

# Oakland Park

563 Memorial Drive  
Atlanta, Georgia

To provide a high performance, healthy living environment at current market rates.

To achieve LEED standards and goals in a cost effective manner.



## SUSTAINABLE FEATURES

### For Your Community

Bamboo flooring, a rapidly renewable resource known for its beauty and durability will be featured in each unit.

Transit oriented location within walking distance to MARTA rail lines, and multiple bus routes less than one block away.

High Density area – within 5 minute walking distance to many service related businesses, including restaurants, banks, grocery stores, parks, cleaners, churches, and more.

Structural parking provides shade to keep cars cool, and reduces the heat island effect.

One of the only condominium high rises in Atlanta which offer recycling options to the residents.

Over 900 tons of construction waste recycled and still counting.

### For Your Health

Large operable windows provide natural ventilation, allowing for stunning views and ample daylight in each unit.

Bike racks provide residents, tenants and visitors easy non-vehicular access.

Low volatile organic compound (VOC) paints, sealants and adhesives are used throughout, helping ensure healthy indoor air.

### For Your Wallet

Steel and concrete construction and highly efficient windows, appliances and lighting provide energy efficient living and effective sound barriers between floors.

Careful fixture selection maintains high performance while reducing water consumption over 30%.



## QUICK FACTS

### **Location:**

Atlanta, Georgia  
563 Memorial Drive

### **Developer:**

Oakland Park  
Development LLC  
A Melaver Inc. And  
Urban Realty Partners  
Partnership

### **Contractor:**

Catamount Residential  
Constructors

### **Architect:**

Surber Barber Choate  
& Hertlein Architects

### **Completed**

September, 2007

### **Size:**

No. Of Units: 65

### **Available Retail:**

6,400 SF

### **Website:**

OaklandParkAtlanta.com

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## The Project Team

**The Purpose of LEED Design is to provide a clear and concise green standard for building construction methods used throughout the world.**

### **Owner/Developer**

Oakland Park Development, LLC  
A Melaver, Inc. and  
Regent Partners Partnership

Melaver, Inc.  
114 Barnard St., Suite 2B  
Savannah, Georgia 31401  
912.236.0781

Regent Partners  
3348 Peachtree Road  
Suite 1000  
Atlanta, Georgia 30326  
404.364.1400

### **General Contractor**

Catamount Residential Constructors  
20 Mansell Court East, Suite 100  
Roswell, Georgia 30076  
770.518.2800

### **Architect**

Surber Barber Choate & Hertlein Architects, P.C.  
1776 Peachtree Street NW  
Suite 700 South  
Atlanta, Georgia 30309  
404.872.8400

### **About USGBC**

The U.S. Green Building Council is the nation's leading coalition of corporations, builders, universities, government agencies, and nonprofit organizations working together to promote buildings that are environmentally responsible, profitable and healthy places to live and work. Since its founding in 1993, the Council has grown to more than 11,000 member companies and organizations, a 90-person professional staff, a broad portfolio of LEED products and services, the industry's popular Greenbuild International Conference and Expo, and a network of 75 regional chapters.

### **LEED® Technical Assistance**

Melaver, Inc.  
114 Barnard St. Suite 2B  
Savannah, Georgia 31401  
912.236.0781

### **Commissioning Agent**

BVM Engineering  
834 Inman Village Parkway NE  
Suite 230  
Atlanta, Georgia 30307  
404.806.7406

## LEED FACTS

The **LEED** (Leadership in Energy and Environmental Design) Green Building Rating System is a feature-oriented rating system where credits are earned for satisfying specified green building criteria.

The five major environmental categories of review include: Sustainable Sites, Water Efficiency, Energy & Atmosphere, Materials & Resources, and Indoor Environmental Quality.

The LEED standard has been adopted nationwide by federal agencies, state local governments, and interested private companies as the guideline for sustainable building.

Members of the U.S. Green Building Council representing all segments of the building industry developed LEED and continue to contribute to its evolution.