

Office Building (G+1) + Workshop & Office (GF)



Description	Possible	Achieved
Sustainable Sites	21	5
Water Efficiency	10	06
Energy and Atmosphere	20	14
Materials and Resources	10	04
Indoor Environmental	8	09
Innovation and Design	3	02
Regional Priority	4	04
Total	110	44

Completed: 28 April 2020

Date of Certification: 16 January 2020

FAST FACTS

EHS Certified Green Building
 Built up Area: 41,048.19 ft²
 Neighborhood: Plot of Land No. B006R01 – Office Building
 Construction Cost: \$146.96 per square ft.

BENEFITS

22.19% Savings on Energy Use
53.15% Savings on Potable Water Use
29.09% Materials Use with Recycled Content
37.73% Regional Materials Use
90.22% Irrigation Potable Water Use Reduction

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 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 the “New Office Building G+1 at Plot of Land No. B006R01 – JAFZA, Dubai” has been awarded with EHS Certification established by TRAKHEES.

ENOC Processing Ltd with over 20 years of experience, focused on delivering a high-end quality product. They are delivered a wide range of diversified properties in the most sought out areas of Dubai which will not only meet their needs financially, as well as their desired preference. ENOC Processing Limited mission is “To continue to deliver first class service to they are clients in the highest level of client care and service as we continue to grow our team with the fundamentals of transparency, ethical, and consumer friendly environment”.

ENOC Processing Limited is a new construction Facility project which was decided to target EHS certification during the design stage in 2014. The project is a New Office Building G+1 at Plot of Land No. B006R01 – JAFZA, Dubai, UAE. The approximate Built up area of the project is 3,813.47 m². Design development and construction completion happened during the period 2017-2019. The structure of the building consists of a G+1 with roof. The building uses energy from electricity and uses water from a municipal potable water system.

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PROJECT PROFILE

SUSTAINABLE SITES AND TRANSPORTATION

- ❖ Provides preferred parking for carpool
- ❖ Roofing materials meet the SRI requirement avoiding heat island effect

ENERGY, WATER AND MATERIAL RESOURCE CONSERVATION

Susnomics Engineering Systems FZ-LLC as a Sustainability Consultant for ENOC Processing Limited, 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 orient for the building reducing the solar heat gain
- ❖ Highly insulated building envelope elements
- ❖ 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
- ❖ Provides landscaping with drip irrigation showing the client's strong vision towards a sustainable future.
- ❖ 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
- ❖ Installed air flow monitoring device for each mechanical ventilation to monitor the fresh air
- ❖ 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.

Office Building (G+1) + Workshop & Office (GF)

THE TEAM

Owner	ENOC Processing Company LLC.
Architectural Consultant	AWAJ Consultants, Dubai
MEP Consultant	Consistent Engineering Consultants, Dubai
Contractor	Offset Constructions.
Green Building Consultant	Susnomics Engineering Systems FZ-LLC Dubai, UAE
LEED AP	Shyam Chandra V
Commissioning Authority	Susnomics Engineering Systems FZ-LLC Dubai, UAE



To
M/s ENOC Processing Company LLC
Dubai
UAE

Ref : EHS/GB/19/2553
Date : 16 Jan 2020

Attn: Mr. K.Balasubramanian - Senior Manager

Dear Sirs,

Sub: Green Building Certification

Ref: Our Final review report EHS/GB/20/2552 dated 15 January 2020
Your E-mail acknowledgement dated 15 January 2020

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	Office Building (G+1) + Workshop & office (GF) B006R01, JAFZA, Dubai
Registration No	EHSCN2202

STATUS	CERTIFIED
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Trakhees 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 is committed to providing quality regulatory and certification 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 - CED



To
M/s ENOC Processing Company LLC
Dubai
UAE

Ref : EHS/GB/20/2552
Date : January 15, 2020

Attn: Mr. K. Balasubramanian – Senior Manager

Sub: EHS Review Report Final - Green Building Certification Submission
Project: Proposed New Maintenance Building Complex at JAFZA, Dubai, UAE

Project Name	Office Building (G+1) + Workshop & office (GF) a B006R01, JAFZA, Dubai
Registration No	EHSCN2202
Submission Ref	Your email on 25.12.2019

This is further to the various submissions and reviews on the above project and the site visit made by EHS team to your premises on the 09.01.2020 to ascertain the site level compliance and the preparedness of the team. Taking into consideration all the reviews carried out by and the clarifications provided by you in the course of the above, we have consolidated the outcomes into a finalized review report. The FINAL REVIEW SUMMARY is attached herewith for your confirmation and acceptance.

Please arrange to get this document duly signed by the client as proof of acknowledgement / acceptance of the final review summary. You are asked to submit the signed document to us by return to enable us to proceed further.

Trakhees 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.

Regards,

P.R.Jagannathan
Sustainability Manager
Trakhees - CED



FINAL REVIEW SUMMARY

No	Credit Reference	Credit Description	Points Targeted	Status
1	SS P1	Construction Activity Pollution Prevention		Awarded
2	SS C1	Site Selection	1	Awarded
3	SS C4.4	Alternative Transportation - Parking Capacity	2	Awarded
4	SS C7.1	Heat Island Effect - Non - Roof	1	Awarded
5	SS C7.2	Heat Island Effect – Roof	1	Awarded
6	SS C8	Light Pollution Reduction	1	Not Awarded
7	WEc1	Water Efficient landscaping	2	Awarded
8	WEp1 & WEc3	Water use Reduction	2	Awarded
9	WEc2	Innovative Wastewater Technologies	2	Awarded
10	EA P1	Fundamental Commissioning of Building Energy Systems		Awarded
11	EA P2, EA C1	Minimum Energy Performance & Optimize Energy Performance	7	Awarded
12	EA P3	Fundamental Refrigerant management		Awarded
13	EA C3	Enhanced Commissioning	2	Awarded
14	EA C4	Enhanced Refrigerant management	2	Awarded
15	EA C 5	Measurement and Verification	3	Awarded
16	MR P1	Storage and collection of Recyclables		Awarded
17	MR C2	Construction Waste Management	2	Awarded
18	MR C 4	Recycled Content - 10% & 20% (Post consumer + 1/2 Pre-consumer)	1	Awarded



19	MR C 5	Regional Materials - 10% & 20%, Extracted, Processed & manufactured regionally	1	Awarded
20	EQ P 1	Minimum IAQ Performance		Awarded
21	EQ P 2	Environmental Tobacco Smoke Control		Awarded
22	EQ C 1	Outdoor Air delivery monitoring	1	Awarded
23	EQ C 3.1	Const. IAQ Management - During construction	1	Awarded
24	EQ C 3.2	Const. IAQ Management - Before Occupancy	1	Awarded
25	EQ C 4.1 4.2	Low Emitting materials - Adhesives & Sealants, Paints & Coating	2	Awarded
26	EQ C 5	Indoor Chemical & Pollutant source control	1	Awarded
27	EQ C 6.1	Controllability of Systems-Lighting	1	Awarded
28	EQ C 7.1	Thermal Comfort - Design	1	Awarded
29	EQ C 7.2	Thermal Comfort – Verification	1	Awarded
30	ID C 1.1	Exemplary Performance: Water use Reduction	1	Awarded
31	ID C 2	LEED Accredited Professional	1	Awarded
32	RP C1	Water use Reduction	1	Awarded
33	RP C2	Optimize Energy Performance	1	Awarded
34	RP C3	Enhanced Commissioning	1	Awarded
35	RP C4	Measurement and Verification	1	Awarded



CREDITS SUMMARY

CREDITS TARGETTED	45
CREDITS ACHIEVED	44
CREDITS NOT ACHIEVED	1
CREDITS WITHDRAWN	0

Acknowledgement from Client / Consultant

We have reviewed your FINAL Review Report detailed above and hereby confirm our acceptance to the credit summary stated therein.

Name: *K. BALASUBRAMANIAN*

Designation: *Sr. Manager - Engrs*

Signature:

K. Balasubramanian

For Trakhees Use.

The Green Building Section has completed the Green Building Certification process.

Action:

- The project has complied with the requirements. To be processed for Certification.
- The project has not been able to comply with the requirements. NOT Certified.

Name:

Designation:

Signature: