

Dr. Miki MURAKI

Sustainable Development for Urban Regeneration in Tokyo Bay Area : Brownfield Developments with Effective Energy Utilization

Sustainable development is one of the great issues all over the world since the Earth Summit 1992. However, it is hard to materialize sustainability, keep with quality of life and high economic growth. The purpose of her presentation was how sustainable development can be actualized with high economic growth in Tokyo Bay Area, and how Brownfield sites can be developed with effective energy utilization.

Dr. Muraki firstly reviews British Planning system for effective energy utilization, followed by the commuting and industrial structure in Japan based on the census and industrial statistics, then the analysis of size and location of Brownfield sites. From the analysis, a great number of former industrial sites became Brownfield, however, some of the sites close to the central Tokyo, that have high potential for urban regeneration with residential and commercial uses, on the other hand, the site location far from Tokyo or Yokohama, are difficult for regeneration. Accordingly, the distance from Mega-labour producing area is the principal factor for regeneration, but the regeneration of the sites with disadvantages, we should add any value for the effective market, such as distribution of energy which is wasted from the nearby industrial area.