

Fraser's Property - Fitwel case study

Winnersh Triangle is well-recognised in the local area for its green open spaces, healthy events programme such as bootcamp and yoga, and accessible amenities and services such as the gym, cafes and piazza. The Green which is often used for events such as foodie days and performances, features ample seating, landscaped gardens with native species, interwoven pedestrian pathways, surrounded by bird feeders and a bug hotel. Winnersh Triangle has invested in universal accessibility across the site such as safe pedestrian crossings, and invested into the nearby Winnersh Triangle Station to promote sustainable travel to and from the park. The on-site café offers and promotes healthy food and beverages, and offers free rescued fruit and vegetables to all occupiers.

Winnersh Triangle is committed to enhancing wellbeing of the park for its occupiers, with planned actions including:



Establish a fruit and vegetable garden on the park, free of charge to occupiers



Enhance pedestrian signage to promote walkability across the site

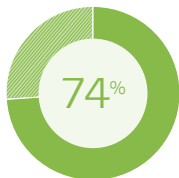


Install green roofs to manage stormwater run-off and reduce heat island effect

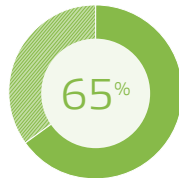


Continue to promote reuse through keep cups and water bottles to reduce single use plastic usage

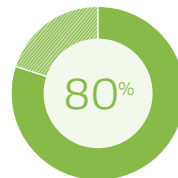
Health impact categories project impacts:



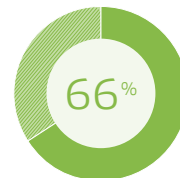
74% of selected strategies reduces morbidity + absenteeism



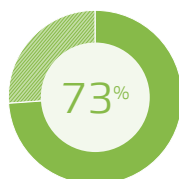
65% of selected strategies supports social equity



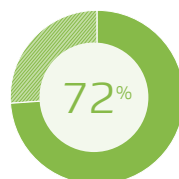
80% of selected strategies instils feelings of well-being



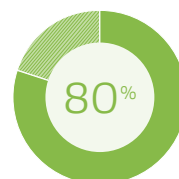
66% of selected strategies provides healthy food options



73% of selected strategies increases physical activity



72% of selected strategies promotes occupant safety



80% of selected strategies impacts community health

Project Name (Public Name): Winnersh Triangle

Company that Certified Project: Fraser's Property UK

Location: Winnersh Triangle, England

Fitwel Star Rating: 2 stars

Scorecard Certified With: Commercial Site, Built Certification

Asset Type: Business Park

Asset Class: Offices and Retail

of Occupants Impacted: 5500

Project Size: 86 acres

Project Team: Amira Hashemi, Sustainability Manager, Fraser's Property UK; and Jaime-Louise Morley, Sustainability and Utility Manager, MAPP

Date Certified: 25 September 2021

Notable Clients: Beckton Dickinson, Jacobs, Rockwell Collins

Other Certifications: ISO 14001 accredited, GRESB 4 stars, GRI Reporting

What is Fitwel?

The Fitwel certification is the most widely used people-focused certification for health and wellbeing excellence in the built environment. Used in over 35 countries, the scorecard assesses holistic health across a development, including:

- Public realm access
- Pedestrian connectivity
- Proximity to open spaces
- Outdoor fitness areas and community destinations
- The provision of healthy food
- Embedding social resilience
- Occupant safety, and emergency preparedness