

Costa do Ipê Parque Shopping



Abstract

An “anti-shopping” multi-function space with a dynamic open and flexible layout that inverts the rules of shopping malls by replacing corridors by gardens and spreading small buildings in a green park. With open plans and real public spaces, low-cost construction and low environmental impact, it gives nature and people the main role. The deep interdependency between architecture, landscape and urban planning creates a synergy between all its human, constructive, natural and economic components.

Description

The project, instead of delivering a finite product, provides a “structure for life”, with its many meanings: it is a simple, repetitive, industrial concrete structure, on which all kinds of lives (human, natural, commercial and architectural) can develop, but it is also a skeleton supporting the different organs of a complete ecosystem, and it is meant to live several lives, transforming itself to adapt to new uses (shops, offices or even housing).

It also bets on offering space, relaxing time, facilities, experiences, and even knowledge to people, rather than try to make them consume more. It invites you to circulate, discover, experiment or simply sit, relax, work or watch the sunset.

The project offers large true public areas which are really part of the urban public space, bicycle circulation, and tries as much as possible to create conditions for people to gather: it mixes many functions (shopping, offices, park), openly invites its neighbourhood to blend in, provides working “hubs”, stays partially open at night, and hosts events such as street markets, fairs or art exhibitions.

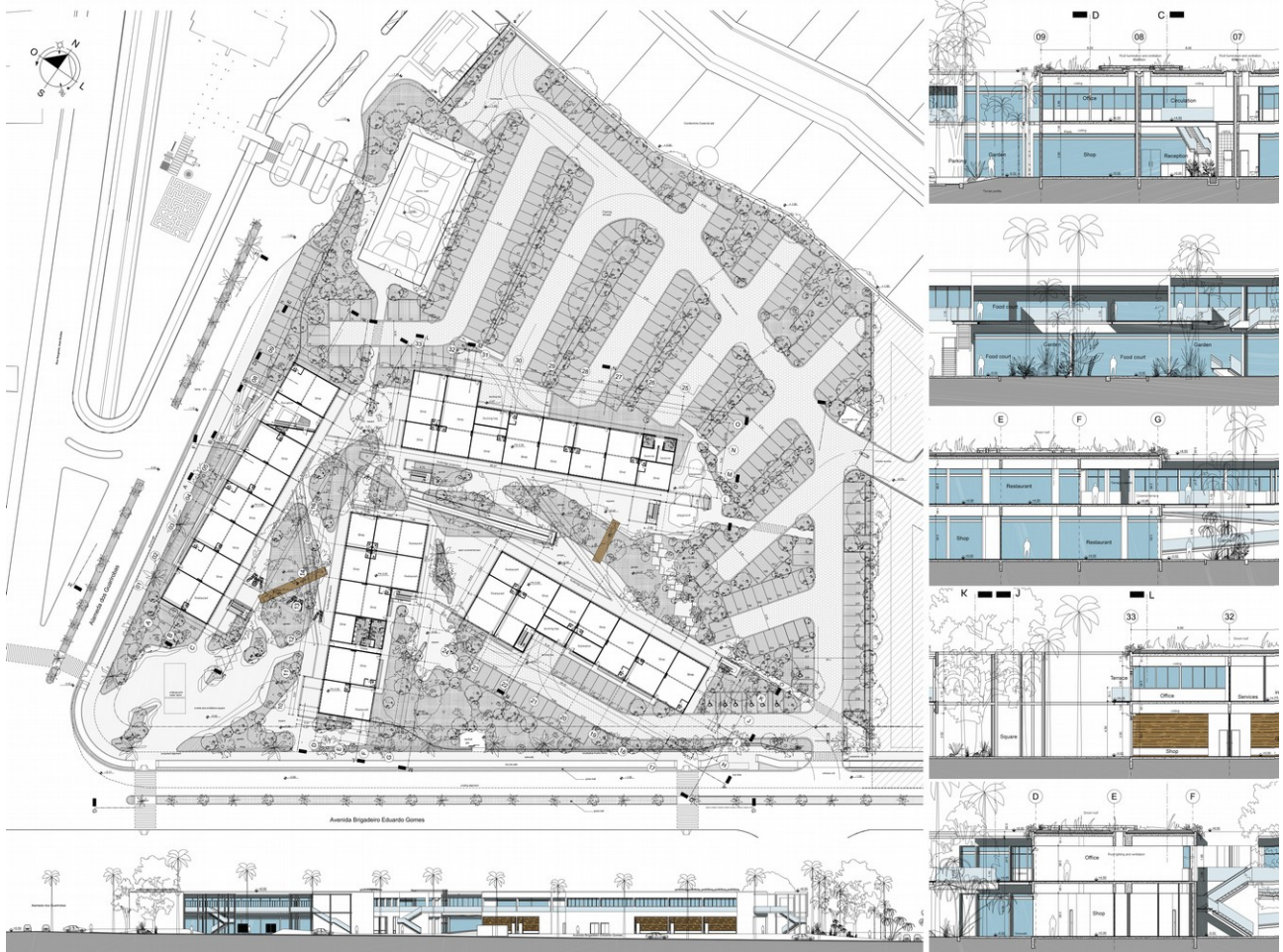


The project is thought as a vast, complex ecosystem, that provides but also depends on its components. It is entirely covered with green roofs, local trees and vegetation, creating a “forest atmosphere” in the hot subtropical climate, that works as a lung, creating air circulation through the constructions. Water circulation follows the same concept, being stored under the green roofs and underground, and recycled as grey water. It is also projected to produce its own electricity from natural gas.

The whole project works without air conditioning, a maximum of natural light, and has the lowest possible footprint on the terrain, with almost no earth movement, shallow foundations and fractionned permeable parking.

The very reason to implement a shopping center also plays a role there, being a central point in a vast residential region with virtually no commerce. The economic footprint is also low, the construction techniques being extremely simple and relying much on industrialized, recyclable elements and adapted solutions that can be executed by local workers. The project originates from people living in the neighbourhood, is managed as a condominium, and prioritizes local commerce rather than global brands.

The architecture is discrete, leaving all the power to the offices, shops, people and vegetation that will live on it.



Key figures

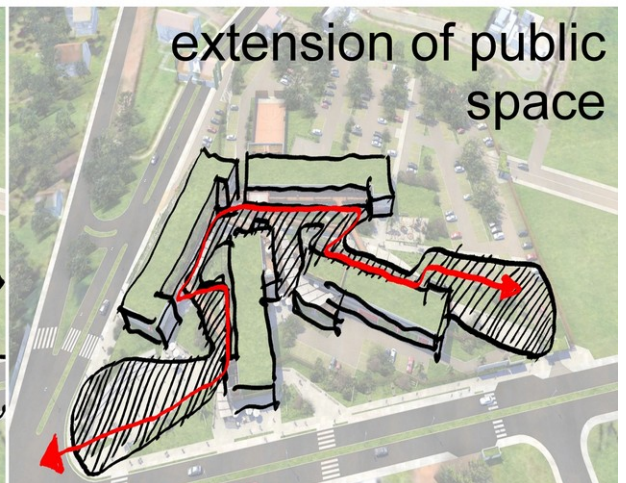
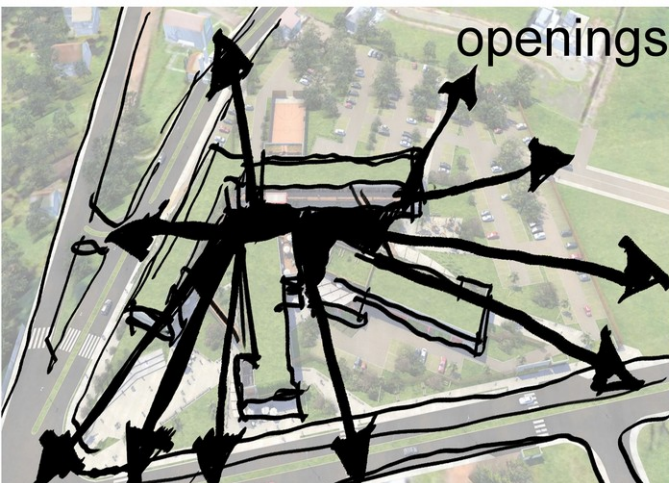
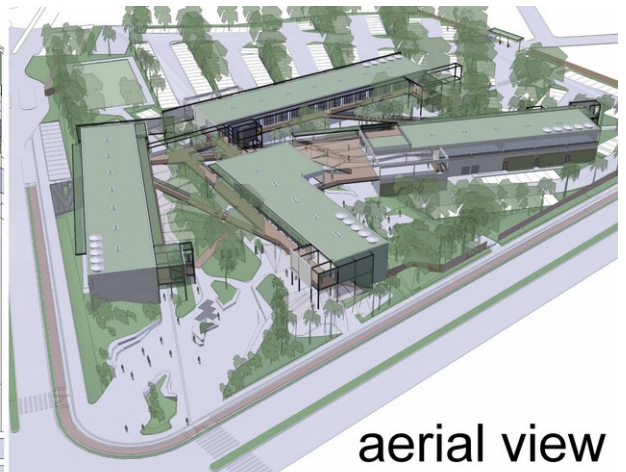
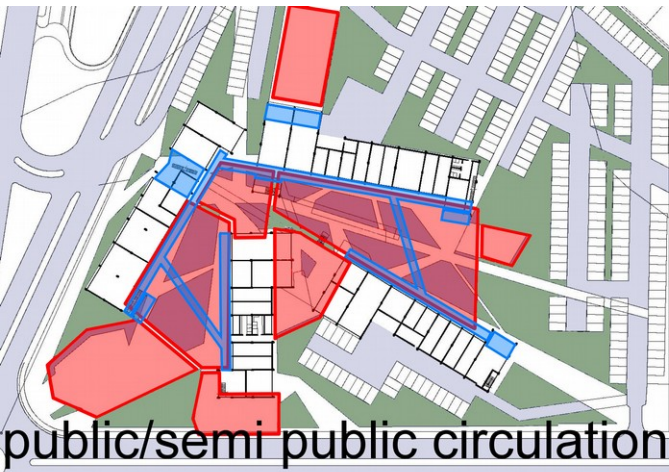
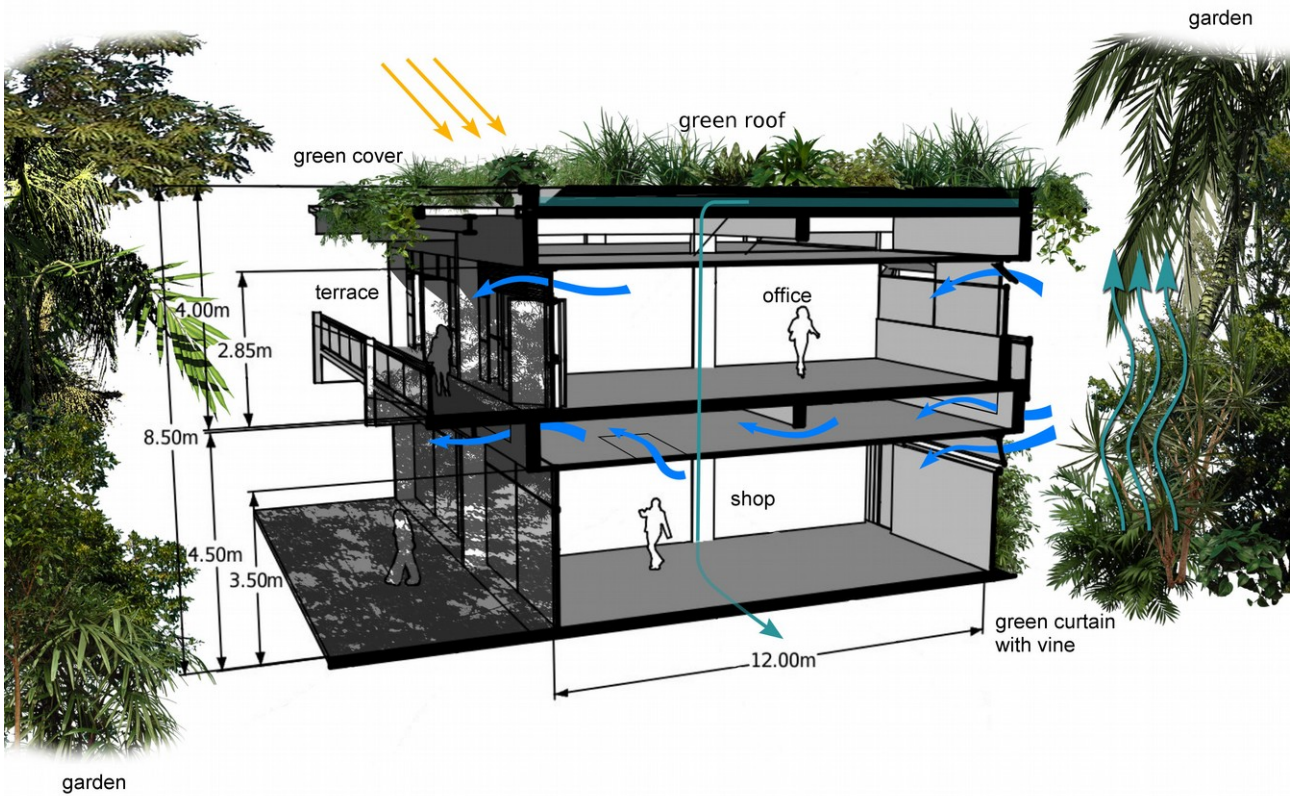
4 blocks, 2 levels, 3150 sqm of shops, 2100 sqm of offices (variable in sizes and division rate), 300 parking slots, envelope surface of 7900 sqm - 3900 sqm of green roof/walls, 2900 of window panels.

Materials

Concrete structure. Green roofs and walls. Aluminium/wood modular windows/panels in blocks. Steel profiles, grating, wood and vegetation in open circulations. Permeable elements in parking spaces.

The project is based on the principle of spending less, both natural and economic resources. It's a game changer in the overpriced ecological solutions market. It seeks balance between the intentionally simple architectural concept and the deployment of the buildings, which ensures a wide variety of paths and public spaces designed to host the richness of the local landscape, showing day-by-day the significance of nature and how it impacts in peoples lives as a sense of welcome and well-being.

Ventilation & temperature control



The design of the project is made to deeply depend on the people gathering around: consumers, owners or just people passing by, their impressions, their feelings. It is not made to only take resources from the city, but to give a friendly, natural public space where people can feel relax and comfortable. This synergy between people, architecture and nature is the key to a bigger aim: to provide and spread ecological concern and care using each person's own rewarding experience.

