



# Estates Sustainability Plan

Our strategy for creating better places  
for people and the environment



# Peel L&P Realising Possibility



We devote our energy to accomplishing great things; not for their own sake, or ours, but for those who come after. Today, tomorrow and for generations to come. Our ambitions are for a more prosperous, sustainable future for all; where people and places are matched with the opportunity to be the very best they can be.

Our **sustainability plan** aims to help us meet the current needs of our business and stakeholders whilst keeping ahead of key trends to ensure we future-proof our activities. We are often the facilitator, with an in-direct impact on sustainability, and our ambitions can only be achieved by working together with partners to keep pace with key future trends.

**We see possibility.**  
**We deliver transformation.**



**Peel L&P model**



## Future trends identified by the UK Green Building Council

### The Past

Reasonable change of pace

Regulation is the answer

Do less

Business as usual

It sits with the sustainability team

### The Future

Unprecedented instability

Business leadership is key

Do more

Breakthrough innovation

The mainstream own it



Climate change



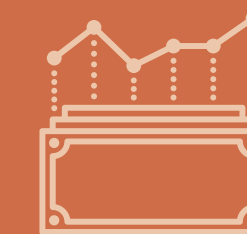
Nature & Biodiversity



Health & Wellbeing



Resource use



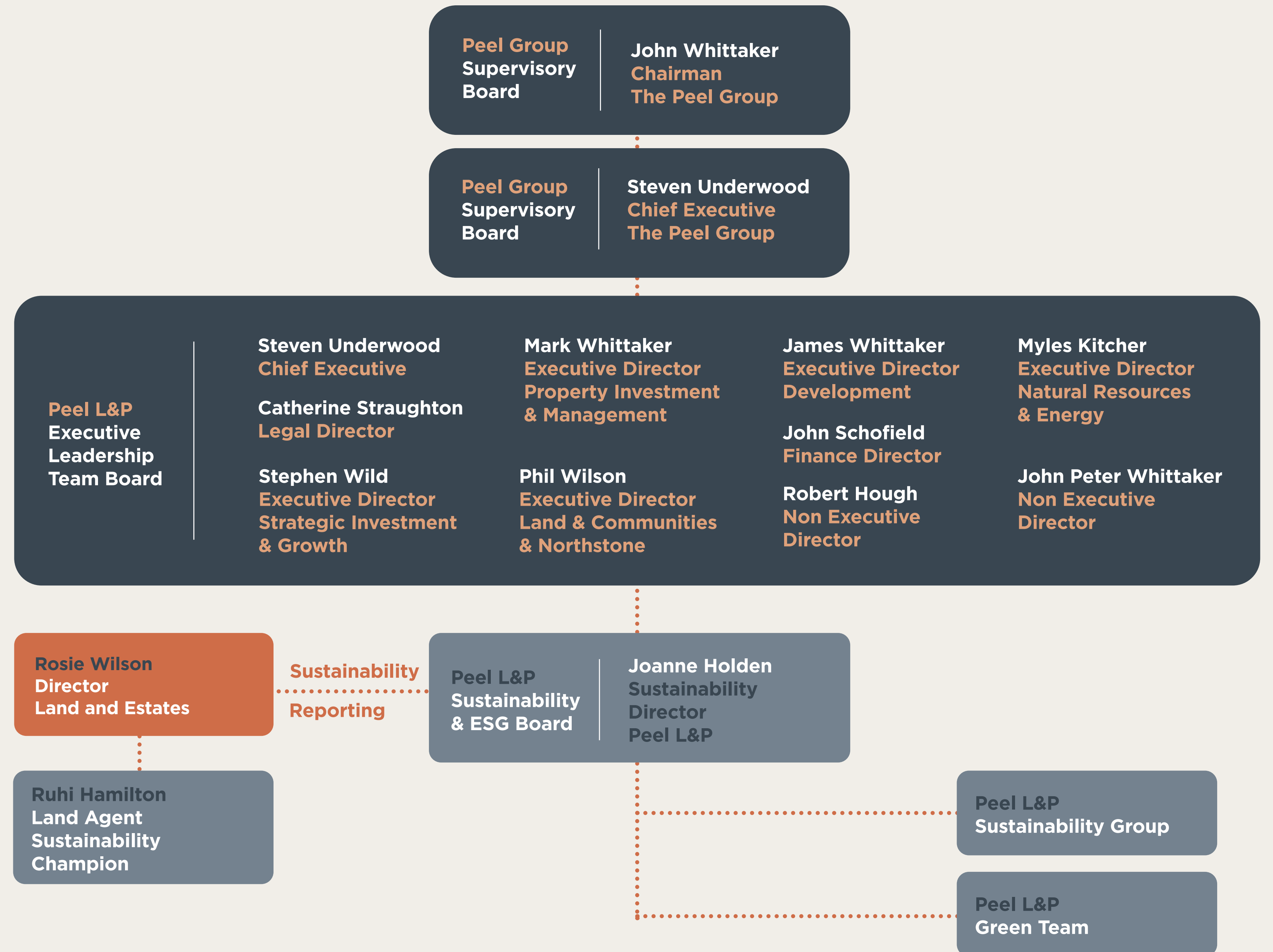
Socio-economic impact

# Peel L&P on governance

At Peel L&P we recognise the responsibility we hold as a leader in regeneration projects, and we understand that this responsibility starts with a governance structure that involves our Executive and Senior Leadership Teams.

Our sustainability activities are reported quarterly by business unit to the Peel L&P Sustainability & ESG Board, which in turn reports quarterly to the Executive Leadership Team Board.

The Peel L&P Sustainability Group and the Green Team both engage our practitioners in the delivery aspects of sustainability matters. A network of Sustainability Champions and Energy Champions ensure sustainability is embedded in everyday thinking.



# Sustainability Principles

**From the three pillars of sustainability - balancing the economy, environmental responsibility and community needs - we have developed 7 Sustainability Principles.**

To encourage the creation of highly sustainable, future-proofed destinations, we have developed the Principles for all our partners to seek to deliver in our development schemes. By setting a consistent approach across our developments and measuring progress, we can ensure our activities deliver liveability for whole communities, more sustainable individual sites and long-term custodianship.

1

Create opportunities for people to lead better, more prosperous lives

2

Engage with local people to understand the needs of existing and future communities

3

Develop highly sustainable and smart built environments

4

Embrace a low carbon energy strategy

5

Strive to put more back into the natural environment than is taken out

6

Support the health and wellbeing of communities by creating beautiful, functional and well-used green public realm

7

Promote sustainable transport options for all

**2** ZERO HUNGER



**8** DECENT WORK AND ECONOMIC GROWTH



## The United Nations Sustainable Development Goals (SDGs)

The UN's 17 SDGs, otherwise known as the Global Goals, were launched in 2015 and underpin our ambition to embed sustainability into our placemaking activities.

We support the principles of the SDGs and have started to look at how we can play our part in contributing to them.

We have prioritised the four that are most relevant to our business activities and recognise that none could be achieved without working in partnership with our stakeholders.

**11** SUSTAINABLE CITIES AND COMMUNITIES



**15** LIFE ON LAND



# Estates UN SDG Commitments





# 2 ZERO HUNGER



**End hunger, achieve food security, improve nutrition and promote sustainable agriculture**

### ***What does this mean?***

Encouraging our tenants to follow sustainable agricultural practices and managing in-hand land in a sustainable manner, consistent with future aspirations.



### ***Our Commitment:***

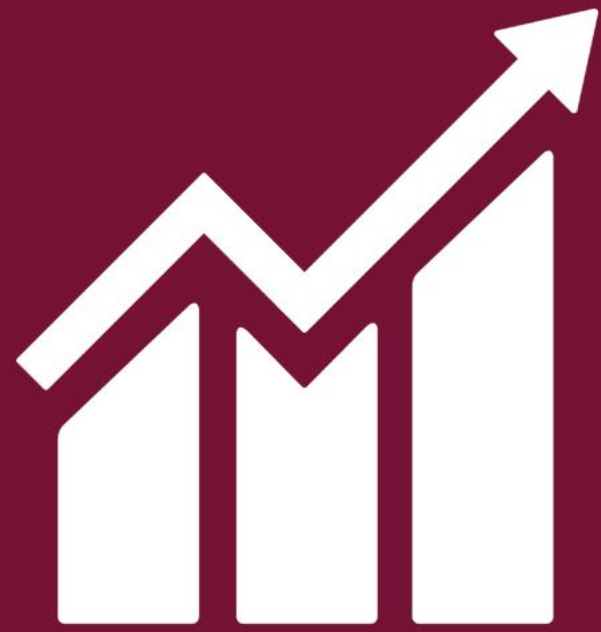
#### ***We will promote sustainable agriculture***

The incoming Environmental Land Management Scheme (ELMS) enhances many systems already in place to ensure that our tenants manage the land with sustainable

practices at the forefront of their minds when producing food. For example, the timing of operations can ensure optimum benefits in terms of both environment and productivity; winter cover crops reduce soil erosion and promote habitat for winter birds, and wider field margins provide useful wildlife corridors. We continue to encourage

and promote best farming practices across the portfolio and work alongside tenants to address specific issues in sensitive environments.

# 8 DECENT WORK AND ECONOMIC GROWTH



**Promote sustained, inclusive and sustainable economic growth, full and productive employment and decent work for all**

## ***What does this mean?***

Economic growth, safe working environments and sustainable tourism.



## ***Our Commitment:***

***We will support training, employment and local business opportunities through our activities***

We pride ourselves in providing sustainable work and decent job creation. Our staff are encouraged and supported in their professional development through access

to regular training and we use benchmarking and accreditation schemes to ensure safe working environments and equal pay, with apprenticeship opportunities creating access to employment.

Our land assets provide and encourage sustainable tourism, creating jobs and promoting local businesses. Botany Bay Wood in Salford, Greater Manchester, let to

a variety of tenants, is an excellent example. The area provides outdoor activities that collectively create an “adrenaline village” and tourist destination, bringing employment and spending into the area as well as providing valuable access to outdoor green space. We are supportive of new ideas and entrepreneurship within the community and have helped many embryonic businesses to flourish.

# 11 SUSTAINABLE CITIES AND COMMUNITIES



## Make cities and human settlements inclusive, safe, resilient and sustainable

### What does this mean?

Contribute towards making places for the economy, communities and nature to thrive.



### Our Commitment:

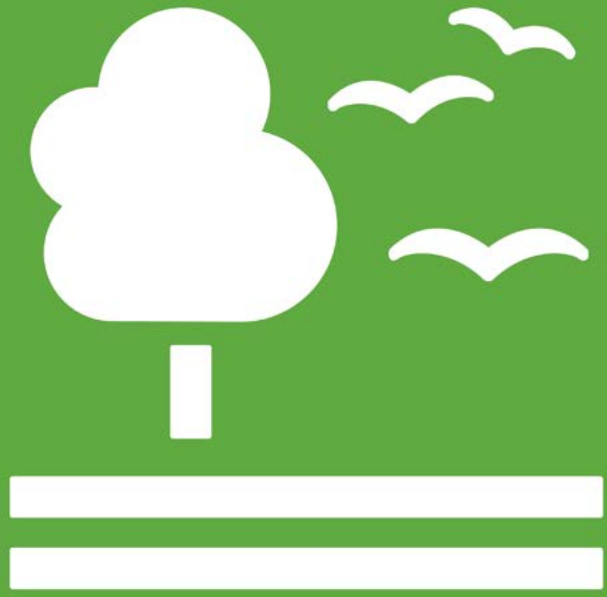
Rural land on the edge of the urban fringe presents an incredible opportunity to connect urban communities with the countryside. We are able to deliver this connectivity through schemes such as the RHS Bridgewater Cycle Linkway in Worsley which links local communities with the Bridgewater Canal towpath, and the Speke Garston Coastal Reserve in Merseyside which provides public access to land managed for

conservation benefits. Additionally, we manage Section 106 areas which provide public open space on the edge of urban developments, offsetting land for ecology, and amenity uses including footpaths and benches in a variety of environments. These areas, which are protected against development, are maintained by us to keep them safe, accessible and looking their best.

We take pride in protecting heritage assets, like the Dove Cote and Walled Gardens in the

Hulton Parkland in Bolton through our land management. We liaise with authorities and undertake sympathetically designed solutions to our diverse range of assets, such as the Old Mill Dam within Hulton Park; by installing a new spillway and repairing the operational machinery we are able to provide communities downstream with protection from flooding, whilst preserving the now defunct infrastructure.

# 15 LIFE ON LAND



**Protect, restore and promote sustainable use of terrestrial ecosystems, sustainably manage forests, halt and reverse land degradation and promote biodiversity net gain**

## ***What does this mean?***

Managing our land with sustainability in mind, looking to improve our natural capital and a range of ecosystem services including biodiversity.



## ***Our Commitment:***

Life on land is at the heart of what we do. We strive to be at the forefront in the development of biodiversity banking and natural capital schemes, working with national bodies to develop best

practice, protecting natural habitats and actively promoting biodiversity. We have management plans in place to eradicate invasive species such as Japanese Knotweed, Giant Hogweed and Floating Pennywort Weed and our 10-year woodland management plan ensures the

sustainable management of our trees for the future, responsibly producing timber, and replanting trees which are fundamental for the health and wellbeing of people and the environment.

# Targets

**Our 4 commitments are underpinned by 5 one-year targets and 8 five-year targets, focussed on the sustainability issues that are most relevant to our business activities and associated stakeholders.**

## SDG 2 End hunger, achieve food security, improve nutrition and promote sustainable agriculture

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### 1 Year Target

- Work with Natural England to facilitate knowledge capture in relation to the Irwell Valley Catchment ELMS trial

### 5 Year Target

- Support Natural England on the ELMS trial at Chat Moss to investigate sustainable farming practices in this location and inform our thinking across our agricultural portfolio
- Work with our tenant farmers to balance continuing food production, where possible, whilst facilitating development



## SDG 8 Decent Work and Economic Growth

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### 1 Year Target

- Initiate a new apprenticeship position within the Land and Estates team

### 5 Year Target

- Promote sustainable tourism through establishing at least one glamping or lodge park development
- Attract new businesses to operate in the area through providing land and property for rent



## SDG 11 Sustainable communities

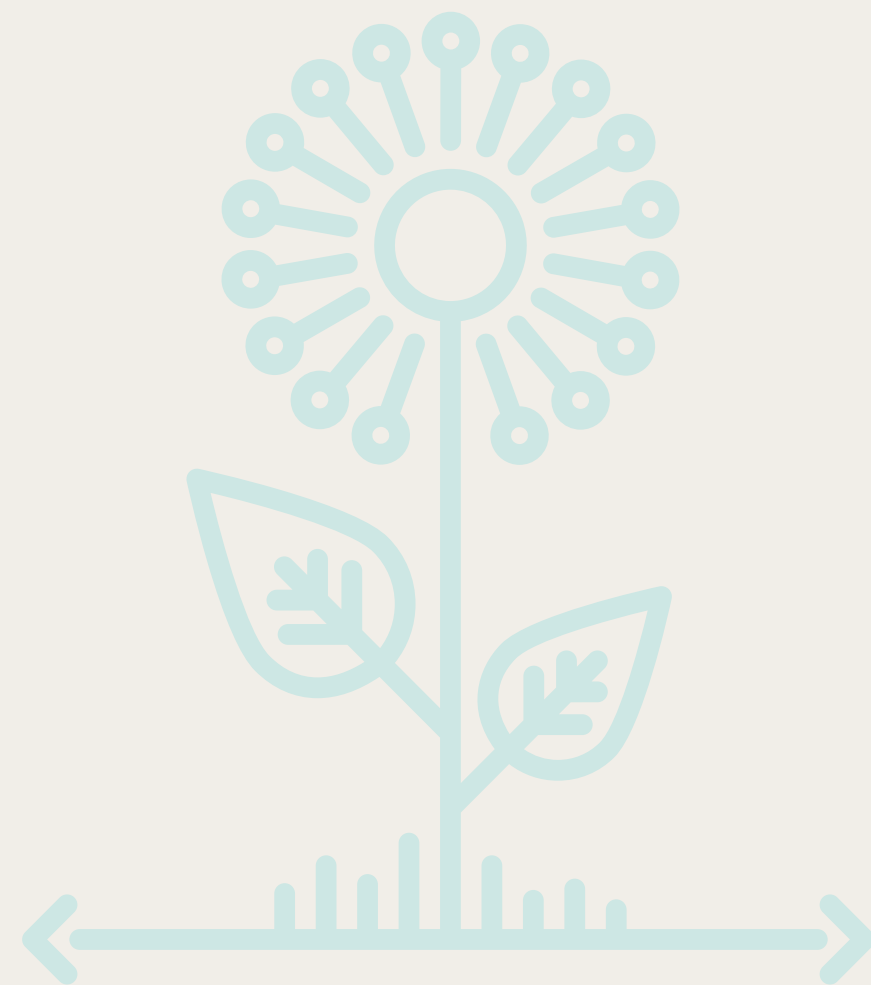
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### 1 Year Target

- Work with Salford Council to implement the proposed cycle link to the RHS Garden Bridgewater site, to improve access to green spaces and the Bridgewater Canal towpath

### 5 Year Target

- Make improvements to at least one access path per year across the portfolio to improve connectivity of urban settlements to the rural area



## SDG 15: Life on Land

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### 1 Year Target

- Re-tender our tree inspections across the portfolio to continue to promote the health of our woodlands
- Collate information relating to the presence of invasive species on our land to produce a register

### 5 Year Target

- Work with Local Authorities and other partners to bring forward plans for biodiversity banking and have at least three biodiversity banks in operation
- Participate in trials to understand the potential for carbon storage and sequestration on our land
- Significantly reduce the impact of invasive species through control and eradication, reducing cover by 20%

