

CENTRO UNIVERSITÁRIO DE LAVRAS

01/59

Trabalho de Conclusão de Curso



BARONESA

CENTRO GASTRONOMICO E CULTURAL

Orientadora: Janaína Faleiro

Paula Thomas Alvarenga

12 de Dezembro de 2023

SUMÁRIO

03	Introdução	15	Programa de Necessidades/ Pré-Dimensionamento
04	Análise e Diagnóstico	17	Fluxograma e Setorização
13	Conceito	20	Mapa de Manchas
14	Partido	22	Projetos

INTRODUÇÃO

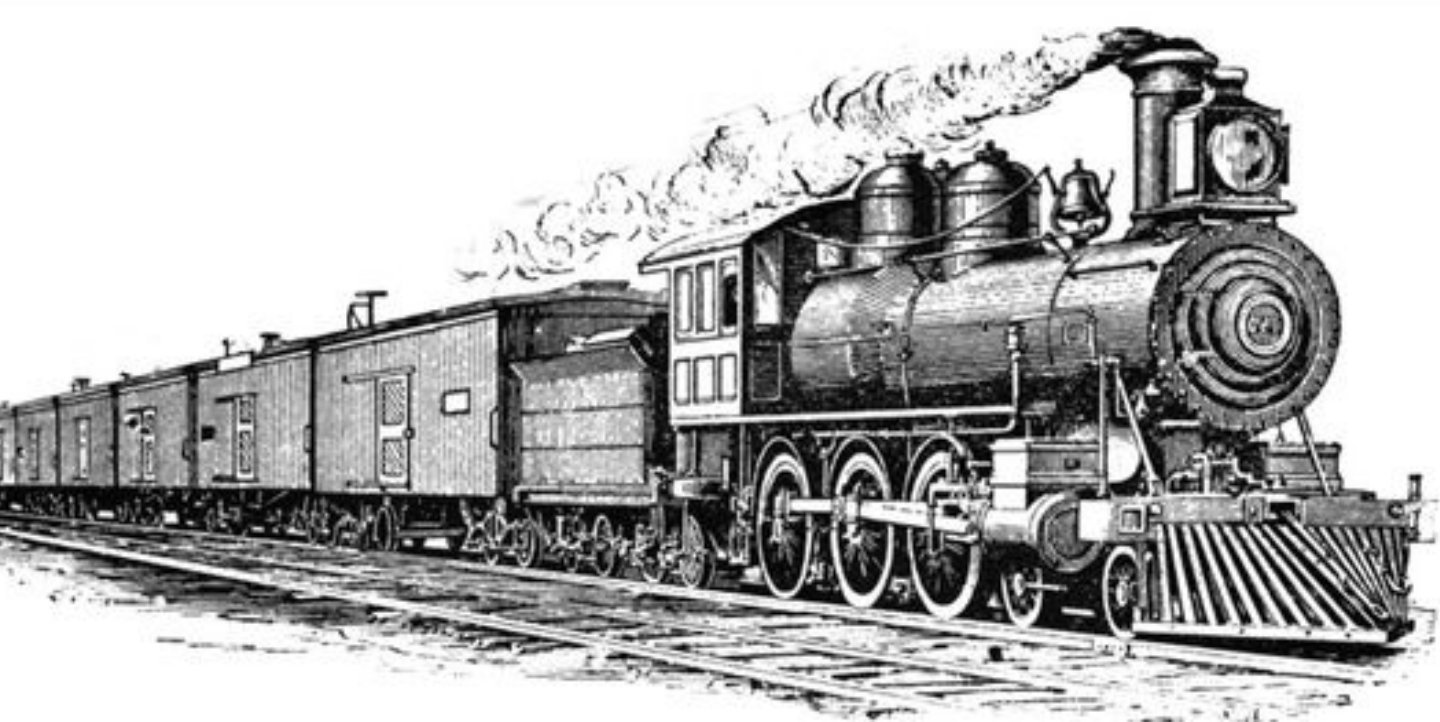
História de Lavras

Importância da Ferrovia

Segregação Urbana

Galpões da Antiga
Estação Ferroviária

Centro Gastronômico e Cultural



ÁREAS DE INTERESSE



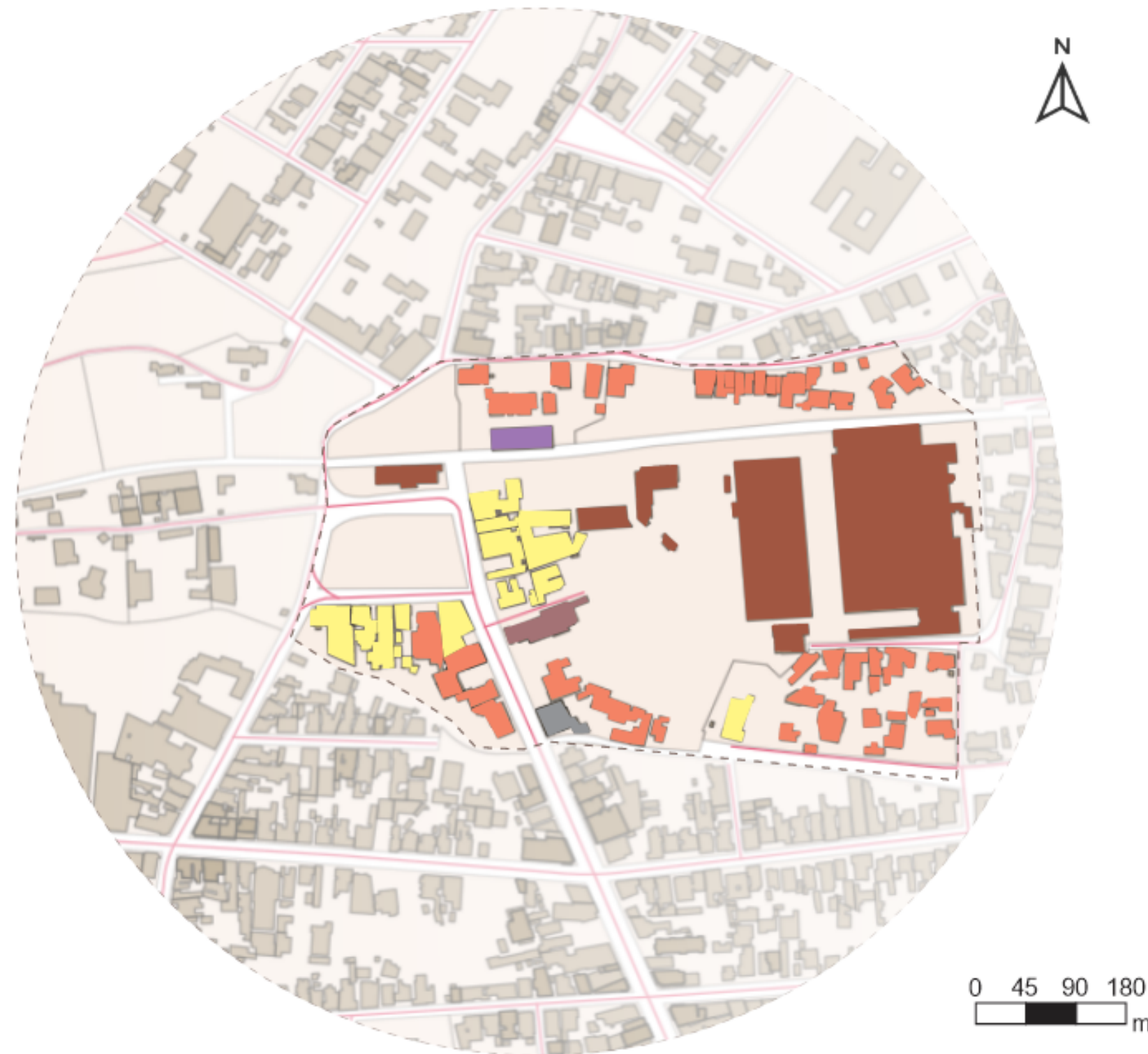
Fonte: Open Street Maps (2023). Adaptado pela autora.







SITUAÇÃO



Fonte: Open Street Maps (2023). Adaptado pela autora.

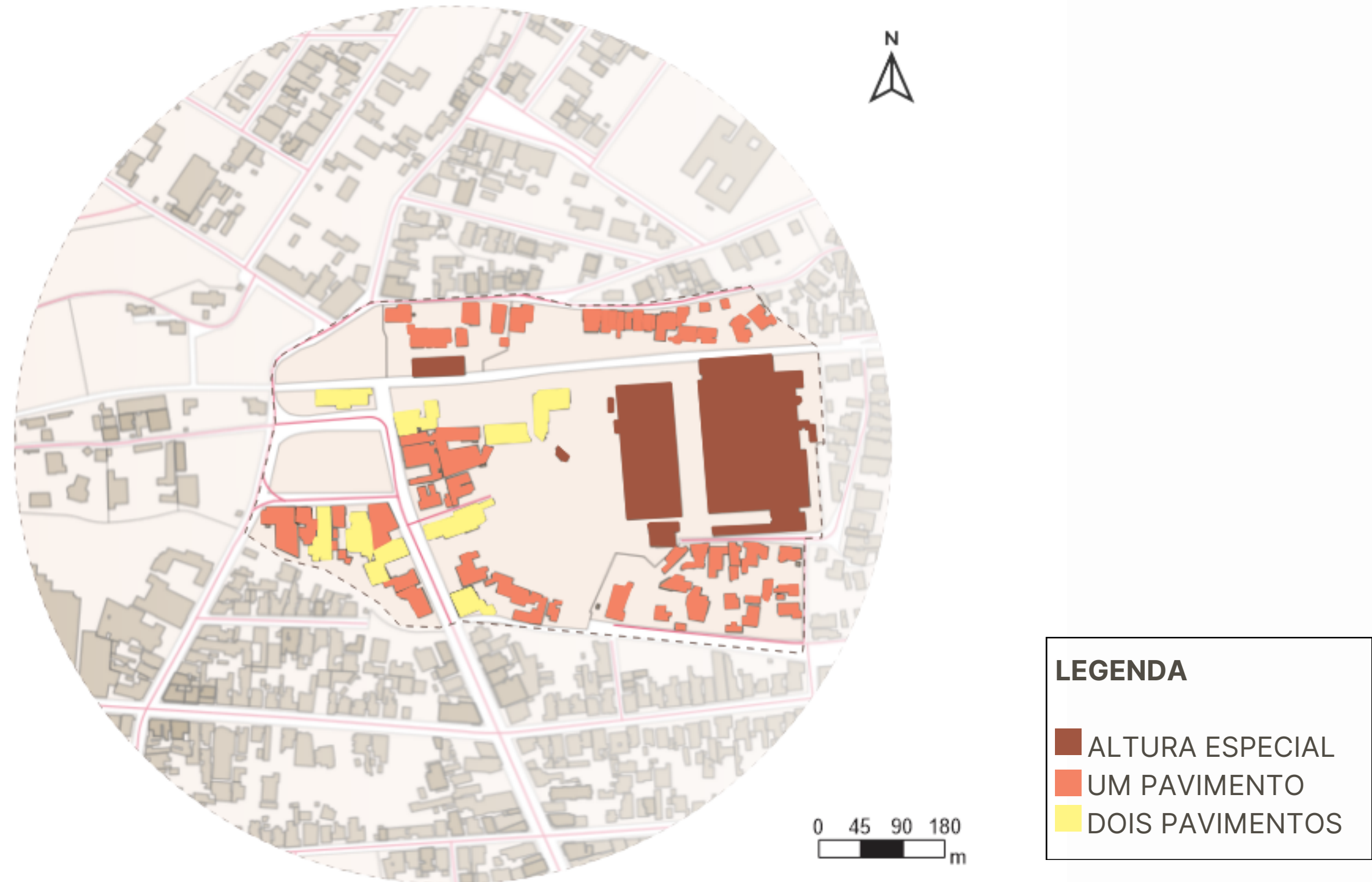
USO E OCUPAÇÃO



LEGENDA	
	LOCAL DE INTERVENÇÃO
	RESIDENCIAL
	COMERCIAL
	PRESTAÇÃO DE SERVIÇOS
	MISTO
	OFICINA FERROVIÁRIA

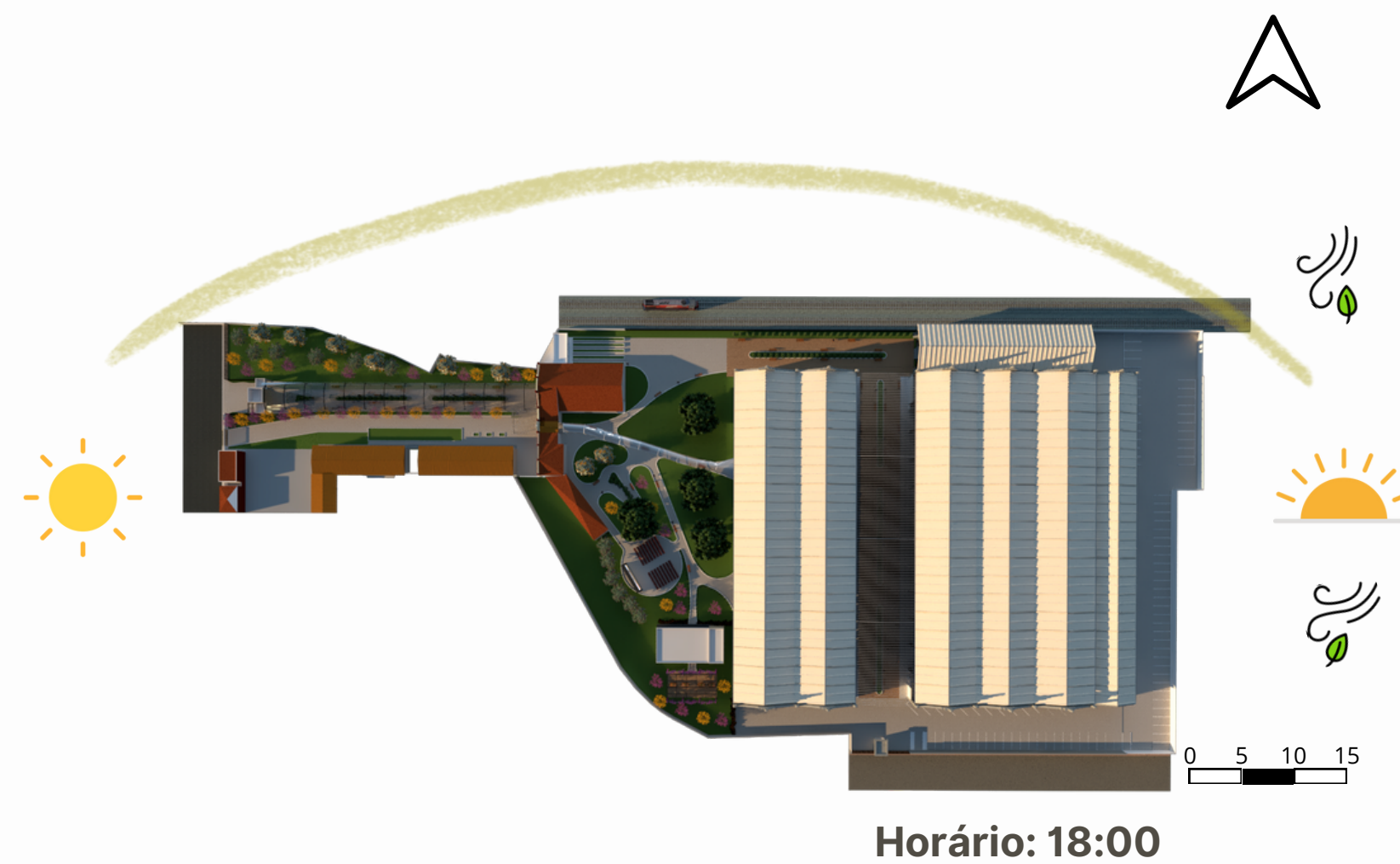
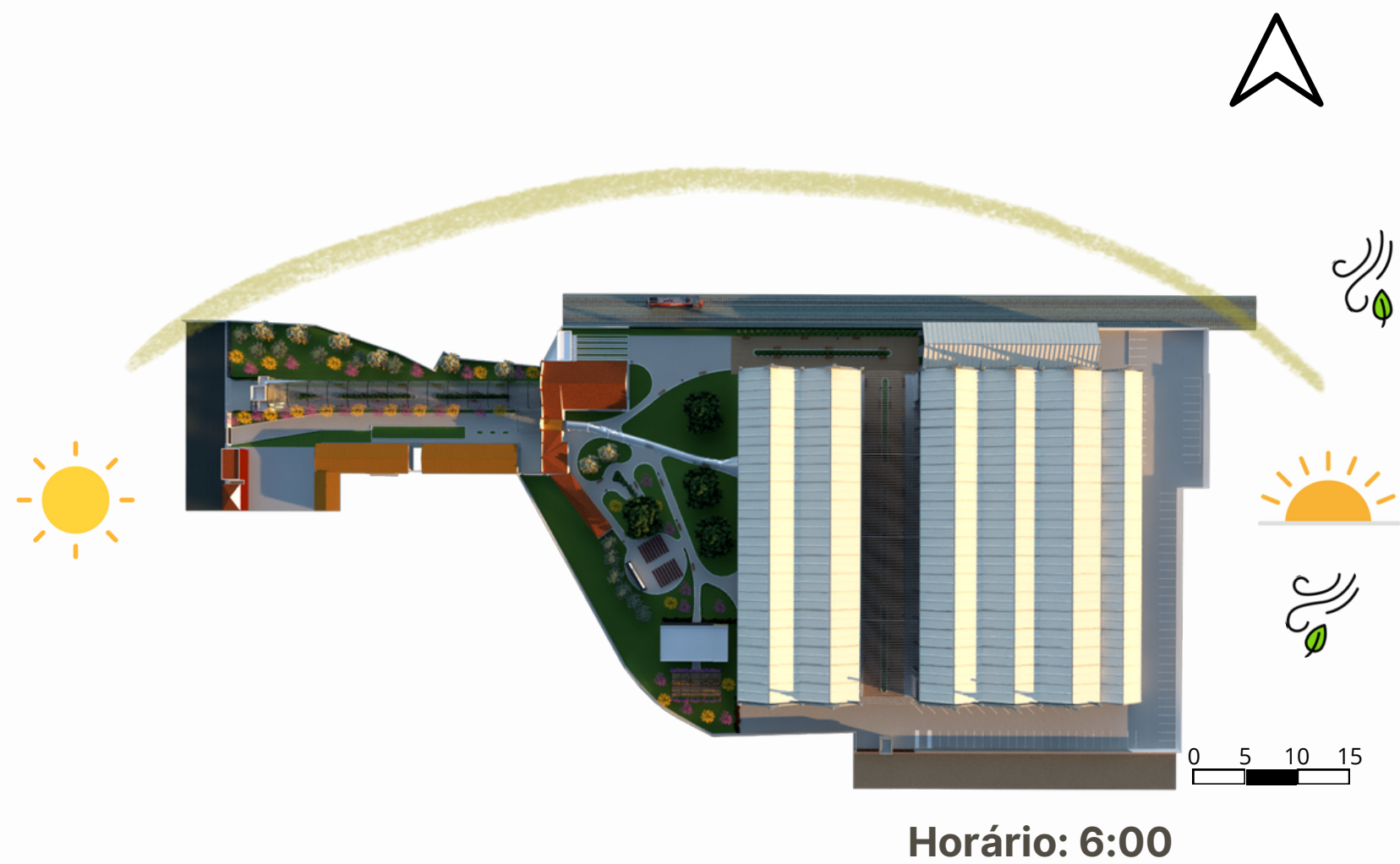
Fonte: Open Street Maps (2023). Adaptado pela autora.

GABARITO



Fonte: Open Street Maps (2023). Adaptado pela autora.

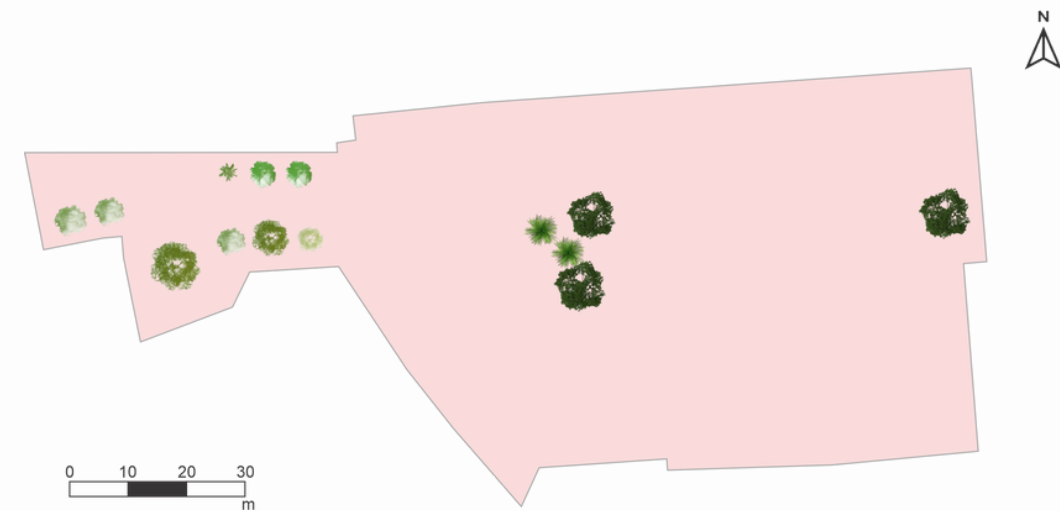
INSOLAÇÃO E VENTILAÇÃO



ASPECTOS AMBIENTAIS



Fonte: Open Street Maps (2023). Adaptado pela autora.



Fonte: Open Street Maps (2023). Adaptado pela autora.



Fonte: Google Earth (2023).

HIERARQUIA VIÁRIA



LEGENDA


- VIA ARTERIAL (FLUXO INTENSO)
- VIA COLETORIA (FLUXO MODERADO)
- VIA LOCAL (FLUXO LEVE)

Fonte: Open Street Maps (2023). Adaptado pela autora.

PONTOS DE ÔNIBUS

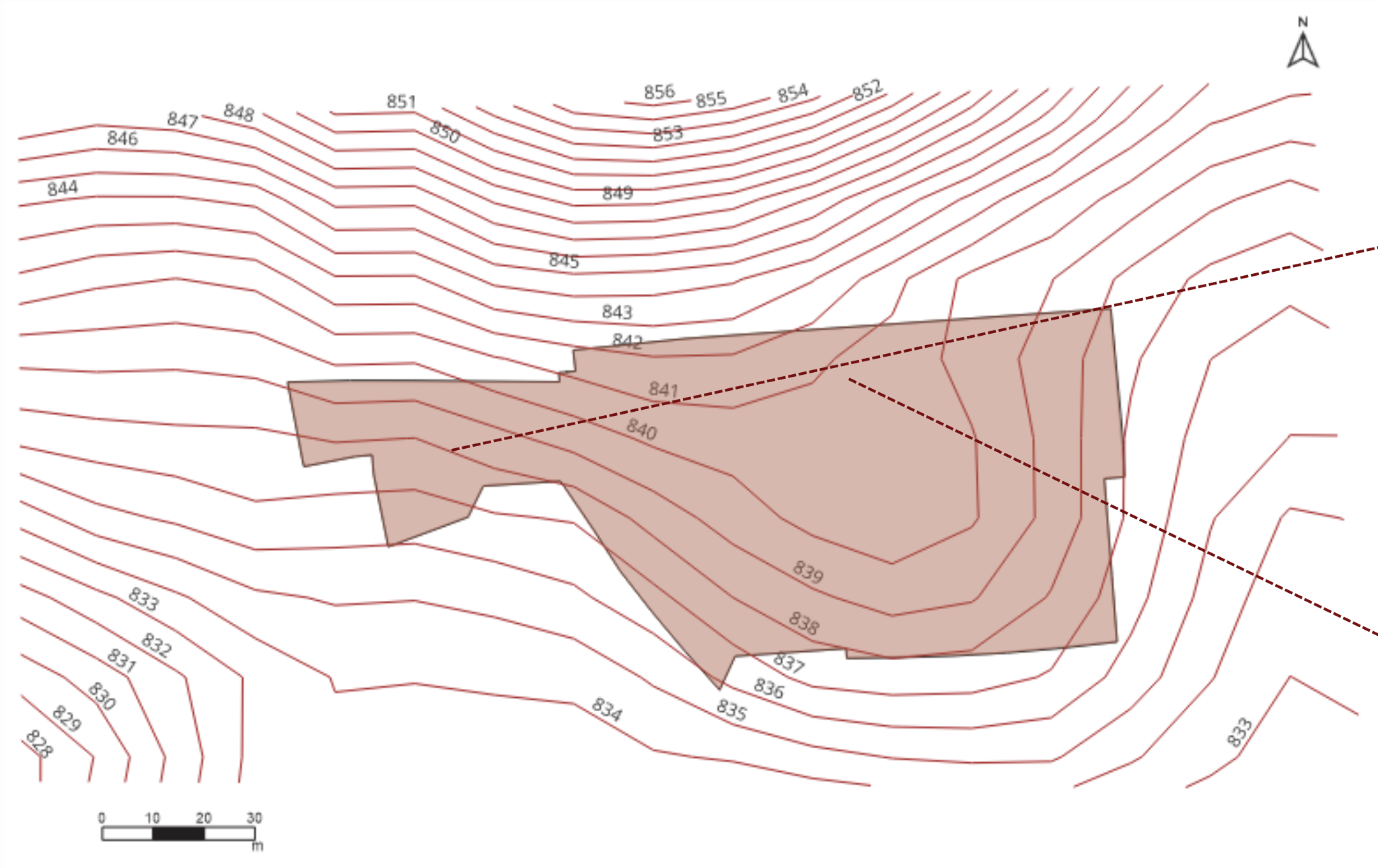


LEGENDA

 PONTO DE ÔNIBUS

Fonte: Open Street Maps (2023). Adaptado pela autora.

TOPOGRAFIA



Fonte: Autora

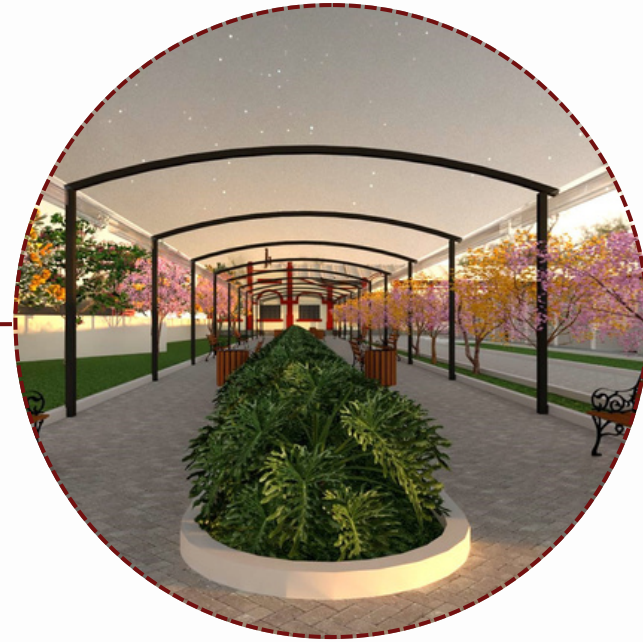


Fonte: Autora

Fonte: Produzido pela autora a partir de dados do portal INPE Topodata (2023).



PARTIDO



PRESENTE



PASSADO

PROGRAMA DE NECESSIDADES PRÉ-DIMENSIONAMENTO

15

PROGRAMA DE NECESSIDADES				
Setor	Ambiente	Quantidade	Pessoas	Área
Administrativo	Recepção	1	26	38,03
	Segurança	1	2	17,95
	Sala de Reunião	1	14	51,16
	Copa	1	6	21,16
	Suporte Horta	1	1	18,60
	Sala de Descanso	1	10	36,98
	Sala Diretor Geral	1	1	17,82
	Almoxarifado	1	2	12,96
	Sanitário Masculino	1	5	15,45
	Sanitário Feminino	1	3	12,55
	Social	Hall	1	17
Sanitário Feminino		1	9	14,59
Sanitário Masculino		1	9	13,98
PCD Feminino		1	2	6,65
PCD Masculino		1	2	6,20
Recepção		1	8	25,71
Biblioteca		1	28	86,35
Horta Comunitária		1	80	160,64
Sanitário Feminino		1	5	8,53
Sanitário Masculino		1	5	8,53
Copa		1	4	6,90
Cinema ao Ar Livre		1	134	269,37
Café/Doceria		1	61	110,30
Café/Doceria (Pergolado)		1	60	120,00
Sanitário Feminino		1	8	12,12
Sanitário Masculino		1	8	12,12
PCD Feminino		1	2	4,18

PCD Masculino	1	2	4,18
Recepção	1	35	107,14
Guarda Volumes	1	7	21,81
Sanitário Feminino	1	3	17,28
Sanitário Masculino	1	3	17,28
PCD Feminino	1	2	6,30
PCD Masculino	1	2	6,30
Galeria Permanente 1	1	54	164,09
Galeria Permanente 2	1	67	202,85
Galeria Permanente 3	1	63	191,48
Galeria Temporária 1	1	69	207,57
Galeria Temporária 2	1	84	254,99
Loja	1	85	256,00
Convivência	1	405	405,07
Restaurante	1	809	809,53
Restaurante Temático	1	275	275,78
Sanitário Feminino	1	8	18,68
Sanitário Masculino	1	8	18,67
PCD Feminino	1	2	5,09
PCD Masculino	1	2	5,09
Espaço Kids	1	79	118,93
Jardim 2	1	1126	1689,59
Praça de Alimentação	1	1633	1633,71
Eventos	1	4.231	2115,51
Sanitário Feminino	1	40	60,06
Sanitário Masculino	1	40	60,06
PCD Feminino	2	3	5,88
PCD Masculino	2	3	5,88
Sanitário Feminino	1	23	88,66

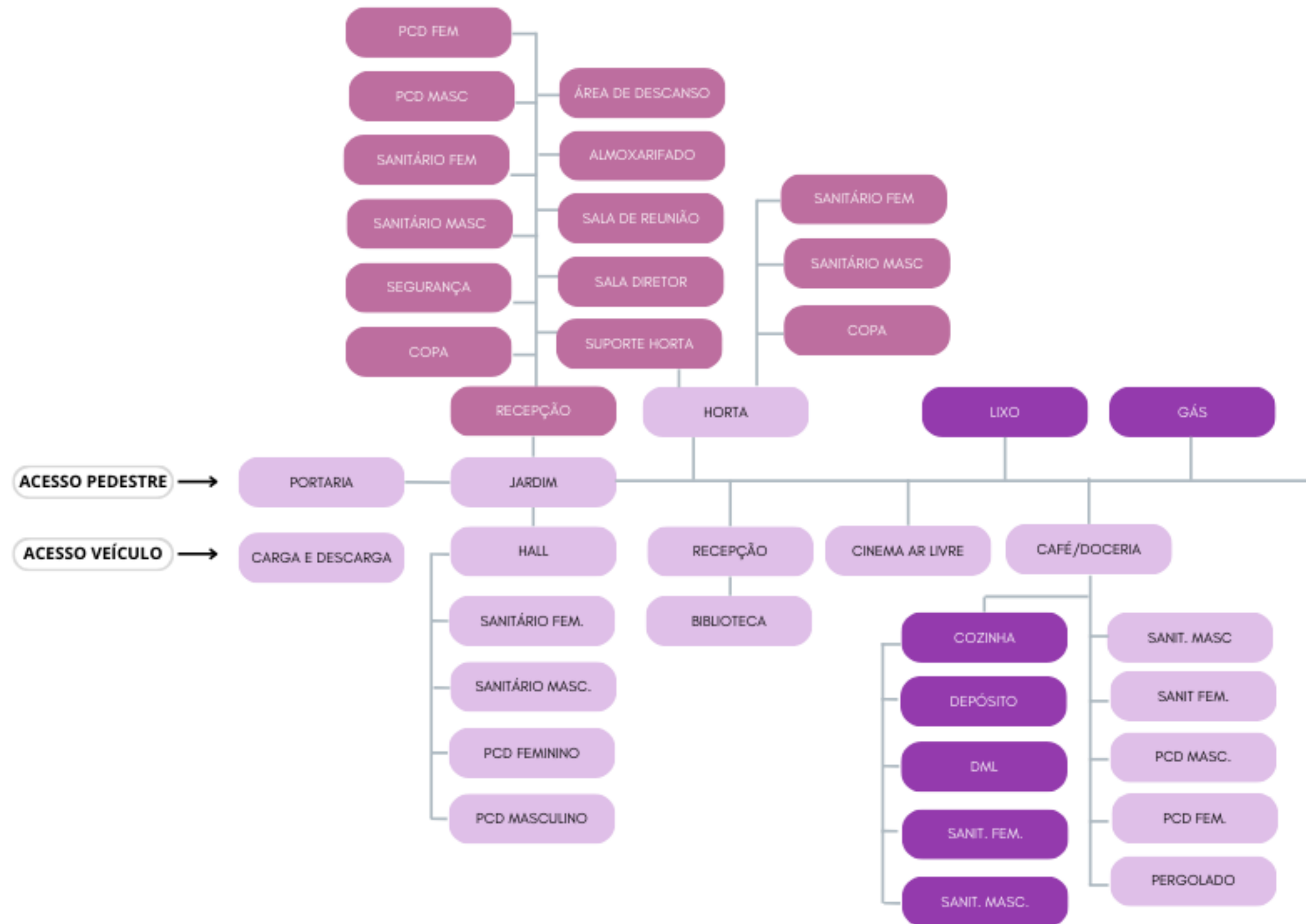
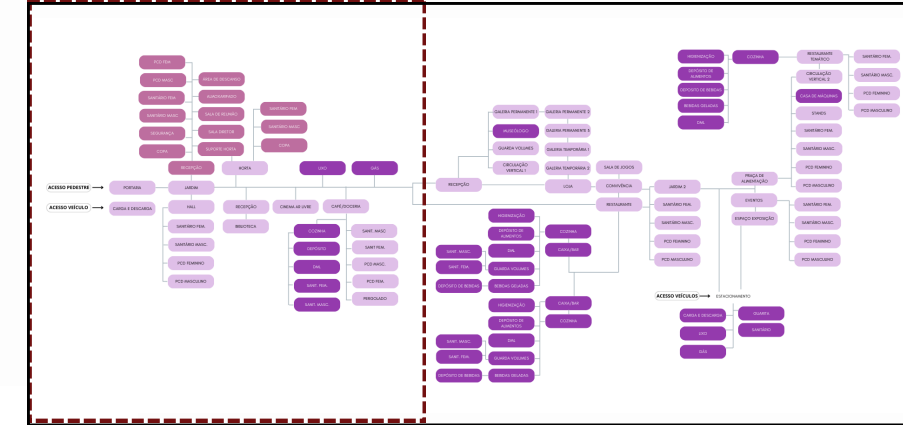
PROGRAMA DE NECESSIDADES PRÉ-DIMENSIONAMENTO

16

	Sanitário Masculino	1	23	88,66
	PCD Feminino	2	4	6,30
	PCD Masculino	2	4	6,30
	Escola de Artes Hall	1	129	193,75
	Atelier de Pintura	1	80	120,13
	Atelier de Costura	1	134	202,00
	Sala de Música	1	127	191,48
	Sala de Dança	1	134	201,07
	Convivência	1	333	500,93
	Sanitário Feminino	1	6	17,28
	Sanitário Masculino	1	6	17,28
	PCD Feminino	1	2	6,30
	PCD Masculino	1	2	6,30
Técnico	Museólogo	1	2	14,99
	Stand	12	216	18,00
	Cozinha	1	38	57,71
	Higienização Bar	1	6	10,18
	Drinkeria	1	10	15,35
	Caixa	1	4	6,68
	Higienização	1	5	8,03
	DML	1	3	4,57
	Depósito Alimentos	1	4	6,51
	Dispensa de Bebidas	1	2	3,80
	Bebidas Geladas	1	5	8,28
	Guarda Volumes	1	4	6,30
	Sanitário Feminino	1	2	3,82
	Sanitário Masculino	1	2	3,82
	Gás	1		8,20

	Lixo	1		8,20
	Cozinha 2	1	69	69,82
	Higienização Bar	1	6	10,18
	Drinkeria	1	10	15,35
	Caixa	1	4	6,68
	Higienização	1	5	8,03
	DML	1	3	4,57
	Depósito Alimentos	1	4	6,51
	Dispensa de Bebidas	1	2	3,80
	Bebidas Geladas	1	5	8,28
	Guarda Volumes	1	4	6,30
	Sanitário Feminino	1	2	3,82
	Sanitário Masculino	1	2	3,82
	Gás	1		8,20
	Lixo	1		8,20
	Guarita	1	1	7,37
	Sanitário	1	1	2,02
	Palco	1	74	112,00
	Casa de Máquinas	1	1	53,37
	Carga e Descarga	1		100,00
	Refeitório	1	24	98,47
	Descanso	1	22	106,47
	Reunião	1	24	96,26
	Vestiário Feminino	1	10	46,74
	Vestiário Masculino	1	10	46,74
	PCD Feminino	1	2	4,33
	PCD Masculino	1	2	4,33
TOTAL			11.249	12492,15

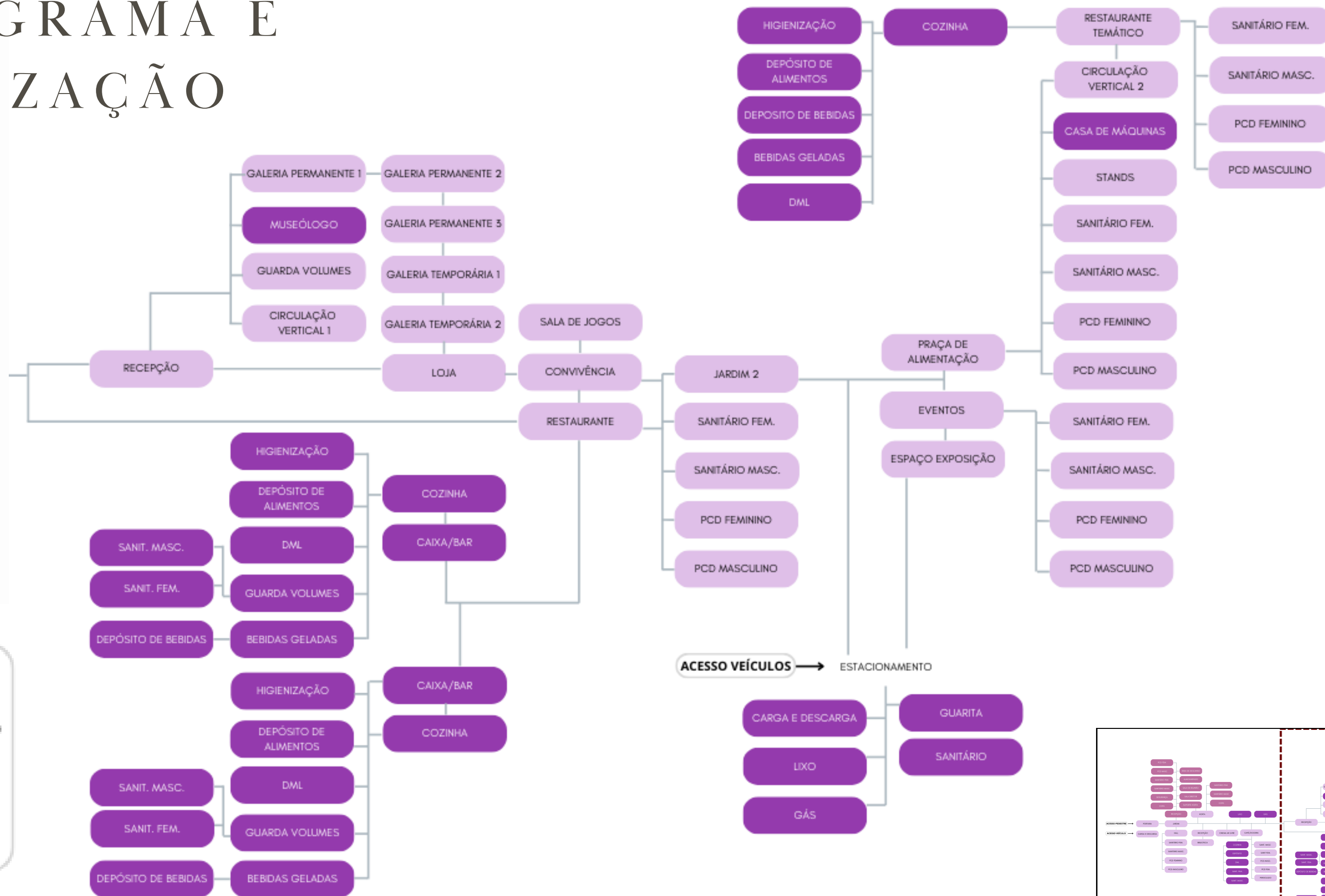
FLUXOGRAMA E SETORIZAÇÃO



LEGENDA

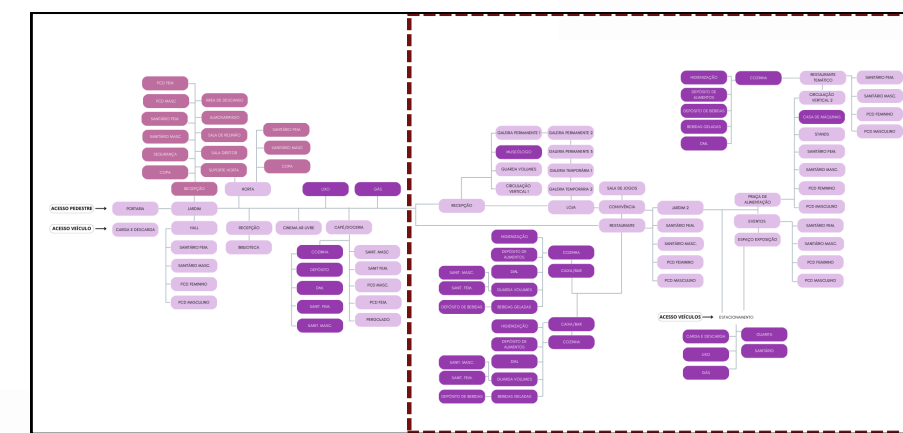
- Setor Administrativo
- Setor Técnico
- Setor Social

FLUXOGRAMA E SETORIZAÇÃO

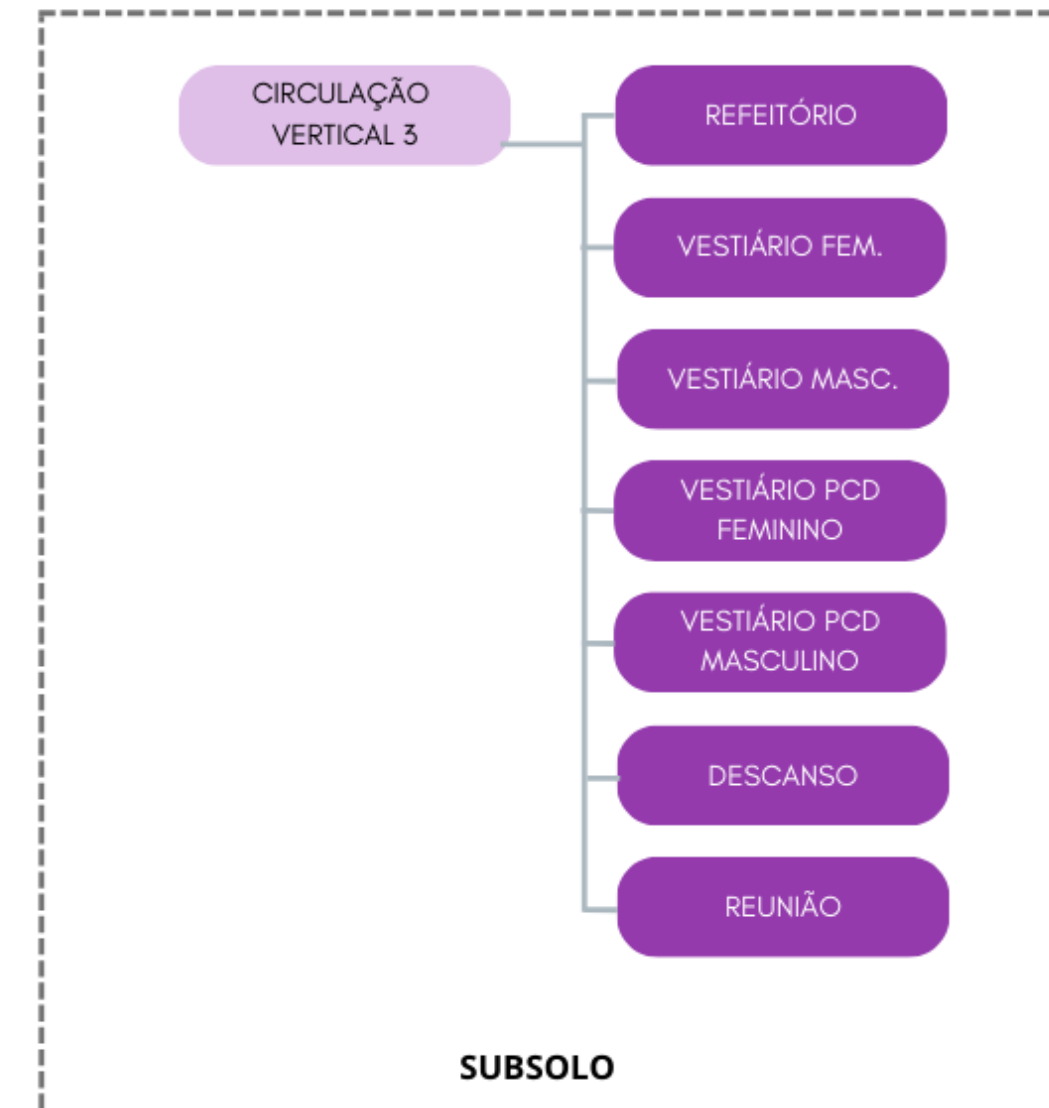
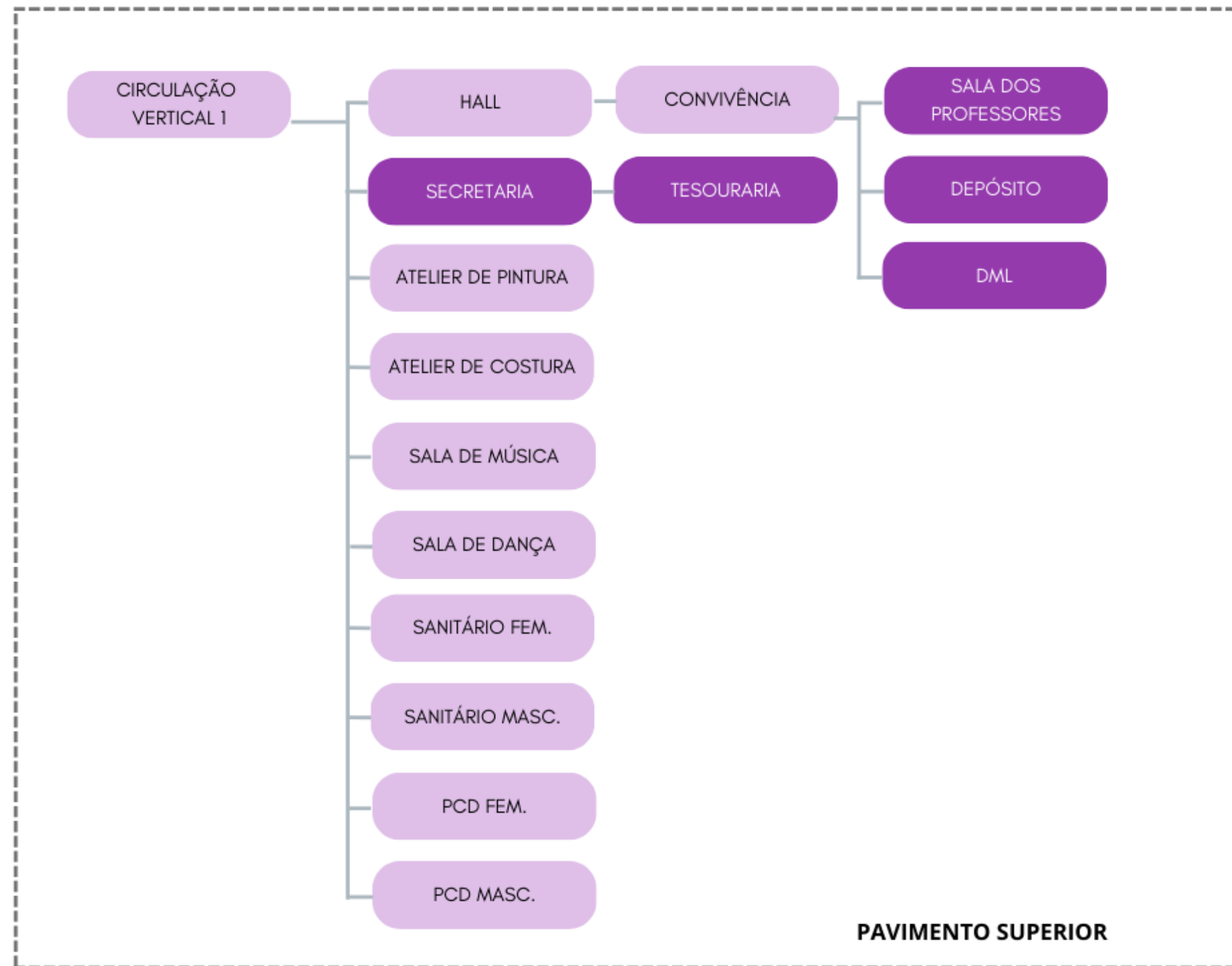


LEGENDA

- Setor Administrativo
- Setor Técnico
- Setor Social



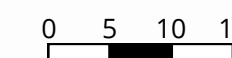
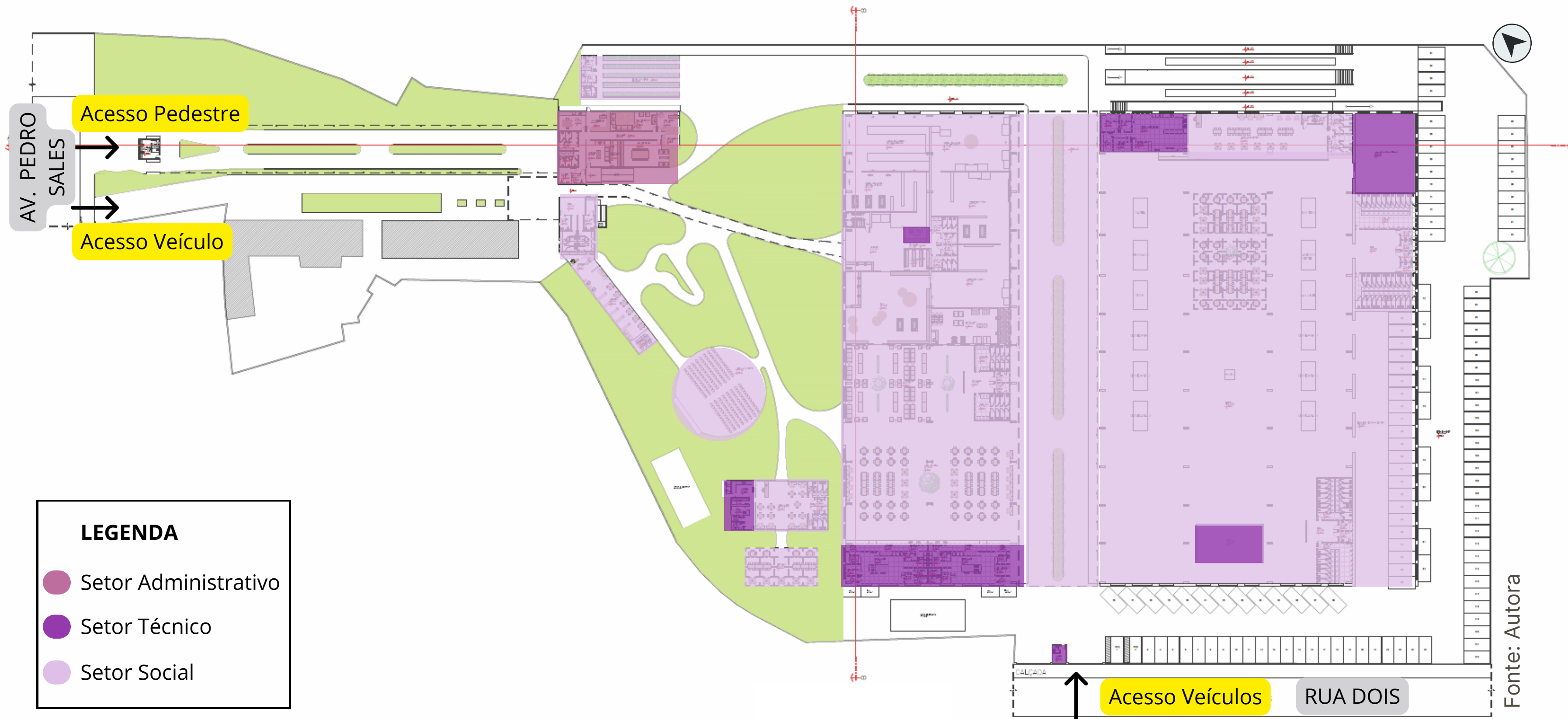
FLUXOGRAMA E SETORIZAÇÃO



LEGENDA

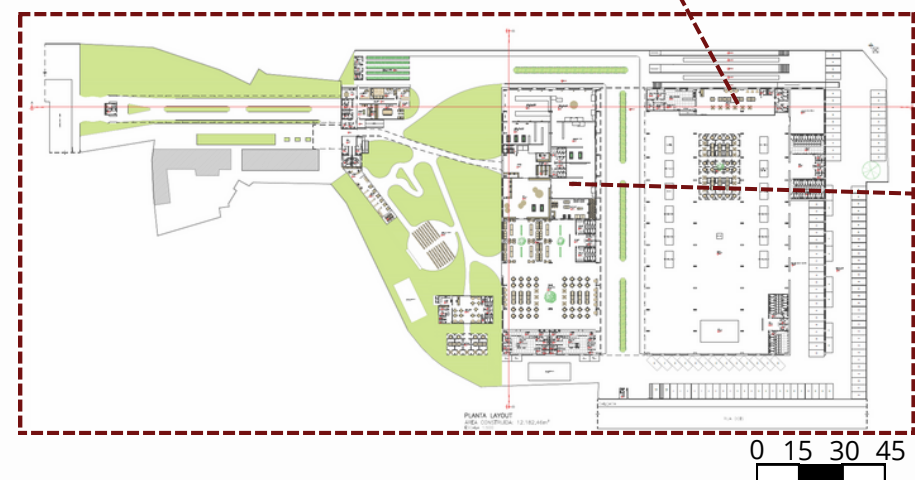
- Setor Administrativo
- Setor Técnico
- Setor Social

MAPA DE MANCHAS

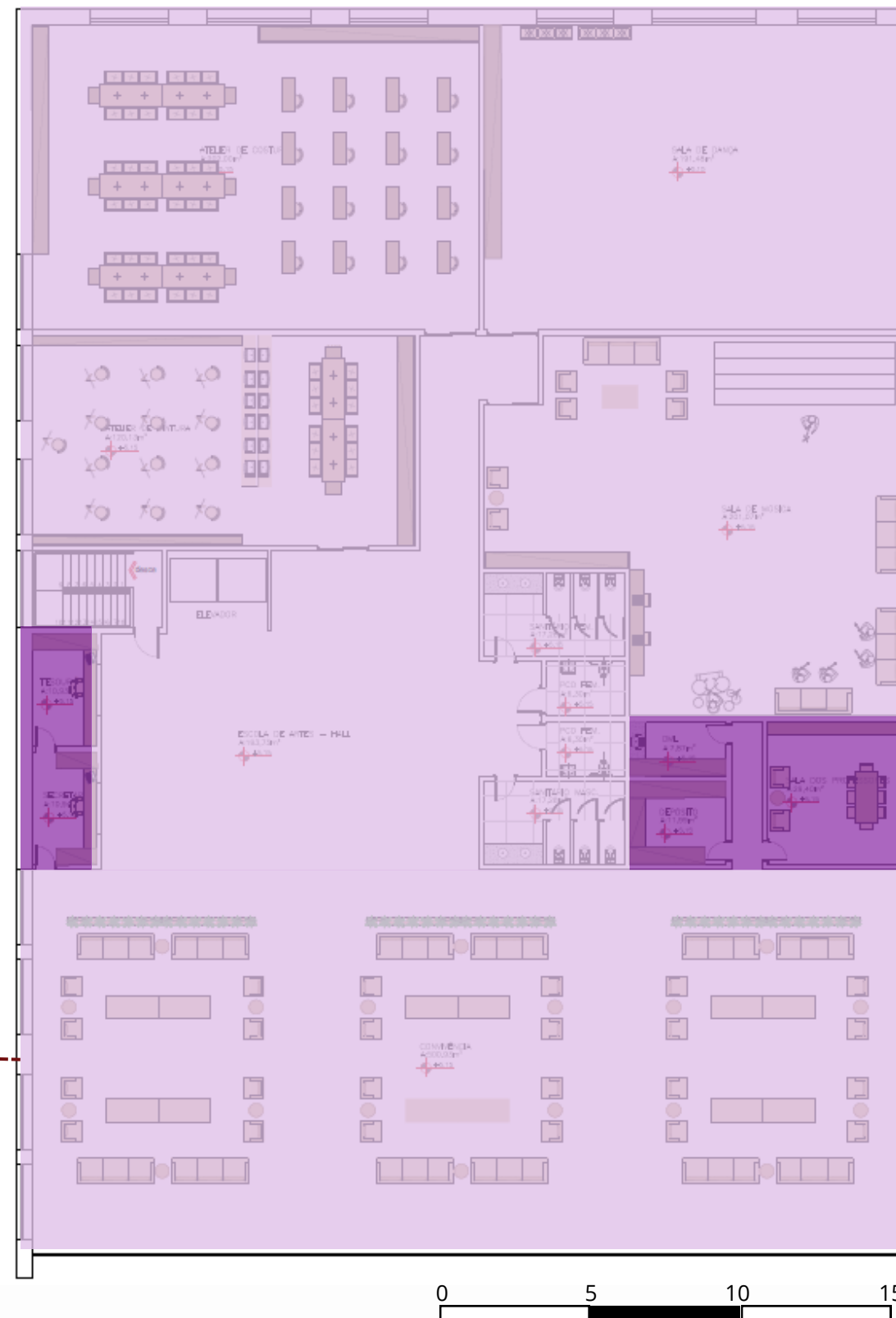


MAPA DE MANCHAS

PLANTA SUBSOLO



PLANTA SEGUNDO PAVIMENTO

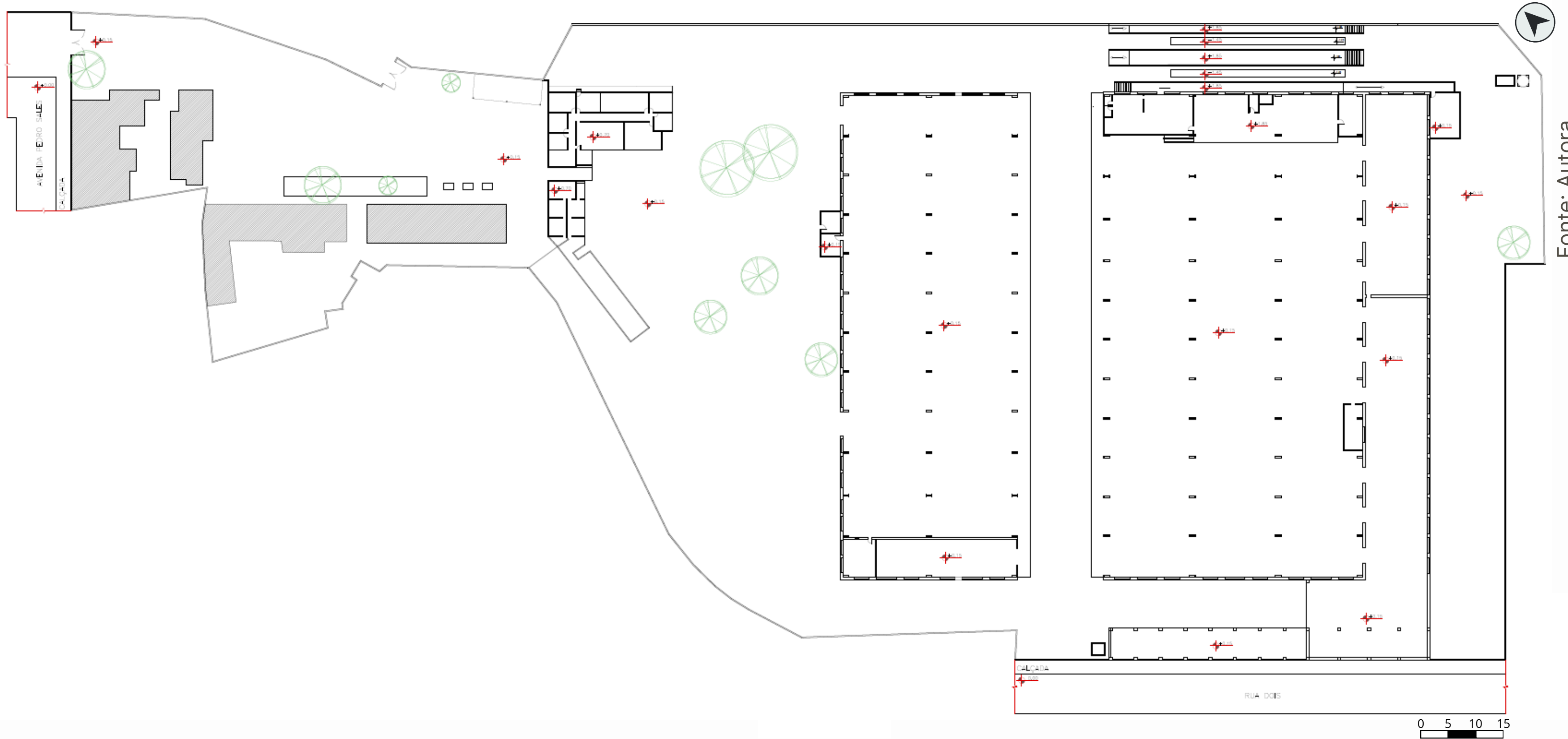


LEGENDA

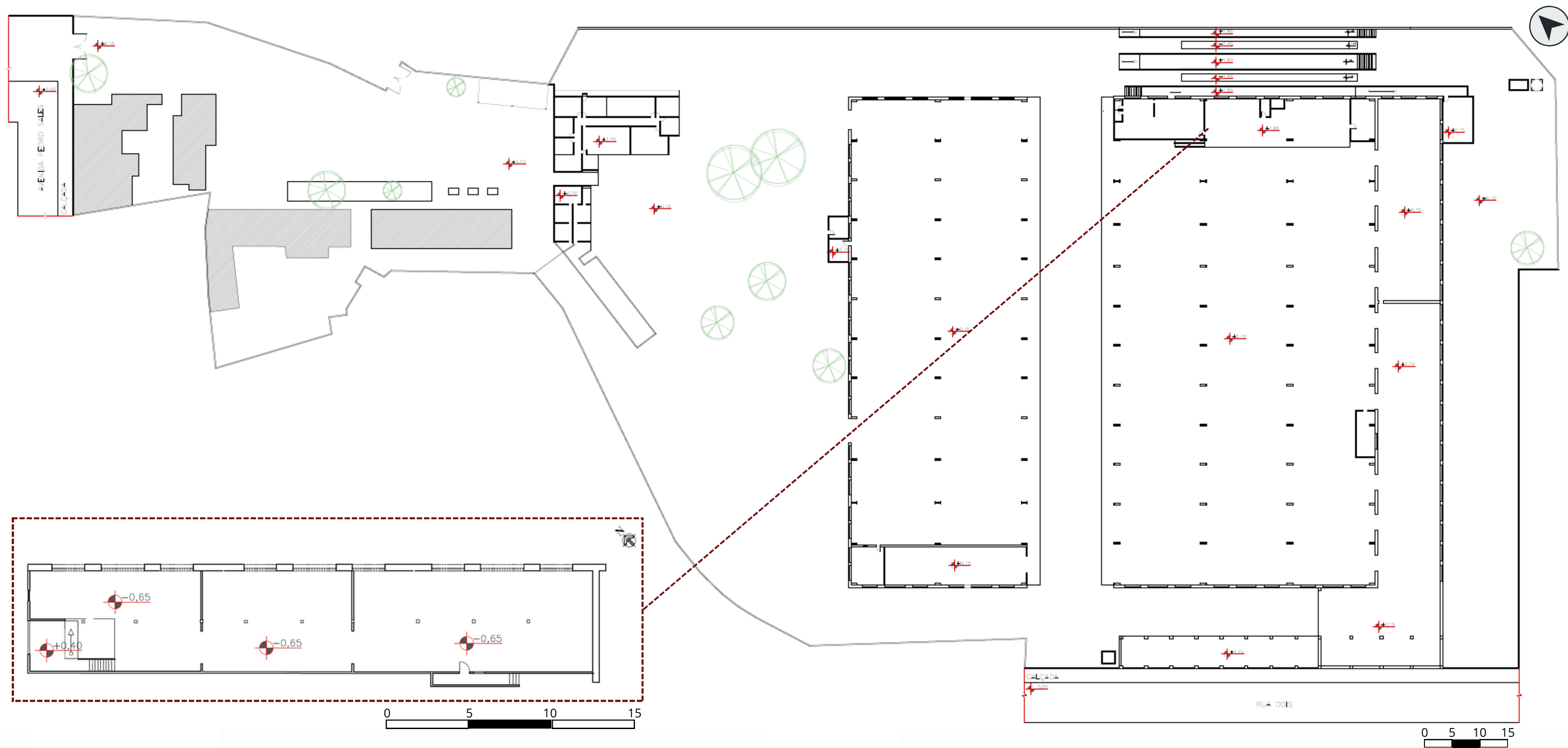
- Setor Administrativo
- Setor Técnico
- Setor Social

Fonte: Autora

LEVANTAMENTO TÉRREO

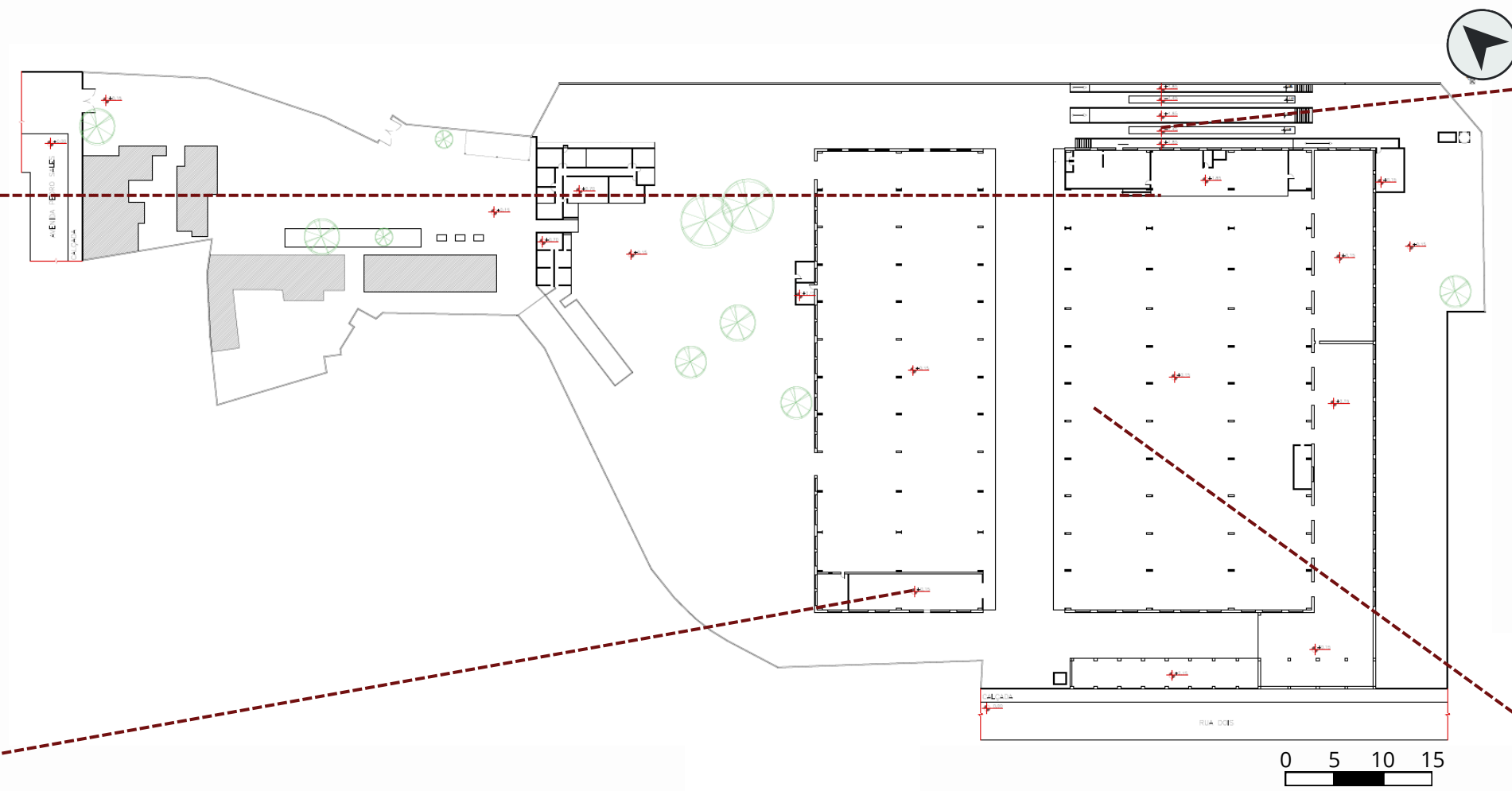


LEVANTAMENTO SUBSOLO

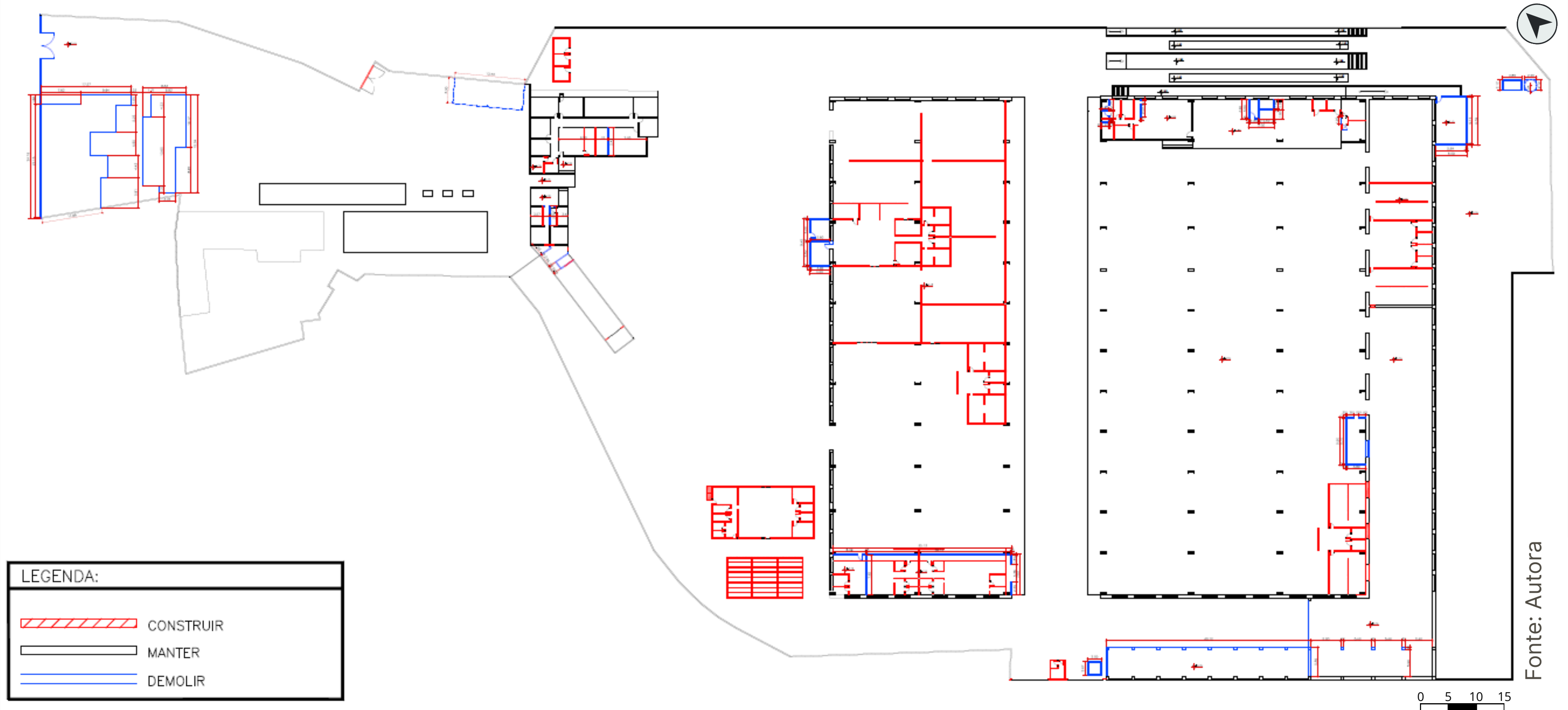


Fonte: Autora

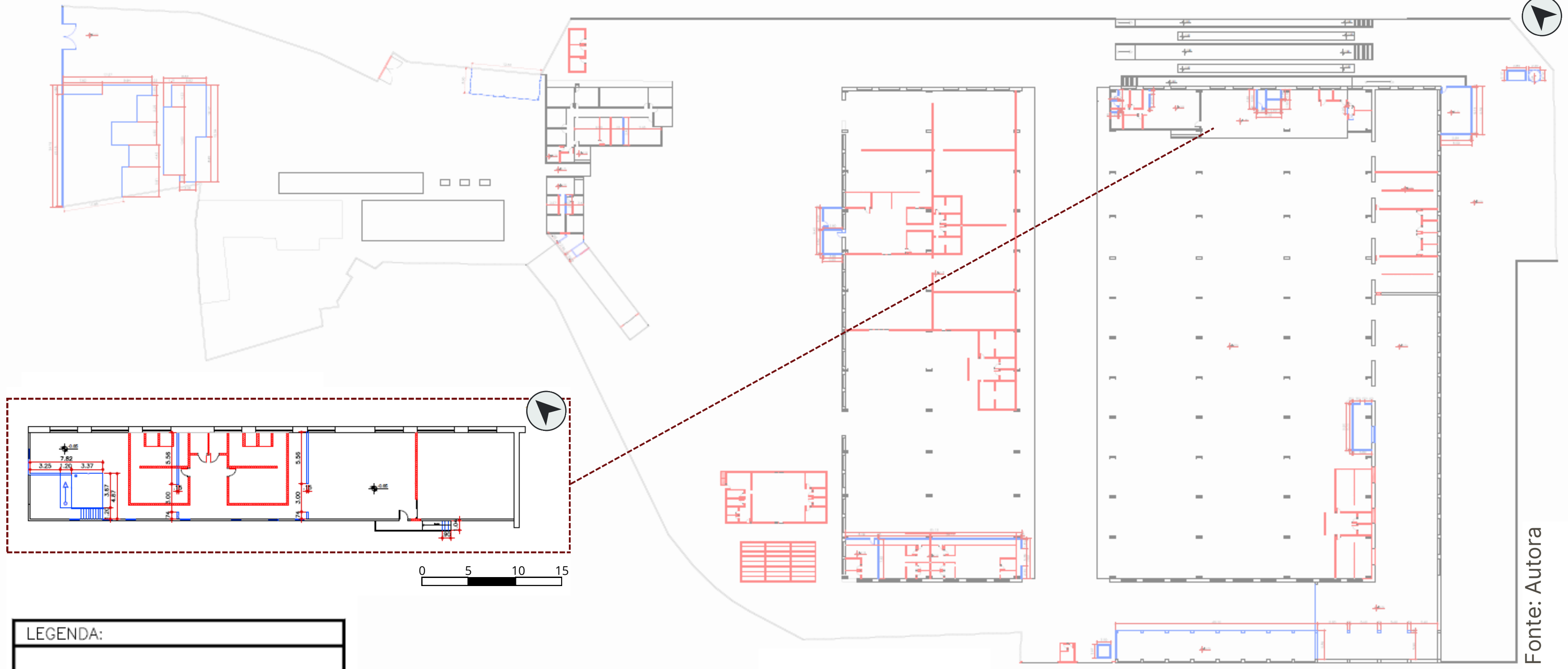
LEVANTAMENTO - IMAGENS




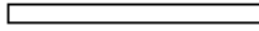

PLANTA DEMOLIÇÃO



PLANTA DEMOLIÇÃO SUBSOLO

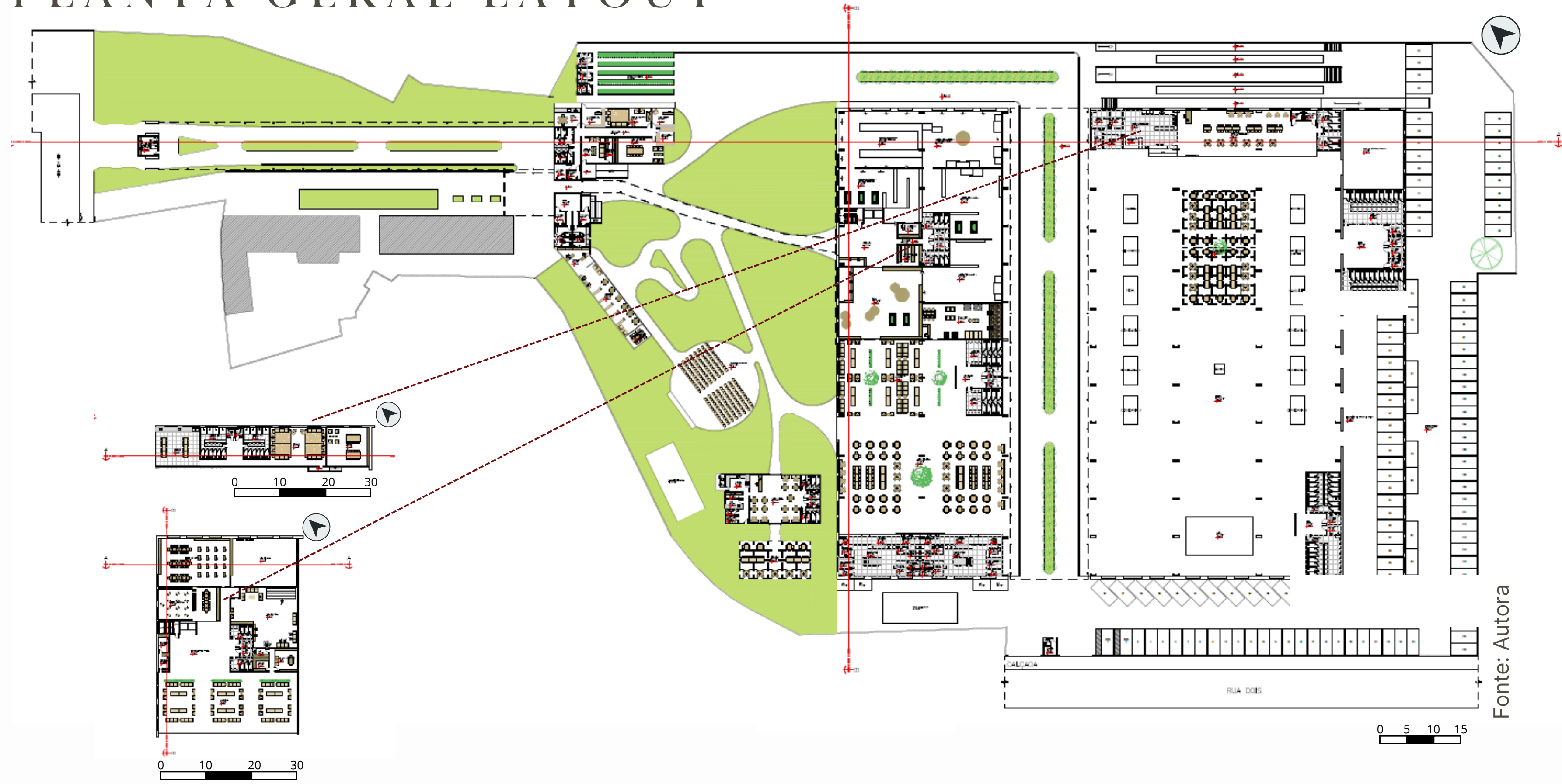


LEGENDA:

	CONSTRUIR
	MANTER
	DEMOLIR

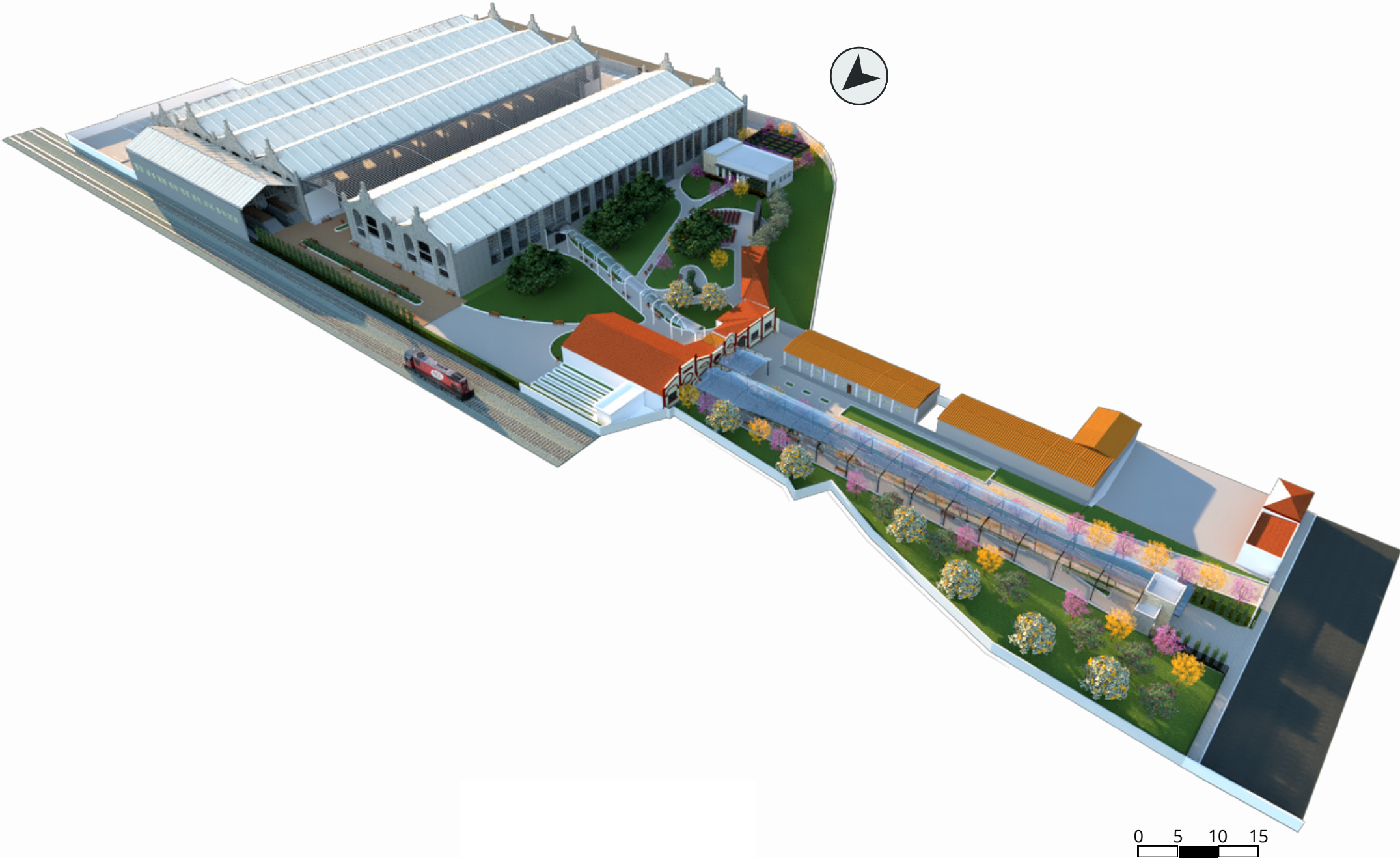
Fonte: Autora

PLANTA GERAL LAYOUT

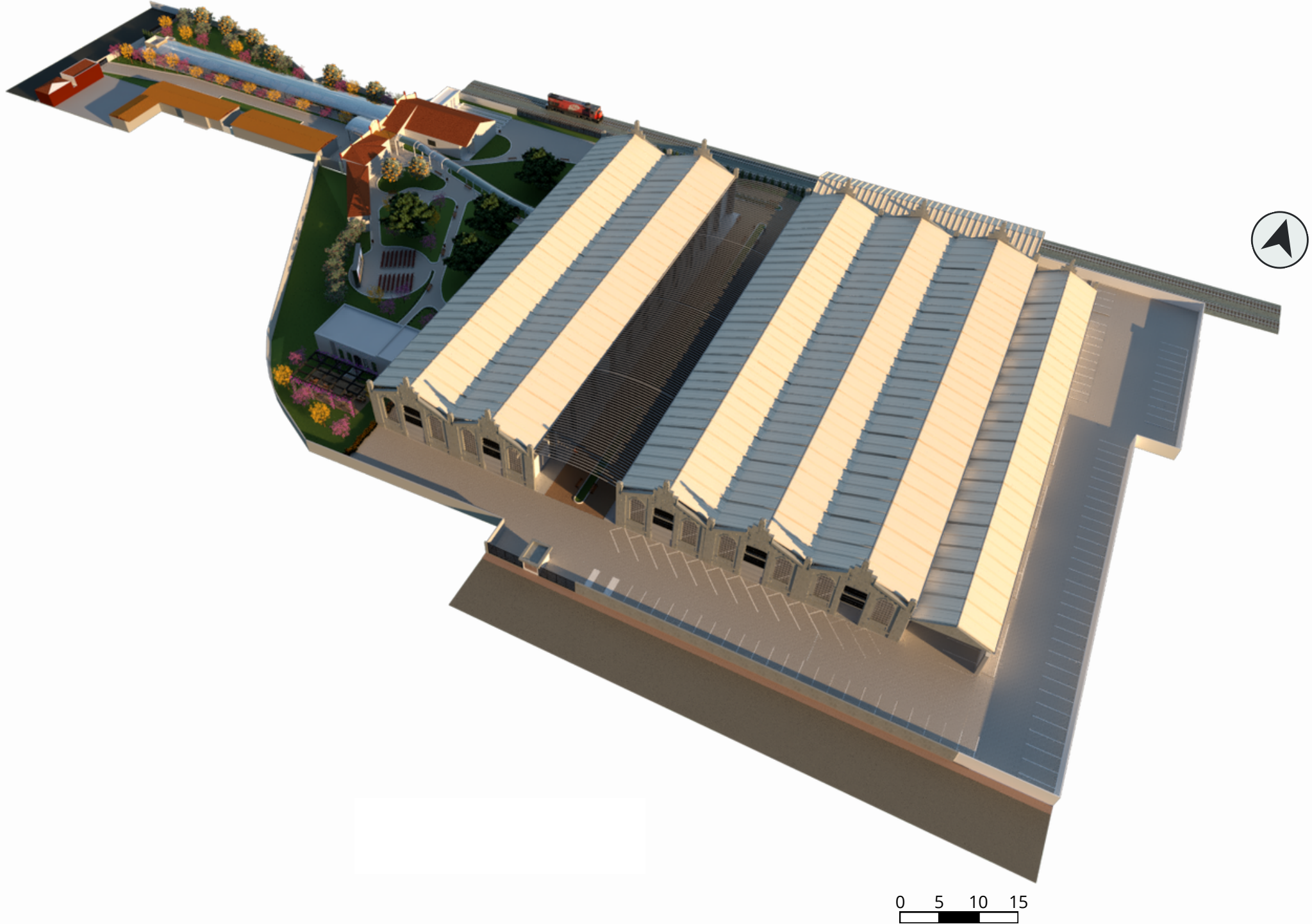


Fonte: Autora

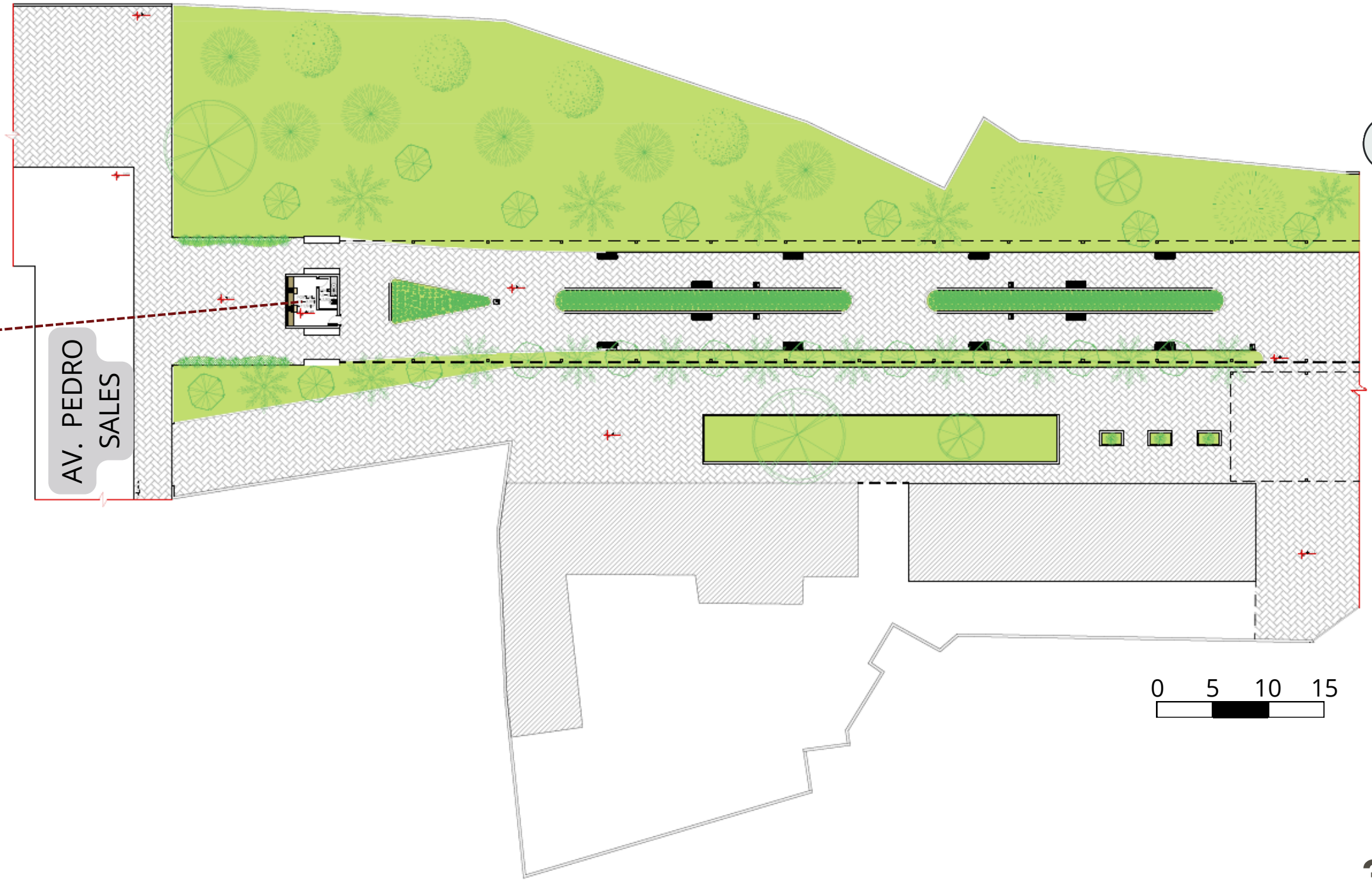
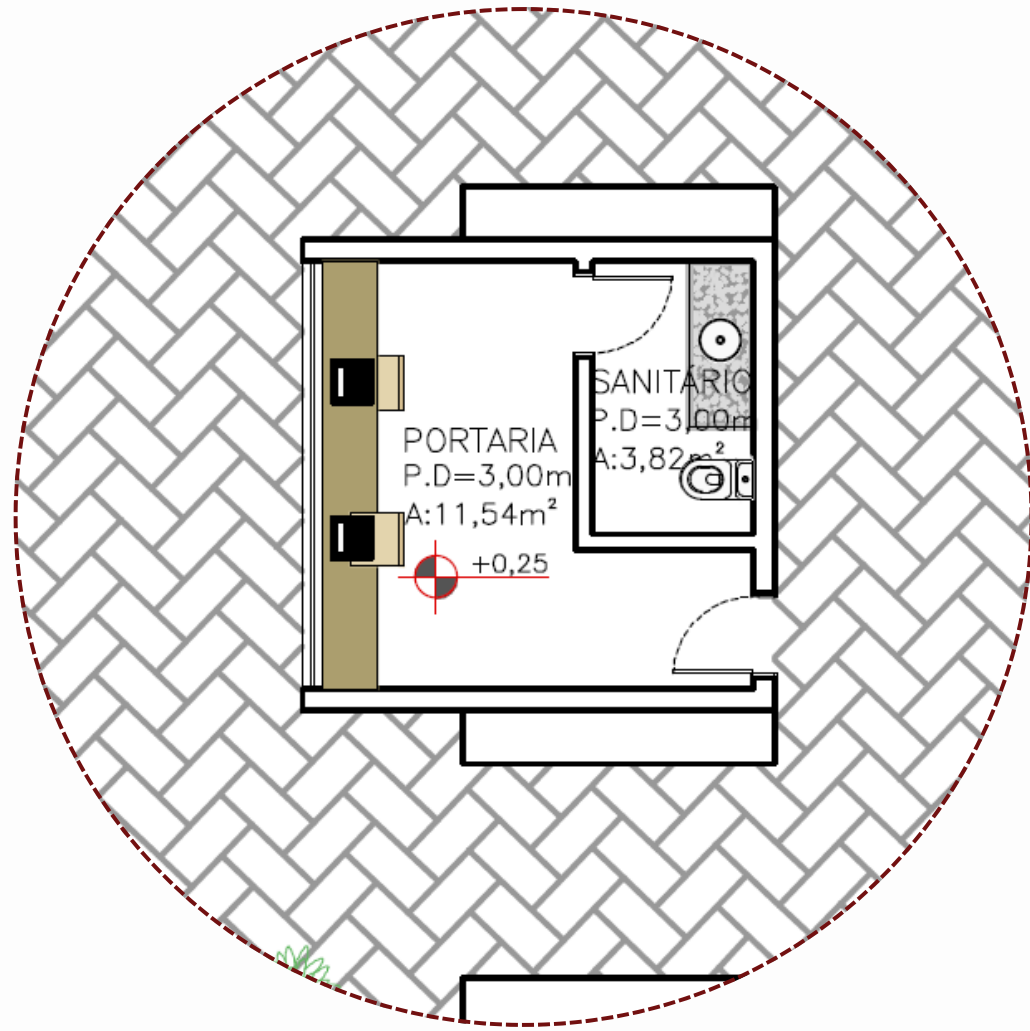
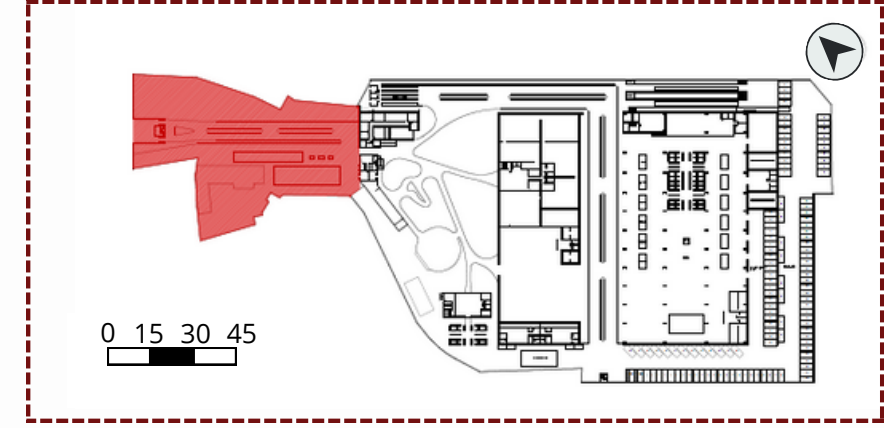
PERSPECTIVA



PERSPECTIVA



PLANTA LAYOUT 1



Fonte: Autora

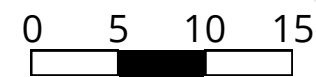
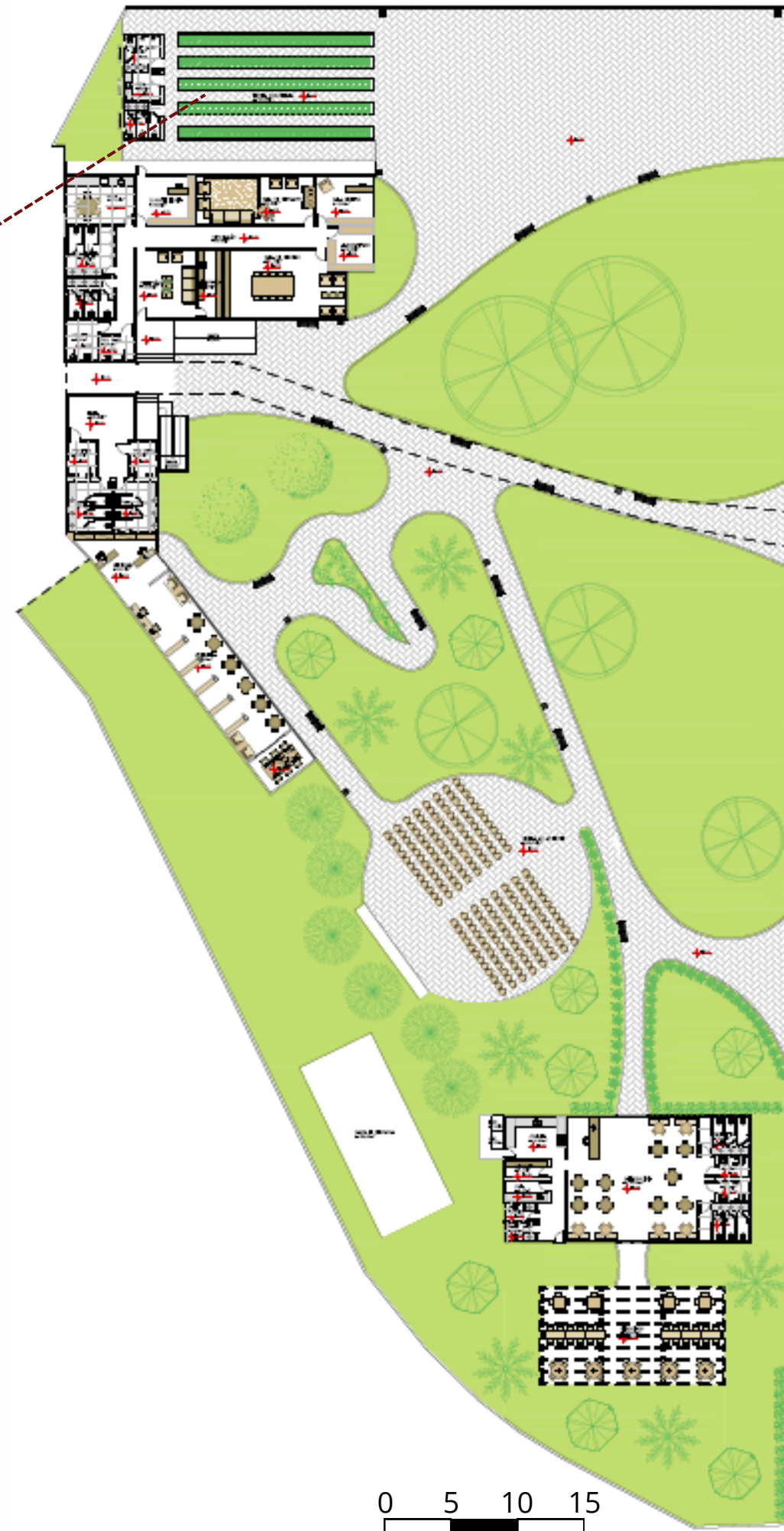


BARONESA

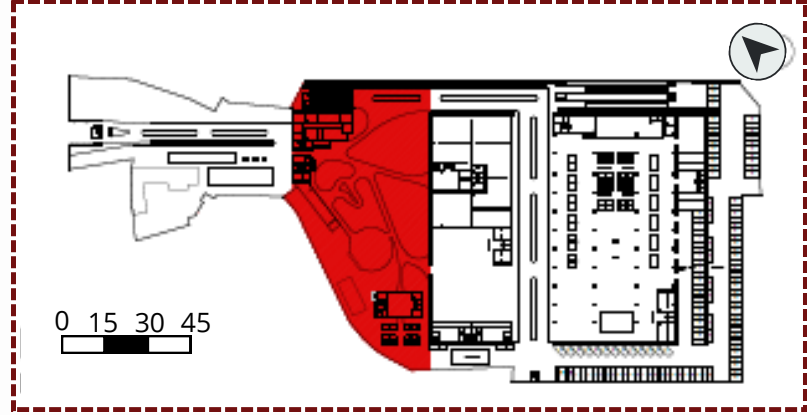


BARONESA
CENTRO GASTRONOMICO E CULTURAL

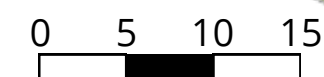
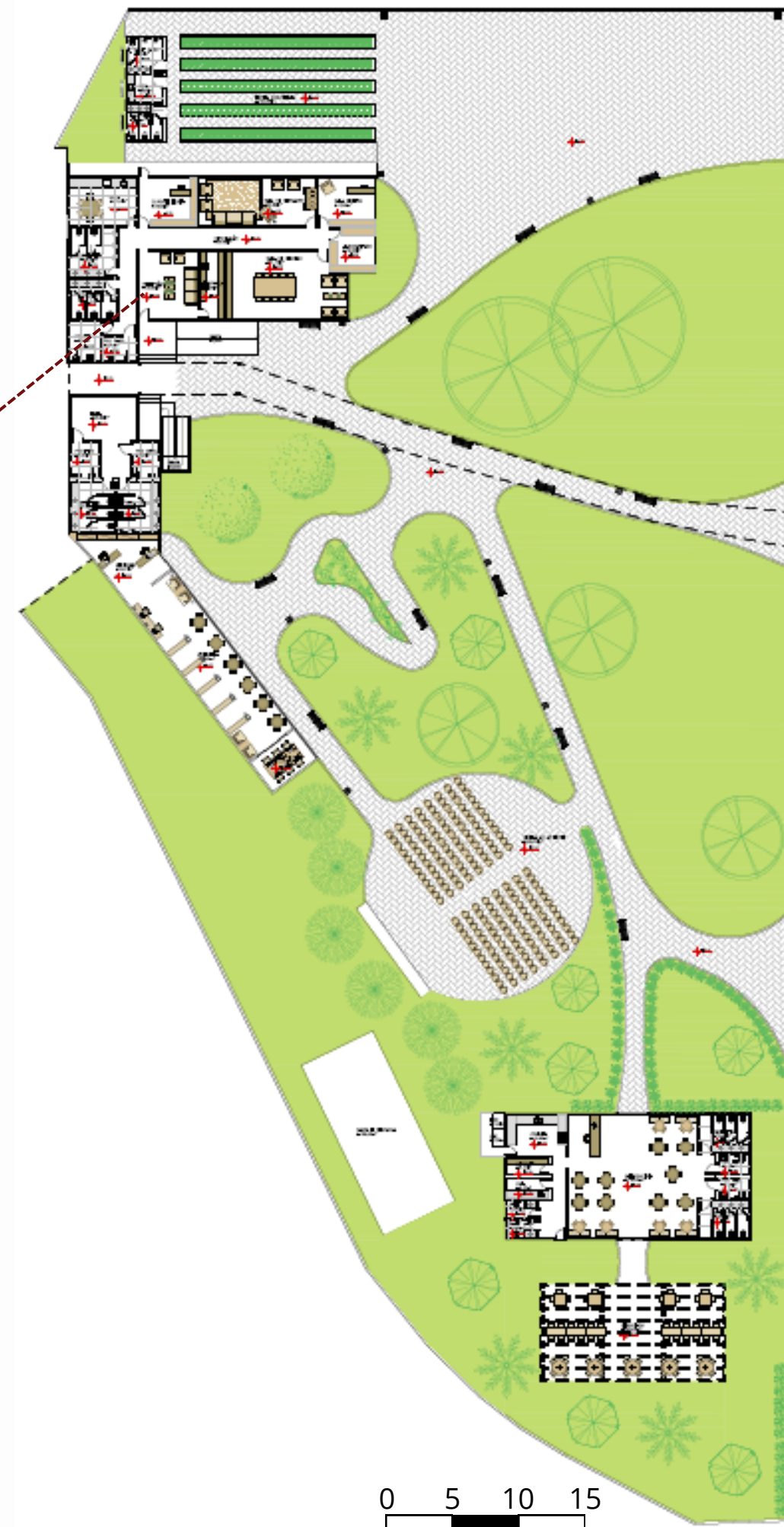
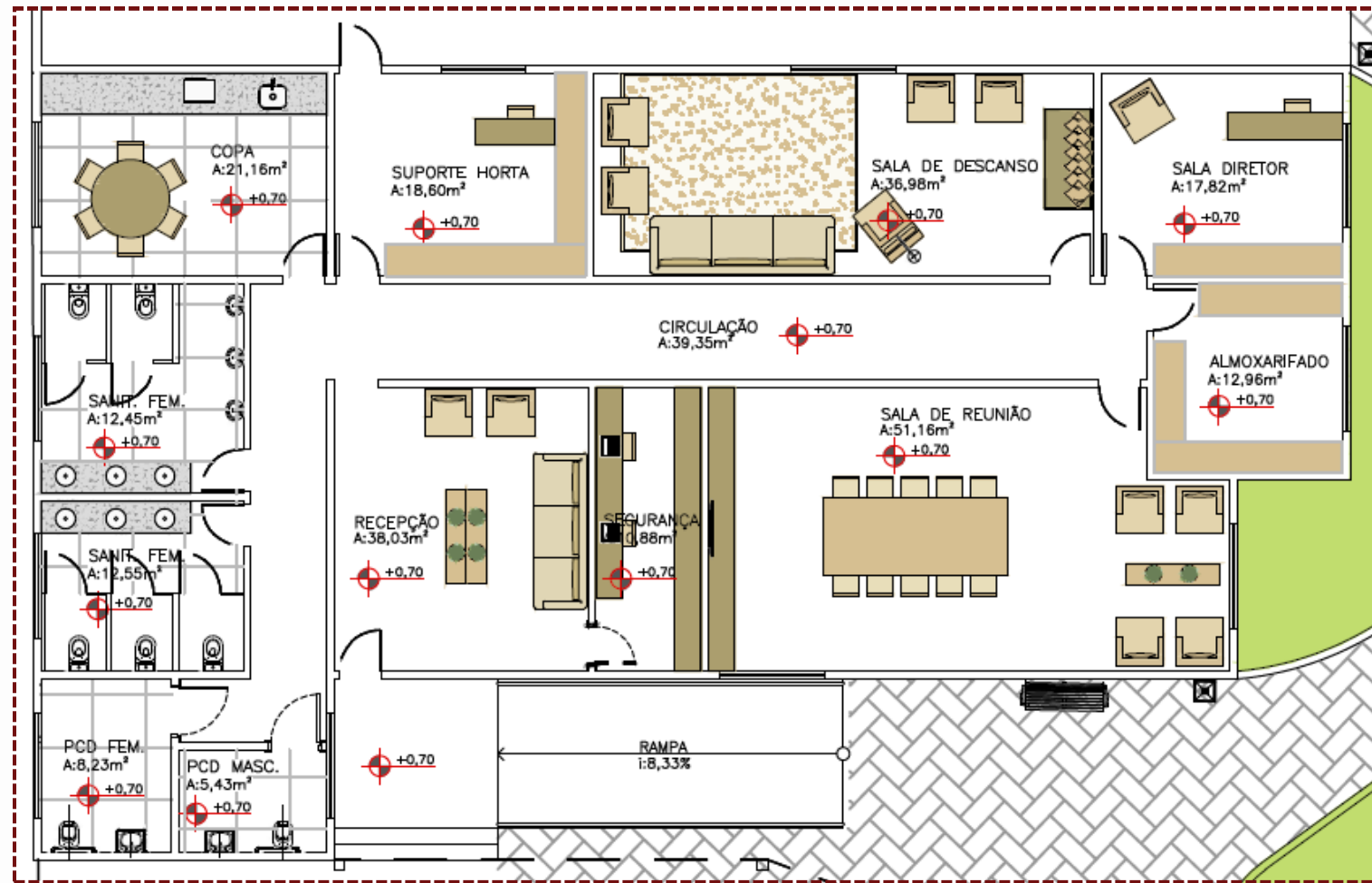
PLANTA LAYOUT 2



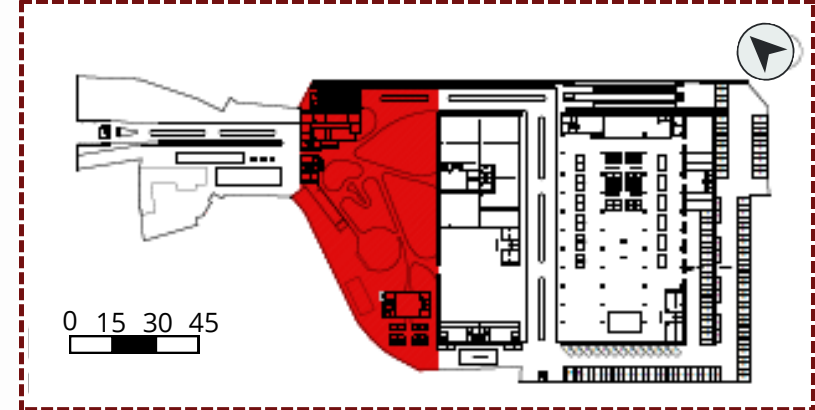
Fonte: Autora



PLANTA LAYOUT 2



Fonte: Autora



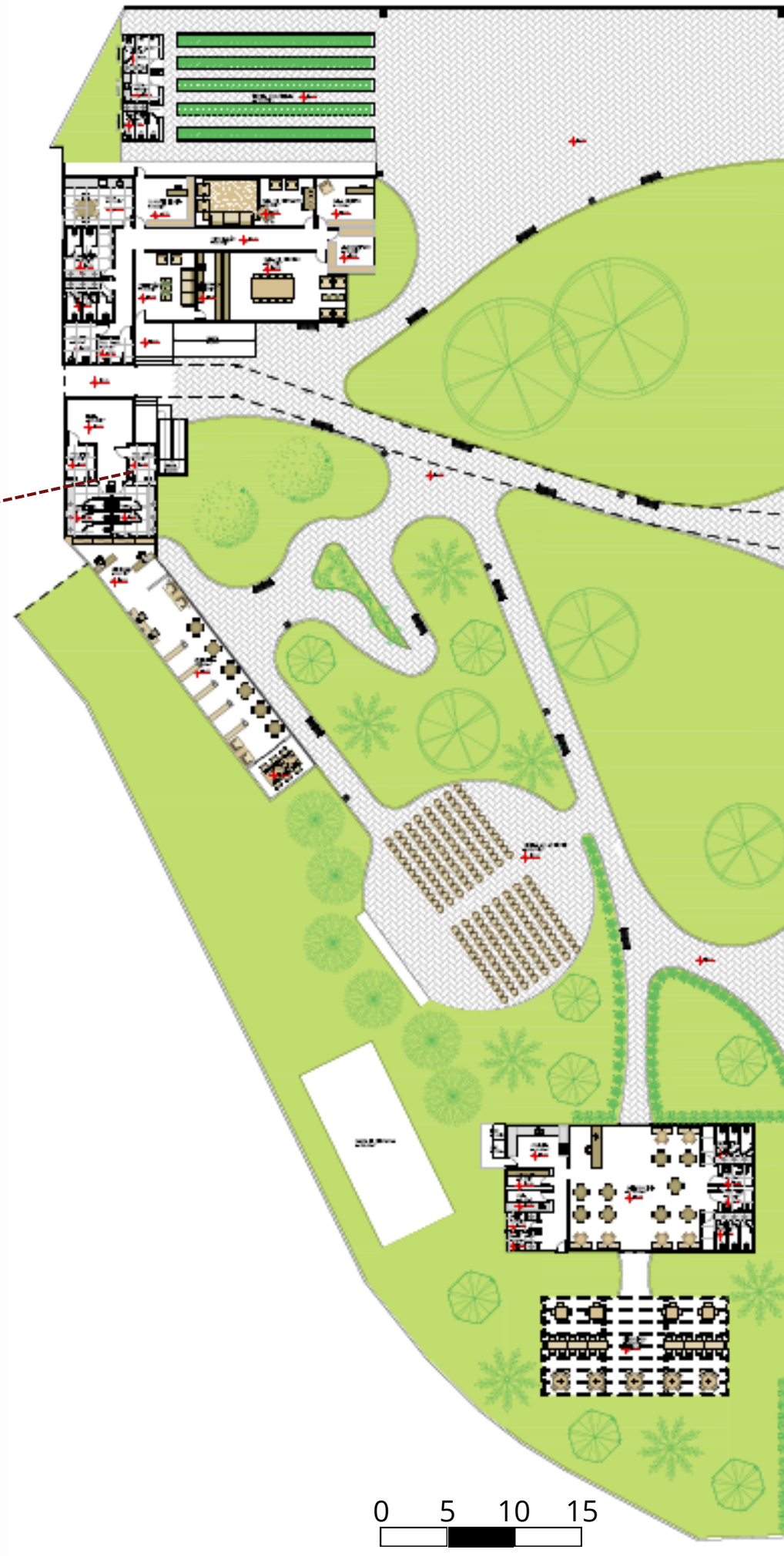
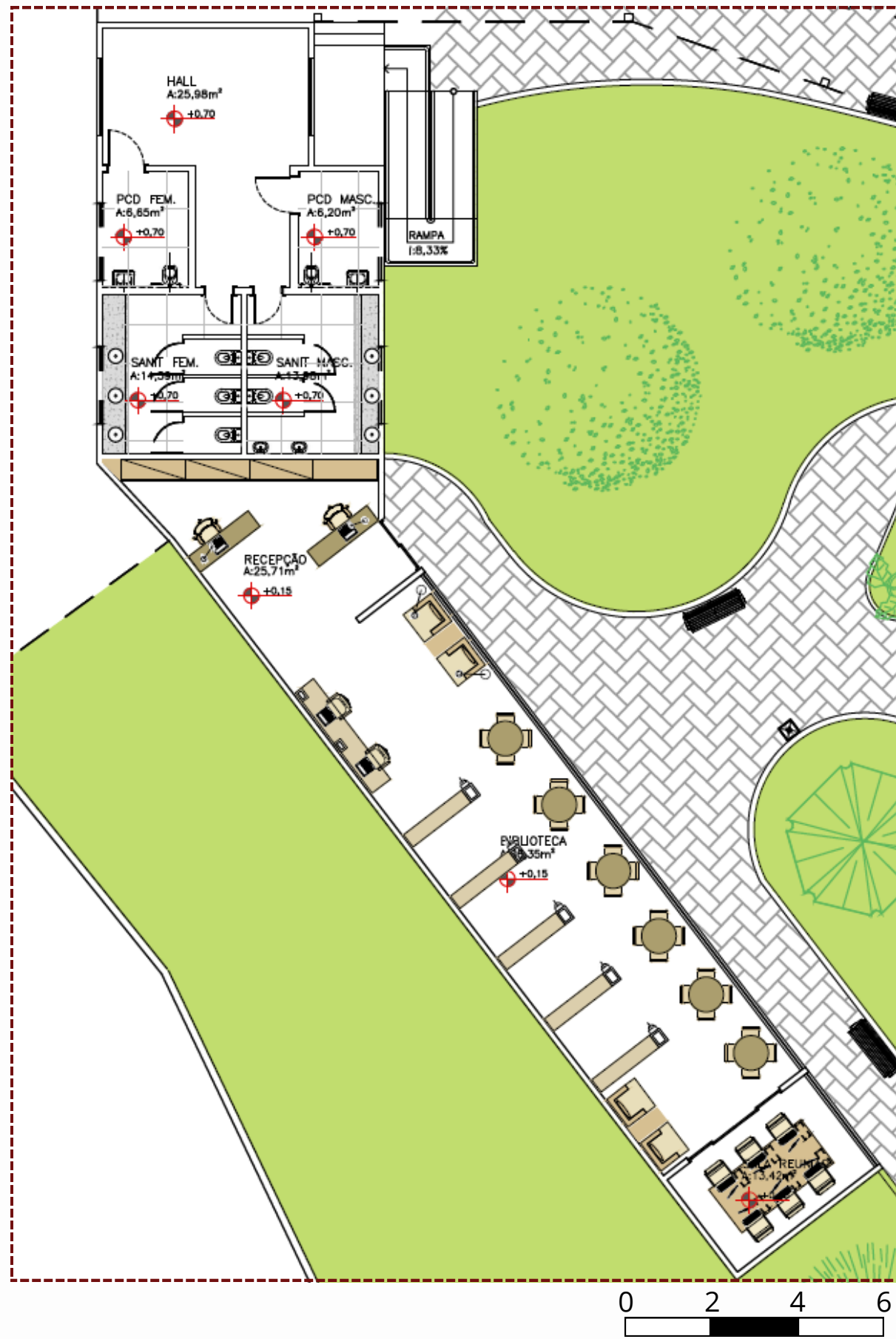


EFOM

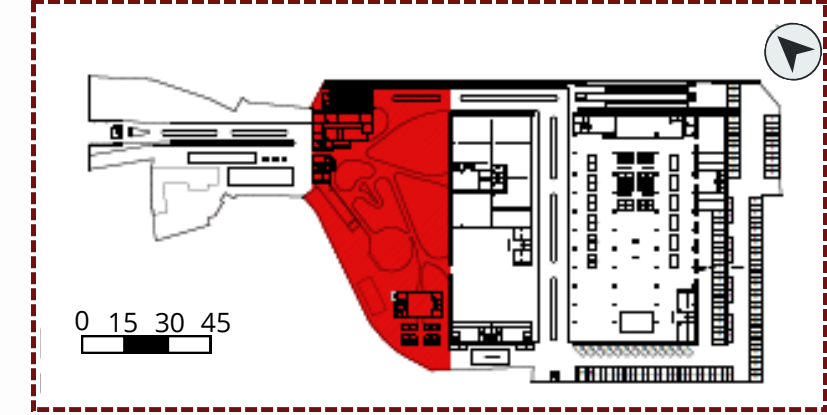


CEV...

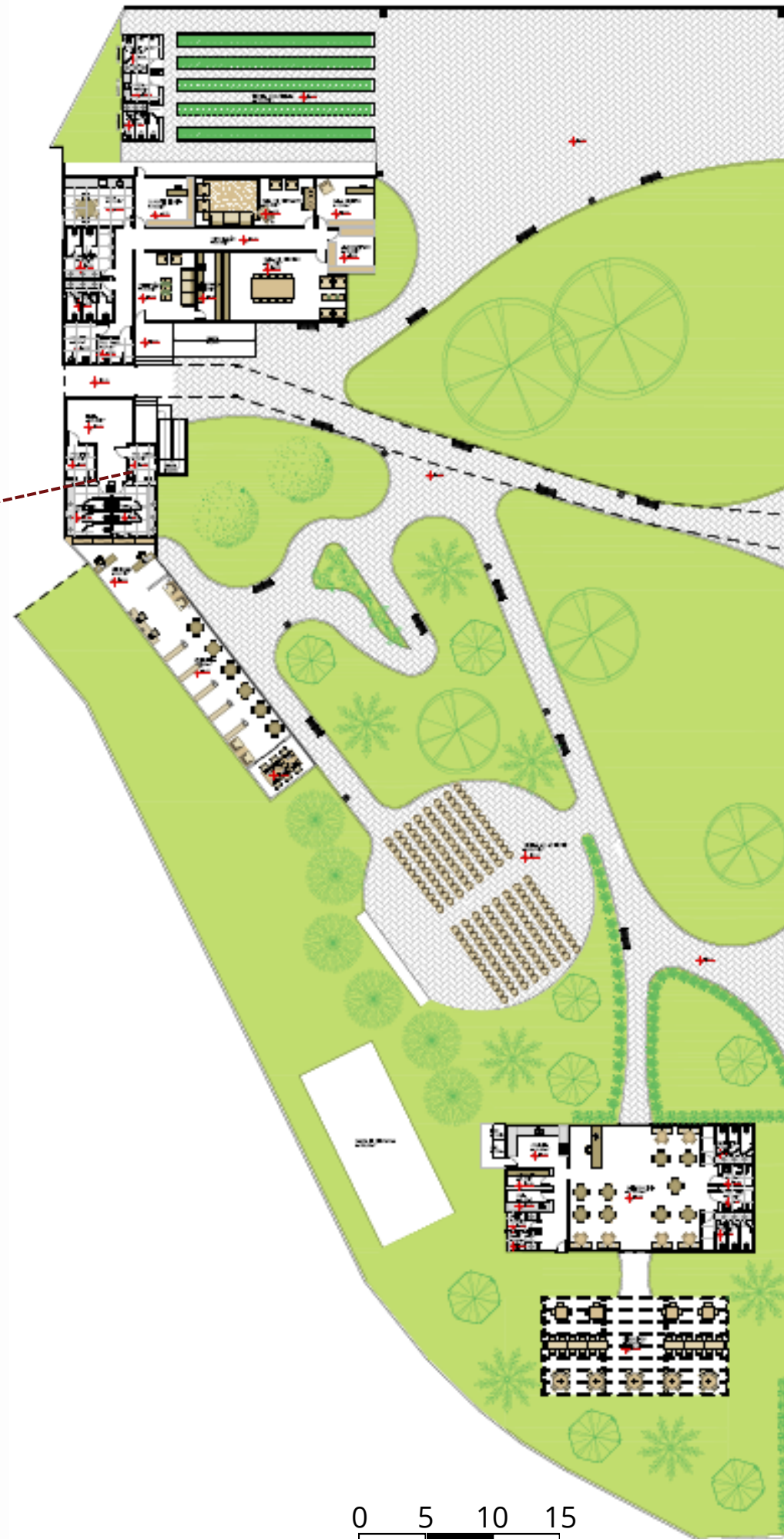
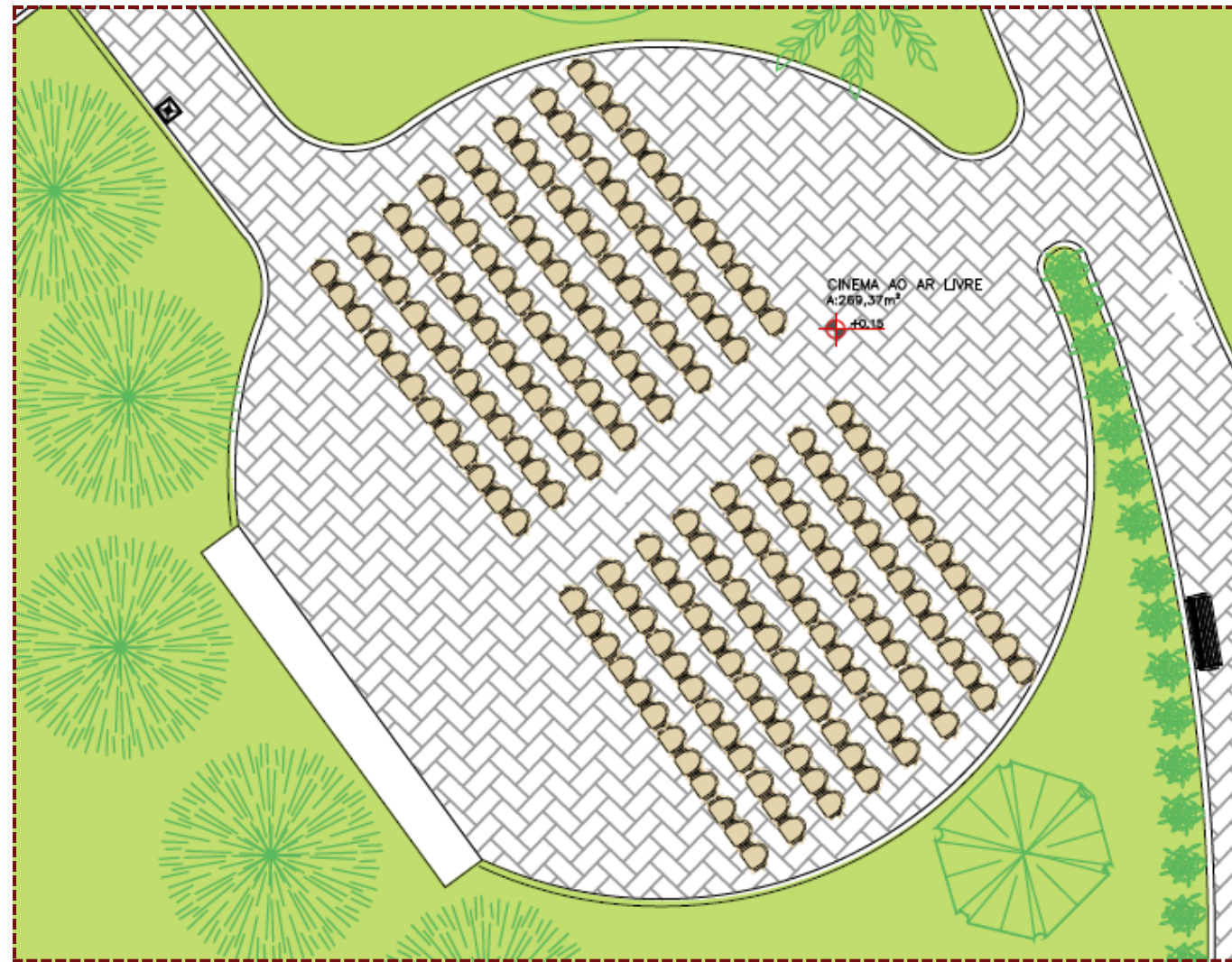
PLANTA LAYOUT 2



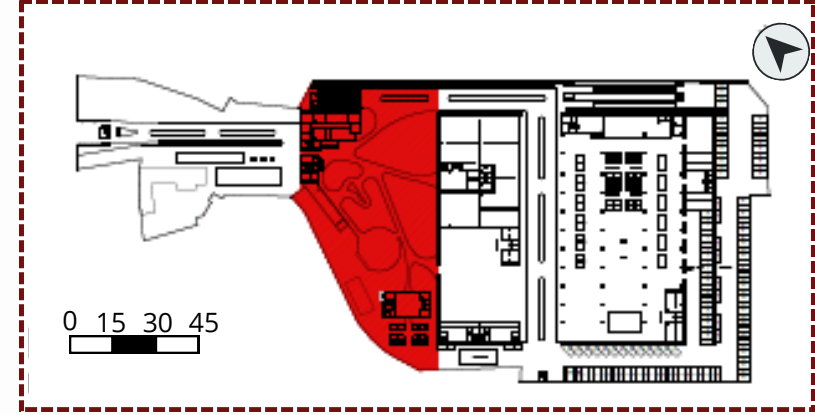
Fonte: Autora



PLANTA LAYOUT 2



Fonte: Autora

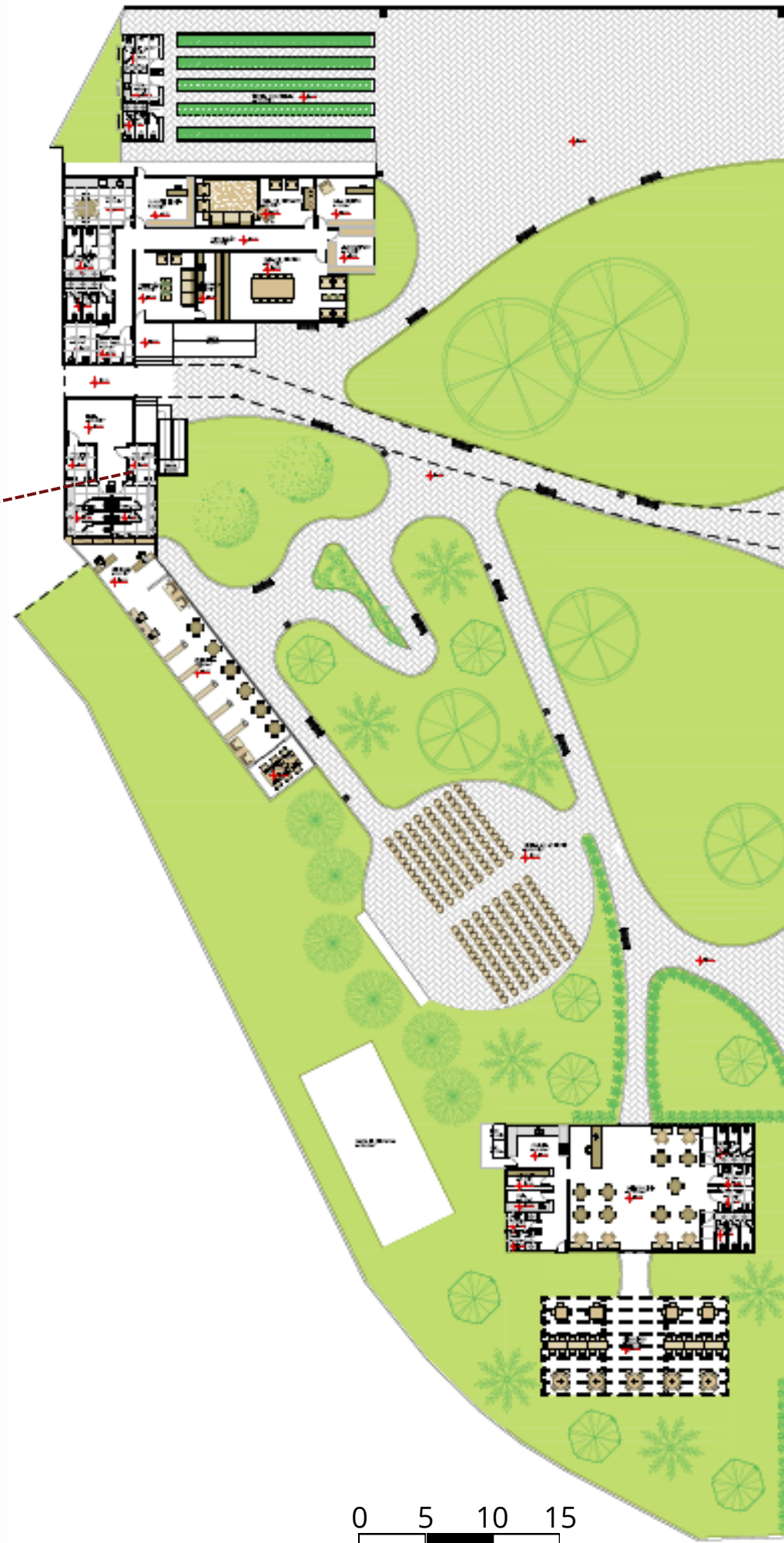




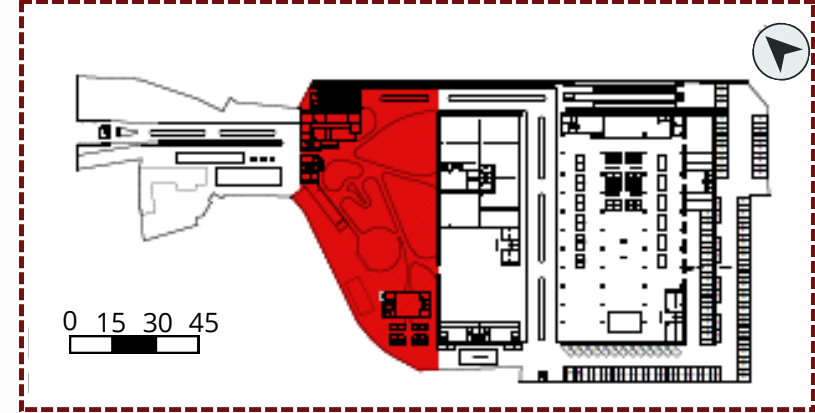
Birchessa
Cafeteria



PLANTA LAYOUT 2



Fonte: Autora

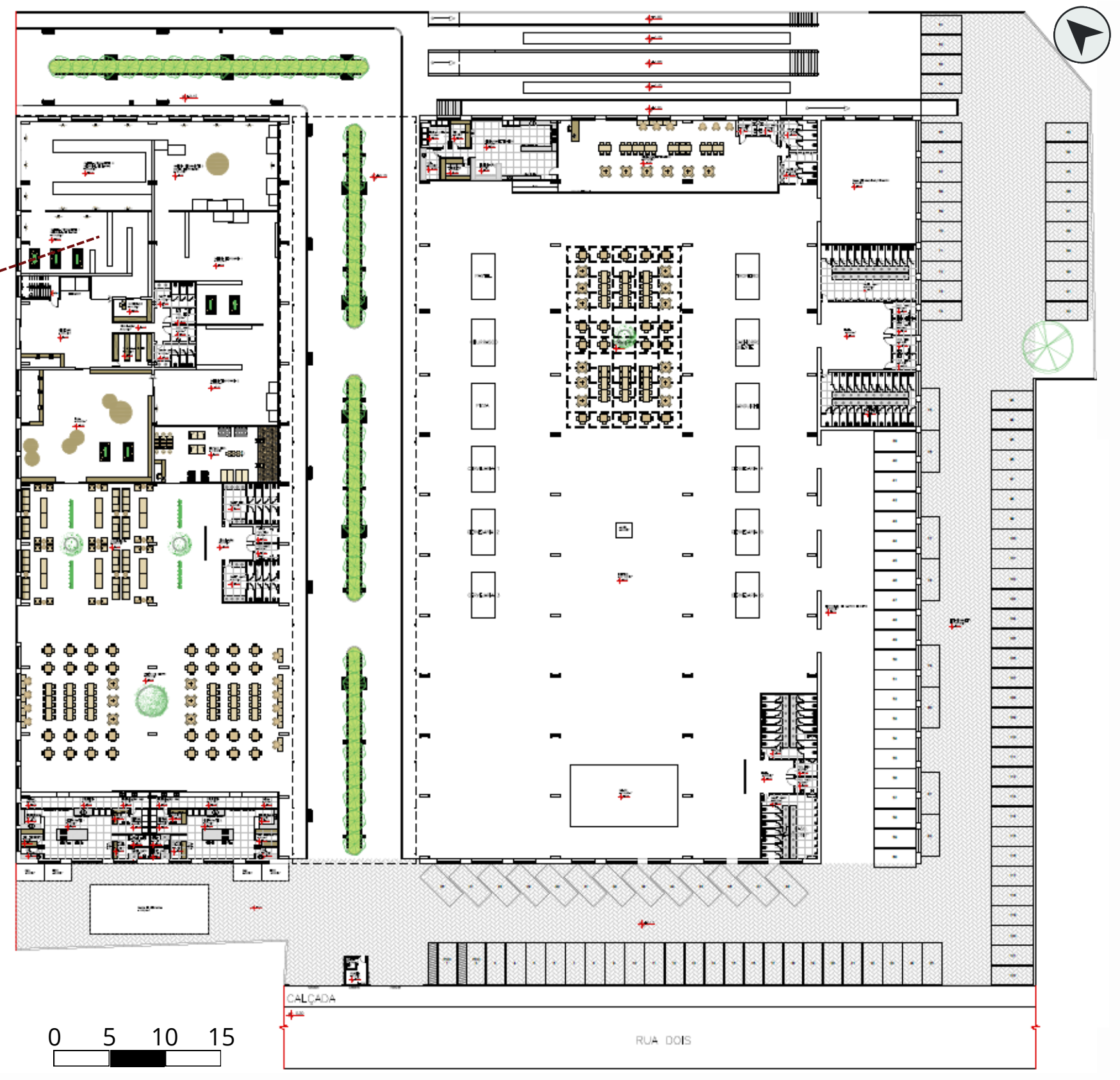
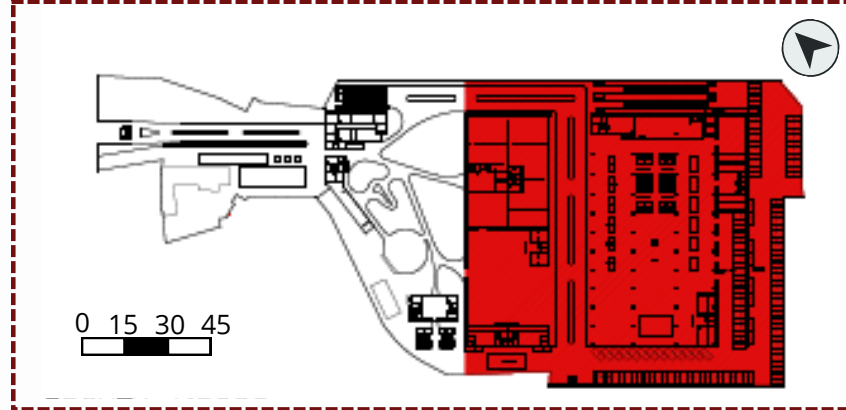
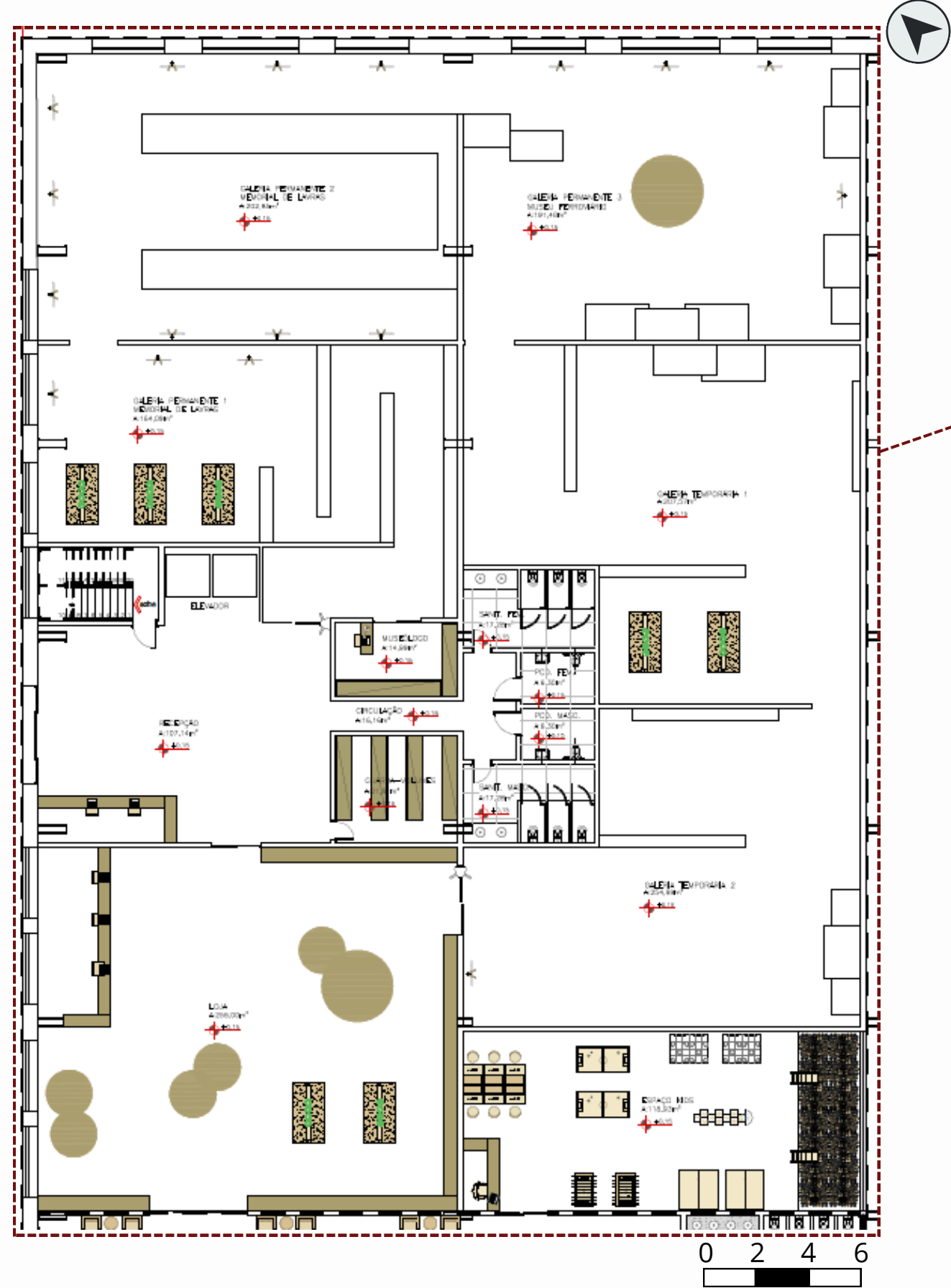


Baronesa
Cafeteria

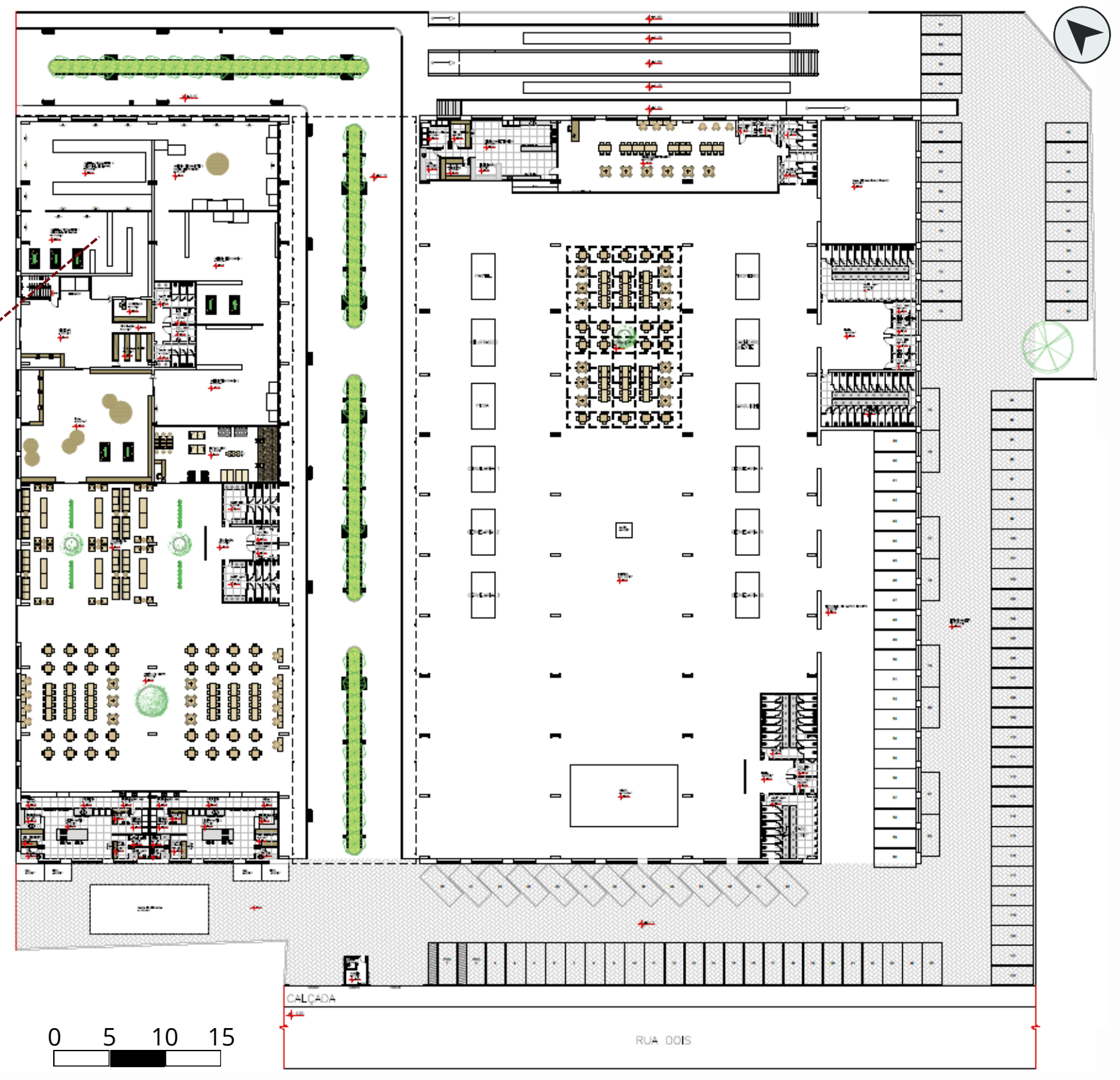
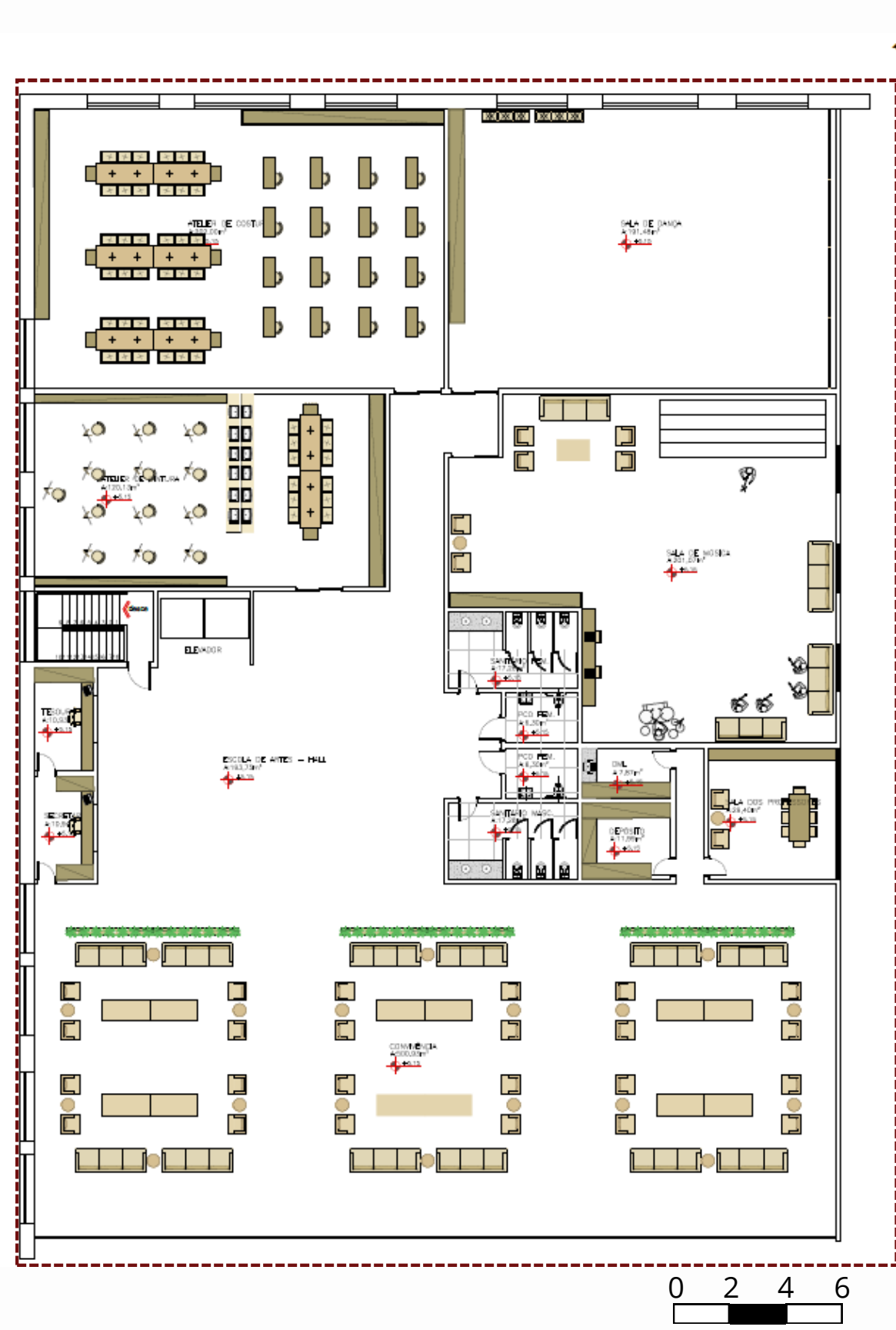
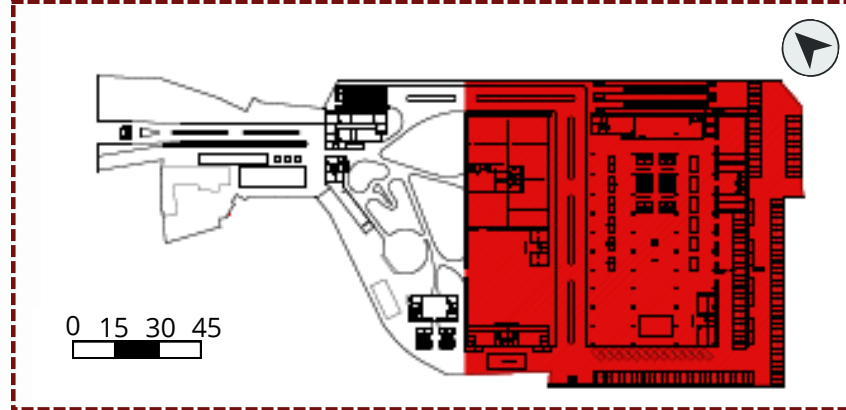




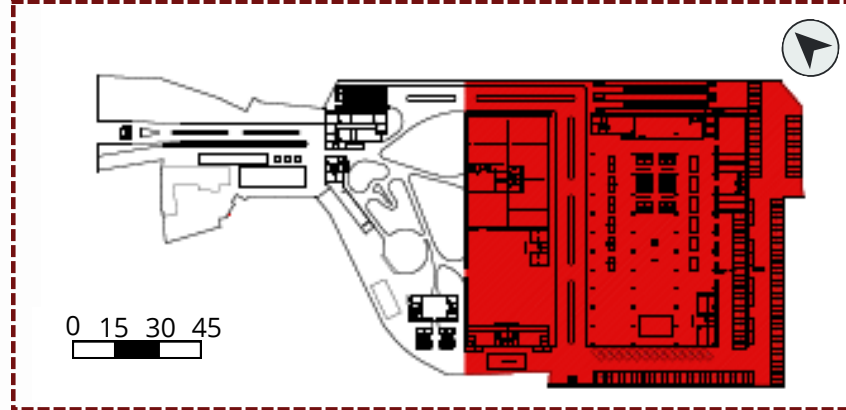
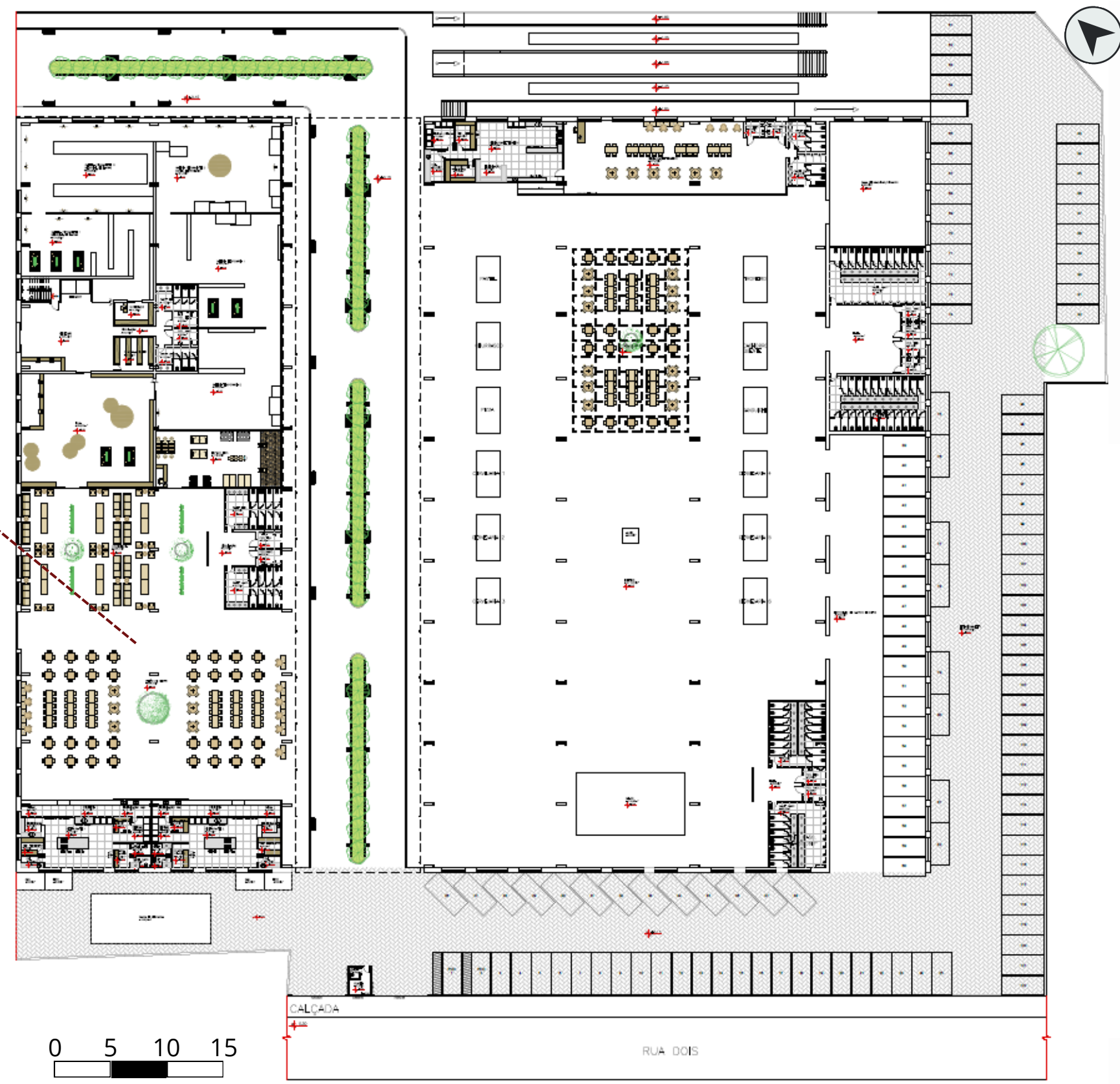
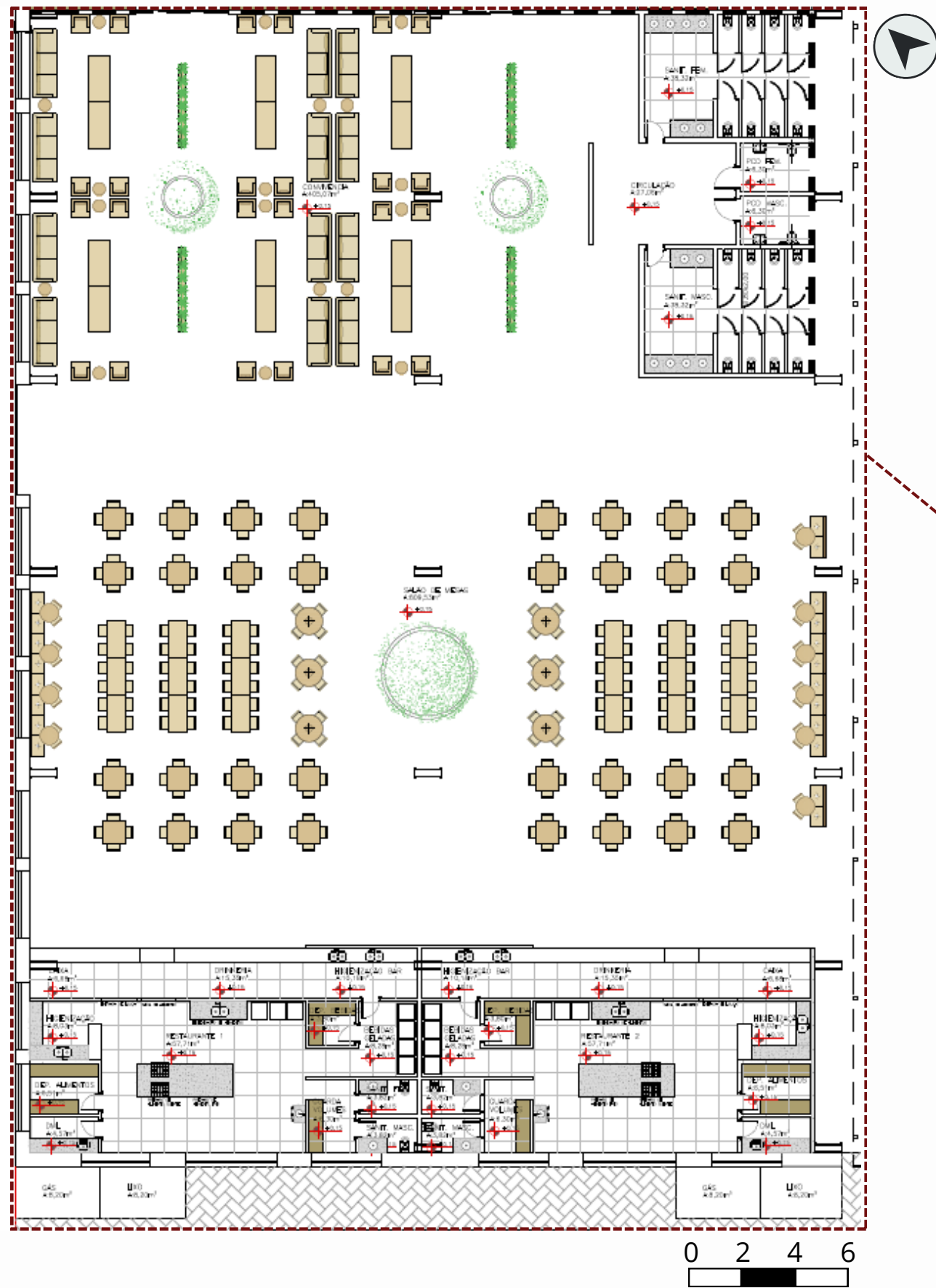
PLANTA LAYOUT 3



PLANTA LAYOUT 3



PLANTA LAYOUT 3

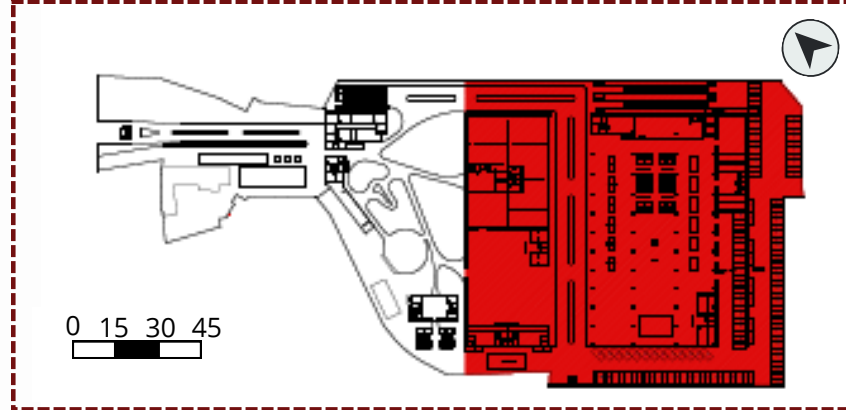
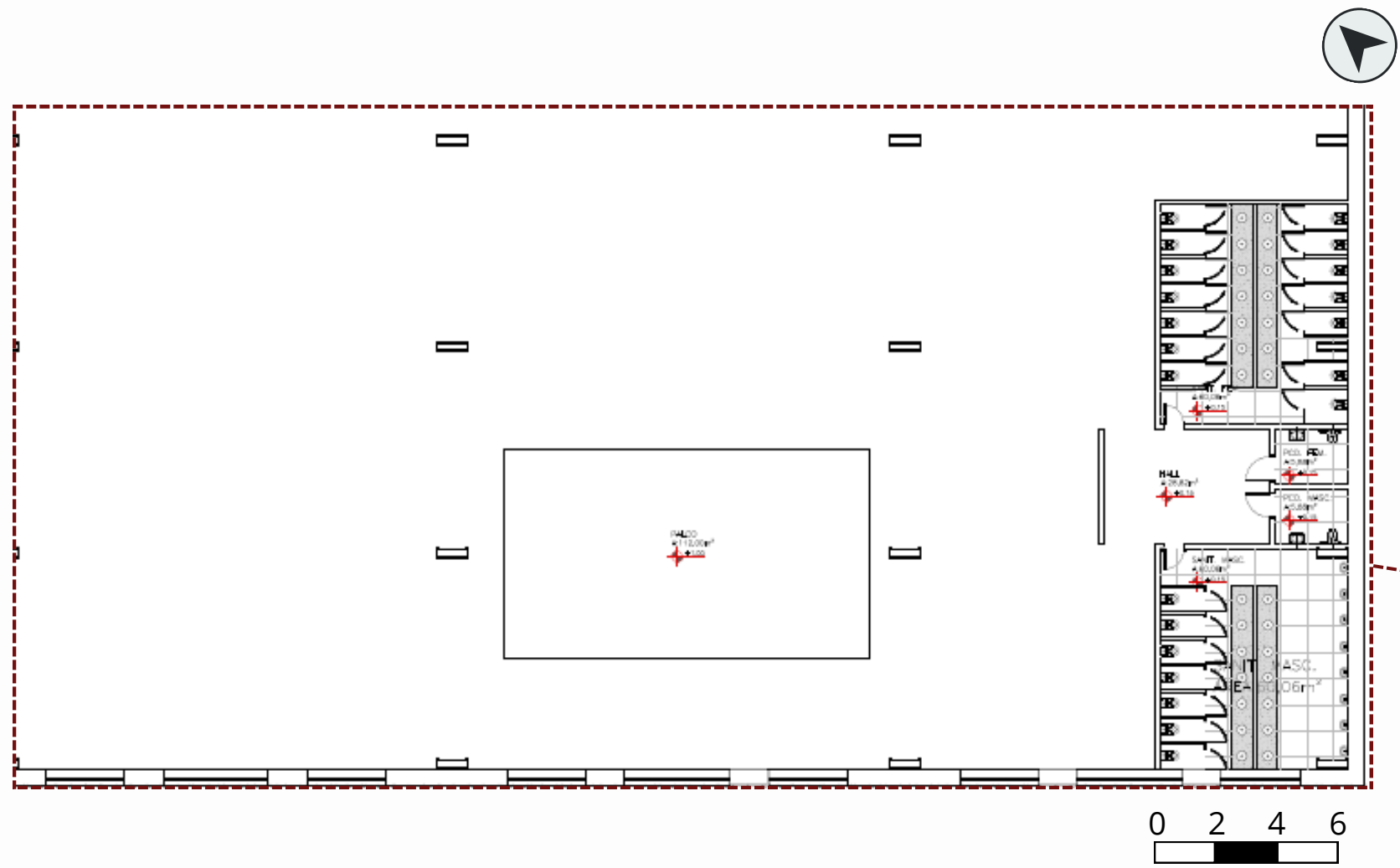




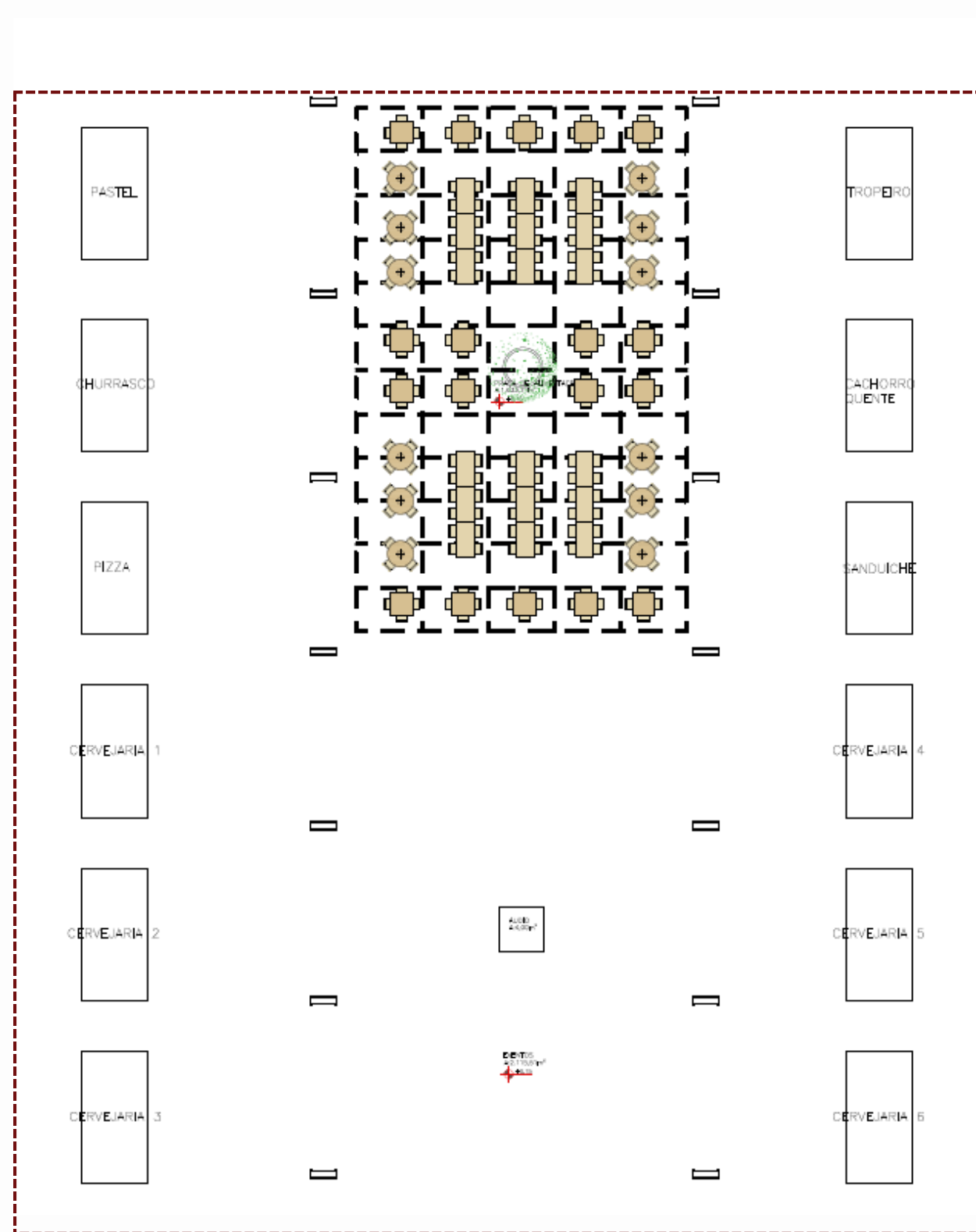
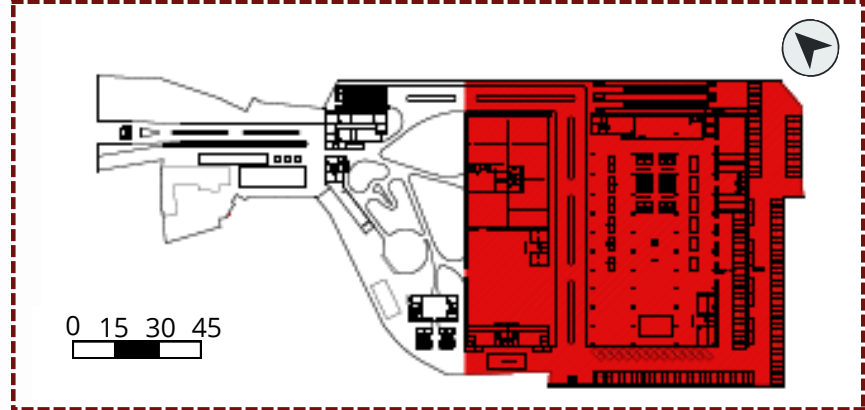
B
BARONESA
LUXURY RESIDENCES



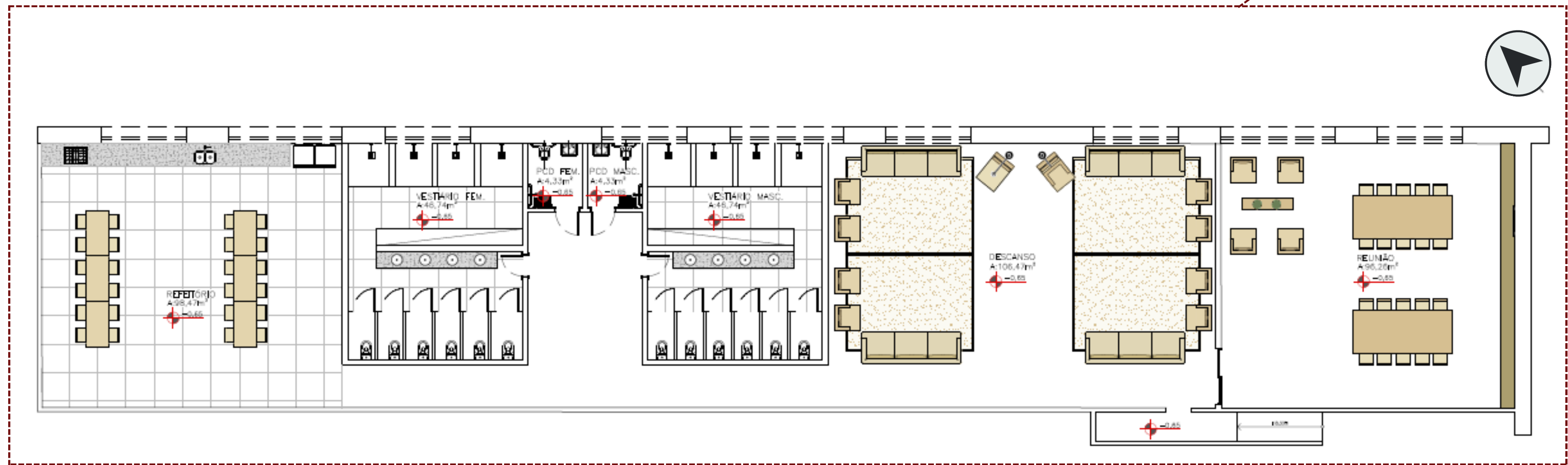
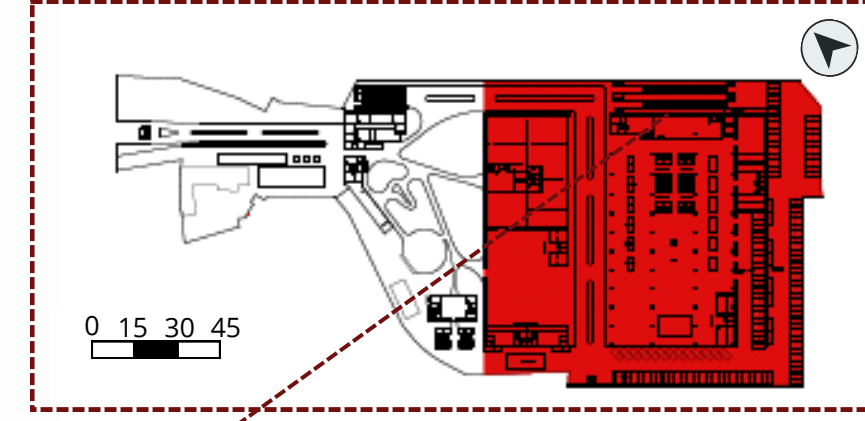
PLANTA LAYOUT 3



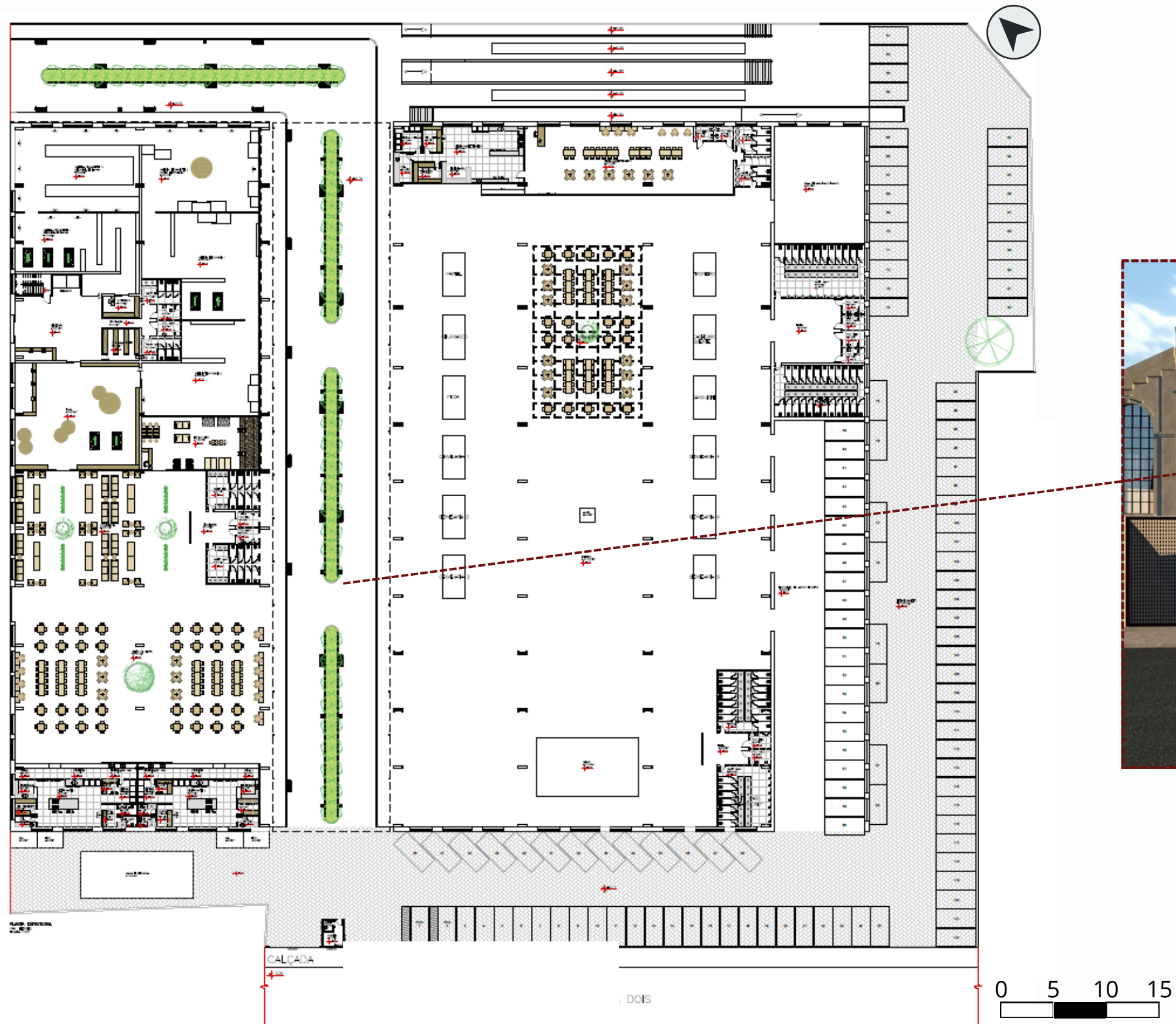
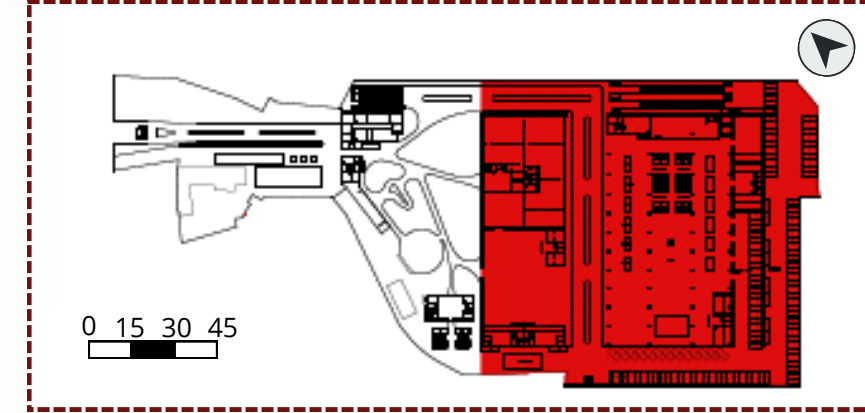
PLANTA LAYOUT 3



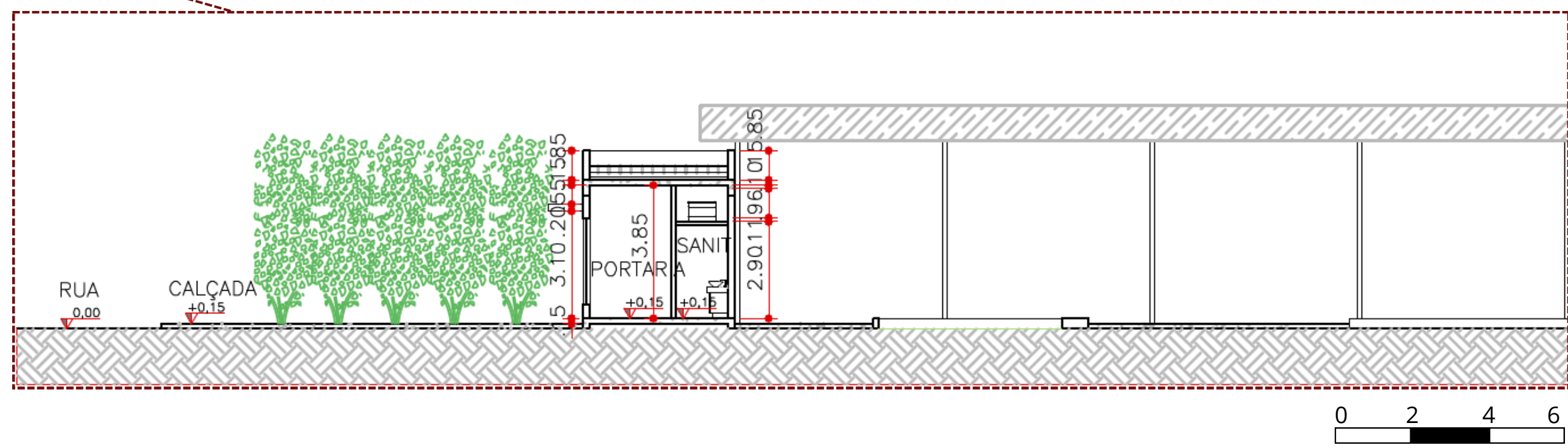
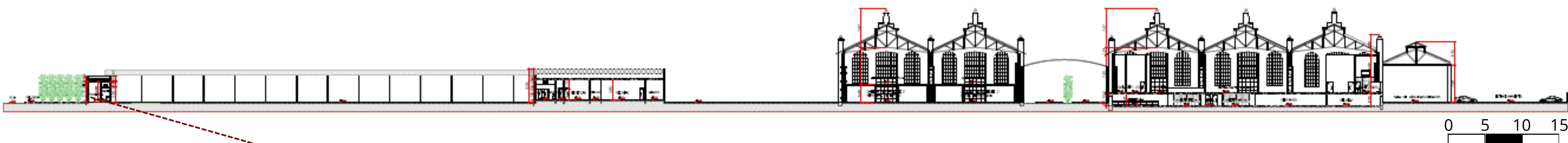
PLANTA LAYOUT 3



PLANTA LAYOUT 3

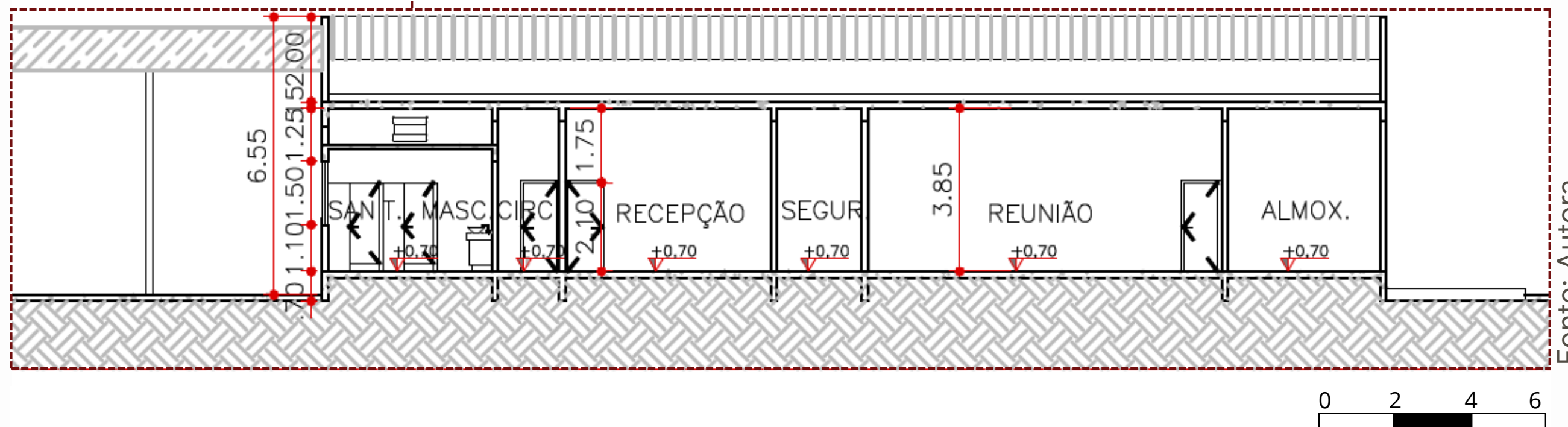
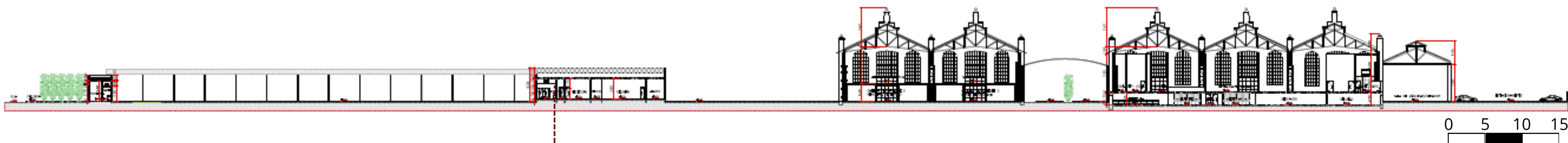


CORTE LONGITUDINAL

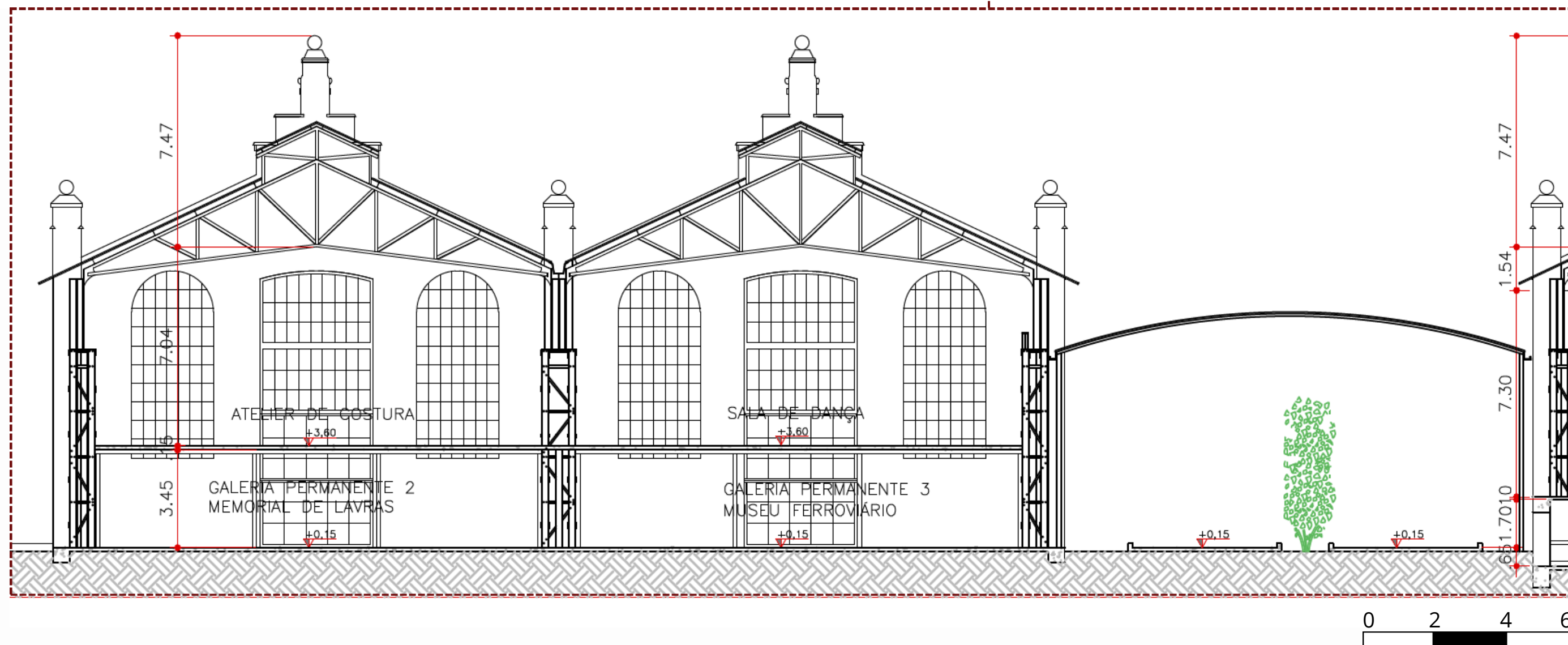
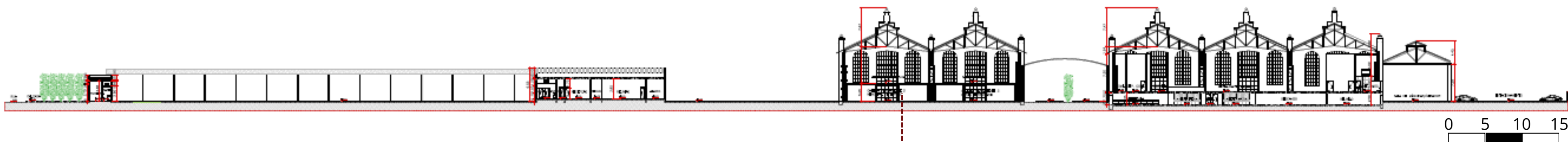


Fonte: Autora

CORTE LONGITUDINAL

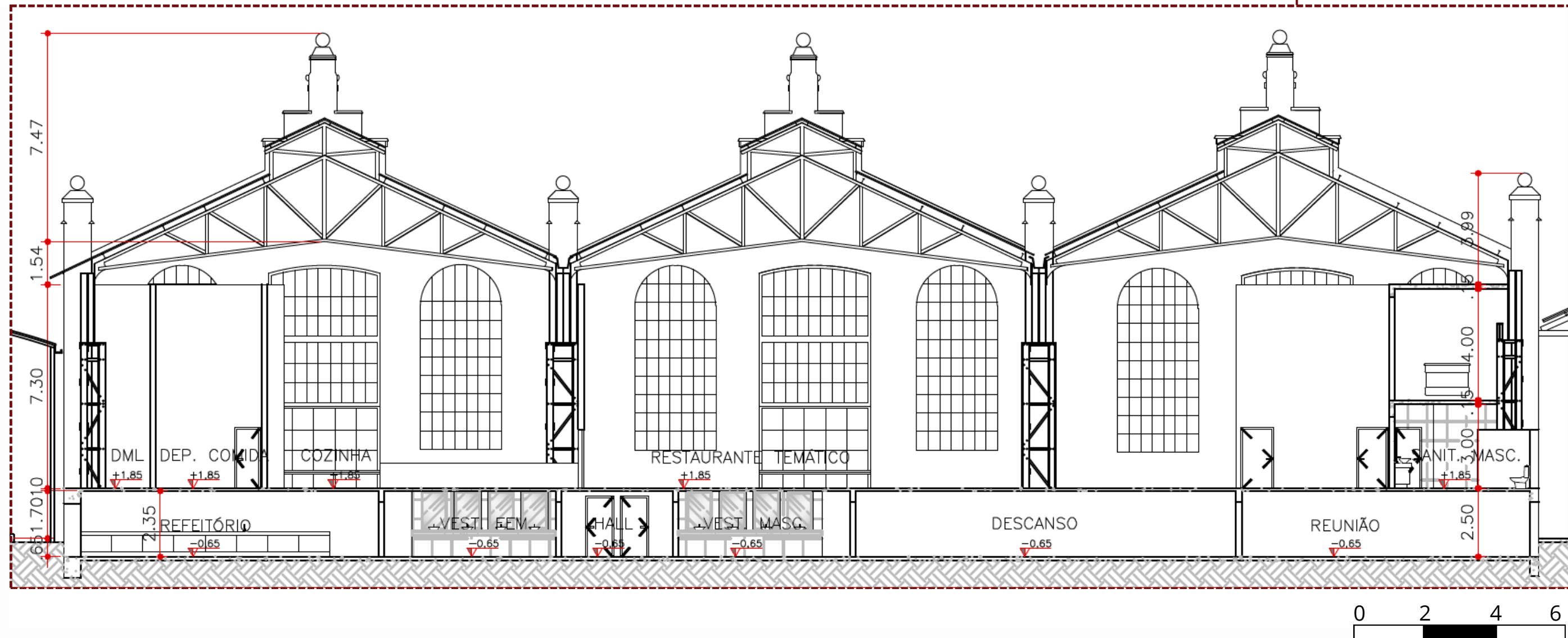
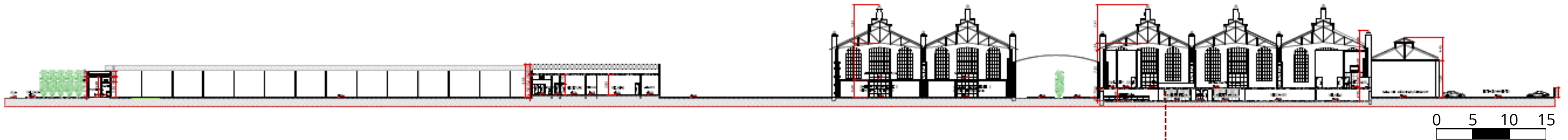


CORTE LONGITUDINAL



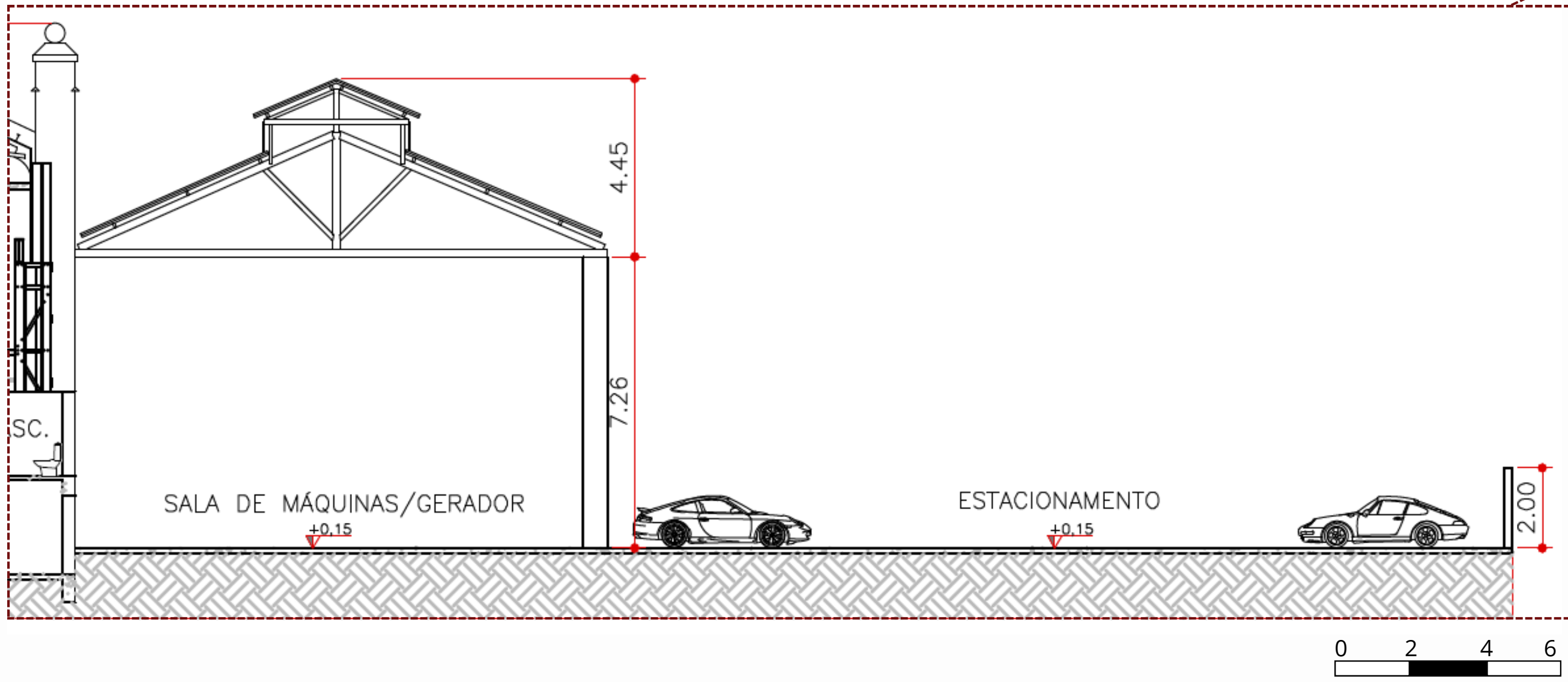
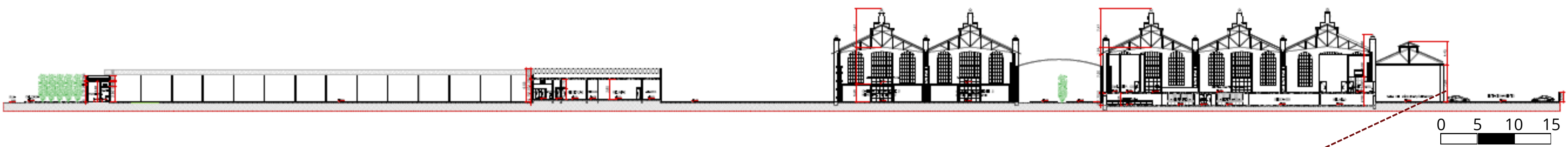
Fonte: Autora

CORTE LONGITUDINAL



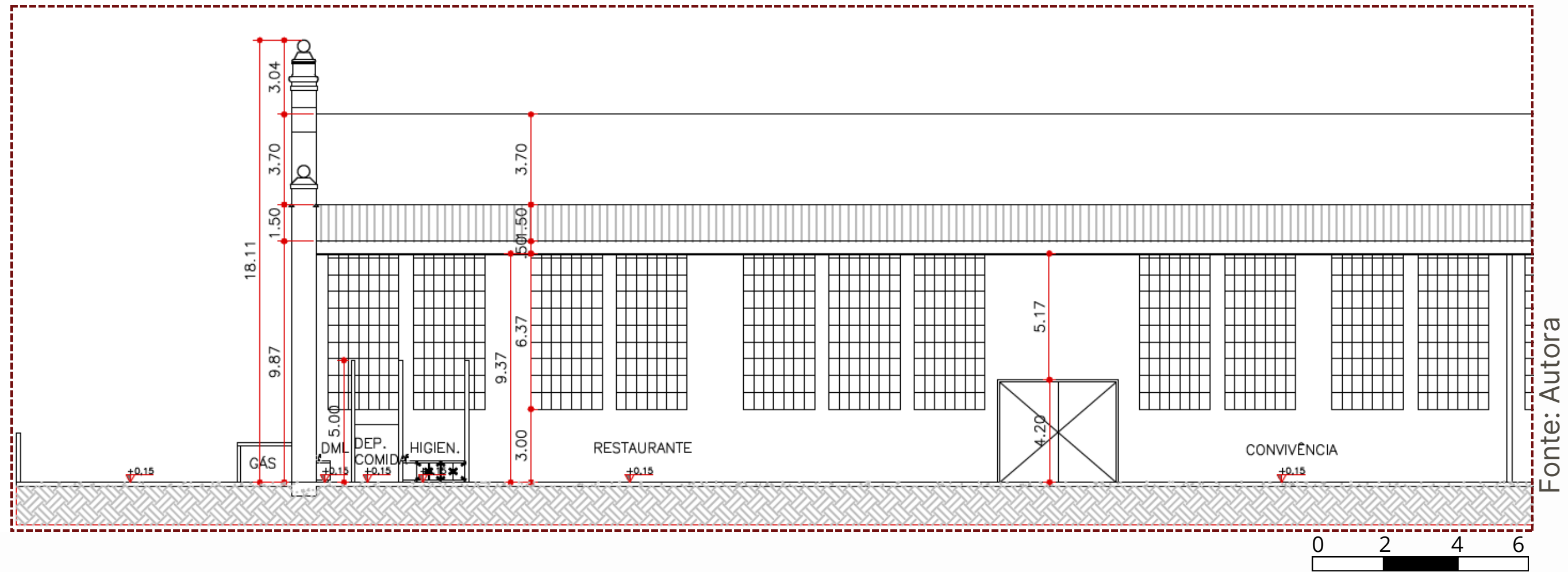
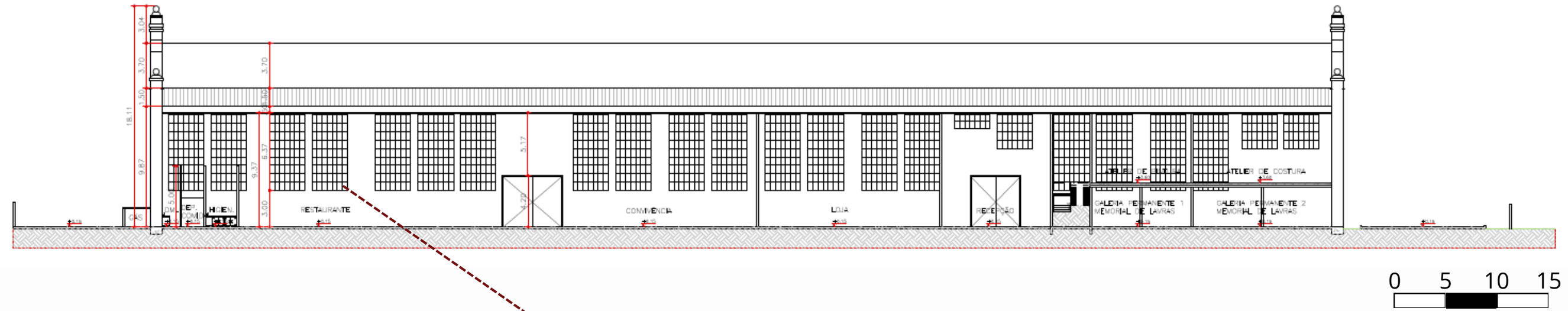
Fonte: Autora

CORTE LONGITUDINAL

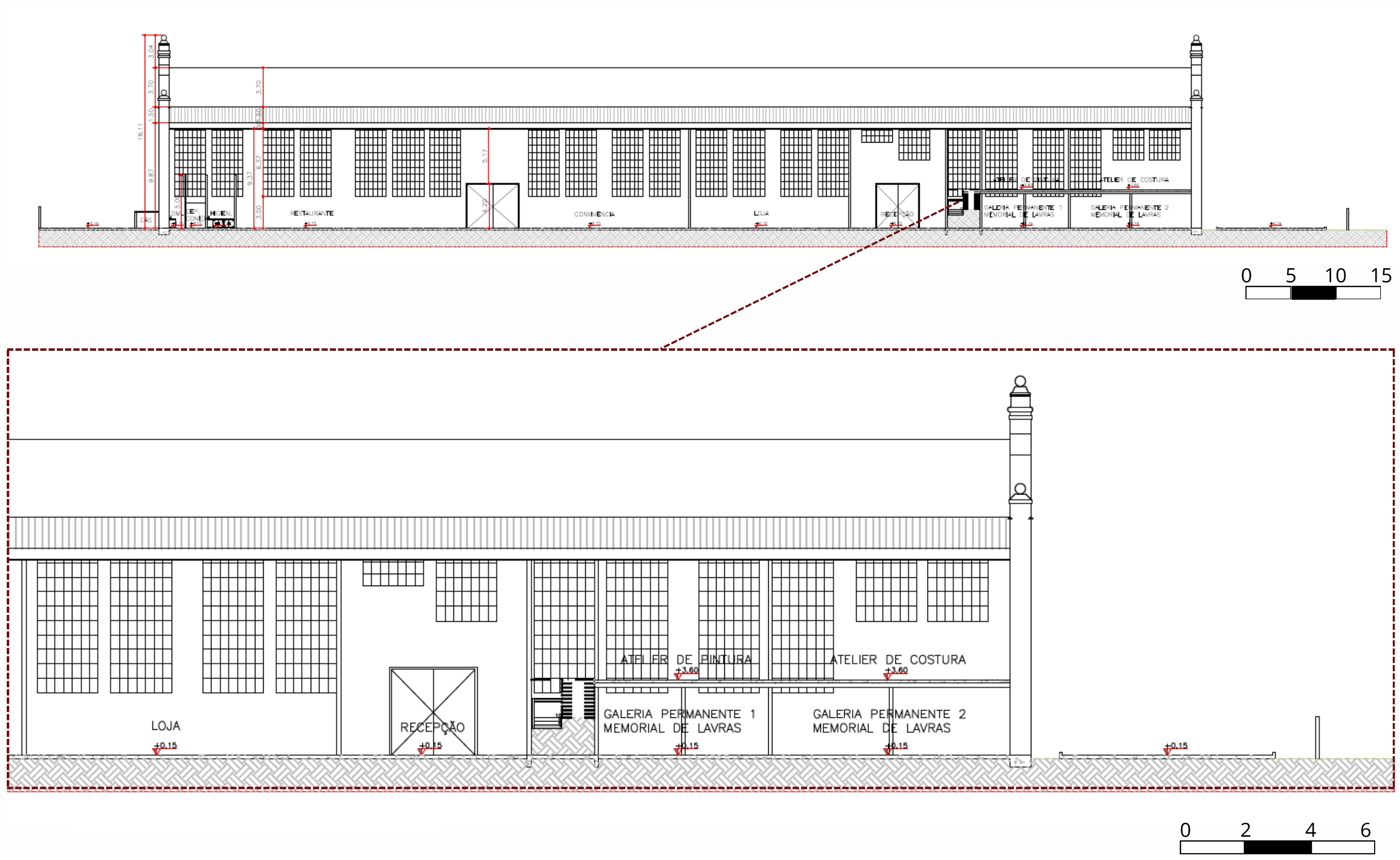


Fonte: Autora

CORTE TRANSVERSAL



CORTE TRANSVERSAL



Fonte: Autora



AGRADECIMENTOS

