



## Catalyst 5 & 6, Bicester

**Client** Parkway Construction Ltd

**With an ambitious Excellent BREEAM target rating, SWH were required to identify and demonstrate a range of sustainability solutions within the design and construction of these individual units.**

SWH were appointed as BREEAM Assessors for the Shell and Core development of Industrial Units 5 and 6 on the Catalyst site in Bicester. We were required to identify and demonstrate their sustainability performance throughout design and construction. The buildings each comprise of a large warehouse floor and supporting office space.

The team targeted an ambitious BREEAM rating of 'Excellent.' Together, we implemented a wide range of sustainable solutions enabling our client to successfully achieve this rating post-construction.

In particular, the installation of solar photovoltaics and air source heat pumps resulted in a significant decrease in the building's operational carbon footprint, earning the development 8 out of 9 credits for its Energy Performance.

Clear waste minimisation targets were set to ensure that the waste produced on site during construction exceeded the exemplary BREEAM performance thresholds for waste resource efficiency.

Furthermore, the design team's holistic approach to sustainability will ensure that the buildings remain fit for purpose in a changing climate. For example, the team have installed:

- Water efficient features
- Specified durable materials
- Specified Sustainable Drainage Systems
- Implemented passive design measures to reduce the buildings' energy demands
- Conducted dynamic simulation modelling to ensure that overheating will not occur in the decades to come.

As a result, the units will be resilient and adaptable to the future impacts of our changing climate, and as BREEAM assessors we were able to demonstrate that the buildings met the exemplary BREEAM requirements for adapting and responding to climate change.

**Target rating - Excellent**

**Achieved rating - Excellent**



