

Carbon Reduction Plan

Connect Property

Publication Date: December 2025

1. Commitment to Achieving Net Zero

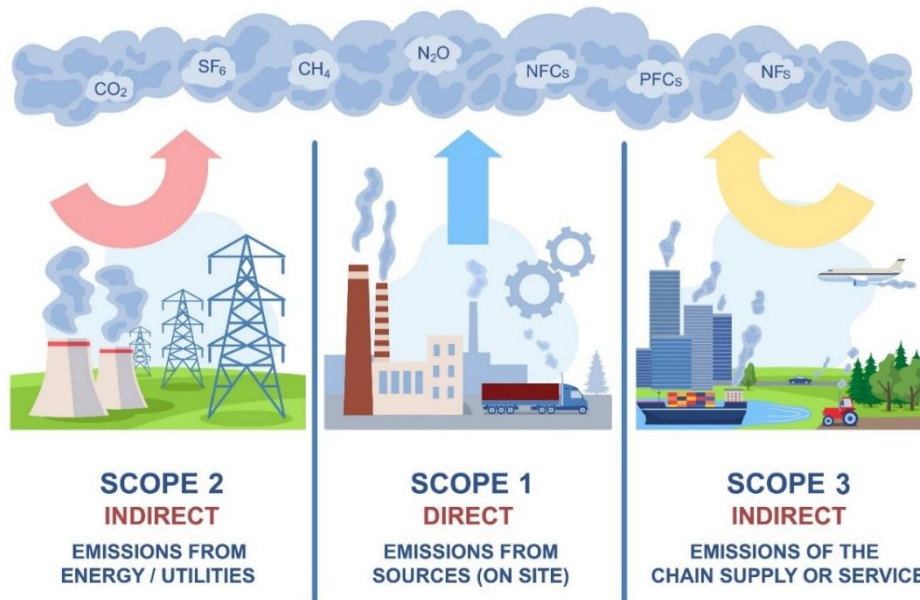
Connect Property is committed to achieving Net Zero emissions by **2050**.

2. Baseline Emissions Footprint

Baseline emissions are a record of the greenhouse gases that have been produced in the past and were produced prior to the introduction of any strategies to reduce emissions. They are the reference point against which emissions reduction can be measured.

Baseline Year: 2025

SCOPES OF EMISSIONS



Additional Details relating to the Baseline Emissions calculations:

Emissions	Total (tCO ₂ e)
Scope 1	14.98 tCO₂e (Includes 3.39 tCO ₂ e upstream WTT)
Scope 2	0*
Scope 3	314.99 tCO₂e (Includes the fuel's WTT 3.39)
Total Emissions	329.58 tCO₂e

*100% of our electricity supplied is renewable, backed by certificates of renewable energy guarantees of origin. Emission factor compliant with the GHG Protocol Scope 2 guidance.

3. Commitment to Achieving Net Zero

Reporting Year: 2026 (15% tCO₂e improvement since baseline)

Emissions	Total (tCO ₂ e)
Scope 1	12.44 tCO ₂ e
Scope 2	0
Scope 3 Sources	270.74tCO ₂ e
Total Emissions	283.18 tCO₂e

4. Emissions Reduction Targets

To continue our progress toward Net Zero, we have adopted the following carbon reduction targets:

- We project that carbon emissions will decrease over the next five years to **30% tCO₂e** by 2030.
- Office Green Tariffs electricity since 2025
- **This is a reduction of 45% against the 2025 baseline.**

5. Carbon Reduction Projects Completed

The following environmental management measures and projects have been completed or implemented since the 2025 baseline:

- Installed 2x EV charging units in office car park
- Transitioned 10% of fleet to Hybrid/Electric Vehicles
- Installation of LED lighting throughout office
- ISO14001:2015 Certification
- 50% Reduction in paper use with a target to be Paperless by 2027
- Removal of single use plastics

6. Future Initiatives (2027)

We are implementing further measures such as:

- 50% Electric Fleet
- 'Green Travel' policy for staff including Bike to Work Scheme
- Reducing single-use plastics in the supply chain

Related Documents Policies

- ESG policy
- Carbon Reduction Policy
- Environmental Policy
- Waste Management Policy

Standard Operating Procedures (SOP)

- Responsive Repairs S
- Emergency / Out-of-Hours
- Contractor Management
- Quality Assurance

Declaration

In accordance with the requirements of the UK Government's Procurement Policy Note (PPN 06/21), Connect Property is committed to maintaining the currency and accuracy of this Carbon Reduction Plan.

This document will be reviewed, updated, and published on an annual basis. The greenhouse gas (GHG) emissions data contained herein will be recalculated within six months of our financial year-end to reflect our most recent 12-month reporting period. Each annual iteration will be reviewed and formally signed off by a member of the Board of Directors to ensure continued alignment with our net-zero targets and public sector procurement compliance.

Policy Review Cycle: Annual or as required

Created by: Mark Franklin – Operations Director

Approved by: Christopher Philippou – Managing Director

Signature: *C. Philippou*

Date Approved: January 2026

Next Review Date: January 2027

Issue: 02