



Press Release

Shui On Land Sustainable Development Forum 2012

SUSTAINABLE COMMUNITY • CULTURAL CONTINUITY

[15 June 2012, Foshan] - Shui On Land Limited (“Shui On Land” or the “Company”, Hong Kong Stock Code: 272) today held its first Sustainable Development Forum 2012 in Foshan Lingnan Tiandi with the theme SUSTAINABLE COMMUNITY • CULTURAL CONTINUITY. As a real estate developer concerning social responsibility, Shui On Land not only considers “Sustainable Development” as one of the bases of the long-term growth for the Company, but also for the society. The Company has put sustainable development into practice while developing its large scale master-planning communities with distinctive cultural continuity, such as the *Tiandi Series*. Shui On Land, joined by well-known authorities and experts from local and abroad, organises this meaningful event with the mission to open up and share insights about the latest information of sustainable development for the betterment of the long-term development of the society.

Foshan is chosen to be the main venue for this forum. As one of the key cities in Pearl River Delta, Foshan has advocated for developing integrated communities and eco-friendly environment. Moreover, it is a historical city with profound culture. These two features correspond to the theme of this forum “Sustainable Community • Cultural Continuity” perfectly. Liu Hong, the chief planner of Land Resources and Urban-rural Planning Bureau of Foshan City, together with Freddy C. K. LEE, CEO of Shui On Land, participates in the opening ceremony and expresses their thoughtful support to the forum. At the same occasion, Foshan Lingnan Tiandi is pre-certified by U.S. Green Building Council (USGBC), a global green authority, the LEED-ND certificate. It is the first property project to accomplish such honor.

Numerous important leaders and experts are invited, including, *Wang Youwei*, Chairman of China Green Building Committee; *Liang Zhaoming*, representative of USGBC in China; *Bernard LIM Wan-fung*, the Principal of AD+RG Architecture Design and Research Group Limited, Professor (Fractional Appointment) of the School of Architecture of the Chinese University of Hong Kong, President of the Hong Kong Institute of Urban Design, and the Past President of the Hong Kong Institute of Architects (HKIA) from 2005 to 2006; *Han Jihong*, associate chief engineer of Shanghai Research Institute of Building Sciences; *Benjamin Wood*,

designer of Shanghai Xintiandi; *Zhang Yonglin*, Director and Chief of the Party of Shanghai Changyuan Group; *Xie Xiangde*, Vice General of Chengdu Culture and Tourism Group. Guests are involved in the discussion on two major topics, “Concepts and Assessment Systems of Sustainable Development Communities in China and over the world” and “Relationship between Culture and Environment”. It is believed that the introduction of some advanced concepts by well known environmental organisations and the opinions from some international designers will definitely benefit the growth of sustainable development in China. Meanwhile, representatives from renowned architectural planning and designing agencies, such as ARUP, Sasaki Associates, ATKINS and SOM, take part in the seminar with the theme “The Challenges and Chances for China’s Sustainable Developmental Communities and for the Developing of Historical Communities”. They also bring and share some successful international cases with all participants.

After the conference, the attendees visit Foshan Lingnan Tiandi, the world’s first real estate project granted the LEED-ND certificate. It does not only preserve the original historic heritage of Foshan but also integrates the fashion and modern elements into the district. It is designed to be a low-carbon community which has as little impact as possible on the environment, and to be a world-class sustainable environmental-friendly community. It is built, under the concept of sustainable designing from the beginning, to be a vigorous, ecological and economic-beneficial community. The project re-exploits at least 20% of the historical structures and retains the existing alleys, arcades and the characteristics of the open space. Under the consideration of protecting the heritage and building a consolidated but dynamic community, at least 50% of the houses will be built within 800m walking distance from 10 different functional zones.

Freddy C. K. LEE, CEO of Shui On Land, emphasises that, as a real estate company with social responsibility, Shui On Land will adhere the following six sustainable development goals. The company guarantees that, all large-scale master-planning projects should get the LEED-ND certification, all newly-built commercial projects should be certified by LEED or by China Green Building (CGB), all residential properties and apartments should be handed over to the owners with fine finishing, all operating real estate will reduce 20% of the carbon emission, and all newly-built commercial projects should be equipped with energy consumption monitoring systems. LEE also promises that the Company will continuously be innovative in this field.

Being the world’s first LEED-ND project, Foshan Lingnan Tiandi indicates Shui On Land’s determination on implementing the strategy of sustainable development. Hereafter, the Company will devote itself to develop more green communities and to promote the inheritance of traditional culture.

About Shui On Land Limited

Headquartered in Shanghai, Shui On Land Limited (Stock Code: 272) is the flagship property development company of the Shui On Group in the Chinese Mainland with a proven track record in developing large-scale, mixed-use city-core redevelopment projects. The Company has eight projects in various stages of development in prime locations of major cities, with a landbank of 13.0 million sq.m. (11.1 million sq.m. of leasable and saleable GFA, and 1.9 million sq.m. of clubhouses, car parking spaces and other facilities). The Company was listed on the Hong Kong Stock Exchange on October 4, 2006, the largest Chinese real estate enterprise listed that year. Shui On Land was included in the 200-Stock Hang Seng Composite Index Series and Hang Seng Freefloat Index Series in March 2007.

About Foshan Lingnan Tiandi

Foshan Lingnan Tiandi is the first outstanding project of redevelopment by Shui On Land in South China and the whole country. Situated at the area of Zumiao Donghua Lane, one of its specialties lies in the protection and heritage of Lingnan culture. Referring to the architectural features of the Lingnan dwellings in Donghua Lane and the arrangement of the old alley, Lingnan Tiandi has modern houses with artistic grey bricks and the uniqueness of Lingnan Garden, which is different from the Xintiandi projects in Shanghai and Chongqi. Within the area, there are many attractions such as Zumiao, the symbol of Foshan, and other 22 historical relics authorized by Guangdong Province and Foshan City, such as Jian's Villa and wedding houses. What's more, the structures in Lingnan Tiandi have their own characters, such as Starbucks in Chinese traditional decoration, Guangdong Home Cuisine, and Souvenir Street.

About LEED Green Building Rating System

Developed by U.S. Green Building Council (USGBC), a non-governmental, non-profit organization established in 1993, LEED Rating System is a third-party assessing system used by over 120 countries and regions around the world. It is considered to be the most complete and influential standard for green building assessment in the world, and to be the standard for the designing, constructing and operating of green buildings with high quality.

Media Contact:

Shui On Land Limited

Ms. Ingrid Tang

Tel: (86 21) 6386 1818

Email: cc-sh@shuion.com.cn