

# LENDLEASE GLOBAL COMMERCIAL REIT

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## SUSTAINABILITY STRATEGY

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## Our Vision

Lendlease Global Commercial Real Estate Investment Trust (the “REIT”) has a vision to be recognised as the leading Singapore-listed commercial REIT.

The REIT seeks to maximise returns to investors from the active asset management and long-term ownership of its assets. The asset management strategy involves identifying and implementing return enhancing opportunities such as tenant remixing/ leasing strategies, refurbishment, long term masterplan expansion strategies and acquisition of adjoining properties including integrating leading sustainability practices in the management of its assets.

The REIT views sustainability as a key differentiator and an opportunity to improve the competitiveness and performance of its investments, enhance tenant relations and minimise operating costs. In endorsing its commitment to sustainability, the REIT will continue to advance the environmental, social and governance (ESG) credentials of the REIT.

This strategy is guided by the Responsible Property Investment (RPI) Policy of the investment management business and the ESG aspirations of the broader Lendlease Group.

The aim of this document is to provide a framework for the delivery of sustainability and ESG outcomes across the portfolio by outlining the REIT’s vision, objectives, commitments and targets.

ESG outcomes and performance against targets will be reported through the REIT’s annual sustainability report, including assured energy, carbon, water and waste metrics for the REIT..

This strategy has been endorsed by the REIT Manager Board. It will be reviewed on an annual basis.

## 1. Our Key Objectives

**For Lendlease, sustainability is about creating places where communities thrive, meeting their needs today and in the future. Lendlease's Sustainability Framework provides governance and focus to the activities that are material to Lendlease, its managed property funds and its stakeholders.**

The REIT acknowledges Lendlease's Sustainability Framework and aspirations and believes that, together with the implementation of leading sustainability practices, the REIT will differentiate itself and deliver long term value for its investors, the environment and its stakeholders.

The REIT's ESG key objectives are outlined below:

### Environment

The REIT will deliver environmental outcomes by focussing on:

- Climate risk mitigation and resilience planning;
- Resource efficiency;
- Water conservation;
- Increase recycling and the elimination of waste to landfill;
- Assess pathways towards a low/zero carbon future

### Social

The REIT acknowledges Lendlease's social value target and believes in delivering social outcomes through its community engagement effort, which focusses on safety, health and wellbeing of its stakeholders, community development and the maximisation of tenant and customer satisfaction.

The REIT will be considerate of creating inclusive environments that embrace diversity and deliver sustainability training to its stakeholders.

### Governance

The REIT is committed to Lendlease's best practice approach to corporate governance. It will deliver governance outcomes through focussing on effective risk management, responsible investment practices, climate change preparedness, the identification of innovative solutions and supply chain engagement.

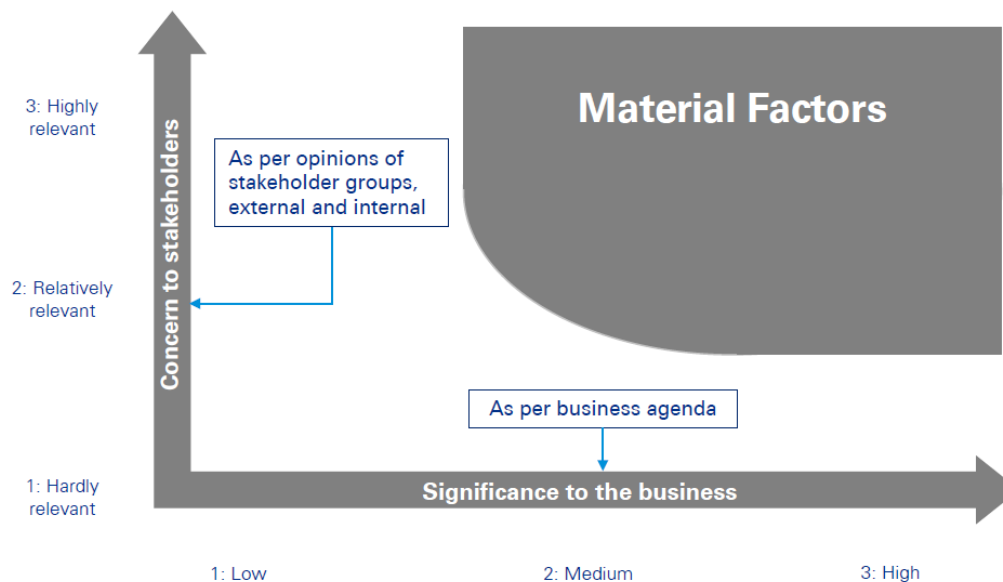
## 2. Lendlease Sustainability Framework

Lendlease’s sustainability framework shows how it focuses its efforts through three imperatives and two key areas in environmental focus and social focus.



## 3. ESG Material Factors for the REIT

The REIT's key stakeholders have identified the universe of ESG issues and recognised the following as ESG material factors that are of utmost concern to stakeholders and has a high significance to the business.



### Economic

- Economic performance
- Customer experience<sup>1</sup>

### Environmental

- Resource efficiency
  - Energy
  - Water
  - Waste
- Climate response
  - Climate change mitigation
  - Climate change adaption and resilience building

### Social

- Health and safety<sup>2</sup>
- Our People<sup>3</sup>
  - Employment practices
  - Diversity and equal opportunities
  - Training and education
- Local communities

### Governance

- Compliance
- Anti-corruption
- Customer privacy

The above identified ESG material factors are broadly aligned with the Global Reporting Initiative (GRI) Standards – Core Option, the selected framework for sustainability reporting by the REIT.

<sup>1</sup> Non-GRI aspect.

<sup>2</sup> Includes health and safety of customers (tenants and visitors) and employees.

<sup>3</sup> Employee data pertains to employees of the REIT Manager and relevant employees of the Property Manager.

## 4. Our Commitments & Targets




The REIT is committed to benchmarking its sustainability performance and the performance of its assets. It is also committed to setting sustainability targets at the asset and REIT level.

### REIT Commitments

- Investor engagement and reporting
- Annual independent assurance of utility data
- Alignment with Lendlease corporate governance policies and risk management
- A continued focus on responding to the dynamic risks and opportunities associated with climate change
- Maintain a leading position in GRESB ranking

### Asset Commitments

For its assets, the REIT will obtain the most relevant Green Building rating (eg. BCA Green Mark Platinum) where possible/feasible for it to do so. The asset will execute the following:

Sustainability Imperative	Environmental Focus	Social Focus
	<b>Resources &amp; Materials</b> <ul style="list-style-type: none"> <li>• Achieve water efficiency by reducing potable water use</li> <li>• Increase waste recycling and waste elimination</li> </ul>	<b>Economic Prosperity</b> <ul style="list-style-type: none"> <li>• Community engagement (with a focus on youth) and knowledge sharing</li> <li>• Health and safety training for all employees, tenants, and contractors</li> </ul>
	<b>Climate Action</b> <ul style="list-style-type: none"> <li>• Maintain or improve Energy efficiency</li> <li>• Establish a low /zero carbon roadmap</li> <li>• Climate change risks assessment and resiliency planning</li> </ul>	<b>Community Inclusion</b> <ul style="list-style-type: none"> <li>• Enable resilient communities and support nationwide community resilience initiatives</li> <li>• Facilitate place activation and accessibility</li> </ul>
	<b>Nature &amp; Pollution</b> <ul style="list-style-type: none"> <li>• Reduce impact on air, water &amp; land quality</li> </ul>	<b>Wellbeing</b> <ul style="list-style-type: none"> <li>• Health &amp; Safety Program and adherence to Lendlease's Global Minimum Requirements</li> <li>• Engage with tenants to gauge Indoor Environment comfort levels</li> <li>• Programs to support mental and physical wellbeing</li> </ul>