

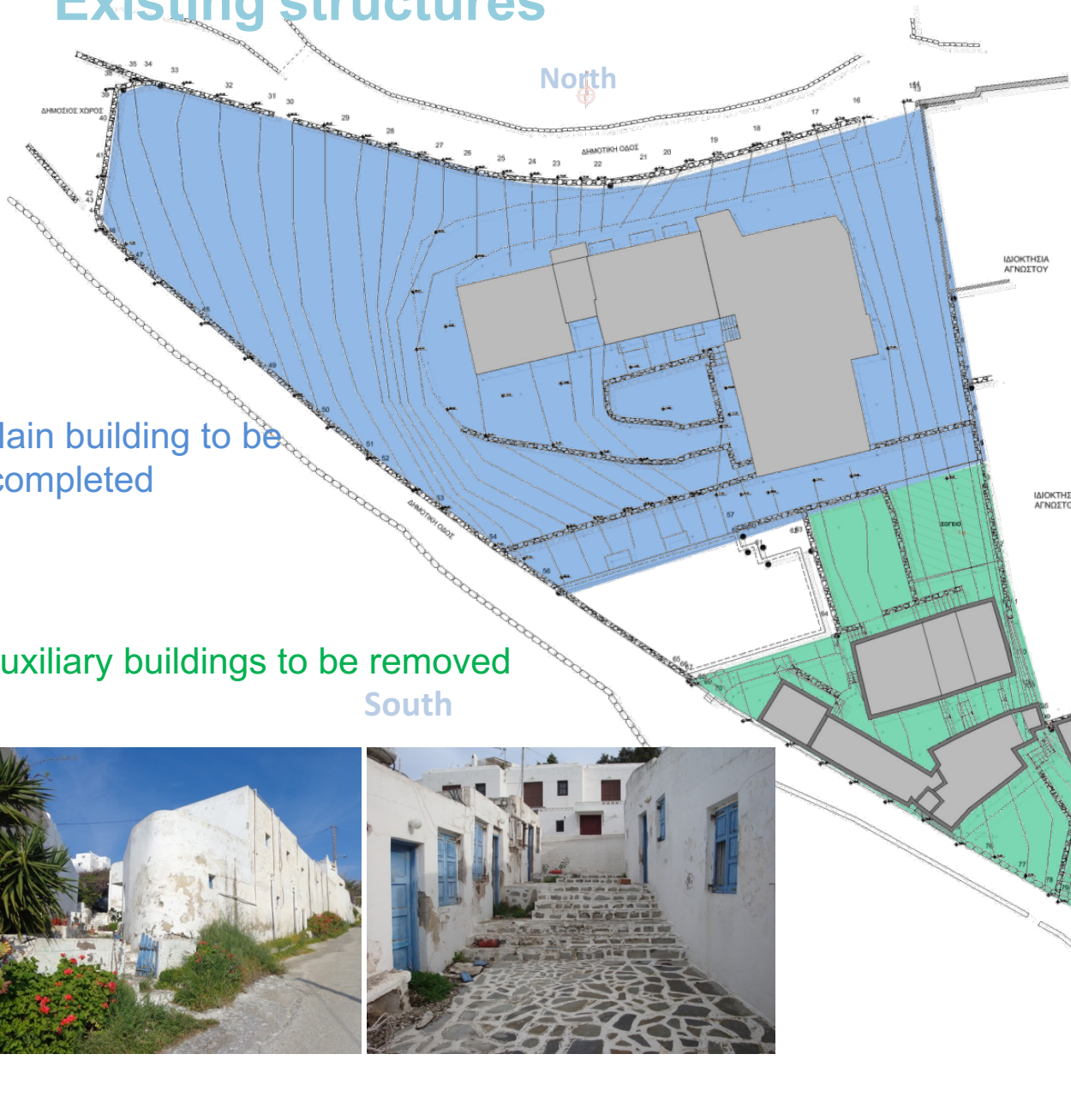
# The Plot

In a **quiet neighborhood**,  
on a hill with **uninterrupted sea view**,  
with **easy access**  
and  
in close proximity to the **city center** and the **old port**

Plot Size: 4.567,28 sq.m.



# Existing structures



Main building to be completed

Auxiliary buildings to be removed



# Landscape Character

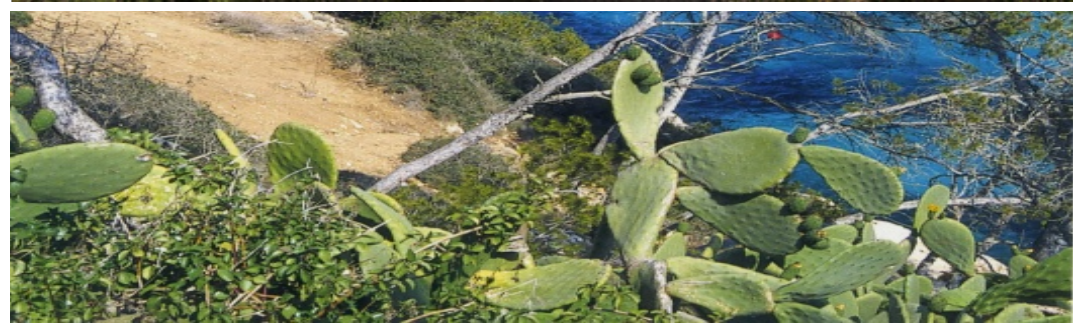
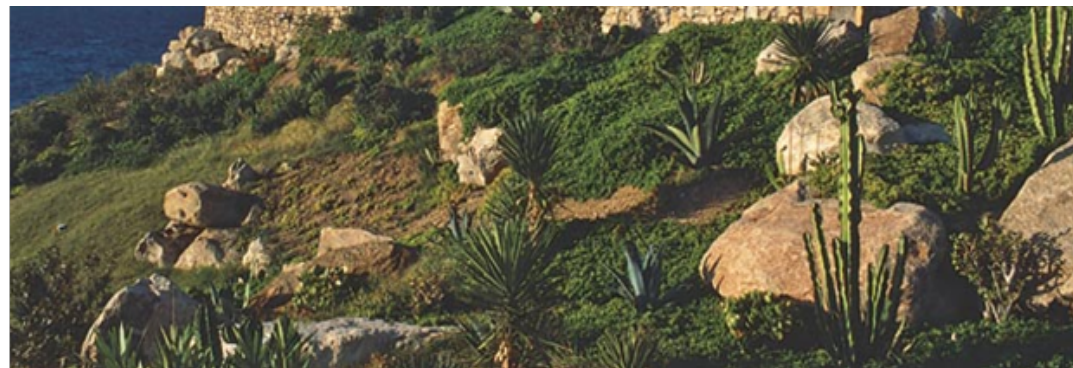
Integration in the Aegean  
Landscape/Softscape by  
using:

Dry stone walls creating terraces

Indigenous plantation

Rocky Xeri-Scape environment

Aromatic plants close to yards  
and main terraces



# Landscape Instruments

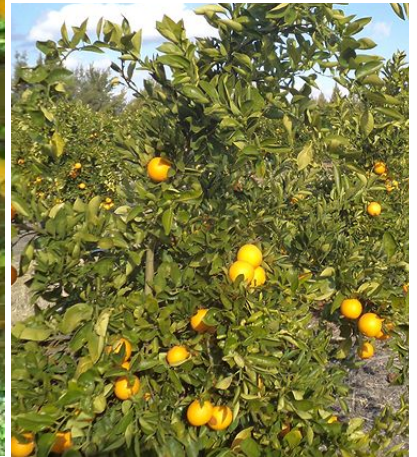
## Stone Terraces

Introduce landscaped dry-stone terraces to handle the relief and create leveled gardens



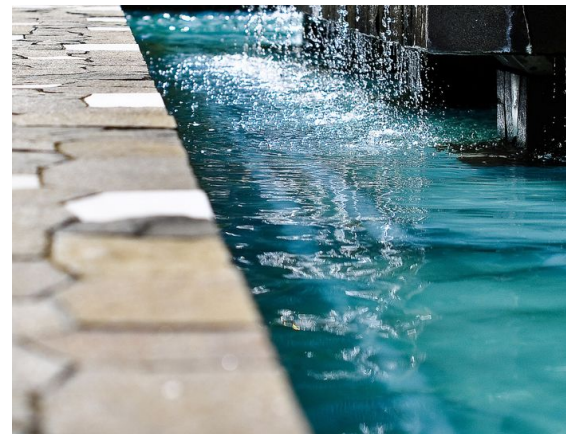
## Orchards

Offer a hideaway, framed by Mediterranean orchards...inspired by the scenery and topography of the countryside



## Water features

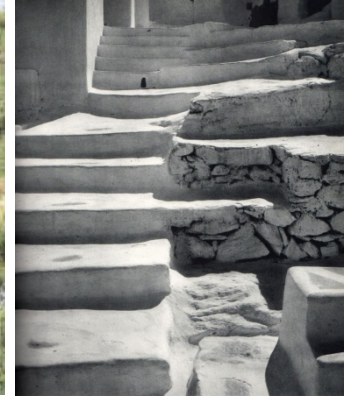
Insert water features, as a cooling element, as well as a unifying element that connects entrances and leads to the main central hotel pool



# Landscape & Architecture

## Approaching the Mykonian feeling

- Stonework tracing
- Flowing surfaces that pass gently from built to natural environment
- Absence of edges
- Shadows
- Small scaled yards and guest room outdoor spaces offering privacy and panoramic view
- Public terraced spaces



# Building Program

<b>Luxury Hotel in Mykonos</b>		
<b>Realised footprint</b>	447,69	
<b>Realised gross floor area</b>	742,28 + 312,75 (basement) = 1055,03	
<b>New basement floor area</b>	127	
<b>Room Types</b>	<b>Keys</b>	<b>Net area per unit (m2)</b>
<b>Junior Suites</b>	10	35-40
<b>Executive Suites</b>	3	40-47
<b>Vip Suite</b>	1	47
<b>Presidential Suite</b>	1	60
<b>Total Keys</b>	<b>15</b>	

# Building Program

by level

Building Programme by level						
Level	Building	GuestRooms / FOH / BOH	Net Area (m2)	Courtyard(m2)		
				Pool Courtyard (m2)	Entrance Courtyard (m2)	Terrace-Balcony (m2)
<b>Ground Floor</b>	<b>A</b>	Junior Suite 1	40	24	6	
		Junior Suite 2	40	34	12	5
		Storage	5			
	<b>B</b>	Executive Suite 1	47	41	14	
		Executive Suite 2	47	30	14	
		Storage	5			
	<b>C</b>	Junior Suite 3	35	20	8	
		Reception (Foyer, Lounge Bar)	36			
		Office	8			
		Wc-Luggage Rack	8			
		Corridor-circulation	20			
	<b>D</b>	Junior Suite 4	40		5	16
		Junior Suite 5	40		6	16
	<b>First Floor</b>	<b>A</b>	Vip Suite	47		
<b>B</b>		Junior Suite 6	37			8
		Junior Suite 7	37			8
<b>C</b>		Executive Suite 3	45			12
		Junior Suite 8	35			15
<b>D</b>		Presidential Suite 1	60			15
<b>Basement</b>		<b>A</b>	Wine Restaurant-Pool Bar	114		
	<b>C</b>	Junior Suite 9	40	37		
		Junior Suite 10	40	28		
	<b>D</b>	Spa Pool - Sauna-Hamam - Treatment rooms	77			
		Staff Lockers-Wc	17			
		Storage	15			
		Electromechanical Space	60			
Corridor-circulation	55					

# MEP

## Scope of design

- i. Electrical power (incl. substation, distribution, low voltage, emergency power, UPS, etc)
- ii. Grounding, earthing & lightning protection
- iii. Lighting (indoor & outdoor) – General, emergency & lighting control
- iv. Fire protection & alarm systems
- v. HVAC
- vi. Sanitary plumbing, waste water & storm water drainage
- vii. Water supply & distribution (incl. hot water systems)
- viii. Pool water systems
- ix. Irrigation
- x. Lifts
- xi. Building Management Systems (BMS or KNX)
- xii. Security systems (intrusion alarm, access control & CCTV)
- xiii. Telecom & data systems
- xiv. Public announcement system
- xv. Hotel management & infotainment systems (R+TV+SAT, etc)
- xvi. Kitchen & laundry support systems
- xvii. Architectural lighting design



# MEP

## Spaces Requirements

- i. MV substation
- ii. Emergency Power Generator
- iii. Electrical room
- iv. Low power systems & telecom rooms
- v. Water tank
- vi. Water treatment & pump room
- vii. Hot water production & storage
- viii. Outdoor HVAC equipment

### Restaurant / Kitchen systems

- LPG tanks storage
- Kitchen hood extraction ducts and fans, filters
- Hot water production & storage
- Grease collector

### Pool systems

- Pump rooms & overflow tanks

# MEP

## Low Power Systems, A/V Systems

### System Requirements

Client/Operator to define specific requirements and provide respective brief. Systems to consider:

- Telecom and possible use of IP telephony
- IP TV & room infotainment (SatTV & pay TV requirements)
- WiFi coverage
- PA, audio & music in common areas
- Hotel room management system (access control, HVAC control, lighting control, etc.)
- Security systems and CCTV

