49: in which we typically take 1,  
00:45:49 --> 00:45:53: two or even three blocks between the 20,000 and 150,000  
00:45:53 --> 00:45:54: square meters.  
00:45:54 --> 00:45:57: And we completely transform this.  
00:45:57 --> 00:46:00: We've been doing this since 2008 and So what you  
00:46:00 --> 00:46:03: typically this will be for example,  
00:46:03 --> 00:46:06: and an office building that has been existing for for  
00:46:06 --> 00:46:07: so many years,  
00:46:07 --> 00:46:11: which is taking up the whole block and we're opening  
00:46:11 --> 00:46:11: it up.  
00:46:11 --> 00:46:15: So we're making beautiful gardens inside our door that are  
00:46:16 --> 00:46:18: accessible during the day for everybody.  
00:46:18 --> 00:46:21: And then we build around it and we build.  
00:46:21 --> 00:46:25: We build that. We tried to really combine things.  
00:46:25 --> 00:46:29: We try to combine elderly elderly homes with with student  
00:46:29 --> 00:46:32: living right next door to it with apartments,  
00:46:32 --> 00:46:35: with social apartments and with with hotels,  
00:46:35 --> 00:46:38: mid state offices. And then for example,  
00:46:38 --> 00:46:42: just recently we we built Belgium's most most sought after.  
00:46:42 --> 00:46:46: Food court below with 8000 people going 8000 people going  
00:46:46 --> 00:46:46: for day.  
00:46:46 --> 00:46:49: So it's just about what you create,  
00:46:49 --> 00:46:52: what you put in, you get out and this joints

00:46:52 --> 00:46:56: also admitted has been saying and so this holistic approach.  
00:46:56 --> 00:46:58: It allows us to to give a large,  
00:46:58 --> 00:47:02: stable imprint on this because you really can make a  
00:47:02 --> 00:47:03: difference so we can do.  
00:47:03 --> 00:47:06: We can do Geo term Geo geotermia.  
00:47:06 --> 00:47:08: We can we can do all sorts of things in  
00:47:08 --> 00:47:13: which we which we convert existing office buildings without  
tearing  
00:47:13 --> 00:47:14: them down.  
00:47:14 --> 00:47:16: And so that you have the circular.  
00:47:16 --> 00:47:18: The circularity of things. So everything.  
00:47:18 --> 00:47:21: Everything we tried to perimetre what we can,  
00:47:21 --> 00:47:23: what we can change for the better in our projects,  
00:47:23 --> 00:47:25: and these projects are usually very,  
00:47:25 --> 00:47:28: very profitable. It is a positive thing about it all  
00:47:28 --> 00:47:31: is that you could really go forward in these things  
00:47:31 --> 00:47:35: and you upgrade neighborhoods and it gives added value to  
00:47:35 --> 00:47:37: all if you ask me what are the differences in  
00:47:37 --> 00:47:40: the countries and I would say that yeah,  
00:47:40 --> 00:47:42: it all depends on on the scope where you can  
00:47:42 --> 00:47:42: work.  
00:47:42 --> 00:47:45: You see in Brussels. It was basically a torn down  
00:47:46 --> 00:47:49: city because the people had moved after World War Two.  
00:47:49 --> 00:47:52: They moved out of Brussels and since the ninth since  
00:47:52 --> 00:47:53: the late 1990s,  
00:47:53 --> 00:47:55: Brussels is a set of revival.  
00:47:55 --> 00:47:57: I would say similar to to Warsaw,  
00:47:57 --> 00:48:01: and while Paris of course income movers is is almost  
00:48:01 --> 00:48:02: fully built and so you can.  
00:48:02 --> 00:48:05: You have to work on it on a smaller scale.  
00:48:05 --> 00:48:09: Then again, the Parisian environment and just as it is,  
00:48:09 --> 00:48:12: is an interesting given. How many mayors do you think  
00:48:12 --> 00:48:13: that Paris has?  
00:48:13 --> 00:48:16: And I'll answer it immediately for you.  
00:48:16 --> 00:48:19: It's 128 Paris has 128 Marist were all both of  
00:48:19 --> 00:48:22: their place and so more or less as a general  
00:48:22 --> 00:48:23: rule.  
00:48:23 --> 00:48:26: The more you go to the center of it all  
00:48:26 --> 00:48:30: the more progressive people are and the more there are  
00:48:30 --> 00:48:34: busy with building in wood with with with the types  
00:48:34 --> 00:48:37: of with the types of things that are keeping us

00:48:37 --> 00:48:39: busy during this hour,  
00:48:39 --> 00:48:42: when you go out of the when you go out  
00:48:42 --> 00:48:45: of the city and this may be tends to also  
00:48:45 --> 00:48:46: be a bit true in.  
00:48:46 --> 00:48:49: Important as the further you go out with,  
00:48:49 --> 00:48:52: the more basic art needs of people and you have  
00:48:52 --> 00:48:53: to take that.  
00:48:53 --> 00:48:56: You have to respect that tool and that the value  
00:48:56 --> 00:48:59: does not always allowed to go very far into into.  
00:48:59 --> 00:49:03: Very for example Geotermia which costs which cost,  
00:49:03 --> 00:49:05: which is a larger investments.  
00:49:05 --> 00:49:08: So I would like maybe to give away one more  
00:49:08 --> 00:49:09: one more example.  
00:49:09 --> 00:49:12: It's in dansk. Indents could do a PPP with with  
00:49:12 --> 00:49:13: the city.  
00:49:13 --> 00:49:16: We're building 80,000 square meters right next to the main  
00:49:17 --> 00:49:17: square.  
00:49:17 --> 00:49:20: It's a, it's a. It's a little Peninsula that was  
00:49:20 --> 00:49:24: destroyed during World War Two and that we have been  
00:49:24 --> 00:49:25: reviving.  
00:49:25 --> 00:49:28: Nothing had been going on there for for since World  
00:49:28 --> 00:49:30: War Two when we were there.  
00:49:30 --> 00:49:34: The route you could still see the riddled bullets through  
00:49:34 --> 00:49:35: the walls.  
00:49:35 --> 00:49:39: But by respecting heritage we still are building 80,000 square  
00:49:39 --> 00:49:40: meters there.  
00:49:40 --> 00:49:43: Hotels, living areas, I mean living spaces,  
00:49:43 --> 00:49:47: shops etc etc were connecting several several sites of the  
00:49:47 --> 00:49:48: city.  
00:49:48 --> 00:49:51: We've put in a new bridge and you bridge across  
00:49:51 --> 00:49:54: the water to make new pathways through the city etc  
00:49:54 --> 00:49:55: etc.  
00:49:55 --> 00:49:58: We're putting in a lot of greenery and so you  
00:49:58 --> 00:49:58: know,  
00:49:58 --> 00:50:00: pulling this. Also. For example,  
00:50:00 --> 00:50:03: there are really a real example how one could work.  
00:50:03 --> 00:50:07: One can go about it.  
00:50:07 --> 00:50:11: Did you know? Mannix, did you know that in Paris  
00:50:11 --> 00:50:15: Hidalgo she has right under her one of her mayors  
00:50:15 --> 00:50:18: that is a mayor for biodiversity.

00:50:18 --> 00:50:21: And then even even before Michael Shaku,  
00:50:21 --> 00:50:24: she and then all and he had a Minister of  
00:50:24 --> 00:50:25: biodiversity.  
00:50:25 --> 00:50:29: And somehow these things they are not globally.  
00:50:29 --> 00:50:33: You know, we don't have a mayor for biodiversity here  
00:50:33 --> 00:50:34: in Copenhagen,  
00:50:34 --> 00:50:39: but in Paris, the biodiversity plan is above economic  
incentives.  
00:50:39 --> 00:50:42: So if you don't meet the biodiversity demands,  
00:50:42 --> 00:50:46: you are not allowed to build.  
00:50:46 --> 00:50:48: And I think it's great because you just get all.  
00:50:48 --> 00:50:50: You can't always put profits first.  
00:50:50 --> 00:50:53: I mean, it's going to be one of the grade  
00:50:53 --> 00:50:54: lessons of covered is that?  
00:50:54 --> 00:50:55: I look at the known.  
00:50:55 --> 00:50:58: I mean, they're known as one of the biggest companies  
00:50:58 --> 00:50:59: in the world,  
00:50:59 --> 00:51:01: right? Food companies in the world,  
00:51:01 --> 00:51:03: but they have now been become last week,  
00:51:03 --> 00:51:07: a mission driven company. Which means that in their statutes  
00:51:07 --> 00:51:10: they have to put mission before profits would just mean  
00:51:10 --> 00:51:12: that they would allow to go to go to go  
00:51:12 --> 00:51:15: into profit. But it means that the mission takes over,  
00:51:15 --> 00:51:19: that the interest. All stakeholders becomes more important  
than do  
00:51:19 --> 00:51:22: only one stakeholder being the shareholder,  
00:51:22 --> 00:51:24: and I think this is an inevitable way.  
00:51:24 --> 00:51:26: That's that society is going,  
00:51:26 --> 00:51:29: and I think if we want to keep social governance  
00:51:29 --> 00:51:33: and social harmony in this very important next chapter after  
00:51:33 --> 00:51:35: the first year after World War Two,  
00:51:35 --> 00:51:38: we all better get ready for it and taken tackle  
00:51:38 --> 00:51:39: this head on.  
00:51:42 --> 00:51:47: We received the question and the Q&A in maybe I  
00:51:47 --> 00:51:48: will review.  
00:51:48 --> 00:51:50: It refers to the dance,  
00:51:50 --> 00:51:54: the presentation and the question is,  
00:51:54 --> 00:51:58: is it fair to assume that COVID-19 will prevent us  
00:51:58 --> 00:52:04: from moving forward towards more livable cities due to this  
00:52:04 --> 00:52:06: social distancing?  
00:52:06 --> 00:52:11: Single passengers transport becoming preferred over.

00:52:11 --> 00:52:15: Public transport there is fear of going to the food  
00:52:15 --> 00:52:16: halls etc.  
00:52:16 --> 00:52:19: What what is your point of view?  
00:52:19 --> 00:52:24: Uh. I don't think the pandemic is going to disrupt  
00:52:24 --> 00:52:28: our need to build cities for social engagement.  
00:52:28 --> 00:52:33: I think it it just points out how poorly we've  
00:52:33 --> 00:52:35: done in the past.  
00:52:35 --> 00:52:38: Yes, we'll design a little differently.  
00:52:38 --> 00:52:42: Our buildings will will be reshaped or or for different  
00:52:42 --> 00:52:44: uses will be created,  
00:52:44 --> 00:52:48: but especially outdoors, and I think it's going to help  
00:52:48 --> 00:52:52: bring back the role of nature of the people who  
00:52:52 --> 00:52:55: been most severely hurt in the pandemic,  
00:52:55 --> 00:53:00: at least in the states are those who've gotten fatter  
00:53:00 --> 00:53:06: or have come down with diseases that are highly preventable  
00:53:06 --> 00:53:06: and or.  
00:53:06 --> 00:53:10: Well, a lot of the families that are being most  
00:53:10 --> 00:53:10: impacted.  
00:53:10 --> 00:53:14: It's the poor air quality that's added this.  
00:53:14 --> 00:53:17: I think we're going to learn a lot about the  
00:53:17 --> 00:53:19: vital role of cities to be healthy,  
00:53:19 --> 00:53:23: holistic, an really blend nature in and and thank you.  
00:53:23 --> 00:53:27: Matt. I loved your presentation to make call apply these  
00:53:27 --> 00:53:27: soon.  
00:53:29 --> 00:53:34: Especially mental illness. We're working on a college campus  
00:53:34 --> 00:53:38: where  
00:53:38 --> 00:53:42: the mental illness is high and the best resources we  
00:53:42 --> 00:53:45: have is to bring back nature to the campus,  
00:53:46 --> 00:53:46: as certainly in the. In the built in the natural  
00:53:46 --> 00:53:49: environment.  
00:53:49 --> 00:53:53: So now I think we're going to look at our  
00:53:53 --> 00:53:54: the role of designers in a much more significant way  
00:53:54 --> 00:53:58: and.  
00:53:58 --> 00:54:03: And and really require a higher bar for meeting the  
00:54:03 --> 00:54:08: needs of the community as opposed to just pure profit.  
00:54:08 --> 00:54:09: I think we, I think this really is a wake  
00:54:09 --> 00:54:12: up call.  
00:54:12 --> 00:54:18: And do you think that this,  
00:54:18 --> 00:54:24: uh, this nature approaches the domain of only young people?  
00:54:24 --> 00:54:28: Do older generation see sub strands as?  
00:54:28 --> 00:54:28: Fashion or as a real problem to to be addressed.

00:54:31 --> 00:54:36: I think this is not only for the young people.  
00:54:36 --> 00:54:39: But I think we as a.  
00:54:39 --> 00:54:43: I think it's a demand for or it's at least  
00:54:43 --> 00:54:46: a value proposition for everyone.  
00:54:46 --> 00:54:51: And I can only. I can only say that that  
00:54:52 --> 00:54:53: for me,  
00:54:53 --> 00:54:56: I mean I I started with doing buildings as an  
00:54:56 --> 00:55:00: architect and I still love buildings,  
00:55:00 --> 00:55:05: but I am completely passionate about what nature can  
actually  
00:55:05 --> 00:55:08: do to us as people and when I see see  
00:55:08 --> 00:55:11: that happening in our projects,  
00:55:11 --> 00:55:16: I see elderly people enjoying their coffee on their bench  
00:55:16 --> 00:55:21: just outside their their their entrance to their apartment.  
00:55:21 --> 00:55:26: Where there before just was basically asphalt and then it  
00:55:26 --> 00:55:30: it makes so much sense an I share that amongst  
00:55:30 --> 00:55:33: the people here in our studios.  
00:55:33 --> 00:55:37: So maybe maybe it's time for me to sort of  
00:55:37 --> 00:55:41: have an outlook and I'll go and visit then and  
00:55:41 --> 00:55:46: then and I can talk about what we should do.  
00:55:46 --> 00:55:48: Together, because I think there's like a.  
00:55:48 --> 00:55:52: There's an. There's an intersection there that is is very  
00:55:52 --> 00:55:55: interesting to pursue and to follow,  
00:55:55 --> 00:55:58: so this is not only for the well being of  
00:55:58 --> 00:55:59: young people,  
00:55:59 --> 00:56:03: but. A young people, at least in the cities that  
00:56:03 --> 00:56:05: we work in,  
00:56:05 --> 00:56:07: tend to be.  
00:56:07 --> 00:56:11: Before COVID-19 a lot more outdoor.  
00:56:11 --> 00:56:13: Here.  
00:56:13 --> 00:56:17: OK, thank you very much and there's no more questions  
00:56:17 --> 00:56:20: that I would like to ask you.  
00:56:20 --> 00:56:24: And thank you very much for being formalist in in  
00:56:24 --> 00:56:25: the webinar.  
00:56:25 --> 00:56:28: Well, I also I would like to thank you.  
00:56:28 --> 00:56:32: You are like Poland for organizing this event.  
00:56:32 --> 00:56:36: You like? Poland invites you for one more web and  
00:56:36 --> 00:56:38: R of this conference.  
00:56:38 --> 00:56:42: Please join us for the last webinar titled Digitalization of  
00:56:43 --> 00:56:43: the World.  
00:56:43 --> 00:56:49: That will take place on Tuesday 7 of July at

**00:56:49 --> 00:56:50:** 3:00 PM.  
**00:56:50 --> 00:56:55:** Is central European time. And I think that it's worth  
**00:56:55 --> 00:56:59:** to join and and it will be good to see  
**00:56:59 --> 00:57:00:** you.  
**00:57:00 --> 00:57:03:** Thank you very much.  
**00:57:03 --> 00:57:07:** I know. Would you like?

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