

TOWARDS ZERO CARBON

ESG

EU Taxonomy

Sustainability & Carbon Strategies

Greenbors Capability Statement



Greenbors Consulting

COMPLEX SUSTAINABLE BUSINESS SERVICES

UNDERSTANDING THE NEEDS AND PROVIDE CLEAR AND TAILORED SERVICES

Not only sustainability itself is a complex & holistic issue, but the world around sustainable business solutions became complex as well.

We at Greenbors understand the complexity and support our Clients with professionalism & expertise.

We provide a wide range of tailored services in order to support our Clients to implement, fulfill and comply with complex sustainability aspirations.



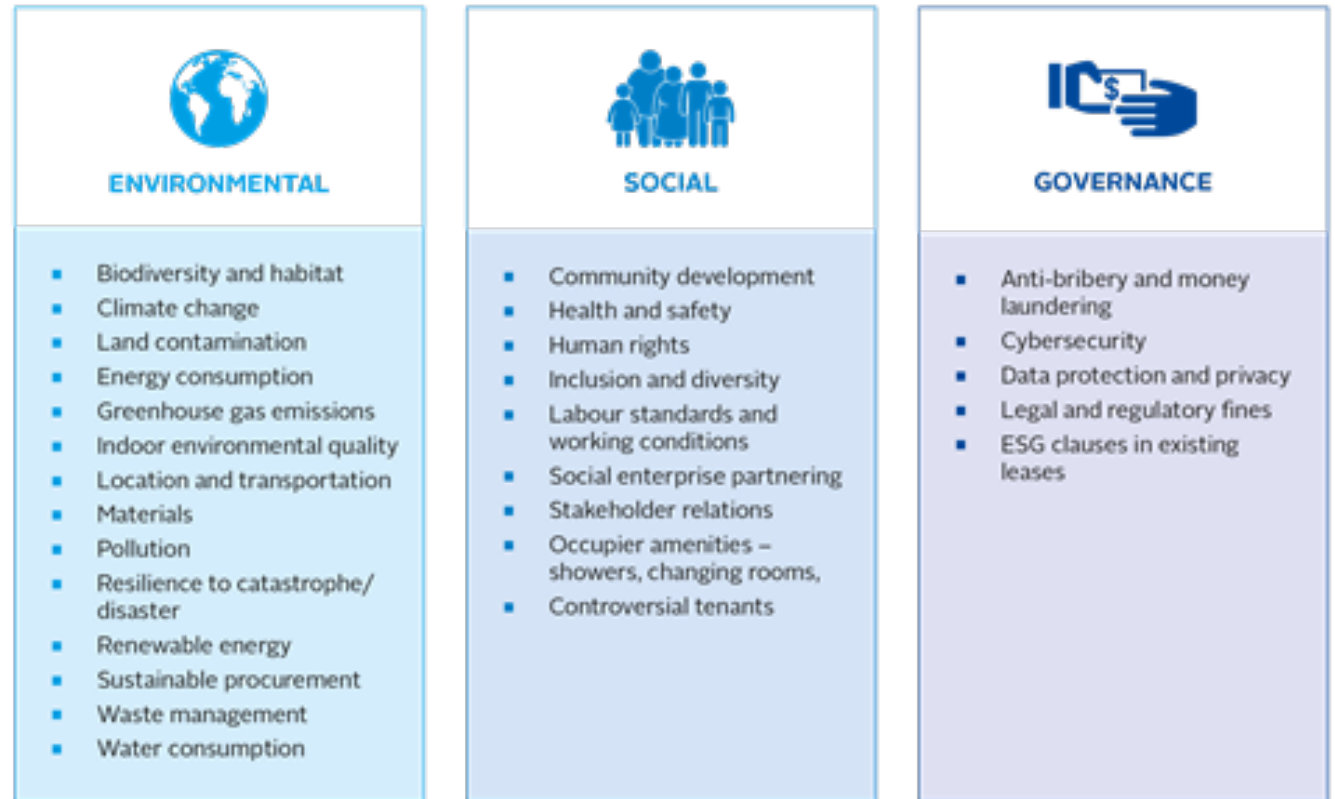
ESG

Environmental Social Governance

Environmental, social and governance criteria are a set of non-financial performance indicators that include sustainable, ethical and corporate governance issues.

The philosophy behind the ESG criteria is to recognise the effect companies have on the environment and society as a whole and in turn, how their ESG policies can impact their own resilience and profitability. A company's environmental policies might contribute to water pollution or energy waste. As a result, the company's costs, its reputation and its regulatory compliance could be at risk. A company's social policies might lead to low worker productivity and morale, then increasing the chances of high employee turnover or absenteeism. Lastly, a company's governance could involve a lack of compliance, deteriorating relations with shareholders, lack of diversity within the leadership, corruption, and other factors that can impact a company's financial standing or reputation.

With all of this in mind, investors have established that beyond financial indicators, a company's success and longevity on the market is increasingly linked to ESG criteria.





We offer a wide range of specific services related to ESG

- ESG Screening & Due diligence
- Carbon Risk Real Estate Monitor (CRRE) Assessment
- GRESB Reporting and Consultancy
- Green building certifications (BREEAM, LEED, EDGE, WELL)
- Sustainability & Carbon strategy development
- EU Taxonomy compliance assessment & consultancy

EU TAXONOMY

A classification system to categorize sustainable economic activities

The EU Taxonomy is a tool to help investors understand whether an economic activity is environmentally sustainable, and to navigate the transition to a low-carbon economy. Setting a common language between investors, issuers, project promoters and policy makers, it helps investors to assess whether investments are meeting robust environmental standards and are consistent with high-level policy commitments such as the Paris Agreement on Climate Change.

By the end of 2021, investors that offer funds in Europe described as “environmentally sustainable” will need to explain how, and to what extent, they have used the taxonomy in determining the sustainability of the underlying investments. They must also disclose the proportion of underlying investments that are taxonomy-aligned as a percentage of the investment, fund or portfolio.



**CLIMATE CHANGE
MITIGATION**



**CLIMATE CHANGE
ADAPTATION**



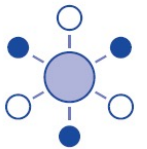
**POLLUTION
PREVENTION**



**CIRCULAR
ECONOMY**



**SUSTAINABLE USE OF WATER AND
MARINE RESOURCES**



**HEALTHY
ECOSYSTEM**

Source: beyond-ratings.com

EU TAXONOMY GREENBORS SERVICES

- The EU Taxonomy is a classification tool to help investors and companies identify (in a consistent way) environmentally friendly economic activities.
- It can help to grow the future clean economy and the hope is also to substantially improve the environmental performance of today's activities.
- Economic activities considered to be included in the proposed EU Taxonomy must “contribute substantially” to at least one environmental objective and “do no significant harm” (DNSH) to the other five, as well as meet minimum social safeguards.
- The six Taxonomy environmental objectives are:
 1. Climate Change Mitigation
 2. Climate Change Adaptation
 3. Pollution Prevention
 4. Circular Economy
 5. Sustainable use of water resources
 6. Healthy Ecosystem

We offer a wide range of selected services related to EU Taxonomy

EU Taxonomy compliance assessment & consultancy

Sustainability & Carbon strategy development and implementation

Carbon Risk Real Estate Monitor (CRRE) Assessment

Green building certifications (BREEAM, LEED, EDGE, WELL)

NET ZERO

WHY IS IT NECESSARY?



MITIGATE CLIMATE CHANGE & BUSINESS RISKS

Climate science is clear that to a close approximation, the eventual extent of global warming is proportional to the total amount of carbon dioxide that human activities add to the atmosphere.

In order to stabilise climate change, CO₂ emissions need to fall to zero.

In the Paris Agreement, governments agreed to keep global warming 'well below' 2 degrees Celsius, and to 'make efforts' to keep it below 1.5C. The Intergovernmental Panel on Climate Change (IPCC) released a report in October 2018 on the 1.5C target; it concluded that **global emissions need to reach net zero around mid-century to give a reasonable chance of limiting warming to 1.5C.**



COMMITMENTS TOWARDS NET ZERO

In many sectors of the economy, technologies exist that can bring emissions to zero. However as some emissions will likely remain, offsetting needs to be conducted.

A number of countries & companies have already set targets, or committed to do so, for reaching net zero emissions on timescales compatible with the Paris Agreement temperature goals.

In addition, the European Union recently agreed to enshrine its political commitment to be climate neutral by 2050 in its European Climate Law.



ACT NOW

Climate change is no longer a future risk. It has already become an immediate present-day challenge. Apocalyptic natural disasters and rising global temperatures are essentially calling for **immediate action on carbon emissions reduction** and for businesses to incorporate climate-friendly practices in their operations.

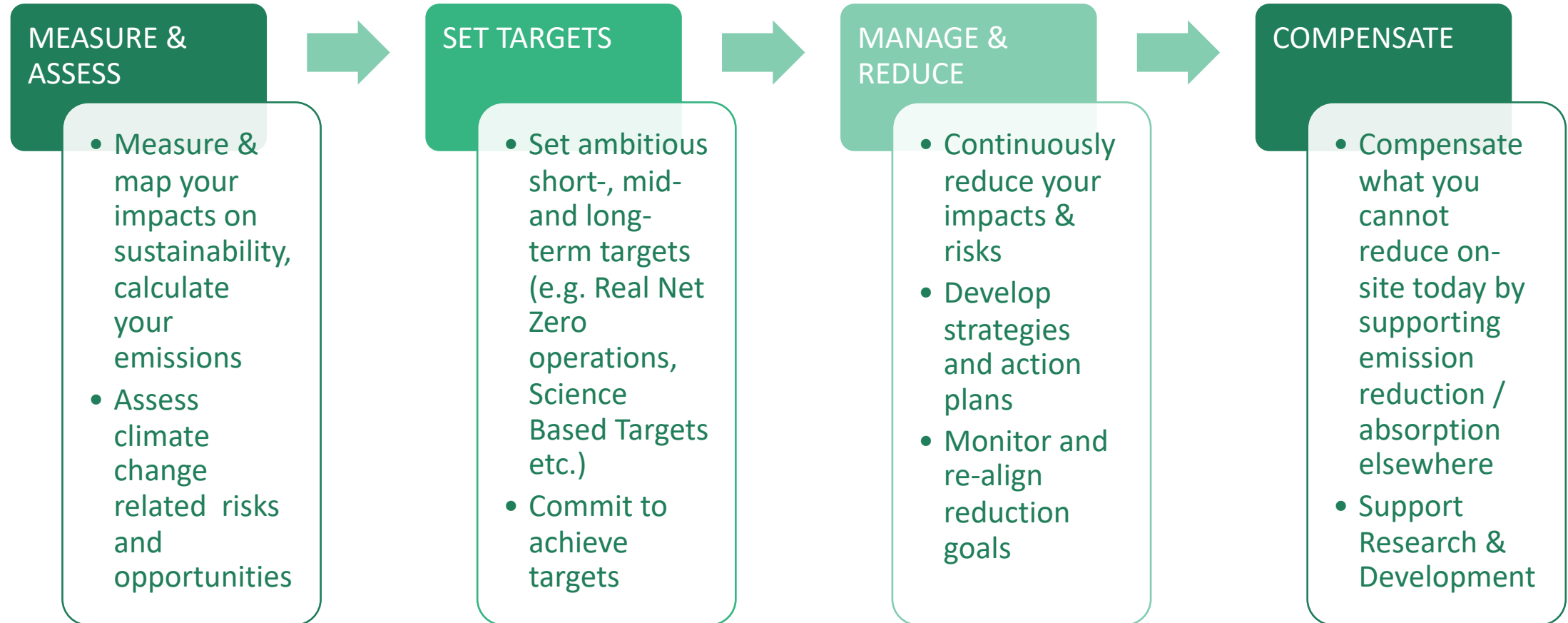
The Net Zero Carbon Buildings Commitment of the World GBC challenges business, organisations, cities, states and regions to **reach net zero carbon in operation for all assets under their direct control by 2030, and to advocate for all buildings to be net zero carbon in operation by 2050.**

NET ZERO THE STAKEHOLDERS

Essentially everybody and every business which is connected to the built environment needs to act immediately. Net Zero Carbon Building Strategies need to be elaborated by all stakeholders in order to mitigate climate change and business risks.



PATHWAY TO NET ZERO



NET ZERO OUR CORE SERVICES

MEASURE & ASSESS

- Carbon Risk & Resilience Assessment
- Technical Feasibilities
- Carbon Footprint
- CO2 & other Greenhouse Gas Emissions Data Collection and Calculations
- Building Embodied Carbon Calculations
- Scope 3 emissions – transportation, logistics, suppliers, products and services

TARGET SETTING

- Climate Change Mitigation and Adoption Policy
- Carbon and Energy Management Strategy
- Net Zero Carbon and/or Science Based Target Setting
- Roadmap/pathway to Carbon Zero

MANAGE & REDUCE

- Energy Performance Assessment and Savings Plan to Reduce Carbon Emissions
- Building Operational Improvements (Power Save modes, Building Automation, Human Factors)
- Renewable Energy
- Green Electricity Procurement, Energy Storage
- Feasibility Studies

COMPENSATE

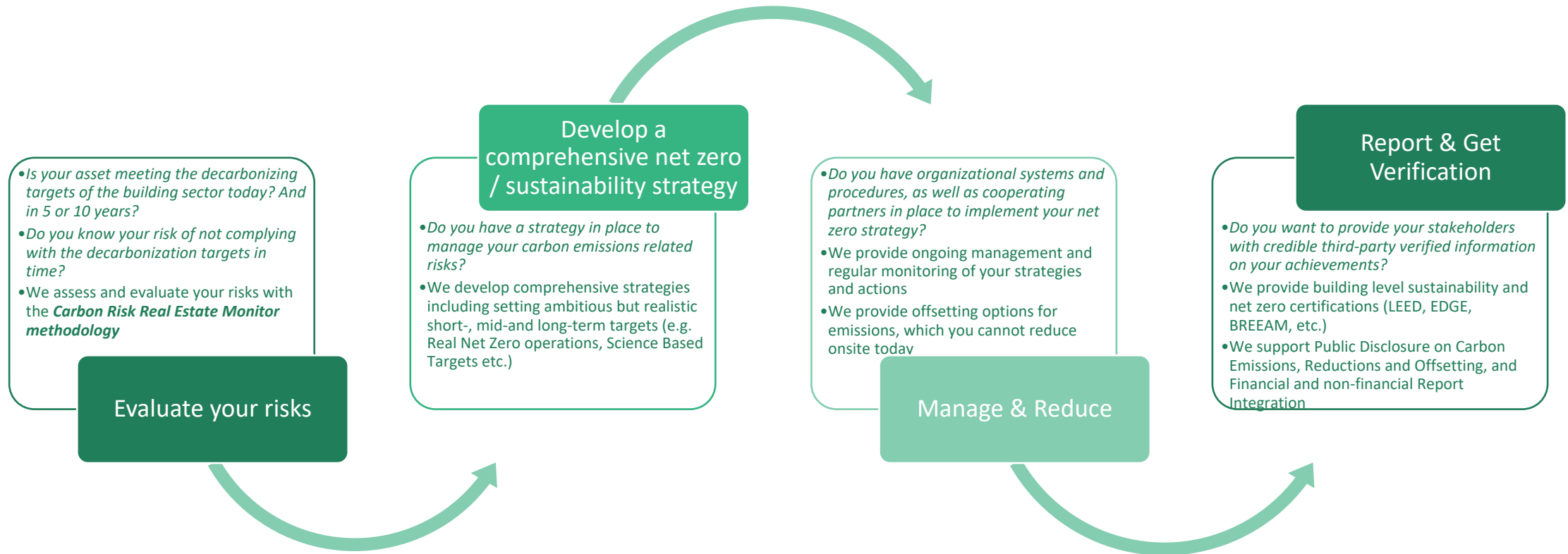
- Residual Carbon Emission Calculation
- Offsetting Locally & internationally (with certified partners if available)
- Financial assessment and trading options

REPORTING & VERIFICATION

- Public Disclosure on Carbon Emissions, Reductions and Offsetting
- Sectoral and/or Local Benchmarking
- Financial and non-financial Report Integration
- Third-party Verification of Emission Data and Report
- Asset / Building level certifications (BREEAM, EDGE, LEED)
- Portfolio level ratings and certifications
- Company level certifications
- Target and pathway certifications (SBTi, BREEAM, etc.)

PATHWAY TO NET ZERO

OUR PROFESSIONAL SERVICES



CARBON RISK REAL ESTATE MONITOR (CRREM) Tool



OVERVIEW

- The **CRREM Risk Assessment Tool** is designed for asset owners and investors to understand the carbon risks inherent in their real estate portfolio.
- The CRREM Tool is a complex modelling tool that was developed by European universities and research institutes (including the *Institut für Immobilienökonomie of Austria*).
- The tool supports **benchmark the energy and carbon performance** of single properties as well as of portfolios and whole companies **against appropriate science-based decarbonization pathway targets**. (*Decarbonization = reducing the carbon emissions related to an asset or activity to as close to zero as possible*)
- CRREM **helps to integrate carbon efficiency and retrofit requirements into investment decisions** by evaluating and clearly communicating the downside **financial risks** associated with a low energy performance and quantifying the financial implications of stricter regulatory environment regarding carbon intensity on the building stock.

CRREM

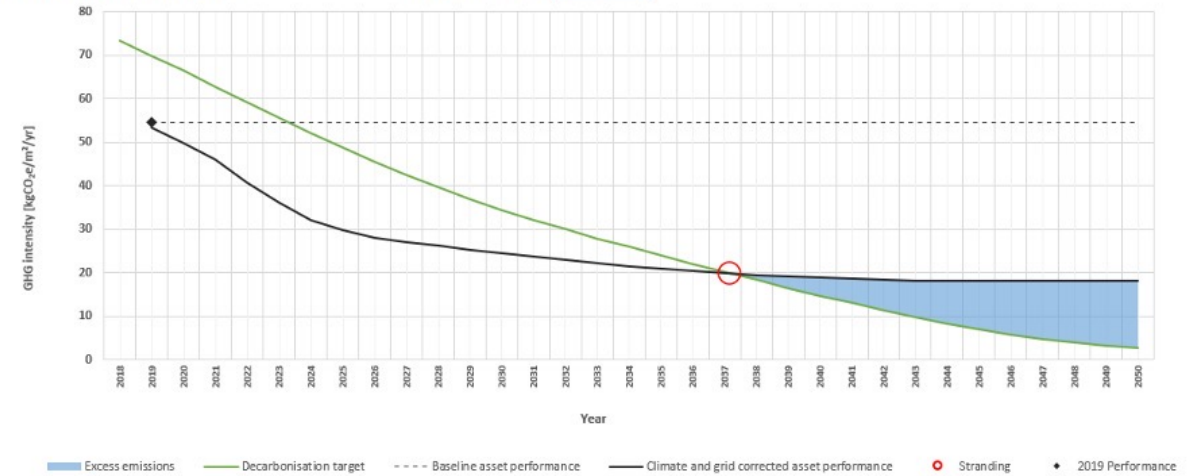
Tool - OUTPUTS

- The main outputs are charts describing forecasted carbon emissions against science based emission targets.
- The tool helps identify current and future investment needs and highlights the date when potential non-compliance with targets would lead to a stranded asset.
- The tool also provides financial calculations to support quantifying the risks associated with non-compliance with decarbonization targets.
- Both costs and savings associated with decarbonization are taken into account

STRANDING DIAGRAM (Asset #1 - Allee Center Retail (646285))

Based on global warming target: 1.5°C

Display excess emissions: Yes



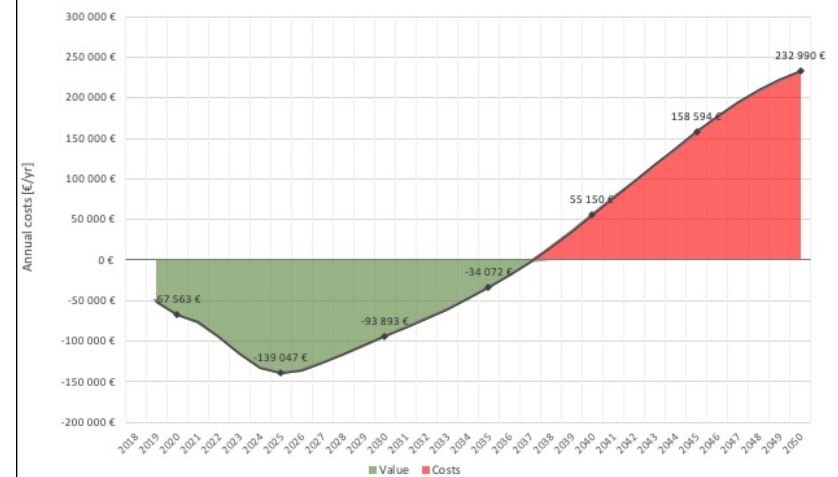
Year of stranding: 2038

Type of use: Retail, Shopping Center

Country: Hungary

CARBON COSTS OF EXCESS EMISSIONS (Asset #1 - Allee Center Retail (646285))

Emission above/below decarbonisation pathway times carbon price



Set discount rate: 2%

Global Warming Target 1.5°C

Discounted costs of excess emissions: - 1 015 160 €

Discounted value of emissions below target: 1 361 273 €

Carbon Value at Risk

GAV input required

WE ARE GREENBORS

Greenbors Consulting is an independent private consultancy service company focusing on sustainable business solutions. We create and deliver innovative professional consulting and management solutions for a variety of business and public organizations. We provide our worldwide services from Central Europe and help to develop successful and sustainable projects.

Greenbors has been founded and managed by Zsombor Barta and Gabor Szarvas. We are a young and dynamic company steered by a highly experienced professional leadership team representing over 20 years of international consultancy and management experience.




Greenbors Consulting

OUR CORE SERVICES

SUSTAINABILITY CONSULTANCY

Sustainability (Environmental, Social and Governance) assessments and strategies, Due Diligence, ESG rating support, Circular Economy, CSR, Urban developments, Transportation

GREEN BUILDING CONSULTANCY

BREEAM, LEED, WELL, EDGE certifications, Green Building strategies, complex project management and Accredited Professional (AP) services

CLIMATE CHANGE CONSULTANCY

Net Zero & Carbon Management Strategies, Carbon Footprinting, Carbon & Energy Management, Net Zero Buildings, Carbon Offsetting, E-mobility

STAKEHOLDER MANAGEMENT

Sustainability Reporting and Communication support, Risk reduction & brand protection, CSR, Permitting support, Public consultations, Training & Coaching

OUR KEY SECTORS

REAL ESTATE

Portfolio Owners, Developers, Designers, Asset & Property managers, Office, Retail, Education, Transportation and Industrial sectors

TRANSPORT & LOGISTICS

Aviation, Logistics (Shipping, Forwarding, Warehousing) Governments and Municipalities, NGO's,

FINANCE

International and national donors, Investors, Fund Managers, National & International banks, Insurance and financial service providers, NGO's



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