ESG Factsheet

Avon & Somerset Police Headquarters



1. Asset information

The principal activity of the portfolio company is the provision of operational and maintenance services for a police PFI accommodation project with the Avon and Somerset Police Authority. The facility became fully operational in 2015. The company runs the operation and maintenance services until 2039, providing a full range of facilities management services.

Emergency services

The project encompasses four facilities consisting of an operations base (at Express Park, Bridgwater); two custody and crime investigation centres and police stations (at Gloucester Road, Filton and Ashmead Estate, Keynsham); and a tri-force indoor training centre (at Black Rock Quarry, Portishead).

2. Impact

The three police stations and the Blackrock quarry training facilities promotes the rule of law and provide safety for a police catchment area of c.1.65 million people.

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3. Awards and certifications

Four design awards were achieved for the Black Rock Quarry training facilities building.

- Civic Trust Award Winner, 2017
- Spaces Innovation Category Award Winner, 2017
- RIBA Award Southwest Region Winner, 2016
- RICS Award Design through Innovation Winner, 2016

Designing a substantial police training facility that blends seamlessly into the base of a wonderful disused quarry was a unique challenge that required an unusual approach – perceiving the building as an integrated part of the landscape. The brief was made even more challenging due to the site having significant habitat issues. The presence of nesting Peregrine falcons meant that the design and construction had to be phased around the nesting season to avoid disturbance.

The facilities were designed to be simple, practical, safe, secure and robust whilst the front of house and admin spaces have richer palette of materials and a more refined aesthetic. The result of the consultation and the unusual design approach is a simple and elegant building that complements the natural beauty of the quarry, incorporating car parking and extensive landscape habitat, whilst providing highly specialist visitor and training facilities.

4. Environment

GHG emissions



Utilities are provided directly by the Authority with the utility providers, not through the FM provider. Equans provide comprehensive utility consumption data on a monthly basis. The reports include water and gas consumption, imported and generated electricity consumption as well as CHP and PV performance. Greenhouse gas and heating degree day data are used when comparing year on year performance. Quarterly energy meetings are held to discuss any energy saving initiatives to be further investigated.

Climate risk

The project was screened to evaluate the potential physical impacts from climate change based on 'Paris-aligned' (RCP2.6 ~+1°C) and 'High emissions' (RCP8.5 ~+3.7°C) scenarios across three time periods (2020, 2050 and 2100). The project maintains a Low physical climate risk score under the Paris-aligned scenario as of 2050.

Waste & Water

The FM Contractor and the management services provider continue to monitor waste and water consumption and are actively exploring opportunities to reduce them wherever possible. On Black Rock Quarry a new water meter was installed during 2023.

Biodiversity

The asset is built in compliance with local environmental regulations. During the concession period, the Portfolio Company focuses on promoting restoration efforts to improve degraded or removed ecosystems that act as natural carbon sinks and can improve resilience to climate-related damages, such as:



In particular during construction of the Black Rock Quarry site, the solution to responsibly deal with this involved a strategy allowing to work around the sensitive nesting season of peregrine falcons.

- design the facilities such that it reduces the visual intrusion of the buildings when viewed from the top of the quarry and to reduce the impact of noise generated from within the buildings;
- develop a 'brown' roof form which emerges from the landscape and blends with it;
- form 'dark corridors' at night to encourage bats; and
- develop a bio-diverse landscape for the whole site.

Additionally, the Portfolio Company has a Biodiversity policy in place.

5. Social

Health & Safety

Health and safety is on the agenda each board meeting. Our asset managers work actively with the Portfolio Company or its management service providers, to promote a strong health and safety culture, facilitate the sharing of best practices.

We endorse a zero-tolerance approach to occupational health and safety incidents. Additionally, the Portfolio Company has a Health & Safety policy in place and annually conducts fire and health and safety audits.

Diversity

Not applicable as the Portfolio Company does not employ any staff.

Impact for local communities

The company financially contributes through the public/private 'Strategic Fit Program' to local initiatives. Thus, supporting our long-term relationship with the police authority and working towards delivering tangible outcomes.



One example of an initiative developed under this scheme is 'Help Bristol's Homeless project' under which the conversion of shipping containers into housing was realised, used to accommodate local homeless persons allowing them to return to work and break any cycles of drug or alcohol abuse.

6. Governance

Delegation & oversight

The Portfolio Company directors review on a quarterly basis comprehensive board report, including both general project management and financial management. The project has a rigorous governance structure in place with quarterly board meetings, ad-hoc meetings when required and an authority delegation matrix to the management services provider.

The Portfolio Company has robust ESG policies and procedures in place and clear board-level responsibility to monitor their application. The ESG standard policies include:

- Biodiversity policy
- Code of Conduct, including anti-bribery, anti-corruption and non-discrimination
- Conflict of interest
- Cyber-security
- Diversity
- ESG
- Health and safety (workplace accident prevention)
- Anti-slavery & Human Trafficking policy (Modern Day Slavery)
- Rapid escalation
- Responsible contractor
- Tax
- Whistleblowing

The Portfolio Company holds frequent meetings with the public sector client to promote collaboration, coordination and integration of operations.

Reporting

The Portfolio Company uses a quarterly board pack, reporting to the board of directors on the operational and financial performance of the project and compliance with its obligations and regulation/legislation, including the policies.

Additionally, the Portfolio Company reports annually into BBGI's ESG KPI survey, which composed of 100+ data points, covering all aspects of ESG oversight.

Cyber security

Portfolio Company and its subcontractors continuously monitor that the cyber security policy is in place and perform information risk analysis and develops mitigating measures. They have a robust and comprehensive IT backup system in place. Additionally, the Portfolio Company has a Cyber security policy in place.

Contact

Registered Office EBBC
6E route de Trèves
L-2633 Senningerberg
Grand Duchy of Luxembourg
Telephone: + 352 263479-1

esg@bb-gi.com
www.bb-gi.com

Registre de Commerce et des Sociétés
Luxembourg B163879



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