

FNB @ PARKSIDE

Independence Avenue, Windhoek, Namibia
First Green Building in Namibia

PROJECT TYPE: Commercial Building

CLIENT:
FNB Namibia Holdings

PROJECT DURATION:
18 Months

PROJECT DESCRIPTION:
Construct Namibia's first green building and achieve a
as design and as built rating.

CONTROLS/SOLUTIONS
The following key aspects were dealt with:

- Comprehensive energy modelling used the building specifications and efficiencies to evaluate expected energy consumption.
- Energy savings as each light fitting in the office area is fitted with an occupancy sensors to reduce energy consumption or wastage.
- Detailed modelling on mechanical efficiencies for the optimisation of the rooftop photovoltaic (PV) system.
- A hydraulic rainwater and greywater capture and filtration system was installed to reduce the use of municipal water. Low-flow fittings and fixtures were installed throughout.
- Storm water run-off is stored in the lower basement, for landscaping during low rainfall periods. Excess water goes into an attenuation tank, and is then slowly released.
- A Waste and Recycling Management Plan addresses operational waste production, suitable storage and how operational waste is diverted from landfill for the life of the building.
- Inclusion of an access flooring system that contains recycled content, which is also fully recyclable after use.

The project was awarded a 4-Star Green Star – Office v1 design rating and a 5-Star as built rating by the Green Building Council of South Africa.

