



**GREEN
BUILDING
COUNCIL**
SOUTH AFRICA

2019

Champion the transformation

As a member of the GBCSA, your company plays a critical role in transforming the South African built environment.

Join a network of industry leaders and pioneers, collectively supporting the green building cause and accelerating the development and adoption of best practices.

Membership Categories & Fees

Membership fees are paid annually and are structured as below for 2019. Note: fees are based on one individual company and are inclusive of VAT.

Type	Low - High End	Annual Fee Incl VAT	Type	Low - High End	Annual Fee Incl VAT
Commercial Property Developers (Annual Turnover)	Up to R20 mil R 20 - R50 mil R 50 - R100 mil R 100 - R250 mil R 250 mil plus	R 9 890 R19 492.50 R34 672.50 R47 955 R67 045	Building Product Manufacturers and Distributors (Annual Turnover)	Up to R20 mil R 20 - R50 mil R 50 - R150 mil R 150 - R500 mil R 500 mil plus	R 9 890 R19 492.50 R34 672.50 R47 955 R67 045
Investors and Owners, Property Managers (Total Asset Value)	Up to R50 mil R 50 - R100 mil R 100 - R500 mil R 500 - R2 000 mil R 2 000 mil plus	R 9 890 R19 492.50 R34 672.50 R47 955 R67 045	Professional Services - Architects, Designers, Engineers, Quantity Surveyors, PM's, Legal Consultants, (Total Employees)	1 - 5 Employees 6 - 20 Employees 21 - 50 Employees 51 Plus Employees	R 3 162.50 R 9 890 R19 492.50 R34 672.50
Major Corporate Tenants and Retail (Annual Gross Rentals)	Up to R1 mil R 1 - R5 mil R 5 - R15 mil R 15 - R25 mil R 25 mil plus	R 5 060 R14 605 R28 865 R38 410 R57 500	Research, Higher Education and NGO's, Regulators	NGO Edu/Higher Edu/Regulators	R 5 060 R14 605
Building Contractors (Annual Turnover)	Up to R20 mil R 20- R50 mil R 50- R150 mil R 150- R500 mil R 500 mil plus	R 9 890 R19 492.50 R34 672.50 R47 955 R67 045	Related Interests: Utilities, Financial, Insurance, etc (Annual Turnover)	Up to R50 mil R 50 - R150 mil R 150 - R500 mil R 500 - R2 500 mil R 2 500 mil plus	R 9 890 R19 492.50 R34 672.50 R47 955 R67 045
			Government (Level)	Municipality Metropolises Provincial Gov Dept Central Gov Dept National Gov Dept	R 9 890 R19 492.50 R34 672.50 R47 955 R67 045

Rating Tools

Fly your green flag

Three reasons why a rating system is important

1.

It allows for an independent assessment of a building's sustainability characteristics on an international platform, against international benchmarks.

2.

Buildings and portfolios with independent green building ratings are proven to be more efficient, in higher demand and carry higher valuation potential.

3.

It provides a measurable opportunity to demonstrate industry leadership.

EDGE

EDGE (Excellence in Design for Greater Efficiencies) is a user-friendly green rating system in the form of online software and a network of professionals. EDGE determines the financial viability of a home's potential to save energy and water in operation and reduce embodied energy in construction materials. Each EDGE application is prepared by the owner or developer, verified by an EDGE Auditor for compliance and certified by the GBCSA.

EDGE Project Certification Fees		Fee for GBCSA Members		Fee For Non-GBCSA Members	
Range (number of units in project)		1. Base fee & prelim certification fee (incl VAT)	2. Post construction fee per submission (incl VAT)	1. Base fee & prelim certification fee (incl VAT)	2. Post construction fee per submission (incl VAT)
1	NA	R16 000	R16 000	R20 000	R20 000
2	50	R21 000	R37 000	R26 250	R46 250
51	100	R37 000	R37 000	R46 250	R46 250
101	200	R69 000	R37 000	R86 250	R46 250
201	300	R100 000	R37 000	R125 000	R46 250
301	500	R148 000	R37 000	R185 000	R46 250
501	1000	R196 000	R37 000	R245 000	R46 250
1001	and greater	R292 000	R37 000	R365 000	R46 250

(applicable from 1 January 2019)

- * Applicable for projects with 4 or less typologies
- * Post construction fees are due before final certificates are issued
- * Additional T&C's apply

Green Star New Buildings/ Major Refurbishments

The tool assesses the environmental impact of a project's site selection, design and construction.



The certification awarded may be granted as "Design" or "As Built" or both, dependant on the building's life stage.



It is applicable across office, retail, multi-unit residential, public and educational building sectors.

Project Area (by GLA)	Member (Incl. VAT)	Non-Member (Incl. VAT)
← 1 500m ²	R55 000	R69 000
1 500 - 2 499m ²	R74 000	R103 000
2 500 - 4 999m ²	R98 000	R134 000
5 000 - 9 999m ²	R114 000	R154 000
10 000 - 19 999m ²	R146 000	R188 000
20 000 - 39 999m ²	R172 000	R220 000
40 000 - 69 999m ²	R196 000	R250 000
→ 70 000m ²	R220 000	R290 000

Green Star Interiors

This tool assesses the sustainability attributes of interior fit-outs across a broad range of tenancies, including office, retail and hospitality.



It encourages reduced environmental impact of interior projects and promotes increased productivity and enhanced occupant health and well-being.

Project Area GFA	Member (Incl. VAT)	Non-Member (Incl. VAT)
← 500m ²	R56 000	R73 000
500 - 2 499m ²	R62 000	R82 000
2 500 - 4 999m ²	R69 000	R93 000
→ 5 000m ²	R76 000	R102 000

Green Star Existing Building Performance

This tool assesses the environmental performance for a range of existing buildings.



It promotes and rewards efficient building operation and management to maintain optimal performance.



It further allows for and encourages a mutually beneficial relationship between building owner and tenant.

Project Area GFA	Member (Incl. VAT)	Non-Member (Incl. VAT)
← 4 999m ²	R56 000	R73 000
5 000 - 19 999m ²	R62 000	R82 000
20 000 - 69 999m ²	R69 000	R93 000
→ 70 000m ²	R76 000	R102 000

Energy Water Performance Tool

This mini-tool allows building and portfolio managers to benchmark their existing office building's energy and water consumption against an industry mean.



Making up 40% of the Existing Building Performance tool, EWP is also available as a separate certification.

Energy Water Performance (EWP)

Project Area GFA	Member (Incl. VAT)	Non-Member (Incl. VAT)
All sizes (office building only)	R15 000	R19 000

Green Star Sustainable Precincts

Certification Fees	Member (Incl. VAT)	Non-Member (Incl. VAT)
Base fee for all projects. Projects < 50 000m ² will not have any additional fees beyond the quoted fees in this row.	R230 000	R290 000
Projects > 50 000m ² will have additional fees for the m ² that exceeds the 50 000m ² . (i.e. the site area minus 50 000m ²)	30 cents/m ² Cap of R475 000	43 cents/m ² Cap of R600 000

For example, the total Member fee for a project with a site area of 80 000m² will be calculated as per the below:
 Base fee + Additional fee = R230 000 + ((80 000m² - 50 000m²) x 30 cents/m²) = R260 030

Net Zero

Project Certification Fees	Member (Incl. VAT)	Non-Member (Incl. VAT)
Per Certification	R18 000	R24 000

Note: These fees include the costs of plaques.
 Prices are per certification i.e. per Carbon or Water or Waste or Ecology – certifying all four will cost R18 000 for members or R24 000 for non-members.

Green Star Accredited Professional

Green Star Accredited Professional Training

As a registered Green Star SA Accredited Professional, you will be recognised as a professional with a greater understanding of environmental issues related to the built environment and property industry.

Participants must complete a three component programme, this includes online, face-to-face and exam components.



Participants must choose an area of interest relating to the rating tool on offer: New Buildings, Interiors, Existing Buildings Performance or Sustainable Precincts.

Rate	Student Rate (Incl. VAT)	Member Rate (Incl. VAT)	Non-Member (Incl. VAT)
Full Day Workshop Rates	R3 235	R3 628	R4 818
AP Online Rates	R1 815	R2 154	R2 835
Exam	R 570	R1 250	R1 590
Total Cost (individually purchased)	R5 620	R7 032	R9 243
Packaged Rates	R5 440	R6 235	R7 940

We work with you to tailor workshops and courses to inspire your team and your budget.

EDGE Expert

EDGE Expert Training

An EDGE Expert influences a client's decision to design and build green, working closely with or within the design team. By using the EDGE software, an EDGE Expert provides a cost-benefit analysis of green concepts, systems and solutions that best match the client's aspirations. For clients wishing to certify their projects, an EDGE Expert instils confidence that a project meets the EDGE standard. This is the first step in becoming an EDGE auditor.

**MEMBER
 COST | R3 630
 incl. VAT**

**NON MEMBER
 COST | R4 820
 incl. VAT**

Member Benefits

By becoming an active member of the Green Building Council SA, you and your company can access the extensive networks, resources and services at your disposal to help realise your green goals. We provide the scaffolding to support your mandate. Together, we will play a role in inspiring a built environment in which people and planet thrive.

Brand Alignment and Marketing Collateral

- › Use of the Green Building Council SA member logo on all communications – website, emails, promotional materials, letterhead etc.
- › Opportunity for exposure in the member newsletter sent to 7000+ subscribers.
- › Opportunities for the GBCSA team to work more closely in assisting your business strategy eg: marketing support in celebrating our members' notable green achievements.

Networking and Events

The Green Building Council, in partnership with our members organize various events throughout the year.

- › Planet Shaper events for like-minded members showcase new innovations and research and provide great networking opportunities.
- › Planet Shaper building tours of Green Star or EDGE certified buildings.
- › Our Green Building Convention is THE networking event of the year and our line-up of speakers combine local experience and developments with the most innovative international trends.

Preferential Pricing

- › Discounted Green Star and EDGE building certification pricing.
- › Preferential pricing on member event, convention and educational courses.

Education and Knowledge Sharing

- › Preferential pricing on bespoke and public education courses.
- › Access to technical manuals, support documents and digital publications (we recommend that product manufacturers / distributors familiarise themselves with the Green Star technical manuals in order to understand how their product portfolio can address the needs of the market and consequently how to position themselves).
- › Free copies of the GBCSA +Impact magazine.

By taking advantage of the many benefits and networking opportunities on offer you will get the most out of your membership.

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