RENEWAL DESIGN OF

MOHAJONPOTTI, LALDIGHIRPAR & KALIGHAT, SYLHET,

BANGLADESH

GROUP 03

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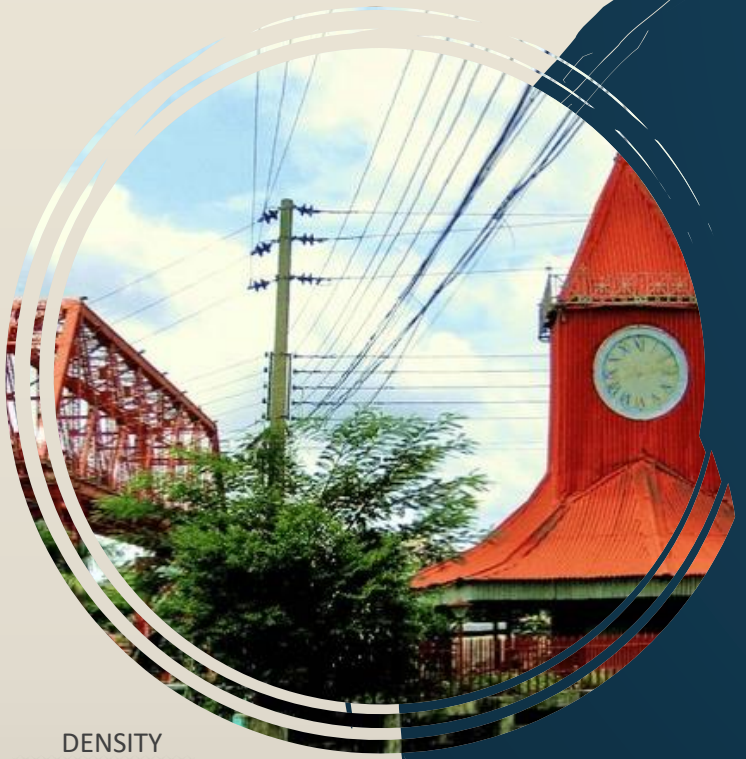
INTRODUCTION

Urban design definition- Urban design describes the physical features that define the character or image of a street, neighborhood, community, or the City as a whole. Urban design is the visual and sensory relationship between people and the built and natural environment.

ELEMENTS OF URBAN DESIGN

- Buildings.
- Public Spaces.
- Streets.
- Transport.
- Landscape.

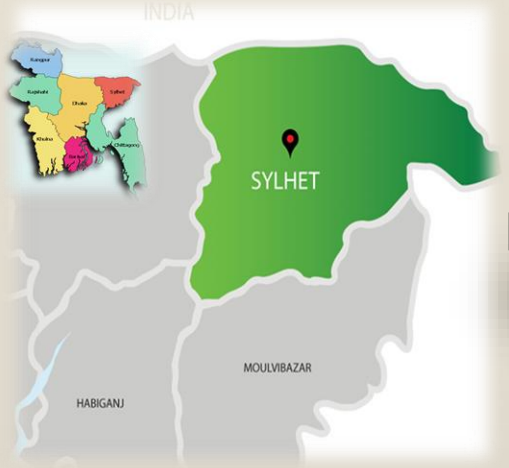


SYLHET

Sylhet is one of the districts, whose natural environment is totally different from the others. The maximum portion of the city is hilly. Sylhet is a metropolitan city in northeastern Bangladesh. It is the administrative seat of Sylhet Division. The city is located on the right bank of the Surma River in northeastern Bengal. Sylhet is one of Bangladesh's most important spiritual and cultural centers. It is said to be the spiritual capital of Bangladesh. It is one of the most important cities of Bangladesh..

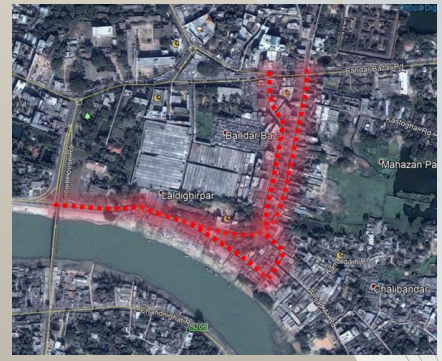
INTRODUCTION

Site Location: Laldighirpar, Mohajan Potti, Kalighat Sylhet. Sylhet, Bangladesh.

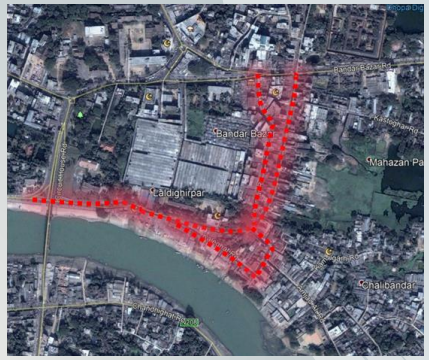


CHRONOLOGICAL MAP

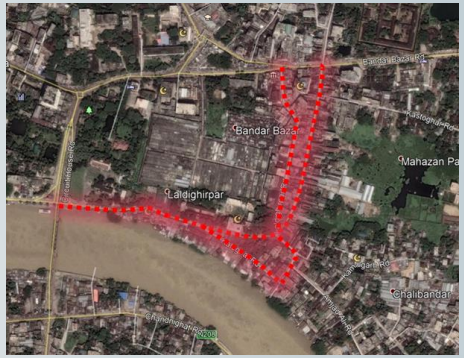
2000



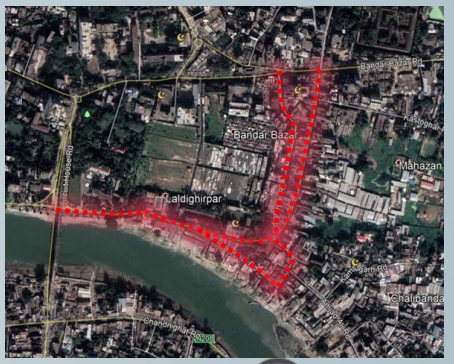
2005



2010



2015



2020

HISTORY OF SELECTED SITES:

KALIGHAT

- MOHAJON POTTI
- SHAHCHOT ROAD
- LALDIGHIRPAR
- AMJAD ALI ROAD
- KALIGHAT
- PEYAJ POTTI
- DAK BANGLA ROAD

HISTORY OF SELECTED SITES:

We all know that most of the oldest cities in the world developed around rivers because they played a major role in sustaining the city itself. Rivers provide water, support natural processes like flood prevention and provide habitats for plants and animals. Some cities grew up around intersections of ancient trade routes. Rather than a center of agriculture or manufacturing, these cities were large marketplaces focused on trade. Such cities often formed where goods would move from one mode of transportation to another, such as at a river or ocean port. In the earlier age it was easy to move goods from one place to another by boat or ship because there was no other reasonable transportation system.

That is how our site basically developed around river Surma. This is a famous commercialized area of Sylhet city. The entire area was known as Kalighat, then it divided into Kalighat, Lal dighir par, Mohajon potti, shah chottor and many more roads.

KALIGHAT:

- Kalighat is a traditionalist place of Sylhet city.
- There is a kali temple and a ghat in this area, the ghat is mainly used for that temple.
- The people of this area named the place Kalighat on the basis of that temple and the ghat.

Kali mondir

Kali ghat

HISTORY OF LALDIGHIR PAR

- In the area of lal dighir par there was basically a lake.
- The naming of this area was based on that lake.
- Then the government fill the lake in the year around 2000-2002 and place the hawkers market there.

1985

2000

Lal dighir par entry

HISTORY OF MOHAJON POTTI

- Before our independence the Pakistani lender sat there with their business, they also lived there with their family.
- They did their business here. The whole area was under them.
- Lender means Mohajon in Bengali. So that's why people named the place Mohajon potti.

Mohajon potti entry

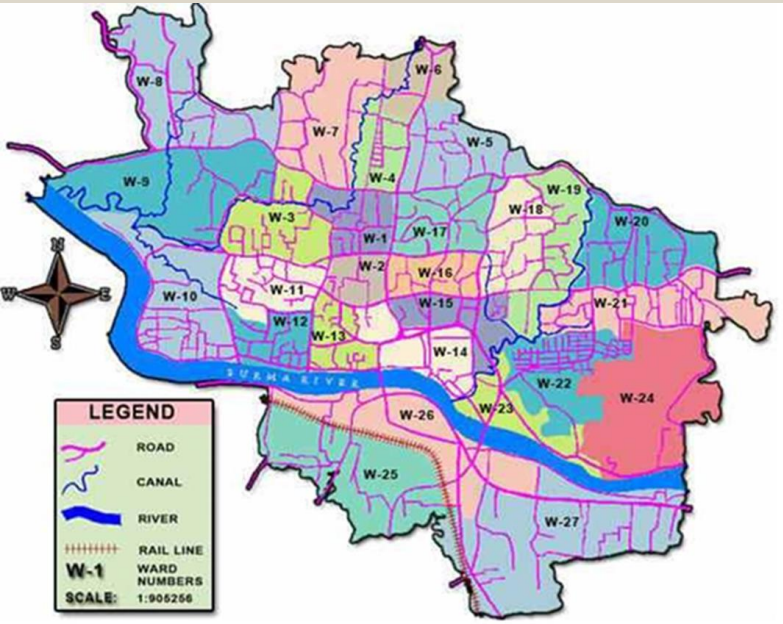
SITE LOCATION -

Location:

- Laldighirpar,
- Mohajon Potti,
- Kalighat

Sylhet, Bangladesh.

- Ward no: 14(Sylhet city corporation area)



LALDIGHIPAR

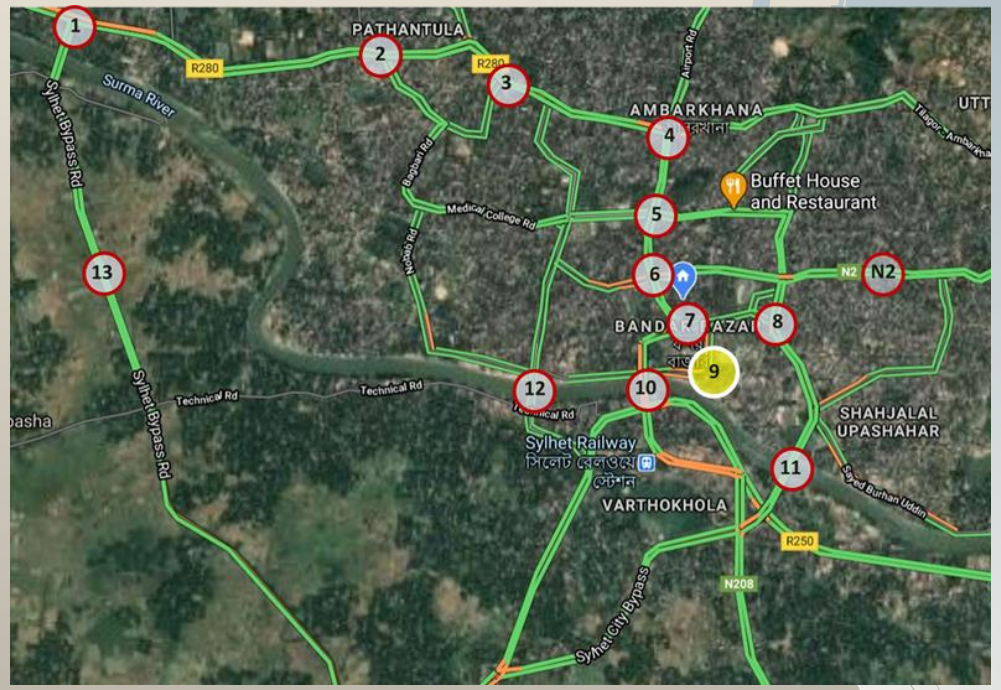
MOHAJON POTTI

KALIGHAT

ROAD NETWORK

1. Temukhi point
2. Medina market point
3. Shubidbazar
4. Amborkhana
5. Chowhatta
6. Zindabazar
7. Bondor point
8. Subhanigat
9. Site Area
10. Keane bridge
11. Shah Jalal bridge
12. Kazir bazar bridge
13. Bypass road

N2. Tamabil Rd



EXISTING ROAD CONDITION

DAK BANGLA ROAD

LALDIGHIRPAR

MOHAJON POTTI

KASTOGHOR ROAD

SHAHCHOT ROAD

KALIGHAT

AMJAD ALI ROAD

PEYAJ POTTI

EXISTING LAND USE

COMMERCIAL

RESIDENTIAL

INSTITUTIONAL

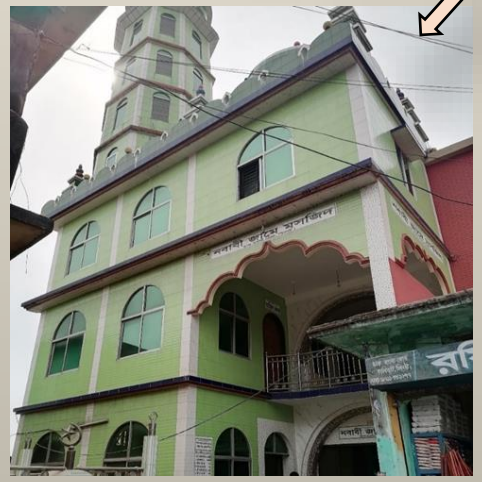
RELIGIOUS

GREEN SPACE

Sylhet Central Jame Mosque

Sylhet Govt. Pilot High School

Muslim Student Hostel



Nobabi Jame Mosque

Shahchot Jame Mosque

Teachers Quarters Of Pilot High School

PROPOSED LAND USE

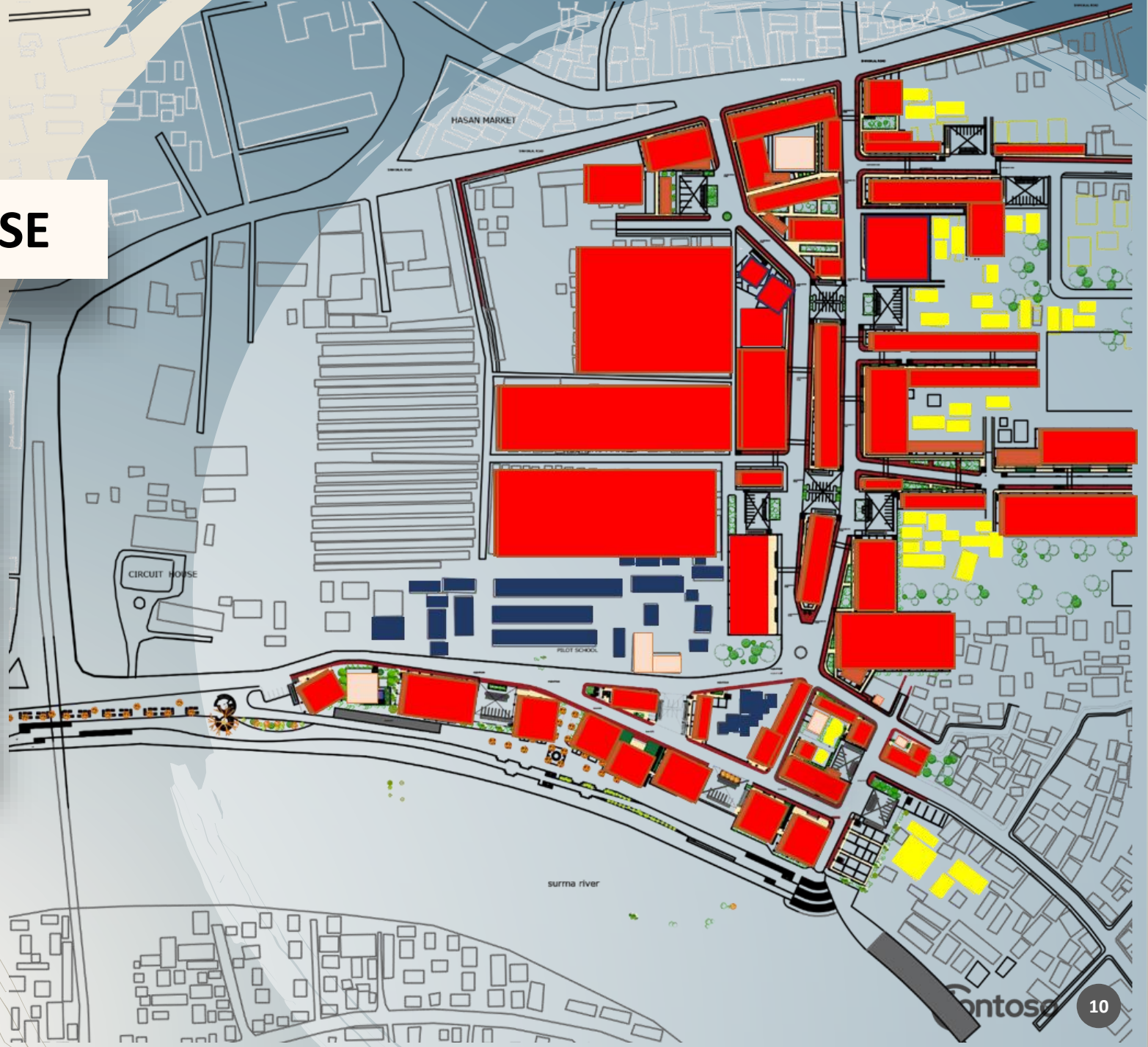
COMMERCIAL

RESIDENTIAL

INSTITUTIONAL

RELIGIOUS

GREEN SPACE



PERCENTAGE OF ACTIVITIES ON EXISTING PLAN & PROPOSED PLAN

COMMERCIAL

RESIDENTIAL

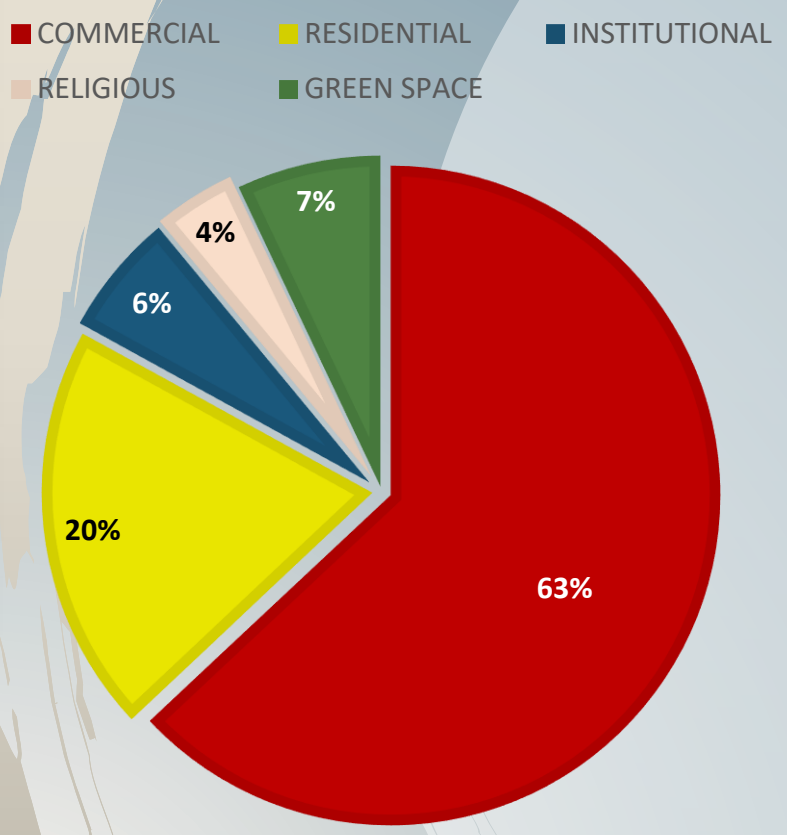
INSTITUTIONAL

RELIGIOUS

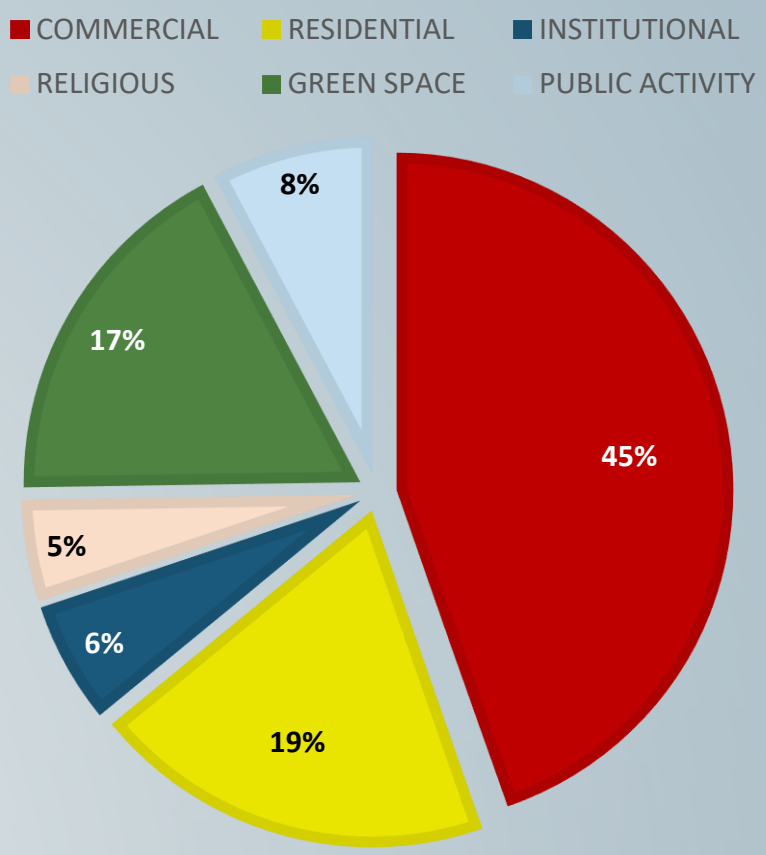
GREEN SPACE

PUBLIC ACTIVITY

EXIXTING LAND USE

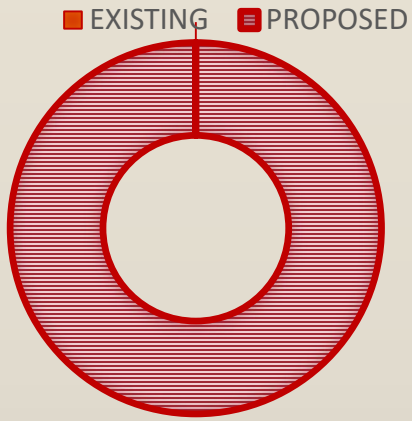


PROPOSED LAND USE

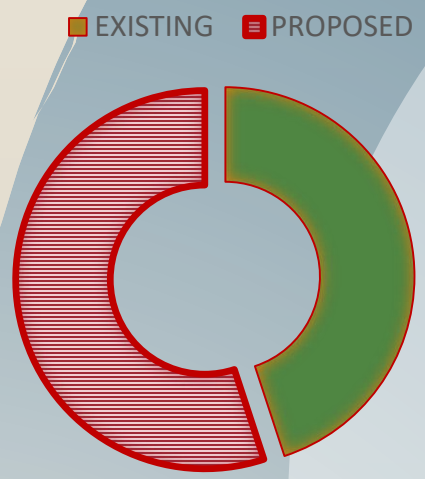


PROPOSED LAND USE GRAPH

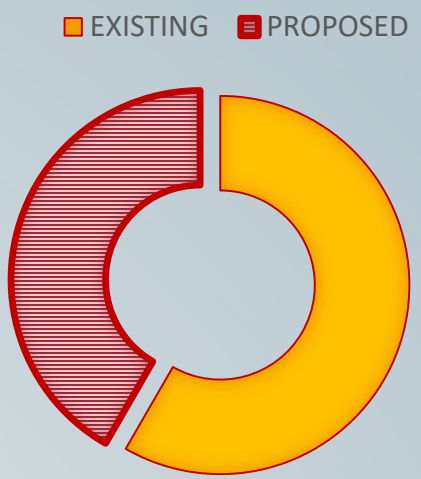
PUBLIC ACTIVITIES



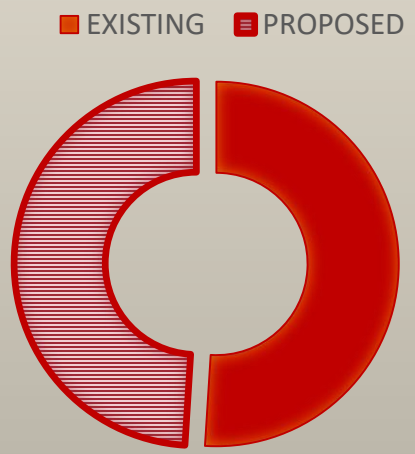
GREEN SPACE



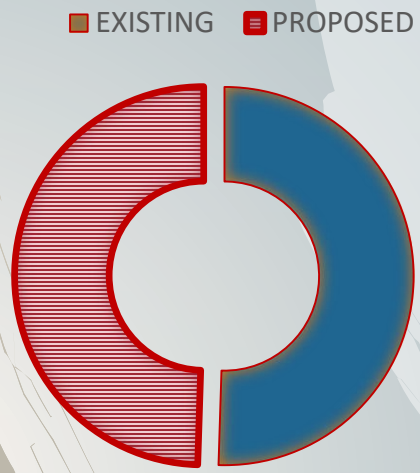
COMMERCIAL



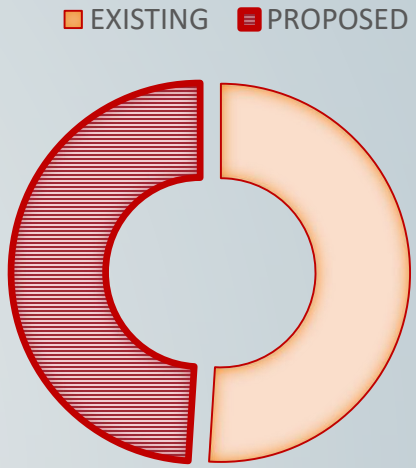
RESIDENTIAL



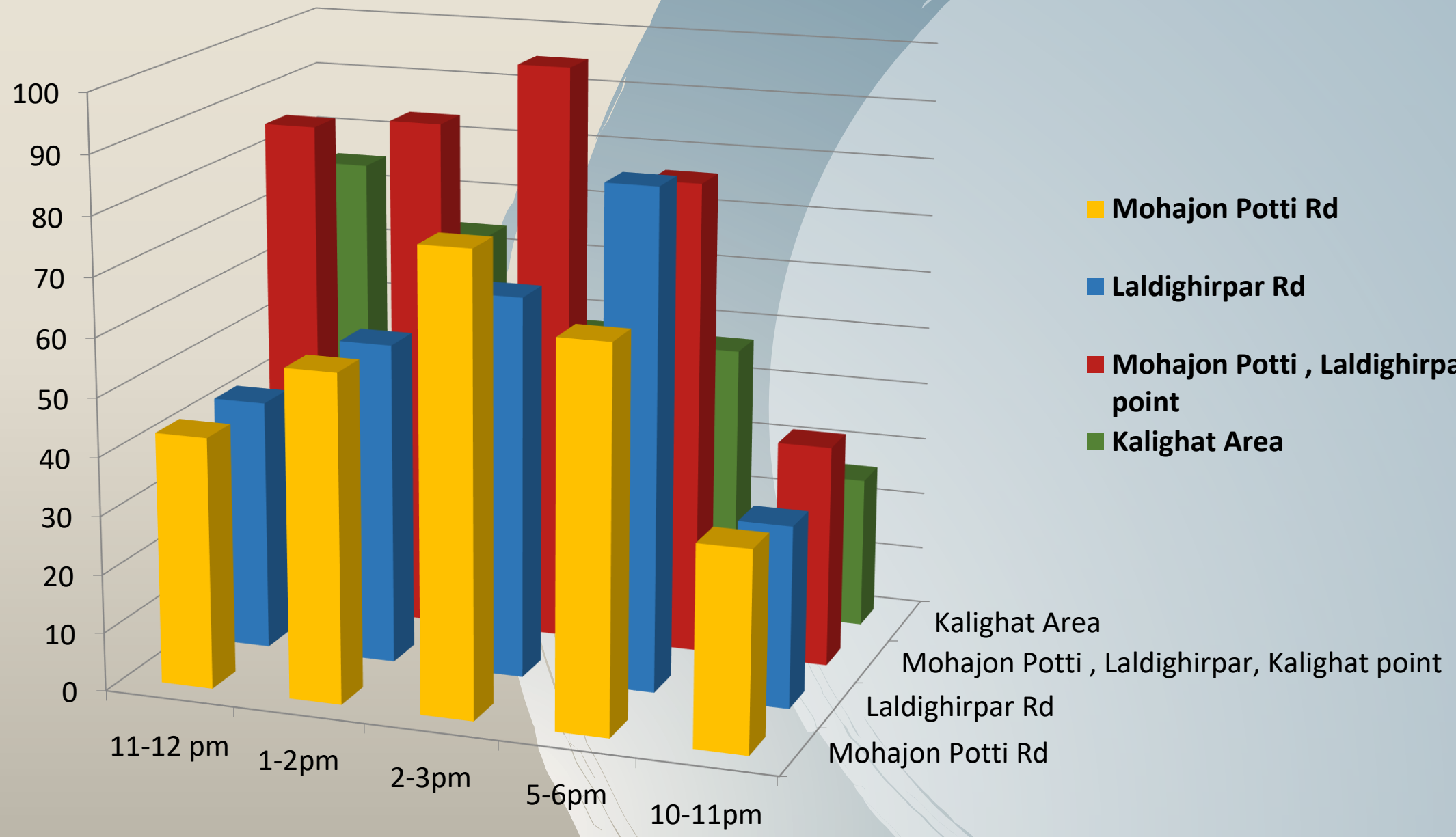
INSTITUTIONAL



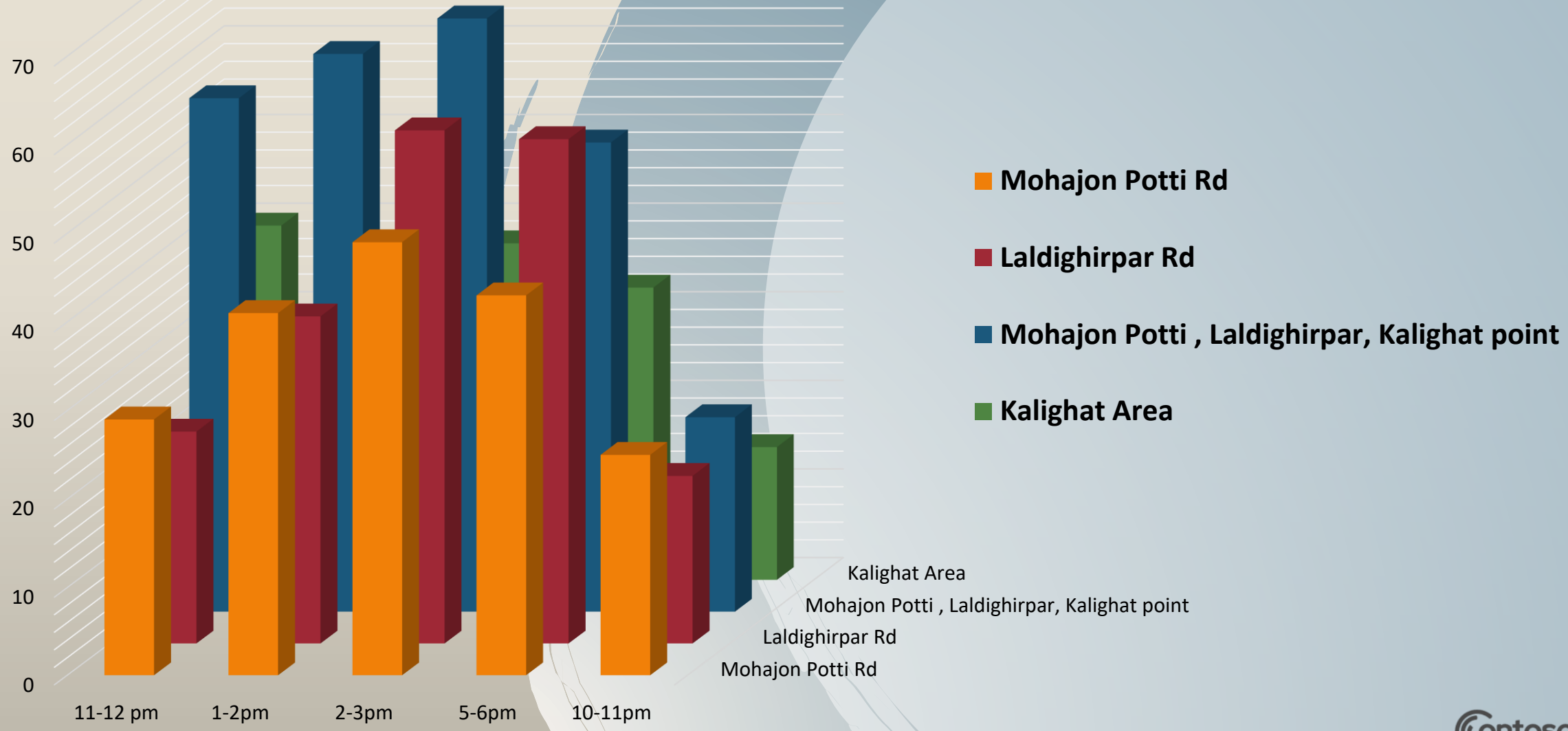
RELIGIOUS



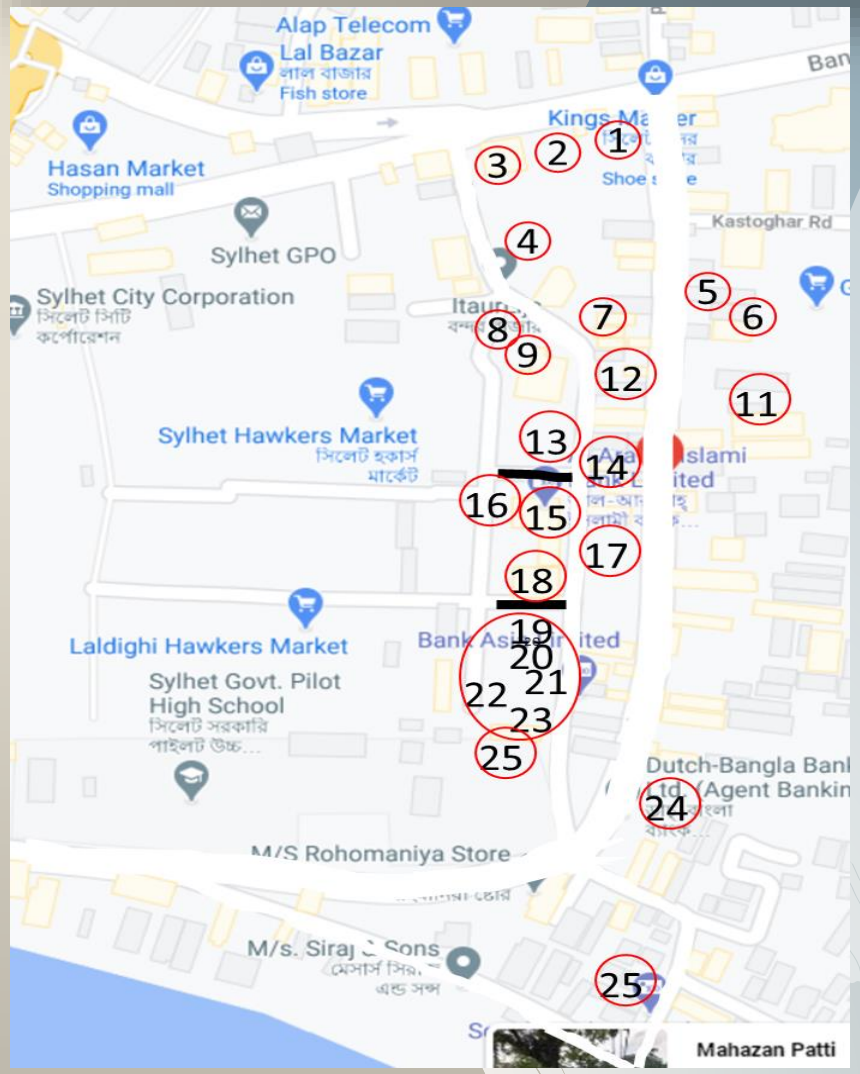
TRAFFIC MOVEMENT PER MINUTE



PEDESTRIAN MOVEMENT PER MINUTE



EXISTING BANKS



1. BRACK Bank
2. Rupali Bank
3. NRB Bank
4. Pubali Bank
5. Sonali Bank
6. NCC Bank
7. UCB
8. Meghna Bank
9. Islami Bank
10. UCB
11. NCC Bank
12. Southeast Bank
13. Rupali Bank
14. BRAC Bank
15. Al-Arafah Islami Bank
16. Mercantile Bank
17. One Bank
18. Mutual Trust Bank
19. Prime Bank
20. National Bank
21. Premier Bank
22. Bank Asia
23. Dhaka Bank
24. Dutch Bangla Bank
25. IFIC Bank
26. Sonali Bank

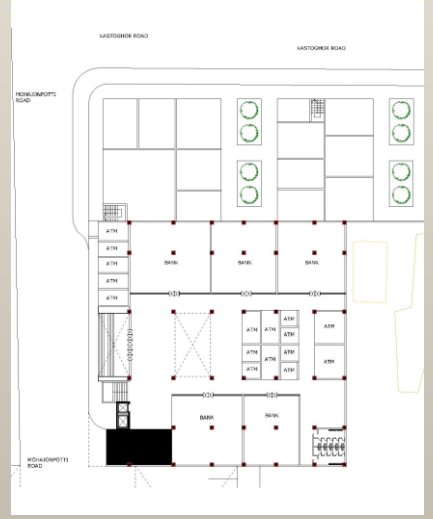
-Highly financial area

Bank study:

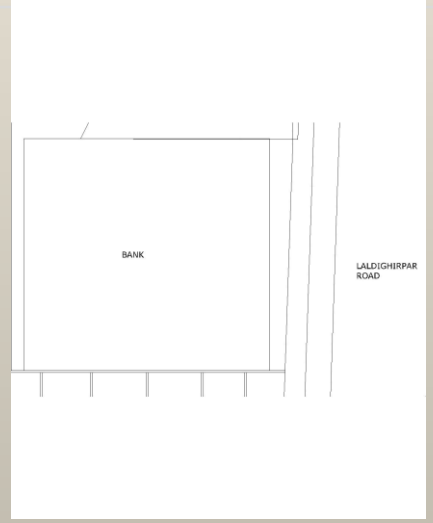
- The existing banks are located in different places.
- Those sq.ft. are 1800, 2000,2200.
- We created two zone for the banks. One in Mohajon potti, one in lal dighir par.
- It will be easy to find them in one place and also will decrease the traffic.
- We gave 2000-2200 sqft spaces for each banks.
- We also proposed parking for this zone.

As per the ground floor coverage we will need to make 7-8 storied building for the bank zone.

NEW ZONE FOR BANKS



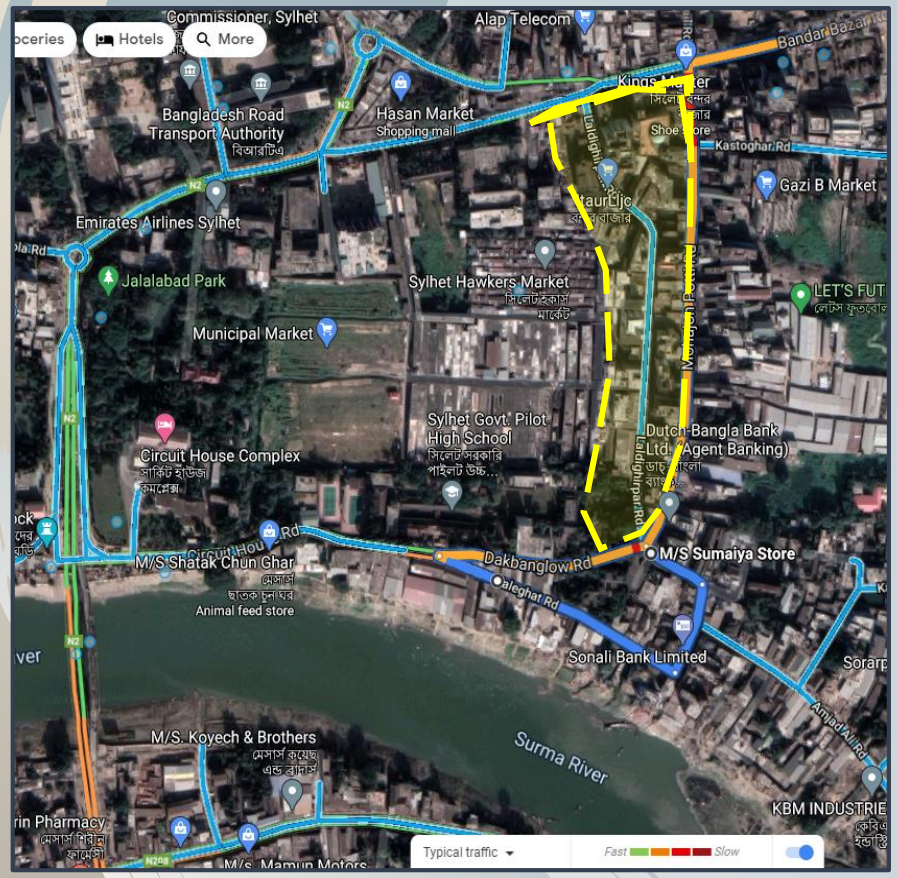
MOHAJON POTTI



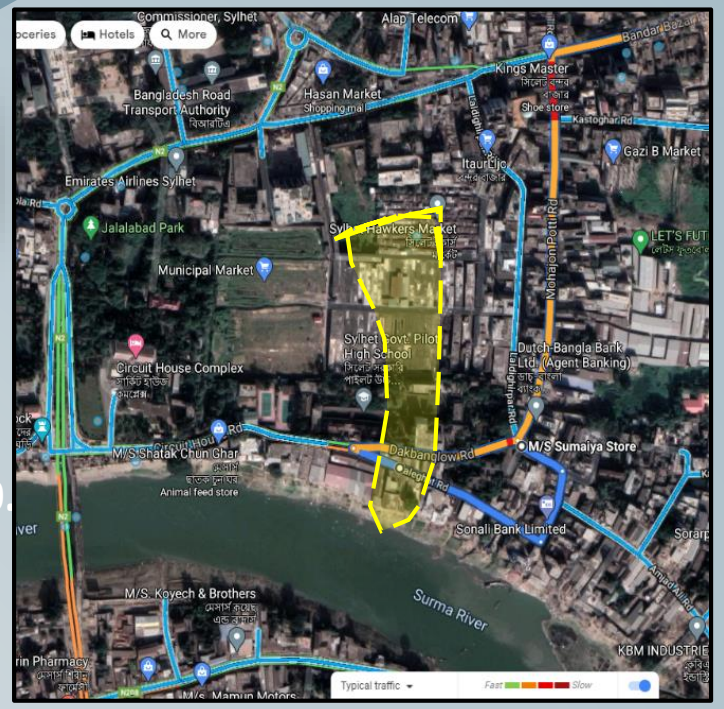
LAL DIGHIR PAR

Contoso

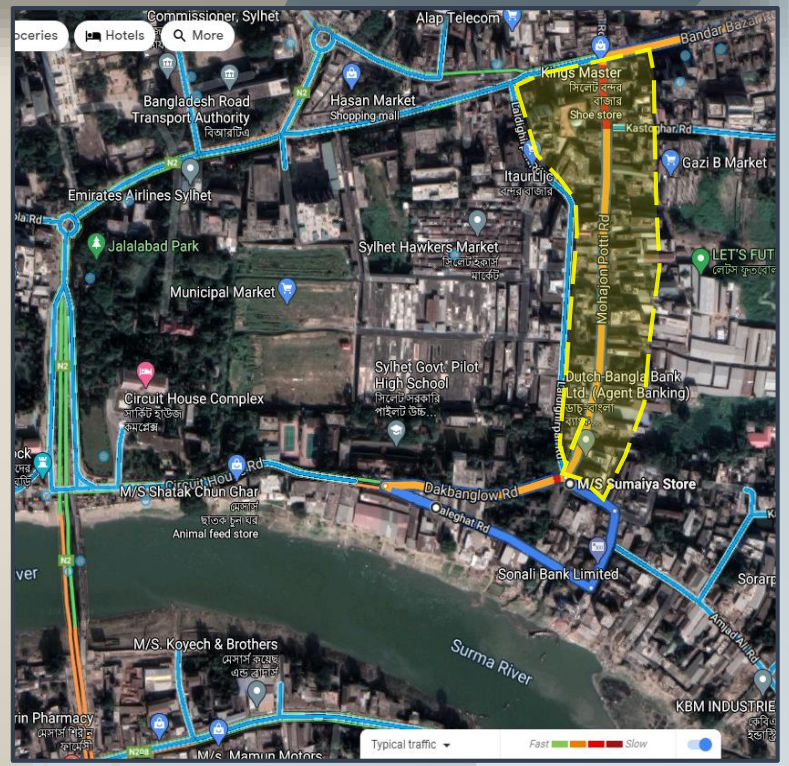
EXISTING CONDITION OF LALDIGHIRPAR

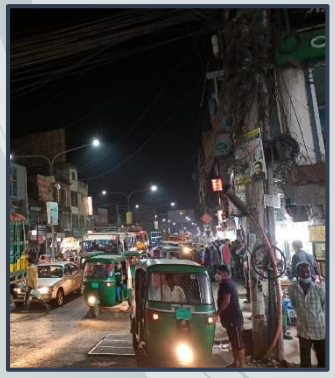


EXISTING CONDITION OF LALDIGHIRPAR

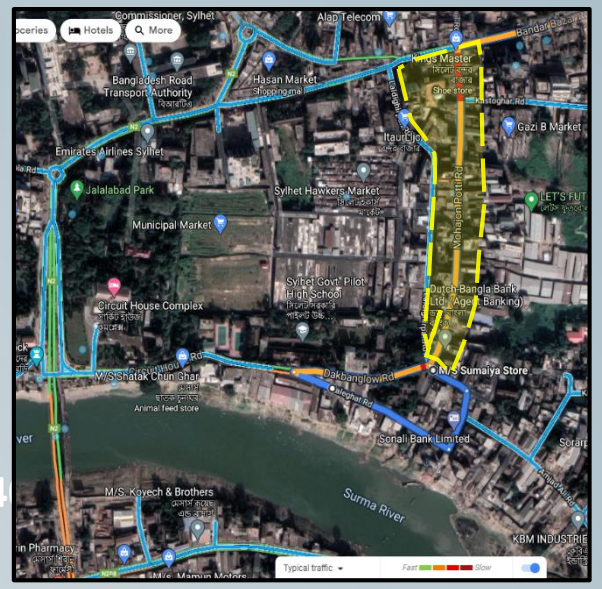


EXISTING CONDITION OF MOHAJONPOTTI

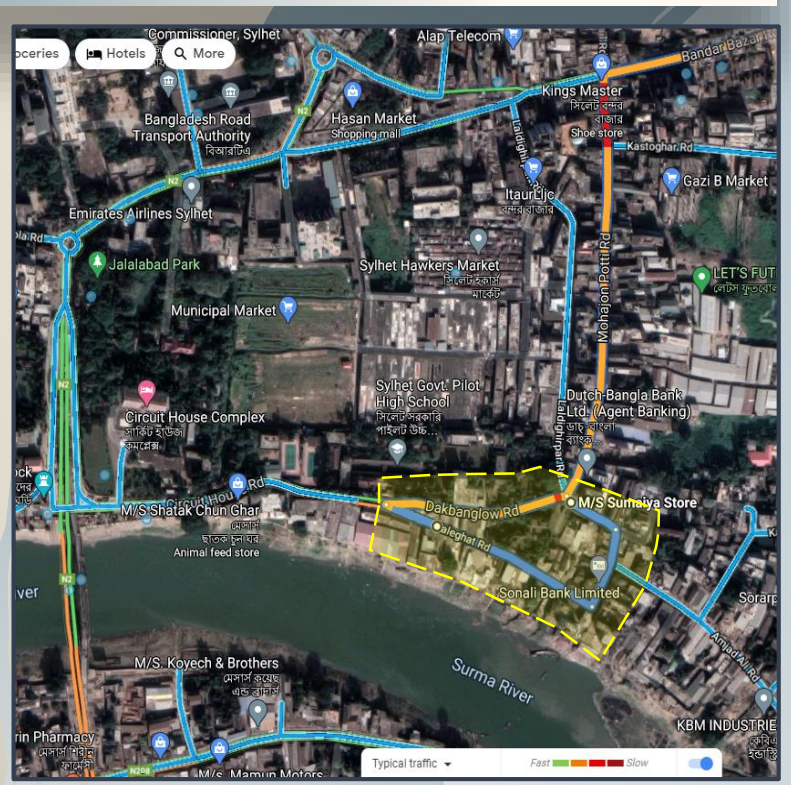


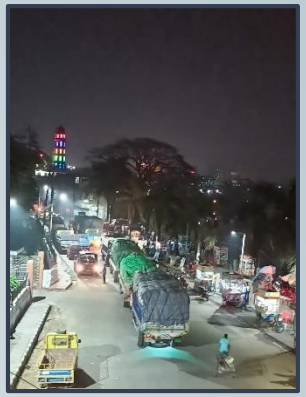


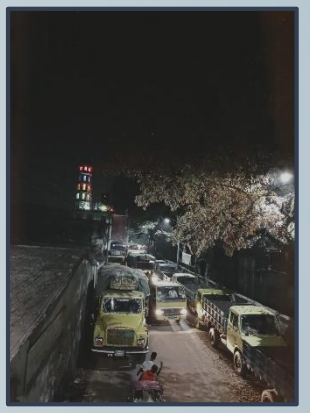
MOHAJONPOTTI -



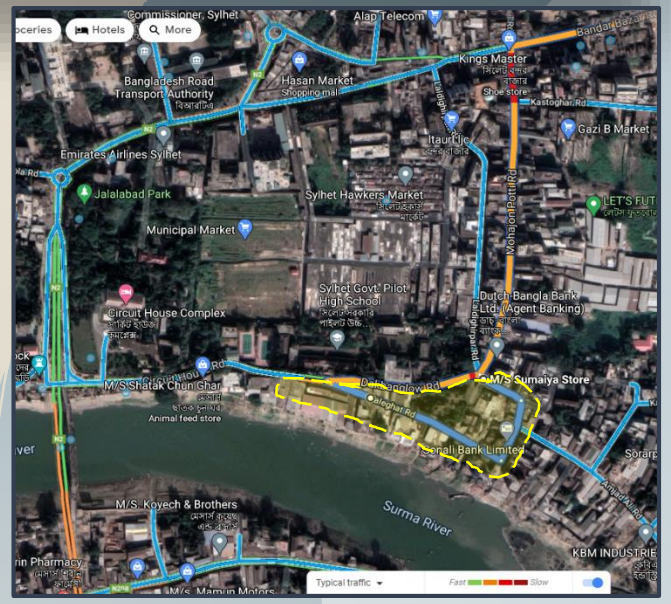
EXISTING CONDITION OF KHALIGHAT







EXISTING CONDITION OF PEYAJPOTTI



STREET VIEW, SOUTH SIDE, KALIGHAT

STREET VIEW, WEST SIDE, MOHAJONPOTTI

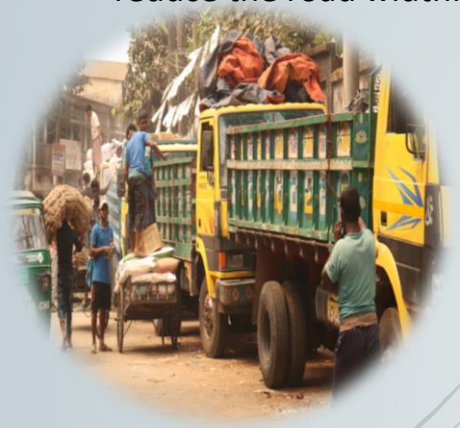
THE PROBLEM

Pavements occupied with storage

- No proper drainage facilities
- Broken drains

Unauthorized parking

- No parking space
- Trucks park on the main road which reduce the road width.



Damage roads

- Damage roads.

Lack of dustbin facilities

Lack of dustbins inside the area

Less maintain garbage dumpling

Lack of drainages facilities

- No proper drainage facilities
- Broken drains.

THE PROBLEM

Public Toilet

Lack of public toilet

Traffic Management

No traffic management

Water Pollution

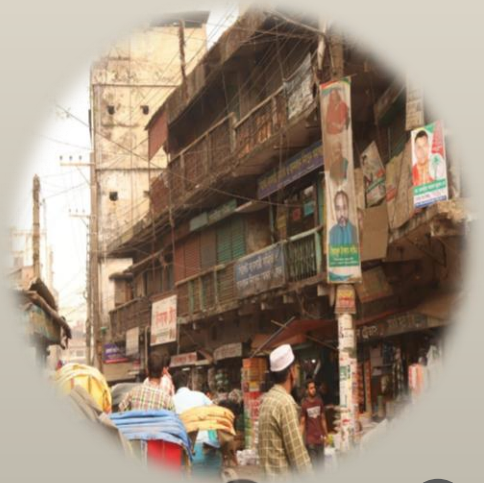
Water polluted by garbage.

Electric Wire System

- Risky electric cables
- Faults electric wire system

Signage's

Unplanned signage's



SWOT ANALYSIS

Strengths

- Main business and mercantile centre of Sylhet city
- Concentrated financial area of financial services firms of Sylhet City Corporation area
- Always a lively place
- Reasonable price

Weaknesses

- Lack of traffic control
- Lack of parking management
- Lack of proper waste management
- Blocked pavements with goods
- Reckless parking hinders pedestrian movement

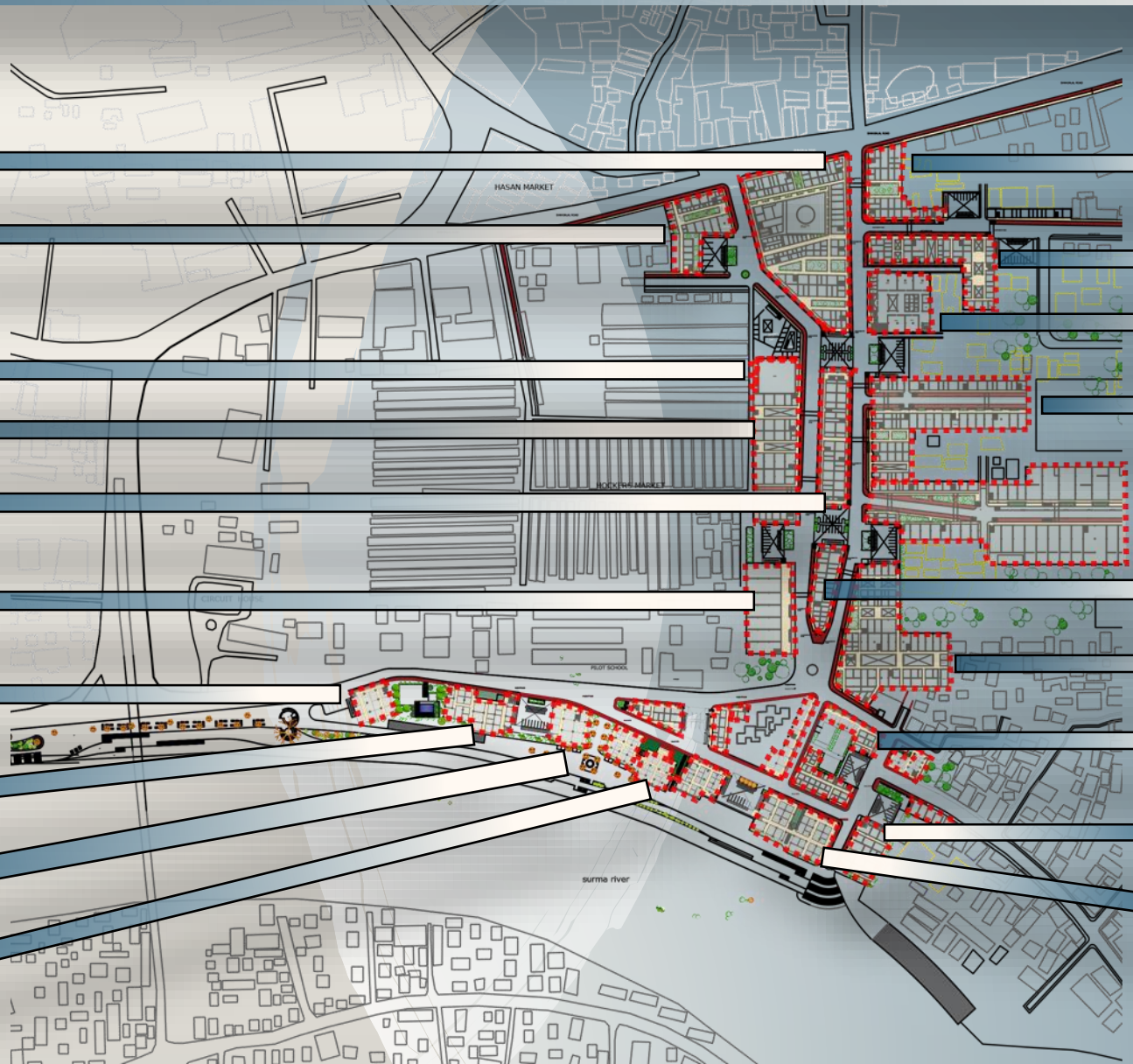
Opportunities

- Standard treatment procedure for roads
- Specific parking area can be provided
- Pavement reconstruction
- Traffic control can be imposed
- Proper treatment can be provided for low hanging electrical cable lines
- Public toilets can be provided

Threats

- Damaged roads
- Lack of drainage facilities
- Traffic jam
- Faulty electric wire management
- Odor pollution
- Nuisance

DESIGN CONSIDERATION



Machinery block

Branded shop

Bank block

Sanitary block

Cookery block

Reinforcement + tin block

Grocery block

Poultry feed block

Grocery block

Rice shop's block

Metal block

Paint block

Bank block

Kamran bachelor quarter

Hiramon market

Office block

Cloth's block

Grocery block

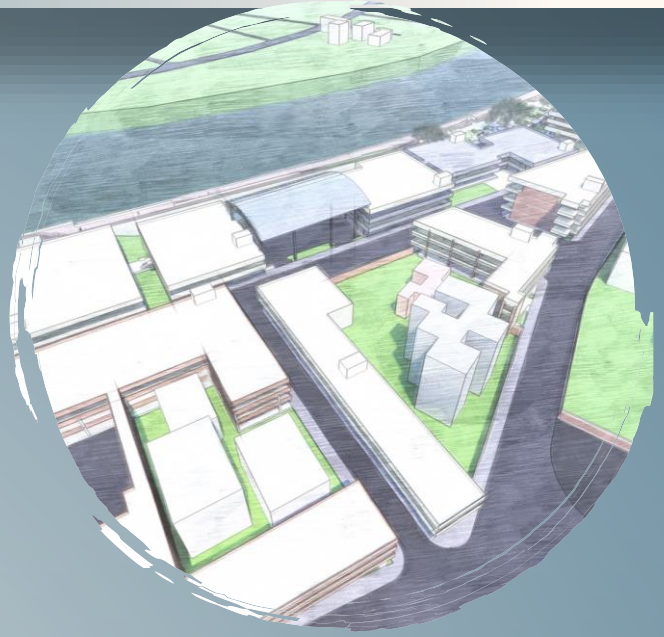
Spicy block

Grocery block

DESIGN CONSIDERATION

- We re-designed the place with enough pavement including green belt which separates the street and pedestrian walkway
- We left enough setback for the shops gave space for pavements.
- We re-designed the place with enough parking areas for the truck and other vehicle.
- It would reduce the traffic and chaos.

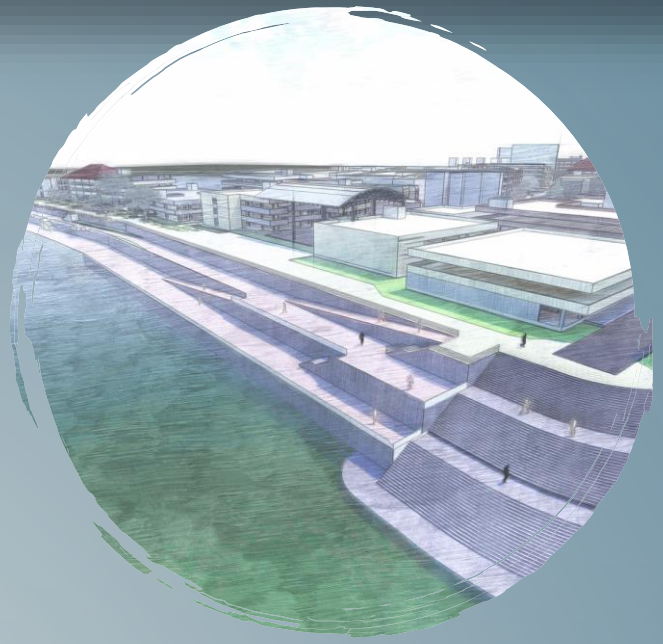
DESIGN CONSIDERATION



- In our site there are lots of shop but they are dis-organized.
- We created a block wised zone for the shops based on material and need which are related to each other.
- For example we took the cloth shop ,jewelry shop, shoe shop in one block so that people find their need easily without wasting time.
- We created a identified zone for the mosque by leaving some space from its surrounding.

Contoso

DESIGN CONSIDERATION



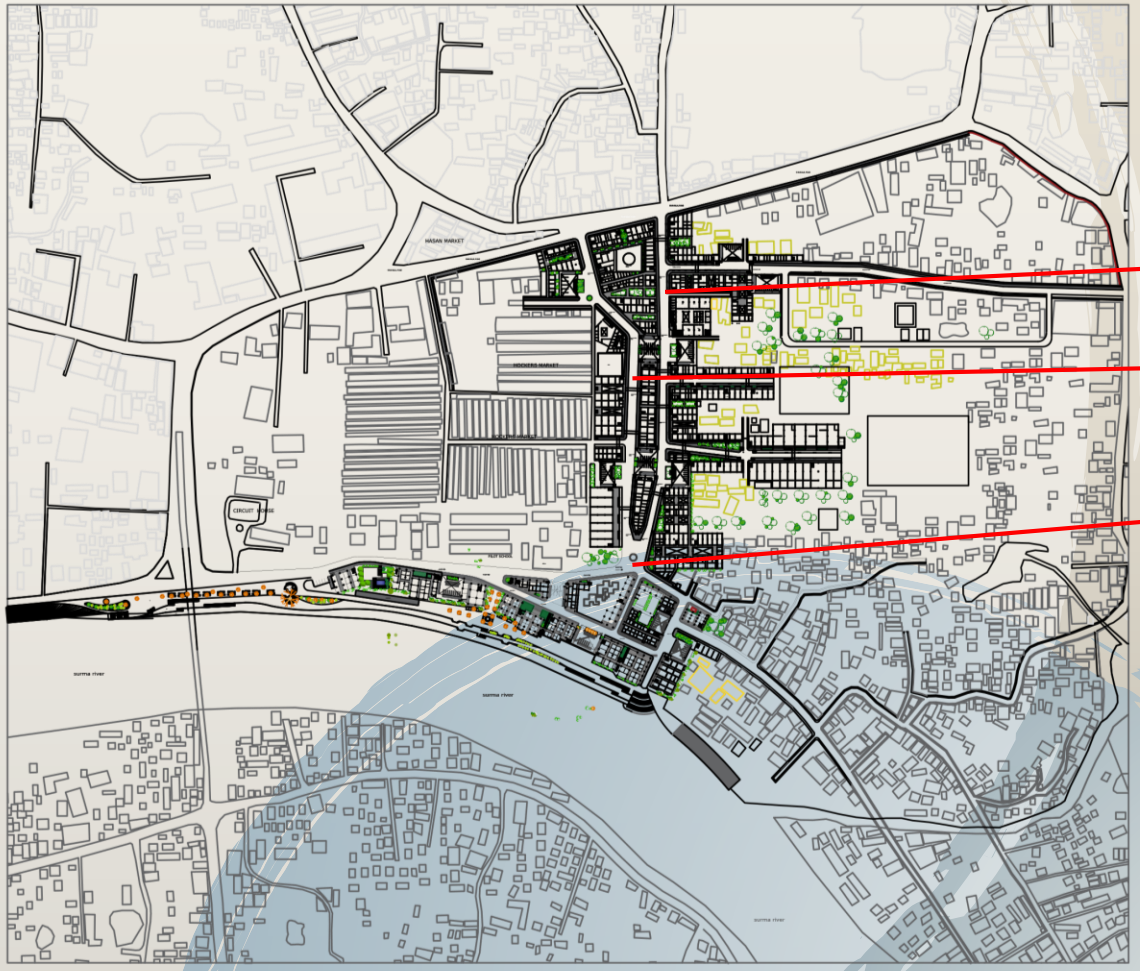
- We gave some green seating area by urban furniture elements for the passerby, truck driver and rickshaw puller after two or three blocks in one row.
- It will be used as a breathing space for the area.

- We created a identified zone for the Shohid minar located in our area by leaving some space from its surrounding.

Contoso

RE-DESIGN OF MOHAJONPOTTI, LALDIGIRPAR AND KALIGHAT, SYLHET

GROUP- 03
STUDENT ID: 1812040003, 1812040007, 1812040008, 1812040009



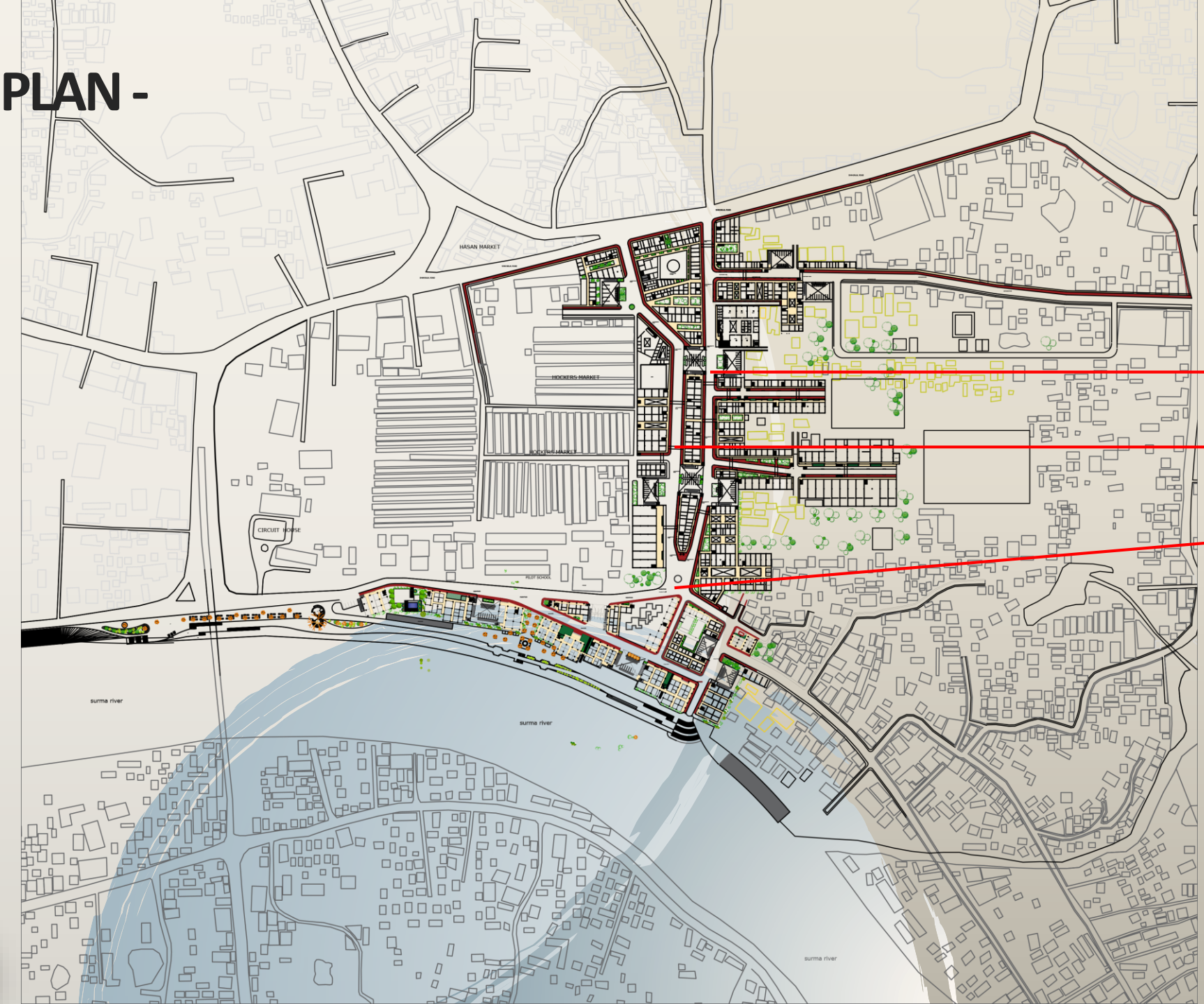
MOHAJONPOTTI

LALDIGHIRPAR

KALIGHAT

MASTER PLAN

MASTER PLAN -



MOHAJONPOTTI

LALDIGHIRPAR

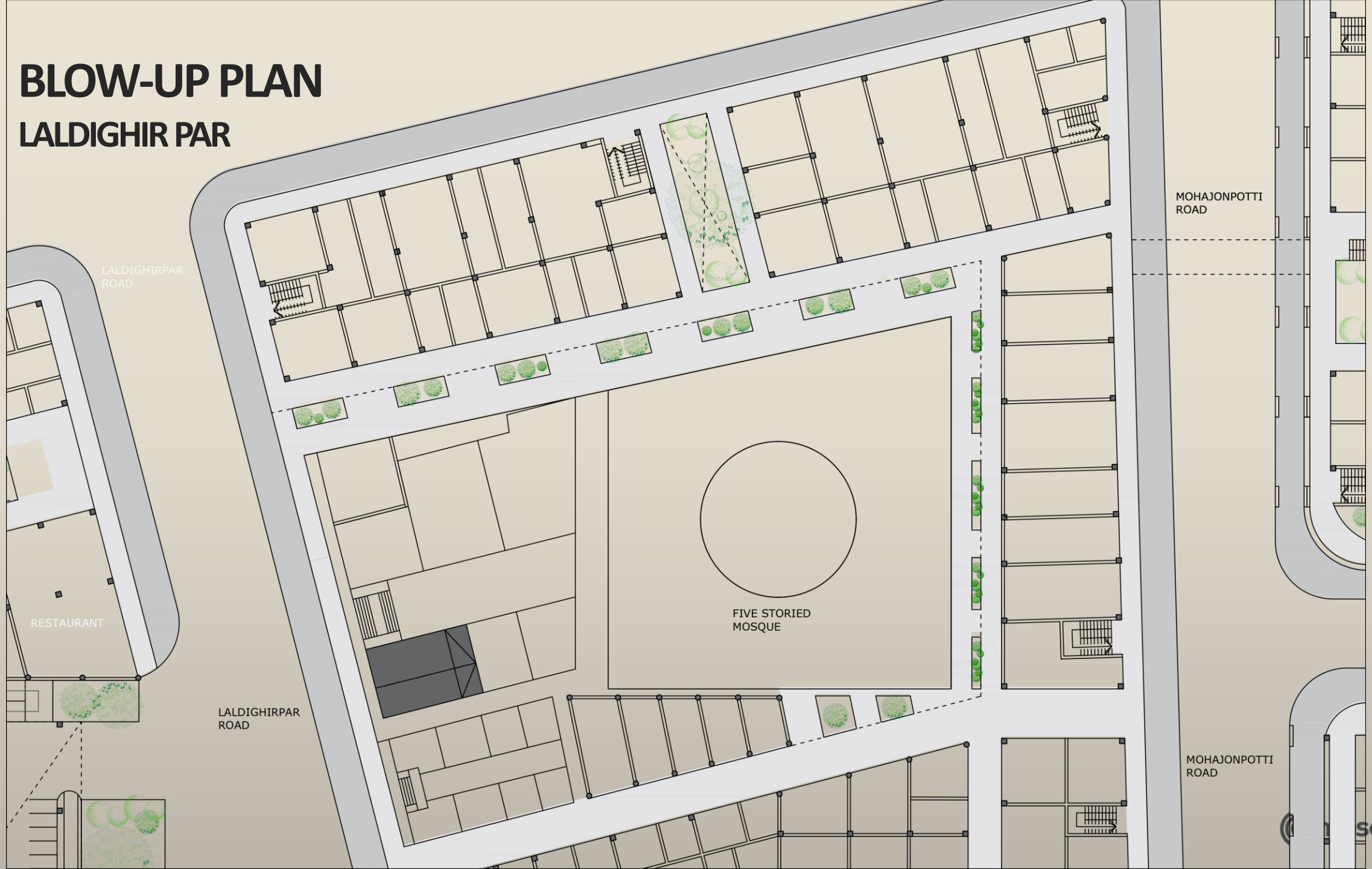
KALIGHAT

BLOW UP PLAN

LALDIGHIR PAR

BLOW-UP PLAN

LALDIGHIR PAR



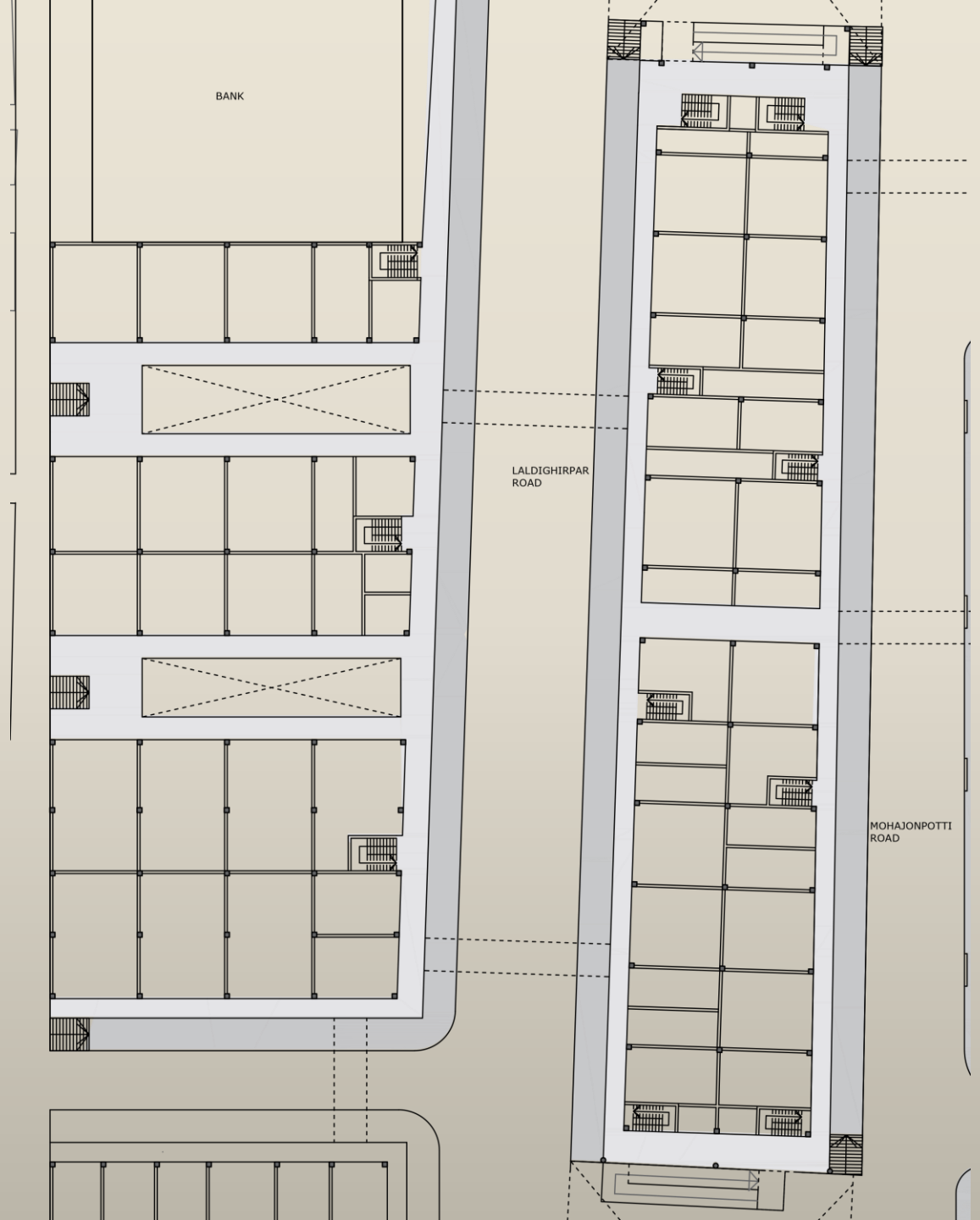
3D VIEW

BLOW UP PLAN

LALDIGHIR PAR

BLOW UP PLAN

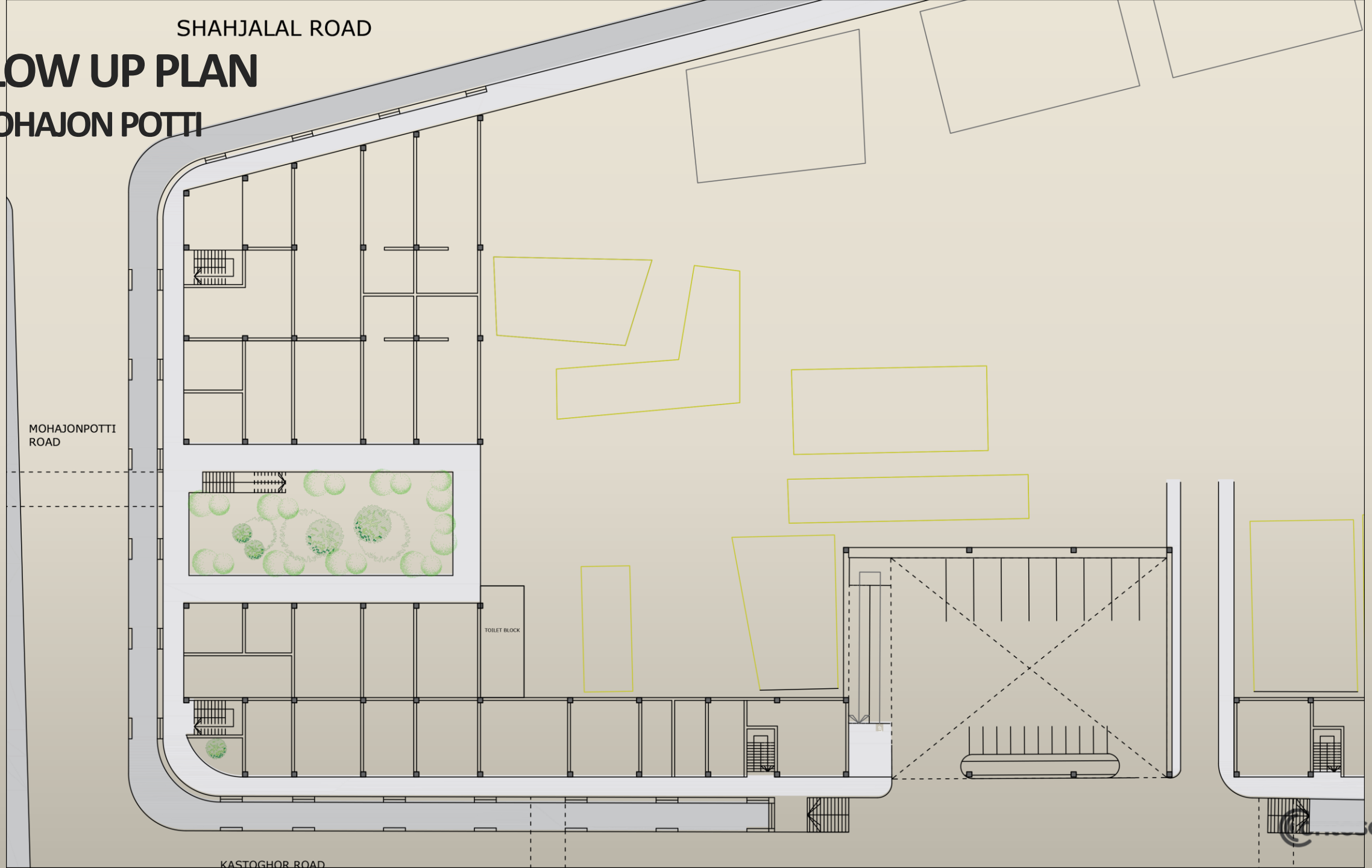
LALDIGHIR PAR



Contoso

BLOW UP PLAN

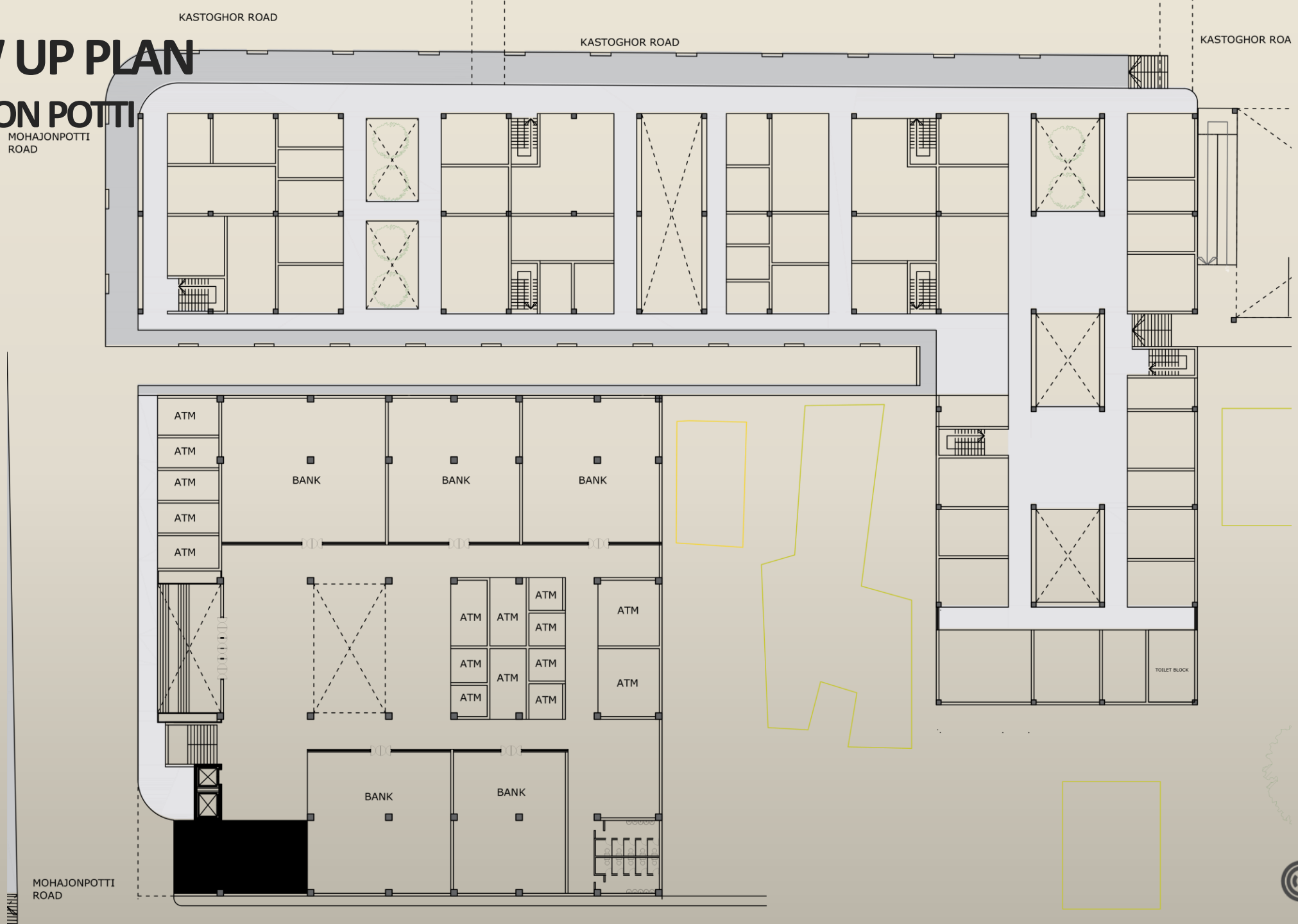
MOHAJON POTTI



হোসেন হার্ডওয়্যার ষ্টোর হোসেন হার্ডওয়্যার ষ্টোর
হোসেন হার্ডওয়্যার ষ্টোর হোসেন হার্ডওয়্যার ষ্টোর
The Ultimate Adhesive
PAILACPAINT

BLOW UP PLAN

MOHAJON POTTI



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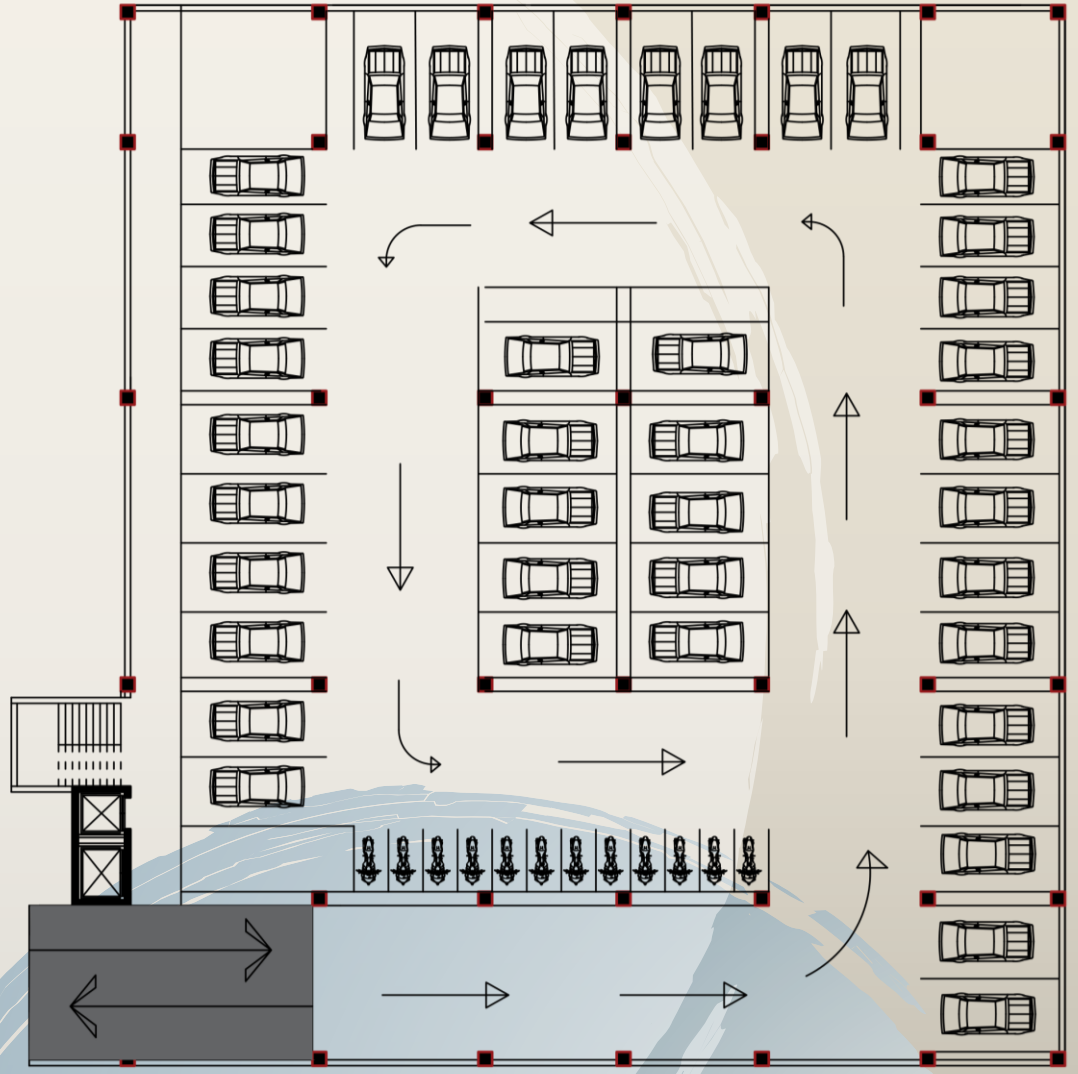
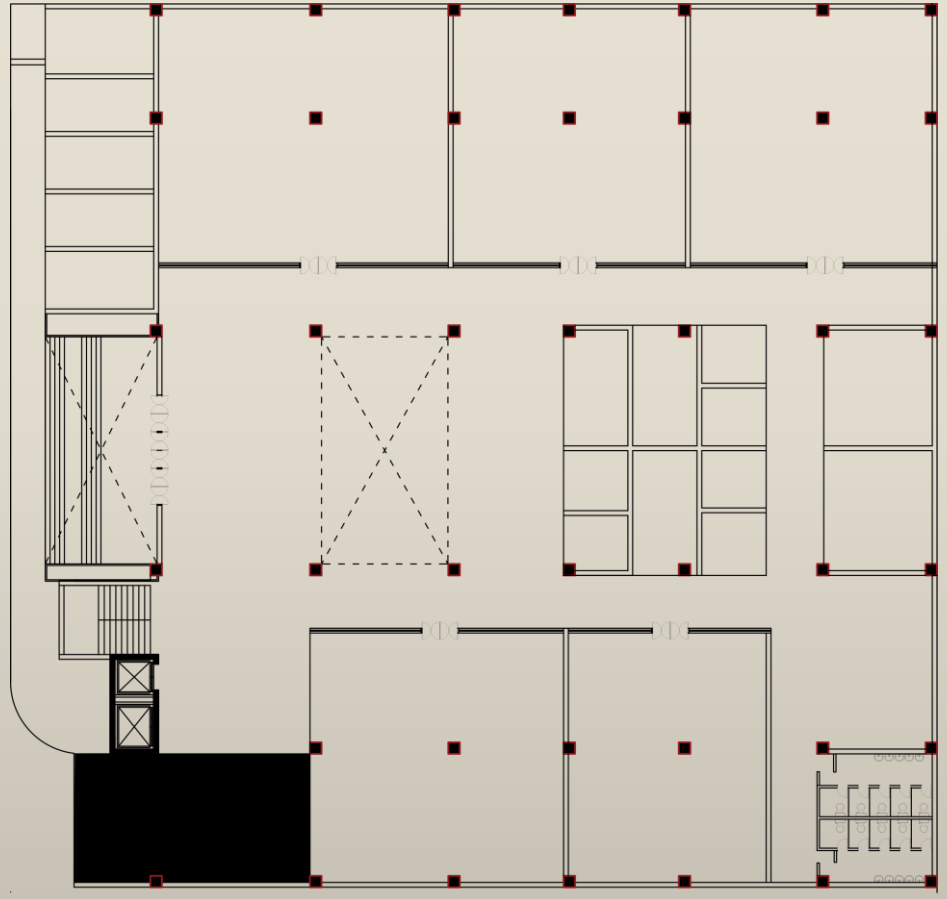
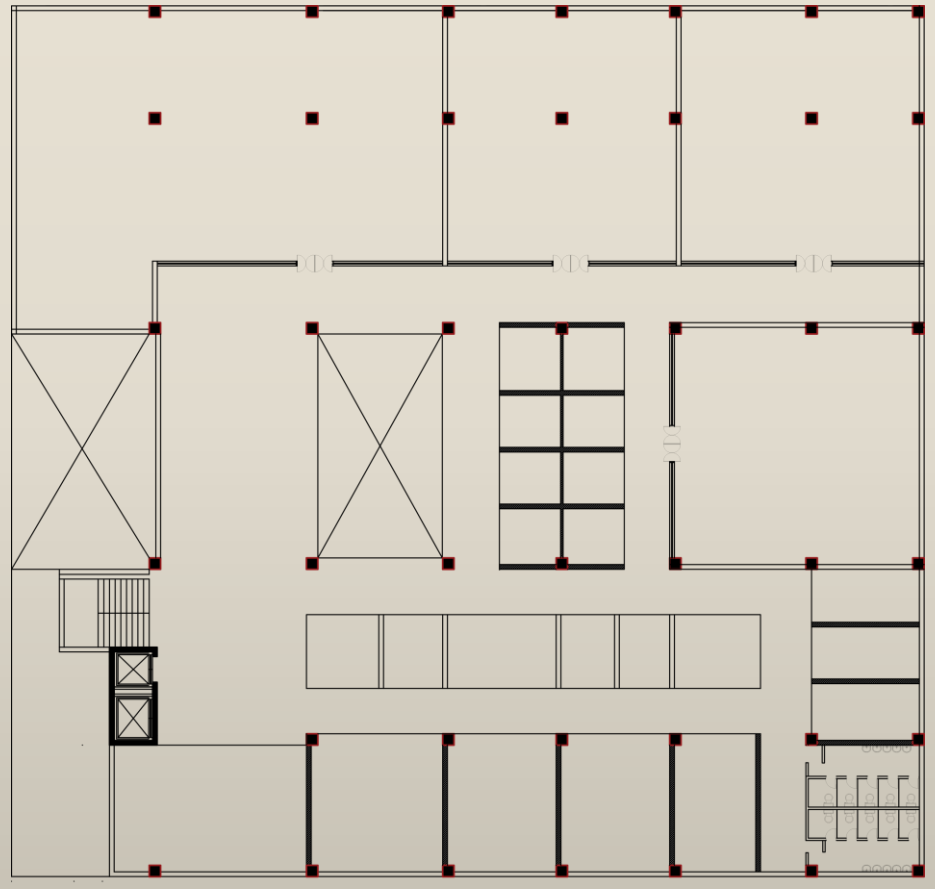


SEMI BASEMENT PLAN

BANK BLOCK



GROUND FLOOR PLAN



FIRST FLOOR PLAN

Contoso

BLOW UP PLAN

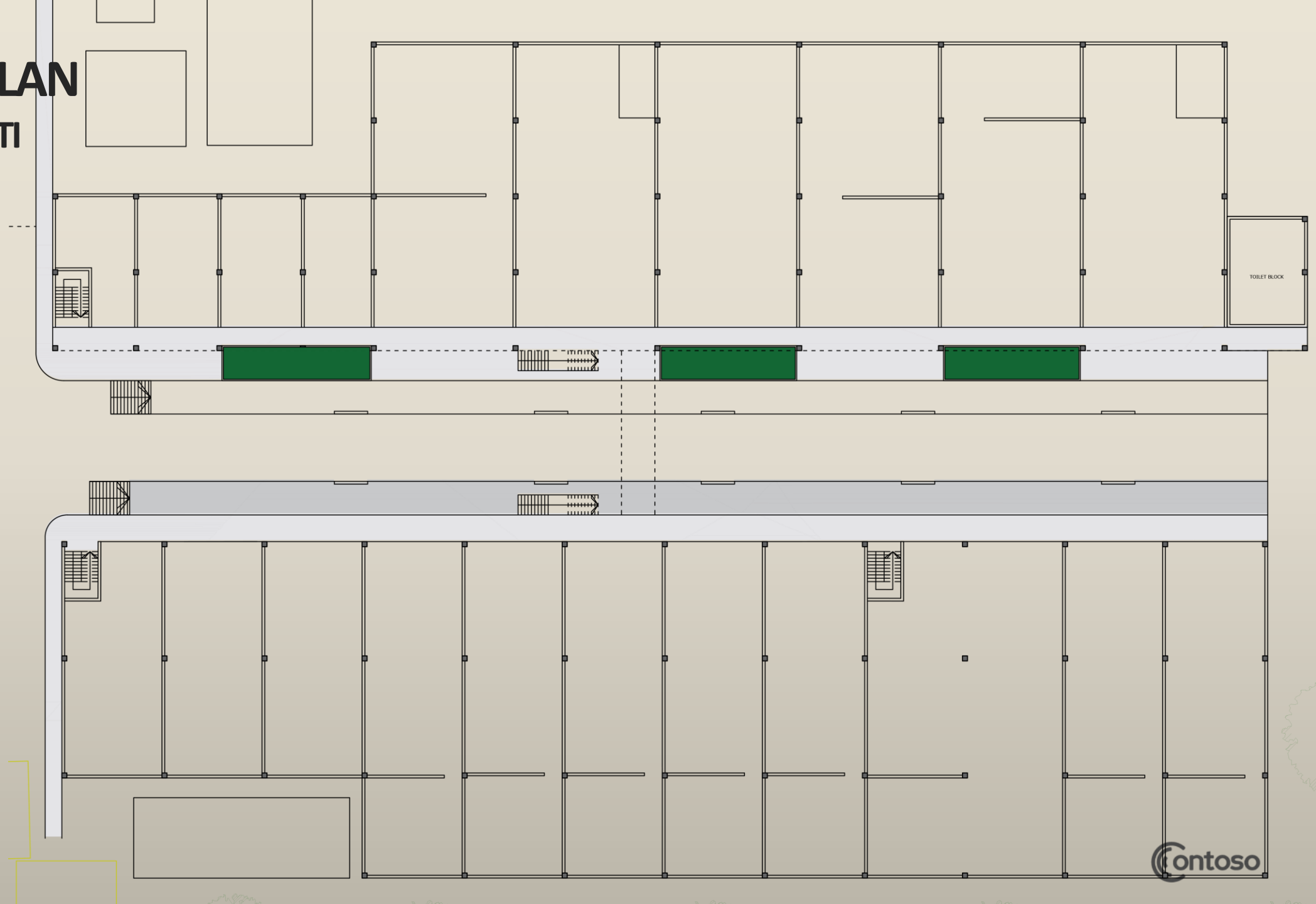
MOHAJON POTTI

Contoso

KAMRAN BACHELORS QUARTERS
KAMRAN
BACHELORS
QUARTERS

BLOW UP PLAN

MOHAJON POTTI



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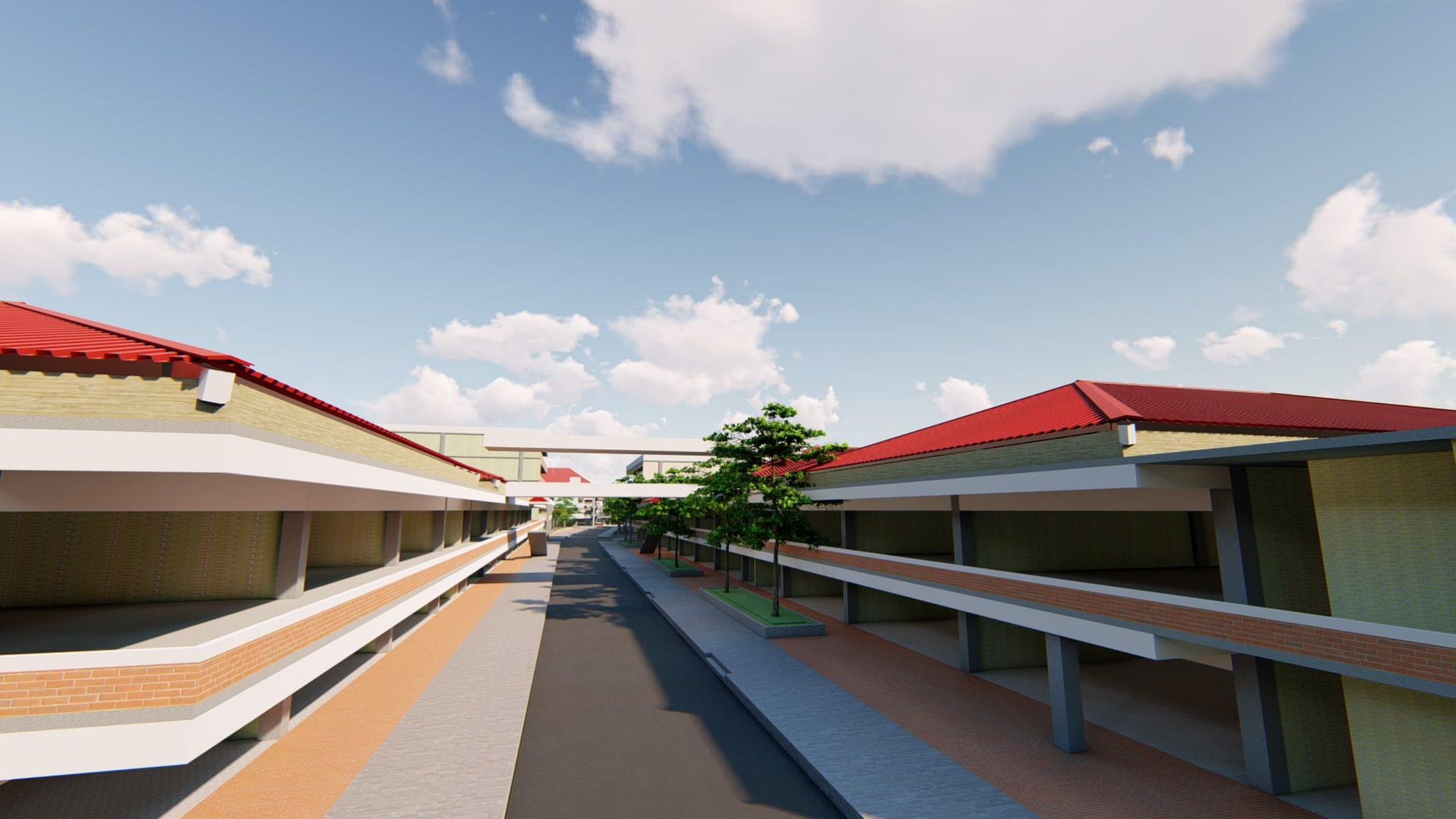


BLOW UP PLAN

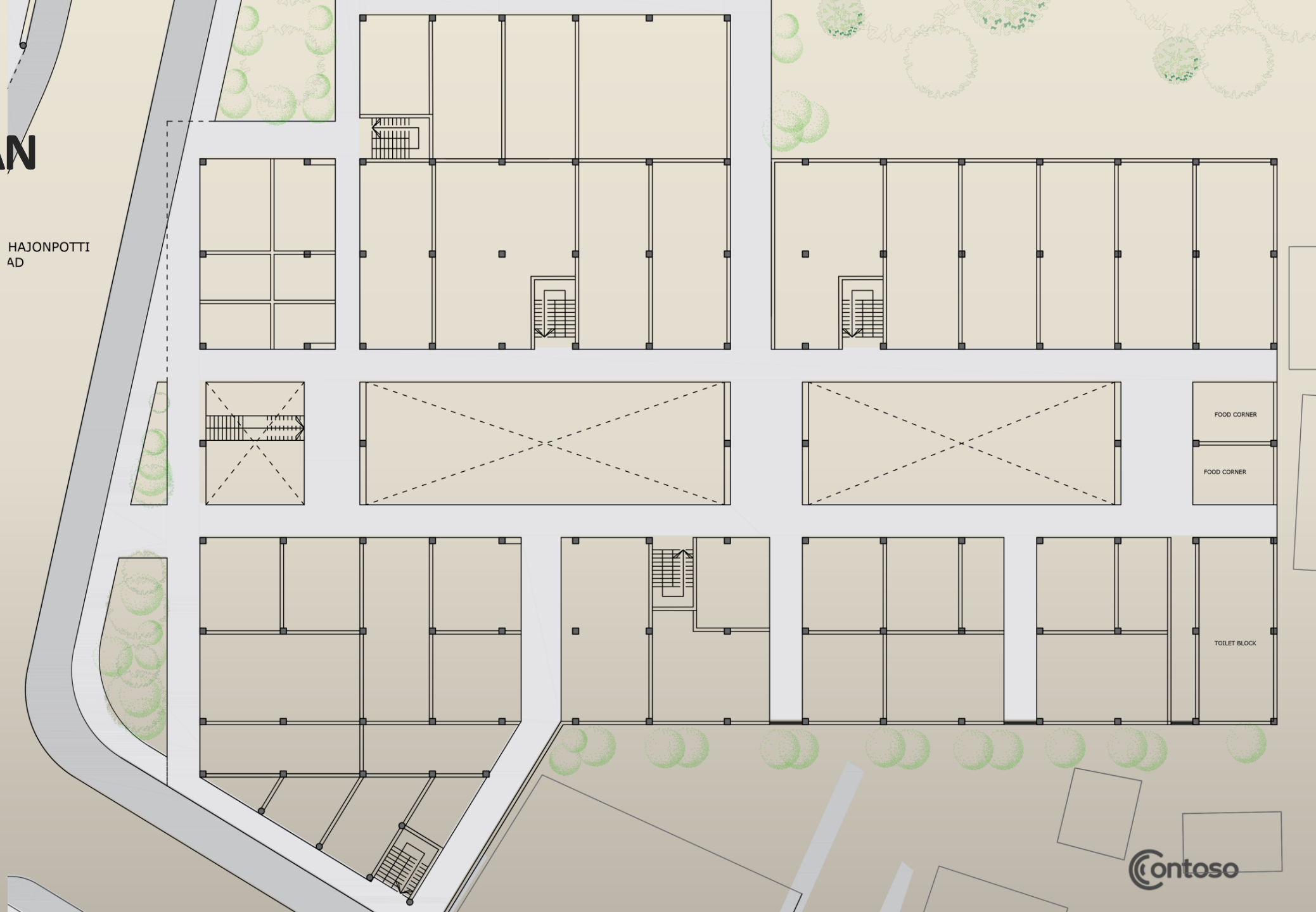
KHALIGHAT POINT

Contoso

বাটা ডিলার
হাজী মোঃ তুরন মিয়া এন্ড সন্স
যাবতীয় ছাতা ও জুতা পাইকারী ও খুচরা বিক্রেতা
মহাজনপট্টি, সিলেট। মোবাঃ ০১৭১১-৪৫৩৯৫৪

BLOW UP PLAN

KHALIGHAT POINT



BLOW UP PLAN

KHALIGHAT POINT

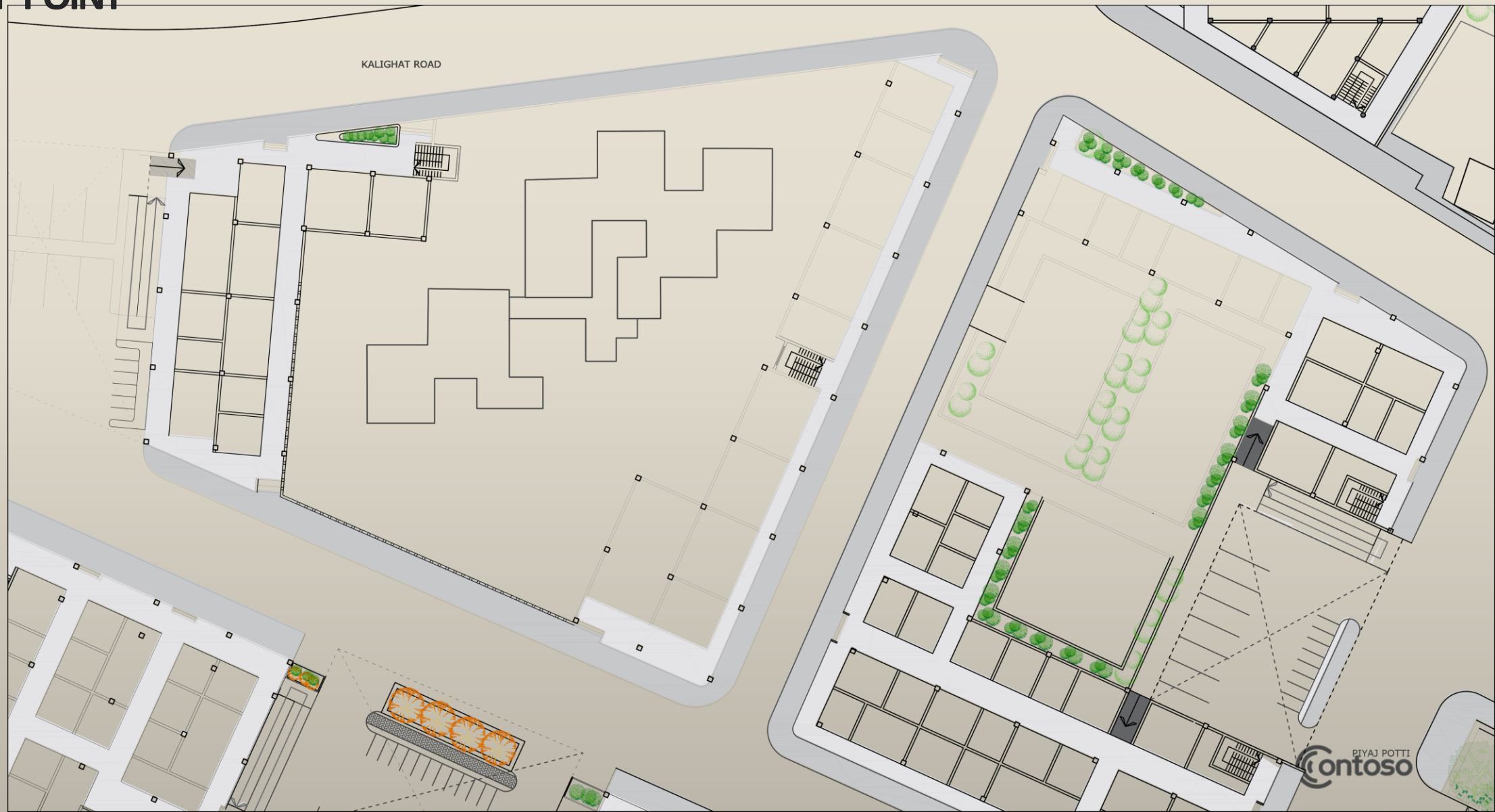
BLOW UP PLAN

RIVER SIDE

Contoso

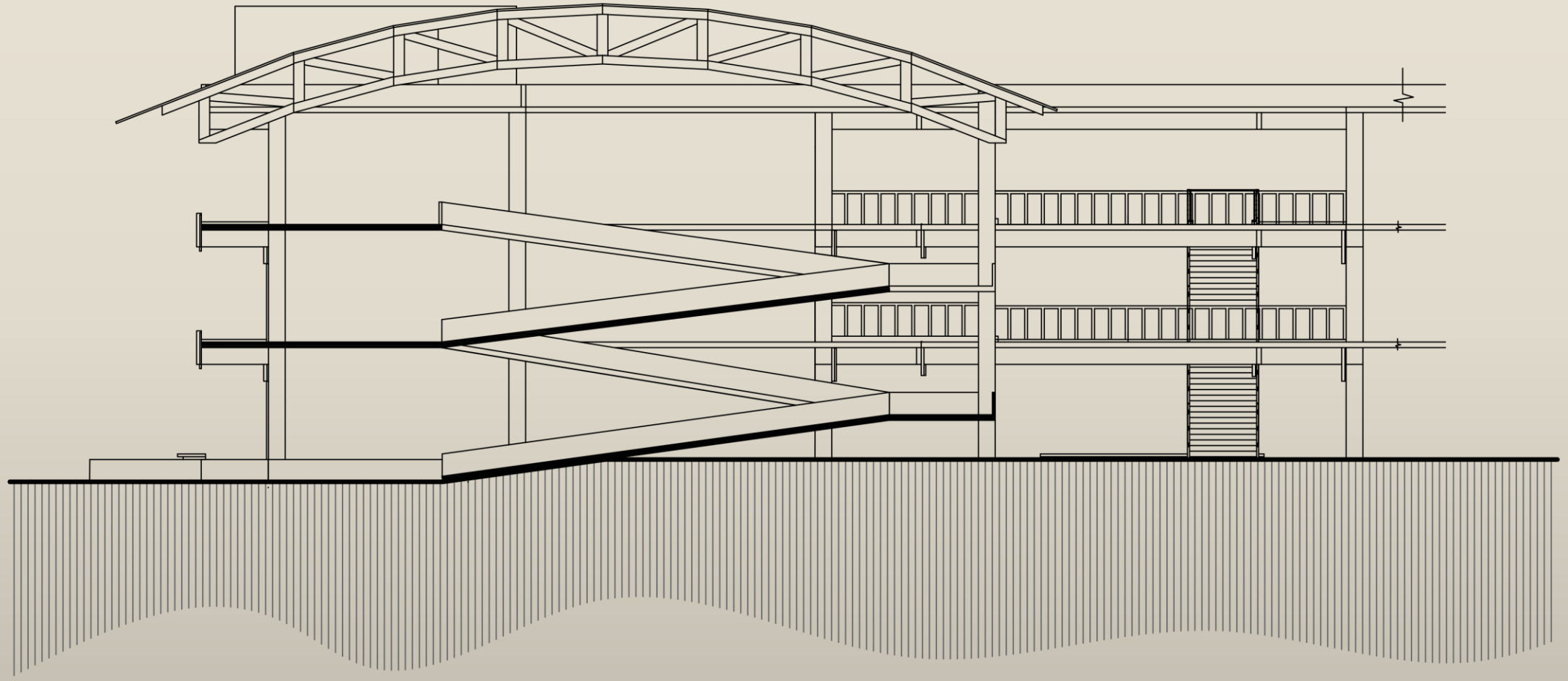
BLOW UP PLAN

KHALIGHAT POINT



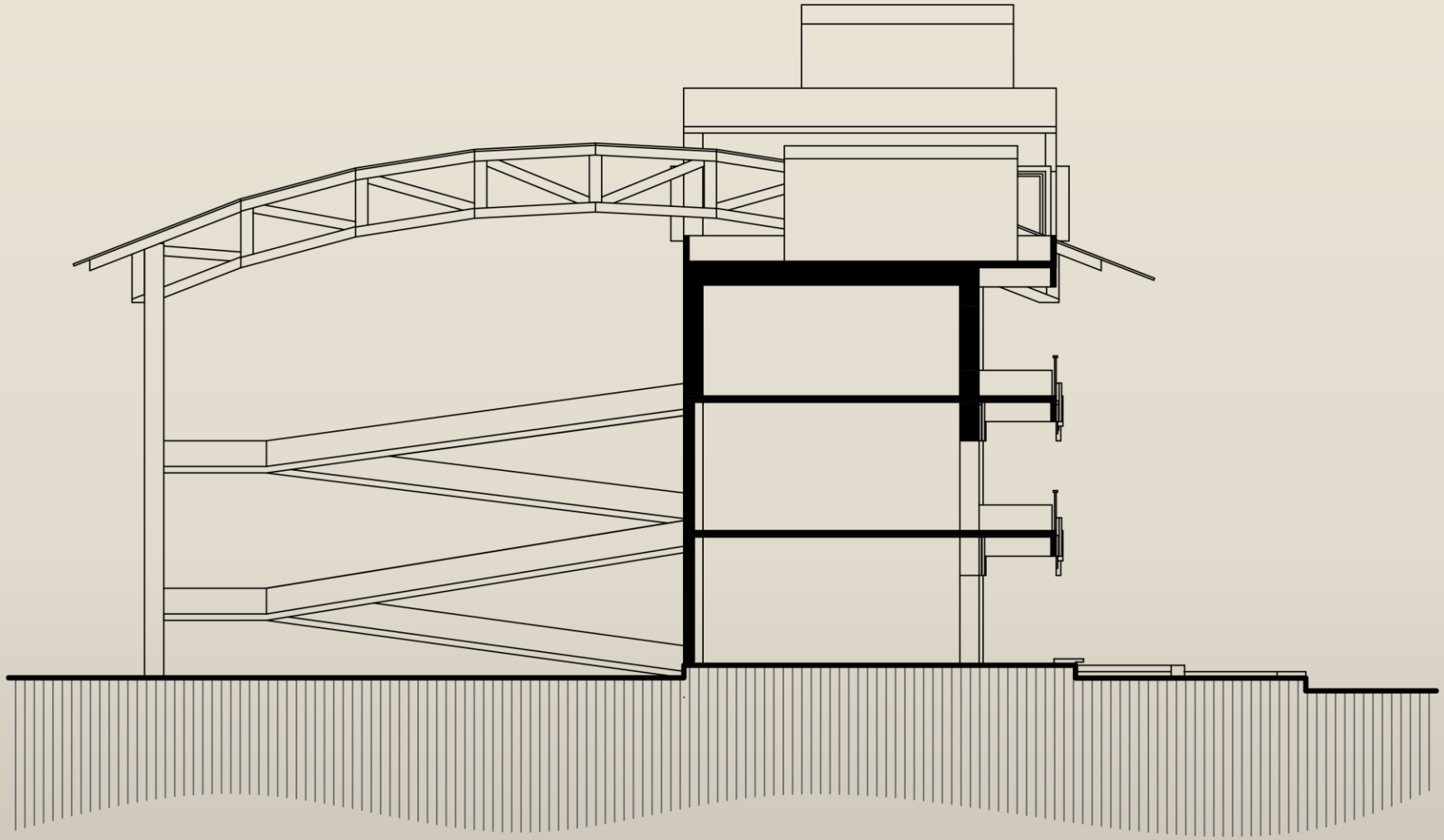
BLOW UP PLAN

PEYAJ POTTI



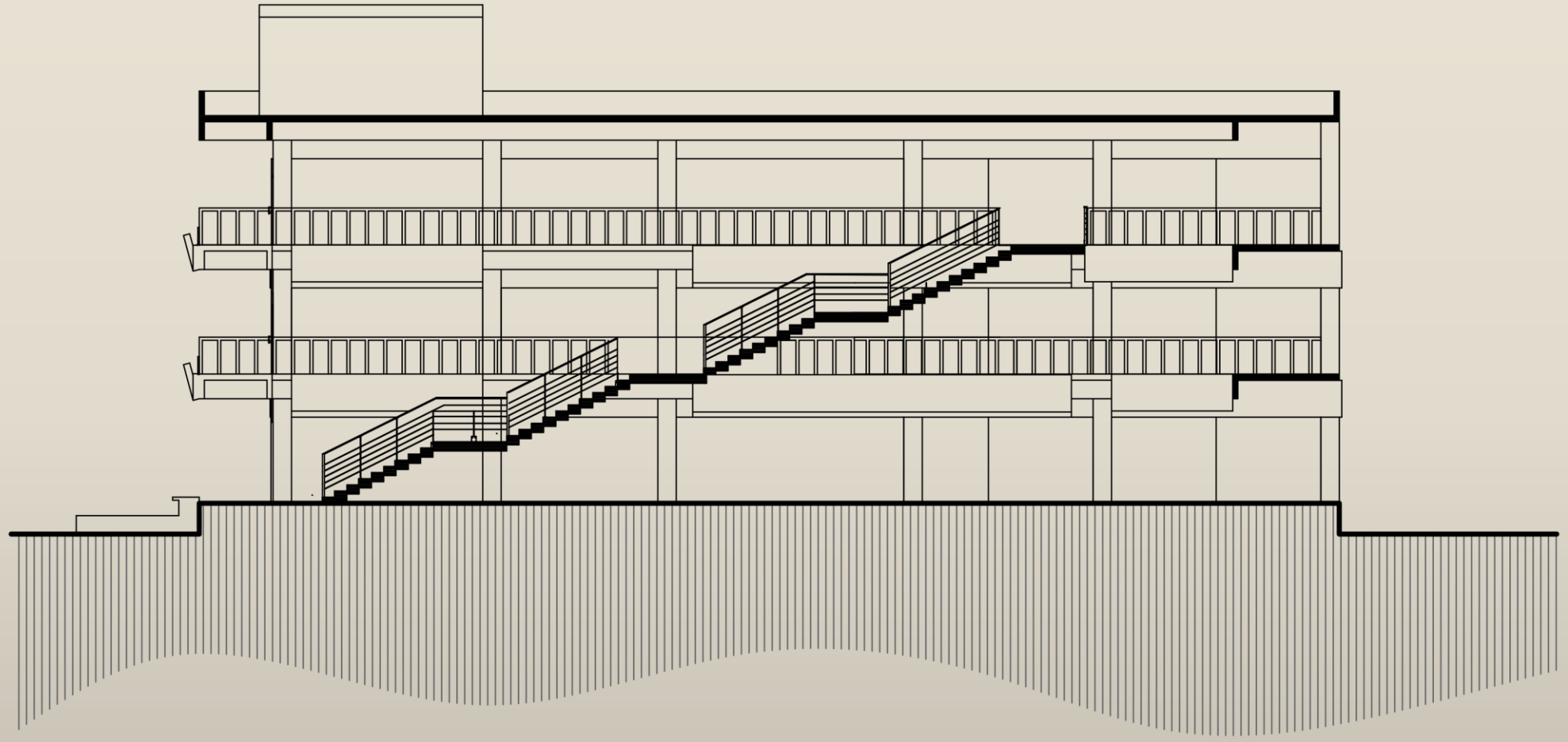
SECTION – AA’

Contoso



SECTION – BB’

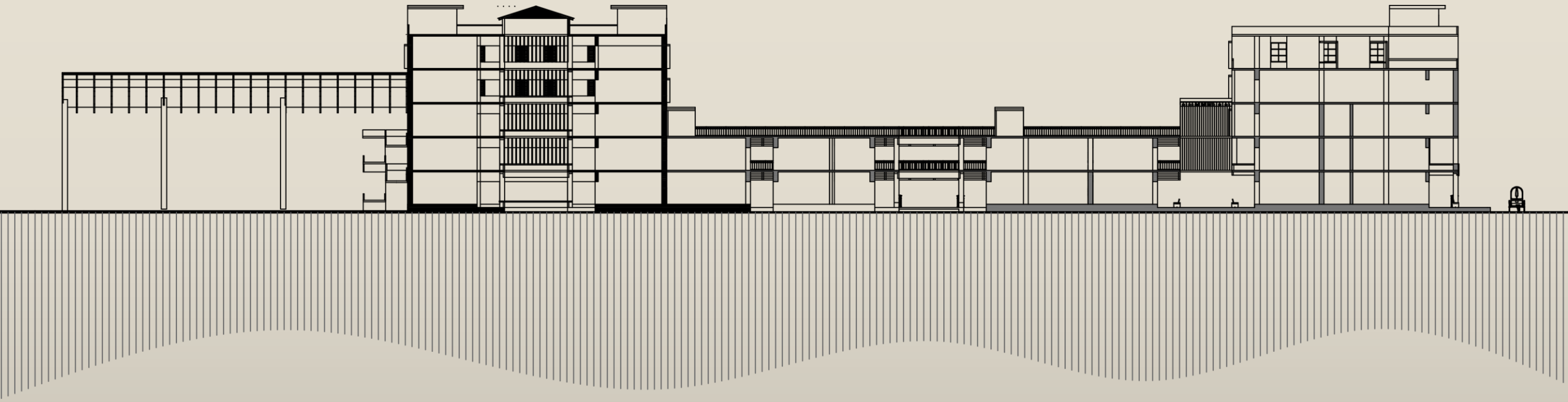
Contoso



SECTION – CC’

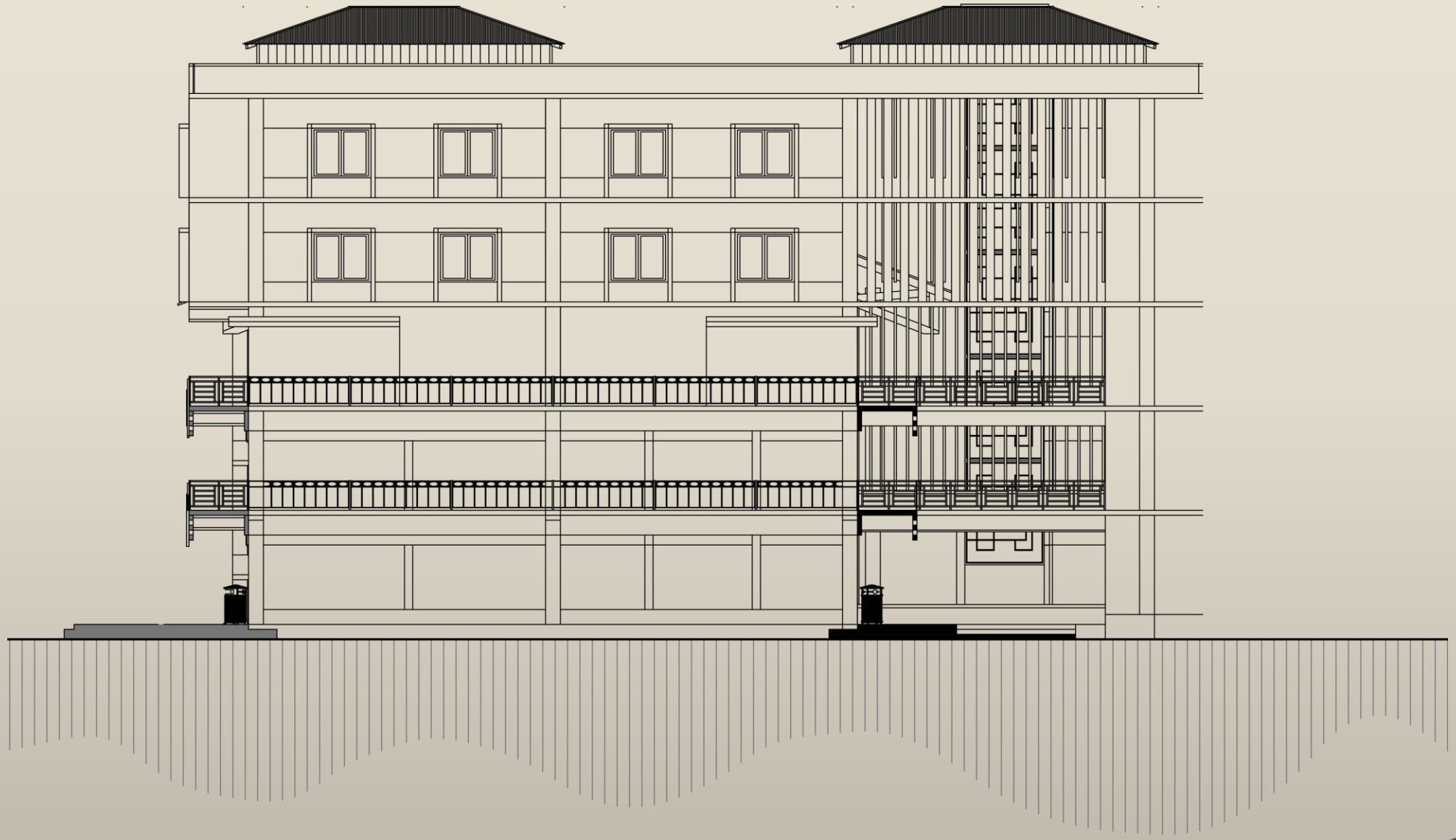
SECTION – DD’

Contoso



SECTION – EE’

Contoso



SECTION – FF’

Contoso

TREE PLANTATION

Shrub

Rongon (Ixora coccinea)

TREE PLANTATION

Shrub

Lantana (*Lantana camara*)

TREE PLANTATION

Low Height Tree

Ashoka (Saraca asoca)

Contoso

RIVERSIDE TREE PLANTATION

Flood Tolerance Floras

Trees

Freshwater Mangrove (*Barringtonia acutangula*)

Mahogany (*Swietenia macrophylla)*

RIVERSIDE TREE PLANTATION

Flood Tolerance Floras

Shrub

Wild Rose (*Rosa acicularis)*

Herb

Goat weed (*Ageratum conyzoides*)

Contoso

3D VIEW

3D VIEW

3D VIEW

রূপালী ফেন্সি হার্ডওয়্যার
২ নং মহাজনপট্টি, সিলেট।মোবাঃ ০১৭১১-৯৭৫৩১১
আর.কে. ট্রেডিং
R.K. TRADING
আব্দুল মুকিত এন্ড ব্রাদার্স
রওশন
৩৮, মহাজনপট্টি।
মোবাইল : ০১৭৭৯ ৪৫২১৮২
BERGER

হোসেন হার্ডওয়্যার ষ্টোর হোসেন হার্ডওয়্যার ষ্টোর
হোসেন হার্ডওয়্যার ষ্টোর হোসেন হার্ডওয়্যার ষ্টোর
The Ultimate Adhesive
PAILACPAINT

The Ultimate Adhesive
FEVICOL
এম সি এম এন্ড সন্স

The Ultimate Adhesive
এম সি এম এন্ড সন্স
FEVICOL
The Ultimate Adhesive
হোসেন হার্ডওয়্যার ষ্টোর

PAILACPAINT
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The Ultimate Adhesive
FEVICOL

PAILAC PAINT
PAILAC PAINT

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BERGER
মেসার্স ধুপা এন্টারপ্রাইজ
মেসার্স ধুপা এন্টারপ্রাইজ

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মেসার্স মুসা এন্টারপ্রাইজ

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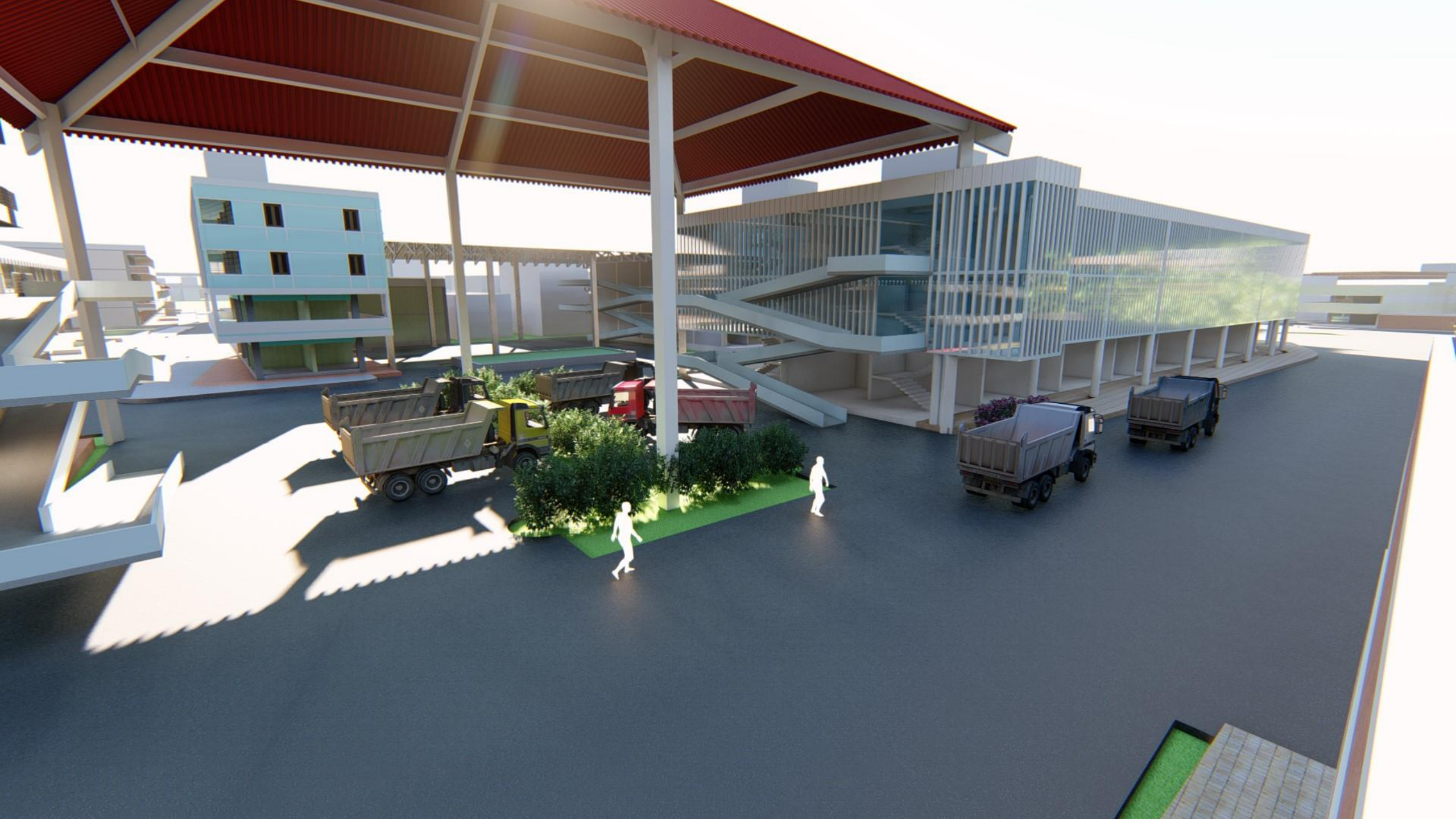
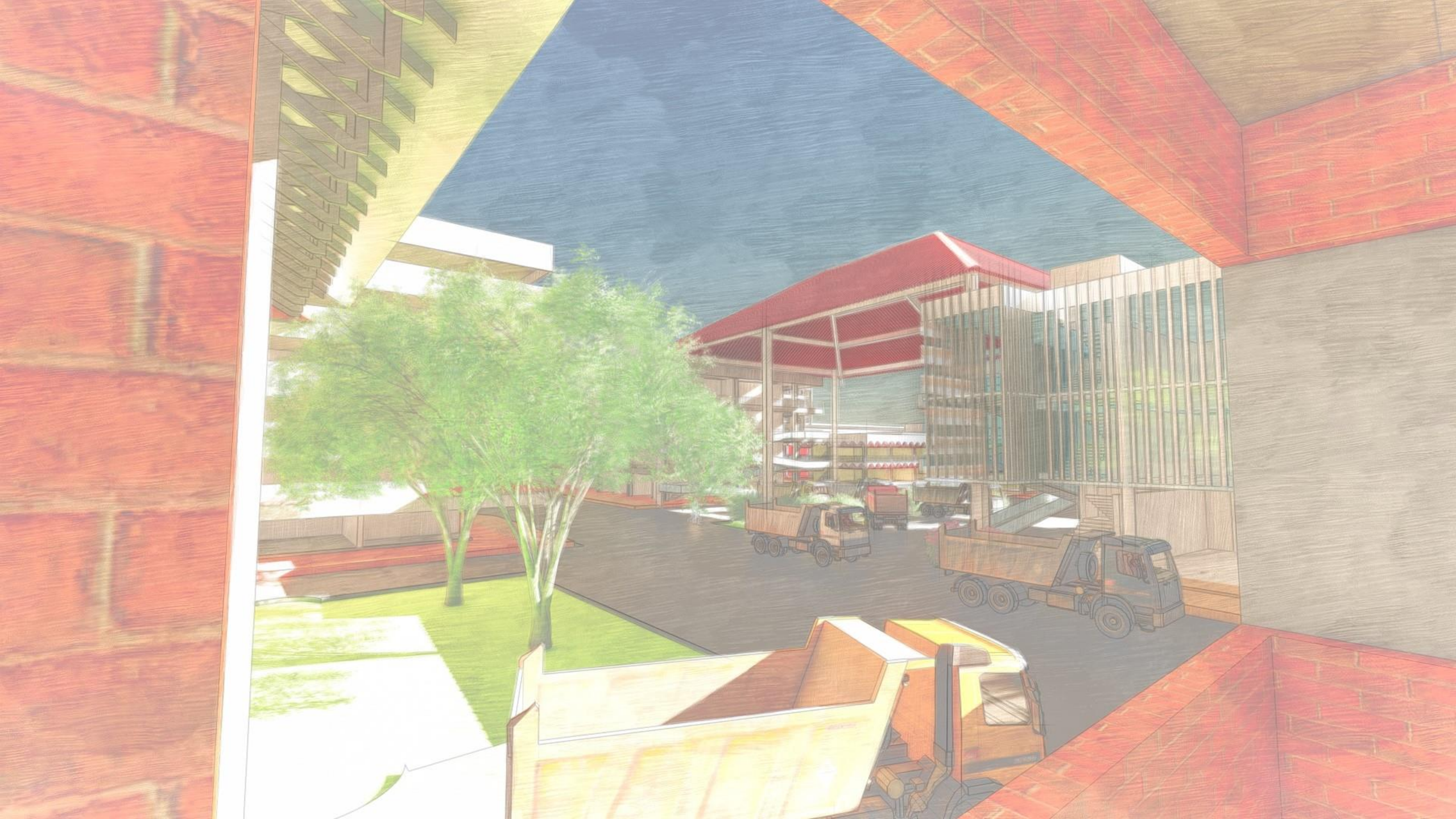
ডাকবেই না
মেসার্স বিমান স্টোর।

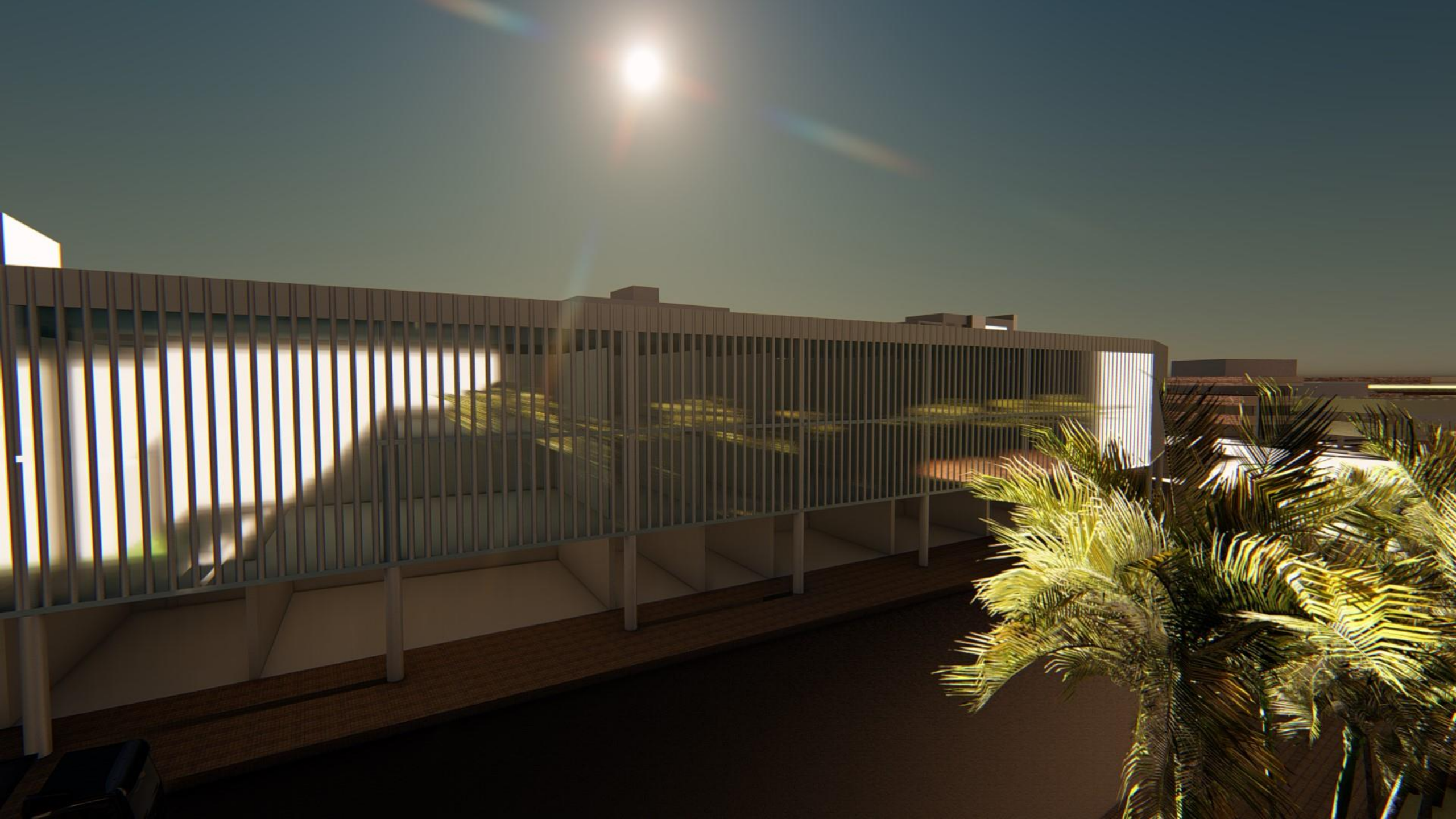
পেইলাক পেইন্ট
PAILACPAINT
এম সি এম এন্ড সন্স

হাজী লাল মিয়া এন্ড সন্স
হাজী লাল মিয়া এন্ড সন্স
হাজী লাল মিয়া এন্ড সন্স
মার্স সালেহ আহমদ খাঁ
মার্স সালেহ আহমদ খাঁ

উদয়ন হার্ডওয়্যার







মায়ের দোয়া শাড়ী ঘর
সোহেল ব্রাদার্স
মোঃ সোনাই মিয়া
MO. SONAI MIAH

বাটা ডিলার
হাজী মোঃ তুরন মিয়া এন্ড সন্স
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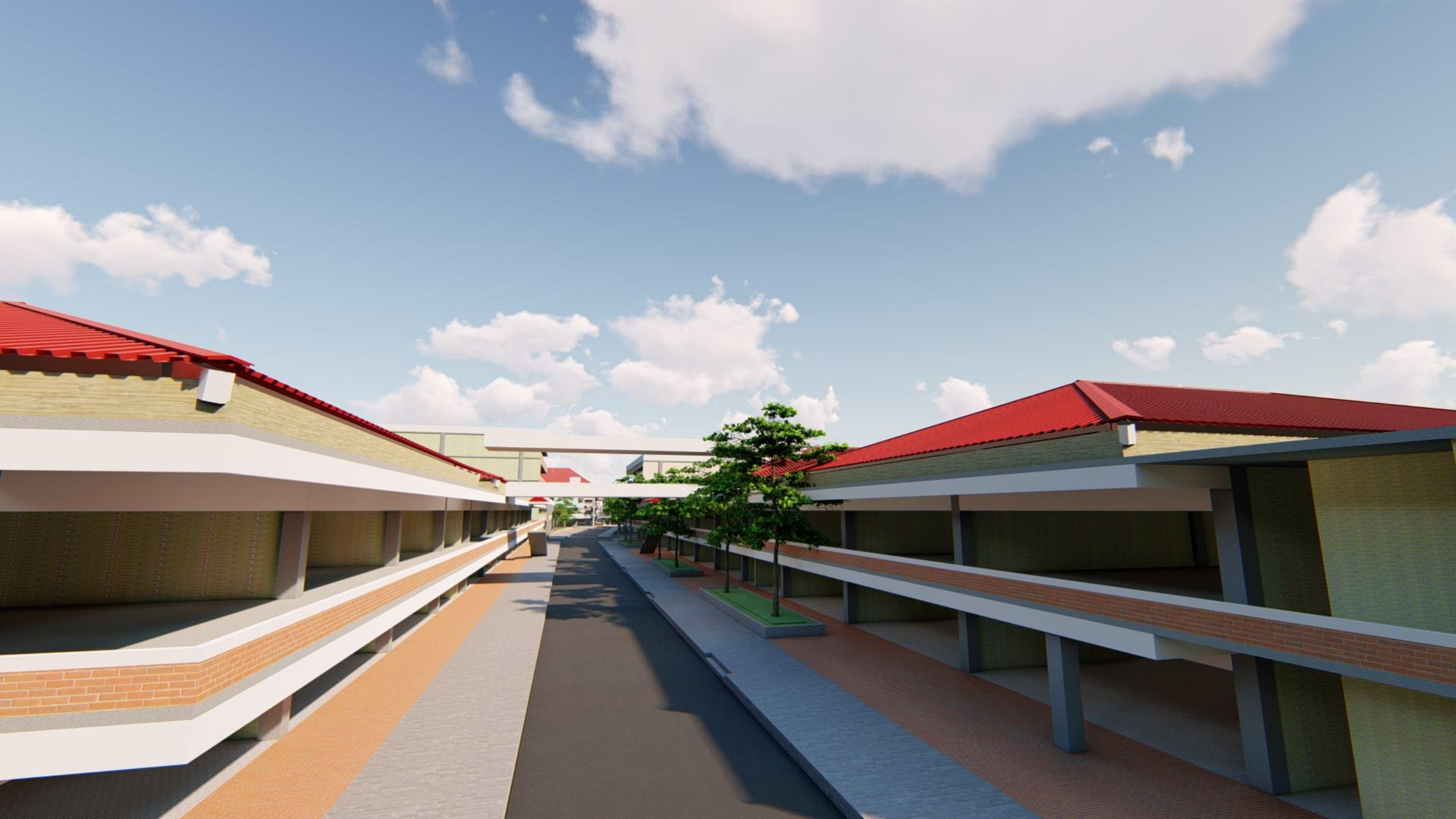
মহাজনপট্টি, সিলেট। মোবাঃ ০১৭১১-৪৫৩৯৫৪

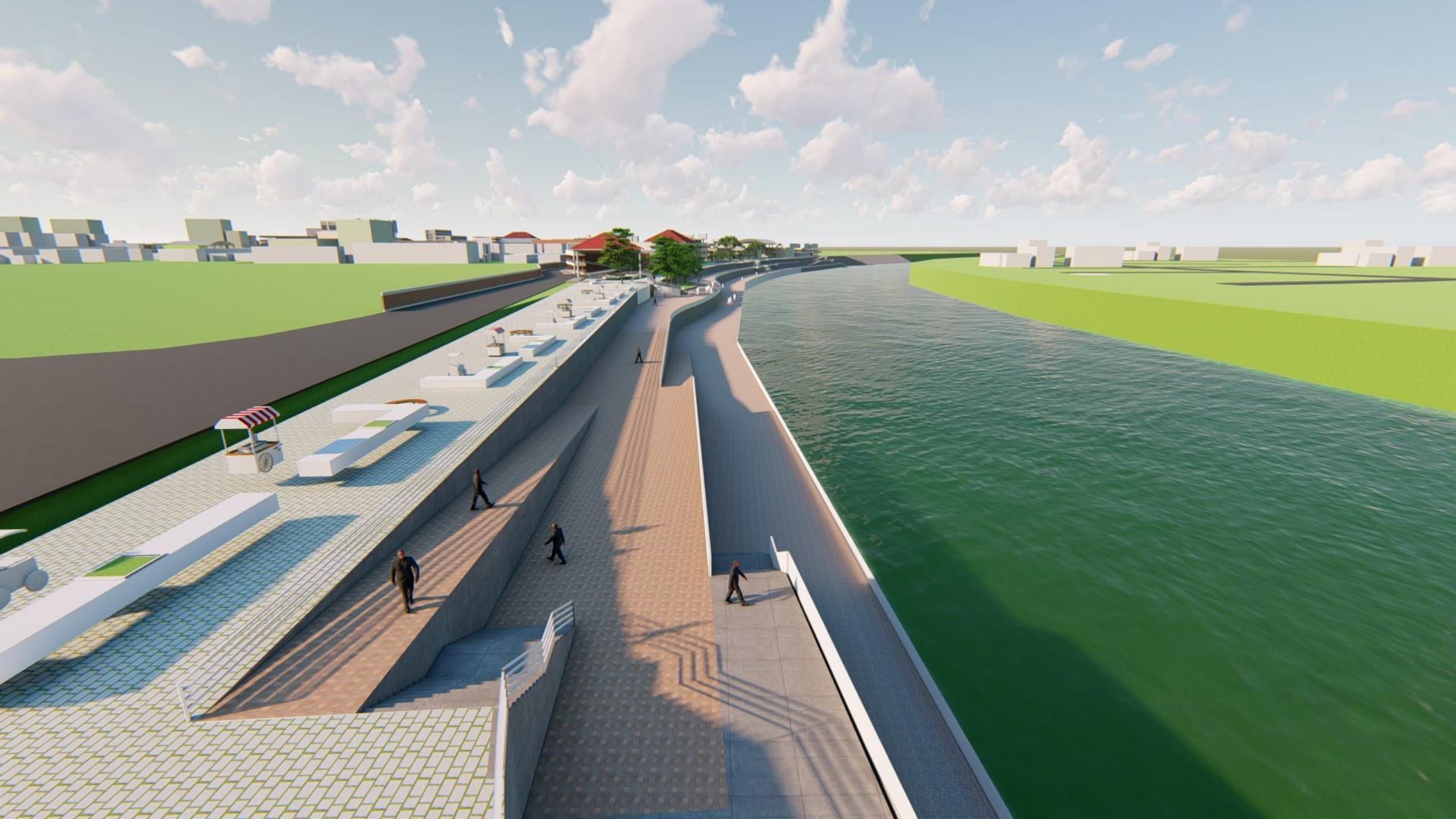


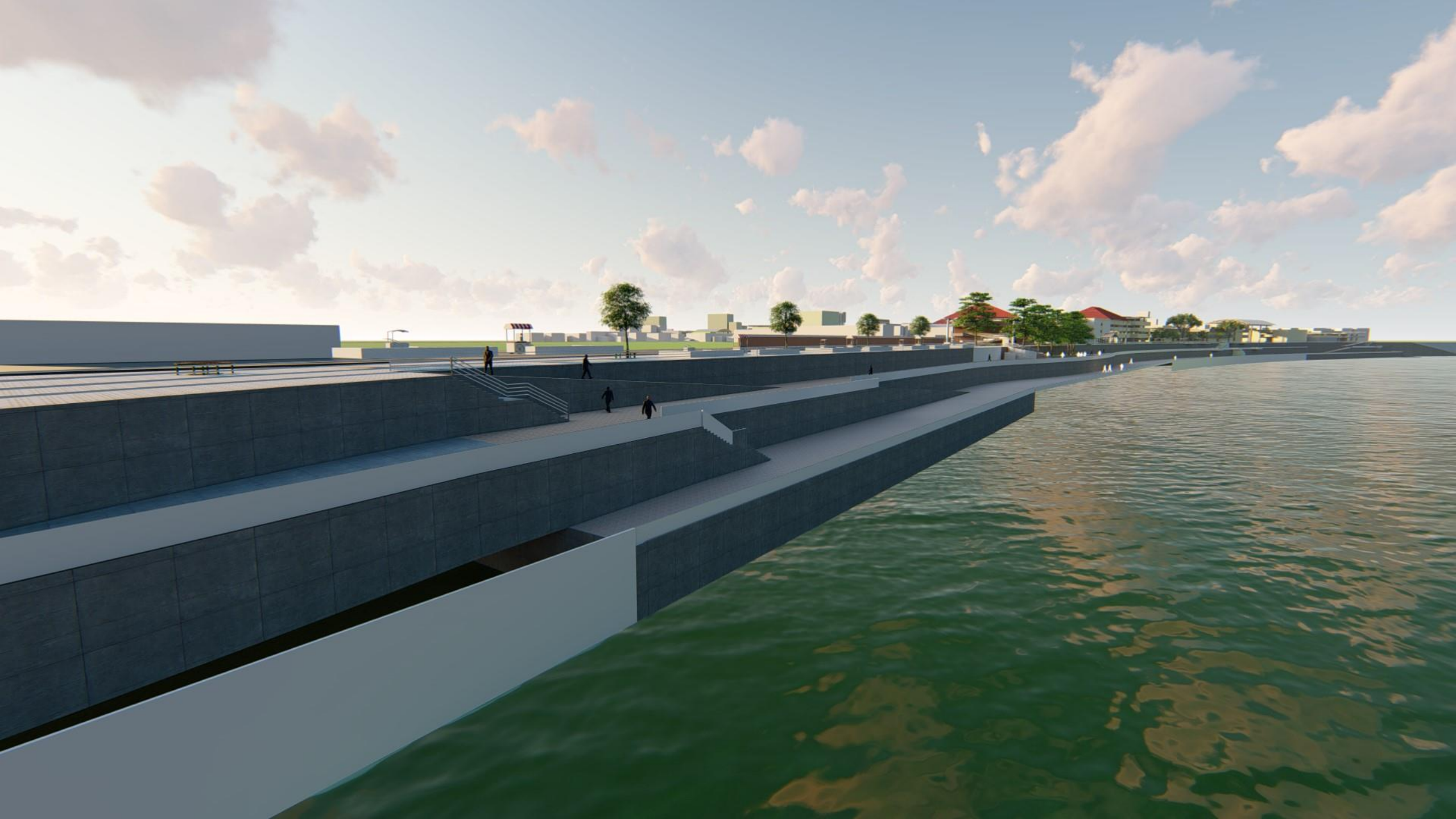
KAMRAN BACHELORS QUARTERS
KAMRAN
BACHELORS
QUARTERS

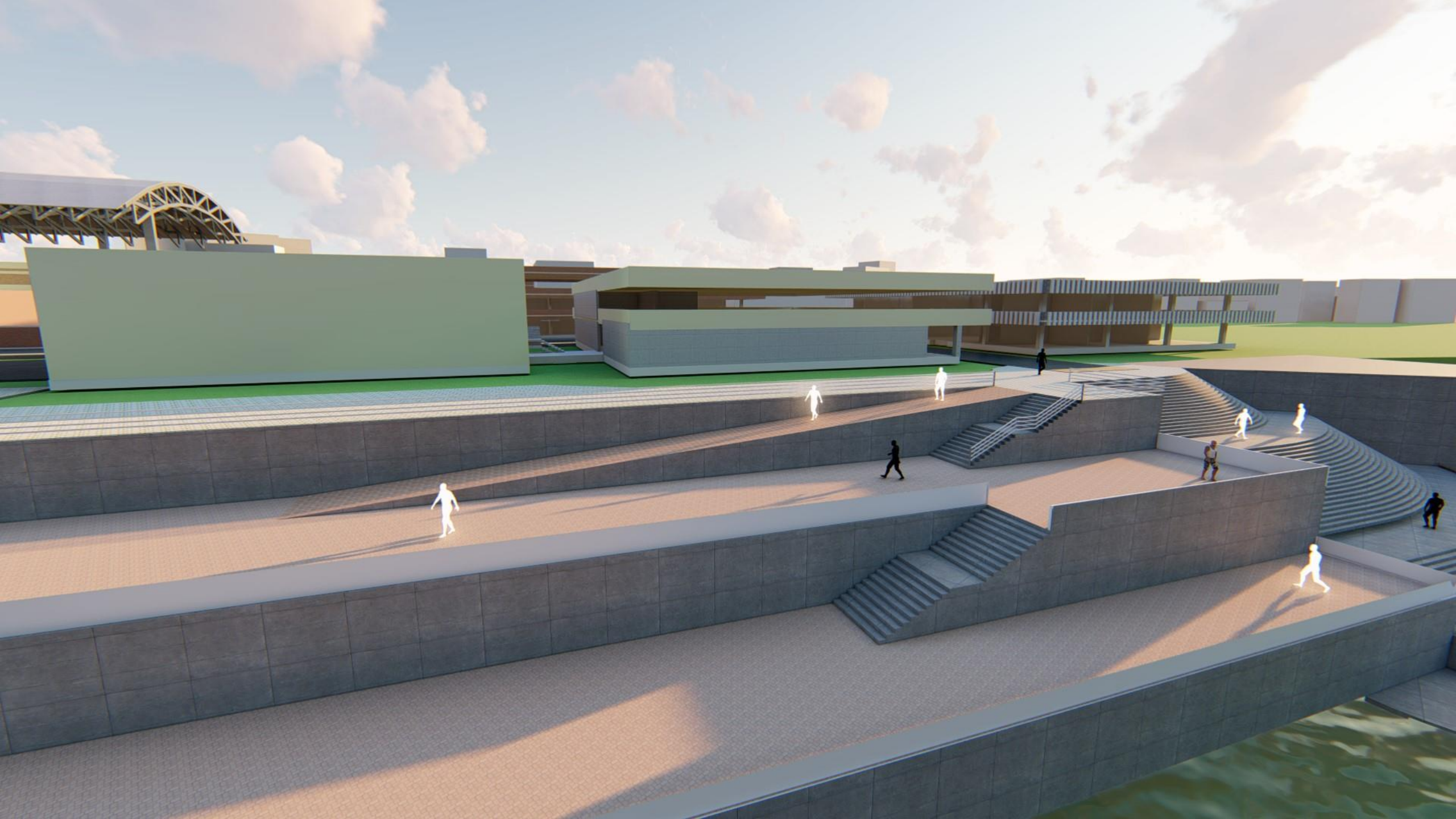
KAMRAN
BACHELORS
QUARTERS

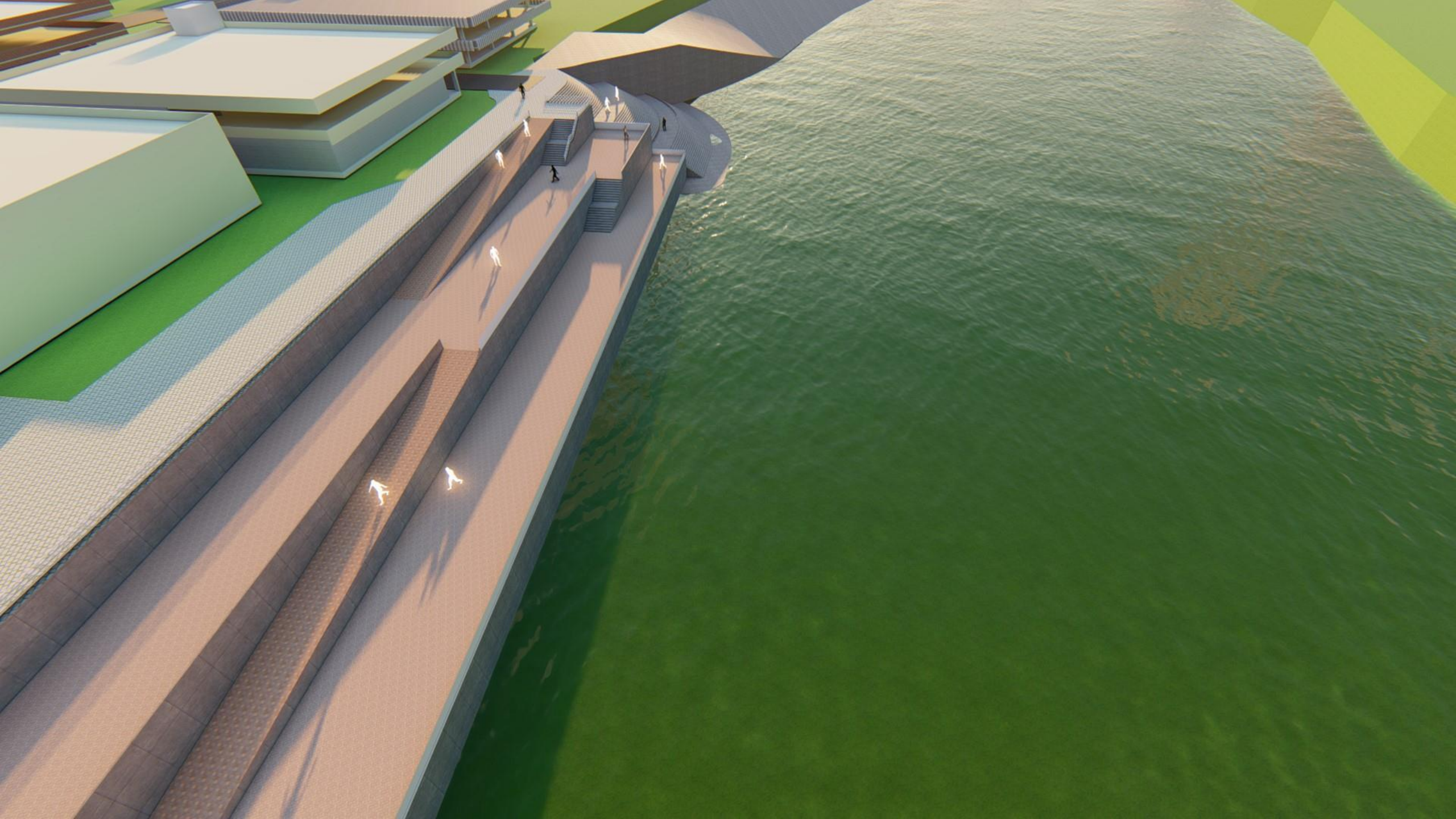
SHAHI CENTRAL JAME MOSQUE

TRADING
TRADING









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BERGER
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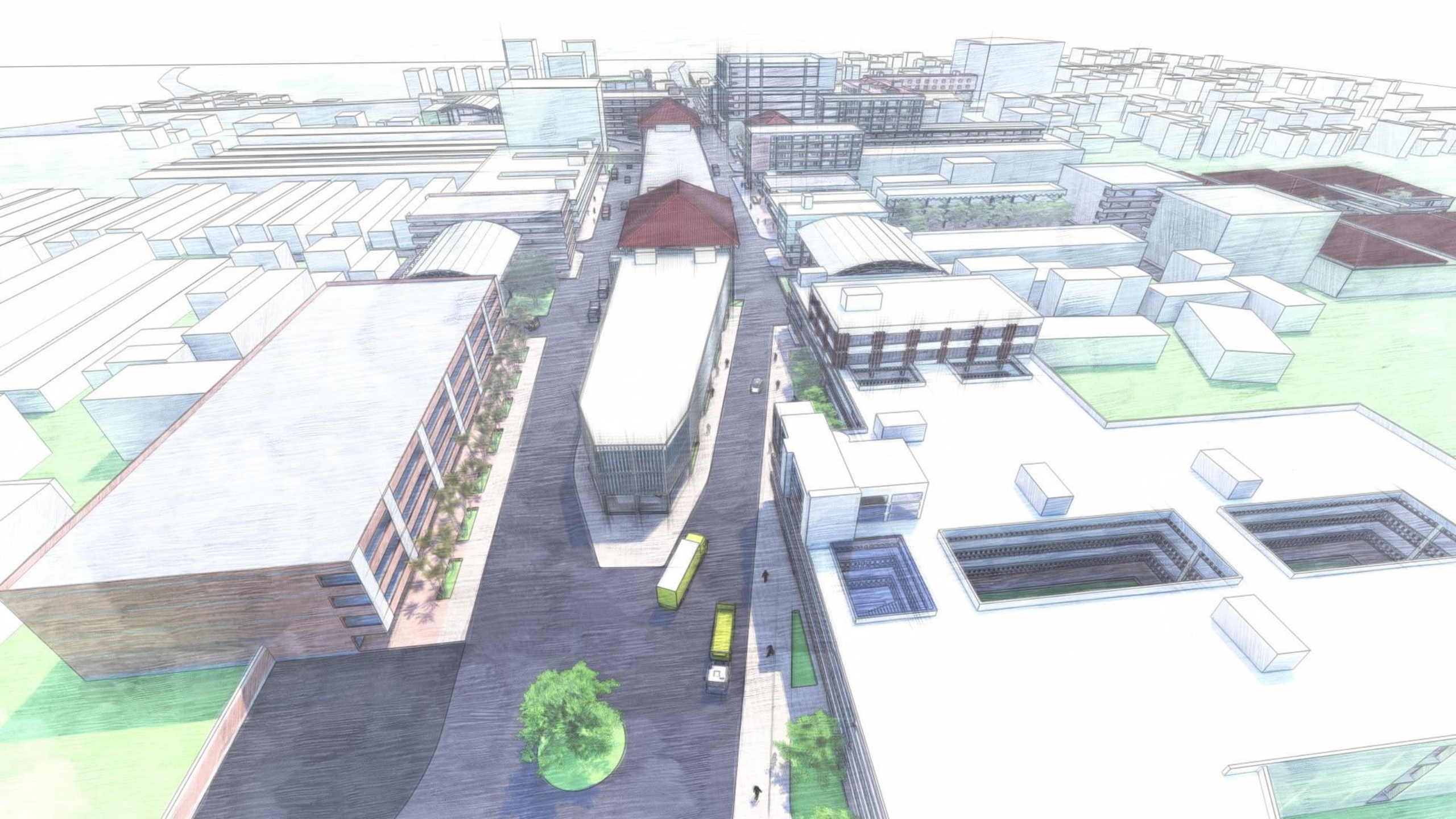
BERGER

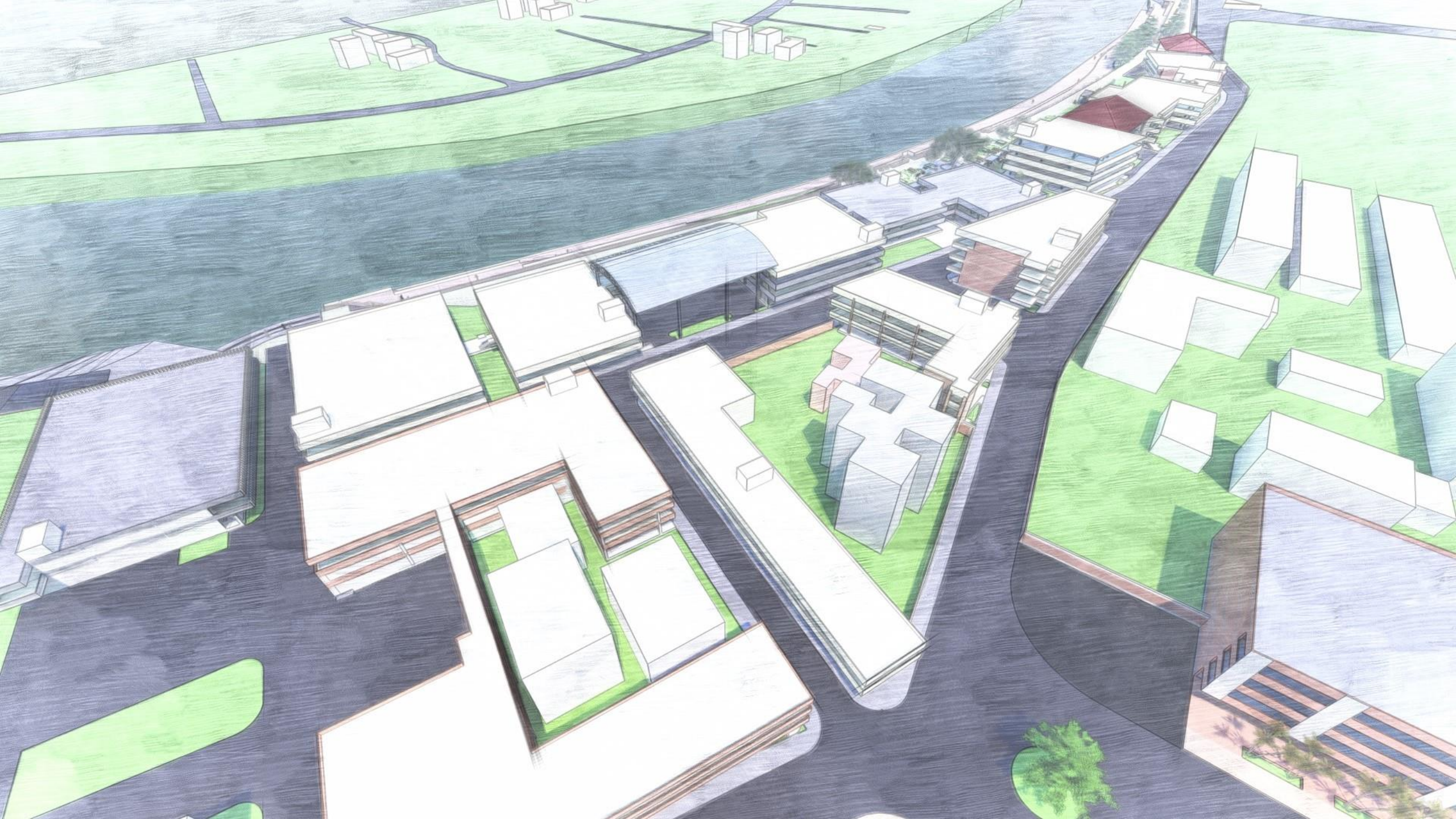
The Ultimate Adhesive
FEVICOL
The Ultimate Adhesive

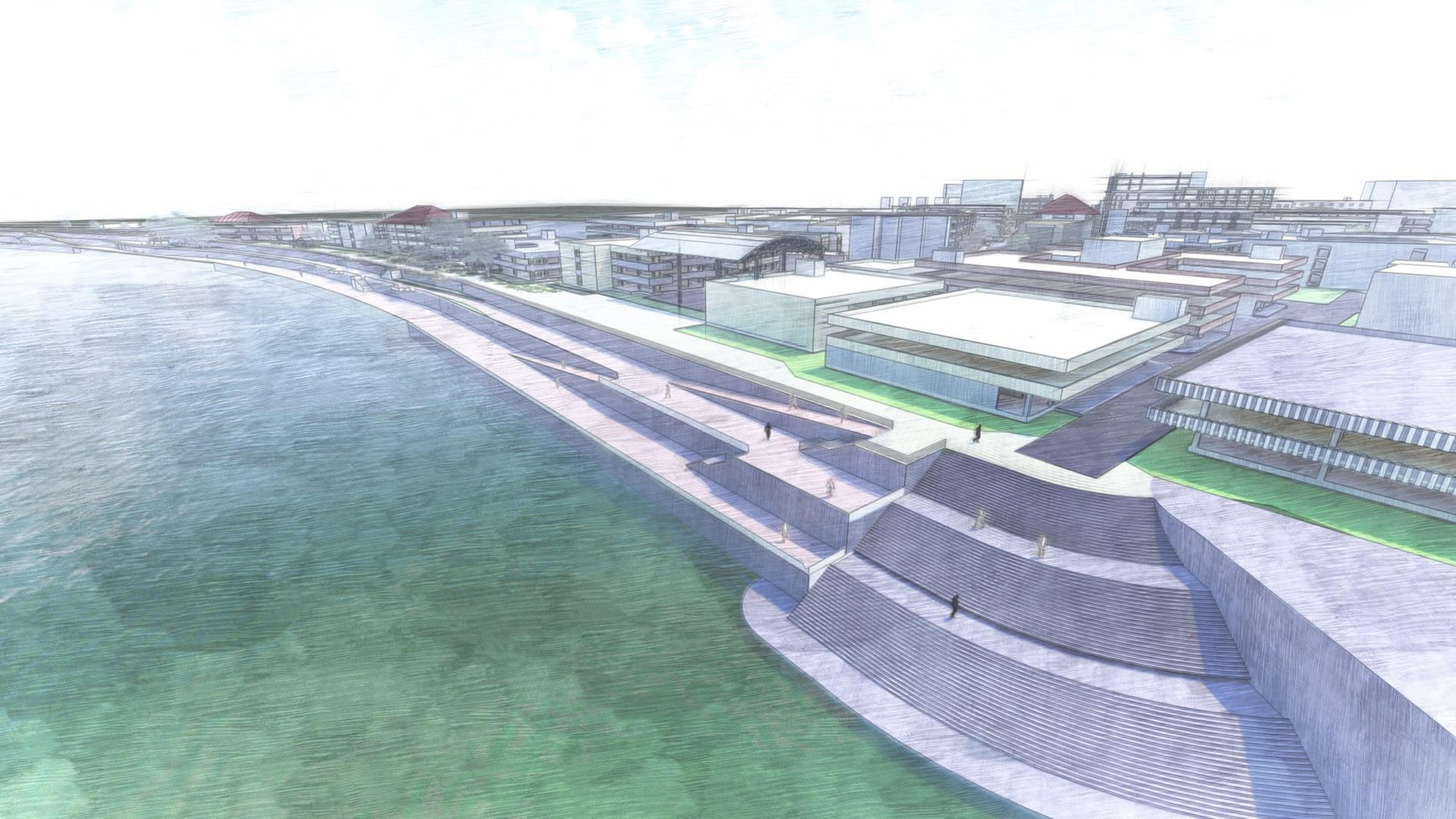
SYLHET CENTRAL JAME MOSQUE

SYLHET CENTRAL JAME MOSQUE

KAMRAN BACHELORS QUARTERS
KAMRAN
BACHELORS
QUARTERS







THANKYOU