

Dockside Green

Victoria, British Columbia, Canada



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Size:

23 acres, 282 residential units

Dates:

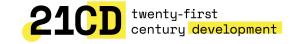
2009 - ongoing

Project Team:

Michael Tavel Architects, David Kahn Studio (Landscape Architect)

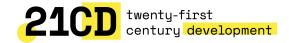
Goals & Strategies

Place	
Food	Goals: Goals not defined. Strategies: Urban agriculture, food truck locations.
Habitat	Goals: Goals not defined. Strategies: Indigenous planting in constructed wetlands. Roof gardens. Green roofs.
Transportation	Goals: Goals not defined. Strategies: Emphasis on public transportation for access to services. Bike infrastructure. Care share co- op. Preferred parking and charging stations for electric vehicles. Access to public transport.
Water	
Water	Goals: Goals not defined. Strategies: Wastewater treatment plant. Consumption meters in each unit. 65% reduction in consumption compared to similar conventional projects. Constructed wetlands for wastewater. Greywater recycled for non-potable use.
4 Energy	
Energy	Goals: Net energy producer. Residential units 50% more efficient than code. Strategies: LEED Platinum. LEED for Neighborhood Development. 50% higher efficiency than CMNEC. Biomass plant. Cogeneration. Individual metering. Heat recovery ventilation. Natural gas backup. Carbon footprint monitors. Resident education.

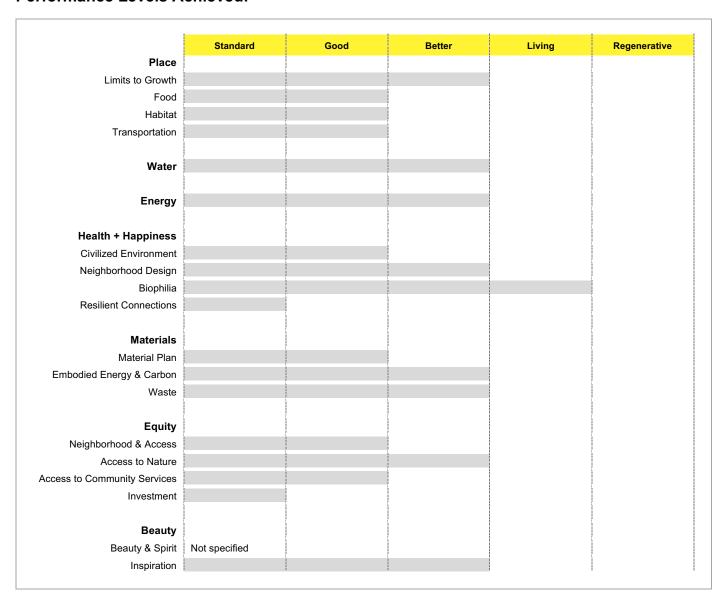


中 Health + Happiness (Details not provided by researchers)	
Materials	
Material Plan	Goals: Goals not defined. Strategies: LCAs for materials.
Embodied Energy & Carbon	Goals: Goals not defined. Strategies: Reduce construction waste. Use recycled material with low embodied energy. 40% flyash concrete.
Waste	Goals: Goals not defined. Strategies: Sewage treatment plant for 100% of site sewage. Recycling. Reuse of construction materials.
Equity	
Neighborhood & Access	Goals: 10% affordable units. Strategies: Strategies not reported.
Access to Nature	Goals: Goals not defined. Strategies: Biophilic design. Access to waterfront.
Access to Community Services	Goals: Goals not defined. Strategies: Mixed-use development creating close access to services.
Beauty	(Details not provided by researchers)

> See next page for Performance Levels achieved



Performance Levels Achieved:



Sources:

https://docksidebybosa.com/

https://www.terrain.org/unsprawl/25/

http://docksidegreenenergy.com/

*Note: This case study was developed using found information.

21st Century Development is a model for the creation of regenerative communities that strives to provide a healthy environment for all people and living systems now and in a dynamic future.

The initiative is created and supported by a partnership of AIA Minnesota, the Center for Sustainable Building Research, Colloqate Design and The McKnight Foundation.







