



NCG NORTHWEST QUADRANT

146 Campground Rd, Newlands, Cape Town
4 Star Green Star – Custom: Mixed Use



AFRICA
South Africa

Custom: Mixed Use
★★★★
4 Star Rating
Best Practice
CERTIFIED OCTOBER 2022



TOTAL POINTS:

53

CATEGORY SCORES:



Situated in the heart of Newlands Suburb, the mixed use extension (Snakepit, Wicket and Quadrant Buildings) of Newlands Cricket Ground was built in 2020/21 with a mission to position Newlands Cricket Ground (NCG) as a world leader in sustainable offices, education space and venues, with strong green design, procurement and materials management policies.

Sustainable building features include:

Energy efficiency

- Design features such as good orientation, high performance glazing and insulation ensure that the buildings are as comfortable as possible without the need for continuous air conditioning.
- Energy efficient lighting has been installed throughout the buildings and where possible, sensors have been installed that switch lights off automatically when not in use.
- Constant monitoring of electricity consumption ensures that the building can be benchmarked against others and usage managed accordingly.

Water efficiency & re-use

- Non-potable water use - the vast majority of the NCG water usage (toilet flushing and irrigation) is supplied by non-potable water. This water is sourced from 'basement seepage water' which would ordinarily have been pumped to stormwater and discarded.
- Installation of highly water efficient taps and toilets.

- Landscaping with water wise plants that require minimal drip irrigation.
- Installation of sub-meters to facilitate ongoing management of water consumption.

Good indoor environment quality

- High levels of fresh air are provided to all spaces within the buildings.
- The paints, flooring and adhesives used in the building contain low levels of toxins.
- Where possible, the building has good daylight and views to the outdoors.
- The acoustic performance of the building spaces have been specifically designed for high performance.

Alternative transport

- A pedestrian bridge over the railway line was constructed specifically to improve access to public transport and amenities for the occupants of these buildings.

- The building is within walking distance of a number of MyCiti and Golden Arrow bus stops as well as within 250m from the Newlands train station.

- The development provides bicycle storage for 210 bicycles within the basement parking area.

- Dedicated parking bays are provided in key locations for fuel efficient vehicles such as electric, car pool or motorcycles.

Waste management

- NCG has a Net Zero Waste target.
- The building has been designed with a recycling waste storage area and separate bins so that waste can be sorted into recyclables and non-recyclables.

Sustainability education

- Educational screens are located at the entrance of the buildings which provide information on the buildings energy and water consumption and waste management.

PROJECT TEAM:

OWNER
Sanlam & Western Province
Cricket Association

DEVELOPER
Edudev Africa

ACCREDITED PROFESSIONAL
Sow & Reap Consulting

ARCHITECT
Jakupa

ELECTRICAL ENGINEER
Zutari

FIRE ENGINEER
Zutari

MECHANICAL ENGINEER
Zutari

QUANTITY SURVEYORS
B&L Quantity Surveyors

STRUCTURAL ENGINEERS
Zutari

SUSTAINABLE DESIGN REVIEW
Sow & Reap Consulting

SUSTAINABLE BUILDING CONSULTANT
Sow & Reap Consulting

WET SERVICES
Zutari

MAIN CONTRACTOR
Stefanutti Stocks

PROJECT MANAGER
MDSA

FACILITIES MANAGEMENT COMPANY
Excellerate JHI

ACOUSTIC CONSULTANT
McKensay Hoy

LANDSCAPE DESIGN
OVP Associates

FLOOR AREAS:

TOTAL GROSS FLOOR AREA (GFA): **19 517m²**

TOTAL COMMERCIAL OFFICE AREA: **8 242m²**

CAR PARKING AREA: **24 005m²**