

# Seasons Development Limited

## “Seasons Community-Autumn Cluster B01”

### 2B+G+4 Residential Building



**GlobalTech**  
Safety & Environmental Consultancy



## LEED® for New Construction v2.2

**Total\*\* 39/69**

Sustainable Sites	8/14
Water Efficiency	3/05
Energy & Atmosphere	9/17
Material & Resources	4/13
Indoor Environmental Quality	12/15
Innovation in Design	3/05

\*\*Certified 26+ points, Silver 33+ points,  
Gold 39+ points, Platinum 52+ points

### FAST FACTS

**LEED Certification:** USGBC LEED NCv2.2 Gold Certified Building  
**Built Up Area:** 265,611.53 sq. ft  
**Location:** Jumeirah Village South, Dubai, UAE  
**Completed:** 2014  
**Date of Certification:** 12<sup>th</sup> January' 2015

### BENEFITS

- More than 72% Reduction in Total Irrigation Water Consumption
- More than 32% Reduction in Annual Energy Costs
- More than 35% Reduction in Annual water usage through efficient water fixtures
- More than 27% of total materials used with recycled content
- More than 49% of total materials used are harvested/manufactured locally
- Use of albedo materials for roofing, pavements to reduce heat island effect
- Use of eco-friendly materials for construction
- Improved indoor environmental quality and thermal comfort with the use of high efficiency mechanical systems
- Improved daylight & outdoor views

### PROJECT BACKGROUND

The project is 2B+G+4 residential building for Seasons Development Limited located in Jumeirah Village South, Dubai, UAE.

The project has been designed, developed and will be operated as per local regulatory Environment, Health & Safety Division (EHS) guidelines and United States Green Building Council (USGBC)-Leadership in Energy & Environmental Design (LEED) Green Building requirements for New Construction LEED NCv2.2

## Seasons Development Limited

### “Seasons Community-Autumn Cluster B01” 2B+G+4 Residential Building Plot No. JVC15GMRP200, Jumeirah Village South, Dubai, UAE

#### BUILDING

The project is known as “Seasons Community-Autumn Cluster B01” 2B+G+4 Residential Building & is located at Jumeirah Village South, Dubai, UAE., that is regulated by Trakhees of Ports & Custom Free Zone Corporation (PCFC) of Dubai Government, and as a part of the local regulatory building engineering design and permitting process , it is lawfully required to adhere to the Trakhees's-Environmental Health and Safety (EHS) Division's Green Building Regulations.

#### SUSTAINABLE SITES

- Provided access to public transportation
- Encourages building occupants to practice car and van pooling
- Provided 100% parking under cover
- Provided 100% roofing materials meet the SRI requirements

#### ENERGY AND ATMOSPHERE

- High-efficiency HVAC equipment
- Efficient lighting controls & systems
- High-performance building envelope and insulation

#### GREEN EDUCATION

The Seasons Development Limited is engaging in an ongoing initiative to educate all of their own employees, building tenants, professional organizations and the general public to continuously promote awareness and increase adoption of sustainable products and design process.

#### OTHERS GREEN FEATURES INCLUDE

- The Project installed low flow features for toilets, urinals, faucets and showers which are standard practice in this water constrained region.
- The project has achieved the breathing zone outdoor air ventilation rates to all occupied spaces as per the minimum rates required by ASHRAE 62.1-2004.
- The project uses low emitting materials for construction

#### LESSONS LEARNED

- Incorporating green building requirements early on design stage
- Involvement of all the stakeholders in green building requirements to secure the certification
- Be sure to gain expert assistance in energy analysis

#### THE TEAM

**Owner:** Seasons Development Limited

**Design Consultant:** Dimensions Engineering Consultants

**Contractor:** Bin Shafar Contracting LLC

**Green Building Consultant:** GlobalTech Safety & Environmental Consultancy

**LEED AP:** Abhay Ambere, Firoz Khan & Vishal Nair

**Commissioning Authority:** GlobalTech Safety & Environmental Consultancy

**Photograph Courtesy of:** Seasons Development Limited

# PROJECT PROFILE



## Seasons Development Ltd.

“Seasons Community - Autumn Cluster B01” 2B+G+4 Residential Bldg. - Plot No. JVC15GMRP200, Jumeirah Village South, Dubai, UAE

**32%** reduction in annual energy costs

**35%** reduction in annual water use

## LEED® Facts

Seasons Development Limited  
Seasons Community - Autumn Cluster B01  
2B+G+4 Residential Building. - Plot No. JVC15GMRP200,  
Jumeirah Village South, Dubai, UAE

**Gold 39\***

**Sustainable Sites 8/14**

**Water Efficiency 3/05**

**Energy & Atmosphere 9/17**

**Material & Resources 4/13**

**Indoor Environmental Quality 12/15**

**Innovation in Design 3/05**

\*Out of a possible 69 points

