


Dubai Customs (2B + G + UR) Port Rashid Office



FAST FACTS

EHS Certified Green Building
Area: 32,470 m²
Neighborhood: Port Rashid, Dubai, UAE
Construction Cost: \$75.10/ft²
Completed: May 2013
Date of Certification: 8 Feb 2017

	54	110
SUSTAINABLE SITES	18	26
WATER EFFICIENCY	8	10
ENERGY AND ATMOSPHERE	9	35
MATERIALS AND RESOURCES	5	14
INDOOR ENVIRONMENTAL QUALITY	7	15
INNOVATION IN DESIGN	3	6
REGIONAL PRIORITY CREDITS	4	4

 Points Achieved Points Available

13.27% Savings on Energy Use
54% Savings on Potable Water Use
30% Materials Use with Recycled Content
11% Regional Materials Use
54% Reduction in sewage conveyance
70% of the wood used is FSC Certified Wood

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 Makhtoum, 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 sustainably developed city that meets the demands of best practices and benchmarks of environment friendly growth pattern.

In response to this resolution, we are proud to inform that "2B + G + UR Office Building at Port Rashid Dubai at Plot P517-01" has been awarded with EHS Certification established by EHS TRAKHEES.

The Organization who is the Owner of this Building is a Government Entity, Port Customs and Freezone Corporation (Dubai Customs) established over a century ago, has constantly been evolving over the course of its history. The organization is committed to being a responsible corporate and to managing its business in a way that creates value for customers, shareholders, employees and the communities in which it operates. The Organization is a winner of several awards for quality, environmental sustainability and service standards. The Project is for Dubai Customs Port Rashid Office.

Dubai Customs Port Rashid Office is a new construction Facility project which was decided to target EHS certification during the design stage in 2011. The project is a 2B + G + UR Office Building on plot no P517-01, Port Rashid, Dubai, UAE. The approximate build up area of the project is 32470m² Design development and construction completion happened during the period 2010-2013. Net air conditioned area of the project is 7240m². The structure of the building consists of a single floor with two basements. The building uses energy from electricity and uses water from the municipal potable water system.

Dubai Customs (2B + G + UR) Port Rashid Office

PROJECT PROFILE

SUSTAINABLE SITES AND TRANSPORTATION

- ❖ Provides access to public transportation
- ❖ Provides preferred parking and low-emitting and fuel-efficient vehicles on-site
- ❖ Provides car/van pool parking
- ❖ Roofing materials meet the SRI requirement avoiding heat island effect

ENERGY, WATER AND MATERIAL RECOURSE CONSERVATION

Susnomics Engineering Systems FZ-LLC as a Sustainability Consultant for Dubai Customs Port Rashid Office, has created an energy model to evaluate the effectiveness of the building's energy conservation measures, in compliance with ASHRAE Std. 90.1-2007 Appendix G methodology.

The following are the Energy Efficiency Measures incorporated in the project:

- ❖ Giving the right orientation for the building reducing the solar heat gain
- ❖ Highly insulated building envelope elements
- ❖ Optimized glazing and incorporation of skylights
- ❖ Efficient lighting design and controls with optimal power density
- ❖ Efficient HVAC systems
- ❖ Conducted enhanced commissioning to ensure results of holistic building energy system design

The following are the water and resource conservation measures incorporated in the project:

- ❖ Uses low flow fixtures in faucets, sinks and showers and dual flush water closets
- ❖ Incorporated recycled content in the building materials
- ❖ Boosting the local market and reducing the foot miles by purchasing more regional materials

INDOOR ENVIRONMENTAL QUALITY

- ❖ The IAQ performance complies with the minimum requirements of ASHRAE Std 62.1-2007
- ❖ Developed and implemented a Construction Indoor Air Quality (IAQ) Management Plan in reference to SMACNA guidelines
- ❖ Use of building finishes materials with low emission of volatile organic compounds (VOC) for adhesives, sealants, paints and coatings and had installed carpet which is CRI certified

THE TEAM

Owner	Port Customs and Freezone Corporation
Architectural Consultant	Bel-yoahah Architectural & Engineering Consultants
MEP Consultant	S.Mehboob & Company Consulting Engineers
Contractor	Al Habbai Contracting L.L.C
Green Building Consultant	Susnomics Engineering Systems FZ-LLC Dubai, UAE
LEED AP	S. Nagarajan, Shyam Chandra V
Commissioning Authority	Susnomics Engineering Systems FZ-LLC Dubai, UAE

Dubai Customs (2B + G + UR) Port Rashid Office

SOP-GB-06

Department of Planning & Development
Ports, Customs & Free Zone Corporation
Government of Dubai



SGF-06d
دائرة التخطيط والتطوير
مؤسسة الموانئ والجمارك والمنطقة الحرة
حكومة دبي

To
M/sDubai Customs
Dubai
UAE

Ref : EHS/GB/17/2107
Date : 08/02/2017

Attn: The CLIENT

Sub: Green Building Certification

Ref: Our Final review report EHS/GB/17/2106 dated 29 January 2017
Your acknowledgement dated 1 February 2017

Further to the above, we are glad to advise you that we have completed the certification process and accordingly your project is "CERTIFIED" as per the details below

Project Name	2B + G +UR Office Building at Port Rashid Dubai at Plot P517-01
Registration No	EHSCN2022

STATUS	CERTIFIED
--------	-----------

EHS would be communicating with your offices in due course to proceed with the certificate formalities. We strongly encourage you to work towards operational sustainability to maximize and reap the benefits of sustainable buildings. We reckon this plays a crucial role in the protection of the environment

Trakhees-EHS is committed to providing quality regulatory services to our business units and clients in protecting the environment, human health and safety. As always, we look forward to your cooperation, support and a very successful working relationship.

Should you have any queries, please feel free to approach the Green Buildings department or contact us at EHS.GreenBuilding@trakhees.ae

We wish the project team all the best.

Best Regards,

P.R.Jagannathan
Sustainability Manager
Trakhees - Environment, Health & Safety

Note

Please read the disclaimer clause of the EHS Green Building Certification program as stated in the procedure EHS-GBP-11

Environment, Health & Safety Division
P.O. Box 17000, Dubai, United Arab Emirates
Tel: +971 4 8811881 • Fax: +971 4 8818857
Email: EHS.GreenBuilding@Trakhees.ae • Web Site: www.trakhees.ae

إدارة البيئة والصحة والسلامة
ص.ب. 17000، دبي، الإمارات العربية المتحدة
هاتف: +971 4 8811881 • فاكس: +971 4 8818857
البريد الإلكتروني: EHS.GreenBuilding@Trakhees.ae • الموقع الإلكتروني: www.trakhees.ae

Note: Please refer to www.ehss.ae to ensure that this document is current and applicable