

# Frankfurt Schools

## 1. Asset information

This project involves the design, build, refurbishment and operation and maintenance of a bundle of four schools across the City of Frankfurt/Main in Germany.



Education

## 2. Impact

The Freiherr-von-Stein School, Carl-von-Weinberg-School, Heinrich-Kleyer-School and the Educational & Cultural Centre Höchst provide state of the art teaching facilities. for more than 5,000 pupils across 83,000 m<sup>2</sup> of building space.

The project has significantly improved educational infrastructure by delivering modern, sustainable, and well-equipped learning environments for pupils, students and teachers. By prioritising energy efficiency and innovative design, the project enhances both environmental performance and user comfort. This initiative supports the long-term development of Frankfurt's education system, fostering better learning outcomes and a stronger community.



## 3. Environment

### GHG emissions

The project was built with energy efficiency as a key driver. For the four project locations, energy concepts were developed with a focus on sustainability and targeted savings potential, along with measures for their implementation. These include the use of LED technology for lighting, peak load management, and the installation of photovoltaic systems at three of the four schools.



### Climate risk

The project was screened to evaluate the potential physical impacts from climate change based on 'Paris-aligned' (RCP2.6 ~+1°C) and 'High emissions' (RCP8.5 ~+3.7°C) scenarios across three time periods (2020, 2050 and 2100). The project maintains a Low physical climate risk score under both scenarios.

### Waste & Water

The Portfolio Company operates a policy to minimise waste, and ensure a high degree of waste separation before it gets processed by a specialised waste-treatment company. The Portfolio Company's year-on-year demand for water has been well below target consumption. The management services provider continues to monitor waste and water consumption and is actively exploring opportunities to reduce them wherever possible.

### Biodiversity

The asset is built in compliance with local environmental regulations. The school's open spaces remain unsealed to support water infiltration and facilitate gardening activities.

Additionally, the Portfolio Company has a Biodiversity policy in place.

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## 4. Social

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### Health & Safety

Health and safety is on the agenda each board meeting. Our asset managers work actively with the Portfolio Company or its management service providers, to promote a strong health and safety culture, facilitate the sharing of best practices.

We endorse a zero-tolerance approach to occupational health and safety incidents. Additionally, the Portfolio Company has a Health & Safety policy in place and regularly conducts a fire or health and safety audit.

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### Diversity

Not applicable as the Portfolio Company does not employ any staff.

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### Impact for local communities

The Portfolio Company is committed to fostering strong relationships with its communities.

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## 5. Governance

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### Delegation & oversight

The Portfolio Company directors review on a quarterly basis comprehensive board report, including both general project management and financial management. The project has a rigorous governance structure in place with quarterly board meetings, ad-hoc meetings when required and an authority delegation matrix to the management services provider.

The Portfolio Company has robust ESG policies and procedures in place and clear board-level responsibility to monitor their application. The ESG standard policies include:

- Biodiversity policy
- Code of Conduct, including anti-bribery, anti-corruption and non-discrimination
- Conflict of interest
- Cyber-security
- Diversity
- ESG
- Health and safety (workplace accident prevention)
- Anti-slavery & Human Trafficking policy (Modern Day Slavery)
- Rapid escalation
- Responsible contractor
- Tax
- Whistleblowing

The Portfolio Company holds frequent meetings with the public sector client to promote collaboration, coordination and integration of operations.

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### Reporting

The Portfolio Company uses a quarterly board pack, reporting to the board of directors on the operational and financial performance of the project and compliance with its obligations and regulation/legislation, including the policies.

Additionally, the Portfolio Company reports annually into BBGI's ESG KPI survey, which composed of 100+ data points, covering all aspects of ESG oversight.

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### Cyber security

Portfolio Company and its subcontractors continuously monitor that the cyber security policy is in place and perform information risk analysis and develops mitigating measures. They have a robust and comprehensive IT backup system in place. Additionally, the Portfolio Company has a Cyber security policy in place.

# Contact

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