

## Environmental Policy

D.M. Wenceslao & Associates, Inc. (DMW) accepts our responsibility to manage our impact on the environment; we are aware that our use of resources has substantial effect. Environmental stewardship has become a more urgent matter with climate change, especially since the Philippines is among those most affected. In response, DMW has committed to continuously improve its environmental performance through tangible measures aimed at reducing emissions per square meter.

### I. Overall Goals

- A. Reduce year-on-year emissions per square meter and improve other operational eco-efficiency metrics through tangible measures including but not limited to:
  - Purchasing 100% renewable energy for all contestable commercial assets through retail electricity supply contracts
  - Developing energy efficient buildings
  - Retrofitting of lights and installation of energy and water efficient equipment
  - Conducting periodic energy and water conservation training
  - Providing education on recycling methods to the Company's workforce.
- B. Ensure strict compliance with all relevant environmental laws and regulations.
- C. Conduct environmental due diligence at the pre-purchase, acquisition, investment, or mergers stage. This includes undertaking an environmental audit of each new property and establishing baseline environmental performance indicators that will serve as benchmarks for future monitoring and improvement.
- D. Integrate sustainability into lease arrangements by introducing green lease provisions or ESG-specific requirements in select contracts with tenants, ensuring alignment on environmental objectives across the estate.

### II. Roles and Responsibilities

- A. The Company's Chief Executive Officer is the highest-ranking person overseeing the progress and attainment of DMW's environmental goals.
- B. The Company's Head of Corporate Planning and Head of Asset Management approve or adjust the targets set by the Environmental Manager and intervene with tangible measures should progress deviate from the annual goal.
- C. The Head of Corporate Planning relays the approved targets to the Chief Executive Officer and to Departmental Heads.
- D. The Company's Environmental Manager ensures compliance with all relevant environmental laws and regulations, sets annual energy consumption and emissions targets, lays out details

on how to achieve targets, tracks and reports progress to the Company's Head of Corporate Planning and Head of Asset Management.

- E. The Company's Head of Human Resources initiates measures to ensure employee support and involvement in the Company's environmental goals. These measures include distribution of awareness materials and periodic eco-efficiency and recycling seminars and training.

### **III. Scope**

- A. This Environmental Policy applies to all of DMW's own operations, including its projects, developments, and office sites. The Company ensures that all business activities under its control are conducted in line with the commitments outlined herein.
- B. Through its Supplier Code of Conduct, DMW mandates its suppliers and contractors to uphold environmental standards consistent with this policy. Environmental criteria are integrated into our procurement and vendor selection processes, driving sustainable practices and reducing environmental impacts across our supply chain.
- C. The Company collaborates with its business partners – including tenants, joint venture partners, and other affiliates – to promote and uphold similar environmental commitments. Through these partnerships and regular dialogue, we extend our sustainability values beyond our direct operations, working together to achieve broader environmental objectives.