

» RESOURCE USE

WATER

Challenge:

Assessing water usage and setting meaningful targets for our shopping centre portfolio

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Solution:

Historically it has been difficult to set meaningful targets for reducing water use at our shopping centre assets as many report an aggregated figure that includes both landlord and retailer use. Existing metering, usually put in place at the time of the building's development, also make it difficult to assess how much water is used by different areas of the building.

To resolve these issues Hammerson set a corporate target to establish a baseline for water consumption for each centre and the shopping centre portfolio as a whole, while at the same time identifying where improvements might be made.

Water audits were commissioned in 2009 to assess how and where water is used. Using this information a series of measures were identified to reduce water consumption and reduce related maintenance costs. For example, at Espace Saint Quentin, where we identified that just 31 occupiers, representing 25% of tenants, were using 91% of the water, the audit has led to regular monitoring of sub-meters, rainwater collection and reuse, introduction of low-flow fittings in the public toilets and a tenant engagement programme to reduce occupier use.

Reports for each centre will be used to develop water reduction plans while the overarching report will be used to set reduction targets for the portfolio. The reports will also be used to inform specification of refurbishments and new developments.