

GRESB Submission

A guide to submitting to GRESB with WiredScore and SmartScore certifications.

WiredScore and SmartScore certifications are recognized by GRESB as Green Building Certification. Buildings certified under either certification can receive points in GRESB submissions.

What is GRESB?

GRESB is the global standard for portfolio-level ESG reporting in the real estate sector. It provides validated ESG performance data and peer benchmarks for investors and managers to improve business intelligence, industry engagement, and decision-making.

With 97,000 participants, GRESB is used by the real estate industry to set and benchmark sustainability metrics. The framework has a number of indicators ranging from Energy, Water, Health, and Well Being to Waste. The submission deadline is the 1st of July.



Why are WiredScore and SmartScore certifications recognized by GRESB?

GRESB rewards buildings in a portfolio that have applied a certification scheme deemed Green by GRESB. As of 2022, WiredScore and SmartScore have been recognized by GRESB as Green Building Certification. This means any buildings certified under either certification will receive points in GRESB submissions.

In your next GRESB submission, you will be rewarded for having WiredScore and SmartScore certifications across both existing buildings and developments.

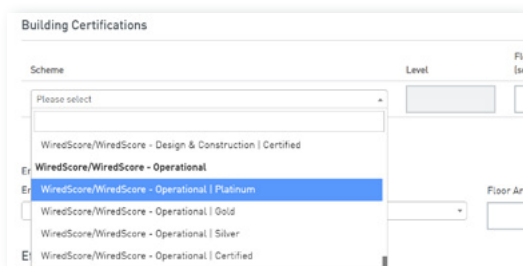
In summary

- WiredScore and SmartScore certifications receive points under:
 - the PERFORMANCE aspect for indicators: BC1.1 and BC1.2
 - the DEVELOPMENT aspect for indicators: DBC1.1 and DBC1.2
- WiredScore and SmartScore can be reported under the MANAGEMENT Indicator RM6.1 to RM6.4 under "Technology"

Disclaimer: Only documents issued by GRESB should be used for accurate reporting. This help guide has been created by WiredScore and does not replace or supersede any reference guide or scoring guidance issued by GRESB.

Performance

This includes indicators BC1.1 and BC1.2 for a total of up to 8.5 points. These two indicators look at the coverage of standing buildings that have a Green Building Certification. The score is based on % of floor area certified.



1. When adding assets select the relevant certification obtained either directly in the portal or via the Asset spreadsheet.

Asset Characteristics		Certification 1
Asset Name	Property Type	
Do not edit	Do not edit	Scheme/Level Drop-down
100 London Street	Office: Corporate: High-Rise Office	WiredScore/WiredScore - Design & Construction Certified
The Shard	Office: Corporate: High-Rise Office	WiredScore/WiredScore - Operational Gold
La Defense	Office: Business Park	WiredScore/SmartScore - Operational Silver

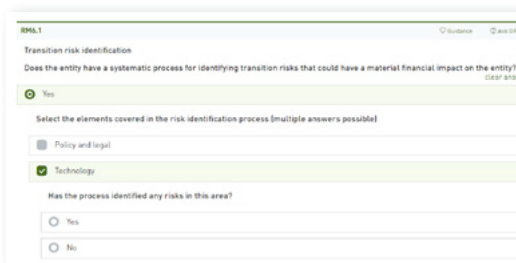
2. Upload the valid certificate.

Please note:

- WiredScore or SmartScore certifications should be reported at an asset level in the GRESB Asset Spreadsheet.
- Points are allocated on the coverage of your portfolio, so the larger the % of your portfolio certified the more points you will achieve.
- Your WiredScore or SmartScore certificate should be valid and awarded before or during the reporting period.
- SmartScore will receive full points and WiredScore partial points.

Management

This includes indicators RM6.1 to RM6.4 under "Technology". Building reports for both WiredScore and SmartScore certification can also be used as evidence of resiliency. These indicators are not scored and are used for reporting purposes only.



1. Select Yes > Technology

2. Enter a description of the certification in the context box.

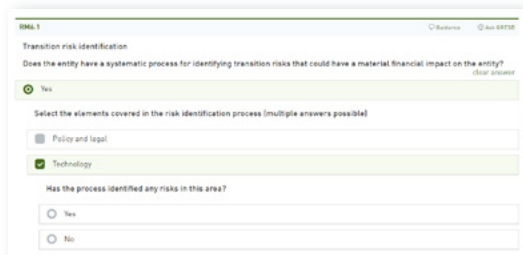
For example:

"[CLIENT] prepares for changing conditions such as the ever-evolving technological landscape and the increasing connectivity demands of tech-based tenants. By assessing long-term trends and continuously having an impartial third party (WiredScore) re-evaluate the technological capacities of our asset portfolio every 2 years, [CLIENT] is positioned to respond to risks (aging telecommunications technology) and opportunities (to future-proof and improve connectivity and telecommunications infrastructure) related to technological changes by ensuring asset resilience."

Development

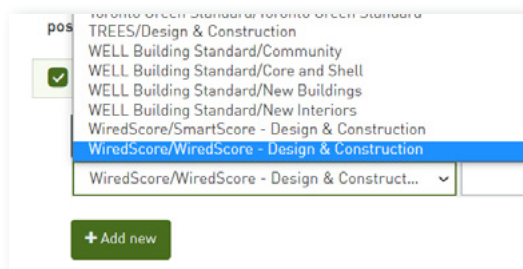
This includes indicators DBC1.1 (4 points). This looks at the portfolio strategy for current and future developments. The score is based on strategy.

This includes indicators DBC1.2 (9 points). This looks at the coverage of development buildings with a Green Building Certification. The score is based on % of floor area certified.



The screenshot shows a form titled "Transition risk identification" with the question: "Does the entity have a systematic process for identifying transition risks that could have a material financial impact on the entity?" The answer is "Yes". Below this, there is a section "Select the elements covered in the risk identification process (multiple answers possible)" with checkboxes for "Policy and legal" (unchecked) and "Technology" (checked). At the bottom, there is a question "Has the process identified any risks in this area?" with radio buttons for "Yes" and "No".

1. For DBC1.1 - in the relevant Green Building Certification and enter the level targeted if applicable



The screenshot shows a drop-down menu with a green checkmark icon on the left. The menu items are: "Toronto Green Standard", "Toronto Green Standard TREES/Design & Construction", "WELL Building Standard/Community", "WELL Building Standard/Core and Shell", "WELL Building Standard/New Buildings", "WELL Building Standard/New Interiors", "WiredScore/SmartScore - Design & Construction", "WiredScore/WiredScore - Design & Construction" (highlighted in blue), and "WiredScore/WiredScore - Design & Construct...". There is a "+ Add new" button at the bottom.

2. For DBC1.2 - Select from the drop-down list of scheme

Please note:

- Only WiredScore or SmartScore development certifications will be considered.
- Your WiredScore or SmartScore certificate should be valid and awarded before or during the reporting period.
- Buildings registered for certification but not yet certified will be considered.
- The level of certification is for reporting purposes only and not used for scoring.
- For DBC1.1 both WiredScore and Smartscore will receive full points. For DBC1.2 SmartScore will receive full points and WiredScore partial points.

Your Client Success Manager is on hand to support you with your GRESB submission please reach out to them if you require any assistance or have any questions. Alternatively, you can email hello@wiredscore.com for further support.