

Statement on principal adverse sustainability impacts of investment decisions on sustainability factors

Financial market participant KJR Management 株式会社K J R マネジメント

Summary (Japanese follows English)

KJR Management considers the principal adverse impacts of our investment decisions on sustainability factors. The present statement is the consolidated statement on principal adverse impacts on sustainability factors of KJR management, including its two funds Japan Metropolitan Fund Investment Corporation ("JMF") and Industrial & Infrastructure Fund Investment Corporation ("IIF").

This principal adverse impacts statement covers the reference period from 1 January 2022 to 31 December 2022.

We are making the following disclosures in accordance with Article 4 of Regulation (EU) 2019/2088 on sustainability-related disclosures in the financial services sector (the "SFDR"). The disclosure requirements are subject to Regulatory Technical Standards on the content, methodologies and presentation of disclosure under the SFDR (the "RTS").

We are the asset manager of JMF and IIF. JMF and IIF are real estate investment funds that have been listed on the Real Estate Investment Trust ("REIT") Section of the Tokyo Stock Exchange. Specifically, JMF manages retail properties, office buildings, mixed-use buildings, residence and hotels located in urban areas and IIF manages logistic facilities, manufacturing and research and development ("R&D") facilities, and infrastructures facilities.

A summary of this document is as follows:

Description of principal adverse impacts on sustainability factors: We recognize the importance of considering adverse sustainability impacts throughout investment cycles. It should be noted that JMF and IIF mainly invest in real estate assets and real estate-related assets, and do not invest in companies. This means there are no employees within our invested assets, unlike equity or bond investments. Therefore, we will only disclose data on "Indicators applicable to real estate assets".

The RTS requires us to disclose at least one indicator from both the additional climate and other environment-related indicators in Table 2 of ANNEX I and additional indicators for social and employee, respect for human rights, anti-corruption and anti-bribery matters in Table 3 of ANNEX I. We have selected the following:

- "GHG emissions" and "Energy consumption intensity" from Table 2 of ANNEX I;
- No indicators from Table 3 of ANNEX I, since these indicators are not applicable to the investments managed by us.

As mitigation measures against these principal adverse impacts, JMF and IIF have taken steps to install solar power generation and renewable energy, purchase green power, and implement energy-saving modifications, such as conversion to LEDs and updating air conditioning units.

By continuing these mitigation measures, JMF and IIF plan to further reduce GHG emissions. The reduction targets for GHG emissions is as follows;

JMF: GHG emissions (absolute): 42% reduction by 2030 compared to 2020 (Set on February 16, 2023)

Renewable energy ratio: 50% share of renewable energy by 2030 (Set on February 16, 2023)

IIF: GHG emissions (absolute): 42% reduction by 2030 compared to 2021 (Set on February 1, 2023)

Electricity consumption (per unit): Reduce by 30% in 2030 compared to 2015

Description of policies to identify and prioritize principal adverse sustainability impacts: We established the "[Environmental Charter](#)" and "[Responsible Property Investment Policy](#)," in June 2013. We also established the Sustainability Committee in January 2020 and appointed the Chief Sustainability Officer ("CSO") to strengthen the sustainability promotion system.

The Sustainability Committee has approved JMF and IIF's GHG emissions and other targets. Thereafter, JMF and IIF report on their progress in reducing GHG emissions and energy consumption and their initiatives at the committee meetings held once a quarter in principle. We do not have strictly prescribed methodologies for data collection, but collect on wide range of data points mainly by outsourcing this work to external contractors. This has enabled us to gather accurate and transparent data, which limits the possible unreliability or inaccuracy of our data. Any limitations would be sufficiently minor as to not affect how the environmental or social characteristics promoted by the financial product are met.

Engagement policies: In the course of making decisions regarding the acquisition, disposal, or operation and management of assets, approval is obtained from the Investment Committee and the Senior Advisory Board/Board of Directors. The asset manager takes various environmental factors into consideration such as property inspections, and land history investigations. In addition, the asset manager investigates legal compliance, credit checks, and environmental risks, such as asbestos and PCBs, based on an ESG (Environmental, Social and Governance) checklist used during the due diligence process, which includes ESG-related items to be checked.

References to international standards: We support initiatives such as the Principles for Responsible Investment ("PRI"), Principles for Financial Action towards a Sustainable Society (Principles for Financial Action for the 21st Century), United Nations Global Compact ("UN Global Compact"), Recommendations of the Task Force on Climate-related Financial Disclosures ("TCFD") and Japan Climate Initiative ("JCI"). In addition, JMF and IIF have received the Science Based Targets initiative ("SBTi") certification for their GHG emission targets and participate on the Global Real Estate Sustainability Benchmark ("GRESB").

In September and October 2022, we considered the medium-to-long-term financial impacts of climate change on both IIF and JMF. We conducted a medium and long-term scenario analysis for each portfolio of each investment corporation, referring to the 4°C and 1.5°C climate-related scenarios in the International Energy Agency (IEA) reports and IPCC assessment reports.

Please refer to the following links for further details;

JMF: [Information Disclosure Based on TCFD Recommendations](#)

IIF: [Information Disclosure Based on TCFD Recommendations](#)

概要

株式会社 KJR マネジメント（以下、「当社」）は投資意思決定において負のサステナビリティインパクト（PAI）に関する考慮をしております。

本 PAI 声明の参照期間は 2022 年 1 月 1 日から同年 12 月 31 日までです。

本文書は、金融機関に対するサステナビリティ情報開示規則（SFDR）第 4 条に基づいて作成しております。本開示の要求事項は、技術的細則（Regulatory Technical Standards）に従うこととなります。可能な限り技術的細則に従った開示をしておりますが、今後開示要求事項が変更になる可能性がございます。当社は、日本都市ファンド投資法人（JMF）と産業ファンド投資法人（IIF）の資産運用会社です。JMF と IIF は東京証券取引所に上場しており、JMF は、都市部（都市中心部 及び都市近郊部）に立地する「商業施設」、「オフィスビル」、「複合施設」、「集合住宅」、「ホテル」を、IIF は、「物流施設」、「工場・研究開発施設等」、「インフラ施設」をそれぞれ運用しております。

本開示における概要は以下の通りです。

PAI に関する説明：当社は、投資活動のすべてのサイクルにおいて、PAI を考慮することの重要性を認識しております。JMF と IIF は不動産及び不動産等関連資産に対してのみ投資し、事業会社への投資は行いません。また、株や債券投資とは異なり投資先に従業員はおりません。従って、「不動産に関連する指標（Indicators applicable to real estate assets）」のみ開示いたします。技術的細則では、ANNEX I の Table2 「気候・その他環境関連指標（Additional climate and other environment-related indicator）」と Table3 「社会・雇用・人権尊重・反腐敗・反賄賂指標（Additional indicators for social and employee, respect for human rights, anti-corruption and anti-bribery matters）」から少なくとも 1 項目の指標を開示することが求められており、それぞれ以下の通りを開示しております。

- Table2 より「GHG 排出量（GHG emissions）」「所有する不動産のエネルギー消費量（Energy consumption intensity）」を開示 - Table3 に記載の指標については、当社の投資先に関連しないことから開示していません

PAI 緩和策として、JMF と IIF は、太陽光発電や再生可能エネルギーの導入やグリーン電力の購入、LED 化や空調機更新等の省エネ工事を実施しています。これら緩和策を継続して行うことにより、GHG 排出量及びエネルギー使用量の更なる削減を行う予定です。GHG 排出量及びエネルギー使用量の削減目標は以下の通りです。

JMF：GHG 排出量（総量ベース）：2030 年に 2020 年対比 42%削減 （2023 年 2 月 16 日設定）

再生可能エネルギー：2030 年に再生可能エネルギーの割合を 50%とする （2023 年 2 月 16 日設定）

IIF：GHG 排出量（総量ベース）：2030 年に 2021 年対比 42%削減 （2023 年 2 月 1 日設定）

電力使用量（原単位ベース）：2030 年に 2015 年対比 30%削減

PAI を識別・優先させるための説明：当社は、「[環境憲章](#)」及び「[責任不動産投資（RPI）に係る基本方針](#)」を 2013 年 6 月に制定しております。また、2020 年 1 月に「サステナビリティ委員会」として、新たに組織化したほか、サステナビリティ推進体制を強化するため、最高サステナビリティ責任者（以下、CSO）を指名しました。サステナビリティ委員会において、JMF 及び IIF の CO2 排出量及び電力使用量の削減目標が承認されており、以後、原則として四半

期に一度開催する委員会において、JMF 及び IIF から GHG 排出量及びエネルギー使用量の削減や取り組みについて進捗状況が報告されます。これらデータは、第三者のプロパティマネジメント会社（PM 会社）により収集され、別の第三者が提供するシステムに保管しています。PM 会社は、メーター目視または請求書等から数値を収集するため、原則誤差は発生しません。

エンゲージメントポリシー：資産の取得・処分・運用管理についての決定に際しては、資産運用検討委員会規程、経営会議規程及び取締役会規則に従い承認を得ています。物件取得では、現地の視察や地歴の調査に加え、建物、遵法性、信用調査やアスベストや PCB 等環境リスクなどを考慮するほか、ESG チェックリストを実施しています。

国際基準への参画：当社が賛同するイニシアティブとして、責任投資原則（PRI）、持続可能な社会の形成に向けた金融行動原則（21 世紀金融行動原則）、国連グローバル・コンパクト（UNGC）、気候関連財務情報開示タスクフォース（TCFD（Task Force on Climate-Related Financial Disclosures））の提言、気候変動イニシアティブ（JCI）があげられます。また、JMF と IIF は、GHG 排出量削減目標について SBT の認定を取得している他、GRESB に参加しております。

Description of principal adverse sustainability impacts

The indicators shown below are required to disclose under the RTS. It is noted that JMF and IIF mainly invest in real estate assets and do not invest in “investee companies” or sovereigns and supnationals. Therefore, we disclose only “Indicators applicable to real estate assets”

Indicators applicable to investments in investee companies

Adverse sustainability indicator	Metric	Impact 2022	Impact 2021	Explanation	Actions taken and actions planned and targets set for the next reference period
----------------------------------	--------	-------------	-------------	-------------	---

CLIMATE AND OTHER ENVIRONMENT-RELATED INDICATORS

Greenhouse gas emissions	1. GHG emissions	Scope 1 GHG emissions	N/A	N/A	JMF and IIF do not invest in investee companies (we	N/A
--------------------------	------------------	-----------------------	-----	-----	---	-----

					invest mainly in real estate assets).		
		Scope 2 GHG emissions	N/A	N/A		N/A	
		From 1 January 2023, Scope 3 GHG emissions	N/A	N/A		N/A	
		Total GHG emissions	N/A	N/A		N/A	
	2. Carbon footprint	Carbon footprint	N/A	N/A		N/A	
	3. GHG intensity of investee companies	GHG intensity of investee companies	N/A	N/A		N/A	
	4. Exposure to companies active in the fossil fuel sector	Share of investments in companies active in the fossil fuel sector	N/A	N/A		N/A	
	5. Share of non-renewable energy consumption and production	Share of non-renewable energy consumption and non-renewable energy production of investee companies from non-renewable energy sources compared to renewable energy sources, expressed as a percentage	N/A	N/A		N/A	
	6. Energy consumption intensity per high impact climate sector	Energy consumption in GWh per million EUR of revenue of investee companies, per high impact climate sector	N/A	N/A		N/A	

Biodiversity	7. Activities negatively affecting biodiversity-sensitive areas	Share of investments in investee companies with sites/operations located in or near to biodiversity-sensitive areas where activities of those investee companies negatively affect those areas	N/A	N/A		N/A
Water	8. Emissions to water	Tonnes of emissions to water generated by investee companies per million EUR invested, expressed as a weighted average	N/A	N/A		N/A
Waste	9. Hazardous waste ratio	Tonnes of hazardous waste generated by investee companies per million EUR invested, expressed as a weighted average	N/A	N/A		N/A
SOCIAL AND EMPLOYEE, RESPECT FOR HUMAN RIGHTS, ANTI-CORRUPTION AND ANTI-BRIBERY MATTERS						
Social and employee matters	10. Violations of UN Global Compact principles and Organisation for Economic Cooperation and Development (OECD) Guidelines for Multinational Enterprises	Share of investments in investee companies that have been involved in violations of the UNGC principles or OECD Guidelines for Multinational Enterprises	N/A	N/A	JMF and IIF do not invest in investee companies (we invest mainly in real estate assets).	N/A

	11. Lack of processes and compliance mechanisms to monitor compliance with UN Global Compact principles and OECD Guidelines for Multinational Enterprises	Share of investments in investee companies without policies to monitor compliance with the UNGC principles or OECD Guidelines for Multinational Enterprises or grievance /complaints handling mechanisms to address violations of the UNGC principles or OECD Guidelines for Multinational Enterprises	N/A	N/A		N/A
	12. Unadjusted gender pay gap	Average unadjusted gender pay gap of investee companies	N/A	N/A		N/A
	13. Board gender diversity	Average ratio of female to male board members in investee companies	N/A	N/A		N/A
	14. Exposure to controversial weapons (anti-personnel mines, cluster munitions, chemical weapons and biological weapons)	Share of investments in investee companies involved in the manufacture or selling of controversial weapons	N/A	N/A		N/A

Indicators applicable to investments in sovereigns and supranationals

Adverse sustainability indicator		Metric	Impact 2022	Impact 2021	Explanation	Actions taken and actions planned and targets set for the next reference period
Environmental	15. GHG intensity	GHG intensity of investee countries	N/A	N/A	JMF and IIF do not invest in sovereigns and supranationals (we invest mainly in real estate assets).	N/A
Social	16. Investee countries subject to social violations	Number of investee countries subject to social violations (absolute number and relative number divided by all investee countries), as referred to in international treaties and conventions, United Nations principles and, where applicable, national law	N/A	N/A		N/A

Indicators applicable to investments in real estate assets

Adverse sustainability indicator		Metric	Impact 2022	Impact 2021	Explanation	Actions taken and actions planned and targets set for the next reference
---	--	---------------	--------------------	--------------------	--------------------	---

						period
Fossil fuels	17. Exposure to fossil fuels through real estate assets	Share of investments in real estate assets involved in the extraction, storage, transport or manufacture of fossil fuels	0%	0%	JMF and IIF does not invest in real estate assets related to fossil fuels.	N/A
Energy efficiency	18. Exposure to energy-inefficient real estate assets	Share of investments in energy-inefficient real estate assets	N/A	N/A	We do not disclose the figures due to different EPC (Engineering, Procurement and Construction) regulations in Japan.	We have set KPIs and targets regarding energy efficiency (e.g. renewable energy ratio) and monitoring by the Sustainability Committee.
Other indicators for principal adverse impact						
	19. GHG emissions	GHG emissions (Scope 1, 2 and 3)	Scope1 33 Thousand tCO2 Scope2	Scope1 26 Thousand tCO2 Scope2	Aggregation period of impact 2022 for each financial product : -JMF: January 2022 -	We have set KPIs and targets regarding GHG

		19 Thousand tCO2	39 Thousand tCO2	December 2022	emissions reductions, planning to reduce GHG emissions by 42% (absolute) by 2030.
		Scope3 210 Thousand tCO2	Scope3 222 Thousand tCO2	-IIF: January 2022–December 2022 Aggregation period of impact 2021 for each financial product :	
		Scope1-3 262 Thousand tCO2	Scope1-3 288 Thousand tCO2	-JMF: January 2021 – December 2021 -IIF: January 2021–December 2021	
20. Energy consumption	Energy consumption intensity	0.00034 GWh/m ²	0.00037 GWh/m ²	Aggregation period of impact 2022 for each financial product : -JMF: January 2022 – December 2022 -IIF: January 2022–January 2022 Aggregation period of impact 2021 for each financial product : -JMF: January 2021 – December 2021 -IIF: January 2021–December 2021	We are monitoring on the Sustainability Committee with regard to energy consumption .

Description of policies to identify and prioritise principal adverse sustainability impacts

To identify and prioritise principal adverse impacts on sustainability factors, we formally established our “Environmental Charter” and "Responsible Property Investment Policy" in June 2013.

Environmental Charter

We consider the Earth itself to be our most important stakeholder and are continually working towards the realization of a sustainable society through our business activities:

1. We consider a healthy global environment to be essential for the continuation of our business activities, and by implementing new efficiency measures and technologies, engaging in dialogue with stakeholders, and other efforts, we will help achieve net zero while reducing greenhouse gas emissions and taking on climate change via both mitigation and adaptation.
2. We will promote the sustainable use of natural resources.
3. We recognize the critical importance of what ecosystems can provide and are committed to protecting ecosystems and mitigating any potential impacts on biodiversity.
4. We will strive to create and enhance environmental benefits by undertaking conservation activities and reducing our environmental footprint.
5. We will continue to actively engage and work with our various stakeholders and disclose information on the environmental impacts of our business operations in an appropriate and timely manner.
6. We will conduct all of our activities in compliance with environmental laws while adhering to international rules and social standards.

Responsible Property Investment Policy

We believe that RPI adds value to an investment by limiting the risks of regulatory non-compliance, which would negatively impact our competitive position in the market, by making a property more appealing to tenants and purchasers and, in some cases, by reducing expenses and improving returns. Therefore, RPI is an important strategy for us. We also believe that RPI will bring about a more desirable result for our environment and society.

The RPI Policy aims, as a first priority, to deliver improved profitability for JMF and IIF while considering social and environmental issues from a long-term perspective. We believe that ESG issues will have an impact and these issues should be considered in our asset management strategies.

Our RPI strategy is integrated into the asset management of JMF and IIF and is implemented by all of our operational functions during the entire ownership cycle, from the acquisition of the asset to the ongoing asset management, marketing, renovation and maintenance through to sale.

We are implementing our RPI strategy in our investment and management process as follows:

- Investment Decisions
 - Incorporate environmental and social risks into the evaluation criteria when acquiring, selling or operating properties
 - Integrate RPI strategies, but not at the expense of long-term client financial performance
- Refurbishment
 - Incorporate RPI strategies into the design and financial analysis of all property renovations
 - Evaluate obtaining certifications applicable for each property type and location prior to refurbishment to expedite approval process and enhance the property's competitive position to maximize occupancy, rents and tenant quality
 - Engage with planners and other external project partners and consultants to achieve objectives
- Operations and Maintenance

- Define and implement best practice measures (priority on no costs and low costs) to improve energy efficiency, water conservation and waste management for all operating assets in order to promote sustainable practices
- Reduce operating expenses, thereby increasing property values
- Evaluate the obtainment of green building certifications applicable for each property type and location in order to enhance the property's competitive position and to maximize occupancy, rents and tenant quality
- Monitor changes in regulations and laws in order to adopt and implement RPI strategies
- Collaborate with tenants, property managers and suppliers of services and materials to achieve objectives

Also, we established a Sustainability Committee in January 2020. As a result, we are committed to delivering our best results through an enhanced sustainability promotion structure, where the Sustainability Committee plays a central role in formulating strategies and monitoring the activities of JMF and IIF. This management structure enables us to deliver on our mission to create value that exceeds the expectations of our stakeholders. Additionally, we appointed the CSO to strengthen the sustainability promotion system. The CSO is expected to cooperate with various stakeholders and raise awareness of our ESG commitments throughout the company. To this end, the CSO will serve as the chair of our Sustainability Committee and report on important matters to the Board of Directors. The Sustainability Committee decides on our sustainability policy, strategy, and system. Sustainability Committee meetings are held once a quarter in principle and the committee members include other senior management, our fund managers and others. Matters to be approved by the Sustainability Committee include the following:

- the enactment of our sustainability policies, strategies and systems;
- our decision to join and sign up to environment-related organizations, including "UN PRI", "UNGC"; and
- A resolution regarding sustainability targets and monitoring KPIs, including "GHG emissions", "renewable energy ratio" and "energy consumption intensity".

Furthermore, we have established the person in charge at each division e.g., each fund's Asset Management Dept and Planning & Coordination Dept. Along with the implementation of our ESG-focused activities, these personnel will be tasked with integrating ESG considerations into our investment and asset management processes.

Energy data selected from Table 2 in Annex I, i.e., "GHG emissions" and "energy consumption intensity," is managed using external energy management systems and calculated in accordance with standards in accordance with Japanese environmental laws and regulations. This data is certified by a third party and reported to the Sustainability Committee.

We do not have strictly prescribed methodologies for data collection, but collect on A wide range of data points mainly by outsourcing this work to external contractors. The external contractors collect the figures from meter readings or from invoices. This has enabled us to gather accurate and transparent data, which we consider limits the possible unreliability or inaccuracy of our data. We consider that any limitations would be sufficiently minor as to not affect how the environmental or social characteristics promoted by the financial product are met.

Engagement policies

KJR Management is the asset manager of JMF and IIF. JMF and IIF invest mainly in real estate. In the course of making decisions regarding the acquisition, disposal, or operation and management of assets, approval is obtained from the Investment Committee and the Senior Advisory Board/Board of Directors.

JMF and IIF monitor environmental indicators through the Sustainability Committee. The Committee has approved JMF's and IIF's reduction targets. Thereafter, JMF and IIF report on their progress in reducing GHG emissions and energy consumption and their initiatives at the committee meetings held once a quarter in principle.

The asset manager takes various environmental factors into consideration such as property inspections and land history investigations. In addition, the asset manager investigates legal compliance, credit checks, and environmental risks, such as asbestos and PCBs, based on an ESG checklist used during the due diligence process, which includes ESG-related items to be checked.

References to international standards

We support the following initiatives:

Principles for Responsible Investment ("PRI")

In solidarity with the fundamental ideas of the PRI, we became a signatory in August 2013. We are the first J-REIT asset manager to become a signatory to the PRI.

In December 2022, PRI launched a new initiative, PRI Advance. The overall objective of the initiative is to advance human rights and positive outcomes for people through investor stewardship. We have endorsed the initiative.

Principles for Financial Action towards a Sustainable Society ("Principles for Financial Action for the 21st Century")

In solidarity with these principles put forth by the Ministry of the Environment of Japan, we became a signatory in June 2013.

United Nations Global Compact ("UN Global Compact")

We became the first J-REIT asset manager to sign up to the UN Global Compact in October 2016. As a signatory and respecting the ten principles of the UN Global Compact, we have further strengthened our corporate governance in the areas of human rights, labor, the environmental, and anti-corruption, based on our corporate mission to "always create new value for people, the community, and the world."

Based on the ten principles of UNGC, we will respect the following:

- prohibit discrimination, child labour and forced labour;
- support freedom of association; and
- promote diversity and inclusion

Recommendations of the TCFD climate-related financial disclosure ("TCFD")

We support the spirit of the recommendations published in June 2017 by the TCFD, which was established by the Financial Stability Board, and in August 2019, we declared our support for the TCFD recommendations.

The TCFD was established in 2015 by the Financial Stability Board, which is composed of the central banks and financial regulatory authorities of major countries. In June 2017, in order to reduce risks associated with destabilizing financial markets, the TCFD recommended that companies disclose business risks and opportunities presented by climate change in the medium to long term, along with the effects of these on financial conditions, as well as specific

measures and strategies.

Japan Climate Initiative (“JCI”)

We participated in JCI in May 2020 in support of the JCI's declaration "Joining the front line of global trend for decarbonization from Japan."

JCI was established in July 2018 as a network of Japanese companies, local governments, organizations, NGOs, etc. that are actively engaged in climate change countermeasures toward the realization of a decarbonized society aimed at by the Paris Agreement.

JMF and IIF have both received SBT certification for their respective GHG emission reduction targets in 2023.

JMF

For both of targets, accreditation is obtained.

- Reduce absolute Scope 1+2 emissions by 42% by 2030 (compared with 2020)
- Aim for net-zero absolute GHG emissions throughout the entire value chain by 2050

IIF

For target of 2030, accreditation is obtained.

- Reduce absolute Scope 1+2 emissions by 42% by 2030 (compared with 2021)
- Aim for net-zero absolute GHG emissions throughout the entire value chain by 2050

JMF and IIF have also received several positive overall ratings from GRESB (formerly the Global Real Estate Sustainability Benchmark), which undertakes an annual benchmarking assessment to measure ESG integration of real estate companies and funds. Both were designated by the GRESB Real Estate rating, which is based on the GRESB Overall Score and its quintile position relative to global participants as follows:

JMF was designated as the highest rank “five stars” (five-star scale) in 2022. JMF was also rated “A”, the top rating in the GRESB Public Disclosure Level evaluation scheme for the five consecutive years.

IIF was rated as “four stars” (five-star scale) in 2022. IIF was also rated as “A”, the top rating in the GRESB Public Disclosure Level evaluation scheme for the four consecutive years.

The following adverse impact indicators, chosen from Annex I of the RTS, are linked to the goals under the Paris Agreement: “17. Exposure to fossil fuels through real estate assets”, “19. GHG emissions” and “20. Energy consumption”. The Paris Agreement is an international framework on climate change adopted in 2015. Its long term goal is stated as holding the increase in the global average temperature to well below 2°C above pre-industrial levels and sharing efforts to limit the temperature increase to 1.5°C, and aiming to turn global greenhouse gas emissions downward as soon as possible so as to achieve a balance between emissions and their removal (effectively zero emissions) in the second half of this century.

We are working to improve our performance including ESG based on the assessments of GRESB and UN PRI. These assessments are not forward-looking and measure past performance, but we have incorporated the items that need improvement into our ESG strategy and continue to make improvements.

We are conducting forward-looking climate scenario analysis based on TCFD recommendations while gathering information and will disclose the results in the future in stages, starting with the parts that have been analyzed in detail.

Historical comparison

	2022	2021	2020
GHG emissions (Thousand tCO ₂)	262	288	291
Scope1	33	26	13
Scope2	19	39	36
Scope3	210	222	241
Energy consumption intensity (GWh/m ²)	0.00034 GWh/m ²	0.00037 GWh/m ²	0.00035 GWh/m ²

The figures are an aggregation of JMF and IIF. The aggregation period of the above table is from January to December for each year based on at least the average of four calculations made by the financial market participant on 31 March, 30 June, 30 September and 31 December during the reference period.