

ISO 14001 – Environmental Management System

Cofinimmo's environmental policy

Cofinimmo, as a real estate company, provides its clients-tenants with buildings, which are both highly functional for their business activities and **environmentally sustainable**. Each reconversion and/or redevelopment improves a building's energy performance and raises the comfort standards for its occupants. The long operating cycles of buildings encourages Cofinimmo to take sustainability as far as possible within the limits of economic profitability. The Group's ambition is to remain at the cutting edge of innovation and new technologies in order to offer a long-term response to current and future environmental and social challenges.

Cofinimmo pays particular attention to its corporate values, which guide the daily operations of its teams.



The Executive Committee created the 'Sustainability Committee' in 2010 to ensure implementation of its sustainable development policy. Its objective is to continuously identify and assess all factors that might improve the sustainable development strategy. The Executive Committee approves these proposals before the Board of Directors then incorporates them in the company's overall strategy.

Our value chain exists of a long-term combination of skills all along the life cycle of our buildings.

The environmental policy is based on **three activities**:

1. Acquisition and redevelopment of portfolio, Development;
2. Construction and renovation of portfolio, Project Management;
3. Sustainable management of portfolio, Property Management.

Cofinimmo is aware of the impact of its activities at every stage in a building's life cycle and conducts a regular dialogue with its stakeholders. The materiality matrix was established for the first time in 2014 following GRI guidelines. It is annually reviewed and refined. Nine environmental topics¹ are considered as material for Cofinimmo of which two challenges have the highest priority.²

¹ Energy consumption and CO₂ emissions – Mobility – Construction waste – Waste linked to occupation – Use of sustainable/recycled materials – Water consumption – Impact on green spaces – Noise pollution – Disturbances linked to occupation.

² More details regarding the materiality matrix are available on the internet site of Cofinimmo, in the Sustainability report 2016 (pages 22-23).

Objectives and performance indicators have been defined for each environmental challenge.³ Thus each objective is measured and assessed. The results are published annually in the sustainability report.

The main objectives to be achieved are linked to the priority challenges:

Energy consumption and CO₂ emissions

- Improve the portfolio's energy performance with a building renovation programme;
- Better measure and manage office buildings' energy consumption;
- Promote the Green Charter, a cooperation agreement signed by Cofinimmo, Cofinimmo Services and tenants in order to actively promote sustainable development and encourage all parties to reduce the environmental impact of leased properties;
- Obtain BREEAM and BREEAM In-Use labels level Very Good;
- Update the registered office's carbon balance sheet.

Mobility

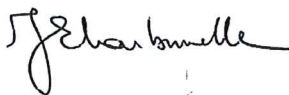
- Inform clients about building accessibility via alternative modes of transport to the car;
- Promote the use of alternative modes of transport to the car by improving infrastructure for cyclists;
- Improve the rate of use of car parks by pooling and transformation for semi-public or even public use;
- Decrease the CO₂ emissions of leased vehicles;
- Implement a company commuting plan.

In order to formalize its environmental achievements, Cofinimmo has obtained the ISO 14001:2015 environmental certification for its environmental management system (EMS). The EMS is updated regularly.

Cofinimmo's **four main commitments** are:

1. compliance with environmental regulations and other requirements;
2. continual improvement;
3. prevention of pollution;
4. transparency in communication.

These commitments are monitored and adhered to by operational teams in their daily work.



Jean-Edouard Carbonnelle
Chief Executive Officer



Jacques van Rijckevorsel
Chairman of the Board of Directors

³ <http://www.cofinimmo.com/sustainability/performance-data/scoreboard/>