

Clean Energy story



# DE GEER II OSS

NETHERLANDS



**1** LOCATION  
De Geer II, Oss, Netherlands

 DEVELOPMENT SIZE  
32,380 sq m

 DEVELOPMENT TYPE  
Multi-faceted Logistics Distribution Facility

 DELIVERY TIMEFRAME  
2020-2021 / Delivered: October 2021

## Location

## NETHERLANDS



## LOCATION

De Geer II, Oss, Netherlands 

**Situated in the southern part of the Netherlands, Oss forms part of the Noordost-Noord-Brabant region and is a core Dutch logistics location.**

In addition to established rail and water connections, the area benefits from excellent road infrastructure via the A59 and A50 motorways which provide important links for national and international distribution.

The region Oss Veghel ranks 8th in the Dutch logistics Hot Spot selection (April 2020: the location benefits from the excellent motorway connections, A59/A50 and the nearby barge terminal "OOC terminals", which is used extensively by Vos Logistics for its operations in Oss.

The logistics stock in the province of Noord Brabant is over 10 million m<sup>2</sup>. The region Oss Veghel has approximately 1 million m<sup>2</sup> of logistics stock - a stable market with a strong presence of logistics service providers.

## Key features

## KEY FACTS

## De Geer II

- Warehouse - 21,700 m<sup>2</sup>
- Clear Height - 12.2 m
- Mezzanine - 2,070 m<sup>2</sup>
- Office Space - 2,201 m<sup>2</sup>
- Parking spaces - 94
- Dock Doors - 26
- Ground level doors - 2
- Floor load capacity - 50kN/m<sup>2</sup>
- Compartments - 2
- Lights: Energy-efficient LEDs

HANDOVER: October 1st 2021

## DE GEER II


 32,380  
SQM

 Total space  
developed

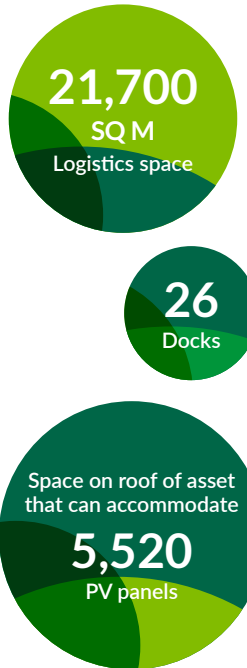
## LOCATION

De Geer II, Oss, Netherlands

We are pleased to have had De Geer II rated Outstanding by the Building Research Establishment Environmental Assessment Method (BREEAM). As with all modern GLP assets, we meet and exceed market standard specifications, including a full installation of energy-efficient LED lighting is provided throughout the building.

 BREEAM<sup>®</sup>  
OUTSTANDING


Request and GLP's solution



## Vos Logistics

Vos Logistics Solutions offers customers specific logistics solutions, from forwarding, warehousing, value added services, and distribution to full supply chain solutions in which Vos Logistics Solutions has the overall management of all or part of the customer's goods flow.

Vos Logistics, as a condition of their leasing, intended for the roof to be used for photovoltaic panels. Originally Vos held the sole right to use the roof for the installation of solar PV, but had not been able to justify the investment required to perform that installation.

With the unveiling of GLP's new Clean Energy offering, they quickly expressed their interest in the opportunity have GLP install a large bank of solar PV panels onto the roof of the site. After surveying the site, GLP determined that the rooves of the asset could accommodate a bank of 5,520 solar PV.

## Solution

GLP is to fund, install, operate and maintain a 2,539kWp solar PV installation.

GLP instructed Syzygy to set up PV panels as a third-party provider.

## Local community

## Local community

The energy produced from the rooftop solar installation provides clean energy to Vos Logistics during their hours of operation.

At peak hours when the most energy is used (generally higher use from mid-morning until the evening), the system is anticipated to spill 85% of the generated energy to the grid, providing much needed clean green energy to home customers.



## Clean Energy

As part of our sustainability and carbon reduction strategy, GLP is working with customers across their portfolio to help them reduce their carbon emissions, and to improve the performance of their property assets.

Oss was identified as having good potential for onsite generation using rooftop solar.

GLP worked with Syzygy, one of Europe's leading consultancies in renewable energy, energy storage and electric vehicle infrastructure, to work on the Oss project.

### Who is Syzygy?

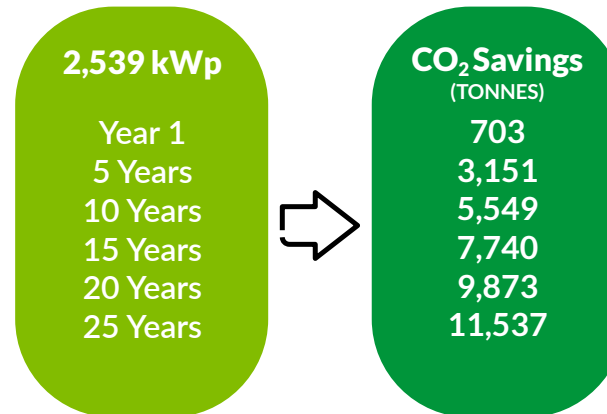
Syzygy had been specialising in embedded and decentralised renewable energy generation for ten years. Since 2010 the team have project managed the delivery of more than 250 energy generating projects (Solar, Wind, Biomass Heat Network, Ground Source, and EV charging) for UK and European Real Estate owners.

Syzygy has supported GLP for the past three years to establish the company's pan-European solar PV strategy, as well as the tactics to make its portfolio more sustainable through embedded renewable energy generation.

## LCA (Life Cycle Assessment)

Carbon savings to be achieved - 703 tonnes of CO<sub>2</sub> in year 1.

### Projected Carbon Savings



## Key Renewables Details

### Location:

The following points are considered to ensure the most effective solar installation:

- The solar modules are mounted on the roof, pitched at 10 degrees, facing east & west.
- The inverter is mounted on the roof.
- The grid connection is placed in a compact station outside of the building.

### Monitoring:

Continuous reporting ensures real time data retrieval and offers the chance to analyse the energy performance at any time.

- A datalogger is installed with associated weather station apparatus to enable real time analysis of the technical performance of the installation.
- Information gathered by this system will be available via portal, to which login details are provided to the customer.
- A Renewable Energy Asset Management Specialist will be appointed to perform ongoing monitoring of the installation.

### Maintenance:

Solar panel maintenance is essential for effective performance. GLP is responsible for operating and maintaining the solar installation. Roof access is required once or twice a year for cleaning and maintenance.

### Reporting:

For all our processes, we ensure that sufficient reporting is carried out. Therefore, an appointed specialist will provide the customer with information relative to the system's performance. The reporting considers elements such as energy, financial and carbon savings.



Pictures

