IKHAYA LENTO YONKE

OH107

"WHAT IF THE PIXELS MISSING FROM OUR CITY'S PICTURE ARE BURIED BENEATH ASPHALT, GIVEN TO PARKED CARS WHILE PEOPLE WAIT ON THE MARGINS?"

IKHAYA LENTO YONKE (A HOME FOR EVERYONE) TRANSFORMS THE TOP YARD PARKING LOT INTO A VIBRANT, MIXED-USE COMMUNITY. ORGANIZED AROUND A MODULAR PIXEL LOGIC A SYSTEM OF MODULAR 'BLOX', THE DESIGN DISMANTLES SPATIAL APARTHEID BY SCATTERING SOCIAL AND MARKET-RELATED UNITS IN A PRECISE 50/50 RATIO THROUGHOUT THE STRUCTURE, WITH TRANSITIONAL HOUSING WOVEN INTO THE MIX, ENSURING NO FLOOR OR WING IS SEGREGATED BY INCOME OR CIRCUMSTANCE.



UNIT TYPOLOGIES



STUDIO 5X6



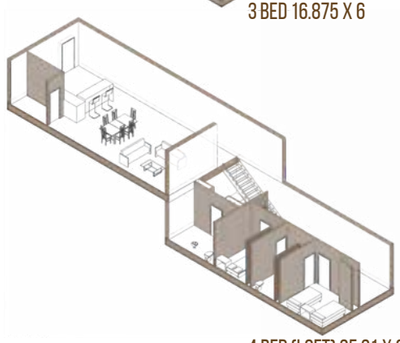
I BED 7,5 X6



2 BED 11.25X6



3 BED 16.875 X 6



4 BED (LOFT) 25.31 X 6

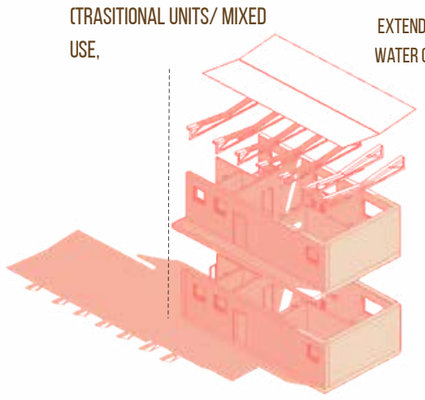
THE PIXEL LOGIC:

THE DESIGN IS STRUCTURED AROUND A 6M-WIDE MODULAR GRID, WHERE THE "PIXEL" SERVES AS THE FUNDAMENTAL UNIT OF INTEGRATION. THESE PREFABRICATED MODULES VARY IN LENGTH TO ACCOMMODATE A DIVERSE DEMOGRAPHIC: FROM COMPACT 5M X 6M STUDIO PIXELS TO EXPANSIVE 25.31M X 6M FOUR-BEDROOM LOFT PIXELS.

PROCESS

AS THESE INDIVIDUAL PIXELS AGGREGATE, THEY FORM A LARGER PICTURE OF INTEGRATION.

DOUBLE STORY UNIT (TRASITIONAL UNITS/ MIXED USE,

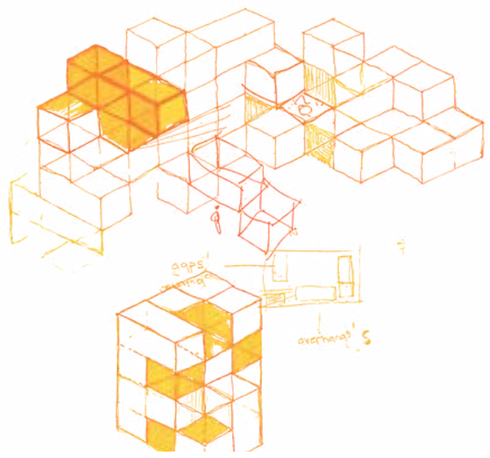


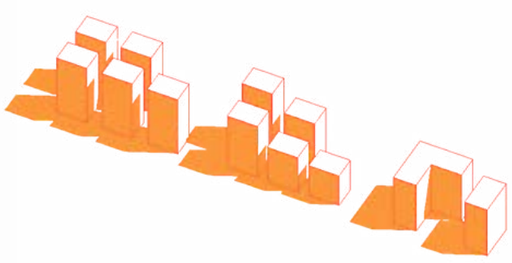
EXTENDED SLANTED ROOFS FOR SHADING, WATER COLLECTION AND PASSIVE COOLING

BAMBOO TRUSS SYSTEM

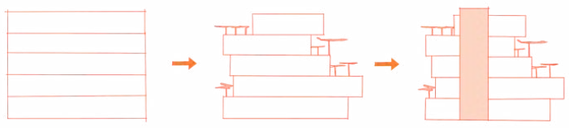
FIRST LEVEL = BRICK WALL AND RAMMED EARTH

GROUND LEVEL = BRICK WALL AND RAMMED EARTH

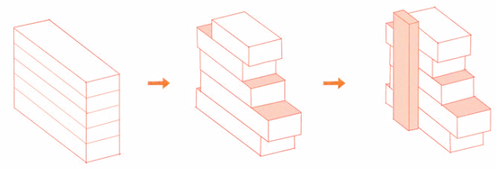




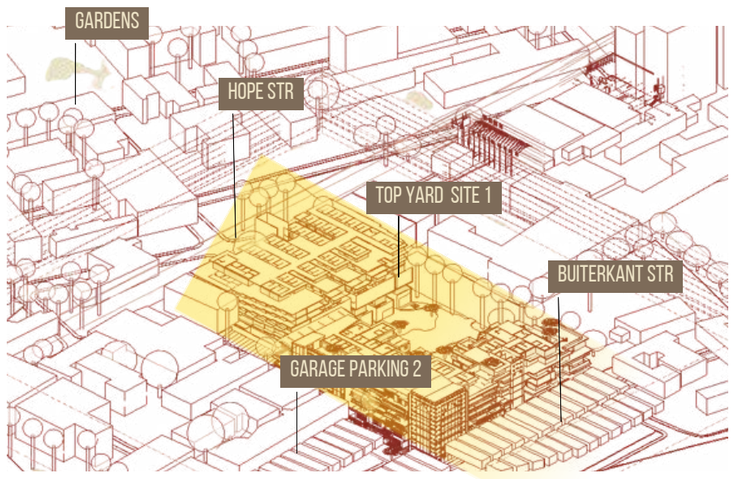
BUILDING MASSING



UNIT MASSING + CORRIDOOR

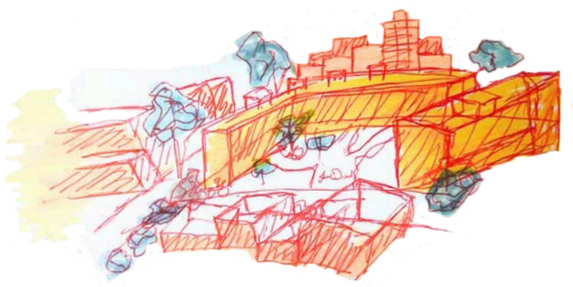


UNIT MASSING + CORRIDOOR + TERRACES





11,621M² SINGULAR-USE SURFACE PARKING. ZERO ACTIVE FRONTAGES. NO PASSIVE SURVEILLANCE. UNDEFINED THRESHOLDS. NON-DEFENSIBLE SPACE TYPOLOGY ENABLING ANTI-SOCIAL BEHAVIOR. DISPROPORTIONATE SCALE TO ITS SURROUNDINGS.



IKHAYA LENTO YONKE INTRODUCES POROUS GROUND-FLOOR ACTIVATION. 24-HOUR COMMERCIAL TENANCY. PASSIVE SURVEILLANCE. DEFINED THRESHOLDS. DEFENSIBLE SPACE PRINCIPLES RESTORING URBAN SAFETY. PROPORTIONATE SCALE.

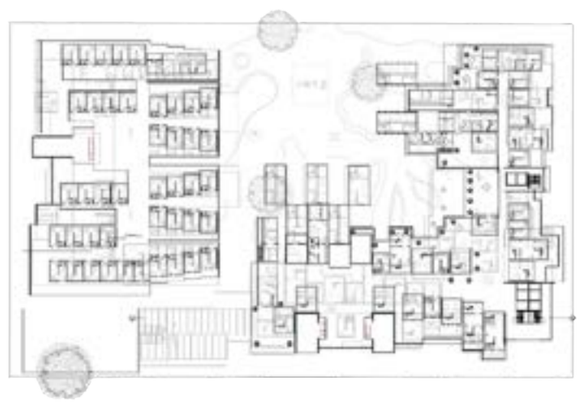
CONTEXT



GROUND FLOOR PLAN

1. MAIN RECEPTION
2. RECEPTION 1
3. RECEPTION 2
4. RECEPTION 3
5. CRECHE
6. GYM 1
7. GYM 2
8. BICYCLE HUB
9. SALON
10. BARBER
11. CONVINIENT STORE
12. COFFEE/ BOOK STORE
13. STUDIO APARTMENT
14. 1 BED
15. 2 BED
16. 3 BED
17. LOFT TYPE
18. DOUBLE STORY UNITS
19. COURTYARD
20. COMMMON ROOM
21. TRASITIONAL UNITS





AT GROUND LEVEL, A BICYCLE HUB, TWO PUBLIC GYMS, AN INCLUSIVE SALON AND BARBER SHOP, A 24-HOUR CONVENIENCE STORE, A COFFEE BOOKSHOP WITH FREE WIFI, AND A CRECHE DAYCARE ACTIVATE THE STREET AROUND THE CLOCK.



SECTION A-A

RENDERS





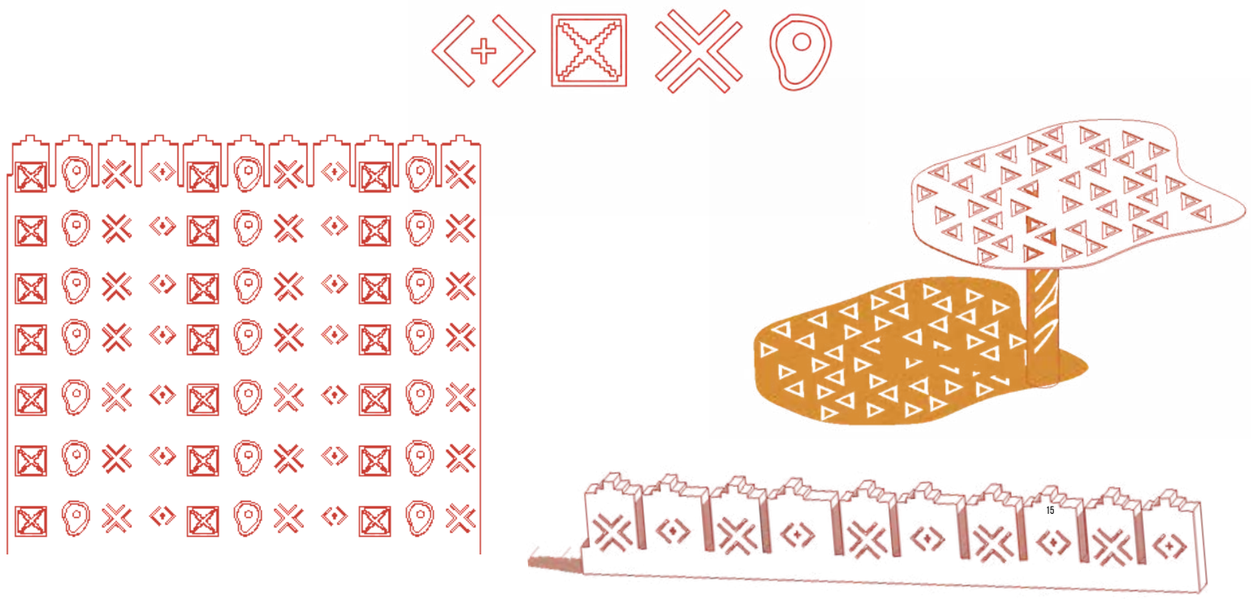
THE BUILDING TERRACES INWARD, FORMING A GENEROUS COURTYARD WITH ORGANIC PROMENADES FOR COMMUNITY EVENTS, SEMI-PUBLIC YET SECURED BY A MAIN RECEPTION, WHILE FOUR RESIDENTIAL CORES PROVIDE PRIVATE ENTRY FOR RESIDENTS AND GUESTS.

EMOTIVE COLLAGE



DETAILS MATTERS

THE BUILDING'S SKIN AND COMMON AREAS ARE WOVEN WITH AFRICAN SYMBOLS OF COMMUNITY, HONORING WOMEN'S RIGHTS, COLLECTIVE STRENGTH, AND THE COMMUNITIES HISTORICALLY PUSHED TO THE PERIPHERY, ACROSS RACE, GENDER, AND CIRCUMSTANCE.



THE PRIMARY FACADE IS DEFINED BY A MASSIVE SYMBOLIC FEATURE WALL, LASER-CUT WITH AFRICAN PATTERNS OF INTEGRATION. THIS PERFORATED CORTEN STEEL SKIN ACTS AS A SOPHISTICATED LIGHT MODULATOR: DURING THE DAY, IT FILTERS THE HARSH CAPE SUN INTO PIXELS OF LIGHT THAT DANCE ACROSS INTERNAL CIRCULATION AND SHARED TERRACES. AT NIGHT, THE BUILDING GLOWS FROM WITHIN, A LITERAL BEACON OF HERITAGE ON THE CITY SKYLINE.











HONORING WHO THE HOUSING CRISIS AFFECTS MOST IS NOT EXCLUSION, IT IS HISTORICAL HONESTY AND SPATIAL JUSTICE.