mba consulting engineers ltd

Fox Court
14, Gray`s Inn Road

The Trustees of Rockspring
Hanover Property Unit Trust.

BREEAM Pre-Assessment

19 Walker Avenue
Wolverton Mill East
Wolverton Mill
Milton Keynes
MK12 5TW
T : 01908 320099
F : 01908 221165

Site ; Fox Court
14 Gray's Inn Road

Title ; BREEAM 'Commercial Buildings 2011 – New Construction'
Pre-Assessment Report

Client; The Trustees of Rockspring
Hanover Property Unit Trust

Author: Geoff Reed Environmental Assessor BSc(Hons) AIEMA Dip DEA
Checked: Paul McCarthy IEng LCC
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Signed by : Geoff Reed

TABLE OF CONTENTS

1.0 Introduction

1.1 What is BREEAM?

BREEAM (Building Research Establishment's Environmental Assessment Method) is the world's leading and most widely used environmental assessment method for buildings. It sets the standard for best practice in sustainable design and has become the de facto measure used to describe a building's environmental performance. Credits are awarded in ten categories according to performance. These credits are then added together to produce a single overall score on a scale of Pass, Good, Very Good, Excellent and Outstanding. The operation of BREEAM is overseen by an independent Sustainability Board, representing a wide cross-section of construction industry stakeholders.

Aims of BREEAM:

To mitigate the impacts of buildings on the environment
To enable buildings to be recognised according to their environmental benefits
To provide a credible, environmental label for buildings
To stimulate demand for sustainable buildings

Objectives of BREEAM:

To provide market recognition to low environmental impact buildings
To ensure best environmental practice is incorporated in buildings
To set criteria and standards surpassing those required by regulations and challenge the market to provide innovative solutions that minimise the environmental impact of buildings
To raise the awareness of owners, occupants, designers and operators of the benefits of buildings with a reduced impact on the environment
To allow organisations to demonstrate progress towards corporate environmental objectives

1.2 BREEAM Credibility

Technical Credibility

BREEAM is tried and tested, both in terms of its robust technical standards and its commercial delivery, and expert advice (based on scientific evidence) continues to inform almost every issue in BREEAM.

In the UK there are over 115,000 buildings certified and over 700,000 homes and buildings currently registered for assessment. BREEAM can be used to assess any building type anywhere in the world.

Robust Technical Standards

BREEAM has always used objective criteria to recognise good environmental performance:

- Issues for assessment are agreed to be significant, and offer worthwhile reductions in environmental impact
- Issues must be assessable at the relevant stage in the building's life
- Performance levels are based on scientific evidence wherever possible
- Performance levels must exceed demands of law and regulations and encourage innovation
- Improvements encouraged by BREEAM are achievable and cost effective

Where specific targets cannot be set using hard science or research, sensible practical measures are recommended to minimise environmental impact or enhance the environment of the building and its users.

Commercial Credibility

Assessments are undertaken by organisations and individuals trained and licensed by BRE Global (Assessors). This ensures:

Competition in the market for assessment services
Engagement with the whole of the industry
Assessors work to the same quality standards (monitored by BRE)

BRE Global has gained UKAS (United Kingdom Accreditation Service) accreditation for all its BREEAM schemes. This means that its management of BREEAM is monitored and overseen by UKAS.

2.0 Scoring and Rating

This section of the report explains how an assessed building's certified BREEAM rating is calculated.

There are a number of elements that determine the BREEAM rating; these are as follows:

BREEAM rating benchmarks
BREEAM environmental weightings
Minimum BREEAM standards

2.1 Rating Benchmarks

The rating benchmarks for the 2011 version of BREEAM are outlined in table 1 below :

Table 1 BREEAM 2011 rating benchmarks

BREEAM Rating	% score
UNCLASSIFIED	<30
PASS	≥30
GOOD	≥45
V GOOD	≥55
EXCELLENT	≥70
OUTSTANDING*	≥85

* Please note: there are additional criteria for achieving a BREEAM Outstanding rating.

2.2 Environmental section weightings

Table 2 below outlines the environmental weightings for the nine BREEAM sections.

Table 2 BREEAM 2011 environmental weightings

BREEAM Section	Weighting (%)
Management	12
Health & Wellbeing	15
Energy	19
Transport	8
Water	6
Materials	12.5
Waste	7.5
Land Use & Ecology	10
Pollution	10
Innovation	10

2.3 Minimum standards

To achieve a BREEAM rating, the minimum percentage score must be achieved (as outlined in table 1) and the minimum standards (i.e. number of credits achieved) applicable to that rating level (below) complied with.

Table 3 Minimum BREEAM standards

BREEAM issue	BREEAM Rating / Minimum number of credits				
	PASS	GOOD	VERY GOOD	EXCELLENT	OUTSTANDING
Man 1 - Sustainable Procurement	One credit	One credit	One credit	One credit	Two credits
Man 2 - Responsible construction practices	-	-	-	One credit	Two credits
Man 4 - Stakeholder participation	-	-	-	One credit (building user information)	One credit (building user information)
Hea 1 Visual Comfort	Criterion 1 only	Criterion 1 only	Criterion 1 only	Criterion 1 only	Criterion 1 only
Hea 4 - Water quality	Criterion 1 only	Criterion 1 only	Criterion 1 only	Criterion 1 only	Criterion 1 only
Ene 1 - Reduction of CO_2 emissions	-	-	-	Six credits	Ten credits
Ene 2 - Energy monitoring	-	-	One credit (first sub-metering credit)	One credit (first sub-metering credit)	One credit (first sub-metering credit)
Ene 4 - Low or zero carbon technologies	-	-	-	One credit	One credit
Wat 1 - Water consumption	-	-	-	One credit	Two credits
Wat 2 - Water monitoring	-	Criterion 1 only	Criterion 1 only	Criterion 1 only	Criterion 1 only
Mat 3 - Responsible sourcing	Criterion 3 only	Criterion 3 only	Criterion 3 only	Criterion 3 only	Criterion 3 only
Wst 1 - Construction waste management	-	-	-	-	One credit
Wst 3 - Operational waste	-	-	-	One credit	One credit
Le 3 - Mitigating ecological impact	-	-	-	One credit	One credit

Note: Highlighting minimum requirements for 'Very Good' – Team target 'Very Good'.

3.0 Project Description

The project is an extension to an existing 8-storey office block. The extension is adjoining to the existing building and comprises a courtyard infill. The extension is linked to the existing building via an atrium. The ground floor is retail, and the first, second and third floors are office space. Due to the nature of the building usage, it will be registered as a 'Commercial 2011 New Construction' scheme. The project will incorporate renewable technologies, via PV on the flat roof, Green roof on the extension and the heating/cooling will be provided by fan coil system. For planning purposes the building is required to achieve a 'Very Good' rating. The floor plans show numerous rooms ranging from retail space to offices.

4.0 Pre-Assessment Evaluation

The spreadsheets within the appendices are based on the results of the BREEAM Pre-Assessment Workshop carried out by the Design Team on 19th October 2012.

The overall score is indicative of what could be achieved, providing all the information promised is provided, and is fully in accord with the BREEAM requirements.

Certain credits are not targeted, simply because of the nature of the building, or they offer no benefit or are not cost effective to the Design Team. Within the Action Criteria the colour coding symbolises the credits not targeted in brown due to the nature of the project, and purple if they are not achievable.

Due to the appointment as BREEAM Assessors at an early point in the design, 3 credits are awarded for the appointment of Accredited Professionals on the scheme.

From the pre-assessment meeting, overview of the drawings and building location the following was ascertained:-

The following information is required by RIBA Stages B/C. Production of this information to be supplied to the BREEAM Assessor to achieve the 'Very Good' rating.

MAN 1	Commissioning responsibilities/design team responsibilities
MAN 4	Design and Access statement & Consultation Plan
HEA 6	Safety and Security - Letters/report/drawings confirming an Architectural Liaison Officer (ALO) or Crime Prevention Design Advisor (CPDA) has been consulted.
ENE 1	SBEM/EPC
TRA 5	Low or Zero Carbon Technologies Report

The following percentages in each category have been achieved:

Management	86.36%
Health & Wellbeing	28.57%
Energy	44.00%
Transport	55.55%
Water	55.55%
Materials	75.00%
Waste	71.42%
Land Use and Ecology	40.00%
Pollution	40.00%
Innovation	10.00%

The pre-assessment has been undertaken to achieve at least the minimum requirements of a 'Very Good' rating, and ideally exceed this. The design team have exceeded the minimum standards to a 'Very Good' rating, by achieving a score of 57.44%.

Due to the nature of the building and its location it is not deemed feasible or cost effective to achieve an 'Excellent' rating. To achieve 'Very Good' 55% is required, thus a slight buffer has been allowed for.

5.0 Results

The table within the appendix gives the action criteria roles and responsibilities, and the predicted credits for the project.

It also gives the breakdown of the individual credits to achieve a 'Very Good' rating. The pre-assessment should be read in conjunction with the BREEAM 'Commercial Buildings New Construction 2011' Manual for a fuller understanding of the actual requirements and commitments.

6.0 Recommendations

Further to our Pre-Assessment review with the design team a preliminary score of 57.44% is achieved. This equates to a 'Very Good' rating and all of the minimum requirements have been achieved.

This is based upon the assumption that a Low or Zero Carbon Technologies Report will be carried out, a Flood Risk Assessment report undertaken and that an Energy Performance Certificate (EPC) will be provided. The SBEM calculations will also be required to demonstrate that the requirements of meeting carbon emissions reduction, have been achieved in accordance with the Low or Zero Carbon report.

In addition the following elements must be included for during the project construction through to handover:

- Contractor to adopt the Considerate Constructor Scheme
- Consultation Plan required
- Design Council CABE Design and Access Statement required
- Simple to use Building User Guide to be produced (not the O&M manual!)
- Low or Zero Carbon Technologies BREEAM compliant report
- Low flush WCs/low flow taps
- Green Guide Materials Specifications throughout
- Contractor to adopt best practice policies and monitor water/electricity/CO_2 consumption, and source legal timber.
- Thermographic survey

New Construction 2011 Action Criteria Form for Fox Court, 14 Gray's Inn Road

Issue No	Issue Title	Outstanding Design Team Requirements	Action	Interim Design Stage Info Required By	Credits Available	Credit Status
Management						
MAN 1	Sustainable Procurement	Roles and Responsibilities & Schedule of Training	Client representative	Stage B	1	1
		BREEAM AP appointed, BREEAM Target Agreed	BREEAM AP	Stage B to E	1	1
		BREEAM AP to produce regular reports during design process	BREEAM AP	Stage F to L	1	1
		BREEAM AP to produce regular reports during construction process	BREEAM AP	Stage D to L	1	1
		Thermographic Survey and rectification of any defects	Contractor	Stage E	1	1
		Specialist Commissioning Manager Appointed, schedule and programme undertaken	Contractor	Stage F to M	1	1
		Seasonal Commissioning 12 months Post Construction	Contractor	Stage F to M	1	1
		12 month post contract aftercare, analysis of energy/water use, inc. systems support	Contractor/Client	Stage M	1	1
		First 3 years after occupation, analysis of building energy use and occupant satisfaction, report to BRE	By Client Instruction - BREEAM Assessor	Stage M	1	1

MAN 2	Responsible Construction Practices	A Considerate Constructors score of between 24 and 31.5	Contractor	Stage J	1	1
		A Considerate Constructors score of between 32 and 35.5	Contractor	Stage J	1	1
		A Considerate Constructors score of 36 or more	Contractor	Stage J	1	0
MAN 3	Construction Site Impacts	Monitor and record energy consumption on site (kWh) and carbon emissions ($kgCO_2$)	Contractor	Stage J	1	1
		Monitor and record water consumption on site (m^3)	Contractor	Stage J	1	1
		Monitor and record transport to and from site inc. fuel use, carbon emissions and distance travelled	Contractor	Stage J	1	1
		Site timber is sourced in accordance with UK timber procurement policy	Contractor	Stage J	1	1
		Contractor operates ISO 140001 system, and implements best practice pollution policies	Contractor	Stage J	1	1
MAN 4	Stakeholder Participation	Consultation Plan	Client representative	Stage C	1	1
		CABE Design and Access Statement	Architect	Stage C	1	1
		Building User Guide	Architect/M&E/Contractor	Stage F	1	1
		Post Occupancy Evaluation	Client representative	Stage F	1	1
MAN 5	Life Cycle Cost and Service Life Planning	LCC analysis during design development	Client representative/QS	Stage B/C	1	0

		LCC compare 2 building options and selected appropriately	Client representative/QS	Stage B/C	1	0
		LCC analysis incorporating maintenance strategy	Client representative/QS	Stage B/C	1	0
Health and Wellbeing						
HEA 1	Mandatory	Mandatory: All fluorescent luminaires to be fitted with HF ballasts	M&E	Stage E		✓
	Visual Comfort	Daylight Analysis meeting daylight factor co-efficient levels	Client instruction to daylight specialist	Stage C	1	0
		Glare control (via brise soleil/blinds etc) and view out (window 20% of wall area)	Architect	Stage G	1	1
		Internal and External Lighting levels in accordance with CIBSE Code for Lighting	M&E	Stage G	1	1
HEA 2	Indoor Air Quality	Natural Ventilation air quality plan, site layout showing position of air intakes/exhausts	M&E	Stage D	1	0
		VOC specification to be BREEAM compliant	Architect/Contractor	Stage D	1	0
		Formaldehyde level testing post-construction	Architect/Contractor	Stage G	1	0
		Natural Ventilation Strategy in accordance with CIBSE AM11	M&E	Stage G	1	0
HEA 3	Thermal Comfort	Thermal modelling in accordance with CIBSE AM11	M&E	Stage G	1	0
		Thermal comfort strategy (require thermal modelling)	M&E	Stage G	1	0

HEA 4	Mandatory	Mandatory: All water systems in accordance with Health and Safety Exec ACoP 2000	M&E	Stage G		✓
	Water Quality	Provision of chilled water points (one per 200 building users)	Architect/M&E	Stage E	1	1
HEA 5	Acoustic Performance	Suitable qualified acoustician undertakes report with recommendations	Acoustician	Stage G	1	0
		Sound levels in accordance with acoustician report	Acoustician	Stage L	1	0
HEA 6	Safety and Security	NCN Cycle Network Compliance	Architect	Stage E	1	0
		SBD Consultation with ALO	Architect	Stage C	1	1
Energy						
ENE 1	Reduction of CO2 Emissions	SBEM Calculations/EPC	Energy Consultant	Stage C	15	2
ENE 2	Energy Monitoring	Sub metering by pulsed meters of all systems	M&E	Stage D	1	1
		Sub metering by pulsed meters of all function areas	M&E	Stage D	1	1
ENE 3	External Lighting	External lighting to BREEAM standards	Electrical Engineer	Stage G	1	1
ENE 4	Low and Zero Carbon Technologies	LZC Feasibility Study	Energy Consultant	Stage C	1	1
		10% reduction in CO_2 emissions	Energy Consultant	Stage C	1	1

		20% reductions in CO_2 emissions	Energy Consultant	Stage C	1	1
		30% reductions in CO_2 emissions	Energy Consultant	Stage C	1	0
		Free cooling system incorporated (HEA 3 required)	M&E	Stage D	1	0
ENE 8	Energy Efficient Equipment	Specify goods such as fridges etc to be 'A' rated and from the certified websites.	Client	Stage G	2	2
Transport						
TRA 1	Public Transport Accessibility	Bus drop / public transport systems	Client/BREEAM Assessor	Stage G	3	2
TRA 2	Proximity to Amenities	Evidence that food outlet / cash machine or post box within 500m	Client	Stage G	1	1
TRA 3	Cyclist Facilities	Cycle storage (10% of staff)	Architect	Stage G	1	0
		Showers/Lockers	Architect	Stage G	1	1
TRA 5	Travel Plan	BREEAM compliant Travel Plan	Client/Mace	Stage G	1	0
Water						
WAT 1	Water Consumption	Energy efficient water fittings	Architect/M&E	Stage G	5	3
WAT 2	Water Monitoring 1 Credit mandatory	Pulsed water meter	Mechanical Engineer	Stage G	1	1

WAT 3	Water Leak Detection and Prevention	Water leak detection system	Mechanical Engineer	Stage G	1	0
		Flow control devices fitted	Mechanical Engineer	Stage G	1	0
Materials						
MAT 1	Life Cycle Impacts	Green Guide specified materials	Architect	Stage G	6	4
MAT 2	Hard Landscaping and Boundary Protection	At least 80% to be A or A+ rated	Architect	Stage G	1	1
MAT 3	Responsible Sourcing of Materials - 1 Credit Mandatory	Sourced from approved suppliers	Architect/Contractor	Stage G	3	1
MAT 4	Insulation	Green Guide Insulation and amounts	Architect/M&E	Stage G	1	1
		Responsibly sourced	Architect/M&E	Stage G	1	1
MAT 5	Designing for Robustness	Drawings/specification of protection of building	Architect	Stage G	1	1
Waste						
WST 1	Construction Waste Management	SWMP to keep amount of waste/100m2 less than 3.2 tonnes	Contractor	Stage J	4	3
		Non-hazardous water to be diverted from landfill (70-80%)	Contractor	Stage J	1	1
WST 2	Recycled Aggregates	Recycled/secondary aggregates to BREEAM	Contractor	Stage J	1	0

WST 3	Operational Waste	Recycling space + bins	Client/Architect	Stage G	1	1
WST 4	Speculative Floor Finishes	The building's occupants will specify floor/ceiling finishes eg paint colour	Client	Stage G	1	1
Land Use and Ecology						
LE 1	Site Selection	Development on previous developed site/ or/and contaminated land	Architect/Client	Before Stage K	1	1
LE 2	Ecological Value of Site and Protection of Ecological Features	Ecologist report from SQE	Architect/Client	Before Stage D	1	0
LE 3	Mitigating Ecological Impact	Ecologist report from SQE	Ecologist/BREEAM Assessor	Before Stage D	2	2
LE 4	Enhancing Site Ecology	Ecologist report from SQE	Ecologist	Before Stage D	3	0
LE 5	Long Term Impact on Biodiversity	Ecologist report from SQE	Ecologist	Before Stage D	2	0
Pollution						
POL 1	Impact of Refrigerants	Are there no refrigerants or green refrigerants	M&E	Stage G	3	0
		Refrigerant leak detection	M&E			1
POL 2	NOx Emissions	Less than <40mg/kwh	M&E	Stage G	3	-
		Less than <70mg/kwh	M&E			2
		Less than 100mg/kWh	M&E			-

POL 3	Surface Water Run Off	Site specific Flood Risk Assessment	Client appointment	Stage E	2	2
		Surface water run off damage calculations	Client appointment	Stage E	1	1
		If flooding does not occur in extreme/failure conditions	Client appointment	Stage E	1	1
		SUDs specified	Client appointment	Stage E	1	1
POL 4	Reduction of Night Time Light Pollution	Design + specification in accordance with BREEAM	Electrical Engineer	Stage G	1	1
POL 5	Noise Attenuation	Awarded by default if no other buildings within 800m	Architect/Acoustician	Stage G	1	1
Innovation						
INV	Innovation Credits	Sustainable Procurement	BREEAM Assessor	Stage G	10	1
				Potential Score		**57.44%**

Key

- **Credit is complete and closed out**
- **Low risk - minimal evidence required**
- **High risk - all evidence required**
- **Credit not achievable**
- **Credit not targeted**
- **Mandatory Credits**

BREEAM 2011 New Construction Assessment Report: Rating & Key Performance Indicators

This assessment and indicative BREEAM rating is not a formal certified BREEAM assessment or rating and must not be communicated as such. The score presented is indicative of a buildings potential performance and is based on a simplified pre-formal BREEAM assessment and unverified commitments given at an early stage in the design process.

Overall Indicative Building Performance

Building name	Fox Court
Indicative building score (%)	57.44%
Indicative BREEAM rating	Pre-Assessment result indicates potential for BREEAM Very Good rating
Indicative minimum standards level achieved	Pre-Assessment result indicates the minimum standards for Very Good level

Summary of Indicative Building Performance by Environmental Section and Assessment Issue

Management	Indicative no. credits available	Indicative no. credits Achieved	Indicative contribution to score	Minimum standards level achieved
Man01 Sustainable Procurement	8.0	8.0	4.36%	Pre-Assessment result indicates the minimum standards for Outstanding level
Man02 Responsible Construction Practices	2.0	2.0	1.09%	Pre-Assessment result indicates the minimum standards for Outstanding level
Man03 Construction Site Impacts	5.0	5.0	2.73%	N/A
Man04 Stakeholder Participation	4.0	4.0	2.18%	Pre-Assessment result indicates the minimum standards for Outstanding level
Man05 Life cycle cost and service life planning	3.0	0.0	0.00%	N/A
Total indicative environmental section performance	**22.0**	**19.0**	**10.36%**	
Health & Wellbeing				
Hea01 Visual Comfort	3.0	2.0	2.14%	Pre-Assessment result indicates the minimum standards for Outstanding level
Hea02 Indoor Air Quality	4.0	0.0	0.00%	N/A
Hea03 Thermal Comfort	2.0	0.0	0.00%	N/A
Hea04 Water Quality	1.0	1.0	1.07%	Pre-Assessment result indicates the minimum standards for Outstanding level
Hea05 Acoustic Performance	2.0	0.0	0.00%	N/A
Hea06 Safety and Security	2.0	1.0	1.07%	N/A
Total indicative environmental section performance	**14.0**	**4.0**	**4.29%**	
Energy				
Ene01 Reduction of CO2 Emissions	15.0	2.0	1.52%	Pre-Assessment result indicates the minimum standards for Very Good level
Ene02 Energy Monitoring	2.0	2.0	1.52%	Pre-Assessment result indicates the minimum standards for Outstanding level
Ene03 External Lighting	1.0	1.0	0.76%	N/A
Ene04 Low and Zero Carbon Technology	5.0	4.0	3.04%	Pre-Assessment result indicates the minimum standards for Outstanding level
Ene05 Energy Efficient Cold Storage	N/A	N/A	N/A	N/A
Ene06 Energy Efficient Transportation Systems	N/A	N/A	N/A	N/A
Ene07 Energy Efficient Laboratory Systems	N/A	N/A	N/A	N/A
Ene08 Energy Efficient Equipment	2.0	2.0	1.52%	N/A
Ene09 Drying Space	N/A	N/A	N/A	N/A
Total indicative environmental section performance	**25.0**	**11.00**	**8.36%**	
Transport				
Tra01 Public Transport Accessibility	3.0	2.0	1.78%	N/A
Tra02 Proximity to Amenities	1.0	1.0	0.89%	N/A
Tra03 Cyclist facilities	2.0	0.0	0.00%	N/A
Tra04 Maximum Car Parking Capacity	2.0	2.0	1.78%	N/A
Tra05 Travel Plan	1.0	0.0	0.00%	N/A
Total indicative environmental section performance	**9.0**	**5.0**	**4.44%**	
Water				
Wat01 Water Consumption	5.0	3.0	300.00%	Pre-Assessment result indicates the minimum standards for Outstanding level
Wat02 Water Monitoring	1.0	1.0	0.67%	Pre-Assessment result indicates the minimum standards for Outstanding level
Wat03 Water Leak Detection and Prevention	2.0	0.0	0.00%	N/A
Wat04 Water Efficient Equipment	1.0	1.0	0.67%	N/A
Total indicative environmental section performance	**9.0**	**5.0**	**3.33%**	
Materials				
Mat01 Life Cycle Impacts	5.0	4.0	4.17%	N/A
Mat02 Hard Landscaping and Boundary Protection	1.0	1.0	1.04%	N/A
Mat03 Responsible Sourcing	3.0	1.0	1.04%	Pre-Assessment result indicates the minimum standards for Outstanding level
Mat04 Insulation	2.0	2.0	2.08%	N/A
Mat05 Designing for Robustness	1.0	1.0	1.04%	N/A
Total indicative environmental section performance	**12.0**	**9.00**	**9.38%**	
Waste				
Wst01 Construction Waste Management	4.0	3.0	3.21%	Pre-Assessment result indicates the minimum standards for Outstanding level
Wst02 Recycled Aggregates	1.0	0.0	0.00%	N/A
Wst03 Operational Waste	1.0	1.0	1.07%	Pre-Assessment result indicates the minimum standards for Outstanding level
Wst04 Speculative Floor and Ceiling Finishes	1.0	1.0	1.07%	N/A
Total indicative environmental section performance	**7.0**	**5.00**	**5.36%**	
Land Use and Ecology				
LE01 Site Selection	2.0	1.0	1.00%	N/A
LE02 Ecological Value of Site and Protection of Ecological Features	1.0	1.0	1.00%	N/A
LE03 Mitigating Ecological Impact	2.0	2.0	2.00%	Pre-Assessment result indicates the minimum standards for Outstanding level
LE04 Enhancing Site Ecology	3.0	0.0	0.00%	N/A
LE05 Long Term Impact on Biodiversity	2.0	0.0	0.00%	N/A
Total indicative environmental section performance	**10.0**	**4.00**	**4.00%**	
Pollution				
Pol01 Impact of Refrigerants	3.0	1.0	0.77%	N/A
Pol02 NOx Emissions	3.0	2.0	1.54%	N/A
Pol03 Surface Water Run off	5.0	5.0	3.85%	N/A
Pol04 Reduction of Night Time Light Pollution	1.0	1.0	0.77%	N/A
Pol05 Noise Attenuation	1.0	0.0	0.00%	N/A
Total indicative environmental section performance	**13.0**	**9.00**	**6.92%**	
Innovation				
Inn01 Innovation	10.0	1.0	1.00%	N/A
Total indicative environmental section performance	**10.0**	**1.00**	**1.00%**	