

Sustainability Report (2024)

PT. PERINTIS TRINITI PROPERTI TBK.

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Glossary

Below is the glossary list found in this report;

- PTP : PT Perintis Triniti Properti Tbk.
- PTB : PT Puri Triniti Batam
- TMS : PT Triniti Menara Serpong
- HBP : Holdwell Business Park
- TGP : PT Triniti Garam Properti
- TMI : PT Tanamori Makmur Indonesia



Building a Sustainable Future: Commitment to Responsible Development

At Trinito Land, we are dedicated to **integrating sustainability into all our operations and developments.**

We recognize the real estate sector's key role in addressing global challenges related to the environment, social responsibility, and economic resilience.

This Sustainability Report reflects our commitment to making a positive impact in the communities we serve and the environments we build in.

Sustainability has become a core value at Trinito Land, guiding every decision we make.

Our Projects, including; **Sequoia Hills**, where 30% of the area is dedicated to green open spaces, **Holdwell Business Park**, a business park with a green area of 20%, and **Tanamori**, a sustainable tourism destination, are designed to promote well-being, enhance natural landscapes, and support local economies.

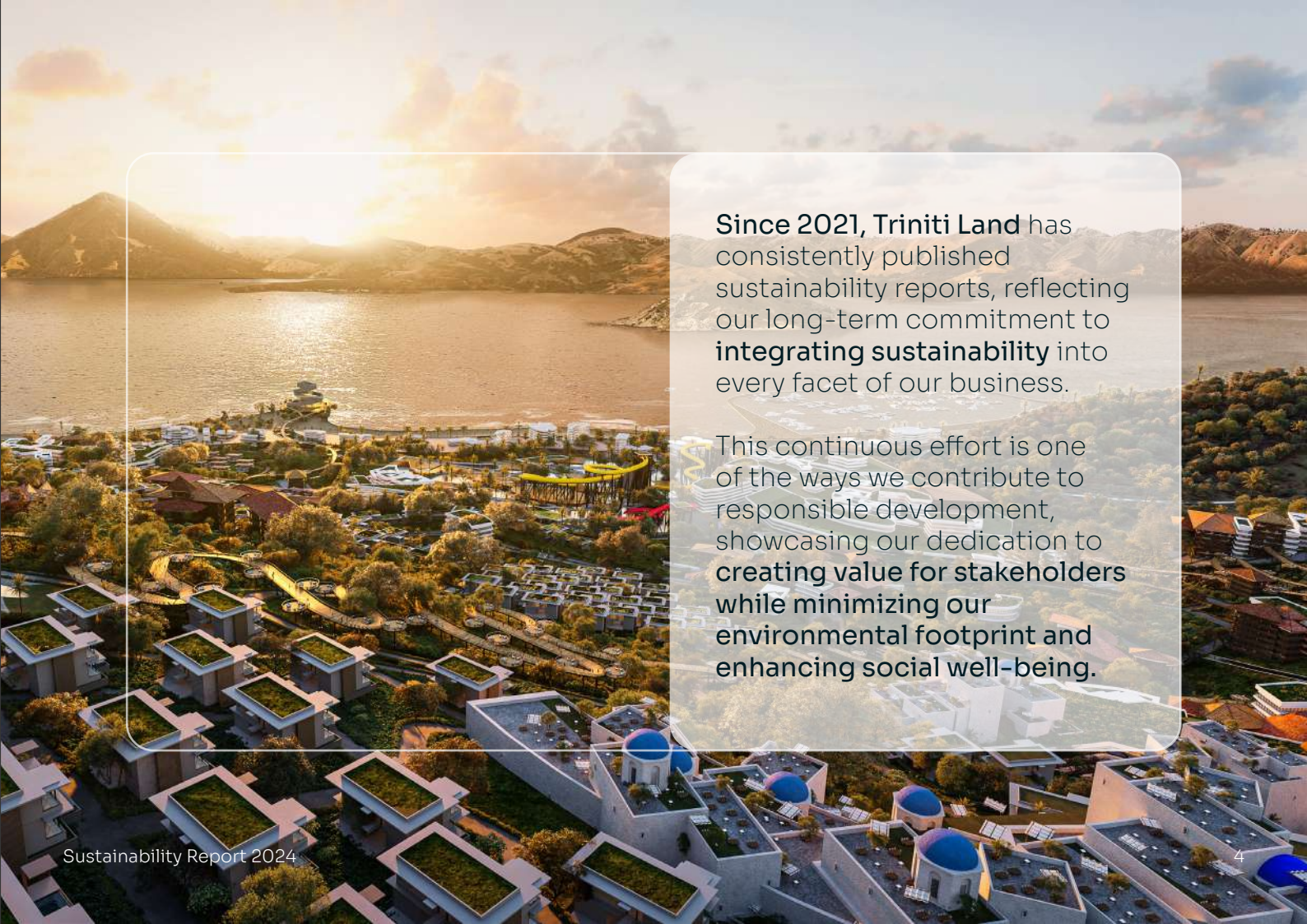
Through this approach, we aim to meet today's needs while ensuring a sustainable future.

The Essentials of Sustainability Report

In this report, we provide a comprehensive overview of all sustainability aspects embedded in our company's operations, highlighting our commitment to responsible business practices.

As part of our dedication to transparency and accountability, **we ensure full compliance with POJK 51**, which serves as an important regulatory framework for integrating environmental, social, and governance (ESG) factors into corporate reporting in Indonesia.

By adhering to this standard, **we demonstrate our ongoing efforts to align our operations with both national regulations and global sustainability goals.**



Since 2021, Trinito Land has consistently published sustainability reports, reflecting our long-term commitment to **integrating sustainability** into every facet of our business.

This continuous effort is one of the ways we contribute to responsible development, showcasing our dedication to **creating value for stakeholders while minimizing our environmental footprint and enhancing social well-being.**

Implementing Sustainable Development Goals (SDGs)

We strive to implement key SDGs pillars in its business operations, focusing on three main areas; environmental sustainability, social responsibility, and economic growth.

Through eco-friendly practices, inclusive initiatives, and responsible governance, the company aims to minimize its environmental impact, foster community development, and contribute to long-term sustainable progress.



In 2021, the company began preparations for project called **Sequoia Hills**, which carries the concept as “**A Breathing City**” which will be a residential area with a beautiful environment equipped with modern city-scale facilities to support the daily lives of residents in the Sentul area.

In addition to that, the Company is also developing another project called **Holdwell Business Park, a Modern Business Park** which is located in Lampung and is expected to become the largest business and commercial center in Lampung City connecting the island of Sumatra with other island.

Apart from the aforementioned on-going projects, the company also has prepared various new projects, one of which is the **Tanamori project** in Labuan Bajo, that plans to develop 246 hectares of land and deem it a **world-class sustainable tourist destination**.

IDR 31 T Development Projects 2024	267 Main Team Projects
7000 Residential & Commercial Unit	>400 Hectares sqm Development Projects 2024

What We Do?

At Trinit Land, we are proud of our comprehensive sustainability strategy, which focussed on two key areas;

1. CSR Initiatives

We believe that businesses play a significant role in shaping society and the environment. Our approach to **Corporate Social Responsibility** is centered on making a **positive impact in areas such as social welfare, environment protection, diversity & inclusion, public health, and education.**

In 2024, Trinit land has successfully implemented all of CSR pillars, including health, education, community development, public and religious facilities, environmental conservation, and disaster management. With a total 28 CSR Programs executed, amounting to Rp204.765.300, this report will highlight the various initiatives and collaborations that showcase our commitment to these important fields.

2. ESG Contributions

Environmental, Social, and Governance (ESG) principles are integral to our sustainability efforts. We understand the importance of managing resources responsibly and have introduced substantial measures to minimize our environmental impact. Our efforts include optimizing the use of paper, fuel, electricity, and water, along with stringent waste management practices.

In 2024, Trinit Land’s project have utilized a total of 655 reams of paper, consumed 746.339 kWh of electricity, used 122.912,1 liters of fuel, and consumed 4.072 m3 of water. Additionally, the total usage of trash bags across our projects amounted to 1.758 pieces.

Breakdown by CSR Pillars 2024



CSR Programs

The Following are the details of the CSR Programs 2024

No	Date	Activity	Cost	CSR Pillar	Executor	Location
1.	8/2/24	Isra Miraj	Rp2.500.000	Public and Religious Facility	TGP	Masjid Jami Al-Barokah, Sentul, Bogor
2.	6/3/24	Tabligh Akbar	Rp2.500.000	Public and Religious Facility	TGP	Majelis Al-Munawar, Desa Babakan Madang, Bogor
3.	6/3/24	Road Access Fixing Donation	Rp2.000.000	Public and Religious Facility	TGP	Desa Hambalang dan Desa Babakan Madang, Bogor
4.	18/3/24	Takjil Donation	Rp12.000.000	Public and Religious Facility	TGP	Desa Hambalang, Kadumangu dan Babakan, Bogor
5.	3 /4/24	Groceries Donation	Rp25.000.000	Community Development	TMS	Kantor Marketing Gallery Collins Boulevard, Tangerang
6.	3/4/24	Giving Aid for Orphan	Rp6.000.000	Community Development	TMS	Kantor Marketing Gallery Collins Boulevard, Tangerang
7.	5/4/24	Totebag Donation for Hajj Pilgrims	Rp9.180.000	Environment	PTP	Sekretariat IPHI, Matraman, Jakarta Timur
8.	7/4/24	Giving Aid for Orphan	Rp1.000.000	Community Development	TGP	Desa Kadumangu, Sentul, Bogor
9.	14/5/24	Orphanage Donation	Rp1.495.300	Community Development	PTB	Panti Asuhan Riskullah, Batam
10.	6/6/24	Stunting Prevention Donation	Rp500.000	Health	TGP	Desa Kadumangu, Sentul, Bogor
11.	14/6/24	Qurban Donation	Rp30.600.000	Public and Religious Facility	TMS	Kp .Pondok, Kp. Kamurang, Kel. Panunggaran, dan Polsek Pinang, Tangerang
12.	14/6/24	Qurban Donation	Rp7.000.000	Public and Religious Facility	HBP	Masjid Hizbullah dan Masjid Al-Ikhlas, Batam

No	Date	Activity	Cost	CSR Pillar	Executor	Location
13.	14/6/24	Qurban Donation	Rp57.000.000	Public and Religious Facility	TGP	Kecamatan Babakan Madang, Kecamatan Citereup, Desa Kadumangu, Desa Hambalang, Desa Babakan Madang, Polsek Citeureup, dan Polsek Babakan Madang, Sentul, Bogor
14.	27/6/24	Fixing Road Access Donation	Rp1.000.000	Public and Religious Facility	TGP	Desa Kadumangu, Sentul, Bogor
15.	29/6/24	Badminton Cup Donation	Rp2.000.000	Health	TGP	Perumahan Griya Indah, Sentul, Bogor
16.	2/7/24	Bogor Expo Donation	Rp5.000.000	Community Development	TGP	Sentul, Bogor
17.	7 /7/24	Tabligh Akbar Donation fo Zabarul Ilyas Foundation	Rp1.000.000	Community Development	TGP	Yayasan Zabarul Ilyas, Sentul, Bogor
18.	16/7/24	Orphanage and Circumcision Donation	Rp2.000.000	Community Development	TGP	Desa Hambalang, Sentul, Bogor
19.	15/8/24	Mass Organization Election Donation	Rp1.000.000	Community Development	TGP	Kecamatan Citeureup, Sentul, Bogor
20.	17/8/24	Indonesian Independence Day	Rp1.000.000	Community Development	HBP	Holdwell Business Lounge, Bandar Lampung
21.	17/8/24	Indonesian Independence Day	Rp17.500.000	Community Development	TGP	Kecamatan Citeureup dan Kecamatan Babakan Madang, Sentul, Bogor
22.	29/8/24	Financial Literacy Seminar	Rp990.000	Education	PTP	Brooklyn Premium Office, Alam Sutera, Tangerang
23.	11/9/24	Maulid Nabi Muhammad SAW	Rp600.000	Public and Religious Facility	TGP	Kecamatan Citeureup dan Kecamatan Babakan Madang, Sentul, Bogor
24.	11/9/24	Performing Arts Donation	Rp300.000	Community Development	TGP	Kecamatan Citeureup, Sentul, Bogor
25.	18/11/24	Disaster Volunteer Goes to School	Rp2.000.000	Disaster Management	TGP	SDN 01 Babakan Madang, Sentul, Bogor
26.	21/11/24	Blood Donation	Rp5.300.000	Health	PTP	Yukata Suites, Tangerang
27.	29/11/24	Rice Donation	Rp1.500.000	Community Development	TMS	Kantor Dinas Lingkungan Hidup Provinsi Banten, Serang, Banten
28.	21/12/24	Aerobic with Local Community	Rp6.800.000	Health	HBP	Halaman Kantor Holdwell Business Park, Bandar Lampung

CSR Documentations



Isra Mi'raj



Tabligh Akbar



Fixing Road Donation



Takjil Donation



Giving Aids for Orphan



Groceries Donation



Donation for Hajj Pilgrims



Giving Aids for Orphan



Orphanage Donation



Qurban Donation



Qurban Donation



Qurban Donation



Stunting Prevention



Fixing Road Donation



Badminton Cup Donation



Bogor Expo Donation



Tabligh Akbar Donation



Circumcision Donation



Election Donation



Independence Day



Independence Day



Financial Literacy Seminar



Maulid Nabi



Performing Arts Donation



Volunteer Goes to School



Blood Donation



Aerobic with Community



Integrating Environmental Responsibility

This Report highlights the critical importance for Trinita Land employees to adopt a mindful approach in their daily activities, focusing on various aspects of sustainability such as paper, electricity, fuel, water consumption, and waste management.



In line with its environmental responsibility, Trinita Land consistently records the usage of these resources, providing a clear understanding of their impact. The company strives to reduce material consumption to ensure environmental sustainability for future generations.

This commitment is reflected in project like Sequoia Hills, Holdwell Business Park, and Tanamori, which apply sustainable principles.

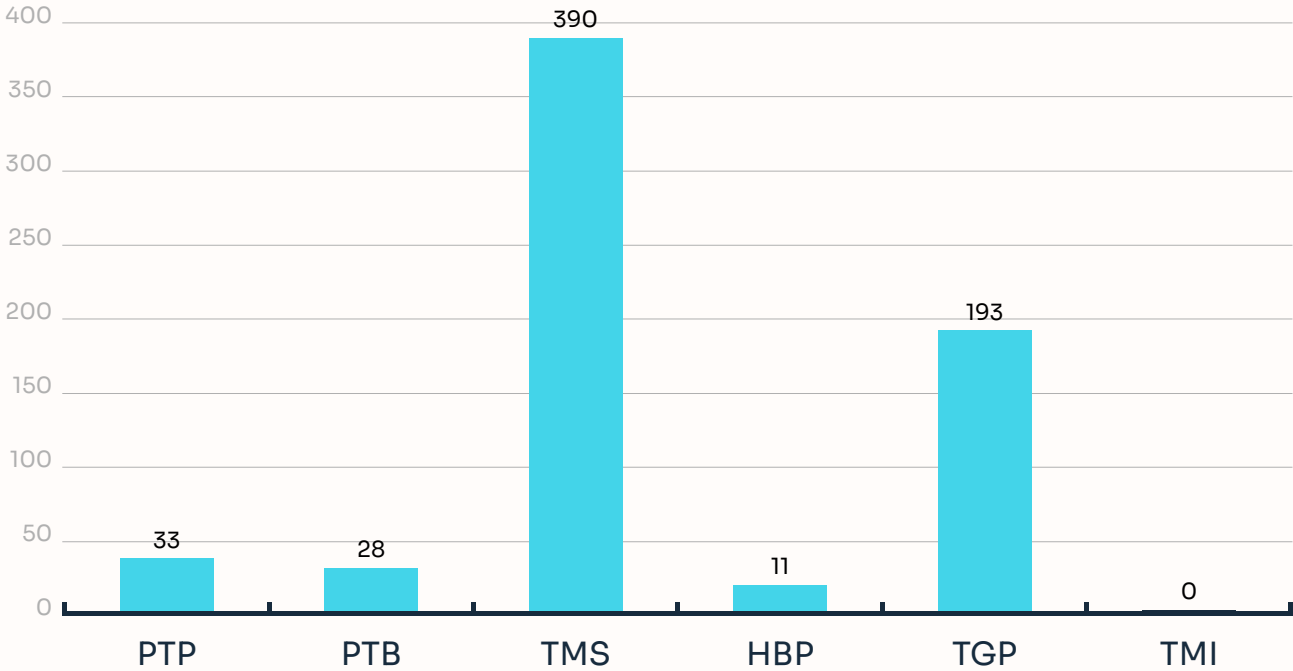
By analyzing resource use and waste management, the report offers insights to raise awareness and foster responsibility among employees, encouraging their active participation in sustainability initiatives.

Ultimately, it reflects **Trinita Land's dedication to embedding environmental awareness into operations** and positioning itself as a socially responsible company committed to a sustainable future.

Triniti Land’s Resource
Utilization Overview;

Paper Usage
by Project

• Paper Usage Chart (in reams)



The chart on the side shows the paper usage per ream across five Triniti Land projects.

Among these projects, **HBP had the lowest paper usage**, using only 11 reams in 2024.

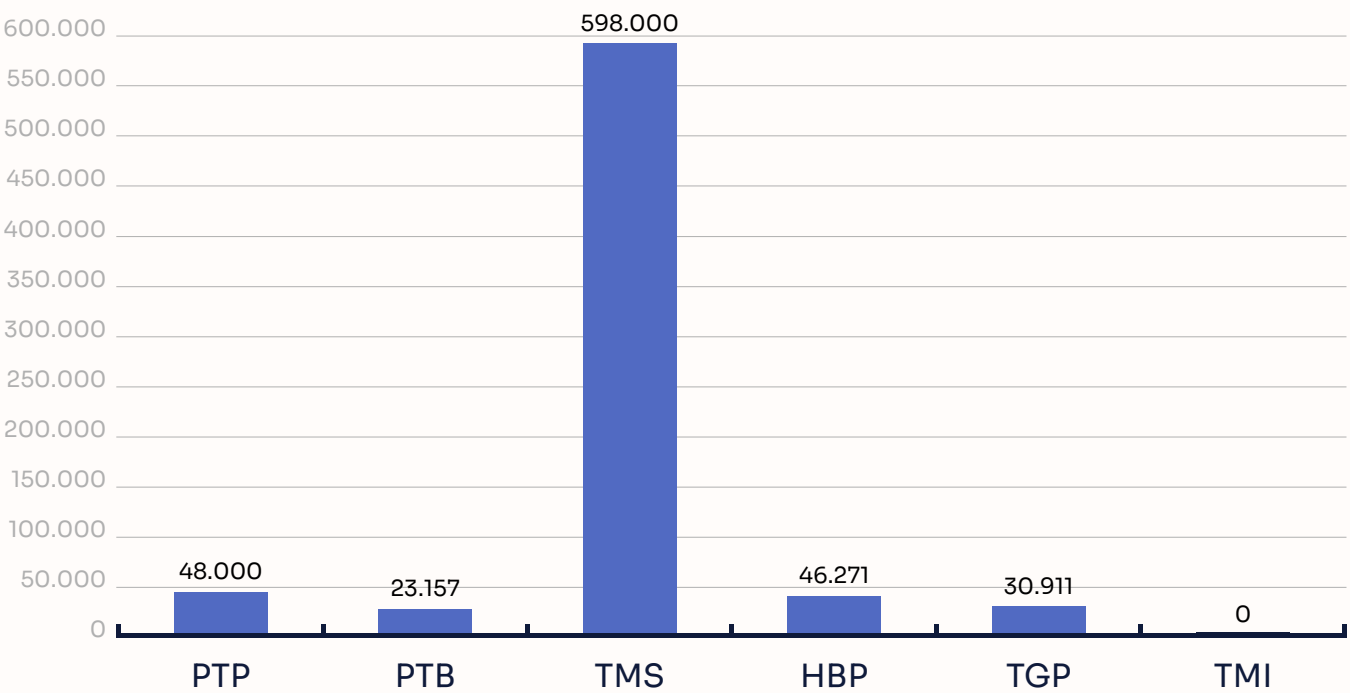
On the other hand, **TMS had the highest paper consumption**, using 390 reams in 2024.

The significant paper usage at TMS is a result of the large number of physical documents still being used, which requires more paper.

Triniti Land's Resource
Utilization Overview;

Electricity Usage
by Project

• Electricity Usage Chart (kWh)



The chart on the side illustrates the electricity usage for each Triniti Land project.

From the chart, it is evident that **TMS is the largest electricity consumer** compared to the other projects, with a usage of 598.000 kWh in 2024.

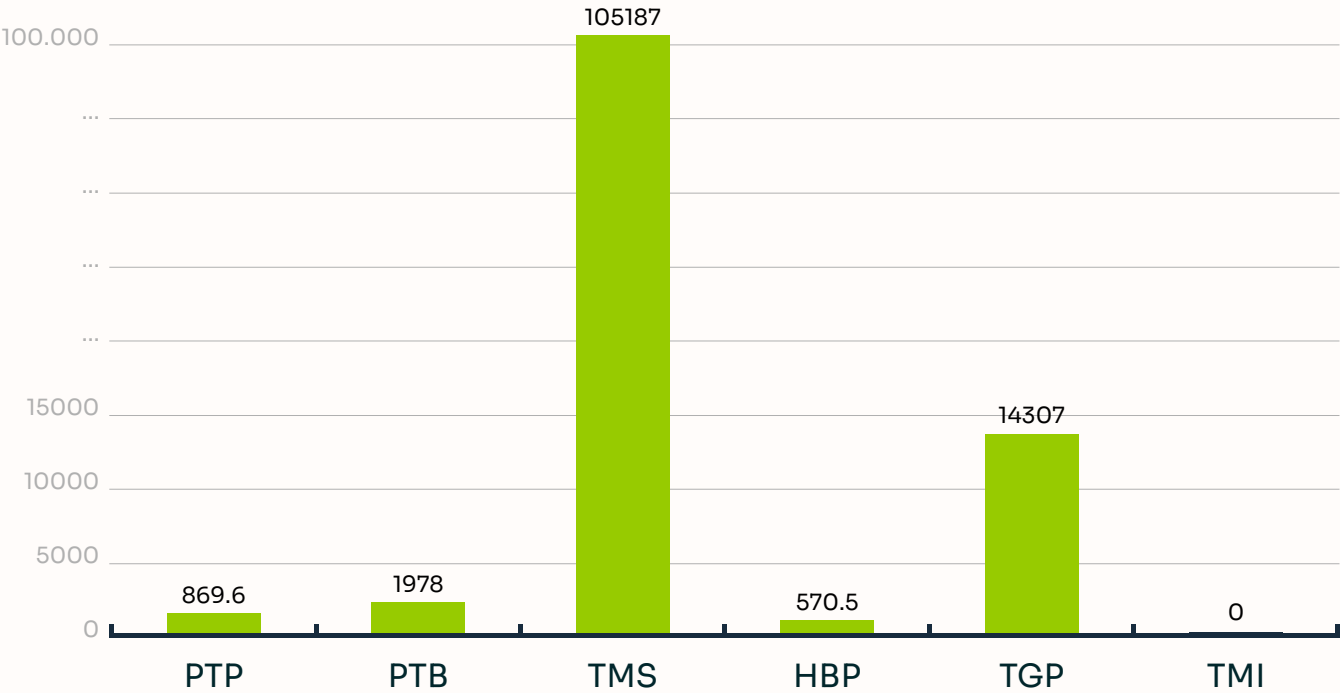
This high electricity consumption at TMS is due to the ongoing construction of The Scott-Collins Boulevard.

Meanwhile, **PTB had the lowest electricity consumption**, using 23.157 kWh in 2024.

Triniti Land's Resource
Utilization Overview;

Fuel Usage
by Project

• Fuel Usage Chart (liter)



The chart on the side illustrates the fuel consumption across each Triniti Land project.

From the chart, it is evident that **TMS is the largest fuel consumer** compared to the other projects, with a usage of 105.187 liters in 2024.

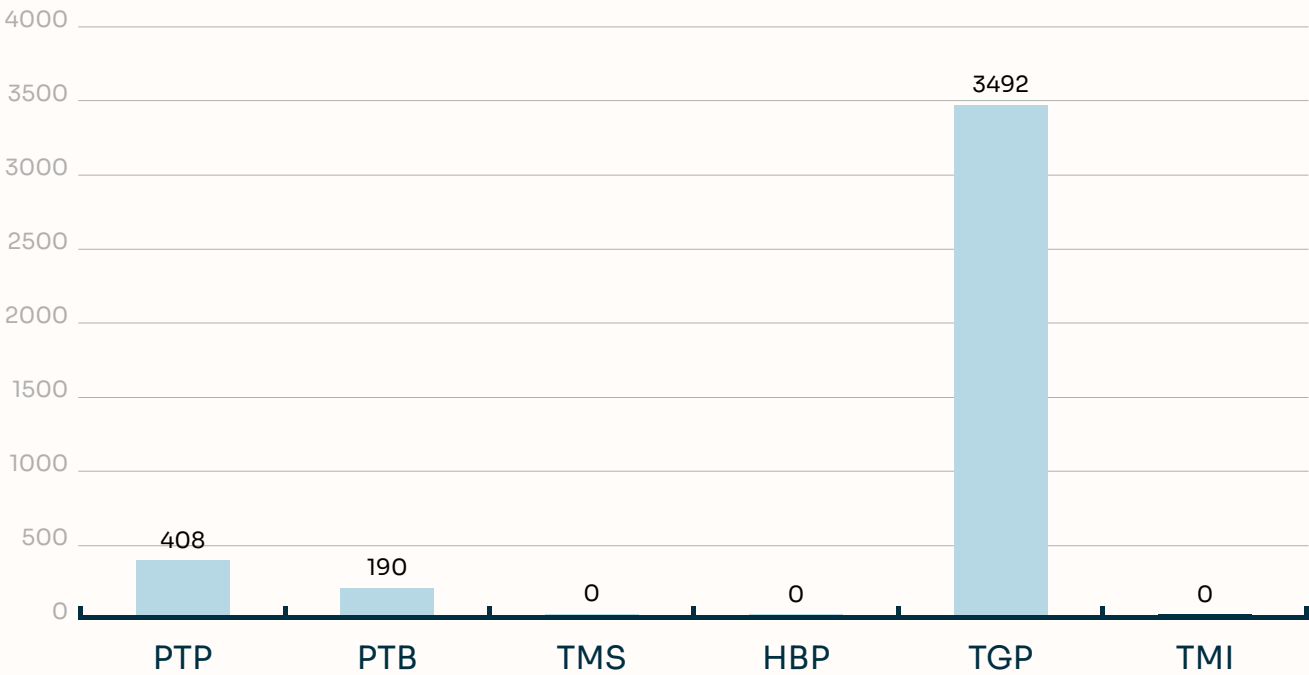
This high fuel consumption at TMS is due to the extensive construction of The Scott-Collins Boulevard.

Meanwhile, **HBP had the lowest fuel consumption**, using 570,5 liters over the same period.

Triniti Land’s Resource
Utilization Overview;

Water Usage
by Project

• Water Usage Chart (in m³)



The chart on the side illustrates water consumption across each Triniti Land project.

From the chart, it is evident that **TGP is the largest water consumer** compared to other projects, using 3.492 m³ in 2024.

This high water consumption at TGP is due to the ongoing construction of ongoing cluster in Sequoia Hills.

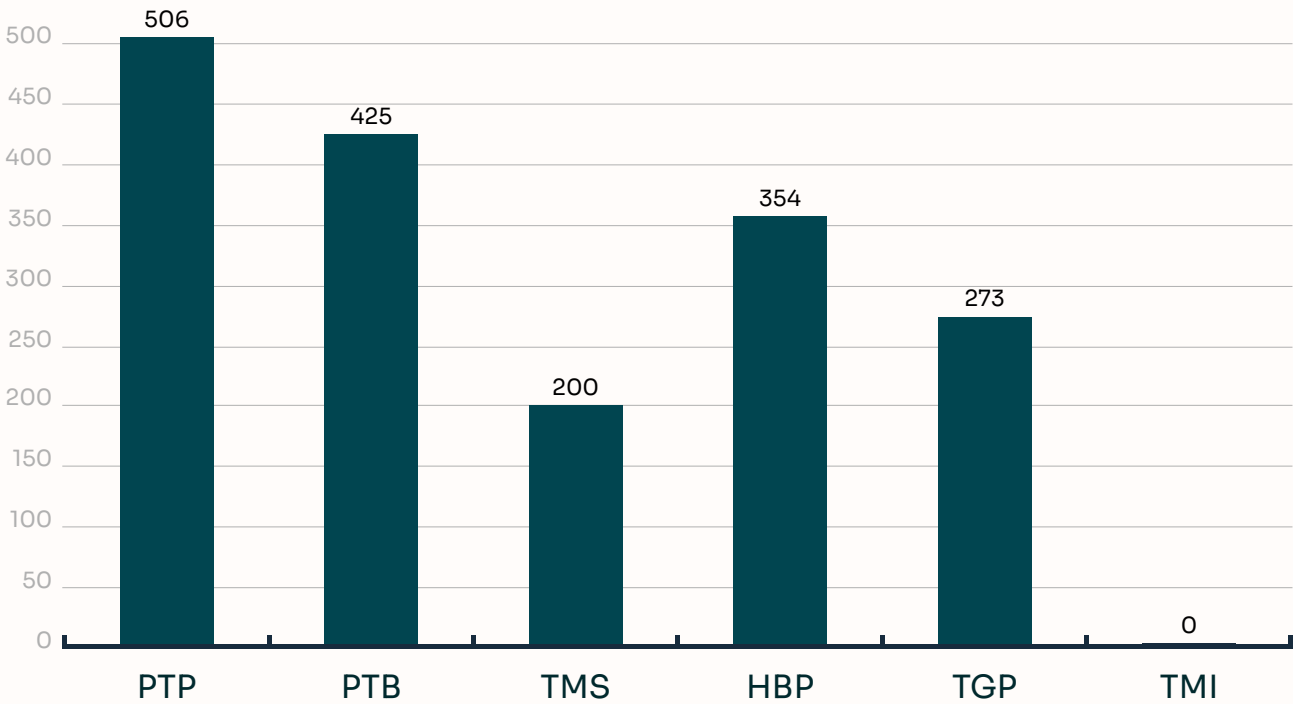
Meanwhile, **PTB had the lowest water consumption**, using 190 m³ over the same period.

HBP and TMS are not included in the chart as they utilize groundwater and apartment water sources.

Triniti Land’s Resource
Utilization Overview;

Trash Bag Usage
by Project

• Trash Bag Usage Chart (in bag)



The chart on the side summarizes the use of trash bags across Triniti Land projects.

From the chart, **PTP stands out as the largest user**, consuming 506 bags in 2024.

Meanwhile, **TMS had the lowest usage** with 200 bags. Triniti Land is committed to reducing plastic trash bag consumption across its projects.

Additionally, the option of using environmentally friendly trash bags is also being considered.

What to Do?



Use Water Wisely!

“ Help save our planet by using water wisely. Turn off the tap when not in use, use only what you need, and adopt small habits that make a big impact.

Together, we can create a better future!



Cut Down on Waste!

“ Join us in making a difference by embracing the 3R; Reduce, Reuse, Recycle. Cut down on waste, find new uses for items, and recycle whenever possible.

Together, we can protect our planet and create a sustainable future!



Save The Energy!

“ Save energy, save the planet. Turn off lights and unplug devices when not in use, and make smart energy choices every day.

Together, we can reduce our carbon footprint and build a brighter, more sustainable future!



Choose Public Trasport!

“ Let’s reduce fuel consumption and protect our environment. Choose public transportation whenever possible-it’s efficient, eco-friendly, and helps decrease trsffic congestion.

Together, we can create a cleaner, greener future for everyone!

DISCLAIMER

This Sustainability Report for 2024 is prepared by Trinitiland based on data and information available as of the publication date. All content in this report aims to provide an overview of our efforts to implement sustainability principles across all aspects of our operations.

Although Trinitiland strives to present accurate and up-to-date data, we do not take responsibility for any changes or errors that may occur after this report has been published.

This report is informational in nature and should not be considered professional advice or a legal commitment. Readers are advised not to rely solely on the information contained in this report without conducting additional verification as needed.

PT. Perintis Trinitiland Properti Tbk.

Brooklyn Premium Office Jl. Sutera Boulevard
Kav 22-26 Alam Sutera, Tangerang Selatan,
Indonesia 15320

Telp: 021 80821403 / 021 80821333
corsec.trin@trinitiland.com

www.trinitiland.com