

# BY THE MARGINS



passages & permanences in the outskirts são paulo

In the context of spatial practices in the outskirts of São Paulo, how can the dynamics between spaces of passages and spaces of permanences create affordances for urbanity?



# 1. a theme

passages & permanences  
in the outskirts



Boat trip in Guarapiranga, February 2025

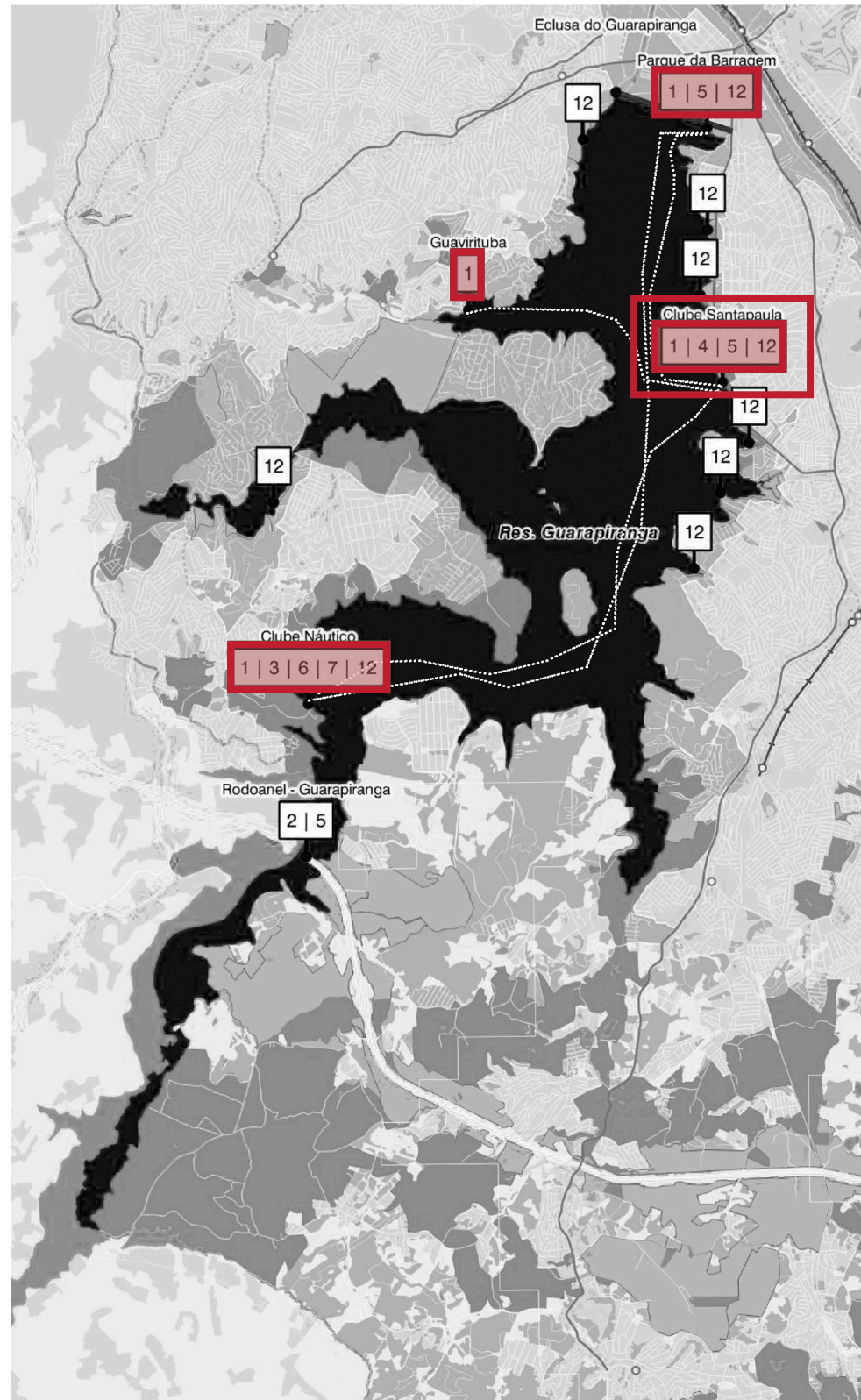


Site Visit, August 2024



# 1. a theme

passages & permanences  
in the outskirts



01\_Boat Stop / Ecoport / 02\_Ecopark / 03\_Shipyard / 04\_Marina / 05\_Park  
/ 06\_Nautical Sports Center / 07\_Ship Building School / 12\_Leisure Pier



What if the new Santapaula boat station was further integrated into the current needs of Guarapiranga inhabitants so that this incoming node of passages could also configure new stages for permanences?

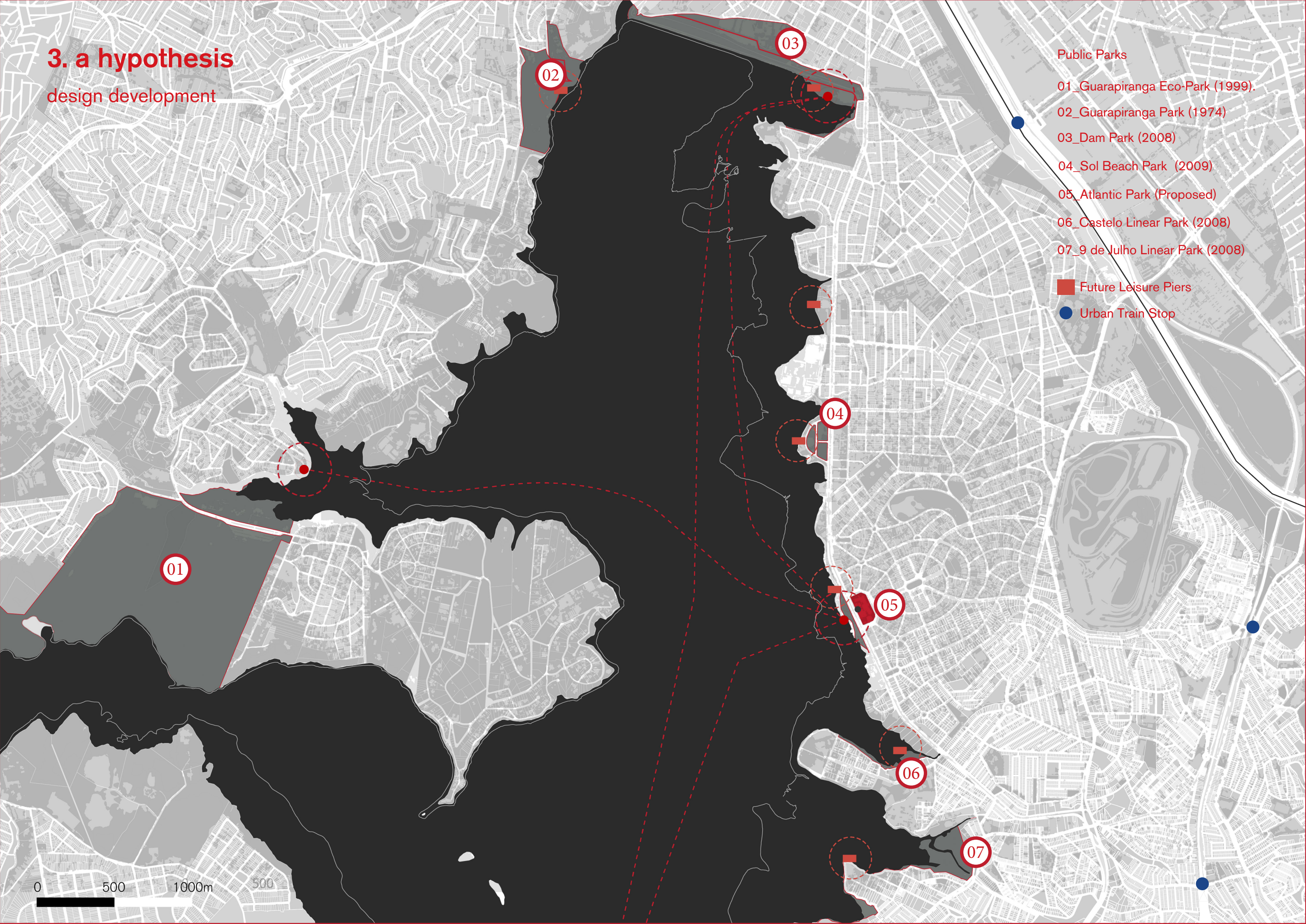




6.  
a hypothesis



3. a hypothesis  
design development



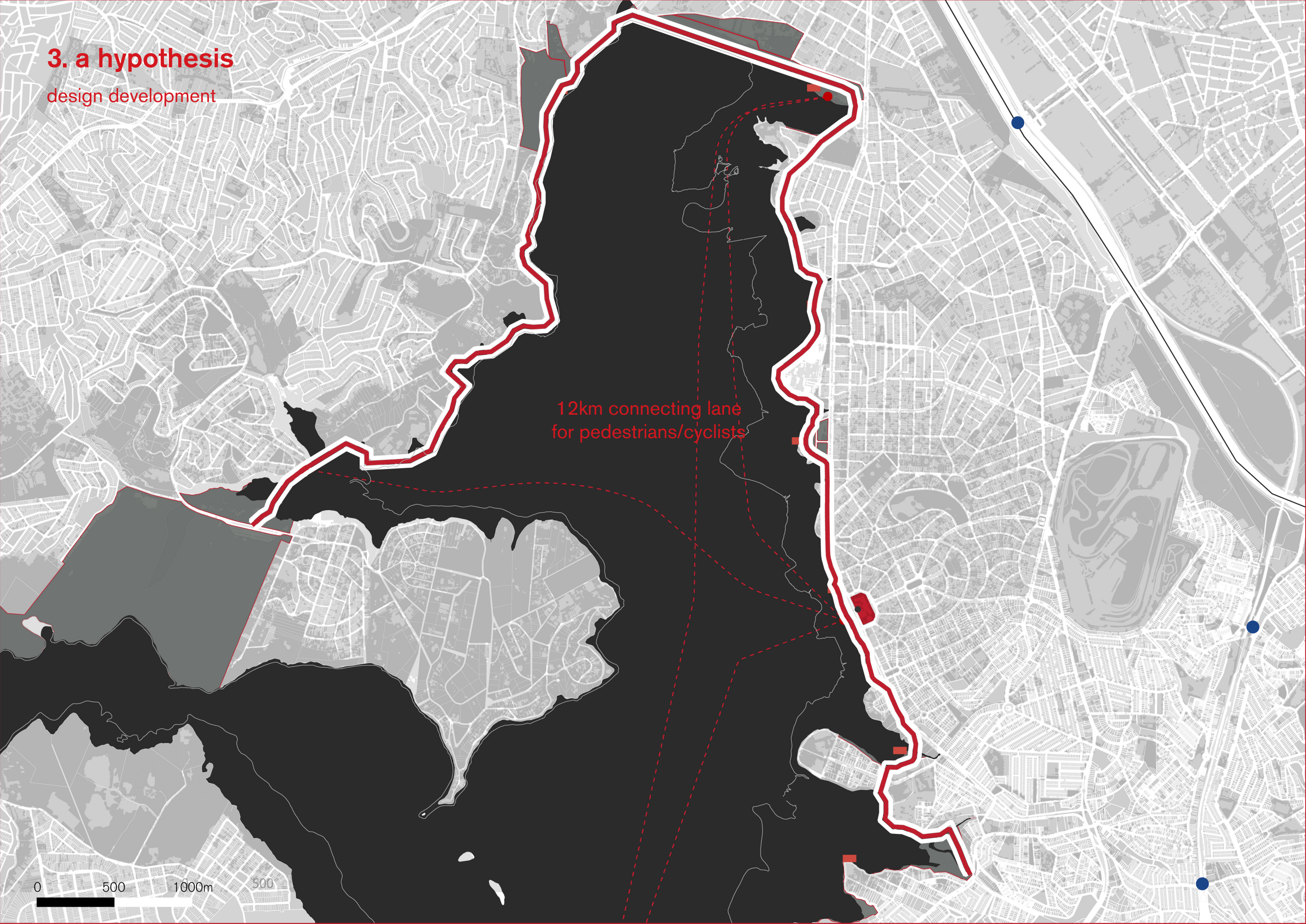
- Public Parks
- 01\_Guarapiranga Eco-Park (1999).
  - 02\_Guarapiranga Park (1974)
  - 03\_Dam Park (2008)
  - 04\_Sol Beach Park (2009)
  - 05\_Atlantic Park (Proposed)
  - 06\_Castelo Linear Park (2008)
  - 07\_9 de Julho Linear Park (2008)

- Future Leisure Piers
- Urban Train Stop

0 500 1000m 500



**3. a hypothesis**  
design development



12km connecting lane  
for pedestrians/cyclists

0 500 1000m 500



3. a hypothesis  
design development

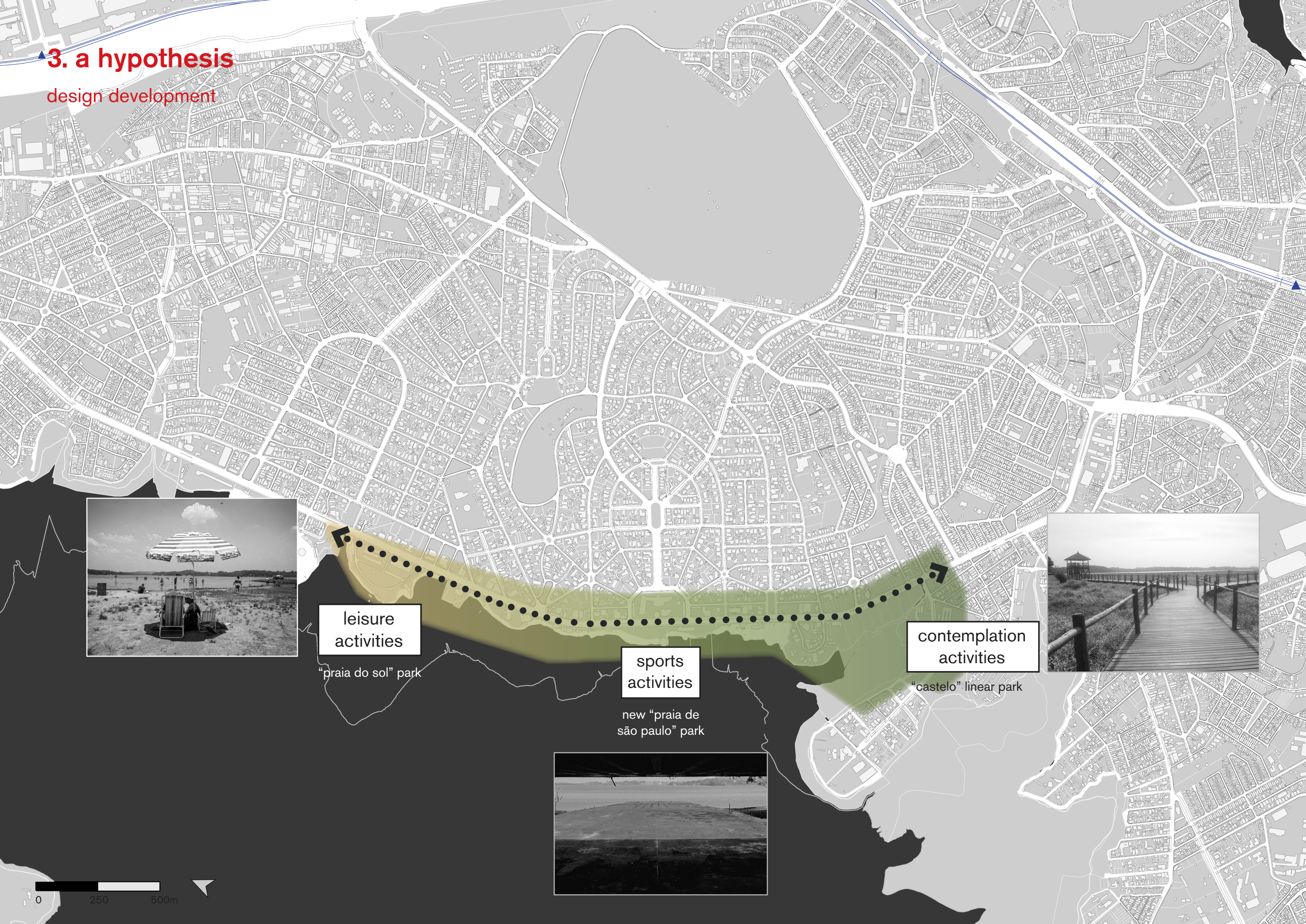
- Public Parks
- 01\_Sol Beach Park (2009)
  - 02\_Atlantic Park (Proposed)
  - 03\_Castelo Linear Park (2008)

MASTERPLAN AREA





3. a hypothesis  
design development



leisure  
activities

“praia do sol” park



sports  
activities

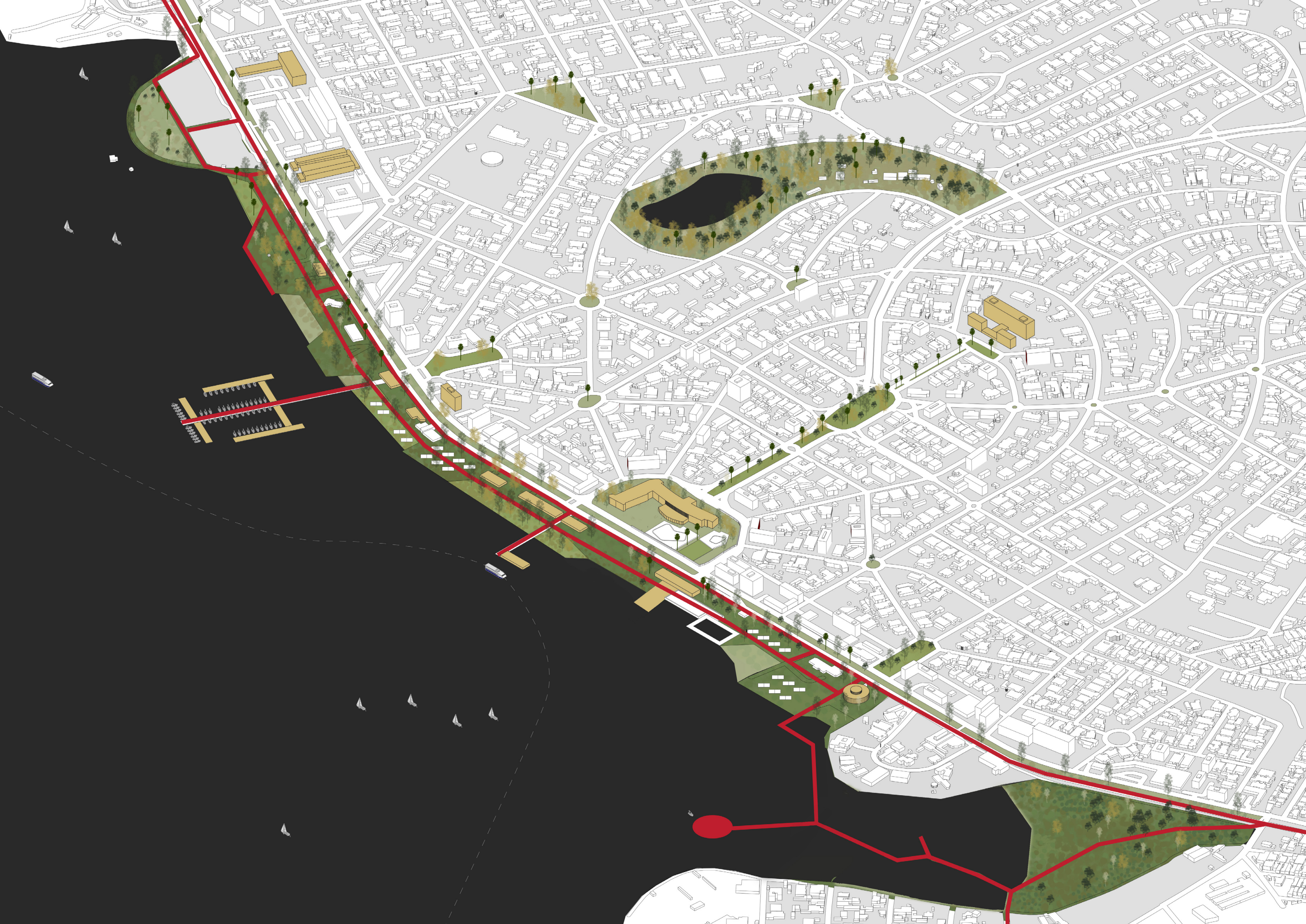
new “praia de  
são paulo” park



contemplation  
activities

“castelo” linear park









market

school

restaurants

hotel

water sports  
center

youth  
sports  
center

marina

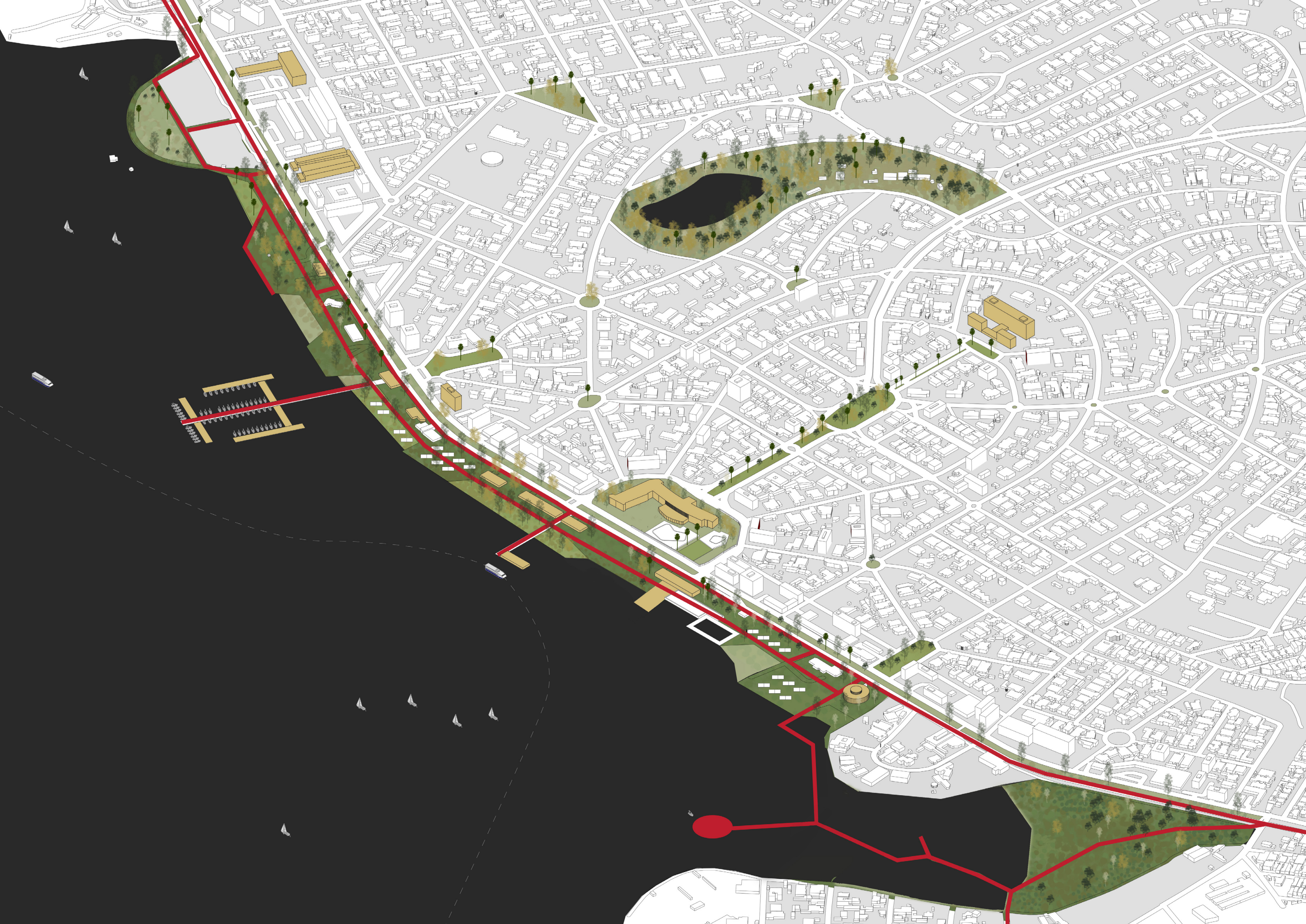
theater

boat stop

pavillion

watchtower

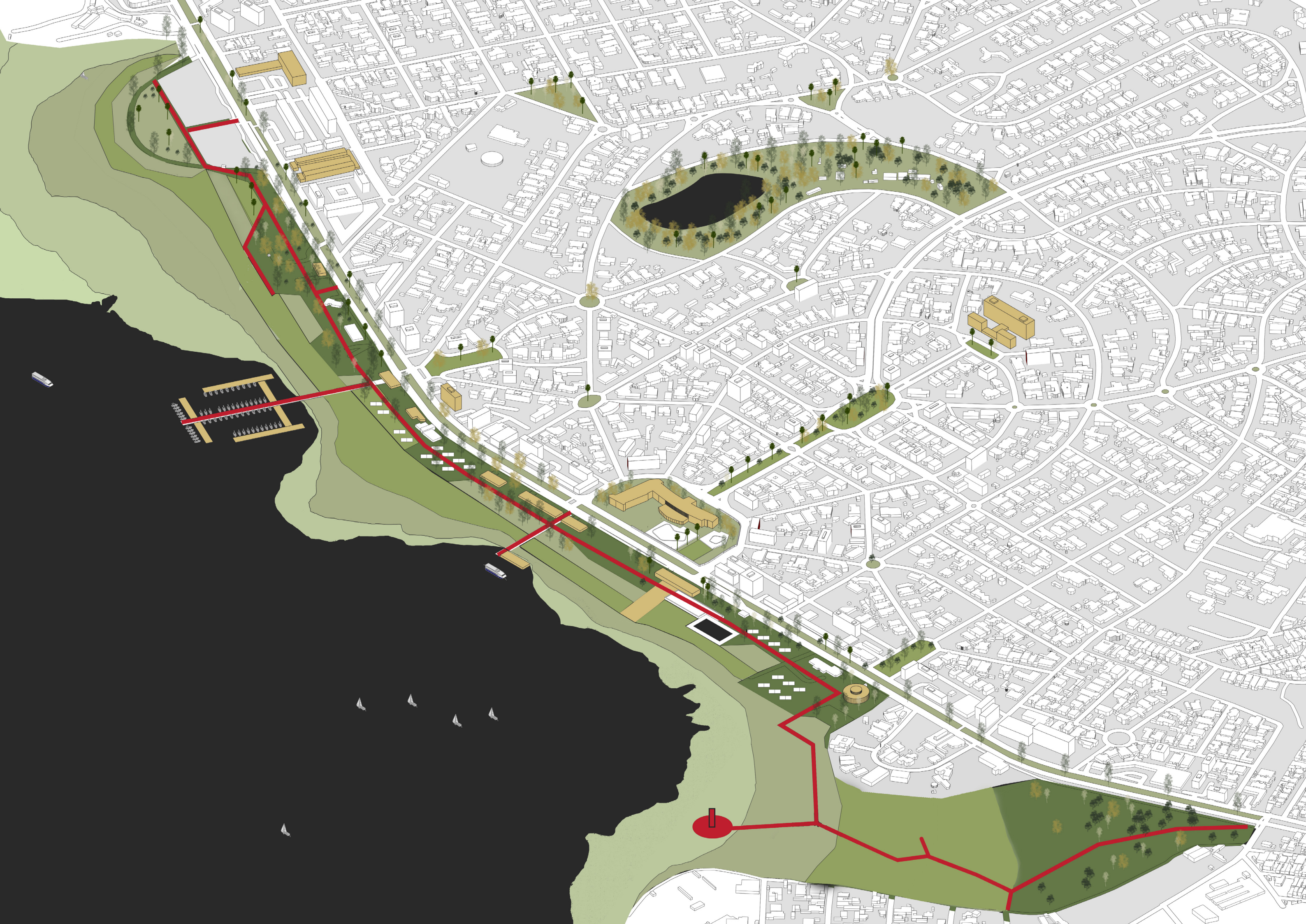
















water sports  
center

youth  
sports  
center

area of project  
development

boat stop

park

pavillion





3.  
a project



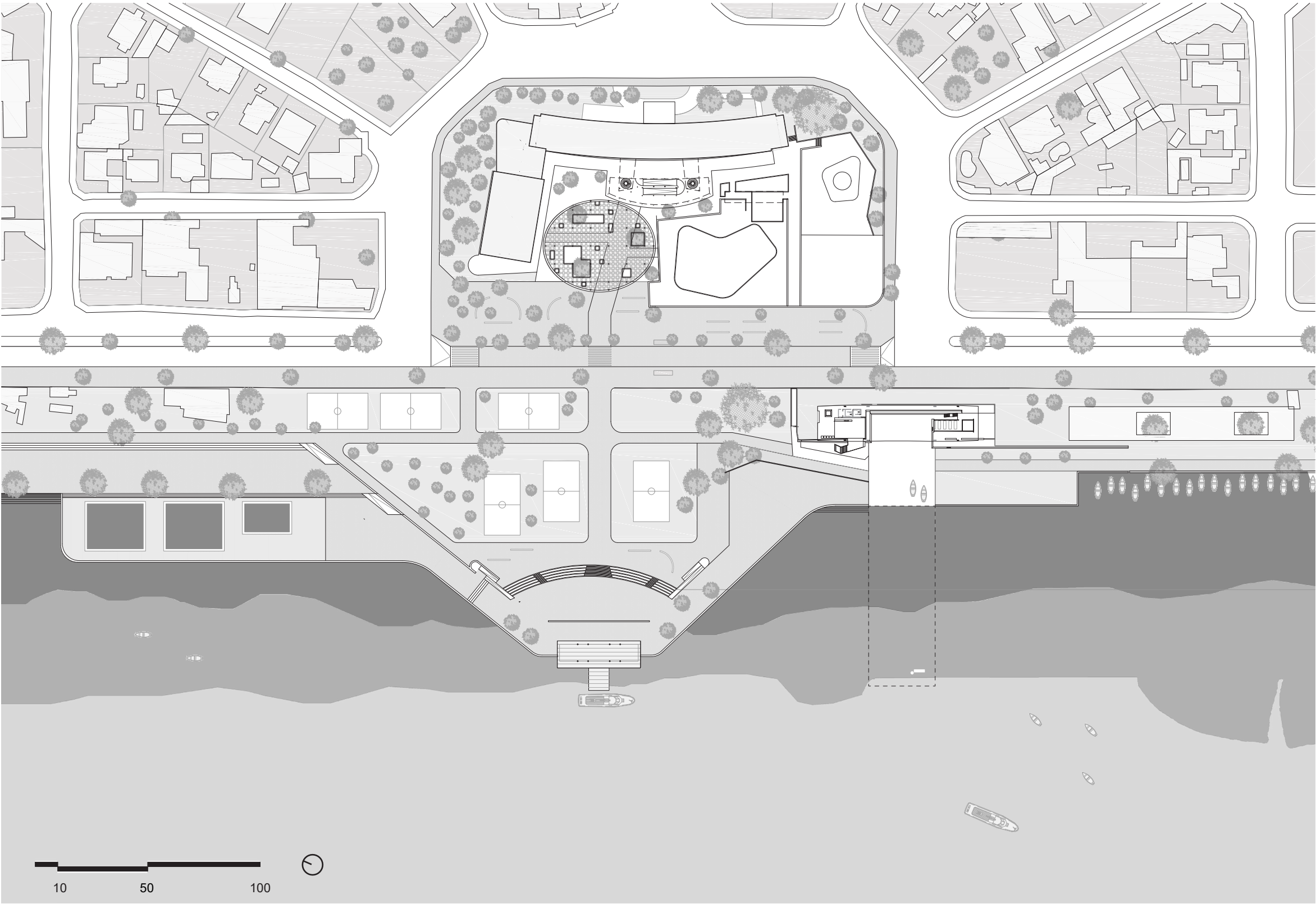
a design

current situation



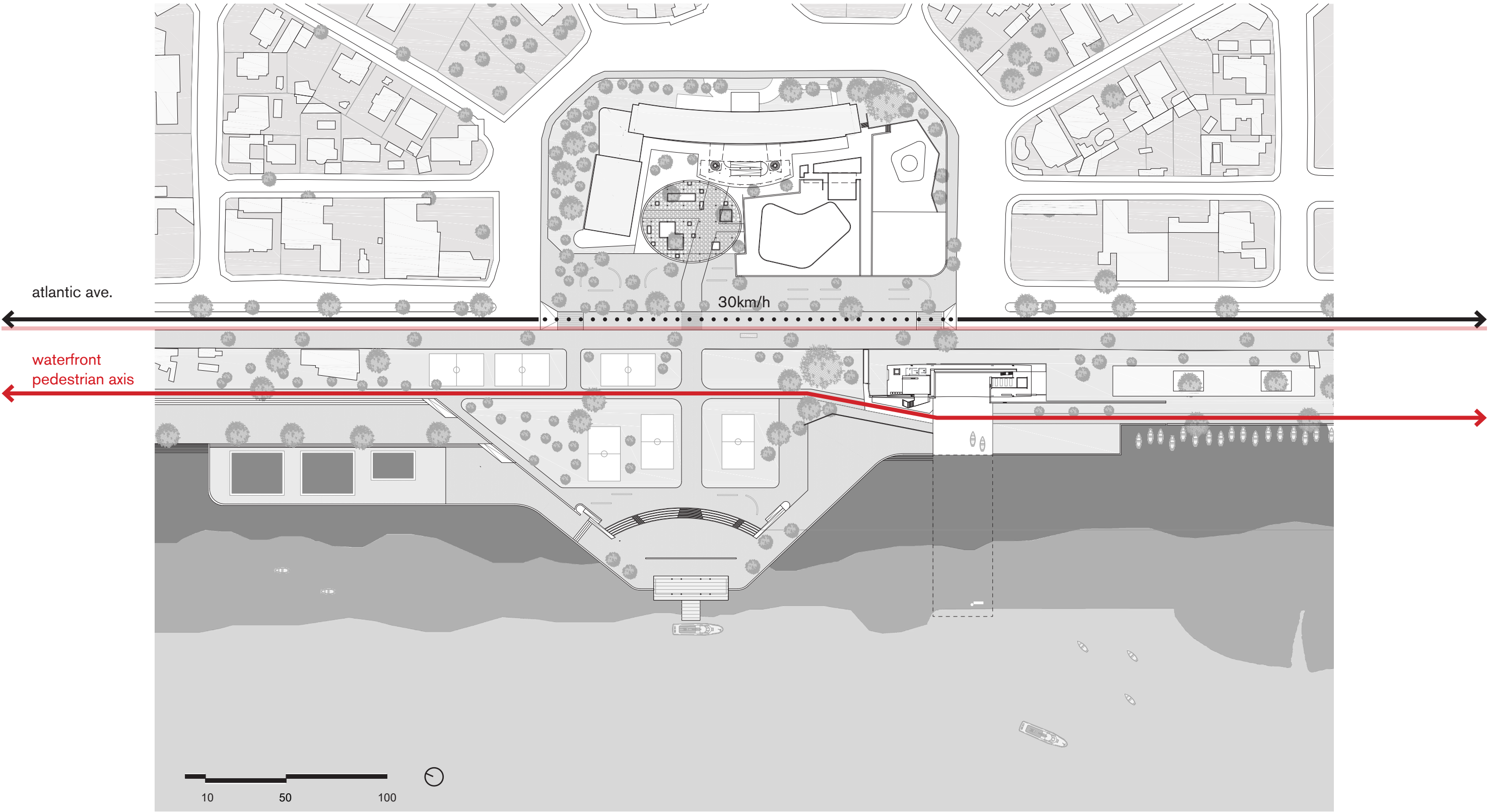


a design  
proposed masterplan



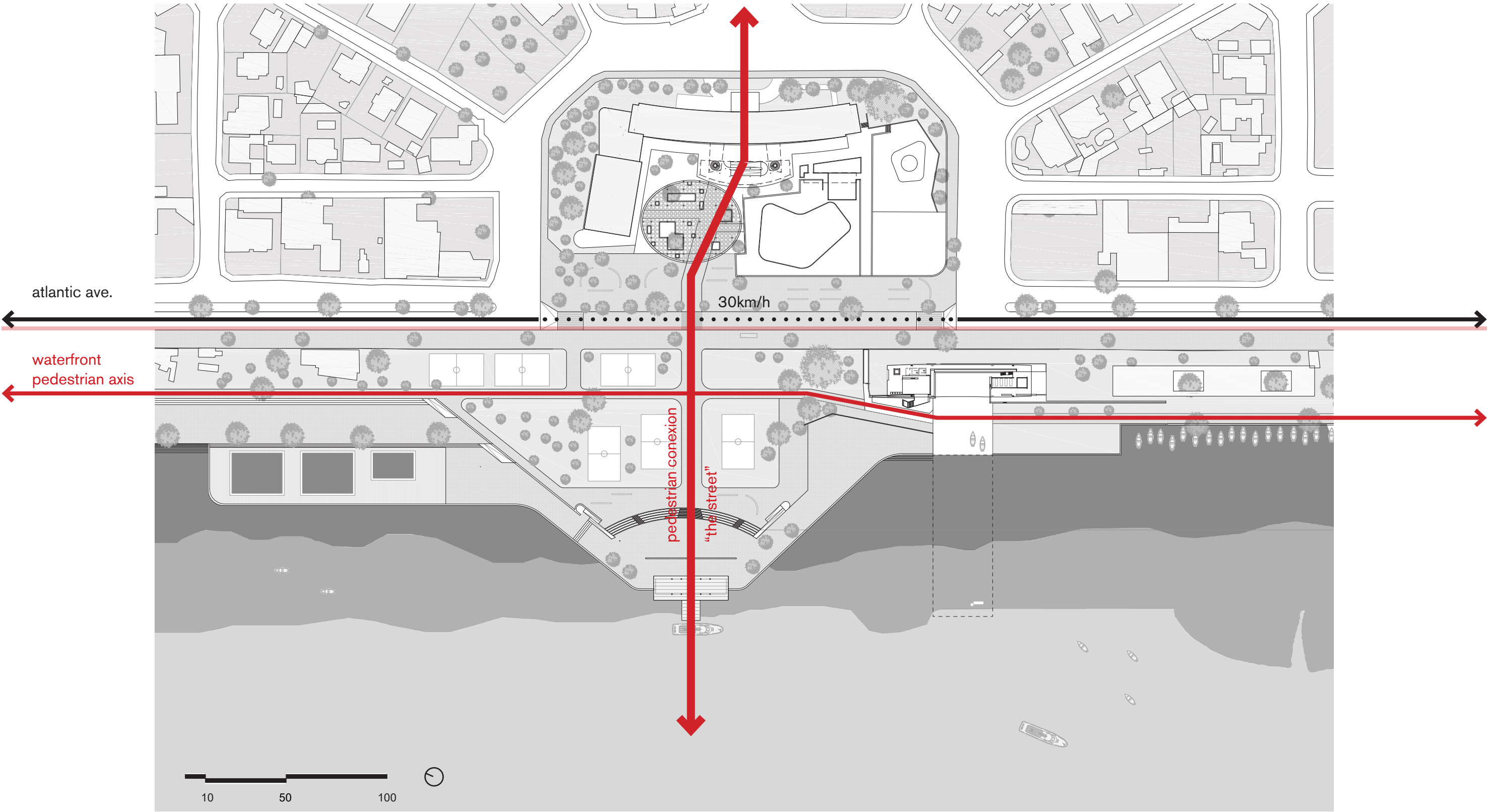


a design  
proposed masterplan



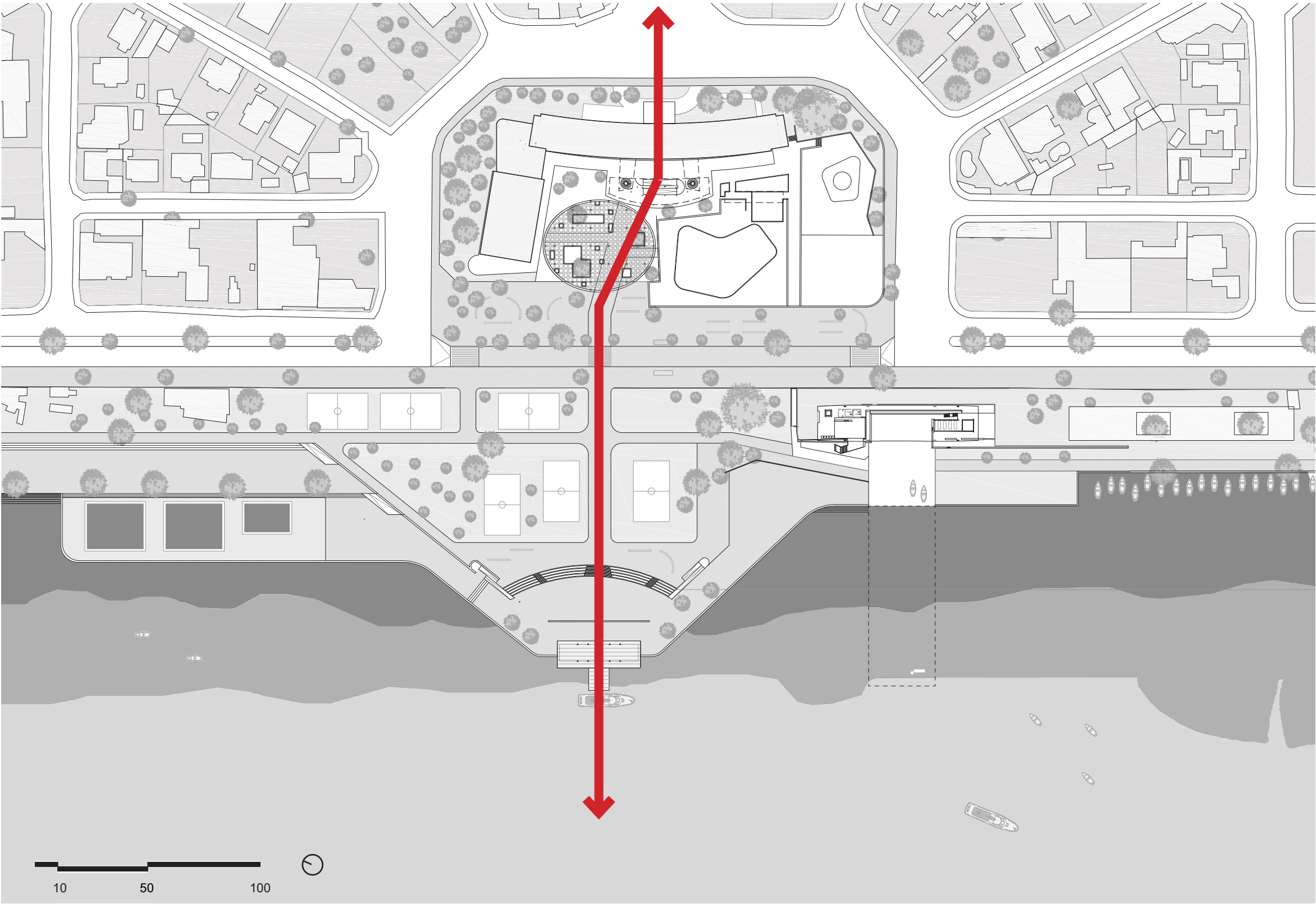


a design  
proposed masterplan



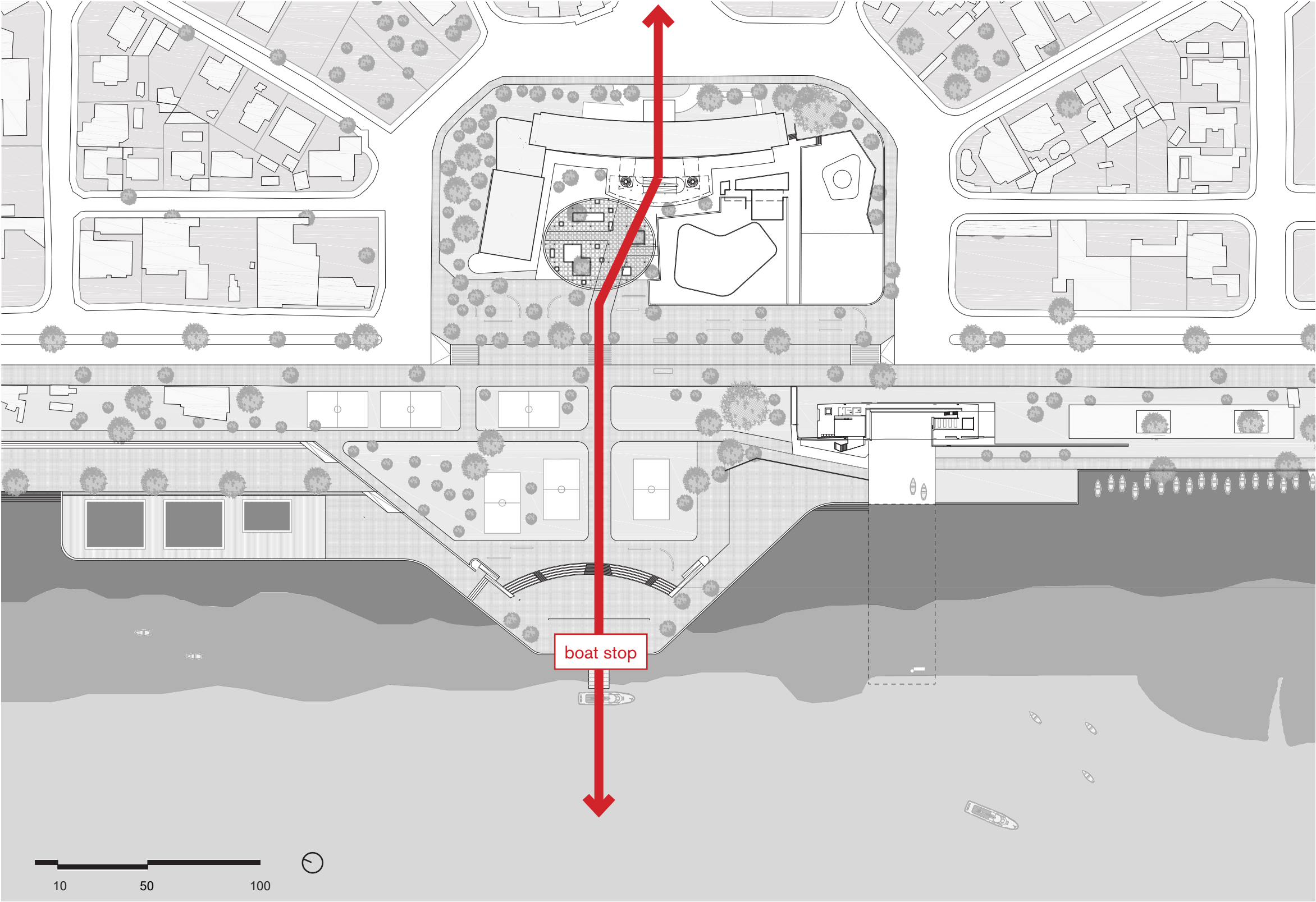


a design  
proposed uses



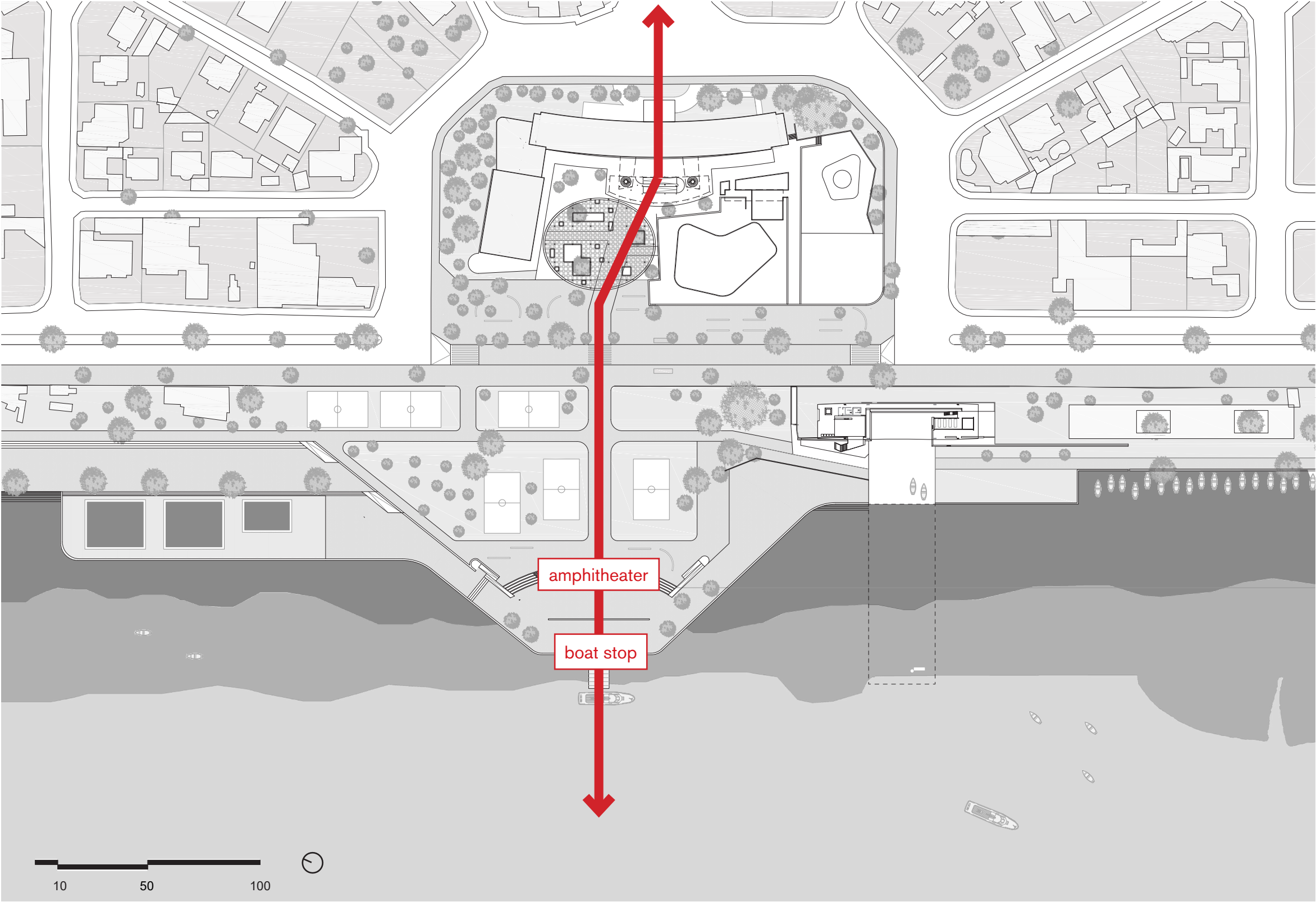


a design  
proposed uses



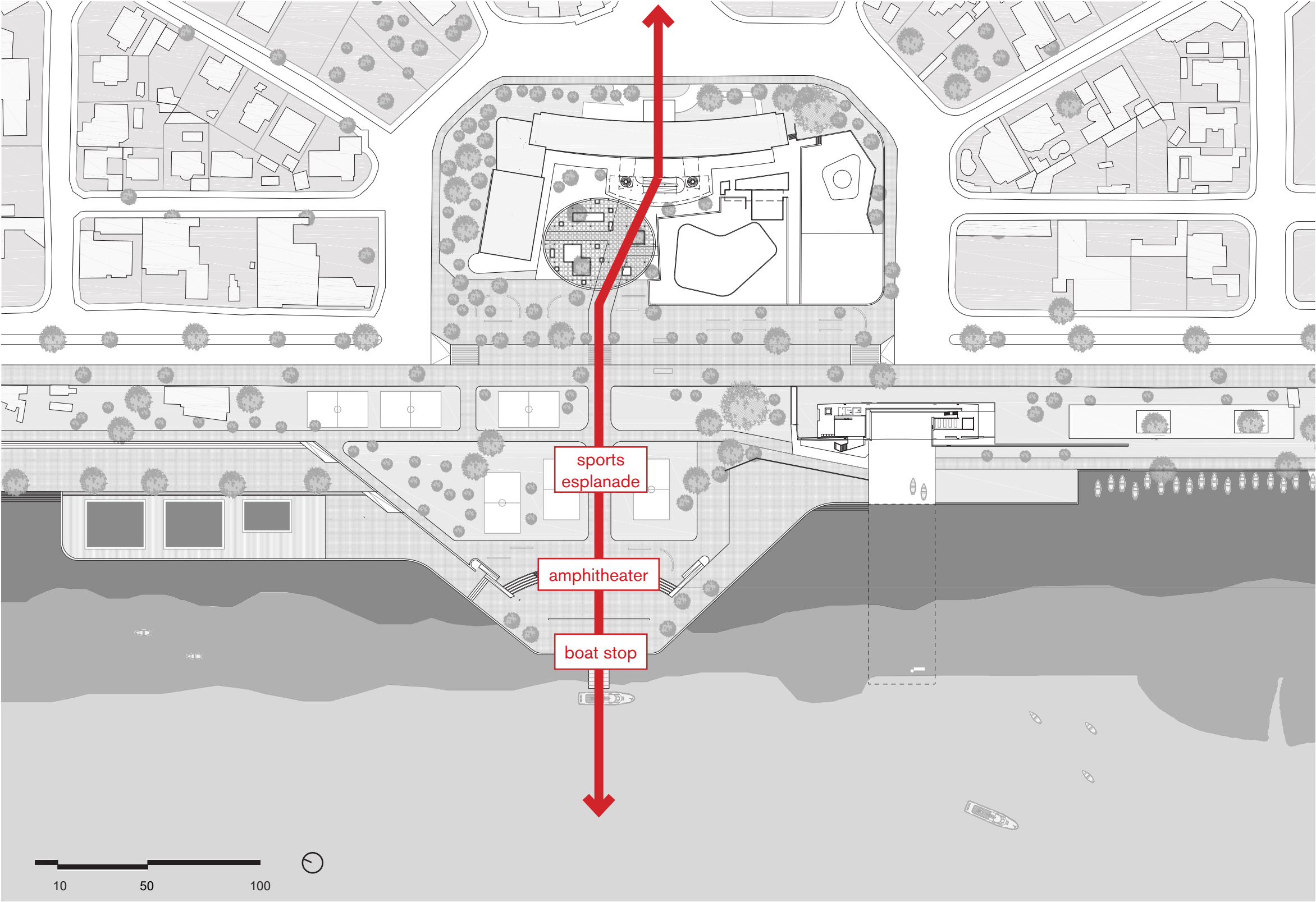


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proposed uses



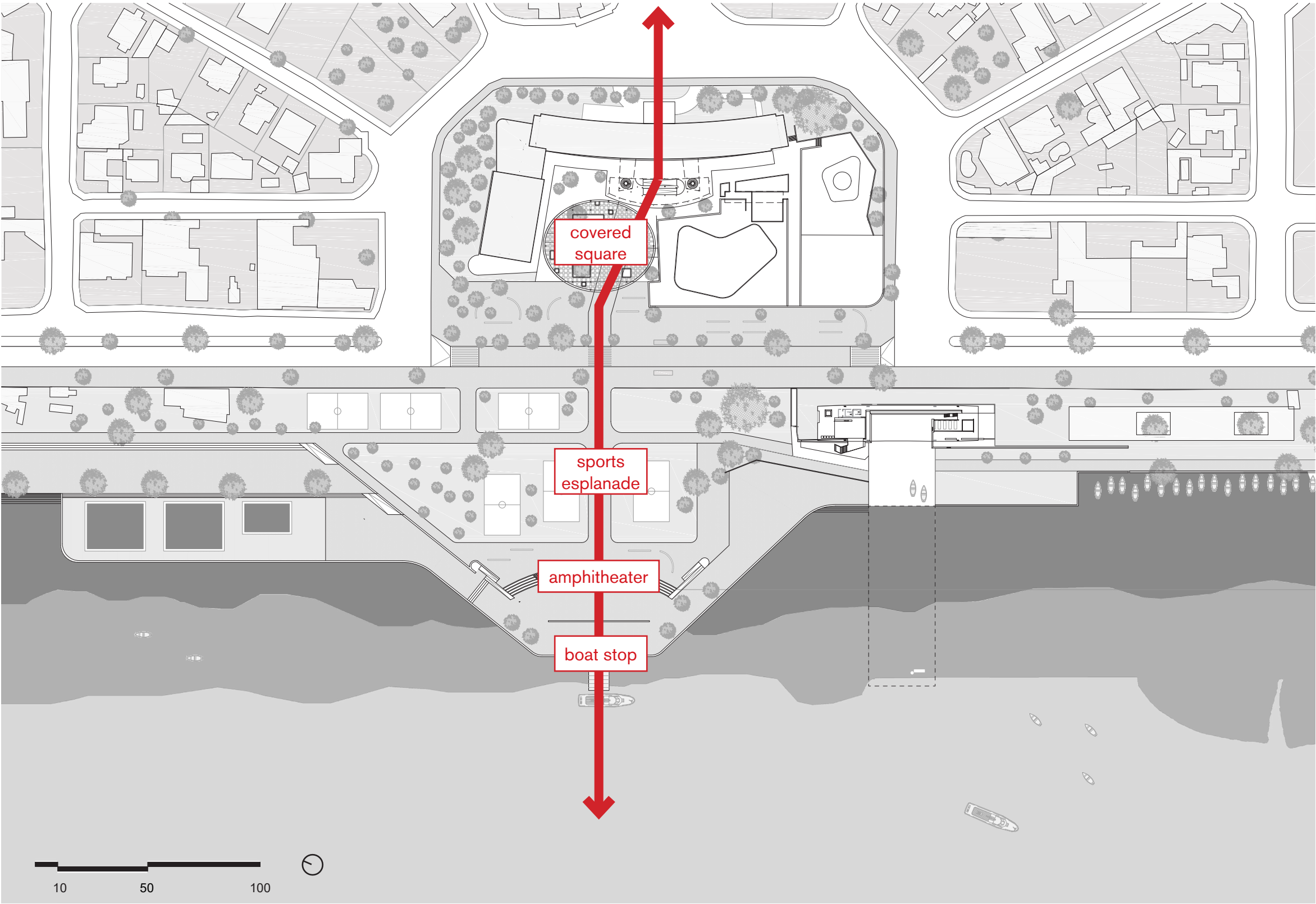


a design  
proposed uses



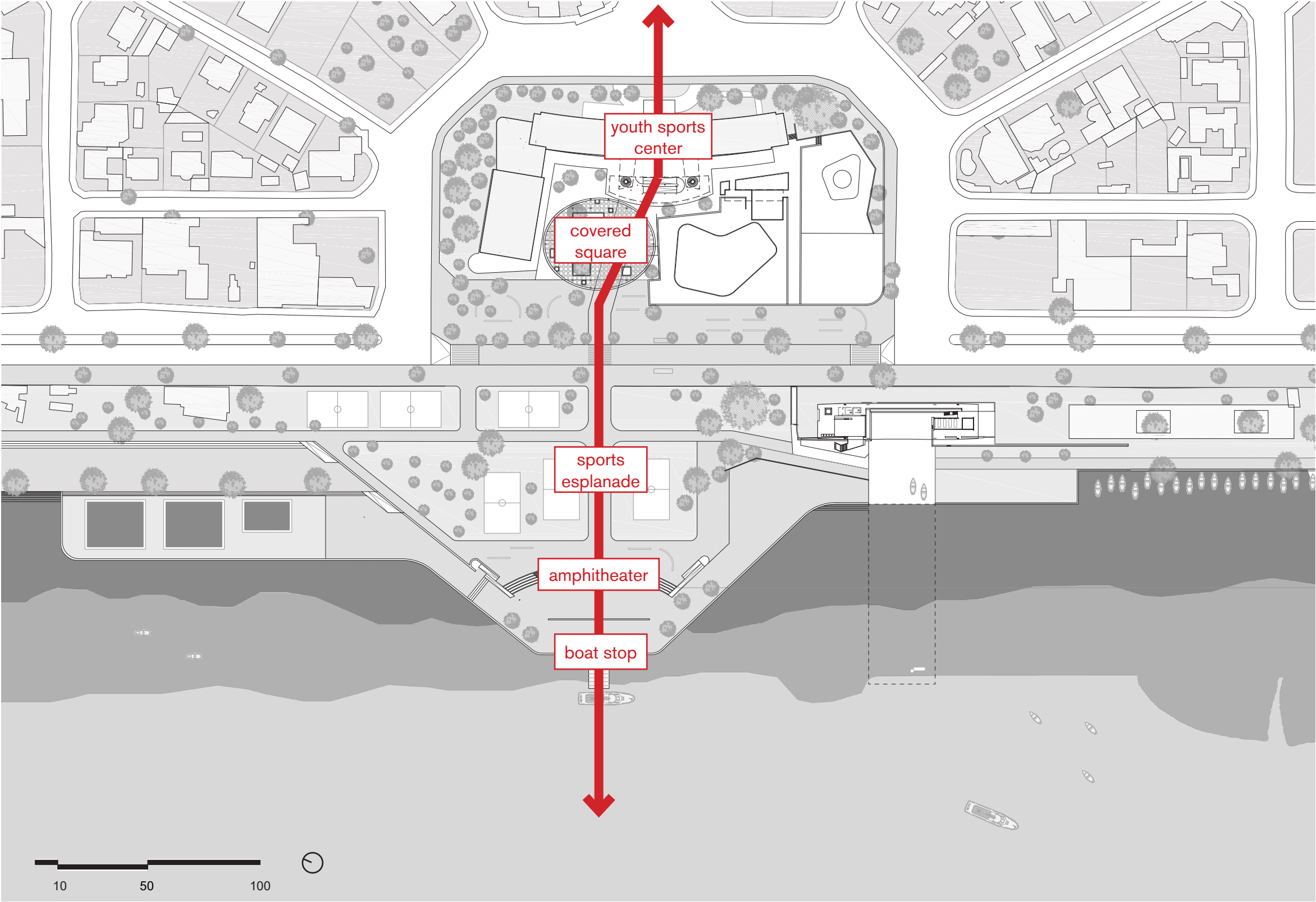


a design  
proposed uses



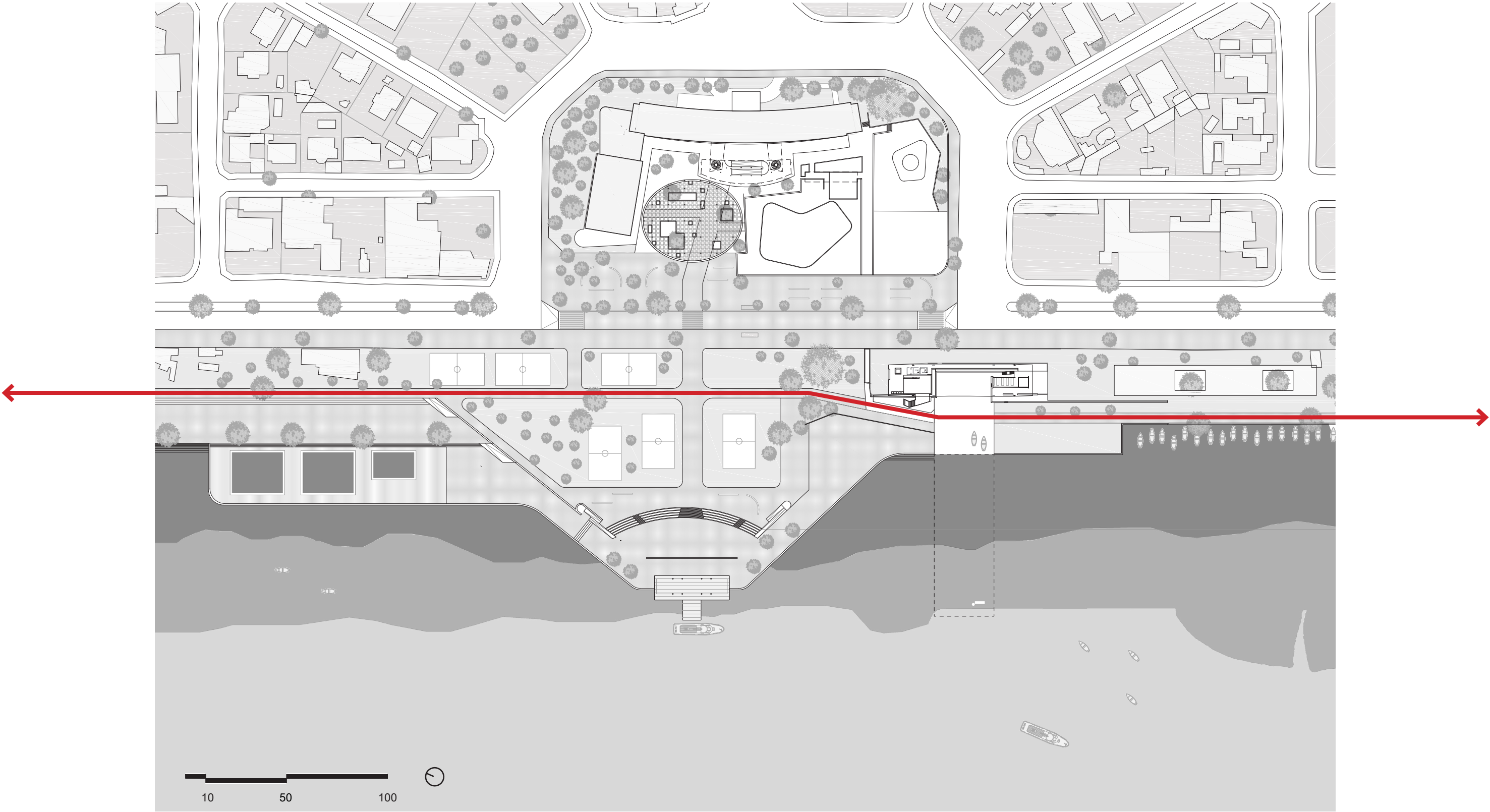


a design  
proposed uses



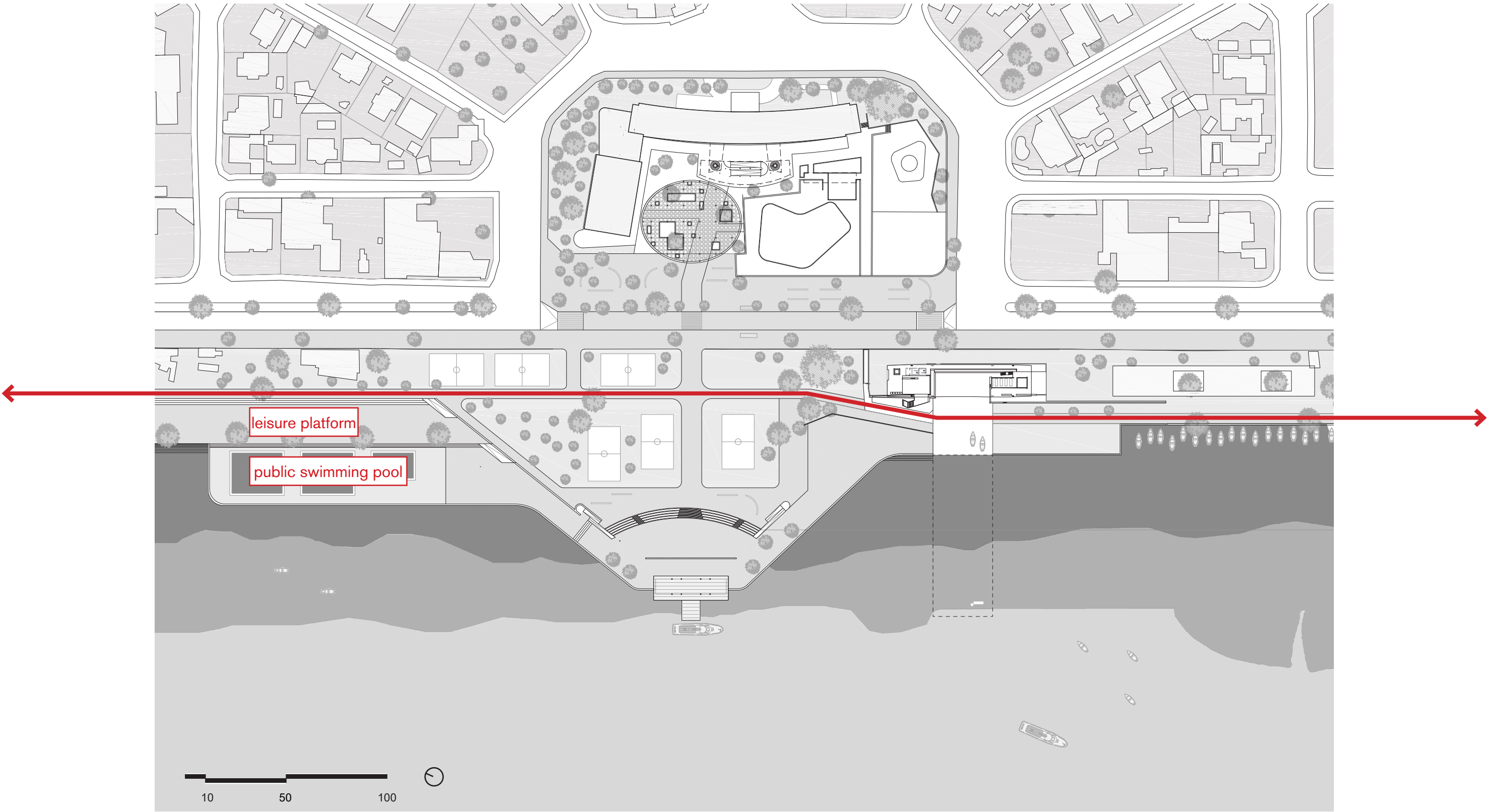


a design  
proposed uses



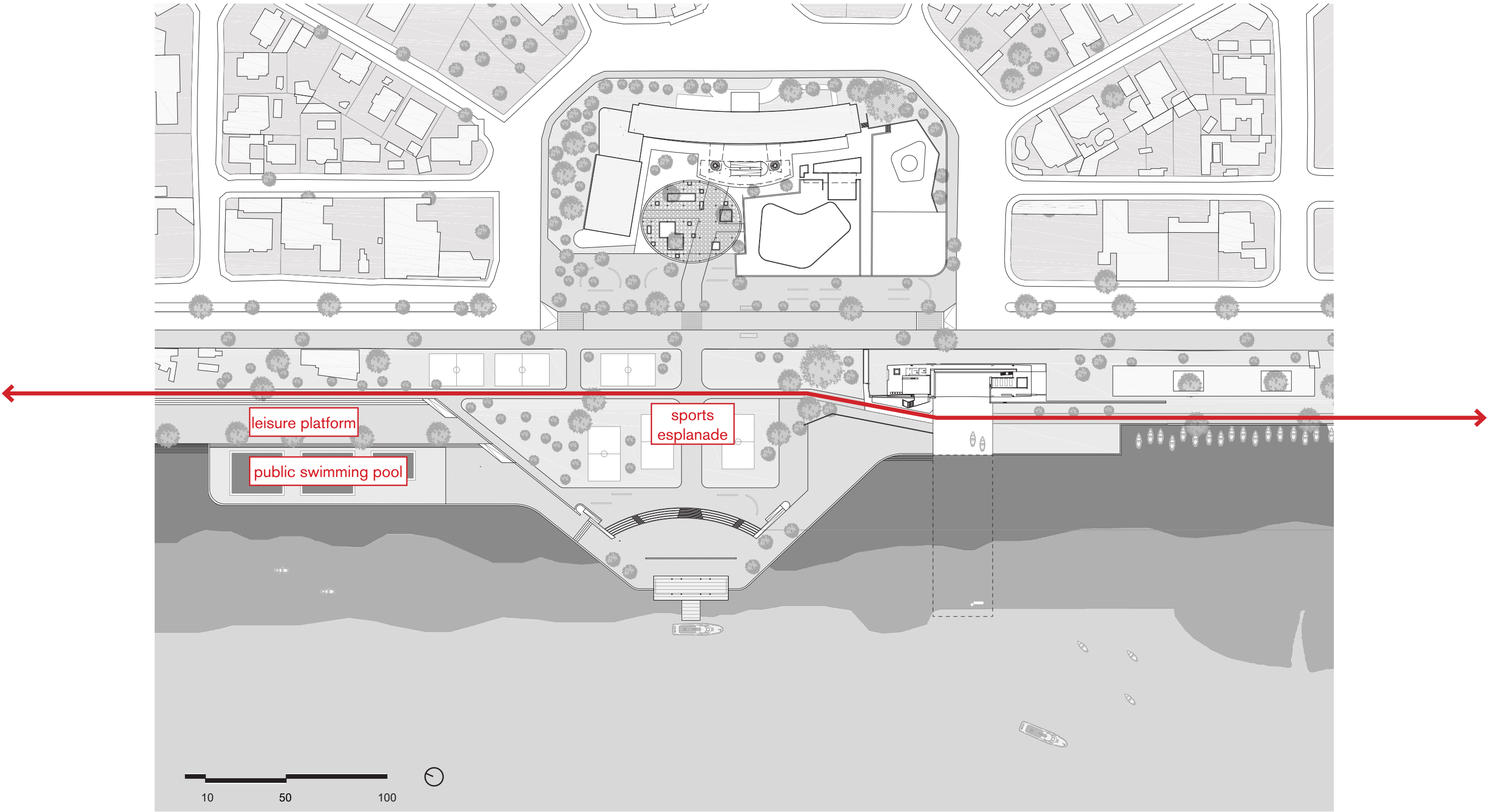


a design  
proposed uses



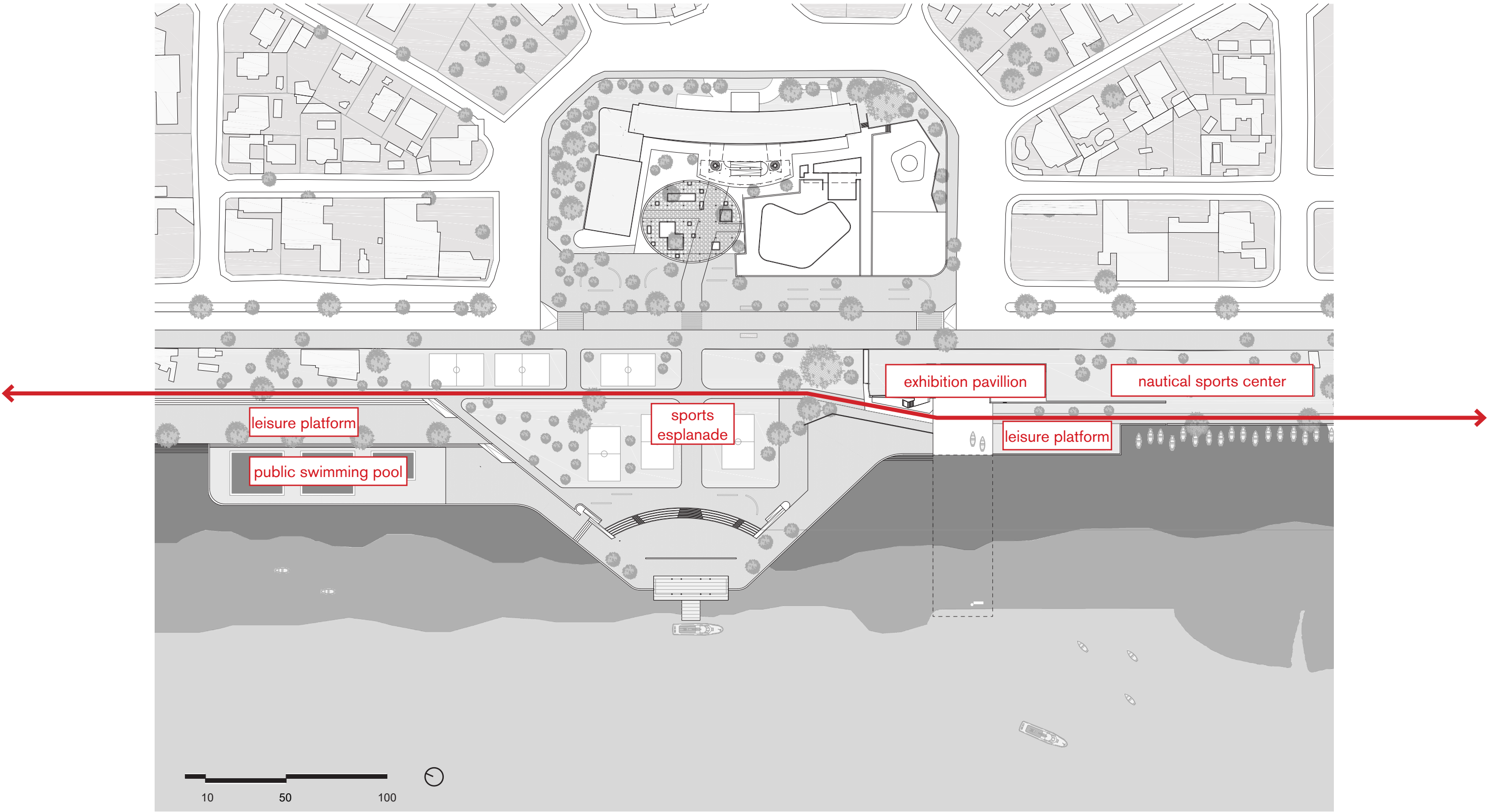


a design  
proposed uses





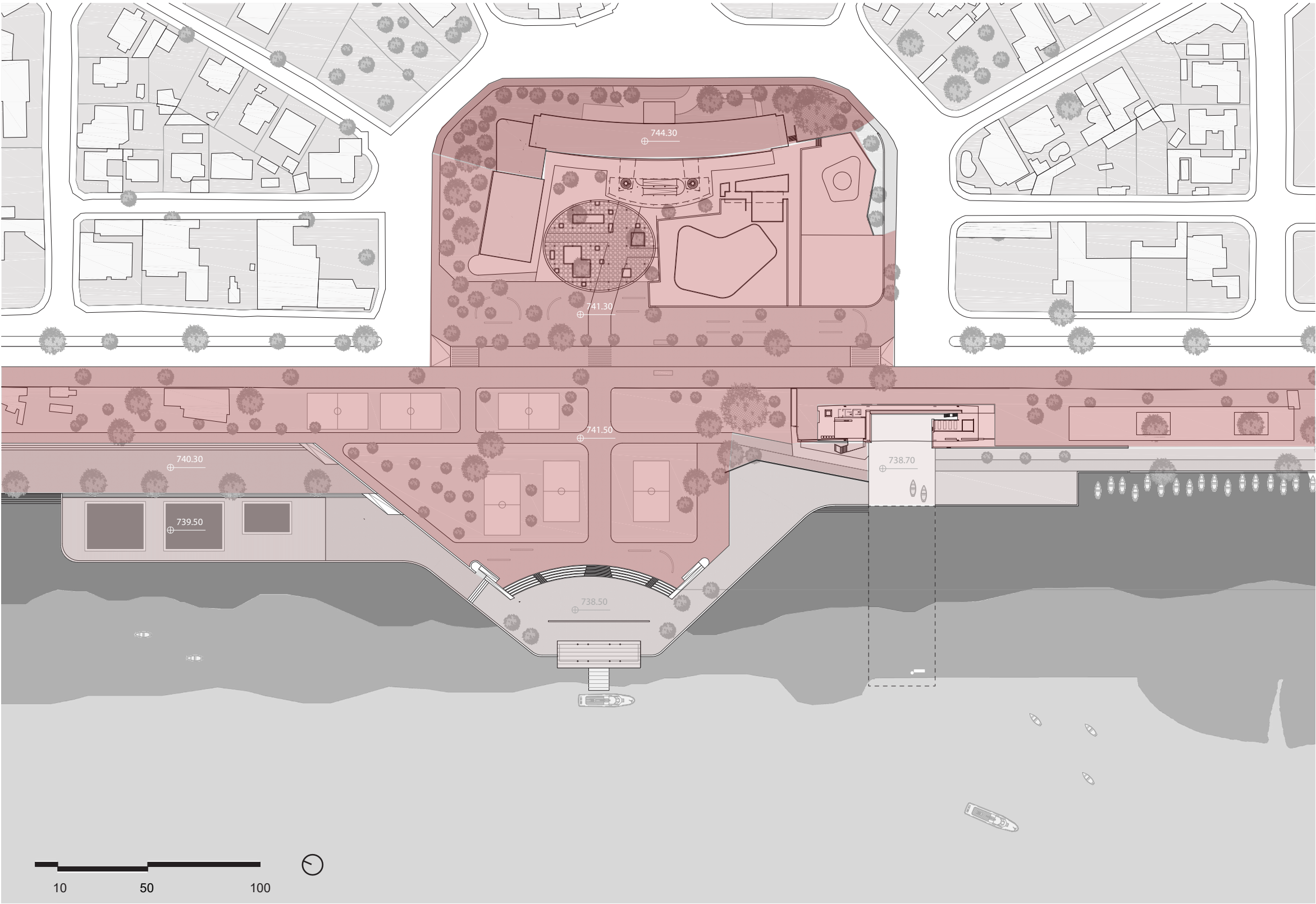
a design  
proposed uses





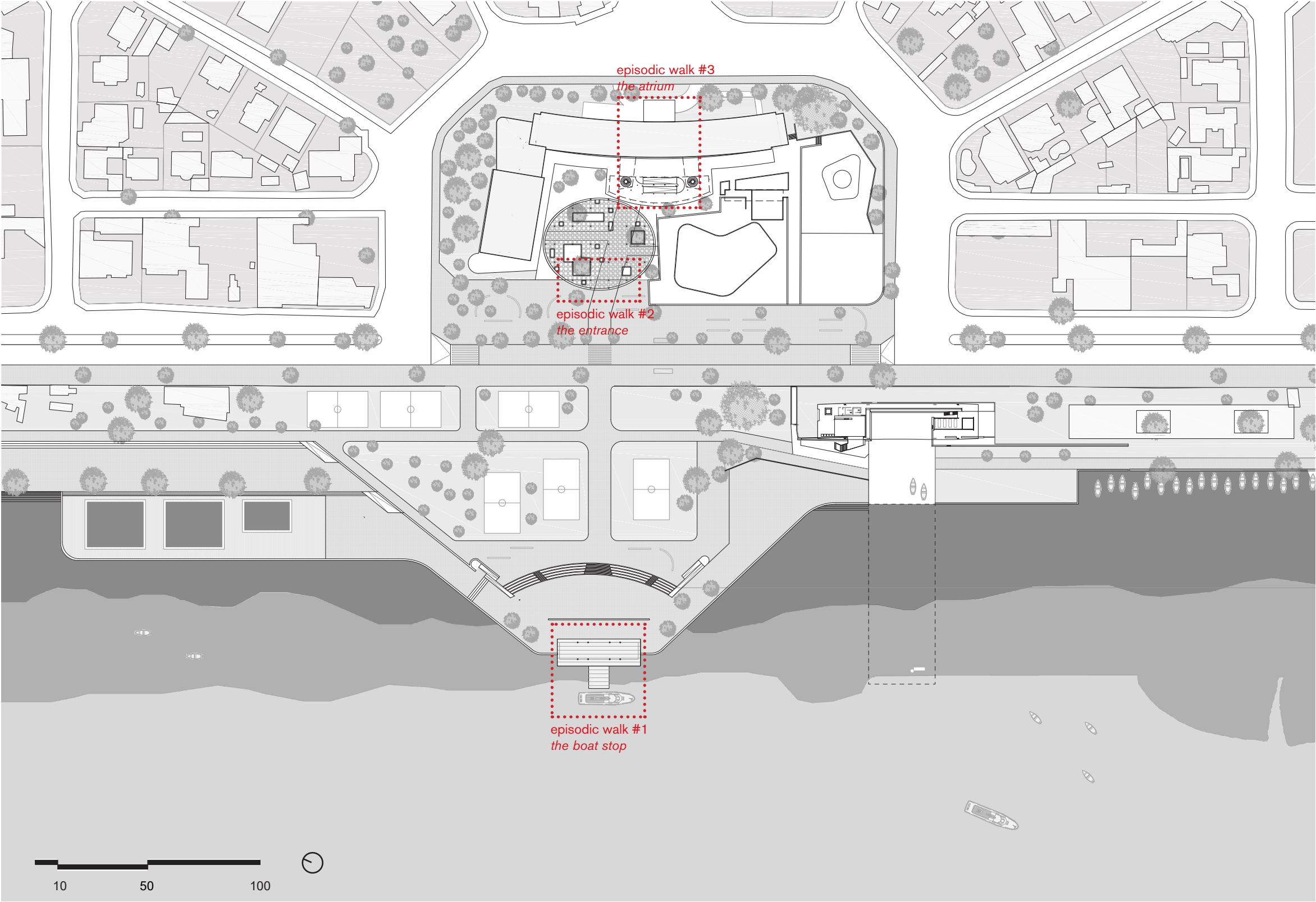
a design

adapting topography





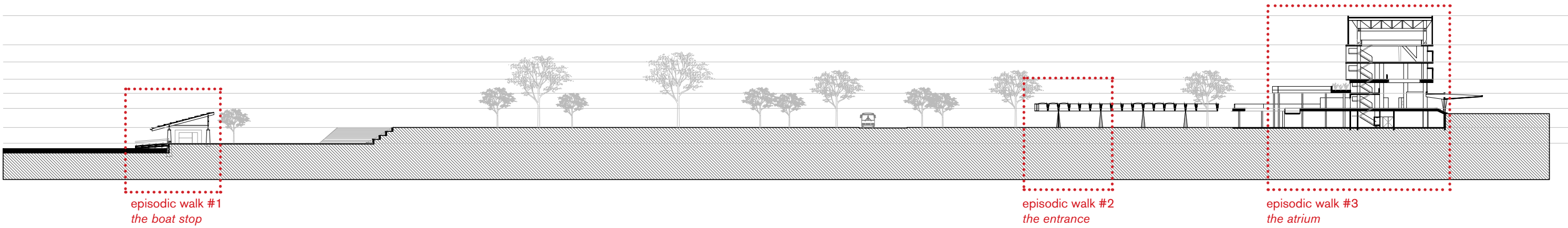
a design  
interventions





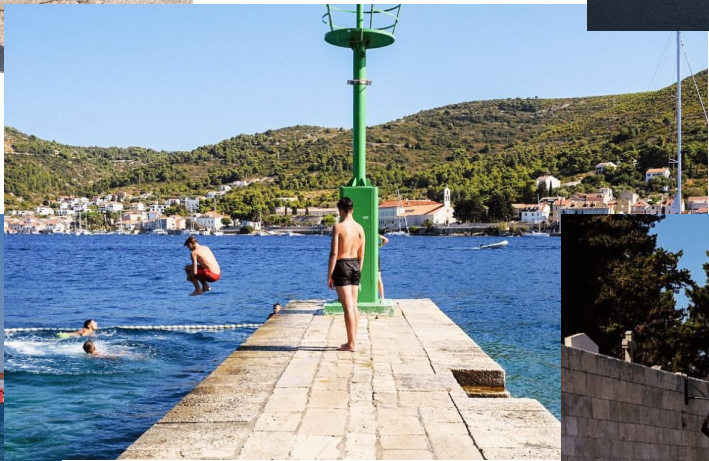
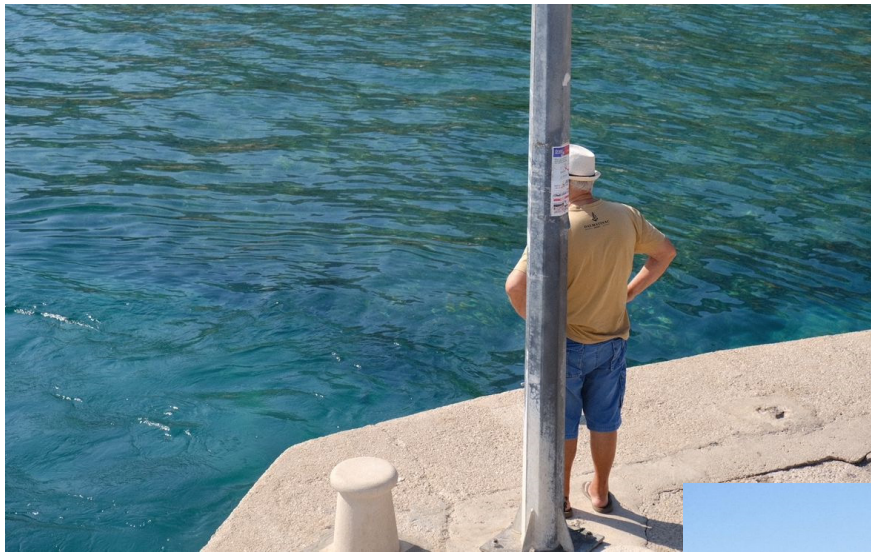
a design

site section

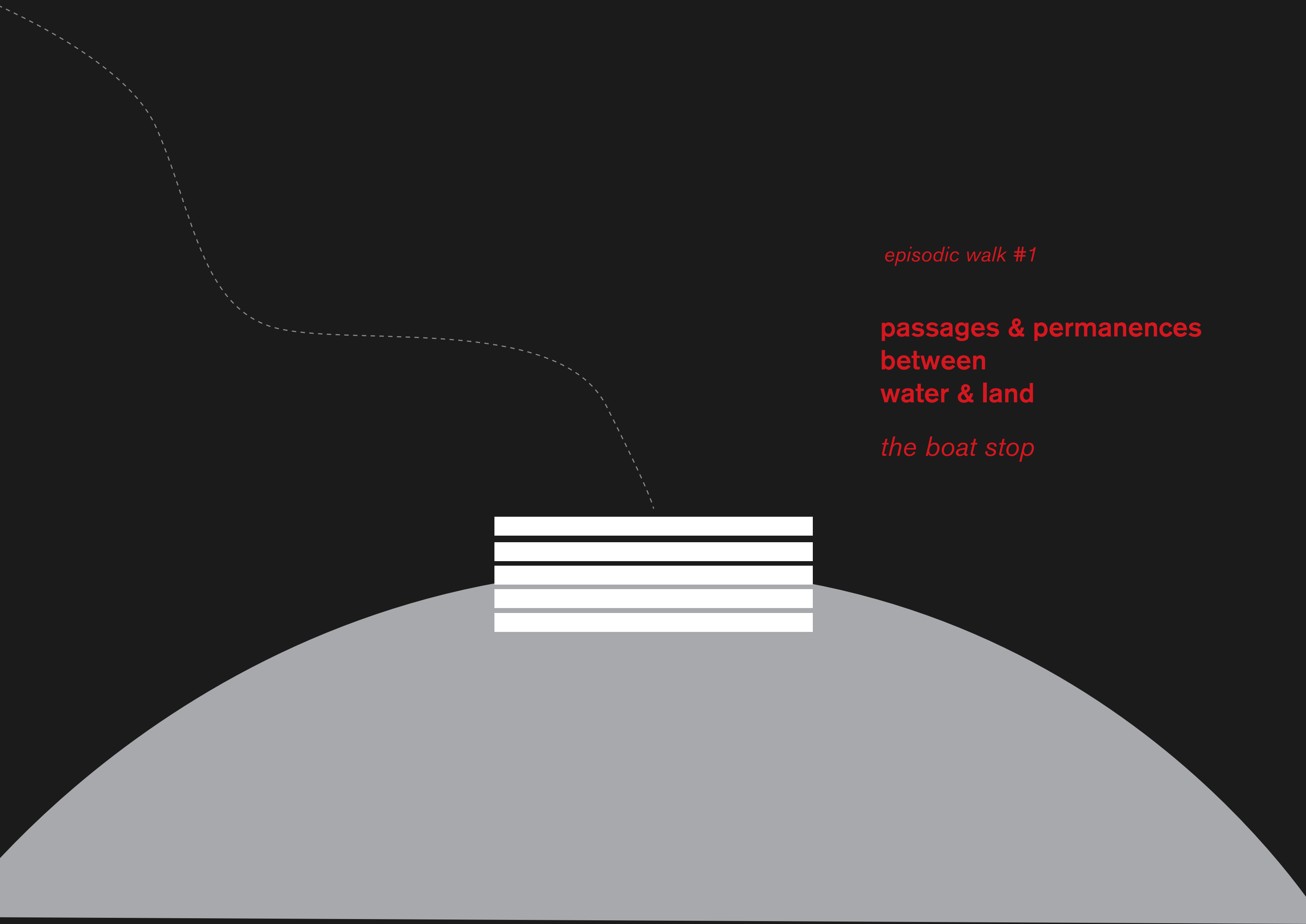




a design  
references







*episodic walk #1*

**passages & permanences  
between  
water & land**

*the boat stop*



part one: between water and land

current proposal



Boat Stop, Billings Reservoir



Boatway functioning at Billings Reservoir

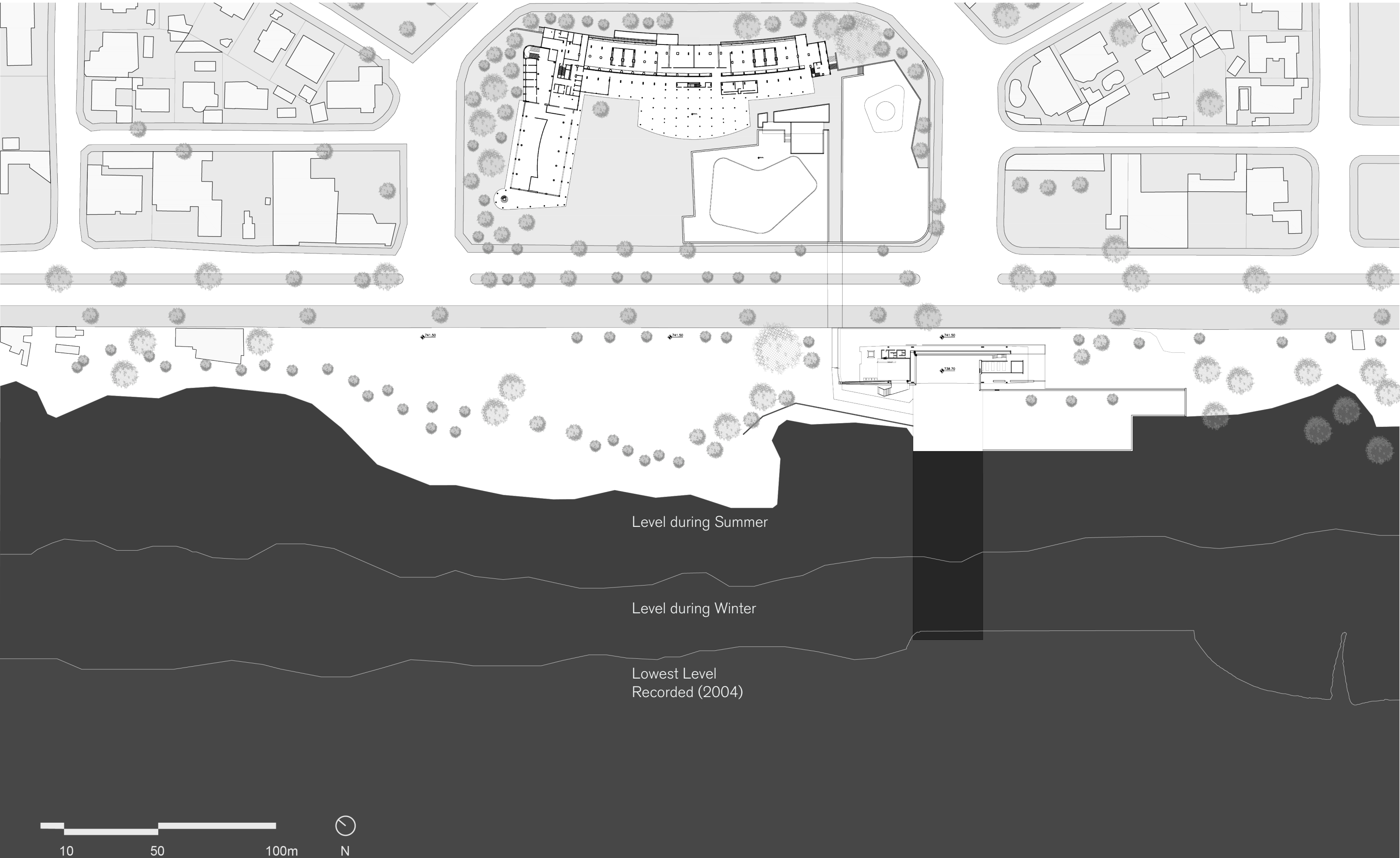


Boat Stop, Billings Reservoir



part one: between water and land

current situation





part one: between water and land

current situation



Site Visit, July 2024



Drone Survey, December 2024

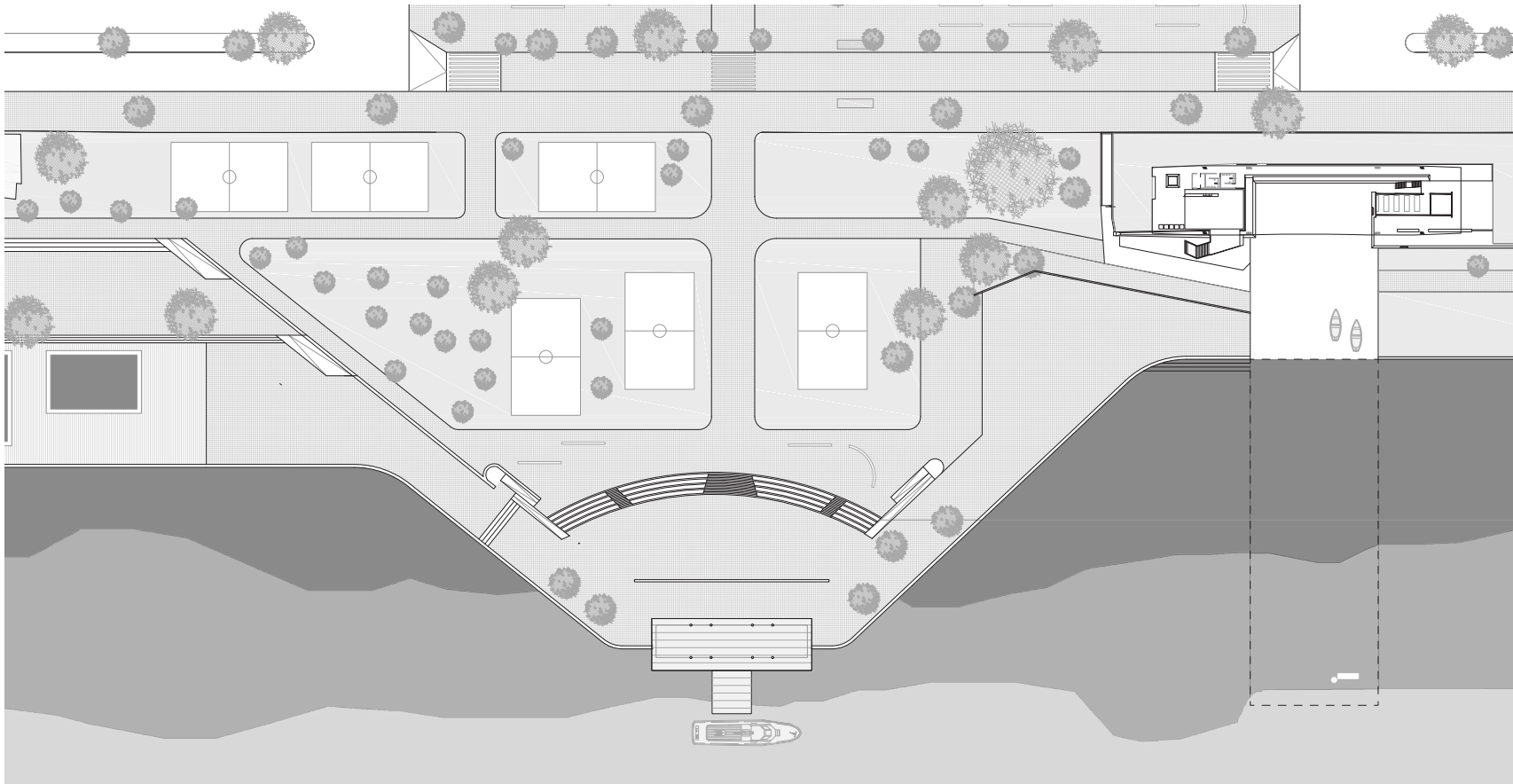


Site Visit, February 2025



part one: between water and land

current situation





SPORTS  
ESPLANADE

741.50

AMPHITHEATER

738.50

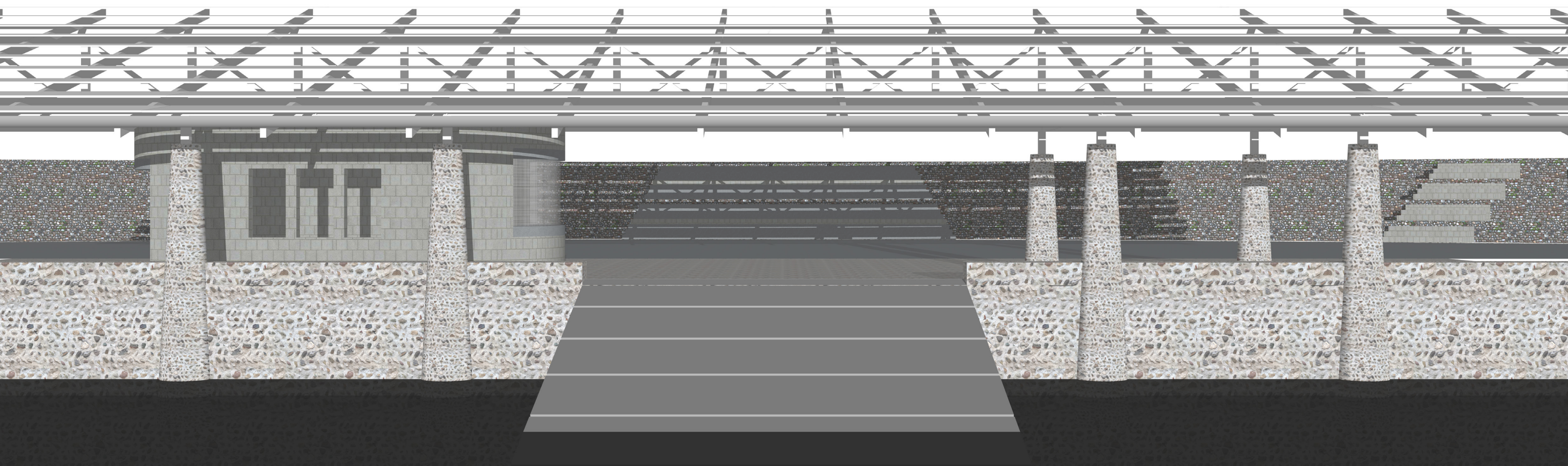
739.50

0 2 5 10 25m



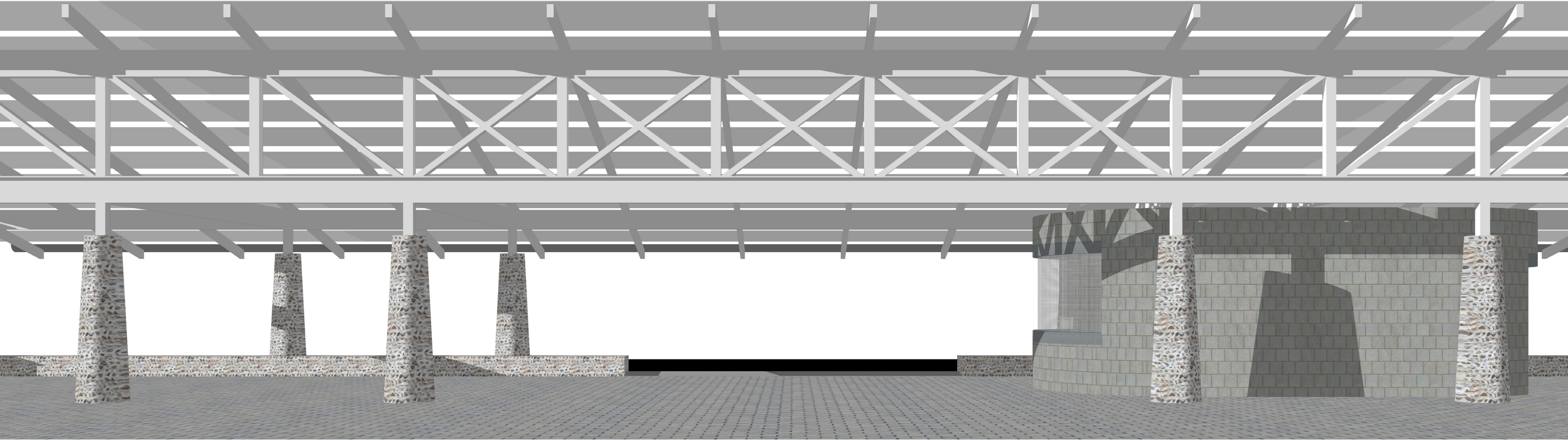


part one: between water and land





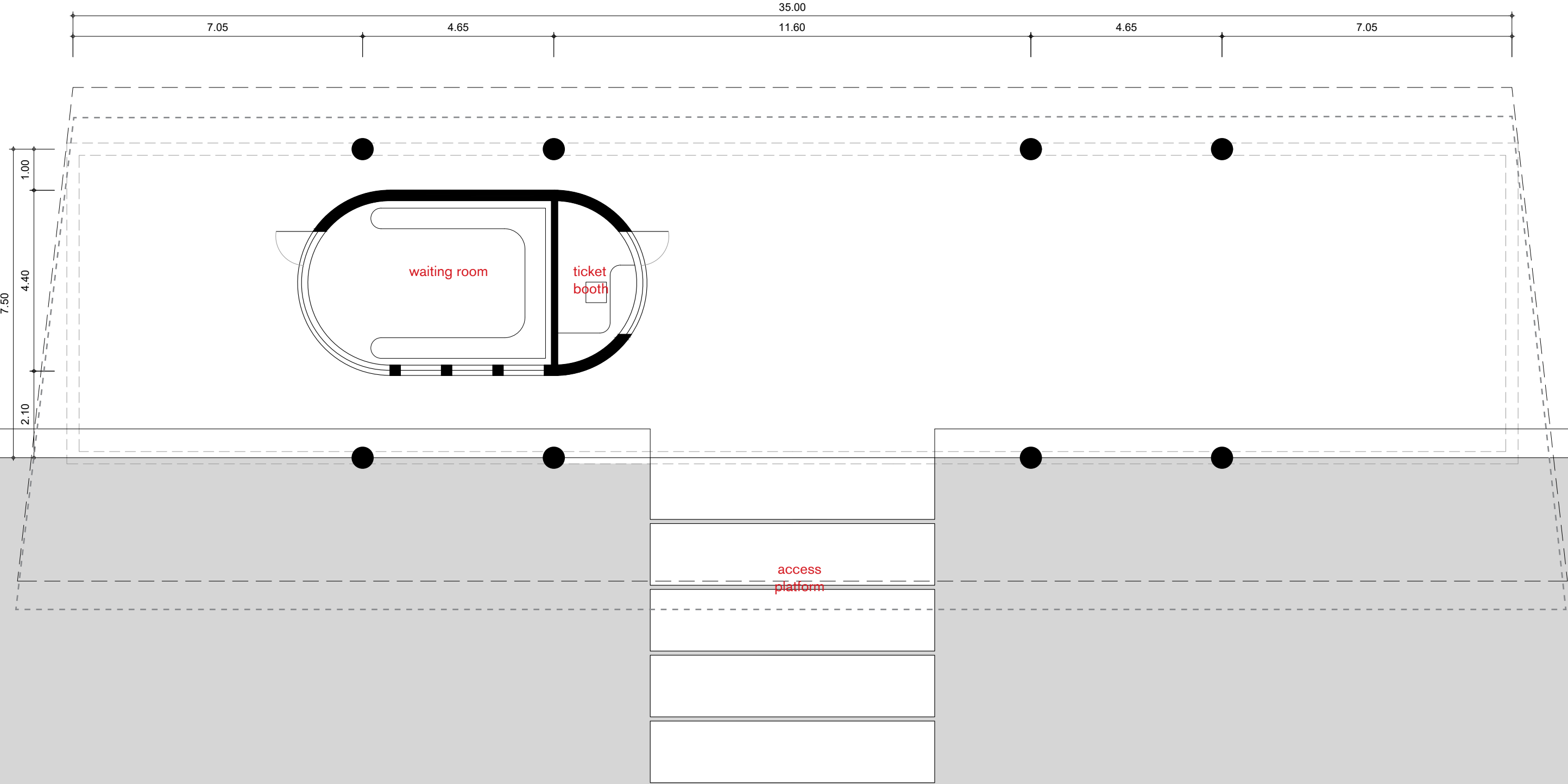
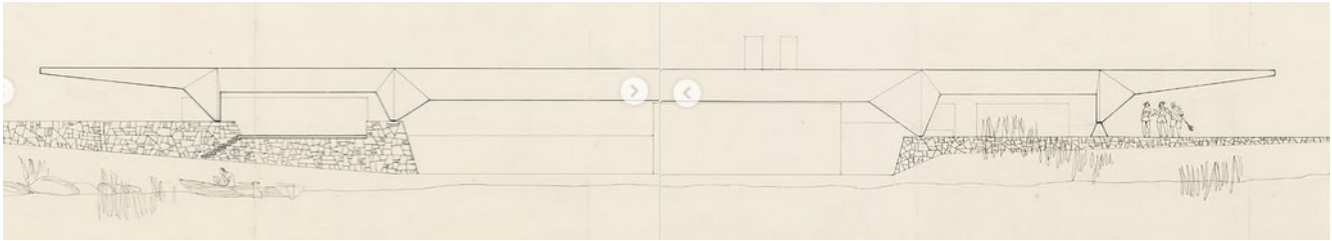
part one: between water and land





part one: between water and land

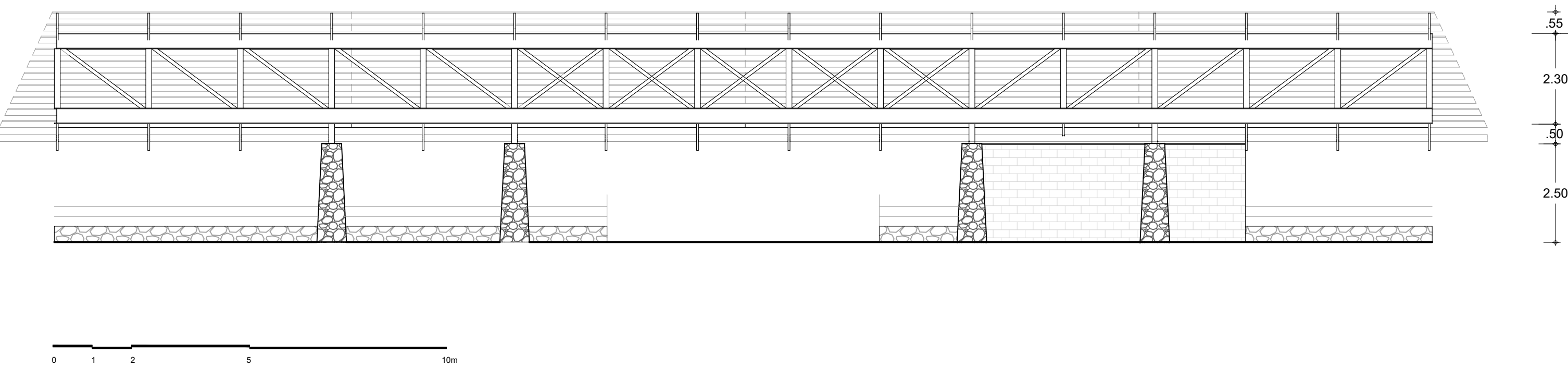
plan





part one: between water and land

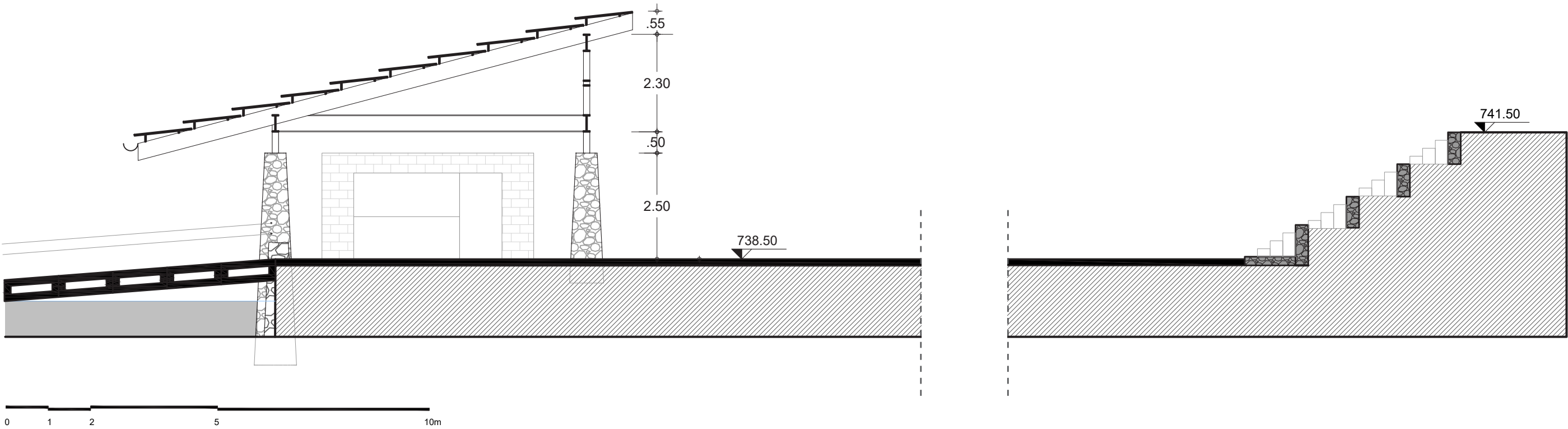
elevation





part one: between water and land

section





part one: between water and land

references



herzog & demeuron,  
arena do morro - natal, brazil



franco albin,  
rifugio pirovano



sigurd lewerentz,  
flower shop



messina rivas,  
market in realengo - rio de janeiro



lina bo bardi,  
cirell house

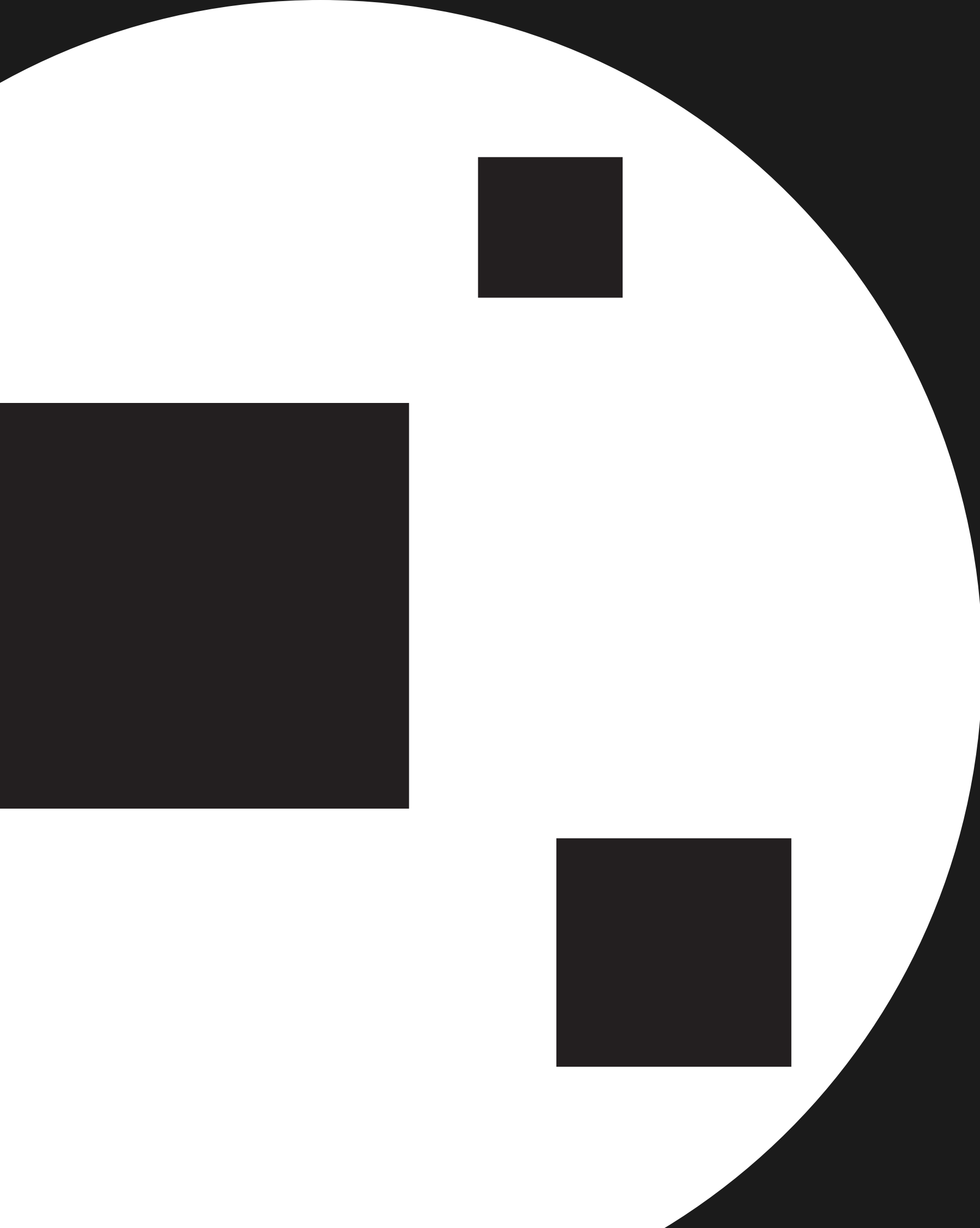


lina bo bardi,  
sesc pompeia



alvar aalto, studio





*episodic walk #2*

**passages & permanences  
between  
inside & outside**

*the main entrance*



part two: between in and out

current situation

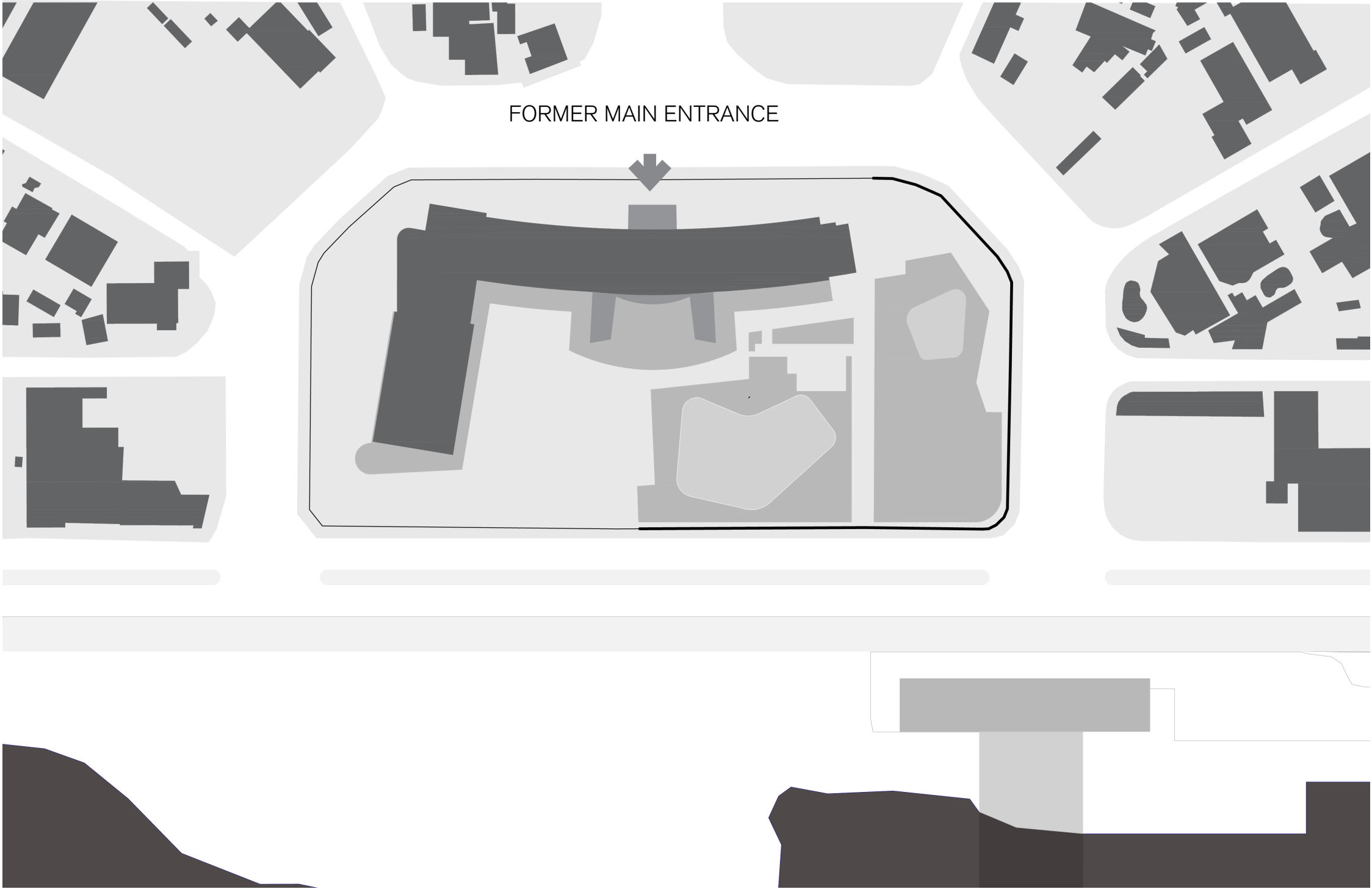


Drone Survey, December 2024



part two: between in and out

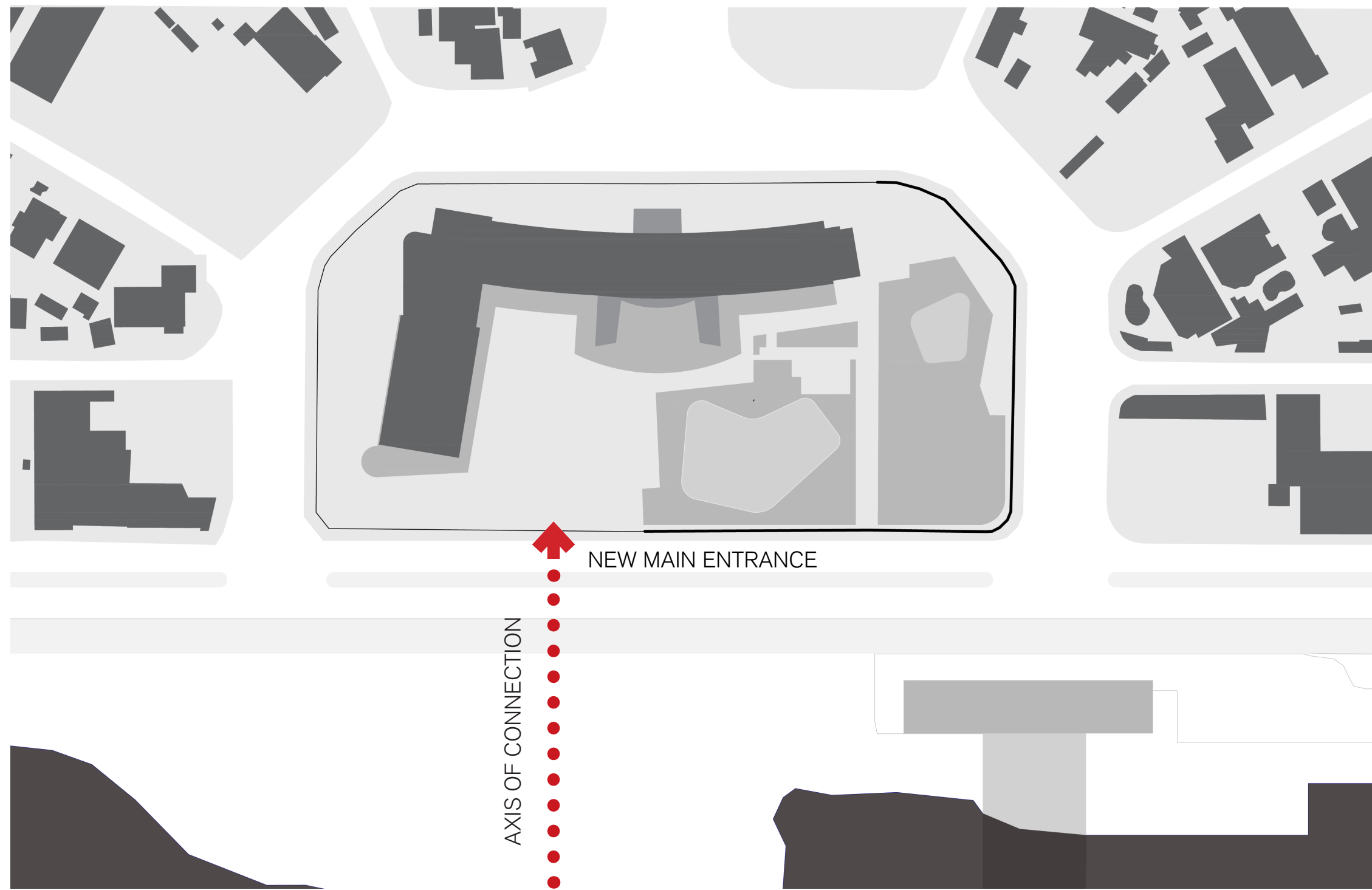
nolli map





part two: between in and out

access





part two: between in and out

current situation

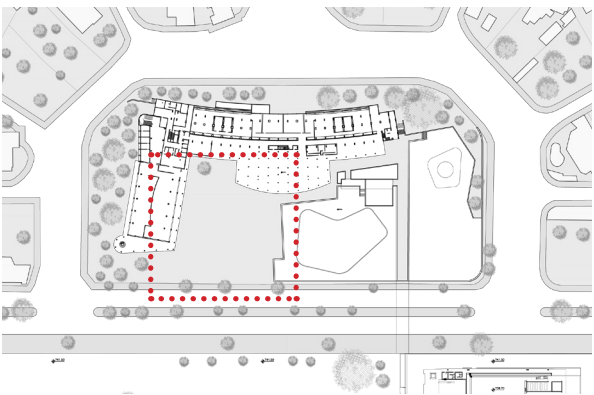


Photo by Marco Artigas



Site Visit in February 2025

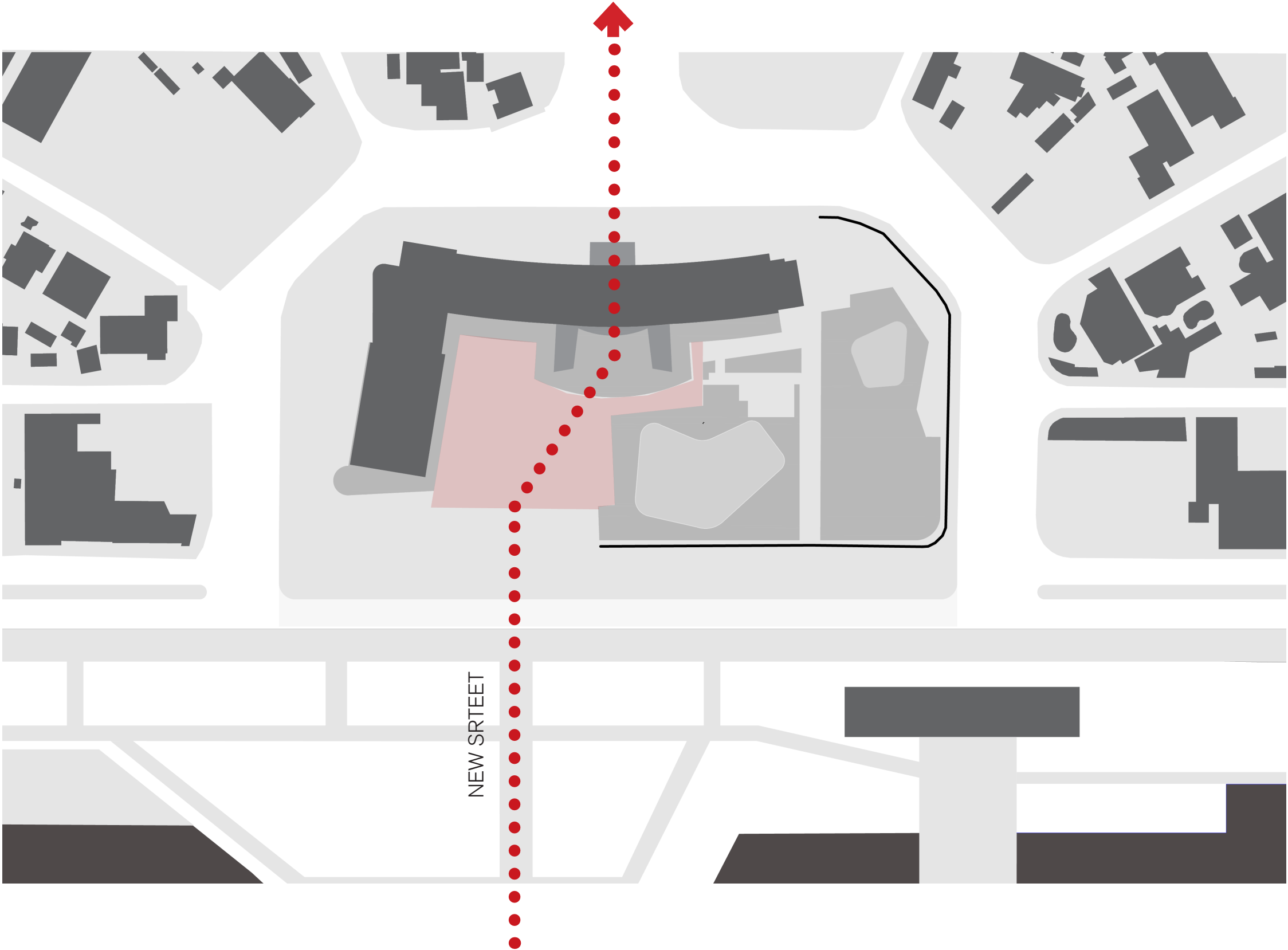


Photo by Marco Artigas



part two: between in and out

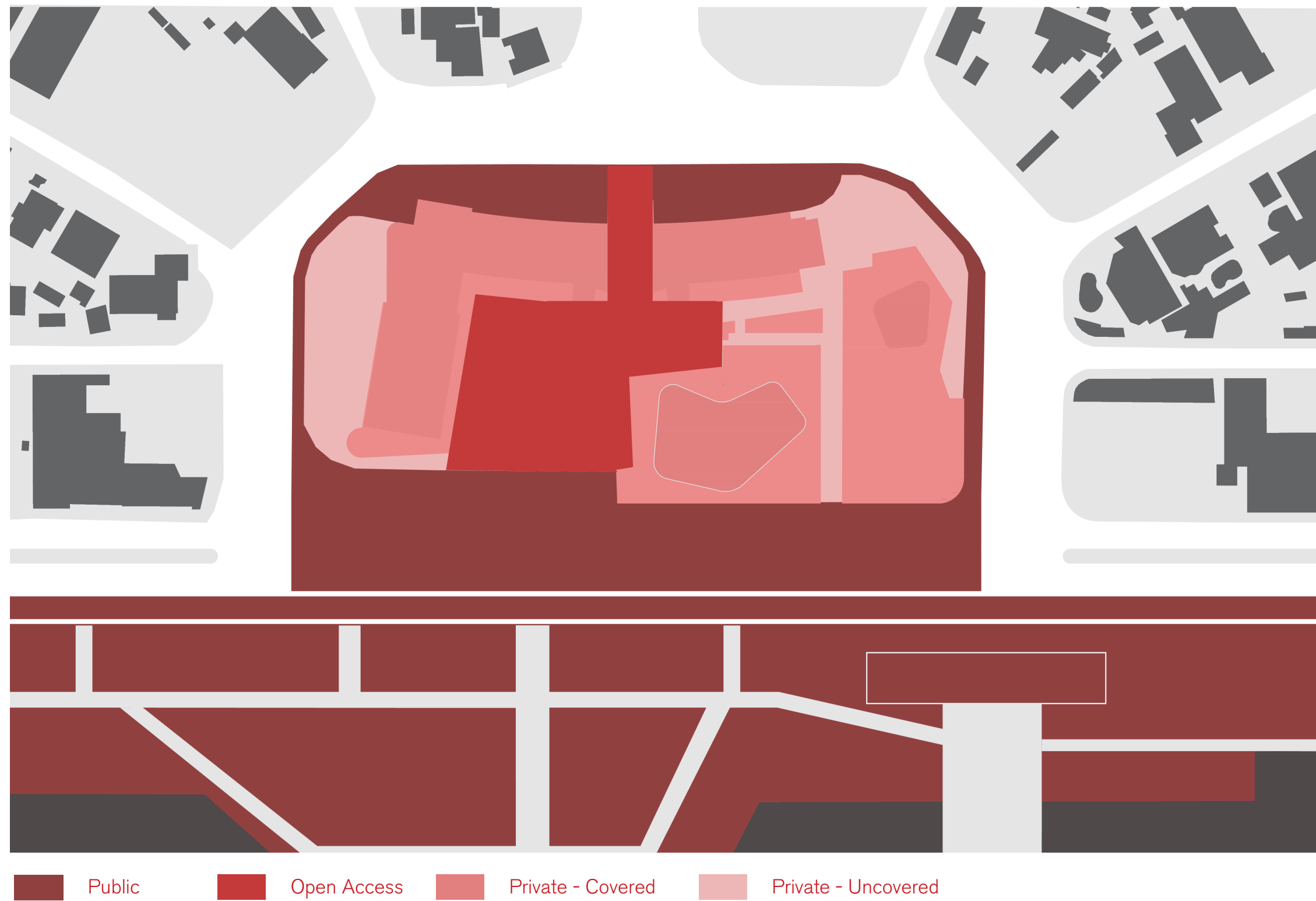
access





part two: between in and out

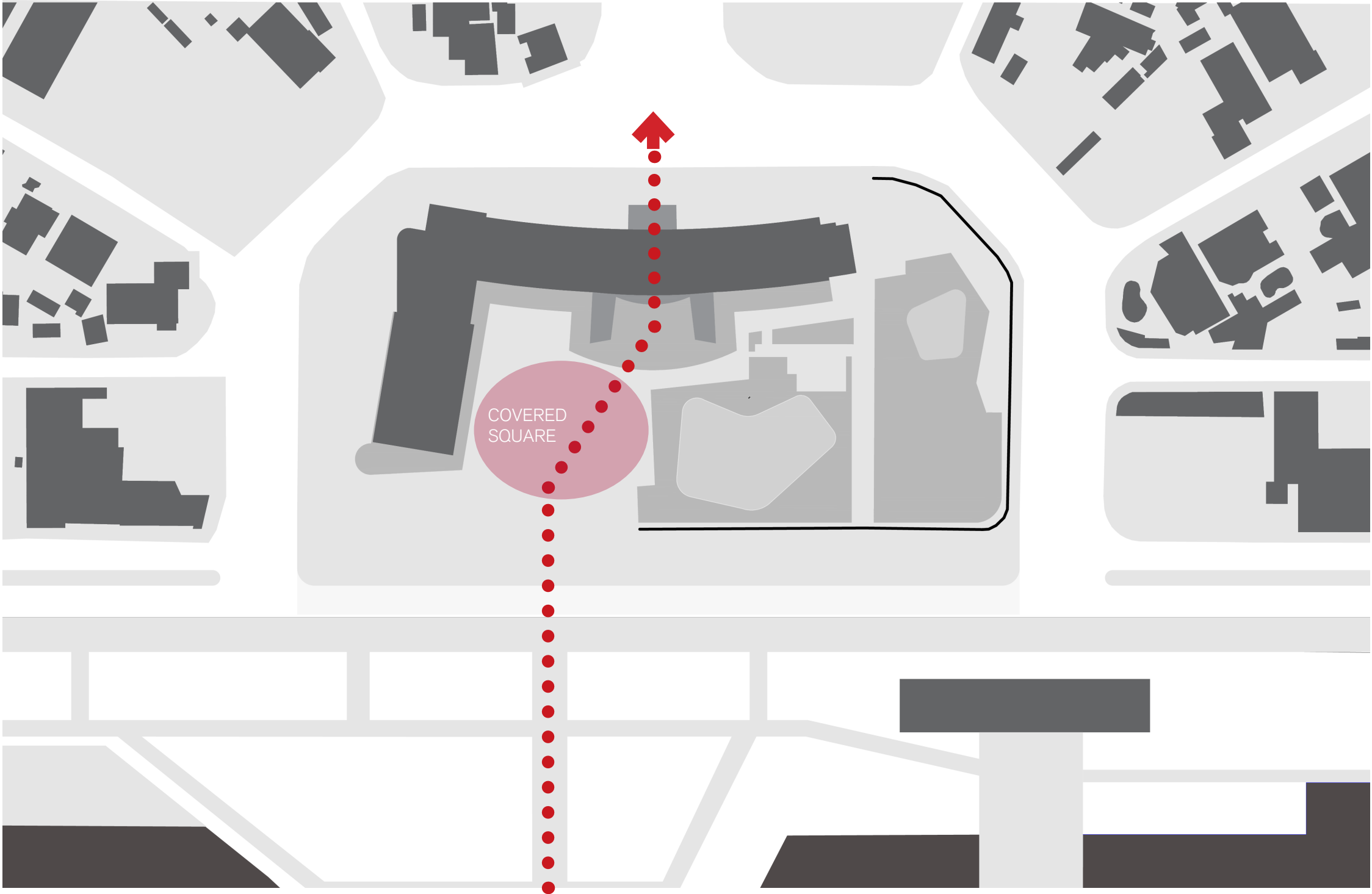
current situation





part two: between in and out

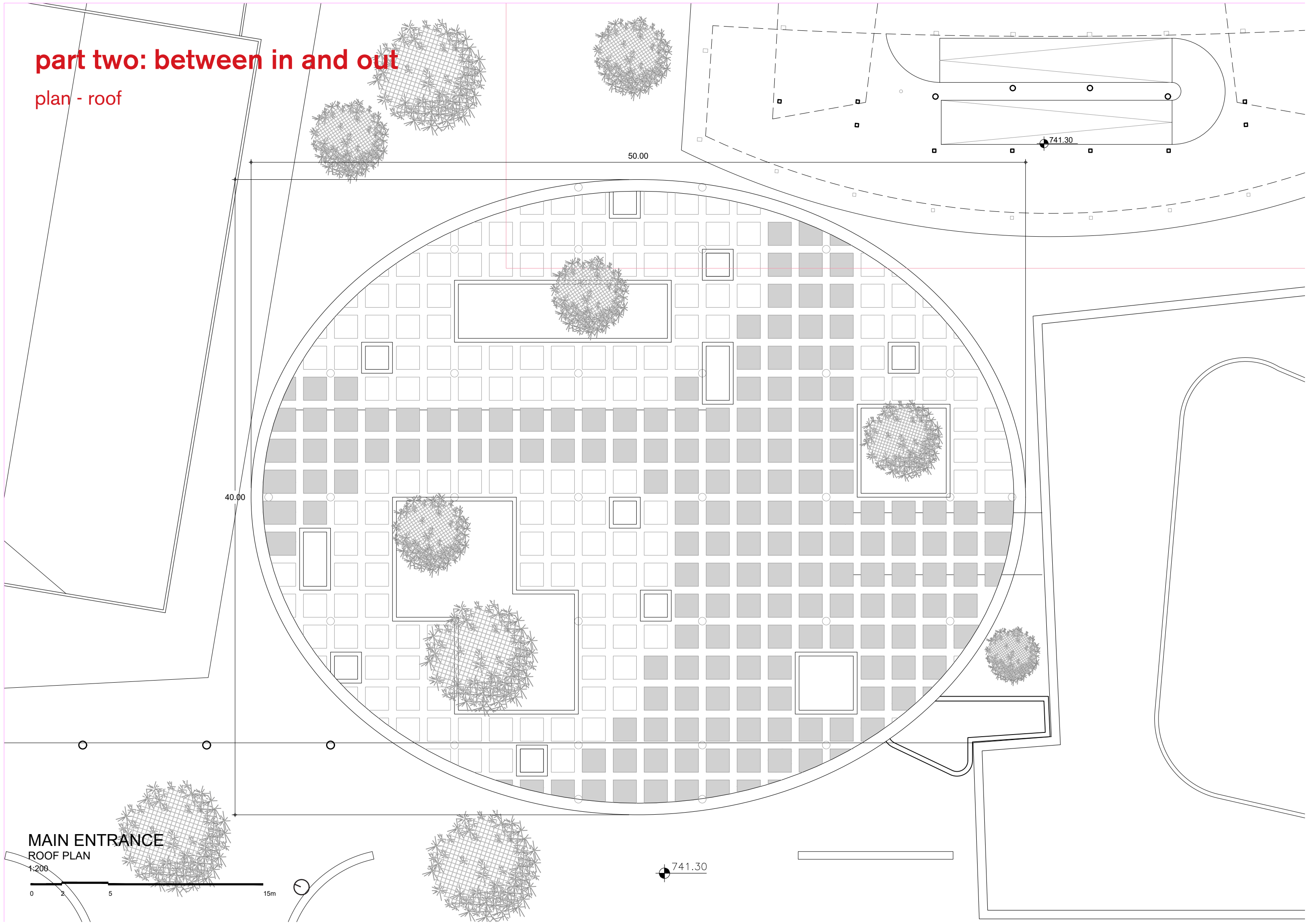
current situation





part two: between in and out

plan - roof





part two: between in and out

plan - roof

Restaurant

Rainwater Garden

Connecting Street

Main Access

Security Watchbox

Sports Court

MAIN ENTRANCE  
GROUND FLOOR PLAN

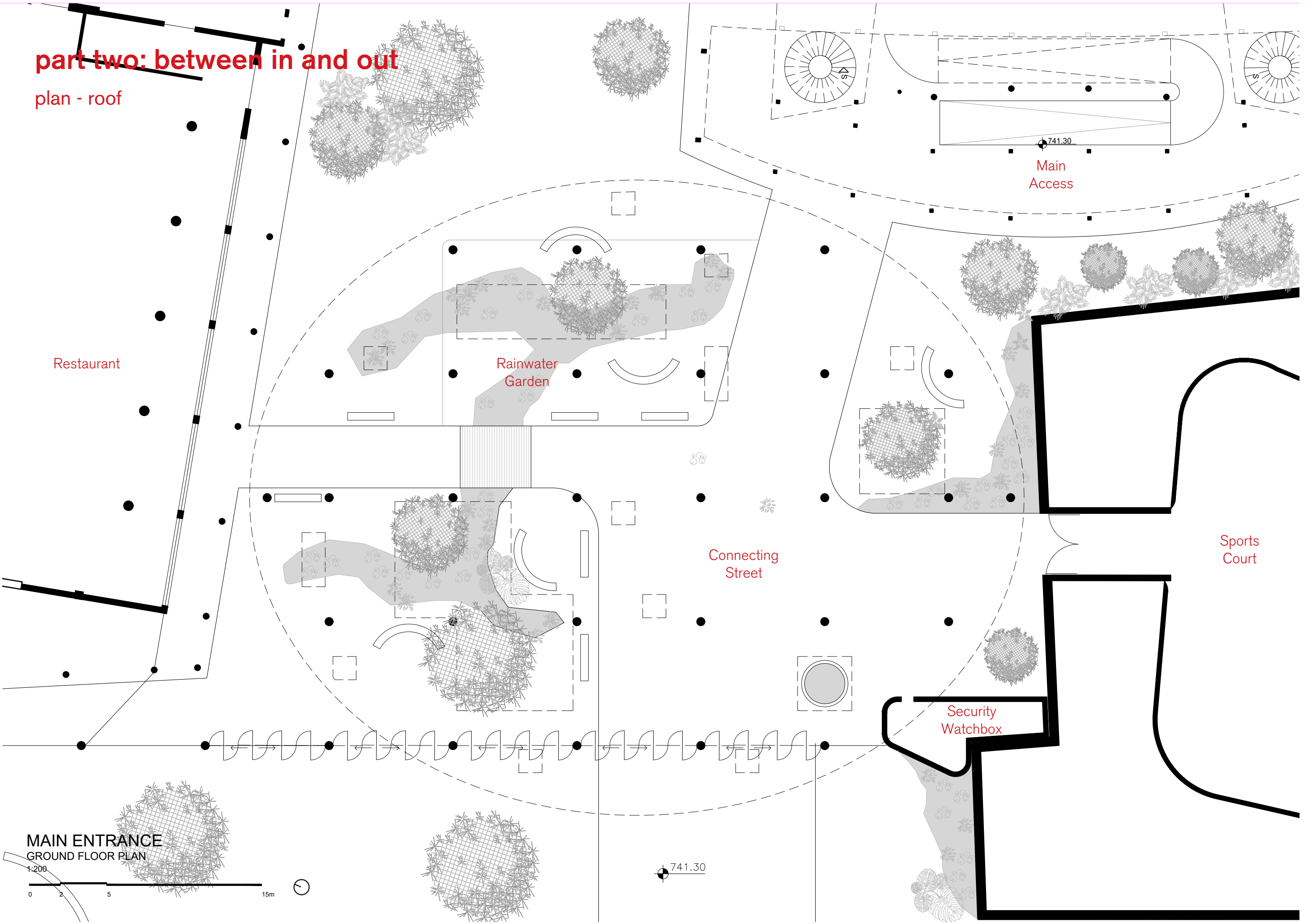
1:200

0 2 5 15m



741.30

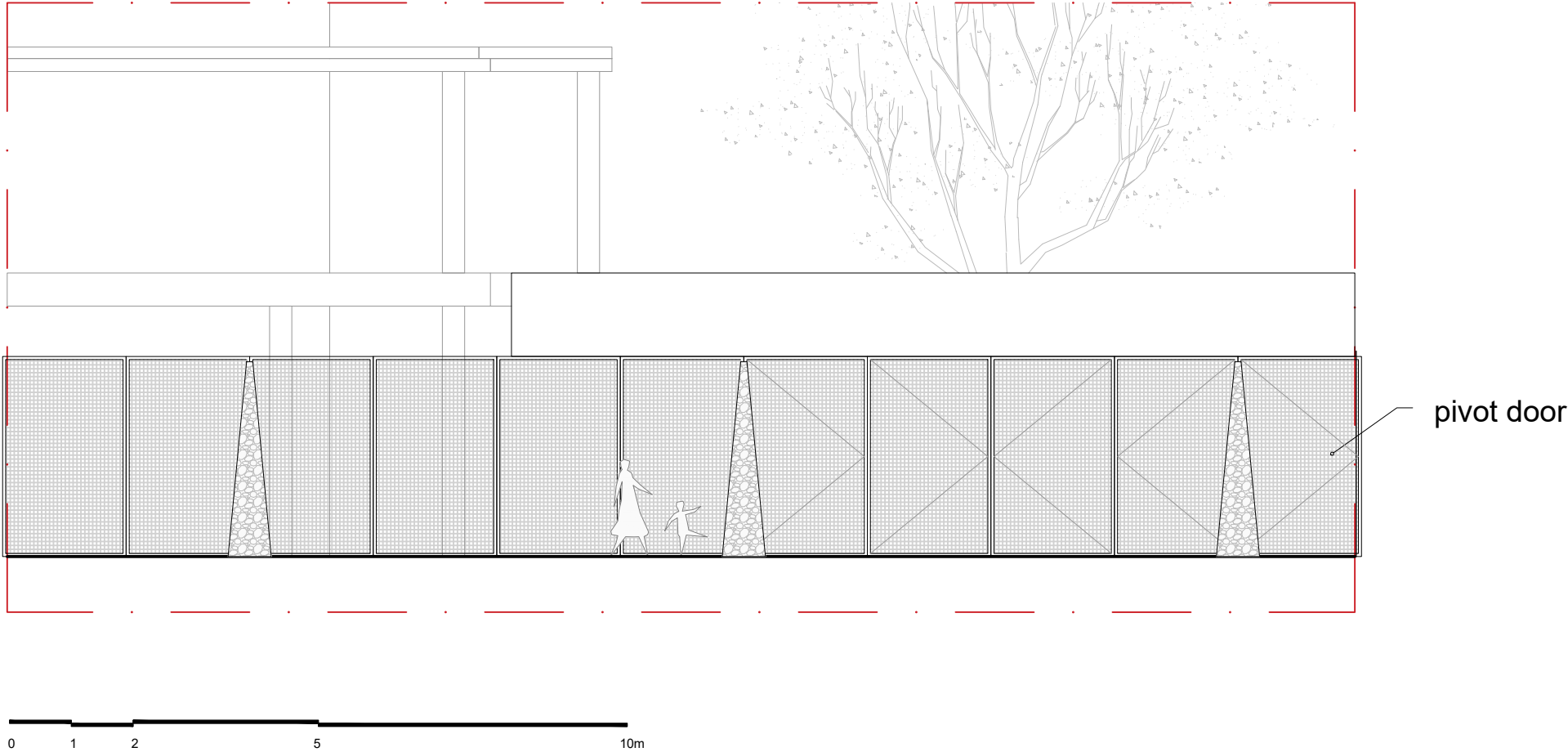
741.30





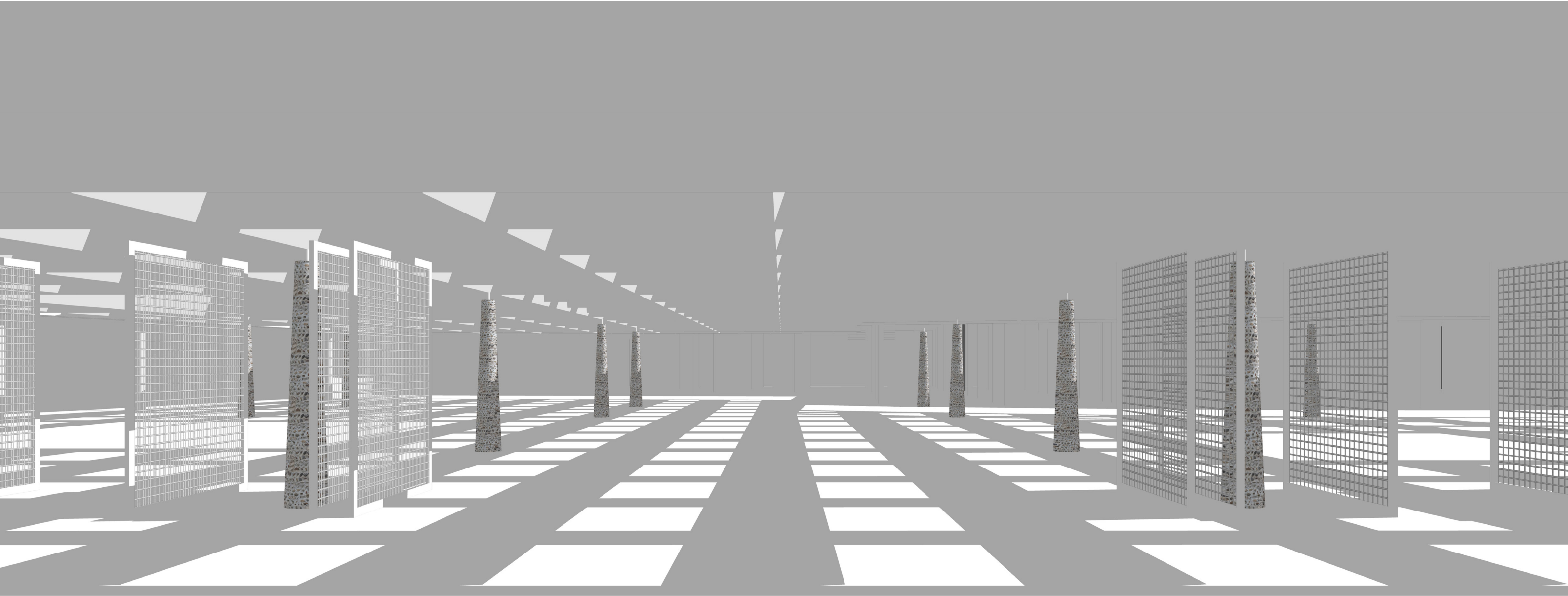
part two: between in and out

plan - ground floor



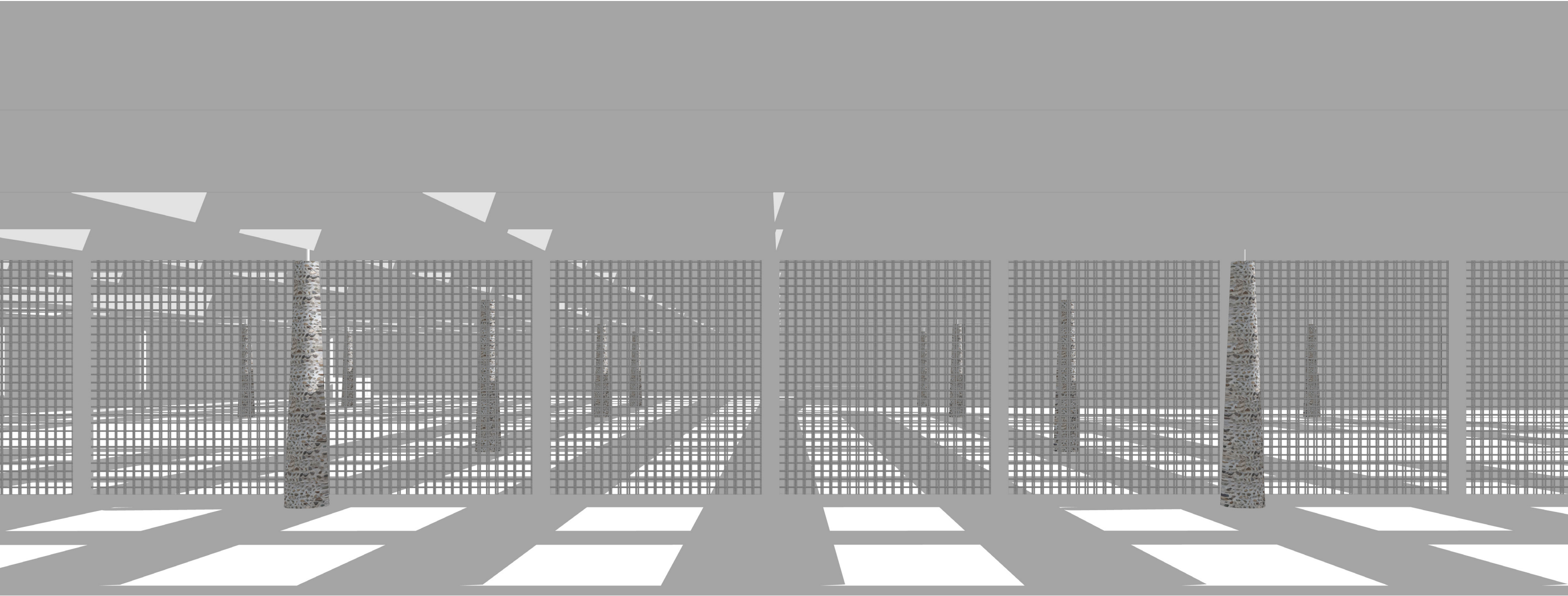


part two: between in and out





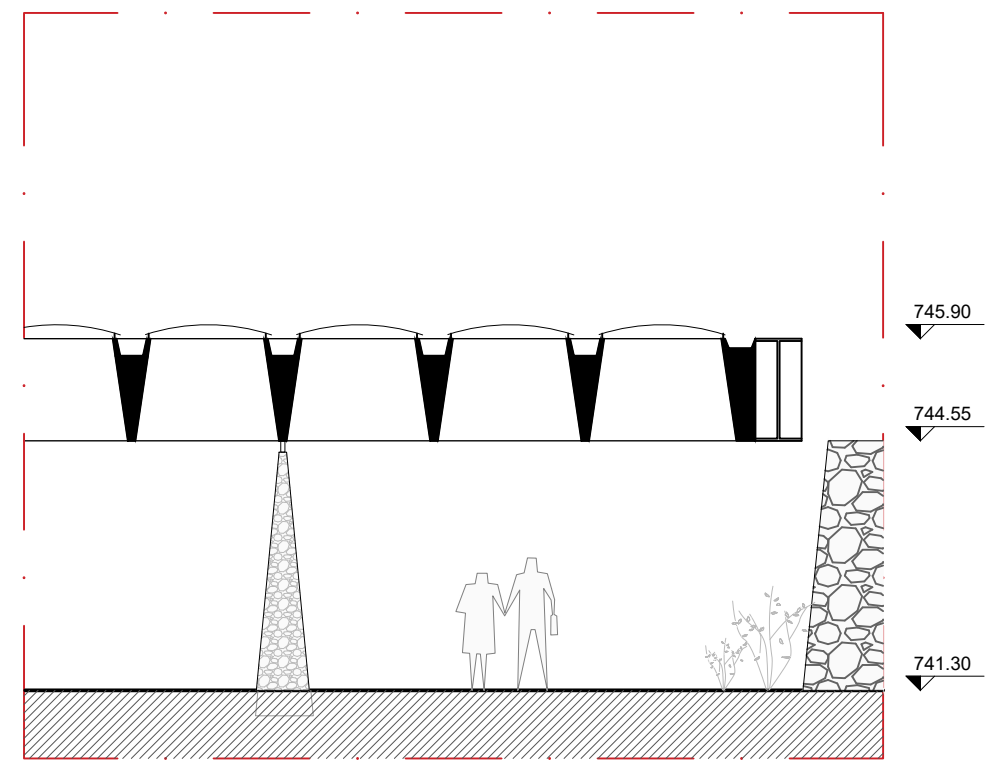
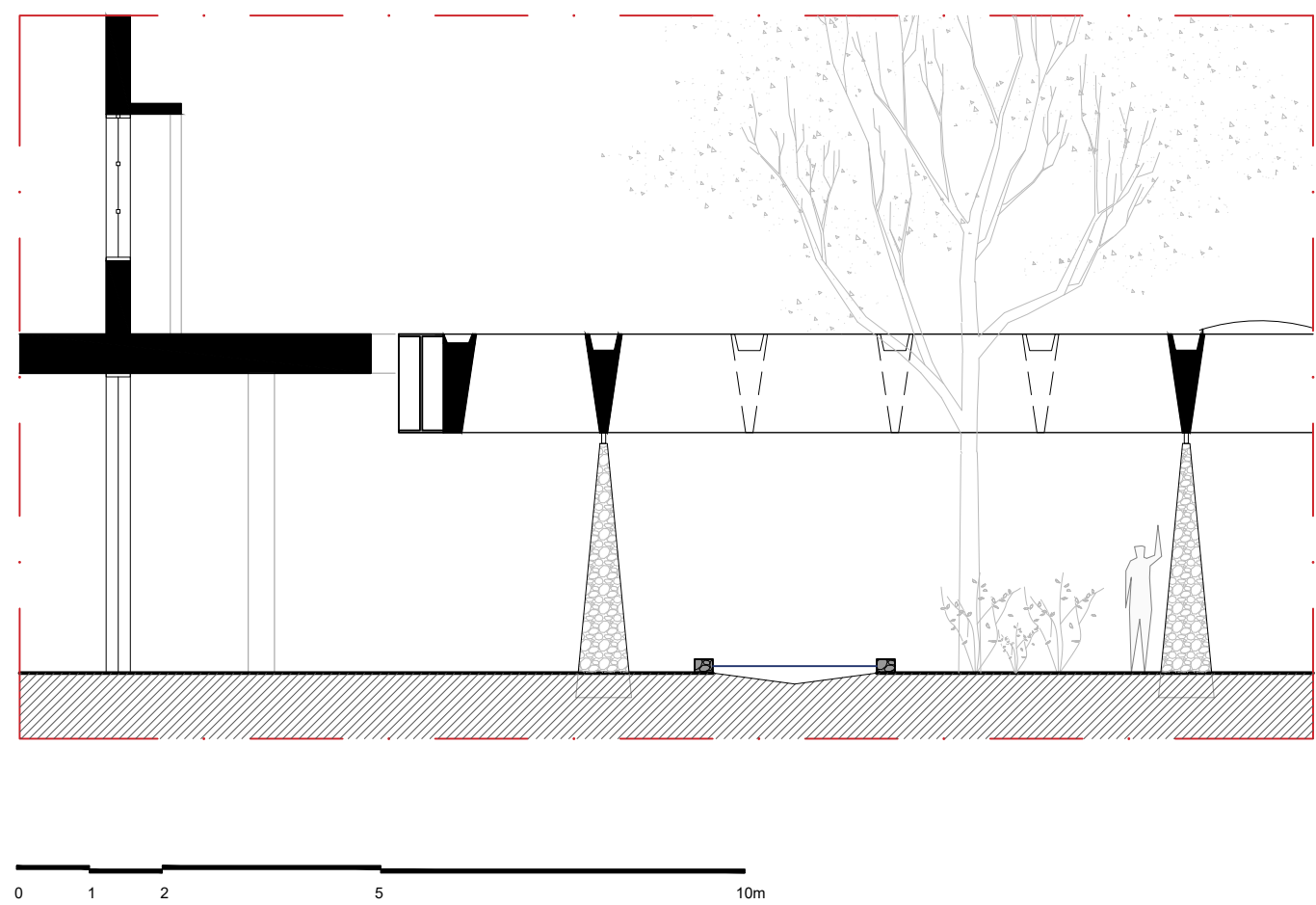
part two: between in and out





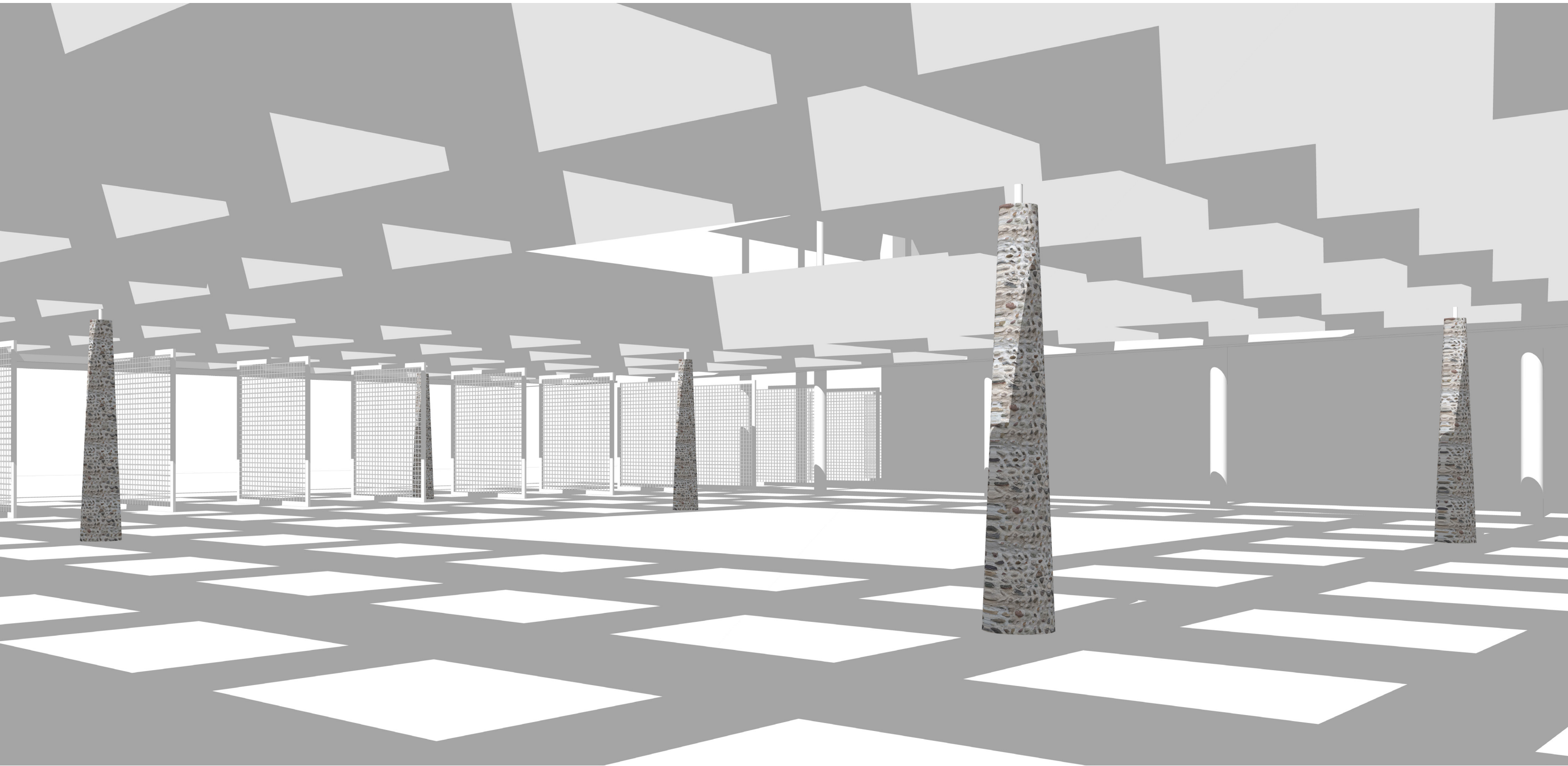
part two: between in and out

elevation





part two: between in and out





part two: between in and out

references



Vilanova Artigas, FAU-USP Building, 1961-1968



Carlo Scarpa, Sculpture Garden in Venice



SESC Pompeia, Lina Bo Bardi



Burle Marx & Oscar Niemeyer,  
Itamaraty Palace



Risco Arquitetura,  
Centro de Convenções



Junya Ishigami, Covered Plaza in Tokyo



Junya Ishigami, Biotop Garden



*episodic walk #3*

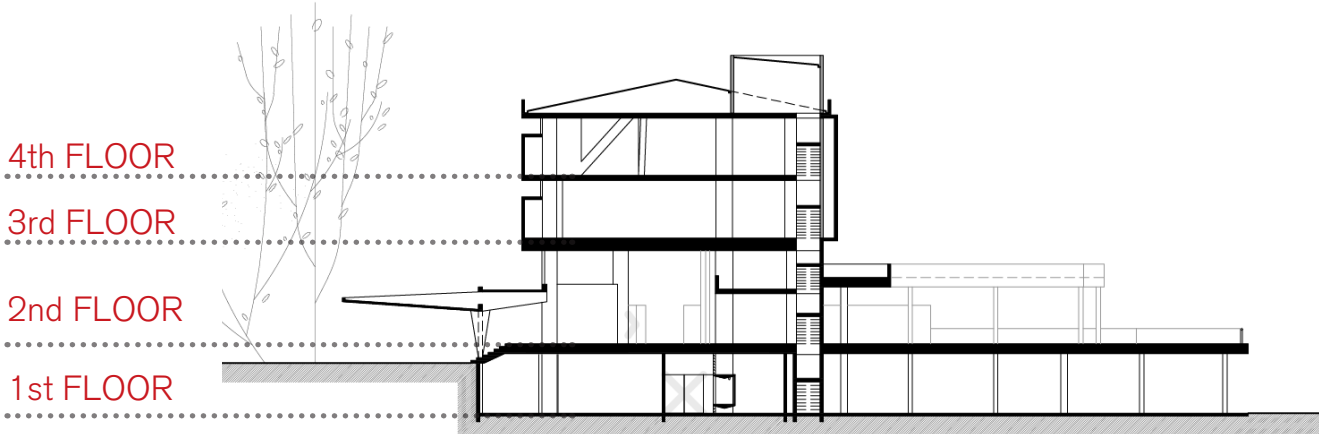
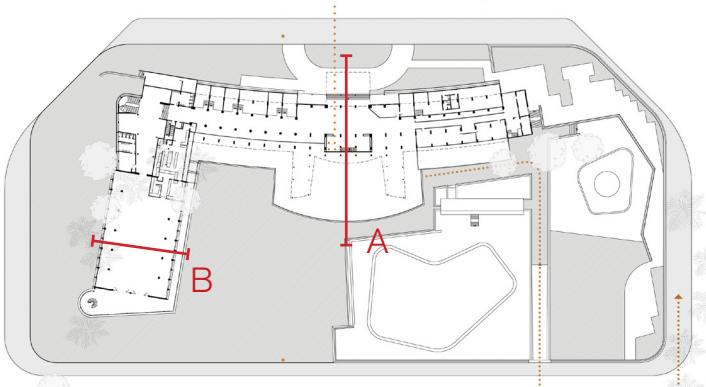
**passages & permanences  
between  
the existing & the intervention**

*the atrium*

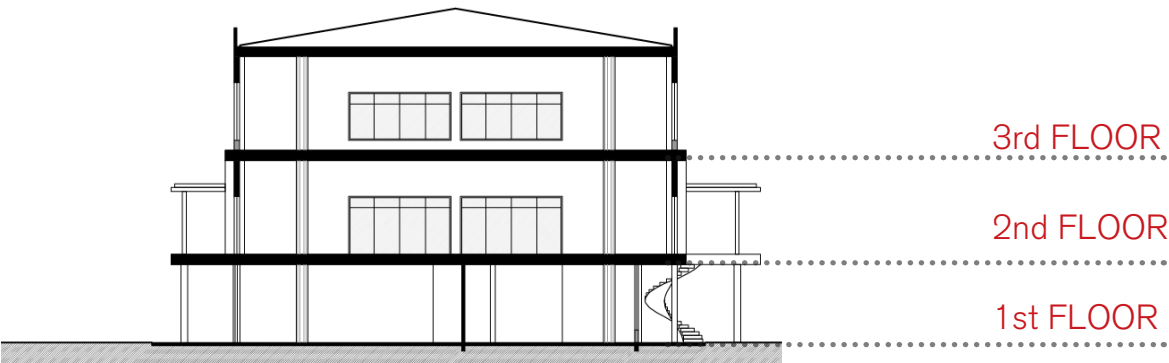


# #3 / between the existing and the intervention

building overview



BUILDING A

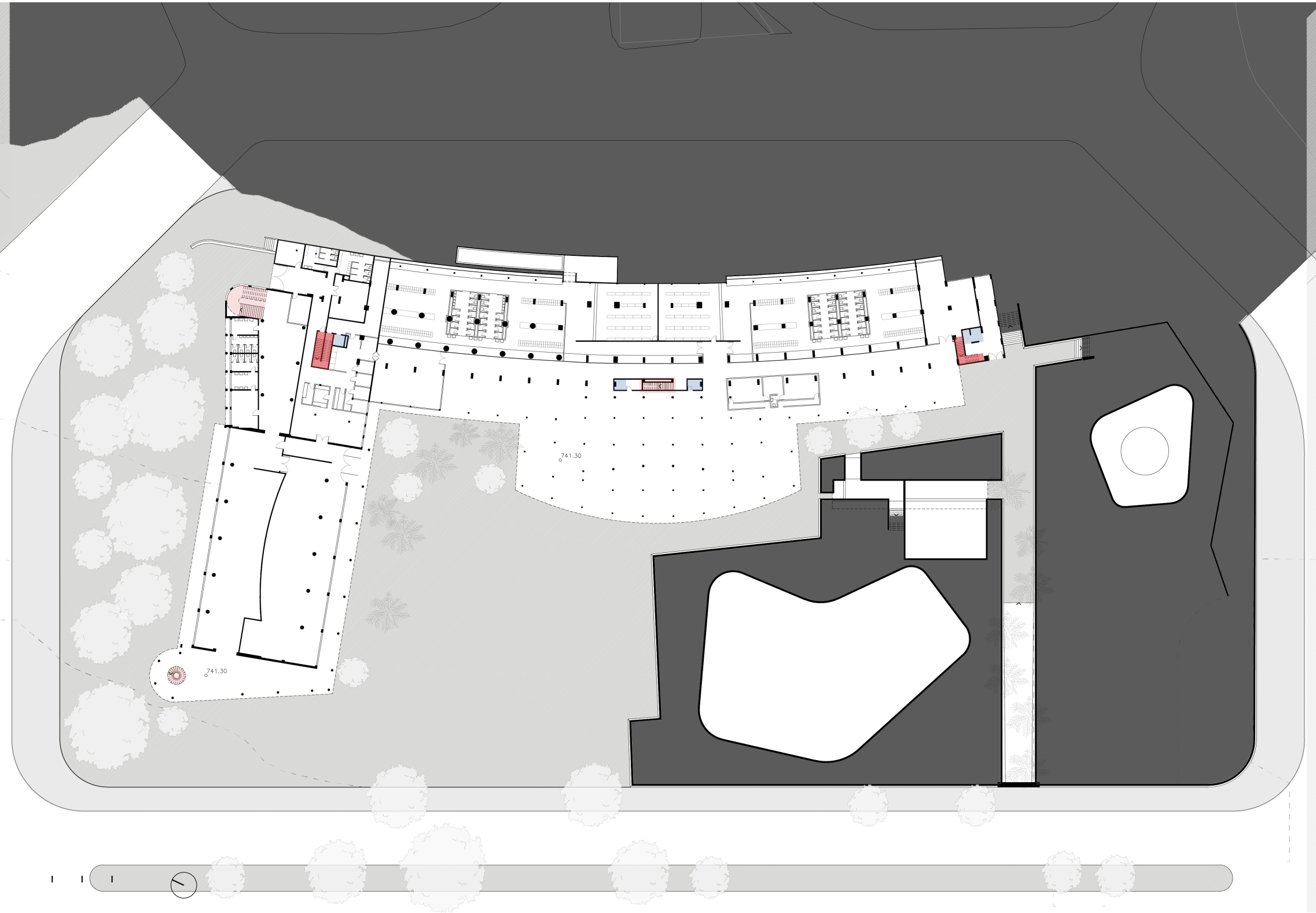
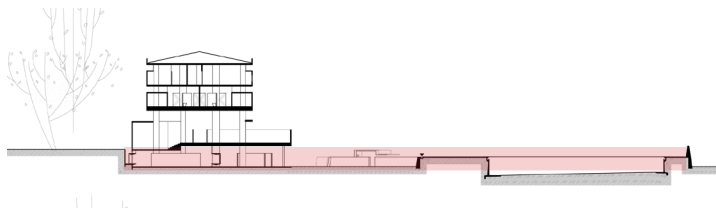


BUILDING B



#3 / between the existing and the intervention

building overview



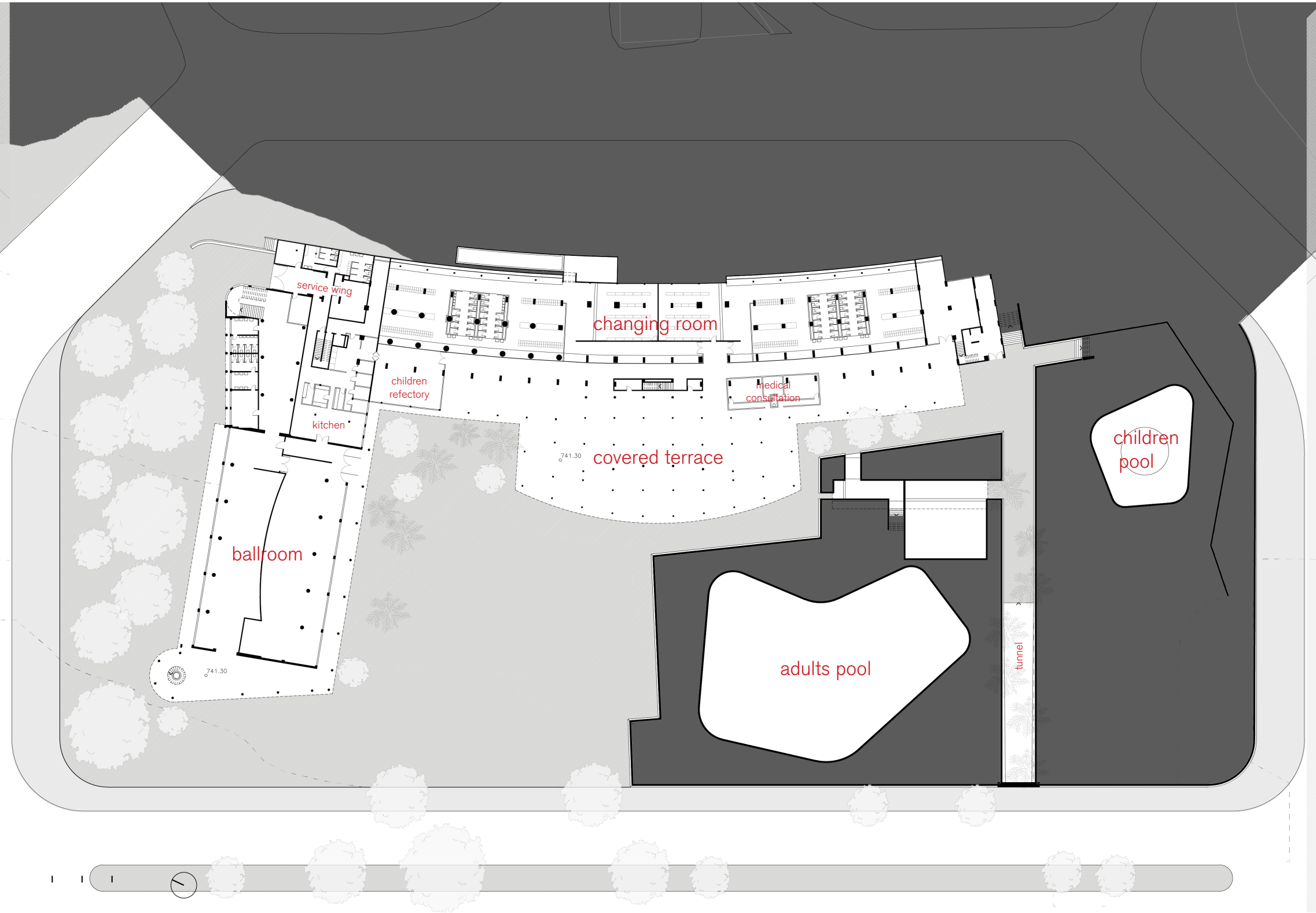
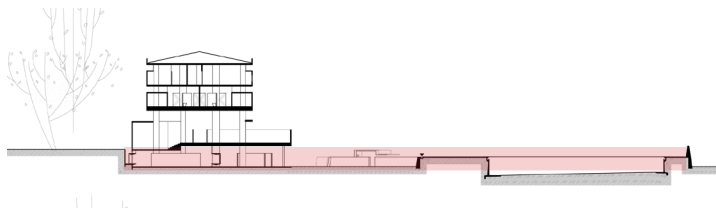
Plan - 1st Floor  
741.30m

- Existing Stairs
- Existing Stairs / Adaptable to fireproof stair
- Possible elevators



#3 / between the existing and the intervention

building overview

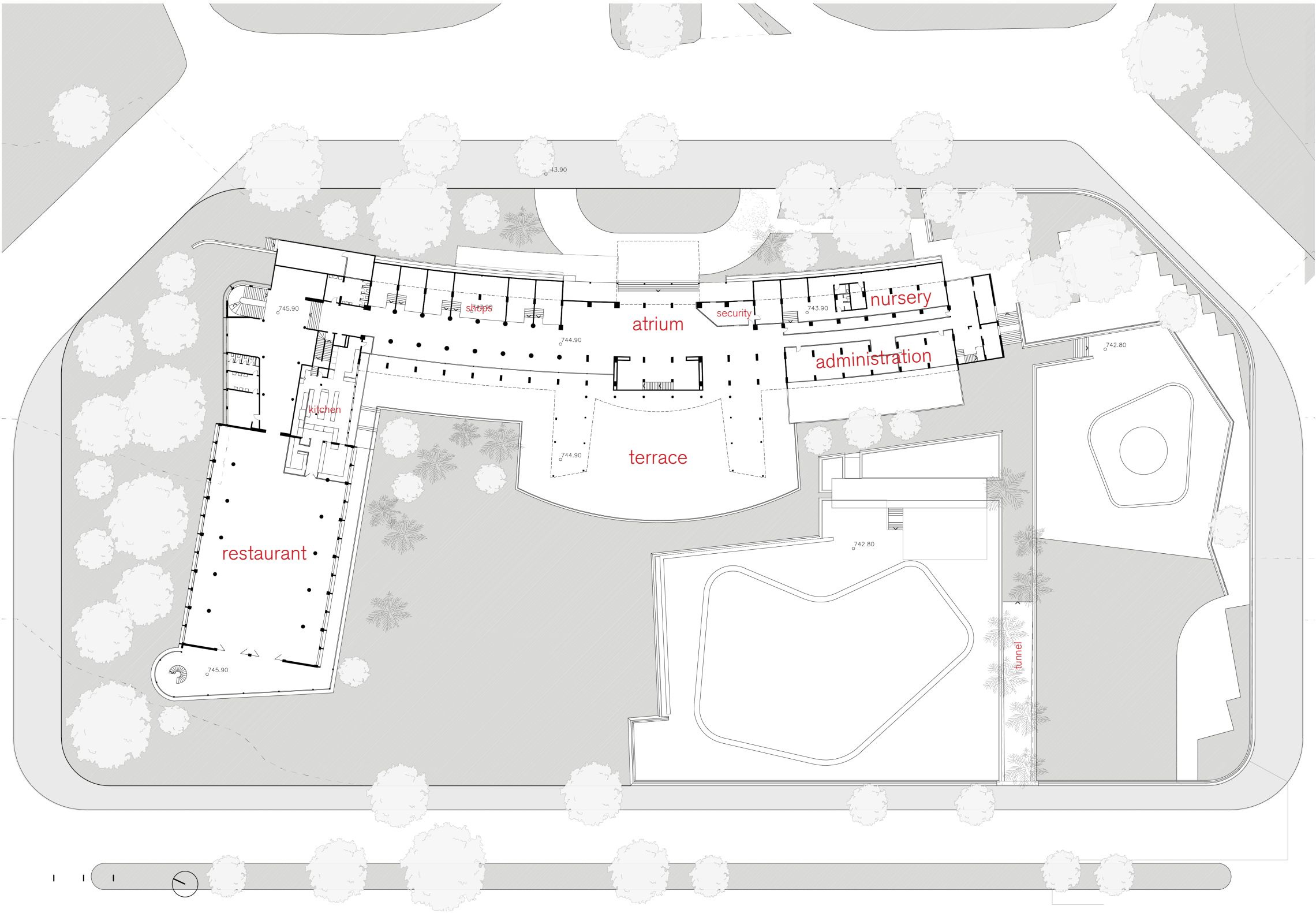
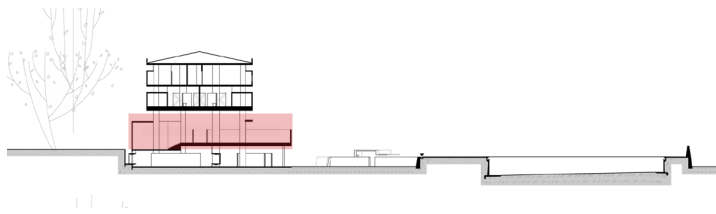


Plan - 1st Floor  
741.30m



#3 / between the existing and the intervention

building overview

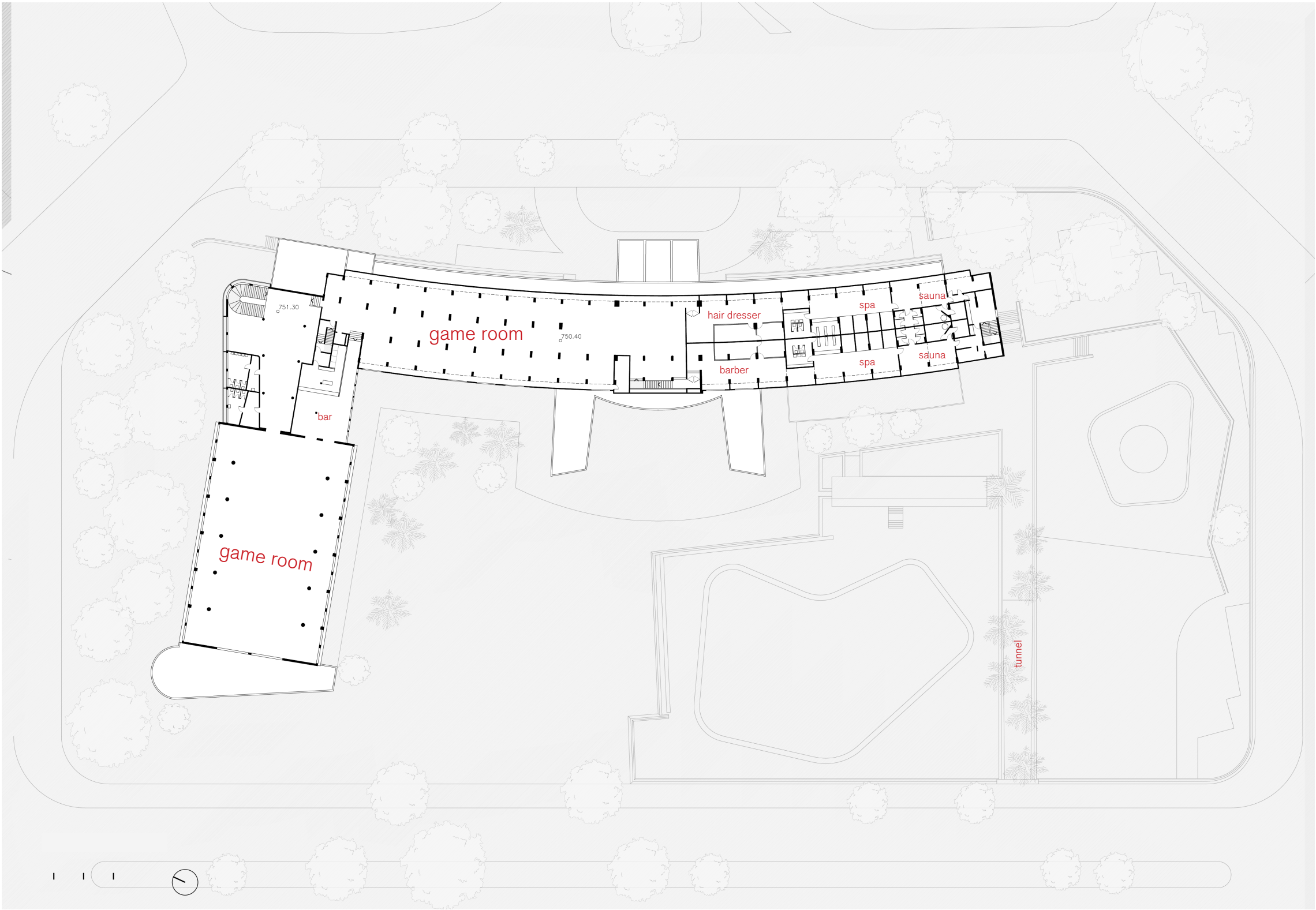
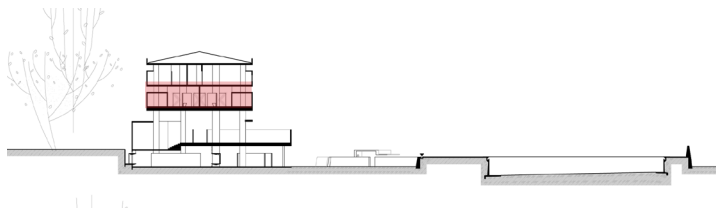


Plan - 2nd Floor  
Level 744.90



# #3 / between the existing and the intervention

building overview

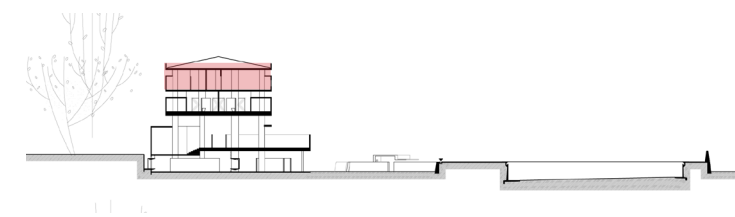


Plan - 3rd Floor  
741.30m



# #3 / between the existing and the intervention

building overview

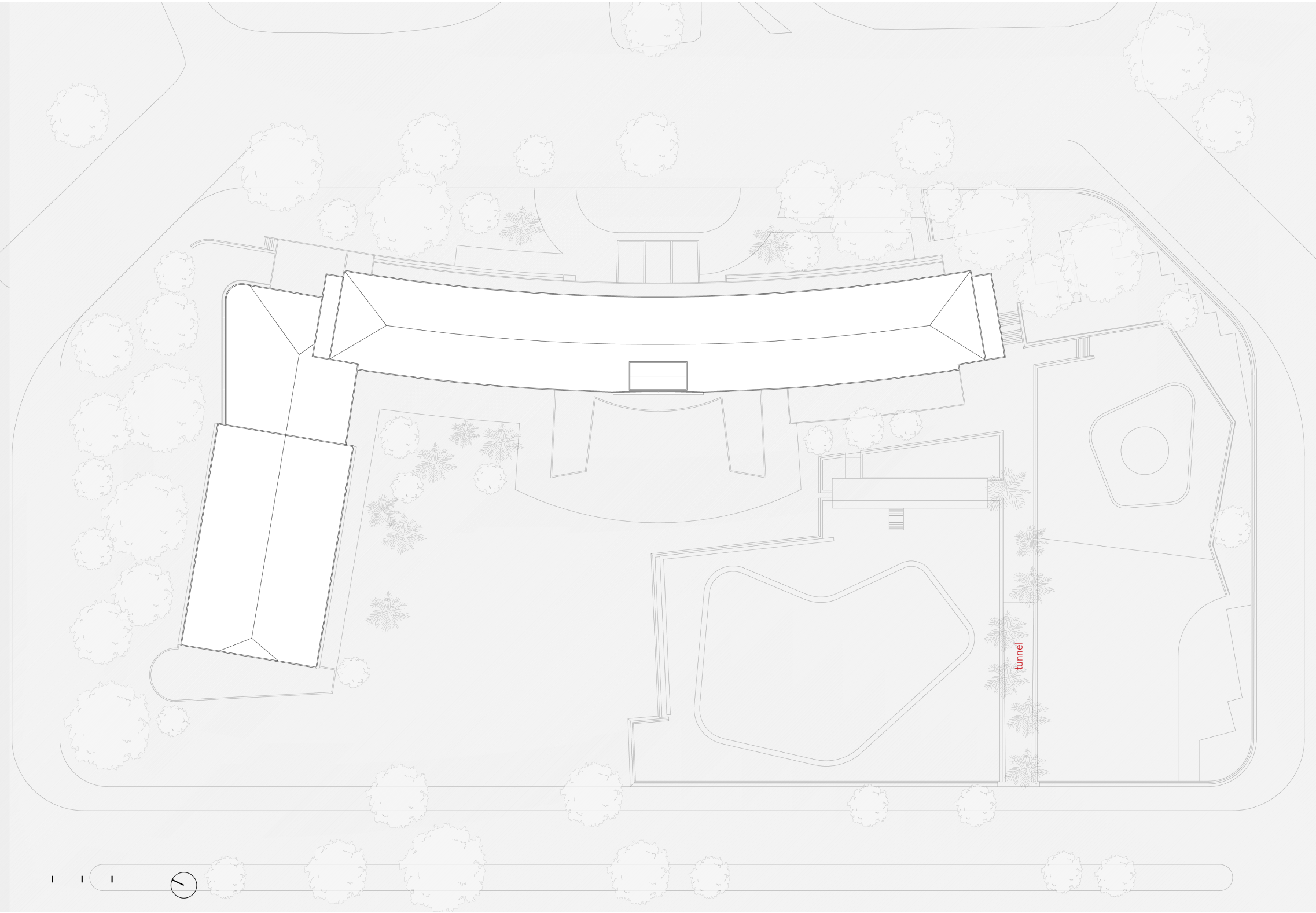
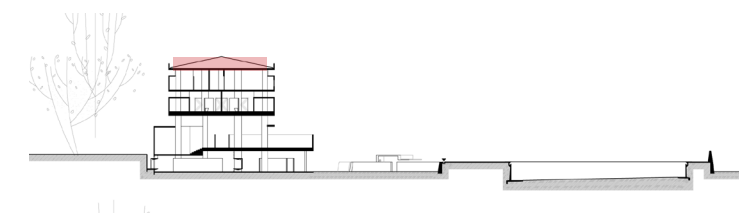


Plan - 4th Floor  
753.65m



#3 / between the existing and the intervention

building overview



Plan - Roof  
756m



#3 / between the existing and the intervention

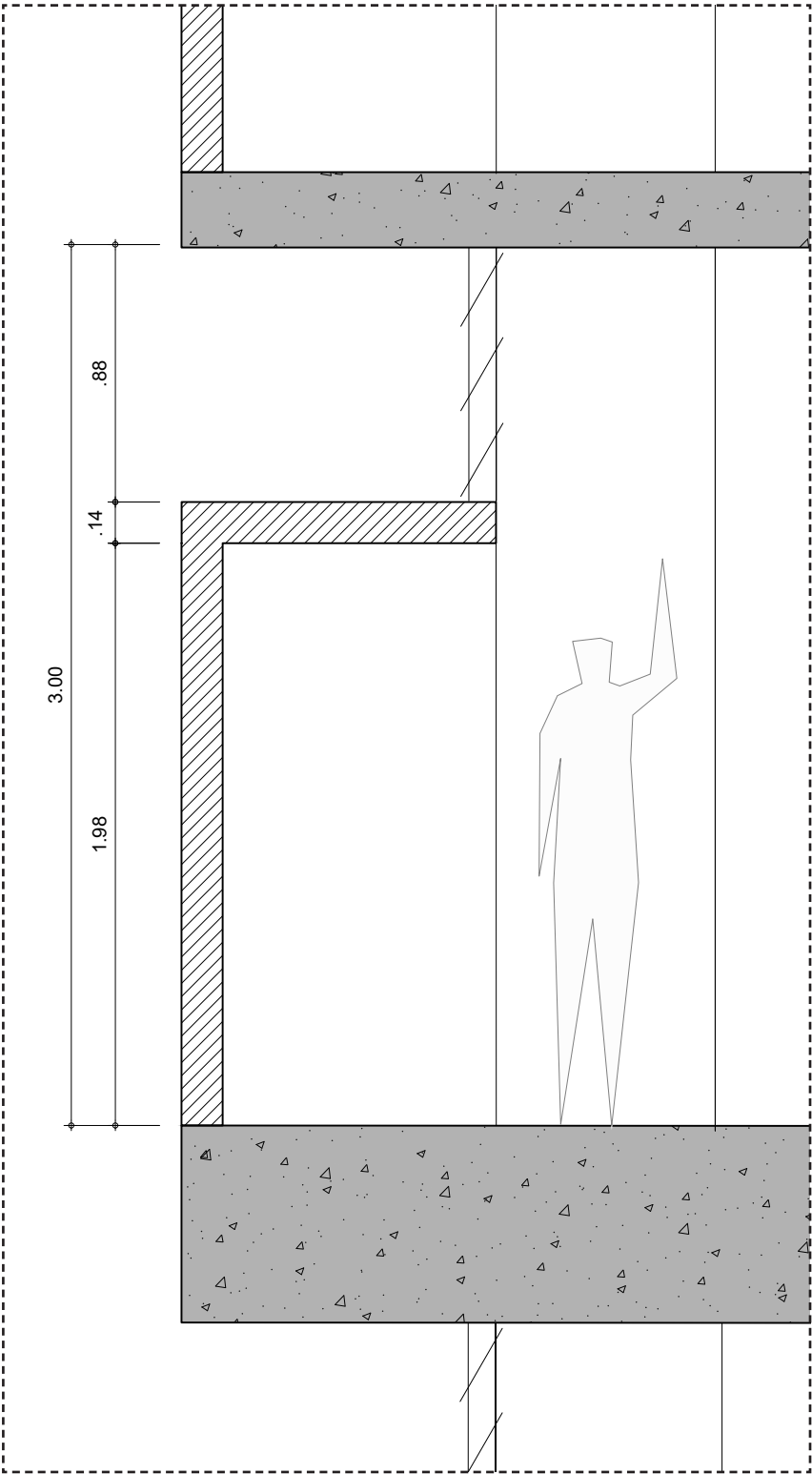
building overview





# #3 / between the existing and the intervention

building overview





## #3 / between the existing and the intervention

design approach

**#3.1 adapting the uses**

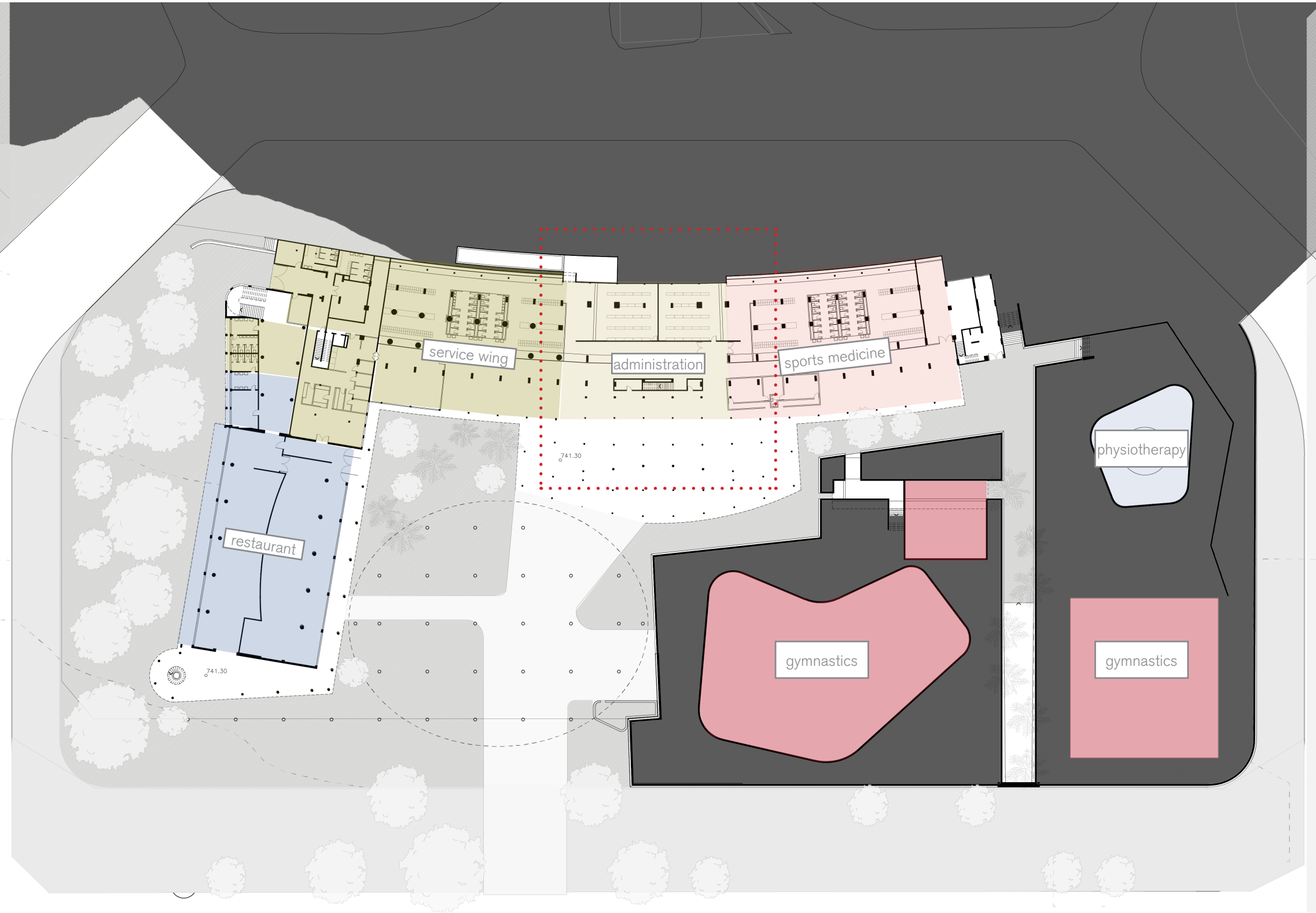
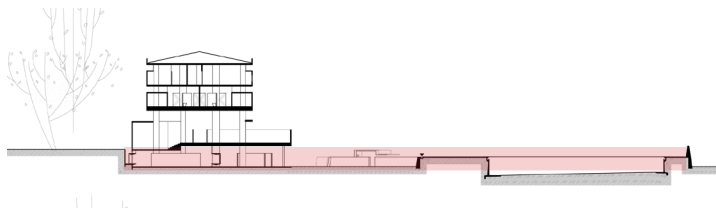
**#3.2 adapting the circulation**

**#3.3 adapting the façade**



#3 / between the existing and the intervention

adapting the uses

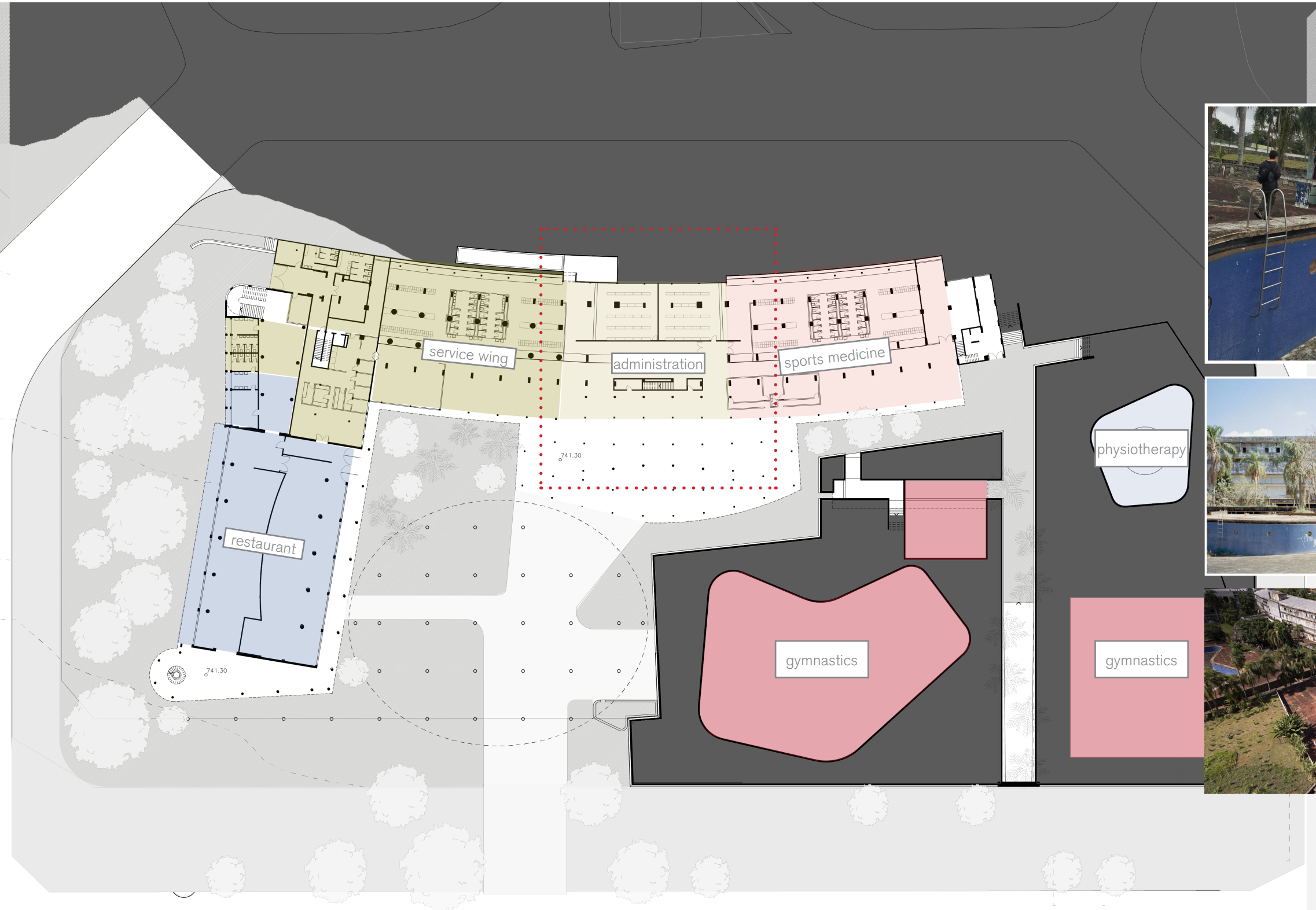
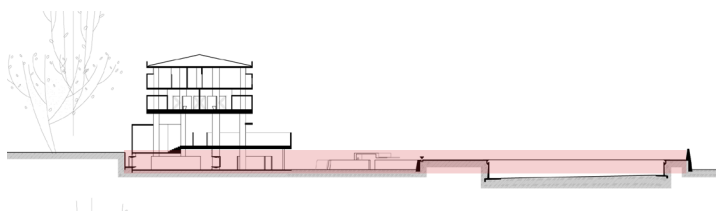


Plan - 1st Floor  
741.30m



#3 / between the existing and the intervention

adapting the uses

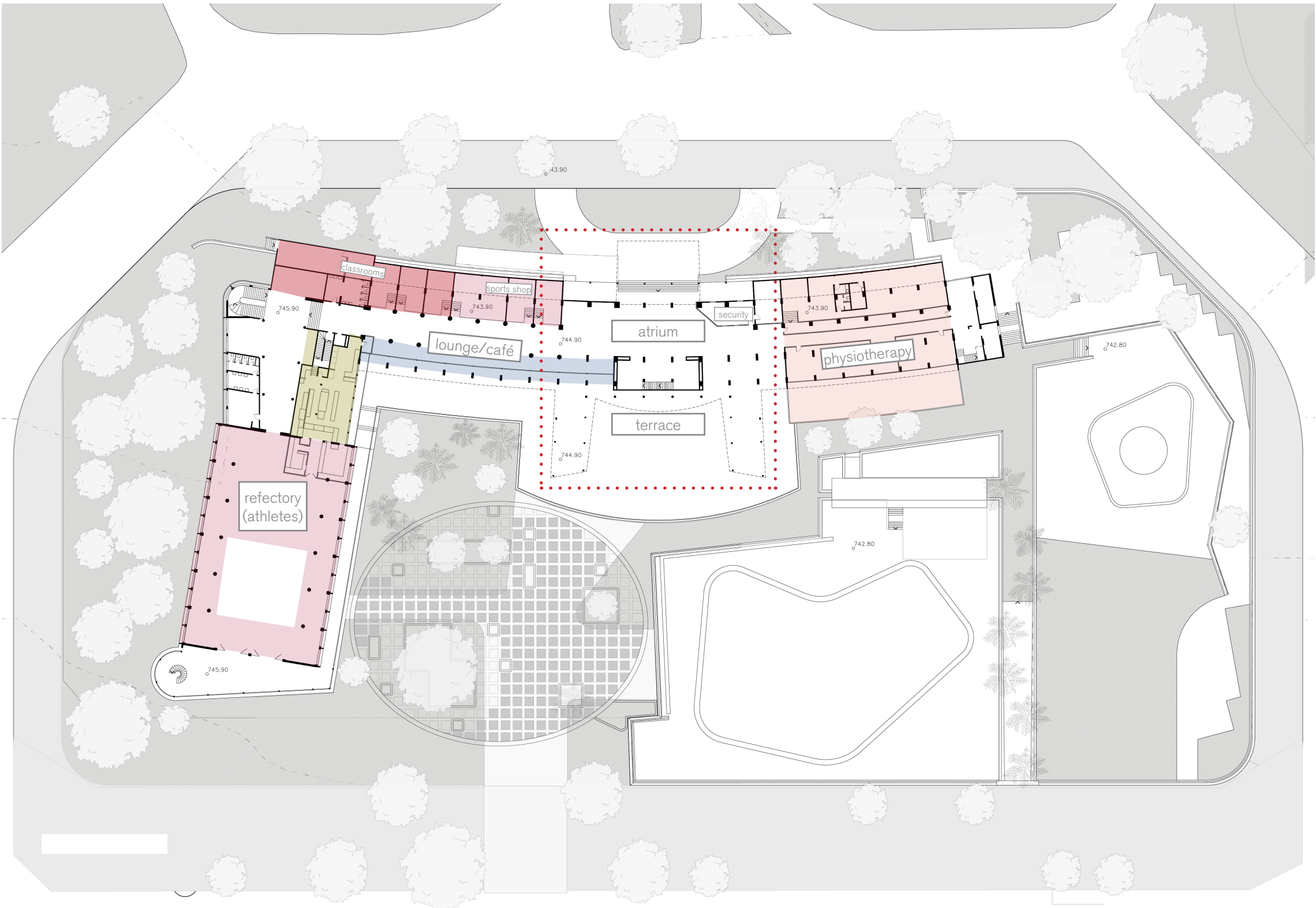
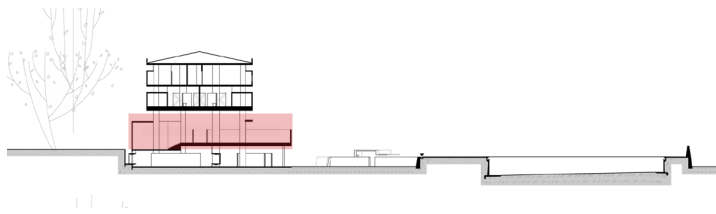


Plan - 1st Floor  
741.30m



#3 / between the existing and the intervention

adapting the uses

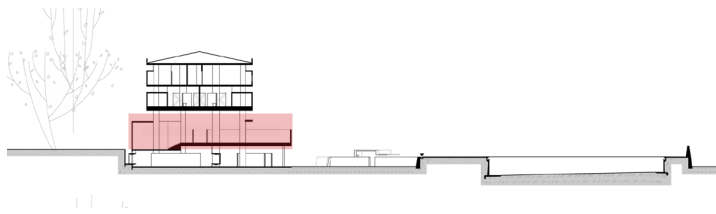


Plan - 2nd Floor  
Level 744.90



#3 / between the existing and the intervention

adapting the uses

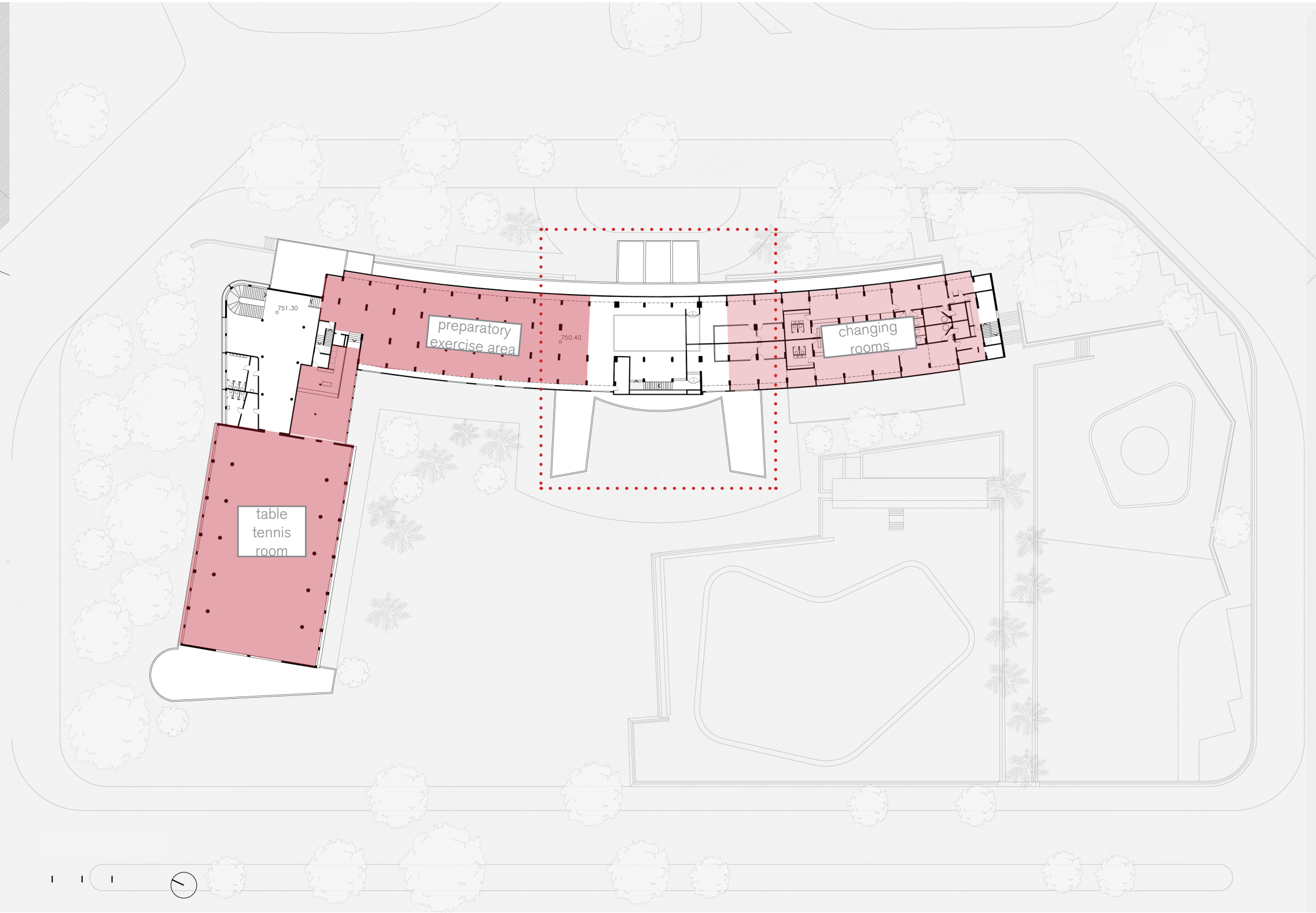
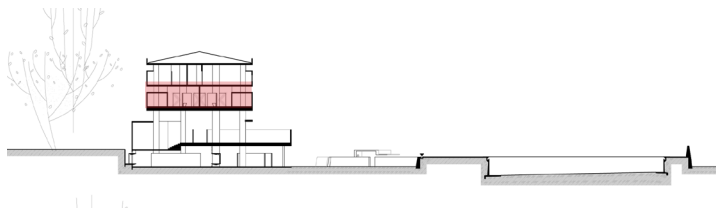


Plan - 2nd Floor  
Level 744.90



#3 / between the existing and the intervention

adapting the uses

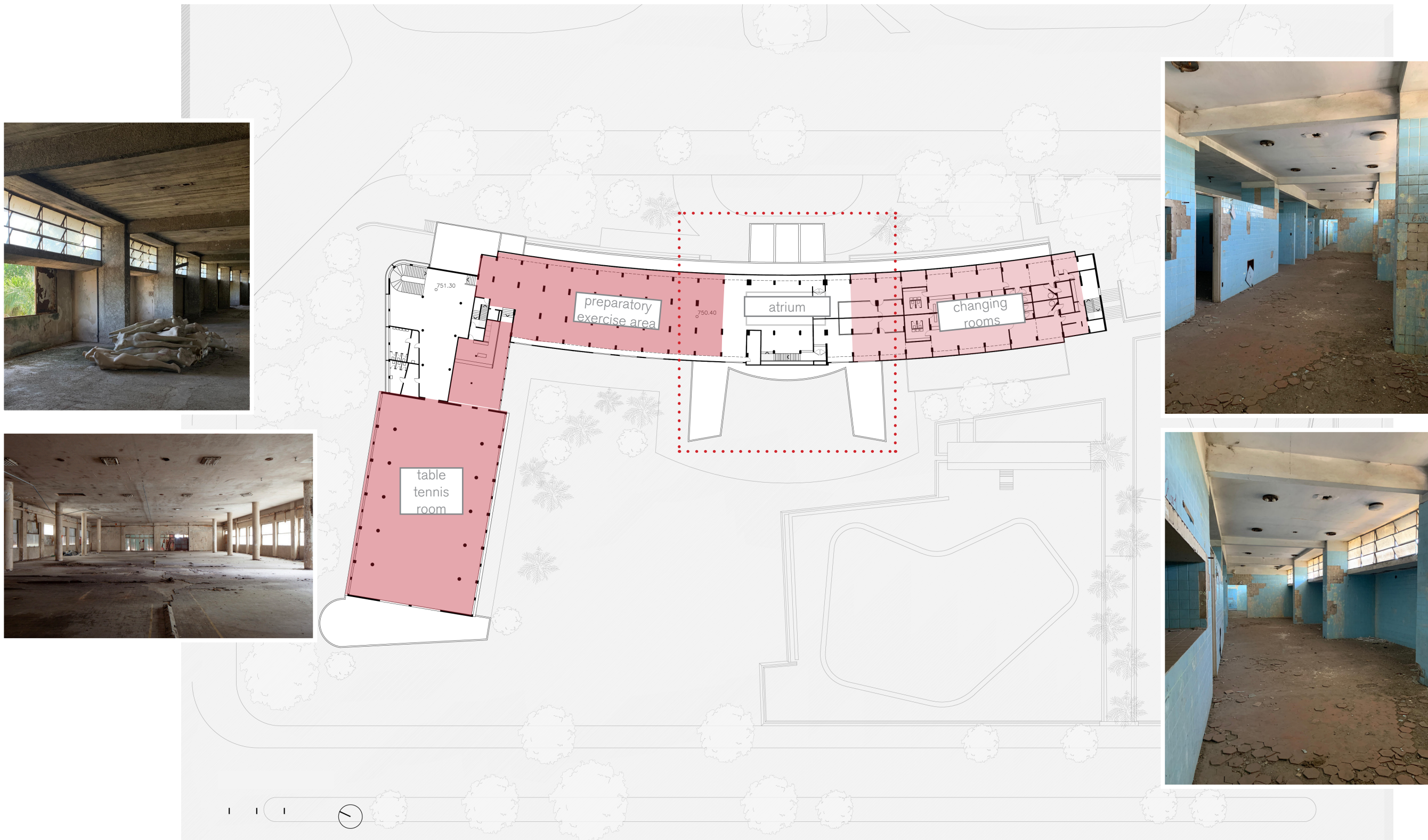
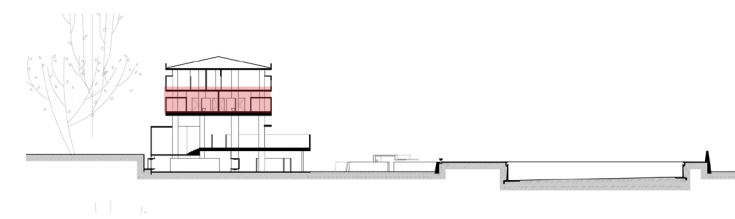


Plan - 3rd Floor  
741.30m



#3 / between the existing and the intervention

adapting the uses

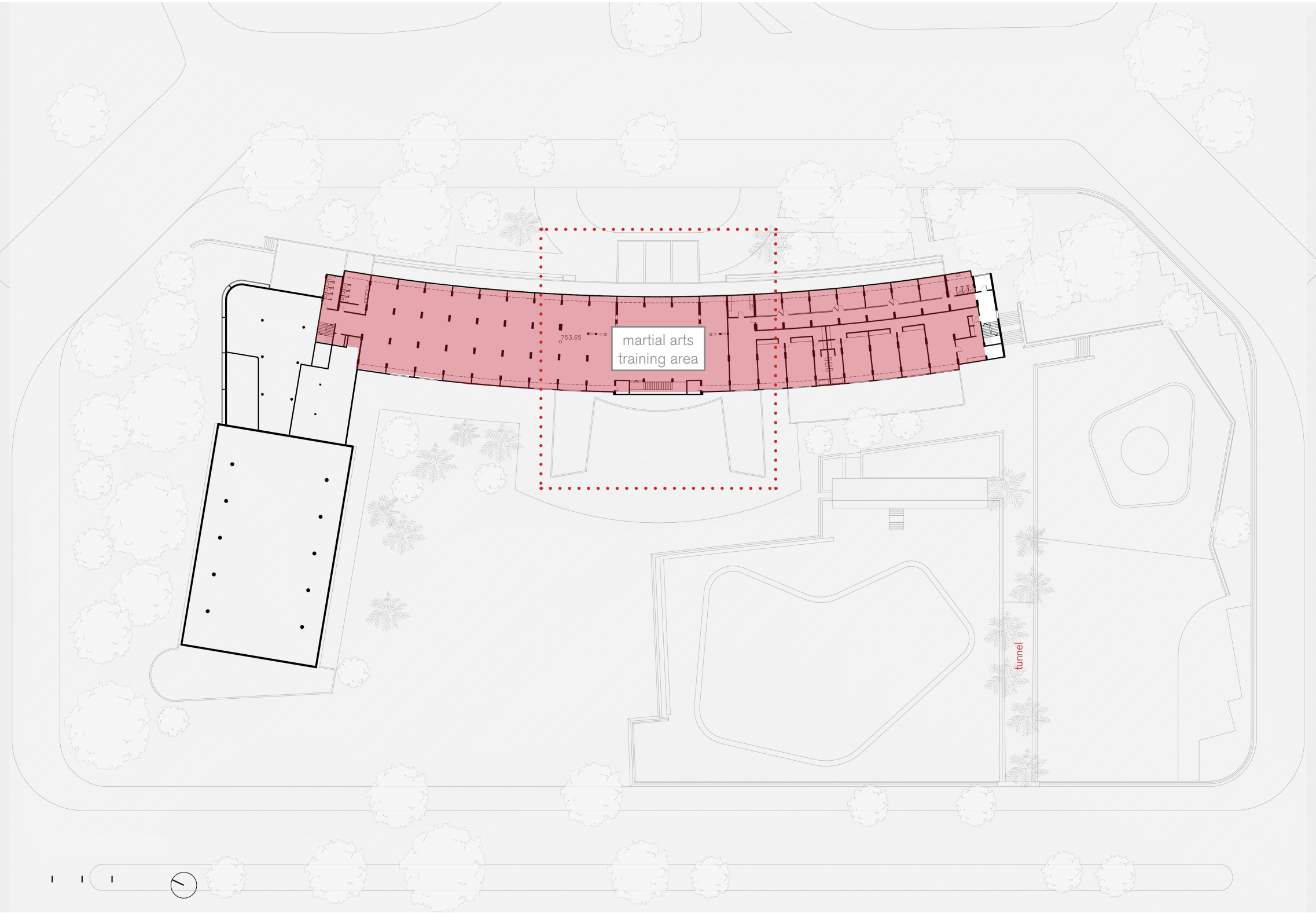
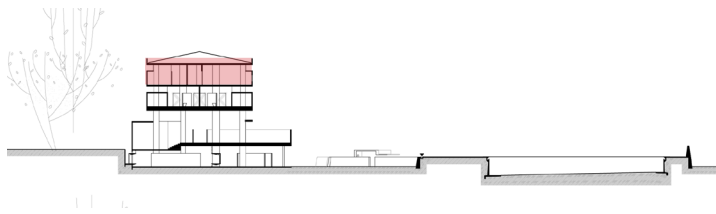


Plan - 4th Floor  
741.30m



# #3 / between the existing and the intervention

adapting the uses

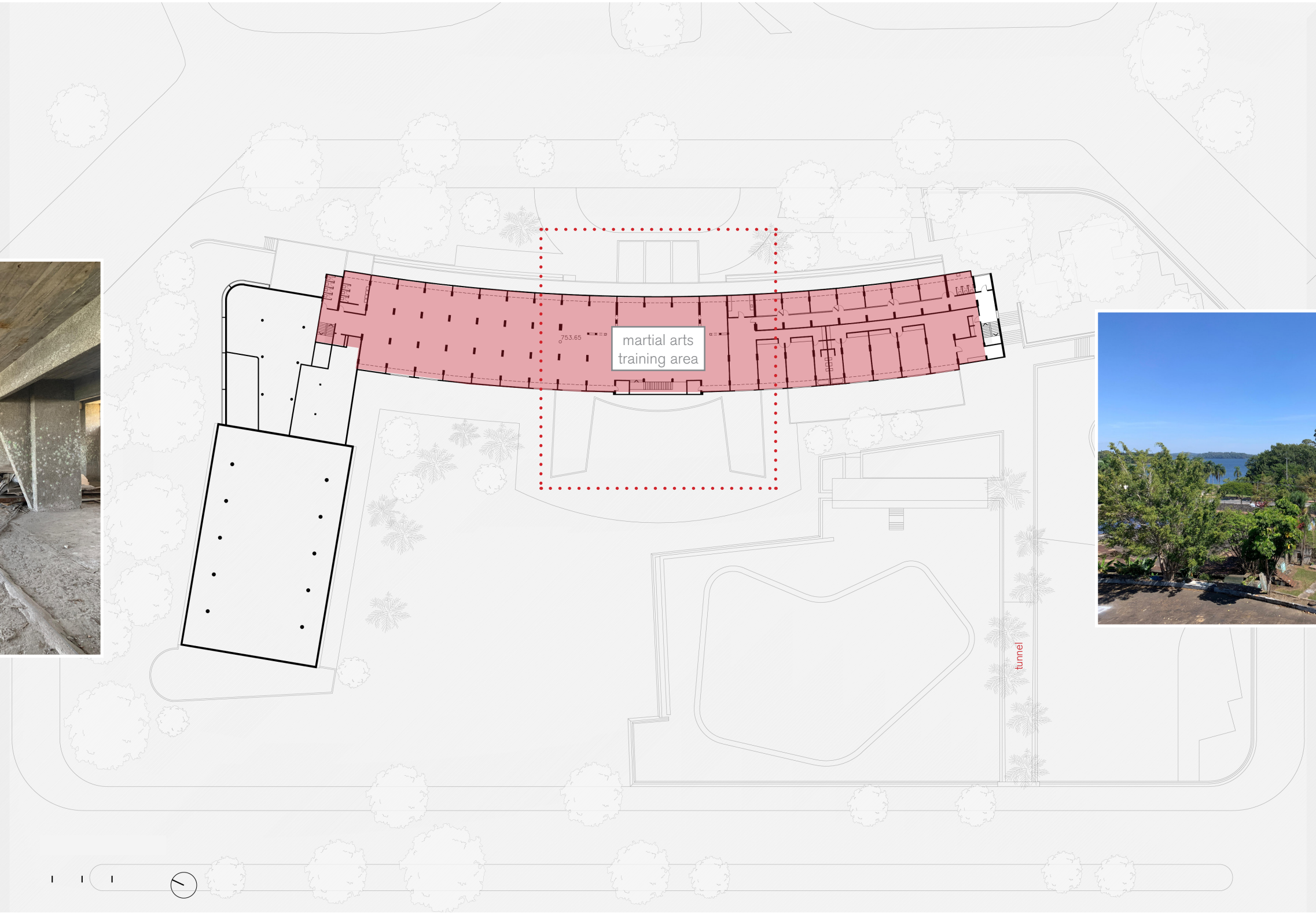
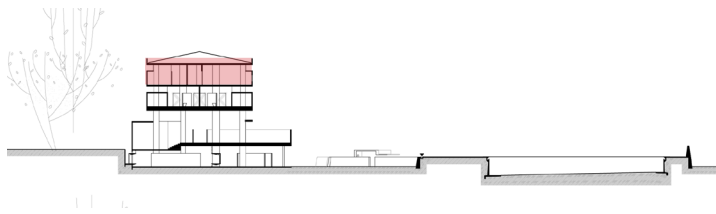


Plan - Level 4  
753.65m



#3 / between the existing and the intervention

adapting the uses

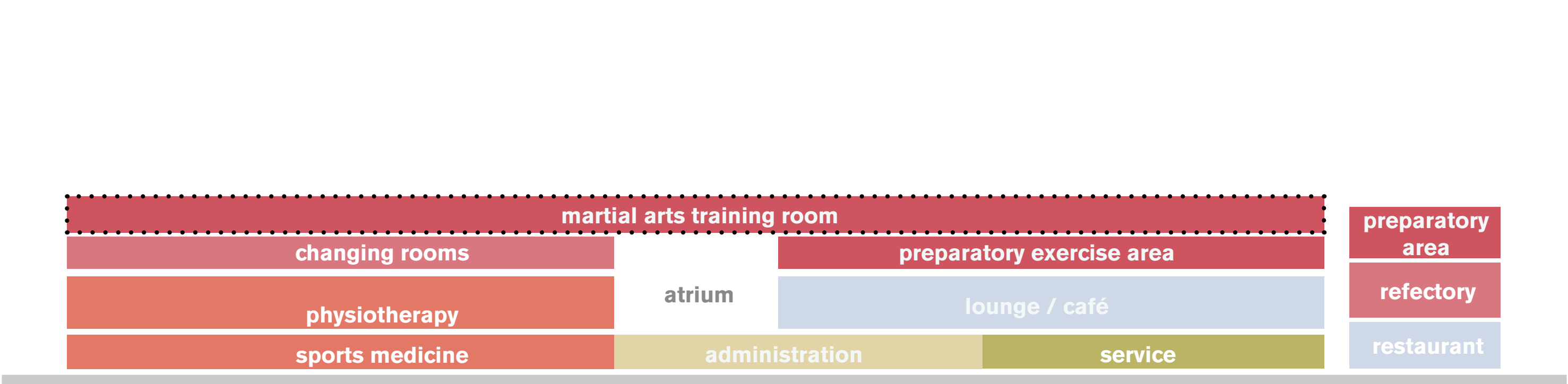


Plan - Level 4  
753.65m



# #3 / between the existing and the intervention

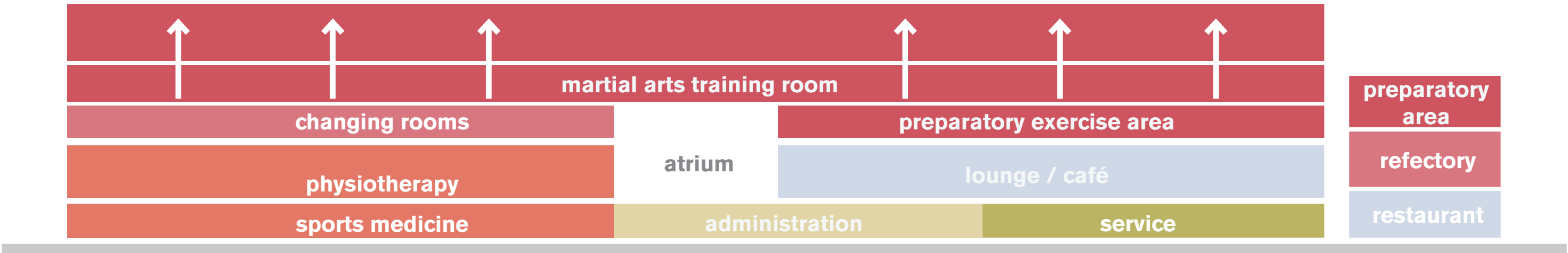
adapting the uses





# #3 / between the existing and the intervention

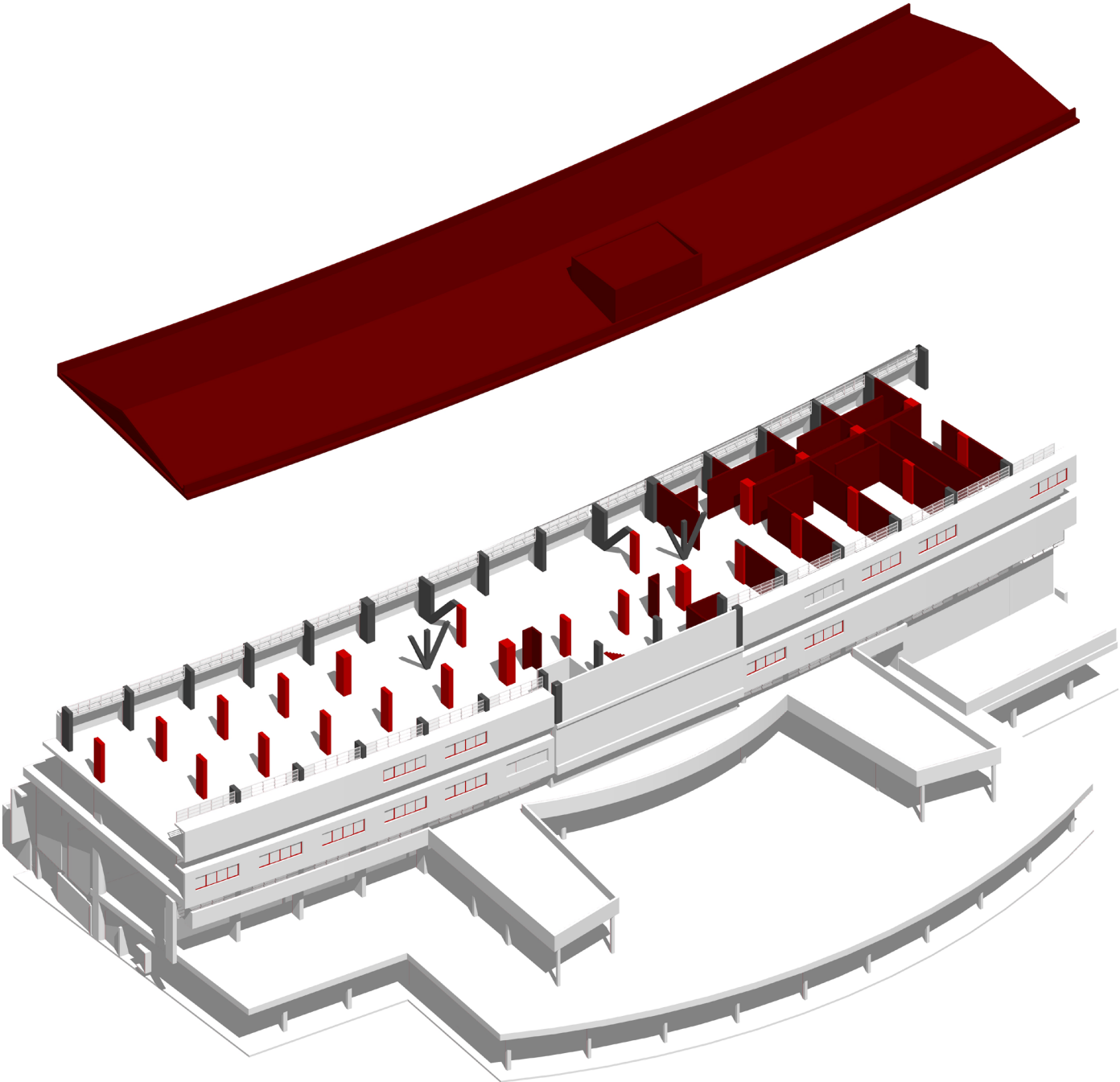
adapting the uses





#3 / between the existing and the intervention

adapting the uses





## #3 / between the existing and the intervention

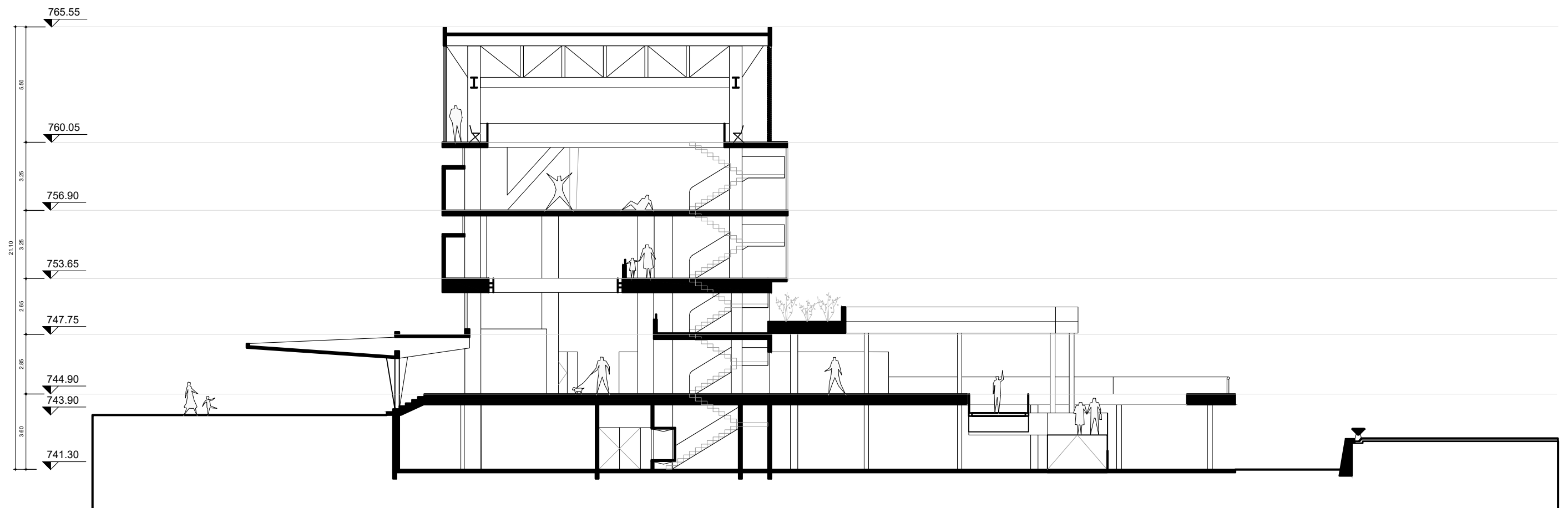
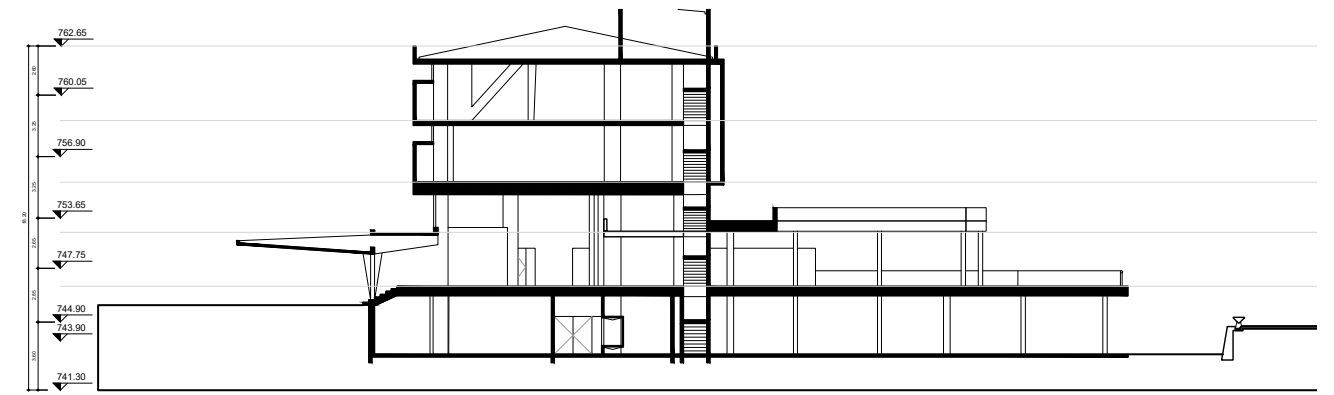
adapting the uses





### #3 / between the existing and the intervention

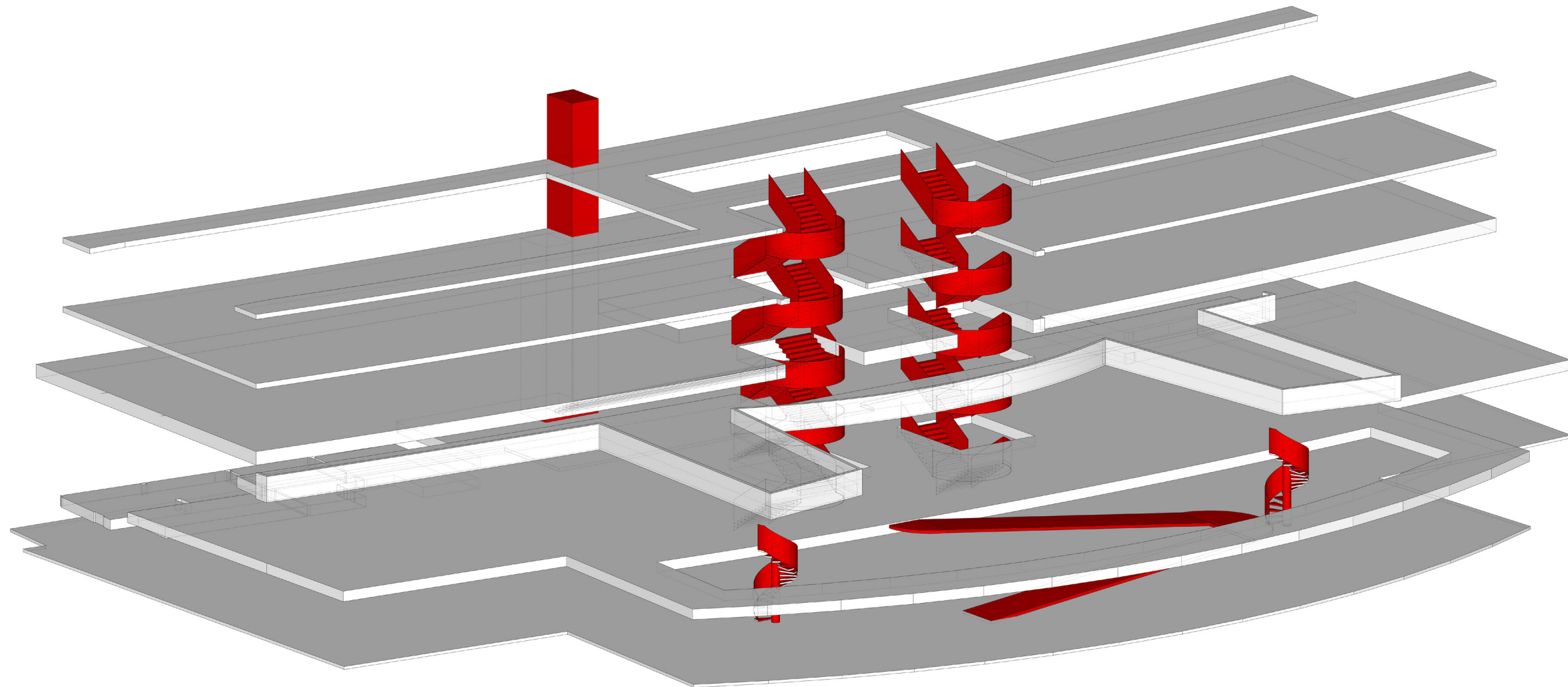
## adapting the uses





### #3 / between the existing and the intervention

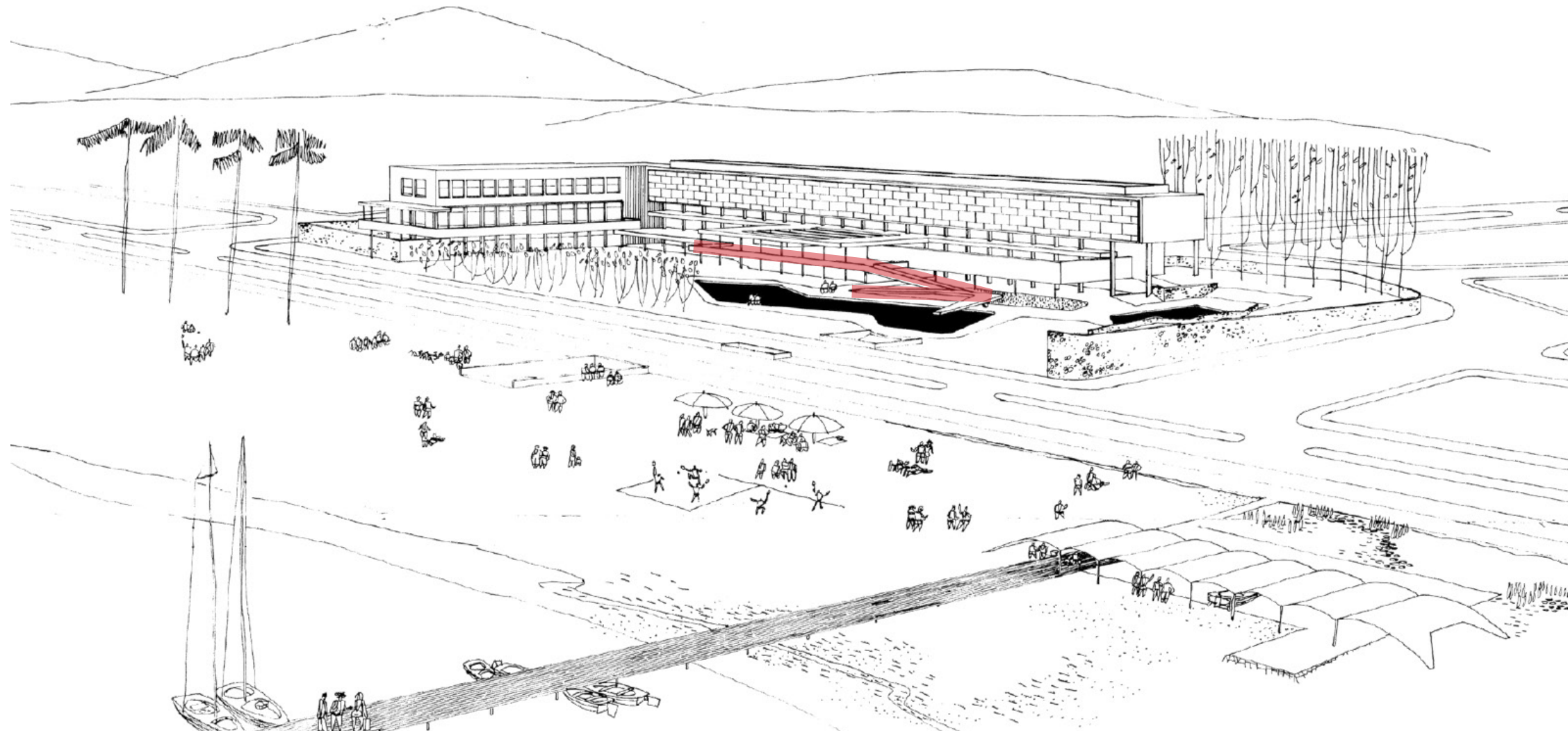
adapting the circulation





## #3 / between the existing and the intervention

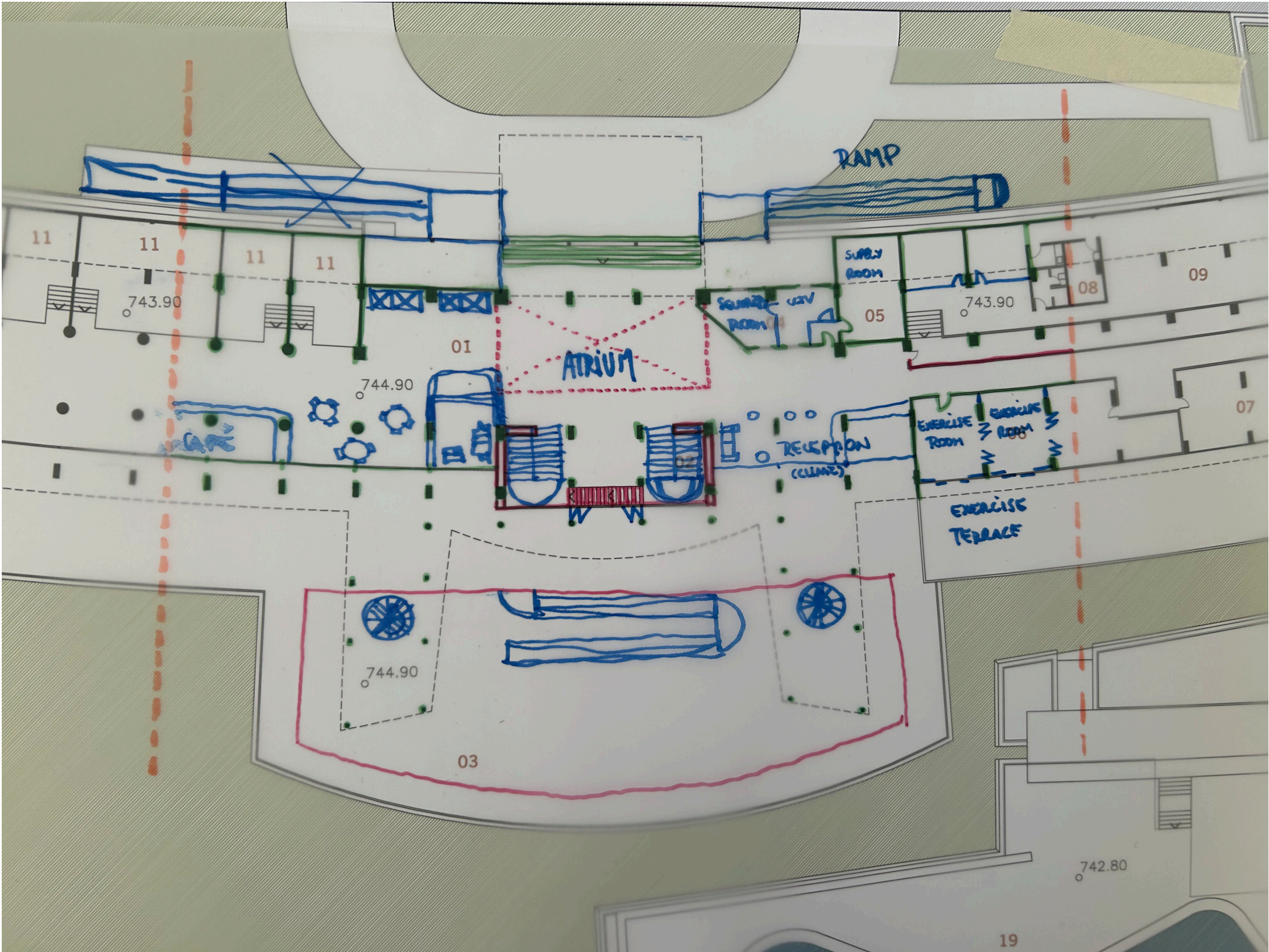
adapting the circulation





#3 / between the existing and the intervention

adapting the uses / circulation

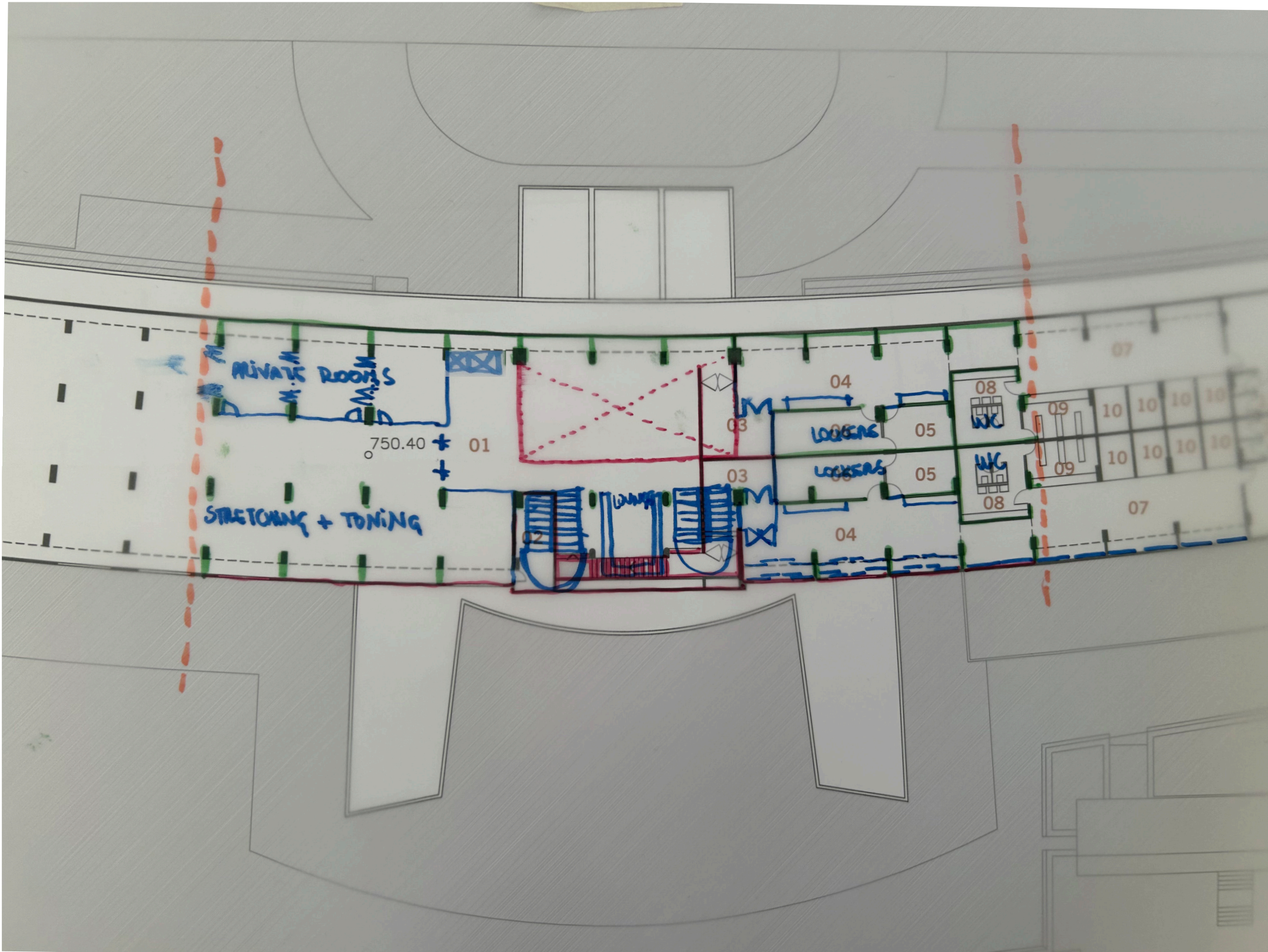


Plan - 2nd Floor  
Level 744.90



#3 / between the existing and the intervention

adapting the uses / circulation

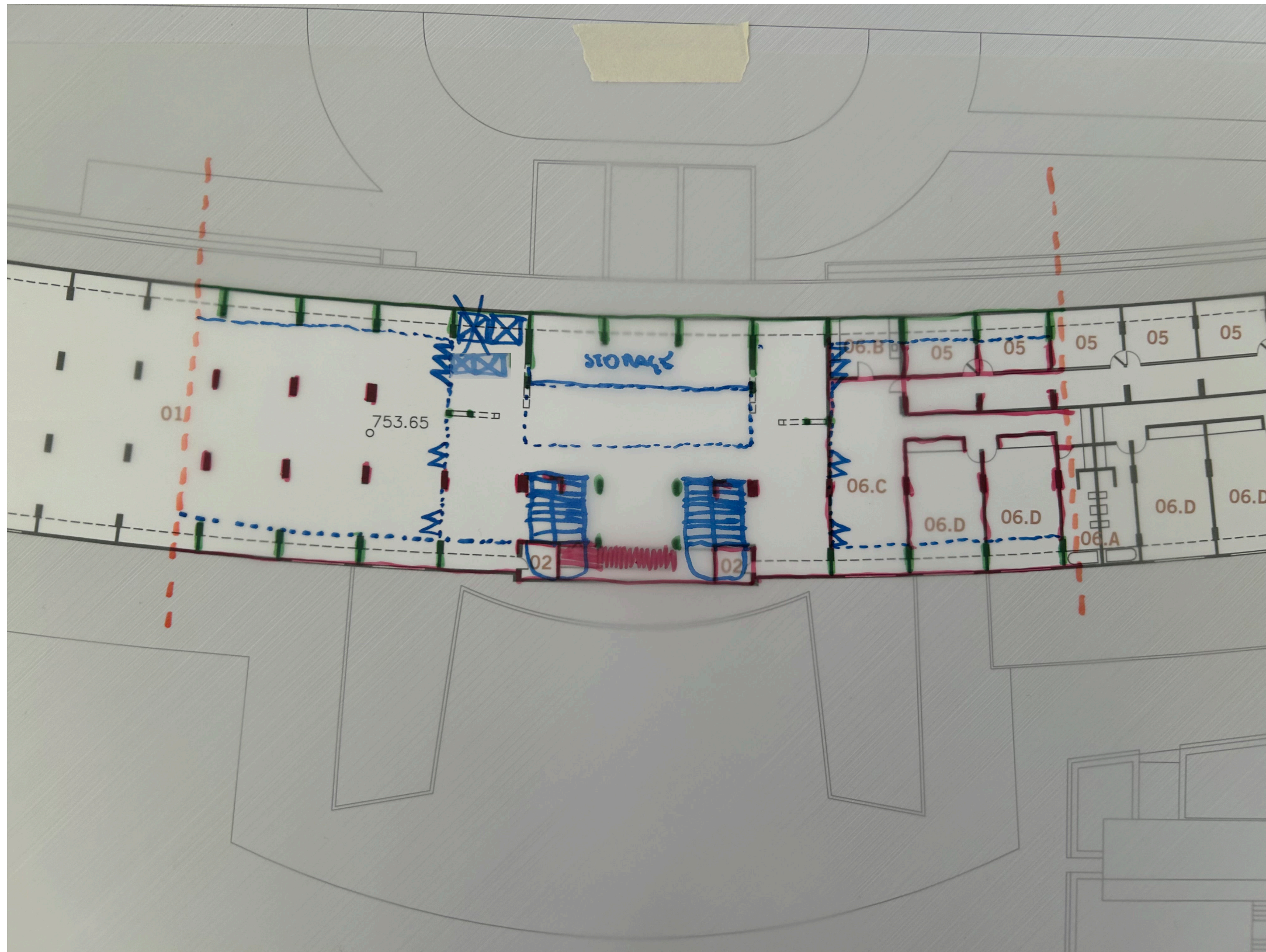


Plan - 3rd Floor  
Level 753.65



### #3 / between the existing and the intervention

adapting the uses / circulation

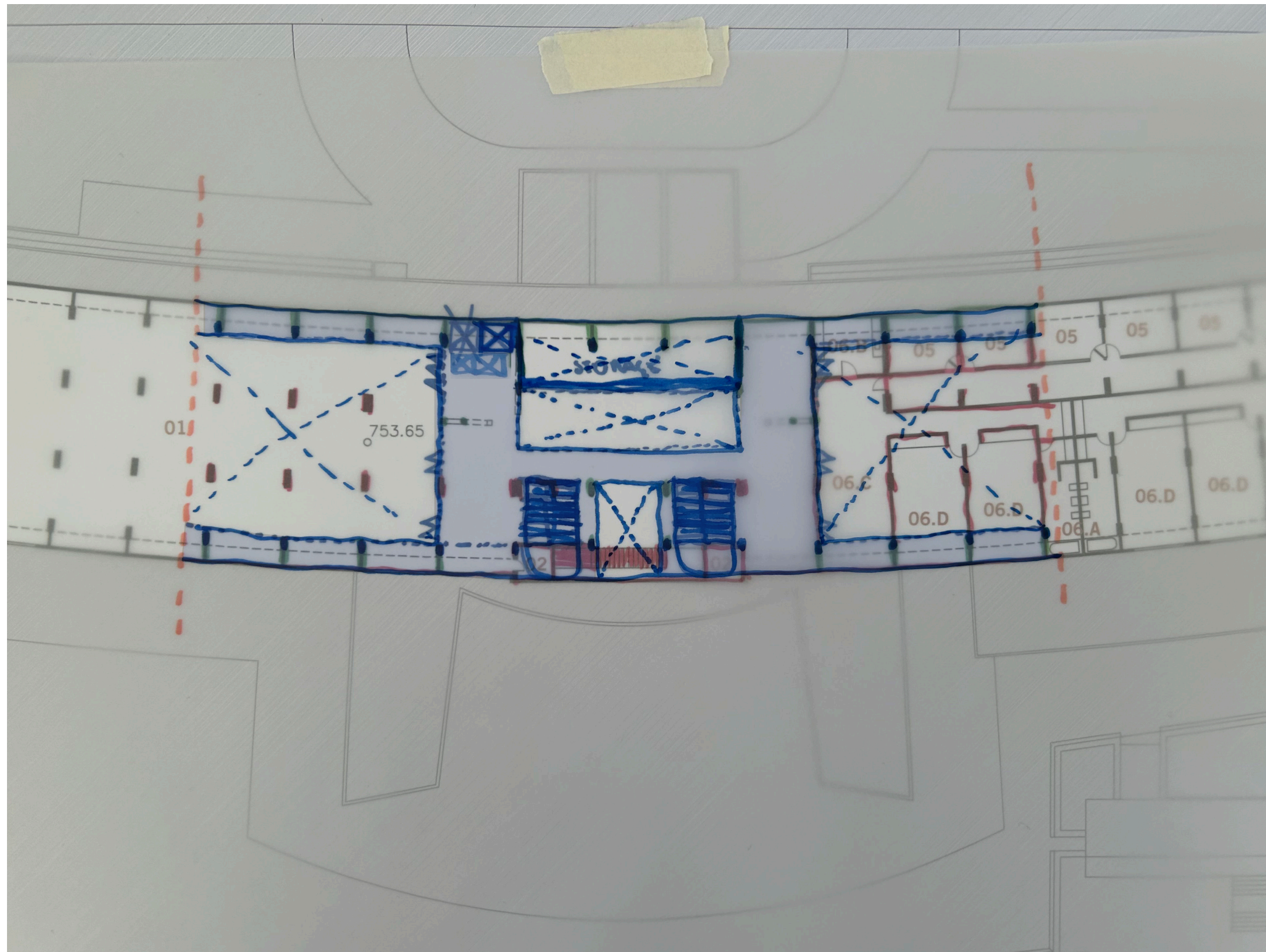


Plan - 4th Floor  
Level 756.90



### #3 / between the existing and the intervention

adapting the uses / circulation

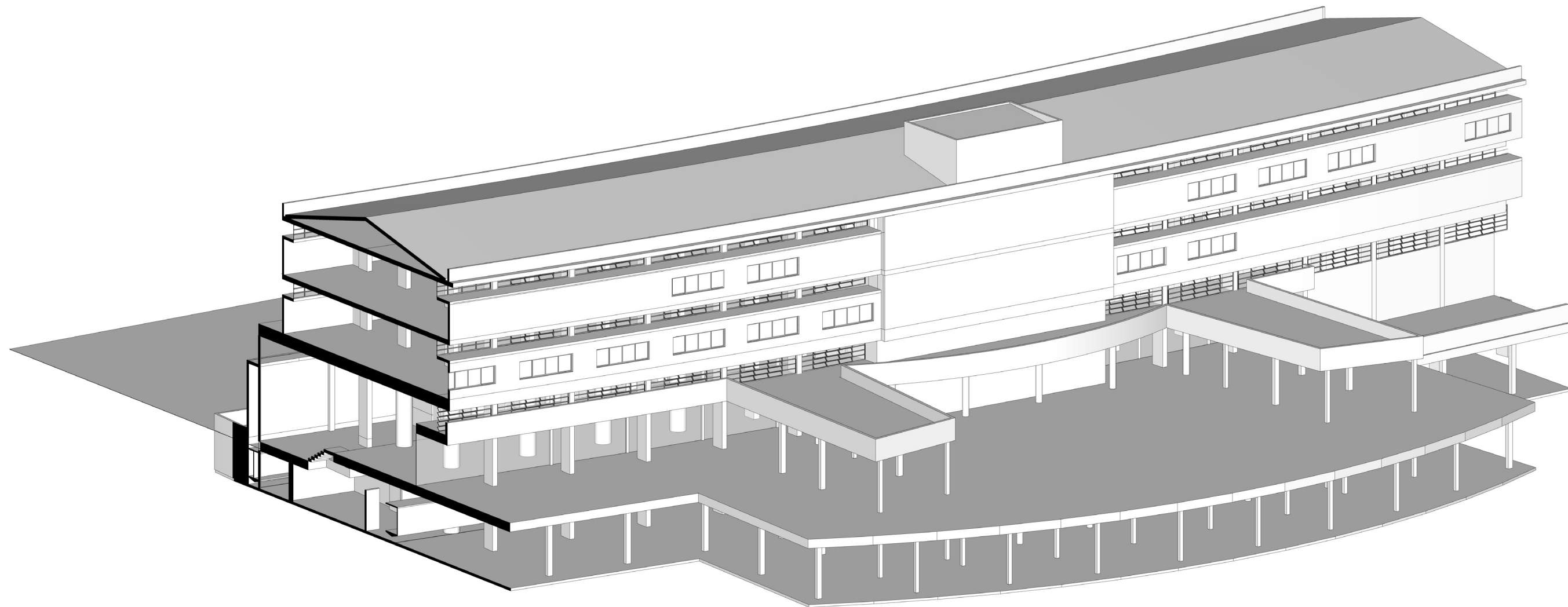


Plan - Mezzanine  
Level 760.05



## #3 / between the existing and the intervention

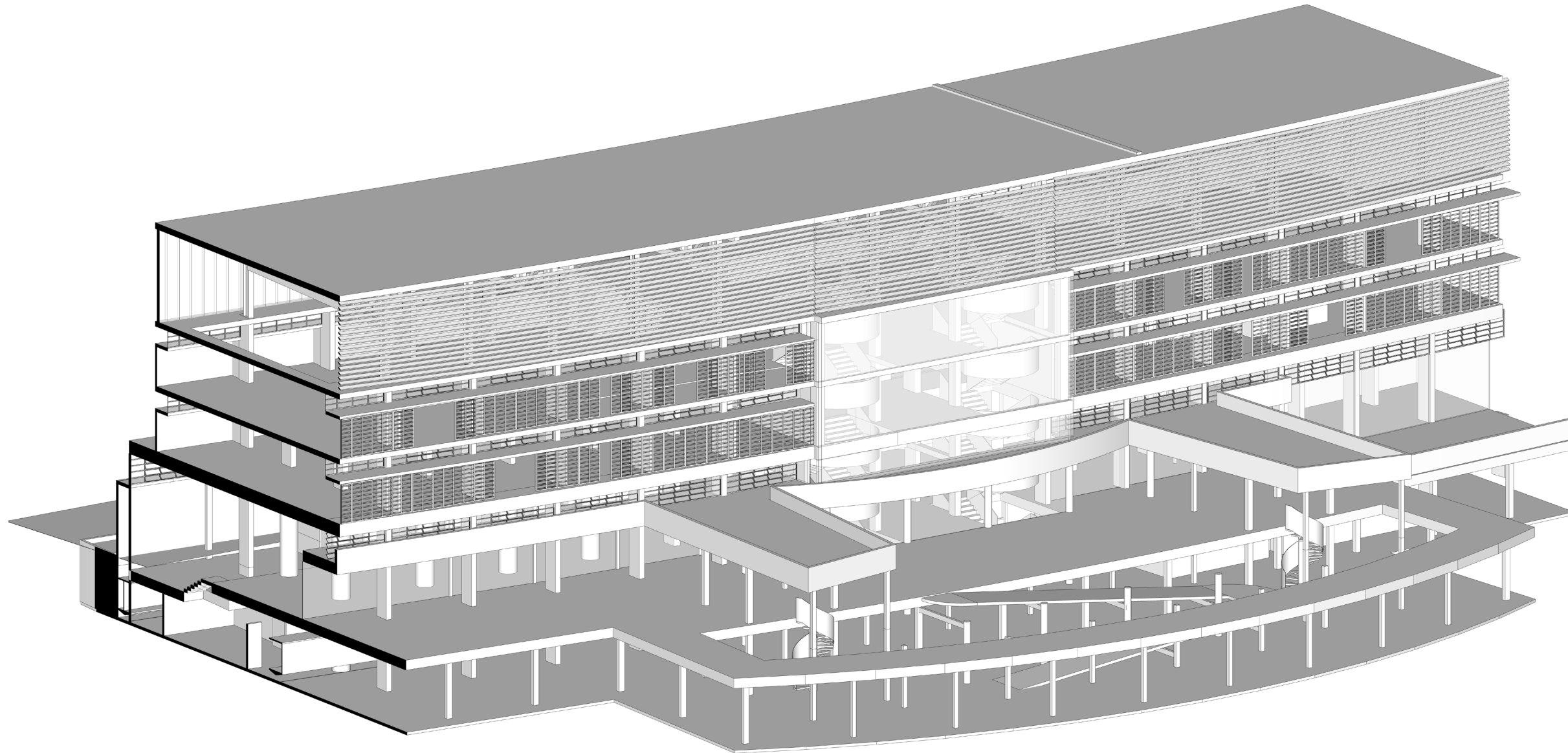
adapting the facade - west





## #3 / between the existing and the intervention

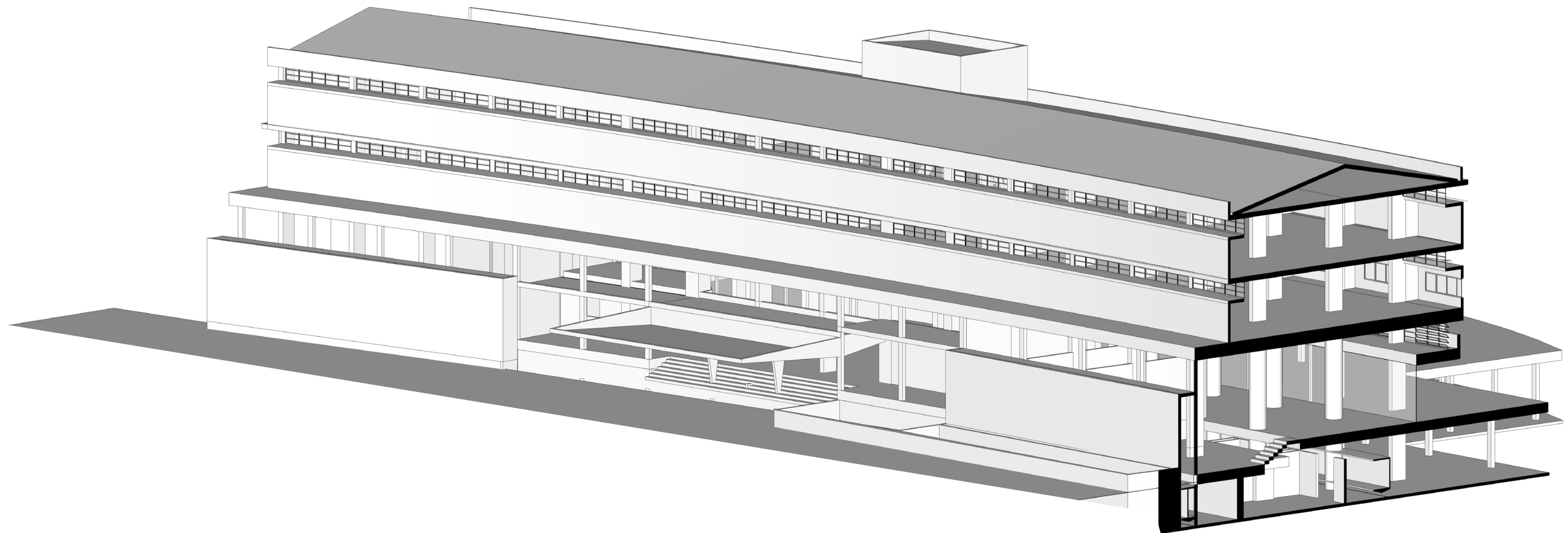
adapting the facade - west





## #3 / between the existing and the intervention

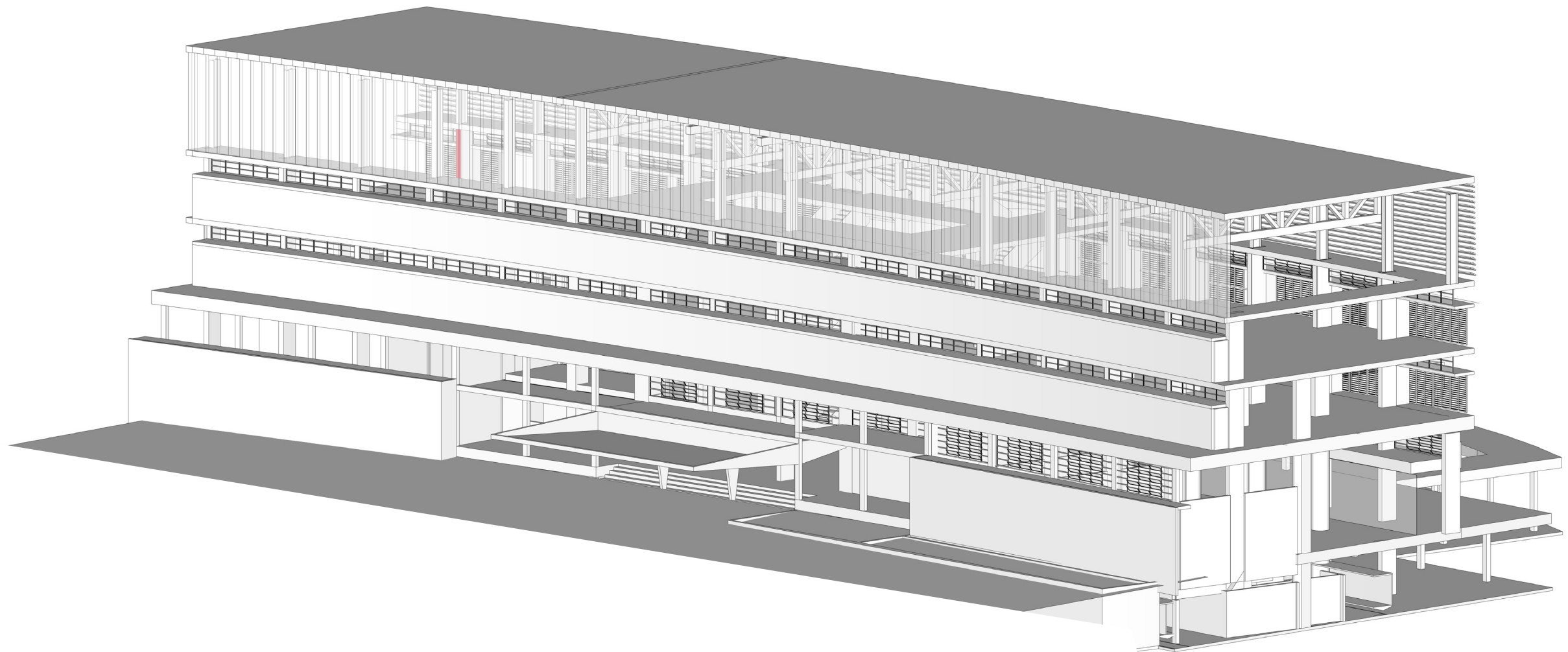
adapting the facade - east





## #3 / between the existing and the intervention

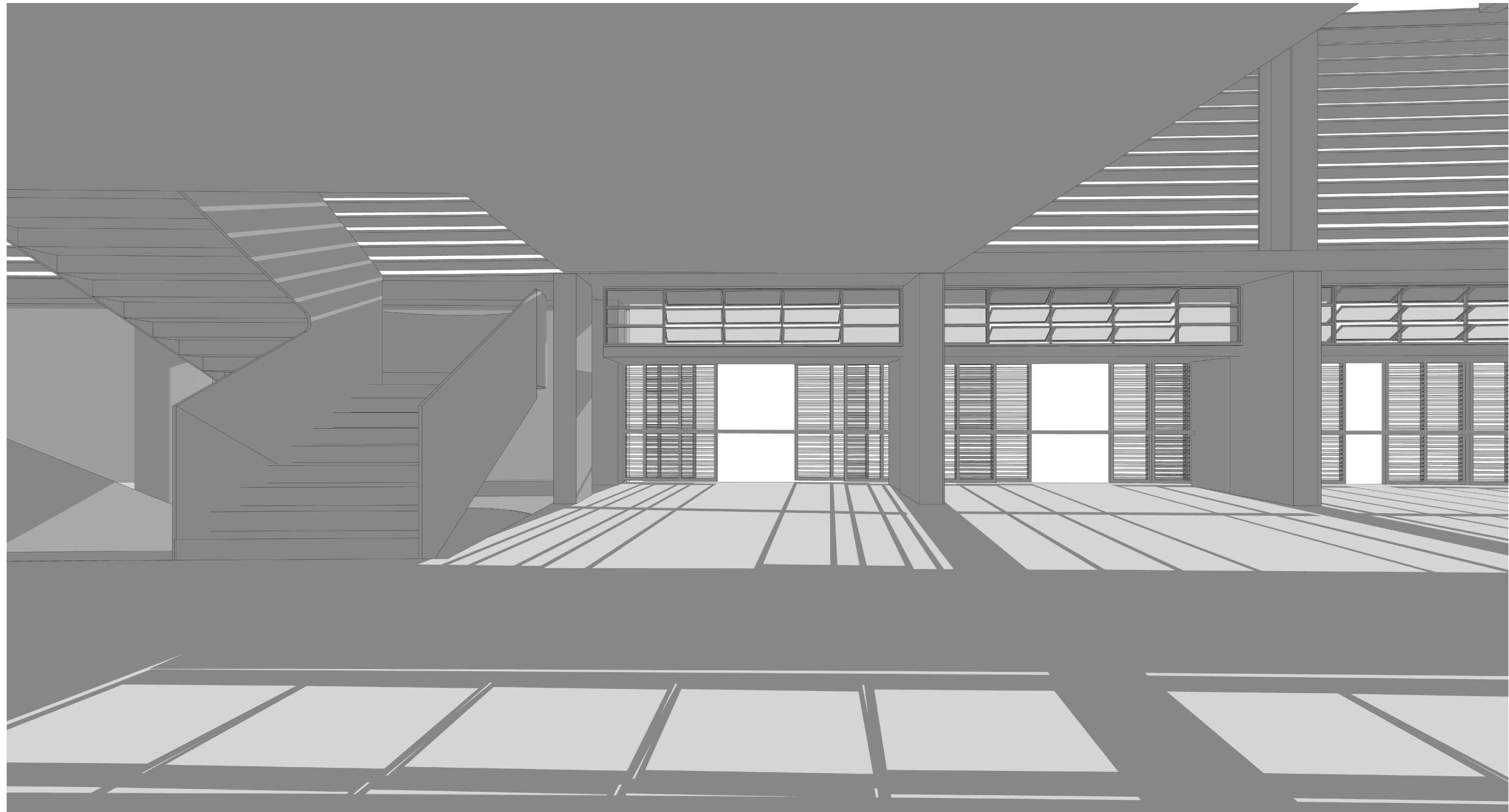
adapting the facade - east





## #3 / between the existing and the intervention

adapting the facade



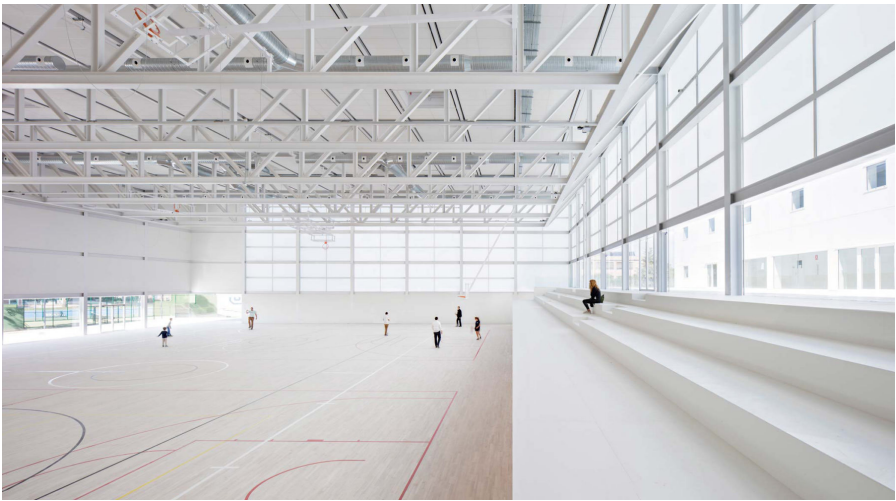


#3 / between the existing and the intervention

adapting the facade



Franz Heep, Ed. Lausanne  
São Paulo



Alberto Campo Baeza, Multisports Pavillion



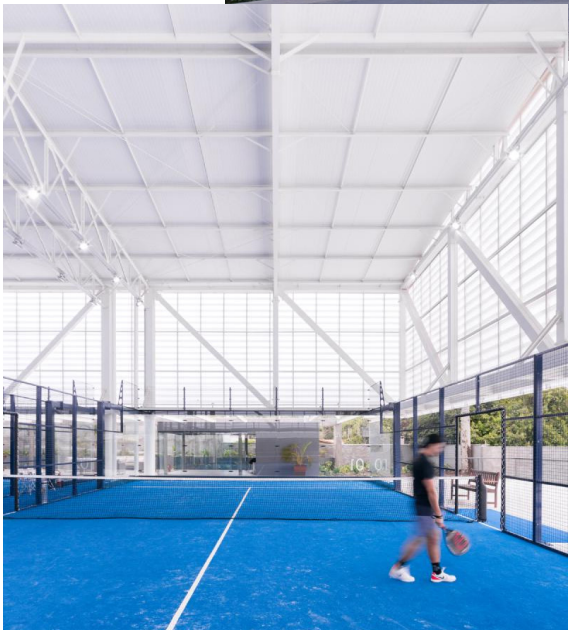
Herzog & De Meuron, Tate Modern



Saboia Ruiz, Tennis Pavillion  
Curitiba, Brazil



UNA, School in Campinas  
State of São Paulo, Brazil



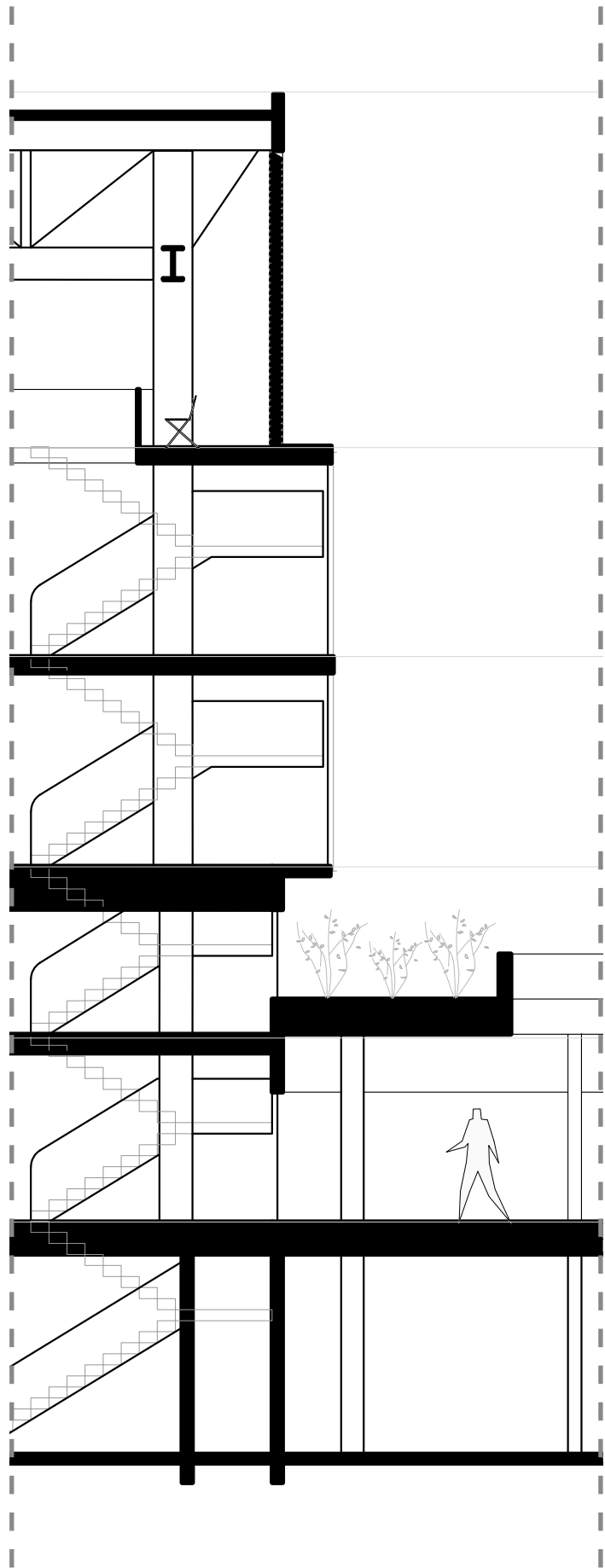
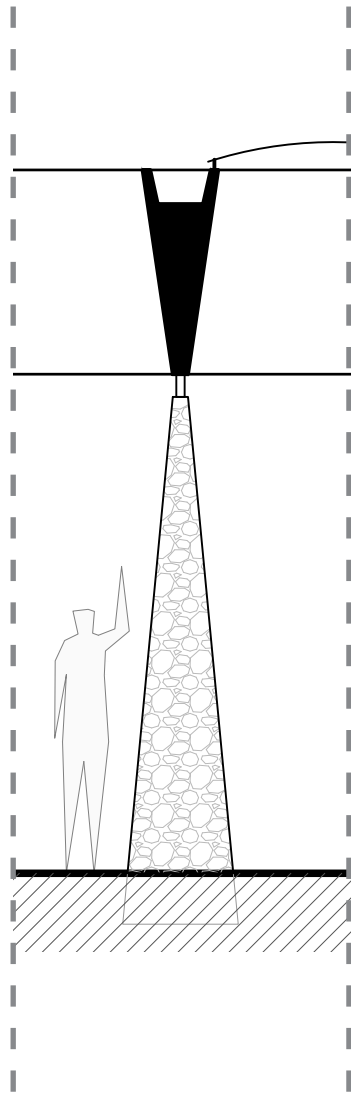
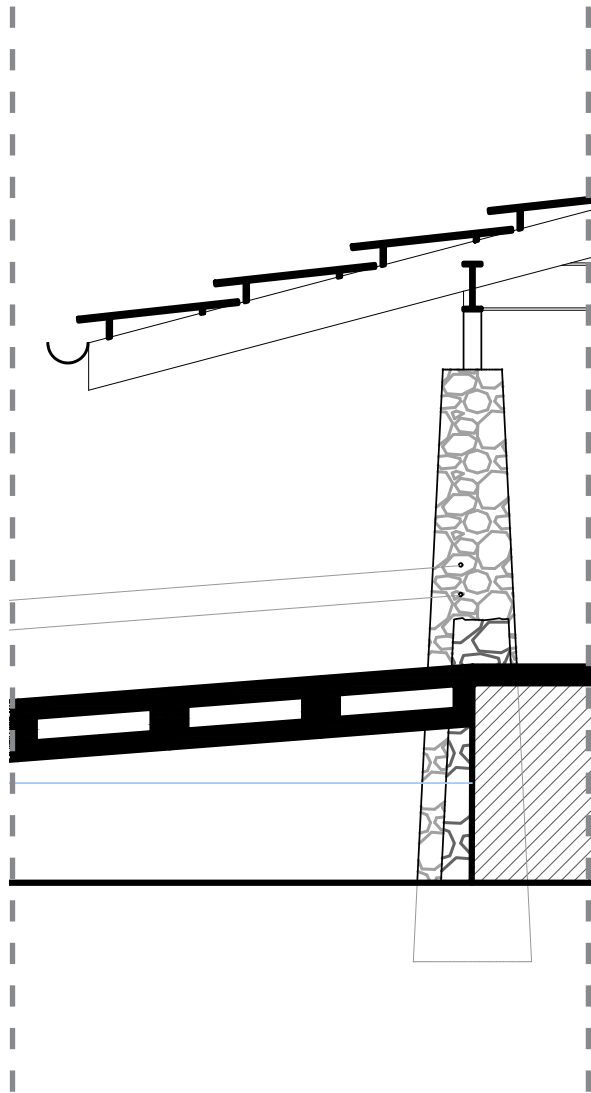
Metro Arquitetos, Galeria Triângulo







three episodes  
three roofs  
three connections





# scales of work

1:500

masterplan

1:200

club - general plans

1:100

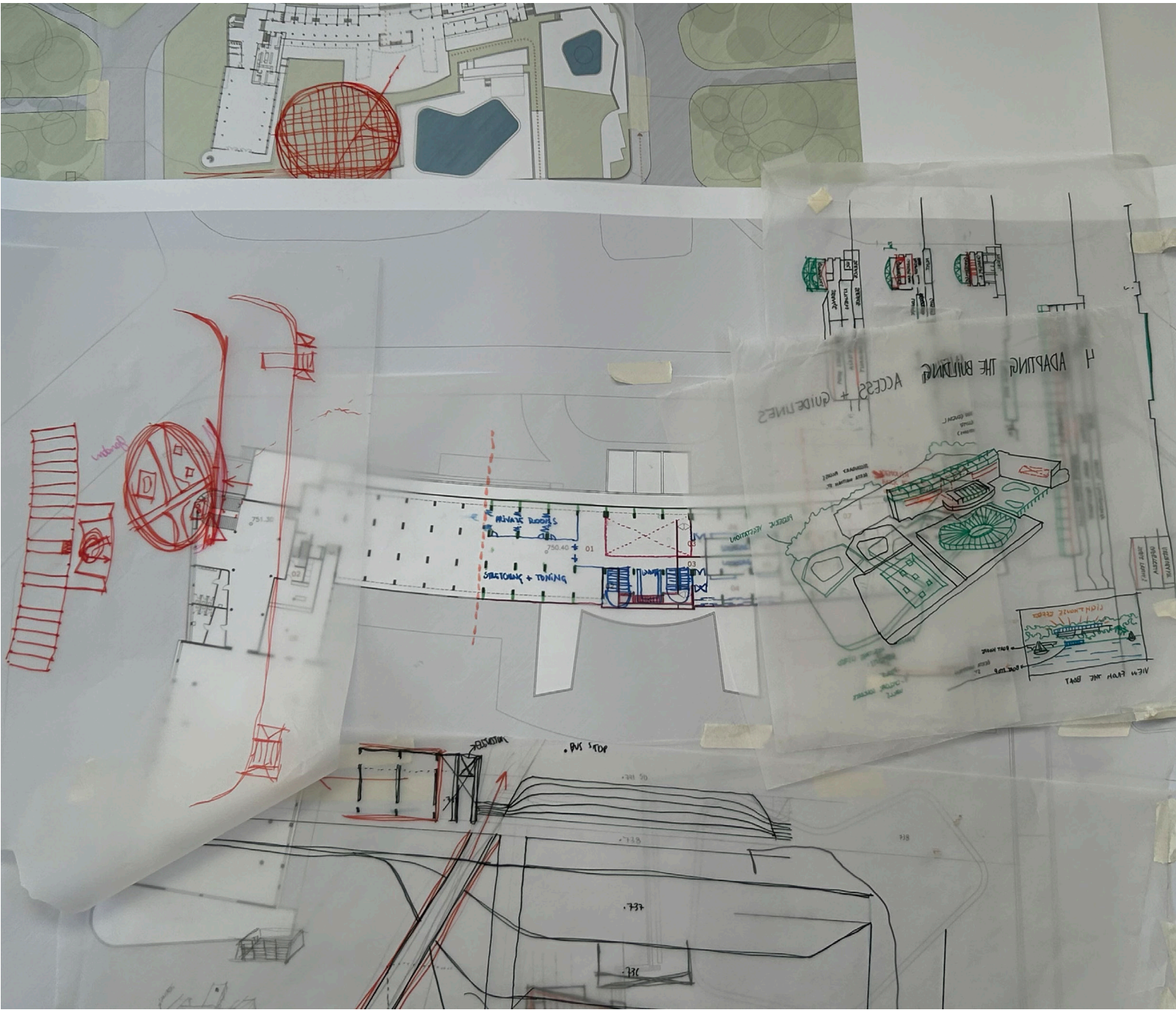
boat house - drawings  
entrance (fragment) - drawings  
entrance (fragment) - drawings

1:20

boat house (part of fragment) - drawings  
entrance (part of fragment) - drawings  
entrance (part of fragment) - drawings

1:5

boat house (part of fragment) - detail  
entrance (part of fragment) - detail  
entrance (part of fragment) - detail





# BY THE MARGINS

passages & permanences in the outskirts são paulo

explore lab graduation studio  
tu delft

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design tutor: eireen scheurs  
research tutor: janina gosseye  
building technology tutor: matthijs klooster