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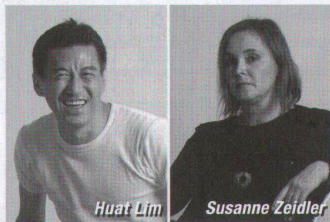
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Perspective view

POINT 92 TOWER

DAMANSARA PERDANA | SELANGOR | MALAYSIA



Huat Lim

Susanne Zeidler

Client/Owner Tujan Gemilang Sdn Bhd

Lead Consultant/Designer ZLG Sdn Bhd

Mechanical & Electrical Engineer MEP Engineering Sdn Bhd

Civil & Structural Engineer JPS Consulting Engineering Sdn Bhd

Building Contractor Kumpulan CLO Bersekutu Sdn Bhd

Quantity Surveyor YSCA Consulting Sdn Bhd

Site Area 3,735.2 square metres

Gross Floor Area 18,944.5 square metres

Building Height (metres) 30 (basement to sky lounge); 46 (office)

Building Height (storeys) 6 (sub-basement car parks); 1 (public space); 11 (office)

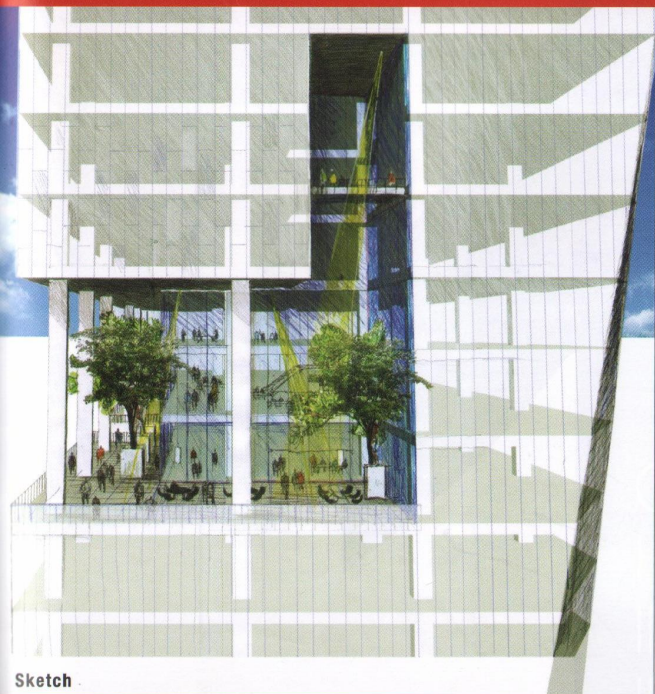
Superstructure Construction Start Date 1Q/2Q 2011

Scheduled Completion Date March 2012

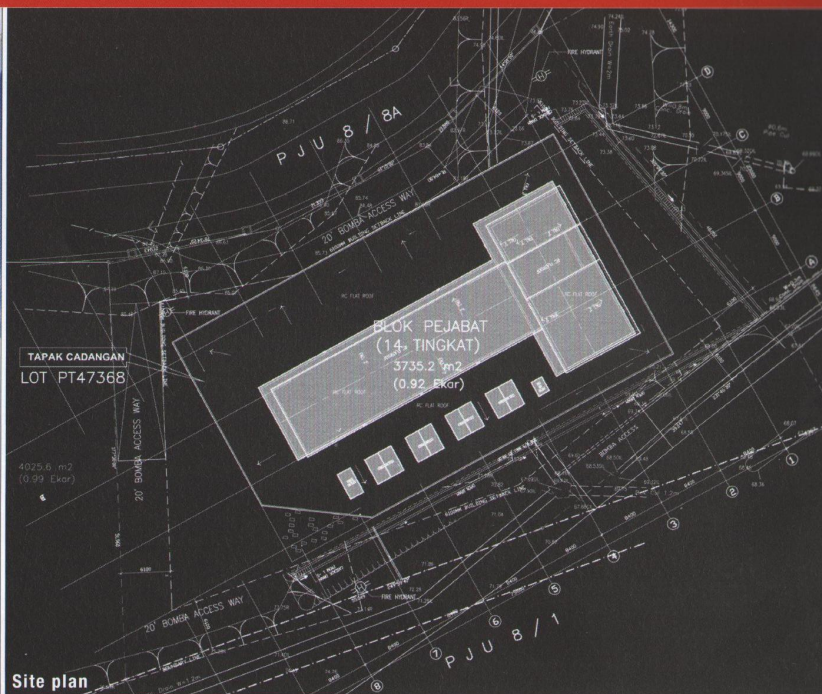
The tower is aptly named after the land area due to the very tight site, which is just under an acre. The client sought out to do an iconic building to draw investments into their real estate. The project is located right across from an elevated road and looks out from a cliff into a residential precinct.

Point 92 is about blurring the boundary between residential and office environment. The volumetric shapes carved from inside the shape of the building gives variation both in terms of spatial organisation internally as well as aspects of outside views from within. Each compartmentalised space has its own unique features, internal bridges, voids and double height ceilings and so on, compressed into a complex but integrated whole.

The arrival experience is one of walking through a body of water filled with lemongrass and weedy plants, linking the drop off point to lift lobbies that rise directly into the offices. The underside of the structure is a white reflective surface that picks out water movements from the landscaped pools and so forth. At night the designers contemplated the options to light up this undercroft space or soffit to give the surreal feeling of a floating box. The façade is composed of 50 percent glazing and the rest is made up of wooden panels or cement boards. The checkered and patterned façade allows for deep daylight penetration into the building plan. The block is supported by a minimum number of columns to express generous and unobtrusive views of the landscape beyond. The podium structure, consisting mainly of car parks, will be greened on the edges to resolve the connection of this building to the ground.

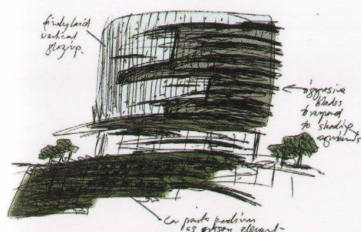


Sketch

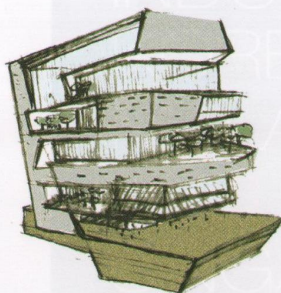


Site plan

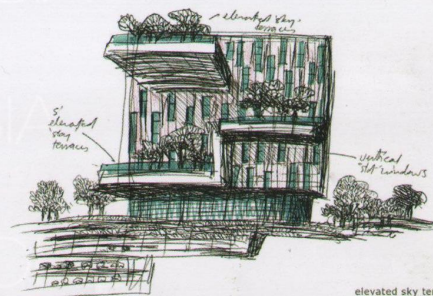
Concept sketches



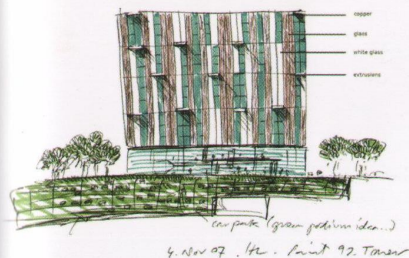
facade transition



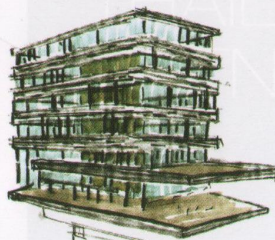
extruded form



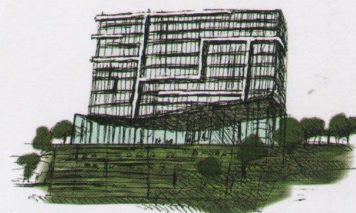
elevated sky terraces



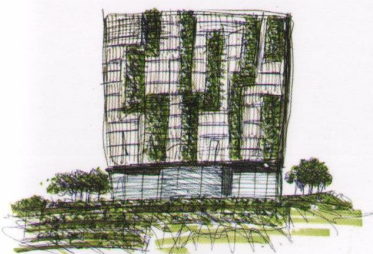
material exploration



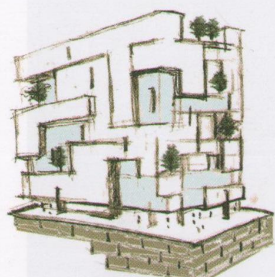
linear form



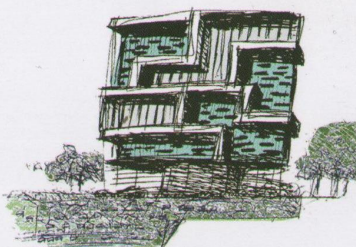
exposed slabs



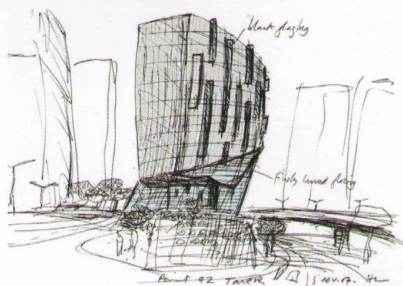
vertical landscaping



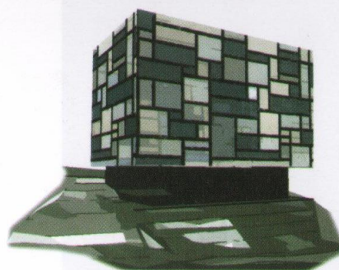
solid extrusions



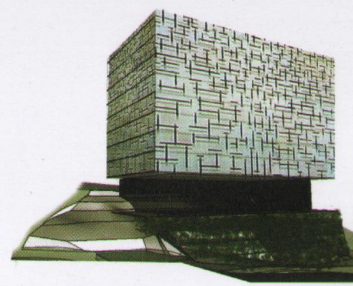
cantilevered extrusions



vertical glazing



mondrian facade



pattern facade