

# FONDS DE COMPENSATION DE LA SÉCURITÉ SOCIALE – SICAV-FIS

**Responsible Investment Approach**

Aviva Investors Global Indirect Real Estate



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## Investment Philosophy

At Aviva Investors we believe that Environmental, Social and Governance (ESG) issues surrounding unlisted real estate investments provide both risks and opportunities for real estate investment. We believe that it is necessary for managers to be conscious of the green credentials of the property funds they manage and stocks that they may hold, both as a part of risk management best practice and to future-proof their property portfolios.

Our Sustainability Statement:

'At Aviva Investors we believe that responsible investment requires a detailed understanding of sustainability issues. As a major international real estate asset manager, we are working with our partners and advisors to fully play our part in ensuring the real estate industry plays a leading role in addressing the world's sustainability challenges. At Aviva Investors Real Estate we believe that through a major commitment to sustainability and its complexities we will continue to deliver our clients investment objectives.'

This investment philosophy forms the basis for our responsible investment approach for FDC's sub-fund FDC SICAV Immobilier Monde - Actif 1.

## Policy

To adhere to and pursue this philosophy, as a matter of policy, Aviva Investors Global Indirect Real Estate will focus on the following for FDC's sub-fund:

At the outset of any new investment, our due diligence processes will ensure that ESG policies and behaviours are assessed and reviewed.

Post investment, we will engage with the underlying managers to monitor and promote best practice. This will be achieved by:

- ❖ Annually assessing the environmental performance of FDC's portfolio using the Global Real Estate Sustainability Benchmark (GRESB); and
- ❖ Following the results of the annual assessment, engaging with all funds globally to encourage improvements and best practice in this area and especially to promote such activity in those managers that score poorly.

Generally providing support and encouragement to improvements in the field of ESG with respect to global unlisted real estate through:

- ❖ Supporting research into the environmental practices of unlisted funds globally where appropriate;
- ❖ Supporting and engaging with relevant industry bodies on sustainability matters (Association of Unlisted Real Estate Funds, Better Buildings Partnership and United Nations Finance Initiative Property Working Group); and
- ❖ Reporting on sustainability issues in the wider industry and performance within FDC's portfolio on a quarterly basis.

## Integration Process

Examples of where ESG is embedded into our investment process for FDC's sub-fund are included below:

### ESG section in Aviva Investors Due Diligence Questionnaire

- ❖ Our due diligence questionnaire covers subjects such as sustainability policies, internal committees and bodies responsible for ESG, ESG reporting, energy efficiency of assets, energy consumption and waste management.

### Global Investment Committee consideration

- ❖ All recommendations to the Aviva Investors Global Indirect Real Estate Investment Committee must contain a review of any potential investee fund's ESG position, including a review and comparison to their peer group, and details on their ESG reporting, voting provisions, sanctions policies, conflicts of interest and ESG risks.

### Internal Country and Tenant Exclusion lists

- ❖ Potential fund's processes on country and tenant exclusion lists will be reviewed for adequacy against Aviva Investors' country and tenant exclusion lists taking into consideration FDC's own exclusion list.

### Annual GRESB Survey

- ❖ All new investments will be requested to fill out the annual GRESB survey. With respect to post investment ESG monitoring, we will seek, by way of a side letter, to ensure that all new invested funds contribute to the annual GRESB survey.

### Engagement

- ❖ At least annually we will feedback to each invested fund providing our opinion on how effectively they are monitoring ESG risks and opportunities, and how effectively we believe they are responding to them. This feedback includes the results obtained from our regular asset monitoring, plus the annual GRESB survey. We encourage all funds we invest in to adopt practices and policies highlighted as best practice in ESG by the GRESB survey. We engage with all funds on the results from this survey, with the results forming part of any future buy/hold/sell decisions, embedding ESG in our investment policy.

### Asset management

- ❖ As part of the quarterly asset management process, we will ensure dialogue with underlying managers to ensure they develop and expand their ESG protocols. This engagement is particularly active for those holdings that score poorly in the annual GRESB survey for which we have governance concerns.

### Voting Policy

In line with Aviva Investors commitment to improve corporate governance and ESG activity across the full spectrum of asset classes, we act as an active investor and fully participant in every corporate action for all of our underlying funds in line with our internal voting policy and the Stewardship Code.