SL Green Realty Corp.

2024 CDP Corporate Questionnaire 2024

02/21/2025, 10:31 pm

Contents

C1. Introduction

(1.1) In which language are you submitting your response?

Select from:
☑ English

(1.2) Select the currency used for all financial information disclosed throughout your response.

Select from:
☑ USD

(1.3) Provide an overview and introduction to your organization.

(1.3.2) Organization type

Select from:
☑ Publicly traded organization

(1.3.3) Description of organization

SL Green Realty Corp., Manhattan's largest office landlord, is a fully integrated real estate investment trust, or REIT, that is focused primarily on acquiring, managing, and maximizing the value of Manhattan commercial properties. As of December 31, 2023, SL Green held interests in 50 buildings totaling 29.7 million square feet. Our core business is the ownership of high-quality commercial properties, and our primary business objective is to maximize the total return to stockholders, through strategically acquiring, redeveloping, and repositioning office properties primarily located in Manhattan, and re-leasing and managing these properties for maximum cash flow. The commercial real estate expertise resulting from owning, operating, investing, and lending in Manhattan for over 35 years has enabled us to invest in a collection of premier office and retail properties, selected multifamily residential assets, and high-quality debt and preferred equity investments. SL Green maintains operational control for climate impacts in a portion of its portfolio. Development and major redevelopment projects that are not yet fully operational are excluded from our operational control boundary. Once operational, they are included in our boundary.
[Fixed row]

(1.4) State the end date of the year for which you are reporting data. For emissions data, indicate whether you will be providing emissions data for past reporting years.

(1.4.1) End date of reporting year

12/31/2023

(1.4.2) Alignment of this reporting period with your financial reporting period

Select from:

☑ Yes

(1.4.3) Indicate if you are providing emissions data for past reporting years

Select from:

☑ Yes

(1.4.4) Number of past reporting years you will be providing Scope 1 emissions data for

Select from:

☑ 4 years

(1.4.5) Number of past reporting years you will be providing Scope 2 emissions data for

Select from:

☑ 4 years

(1.4.6) Number of past reporting years you will be providing Scope 3 emissions data for

Select from:

☑ 3 years

[Fixed row]

(1.4.1) What is your organization’s annual revenue for the reporting period?

2438754000

(1.5) Provide details on your reporting boundary.

(1.5.1) Is your reporting boundary for your CDP disclosure the same as that used in your financial statements?

Select from:

☑ No

(1.5.2) How does your reporting boundary differ to that used in your financial statement?

As a REIT, the operational control approach allows us to comprehensively account for emissions that SL Green can directly influence through energy and emissions reduction initiatives. This approach for our environmental data which includes residential, office, and retail in which SL Green maintained ownership interest and/or direct operational control during all or part of the 2023 calendar year. This boundary differs from our financial statements as it excludes properties under development, non-managed properties, standalone retail, and non-real estate assets.
[Fixed row]

(1.6) Does your organization have an ISIN code or another unique identifier (e.g., Ticker, CUSIP, etc.)?

ISIN code - bond

(1.6.1) Does your organization use this unique identifier?

Select from:

☑ No

ISIN code - equity

(1.6.1) Does your organization use this unique identifier?

Select from:

☑ Yes

(1.6.2) Provide your unique identifier

US78440X8873

CUSIP number

(1.6.1) Does your organization use this unique identifier?

Select from:

☑ No

Ticker symbol

(1.6.1) Does your organization use this unique identifier?

Select from:

☑ Yes

(1.6.2) Provide your unique identifier

SLG

SEDOL code

(1.6.1) Does your organization use this unique identifier?

Select from:

☑ No

LEI number

(1.6.1) Does your organization use this unique identifier?

Select from:

☑ Yes

(1.6.2) Provide your unique identifier

549300VQZPJU97H3GT17

D-U-N-S number

(1.6.1) Does your organization use this unique identifier?

Select from:

☑ Yes

(1.6.2) Provide your unique identifier

011271512

Other unique identifier

(1.6.1) Does your organization use this unique identifier?

Select from:

☑ No

[Add row]

(1.7) Select the countries/areas in which you operate.

Select all that apply

☑ United States of America

(1.15) Which real estate and/or construction activities does your organization engage in?

Select all that apply

☑ New construction or major renovation of buildings

☑ Buildings management

(1.24) Has your organization mapped its value chain?

(1.24.1) Value chain mapped

Select from:

☑ Yes, we have mapped or are currently in the process of mapping our value chain

(1.24.2) Value chain stages covered in mapping

Select all that apply

☑ Upstream value chain

☑ Downstream value chain

(1.24.3) Highest supplier tier mapped

Select from:

☑ Tier 1 suppliers

(1.24.4) Highest supplier tier known but not mapped

Select from:

☑ Tier 2 suppliers

(1.24.7) Description of mapping process and coverage

Mapping our value chain is essential to our sustainability initiatives as part of our operational boundary determination. SL Green's operations are supported by an extensive supply chain that sources materials and services for our business. Integral to our bidding and contracting processes, we strategically evaluate our suppliers to ensure they are held accountable for upholding our standards for ESG performance. We work closely with tenants, vendors, and contractors to achieve our supply chain goals of sourcing LEED-compliant, recycled, responsibly sourced, and nontoxic materials. Tier 1 suppliers account for the top 78% of company spend and totaled over 85 vendor partners in 2023 including Architectural Services, Brokers, Building Security, Contractors, Engineering Services, IT Services, Development Management, Insurance, Legal Services, Maintenance, Energy Service Providers, and Utilities. Downstream entities include SL Green tenants managed properties where the company has no financial interest. Other relevant business relationships include Joint Venture partners and development partners. Tier 2 suppliers are expected to meet the same requirements as Tier 1 suppliers.
[Fixed row]

(1.24.1) Have you mapped where in your direct operations or elsewhere in your value chain plastics are produced, commercialized, used, and/or disposed of?

(1.24.1.1) Plastics mapping

Select from:

☑ No, and we do not plan to within the next two years

(1.24.1.5) Primary reason for not mapping plastics in your value chain

Select from:

☑ Not an immediate strategic priority

(1.24.1.6) Explain why your organization has not mapped plastics in your value chain

As a REIT, beyond our recycling efforts "Plastics" is not a current priority area for SL Green as we do not manufacture or produce products containing plastics. [Fixed row]

C2. Identification, assessment, and management of dependencies, impacts, risks, and opportunities

(2.1) How does your organization define short-, medium-, and long-term time horizons in relation to the identification, assessment, and management of your environmental dependencies, impacts, risks, and opportunities?

Short-term

(2.1.1) From (years)

0

(2.1.3) To (years)

3

(2.1.4) How this time horizon is linked to strategic and/or financial planning

SL Green's time horizons used for assessing climate risks, opportunities, and impacts are aligned with capital investments for the real estate market.

Medium-term

(2.1.1) From (years)

3

(2.1.3) To (years)

15

(2.1.4) How this time horizon is linked to strategic and/or financial planning

SL Green's time horizons used for assessing climate risks, opportunities, and impacts are aligned with capital investments for the real estate market.

Long-term

(2.1.1) From (years)

15

(2.1.2) Is your long-term time horizon open ended?

Select from:

☑ No

(2.1.3) To (years)

27

(2.1.4) How this time horizon is linked to strategic and/or financial planning

SL Green's time horizons used for assessing climate risks, opportunities, and impacts are aligned with capital investments for the real estate market.
[Fixed row]

(2.2) Does your organization have a process for identifying, assessing, and managing environmental dependencies and/or impacts?

(2.2.1) Process in place

Select from:

☑ Yes

(2.2.2) Dependencies and/or impacts evaluated in this process

Select from:

☑ Impacts only

(2.2.4) Primary reason for not evaluating dependencies and/or impacts

Select from:

☑ Judged to be unimportant or not relevant

(2.2.5) Explain why you do not evaluate dependencies and/or impacts and describe any plans to do so in the future

SL Green does not have a process in place to evaluate environmental dependencies because our operations are concentrated in highly developed urban areas where environmental factors such as access to clean water and air are managed well outside our area of control. Focusing our process on evaluating and managing impacts allows us to direct resources to areas that we have direct influence or control over.
[Fixed row]

(2.2.1) Does your organization have a process for identifying, assessing, and managing environmental risks and/or opportunities?

	Process in place	Risks and/or opportunities evaluated in this process	Is this process informed by the dependencies and/or impacts process?
	Select from: ☑ Yes	*Select from:* ☑ Both risks and opportunities	*Select from:* ☑ Yes

[Fixed row]

(2.2.2) Provide details of your organization's process for identifying, assessing, and managing environmental dependencies, impacts, risks, and/or opportunities.

Row 1

(2.2.2.1) Environmental issue

Select all that apply

☑ Climate change

(2.2.2.2) Indicate which of dependencies, impacts, risks, and opportunities are covered by the process for this environmental issue

Select all that apply

☑ Impacts

☑ Risks

☑ Opportunities

(2.2.2.3) Value chain stages covered

Select all that apply

☑ Direct operations

☑ Upstream value chain

☑ Downstream value chain

(2.2.2.4) Coverage

Select from:

☑ Full

(2.2.2.5) Supplier tiers covered

Select all that apply

☑ Tier 1 suppliers

(2.2.2.7) Type of assessment

Select from:

☑ Qualitative and quantitative

(2.2.2.8) Frequency of assessment

Select from:

☑ More than once a year

(2.2.2.9) Time horizons covered

Select all that apply

☑ Short-term

☑ Medium-term

☑ Long-term

(2.2.2.10) Integration of risk management process

Select from:

☑ Integrated into multi-disciplinary organization-wide risk management process

(2.2.2.11) Location-specificity used

Select all that apply

☑ Site-specific

(2.2.2.12) Tools and methods used

Commercially/publicly available tools

☑ Other commercially/publicly available tools, please specify **:**Sust Global Tool

Enterprise Risk Management

☑ Internal company methods

International methodologies and standards

☑ IPCC Climate Change Projections

☑ ISO 14001 Environmental Management Standard

Other

☑ Desk-based research

☑ Materiality assessment

☑ Scenario analysis

(2.2.2.13) Risk types and criteria considered

Acute physical

☑ Cyclones, hurricanes, typhoons

☑ Flood (coastal, fluvial, pluvial, ground water)

☑ Heat waves

☑ Wildfires

Chronic physical

☑ Sea level rise

☑ Water stress

Policy

☑ Carbon pricing mechanisms

☑ Other policy, please specify :Uncertainty about future building codes and regulations

Market

☑ Changing customer behavior

☑ Uncertainty in the market signals

Reputation

☑ Other reputation, please specify :Community relations and insurance risk

Technology

☑ Transition to lower emissions technology and products

Liability

☑ Non-compliance with regulations

(2.2.2.14) Partners and stakeholders considered

Select all that apply

☑ Customers

☑ Local communities

☑ Employees
☑ Investors
☑ Suppliers
☑ Regulators

(2.2.2.15) Has this process changed since the previous reporting year?

Select from:
☑ No

(2.2.2.16) Further details of process

At SL Green the process for our organization to identify and assess climate related risks is integrated into multi-disciplinary company-wide risk identification, assessment, and management processes. The first step in the process is identifying risk, which we do by conducting and updating climate-related scenario analyses of physical and transition risks. Next, we assess our exposure to chronic and acute physical climate hazards, as well as our exposure to the impacts of future carbon mitigation policies such as carbon pricing. As part of SL Green's TCFD reporting process under strategy-related recommendations, we reviewed and consolidated the climate-related risks and opportunities deemed most relevant to the organization across short-, medium-, and long-term time horizons. We recognize that the intensity of weather events and the rise in sea levels have the potential to impact our properties, operations, and overall business. When assessing climate-related risks, SL Green defines a substantive financial impact as any consequence in excess of 50,000. To avoid such substantive financial climate-related impacts, SL Green evaluates its properties every six months to identify these specific risks. SL Green is committed to enhancing the resilience of our properties and has established comprehensive procedures to effectively manage and respond to climate-related risks based on our TCFD's strategy-related recommendations. Our procedures encompass a range of potential impacts, including those stemming from natural disasters such as storms, heatwaves, hurricanes, flooding, and other severe weather. As part of this management process, and to support the implementation of the TCFD recommendations, we continually update our Environmental Management System (EMS) Manual. To manage the risks associated with climate-related weather events, our team allocates funds for resiliency and energy efficiency projects, purchases insurance plans, installs generators, and trains building management and security staff on emergency protocols. We also proactively monitor our projected building emissions and relevant emission reduction initiatives to understand our potential exposure to carbon pricing costs associated with LL97 and other NYC climate regulations. Effective assessment, management, and mitigation of these risks further allows SL Green to maximize the value of our portfolio for our stakeholders, including our building tenants, JV partners, and investors. We primarily respond to climate-related risks and opportunities by identifying energy efficiency and emissions reduction initiatives that will mitigate potential financial impacts. Additional assessments are completed for our upstream activities as stated in our vendor code of conduct requirements, which include our annual supply chain assessment, conducted by a third-party. Integral to our vendor and contracting processes, we strategically evaluate our suppliers to ensure they are held accountable for upholding our standards for ESG performance, as well as regulatory standards for environmental and human health. We work closely with tenants, vendors, and contractors to achieve our supply chain goals of sourcing recycled, responsibly sourced, and nontoxic materials in alignment with LEED guidance.
[Add row]

(2.2.7) Are the interconnections between environmental dependencies, impacts, risks and/or opportunities assessed?

(2.2.7.1) Interconnections between environmental dependencies, impacts, risks and/or opportunities assessed

Select from:

☑ Yes

(2.2.7.2) Description of how interconnections are assessed

Quantifying our portfolio's environmental impact and risk across all units of business is essential to understanding how it correlates with our organizational objectives and our role as New York City's largest commercial real estate owner. This approach is critical for SL Green's Chairman & CEO to understand and manage climate-related issues. Our procedures encompass a range of potential impacts, including those stemming from natural disasters such as storms, heatwaves, hurricanes, flooding, and other severe weather. We recognize that a rising intensity of weather events and a rise in sea levels will have the potential to impact our properties, operations, and overall business. The interconnections between environmental impacts and risks/opportunities are assessed through a combination of a materiality assessment, environmental management system (EMS) implementation, and risk/opportunity assessment through the Task Force on Climate-Related Financial Disclosures (TCFD) framework. SL Green's materiality assessment is a qualitative and quantitative analysis of the sustainability topics that have the most potential impact on our company. It incorporates key stakeholder perspectives including joint venture partners, regulators, local nongovernmental organizations, ESG investor organizations, and internal stakeholders. After identifying our most material environmental topics, we strategically incorporated them into our EMS, which is aligned with ISO 14001. Both actual and potential environmental risks are managed through our EMS. We also thoroughly examine our climate-related risks and opportunities through our TCFD report which is updated annually.
[Fixed row]

(2.3) Have you identified priority locations across your value chain?

(2.3.1) Identification of priority locations

Select from:

☑ No, and we do not plan to within the next two years

(2.3.7) Primary reason for not identifying priority locations

Select from:

☑ Judged to be unimportant or not relevant

(2.3.8) Explain why you do not identify priority locations

SL Green's is a real estate investment trust (REIT) focused primarily on acquiring, managing, and maximizing the value of Manhattan commercial properties. Our portfolio is fully within the city of New York and as such our operations are within areas that are already highly developed. We do not operate in any locations defined as sensitive or with substantive environmental dependencies, impacts, risks, and/or opportunities.
[Fixed row]

(2.4) How does your organization define substantive effects on your organization?

Risks

(2.4.1) Type of definition

Select all that apply
☑ Qualitative
☑ Quantitative

(2.4.2) Indicator used to define substantive effect

Select from:
☑ Liabilities

(2.4.3) Change to indicator

Select from:
☑ Absolute increase

(2.4.5) Absolute increase/ decrease figure

50000

(2.4.6) Metrics considered in definition

Select all that apply
☑ Time horizon over which the effect occurs
☑ Likelihood of effect occurring

(2.4.7) Application of definition

SL Green is committed to enhancing the resilience of our properties, and as part of this commitment, we have established comprehensive procedures to effectively manage and respond to climate-related risks. Our procedures encompass a range of potential impacts, including those stemming from natural disasters such as storms, hurricanes, and flooding. We capital plan based our properties and requiring us to expend funds as we seek to repair and protect our properties against such risks. To assess these risks, SL Green proactively reviews every building through both a financial and environmental lens to ensure that building systems and operations align with our climate-related risk assessments. When assessing climate-related risks, SL Green defines a substantive financial impact as any consequence that results in over 50,000. To avoid such substantive financial climate-related impacts, SL Green performs building evaluations every 6 months to identify these specific risks.

Opportunities

(2.4.1) Type of definition

Select all that apply

☑ Qualitative

☑ Quantitative

(2.4.2) Indicator used to define substantive effect

Select from:

☑ Capital expenditures

(2.4.3) Change to indicator

Select from:

☑ Absolute decrease

(2.4.5) Absolute increase/ decrease figure

50000

(2.4.6) Metrics considered in definition

Select all that apply

☑ Time horizon over which the effect occurs

☑ Likelihood of effect occurring

(2.4.7) Application of definition

As part of our TCFD reporting, SL Green has comprehensively assessed potential opportunities related to climate change over the short, medium, and long term. Opportunities are categorized as low, medium, or high impact based on their likelihood of having financial or strategic impacts on SL Green's operations. When assessing climate-related opportunities, SL Green defines a substantive impact as any capital expenditure or other that results in a decrease in over 50,000 financial spend. We are constantly assessing opportunities to reduce the environmental impact of our properties.
[Add row]

C3. Disclosure of risks and opportunities

(3.1) Have you identified any environmental risks which have had a substantive effect on your organization in the reporting year, or are anticipated to have a substantive effect on your organization in the future?

Climate change

(3.1.1) Environmental risks identified

Select from:

☑ Yes, both in direct operations and upstream/downstream value chain

Plastics

(3.1.1) Environmental risks identified

Select from:

☑ No

(3.1.2) Primary reason why your organization does not consider itself to have environmental risks in your direct operations and/or upstream/downstream value chain

Select from:

☑ Not an immediate strategic priority

(3.1.3) Please explain

SL Green does not engage in any operations that include plastic as a major input or output. Any plastics produced are the result of standard office waste, and we implement a recycling program to address this waste.
[Fixed row]

(3.1.1) Provide details of the environmental risks identified which have had a substantive effect on your organization in the reporting year, or are anticipated to have a substantive effect on your organization in the future.

Climate change

(3.1.1.1) Risk identifier

Select from:

☑ Risk1

(3.1.1.3) Risk types and primary environmental risk driver

Chronic physical

☑ Sea level rise

(3.1.1.4) Value chain stage where the risk occurs

Select from:

☑ Direct operations

(3.1.1.6) Country/area where the risk occurs

Select all that apply

☑ United States of America

(3.1.1.9) Organization-specific description of risk

As part of SL Green's risk management process, we have conducted and updated climate-related scenario analyses of physical and transition risks to assess our exposure to chronic and acute physical climate hazards. We quantitatively assessed the exposure of our entire 2022 portfolio of properties to chronic and acute climate-related hazards as detailed in the IPCC RCP 8.5 and 4.5. We are subject to risks associated with natural disasters and the physical effects of climate change, which can include heatwaves, hurricanes, cyclones, inland flooding, sea-level rise, and more - any of which could have a material adverse effect on our properties, operations, and business. Since Hurricane Sandy in 2012, New York City has experienced several severe storms that have had significant impacts on the area, and we are actively tracking the risks these storms pose to the city's real estate market and physical landscape. Although the results of our physical scenario analysis

indicate that our properties have minimal near-term exposure to potential flooding events, there are additional risks associated with New York City's water management infrastructure that we continuously monitor, which are not incorporated into the scenario analysis.

(3.1.1.11) Primary financial effect of the risk

Select from:

☑ Increased capital expenditures

(3.1.1.12) Time horizon over which the risk is anticipated to have a substantive effect on the organization

Select all that apply

☑ Medium-term

(3.1.1.13) Likelihood of the risk having an effect within the anticipated time horizon

Select from:

☑ More likely than not

(3.1.1.14) Magnitude

Select from:

☑ Medium-low

(3.1.1.16) Anticipated effect of the risk on the financial position, financial performance and cash flows of the organization in the selected future time horizons

We recognize that the intensity of weather events and the rise in sea levels have the potential to impact our properties, operations, and overall business. Over time, and in an extreme scenario, these conditions could potentially result in declining demand for office space, specifically in coastal areas of New York City, or potentially an inability to fully operate buildings. Climate change may also have indirect effects on our business by increasing the cost of property insurance on terms we find acceptable or causing a lack of availability of sufficient insurance. There could also be increases in the cost of energy and other natural resources at our properties as we seek to repair and protect our properties against climate risks.

(3.1.1.17) Are you able to quantify the financial effect of the risk?

Select from:

☑ Yes

(3.1.1.21) Anticipated financial effect figure in the medium-term – minimum (currency)

1600000

(3.1.1.22) Anticipated financial effect figure in the medium-term – maximum (currency)

346720000

(3.1.1.25) Explanation of financial effect figure

The potential financial impacts of climate-related weather events on SL Green's portfolio include weather-related damages, projected rent loss, relocation of building equipment and restoration efforts. An example is the estimated flood & wind-related damages from Superstorm Sandy in 2012 amounted to 1,600,000 across our portfolio. Our most damaged property, 180 Maiden Lane, had to undergo robust recovery procedures. These procedures included moving building machinery including electrical switchgear from the basement to the third floor, restoring elevator service, restoring the façade /building envelope, reclamation of the fuel oil tank, debris clean-up, security protocols, and repairing glass which amounted to 17,000,000, largely covered by insurance. To calculate the maximum financial impact, we used the 15.76 psf for repair costs at 180 Maiden Lane resulting from Superstorm Sandy.

(3.1.1.26) Primary response to risk

Compliance, monitoring and targets

☑ Greater due diligence

(3.1.1.27) Cost of response to risk

100000000

(3.1.1.28) Explanation of cost calculation

Cost of response includes historical and future monies allocated for efficiency / resiliency projects, flood insurance premiums, and restoration / recovery work.

(3.1.1.29) Description of response

As part of this management process, and to support the implementation of the TCFD recommendations, we have conducted and updated climate-related scenario analyses of physical and transition risks to assess our exposure to chronic and acute physical climate hazards, as well as our exposure to the impacts of future carbon mitigation policies such as carbon pricing. To manage the risks associated with climate-related weather events, our team allocates funds for resiliency and energy efficiency projects, purchases insurance plans, installs generators, and trains building management and security staff on emergency protocols.

Climate change

(3.1.1.1) Risk identifier

Select from:

☑ Risk2

(3.1.1.3) Risk types and primary environmental risk driver

Liability

☑ Non-compliance with legislation

(3.1.1.4) Value chain stage where the risk occurs

Select from:

☑ Direct operations

(3.1.1.6) Country/area where the risk occurs

Select all that apply

☑ United States of America

(3.1.1.9) Organization-specific description of risk

With our business centralized in New York, we are at the center of one of the world's most ambitious climate legislative environments. Under the NYS Climate Leadership and Community Protection Act (CLCPA), the state is mandated to adopt a net zero carbon economy statewide by 2050, with a zero-carbon electricity grid by 2040. In NYC, the Climate Mobilization Act (Local Law 97/LL97) sets carbon caps for large buildings starting in 2024 as part of a broader commitment to reduce greenhouse gas emissions by 40% by 2030, and by 80% by 2050.

(3.1.1.11) Primary financial effect of the risk

Select from:

☑ Increased indirect [operating] costs

(3.1.1.12) Time horizon over which the risk is anticipated to have a substantive effect on the organization

Select all that apply

☑ Short-term

(3.1.1.13) Likelihood of the risk having an effect within the anticipated time horizon

Select from:

☑ Virtually certain

(3.1.1.14) Magnitude

Select from:

☑ Low

(3.1.1.16) Anticipated effect of the risk on the financial position, financial performance and cash flows of the organization in the selected future time horizons

Due to SL Green's longstanding commitment to efficient building operations supported by capital improvements, we do not expect any financial impact from LL97 in the first compliance period through 2030. Until 2030, the portfolio is implementing operational efficiency efforts, additional training, and capital improvement projects, and the purchase of Tier 4 RECs which will continue to reduce emissions and lessen any potential fines to zero for 23 of the 25 buildings assessed and would minimize any potential fines for the remaining two buildings to less than 0.05% of 2022 revenue. However, the analysis also showed that, as REC prices increase past 2030, the use of RECs to reduce building emissions will become less cost-effective, but any REC purchases and remaining fines would comprise less than 2% of 2022 revenue out to 2050.

(3.1.1.17) Are you able to quantify the financial effect of the risk?

Select from:

☑ Yes

(3.1.1.19) Anticipated financial effect figure in the short-term – minimum (currency)

0

(3.1.1.20) Anticipated financial effect figure in the short-term – maximum (currency)

4500000

(3.1.1.25) Explanation of financial effect figure

As part of this management process, we have conducted and updated climate-related scenario analyses of transition risks to assess our exposure to the impacts of future carbon mitigation policies such as carbon pricing. We proactively monitor our projected building emissions and relevant emission reduction initiatives to understand our potential exposure to carbon pricing costs associated with LL97 and other NYC climate regulations. We have updated our prior assessment to include the exposure to potential fines incurred for exceeding emissions limits as outlined by New York City Local Law 97 (LL97), which outlines carbon equivalency caps for buildings over 25,000 square feet starting in 2024. We assessed the potential impacts, in a do-nothing scenario, of emission limits for buildings that are required to comply with LL97. Carbon caps have been set based on ENERGY STAR Portfolio Manager (ESPM) use type classifications which is a blended average based on the tenant makeup of each building. The carbon caps have been calculated in each building utilizing the current tenant use classifications for 2022.

(3.1.1.26) Primary response to risk

Compliance, monitoring and targets

☑ Implementation of environmental best practices in direct operations

(3.1.1.27) Cost of response to risk

4500000

(3.1.1.28) Explanation of cost calculation

The estimated carbon emissions per building are based on latest annual electricity and energy consumption amounts for reporting year 2023 multiplied by the corresponding grid/fuel type emission coefficients for 2024 to 2050. The calculations were completed for the main four compliance periods of LL97: 2024 – 2029; 2030 – 2034; 2035 – 2039; and 2040 – 2050 following the promulgated LL97 rules. Potential fines were estimated for buildings exceeding their emission limit in the associated compliance period and were based on the published fine amount of 268 per metric ton of CO2e. The potential impacts of carbon pricing under Local Law 97 (LL97) were evaluated for a 24-property sample segment of SL Green's portfolio comprising over 21.4 million square feet, assuming that our aggregated portfolio-level emissions intensity (tCO2e/ SQFT) decreases in accordance with the highest level of ambition of science-based targets as contained within our roadmap (see Climate-Related Targets for details)

(3.1.1.29) Description of response

Our existing strategy of prioritizing technology upgrades and capital improvements in our buildings will continue to be the most cost-effective method for complying with LL97 while also yielding additional benefits for our tenants. The scenarios run for this assessment were intended to identify the worst-case scenario, and do not take into consideration additional operational and capital efficiency projects. We recognize that RECs are not the only way to offset carbon. The marketplace is constantly evolving to include traditional RECs, (Tier 1,2 and 3) new Tier 4 RECs specific to NYC and LL97, power purchase agreements (PPAs), renewable asset-backed retail contracts, and carbon offsets/credits which will be evaluated on their merits and costs. This plan will include looking into investing in permanent carbon removal both on and offsite.

Climate change

(3.1.1.1) Risk identifier

Select from:

☑ Risk3

(3.1.1.3) Risk types and primary environmental risk driver

Technology

☑ Transition to lower emissions technology and products

(3.1.1.4) Value chain stage where the risk occurs

Select from:

☑ Direct operations

(3.1.1.6) Country/area where the risk occurs

Select all that apply

☑ United States of America

(3.1.1.9) Organization-specific description of risk

Specifically at SL Green, an operational priority across the company is to reduce our energy consumption by replacing existing technology and implementing new technology to deal with the potential for increasing the cost of energy at our properties.

(3.1.1.11) Primary financial effect of the risk

Select from:

☑ Increased capital expenditures

(3.1.1.12) Time horizon over which the risk is anticipated to have a substantive effect on the organization

Select all that apply

☑ Medium-term

(3.1.1.13) Likelihood of the risk having an effect within the anticipated time horizon

Select from:

☑ More likely than not

(3.1.1.14) Magnitude

Select from:

☑ Medium-low

(3.1.1.16) Anticipated effect of the risk on the financial position, financial performance and cash flows of the organization in the selected future time horizons

Climate change may have an indirect effect on our business by increasing the cost of property insurance on terms we find acceptable or causing a lack of availability of sufficient insurance. There could also be increases in the cost of energy and other natural resources at our properties as we seek to repair and protect our properties against climate risks.

(3.1.1.17) Are you able to quantify the financial effect of the risk?

Select from:

☑ Yes

(3.1.1.21) Anticipated financial effect figure in the medium-term – minimum (currency)

110000000

(3.1.1.22) Anticipated financial effect figure in the medium-term – maximum (currency)

286000000

(3.1.1.25) Explanation of financial effect figure

The portfolio-wide financial impact of making capital investments in energy-efficient technology includes labor, insurance, removal costs, installation costs, maintenance agreements, and construction/demolition fees. Whenever exploring technological opportunities, we bundle all potential costs and will implement technologies if we are net positive after reducing the building's operating expenses and energy consumption. Minimum (0.50 per square foot) and maximum (13 per square foot) potential financial impact were calculated referencing retrofit cost values from the Urban Green Council Retrofit Market Analysis.

(3.1.1.26) Primary response to risk

Infrastructure, technology and spending

☑ Improve maintenance of infrastructure

(3.1.1.27) Cost of response to risk

152000000

(3.1.1.28) Explanation of cost calculation

The cost of response across our portfolio includes over 150,000,000 in historical upgrades to HVAC and BMS systems, projects since 2010, 15,000,000 specifically targeted at reducing carbon. There is an additional 85,000,000 of work spanning the next 10 years, and our new development work exceeds local requirements, obtaining LEED Gold and Platinum designations attributing to 20,000,000.

(3.1.1.29) Description of response

We review our capital plans annually and reevaluate projects to prioritize project implementation based on financial and environmental benefits. SL Green is committed to implementing green building practices throughout the life-cycle of new and existing properties within our portfolio. This commitment includes managing energy consumption, water use, material selection and the building's effects on its site throughout the planning, design, construction, and operational phases. Whenever possible, we try to bundle and scale energy efficient technologies across the portfolio. Portfolio-wide initiatives that have resulted in energy savings include LED retrofits, variable frequency drive installations, steam station insulation and BMS upgrades. We also pursue all available rebates and incentives to drive down the costs of implementing these technologies. The team also continuously evaluates the newest technologies and meets with vendors throughout the year. In addition, we pilot emerging technologies to evaluate effectiveness before rolling the technology out at a portfolio scale. SL Green has previously evaluated the feasibility of on-site power generation, including solar panels and fuel cells. We have installed a 1.2 megawatt cogeneration system at our ground-up development, One Vanderbilt, which is projected to achieve one of the lowest carbon footprints across buildings of similar density and scale in New York City. We have invested 17,000,000 in sustainability features at the property, going above and beyond code requirements.

[Add row]

(3.1.2) Provide the amount and proportion of your financial metrics from the reporting year that are vulnerable to the substantive effects of environmental risks.

Climate change

(3.1.2.1) Financial metric

Select from:
☑ Revenue

(3.1.2.2) Amount of financial metric vulnerable to transition risks for this environmental issue (unit currency as selected in 1.2)

2438754000

(3.1.2.3) % of total financial metric vulnerable to transition risks for this environmental issue

Select from:
☑ 100%

(3.1.2.4) Amount of financial metric vulnerable to physical risks for this environmental issue (unit currency as selected in 1.2)

2438754000

(3.1.2.5) % of total financial metric vulnerable to physical risks for this environmental issue

Select from:
☑ 100%

(3.1.2.7) Explanation of financial figures

As part of SL Green's risk management process we have conducted and updated climate-related scenario analyses of physical and transition risks to assess our exposure to chronic and acute physical climate hazards. This process incorporates individual building assessments as well as the TCFD framework. We consider our entire portfolio to be vulnerable to climate-related risks.
[Add row]

(3.5) Are any of your operations or activities regulated by a carbon pricing system (i.e. ETS, Cap & Trade or Carbon Tax)?

Select from:
☑ Yes

(3.5.1) Select the carbon pricing regulation(s) which impact your operations.

Select all that apply
☑ Other carbon tax, please specify :NYC Local Law 97 (Building Carbon Limit)

(3.5.3) Complete the following table for each of the tax systems you are regulated by.

Other carbon tax, please specify

(3.5.3.1) Period start date

01/01/2024

(3.5.3.2) Period end date

12/31/2049

(3.5.3.3) % of total Scope 1 emissions covered by tax

100

(3.5.3.4) Total cost of tax paid

0

(3.5.3.5) Comment

NYC will regulate carbon beginning in 2024 with the passing of NYC's Local Law 97. SL Green proactively monitors our projected building emissions and relevant emission reduction initiatives to understand our potential exposure to carbon pricing costs associated with LL97 and other NYC climate regulations. Due to our long-standing commitment to efficient building operations supported by capital improvements, we do not expect any material financial impact from Local Law 97 in the first compliance period of 2024 to 2029. The regulation become more stringent in 2030 and beyond and are working to mitigate fines in later compliance periods through operational and capital improvements.
[Fixed row]

(3.5.4) What is your strategy for complying with the systems you are regulated by or anticipate being regulated by?

NYC will regulate carbon beginning in 2024 with the passing of NYC's Local Law 97. SL Green proactively monitors our projected building emissions and relevant emission reduction initiatives to understand our potential exposure to carbon pricing costs associated with LL97 and other NYC climate regulations. Due to our long-standing commitment to efficient building operations supported by capital improvements, we do not expect any material financial impact from Local Law 97 in the first compliance period of 2024 to 2029. We are still proactively implementing projects that target carbon reduction, to reduce or eliminate fines in the later compliance periods. In 2023, we updated our carbon pricing scenario analysis based on the latest New York City and New York State climate regulations and the projected energy consumption of our current portfolio; To demonstrate our commitment to emissions management, we established a portfolio-wide greenhouse absolute gas emissions reduction goal of 50.4% by 2030 for Scope 1, Scope 2, and Scope 3 emissions from capital goods 30% by 2030. The next step in minimizing our environmental footprint is net zero carbon building operations.

(3.6) Have you identified any environmental opportunities which have had a substantive effect on your organization in the reporting year, or are anticipated to have a substantive effect on your organization in the future?

	Environmental opportunities identified
Climate change	*Select from:* ☑ Yes, we have identified opportunities, and some/all are being realized

[Fixed row]

(3.6.1) Provide details of the environmental opportunities identified which have had a substantive effect on your organization in the reporting year, or are anticipated to have a substantive effect on your organization in the future.

Climate change

(3.6.1.1) Opportunity identifier

Select from:

☑ Opp1

(3.6.1.3) Opportunity type and primary environmental opportunity driver

Energy source

☑ Use of renewable energy sources

(3.6.1.4) Value chain stage where the opportunity occurs

Select from:

☑ Direct operations

(3.6.1.5) Country/area where the opportunity occurs

Select all that apply

☑ United States of America

(3.6.1.8) Organization specific description

SL Green is committed to implementing green building practices throughout the life-cycle of new and existing properties within our portfolio. This commitment includes managing energy consumption, water use, material selection and the building's effects on its site throughout the planning, design, construction, and operational phases.

(3.6.1.9) Primary financial effect of the opportunity

Select from:

☑ Increased revenues resulting from increased demand for products and services

(3.6.1.10) Time horizon over which the opportunity is anticipated to have a substantive effect on the organization

Select all that apply

☑ Medium-term

(3.6.1.11) Likelihood of the opportunity having an effect within the anticipated time horizon

Select from:

☑ More likely than not (50–100%)

(3.6.1.12) Magnitude

Select from:

☑ Medium

(3.6.1.14) Anticipated effect of the opportunity on the financial position, financial performance and cash flows of the organization in the selected future time horizons

SL Green has the potential to attract and retain tenants seeking premium, climate-resilient buildings. Through overall building improvements and transitioning our portfolio to net zero, we can attract more tenants, reduce energy, and water consumption, and build a more resilient, attractive portfolio of buildings. All these benefits are also passed through to our stakeholders, tenants, and investors.

(3.6.1.15) Are you able to quantify the financial effects of the opportunity?

Select from:

☑ Yes

(3.6.1.19) Anticipated financial effect figure in the medium-term - minimum (currency)

0

(3.6.1.20) Anticipated financial effect figure in the medium-term - maximum (currency)

597000000

(3.6.1.23) Explanation of financial effect figures

SL Green has the potential to attract and retain tenants seeking premium, climate-resilient buildings. 100% of SL Green's Manhattan properties listed in our 2023 ESG report hold green building designations (i.e., LEED, WELL, ENERGY STAR, BOMA360).

(3.6.1.24) Cost to realize opportunity

1600000

(3.6.1.25) Explanation of cost calculation

Cost to realize opportunity reflects costs to achieve LEED certifications across our properties.

(3.6.1.26) Strategy to realize opportunity

Due to all of the aforementioned benefits of green building designations, we pursue these opportunities wherever possible. 100% of SL Green's Manhattan properties listed in our 2023 Annual Report 10-K were awarded green building designations. For the entire SL Green portfolio which includes retail and residential sites where the company has no operational control and may not be eligible for green building certification. We adhere to the GRESB definition of green building designations which includes LEED, WELL, ENERGY STAR, and BOMA360 certifications. Our green lease efforts have been recognized by the Institute for Market Transformation, which awarded SL Green the 2023 Green Lease Leaders Award at the Platinum level. This award acknowledges our industry-leading commitment to green buildings through corporate policies and lease provisions promoting energy efficiency and sustainability. We were recognized for our best practices, including tracking energy data annually, sharing ENERGY STAR scores with tenants, metering energy consumption of tenant spaces, and passing through savings for energy efficiency improvements.

Climate change

(3.6.1.1) Opportunity identifier

Select from:

☑ Opp2

(3.6.1.3) Opportunity type and primary environmental opportunity driver

Resource efficiency

☑ Use of new technologies

(3.6.1.4) Value chain stage where the opportunity occurs

Select from:

☑ Direct operations

(3.6.1.5) Country/area where the opportunity occurs

Select all that apply

☑ United States of America

(3.6.1.8) Organization specific description

Our energy and carbon management strategy flexibly adjusts consumption based on fluctuating demand without compromising efficiency. We are continually exploring commercially available solutions to optimize our energy management program. We incorporate portfolio-wide programs and technologies that set the baseline for efficient building operations. Digital control systems such as the Building Management Systems (BMS) allow us to control energy use to precisely match tenant demand. Data from occupancy sensors and indoor environmental quality (IEQ) sensors there are part of our real-time energy platform, WellStat, which ensures that optimal conditions are maintained. Advanced data analytics allow us to project next-day energy demand, which equips engineers with the data to curtail electric consumption during demand response events, supporting grid reliability and mitigating service disruptions.

(3.6.1.9) Primary financial effect of the opportunity

Select from:

☑ Reduced direct costs

(3.6.1.10) Time horizon over which the opportunity is anticipated to have a substantive effect on the organization

Select all that apply

☑ Medium-term

(3.6.1.11) Likelihood of the opportunity having an effect within the anticipated time horizon

Select from:

☑ Likely (66–100%)

(3.6.1.12) Magnitude

Select from:

☑ Medium

(3.6.1.14) Anticipated effect of the opportunity on the financial position, financial performance and cash flows of the organization in the selected future time horizons

At 11 Madison Avenue and 220 E 42nd Street, we installed ice plants providing redundancy, reducing carbon, and increasing savings through demand management. By producing ice at night and using it for cooling during the day, the ice plant reduces daytime electricity use, which has a higher carbon intensity. The building operators have the option to load shift and run the ice plant at night. This alleviates strain on NYC's electrical grid and lowers utility costs for the building. By reducing daytime grid demand, we mitigate the need for carbon-intensive power plants. The ice plant is projected to substantially reduce the building's carbon footprint. This system is projected to cumulatively save over 15M over 20 years. By alleviating the grid demand during the day, SL Green is also mitigating the need for carbon-intensive power plants. The ice plant is projected to reduce the building's carbon footprint by 1.5M pounds of carbon dioxide.

(3.6.1.15) Are you able to quantify the financial effects of the opportunity?

Select from:

☑ Yes

(3.6.1.19) Anticipated financial effect figure in the medium-term - minimum (currency)

0

(3.6.1.20) Anticipated financial effect figure in the medium-term - maximum (currency)

15000000

(3.6.1.23) Explanation of financial effect figures

The potential financial impact figure is calculated with the reduction (8.5%) in annual operating costs associated with capital improvements throughout the portfolio. The financial impact of making capital investments in energy efficient technology include labor, insurance, removal costs, installation costs, maintenance agreements and construction / demolition fees. Whenever exploring technological opportunities, we bundle all potential costs and will implement technologies if we are net positive after reducing the building's operating expenses and energy consumption.

(3.6.1.24) Cost to realize opportunity

152000000

(3.6.1.25) Explanation of cost calculation

One Vanderbilt was designed have a lower carbon footprint compared to buildings of similar density and scale in New York City. It includes the installation of a 1.2 megawatt cogeneration system at our ground-up development. We have invested 17,000,000 in sustainability features at the property that go above and beyond code requirements. The cost to realize opportunity across our portfolio 50,000,000 in historical energy efficiency projects since 2010, 85,000,000 in additional projects spanning the next 10 years.

(3.6.1.26) Strategy to realize opportunity

Whenever possible, we try to bundle and scale energy efficient technologies across the portfolio. Portfolio-wide initiatives that have resulted in energy savings include LED retrofits, variable frequency drive installations, steam station insulation and BMS upgrades. We also pursue all available rebates and incentives to drive down the costs of implementing these technologies. The team also continuously evaluates the newest technologies and meets with vendors throughout the year. We often pilot emerging technologies to evaluate effectiveness before rolling the technology out at a portfolio scale.

Climate change

(3.6.1.1) Opportunity identifier

Select from:

☑ Opp3

(3.6.1.3) Opportunity type and primary environmental opportunity driver

Resource efficiency

☑ Use of recycling

(3.6.1.4) Value chain stage where the opportunity occurs

Select from:

☑ Direct operations

(3.6.1.5) Country/area where the opportunity occurs

Select all that apply

☑ United States of America

(3.6.1.8) Organization specific description

Outlined in the OneNYC Plan, former Mayor de Blasio set the goal of sending zero waste to landfills by 2030. New York City enacted a new recycling law enforced as of August 2017, that mandates source-separated recycling to help meet this goal. As a result of these legislative updates, SL Green became responsible for ensuring compliance across our entire base building square footage within control, janitorial operations, and tenant procedures. SL Green's ESG Team is currently focused on educational strategies to achieve recycling compliance, drive behavior change, and ensure that we are complying with this new regulation. Waste audits are conducted annually across all Manhattan Operating Properties to provide data on contamination rates for recycling and identify areas for improved recycling procedures. Beginning in 2022, SL Green collaborated with the union, SEIU Local 32BJ, to streamline training for over 500 cleaning employees. We also worked with the union and Alliance Building Services to include the recycling training in on-boarding presentations. Our educational efforts encompassed on-site training for tenant employees across our operated properties that explained the legal requirements and included a hands-on sorting exercise. Our focus on waste management extends to our construction team, which is focused on using recycled content, and reducing waste sent to landfills. We aim to achieve a minimum 75% recycling rate during the demolition phase of development projects.

(3.6.1.9) Primary financial effect of the opportunity

Select from:

☑ Reduced indirect (operating) costs

(3.6.1.10) Time horizon over which the opportunity is anticipated to have a substantive effect on the organization

Select all that apply

☑ Medium-term

(3.6.1.11) Likelihood of the opportunity having an effect within the anticipated time horizon

Select from:

☑ More likely than not (50–100%)

(3.6.1.12) Magnitude

Select from:

☑ Medium-low

(3.6.1.14) Anticipated effect of the opportunity on the financial position, financial performance and cash flows of the organization in the selected future time horizons

By ensuring portfolio-wide compliance with Local Law 85, we are avoiding city-issued fines for non-compliance. Additionally, we encourage our tenants to centralize all waste bins and remove them under the desk bins. Centralizing waste bins require fewer liners, which also results in less resource consumption and reduced operating costs for tenants. Thirdly, generating a cleaner waste stream that does not contaminate recycled material reduces overall resource consumption if the material can be sufficiently recycled instead of sent to a landfill, which is also a revenue generator for both landlords and haulers.

(3.6.1.15) Are you able to quantify the financial effects of the opportunity?

Select from:
☑ Yes

(3.6.1.19) Anticipated financial effect figure in the medium-term - minimum (currency)

22000

(3.6.1.20) Anticipated financial effect figure in the medium-term - maximum (currency)

110000

(3.6.1.23) Explanation of financial effect figures

To calculate the potential impact, we project 100-500 in potential fines for non-compliance with the New York City recycling Local Law per building annually.

(3.6.1.24) Cost to realize opportunity

50000

(3.6.1.25) Explanation of cost calculation

Cost to realize the opportunity is the cost to post additional signage in the loading dock and color-coordinate bin liners in accordance with new regulations, estimated to be around 2000 per building.

(3.6.1.26) Strategy to realize opportunity

To start, SLG collaborated with the union, SEIU Local 32BJ to streamline training and education for the cleaners that are employed in our buildings. We created a presentation that would be digestible and understandable for the cleaning staff that are employed throughout the portfolio. Because there are a variety of languages spoken by our cleaning staff, we had all recycling materials that were distributed translated into several languages. We also implemented a color-coordinated liner system and color-coordinated areas on the loading dock for each waste stream to facilitate pick-ups and minimize confusion among our cleaners. Another tool that we implemented for the night cleaners is a compliance notepad. Since the biggest challenge for this law is driving tenant behavior change, we wanted to give the cleaners a tool that would help them track tenant progress and non-compliance. These notepads will track the floor, office number, and company of tenants that are not recycling properly so that the property management staff can approach and warn repeat offenders. Not only are we responsible for educating our cleaning staff, but we also educate our tenants on the upcoming law. To start, we developed and distributed a notification letter and FAQ that were emailed to 100,000 tenants that work within SL Green's buildings. To support tenant compliance, we also sent out a recording of the presentation and sample signage to all tenants.
[Add row]

(3.6.2) Provide the amount and proportion of your financial metrics in the reporting year that are aligned with the substantive effects of environmental opportunities.

Climate change

(3.6.2.1) Financial metric

Select from:
☑ Revenue

(3.6.2.2) Amount of financial metric aligned with opportunities for this environmental issue (unit currency as selected in 1.2)

1844274271.85

(3.6.2.3) % of total financial metric aligned with opportunities for this environmental issue

Select from:
☑ 71-80%

(3.6.2.4) Explanation of financial figures

Climate-related opportunities within our operated and managed portfolio and are assessed using the TCFD framework, and we conduct an updated TCFD disclosure every other year. We assume that all the annual revenue for our operated portfolio is aligned with environmental opportunities which equates to 76% of our total revenue.
[Add row]

C4. Governance

(4.1) Does your organization have a board of directors or an equivalent governing body?

(4.1.1) Board of directors or equivalent governing body

Select from:

☑ Yes

(4.1.2) Frequency with which the board or equivalent meets

Select from:

☑ More frequently than quarterly

(4.1.3) Types of directors your board or equivalent is comprised of

Select all that apply

☑ Executive directors or equivalent

☑ Independent non-executive directors or equivalent

(4.1.4) Board diversity and inclusion policy

Select from:

☑ Yes, and it is publicly available

(4.1.5) Briefly describe what the policy covers

Our emphasis on diversity, equity, and inclusion (DEI) starts at the top of our organization with the selection process for members of our Board of Directors and ongoing succession planning for Directors. The Nominating and Corporate Governance Committee (NCGC) considers diversity when reviewing prospective Director candidates and making recommendations to the Board. As part of the recruiting and nomination process, the NCGC considers racial, ethical and gender DEI factors including, but not limited to, a candidate's knowledge, skills, education, and diversity, including with respect to gender, age, race, ethnicity, nationality, country of origin, and cultural background and perspectives, all in the context of the existing composition of the Board. For further information, please refer to our NCGC Charter and Governance Principles.

(4.1.6) Attach the policy (optional)

SL-Green-ESG-Policies.pdf
[Fixed row]

(4.1.1) Is there board-level oversight of environmental issues within your organization?

Climate change

(4.1.1.1) Board-level oversight of this environmental issue

Select from:
☑ Yes

Biodiversity

(4.1.1.1) Board-level oversight of this environmental issue

Select from:
☑ No, and we do not plan to within the next two years

(4.1.1.2) Primary reason for no board-level oversight of this environmental issue

Select from:
☑ Judged to be unimportant or not relevant

(4.1.1.3) Explain why your organization does not have board-level oversight of this environmental issue

SL Green's is a real estate investment trust (REIT) focused primarily on acquiring, managing, and maximizing the value of Manhattan commercial properties. Our portfolio is fully within the city of New York and as such our operations are within areas that are already highly developed. We do not operate in any locations defined as sensitive or with substantive environmental dependencies, impacts, risks, and/or opportunities.
[Fixed row]

(4.1.2) Identify the positions (do not include any names) of the individuals or committees on the board with accountability for environmental issues and provide details of the board's oversight of environmental issues.

Climate change

(4.1.2.1) Positions of individuals or committees with accountability for this environmental issue

Select all that apply

☑ Board-level committee

(4.1.2.2) Positions' accountability for this environmental issue is outlined in policies applicable to the board

Select from:

☑ Yes

(4.1.2.3) Policies which outline the positions' accountability for this environmental issue

Select all that apply

☑ Board mandate

☑ Other policy applicable to the board, please specify **:**Nominating and Corporate Governance Committee Charter

(4.1.2.4) Frequency with which this environmental issue is a scheduled agenda item

Select from:

☑ Scheduled agenda item in some board meetings – at least annually

(4.1.2.5) Governance mechanisms into which this environmental issue is integrated

Select all that apply

☑ Reviewing and guiding annual budgets

☑ Overseeing and guiding scenario analysis

☑ Overseeing the setting of corporate targets

☑ Monitoring progress towards corporate targets

☑ Approving and/or overseeing employee incentives

☑ Overseeing and guiding major capital expenditures

☑ Monitoring the implementation of the business strategy

☑ Monitoring the implementation of a climate transition plan

☑ Reviewing and guiding innovation/R&D priorities
☑ Overseeing and guiding the development of a business strategy
☑ Overseeing and guiding acquisitions, mergers, and divestitures
☑ Overseeing and guiding the development of a climate transition plan
☑ Reviewing and guiding the assessment process for dependencies, impacts, risks, and opportunities
☑ Other, please specify :Overseeing environmental risk assessments driven by climate legislation

(4.1.2.7) Please explain

SL Green's Board of Director's Nominating and Corporate Governance Committee (NCGC) directly oversees our ESG program, which includes assessing climate-related issues such as physical risks, transition risks, and associated opportunities. The Board has executive-level participation, and a dedicated team is responsible for implementing the ESG program. Sustainability is a company-wide priority supported by executive-level participation on our ESG Team, and we have integrated ESG considerations across all areas of our business. A sustained focus on ESG issues has led to effective risk-management practices that influence strategic decisions at the highest levels. SL Green's NCGC reviews scheduled agenda items annually and receives recurring ESG updates.
[Fixed row]

(4.2) Does your organization's board have competency on environmental issues?

Climate change

(4.2.1) Board-level competency on this environmental issue

Select from:
☑ Yes

(4.2.2) Mechanisms to maintain an environmentally competent board

Select all that apply
☑ Having at least one board member with expertise on this environmental issue

(4.2.3) Environmental expertise of the board member

Experience
☑ Executive-level experience in a role focused on environmental issues

[Fixed row]

(4.3) Is there management-level responsibility for environmental issues within your organization?

Climate change

(4.3.1) Management-level responsibility for this environmental issue

Select from:

☑ Yes

Biodiversity

(4.3.1) Management-level responsibility for this environmental issue

Select from:

☑ No, and we do not plan to within the next two years

(4.3.2) Primary reason for no management-level responsibility for environmental issues

Select from:

☑ Judged to be unimportant or not relevant

(4.3.3) Explain why your organization does not have management-level responsibility for environmental issues

SL Green's is a real estate investment trust (REIT) focused primarily on acquiring, managing, and maximizing the value of Manhattan commercial properties. Our portfolio is fully within the city of New York and as such our operations are within areas that are already highly developed. We do not operate in any locations defined as sensitive or with substantive environmental dependencies, impacts, risks, and/or opportunities.
[Fixed row]

(4.3.1) Provide the highest senior management-level positions or committees with responsibility for environmental issues (do not include the names of individuals).

Climate change

(4.3.1.1) Position of individual or committee with responsibility

Executive level

☑ Chief Operating Officer (COO)

(4.3.1.2) Environmental responsibilities of this position

Dependencies, impacts, risks and opportunities

☑ Assessing environmental dependencies, impacts, risks, and opportunities

☑ Managing environmental dependencies, impacts, risks, and opportunities

Engagement

☑ Managing public policy engagement related to environmental issues

☑ Managing supplier compliance with environmental requirements

☑ Managing value chain engagement related to environmental issues

Policies, commitments, and targets

☑ Monitoring compliance with corporate environmental policies and/or commitments

☑ Measuring progress towards environmental corporate targets

☑ Measuring progress towards environmental science-based targets

☑ Setting corporate environmental policies and/or commitments

☑ Setting corporate environmental targets

Strategy and financial planning

☑ Developing a climate transition plan

☑ Implementing a climate transition plan

☑ Conducting environmental scenario analysis

☑ Managing annual budgets related to environmental issues

☑ Implementing the business strategy related to environmental issues

☑ Developing a business strategy which considers environmental issues

☑ Managing environmental reporting, audit, and verification processes
☑ Managing acquisitions, mergers, and divestitures related to environmental issues
☑ Managing major capital and/or operational expenditures relating to environmental issues
☑ Managing priorities related to innovation/low-environmental impact products or services (including R&D)

(4.3.1.4) Reporting line

Select from:
☑ Reports to the Chief Executive Officer (CEO)

(4.3.1.5) Frequency of reporting to the board on environmental issues

Select from:
☑ Quarterly

(4.3.1.6) Please explain

SL Green's ESG Team is overseen by the Chief Operating Officer (COO). The COO is the leader of over 1,000 employees and is responsible for managing building operations, construction, IT, and sustainability across the business. The COO is the highest-level management position with responsibility for climate-related issues due to the position overseeing the majority of functions that have the potential to have the largest impact on mitigating climate-related risks for SL Green. The ESG team consists of four employees, including a senior level SVP, Sustainability & Hospitality and VP, Director of Sustainability, with reporting through the COO. These individuals provide updates to the Board and relevant committees on sustainability strategy, performance, and progress, while working collaboratively with business units. Progress reports for ESG are formally presented and reviewed annually, and individual initiatives are presented and reviewed on an ongoing basis.

Climate change

(4.3.1.1) Position of individual or committee with responsibility

Executive level
☑ Chief Financial Officer (CFO)

(4.3.1.2) Environmental responsibilities of this position

Dependencies, impacts, risks and opportunities

☑ Assessing environmental dependencies, impacts, risks, and opportunities

☑ Managing environmental dependencies, impacts, risks, and opportunities

Strategy and financial planning

☑ Managing acquisitions, mergers, and divestitures related to environmental issues

☑ Managing annual budgets related to environmental issues

☑ Managing major capital and/or operational expenditures relating to environmental issues

☑ Managing priorities related to innovation/low-environmental impact products or services (including R&D)

Other

☑ Providing employee incentives related to environmental performance

☑ Other, please specify **:**Managing investor relations and communications related to climate issues

(4.3.1.4) Reporting line

Select from:

☑ Reports to the Chief Executive Officer (CEO)

(4.3.1.5) Frequency of reporting to the board on environmental issues

Select from:

☑ Quarterly

(4.3.1.6) Please explain

Our Chief Financial Officer (CFO) also oversees company finances, including investor relations and updates on climate-related risks and opportunities. For example, our CFO updates shareholders on ongoing climate risks and opportunities, following TCFD recommendations.

Climate change

(4.3.1.1) Position of individual or committee with responsibility

Other

☑ Other, please specify **:**Environmental Sustainability Manager

(4.3.1.2) Environmental responsibilities of this position

Dependencies, impacts, risks and opportunities

☑ Assessing environmental dependencies, impacts, risks, and opportunities

☑ Managing environmental dependencies, impacts, risks, and opportunities

Engagement

☑ Managing value chain engagement related to environmental issues

Policies, commitments, and targets

☑ Measuring progress towards environmental corporate targets

☑ Measuring progress towards environmental science-based targets

☑ Setting corporate environmental policies and/or commitments

☑ Setting corporate environmental targets

Strategy and financial planning

☑ Developing a climate transition plan

☑ Implementing a climate transition plan

☑ Conducting environmental scenario analysis

☑ Managing annual budgets related to environmental issues

☑ Implementing the business strategy related to environmental issues

☑ Developing a business strategy which considers environmental issues

☑ Managing environmental reporting, audit, and verification processes

☑ Managing priorities related to innovation/low-environmental impact products or services (including R&D)

(4.3.1.4) Reporting line

Select from:

☑ Reports to the Chief Operating Officer (COO)

(4.3.1.5) Frequency of reporting to the board on environmental issues

Select from:

☑ More frequently than quarterly

(4.3.1.6) Please explain

The ESG team consists of four employees, including a senior level SVP, Sustainability & Hospitality and VP, Director of Sustainability, with reporting through the COO. These individuals provide updates to the Board and relevant committees on sustainability strategy, performance, and progress, while working collaboratively with business units. Progress reports for ESG are formally presented and reviewed annually, and individual initiatives are presented and reviewed on an ongoing basis.
[Add row]

(4.5) Do you provide monetary incentives for the management of environmental issues, including the attainment of targets?

Climate change

(4.5.1) Provision of monetary incentives related to this environmental issue

Select from:

☑ Yes

(4.5.2) % of total C-suite and board-level monetary incentives linked to the management of this environmental issue

4.5

(4.5.3) Please explain

SL Green's incentive structure is strongly linked to Company performance measured against preset goals. Executive annual bonuses are based on performance criteria outlined in our 2024 Proxy Statement as well as specific company goals and objectives including our environmental goals and objectives. For 2023, the goals established as part of our performance-based compensation programs in January 2023 and at our December 2022 Institutional Investor Conference established a

roadmap for the year ahead. One of our 2023 Company goals was to increase our GRESB score which is a measure of our sustainability performance throughout our portfolio.
[Fixed row]

(4.5.1) Provide further details on the monetary incentives provided for the management of environmental issues (do not include the names of individuals).

Climate change

(4.5.1.1) Position entitled to monetary incentive

Board or executive level

☑ Corporate executive team

(4.5.1.2) Incentives

Select all that apply

☑ Bonus - % of salary

☑ Other, please specify **:**This criteria is included in the evaluation criteria set by the Compensation Committee on an annual basis; which results in a monetary bonus

(4.5.1.3) Performance metrics

Targets

☑ Organization performance against an environmental sustainability index

(4.5.1.4) Incentive plan the incentives are linked to

Select from:

☑ Short-Term Incentive Plan, or equivalent, only (e.g. contractual annual bonus)

(4.5.1.5) Further details of incentives

For 2023, the goals established as part of our performance-based compensation programs in January 2023 and at our December 2022 Institutional Investor Conference established a roadmap for the year ahead. One of our 2023 Company goals was to increase our GRESB score which is a measure of our sustainability performance throughout our portfolio.

(4.5.1.6) How the position's incentives contribute to the achievement of your environmental commitments and/or climate transition plan

Transparent disclosure of our environmental performance data is an essential element of our sustainability program. Each year, we release a summary of our environmental performance through several key data channels – our GRI Content Index, NYC Local Law 84 Filings, and CDP Response– all of which are publicly accessible. As part of our executive compensation incentive plan, we continually look to improve our GRESB rating, which provides validated ESG performance data and peer benchmarking for investors and managers. In order to improve our GRESB score we need to make continual improvements in our climate and energy efficiency initiatives.
[Add row]

(4.6) Does your organization have an environmental policy that addresses environmental issues?

	Does your organization have any environmental policies?
	Select from: ☑ Yes

[Fixed row]

(4.6.1) Provide details of your environmental policies.

Row 1

(4.6.1.1) Environmental issues covered

Select all that apply
☑ Climate change

(4.6.1.2) Level of coverage

Select from:

☑ Organization-wide

(4.6.1.3) Value chain stages covered

Select all that apply

☑ Direct operations

☑ Upstream value chain

☑ Downstream value chain

(4.6.1.4) Explain the coverage

SL Green's ESG Policies, which encompass our Environmental Policy, apply to all SL Green operations, employees, and, where applicable, vendors. Adherence to our ESG Policies is essential to meeting our ESG goals. Our compliance framework allows us to proactively identify where issues may occur in both our own operations and our supply chain.

(4.6.1.5) Environmental policy content

Environmental commitments

☑ Commitment to comply with regulations and mandatory standards

☑ Commitment to take environmental action beyond regulatory compliance

☑ Commitment to stakeholder engagement and capacity building on environmental issues

Climate-specific commitments

☑ Commitment to net-zero emissions

☑ Other climate-related commitment, please specify **:**Emissions targets approved by the Science Based Targets Initiative

Social commitments

☑ Adoption of the UN International Labour Organization principles

☑ Commitment to promote gender equality and women's empowerment

☑ Commitment to respect internationally recognized human rights

Additional references/Descriptions

☑ Description of grievance/whistleblower mechanism to monitor non-compliance with the environmental policy and raise/address/escalate any other greenwashing concerns

☑ Description of membership and financial support provided to organizations that seek to influence public policy

☑ Description of renewable electricity procurement practices

☑ Reference to timebound environmental milestones and targets

(4.6.1.6) Indicate whether your environmental policy is in line with global environmental treaties or policy goals

Select all that apply

☑ Yes, in line with the Paris Agreement

(4.6.1.7) Public availability

Select from:

☑ Publicly available

(4.6.1.8) Attach the policy

SL-Green-ESG-Policies.pdf
[Add row]

(4.10) Are you a signatory or member of any environmental collaborative frameworks or initiatives?

(4.10.1) Are you a signatory or member of any environmental collaborative frameworks or initiatives?

Select from:

☑ Yes

(4.10.2) Collaborative framework or initiative

Select all that apply

☑ Science-Based Targets Initiative (SBTi)

☑ Task Force on Climate-related Financial Disclosures (TCFD)

☑ Other, please specify **:**NYC Mayor's Carbon Challenge, Urban Green Council, Urban Land Institute – Net-Zero Carbon Operations, US Green Building Council-National, REBNY - Sustainability Committee, NYBC- Energy & Sustainability Committee

(4.10.3) Describe your organization's role within each framework or initiative

SL Green is committed to a validated Science Based Target Initiative (SBTi) target to reduce absolute Scope 1 and 2 GHG emissions 50.4% by 2031 from a 2019 base year and commits to reduce absolute Scope 3 GHG emissions from Capital Goods 30% by 2031 from a 2019 base year. In 2021, SL Green became a signatory to Task Force on Climate-related Financial Disclosures (TCFD) in support of the transition to a low-carbon economy, and published our first stand-alone TCFD report to address our climate risk management and disclosed the results of our building-specific financial and environmental risk analyses. A revised TCFD Report was published in 2023. In 2018, through the NYC Mayor's Carbon Challenge, we committed to a 30% reduction in Scope 1 and Scope 2 greenhouse gas emissions across 8 million square feet over a 10-year period. After achieving this goal, we voluntarily set a broader whole building emissions reduction target of 30% by 2025 for our entire owned and managed portfolio. In 2021, through the Urban Land Institute (ULI) Greenprint, we committed to achieving carbon-neutral operation at a participating site and aligning our portfolio with their Net Zero Carbon Operations by 2050 goal. SL Green sits on the Real Estate Board of New York's Sustainability and the New York Building Council's Energy & Sustainability Committee, and is also a member of the U.S. Green Building Council.
[Fixed row]

(4.11) In the reporting year, did your organization engage in activities that could directly or indirectly influence policy, law, or regulation that may (positively or negatively) impact the environment?

(4.11.1) External engagement activities that could directly or indirectly influence policy, law, or regulation that may impact the environment

Select all that apply

☑ Yes, we engaged indirectly through, and/or provided financial or in-kind support to a trade association or other intermediary organization or individual whose activities could influence policy, law, or regulation

(4.11.2) Indicate whether your organization has a public commitment or position statement to conduct your engagement activities in line with global environmental treaties or policy goals

Select from:

☑ No, and we do not plan to have one in the next two years

(4.11.5) Indicate whether your organization is registered on a transparency register

Select from:

☑ No

(4.11.8) Describe the process your organization has in place to ensure that your external engagement activities are consistent with your environmental commitments and/or transition plan

SL Green actively engages with both governmental and non-governmental organizations (NGOs) and industry peers to raise awareness and address environmental issues within the real estate development and management supply chain. We also quantitatively assess transition risks using internal carbon pricing, ROI, and level of difficulty to implement transition objectives to guide our engagement with outside organizations such as U.S. Green Building Council, Urban Green Council, New York Building Congress, and Real Estate Board of New York amongst others. We believe in a responsible transition focused on bringing value to our stakeholders.
[Fixed row]

(4.11.2) Provide details of your indirect engagement on policy, law, or regulation that may (positively or negatively) impact the environment through trade associations or other intermediary organizations or individuals in the reporting year.

Row 1

(4.11.2.1) Type of indirect engagement

Select from:

☑ Indirect engagement via a trade association

(4.11.2.4) Trade association

North America

☑ Other trade association in North America, please specify **:**Real Estate Board of New York (REBNY)

(4.11.2.5) Environmental issues relevant to the policies, laws, or regulations on which the organization or individual has taken a position

Select all that apply

☑ Climate change

(4.11.2.6) Indicate whether your organization's position is consistent with the organization or individual you engage with

Select from:

☑ Consistent

(4.11.2.7) Indicate whether your organization attempted to influence the organization or individual's position in the reporting year

Select from:

☑ Yes, we publicly promoted their current position

(4.11.2.8) Describe how your organization's position is consistent with or differs from the organization or individual's position, and any actions taken to influence their position

The Real Estate Board of New York (REBNY) is the City's leading real estate trade association. REBNY members support a greener future for New York. The built environment is the largest contributor to carbon emissions in New York City, accounting for about 70% of carbon emissions per year, according to New York City. NYC is also uniquely poised to bear some of the worst effects of climate change, with the city facing a 2-foot sea-level rise, higher storm surges, more frequent storms, and more intense heat waves, all by 2055. For these reasons, members of this real estate trade association are committed to building a greener, more resilient city. REBNY frequently comments on energy, environmental conservation, and climate action on behalf of their members to influence New York City Council and other stakeholders to ensure that State and local laws continue to encourage low-carbon technology and renewable electricity investments and reward those who continue to make meaningful tangible progress in reducing emissions. Recent examples include REBNY addressing the New York State Assembly on requiring new construction to be all-electric. When the New York City Council was considering legislation on this topic in 2021, REBNY suggested the adoption of a phased-in approach for a requirement to prevent onsite fossil fuel combustion in new buildings. Specifically, at the time, they recommended an appropriate phase-in would be 2025 for buildings under 3 stories and single-family homes, 2027 for all buildings under 10 stores, and 2030 for all buildings over 10 stories.

(4.11.2.9) Funding figure your organization provided to this organization or individual in the reporting year (currency)

107000

(4.11.2.10) Describe the aim of this funding and how it could influence policy, law or regulation that may impact the environment

SL Green is a member of REBNY, and they work on behalf of the mutual interests of its members by promoting public and industry policies. The organization frequently speaks before government bodies with the primary goals of expanding New York's economy, encouraging the development and renovation of commercial and residential property, enhancing the city's appeal to investors and residents, and facilitating property management. REBNY conducts research on various civic matters including tax policy, city planning and zoning, rental conditions, land use policy, building codes, and other city, state, and federal legislation. REBNY also

offers members education and information sharing opportunities. For example, in 2023 REBNY offered a webinar focused on upcoming LL97 Carbon law, and the evolving rule making process. The webinars provided a forum for real estate owners and other key stakeholders interested in understanding New York City's climate legislation, its impact on buildings, and design strategies and regulatory compliance pathways. Our funding supports the advocacy and education work of REBNY.

(4.11.2.11) Indicate if you have evaluated whether your organization's engagement is aligned with global environmental treaties or policy goals

Select from:

☑ Yes, we have evaluated, and it is aligned

(4.11.2.12) Global environmental treaties or policy goals aligned with your organization's engagement on policy, law or regulation

Select all that apply

☑ Paris Agreement

Row 2

(4.11.2.1) Type of indirect engagement

Select from:

☑ Indirect engagement via other intermediary organization or individual

(4.11.2.2) Type of organization or individual

Select from:

☑ Non-Governmental Organization (NGO) or charitable organization

(4.11.2.3) State the organization or position of individual

U.S. Green Building Council (USGBC)

(4.11.2.5) Environmental issues relevant to the policies, laws, or regulations on which the organization or individual has taken a position

Select all that apply

☑ Climate change

(4.11.2.6) Indicate whether your organization's position is consistent with the organization or individual you engage with

Select from:

☑ Consistent

(4.11.2.7) Indicate whether your organization attempted to influence the organization or individual's position in the reporting year

Select from:

☑ Yes, we publicly promoted their current position

(4.11.2.8) Describe how your organization's position is consistent with or differs from the organization or individual's position, and any actions taken to influence their position

The USGBC is dedicated to creating an environmentally and socially responsible, healthy, and prosperous world through more sustainable buildings, communities, and cities. USBGC has established the LEED certification for sustainable building management and construction. The organization has formally supported the Paris Agreement and is a signatory of America is All In in support of climate action in the United States. In 2019, the USGBC made a formal statement to express their disappointment in the United States withdrawal from the Paris Agreement at the time, and encouraged other entities to remain committed to the Paris Agreement. USGBC has committed to accelerate, incentivize, and enable the transition to a low-carbon future and to improve the quality of life for everyone.

(4.11.2.9) Funding figure your organization provided to this organization or individual in the reporting year (currency)

5000

(4.11.2.10) Describe the aim of this funding and how it could influence policy, law or regulation that may impact the environment

U.S. Green Building Council is a non-profit organization with a mission of transforming buildings and communities to advance both human and environmental wellbeing.

(4.11.2.11) Indicate if you have evaluated whether your organization's engagement is aligned with global environmental treaties or policy goals

Select from:

☑ Yes, we have evaluated, and it is aligned

(4.11.2.12) Global environmental treaties or policy goals aligned with your organization's engagement on policy, law or regulation

Select all that apply

☑ Paris Agreement

Row 3

(4.11.2.1) Type of indirect engagement

Select from:

☑ Indirect engagement via other intermediary organization or individual

(4.11.2.2) Type of organization or individual

Select from:

☑ Non-Governmental Organization (NGO) or charitable organization

(4.11.2.3) State the organization or position of individual

Urban Green Building Council

(4.11.2.5) Environmental issues relevant to the policies, laws, or regulations on which the organization or individual has taken a position

Select all that apply

☑ Climate change

(4.11.2.6) Indicate whether your organization's position is consistent with the organization or individual you engage with

Select from:

☑ Consistent

(4.11.2.7) Indicate whether your organization attempted to influence the organization or individual's position in the reporting year

Select from:

☑ Yes, we publicly promoted their current position

(4.11.2.8) Describe how your organization's position is consistent with or differs from the organization or individual's position, and any actions taken to influence their position

The Urban Green Building Council believes the critical issue facing the world today is climate change. They focus efforts on improving the energy efficiency of buildings, which in New York City consume 95% of electricity, emit 70% of carbon, and use 80% of water. As they improve building sustainability in New York City and around the world, we can deliver a more resilient, efficient, healthy, and affordable future.

(4.11.2.9) Funding figure your organization provided to this organization or individual in the reporting year (currency)

8250

(4.11.2.10) Describe the aim of this funding and how it could influence policy, law or regulation that may impact the environment

Urban Green Building Council is funded by contributions from foundations, its members and corporate sponsors. In-house experts and a dedicated network of volunteers are helping to transform the built environment in New York City with models that can be replicated in urban centers worldwide.

(4.11.2.11) Indicate if you have evaluated whether your organization's engagement is aligned with global environmental treaties or policy goals

Select from:

☑ Yes, we have evaluated, and it is aligned

(4.11.2.12) Global environmental treaties or policy goals aligned with your organization's engagement on policy, law or regulation

Select all that apply

☑ Paris Agreement

Row 4

(4.11.2.1) Type of indirect engagement

Select from:

☑ Indirect engagement via a trade association

(4.11.2.4) Trade association

North America

☑ Other trade association in North America, please specify **:**New York Building Congress

(4.11.2.5) Environmental issues relevant to the policies, laws, or regulations on which the organization or individual has taken a position

Select all that apply

☑ Climate change

(4.11.2.6) Indicate whether your organization's position is consistent with the organization or individual you engage with

Select from:

☑ Consistent

(4.11.2.7) Indicate whether your organization attempted to influence the organization or individual's position in the reporting year

Select from:

☑ Yes, we publicly promoted their current position

(4.11.2.8) Describe how your organization's position is consistent with or differs from the organization or individual's position, and any actions taken to influence their position

The New York Building Congress is a membership association committed to promoting the growth and success of the construction industry in New York City. The association supports sound public policy, promotes productive capital spending, encourages public/private partnerships, and evaluates the implementation of major government projects. Part of this work includes proposing substantive projects with the objective of helping New York reach carbon neutrality by 2050. Proposals include setting whole life carbon targets for buildings, engaging stakeholders in developing and implementing low carbon policies, and encouraging embodied carbon assessments.

(4.11.2.9) Funding figure your organization provided to this organization or individual in the reporting year (currency)

21650

(4.11.2.10) Describe the aim of this funding and how it could influence policy, law or regulation that may impact the environment

Part of the New York Building Congress 2024 Policy Agenda includes building resilience and combating climate change. Specifically, the association is leading efforts to incentivize energy efficient construction and building retrofits, electrify the energy grid with renewables, clean up toxic sites, promote clean water infrastructure, and support resiliency efforts that bolster New York's shorelines. These proposals are aligned with LL97 which is in turn aligned with the Paris Agreement goals.

(4.11.2.11) Indicate if you have evaluated whether your organization's engagement is aligned with global environmental treaties or policy goals

Select from:

☑ Yes, we have evaluated, and it is aligned

(4.11.2.12) Global environmental treaties or policy goals aligned with your organization's engagement on policy, law or regulation

Select all that apply

☑ Paris Agreement

[Add row]

(4.12) Have you published information about your organization's response to environmental issues for this reporting year in places other than your CDP response?

Select from:
☑ Yes

(4.12.1) Provide details on the information published about your organization's response to environmental issues for this reporting year in places other than your CDP response. Please attach the publication.

Row 1

(4.12.1.1) Publication

Select from:
☑ In mainstream reports, in line with environmental disclosure standards or frameworks

(4.12.1.2) Standard or framework the report is in line with

Select all that apply
☑ TCFD

(4.12.1.3) Environmental issues covered in publication

Select all that apply
☑ Climate change

(4.12.1.4) Status of the publication

Select from:
☑ Complete

(4.12.1.5) Content elements

Select all that apply

☑ Content of environmental policies
☑ Governance
☑ Risks & Opportunities
☑ Strategy
☑ Emission targets

(4.12.1.6) Page/section reference

Pg. 4, 7, 29-31, 35-36

(4.12.1.7) Attach the relevant publication

2024 Proxy.pdf

(4.12.1.8) Comment

Our annual Proxy Statement includes various ESG information in addition to our detailed ESG reports.

Row 2

(4.12.1.1) Publication

Select from:
☑ In voluntary sustainability reports

(4.12.1.3) Environmental issues covered in publication

Select all that apply
☑ Climate change
☑ Water
☑ Biodiversity

(4.12.1.4) Status of the publication

Select from:

☑ Complete

(4.12.1.5) Content elements

Select all that apply

☑ Strategy

☑ Governance

☑ Emission targets

☑ Emissions figures

☑ Risks & Opportunities

☑ Value chain engagement

☑ Content of environmental policies

(4.12.1.6) Page/section reference

Pg. 2-11

(4.12.1.7) Attach the relevant publication

2024-GRI-Content-Index.pdf

(4.12.1.8) Comment

SL Green conducts annual ESG reporting which includes consistent disclosure on environmental issues and strategies. Our environmental performance data is assured by a third party.

Row 3

(4.12.1.1) Publication

Select from:

☑ In voluntary sustainability reports

(4.12.1.3) Environmental issues covered in publication

Select all that apply

☑ Climate change
☑ Water

(4.12.1.4) Status of the publication

Select from:
☑ Complete

(4.12.1.5) Content elements

Select all that apply
☑ Strategy
☑ Governance
☑ Emission targets
☑ Risks & Opportunities
☑ Value chain engagement
☑ Dependencies & Impacts
☑ Public policy engagement
☑ Content of environmental policies

(4.12.1.6) Page/section reference

All

(4.12.1.7) Attach the relevant publication

SL-Green-TCFD-Report.pdf

(4.12.1.8) Comment

In 2023, SL Green published our second dedicated Task Force on Climate-Related Financial Disclosures (TCFD) report. We view the publication of this report as a critical step in our sustainability journey, which increasingly emphasizes transparency and clear management of climate-related issues that are becoming more and more important to our investors.
[Add row]

C5. Business strategy

(5.1) Does your organization use scenario analysis to identify environmental outcomes?

Climate change

(5.1.1) Use of scenario analysis

Select from:
☑ Yes

(5.1.2) Frequency of analysis

Select from:
☑ Every two years
[Fixed row]

(5.1.1) Provide details of the scenarios used in your organization's scenario analysis.

Climate change

(5.1.1.1) Scenario used

Physical climate scenarios
☑ RCP 4.5

(5.1.1.2) Scenario used SSPs used in conjunction with scenario

Select from:
☑ SSP2

(5.1.1.3) Approach to scenario

Select from:

☑ Quantitative

(5.1.1.4) Scenario coverage

Select from:

☑ Organization-wide

(5.1.1.5) Risk types considered in scenario

Select all that apply

☑ Acute physical

☑ Chronic physical

(5.1.1.6) Temperature alignment of scenario

Select from:

☑ 2.5ºC - 2.9ºC

(5.1.1.7) Reference year

2023

(5.1.1.8) Timeframes covered

Select all that apply

☑ 2025

☑ 2030

☑ 2040

☑ 2050

☑ 2100

(5.1.1.9) Driving forces in scenario

Local ecosystem asset interactions, dependencies and impacts

☑ Climate change (one of five drivers of nature change)

☑ Other local ecosystem asset interactions, dependencies and impacts driving forces, please specify :Resource use intensifies, increases cost of utilities and other natural resources

(5.1.1.10) Assumptions, uncertainties and constraints in scenario

Social, economic, and technological trends do not shift significantly from historical patterns, but resource use intensifies.

(5.1.1.11) Rationale for choice of scenario

We quantitatively assessed the exposure of our entire 2022 portfolio of properties to chronic and acute climate-related hazards as detailed in IPCC RCP 4.5. This is considered a "middle of the road" scenario where more accelerated climate action results in less severe physical climate hazards. The assessment considered key indicators for each type of physical hazard and projected the changes to these metrics over the short-, medium- and long-term time horizons. This scenario is expected to result in global warming of 2.7C by the end of the century, with a modeled temperature increase range of 2.4C – 2.9C; Physical risks to our portfolio are intermediate, and our strategy to address and prevent the effects of physical climate hazards identified in this scenario analysis is discussed further in the "Strategy Resilience" section of our 2023 TCFD Report.

Climate change

(5.1.1.1) Scenario used

Physical climate scenarios

☑ RCP 8.5

(5.1.1.2) Scenario used SSPs used in conjunction with scenario

Select from:

☑ SSP5

(5.1.1.3) Approach to scenario

Select from:

☑ Quantitative

(5.1.1.4) Scenario coverage

Select from:

☑ Organization-wide

(5.1.1.5) Risk types considered in scenario

Select all that apply

☑ Acute physical

☑ Chronic physical

(5.1.1.6) Temperature alignment of scenario

Select from:

☑ 4.0°C and above

(5.1.1.7) Reference year

2023

(5.1.1.8) Timeframes covered

Select all that apply

☑ 2025

☑ 2030

☑ 2040

☑ 2050

☑ 2100

(5.1.1.9) Driving forces in scenario

Local ecosystem asset interactions, dependencies and impacts

☑ Climate change (one of five drivers of nature change)

Macro and microeconomy

☑ Globalizing markets

(5.1.1.10) Assumptions, uncertainties and constraints in scenario

Continued exploitation of fossil fuel resources and the adoption of resource and energy intensive lifestyles around the world. We also assessed our exposure to sea level rise using tools and data from NOAA, the EEA, and reports from NPCC; however, the results showed no portfolio exposure to this hazard by 2060 under RCP 8.5.

(5.1.1.11) Rationale for choice of scenario

We quantitatively assessed the exposure of our entire 2022 portfolio of properties to chronic and acute climate-related hazards as detailed in the IPCC RCP 8.5. This scenario is expected to result in global warming of 4.2C by the end of the century, with a modeled temperature increase range of 3.7C – 5.0C. This is considered a worst-case climate scenario in which emissions continue unabated into the long term. The assessment considered key indicators for each type of physical hazard that may result from this type of activity in the area where our business is located, and projected how these metrics would change over the short-, medium-, and long-term time horizons. We focused primarily on applying IPCC RCP 8.5 to evaluate the extremes of physical climate risks that our portfolio could experience. The results were aggregated across our entire portfolio, and the percentage of our portfolio with maximum risk exposure to the six key physical hazards across all time frames exposed are listed in our 2023 TCFD Report, Table 7. We also assessed our exposure to sea level rise using tools and data from the National Ocean and Atmospheric Administration (NOAA), the European Environment Agency (EEA), and reports from the New York City Panel on Climate Change (NPCC); however, the results showed no portfolio exposure to this hazard by 2060 under RCP 8.5. As we invest in new properties, we include sustainability performance, energy consumption, technology, and resiliency as key performance indicators related to climate change that are included in SL Green's underwriting process for asset acquisitions, dispositions, and any other investment opportunities. These sustainability performance metrics including climate-related scenarios drive our decision-making processes for buying and selling assets. For example, our management team is less likely to purchase buildings that are vulnerable to climate-related weather events. To further mitigate against climate-related risks, 5- and 10-year capital plans are developed incorporating climate-related scenarios with the goal of improving building resiliency and energy performance. The resilience of our portfolio to the physical climate hazards identified in this scenario analysis is discussed further in "Strategy Resilience" within our TCFD Report.

Climate change

(5.1.1.1) Scenario used

Climate transition scenarios

☑ Bespoke climate transition scenario

(5.1.1.3) Approach to scenario

Select from:

☑ Qualitative and quantitative

(5.1.1.4) Scenario coverage

Select from:

☑ Organization-wide

(5.1.1.5) Risk types considered in scenario

Select all that apply

☑ Policy

☑ Market

☑ Reputation

☑ Technology

☑ Liability

(5.1.1.6) Temperature alignment of scenario

Select from:

☑ 1.5°C or lower

(5.1.1.7) Reference year

2023

(5.1.1.8) Timeframes covered

Select all that apply

☑ 2025

☑ 2030
☑ 2040
☑ 2050

(5.1.1.9) Driving forces in scenario

Local ecosystem asset interactions, dependencies and impacts

☑ Climate change (one of five drivers of nature change)

☑ Other local ecosystem asset interactions, dependencies and impacts driving forces, please specify :resource use intensifies

Finance and insurance

☑ Cost of capital

☑ Sensitivity of capital (to nature impacts and dependencies)

☑ Other finance and insurance driving forces, please specify :General increase in difficulty to acquire cyber liability insurance

Stakeholder and customer demands

☑ Impact of nature footprint on reputation

☑ Impact of nature service delivery on consumer

☑ Other stakeholder and customer demands driving forces, please specify :Increased costs for tenants due to capital improvements to comply with climate regulations, Investor expectations to increase energy efficiency and sustainability of portfolio while not compromising other business goals

Regulators, legal and policy regimes

☑ Other regulators, legal and policy regimes driving forces, please specify :Compliance with LL97 which sets carbon caps for large buildings starting in 2024 as part of a broader commitment to reduce greenhouse gas emissions by 40% by 2030, and by 80% by 2050. Financial penalties for failure or alleged failure to comply.

Relevant technology and science

☑ Other relevant technology and science driving forces, please specify :Cost to transition to low emissions technologies, required investment in new technology

Direct interaction with climate

☑ On asset values, on the corporate

Macro and microeconomy

☑ Other macro and microeconomy driving forces, please specify :Market exposure to climate risk

(5.1.1.10) Assumptions, uncertainties and constraints in scenario

We have updated our prior assessment to include the exposure to potential fines incurred for exceeding emissions limits as outlined by New York City Local Law 97 (LL97), which outlines carbon equivalency caps for buildings over 25,000 square feet starting in 2024. The actual template for the LL97 report required by the DOB has not been released to-date, so for now we are uncertain that our methodology for identifying tenant use types is correct. Potential annual fines under LL97 were calculated assuming an even share of emissions reductions across all properties in the sample, and no reductions to grid emissions factors relative to the present.

(5.1.1.11) Rationale for choice of scenario

Our transition scenario analysis consists of a qualitative and quantitative assessment of our portfolio. The qualitative includes evaluating the potential impacts of transition risks in a do-nothing scenario associated with increasingly severe climate-related weather events. Risks are identified and updated on a two-year basis with heads of various SL Green departments who are responsible for managing and responding to climate-related risks and the results of our physical risk scenario analysis. Quantitatively, we assess our exposure to the impacts of future carbon mitigation policies such as carbon pricing. NYC Local Law 97's first compliance period begins in 2025. The law sets carbon caps for eligible buildings, and properties that meet the compliance criteria will be required to report their emissions to the DOB annually to ensure they do not exceed their designated cap. Each year, SL Green calculates it's estimated carbon cap utilizing the previous year's ENERGY STAR tenant use type classifications. Building emissions are calculated using the latest annual energy consumption data (most recently 2023) multiplied by the corresponding grid/fuel type emission coefficients provided in the law for four compliance periods falling between 2024 to 2050 (each compliance period is progressively more stringent). We estimate potential fines for each property using the 268 per mtCO2e exceeding the property's carbon cap for each compliance period.
[Add row]

(5.1.2) Provide details of the outcomes of your organization’s scenario analysis.

Climate change

(5.1.2.1) Business processes influenced by your analysis of the reported scenarios

Select all that apply

☑ Risk and opportunities identification, assessment and management

☑ Strategy and financial planning

☑ Resilience of business model and strategy

☑ Capacity building

☑ Target setting and transition planning

(5.1.2.2) Coverage of analysis

Select from:

☑ Organization-wide

(5.1.2.3) Summarize the outcomes of the scenario analysis and any implications for other environmental issues

Physical Risks were identified with medium to high risk of potential impact including inland flooding and increased potential of hurricanes. In addition to our efforts to slow the effects of climate change by reducing SL Green's carbon impact, we are addressing transition risks identified in our physical risk scenario analysis by developing resilience plans that will mitigate the symptoms of climate change. We have implemented comprehensive procedures to manage and respond to risks associated with climate-related weather events. We believe our prudent approach to risk management and our long-term planning process fortify the stability of our business and underpin our commitment to a sustainable future. Transitions Risks that were identified as medium risk in the short-term include mandatory carbon pricing, enhanced climate-related reporting obligations, decreased availability of rebates nd incentives, cost to transition to low emissions technology, and limited control of tenant energy use and technology. These increase to high risk after 3 years. Due to SL Green's longstanding commitment to sustainable operations supported by capital improvements, in the short term, we do not expect any financial impact from LL97 in the first compliance period through 2030 and are working on mitigating the impact for the latter compliance periods. Because of these we have identified reputation risk as low, by keeping climate topics fully integrated into our strategy. Our opportunities and strategies focus on operational excellence both in our building operations and implementation of ESG initiatives throughout our business. Additional results of our transition risk scenario analysis can be found in Table 4 of our 2023 TCFD Report.
[Fixed row]

(5.2) Does your organization's strategy include a climate transition plan?

(5.2.1) Transition plan

Select from:

☑ No, but we are developing a climate transition plan within the next two years

(5.2.15) Primary reason for not having a climate transition plan that aligns with a 1.5°C world

Select from:

☑ Not an immediate strategic priority

(5.2.16) Explain why your organization does not have a climate transition plan that aligns with a 1.5°C world

SL Green sets great importance on climate action and strategy. While we may not have shared an official climate transition plan yet, we have been dedicating resources to uphold our climate strategy and continue down a road of progress. SL Green's dedication to environmental sustainability has matured over time, rooted in the imperative of preserving our climate. In preparation for developing a climate transition plan that aligns with 1.5C world, we have focused on setting science-based targets which were recently validated by the Science Based Targets initiative (SBTi). SL Green has also aligned with the Urban Land Institute (ULI) Net Zero by 2050 goal of carbon neutral building operations and in early 2023, our environmental sustainability endeavors reached a significant milestone as our targets gained approval from the Science Based Target Initiative (SBTi). These targets for near-term Scope 1, 2, and 3 emissions are aligned with the 1.5C scenario outlined by the UN's International Panel on Climate Change. SL Green is also preparing to face the potential impacts of carbon pricing under LL97 were evaluated for a 33-property sample segment of SL Green's portfolio comprising over 25.7 million square feet including properties where we do not have operational control. Our model assumes that our portfolio emissions intensity (tCO2 /square foot) decreases in accordance with science-based targets. SL Green has been dedicated to evaluating our portfolio to determine where we can make energy efficiency upgrades and carbon-reducing retrofits. In addition to improving our buildings' mechanical and electrical systems, we are also assessing our supply chain, waste reduction practices, and reducing our water needs, among many other variables, that will permeate throughout our company and real estate assets to make a truly meaningful impact. To hold ourselves accountable and remain transparent, we publish a comprehensive biannual TCFD Report to address our climate risk management, disclosed the results of our 1.5C-aligned climate scenario analysis, where we quantitatively assess transition risks from carbon pricing under a 1.5C-aligned global emission scenario. We've also expanded other ESG Reporting including our use of GRI and SASB.
[Fixed row]

(5.3) Have environmental risks and opportunities affected your strategy and/or financial planning?

(5.3.1) Environmental risks and/or opportunities have affected your strategy and/or financial planning

Select from:
☑ Yes, both strategy and financial planning

(5.3.2) Business areas where environmental risks and/or opportunities have affected your strategy

Select all that apply
☑ Products and services
☑ Upstream/downstream value chain
☑ Investment in R&D
☑ Operations

[Fixed row]

(5.3.1) Describe where and how environmental risks and opportunities have affected your strategy.

Products and services

(5.3.1.1) Effect type

Select all that apply

☑ Risks

☑ Opportunities

(5.3.1.2) Environmental issues relevant to the risks and/or opportunities that have affected your strategy in this area

Select all that apply

☑ Climate change

(5.3.1.3) Describe how environmental risks and/or opportunities have affected your strategy in this area

Our scenario analysis identified a "Shift in Consumer Preferences" as an important transitional risk for SL Green. This includes (1) Increased tenant preference for sustainable buildings; (2) Increased material and labor costs; (3) Increased costs for tenants due to capital improvements to comply with climate regulations (LL97). SL Green's products and services have been impacted by opportunities related to building efficiency and green building certification which are helping to meet customer demand for resilient and sustainable buildings. SL Green has the potential to attract and retain tenants seeking premium, climate-resilient buildings. 100% of SL Green's Manhattan properties listed in our 2023 ESG Report hold green building designations (i.e., LEED, WELL, ENERGY STAR, BOMA360). Our scenario analysis identified substantial physical risks related to climate change, which affect our products and services as a REIT. To assess these risks, SL Green proactively reviews every building through both a financial and environmental lens to ensure that building systems and operations align with our climate-related risk assessments. When assessing climate-related risks, SL Green defines a substantive financial impact as any consequence in excess of 50,000. To avoid such substantive financial climate-related impacts, SL Green evaluates its properties every six months to identify these specific risks. For example, extreme weather could cause damage to buildings or make them less attractive to potential tenants. The most substantial strategic decision made to date is our decision to repair buildings damaged by extreme weather events and allocate resources to improve building resiliency. One example is the estimated flood- and wind-related damages from Superstorm Sandy. This amounted to 1,600,000 across of our buildings. Due to location, our most damaged property, 180 Maiden Lane, had to undergo robust recovery procedures. These procedures included moving building machinery from the basement to the third floor, restoring elevator service, restoring the façade / building envelope, reclamation of the fuel oil tank, debris clean-up, security protocols, and repairing glass/doors which amounted to over 17,000,000.

Upstream/downstream value chain

(5.3.1.1) Effect type

Select all that apply

☑ Risks

(5.3.1.2) Environmental issues relevant to the risks and/or opportunities that have affected your strategy in this area

Select all that apply

☑ Climate change

(5.3.1.3) Describe how environmental risks and/or opportunities have affected your strategy in this area

SL Green's operations are supported by an extensive upstream supply chain that sources materials that service our business and tenants. Integral to our vendor and contracting processes, we strategically evaluate our suppliers to ensure they are held accountable for upholding our standards for ESG performance. Environmental compliance is required in all our vendor contracts through our Vendor Code of Conduct and implemented through regular engagement and monitoring. As part of SL Green's commitment to mitigating negative impacts in our supply chain, we have implemented a proactive risk identification process. This allows us to identify where issues may occur across our operations, and those of our suppliers. This process begins with mandatory assessments of our Tier 1 Critical Suppliers administered by an independent third party. We identify our "critical suppliers" as those whose spend is over a defined threshold value (accounting for 60% of current annual spend) and where SL Green displays a level of dependency. Customized scorecards are generated for each supplier based on the results of their assessment as well as company segment, location, and size. SL Green leverages scorecards to evaluate suppliers' overall ESG performance and communicate ESG expectations to suppliers. Those that score between 0-24 on a 100-point scale are considered "high-risk". Annually, when calculating our Scope 3 emissions, we collect emissions-related information from our suppliers and us that data to report on Scope 3 emissions more precisely with supplier-specific emissions factors. In 2023, we performed an evaluation of the overall climate maturity of our top suppliers, largely including construction and contracting vendors. Understanding our top suppliers' climate maturity is important for the avoidance of pass-through costs and for achieving scope 3 reduction targets. As stated in our science-based target on Scope 3 Category 2 (Capital Goods), we committed to reduce this category by 30% by 2031 from a 2019 baseline. Vendors are required to demonstrate responsible business practices and implement due diligence for suppliers, contractors, and vendors within their own supply chain.

Investment in R&D

(5.3.1.1) Effect type

Select all that apply

☑ Opportunities

(5.3.1.2) Environmental issues relevant to the risks and/or opportunities that have affected your strategy in this area

Select all that apply

☑ Climate change

(5.3.1.3) Describe how environmental risks and/or opportunities have affected your strategy in this area

Our R&D investments in technology are fully aligned with our climate commitments and transition plan, particularly in advancing our carbon reduction roadmap, which focuses on both Operational Excellence and Demand Response strategies. Our Demand Response program maximizes value not only for SL Green stakeholders but also for the broader energy grid. Through continued investment in demand response technology, we assist in mitigating the environmental impacts of energy use on a larger scale. Another core component of our roadmap is our development of a unified platform that integrates bespoke sensor technology to enable real-time monitoring. The platform keeps our engineers constantly informed of inefficiencies, occupancy, and other factors that will affect their operating strategy. Coupled with investments in BMS and updated technology allowing for increased controllability of our building systems, as well as rolling out a training platform to educate engineers and property managers alike on efficient building operations and management practices. This innovative approach enables energy usage optimization across our operations. The platform's ability to centralize data and enable precise demand response measures ensures we are proactive in addressing energy use, further driving progress toward our carbon reduction targets. In this way, our technology investments are designed to support our broader mission of minimizing our environmental impact while maintaining operational efficiency and growth.

Operations

(5.3.1.1) Effect type

Select all that apply

☑ Risks

☑ Opportunities

(5.3.1.2) Environmental issues relevant to the risks and/or opportunities that have affected your strategy in this area

Select all that apply

☑ Climate change

(5.3.1.3) Describe how environmental risks and/or opportunities have affected your strategy in this area

SL Green's operations have been impacted in many ways by climate related issues. SL Green’s Board, Executive and department-level leadership act together as a fully integrated sustainability committee responsible for managing ESG governance and incorporating practices into our operations. Our TCFD physical risk assessment informs heads of various SL Green departments, including operations, who are responsible for managing and responding to climate-related risks. Every building is proactively reviewed through both a financial and environmental lens to ensure that building systems and operations align with our ESG goals. To manage the risks associated with climate, our team allocates funds for resiliency and energy efficiency projects, purchases insurance plans, installs generators, and trains

building management and security staff on emergency protocols. To address the risk of an increase in directly incurred operational costs on our Scope 1 and 2 GHG emissions, we proactively monitor our projected building emissions and relevant emission reduction initiatives to understand our potential exposure to carbon pricing costs associated with LL97 and other NYC climate regulations. For example, in 2019, New York City passed Local Law 97 (LL97). This law requires buildings greater than 25,000 square feet to be compliant with a carbon cap starting in 2024. Based on current emissions data, SL Green's portfolio is expected to be compliant through 2029, with no material financial impact to our properties. IT: Our focus on energy efficiency is a strategic outlook that has shaped many of the prominent IT-related climate resilience measures ongoing at SL Green. SL Green has achieved WiredScore certification across 28 properties. This certification measures the quality and resilience of a building's digital infrastructure, cellular coverage, Internet service providers, and resilience. The certification also evaluates if a building can adapt to future technology. Additionally, we have begun the transition from on premises solutions to off-site data centers, improving resilience while also lowering costs.
[Add row]

(5.3.2) Describe where and how environmental risks and opportunities have affected your financial planning.

Row 1

(5.3.2.1) Financial planning elements that have been affected

Select all that apply
☑ Revenues

(5.3.2.2) Effect type

Select all that apply
☑ Risks
☑ Opportunities

(5.3.2.3) Environmental issues relevant to the risks and/or opportunities that have affected these financial planning elements

Select all that apply
☑ Climate change

(5.3.2.4) Describe how environmental risks and/or opportunities have affected these financial planning elements

SL Green capitalizes on climate-related opportunities at our properties by implementing energy efficiency projects, which reduce overall operating expenses and increase asset resale value. Additionally, we pursue innovative technologies to further enhance our performance and minimize climate impact, ultimately boosting asset value

Row 2

(5.3.2.1) Financial planning elements that have been affected

Select all that apply

☑ Indirect costs

(5.3.2.2) Effect type

Select all that apply

☑ Risks

☑ Opportunities

(5.3.2.3) Environmental issues relevant to the risks and/or opportunities that have affected these financial planning elements

Select all that apply

☑ Climate change

(5.3.2.4) Describe how environmental risks and/or opportunities have affected these financial planning elements

Our energy and carbon management approach accounts for fluctuating tenant demand while maintaining efficiency. We continually explore commercially available solutions to optimize our energy management program, such as variable-speed motors, drives, and occupancy-based optimization. These strategies help us achieve green building certifications, reduce energy consumption, and lower overall operating expenses for both the base building and our tenants. To mitigate energy price fluctuations, we regularly review market conditions and adjust our contracts, sometimes locking in energy costs to reduce risk. As we anticipate energy market volatility during the climate transition, we will continue to analyze our procurement process to refine our strategy.

Row 3

(5.3.2.1) Financial planning elements that have been affected

Select all that apply

☑ Capital expenditures

(5.3.2.2) Effect type

Select all that apply

☑ Opportunities

(5.3.2.3) Environmental issues relevant to the risks and/or opportunities that have affected these financial planning elements

Select all that apply

☑ Climate change

(5.3.2.4) Describe how environmental risks and/or opportunities have affected these financial planning elements

Preventative maintenance and best practices enable our building equipment to operate at peak efficiency and durability. Our Engineering Team identifies equipment approaching the end of its useful life and proposes capital projects that enhance energy efficiency. We also recognize that equipment replacements present opportunities to deploy new technologies and meet the evolving needs of our building occupants. In addition to our internal expertise, we collaborate with external consultants to improve our properties through retro-commissioning, ensuring building systems meet specifications, and conducting ASHRAE Level II Energy Audits to identify energy efficiency opportunities. We review our capital plans annually, re-evaluating and prioritizing projects based on their financial and environmental benefits. We also monitor utility incentive programs that encourage the installation of state-of-the-art equipment over the continued operation of outdated systems. Capital improvements not only enhance the overall value of our properties but also reduce operating costs and modernize our base building systems. Our engineering, operations, and sustainability teams collaborate to map out 5- and 10-year project plans for each building, aligning with SL Green's GHG emission intensity goal and NYC's GHG emission reduction targets. By prioritizing technology upgrades and capital improvements, we remain on track to comply with LL97 in the most cost-effective way while providing additional benefits to our tenants.

Row 4

(5.3.2.1) Financial planning elements that have been affected

Select all that apply

☑ Acquisitions and divestments

(5.3.2.2) Effect type

Select all that apply

☑ Risks

(5.3.2.3) Environmental issues relevant to the risks and/or opportunities that have affected these financial planning elements

Select all that apply

☑ Climate change

(5.3.2.4) Describe how environmental risks and/or opportunities have affected these financial planning elements

From a lifecycle perspective, our climate-related risk management process starts with our investments and underwriting teams, who collaborate with our ESG team to stay ahead of existing and emerging regulations. Climate risk is integrated into underwriting and decision-making for asset acquisition and disposition. For example, our underwriting team flags properties that are vulnerable to climate-related events, such as those located in flood zones. Five-year capital plans are developed for each potential acquisition to ensure the property is resilient and energy-efficient. We evaluate the energy performance of every asset—both current and potential—and consider the efficiency of installed building systems in our decision-making and capital planning. Green building certifications are also noted, influencing our short- and medium-term financial planning. When structuring capital investment strategies for prospective acquisitions, redevelopments, or new developments, we ensure compliance with LL87 and LL33, and fully assess properties against LL88 and LL97 to embed climate resilience into our portfolio. Energy efficiency is a key factor in these strategies. In evaluating buildings, we emphasize sustainable performance, thoroughly assessing building design and technologies to implement the most effective sustainability measures. Greenhouse gas emissions and building certifications are critical considerations and are always incorporated into our budgeting and planning processes.

Row 5

(5.3.2.1) Financial planning elements that have been affected

Select all that apply

☑ Liabilities

(5.3.2.2) Effect type

Select all that apply

☑ Risks

(5.3.2.3) Environmental issues relevant to the risks and/or opportunities that have affected these financial planning elements

Select all that apply

☑ Climate change

(5.3.2.4) Describe how environmental risks and/or opportunities have affected these financial planning elements

Climate-related weather events pose significant liabilities to our assets, with the potential to cause damage and disrupt operations. For instance, events like Superstorm Sandy demonstrated how such occurrences can compromise buildings and result in lost tenant rent. To manage these risks, SL Green employs several strategies: Insurance Coverage: We maintain comprehensive flood, wind, and earthquake insurance policies, totaling upwards of 2.65 billion annually. Emergency Preparedness: Our building staff is thoroughly trained in emergency response protocols to mitigate potential liabilities during extreme weather events. Resilience Investments: We allocate funds for resiliency and energy efficiency projects, enhancing our buildings' capacity to withstand adverse weather conditions. Backup Power Solutions: The installation of generators ensures continuity of operations during power outages caused by severe weather. Ongoing Training: Our building management and security staff receive regular training on emergency protocols to effectively handle climate-related incidents. These proactive measures underscore our commitment to safeguarding our assets and ensuring the safety and well-being of our tenants.

Row 6

(5.3.2.1) Financial planning elements that have been affected

Select all that apply

☑ Access to capital

(5.3.2.2) Effect type

Select all that apply

☑ Opportunities

(5.3.2.3) Environmental issues relevant to the risks and/or opportunities that have affected these financial planning elements

Select all that apply

☑ Climate change

(5.3.2.4) Describe how environmental risks and/or opportunities have affected these financial planning elements

Access to capital also provides the opportunity to invest in emerging green technologies. Our 5- and 10-year capital plans incorporate climate-related scenarios with the goal of enhancing building resiliency and energy performance. These long-term plans enable us to outline larger capital projects with ROI calculations that go beyond simple payback, considering broader financial and environmental benefits.
[Add row]

(5.4) In your organization's financial accounting, do you identify spending/revenue that is aligned with your organization's climate transition?

	Identification of spending/revenue that is aligned with your organization's climate transition
	Select from: ☑ No, but we plan to in the next two years

[Fixed row]

(5.5) Does your organization invest in research and development (R&D) of low-carbon products or services related to your sector activities?

	Investment in low-carbon R&D	Comment
	Select from: ☑ Yes	*Descriptions of SL Green's investments into R&D of low-carbon buildings are outlined in our response to 5.5.6.*

[Fixed row]

(5.5.6) Provide details of your organization's investments in low-carbon R&D for real estate and construction activities over the last three years.

Row 1

(5.5.6.1) Technology area

Select from:

☑ Demand response

(5.5.6.2) Stage of development in the reporting year

Select from:

☑ Large scale commercial deployment

(5.5.6.3) Average % of total R&D investment over the last 3 years

36

(5.5.6.4) R&D investment figure in the reporting year (unit currency as selected in 1.2) (optional)

0

(5.5.6.5) Average % of total R&D investment planned over the next 5 years

30

(5.5.6.6) Explain how your R&D investment in this technology area is aligned with your climate commitments and/or climate transition plan

Our R&D investments in technology are fully aligned with our climate commitments, particularly in expanding our Demand Response program to maximize value not only for SL Green stakeholders but also for the broader energy grid. A critical part of this strategy is the use of hybrid assets across our portfolio, which enables us to significantly reduce energy consumption during peak demand periods. These assets allow for large-scale energy curtailment, optimizing our responsiveness to grid needs and helping to stabilize the overall energy system. By integrating advanced energy management technologies with demand response capabilities, we are able to effectively balance energy usage in real time, contributing to both carbon reduction and grid reliability. This approach not only enhances our operational efficiency

but also reinforces our role as a responsible corporate citizen, actively supporting grid-wide sustainability efforts. Through continued investment in demand response technology, we aim to deliver tangible benefits to all our stakeholders, while helping to mitigate the environmental impacts of energy use on a larger scale.

Row 2

(5.5.6.1) Technology area

Select from:

☑ Other, please specify **:**Real-time Energy Mangement Platform

(5.5.6.2) Stage of development in the reporting year

Select from:

☑ Small scale commercial deployment

(5.5.6.3) Average % of total R&D investment over the last 3 years

64

(5.5.6.4) R&D investment figure in the reporting year (unit currency as selected in 1.2) (optional)

0

(5.5.6.5) Average % of total R&D investment planned over the next 5 years

60

(5.5.6.6) Explain how your R&D investment in this technology area is aligned with your climate commitments and/or climate transition plan

Our R&D investments in technology are fully aligned with our climate commitments and transition plan, particularly in advancing our carbon reduction roadmap, which focuses on both Operational Excellence and Demand Response strategies. A core component of this roadmap is our development of a unified platform that integrates bespoke sensor technology with energy management practices. This innovative approach enables real-time monitoring and optimization of energy usage across our operations. By leveraging existing data and insights, we can significantly enhance the efficiency of day-to-day operations, reducing both energy consumption and carbon emissions. This alignment with our climate transition plan helps us not only achieve immediate operational gains but also positions us to prioritize long-term sustainability goals. The platform's ability to centralize data and enable precise demand response measures ensures we are proactive in addressing energy use,

further driving progress toward our carbon reduction targets. In this way, our technology investments are designed to support our broader mission of minimizing our environmental impact while maintaining operational efficiency and growth.
[Add row]

(5.10) Does your organization use an internal price on environmental externalities?

	Use of internal pricing of environmental externalities	Environmental externality priced
	Select from: ☑ Yes	*Select all that apply* ☑ Carbon

[Fixed row]

(5.10.1) Provide details of your organization's internal price on carbon.

Row 1

(5.10.1.1) Type of pricing scheme

Select from:
☑ Shadow price

(5.10.1.2) Objectives for implementing internal price

Select all that apply
☑ Drive energy efficiency
☑ Drive low-carbon investment
☑ Identify and seize low-carbon opportunities
☑ Navigate regulations
☑ Reduce upstream value chain emissions

(5.10.1.3) Factors considered when determining the price

Select all that apply

☑ Alignment with the price of a carbon tax

(5.10.1.4) Calculation methodology and assumptions made in determining the price

Our shadow price accounts for exposure to potential fines incurred for exceeding emissions limits as outlined by New York City Local Law 97 (LL97), which outlines carbon equivalency caps for buildings over 25,000 square feet starting in 2024. We assessed the potential impacts, in a do-nothing scenario, of emission limits for buildings that are required to comply with LL97. Carbon caps have been set based on ENERGY STAR Portfolio Manager (ESPM) use type classifications which is a blended average based on the tenant makeup of each building. The carbon caps have been calculated in each building utilizing the current tenant use classifications for 2022. The estimated carbon emissions per building are based on the latest annual electricity and energy consumption amounts for reporting year 2022 multiplied by the corresponding grid/fuel type emission coefficients for 2024 to 2050. The calculations were completed for the main four compliance periods of LL97: 2024 – 2029; 2030 – 2034; 2035 – 2039; and 2040 – 2050 following the promulgated LL97 rules. Any potential fines were estimated for buildings exceeding their emission limit in the associated compliance period and were based on the published fine amount of 268 per metric ton of CO2e.

(5.10.1.5) Scopes covered

Select all that apply

☑ Scope 1

☑ Scope 2

☑ Scope 3, Category 13 - Downstream leased assets

(5.10.1.6) Pricing approach used – spatial variance

Select from:

☑ Uniform

(5.10.1.8) Pricing approach used – temporal variance

Select from:

☑ Static

(5.10.1.10) Minimum actual price used (currency per metric ton CO2e)

268

(5.10.1.11) Maximum actual price used (currency per metric ton CO2e)

268

(5.10.1.12) Business decision-making processes the internal price is applied to

Select all that apply

☑ Capital expenditure

☑ Operations

☑ Procurement

☑ Risk management

☑ Opportunity management

(5.10.1.13) Internal price is mandatory within business decision-making processes

Select from:

☑ No

(5.10.1.14) % total emissions in the reporting year in selected scopes this internal price covers

100

(5.10.1.15) Pricing approach is monitored and evaluated to achieve objectives

Select from:

☑ Yes

(5.10.1.16) Details of how the pricing approach is monitored and evaluated to achieve your objectives

NYC will regulate carbon beginning in 2024 with the passing of Local Law 97 (LL97). SL Green proactively monitors our projected building emissions and relevant emission reduction initiatives to understand our potential exposure to carbon pricing costs associated with LL97 and other NYC climate regulations. Due to our long-standing commitment to efficient building operations supported by capital improvements, we do not expect any material financial impact from LL97 in the first compliance period of 2024 to 2029. We are still proactively implementing projects that target carbon reduction, to reduce or eliminate fines in the later compliance

periods. In 2023, we updated our carbon pricing scenario analysis based on the latest New York City and New York State climate regulations and the projected energy consumption of our current portfolio. To demonstrate our commitment to emissions management, we established a portfolio-wide absolute reduction goal of 50.4% by 2030 for Scope 1 and Scope 2 emissions, and a 30% by 2030 for Scope 3 emissions from Capital Goods. The next step in minimizing our environmental footprint is net zero carbon building operations.
[Add row]

(5.11) Do you engage with your value chain on environmental issues?

	Engaging with this stakeholder on environmental issues	Environmental issues covered
Suppliers	*Select from:* ☑ Yes	*Select all that apply* ☑ Climate change
Customers	*Select from:* ☑ Yes	*Select all that apply* ☑ Climate change
Investors and shareholders	*Select from:* ☑ Yes	*Select all that apply* ☑ Climate change
Other value chain stakeholders	*Select from:* ☑ Yes	*Select all that apply* ☑ Climate change

[Fixed row]

(5.11.1) Does your organization assess and classify suppliers according to their dependencies and/or impacts on the environment?

Climate change

(5.11.1.1) Assessment of supplier dependencies and/or impacts on the environment

Select from:

☑ Yes, we assess the dependencies and/or impacts of our suppliers

(5.11.1.2) Criteria for assessing supplier dependencies and/or impacts on the environment

Select all that apply

☑ Contribution to supplier-related Scope 3 emissions

☑ Impact on plastic waste and pollution

☑ Impact on pollution levels

☑ Other, please specify **:**Water, biodiversity, energy consumption, product use, customer health & safety, and environmental services & advocacy.

(5.11.1.3) % Tier 1 suppliers assessed

Select from:

☑ 51-75%

(5.11.1.4) Define a threshold for classifying suppliers as having substantive dependencies and/or impacts on the environment

SL Green's supplier due diligence process is supported by an independent third-party, EcoVadis, who performs mandatory annual audits and assessments of our critical suppliers to ensure compliance and/or identify actual and potential issues within our supply chain on a robust variety of ESG topics including environmental issues. Each supplier's assessment is scored by EcoVadis, and suppliers that score between 0-24 on a 100-point scale are considered "high risk."

(5.11.1.5) % Tier 1 suppliers meeting the thresholds for substantive dependencies and/or impacts on the environment

Select from:

☑ None

[Fixed row]

(5.11.2) Does your organization prioritize which suppliers to engage with on environmental issues?

Climate change

(5.11.2.1) Supplier engagement prioritization on this environmental issue

Select from:

☑ Yes, we prioritize which suppliers to engage with on this environmental issue

(5.11.2.2) Criteria informing which suppliers are prioritized for engagement on this environmental issue

Select all that apply

☑ Material sourcing

☑ Procurement spend

☑ Product lifecycle

☑ Regulatory compliance

☑ Business risk mitigation

☑ Vulnerability of suppliers

☑ Strategic status of suppliers

☑ Product safety and compliance

☑ Supplier performance improvement

(5.11.2.4) Please explain

Integral to our vendor/contracting processes, we strategically evaluate our suppliers to ensure they are held accountable for upholding our standards for ESG performance. Environmental and health & safety compliance is required in all our vendor contracts and implemented through regular engagement and monitoring. Among other initiatives, recent actions include implementing a proactive supply chain monitoring process. This process begins with mandatory assessments of Tier 1 Critical Suppliers administered by an independent third party. SL Green identifies "critical suppliers" as those whose spend is over a defined threshold value (accounting for 60% of current annual spend) and where SL Green displays a level of dependency. Customized scorecards are generated for each supplier based on the results of each supplier's assessment as well as company segment, location, and size. SL Green leverages these scores to evaluate suppliers' overall ESG performance and communicate ESG expectations to suppliers. In certain instances, SL Green creates corrective action plans to address identified issues and establish monitoring mechanisms. Our third-party system not only provides the mechanism to rank suppliers and request confirmation of regulatory compliance, but it also provides educational content for the purpose of closing the skills gaps supply chain. SL Green also encourages local product/service purchases at all properties in order to reduce emissions and benefit the local economy.
[Fixed row]

(5.11.5) Do your suppliers have to meet environmental requirements as part of your organization's purchasing process?

Climate change

(5.11.5.1) Suppliers have to meet specific environmental requirements related to this environmental issue as part of the purchasing process

Select from:

☑ Yes, environmental requirements related to this environmental issue are included in our supplier contracts

(5.11.5.2) Policy in place for addressing supplier non-compliance

Select from:

☑ Yes, we have a policy in place for addressing non-compliance

(5.11.5.3) Comment

Environmental requirements are included in our supplier contracts, as well as our Vendor Code of Conduct. SL Green works with each supplier as needed to create customized corrective action plans addressing areas where the supplier is not compliant with our policies and establishing monitoring mechanisms. Suppliers are reevaluated before renewing existing contracts. We reserve the right to terminate or suspend any agreements and relationships with suppliers who are unable to comply with our policies.
[Fixed row]

(5.11.6) Provide details of the environmental requirements that suppliers have to meet as part of your organization's purchasing process, and the compliance measures in place.

Climate change

(5.11.6.1) Environmental requirement

Select from:

☑ Other, please specify **:**Complying with regulatory requirements

(5.11.6.2) Mechanisms for monitoring compliance with this environmental requirement

Select all that apply

☑ Grievance mechanism/ Whistleblowing hotline

☑ Supplier scorecard or rating

☑ Supplier self-assessment

(5.11.6.3) % tier 1 suppliers by procurement spend required to comply with this environmental requirement

Select from:
☑ 100%

(5.11.6.4) % tier 1 suppliers by procurement spend in compliance with this environmental requirement

Select from:
☑ 100%

(5.11.6.7) % tier 1 supplier-related scope 3 emissions attributable to the suppliers required to comply with this environmental requirement

Select from:
☑ 100%

(5.11.6.8) % tier 1 supplier-related scope 3 emissions attributable to the suppliers in compliance with this environmental requirement

Select from:
☑ 100%

(5.11.6.9) Response to supplier non-compliance with this environmental requirement

Select from:
☑ Other, please specify **:**SL Green reserves the right to terminate or suspend any agreements and relationships with a vendor that is unable to comply with our expectations for environmental performance or demonstrates repeated or serious disregard for these expectations.

(5.11.6.10) % of non-compliant suppliers engaged

Select from:
☑ None

(5.11.6.11) Procedures to engage non-compliant suppliers

Select all that apply

☑ Providing information on appropriate actions that can be taken to address non-compliance

(5.11.6.12) Comment

SL Green and its suppliers are subject to a wide range of environmental codes and regulations. We are committed to selecting and working with suppliers that exemplify transparency and comply with all applicable federal, state, and municipal standards and regulations regarding environmental issues in all of the jurisdictions where they operate. Environmental compliance is required in all of our vendor contracts, our Vendor Code of Conduct, and our Corporate Sustainability Policy and Corporate Code of Ethics. We seek to implement and to ensure this compliance through regular engagement and monitoring. It is SL Green's intent to exceed the minimum requirements of the law and industry practice, as we believe that mere compliance is not sufficient to attain the highest ethical standards. Based on company segment, location, and size, customized scorecards are generated for each of our top suppliers. These scorecards evaluate overall ESG performance, which falls under four categories (Environment, Labor & Human Rights, Ethics, and Sustainable Procurement). Each supplier's assessment is scored, and suppliers that score between 0-24 on a 100 point scale are considered "high risk". High-risk suppliers are issued corrective action plans and given access to trainings, videos, and articles to assist in achieving compliance in whichever topics they score poorly. For construction-related activities, vendor violations are tracked weekly or bi-weekly to ensure compliance with all regulations.

Climate change

(5.11.6.1) Environmental requirement

Select from:

☑ Environmental disclosure through a non-public platform

(5.11.6.2) Mechanisms for monitoring compliance with this environmental requirement

Select all that apply

☑ Grievance mechanism/ Whistleblowing hotline

☑ Supplier scorecard or rating

☑ Supplier self-assessment

(5.11.6.3) % tier 1 suppliers by procurement spend required to comply with this environmental requirement

Select from:

☑ 51-75%

(5.11.6.4) % tier 1 suppliers by procurement spend in compliance with this environmental requirement

Select from:
☑ 51-75%

(5.11.6.7) % tier 1 supplier-related scope 3 emissions attributable to the suppliers required to comply with this environmental requirement

Select from:
☑ 51-75%

(5.11.6.8) % tier 1 supplier-related scope 3 emissions attributable to the suppliers in compliance with this environmental requirement

Select from:
☑ 51-75%

(5.11.6.9) Response to supplier non-compliance with this environmental requirement

Select from:
☑ Other, please specify **:**SL Green reserves the right to terminate or suspend any agreements and relationships with a vendor that is unable to comply with our expectations for environmental performance or demonstrates repeated or serious disregard for these expectations.

(5.11.6.10) % of non-compliant suppliers engaged

Select from:
☑ Unknown

(5.11.6.11) Procedures to engage non-compliant suppliers

Select all that apply
☑ Providing information on appropriate actions that can be taken to address non-compliance

(5.11.6.12) Comment

We encourage that vendors should manage, measure and report on their environmental impact and continuously seek to improve their performance in this area. SL Green is committed to driving resource efficiency by systematically considering prospective suppliers' environmental performance during the procurement process and the contract period. We perform annual evaluations of our top vendors through a third-party platform. Customized questionnaires are issued to each top supplier based on company segment, location, and size. These scorecards evaluate overall ESG performance, which falls under four categories (Environment, Labor & Human Rights, Ethics, and Sustainable procurement). Each supplier's assessment is scored, and suppliers that score between 0-24 on a 100 point scale are considered "high risk."

Climate change

(5.11.6.1) Environmental requirement

Select from:

☑ Waste and resource reduction and material circularity

(5.11.6.2) Mechanisms for monitoring compliance with this environmental requirement

Select all that apply

☑ Grievance mechanism/ Whistleblowing hotline

☑ Supplier scorecard or rating

☑ Supplier self-assessment

(5.11.6.3) % tier 1 suppliers by procurement spend required to comply with this environmental requirement

Select from:

☑ 100%

(5.11.6.4) % tier 1 suppliers by procurement spend in compliance with this environmental requirement

Select from:

☑ 100%

(5.11.6.7) % tier 1 supplier-related scope 3 emissions attributable to the suppliers required to comply with this environmental requirement

Select from:

☑ 100%

(5.11.6.8) % tier 1 supplier-related scope 3 emissions attributable to the suppliers in compliance with this environmental requirement

Select from:
☑ 100%

(5.11.6.9) Response to supplier non-compliance with this environmental requirement

Select from:
☑ Other, please specify **:**SL Green reserves the right to terminate or suspend any agreements and relationships with a vendor that is unable to comply with our expectations for environmental performance or demonstrates repeated or serious disregard for these expectations.

(5.11.6.10) % of non-compliant suppliers engaged

Select from:
☑ Unknown

(5.11.6.11) Procedures to engage non-compliant suppliers

Select all that apply
☑ Providing information on appropriate actions that can be taken to address non-compliance

(5.11.6.12) Comment

SL Green partners with vendors during their contracts to monitor and minimize waste and the use of hazardous substances and materials, and to increase recycling, energy and water efficiency. Our vendors are expected to procure LEED-compliant materials, including environmentally preferable deicers and construction materials, and green cleaning products. Our facility managers and chief engineers collaborate with tenants and vendors to meet our objectives for having environmentally-preferable material and/or products for ongoing consumables, durable goods, facility alterations and additions, and use of mercury-containing light bulbs. Post-consumer and rapidly-renewable materials are examples of sustainable purchases, as are materials that have been harvested, processed or extracted within 500 miles of a project or property. SL Green is committed to driving resource efficiency through systematically considering suppliers' environmental performance. Our mandatory supplier assessments annually evaluate the overall ESG performance of our supply chain through a third-party platform. These assessments include a robust assessment of the vendors material-sourcing, material use, waste reduction, and waste diversion practices.
[Add row]

(5.11.7) Provide further details of your organization’s supplier engagement on environmental issues.

Climate change

(5.11.7.2) Action driven by supplier engagement

Select from:

☑ Other, please specify **:**Systematic engagement fosters a more transparent supplier partnership and greater collaboration on reducing environmental impacts

(5.11.7.3) Type and details of engagement

Information collection

☑ Other information collection activity, please specify **:**Supplier performance in four categories (Environment, Labor & Human Rights, Ethics, and Sustainable Procurement) is collected and evaluated by SL Green.

(5.11.7.4) Upstream value chain coverage

Select all that apply

☑ Tier 1 suppliers

(5.11.7.5) % of tier 1 suppliers by procurement spend covered by engagement

Select from:

☑ 76-99%

(5.11.7.6) % of tier 1 supplier-related scope 3 emissions covered by engagement

Select from:

☑ 26-50%

(5.11.7.9) Describe the engagement and explain the effect of your engagement on the selected environmental action

SL Green's operations are supported by an extensive supply chain that sources materials and services for our business and tenants. We have implemented a proactive due diligence risk identification process as part of SL Green's commitment to mitigating negative climate impacts in our supply chain. This framework allows us to meet ESG commitments by proactively identifying where issues may occur across our own operations, and those of our suppliers. SL Green leverages these scores to evaluate suppliers' ESG performance and communicate ESG expectations to suppliers. In certain instances, SL Green creates corrective action plans to address identified issues and establish monitoring mechanisms. Further, SL Green integrates ESG standards into its contracts, where suppliers are required to meet and exceed regulatory compliance and uphold environmentally and socially responsible standards. We performed an evaluation of the overall climate maturity of our top suppliers, largely including construction and contracting vendors. Understanding our top suppliers' climate maturity is important for the avoidance of pass-through costs and for achieving scope 3 reduction targets. Vendors are required to demonstrate responsible business practices and implement due diligence for suppliers, contractors, and vendors within their own supply chain as stated in the Supply Chain and Vendor Code of Conduct. Ultimately our engagement with suppliers on environmental issues allows us to maintain compliance with state and federal environmental regulations and drive higher environmental performance within our portfolio.

(5.11.7.10) Engagement is helping your tier 1 suppliers meet an environmental requirement related to this environmental issue

Select from:

☑ No, this engagement is unrelated to meeting an environmental requirement

(5.11.7.11) Engagement is helping your tier 1 suppliers engage with their own suppliers on the selected action

Select from:

☑ Unknown

[Add row]

(5.11.9) Provide details of any environmental engagement activity with other stakeholders in the value chain.

Climate change

(5.11.9.1) Type of stakeholder

Select from:

☑ Investors and shareholders

(5.11.9.2) Type and details of engagement

Other

☑ Other, please specify **:**Questionnaires and surveys, shareholder outreach, investor meetings and presentations

(5.11.9.3) % of stakeholder type engaged

Select from:

☑ 100%

(5.11.9.4) % stakeholder-associated scope 3 emissions

Select from:

☑ None

(5.11.9.5) Rationale for engaging these stakeholders and scope of engagement

Over the past decade, ESG has emerged at the forefront of the values held by our stakeholders and investors. SL Green provides sustainable office buildings for over 100,000 tenant employees, and as Manhattan's largest office landlord, we recognize that the performance of our portfolio has a significant influence on the low-carbon future of New York City. Our purpose is to create safe, healthy, and sustainable spaces that enable companies to build human connections, fostering creativity, ingenuity, and productivity, and ESG is an important component of fulfilling this purpose. We are privileged to be in a position to lead the transition towards efficient, climate resilient buildings in Manhattan, and our early focus on environmental stewardship has continually advanced the sustainability of our company each year. This has not only benefited SL Green directly, but also our partners, tenants, and the greater community.

(5.11.9.6) Effect of engagement and measures of success

Our ongoing ESG efforts help attract and retain diverse, high-performing talent, maximize our portfolio and give back to our NYC community, elements which are essential to delivering long-term stockholder value.

Climate change

(5.11.9.1) Type of stakeholder

Select from:

☑ Customers

(5.11.9.2) Type and details of engagement

Education/Information sharing

☑ Educate and work with stakeholders on understanding and measuring exposure to environmental risks

Innovation and collaboration

☑ Collaborate with stakeholders on innovations to reduce environmental impacts in products and services

(5.11.9.3) % of stakeholder type engaged

Select from:

☑ 100%

(5.11.9.4) % stakeholder-associated scope 3 emissions

Select from:

☑ 100%

(5.11.9.5) Rationale for engaging these stakeholders and scope of engagement

SL Green is committed to protecting the environment surrounding each of our properties and the local communities where we operate. This includes minimizing our impact by reducing the consumption of energy, water, waste consumption, and natural resources, and promoting environmental responsibility in collaboration with our tenants, employees, and contractors. Since tenants typically account for over 60% of whole-building energy and emissions, our emission reduction strategy extends beyond our direct control. We are committed to supporting our tenants' environmental goals through collaborative opportunities, education, and outreach. Tenant engagement facilitated by data transparency is critical to further improving sustainable practices throughout our portfolio. Through our real-time energy management system, iES EnergyDesk, sub metered tenants have access to their energy consumption in sub-hourly intervals. Integrating this energy management tool provides tenants with a clear visualization of their carbon emissions benchmarked from a baseline year and a basis for understanding their carbon footprint through data transparency. Our goal is to expand our data sharing capabilities further to provide tenants with granular data on their energy use, indoor environmental quality, and carbon emissions, and we are committed to expanding the data tool coverage to the thousands of companies with office space in our portfolio. NYSERDA recently expanded their Commercial Tenant Program, which provides our tenants with free energy audits to help them identify energy savings opportunities in their spaces. We promote this program throughout our portfolio to equip our tenants with the tools to make informed decisions on energy improvements. With the support of NYSERDA's Commercial Tenant Program, SLG commissioned a portfolio-wide study to identify energy conservation measures through expert analysis of interval energy data. Customized reports are shared with tenants outlining targeted efficiency opportunities. In addition, we are committed to refining lease language to maximize our environmental stewardship in partnership with tenants. SLG's team is positioned to assist tenants pursue LEED and WELL certifications, and qualify for government rebate programs. SL Green disseminates sustainability knowledge to tenants through webinars, lobby events, and marketing material.

(5.11.9.6) Effect of engagement and measures of success

SL Green calculates Scope 3 emissions based on tenant energy consumption on an annual basis. To lower Scope 3 emissions, energy saving tips were distributed to the over 840 tenant companies that work throughout SL Green's portfolio. Additionally, over 100,000 tenants were encouraged to participate in Earth Hour alongside SL Green by powering down non-essential lighting and equipment to save energy in 2019. SL Green also engaged 5 tenants to conduct an energy audit of their space through NYSERDA's commercial Tenant Program and has doubled this engagement goal. SL Green's Sustainability Team also supplied data for tenants to support corporate reporting mandates, including KPMG and UN Women. By achieving LEED Gold at 220 East 42nd at the base building level and by implementing green policies and procedures, SL Green was able to contribute one third of the points required for UN Women to achieve a LEED certification in their office space in 2018.

Climate change

(5.11.9.1) Type of stakeholder

Select from:

☑ Other value chain stakeholder, please specify :Community (Business Improvement Districts)

(5.11.9.2) Type and details of engagement

Education/Information sharing

☑ Share information on environmental initiatives, progress and achievements

(5.11.9.3) % of stakeholder type engaged

Select from:

☑ Unknown

(5.11.9.4) % stakeholder-associated scope 3 emissions

Select from:

☑ None

(5.11.9.5) Rationale for engaging these stakeholders and scope of engagement

At SL Green, we hold ourselves to the highest standard of corporate responsibility and strive to be active and responsible members of our NYC community. We are dedicated to making a positive impact through our development projects, philanthropic endeavors, and partnerships with local stakeholders. Throughout our operations, we prioritize engaging with local stakeholders to ensure our projects benefit tenants and surrounding communities. Our commitment to community

engagement extends across all levels of our organization. We are committed to responsible development that enhances the well-being of the neighborhoods where we operate. Our approach involves integrating community needs and stakeholder input into our projects from inception to completion. Through transparent engagement and proactive management of community impacts, we strive to build positive relationships and create lasting value for all stakeholders. Considering the impacts our projects can have on surrounding communities is an integral part of SL Green's business processes and allows SL Green to proactively manage our reputational risk. Community impact is overseen by the Executive Vice President of Development and factored into all stages of our buildings' life cycles through project management, design, construction, operation, and maintenance.

(5.11.9.6) Effect of engagement and measures of success

SL Green's success is linked to a thriving New York City. We support a variety of causes that address the physical, mental, and emotional needs of our community. We also create thousands of jobs and positive community impact.
[Add row]

C6. Environmental Performance - Consolidation Approach

(6.1) Provide details on your chosen consolidation approach for the calculation of environmental performance data.

Climate change

(6.1.1) Consolidation approach used

Select from:

☑ Operational control

(6.1.2) Provide the rationale for the choice of consolidation approach

SL Green uses an operational control approach for environmental data which includes residential and office properties located in New York City in which SL Green maintained ownership interest and direct operational control during all or part of the 2023 calendar year. Operational control constitutes both full time management or active decision making for ongoing operational issues. This boundary excludes properties under development, non-managed properties, and non-real estate assets. As a REIT, the operational control approach allows us to comprehensively account for emissions that SL Green can directly influence through energy and emissions reduction initiatives.

Plastics

(6.1.1) Consolidation approach used

Select from:

☑ Other, please specify **:**N/A

(6.1.2) Provide the rationale for the choice of consolidation approach

N/A

Biodiversity

(6.1.1) Consolidation approach used

Select from:

☑ Other, please specify **:**N/A

(6.1.2) Provide the rationale for the choice of consolidation approach

N/A
[Fixed row]

C7. Environmental performance - Climate Change

(7.1) Is this your first year of reporting emissions data to CDP?

Select from:
☑ No

(7.1.1) Has your organization undergone any structural changes in the reporting year, or are any previous structural changes being accounted for in this disclosure of emissions data?

	Has there been a structural change?
	Select all that apply ☑ No

[Fixed row]

(7.1.2) Has your emissions accounting methodology, boundary, and/or reporting year definition changed in the reporting year?

(7.1.2.1) Change(s) in methodology, boundary, and/or reporting year definition?

Select all that apply
☑ Yes, a change in methodology
☑ Yes, a change in boundary
☑ No, but we have discovered significant errors in our previous response(s)

(7.1.2.2) Details of methodology, boundary, and/or reporting year definition change(s)

SL Green has continued to refine our emissions calculation methodology in pursuit of higher quality and more accurate data. This year, we have made two methodology changes in how our 2023 emissions and energy data is calculated. First, for Scope 2 and Scope 3 (Categories 3 & 13) steam and electricity emissions, SL Green utilized utility-specific (ConEd) emissions factors. These factors were used for market-based electric emissions calculations, and both market- and location-based steam emissions calculations. The lower and more accurate utility-specific emissions factor reduced our steam emissions from 2022 to 2023. Second, SL Green utilized a carbon dioxide equivalent (CO2e) factor for all 2023 emissions calculations. In prior years, we used a CO2 value in our emissions calculations. A result of this change is that emissions factors and calculated emissions may be slightly higher in comparison to previous years. Additionally, we found a unit conversion error between mmBtu and MWh that affected previous years' emissions calculations for Natural Gas, Steam, and Fuel Oil #2. As such, we are restating our 2022 Scope 1, Scope 2, and Scope 3: Category 13 emissions. Finally, we made a slight change to our reporting boundary with the addition of 280 Park Avenue as a result of reassessing SL Green's management role at the property.
[Fixed row]

(7.1.3) Have your organization's base year emissions and past years' emissions been recalculated as a result of any changes or errors reported in 7.1.1 and/or 7.1.2?

(7.1.3.1) Base year recalculation

Select from:
☑ No, because the impact does not meet our significance threshold

(7.1.3.3) Base year emissions recalculation policy, including significance threshold

A change of greater than 5% will trigger a recalculation per guidance from the SBTi. Changes in our methodology from our 2023 submission to our 2024 submission do not meet the 5% threshold. Our reporting for 2023, does not reflect the new building sector specific guidance that was released by the SBTI in August 2024.

(7.1.3.4) Past years' recalculation

Select from:
☑ Yes
[Fixed row]

(7.2) Select the name of the standard, protocol, or methodology you have used to collect activity data and calculate emissions.

Select all that apply

☑ IEA CO2 Emissions from Fuel Combustion

☑ The Greenhouse Gas Protocol: Scope 2 Guidance

☑ IPCC Guidelines for National Greenhouse Gas Inventories, 2006

☑ US EPA Emissions & Generation Resource Integrated Database (eGRID)

☑ The Greenhouse Gas Protocol: Corporate Value Chain (Scope 3) Standard

☑ The Greenhouse Gas Protocol: A Corporate Accounting and Reporting Standard (Revised Edition)

☑ US EPA Center for Corporate Climate Leadership: Indirect Emissions From Purchased Electricity

☑ US EPA Center for Corporate Climate Leadership: Direct Emissions from Stationary Combustion Sources

☑ Defra Environmental Reporting Guidelines: Including streamlined energy and carbon reporting guidance, 2019

☑ US EPA Center for Corporate Climate Leadership: Direct Fugitive Emissions from Refrigeration, Air Conditioning, Fire Suppression, and Industrial Gases

☑ Other, please specify :Con Edison specific utility emissions factors, California Air Resources Board (CARB), UK Government GHG Conversion Factors for Company Reporting, US EPA Center for Corporate Climate Leadership: Global Warming Potential (GWP) for Blended Refrigerants,

(7.3) Describe your organization's approach to reporting Scope 2 emissions.

	Scope 2, location-based	Scope 2, market-based	Comment
	Select from: ☑ We are reporting a Scope 2, location-based figure	*Select from:* ☑ We are reporting a Scope 2, market-based figure	*For 2023, SL Green is reporting both market-based and location-based Scope 2 emissions.*

[Fixed row]

(7.4) Are there any sources (e.g. facilities, specific GHGs, activities, geographies, etc.) of Scope 1, Scope 2 or Scope 3 emissions that are within your selected reporting boundary which are not included in your disclosure?

Select from:

☑ No

(7.5) Provide your base year and base year emissions.

Scope 1

(7.5.1) Base year end

12/31/2019

(7.5.2) Base year emissions (metric tons CO2e)

1022

(7.5.3) Methodological details

All calculations are conducted in accordance with GHG Protocol guidance. Emissions factors were sourced from the EPA Emissions Factors Hub (April 2024), Green-e Energy Residual Mix Emissions Rates (2023), ConEd utility-specific emissions factors, UK DEFRA 2023 Factors, IEA, Energy Star Technical Reference, and the California Air Resources Board. Scope 1 and Scope 2 emissions are allocated by calculating whole building energy usage and subtracting tenant submeters and tenant direct meters.

Scope 2 (location-based)

(7.5.1) Base year end

12/31/2019

(7.5.2) Base year emissions (metric tons CO2e)

22671

(7.5.3) Methodological details

All calculations are conducted in accordance with GHG Protocol guidance. Emissions factors were sourced from the EPA Emissions Factors Hub (April 2024), Green-e Energy Residual Mix Emissions Rates (2023), ConEd utility-specific emissions factors, UK DEFRA 2023 Factors, IEA, Energy Star Technical Reference, and the

California Air Resources Board. Scope 1 and Scope 2 emissions are allocated by calculating whole building energy usage and subtracting tenant submeters and tenant direct meters.

Scope 2 (market-based)

(7.5.1) Base year end

12/31/2023

(7.5.2) Base year emissions (metric tons CO2e)

4997

(7.5.3) Methodological details

All calculations are conducted in accordance with GHG Protocol guidance. Emissions factors were sourced from the EPA Emissions Factors Hub (April 2024), Green-e Energy Residual Mix Emissions Rates (2023), ConEd utility-specific emissions factors, UK DEFRA 2023 Factors, IEA, Energy Star Technical Reference, and the California Air Resources Board. Scope 1 and Scope 2 emissions are allocated by calculating whole building energy usage and subtracting tenant submeters and tenant direct meters.

Scope 3 category 1: Purchased goods and services

(7.5.1) Base year end

12/31/2019

(7.5.2) Base year emissions (metric tons CO2e)

99466.0

(7.5.3) Methodological details

All calculations are conducted in accordance with GHG Protocol guidance.

Scope 3 category 2: Capital goods

(7.5.1) Base year end

12/31/2019

(7.5.2) Base year emissions (metric tons CO2e)

261606.0

(7.5.3) Methodological details

All calculations are conducted in accordance with GHG Protocol guidance.

Scope 3 category 3: Fuel-and-energy-related activities (not included in Scope 1 or 2)

(7.5.1) Base year end

12/31/2019

(7.5.2) Base year emissions (metric tons CO2e)

33354

(7.5.3) Methodological details

All calculations are conducted in accordance with GHG Protocol guidance.

Scope 3 category 4: Upstream transportation and distribution

(7.5.1) Base year end

12/31/2019

Scope 3 category 5: Waste generated in operations

(7.5.1) Base year end

12/31/2019

(7.5.2) Base year emissions (metric tons CO2e)

295

(7.5.3) Methodological details

All calculations are conducted in accordance with GHG Protocol guidance.

Scope 3 category 6: Business travel

(7.5.1) Base year end

12/31/2019

(7.5.2) Base year emissions (metric tons CO2e)

315.0

(7.5.3) Methodological details

All calculations are conducted in accordance with GHG Protocol guidance.

Scope 3 category 7: Employee commuting

(7.5.1) Base year end

12/31/2019

(7.5.2) Base year emissions (metric tons CO2e)

173.0

(7.5.3) Methodological details

All calculations are conducted in accordance with GHG Protocol guidance.

Scope 3 category 8: Upstream leased assets

(7.5.1) Base year end

12/31/2019

Scope 3 category 9: Downstream transportation and distribution

(7.5.1) Base year end

12/31/2019

Scope 3 category 10: Processing of sold products

(7.5.1) Base year end

12/31/2019

Scope 3 category 11: Use of sold products

(7.5.1) Base year end

12/31/2019

(7.5.2) Base year emissions (metric tons CO2e)

2183.0

(7.5.3) Methodological details

All calculations are conducted in accordance with GHG Protocol guidance.

Scope 3 category 12: End of life treatment of sold products

(7.5.1) Base year end

12/31/2019

Scope 3 category 13: Downstream leased assets

(7.5.1) Base year end

12/31/2019

(7.5.2) Base year emissions (metric tons CO2e)

91868.0

(7.5.3) Methodological details

Scope 3 emissions are allocated by calculating tenant submeters plus tenant direct meters.

Scope 3 category 14: Franchises

(7.5.1) Base year end

12/31/2019

Scope 3 category 15: Investments

(7.5.1) Base year end

12/31/2019

Scope 3: Other (upstream)

(7.5.1) Base year end

12/31/2019

Scope 3: Other (downstream)

(7.5.1) Base year end

12/31/2019
[Fixed row]

(7.6) What were your organization’s gross global Scope 1 emissions in metric tons CO2e?

Reporting year

(7.6.1) Gross global Scope 1 emissions (metric tons CO2e)

6845

(7.6.3) Methodological details

All calculations are conducted in accordance with GHG Protocol guidance. Emissions factors were sourced from the EPA Emissions Factors Hub (April 2024), Green-e Energy Residual Mix Emissions Rates (2023), ConEd utility-specific emissions factors, UK DEFRA 2023 Factors, IEA, Energy Star Technical Reference, and the California Air Resources Board. Scope 1 and Scope 2 emissions are allocated by calculating whole building energy usage and subtracting tenant submeters and tenant direct meters. For steam and electricity, SL Green utilized emissions factors specific to ConEd. These factors were used for market-based calculations in the case of electricity, and for all steam calculations. Additionally, For 2023 emissions calculations, SL Green utilized a carbon dioxide equivalent (CO2 e) factor for all calculations. In prior years, a CO2 value only was used.

Past year 1

(7.6.1) Gross global Scope 1 emissions (metric tons CO2e)

3970

(7.6.2) End date

12/31/2022

(7.6.3) Methodological details

SL Green has restated our emissions for 2022 due to emissions calculations containing an error in conversion between the units of MMBtu and MWh. This conversion error was relevant to the emissions calculations for natural gas, steam, and fuel oil #2.

Past year 2

(7.6.1) Gross global Scope 1 emissions (metric tons CO2e)

5418

(7.6.2) End date

12/31/2021

(7.6.3) Methodological details

All calculations were conducted in accordance with GHG Protocol guidance.

Past year 3

(7.6.1) Gross global Scope 1 emissions (metric tons CO2e)

750

(7.6.2) End date

12/31/2020

(7.6.3) Methodological details

All calculations were conducted in accordance with GHG Protocol guidance.

Past year 4

(7.6.1) Gross global Scope 1 emissions (metric tons CO2e)

1022

(7.6.2) End date

12/31/2019

(7.6.3) Methodological details

All calculations were conducted in accordance with GHG Protocol guidance.
[Fixed row]

(7.7) What were your organization’s gross global Scope 2 emissions in metric tons CO2e?

Reporting year

(7.7.1) Gross global Scope 2, location-based emissions (metric tons CO2e)

12315

(7.7.2) Gross global Scope 2, market-based emissions (metric tons CO2e) (if applicable)

4968

(7.7.4) Methodological details

This is the first year SL Green is reporting a Scope 2 market-based figures. All calculations are conducted in accordance with GHG Protocol guidance. Emissions factors were sourced from the EPA Emissions Factors Hub (April 2024), Green-e Energy Residual Mix Emissions Rates (2023), ConEd utility-specific emissions factors, UK DEFRA 2023 Factors, IEA, Energy Star Technical Reference, and the California Air Resources Board. Scope 1 and Scope 2 emissions are allocated by calculating whole building energy usage and subtracting tenant submeters and tenant direct meters. For steam and electricity, SL Green utilized emissions factors specific to ConEd. These factors were used for market-based calculations in the case of electricity, and for all steam calculations. Additionally, For 2023 emissions calculations, SL Green utilized a carbon dioxide equivalent (CO2 e) factor for all calculations. In prior years, a CO2 value only was used.

Past year 1

(7.7.1) Gross global Scope 2, location-based emissions (metric tons CO2e)

25100

(7.7.3) End date

12/31/2022

(7.7.4) Methodological details

SL Green has restated our emissions for 2022 due to emissions calculations containing an error in conversion between the units of MMBtu and MWh. This conversion error was relevant to the emissions calculations for natural gas, steam, and fuel oil #2.

Past year 2

(7.7.1) Gross global Scope 2, location-based emissions (metric tons CO2e)

19462

(7.7.3) End date

12/31/2021

(7.7.4) Methodological details

All calculations were conducted in accordance with GHG Protocol guidance.

Past year 3

(7.7.1) Gross global Scope 2, location-based emissions (metric tons CO2e)

18815

(7.7.3) End date

12/31/2020

(7.7.4) Methodological details

All calculations were conducted in accordance with GHG Protocol guidance.

Past year 4

(7.7.1) Gross global Scope 2, location-based emissions (metric tons CO2e)

22671

(7.7.3) End date

12/31/2019

(7.7.4) Methodological details

All calculations were conducted in accordance with GHG Protocol guidance.
[Fixed row]

(7.8) Account for your organization’s gross global Scope 3 emissions, disclosing and explaining any exclusions.

Purchased goods and services

(7.8.1) Evaluation status

Select from:
☑ Relevant, calculated

(7.8.2) Emissions in reporting year (metric tons CO2e)

90008

(7.8.3) Emissions calculation methodology

Select all that apply
☑ Supplier-specific method
☑ Hybrid method
☑ Spend-based method

(7.8.4) Percentage of emissions calculated using data obtained from suppliers or value chain partners

4.71

(7.8.5) Please explain

Estimated based on spend reported by SL Green regarding Purchased Goods and Services in 2022. Calculations utilized a hybrid method where a supplier responds to CDP a specific emission factor was generated using upstream emissions and total revenue. When a supplier-specific emission factor could not be calculated due to lack of data, category of spend was identified to locate a relevant spend-based emission factor from WRI WIOD database.

Capital goods

(7.8.1) Evaluation status

Select from:

☑ Relevant, calculated

(7.8.2) Emissions in reporting year (metric tons CO2e)

178027

(7.8.3) Emissions calculation methodology

Select all that apply

☑ Supplier-specific method

☑ Hybrid method

☑ Spend-based method

(7.8.4) Percentage of emissions calculated using data obtained from suppliers or value chain partners

29.09

(7.8.5) Please explain

Estimated based on spend reported by SL Green regarding Capital Goods in 2022. Calculations utilized a hybrid method where a supplier responds to CDP a specific emission factor was generated using upstream emissions and total revenue. When a supplier-specific emission factor could not be calculated due to lack of data, category of spend was identified to locate a relevant spend-based emission factor from WRI WIOD database. For vendors where spend could be assigned to a specific construction project, emissions were estimated by assigning a WRI WIOD emission factor to relevant line items based on their description.

Fuel-and-energy-related activities (not included in Scope 1 or 2)

(7.8.1) Evaluation status

Select from:

☑ Relevant, calculated

(7.8.2) Emissions in reporting year (metric tons CO2e)

36189

(7.8.3) Emissions calculation methodology

Select all that apply

☑ Fuel-based method

☑ Distance-based method

(7.8.4) Percentage of emissions calculated using data obtained from suppliers or value chain partners

0

(7.8.5) Please explain

WTT emission factors from DEFRA were applied to all energy consumption in Scope 1 and 2 data provided by SL Green as well as estimated commuting distances by transportation type and electricity and natural gas consumed by employees teleworking. IEA WTT emission factors for generation and T&D were applied to Scope 2 electricity consumption, which differed from the previous methodology using DEFRA emission factors and estimated grid losses from the World Bank.

Upstream transportation and distribution

(7.8.1) Evaluation status

Select from:

☑ Not relevant, explanation provided

(7.8.5) Please explain

Emissions from upstream transportation and distribution are accounted for in category 1 purchased goods and services.

Waste generated in operations

(7.8.1) Evaluation status

Select from:

☑ Relevant, calculated

(7.8.2) Emissions in reporting year (metric tons CO2e)

1193

(7.8.3) Emissions calculation methodology

Select all that apply

☑ Spend-based method

☑ Waste-type-specific method

(7.8.4) Percentage of emissions calculated using data obtained from suppliers or value chain partners

19.87

(7.8.5) Please explain

Using demolition invoices provided to SL Green by external vendors, DEFRA emission factors were applied to corresponding waste streams and were summarized into a metric tons of CO2e per dollar spent figure. The average of these figures based on invoices was then applied to remaining demolition spend to extrapolate out emissions associated with spend not already covered by invoices. Wastewater data provided directly by SL Green was multiplied by the corresponding emission factor from DEFRA. Exclusion: Waste produced in SL Green buildings from day-to-day operations as they were deemed to be immaterial.

Business travel

(7.8.1) Evaluation status

Select from:

☑ Relevant, calculated

(7.8.2) Emissions in reporting year (metric tons CO2e)

1137

(7.8.3) Emissions calculation methodology

Select all that apply

☑ Spend-based method

☑ Distance-based method

(7.8.4) Percentage of emissions calculated using data obtained from suppliers or value chain partners

0

(7.8.5) Please explain

US EEIO/NAICS emission factors were applied to travel spend data provided by SL Green based on line item descriptions and assumptions provided by SL Green. Emissions associated with hotel stays were calculated by multiplying the total number of hotel nights per country by the corresponding country hotel emission factor from DEFRA, and an average emission factor based on others used for calculations was used to calculate emissions associated with hotel stays where the country was not available. Emissions associated with flights were calculated by multiplying a haul specific and class specific DEFRA emission factor by the estimated mileage flown between two provided destinations.

Employee commuting

(7.8.1) Evaluation status

Select from:

☑ Relevant, calculated

(7.8.2) Emissions in reporting year (metric tons CO2e)

345

(7.8.3) Emissions calculation methodology

Select all that apply

☑ Average data method

☑ Distance-based method

(7.8.4) Percentage of emissions calculated using data obtained from suppliers or value chain partners

0

(7.8.5) Please explain

Prior year commuting survey data provided by SL Green was converted from travel time to distances traveled by transportation mode based on NYC-specific statistics and the corresponding DEFRA emission factor was used to estimate average commuting emission intensity by employee group. Because the total number of employees decreased year over year, commuting emissions were estimated by multiplying the number of employees in each group with the average commuting emission intensity for that employee group. Emissions associated with commuting by building (union and non-union) employees were estimated based on commuting pattern data from the NYC mobility survey.

Upstream leased assets

(7.8.1) Evaluation status

Select from:

☑ Not relevant, explanation provided

(7.8.5) Please explain

SL Green does not own any upstream leased assets.

Downstream transportation and distribution

(7.8.1) Evaluation status

Select from:
☑ Not relevant, explanation provided

(7.8.5) Please explain

SL Green does not utilize any downstream transportation and distribution.

Processing of sold products

(7.8.1) Evaluation status

Select from:
☑ Not relevant, explanation provided

(7.8.5) Please explain

SL Green does not further process sold products.

Use of sold products

(7.8.1) Evaluation status

Select from:
☑ Relevant, calculated

(7.8.2) Emissions in reporting year (metric tons CO2e)

0

(7.8.3) Emissions calculation methodology

Select all that apply
☑ Average data method

(7.8.4) Percentage of emissions calculated using data obtained from suppliers or value chain partners

0

(7.8.5) Please explain

In 2023 (2022 data) the emissions associated with SL Green's only managed property were included in Category 11. This year (2023 data) the emissions associated with SL Green's only managed property were included in Category 13.

End of life treatment of sold products

(7.8.1) Evaluation status

Select from:

☑ Not evaluated

(7.8.5) Please explain

SL Green does not handle any of end of life treatment of sold products.

Downstream leased assets

(7.8.1) Evaluation status

Select from:

☑ Relevant, calculated

(7.8.2) Emissions in reporting year (metric tons CO2e)

127071

(7.8.3) Emissions calculation methodology

Select all that apply

☑ Fuel-based method

(7.8.4) Percentage of emissions calculated using data obtained from suppliers or value chain partners

0

(7.8.5) Please explain

Emissions associated with tenant spaces were pulled from our owned and managed buildings and are reflected in our assured data calculations. Additionally whole building emissions data was included for managed-only properties, which were previously included in Cat. 11.

Franchises

(7.8.1) Evaluation status

Select from:

☑ Not relevant, explanation provided

(7.8.5) Please explain

SL Green does not operate any franchises.

Investments

(7.8.1) Evaluation status

Select from:

☑ Not relevant, explanation provided

(7.8.5) Please explain

Not Relevant, investments determined to make an immaterial portion of emissions, with asset investment via leases determined to fall under category 1.

Other (upstream)

(7.8.1) Evaluation status

Select from:
☑ Not evaluated

(7.8.5) Please explain

SL Green does not have any other material upstream emissions.

Other (downstream)

(7.8.1) Evaluation status

Select from:
☑ Not evaluated

(7.8.5) Please explain

SL Green does not have any other material downstream emissions.
[Fixed row]

(7.8.1) Disclose or restate your Scope 3 emissions data for previous years.

Past year 1

(7.8.1.1) End date

12/31/2022

(7.8.1.2) Scope 3: Purchased goods and services (metric tons CO2e)

116308

(7.8.1.3) Scope 3: Capital goods (metric tons CO2e)

238294

(7.8.1.4) Scope 3: Fuel and energy-related activities (not included in Scopes 1 or 2) (metric tons CO2e)

56602

(7.8.1.6) Scope 3: Waste generated in operations (metric tons CO2e)

1287

(7.8.1.7) Scope 3: Business travel (metric tons CO2e)

577

(7.8.1.8) Scope 3: Employee commuting (metric tons CO2e)

362

(7.8.1.12) Scope 3: Use of sold products (metric tons CO2e)

1443

(7.8.1.14) Scope 3: Downstream leased assets (metric tons CO2e)

142779

Past year 2

(7.8.1.1) End date

12/31/2021

(7.8.1.2) Scope 3: Purchased goods and services (metric tons CO2e)

91925

(7.8.1.3) Scope 3: Capital goods (metric tons CO2e)

334081

(7.8.1.4) Scope 3: Fuel and energy-related activities (not included in Scopes 1 or 2) (metric tons CO2e)

35902

(7.8.1.6) Scope 3: Waste generated in operations (metric tons CO2e)

468

(7.8.1.7) Scope 3: Business travel (metric tons CO2e)

608

(7.8.1.8) Scope 3: Employee commuting (metric tons CO2e)

234

(7.8.1.12) Scope 3: Use of sold products (metric tons CO2e)

1789

(7.8.1.14) Scope 3: Downstream leased assets (metric tons CO2e)

83481

Past year 3

(7.8.1.1) End date

12/31/2020

(7.8.1.2) Scope 3: Purchased goods and services (metric tons CO2e)

42100

(7.8.1.3) Scope 3: Capital goods (metric tons CO2e)

347755

(7.8.1.4) Scope 3: Fuel and energy-related activities (not included in Scopes 1 or 2) (metric tons CO2e)

27575

(7.8.1.6) Scope 3: Waste generated in operations (metric tons CO2e)

1485

(7.8.1.7) Scope 3: Business travel (metric tons CO2e)

175

(7.8.1.8) Scope 3: Employee commuting (metric tons CO2e)

214

(7.8.1.12) Scope 3: Use of sold products (metric tons CO2e)

1791

(7.8.1.14) Scope 3: Downstream leased assets (metric tons CO2e)

77829
[Fixed row]

(7.9) Indicate the verification/assurance status that applies to your reported emissions.

	Verification/assurance status
Scope 1	*Select from:* ☑ Third-party verification or assurance process in place
Scope 2 (location-based or market-based)	*Select from:* ☑ Third-party verification or assurance process in place
Scope 3	*Select from:* ☑ Third-party verification or assurance process in place

[Fixed row]

(7.9.1) Provide further details of the verification/assurance undertaken for your Scope 1 emissions, and attach the relevant statements.

Row 1

(7.9.1.1) Verification or assurance cycle in place

Select from:
☑ Annual process

(7.9.1.2) Status in the current reporting year

Select from:
☑ Complete

(7.9.1.3) Type of verification or assurance

Select from:
☑ Limited assurance

(7.9.1.4) Attach the statement

2023 SL Green Verification Letter CDP FINAL 8.29.24.pdf

(7.9.1.5) Page/section reference

All

(7.9.1.6) Relevant standard

Select from:
☑ ISO14064-3

(7.9.1.7) Proportion of reported emissions verified (%)

100
[Add row]

(7.9.2) Provide further details of the verification/assurance undertaken for your Scope 2 emissions and attach the relevant statements.

Row 1

(7.9.2.1) Scope 2 approach

Select from:
☑ Scope 2 location-based

(7.9.2.2) Verification or assurance cycle in place

Select from:
☑ Annual process

(7.9.2.3) Status in the current reporting year

Select from:
☑ Complete

(7.9.2.4) Type of verification or assurance

Select from:
☑ Limited assurance

(7.9.2.5) Attach the statement

2023 SL Green Verification Letter CDP FINAL 8.29.24.pdf

(7.9.2.6) Page/ section reference

All

(7.9.2.7) Relevant standard

Select from:
☑ ISO14064-3

(7.9.2.8) Proportion of reported emissions verified (%)

100

Row 2

(7.9.2.1) Scope 2 approach

Select from:
☑ Scope 2 market-based

(7.9.2.2) Verification or assurance cycle in place

Select from:

☑ Annual process

(7.9.2.3) Status in the current reporting year

Select from:
☑ Complete

(7.9.2.4) Type of verification or assurance

Select from:
☑ Limited assurance

(7.9.2.5) Attach the statement

2023 SL Green Verification Letter CDP FINAL 8.29.24.pdf

(7.9.2.6) Page/ section reference

All

(7.9.2.7) Relevant standard

Select from:
☑ ISO14064-3

(7.9.2.8) Proportion of reported emissions verified (%)

100
[Add row]

(7.9.3) Provide further details of the verification/assurance undertaken for your Scope 3 emissions and attach the relevant statements.

Row 1

(7.9.3.1) Scope 3 category

Select all that apply

- ☑ Scope 3: Capital goods
- ☑ Scope 3: Business travel
- ☑ Scope 3: Employee commuting
- ☑ Scope 3: Downstream leased assets
- ☑ Scope 3: Purchased goods and services
- ☑ Scope 3: Waste generated in operations
- ☑ Scope 3: Fuel and energy-related activities (not included in Scopes 1 or 2)

(7.9.3.2) Verification or assurance cycle in place

Select from:

☑ Annual process

(7.9.3.3) Status in the current reporting year

Select from:

☑ Complete

(7.9.3.4) Type of verification or assurance

Select from:

☑ Limited assurance

(7.9.3.5) Attach the statement

2023 SL Green Verification Letter CDP FINAL 8.29.24.pdf

(7.9.3.6) Page/section reference

All

(7.9.3.7) Relevant standard

Select from:
☑ ISO14064-3

(7.9.3.8) Proportion of reported emissions verified (%)

100
[Add row]

(7.10) How do your gross global emissions (Scope 1 and 2 combined) for the reporting year compare to those of the previous reporting year?

Select from:
☑ Decreased

(7.10.1) Identify the reasons for any change in your gross global emissions (Scope 1 and 2 combined), and for each of them specify how your emissions compare to the previous year.

Change in renewable energy consumption

(7.10.1.1) Change in emissions (metric tons CO2e)

1251.56

(7.10.1.2) Direction of change in emissions

Select from:
☑ Decreased

(7.10.1.3) Emissions value (percentage)

6.5

(7.10.1.4) Please explain calculation

Increased the number of RECs purchased.

Other emissions reduction activities

(7.10.1.1) Change in emissions (metric tons CO2e)

772

(7.10.1.2) Direction of change in emissions

Select from:

☑ Decreased

(7.10.1.3) Emissions value (percentage)

4

(7.10.1.4) Please explain calculation

SL Green pursues many different initiatives for emissions reduction including refrigerant leak reduction, HVAC (including BMS) upgrades, window replacements (to reduce energy waste), and implementing variable frequency drives and electric computation motors which allows for additional controllability and subsequently greater energy savings.

Change in methodology

(7.10.1.1) Change in emissions (metric tons CO2e)

5859

(7.10.1.2) Direction of change in emissions

Select from:

☑ Decreased

(7.10.1.3) Emissions value (percentage)

31

(7.10.1.4) Please explain calculation

For steam and electricity, SL Green utilized emissions factors specific to ConEd. These factors were used for market-based calculations in the case of electricity, and for all steam calculations. This resulted in steam emissions being reduced materially from 2022 to 2023 due to the lower and more accurate emissions factor. Additionally, for 2023 emissions calculations, SL Green utilized a carbon dioxide equivalent (CO2 e) factor for all calculations. In prior years, a CO2 value only was used. As a result, emissions factors and therefore associated emissions may be slightly higher when compared to previous years, however, the net direction of change in emissions is still a decrease.

Change in boundary

(7.10.1.1) Change in emissions (metric tons CO2e)

157

(7.10.1.2) Direction of change in emissions

Select from:

☑ Increased

(7.10.1.3) Emissions value (percentage)

1

(7.10.1.4) Please explain calculation

Added the office property 280 Park Avenue to our boundary.
[Fixed row]

(7.10.2) Are your emissions performance calculations in 7.10 and 7.10.1 based on a location-based Scope 2 emissions figure or a market-based Scope 2 emissions figure?

Select from:

☑ Location-based

(7.12) Are carbon dioxide emissions from biogenic carbon relevant to your organization?

Select from:
☑ No

(7.15) Does your organization break down its Scope 1 emissions by greenhouse gas type?

Select from:
☑ Yes

(7.15.1) Break down your total gross global Scope 1 emissions by greenhouse gas type and provide the source of each used global warming potential (GWP).

Row 1

(7.15.1.1) Greenhouse gas

Select from:
☑ CO2

(7.15.1.2) Scope 1 emissions (metric tons of CO2e)

954.64

(7.15.1.3) GWP Reference

Select from:
☑ IPCC Fourth Assessment Report (AR4 - 100 year)

Row 2

(7.15.1.1) Greenhouse gas

Select from:

☑ HFCs

(7.15.1.2) Scope 1 emissions (metric tons of CO2e)

5803

(7.15.1.3) GWP Reference

Select from:
☑ IPCC Fourth Assessment Report (AR4 - 100 year)

Row 3

(7.15.1.1) Greenhouse gas

Select from:
☑ CH4

(7.15.1.2) Scope 1 emissions (metric tons of CO2e)

0.53

(7.15.1.3) GWP Reference

Select from:
☑ IPCC Fourth Assessment Report (AR4 - 100 year)

Row 4

(7.15.1.1) Greenhouse gas

Select from:
☑ N2O

(7.15.1.2) Scope 1 emissions (metric tons of CO2e)

0.81

(7.15.1.3) GWP Reference

Select from:
☑ IPCC Fourth Assessment Report (AR4 - 100 year)
[Add row]

(7.16) Break down your total gross global Scope 1 and 2 emissions by country/area.

	Scope 1 emissions (metric tons CO2e)	Scope 2, location-based (metric tons CO2e)	Scope 2, market-based (metric tons CO2e)
United States of America	*6845*	*12315*	*4968*

[Fixed row]

(7.17) Indicate which gross global Scope 1 emissions breakdowns you are able to provide.

Select all that apply
☑ By business division

(7.17.1) Break down your total gross global Scope 1 emissions by business division.

	Business division	Scope 1 emissions (metric ton CO2e)
Row 1	*Real Estate*	*6825.21*

	Business division	Scope 1 emissions (metric ton CO2e)
Row 2	*SUMMIT*	*19.79*

[Add row]

(7.20) Indicate which gross global Scope 2 emissions breakdowns you are able to provide.

Select all that apply

☑ By business division

(7.20.1) Break down your total gross global Scope 2 emissions by business division.

	Business division	Scope 2, location-based (metric tons CO2e)	Scope 2, market-based (metric tons CO2e)
Row 1	*Real Estate*	*11720.29*	*4596.21*
Row 2	*SUMMIT*	*594.71*	*371.79*

[Add row]

(7.22) Break down your gross Scope 1 and Scope 2 emissions between your consolidated accounting group and other entities included in your response.

Consolidated accounting group

(7.22.1) Scope 1 emissions (metric tons CO2e)

6845

(7.22.2) Scope 2, location-based emissions (metric tons CO2e)

12315

(7.22.3) Scope 2, market-based emissions (metric tons CO2e)

4968

(7.22.4) Please explain

For the purposes of ESG reporting, SL Green's consolidated accounting group is aligned with owned and operated properties.

All other entities

(7.22.1) Scope 1 emissions (metric tons CO2e)

0

(7.22.2) Scope 2, location-based emissions (metric tons CO2e)

0

(7.22.3) Scope 2, market-based emissions (metric tons CO2e)

0

(7.22.4) Please explain

No other owned and operated entities included in GHG inventory.
[Fixed row]

(7.23) Is your organization able to break down your emissions data for any of the subsidiaries included in your CDP response?

Select from:
☑ No

(7.29) What percentage of your total operational spend in the reporting year was on energy?

Select from:
☑ More than 0% but less than or equal to 5%

(7.30) Select which energy-related activities your organization has undertaken.

	Indicate whether your organization undertook this energy-related activity in the reporting year
Consumption of fuel (excluding feedstocks)	*Select from:* ☑ Yes
Consumption of purchased or acquired electricity	*Select from:* ☑ Yes
Consumption of purchased or acquired heat	*Select from:* ☑ No
Consumption of purchased or acquired steam	*Select from:* ☑ Yes
Consumption of purchased or acquired cooling	*Select from:* ☑ No
Generation of electricity, heat, steam, or cooling	*Select from:* ☑ Yes

[Fixed row]

(7.30.1) Report your organization’s energy consumption totals (excluding feedstocks) in MWh.

Consumption of fuel (excluding feedstock)

(7.30.1.1) Heating value

Select from:

☑ HHV (higher heating value)

(7.30.1.2) MWh from renewable sources

0

(7.30.1.3) MWh from non-renewable sources

64283

(7.30.1.4) Total (renewable and non-renewable) MWh

64283

Consumption of purchased or acquired electricity

(7.30.1.1) Heating value

Select from:

☑ Unable to confirm heating value

(7.30.1.2) MWh from renewable sources

3112

(7.30.1.3) MWh from non-renewable sources

299037

(7.30.1.4) Total (renewable and non-renewable) MWh

302149

Consumption of purchased or acquired steam

(7.30.1.1) Heating value

Select from:
☑ Unable to confirm heating value

(7.30.1.2) MWh from renewable sources

0

(7.30.1.3) MWh from non-renewable sources

179752

(7.30.1.4) Total (renewable and non-renewable) MWh

179752

Consumption of self-generated non-fuel renewable energy

(7.30.1.1) Heating value

Select from:
☑ Unable to confirm heating value

(7.30.1.2) MWh from renewable sources

0

(7.30.1.4) Total (renewable and non-renewable) MWh

0

Total energy consumption

(7.30.1.1) Heating value

Select from:
☑ Unable to confirm heating value

(7.30.1.2) MWh from renewable sources

3112

(7.30.1.3) MWh from non-renewable sources

543072

(7.30.1.4) Total (renewable and non-renewable) MWh

546184
[Fixed row]

(7.30.6) Select the applications of your organization’s consumption of fuel.

	Indicate whether your organization undertakes this fuel application
Consumption of fuel for the generation of electricity	*Select from:* ☑ Yes
Consumption of fuel for the generation of heat	*Select from:* ☑ Yes
Consumption of fuel for the generation of steam	*Select from:*

	Indicate whether your organization undertakes this fuel application
	☑ No
Consumption of fuel for the generation of cooling	*Select from:* ☑ Yes
Consumption of fuel for co-generation or tri-generation	*Select from:* ☑ Yes

[Fixed row]

(7.30.7) State how much fuel in MWh your organization has consumed (excluding feedstocks) by fuel type.

Sustainable biomass

(7.30.7.1) Heating value

Select from:
☑ Unable to confirm heating value

(7.30.7.2) Total fuel MWh consumed by the organization

0

(7.30.7.3) MWh fuel consumed for self-generation of electricity

0

(7.30.7.4) MWh fuel consumed for self-generation of heat

0

(7.30.7.6) MWh fuel consumed for self-generation of cooling

0

(7.30.7.7) MWh fuel consumed for self- cogeneration or self-trigeneration

0

(7.30.7.8) Comment

N/A

Other biomass

(7.30.7.1) Heating value

Select from:
☑ Unable to confirm heating value

(7.30.7.2) Total fuel MWh consumed by the organization

0

(7.30.7.3) MWh fuel consumed for self-generation of electricity

0

(7.30.7.4) MWh fuel consumed for self-generation of heat

0

(7.30.7.6) MWh fuel consumed for self-generation of cooling

0

(7.30.7.7) MWh fuel consumed for self- cogeneration or self-trigeneration

0

(7.30.7.8) Comment

N/A

Other renewable fuels (e.g. renewable hydrogen)

(7.30.7.1) Heating value

Select from:
☑ Unable to confirm heating value

(7.30.7.2) Total fuel MWh consumed by the organization

0

(7.30.7.3) MWh fuel consumed for self-generation of electricity

0

(7.30.7.4) MWh fuel consumed for self-generation of heat

0

(7.30.7.6) MWh fuel consumed for self-generation of cooling

0

(7.30.7.7) MWh fuel consumed for self- cogeneration or self-trigeneration

0

(7.30.7.8) Comment

N/A

Coal

(7.30.7.1) Heating value

Select from:

☑ Unable to confirm heating value

(7.30.7.2) Total fuel MWh consumed by the organization

0

(7.30.7.3) MWh fuel consumed for self-generation of electricity

0

(7.30.7.4) MWh fuel consumed for self-generation of heat

0

(7.30.7.6) MWh fuel consumed for self-generation of cooling

0

(7.30.7.7) MWh fuel consumed for self- cogeneration or self-trigeneration

0

(7.30.7.8) Comment

N/A

Oil

(7.30.7.1) Heating value

Select from:

☑ HHV

(7.30.7.2) Total fuel MWh consumed by the organization

4895

(7.30.7.3) MWh fuel consumed for self-generation of electricity

2448

(7.30.7.4) MWh fuel consumed for self-generation of heat

1713

(7.30.7.6) MWh fuel consumed for self-generation of cooling

734

(7.30.7.7) MWh fuel consumed for self- cogeneration or self-trigeneration

0

(7.30.7.8) Comment

The type of oil consumed is Fuel Oil No.2

Gas

(7.30.7.1) Heating value

Select from:
☑ HHV

(7.30.7.2) Total fuel MWh consumed by the organization

72647

(7.30.7.3) MWh fuel consumed for self-generation of electricity

29694

(7.30.7.4) MWh fuel consumed for self-generation of heat

8908

(7.30.7.6) MWh fuel consumed for self-generation of cooling

20786

(7.30.7.7) MWh fuel consumed for self- cogeneration or self-trigeneration

23371.22

(7.30.7.8) Comment

The fuel type consumed is Natural Gas, which includes one cogeneration plant at One Vanderbilt

Other non-renewable fuels (e.g. non-renewable hydrogen)

(7.30.7.1) Heating value

Select from:
☑ Unable to confirm heating value

(7.30.7.2) Total fuel MWh consumed by the organization

0

(7.30.7.3) MWh fuel consumed for self-generation of electricity

0

(7.30.7.4) MWh fuel consumed for self-generation of heat

0

(7.30.7.6) MWh fuel consumed for self-generation of cooling

0

(7.30.7.7) MWh fuel consumed for self- cogeneration or self-trigeneration

0

(7.30.7.8) Comment

N/A

Total fuel

(7.30.7.1) Heating value

Select from:
☑ HHV

(7.30.7.2) Total fuel MWh consumed by the organization

77542

(7.30.7.3) MWh fuel consumed for self-generation of electricity

32142

(7.30.7.4) MWh fuel consumed for self-generation of heat

10621

(7.30.7.6) MWh fuel consumed for self-generation of cooling

21520

(7.30.7.7) MWh fuel consumed for self- cogeneration or self-trigeneration

23371.22

(7.30.7.8) Comment

N/A
[Fixed row]

(7.30.9) Provide details on the electricity, heat, steam, and cooling your organization has generated and consumed in the reporting year.

Electricity

(7.30.9.1) Total Gross generation (MWh)

7128.68

(7.30.9.2) Generation that is consumed by the organization (MWh)

7128.68

(7.30.9.3) Gross generation from renewable sources (MWh)

0

(7.30.9.4) Generation from renewable sources that is consumed by the organization (MWh)

0

Heat

(7.30.9.1) Total Gross generation (MWh)

6.13

(7.30.9.2) Generation that is consumed by the organization (MWh)

6.13

(7.30.9.3) Gross generation from renewable sources (MWh)

0

(7.30.9.4) Generation from renewable sources that is consumed by the organization (MWh)

0

Steam

(7.30.9.1) Total Gross generation (MWh)

0

(7.30.9.2) Generation that is consumed by the organization (MWh)

0

(7.30.9.3) Gross generation from renewable sources (MWh)

0

(7.30.9.4) Generation from renewable sources that is consumed by the organization (MWh)

0

Cooling

(7.30.9.1) Total Gross generation (MWh)

0

(7.30.9.2) Generation that is consumed by the organization (MWh)

0

(7.30.9.3) Gross generation from renewable sources (MWh)

0

(7.30.9.4) Generation from renewable sources that is consumed by the organization (MWh)

0
[Fixed row]

(7.30.16) Provide a breakdown by country/area of your electricity/heat/steam/cooling consumption in the reporting year.

United States of America

(7.30.16.1) Consumption of purchased electricity (MWh)

299037

(7.30.16.2) Consumption of self-generated electricity (MWh)

7128.68

(7.30.16.4) Consumption of purchased heat, steam, and cooling (MWh)

244035

(7.30.16.5) Consumption of self-generated heat, steam, and cooling (MWh)

6.13

(7.30.16.6) Total electricity/heat/steam/cooling energy consumption (MWh)

550206.81
[Fixed row]

(7.45) Describe your gross global combined Scope 1 and 2 emissions for the reporting year in metric tons CO2e per unit currency total revenue and provide any additional intensity metrics that are appropriate to your business operations.

Row 1

(7.45.1) Intensity figure

0.000007856

(7.45.2) Metric numerator (Gross global combined Scope 1 and 2 emissions, metric tons CO2e)

19160

(7.45.3) Metric denominator

Select from:
☑ unit total revenue

(7.45.4) Metric denominator: Unit total

2438754000

(7.45.5) Scope 2 figure used

Select from:
☑ Location-based

(7.45.6) % change from previous year

41

(7.45.7) Direction of change

Select from:

☑ Decreased

(7.45.8) Reasons for change

Select all that apply

☑ Change in renewable energy consumption

☑ Change in methodology

☑ Change in boundary

(7.45.9) Please explain

For steam and electricity, SL Green utilized emissions factors specific to ConEd. These factors were used for market-based calculations in the case of electricity, and for all steam calculations. This resulted in steam emissions being reduced materially from 2022 to 2023 due to the lower and more accurate emissions factor. Additionally, for 2023 emissions calculations, SL Green utilized a carbon dioxide equivalent (CO2 e) factor for all calculations. In prior years, a CO2 value only was used. As a result, emissions factors and therefore associated emissions may be slightly higher when compared to previous years, however, the net direction of change in emissions is still a decrease. We also added the office property 280 Park Avenue to our boundary, and increased the number of RECs purchased.

Row 2

(7.45.1) Intensity figure

0.0008

(7.45.2) Metric numerator (Gross global combined Scope 1 and 2 emissions, metric tons CO2e)

19160

(7.45.3) Metric denominator

Select from:

☑ square foot

(7.45.4) Metric denominator: Unit total

23948826

(7.45.5) Scope 2 figure used

Select from:
☑ Location-based

(7.45.6) % change from previous year

37.8

(7.45.7) Direction of change

Select from:
☑ Decreased

(7.45.8) Reasons for change

Select all that apply
☑ Change in renewable energy consumption
☑ Change in methodology
☑ Change in boundary

(7.45.9) Please explain

For steam and electricity, SL Green utilized emissions factors specific to ConEd. These factors were used for market-based calculations in the case of electricity, and for all steam calculations. This resulted in steam emissions being reduced materially from 2022 to 2023 due to the lower and more accurate emissions factor. Additionally, for 2023 emissions calculations, SL Green utilized a carbon dioxide equivalent (CO2 e) factor for all calculations. In prior years, a CO2 value only was used. As a result, emissions factors and therefore associated emissions may be slightly higher when compared to previous years, however, the net direction of change in emissions is still a decrease. We also added the office property 280 Park Avenue to our boundary, and increased the number of RECs purchased.
[Add row]

(7.52) Provide any additional climate-related metrics relevant to your business.

Row 1

(7.52.1) Description

Select from:
☑ Waste

(7.52.2) Metric value

44.9

(7.52.3) Metric numerator

short tons

(7.52.4) Metric denominator (intensity metric only)

short tons

(7.52.5) % change from previous year

20.05

(7.52.6) Direction of change

Select from:
☑ Increased

(7.52.7) Please explain

Waste diverted from landfill includes paper, cardboard, glass, plastic, composting, e-waste, and shredded paper. Monthly waste data is provided by our haulers and benchmarked in ENERGY STAR Portfolio Manager's WasteTracker tool. Our portfolio is audited annually by a TRUE Certified Waste Advisor to educate tenants, reduce contamination, and improve diversion rates.

Row 2

(7.52.1) Description

Select from:

☑ Other, please specify **:**Water intensity

(7.52.2) Metric value

14.09

(7.52.3) Metric numerator

gallons

(7.52.4) Metric denominator (intensity metric only)

square foot

(7.52.5) % change from previous year

26.61

(7.52.6) Direction of change

Select from:

☑ Decreased

(7.52.7) Please explain

Water consumption is tracked through Yardi and ENERGY STAR Portfolio Manager, a benchmarking tool shared with NYC DOB in accordance with Local Law 84 reporting requirements. Water logs are maintained daily to verify trends and identify any irregularities that may point to leaks or potential conservation opportunities. [Add row]

(7.53) Did you have an emissions target that was active in the reporting year?

Select all that apply

☑ Absolute target

(7.53.1) Provide details of your absolute emissions targets and progress made against those targets.

Row 1

(7.53.1.1) Target reference number

Select from:

☑ Abs 1

(7.53.1.2) Is this a science-based target?

Select from:

☑ Yes, and this target has been approved by the Science Based Targets initiative

(7.53.1.3) Science Based Targets initiative official validation letter

SLG - 2023 SBTi Report.pdf

(7.53.1.4) Target ambition

Select from:

☑ 1.5°C aligned

(7.53.1.5) Date target was set

12/01/2022

(7.53.1.6) Target coverage

Select from:

☑ Organization-wide

(7.53.1.7) Greenhouse gases covered by target

Select all that apply

☑ Carbon dioxide (CO2)

☑ Methane (CH4)

☑ Nitrous oxide (N2O)

☑ Hydrofluorocarbons (HFCs)

(7.53.1.8) Scopes

Select all that apply

☑ Scope 1

☑ Scope 2

(7.53.1.9) Scope 2 accounting method

Select from:

☑ Location-based

(7.53.1.11) End date of base year

12/31/2019

(7.53.1.12) Base year Scope 1 emissions covered by target (metric tons CO2e)

1022

(7.53.1.13) Base year Scope 2 emissions covered by target (metric tons CO2e)

22671

(7.53.1.31) Base year total Scope 3 emissions covered by target (metric tons CO2e)

0.000

(7.53.1.32) Total base year emissions covered by target in all selected Scopes (metric tons CO2e)

23693.000

(7.53.1.33) Base year Scope 1 emissions covered by target as % of total base year emissions in Scope 1

100

(7.53.1.34) Base year Scope 2 emissions covered by target as % of total base year emissions in Scope 2

100

(7.53.1.53) Base year emissions covered by target in all selected Scopes as % of total base year emissions in all selected Scopes

100

(7.53.1.54) End date of target

12/31/2031

(7.53.1.55) Targeted reduction from base year (%)

51

(7.53.1.56) Total emissions at end date of target covered by target in all selected Scopes (metric tons CO2e)

11609.570

(7.53.1.57) Scope 1 emissions in reporting year covered by target (metric tons CO2e)

6845

(7.53.1.58) Scope 2 emissions in reporting year covered by target (metric tons CO2e)

12315

(7.53.1.77) Total emissions in reporting year covered by target in all selected scopes (metric tons CO2e)

19160.000

(7.53.1.78) Land-related emissions covered by target

Select from:

☑ No, it does not cover any land-related emissions (e.g. non-FLAG SBT)

(7.53.1.79) % of target achieved relative to base year

37.51

(7.53.1.80) Target status in reporting year

Select from:

☑ Underway

(7.53.1.82) Explain target coverage and identify any exclusions

SL Green has set science-based targets including reaching a 50.4% reduction of our total Scope 1 and Scope 2 emissions (2019 baseline) by 2031. Our recent methodology changes and baseline restatements have had an impact on the perception of progress against our Scope 1 and 2 target. We look forward to continued progress to reduce our emissions in line with our targets. SL Green's published targets are not reflective of the Buildings Sector target setting criteria that was released in August 2024.

(7.53.1.83) Target objective

The daily business operations in the real estate sector generate direct and indirect GHG emissions, which are widely acknowledged as contributors to climate change. With our business located in New York, we are at the center of one of the world's most ambitious legislative environments on climate change. Under the New York State (NYS) Climate Leadership and Community Protection Act (CLCPA), a statewide net-zero carbon economy is mandated by 2050, with a zero-carbon electricity grid by 2040. In New York City (NYC), the Climate Mobilization Act (CMA) aims to reduce the city's overall emissions. The centerpiece of the CMA is Local Law 97 (LL97), which requires buildings greater than 25,000 square feet to meet strict GHG emissions limits. Our Scope 1 and Scope 2 target is a milestone to measure success on our climate journey, as these regulatory conditions make our efforts to manage GHG emissions even more vital.

(7.53.1.84) Plan for achieving target, and progress made to the end of the reporting year

When evaluating buildings, we focus on sustainable performance, exhaustively evaluating building design and equipment technologies to implement the best sustainability measures possible. Greenhouse gas emissions and building certifications are considered crucial elements of our building evaluations and are always accounted for in our budget and planning processes. SL Green is also actively discussing net zero carbon buildings internally and has begun engaging third parties to study their feasibility. The goal is to increase our buildings' energy efficiency as much as possible in tandem with grid decarbonization to align with the CLCPA zero-carbon goal. Building level reports are updated periodically and identify our 10-year plans for long term carbon planning associated with the upcoming Local Law 97. For each property in our portfolio, SL Green's process includes an evaluation semi-annually that focuses on the short-term time horizons. Annually we develop 5- and 10-year capital plans based on an assessment of building equipment conditions to anticipate all future capital needs. Our Engineering Team identifies equipment near the end of its useful life and proposes capital projects that will result in energy efficiency improvements. It is also important to note that SL Green reduces Scope 1 and Scope 2 emissions by optimizing building operations, implementing intensive energy management, and deploying capital investment in state-of-the-art equipment. However, since tenants typically account for over 75% of whole building energy and emissions, our emission reduction strategy extends beyond our direct control. We equip our tenants with tools to achieve Scope 3 energy reductions within their spaces, which is further detailed in our TCFD Report.

(7.53.1.85) Target derived using a sectoral decarbonization approach

Select from:

☑ No

Row 3

(7.53.1.1) Target reference number

Select from:

☑ Abs 2

(7.53.1.2) Is this a science-based target?

Select from:

☑ Yes, and this target has been approved by the Science Based Targets initiative

(7.53.1.3) Science Based Targets initiative official validation letter

SLG - 2023 SBTi Report.pdf

(7.53.1.4) Target ambition

Select from:

☑ 2°C aligned

(7.53.1.5) Date target was set

12/01/2022

(7.53.1.6) Target coverage

Select from:
☑ Organization-wide

(7.53.1.7) Greenhouse gases covered by target

Select all that apply
☑ Carbon dioxide (CO2)

(7.53.1.8) Scopes

Select all that apply
☑ Scope 3

(7.53.1.10) Scope 3 categories

Select all that apply
☑ Scope 3, Category 2 – Capital goods

(7.53.1.11) End date of base year

12/31/2019

(7.53.1.15) Base year Scope 3, Category 2: Capital goods emissions covered by target (metric tons CO2e)

261606

(7.53.1.31) Base year total Scope 3 emissions covered by target (metric tons CO2e)

261606.000

(7.53.1.32) Total base year emissions covered by target in all selected Scopes (metric tons CO2e)

261606.000

(7.53.1.36) Base year Scope 3, Category 2: Capital goods emissions covered by target as % of total base year emissions in Scope 3, Category 2: Capital goods (metric tons CO2e)

100.0

(7.53.1.52) Base year total Scope 3 emissions covered by target as % of total base year emissions in Scope 3 (in all Scope 3 categories)

67.7

(7.53.1.53) Base year emissions covered by target in all selected Scopes as % of total base year emissions in all selected Scopes

100.0

(7.53.1.54) End date of target

12/31/2031

(7.53.1.55) Targeted reduction from base year (%)

30

(7.53.1.56) Total emissions at end date of target covered by target in all selected Scopes (metric tons CO2e)

183124.200

(7.53.1.60) Scope 3, Category 2: Capital goods emissions in reporting year covered by target (metric tons CO2e)

178027

(7.53.1.76) Total Scope 3 emissions in reporting year covered by target (metric tons CO2e)

178027.000

(7.53.1.77) Total emissions in reporting year covered by target in all selected scopes (metric tons CO2e)

178027.000

(7.53.1.78) Land-related emissions covered by target

Select from:

☑ No, it does not cover any land-related emissions (e.g. non-FLAG SBT)

(7.53.1.79) % of target achieved relative to base year

106.49

(7.53.1.80) Target status in reporting year

Select from:

☑ Underway

(7.53.1.82) Explain target coverage and identify any exclusions

SL Green has set science-based targets including reaching a 30% reduction of Scope 3 Cat. 3 Capital Goods category emissions (2019 baseline) by 2031.

(7.53.1.83) Target objective

SL Green's operations are supported by an extensive upstream supply chain that sources materials that service our business and tenants. Integral to our vendor and contracting processes, we strategically evaluate our suppliers to ensure they are held accountable for upholding our standards for ESG performance. Environmental compliance is required in all our vendor contracts through our Vendor Code of Conduct and implemented through regular engagement and monitoring.

(7.53.1.84) Plan for achieving target, and progress made to the end of the reporting year

As part of SL Green's commitment to mitigating negative impacts in our supply chain, we have implemented a proactive risk identification process. This allows us to identify where issues may occur across our operations, and those of our suppliers. This process begins with mandatory assessments of our Tier 1 Critical Suppliers administered by an independent third party. SL Green leverages these scores to evaluate suppliers' overall ESG performance and communicate ESG expectations to suppliers. In certain instances, SL Green creates corrective action plans to address identified issues and establish monitoring mechanisms. As an important first step, we performed an evaluation of the overall climate maturity of our top suppliers, largely including construction and contracting vendors. Understanding our top suppliers' climate maturity is important for the avoidance of pass-through costs and for achieving scope 3 reduction targets. As stated in our sciencebased target on Scope 3 Category 2 (Capital Goods), we committed to reduce this category by 30% by 2031 from a 2019 baseline. Vendors are required to demonstrate responsible business practices and implement due diligence for suppliers, contractors, and vendors within their own supply chain as stated in the Supply Chain and Vendor Code of Conduct.

(7.53.1.85) Target derived using a sectoral decarbonization approach

Select from:

☑ No

[Add row]

(7.54) Did you have any other climate-related targets that were active in the reporting year?

Select all that apply

☑ Net-zero targets

☑ Other climate-related targets

(7.54.2) Provide details of any other climate-related targets, including methane reduction targets.

Row 1

(7.54.2.1) Target reference number

Select from:

☑ Oth 1

(7.54.2.2) Date target was set

12/31/2022

(7.54.2.3) Target coverage

Select from:

☑ Organization-wide

(7.54.2.4) Target type: absolute or intensity

Select from:

☑ Intensity

(7.54.2.5) Target type: category & Metric (target numerator if reporting an intensity target)

Energy productivity

☑ megawatt hours (MWh)

(7.54.2.6) Target denominator (intensity targets only)

Select from:

☑ square foot

(7.54.2.7) End date of base year

12/31/2015

(7.54.2.8) Figure or percentage in base year

110

(7.54.2.9) End date of target

12/31/2031

(7.54.2.10) Figure or percentage at end of date of target

55

(7.54.2.11) Figure or percentage in reporting year

77.38

(7.54.2.12) % of target achieved relative to base year

59.3090909091

(7.54.2.13) Target status in reporting year

Select from:

☑ Underway

(7.54.2.15) Is this target part of an emissions target?

Our energy intensity target is tied to our science-based targets discussed above. Our carbon roadmap includes (emissions avoidance, capital improvements and Operational excellence) which are all strategies to reduce our EUI.

(7.54.2.16) Is this target part of an overarching initiative?

Select all that apply

☑ No, it's not part of an overarching initiative

(7.54.2.18) Please explain target coverage and identify any exclusions

SL Green is committed to a 50% reduction in total energy consumption by 2031 compared to a 2015 baseline.

(7.54.2.19) Target objective

Under the New York State Climate Leadership and Community Protection Act (CLCPA), the state is mandated to adopt a net zero carbon economy statewide by 2050, with a zero-carbon electricity grid by 2040. SL Green is also actively discussing net zero carbon buildings internally and has begun engaging third parties to study their feasibility. The goal of our energy intensity target is to increase our buildings' energy efficiency as much as possible in tandem with grid decarbonization to align with the CLCPA zero-carbon goal.

(7.54.2.20) Plan for achieving target, and progress made to the end of the reporting year

Our energy and carbon management strategy flexibly adjusts consumption based on fluctuating demand without compromising efficiency. We are continually exploring commercially available solutions to optimize our energy management program. We incorporate portfolio-wide programs and technologies that set the baseline for efficient building operations. Digital control systems such as the Building Management Systems (BMS) allow us to control energy use to precisely match tenant demand. Data from occupancy sensors and indoor environmental quality (IEQ) sensors are part of our real-time energy platform, WellStat, which ensures that optimal conditions are maintained. Advanced data analytics allow us to project next-day energy demand, which equips engineers with the data to curtail electric consumption during demand response events, supporting grid reliability and mitigating service disruptions. Identifying energy efficiency opportunities is a team effort spearheaded by our engineers. Our longstanding investment in efficiency enables us to defer capital improvements in times of crisis without jeopardizing our industry-leading operating standards. Preventative maintenance and best practices allow our building equipment to achieve maximum efficiency and durability. SL Green is committed to implementing green building practices throughout the life-cycle of new and existing properties within our portfolio. This commitment includes managing energy consumption, water use, material selection and the building's effects on its site throughout the planning, design, construction, and operational phases. Whenever possible, we try to bundle and scale energy efficient technologies across the portfolio. Portfolio-wide initiatives that have resulted in energy savings include LED retrofits, variable frequency drive and other modulating control motors, steam station insulation and pressure reduction projects and BMS upgrades.
[Add row]

(7.54.3) Provide details of your net-zero target(s).

Row 1

(7.54.3.1) Target reference number

Select from:
☑ NZ1

(7.54.3.2) Date target was set

12/01/2022

(7.54.3.3) Target Coverage

Select from:
☑ Other, please specify **:**At participating sites in our portfolio

(7.54.3.4) Targets linked to this net zero target

Select all that apply

☑ Abs1

(7.54.3.5) End date of target for achieving net zero

12/31/2050

(7.54.3.6) Is this a science-based target?

Select from:

☑ No, but we are reporting another target that is science-based

(7.54.3.8) Scopes

Select all that apply

☑ Scope 1

☑ Scope 2

(7.54.3.9) Greenhouse gases covered by target

Select all that apply

☑ Carbon dioxide (CO2)

(7.54.3.10) Explain target coverage and identify any exclusions

In 2021, we are committed to achieving carbon-neutral operations at participating sites and aligning our portfolio with the ULI Greenprint Net Zero Carbon Operations by 2050 goal which includes all of SL Green's Scope 1 and Scope 2 emissions.

(7.54.3.11) Target objective

With our business centralized in New York, we are at the center of one of the world's most ambitious climate legislative environments. Under the New York Climate Leadership and Community Protection Act (CLCPA), the state is mandated to adopt a net zero carbon economy statewide by 2050, with a zero-carbon electricity grid by 2040. SL Green is also actively discussing net zero carbon buildings internally and has begun engaging third parties to study their feasibility. The goal is to increase our buildings' energy efficiency as much as possible in tandem with grid decarbonization to align with the CLCPA zero-carbon goal. Building-level reports were completed in 2020 to identify our 10-year plans for long-term carbon planning associated with the upcoming Local Law 97.

(7.54.3.12) Do you intend to neutralize any residual emissions with permanent carbon removals at the end of the target?

Select from:

☑ Yes

(7.54.3.13) Do you plan to mitigate emissions beyond your value chain?

Select from:

☑ No, we do not plan to mitigate emissions beyond our value chain

(7.54.3.14) Do you intend to purchase and cancel carbon credits for neutralization and/or beyond value chain mitigation?

Select all that apply

☑ No, we do not plan to purchase and cancel carbon credits for neutralization and/or beyond value chain mitigation

(7.54.3.15) Planned milestones and/or near-term investments for neutralization at the end of the target

We recognize that RECs are not the only way to offset carbon. The marketplace is constantly evolving to include traditional RECs, (Tier 1, 2 and 3) new Tier 4 RECs specific to NYC and LL97, power purchase agreements (PPAs), renewable asset-backed retail contracts, and carbon offsets/credits which will be evaluated on their merits and costs. This plan will include looking into investing in permanent carbon removal both on and offsite. Through overall building improvements and transitioning our portfolio to net zero, we can attract more tenants, reduce energy, and water consumption, and build a more resilient, attractive portfolio of buildings. All these benefits are also passed through to our stakeholders, tenants, and investors.

(7.54.3.17) Target status in reporting year

Select from:

☑ Underway

(7.54.3.19) Process for reviewing target

SL Green calculates its emissions annually in line with GHG Protocol Accounting Standards to monitor progress towards our established targets and to understand our potential exposure to carbon pricing costs associated with LL97 and other climate regulations.
[Add row]

(7.55) Did you have emissions reduction initiatives that were active within the reporting year? Note that this can include those in the planning and/or implementation phases.

Select from:
☑ Yes

(7.55.1) Identify the total number of initiatives at each stage of development, and for those in the implementation stages, the estimated CO2e savings.

	Number of initiatives	Total estimated annual CO2e savings in metric tonnes CO2e (only for rows marked *)
Under investigation	*41*	*`Numeric input*
To be implemented	*24*	*1663*
Implementation commenced	*16*	*642*
Implemented	*13*	*773*
Not to be implemented	*5*	*`Numeric input*

[Fixed row]

(7.55.2) Provide details on the initiatives implemented in the reporting year in the table below.

Row 1

(7.55.2.1) Initiative category & Initiative type

Fugitive emissions reductions
☑ Refrigerant leakage reduction

(7.55.2.2) Estimated annual CO2e savings (metric tonnes CO2e)

44

(7.55.2.3) Scope(s) or Scope 3 category(ies) where emissions savings occur

Select all that apply

☑ Scope 2 (location-based)

(7.55.2.4) Voluntary/Mandatory

Select from:

☑ Voluntary

(7.55.2.5) Annual monetary savings (unit currency – as specified in C0.4)

0

(7.55.2.6) Investment required (unit currency – as specified in C0.4)

2302500

(7.55.2.7) Payback period

Select from:

☑ 21-25 years

(7.55.2.8) Estimated lifetime of the initiative

Select from:

☑ 16-20 years

(7.55.2.9) Comment

SL Green pursues many different initiatives for emissions reduction including refrigerant leak reduction.

Row 2

(7.55.2.1) Initiative category & Initiative type

Energy efficiency in buildings

☑ Heating, Ventilation and Air Conditioning (HVAC)

(7.55.2.2) Estimated annual CO2e savings (metric tonnes CO2e)

590

(7.55.2.3) Scope(s) or Scope 3 category(ies) where emissions savings occur

Select all that apply

☑ Scope 2 (location-based)

(7.55.2.4) Voluntary/Mandatory

Select from:

☑ Voluntary

(7.55.2.5) Annual monetary savings (unit currency – as specified in C0.4)

5331697

(7.55.2.6) Investment required (unit currency – as specified in C0.4)

4185526

(7.55.2.7) Payback period

Select from:

☑ <1 year

(7.55.2.8) Estimated lifetime of the initiative

Select from:
☑ 21-30 years

(7.55.2.9) Comment

HVAC systems also include BMS upgrades - Cost and carbon savings is aggregated

Row 3

(7.55.2.1) Initiative category & Initiative type

Energy efficiency in buildings
☑ Motors and drives

(7.55.2.2) Estimated annual CO2e savings (metric tonnes CO2e)

126

(7.55.2.3) Scope(s) or Scope 3 category(ies) where emissions savings occur

Select all that apply
☑ Scope 2 (location-based)

(7.55.2.4) Voluntary/Mandatory

Select from:
☑ Voluntary

(7.55.2.5) Annual monetary savings (unit currency – as specified in C0.4)

46712

(7.55.2.6) Investment required (unit currency – as specified in C0.4)

290000

(7.55.2.7) Payback period

Select from:

☑ 4-10 years

(7.55.2.8) Estimated lifetime of the initiative

Select from:

☑ 11-15 years

(7.55.2.9) Comment

SL Green pursues many different initiatives for emissions reduction including implementing variable frequency drives and electric computation motors which allows for additional controllability and subsequently greater energy savings.

Row 4

(7.55.2.1) Initiative category & Initiative type

Energy efficiency in buildings

☑ Other, please specify **:**Window Replacement

(7.55.2.2) Estimated annual CO2e savings (metric tonnes CO2e)

12

(7.55.2.3) Scope(s) or Scope 3 category(ies) where emissions savings occur

Select all that apply

☑ Scope 2 (location-based)

(7.55.2.4) Voluntary/Mandatory

Select from:
☑ Voluntary

(7.55.2.5) Annual monetary savings (unit currency – as specified in C0.4)

863832

(7.55.2.6) Investment required (unit currency – as specified in C0.4)

292979

(7.55.2.7) Payback period

Select from:
☑ <1 year

(7.55.2.8) Estimated lifetime of the initiative

Select from:
☑ >30 years

(7.55.2.9) Comment

SL Green pursues many different initiatives for emissions reduction including window replacements (to reduce energy waste).
[Add row]

(7.55.3) What methods do you use to drive investment in emissions reduction activities?

Row 1

(7.55.3.1) Method

Select from:

☑ Dedicated budget for energy efficiency

(7.55.3.2) Comment

SL Green is committed to environmentally sustainable initiatives and innovation that deliver energy and natural resource efficiency. We continue to introduce a broad platform of market leading initiatives to address energy usage and natural resource consumption that deliver value for our business, tenants, and community. Greenhouse gas emissions and building certifications are considered crucial elements of our building evaluations and are always accounted for in our budget and planning processes. To optimize the efficiency performance of the portfolio, 5- and 10-year capital plans are developed incorporating climate-related scenarios with the goal of improving building resiliency and energy performance. SL Green has invested over 96 million to date in energy efficiency projects including HVAC, BMS, and lighting upgrades.

Row 2

(7.55.3.1) Method

Select from:

☑ Compliance with regulatory requirements/standards

(7.55.3.2) Comment

With our business centralized in New York, we are at the center of one of the world's most ambitious climate legislative environments. Under the NYS Climate Leadership and Community Protection Act (CLCPA), the state is mandated to adopt a net zero carbon economy statewide by 2050, with a zero-carbon electricity grid by 2040. In NYC, the Climate Mobilization Act (Local Law 97/LL97) sets carbon caps for large buildings starting in 2024 as part of a broader commitment to reduce greenhouse gas emissions by 40% by 2030, and by 80% by 2050. Based on current emissions data, SL Green's portfolio is expected to be compliant through 2024, with no material financial impact to our properties. As the largest office landlord in Manhattan, these policies represent the most relevant source of transition risks in our business. In the process of structuring capital investment strategies for prospective acquisitions, redevelopments, or new construction, we ensure compliance with LL87 and LL97 and fully evaluate against LL32, LL33, LL88 to ensure climate resilience is embedded into our portfolio as we transact properties. SL Green has had zero incidents of regulatory environmental non-compliance in 2023.

Row 3

(7.55.3.1) Method

Select from:

☑ Employee engagement

(7.55.3.2) Comment

SL Green's recently updated ESG Policies and Environmental Management System (EMS) Manual underpin our environmental stewardship efforts including emission reduction activities. These documents, including those pertaining to vendors and procurement processes, are available to employees throughout our organization. The Facility Managers and Chief Engineers of each of our properties are stewards of SL Green's corporate strategy in this area and work closely with tenants, vendors, and other stakeholders to meet the Company's goals for recycled, responsibly sourced, and non-toxic material procurement. Many of our Property Management and Engineering staff members receive sustainability training each year. Our training platform, AETOS, was updated in 2023 and training covers responsible material purchases, energy performance, the LEED certification, ENERGY STAR labels, and more.

Row 4

(7.55.3.1) Method

Select from:

☑ Internal incentives/recognition programs

(7.55.3.2) Comment

The achievement of sustainability objectives has an impact on the annual compensation for members of SL Green's portfolio teams, who receive monetary incentives for annual performance-based goals focused on sustainability achievements including green building certifications. SL Green's Local 32BJ night supervisors also receive monetary incentives for zero incidents of non-compliance with NYC's recycling laws as outlined in the Rules of the City of New York (RCNY) Title 16. Additionally, SL Green holds an annual award ceremony for its Chief Engineers to recognize the buildings that achieve meaningful carbon reductions and ENERGY STAR labels.

Row 5

(7.55.3.1) Method

Select from:

☑ Dedicated budget for low-carbon product R&D

(7.55.3.2) Comment

SL Green's technology investments are designed to support our broader mission of minimizing our environmental impact while maintaining operational efficiency and growth. Our R&D investments in technology are fully aligned with our climate commitments, particularly in expanding our Demand Response program to maximize

value not only for SL Green stakeholders but also for the broader energy grid. Through continued investment in demand response technology, we aim to deliver tangible benefits to all our stakeholders, while helping to mitigate the environmental impacts of energy use on a larger scale.

Row 6

(7.55.3.1) Method

Select from:

☑ Internal price on carbon

(7.55.3.2) Comment

NYC will regulate carbon beginning in 2024 with the passing of Local Law 97 (LL97). SL Green proactively monitors our projected building emissions and relevant emission reduction initiatives to understand our potential exposure to carbon pricing costs associated with LL97 and other NYC climate regulations. Due to our long-standing commitment to efficient building operations supported by capital improvements, we do not expect any material financial impact from LL97 in the first compliance period of 2024 to 2029. We are still proactively implementing projects that target carbon reduction, to reduce or eliminate fines in the later compliance periods. In 2023, we updated our carbon pricing scenario analysis based on the latest New York City and New York State climate regulations and the projected energy consumption of our current portfolio. To demonstrate our commitment to emissions management, we established a portfolio-wide absolute reduction goal of 50.4% by 2030 for Scope 1 and Scope 2 emissions, and a 30% by 2030 for Scope 3 emissions from Capital Goods.
[Add row]

(7.72) Does your organization assess the life cycle emissions of new construction or major renovation projects?

(7.72.1) Assessment of life cycle emissions

Select from:

☑ Yes, quantitative assessment

(7.72.2) Comment

We identify opportunities to minimize the carbon footprint associated with the entire life cycle of our assets through design, construction, operations, and decommissioning. In the design phase, we implement a whole-building embodied carbon assessment using the Athena Eco Calculator tool to assess building reuse opportunities. Calculations are completed on a case-by-case basis when there are options for substantial reuse for major redevelopment projects. To reduce embodied carbon emissions, we employ sustainable materials, design principles, construction practices, and opportunities for adaptive reuse whenever possible.

[Fixed row]

(7.72.1) Provide details of how your organization assesses the life cycle emissions of new construction or major renovation projects.

(7.72.1.1) Projects assessed

Select from:

☑ On a case by case basis

(7.72.1.2) Earliest project phase that most commonly includes an assessment

Select from:

☑ Design phase

(7.72.1.3) Life cycle stage(s) most commonly covered

Select from:

☑ Cradle-to-practical completion/handover

(7.72.1.4) Methodologies/standards/tools applied

Select all that apply

☑ Other, please specify **:**Athena Calculator

(7.72.1.5) Comment

Whole building embodied assessment using the Athena Eco Calculator tool to assess building reuse opportunities. Calculations are completed on a case-by-case basis when there are options for substantial reuse for major re-development projects.
[Fixed row]

(7.72.2) Can you provide embodied carbon emissions data for any of your organization's new construction or major renovation projects completed in the last three years?

	Ability to disclose embodied carbon emissions	Comment
	Select from: ☑ Yes	*SL Green evaluates carbon and energy reduction project on a case-by-case basis.*

[Fixed row]

(7.72.3) Provide details of the embodied carbon emissions of new construction or major renovation projects completed in the last three years.

Row 1

(7.72.3.1) Year of completion

2022

(7.72.3.2) Property sector

Select from:
☑ Office

(7.72.3.3) Type of project

Select from:
☑ Major renovation

(7.72.3.4) Project name/ID (optional)

One Madison Avenue

(7.72.3.5) Life cycle stage(s) covered

Select from:

☑ Whole life

(7.72.3.6) Normalization factor (denominator)

Select from:

☑ IPMS 3 – Office

(7.72.3.7) Denominator unit

Select from:

☑ square foot

(7.72.3.8) Embodied carbon (kg/CO2e per the denominator unit)

21000

(7.72.3.9) % of new construction/major renovation projects in the last three years covered by this metric (by floor area)

54

(7.72.3.10) Methodologies/standards/tools applied

Select all that apply

☑ Other, please specify **:**Athena Calculator

(7.72.3.11) Comment

The subtotal of Reduced Embodied Carbon is the summation of the calculated embodied carbon, exhibited in metric tons of Carbon Dioxide Equivalent (CO2e) in the concrete, rebar, masonry walls, transportation of materials, and construction per preserved floor. The subtotal of reduced embodied carbon is 21,040 tons of CO2e. This value was then converted into number of full-passenger Boeing 737-400 flights between NYC and LA, which translates to roughly 238 flights of embodied carbon reduction. The calculations provided were reasonable given the size of the building and the amount of previous structure being retained. Over 750,000 sf of slab and

146,000 sf of perimeter walls were preserved, allowing for over 21,000 tons of CO2e to be avoided. The calculations use values are not specific to a development in New York City, but rather a national average. It is assumed that the actual reduced embodied carbon values with constants specific to New York City are likely higher. [Add row]

(7.74) Do you classify any of your existing goods and/or services as low-carbon products?

Select from:

☑ Yes

(7.74.1) Provide details of your products and/or services that you classify as low-carbon products.

Row 1

(7.74.1.1) Level of aggregation

Select from:

☑ Product or service

(7.74.1.2) Taxonomy used to classify product(s) or service(s) as low-carbon

Select from:

☑ Other, please specify **:**99% of our managed portfolio adheres to our EMS and is operated under high standards of sustainability as determined by external standards such as LEED, ENERGY STAR, and BOMA 360. 97% of our managed portfolio is LEED, ENERGY STAR, and/or BOMA 360

(7.74.1.3) Type of product(s) or service(s)

Buildings construction and renovation

☑ Other, please specify **:**Energy efficient office space

(7.74.1.4) Description of product(s) or service(s)

SL Green's main product is energy efficient office space. We reduce whole-building energy use through efficiency initiatives, adhering to our Environmental Management System (EMS) manual, and pursuing certification from agencies such as ENERGY STAR, LEED O&M, and BOMA 360, tenants are able to lower their

environmental impact and avoid emissions by leasing space from SL Green's buildings. Recently, SLG implemented LEED plans and policies across 100% of our managed properties.

(7.74.1.5) Have you estimated the avoided emissions of this low-carbon product(s) or service(s)

Select from:

☑ Yes

(7.74.1.6) Methodology used to calculate avoided emissions

Select from:

☑ Other, please specify **:**Estimated avoided emission of 13% based on USBGC study stating a 13% lower EUI for Certified Buildings compared to a standard office building. Additional avoided emissions would include the total REC purchased for 2023.

(7.74.1.7) Life cycle stage(s) covered for the low-carbon product(s) or services(s)

Select from:

☑ Other, please specify **:**Operations & Construction/Development

(7.74.1.8) Functional unit used

MTCO2

(7.74.1.9) Reference product/service or baseline scenario used

Baseline Scenario (Certifications): Projected emissions for portfolio if we did not have LEED, ENERGY STAR, and BOMA 360 certification. Baseline Scenario (RECs): Total building emissions without REC offsets Baseline Scenario (Scope 3, Cat 2): total 2023 Scope 3, Category 2 emissions calculated using WRI WIOD emissions factors for all vendors.

(7.74.1.10) Life cycle stage(s) covered for the reference product/service or baseline scenario

Select from:

☑ Other, please specify **:**Operations & Construction/Development

(7.74.1.11) Estimated avoided emissions (metric tons CO2e per functional unit) compared to reference product/service or baseline scenario

94954.12

(7.74.1.12) Explain your calculation of avoided emissions, including any assumptions

Sum of estimated 13% reduction in whole building carbon emissions for LEED/ ENERGY STAR/ BOMA 360 certified properties, emissions offset by the purchase / retirement of RECs for 3,112,000 kWh in 2023, and avoided emissions from scope 3, category 2 (capital goods)

(7.74.1.13) Revenue generated from low-carbon product(s) or service(s) as % of total revenue in the reporting year

72
[Add row]

(7.76) Does your organization manage net zero carbon buildings?

Select from:
☑ No, but we plan to in the future

(7.77) Did your organization complete new construction or major renovations projects designed as net zero carbon in the last three years?

Select from:
☑ No, but we plan to in the future

(7.78) Explain your organization's plan to manage, develop or construct net zero carbon buildings, or explain why you do not plan to do so.

SL Green provides sustainable office buildings for over 100,000 tenants and employees, and as Manhattan's largest office landlord, we recognize that the performance of our portfolio has a significant influence on the low-carbon future of New York City. Through the Climate Leadership and Community Protection Act (CLCPA), New York State mandated the adoption of a net zero carbon economy state-wide by 2050, with a zero-carbon electricity grid by 2040. In New York City, the Climate Mobilization Act sets carbon caps for large buildings starting in 2024 as part of a broader commitment to reducing greenhouse gas emissions 80% by 2050, with an interim reduction of 40% by 2030. SL Green is actively discussing net zero carbon buildings internally and has begun engaging third parties to study their

feasibility. The goal is to increase our buildings' energy efficiency as much as possible in tandem with grid decarbonization to align with the CLCPA zero-carbon goal. For each property in our portfolio, SL Green develops a 5-year and 10-year capital plan based on an assessment of building equipment conditions to anticipate all future capital needs. Our Engineering Team identifies equipment near the end of its useful life and proposes capital projects to produce energy efficiency improvements. Beyond our internal expertise, we also leverage external consultants to improve our properties through retro-commissioning--ensuring building systems perform up to specifications--and conducting ASHRAE Level II Energy Audits to identify energy efficiency opportunities. We review our capital plans annually and re-evaluate projects to prioritize project implementation based on financial and environmental benefits. In the process of structuring capital investment strategies for prospective acquisitions, redevelopments, or new developments, we always ensure compliance with LL87 and LL97 and fully evaluate against LL32, LL33, LL88 to ensure climate resilience is embedded into our portfolio. Greenhouse gas emissions and building certifications are considered crucial elements of our building evaluations and are always accounted for in our budget and planning processes. Additionally, it's important to note that SL Green reduces Scope 1 and Scope 2 emissions by optimizing building operations, implementing intensive energy management, and deploying capital investment in state-of-the-art equipment. However, since tenants typically account for over 60% of whole building energy and emissions, our emission reduction strategy extends beyond our direct control. We equip our tenants with tools to achieve Scope 3 energy reductions within their spaces. To achieve net zero carbon buildings, we will need cooperation from our tenants and substantial offsets to make up for the carbon intensity of our current electric grid and district systems.

(7.79) Has your organization canceled any project-based carbon credits within the reporting year?

Select from:

☑ No

C11. Environmental performance - Biodiversity

(11.2) What actions has your organization taken in the reporting year to progress your biodiversity-related commitments?

(11.2.1) Actions taken in the reporting period to progress your biodiversity-related commitments

Select from:

☑ Yes, we are taking actions to progress our biodiversity-related commitments

(11.2.2) Type of action taken to progress biodiversity- related commitments

Select all that apply

☑ Land/water management

☑ Species management

☑ Education & awareness

[Fixed row]

(11.3) Does your organization use biodiversity indicators to monitor performance across its activities?

	Does your organization use indicators to monitor biodiversity performance?	Indicators used to monitor biodiversity performance
	Select from: ☑ Yes, we use indicators	*Select all that apply* ☑ State and benefit indicators ☑ Response indicators

[Fixed row]

(11.4) Does your organization have activities located in or near to areas important for biodiversity in the reporting year?

	Indicate whether any of your organization's activities are located in or near to this type of area important for biodiversity	Comment
Legally protected areas	*Select from:* ☑ Yes (partial assessment)	*SL Green uses the New York Protected Areas Database to assess which the location of protected areas near SL Green properties.*
UNESCO World Heritage sites	*Select from:* ☑ Not assessed	*Not assessed*
UNESCO Man and the Biosphere Reserves	*Select from:* ☑ No	*SL Green operations are primarily located in New York City, and therefore is not located near any UNESCO Man and the Biosphere Reserves.*
Ramsar sites	*Select from:* ☑ No	*SL Green operations are primarily located in New York City, and therefore is not located near any Ramsar sites.*
Key Biodiversity Areas	*Select from:* ☑ No	*SL Green operations are primarily located in New York City, and therefore is not located near any Key Biodiversity Areas.*
Other areas important for biodiversity	*Select from:* ☑ No	*SL Green operations are primarily located in New York City, and therefore is not located near any other areas important for biodiversity.*

[Fixed row]

(11.4.1) Provide details of your organization's activities in the reporting year located in or near to areas important for biodiversity.

Row 1

(11.4.1.2) Types of area important for biodiversity

Select all that apply

☑ Legally protected areas

(11.4.1.3) Protected area category (IUCN classification)

Select from:

☑ Unknown

(11.4.1.4) Country/area

Select from:

☑ United States of America

(11.4.1.5) Name of the area important for biodiversity

Kensico Reservoir

(11.4.1.6) Proximity

Select from:

☑ Data not available

(11.4.1.8) Briefly describe your organization’s activities in the reporting year located in or near to the selected area

SL Green develops, maintains, and operates office and residential properties.

(11.4.1.9) Indicate whether any of your organization’s activities located in or near to the selected area could negatively affect biodiversity

Select from:

☑ Yes, but mitigation measures have been implemented

(11.4.1.10) Mitigation measures implemented within the selected area

Select all that apply

☑ Project design

☑ Biodiversity offsets

(11.4.1.11) Explain how your organization’s activities located in or near to the selected area could negatively affect biodiversity, how this was assessed, and describe any mitigation measures implemented

As a REIT, SL Green’s portfolio is located in New York City/Manhattan. Through its urban infill construction operations, SL Green is committed to mitigating sprawl and greenfield development. SL Green also has over 12,000 square feet of green space in their Manhattan properties, and in those sites, plants indigenous species to benefit local biodiversity.

Row 2

(11.4.1.2) Types of area important for biodiversity

Select all that apply

☑ Legally protected areas

(11.4.1.3) Protected area category (IUCN classification)

Select from:

☑ Unknown

(11.4.1.4) Country/area

Select from:

☑ United States of America

(11.4.1.5) Name of the area important for biodiversity

Central Park

(11.4.1.6) Proximity

Select from:

☑ Data not available

(11.4.1.8) Briefly describe your organization’s activities in the reporting year located in or near to the selected area

SL Green develops, maintains, and operates office and residential properties.

(11.4.1.9) Indicate whether any of your organization's activities located in or near to the selected area could negatively affect biodiversity

Select from:

☑ Yes, but mitigation measures have been implemented

(11.4.1.10) Mitigation measures implemented within the selected area

Select all that apply

☑ Project design

☑ Biodiversity offsets

(11.4.1.11) Explain how your organization's activities located in or near to the selected area could negatively affect biodiversity, how this was assessed, and describe any mitigation measures implemented

Our properties located near Central Park, one of New York City's largest and most ecologically diverse public parks. This park supports a wide variety of ecosystems, including woodlands, wetlands, and open meadows, providing critical habitats for a range of species including birds, small mammals, reptiles, amphibians, and numerous plant species. Given our proximity to this significant urban green space, our activities have the potential to impact local biodiversity. (1)Construction and operational activities could disrupt the habitats of species residing in the park, particularly due to noise, vibrations, and foot traffic increases in sensitive areas near the park's borders. (2) Air and Soil Pollution: Dust, emissions, and chemicals from construction and building operations could settle in the park, negatively affecting the air quality, soil composition, and water bodies, leading to potential harm to plant and animal life. (3) Invasive Species Introduction: Landscaping efforts that involve non-native plants could unintentionally introduce invasive species that may outcompete native flora and disrupt the park's ecological balance. Sustainable Construction Practices: To reduce habitat disturbance, construction activities were scheduled outside of key breeding and migratory seasons for local wildlife. Additionally, eco-friendly materials and techniques were used to minimize emissions and soil contamination. Landscaping around the building focuses on utilizing native or adaptive species, which provide food and habitat for local wildlife while preventing the introduction of invasive species. We also have selected sites with bee hives which act as pollinators for the surrounding areas.

Row 3

(11.4.1.2) Types of area important for biodiversity

Select all that apply

☑ Legally protected areas

(11.4.1.3) Protected area category (IUCN classification)

Select from:

☑ Unknown

(11.4.1.4) Country/area

Select from:

☑ United States of America

(11.4.1.5) Name of the area important for biodiversity

Bryant Park

(11.4.1.6) Proximity

Select from:

☑ Data not available

(11.4.1.8) Briefly describe your organization’s activities in the reporting year located in or near to the selected area

SL Green develops, maintains, and operates office and residential properties.

(11.4.1.9) Indicate whether any of your organization’s activities located in or near to the selected area could negatively affect biodiversity

Select from:

☑ Yes, but mitigation measures have been implemented

(11.4.1.10) Mitigation measures implemented within the selected area

Select all that apply

☑ Project design

☑ Biodiversity offsets

(11.4.1.11) Explain how your organization’s activities located in or near to the selected area could negatively affect biodiversity, how this was assessed, and describe any mitigation measures implemented

Our properties are located near Bryant Park. This park supports open meadows and numerous plant species. Given our proximity to this significant urban green space, our activities have the potential to impact local biodiversity. (1)Construction and operational activities could disrupt the habitats of species residing in the park, particularly due to noise, vibrations, and foot traffic increases in sensitive areas near the park's borders. (2) Air and Soil Pollution: Dust, emissions, and chemicals from construction and building operations could settle in the park, negatively affecting the air quality, soil composition, and water bodies, leading to potential harm to plant and animal life. (3) Invasive Species Introduction: Landscaping efforts that involve non-native plants could unintentionally introduce invasive species that may outcompete native flora and disrupt the park’s ecological balance. Sustainable Construction Practices: To reduce habitat disturbance, construction activities were scheduled outside of key breeding and migratory seasons for local wildlife. Additionally, eco-friendly materials and techniques were used to minimize emissions and soil contamination. Landscaping around the building focuses on utilizing native or adaptive species, which provide food and habitat for local wildlife while preventing the introduction of invasive species. We also have selected sites with bee hives which act as pollinators for the surrounding areas.

Row 4

(11.4.1.2) Types of area important for biodiversity

Select all that apply

☑ Legally protected areas

(11.4.1.3) Protected area category (IUCN classification)

Select from:

☑ Unknown

(11.4.1.4) Country/area

Select from:

☑ United States of America

(11.4.1.5) Name of the area important for biodiversity

East River

(11.4.1.6) Proximity

Select from:

☑ Data not available

(11.4.1.8) Briefly describe your organization’s activities in the reporting year located in or near to the selected area

SL Green develops, maintains, and operates office and residential properties.

(11.4.1.9) Indicate whether any of your organization’s activities located in or near to the selected area could negatively affect biodiversity

Select from:

☑ Yes, but mitigation measures have been implemented

(11.4.1.10) Mitigation measures implemented within the selected area

Select all that apply

☑ Project design

☑ Biodiversity offsets

(11.4.1.11) Explain how your organization’s activities located in or near to the selected area could negatively affect biodiversity, how this was assessed, and describe any mitigation measures implemented

Our properties are located in Manhattan with the East River and Hudson River as key waterways that flow into the Atlantic Ocean. This area is ecologically significant, with diverse aquatic habitats supporting various species of fish, birds, and invertebrates. Given the proximity to the river and the surrounding urban infrastructure, our activities have the potential to negatively affect local biodiversity. The primary risks to biodiversity from our building's operations and development activities near the river include: (1)Habitat Disruption: Construction and operational activities, including noise, vibrations, and water run-off, could disrupt the habitats of species relying on the river and its banks. (2)Water Pollution: Runoff from construction sites, parking lots, and rooftops could lead to contaminants (e.g., oil, sediment, chemicals) entering the river, potentially harming aquatic ecosystems. (3) Waste and Litter: Improper management of waste materials, especially plastic and non-biodegradable substances, could contribute to pollution in the river and harm local wildlife through ingestion or entanglement. We work to reduce our impact during construction following Erosion and Sedimentation Control Plans. Specifically in our new development projects, we install Rainwater reclamation systems to reduce the use of potable water and reduce stormwater runoff. These types of systems serve the whole city's infrastructure by helping to reduce the burden to the aging infrastructure. We also follow strict waste management plans, ensuring that waste is disposed of properly, with a focus on diverting materials from landfill.

Row 5

(11.4.1.2) Types of area important for biodiversity

Select all that apply

☑ Legally protected areas

(11.4.1.3) Protected area category (IUCN classification)

Select from:

☑ Unknown

(11.4.1.4) Country/area

Select from:

☑ United States of America

(11.4.1.5) Name of the area important for biodiversity

Riverside Park

(11.4.1.6) Proximity

Select from:

☑ Data not available

(11.4.1.8) Briefly describe your organization’s activities in the reporting year located in or near to the selected area

SL Green develops, maintains, and operates office and residential properties.

(11.4.1.9) Indicate whether any of your organization’s activities located in or near to the selected area could negatively affect biodiversity

Select from:

☑ Yes, but mitigation measures have been implemented

(11.4.1.10) Mitigation measures implemented within the selected area

Select all that apply

☑ Project design

☑ Biodiversity offsets

(11.4.1.11) Explain how your organization’s activities located in or near to the selected area could negatively affect biodiversity, how this was assessed, and describe any mitigation measures implemented

Our properties are located near Riverside Park. This park supports open meadows and numerous plant species. Given our proximity to this significant urban green space, our activities have the potential to impact local biodiversity. (1)Construction and operational activities could disrupt the habitats of species residing in the park, particularly due to noise, vibrations, and foot traffic increases in sensitive areas near the park's borders. (2) Air and Soil Pollution: Dust, emissions, and chemicals from construction and building operations could settle in the park, negatively affecting the air quality, soil composition, and water bodies, leading to potential harm to plant and animal life. (3) Invasive Species Introduction: Landscaping efforts that involve non-native plants could unintentionally introduce invasive species that may outcompete native flora and disrupt the park’s ecological balance. Sustainable Construction Practices: To reduce habitat disturbance, construction activities were scheduled outside of key breeding and migratory seasons for local wildlife. Additionally, eco-friendly materials and techniques were used to minimize emissions and soil contamination. Landscaping around the building focuses on utilizing native or adaptive species, which provide food and habitat for local wildlife while preventing the introduction of invasive species. We also have selected sites with bee hives which act as pollinators for the surrounding areas.

Row 6

(11.4.1.2) Types of area important for biodiversity

Select all that apply

☑ Legally protected areas

(11.4.1.3) Protected area category (IUCN classification)

Select from:

☑ Unknown

(11.4.1.4) Country/area

Select from:

☑ United States of America

(11.4.1.5) Name of the area important for biodiversity

Hudson River

(11.4.1.6) Proximity

Select from:

☑ Data not available

(11.4.1.8) Briefly describe your organization’s activities in the reporting year located in or near to the selected area

SL Green develops, maintains, and operates office and residential properties.

(11.4.1.9) Indicate whether any of your organization’s activities located in or near to the selected area could negatively affect biodiversity

Select from:

☑ Yes, but mitigation measures have been implemented

(11.4.1.10) Mitigation measures implemented within the selected area

Select all that apply

☑ Project design

☑ Biodiversity offsets

(11.4.1.11) Explain how your organization’s activities located in or near to the selected area could negatively affect biodiversity, how this was assessed, and describe any mitigation measures implemented

Our properties are located in Manhattan with the East River and Hudson River as key waterways that flow into the Atlantic Ocean. This area is ecologically significant, with diverse aquatic habitats supporting various species of fish, birds, and invertebrates. Given the proximity to the river and the surrounding urban infrastructure, our activities have the potential to negatively affect local biodiversity. The primary risks to biodiversity from our building's operations and development activities near the river include: (1)Habitat Disruption: Construction and operational activities, including noise, vibrations, and water run-off, could disrupt the habitats of species relying on the river and its banks. (2)Water Pollution: Runoff from construction sites, parking lots, and rooftops could lead to contaminants (e.g., oil, sediment, chemicals) entering the river, potentially harming aquatic ecosystems. (3) Waste and Litter: Improper management of waste materials, especially plastic and non-biodegradable substances, could contribute to pollution in the river and harm local wildlife through ingestion or entanglement. We work to reduce our impact during construction following Erosion and Sedimentation Control Plans. Specifically in our new development projects, we install Rainwater reclamation systems to reduce the use of potable water and reduce stormwater runoff. These types of systems serve the whole city's infrastructure by helping to reduce the burden of aging infrastructure. We also follow strict waste management plans, ensuring that waste is disposed of properly, with a focus on diverting materials from landfill.

Row 7

(11.4.1.2) Types of area important for biodiversity

Select all that apply

☑ Legally protected areas

(11.4.1.3) Protected area category (IUCN classification)

Select from:

☑ Unknown

(11.4.1.4) Country/area

Select from:

☑ United States of America

(11.4.1.5) Name of the area important for biodiversity

Madison Square Park

(11.4.1.6) Proximity

Select from:

☑ Data not available

(11.4.1.8) Briefly describe your organization's activities in the reporting year located in or near to the selected area

SL Green develops, maintains, and operates office and residential properties.

(11.4.1.9) Indicate whether any of your organization's activities located in or near to the selected area could negatively affect biodiversity

Select from:

☑ Yes, but mitigation measures have been implemented

(11.4.1.10) Mitigation measures implemented within the selected area

Select all that apply

☑ Project design

☑ Biodiversity offsets

(11.4.1.11) Explain how your organization’s activities located in or near to the selected area could negatively affect biodiversity, how this was assessed, and describe any mitigation measures implemented

As a REIT, SL Green’s portfolio is located in New York City/Manhattan. Through its urban infill construction operations, SL Green is committed to mitigating sprawl and greenfield development. SL Green also has over 12,000 square feet of green space in their Manhattan properties, and in those sites, plants indigenous species to benefit local biodiversity. SL Green partners with the New York City Department of Parks & Recreation and the Madison Square Park Conservancy (MSPC) to coordinate park cleanup events for its employees. We recognize the value of public outdoor amenities for community members, and we have contributed over 500,000 to MSPC.

[Add row]

C13. Further information & sign off

(13.1) Indicate if any environmental information included in your CDP response (not already reported in 7.9.1/2/3, 8.9.1/2/3/4, and 9.3.2) is verified and/or assured by a third party?

	Other environmental information included in your CDP response is verified and/or assured by a third party
	Select from: ☑ Yes

[Fixed row]

(13.1.1) Which data points within your CDP response are verified and/or assured by a third party, and which standards were used?

Row 1

(13.1.1.1) Environmental issue for which data has been verified and/or assured

Select all that apply

☑ Climate change

(13.1.1.2) Disclosure module and data verified and/or assured

Environmental performance – Climate change

☑ Electricity/Steam/Heat/Cooling consumption

☑ Fuel consumption

(13.1.1.3) Verification/assurance standard

Climate change-related standards

☑ ISO 14064-3

(13.1.1.4) Further details of the third-party verification/assurance process

KERAMIDA has conducted a third-party verification and external assurance of SL Green's 2023 energy data reported for environmental data disclosure.

(13.1.1.5) Attach verification/assurance evidence/report (optional)

2023 SL Green Verification Letter CDP FINAL 8.29.24.pdf

Row 2

(13.1.1.1) Environmental issue for which data has been verified and/or assured

Select all that apply

☑ Climate change

(13.1.1.2) Disclosure module and data verified and/or assured

Environmental performance – Climate change

☑ Waste data

(13.1.1.3) Verification/assurance standard

Climate change-related standards

☑ ISO 14064-3

(13.1.1.4) Further details of the third-party verification/assurance process

KERAMIDA has conducted a third-party verification and external assurance of SL Green's 2023 waste data reported for environmental data disclosure. The scope of our analysis included a review of waste generation.

(13.1.1.5) Attach verification/assurance evidence/report (optional)

2023 SL Green Verification Letter CDP FINAL 8.29.24.pdf
[Add row]

(13.3) Provide the following information for the person that has signed off (approved) your CDP response.

(13.3.1) Job title

Chief Operating Officer

(13.3.2) Corresponding job category

Select from:
☑ Chief Operating Officer (COO)
[Fixed row]