



Image: Lango's property management team at The Wings, Nigeria

## Sustainable Practices in Waste Management: A Path to a Greener Future

In recent years, the relentless demand for consumer goods has led to a staggering increase in waste production, taking a toll on our environment. The consequences of this waste surge are dire, with dwindling dumping sites and detrimental effects on our precious ecosystems. To counter this alarming trend, recycling has emerged as a crucial strategy in Lango's mission to conserve nature and reduce the demand for raw materials. The urgency to reduce Lango's environmental footprint and curb high waste handling costs has never been more apparent, especially when waste accounts for a staggering 17% of carbon emissions. In pursuit of sustainability, Lango is committed to not only minimizing our environmental impact but also striving to achieve long-term targets to reduce our Scope 3 emissions.

The cornerstone of effective waste management lies in the quality of data collection, hinging on the company's ability to access information from local city councils and the feasibility of waste separation through private contractors. Over the past year, their facilities have generated a substantial amount of waste, with only a negligible fraction currently being recycled. To address this issue, Lango has implemented recycling waste scales and ramps across all their office buildings, encouraging tenants to increase their recycling rates. In Lango's retail buildings, however, waste separation remains a challenge that the team is ardently working to overcome. Solving this puzzle will enable them to discover sustainable recycling and landfill solutions, paving the way for a circular economy.

The complexities of segregating waste into categories like cardboard, glass, metal, paper, plastics, and recyclables pose significant challenges in the diverse markets Lango operates in. To surmount these hurdles, the company is collaborating closely with our service providers to design systems that are practical, manageable, and economically viable. Furthermore, they are actively engaging with their tenants to underscore the importance of consistent data tracking and collection over time. Their advocacy extends to fostering a recycling market that offers compelling economic incentives for commercial recyclers, further incentivizing sustainable practices.

In select assets, they have integrated sewer treatment plants (STPs) into facilities service offerings for tenants. These STPs, where feasible, have been upgraded to redirect treated sewer water for reuse in toilets and gardens. Looking ahead, the company is closely monitoring the development of micro biogas digesters, assessing their suitability for Sub-Saharan markets, tracking technological advancements, and evaluating their viability for Lango's assets. Micro-digesters

operate akin to waste disposal systems, utilizing organic waste decomposition to produce biogas, including methane, which can be harnessed to generate power.

In conclusion, the pressing need for sustainable waste management practices is undeniable. It is incumbent upon us to embrace recycling, reduce our carbon footprint, and chart a course towards a greener, more sustainable future. Through strategic partnerships, data-driven solutions, and innovative technologies, we can turn the tide on waste production and create a world where environmental preservation and economic viability coexist harmoniously.

#### Lango's guide to improving recycling measures ("capacity and awareness drive")

- **Collection Enhancement:** Lango's primary objective is to establish accurate records of all waste generated within its facilities. To achieve this, the company has introduced weighing scales to all its assets, except for Circle Mall. These scales will be instrumental in precisely measuring and classifying all waste streams, whether destined for the landfill or earmarked for recycling. The introduction of these scales will also prompt a comprehensive assessment of the need for additional cleaners and waste separators. Furthermore, Lango will meticulously evaluate the condition of existing bins, undertaking necessary repairs to ensure seamless integration with the newly introduced weighing systems. Additionally, in Zambia, Lango has initiated collaboration with local service providers to explore the possibility of utilizing scales employed at landfill sites, with a commitment to sharing the resultant data for ongoing improvement.
- **Recycle streams:** Building on its commitment to accurate waste measurement, Lango is set to embark on a journey to precisely measure waste across each recycling stream in 2023. This ongoing analysis will enable the company to assess the viability of various recycling streams. The potential introduction of single-stream recycling is under consideration, a move that could potentially boost recycling rates by simplifying waste separation for retailers.
- **Advocacy:** Central to Lango's vision is a commitment to educate its staff on the correct implementation of recycling programs. Armed with this knowledge, staff members will serve as advocates, imparting essential information to tenants and raising awareness about the importance and availability of recycling measures. To further reinforce this commitment, Lango will strategically implement clear signage across its offices and malls, ensuring that tenants and end-users are well-informed and motivated to participate in recycling initiatives.
- **Exploring Innovative Methodologies:** Lango recognizes that recycling is just one facet of sustainable waste management. The company is actively exploring a range of methodologies, including Energetic Valorization, Landfill, Composting, Anaerobic Digestion, Incineration with Energy Recovery, Wastewater Treatment Plant, Elimination/Treatment, Reuse (returnable packaging), and Incineration without Energy Recovery. In select assets, Lango has already deployed sewer treatment plants (STPs) as part of its facilities service offerings. These STPs have been upgraded to direct greywater for reuse in toilets and gardens where feasible. Looking ahead, Lango is committed to monitoring the development of micro biogas digesters, assessing their utility in the market, tracking technological advancements, and evaluating their suitability for integration into its assets. Micro-digesters, operating like waste disposal systems, produce biogas, including methane, through the decomposition of organic waste—a valuable resource that can be harnessed for power generation.

#### ABOUT LANGO REAL ESTATE:

Lango is a private real estate company focused on generating compelling and sustainable investor returns through the acquisition of prime income generating commercial real estate assets in key gateway cities across the African continent. Originally jointly established between Ninety One and Growthpoint Properties, in partnership with the IFC, Lango commenced operations in March 2018. The business has since demonstrated significant growth, emerging as a leader in the asset class in Africa, with assets on its balance sheet in excess of \$600million\* and diversified across four countries. Lango ultimately aims to catalyse the capital market for real estate as an asset class in Africa and has embarked on a roadmap to list on the London Stock Exchange in 2025. \*As at June 2023.

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