



An innovative facade access solution for the unique features of Skyview Dubai

Facts & Figures

Commencement	2017
Completion	2019
Building Height	264m
Floor Count	60
No. of BMUs	7
Outreach	Various up to 27m
Building Type	Residential/Hotel

The Address Residence Skyview is set to become a unique addition to the Dubai cityscape. Two towers measuring 264 and 235 metres respectively are linked by a sky bridge and house 531 apartments and 166 hotel rooms. The design by Skidmore, Owings & Merrill and the particular attractions the development offers are likely to rival the appeal of their own famous Burj Khalifa project.

The Skyview provides an adventure walk which will allow visitors to traverse the outside of the building secured by a harness and, even more remarkably, the rare opportunity to experience the exterior of a skyscraper and a bird's eye view of the city via a unique glass 'skylide' feature which allows riders to slide down from the 53rd floor to the observation deck below. Beyond the scale and complexity of the building itself, these distinctive features called for the expertise of CoxGomyl as a leading provider of facade access solutions. The complete facade access system delivers 100% facade coverage in addition to a range of particular custom elements designed to serve the specific needs of this unique building.

Perhaps the most impressive aspect of this building maintenance system is the special set of two cranes at roof level on the 55 storey Tower Two, which are both equipped with a lifting capacity of 7.5 tons. This was required by the client to facilitate lifting the 15 ton skylide feature into place without the use of a construction crane and as a permanent solution for ongoing access, maintenance and replacement work.

These are part of a comprehensive building access system comprising of seven BMUs in total. Tower Two also features another BMU located at roof level with a four stage telescopic jib providing an outreach of 22.6 metres and a telescopic mast capable of lifting the unit up to 11.9 metres. Two more BMUs are located at level 55 and at the 50 metre mark respectively. Both provide 10.5 metre outreach and are designed to be parked out of sight behind dedicated doors in the side of the building facade. The taller Tower 1 is serviced by two BMUs. One is located at roof level with a four stage telescopic jib delivering a 27.5 metre outreach and a telescopic mast which lifts up to a height of 11.9 metres. The second BMU for this tower is located at level 50 and, again, is designed to be hidden behind designated doors in the facade. It delivers an outreach of 10.5 metres with a two stage telescopic jib.

All seven BMUs are provided with both a telescoping cradle and a standard two metre cradle in order to overcome the challenge presented by the late addition of ring beams on each floor which created additional recessed areas. The solution is completed by monorail systems with manual trollies for access to the skybridge and skywalk features, an aerial work platform at ground level for roof and canopy areas, and a 2,150-part restraint system spread over 12 floors.

The extensive product range and problem solving expertise the CoxGomyl team provides translates into practical facade access solutions for the most unique projects.

