

Atrium City Master Plan

Dubai, United Arab Emirates

ADRIAN SMITH + GORDON GILL
ARCHITECTURE

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At the center of Jumeirah Gardens, the Atrium City and Central Park development includes the iconic 1 Dubai, low-rise residential development, cultural facilities, retail, offices, abundant landscaped park space and a multi-modal transit hub.

SERVICES Architecture

1 Dubai rises up out of a canal at the center of the development. From the Gulf, the towers frame the Burj Khalifa; they are also located along a central axis with East Park. The development's unique form is also highly functional: soaring clusters of cables and occupied sky-bridges connect the towers together as they ascend. The towers are designed to the highest environmental and performance standards and will serve as a strong symbol of Dubai's commitment to sustainability.

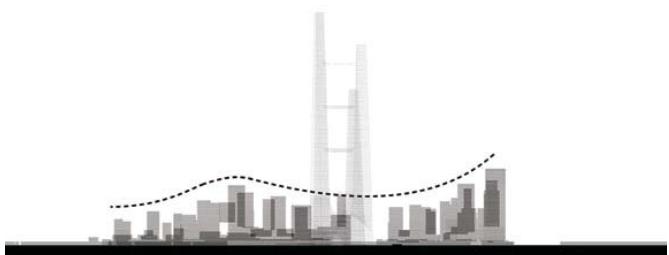
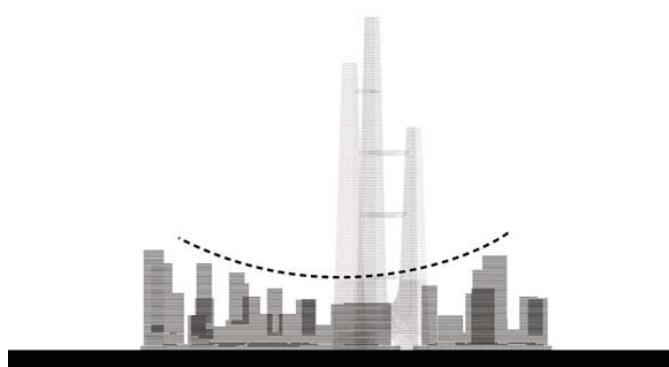
A true "city center", the complex is accessible by both land and sea. At the base of the buildings, grand arched entrances allow boats to travel underneath the building and into a central atrium space, an oasis in the center of the development.

The Atrium City and Central Park Districts will provide a landmark development offering a multitude of visitor and resident experiences.



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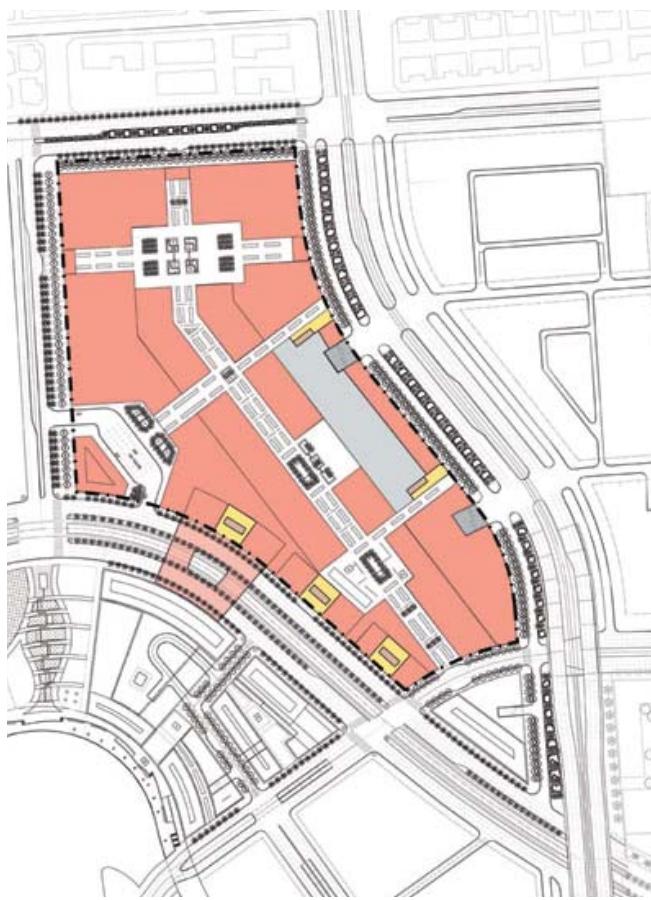
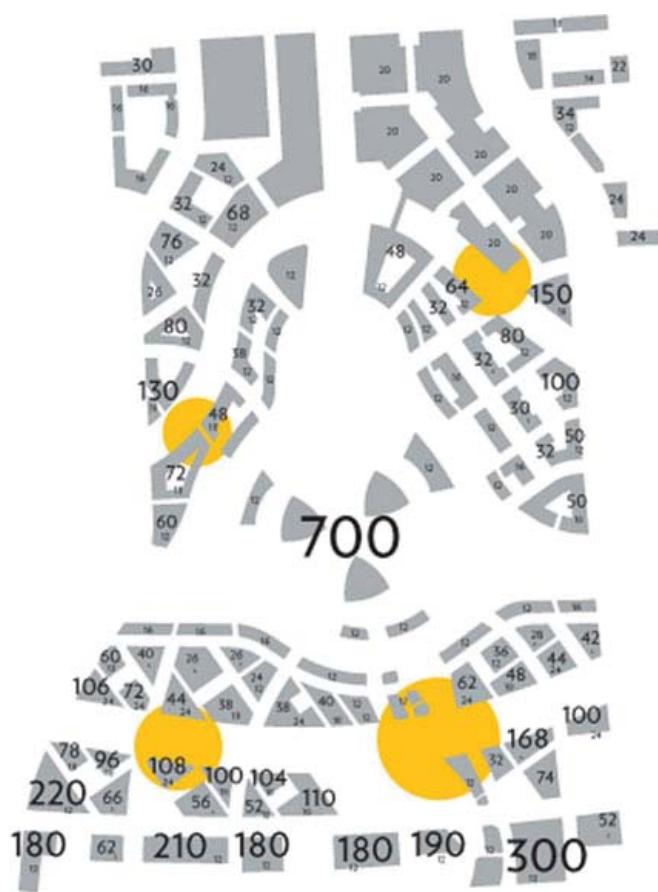
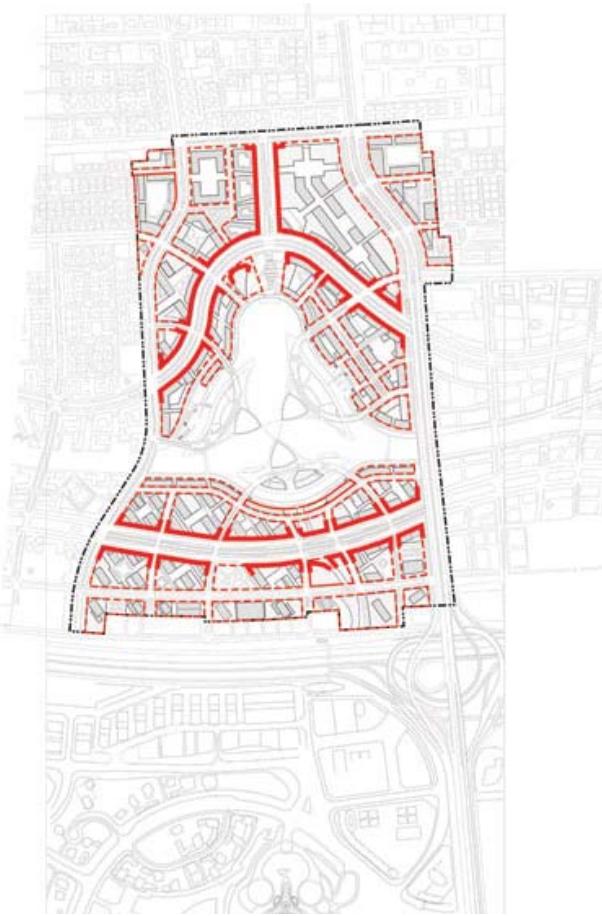
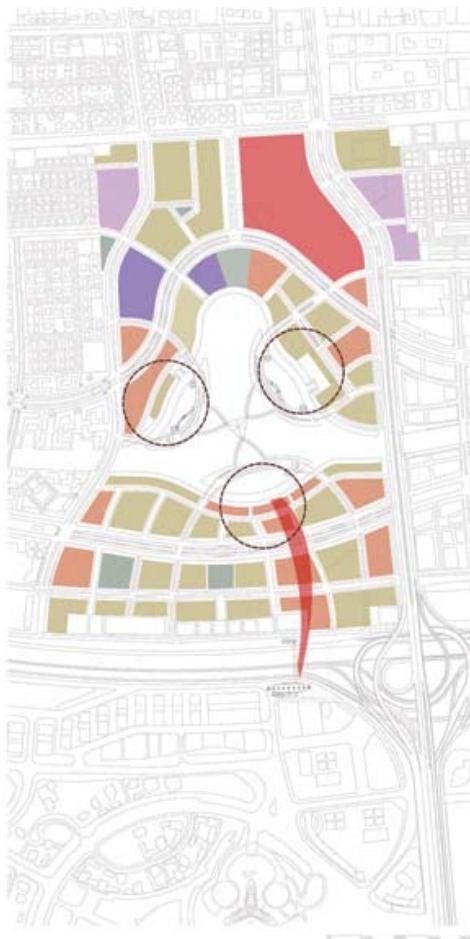
1.1 General Land Use Distribution

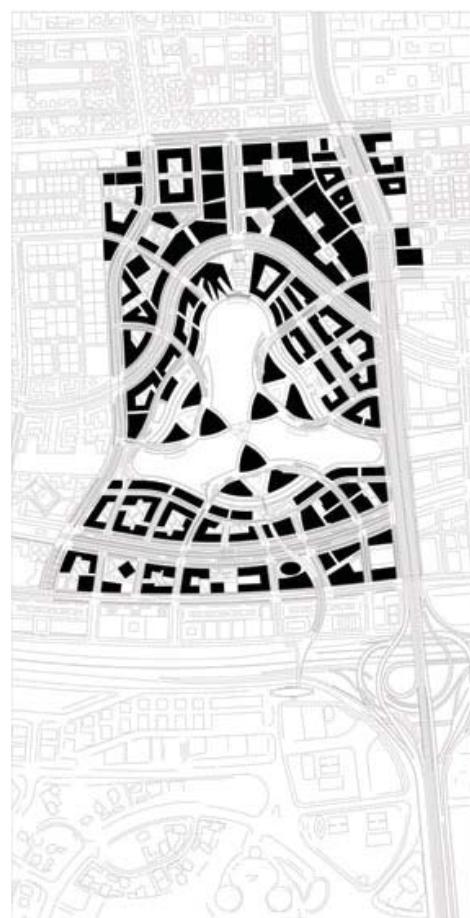
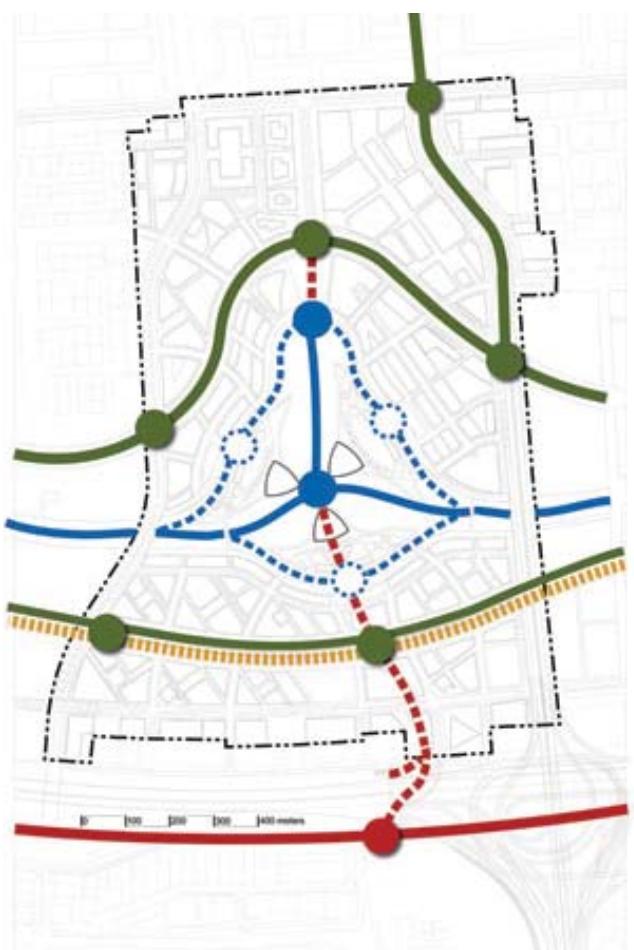
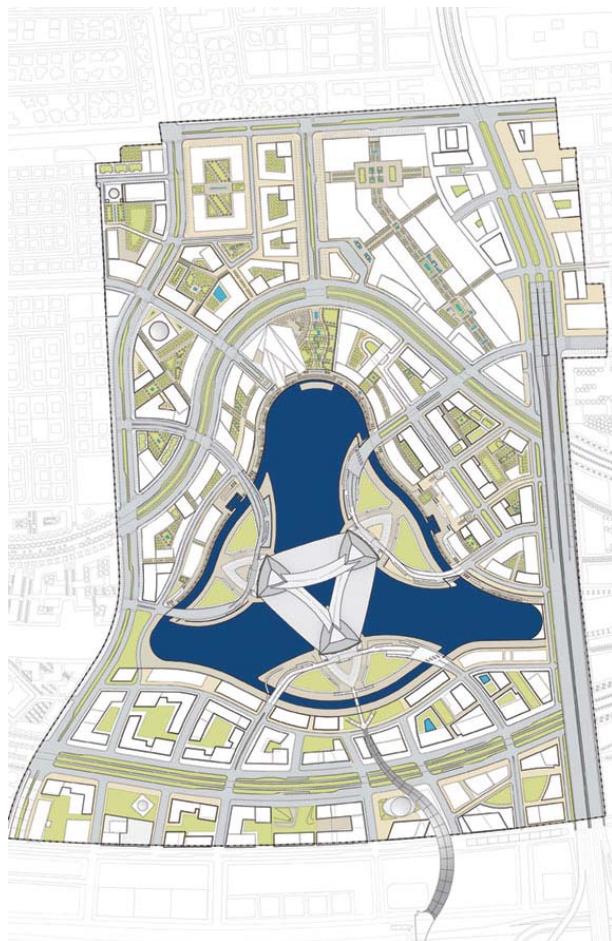
GUIDELINE: Promote a mix of uses within the development to create a diverse and vibrant urban environment.

Recommended:

- Mix uses within every block to create a diverse and vibrant city environment.
- Office towers shall be concentrated at the entrances to the North & South Boulevards.
- Residential neighborhoods shall be mixed with street retail and hotel uses.
- Educational facilities shall be located in west and north parts of Central Park.
- Continuous first floor retail uses shall be along North & South Boulevards to promote active, pedestrian-friendly environments.







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