

# Changemakers

恒隆租戶可持續發展通訊  
Tenant Sustainability Newsletter by Hang Lung

第三期  
ISSUE #03



## 可再生能源：全面啟動可持續未來 Powering Up for a Sustainable Tomorrow

Changemakers體現了我們的信念——只要團結一心，集合每個人的貢獻，便能成就「一加一大於二」的變革力量，將點滴凝聚成汪洋，透過共同減少碳足跡、提升福祉和改變社區生態，朝著構建可持續發展未來的目標大步邁進。

歡迎來到第三期《Changemakers》恒隆租戶可持續發展通訊！今期通訊將聚焦於我們在提高可再生能源利用方面所作的努力和承諾，並解答您對可再生能源轉型過程的疑問。自2024年4月1日起，我們在內地的營運中物業有一半透過電力採購協議利用可再生能源供電，而我們在香港亦積極參與上網電價計劃，進一步響應政府低碳轉型的政策。

The name "Changemakers" embodies our belief that individual contributions can together add up to a significant collective impact in creating a more sustainable world. Together we can reduce our carbon footprint, foster wellbeing, and redefine our communities.

Welcome to the third issue of *Changemakers*, Hang Lung's tenant sustainability newsletter! This edition is focused on our commitment to renewable energy. Since April 1, 2024, half of our operating properties in Mainland have been powered by renewable energy through power purchase agreements (PPA), and we're here to answer your questions about this transition. In Hong Kong, we're actively participating in the feed-in tariff scheme to further our green efforts.



# 能源轉型勢不可擋：我們物業的電力從何來？ Feeling the Renewable Energy Shift? Here's How Our Properties are Powering Up!

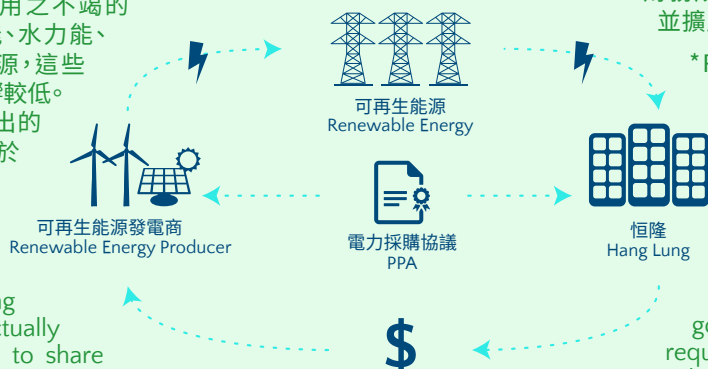
您可曾想過，我們辦公室和商場平日使用的電力從何而來？我們很高興告訴大家：自2024年4月1日起，我們在內地十座物業中已有五座透過電力採購協議全面使用可再生能源供電，當中涵蓋上海恒隆廣場、上海港匯恒隆廣場、無錫恒隆廣場、昆明恒隆廣場及濟南恒隆廣場的業主和租戶用電。

可再生能源來自生生不息、用之不竭的天然資源，包括太陽能、風能、水力能、生物質能、地熱能和海洋能源，這些可再生的能源方案對環境影響較低。為履行我們對可持續發展作出的承諾，我們已制訂目標，務求於2050年或之前採用可再生

能源滿足內地物業組合25%的總電力需求。我們已擴大電力採購協議項目範圍，加上目前旗下八座物業場內的太陽能光伏系統，不但可望於2024年底或之前提早達標，更充分體現我們在減低環境影響和加快轉型至潔淨能源兩方面的不懈努力。

電力採購協議是能源買家和可再生能源發電商之間簽訂的合約。我們的電力採購協議模式符合中國政府現行政策和RE100\*倡議的要求，透過結合電力屬性中的物理屬性和環境屬性進行捆綁式交易，確保上述五座內地物業能直接取得可再生能源供應。電力採購協議的一大好處，在於有助可再生能源發電商預測財務成本並為其提供保障，從而協助推動並擴展可再生能源項目。

\*RE100是全球再生能源倡議，旨在匯集全球最具影響力的企業，一同承諾在2050年前達成100%使用再生能源的目標。



Have you ever wondered where the electricity powering your office or retail space actually comes from? We're excited to share that 5 out of our 10 mainland properties, including Plaza 66 and Grand Gateway 66 in Shanghai, Center 66 in Wuxi, Spring City 66 in Kunming, and Parc 66 in Jinan, have been powered by 100% renewable energy through a power purchase agreement (PPA) – covering both landlord and tenant electricity consumption since April 1, 2024!

Renewable energy is generated from natural, replenishable sources, such as solar, wind, hydro, biomass, geothermal and sea power. These renewable energy options have a relatively lower environmental impact. As part of our

sustainability commitments, we have set a target to have 25% of the total electricity demand for our mainland China portfolio be met by renewable sources by 2025. With the expansion of our PPA program and the existing onsite solar energy generation at 8 of our properties, we are well on our way to achieving this goal even sooner – by the end of 2024. This demonstrates our continued dedication to reducing our environmental impact and accelerating the transition to clean energy.

A PPA is a contract between an energy

buyer and a renewable energy producer. Aligning with Chinese government policy and RE100\* requirements, our PPA model combines green electrons with green attributes (i.e. bundled transactions). It ensures that renewable energy is delivered directly to the five properties mentioned above. A key benefit of a PPA is the financial predictability and security it provides for renewable energy plant owners. This, in turn, supports the growth and expansion of renewable energy projects.

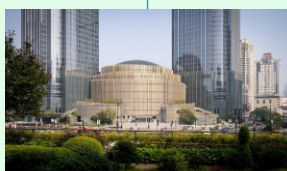
\*RE100 is the global corporate renewable energy initiative bringing together hundreds of large and ambitious businesses committed to 100% renewable electricity.

## 2021年12月 December 2021

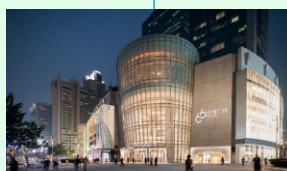
- 昆明恒隆廣場
- 雲南省首個使用可再生能源的綜合商業項目
- Spring City 66, Kunming
- The first commercial complex in Yunnan Province to be powered by renewable energy

## 2023年1月 January 2023

- 濟南恒隆廣場
- 濟南市和山東省首個使用可再生能源供電的商業項目
- Parc 66, Jinan
- The first commercial property in Jinan and Shandong Province to be powered by renewable energy



上海港匯恒隆廣場  
Grand Gateway 66, Shanghai



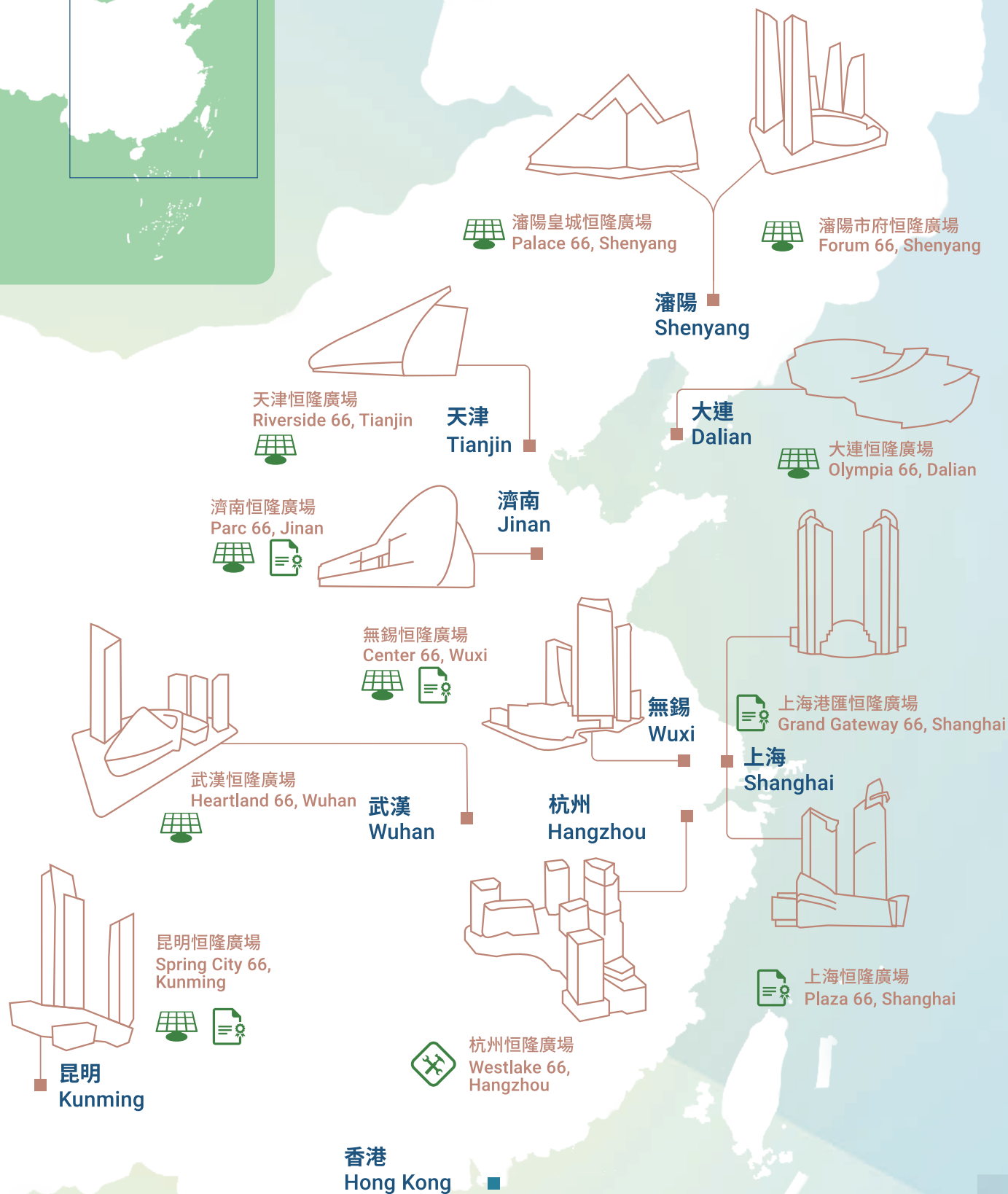
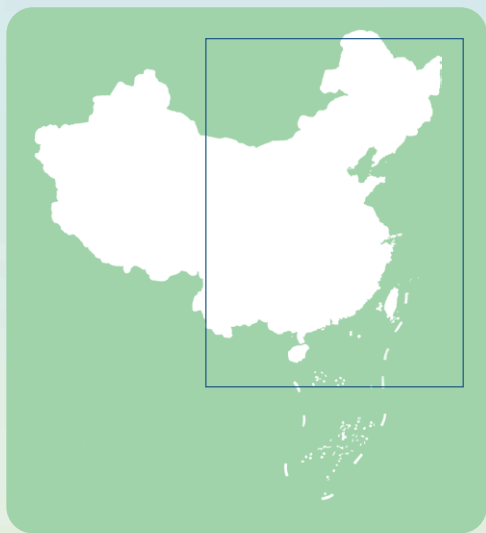
上海恒隆廣場  
Plaza 66, Shanghai

## 2024年4月 April 2024

涵蓋上海和無錫物業  
Including Shanghai and Wuxi properties



無錫恒隆廣場  
Center 66, Wuxi



 場內太陽能光伏系統  
Onsite Solar

 電力採購協議  
PPA

 發展中  
Under Development

## 有關可再生能源供應的常見問題

## Frequently Asked Questions about Renewable Energy Supply

Q

**為什麼我們需要購買可再生能源？**

**Why are we purchasing renewable energy?**

A

恒隆購買可再生能源是為了順應國家的「雙碳」計劃，為國家在2060年前取得碳中和而做出貢獻。而相關的國家機構（如國家發展改革委員會、國家能源局和財務部）都鼓勵所有電力用戶進入可再生能源市場，促進可再生能源電力消費，積極穩妥推進碳达峰碳中和。

此舉同時也展現了恒隆集團矢志成為可持續發展領導者地位的決心，符合集團在2050年前實現淨零價值鏈溫室氣體排放的承諾，該承諾是根據氣候變化科學及科學碳目標倡議（SBTi）的淨零排放標準所制定的。

We are supporting China's goals of peaking carbon emissions by 2030 and achieving carbon neutrality by 2060. Also, the Central Government through relevant organizations (National Development and Reform Commission, National Energy Administration and the Ministry of Finance) is encouraging companies to enter power markets.

Procuring renewable energy demonstrates Hang Lung's commitment to sustainability leadership, and supports the Company's commitment to achieving net-zero greenhouse gas emissions across its value chain by 2050, in accordance with climate science and the Science Based Targets initiative (SBTi).

Q

**我們的可再生能源來源在哪裡？**

**Where is the renewable energy from?**

A

上海恒隆廣場及上海港匯恒隆廣場的可再生能源主要是來自外省購電，來源於山西省的風電場和太陽能電場。無錫恒隆廣場、濟南恒隆廣場以及昆明恒隆廣場的可再生能源都是省內購電，可再生能源的來源分別來自江蘇省、山東省以及雲南省的風電場和太陽能發電場。所有的可再生能源都是由風能和太陽能的組合產生的。

For Plaza 66 and Grand Gateway 66, the renewable energy is from Shanxi province. For Center 66, Parc 66 and Spring City 66, the renewable energy is from Jiangsu province, Shandong province and Yunnan province respectively. In all cases the power is drawn from a combination of solar and wind resources.

Q

**我們購入了多少可再生能源？**

**How much renewable energy have we procured?**

A

本次可再生能源採購包含足夠的電力來覆蓋我們的業主和租戶用電。我們2024年為五個物業購買約192,000,000千瓦時的再生能源（參考2023年的業主和租戶的用電量），有望每年減少約100,000噸二氧化碳。

The renewable energy procurement for our five properties includes sufficient power to cover our both landlord and tenant consumption. We have procured around 192,000,000 kWh renewable energy (with reference to our 2023 electricity landlord and tenant consumption) for the five properties in 2024 and it is anticipated that 100,000 tons CO2 emissions will be reduced per year.



## 有關可再生能源供應的常見問題

## Frequently Asked Questions about Renewable Energy Supply

Q

**採購可再生能源對租戶有何好處？**

**How do tenants benefit from the renewable energy procurement?**

A

本次五個物業的可再生能源採購有助於恒隆及其租戶減少溫室氣體排放。我們採用捆綁式電力購買協議並涵蓋整棟樓宇的用電，這種做法符合中國政府政策和符合相關的國際報告標準。

The renewable energy procurement for the five properties helps both Hang Lung and its tenants to reduce their greenhouse gas (GHG) emissions. Bundled power purchase agreements, using a whole building approach, are recognized under China government policy as well as relevant international reporting standards.

Q

**恒隆的可再生能源採購如何幫助租戶的減排目標和相關披露？**

**How can Hang Lung's procurement of renewable energy support tenants' carbon reduction targets and associated reporting?**

A

我們可以依租戶要求提供以下有關電力採購協議的文件：

- 由北京電力交易中心或廣州電力交易中心出具的《綠色電力消費憑證》
- 由國家能源局出具的《綠色電力證書交易憑證》及《綠色電力證書》
- 電費單中含可再生能源環境屬性的電量（該電量與上述證書上的電量吻合）
- 除上述證書之外，上海恒隆廣場、上海港匯恒隆廣場及無錫恒隆廣場會額外提供非綁定式綠電證書，即《綠色電力證書》及《綠色電力證書交易憑證》

有關2024年可再生能源採購的文件可以在2025年初取得。

Upon request, we can provide the following documentation evidence for our PPAs:

- “Green Electricity Consumption Certificate” issued by the Beijing Power Exchange Center or the Guangzhou Power Exchange Center
- “Green Electricity Certificate Transaction Vouchers” and “Green Electricity Certificate” issued by the National Energy Administration
- The actual renewable energy consumption from electricity bills that matches the volume mentioned in such certificates
- In addition to the above, Plaza 66, Grand Gateway 66 and Center 66 can provide unbundled “Green Electricity Certificates” for the remaining small percentage procured for each property

We can provide relevant documentation collect the above evidence in early 2025 for the 2024 calendar year.





## 把握有限資源：於香港物業善用太陽能發電 Maximizing Limited Resources: Solar Power Generation at our Hong Kong Property

除了在內地物業採用可再生能源外，我們亦於香港其中一座物業採取措施，將可再生能源融入物業營運中——淘大商場已安裝太陽能光伏系統，並透過政府的上網電價計劃將產生的電力接駁到本地電網。

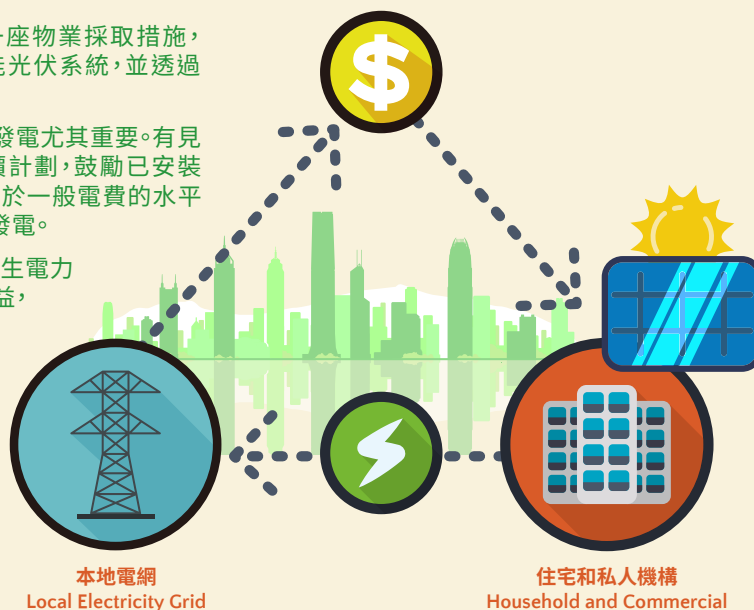
對香港這人口稠密、土地資源有限的城市而言，善用太陽能發電尤其重要。有見及此，香港政府與兩電（即中電和港燈）合作推行上網電價計劃，鼓勵已安裝太陽能或其他可再生能源發電系統的住宅和私營機構以高於一般電費的水平出售所生產的電力，為本地電網供電，藉此推廣可再生能源發電。

淘大商場為響應計劃而安裝太陽能光伏系統，所生產的可再生能源電力不但為我們帶來額外收入，更有助我們創造有意義的環保效益，透過可再生的潔淨能源為本地電網供電，助社會減少對化石燃料的依賴。

In addition to using renewable energy at our Mainland properties, we have also taken step to incorporate renewable energy at one of our properties in Hong Kong. At Amoy Plaza, we have installed a solar panel system that is connected to the local electricity grid through the Feed-in Tariff Scheme.

In densely populated urban areas like Hong Kong, space constraints underscore the importance of maximizing solar power generation. To address this, the government, along with two power companies - CLP Power and HK Electric, has introduced the Feed-in Tariff Scheme. This initiative enables both household and commercial with solar or other renewable energy systems to sell their generated electricity back to the grid at a favorable rate compared to standard tariffs, thereby promoting the generation of renewable energy.

Participating in the Feed-in Tariff Scheme with our solar installation at Amoy Plaza not only enables us to generate additional revenue from the renewable electricity that we generated but also empowers us to make meaningful environmental impact. By feeding clean, renewable electricity back into the grid, we play a crucial role in diminishing the reliance on fossil fuels.





感謝您在恒隆能源低碳轉型的路上一路相隨、並肩同行。隨著我們持續拓展各項可再生能源措施，您的支持和參與必不可少。

Thank you for joining us on this journey towards renewable energy. As we continue to expand our renewable energy initiatives, your support and participation are invaluable.

## 立即加入 Team up with us as **Changemakers** 行列

Changemakers租戶可持續發展合作計劃涵蓋香港和內地各行各業的租戶，包括辦公室、零售、餐飲及酒店業，旨在透過八項具體的可持續發展行動，與租戶共同創造有意義的可持續發展效益，同時對租戶這方面的努力和成果給予肯定。

Our *Changemakers: Tenant Partnerships on Sustainability Program* spans across Hong Kong and mainland China and is open to all tenants, including office, retail, F&B, and hospitality. Comprising eight specific sustainability initiatives, the program seeks to drive impactful sustainability outcomes through collaborative efforts, while also acknowledging and celebrating tenants' environmental and social commitments and achievements.



### 應對氣候變化 Climate Resilience

1



能耗計量  
Energy  
measurement

2

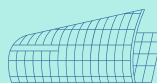


能源表現  
Energy  
performance

3



隱含碳  
Embodied  
carbon



### 資源管理 Resource Management

4



水資源管理  
Water

5



廢棄物管理和  
循環利用  
Waste  
management  
and circularity

### 福祉 Wellbeing

6

室內環境質素  
Indoor  
environmental  
quality

7



社區福祉  
Community  
wellbeing

### 其他 Others

8



共創  
Co-creation

租戶如有興趣了解更多Changemakers租戶可持續發展合作計劃的詳情，  
歡迎電郵至 [sustainability@hanglung.com](mailto:sustainability@hanglung.com) 聯絡我們。

If you're excited about the opportunities our new *Changemakers* program offers and would like to learn more, please don't hesitate to reach out to us at [sustainability@hanglung.com](mailto:sustainability@hanglung.com)

只選好的 只做對的  
We Do It Well



恒隆地產  
HANG LUNG PROPERTIES

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