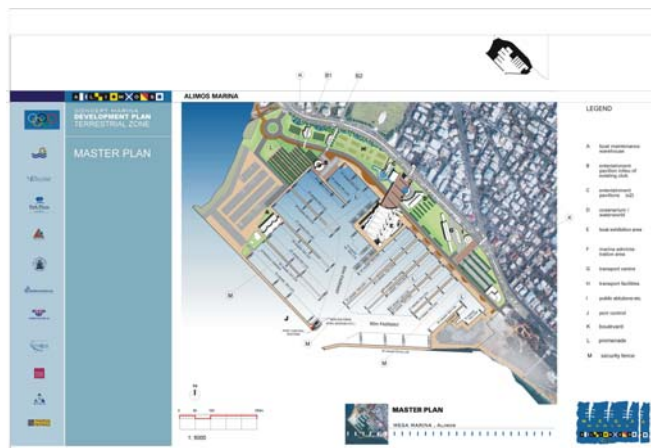


# Concession of the Alimos Marina

## “MEGA MARINA ALIMOS”

Alimos is by its nature and size a more public, commercial facility. Its terrestrial zone offers its inhabitants' public, recreational activities.

The extent of the terrestrial zone is 171 030 m<sup>2</sup> and together with the basin area of 250 000 m<sup>2</sup> form a very large area. The available rights or construction terms are very limited in comparison, only 9810 m<sup>2</sup> in extent. The nature of the Marina will obviously be dictated by this - being more open spaced oriented. It is therefore very important to introduce major urban devices to intervene and to structure the space to achieve some measure of cohesion.



The size of the Marina and its location as well as the limited depth of the basin, dictates that the facility by nature has a more public character, scale and use. This will be reinforced by the urban design and architectural concepts. This aspect distinguishes it from the other Marinas of Athens. The design will have a strong urban origin. A well integrated development is a prerequisite.

The objective is to achieve a sustainable and commercially viable development. For this reason the proposed site will be subjected to an urban design process to ensure a well integrated project. This component will consist of a contextual analysis which would include determining the function of this marina relating to other marinas in the area, the marina's role within the city and its relationship with its immediate surroundings.

An analysis of the site and its immediate surroundings will include the determination/analysis of:

- Strategic planning proposals for the area
- Opportunities and constraints

- Land use
- Slope analysis
- Access (vehicular and pedestrian)
- Ownership
- Zoning/Legal constraints
- Climate
- Views.

Urban Design Proposals will include proposals regarding the visual and functional linkages of the development on the site with its environment, the relationship between buildings, spaces and the harbour (scale) internal circulation, and land use, bulk requirements (floor area ratio) and the subdivision of the site into developmental land parcels.



This project has been implemented towards a bid offer that an international group has undertaken in order to get the concession of the Alimos Marina.