

BUILDING GREEN



SUSTAINABLE FEATURES

Living at Southpark on Whyte is a smart, sustainable choice for urban living. A targeted LEED® Silver Rating is currently being pursued. Environmentally friendly features of the Southpark building include:

WELL CONNECTED

- With Southpark located within 400 meters of six public bus lines, the building meets the criteria for Access to Public Transit in the LEED® rating system for green buildings (LEED v4 BD+C – Midrise Multi-Family).
- By leaving your car at home more often, you'll save money on gas, car maintenance, and parking. Spend less time in traffic and have more time for doing what you love.

REDUCING CARBON FOOTPRINT & LIVING AN ACTIVE LIFESTYLE

- Southpark is within walking or biking distance of several excellent amenities located along Whyte Avenue including grocers, restaurants, boutiques, parks, trails, and more.
- Bicycle storage racks and a wash and repair station will be available for tenants and visitors to promote greener, more active transportation choices. Southpark is an official Biker's Paradise with a Bike Score of 97.
- With a Walk Score of 92, the location means most daily tasks can be undertaken on foot.

CONSTRUCTED WITH THE ENVIRONMENT IN MIND

- Where possible FSC (Forest Stewardship Council) certified wood products were used to construct Southpark. FSC-certified wood products help support sustainable forest management, reducing the emission of greenhouse gases and protecting wildlife habitat.
- All the aggregate in the concrete use in construction was sourced locally less than 160 km from the project site. Less transportation of goods means a lower carbon footprint.

DESIGNED TO CONSERVE WATER

- LEED®-certified projects emphasize an "efficiency first" approach to water conservation. WaterSense certified low-flow toilets and plumbing fixtures in the suites contribute to reduced indoor water use.
- All landscaping consists of native and adaptive plants which require less maintenance and irrigation to conserve water.

RECYCLING

- Dedicated recycling areas promote the reduction of waste going to landfills.

ENERGY EFFICIENT

- Southpark's energy systems have been calibrated and tested by experts to ensure that the building runs to reduce energy use to lower operating costs.
- In-suite electrical energy consumption monitoring systems allow you to access an online portal to view your electricity use data in real-time so you can analyze and reduce consumption.
- Pre-occupancy commissioning ensures that all the building's systems are working together to maximum efficiency.

BUILDING GREEN

SOUTHPARK

LIVING ON WHYTE

BREATHE EASIER

- Southpark was constructed with paints, coatings, flooring products, and insulation that contain low amounts of volatile organic compounds (VOCs) and formaldehyde.
- The entire building has a “No Smoking” policy that goes above and beyond the City of Edmonton’s “No Smoking” bylaws to protect the air you breathe.
- A pre-occupancy interior flush-out was conducted with fresh outdoor air forced through the building, resulting in the reduction of air pollutants, dust, and debris associated with the construction process.
- MERV 8 filters were installed for all air handling equipment to reduce the number of contaminants inside the building. These filters trap a large percentage of airborne allergens and pollutants, resulting in a higher level of indoor air quality (IAQ).

LIVE COMFORTABLY

- Southpark’s heating, ventilation, and air-conditioning (HVAC) systems were designed to international standards for ventilation and indoor air quality to keep you comfortable.

CONSERVING ENERGY

- Through careful selection of efficient mechanical and electrical equipment, a well-insulated and tight building envelope, Southpark achieved over 15% energy savings compared to the National Energy Code of Canada (NECB) 2011.
- The building features a reflective white roof which helps reduce the project impacts on the urban heat island effect. The heat island effect is the absorption of heat by the built environment and its radiation to the surrounding area raising air temperatures and increasing demand for air-conditioning, thus potentially disrupting local ecosystems.

ON-GOING SUSTAINABILITY MEASURES

- A tenant manual will be provided to all residents containing direction on the operation and maintenance for all installed suite equipment, lighting and appliances. Additionally, this document will provide guidance on how you can make sustainable and green choices when purchasing new appliances, lighting and cleaning materials.

SOUTHPARK HAS BEEN CAREFULLY DESIGNED AND CONSTRUCTED TO PROMOTE YOUR HEALTH.

The LEED® (Leadership in Energy and Environmental Design) green building program is the preeminent program for the design, construction, maintenance, and operation of high-performance green buildings and is the most widely recognized international mark of excellence for green building in over 160 countries. LEED® was adopted by Southpark to demonstrate our commitment to sustainable practices in design, construction, and operation.

A healthier indoor environment for occupants is created via better indoor air quality, less harmful products, and more natural daylight in green buildings. Furthermore, green buildings also reduce waste, conserve energy, decrease water consumption, and accelerate innovation.

To request a tour that showcases sustainable features at Southpark email info@SouthparkOnWhyte.com.

If you have any questions regarding the development of Southpark, please contact:

Melissa Marcille
Development Manager, ONE Properties
T 780.509.5001 E mmarcille@oneproperties.com