

CENTRALPATTANA

Climate Crisis Management Policy Central Pattana Public Company Limited

1. Introduction

Central Pattana Public Company Limited and its subsidiaries (the “Company”) recognize the importance of protecting the climate as a global challenge with significant implications on the economy, society and the environment. In line with its commitment to leadership in sustainable real estate development, the Company has established this Policy to guide climate action across all areas of its operations by integrating sustainable resource management with low-carbon business models. These efforts aim to effectively mitigate climate change impacts, support the goals of the Paris Agreement and achieve the Company’s net-zero emissions target by 2050.

The Company is also committed to advancing the UN Sustainable Development Goals (SDGs) and aligning with relevant international standards by fostering collaboration with stakeholders to reduce emissions, increase renewable energy use in business operations, support carbon offsetting through reforestation and strengthen ecosystem restoration efforts, to generate positive environmental outcomes and strengthen long-term stakeholder confidence.

2. Scope

This Policy applies to across all of the Company’s business processes and supply chain, including employees, affiliated companies, products and services, business units, real estate projects and facilities across the regions. It also extends to relations management with suppliers, such as contractors, subcontractors, manufacturers, distributors, agents and consultants, with the aim of supporting climate-responsible operations.

In addition, the Policy emphasizes collaboration with business partners, including joint ventures, affiliated entities and merged businesses, customers and service users. It aims to drive sustainability across all dimensions of the Company’s operations by promoting the use of renewable energy, reducing greenhouse gas emissions and enhancing resource efficiency — balancing long-term business growth and environmental stewardship.

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3. Objectives

- To mitigate the impacts of climate change by promoting greenhouse gas emissions reduction, improving energy efficiency and increasing the use of renewable energy
- To manage natural resources sustainably and develop projects that prioritize sustainability to reduce long-term environmental impacts
- To align with the Paris Agreement by supporting global efforts to limit the rise in temperature to no more than 1.5°C
- To enhance climate resilience across all aspects of the business, including property and facility management
- To support effective supply chain management by fostering collaboration with suppliers and business partners
- To deliver positive environmental, social and economic outcomes through transparent and accountable operations that align with international standards

4. Roles and Responsibilities

To ensure effective and comprehensive implementation of this Policy, the Company has defined the roles and responsibilities for relevant individuals and functions as follows:

4.1 Board of Directors

- Approve and oversee this Policy to ensure it remains aligned with the nature of the Company's business and climate impact reduction goals
- Review this Policy at least annually, or when there is a change in circumstances
- Approve targets and strategies for greenhouse gas emissions reduction and climate resilience
- Review implementation and progress related to climate protection and provide guidance on issues or risks, as appropriate
- Monitor alignment of this Policy with international standards and frameworks, including the Paris Agreement, and the Company's objectives

4.2 Senior Management

- Allocate appropriate resources, including personnel, technology and budget, to support the effective implementation of this Policy
- Establish the Climate Change and Environment Committee (CEC) responsible specifically for overseeing climate-related matters, to study and drive the Company's net zero target through a comprehensive, organization-wide approach

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- Establish clear measures and action plans to reduce greenhouse gas emissions and enhance resource efficiency
- Foster collaboration with suppliers, business partners and external stakeholders to support collective progress toward climate protection goals
- Report progress and performance outcomes related to climate protection to the Board

4.3 Risk Management

- Assess physical and transition risks associated with climate change and potential impacts across the value chain
- Review and update climate risk management strategies to ensure they remain relevant and responsive to changing conditions
- Prepare risk status reports and response actions for submission to the Risk Management Committee, and the Board or relevant sub-committees
- Support strategic planning to mitigate the impacts of climate-related risks

4.4 Operations

- Establish the Building Thermal Working Group to specifically address internal heat-related issues to enhance energy efficiency and support climate impact mitigation efforts
- Implement measures to reduce greenhouse gas emissions across the Company's real estate development and property management processes
- Promote the adoption of renewable energy and environmentally friendly technologies across Company projects and facilities
- Support sustainable resource management, such as by reducing water and energy consumption and waste management

4.5 Employees

- Comply strictly with the Company's climate protection measures and related requirements
- Reduce energy and natural resource consumption in daily operations and support initiatives that help mitigate climate impacts
- Raise concerns or report any actions that breach the Company's climate protection measures
- Participate in training and activities to build knowledge and awareness of climate protection

4.6 Suppliers and Business Partners

- Support the Company's greenhouse gas emissions reduction targets and the use of renewable energy across the supply chain
- Collaborate with the Company to develop and implement initiatives focused on climate protection
- Comply with the Company's climate protection policies and requirements

5. Climate Crisis Management Practices

- 5.1) Establish climate targets, strategies and operational approaches to reduce greenhouse gas emissions aligned with the Paris Agreement and the Company's commitment to achieve net zero greenhouse gas emissions by 2050, using the Science Based Targets (SBT) framework.
- 5.2) Support the adoption of renewable energy across all business operations, and steadily increase the share of renewable energy in the Company's operations.
- 5.3) Plan and manage energy resources, fuel, water use, waste and pollutants, and promote resource efficiency and waste minimization across all stages of the Company's operations.
- 5.4) Apply guidelines on eco-friendly material selection in new construction and renovation projects to reduce embodied carbon throughout the construction process.
- 5.5) Promote the use of eco-friendly technologies and innovations to improve energy and resource management efficiency.
- 5.6) Develop sustainable real estate in accordance with international standards, such as Green Building, LEED (Leadership in Energy and Environmental Design) and the WELL Building Standard, to reduce long-term environmental impact.
- 5.7) Integrate internal carbon pricing into business planning, project development and investment decision-making.
- 5.8) Assess the carbon cost of all business activities and establish effective strategies to reduce greenhouse gas emissions. Investment decisions must incorporate environmental impact considerations.
- 5.9) Analyze and assess climate risks that may affect business operations in the short and long term, and conduct climate scenario analysis in accordance with the Task Force on Climate-related Financial Disclosures (TCFD) recommendations.
- 5.10) Develop and upgrade real estate projects and facilities to improve climate resilience.
- 5.11) Support design of buildings and infrastructure that lower energy consumption.

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- 5.12) Manage natural resources efficiently and sustainably, reduce waste generation, minimize water consumption, and reduce the use of natural resources in construction.
- 5.13) Collaborate with stakeholders across all sectors to support the reduction of greenhouse gas emissions and the use of renewable energy.
- 5.14) Promotes climate protection awareness among employees, customers and communities to encourage behavior change that supports sustainability goals and targets.
- 5.15) Integrate environmental performance into the performance evaluation of executives and employees to promote responsibility and engagement across the organization.
- 5.16) Participate in and support relevant local and international programs.
- 5.17) Report regularly on climate protection performance, conduct carbon footprint assessments for both direct and indirect emissions, and disclose information transparently in line with international standards.

6. Training

The Company is committed to building knowledge and communicating this Policy across the Board of Directors, management and employees at all levels. This is achieved through a range of activities, including communications, training sessions, meetings and workshops. Content is tailored to the Company's operational context and sustainability approach, covering topics such as natural resource conservation, energy reduction and climate adaptation. These efforts aim to strengthen understanding and practical skills for effective implementation. The Company also regularly monitors and evaluates how this Policy is communicated to ensure it effectively supports the achievement of the Company's sustainability goals.

7. Complaints and Whistleblowing

The Company encourages employees and stakeholders to report concerns or suspected breaches of this Policy. All reports will be handled in accordance with the Company's Whistleblowing Policy. The Company guarantees that complainants' rights, safety and confidentiality will be safeguarded, and ensures they are not subject to any adverse impacts on their employment throughout the investigation process. The Company is committed to transparency and to fostering a culture of accountability and integrity across all aspects of its operations.

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8. Disciplinary Action

The Company affirms the importance of strict compliance with this Policy. All employees are required to fully cooperate in any review or investigation of suspected policy breaches. Where

non-compliance is identified, disciplinary action will be taken in accordance with the Company's internal regulations. These measures aim to establish transparent and sustainable operational standards and ensure that the Company's activities are aligned with its values and long-term sustainability goals.

9. Policy Review and Update

The Company reviews and updates this Policy on an ongoing basis, at least annually, or when there are changes in applicable laws, regulations or sustainability standards at the national or international level. The review process ensures the Policy remains relevant, effective and aligned with evolving business contexts. The Company is also committed to continuously improving its practices to meet stakeholder needs and support long-term organizational performance.

This Policy is effective from May 2, 2025 onward.