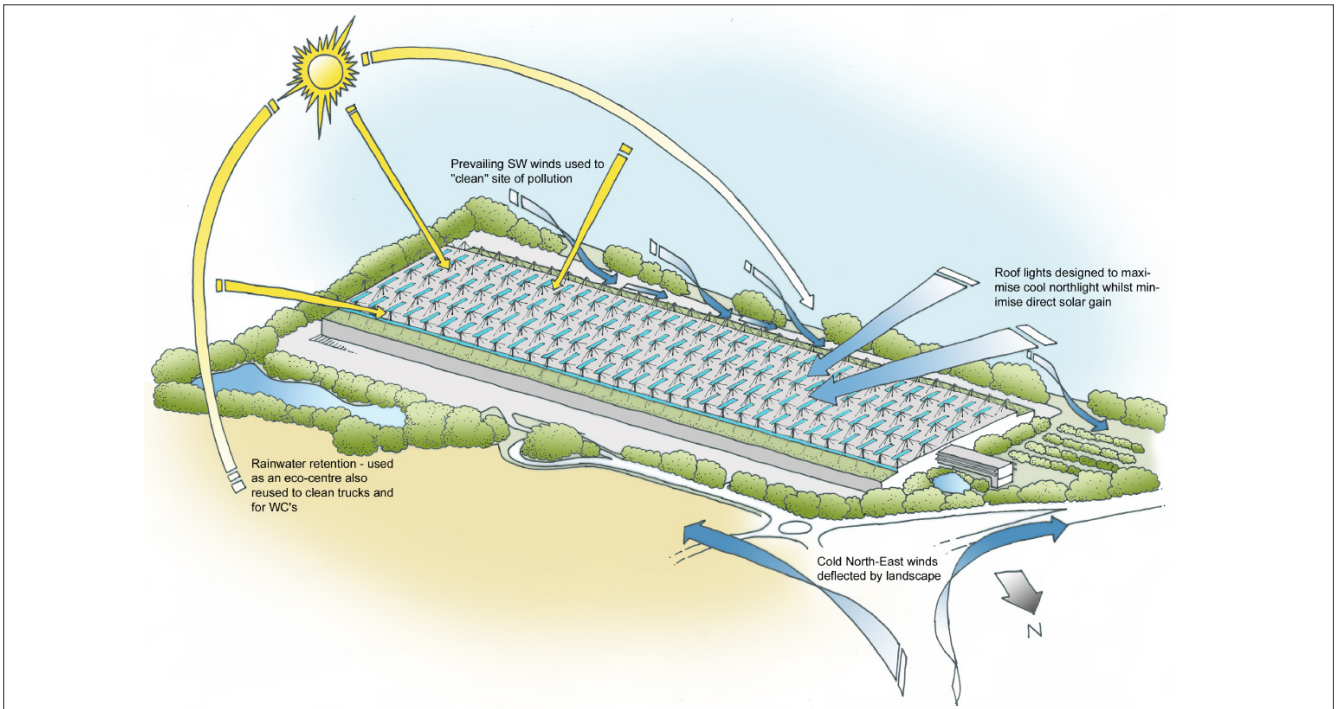


BATTLE McCARTHY®

Consulting Engineers & Landscape Architects



PROJECT:
ProLogis Bradford

CLIENT:
ProLogis/Marks & Spencers

ARCHITECTS:
Stephen George & Partners

BM SERVICES:
Sustainability consultants

AREA:
100,000m²

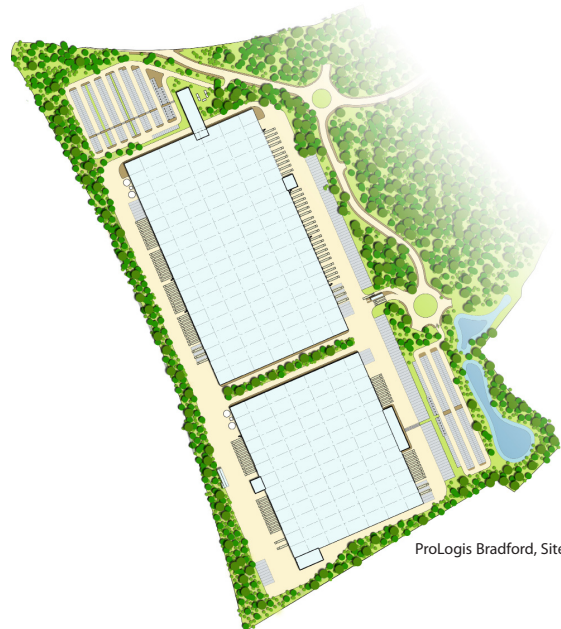
DATE OF COMPLETION:
2010

DESIGN BRIEF

Battle McCarthy have supported ProLogis in delivering planning for this new distribution centre. It is an ultra low carbon building in operation. In particular, Battle McCarthy have:

- Supported ProLogis in their committed to provide Marks and Spencer's and its stakeholders a benchmark sustainable solution for the site.
- Recognised that ProLogis places the highest priority on the delivery of sustainable solutions for its customers and looks to develop projects of the highest standard through adoption of its "Sustainable Development Framework".

- Assisted ProLogis in recognising that the impact of one of its developments goes far beyond the site boundary and that it has a responsibility to look for solutions that benefit the community at all levels: Global, National, Regional, Neighbourhood and Local.



ProLogis Bradford, Site Plan

BREEAM Pre-Assessment - Very Good
Plant Positive in Construction
Improved working environment

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DESIGN INITIATIVES/ACTIONS UNDERTAKEN

In setting the design objectives, Battle McCarthy have particularly looked at how Marks and Spencer can deliver their Plan A targets:



1. Ultra Low Energy, Low Resource

We aim to create a development that exceeds expectations in energy, carbon and water savings, providing:

- A significant reduction in conventional energy use
- A significant reduction in water consumption



4. Planet Positive™ - Carbon Negative
ProLogis is committed to delivering buildings that have a net positive impact on the environment, society and the economy.

- Beyond carbon neutral – Planet Positive™
- Source carbon from supply chain
- Pass on carbon offsets to Mark and Spencers



2. Sustainable Site Design

Our solution will build on existing landscape and ecological opportunities. We pledge to:

- Create ecological resource
- Build a Sustainable Urban
- Drainage System (SUDS) to retain water, mitigate flooding and enhance the natural habitat
- Design for staff well being, health and recreation



5. A New Benchmark

- BREEAM excellent
- Best practice design
- Plan A +
- Triple Bottom Line Solution



3. Innovative Structure

A solution that reflects the operational issues and provides ways to integrate with them efficiently:

- Cradle to cradle design
- Minimum weight solution
- Minimum volume
- Maximum flexibility
- Robust and long life



6. Bringing Community Benefits

We will reach out to the community and respond to their needs by:

- Developing the scheme in consultation with local residents
- Reducing the height and mass of buildings
- Bringing new jobs and wealth to the areas
- Engage with local schools

