



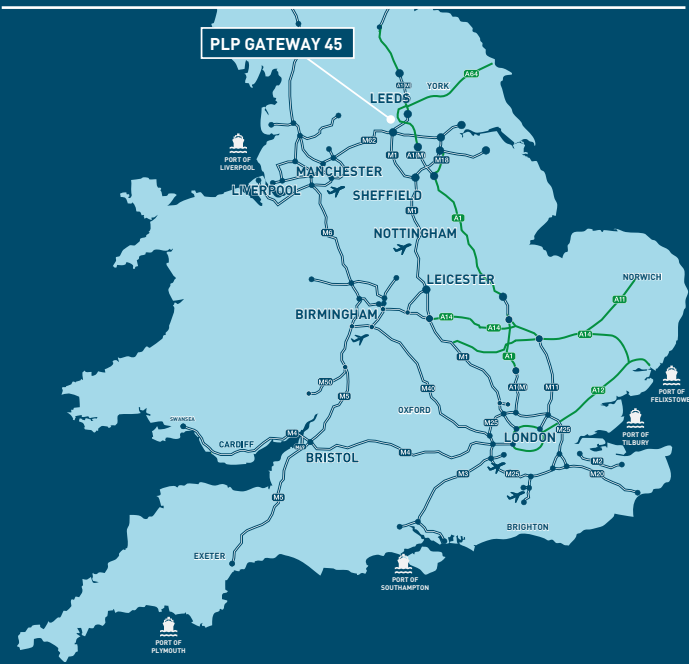
DELIVERING SUSTAINABLE DEVELOPMENTS



PLP GATEWAY 45 CASE STUDIES

Size: 2,001,543 sq ft
Sat Nav: LS9 0PS
Completion: June 2022
Development: Consented pre-let

The largest distribution scheme in the **Leed's city region** with immediate access to **M1 J45**.
PLP Gateway 45 has been developed to deliver a **44.1% reduction in CO2 emissions** over Part L.



Pre-let, single-unit scheme



Total unit area **185,950 sq m**



Largest distribution scheme in Leeds



44.1% reduction in CO2 emissions over part L requirements.

ENERGY EFFICIENT OPERATION



PV panels - 100% coverage



BREEAM Very Good



EPC A rating



Air source heat pumps used for heating and cooling for occupied areas



LED lighting

INVESTING IN A SUSTAINABLE FUTURE: ENVIRONMENT & COMMUNITY



274,000 local public transport contribution



Regeneration of former sewage treatment works site. Including removal of extensive below ground structures



Wyke Beck restoration and upgrade of landscape corridor and beck



Installation of a new 30m bridge



Reclamation and remediation of underground coalmining measures and workings. Including pressure grouting



REDUCING CARBON CONSTRUCTION



10-15% carbon saving due to efficiencies in site set up and operating



10 - 20% carbon saving due to use of green energy supply chain during construction