



Future with Nature

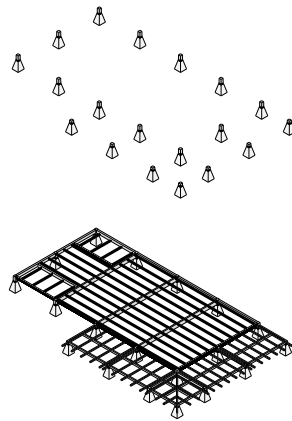
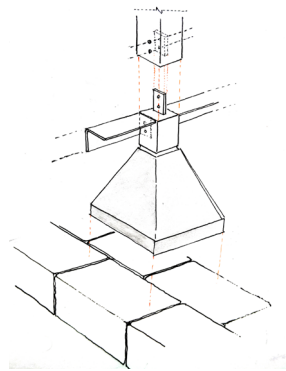
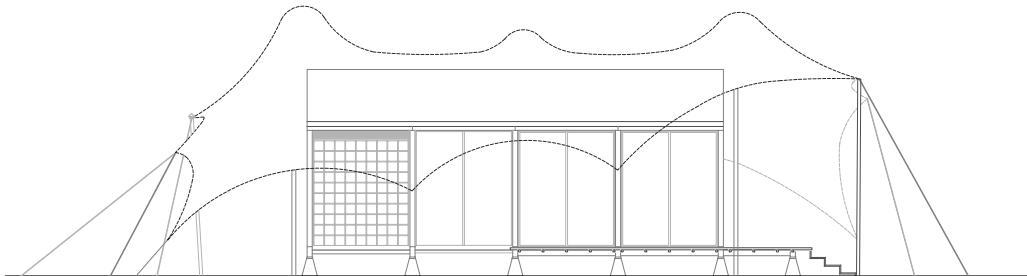
Innovative coastal pre-fab architecture to handle cyclones and CRZ regulations

Indian regulations make it very challenging to build dwellings or structures on the ocean and river front. The Coastal Regulation Zone (CRZ) rules are stringent and a huge deterrent for serious investments in the tourism and wellness space. Even though India has idyllic locations on its coast, estuaries, rivers and lakes, we have never seen daring, innovative and stunning tourism or real estate projects as seen in Maldives, Bali, Thailand and the UAE. Building onto the sea or close to the sea can be spectacular and deliver unforgettable guest experiences.

India has been on the backseat of coastal experiential tourism. That is about to change. Government of India made huge concessions in the 2019 CRZ policy. New guidelines allow temporary structures or shacks to be built on the shoreline; just behind 10 meters from High Tide Line. What is the definition of a temporary shack? That which can be assembled on site and disassembled with equal ease without leaving a scar on the ground. If need be, these structures need to be dismantled before the monsoons, cyclones and the hurricanes. Design and innovation in pre-fab is one of the available ways forward.

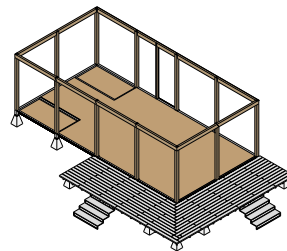
The Panchabhuta Conservation Foundation based in Kagala, Karnataka; strives to be the catalyst for big change in responsible and regenerative Tourism in the Uttar Kannada region. With various ocean front projects to be developed, the foundation engaged with Nomadic Resorts and Amsterdam based interior design Studio Oana Tudose; to innovate a luxury pre-fabricated tented suite that could be easily assembled, dismantled and can be used throughout the year. Located within a delicate ecosystem of the Aghanishini estuary, the design had to be extending enough to experience the natural elements of the land, but also retract quickly into a protected cocoon in case of extreme weather during monsoons and occasional cyclones.

With Nomadic's expertise in temporary and tropical architecture, combined with locally available skill, knowledge and materials, the design was conceptualized as a bamboo framed structure with three major parts; an inner tent, outdoor decking and an outer tent, all measuring to about 800 sq.ft. The footprint can be extended to approximately 3000 sq.ft. with specially curated landscapes; including sustainable methods of waste treatment, solar energy and rainwater harvesting.

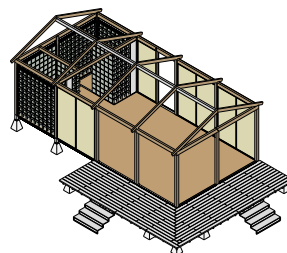
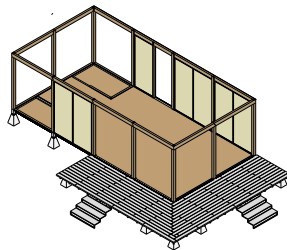


Inner Tent

The inner tent is a bamboo-framed structure, with each of the components sized, treated and finished off site and then assembled together on site. The design is raised on a pre-fab metal raft over one meter high, well protected from flooding waters during monsoons and cyclones. The metal raft is anchored into the ground with pre-cast concrete pedestals, placed on a compacted laterite bed.



The bamboo frames are empaneled with rip-stock fabric mounted on timber frames and lined with rock wool insulation, protecting the interiors from the harsh summers. The ceiling is covered using the same rip-stock fabric, stretched tightly above the bamboo trusses with insulated panels of canvas lined on the interior. Thermally treated bamboo strips are compressed into boards and used for the flooring, extending onto a deck facing the beach. Secure, large spanned Aluminum sliding doors allow for quick 'open and close' options, with expansive views of the ocean and the surroundings. All the mechanical, electrical and plumbing services are deigned as plug and play components, strategically concealed using customized aluminium angles mounted under the raised steel raft - free of flooding and rodents.

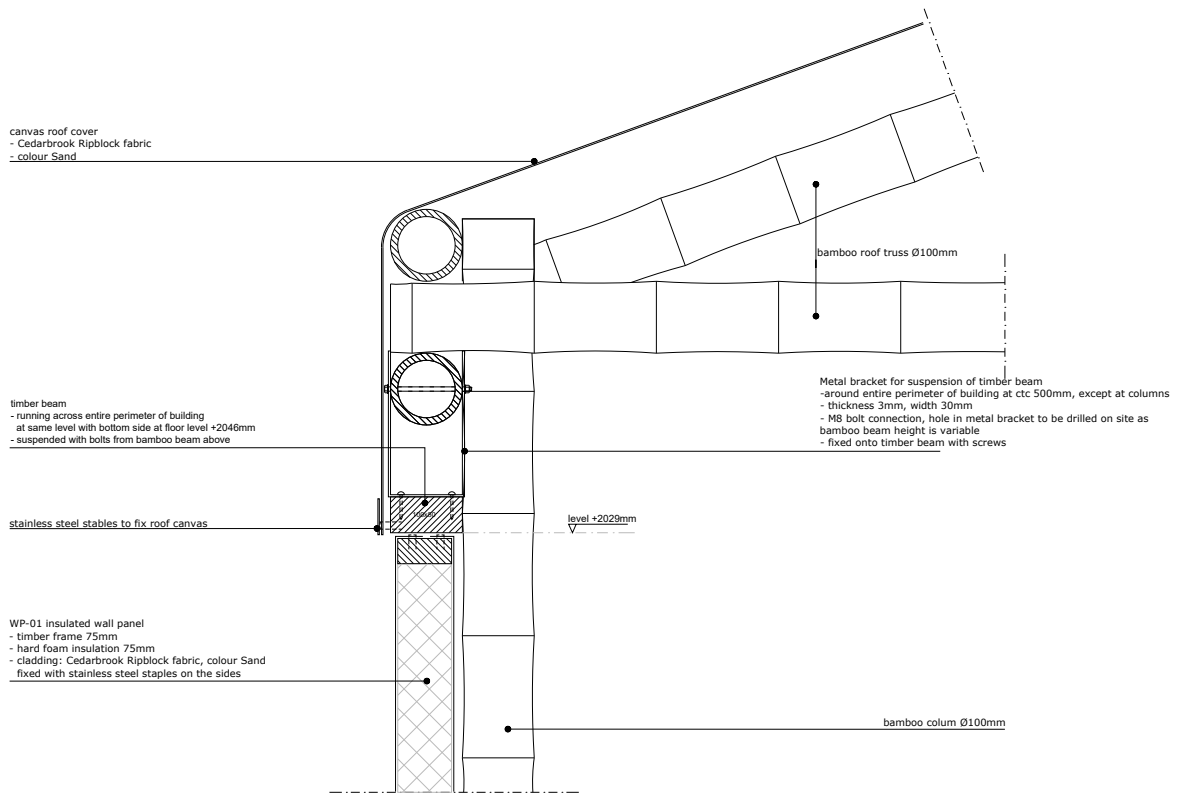


Top left: Joinery of timber structure and pre-cast concrete pedestals

Left: Steps of assembly on site



Assembly of wall panels covered in rip-stock fabric in progress



Joinery of bamboo truss, column and timber framed wall panel

The interior design of the tent has been visualized as a contemporary and luxurious suite with a very natural and earthen aesthetic. The furniture and products have been intricately detailed and innovated using locally available materials and indigenous practices of cane weaving, timber construction, linseed and coconut oil treatments for finishes as well as kokam butter soaps and body moisturizers. The aim was not only to involve and regenerate the local livelihoods but also make them equal stakeholders in the entire vision, and create guest experiences completely immersed in nature.

Interiors of the luxury pre-fab tent made using a bamboo structure







