

## SUPPLEMENTARY INFORMATION ON GREEN BONDS

### Registration Document on the Green Bond and Use of Proceeds (for the three emissions of Unibail-Rodamco-Westfield in Continental Europe)

#### – Construction phase criteria

##### PREREQUISITE: MINIMUM BREEAM RATING OF “VERY GOOD”

	Green Bond I		Green Bond II		Green Bond III
Lyon Confluence	So Ouest	Aéroville	Mall of Scandinavia	Majunga	Carré Sénart ext
Very Good <sup>(1)</sup>	Excellent <sup>(2)</sup>	Excellent <sup>(3)</sup>	Excellent <sup>(4)</sup>	Excellent <sup>(5)</sup>	Excellent <sup>(6)</sup>

(1) achieved an interim overall score of 59.92% and a BREEAM rating of “Very Good” under the “2008 version of BREEAM international”.

(2) achieved a final overall score of 78.4% and a BREEAM rating of “Excellent” under the “2009 version of BREEAM Europe commercial retail”.

(3) achieved a final overall score of 70.5% and a BREEAM rating of “Excellent” under the “2009 version of BREEAM Europe commercial retail”.

(4) achieved a final overall score of 71.5% and a BREEAM rating of “Excellent” under the “2008 version of BREEAM Europe commercial retail”.

(6) achieved a final overall score of 76.2% and a BREEAM rating of “Excellent” under BREEAM “2009 Europe commercial office”.

(7) achieved an overall score (design stage certificate) of 78.1% and a BREEAM rating of “Excellent” under “2009 BREEAM Europe commercial retail”.

#### 17 sub-criteria

Commitments/supporting elements	Criteria	Green Bond I		Green Bond II		Green Bond III	
		Lyon Confluence (Lyon)	So Ouest	Aéroville	Mall of Scandinavia	Majunga	Carré Sénart ext
Select the countries in which eligible assets are located based on human rights and governance	Integration, signature or ratification of conventions related to Human Rights, and Labour Rights. <b>KPI: country score Vigeo (out of 100)</b>		97.22/100 <sup>(1)</sup>		97.22/100 <sup>(1)</sup>	97.22/100 <sup>(1)</sup>	
	KPIs related to: press freedom, stability and political freedom; corruption prevention, independence of the judiciary system and legal certainty. <b>KPI: country score Vigeo (out of 100)</b>		89.70/100 <sup>(1)</sup>		99.09/100 <sup>(1)</sup>	89.70/100 <sup>(1)</sup>	
Contribution of the eligible assets to the development and well-being of communities in which they are located.	Existence of information on projects to neighbours	✓	✓	✓	✓	✓	
	Absence of material public recourse on the project preventing the completion of the project	✓	✓	✓	✓	✓	
	Accessibility of the asset by public transport (within 500 metres) <b>KPI: Distance to a public transport mode (m)</b>	30 m Tramway	45 m Bus line	40 m Bus line	120 m Train	440 m La Défense Interchange	150 m Bus line
	Promote the potential use of alternative transport solution and sustainable mobility	✓	✓	✓	✓	✓	✓
Monitoring the environmental impacts of eligible assets	Involvement of an external environmental consultant	✓	✓	✓	✓	✓	
	Commissioning Report	✓	✓	✓	✓	✓	
	Environmental impact assessment and implementation of appropriate measures if necessary	✓	✓	✓	✓	✓	

Commitments/supporting elements	Criteria	Green Bond I			Green Bond II		Green Bond III
		Lyon Confluence (Lyon)	So Ouest	Aéroville	Mall of Scandinavia	Majunga	Carré Sénart ext
	Promote applicable Considerate Construction Charter to minimise environmental impact of building sites during construction phase	✓	✓	✓	✓	✓	✓
	Optimise intrinsic energy performance of the asset in view of applicable regulatory constraints <b>KPI: Percentage improvement over national standard building energy performance (%)</b>	-34% <sup>(2)</sup>	-57.7% <sup>(2)</sup>	-55% <sup>(2)</sup>	-32% <sup>(3)</sup>	-58.7% <sup>(4)</sup>	-53.1% <sup>(5)</sup>
	Involvement of an ecologist during the Project Phase	✓	✓	✓	✓	✓	✓
Promoting sustainable and enduring relationships with tenants and visitors	Promote "Green Leases" signature before opening <b>KPI: Percentage of "green lease" signed (%)</b>	91%	86%	98%	100%	100%	97% <sup>(6)</sup>
Promote social and Environmental factors with suppliers/service providers	Promote if possible health & safety coordinator contract (or equivalent)	✓	✓	✓	✓	✓	✓
	Promote access control to building site	✓	✓	✓	✓	✓	✓
	Promote the application of the Considerate Construction Charter or equivalent to minimise environmental impact of building sites	✓	✓	✓	✓	✓	✓
	E-learning for Unibail-Rodamco-Westfield's employees on its Code of Ethics	✓	✓	✓	✓	✓	✓

(1) Source: Vigéo country score - January 2019.

(2) According to dynamic thermal simulation aligned with RT 2005 requirements.

(3) According to Swedish thermal building regulation (BBR 17).

(4) According to thermal regulation RT 2005.

(5) According to dynamic thermal simulation aligned with RT 2012 requirements.

(6) Green leases V1 and V2 signed on as at December 31, 2017 (opening year).

## – Operation phase criteria

PREREQUISITE: MINIMUM BREEAM-IN-USE SCORE “VERY GOOD” FOR ASSET (P1) AND MANAGEMENT (P2)<sup>(1)</sup>

	Green Bond I		Green Bond II		Green Bond III	
Lyon Confluence	So Ouest	Aéroville	Mall of Scandinavia	Majunga	Carré Sénart ext	
Obtained: 12/19/2013 (P1): Excellent (P2): Outstanding Re-certified: 12/22/2016 <sup>(2)</sup>	Obtained: 12/19/2014 (P1): Excellent (P2): Outstanding Re-certified: 12/21/2017 <sup>(3)</sup> (P1): Outstanding (P2): Outstanding	Obtained: 07/28/2015 (P1): Excellent (P2): Outstanding Re-certified: 12/21/2018 <sup>(3)</sup> (P1): Outstanding (P2): Outstanding	Obtained: 11/29/2017 <sup>(3)</sup> (P1): Excellent (P2): Excellent	Obtained: 11/29/2017 <sup>(3)</sup> (P1): Excellent (P2): Excellent	Obtained: 11/29/2017 <sup>(3)</sup> (P2): Excellent (P1): Expected in the 2020 Registration Document	

(1) According to “BREEAM In-Use International”.

(2) According to “BREEAM In-Use International 2015” scheme, scores maintained.

(3) According to “BREEAM In-Use International 2015”.

13 sub-criteria

Commitments/supporting elements	Criteria	Green Bond I			Green Bond II		Green Bond III	
		Lyon Confluence (Lyon)	So Ouest	Aéroville	Mall of Scandinavia	Majunga	Carré Sénart ext	
Contribution of the eligible assets to the development and well-being of the communities in which they are located	Assess local employment through tenants’ activities (e.g. follow-up of number of jobs created in the catchment area)  KPI: Total tenants supported job (FTE)	869 <sup>(1)</sup>	735 <sup>(1)</sup>	1,387 <sup>(1)</sup>	1,639 <sup>(1)</sup>	N/A	2,189 <sup>(1)</sup>	
Monitor the environmental impacts of eligible assets	Environmental action plan and follow-up with regular reporting (from 1 year after opening)	✓	✓	✓	✓	✓	✓	
	Annual audit of health and safety risks (from 2 years after opening)  Indicator: annual risk audit (Rating from A to D)	A <sup>(2)</sup>	A <sup>(2)</sup>	A <sup>(2)</sup>	A <sup>(2)</sup>	A <sup>(2)</sup>	A <sup>(2)</sup>	
	Assess energy consumption and CO <sub>2</sub> emissions with potential action plan if needed  Indicator: energy intensity (kWh/visit or kWh/occupant) since measured baseline  Indicator: carbon intensity (gCO <sub>2</sub> eq/visit or gCO <sub>2</sub> eq/occupant since measured baseline)	-47% kWh/visit -78% CO <sub>2</sub> /visit (2018/2013)	-24% kWh/visit -37% CO <sub>2</sub> /visit (2018/2014)	-23% kWh/visit -55% CO <sub>2</sub> /visit (2018/2015)	-15% kWh/visit +75% CO <sub>2</sub> /visit (2018/2017)	+21% kWh/occupant +12% CO <sub>2</sub> /occupant (2018/2016)	Expected in 2020 Registration Document <sup>(3)</sup>	
Promote sustainable and enduring relationships with tenants and visitors	Organise on site Sustainability Committee	✓	✓	✓	✓	✓	✓	
	Conduct satisfaction survey with retailers  KPI: Overall satisfaction score (out of 100)	68/100	63/100	68/100	68/100	N/A	70/100	
	4-Star labelling or equivalent if applicable	✓	✓	✓	✓	N/A	✓	
	Conduct satisfaction survey  KPI: Overall satisfaction score (out of 100)	82/100	81/100	82/100	86/100	N/A	83/100	
	Relevant safety management (e.g. video protection plan)	✓	✓	✓	✓	N/A	✓	

Commitments/supporting elements	Criteria	Green Bond I			Green Bond II		Green Bond III
		Lyon Confluence (Lyon)	So Ouest	Aéroville	Mall of Scandinavia	Majunga	Carré Sénart ext
Promote social and environmental factors with suppliers	Promote labour rights to suppliers via contractual documentation	✓	✓	✓	✓	✓	✓
	Promote environmental and social factors to suppliers (via contractual documentation)	✓	✓	✓	✓	✓	✓
	Promote ethics to suppliers	✓	✓	✓	✓	✓	✓
	Assess regularly compliance with contractual clauses by the main suppliers	✓	✓	✓	✓	✓	✓

(1) Source: Shopping centre economic impact study performed by Beyond Financial.

(2) In-house risk audit - methodology and detailed scores in Section 2.2.3.7 Health, safety and environmental risks in the Registration Document.

(3) Data unavailable for Carré Sénart Extension: energy and CO<sub>2</sub> emission data are calculated since the opening (end 2017) but changes in these indicators will be published in the 2020 Registration Document.