

GUARDIAN TOWER 2 Abu Dhabi (UAE)

NEW BUILDING

Client: Guardian Real Estate, Portland (USA)

Contractor: Polensky + Zoellner W.L.L., Abu Dhabi

Master Developer: Al Qudra Holding, Abu Dhabi

Architectural Consultant: Erga, Abu Dhabi

Our services:

- Optimization of building time and building costs for the existing concept design
- Full structural design
- Establishing the basis
- Preliminary design
- Developing static design concept
- Schematic design
- Architecture
- General project management
- Control
- Schedules and project accounting
- General site supervision of all disciplines and all construction works

Brief description:

New building of a high rise with 23 upper floors and 5 basement floors

- 2 podiums for retail, 4 office floors
- 17 floors typical (residential) and multistorey car-parking
- walls, columns, beams, stair flights and typical floors constructed as conventional, cast in-situ reinforced concrete
- floor slabs constructed as post-tensioned slabs
- transfer slab (1,4 m) and supporting system are designed considering the structural irregularity.
- basement floors are reinforced concrete slabs (22.5 cm) with column drops of additional 10 cm thickness which rest on reinforced concrete columns and walls
- lateral load resisting system consists of shear walls and columns in both orthogonal directions
- lateral load is transferred to the shear walls by means of horizontal diaphragm (floor slabs)
- structure rests on raft foundation, complemented by tension piles to resist the water uplift
- raft general thickness is 1.5 m

Completion: 2019 (under construction)

