

Bay’s Galleria

57 Gulshan avenue
Dhaka, Bangladesh

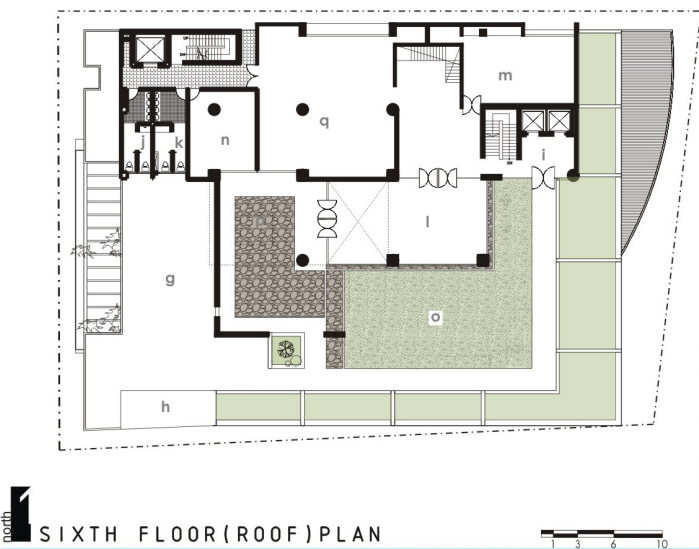
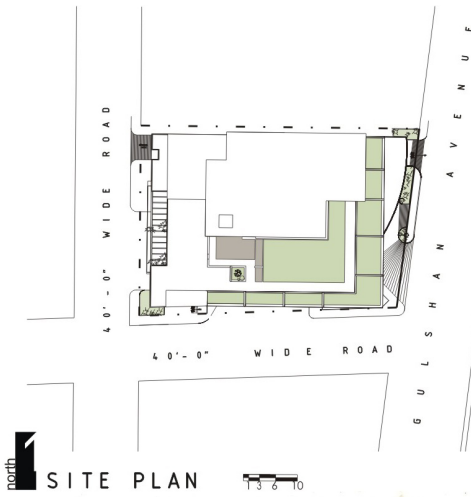
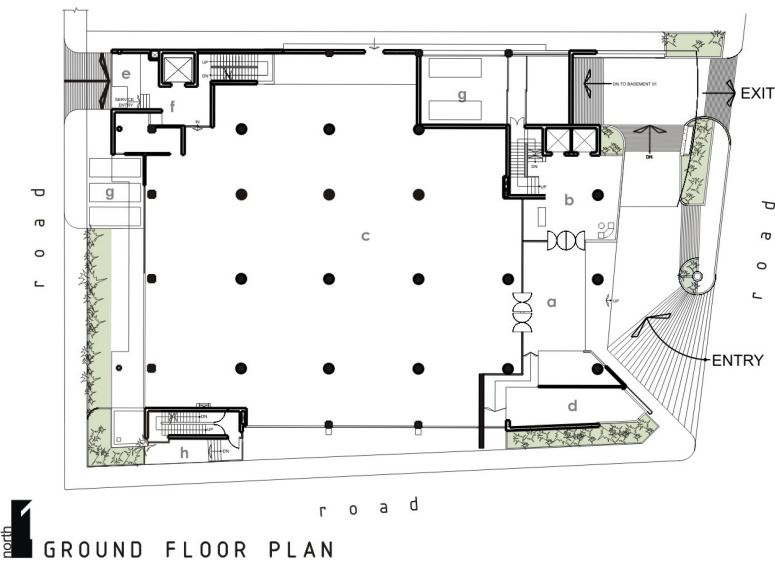
Architects	Patrick D’Rozario Dhaka, Bangladesh
Clients	Iftekhar A. Khan Dhaka, Bangladesh
Commission	2002
Design	2002
Construction	2002 - 2005
Occupancy	2005
Site	1,739 m ²
Ground floor	1,180 m ²
Total floor	11,343 m ²
Costs	3,541,664 USD

Programme This is an 8-storey office complex located in the main commercial spine of Gulshan. It strives to create a corporate iconic image, with accessibility to all, in the existing urban fabric. The most innovative feature is its super roof” - a huge cantilevered canopy which floats from the 6th floor. This canopy creates different light and shadow patterns as the daylight changes, making the building more vibrant. The canopy is also designed as part of a landscaping element, providing a secluded roof garden on the 6th floor.”

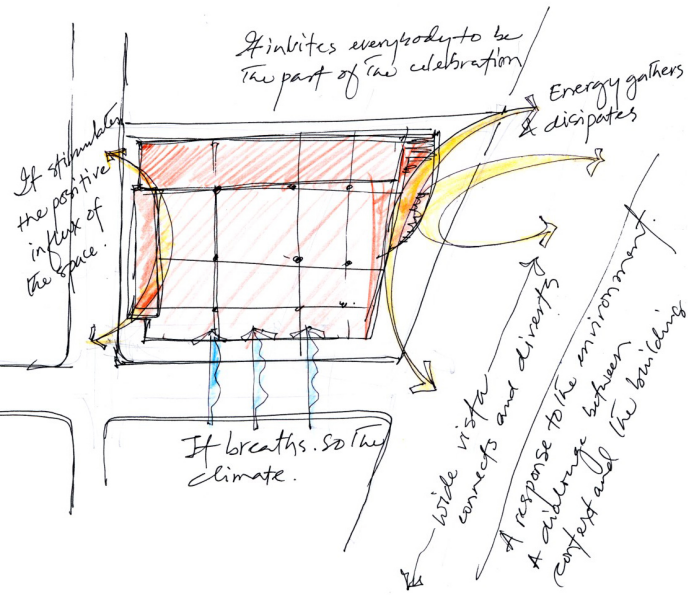
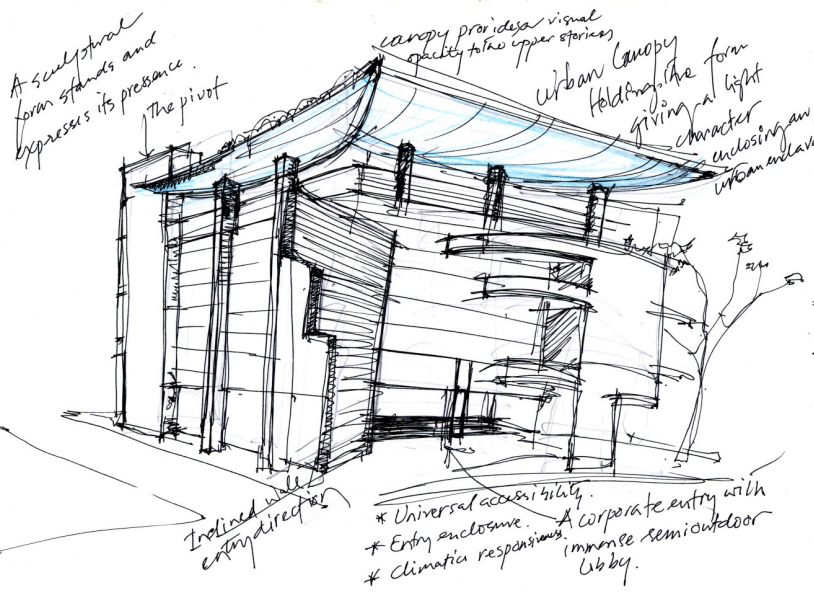
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Main Presentation Panel_01

An immense jump in the land value and the growing demand of the office space, Gulshan Avenue (the main commercial spine of Gulshan) has become a new sensation of urban fabric in the city life. Moderate road width, absence of common surface parking, lack of proper infra-structural support, excessive road traffic have lead to create an efficient office building. To facilitate the universal accessibility, an interactive urban pocket, self sustainable building and iconic sculptural image were the prime concern in the design process.



- Legend
- a entry
 - b grand office lobby
 - c commercial space
 - d flower shop
 - e service entry
 - f loading dock
 - g service area
 - h fire stair
 - i office lobby
 - j toilet gents
 - k toilet ladies
 - l conference room
 - m mini conference
 - n kitchen
 - o lawn
 - p gravel court
 - q office space



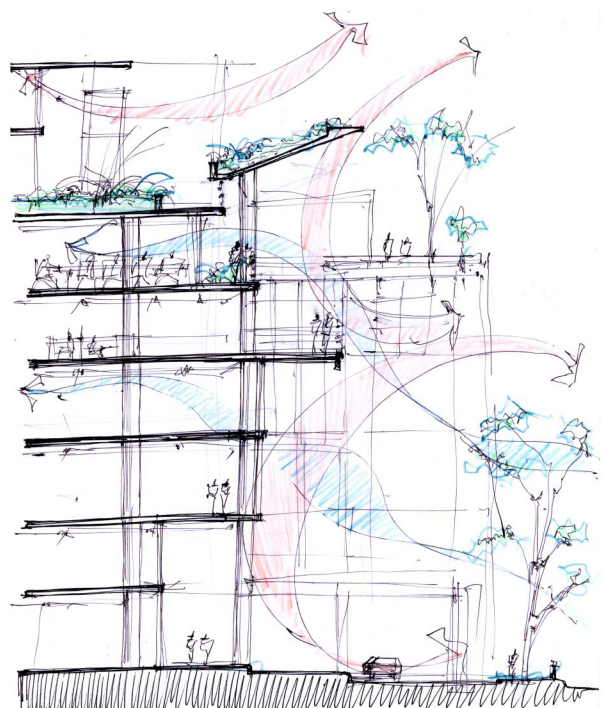
The intension in the layout of each floor was to create a large horizontal uninterrupted space, which accommodates the entire office set-up under a roof. The curve massing at the entry facade provides the vital location for the large conference room with the panoramic view of the Gulshan Avenue. Each floor consists of central core along with service core and adequate fire escape routes. The toilets and service cores are designed to accommodate the comfort of the disable persons. All the floors are equipped with all modern facilities / amenities as it is maintained by an advanced building system with automation which controls every corner of the building in aspects of central air conditioning, illumination, security, fire hazard and vigilance.



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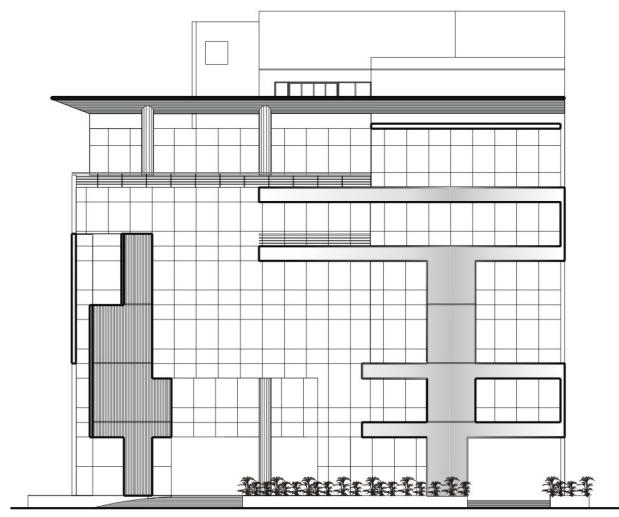
The building is designed to sit under a super roof, which floats from the sixth floor, creates an urban canopy. It creates such a light & airy look that enhances the transparency of the building. It seems that the building stands out of firm base, evokes from the ground, becomes light as it grow up and flies as it reaches its top. It also provides a secluded environment at the roof level garden where upper two storeys consisting the Bay's corporate office enjoys a top level office environment within the busy urban context. The sculpture court along with the green lawn, supported by the mini art gallery creates a rich combination of art & works in daily office life.

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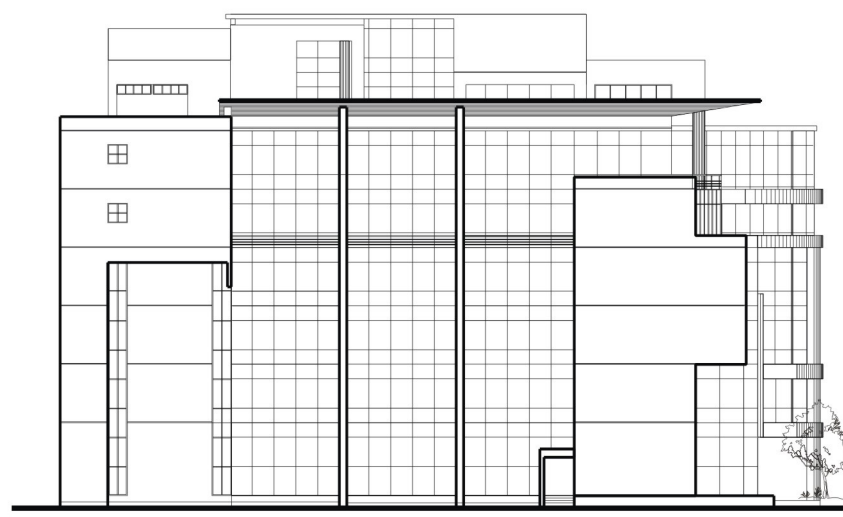


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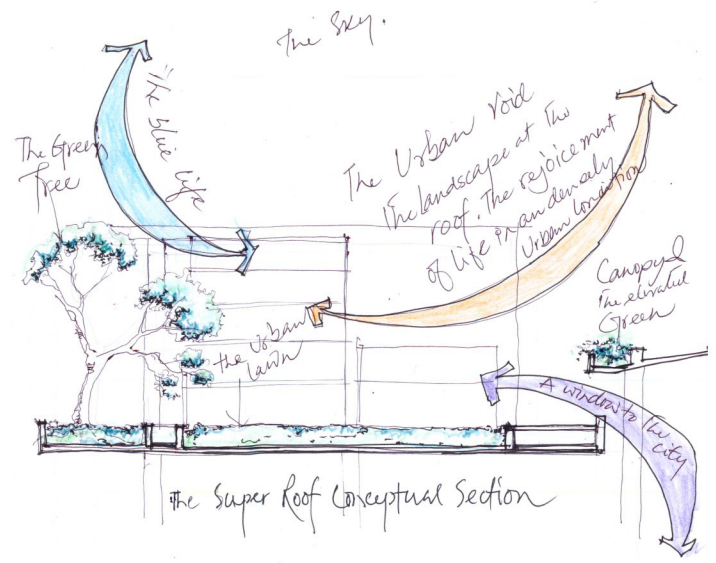
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FRONT (EAST) ELEVATION



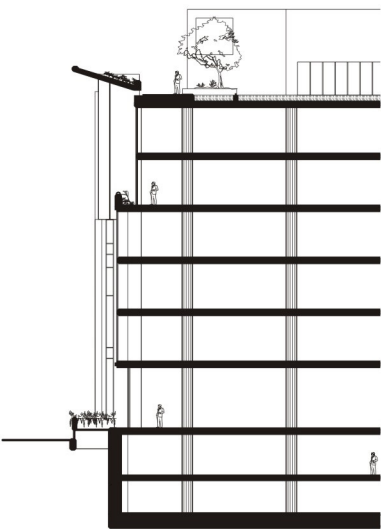
SOUTH ELEVATION



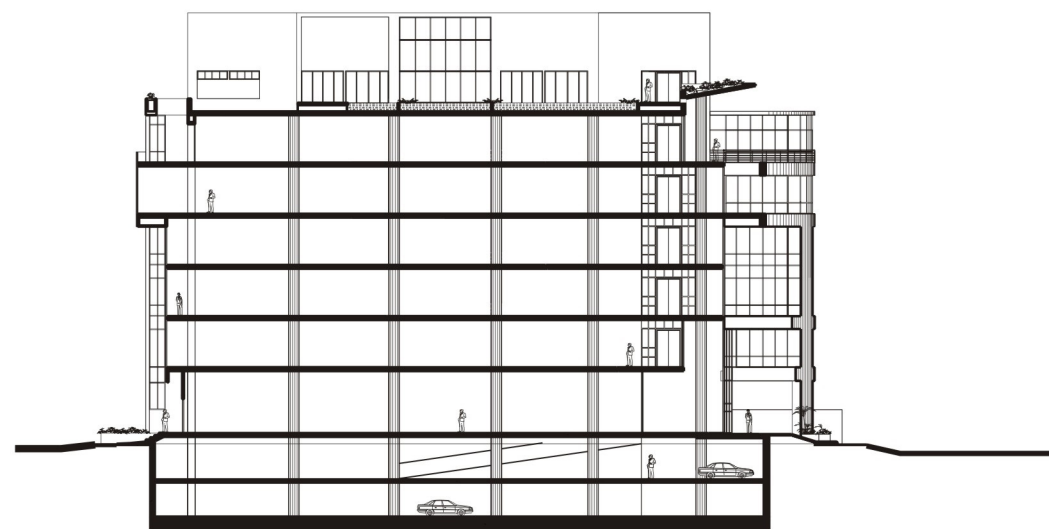
The 14'-0" high ground level along with main lift lobby provides the impression of loft and elegance. Typical floors with 12'-0" high also keep this consistency and the external views and vista of the Gulshan Avenue propagate the feelings into a human-oriented environment. The exterior composed of vertical painted wall surface, stainless steel hand rails, clear and tinted curtain glass is nicely balanced with the deep recess and expression of the structural system with the urban canopy create an urban landmark with the sculptural aesthetics.



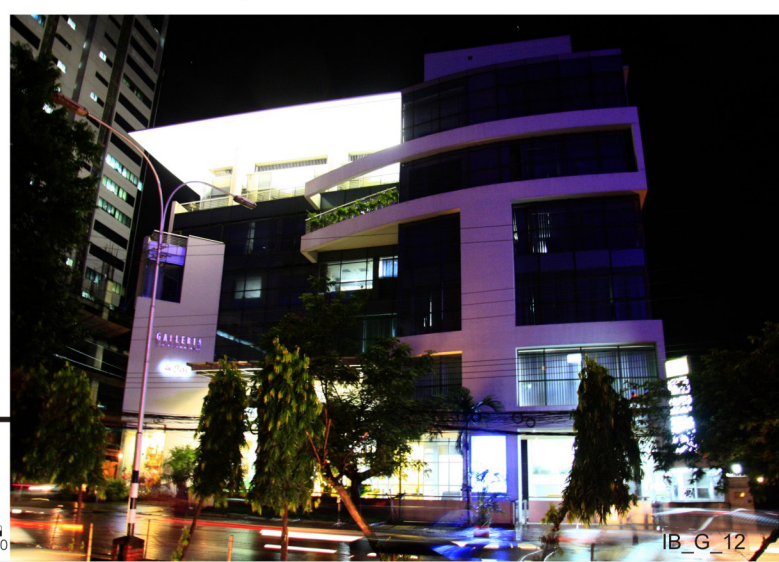
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TRANSVERSE SECTION



LONGITUDINAL SECTION



IB_G_12



IB_G_26



IB_G_29