

Technical Investigation

In the previous section design related theory was discussed alongside conceptual images. During the process three main design components emerged as the scale of resolution reduced. The first component was a direct interpretation of the urban concept, the manipulation of the site's surface into usable public space. The second component emerged as the concept ventured into the vertical dimension. It involves the inclusion of an elevated public space and urban rooms within the Maroela flat block. After these two components were in place, the third component was developed to link them. A tower block stretching from the surface to the elevated public space connects the components. To further unite the intervention, the concept of the tree as signifier of public space was utilized. This visual association extends public space from the pavement to in-between the buildings and up to an elevated locale. In this section, the three components will initially be discussed separately.

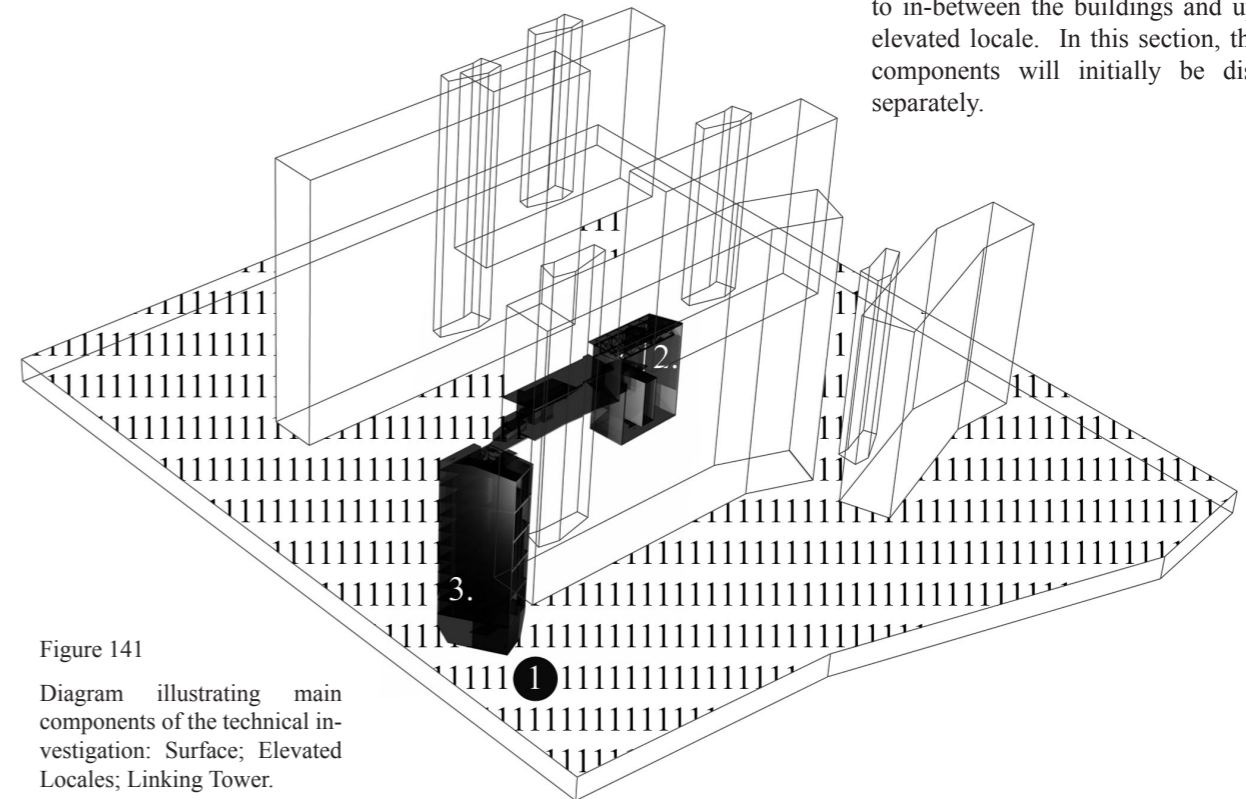


Figure 141

Diagram illustrating main components of the technical investigation: Surface; Elevated Locales; Linking Tower.

Author, 2006

1: Surface

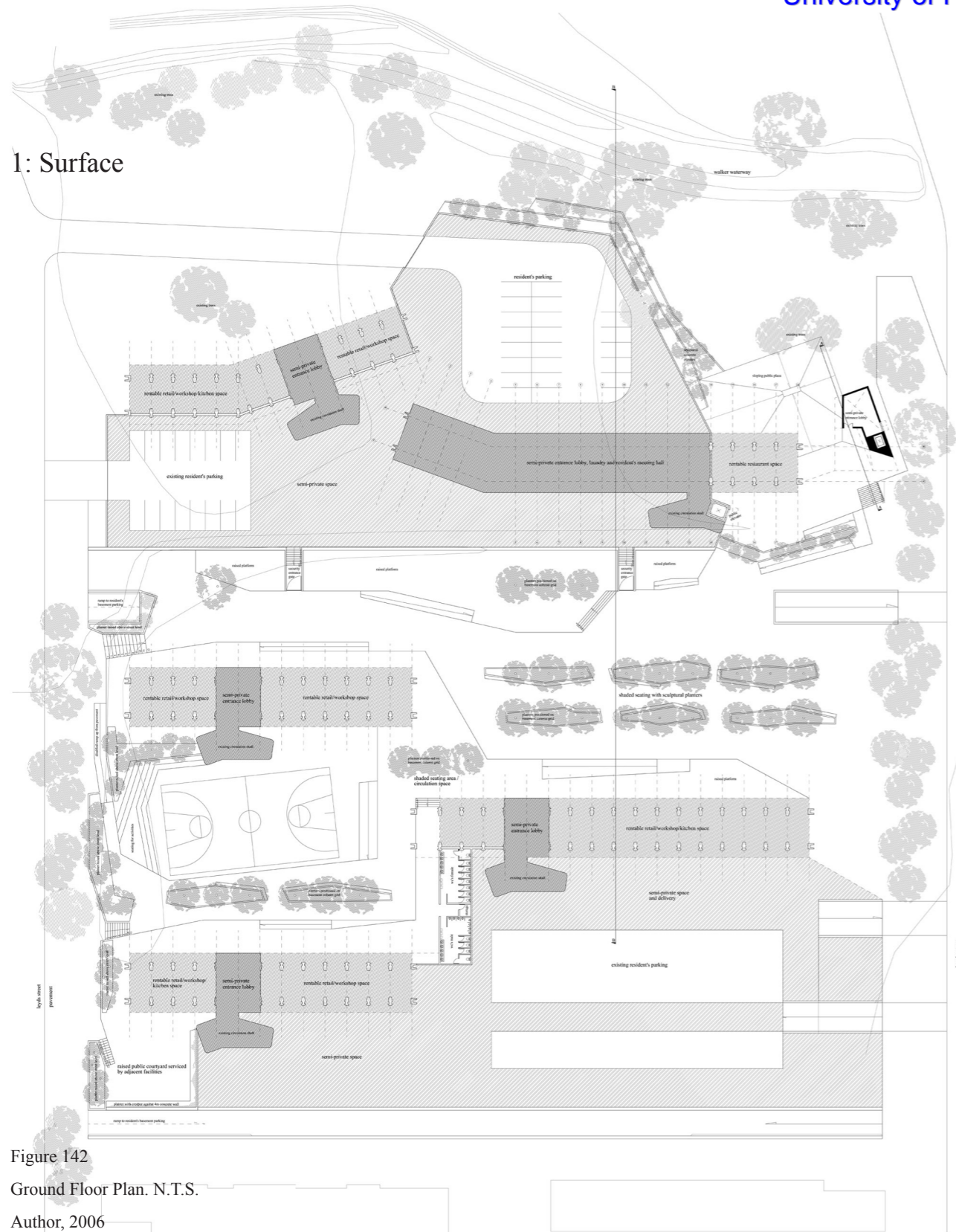


Figure 142
Ground Floor Plan. N.T.S.
Author, 2006

 GROUND FLOOR PLAN

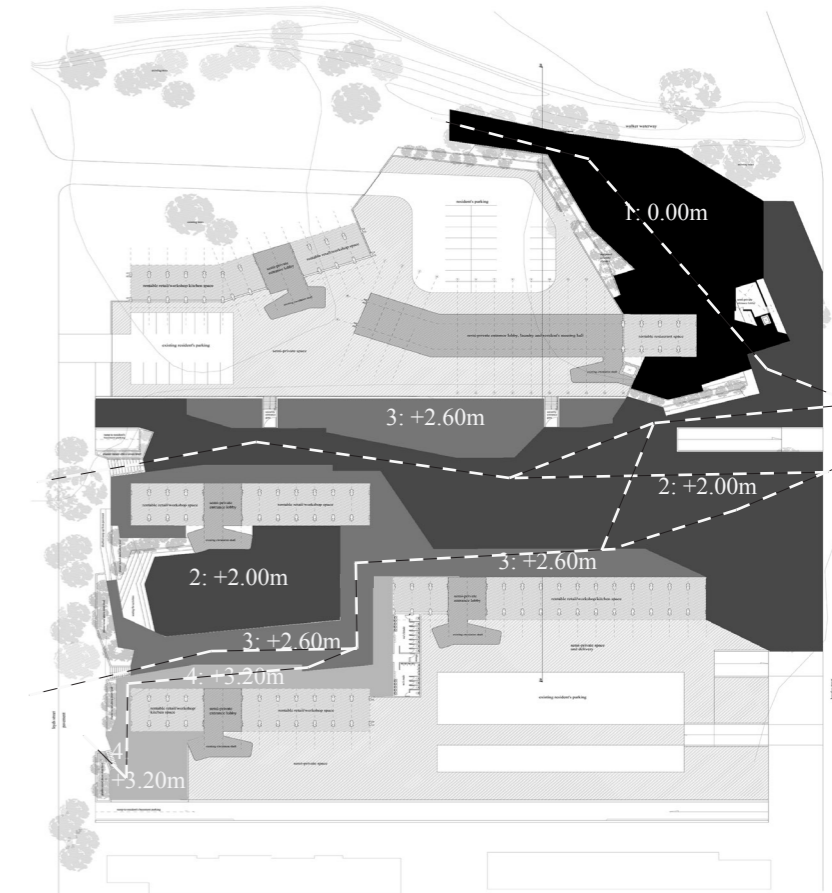


Figure 143
Site plan illustrating different ground levels beginning at the level of Walker Waterway. Note how the elevated platform in front of Tambotie flat block becomes the intermediary level in the main space between the Karee & Kiepersol blocks. Also included are the main public pedestrian routes.

Author, 2006

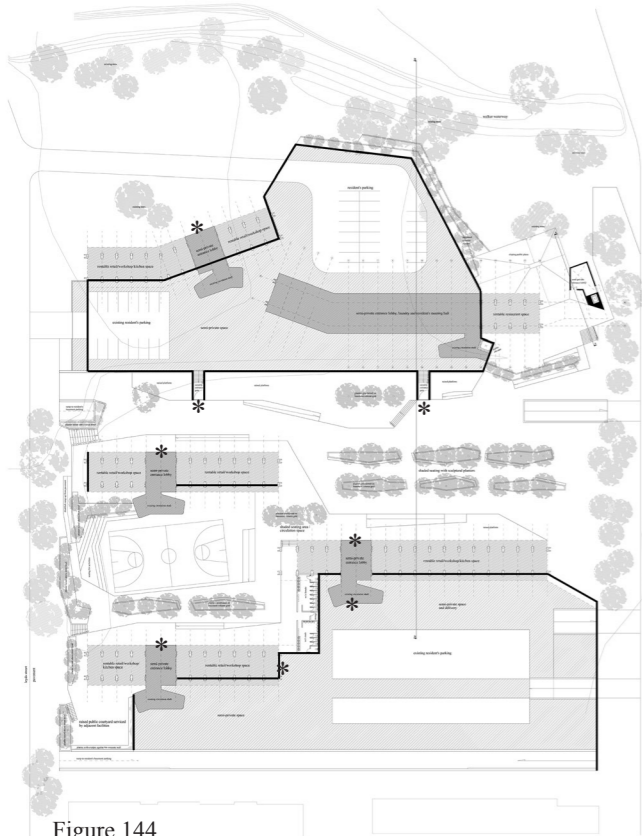


Figure 144

Site plan illustrating the proposed brick enclosure walls. These walls define the new boundaries between public and semi-private space. Existing amenities such as the laundry, above ground parking spaces, lobbies, post boxes and administration offices were taken into account. The parking in the north-eastern corner was moved and De Rapper street converted into a one-way access route, affording the area a better interface with the street and with the Walker Waterway to the north. Also included are the new resident access points (*).

Author, 2006

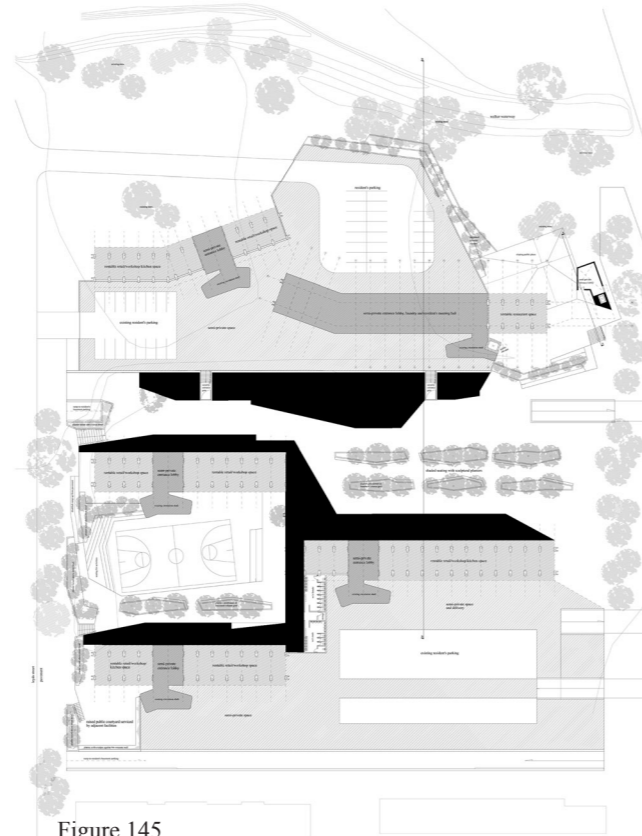


Figure 145

Site plan illustrating raised platforms situated on the northern side of Tambotie, Karee & Kiepersol flat blocks as well as on the southern side of the main public space's enclosure wall. The platforms, 220mm concrete slabs are supported by the existing underground parking columns (and have been designed in accordance with them) and represent rest areas from the main through routes with public furniture and lighting. They also act as interaction zones for the new workshop and retail spaces on the ground floor of the existing flat blocks. Access is gained to these platforms by means of ramps and staircases. There is a 380mm void between the bottom of these platforms and the top of the underlying level. This allows for natural ventilation for the underground parking as well as providing atmospheric lighting for the public spaces at night.

Author, 2006

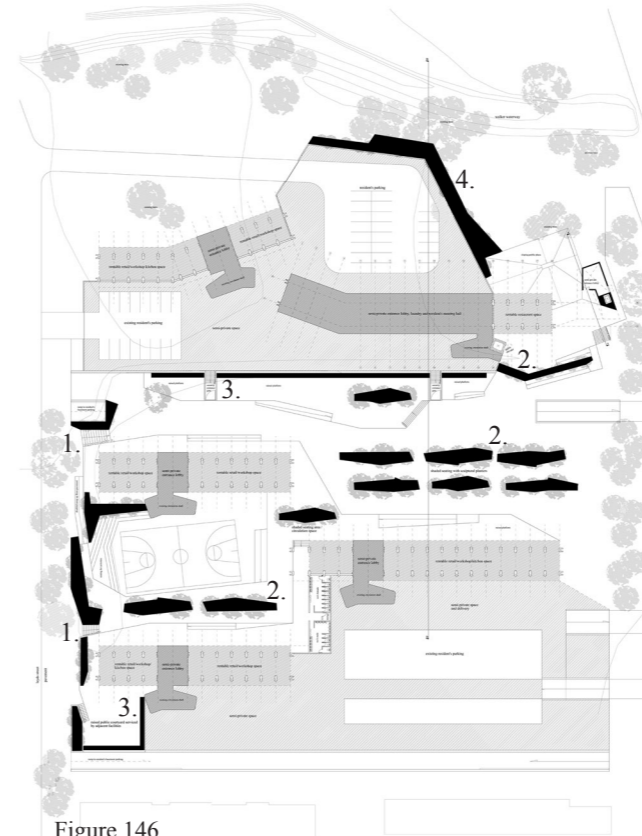


Figure 146

Site plan illustrating planted areas within public spaces. (1.) On the western boundary where the underground parking has caused a level difference between the site and the street, planters act as retaining walls and provide shelter and privacy from the street. They have been interspersed with access stairs and a ramp. (2.) Concrete sculptural planters 1500mm high (2000mm in total) allow for medium sized trees in the main public spaces and have been placed in accordance with underground parking columns. The planters define quiet zones and have built in concrete seating. Atmospheric lighting is provided by fixtures attached to the underside of the furniture. (3.) Shallow planters for creeping plants. The creepers soften the imposing nature of the enclosure walls. (4.) Undulating planters house medium to large trees. Again, they soften the enclosure walls.

Author, 2006

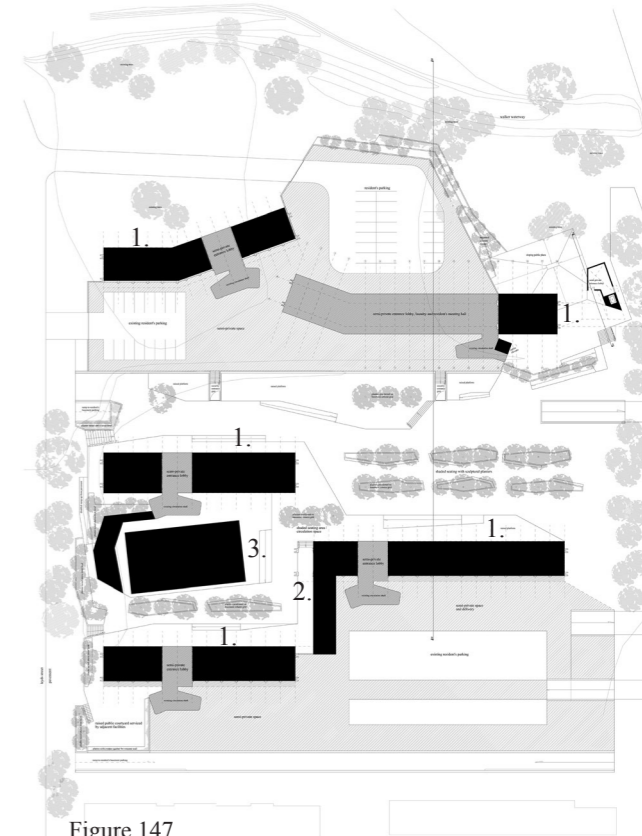


Figure 147

Site plan illustrating new amenities. (1.) In between the piloti rentable retail, restaurant and workshop spaces will live out onto the public spaces, improving the interface between public and private. (2.) Public ablution block. (3.) Public basketball court with lighting and seating amphitheatre.

Author, 2006

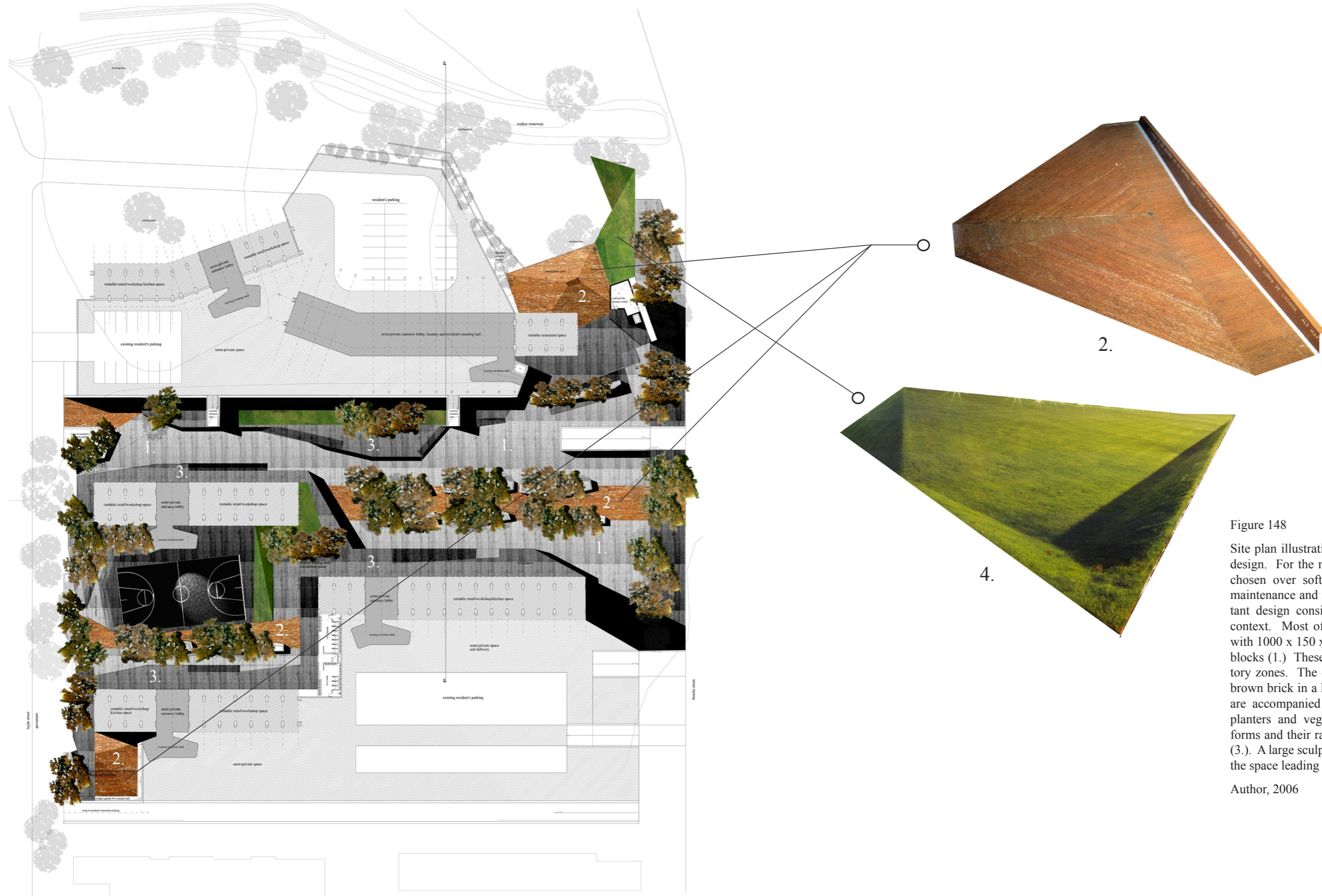


Figure 148

Site plan illustrating the materiality of the site design. For the most part, hard surfaces were chosen over soft. This allows for minimal maintenance and maximum robustness, important design considerations for the Sunnyside context. Most of the public surface is paved with 1000 x 150 x 150 precast concrete paving blocks (1.) These represent the busier circulatory zones. The quieter zones are paved with brown brick in a herringbone pattern (2.), they are accompanied with cast in situ sculptural planters and vegetation. The elevated platforms and their ramps are cast in situ concrete (3.). A large sculptural grass berm (4.) contains the space leading to the Walker Waterway.

Author, 2006

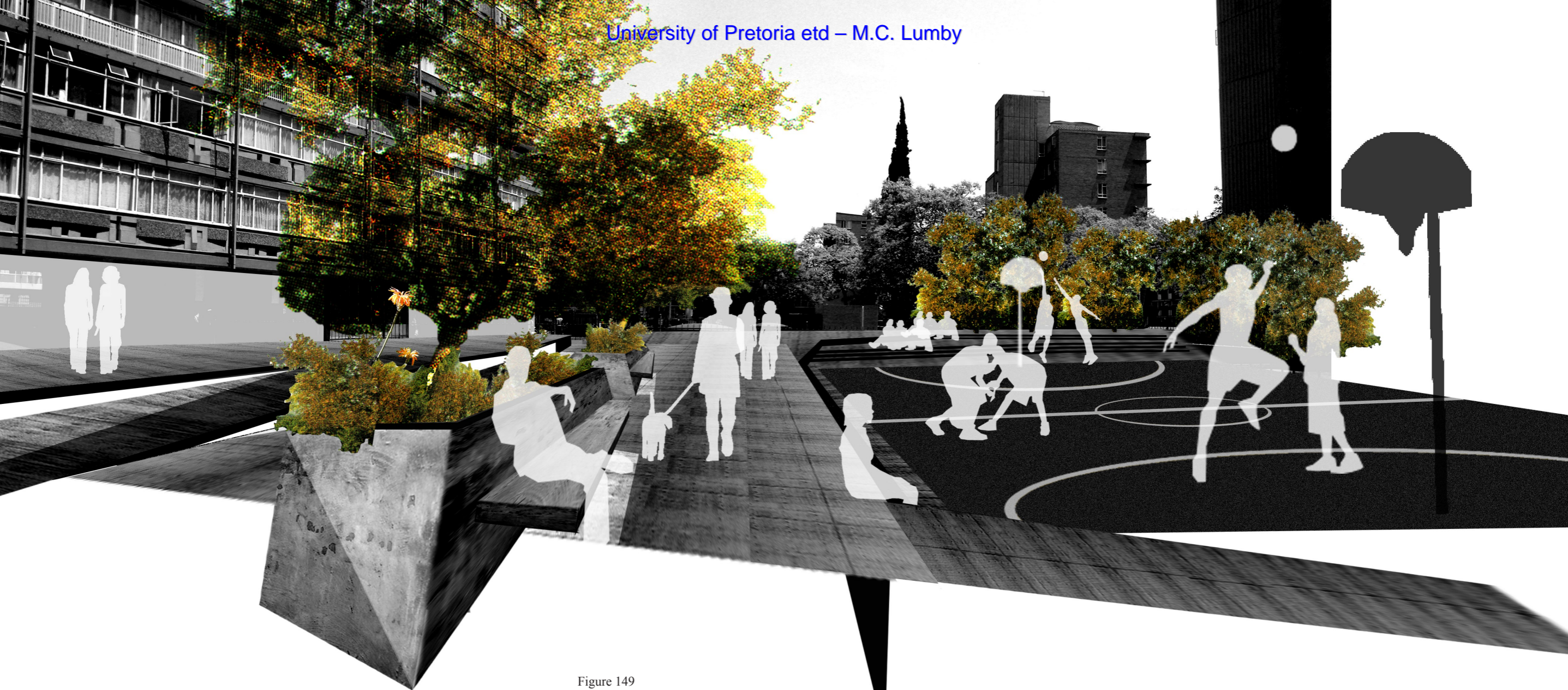


Figure 149

View looking east towards Leyds street showing the basketball court, sculptural planters and raised platform between Soetdoring and Kiepersol flat blocks.

Author, 2006

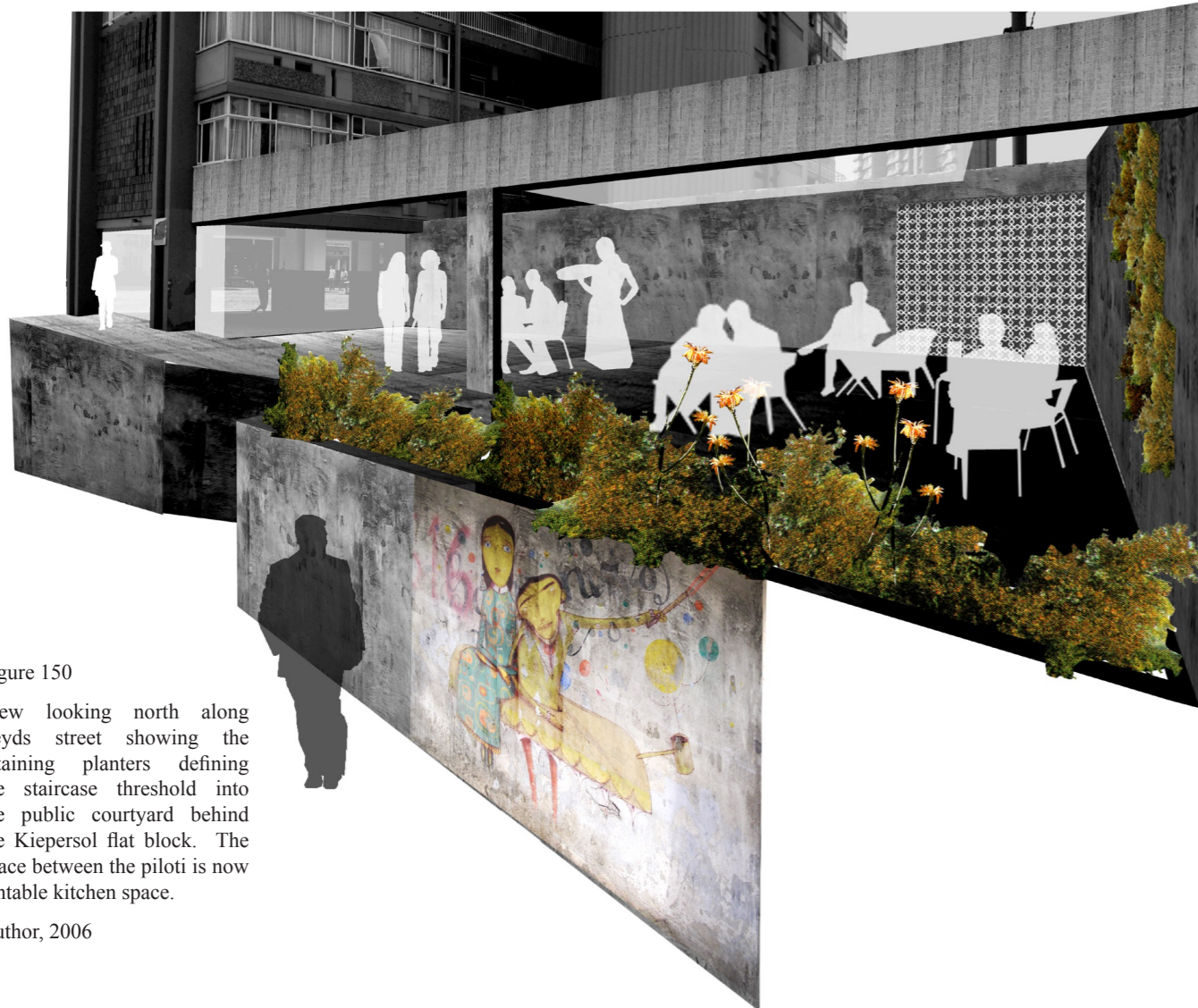


Figure 150

View looking north along Leyds street showing the retaining planters defining the staircase threshold into the public courtyard behind the Kiepersol flat block. The space between the piloti is now rentable kitchen space.

Author, 2006



Figure 151

View looking south along Leyds street. Retaining planters are interspersed with staircases and a ramp which lead into the public space between the Soetdoring and Kiepersol flat blocks. (pg 148,149).

Author, 2006



Figure 152

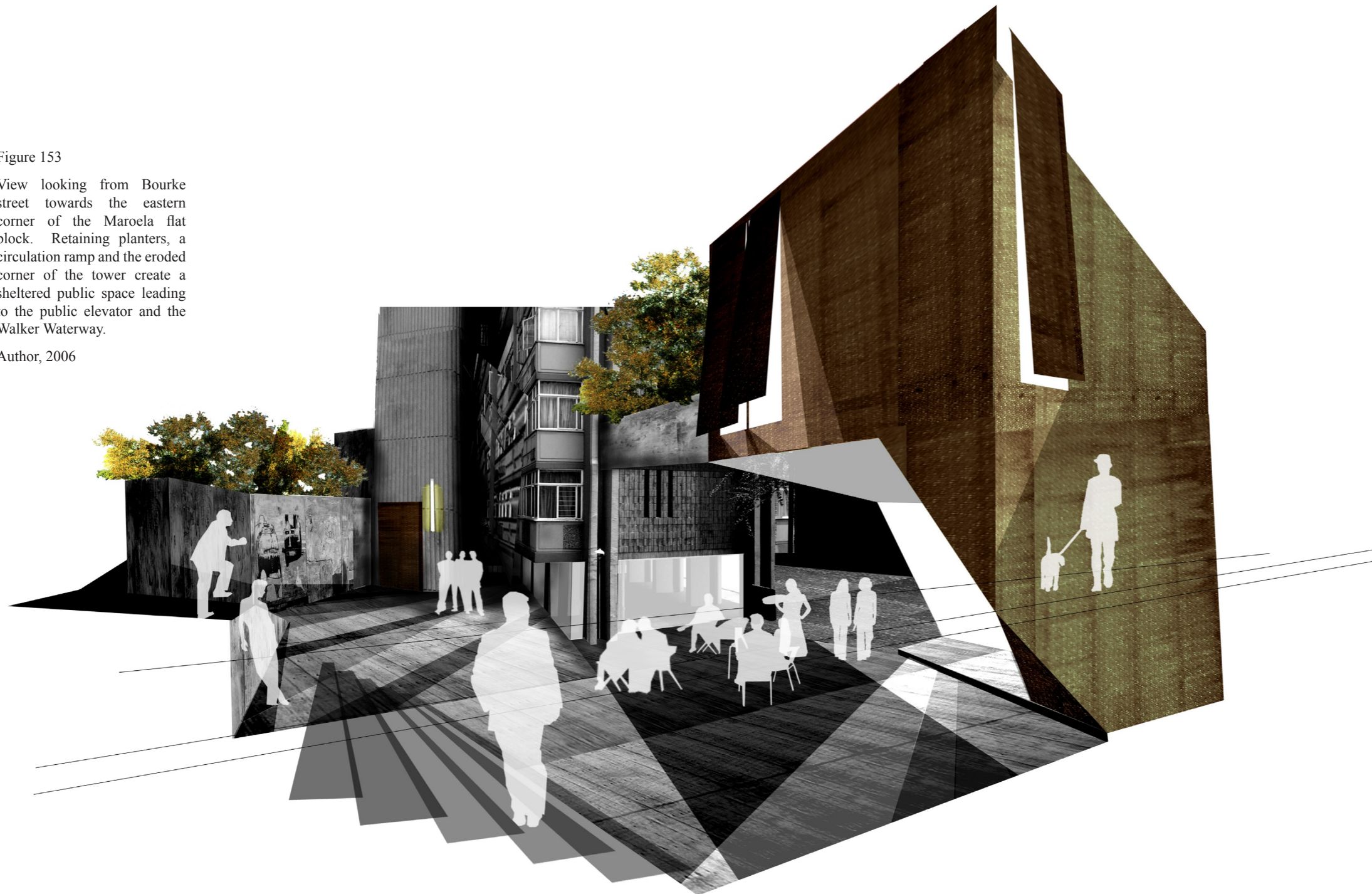
View looking west into the main public space between Tambotie and Maroela flat blocks from Bourke street. The spaces between the sculptural planters become quieter zones while the periphery with the raised platforms become the activity and circulation areas.

Author, 2006

Figure 153

View looking from Bourke street towards the eastern corner of the Maroela flat block. Retaining planters, a circulation ramp and the eroded corner of the tower create a sheltered public space leading to the public elevator and the Walker Waterway.

Author, 2006



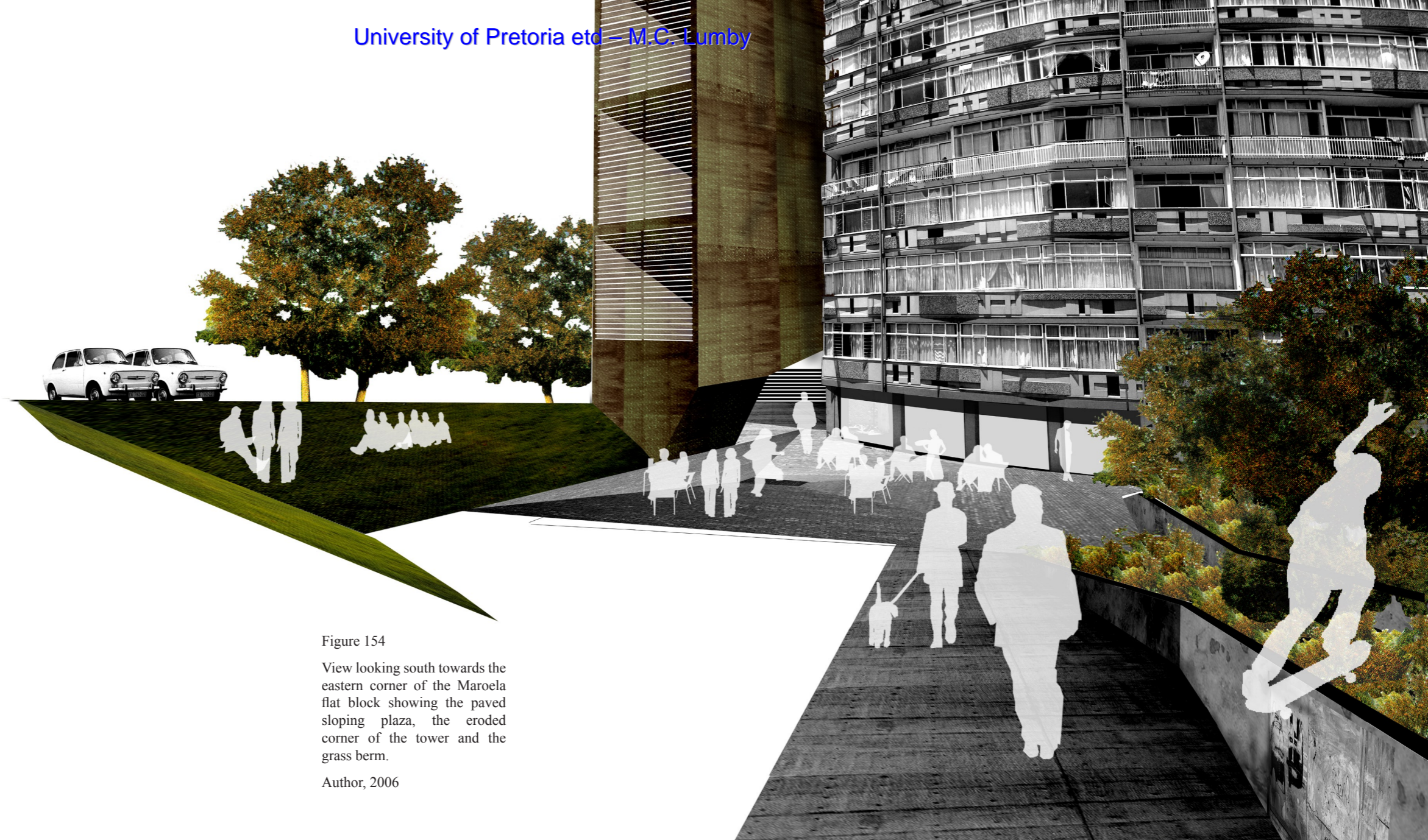


Figure 154

View looking south towards the eastern corner of the Maroela flat block showing the paved sloping plaza, the eroded corner of the tower and the grass berm.

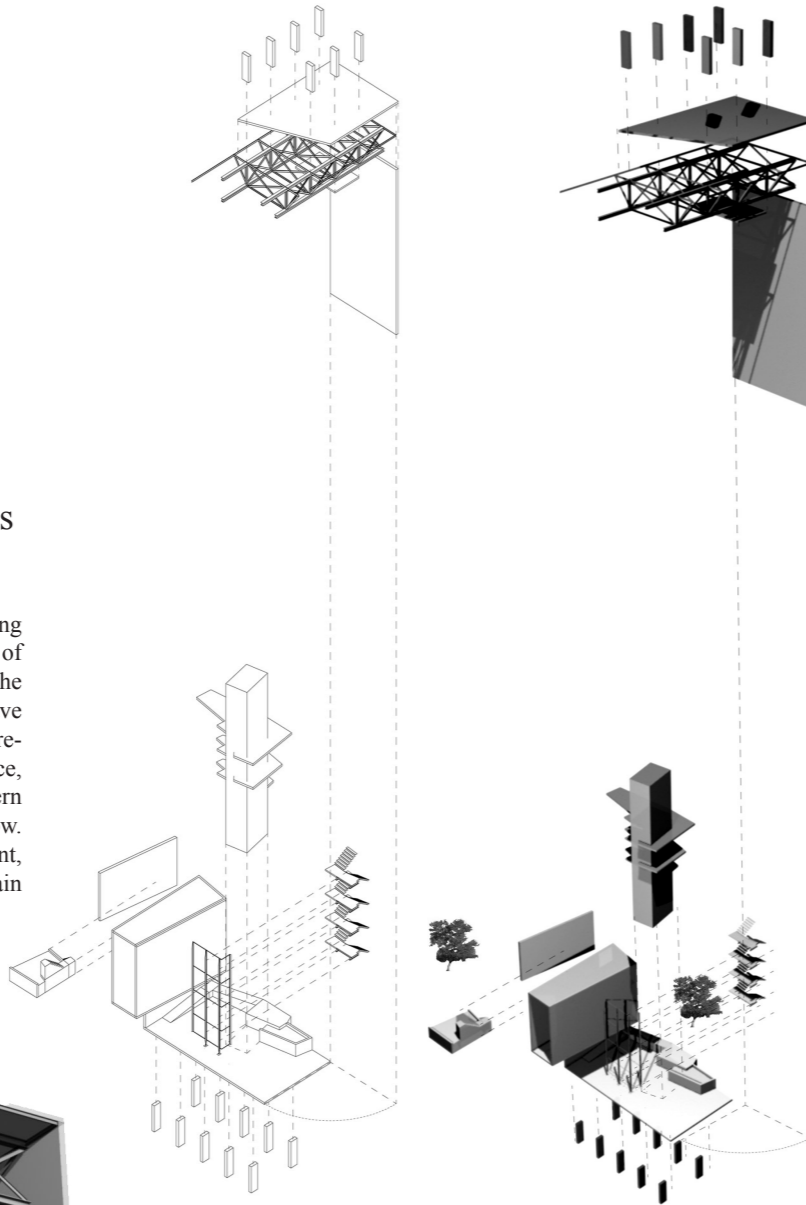
Author, 2006

2: Elevated Locales

Figure 155 (right)

Axonometric and 3d rendering showing an exploded view of the elevated public space. The programmatic elements have been arranged in order to create permeability in the space, permitting diffused northern light to the public space below. Not included are the restaurant, the bathrooms and the main seating area.

Author, 2006



Free-standing public elevator shaft. The shaft is cast in situ concrete and is aligned with four columns in the existing grid.

Public circulation and viewing platforms wrapped around elevator shaft and linked to staircase and urban room. Cast in situ concrete with steel and expanded metal balustrades.

Four flight public staircase. Steel frame structure with timber decking at landings and expanded metal stairs.

Viewing deck on top of urban room. Precast concrete blocks inserted between steel framing structure.

Concrete structural wall cantilevering past existing building perimeter.

Concrete 1500mm Planter with concrete staircase to viewing deck on top of urban room.

Urban room cantilevering 5m past existing building perimeter. Steel framed and braced structure with concrete floors, roof and mezzanines. Copper cladding inside and out with fluorescent lights on inside.

Expanded metal and steel mesh screen attached to front of staircase, steel structure of the urban room and concrete elevator shaft.

Planter with ramp down from elevator.

Existing column grid underneath reinforced floor slab.

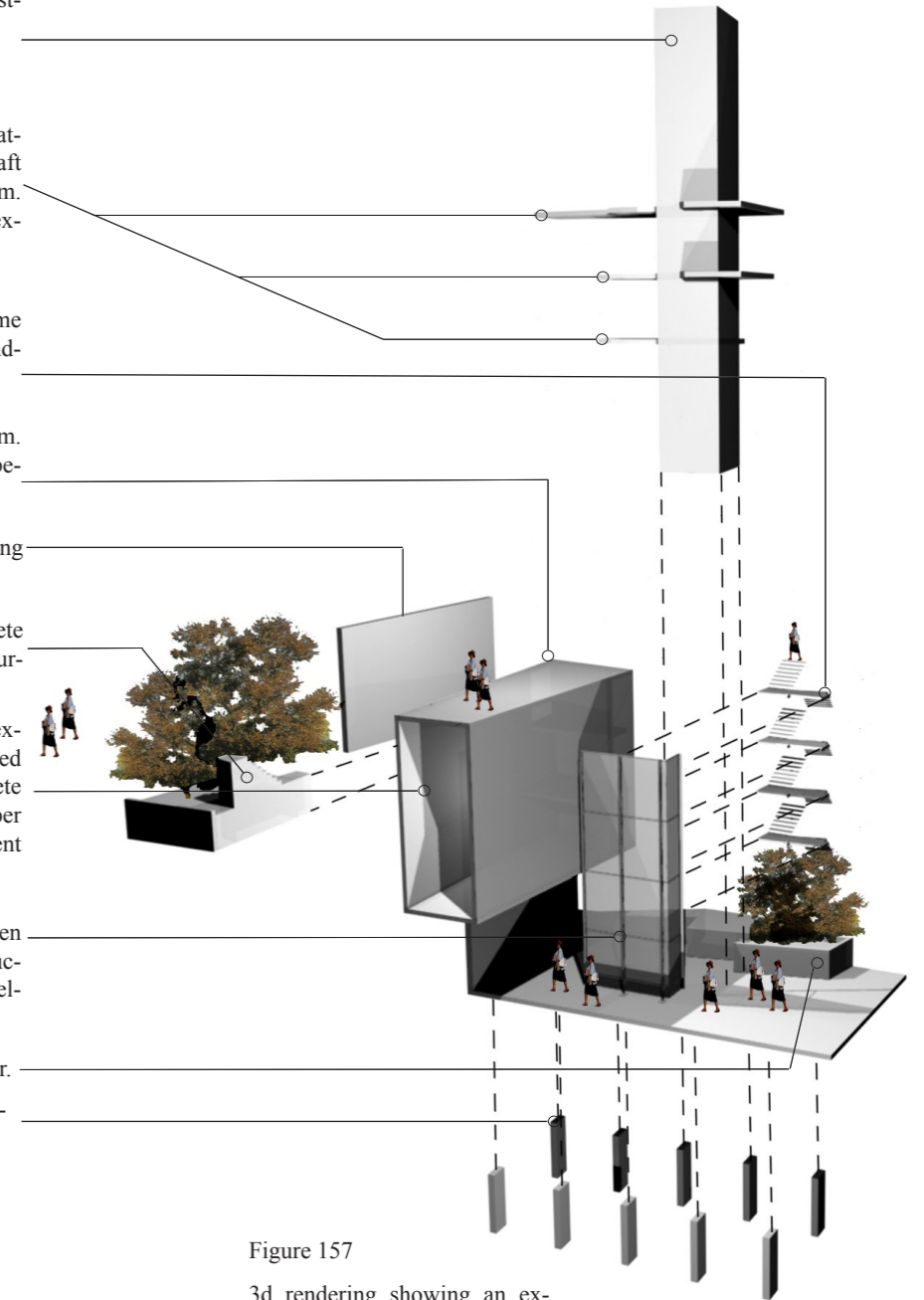


Figure 157

3d rendering showing an exploded view of the bottom part of the elevated public space. Not included are the restaurant, the bathrooms and the main seating area.

Author, 2006

Figure 156 (left)

3d rendering showing a northern perspective view of the elevated public space.

Author, 2006





Figure 158

View north from the triple volume urban room situated in the elevated public space. The copper clad steel precipice can also be used for public installations.

Author, 2006

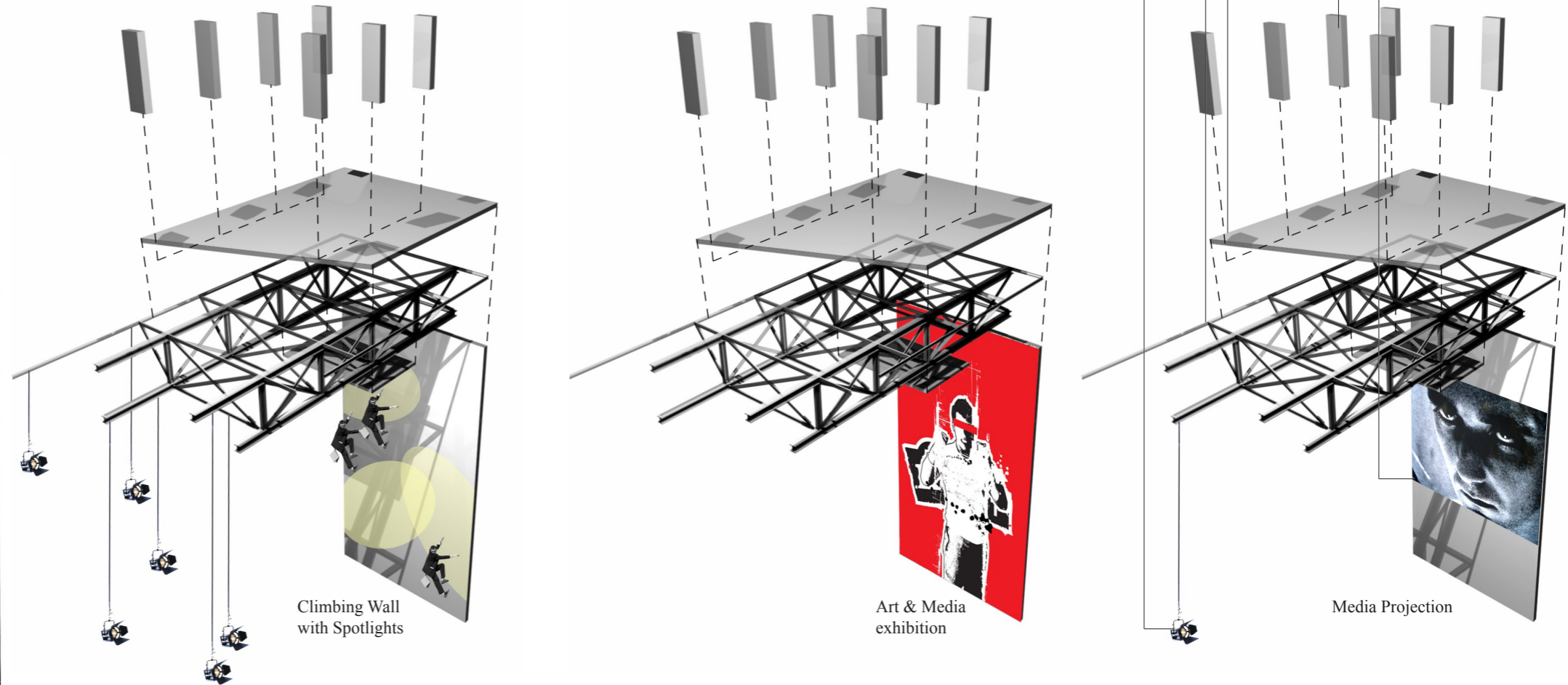
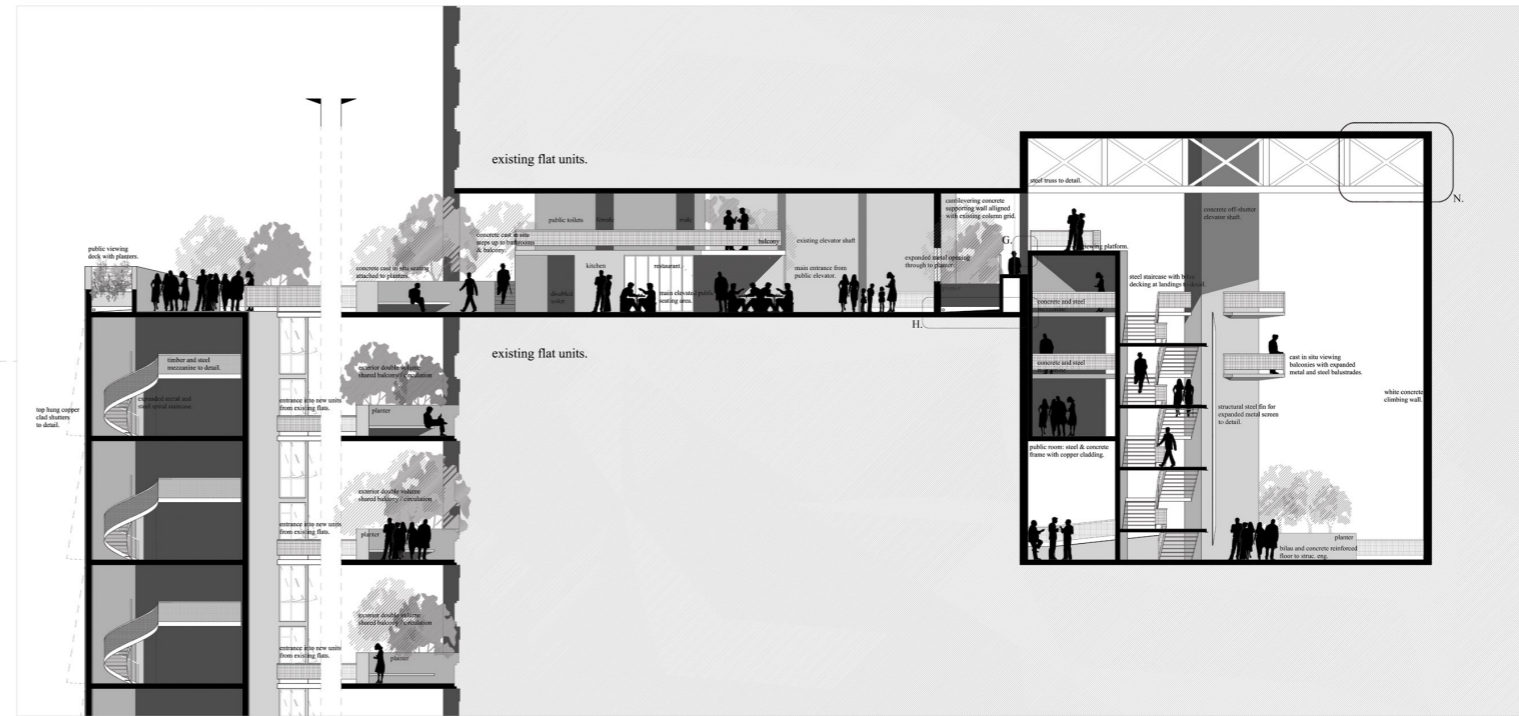


Figure 159

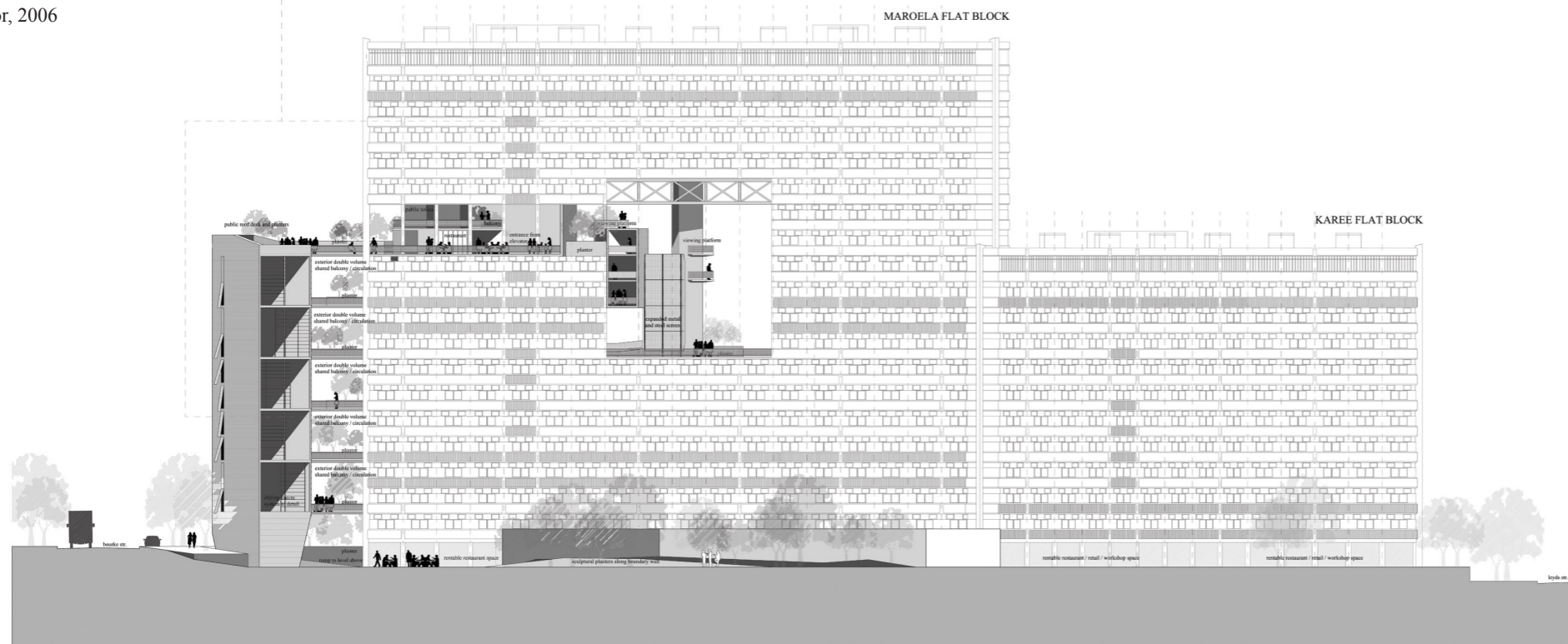
3d rendering showing an exploded view of possible programs accommodated on the western wall of the elevated public space.

Author, 2006



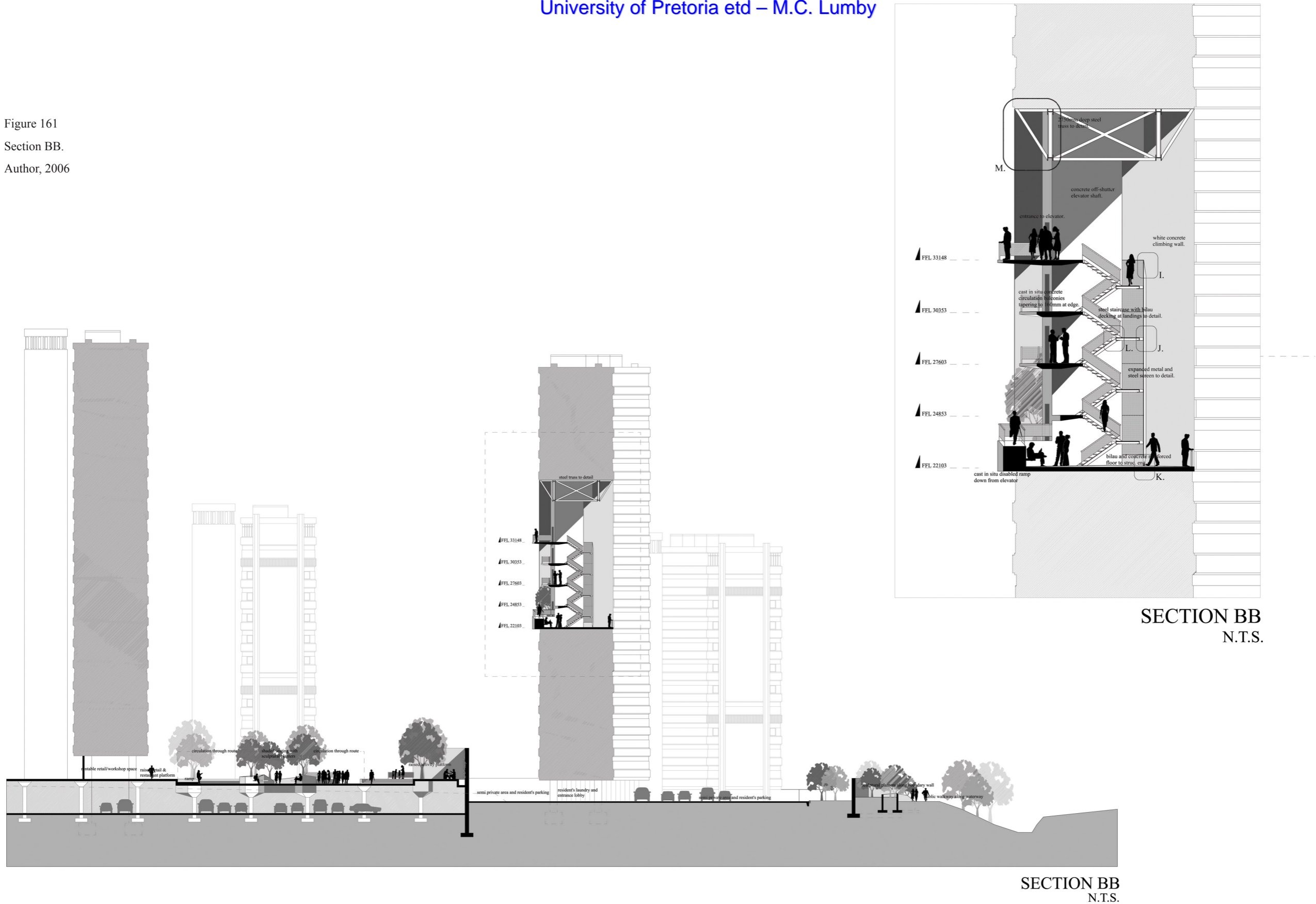
SECTION DD
N.T.S.

Figure 160
Northern elevation and section DD.
Author, 2006



NORTH ELEVATION
N.T.S.

Figure 161
Section BB.
Author, 2006

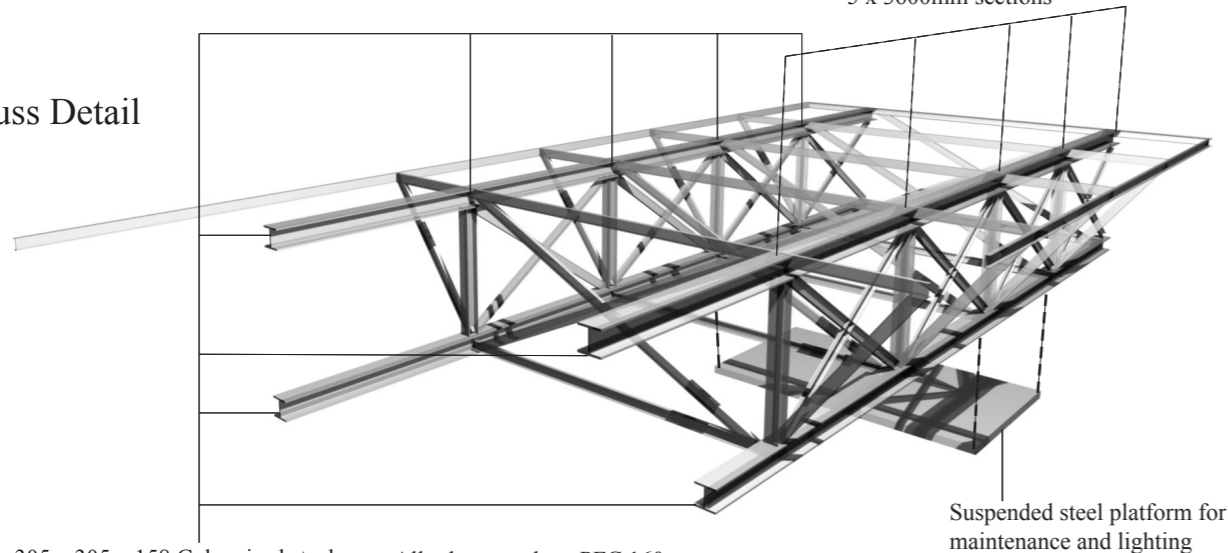


SECTION BB
N.T.S.

SECTION BB
N.T.S.

Truss Detail

2700mm deep steel truss in
5 x 3600mm sections



Suspended steel platform for
maintenance and lighting

305 x 305 x 158 Galvanised steel
H-beams and 203 x 203 x 45
H-columns aligned with existing
columns above

All other members PFC 160
x 65 Galvanised steel SA
parallel flange channels

Figure 162 (left)

3d rendering of the
steel truss detail.

Author, 2006

Figure 163 (bottom left)

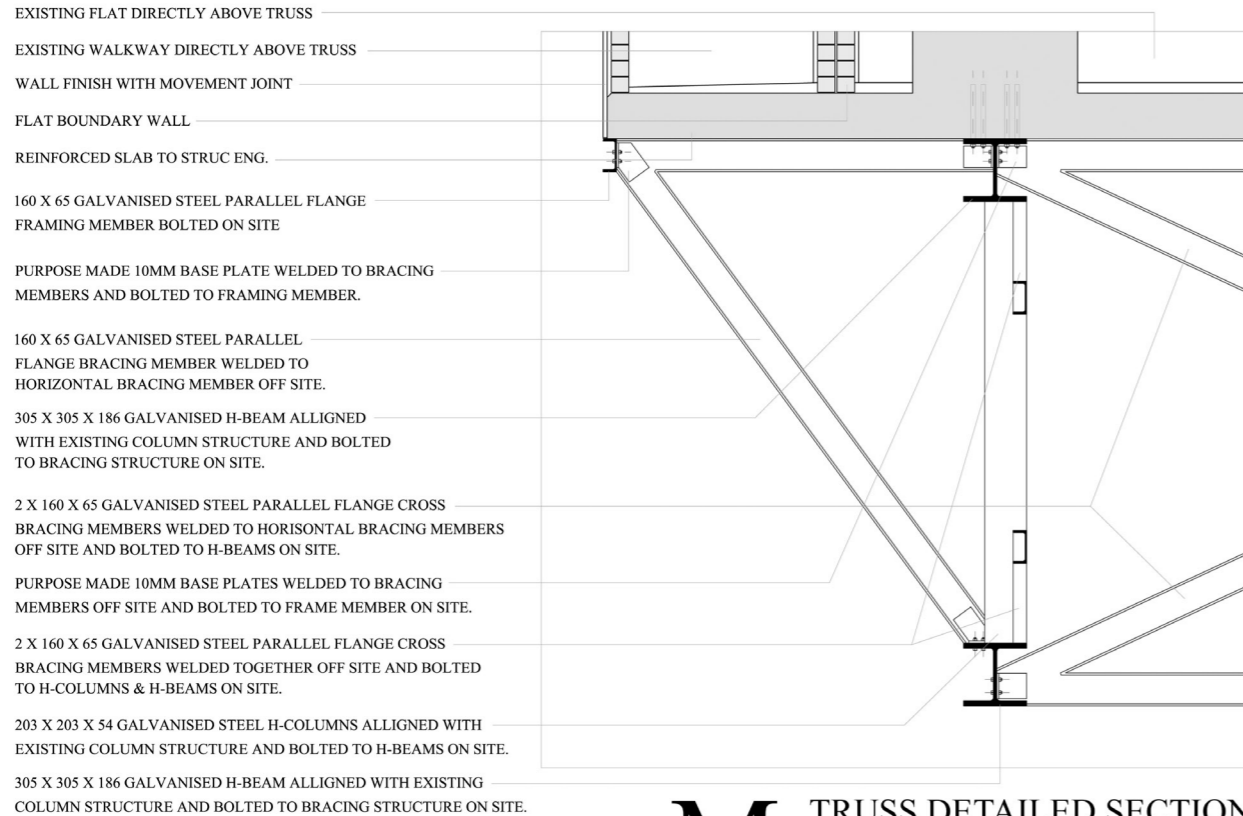
Detailed section of truss
detail.

Author, 2006

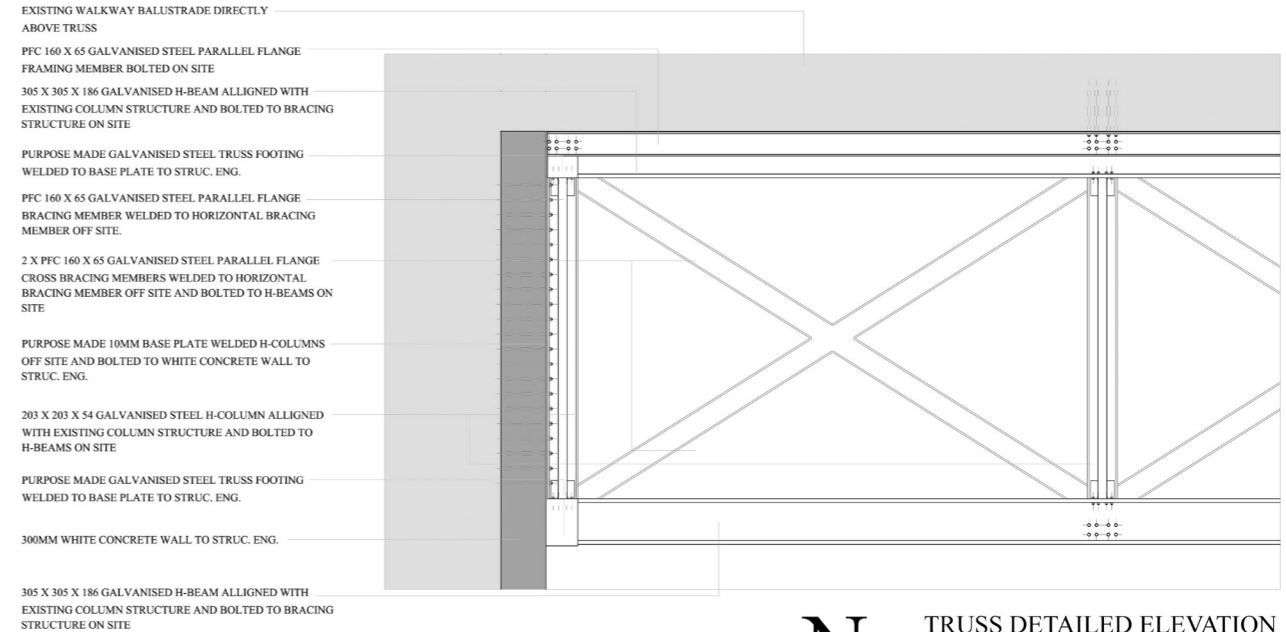
Figure 164 (bottom)

Detailed elevation of
truss detail.

Author, 2006

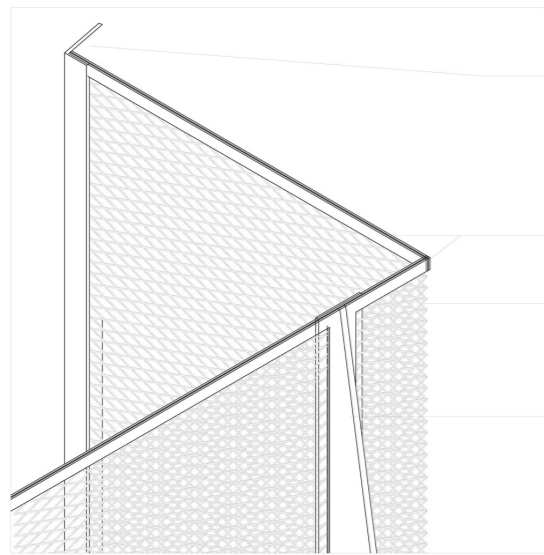


M. TRUSS DETAILED SECTION
N.T.S.



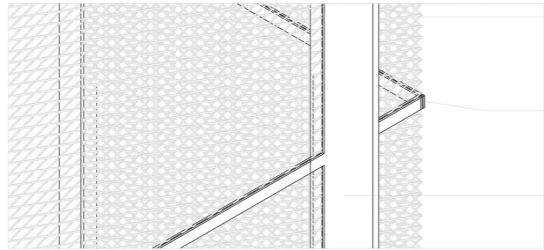
N. TRUSS DETAILED ELEVATION
N.T.S.

I.



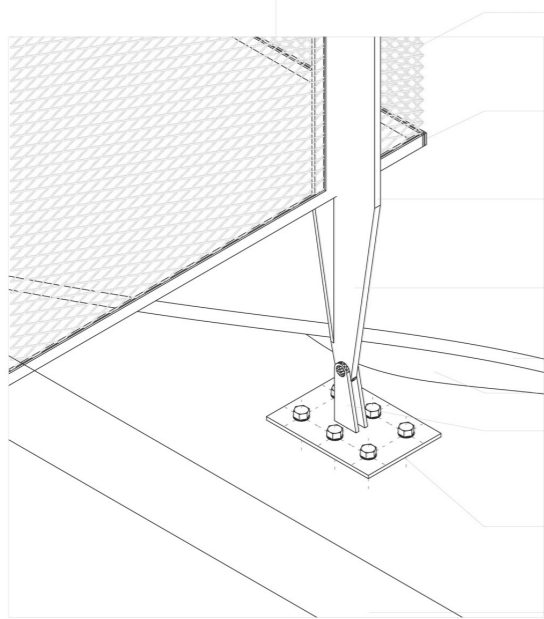
- 150X75X10 GALVANISED STEEL UNEQUAL ANGLE WITH LONG LEG BENT BACK AND BOLTED TO CONCRETE ELEVATOR SHAFT WITH M10 RAWL BOLTS
- 3MM STEEL PLATE CAPPING WELDED TO T-SECTIONS AND EXPANDED METAL
- 30 X 80 X 3 GALVANISED FLATTENED EXPANDED METAL SCREEN WELDED AT EDGES TO T-SECTIONS OFF SITE.
- 2 X 150 X 75 X 10 GALVANISED STEEL UNEQUAL ANGLES WELDED TO FORM 150 X 150 T-SECTION WITH WEB CUT TO TAPER TOWARDS TOP OF SCREEN.

J.



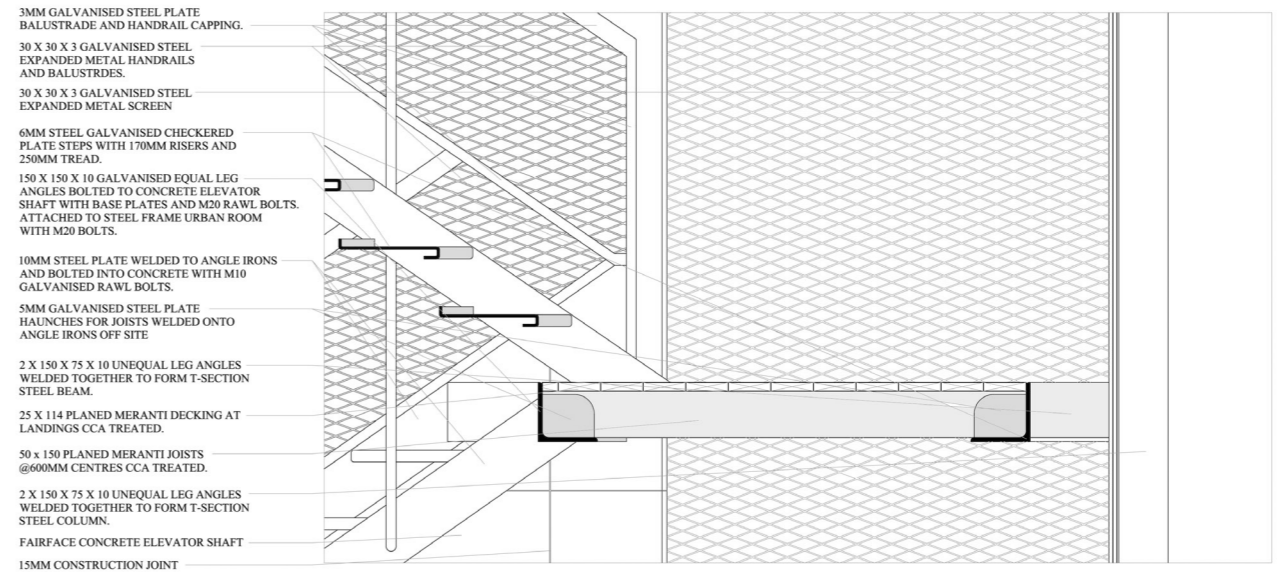
- 30 X 80 X 3 GALVANISED FLATTENED EXPANDED METAL SCREEN WELDED AT EDGES TO T-SECTIONS OFF SITE.
- 3MM STEEL PLATE CAPPING WELDED TO T-SECTIONS AND EXPANDED METAL OFF SITE.
- 2 X 150 X 75 X 10 GALVANISED STEEL UNEQUAL ANGLES SPOT WELDED TO FORM 150 X 150 T-SECTION

K.



- 30 X 80 X 3 GALVANISED FLATTENED EXPANDED METAL SCREEN WELDED TO T-SECTIONS OFF SITE.
- 3MM STEEL PLATE CAPPING WELDED TO T-SECTIONS AND EXPANDED METAL OFF SITE.
- 2 X 150 X 75 X 10 GALVANISED STEEL UNEQUAL ANGLES SPOT WELDED TO FORM 150 X 150 T-SECTION
- FLANGES AND WEB CUT TO TAPER TOWARDS FOOTING
- SCREED TO FALL
- BITUMINOUS TORCH ON WATERPROOFING
- 2 X 10mm GALVANISED STEEL PLATE PURPOSE DRILLED AND CUT AND WELDED TO FOOTPLATE
- 250 X 350 X 10 GALVANISED STEEL FOOTPLATE BOLTED INTO CONCRETE SLAB WITH 6 M20 RAWL BOLTS.
- 250mm REINFORCED FLOOR SLAB TO STRUCTURAL ENGINEER.

SCREEN DETAIL
N.T.S.



- 3MM GALVANISED STEEL PLATE BALUSTRADE AND HANDRAIL CAPPING.
- 30 X 30 X 3 GALVANISED STEEL EXPANDED METAL HANDRAILS AND BALUSTRDES.
- 30 X 30 X 3 GALVANISED STEEL EXPANDED METAL SCREEN
- 6MM STEEL GALVANISED CHECKERED PLATE STEPS WITH 170MM RISERS AND 250MM TREAD.
- 150 X 150 X 10 GALVANISED EQUAL LEG ANGLES BOLTED TO CONCRETE ELEVATOR SHAFT WITH BASE PLATES AND M20 RAWL BOLTS. ATTACHED TO STEEL FRAME URBAN ROOM WITH M20 BOLTS.
- 10MM STEEL PLATE WELDED TO ANGLE IRONS AND BOLTED INTO CONCRETE WITH M10 GALVANISED RAWL BOLTS.
- 5MM GALVANISED STEEL PLATE HAUNCHES FOR JOISTS WELDED ONTO ANGLE IRONS OFF SITE
- 2 X 150 X 75 X 10 UNEQUAL LEG ANGLES WELDED TOGETHER TO FORM T-SECTION STEEL BEAM.
- 25 X 114 PLANED MERANTI DECKING AT LANDINGS CCA TREATED.
- 50 X 150 PLANED MERANTI JOISTS @600MM CENTRES CCA TREATED.
- 2 X 150 X 75 X 10 UNEQUAL LEG ANGLES WELDED TOGETHER TO FORM T-SECTION STEEL COLUMN.
- FAIRFACE CONCRETE ELEVATOR SHAFT
- 15MM CONSTRUCTION JOINT

L. STAIRCASE DETAIL
N.T.S.

Figure 165 (left)

Detailed axonometric of expanded metal and steel screen.

Author, 2006

Figure 166 (above)

Staircase detail.
Author, 2006

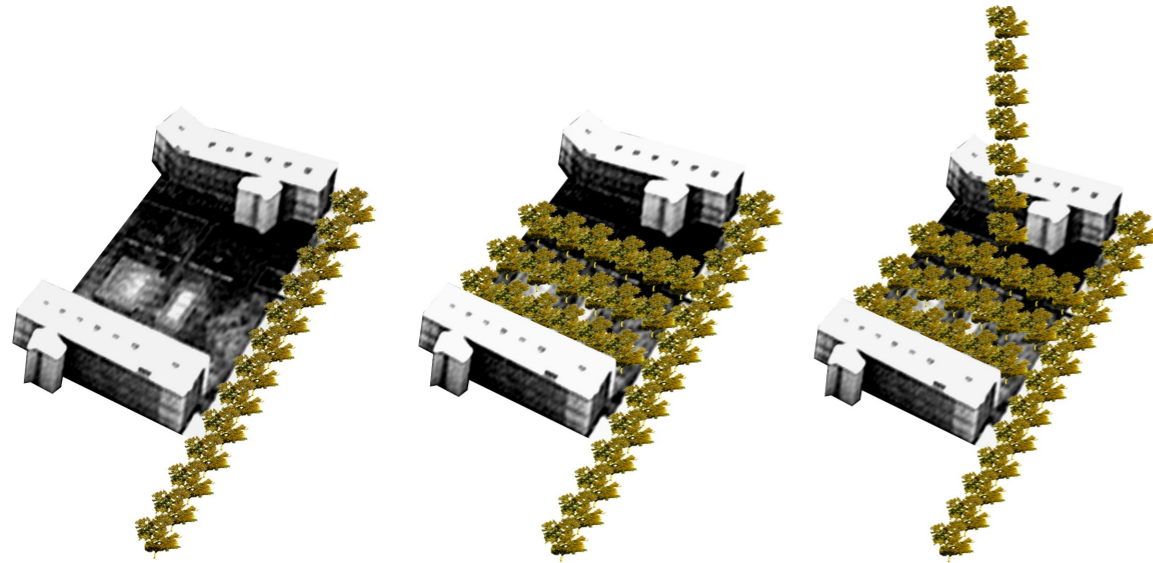


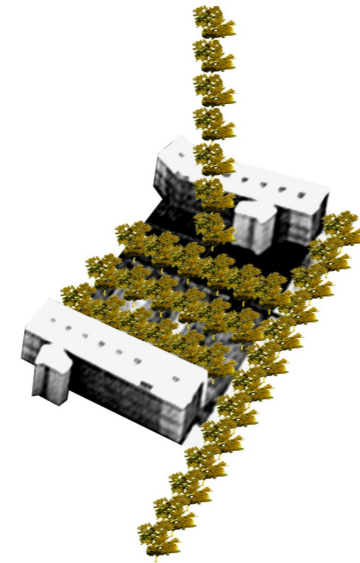
Figure 167 (above)
Digital Collage of tree as signifier of public space.

Author, 2006

Figure 168 (right)

Urban room and planter detail.

Author, 2006



FRONT OF STAIRCASE UP TO VIEWING PLATFORM.

340MM CONCRETE WALL ALIGNED WITH EXISTING COLUMNS.

45 X 75 X 4 GALVANISED EXPANDED METAL WINDOW

40 X 5MM GALVANISED STEEL FLAT WELDED TO EXPANDED METAL AS CAPPING

40 X 40 X 5 GALVANISED STEEL ANGLE IRONS WELDED TO EXPANDED METAL AND ATTACHED TO CONCRETE WITH M10 RAWL BOLTS @400MM CENTRES.

600MM SHEETS OF STANDING SEAM COPPER CLADDING WITH A BED OF 5MM FELT ATTACHED TO MARINE PLYWOOD WITH 35MM CLEATS AND SELF TAPPING SCREWS.

160 X 65 GALVANISED PARALLEL FLANGE CHANNEL BRACING MEMBER WELDED TO H-BEAMS OFF SITE.

75 X 50 X 20 X 2 COLD FORMED LIPPED CHANNEL WELDED TO BRACING MEMBERS @600MM CENTRES

22MM MARINE PLYWOOD.

25 X 25 X 3 GALVANISED EQUAL ANGLE ATTACHED TO CONCRETE WITH RAWL BOLTS. MARINE PLYWOOD ATTACHED WITH GALVANISED SELF TAPPING SCREWS.

203 X 203 X 52 GALVANISED H-BEAM BOLTED TO CONCRETE WALL WITH 5MM BASE PLATE AND M20 RAWL BOLTS TO STRUC. ENG.

SOIL MEDIUM

GRAVEL DRAINAGE LAYER WRAPPED IN GEOTEXTILE

100mm GEOTEXTILE DRAINAGE PIPE

0.45 POLIO LEFIN DAMP PROOF MEMBRANE (BLACK)

SCREED TO FALL

BITUMINOUS PAINT ON CONCRETE

SCREED TO FALL

CAST IN SITU CONCRETE FLOOR SLAB

EXISTING CONCRETE COLUMN

360MM CONCRETE WALL

45 X 75 X 4 GALVANISED EXPANDED METAL BALUSTRADE WELDED TO CAPPING MEMBERS AND VERTICAL MEMBERS.

PURPOSE CUT & WELDED GALVANISED STEEL 5MM FLAT CAPPING WELDED TO BALUSTRADE VERTICAL MEMBERS.

40 X 5MM GALVANISED STEEL BALUSTRADE FLATS @600MM CENTRES.

PURPOSE CUT & WELDED GALVANISED STEEL 5MM FLATS ATTACHED TO CONCRETE UPSTAND WITH M12 RAWL BOLTS @200MM CENTRES

BITUMINOUS PAINT ON CONCRETE

CAST IN SITU CONCRETE FLOOR SLAB

SCREED TO FALL

25MM GALVANISED STEEL PIPE THROUGH UPSTAND

32 X 220 PURPOSE PLANED MERANTI MEMBER ATTACHED TO H-BEAM WITH A 25 X 25 X 3 EQUAL ANGLE AND SELF TAPPING SCREWS

254 X 254 X 89 GALVANISED STEEL STRUCTURAL H-BEAM WITH STEEL PLATE TO INCREASE BEARING AREA.

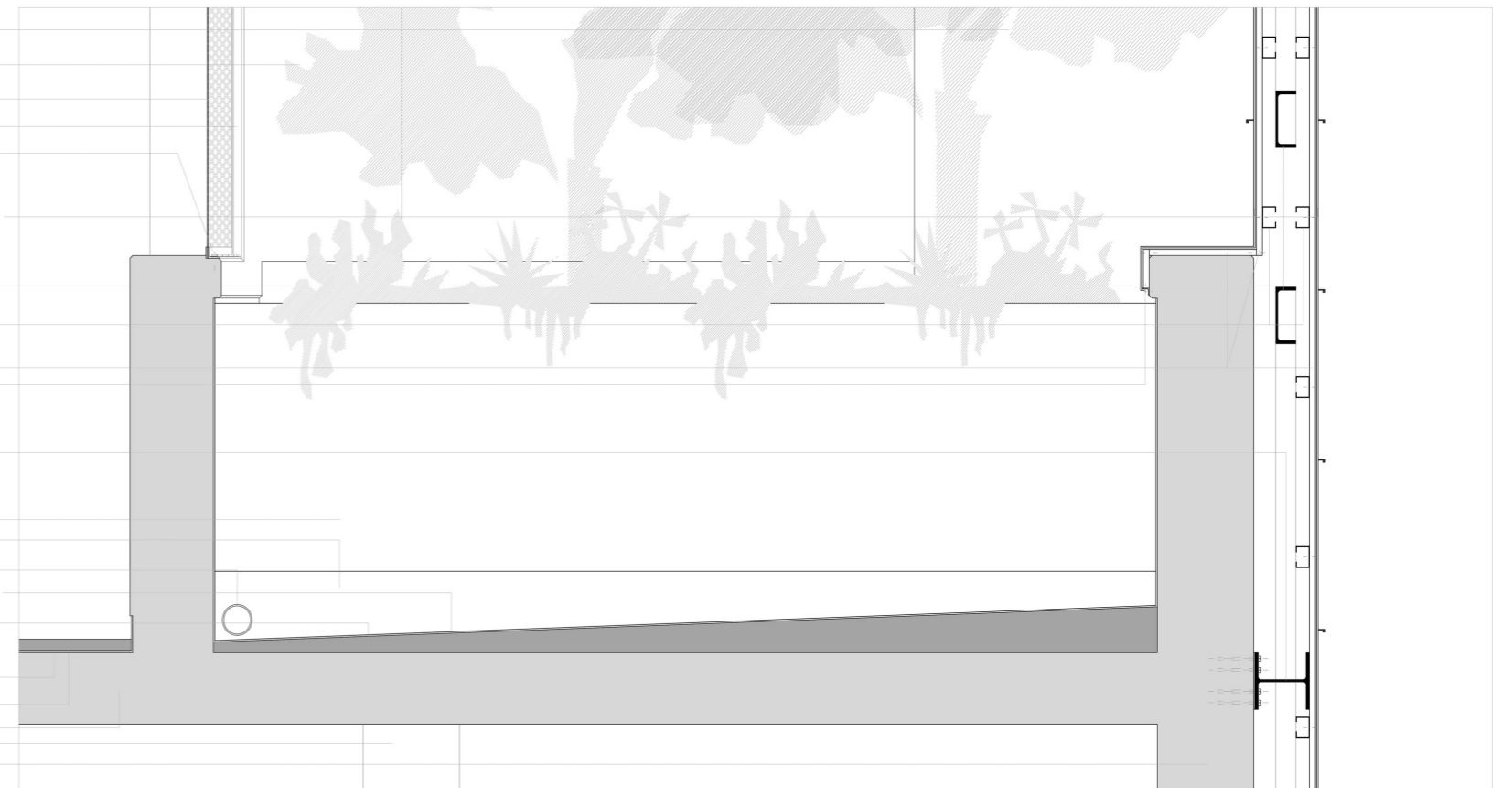
160 X 65 GALVANISED PARALLEL FLANGE CHANNEL BRACING MEMBER WELDED TO H-BEAM OFF SITE.

75 X 50 X 20 X 2 COLD FORMED LIPPED CHANNEL WELDED TO BRACING MEMBERS @600MM CENTRES

22MM MARINE PLYWOOD.

600MM SHEETS OF STANDING SEAM COPPER CLADDING WITH A BED OF 5MM FELT ATTACHED TO MARINE PLYWOOD WITH 35MM CLEATS AND SELF TAPPING SCREWS.

G. VIEWING PLATFORM DETAIL
N.T.S.



H. PLANTER AND PUBLIC ROOM CONNECTION DETAIL
N.T.S.

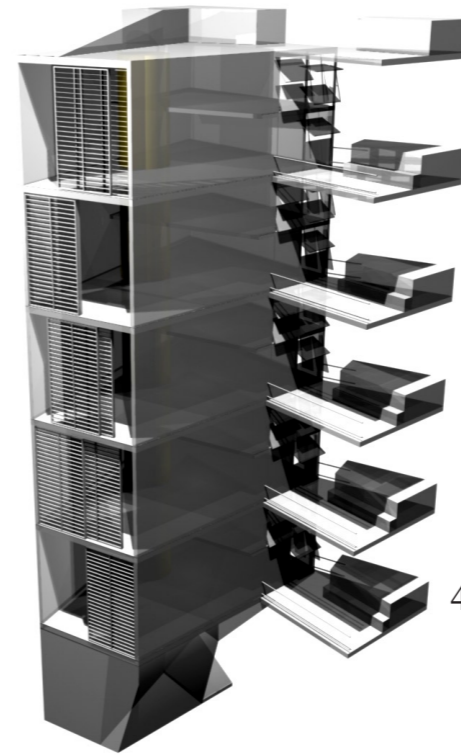
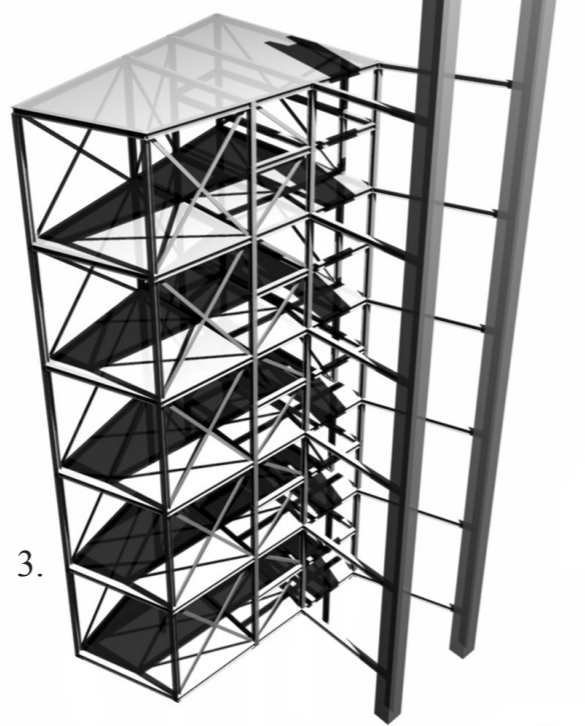
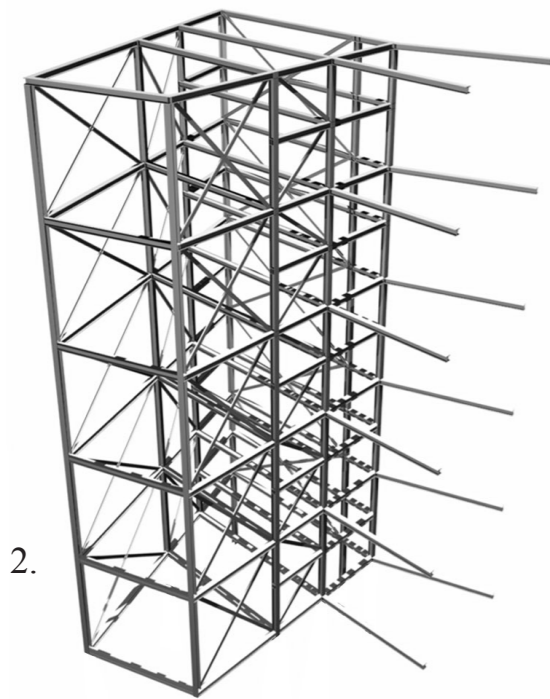


Figure 169

(1.) Illustration showing the structural members present within each unit. (2.) Illustration of the tower's structural frame. The tower is attached to the existing flat block by means of 2 x 254 x 254 x 107 H-beams. Pin joints at the columns allow for deflection of the new structure. The tower effectively 'leans' on the existing structure (3.) Concrete cast in situ floors between the H-beams provide rigidity in the horizontal plane, while the steel bracing channels do so in the other two directions. (4.) 3D rendering of completed tower showing solar control on the northern facade and eroded bottom corner. (5.) With vertical garden.

Author, 2006

3: Tower

As was mentioned previously, the tower was conceived as a linking element to unify the public spaces on the ground plain and the elevated public locales. It affords the intervention cohesion. The concept of eroding the corner of the Maroela flat block (pg 120,121) was transferred over to the bottom two storeys of the tower. The entrance into the tower sits within this corner. The rest of the tower consists of 5 double volume spaces with: These can

be used as home offices, private offices, flat extensions(studio space etc.) or private flats. A vertical garden separates the tower from Maroela flat block. These double volume exterior spaces can be used as balconies for the new private flats/offices or as circulation routes from existing flats into the new private office/flat extension. A public roof garden, accessible by means of the existing Maroela elevators, links the tower with the elevated public space.

254 x 254 x 107 parallel flange galvanised steel H-Beam & H-column framing structure members.

203 x 133 x 25 parallel flange galvanised steel I-Beams for mezzanine structure.

200 x 75 parallel flange galvanised steel channel bracing members

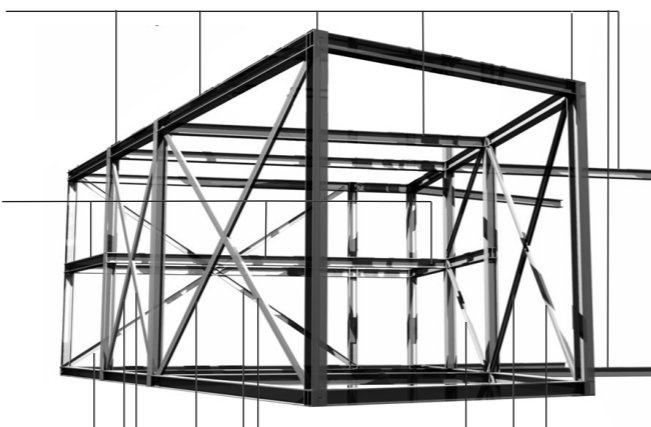


Figure 170

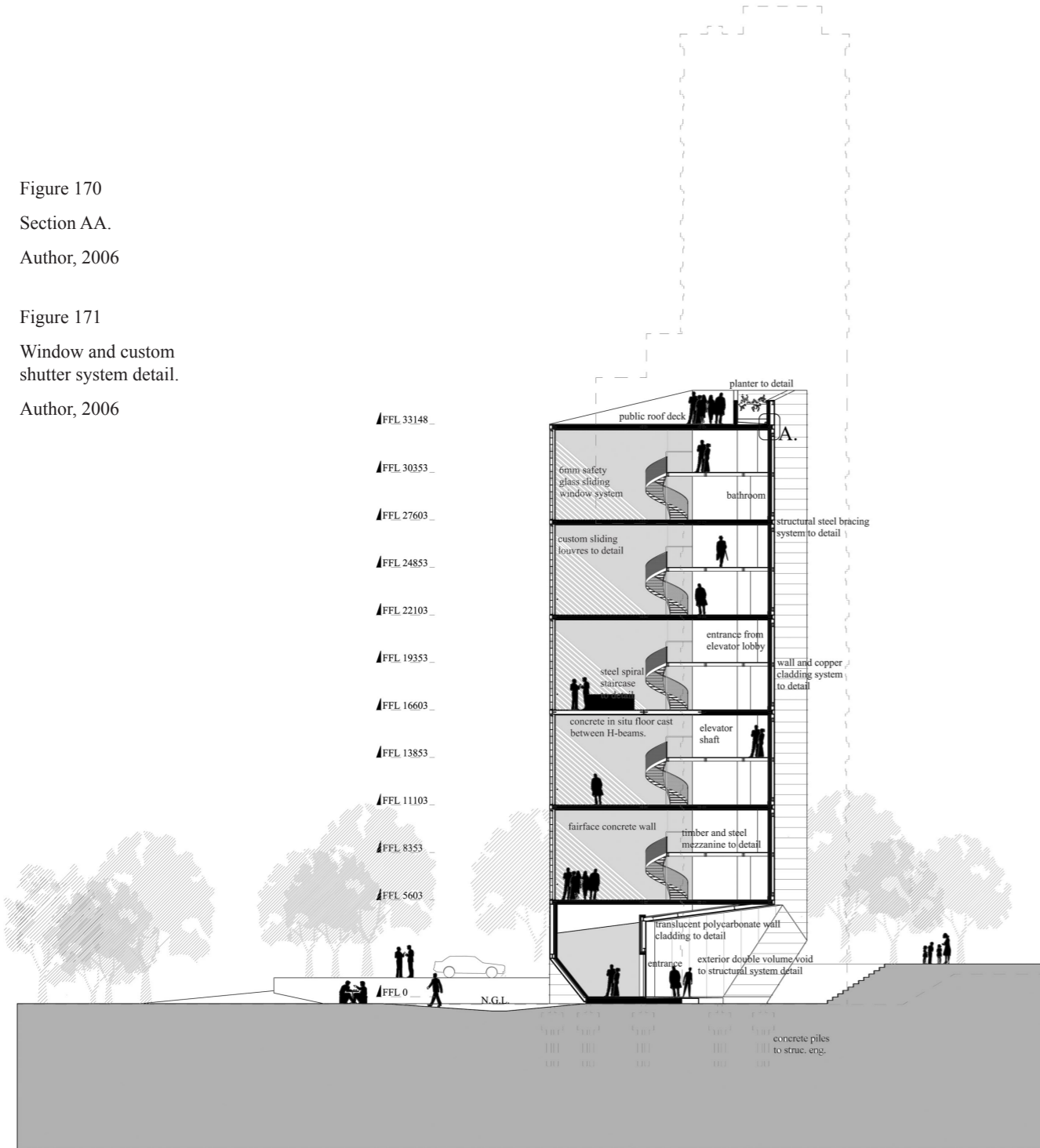
Section AA.

Author, 2006

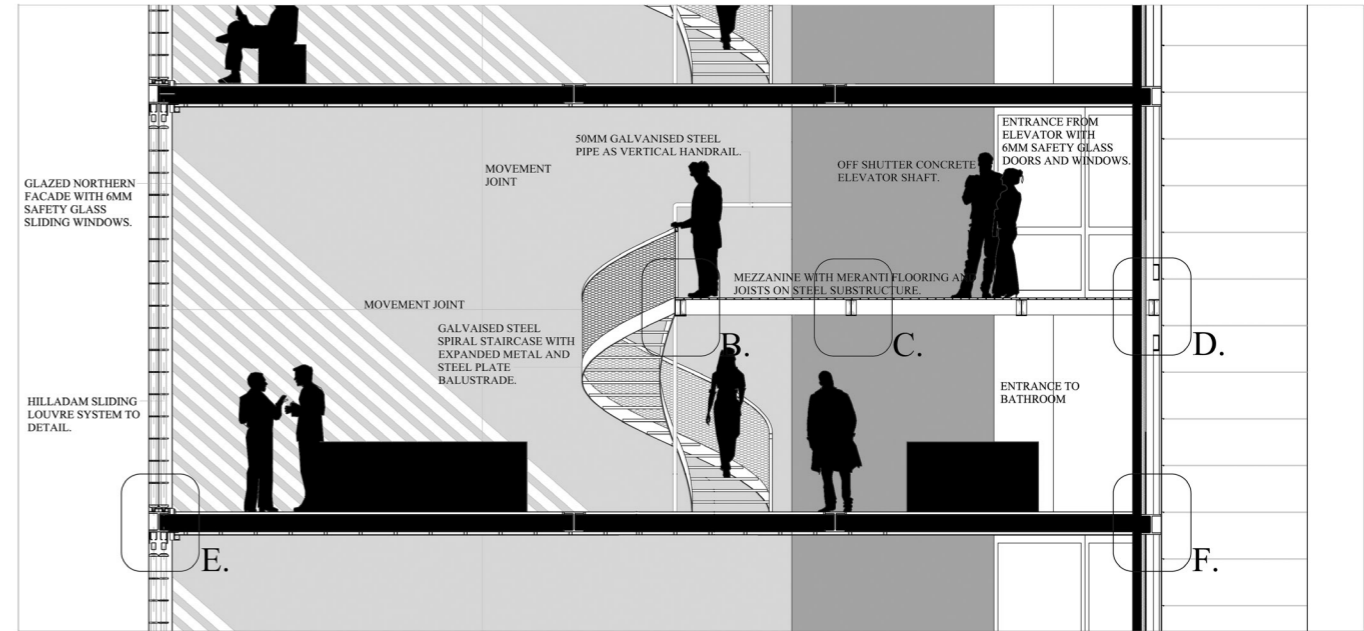
Figure 171

Window and custom shutter system detail.

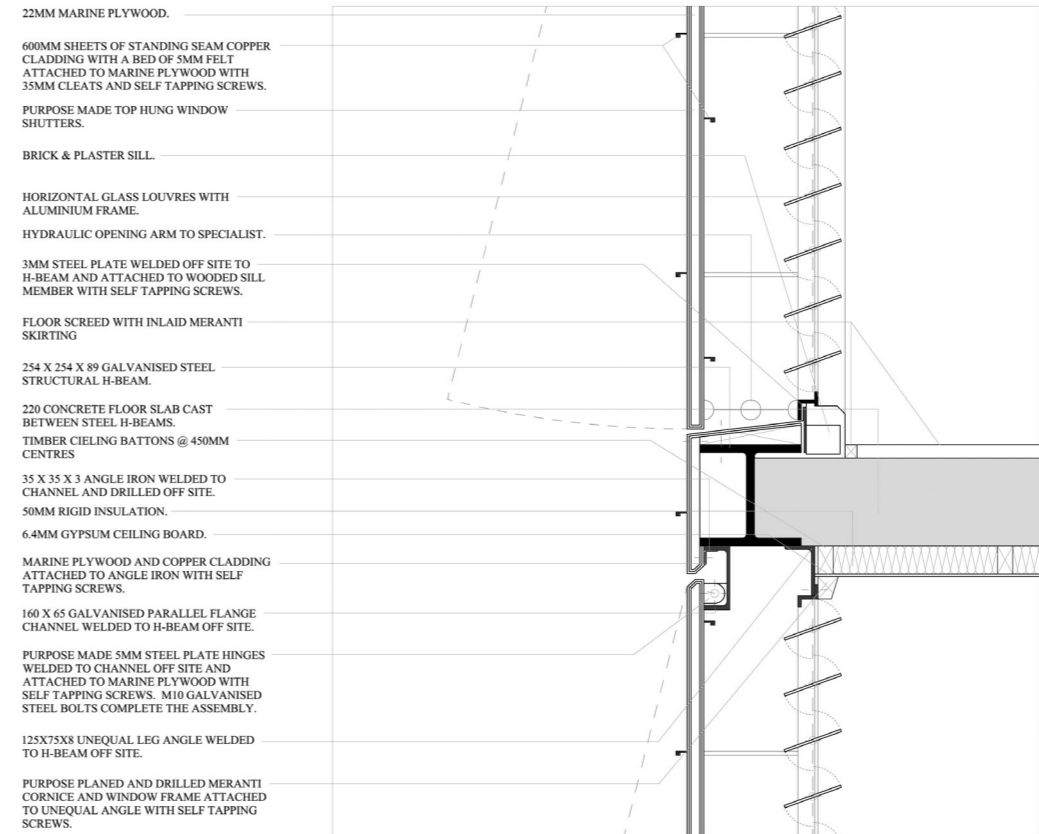
Author, 2006



SECTION AA
N.T.S.



SECTION AA
N.T.S.



WINDOW AND SHUTTER DETAIL



SECTION CC
N.T.S.

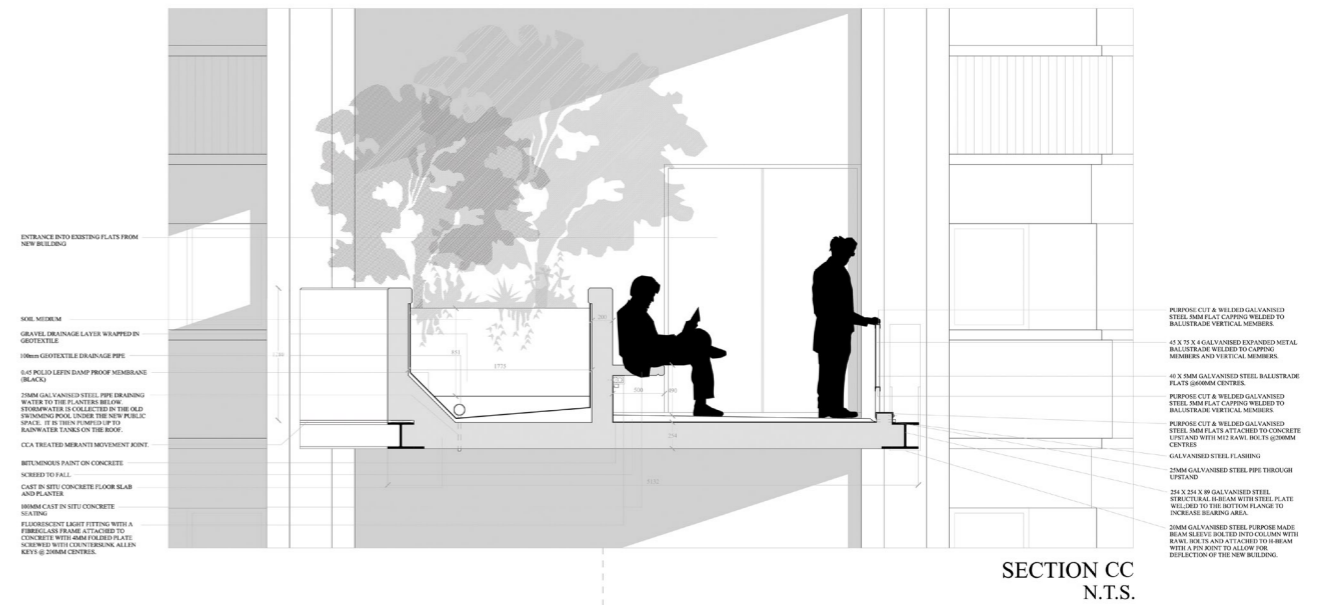


Figure 172

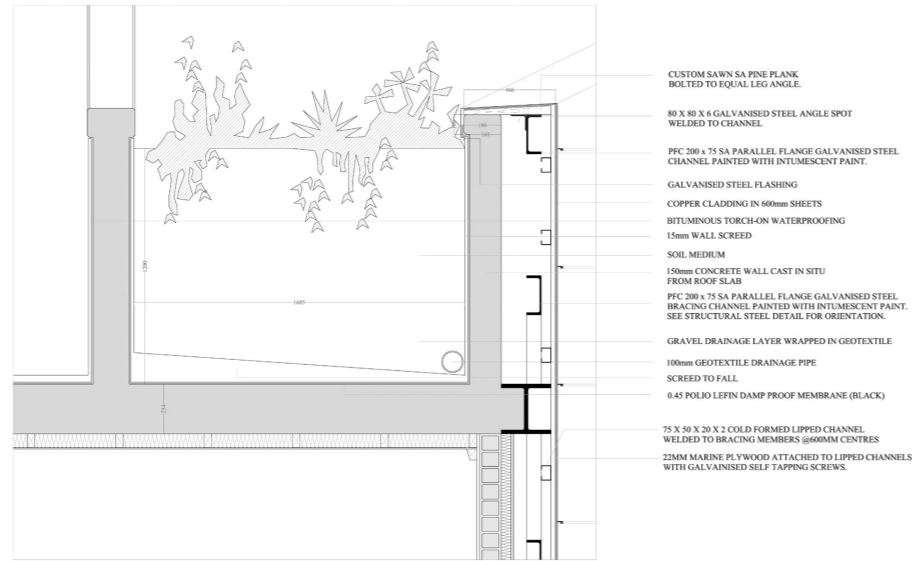
Section CC and connecting planter detail.

Author, 2006

Figure 174

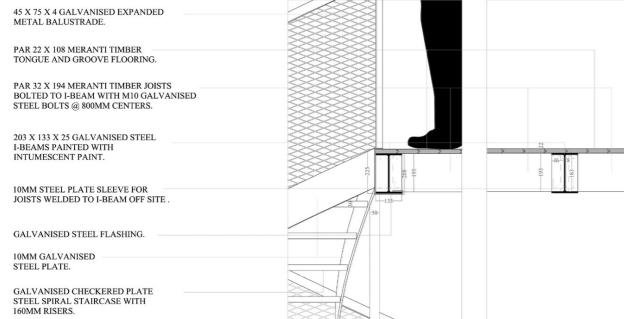
Plans of elevated public space and tower

Author, 2006

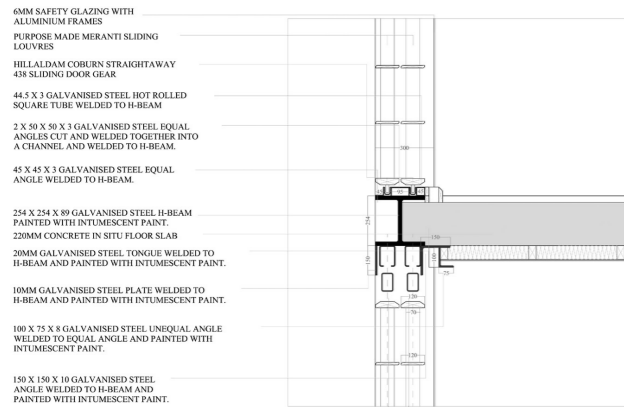


A. ROOF PLANTER AND WALL SECTION DETAIL

- CUSTOM SAWN SA PINE PLANK BOLTED TO EQUAL LEG ANGLE.
- 80 X 80 X 6 GALVANISED STEEL ANGLE SPOT WELDED TO CHANNEL
- PFC 200 x 75 SA PARALLEL FLANGE GALVANISED STEEL CHANNEL PAINTED WITH INTUMESCENT PAINT.
- GALVANISED STEEL FLASHING
- COPPER CLADDING IN 600mm SHEETS
- BITUMINOUS TORCH-ON WATERPROOFING
- 15mm WALL SCREED
- SOIL MEDIUM
- 150mm CONCRETE WALL CAST IN SITU FROM ROOF SLAB
- PFC 200 x 75 SA PARALLEL FLANGE GALVANISED STEEL BRACING CHANNEL PAINTED WITH INTUMESCENT PAINT. SEE STRUCTURAL STEEL DETAIL FOR ORIENTATION.
- GRAVEL DRAINAGE LAYER WRAPPED IN GEOTEXTILE
- 100mm GEOTEXTILE DRAINAGE PIPE
- SCREED TO FALL
- 0.45 POLIO LEFN DAMP PROOF MEMBRANE (BLACK)
- 75 X 50 X 20 X 2 COLD FORMED LIPPED CHANNEL WELDED TO BRACING MEMBERS @600MM CENTRES
- 22MM MARINE PLYWOOD ATTACHED TO LIPPED CHANNELS WITH GALVANISED SELF TAPPING SCREWS.

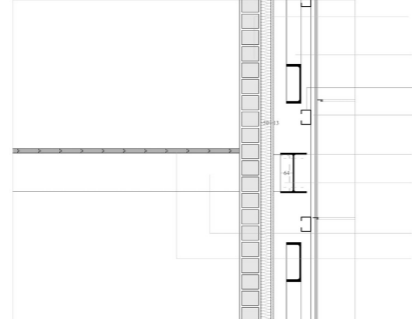


B.& C. MEZZANINE DETAIL

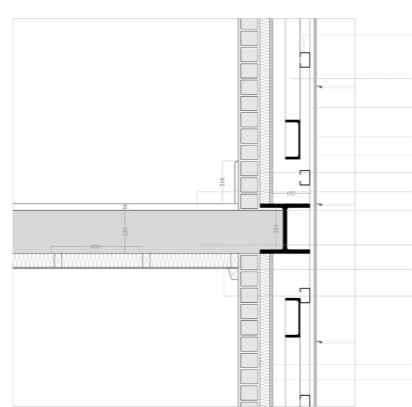


E. SLIDING LOUVRE DETAIL

- 45 X 75 X 4 GALVANISED EXPANDED METAL BALUSTRADE.
- PAR 22 X 108 MERANTI TIMBER TONGUE AND GROOVE FLOORING.
- PAR 32 X 194 MERANTI TIMBER JOISTS BOLTED TO I-BEAM WITH M10 GALVANISED STEEL BOLTS @ 800MM CENTRES.
- 203 X 133 X 25 GALVANISED STEEL I-BEAMS PAINTED WITH INTUMESCENT PAINT.
- 10MM STEEL PLATE SLEEVE FOR JOISTS WELDED TO I-BEAM OFF SITE.
- GALVANISED STEEL FLASHING.
- 10MM GALVANISED STEEL PLATE.
- GALVANISED CHECKERED PLATE STEEL SPIRAL STAIRCASE WITH 160MM RISERS.
- 6MM SAFETY GLAZING WITH ALUMINIUM FRAMES
- PURPOSE MADE MERANTI SLIDING LOUVRES
- HILLALDAM COBURN STRAIGHTAWAY 438 SLIDING DOOR GEAR
- 44.5 X 3 GALVANISED STEEL HOT ROLLED SQUARE TUBE WELDED TO H-BEAM
- 2 X 50 X 50 X 3 GALVANISED STEEL EQUAL ANGLES CUT AND WELDED TOGETHER INTO A CHANNEL AND WELDED TO H-BEAM.
- 45 X 45 X 3 GALVANISED STEEL EQUAL ANGLE WELDED TO H-BEAM.
- 254 X 254 X 89 GALVANISED STEEL H-BEAM PAINTED WITH INTUMESCENT PAINT.
- 220MM CONCRETE IN SITU FLOOR SLAB
- 20MM GALVANISED STEEL TONGUE WELDED TO H-BEAM AND PAINTED WITH INTUMESCENT PAINT.
- 10MM GALVANISED STEEL PLATE WELDED TO H-BEAM AND PAINTED WITH INTUMESCENT PAINT.
- 100 X 75 X 8 GALVANISED STEEL UNEQUAL ANGLE WELDED TO EQUAL ANGLE AND PAINTED WITH INTUMESCENT PAINT.
- 150 X 150 X 10 GALVANISED STEEL ANGLE WELDED TO H-BEAM AND PAINTED WITH INTUMESCENT PAINT.
- HILLALDAM COBURN STRAIGHTAWAY 438 SLIDING DOOR GEAR



D. MEZZANINE AND WALL SECTION DETAIL



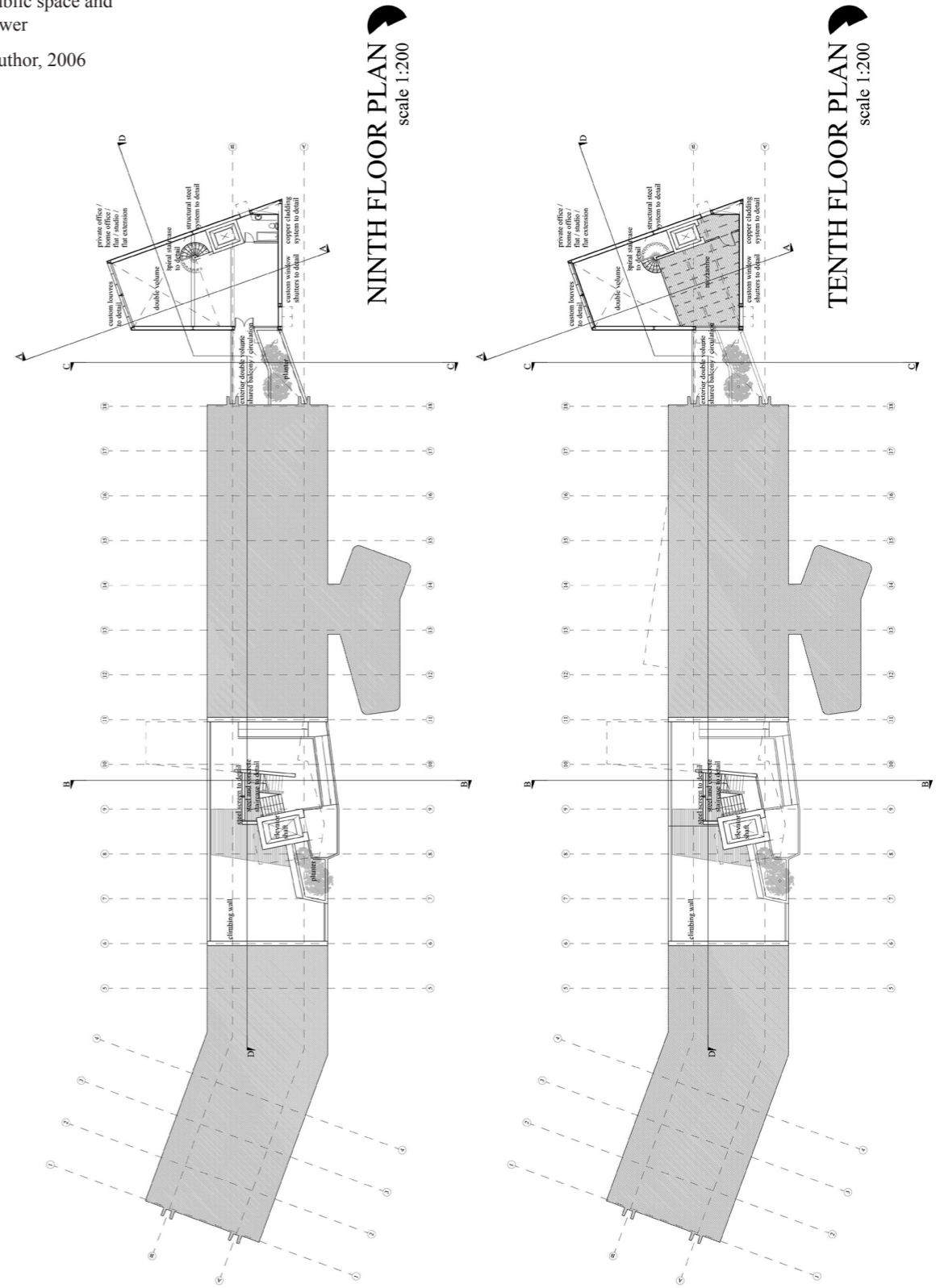
F. COPPER CLADDING AND WALL SECTION DETAIL

- BRICK AND PLASTER WALL
- PFC 200 x 75 SA PARALLEL FLANGE GALVANISED STEEL BRACING CHANNEL PAINTED WITH INTUMESCENT PAINT. SEE STRUCTURAL STEEL DETAIL FOR ORIENTATION.
- 75 X 50 X 20 X 2 COLD FORMED LIPPED CHANNEL WELDED TO BRACING MEMBERS @600MM CENTRES
- 22MM MARINE PLYWOOD ATTACHED TO LIPPED CHANNELS WITH GALVANISED SELF TAPPING SCREWS.
- 203 X 133 X 25 GALVANISED I-BEAM BOLTED TO H-COLUMNS AND BRACING STRUCTURE. SEE STRUCTURAL STEEL DETAIL FOR ORIENTATION.
- 2 X 5mm STEEL PLATES AS SLEEVES FOR MEZZANINE JOISTS WELDED AT THE FRONT TO I-BEAM AND BOLTED WITH ANGLE IRON AT THE BACK
- 44 X 196 MERANTI JOISTS AT 750mm CENTRES WITH 5mm CUTAWAY TO FIT UNDER I-BEAM FLANGE
- 22 X 108 MERANTI TONGUE AND GROOVE FLOOR PLANKS
- 75 X 50 X 20 X 2 COLD FORMED LIPPED CHANNEL WELDED TO BRACING MEMBERS @600MM CENTRES
- PFC 200 x 75 SA PARALLEL FLANGE GALVANISED STEEL BRACING CHANNEL PAINTED WITH INTUMESCENT PAINT. SEE STRUCTURAL STEEL DETAIL FOR ORIENTATION.
- 22MM MARINE PLYWOOD ATTACHED TO LIPPED CHANNELS WITH GALVANISED SELF TAPPING SCREWS.
- 5mm FELT ATTACHED TO MARINE PLYWOOD
- COPPER CLADDING IN 600mm SHEETS
- 18 X 218 MERANTI SKIRTING
- 35mm GRANO
- 254 X 254 X 89 GALVANISED STEEL H-BEAM PAINTED WITH INTUMESCENT PAINT
- 220mm CONCRETE SLAB CAST IN SITU BETWEEN H-BEAMS
- BRICK AND PLASTER WALL
- 6.4 GYPSUM CEILING BOARD FIXED TO 38 X 38 SA PINE BATONS AT 400mm CENTRES
- 12.5mm CEMENT FIBRE BOARD
- 50mm RIGID INSULATION

Figure 173

Facade section details of tower block.

Author, 2006



NINTH FLOOR PLAN scale 1:200

TENTH FLOOR PLAN scale 1:200

Figure 175

Plans of elevated public space and tower

Author, 2006

Figure 176

Plans of elevated public space and tower

Author, 2006

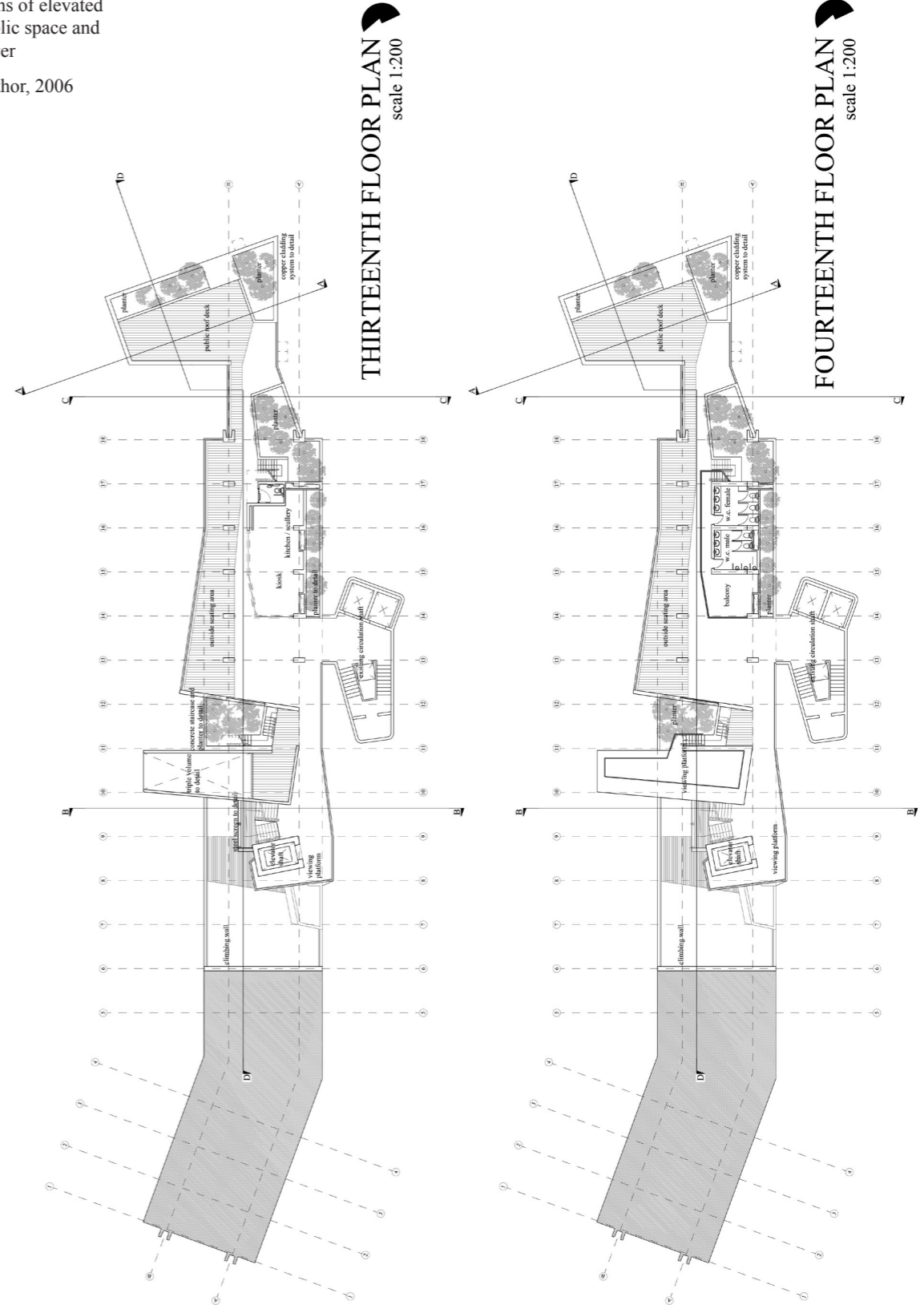
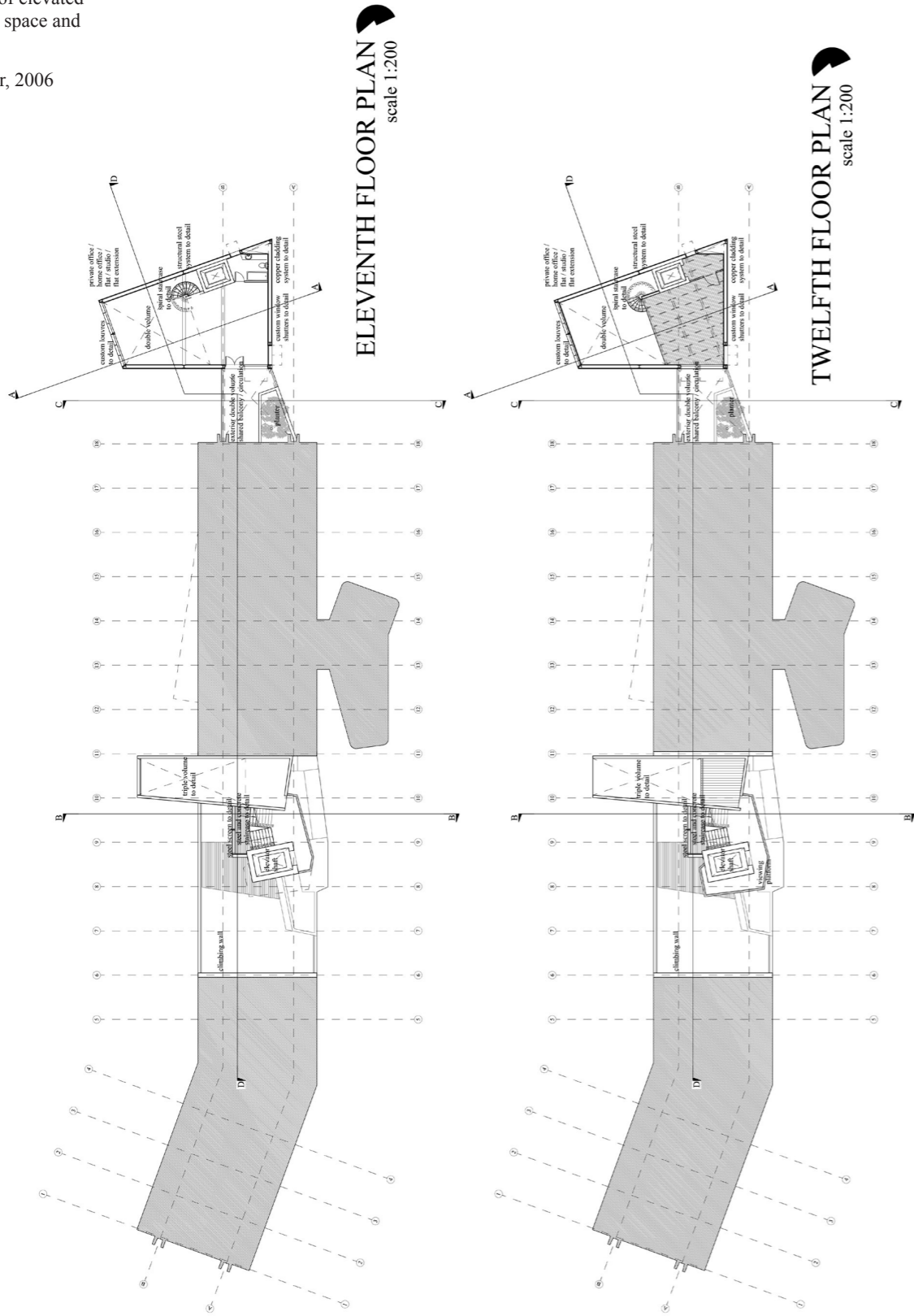


Fig. 177

Digital Collage of tower and elevated public space in Maroela flat block.

Author, 2006

