

Location

Melbourne, Australia

Building type

New office building

Features

- 7 levels of office
- 15,570 m² GFA
- 3 levels of naturally ventilated car park
- ground floor retail tenancies
- high performance facade
- 4 star NABERS Energy target
- 5 star green star target

CSC Docklands

The project

The CSC Building, located at Lot 14B, 380-416 Docklands Drive, Docklands Victoria, is an commercial office building with 15,570 m² GFA of office space. It comprises ground floor lobby, cafe and retail area; three levels of car park; seven levels of office space; and roof plant.

Sustainable design features for this building include:

- Mechanical services comprise air-cooled variable refrigerant flow systems for the office areas
- Naturally ventilated car park
- Energy efficient lighting systems and lighting controls
- Rainwater collection for garden irrigation and low flow fittings and fixtures are used throughout
- Enhanced thermal comfort conditions with PMV levels between -1 and +1
- Natural lighting for 60% of the NLA



Image: Colliers



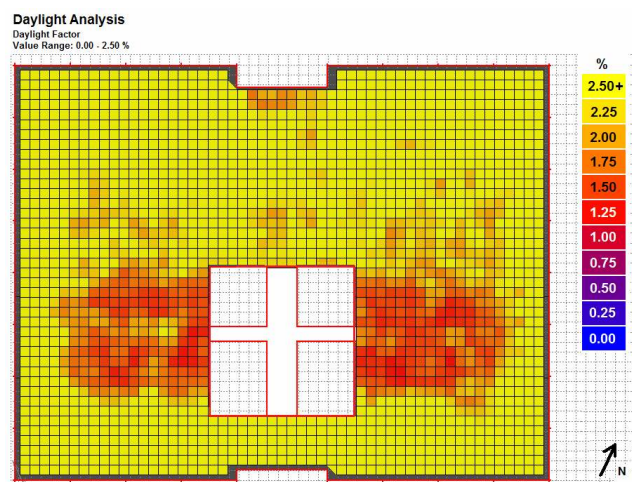
Image: Colliers



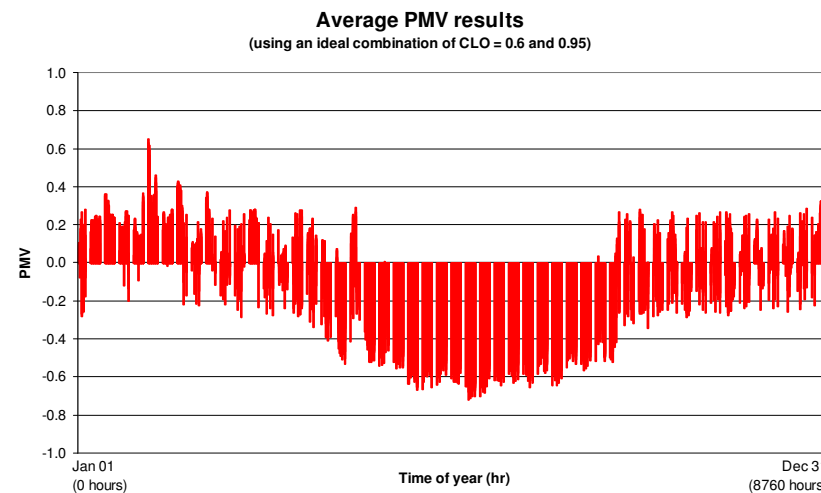
Maximising internal visual and thermal comfort and energy efficiency

The Meinhardt Building Science Group (MBSG) used their expertise in natural lighting design, thermal comfort analysis and energy modelling to assess the buildings performance under Green Star criteria making for a better working environment.

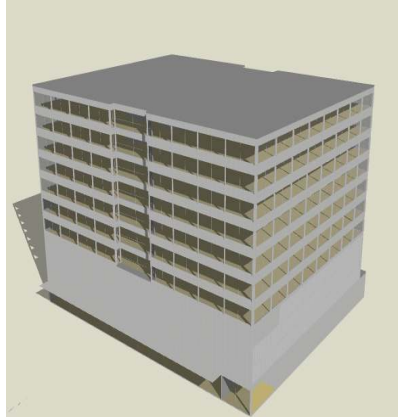
Daylight analysis



Thermal comfort analysis



Energy modelling for 4 star NABERS Energy target rating



Energy rating

Energy/Greenhouse Rating 4 stars
This rating represents strong performance in the current market.

Your building demonstrates excellent greenhouse performance reflecting good design and management practices, high-efficiency systems and equipment, and/or energy sources characterised by low greenhouse emissions.

Other Results

Normalised emissions	121 kgCO ₂ /m ² per annum
Raw emissions	1214718 kgCO ₂ per annum
Energy consumption	233 MJ/m ² per annum
Green power fraction	0%

