

Doxiadis Associates

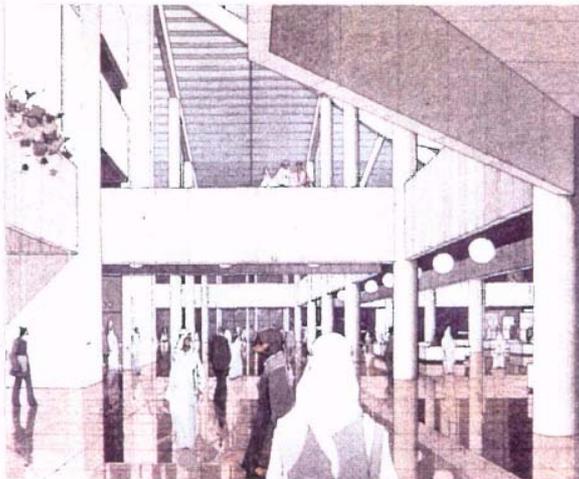
PETROMIN OFFICE BUILDING IN DAMMAM - SAUDI ARABIA

In 1978, the General Petroleum and Mineral Organisation (PETROMIN) of Saudi Arabia awarded Doxiadis Associates a contract for the design of its corporate headquarters on an 18 ha site just outside Dammam.

Executed in three stages from preliminary design to construction documents, the assignment covered architectural, structural, mechanical, infrastructure and landscaping studies, as well as the formulation of a set of criteria governing the utilisation and organisation of building space by the future occupants.

The design solution reflects the building's function. Composed of four units of varying volumes, the complex is divided according to the different uses - common areas, general office space, executive accommodation, utilities, etc.

It has a total usable floor area of 32,000 sq.m., with indoor parking and mechanical installations in the basement accounting for another 6,500 sq.m.



Top Left PETROMIN Dammmam
Top Right Exterior (Main Entrance)
Bottom Left Interior Perspective
Bottom Right Interior (Entrance Lobby)

The building complex consists of nine operational levels, plus the basement. Office areas from the main bulk of the complex and are distributed on six levels corresponding to the proposed divisions of the organisation, while the top two floors of the executive office tower are reserved for the Corporation's officers. Altogether, office space for about 1,000 employees is provided.

Entrance to the complex is at ground level, through a high-ceilinged lobby roofed over by a concrete frame and skylight system at the fourth floor level, whereby a single, spacious internal volume is created. Movement within this space and access to the vertical circulation core takes place both on the ground and at the first floor, where a series of elevated walkways link some of the main public areas - upper part of the auditorium, cafeteria - restaurant, lounges - to the office.

Other public spaces - the main part of the 900 – seat auditorium, exhibition room and prayer hall – are located on the ground floor.

With the exception of the administration and maintenance departments also situated on the ground floor, offices are spread over the first six levels of the two office towers. Managerial offices as well as those of the departmental chiefs, together with their secretariats and conference rooms, are housed in the smaller tower in the northeast of the complex, while the larger one is given over to the remaining offices.

The distinction between these two groups of offices is carried through to the treatment of the internal space. Whereas the levels occupied by the directors' suites are given a formal division pattern with partitioned rooms for each executive, the rest of the office space is developed in an open plan form arranged around a hard core where the permanent fixtures (utilities, storage, lavatories) are installed. The division system employed in both cases - demountable partitions and low screens - is a modular one with interchangeable components. This permits maximum flexibility, allowing for spatial reorganisation, progressive addition and adjustment to the work needs of each occupant with the minimum of physical disruption and without any alteration to lighting, heating or air-conditioning installations.

Following the submission of preliminary and final construction designs, construction began in June 1981 under the supervision of DA's site staff. The building was completed and handed over the client in 1987.

DATA ON OVERALL PROJECT

Name of Client <i>Petromin, Saudi Arabia.</i>	Start Date <i>4/1980</i>	Project Value in 12/2003 prices <i>74,763,289.37 €</i>
Project Location within Country <i>Dammam, Saudi Arabia</i>	Completion Date <i>6/1987</i>	Value of Services in 12/2003 price <i>5,199,872.38 €</i>

13, AEGIDON & SENEKA STR. GR 14564 NEW KIFISSIA, GREECE - TEL. +302106246300-FAX +302106246399-E-MAIL doxiadis@doxiadis.com