

Case study **5 Broadgate** **UBS**



A
The new UBS office and trading building designed by Make, internal layout by tp bennett.

Client
UBS

Year
2010

Professional team
tp bennett

Our role
Circulation design advisor

Key features
Spatial modelling
Agent Based Model simulation analysis

A

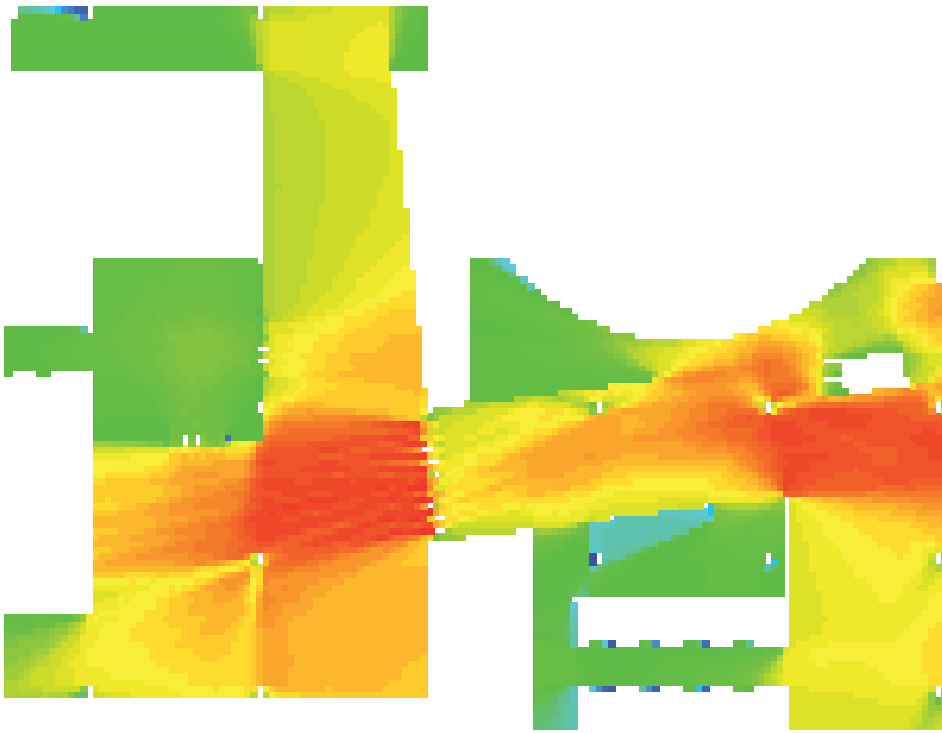
The opportunity

When completed in 2016, 5 Broadgate will be UBS's new London headquarters. Occupying 700,000 sq ft (66,890 sq m) the Make designed building will provide state-of-the-art trading facilities and work areas for 6,000 employees, as well as a suite of client facing areas occupying the ground, first and one of the upper floors.

Our contribution

Space Syntax worked with UBS and tp bennett to ensure that the internal layout of the building, and in particular, its main circulation areas, will deliver an environment that supports and enhances the culture of UBS.

Based on our historic involvement in shaping Broadgate's public spaces, including the planning of 5 Broadgate with Make and British Land, our approach was to first look at the urban context to understand the impact of the network of public spaces and transport nodes on staff arrival patterns.



B Spatial visibility analysis, demonstrating visibility patterns of the ground floor. These patterns affect users' wayfinding and ease of movement.

B

To develop and test the design of the building's internal layout, we combined the urban context data with information on building programmes distribution and internal building layouts to build an Agent Based Model. The model was used to predict movement patterns within the building and to then provide design advice to achieve optimum levels of occupation, easy wayfinding and comfort for its users.

The outcome

This approach has facilitated crucial design decisions such as the overall layout and the location and orientation of staircases and lift systems.