A Critical Overview of Architectural Competitions in Turkey

Two Contradicted Competition Stories in Istanbul: IMC Blocks / Zorlu Center Projects

Devrim Isikkaya
A CRITICAL OVERVIEW of Architectural Competitions in Turkey:
TWO CONTRADICTED COMPETITION STORIES IN ISTANBUL:
IMC BLOCKS / ZORLU CENTER PROJECTS

Assist. Prof. Devrim ISIKKAYA
Faculty of Architecture and Design
Bahcesehir University
Istanbul

e-mail: devrim.isikkaya@gmail.com, devrim.isikkaya@bahcesehir.edu.tr

Short Introduction of the Topic of Research:

Upon the demand of Linen Drapers and Cloth Merchants Market Cooperative, in 1954-55 an
area between Bozdogan Archway and Unkapani Bridge along the edge of the historical
peninsula Istanbul. Again, upon the demand of the cooperative, the “Site Construction Plan”
competition was opened in 1958 for this area and Cihat Findikoglu and his team won the
competition. Later on, in 1959, an invitee architecture design competition which covered
about 160,000sqm was organized on the area. This competition was won by SITE
Architecture Group. The project was constructed in 1961-1967, by remaining true to a
majority of its characteristics and was opened with a ceremony by the Prime Minister of the
time.

The Research Methods:

Evaluation of the documents regarding the both competition process, site analysis, interviews
with the clients, designer groups and the consumer and the owner of the erected buildings,
critical overview and competitive analysis of the both projects

Preliminary Results:

Contradictory characteristics of the both multi-leg competition mix-used projects regarding
the jury, client, designer, urban and architectural design approaches

The Specific Theme (of the Conference):

- What is a competition? A critical debate on their roles, their contribution to the quality
  of our built environment and their characteristics across countries and regulations.
- What is the role of the dialogue between client and architects?
- What’s the relation between competition form and innovations? Addressing the role of
  the client, jury and design teams in competitions in relation to the outcomes.
- How do clients manage the competitions process? Focusing on aims, stakeholder
  strategies and jury deliberations of commisioning client organizations.
ABSTRACT:

This paper’s aim is to make a comparative analysis of the two contradicted multi-leg mixed-used projects and their architectural and urban design process / the competition process; the communist, nationalist, designer-related, revolutionary, innovative, transparent, extroverted, humble, urban related IMC Blocks include the Linen and Drapers Offices, shops, food court etc., located on the historical peninsula – old Istanbul, completed at the end of 60s and the capitalist, neo-liberalist and internationalist, repetitive, introverted, profiteer, client-related, arrogant, urban rejected, city in city formed Zorlu Center project which includes convention zones, shopping malls, offices and entertainment zones, established between the years 2011 – 2013, in terms of the competition process, actors and products, jury / designer, client / designer, the architectural product / city, designer / contractor relations, in order to evaluate and understand the last fifty years of the Turkish architectural competition culture.

Keywords: multi-leg architectural competition, mix-used project, mat architecture, designer – related / client related, competition culture and politics in Turkey

1. IMC BLOCKS – Urban and Architectural Competition

During the first half of 20th century, Istanbul’s linen drapers market expanded to the city’s Sultanhamam district and its surroundings in the historic peninsula and settled into the 19th century buildings in the area. In the beginning of 1950’s, the city was almost reconstructed and in this respect, especially Sultanhamam and its surroundings, which have gone under great changes in terms of urban morphology in the historical peninsula and lacked the aspects to be sufficient for dense commercial activity. When the notification of the mentioned area to vehicle traffic was sent to the linen drapers, The Merchants of Linen Drapers and Cloth founded “Limited Responsibility Istanbul Linen Drapers and Cloth merchants Shopping Center Building Society” with more than 1100 members in 1954, in order to get themselves an area and a brand new shopping center and to create its own linen drapers- cloth market (Kizilkayak, 2001).

The governor and the mayor on behalf of Istanbul Municipality proposed an area along the edge of the historical peninsula between historic Bozdogan Archway and Unkapani next to the Ataturk Boulevard to the consideration of the cooperative so that the project and the construction of the shopping center would greatly shape the construction of the immediate vicinity as well. An uncertainty about the land confiscation boundaries came into the picture due to the area not having a construction plan and a lack of urban construction program related to the area. Therefore, the municipality urged the cooperative to organize a “site construction plan” competition to be able to realize the required urban arrangements to be done. The jury deemed master architect Cihat Findikoglu and his design team’s project the first prize in the year 1958 out of fourteen projects (Ozcan, 1968).

Within the same year, the cooperative organized an invitee and national level architecture project design competition, which would be the continuation of the site construction plan competition, with the support and guidance of the municipality once again, for the shopping center campus in the designated land.
In accordance with the architecture project requirements the participants were asked to design the following: 1117 shops in four different styles, whose value differs according to their size ranging from 80-90sqm (Ozcan, 1968); if possible, storages connected to each shop and other public storages in different places of the shopping center; offices of the levels above the shops in the blocks and taking environmental conditions into consideration, multi-storied offices buildings at certain places, restaurants and buffets; a barber shop, a pharmacy; police center; a post office; large parking spaces, underground parking spaces; appropriate places for tobacco shops.

Around the invited eleven teams and individuals the jury deemed the project of SITE Architecture, office members, master engineers and architects Dogan Tekeli, Sami Sisa and Metin Hepguler for the first prize and to be realized (Tekeli, 2001).

The jury report on the winning project out of eleven proposals as a result of the organized architecture project competition is as follows:

“In the project chosen as the most suitable project among the others for the Linen Drapers, these are the main aspects: The composition of the area between Bozdoğan Archway and Sebsefa Hatun Mosque has been found to be positive in terms of urbanization and architecture. On the other hand, although the number of shops is complete in this project, their width has been found narrow (gross 4.40m). However, the lack of flexibility, in the project can be removed. The ventilation of the orientation to the land and the restricted area buried to the ground by openingducts to the yards and back service road has been nicely accomplished. The jury refused the high building blocks of the project on the site.”

Thus, the construction of the shopping center which covered a total of about 160.000sqm area and consisting of six different blocks has been completed between 1961-1967 (Ozcan, 1969).

The linen drapers shopping center which is Turkey’s first big modern “shopping mall” within its two open courts with closed grounds has been completed in six years, in an environment of inconvenience caused by the construction industry with very limited materials, technology and workmanship, by mostly remaining true to the preliminary project and was opened to service in 1967.

The last stage of Istanbul Linen Drapers Shopping Center competition and construction process has resulted in other competition subject to arise. The proposal of SITE Architecture Office to the shopping center’s administrative committee about placing examples of Turkish modern plastic arts by IMC (Shopping Center) structure group was approved. As a result of the plastic arts project competitions which were organized twice, Kuzgun Acar’s wall statue, Ruya Koral’s ceramic board, Yavuz Gorey’s fountains/statue, Ali Teoman Germaner’s wall relief, Sadi diren’s ceramic board, Nedim Gunsur’s mosaic board were applied to the interior and exterior facades of the 1st, 2nd, 5th and 6th blocks (Ozcan, 1969).

In Istanbul, where the exchange concept comes to the fore and Byzantium, Ottoman – Islam shopping centers become dense, the IMC Project which forms an analogical connection between spatial tradition of Ottoman bazaars, covered bazaars, caravansaray, inn and closed bazaar vulture, develops the shopping center typology / concept with a modern interpretation and redefines it, is the reflection of solidarity – organization performance, which is a candidate to the Ataturk’s city and social ideology, to the city’s physical environment as well.
With the understanding of a new shopping center created by architects, the galleries and common spaces which were now defined as yards between the shopping blocks, the user has taken a step to be tradesmen, or a trade community from being shop keepers addicted to unit shops. The respectful relationship of this building group within the close historical environment of Suleymaniye and with Suleymaniye Mosque is also noteworthy (Ozkan, 2001). As Ozkan (2001) states, this shopping center which forms the threshold of Istanbul’s historical peninsula and establishes an almost avant-garde relationship as an open structure, is in a position of Suleymaniye Social Complex’s pedestal in the design team’s words. In this respect, the influence of the environment to the Linen & Drapers Shopping Center, the preservation of the scale which looks big at the top, but is not really that big has resulted in showing respect to the small textured neighborhood scale in its skirts. In addition, it carries the worry that a structure order which does not respect these could devastate all this scale and their respectability (Tekeli, 2001).

As an example of “mat architecture and urbanism” but also of bringing a contemporary concept to the historical shopping center and workplace culture, it is a mix-used project. The most attention grabbing aspect of IMC (Shopping Center), it has been designed by taking into consideration the relationship between itself and the urban conditions around it and forming a lively and smooth bridge between the new urban center. In this respect, it is a version of mega city Istanbul, which continuously expands and transforms to a small universe.

Figure 1., 2. The Location Plan and The Partial Silhouette of IMC Blocks
2. ZORLU CENTER Architecture and Urban Design Competition

Zorlu Property Development & Investment Inc. purchased the 96,505 sqm of land via a public tender for a record price ($800,000,000) in March 2007, setting a new threshold for land prices in Istanbul. The land is surrounded by one of the last remaining sizeable woodlands in the city, complemented by spectacular views of the Bosphorus and the historical peninsula of Istanbul. The Zorlu Centre which is situated on possibly the most high profile / European site, Zincirlikuyu district in Istanbul, with commanding views of the city and with complicated road connections. The site is easily accessible situated as it is on the crossroads of the city’s major avenues, as well as the approach route to the Bosphorus Bridge on the European Side. “Zorlu Land”, not only the most prestigious but also the biggest land for construction in Istanbul, is opened for an (two stage) international competition. Zorlu Property Development and Investment Company of Zorlu Holding contracted World Architecture Community to advise on the international project procurement processes for the precious and prestigious land that has been acquired through an open public bidding.

The “Zorlu Center Architecture and Urban Design Competition” started in June 2007 and concluded in 2008 by Zorlu Real Estate which is one of the most substantial investor in Turkey. Within the process of Zorlu Center Architecture and Urban Design Competition, 152 Turkish and international architecture and urban design offices have applied for qualification. 117 out of these have submitted their portfolios within the deadline specified (Competition Catalogue, 2011).


After the final evaluation Tabanlioglu Project is selected as the co-winner of the competition. In conclusion, the project of Tabanlioglu and EAA Joint Venture Group has developed the project to join as a new ring to the public domain structure of Istanbul. The Zorlu Center
project which will be the first mixed use project in Turkey extends over a construction area of 619,595 sqm including culture and art center, hotel, business center, shopping center and residences. The program of the requirements of the competition is as follows:

<table>
<thead>
<tr>
<th>Function</th>
<th>Percentage</th>
<th>Construction Area</th>
</tr>
</thead>
<tbody>
<tr>
<td>Residential</td>
<td>35%</td>
<td>82,250.00 m²</td>
</tr>
<tr>
<td>Tourism - Congress</td>
<td>30%</td>
<td>70,500.00 m²</td>
</tr>
<tr>
<td>Commercial</td>
<td>15%</td>
<td>35,250.00 m²</td>
</tr>
<tr>
<td>Office</td>
<td>10%</td>
<td>23,500.00 m²</td>
</tr>
<tr>
<td>Social &amp; Cultural</td>
<td>10%</td>
<td>23,500.00 m²</td>
</tr>
<tr>
<td><strong>Sub Total</strong></td>
<td>100%</td>
<td><strong>235,000.00 m²</strong></td>
</tr>
<tr>
<td>Parking &amp; Technical</td>
<td>-</td>
<td>350,000 m²</td>
</tr>
<tr>
<td><strong>Total</strong></td>
<td><strong>100%</strong></td>
<td><strong>585,000.00 m²</strong></td>
</tr>
</tbody>
</table>

Three residential blocks, a lifestyle and a convention hotel, and an office block are positioned bordering the landscaped plaza, above a sunken shopping zone with retail and entertainment facilities in addition to the convention hall with a capacity of 3500 seats situated below the two hotels. The site benefits from being close to highways and has generous access for vehicles. Two main driveways assigned into the project zone, being convention hall and retail entrances. Five underground parking levels of 250,000 sqm are planned for 5000 vehicles. Zorlu Center as a mega-structure project had been entitled to the Master Planning award, a jury special award in the 2008 Cityscape Dubai Architectural Awards competition (Ozkan, 2011).

### 3.1. The Evaluation Process

The Advisory Comitee’s evaluation statements regarding the projects of the 13 participants are as follows:
- **Arquitectonica:**

The research into new geometries, new volumes and new urban massing were all very interesting. The axes in most cases were abstracted visually and they were mostly related to internal dynamics, rather than to external movement patterns. The proposal tried to encourage the integration of automobile traffic into the site planning and aimed to create a boulevard with side roads and a plaza instead of a closed shopping mall. However, the vehicular access road at the ground level in this kind of an urban design can be a liability for healthy environments due to CO2 emissions and noise pollution. This problem of vehicular design would be amplified due to car parking along the road and on the plaza. It must also be emphasized that the brief’s requirement of servicing from a ring road was not taken into consideration. The architectonic qualities of the blocks did not satisfy the jury members. Also the overall glass cladding of the block surfaces creates heavy maintenance problems for the client (Competition Catalogue, 2011).

- **Mario Botta:**

As shown on the panels of the Botta Architects competition exhibition, the highly appreciated line of Botta Architects design understanding, which is very successful for most of the building types, were extended to urban design of such an advantageous site overlooking the Bosphorus in Istanbul. In general, a systematic and orderly detailing of the program is observed. However, the design approach did not cover a site analysis in its urban context. Did not take the external dynamics of the site into consideration. The project did not consider the Bosphorus view as much as it should have and even some dwelling units of the main block are facing the interior courtyard. The serviced apartment units, etc., in most cases, are facing the next block in such a large site. Similarly, the central public space is very introverted and does not open to the Bosphorus. The three blocks on the northern side are not articulated for different functions and there is a sense of insistence on forcing functions to fit in forms. There are no cultural community activities to establish an internal dynamics that may be carried out to the other parts of the site as activity generators. The overall scheme is the result of a very formalistic approach and did not satisfy requirements of the brief, where it was suggested to create an inviting public space (Competition Catalogue, 2011).

- **Gregotti Associati International spa / (Vittorio Gregotti) + ARUP Consortium:**

The search for architectonic qualities for individual buildings of this proposal was appreciated. Even though the research for using different materials such as wood and natural stone was also appreciated, the maintenance costs of such large surfaces of wood, open to the very windy and rough weather conditions of the Bosphorus is a very critical aspect of the proposal. This proposal with the “citadel on top of the hill” reference was found to be lacking the qualities that the competition brief was asking for (Competition Catalogue, 2011).
desire to create an inviting public space and the maximum use of the Bosporus view were not considered in this scheme. It was also interesting that the visual, urban and detailing references for most of the proposed schemata were derived from Arabic contexts rather than the region to which Istanbul belongs.

- **Coop Himmelblau (Wolf Prix) + Uras & Dilekci Architects Consortium (Emir Uras, Durmus Dilekci):**

The proposal made a clear analysis of many issues concerning the site. For example, it observed the metro tunnel developed the circular road on the site properly and as a consequence has the best vehicular approach and site servicing is very clear. There is a very successful land use development proposal. Although the proposal is considered as good research in urban matters promising to deliver a very vibrant and rich environment, it neither had the face validity, the urban test for the proposed assortment of volumes, forms, nor coherent geometries and their relationships. The wind turbine on the project also is not considered as a realistic solution since the wind direction in Istanbul is north-east instead of the north direction, as claimed in the proposal document of the design group. The wind speed required may not be achieved due to the forthcoming urbanization around the site. The changing and twisting plans of the residential and office blocks would create daylight, access and plan organization problems on lower levels, where the blocks get wider. The interiors of the retail area seem to create a very vibrant and dynamic environment (Competition Catalogue, 2011); however, such large circulation areas might create operational and financial problems in retail functions. Residential block plans are not due to new research, and in general the changing section of the blocks may not lead to a healthy solution.

- **GAD Architecture Gokhan Avcioglu + Odile Decq / Benoit Cornette + Architectes Urbanistes Consortium:**

This proposal provides in this context some good clues for a better environment like the proposed upper level park to be developed on the site. Movement patterns and entry points were all well worked out. Taking the security control systems and linkage systems as site planning and urban design principles were very well thought of as design attempts. The idea of having a grand bazaar type of a podium structure would have been a good idea if all the qualities of such a structure were to be developed. This was neither articulated in its present context nor extended to other parts of the site and the idea rather stayed as an unfulfilled promise. On the other hand, The way the offices, housing and hotel functions were designed does seem to promise a rather critical interrelationship in terms of urban crowding and overlooking due to their masses. The “High Park” theme does not convey the meaning it carries in this scheme with its unsatisfactory pedestrian functions. The high number of blocks,
their varied forms and the way they were placed on the site force the pedestrian level to turn into a cluttered environment, where orientation becomes a problem. Also, the architectonic qualities of the blocks at this stage of development did not satisfy the jury (Competition Catalogue, 2011).

- Has Architecture Ltd. (Ayse Hasol Erktin, Doğan and Hayzuran Hasol) + Llewelyn Davies Yeang Consortium (Ken Yeang):

The proposal focuses on ecological aspects of urban planning and green architecture aspects of building, which is very recommendable especially for this size of an environment. However, although ecological and “green architecture” was the main argument of this project, the jury was not convinced, and in some cases was not satisfied with the specific proposals since some of the ecological concepts were used as formal and aesthetic elements rather than as a system. This problematic attitude is reflected in the heavy use of lawn surfaces on the facades and roofs of the buildings, since maintenance problems and related costs of such experimentation may cause problems of sustainability. Similarly, use of the concept of ‘fissure’ so strongly emphasized in the visual presentations, were not covered in the conceptual presentation. Their role and internal order was not very clear in the system proposal. ‘Ecological core’ as an idea is important for the betterment system of basements, however weather effects on such a territory may have grave consequences on the sustainability of the idea. Although the scale of the buildings above the podium is human, the environment they create on the surface is not lively. The architectonic qualities of the blocks did not satisfy the jury members. Their placement and the final composition create an impression of crowding. The ring road under the eco shell must be checked for being right in terms of underground construction setback lines Finally, the land for this development will become a sub centre of the city when completed, and therefore should try better links with a system in the city rather than claiming an identity without continuities (Competition Catalogue, 2011).

- Selim Velioglu / seARCHITECTURE Consortium (Erce Funda, Sunaj Jusuf):

This project is mainly developed due to a clear separation of the residences and other functions in a clear way. The residence blocks are appreciated for their architectonic identities. However, the playfulness of the proposal cannot be tested against the sense of austerity the project and the brief requires. Even though some parts of the layout and arrangement of the blocks are well thought, the overall arguments of the project were found naïve (Competition Catalogue, 2011).
- SUTE Ltd. (Umut Inan):

Even though this project satisfies most of the functional criteria of the brief, the lack of the architectonic and urban qualities and problems of using contemporary means of architectural design communication mediums makes this proposal very problematic (Competition Catalogue, 2011).

- Cafer Bozkurt Architecture Ltd. + Asp Architekten Stuttgart Partnership (Mete Arat, Cem Arat):

The overall environmental analysis of the proposal is highly appreciated. It is successful both conceptually and contextually. The overall plan formulation and the way its formal solutions were developed is well worked out and the distribution of volumes is appreciated. The pedestrian and traffic accesses are also working well. The orientation of the volumes is well thought out. However, it is advised to reconsider the office block views, where they are facing the retail area on one side and residences on the other side. The residential blocks’ orientation and the location within the site are appreciated, whereas their skin is criticized. The facades of these blocks are to be studied further with a more realistic approach, combining the internal needs as well as external expressions. The way the new complex relates with the existing office block in the site is also good. Even though the argument of the project is to create an urban window to the Bosporus, it is heavily criticized with the over-filled sunken plaza, where Bosporus view is not considered. It is advised to remove the large size volumes within this sunken plaza in order to make it more inviting and also let the Bosporus view to be seen from inside. However the developers and the jury are open to new type of activity proposals. It is appreciated that the project comes with many sustainable energy usage alternatives. The suggested transparent and energy producing roof should be very well examined in terms of initial construction and sustainable maintenance costs. The iconic qualities of the life-style hotel block are to be considered and developed further. The poor architectonic qualities of the convention hall volume and its access points are to be reconsidered and redesigned (Competition Catalogue, 2011).

- Mimarlar Tasarim (Han Tumertekin) + Hashim Sarkis + George Hargreaves Consortium:

This project is highly appreciated with its minimalist and pristine approach to the requirements of the given brief. The simple but exciting long block and the related different functions are cleverly solved. Also the use of artificial topography underneath this long block and its incision with pedestrian routes is well thought. However, it is advised to elaborate the width and the interior usage of these routes as well as their connections. The depth of the
streets needs to be highly studied once again in terms of wind interference and sunshine entry. It is also asked to consider the use of sloped roof gardens instead of varying the height of the blocks. One of the two strong oppositions to this project is the orientation of the main volume, since its narrow face is facing the best possible Bosporus view. The architects are advised to develop ways to maximize the use of Bosporus view from the wider facades of the blocks. The second skin covering the blocks are open to further study due to environmental conditioning problems. The orientation of the ‘wall building’ is also an important problem from solar gains during the summer. Another criticized point is the area of the artificial topography, where it is exceeding the allowed construction footprint area. The loops within this ring road to avoid the excessive traffic circulation are appreciated. In order to develop ways to create terrace houses for the elderly, the artificial hill is advised for further study, instead of the existing closed courtyard houses. The potentials of this artificial topography should be developed further in order to maximize the use of the Bosporus view. The proposed mound around the circular road would be helpful in order to decrease environmental noise and gas emissions for this area. The flexibility of the residential plans are highly appreciated however, it is advised to consider once again the alternative façades that should be applied to the residence blocks in order to identify them among the office and hotel blocks. It is also advised to study furthermore the location and the access of the convention area (Competition Catalogue, 2011).


The overall strong and iconic formal qualities of the project attracted the attention of the jury members. The entrance point, the use of open air spaces and the use of Bosporus view is appreciated as well. Although the project needs to be highly developed furthermore, the jury would like to appreciate the courage to create such a different and dynamic form for this brief. However, the structural problems are one of the main critical issues of this scheme. Structural behavior of the building has to be studied extensively without deforming the main concept. It is also advised to create ways to use alternative surface finishes other than glass without changing the overall form. It is also required to develop ways to make the building in several phases, thus it is advised to consider the splitting of the main mass and consequently the form into parts, without changing the overall rotating and skewing form. Articulation of these volumes reflecting the functions they are housing is also advised (Competition Catalogue, 2011).
The proposal depends on a highly developed research and a good support of consultancy services. The facility services programming is good as well. The emphasis on cultural activities and sports activities is plausible since such alternative uses were asked from competition participants to be offered. This proposal also attracts attention with its very dynamic layout and volumes. The pedestrian areas are well thought and also it is appreciated that the proposed green roof area is connected with the existing green area across the site. However it is suggested to add some more additional functions on top or connect the roof with the functions underneath in order to attract people and especially a quality population to the park above. The organic plan layout of the retail area underneath the green roof is also appreciated, where it is advised to keep the number of seats for the auditorium within the limits of 1500 seats. The suggestion to use the auditorium as a concert hall rather than a convention hall only is also appreciated and welcomed. It is advised that the narrow angles of the triangular buildings should be restudied. The narrow angles create some plan layout problems in some blocks that can be avoided by modifying the angles and depths of the blocks without changing the concept and the overall atmosphere. Furthermore, it is also advised to study the identity of the different blocks housing different functions. It is highly suggested to differentiate the residence blocks from the office blocks. It is also recommended to remove the facade elements that are transformed into floor surfaces or artificial waterfall elements. It is also advised to reconsider the excessive use of triangular shapes and construction modules without further study in the overall project, especially on the facades of the blocks. However, the modifications to the project should not alter the spirit of the overall project as successfully reflected on the model (Competition Catalogue, 2011).

- **Tabanlioglu Architects Ltd. (Murat and Melkan Tabanlıoğlu):**

The overall scheme is found very dynamic where the skin is transformed into an artificial hill. The effort to create such a topography and using it as an open public area, and maximum use of Bosporus views from this open space is also appreciated. However there are some questions that pertain to the slope of this topography where it may discourage people who would like to climb. Also privacy issue of the blocks is another point that should be considered where the blocks meet this artificial topography. The slits on the skin and on some parts of the surface should also be considered once again, since they might not be wide enough to let enough daylight below. The tension between an organic artificial topography and the solid archetypal blocks is also appreciated. The transition of the natural stone skin with its strong facets into a softer green natural surface is remarkable. This transition and tension is also reflected in the atmosphere inside the retail area, with its almost science-fiction
inclination where as the upper level is considered as an undomesticated nature. However, the atmosphere created inside the entrance area has to be studied again since it might be uninviting as it is intended for such a public space. The “Miesian” qualities of the high rise blocks are appreciated. However, it is advised to reduce the width of the blocks in order to have more natural light near to the cores. The cloning of the blocks is also another aspect that should be considered where each of them is still housing different functions. The use of double skin on the resident blocks should also be considered, where direct Bosporus view from inside the flats is required. Also it is criticized that the overall project is based too much on pedestrian usage and pedestrian access where as it is expected that the people using this complex will use their own cars or taxis heavily (Ozkan, 2013). The pedestrian approaches are not developed so well. It is also possible that the main entrance corner with its wide-open ground area might be very empty if this corner is not supported by public transportation and pedestrian access.

As the last stage of the evaluation process five “Finalist Projects” (ERA Urban Planning + Architecture Ltd., Cafer Bozkurt Arch. + Asp Arch. Stuttgart, Mimarlar Tasarım + Hashim Sarkis + George Hargreaves, Emre Arolat Architecture, Tabanlıoğlu Architecture) have been selected by the last jury members, Charles Correa, Architect, India, Martin Filler, Architectural Critic and Journalist, USA, Omer Kanipa, Architect and Web Media Specialist, Turkey, Fumihiko Maki, Architect, Japan and Haluk Pamir, Architect, Academician, Turkey (Competition Catalogue, 2011).

Emre Arolat Architecture & Tabanlıoğlu Architecture JV’s project is selected by the Istanbul Board Number 3 for Preserving Cultural and Natural Assets in August 08 according to the zoning plan requirements. Zorlu Property Development & Investment Inc. has started the construction to complete the project by 2011 and almost finished the construction process at the end of 2013.

Figure 3., 4. The Model and The Perspective of The Zorlu Center Project, Emre Arolat Architecture & Tabanlıoğlu Architecture
3. Conclusion

Istanbul Linen Drapers Shopping Center’s Project (IMC Blocks) design and application process within the architecture and urban design competitions ontology in Turkey with its: multi partnered cooperative employer profile (the client); the unified activity skills of municipality officials and other bureaucratic, or technical actors; the political actors’ sensitivity towards the competition in question and modern architecture construction and their embracing of these with excitement and the national statute they attributed to the building complex, the multi identity, but compact jury; with its urbanism, architectural and detail competitions, which are each other’s prerequisites consisting of two, or even three stages just like the experience lived in the Berlin Potsdam Area transformation process realized in the last quarter of the 20th century, have produced a shopping center morphology which has active publicity aspects that are shaped with the city, determine the construction of the city and open to the city. The structure which brought the definition cancer cells of cities to shopping centers and is even marginal today – due to its circulation plans and contemporary definition it brings to the old-new, traditional-contemporary interpretation, a structure group which has about 160,000sqm of enormous construction area has been analyzed with a competition and despite the low profile construction sector, the project’s construction by almost remaining true to the total of the project (today, only 3% of competition projects are constructed), its flexible regulations content and the unclear urbanization and construction conditions in return; with its area data and the architecture of Tekeli, Sisa and Hepguler, which has achieved an international dimension within contemporary and furthermore
revolutionary architectural performance which is unfortunately rare in the Turkish architectural competition’s ontology.

Istanbul Linen Drapers Shopping Center’s (IMC Blocks) urban and architectural design competition realized between 1958 – 1967. The campus is located as an organic, sustainable part of the old Istanbul, is an urban related open structure which also gives a form to the last part of the historic peninsula as an urban threshold. The modern silhouette of the IMC Blocks is melting in the historical landscape of the Istanbul. IMC Blocks Project which has been created as a result of mat architecture ideology – concept is like a spontaneous accessible city in city form very similar to the traditional old Ottoman bazaar.

The client of the IMC Block project designer is not a capitalist investor / a person who wants to remap the city and its morphology but is a social integrated community constituted by the government, municipality, urban engineers, architects, city planners, the Linen and Draper Cooperative, and the public as the nationalist, secularist and socialist citizens of Istanbul. There is no accurate budget / low budget and a narrow range of construction methodologies / technologies and hard transportation conditions of the modern construction materials.

The IMC Blocks urban and architectural competition is a national design competition and does belong and also symbolizes the power of the revolutionist Turkish public in the 60’s.

The Zorlu Center Architecture and Urban Design Competition with no budget limitations but high technology of modern construction, realized between 2011 – 2013 is not a public / citizen related urban project, but related to a capitalist client as a private investor who is the representative of the neo-liberalist, religionist Turkey, and reforms / remaps the urban silhouette and redefines the morphology of the metropolis Istanbul.

The Zorlu Center Project with its restricted entrances is not a open public space but a gated / introverted compound and compact community in contrary to the designer’s propositions. It does look like an architectural anonymous combination of towers of power of the contemporary capitalism. In this case Istanbul is transforming continuous into a city without architecture and urbanism in the 21th century.

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