

CLARK Property Partners Pty Ltd

ABN 68 641 858 737

t/as CLARK Commercial | CLARK Prestige | and associated divisions

CPP-POL-02

Environmental Policy

Version 1.0 | June 2026 | Approved: Stephen Clark, Managing Director

Defined Term

CLARK Property Partners Pty Ltd (ABN 68 641 858 737) trading as CLARK Commercial, CLARK Prestige, and associated divisions and business names is referred to throughout this Policy as "**CPP**". All references to CPP in this document apply to the entire organisation including all trading divisions, business names, personnel, directors, contractors and agents acting on behalf of CPP.

01 Policy Statement

1. Policy Statement

CLARK Property Partners Pty Ltd (ABN 68 641 858 737) trading as CLARK Commercial, CLARK Prestige, and associated divisions and business names ("CPP") is committed to minimising the environmental impact of its business operations and the property assets it manages across all divisions. CPP recognises that as a property services business operating across commercial sales and leasing, prestige residential, retail and commercial property management, and hotels and hospitality, its decisions influence the environmental performance of assets and communities at scale.

This Policy applies to all CPP personnel, contractors and service providers across all divisions and managed assets.

02 Energy Management

2. Energy Management

CPP is committed to reducing energy consumption at all assets under its management and in its own office operations:

- Monitor energy consumption data at managed assets on a quarterly basis and report performance to asset owners
- Identify and recommend energy efficiency improvements as part of each annual asset strategy review — including LED lighting upgrades, HVAC optimisation and building management system improvements
- Ensure all contractor equipment used at managed assets meets applicable energy efficiency standards
- Advocate to asset owners for capital investment in energy efficiency where payback periods and business cases are sound
- Support asset owners in pursuing NABERS Energy ratings and other applicable sustainability certifications
- Track energy intensity (kWh per sqm) at managed retail and commercial assets and report year-on-year performance
- Minimise energy use in CPP's own office operations through efficient equipment, lighting controls and staff awareness

03 Waste Management

3. Waste Management

CPP will promote responsible waste management across all managed assets and its own operations:

- Require contractors engaged for maintenance, fitout and capital works to provide waste management plans demonstrating best-practice diversion from landfill
- Work with retail and commercial tenants to promote waste separation, recycling and packaging reduction
- Engage waste service providers who can report on waste diversion rates for annual performance reporting
- Minimise printed materials in CPP's own operations — defaulting to digital communications, reports and marketing wherever practicable
- Preference suppliers of office consumables who demonstrate recycled content and reduced packaging commitments

04 Water Conservation

4. Water Conservation

CPP will encourage responsible water management at all managed assets:

- Monitor water consumption data where metering is available and report to asset owners
- Identify and recommend water efficiency improvements including irrigation optimisation, fixture upgrades and leak detection
- Ensure landscaping contractors at managed assets operate water-efficient programmes
- Report on water consumption performance as part of annual operational and ESG reviews

05 Sustainable Procurement

5. Sustainable Procurement

CPP will apply environmental considerations to its procurement decisions across all divisions:

- Give preference to locally-based suppliers and contractors to reduce supply chain emissions
- Give preference to suppliers who can demonstrate environmental credentials — recycled content, low-VOC materials, responsibly sourced goods
- Require all contractors engaged at managed assets to comply with applicable environmental legislation and best-practice environmental management
- Incorporate environmental performance criteria into contractor tender evaluation processes

06 Climate Risk

6. Climate Risk

CPP acknowledges that climate-related physical and transitional risks are material to property asset performance over the long term:

- Identify and document climate-related risks as part of the annual asset strategy review for each managed property
- Consider flood risk, extreme weather resilience and climate adaptation in maintenance planning and capital expenditure recommendations
- Advise asset owners on relevant climate risk matters and support informed long-term asset positioning decisions

| COMMITMENT | ACTION | MEASURE |
|-------------------------|---|--------------------------------|
| Energy Management | Quarterly monitoring; annual efficiency recommendations | kWh/sqm year-on-year |
| Waste Reduction | Contractor waste plans; tenant recycling communications | Diversion rate % annually |
| Water Conservation | Consumption monitoring; upgrade recommendations | kL/sqm where available |
| Sustainable Procurement | Environmental criteria in supplier selection | % contracts with env. criteria |
| Climate Risk | Annual risk identification per asset | Risk register updated annually |

Stephen Clark

Managing Director

CLARK Property Partners Pty Ltd

June 2026

Version 1.0

Review Due: June 2027

Policy Owner: Managing Director, CPP