



200 GREENWICH STREET / 2 WTC BUILDING FACTS

NAME: 200 Greenwich Street/2 WTC

TYPE: High-rise

PROGRAM: Commercial

CLIENT: Silverstein Properties & 21st Century Fox / News Corp

ARCHITECT: BIG-Bjarke Ingels Group

TOTAL SIZE: 2.8 million rentable sf (260,000 sm)

LOBBY SIZE: 38,000 sf (3,530 sm), 40 feet tall

TRAIN CONNECTIONS: WTC Transit Hub / Direct access to 11 Subway lines & PATH trains

TENANTS: approx. 50% committed to 21 Century Fox / News Corp

HEIGHT: ~80 Stories/ 1,270 feet (408 meters) tall

LOCATION: 200 Greenwich Street, NYC, USA

STATUS: Concept Design

COLLABORATORS: Adamson Associates (Architect of Record), Jaros, Baum & Bolles (Mechanical Engineer), WSP Cantor Seinuk (Structural Engineer), Van Deusen & Associates (Vertical Transportation), Vidaris (Façade Consultant), Acoustic Distinctions (Acoustic Engineer), Gensler (Interior Programming), Gardiner & Theobald (Project Management for 21st CF/News Corp), AMA (Mechanical Engineer 21st CF/News Corp), DBOX (Renderings), Squint/Opera (Animation), Raddi (Physical Model).

200 Greenwich Street / 2 WTC is the capstone in the redevelopment of the World Trade Center and the final component of the revitalization of Lower Manhattan. Located at 200 Greenwich Street and bounded by Church Street to the east, Vesey Street to the north and Fulton Street to the south, the tower will rise to ~1,270 feet, respectfully framing the 9/11 Memorial Park alongside One WTC, 3 WTC and 4 WTC.

The design of 2 WTC is derived from its urban context at the meeting point between two very different neighborhoods: the Financial District with its modernist skyscrapers and TriBeCa with its lofts and roof gardens. The design combines the unique qualities of each, melding high-rise with low-rise and modern with historical. From the 9/11 Memorial, the building appears as a tall and slender tower just as its three neighboring towers, while the view from TriBeCa is of a series of stepped green terraces. The building is aligned along the axis of World Trade Center Master Planner Daniel Libeskind's 'Wedge of Light' plaza to preserve the views to St. Paul's Chapel from the Memorial park.

The 80 plus story building will serve as the new headquarters for 21st Century Fox and News Corp who will occupy the lower half of the tower, housing their subsidiary companies and more than 5,000 people under one roof. The upper half of the tower will be leased by Silverstein Properties to other commercial office tenants. The needs and requirements of the media company and other tenants are concentrated into seven separate building volumes, each tailored to their unique activities. The volumes of varying sizes and depths are stacked on top of each other from the largest at the base to the smallest towards the top. The stacking creates 38,000 sf (3,530 sm) of outdoor terraces full of lush greenery and unprecedented views of the surrounding cityscape, extending life and social interaction outdoors. The

modernist skyscraper and the contemporary interpretation of the pre-modern setback merge in a new hybrid and an exciting addition to the NYC skyline.

The base of the building utilizes the maximum area of the site, housing TV studios and 100,000 sf (9,290 sm) of retail space over multiple levels. The 38,000 sf (3,530 sm) lobby is connected to the WTC transit hub, providing direct access to 11 subway lines and PATH trains. A public plaza at the foot of the building and access to 350,000 sf (32,516 sm) of shopping and restaurants in the adjacent transportation hub and concourses will ensure life and activity in and around the new World Trade Center.

The new building will provide the physical environment for collaboration and idea sharing through the internal mix of open workplaces, amenities and informal meeting spaces. Large stairwells between the floors form cascading double-height communal spaces throughout the headquarters. These continuous spaces enhance connectivity between different departments and amenities, which may include basketball courts, a running track, a cafeteria and screening rooms. The amenity floors are located so they can feed directly out onto the roof top parks.

ABOUT BIG

BIG – Bjarke Ingels Group is a New York and Copenhagen based group of architects, designers and thinkers operating within the fields of architecture, urbanism, research and development. BIG is led by 12 partners and 17 Associates. With an international team of more than 200 people, BIG works on projects across a broad spectrum of industries and in more than 20 countries worldwide. We take a human-centered approach to our work - looking at how our urban environments can increase the quality of life, designing cities and buildings as double ecosystems that are both ecologically and economically profitable. In our work process, we put great focus on the necessary details in order to realize the BIG idea. www.big.dk