

NON GARMENT INDUSTRY CASE STUDIES-GREEN INITITIATIVES



	CASE STUDY 1	CASE STUDY 2	CASE STUDY 3
Name of Project:	Embassy Tech Village (Formerly known as Vrindavan Tech Village)	ITC Royal Gardenia, Bangalore	Assetz 630 East, Bangalore
Development Managers:	Assetz Property Group		Assetz Property Group
Project Type:	Office Building	Hotel	Apartment
Land Area:	106 acres		17.7 acres
Open Area:			60%
Built Up Area:	8.0 million sqft	7,24,595 sqft	
Unit Size:			691 - 1,157 sq ft
No. of units/keys:		292	
Configuration:			1, 2 & 3 BHK
Star rating:		5 star	
Certification:	Platinum Rating	Platinum Rating	Pre-certified Gold
Green Building Features:	Architectural <ul style="list-style-type: none">High performance glasses DGU's (double glazing units) used in façade system to achieve less thermal transmission and better acoustic properties.4.05m floor to floor height to harvest maximum natural light	Energy Efficient Methods <ul style="list-style-type: none">Efficient centralized cooling system making use of recycled waterSolar concentrators produce steam for majority of hotels cooking needsRemote wind farm which supplies more than sufficient renewable electricity for the hotelLED and CFL lights with double glazed windows used for interior and energy efficient fixtures provide external lighting.Green roof is another method used to cut down cooling costs. Landscape Features <p>There is a lotus pavilion with a water body and green vertical walls that reduce the need for air conditioning</p> Water Usage & Saving and Solid Waste Management <ul style="list-style-type: none">Rainwater harvesting and grey water recycling system used to flush toilets, for cooling towers and irrigation of landscaping.Black water treated on siteFlushes used recycled water, taps & showers use less water than usualWaster segregation and composting also taken care.	Energy Efficient Methods <ul style="list-style-type: none">Naturally lit homes with full length windows offer overOptimum wind planning with 12-13 air changes per room.Energy Efficient Fittings like timer automated lighting, solar power & CFL for common areas and LED for outdoor lighting are used Low Maintenance Landscape <ul style="list-style-type: none">Over 30% soil cover retainedMinimized surface heat reductionAll Landscape maintained through recycled waterNative and naturalized treesWater sensitive plant groups Water Usage & Saving and Solid Waste Management <ul style="list-style-type: none">Rain water drainageRecharge pits and porous blockWater meter monitoring systemWater efficient fixtures, dual flushing and dual plumbingSolid Waste Management: segregation at source into organic and inorganic wasteOrganic waste to compost and is used in gardens/landscaping and can be sold to farmersInorganic waste disposed through authorized reseller
	Electrical <ul style="list-style-type: none">Car charging points in the basement.High efficiency low loss dry type transformers.Individual energy meters for tenants to monitor the consumption of power at each stage.		
	HVAC <ul style="list-style-type: none">Heat recovery wheels to pre cool the fresh air.Combination of water cooled and air cooled chillers to achieve better energy efficiency.High performance chillers to achieve better IKW rating.Use of thermal energy storage system to reduce the power consumption by running the chillers at night.Basement ventilation system to maintain air quality in the basementBTU meters to monitor the energy consumption for cooling at each floor level – minimizes the wastage of chilled water.		
	PHE <ul style="list-style-type: none">Low flow sanitary fixtures (2/4 LPF) and (1LPF for urinals).Sewage treatment plant for reusing water for flushing.Roof top rain water harvesting and reuse for domestic purpose.Rain water harvesting pit to recharge the ground water and use of treated water for landscaping.		
	Recycling <ul style="list-style-type: none">Organic waste converter and separate e-waste storage facility – e-waste will be recycled by the government authorized vendors.Sludge from STP is used as manure for green landscape		
	During Construction <ul style="list-style-type: none">Top soil being removed and reused for landscaping.Sedimentation pit to avoid soil erosion in excavated area.		