

May 10, 2018

Establishment and Operation of Leading-Edge Industry and Cool Japan Promotion Facilities in Haneda Airport Unused Land Zone 1 Redevelopment Project (Phase 1 Project)

– New complex with many applications to be developed just one station and two minutes from Haneda Airport International Terminal –

Haneda Mirai Development Co., Ltd. (9 equity investors)

Kajima Corporation	East Japan Railway Company
Daiwa House Industry Co., Ltd.	Tokyo Monorail Co., Ltd.
Keikyu Corporation	Nomura Real Estate Partners Co., Ltd.
Japan Airport Terminal Co., Ltd	Fujifilm Corporation
Airport Facilities Co., Ltd.	

Haneda Mirai Development Co., Ltd., whose nine investors are Kajima Corporation, Daiwa House Industry Co., Ltd., Keikyu Corporation, Japan Airport Terminal Co., Ltd, Airport Facilities Co., Ltd., East Japan Railway Company, Tokyo Monorail Co., Ltd., Nomura Real Estate Partners Co., Ltd., and Fujifilm Corporation, wishes to announce that, on May 9, 2018, it concluded a business agreement with Ota Ward regarding the Haneda Airport Unused Land Zone 1 Redevelopment Project (Phase 1 Project) (“this Project”) and has commenced work on the development and operation of leading-edge industry facility and Cool Japan promotion facilities on land under a fixed-term lease of approximately 50 years (scheduled).

The Haneda Airport Unused Land Zone 1 (“Zone 1”) is located directly above Tenkubashi Station on the Keikyu Airport Line and Tokyo Monorail, just one stop and two minutes from the International Terminal of Haneda Airport, which is expected to become even more internationalized. The spacious 16.5-hectare site is steeped in the history and memories of the town of Haneda, an area surrounded by the rich waters and greenery of the Tama River estuary, which has developed its own unique industry and culture.

The first stage of the Zone 1 redevelopment is the development and operation of a multifunctional complex on an approximately 5.9-hectare section of the zone. The complex will have a vast array of facilities, including research and development facilities (laboratories and large-scale offices), a leading-edge medical research center, conference hall, event hall, a facility offering Japanese cultural experiences, restaurants and bars, training accommodation facilities, and a hydrogen filling station, all of which will have combined floor space exceeding 120,000 m².

The aim of this project is to make the most of the area’s potential as the gateway to Tokyo and Japan from other cities in Japan and from the world and to build a community that will create new, future-oriented experiences and value. Construction will begin in the autumn of 2018. The first facilities will open their doors in 2020, with a grand opening scheduled for 2022.



Bird's-eye View of Project
(Conceptual Drawing)



Transport Plaza
(Conceptual Drawing)

- Project Features
 - Public-private partnership project with Ota Ward

Ota Ward advertised for private-sector enterprises to partner with the Ward to form a “base for the creation and communication of new industry.” This base would communicate Japan’s manufacturing capabilities and the charms of Japan’s various regions to the rest of Japan and to the world.

Ota Ward and the participating enterprises will deepen their partnership further going forward and pursue community building over the next fifty years.
 - Promotion of project by members with abundant track records in multiple fields

Nine top runners from various industries have invested in the project and will propel the project forward.

Based on their specialist know-how in multiple areas, such as abundant track records in real estate development, urban planning, and R&D, a certainty of knowledge in the development of areas close to Haneda Airport based on experience in the ownership and operation of airport train stations, terminals, and other facilities inside the airport, and networks with regions and companies around Japan and the world, including Ota Ward, with its outstanding collection of manufacturing industries, this project will encourage exchanges and collaborations between diverse people and the creation of added value.
 - Promotion of three distinctive projects

Three distinctive projects will be rolled out in the Project. One is the “Leading-Edge Industries Project,” whose aim is the development of a leading-edge industry base, the “Cultural Industries Project,” which will aim to develop a base for communicating Cool Japan, and a “Common Project,” which will pursue the enhancement of transport node functions and area management. Various committees will be established with objectives such as constantly seeking out the latest and best information and planning and arranging various events aimed at creating added value. These committees will promote these three projects vigorously. (Further details will be released as they come to hand.)
 - Enhancement of transport node

The new complex will not only be directly linked to Tenkubashi Station. An extensive bus network linking it to other parts of Tokyo, the area around the airport, and the Keihin Waterfront Area and surrounds will be developed, and water transportation, car sharing, and community bicycles will be introduced to greatly enhance the complex’s transport node function.
 - Promotion of area management

Area management will be rolled out with the aim of developing and communicating the Haneda brand and collaboration with the local community.

This will include the formulation of guidelines for area management and streetscapes, strengthening of disaster readiness, crime prevention, and safety through disaster preparation drills and the like, and the pursuit of environmental initiatives such as waterside environment education and environmentally conscious projects. The Project will also strive to realize MICE functions that will be integrated with the wider area.

- Plan Overview

Project entity:.....Haneda Mirai Development Co., Ltd.

Location:Parts of Hanedakuko 1-chome and Hanedakuko 2-chome, Ota Ward, Tokyo

Access:Directly linked to Tenkubashi Station on Keikyu Airport Line and Tokyo Monorail

Total area:Approx. 5.9 ha

Total floor space:Approx. 125,400 m²

Major uses:.....R&D facilities (laboratories and large-scale offices), leading-edge medical research center, conference hall, event hall, facility offering Japanese cultural experiences, dining establishments, training accommodation facilities, hydrogen filling station, etc.

Designers:Kajima Corporation, Daiwa House Industry Co., Ltd.

Builders:.....Kajima Corporation, Daiwa House Industry Co., Ltd.

Schedule:Autumn 2018: Construction commences

2020: Soft opening (first facilities open for business)

2022: Grand opening

*Project overview and conceptual drawings are current as of the date of announcement and are subject to change.

* Haneda Mirai Development Co., Ltd. is an operating company established by the nine investing companies solely for the purpose of undertaking this Project.



■ Location Maps



Subject Area Map (1)



Subject Area Map (2)

For inquiries about this matter:
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View from Tama River
(Conceptual drawing)

羽田空港跡地第1ゾーン: Haneda Airport Unused Land Zone 1
羽田空港 国際旅客ターミナル: Haneda Airport International Terminal
第1旅客ターミナル: Terminal 1
第2旅客ターミナル: Terminal 2
羽田空港跡地第2ゾーン (宿泊施設・複合業務施設) [2020年開業]
: Haneda Airport Unused Land Zone 2 (accommodations/multifunctional complex) [Opening in 2020]
キングスカイフロント (川崎市・殿町) : King SkyFront (Tonomachi, Kawasaki)

昭和島駅 : Showajima Station
整備場駅 Seibijo Station
天空橋駅: Tenkubashi Station
羽田空港国際線ターミナル駅 : Haneda Airport International Terminal Station
羽田空港第1ビル駅 : Haneda Airport Terminal 1 Station
羽田空港第2ビル駅 : Haneda Airport Terminal 2 Station
大鳥居駅 Otorii Station
穴守稲荷駅 : Anamori-inari Station
産業道路駅 Sangyodoro Station
小島新田駅 : Kojimashinden Station
羽田空港国際線ビル駅 : Haneda Airport International Terminal Station
羽田空港国内線ターミナル駅 : Haneda Airport Domestic Terminal Station
羽田連絡道路[2020年度完成] : Haneda Access Road [Completed in FY2020]
A 滑走路 : Runway A
B 滑走路 : Runway B
C 滑走路 : Runway C
D 滑走路 : Runway D

羽田空港跡地第1ゾーン: Haneda Airport Unused Land Zone 1
第1期事業地 : Phase 1 Project site
[2020年まち開き、2022年グランドオープン]
[Soft opening in 2020, Grand opening in 2020]
天空橋駅: Tenkubashi Station
(京急・東京モノレール) : (Keikyu, Tokyo Monorail)
都市計画公園: Urban Planning Park
交通広場: Transport Plaza
天空橋 : Tenkubashi
弁天橋 : Bentenbashi