



Green Building Certification Disclosures

Industry awards, ratings, and certifications described below are provided by third parties, which may receive submission or membership fees or project registration and certification fees in connection with these awards, ratings, and certification programs. Please see the table for more information on programs referenced in our 2023-2024 Annual ESG Report.

ESG information related to green building certified and ENERGY STAR rated properties on Clarion's website is updated on a quarterly basis.

Data below is as of December 31, 2023

PROGRAM NAME	NUMBER OF ASSETS	CERTIFYING BODY	CERTIFICATION PERIOD	FURTHER DETAILS
LEED Building Design + Construction	85	Green Business Certification Inc. (GBCI)	Certifications are issued at the time of building development or major renovation and last in perpetuity. Rankings range from Certified to Platinum level for individual properties.	Properties must pay registration and review fees to pursue LEED certifications.
LEED Building Operations + Maintenance	14	Green Business Certification Inc. (GBCI)	Certifications are issued on a rolling basis and are valid for three years. Properties must re-certify to maintain certification standing. Rankings range from Certified to Platinum level for individual properties.	Properties must pay registration and review fees to pursue LEED certifications.
Fitwel	32	The Center for Active Design (CFAD)	Certifications are issued on a rolling basis and are valid for three years. Properties must re-certify to maintain certification standing. Rankings range from One to Three Stars for individual properties.	Properties must pay registration and review fees to pursue Fitwel certifications.
IREM Certified Sustainable Property (CSP)	161	Institute of Real Estate Management (IREM)	Certifications are issued on a rolling basis and are valid for three years. Properties must re-certify to maintain certification standing.	Properties must pay certification fees at the time of submission to pursue IREM certifications.
BOMA 360	1	Building Owners and Managers Association International	Certifications are issued on a rolling basis and are valid for three years. Properties must recertify to maintain certification standing.	Properties must pay certification fees to pursue a BOMA 360 certification.
National Green Building Standard	13	National Association of Home Builders	Certifications are issued on a rolling basis and last in perpetuity for individual properties.	Properties must pay certification fees to pursue a National Green Building Standard certification.
ENERGY STAR	74	U.S. Environmental Protection Agency (EPA) and the U.S. Department of Energy.	Certifications are issued on a rolling basis and are valid for one year. Properties must re-certify to maintain certification standing.	Clarion Partners was named an Executive Member of ENERGY STAR's Certification Nation in 2023 after certifying 78 buildings in 2022.
ENERGY STAR Multifamily New Construction Certification	1	U.S. Environmental Protection Agency (EPA) and the U.S. Department of Energy.	Certifications are issued at the time of building development and last in perpetuity.	-
EarthCraft Multifamily	5	Southface Institute	Certifications are issued on a rolling basis and last in perpetuity.	Properties must pay registration and certification fees to pursue EarthCraft Multifamily certification.
UL Verified Healthy Building Mark	1	UL Solutions	Certification marks are issued on a rolling basis. Air quality testing is required twice a year to keep mark valid.	Properties must pay certification fees to pursue a UL Verified Healthy Building Mark.
CALGreen	66	California Building Standards Commission (CBSC)	Certifications are issued at the time of building development and last in perpetuity.	-
Austin Energy Green Building Rating	4	Austin Energy Green Building	Certifications are issued on a rolling basis and last in perpetuity. Rankings range from One to Five Stars for individual properties.	Properties must pay registration fees to pursue Austin Energy Green Building Rating.
Florida Green Building Standard	2	Florida Green Building Coalition	Certifications are issued at the time of building development and last in perpetuity. Rankings range from bronze, silver, gold, to platinum.	Properties must pay registration fees to pursue Austin Energy Green Building Rating.
Energy Performance Certificate (EPC)	34	Country Specific Governing Bodies	Certificates are issued on a rolling basis and are valid for 10 years. Properties must re-certify to maintain certification standing. Ratings range from A-G for individual properties.	Properties must pay certification fees to pursue an Energy Performance Certificate (EPC).
BREEAM In-Use	7	BRE Global Ltd.	Certifications are issued on a rolling basis and are valid in perpetuity. Rankings range from "pass" to "outstanding" for individual properties.	Properties must pay registration and certification fees to pursue BREEAM certifications.
BRREAM Construction	15	BRE Global Ltd.	Certifications are issued on a rolling basis and are valid in perpetuity. Rankings range from "pass" to "outstanding" for individual properties.	Properties must pay registration and certification fees to pursue BREEAM certifications.
DGNB New Construction Certificate	6	German Sustainable Building Council (DGNB)	Certifications are issued up to three years following a building's completion and last in perpetuity. Rankings range from Certified to Platinum level for individual properties.	Properties must pay certification fees to pursue DGNB certification.



Disclosures

Firm or Fund Level Rating Program Disclosures

Data below is as of March 31, 2024

PROGRAM NAME	CLARION PARTICIPATION 2023-2024	GOVERNING BODY	RATING PERIOD	FURTHER DETAILS
GRESB	Nine commingled funds and separate accounts advised by Clarion Partners participated in the 2023 GRESB survey (based on 2022 data)	GRESB BV	The GRESB rating is conducted during the calendar year and is based on previous calendar year data. All scores referenced in this document relate to 2023 data and surveys covering the 2022 calendar year.	Funds and separate accounts pay a submission fee to participate in the GRESB survey.
UN-supported Principles of Responsible Investment (UNPRI)	Clarion Partners corporate participation	PRI Association Board	Rating is conducted during the calendar year and is based on the previous calendar year's reported data.	Clarion pays a submission fee to participate in the assessment.
Green Lease Leaders	Clarion Partners corporate participation	Institute for Market Transformation (IMT)	The Green Lease Leader designation is valid for three years, after which recipients are invited to reapply. Clarion received Gold-level recognition in 2023. Designations range from silver to platinum.	Clarion did not pay a fee to apply for this award

Firm Level Rating Industry Award Disclosures

Data below is as of March 31, 2024

AWARD NAME	DATE RECEIVED	GOVERNING BODY	FURTHER DETAILS
Pension & Investments Best Place to Work in Money Management	December 2022 and December 2023	Pension & Investments	Awarded for companies sized 100-399 employees. The standard survey covering up to 250 randomly selected employees is free; however, Clarion paid a fee to survey all 300+ of our employees, add custom questions, and receive an analysis of our results.
Energy Star Partner of the Year	March 2023 and March 2024	U.S. Environmental Protection Agency (EPA) and the U.S. Department of Energy	Clarion did not pay a fee to apply for this award
2023 Best in Building Health Award	March 2023	The Center for Active Design	Clarion received the Industry Leadership Award for Portfolio Benchmarking; award categories vary annually. Clarion did not apply to pursue this award, but fees were paid in conjunction with the portfolio benchmarking program.
Kingsley Excellence Award	September 2023	Grace Hill – Kingsley Surveys	Properties must exceed Kingsley Index in overall satisfaction. Office and industrial properties must have at least a 30% response rate. Retail properties must have at least a 20% response rate. Clarion did not pay to pursue this award.