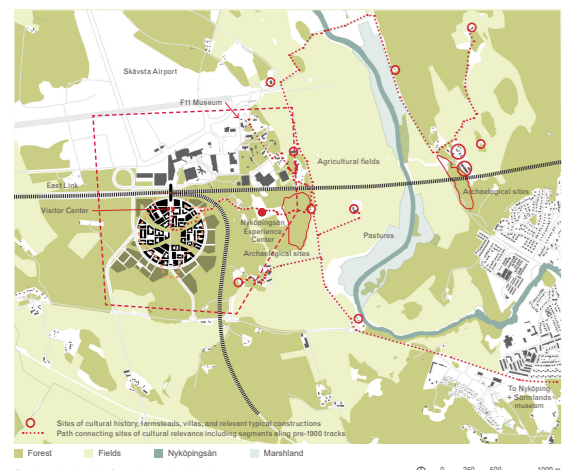


**NURTURE NATURE!**

Nurture Nature! makes space for a renewed generous and responsible human culture that can shepherd and foster nature in various aspects of the built environment. This design proposal champions the eco-cultural transition through stronger integration of different ecosystems, uses, and spaces.

Following up to the vision 'Innovative Skåvsta', the project will tackle spaces to attract and retain a new generation of talents, travellers, and commuters. Flexible typologies, healthy lifestyle infrastructures, and a beautiful yet connected context are the leading strategies and programmes of Nyköping.

Seen from the sky upon landing at Skåvsta airport, the district will appear inscribed by a circular green boulevard. The circle, that symbolises the unity of all things, is yet another reminder of the infinite connections between humans and nature. Much like a beautiful Renaissance's ideal city, or a piece of land art set in an already idyllic countryside, it will further symbolically mark this productive cluster as the creative South gateway to Stockholm, a gateway to the future.



- 1 Airport Terminal
- 2 Departures Airport Terminal
- 3 Drop-Off
- 4 Bus & Driverless Shuttle stop (bicycles, scooters, gyropodes)
- 5 School
- 6 Hotel
- 7 Customs-Police
- 8 Parking
- 9 Handicargo
- 10 Logistics Cargo
- 11 Water Feature
- 12 Business and Offices
- 13 Logistics and Workshops
- 14 Student Housing
- 15 Neighbourhood Hub
- 16 Handicargo
- 17 Sorting Facilities

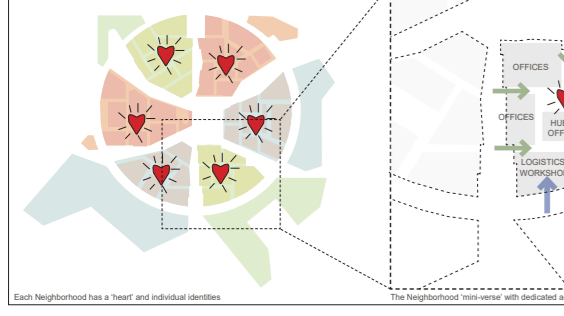
**SOFTSCAPE AND WATER NETWORK (GREEN AXIS)**

As the forest is the pre-existing heritage on-site, the masterplan moves from a position of 'guest of nature', and strives to conserve it as much as possible. Hence four green axes are created as generating elements of the plan. Their soft surface facilitates water absorption, and especially storm water overflow management will create ponds and landscaped conditions. The heart of the system is the park, a clearing of buildings to celebrate the rocky ground. A soft system continues on the roof levels where intensive green participate to biodiversity attraction and as passive design elements, as well as it contributes to food production.



**NEIGHBOURHOODS**

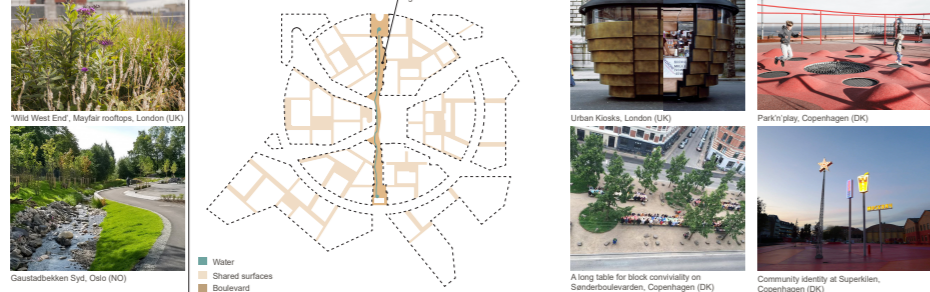
The neighbourhoods are the real building blocks of the district. Each one will have its own identity in terms of lead programmes and character of their public areas. Each neighbourhood is complete of independent accesses, a balanced mix of typologies, commercial and logistlogict industry, retail, and adjacency to green. This makes them holistic mini-verses, which meet particularly suitable for phased construction.



Skåvsta Boulevard scale 1:3750

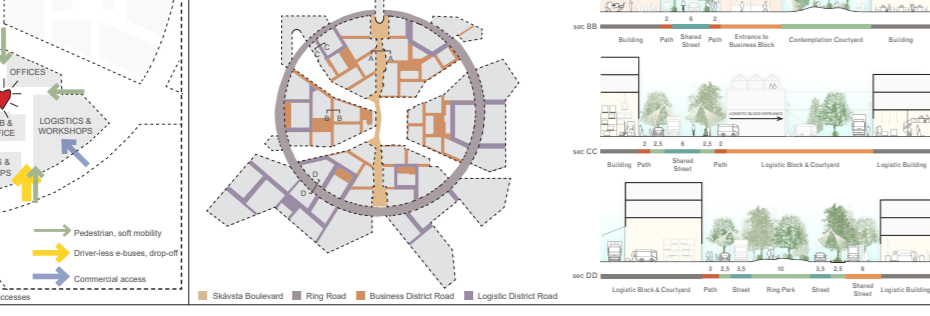
**HARDSCAPE AND WATER NETWORK (BOULEVARD)**

Boulevard, neighbourhood networks, and plazas form a hard scape of social, shared surfaces across the masterplan. They are the complementary system to the green network. Like the green network, the boulevard also hosts a system for collection of rain water that will appear like a playful water feature. Other programming on the surfaces is made possible by occasional change of paving, kiosks and pavilions, as well as provisional occupations for convivial events. Art and identity of the places can be built through participatory design.



**STREET NETWORK**

Ring road. Principal conveyor belt for mobility on which first directly serves all neighbourhoods. Additionally, it hosts a circular fitness park. In the future the ring road could be electrified for top-up, recharge vehicles on the go. Business road. Neighbourhood network thought for drop-off, shared driver-less EV, soft mobility. It is also a pedestrian surface. Logistic road. Accessible to commercial vehicles, it is wider and more segregated. Boulevard. Soft mobility, driver-less EV, pedestrians, and shared spaces for all-fresh dining.



**1 NYKÖPING SKÅVSTA**



View of the New Skåvsta Square

**PIAZZAS NETWORK**

The arrival square, New Skåvsta Square, and the Southern square, Market Square, signpost the beginning and the end of the boulevard; they are the social landmarks of the district. Smaller squares are instead distributed within each district sub-cluster, and they lend to more neighbourhood functions. Slightly tucked away from the principal district circulation pathways, they do represent an important local address, drop off points for the public transit system, social breakaway spaces for the office and workshop, and meeting backdrops of the clusters. The square is punctuated with kiosks for F&B, and a large surface fountain activates the environment and offers an place for play for kids. Children can find a dedicated playground on top of the bus station. More F&B offering lines the ground floor of the square, to directly serve the airport community. Lighting is thoughtfully provided for all year activation. Its playful design instantly conveys a human scale feel to the new district adjacent to the airport.

**NEW SKÅVSTA SQUARE**

The arrival square, New Skåvsta, is the pulsing heart of the district and it is the gateway into a world of innovation. In the first place, it plays the fundamental role of multi-modal mobility hub for travellers and commuters, buses, trains, cars, and soft mobility accesses all adjacent to one another. It is a square designed to be enjoyed from the top. Descending from the upper levels of the train station one truly experiences an immersion in nature, overlooking the boulevard, and slowly moving through the thick canopies of the square. The hotel is just on the square while the knowledge hubs is just a few meters away. This guarantees best accessibility for overnight visitors of the knowledge hub, and layover visitors. The square is punctuated with kiosks for F&B, and a large surface fountain activates the environment and offers an place for play for kids. Children can find a dedicated playground on top of the bus station. More F&B offering lines the ground floor of the square, to directly serve the airport community. Lighting is thoughtfully provided for all year activation. Its playful design instantly conveys a human scale feel to the new district adjacent to the airport.



New Skåvsta Square scale 1:1000

**MOBILITY**

**Hub/Bus Station** The mobility hub is the keystone of the district, serving a variety of transport modes. The ground floor accommodates bus stops, both regional and local lines. Shared electric vehicles will also dock here. The main bicycle storage for the district is located here, together with a repair shop on the floor above. Other services to passengers include delivery lockers, to pick up personal packages on the way back home, small retail and F&B. The fourth floor is dedicated to a playground with a view. Children can play and enjoy stroller landing and departing. Additional community seating, and an artist designed surfaces will make this a special place. The adjacent access from the ring road will be landscaped with planters and green pockets. The pockets of green behind the station and adjacent to the knowledge hub can host food trucks and pop-up market days.

**Parking** The parking strategy aims at reducing the need to decrease demand for parking. Therefore a few spots are provided in strategic locations with access to private/shared mobility.

**Commercial EV** In order to maintain the highest quality of livability in such a dense live and work environment, commercial vehicles on the premises not only have very specific dedicated paths but could use an electric fleet.

**Driver-less line** Driver-less-buses system could integrate the rail transport for commuters in peak hours, and switch to on demand routes in off-peak hours. Stations can be mobility-switch points.

**Micro-mobility** Shared mobility gets personal and micro and light vehicles such as shared bicycles, pedal assisted bicycles, electric scooters, etc. These can be docked at local hubs such as the neighbourhood squares.

**Flexibility: Office Tenants S, M, L** As outlined in the report, it is important to give options to a diverse set and scale of companies in order to maintain an overall thriving innovative district. Housing is the most stringent use in terms of space requirements, therefore the width of the built form is kept at not more than 15 meters. The courtyards can be reversed to private gardens or semi-public spaces.

**2 NYKÖPING SKÅVSTA**



Skåvsta Boulevard lies at the district's elements together. It is 'the' address of the district, with high-street amenities, various mobility opportunities, at-resso living, and water collection systems.

**GROUND FLOOR ACTIVATION SKÅVSTA BOULEVARD**



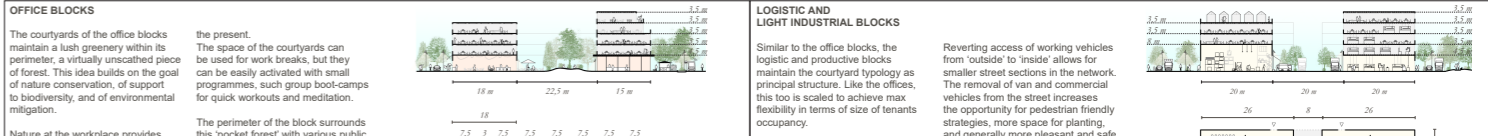
**PEOPLE ECOSYSTEM**

**Digital Nomad** Self-employed individuals that periodically collaborate with other companies. They can offer work from anywhere, or near their current client. They choose beautiful spots where they can recharge with like-minded people and not feel isolated for too long. Wellness is an important factor for them. Hence, providing permanent and temporary work spaces where nature learning, will be an added asset for the children of those individuals who need work hours flexibility.

**Talent** They are brilliant minds of their respective fields, employed by large companies or they are part of startups. They rely on office facilities and expect high quality, convenient lifestyle. Great amenities for them include fitness, from gyms to running tracks in the nature, high-street-like retail and services, covering from convenience stores, to health services, beauty services, pet day cares and facilities, etc.

**Office Blocks** The perimeter of the office blocks maintain a lush greenery within its perimeter, a virtually unscalable piece of forest. This idea builds on the goal of nature conservation, of support to biodiversity, and of environmental mitigation. The space of the courtyards can be used for work breaks, but they can be easily activated with small programmes, such group book-camps for quick workouts and meditation. Retail located at the foot of these buildings will then have an active frontage on the streets, with a quiet natural backdrop.

**Logistic and Light Industrial Blocks** Similar to the office blocks, the logistic and productive blocks maintain the courtyard typology as principal structure. Like the offices, this too is scaled to achieve max flexibility in terms of size of tenants occupancy. Reverting access of working vehicles from 'outside to inside' allows for smaller street sections in the network. The removal of van and commercial vehicles from the street increases the opportunity for pedestrian friendly strategies, more space for planting, and generally more pleasant and safe street-scapes. Moreover the courtyard type lands well itself to conversions to other uses.



Typical Business District Courtyard Block plan and section, scale 1:750

**FROM OFFICE TO RESIDENCES**

Office buildings width is calibrated towards potential future change of use. Housing is the most stringent use in terms of space requirements, therefore the width of the built form is kept at not more than 15 meters. The courtyards can be reversed to private gardens or semi-public spaces. Today, offices and working spaces. Tomorrow, residences and living spaces.

**3 NYKÖPING SKÅVSTA**



Four green axes run from the center of the district towards the outer ring. While conserving the indigenous outdoors of the forest, they also make space for different yet synergic programmes.

**AGRICULTURE**

Home for the local ecosystem with indigenous species, this axis also makes space for agriculture. Drawing from recurrent local cultural practices of the nearby river valley, this area will produce for the fork-to-table F&B located at the Market Square and around the district.

**Education**

Nature is a great source of learning for youth and adults; learning about the biology, but also learning about oneself, a well-being experience. This axis plays host to a series of outdoor sports and sloping theatres that can be venues for educational events, entertainment, or simply contemplation.

**Sport**

Sport should daily complement the work routine. The natural settings of the axis create a particularly healthy environment in which to perform various types of sports. Whether it is about group sports, an occasion to build relationships, or just a moment to unwind with a workout.

**Adventure park**

A fun destination for the young as well for the grown ups, from Nyköping as well from the nearby neighbourhoods, this axis accommodates for a week at the height of the canopies. Let's meet our annual friends occupying the heights of the trees, let's explore!

**Supporting workforce**

Whether on a stop-over at Skåvsta, business visitors, or conference attendees, they will require a lively environment for their overnight stay at the site. The public realm of Nurture Nature will offer the opportunity for public art, beautiful settings for fitness driving in the warm sun, and nature sighting when it's cooler. Moreover other high-quality entertainment facilities like multi-screen cinemas, or nature discovery paths could supply the greater Nyköping community.