

DNE

Sustainable Building Policy

Chapter I General Provisions

DNE is committed to pursuing environmental conservations and advanced technological applications through its building design and operational measures to reduce our carbon footprint.

Chapter II Applicable Scope

This DNE Sustainable Building Policy (this "Policy") is applicable to all DNE wholly owned companies and its subsidiaries.

DNE encourages its subsidiaries to develop their own sustainable building policy by reference to this policy. We also encourage our subsidiaries to formulate its own sustainable building policy in accordance with the local laws and regulations.

Chapter III Commitment

DNE incorporates ESG considerations into our building construction, from site selection/acquisition, design, procurement of materials, property management, community impact, energy efficiency monitoring, risk management and daily operations.

3.1 New Building and Redevelopment Project

3.1.1 Site selection and acquisition:

When it comes to project site selection, DNE carries out environmental and social due diligence by taking the following factors into considerations:

Regulatory compliance

Environmental

- Natural disasters, including hurricanes and floods
- Adaptation to climate change
- Climate resilience
- Biodiversity
- Soil pollution
- Pollution prevention and treatment
- Building safety
- Water and energy supply
- Indoor air quality

Social

- Cultural heritage conservation within / near project site
- Social and economic impact on the community
- Community co-integration
- Feedback from the surrounding stakeholders

3.1.2 Design and Construction

DNE is committed to developing green parks and buildings with minimal impact to the environment and community through the following measures:

Sustainable Building Design Requirements

- Adopt prefabricated materials to reduce air pollution and energy consumption
- Take actions to raise energy efficiency and utilization of renewable energy
- Supervise energy efficiency with energy management system

Sustainable Building Certification Standards

- DNE aims to obtain the international accreditation such as LEED and Assessment Standard for Green Building in China.
- Apart from complying with the above certification standards, DNE also sets the sustainable development benchmark for future projects, covering standards on intelligent system, social inclusion, climate change resilience, and our innovation for achieving the ambitious goal of ZNC (Zero Net Carbon) buildings.

Sustainable Construction

- Take steps to streamline the construction process to reduce the adverse impact on environment.
- Evaluate the impact of on-site environment to make sure the environmental impact is taken into consideration.
- Take efforts to minimize light pollution, noise pollution, water pollution, air pollution, and GHG emissions to the surrounding community and environment.
- Manage all kinds of pollution and waste to meet the regulatory compliance requirement. In case of any non-compliance, measures will be taken to address the issues.
- Conduct quality management and risk assessment to ensure construction safety and regulatory compliance.
- Restore the soil and environment affected by construction.

Sustainable Building Materials

DNE requires the suppliers to disclose their material composition and the Statement on Environmental Friendly Products and Healthy Products for all materials. For example, the Statement on Environmental Friendly Products should comply with ISO14025, 14040, 14044, EN15804 or ISO21931.

Priorities are given to materials that are locally sourced or materials that can be recycled or packed, third-party certified wooden materials and products, materials with green building materials certification, building materials with low-emission, non-hazardous and non-toxic, i.e. Forest Stewardship Council (FSC) certified or Forest Certification (PEFC) certified wood. Interior design and decoration should apply equivalent standards.

Safety and healthy design

To integrate acoustics, ergonomics, temperature and humidity and air quality into the design. Efforts will be made to pass UL Green guard certification, CMA certification in China and RESET certification, etc.

3.1.3 Delivery of Properties

DNE provides sustainable decoration guidelines and sustainable operation guidelines to all tenants.

3.1.4 Community Impact

Take steps to monitor the potential adverse impact on the surrounding community and residents. By seeking advice and feedback from the community, we realize our commitment to community interaction. By developing and implementing a risk mitigation plan, we respond to any risk as planned when it arises. We also identify any potential risk involving our community and stakeholders as early as possible.

3.1.5 Sales and Marketing

DNE complies with the requirements for responsible marketing, advertising, and sales where it is applicable.

3.2 Existing Buildings and Parks

For those existing buildings and parks, we plan to carry out a risk assessment at least every three years.

DNE takes positively measures to raise resource efficiency, mitigate GHG emissions, and improve the health and wellbeing of all tenants.

Sustainable Building Certification

- 1) DNE will make an effort to put our existing buildings that were not LEED / green building certified, to apply for the certification. Those certified buildings and parks should regularly go through compliance check to maintain their status.
- 2) DNE will also apply for Energy Performance Certificate (EPC) ratings for our sites.

Existing Building Management

- 1) DNE has set environmental targets for our buildings and parks. The targets and progress will be disclosed in the Group's annual report and the Sustainability section on our website.
- 2) DNE regularly performs building audit to improve energy efficiency and climate resilience, and protect the health and safety of all tenants.
- 3) Additional safety and health measures are adopted, for example, protecting the health of all tenants during pandemics.

Engagement of Tenants in Sustainable Development

- 1) DNE engages all tenants to take action to reduce the environmental impact by

providing specific training programs.

- 2) DNE encourages all tenants to be involved in all green, health and community programs, to foster awareness of sustainable development, promote physical and mental health.
- 3) DNE heightens tenant engagement through the intelligentization of building device and online digital platforms (such as mobile APP and applets).
- 4) DNE seeks comments from the tenants on a regular basis (for example, through Annual Satisfaction Survey).

Chapter IV Audit and Reporting

All commitments stated herein are subject to the guideline by our Sustainability Committee.

Our construction team will oversee the implementation of this policy from site selection to property management.

Environmental and social risk factors related to the life cycle of the properties are incorporated into the DNE's Risk Management Policy. Risk assessment will be carried out by Internal Control Department or Third Party on a regular basis.

Chapter V Review of Policy

This Policy will be reviewed every three years or as appropriate based on the laws and regulations of relevant organizations in countries where we operate.

Contact Us

If you have any feedback related to this sustainable building policy, please email to Sustainability@dnegroup.com.