

THE
DESERT CITY OF
6.OCTOBER

CONTENT

Introduction	01
1979	41
Case Study: 6th District	
1992	83
Case Study: 7th District	
1995	123
Case Study: Mena Garden Compound	
Comparison	165
2010	191
The Two Centres	

Magnus Nickl

Brian Lee

Introduction

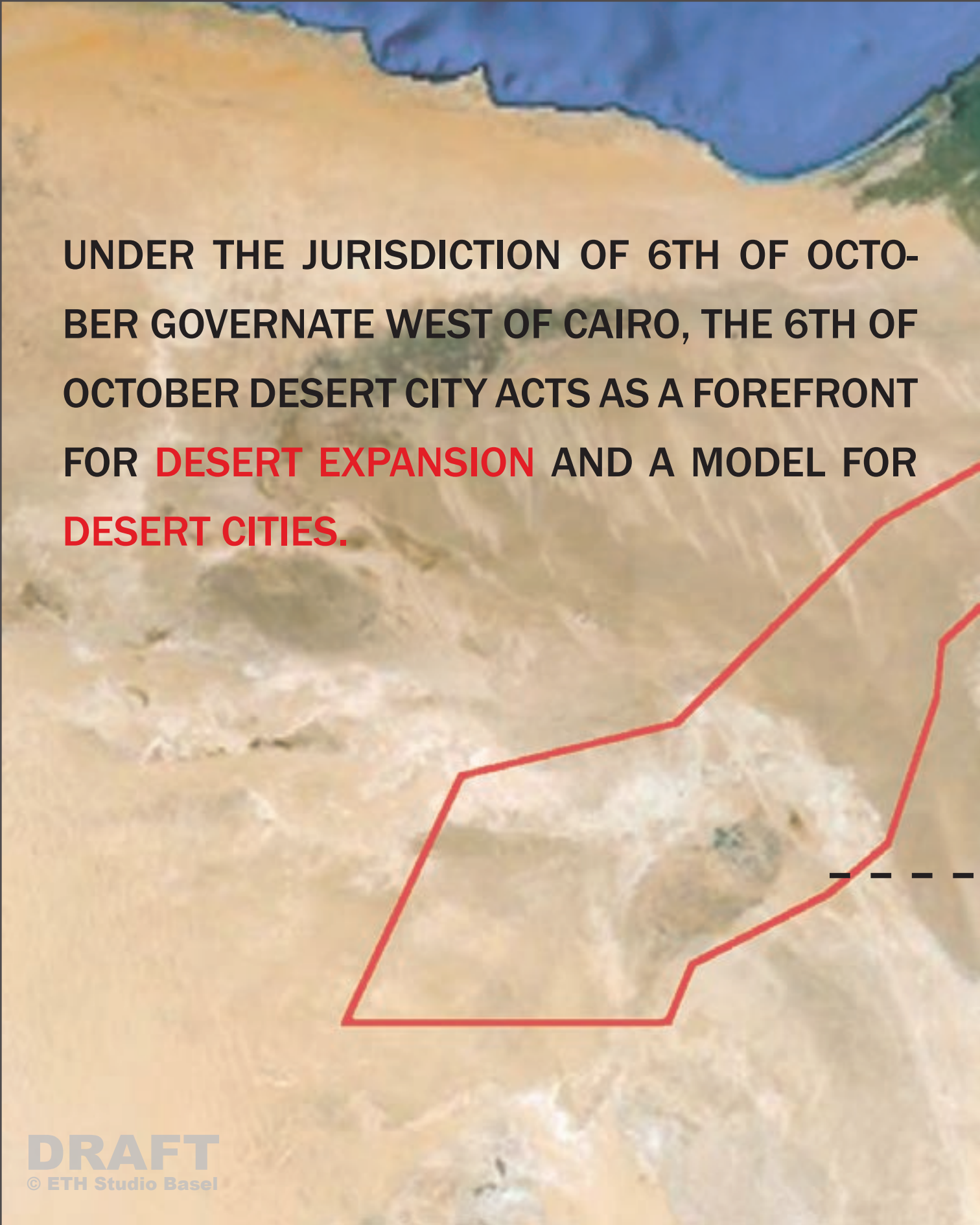
A photograph of a young tree with green leaves standing in a barren, rocky landscape. The ground is covered in light brown soil and scattered rocks. In the foreground, there is a dark asphalt road. The sky is a uniform, overcast grey. Another tree is partially visible on the right side of the frame.

6 OCTOBER CITY

DRAFT
© ETH Studio Basel



DRAFT
© ETH Studio Basel

An aerial photograph of a desert landscape. A red line outlines a large, irregularly shaped area in the lower half of the image. A dashed black line is visible on the right side of the red boundary. At the top of the image, a blue body of water is visible, possibly a reservoir or a lake, with some green vegetation along its edge.

UNDER THE JURISDICTION OF 6TH OF OCTOBER GOVERNATE WEST OF CAIRO, THE 6TH OF OCTOBER DESERT CITY ACTS AS A FOREFRONT FOR **DESERT EXPANSION** AND A MODEL FOR **DESERT CITIES.**



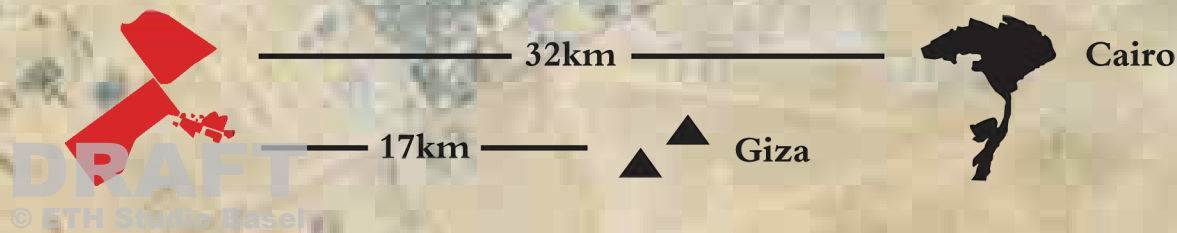
6TH OF OCTOBER CITY

6TH OF OCTOBER GOVERNATE

Context

GEOGRAPHICALLY DISCONNECTED FROM CAIRO, ACCESS INTO THE CITY IS THROUGH 2 MAIN ROADS: **26TH OF JULY HIGHWAY** AND THE **RING ROAD**.

THE CLOSE PROXIMITY TO THE **GIZA PYRAMIDS** ALSO BOOSTED TOURISTIC DEVELOPMENTS IN THE AREA.





26TH JULY AXIS

CAIRO DOWNTOWN

RING ROAD

GIZA PYRAMIDS

Accesses into the city

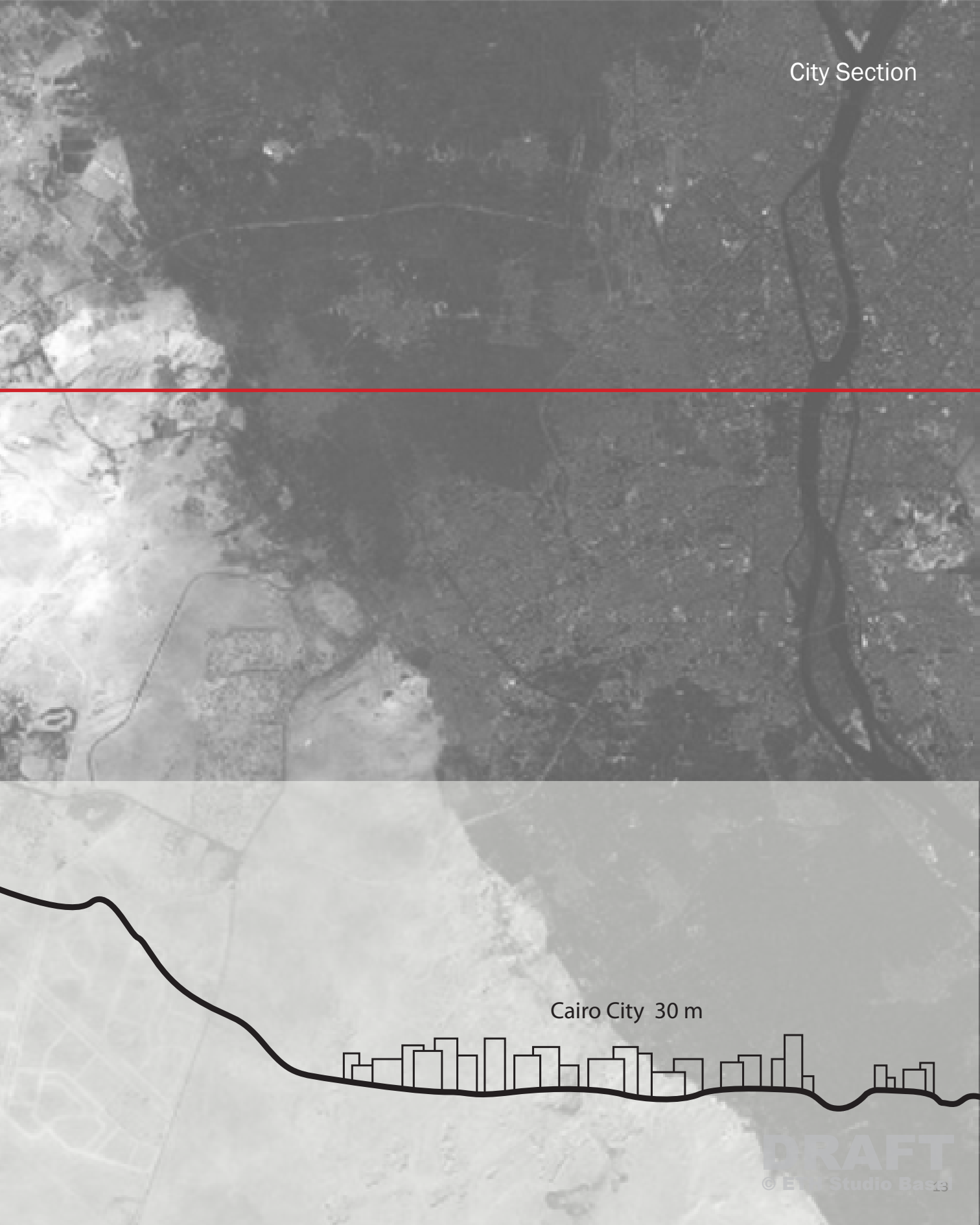
DRAFT
ETH Studio Basel

ELEVATED OUTSIDE THE CITY OF CAIRO, 6TH OF OCTOBER CITY PROVIDED AN IMPROVEMENT TO THE QUALITY OF AIR COMPARED TO CAIRO DOWNTOWN.

SECTION CUT

6th of October 150 m

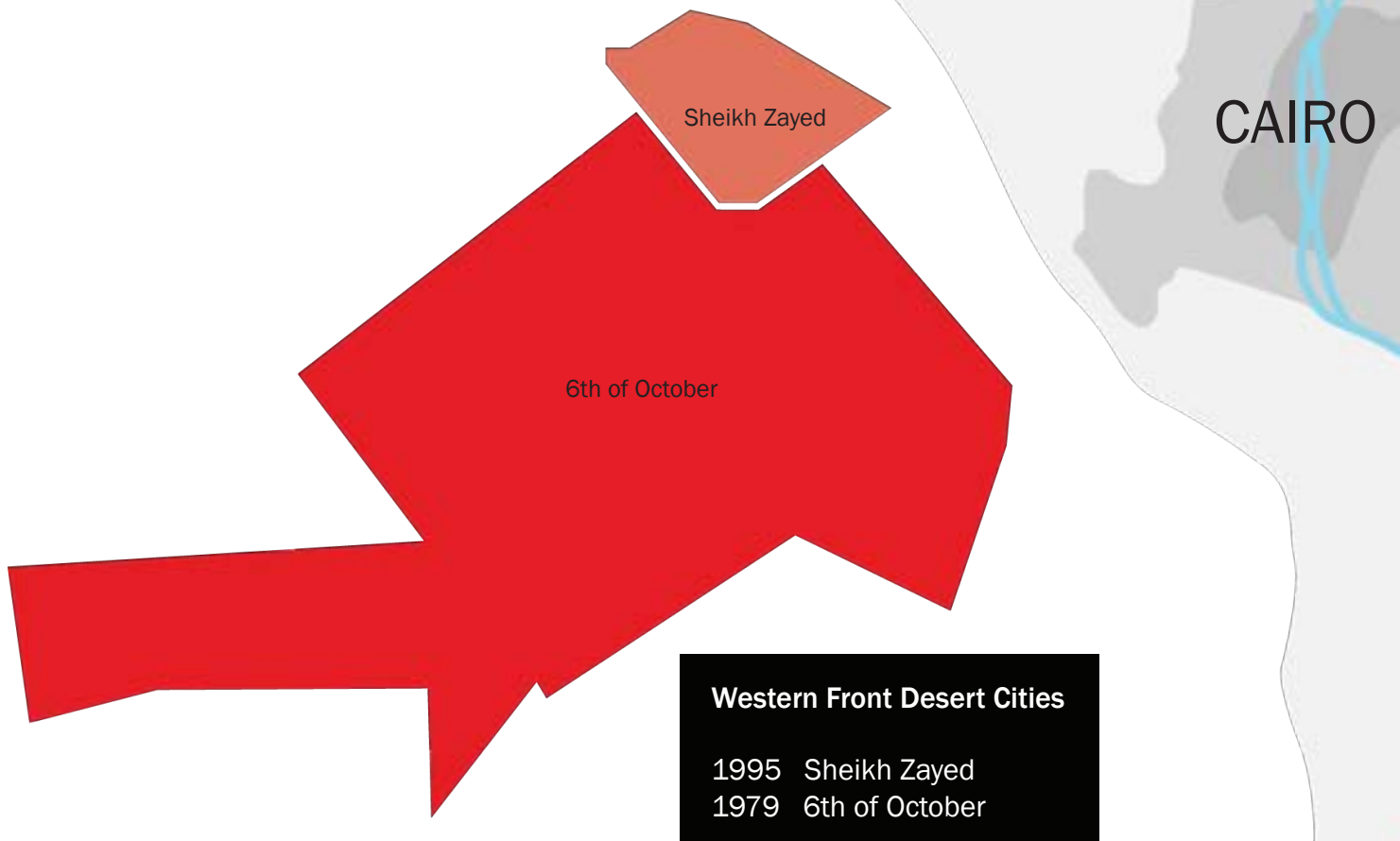


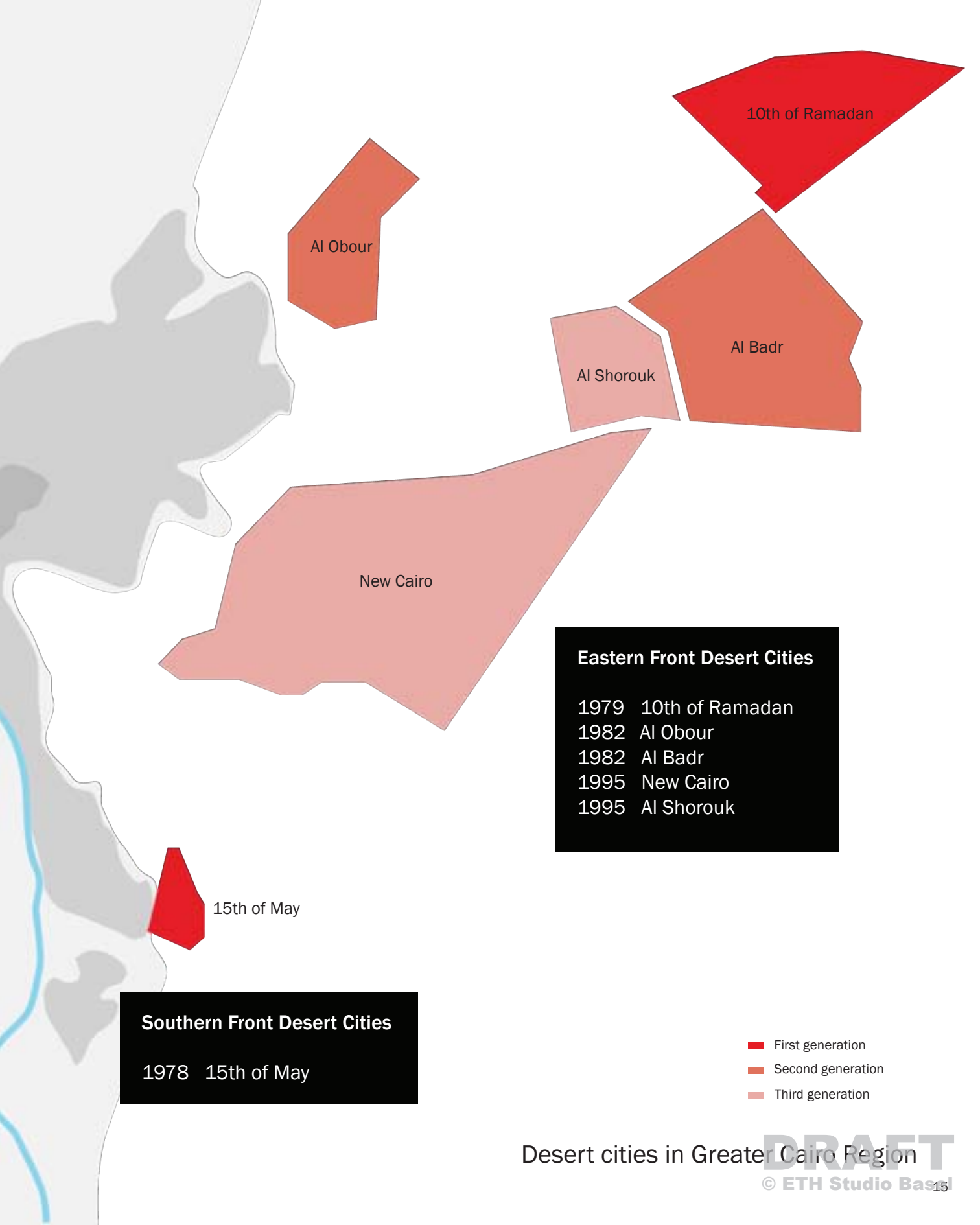


Cairo City 30 m



AS OF NOW, NUMEROUS DESERT CITIES ARE ALREADY ESTABLISHED AROUND CAIRO, WITH 6TH OF OCTOBER AND SHIEKH ZAYED AS THE BASE FOR FURTHER EXPANSION INTO THE WESTERN DESERT.





Eastern Front Desert Cities

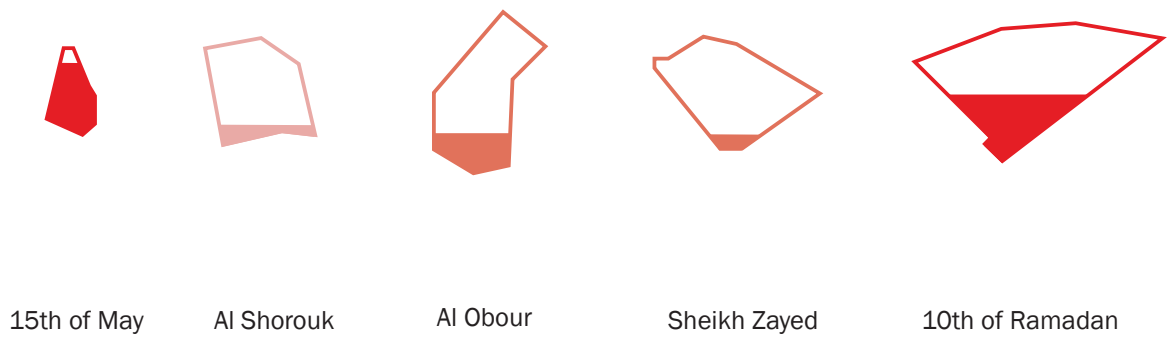
1979	10th of Ramadan
1982	Al Obour
1982	Al Badr
1995	New Cairo
1995	Al Shorouk

Southern Front Desert Cities

1978	15th of May
------	-------------

- First generation
- Second generation
- Third generation

Size Comparison & Occupancy Rate



NEW TOWNS: GROWTH 1996-2006 / POPULATION 2006

Sadat City: 34,300/41,351

Al Shorouk: 20,983/20,983

Al Obour: 42,805/43,802

6th of October: 121,781/157,135

10th of Ramadan: 75,287/124,120

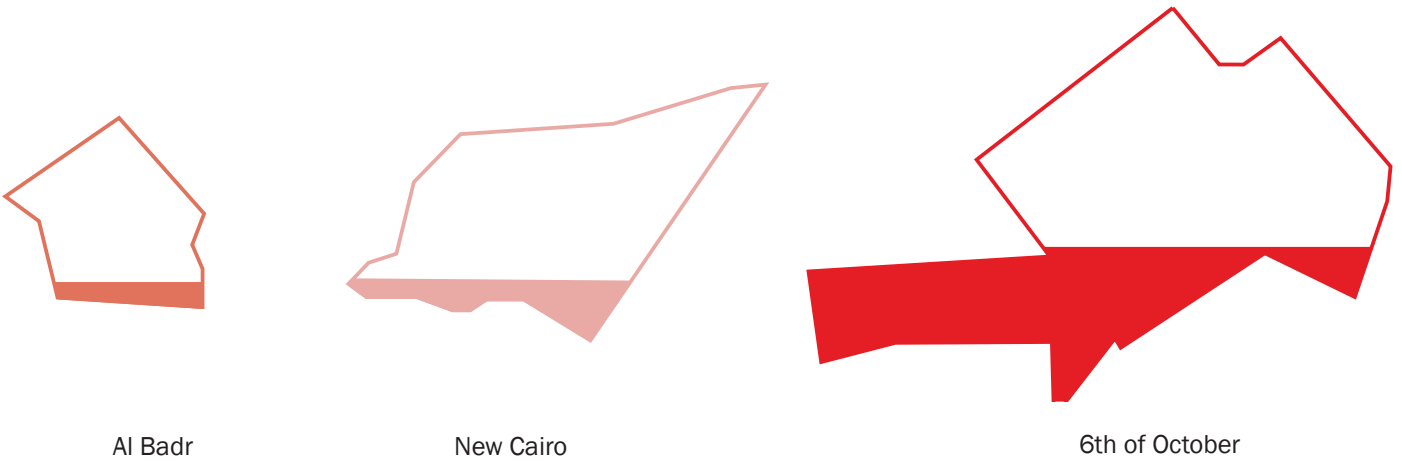
15th of May: 24,764/90,324

Badr City: 16,914/17,172

Sheikh Zayed: 29,553/29,553

New Cairo: 83,975/118,678

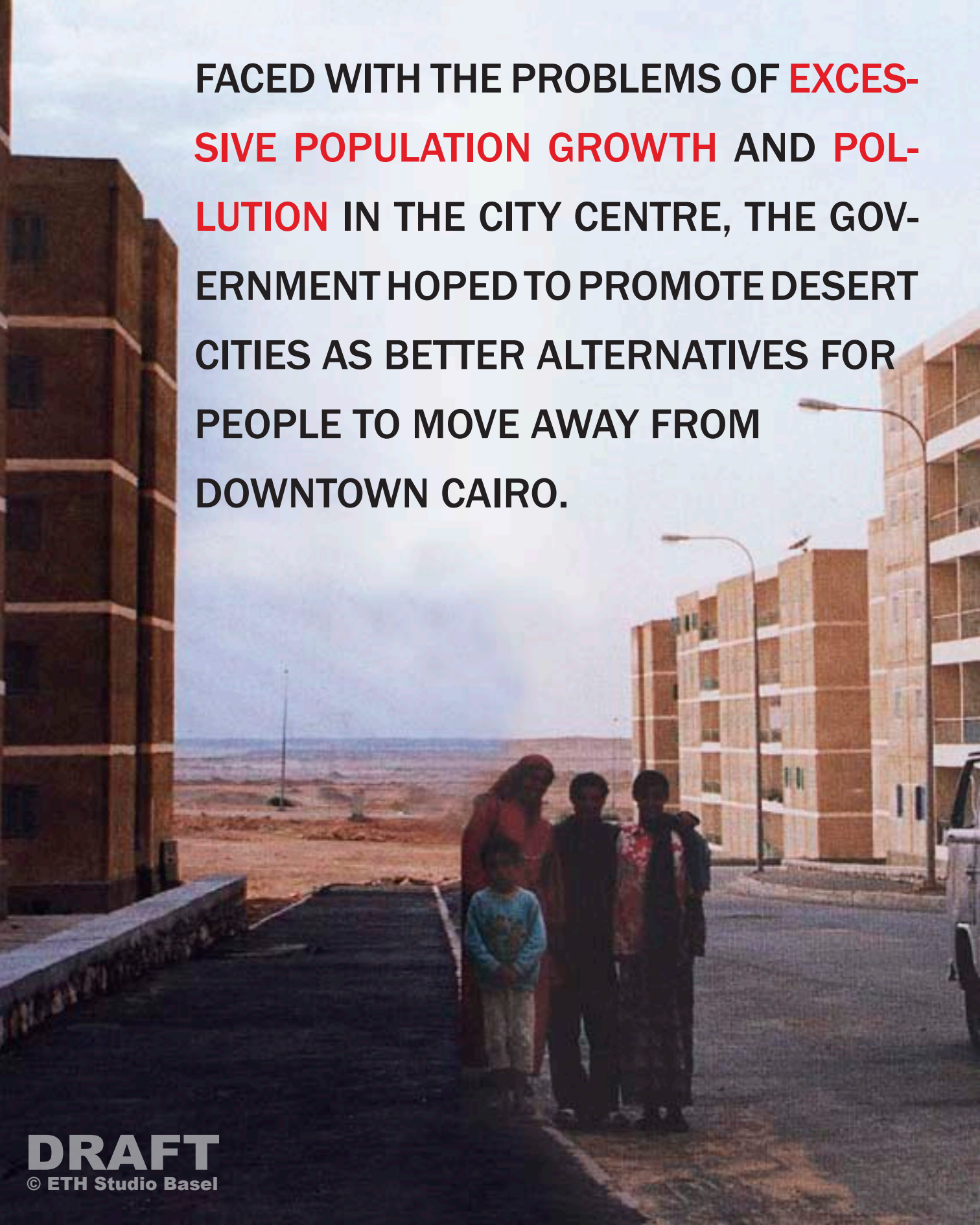
DESPITE THE NUMBER OF DESERT CITIES ALREADY ESTABLISHED, THE OCCUPANCY RATE OF THEM (2006) WERE NOT AS IDEAL AS THE GOVERNMENT AS EXPECTED.



NEW TOWNS: POPULATION 2006 / TARGET POPULATION

Sadat City: 142,032/500,000 (28.4%)
 Al Shorouk: 20,983/250,000 (8.4%)
 Al Obour: 43,802/250,000 (17.5%)
6th of October: 157,135/500,000 (31.4%)
 10th of Ramadan: 124,120/500,000 (24.8%)
 15th of May: 90,324/100,000 (90.3%)
 Badr City: 17,172/250,000 (6.8%)
 Shaykh Zayed: 29,553/300,000 (9.8%)
 New Cairo: 113,678/800,000 (14.8%)

FACED WITH THE PROBLEMS OF **EXCESSIVE POPULATION GROWTH AND POLLUTION** IN THE CITY CENTRE, THE GOVERNMENT HOPED TO PROMOTE DESERT CITIES AS BETTER ALTERNATIVES FOR PEOPLE TO MOVE AWAY FROM DOWNTOWN CAIRO.





Family moving into desert city

DRAFT
© ETH Studio Basel

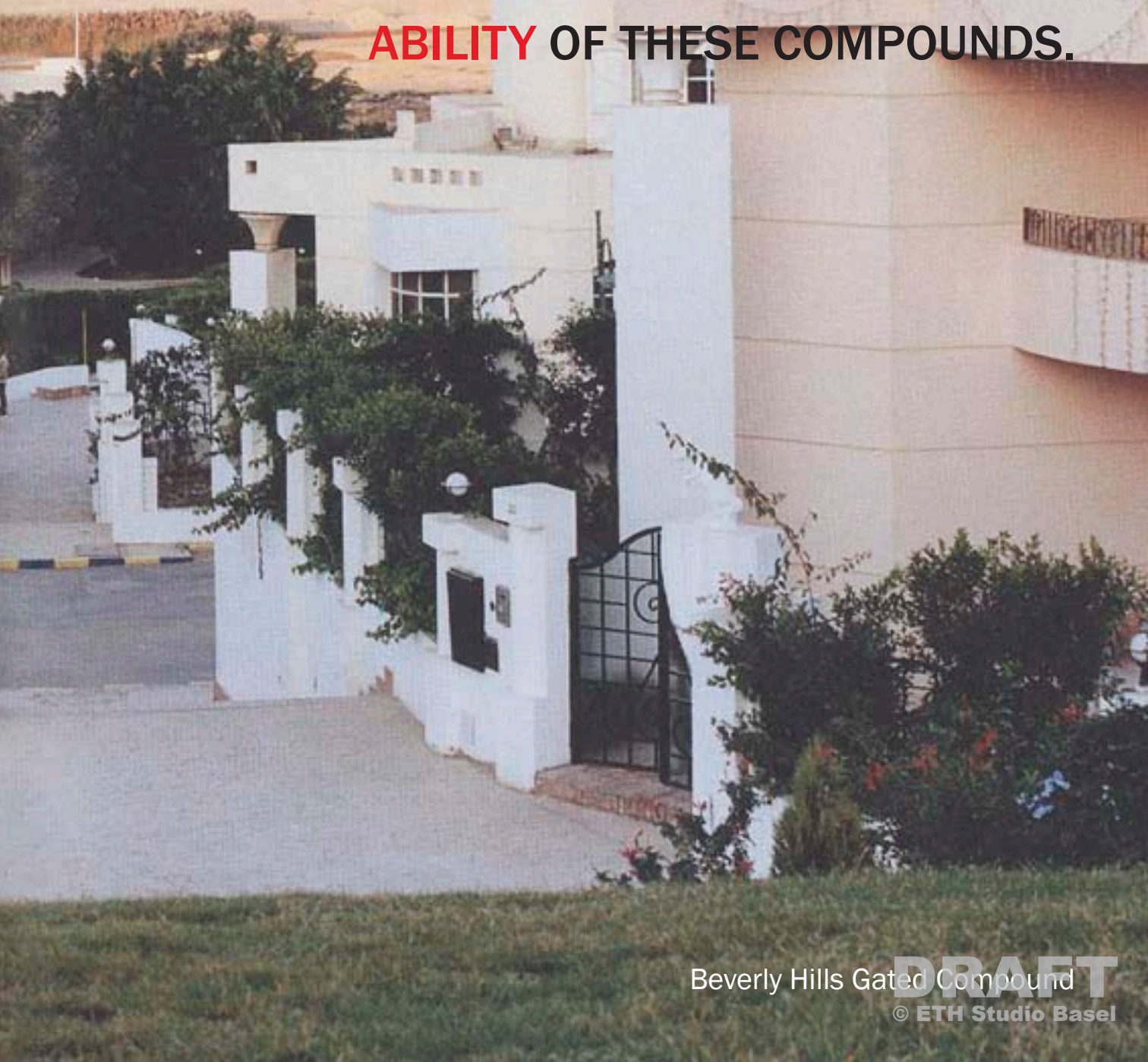




IN DESPERATE NEED FOR PRIVATE SPACES ISOLATED FROM THE URBANIZED AND POLLUTED CARIO CITY, **GATED COMPOUNDS** IN DESERT CITIES FLOURISHED AND ATTRACTED A LOT OF UPPER CLASS RESIDENTS TO MOVE IN.



FILLED WITH LOW DENSITY VILLAS AND SUR-
ROUNDED BY LUSH GREENERY, AND AT THE
SAME TIME IN CLOSE PROXIMITY OF DESERT
LAND, BEGS ONE TO QUESTION THE **SUSTAIN-
ABILITY** OF THESE COMPOUNDS.



new vision international schools

the american international school in egypt
arab african international bank atm
al watany bank of egypt
arab african international bank atm

misr university
arab bank atm
bank of alexandria atm

housing & development bank
commercial international bank

egyptian pioneer school

ecole franco city
banque misr

heritage international school
commercial international bank atm

commercial international bank atm
al watany bank of egypt

6th of october university
6th of october university hospital

dream ideal education school
dream international school

arab bank atm
egyptian pioneer school

egyptian pioneer school
banque misr

housing & development bank
banque misr

faisal islamic bank egypt
al watany bank of egypt

housing & development bank
housing & development bank

modern sciences & arts university

hsbc bank egypt atm
bank du caire atm

commercial international bank atm

blom bank egypt atm

pioneers language school

export development bank of egypt

egyptian arab land bank

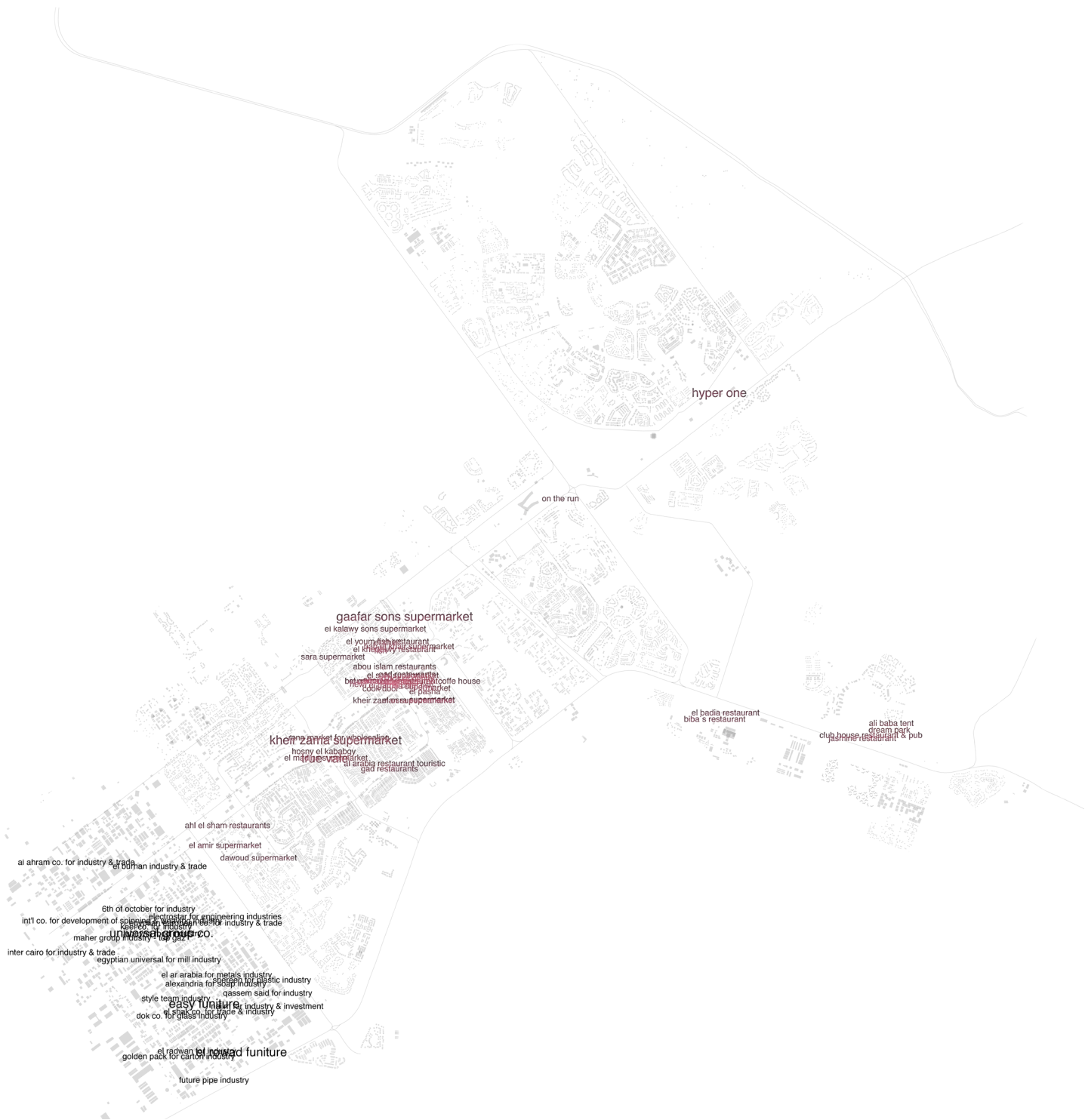
arab african international bank
commercial international bank

banque misr
ahram canadian university

hsbc bank egypt alexandria

al watany bank of egypt
housing & development bank

al watany bank of egypt atm
arab african international bank atm



commercial

industrial

institutional

education

DRAFT
© ETH Studio Basel

PLANNED WITH ITS OWN **INDUSTRIAL AREA**, MOST OF 6TH OF OCTOBER'S WORKFORCE-COMPOSES MAINLY OF RESIDENTS LIVING IN THE CITY. INTERESTINGLY ENOUGH, THE WORKFORCE COMING FROM CARIO IS LARGER THAN THE OTHER WAY ROUND.

152000 

110000 

6th of October Industrial Area



43000 

Local Workforce = 150,000
Jobs in 6th of October = 152,000
Local workforce going to Cairo
= 43,000
Workforce coming from Cairo
= 45,000

45000 

AMONGST ALL INDUSTRIAL AREAS IN THE GREATER CAIRO REGION, THAT OF 6TH OF OCTOBER IS DEEMED ONE OF THE MOST SUCCESSFUL IN TERMS OF **PRODUCTION VALUE.**



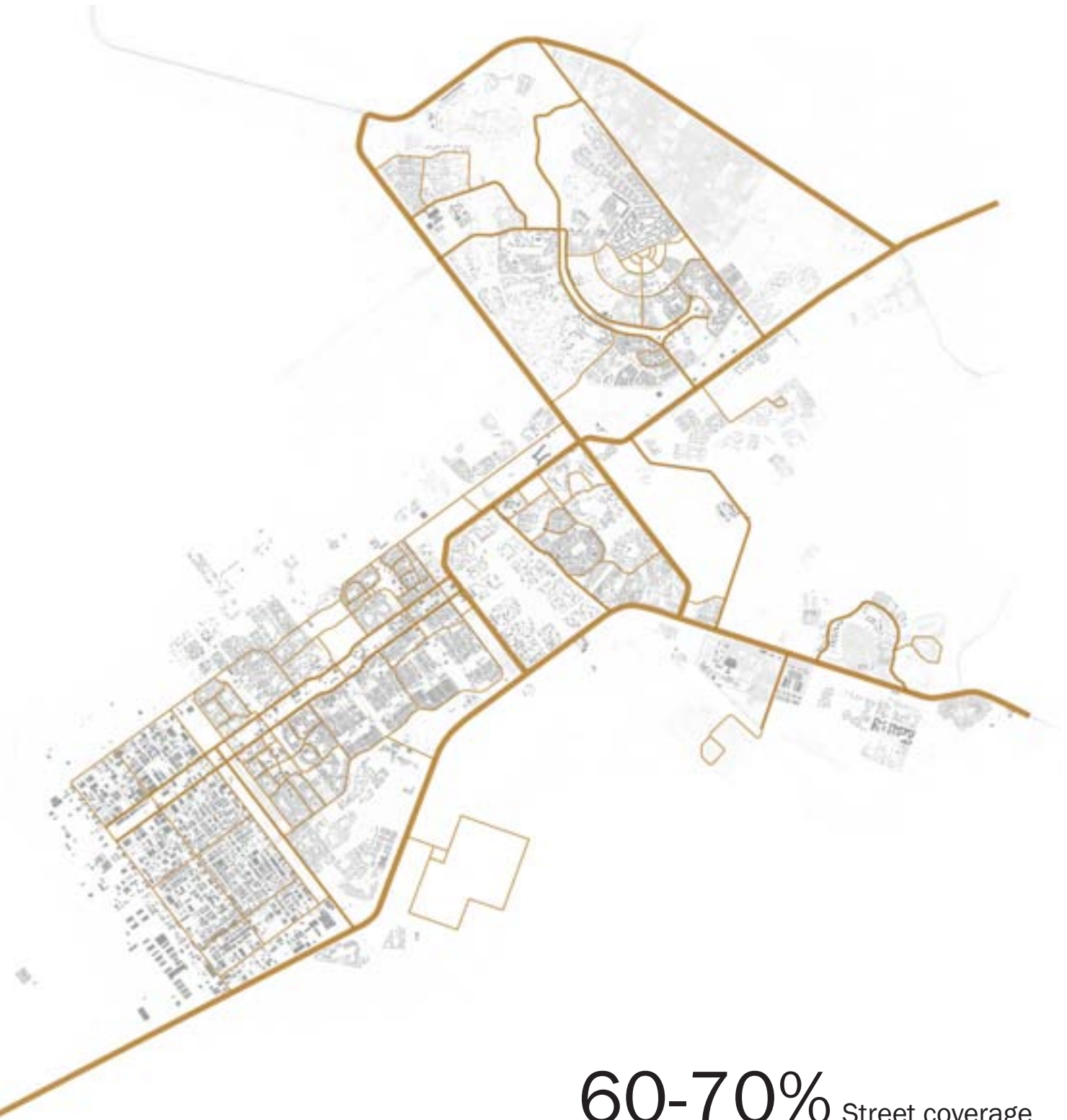


6th of October Industrial Area
DRAFT
© ETH Studio Basel



15-20% Area coverage

25-30 Hours Walking



60-70% Street coverage

33-37 Hours driving

5 km

WITH A CITY AREA THAT CAN RIVAL WITH CAIRO CITY, DISTANCES BETWEEN DISTRICTS IN 6TH OF OCTOBER CAN REACH KILOMETRES AND IS UNWALKABLE IN NORMAL CIRCUMSTANCES, AND AS A RESULT, MAKES THIS A VERY **CAR-DEPENDANT** CITY.





View from Palm Hills Resort Compound

DRAFT
© ETH Studio Basel

ALEXANDRIA DESERT ROAD

- Primary roads
- Secondary roads
- Tertiary roads
- Railway

WAHAT RAILWAY

Infrastructure

DRAFT

© ETH Studio Basel



PRIVATE AIRPORT

26TH JULY AXIS



Al Wahat Road



Al Wahat Road



CAIRO RING ROAD

WAHAT ROAD



5 km



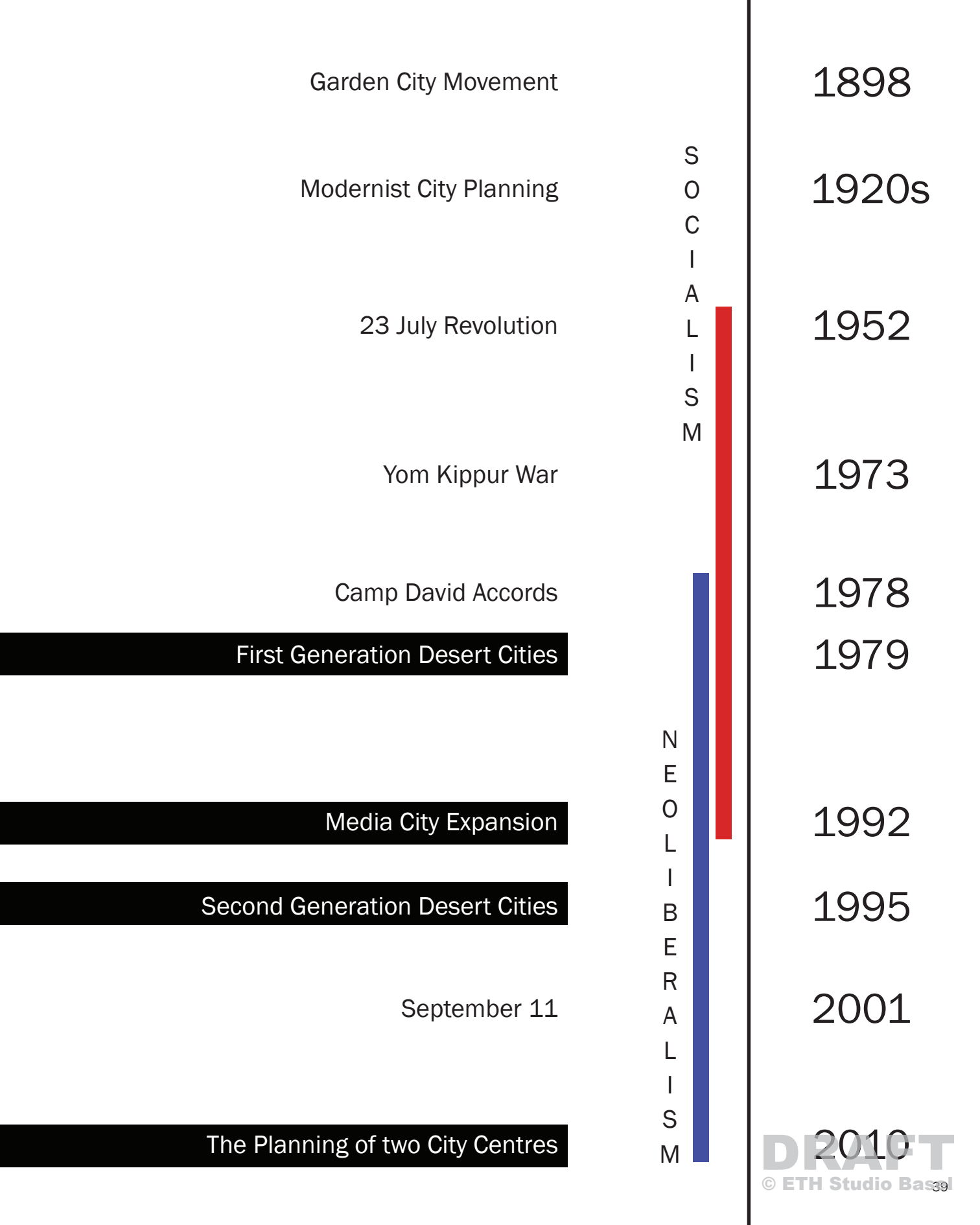


26 July Axis driving away from 6th of October

DRAFT
© ETH Studio Basel

TWO MAJOR EVENTS IN EGYPTIAN HISTORY, THE **23 JULY REVOLUTION** AND **CAMP DAVID ACCORDS** MARKED TWO SHIFTS IN THINKING DURING THE ESTABLISHMENT AND DEVELOPMENT OF 6TH OF OCTOBER.





Garden City Movement

1898

Modernist City Planning

1920s

23 July Revolution

1952

Yom Kippur War

1973

Camp David Accords

1978

First Generation Desert Cities

1979

Media City Expansion

1992

Second Generation Desert Cities

1995

September 11

2001

The Planning of two City Centres

2010

S
O
C
I
A
L
I
S
M

N
E
O
L
I
B
E
R
A
L
I
S
M

Socialism

6th District 1979



Socialism
/Neoliberalism

7th District 1992



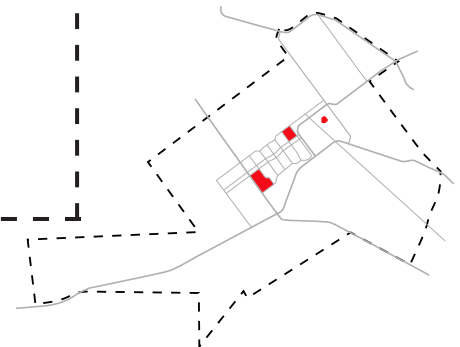
Neoliberalism

Mena Garden Compound 1995



THIS RESEARCH INVESTIGATES THE **IMPACT** OF
THE IDEOLOGICAL SHIFT FROM **SOCIALISM TO**
NEOLIBERALISM BY THREE CASE STUDIES.

HOW DO IDEOLOGIES AFFECT
SOCIAL LIFE AND CITY FABRIC?

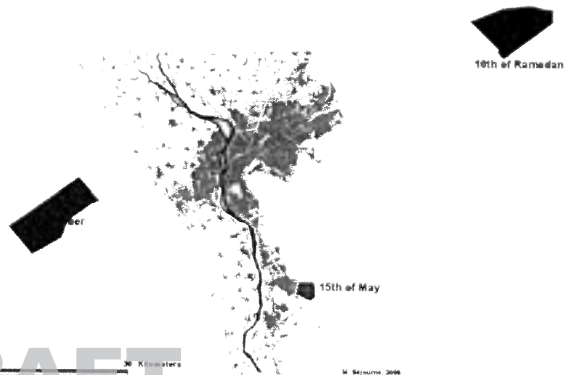
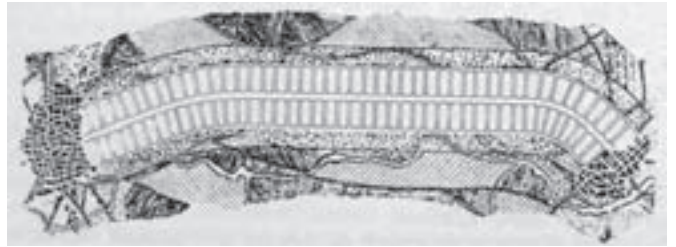


5 km

19

79

THE LAUNCHING OF NEW TOWNS



1979

MODERNIST CITY PLANNING

1929

23 JULY REVOLUTION

1952

YOM KIPPUR WAR

1973

FIRST GENERATION DESERT CITIES

23 July Revolution 1952

The 23 July revolution, led by Gamal abdel Nasser, overthrew the monarch back in 1952, and ushered a new period of modernization and **socialist reforms** in Egypt



Yom Kippur War 1973

The initial success of the Yom Kippur War, started on the **6th of October**, greatly increased Muhammad El Sadat's popularity, the third President of Egypt.

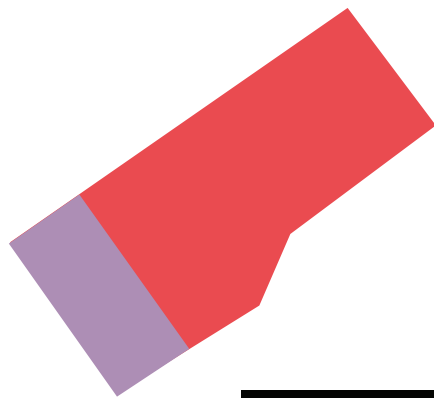
"...the land was not my aim, at all. I wanted only to prove to the whole world that the Israelies' area of security would collapse."

Hence this led to....

Muhammad El Sadat, 3rd Pres Egypt

DRAFT
© ETH Stud Basel

1979 First generation new towns



6TH OF OCTOBER

October Industrial area
36 km²
food, pharmaceutical &
electronics

CAIRO



10TH OF RAMADAN

Ramadan Industrial area
39.9 km²
timber, plastics, paper,
spinning & weaving

With growing problems of population and the need for new industrial areas outside of the city, Sadat launched the first generation of new towns in the desert surrounding downtown Cairo. 6th of October and 10th of Ramadan was planned to serve as independent industrial cities, while 15th of May provided worker accommodation for the Helwan industrial zone nearby.



15TH OF MAY

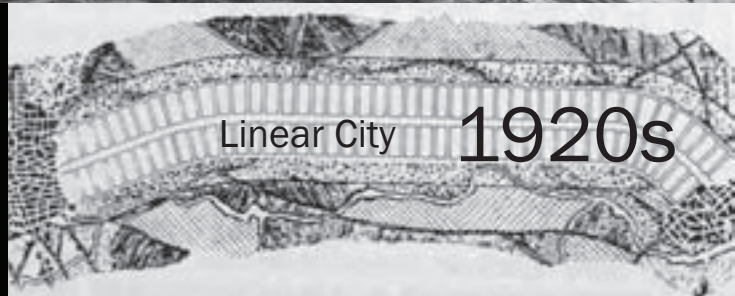
Helwan Industrial area
42.6 km²
iron, steel, cement &
textile

Cite Industrielle 1918

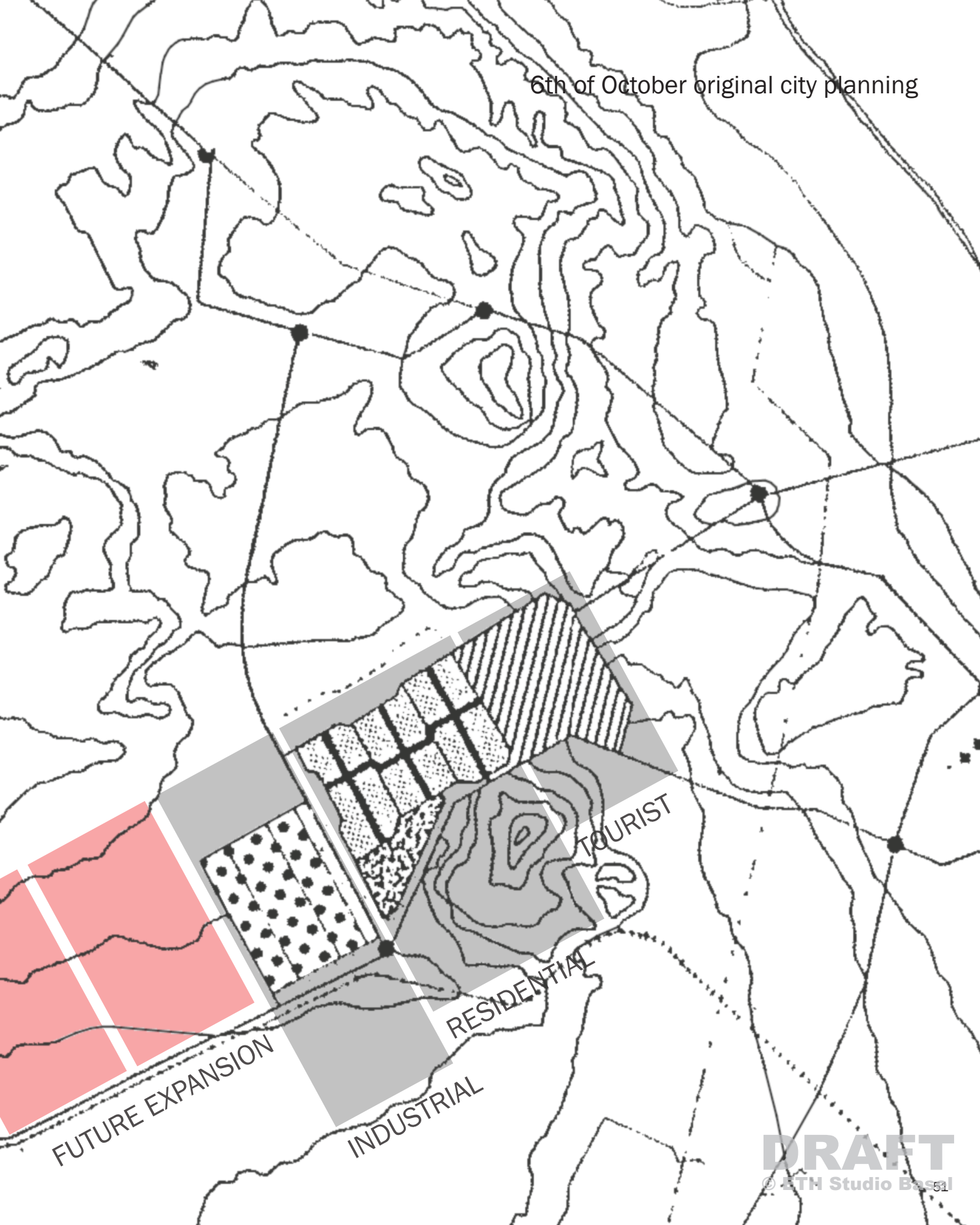


The original planning shows various influences from city plans designed during the years of modernist movement.

The city itself is divided into 3 parts according to its major functions: Industrial, residential and tourist areas. It was originally meant to have a linear development into the desert to the west.



6th of October original city planning



FUTURE EXPANSION

INDUSTRIAL

RESIDENTIAL

TOURIST





CASE STUDY - 6TH DISTRICT

An aerial photograph of an industrial area, overlaid with a semi-transparent red color. A black rectangular box with white text is positioned in the lower-left quadrant. The background shows a dense grid of industrial buildings and structures.

INDUSTRIAL AREA

The 6th district is one of the earliest regions to be built when the city was established. It was originally meant to provide low cost housing for workers employed in the industrial area adjacent to the district. This is one of the few other districts which demonstrates the best of socialist city planning in 6th of October.



CASE STUDY - 6TH DISTRICT





Typology



Commercial Space



Individualisation



Greenery



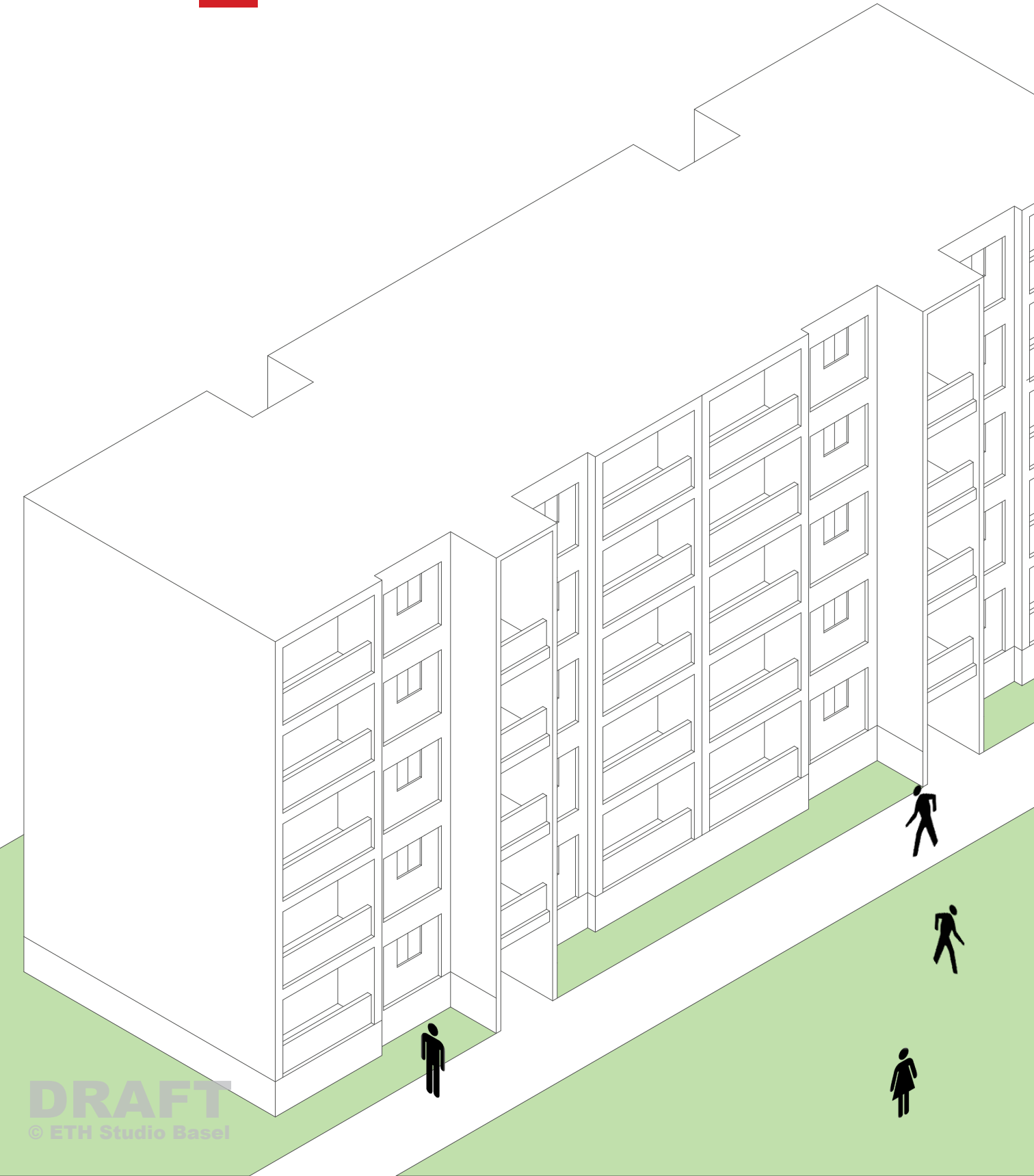
Infrastructure

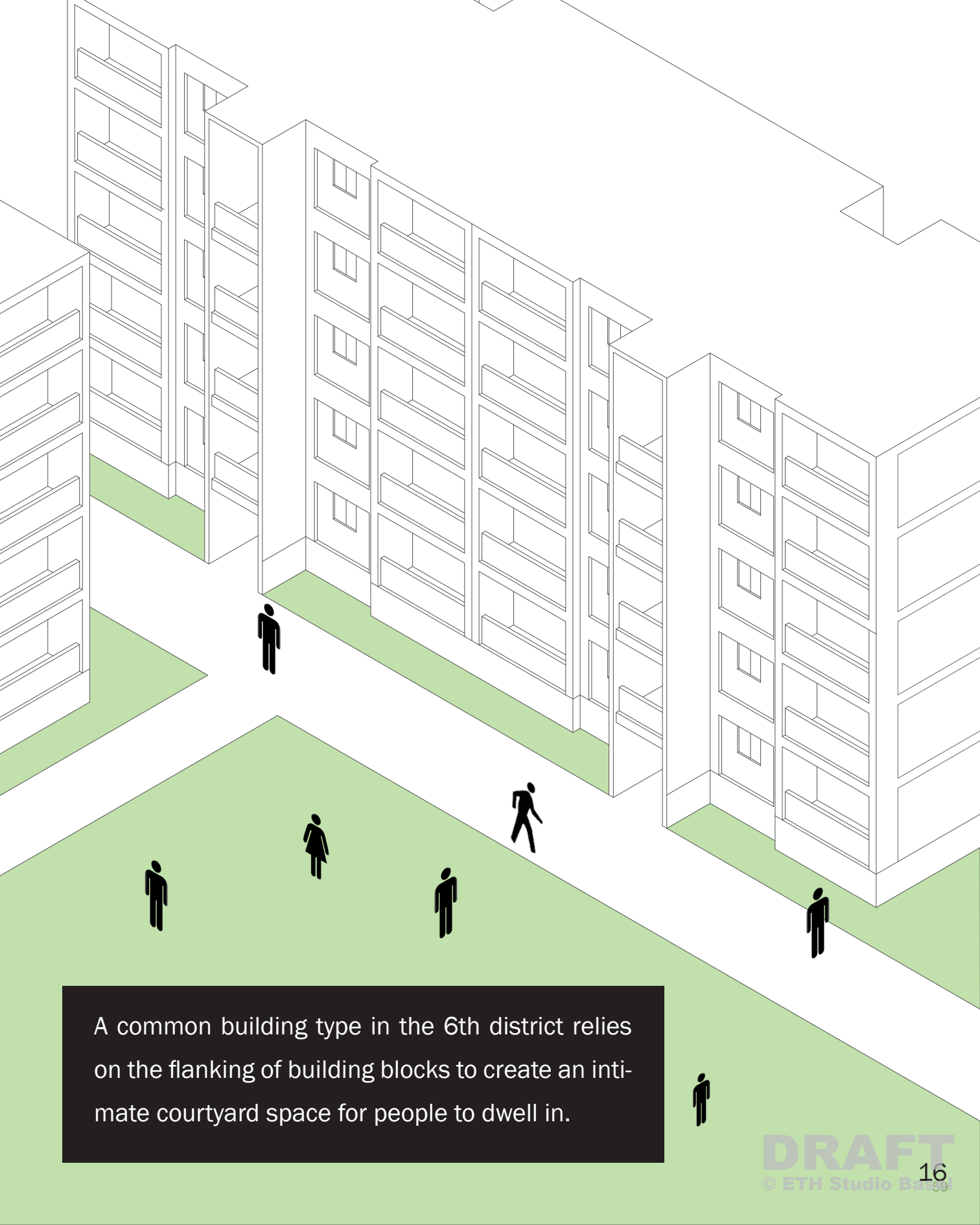


Leisure



TPOLOGY

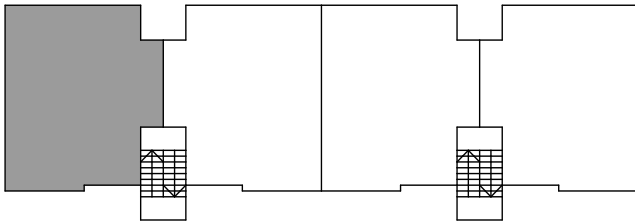




A common building type in the 6th district relies on the flanking of building blocks to create an intimate courtyard space for people to dwell in.

TPOLOGY





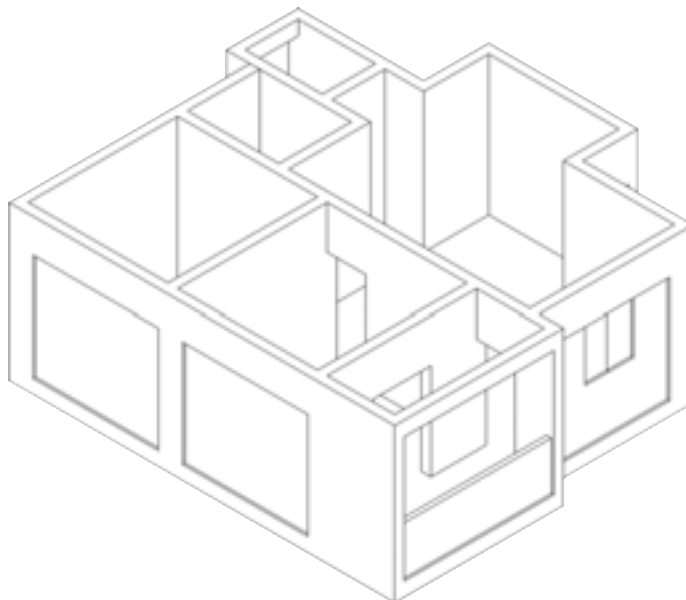
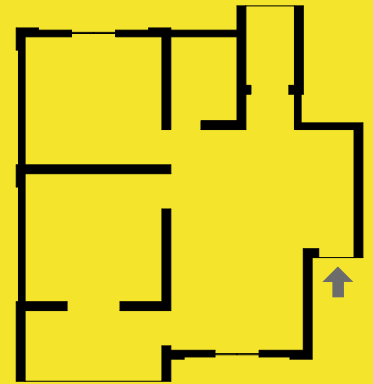
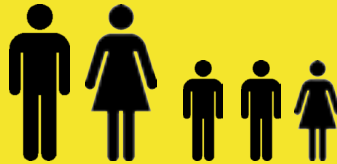
The majority of social housing provided in the area contain multiple number of apartments, of which a whole family share a two-bedroom apartment space.

Area of apartment = 56m.sq

No. of residents = 5

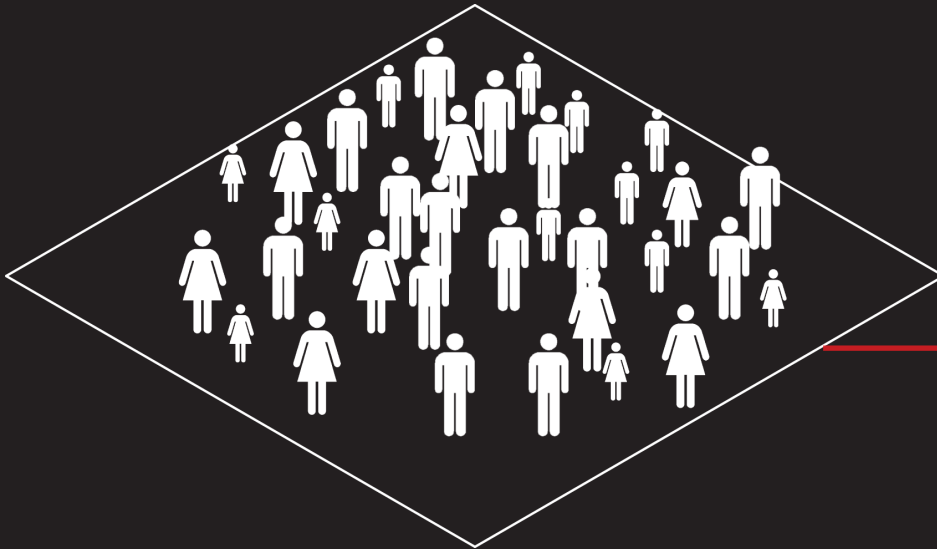
Average living space per person

$$= 11.2\text{m.sq}$$





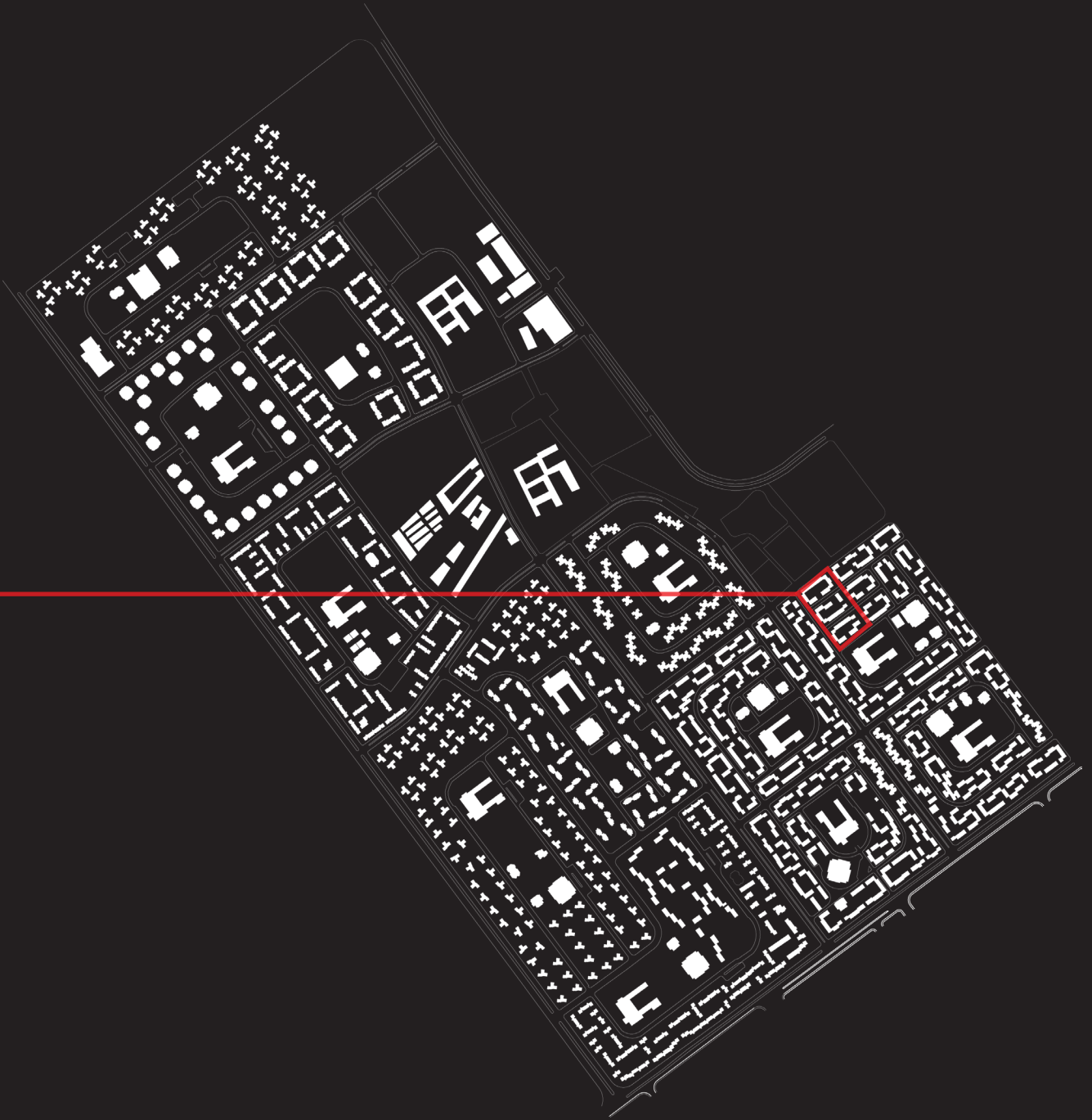
No. of Apartments per 10000 m² = 210



No. of Residents per 10000 m² = 1231



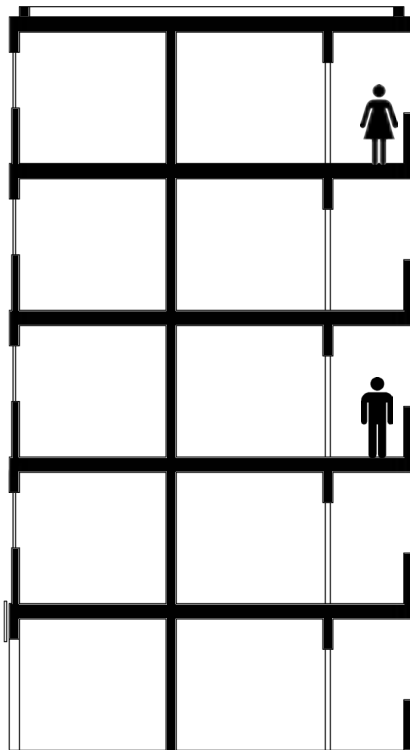
Communal court space per person = 7.18m²

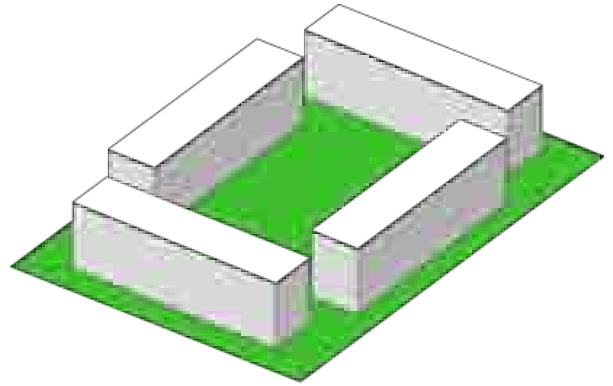


TYOLOGY

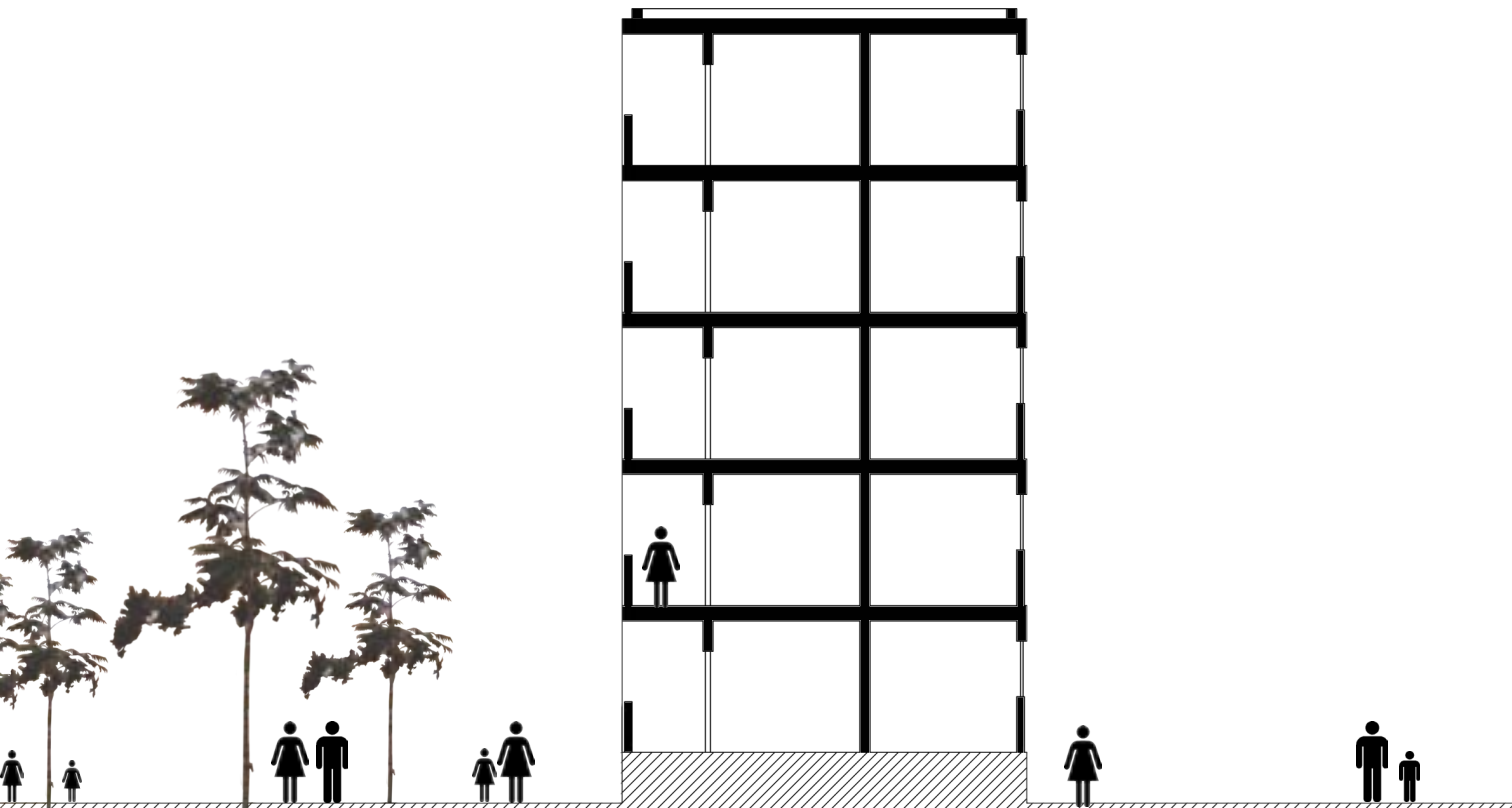
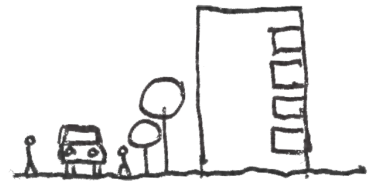


The courtyards between buildings provide communal space for neighbours to meet while protected by the buildings from the street and the sun.





With balconies positioned towards the interior, the living area is further protected from the noise and pollution from the streets.

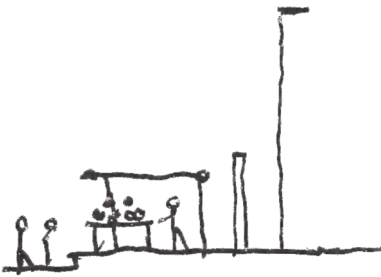
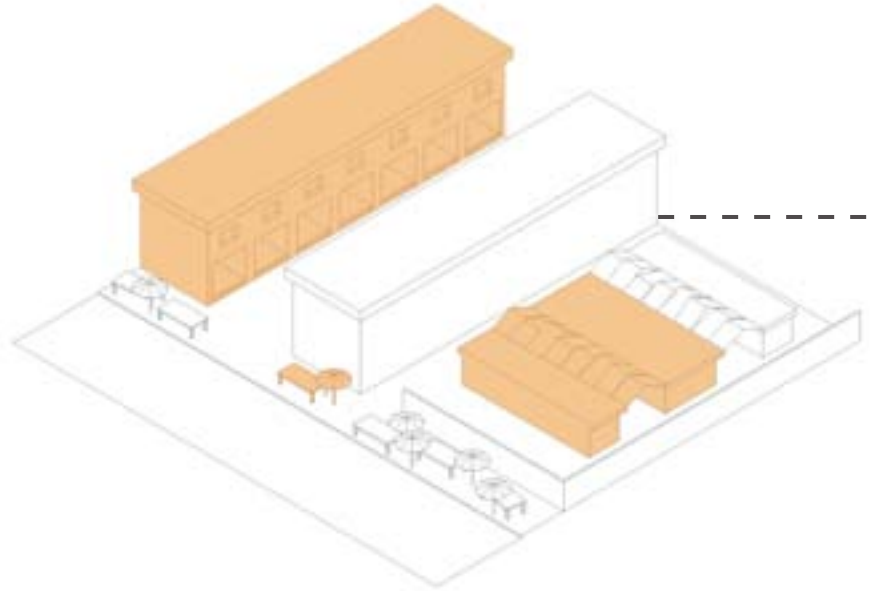


TYOLOGY

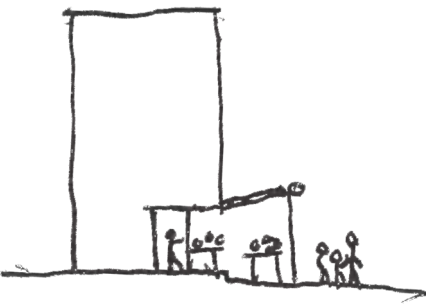




6th district Marketplace



Small freshfood stalls settle all along the pedestrian path while passer-bys walk on the streets instead



Ground floor stores is the most common type of commerical space in the district, with some incorporated with residential on top.



Informal sun-shading devices are built inbetween stores to shelter and extend store areas.

COMMERCIAL SPACE



- other public buildings
- shops
- schools
- entertainment park
- open space vegetable market
- mosque

Informal Street Vendors



Ground Floor Shops





COMMERCIAL SPACE

Sheltered Shopping blocks



DRAFT
© ETH Studio Basel

INDIVIDUALISATION



DRAFT
© ETH Studio Basel



Common types of plantation



Ostrya Carpinifolia

Origin: Europe, Asia
Medium use of water
Good shading



Platanus Persica

Origin: Asia, Middle East
Medium use of water
Often seen in cities



Shrub

High water use

Used as a natural barrier

Area of plantation = 1180000 m²

Amount of Water needed per year = 1504191 L


Average Water Use per person per year

= 100.3 L/year





=




 GREENERY



-  green with higher public use
-  green

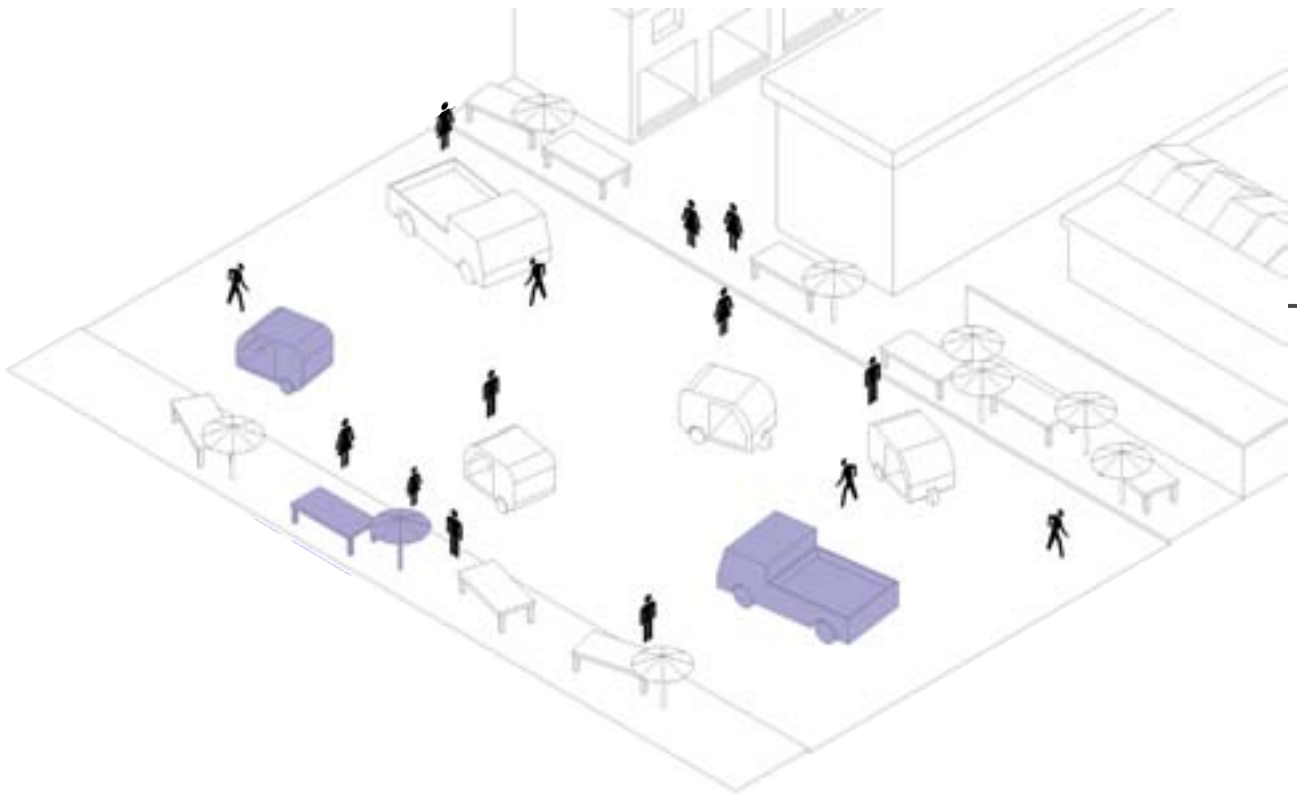




GREENERY



DRAFT
© ETH Studio Basel



The pedestrian paths are blocked off by small stalls, and residents tend to walk on the street instead.



The streets of the 6th district is mostly occupied by public transport, which takes residents to other part of the city.



- primary road
- secondary road
- tertiary road







لاند

تایگر





19

92

THE EXPANSION OF MEDIA CITY



1992

23 JULY REVOLUTION

1952

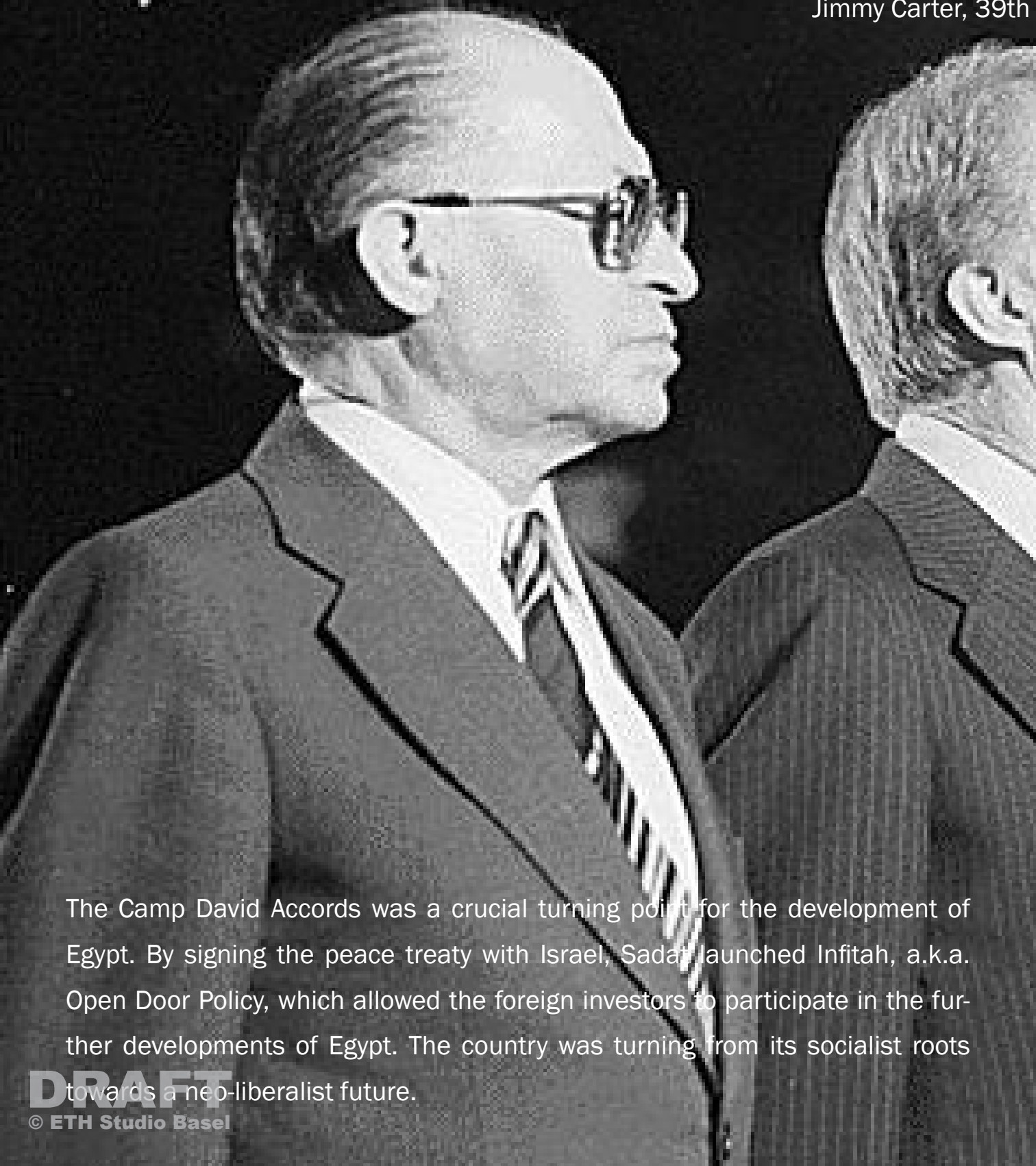
CAMP DAVID ACCORDS

1978

MEDIA CITY EXPANSION

Menachem Begin, 6th Israeli Prime Minister

Jimmy Carter, 39th



The Camp David Accords was a crucial turning point for the development of Egypt. By signing the peace treaty with Israel, Sadat launched Infitah, a.k.a. Open Door Policy, which allowed the foreign investors to participate in the further developments of Egypt. The country was turning from its socialist roots

Camp David Accords 1978

President of the USA

Anwar El Sadat, 3rd President of Egypt

“Let us pledge to make this spirit of Camp David a new chapter in the history of our nation.”

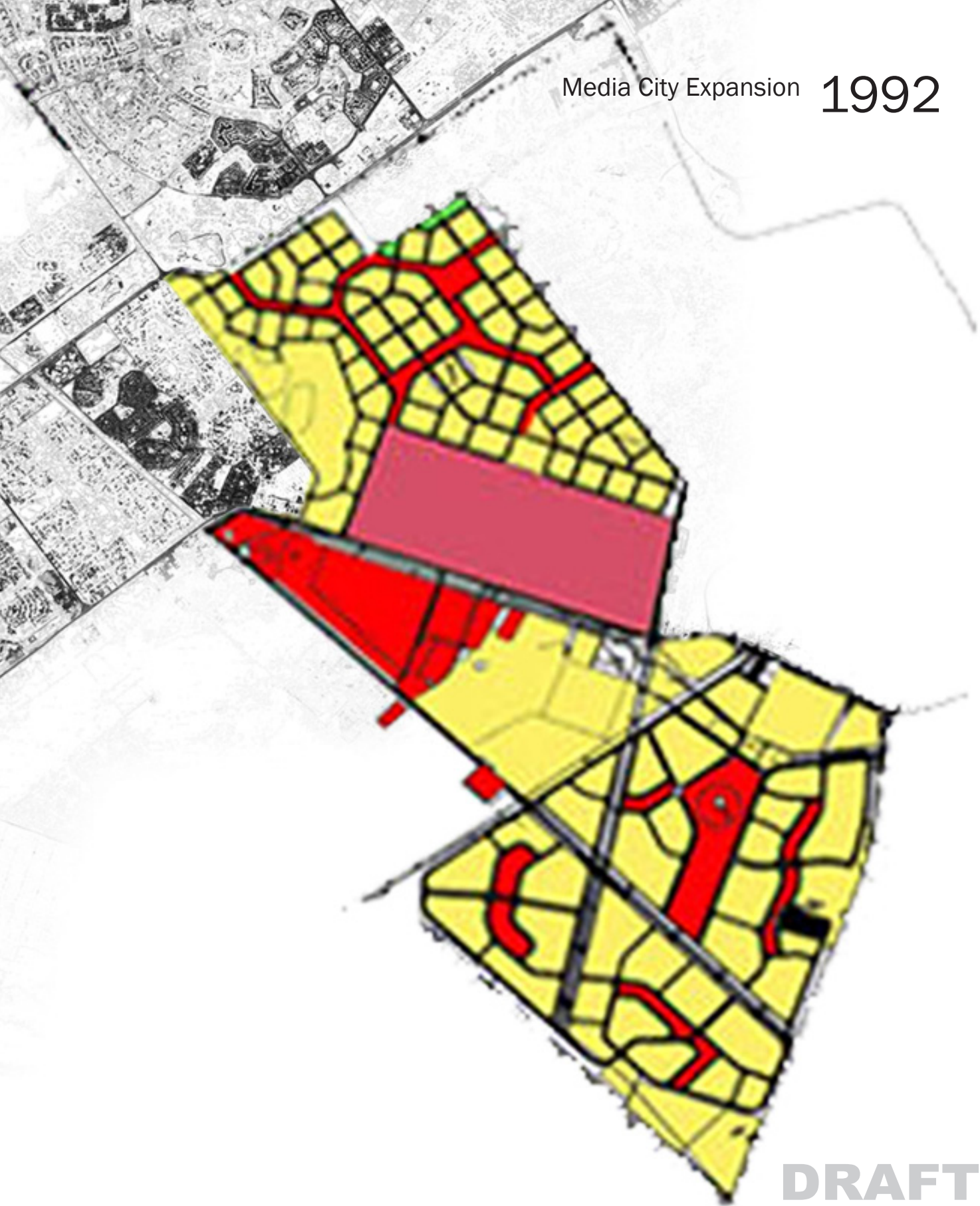
In the second stage of the Development of 6 of October City, large amounts of land were allocated for **touristic use**. Attracted by the closeness to the pyramids, foreign investors started to build hotels. On the other hand, the growing demand for television shows resulted in the founding of **media city**.



23 July Revolution 1952

The revolution in 1952 marked a new period of socialist movements and **modernization** for Egypt.

Media City Expansion 1992





7 km



CASE STUDY - 7TH DISTRICT



The 7th district is composed of two parts: one half public housing and one half private housing. This dilemma of two worlds coexisting make this an ideal area to study the change of socialist thinking to neo-liberalist thinking.



CASE STUDY - 7TH DISTRICT



DRAFT
© ETH Studio Basel



Typology



Commercial Space



Individualisation



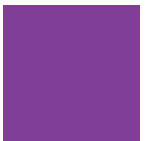
Greenery



Infrastructure

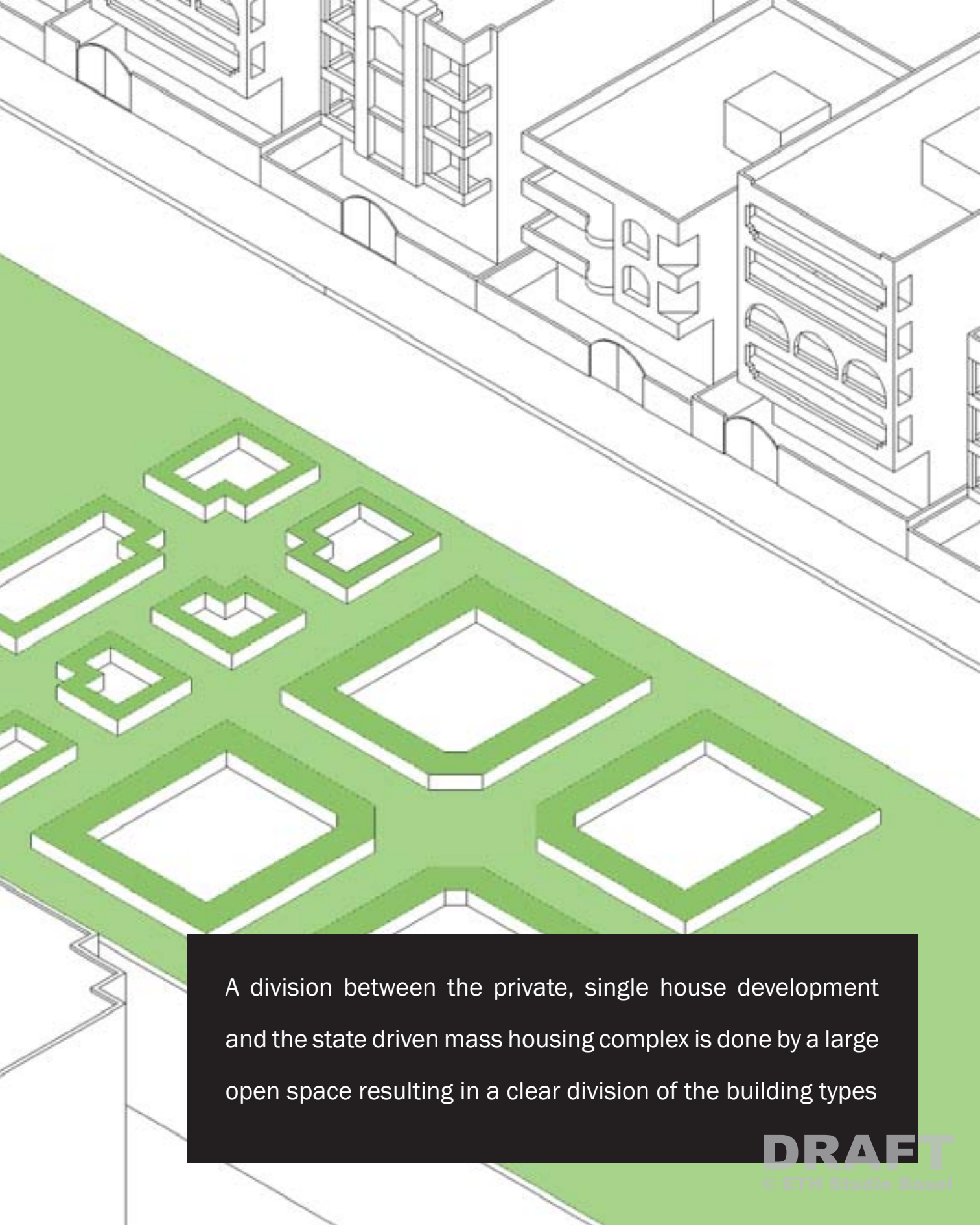


Leisure



TPOLOGY





A division between the private, single house development and the state driven mass housing complex is done by a large open space resulting in a clear division of the building types

TYOLOGY



DRAFT
© ETH Studio Basel

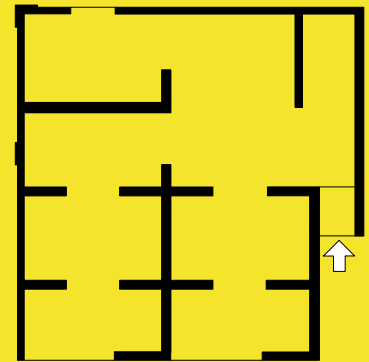
The apartments in the Seventh district are relatively spacious with every family member having their own room.

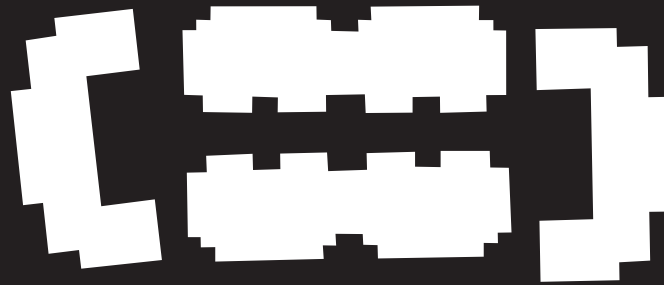
Area of apartment = 82m.sq

No. of residents = 4

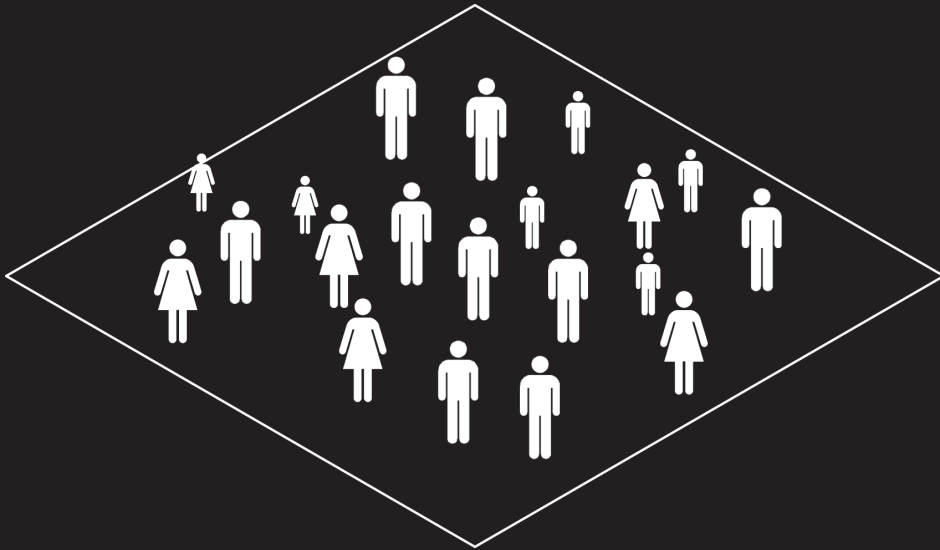
Average living space per person

$$= 20.5\text{m}^2$$

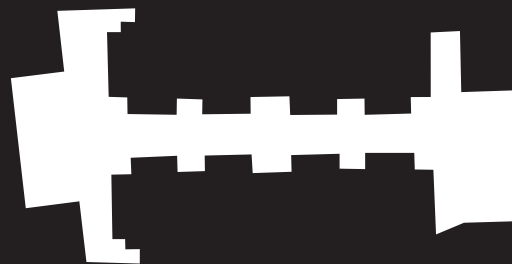




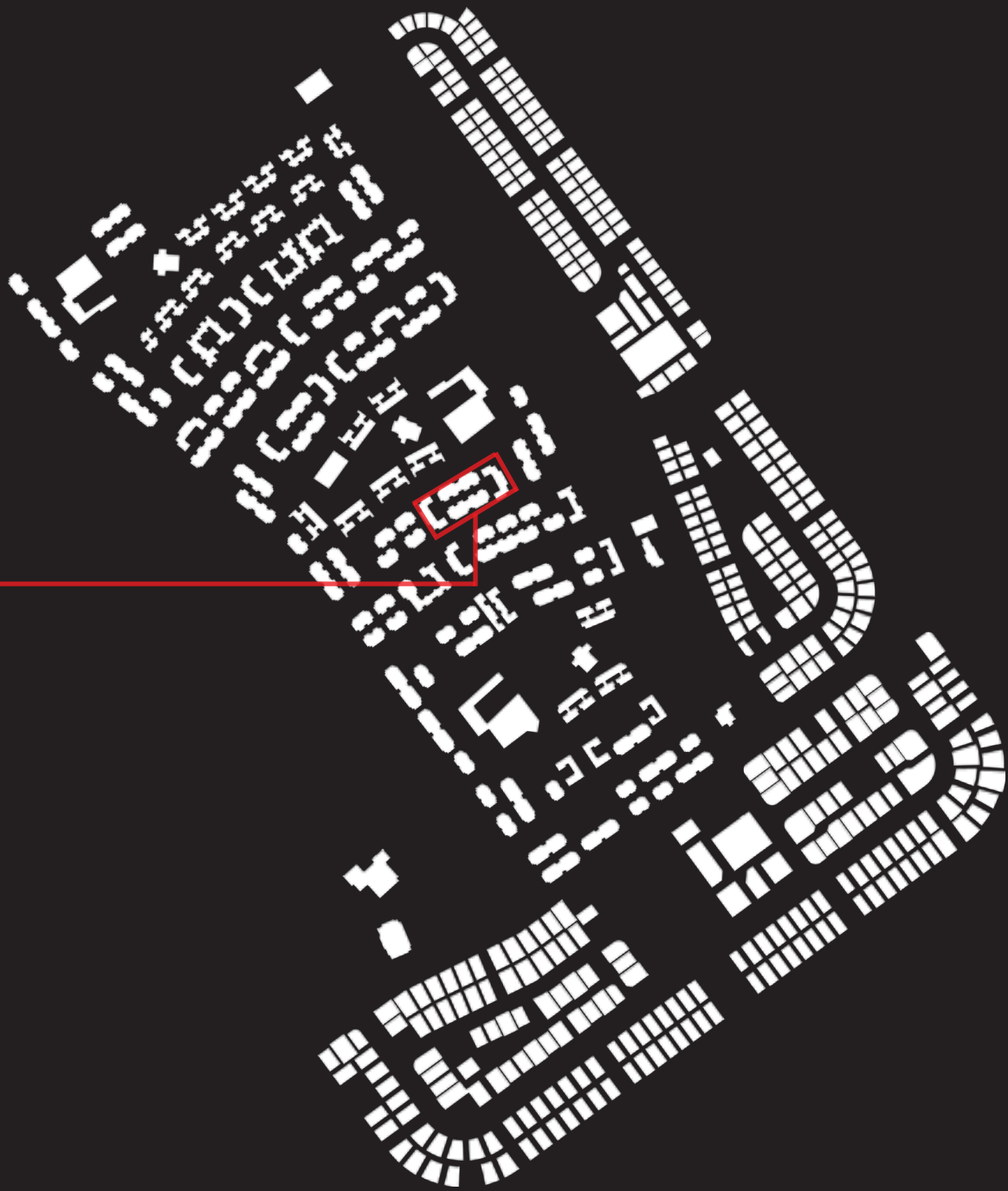
No. of Apartments per 10000 m² = 120

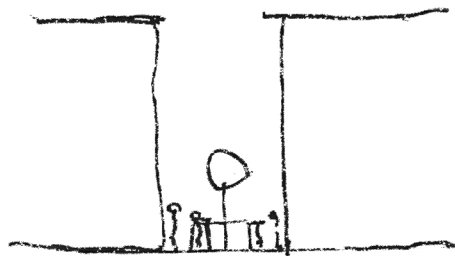


No. of Residents per 10000 m² = 480

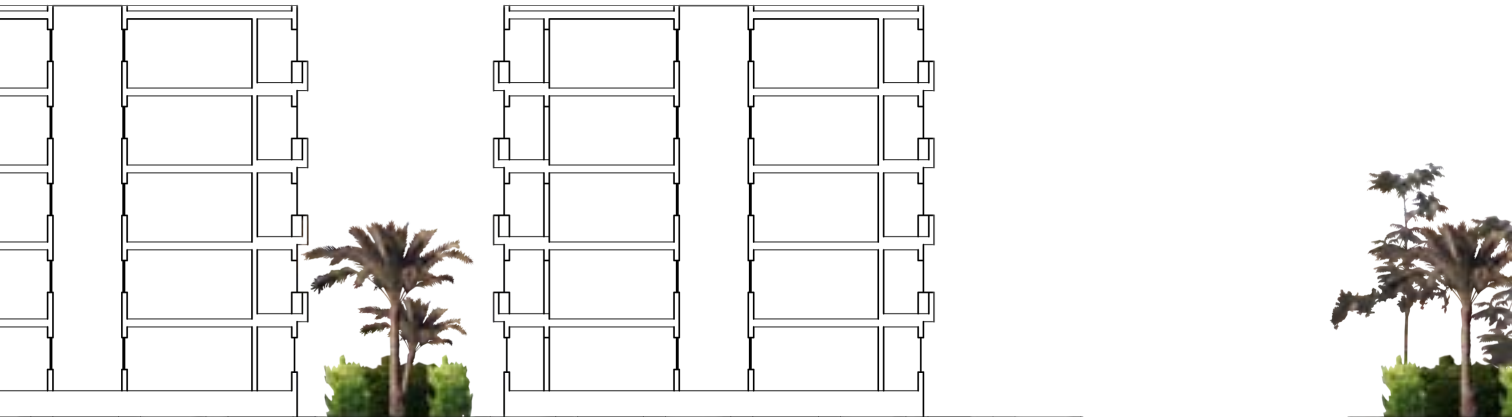


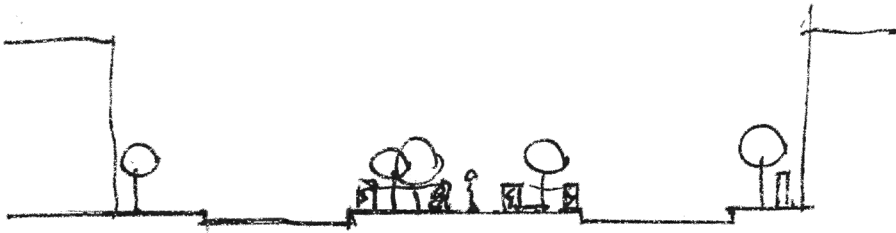
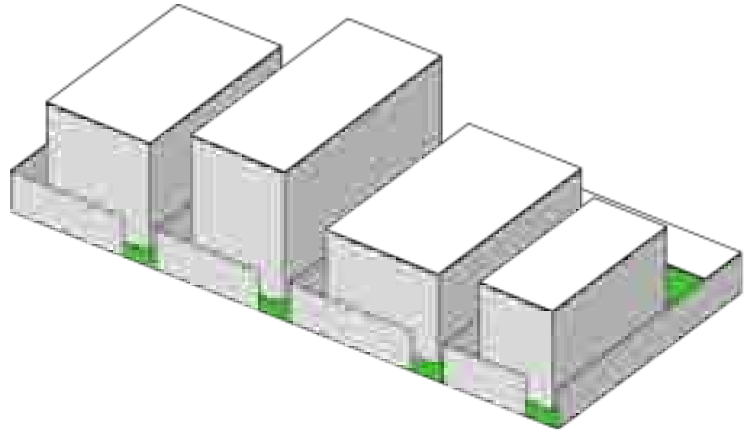
Communal court space per person = 16.5m²





The same courtyards between buildings can also be found inside social buildings, however with much reduced space.





Greenery in the 7th district is centralised into a strip flanked by two main streets, making it daunting for residents to use.



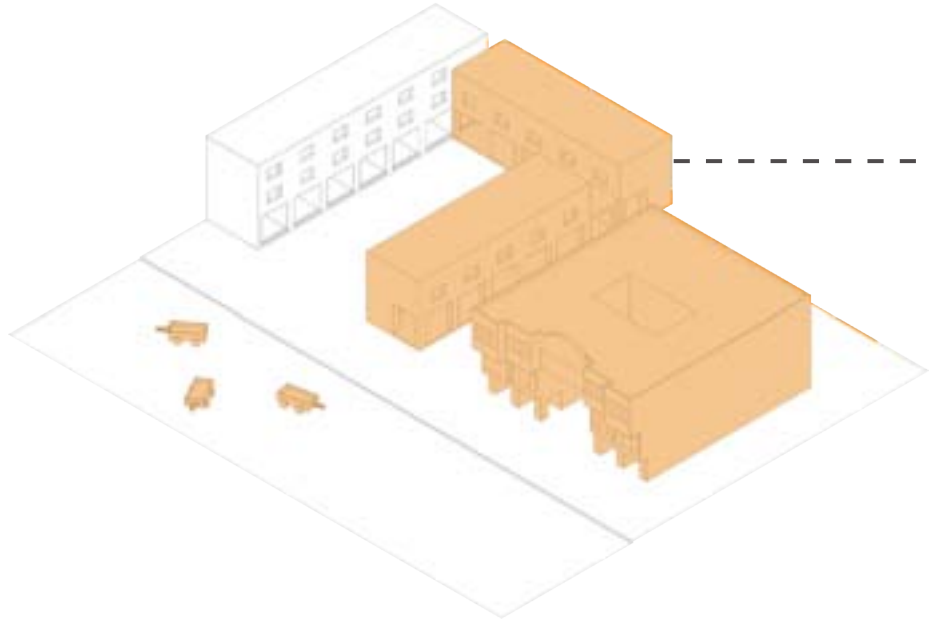
TPOLOGY



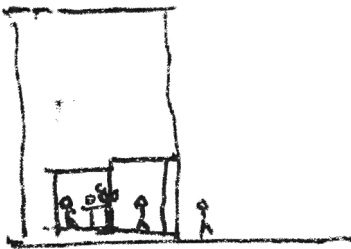
DRAFT
© ETH Studio Basel



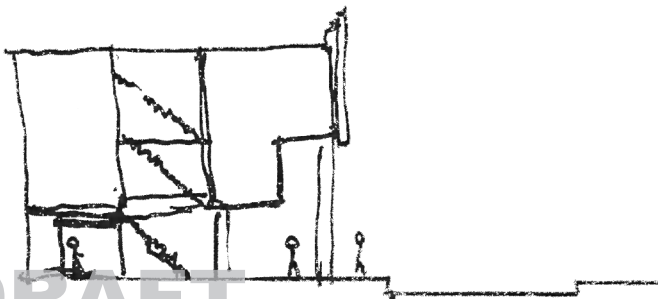
DRAFT
© ETH Studio Basel



Without a central commercial area, mobile vendors carry their donkey and goods around to sell merchandise

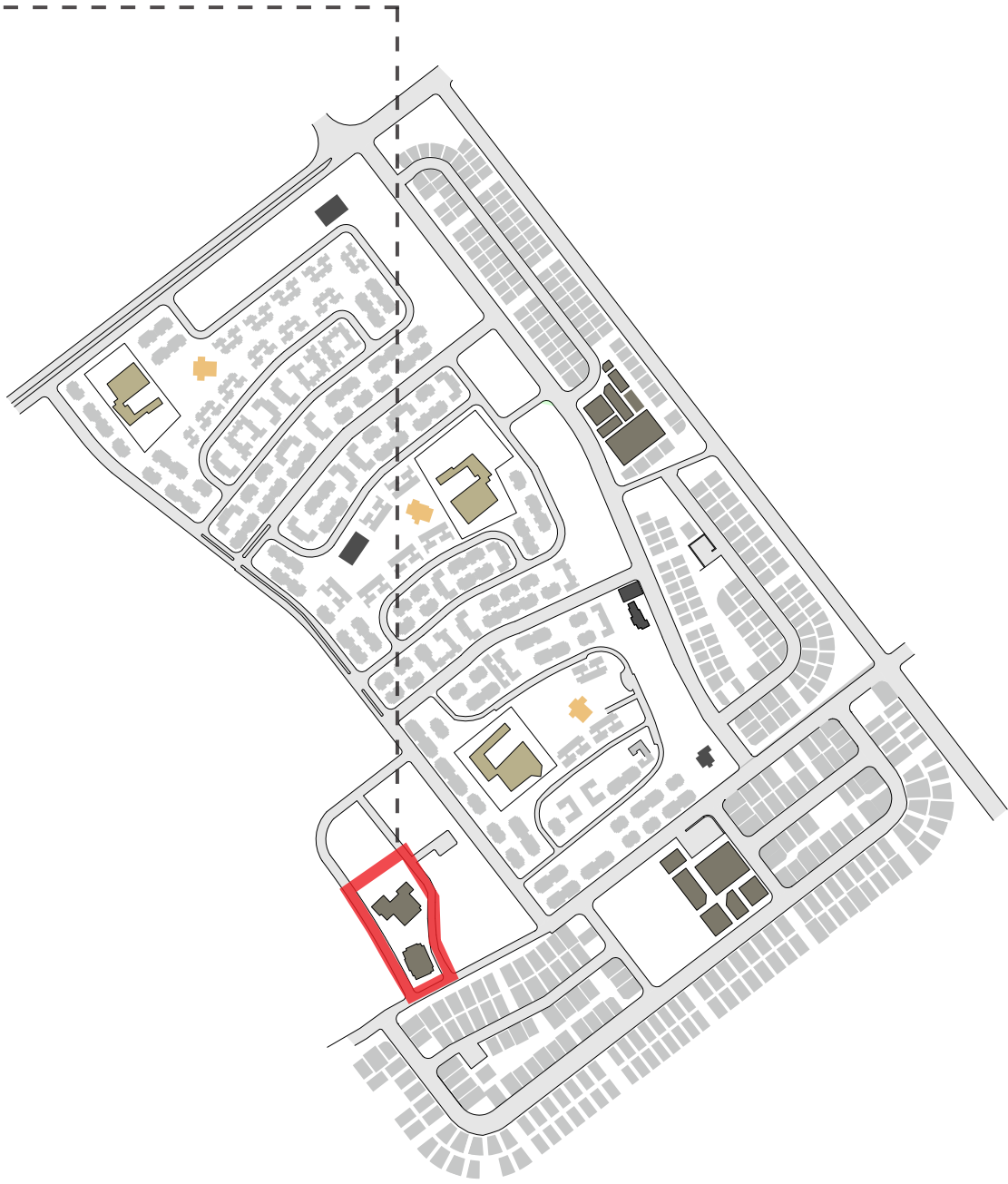


The use of arcades is quite common in the 7th district, providing proper sun-shading to shops.



Shopping centres which provide a varied shops to shop for daily needs.

COMMERCIAL SPACE



- other public buildings
- shops
- schools
- entertainment park
- open space vegetable market
- mosque



COMMERCIAL SPACE

مركز المفكر التجاري

احمد مختار شرق الدين

CENEDI

جنايدى

مكتبة براديسيو

مقهى

شركت بينى وبينكم انه كان بعباده خيرا بصيرا
سنة الله العظيم

DRAFT
© ETH Studio Basel

INDIVIDUALISATION



DRAFT
© ETH Studio Basel



DRAFT
© ETH Studio Basel

Common types of plantation



Ostrya Carpinifolia

Origin: Europe, Asia
Medium use of water
Good shading



Platanus Persica

Origin: Asia, Middle East
Medium use of water
Often seen in cities



Fraxinus Americana

Origin: North Africa
Low use of water



Shrub

High water use
Used as a natural barrier



Platanus Persica

Origin: Asia, Middle East
Medium use of water
Often seen in cities

Area of plantation = 604200 m²

Amount of Water needed per year = 235201 L


Average Water Use per person per year

$$= 297.9 \text{ L/year}$$





=



 GREENERY



-  green with higher public use
-  green



DRAFT
© ETH Studio Basel

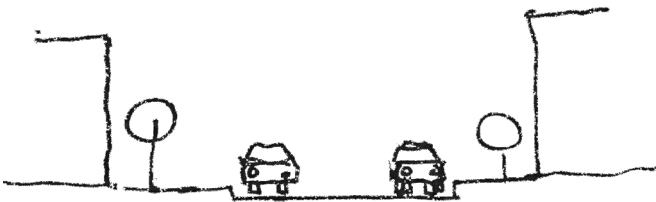


GREENERY

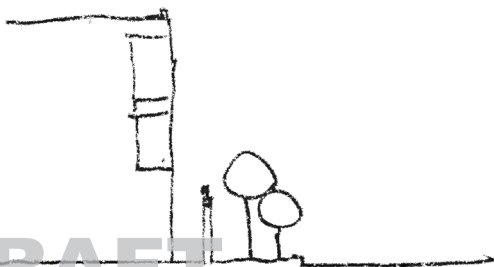


DRAFT
© ETH Studio Basel

INFRASTRUCTURE



The large amount of cars results in a primary use of the streets as a parking spot.

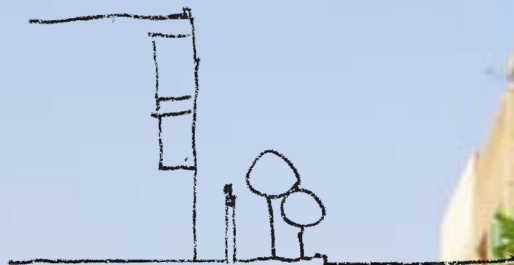


By growing trees and plantations on the side walks, private housing residents prevent other people walking on their side of the road.



- primary road
- secondary road
- tertiary road





DRAFT
© ETH Studio Basel

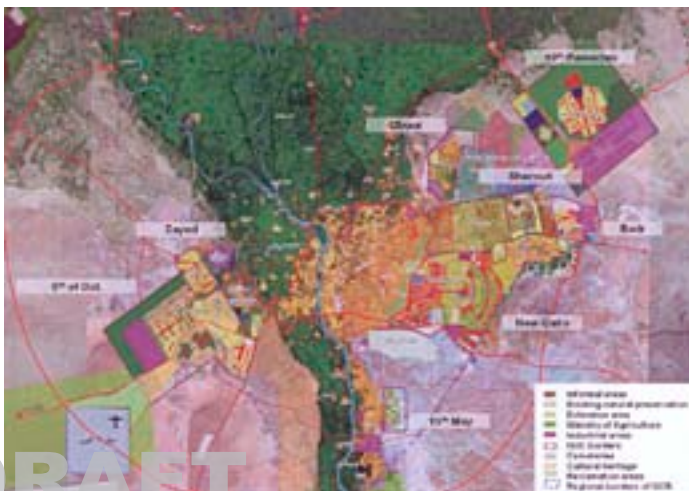




19

95

THE NEOLIBERALIST NEW TOWNS



1995

HOWARDS GARDEN CITY MOVEMENT 1898

CAMP DAVID ACCORDS 1978

ABU DHABI FUND FOR DEVELOPMENT 1995

SEPTEMBER 11 2001

SECOND GENERATION DESERT CITIES

"All the News That's Fit to Print"

The New York Times

LATE CITY EDITION

Monday, March 27, 1979. Daily Edition. Telephone Area Code 212. Subscriptions: Single copy 15¢. Subscriptions: 1 Year \$12.00. 6 Months \$7.00. 3 Months \$4.00.

VOL. CLXXIII . . . No. 49,319 NEW YORK, TUESDAY, MARCH 27, 1979 \$9 CENTS

EGYPT AND ISRAEL SIGN FORMAL TREATY, ENDING A STATE OF WAR AFTER 30 YEARS; SADAT AND BEGIN PRAISE CARTER'S ROLE

OPEC P... NEW O... AND O... Saudi Sig... Big Inc... CH D...



The Camp David Accords were signed by Egyptian President El Sadat and Israeli Prime Minister Begin on September 17, 1978, following twelve days of secret negotiations at Camp David. This led directly to the 1979 Israel-Egypt Peace Treaty, and resulted in Sadat and Begin sharing the 1978 Nobel Peace Prize.



President Carter with Sadat and Begin.

CEREMONY IS FESTIVE

Accord on Sinai Oil Opens Way to the First Peace in Mideast Dispute

By MICHAEL O'ROURKE
Special to The Times

WASHINGTON, March 27 — After celebrating each other for the past 30 years in hostile language, Egypt and Israel signed a formal treaty in the White House today to end the long and bitter Arab-Israeli conflict.

On this chilly early spring day, about 1,000 invited guests and thousands more watching television saw President Jimmy Carter and Egyptian President Anwar Sadat and Israeli Prime Minister Menachem Begin.

Statements of statements of signing are on page A11. Photos by AP Wirephoto. Camp David Accords are on page A12. A-17 (cont.)

Mood of Peace Seems Sombre And Uncertain

By ROBERT ROSEN
Special to The Times

WASHINGTON, March 27 — Menachem Begin, Israel's Prime Minister, said today that the signing of the peace treaty between Egypt and Israel was a "historic moment" but that the mood was "sombre and uncertain."

Begin's remarks were made at a news conference in Jerusalem following the signing of the treaty. He said that the signing was a "historic moment" but that the mood was "sombre and uncertain."



Treaty Impact Still Unknown

"Hopes and Dreams" but "No Basis" for Career

By MICHAEL O'ROURKE
Special to The Times

WASHINGTON, March 27 — The treaty between Egypt and Israel signed today may mean the end of the long and bitter Arab-Israeli conflict, but the impact of the agreement remains unclear.

President Carter, who was not invited to the signing ceremony, said that he was "pleased" that the two nations had signed a formal treaty.

President Carter, who was not invited to the signing ceremony, said that he was "pleased" that the two nations had signed a formal treaty.

"Hopes and Dreams" but "No Basis" for Career

By MICHAEL O'ROURKE
Special to The Times

WASHINGTON, March 27 — The treaty between Egypt and Israel signed today may mean the end of the long and bitter Arab-Israeli conflict, but the impact of the agreement remains unclear.

President Carter, who was not invited to the signing ceremony, said that he was "pleased" that the two nations had signed a formal treaty.

"Hopes and Dreams" but "No Basis" for Career

By MICHAEL O'ROURKE
Special to The Times

Palestinians, Reacting to the Pact, Go on Strike and Denounce Egypt

WASHINGTON, March 27 — Thousands of Palestinians went on strike today to protest the signing of the peace treaty between Egypt and Israel. The strike was organized by the Palestine Liberation Organization (PLO) and the PLO Executive Committee.

Members of the PLO Executive Committee said that the treaty was "a betrayal of the Palestinian people" and that it would lead to the annexation of the West Bank and Gaza.

1978 DRAFT Camp David Accords © ETH Studio Basel

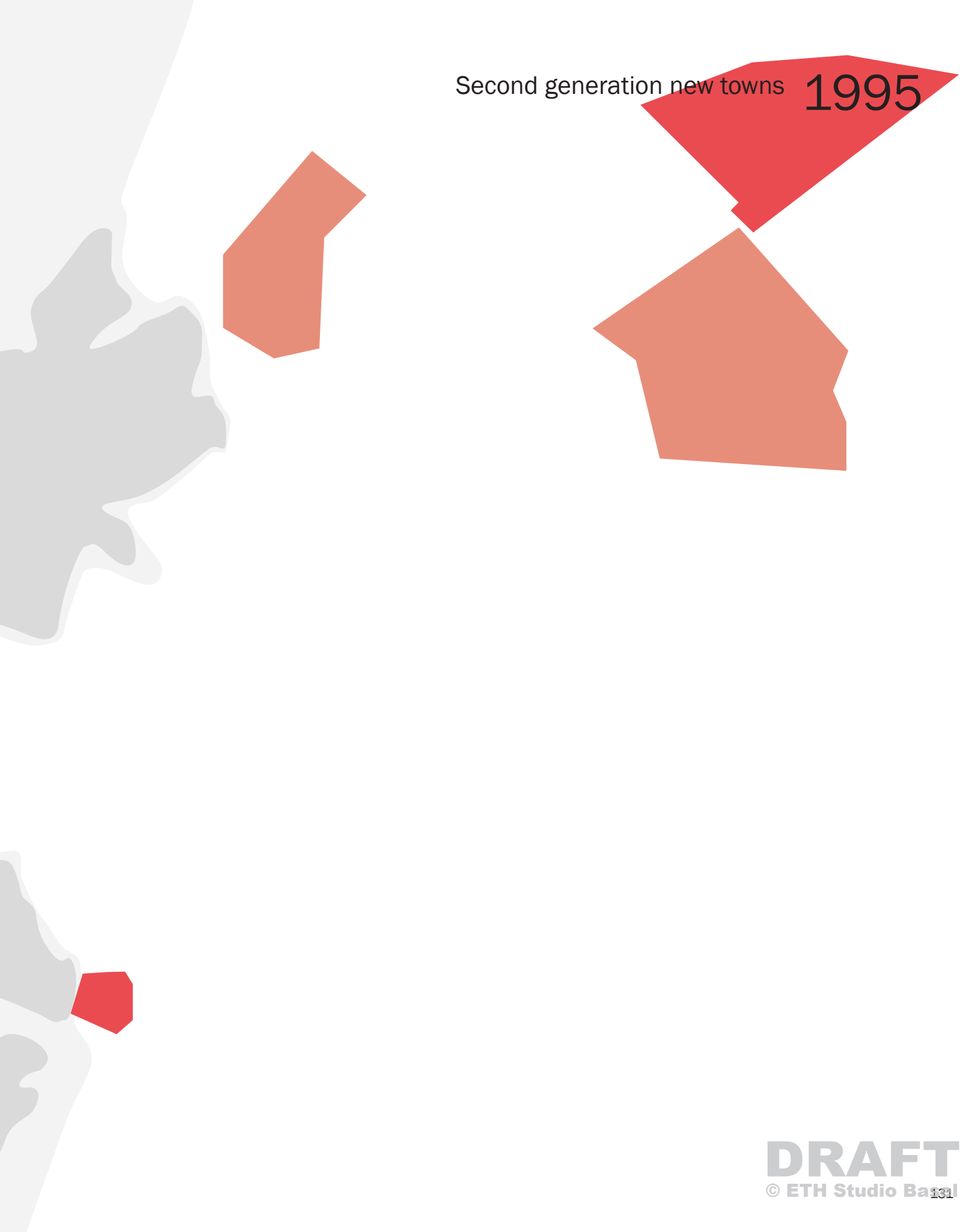
In 1995 The Abu Dhabi Fund for Development decided to provide public housing and public services in the area of Sheik Zaid. To honor the former ruler of Abu Dhabi



In contrast to the **first generation of cities**, **later founding's** of cities concentrated on private investments into high income gated compounds. Areas like Sheik Zaid and New Cairo developed to strongholds of foreign investors.

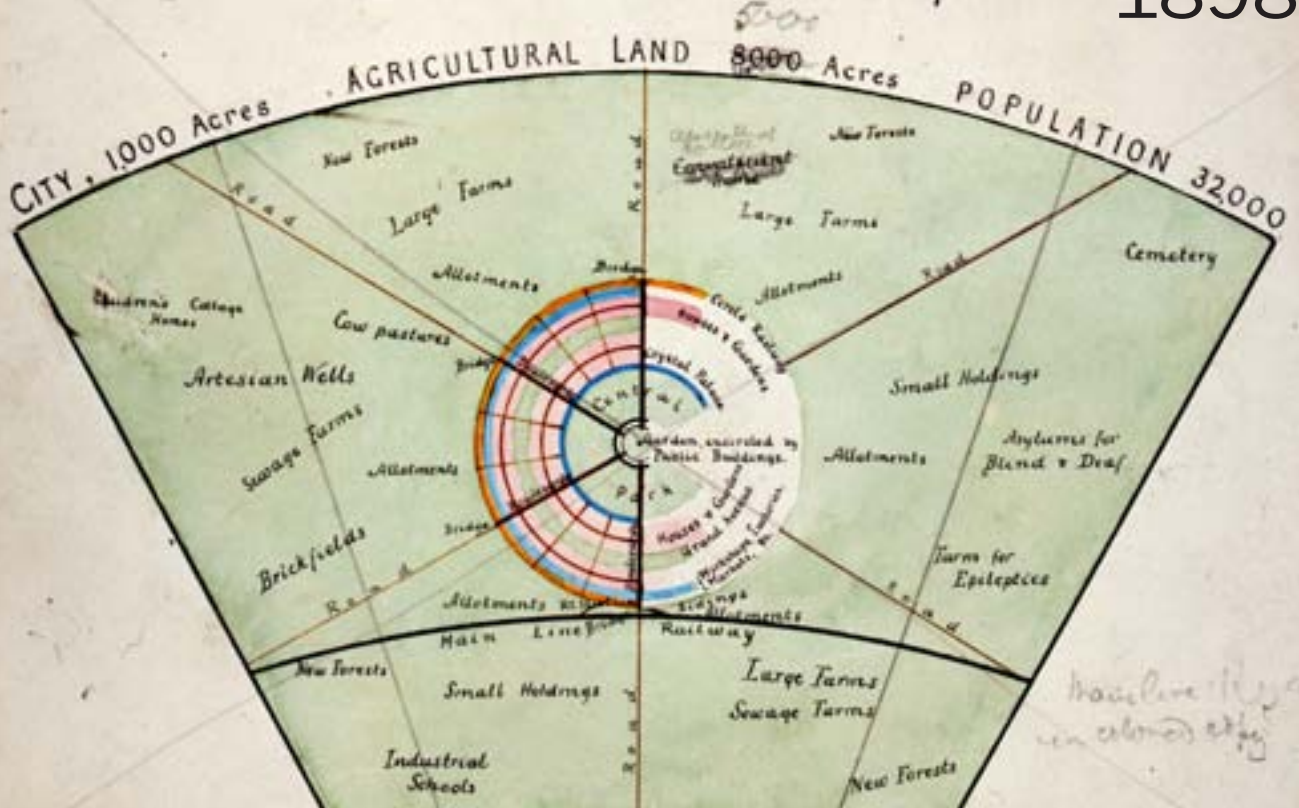


Second generation new towns 1995

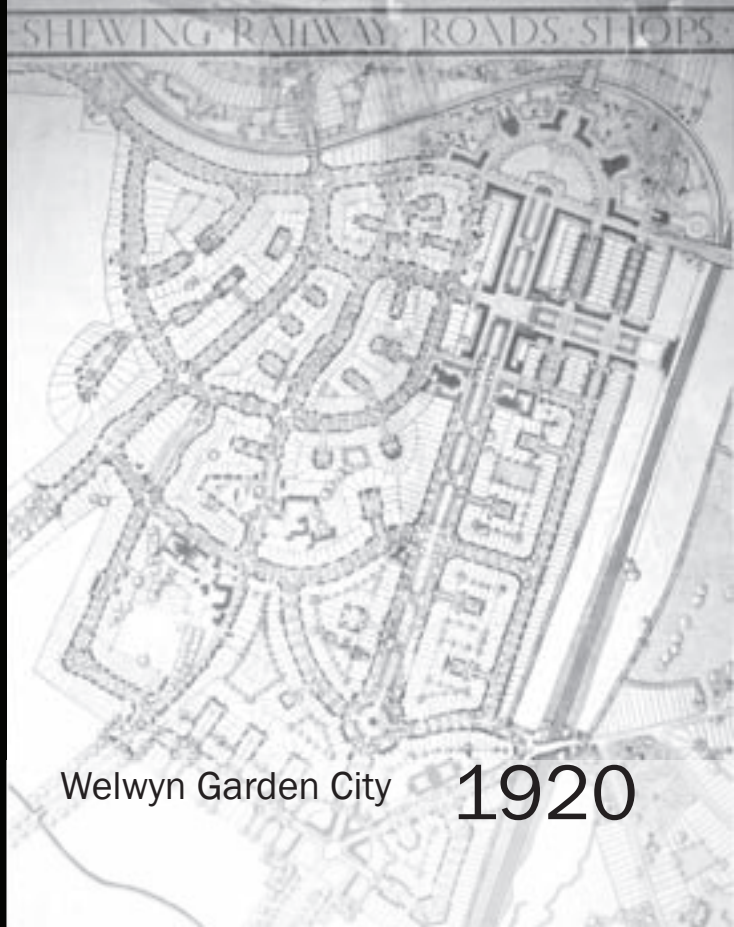


GARDEN-CITY

1898



The garden city movement is an approach to urban planning that was founded in 1898 by Sir Ebenezer Howard. Garden cities were intended to be planned, self-contained, communities surrounded by greenbelts, containing carefully balanced areas of residences, industry, and agriculture. Welwyn Garden City was the second garden city in England (founded 1920) and one of the first



Welwyn Garden City

1920

Pictures of victims following the 9/11 terror attacks 2001

After the 9/11 Terrorist attacks, large amounts of Investments funds were redirected from America to Arabian countries due to stricter US laws prejudice by the American society.



Investment of Oil Capital Pre-9/11

A world map with a red pushpin in the Middle East region. Several light blue curved arrows originate from the Middle East and point towards North America, Europe, and Asia, representing investment flows before the 9/11 attacks.



Investment of Oil Capital Post-9/11

A world map with a red pushpin in the Middle East region. Several light blue curved arrows originate from the Middle East and point towards North America, Europe, and Asia, representing investment flows after the 9/11 attacks. The arrows appear more numerous and thicker than in the pre-9/11 map, indicating increased investment.



4km
DRAFT
© ETW Architects Basel



CASE STUDY - MENA GARDEN

© 2011 Studio Bassil



Mena Garden is famous for being a full fledged all-villas compound, where the villas' owners live permanently while having 24/7 security. In addition to the wide range of services offered, the compound retains quietness, privacy, serenity and security while the designs of the villas and the greenery are boasting a top luxury image.



CASE STUDY - MENA GARDEN





Typology



Commercial Space



Individualisation



Greenery



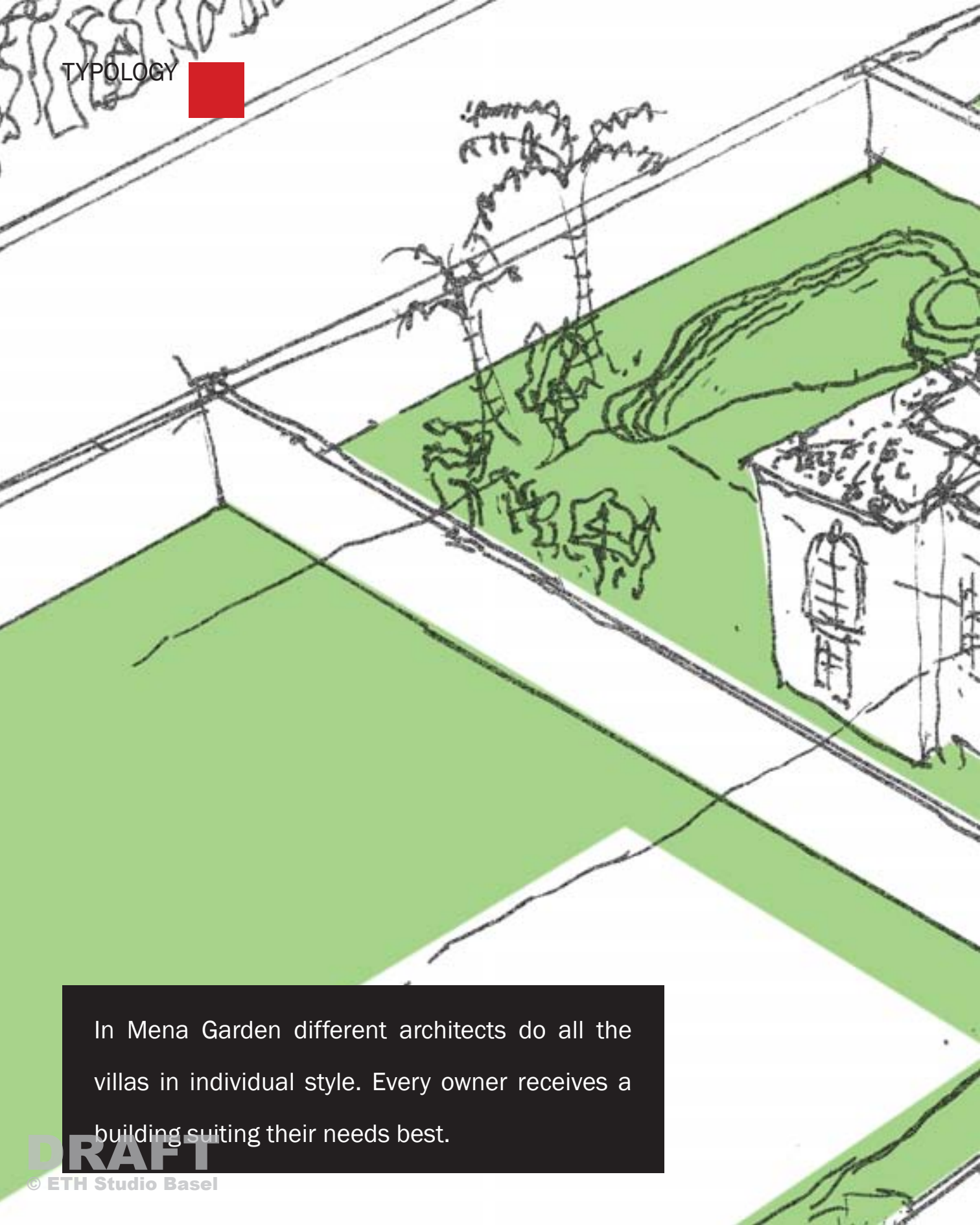
Infrastructure



Leisure



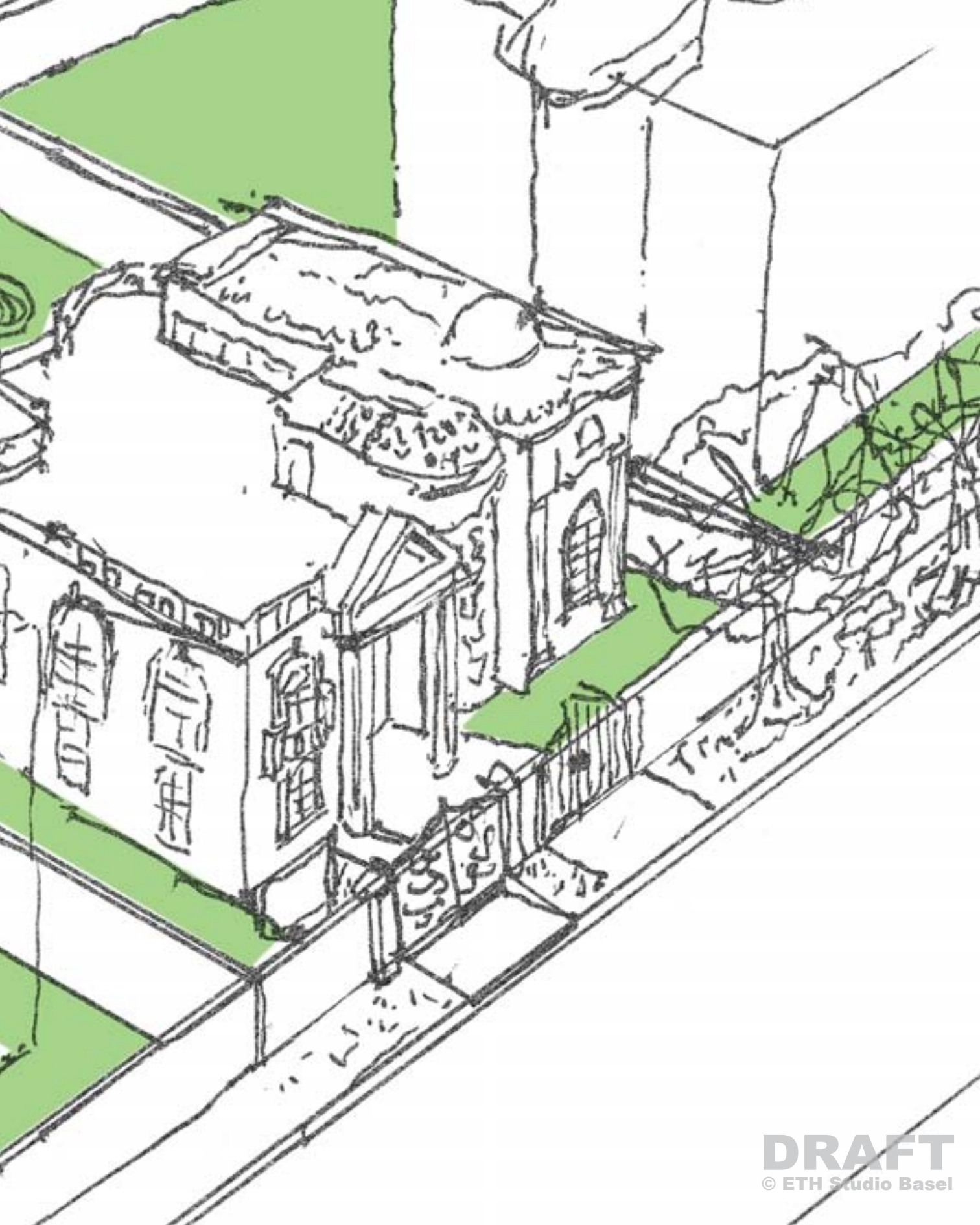
TYOLOGY



In Mena Garden different architects do all the villas in individual style. Every owner receives a building suiting their needs best.

DRAFT

© ETH Studio Basel



TPOLOGY



DRAFT
© ETH Studio Basel

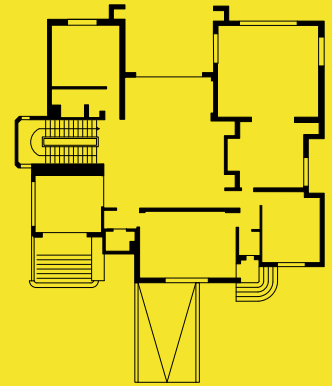
Mena gardens only consist out of villas designed for every owner individually

Area of apartment = 350 m²

No. of residents = 3

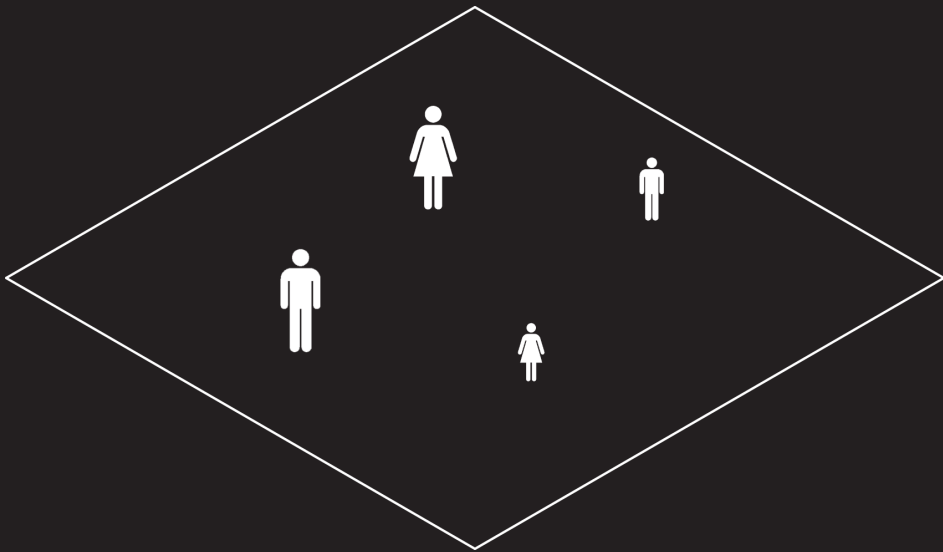
Average living space per person

$$= 116 \text{ m}^2$$





No. of Houses per 10000 m² = 7

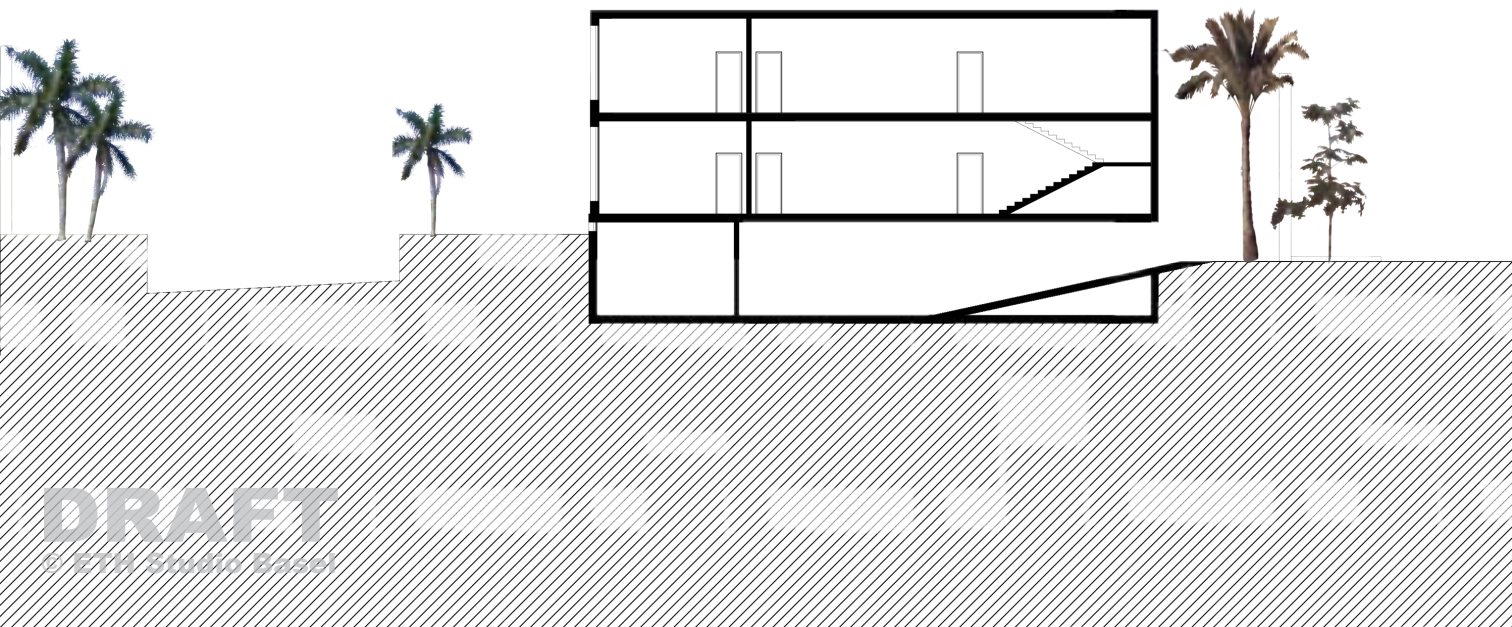


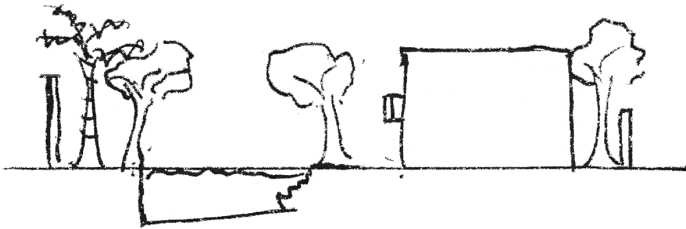
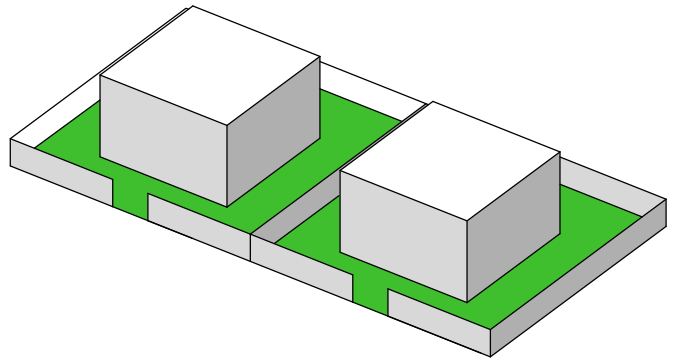
No. of Residents per 10000 m² = 21



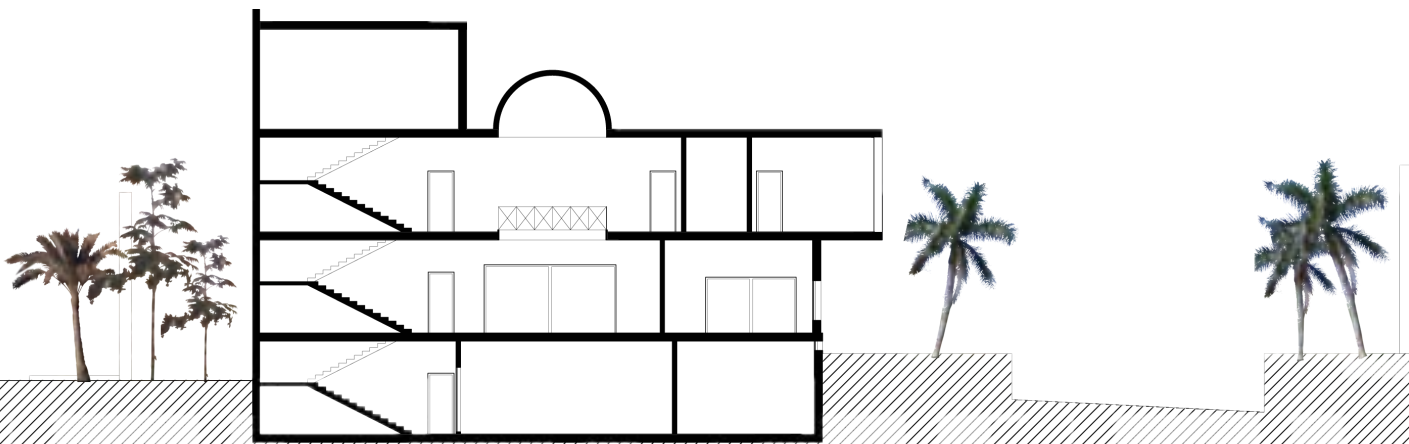


In addition to the individual garages in each villa, the street is also used as a parking lot. Due to this fact the streets are not pedestrian friendly

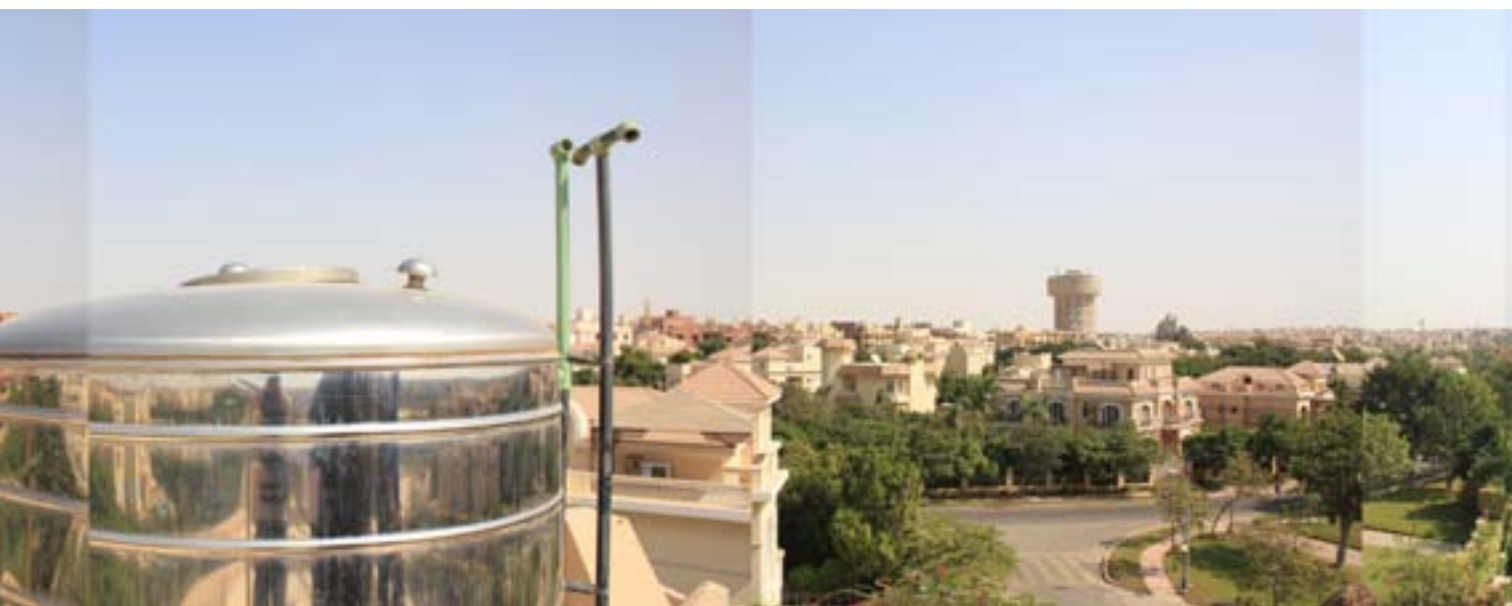
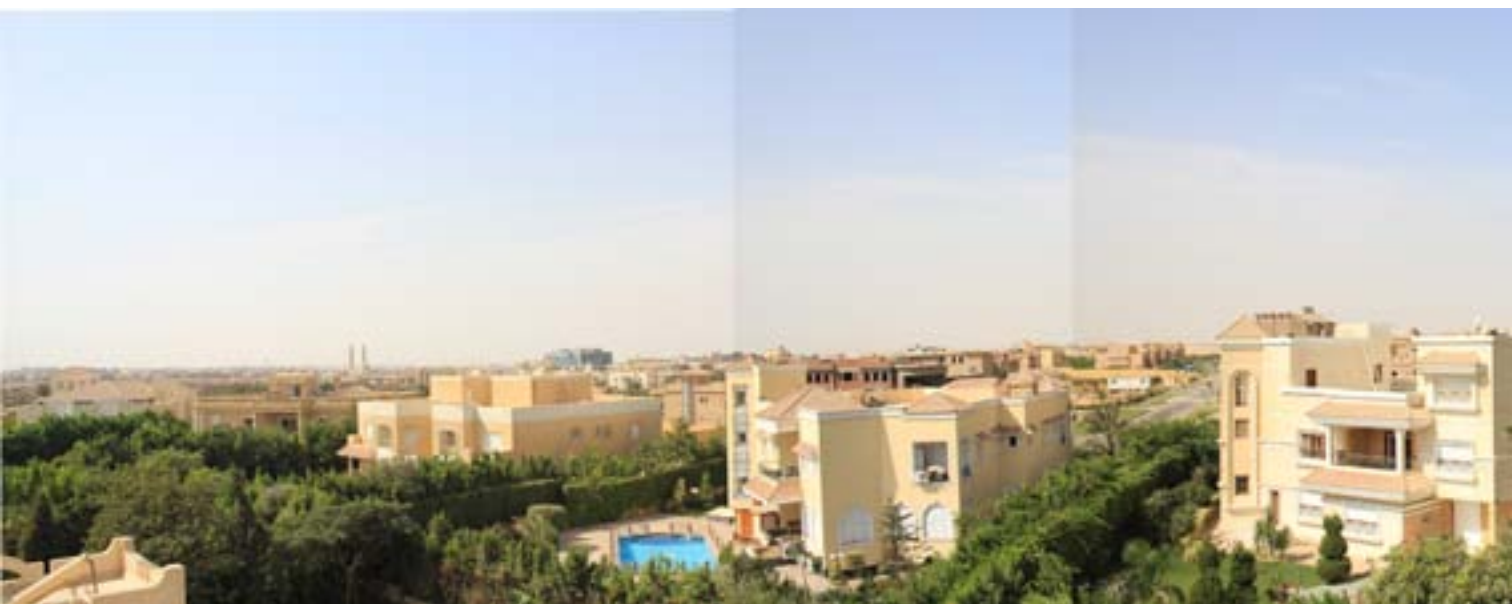




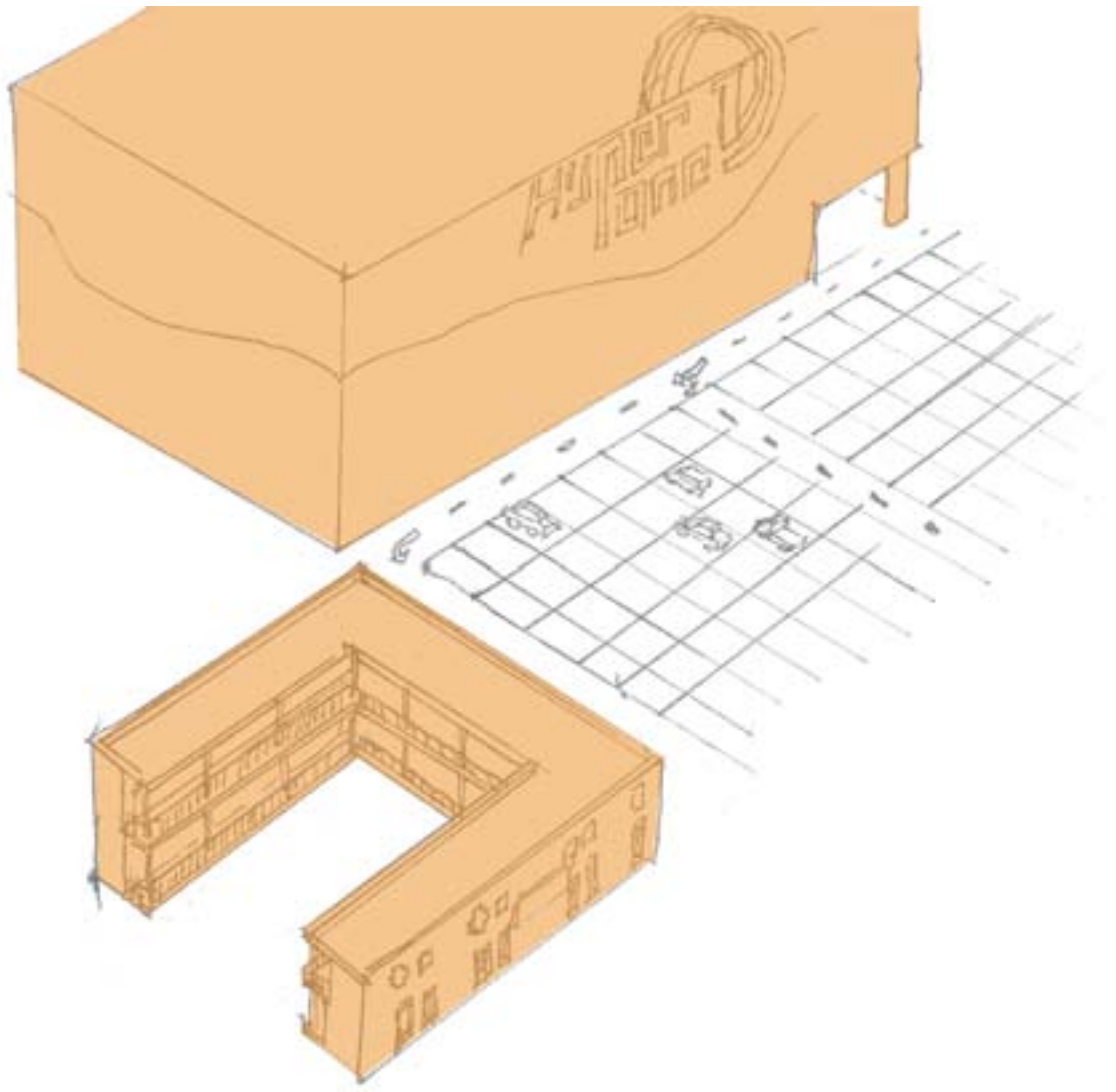
Each villa has a backyard with lush greenery and a swimming pool



TYOLOGY

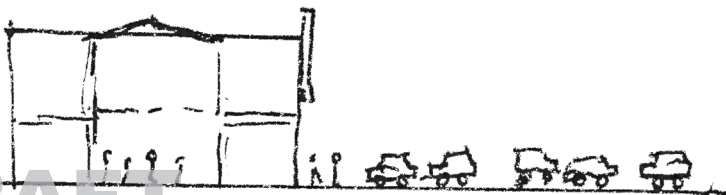
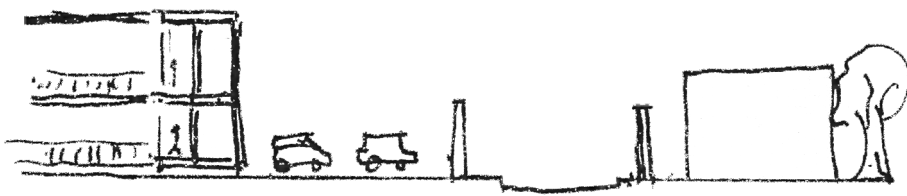




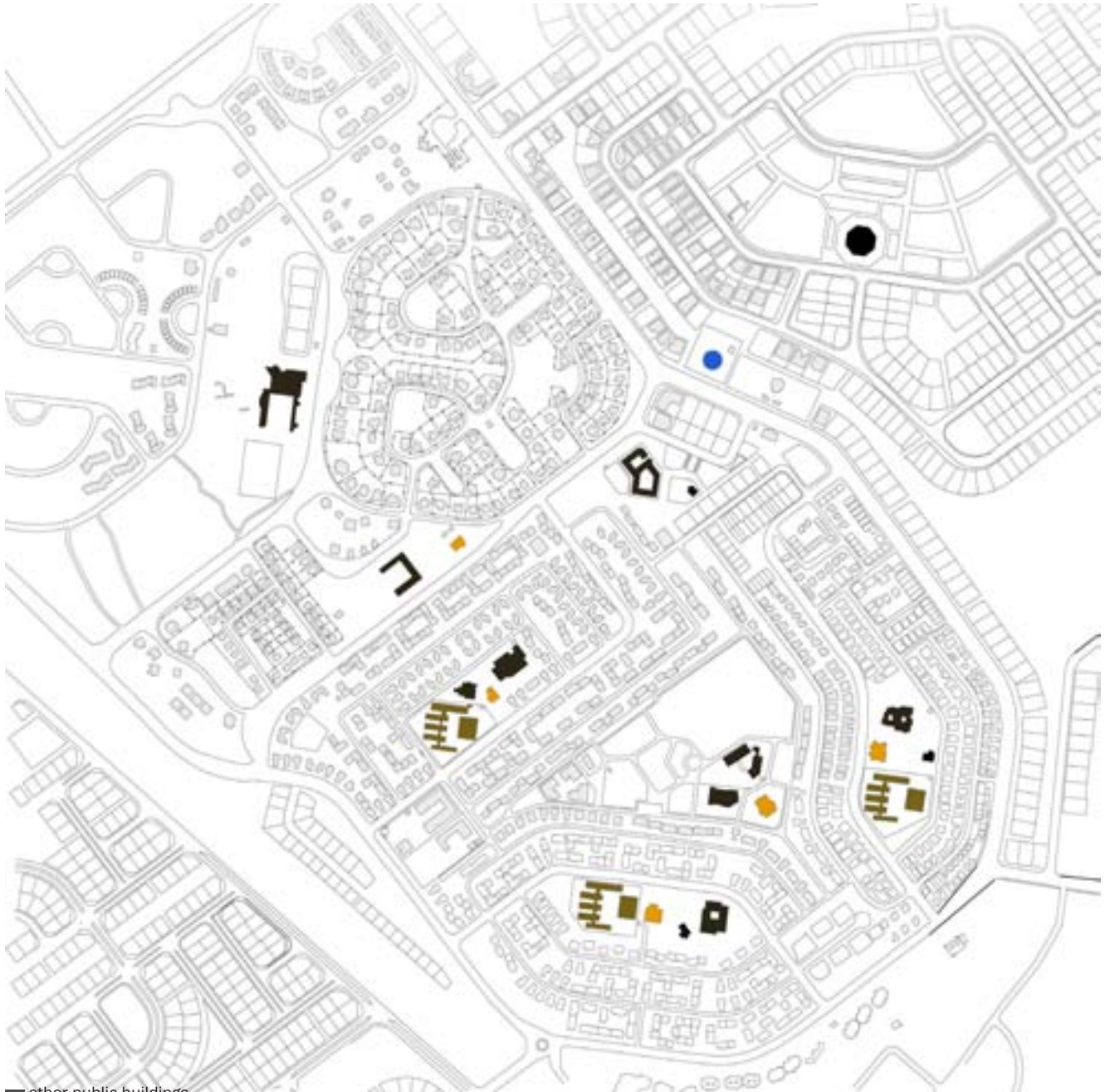


Residents of Mena gardens have to options to go shopping: either they drive to the small shopping mall just beside the compound.

Or they visit on of the bigger shopping centers further away.

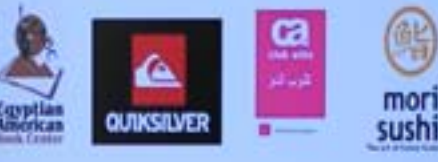
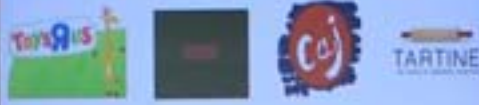


COMMERCIAL SPACE



- other public buildings
- shops
- schools
- entertainment park
- open space vegetable market
- mosque





قسائم الهدايا متوفرة الآن في أماكن خدمة العملاء

قسائم هدايا فئة ١٥٠ جنيه
 للاستخدام في أي من محلات دندي جازال القاهية والقاهرة في هذا البرنامج

التاريخ: / /
 رقم القسيمة: / /

Dandy
 HEDY HEDY

البنوك المشاركة
 القسيمة صالحة فقط في المحلات المشاركة
 لا يمكن استخدام القسيمة في شراء المنتجات التي لا تحتوي على علامة Dandy
 لا يمكن استخدام القسيمة في شراء المنتجات التي لا تحتوي على علامة Dandy
 لا يمكن استخدام القسيمة في شراء المنتجات التي لا تحتوي على علامة Dandy

قسائم هدايا فئة ٥٠ جنيه
 للاستخدام في أي من محلات دندي جازال القاهية والقاهرة في هذا البرنامج

التاريخ: / /
 رقم القسيمة: / /

Dandy
 HEDY HEDY

البنوك المشاركة
 القسيمة صالحة فقط في المحلات المشاركة
 لا يمكن استخدام القسيمة في شراء المنتجات التي لا تحتوي على علامة Dandy
 لا يمكن استخدام القسيمة في شراء المنتجات التي لا تحتوي على علامة Dandy
 لا يمكن استخدام القسيمة في شراء المنتجات التي لا تحتوي على علامة Dandy

INDIVIDUALISATION



DRAFT
© ETH Studio Basel



DRAFT
© ETH Studio Basel

Common types of plantation



Ostrya Carpinifolia

Origin: Europe, Asia
 Medium use of water
 Good shading



Platanus Persica

Origin: Asia, Middle East
 Medium use of water
 Often seen in cities



Fraxinus Americana

Origin: North Africa
 Low use of water
 Very popular wood



Shrub

High water use
 Used as a natural barrier



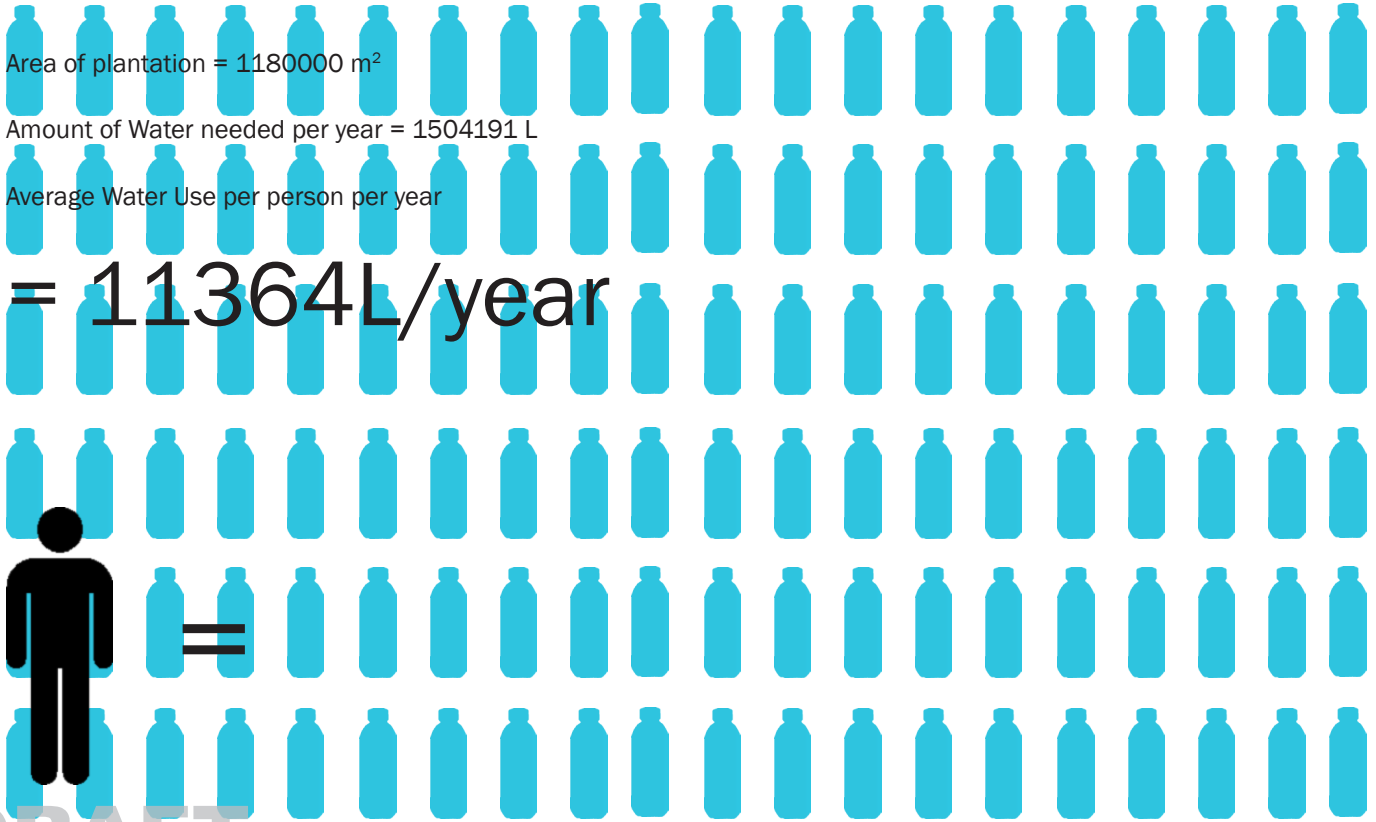
Roystonea

Origin: Caribbean
 Extremely high water use
 Most beautiful palm



Phoenix dactylifera

High water use
 North Africa
 Edible food



■ GREENERY



■ green with higher public use
■ green

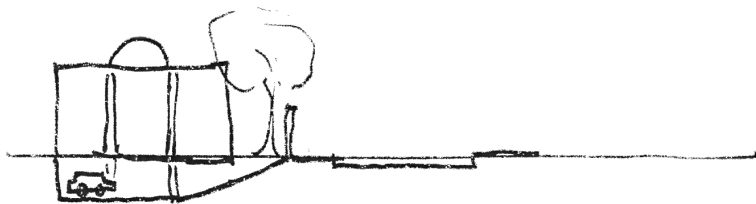
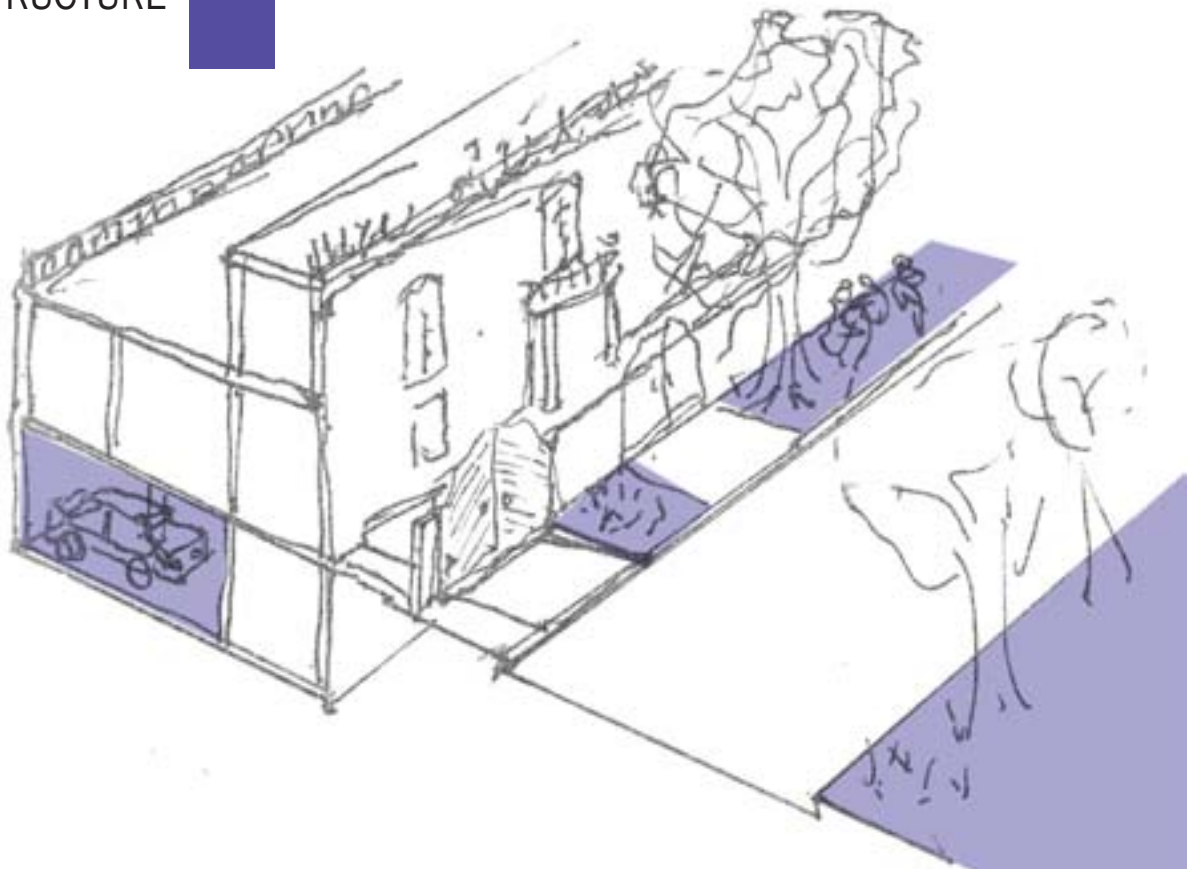


DRAFT
© ETH Studio Basel



GREENERY





Each villa has its one parking garage



In addition to this the street is also used as a parking lot



- primary road
- secondary road
- tertiary road





DRAFT
© ETH Studio Basel





COMPARISON



6TH DISTRICT



7TH DISTRICT



MENA GARDENS



TPOLOGY





TYOLOGY

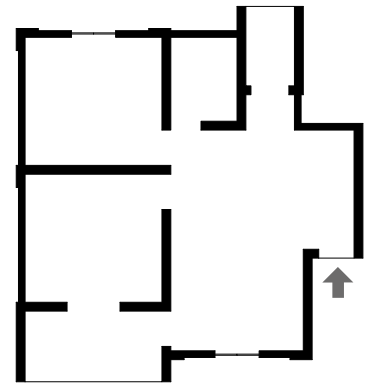
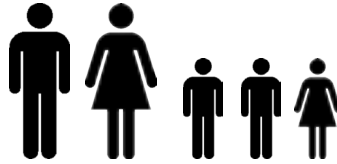


Area of apartment = 56m.sq

No. of residents = 5

Average living space per person

$$= 11.2\text{m.sq}$$

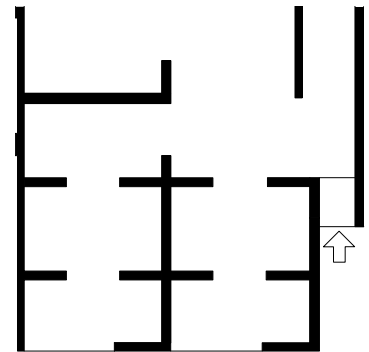
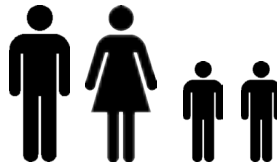


Area of apartment = 82m.sq

No. of residents = 4

Average living space per person

$$= 20.5\text{m}^2$$

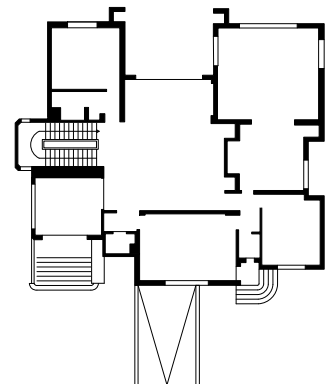
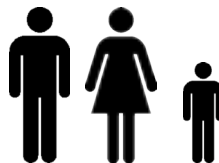


Area of apartment = 350 m²

No. of residents = 3

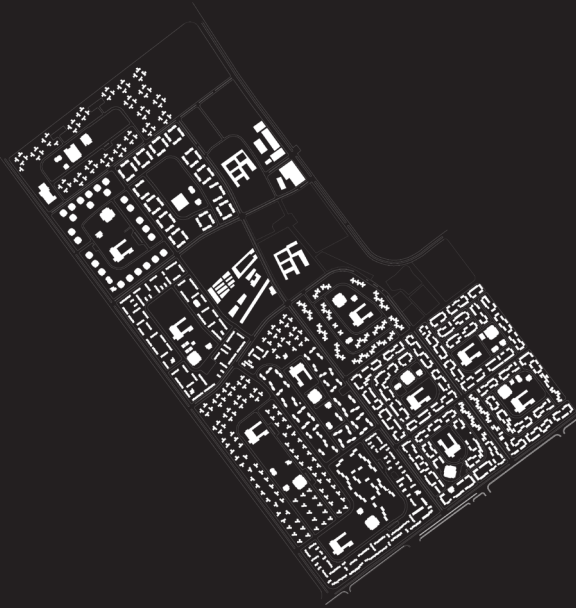
Average living space per person

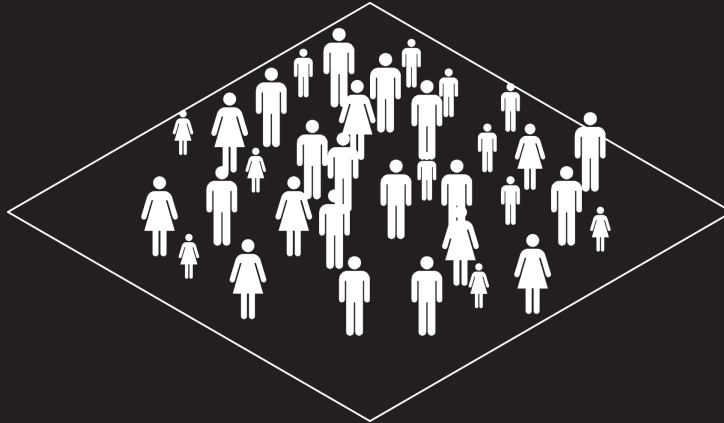
$$= 116 \text{ m}^2$$



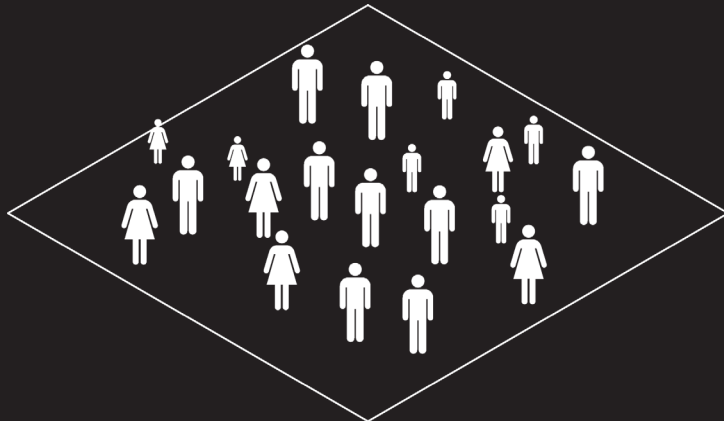


TPOLOGY

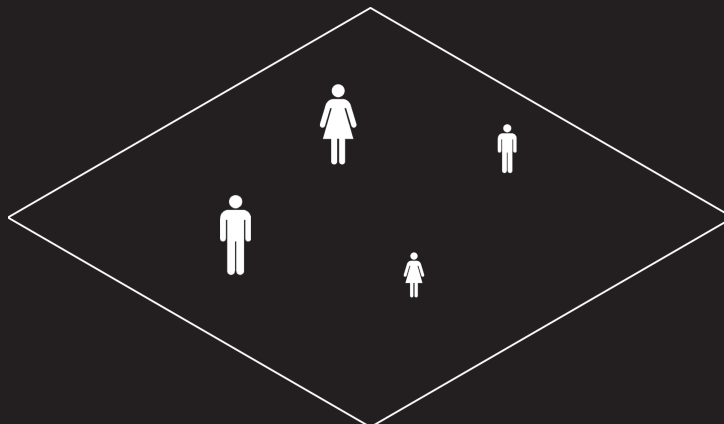




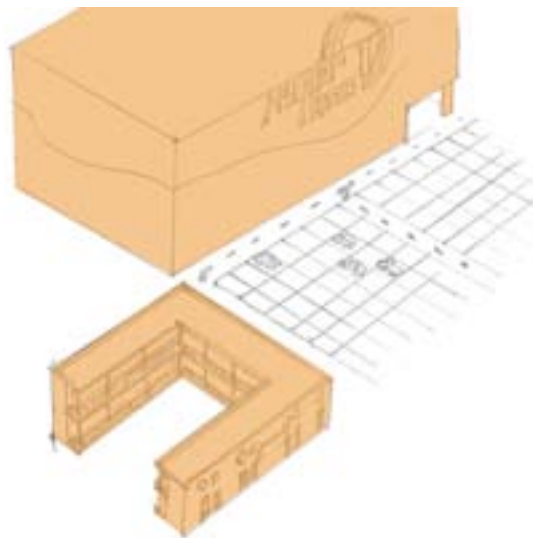
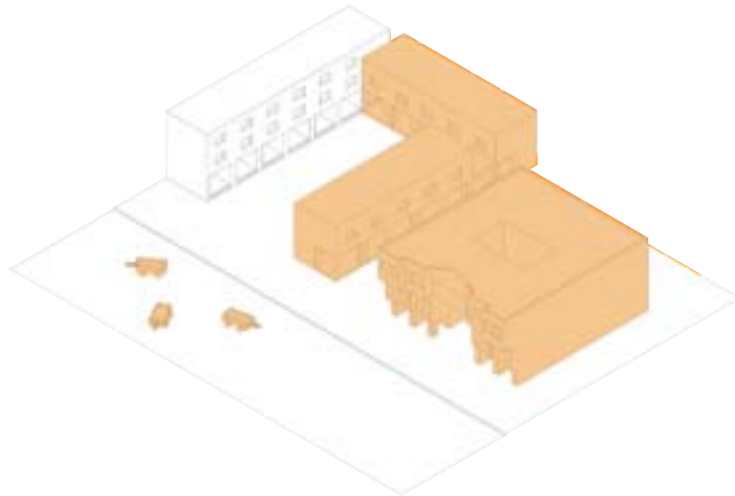
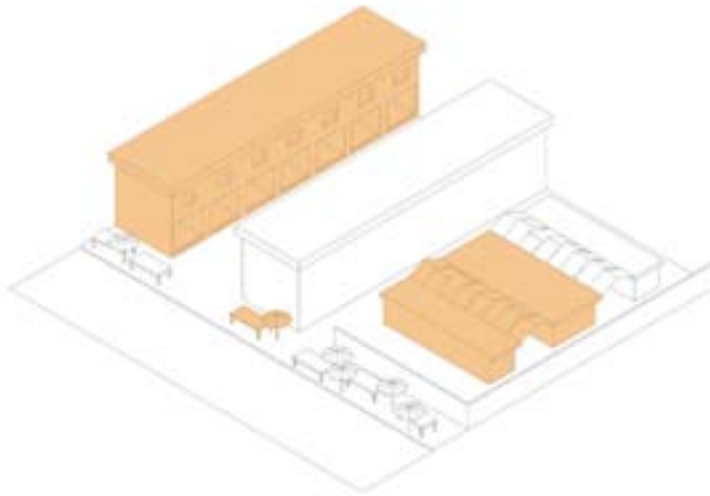
No. of Residents per 10000 m² = 1231



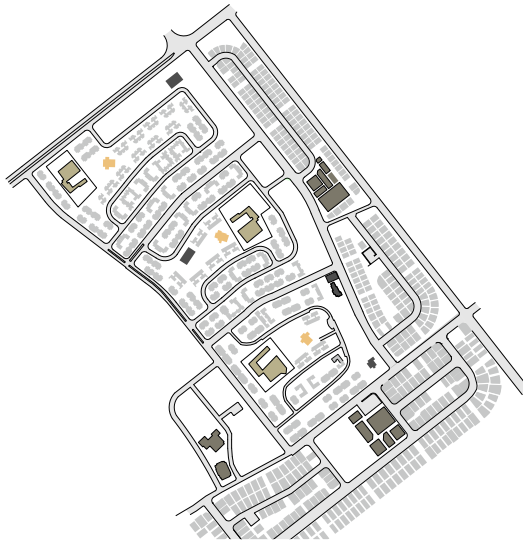
No. of Residents per 10000 m² = 480



No. of Residents per 10000 m² = 21



COMMERCIAL SPACE



- other public buildings
- shops
- schools
- entertainment park
- open space vegetable market
- mosque









Area of plantation = 1180000 m²

Amount of Water needed per year = 1504191 L

Average Water Use per person per year

= 100.3 L/year



Area of plantation = 604200 m²

Amount of Water needed per year = 235201 L

Average Water Use per person per year

= 297.9 L/year




Area of plantation = 350000m²

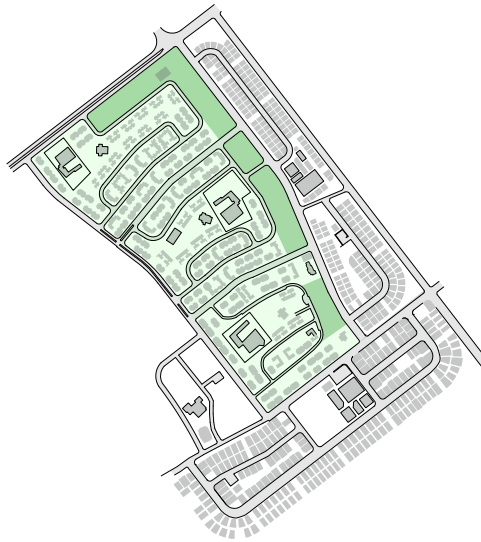
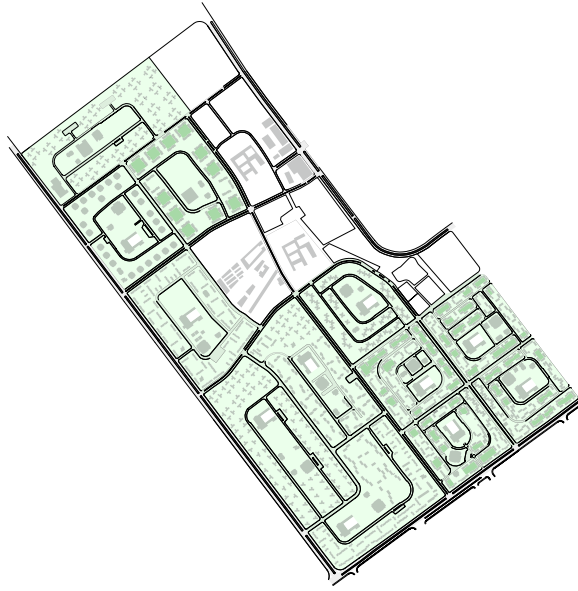
Amount of Water needed per year = 1504191 L



Average Water Use per person per year

= 11364L/year



 GREENERY

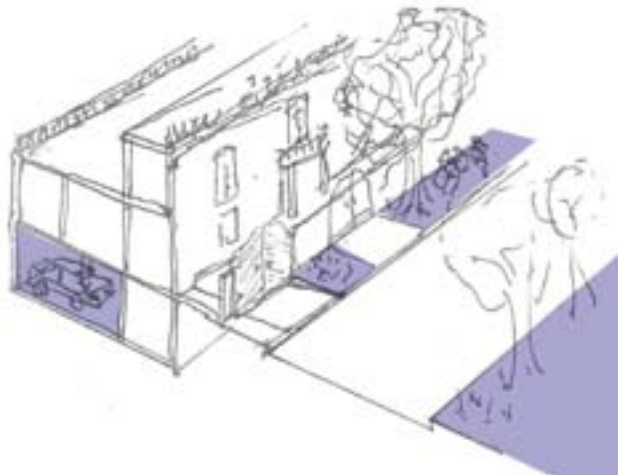
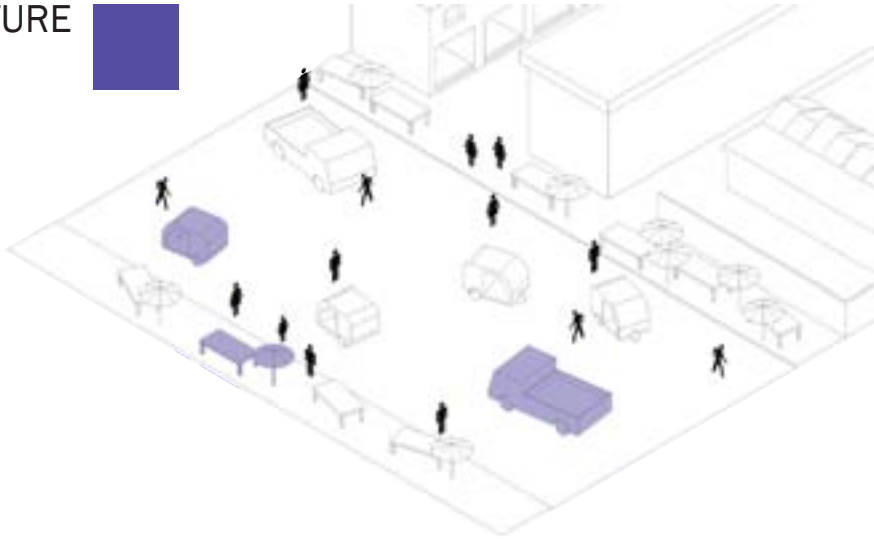


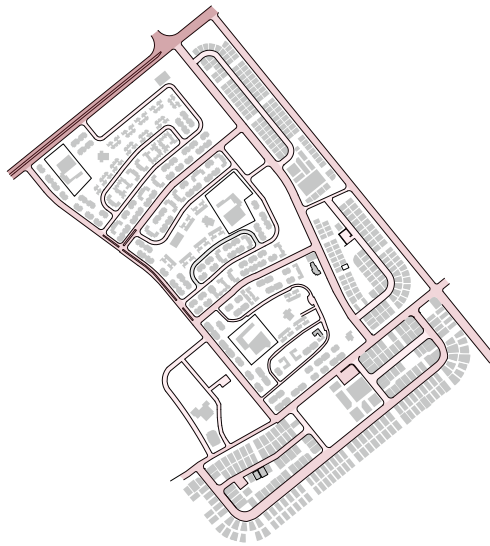
-  green with higher public use
-  green





INFRASTRUCTURE





- primary road
- secondary road
- tertiary road









20

10

...AND THE FUTURE

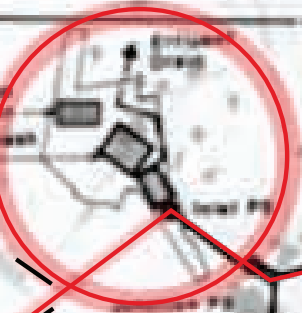
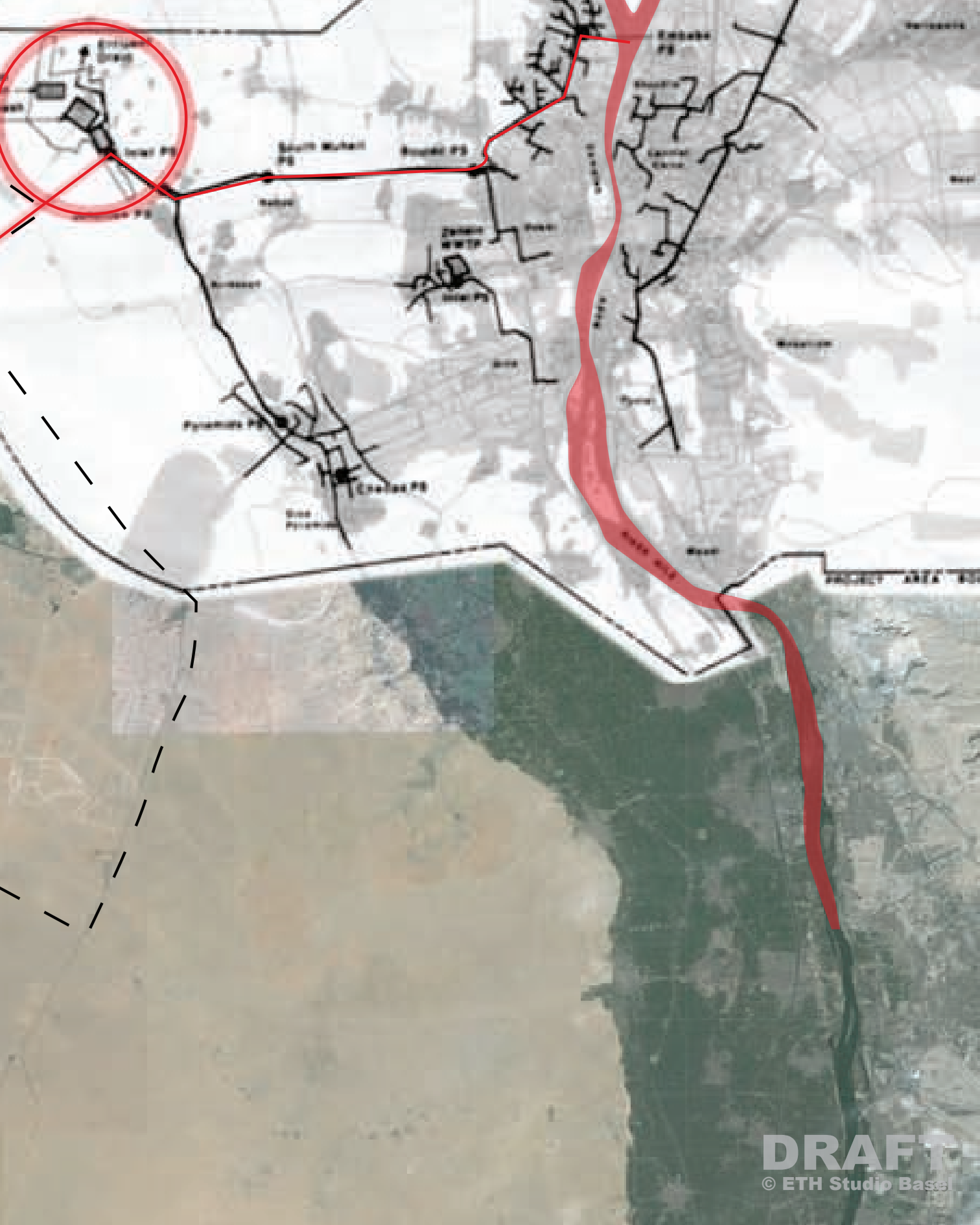
Water Cycle

Oxidation Field

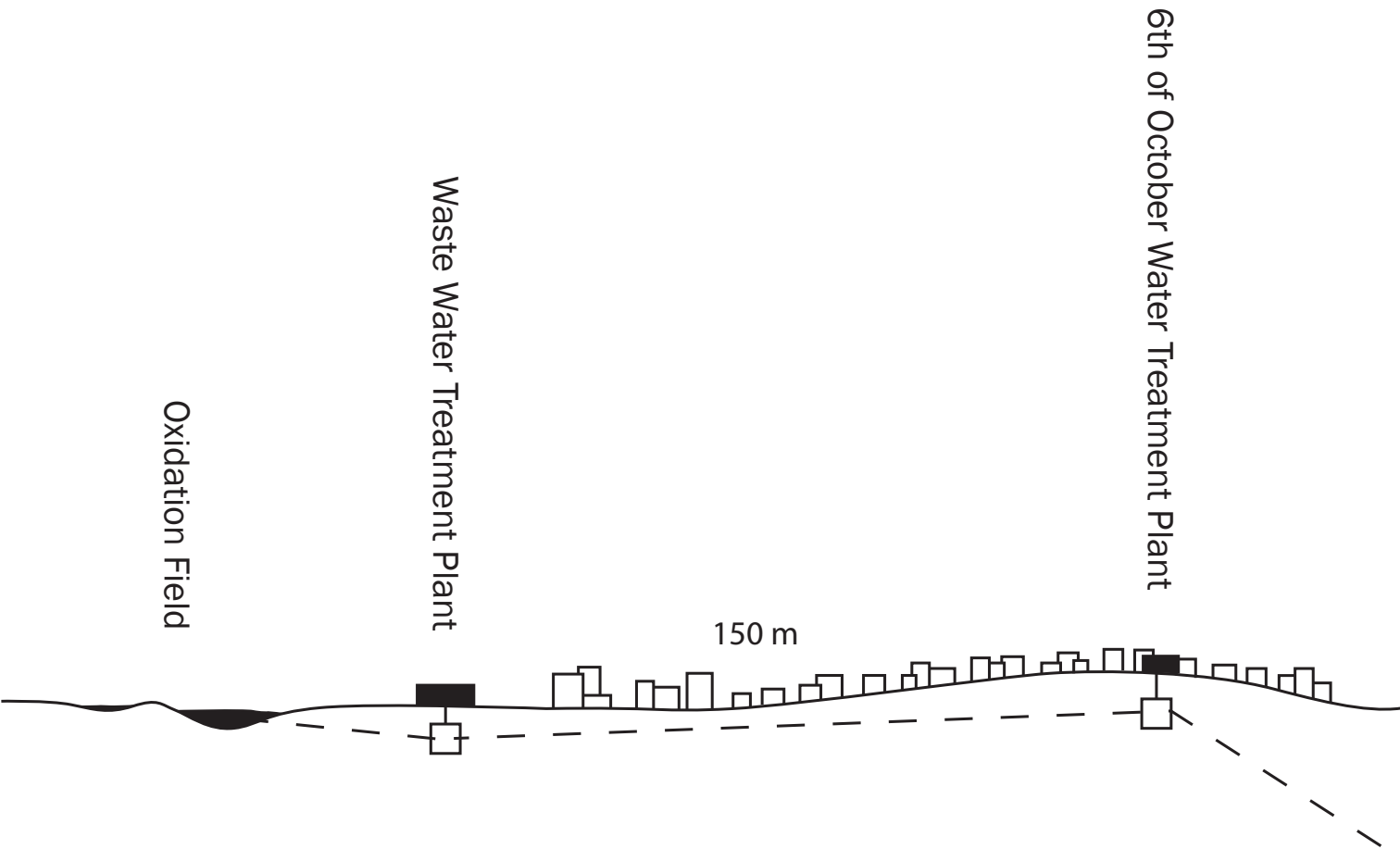
6th of October Water Treatment Plant

Waste Water Treatment Plant

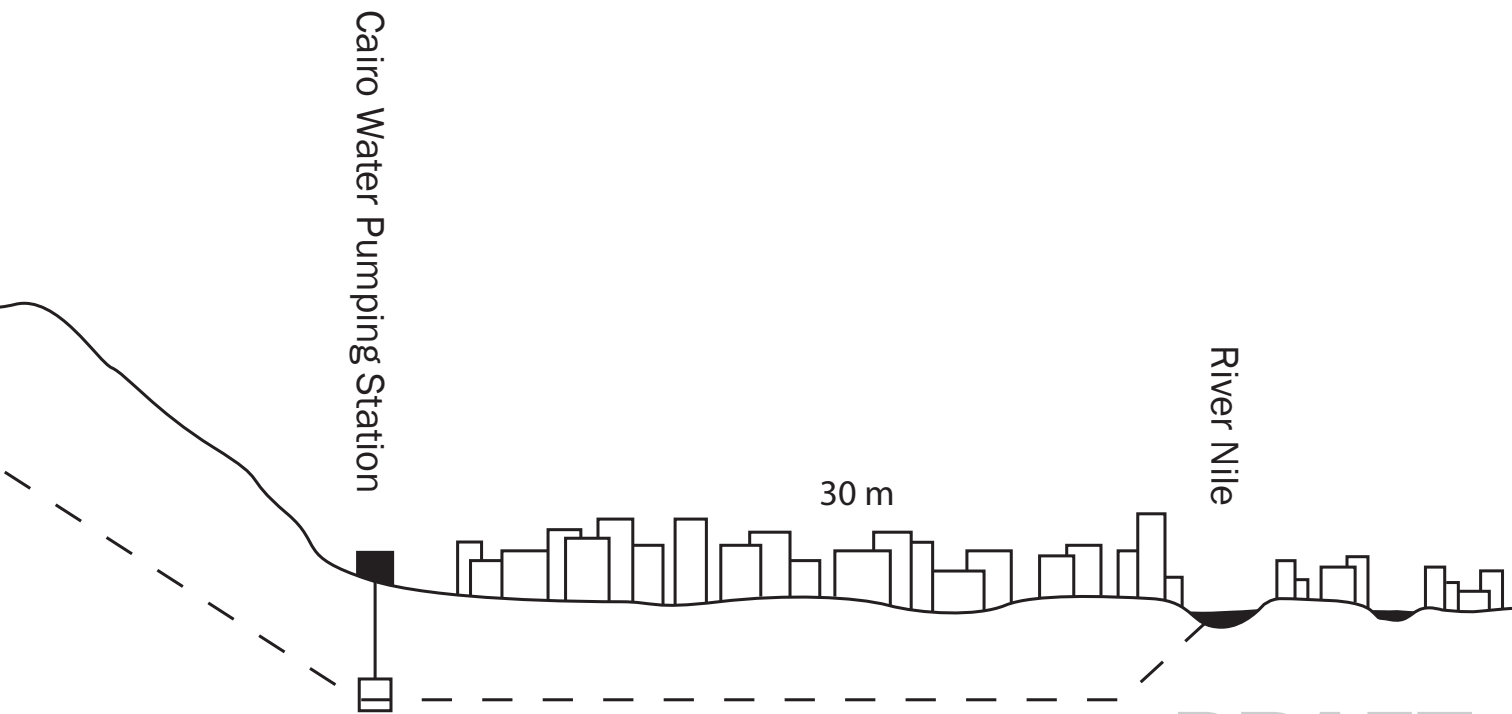




Water Cycle Section



THE CURRENT METHOD OF WATER TREATMENT PUMPS WATER FROM THE NILE THROUGH MULTIPLE WATER STATIONS, AND DUMPS WASTE WATER DIRECTLY INTO THE DESERT.

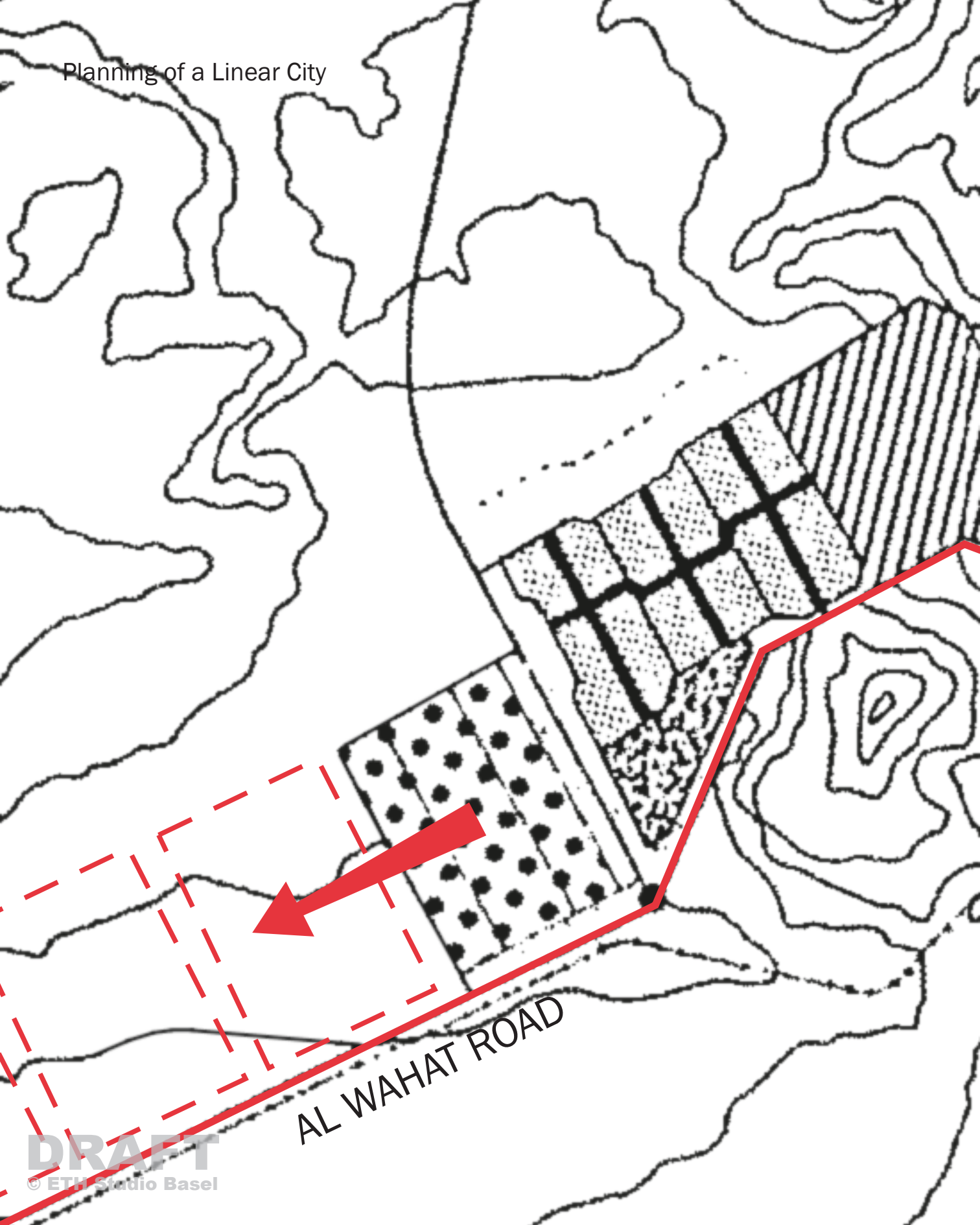




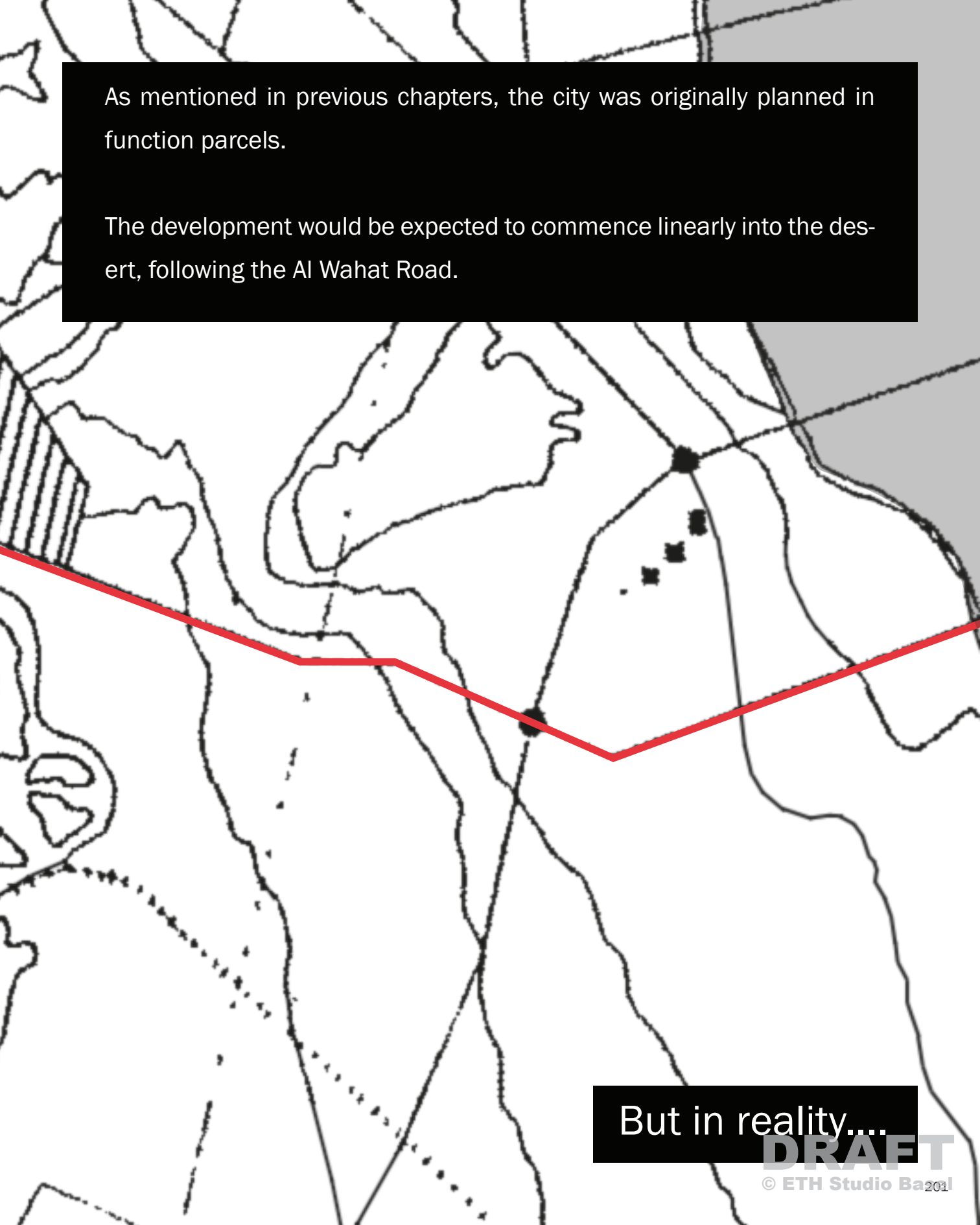


Waste Water Treatment Plant

Planning of a Linear City



AL WAHAT ROAD



As mentioned in previous chapters, the city was originally planned in function parcels.

The development would be expected to commence linearly into the desert, following the Al Wahat Road.

But in reality....

The direction of development for the city altered as years pass by, from linear to a radial development.



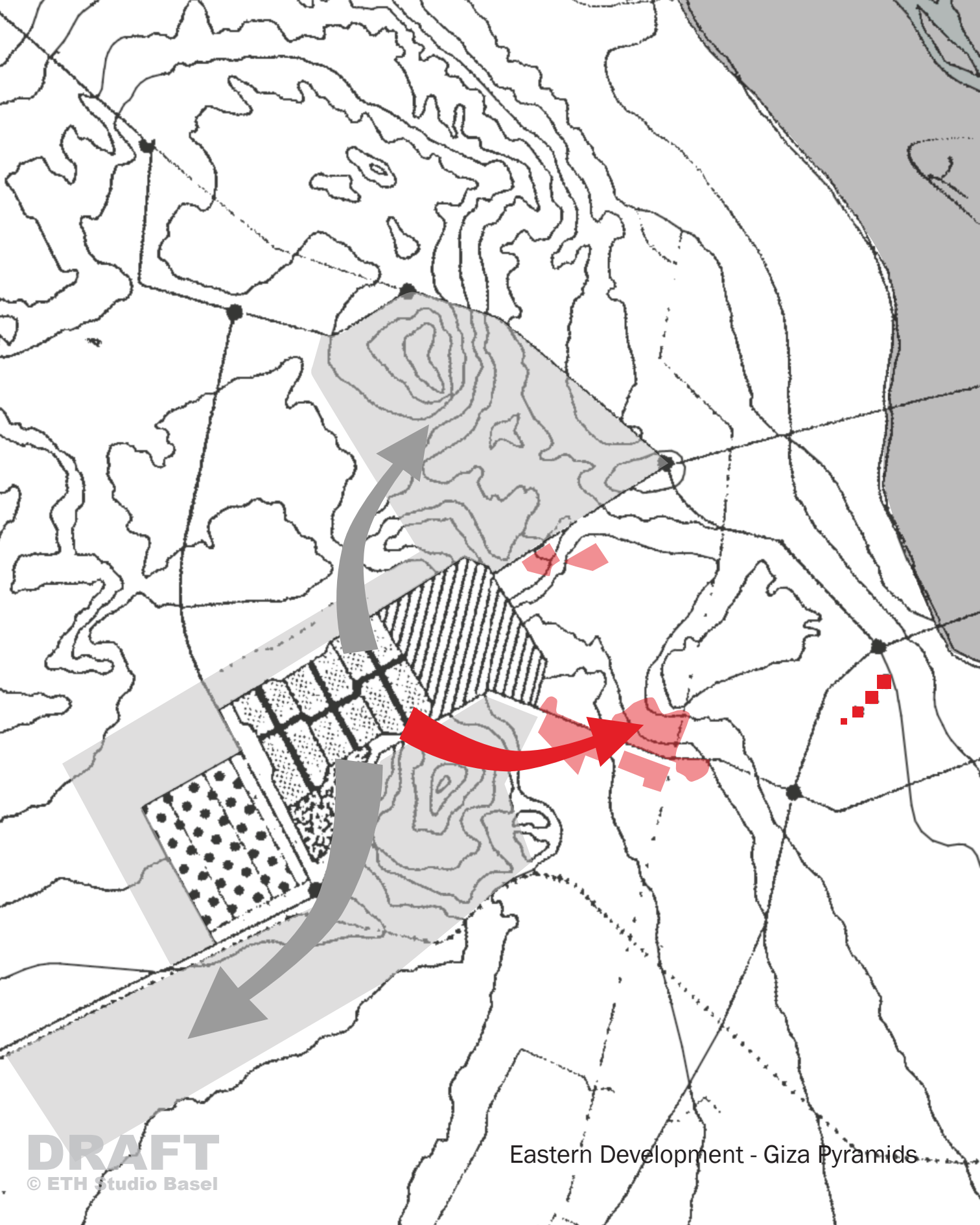
Reality of Radial development

6TH OF OCTOBER BORDER 2010

WHAT HAPPENED?

DRAFT

© ETH Studio Ba203



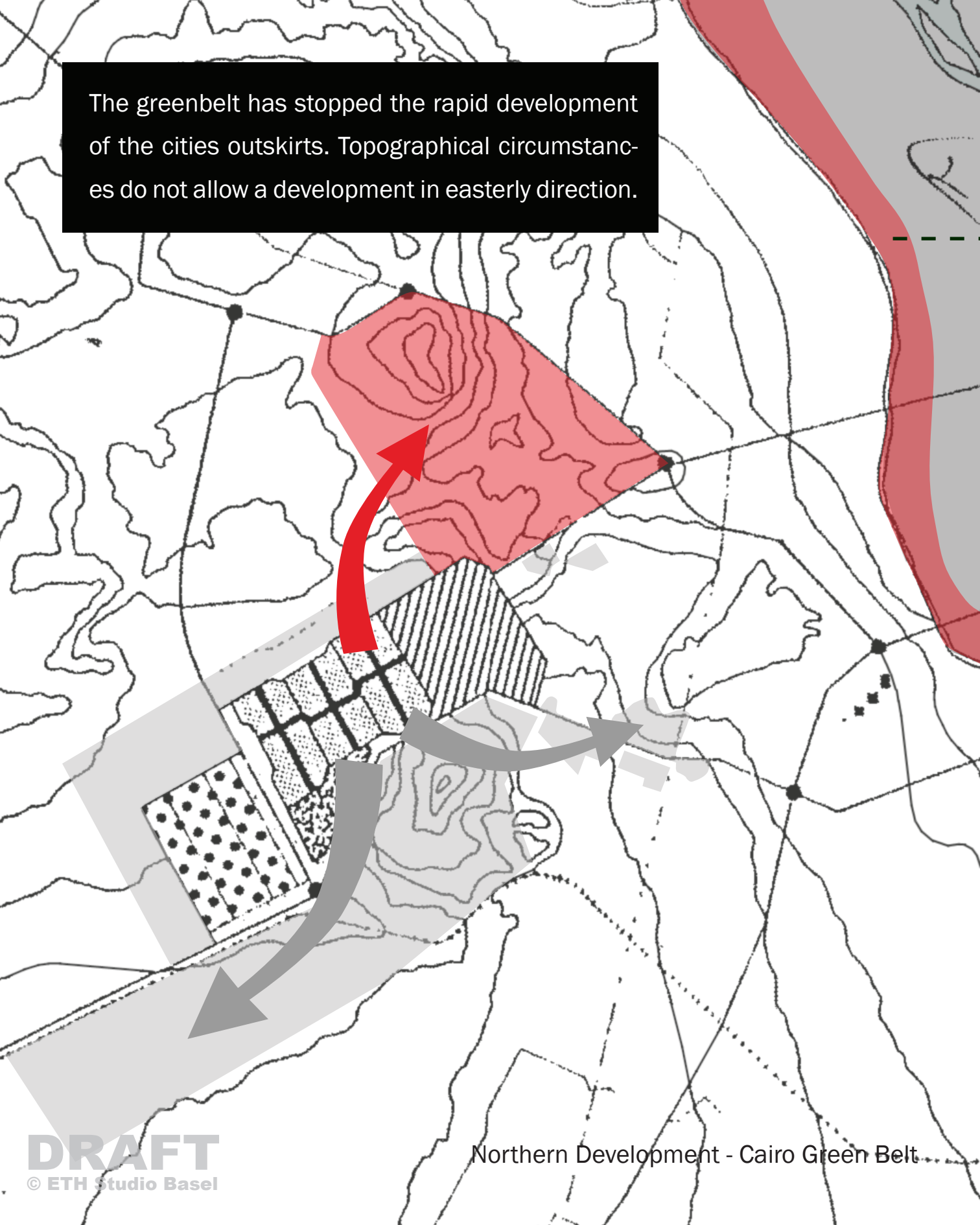
JUST 17KM AWAY FROM THE CITY, DEVELOPERS SAW THE OPPORTUNITY TO BUILD TOURISM PROJECTS IN CLOSE PROXIMITY, WHICH LEAD TO THE INEVITABLE EXPANSION TOWARDS THE EAST.

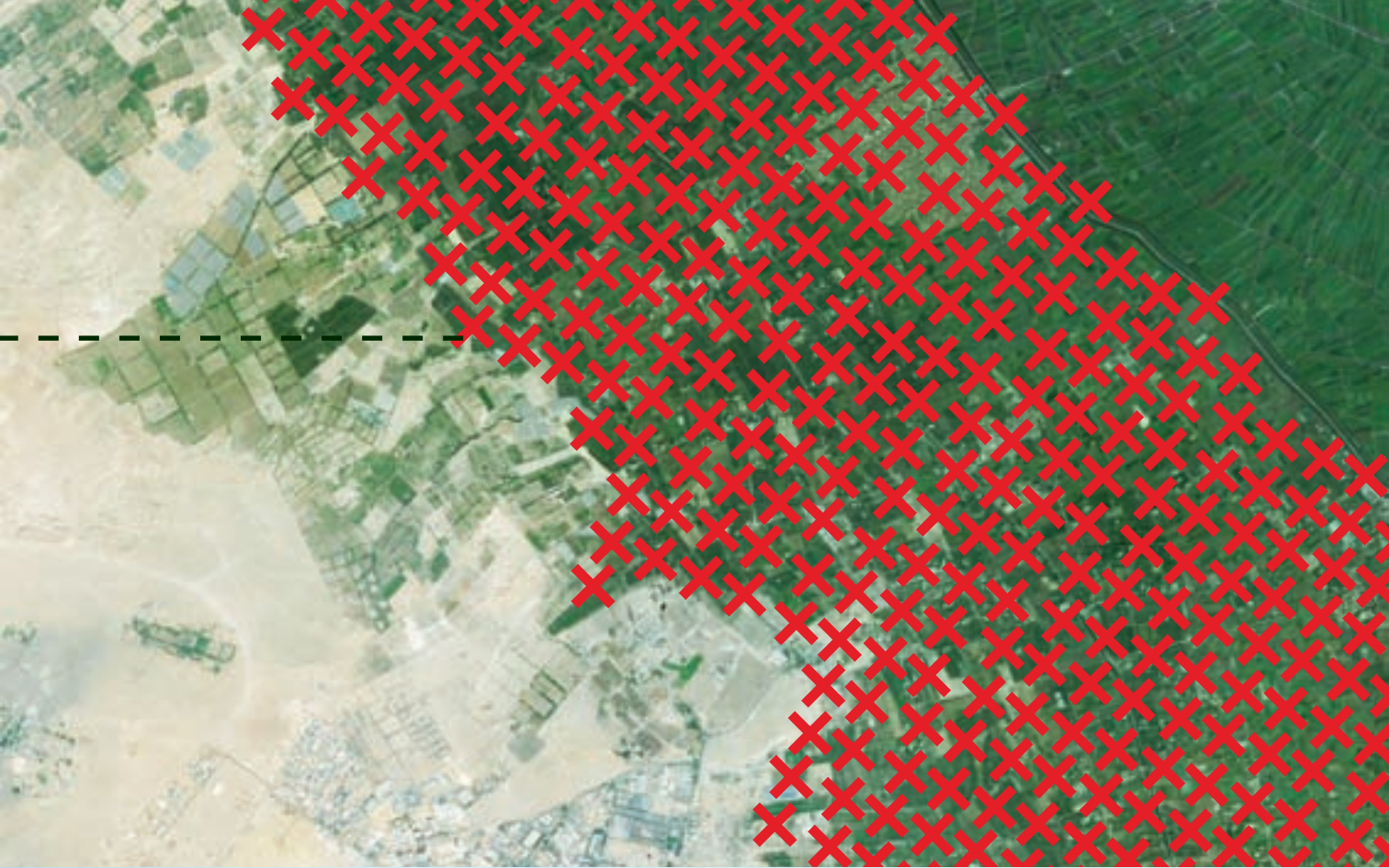


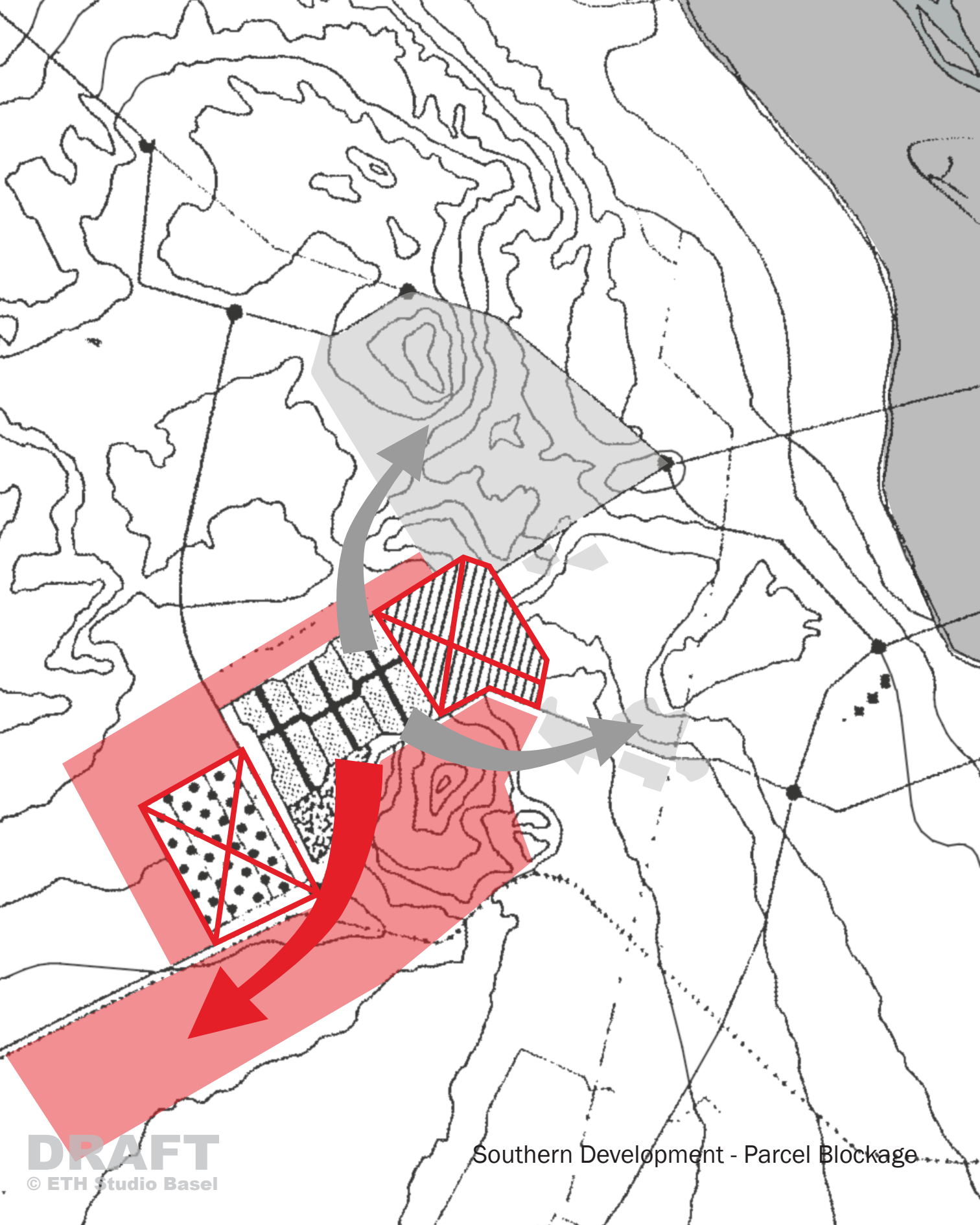
View of Pyramids from Dreampark

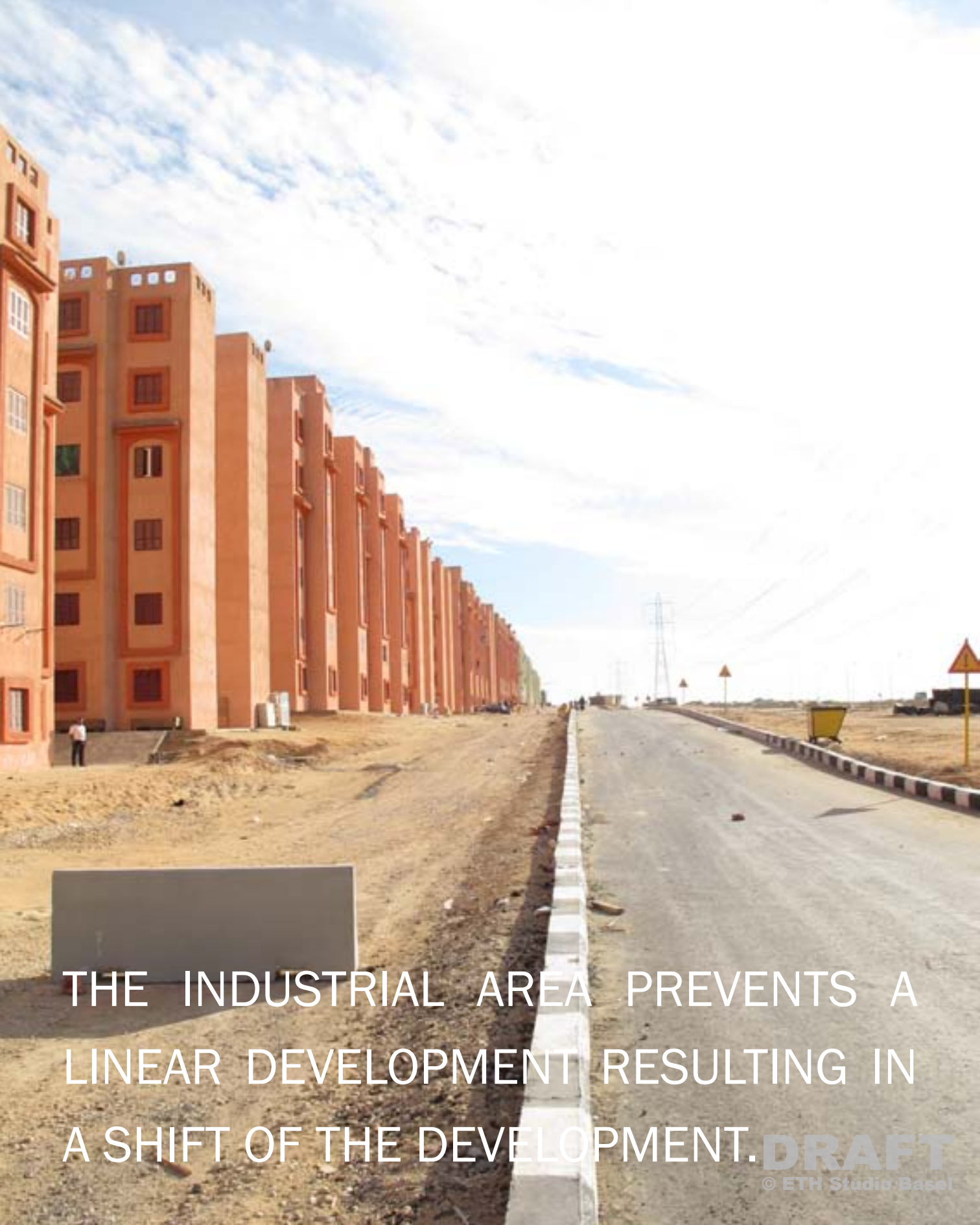
DRAFT
© ETH Studio Basel

The greenbelt has stopped the rapid development of the cities outskirts. Topographical circumstances do not allow a development in easterly direction.









THE INDUSTRIAL AREA PREVENTS A
LINEAR DEVELOPMENT RESULTING IN
A SHIFT OF THE DEVELOPMENT.

HOW WILL THE DESERT CITY

DEVELOP IN THE FUTURE?



W

WITH THE ONGOING INFLUENCE OF NEOLIBERALISM IN EGPYT, HOW WILL FUTURE DEVELOPMENTS AFFECT URBAN LIFE AND FABRIC?

Welcome to the Future



DRAFT
© ETH Studio Basel

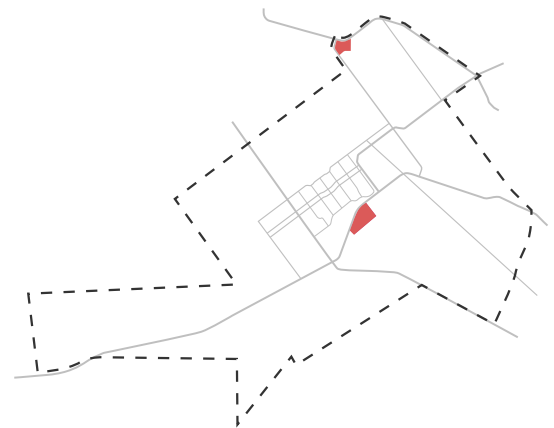


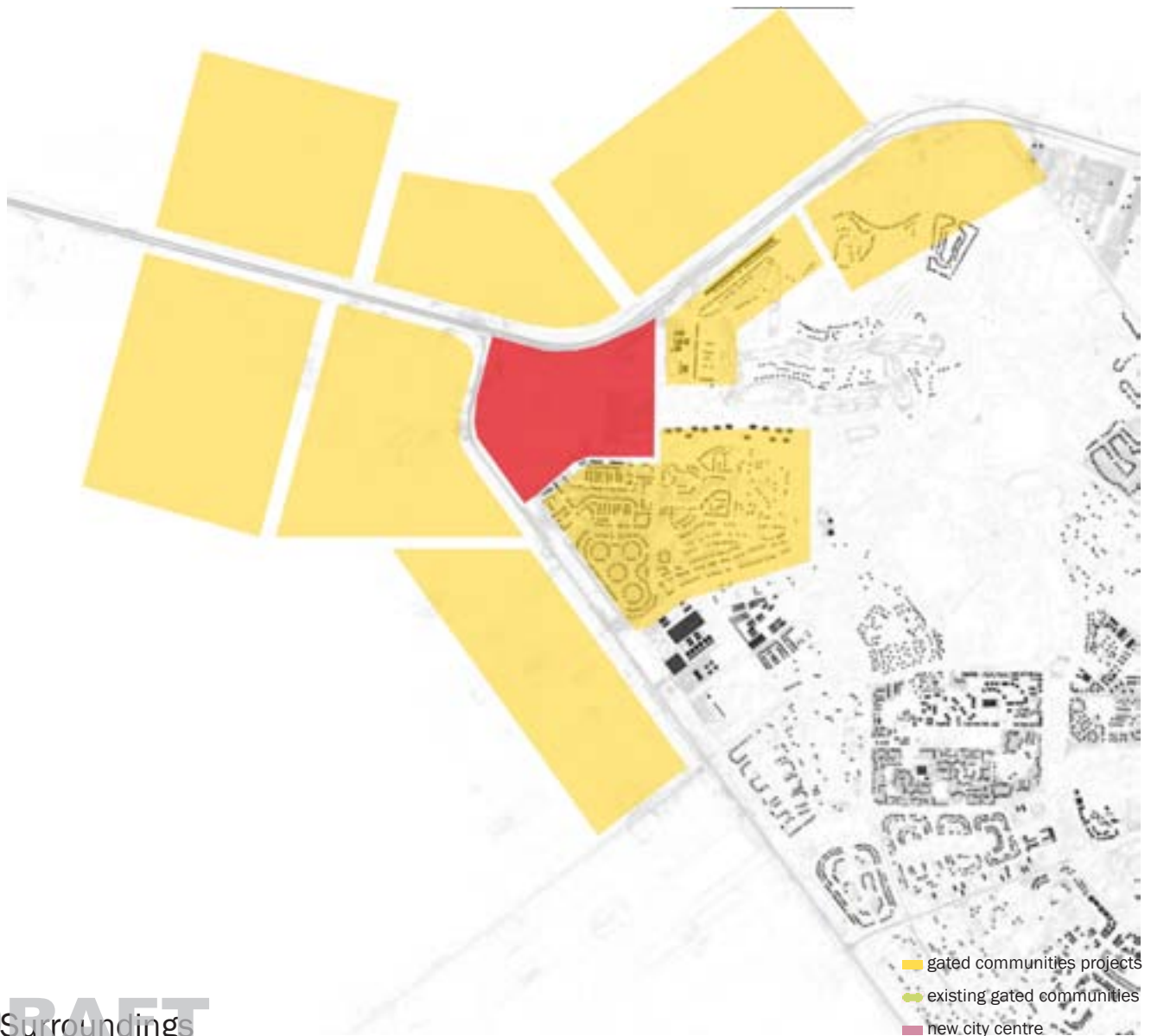
SIX OF OCTOBER DEVELOPMENT
AND INVESTMENT



NEW URBAN COMMUNITIES AUTHORITY

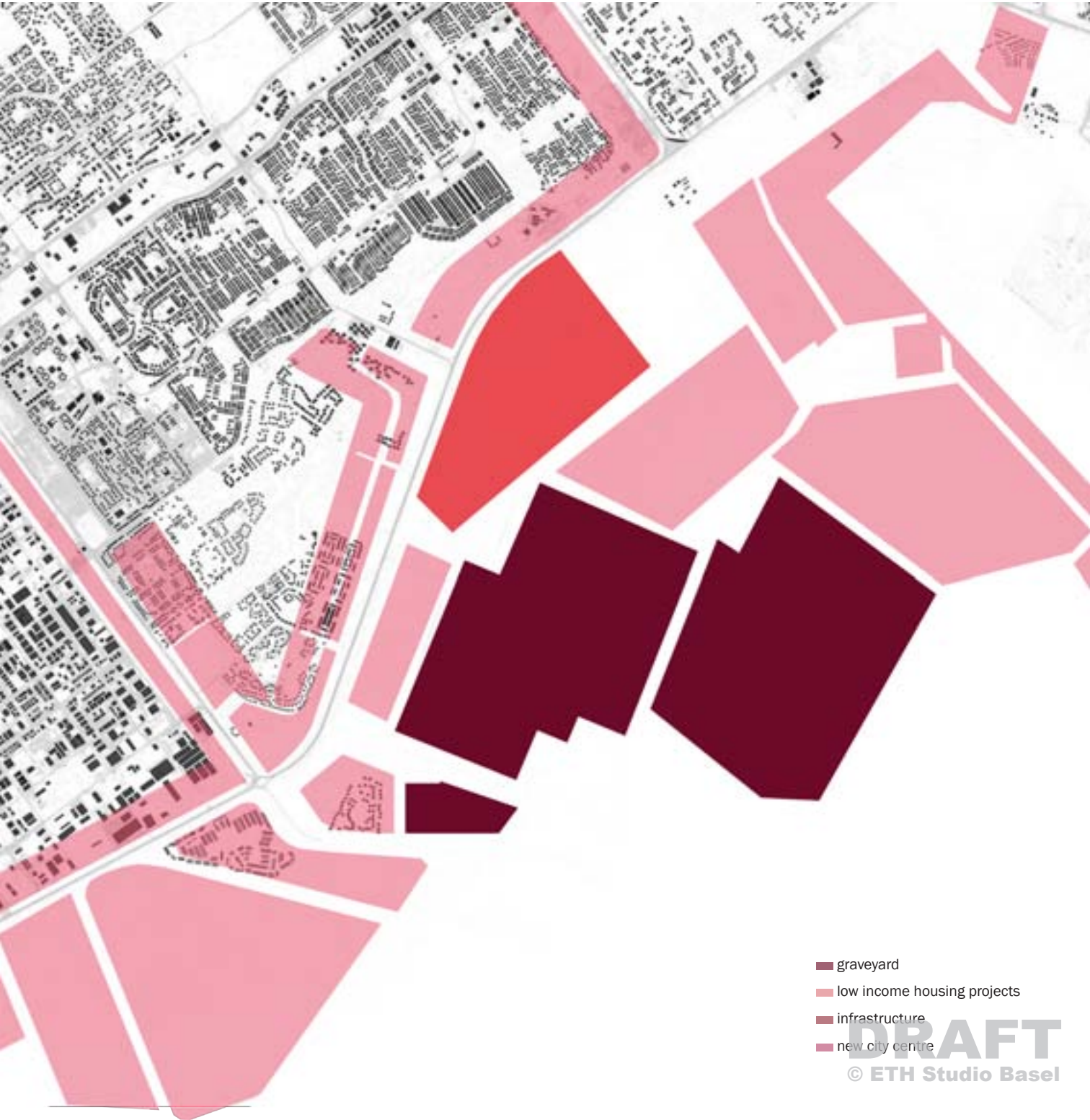
Sodic's Westtown and AS&P's Central Business District 2010







عمية المجتمعات العمرانية الجديدة



- graveyard
- low income housing projects
- infrastructure
- new city centre

DRAFT
© ETH Studio Basel

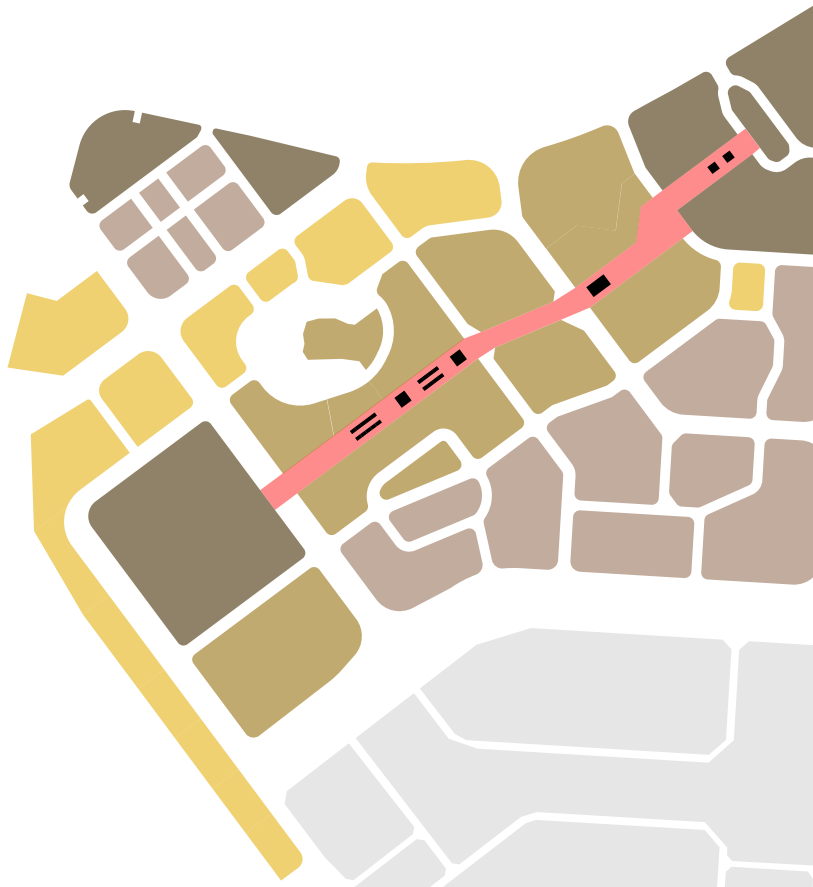










عمارة كليات الهندسة المعمارية



DRAFT
© ETH Studio Basel



-  low density commercial mix use
-  medium density commercial mix use
-  high density commercial mix use

-  low-density housing
-  medium density housing
-  footpath



- low density commercial mix use
- low-density housing
- medium density commercial mix use
- medium density housing
- high density commercial mix use
- cultural use
- government use





عمارة الهندسة المعمارية الحديثة



DRAFT
© ETH Studio Basel





عمارة المجتمعات العمرانية الجديدة



DRAFT
© ETH Studio Basel



Cultural Forum

Congress Center

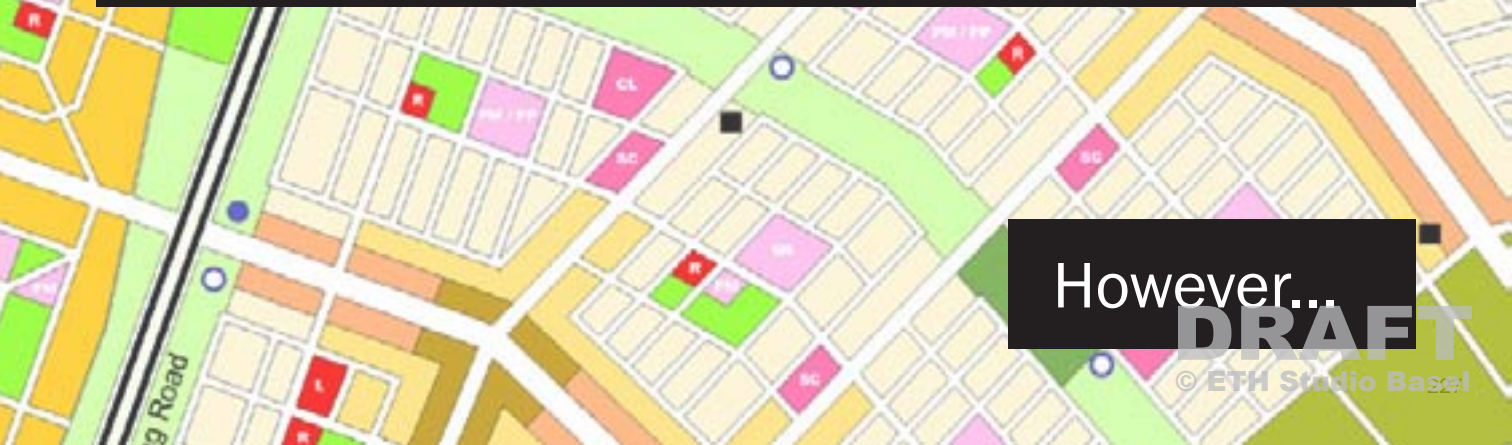
Medical Center

Social H


DRAFT
© Evi Studio Basel



Commissioned by the New Urban Communities Authority, the Office of Albert Speer & Partners leads one of the city centre designs to energize the area on the south side of 6th of October.



MOST OF THE PROJECTS IN THE NEW PLAN ARE COMMISSIONED TO PRIVATE DEVELOPERS WHERE PROFIT IS OFTEN MORE IMPORTANT THAN PRACTICALITY.



If they hate it, let them hate it and watch the money pile up!!



The Mubarak Social Housing is a great example of how private developments destroys social life. Neglecting the need for mixed use buildings and generous balcony space to reduce costs, and the lack of consideration of social space leaves residents no common space for normal activity.



In the long run...

“SLUMIFICATION” WOULD
GRADUALLY HAPPEN AND
THE SOUTHERN SIDE OF
THE CITY WOULD BECOME
ONE BIG **SLUM!**



Slum Impression surrounding planned CBD

DRAFT
© ETH Studio Basel





Designed to revitalize Shiekh Zayed, Sodic's city centre hopes to solve the lack of centrality and identity for the surrounding residential areas.

Rendering of Westtown Commercial strip



DRAFT
© ETH Studio Basel

PLANNED WITH AN IMPRESSIVE PEDESTRIAN
COMMERCIAL STRIP COMPARABLE WITH OX-
FORD STREET IN THE UK, SODIC'S PLAN AT A
GLANCE SEEMED TO BE QUITE PROMISING.



DRAFT
© ETH Studio Base



However, having a great reliance on cars, the target residential groups (gated and private housing) might prove to be a problematic issue to the plan's road networking.

Combined with the possible attraction to the people in Cairo, is the plan doomed to become another congestion hotspot?



WITH THE GROWING NUMBER OF LOWER CLASS RESIDENTS CONVERGING IN THE EAST, AND THE UPPER-CLASS CITY CENTRE PROSPERING IN THE NORTH, ONE PROBLEM EMERGES: SEGREGATION.

6TH OF OCTOBER BEING ALREADY BOTH SOCIALLY AND ECOLOGICALLY UNSUSTAINABLE, FACE A CRISIS WHERE CONFLICT WOULD ARISE BETWEEN THE TWO PARTIES.

AND SO...



FORTIFIED OASIS OF SHEIKH ZAYED

THE UPPER CLASS KEEPS FORTIFYING ITSELF AND THE LOWER CLASS LIVELIHOOD KEEPS DETE-RIATING.

IF SUSTAINABILITY CANNOT BE WITHHOLD, 6TH OF OCTOBER CITY WILL BE IN THE COURSE OF A GRIM FUTURE.

An aerial photograph of a physical model of a city. A grey, textured wall runs horizontally across the middle of the image. Above the wall is a city model with various buildings and green spaces. Below the wall is a brown, textured area representing a slum, with a small green and purple structure. The background is a plain, light-colored surface.

OCTOBER WALL

6TH OF OCTOBER SLUM CITY