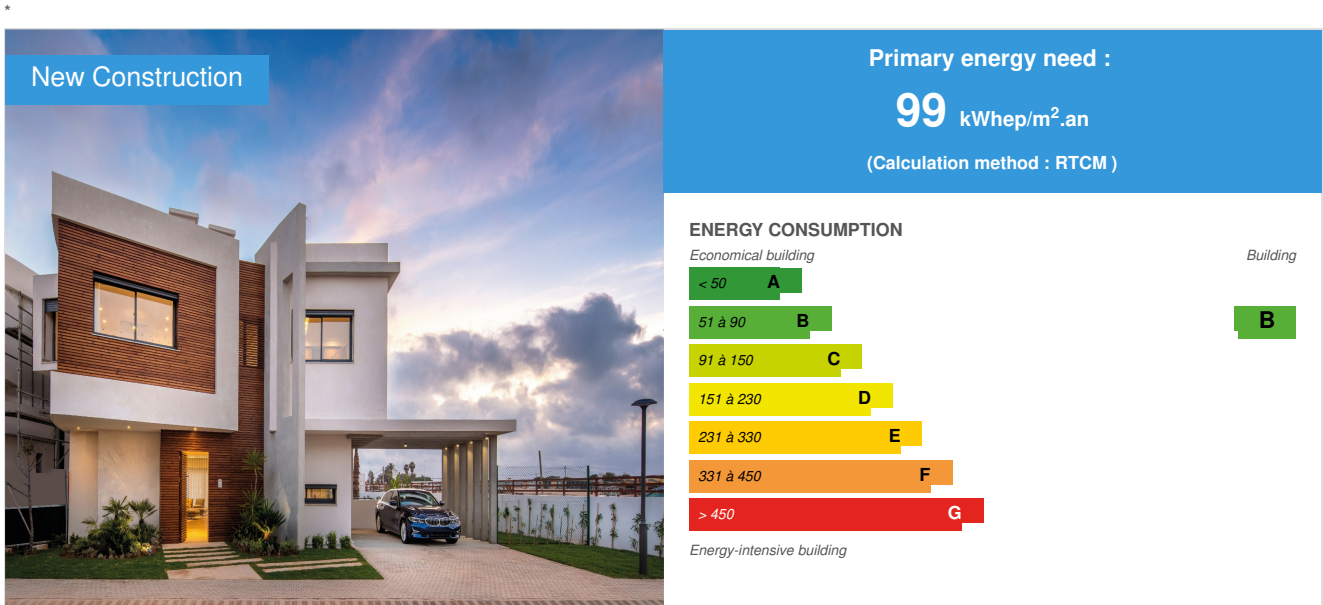


Earth Ocean

by Ayoub IDELKAID / 2021-03-24 15:54:10 / Maroc / 7561 / FR



Building Type : Isolated or semi-detached house
Construction Year : 2018
Delivery year : 2020
Address 1 - street : Boulevard de Biarritz 20000 CASABLANCA, Maroc
Climate zone : [Csa] Interior Mediterranean - Mild with dry, hot summer.

Net Floor Area : 130 000 m² SRE

Certifications :



General information

The Terre Océane residence run by Yamed Capital is located southwest of Casablanca, in the district of Anfa. The project is **HQE Level: Exceptional** certified, based on the Cerway "HQETM Residential Building Environmental Performance" standard, version of October 15, 2014.

The project contains 82 luxury villas as part of a subdivision. The major particularity of this large-scale operation is the pleasant living environment as well as the qualitative environment offered to buyers. Thus, a major effort has been made in terms of landscaping to better enhance the immediate surroundings of the site and enrich the landscaped heritage of the subdivision.

Data reliability

3rd part certified

Photo credit

Stakeholders

Contractor

Name : Yamed Capital
Contact : Yahya SOBTI

Construction Manager

Name : BOHSINA Architecte
Contact : Khalid et Rachi BOHSINA

Stakeholders

Function : Assistance to the Contracting Authority
INJAZ Invest

Owner approach of sustainability

Yamed Capitale has decided to carry out its projects following a sustainable construction approach as well as the High Environmental Quality approach followed in the Construction of the "TERRE OCEANE" project.

The choice of the HQE approach to achieve a Building Environmental Performance (PEB) is in line with the Sustainable Development policy of the Kingdom of Morocco, Yamed Capitale and its partners.

Architectural description

The environmental challenges of the Terre Océane project are reflected in:

- asset management (durability, adaptability, upkeep, maintenance, operating cost);
- environmental protection (preserving resources, reducing pollution, reducing waste);
- comfort (users, other interested parties);
- the health of users.

Energy

Energy consumption

Primary energy need : 99,00 kWh_{ep}/m².an

Primary energy need for standard building : 120,00 kWh_{ep}/m².an

Calculation method : RTCM

Final Energy : 78,44 kWh_{ef}/m².an

Breakdown for energy consumption :

46%: Heating and Air conditioning,
21%: Domestic hot water,
17%: Lighting,
16%: Ventilation and auxiliaries.

Envelope performance

Envelope U-Value : 1,00 W.m⁻².K⁻¹

Real final energy consumption

Real final energy consumption/m² : 78,44 kWh_{ef}/m².an

Real final energy consumption/functional unit : 78,44 kWh_{ef}/m².an

Renewables & systems

Systems

Heating system :

- Heat pump
- Electric radiator

Hot water system :

- Individual electric boiler

Cooling system :

- Reversible heat pump

Ventilation system :

- Free-cooling
- Single flow

Renewable systems :

- Heat pump

Environment

GHG emissions

GHG in use : 24,00 KgCO₂/m²/an

Methodology used :

Equivalent of consumption Kwhef / m² / year

Life Cycle Analysis

50% of structural and finishing elements have environmental impact indicators according to standard EN 15804 / ISO 21930

Water management

For any contact with water intended for human consumption, the products are chosen have ACS (Attestation de conform sanitary confinement) and are implemented in accordance with the regulations. Air quality measurements have also been carried out to verify the water quality. The water to be distributed complies with ISO 147 standard.

Indoor Air quality

41% of coatings in contact with indoor air are classified A + Emissions to air

Comfort

Health & comfort :

- All living areas have access to natural light and pleasant exterior views.

Acoustic comfort :

Particular attention has been given to sound insulation vis-à-vis the exterior, adjoining housing and technical equipment (ventilation and heat pump). The acoustic design was carried out on the basis of the relevant interior and exterior noise sources of the project.

Daylight factor : FLJ moy ≥ 2% en séjour et FLJ moy ≥ 1,5% dans les chambres

Costs

Urban environment

The Terre Océane residence is located on the edge of the Atlantic Ocean, between Boulevard Abdelhadi Boutaleb (Bd Abdelhadi Boutaleb R320) and Boulevard

de Biarritz. Entrance is at Boulevard Abdelhadi Boutaleb, between the "Mme Loula" and "Decomobil" bus stops and covers 13 hectares. It is located 800 m (walking distance) south of Morocco Mall, 5 km from the Anfa, CIL and Ain Diab districts for access to the city center, 40 km (30 min) from the international airport Mohamed V from Casablanca, 21 km from Bouskoura in the south-east (30min) and 14 km from Dar Bouazza in the south-west.

Land plot area

Land plot area : 130 000,00 m²

Built-up area

Built-up area : 25,00 %

Green space

Green space : 60,00

Building Environmental Quality

Building Environmental Quality

- indoor air quality and health
- biodiversity
- works (including waste management)
- acoustics
- comfort (visual, olfactive, thermal)
- energy efficiency
- maintenance
- products and materials

Contest

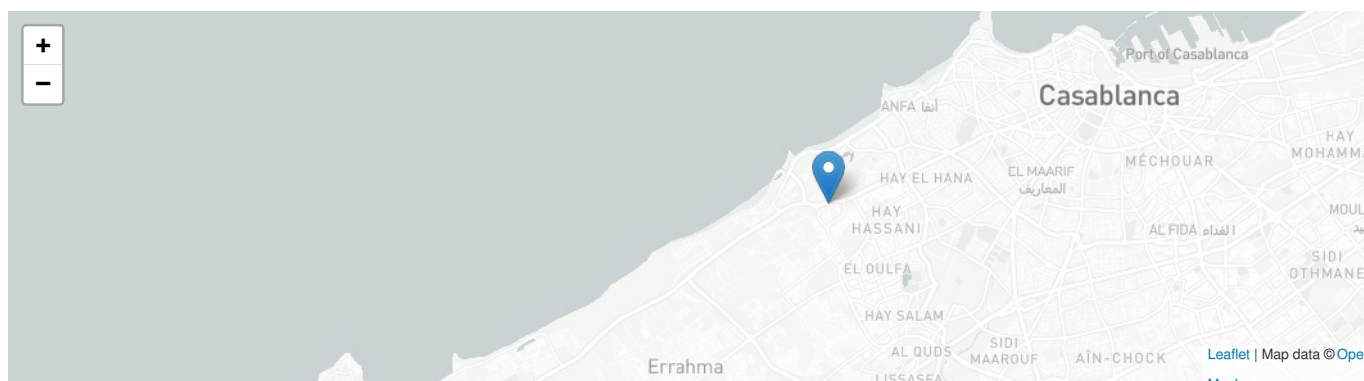
Reasons for participating in the competition(s)

- * Health and Comfort
- * Living environment
- * Biodiversity
- * Water quality
- * Energy / RTCM

Building candidate in the category



Santé & Confort



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