

# Sustainability Leadership

องค์กรความยั่งยืน

# อันดับ 1 ของโลก

Member of  
**Dow Jones  
Sustainability Indices**  
Powered by the S&P Global CSA

**Top 1%**  
S&P Global Sustainability Leadership  
Rankings 2023, Retail 2023

ในกลุ่มอสังหาริมทรัพย์  
จาก 299 บริษัทชั้นนำทั่วโลก  
ในภาคอุตสาหกรรมเดียวกัน



**9**  
Hotels



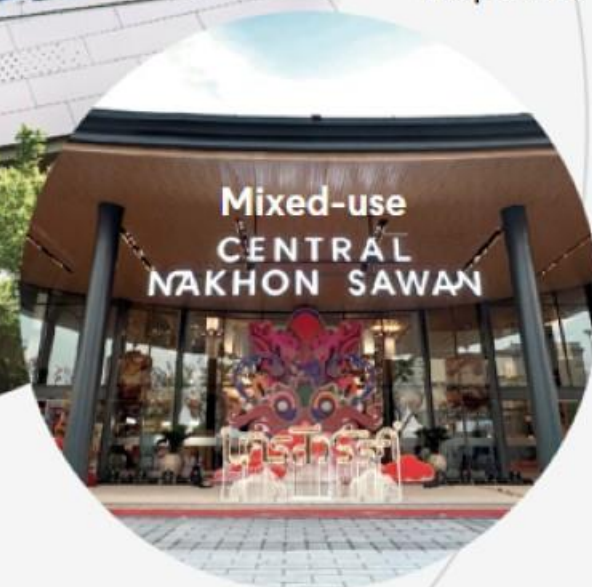
**21**  
Residential  
Properties

**42**  
Shopping  
centers



**17**  
Community  
malls

**10**  
Offices  
Buildings

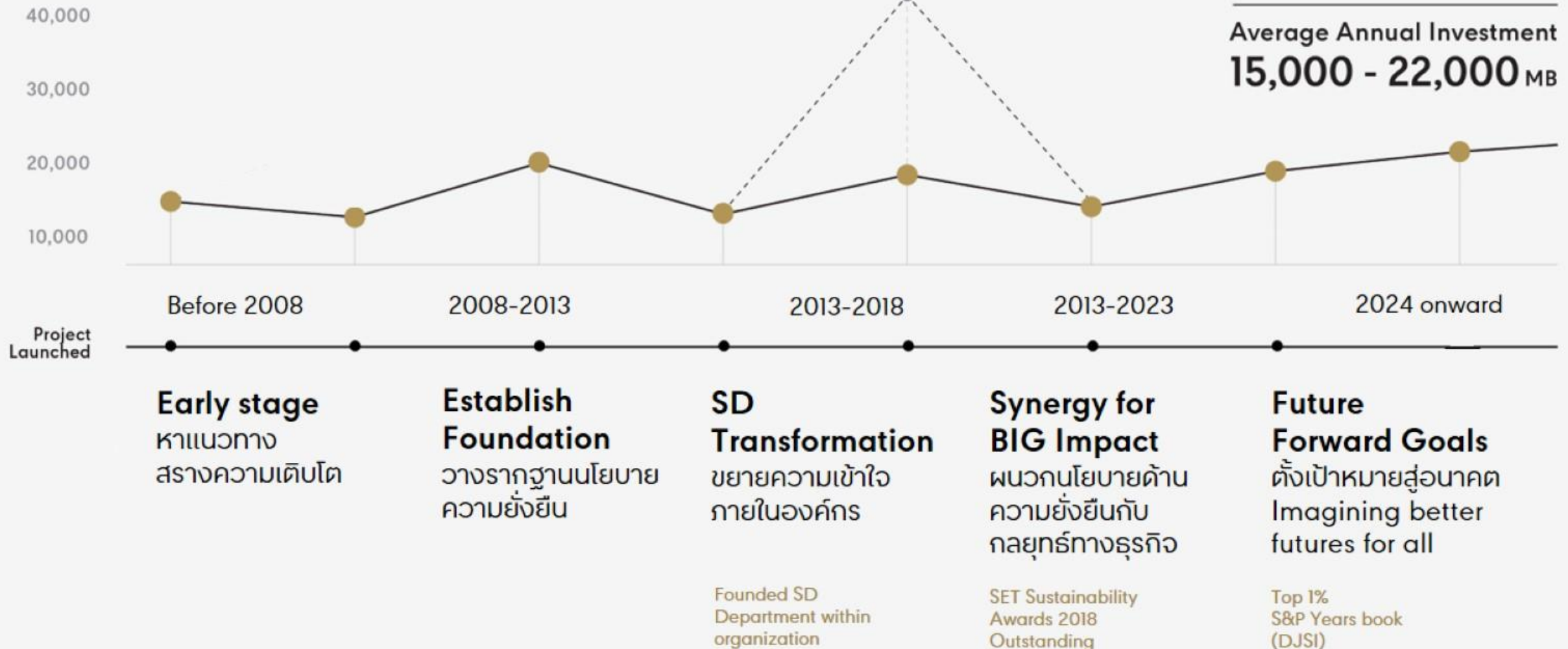


# The Journey of our Sustainability

Embedding CG and SD in our way of works

## Key Driver for Thailand's Economy

Average Annual Investment  
**15,000 - 22,000 MB**







# Imagining Better Futures for All



# How we drive sustainability at Central Pattana

Strong commitment and clear purpose and actions

## 1:20

Impact value by 2030

### Wealth Creation

- Central Tham
- Local support events
- Local procurement
- Local tourism – Go local Love local
- Public space / events

### Equality

- SMEs & Local tenants
- Amenities and facilities to support for all
- Human right due diligence and human right impact assessment
- Pride month
- RESPECTS culture

better  
People

Place  
maker

CENTRAL  
NAKHON SAWAN

### Creditability by global standards and ESG assessment

SDGs, SBTi, DJSI, CDP, GRESB, MSCI, FTSE, ESG Rating, LEED, TREES, WELL, EDGE, UNGC, UNWEP

better  
Planet

## Net Zero 2050

-46.2% of GHG by 2030

### Decarbonize Operational Emission

- Electricity Saving
- Solar PV
- Circular concept / Waste Diversion
- Tenant Green Partnership

### Decarbonize Embodied Emission

- Green Building Standards
- Supplier Green Partnership

### Carbon Offsetting

- Reforestation & Green area
- RECs and carbon credit procurement



# Challenges when we implement sustainability

**GREEN**

as a cost or  
investment ?

How to gain  
**BUY-IN**  
internally &  
externally ?

Green **Funding**  
Green **Awareness**  
Green **Partnership**  
Green **Opportunities**  
Green **Ecosystem**



# How we drive sustainability at Central Pattana

Internally : Corporate OKRs cascading, systematic tracking and transparent reporting

Externally: Involving key stakeholders and developing WIN-WIN-WIN ecosystem

## CONSUMER



In 5 Years  
(2023-2027) > **1.8 M**  
People/Day



### Central WestVille

1<sup>st</sup> ever Low Carbon Mall  
Low carbon material  
Offset for embodied emission

## TENANT



### Green Partnership

Drive energy saving & waste management  
1<sup>st</sup> year = 46 brands 1,000 shops  
Reduce 719 MWh, 63 Tons of waste



Recycle Stations and Green Stores  
led to 1,772 tons of plastic bottles  
(or around 118 billion plastic bottles)  
circulated back in recycle system



## COMMUNITY



### Local Wealth

- Create local jobs
- Jingjai Farmers' Market in 18 shopping centers
- Space for SMEs & Local Products

## NON-TENANT PARTNERS



### Green Partnership

MOU with SCGBLC  
Develop Framework pathway to  
Net Zero building and Recycled  
7,000 Tons of Concrete pile

Partner with GC  
Launch YOUTURN at FoodVille  
to recycle plastic to produce  
furniture and use in Central  
Westville.  
Recycle PET bottles to produce  
rPET and FoodVille buys back  
(Nestle Purelife) to serve  
customers



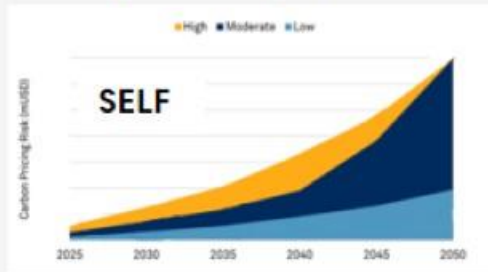
# How we mitigate Climate-Related Risks?

## Monetize the IMPACTS

Adopted Task Force on Climate-Related Financial Disclosures  
**TCFD Framework**



### Transition Risk Policy Risk Exposure



In High scenario, total carbon pricing risk is expected to continue rising represent 11% of our operating capex by 2050.

### Transition Risk Market Risk Exposure



## IMPACT from Carbon Act

- ▲ Operating Expenditure  
carbon taxes, fuel taxes, electricity fees
- ▲ EBITDA at risk  
financial risks of suppliers and tenants



## Physical Risks Impact from Asset location

- ▲ Revenue at Risk
- ▲ Investment at Risk
- Sea level rise, water stress, Heat wave, PM. 2.5

## Prioritize the INITIATIVES

- 10,000 MB ESG Financing
- 1,000 Shops Green Partnership
- 4 Green MOUs with Suppliers
- 5 Green Buildings on-going

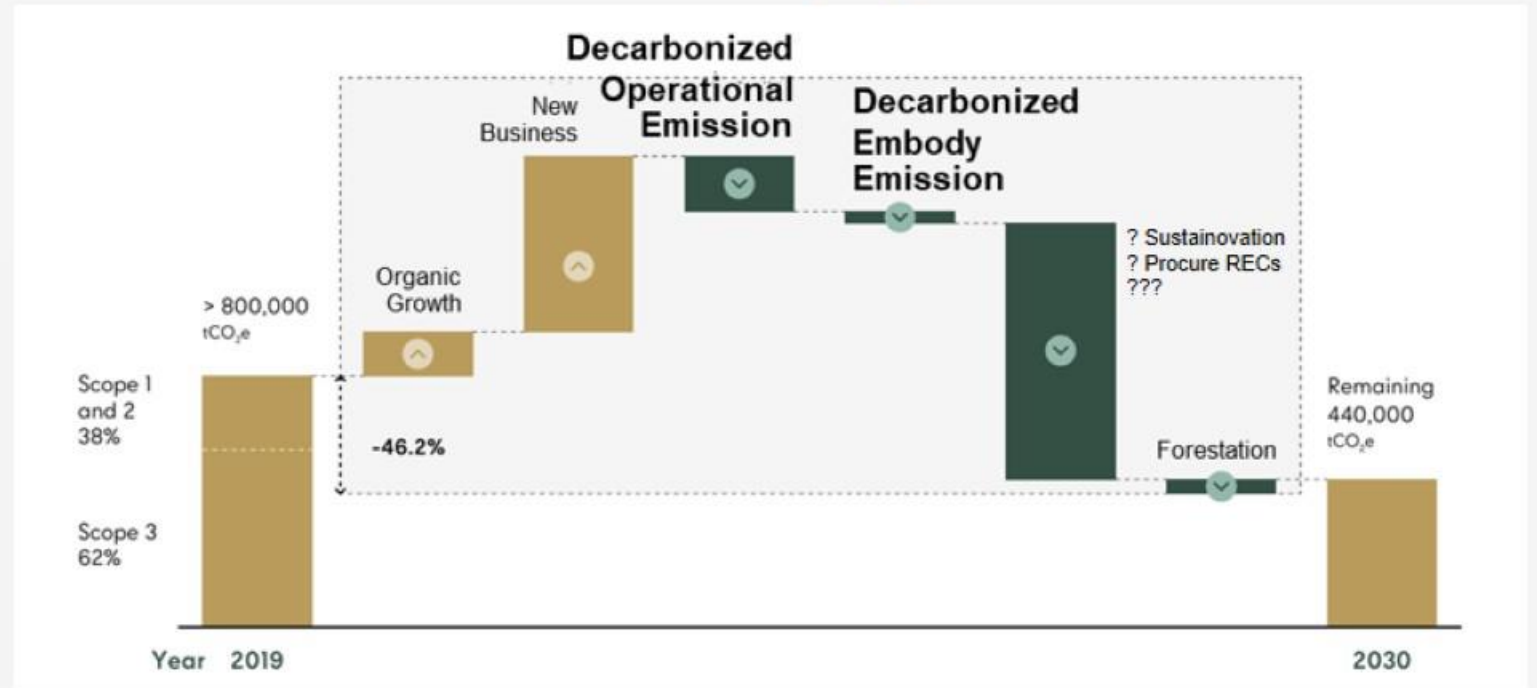
# How we mitigate Climate-Related Risks?

Commit to  
**NET ZERO**  
by 2050

Planet



## Develop 1<sup>st</sup> Draft Net Zero Pathway align with SBTi



Onsite solar

**+ 188%**

from 2019

26,011

MWh in 2023

2.5% vs grid



# Key Success for Sustainability Onward



## The Holistic PARTNERSHIP

We have ONE planet.  
United we STAND,  
divided we fall.



*Current Partnering*  
Employee / Tenant / Customer / Supplier  
/ Community / Shareholder / Association



*Enlarge & Extend the Partnership*  
Government / Regulator / Financial  
Institution / Social / Competitor



## The CARROT-and-Stick

Voluntary is not enough  
to sustain ACTIONS



*Current Internal Motivation ONLY*

- Monetary rewards for individual, teams, branches, tenants and customers
- Monetize GHG emission



*External Reinforcement and Enforcement*

- Significant green financial benefits
- Emit more, pay more



## The leapfrog INNOVATION

What got us here,  
won't get us there

### *Leapfrogging*

- Sustainovation
- Utility Green tariff
- Life Cycle Assessment
- End-of-life solar panels regulation and management