



## Helical plc - Environmental Policy & Objectives

Helical plc is a UK focused property development and investment company. We aim to deliver market-leading returns by developing dynamic properties and letting them to diverse tenants on flexible terms, and applying a proactive approach to asset management. Our portfolio is primarily targeted towards London for capital growth and development profits and the regions for high yielding investment assets.

We recognise our responsibility to reduce any adverse environmental impacts arising from our business activities and we work within existing regulatory frameworks to comply with all relevant environmental legislation as a minimum through our operations. Our overall goal is to operate in an environmentally sustainable manner throughout our activities.

Our response to environmental issues is practical and pragmatic and reflects our desire to be a responsive, flexible and collaborative partner and landlord.

The following environmental objectives apply to our UK operations. They provide a framework for performance targets which we commit to monitor and report on to ensure compliance, and to meet evolving client and investor expectations in moving towards being a sustainable business:

- We will integrate environmental considerations through passive design in new and refurbished buildings, seeking wherever possible to achieve good practice standards. As a minimum, all major commercial developments will aim to achieve BREEAM Very Good or above.
- We will limit our consumption of natural resources, including energy and water in an attempt to maximise efficiency and reduce our carbon footprint.
- We will implement appropriate waste management practices seeking to reduce, re- use and recycle before disposal to landfill.
- We will protect and enhance the landscape and biodiversity wherever practical.
- We will endeavour to source timber from legal sustainable sources and where possible, from well managed sources certified by third-party certification bodies accredited by the Forest Stewardship Council.
- We will prohibit the use of materials and substances that have potentially hazardous effects on the environment, human health and wellbeing.
- We will investigate pollution and other environmental liabilities as part of our due diligence procedures when acquiring new assets.
- We will minimise the risks of pollution from emissions to air, water and/or land contamination, particularly during construction or demolition.
- We will minimise carbon emissions associated with transport to our managed assets and construction sites wherever possible.
- We will endeavour to address the issues resulting from climate change such as the exposure to extreme weather risks including flooding and subsidence through appropriate design and asset appraisal.

- We will ensure that project teams managed by Helical refer to our Sustainability Project Management Checklist to ensure a consistent standard of environmental management is applied to our projects.
- We will encourage the sharing of good environmental practices across our operations.
- We will work closely with our tenants in order to improve their own environmental performance.
- We will seek to reduce the adverse environmental impacts associated with our own office management practices and procurement policies
- We will monitor and review our performance against our environmental objectives on a regular basis in order to demonstrate that we are achieving the standards that we set ourselves and ensure their ongoing relevance.
- We will seek to develop on existing brownfield locations and aim to limit the impact our new developments have on the local environment.

The Policy is reviewed annually by the main board and is implemented by management representatives working with our project teams and managing agents

Last Approved: February 2019