



# DCT Logistics Emirates LLC



	33	69
Sustainable Sites	8	14
Water Efficiency	4	5
Energy & Atmosphere	4	17
Materials & Resources	6	13
Indoor Environmental	9	15
Innovation & Design	2	5
	<input type="checkbox"/> Points Achieved	<input type="checkbox"/> Points Available
<b>LEED Point Achievement</b>		

## FAST FACTS

**LEED Certification:** Silver, New Construction (NC) V2.2  
**Square Feet:** 124,868 sqft / Office & Warehouse  
**Neighborhood:** Jebel Ali Free Zone, Dubai, UAE  
**Construction Cost:** \$ 42.52 / square foot  
**Completed:** March 2010  
**Date of Certification:** May 2010

## BENEFITS

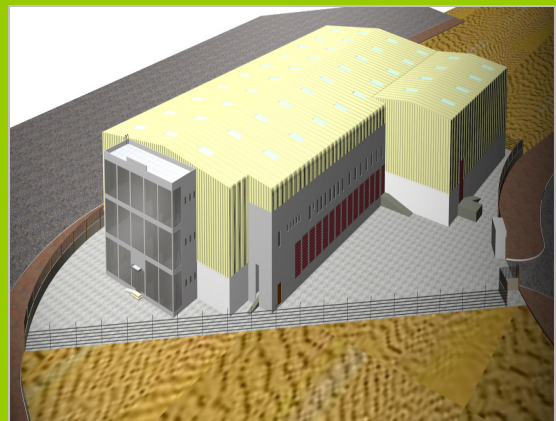
- 26% Less Energy Use
- 43% Less Water Use
- 100% of Spaces Design to Tobacco-free

## PROJECT BACKGROUND

A new resolution on the implementation of green building specifications and standards in the emirates of Dubai has been issued by H.H. Sheikh Mohammed bin Rashid Al Maktoum, Vice-President and Prime Minister of UAE and ruler of Dubai. As per the new resolution, effective on January 2008, all owners of residential and commercial buildings and properties in the emirates of Dubai must comply with the internationally recognized environment friendly specifications to turn Dubai into a healthy city that meets the demands of best practices and benchmarks of pollution-free sustainable development.

Implementing this resolution, Dubai becomes the first city in the Middle East to adopt green building specifications and requirements. The resolution falls in line with Sheikh Mohammed's keen interest in dealing with the current environmental challenges.

We are proud to inform that "DCT Logistics Emirates LLC" has been awarded with **Prestigious LEED Silver Certification** established by the U.S. Green Building Council and verified by the Green Building Certification Institute (GBCI). It is the first project in the UAE to achieve the LEED NC 2.2 Silver Certification.





## PROJECT PROFILE

### DCT LOGISTICS EMIRATES LLC, JAFZA, Dubai, UAE

#### PROJECT DESCRIPTION

The project is office and warehouse building with office buildup area of 18,733 sq.ft. Attached with a non-regularly occupied warehouse area of 106,135 sq.ft. Targeting Silver LEED Certification for regularly occupied office area (of 18,733 sq.ft.).

DCT Logistics Emirates LLC is a logistics company with a license to carry out all logistics/3PL activities in Dubai and Jebel Ali Free Zone. The company is setting up the 3pl warehouse facility in Jebel Ali Free Zone to expand its business activity.

The facility will have energy efficiency measures and will focus on strategies for reducing carbon footprint.

#### INDOOR ENVIRONMENTAL QUALITY

The DCT Logistics Emirates LLC indoor lighting requirements: all exterior and interior are complied with ASHRAE Std. 90.1-2004 building energy efficiency standards and ASHRAE Std. 55-2004 for thermal comfort requirements. The outdoor and air delivery are monitored and controlled with flow meters as per ASHRAE 62.1-2004 and LEED standards.

#### LOW-EMITTING MATERIALS

The project uses certified carpets meeting the requirements of Carpet and Rug Institute's Green Label Plus testing criteria. The paints and coatings as well as adhesives and sealants used in the project kept below the VOC limit in accordance with the reference standards. DCT Logistics Emirates LLC uses low-emitting materials to further improved indoor air quality.

#### GREEN CLEANING

The DCT Logistics Emirates LLC has one major entryway system, they appointed a third party professional cleaning company engaged in rendering services to maintain the cleanliness of the Entryway System. They will ensure that the entryways installed – roll-mats will be cleaned on a daily basis.

#### OTHERS GREEN FEATURES INCLUDE

The facility has NO SMOKING Policy and the designated smoking areas is set up at-least 25 meters away from the site, recycle bins fully marked for different kind of waste materials. A carpooling / bus service will be provided to the staff to save on fuel.

#### LESSONS LEARNED

- Start early: Before the project will be on progress, we must educate the project stakeholders as well as the clients and owners of the project on how the green building will be established and the benefits of building green.
- Ensure thorough documentation and specification
- Persistently track progress throughout design and construction
- Understand and fulfill the owner's requirements

#### THE TEAM

**Owner:** DCT LOGISTICS EMIRATES LLC

**Design Consultant:** Torpy Engineering

**Contractor:** Al Quoz Contracting LLC

**Green Building Consultant:** Middle East Centre for Sustainable Development, Dubai, UAE

**LEED AP:** Pushkar Dwivedi

**Commissioning Authority:** Pacific Control Systems

**Photograph Courtesy of:** MECSD & DCT