

better  
space; better  
people

**Introducing bs;bp | how we stand out.**



**better  
space; better  
people**

**We strongly believe  
the process determines  
the outcome.**

By investing in relationships,  
from start to finish,  
we ensure better results.



# Unique structure for flexible, driven, experienced professionals.



- Maarten Jamin
- Vivian Lam
- Frank Twilt
- Ronald van Vlijmen
- Ellen Kiers
- Alex Sutton
- Craig Welch
- Begoña Masia
- Melle Stumphius
- Rabia Zuberi
- Jolanda Luymes
- Petra Keijser
- Nathan Breeze
- Evgenia Molchanova
- Michiel Wijnen
- Marijn Driessen
- Marloes Rademaker
- Lisette Bokma
- Ralph Bleeker
- Roxan Reurslag





# Unrivalled design experience.

Designing coworking locations since Spaces invented the concept, today bs;bp is arguably the world's most experienced designer for frontrunners of mixed-use communities, in a highly competitive environment.





## Our designs get built.

By combining our understanding of the building, the client's business case and user needs, we discover opportunities early on and deliver what matters most in the face of the unexpected.

**20 professionals**

**208 years of experience**

**21 countries**

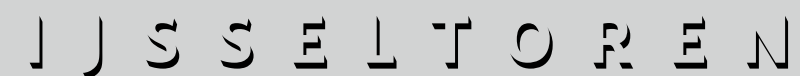
**517 projects**

**4 dimensions**

**bs;bp since 2012**

unique structure | community experience | design that gets built





workspace

hospitality

public buildings

communities

retail

mixed-use





## **The Engine Room**

London, spring 2023

3,800 m<sup>2</sup>

Transformation project.

Business club, meeting rooms, flexible offices, coworking community.

## **The challenge**

Design bespoke workspace that attracts the top-end of the co-working market in one of London's most iconic building transformations, Battersea Power Station.

## **The solution**

Bs;bp creates an experience that celebrates the intrinsic value of the building. Inserting a central placemaking platform enables clear circulation from all sides and incorporates functional elements including meeting enclosures, work booths, banquette seating soft seating as well as a cafe and work tables.













## **Spaces, ZuidAs**

Amsterdam, 2013

1,200 m<sup>2</sup>

105 working and meeting seats

## **The challenge**

Create a space that appeals to corporate tenants in Amsterdam's central business district, while also meeting the needs of entrepreneurial Spaces members.







- Spaces is frontleader in serving workplace communities.
- Bs;bp is Spaces' preferred design partner since 2012.
- Today, we are the design custodians of all workplace locations across IWG brands.















## **Designed to come together**

- High quality workspace.
- Long communal tables and open work booths.
- Personal space, in a competitive environment.



Option 1





Option 2







## **Freshfields Bruckhaus Deringer**

Amsterdam, 2005

7,000 m<sup>2</sup>

220 people

## **The challenge**

Complete office renovation for law firm, while staying in tune with David Chipperfield's geometric, minimalistic building.



# Designed for reassurance

- Modern interior matches minimalist exterior.
- High attention to detail, material and finish.











# Connected by people

- Tranquil and open space that puts clients at ease.
- A haven in a hectic business district.





# Connected by people

- Tranquil and open space that puts clients at ease.
- A haven in a hectic business district.



## Option 1



### **Gerechtsgebouw**

Breda, 2019

33,000 m<sup>2</sup>

1,500 workstations

80,000 people per year

CAPEX €4m

DBMFO €172m / 30 years

## **The challenge**

Create a winning interior design for new courthouse development with SP architects.



## Option 2



### **Gerechtsgebouw**

Breda, 2019

33,000 m<sup>2</sup>

1,500 workstations

80,000 people per year

CAPEX €4m

DBMFO €172m / 30 years

## **The challenge**

Create a winning interior design for new courthouse development with SP architects.







“Our shared way of working helped us to find the right balance for the client between design quality, investment and future operational costs.”

**Sevil Peach**

Founder of SP Design & Architecture







# Designed to impress

- Collaborative deep-dive to understand complexities of user journeys.
- Warm, personal, functional and awe-inspiring at the same time.







Option 1

# Connected by people

- Space division, sensitive to users.
- Natural routing, enhancing privacy.
- Still maintaining human connection.



Option 2



## Connected by people

- Space division, sensitive to users.
- Natural routing, enhancing privacy.
- Still maintaining human connection.





## **Nederlandse Filmacademie**

Amsterdam, 2014-2017

4,800 m<sup>2</sup> - 2,400 m<sup>2</sup>

College, back offices, studios

## **The challenge**

A complex renovation project where new space, connection and openness was needed in Koen van Velsen's Film Academy building.









## Connected by people

- Re-used classics alongside innovative concepts and professional furniture.
- Using corridors structure and voids to unlock 200 m<sup>2</sup> of functional space.
- Showcase example of making the budget go further.









## **Designed for interaction**

- Opening up an imposing, enclosed internal structure.
- Improved use of space allows departments to interact and connect.



## Option 1



### **BNP Paribas, IJsseltoren**

Zwolle, 2017

2,500 m<sup>2</sup>

150 workstations

900 people

## **The challenge**

Convert single-occupancy building to multi-tenant space, while ensuring buy-in from principle tenant.



Option 2



**BNP Paribas, IJsseltoren**

Zwolle, 2017

2,500 m<sup>2</sup>

150 workstations

900 people

## The challenge

Convert single-occupancy building to multi-tenant space, while ensuring buy-in from principle tenant.







“We believe that a well-designed space can improve our clients’ productivity and revenue. BNP understands this and their creative yet pragmatic approach helped us to unlock 800 additional square meters of rentable space in a premium part of the building.”

**Sake Pleiter**

Director Property Management & Consulting  
BNP Paribas Real Estate





# Designed for productivity

- Stakeholder presentations gained buy-in from owner, tenants and users.
- Business understanding unlocked rentable space.

Option 1





# Designed for productivity

- Stakeholder presentations gained buy-in from owner, tenants and users.
- Business understanding unlocked rentable space.

Option 2









Option 1



## Connected by people

- Space away from work, while at work.
- Invitation to connect, relax and be inspired.



Option 2



## Connected by people

- Space away from work, while at work.
- Invitation to connect, relax and be inspired.





Circular design that makes financial sense, from a holistic view of workplace impact on people and planet.



# Designed to reduce waste

- Hero project for quality furniture from city depot.
- Extend furniture life cycle.
- Limit use of virgin raw materials, source vintage accessories locally.















# Connected by people

- Embrace stakeholder needs.
- Designed to help local community thrive.
- Spaces for collaborative and deep-work.





**Spaces, Keizersgracht**

Amsterdam, 2018

5,500 m<sup>2</sup>

10 fixed workstations

business club

## **The challenge**

Appeal to a more exclusive Spaces segment without diminishing the success of nearby Spaces locations.









# Connected by people

- Each floor interlinks with the Business Club through the staircase and the atrium.
- Designed to amplify the Spaces community sense.



# Designed to set new benchmarks

- New standard for a more luxurious Spaces experience.
- Respecting the building's prestigious origins, the new design makes it feel more human, more Spaces.









“When people work in a Spaces location it feels like home. Bs;bp is our trusted design partner in delivering this experience consistently around the world. It feels like their designers are part of our team.”

**Martijn Roordink**  
Co-founder of Spaces







designed  
to set new benchmarks; connected  
by people