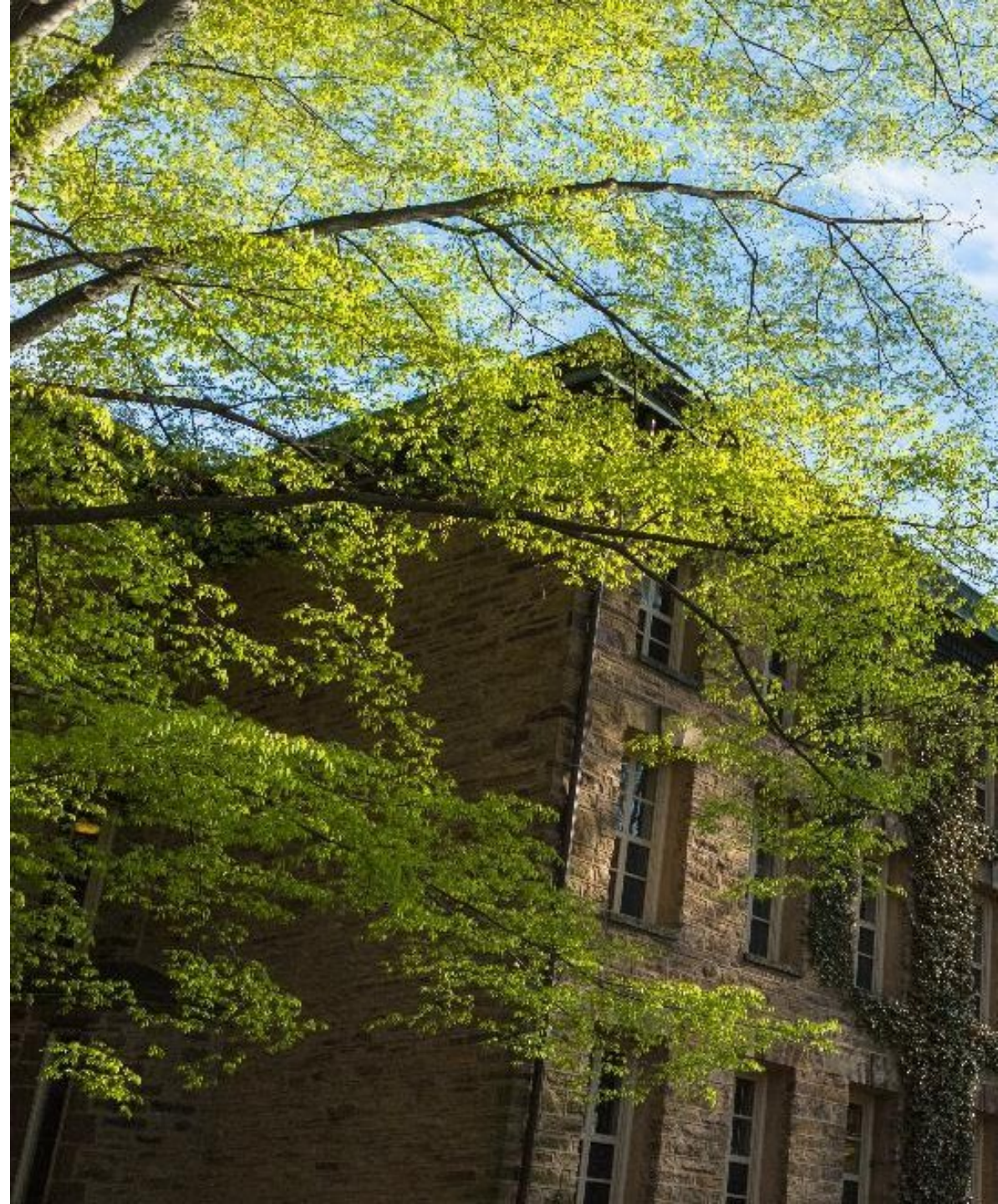


Dual materiality study **The Port of Liverpool**



Content

- 1 Background and objectives
- 2 Methodology
- 3 Results: double materiality
- 4 Annexes



A close-up photograph of a person's hands holding a book. The person is wearing a dark blue shirt and has a tattoo on their left forearm. The book has a dark cover and white pages. The background is blurred, showing warm, out-of-focus lights.

Background and objectives

What is a dual materiality analysis and why is it important?

Dual materiality seeks to identify relevant issues that represent impacts, risks and opportunities for the organization, both internally and externally, from the perspective of each of its stakeholders.



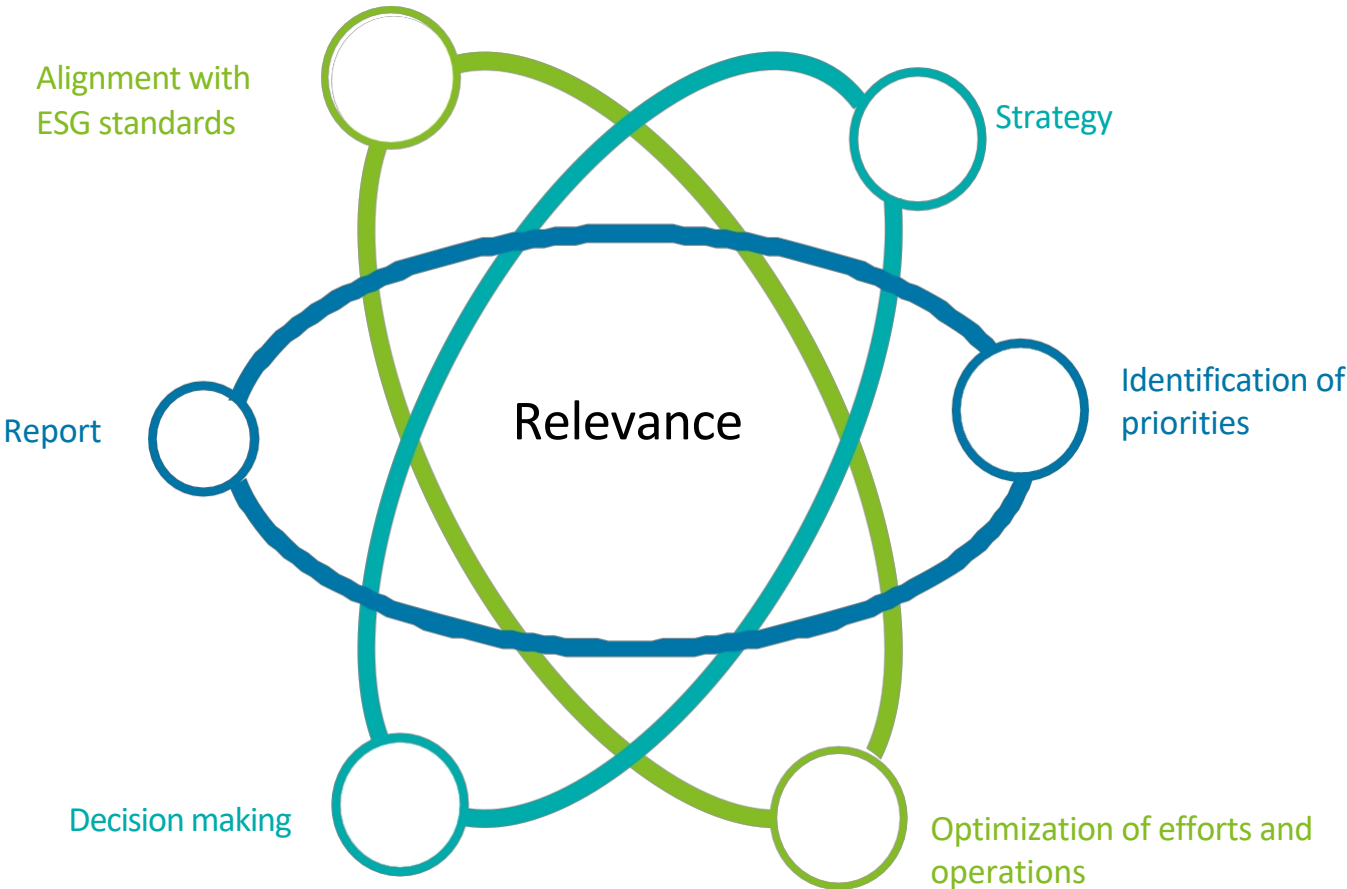
RISKS AND OPPORTUNITIES

An ESG issue is material from a financial perspective if it triggers or has the potential to trigger significant financial effects on the company.



IMPACTS

An ESG issue is material from an impact perspective if the organization can generate significant impacts on society or the environment through its operations.



Global ESG regulatory landscape

| Regulations | | | | |
|-------------|--|-------|------------|-----|
| SEC | In March 2022, the U.S. Securities and Exchange Commission (SEC) will proposed a new rule to drive and standardize public company climate disclosures. This new reporting rule focuses on: | Risks | Governance | KPI |
| IFRS | In March 2022, ISSB launches two new sustainability standards: 1. IFRS S1 General Requirements for Disclosure of Sustainability related Financial Information: Requires entities to disclose material information about all risks and opportunities related to sustainability. 2. IFRS S2 Climate related Disclosures: Requires entities to disclose information about climate risks and opportunities. This is the first ISSB thematic standard. Identifying material issues from a financial perspective is key to IFRS implementation. | | | |
| CNBV | The CNBV issued a proposal to the Circular Única de Emisoras (CUE) with new ESG reporting requirements in the financial statements applicable to issuers. | | | |
| CSRD | The Corporate Sustainability Reporting Directive (CSRD) aims to bring sustainability reporting in line with financial reporting and to respond to the information of the investment community and other stakeholders by providing them with access to reliable and comparable data. The new European Sustainability Reporting Standards (ESRS) framework presents the following three levels of information: sector-agnostic standards (applicable in the 2025 report), sector-specific standards (applicable in the 2026 report) and entity-specific standards (non-mandatory). Dual materiality is an essential requirement of CSRD. | | | |
| CINIF | The Financial Reporting Standards Board (CINIF) is responsible for issuing Financial Reporting Standards (FRS), which establish guidelines for the presentation of financial information in financial statements. In May 2024, the CINIF issued Sustainability Reporting Standards: <ul style="list-style-type: none">• NIS A-1, Conceptual Framework for Sustainability Reporting Standards.• NIS B1, Basic Sustainability Indicators, which includes 30 KPIs to be reported on different environmental, social and governance issues. | | | |

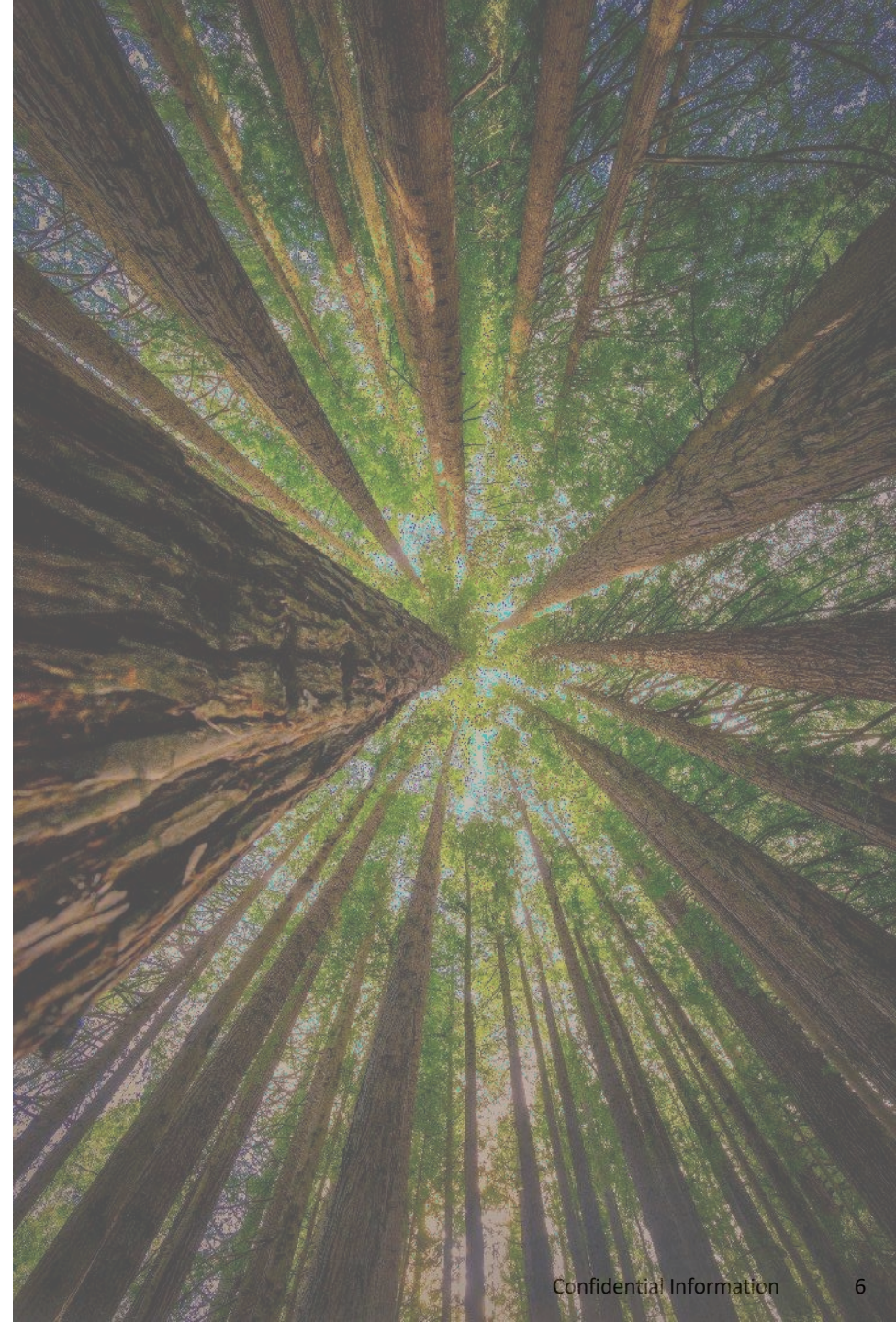
How is a dual materiality analysis used?

Monitoring of material issues based on financial and impact variables.

Development of metrics, strategies and governance systems around the identified issues.

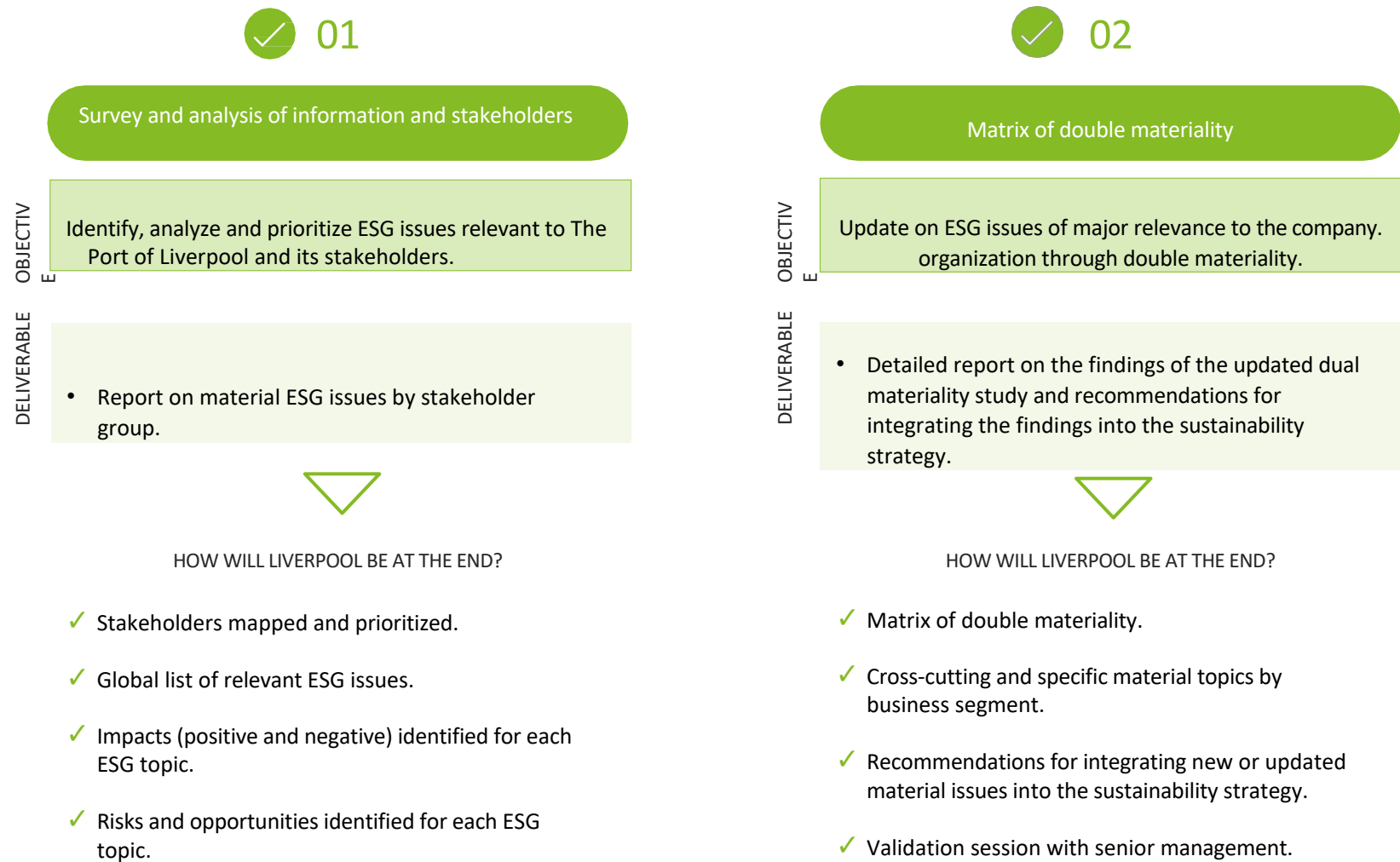
Risk management and taking advantage of opportunities.

Correct reporting of issues based on international standards (CSRD, IFRS, SEC).

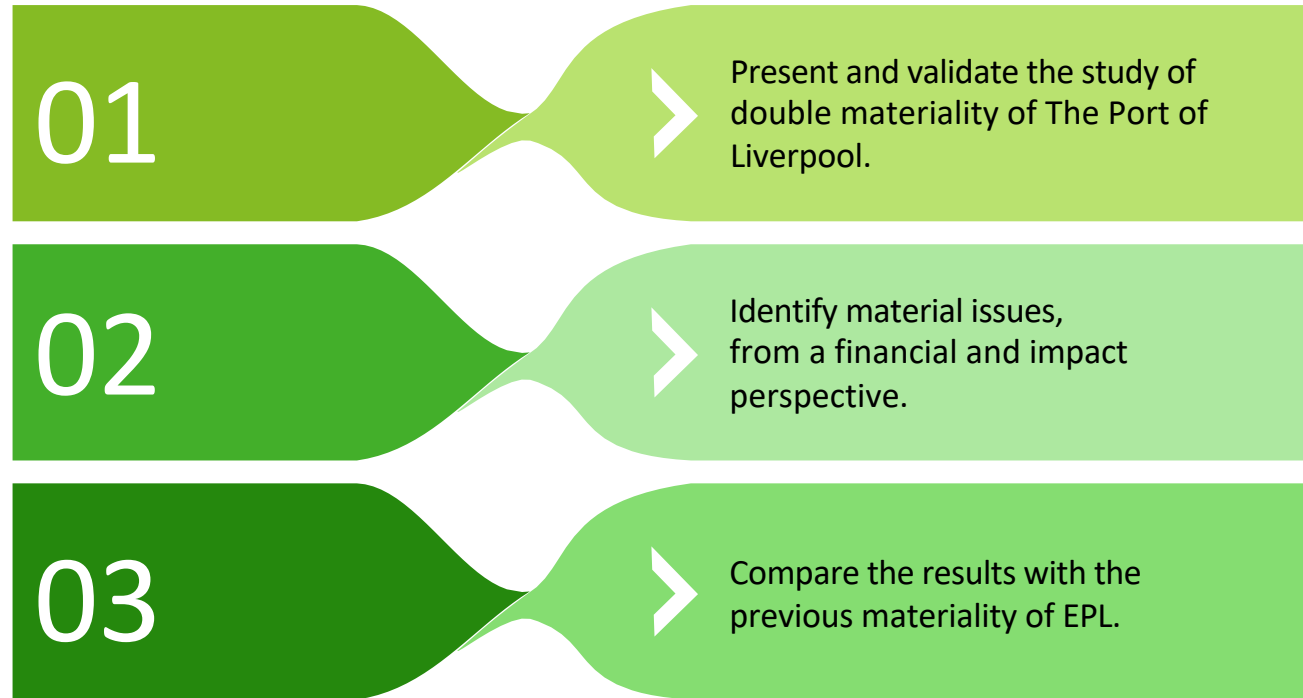


Dual Materiality Analysis 2024 of The Port of Liverpool

Scope of the project



Session objectives



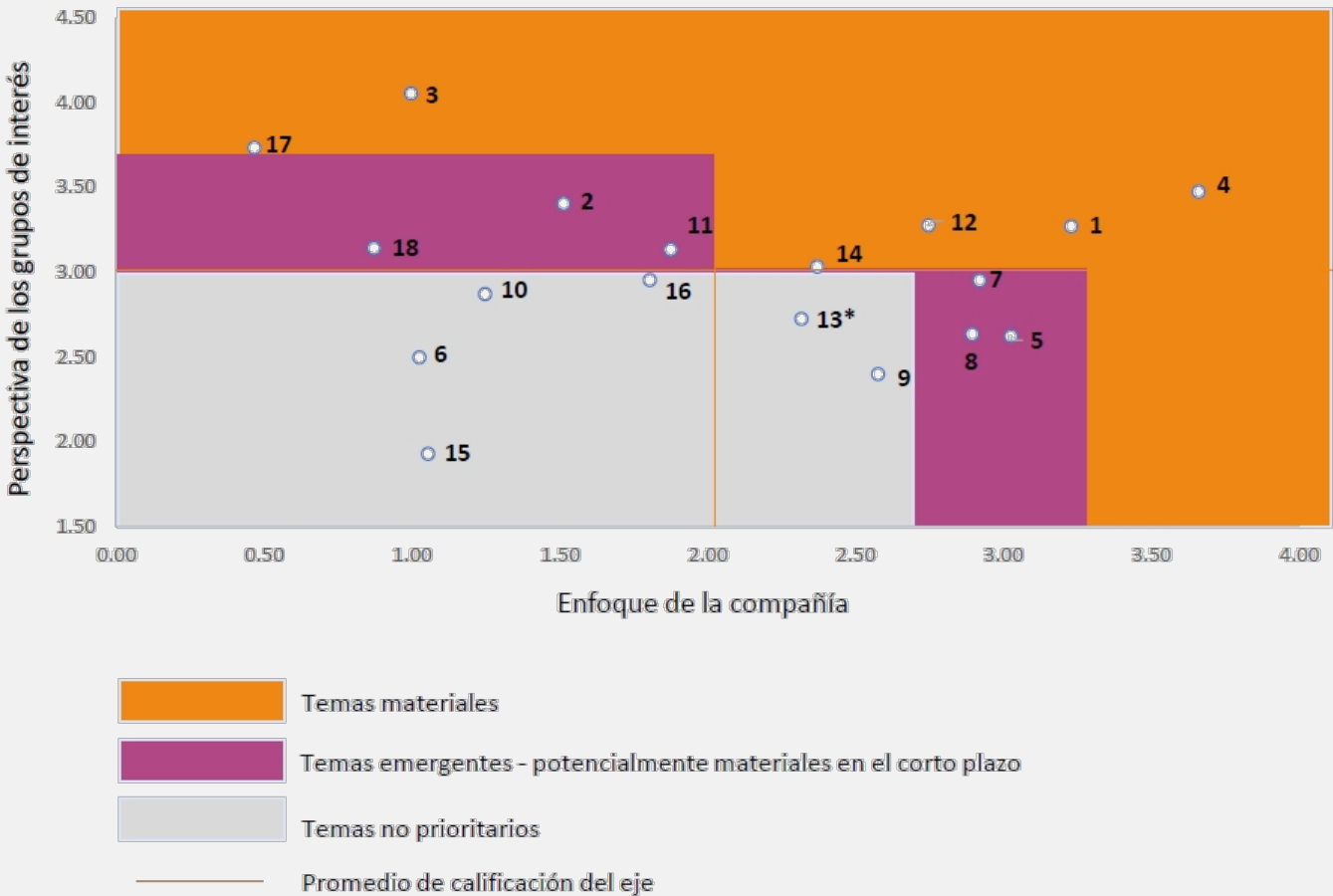
Background: Previous materiality of The Port of Liverpool

Material and emerging issues


- Ethics and codes of conduct
- E-commerce and cybersecurity
- Supply chain and responsible purchasing
- Education and human capital development
- Diversity and inclusion
- Innovation
- Corporate governance
- Climate change strategy
- Operational change
- Operational efficiency
- Packaging
- Employer brand
- Transparency
- Environmental and social impacts of products and services
-
-

2020

Actualización de matriz de materialidad EPL

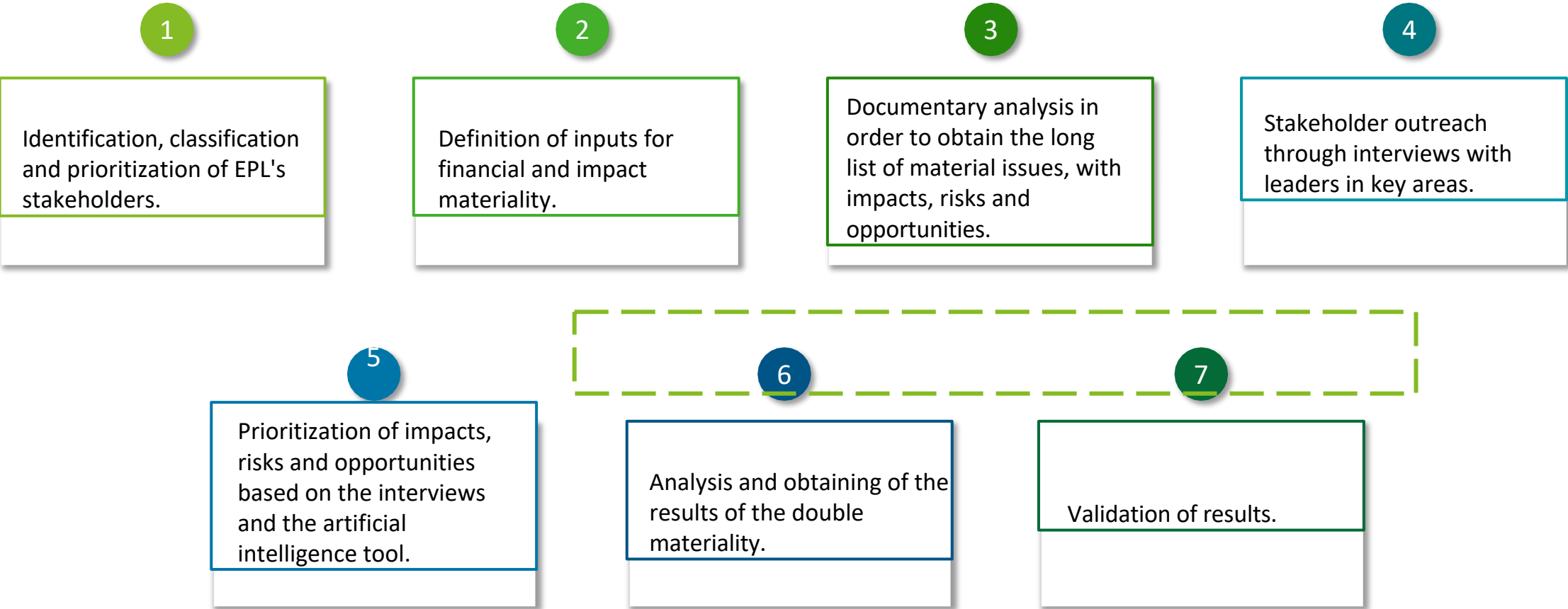


Methodology



Dual materiality analysis methodology

The Port Liverpool's dual materiality analysis is based on principles and guidelines of internationally recognized ESG standards and methodologies, including Global Reporting Initiative (GRI), Sustainability Accounting Standards Board (SASB) and Corporate Sustainability Reporting Directive (CSRD).



Focus of this report: deliverable 2

Classification of material items

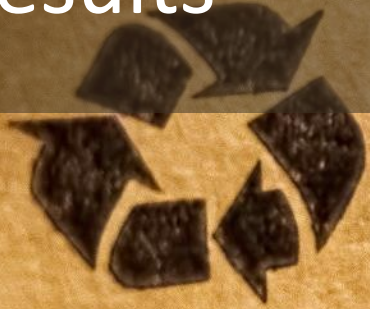
Through interviews with executives and the artificial intelligence tool, ESG issues were prioritized and a final score between 0 and 1* was obtained.

Depending on the score, material issues were classified as critical, relevant or emerging/under observation.

| Ranking | Range | Definition |
|---|-------------|---|
| Critical issues | 0.70 - 1 | These are issues that could represent significant risks for the operation of the organization and the relationship with its stakeholders. An inadequate management of these issues could generate reputational impacts or jeopardize the investment in the company. These issues must be properly managed and reported. |
| Relevant topics | 0.50 - 0.69 | These are issues that must be properly managed and reported in an accurate and traceable manner, as they are key for the organization and its stakeholders. However, they do not represent critical risks for the organization. |
| Emerging issues or issues under observation | 0 - 0.49 | These are issues that must be reported and monitored, but do not require high investments because they are less relevant to the operation of the organization and its stakeholders. |

*The final score of a topic corresponds to the maximum score of the IROs included in the topic.

Results



- **100% RECYCLABLE**
- **REUSABLE**

PLEASE REUSE & RECYCLE THIS BAG

EPL dual materiality: results

| Subject | Double materiality | Financial materiality | Impact materiality |
|---|------------------------------|------------------------------|------------------------------|
| Business ethics and transparency | Reviewer | Reviewer | Reviewer |
| Human capital | Reviewer | Reviewer | Reviewer |
| Cybersecurity | Reviewer | Reviewer | Relevant |
| Corporate governance | Reviewer | Reviewer | Emergent / Under observation |
| Climate change | Reviewer | Reviewer | Relevant |
| Supply chain and responsible purchasing | Reviewer | Reviewer | Emergent / Under observation |
| Operational eco-efficiency | Reviewer | Reviewer | Emergent / Under observation |
| Risk management | Relevant | Relevant | Emergent / Under observation |
| Customer relationship | Relevant | Emergent / Under observation | Relevant |
| Community outreach | Emergent / Under observation | Emergent / Under observation | Emergent / Under observation |
| Biodiversity | Emerging / In observation | Emergent / Under observation | Emergent / Under observation |

Required topics to be disclosed:

- Governance
- Strategy
- Goals
- Metrics

*The climate change issue was not critical in the process; however, due to new regulatory requirements it was classified as critical.

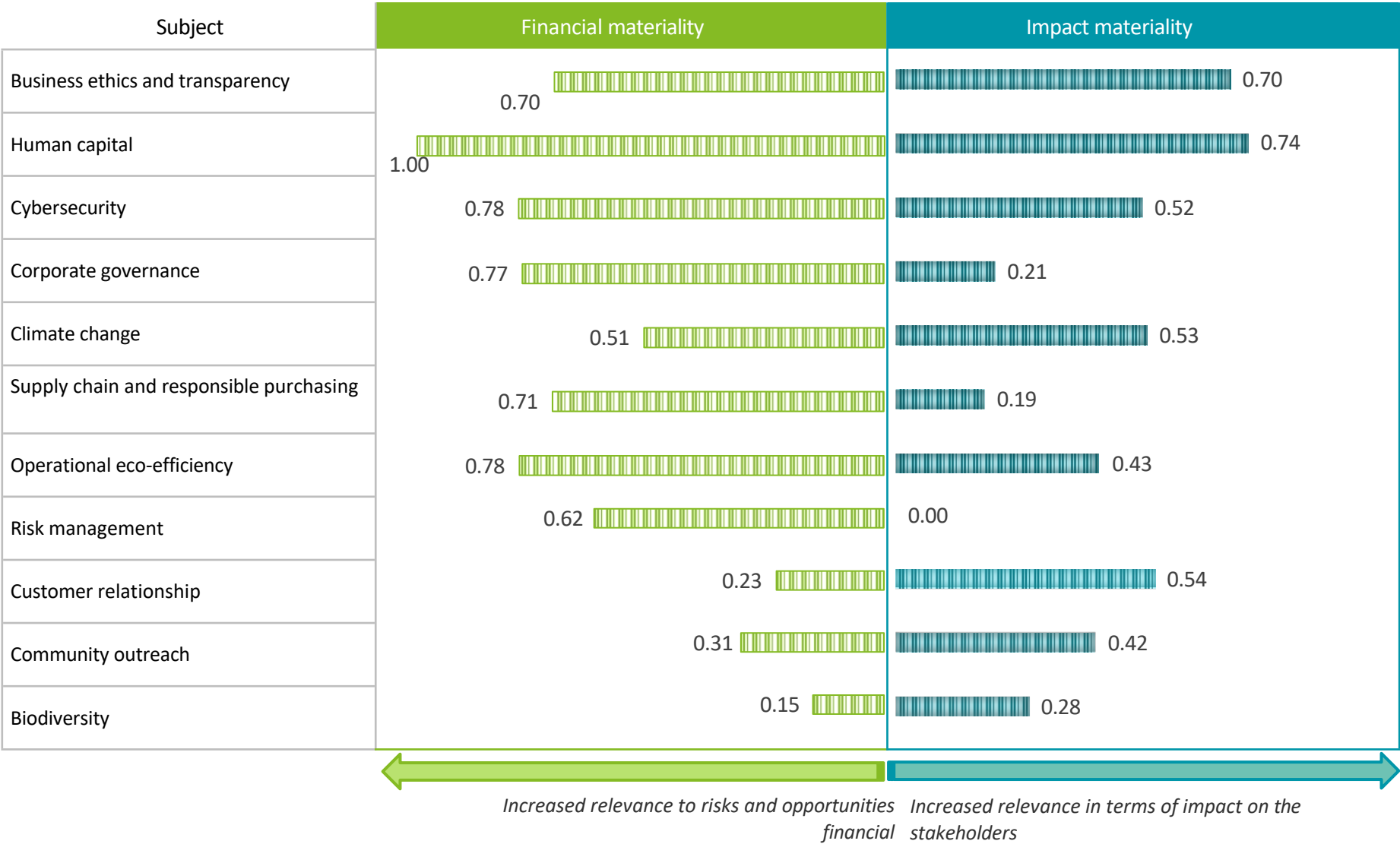
Dual materiality of EPL: themes and subthemes

| Subject | Subtopics | Double materiality |
|---|---|--------------------|
| Business ethics and transparency | <ul style="list-style-type: none"> Code of ethics and anti-corruption Corporate culture Hotline Information reporting Legal compliance | Reviewer |
| Human capital | <ul style="list-style-type: none"> Talent attraction and retention Employee satisfaction Training and development Diversity, equity and inclusion in the workforce Internships Performance and benefits Health, safety and welfare | Reviewer |
| Cybersecurity | <ul style="list-style-type: none"> Information security Data privacy | Reviewer |
| Corporate governance | <ul style="list-style-type: none"> Governance structure Conflicts of interest Diversity in the governing bodies ESG Governance | Reviewer |
| Climate change | <ul style="list-style-type: none"> Climate governance Transition risk management Physical risk management Reporting Climate change goals and metrics Climate resilience | Reviewer |
| Supply chain and responsible purchasing | <ul style="list-style-type: none"> Supply chain risk management Product safety and quality ESG evaluation of suppliers Responsible purchasing Supplier diversity, equity and inclusion Human rights in the supply chain | Reviewer |

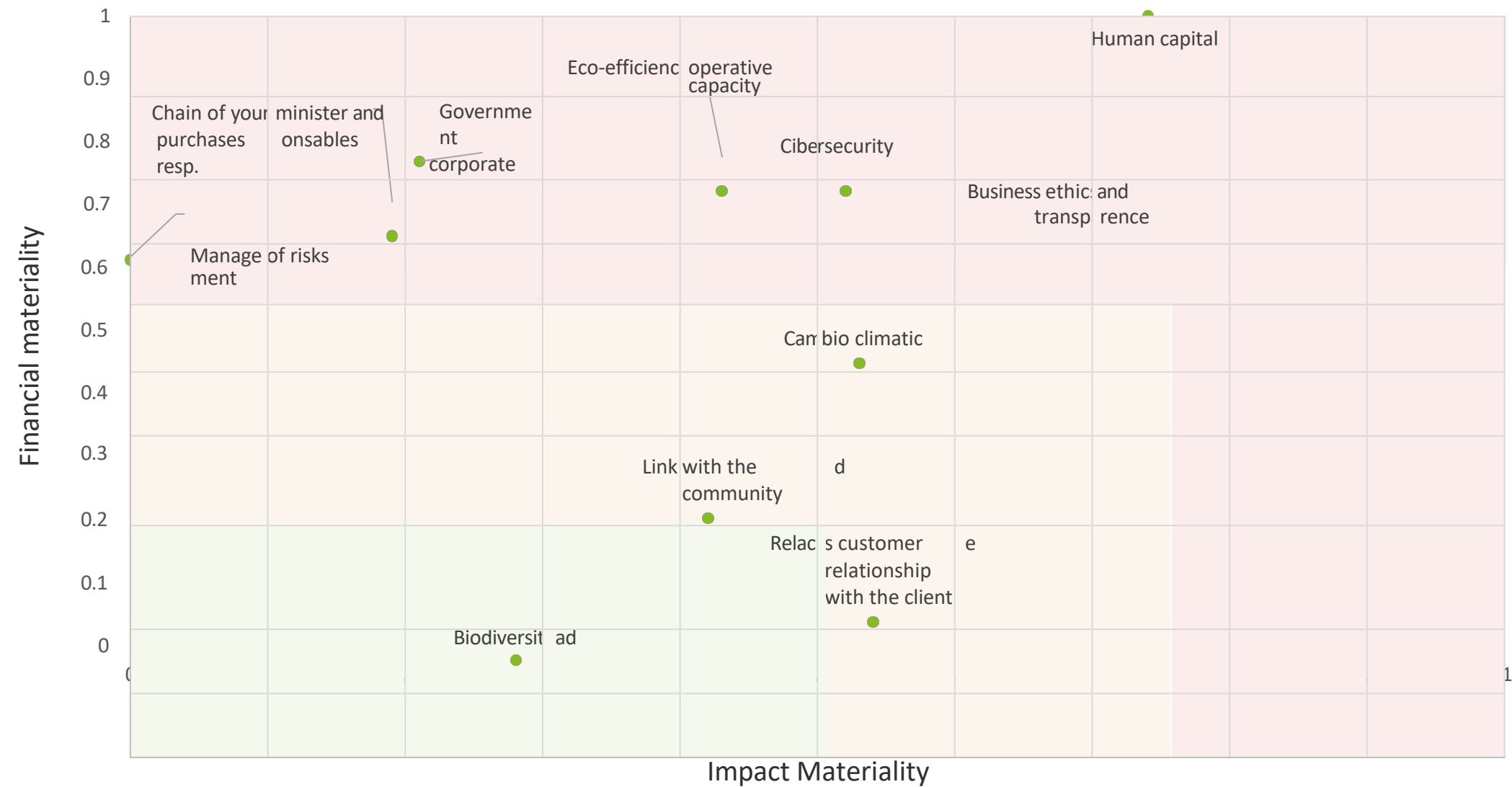
| Subject | Subtopics | Double materiality |
|----------------------------|--|------------------------------|
| Operational eco-efficiency | <ul style="list-style-type: none"> Environmental management system Water consumption Scope 1 and 2 GHG Emissions Scope 3 GHG emissions Power consumption Sustainable distribution and logistics Fuel consumption Packaging Waste | Reviewer |
| Risk management | <ul style="list-style-type: none"> ESG risk management Business continuity plan | Relevant |
| Customer relationship | <ul style="list-style-type: none"> Mechanisms for complaints, claims and suggestions Sales Non-discrimination and accessibility Facility security Financial inclusion Commercial relationship with tenants Marketing and eco-labeling New products and services Transparent advertising | Relevant |
| Community outreach | <ul style="list-style-type: none"> Support in times of crisis and catastrophes Contribution to education Dialogue with the community Volunteering and donations Financial education | Emergent / Under observation |
| Biodiversity | <ul style="list-style-type: none"> Conservation of ecosystems and biodiversity | Emergent / Under observation |

*The climate change issue was not critical in the process; however, due to new regulatory requirements it was classified as critical.

Dual materiality of EPL



Dual materiality of EPL



Comparison with previous EPL materiality

| Topic 2020 | Materiality 2020 | Topic 2024 | Materiality 2024 | Change 2020 vs. 2024 |
|--|------------------|---|-------------------|----------------------|
| E-commerce and cybersecurity | Material | Cybersecurity | Reviewer | - |
| Education and human capital development Employability and empowerment Employer brand Diversity and inclusion Human rights | Material | Human capital | Reviewer | - |
| Corporate governance | Emerging | Corporate governance | Reviewer | ↑ |
| Operational eco-efficiency Packaging | Material | Operational eco-efficiency | Reviewer | - |
| Environmental management system | Non-priority | | | ↑ |
| Ethics and codes of conduct | Material | Business ethics and transparency | Reviewer | - |
| Supply chain and responsible purchasing Diversity and inclusion Human rights Environmental and social impacts of products and services | Material | Supply chain and responsible purchasing | Reviewer | - |
| Climate change strategy | Emerging | Climate change | Reviewer | - |
| - | - | Risk management | Relevant | ★ |
| - | - | Customer relationship | Relevant | ★ |
| Corporate citizenship and social responsibility | Non-priority | Community outreach | Under observation | - |
| Biodiversity | Non-priority | Biodiversity | Under observation | - |
| Innovation | Material | N/A | - | |

—

Maintained

↑

Moved up in position

↓

Lowered position

★

New topic

Dual materiality of EPL: impacts, risks and opportunities (IROs)

| Subject | Financial materiality | | Impact materiality |
|---|-----------------------|---------------|--------------------|
| | Risks | Opportunities | Impacts |
| Business ethics and transparency | 0.70 | 0.00 | 0.70 |
| Human capital | 0.70 | 1.00 | 0.74 |
| Cybersecurity | 0.78 | 0.00 | 0.52 |
| Corporate governance | 0.77 | 0.23 | 0.21 |
| Climate change | 0.51 | 0.45 | 0.53 |
| Supply chain and responsible purchasing | 0.71 | 0.00 | 0.19 |
| Operational eco-efficiency | 0.33 | 0.78 | 0.43 |
| Risk management | 0.62 | 0.00 | 0.00 |
| Customer relationship | 0.11 | 0.23 | 0.54 |
| Community outreach | 0.31 | 0.00 | 0.42 |
| Biodiversity | 0.15 | 0.00 | 0.28 |

Critical issues

Relevant topics

Emerging issues or issues under observation

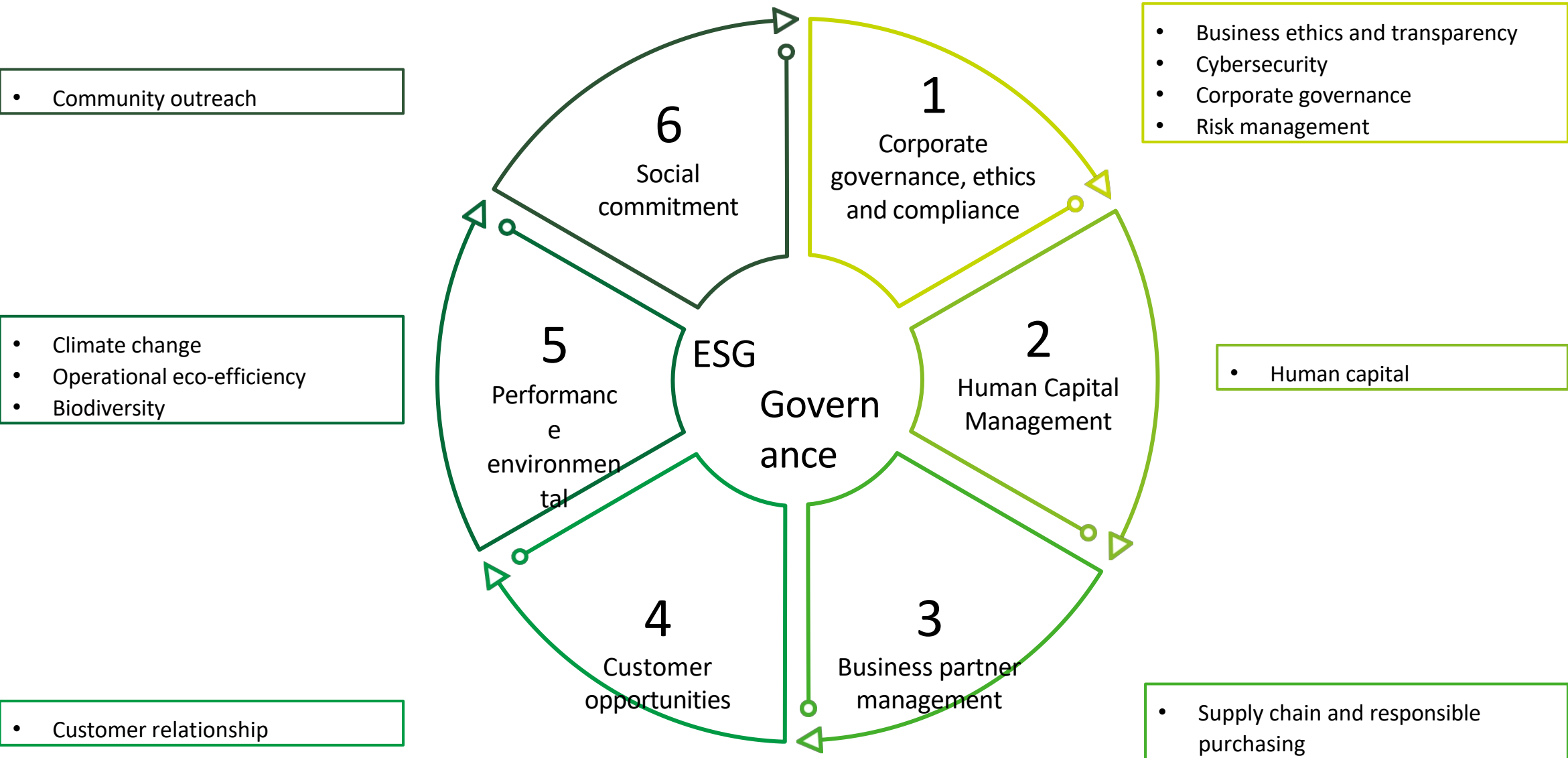
EPL's dual materiality: results by business segment

| Subject | The Port of Liverpool | Commercial | Financial Services | Real Estate |
|---|------------------------------|------------------------------|------------------------------|------------------------------|
| Business ethics and transparency | Reviewer | Reviewer | Reviewer | Reviewer |
| Human capital | Reviewer | Reviewer | Reviewer | Reviewer |
| Cybersecurity | Reviewer | Reviewer | Reviewer | Reviewer |
| Corporate governance | Reviewer | Reviewer | Reviewer | Reviewer |
| Climate change | Reviewer | Relevant | Relevant | Relevant |
| Supply chain and responsible purchasing | Reviewer | Reviewer | Emergent / Under observation | Emergent / Under observation |
| Operational eco-efficiency | Reviewer | Reviewer | Relevant | Relevant |
| Risk management | Relevant | Relevant | Relevant | Relevant |
| Customer relationship | Relevant | Relevant | Relevant | Relevant |
| Community outreach | Emergent / Under observation | Emergent / Under observation | Emergent / Under observation | Emergent / Under observation |
| Biodiversity | Emergent / Under observation | Emergent / Under observation | N/A | Emergent / Under observation |

- Key findings:
- 10 of 11 material issues apply to all business segments.
 - The topics of "Supply chain and responsible purchasing" and "Operational eco-efficiency" are less material for the Financial Services and Real Estate segments.
 - Some subtopics are specific to each business segment:

- Commercial
- Fuel consumption
 - Sustainable distribution and logistics
 - Product safety and quality
 - Marketing and eco-labeling
 - Packaging
- Financial Services
- Financial inclusion
 - Financial education
- Real Estate
- Commercial relationship with tenants

Recommendations for integrating new material topics into "The Footprint".





Annex 1: glossary of topics

List of material topics (1/3)

| Subject | Subtopics | Definition |
|----------------------------------|---|---|
| Cybersecurity | <ul style="list-style-type: none">• Information security• Data privacy | It addresses the mechanisms and protocols that ensure the privacy and protection of personal data of different users, including employees, customers and suppliers, among others. It also includes the management of cybersecurity and processes to protect the assets of the Port of Liverpool in the event of any incident in this area. The topic also considers the mechanisms for consolidating, storing, processing and sending personal data. |
| Human capital | <ul style="list-style-type: none">• Talent attraction and retention• Employee satisfaction• Talent development and training• Diversity, equity and inclusion in the workforce• Internships• Benefits and benefits• Health, safety and welfare | <p>Includes the processes and procedures to attract, recruit and retain El Puerto de Liverpool employees, guaranteeing their job satisfaction and high productivity. It addresses the professional development of employees through career plans, courses and performance evaluations. Additionally, it includes the working conditions of El Puerto de Liverpool's employees, seeking at all times to protect their human and labor rights, healthy schedules and adequate benefits, among others. It includes the right collective bargaining.</p> <p>The theme also addresses the Port of Liverpool's strategies to guarantee diversity, equity and inclusion of all its employees, mitigating any situation of discrimination at work, and promoting gender equity and equal opportunities.</p> <p>Finally, it includes the mechanisms, procedures, processes and management system to ensure the health and safety employees in the workplace.</p> |
| Corporate governance | <ul style="list-style-type: none">• Governance structure• Conflicts of interest• Diversity in the governing bodies• ESG Governance | Addresses the corporate governance structure of the Port of Liverpool, as well as the policies and procedures necessary to ensure the efficient and transparent operation of the organization at all levels. It guarantees the elimination conflicts of interest and promotes gender diversity in the highest governance bodies. It also addresses the integration of ESG governance into the structure of the organization, in order to drive the implementation, monitoring and continuous improvement of "The Footprint". |
| Business ethics and transparency | <ul style="list-style-type: none">• Code of ethics and anti-corruption• Corporate culture• Hotline• Information reporting• Legal compliance | Addresses corporate ethics, including the implementation and updating of the Code of Ethics, as well as the proper functioning of the whistleblower hotline, seeking to permeate a culture of transparency in the workforce. It includes anti-corruption practices in the operations of El Puerto de Liverpool. It also addresses the organization's compliance with information reporting requirements in accordance ESG standards and regulations, ensuring the traceability and accuracy of the information communicated to stakeholders. It includes Port of Liverpool's legal compliance with ESG regulations. |

List of material topics (2/3)

| Subject | Subtopics | Definition |
|---|--|---|
| Supply chain and responsible purchasing | <ul style="list-style-type: none"> ESG evaluation of suppliers Supply chain management Product safety and quality Responsible purchasing Supplier diversity, equity and inclusion Human rights in the supply chain | Addresses the evaluation processes with ESG criteria for suppliers of the Port of Liverpool, in to improve the sustainability performance of the supply chain and mitigate risks related poor ESG management in the value chain (e.g. reputational risks related human rights, equity and inclusion). It includes the evaluation, audit and ESG training of suppliers, seeking to select those suppliers with better sustainability management. It also addresses risk management in the supply chain in order to ensure the continuity of operations in the event of crises or incidents. It includes the evaluation of the quality and safety of purchased products. |
| Risk management | <ul style="list-style-type: none"> ESG risk management Operational resilience | Addresses how ESG risk management is integrated into the business risk management system to achieve operational resilience in sustainability. |
| Operational eco-efficiency | <ul style="list-style-type: none"> Environmental management system Water consumption Scope 1 and 2 GHG Emissions Scope 3 GHG emissions Power consumption Water consumption Distribution and logistics Fuel consumption Packaging Waste | Considers the direct environmental impact of Port of Liverpool's operations, including the implementation of the environmental management system, water consumption, GHG emissions, integrated waste management, circular economy and energy consumption. It also includes the organization's strategies to minimize the use of packaging and encourage the selection of sustainable materials product packaging. Finally, the topic addresses processes that seek to optimize distribution and logistics routes and tools in to reduce the environmental impact of Port of Liverpool's fleets. |
| Customer service | <ul style="list-style-type: none"> Mechanisms for complaints, claims and suggestions Sales practices Non-discrimination Commercial relationship with tenants | <p>Addresses respect for the rights of , their welfare and satisfaction with the products and services offered. It includes the management mechanisms for the reception, investigation and resolution of complaints, claims and suggestions. It also addresses the processes and protocols implemented to ensure that sales practices are transparent, avoiding any type of discrimination in the treatment of customers. As for the Real Estate segment, it includes the organization's ESG relationship and management with tenants.</p> <p>Additionally, it includes the organization's marketing practices, seeking to ensure that the information communicated to customers about the products and services sold is clear, accurate and transparent. It seeks to mitigate any risk of greenwashing, while promoting the consumption of more sustainable products and services (e.g. identification of green products through eco-labels).</p> <p>For the Financial Services segment, it specifically includes financial inclusion initiatives to promote access to consumer finance services for vulnerable or excluded populations.</p> |

List of material topics (3/3)

| Subject | Subtopics | Definition |
|--------------------|--|---|
| Climate change | <ul style="list-style-type: none">• Climate governance• Transition risk management• Physical risk management• Reporting• Climate change goals and metrics• Climate resilience | Addresses the Port of Liverpool's management of climate change, including: governance, risk , implementation of preventive and corrective action plans, and the definition of KPIs and targets. It considers the management of physical and transition risks, as well as the adequate and transparent reporting of the climate strategy to stakeholders. |
| Community outreach | <ul style="list-style-type: none">• Support in times of crisis and catastrophes• Contribution to education• Dialogue with the community• Volunteering and donations• Financial education | Addresses the linkage and relationship of the Port Liverpool with the communities where it operates, including support in times of crisis and natural disasters, and the management of donations in a transparent, efficient and safe manner. It also addresses volunteer activities by the workforce. Finally, it includes the Port of Liverpool's education with the community, through Liverpool Virtual University. |
| Biodiversity | <ul style="list-style-type: none">• Conservation of ecosystems and biodiversity | Addresses how the Port of Liverpool seeks to protect ecosystems and safeguard biodiversity in the areas where it operates. It includes conducting studies and environmental impact statements to support the impact of the organization's properties on the surrounding ecosystems. |



Annex 2: IROs assessed by topic

Topics, subtopics and material IROs (1/3)

| Subject | Subtopic | Impacts, risks and opportunities assessed | | |
|----------------------------------|---|---|---|---|
| | | I | R | O |
| Cybersecurity | <ul style="list-style-type: none">Information securityData privacy | 1 | 2 | 0 |
| Human capital | <ul style="list-style-type: none">Talent attraction and retentionEmployee satisfactionTalent development and trainingDiversity, equity and inclusion in the workforceInternshipsBenefits and benefitsHealth, safety and welfare | 6 | 6 | 1 |
| Government corporate | <ul style="list-style-type: none">Governance structureConflicts of interestDiversity in the governing bodiesESG GovernanceDiversity in the governing bodies | 1 | 3 | 1 |
| Business ethics and transparency | <ul style="list-style-type: none">Code of ethics and anti-corruptionCorporate cultureHotlineInformation reportingLegal compliance | 2 | 3 | 0 |

| Material impacts, risks and opportunities | | |
|---|---|---|
| I | R | O |
| 1 | 2 | 0 |
| 5 | 4 | 1 |
| 0 | 2 | 0 |
| 2 | 1 | 0 |

Topics, subtopics and material IROs (2/3)

| Subject | Subtopic | Impacts, risks and opportunities assessed | | |
|---|---|---|---|---|
| | | I | R | O |
| Supply chain and responsible purchasing | <ul style="list-style-type: none">ESG evaluation of suppliersSupply chain managementProduct safety and qualityResponsible purchasingSupplier diversity, equity and inclusionHuman rights in the supply chain | 2 | 4 | 0 |
| | | | | |
| | | | | |
| Risk management | <ul style="list-style-type: none">ESG risk managementOperational resilience | 0 | 2 | 0 |
| | | | | |
| | | | | |
| Operational eco-efficiency | <ul style="list-style-type: none">Environmental management systemWater consumptionScope 1 and 2 GHG EmissionsScope 3 GHG emissionsPower consumptionWater consumptionDistribution and logisticsFuel consumptionPackagingWaste | 9 | 3 | 2 |
| | | | | |
| | | | | |

| Material impacts, risks and opportunities | | |
|---|---|---|
| I | R | O |
| 0 | 1 | 0 |
| 0 | 2 | 0 |
| 0 | 0 | 2 |

Topics, subtopics and material IROs (3/3)

| Subject | Subtopic | Impacts, risks and opportunities assessed | | |
|-----------------------|---|---|---|---|
| | | I | R | O |
| Customer relationship | • Mechanisms for complaints, claims and suggestions | | | |
| | • Sales practices | | | |
| | • Non-discrimination and accessibility | | | |
| | • Financial inclusion | 5 | 2 | 3 |
| | • Commercial relationship with tenants | | | |
| | • Marketing and eco-labeling | | | |
| | • New products and services | | | |
| | • Transparent advertising | | | |
| Climate change | • Climate governance | | | |
| | • Transition risk management | | | |
| | • Physical risk management | | | |
| | • Reporting | 1 | 3 | 2 |
| | • Climate change goals and metrics | | | |
| | • Climate resilience | | | |
| Community outreach | • Support in times of crisis and catastrophes | | | |
| | • Contribution to education | | | |
| | • Dialogue with the community | 5 | 1 | 0 |
| | • Volunteering and donations | | | |
| | • Financial education | | | |
| Biodiversity | • Conservation of ecosystems and biodiversity | 1 | 1 | 0 |

| Material impacts, risks and opportunities | | |
|---|---|---|
| I | R | O |
| 2 | 0 | 0 |
| 1 | 2 | 0 |
| 0 | 0 | 0 |
| 0 | 0 | 0 |

EPL dual materiality: material IROs (1/4)

| Material subject | Subtopics | Financial materiality | | Impact materiality |
|------------------|--|--|--|--|
| | | Material risks | Material opportunities | Material impacts |
| Cybersecurity | <ul style="list-style-type: none"> Information security Data privacy | <ul style="list-style-type: none"> Affectations and/or interruptions in the organization's technological systems (e.g. cyber-attacks). Leakage or controversial use of users' personal data. | <ul style="list-style-type: none"> N/A | <ul style="list-style-type: none"> Impact on the privacy and security of user information (e.g. employees, suppliers and customers) in the event of cybersecurity incidents or data leaks. |
| Human capital | <ul style="list-style-type: none"> Talent attraction and retention Employee satisfaction Training and development Diversity, equity and inclusion in the workforce Internships Benefits and benefits Health, safety and welfare | <ul style="list-style-type: none"> Increases in the employee turnover rate, caused by internal (e.g. work climate) or external factors. Decrease employee job satisfaction as a result of organizational changes or decisions. Monetary losses and operational risks as a result of discriminatory actions by employees. Inadequate labor practices that could jeopardize respect for the human rights of EPL employees. | <ul style="list-style-type: none"> Develop a strong employer brand to attract top talent, drive equal opportunity in recruitment processes and differentiate the organization in a competitive marketplace. | <ul style="list-style-type: none"> Support the development of technical skills and softskills in employees, promoting the workforce's career plan through courses, training and performance evaluations. Eliminate the wage gap between men and women. Guarantee benefits, decent and transparent salaries, and adequate working conditions for all employees, ensuring the elimination of any possible violation of their human rights (e.g. forced labor, child labor, extended working hours, etc.). Increase the proportion of women leadership positions (middle and senior management) to gender equity and the empowerment of women in the workforce. Offer job opportunities and professional growth to vulnerable and minority groups (e.g. people with disabilities) and young professionals as interns, trainees, interns or trainees. |

Dual materiality of EPL: material IROs (2/4)

| Material subject | Subtopics | Financial materiality | | Impact materiality |
|---|--|---|---|--|
| | | Material risks | Material opportunities | Material impacts |
| Corporate governance | <ul style="list-style-type: none">Governance structureConflicts of interestDiversity in the governing bodiesESG Governance | <ul style="list-style-type: none">Not having a robust governance structure can hinder decision making, and reduce efficiency and transparency with stakeholders.Possible conflicts of interest on the part of members of the governing bodies or senior management that could lead to a loss of independence in business processes and transparency. | <ul style="list-style-type: none">N/A | <ul style="list-style-type: none">N/A |
| Business ethics and transparency | <ul style="list-style-type: none">Code of ethics and anti-corruptionCorporate cultureHotlineInformation reportingLegal compliance | <ul style="list-style-type: none">Possible practices against EPL's Code of Ethics, including those related to corruption, bribery or money laundering by employees. | <ul style="list-style-type: none">N/A | <ul style="list-style-type: none">Create a culture of transparency and accountability in all employees through the Code of Ethics.Receive, attend to and process 100% of the complaints received through the ethics hotline, promoting security and trust stakeholders. |
| Supply chain and responsible purchasing | <ul style="list-style-type: none">Supply chain risk managementProduct safety and qualityESG evaluation of suppliersResponsible purchasingSupplier diversity, equity and inclusionHuman rights in the supply chain | <ul style="list-style-type: none">Failures in supplier evaluation processes that prevent the detection of inadequate practices in ESG issues within the EPL supply chain, including human rights. | <ul style="list-style-type: none">N/A | <ul style="list-style-type: none">N/A |

Dual materiality of EPL: material IROs (3/4)

| Material subject | Subtopics | Financial materiality | | Impact materiality |
|--------------------------|---|--|---|---|
| | | Material risks | Material opportunities | Material impacts |
| Risk management | <ul style="list-style-type: none">• ESG risk management• Business continuity plan | <ul style="list-style-type: none">• Lower EPL resilience derived from not adequately including ESG management as part of the business risk management system.• Possible failures in the implementation of the business continuity plan (e.g. lack of drills) during and after crises. | <ul style="list-style-type: none">• N/A | <ul style="list-style-type: none">• N/A |
| Eco-efficiency operative | <ul style="list-style-type: none">• Environmental management system• Water consumption• Scope 1 GHG emissions• Scope 2 GHG emissions• Power consumption• Sustainable distribution and logistics• Fuel consumption• Packaging• Waste | <ul style="list-style-type: none">• N/A | <ul style="list-style-type: none">• Properly managing water and energy , as well as waste generation through the Environmental Management System could provide access to preferential financing rates for the organization.• Establish different logistics processes, aligned to the digitization of operations and e-commerce, as an opportunity to optimize costs while reducing impact environmental. | <ul style="list-style-type: none">• N/A |

Dual materiality of EPL: material IROs (4/4)

| Material subject | Subtopics | Financial materiality | | Impact materiality |
|-----------------------|--|---|---|---|
| | | Material risks | Material opportunities | Material impacts |
| Customer relationship | <ul style="list-style-type: none">• Mechanisms for complaints, claims and suggestions• Sales• Non-discrimination and accessibility• Facility security• Financial inclusion• Business relationship with tenants• Marketing and eco-labeling• New products and services• Transparent advertising | <ul style="list-style-type: none">• N/A | <ul style="list-style-type: none">• N/A | <ul style="list-style-type: none">• Training for employees to be able to serve all clients, including vulnerable and minority groups (e.g. people with disabilities), in an appropriate and unbiased manner.• Adapt the infrastructure of stores, offices and shopping centers to allow safe access for people with motor or visual disabilities, elderly, pregnant women, among others. |
| Climate change | <ul style="list-style-type: none">• Climate governance• Transition risk management• Physical risk management• Reporting• Climate change goals and metrics• Climate resilience | <ul style="list-style-type: none">• Regulatory non-compliance, increased costs or reputational damage due to inadequate management of climate change transition risks.• Damage to the organization's infrastructure, including offices, stores and real estate, as well as increased costs (e.g. increased insurance premiums) and operational risks due to extreme climate change events. | <ul style="list-style-type: none">• N/A | <ul style="list-style-type: none">• Define and implement preventive and corrective adaptation plans to manage and mitigate the physical and transitional risks identified, generating resilience in local communities. |



Deloitte refers to Deloitte Touche Tohmatsu Limited, a private limited liability company, its network of member firms and its related entities, each as a single, independent legal entity. See www.deloitte.com for more information on our global network of member firms.

Deloitte provides professional audit and assurance, consulting, financial advisory, risk advisory, tax and legal services related to our public and private clients in a variety of industries. With a global network of member firms in more than 150 countries, Deloitte provides world-class capabilities and high-quality service to its clients, bringing the expertise needed to address the most complex business challenges. Deloitte's more than 345,000 professionals are committed to making a significant impact.

As used herein, Deloitte Asesoría en Riesgos, S.C., which has the exclusive legal right to engage in, and limits its business to, the provision of audit, consulting, tax consulting, legal, risk and financial advisory services respectively, as well as other professional services under the name "Deloitte".

This presentation contains general information only and Deloitte is not, by means of this document, rendering accounting, business, financial, investment, legal, tax or other advice or services.

This presentation is not a substitute for such professional advice or services, nor should it be used as a basis for any decision or action that may affect your business. Before making any decision or taking any action that may affect your business, you should consult a qualified professional advisor. No representation, warranty or promise (either express or implied) is given as to the accuracy or completeness of the information in this communication and Deloitte shall not be liable for any loss suffered by any person who relies on this presentation.