



SUMMARY OF TOITŪ CARBONZERO CERTIFICATION

PRECINCT PROPERTIES NEW ZEALAND LIMITED

Year 1 of 3 year certificate period



Precinct Properties New Zealand Limited meets the requirements of Toitū carbonzero certification having measured its greenhouse gas emissions in accordance with ISO 14064-1:2006, committed to managing and reducing its emissions and neutralised its remaining unavoidable emissions through the cancellation of an appropriate number of verified carbon credits in respect of the operational activities of its organisation, excluding Generator New Zealand.

Precinct is a city centre specialist and long term owner of real estate. Our business owns high quality, strategically located city centre buildings. Ranked in the NZX top 30 and with total assets at 31 December 2019 of \$3.1 billion, Precinct is the largest owner and developer of premium inner-city real estate in Auckland and Wellington. This inventory reports into the Toitū carbonzero programme.

Sustainability at Precinct means enabling sustainable and successful business, improving our operational performance and incorporating sustainable design across our properties. It is focused on the creation of positive environmental impacts centred around Precinct's commitment to our people, partners and communities in which we operate.

Precinct has a well-defined strategy. It includes a prominent integration of sustainability across all areas of the business. As a business we continue to focus on understanding and responding to our material ESG (Environmental, Social and Governance) risks and opportunities. Precinct acknowledges that it must take actions that support ESG issues and embed sustainability throughout Precinct's business and day to day operations. Our goal is to create sustainable value through city centre real estate.

As New Zealand transitions to a low-carbon economy, we acknowledge that companies in the real estate sector along with the building and construction sectors have an integral role in adapting and seeking to mitigate the impacts of climate change in the built environment. We recognise to maximise the benefits of our efforts in reducing our climate impacts, both measuring and managing emissions is key. We are committed to minimising our environmental footprint in the built environment while also making a conscious effort to help protect the natural environment we are part of. This means we aim to mitigate the environmental impacts that we have direct control over while continuing to expand our understanding of how we respond to those external impacts and risks which we can't directly control.

We are taking a proactive approach to the risks and opportunities presented by climate change. The environmental performance of our buildings is a material issue and includes the energy they consume, the waste they generate and their operational greenhouse gas (GHG) emissions.

EMISSIONS SUMMARY ¹

Precinct Properties New Zealand Limited’s emissions for this year (01 July 2018 to 30 June 2019) were 3,733.10 tCO₂e. The operational GHG emission sources included in this inventory are shown in Figure 1 below.

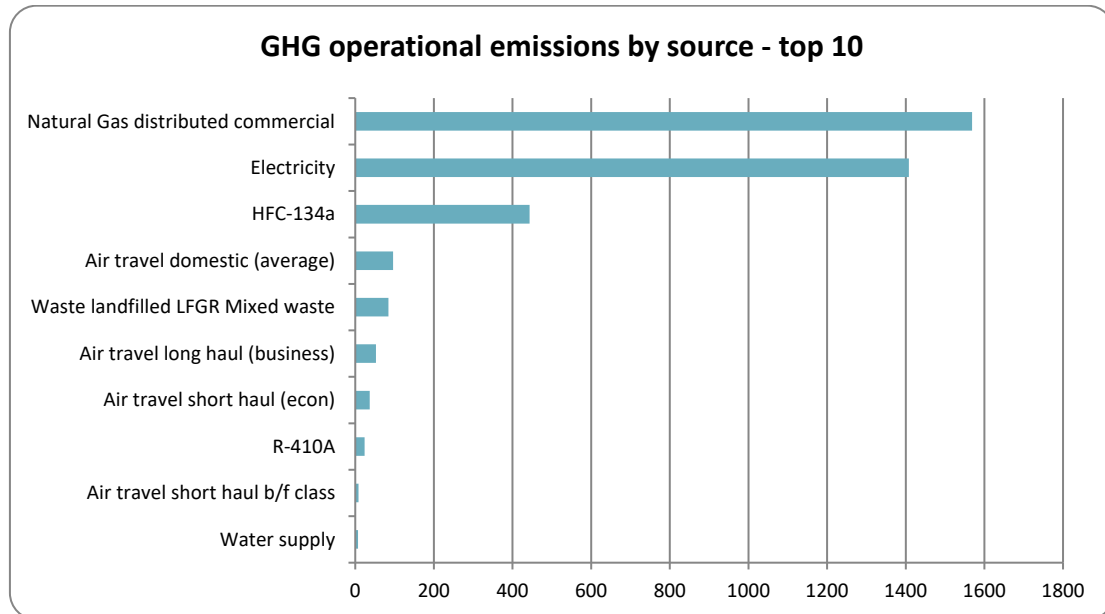


Figure 1: GHG emissions by emissions source

Emissions as tonnes of carbon dioxide equivalents (tCO₂e) for this period were:

Scope	tCO ₂ e
Scope 1	2,036.35
Scope 2	1,407.98
Scope 3 Mandatory	288.77
Scope 3 Additional	0.00
Scope 3 One time	0.00
Total gross emissions	3,733.10

EMISSIONS REDUCTIONS

To reduce its emissions, Precinct Properties New Zealand Limited has developed a GHG emissions management plan and reduction targets. Some of these plans include:

- Long-term science-based target for total emissions measured by the weighted average (by area) of the portfolio to be aligned with the climate bond initiative by 2030, in order to meet Paris Agreement emissions reduction targets.

¹ **Disclaimer:** This Disclosure Statement is a summary of the verified information considered for certification and the certification decision. It should not be taken to represent the full submission for certification. Whilst every effort has been made to ensure that the information in this Disclosure Statement is accurate and complete, Enviro-Mark Solutions Limited (trading as Toitū Envirocare) does not, to the maximum extent permitted by law, give any warranty or guarantee relating to the accuracy or reliability of the information.



- Target annual rating for all our assets and achieve a minimum 4-star base build NABERSNZ for all properties.
- Undertake energy audits on certain assets across the portfolio.
- Solar photovoltaic (“PV”) installation on certain assets across the portfolio.

EMISSIONS BOUNDARIES

Figure 2 below shows the organisational structure used for describing the organisation’s greenhouse gas (GHG) emissions inventory, and what business units were included in the inventory in the context of the entire organisational profile. The parts of the structure (business units) in blue and green have been identified as being within this emissions inventory. Precinct Properties New Zealand Limited is the company managed by AMP Haumi Management Limited. PPNZL holds all the properties which are divided into two holding companies, Precinct Properties Holdings Limited, and Precinct Properties Wynyard Limited. Precinct Properties owns 50% of the ANZ centre in Auckland and has joint operational control of this building. Precinct has included their 50% share of the emissions of the shared spaces in this building in this inventory.

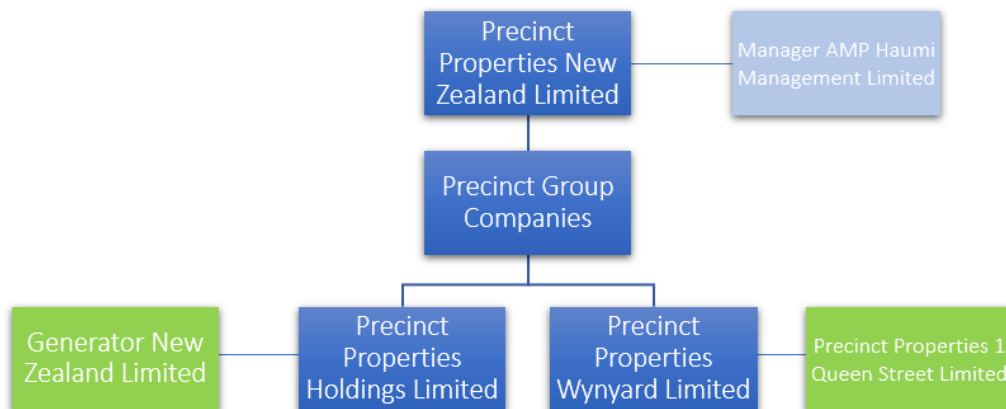


Figure 2: Organisational structure showing business units included and excluded

The operational control consolidation approach has been used to account for operational emissions with reference to the methodology described in the GHG Protocol and ISO 14064-1:2006 standards.

The following emissions sources were excluded from the inventory for this measurement period:

- The only emission excluded is waste data from Wellington assets due to the availability of the data

Excluded emissions do not exceed 5% of the total footprint within the organisation boundary stated.

OFFSET

3,734 credits comprised of 3,604 #259c International set portfolio and 129 #254 Baragran Hydro Electric Project credits have been cancelled on the Toitū Envirocare register and will be cancelled (or equivalent) on the relevant external registry within one month of certification. Specific details of cancellation, including serial numbers, will be available on the external registry: www.cleanenergyregulator.gov.au/OSR/ANREU/Data-and-information and <https://registry.goldstandard.org/credit-blocks>



CERTIFICATE DETAILS

Certification status – Toitū carbonzero certified organisation

Certificate number – 2020064J, Year 1 of 3 year certificate period

Valid until – 30 June 2023

Measurement period – 01 July 2018 to 30 June 2019

Base year – 01 July 2018 to 30 June 2019

Verified by – Enviro-Mark Solutions Limited

Level of assurance – Reasonable Scope 1 & 2, Limited Scope 3

Data quality score – High

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