

Fradley Park DC2 Development Certification



Date of issue: 15 June 2022



Our shared vision. We see a world where we all contribute to a thriving planet and are a collective force for good.

Planet Mark is a sustainability certification for every type of organisation and for real estate. Our certification recognises continuous improvement, encourages action and builds an empowered community of like-minded individuals who make a world of difference.



PlanetMark
Certified.

Empowering
change
for a *BRIGHTER*
future.



Sustainable change, in three *SIMPLE* steps.

Measure

We measure your whole-life carbon emissions in relation to a notional baseline.

A lifecycle assessment (LCA) of each building is measured and conducted by a Planet Mark approved LCA consultant. Third party verification from Planet Mark adds rigour to the LCA calculation and provides a clear, digestible breakdown of your carbon footprint.

Engage

We engage your stakeholders to raise awareness of sustainability.

Planet Mark certification includes a local community engagement programme which links your development to local schools. We will also co-host workshops to engage your supply-chain, professional team, main contractor, developer and occupier.

Communicate

We champion your commitments to society and the environment.

We recognise the importance of communicating sustainability at every stage of the development process. To help make this happen, we provide a comprehensive package of materials and toolkits, to inspire site teams and workers and help them understand how they are supporting the sustainability objectives of your development.



Fradley Park DC2 has achieved the Planet Mark.



We've achieved the Planet Mark Development Certification.



#DecadeofAction



We are Planet Mark Certified

Measure

25,713 tCO₂e
Total carbon footprint.

13,277 tCO₂e
Total embodied carbon.

12,436 tCO₂e
Total operational carbon.

-29%
Total carbon reduction.

-23%
Total embodied carbon reduction.

-35%
Total operational carbon reduction.

Completion Date: 23/05/2022
Certification Date: 15/06/2022

Carbon reduction compared to a business-as-usual baseline. Life Cycle Assessment completed by SBP, and verified by Planet Mark.



This is to certify that the whole life carbon footprint of Fradley Park DC2 has been measured and reduced.

Certification achieved: 15 June 2022



Engage

Engagement of local and global communities in sustainability.

+ 2 local schools received a sustainability workshop from Eden Project and certification to the Planet Mark for 1 year.

Communicate

Through communication of sustainability initiatives and performance at Fradley Park DC2, awareness of environmental and social impacts has been raised.

Empowering change for a brighter future.
The Planet Mark is a sustainability certification for every type of organisation, for products and real estate. Our certification recognises continuous improvement, encourages action and builds an empowered community of like-minded individuals who make a world of difference.

The Planet Mark theplanetmark



Executive summary.

25,713

tCO₂e verified carbon for
Fradley Park DC2



29%

total carbon reduction
(tCO₂e)



3,856

tCO₂e embodied carbon
saving



6,613

tCO₂e operational carbon
saving



16

attendees at Supplier
Engagement event



7

supply chain companies
certified to Planet Mark



133

students from 2 local
primary schools learning
about sustainability





Step one.

MEASURE





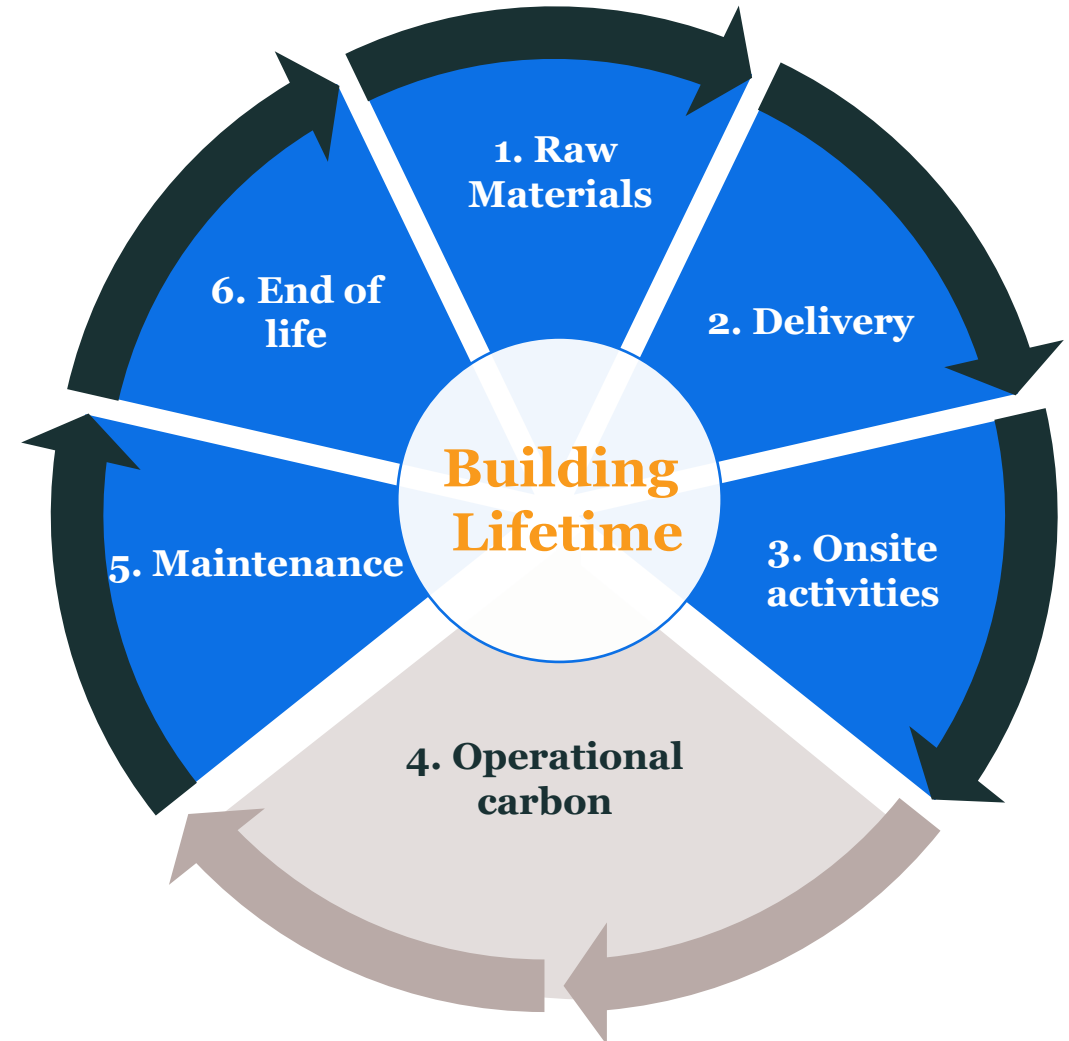
Whole-life carbon reduction.

A life cycle assessment (LCA) takes into account all the carbon from every stage of a building's life, from extraction of raw materials to end of life.

Embodied and operational carbon are calculated.

- Embodied carbon includes product, construction, repair, refurbishment and replacement from the use stage and end-of-life stages
- Operational carbon includes operational energy use only. The Planet Mark can be awarded to buildings that achieve a 2.5% reduction or more against a notional baseline.

The notional baseline is calculated using a comparative calculation of the building's LCA if sustainability initiatives had not been applied.





Your carbon reductions summary.

Fradley Park DC2.

	Embodied Carbon (tCO ₂ e)	Operational Carbon (tCO ₂ e)	Total Carbon (tCO ₂ e)	Total Carbon per m ² of GIA (tCO ₂ e/m ²)
Baseline	17,133	19,049	36,182	1.100
Actual	13,277	12,436	25,713	0.782
Difference	-3,856	-6,613	-10,469	-0.318
Difference (%)	-23%	-35%	-29%	

Embodied carbon includes product, construction, repair, refurbishment and replacement from the usage stage and end-of-life stages.
Operational carbon includes operational energy use only.

Table 1: Carbon footprint for Fradley Park DC2.



Your carbon reductions. Fradley Park DC2.

29%

total reduction against notional baseline

23%

reduction in embodied carbon

35%

reduction in operational carbon

Whole life Carbon Footprint for Fradley Park DC2

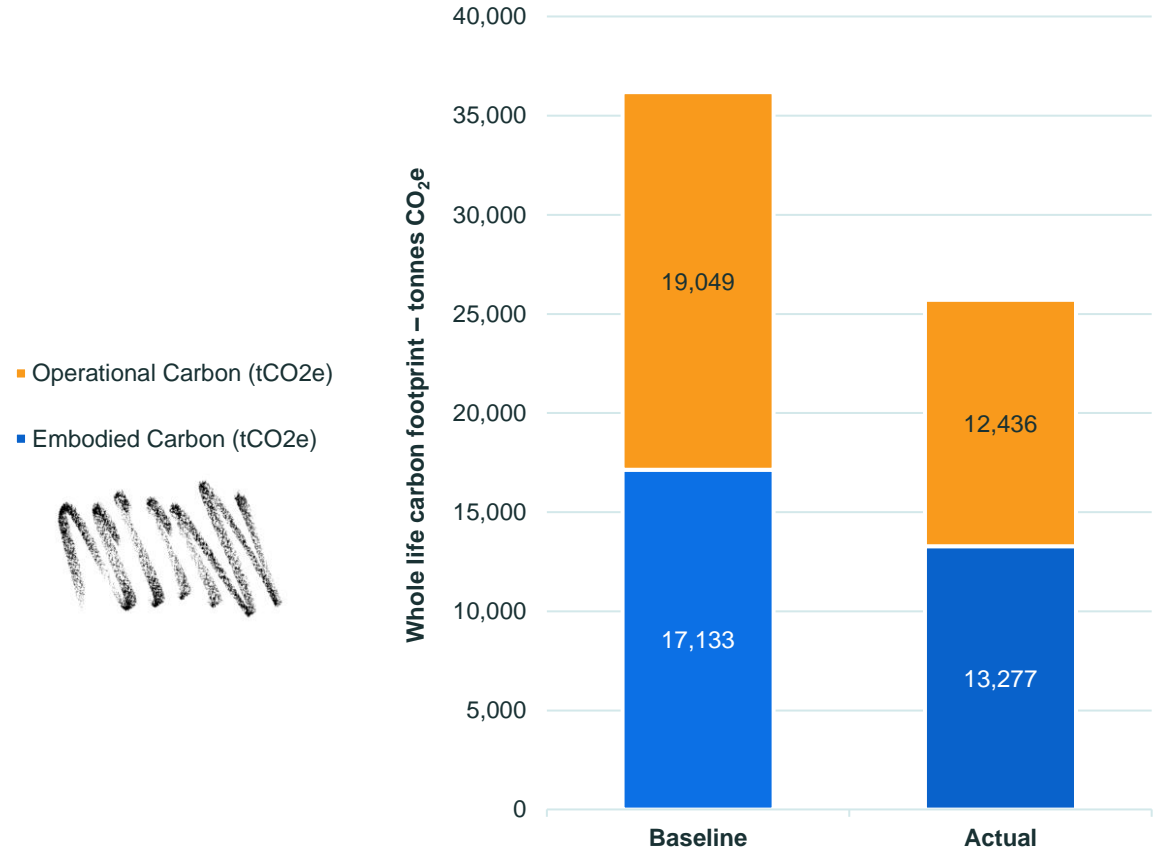


Figure 1: Comparison of whole life carbon footprint for Fradley Park DC2 against notional baseline.

From: SBP_Prologis Fradley Park DC2_SummaryLCARreport.pdf



Embodied carbon sustainability initiatives.

Fradley Park DC2.

Building element	Building component	Reduction measure	Reduction on baseline (%)
Foundations	Cut and fill	Onsite excavations were reused to level the ground avoiding disposal of site material	-14.4%
	Pad foundations	Pad foundations replaced Piling, 70% GGBS in concrete for pads	-8.3%
	Legato foundations	70% GGBS in concrete	-0.2%
Substructure	Ground floor slab – office	30% GGBS in concrete	-0.1%
Superstructure	CA Group Cerebus roof	Low profile twintherm curved roof, replacing a standing seam roof	-3.2%
	Upper Floor and Gatehouse Floor Slab	30% GGBS in concrete	-0.1%
External areas	Yard Area and Pedestrian Walkway	30% GGBS in concrete	-1.3%
Fit-out	Ceiling, Wall & Floor Tiles (includes carpet)	20%-45% recycled content	-0.1%
Onsite activities	Construction Waste	Waste Recycling Rate - 100% vs. BAU waste recycling rate	-4.0%

Table 2: Quantified embodied carbon reductions achieved per building element for Fradley Park DC2.

From: SBP_Prologis Fradley Park DC2_SummaryLCAR eport.pdf



Operational carbon sustainability initiatives. Fradley Park DC2.

Fradley Park DC2 achieved reductions in operational carbon in the 'as-built' Part L report.

Sustainability initiatives to reduce operational carbon include:

- LED lighting

Operational carbon (tCO₂e) for Fradley Park DC2

35%
reduction in
operational carbon

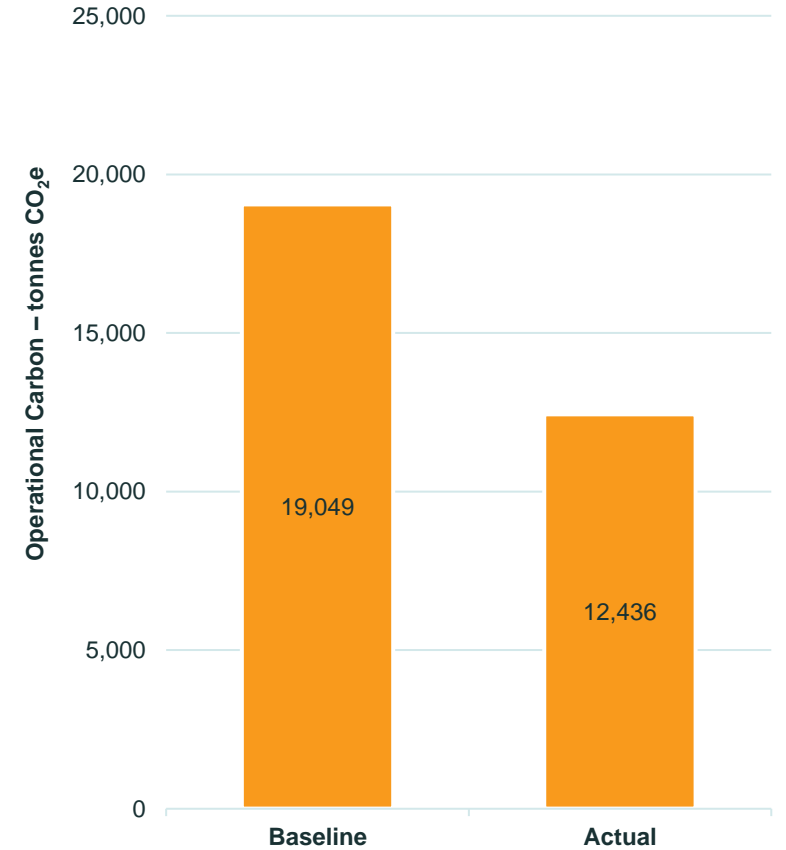


Figure 2: Comparison of operational carbon footprint for Fradley Park DC2 against notional baseline.

From: SBP_Prologis Fradley Park DC2_SummaryLCARreport.pdf



Your data quality score.

	Score	Definition
Timeliness	4	All the data was sent before the end of the deadline and there was no remaining questions to be clarified.
Data completeness	3	All the materials and activities within the boundary accounted for, no disclosure of exclusions.
Transparency	1	Data collection procedure not disclosed, partial or no disclosure of assumptions.
Data accuracy	2	Qualified estimate, few efforts to reduce uncertainties.



Data quality score

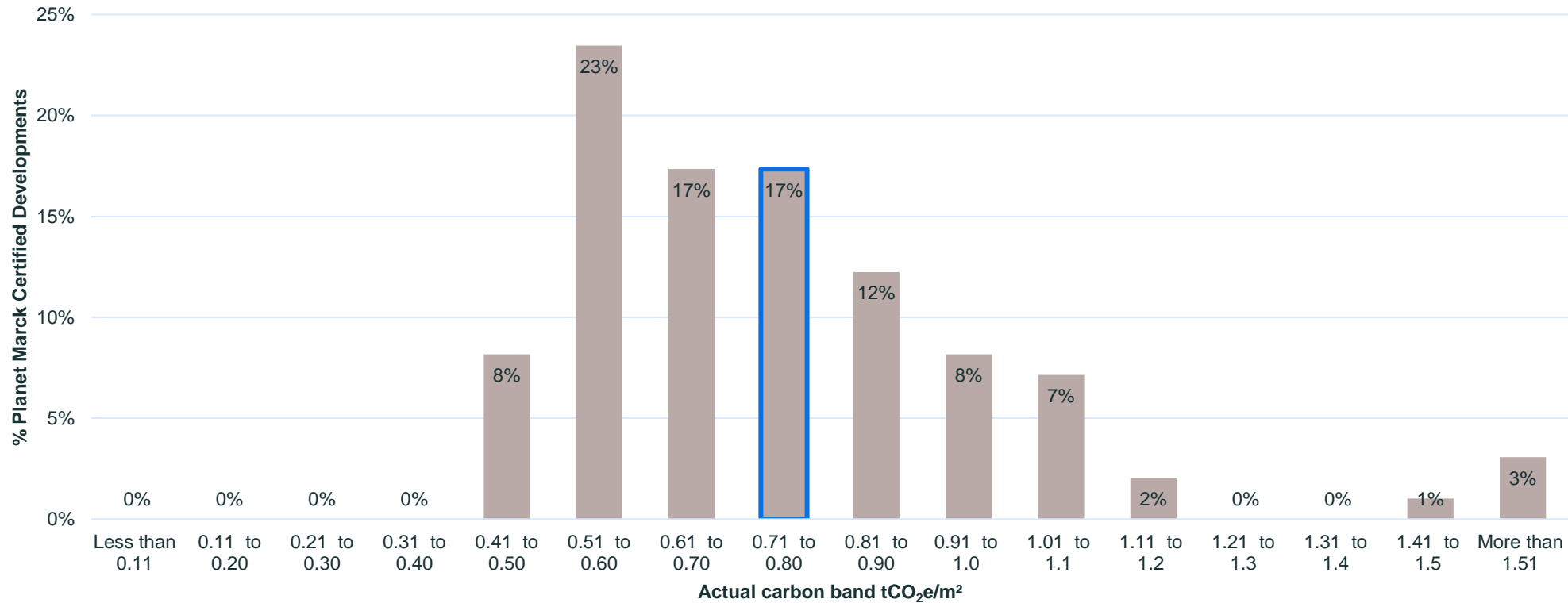
The data quality score provides an indication of data assurance when using information in this report in your business. Score for each category varies from 1 to 4 points.

As a way to improve your data quality score for future developments, it is recommended:

- Care should be taken to update the data in case of any changes take place. Onsite data was received only once in time for the beginning months. The remaining data from Feb - May 2022 needed chasing and required clarifications.
- Onsite data reporting should be made more relevant for assessment for inclusivity otherwise it can't be used and we have to rely on assumptions.
- Key evidence sources for materials were not provided i.e. concrete mix from suppliers. Onsite - original sources were not shared and there were no comments or explanations for the data i.e. what was being recorded, how it was recorded, the units of measurement, etc.
- The cut & fill strategy was updated at the time of works so the report was obsolete.
- Extra caution should be exercised for big items (at the least) i.e. groundworks, foundations, mainframe, warehouse slab, roofing and cladding and reported with evidence of data - procurement notes, receipts, delivery notes showing quantities delivered to site, etc. should be shared as evidence. If Bill of Materials is shared and is updated later, these should be clarified as soon as the update is made.



Benchmarking tCO₂e per m².



0.782
tCO₂e per m²

Your reduction band.

Fradley Park DC2 reduced its tonnes of carbon dioxide equivalent per square metre to 0.782 tCO₂e/m². 17% of developments with PlanetMark certification also reduced their tCO₂e per m² to between 0.71 and 0.80.



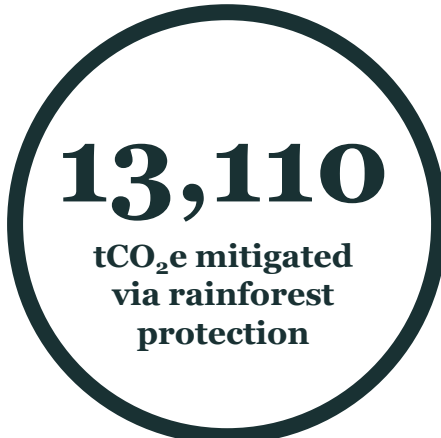
Carbon mitigation. Fradley Park DC2.

Unavoidable whole life carbon emissions have been mitigated by protecting rainforest...

With the support of award winning charity Cool Earth...

As embodied carbon is such a significant proportion of the whole-life carbon of distribution centres and warehouses, Prologis mitigates 100% of estimated whole life carbon associated with its new developments.

You can view the area of rainforest protected by Fradley Park DC2 on [Google Maps](#).



PROLOGIS IS TAKING SMART CLIMATE ACTION AND HELPING TO PROTECT THE WORLD'S MOST AT RISK RAINFOREST WITH THE CHARITY COOL EARTH

FRADLEY PARK DC2 IS PROTECTING 253 ACRES OF RAINFOREST, EQUIVALENT TO MITIGATING 100% OF ESTIMATED UNAVOIDABLE EMBODIED CARBON ASSOCIATED WITH THIS NEW DEVELOPMENT

COMMUNITY PARTNERSHIP SOLOLO

LOCATION SOUTHERN PAPUA NEW GUINEA

- 57,178 TREES PROTECTED**
- 82,637 TONNES OF CARBON STORED**
- 19,228,000 LITRES OF WATER PRODUCED ANNUALLY**
- 652 PEOPLE SUPPORTED**

COOL EARTH IS A NON-PROFIT ORGANISATION THAT WORKS ALONGSIDE RAINFOREST COMMUNITIES TO HALT DEFORESTATION AND CLIMATE CHANGE

SEE THE FRADLEY PARK DC2 AREA HERE

www.planetmark.com www.coolearth.org © Cool Earth - charity no. 1117978



Step two.

ENGAGE

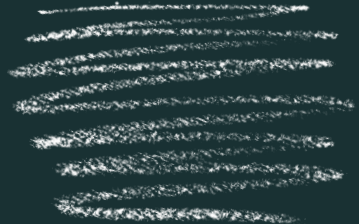




Supply chain.

Supplier meetings help to inform and engage the supply chain on sustainability, and better understand sustainability initiatives that have been applied to the new development.

The Launch meeting for Fradley Park DC2 was held on 1 December 2021 and had 16 attendees from the supply chain.



Developer
Certified since 2011



Main Contractor
Certified since 2011



Architect
Certified since 2019



Engineer
Certified since 2013



Carbon Mitigation
Certified since 2011



LCA Consultant



Verifier
Certified since 2013



Community
Certified since 2013



Community Engagement Programme.

Through the Planet Mark for Developments, Prologis is supporting sustainability programmes in local schools. The programme includes:

- **Planet Mark Certification:**

Measuring the school's carbon footprint, and engaging staff, students and parents in environmental sustainability in fun and interactive ways. It enables staff and student-led carbon reduction initiatives to save money and carbon from energy, water and waste and creates a legacy of sustainability awareness as students progress through education and careers

- **Eden Project Workshops:**

Curriculum-based programmes working with students both inside and outside of the classroom to help them connect with the environment. Eden Project's Education Team use a variety of age appropriate fun and engaging activities, including teachers as well as pupils, to encourage the continuation of sustainability education.



“The Planet Mark gives the Eden Project a fantastic opportunity to share its aim of connecting people with the living world and each other.”

Sam Kendall
Education Manager, Eden Project



Curdworth Primary School has achieved the Planet Mark.



27.6
total tCO₂e measured

1
acre of rainforest protected in Peru through
COOL EARTH

5
sustainable development goals achieved

Reporting year:

01 September 2020 - 31 August 2021

Reporting Boundary:

Curdworth Primary School, Farthing Lane, Sutton Coldfield B76 9HF

Emissions measured:

Electricity, T&D Losses, Natural Gas

Highlights:

Carbon footprint (tCO₂e) **27.6**
Per FTE staff and students **0.2**
Next reduction target. **5%**
Data quality score. **11 out of 16**

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We are Planet Mark Certified

Year 1.

27.6 tCO₂e
Total carbon footprint.

0.2 tCO₂e
Total carbon per staff & student.

We are committed to reducing our carbon emissions yearly so that together we can all halt climate change.

This is to certify that Curdworth Primary School has achieved the Planet Mark by reporting its carbon footprint and engaging its stakeholders.

Valid to: 30 November 2022

125
Staff & students.
We engage our employees and wider stakeholders to unlock their talent and knowledge to drive year on year progress in sustainability.

5
Sustainable Development Goals.
We recognise that transparent communication is essential for transformational change and we quantifiably contribute to 5 SDG's.

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Curdworth Primary School

2

workshops delivered by
the Eden Project

55

year 4, 5 & 6 students in
attendance

On 9 June 2022, Curdworth Primary School received their Eden Project workshops on ‘Rainforest Connections’ and ‘Climate Response’ ;

“This class were really engaged and Mrs Lugg managed them really effectively from her end in order to get the most out of the session.

They had already been doing some work on plastics which linked nicely to the learning in this session. We had a deep conversation about eating less meat and the benefits of planning hopping carefully in order to reduce wastage at home.

We talked at some length about how they can make a difference through contacting their MP and the role that MP’s have in representing the concerns and issues raised by their constituents.

A really positive session!

The group were unsure about rainforests and needed some simple introductions to the topics and what it was like in the forest and where rainforests grew. Once we got going they were full of ideas and wanted to know more.

They gave some of the best answers to my questions and asked some really thoughtful questions. Mrs Brown was really jolly and helpful and it was a great session.”

Eden Project Education Team



Minworth Junior and Infant School Planet Mark Certification is in progress.



Certification in progress

Reporting year:

01 March 2021 to 28 February 2022

Reporting Boundary:

Minworth Junior & Infant School, Water Orton Lane, Sutton Coldfield, B76 9BU

Emissions measured:

Electricity, T&D Losses, Natural Gas






Minworth Junior and Infant School

On 25 May 2022, Minworth Junior and Infant School received their Eden Project workshop on 'Rainforest Connections' ;

3
workshops delivered by
the Eden Project



78
year 4, 5 & 6 students in
attendance



"This group were great, 3 had visited Eden previously and at the beginning only 10 children felt connected to the rainforests. They asked lots of questions about Eden including did we have any animals and what were the Biomes made from. The class were really shocked at items like beef and aluminium coming from the rainforest and everyone loved learning about the chocolate chain. The teacher said that they certainly learnt lots and how we are linked to rainforests through our everyday lives. The group didn't seem to know about the role that Fairtrade plays in helping cocoa farmers. We talked about how it is empowering to know how we can help by thinking about what we buy in the shops. At the end everyone put there had up to feeling connected to the rainforests. A really positive session!

This group were also great, no one had visited Eden previously and at the beginning no one felt connected to the rainforest, they didn't really understand what that meant. They asked lots of questions about Eden including how the sandy soils in the med biome sustains plants when its so dry and how many plants do we have at Eden. The class were really shocked at the amount of money paid to farmers and plantation workers from the chocolate activity and understood the importance of seeking out fair trade items. At the end everyone put their hand up to feeling connected to the rainforests and lots want to come to Eden to see the rainforest. A really positive session!

A fantastic class, 2 have visited Eden previously and at the start only 1 child felt connected to the Rainforest. They loved the film walking around the Biome here at Eden and favourite plants that Bran talked about were Pineapple and Bamboo. There was a considerable amount of shock at how many things come from the rainforests and the amount of money that goes to farmers during the chocolate activity. Mr Bennett was amazed at the conversations created during this activity and it was clear that debates would continue after. One child in particular was disgusted that the UK government took such a high amount of money when the Ghanaian government were in so much debt. A really great session, that ended with everyone again putting their hands up to feeling connected to the rainforest."

Eden Project Education Team



Step three.

COMMUNICATE





Communicating your international influence.



The Sustainable Development Goals (SDGs), also known as the Global Goals, are a collection of 17 interrelated goals set by the United Nations.

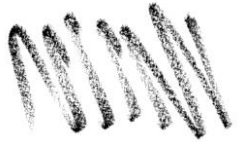
They cover a broad range of social and economic development issues. These include poverty, hunger, health, education, climate change, gender, equality, water, sanitation, energy.

By measuring and reducing your whole-life carbon emissions with the Planet Mark, you directly contribute to:





Communicating progress at a glance.



Posters and banners were provided to Fradley Park DC2 to promote sustainability to subcontractors.

The sustainability initiatives have been communicated through posters and banners displayed on site, developed uniquely for Fradley Park DC2.

These encourage engagement from on-site staff and the local community and satisfy requirements for programmes such as the Considerate Constructors Scheme.



2020 — 2030 is the Decade of Action to end the climate crisis.

Join us at planetmark.com

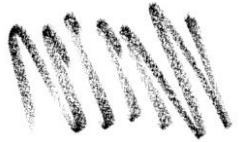
This Development has sustainability **built-in.**

Reducing whole life carbon | Supporting local primary schools
Engaging site teams | Embedding sustainability in the supply chain.



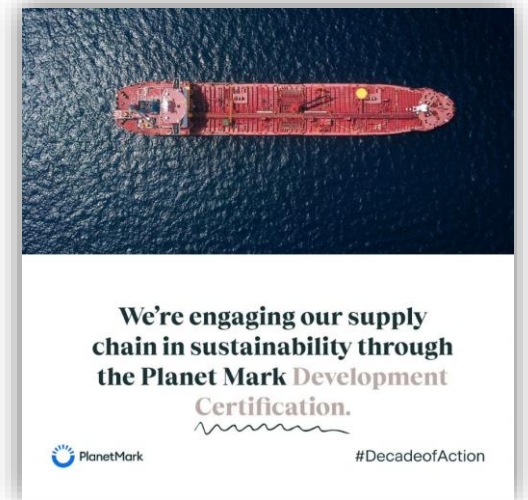
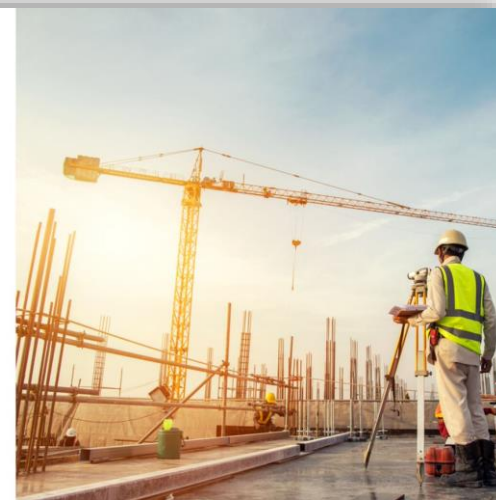
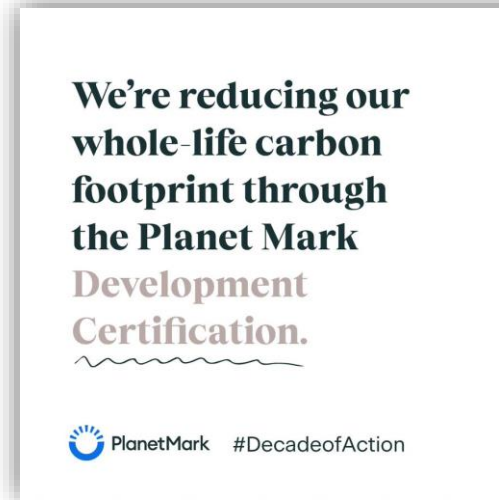


Your social media communication pack.



Proudly show your achievement through our marketing materials.

- The Planet Mark logo.
- A suite of social media assets suitable for Twitter, Facebook and LinkedIn.
- An email signature banner.
- Animated GIFs suitable for all social platforms.
- A press release on our website.



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Certified Development





About this report.

APPENDIX





About this report – General.

Development Name	Fradley Park DC2
Location	Prologis Park Fradley, 11 Wellington Cres, Lichfield WS13 8RZ
Development Type	Warehouse
Development Size (GIA)	32,899 m ²
Completion Date	May 2022
Sustainability Lead	Martin Cooper, Vice President, Prologis UK
Standard and Methodology	Refer to the Planet Mark Certification Scheme Rules for information on the methodology and standards used in the preparation of this report.
Community Engagement	Curdworth Primary School and Minworth Junior and Infant School
Life Cycle Assessment conducted by	Henna Jain, LCA Consultant, SBP
Verification conducted by	Isabella Valencio, Senior Sustainability Consultant, Planet Mark
Certification report prepared by	Charlotte Bowles, Project Coordinator, Planet Mark
Date of issue	15 June 2022



About this report – Associated documents.

Report	Author	File name(s)
Planet Mark Launch Meeting	Planet Mark	Prologis_FradleyParkDC2_PlanetMark_LaunchDeck SM notes.ppt
On-site posters and banners	Planet Mark	Banner_305cmx150cm_Fradley Park DC2.pdf Development PostersV2_A3_Fradley Park DC2.pdf
School certification report and certification	Planet Mark	Curdworth Primary School - Planet Mark Certificate_YE2021_ValidTo_11.2022.pdf Curdworth Primary School - Planet Mark Certification Report YE2021.pdf
Eden Project workshop summary report	Eden Project	Minworth School 25.5.22.docx Curdworth Primary @0915 on 09.06.22.docx
Lifecycle Assessment report	SBP	SBP_Prologis Fradley Park DC2_DRAFT_SummaryLCARreport.pdf
Verification report	Planet Mark	Prologis Fradley Park DC2 - Verification Report.pdf
Planet Mark Certificate	Planet Mark	Prologis_FradleyParkDC2_Certificate.pdf



A BRIGHTER future.

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www.planetmark.com

