



Reference	EOP/ESG/POLSUP/CCA/C2	Version: June 2, 2021
Policy Supplement Title	Climate Change – New Developments	
Entity	Embassy Office Parks Management Services Private Limited (“ Manager ”) in its capacity as manager of Embassy Office Parks REIT (“ Embassy REIT ”)	
Responsibility	Head - Projects & Capex	

Version #	Version Date	Change Type
V1	June 2, 2021	Created

Document Review Cycle			
#	Effective Date	Next review date	Policy Owner
1	June 2, 2021	On or before May 30, 2022	Head – Projects & Capex

Applicability	This policy is applicable to all new developments under the purview of the Manager, Embassy REIT, its Special Purpose Vehicles (“ SPVs ”) and its Holding Company(ies) (“ Holdco ”).
Purpose	To address adaptation and mitigation of climate change impacts. Establishes processes to ensure that decisions taken during the design and construction phase promote buildings that are resilient and adaptive to future climate change. Incorporates, "Integrative Design Approach" that reduces energy consumption and to avoid adverse environmental impacts.
Aspects	<p>Climate change adaptation of the buildings is achieved by adopting appropriate technologies. We strive to use cleaner and renewable forms of energy to the extent possible, thereby enhancing the quality of building design.</p> <p>At Embassy REIT, we are committed to ensure climate change adaptation during the design and construction phases.</p> <p>Design:</p> <p>The "Integrative Design Approach" is a process which comprises of the following principles, to be adopted, as applicable.</p> <ul style="list-style-type: none"> • Site & Climate Analysis: Undertaking an analysis of site, climate, building orientation, topographical factors, local constraints, and the availability of natural resources. • Adaptive Structural Systems: Assessing the structure's characteristics and integration with other systems such as envelope (shading device, insulation, cool roofs) or mechanical systems, suitably adopted basis feasibility.

<p><i>Aspects</i></p>	<ul style="list-style-type: none"> • Green Building Materials: Identifying the efficiency of a material or a product which includes, procuring wood from sustainable forests, low embodied energy products (i.e., the total energy required to create, harvest, transport, use, maintain and dispose of a product), recycled and re-used content (adaptability, cradle to cradle aspects etc.), toxicity level (wastes, pollution, etc.), wherever applicable. • Building Envelope: Including consideration of orientation, climate & seasonal variations, surrounding environment, building functionality, façade design aspects at design stage, wherever applicable. • Renewable Energy Systems: Exploring potential use of Photo Voltaic (BIPV) cells as sources of renewable energy, wherever applicable. • GHG emissions: Identifying opportunities for reducing overall emission level and GHG reporting, with consideration given for practical, feasible and local material/ equipment selection and improved construction processes, wherever applicable. • Innovative Heating, Ventilation & Air Conditioning (HVAC) Systems: Exploring Passive cooling technologies, if applicable to provide acceptable indoor air quality comfort to tenants. • Water Management: Analysing the system and strategies to collect, store, distribute, recycle and re-use water in the building, wherever applicable. <p>Construction:</p> <ul style="list-style-type: none"> • Prefabricated Building Systems - Exploring the construction and assembling methods of various single building components, reducing the time of construction, energy consumption and waste management at construction sites basis the financial feasibility and ease of retrofitting requirement in future, maintenance and replacements and accordingly adopt as applicable. • Quantification of Greenhouse Gas Emission while undertaking the projects shall be explored. • Energy Efficient procedures, equipment and transportation shall be used during construction, wherever applicable. <p>Stakeholder Engagement:</p> <p>Engaging all relevant stakeholders including the community, non-governmental bodies, technical and subject matter experts, business partners, contractors, clients, occupants and our own employees in our efforts to address climate change.</p>
<p><i>Implementation and monitoring</i></p>	<p>The ESG Committee shall monitor the implementation of the aspects outlined in this policy supplement and establish suitable processes, procedures and infrastructure to support compliance.</p>
<p><i>Amendments</i></p>	<p>This policy will stand automatically amended to the extent of any relevant change(s) in the applicable law and or for any change(s) in fact.</p>