

KEY COMMITMENTS TO SUSTAINABILITY

> 1 SOUND BUSINESS

Making Adjustments

We previously defined this commitment as “Economic Sustainability,” and modified it to “Sound Business” as it more accurately reflects how we balance financial, environmental, social and aesthetic viability when making business decisions for Tropicalia. In 2019, we focused efforts on structuring early works activities and developing internal environmental and social controls and management systems.

- > General Contractor, *Bouygues Construcciones República Dominicana*, developed an Environmental, Social, Health and Safety program for the construction of Four Seasons Tropicalia, in accordance with the Environmental and Social Performance Standards of the World Bank’s International Finance Corporation (IFC), and committed to applying these guidelines to their entire supply chain of subcontractors.
- > Tropicalia developed its own Environmental and Social Management System (ESMS), which complies with 50% of the action items listed in the project’s Environmental and Social Action Plan. Our ESMS also defined our Corporate Policy Statement and the programs, procedures and plans that support the continuous improvement and monitoring of Tropicalia’s environmental and social performance, with specific focus on environment, health and safety (EHS); contractor and hotel management; capturing external and internal grievances; voluntary and mandatory compliance with local and international conventions and regulations; and stakeholder engagement.

> 3 ENVIRONMENTAL BALANCE

Our Management Systems and Programs

Tropicalia protects and conserves the natural environment using sustainable site development and destination management to maintain biological integrity, habitat connectivity, and green space.

- > Tropicalia, and a group of important investors in Miches, began organizing the El Seibo-Miches Hotel and Restaurant Association with the vision of positioning Miches as a sustainable tourism destination, support the co-management of coastal spaces and identify solutions for responsible water use and solid waste management, among other objectives.
- > We identified and georeferenced a total of 82 endangered *Roystonea hispaniolana* (*Palma real*), *Sabal causiarum* (*Palma cana*), *Bactris plumeriana* (*Palma catey*), and *Pterocarpus officinalis* (*Drago*) trees to be avoided and/or transplanted during early works in 2020.
- > We submitted Tropicalia’s 13th Environmental Compliance Report (ICA) to the Ministry of Environment and Natural Resources.
- > We continued implementing maintenance and clean-up efforts of the *Costa Esmeralda* beachfront, as well as our recycling efforts on site.

> 2 THOUGHTFUL ARCHITECTURE

The Importance of Sustainable Design

Four Seasons Tropicalia is pursuing the United States Green Building Council’s (USGBC) LEED certification and will comply with IFC’s rigorous standards for Excellence in Design for Greater Efficiencies (EDGE).

- > Four Seasons Tropicalia will be required to achieve a minimum of 20% energy and water savings, as well as 20% savings of embodied energy in materials. We anticipate achieving up to 50% energy savings thanks to the implementation of passive cooling design strategies, such as green roofs and open corridors.
- > At completion, the project is anticipating LEED Silver certification, corresponding to 50-59 points for sustainable design, construction and operation strategies ranging across seven categories: sustainable sites, water use reduction, energy and atmosphere, materials and resources, indoor air quality, innovation and regional priority.
- > Dominican Republic’s most renowned botanists curated our species selection for Four Seasons Tropicalia landscape design, ensuring that we only use indigenous, non-invasive species, contributing to biodiversity conservation and responsible water use.
- > The architectural design of Four Seasons Tropicalia is low density and prioritizes open space, accounting for passive cooling systems throughout. This key attribute of sustainable design increases resiliency and allows the project to manage the new realities posed by social distancing.

> 4 COMMUNITY ADVANCEMENT

Fundación Tropicalia

The community development efforts undertaken by Fundación Tropicalia (FT) are a key component of Tropicalia’s goal in building local capacity and expanding economic opportunities while preserving the region’s natural and cultural heritage.

- > FT impacted the lives of 2,589 beneficiaries (59% female and 41% male), by successfully implementing eight programs in 2019.
- > In 2019, FT celebrated its tenth anniversary with an itinerant photography exhibition in collaboration with the artist, Fer Figueras. We launched the exhibition in Miches, where it was on display in the municipal park for two weeks, and subsequently traveled to four additional locations in Punta Cana and Santo Domingo, generating awareness of FT’s activities over the last decade.
- > *Soy niña, soy importante* (SNSI, I’m a Girl, I’m Important) was awarded four international recognitions for excellence.
- > FT launched two pilot programs in 2019, under the Productivity program area. One encourages women to establish organic home gardens, and the other provides entrepreneurial training for farmers, some of which were previous participants of *¡Miches, sí!*