# RECREATION AND SHOPPING COMPLEX, ABUJA

## ARCHITECTURAL RESPONSE TO URBAN RECREATIONAL NEEDS

**BY**

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**THESIS SUBMITTED TO THE POSTGRADUATE SCHOOL, AHMADU BELLO UNIVERSITY, ZARIA IN PARTIAL FULFILLMENT OF THE REQUIREMENTS FOR AWARD OF MASTER OF SCIENCE (MSC) DEGREE IN ARCHITECTURE.**

DECEMBER, 2006

## CERTIFICATION

This thesis titled: RECREATION AND SHOPPING COMPLEX, ABUJA, Architectural response to urban recreational needs" meet the regulations governing the award of the degree of Master of Science Degree in Architecture of the Ahmadu Bello University Zaria, and is approved for its contribution to knowledge and literary presentation.

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## DECLARATION

I Gbagi Ejerhitor hereby declare that the entire work in this thesis is a manifestation of my research efforts under supervision of my mentor Arch Sagada and has not been presented wholly or partially for the award of any such degree elsewhere. All quotations are indicated and the sources of information have been acknowledged by means of references.

Signature

Date

## DEDICATION

This thesis is dedicated to:

God Almighty for His Guidance

## ACKNOWLEDGEMENT

My profound gratitude goes to the almighty God for the manifestation of his grace.

I wish to thank most sincerely all who in various ways contributed to the realization of this thesis and consequently this Endeavour.

My appreciation goes to my supervisor ARC. M. L Sagada for his advice and criticism. I also thank all the lecturers of the department of architecture, Ahmadu Bello University, Zaria, who in one way or the other contributed and assisted me.

My sincere gratitude goes to my parents Chief and Chief Mrs. F.A. Gbagi for being there for me all through the research endeavours. I wish also to express my appreciation for the love and support I got from my brother and sisters, Fagiro, Rukevwe and Kebuo.

I cannot forget to mention the Dogun family, class of '97, class of '98 and other friends like, Mega Akpobi, Mikehunt, and Mohammed Kama. To all of you I say thank you.

Finally, my special thanks to Lillian Ibu for being there for me.

## ABSTRACT

Abuja, a metropolitan area and the nations Federal Capital Territory, is a focus of life were about 3,000,000 people meet there major needs, desires and ambition.

In many aspects people within Abuja probably enjoy belter living conditions in terms of good hygiene, better schools, housing and basic amenities, but one can still notice the immense emotional poverty and privation.

Even when it could be argued that there is less direct hardship, there arc obviously higher incidences of depression, more mental illness, more violence, more delinquency and more drug-taking. Under the prevailing circumstances of national and global economic recession, unemployment and underemployment, retrenchment and other extra challenging rigors which the individual faces, such as the inordinate resolve to achieve success in business and achieving greater carrier goal added to the insecurities inherent in these pursuits, effort should be made to retain a sound mind in a sound body.

Recreation has been defined as any leisure activity which is pursued for its own sake, or what happens to a person as a result of a recreation experience. The relationship of urban recreation to open space is based on a biological need to retain some association with the natural environment in an urban setting and a psychological need for contrast and change in special surroundings and activities that most indoor environment do not provide.

When these needs are linked with the routine indoor jobs of most people and the sterile or stressful outdoor environments of many cities, they generate strong

desires for escape to a more relaxing environment, especially those with a natural character.

The prospect of urban recreation has become an end in itself for the urban dweller, it provides the time and means for human development in a technological, work-oriented society. How we solve this problems may influence our culture and society, because leisure can be the blessing or curse of an urban society.

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# CHAPTER ONE

## 1.0 INTRODUCTION

In today's 21st century, recreation has grown to be one of the biggest source of fun and generation of revenue for individual and corporate bodies. Whether viewed from an aspect of leisure, it has branches in sports, art, fashion, films, internet, computer games, advertisement, and the list is endless.

Recreation is basically a means of self renewal after routine and necessary work or in preparation for it. This self renewal is achieved through activities that are performed within the individuals' leisure time; and for no economic gain. It was this need for recreation that moved the Greeks to the Oly, the Romans to the forum and our fathers to the squares after the normal daily, weekly or seasonal work.

Commercial Centers (also called Downtowns, Central Business Districts, and Urban Villages) contain a concentration of business, civic and cultural activities, creating conditions that facilitate interaction and exchange. This increases overall Accessibility.

Commercial centers could also be described as urban components and cities focal points for the exchange of goods and services. Due to new trends and development worldwide, they are designed as a variety of retail shops., stores and other related facilities such as offices, Banks, community centers etc. these and other facilities are integrated together as an entity, thriving to survive side by side so as to give maximum commercial convenience to all involved thereby creating maximum exposure to the merchandise.

The development of sophisticated technology coupled with increased population, higher living standard, sophistication in distributive trade techniques, a good economic base have made commercial facilities gain its patronage.

Various independent forces, economic and social, have conspired in recent years to affect purchasing patterns which have radically influenced the designing of commercial complexes. People are basically creatures of nature who perceive their environment through the five senses, which influences their judgment and subsequent acceptance of a building /complex. If elements of sensory appeal are woven into the design, it would be possible to reach the innate responses that govern how a human being reacts to his environment, hence creating such an environment that all people would instinctively find harmonious. A relaxed and pleasant atmosphere encourages interest and participation by the users.

This need for recreation opportunities has led to the gradual transformation of the traditional commercial centers into recreational venues that are conducive and relaxing aimed at luring people from the street into the complex which offers a place to sit down, to have a drink, conveniences to be found and a new product to be purchased.

This form of shopping could be called '*retailment*' (which is a neologism born from retail + entertainment), a whole experience that promises to integrate retail and leisure in a new way and enhance both the guest's experience and the retailers' performance. The consumer in this type of set up is more like a guest which bring about contented consumerism where the visitor/guest is always relaxed enough to open his/her wallet, hence enhancing retail performance.

This thesis addresses itself ultimately to the provision of facilities required in an ideal commercial and recreational space-in form of a centre which would bring many people of different background together for social interaction and entertainment which would lead to better transactions. The basic planning task would be to understand the significant relationships between people, cities, leisure, recreation, open space, and urban

form, while the detailed planning task would be to relate time (Leisure), activity (behavior), and space to geographic area (the city) all within the contest of a recreation complex.

This is hoped to be achieved through research that will span through the Master Plan of Abuja and environs with an aim to ascertain the need; Literature Review and case studies of such existing facilities. Conclusion and recommendation would therefore be based on these and would form the basis of the design.

## 1.1 PROBLEM STATEMENT

The urban growth of Abuja has led to a rapid rise in the demand for leisure opportunities. The present developed and developing area of Abuja covers approximately 8000sqkm, with a population of about 3,000,000 occupants. Certain facilities should cater for a given number of people and from the general planning standards based on population figure and town/city area statistics, Abuja could be said to be lacking in terms of recreational and commercial facilities.

These facilities are much too inadequate and unable to cater for the heavy recreational demand of the residents. Proposing a recreational as well as a commercial complex in Abuja, a fast developing city is definitely necessary.

## 1.2 AIM AND OBJECTIVES

This thesis would be aimed at designing a center that would act as a permanent nucleus for social, cultural and commercial activities in order to maximize human welfare by creating a better, more healthful, pleasurable and attractive urban environment which would improve the quality of life and environment of the city of Abuja.

This would give rise to the following objectives.

1) To design a complex that will accommodate all the functions of a commercial and leisure center without one function interfering with the other.
2) To design a complex that would be open enough to enhance recreational activities without posing a security risk to commercial facilities.
3) To create a commercial center which also acts as a leisure center for both passive and active visitors.
4) To maximize potential for interpersonal contact and to foster social relationship especially between people of diverse ethnic groups, racial background, cultural trait and business orientation.
5) To create a suitable environment for the pursuit of commercial enterprise with ancillary provisions such as storage facilities, security and conveniences.
6) To create a humane environment by integrating design with landscape and recreational facilities so as to sustain the interest of the visitors.

## 1.3 SCOPE AND LIMITATIONS

This thesis addresses carefully factors which encourages patronage and add more meaning to the boring nature of buying and selling. The scope therefore would cover creating an architectural stimulus which would promote communication, cooperation and coordination between all concerned in a blend of recreation and commerce.

In the course of this study, constraints that stand in the way of a better research lies primarily in limitations in finance, limited information and access to foreign case studies.

## 1.4 MOTIVATION

Commercial centers are universally known as focal points of any city.

This thesis was motivated by the need for a commercial, as well as a recreational center in Abuja which should be a representative of what people want, imaginative in projecting what might be, and realistic in recognizing what is possible. It is based on the premise that cities are for people, change, complexity and compromise are the essence of cities and planning is a means of anticipating or reacting to change.

From personal survey, I observed that the existing recreational and commercial facilities lack basic economic, physical and organizational characteristics inherent in the planning of a good recreational and commercial complex, thereby failing in their purpose for satisfying the demands of the people for which they were built.

## 1.5 ARCHITECTURAL SIGNIFICANCE

The ultimate contribution within the field of architecture is to effectively solve identified organizational problems and in advent bring together all the diverse units into one organic entity under a given set of environmental conditions aimed at encouraging patronage of the complex.

Owing to the function and organizational set up, it is hoped that the thesis would be able to provide a structure that would be able to achieve most of the consumer needs intended for the community it is intended to serve.

## 1.6 METHODOLOGY

It is intended to use the following research methods for the assembling of relevant information for this research.

1. Reviewing available relevant literature, both published and unpublished dissertations.
2. Appraisal of existing relevant facilities i.e. case studies.
3. Personal observation and comments.
4. Conduction of interviews through questionnaires for the general public.

## 1.7 DEFINITIONS.

**LEISURE:** Any portion of an individual's time not occupied by employment or in pursuit of essential activities.

**RECREATION-** Any leisure activity which is pursued for its own sake, or what happen to a person as a result of a recreation experience.

**COMMERCIAL CENTER:** Is a highway segment designation which may apply to an existing or future center of commercial activity which generally has 400,000 square feet (37,000 square meters) or more of gross leasable area or public buildings. Commercial Centers are intended for commercial or mixed commercial, retail and office activities. They may include public uses. Multi-family residential uses may be located within or adjacent to a center.

**OUTDOOR RECREATION-** leisure time activities which utilize an outdoor public or private space.

**PARK**- Any area of public or private land set aside for aesthetic, educational, recreational, or cultural use.

**RECREATION DESIGN**- A processes that relates people to the form and function of a recreation resource. The use of information to create designs that relate to the existing or potential users of a recreation space or population of a planning area. The emphasis is at the micro-scale and site or project level.

**RECREATION PLANNING**- A process that relates people to leisure time and space. The use of information for the allocation of resource to accommodate the current and future leisure needs of a population and planning area. The emphasis is at the macro-scale and systems level.

## 1.8 CONCLUSION

In conclusion, it should be emphasized that a new trend is now evident in this age where no museum, airport or station can exist without an extensive range at shopping facilities. Marketing experts have recognized the potential of synergy which is the extra energy/ success that is achieved by two or more elements working together, instead of on their own.

In view of the above, seduction could be said to be the key word and the magic formula "dramaturgy" due to the fact that no commercial complex would seem to be interesting with out recreational functions.

# CHAPTER TWO

## 2.1 HISTORICAL BACKGROUND OF RECREATION

If cities as we know them today are to survive, then we must provide the things that make us civilized – Theatres, sports, culture.

- Alan C

The genesis of man's need for a communal and recreational space dates back to the era when the wandering fruit picking early man settled down in a place for agrarian and animal rearing purposes. With increase in the number of families settling down in a place, there came the need for a communal space where the farmers and later headsmen will met to exchange views, relax and renew themselves for the next day's task.

With increase in population and advancement in civilization, Such spaces started being the concern of rulers and their architects and planners.

Looking back into history, the famous Greek Agora easily comes to mind. It is around the Agora that the Greek social and Recreational life is organised. This is the most important space in terms of interaction at various levels of human activity. It is approached be narrow alleys, with a major avenue for mass movement at ceremonies. It is surrounded by important edifies as the temples, municipal offices, commercial areas and recreational facilities. The agora is a meeting point as well as for interaction. The palaestrae (for athletic, wrestling e.t.c) stadium and hippodrome and theatre are among the recreational facilities around the agora.

In the Roman era, the forum played the role of the initial communal and recreational space. While the Greeks developed their spaces from their sense of finite, the

Romans developed such spaces from their love for grand structures. Being a people motivated by political power and organisation.

Hellman (1986) noted that " like movie monguls they took over Greek ideas and inflated them into big vulgar production for the benefit of the state". Because of their emphasis on the street layout, the forum is located at the heart of built up areas. So also are their theatre, the arena and the market. Being defined by the surrounding structures, the forum has an irregular shape. The interior of the forum was painstakingly made regular with lives of colonnaded verandahs which are decorated with statues and flanked by massive public buildings. The Forum is used for commercial purposes, political debates, recreational and social gatherings.

In the medieval times, the towns gained prominence as agricultural domains, commercial centres and later religious seats. The main focus of the town was the church and the market places. These places later became the hub of all human activities including the socio-cultural, religious, political and commercial life.

The renaissance towns borrowed a lot of ideas from the ancient Rome but tempered them with classical language. Unlike the Greek and Roman recreational and communal spaces, the renaissance spaces are more open and are centrally located. It is from this point that the social life radiate to other parts of the town. Such communal facilities are the plaza, square and cathedral. Alberti, one of the greatest of renaissance architects opined that a city is not built wholly for the sake of shelter, but should be planned, there should be handsome spaces for squares and more civil conveniences, courses for chariots, garden and places to use for both amusement and recreation.

## 2.2. RECREATIONAL AND COMMUNAL SPACES IN NIGERIA

The concept of recreational and communal spaces is well exhibited in human settlements all over Nigeria and even Africa as a whole. The space concept shows a continuum which grows from inside-out or outside-in depending on the point of reference. The space is normally associated with human, communal, recreational, religious and even administrative activities.

With a family compound as a reference point, the courtyard concept is predominantly used among the Yorubas and the Binis, the Hausas and even the Diolas in Senegal. Among the Yorubas and Binis, it is largely a rectilinear expression while among the Hausas, it is expressed in circular form. The courtyard in the Yorubas and Benin setting serves for such activities as cooking, Relaxation, children playground, plaiting of hair, story telling and other domestic and leisure activities. Close visitors are allowed into the space as it equally serve as the woman's living room. In the Hausa setting the use is restricted to the family members alone due to the cultural and religious preoccupation with privacy of a typical Muslim compound. It still serves the household members the purpose of social interaction, children's play, washing clothes and even sleeping during the hot seasons. Compounds are normally walled. Visitors mostly male, usually socialize and relax with family head (*maigida*) or the 'big boys' in the space after the main entrance door. If the visitor is more intimate or very old ones, he may be taken to the *zaure* which is a semi-private space.

Among the Ibos, the courtyard concept is not that predominant. The most often rectilinear compound is walled, with the building set back enough to create a front-yard and a back-yard effect. The back-yard is used for domestic, communal and recreational purposes by the children and female members of the family. The front-yard is normally

the outdoor extension of the main living room. It also serves the children for both organised and unorganized more active plays.

On the kingship or village levels, squares are popularly used in all parts of the country. These squares serve for communal and recreational spaces as well as shrines and administration. They are usually large enough to host such activities as wrestling among clans, cultural festivals and similar activities. It is uniquely very useful to the younger ones as it affords them with a free space outside their homes to freely play and socialize with themselves. Peace is maintained by the older ones 'supervising' the younger ones. It is a place where people are their 'brothers keepers'. The square has different names among different people. It could be the 'kofar fada' among the Hausas, the Obi among the Ibos and the Oja Bale among the Yorubas.

At the town and city level, these squares get larger, embodying the market, palace and shrine. Among the Ibos, the palace is normally absent except in some ancient monarchial towns. These squares are used for war victory processions, wrestling, kings outing, religious and other cultural activities depending on the part of the country. This city square is called Dandali among the Hausas, Oja Oba among the Yorubas and among the Ibos it is called after the name of the market.

## 2.3 CONTEMPORARY TRENDS IN RECREATION IN NIGERIA.

The contemporary recreation centres date back basically to the colonial days when the colonial masters were building places where they could go to entertain themselves in the evenings or over the weekends. Lagos and all the regional capitals and even some 'strong' provincial headquarters benefited from this. The centres in provincial

headquarters are small and are normally affiliated to the bigger centre at the regional capital.

The centers answer different names like country club, recreation club and sports club, but the central theme is recreation. These clubs are however, for member or affiliates. With the entry and rise of many Nigerian in civil service, these clubs started absorbing them and with the independence, became fully Nigerianised. With the flourishing of large cooperation and parastatals, tertiary institutions, financial and commercial institutions, the era of individualized staff clubs emerged.

Communities were not left in this onward match in recreational expansionism. As the old squares could not meet up with some more modern kinds of recreation and entertainment, community centers started springing up. They are either sponsored by the communities especially in the rural areas or are sponsored by voluntary organisation. Most of these centers serve primarily as the meeting point for social activities, but they contain a lot of recreational facilities.

Tourism, through still growing is gaining ground in this society. Increase in transportation facilities and car ownership has accelerated the trend to go on 'sight seeing'. Places with natural or planned tourist attractions are being given greater attention. The different beaches, the Yankari reserves, Ikogosi water spring, and their likes are some of these tourist centres.

## 2.4 SIGNIFICANT RELATIONSHIPS

The relationships between people, cities, leisure, out-door relation, open space, and urban form are the essence of recreation planning and design. This overview can be used as a justification for the provision of recreation space and services in cities.

### 2.4.1 People and the City

Our reliance on the city for a livelihood, social interaction, food, shelter, and services has made it the focus of life. Most people meet their major needs, desires, and ambitions in a metropolitan area. Family life, employment, education, culture, and leisure activities take place essentially in an urban settling.

Instead of viewing the city as a place to escape from, during leisure, it should be considered a recreation resource with great potential.

### 2.4.2 People and Leisure

The prospect of leisure has become an end in itself for many people engaged in dull or meaningless work. Leisure also provides the time and means for human development in a technological, work-oriented society. A major problem for growing numbers of people is how and where to utilize increasing amounts of leisure time. How we solve this problems may influence our culture and society. Leisure can be the blessing or the curse of an urban society.

### 2.4.3 Leisure and Recreation

Before rounding up this chapter, mention should be made of the synonymity of these two words and the slight difference in implication or scope as they might be used interchangeably at times. The proposed definition of leisure by the international study group on leisure and sciences is 'leisure consists of a number of occupations in which the individual may indulge of his own free will-either to rest, to amuse himself and improve on his skills or to increase his voluntary participation in various activities after discharging his professional, family and social duties'. As a phenomenon, leisure could

be regarded as freedom from work. It is akin to spare time or free time. This is a time when an individual is free to rest or do what he likes. So it is the time available beyond that needed for existence (eating, sleeping) and subsistence making a living.

Of recreation, Seymour Gold defines it as 'any leisure time activity which is pursued for its own sake'. So recreation takes places during leisure time but not all leisure time activities are recreation. Recreation has no other motive other than for enjoyment.

Recreation activities could be physical, mental or emotional. It could be organised or unorganized and could be partaken as individuals or in groups. It is active as when one is participating or passive when one is a spectator.

From the above it could be seen that leisure and recreation are related but different things. While leisure has commonly been thought of as a period of time or state of mind and recreation as an activity in space. The contemporary view is much broader and more humanistic. This view sees leisure as a context for pleasure and self-expression, and recreation as what happens to people as a direct result of activities or experiences. Recreation is not a point in time or space; it is an emotional condition independent of activity, leisure, or social acceptance.

Recreation is what happens to people in terms of self-image, achievement, or satisfaction and can occur at any time and in many places. By this definition, the requirements for an effective recreation experience in cities go far beyond traditional public spaces and programs. They include any aspect of a city where an individual can experience freedom, diversity, self-expression, challenge, or enrichment.

By which ever name, recreation or leisure activities aid the individual in so many ways.

- Aiding the body development, movement and coordination.

- Improving on the reflexes especially in safety, survival and learning.
- Enhancing good neighbourliness, improving social relationship, freedom, character moulding, and emotional stability and the general resilience needed in building life's philosophy.
- It improves quality of life.

### 2.4.4 Outdoor Recreation and Open Space

The relationship of outdoor recreation to open space is based on a biological need to retain some association with the natural environment in an urban setting and a psychological need for contrast and change in special surroundings and activities that most indoor environments do not provide.

When these needs are linked with the routine indoor jobs of most people and the sterile or stressful outdoor environments of many cities, they generate strong desires for escape to open space, especially those with a natural character.

This desire is why many people seek recreation opportunities in park or travel long distances to private resorts. The desire to experience open space also explains why many large urban parks with a natural character are heavily used and essential to those without the means to leave cities for this type of recreation experience.

### 2.4.5 Open Space and Urban Form

Open space can be the structural framework of a city to produce edges, focuses, nodes, districts, and region of different size, scale and character. The opportunity to experience an architectural element from the vantage point of open space is a unique visual quality. No single element can better shape and compliment urban form than well-

placed open space. Its ability to differentiate, integrate, or buffer different types of land use or activities is unsurpassed. Sensitively designed open space can give people a sense of identify and territoriality. It can define urban form and limit the physical size, shape, or density of a city.

## 2.5 CHANGING EMPHASIS ON RECREATION PLANNING /DESIGN

The nature of recreation planning is rapidly changing in there ways

### 2.5.1 Traditional Emphasis

Recreation planning has been traditionally identified with resource planning or facility planning. The major emphasis has been an open space preservation and development of these spaces for outdoor recreation.

### 2.5.2 Current Emphasis

The current emphasis of recreation planning is on the relationship of public recreation opportunities to other types of land use, design, and access at the urban and regional scale. While the primary focus is still on the physical resource, this has been broadened to include social and environmental factors. It focuses on urban beautification, community development, historic preservation, multiple use of public and private spaces for recreation. The justification of most efforts is to beautify or renew the city to make it a desirable place to live, work or visit.

### 2.5.3 Emerging Emphasis

The emerging emphasis of recreation planning is a blend of environmental design, social science, and public administration to provide leisure opportunities. An emphasis on human development, environmental management systems planning, recycling developed land into open space, creative play areas, and integration of the arts, culture, senior citizens, day care integration into recreation areas. A new generation of spaces are being used to supplement existing resources in cities to include rooftops, cemeteries, conversion of obsolete buildings to public or private recreational uses.

Previous distinctions between indoor and outdoor spaces and leisure opportunities are fading in a broader view of recreation planning that integrates space and services. Recreation planning today requires more sensitive and sophisticated methods than the application of arbitrary standard and conventional thinking. New demand for citizen participation in the planning and design process, environmental and social impact assessment, and cost effectiveness of investments.

## 2.6 APPROCHES TO RECRATION PLANNIG

Recreation planning can be approached in four different ways.

(1) Resource, 2) Activity 3) Economic 4) Behavioral.

The approach used conditions the planning process, research methods, and character of facilities or services. It can also have a positive or negatives impact on the community's attitude or awareness of these opportunities.

The approach should be appropriate to the physical or social character, values, and planning capability of a community. In most cases, the physical and social factors of a planning area will determine which approach is best. For example, it would be illogical to

adopt a resource oriented approach, instead of a behavioural approach, to an area where man-made features (housing and density) and social factors (poverty and unemployment) may be most important.

Likewise, it would be illogical to apply the activity instead of the economic or resources approach to a tourist oriented community where the major factors may be transient populations and superlative scenery.

### 2.6.1 Resources Approach

Physical or natural resources determine the types and amounts of recreation opportunities. Supply limits the demand or use to the human or natural carrying capacity of the resources.

Natural factors are ranked over social factors. Environmental considerations determine the acquisition and preservation of open space, regardless of people's expressed needs or fiscal resources to pay for this space. The emphasis is on the resource instead of the user. The planning process is conditioned by ecological determinism instead of advocacy or pluralism.

This approach emphasizes supply instead of demand and minimizes the importance of social or political factors.

### 2.6.2 Activity Approach

Past participation in selected activities is used to determine what opportunities should be provided in the future. Supply creates demand. The public preference or demand for opportunities is based on participation rates or attendance, which usually

projects more of the same type of opportunities. The values of users and the supplier are dominant in the planning process.

Social factors are ranked over natural factors. The emphasis is on users and the supplier of existing recreation opportunities. Because of a heavy emphasis on the past, this approach may not respond well to accommodating the needs of nonusers or future trends.

The activity approach works best when applied to a homogenous population by a agency with a limited scope.

It has been effective in small districts, but it has limited value in cities over 50,000 and is not appropriate to planning for the central city or metropolitan areas because it is not responsive to diverse populations and life-styles.

### 2.6.3 Economic Approach

The economic base or fiscal resources of a community are used to determine the amount, type, and location of recreation opportunities. Investment and responsibility for providing land facilities, or program are conditioned by measurable costs and benefits or the self –supporting nature of activities. Fees and charges are commonly required for many opportunities. The supply and demand for activities is manipulated by prices. User and supplier objectives are balanced in the planning process.

Economic factors are more important than social or natural factors. The emphasis is on market demand and pricing of opportunities. Attention is focused on questions of fees and charges, government/private responsibility for appropriate facilities, capital investment, and evaluating alternatives in terms of economic benefits and costs. Both

latent and expressed demands are projected to rationalize the use of public resources or private alternatives. Quantity outweighs quality.

### 2.6.4 Behavioral Approach

Human behavior and events in leisure settings influence the choice of how, where, and when people use their free time. Time budgets of individuals and social groups are translated into public and private opportunities that require land, facilities, and program. The focus is on recreation as an experience, why a person participates, what activities are preferred, and what happens to the person as a result of this activity. User preference and satisfaction condition the planning process.

Advocacy and pluralism are expected dimensions of the planning, design and management process. user and nonuser objectives are dominant, and satisfying experiences are the expected product.

This approach is concerned with accommodating latent and expressed demand. It relates demand to supply to develop indicators of social need. These can be met in leisure settings that combine physical environment (space) and behaviour (activity). Leisure settings can include a wide range of pubic and private opportunities in cities beyond traditional public parks.

The nature of the problems of urban recreational needs suggest the behavioural approach as the best way to understand and provide for the recreation needs of urban populations. This approach is more complex and controversial than the other approaches because it requires value judgment and high level of citizen participation. It has great utility for analyzing nonuse, latent demand, future trends, and the needs of special

populations. This approach compliments the advocacy and pluralism of most communities and the trend toward a more humanistic view of leisure services in cities

### 2.6.5 Combined Approach

A combination of the above approaches uses the positive aspects of each and is balanced to reflect the requirements of the user and resource. These relationships are linked in a planning process

1) Inventories and evaluates existing and potential recreation resources.
2) Identifies user groups and their characteristics.
3) Estimates the recreation supply and demand in terms of potential resource types and user group requirements.
4) Translates these requirements with planning guides design studies, landscape interpretation, and benefit cost analysis into a recreation plan.

Some unique aspects of this approach are.

1) Classifying people into user groups that requires certain environmental characteristics which can be described and measured.
2) Dividing each planning area into resource types by its environmental characteristics.
3) Relating the desired recreation experience to resource types.
4) Developing planning and management guidelines based on an analysis of user and resource requirements.

These concepts represent a dramatic departure from and synthesis of, other approaches.

## 2.7 REVIEW OF PAST WORKS

Recreation centres and recreation have been treated in different books and journal for practical or academic purposes.

Lady Allen of Hurtwood (1971) sees recreation as an active occupation that enhances those vivid and creative gifts in men that have importance in their general happiness and carries. The task of the design to her is to create a sympathetic environment in which these gifts can flourish. Lady Allen advocates for the use of variety of play equipment in recreation ground instead of the streometric material we are used to.

This will make room for an infinite variety of play opportunities. To her, recreation is the antidote for a lot of ailments including psycho-neurotic disorders. She strongly advocated for recreation groups in communities with high rise and blocks of flats because of the inherent problem of unavailability of play space in such residences. The recreation ground should provide communal cheerful surrounding and landscape within which people can engage in leisure activities of their choice. She analyzed the issue of some non-functional play grounds and blamed it on the fact that no central body collects experience and data which after digestion should be made available to architects and planners. The planner too has some blame because they haphazardly assembles equipment and forces them on human beings. Like the courtyards she considered recreation ground as visual expansion of the surrounding houses, and advocates informality in the design. The focus on communal and civic space, weekly or monthly parties should be arranged, entertainment should be provided for, simple operas devised and performed and such other activities that bring people together for leisure. The playground she says is an entity, with a spirit that runs through the extraordinary mixture of ages, characters and occupations. On her belief in the necessity of freedom and

intimacy of recreation, she cited Schillder's words that the nature of a peoples' play will fore-shadow the quality and value of its act. As for art, so for play, freedom is entirely necessary.

In Saint Peters Pack Recreation Centre Newark New Jersey, practicality and playfulness were upper-most in the mind of the architects Ciardullo Elmann. They emphasized the importance of really getting to know the particular neighbourhood in which a project is to be built as a crucial element in the design process. They also like Lady Allen believe in recreation as an active occupation. They introduced 'action' into a more traditional pack that once primarily catered for the sedate habit of strolling and sitting. Getting the community involved, giving them a sense of belonging and pride of place is the strategy he used against vandalism.

Don Jowell (1976) sees those provisions of recreational facilities in a city from city survival point of view. These are the things that make people civilized. Without such facilities, people would be leaving particular city or community for another where those facilities are available. Like the architects, Ciardullo Elmann, Don Jowell equally advocates good understanding of the community so that the centre does not become a 'burden' on them. He appreciates the importance of the structure meeting the intended purpose, as this can nullify the greatest designs and plans. Don appreciates the controversial nature of site selection for such facilities as this may prove to be one of the most important decisions of the entire project. He developed five criteria for site selection based first on clear understanding of the type of facility to be built, the function and its hoped for impact on the community. The criteria are.

**Accessibility** - consideration for vehicular and pedestrian accessibility. This is one of the most important factors.

**Parking** - Consideration must be given for on-site and even off-site parking facilities.

**Site Adaptability, Availability, and Cost** - This should consider the site size, land acquisition, site preparation, utilities, site cost and possibility of future expansion.

**Economic and Aesthetic impact** - More revenue generation is considered. The centre should be able to maintain itself and boost economic activities within the immediate neighbourhood as a compensation for some minor traffic and noise inconveniences. Aesthetic impact is very important, too as the center has to be sited in an already built up area.

**Support Services** - Utility services like water and light.

- Proximity to complimentary and supplement facilities like club houses and entertainment.

Timothy Cocheate in his brief survey of trends in leisure today, attributes the generation of more leisure to (recreation) increase in spare time and money, and that the scope of (recreation) leisure activities is being daily increased due to mobility growth and education. He gave some good solutions to pressure which the increasing popularity of active form of recreation and the attendant space required, is exerting on the scarce recreation spaces. He proposed a lessening of this presence by the use of artificial recreation aids such as climbing walls, golf driving ranges, practice machines and so on. However revenue generation was also part of what preoccupied him in the study, he suggested means of generating revenue such as introducing within the complex facilities for gambling, eating, drinking and dancing, to balance losses made by other facilities such

as swimming pools, which help to attract people to the centre as a whole but loose money .

Michael Gage and Martiz Vandenberg (1975) though with more emphasis on children's recreation facilities see play as a spontaneous activity whose planning would be successful if it does not attempt to impose or if it does not assume a single pattern of use, Conglomeration of complex gadgets for play does not provide the sense of challenge required in recreation; rather half finished components and materials encourage more active creative play. Assorted play shapes should be used apart from squares, rectangles and circles as these shapes help them in creating other shapes.

They highlighted the opportunities inherent in the different surfaces of play. Sand is a play surface that challenges the imagination and creative power of children, giving them the opportunity to build castles, tunnels, mazes, trenches and camels. Water, for both children and the adults is very popular as a play surface. It has enormous potential for adding interest in the general landscape. Among many other uses, it serves for swimming, paddle pool, water polo and life-saving learning techniques.

On the natural or artificial nature of the surfaces, they believe that off combinations of different land forms is the best and that these forms are more interesting when they are free forms.

The result of these finding is just buttressing the different aspects of a' recreation centre. A space that serves as the focal point of a community as well as providing activities that acts as lubricants to the wheels of living. To achieve this, the activities should have variety both in types and materials, to lend themselves to serving all ages and classes in the community.

## CHAPTER THREE

### *3.0 HISTORY AND EVOLUTION OF COMMERCIAL CENTRES*

Commerce in one form or the other has been in existence with mankind since the medieval times. These commercial centers evolved from the open market system composed of temporary stalls. Typical of these were the Trans-Saharan trades in hides and skin, gold and salt that flourished between the African empires and the Arabs as early as 800BC.

The Roman forum, the Greek Agora, the Italian piazzas, up to our modern town squares and plaza are symbolic expressions of similar ideas on varied concepts. The influence on the Roman way of life is clearly expressed in the forum which was a central open space and centre of civic life used as a meeting place, market square or rendezvous for political demonstrations. The Roman forum is very similar to the Greek "Agora" which is sited at the city center and serves as a market place and a meeting point.

The advent of the industrial revolution was the first stage of the growth of modern retailing. This enabled people to move from rural areas to industrial centers. The second stage of development of modern retailing systems was the development of modern technology. This involved the mechanized mass production of goods, storage technology and transportation.

A brief comparison of the diverse commercial areas or markets throughout the world, from the outdoor one-day market in the hinterland of Equador, the open bazaars of Cairo, the very contemporary and elaborate commercial centers springing up in America and Europe shows that, the underlying and basic desire in all these settings is to create a pleasant environment, not only for the purpose of buying goods and services, but also to satisfy a social need.

In the old traditional markets, where people often walk for miles from their farm areas, with their goods and produce, the social aspect of the market day was an important part of the people's experience. The market day was a festive day and assumes the role of community get together, a pleasurable culmination of the weeks work. This important social role of the market place, however, gradually lost its place with the deterioration of the rural pattern of living due to the development of a sophisticated and detached way of life in the cities.

## 3.1 BROAD CLASSIFICATION OF COMMERCIAL CENTRES

There are many types of Commercial Centers, ranging from *Downtowns* (also called *Central Business Districts* or CBDs), which are the primary Commercial Center serving a region, to *Secondary Business Districts* and *Village Centers*. A large Central Business District can contain thousands of businesses with tens of thousands of employees, while a local village center may be considered successful if it has a dozen businesses with two or three hundred employees. Some have a particular base or specialty, such as a cluster of medical facilities, a wholesale district, a tourist district, or an adjacent university campus, but such centers include a diverse range of businesses providing support services.

Organized commercial activities could be classified into the following categories.

- Business Centers
- Neighbour hood center
- Community centers
- Regional centers

### 3.1.1 *Business Centers:*

A business center may be defined as a focal point that facilitates the pursuit of commercial enterprise. This may include secretarial and bureau services. Its scope may be increased to retail activities and consumer activities. It is usually defined by the developer who weighs factor such as available space, finance etc. This however, depends on the ratio of the centers size to the services offered.

### 3.1.2 Neighbour hood Centers:

*May serve between 250 and 100 families within its immediate environment.* Its size may range from 11 to more than 27 shops and stores. As it increases in size other servjces and conveniences may be added according to the size of its trading area. A very small centre may have, besides a supermarket, and service shops such as laundry dry cleaner. A medium size neighbourhood commercial center may also have a ladies boutique and many other service shops.

A large neighbourhood center (1000-3000 families) may have in addition to some food shops, men, ladies and children's boutiques, service units Including a service station, a restaurant and movie theatre.

Neighbourhood centers serve a mixture of pedestrian and motoring clientele. Pedestrians arrive within walking Distance which is subjective to drive in customers from between 5 and. 10 minutes driving distance.

### 3.1.3 Community Centers

Shops, stores and offices are not enough in themselves to create a well balanced commercial center. Amusement and eating places as well as neighbourhood

services (e.g. Doctors) are necessary to any" good sized commercial space. The community center integrates shopping with other commercial enterprises and professional services. Every building should be within convenient distance of each other with good traffic auteries, safe walkways and sufficient, parking for motorists. The community center concept is most effective when planning a new community afresh, where haphazard planning has caused business to be scattered , the community effect is difficult or impossible to achieve.

### 3.1.4 Regional Centers

Regional centers normally serve regions and districts which may exceed 300,000 persons. They offer the same goods and services as community centers and neighbourhood commercial center.

## 3.2 DEVELOPMENT OF COMMERCIAL CENTERS

A Commercial Center is a highway segment designation which may apply to an existing or future center of commercial activity which generally has 400,000 square feet (37,000 square meters) or more of gross leasable area or public buildings. Commercial Centers are intended for commercial or mixed commercial, retail and office activities. They may include public uses. Multi-family residential uses may be located within or adjacent to a center.

### II. Objectives of commercial centers

Commercial Centers cluster commercial development and have limited access to the state highway to reduce the number of vehicle trips and to reduce conflicts with

through traffic. The primary objective of the state highway adjacent to a Commercial Center is to maintain through traffic mobility in accordance with its function.

Strategies to meet the objectives of Commercial Centers:

1. Clustered development with shared parking.
2. Facilities for bicycle and pedestrian access and circulation.
3. Provisions for transit movements.
4. Connections to network of local streets.
5. Joint access to state highways.

## III. Location of Commercial Centers

1. Commercial Centers may be located on Statewide, Regional or District Highways within an urban growth boundary.
2. Major metropolitan areas may have multiple Commercial Centers.
3. Commercial Centers are adjacent to the highway and are linked to the highway by a road or driveway.

## IV. Traffic Characteristics of a Commercial Center

1. The majority of the average daily trips to the center originate in the community in which the center is located.
2. Commercial Centers include a high level of regional accessibility and connections to a local road network.
3. Buildings have consolidated access to the state highway rather than being developed along the highway with multiple accesses.

4. The center has convenient internal circulation including provisions for pedestrians, bicyclists and transit, where available.

**V. Design Characteristics of a Commercial Center**

1. Clearly defined boundaries.
2. Clustered buildings with consolidated access to the state highway rather than developed along the highway with multiple accesses.
3. Shared parking facilities.
4. Facilities for bicycle and pedestrian access and circulation.
5. Provisions for transit movements if transit is available.

### 3.2.1 Attributes of vibrant commercial centers

- ***Density and Clustering***. Commercial centers should be medium- to high-density, with multi-story buildings. Densities of 50 employees or more per gross acre are desirable. As much as possible the ground floor of buildings should have activities and services that involve frequent public interaction (such as retail, professional services, civic offices, etc.), with office or residential activities above, which creates an attractive street environment while accommodating dense employment.

- ***Diversity.*** Centers contain a diverse mix of office and retail space, banks and law offices, public institutions (such as city hall, courthouses, and other government offices), entertainment and arts activities, and other suitable industries. Increasingly, commercial centers also have residential buildings, either within or nearby.

- ***Local and Regional Importance***. Commercial Centers should contain a significant portion of total regional employment and business activity.

- ***Walk ability***. Most Commercial Centers are less than 250 acres in size so all destinations are within about 10-minute walk, with good sidewalks and pathways, pedestrian shortcuts, attractive streetscapes, pedestrian scale and orientation, relatively narrow streets (4 lanes or less is desirable), relatively slow vehicle traffic (30 miles-per-hour or less is desirable), Universal Design, and a high degree of pedestrian Security.

- ***Transportation Diversity***. The area should be accessible by walking, cycling, taxi, automobile, and public transit.

- ***Parking Management***. In order to avoid the need to devote a large portion of land to parking, Commercial Centers require that parking be managed for efficiency (Manfille and Shoup, 2004). It is often appropriate to use structured or underground parking, and to limit the total amount of parking in a commercial center.

## 3.3 FACTORS AFFECTING PATRONAGE OF COMMERCIAL CENTERS

Some of the factors that most be considered in order to ensure a large number of patronizes, bringing about success of a commercial center are as follows.

### 3.3.1 Location of facilities

The ease of access and the proximity between the commercial center and the existing demand is of utmost importance.

Access to individual shops is also important as most customers would prefer to do their shopping on the ground and first floor of the complex.

### 3.3.2 Demand

The demand which is determined by the number of people expected to patronize the complex is a major factor affecting patronage. The higher the population figures, the higher the expected turn out.

### 3.3.3 Merchandizing

This basically involves the selection and location of different tenet types within the commercial complex in order to ensure;

i. Maximum exposure of all shops to maximum foot traffic in order to promote high sales volume.

ii. Uninterrupted window-shopping.

iii. Customers can pick and choose with great convenience, what the shop has to offer.

### 3.3.4 Thermal comfort

A conducive environment would result to greater patronage. Air conditioning and ventilation are important aspects to be considered in the design of commercial centers in order to archive comfort of users.

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The users should experience the pleasure of contrast and comfort no mater the external weather condition.

Temperature control and dehumidification can be archived by

i. Ensuring natural cross ventilation through large well oriented fenestration's

ii. Using mechanical system such as extractors, fans, air conditions etc.

### 3.3.5 Services Rendered

In order to greatly improve the patronage of a commercial centre, the services should stretch further than buying and selling. It should include recreation, personal services and communal facilities, hence acting as a social focus for the residents of the city.

### 3.3.6 Security

The term security covers a large variety of elements relating to the center, starting from the exterior parking areas and going into the public areas of the center, i.e. malls and courts (including public wash rooms) and the merchandising areas of the stores.

It covers such topics as fire protection, pilfering and burglary protection, various methods of electronic surveillance, locking devices, cash control, emergency power and emergency communication.

Fire protection in the form of a sprinkler system is a building code requirement for enclosed commercial centers.

Good lighting is of great importance in the parking areas as deterrent to purse snatchers, car thieves and burglars.

## 3.4 LEASING

From the architectures standpoint, the lease can be divided into two major sections: one, the operating section which concerns itself primarily with lease, term, rent, sales, taxes, use, maintenance, and promotion, while section two dedicates itself to the site plan, tenant space location, design and construction.

Although the architect engineers' primary involvement lies in the latter section, he should be thoroughly versed in all phases in order to integrate the many faceted elements of the lease agreement. The objective, of course, is to produce trouble-free lese documents. There are many instances when the architects experience is required and called upon. In cases where the owner chooses to assume the responsibility for the provision of water, cooling and electrical services to each tenant space, it is necessary for the architect engineer to project operating, installation, and maintenance costs for both common area and tenant spaces, so that a per-square-foot cost can be apportioned to each tenant.

In addition, certain tenacity as restaurants and beauty shops require the provision of greater cooling and electrical capacities, and formulas must be developed that will enable these tenants to pay their fair share of the operational and utility costs.

The architect should also be consulted in those lease areas which calls for tenants furnishing of drawings, specifications, and information relating to the finishing of drawings, specifications, and information relating to the finishing of a particular tenant space. Time limits for submission of design and engineering drawings, as well as procedures for approval and implementation, should be set by the architect. Methods of coordinating tenant work with general construction activities which encompasses both landlord and tenant responsibilities and culminates in an opening date is most desirable,

since this provides specific completion dates for the various phases and pinpoints responsibilities.

## 3.5 COMMERCIAL CENTER FINANCING

Properly planned, a commercial center is a sound investment with a relatively low risk factor. This is because, in most cases, construction is not started until several leases have been executed with strong credit tenants and the financing has been arranged.

### 3.5.1 Long Term Financing:

In today's economy, financing has become a critical element in determining whether or not to proceed with a project. The developer must be able to anticipate, within reason, the availability and cost of financing. To do this, the developer should have preliminary meetings with his mortgage banker. A competent mortgage banker will be able to analyze a projecting economics and will work with a developer to put together a project that can be sold in today's mortgage market.

Helpful but not absolutely required as part of the mortgage package, is the feasibility study.

A good feasibility study will include an analysis of present and projected data on population, economics tax structure, etc, of the area where the center is to be located as well as the surrounding areas.

Road systems and availability of utilities as well as the location of existing and proposed centers should be reviewed. Most data can be assembled easily from census studies, and various government agencies.

## 3.6 COMBINING COMMERCE AND RECREATION

Commerce according to the BBC English Dictionary was simply defined as the activity of exchange, especially between people. From the same source, recreation was defined as things you do to exercise your body or mind when you are not working or studying. Historically the term "Recreation" stems from the Latin word "Recreatio" meaning that which refreshes or restores. In its traditional sense, recreation has been regarded as a period of light and restful activity, voluntarily chosen, which restores one for heavy, obligatory activity or work. Recreation therefore should include the following extremely wide range of activities, such as music, fine arts, travel, sports, games, social activities, hobbies and shopping.

Based on this, recreation may be defined as consisting activities or experiences carried out within leisure, usually chosen voluntarily by the participant either because of satisfaction, pleasure or creative enrichment derived. It may also be perceived as the process of participation, or as the emotional state derived from involvement.

From the above definitions, shopping for a good number of people could be considered as a recreational activity. Interestingly commerce and recreation could be traced back to the Greek Agora and Roman forum, of which both evolved from the open market system of medieval times. The 'Agoras' and 'Forums' of the city of ancient Greece and Rome were essentially centers in the heart of the city were commercial and recreational activities took place.

A typology of commercial and recreational architecture is therefore closely bound up with the historical development of trade. Successful trade required a central location and this played a significant role in the process of urbanization. Cities frequently developed at the intersection of trade routes and at river bridging points and the market

place itself, the central trading venue thus became the nucleus of civic growth, around which other important urban functions were grouped.

The rise of the large department store in the 19th century was based on changing trading habits and in contrast to the classical centers. Customers may not be allowed simply to pass through this type of development. Their interest has to be captured. This is achieved through a mixture of functions.

Today, one can recognize a phenomenon in the architectural development for integration of recreational facilities, with a fun filled, fashionable, entertaining and stimulating environment.

The design of a commercial center is still a fluid problem. The designer faced with this problem in order to initiate new and successful solutions need to understand and sympathize with the principles behind this movement.

The commercial activity to the consumer, may either be a chore, a social pleasure, relaxation, or stimulus. Shopping might be a means of relieve in time of stress. Thus for many people, shopping is a leisure pursuit, a relaxation. The building and infrastructure concerned in commercial centers definitely contribute to this process and sequence of activities.

Therefore in a commercial center, there must not only be a feeling of bustle, excitement, sparkle, and competition and variety, but also a sense of a familiarity and of confidence in where to go and what to look for.

## 3.7 URBAN RETAIL

Retail, as defined by the Longman dictionary of contemporary English, is the sale of good in shops to customers, for their own use and not for resale. Urban retail could

therefore be defined as the sale of goods in small lots or quantities directly to the consumer in a city or town. For the urban retailer, the sale of goods to the consumer for which retail industry exists, measure ultimate success.

Urban retail depends largely on the relationship between the retailer and the consumer which goes beyond just selling and buying. Thus, at this point it most be stressed that the era of retailers simply selling there goods based on there good humor and attention to there customers satisfaction has gone with the twentieth century. Due to tough competition in this new millennium, retailers most be more sophisticated in their approach to marketing and finance.

## 3.8 ENTERTAINMENTS AS RECREATION IN RETAILING

*In order to get people to buy, you have to get them there, and the entertainment coefficient in a commercial center is something that builds traffic-pure and simple".*

PacoUnderhill

author "Why We Buy"

Today, more and more commercial centers, malls and retailers are finding that to stay competitive and attract people in the increasingly experiential economy, they must incorporate entertainment and unique experiences in their mix and facilities. Many new centers, especially the urban-based ones, are devoting 40 percent or more of their investment to entertainment, restaurants and cinemas. In addition to the traditional commercial centers, shopping centers and malls, projects incorporating entertainment in their mix of Urban Entertainment Centers (UECs) and Location-Based Entertainment centers (LBEs). When an entertainment project is incorporated into a traditional shopping complex, it is sometimes referred to a Retail Entertainment Center (RECs).

Examples of shopping center entertainment can include such simple additions as a carousel or free children's play area, or larger destination entertainment facilities such as family and children's entertainment centers.

Greehulgh (1990:81) states that "the 1990s have witnessed a quantum leap in entertainment and retailing".

Recreation, which is not an easily defined homogenous entity, appears to perform three main positive functions; it provides a means for personal and social development, it provides relaxation, and it provides entertainment.

No particular recreation pursuit will necessarily perform all of these functions, but all pursuits will usually satisfy at least one of them and many will encompass more than one. Thus, a visit to the cinema may give a person relaxation, or it may provide him with entertainment; or it may produce a combination of both of these elements. Between them these three functions seem to embody the central positive characteristic of recreation.

Recreation as a means of personal and social development serves to allow the individual develop along lines that which may contrast with the structured thoughts and action that work and other chores may permit. As relaxation, recreation provides a respite framework; a period in which the individual can rest mentally and physically from the demands of work and other necessary chores. And as entertainment which is defined by the World encyclopedia Dictionary, 1998, as something that interests, pleases, or amuses, and also defined as recreation or a supplying of wants, provides an antidote to the boredom and repetition involved in work, personal and domestic chores and retirement.

Entertainment in terms of commerce or retailing dwells on satisfying the consumer by dramatizing the activity of shopping to special events. No member of the family is left out in this relatively new international development wave that has led to an aggressive

approach towards marketing, laying emphasis on the innovative trends and information technology available today.

Clark (1999:78) states that "the blurring of boundaries between shops and leisure venues is not an arbitrary cultural phenomenon but a commercially driven imperative for retailers." It can be agreed upon that consumers are spending more on entertainment, so shops are being redefined as venues in which to be entertained. This trend further strengthens the relationship between commerce and recreation.

# CHAPTER FOUR:

## CASE STUDY

The four case study illustrated on the following pages were aimed at taking a critical analysis of the existing related projects with a view to identifying their positive and negative aspects and using them as empirical guidelines in solving the problem of this thesis. Integrating were possible and feasible, the positive aspects while attempt would be made to guide against the negative aspects.

## 4.1 CASE STUDY 1: Namba Parks Osaka, Japan

### 4.1.1 Introduction

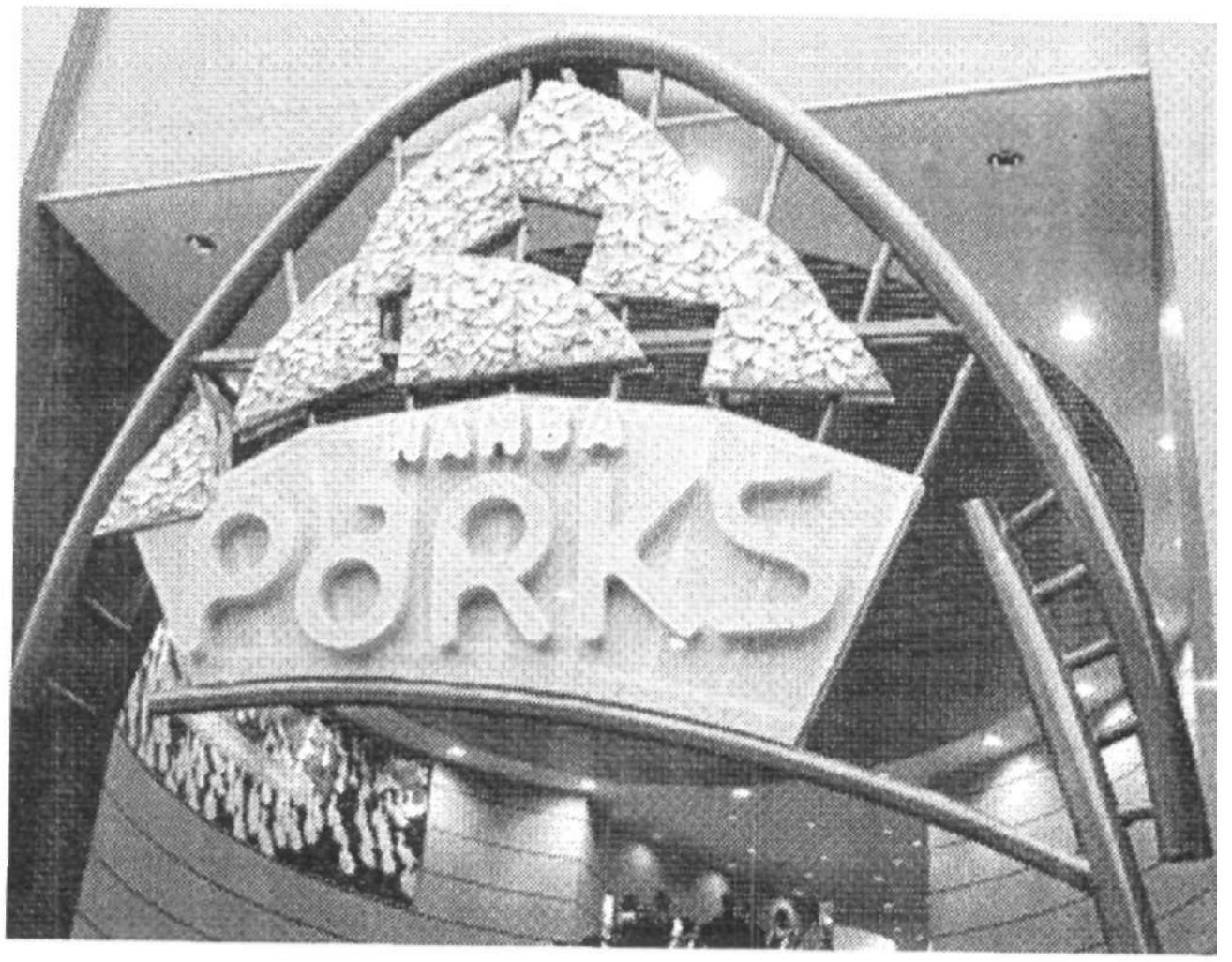
Namba parks is a new development consisting of a high office building, called Parks Tower and a 120-tenant shopping mall with rooftop garden. Various kinds of restaurants are located on the 6$^{th}$ floor, and shops on the 2$^{nd}$ to 5$^{th}$ floor. Parks garden features enough greenery to help visitors forget that they're in the middle of the city. There is also an amphitheater for live shows, as well as space for small personal vegetable gardens.

### 4.1.2 Client

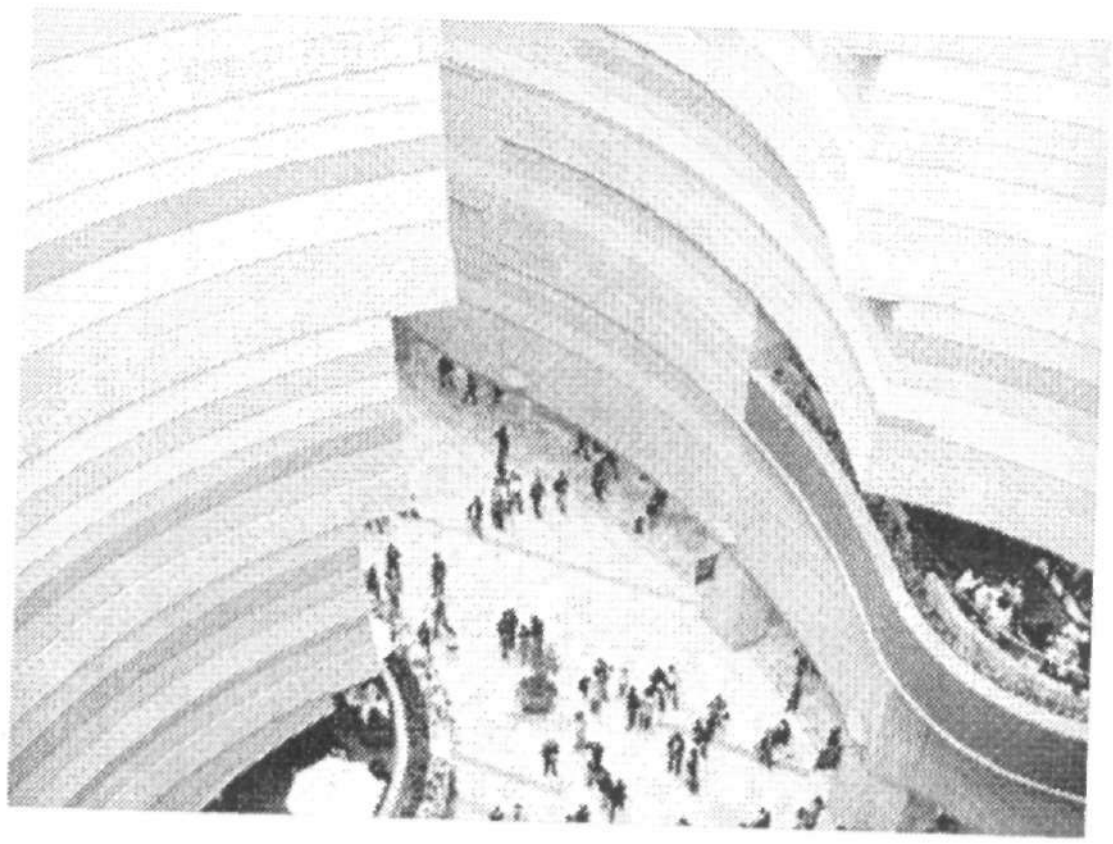
Namba Parks Osaka, Japan is owned by two Japanese entrepreneurs, Nankai and Takashimaya.

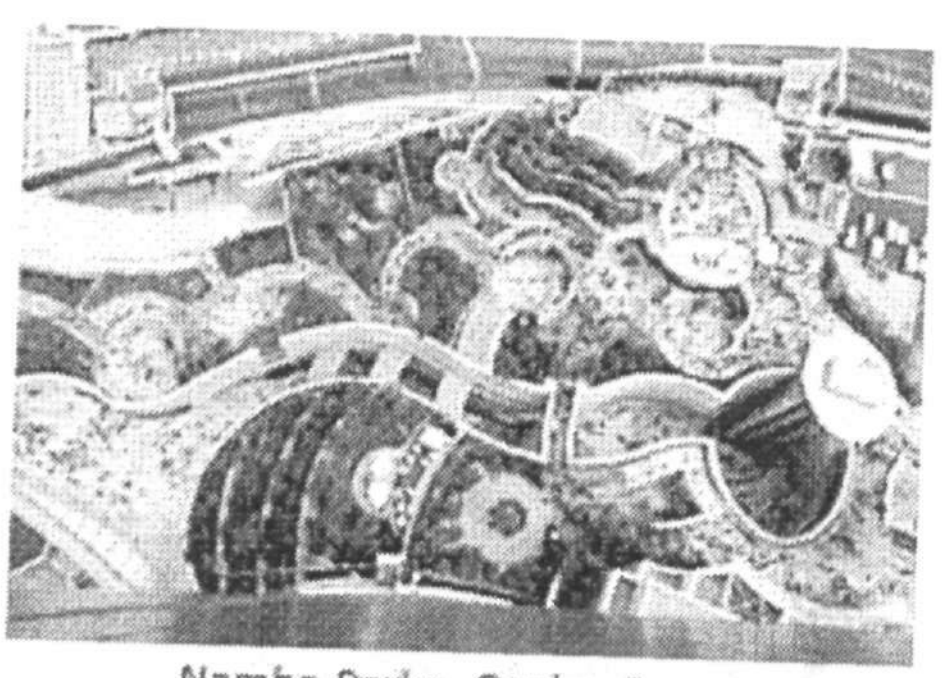
### 4.1.3 Location

The site is located in Osaka, Japan.




Namba parks





Namba Parks, Osaka, Japan

### 4.1.4 Scope of work

Namba Parks consists of the following facilities:

- 120- tenant shopping mall.
- Office building.
- Roof top garden
- Various restaurants
- Amphitheater
- Relaxation areas

### 4.1.5 Merits

- Choice location
- International symbol / identity
- Adequate provision of communal facilities
- Adequate landscaping
- Incorporation of necessary functions with good circulation
- Good use of busy location
- Good orientation
- Adequate parking spaces

### 4.1.6 Demerits

- High cost of construction
- Long distance between parking and shopping facilities

## 4.2 CASE STUDY 2: A.C.C Portoval Novo Mesto, Slovenia

### 4.2.1 Introduction

ACC Portoval is a building with a variety of activity, the most important of which is the multi-cinema with 5 halls. Besides the multi-cinema, there are also different games

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room, a place for disco, a huge supermarket with grocery and a business house. Portoval offers the citizens, not only commercial programs, but
also a lot of public area which is intended for different gathering.

### 4.2.2 Client

ACC Portoval is owned by the Latini brothers

### 4.2.3 Location

ACC Portoval is located in Novo Mesto, Slovenia.

### 4.2.4 Scope of work

ACC Portoval consists of the following facilities:

- Supermarket
- Multi-cinema with 5 halls
- Games room.
- Disco hall
- Business house
- Relaxation areas
- Children's play area

### 4.2.5 Merits

- Choice location
- Bright and vibrant nature at night due to bright neon lighting
- Attractive approach elevation

- Good space and organizational integration
- Unique identity
- The center presents an extremely successful range of events

### 4.2.6 Demerits

- Monotonous composition
- Functions are too compact

## 4.3 CASE STUDY 3: Sparta recreation complex, Illinois.

### 4.3.1 Introduction

Sparta recreation complex is a new state-of-the-art complex in Sparta, Illinois, expected to become an economic engine for the state and destination for recreation seekers from across the country. Construction on the complex's event-center, vendor mall, and maintenance building has been completed with detailed interior work being finalized in all buildings. Work continues on the event center full service restaurant and lounge that will be fully operational in time for the grand opening. Finishing touches are also being put on the gift shop, meeting rooms and banquet facilit

### 4.3.2 Client

Illinois state government.

### 4.3.3 Location

Sparta Illinois, America.

### 4.3.4 Scope of work

Sparta recreation complex contains the following facilities

- Banquet halls
- Gift shops
- Meeting rooms
- Lounges
- Restaurants
- Vendor mall
- Event center
- Exhibition building
- Shooting facilities

### 4.3.5 Merits

- The entire scheme is planned.
- Open spaces with natural ventilation and lighting are well considered.
- The use of natural materials like wood is well utilized.
- Circulation pattern and free flow of space.
- Well defined and articulate entrances.
- Well landscaped gardens

## 4.4 CASE STUDY 4: Ibum plaza, Uyo, Akwaibum

### 4.4.1 Introduction

The project which was tagged Ibum plaza was initiated by the Akwaibum state government in order to cater for the recreational needs of the citizens of the state as well as to generate revenue for the state. The structure has been planned to blend with the

natural terrain, but due to cost constraints, most of the initial proposal had to be revised to suit the clients financial status, thus simplicity in terms of function and form had been adopted by the architect.

### 4.4.2 Client

Akwaibum state government

### 4.4.3 Location

Uyo, Akwaibum state

### 4.4.4 Scope of work

- Amphitheatre
- Shopping complex
- Restaurant
- Picnic areas



Ibum plaza, Uyo, Akwaibum

# CHAPTER FIVE

## STUDY AREA

Abuja, Nigeria's new capital is located 505km to the north east of Lagos the former capital. It covers a land area of about 8000km and is bounded by four states; Niger, Kaduna, plateau and Kwara states. The federal capital territory itself consists of a tilted plain rising from and elevation of 300ft in the southwest corner Dto above 2000ft of the north- east corner. Rising out of this tilted plain are numerous rocky knobs and inselbergs. The most famous being the Zuma rock, and several ranges of low fountains.

## 5.1 ABUJA HISTORICAL PROFILE

The report submission to late General Murtala R. Muhammad, by the appointed Aguda panel, to examine the dual role of Lagos as the capital of Nigeria and of Lagos State, states "Lagos could no longer cater adequately to the needs for its teeming population without unnecessary hardship to the people". It was the panels' opinion that a new Federal capital was required with certain considerations in view.

These considerations include centrality, climate, land availability water supply drainage and above all ethic neutrality .the result was 8000km of land carved out of Niger state, Kwara state, and plateau state, with the aim of creating and designing Abuja, of undoing everything the colonials had done wrong in Lagos.

During the cause of study the researcher observes that the authors of the master plan constantly refer to the Nigerian constitution in planning the new city: "the new constitution indicates that the major elements to be housed in the new Federal capital include the national Assembly, legislative offices, Executive offices, the judiciary and

residence of the president and the vice president. Other national government facilities would be the ministers and various Commission and Parastatal.

Kenzo Tange, Urtec and other planning agencies after studying several planned capital cities especially Chandigarh, Brasilia, Washington DC and in addition some new towns in England, developed a plan.

This plan focuses on the trilogy of the Nigerian constitution, which separates the power of the government the national assembly, the presidential palace, the executive and the Supreme Court building.

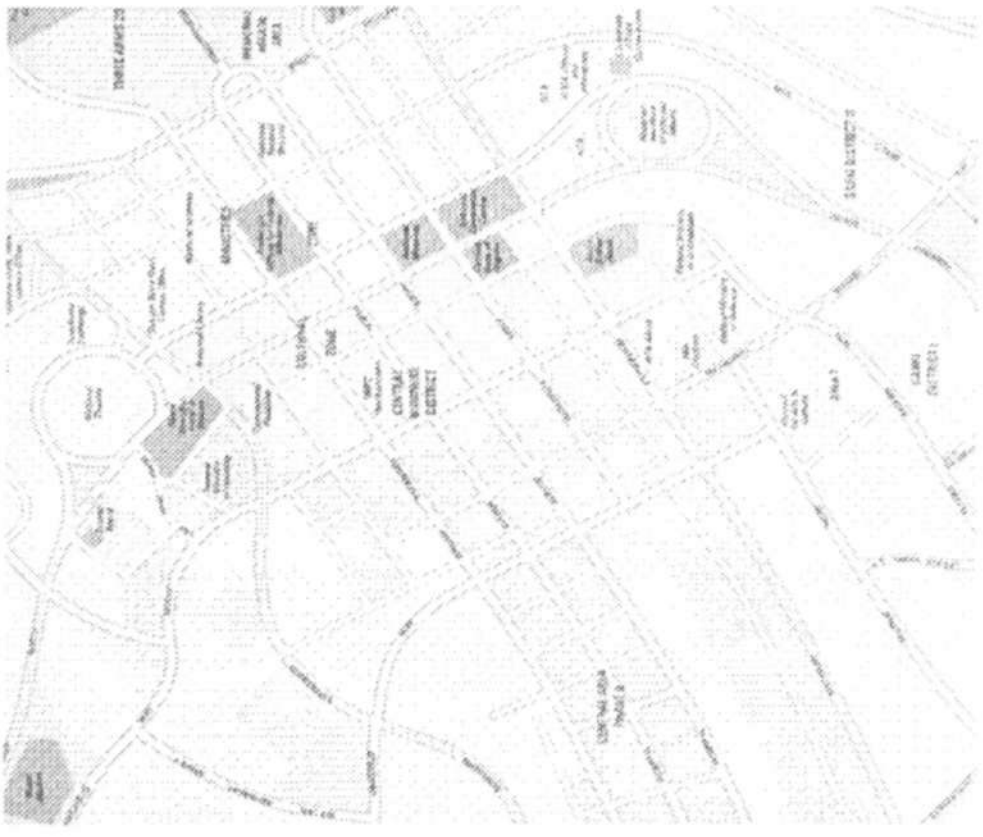
## 5.2 ABUJA CITY AND PLANNING

### 5.2.1 Location

The federal capital territory (F.C.T) Abuja is located on the Gwagwa plains in the middle -- belt zone of the country. It lies between latitude 9020'N -92.50N and Longitude 6045'E – 7039'E. It has access to all major cities in the country and indeed the continent.

The capital city is situated in the North –Eastern quadrant of the F.C.T and occupies and area of about 8000sq.km.

The two major concentric rings of high ways that mark the outer perimeter of Abuja plan is in the form of drawn bow with the outer ring, the express way, the bow, the inner ring distributor as the string and the total city centre an arrow aimed at Aso Hill.



## ABUJA MASTER PLAN

The city is planned in six phases, each with his design proposals for city planning, functions and projected population. The phase that is currently being developed is divided into seven districts namely:

| | | | |
|---|---|---|---|
| 1 | CENTRAL | | AREA |
| 2 | GARKI | I | DISTRICT |
| 3 | GARKI | II | DISTRICT |
| 4 | WUSE | I | DISTRICT |
| 5 | WUSE | II | DISTRICT |
| 6 | ASOKORO | | DISTRICT |
| 7 | MAITAMA DISTRICT | | |

### 5.2.2 Central Area

The central district area is for diplomatic structures and low-density residential areas. The central area (core) has been planned to house the following:

A. Three Arms: The National Assembly, the Presidential Complex and the Supreme Court Building

B. The Ministerial and State Government Liaison Office

C. The National Hall Square

D. The Cultural Spine: The National Theatre, the National Conference, National Archives, and National Museum, Mosque, Cathedral and Library.

The central business district for commercial and economic activities the central market, the national sport complex, the other six districts are for high-density residential housing and supporting facilities for both public, private ownership and prospective developers. The necessary infrastructures road, water telecommunication are provided for, by the appropriate service organization

### 5.2.3 Location Reasons

Quite a number of reasons have influenced the location of this centre for urban recreation in Abuja the nation's capital city. The reasons are not far fetched but one reason for sure which lingers in the researchers mind still remains the need for recreation opportunity considering the demand and status it holds as the nations capital city, Africa's fastest developing capital city and a sight to the conscious global village.

### 5.2.4 Site Selection

Based on the planning regulations and government standards for Abuja, the following alternative site was considered.

a) Site located in the commercial district of Wusa Zone 4 residential area.

b) Site located within the cultural zone of central area.

(Option b was preferred)

### 5.2.5 Site Determinants and Suitability

There are several factors that contributed to the site selection, which makes it suitable for the design. First, the position of it being in the cultural zone of the Abuja Master plan where related facilities are located makes it easy to merge functions together. The hotel locations are well positioned around the site vicinity with appropriate distances to the site location. Other facilities such as petrol stations and fire station with distances relative to the site are appropriate. Commercial bus routes are favorable to the site location and have stops at the site point.

The road network around the site has the express road surrounding the site with a one-way traffic network, which is an advantage. It almost eliminates and reduces traffic congestion within and around the site and creates a free traffic flow within the town. Surface drainage of site is excellent due to nature of site with a character of a steep slope. The soils underlying the site are deep and well drained. Therefore drainage as a design consideration has already been taken care of by the topography of the site.

The topography of the site creates a level where a structure can be placed at the highest point of the site and create a focal point which can be seen from any point around the site environs or if high enough could even possibly be viewed far off at any point in or on the outskirts of the city.

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Because of its location in the city central area, it draws a large number of people to it and serves as a meeting point for different classes of people from different areas.

## 5.3 SITE ANALYSIS

The site is located in the cultural zone of the Abuja master plan layout in the main city centre. Surrounding structures include the Central Mosque, Sheraton Hotel and Towers, and the site has a size of 3,500 square meters (3,500m2).

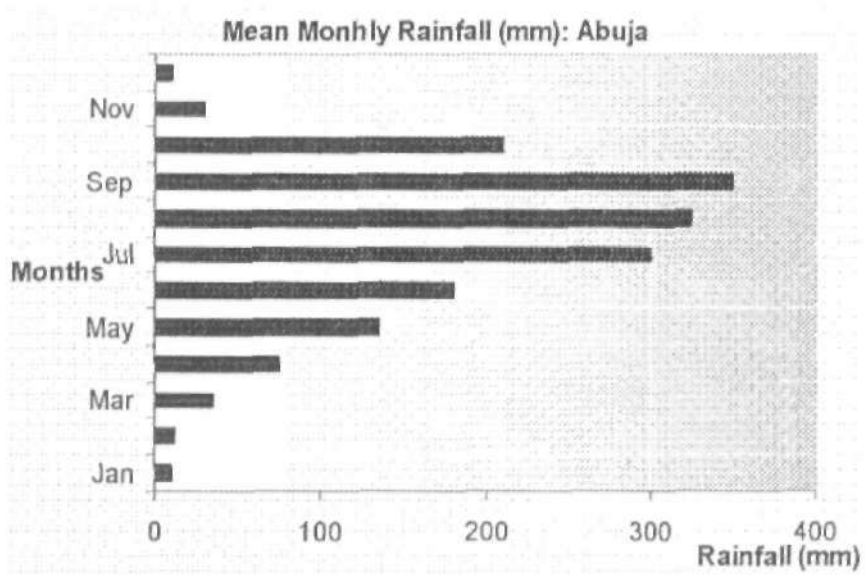
The climatic characteristics of the site are the same as that of Abuja city and have no special or micro-climatic characteristic different from that of the entire city.



The Site

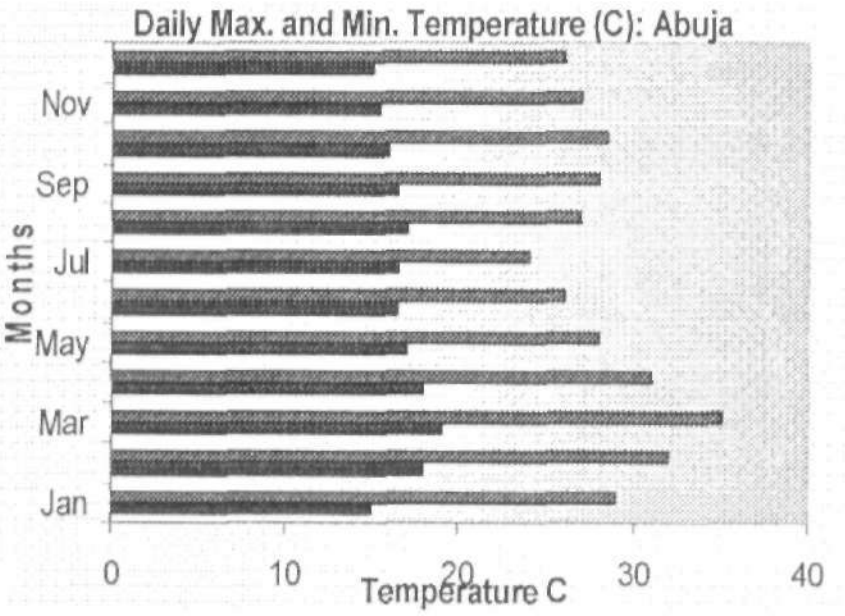
### 5.3.1 Rainfall

From meteorological data, rainfall in Abuja lasts for a period of 180-190 days of April - October. There is a mean monthly distribution of rain concentration in three to four months, of which July, August and September account for 60 percent of the total annual rainfall in Abuja.



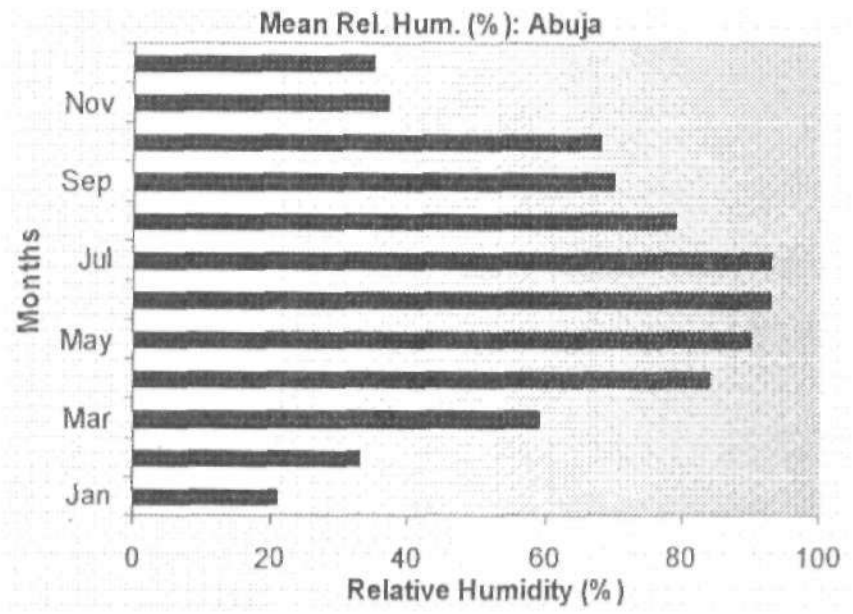

### 5.3.2 Temperature

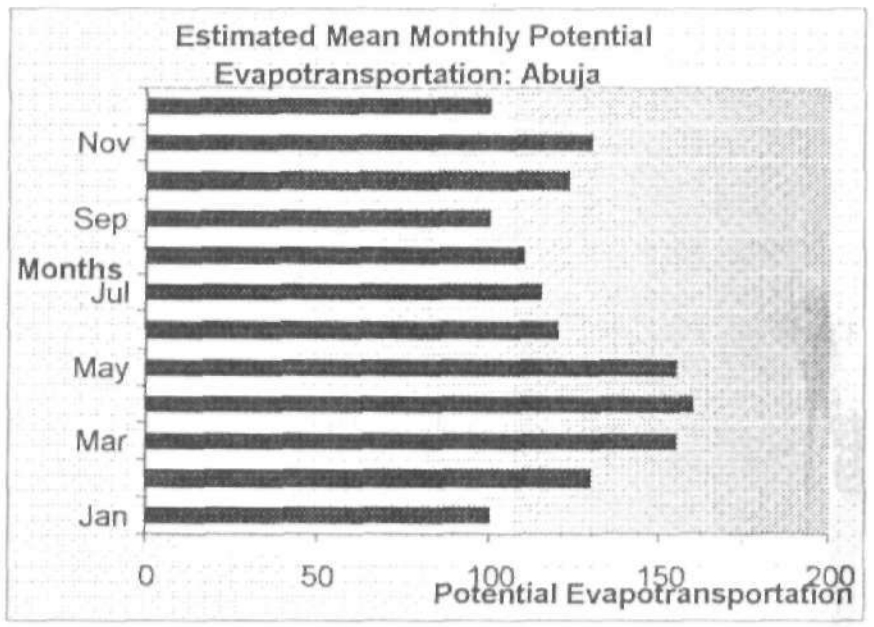
The highest temperatures are recorded during the dry season when there are few or no clouds. Changes in temperature of as much as 17°C have been recorded between the lowest and the highest temperature in a single day. In the rainy season, the maximum temperature is lower due to the dense cloud cover.




### 5.3.3 Relative Humidity

During the dry season, between the months of November and March, the relative humidity falls in the afternoon to as low as 20 percent. Tin's low relative humidity coupled with high afternoon temperatures create a dry and hot environment during the dry season. During the rainy season between the months April and October, the relative humidity is much higher especially in the mornings, to as high as 95 percent.




### 5.3.4 Winds

The tropical maritime air mass formed over the Atlantic Ocean in the South of the country (warm and moist) is associated with wet season and tropical continental air mass developed over the Sahara desert in the Northern part of the country (cold and dry) associated with dry season. The tropical continental air mass is associated with the North-

East trade is associated with the North-East trade winds while the tropical maritime air mass is associated with the South-West monsoon winds. The Southwest monsoon wind is moisture-laden and brings a lot of rain. The North-East trade wind is dry and cloudless where there is loss of heat by radiation from the earth and temperature drops sharply to dew point causing mist or fog and causes loss in visibility.

### 5.3.5 Topography

The site has a steep slope of 500mm interval and a total height of 490.5m above sea level. The site slopes into a valley at an end, which creates a natural waterway; therefore a bridge was constructed in case of heavy rain floods. Large land area allows for expansion. Consideration should be given to using natural steep as part of the design.

### 5.3.6 Vegetation

Characterized by Park Savannah which includes thick tall grass and shrubs. Occasional patches of forest like areas. The Savannah woodland, which occurs on steep slopes of this site-type nature other areas of the site, have tall evergreen canopy trees scattered around the site.

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# CHAPTER SIX

## DESIGN BRIEF

Based on the clients brief and suggestions evolved from the different surveys and data collected, the project is expected to cover the following possibilities. Recreational facilities incorporating indoor and out door spaces that would enable the residents of the F.C.T have the advantage of social and physical contact. The facilities would provide recreational opportunities for all ages of the community. There would also be a vast range of shopping facilities, providing even more leisure opportunities for passive and active shoppers.

The facilities should be harmonized with the people's way of life, the climatic impact and opportunities inherent in modern technology.

### 6.1 Physical facilities

Physical facilities on site will include;-

- Reception Area
- Administrative Area
- Cinema/multi purpose hall
- Banquet
- Exhibition Area
- Commercial Area
- Recreation Area
- Restaurants
- In/outdoor bar
- Amphitheater

- Conditioning and fitness room
- Sauna and massage room
- Night club
- Garden swimming pool
- Water sports
- Picnic Area
- Parking lot
- Umbrella shade/huts

## 6.2 Synthesis of an idea

The Abuja recreation and shopping complex is conceived as an appropriate environment for people to interact and enjoy. With a unique mix of spaces which welcome and cater for different human wants and desires. This is achieved in a man-made environment which weaves both indoor and out door spaces, creating a hole.

This inter-play of spaces in nature becomes a place to experience and refresh ones inward thought about the environment. The activities featured here have a close relationship i.e. (passive and active modes) in such a way that visual continuity is not lost at all times.

In addition the complex tries to provide necessary facilities for all works of life from the family, to couples and friends and well wishers or even tourists in general who may come for business promotion, festivals and ceremonies, exhibitions or just relaxation and indoor sport activities. A complex where the mind is constantly under some excited attitude of the day.

Based on the different options, surveys and personal interview conducted, the complex should have the following facilities for active and passive recreation.

### 6.3 Synthesis of functioning

(a) *Multipurpose hall:* - the multi purpose hall shall be used first of all as a cinema, and could also be used for staging of mini promotions, conferences, symposium, lecturing, religious gathering, weddings and musical production.

(b) *Banquet:-*

(c) *Exhibition Area:* - the exhibition area is a mix use space where visual exhibition can be shown with artifacts and related articles can also be exhibited on temporary basis. The flexibility allows each flow into shopping and other spaces.

(d) *Retail shopping:* -

(e) *Recreation club:-*

(f) *Amphitheatre:* - this open air facility allows for a myriad of activities from gatherings to musical concerts, drama, children's pay area, fairs, carnivals and fashion performances with cultural display

(g) *Picnic ground:* - trees and grassland form a distinctive landscape. The user defines his/her own environment with friends, families or on his own. The national habit is a mirror of the built habitant. The green cover forms the floor while trees form the roof.

(h) *Public toilets:* - public toilets and changing rooms are made of hardware materials and will be located at strategic areas within the complex.

(i) *Kiosks and stalls:* - kiosks and stalls provide for snacks and drinks apart from those available at the restaurant and bars.

(k) *Parking space:* - a drive in parking space is provided in which token fees will be charged at the entrance into the center. There will be provisions of service entrance to various units as the need arises.

### 6.4 Site concept

The site concept is evolved from the response to the site context, the architectural spaces, functional zoning and linkage, the overall building envelope and consideration for people's way of life.

The site concept evolved from these criteria used as guide for the allocation of space for deferent recreational activity.

i. Site: the site is relatively flat, but has a gentle slope towards the green area.

ii. Circulation: movement from one zone to the others while experiencing visual contact.

iii. Activity: the diversity and mix of various activities in the complex to create pleasure and entertainment.

iv. Design with nature: need to consider activity period of function as regards placement of function relative to climatic conditions.

### 6.5 Design concept

The design concept is evolved from an organic synthesis in which its body exhibits flexibility, growth and decay as the case may be. The design flows into the

78% indicated they considered shopping a form of recreational activity and would like it combined with other recreational activities.

On the issue of location, 93% favored any easily accessible place in Abuja, 7% want it around them. 30% indicated that they would be going to the center most evenings, 45% weekends and 25% whenever they feel like. 3% do not have interest in recreation and 12% indicated they had no time.

The response to facilities they would want to take part in are

Out door games 48%

In door games 63%

Jogging 15%

Swimming 77%

Clubbing 50%

Picnicking 38%

Walking 6%

Washing movies 52%

42% including passive recreation, reading and entertainment. 8% indicated that they would walk to the complex, 62% by taxi, 30% by private cars. 25% would come alone, 45% with spouse, 18% with family, 33% with friends, 14% with anybody.

On their aim at the complex, 66% want to enjoy all opportunities the complex could afford, 20% want to go for the movies with friends, 8% want to make new friends, 6% want to relax or talk business after recreation.

83% agreed to pay for service rendered, wile 17% mostly the younger ones rather not pay.

landscape creating a sense of visual continuity of the whole. This is a systematic response to stimulus which gives room for high integration with the environment.

The design should be seen radiating from a reference point in which all other functions converge. This could be likened to a symbiotic organism, which infests other secondary organisms within its related surroundings in such a way that it is a mutual association, and both primary and secondary organisms live in harmony with each other.

### 6.6 Form concept

The general building form has been articulated to take advantage of the circular nature of the site. The parking form radiates from the building giving harmony to the hole. The entrance is well defined by the car port and the complimentary skewed volumes of the multipurpose hall and amphitheater open up in a welcoming posture.

### 6.7 QUESTIONNAIRE (SUMMARY OF RESPONSE)

Out of 300 questionnaires distributed in Abuja, 248 were returned. This is a high response and it shows the level of interest and the need for recreational opportunities among the residents. See appendix A.

62% of the respondents were male and 38% were female. 20% of the respondents recognized recreational facilities around their neighborhoods. 46% visit such social and recreational spaces, 52% would prefer such places to recognize all age groups.

22% of the responds carried their recreational activities outside Abuja, 59% within and 19% indicated no where.

## CHAPTER SEVEN

### 7.0 DESIGN REPORT

The Abuja recreation and shopping complex is a development scheme designed to meet the urban recreation needs of the Abuja residents. The site is approached from the gate house where ticketing is done, from here the entire front area is created for visitors' parking with a walking distance of about 50 meters to the complex. One service route is provided for all service related activity, which is located south at the site.

Couples and friends are expected to experience the openness of the environment by walking around the entire scheme enjoying the lighting effects that surround the scheme. The complex as much as possible has used natural elements mixed with modern materials to create a blend with the environment in an attempt to create the desired mental refreshment.

The facilities are chosen primarily to pull people from the moment they enter the complex, envisaged to keep the visitors revolving and experiencing deferent activities all around. Water, in addition to its enormous potential for adding interest in the landscape, is popular with children, the swimming pool which is designed to accommodate all without conflict and restaurants/bars in particular are expected to pull a lot of people to themselves.

a) ***The club zone***: apart from the other entertainment areas, there is a major club integrating all the facilities from the kitchen and the service yard to the restaurant area and bar. The bar is centrally located and forms the link between the club and

the restaurant. There is a dancing hall and even a garden swimming pool, all synthesized together into one area.

b) ***Amphitheatre:*** an open air theatre which can accommodate over 1500 people, this theatre helps to develop cultural heritage, promotion of local musicians, exhibitions, dramas, dances, parties, and shows can take place within this area. Access is not restricted thereby allowing free flow of people.

c) ***Recreational facilities:*** the recreational facilities are basically made of indoor and outdoor activities.

d) ***Latrines:*** male and female convenience has been provided at various activity areas for ease of usage and good planning. The drainage will be channeled to a street pool from there to the central area.

e) ***Common Areas***: Lobby or Foyer: this area which gives access to various parts of the centre is located at the central point between the different units at the complex.

f) ***Landscaping:*** Landscaping will be designed to assist in climatic control by sun protection breeze deflection, and noise absorption and create delightful interest. Grassing, fountains and seats will be incorporated.

g) ***Parking***: there is the central parking which serves the visitors and also a service parking and entrance to the complex.

h) ***Vehicular traffic***: considering the fact that the area will be very active, vehicular traffic will need to be restricted to the front except for the service road.

i) ***Finishes***: Attractiveness and maintenance should guide the choice of finishes and their colors in a public building like this. Santex wall finishes are employed with light attractive colors. Internal finishes in the multipurpose halls should be of perforated fiber boards to act as porous sound absorbers and prevent reverberation

and echo. Wall finishes in bars and restaurants are made of attractive light colors that stimulate positive response for the users. Floor finishes in deferent parts of the complex are determined by function of the space. PVC floor tiles are used in the kitchens, polished marble floor finish is used in the entrance lobby / exhibition space. In-situ terrazzo is used for the major circulation areas. Non-slip floor tiles like clay tiles would be used in the changing rooms, pool and toilets. Acoustic ceiling boards are used in the multipurpose halls. In other areas, celotex ceiling boards are used. The foot paths will be stone paths used all round. The windows within the complex will specially be designed curved glass fitted into casements and fitted into the concrete openings.

j) ***Funding*:** funding for this project will come from individual private investors.

k) ***Operational strategy*:** the Abuja recreational and shopping complex is open to the public and as an all entertainment outfit; its main purpose is to generate profit. All facilities are open to the public as long as the ticket fee has been paid. Apart from this, each space can be rented for shows, performances, exhibitions e.t.c for a fee.

## 7.1 Technical infrastructures (physical structure)

As the term implies, there are services for the smooth running of the complex. Such infrastructures help and enhance the general outlook of the center commensurate to international standards.

### 7.1.1 Water supply:

Water supply would be connected into the site from the mains and in addition, a private borehole is to be erected to adequately take care of water needs in the

complex. a good water tank is provided for the complex from which water is pumped to an overhead tank to supply water to all facilities. The water supply would in exceptional cases be used during fire hazard.

### 7.1.2 Refuse disposal:

A sizeable quantity of refuse is expected to be generated within the complex. Small bins are to be located at strategic points along the foot parts and seats. These in turn feed the refuse dump to be located around the service area for easy disposal by refuse collectors.

### 7.1.3 Electricity services:

Electricity line into the site is to be tapped from the main road. However, due to the rampant interruption of power supply, a stand by generator is to be provided to ensure adequate power supply in the event of power failure.

### 7.1.4 Sewage and fowl water:

A cesspool will be used to service the W.Cs and piped out to the central sewage system. In the case of rain water surface drainage can take place with further drainage to the west since the site slopes towards the west which is the green area.

### 7.1.5 Communication:

Telephone services would be located in the main lobby of the entrance core. Intercom would be used for staff at different zones.

### 7.1.6 Fire protection:

Special attention is paid to fire outbreak within the complex. Each of the sections of the complex connects to a general fire exit. Fire and smoke detection and suppression devices and equipment are to be installed in all the sections of the complex. Water sprinklers are installed within the ceilings of sensitive areas.

### 7.1.7 Security:

The architectural design of the complex though allows for ease in circulation, took into consideration the security of life and property. The entrance gate is incorporated with a security post and car owners are given disc-cards which they have to submit at the same point on leaving. Limiting access devices should be employed like fencing. Proper lighting and surveillance should be mounted for viewing of the complex from the control point.

## 7.2 CONCLUSION

This thesis from inception is aimed at creating leisure opportunities, by so doing preserving nature and incorporating a suitable architectural design into the urban environment for a continued harmonious coexistence.

This thesis has examined recreation as a phenomenon, spatial in nature and engaged in by human beings. Communal space, at whatever level of human settlements at different times in history, aimed at improving the well being of man, individually and as a group. This thesis in sympathy with the obvious need of amenities for recreation, for the residents of the F.C.T, has attempted to provide variety

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of leisure opportunities that would meet their basic recreational needs, enhance human contact in all its diversification and improve on their socio-cultural life.

This thesis has also analyzed the theories of architecture and tried to show how they have been applied into natural settings and how best nature and architecture can thrive together in harmony in a given locality.

This was approached at various stages which include investigating those factors that enhance recreation through case-studies, extracts from books, journals and seminars; through site considerations, selection and questionnaires.

The findings and summary of these and other factors were analyzed and synthesized to arrive at the design proposal. The concept was evolved through the consideration given to such constant and variable as the site opportunities and constraints, the human needs and behavior within the environment, and the sites immediate and remote contiguous spaces among others.

The choice of activity provided for are based on the need, the number of participants and whether such facilities are within the ambience. The choice of materials was made to aid the diversity of function, facilities, architectural form and spaces and for ease of maintenance.

### 7.3 Areas for further research

During the course of this work, the researcher has been faced with several questions, which relate to activity of man, nature and the important role architecture plays in achieving a connection. One paramount question was the issue of nature been fused in architecture using natural and modern features and at the end the two coordinating and striking a balance with the environment. Knowledge of these

processes might enable architects find constructive solutions, which permit symbiosis with nature in urban centers.

## 7.4 Recommendation

What can be seen, learned or observed is that the more complex and industrialized a society becomes, the more it tends to shift away from the ideals of an organic environment which has created concrete jungles as cities, having a negative impact on the health and quality of life of the inhabitance. We as designers, architects have a task of striving for an architecture which incorporates the organic ideas of nature in order to create leisure opportunities.

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## APPENDIX A

This questionnaire is Designed to determine the recreational and social needs of residents of the F.C.T. The answers are confidential and should not be filled with consultation to others. Answers only help in research findings as no detailed identity of the respondents is required. Only the average of the final analysis would be used in the research conclusion.

I wish to thank you in anticipation for your cooperation.

**SECTION A:**

Please indicate your responses to each of the following questions by ticking against any of the available responses that is most applicable. For others please complete the dotted lines.

**1. Sex** (a) Male (b) Female

**2. Nationality** .....

**3. Age group**
(a) 6 - 12 years
(b) 13 - 19 years
(c) 20 - 29 years
(d) 30 - 35 years
(e) 36 - 45 years
(f) 46 - 55 years
(g) 56 and above

4. **Nature of employment**

(a) Schooling (b) Teaching (c) Civil Service (d) Private Firm

(e) Self Employed (f) Business (g) Not Employed (h) Others.

5. **Education**

(a) Primary (b) Secondary (c) Certificate (d) Diploma

(e) Degree.

6. **Marital Status** (a) Married (b) Single

7. **Family size**

(a) 0 (b) 2 (c) 3-4 (d) 5-7 (e) Above.

8. **Place of work** (a) Within the C.B.D

(b) Outside the C.B.D but within Abuja.

(c) Outside Abuja.

SECTION B

9. **What kind of recreational activities do you engage in**

(a) Dancing (b) Swimming (c) Washing movies

(d) Sports (e) Passive recreation (f) Others (specify)

10. **Is there any place for recreation near your home or place of work.**

(a) Yes (b) No

11. **Do you think Abuja provides enough leisure/recreational opportunities**

(a) Yes (b) No

12. **If a recreational and shopping complex is provided in the F.C.T which offers various forms of recreational opportunities, would you patronize such a place**

(a) Yes (b) No

13. **If yes, how often**

(a) Every day (b) Most evenings (c) Weekends

(d) Whenever you feel like

14. **How would you rate the present shopping facilities in Abuja**

(a) Adequate (b) Inadequate

15. **Were would you like such a complex to be located**

(a) Around (b) Anywhere easily accessible

16. **Do you regard shopping as a recreational activity**

(a) Yes (b) No

17. **What other activity would you like alongside shopping**

(a) Outdoor games (b) Indoor games (c) Swimming

(d) Picnic (e) Clubbing (f) Others (specify)

18. **If you would not go to such a recreation and shopping complex within Abuja, what could be the possible reason**

(a) Lack of interest

(b) Use of such time for other economic activities

(c) Due to other recreational engagements.

19. **Mode of traveling to the complex**

(a) Walking (b) Bus/Taxi (c) Private car

20. **Who would you like as company to the complex**

(a) Spouse (b) Family (c) Friends (d) Anybody

21. **What do you envisage of this Abuja recreation and shopping complex**

(a) A place to recreate, actively or passively

(b) A place for recreation and relaxation with family, friends and acquintants.

(c) A place to possibly make new friends

(d) All of the above

(e) Others (specify)

**22. Would you be willing to pay for service rendered**

(a) Yes (b) No

**23. Any other suggestions**

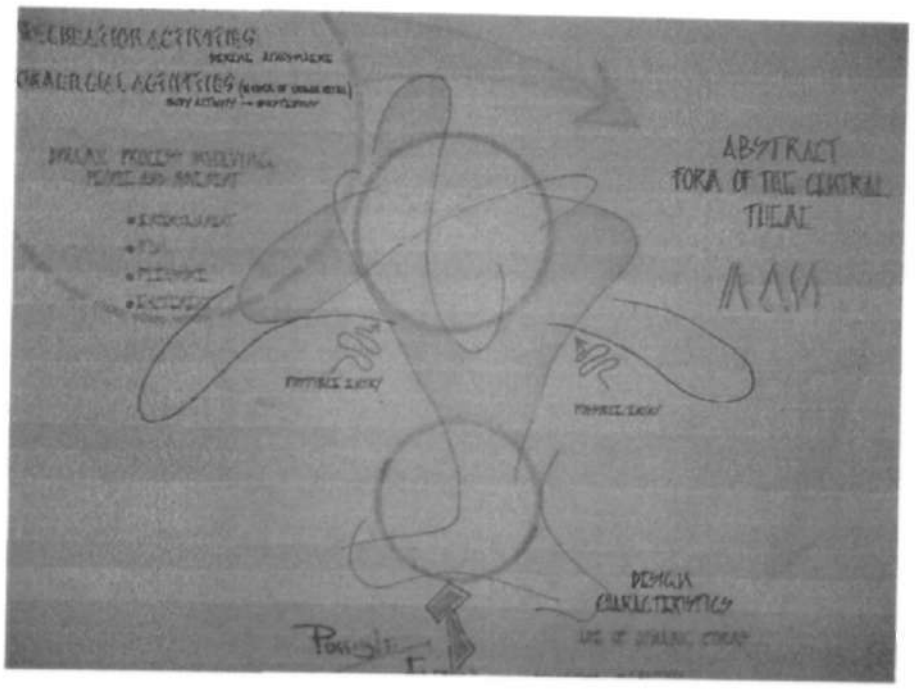
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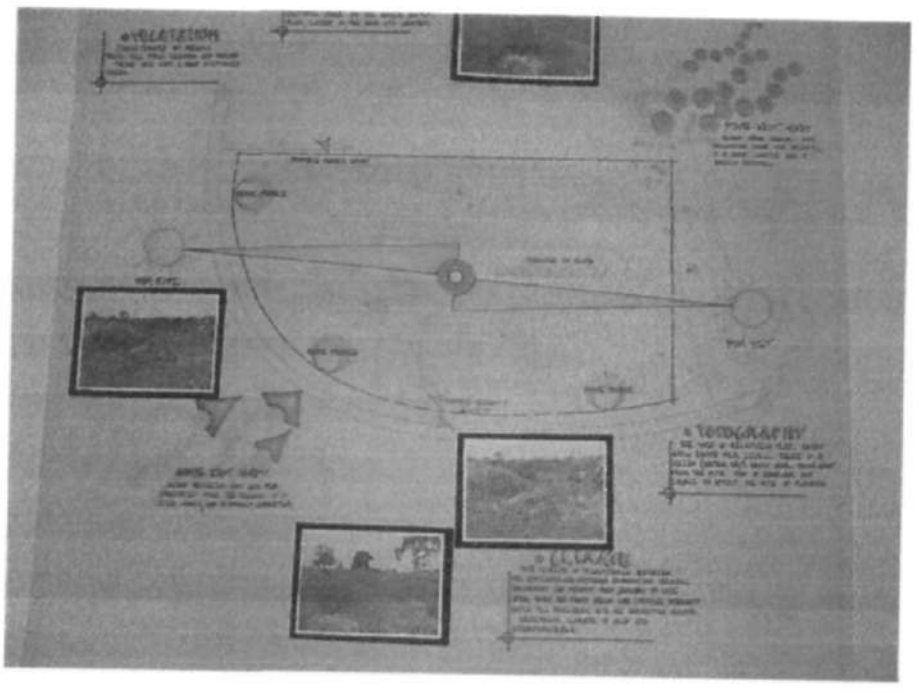
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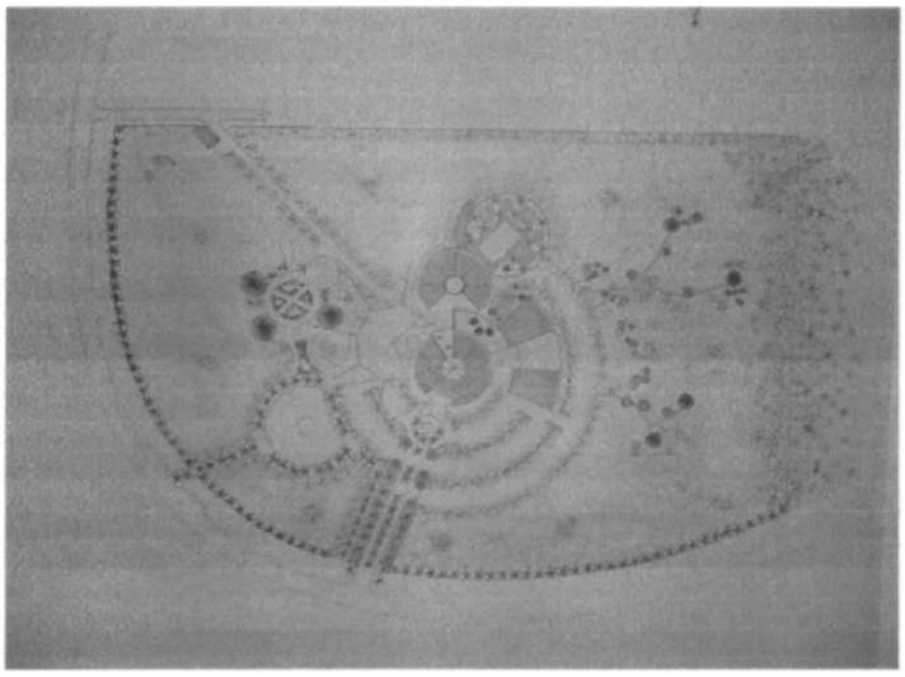
# APPENDIX B



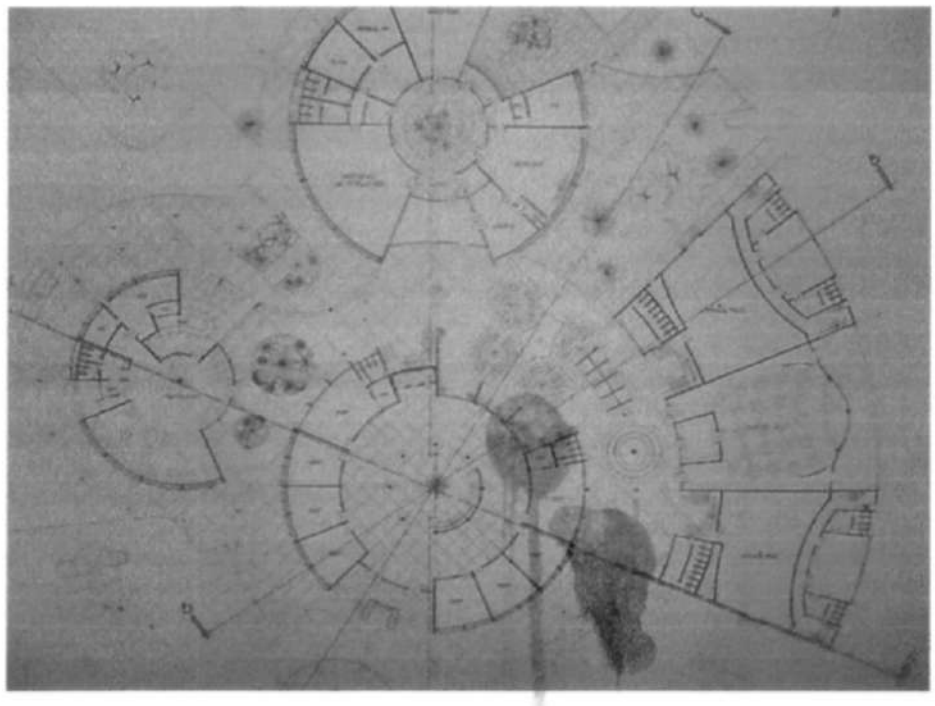

**Form Concept**



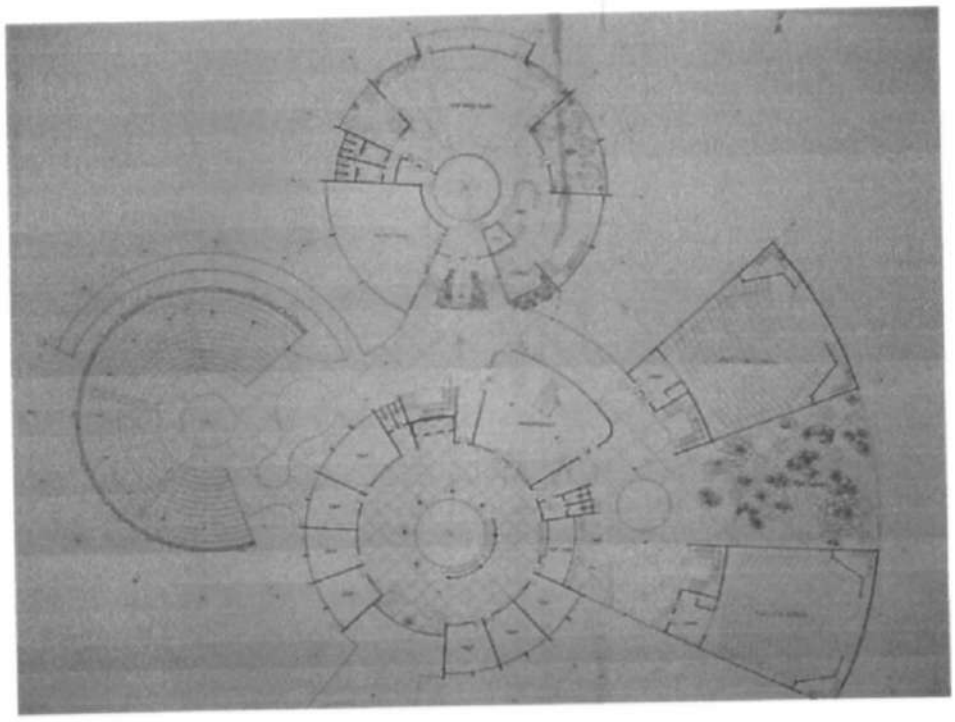
**Site Analysis**



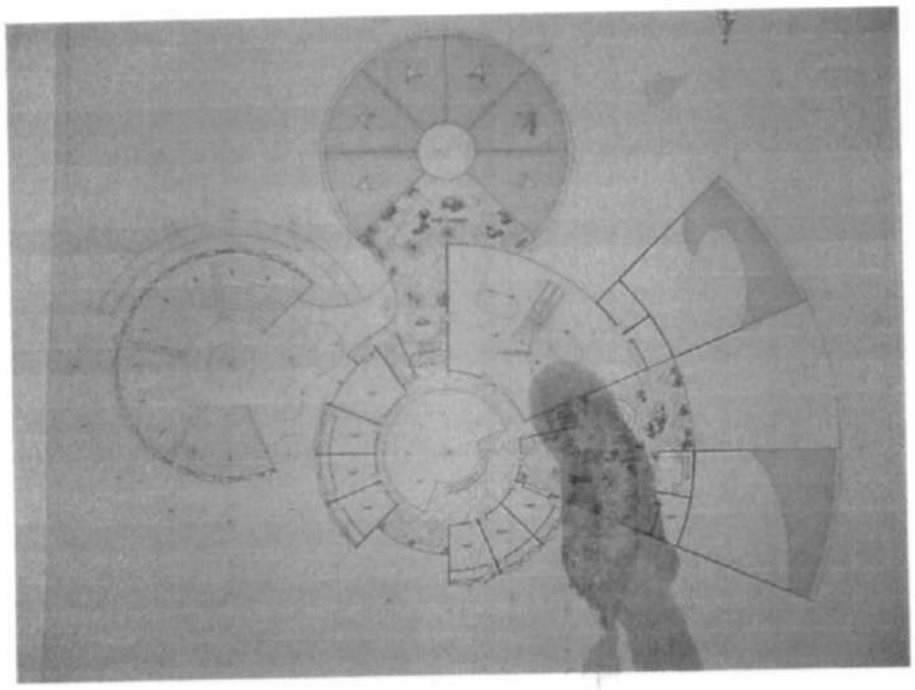
**Site Plan**



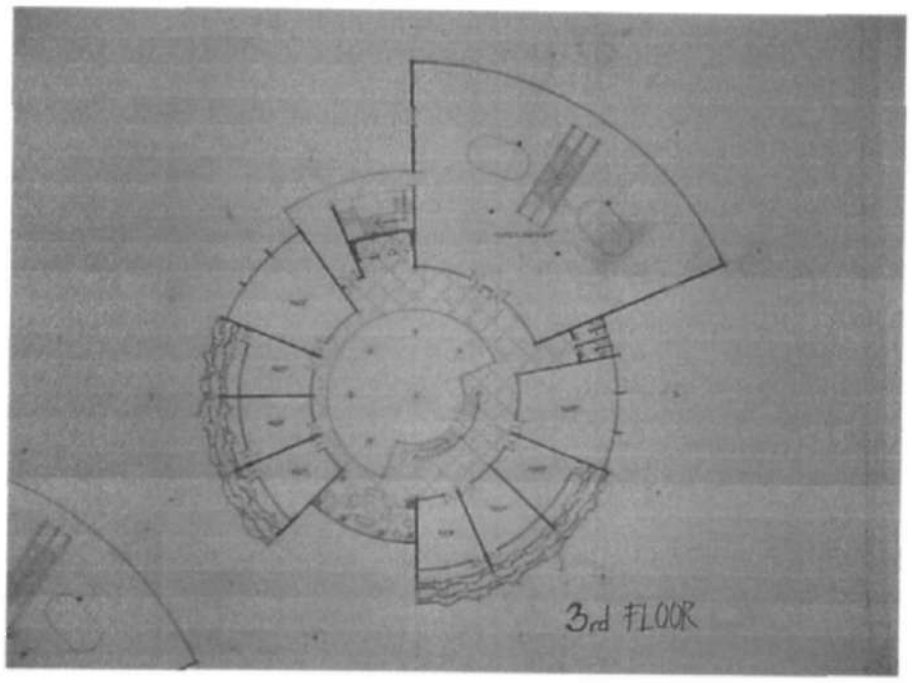
**Ground Floor Plan**



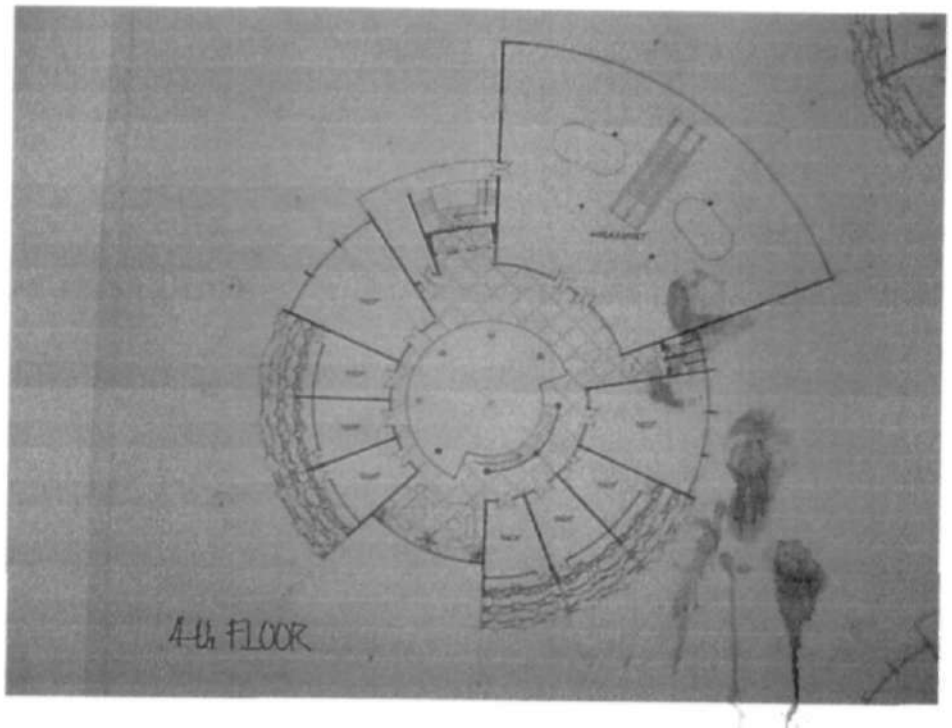
**First Floor Plan**



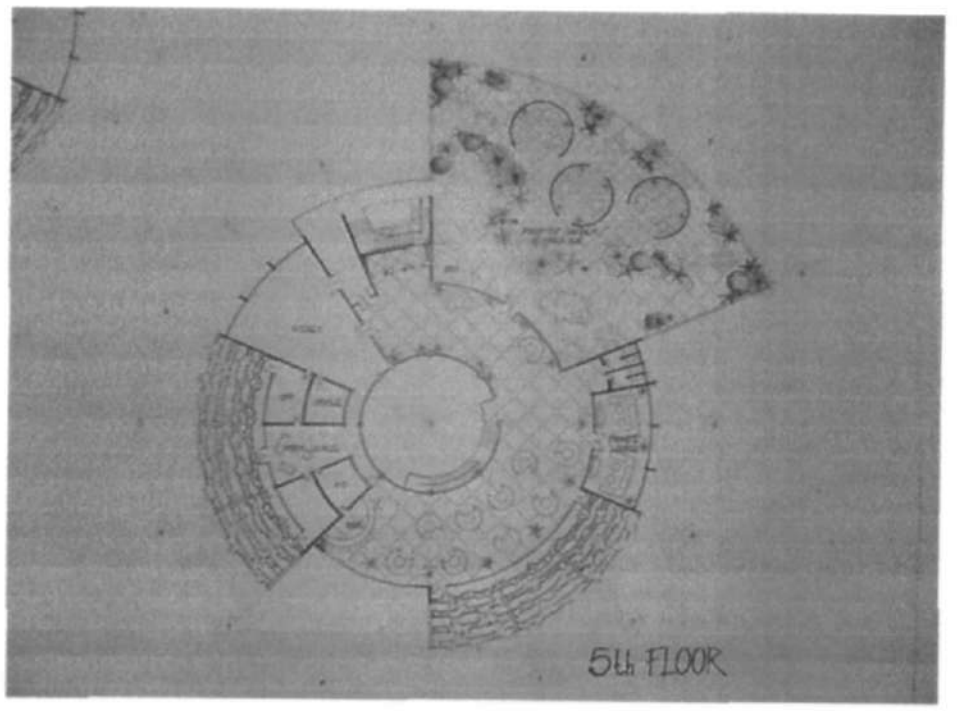
**Second Floor Plan**



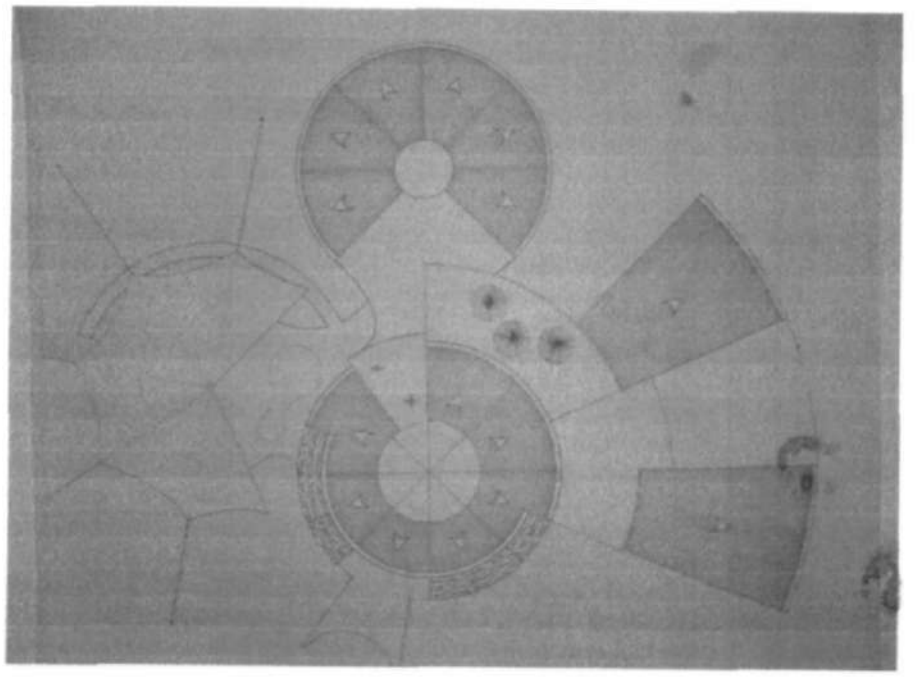

**Third Floor Plan**



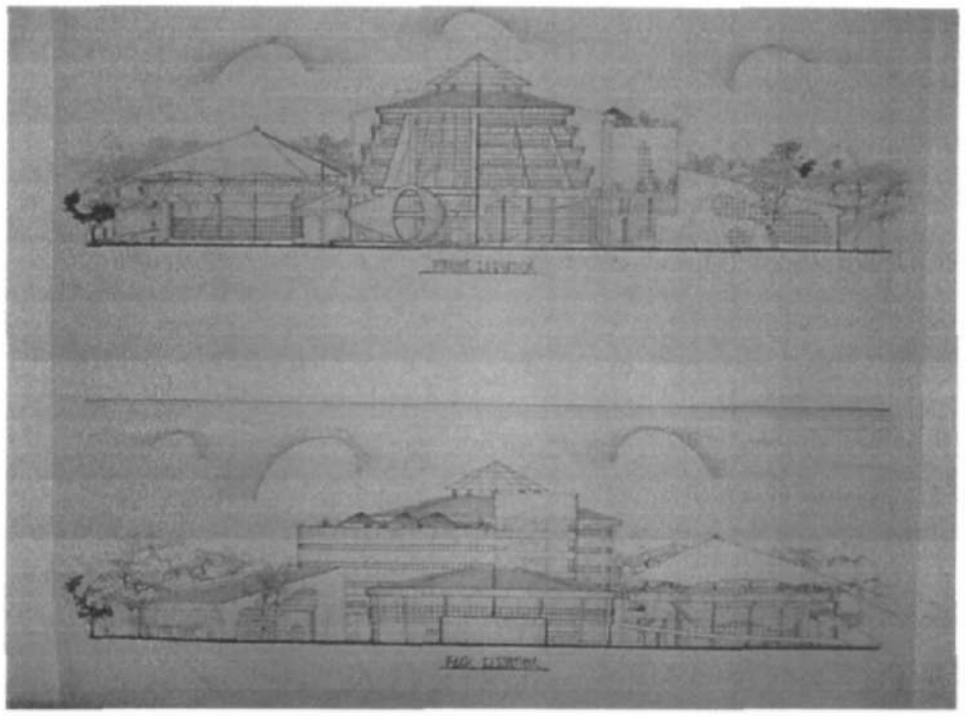

**Forth Floor Plan**



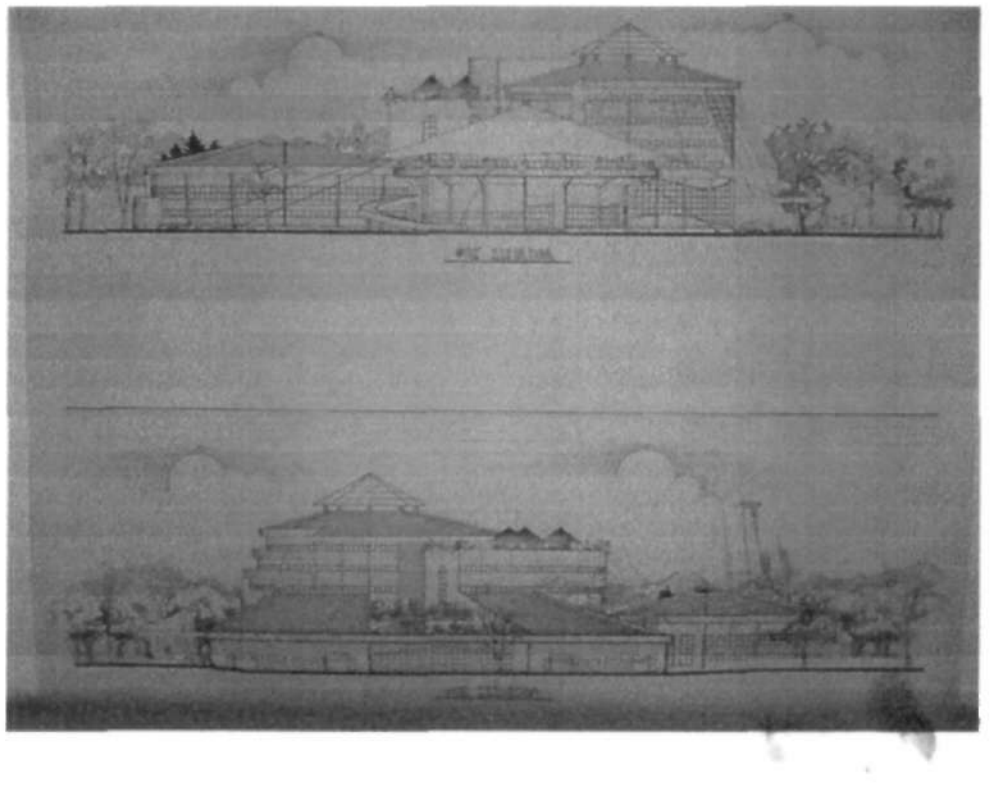

**Fifth Floor Plan**



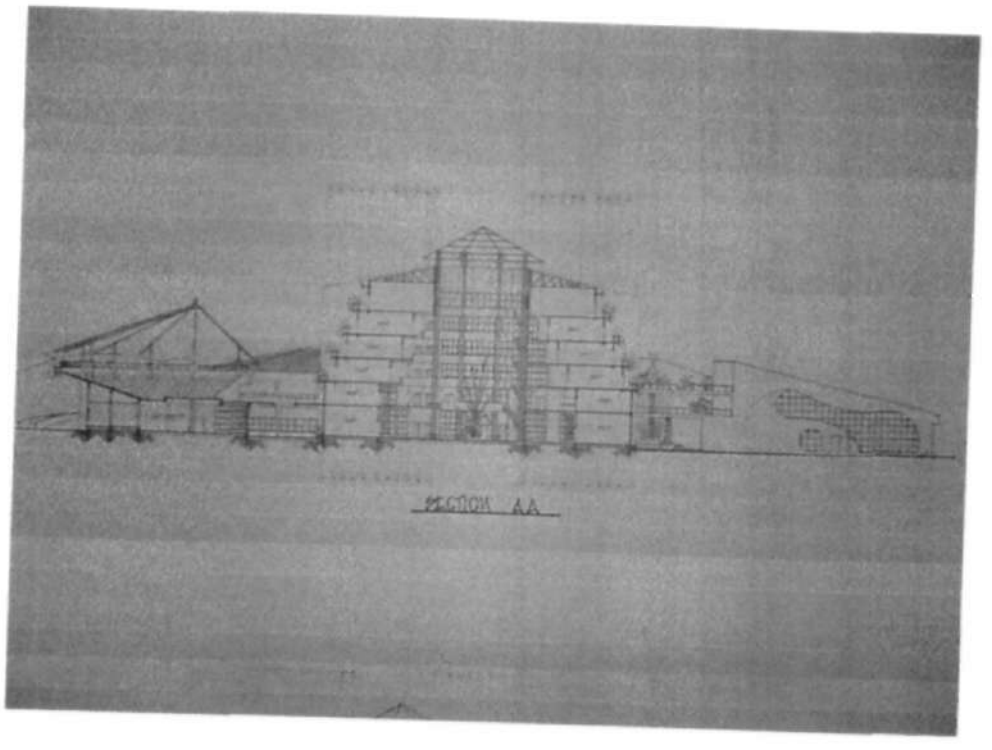
**Roof Plan**



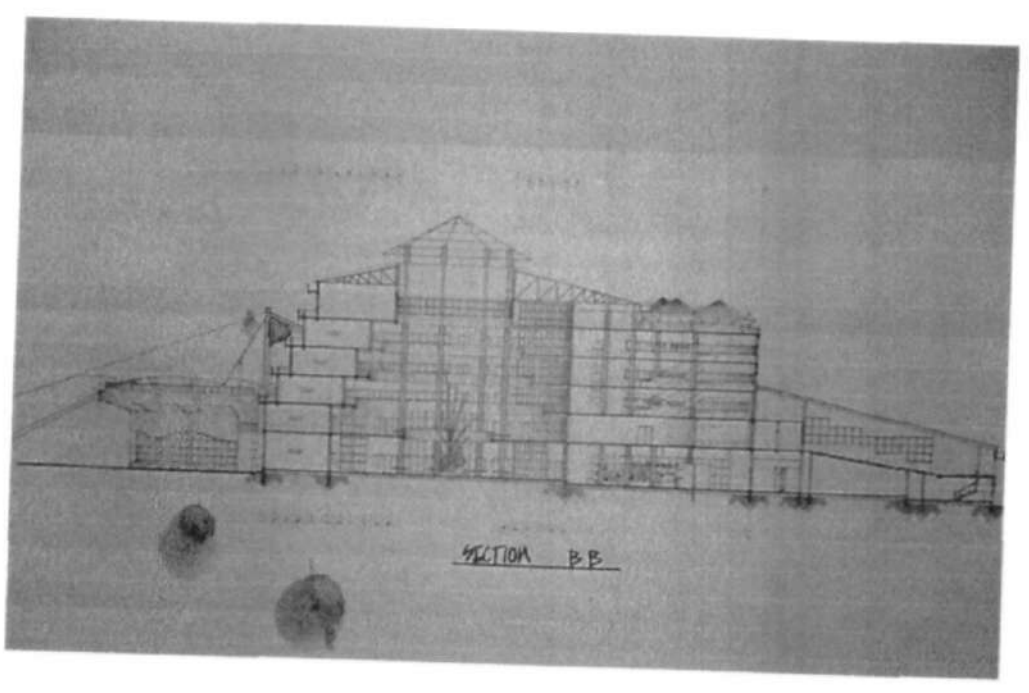
**Front and Back Elevation**



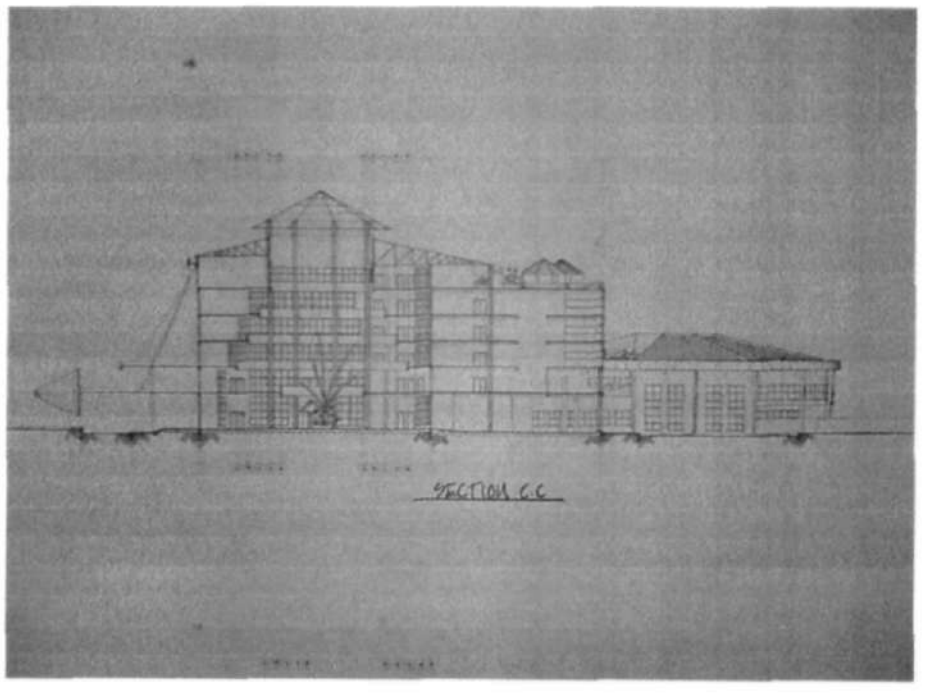
**Side Elevations**



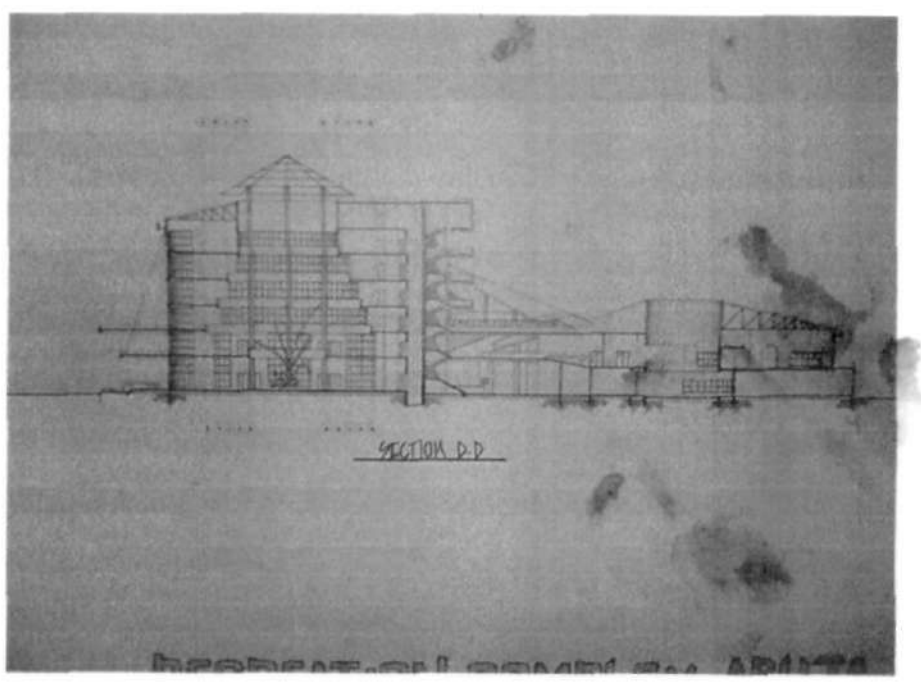

**Section AA**




**Section BB**




**Section CC**




**Section DD**