



CARBON NET ZERO DEVELOPMENT



PLP METRO 190 CASE STUDY

Size: 190,669 sq ft
Sat Nav: M17 1PG
Completion: Q4 2021

Prime urban logistics facility located in the heart of Trafford Park. Metro 190 has been delivered to target **Net Zero Ready** in line with the **UKGBC Net Zero Carbon Buildings: A Framework Definition**. Modelled using OneClick LCA software, **carbon construction has been reduced by 16.6%*** and future proofed for operational carbon reduction through its **all-electric building** services strategy and **building fabric efficiency**.

*Life stages A1-A3

1,319 tCO2 (approx. 11%) was saved while building PLP Metro 190



Site area **33,590m²**



Estimated total carbon to be saved / offset: **6,012 tCO2**



Floor area 190,660 sq ft / 17,713m²



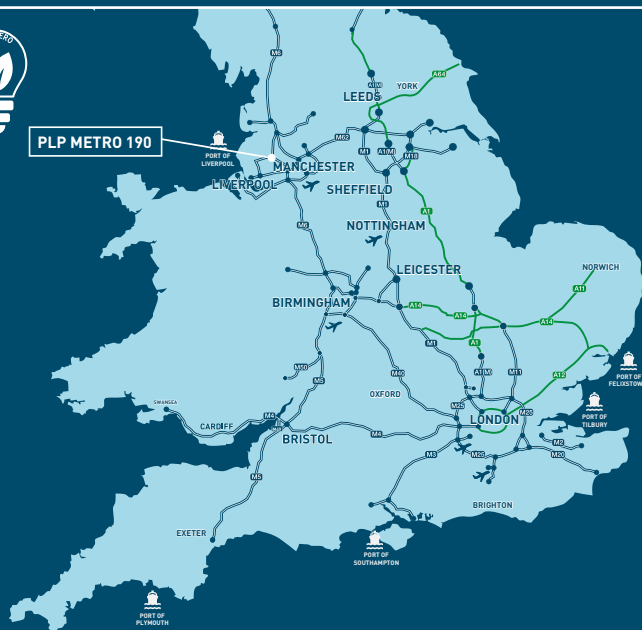
Embodied carbon performance of 568 kgCO₂/m², **surpasses the RIBA Climate Challenge** targets for new build non-domestic (offices)



18 dock level and 2 level access doors



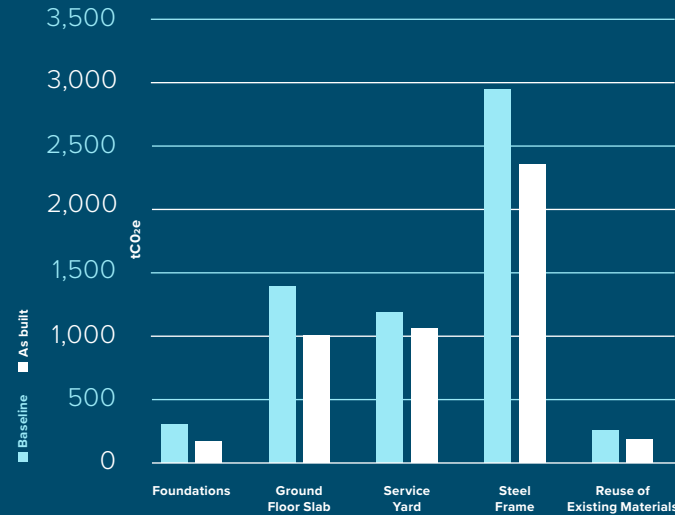
PLP METRO 190



ENERGY EFFICIENT OPERATION

- All electric building service strategy
- Air source heat pumps
- Target EPC A rating
- BREEAM Very Good
- Secure cycle parking
- EV charging
- 134kWp 644m² Solar PV array
- Air tightness of 2.88 m³/(h.m²) at 50 Pa
- LED lighting

REDUCING CARBON CONSTRUCTION



- 30% GGBS** cement replacement within the concrete foundations
- 30% GGBS** cement replacement within the concrete yard
- Procurement of British steel which contains an average of **20% recycled content**
- 9,500 m²** of site-won concrete and asphalt used in construction
- Total saving of **1319 tCO₂** (approx. **11%**)

INVESTING IN A SUSTAINABLE FUTURE: CARBON OFFSET PROJECTS

- 50% Global Renewable Energy, to support the drive towards a low carbon future
- 50% in Cookstove Project Ghana, creating a market for fuel efficient cookstoves that improve health and reduce emissions

