This sample PDF is provided only as an example. The online Benchmark Report, available via the GRESB Portal, has interactive elements and more functionality.

Kilroy Realty Corporation

Kilroy Realty Corporation

GRESB Benchmark Report 2019

DATE: 30 Sep 2019 1:03:13pm Mon UTC

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2019 GRESB Real Estate Assessment

Kilroy Realty Corporation

Kilroy Realty Corporation

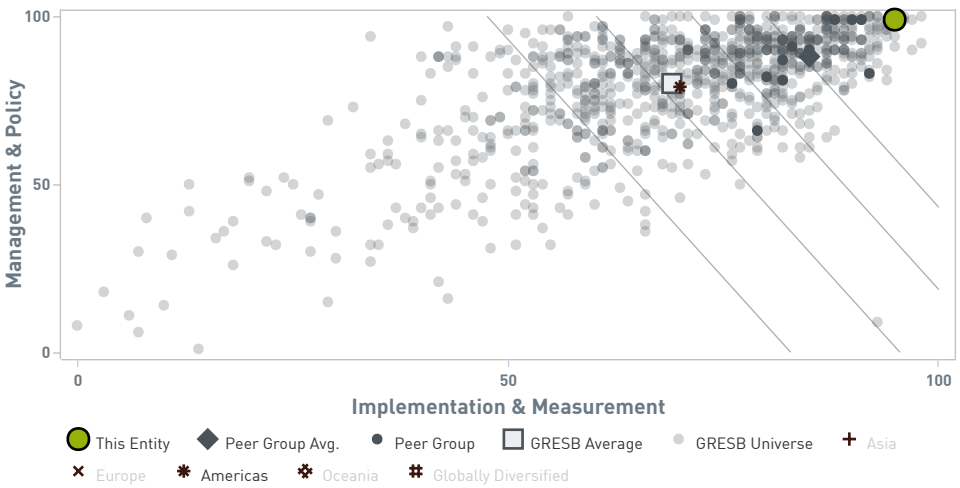
Participation & GRESB Score

Peer Comparison

1st — United States of America | Office | Listed — out of 12

GRESB 2019

GRESB Model



96/100 GRESB Score — Green Star
GRESB Average 72 — Peer Average 86

95/100 Implementation & Measurement
GRESB Average 69 — Peer Average 85

99/100 Management & Policy
GRESB Average 80 — Peer Average 88

Performance data reported at asset level

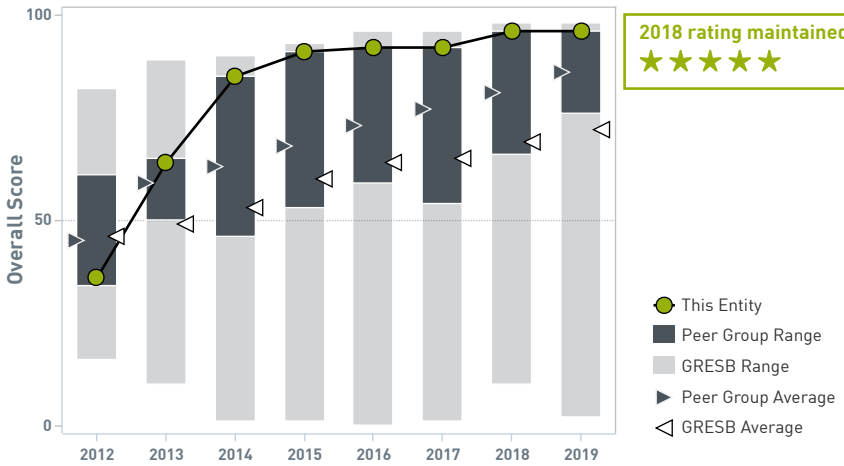
ESG Breakdown

95/100 Environment
GRESB Average 65 — Peer Average 84

97/100 Social
GRESB Average 79 — Peer Average 89

98/100 Governance
GRESB Average 84 — Peer Average 89

Trend



2018 rating maintained ★★★★★

Rankings

1st — United States of America | Office | Listed — out of 12

6th — Global / Office — out of 212

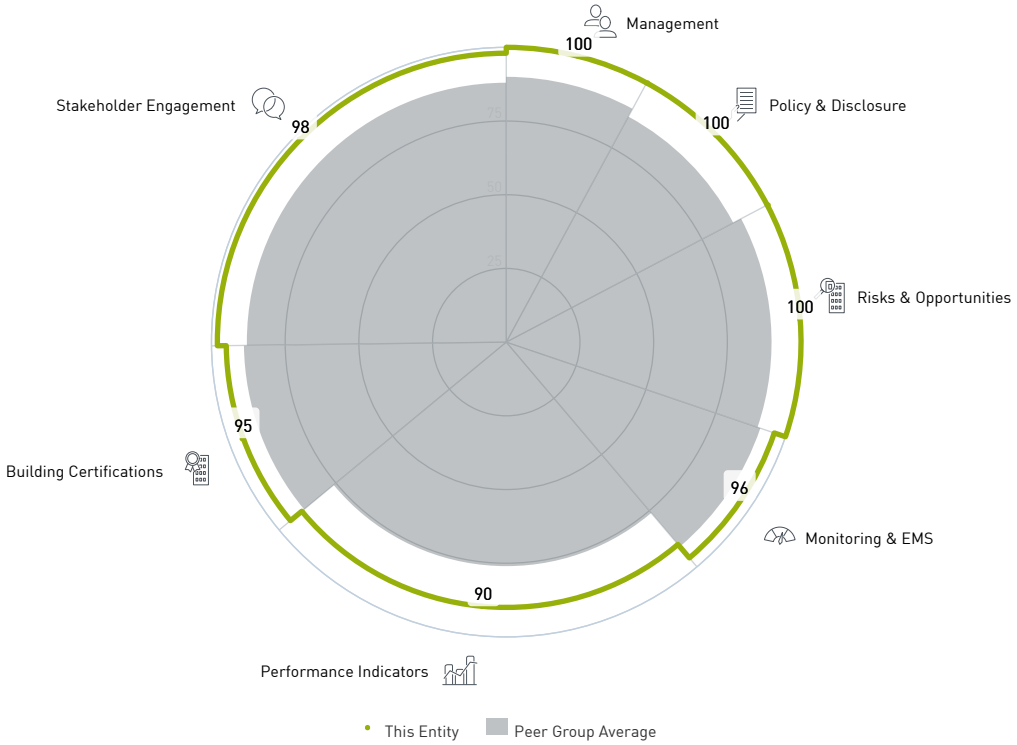
7th — All GRESB participants — out of 964

19th — Global / New Construction Aspect — out of 379

1st — United States of America / Office / Listed — out of 12

1st — United States of America / Office — out of 52

GRESB Aspects



Aspect Weight in GRESB Score	This Entity	Peer Group		GRESB
Management 7.9%	100	PEER 90 +1 AVERAGE		GRESB 88 AVERAGE
Policy & Disclosure 9.4%	100	PEER 87 +3 AVERAGE		GRESB 84 +2 AVERAGE
Risks & Opportunities 12.9%	100	PEER 90 +6 AVERAGE		GRESB 78 +6 AVERAGE
Monitoring & EMS 8.6%	96	PEER 91 +2 AVERAGE		GRESB 77 +3 AVERAGE
Performance Indicators 25.2%	90 -1	PEER 76 +8 AVERAGE		GRESB 60 +4 AVERAGE
Building Certifications 10.8%	95	PEER 89 +3 AVERAGE		GRESB 55 +4 AVERAGE
Stakeholder Engagement 25.2%	98	PEER 88 +8 AVERAGE		GRESB 78 +7 AVERAGE
New Construction & Major Renovations 0%	93 +3	PEER 80 +13 AVERAGE		GRESB 63 +6 AVERAGE

Strengths & Opportunities

Strengths: Outperformed more than 80% of peers

Indicator		Score	Peer Average	
PI1.2	Energy use intensity rates - Retail, High Street	1.5/1.5	0.14/1.5	**91%** of peers scored lower
PI2.2	GHG emissions intensity rates - Retail, High Street	0.75/0.75	0.07/0.75	**91%** of peers scored lower
PI3.2	Water use intensity rates - Retail, High Street	0.75/0.75	0.07/0.75	**91%** of peers scored lower
PI1.3	Renewable energy generated - Office	2.02/3	0.83/3	**91%** of peers scored lower
PI3.3	Water reuse and recycling - Office	0.42/0.5	0.1/0.5	**100%** of peers scored lower
PI1.2	Energy use intensity rates - Residential, Multi-family	1.5/1.5	0.21/1.5	**91%** of peers scored lower
PI2.2	GHG emissions intensity rates - Residential, Multi-family	0.75/0.75	0.1/0.75	**91%** of peers scored lower
PI3.2	Water use intensity rates - Residential, Multi-family	0.75/0.75	0.07/0.75	**91%** of peers scored lower
PI1.2	Energy use intensity rates - Medical Office	1.5/1.5	0.14/1.5	**91%** of peers scored lower
PI2.2	GHG emissions intensity rates - Medical Office	0.75/0.75	0.07/0.75	**91%** of peers scored lower
PI3.2	Water use intensity rates - Medical Office	0.75/0.75	0.07/0.75	**91%** of peers scored lower
PI1.2	Energy use intensity rates - Other	1.5/1.5	0.14/1.5	**91%** of peers scored lower
PI2.2	GHG emissions intensity rates - Other	0.75/0.75	0.07/0.75	**91%** of peers scored lower
PI3.2	Water use intensity rates - Other	0.75/0.75	0.07/0.75	**91%** of peers scored lower
NC1	Sustainability strategy	1/1	0.27/1	**82%** of peers scored lower
NC4	Building materials attributes	2.5/2.5	0.77/2.5	**82%** of peers scored lower
NC6	Energy efficiency requirements	3/3	1/3	**91%** of peers scored lower
NC7.2	Design for net-zero energy standards	1/1	0/1	**100%** of peers scored lower
NC8	Water efficiency requirements	2/2	0.64/2	**91%** of peers scored lower
NC9	Waste management	2/2	0.55/2	**100%** of peers scored lower
NC10.2	Monitoring contractors' compliance	2/2	0.46/2	**91%** of peers scored lower
NC11	Occupant well-being	2/2	0.5/2	**100%** of peers scored lower
NC14	Monitor impact on community	1.5/1.5	0.4/1.5	**100%** of peers scored lower
RS4	Systematic process for assessing social risk	2.57/3	1.29/3	**100%** of peers scored lower
RS5	Systematic process for assessing physical environmental risk	3/3	1.43/3	**100%** of peers scored lower

Opportunities: Outperformed by more than 80% of peers

Indicator		Score	Peer Average	
BC2	Energy ratings - Office	2.25/3	2.73/3	**82%** of peers scored higher
SE1	Employee training	1.25/2	1.8/2	**82%** of peers scored higher

Portfolio Impact

	Footprint 2018 (absolute)	Like-for-like Change 2017-2018 (relative)	Intensities (entity and peer average)
Energy Consumption	296 985 MWh 100% Portfolio Coverage	-3.6% 9 827.4 MWh 94% Portfolio Coverage	N/A / Peers 63.8 MWh/million USD N/A / Peers 231.9 kWh/m²
GHG Emissions	69 098 tonnes CO_2 100% Portfolio Coverage	-4.9% 3 119.3 tonnes CO_2 94% Portfolio Coverage	N/A / Peers 23.4 tonnes CO_2/ million USD N/A / Peers 74 kg CO_2/m²
Water Use	931 029 m³ 98% Portfolio Coverage	3.2% 25 036.9 m³ 91% Portfolio Coverage	*Only displayed with 100% coverage*
Waste Management	9 117 tonnes 100% Portfolio Coverage	4 001 tonnes diverted 44% Diverted	Entity 1.2 / Peers 2.1 tonnes/million USD Entity 6.7 / Peers 8.5 kg/m²

Impact Reduction Targets

	Type	Long-term target	Baseline year	End year	2018 target	Portfolio coverage	Externally communicated
Energy	Like-for-like	10.3%	2015	2018	2.1%	100.0	Yes
GHG	Like-for-like	0.0%	2017	2020	2.1%	100.0	Yes
Water	Like-for-like	10.0%	2015	2020	2.0%	100.0	Yes
Waste	Intensity-based	75.0%	2015	2020	44.4%	100.0	Yes
GHG scope 3	Like-for-like	72.0%	2017	2050	2.1%	100.0	Yes

Entity & Peer Group Characteristics

This Entity	
Geography:	United States of America
Sector:	Office
Legal Status:	Listed
Total GAV:	$7.9 Billion
Activity:	Management and development of assets
Reporting period:	Calendar Year

Peer Group (12 entities)	
Peer Group Geography:	United States of America
Peer Group Sector:	Office
Legal Status:	Listed
Average GAV:	$7.76 Billion

Countries

- [100%] United States of America

Peer Group Countries

- [100%] United States of America

Sectors

- [83%] Office
- [11%] Life Science
- [5%] Residential, Multi-family
- [1%] Retail, High Street
- [<1%] Medical Office

Peer Group Sectors

- [95%] Office
- [2%] Other
- [1%] Residential, Multi-family
- [1%] Hotel
- [1%] Retail, High Street
- [<1%] Industrial, Business Parks
- [<1%] Medical Office
- [<1%] Industrial, Distribution Warehouse
- [<1%] Retail, Shopping Center
- [<1%] Parking (indoors)

Management Control

- [67%] Managed
- [33%] Indirect

Peer Group Management Control

- [89%] Managed
- [11%] Indirect

Peer Group Constituents

Peer Group Constituents

Boston Properties	HudsonPacificProperties, INC.	Paramount Group, Inc.
Brandywine Realty Trust	Kilroy Realty Corporation	SL Green Realty
Cousins Properties Incorporated	Manulife US REIT	TIER REIT
Franklin Street Properties	Office Properties Income Trust	Vornado Realty Trust

GRESB offers a customized benchmarking solution so that you can compare your performance against any peer group you choose. You are able to select specific peers by name (for listed entities), and/or choose from a range of peer group

characterisitics.

Get your Customized Benchmark Report

Validation

GRESB Validation

All participant check
All entities ✓
Text boxes, 'Other' answers, Table answers, Hyperlinks, Quantitative outliers

Validation plus
All entities ✓
MA5, PD1, PD5.1, RO3.1, ME1, PI1.4, PI2.3, PI3.4, PI4.2, SE4.1, NC1, NC8, NC14

Validation Interview
Entity not selected
Reporting boundaries, Supplemental questions

	Items	% accepted/ full points
Evidence	42	100%
'Other' answers	18	94%
Text boxes	7	100%
Table answers	1	100%
Total	**68**	**99%**

Validation items not accepted

NC4 New Construction & Major Renovations | Materials and Certifications | NC4 | Yes | Material characteristics specification, including (multiple answers possible) | Third-party certified wood-based materials and products | Types of third-party certification used:

Validation items partially accepted

None

Quantitative outliers excluded

None

Third Party Assurance, Verification and Checks

Question		Points	Data Review
PD5.2	Organization's section in annual report		Externally **assured** by DNV GL
PD5.2	Organization's stand-alone sustainability report		Externally **assured** by DNV GL
PD5.2	Organization's section in entity reporting to investors		Externally **assured** by DNV GL
PI1.4	Energy consumption data	1/1	Externally **assured** by DNV GL
PI2.3	GHG emissions data	0.75/0.75	Externally **assured** by DNV GL
PI3.4	Water consumption data	0.75/0.75	Externally **assured** by DNV GL
PI4.2	Waste management data	0.75/0.75	Externally **assured** by DNV GL

Management

POINTS: 11/11
WEIGHT: 7.9%

Intent and Overview

This Aspect focuses on how the organization integrates ESG into its overall business strategy. The purpose of this section is to (1) identify who in the participant organization is responsible for managing ESG issues and has decision-making authority; (2) communicate to investors how the entity structures management of ESG issues and (3) determine how ESG is embedded into the organization.

Sustainability Objectives

MA1 POINTS: 2/2

ESG Objectives	Percentage of Peers
Yes	100%

Objective included

General sustainability	100%
Environment	100%
Social	100%
Governance	100%
Health and well-being	82%

Business strategy integration

Percentage of Peers

[100%] Fully integrated into the overall business strategy

The objectives are

Public disclosure	100%

Please provide a hyperlink or a separate publicly available document

Evidence provided

Kilroy Realty Corporation Sustainability Report 2018.pdf [ACCEPTED]

Not publicly available	0%

Communicate the objectives and explain how the objectives are integrated into the overall business strategy (maximum 250 words)

> Our objectives are available in our sustainability report at http://www.kilroyrealty.com/commitment-sustainability, and they span Existing Buildings, New Development, Industry Engagement, Governance and Social factors. Some goals, such as a 72% reduction in GHG emissions by 2050 (https://sciencebasedtargets.org/companies-taking-action/), are long term, and some require continued high performance, such as benchmarking our buildings, achieving specific certification and materials sourcing requirements in new development, and maintaining leadership in green leasing, as well as our social and governance goals. For other goals, such as implementing the TCFD recommendations, we aim for medium-term completion, such as 2021. We have many environmental goals around areas such as energy, water, recycling and health that have short term 2019 or 2020 targets. Our objectives directly relate to our overarching goal: drive shareholder value by using our extensive real estate knowledge to build the premier franchise located in the best markets along the West Coast. Sustainability

is a key factor in demonstrating that we build and operate best in class buildings. Because our financial goal is to maximize occupancy and rent, our sustainability objectives align with our financial goals because our more sustainable buildings with certifications achieve lower vacancies and higher rents than our noncertified buildings. Also, we want to attract investors, who seek comprehensive and continuous improvement in our sustainability performance and reduced climate change risk. To further align these objectives, we have included TCFD-aligned sustainability information directly into the 10-K to enhance investor engagement, and are expanding our health and wellness programs to further drive rents and occupancy.

No	0%

MA2 POINTS: 3/3

Persons responsible for implementing ESG objectives	Percentage of Peers
Yes	100%
The individual(s) is/are	
Dedicated employee(s) for whom sustainability is the core responsibility	73%
Employee(s) for whom sustainability is among their responsibilities	82%
External consultants/manager • Goby LLC	82%
Investment partners (co-investors/JV partners)	0%
No	0%
Not applicable	0%

Sustainability Decision Making

MA3 POINTS: 2/2

Sustainability taskforce or committee	Percentage of Peers
Yes	100%
Members are	
Asset managers	91%
Board of Directors	36%
External consultants • Goby LLC	82%
Fund/portfolio managers	64%
Property managers	82%
Senior Management Team	100%

Other	73%
No	0%

MA4 POINTS: 1/1

Decision-maker on sustainability	Percentage of Peers
Yes	100%

The individual is part of

Percentage of Peers

- [64%] Senior Management Team
- [36%] Board of Directors

Process of informing the decision-maker

> The Senior Vice President, Sustainability and the CEO communicate regularly via a variety of methods: phone calls, emails, in-person meetings, project collaboration, and formal memos. The CEO is a member of the Corporate Social Responsibility & Sustainability Committee of the Kilroy Board of Directors, and the SVP, Sustainability prepares a quarterly formal memo for that committee. These memos detail Kilroy's progress against its ESG objectives, such as percent of Tier 1 suppliers surveyed on ESG. Yearly, via a formal memo the CEO is informed of our progress against our short and long term objectives (e.g. 10.3% energy reduction by 2020, 2050 climate reduction goals), regulatory changes (e.g. local benchmarking ordinances) and other important sustainability matters. Informal communications occur as-needed, typically monthly. In addition, the CEO participates yearly in the external assurance process for our sustainability report, requiring him to report to our external auditors on our materiality assessment, ESG objectives, and progress. Based on feedback from the CEO during these exchanges, the SVP, Sustainability modifies or clarifies the sustainability strategy. For example, in a 2018 phone call the CEO indicated that he wanted Kilroy to take a leadership position on climate resilience. The SVP, Sustainability then worked with internal teams and, on her recommendation, the Board of Directors endorsed the TCFD guidelines in 2018. In addition, the CEO and SVP of Sustainability work together on key external sustainability communications around our most significant accomplishments, such as the carbon neutral operations commitment he made at the 2018 Global Climate Action Summit.

No	0%

MA5 POINTS: 3/3

ESG factors included in performance targets	Percentage of Peers
Yes	73%

Does performance on these targets have predetermined consequences?

Yes	64%
Financial consequences	45%
Non-financial consequences	55%
No	9%

Factors apply to

All employees	9%
Board of Directors	0%
Senior Management Team	55%
Other	64%

Director, Sustainability; Manager, Sustainability; Senior Generalist, Human Resources; Senior Generalist, Human Resources; Vice President, Corporate Council; Vice President, Engineering; Senior Vice President, Human Resources [ACCEPTED]

Evidence provided

[ACCEPTED]

No	27%

Policy & Disclosure

POINTS: 13/13
WEIGHT: 9.4%

Intent and Overview

The purpose of this section is to (1) describe the organization's ESG policies and (2) understand how the organization communicates its ESG performance. Institutional investors and other shareholders are primary drivers for greater sustainability reporting and disclosure among investable entities. Real estate companies and managers share how ESG policies and management practices are implemented, and how these practices impact the business through formal disclosure mechanisms. This Aspect focuses on the policies established to formally manage and communicate ESG issues to investors.

ESG Policies

PD1 POINTS: 3/3

Policy on environmental issues	Percentage of Peers
Yes	100%
Environmental issues included	
Biodiversity and habitat	27%
Climate/climate change adaptation	73%
Energy consumption/management	100%
Environmental attributes of building materials	73%
GHG emissions/management	100%
Resilience	73%
Waste management	100%
Water consumption/management	100%
Other	64%
Evidence provided	
Environmental Management System (EMS).pdf	[ACCEPTED]
No	0%

PD2 POINTS: 2/2

Policy on social issues	Percentage of Peers
Yes	100%
Social issues included	
Child labor	82%
Diversity and equal opportunity	100%
Forced or compulsory labor	73%
Occupational safety (for employees)	100%
Asset level safety (for tenants)	82%

Employee health & well-being	82%
☑ Tenant/customer and community health & well-being	73%
☑ Labor-management relationships	64%
☑ Employee performance and career development	100%
☑ Stakeholder engagement	82%
☑ Worker rights	100%
☐ Other	18%

Evidence provided

○ No	0%	[ACCEPTED]

PD3 POINTS: 2/2

Policy on governance issues	Percentage of Peers
◉ Yes	100%

Governance issues included

☑ Bribery and corruption	100%
☑ Data protection and privacy	100%
☑ Employee remuneration	91%
☑ Executive compensation	91%
☑ Fiduciary duty	73%
☑ Fraud	100%
☑ Political contributions	91%
☑ Shareholder rights	100%
☑ Whistleblower protection	100%
☐ Other	18%

Evidence provided

○ No	0%	[ACCEPTED]

PD4 Not scored

Diversity	Percentage of Peers
◉ Yes	100%
☑ Diversity of the entity's governance bodies	100%

Diversity metrics

☑ Age group distribution	73%
☑ Board tenure	73%
☐ Gender pay gap	27%
☑ Gender ratio Women: 25% Men: 75%	91%
☐ International background	36%
☑ Racial diversity	73%
☐ Socioeconomic background	9%

☑ Diversity of the organization's employees — 82%

Select all diversity metrics (multiple answers possible)

☑ Age group distribution Under 30 years old: 23% Between 30 and 50 years old: 57% Over 50 years old: 20%	73%
☐ Gender pay gap	18%
☑ Gender ratio Women: 57% Men: 43%	82%
☐ International background	18%
☑ Racial diversity	64%
☐ Socioeconomic background	0%

Provide additional context for the response (maximum 250 words)

> We publish information about the diversity of our Board of Directors in our proxy statement. Through pictures and short biographies of the Board of Directors we make clear the gender, race, age and tenure of our Board members. We publish a variety of diversity indicators about our employees, including those in our governance bodies, in the Annual Sustainability report, such as gender, racial diversity and age, and we show how these factors are distributed across regions and management levels. While we are overall pleased with diversity at KRC, our challenge is around our governance body, which we would like to contain more women and to racially reflect the overall company. To strengthen diversity in the long term, we have an Affirmative Action Policy which ensures that candidates for open positions are not being discriminated against on the basis of race or gender via having our hiring practices audited by a third party, and we have an informal mentorship program focused on women to help more women gain positions in our governance body. To that end, we added another woman to our C-suite in 2018. We do not know of any barriers to our calculation methodologies around gender or race, and plan to be able to report on international background in 2019.

○ No	0%

Sustainability Disclosure

PD5.1 POINTS: 4/4

Disclosure of ESG performance

Percentage of Peers

- Yes (multiple answers possible) — 100%
  - Section in Annual Report — 73%

    Reporting level

    - Entity — 73%
    - Investment manager — 0%
    - Group — 0%

    Evidence provided

    KRC 10-K 2018.pdf [ACCEPTED]

    Aligned with

    - [58%] No answer provided
    - [17%] GRI Sustainability Reporting Guidelines, G4
    - [9%] GRI Standards, 2016
    - [8%] TCFD Recommendations, 2017:
    - [8%] Other

  - Stand-alone sustainability report(s) — 73%

    Reporting level

    - Entity — 64%
    - Investment manager — 9%
    - Group — 0%

    Evidence provided

    Kilroy Realty Corporation Sustainability Report 2018.pdf [ACCEPTED]

    Aligned with

    - [42%] No answer provided
    - [33%] GRI Standards, 2016:
    - [17%] GRI Sustainability Reporting Guidelines, G4
    - [8%] Other

  - Integrated Report — 0%
  - Dedicated section on corporate website — 100%

    Reporting level

    - Entity — 82%
    - Investment manager — 9%
    - Group — 9%

    Evidence provided

https://www.kilroyrealty.com/commitment-sustainability [ACCEPTED]

- [x] Section in entity reporting to investors 36%

Aligned with

- [75%] No answer provided
- [17%] Other
- [8%] GRI Standards, 2016:

Evidence provided

CEO Letter 2018.pdf [ACCEPTED]

- [ ] Other 27%

- No 0%

PD5.2 POINTS: 2/2

Third party review of ESG disclosure — Percentage of Peers

- Yes 91%

Select all applicable options (multiple answers possible, selections must match answers in PD5.1)

- [x] Section in Annual Report 55%
  - Externally checked by 36%
  - Externally verified by 0%
  - Externally assured by 18%
    - DNV GL

using

- [75%] No answer provided
- [17%] AA1000AS:
- [8%] Attestation Standards established by the American Institute of Certified Public Accountants/AICPA (AT101)

- [x] Stand-alone sustainability report 73%
  - Externally checked by 45%
  - Externally verified by 9%
  - Externally assured by 18%
    - DNV GL

using

- [75%] No answer provided
- [9%] AA1000AS:
- [8%] Attestation Standards established by the American Institute of Certified Public Accountants/AICPA (AT101)
- [8%] ISAE 3000

Integrated Report	0%
Section in entity reporting to investors	18%
Externally checked by	18%
Externally verified by	0%
Externally assured by	0%

- DNV GL

using

- [92%] No answer provided
- [8%] AA1000AS:

Other	27%
No	9%
Not applicable	0%

PD6 Not scored

Commitment to ESG leadership standards	Percentage of Peers
Yes	55%

ESG standards or groups

Institutional Investors Group on Climate Change (IIGCC)	0%
Montreal Pledge	0%
PRI signatory	9%
RE 100	0%
Science Based Targets initiative	9%
Task Force on Climate-related Financial Disclosures (TCFD)	18%
UN Environment Programme Finance Initiative	9%
UN Global Compact	0%

Other	45%

Please provide applicable hyperlink

Evidence provided

https://kilroyrealty.com/sites/default/files/kilroy-realty-corporation-sustainability-report-2018.pdf

No	45%

PD7.1 Not scored

Communication process for ESG-related incidents	Percentage of Peers
Yes	82%

Stakeholders

Investors	73%
Public	73%
Other stakeholders Media, employees, vendors	64%

Process

> In our our annual sustainability report we state whether or not we were subject to any penalties for ESG-related misconduct. This information appears on pages 81, 107 and 108 in the report.

No	18%

PD7.2 Not scored

Involvement in ESG-related incidents	Percentage of Peers
Yes	0%
No	100%

Risks & Opportunities

POINTS: 18/18
WEIGHT: 12.9%

Intent and Overview

This Aspect investigates the steps undertaken by organizations to stay abreast of ESG related risks related to bribery and corruption, climate change, environmental legislation, market risks and other material ESG risks. The Aspect also addresses the actions taken to capitalize on identified improvement opportunities.

Governance

RO1 POINTS: 1/1

Implementation of governance policies	Percentage of Peers
Yes	100%
Systems and procedures	
Investment due diligence process	73%
Employee training on governance issues	100%
Regular follow-ups	91%
When an employee joins the organization	100%
Whistle-blower mechanism	100%
Other	9%
Evidence provided	[ACCEPTED]
No	0%
Not applicable	0%

RO2 POINTS: 2/2

Governance risk assessments	Percentage of Peers
Yes	100%
Issues included	
Bribery and corruption	91%
Child labor	45%
Diversity and equal opportunity	82%
Executive compensation	82%
Forced or compulsory labor	45%
Labor-management relationships	73%
Shareholder rights	82%

Worker rights	64%
Other	27%

Evidence provided

No	0% [ACCEPTED]

Environmental & Social

RO3.1 POINTS: 2/2

Risk assessments for new acquisition	Percentage of Peers
Yes	100%

Issues included

Building safety and materials	100%
Climate change adaptation	55%
Contamination	100%
Energy efficiency	100%
Energy supply	91%
Flooding	91%
GHG emissions	64%
Health and well-being	91%
Indoor environmental quality	91%
Natural hazards	100%
Regulatory	100%
Resilience	64%
Socio-economic	36%
Transportation	73%
Water efficiency	91%
Waste management	82%
Water supply	82%
Other	18%

Evidence provided

No	0% [ACCEPTED]

Not applicable	0%

RO3.2 POINTS: 2/2

Risk assessments for standing investments	Percentage of Peers
Yes	100%

Issues included

Building safety and materials Percentage of portfolio covered: 100%	91%
Biodiversity Percentage of portfolio covered: 25%	0%
Climate change adaptation Percentage of portfolio covered: 100%	36%
Contamination Percentage of portfolio covered: 100%	73%
Energy efficiency Percentage of portfolio covered: 100%	100%
Energy supply Percentage of portfolio covered: 100%	100%
Flooding Percentage of portfolio covered: 100%	73%
GHG emissions Percentage of portfolio covered: 100%	91%
Health and well-being Percentage of portfolio covered: 100%	91%
Indoor environmental quality Percentage of portfolio covered: 46%	91%
Natural hazards Percentage of portfolio covered: 100%	64%
Regulatory Percentage of portfolio covered: 100%	73%
Resilience Percentage of portfolio covered: 100%	27%
Socio-economic Percentage of portfolio covered: 100%	9%
Transportation	

Percentage of portfolio covered: 100% — 55%

Water efficiency — 91%

Percentage of portfolio covered: 100%

Waste management — 100%

Percentage of portfolio covered: 100%

Water supply — 45%

Percentage of portfolio covered: 5%

Other — 18%

Third-party standard used

Yes — 45%

Percentage of Peers

[55%] No answer provided

[27%] Other

We use ENERGY STAR for energy risk assessments, which is the appropriate 3rd party standard for energy because the ENERGY STAR 1-100 score provides an objective measure to compare a building against its peers; this allows us to identify underperforming buildings. We use WELL as the appropriate 3rd party standard for Water Supply because the International Well Building Institute uses peer-reviewed scientific research to set water quality levels that optimize human health. We use Fitwel as our 3rd party standard for Transportation and Health & Well Being because the Fitwel rating system uses peer-reviewed scientific research to set parameters around access to transportation and many Health & Wellness factors such as emergency procedures, access to physical movement opportunities and more. Also, Fitwel was created in collaboration between the Centers for Disease Control & Prevention and the General Services Administration, so it has deep backing from well-respected entities on health.

[18%] ISO 31000

No — 55%

Risk assessment outcomes

Both internal and external teams create and use sustainability risk assessments. Our VP of Facilities & Engineering visits all of our facilities annually and identifies likely costly mechanical equipment failures. The Government Affairs and Security departments create socioeconomic analyses, and the Environmental Compliance Department coordinates third party assessments of natural hazards and contamination, and if needed, contracts with third parties to remediate. Our Sustainability Team annually analyzes potential climate change impacts, such as grid unreliability, and executes mitigating projects, such as battery storage. The Sustainability Team also assesses transportation access annually and participates in advocacy around relevant regulation. Every three years, our insurance carriers inspect all our buildings. These analyses estimate the potential magnitude of building safety impacts, including natural hazards, and set insurance premiums accordingly.

We mitigate causes of identified risks via implementing policies to protect our buildings and inhabitants. These include energy efficiency policies, which minimize our exposure to regulation, especially future carbon taxes. To mitigate effects of identified risks, we have other policies (e.g. Resilience), and we act on the recommendations of our insurance carriers, governments and internal staff to reduce risk. Our Government Affairs and Security teams mitigate socio-economic and transportation impacts in the existing and development portfolios.

Our Risk Management team follows up on identified incidents. They monitor our effectiveness in managing risk via executing their Strategic Risk Management Plan, which involves conducting root cause analysis of any

identified issues when they occur, monitoring frequency of claims, and annually benchmarking coverages with our insurance carrier.

No	0%
Not applicable	0%

R04 POINTS: 4.5/4.5

Technical building assessments

Percentage of Peers

Yes	100%

Assessment type

Energy Efficiency	100%
In-house assessment Percentage of portfolio covered: 100%	82%
External assessment Percentage of portfolio covered: 94% • Sustainable Investment Group (SIG)	100%
Evidence provided	
Water Efficiency	91%
In-house assessment Percentage of portfolio covered: 100%	82%
External assessment Percentage of portfolio covered: 80% • GoMeter	82%
Evidence provided	
Waste Management	91%
In-house assessment Percentage of portfolio covered: 100%	64%
External assessment Percentage of portfolio covered: 41% • All About Waste	91%
Evidence provided	
Health & Well-being	82%
In-house assessment Percentage of portfolio covered: 100%	55%
External assessment	

Percentage of portfolio covered: 44%

- Healthy Buildings

82%

Evidence provided

[ACCEPTED]

No 0%

Not applicable 0%

R05 POINTS: 3/3

Energy efficiency measures

Percentage of Peers

Yes 100%

List the measures using the table below.

Category	Measure	% portfolio covered during the last 4 years	Estimated savings MWh	Target ROI (%)
Systems commissioning or retro-commissioning	Retrocommissioning and Auditing	≥50%, <75%	1288	45%
Building automation system upgrades/ replacements	Building Automation System Upgrades	≥75, ≤100%	2517	17%
Building energy management systems upgrades/replacements	Gridium and Mach energy management systems	≥50%, <75%	1547	1079%
Installation of on-site renewable energy	Onsite Solar Installations	0%, <25%	6745	
Occupier engagement/informational technologies	Engineer Engagement	≥75, ≤100%	10924	
Installation of high-efficiency equipment and appliances	Lighting Retrofits	≥75, ≤100%	3941	35%
Installation of high-efficiency equipment and appliances	HVAC Upgrades	≥75, ≤100%	2087	44%
Occupier engagement/informational technologies	Tenant Engagement Program	≥75, ≤100%		
Window replacements	Window Film	0%, <25%	1237	42%
Wall/roof insulation	Cool Roof Installation	≥75, ≤100%	16540	11%

Describe the entity's strategy for implementing efficiency measures (payback period, property type, scope, etc.) and the link to the entity's ESG objectives and/or targets. (maximum 250 words)

We have a dedicated budget for efficiency projects with a three-year payback. This budget is available for all property types, but the majority is spent on our directly managed office portfolio. Typical projects implemented through this budget include lighting retrofits, HVAC upgrades and window film. We try to touch at least a quarter of our portfolio with three-year payback upgrades annually. Energy efficiency projects that do not meet a three-year payback are funded through the larger capital budget. These projects include BAS and HVAC upgrades. Minor HVAC and BAS upgrades happen throughout the portfolio continuously, and approximately a quarter of the portfolio goes through a major BAS and/or HVAC upgrade each year.

Most of the portfolio has sophisticated analytics around energy use provided by Gridium or Mach. Our policy is that every building goes through energy auditing or retrocommissioning at least once every 5 years.

We constantly engage all of our engineers on energy efficiency. The SVP, Sustainability speaks at every annual Chief Engineers conference, and the sustainability team meets with every single property management team annually, including their engineers, to review prior year projects and results and set goals for the current year.

We finance our solar projects through a combined power purchase agreement and lease, which generates rent and tenant utility cost savings without requiring an upfront investment.

These energy efficiency projects support our publicly stated objective of achieving a 10.3% reduction in energy consumption from 2015 levels by 2020 (https://kilroyrealty.com/sites/default/files/

kilroy-realty-corporation-sustainability-report-2018.pdf, page 32).

No	0%	
Not applicable	0%	

R06 POINTS: 2.5/2.5

Water efficiency measures

Percentage of Peers

Yes	100%

List the measures using the table below.

Category	Measure	% portfolio covered during the last 4 years	Estimated savings m³	Target ROI (%)
High-efficiency/dry fixtures	Waterless Urinals and Efficient Toilet Retrofits	≥25%, <50%	97863	18%
Reuse of storm water and/or grey water for non-potable applications	Rainwater capture for toilet flushing	0%, <25%	1534	5%
Drought tolerant/native landscaping	Drought-Tolerant Landscaping	≥75, ≤100%	74316	23%
Drip/smart irrigation	Drip/Smart Irrigation	≥25%, <50%	166062	20%
Leak detection system	Detection Group Leak Detection	≥75, ≤100%	4059	31%
Other:	Connect to Municipal Reclaimed Water	0%, <25%	289220	25%
Cooling tower water management	Blowdown Optimization	≥50%, <75%	50209	
Other (2):	Anti-Fountain Policy	0%, <25%	1454	5%
Other (3):	Engineer Engagement	≥75, ≤100%	40590	
Metering of water subsystems	GoMeter	0%, <25%		

Describe the entity's strategy for implementing efficiency measures (payback period, property type, scope, etc.) and the link to the entity's ESG objectives and/or targets. (maximum 250 words)

We have a dedicated budget for efficiency projects with a three-year payback. This budget is available for all property types, and monies for water projects are spent equally on all asset types regardless of operational control. Typical projects implemented through this budget include smart irrigation and restroom upgrades. Water efficiency projects that do not meet a three-year payback are funded through the larger capital budget. These projects include cooling tower upgrades, water submetering, leak detection and drought tolerant landscaping installations.

Most of the portfolio has drip/smart irrigation, drought tolerant landscape and high efficiency restroom fixtures. Upgrades in these areas occur right after an acquisition or during a building repositioning.

We constantly engage all of our engineers on water efficiency. The SVP, Sustainability speaks at every annual Chief Engineers conference, and the sustainability team meets with every single property management team annually, including their engineers, to review prior year projects and results and set goals for the current year. Reducing water is our major challenge, and so it was a primary focus of these presentations and meetings.

We have three buildings that connect to municipal reclaimed water systems, two of which use it for irrigation and the third for toilet flushing. We have an additional two buildings that capture rainwater and use this for toilet flushing. Costs for both measures were paid during construction.

These water efficiency projects support our publicly stated objective of achieving a 10% reduction in energy consumption from 2015 levels by 2020 (https://kilroyrealty.com/sites/default/files/kilroy-realty-corporation-sustainability-report-2018.pdf, page 32).

No	0%	

Not applicable	0%	

R07 POINTS: 1/1

Waste management measures

Percentage of Peers

Yes	100%

List the measures using the table below.

Category	Measure	% portfolio covered during the last 4 years	Estimated savings tonnes	Target ROI (%)
Recycling program	Commingled recycling program	≥75, ≤100%	14074	
Waste management	In-person tenant recycling training	≥25%, <50%	291	
Ongoing waste performance monitoring	Benchmarking diversion rates	≥75, ≤100%		
Waste stream audit	Waste Stream Audits	≥25%, <50%		
Composting landscape and/or food waste	Composting Food Waste	≥25%, <50%	5956	
Ongoing waste performance monitoring	Participation in BOMA W2 challenge	≥75, ≤100%		
Waste stream audit	TRUE Zero Waste Certification	0%, <25%	395	
Ongoing waste performance monitoring	Iron Mountain Collaboration	≥25%, <50%	541	
Waste management	Post-sorting Services	0%, <25%	16	
Other:	Green Janitor Education Program	≥25%, <50%	24	

Describe the entity's strategy for implementing efficiency measures (payback period, property type, scope, etc.) and the link to the entity's ESG objectives and/or targets. (maximum 250 words)

We implement waste management efficiency programs primarily through our operational budget, unlike our energy and water efficiency programs which are primarily funded through our capital budget. Our property teams train tenants on their buildings' recycling practices on move-in, and then annually as needed. Waste projects do not typically have an upfront cost, and thus the concept of a payback period does not apply. We do these projects throughout our office, medical office and life sciences portfolios.

We benchmark all of our buildings' waste performance, and have submitted all directly managed asset data to the BOMA w2 challenge. We conduct waste audits as part of LEED certifications, and use the results of those audits to further train tenants on recycling. 48% of our portfolio has access to composting services, and we have implemented composting in all of those assets.

One of our favorite programs is our Green Janitor Education Program, which empowers janitors to speak up when tenants violate recycling protocols, and we typically see a large increase in diversion in assets after program implementation.

To improve our waste management performance, three properties in San Francisco contract for post-sorting services, in which a contractor sorts through the waste bags in our bins and makes sure that all the waste was properly sorted into landfill waste, recycling and compost. This enabled one property to achieve TRUE Zero Waste certification 2018.

These waste management efficiency projects support our publicly stated objective of achieving a 75% waste diversion rate by 2020 (https://kilroyrealty.com/sites/default/files/kilroy-realty-corporation-sustainability-report-2018.pdf, page 33).

No	0%	
Not applicable	0%	

Monitoring & EMS

POINTS: 11.5/12
WEIGHT: 8.6%

Intent and Overview

Real estate consumes significant amounts of energy and water, produces waste streams and generates GHG emissions, all of which have substantial environmental impact. Measuring and monitoring of consumption and generation is an important basis for reducing impact and improving environmental performance of buildings. This Aspect describes the processes the entity uses to support ESG implementation and performance monitoring.

Environmental Management Systems

ME1 POINTS: 2.5/3

Environmental Management System (EMS)	Percentage of Peers
Yes	100%
EMS alignment	100%

Percentage of Peers

- [82%] ISO 14001
- [18%] Other

EMS third-party certification	0%
The EMS is not aligned with a standard nor certified externally	0%

Evidence provided

Environmental Management System (EMS).pdf [ACCEPTED]

No	0%

Data Management Systems

ME2 POINTS: 4/4

Data Management System (DMS)	Percentage of Peers
Yes	100%

DMS Type

Percentage of Peers

- [100%] External system

  Name of the system: My Goby Platform by Goby for Energy and Water, [ACCEPTED] Energy Star Portfolio Manager for GHG and Waste, Healthy Buildings for IAQ, Kingsley Index for Occupant Satisfaction

  - Goby LLC

Performance indicators included

☑ Energy consumption Percentage of portfolio covered: 100%	100%
☑ GHG emissions/management Percentage of portfolio covered: 100%	100%
☑ Building safety Percentage of portfolio covered: 100%	36%
☑ Indoor environmental quality Percentage of portfolio covered: 46%	55%
☑ Resilience Percentage of portfolio covered: 100%	9%
☑ Waste streams/management Percentage of portfolio covered: 100%	100%
☑ Water Percentage of portfolio covered: 100%	100%
☑ Other Health and Wellness [ACCEPTED] Percentage of portfolio covered: 100%	27%
○ No	0%

Monitoring Consumption

ME3 POINTS: 3/3

Monitoring energy consumption	Percentage of Peers
◉ Yes Percentage of whole portfolio covered: 100%	100%

Monitoring type(s)

☑ Automatic meter readings Percentage of the whole portfolio covered by floor area: 77.8%	91%
☑ Based on invoices Percentage of the whole portfolio covered by floor area: 3.9%	73%
☐ Manual–visual readings	9%
☑ Provided by the tenant Percentage of the whole portfolio covered by floor area: 18.2%	18%

Other	0%
No	0%
Not applicable	0%

ME4 POINTS: 2/2

Monitoring water consumption	Percentage of Peers
Yes Percentage of whole portfolio covered: 99.5%	100%

Monitoring type(s)

Automatic meter readings Percentage of the whole portfolio covered by floor area: 77.8%	64%
Based on invoices Percentage of the whole portfolio covered by floor area: 10.5%	91%
Manual–visual readings	9%
Provided by the tenant Percentage of the whole portfolio covered by floor area: 11.1%	18%
Other	0%
No	0%
Not applicable	0%

ME5 Not scored

Monitoring waste production	Percentage of Peers
Yes Percentage of whole portfolio covered: 100%	100%

Monitoring type(s)

Internal tracking Percentage of the whole portfolio covered by floor area: 54.6%	18%
Provided by haulers Percentage of the whole portfolio covered by floor area: 23.8%	100%
Provided by the tenant Percentage of the whole portfolio covered by floor area: 21.6%	9%
Other	0%

Calculation methodology, limitations and assumptions

A) We use floor area to determine the waste data coverage of our assets (square footage with available data/ entire portfolio square footage). For buildings in our directly managed portfolio, for which we have 100% of the data, we get waste data either directly from our invoices or from the haulers. For the buildings in our indirectly managed portfolio, tenants provide their waste data either through sharing their service levels or by contacting their haulers to get compacter weights. Typically, even in an indirectly managed building, the property manager knows what the service levels are and can verify the tenant information. We have 3 indirectly-managed buildings, representing 1% of our portfolio, for which we had to estimate the landfill weight based on the service level of the compacter as neither the hauler nor the tenant would provide the landfill weights. B) We use the WasteTracker feature in Energy Star Portfolio Manager to calculate our landfill weights, and it makes assumptions about the average weight of recycling, landfill and organics containers. We do not use any of our own assumptions around waste weights.

No	0%	
Not applicable	0%	

Performance Indicators

POINTS: 31.7/35
WEIGHT: 25.2%

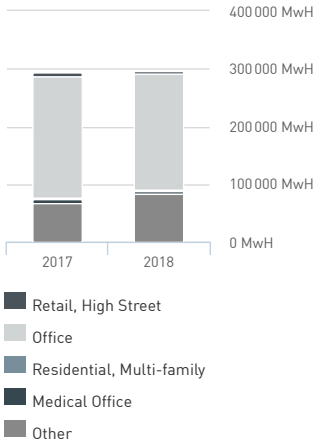
Summary

Performance Highlights - Absolute Consumption

Energy Consumption

POINTS: 14.76/16.5

Reported at Asset Level

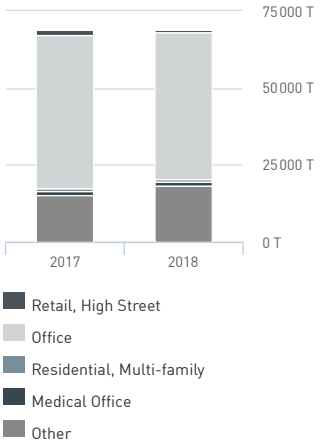


Externally **assured** by DNV GL.

GHG Emissions

POINTS: 4.12/4.25

Reported at Asset Level

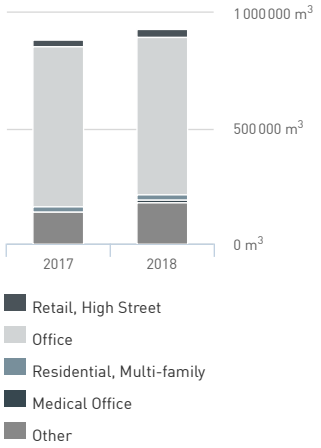


Externally **assured** by DNV GL.

Water Consumption

POINTS: 3.68/4.75

Reported at Asset Level

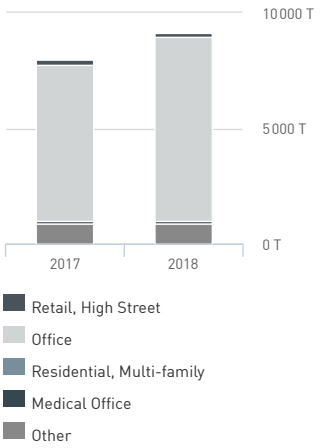


Externally **assured** by DNV GL.

Waste Management

POINTS: 2.85/3.25

Reported at Asset Level



Externally **assured** by DNV GL.

Impact Reduction Targets

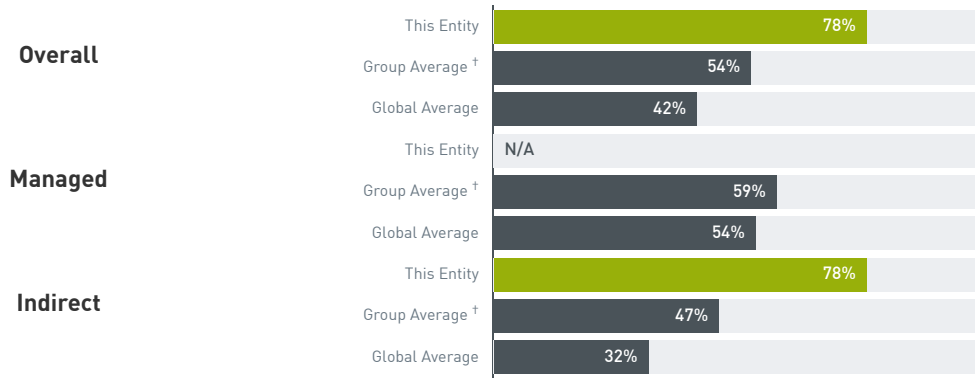
POINTS: 3/3

	Type	Long-term target	Baseline year	End year	2018 target	Portfolio coverage	Externally communicated
Energy	Like-for-like	10.3%	2015	2018	2.1%	100.0	Yes
GHG	Like-for-like	0.0%	2017	2020	2.1%	100.0	Yes
Water	Like-for-like	10.0%	2015	2020	2.0%	100.0	Yes
Waste	Intensity-based	75.0%	2015	2020	44.4%	100.0	Yes
GHG scope 3	Like-for-like	72.0%	2017	2050	2.1%	100.0	Yes

Energy Consumption

Retail, High Street
(0.5% of GAV)

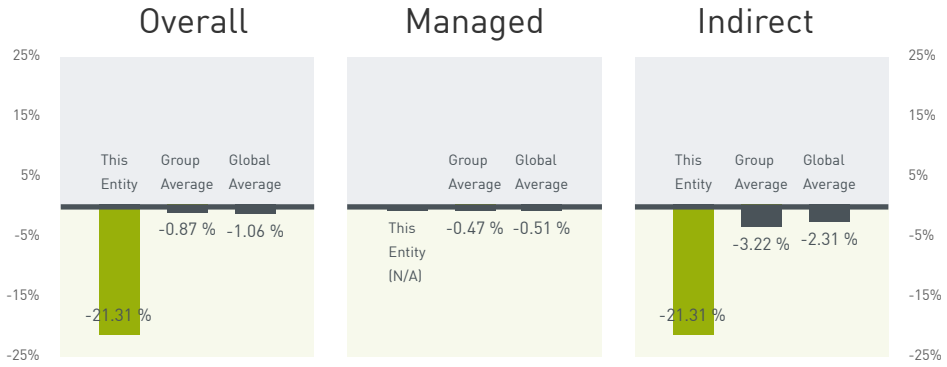
Data Coverage POINTS: 6/8



† Comparison Group: Retail, High Street / Americas
Directly managed assets make up 0% of total assets for Kilroy Realty Corporation.
Indirectly managed assets make up 100% of total assets for Kilroy Realty Corporation.
Average data coverage is calculated based on the fraction of companies/funds that report data. Data availability for the categories above is: Overall: 100% group, 30% global. Managed assets: 82% group, 19% global. Indirectly managed assets: 47% group, 21% global.

Change in Like-for-like Energy Consumption between 2017-2018 POINTS: 2.5/2.5

Overall LFL Portfolio Data Coverage: **77.53%**
Indirect LFL Portfolio Data Coverage: **77.53%**



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Indirectly managed assets make up 100% of total assets for Kilroy Realty Corporation.

Impact of Change (Like-for-like)

Energy Consumption **Reduction**

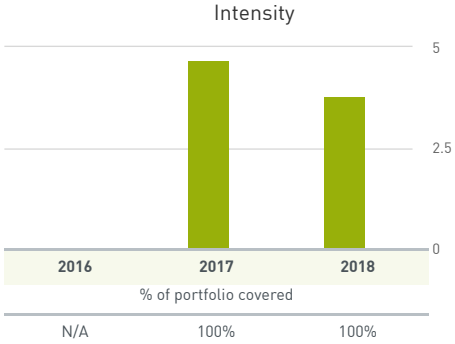
-1 530 MWh

Equivalent of:

126 Homes

Asset level reporting POINTS: 1.5/1.5

Energy Consumption Intensities POINTS: 1.5/1.5



Peers with intensity data

Peers with intensity data

- [73%] Yes
- [27%] No

Comparison Group: Retail, High Street / Americas

Renewable Energy POINTS: 0/3

MWh

0

2017	2018
% of portfolio covered	
0%	0%

- On-site (generated and consumed)
- Off-site (generated or purchased)
- On-site (generated and exported)

Peers with renewable energy data

Percentage of Peers
[85%] No
[15%] Yes

Comparison Group: Retail, High Street / Americas

GHG Emissions

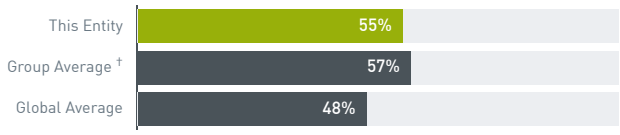
Retail, High Street
(0.5% of GAV)

Scope I	Scope II	Scope III	GHG Offsets
N/A	N/A	1 204 T	N/A

Calculation method: **Location-based method**
Inventory reporting boundary: **Operational control approach**

Data Coverage POINTS: 1.5/2

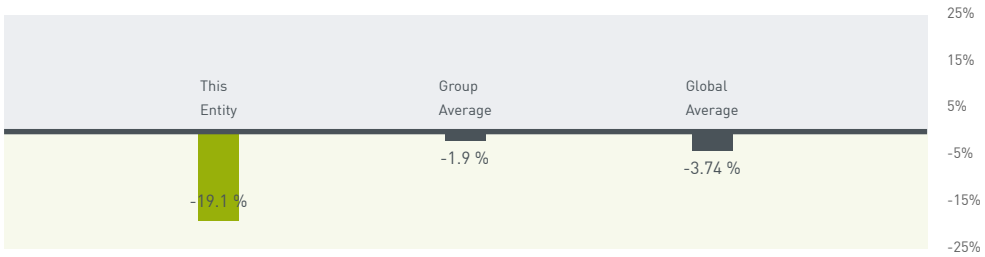
Overall



† Comparison Group: Retail, High Street / Americas
Average data coverage is calculated based on the fraction of companies/funds that report data. Data availability for the categories above is: Overall: 100% group, 30% global.

Change in Like-for-like GHG Emissions between 2017-2018 POINTS: 1/1

Overall LFL Portfolio Data Coverage: **55.06%**



Comparison Group: Retail, High Street / Americas
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Indirectly managed assets make up 100% of total assets for Kilroy Realty Corporation.

Impact of Change (Like-for-like)

GHG Emissions **Reduction**

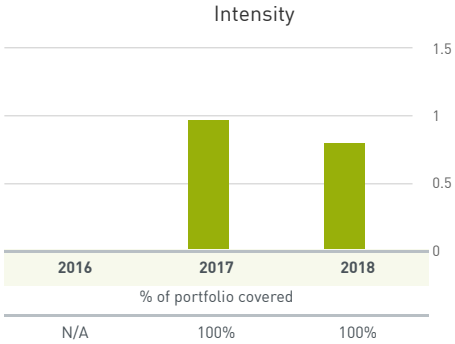
-284 tonnes CO_2

Equivalent of:

60 Automobiles

Asset level reporting POINTS: 0.5/0.5

GHG Emission Intensities POINTS: 0.75/0.75



Normalization factors applied in calculations:

Air conditioning and/or natural ventilation, Degree days, Occupancy rate

Peers with intensity data

Peers with intensity data

- [69%] Yes
- [31%] No

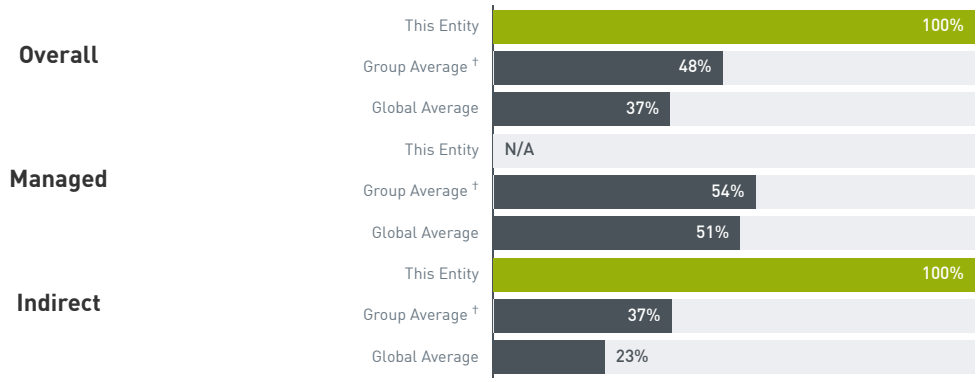
Comparison Group: Retail, High Street / Americas

Water Use

Retail, High Street

(0.5% of GAV)

Data Coverage POINTS: 2/2



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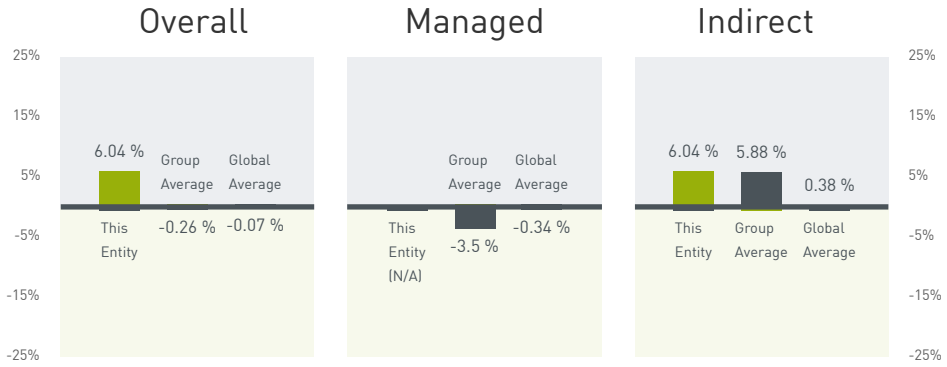
Change in Like-for-like Water Use between 2017-2018 POINTS: 0/1

Overall LFL Portfolio Data Coverage: **100%**
Indirect LFL Portfolio Data Coverage: **100%**



Comparison Group: Retail, High Street / Americas
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Indirectly managed assets make up 100% of total assets for Kilroy Realty Corporation.

Impact of Change (Like-for-like)

Water Use **INCREASE**

1 946 m³

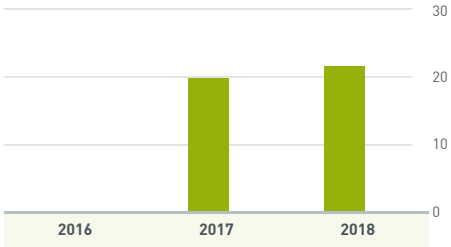
Equivalent of:

0.78 Olympic Swimming Pools

Asset level reporting POINTS: 0.5/0.5

Water Use Intensities POINTS: 0.75/0.75

Intensity



2016	2017	2018
% of portfolio covered		
N/A	100%	100%

Normalization factors applied in calculations:

Air conditioning and/or natural ventilation, Degree days, Occupancy rate

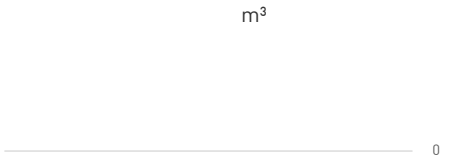
Peers with intensity data

Peers with intensity data
[60%] Yes
[40%] No

Comparison Group: Retail, High Street / Americas

Water reuse and recycling - Retail, High Street

POINTS: 0/0.5



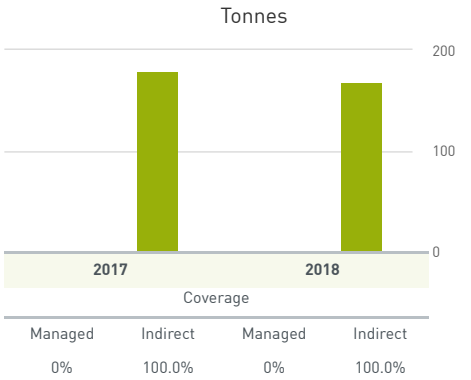
LY	CY
% of portfolio covered	
0.0%	0.0%

- On-site water reuse (greywater, blackwater)
- On-site capture (rainwater, fog, condensate)
- On-site extraction (groundwater)

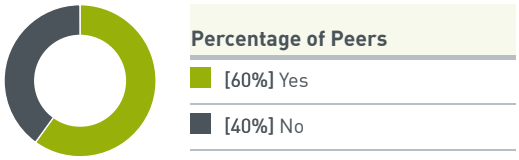
Waste Management

Retail, High Street
(0.5% of GAV)

Waste Management

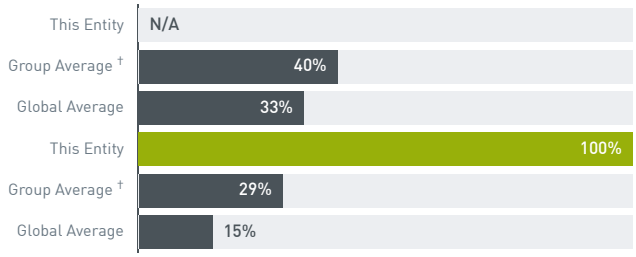


Peers with data



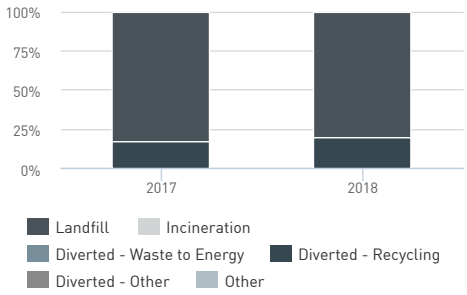
Comparison Group: Retail, High Street / Americas

Data Coverage POINTS: 1.5/1.5

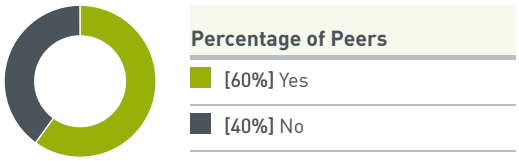


† Comparison Group: Retail, High Street / Americas
Directly managed assets make up 0% of total assets for Kilroy Realty Corporation.
Indirectly managed assets make up 100% of total assets for Kilroy Realty Corporation.
Average data coverage is calculated based on the fraction of companies/funds that report data. Data availability for the categories above is: Managed assets: 82% group, 19% global. Indirectly managed assets: 47% group, 21% global.

Waste Streams POINTS: 0.38/1.5



Peers with data



Comparison Group: Retail, High Street / Americas

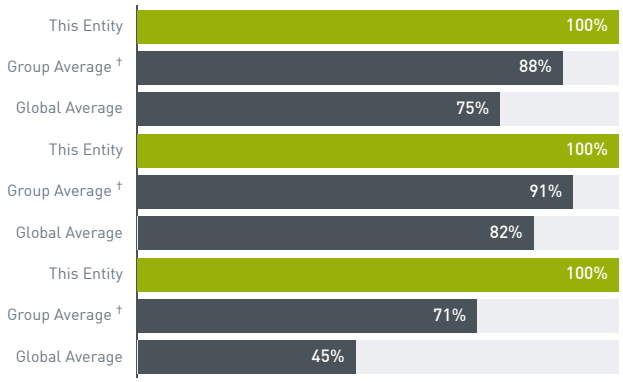
Asset level reporting POINTS: 0.25/0.25

Energy Consumption

Office

(83.0% of GAV)

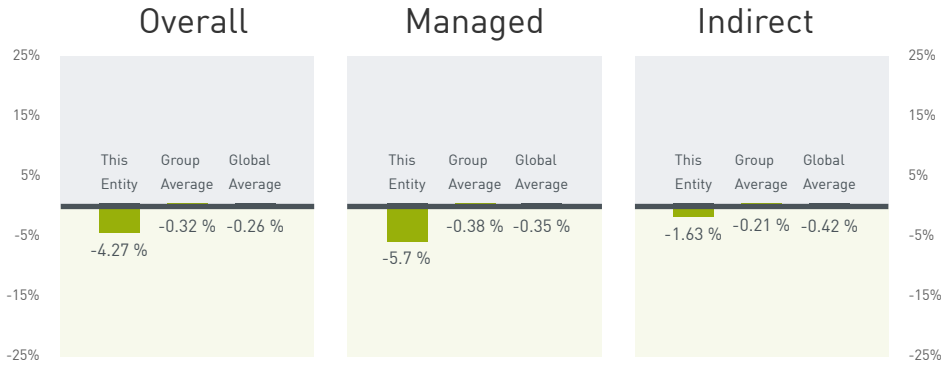
Data Coverage POINTS: 8/8



† Comparison Group: Office / Americas
Directly managed assets make up 72% of total assets for Kilroy Realty Corporation.
Indirectly managed assets make up 28% of total assets for Kilroy Realty Corporation.
Average data coverage is calculated based on the fraction of companies/funds that report data. Data availability for the categories above is: Overall: 100% group, 67% global. Managed assets: 96% group, 62% global. Indirectly managed assets: 43% group, 36% global.

Change in Like-for-like Energy Consumption between 2017-2018 POINTS: 2/2.5

Overall LFL Portfolio Data Coverage: **95.78%**
Direct LFL Portfolio Data Coverage: **94.11%**
Indirect LFL Portfolio Data Coverage: **100%**



Comparison Group: Office / Americas
Directly managed assets make up 72% of total assets for Kilroy Realty Corporation.
Indirectly managed assets make up 28% of total assets for Kilroy Realty Corporation.

Impact of Change (Like-for-like)

Energy Consumption **Reduction**

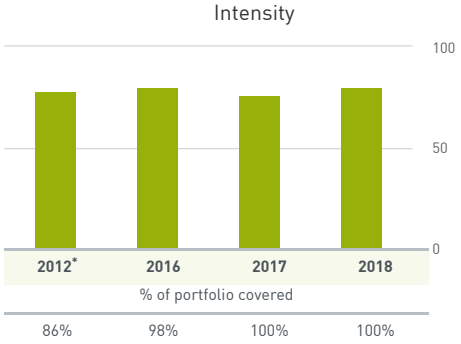
-8 599 MWh

Equivalent of:

706 Homes

Asset level reporting POINTS: 1.5/1.5

Energy Consumption Intensities POINTS: 1.5/1.5



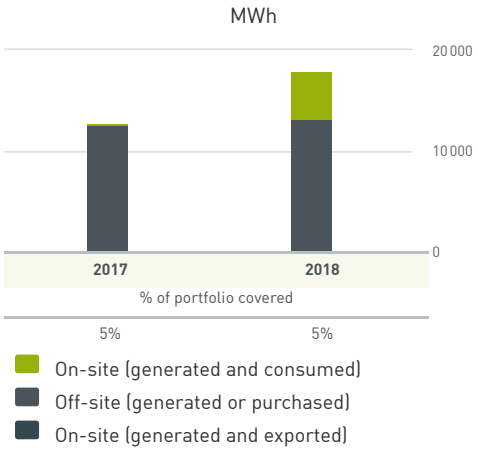
Peers with intensity data

Peers with intensity data

- [92%] Yes
- [8%] No

Comparison Group: Office / Americas

Renewable Energy POINTS: 2.02/3



Peers with renewable energy data

Percentage of Peers
[61%] No
[39%] Yes

Comparison Group: Office / Americas

GHG Emissions

Office

(83.0% of GAV)

Scope I	Scope II	Scope III	GHG Offsets
3366 T	28529 T	15742 T	4521 T

Calculation method: **Location-based method**
Inventory reporting boundary: **Operational control approach**

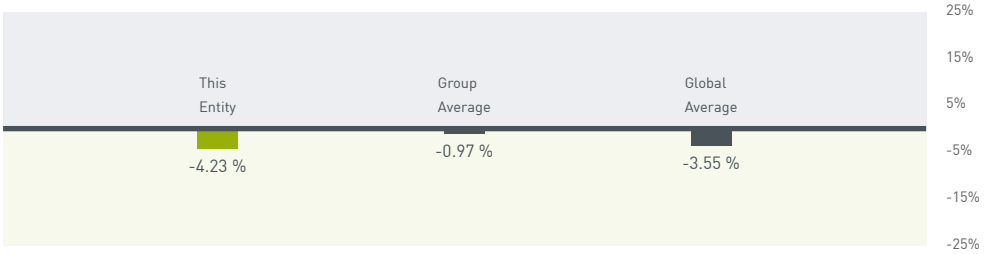
Data Coverage POINTS: 2/2

Overall

† Comparison Group: Office / Americas
Average data coverage is calculated based on the fraction of companies/funds that report data. Data availability for the categories above is: Overall: 100% group, 67% global.

Change in Like-for-like GHG Emissions between 2017-2018 POINTS: 0.9/1

Overall LFL Portfolio Data Coverage: **95.09%**



Comparison Group: Office / Americas
Directly managed assets make up 72% of total assets for Kilroy Realty Corporation.
Indirectly managed assets make up 28% of total assets for Kilroy Realty Corporation.

Impact of Change (Like-for-like)

GHG Emissions **Reduction**

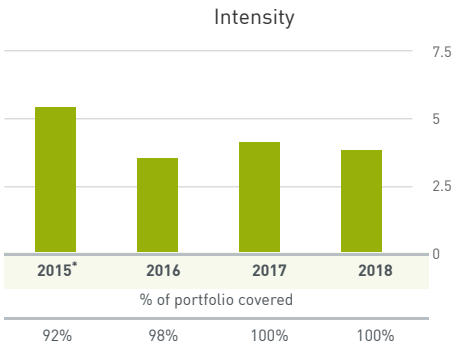
-2015 tonnes CO_2

Equivalent of:

426 Automobiles

Asset level reporting POINTS: 0.5/0.5

GHG Emission Intensities POINTS: 0.75/0.75



* Baseline year

Normalization factors applied in calculations:

Air conditioning and/or natural ventilation, Degree days, Occupancy rate

Peers with intensity data

Peers with intensity data

- [90%] Yes
- [10%] No

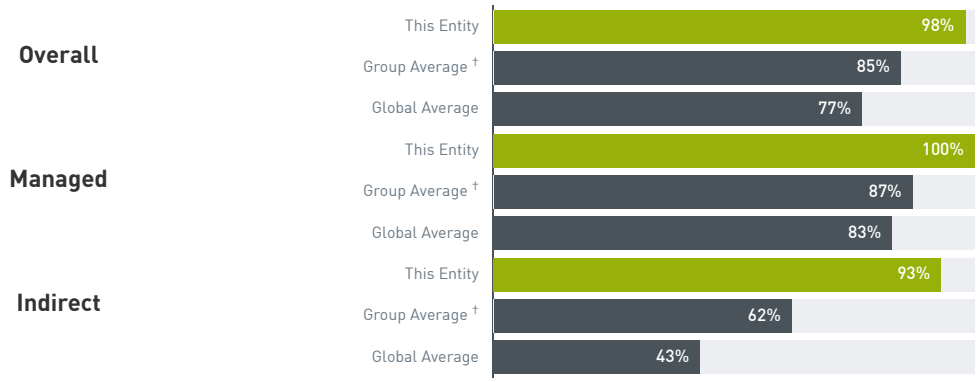
Comparison Group: Office / Americas

Water Use

Office

(83.0% of GAV)

Data Coverage POINTS: 2/2



† Comparison Group: Office / Americas
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Indirectly managed assets make up 28% of total assets for Kilroy Realty Corporation.
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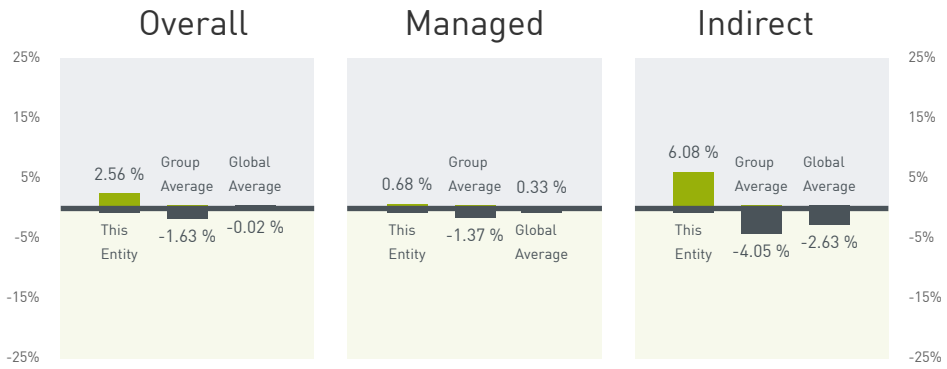
Change in Like-for-like Water Use between 2017-2018 POINTS: 0/1

Overall LFL Portfolio Data Coverage: **93.79%**
Direct LFL Portfolio Data Coverage: **94.11%**
Indirect LFL Portfolio Data Coverage: **92.99%**



Comparison Group: Office / Americas
Directly managed assets make up 72% of total assets for Kilroy Realty Corporation.
Indirectly managed assets make up 28% of total assets for Kilroy Realty Corporation.

Impact of Change (Like-for-like)

Water Use **INCREASE**

16 038 m³

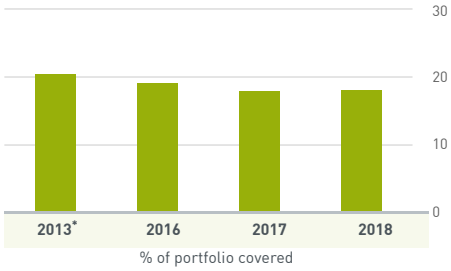
Equivalent of:

6 Olympic Swimming Pools

Asset level reporting POINTS: 0.5/0.5

Water Use Intensities POINTS: 0.75/0.75

Intensity



% of portfolio covered

2013*	2016	2017	2018
88.7%	94%	100%	98.5%

* Baseline year

Normalization factors applied in calculations:

Air conditioning and/or natural ventilation, Degree days, Occupancy rate

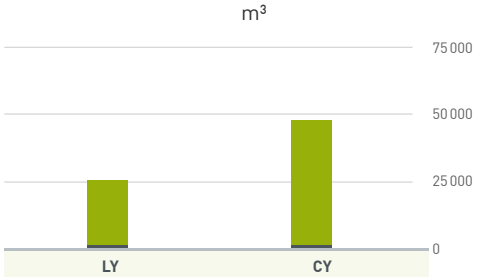
Peers with intensity data

Peers with intensity data
[90%] Yes
[10%] No

Comparison Group: Office / Americas

Water reuse and recycling - Retail, High Street

POINTS: 0.42/0.5



% of portfolio covered

LY	CY
3.75%	7.0%

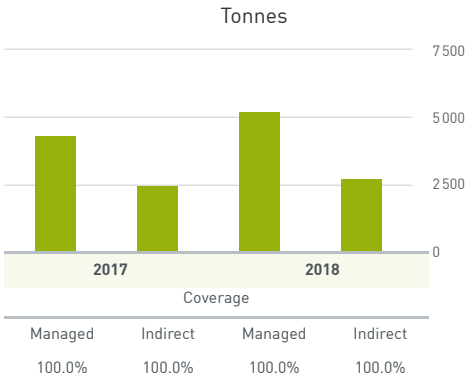
- On-site water reuse (greywater, blackwater)
- On-site capture (rainwater, fog, condensate)
- On-site extraction (groundwater)

Waste Management

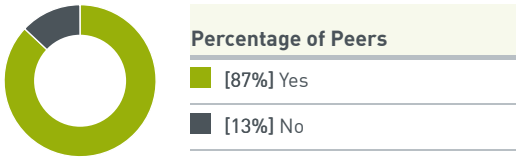
Office

(83.0% of GAV)

Waste Management

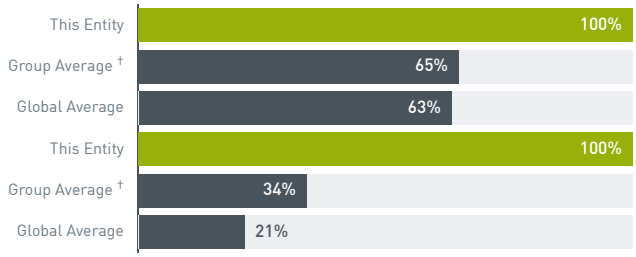


Peers with data



Comparison Group: Office / Americas

Data Coverage POINTS: 1.5/1.5



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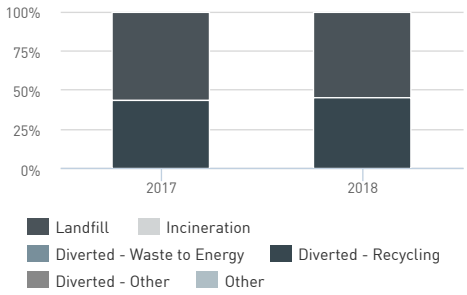
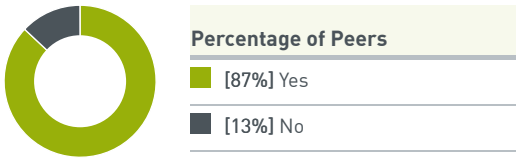
Average data coverage is calculated based on the fraction of companies/funds that report data. Data availability for the categories above is: Managed assets: 96% group, 62% global. Indirectly managed assets: 43% group, 36% global.

Waste Streams POINTS: 1.13/1.5



Peers with data



Comparison Group: Office / Americas

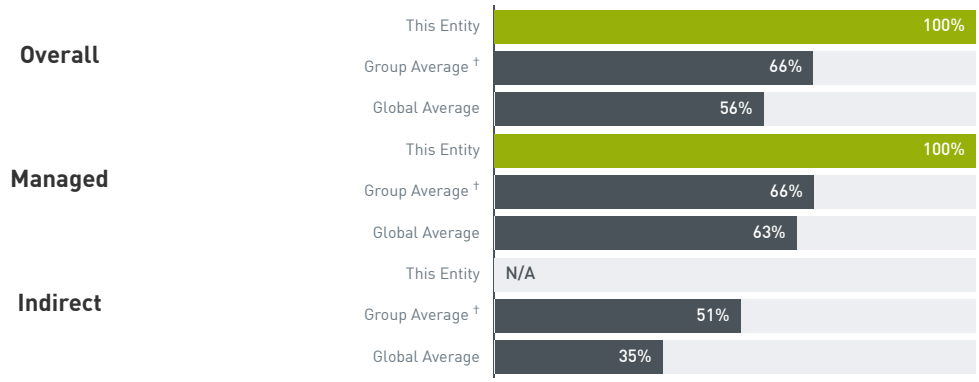
Asset level reporting POINTS: 0.25/0.25

Energy Consumption

Residential, Multi-family

(5.0% of GAV)

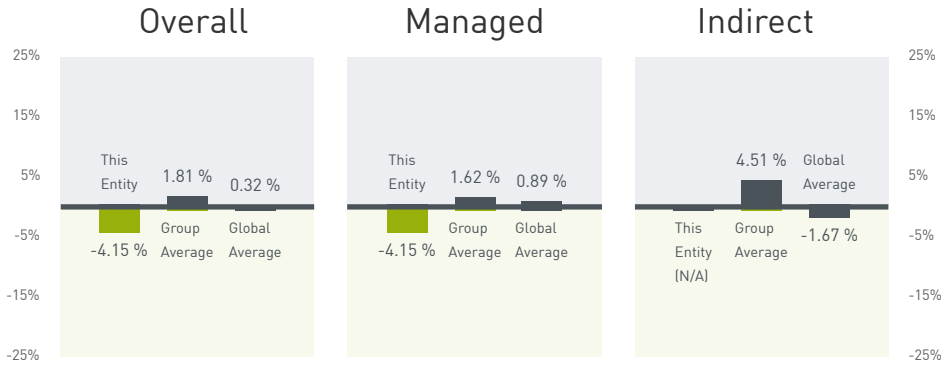
Data Coverage POINTS: 8/8



† Comparison Group: Residential, Multi-family / Americas
Directly managed assets make up 100% of total assets for Kilroy Realty Corporation.
Indirectly managed assets make up 0% of total assets for Kilroy Realty Corporation.
Average data coverage is calculated based on the fraction of companies/funds that report data. Data availability for the categories above is: Overall: 100% group, 30% global. Managed assets: 87% group, 23% global. Indirectly managed assets: 28% group, 12% global.

Change in Like-for-like Energy Consumption between 2017-2018 POINTS: 2.5/2.5

Overall LFL Portfolio Data Coverage: **100%**
Direct LFL Portfolio Data Coverage: **100%**



Comparison Group: Residential, Multi-family / Americas
Directly managed assets make up 100% of total assets for Kilroy Realty Corporation.
Indirectly managed assets make up 0% of total assets for Kilroy Realty Corporation.

Impact of Change (Like-for-like)

Energy Consumption **Reduction**

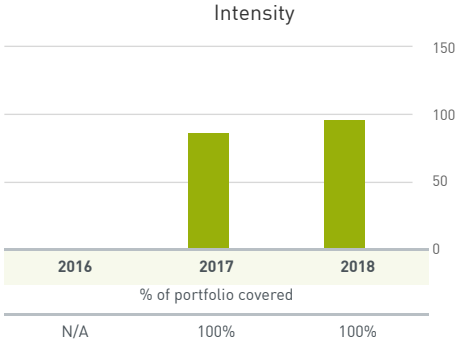
-133 MWh

Equivalent of:

11 Homes

Asset level reporting POINTS: 1.5/1.5

Energy Consumption Intensities POINTS: 1.5/1.5



Peers with intensity data

Peers with intensity data

- [83%] Yes
- [17%] No

Comparison Group: Residential, Multi-family / Americas

Renewable Energy POINTS: 0/3

MWh

0

2017	2018
% of portfolio covered	
0%	0%

- On-site (generated and consumed)
- Off-site (generated or purchased)
- On-site (generated and exported)

Peers with renewable energy data

Percentage of Peers
[67%] No
[33%] Yes

Comparison Group: Residential, Multi-family / Americas

GHG Emissions

Residential, Multi-family
(5.0% of GAV)

Scope I	Scope II	Scope III	GHG Offsets
127 T	567 T	N/A	N/A

Calculation method: **Location-based method**
Inventory reporting boundary: **Operational control approach**

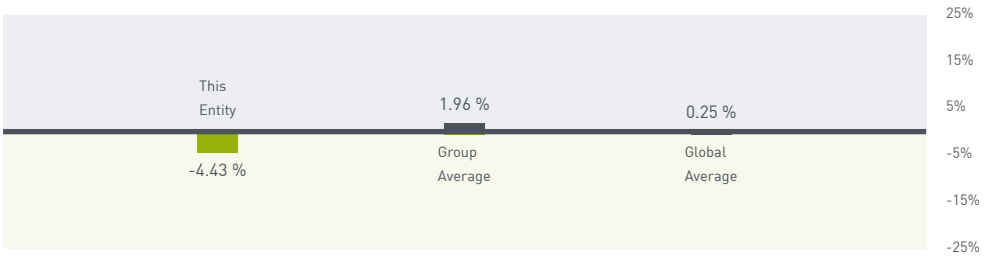
Data Coverage POINTS: 2/2

Overall

† Comparison Group: Residential, Multi-family / Americas
Average data coverage is calculated based on the fraction of companies/funds that report data. Data availability for the categories above is: Overall: 100% group, 30% global.

Change in Like-for-like GHG Emissions between 2017-2018 POINTS: 0.9/1

Overall LFL Portfolio Data Coverage: **100%**



Comparison Group: Residential, Multi-family / Americas
Directly managed assets make up 100% of total assets for Kilroy Realty Corporation.
Indirectly managed assets make up 0% of total assets for Kilroy Realty Corporation.

Impact of Change (Like-for-like)

GHG Emissions **Reduction**

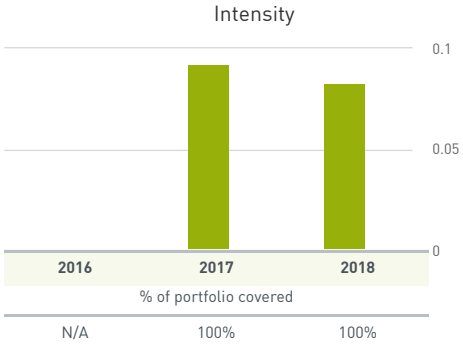
-32 tonnes CO_2

Equivalent of:

7 Automobiles

Asset level reporting POINTS: 0.5/0.5

GHG Emission Intensities POINTS: 0.75/0.75



Normalization factors applied in calculations:

Air conditioning and/or natural ventilation, Degree days, Occupancy rate

Peers with intensity data

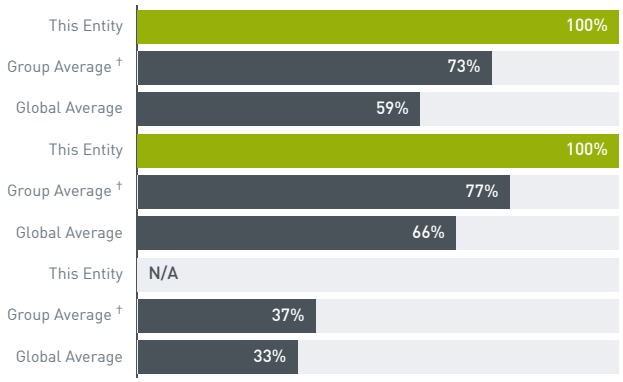
Peers with intensity data
[80%] Yes
[20%] No

Comparison Group: Residential, Multi-family / Americas

Water Use

Residential, Multi-family
(5.0% of GAV)

Data Coverage POINTS: 2/2



† Comparison Group: Residential, Multi-family / Americas
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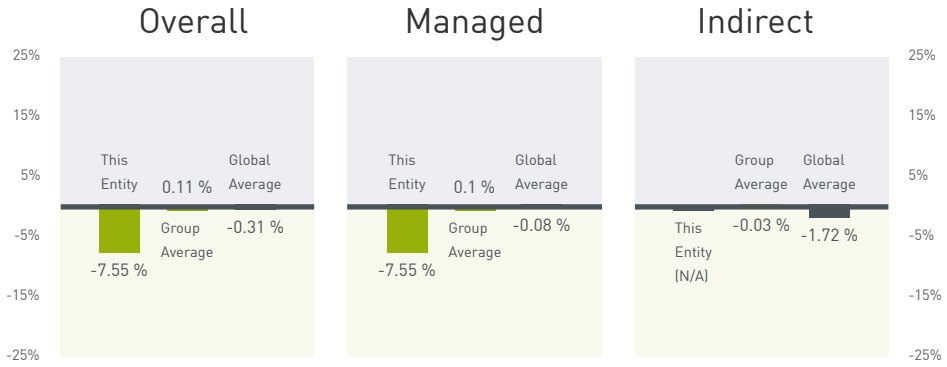
Average data coverage is calculated based on the fraction of companies/funds that report data. Data availability for the categories above is: Overall: 100% group, 30% global. Managed assets: 87% group, 23% global. Indirectly managed assets: 28% group, 12% global.

Change in Like-for-like Water Use between 2017-2018 POINTS: 1/1

Overall LFL Portfolio Data Coverage: **100%**
Direct LFL Portfolio Data Coverage: **100%**



Comparison Group: Residential, Multi-family / Americas
Directly managed assets make up 100% of total assets for Kilroy Realty Corporation.
Indirectly managed assets make up 0% of total assets for Kilroy Realty Corporation.

Impact of Change (Like-for-like)

Water Use **Reduction**

-1 743 m³

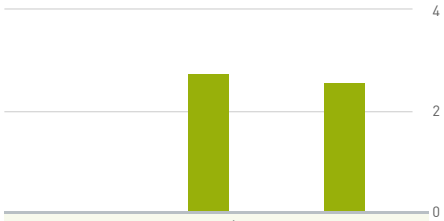
Equivalent of:

0.7 Olympic Swimming Pools

Asset level reporting POINTS: 0.5/0.5

Water Use Intensities POINTS: 0.75/0.75

Intensity



2016	2017*	2018
% of portfolio covered		
N/A	100%	100%

* Baseline year

Normalization factors applied in calculations:

Air conditioning and/or natural ventilation, Degree days, Occupancy rate

Peers with intensity data

Peers with intensity data
[80%] Yes
[20%] No

Comparison Group: Residential, Multi-family / Americas

Water reuse and recycling - Retail, High Street

POINTS: 0/0.5

m^3

LY	CY
% of portfolio covered	
0.0%	0.0%

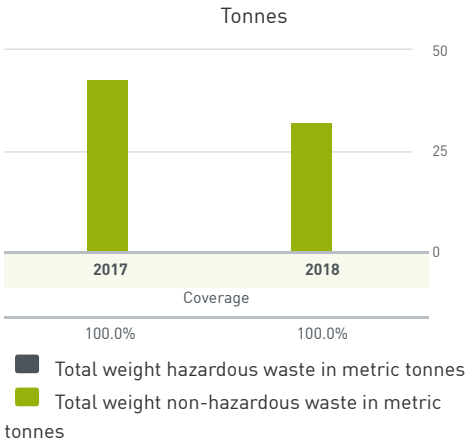
- On-site water reuse (greywater, blackwater)
- On-site capture (rainwater, fog, condensate)
- On-site extraction (groundwater)

Waste Management

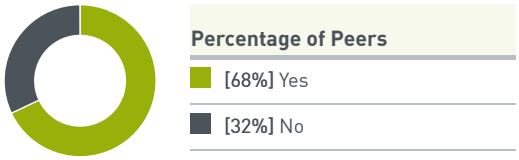
Residential, Multi-family

(5.0% of GAV)

Waste Management

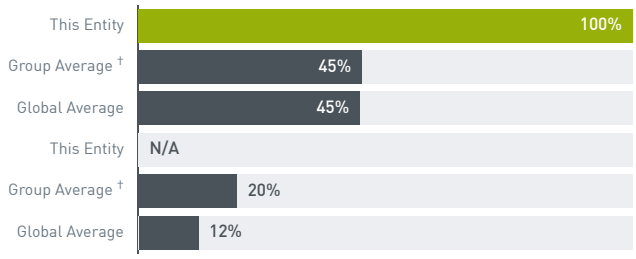


Peers with data



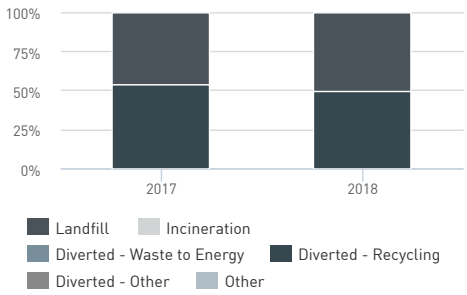
Comparison Group: Residential, Multi-family / Americas

Data Coverage POINTS: 1.5/1.5

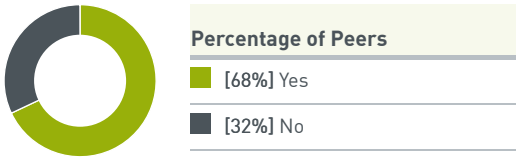


† Comparison Group: Residential, Multi-family / Americas
Directly managed assets make up 100% of total assets for Kilroy Realty Corporation.
Indirectly managed assets make up 0% of total assets for Kilroy Realty Corporation.
Average data coverage is calculated based on the fraction of companies/funds that report data. Data availability for the categories above is: Managed assets: 87% group, 23% global. Indirectly managed assets: 28% group, 12% global.

Waste Streams POINTS: 1.5/1.5



Peers with data



Comparison Group: Residential, Multi-family / Americas

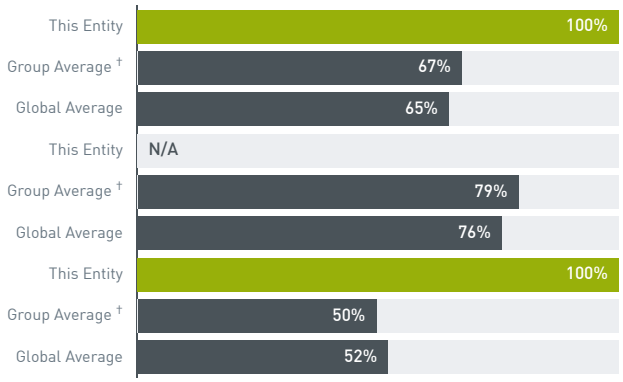
Asset level reporting POINTS: 0.25/0.25

Energy Consumption

Medical Office

(0.5% of GAV)

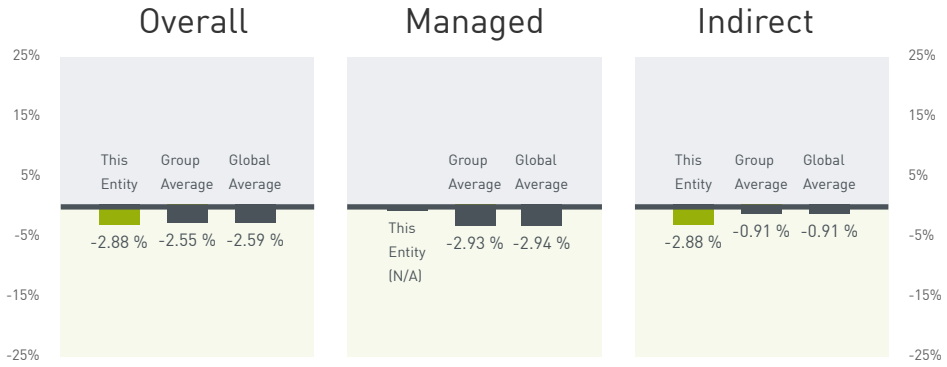
Data Coverage POINTS: 8/8



† Comparison Group: Medical Office / Americas
Directly managed assets make up 0% of total assets for Kilroy Realty Corporation.
Indirectly managed assets make up 100% of total assets for Kilroy Realty Corporation.
Average data coverage is calculated based on the fraction of companies/funds that report data. Data availability for the categories above is: Overall: 100% group, 3% global. Managed assets: 68% group, 2% global. Indirectly managed assets: 82% group, 2% global.

Change in Like-for-like Energy Consumption between 2017-2018 POINTS: 1.8/2.5

Overall LFL Portfolio Data Coverage: **100%**
Indirect LFL Portfolio Data Coverage: **100%**



Comparison Group: Medical Office / Americas
Directly managed assets make up 0% of total assets for Kilroy Realty Corporation.
Indirectly managed assets make up 100% of total assets for Kilroy Realty Corporation.

Impact of Change (Like-for-like)

Energy Consumption **Reduction**

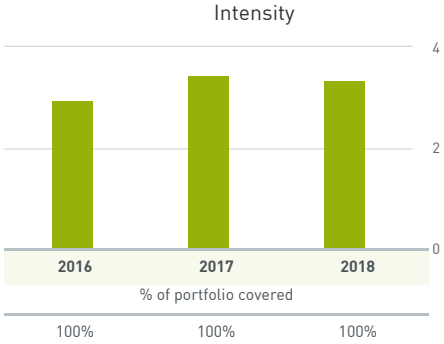
-168 MWh

Equivalent of:

14 Homes

Asset level reporting POINTS: 1.5/1.5

Energy Consumption Intensities POINTS: 1.5/1.5



Peers with intensity data

Peers with intensity data

- [91%] Yes
- [9%] No

Comparison Group: Medical Office / Americas

Renewable Energy POINTS: 0/3

MWh

0

2017	2018
% of portfolio covered	
0%	0%

- On-site (generated and consumed)
- Off-site (generated or purchased)
- On-site (generated and exported)

Peers with renewable energy data

Percentage of Peers
[91%] No
[9%] Yes

Comparison Group: Medical Office / Americas

GHG Emissions

Medical Office

(0.5% of GAV)

Scope I	Scope II	Scope III	GHG Offsets
N/A	N/A	1 246 T	N/A

Calculation method: **Location-based method**
Inventory reporting boundary: **Operational control approach**

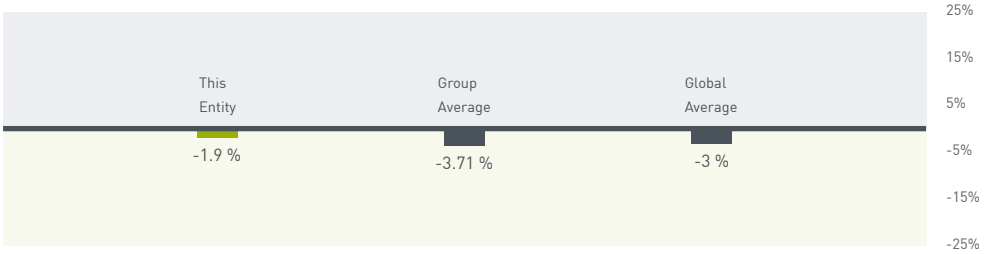
Data Coverage POINTS: 2/2

Overall

† Comparison Group: Medical Office / Americas
Average data coverage is calculated based on the fraction of companies/funds that report data. Data availability for the categories above is: Overall: 100% group, 3% global.

Change in Like-for-like GHG Emissions between 2017-2018 POINTS: 0.3/1

Overall LFL Portfolio Data Coverage: **100%**



Comparison Group: Medical Office / Americas
Directly managed assets make up 0% of total assets for Kilroy Realty Corporation.
Indirectly managed assets make up 100% of total assets for Kilroy Realty Corporation.

Impact of Change (Like-for-like)

GHG Emissions **Reduction**

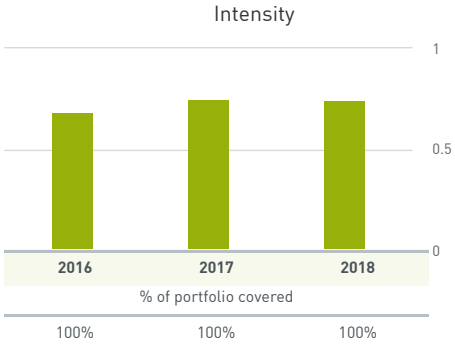
-24 tonnes CO_2

Equivalent of:

5 Automobiles

Asset level reporting POINTS: 0.5/0.5

GHG Emission Intensities POINTS: 0.75/0.75



Normalization factors applied in calculations:

Air conditioning and/or natural ventilation, Degree days, Occupancy rate

Peers with intensity data

Peers with intensity data

- [86%] Yes
- [14%] No

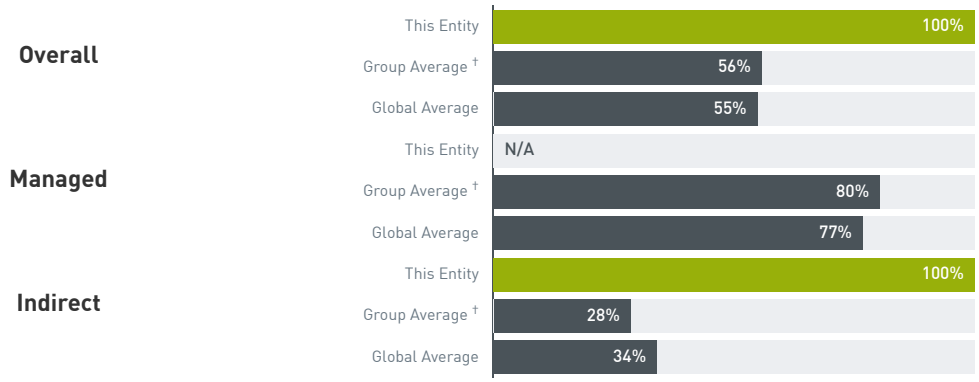
Comparison Group: Medical Office / Americas

Water Use

Medical Office

(0.5% of GAV)

Data Coverage POINTS: 2/2



† Comparison Group: Medical Office / Americas
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Indirectly managed assets make up 100% of total assets for Kilroy Realty Corporation.
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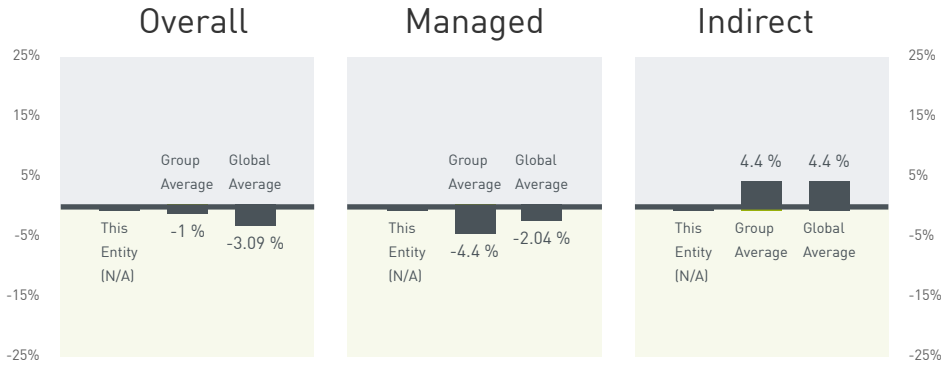
Change in Like-for-like Water Use between 2017-2018 POINTS: 0/1

Overall LFL Portfolio Data Coverage: **0%**
Indirect LFL Portfolio Data Coverage: **0%**



Comparison Group: Medical Office / Americas
Directly managed assets make up 0% of total assets for Kilroy Realty Corporation.
Indirectly managed assets make up 100% of total assets for Kilroy Realty Corporation.

Impact of Change (Like-for-like)

Water Use

N/A

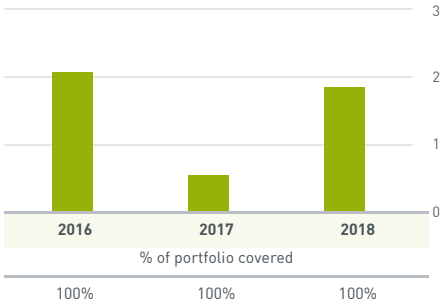
Equivalent of:

0 Olympic Swimming Pools

Asset level reporting POINTS: 0.5/0.5

Water Use Intensities POINTS: 0.75/0.75

Intensity



Normalization factors applied in calculations:

Air conditioning and/or natural ventilation, Degree days, Occupancy rate

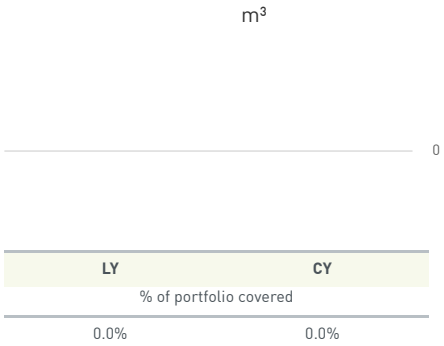
Peers with intensity data

Peers with intensity data
[86%] Yes
[14%] No

Comparison Group: Medical Office / Americas

Water reuse and recycling - Retail, High Street

POINTS: 0/0.5



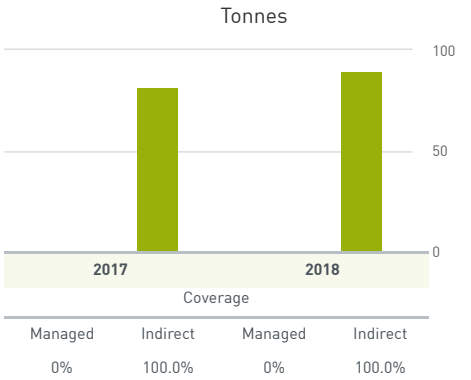
- On-site water reuse (greywater, blackwater)
- On-site capture (rainwater, fog, condensate)
- On-site extraction (groundwater)

Waste Management

Medical Office

(0.5% of GAV)

Waste Management



Total weight hazardous waste in metric tonnes

Total weight non-hazardous waste in metric tonnes

Peers with data

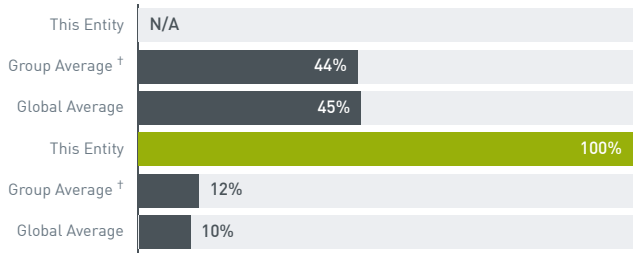
Percentage of Peers

[55%] Yes

[45%] No

Comparison Group: Medical Office / Americas

Data Coverage POINTS: 1.5/1.5



† Comparison Group: Medical Office / Americas
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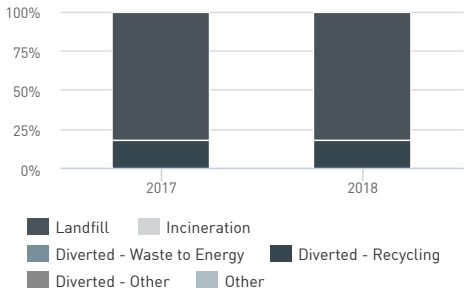
Indirectly managed assets make up 100% of total assets for Kilroy Realty Corporation.
Average data coverage is calculated based on the fraction of companies/funds that report data. Data availability for the categories above is: Managed assets: 68% group, 2% global. Indirectly managed assets: 82% group, 2% global.

Waste Streams POINTS: 0.38/1.5



Peers with data

Percentage of Peers

[55%] Yes

[45%] No

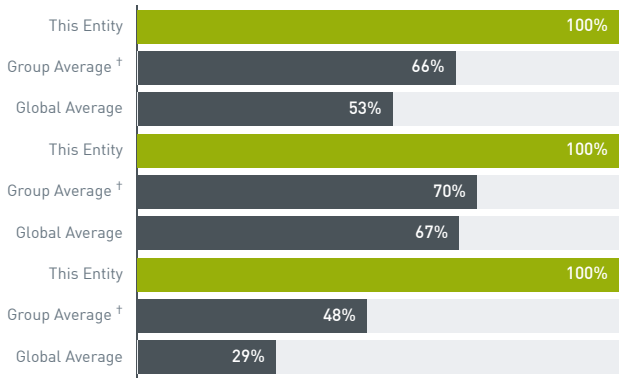
Comparison Group: Medical Office / Americas

Asset level reporting POINTS: 0.25/0.25

Energy Consumption

Other
(11.0% of GAV)

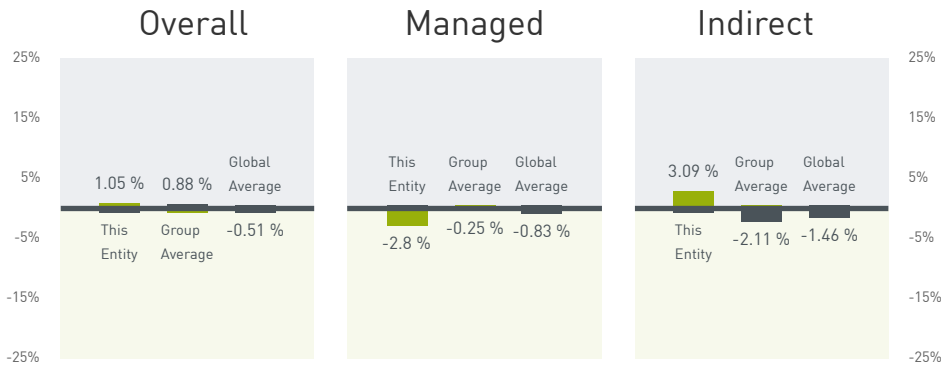
Data Coverage POINTS: 8/8



† Comparison Group: Other / Americas
Directly managed assets make up 25% of total assets for Kilroy Realty Corporation.
Indirectly managed assets make up 75% of total assets for Kilroy Realty Corporation.
Average data coverage is calculated based on the fraction of companies/funds that report data. Data availability for the categories above is: Overall: 100% group, 25% global. Managed assets: 88% group, 18% global. Indirectly managed assets: 43% group, 11% global.

Change in Like-for-like Energy Consumption between 2017-2018 POINTS: 1.2/2.5

Overall LFL Portfolio Data Coverage: **75.1%**
Direct LFL Portfolio Data Coverage: **100%**
Indirect LFL Portfolio Data Coverage: **66.61%**



Comparison Group: Other / Americas
Directly managed assets make up 25% of total assets for Kilroy Realty Corporation.
Indirectly managed assets make up 75% of total assets for Kilroy Realty Corporation.

Impact of Change (Like-for-like)

Energy Consumption **INCREASE**

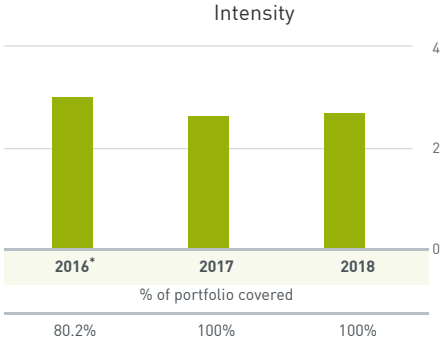
602 MWh

Equivalent of:

49 Homes

Asset level reporting POINTS: 1.5/1.5

Energy Consumption Intensities POINTS: 1.5/1.5



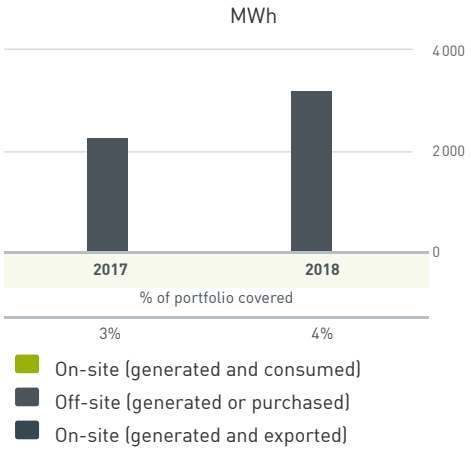
Peers with intensity data

Peers with intensity data

- [84%] Yes
- [16%] No

Comparison Group: Other / Americas

Renewable Energy POINTS: 1.14/3



Peers with renewable energy data

Percentage of Peers
[84%] No
[16%] Yes

Comparison Group: Other / Americas

GHG Emissions

Other

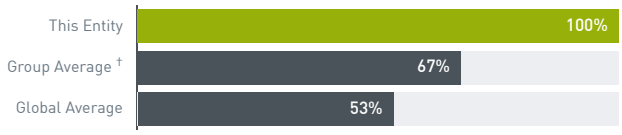
(11.0% of GAV)

Scope I	Scope II	Scope III	GHG Offsets
415 T	4 112 T	13 792 T	2 264 T

Calculation method: **Location-based method**
Inventory reporting boundary: **Operational control approach**

Data Coverage POINTS: 2/2

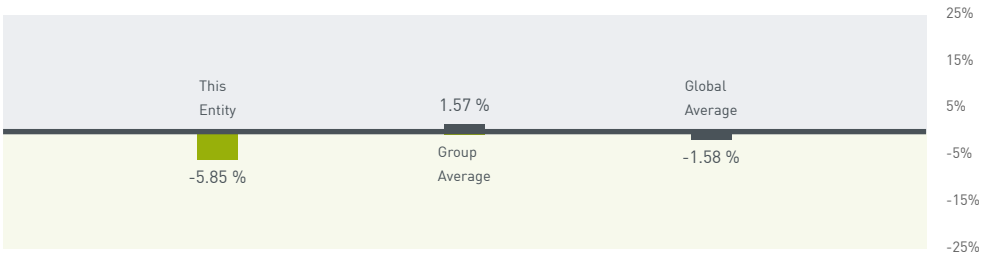
Overall



† Comparison Group: Other / Americas
Average data coverage is calculated based on the fraction of companies/funds that report data. Data availability for the categories above is: Overall: 100% group, 25% global.

Change in Like-for-like GHG Emissions between 2017-2018 POINTS: 0.9/1

Overall LFL Portfolio Data Coverage: **80.15%**



Comparison Group: Other / Americas
Directly managed assets make up 25% of total assets for Kilroy Realty Corporation.
Indirectly managed assets make up 75% of total assets for Kilroy Realty Corporation.

Impact of Change (Like-for-like)

GHG Emissions **Reduction**

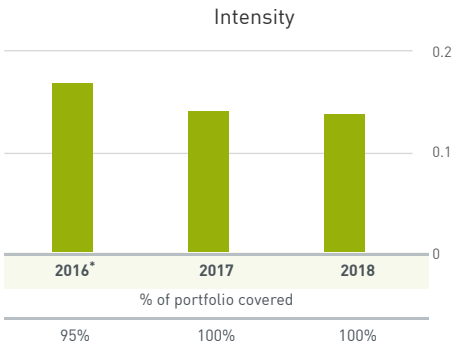
-763 tonnes CO_2

Equivalent of:

161 Automobiles

Asset level reporting POINTS: 0.5/0.5

GHG Emission Intensities POINTS: 0.75/0.75



* Baseline year

Normalization factors applied in calculations:

Air conditioning and/or natural ventilation, Degree days, Occupancy rate

Peers with intensity data

Peers with intensity data

- [79%] Yes
- [21%] No

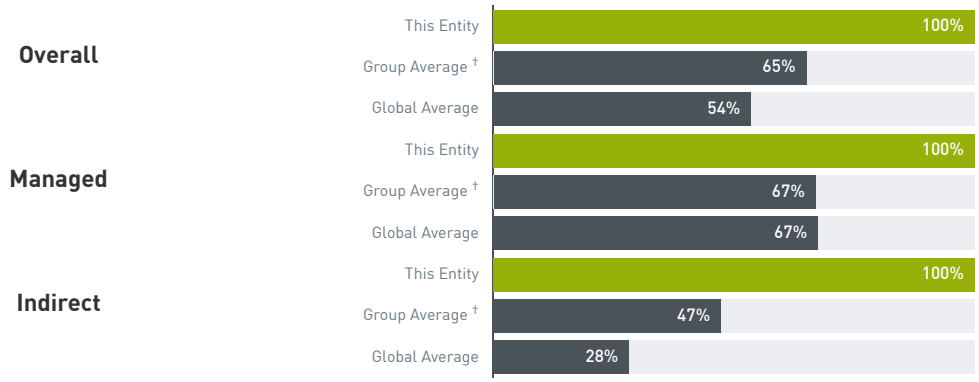
Comparison Group: Other / Americas

Water Use

Other

(11.0% of GAV)

Data Coverage POINTS: 2/2



† Comparison Group: Other / Americas
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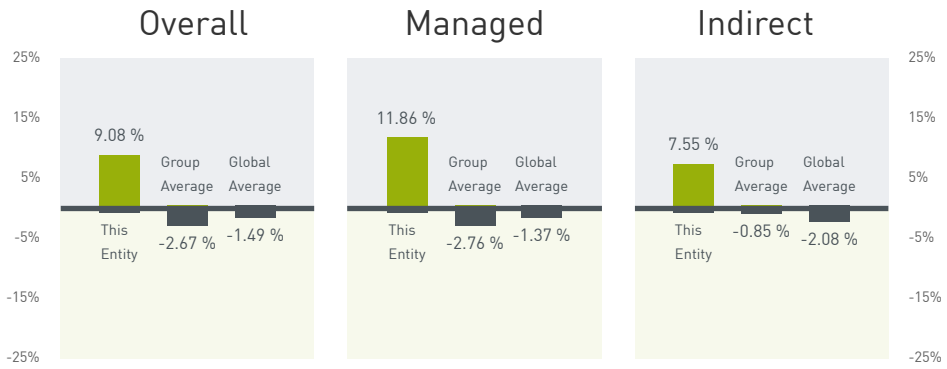
Indirectly managed assets make up 75% of total assets for Kilroy Realty Corporation.
Average data coverage is calculated based on the fraction of companies/funds that report data. Data availability for the categories above is: Overall: 100% group, 25% global. Managed assets: 88% group, 18% global. Indirectly managed assets: 43% group, 11% global.

Change in Like-for-like Water Use between 2017-2018 POINTS: 0/1

Overall LFL Portfolio Data Coverage: **66.62%**
Direct LFL Portfolio Data Coverage: **100%**
Indirect LFL Portfolio Data Coverage: **55.23%**



Comparison Group: Other / Americas
Directly managed assets make up 25% of total assets for Kilroy Realty Corporation.
Indirectly managed assets make up 75% of total assets for Kilroy Realty Corporation.

Impact of Change (Like-for-like)

Water Use **INCREASE**

8 796 m³

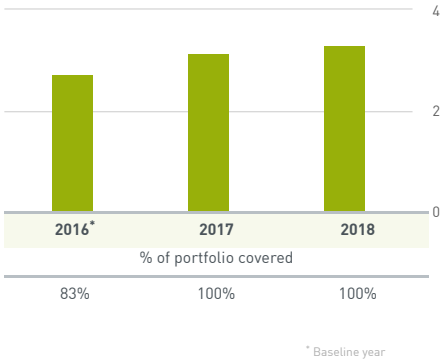
Equivalent of:

4 Olympic Swimming Pools

Asset level reporting POINTS: 0.5/0.5

Water Use Intensities POINTS: 0.75/0.75

Intensity



* Baseline year

Normalization factors applied in calculations:

Air conditioning and/or natural ventilation, Degree days, Occupancy rate

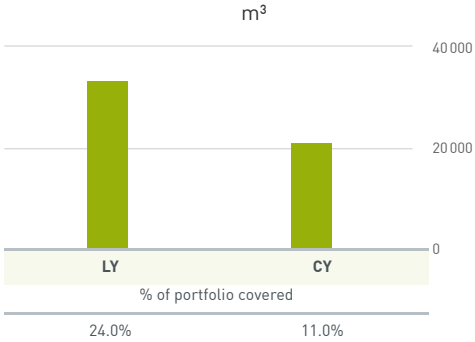
Peers with intensity data

Peers with intensity data
[77%] Yes
[23%] No

Comparison Group: Other / Americas

Water reuse and recycling - Retail, High Street

POINTS: 0.34/0.5

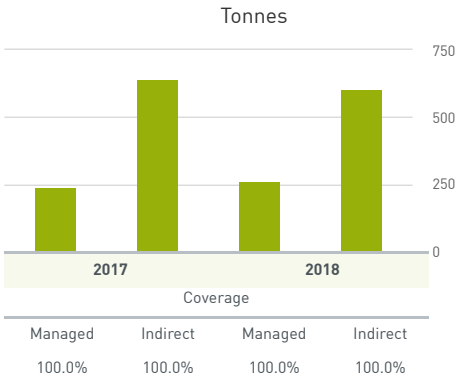


- On-site water reuse (greywater, blackwater)
- On-site capture (rainwater, fog, condensate)
- On-site extraction (groundwater)

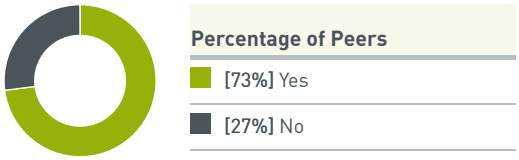
Waste Management

Other
(11.0% of GAV)

Waste Management

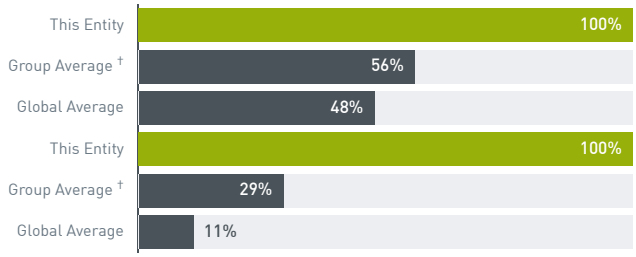


Peers with data



Comparison Group: Other / Americas

Data Coverage POINTS: 1.5/1.5



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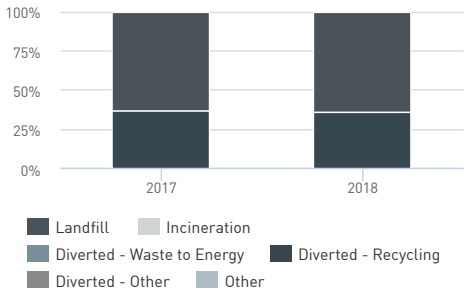
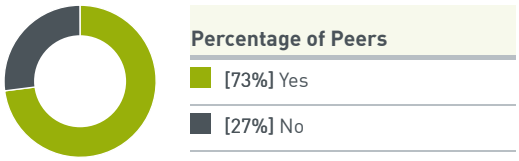
Average data coverage is calculated based on the fraction of companies/funds that report data. Data availability for the categories above is: Managed assets: 88% group, 18% global. Indirectly managed assets: 43% group, 11% global.

Waste Streams POINTS: 0.75/1.5



Peers with data



Comparison Group: Other / Americas

Asset level reporting POINTS: 0.25/0.25

Certifications & Energy Ratings

POINTS: 14.3/15
WEIGHT: 10.8%

Intent and Overview

This Aspect assesses the entity's use of green building certifications and energy ratings. Publicly disclosed asset-level building certifications and ratings provide third-party verified recognition of sustainability performance in new construction, refurbishment and operations. Typically, building certifications affirm that individual assets are designed and/or operated in ways that are consistent with independently developed sustainability criteria.

Retail, High Street

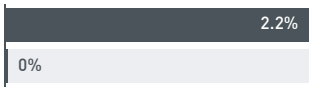
BC1 POINTS: 0/12

Green building certificates: time of construction

Coverage by Certification

No data available.

Comparison Group: Average Coverage by Brand



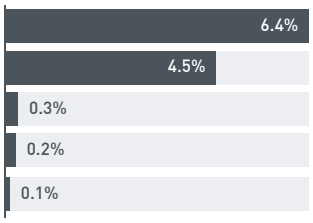
Comparison: Retail, High Street / Americas

Green building certificates: operational performance

Coverage by Certification

No data available.

Comparison Group: Average Coverage by Brand



Comparison: Retail, High Street / Americas

BC2 POINTS: 3/3

Energy ratings - Retail, High Street

Percentage of Peers

- [x] Yes — 9%

Rating scheme(s) used

- [ ] EU EPC (Energy Performance Certificate) — 0%
- [ ] NABERS Energy — 0%
- [ ] ENERGY STAR — 0%
- [x] Government energy efficiency benchmarking — 9%

Percentage of portfolio covered by floor area - Retail, High Street: 100%

Floor area weighted score: 180.4

Country	% Coverage (within country)	Number of rated assets	Floor area weighted score 2017	Floor area weighted score 2018
California	100	1	229.3	180.4

- [ ] Other — 0%

- [ ] No — 0%
- [ ] Not applicable — 9%

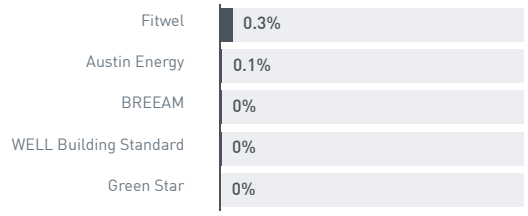
Office

BC1 POINTS: 12/12

Green building certificates: time of construction

Coverage by Certification

Comparison Group: Average Coverage by Brand



Comparison: Office / Americas

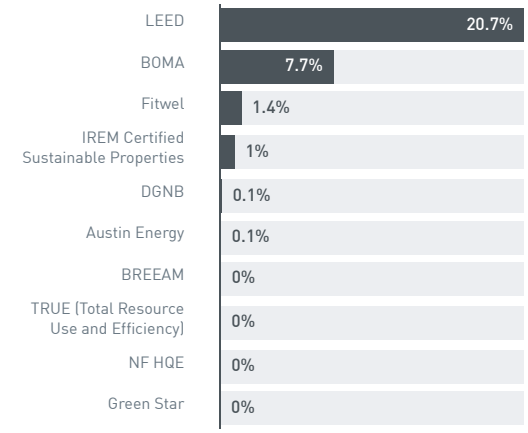
Green building certificates: operational performance

Coverage by Certification

Brand	Certifications & Levels
LEED	9.73% Gold; 23.87% LEED Gold; 5.48% LEED Platinum; 1.26% LEED Silver
Fitwel	40.05% Fitwel/Fitwel
TRUE (Total Resource Use and Efficiency)	3.79% Certified

[FULL POINTS] [PARTIAL +] [PARTIAL -] [NO POINTS]

Comparison Group: Average Coverage by Brand



Comparison: Office / Americas

BC2 POINTS: 2.3/3

Energy ratings - Office

	Percentage of Peers
Yes	100%
Rating scheme(s) used	
EU EPC (Energy Performance Certificate)	0%
NABERS Energy	0%
ENERGY STAR	100%

Year	% portfolio covered	Floor area weighted score
2017	71.0	90.5
2018	73.0	89.9

Government energy efficiency benchmarking	73%
Other	9%
No	0%
Not applicable	0%

Residential, Multi-

BC1 POINTS: 12/12

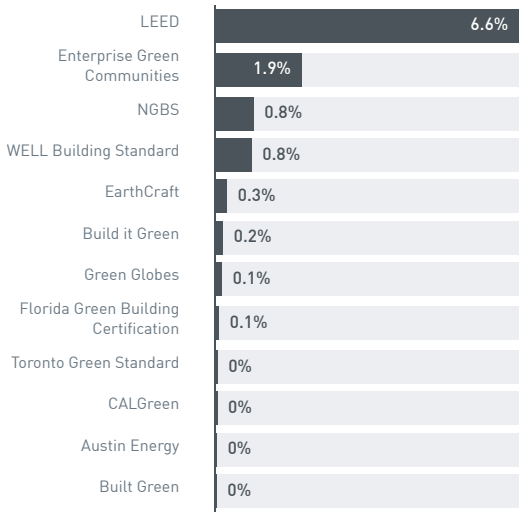
Green building certificates: time of construction

Coverage by Certification

Brand	Certifications & Levels
WELL Building Standard	100.00% WELL Building Standard/Buildings

[FULL POINTS] [PARTIAL +] [PARTIAL -] [NO POINTS]

Comparison Group: Average Coverage by Brand



Comparison: Residential, Multi-family / Americas

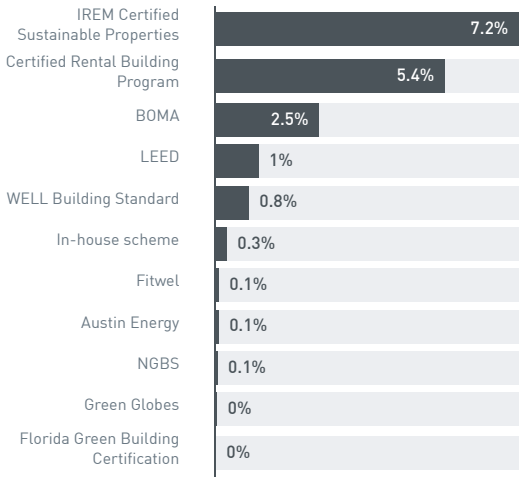
Green building certificates: operational performance

Coverage by Certification

Brand	Certifications & Levels
WELL Building Standard	100.00% WELL Building Standard/Buildings

[FULL POINTS] [PARTIAL +] [PARTIAL -] [NO POINTS]

Comparison Group: Average Coverage by Brand



Comparison: Residential, Multi-family / Americas

BC2 POINTS: 3/3

Energy ratings - Residential, Multi-family	Percentage of Peers
Yes	9%

Rating scheme(s) used

EU EPC (Energy Performance Certificate)	0%
NABERS Energy	0%
ENERGY STAR	0%

Year	% portfolio covered	Floor area weighted score
2017	100.0	86.0
2018	100.0	96.0

Government energy efficiency benchmarking	9%	
Other	9%	
No	0%	
Not applicable	9%	

Medical Office

BC1 POINTS: 12/12

Green building certificates: time of construction

Coverage by Certification

No data available.

Comparison Group: Average Coverage by Brand

Comparison: Medical Office / Americas

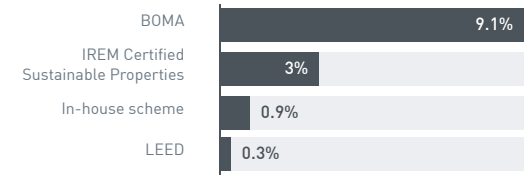
Green building certificates: operational performance

Coverage by Certification

Brand	Certifications & Levels
BOMA	100.00% Certified

[FULL POINTS] [PARTIAL +] [PARTIAL -] [NO POINTS]

Comparison Group: Average Coverage by Brand



Comparison: Medical Office / Americas

BC2 POINTS: 3/3

Energy ratings - Medical Office

Percentage of Peers

Yes	9%	

Rating scheme(s) used

EU EPC (Energy Performance Certificate)	0%	
NABERS Energy	0%	
ENERGY STAR	0%	
Government energy efficiency benchmarking	9%	

Percentage of portfolio covered by floor area - Medical Office: 100%

Floor area weighted score: 172.6

Country	% Coverage (within country)	Number of rated assets	Floor area weighted score 2017	Floor area weighted score 2018
California	100	1	177.97	172.6

Other	0%	
No	0%	

Not applicable	0%

Other

BC1 POINTS: 12/12

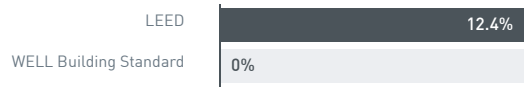
Green building certificates: time of construction

Coverage by Certification

Brand	Certifications & Levels
LEED	8.49% Gold; 34.46% LEED Platinum; 16.25% LEED Gold; 18.03% LEED Silver

[FULL POINTS] [PARTIAL +] [PARTIAL -] [NO POINTS]

Comparison Group: Average Coverage by Brand



Comparison: Other / Americas

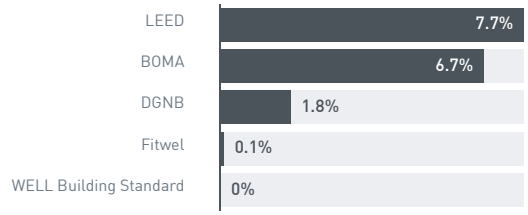
Green building certificates: operational performance

Coverage by Certification

Brand	Certifications & Levels
LEED	8.49% LEED Certified

[FULL POINTS] [PARTIAL +] [PARTIAL -] [NO POINTS]

Comparison Group: Average Coverage by Brand



Comparison: Other / Americas

BC2 POINTS: 3/3

Energy ratings - Other

Percentage of Peers

Yes	9%

Rating scheme(s) used

EU EPC (Energy Performance Certificate)	0%
NABERS Energy	0%
ENERGY STAR	0%
Government energy efficiency benchmarking	9%

Percentage of portfolio covered by floor area - Other: 100%

Floor area weighted score: 102.67

Country	% Coverage (within country)	Number of rated assets	Floor area weighted score 2017	Floor area weighted score 2018
California	100	13	144.1	140.9
Seattle	100	1	220.2	251.6

Other	0%
No	0%

Not applicable	0%	

Stakeholder Engagement

POINTS: 34.3/35
WEIGHT: 25.2%

Intent and Overview

This Aspect focuses on engagement with employees, tenants, direct third-party suppliers and the community. Improving the sustainability performance of a real estate portfolio requires dedicated resources, a commitment from senior management and tools for measurement/management of resource consumption. It also requires the cooperation of other stakeholders, including tenants, suppliers, a participant's workforce and the local community. The Aspect identifies actions taken to engage with those stakeholders and to characterize the nature of the engagement.

Employees

SE1 POINTS: 1.3/2

Employee training	Percentage of Peers
⊙ Yes Percentage of employees who received professional training: 46% Percentage of employees who received sustainability-specific training: 63%	100%

Sustainability-specific training focuses on the following elements (multiple answers possible)

☑ Training on environmental issues	100%
☐ Contamination	45%
☑ Greenhouse gas emissions	91%
☑ Energy	100%
☐ Natural hazards	55%
☑ Regulatory standards	82%
☑ Supply chain environmental impacts	55%
☑ Waste	82%
☑ Water	100%
☑ Other Indoor Air Quality	9%
☑ Training on social issues	100%
☑ Community social and economic impacts	55%
☑ Safety	91%
☑ Community safety	45%
☑ Customer / tenant safety	82%
☑ Employee safety	91%
☐ Supply chain safety	18%
☑ Health and well-being	100%
☑	

Community health and well-being	45%
☑ Customer / tenant health and well-being	64%
☑ Employee health and well-being	100%
☑ Supply chain health and well-being	9%
☐ Other	27%
○ No	0%

SE2.1 POINTS: 1.5/1.5

Employee satisfaction survey	Percentage of Peers
◉ Yes	82%
Survey type	
☐ Internally	36%
☑ By an independent third party Percentage of employees covered: 100% • Lynda Spillane Organization Survey response rate: 76%	55%
Evidence provided	[ACCEPTED]
Quantitative metrics included	
◉ Yes	82%
Metrics include	
☐ Net Promoter Score	18%
☑ Overall satisfaction score	64%
☐ Other	18%
○ No	0%
○ No	18%

SE2.2 POINTS: 1/1

Program(s) to improve employee satisfaction	Percentage of Peers
◉ Yes	82%
Program elements	
☑ Development of action plan	73%
☑ Feedback sessions with Senior Management Team	82%
☑ Feedback sessions with separate teams/departments	73%

Focus groups	64%
Other	9%
No	9%
Not applicable	9%

SE3 POINTS: 0.5/0.5

Employee health and safety indicators

Percentage of Peers

Yes	100%

Indicators monitored

Work station and/or workplace checks Percentage of employees: 100%	55%
Absentee rate 1.8	9%
Injury rate 0	55%
Lost day rate 0	82%
Other metrics	36%

Calculation method

[FULL POINTS]

> In 2017, we began annual Fitwel benchmarking of every asset in which our employees work. Fitwel's assessment includes questions about workstations and specifically about availability of sit/stand desks. Following this work, in 2017 we changed the original sit/stand desk policy, in which we would procure a sit/stand desk only with a doctor's note, to one in which any employee can have a sit/stand desk on request without needing a doctor's note. We calculated our absentee rate by first calculating the total number of days scheduled to be worked by the workforce. We did this first by multiplying our FTE (276 employees) by 2080 (the number of working hours in 2018) = 574,080. In 2018 we had 10,209 lost hours due to illness. The Absentee Rate was therefore calculated to be 10,209/574,080= 1.8%. We had 0 lost hours due to occupational injury in 2018, and therefore both the lost day rate and injury is 0.

No	0%

Suppliers

SE4.1 POINTS: 3/3

Sustainability-specific requirements in procurement

Percentage of Peers

Yes	100%

Topics included

Business ethics	82%
✓ Environmental process standards	100%
✓ Environmental product standards	100%
✓ Human rights	82%
✓ Human health-based product standards	91%
✓ Occupational safety	91%
✓ Health and well-being	55%
✓ ESG-specific requirements for sub-contractors	64%
Other	0%

Requirements apply to

✓ Contractors	91%
✓ Property/asset managers	91%
✓ Suppliers	100%
✓ Supply chain (beyond 1 tier suppliers and contractors)	45%
Other	9%

Evidence provided

No	0% [ACCEPTED]
Not applicable	0%

SE4.2 Not scored

Supply chain engagement

	Percentage of Peers
⊙ Yes	73%

Engagement process

> We estimate that we spend approximately 14% of our revenue on our supply chains. We ensure the clarity of our engagement with suppliers through our vendor code of conduct, our Supplier Excellence Survey, and clear requirements in our contracts, such as attaching our green cleaning program to our janitorial contract in an exhibit. We gauge supplier interests via our Supplier Excellence Survey, which we sent out in 2018 to determine the ESG performance of our Tier 1 suppliers as well as the topics that interest and are relevant to various suppliers. We respect supplier interests via open communication, typically over email, and a policy that requires rebidding long-term contracts every 5 years to ensure the best levels of performance. We have consistently found that supplier interests are aligned with our own interests; we operate in markets that are highly focused on sustainability and so our suppliers constantly push themselves on this subject to win business. We rely on external standards, such as LEED and Fitwel, to allow our suppliers to have the needed information on which to base their decisions. To ensure balanced communication, each asset management team meets in person once a week with critical Tier 1 suppliers (janitorial, parking, engineering and security) to surface critical issues and resolve them promptly.

No	18%

Not applicable	9%

SE5.1 POINTS: 2/2

Monitoring sustainability requirements for property/asset managers

	Percentage of Peers
Yes	100%

Monitors compliance of

Percentage of Peers

- [73%] Both internal and external property/asset managers
- [27%] Internal property/asset managers

Methods used

Checks performed by independent third party • Goby LLC	73%
Property/asset manager sustainability training	91%
Property/asset manager self-assessments	64%
Regular meetings and/or checks performed by the organization's employees	100%
Require external property/asset managers' alignment with a professional standard Standard: ENERGY STAR [ACCEPTED]	27%
Other	9%

Evidence provided

No	0% [ACCEPTED]
Not applicable	0%

SE5.2 POINTS: 2/2

Monitoring sustainability requirements for external suppliers and/or service providers

	Percentage of Peers
Yes	100%

Methods used

Checks performed by an independent third party	55%
Regular meetings and/or checks performed by the organization's employees	91%
Regular meetings and/or checks performed by external property/asset managers	45%

☑ Require supplier/service providers' alignment with a professional standard Standard: Building Skills Partnership/Service Workers Union Green Janitor Education Program [ACCEPTED]	45%
☑ Supplier/service provider sustainability training	27%
☐ Supplier/service provider self-assessments	73%
☐ Other	18%
○ No	0%
○ Not applicable	0%

SE6 Not scored

Grievance mechanisms	Percentage of Peers
◉ Yes	91%
Characteristics applicable	
☐ Dialogue based	82%
☑ Legitimate	73%
☑ Accessible	82%
☐ Improvement based	64%
☑ Predictable	36%
☑ Equitable	64%
☑ Rights compatible	45%
☑ Transparent	45%
☑ Safe	64%
☐ Other	0%
Process available to	
☑ Community	82%
☑ Contractors	73%
☑ Employees	91%
☑ External property/asset managers	64%
☑ Service providers	73%
☑ Suppliers	64%
☑ Supply chain (beyond tier 1 suppliers and contractors)	45%
☑ Tenants	91%

Other	9%
No	9%
Not applicable	0%

Tenants/Occupiers

SE7 POINTS: 4/4

Tenant engagement program(s)	Percentage of Peers
Yes	100%

Engagement approach(es) include

Building/asset communication	100%

- [83%] ≥75, ≤100%
- [17%] 0%, <25%

Provide tenants with feedback on energy/water consumption and waste	91%

- [42%] ≥75, ≤100%
- [25%] ≥50%, <75%
- [17%] 0%, <25%
- [8%] No answer provided
- [8%] ≥25%, <50%

Social media/online platform	82%

- [58%] ≥75, ≤100%
- [17%] 0%, <25%
- [17%] No answer provided
- [8%] ≥50%, <75%

Tenant engagement meetings	100%

- [50%] ≥75, ≤100%
- [25%] 0%, <25%
- [25%] ≥50%, <75%

Tenant events focused on increasing sustainability awareness	100%

- [41%] ≥75, ≤100%
- [25%] 0%, <25%
- [17%] ≥25%, <50%
- [17%] ≥50%, <75%

Tenant sustainability guide 100%

- [67%] ≥75, ≤100%
- [17%] 0%, <25%
- [8%] ≥25%, <50%
- [8%] ≥50%, <75%

Tenant sustainability training 91%

- [42%] ≥75, ≤100%
- [25%] 0%, <25%
- [17%] ≥50%, <75%
- [8%] No answer provided
- [8%] ≥25%, <50%

Other 18%

EV charging station installation on tenant request [ACCEPTED]

- [75%] No answer provided
- [17%] ≥75, ≤100%
- [8%] ≥25%, <50%

No 0%

SE8.1 POINTS: 3/3

Tenant satisfaction survey

Percentage of Peers

Yes 100%

Survey type

Internally 36%

By an independent third party 91%

Percentage of tenants covered: 100%

- Kingsley Associates

Survey response rate: 96.2%

Quantitative metrics included

Yes 91%

Metrics include

Net Promoter Score	18%
Overall satisfaction score	82%
Satisfaction with communication	91%
Satisfaction with responsiveness	91%
Satisfaction with property management	91%
Understanding tenant needs	82%
Value for money	64%
Other	9%
No	9%
No	0%
Not applicable	0%

SE8.2 POINTS: 1/1

Improvement of tenant satisfaction	Percentage of Peers
Yes	100%

Program elements

Development of an asset-specific action plan	91%
Feedback sessions with asset/property managers	100%
Feedback sessions with individual tenants	100%
Other	0%

Program description

> KRC hires a third-party consultant to survey all of its tenants every year. The consultant then analyzes the data and provides results to us within one month of the survey closing. Senior asset management then reviews these results over the following month with individual asset management teams, who are then responsible for implementing action plans to improve tenant satisfaction where necessary. The survey offers tenants the option of an in-person follow up, and in those instances asset management teams have an initial individual meeting with tenants within two weeks of the survey, and then follow up meetings throughout the next year. Where tenant concerns can be addressed, the asset managers do so via the engineering team, asset management team or outside vendor. Where concerns cannot be addressed, for example because the building engineering staff cannot respond to hot/cold complaints faster than the four-hour window specified in the lease based on available personnel, the asset management team has further tenant meetings within that quarter to explain why these issues will not be rectified.

No	0%
Not applicable	0%

SE9 POINTS: 3/3

Tenant fit-out and refurbishment program

Percentage of Peers

- Yes — 100%

Topics included

- Fit-out and refurbishment assistance for meeting the minimum fit-out standards — 82%

- [50%] ≥75, ≤100%
- [17%] 0%, <25%
- [17%] ≥50%, <75%
- [16%] No answer provided

- Tenant fit-out guides — 91%

- [67%] ≥75, ≤100%
- [17%] 0%, <25%
- [8%] ≥50%, <75%
- [8%] No answer provided

- Minimum fit-out standards are prescribed — 91%

- [58%] ≥75, ≤100%
- [17%] 0%, <25%
- [17%] ≥50%, <75%
- [8%] No answer provided

- Procurement assistance for tenants — 73%

- [34%] 0%, <25%
- [25%] ≥75, ≤100%
- [25%] No answer provided
- [8%] ≥25%, <50%
- [8%] ≥50%, <75%

- Other — 27%

- No — 0%

SE10.1 POINTS: 3/3

Sustainability requirements in standard lease contracts

Percentage of Peers

- Yes — 82%

Topics included

- Cooperation and works: — 82%

Environmental initiatives	82%
Enabling upgrade works	64%
Sustainability management collaboration	55%
Premises design for performance	45%
Managing waste from works	55%
Social initiatives	9%
Other	0%
Management and consumption:	82%
Energy management	82%
Water management	64%
Waste management	64%
Indoor environmental quality management	82%
Sustainable procurement	36%
Sustainable utilities	27%
Sustainable transport	18%
Sustainable cleaning	55%
Other	18%
Reporting and standards:	82%
Information sharing	73%
Performance rating	55%
Design/development rating	36%
Performance standards	64%
Metering	73%
Comfort	36%
Other	0%

Evidence provided

No	18%	[ACCEPTED]

SE10.2 POINTS: 1/1

Monitoring compliance with sustainability requirements in lease contracts	Percentage of Peers
Yes	82%

Monitoring compliance process

[FULL POINTS]

We monitor compliance with our sustainability-specific requirements for all of our leases in the following ways:
1) Utility billing information: Energy information is requested, at a minimum, twice annually by the property management teams from all tenants. Water and waste information are requested at minimum once annually. All tenants comply with these requests.
2) Capital recovery: We automatically bill tenants back for improvements with a payback period in their Common Area Maintenance charges.
3) Tenant Improvements: All proposed tenant improvements are reviewed by our in-house construction team to ensure adherence to our building standards, which include sustainability requirements. Our team rejects tenant improvements that do not comply with our sustainability standards.
4) Recycling: We closely monitor our diversion rates, and our janitorial teams are trained to identify tenants that are not complying. In that case, the property management team intervenes and provides additional training. Any fines the building receives for waste contamination are assessed only on the noncompliant tenant(s).
5) LEED: The clauses related to tenants complying with our requests on LEED certifications are triggered during certifications, and we are in the process of taking the entire eligible portfolio (approximately 75% of our properties) though LEED for Existing Buildings. Our in-house LEED coordinator requests tenant info for LEED certifications when appropriate.
6) Green Cleaning: Any tenant contracting for their own janitorial services submits their green cleaning program to our team for review. However, we provide janitorial services in most of our buildings, so this is rarely an issue.

No	18%
Not applicable	0%

Community

SE11.1 POINTS: 3/3

Community engagement program	Percentage of Peers
Yes	100%

Topics included

Effective communication and process to address community concerns	73%
Enhancement programs for public spaces	82%
Employment creation in local communities	64%
Community health and well-being	91%
Research and network activities	73%
Resilience, including assistance or support in case of disaster	55%
Supporting charities and community groups	100%
Sustainability education program	64%
Other	18%

Program description

Our community engagement objective is to earn the support of our local communities for our existing buildings

and development projects. This group includes individuals, businesses, neighborhood organizations and local governing bodies. Engaging these stakeholders is critical for us to achieve our sustainability objectives because communities can block the execution of efficiency upgrades and development projects, but an engaged community can help projects thrive. To engage local residents and businesses, our existing buildings host local bike awareness events, holiday celebrations and local farmers markets during Earth Day throughout the portfolio. They also host community disaster preparedness events, partnering with local firefighter and other emergency services. For all development projects, our Development & Government Affairs team identifies community stakeholders before the entitlement process begins by engaging local officials, and they solicit feedback through town halls, charrettes and dedicated project websites. We give presentations on development plans at neighborhood council meetings and solicit feedback, which we incorporate. For example, we have reduced project size or enhanced public transportation access based on community feedback. Should a project require an Environmental Impact Review (EIR), we invite all neighborhood councils and community members within a 500 foot radius to a scoping meeting. EIRs then require hearings before the local zoning administrator and advisory agency. We also have a philanthropy program focused on strong communities and a healthy planet. We monitor our impact throughout projects via soliciting feedback on project websites, continuously attending community meetings, and holding a series of charrettes and open houses with the community.

No	0%
Not applicable	0%

SE11.2 POINTS: 1.5/1.5

Impact on community	Percentage of Peers
Yes	82%
Monitored areas of impact	
Housing affordability	18%
Impact on crime levels	36%
Livability score	45%
Local income generated	27%
Local residents' well-being	27%
Walkability score	55%
Other	45%
No	18%
Not applicable	0%

Health and Well-being

SE12.1 POINTS: 2/2

Does the organization have a program in place for promoting health & well-being of employees?

	Percentage of Peers
Yes	100%

The program includes (multiple answers possible):

- [x] Needs assessment — 73%
  - The organization monitors employee health and well-being needs through (multiple answers possible):
    - [x] Employee surveys on health and well-being — 73%
      Percentage of employees: 100%
    - [ ] Physical and/or mental health checks — 45%
    - [x] Other — 27%
      Fitwel Benchmarking of all Kilroy Management Offices (covers 100% of employees) [ACCEPTED]
      Percentage of employees: 100%
- [x] Goal setting — 73%
- [x] Action — 100%
- [x] Monitoring — 100%

Evidence provided [ACCEPTED]

- [ ] No — 0%

SE12.2 Not scored

Does the organization take measures to incorporate the health & well-being program for employees described in SE12.1?

Percentage of Peers

- (•) Yes — 100%
  - Select all applicable options (multiple answers possible)
    - [x] Creation of goals to address: — 64%
      - [x] Mental health and well-being — 64%
      - [x] Physical health and well-being — 64%
      - [x] Social health and well-being — 64%
      - [ ] Other — 0%
    - [x] Action to promote health through: — 100%
      - [ ] Acoustic comfort — 55%
      - [x] Biophilic design — 45%
      - [x] Physical activity — 82%
      - [x] Healthy eating — 100%
      - [x] Inclusive design — 73%
      - [x]

Indoor air quality	73%
☑ Lighting controls and/or daylight	73%
☑ Physical and/or mental healthcare access	100%
☑ Social interaction and connection	100%
☑ Thermal comfort	64%
☑ Water quality	36%
☐ Other building design and construction strategy	9%
☐ Other building operations strategy	0%
☐ Other programmatic intervention	9%
☑ Monitor outcomes by tracking:	73%
☑ Environmental quality	45%
☑ Program performance	64%
☐ Population experience and opinions	73%
☐ Other	9%
○ No	0%

SE13.1 POINTS: 1.5/1.5

Does the entity have a program in place for promoting health & well-being through its real estate assets and services?

	Percentage of Peers
◉ Yes	100%
The program includes (multiple answers possible):	
☑ Needs assessment	73%
☑ Goal setting	36%
☑ Action	91%
☑ Monitoring	91%
Evidence provided	[ACCEPTED]
○ No	0%

SE13.2 Not scored

Does the entity take measures to incorporate the health & well-being program through its real estate assets and services described in SE13.1?

	Percentage of Peers
◉ Yes	100%

Select all applicable options (multiple answers possible)

☑ Creation of goals to address:	45%
☑ Mental health and well-being	36%
☑ Physical health and well-being	36%
☑ Social health and well-being	36%
☐ Other	0%
☑ Action to promote health through:	100%
☑ Acoustic comfort	64%
☑ Biophilic design	55%
☑ Physical activity	73%
☑ Healthy eating	55%
☑ Inclusive design	82%
☑ Indoor air quality	100%
☑ Lighting controls and/or daylight	91%
☐ Physical and/or mental healthcare access	36%
☑ Social interaction and connection	91%
☑ Thermal comfort	91%
☑ Water quality	64%
☐ Other building design and construction strategy	9%
☐ Other building operations strategy	18%
☐ Other programmatic intervention	9%
☑ Monitor outcomes by tracking:	73%
☑ Environmental quality	73%
☑ Program performance	55%
☐ Population experience and opinions	64%
☐ Other	0%
○ No	0%

New Construction & Major Renovations

POINTS: 34.4/37
WEIGHT: 0%

Intent and Overview

This Aspect addresses the entity's efforts to address ESG-issues during the design, construction, and renovation of buildings. The built environment has a significant impact on ecological systems as well as the health, safety and welfare of communities. In addition, construction activities consume resources such as water and natural materials, while the construction process generates large quantities of waste. Integrating sustainability into construction activities can help mitigate this negative impact, and at the same time improve the environmental efficiency of buildings in the operational phase. By implementing sustainable best practices in construction activities, organizations can also positively impact local communities.

Sustainability Requirements

NC1 POINTS: 1/1

Sustainability strategy	Percentage of Peers
Yes	36%

Topics included

Biodiversity and habitat	9%
Climate/climate change adaptation	18%
Energy consumption/management	36%
Environmental attributes of building materials	36%
GHG emissions/management	36%
Green building certifications	36%
Building safety	36%
Health and well-being	36%
Location and transportation	36%
Resilience	18%
Supply chain	18%
Water consumption/management	36%
Waste management	36%
Other	0%

Public disclosure

Publicly available	27%
Not publicly available	9%

Please provide a hyperlink or a separate publicly available document

Evidence provided

[ACCEPTED]

https://www.kilroyrealty.com/sites/default/files/Environmental%20Management%20System%20%28E...

Communicate the objectives and explain how the objectives are integrated into the overall

business strategy (maximum 250 words)

> All of our ground-up new construction office projects pursue LEED Gold or Platinum. Residential development projects pursue WELL certification. The business objectives behind these goals, all of which are entity-level, are attracting tenants, expediting entitlements/permitting, and ensuring ongoing low operating costs for our buildings. That has required meeting rigorous standards for energy consumption, GHG emissions, water consumption, and waste management since 2010 (implementation period: 6 months). Since 2012, new development has been enabled in Demand response to provide climate change adaptation. Within our materials objectives (implementation period: 1 year), requirements for recycled content, construction waste and low-emitting materials have been in place successfully since 2010 and apply to all projects. We first created objectives around Environmental and Health Product Declarations, which reflect supply chain practices and apply to all projects, in 2015 (implementation period: 3 years). We created our biodiversity policy in 2015, which applies to all projects; our first pollinator-friendly landscape was installed in 2017 (implementation period: 2 years). Our approach is to have our Senior Vice President of Sustainability coordinate all LEED/WELL certifications. She conducts a charrette at project kickoff to develop the strategy, and then incorporates specific objectives into construction documents and specification language. The LEED/WELL review processes ensure compliance with objectives, and no project has failed to achieve its certification since the objectives were implemented in 2010. The risk management and security teams are responsible for building safety and resilience, which has included raising up a seaside development because of projected sea level rise.

○ No	0%	

NC2 POINTS: 3/3

Sustainable site selection criteria	Percentage of Peers
◉ Yes	36%

Topics included

☑ Connect to multi-modal transit networks	36%
☑ Locate projects within existing developed areas	36%
☑ Protect, restore, and conserve aquatic ecosystems	36%
☑ Protect, restore, and conserve farmland	36%
☑ Protect, restore, and conserve floodplain functions	36%
☑ Protect, restore, and conserve habitats for threatened and endangered species	36%
☑ Redevelop brownfield sites	36%
☐ Other	0%

Third-party alignment of criteria

○ Third-party guidelines	0%
◉ Third-party rating system(s) Specify scheme(s)/sub-scheme(s): LEED Building Design + Construction v2009 [ACCEPTED]	36%
○ Other	0%
○ Not aligned	0%

Evidence provided

[ACCEPTED]

No	0%	
Not applicable	0%	

NC3 POINTS: 1.5/1.5

Sustainable site design/development requirements	Percentage of Peers
Yes	36%

Topics included

Manage waste by diverting construction and demolition materials from disposal	36%
Manage waste by diverting reusable vegetation, rocks, and soil from disposal	36%
Protect air quality during construction	36%
Protect surface water and aquatic ecosystems by controlling and retaining construction pollutants	36%
Protect and restore habitat and soils disturbed during construction and/or during previous development	36%
Other	0%

Third-party alignment of criteria

Third-party guidelines	0%
Third-party rating system(s) Specify scheme(s)/sub-scheme(s): LEED Building Design + Construction v2009 [ACCEPTED]	36%
Other	0%
Not aligned	0%

Evidence provided

No	0% [ACCEPTED]

Materials and Certifications

NC4 POINTS: 2.5/2.5

Building materials attributes	Percentage of Peers
Yes	36%

Topics included

Formal adoption of a policy on health attributes of building materials	18%

Formal adoption of a policy on the environmental attributes and performance of building materials	18%
☑ Requirement for information (disclosure) about the environmental and/or health attributes of building materials (multiple answers possible)	27%
☑ Health and environmental information	27%
☑ Environmental Product Declarations	9%
☑ Health Product Declarations	9%
☐ Other types of health and environmental information	0%
☑ Material characteristics	36%
☑ Preference for materials that disclose environmental impacts	18%
☑ Preference for materials that disclose potential health hazards	9%
☑ "Red list" of prohibited materials or ingredients that should not be used on the basis of their human and/or environmental impacts	9%
☑ Locally extracted or recovered materials	36%
☑ Rapidly renewable materials, low embodied carbon materials, and recycled content materials	36%
☑ Materials that can easily be recycled	27%
☑ Third-party certified wood-based materials and products Types of third-party certification used:: LEED v2009 (Building Design + Construction and Existing Buildings: Operations and Maintenance) [NOT ACCEPTED]	36%
☑ Low-emitting materials	36%
☐ Other	0%

Evidence provided

○ No	0%	[ACCEPTED]
○ Not applicable	0%	

NC5.1 POINTS: 2/2

Green building standards	Percentage of Peers
◉ Yes	36%

Standards included

☐ The entity requires projects to align with requirements of a third-party green building rating system but does not require certification	18%
☐ The entity requires projects to achieve certification with a green building rating system but does not require a specific level of certification	0%
☑ The entity requires projects to achieve a specific level of certification	

Green building rating systems (include all that apply):: [FULL POINTS]
LEED BD+C, Designed to Earn the Energy Star, NGBS, WELL

Level of certification adopted as a standard by the entity (include all applicable rating systems):: Gold (LEED), Designed to Earn the Energy Star certified, NGBS certified, WELL certified [FULL POINTS]

27%

[67%] No answer provided

[33%] ≥75, ≤100%

No 0%

Not applicable 0%

NC5.2 POINTS: 5/5

Building certificates for construction/renovation

Percentage of Peers

Yes 27%

Specify the certification scheme(s) used and the percentage of the portfolio registered and/or certified (multiple answers possible)

Projects registered to obtain a green building certificate at the end of reporting period

Certification Scheme	Level of certification	% portfolio covered by floor area	Number of certified assets
LEED/BD+C: Core and Shell Development	Platinum	12%	1
LEED/BD+C: Core and Shell Development	Gold	39%	3
WELL Building Standard/Buildings	Gold	22%	1
NGBS/National Green Building Standard	Gold	19%	1
Fitwel/Fitwel	1 star	6%	1

Projects that obtained a green building certificate or official pre-certification during the reporting period

Certification Scheme	Level of certification	% portfolio covered by floor area	Number of certified assets
LEED/BD+C: Core and Shell Development	Platinum	22%	1

No 9%

Not applicable 0%

Energy Efficiency

NC6 POINTS: 3/3

Energy efficiency requirements	Percentage of Peers
Yes	36%
Requirements for planning and design include (multiple answers possible)	36%
Integrative design process	27%
To exceed relevant energy codes or standards	27%
Other	9%
Energy efficiency measures	36%
Air conditioning	36%
Commissioning	36%
Energy modeling	36%
Lighting	36%
Occupant controls	27%
Space heating	36%
Ventilation	36%
Water heating	36%
Other Efficient Glazing, Cool Roofs [ACCEPTED]	9%
Energy efficiency monitoring	36%
Energy use analytics	18%
Post-construction energy monitoring for on Average years: 30	18%
Sub-meter	36%
Other	0%
No	0%

NC7.1 POINTS: 0.4/3

Renewable energy generated on-site	Percentage of Peers
Yes Design target for on-site production: 19.1%	27%
Renewable energy types	
Biofuels	0%

Geothermal	0%	
Hydro	0%	
Solar/photovoltaic Percentage of all projects: 12%	27%	
Wind	0%	
Other	0%	
No	9%	
Not applicable	0%	

NC7.2 POINTS: 1/1 Improvement

Design for net-zero energy standards	Percentage of Peers
Yes Percentage of projects covered: 100%	0%

The entity's definition of "net-zero energy" includes:

Net Zero Site Energy	0%	
Net Zero Source Energy	0%	
Net Zero Energy Costs	0%	
Net Zero Energy Emissions	0%	
Other	0%	

The entity uses net-zero energy code/standard:

National/local green building council standard, specify	0%	
National/local government standard, specify	0%	
International standard, specify World Green Building Council Net Zero Carbon Buildings Committment [ACCEPTED]	0%	
Other	0%	
No	36%	

Water Conservation and Waste Management

NC8 POINTS: 2/2

Water efficiency requirements	Percentage of Peers
Yes	36%
Water conservation requirements	
Requirements for planning and design include (multiple answers possible)	36%
Development and implementation of a commissioning plan	18%
Integrative design for water conservation	27%
Requirements for indoor water efficiency	36%
Requirements for outdoor water efficiency	27%
Requirements for process water efficiency	18%
Requirements for water supply	18%
Other	0%
Evidence provided	
Water efficiency measures	36%
Commissioning of water systems	18%
Drip/smart irrigation	36%
Drought tolerant/low-water landscaping	36%
High-efficiency/dry fixtures	36%
Leak detection system	27%
Occupant sensors	36%
On-site wastewater treatment	0%
Re-use of stormwater and greywater for non-potable applications	27%
Other	9%
Water efficiency monitoring	27%
Post-construction water monitoring for on Average years: 30	9%
Sub-meter	27%
Water use analytics	18%
Other	0%
No	0%
Not applicable	0%

NC9 POINTS: 2/2

Waste management	Percentage of Peers
Yes	36%
Waste management during construction	
Management and construction practices (multiple answers possible)	36%
Construction waste signage	27%
Education of employees/contractors on waste management	27%
Incentives for contractors for recovering, reusing and recycling building materials	9%
Targets for waste stream recovery, reuse and recycling	36%
Waste management plans	36%
Waste separation facilities	18%
Other	9%
On-site waste monitoring	27%
Hazardous waste monitoring	27%
Non-hazardous waste monitoring	27%
Other	0%
Evidence provided	
No	0%

[ACCEPTED]

Supply Chain

NC10.1 POINTS: 2/2

ESG-specific requirements for contractors	Percentage of Peers
Yes Percentage of projects covered: 100%	36%
Topics included	
Business ethics	27%
Community engagement	18%
Environmental process standards	36%
Environmental product standards	36%
Fundamental human rights	18%
Human health-based product standards	27%

On-site occupational safety	36%
✓ ESG-specific requirements for sub-contractors	27%
Other	0%

Evidence provided

[ACCEPTED]

No	0%

NC10.2 POINTS: 2/2

Monitoring contractors' compliance	Percentage of Peers
◉ Yes	36%

Monitoring type

✓ Contractors provide update reports on environmental and social aspects during construction	27%
✓ External audits by third party Projects externally audited: 100% • DNV GL	9%
✓ Internal audits Projects internally audited: 100%	18%
✓ Weekly/monthly (on-site) meetings and/or ad hoc site visits Projects meetings and/or site visits: 100%	36%
Other	0%

No	0%
Not applicable	0%

Health, Safety and Well-being

NC11 POINTS: 2/2

Occupant well-being	Percentage of Peers
◉ Yes	36%

Health and well-being requirements

✓ Requirements for planning and design	18%
✓ Health Impact Assessment	0%
✓ Integrated planning process	18%
Other planning process	0%

Evidence provided

☑ Health and well-being measures	36%
☑ Access to spaces for active and passive recreation	36%
☑ Active design features	27%
☑ Commissioning	36%
☑ Daylight	36%
☐ Indoor air quality monitoring	36%
☑ Indoor air quality source control	36%
☑ Natural ventilation	36%
☑ Occupant controls	36%
☑ Provisions for active transport	36%
☐ Other	0%
☑ Health and well-being performance monitoring	27%
☑ Occupant education	9%
☑ Post-construction health and well-being monitoring (e.g., occupant comfort and satisfaction) for on Average years: 3	27%
☑ Other WELL certification requires ongoing monitoring and testing [ACCEPTED]	0%
○ No	0%
○ Not applicable	0%

NC12.1 POINTS: 1/1

On-site health and safety during the construction phase	Percentage of Peers
◉ Yes	36%

Topics included

☐ Availability of medical personnel	0%
☑ Communicating safety information	36%
☑ Continuously improving safety performance	36%
☑ Demonstrating safety leadership	27%
☑ Entrenching safety practices	36%
☑ Managing safety risks	36%

☑ Personal Protective and Life Saving Equipment	27%
☑ Promoting design for safety	36%
☑ Training curriculum	27%
☐ Other	0%
○ No	0%
○ Not applicable	0%

NC12.2 POINTS: 1/1

Occupational health and safety indicators	Percentage of Peers
◉ Yes	36%

Indicators monitored

☑ Injury rate 2.37	27%

Explain the injury rate calculation method (maximum 250 words)

> The OSHA Recordable Incident Rate (or Incident Rate) is calculated by multiplying the number of recordable cases by 200,000, and then dividing that by the number of labor hours at the company. We have estimated that there were approximately 590,449 labor hours worked on our construction projects in 2018, which includes contractors and subcontractors. The total recordable cases was 7, so using the OSHA Method: (7 x 200,000) / 590,449 =2.37. We apply the same methodology for Near Misses. We had 2 reported near misses in 2018, so using the OSHA Method: (2 x 200,000) / 590,449= 0.68. We are happy to report no fatalities, so that rate is 0. [ACCEPTED]

☑ Fatalities 0	36%
☑ Near misses 0.68	18%
☐ Other metrics	0%
○ No	0%

Community Impact and Engagement

NC13 POINTS: 1.5/1.5

Socio-economic impact on community	Percentage of Peers
◉ Yes	36%

Monitored areas of impact

☐ Housing affordability	27%

☑ Impact on crime levels	18%
☑ Livability score	18%
☑ Local income generated	36%
☑ Local residents' well-being	27%
☑ Walkability score	36%
☐ Other	9%
○ No	0%

NC14 POINTS: 1.5/1.5

Monitor impact on community	Percentage of Peers
◉ Yes	36%

Monitoring process includes

☑ Analysis and interpretation of monitoring data	9%
☑ Development and implementation of a communication plan	27%
☑ Development and implementation of a community monitoring plan	27%
☑ Development and implementation of a risk mitigation plan	18%
☑ Identification of nuisance and/or disruption risks	27%
☑ Identification of stakeholders and impacted groups	36%
☑ Management practices to ensure accountability for performance goals and issues identified during community monitoring	18%
☐ Other	0%

Monitoring process description

Pre-Entitlements
- We identify stakeholders via in-house regional expertise and consultants, followed by in-person meetings with all groups. We have shifted project designs based on this feedback, such as relocating amenities to increase accessibility.
- Where needed, we create an Environmental Impact Report (EIR), which are disclosed publicly.

Pre-Construction
- We proactively engage identified local communities using many approaches, from town hall meetings to charettes to open houses to websites that solicit feedback, to ensure that our projects meet local community needs. We monitor this community feedback and respond within 24 hours. We have modified designs as a result, for example, by reducing project size.
- We develop and implement the community-monitoring plan used during construction.

During Construction
- A community hotline is prominently displayed on signs on active corners of the project site, providing community members an avenue to address concerns. Concerns reported via the hotline should be addressed within 48 hours by the general contractor (GC), and concerns outside the GC's scope are brought to the relevant KRC construction team manager. Based on our analysis of our monitoring data, we received approximately 300 complaints via hotlines in 2017; roughly, 3% required escalation. We have altered construction schedules in response to feedback.

- Projects implement appropriate communication plans, via newsletters or website updates, which help mitigate concerns that cause complaints.
- Each development project reviews this framework and improves it as needed. For example, one large project needed a website for community feedback in addition to the hotline.

Evidence provided

No	0%	[ACCEPTED]

Resilience

POINTS: ?/
WEIGHT: 0%

Intent and Overview

The GRESB Resilience Module is an optional supplement to the GRESB Real Estate and Infrastructure Assessments. It has been developed in response to organizations that are developing a capacity to assess, manage and adapt in the face of social and environmental shocks and stressors. The Module is designed as a three-year effort to 1. Meet investor demand for information about the resilience of property and infrastructure companies and funds; and 2. Provide more information about strategies used by property and infrastructure companies to assess and manage risks from social and environmental shocks and stressors, including the impact of climate change.

Resilience Score & Peer comparison

Resilience

GRESB Average 67 **Office** 69

United States of America | Office | Listed

out of 4

Rankings

All Resilience participants

out of 228

Americas / All Sectors

out of 81

Global / Office

out of 53

Resilience Indicators

RS0 Not scored

Participation in Resilience Module

Percentage of Peers

- [73%] No
- [27%] Yes

RS1 POINTS: 3/3

Senior employee responsible for climate risk and resilience

All Office

- Yes — 98%

The most senior decision maker is

- The same individual as the senior decision-maker responsible for sustainability (identified in the Management Aspect of the main GRESB Assessment). — 47%
- A different individual(s) from the senior decision-maker responsible for sustainability. — 51%

Additional context

> Scott Ritto holds an Associate in Risk Management Designation from the Insurance Institute of America and the Certified Risk Management Professional Designation from the Risk & Insurance Management Society. He has 13 years of professional experience in Risk Management.

[FULL POINTS]

No	2%

Additional context

> The VP of Risk Management, Scott Ritto, is primarily responsible for assessing resilience risk for Kilroy Realty and creating and executing the strategy for the management of that risk. Other Kilroy Realty senior management personnel charged with collaborating with Mr. Ritto on resilience efforts include Sara Neff, SVP, Sustainability; Chris Johannsen, Director Security and Safety; Robert Palmer, SVP Operations; Pauline Hudson, VP Human Resources; Janelle Strand, VP Training and Quality Control Operations; and Mark Miltimore, VP Engineering.

RS2 POINTS: 3/3

Systematic process for communication and review of resilience by senior governance body All Office

Yes	92%
Climate-related transition risks	87%
The process is in routine use across the organization	49%
The process informs the highest level decision maker or decision making body with responsibility for the entity	62%
The process is documented	57%
The process includes (select all that apply):	75%
Written communications	53%
Presentations or briefings	72%
Briefing documents for review by the Board of Directors	58%
Other	6%
Physical risks	89%
The process is in routine use across the organization	68%
The process informs the highest level decision maker or decision making body with responsibility for the entity	77%
The process is documented	72%
The process includes (select all that apply)	74%
Written communications	60%
Presentations or briefings	68%
Briefing documents for review by the Board of Directors	58%
Other	11%
Social risks	68%
The process is in routine use across the organization	53%

The process informs the highest level decision maker or decision making body with responsibility for the entity	57%
☑ The process is documented	53%
☑ The process includes (select all that apply)	58%
☑ Written communications	49%
☑ Presentations or briefings	55%
☑ Briefing documents for review by the Board of Directors	45%
☐ Other	6%

Evidence provided

Excerpt from 2018 Kilroy Sustainability Report - governance.pdf

○ No	8%

Additional context

In 2018, our Board of Directors established a Corporate Social Responsibility and Sustainability (CSR&S) Committee. The Board committee is charged with the oversight of environmental and social issues at KRC, and resilience-related issues falls under the purview of this committee. The Board CSR&S committee is supported by a management-level CSR&S committee that meets regularly to discuss initiatives and track progress on such issues. The management-level CSR&S committee is comprised of KRC team members from across the organization, including Sustainability, Legal, Human Resources, Administration and Marketing. The SVP of Sustainability, Sara Neff, is responsible for quarterly reports to the Board CSR&S Committee. Moreover, our Engineering and Asset Management teams conduct an annual site inspection at each property in our portfolio to assess the short-term and long-term needs and vulnerabilities. The site inspections, led by the VP of Facilities and Engineering, Mark Miltimore, specifically address the physical risks our assets are exposed to, and the findings and actions are compiled into an entity-wide report that is presented to the Senior Management, including Board Chair and CEO, John Kilroy. Additionally, the Board Chair and CEO, also receives updates on resilience-related information via formal and informal communications with the VP of Risk Management, Scott Ritto, and SVP of Sustainability, Sara Neff (i.e. phone calls, emails, in-person meetings, or formal memos).

RS3 POINTS: 2.6/3

Systematic process for assessing climate-related transition risk

	All Office
⊙ Yes	91%
☑ The process is in routine use across the organization	60%
☑ The process is documented	66%
☑ The process is based on a science-based target	25%
☐ The process considers scenarios (select all that apply):	38%
☑ The process evaluates climate-related transition opportunities and risk factors including (select all that apply):	83%
☑ Policy and legal issues (select all that apply):	77%
☑ Increased pricing of GHG emissions, natural gas or electricity	72%
☑ Enhanced environmental-reporting obligations	66%
☑ Increasingly stringent building and energy codes (e.g., EPC	

requirements)	72%
Other	6%
Technology issues (select all that apply):	74%
Write-offs and early retirement of inefficient building attributes	51%
Capital investments to replace “brown” or inefficient equipment (e.g., installation of a heat pump)	74%
Other	0%
Market issues (select all that apply):	72%
Reduced investor demand for assets with low scoring energy labels/ratings and/or green building certifications	58%
Abrupt and/or unexpected shifts in energy costs	64%
Re-pricing of "brown" assets	38%
Reduction in capital availability	36%
Other	8%
Asset labels and certifications (select all that apply):	79%
Building energy labels/ratings	75%
Building certifications	74%
Other	2%
Other	6%
The process evaluates potential outcomes including (select all that apply):	79%
Risk to asset value;	66%
Risk to tenants;	64%
Risk to communities (particularly vulnerable populations);	45%
Risk to continuity of operations;	72%
Risk to individuals working with or for the entity	51%
Other	2%
Results from the risk assessment are available for investors (select all that apply):	43%
At the entity level	32%
At the asset level	26%

Evidence provided

Excerpt from 2018 Kilroy Sustainability Report - climate-related risk.pdf [ACCEPTED]

No	9%

Additional context

> We identify climate change as a risk to our business, and the issue is a key driver in our long-term strategic decision-making. We became a supporter of the Taskforce on Climate-related Financial Disclosures (TCFD) in 2018, and our Board of Directors Corporate Social Responsibility & Sustainability committee also endorsed the recommendations in 2018, tasking management with assessing and reporting against climate related risk for the Company. The management team that will be executing those tasks is comprised of representatives from sustainability, risk management, security, asset management and engineering. We chose to follow TCFD because we believe it is the most robust climate change disclosure framework available and will help us better define the climate change impacts that will be material to our business, as we look to create long term value opportunities. As a result, we active address and publicly disclose on policy and legal issues, technology issues, market issues, asset labels and certifications, and we evaluate and disclose on potential outcomes.
> In 2018, we also had both our GHG emissions and reduction targets validated by Science Based Targets. Our reduction targets were validated against the second version of the SBTi criteria, which reflect the most recent emissions scenarios, policies, and greenhouse gas accounting practices available. Additionally, recognizing the importance of reducing our greenhouse gas impact on the environment, we committed to establishing carbon neutral operations by December 31, 2020. Both our reduction targets and strategies are aligned with the below 2ºC scenarios.

RS4 POINTS: 2.6/3

Systematic process for assessing social risk	All Office
Yes	87%
The process is in routine use across the organization	79%
The process is documented	72%
The process is based on a science-based target	21%
The process considers scenarios	26%
The process evaluates social factors including (check all that apply):	79%
Physical security	70%
Cybersecurity	66%
Social disruption	38%
Public health	51%
Poverty	17%
Modern slavery	40%
Other Diversity and Inclusion	6%
The process considers outcomes including (check all that apply):	75%
Risk to asset value	49%
Risk to tenants/customers	74%
Risk to communities (particularly vulnerable populations)	47%
Risk to continuity of operations	70%

Risk to individuals working with or for the entity	74%
Other	0%
Results from the risk assessment are available for investors (select all that apply):	34%
At the entity level	32%
At the asset level	15%

Evidence provided

https://kilroyrealty.com/sites/default/files/kilroy-realty-corporation-sustainability-report-2018.pdf [ACCEPTED]

No	13%

Additional context

We recognize that our buildings have human impacts both within and outside their walls, therefore have established and expanded our building-related social programs to span our supply chain, diversity, health and climate change resilience programs. Both our Board and management Corporate Social Responsibility and Sustainability Committees oversee assessments of: Physical Security –on-going and annual assessments conducted by the asset management, engineering and security teams (i.e. Daily Security Walks, Annual Site Inspections); Cybersecurity – ongoing assessments executed by the information technology and operations teams (i.e. Monthly Cyber Security Updates, Centrally Managed Building Network); Social Disruption – ongoing assessments conducted by asset management, operations, development and security teams (i.e. Community Relations, Government Engagement); Public Health – on-going and annual assessments led by asset management, engineering and operations teams (i.e. IEQ Audits, Legionella Inspections). All teams conduct holistic assessments that consider risks to asset value, tenants/occupants, communities, operational continuity, employees and vendors. Additionally, the Sustainability team engages with Autocase, a triple bottom line analysis tool, for development projects. AutoCase assesses social impacts such as employee and occupant productivity, health and absenteeism, and the social value of air pollution, GHGs and water. Moreover, we adopted Fitwel as a guide to making health-related improvements in our portfolio due to their foundation in scientific research. Finally, recognizing that Diversity is a major social issue, we disclose our Diversity metrics in our annual sustainability report, and in 2018 the Board of Directors Compensation Committee decided to make Diversity part of the metrics that determine executive compensation.

RS5 POINTS: 3/3

Systematic process for assessing physical environmental risk

All Office

Yes	96%
The process is in routine use across the organization	81%
The process is documented	77%
The process is based on a science-based target	30%
The process considers scenarios	49%
Representative Concentration Pathway 2.6	34%
Representative Concentration Pathway 4.5	23%
Representative Concentration Pathway 8.5	26%
Other 10-FT sea level rise	17%
The process evaluates environmental factors including (check all that	

apply):	92%
Biological	60%
Climatological	89%
Geophysical	75%
Hydrological	83%
Meteorological	81%
Other	2%
The process considers outcomes including (check all that apply):	89%
Risk to asset value	83%
Risk to tenants/customers	77%
Risk to communities (particularly vulnerable populations)	64%
Risk to continuity of operations	85%
Risk to individuals working with or for the entity	66%
Other	0%
Results from the risk assessment are available for investors (select all that apply):	49%
At the entity level	40%
At the asset level	30%

Evidence provided

No	4% [ACCEPTED]

Additional context

The physical environmental risks our portfolio is exposed to are evaluated on short-term and long-term basis. Both our Board and management Corporate Social Responsibility and Sustainability Committees oversee the assessments of the following risk factors: biological, climatological, geophysical, hydrological and meteorological. The risk scenarios are identified and assessed on an on-going basis by an interdepartmental team that includes asset management, engineering, security, sustainability, operations and construction. All teams conduct holistic assessments that consider risks to asset value, tenants/occupants, communities, continuity of operations, employees and vendors. These assessments in 2018 were a driving factor behind our decision to sell a portfolio that had become increasingly exposed to fire risk as a result of extreme weather in California. In addition, as a result of these interdisciplinary assessments, all buildings within our portfolio have an Emergency Response Plan (ERP) that outlines the building management's response to the particular shocks and stressors that are most likely to impact that specific property, such as flooding, earthquakes or extreme temperatures. For example, we've determined we have no properties in a FEMA floodplain, however, we have benchmarked our buildings for their flood risk under a 10-foot sea level rise scenario, which we believe to be a reasonable result of current 100-year climate change projections. Buildings at risk of flooding under this scenario will have a flood response plan in their ERP. Any other physical risks identified during the annual site inspections are typically addressed by our other sustainability policies, such as Biodiversity, Drought and Integrated Pest Management.

RS6 POINTS: 3/3

Implementation of resilience-related business strategies covering assets during the last four years

All Office

Yes	87%

Please select asset type related strategies to manage risk and/or create value (select all that apply):

New construction projects	62%
Transition risk and value creation strategies	62%
Energy demand management	43%
Energy efficiency	60%
Energy supply	34%
Energy storage	30%
Other	2%
Social risk and value creation strategies	57%
Physical security	47%
Cybersecurity	49%
Social disruption	23%
Public health	32%
Poverty	13%
Modern slavery	40%
Other	4%
Physical risk and value creation strategies	62%
Biological	43%
Climatological	60%
Geophysical	53%
Hydrological	58%
Meteorological	47%
Other	2%
Standing investments	81%
Transition risk and value creation strategies	81%
Energy demand management	66%
Energy efficiency	79%
Energy supply	68%
Energy storage	36%

Other	4%
Social risk and value creation strategies	70%
Physical security	64%
Cybersecurity	60%
Social disruption	32%
Public health	42%
Poverty	13%
Modern slavery	43%
Other	4%
Physical risk and value creation strategies	74%
Biological	45%
Climatological	66%
Geophysical	53%
Hydrological	66%
Meteorological	51%
Other	2%
New acquisitions	70%
Transition risk and value creation strategies	64%
Energy demand management	42%
Energy efficiency	60%
Energy supply	42%
Energy storage	32%
Other	2%
Social risk and value creation strategies	60%
Physical security	55%
Cybersecurity	47%
Social disruption	26%
Public health	32%
Poverty	13%
Modern slavery	40%

Other	4%
Physical risk and value creation strategies	66%
Biological	45%
Climatological	58%
Geophysical	57%
Hydrological	57%
Meteorological	53%
Other	2%

Evidence provided

No	11% [ACCEPTED]
Not Applicable	2%

Additional context

> New construction projects: Within the last four years we have explored and implemented a range of mitigation strategies to cope with our assets' resilience-related risks. Actions to address these risks include seismic gas shutoff valves, increased sprinkler seismic bracing and locking sprinkler valves in the open position for relevant projects; installing important equipment on risers or relocating it from basements entirely; installing solar and accommodating future energy storage; and allocating outdoor space for public use. Our Director, Security consults on all development projects to ensure social risk resilience. The VPs of Risk Management &Legal conduct all physical risk assessments. Additionally, we will establish carbon neutral operations for all current development projects.
> Standing Investments: In addition to long-standing efforts around GHG emissions, energy, water and waste reductions, such as ASHRAE Level II energy audits and retrocommissioning studies, we have expanded internal policies and practices to strengthen business continuity and building resilience. Strategies include the development of Emergency Response Plans for all stabilized properties, vendor/ supply chain engagement, installation of on-site solar arrays and battery storage, and increased resource allocation for community service and philanthropic engagement.
> Acquisitions: The same teams that conduct risk assessments for new construction also conduct deep due diligence during the acquisition phase, which includes building resilience-related impacts such as energy and water consumption, building safety and materials, social impacts on the local community, certifications, environmental regulations and risk of disasters such as earthquakes and flooding. This often involves Phase I environmental studies, structural evaluation and property condition reports.

RS7 POINTS: 3/3

Specific climate risk and resilience target or goals during reporting period

All Office

Yes	68%

Please describe

Transition risk and value creation	58%

Targets or goals:

> Transition risk and value creation targets and goals include: 1) Implement TCFD recommendations; 2) Achieve a 100% reduction in Scope 1 and Scope 2 GHG emissions from a 2017 base year by year end 2020, exceeding our carbon reduction goals previously validated by Science Based Targets; and 3) Engage tenants to reduce their environmental impact through regular communication and action-oriented programs.

Social risk and value creation	42%

Targets or goals:

> Social risk and value creation targets and objectives include: 1) Evaluate all Tier 1 suppliers on their social and environmental practices; 2) 40% of all existing assets to earn Fitwel certification by year end 2019; 3) Enhance employee satisfaction and wellness; 4) Create a diverse and inclusive corporate culture, and 5) Engage our communities through service events and strategic philanthropic giving.

- [x] Physical risk and value creation — 57%

Targets or goals:

> Physical risk and value creation targets and objectives include: 1) All ground-up construction will pursue LEED Gold certification or better, and all major renovations will pursue LEED Silver certification or better; 2) Perform energy audits or retrocommissioning every 5 years on all existing buildings; and 3) All new landscape projects will include at least two pollinator friendly plants in the landscape design.

Evidence provided

Excerpts from 2018 Sustainability report- targets or goals.pdf [ACCEPTED]

- [ ] No — 26%
- [ ] Not Applicable — 6%

Additional context

> All entity-level climate risk and resilience-related objectives and targets were published in our 2018 Sustainability Report. In the report these objectives were divided into three category areas: Existing Buildings, Development and Social. In the supporting evidence provided we have identified to which risk category each objective is aligned.

RS8 POINTS: 3/3

Measures of resilience-related performance and/or outcomes during the last four years All Office

- (•) Yes — 79%

See also TCFD Guidance on this

- [x] Transition outcomes and performance measures — 72%

Describe metrics tracked

> 1. Implement TCFD recommendations – develop pathway to address all applicable recommendations by year end 2021. [FULL POINTS]
> 2. Achieve a 100% reduction in Scope 1 and Scope 2 GHG emissions from a 2017 base year by year end 2020 - in 2018 executed offsite energy power purchase agreement to offset all Scope 1 and 2 emission by year end 2020.
> 3. Engage tenants to reduce their environmental impact through regular communication, etc. – ongoing execution of initiatives such as Green Leasing and tenant communication.

- [x] Social risk measurement, select all that apply: — 55%

Describe metrics tracked

> 1. Evaluate all Tier 1 suppliers on their social and environmental practices – initiated Supplier Survey to assess current performance. [FULL POINTS]

2. 40% of all existing assets to earn Fitwel certification by year end 2019 – achieved certification for 35% of the portfolio based on square footage by year end 2018.
3. Enhance employee satisfaction and wellness - solicit feedback from employees periodically, evaluate current satisfaction levels and modify offerings accordingly.
4. Engage our communities through service events and strategic philanthropic giving – Empower each regional office to host at least one company-sponsored community service event, metric is participation in these service events.

Physical risk measurement 62%

Describe metrics tracked

[FULL POINTS]

1. All ground-up construction will pursue LEED Gold certification or better, and all major renovations will pursue LEED Silver or better – measured by certifications earned.
2. Perform energy audits or retrocommissioning every 5 years on all existing buildings – measure audit coverage annually.
3. All new landscape projects will include at least two pollinator friendly plants in the landscape design – review of plant palettes in new landscapes.

Evidence provided

Excerpts from 2018 Sustainability report- measures or outcomes.pdf [ACCEPTED]

No 17%

Not Applicable 4%

Additional context

All entity-level climate risk and resilience-related objectives and associated performance outcomes were published in our 2018 Sustainability Report. In the report these objectives were divided into three category areas: Existing Buildings, Development and Social. In the supporting evidence provided we have identified to which risk category each objective is aligned.

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