

How the building will be perceived by motorists became an important design generator. Similar to billboards, the building will have to make an impact in a very short time. The form and elements aim to confuse and unsettle motorists, exactly the opposite of advertisements on billboards which are designed to be easily understood.

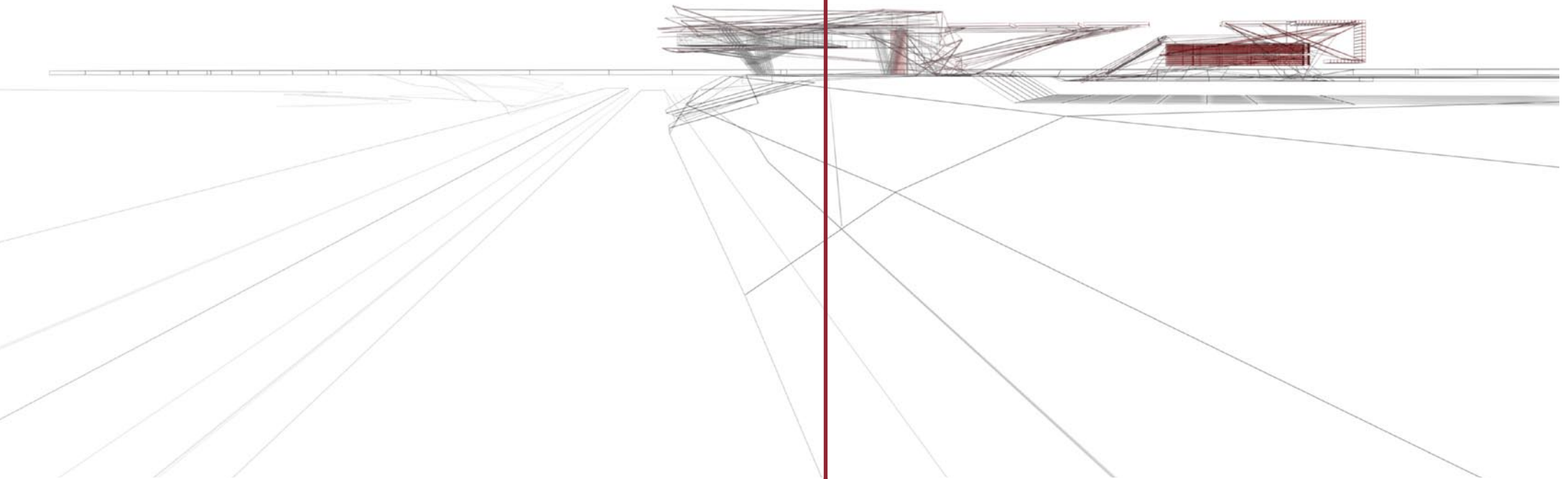
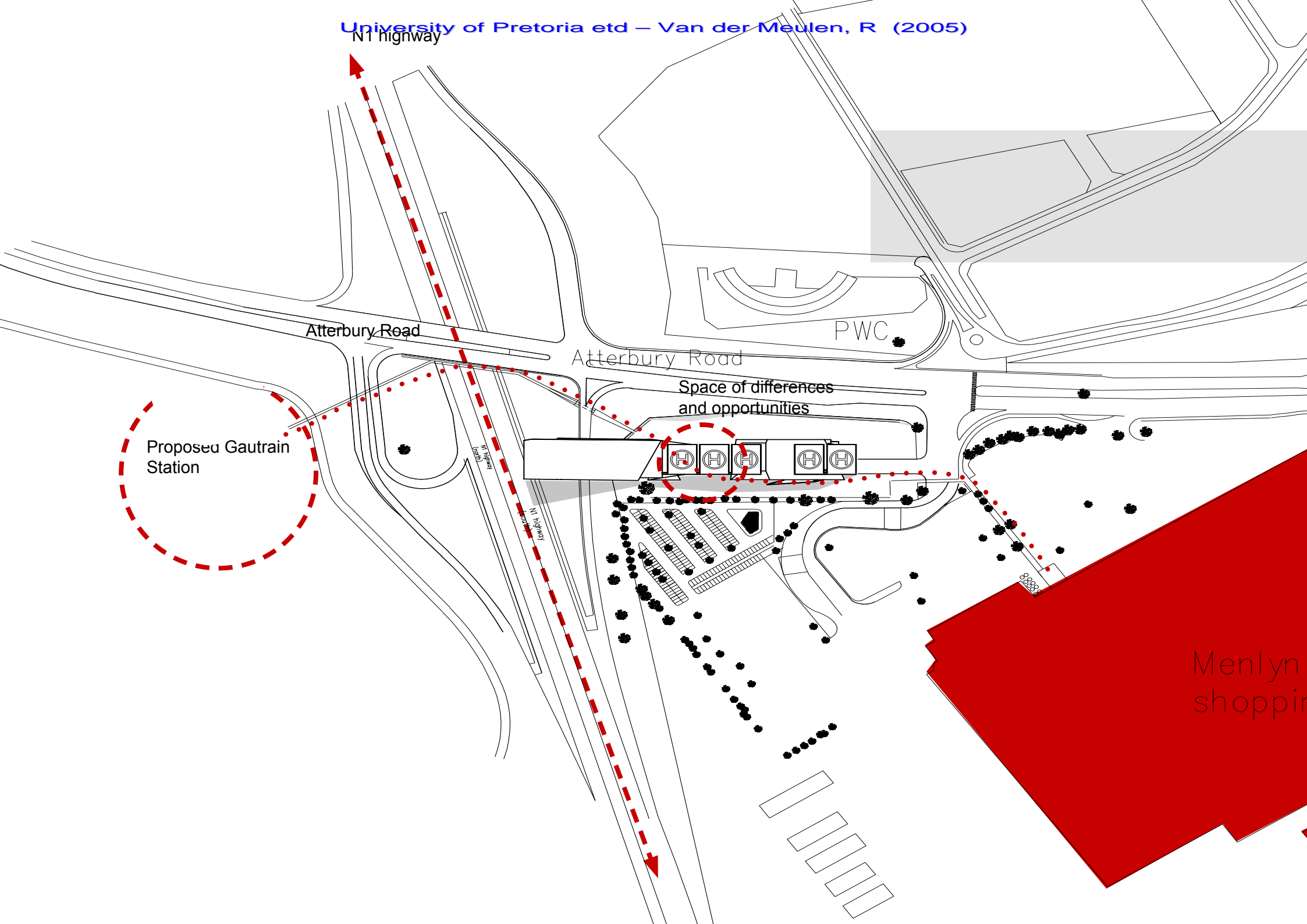
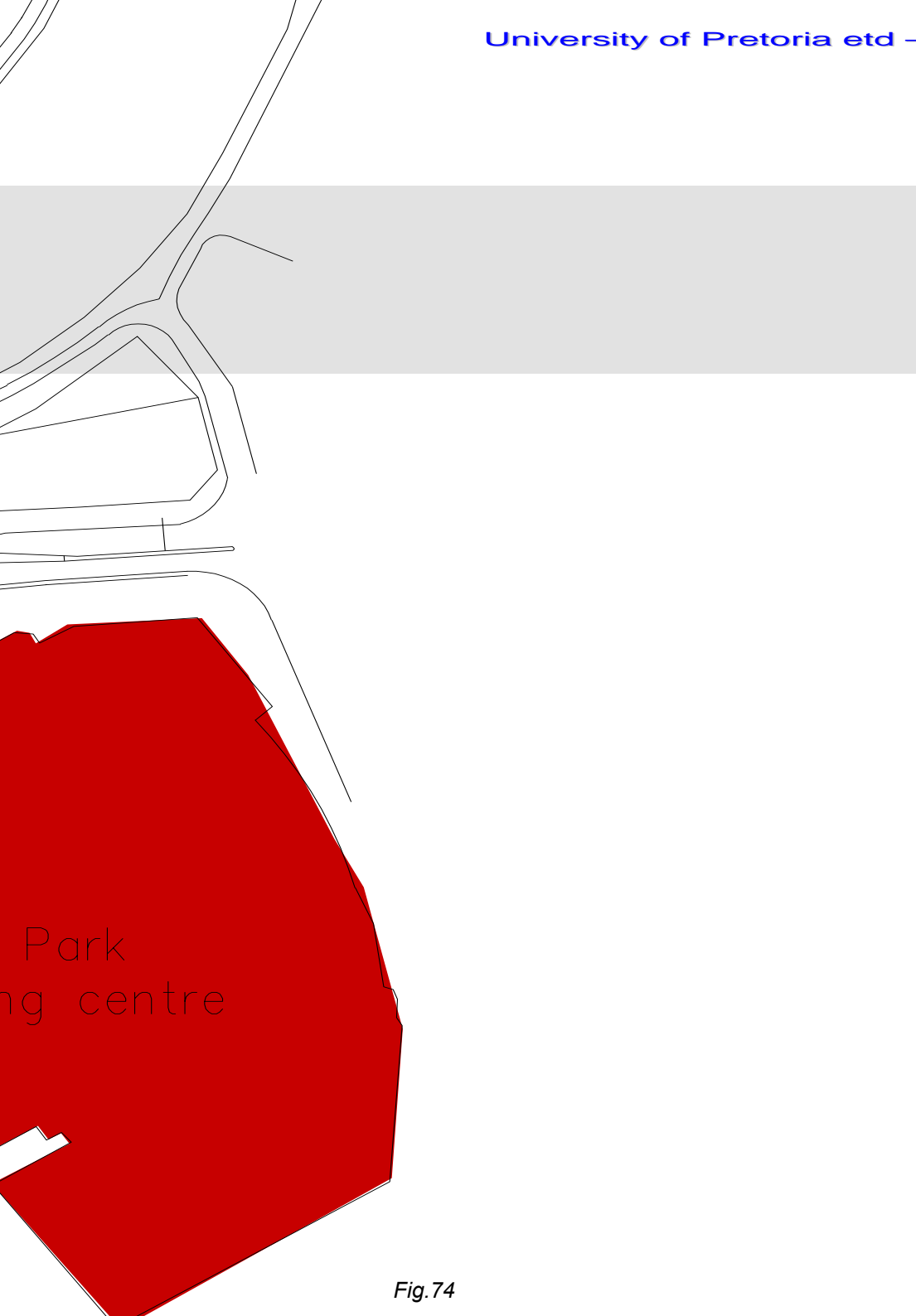


Fig.73





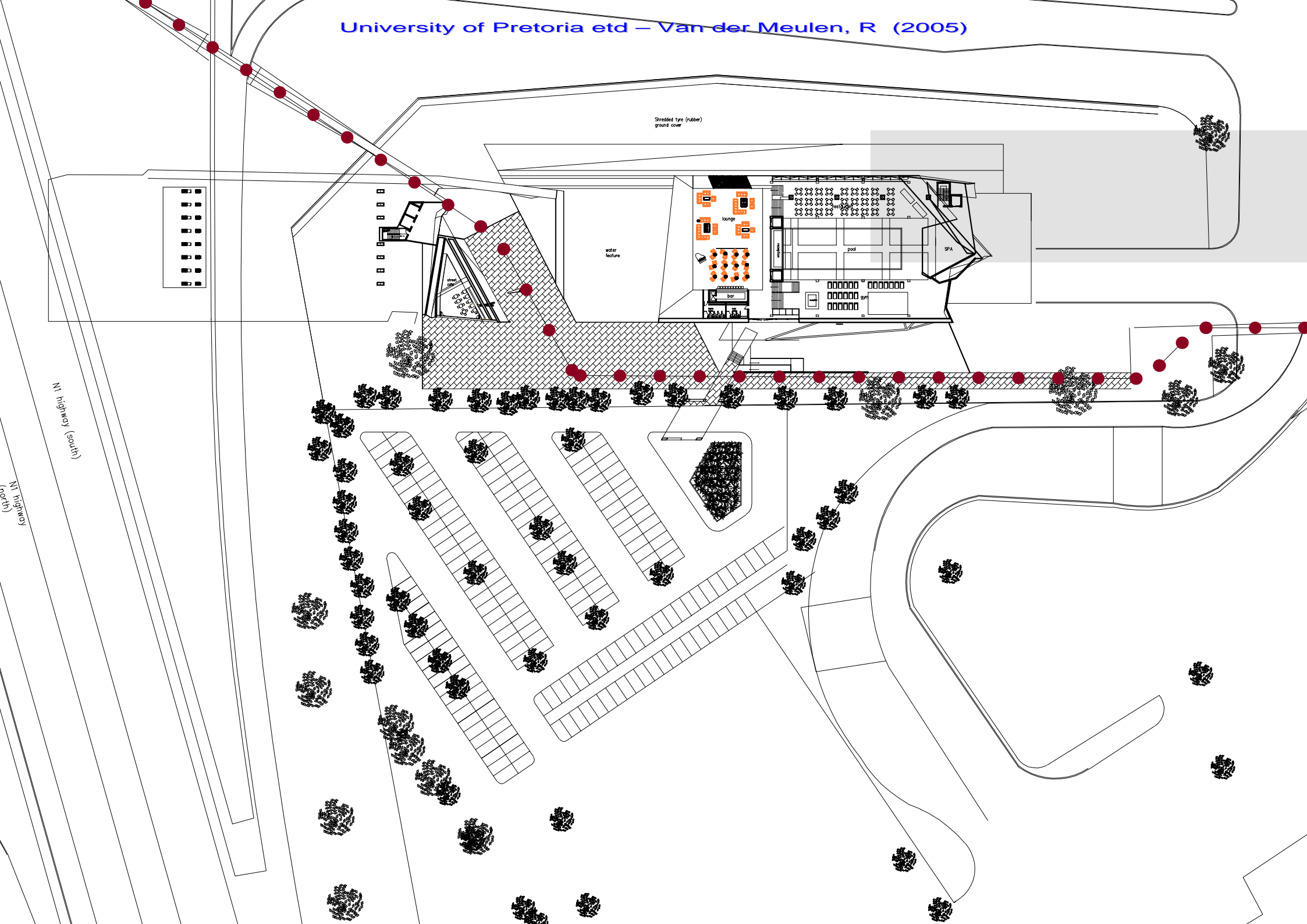
Pedestrians

The building is positioned almost midway between Menlyn Park and the new Gautrain railway station. Originally the designed called for pedestrians to walk straight past the building, and cross the highway via a new pedestrian bridge. This line of thinking was questioned when it was decided that two buildings would serve the program better. Pedestrians will now move through the split between the buildings and reach the other side via a series of tunnels and the existing Atterburry road bridge.

Fig 74: Location plan & pedestrian movement

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Fig.74



Shredded tyre (rubber)
ground cover

water
feature

lounge

pool

gym

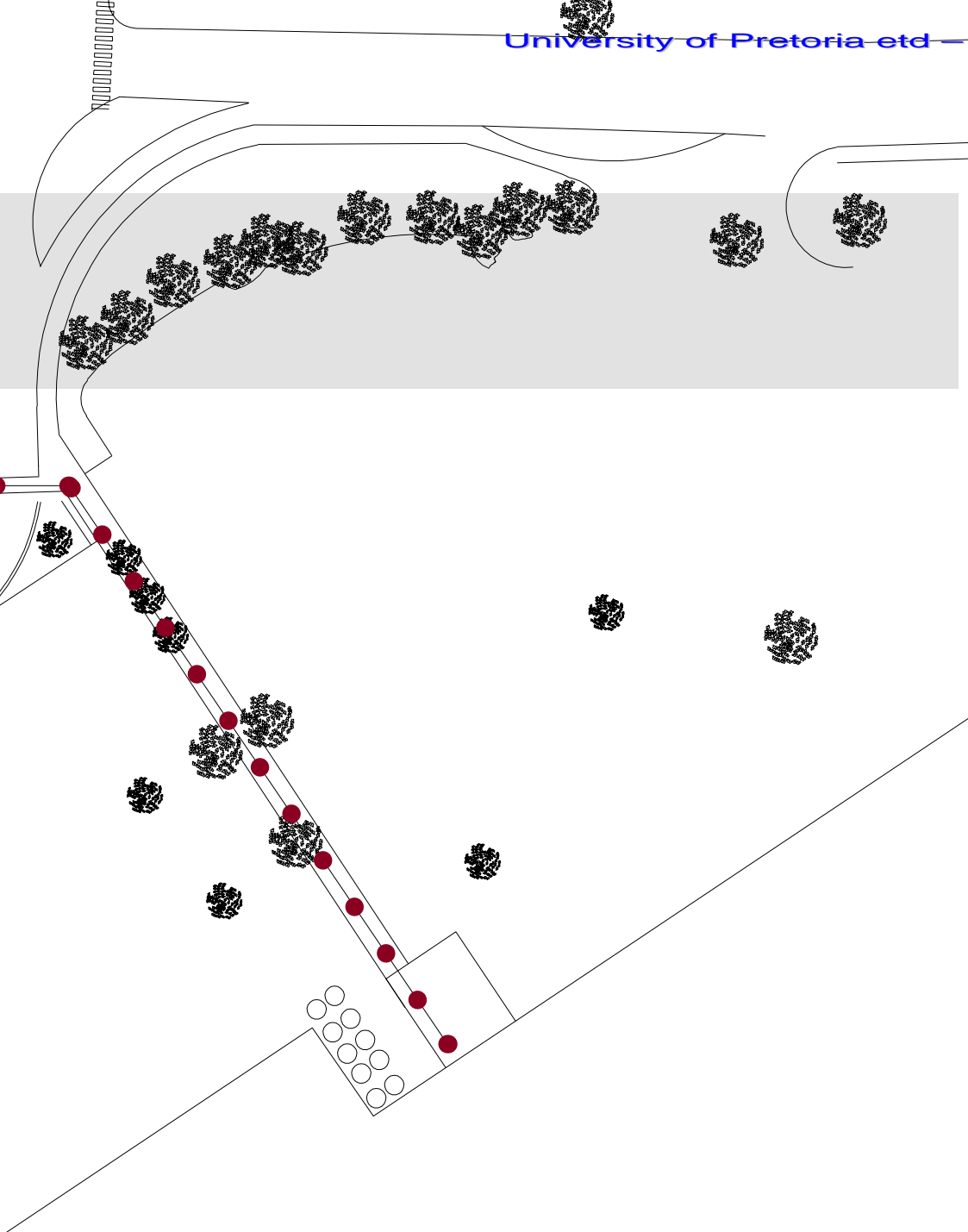
SPA

bar

street
light

N1 highway
(south)

N1 highway
(north)



Space of differences & opportunity
As different users with different agendas move through this space, the space will become a space of “differences and opportunities”. What it means is that individuals with different lifestyles, who would not normally mix, have the opportunity to meet and get to know each other. It might be optimistic given that this space only have a coffee shop and a pond, but you never know.

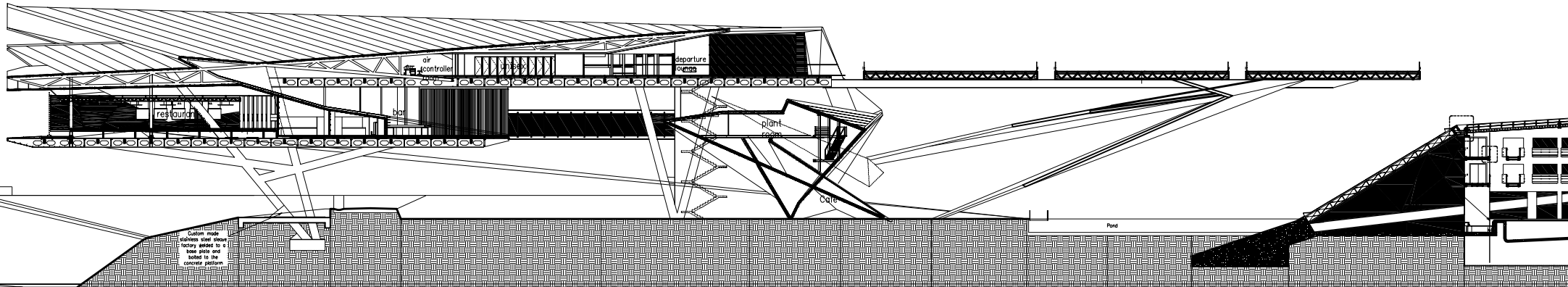
Fig 75: Pedestrian movement through the site.

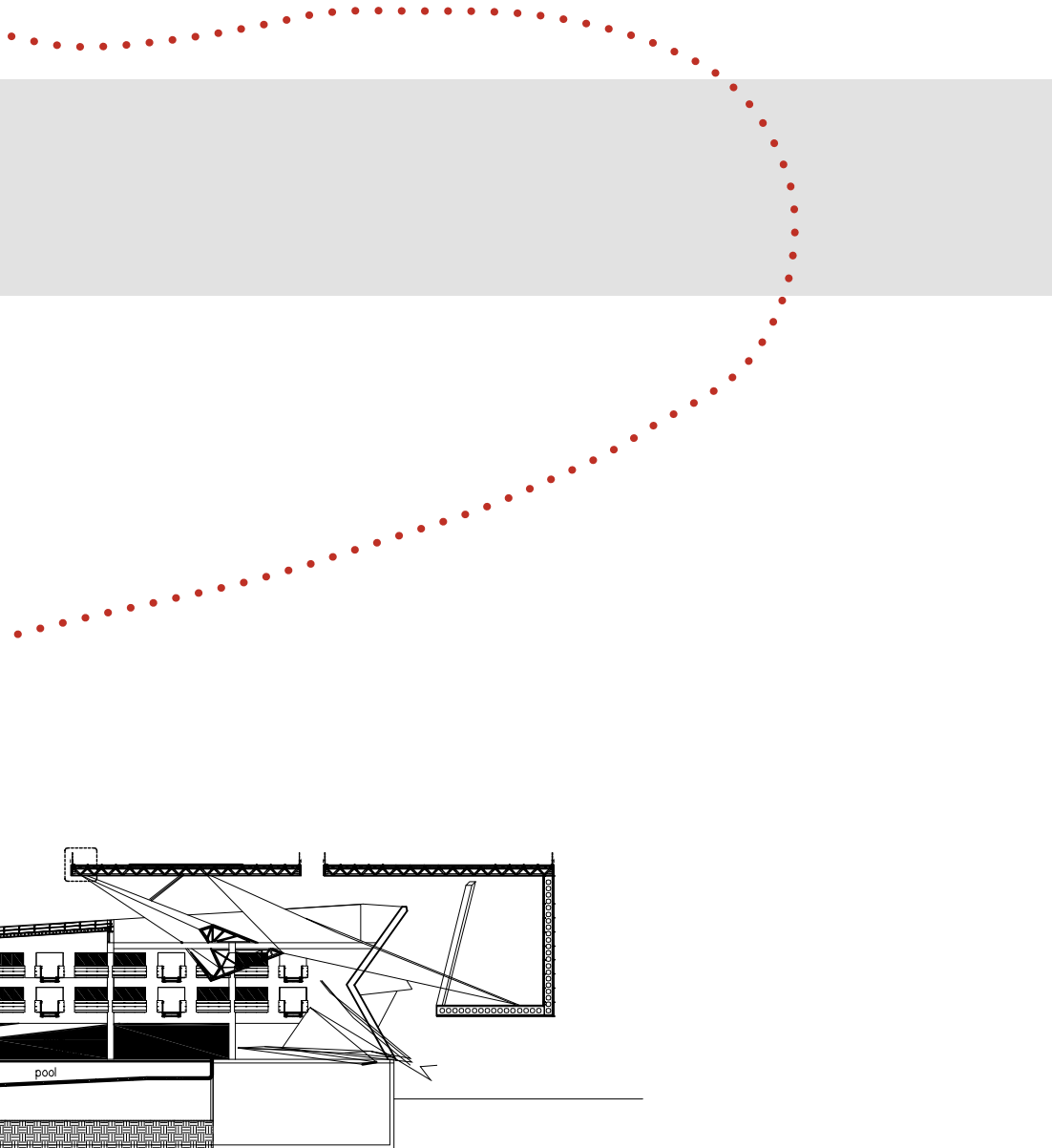
Fig.75

~~DESIGN DEVELOPMENT~~



Fig.76





Section A-A

Fig.77

The taller buildings in the immediate vicinity dictated that the helipads had to be above natural ground level (Helicopters have a 1:8 approach angle). It was decided to place the departure lounge and related functions on the same level as the helipads for the various reasons including:

- < It will speed up the boarding process.
- < Passengers and other visitors can become part of the 'helicopter experience'.
- < The views get better the higher you go.

As the air passenger and the business user will often be the same person, the business center was also placed on this level. The smell of food and noise generated by the restaurant and bar patrons were negated by placing these functions on a separate level away from the departure lounge and business center. The departure lounge is on the eastern side of the building to offer visitors views of the helipads, while the restaurant is on the western side to offer patrons views of the highway

Fig 76: An early free hand sketch: exploring the sectional relationships of spaces in the heliport building.

Fig 77: Section: Public space is elevated above ground level on the heliport side, while public space in the hotel building remains on and below ground level, with the private space above.

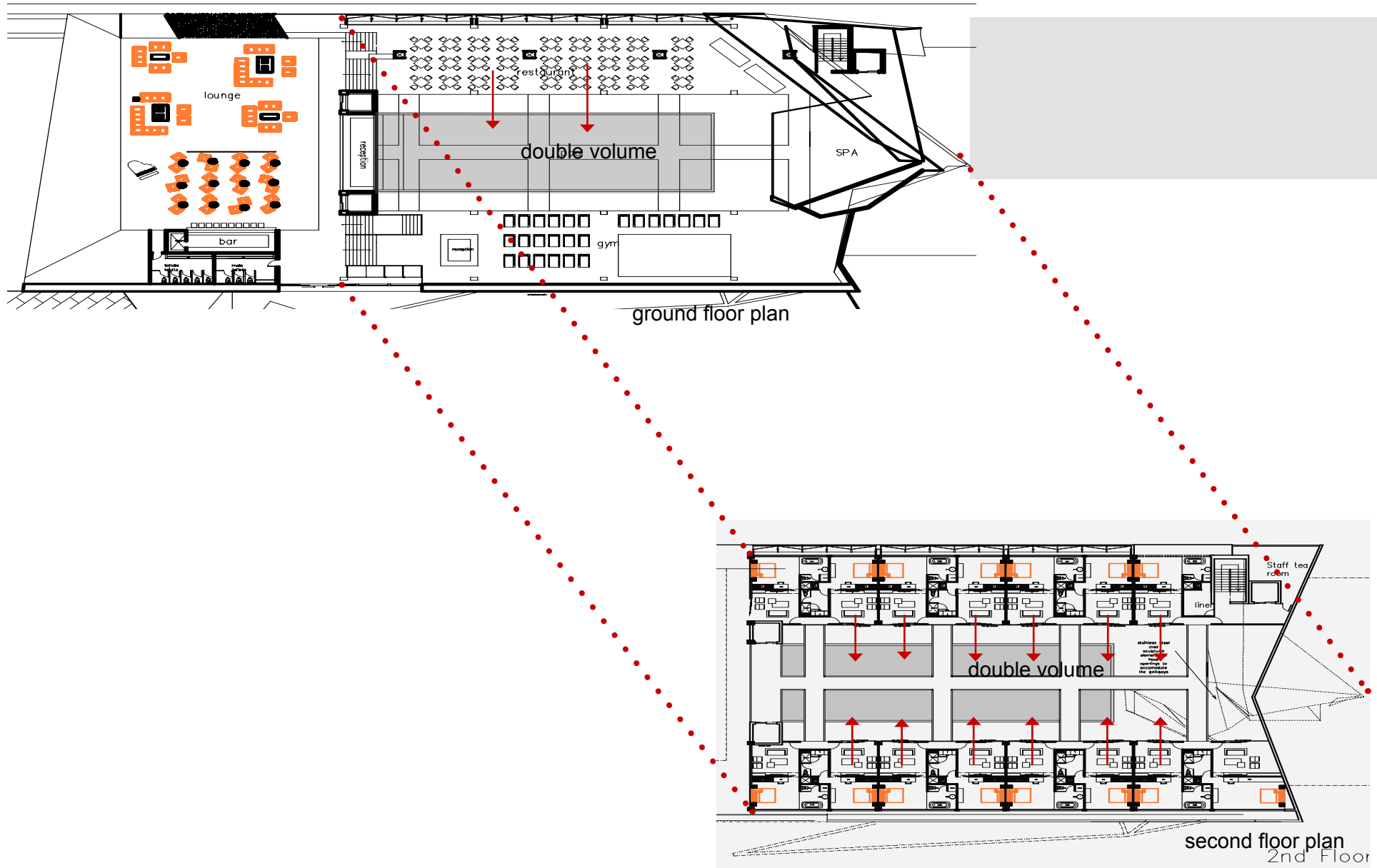


Fig.78

The hotel building.

The indoor swimming pool became the main feature of the hotel building, with public and private space living onto the pool area. This was achieved by creating a triple volume space above the pool, and by placing circulation between hotel rooms above the pool, away from the hotel rooms. In contrast to the exterior design of the building, the interior is geometric and symmetrical. A sculptural steel element behind the pool on the eastern side, is framed by the lift shafts in the foyer.

Fig 78: Exploded view of the hotel, explaining the triple volume space above the foyer and swimming pool.

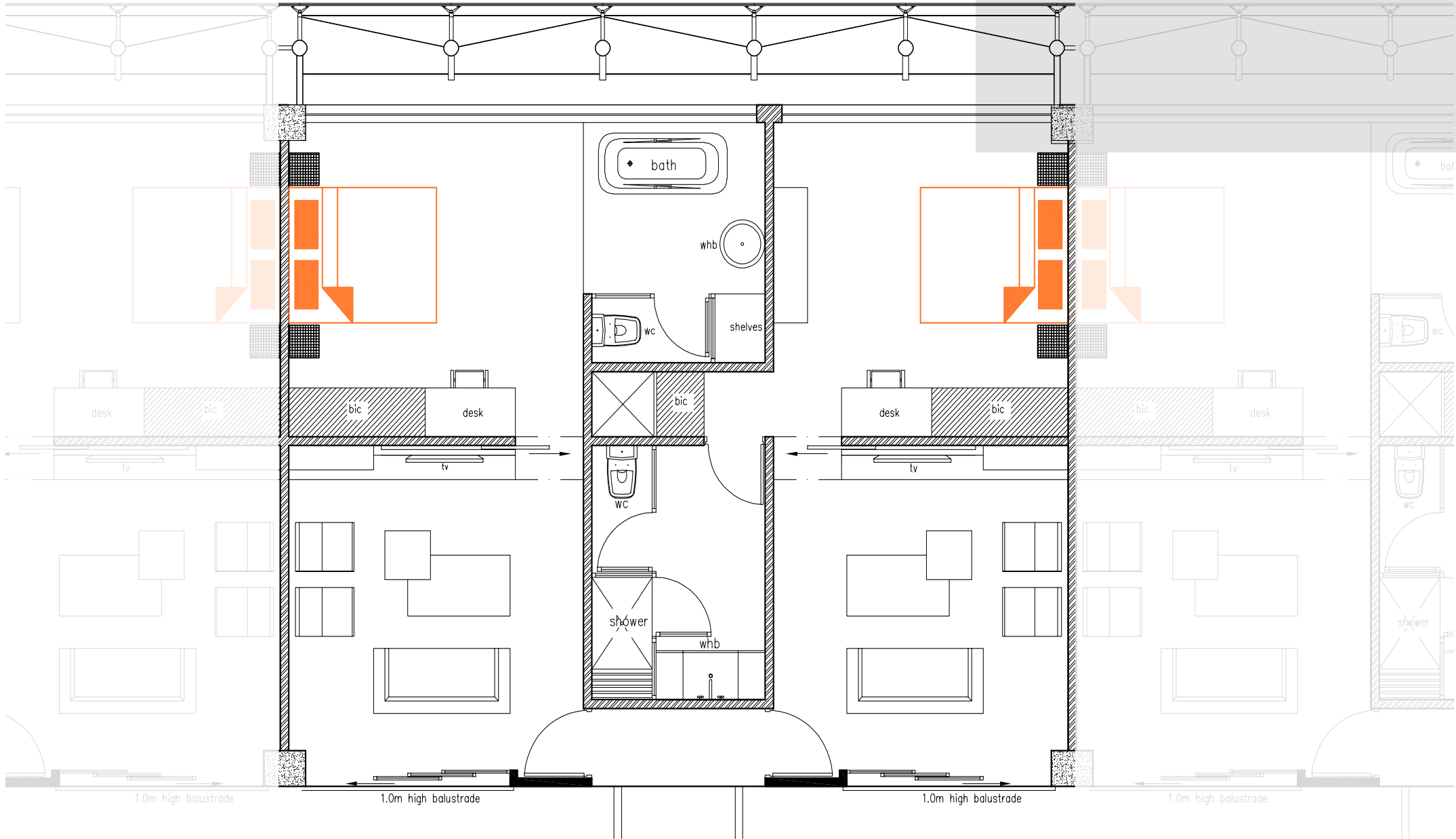


Fig.79

Hotel rooms

All hotel rooms have lounge areas with sliding doors that open inwards, into the triple volume space. This was achieved by placing the circulation away from the rooms. The typical “hotel claustrophobia “ is hopefully cured by this solution.

Privacy is achieved by using a high tech glass that changes transparency when an electric current is sent trough the glass. Floor to ceiling glazing offer views to the outside, and a double facade minimize solar gain and noise.

Fig 79: Detail plan of the hotel rooms.

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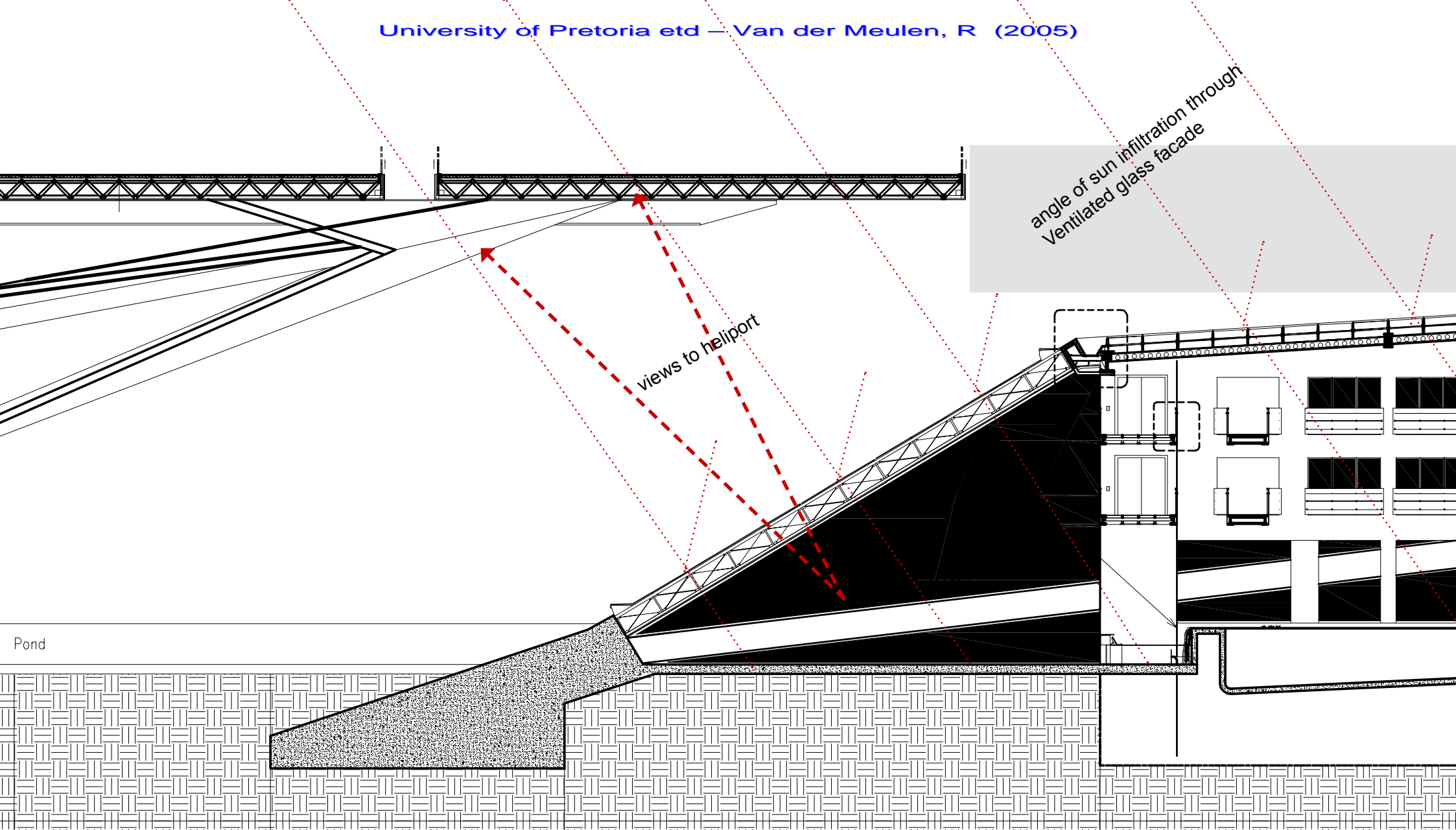




Fig. 80

Sunlight

Visitors to the hotel can view incoming helicopters through a triple volume sloped window in the hotel foyer. Natural light also enter through this window, and the helipads above block out direct sunlight. A skylight above the swimming pool allow filtered sunlight to enter deep into the interior of the hotel, including rooms on the south side of the building.

Fig 80: East west section explaining the penetration of sun light into the hotel foyer.

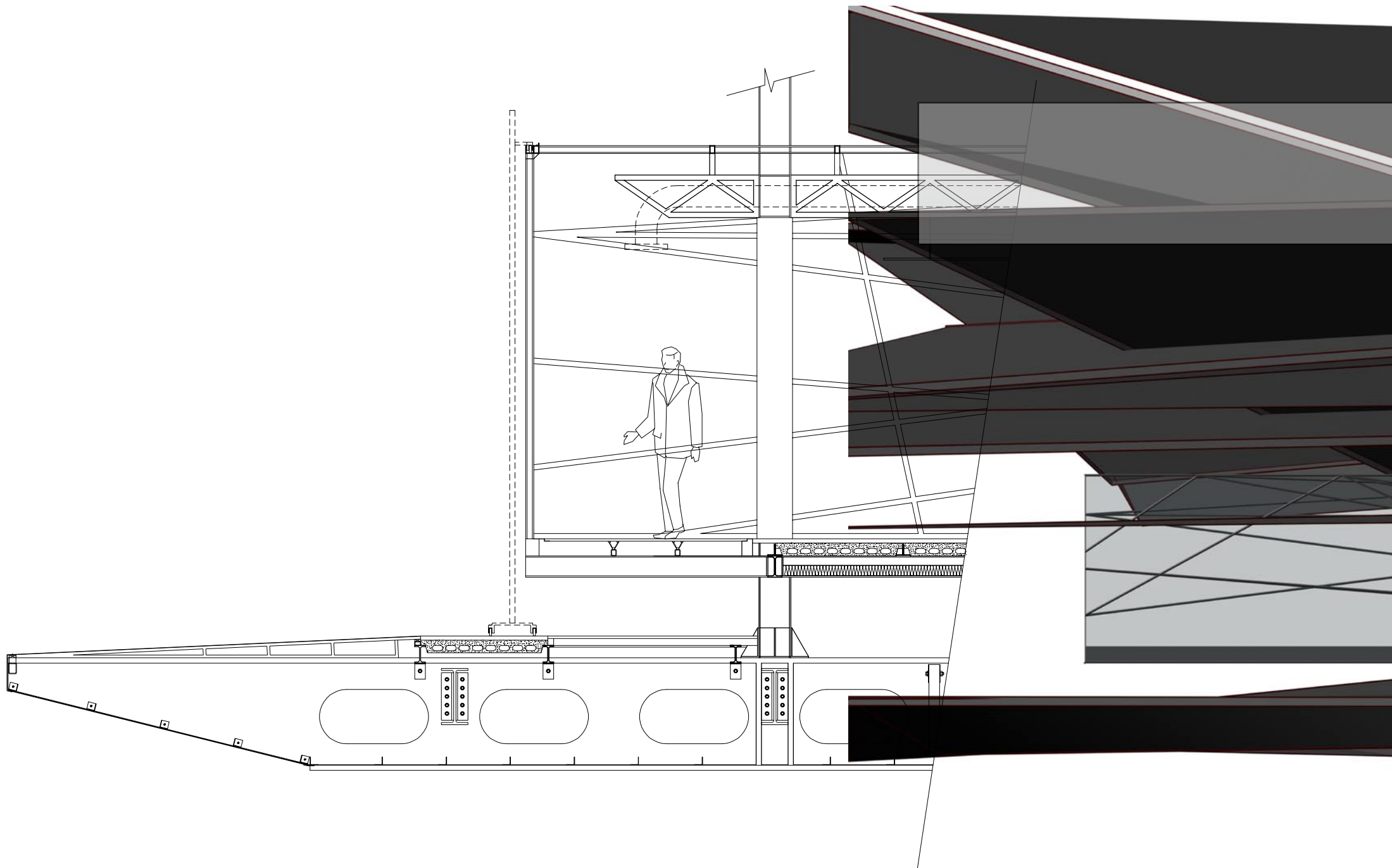


Fig.81