



SETS SUSTAINABILITY REPORT 2025

April 2026

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1. FOREWORD

It is with great pride that I introduce SETS' first Sustainability Report, marking an important milestone in our company's journey toward building a more resilient, responsible, and future-ready organization. This report reflects not only what we do, but who we are, and the values that guide every project, partnership, and decision we make.

Since our founding in 2004, SETS has grown into a leading multidisciplinary engineering and consulting firm operating across four continents. Throughout this growth, our purpose has remained constant: to support future generations while solving the challenges of the present through innovation, integrity, and a deep commitment to the communities we serve. In 2025, we advanced this purpose by embedding sustainability more intentionally into our projects, services, and strategic direction.

This year represented a meaningful step forward in translating our sustainability vision into measurable action. Across our projects, we delivered engineering solutions that strengthen climate resilience, improve quality of life, promote efficient use of resources, and preserve cultural heritage. Our work supported cleaner water and sanitation systems, energy-efficient infrastructure, smarter mobility, and sustainable urban environments, demonstrating the powerful role engineering plays in shaping a better future.

We are equally proud of the impact achieved through the launch of SETS' first formal company-wide Corporate Social Responsibility program in 2025. From environmental initiatives such as tree planting and e-waste recycling, to education, health, and community support programs across Lebanon, Saudi Arabia, and Egypt our teams demonstrated what it means to translate values into actions.

This report also reflects our strong alignment with the United Nations Sustainable Development Goals and national visions including Saudi Vision 2030, Egypt Vision 2030, and Iraq Vision 2030. These frameworks guide our work and reinforce our responsibility to contribute to sustainable cities, resilient infrastructure, and inclusive societies.

As we look ahead, SETS remains firmly committed to standing alongside the communities we serve. Our values of integrity, excellence, responsibility, and care continue to shape our decisions and define our purpose. Through cutting-edge engineering and strong community partnerships, we will continue to build places that enable people, cities, and societies to thrive.

Dr Hesham Osman

President

2. ABOUT SETS

SETS is a leading multidisciplinary engineering and consulting firm, founded in 2004, and has rapidly grown to become one of the region's most preferred and trusted providers of specialist solutions for:

- Program & Construction Management.
- Transport Planning & Traffic Engineering.
- Planning & Engineering of Infrastructure Systems.
- Water, Environment & Sustainability.
- Architecture, Urban Planning & Landscape.
- Heritage Conservation.
- Artificial Intelligence & Digital Services.
- Electromechanical & Energy.

The company's operations continue to expand, with its services now being delivered through eleven offices in four continents.

Today, SETS leads the way in Next Generation Engineering by developing innovative solutions delivered by highly qualified specialists in every aspect of the industry.

Our Mission & Vision

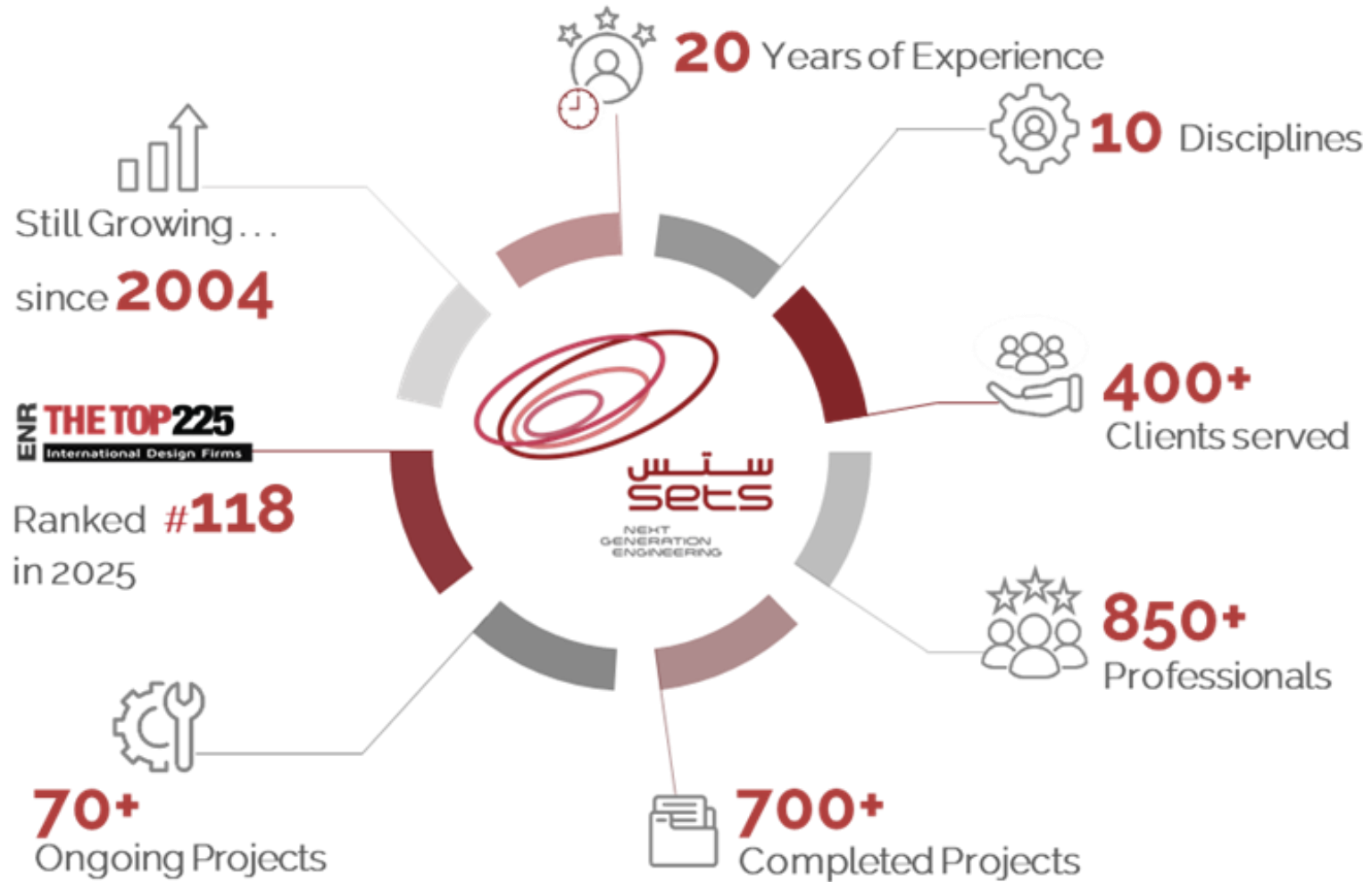


Our Vision is to support the generations of the future while solving the challenges of the present by delivering value-added work that carefully integrates technology, client perspective, sustainability and community wellbeing.



Our Mission is to provide high quality engineering and consulting services for the public and private sectors through designing comprehensive concepts that are always:

- Creative, constructible and sustainable.
- Custom-built and cost-effective.
- Committed and conscientious.



3. EXECUTIVE SUMMARY

2025 marked a step forward in SETS' journey toward responsible, sustainable growth, building on our 2024 sustainability vision. As a leading multidisciplinary engineering and consulting firm dedicated to shaping resilient and future-ready communities, we continue to integrate sustainability into our operations, our services and designs, our projects' deliverables, and our Corporate Social Responsibility (CSR) initiatives. We utilize technology, embrace innovation, and preserve communities' culture and heritage.

Across our portfolio highlights, we delivered engineering solutions that positively impact collaborative climate action efforts, improve quality of life, and promote resource efficiency. Our sustainable solutions enhance economic viability through reliable and eco-conscious industrial and urban infrastructure which strengthen the environmental and economic resilience of the communities we serve.

This year, our projects demonstrated the core value of our consultancy's impact, as we contributed to cleaner water systems and sanitation services, more energy-efficient facilities, and more sustainable, livable, and resilient urban cities.

We sustained culture and utilized innovation in the most challenging constraints.

Internally, our commitment extends beyond our work with clients. Through responsible and sustainable offices operations, we adopt measures that target reducing our own environmental and carbon footprint through tracking our emissions and offsetting them, and pursuing carbon reduction measures. We promote a culture of sustainability among our teams, and encourage transparent and ethical work practices. We developed SETS Code of Conduct which serves as a key framework for guiding behavior and decision-making within our company. It's a policy that reinforces our commitment to professionalism, transparency, integrity, and respect in the workplace. We foster our teams through team-building activities, and we pursue our employees' well-being through flexibility, care, mentorship, and professional development and growth.

We are equally proud of our Corporate Social Responsibility achievements, where we supported community development in alignment with the UN SDGs; socially, economically and environmentally, across our regional offices through 12 CSR initiatives in 2025 across 3 countries. We established 11 successful partnerships toward deep and sustainable impact on our communities. These activities conducted by 70+ participants from SETS reflect our belief that engineering excellence must always be matched by social responsibility and meaningful engagement with the communities around us.

Sustainability at SETS is coordinated by our Water, Environment and Sustainability practice, with oversight from the company's executive leadership. As we mature our sustainability governance, SETS intends to formalize a sustainability steering committee with cross-departmental representation to guide target-setting, performance monitoring, and reporting.

This report takes us through highlights of our achievements across the year. It affirms our commitment to operate responsibly, innovate sustainably, and sustain our partnerships to build a future that serves both people and cities.



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SETS DRIVES UN SDGS AND 2030 VISIONS FORWARD

4. ALIGNMENT WITH SDGS AND VISION 2030



SETS contribution to Saudi Vision 2030

SETS' engineering consultancy services actively support the objectives of **Saudi Vision 2030** by delivering integrated, sustainable design solutions across key national projects highlighted in this report.

Contributing to Saudi Vision 2030 Objectives of:

Achieving energy saving and reduce the country's fossil fuel consumption.

Enhancing quality of life, promoting healthy and active communities, and creating sustainable public spaces.

Sustainable, livable, and culturally rich cities.

Environmental sustainability, climate resilience, and human-centered public space planning.

Enhancing entertainment, culture, and recreational opportunities.

Pilgrim Experience Program (PEP)

National Transport & Logistics Strategy (NTLS)

Projects Highlights:

Measurement and verification services for energy efficiency projects in KSA

Riyadh Boulevard District project

Development and operationalization of the Makkah Transport Control Room (TCR)

Restoration studies in Jeddah Historic District and Al Ula.



SETS contribution to Egypt Vision 2030

SETS' engineering consultancy services actively support the objectives of **Egypt Vision 2030** by delivering integrated, sustainable design solutions across key national projects highlighted in this report.

Contributing to Egypt Vision 2030 Objectives of:

Well-developed infrastructure; Providing Basic and Adequate Services goal.

Diversified, Knowledge-based, and Competitive Economy; Manufacturing Revitalization.

Projects Highlights:

Sustainable Rural Sanitation Services Program For Results
Orascom Green Hub Eco Industrial Park



SETS contribution to Iraq Vision 2030

SETS' engineering consultancy services actively support the objectives of **Iraq Vision 2030** by delivering integrated, sustainable design solutions across key national projects highlighted in this report.

Contributing to Iraq Vision 2030 Objectives of:

Sustainable Environment

Goal (5-1): Reduce environment pollution and greenhouse emissions.

Goal (5-2): Efficient use of water resources.

Goal (5-3): Environmental conservation.

Goal (5-4): Develop the consumption and production patterns to achieve environmental sustainability.

Goal (5-5): Protect biodiversity and revive the Mesopotamian marshes.

Projects Highlights:

Baghdad Sustainable Forest City CMP



SETS delivers positive and measurable contributions to the Sustainable Development Goals by fostering decent work and inclusive economic growth (SDG 8), investing in continuous learning and knowledge development of its employees (SDG 4), and promoting employee health, safety, and well-being (SDG 3). SETS embeds sustainability at the core of its operations.

We advance responsible consumption and circular practices (SDG 12) through green office operations, resource efficiency, and waste management, while actively addressing climate action (SDG 13) by reducing emissions, optimizing energy use, and integrating climate-conscious decision-making.

Highlights:

SETS Carbon Footprint Report



Through integrated urban and infrastructure designs, SETS supports sustainable cities and communities (SDG 11) by enabling resilient, efficient, and people-centred built environments.

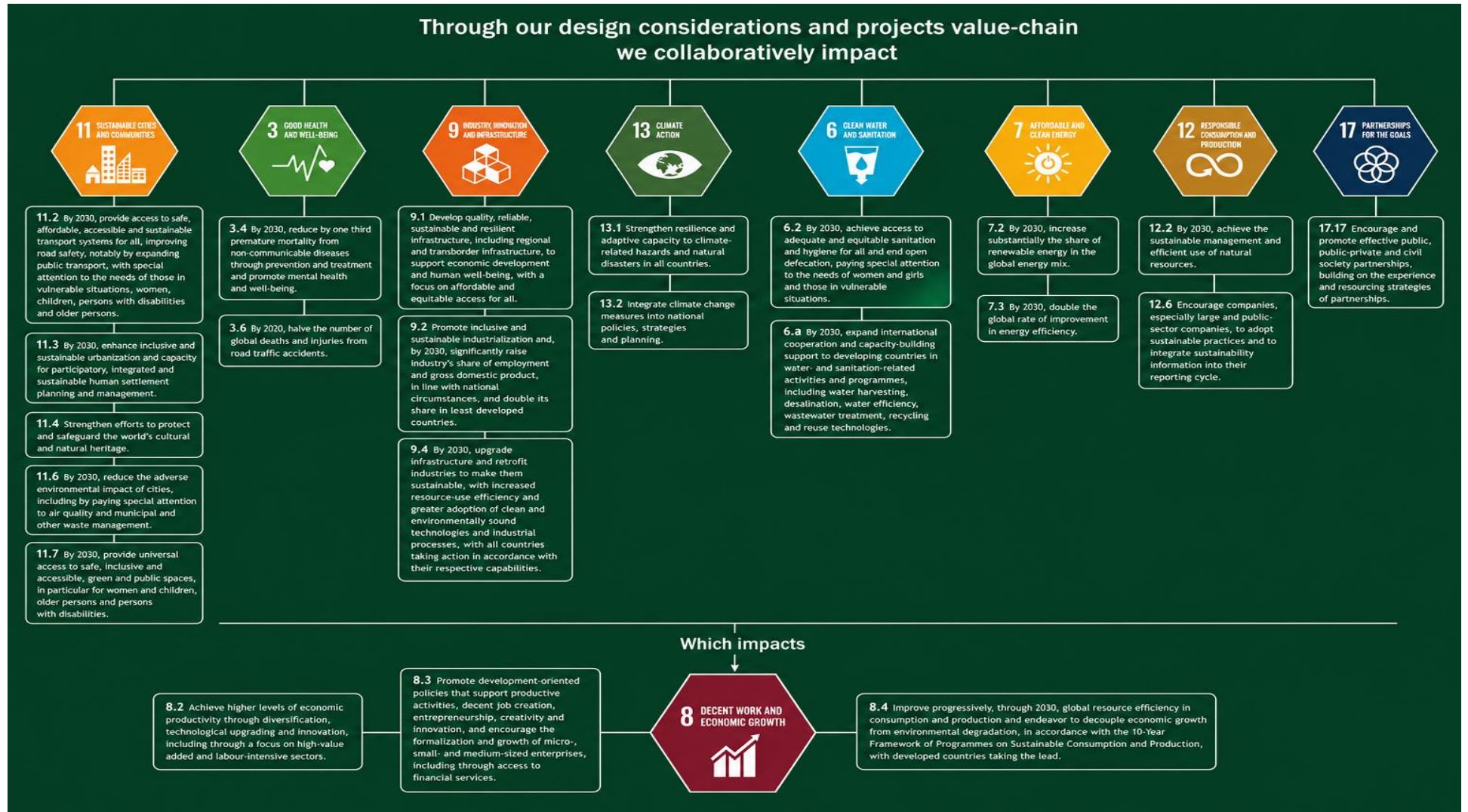
Innovative engineering solutions for infrastructure, industry, and connectivity reinforce industry, innovation, and infrastructure (SDG 9).

Water and treatment systems, and efficient distribution networks contribute to clean water and sanitation (SDG 6).

The incorporation of energy-efficient systems and renewable-ready infrastructure strengthens affordable and clean energy outcomes (SDG 7).

Across all designs, climate resilience, emissions reduction, and long-term environmental performance are embedded to support climate action (SDG 13), demonstrating SETS' role in delivering sustainable, future-ready infrastructure through engineering excellence.

5. ENGINEERING A SUSTAINABLE WORLD



SDG 11 Sustainable Cities and Communities.

Target 11.2 By 2030, provide access to safe, affordable, accessible and sustainable transport systems for all, improving road safety, notably by expanding public transport, with special attention to the needs of those in vulnerable situations, women, children, persons with disabilities and older persons.

Through which our design considerations and projects value-chain we also collaboratively impact

SDG 3 Good Health and wellbeing.

Target 3.6 By 2020, halve the number of global deaths and injuries from road traffic accidents.

Target 11.3 By 2030, enhance inclusive and sustainable urbanization and capacity for participatory, integrated and sustainable human settlement planning and management.

Target 11.4 Strengthen efforts to protect and safeguard the world's cultural and natural heritage.

Target 11.6 By 2030, reduce the adverse environmental impact of cities, including by paying special attention to air quality and municipal and other waste management.

And

Target 11.7 By 2030, provide universal access to safe, inclusive and accessible, green and public spaces, in particular for women and children, older persons and persons with disabilities.

Through which our design considerations and projects value-chain we also collaboratively impact

SDG 3 Good Health and wellbeing.

Target 3.4 By 2030, reduce by one third premature mortality from non-communicable diseases through prevention and treatment and promote mental health and well-being

SDG 9 Industry, Innovation and Infrastructure.

Target 9.1 Develop quality, reliable, sustainable and resilient infrastructure, including regional and transborder infrastructure, to support economic development and human well-being, with a focus on affordable and equitable access for all.

Target 9.2 Promote inclusive and sustainable industrialization and, by 2030, significantly raise industry's share of employment and gross domestic product, in line with national circumstances, and double its share in least developed countries.

Through which our design considerations and projects value-chain we collaboratively impact

SDG 8 Decent work and Economic Growth

Target 8.2 Achieve higher levels of economic productivity through diversification, technological upgrading and innovation, including through a focus on high-value added and labor-intensive sectors.

Target 8.3 Promote development-oriented policies that support productive activities, decent job creation, entrepreneurship, creativity and innovation, and encourage the formalization and growth of micro-, small- and medium-sized enterprises, including through access to financial services

Target 9.4 By 2030, upgrade infrastructure and retrofit industries to make them sustainable, with increased resource-use efficiency and greater adoption of clean and environmentally sound technologies and industrial processes, with all countries taking action in accordance with their respective capabilities.

Through which our design considerations and projects value-chain we collaboratively impact

Target 8.4 Improve progressively, through 2030, global resource efficiency in consumption and production and endeavor to decouple economic growth from environmental degradation, in accordance with the 10-Year Framework of Programmes on Sustainable Consumption and Production, with developed countries taking the lead.

SDG 13 Climate Action.

Target 13.1 Strengthen resilience and adaptive capacity to climate-related hazards and natural disasters in all countries.

Target 13.2 Integrate climate change measures into national policies, strategies and planning.

SDG 6 Clean Water and Sanitation

Target 6.2 By 2030, achieve access to adequate and equitable sanitation and hygiene for all and end open defecation, paying special attention to the needs of women and girls and those in vulnerable situations.

Target 6.a By 2030, expand international cooperation and capacity-building support to developing countries in water- and sanitation-related activities and programs, including water harvesting, desalination, water efficiency, wastewater treatment, recycling and reuse technologies.

SDG 7 Affordable and Clean Energy.

Target 7.2 By 2030, increase substantially the share of renewable energy in the global energy mix.

Target 7.3 By 2030, double the global rate of improvement in energy efficiency.

SDG 12 Responsible Consumption and Production.

Target 12.2 By 2030, achieve the sustainable management and efficient use of natural resources.

Target 12.6 Encourage companies, especially large and public-sector companies, to adopt sustainable practices and to integrate sustainability information into their reporting cycle.

SDG 17 Partnerships for the Goals

Target 17.17 Encourage and promote effective public, public-private and civil society partnerships, building on the experience and resourcing strategies of partnerships.

SETS leads Smart mobility solutions that enhance multi-modal transportation and non-fossil fuel mobility solutions, as well as roads designs that embrace routes optimization & low-carbon emission trips.

Sustainable and green design concepts are also manifested in urban planning and landscape solutions that incorporate sustainability practices, biodiversity considerations, mitigate heat island effects and improve well-being and air quality. Our designs demonstrate resilience, support sustainable transportation options, and enhance well-being and active lifestyles within communities and society.

We also provide sustainable waste management and environmental solutions that enhance ecosystem preservation, biodiversity enhancement, and air quality.

In our designs, we integrate green sustainable design concepts, targeting resource conservation, climate change impact mitigation, include biodiversity considerations and ecosystems preservation. We provide designs that sustain water conservation principles and promote circularity whenever applicable through incorporating green infrastructure in stormwater management alongside traditional storm management solutions. We seek resilient infrastructure solutions that can mitigate climate change impacts and extreme weather events.

We also provide solutions that adopt energy optimization pursuits and incorporate renewable energy solutions whenever feasible, which in turn result in lower carbon emissions.

Additionally, we provide concept CSR advisory services to clients oriented toward integrating sustainability requirements into communities and society.

SETS is the partner of choice for international organizations, public agencies, and visionary developers, delivering transformative solutions across the region through successful public-private and civil society partnerships.



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SUSTAINABILITY- DRIVEN PROJECTS PROFILE
PORTFOLIO HIGHLIGHTS

MEASUREMENT AND VERIFICATION SERVICES FOR ENERGY EFFICIENCY PROJECTS– KSA

Since 2022, SETS has been supporting the Saudi Energy Efficiency Center (SEEC) in advancing energy efficiency initiatives across public sector facilities in the Kingdom under the Super ESCO Tarshid program. Through this long-term engagement, SETS provided engineering consultancy services that ensure energy projects can effectively deliver measurable energy savings and emissions reductions. The project focused on the review of energy projects during the early stages of the project starting from the detailed facility study, post implementation, and the annual measurements and verification report (M&V report). The project extended over two years and included reports reviewing, site visits, undergoing measurements and in addition to the updating local measurements and verification guideline.

SETS scope of works included the following:

- › Review of M&V reports after detailed facility study (DFS) for number of projects in main cities in kingdom.
- › Review of reports for post implementation.
- › Review of reports for Annual Measurement & verification report (M&V).
- › Conduct site measurements to verify the submitted calculation.
- › Prepare site measurement and visits reports.
- › Establish project database for the audited & reviewed projects.
- › Update & amend local M&V guidelines.

Energy efficiency is one of the key pillars in combating climate risks by reducing carbon emissions. It includes energy saving measures as part of retrofitting old facilities with new energy-efficient systems as part of a large transformation within the public facilities; Governmental buildings, schools, universities, and street lighting. The aim of this project is to make these facilities more sustainable, producing fewer emissions, and to reduce energy consumption in public facilities.

The project is aligned with Saudi Vision 2030 objective of achieving energy saving and reduce the country's fossil fuel consumption.



SUSTAINABLE RURAL SANITATION SERVICES PROGRAM FOR RESULTS - EGYPT

The overall objective of the Sustainable Rural Sanitation Services Program for Results (SRSSP) is to enhance rural sanitation services as well as strengthen institutions and policies for increasing access to sanitation services in the Delta Governorates in Egypt. This is achieved through improving operational systems and practices of the Water and Sanitation Companies (WSCs) to enhance sustainability of service delivery and strengthen the national framework of the sanitation sector.

The SRSSP Additional Finance is built on the success and strong impact of the previous phase by expanding the geographical coverage to Menoufia, Gharbia, and Damitta governorates. The program aims to extend access to sanitation services to 178,317 household connections and is co-funded equally by the World Bank and The Asian Infrastructure Investment Bank through a 600 million USD loan to the Government of Egypt.

SETS is responsible for all program management activities including program management support for the client, investment planning, supporting the procurement process, project time and cost control, quality management and health and safety management and will operate through a main office in Cairo and three satellite offices in Damitta, Menoufia and Gharbia.

SETS, as Project Management Consultant (PMC) for the Sustainable Rural Sanitation Services Program for Results (SRSSP) - Additional Phase, was honored with the Social Impact Project of the Year 2025 award at the MEED (Middle East Economic Digest) Project Awards in Dubai, UAE. The award recognizes the MENA project with the greatest "contribution to public well-being and lasting benefit to communities, improving quality of life and creating long-term positive change."

This program financed by The World Bank and Asian Infrastructure Investment Bank (AIIB) was delivered in partnership with the Egyptian Ministry of Housing, Utilities, and Urban Communities' Program Management Unit (Ministry of Housing - Egypt) and Talaat & Imam Consulting Engineers. The wide social impact can be highlighted through the following achievements in numbers as:

- **9 Wastewater Treatment Plants constructed & upgraded.**
- **1000 km + Sewer Networks constructed & upgraded.**
- **45 Nile Delta Villages** received safe sanitation through the program.
- **120,000 Households** were reached as services extended across 3 Nile Delta governorates.
- **42 Interlinked Design Packages** developed & integrated.
- **5000+ Workers** at peak activity across its sites.

The project is aligned with Egypt Vision 2030 objectives of: Well-developed infrastructure; Providing Basic and Adequate Services goal.





AIN SOKHNA INDUSTRIAL PARK 02 (ORASCOM IP)

ORASCOM GREEN HUB ECO INDUSTRIAL PARK – EGYPT

As part of Egypt's ambition to strengthen its industrial and logistics capabilities, SETS is supporting the development of a major industrial hub in Ain Sokhna within the Suez Canal Economic Zone (SCZone) in Egypt.

Developed by Orascom Industrial Parks (Orascom-IP), a subsidiary of Orascom Construction PLC, this large-scale project is designed to serve as a strategic gateway for manufacturing, logistics, and support services, benefiting from its proximity to key national and international transport corridors.

Through its role in master planning and infrastructure design, SETS ensures that the 3.5 km² industrial park is planned as a functional, efficient, and environmentally responsible development balancing operational performance with sustainability considerations to support long-term industrial growth.

SETS is responsible for the master planning and infrastructure design of the industrial park, ensuring that the development meets both functional and environmental standards.

SETS scope of works includes the following:

- › Detailed Master Plan; Comprehensive planning to optimize land use, ensuring efficient layout and integration of industrial activities.
- › Detailed Road Design & Traffic Impact Study (TIS),
- › Detailed Infrastructure Design.
- › Tender Management.

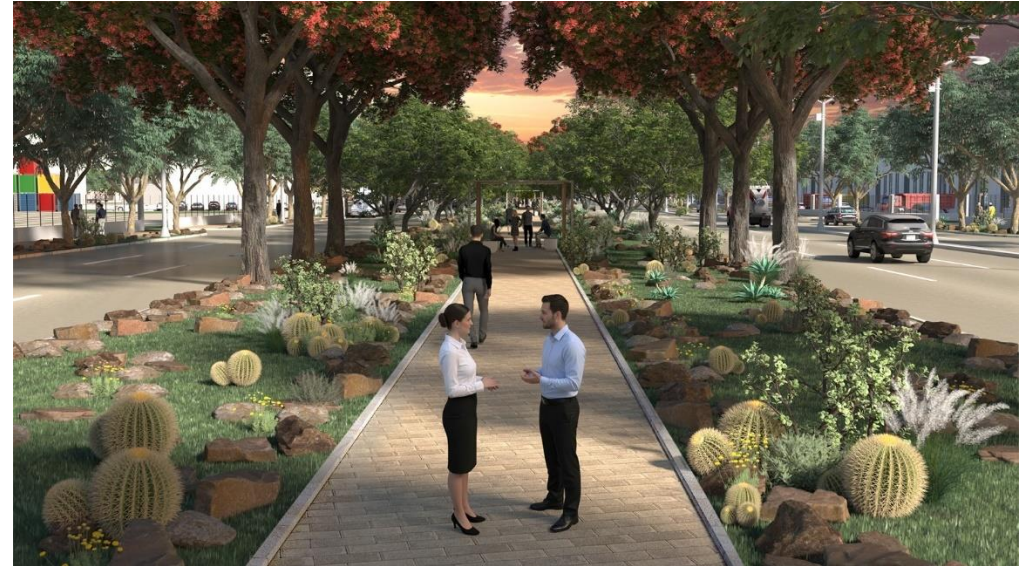
SETS also proposed concept-level CSR initiatives aligned with sustainable objectives, as a collaborative part of the social impact integrated view of the project.

Orascom Green Hub Eco Industrial Park project in Ain Sokhna demonstrates a comprehensive integration of sustainability international and local frameworks and standards, specifically best engineering practices and compliance with SC Zone Industrial Development Guidelines alongside UNIDO's International framework for Eco-Industrial Parks (v2.0, 2021) requirements. This approach not only positions the project for future certifications but also establishes robust operational foundations through integrated environmental management practices, setting a new benchmark for sustainable industrial development.

The master plan's approach to social sustainability places human experience at its core, through adopting Master planning designs that enhance site livability and users' well-being and productivity. Through the integration of green spaces and community facilities, the project creates an environment that promotes both productivity and comfort. The emphasis on walkability and integrating non-motorized transportation infrastructure transforms the traditional industrial park model into a more livable space. Strategic buffer zones and green corridors serve multiple purposes, managing the microclimate while mitigating noise and pollution through carefully considered spatial planning.

Economic sustainability and operational efficiency are achieved through innovative design approaches that maximize resource utilization. The strategic clustering of industries creates opportunities for industrial and urban symbiosis, enabling businesses to share resources,

infrastructure and circular economy practices effectively. The project's sustainable design features and functional green spaces not only reduce operational costs but also contribute to increased land value, creating a compelling economic proposition for stakeholders.



Environmental innovation and climate resilience stand out with comprehensive water management and conservation strategies. The system incorporates smart irrigation, water recycling capabilities, consumption monitoring, green infrastructure and climate-adapted vegetation, with potential rainwater harvesting. Energy efficiency is addressed through multiple initiatives, including solar-powered street lighting and energy management guidelines for buildings and in-plot solutions. The waste management approach is equally comprehensive, featuring a centralized waste depot for waste collection, distribution and potential recycling as a base for sustainable waste management planning, along with the in-plot (factories) waste pre-processing management plans that optimizes material flows and embraces circular economy principles.

This eco-industrial park project represents a paradigm shift in industrial development, demonstrating how careful integration of social, economic, and environmental considerations can create a sustainable and resilient industrial ecosystem.

The project is aligned with Egypt Vision 2030 objectives of: Diversified, Knowledge-based, and Competitive Economy; Manufacturing Revitalization goal.

To learn more about Orascom Green Hub project, scan this Code or click it as a link.



BAGHDAD SUSTAINABLE FOREST CITY CMP – IRAQ

Envisioned as a new model for sustainable urban living, Baghdad Sustainable Forest City represents a bold transformation of arid land into a vibrant, nature-integrated urban destination in the Musakkar district, southeast of Baghdad. Spanning approximately 1,250 hectares, the development brings together commercial, shopping, working, leisure, entertainment, and cultural activities.

Through its comprehensive engineering consultancy services, SETS supports the realization of this vision by providing integrated transport, utilities, sustainability, and hydrology support expertise across multiple planning stages, ensuring the city evolves as a resilient, resource-efficient, and people-centered environment that balances urban growth with nature, wellbeing, and long-term sustainability.

SETS is engaged to provide comprehensive consultancy services, including transport, utility, sustainability, and hydrology engineering support, to ensure the realization of this ambitious vision through various planning stages.

SETS scope of works includes the following:

- › Concept Master Plan
- › Transport Strategy
- › Utility Strategy
- › Hydrology Strategy
- › Sustainability Strategy

In this project, Sustainability strategy was based on the performance-based certification system developed by the Gulf Organization for Research and Development (GORD); Global Sustainability Assessment System (GSAS) as the requested sustainability guideline reference by the client for the sustainable design aspects.

The targeted sustainability objectives were achieved through alignment of the project ultimate goals with high-level objectives, as Iraqi vision 2030 and the global UN Sustainable Development Goals (SDGs) relevant to the project, and the second level of alignment was on the design level, to achieve state-of-the-art sustainable designs through alignment with project-relevant, feasible and applicable sustainability measures in reputable sustainable design frameworks like GSAS, LEED ND (Green infrastructure, MP, and mobility approaches) and best engineering practices.

The core sustainability categories as covered and recommended in GSAS; Urban Connectivity, Site, Energy, Water, Materials, Cultural and Economic Value, Management and Operations, were integrated in a sustainable design checklist to be incorporated in the design strategy and considerations among different disciplines, as well as sustainable operation recommendations.

The project is aligned with Iraq Vision 2030 objectives of:
Sustainable Environment
Goal (5-1): Reduce environment pollution and greenhouse emissions.
Goal (5-2): Efficient use of water resources.
Goal (5-3): Environmental conservation.
Goal (5-4): Develop the consumption and production patterns to achieve environmental sustainability.
Goal (5-5): Protect biodiversity and revive the Mesopotamian marshes.



RIYADH BOULEVARD DISTRICT PROJECT IN RIYADH

As Riyadh continues to evolve into a vibrant, world-class urban destination, SETS has been engaged to support the early planning of the Riyadh Boulevard District, a large-scale mixed-use development designed to enhance the city's entertainment, leisure, and public realm offering. Awarded by Osool Integrated Real Estate with SELA leading the development, the project focuses on shaping a cohesive vision for a 2.38 million square meter site comprising six interconnected plots. SETS contributes to the development of a strategic concept master plan that balances functionality, connectivity, and placemaking, laying the foundation for a dynamic, people-centered district aligned with Riyadh's long-term urban ambitions. Within this site, there are three developed areas, totaling approximately 1.76 million square meters, distributed as follows:

Boulevard World

Boulevard City

Kingdom Arena

The remaining 3 undeveloped areas, approximately 620 sq km, will comprise of highest and best use complementary functions.



The development is facing severe traffic congestion issues in and around the development.

SETS scope of works included the following:

- › Concept design of wet utilities networks.
- › Concept design of dry utilities networks.
- › Development of short- and long-term traffic solutions for the project and its surroundings.
- › Hydrologic and environmental analysis.
- › Sustainability.
- › Fire and Life safety.

The Masterplan is guided by the following core principles:

Enhancing Connectivity
Promoting a Healthy and Active Lifestyle
Public Space and Sustainability
Sports Boulevard Connection

The Masterplan promotes sustainability by creating a walkable, climate-responsive, and low-carbon district. Key strategies include shaded pedestrian routes, water-based cooling features, and selective air-conditioned walkways to reduce heat stress and energy consumption.

A strong soft-mobility network, including pedestrian boulevards, cycling paths, autonomous shuttles, and metro connectivity reduces car dependency and emissions.

The design integrates green public spaces, pocket parks, cultural walkways, and landscape buffers that enhance biodiversity and urban livability. Mixed-use development

and compact urban planning optimize land use while providing accessible community facilities such as schools, clinics, mosques, and recreation areas.

The district supports innovation, economic resilience, and smart-city principles through the Multipurpose Tech Hub and mixed-use clusters.

Overall, the plan advances Riyadh's sustainability goals by aligning environmental performance, social well-being, and efficient mobility with the UN Sustainable Development Goals.

The masterplan aligns with the objectives of Saudi Vision 2030, particularly its focus on enhancing entertainment, culture, and recreational opportunities.





6. HIGHLIGHTS OF CORPORATE SOCIAL RESPONSIBILITY (CSR) 2025 ACTIVITIES

In 2025, SETS officially launched its first Corporate Social Responsibility (CSR) program, designed in alignment with the United Nations Sustainable Development Goals (SDGs). This milestone reflects our shared commitment to advancing sustainability through awareness, capacity-building, and meaningful action. Our initiatives aim to drive positive change and make a lasting impact on our communities at the environmental, social and economic levels through alignment with UN SDGs 1, 3, 4, 8, 10, 11, 12, 13 and 15, as detailed in this section.



TOWARDS A GREENER FUTURE

A HAND PLANTS... AND THE LAND PROSPERS – PLANTING 10,000 SEEDLINGS - KSA

In alignment with the UN Sustainable Development Goals; SDG 15 Life on Land, SDG 13 Climate Action and SDG 17 Partnerships for the Goals, and in collaboration with the National Center for Vegetation Cover Development and Combating Desertification, SETS contributed to the planting of 10,000 seedlings at Aba Samri National Park in Marat Governorate, in conjunction with International Volunteer Day 2025, under the slogan “A Hand Plants... and the Land Prospers”.

The initiative marked our commitment to environmental sustainability, community engagement, and alignment with Saudi Vision 2030.



TREE PLANTING EVENT IN PARTNERSHIP WITH SHAGARHA NGO - EGYPT

In alignment with the UN Sustainable Development Goals; SDG 15 Life on Land, SDG 13 Climate Action and SDG 17 Partnerships for the Goals, and in collaboration with Shagha for Sustainable Development and the students of Al Amal Elementary School in Sheikh Zayed, Egypt, a team from SETS Cairo planted 100 lemon and orange trees. These trees were chosen for their ability to thrive in the local environment, helping improve air quality, support biodiversity, and create a healthier school setting. The project is also estimated to offset 2.2 tons of CO₂ annually.



In addition to spreading environmental awareness among young generations, through delivering an inspiring story on the importance of trees, as well as interactive session with Shagha volunteers who guided the children in planting their own pots through a visit to Dar Alhaq Orphanage in another event.

TOWARDS SUSTAINABLE CIRCULAR ECONOMY

SECURE & RESPONSIBLE E-WASTE RECYCLING AT SETS CAIRO - EGYPT

In alignment with the UN Sustainable Development Goals; SDG 12 Responsible Consumption and Production, SDG 13 Climate Action and SDG 17 Partnerships for the Goals, SETS Cairo office has partnered with Greest, a certified e-waste recycler and trusted provider of IT asset disposal (ITAD) solutions in Egypt and the wider Middle East and North Africa (MENA) region, to ensure the secure and responsible recycling of our corporate electronic waste through certified IT Asset Disposition (ITAD) practices.

Driven by our value of care, this initiative reflects SETS' proactive approach to environmental stewardship and responsible corporate operations.

Electronic waste is one of the fastest-growing environmental challenges worldwide. When improperly disposed of, it releases toxic substances that harm soil, water, and ecosystems. By responsibly recycling our old computers, monitors, and electronic equipment, we help ensure that valuable materials re-enter the circular economy instead of accumulating in landfills.

By taking these steps, we reaffirm our commitment to operating responsibly and contributing to a more sustainable future.



SETS has successfully diverted **100%** of its e-waste from landfills and ensured the eco-friendly and responsible disposal of hazardous waste, making a tangible difference in reducing its ecological footprint and positively impacting the environment by recovering valuable materials.

www.greest.com

Figure 1 - The Green E-Waste Disposal badge

The Green E-Waste Disposal badge is presented to businesses that proactively engage in environmental stewardship by preventing e-waste accumulation and promoting the 3Rs concept; reducing, reusing, and recycling within their organizations, thus contributing to a positive environmental impact.

CLOTHES DONATION IN PARTNERSHIP WITH BANK AL KESAA FOUNDATION – EGYPT

We believe that every step counts along the path of materials reuse in pursue of circular economy sustainable practices.

SETS team in Egypt organized a meaningful initiative to celebrate Eid al-Adha. With dedication and care, staff members came together to sort and pack clothing donations that will be distributed to families and individuals in need through the Egyptian Clothing Bank.

The initiative is aligned with the UN Sustainable Development Goals; SDG 12 Responsible Consumption and Production, SDG 1 No Poverty and SDG 17 Partnerships for the Goals.



TOWARDS EMPOWERING FUTURE ENGINEERS .. SETS FORWARD FOCUS

ERSTM WORKSHOP AT KFUPM DAMMAM – KSA

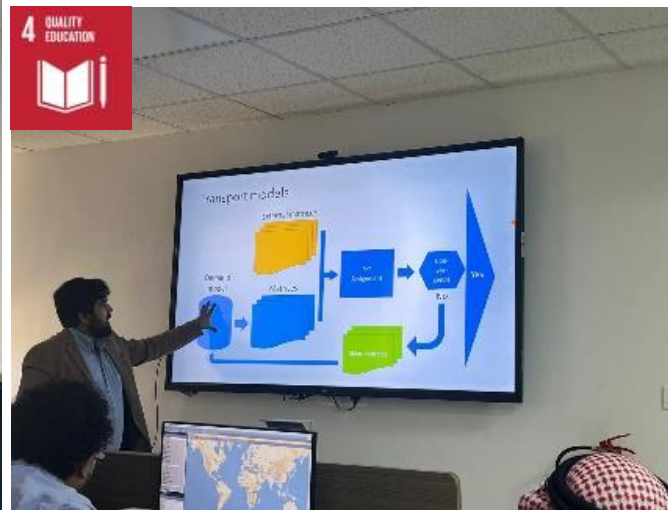
In alignment with UN SDG 4 Quality Education, a workshop titled “Introduction to the ERSTM with PTV VISUM” took place at King Fahad University of Petroleum and Minerals (KFUPM) in Dammam and was conducted by our colleague Eng. Ahmad Aftab.

This five-hour intensive session brought together twenty MSc and PhD students, reflecting SETS' commitment to its value of versatility, demonstrated through interdisciplinarity, collaboration with academia, and the integration of multiple transport planning and modeling disciplines.

During the session, Eng. Aftab guided students through:

- Strategic and master planning methodologies
- Traffic Impact Studies (TIS)
- Key Performance Indicators (KPIs) analysis

KFUPM issued a Letter of Appreciation to Eng. Osama AlSharawneh, Dr. Zaher Al Masri, and Eng. Ahmad Aftab in recognition of SETS' valuable contribution.



SETS PARTICIPATION IN THE CAREER JOB FAIRS IN LEBANON, EGYPT AND KSA

In alignment with SDG 8 Decent Work and Economic Growth and SDG 4 Quality Education, SETS participated in six major Job Fairs across major universities in Lebanon, Egypt & KSA 2025!

SETS presence offered students the chance to learn more about life at SETS, meet members of our team, and discover the various career and internship opportunities we offer across different disciplines and offices.

Our participation reflects SETS' commitment to engaging with young talent, supporting future professionals, and showcasing the diverse career opportunities available across our offices. This participation aligns with SETS' core value of Forward Focus, as we continue to inspire the next generation of engineers and innovators.



TOWARDS HEALTHIER AND INCLUSIVE SOCIETIES

TOGETHER FOR A BETTER COMMUNITY HEALTH INITIATIVES IN LEBANON AND KSA

In alignment with the UN Sustainable Development Goals; SDG 3 Good Health and Well-being and SDG 17 Partnerships for the Goals, SETS teams in Beirut and Riyadh participated in the following initiatives:

BREAST CANCER AWARENESS INITIATIVE - LEBANON

In light of the increasing number of cancer cases affecting our community, Beirut team organized a Breast Cancer Awareness Session on Friday, October 24, in association with the Barbara Nassar Association.

The session emphasized the importance of regular checkups and timely diagnosis, which play a vital role in increasing recovery rates and saving lives.



SUCCESSFUL BLOOD DONATION CAMPAIGN IN SETS RIYADH OFFICE - KSA

A successful Blood Donation Campaign was conducted by SETS employees in the Riyadh office, in collaboration with King Fahd Medical City (IKFMC). The campaign took place on Wednesday, November 19, 2025, in support of the National Blood Donation Campaign launched by His Royal Highness the Crown Prince.



SPREADING JOY WITH ORPHANS IN LEBANON, EGYPT AND KSA

In alignment with SDG 1 No Poverty and SDG 10 Reduced Inequalities, SETS teams in KSA, Lebanon and Egypt. organized a fun day with orphans, to support them with joy, fun, gifts and elder brothers' spirit.

In celebration of the spirit of Ramadan, the SETS Egypt team proudly hosted a heartwarming day at *Dar El Samya for Orphans*.

Employees from all departments came together for a memorable iftar filled with laughter, games, and meaningful moments shared with the children.

SETS KSA supported Ensan Society for the Care of Orphans through a meaningful initiative that brought joy and laughter to a group of children during a special outing filled with engaging activities and memorable moments.

SETS Beirut team proudly hosted a heartwarming day for 50 orphans from Dar Al Aytam at X-Park in a day filled

with laughter, engaging activities, and unforgettable moments. The event concluded with a shared iftar and thoughtful gifts that lit up every child's face with a smile.



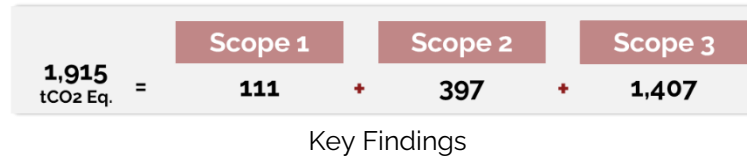
VISIT TO THE CHILDREN'S CANCER CENTER OF LEBANON - LEBANON

During the holiday season, the SETS Beirut team shared a heartwarming day with 40 children at the Children's Cancer Center of Lebanon, bringing moments of joy, laughter, and care. Through engaging activities, gifts, and support for treatment, this initiative reflects SETS' commitment to community wellbeing and social responsibility.



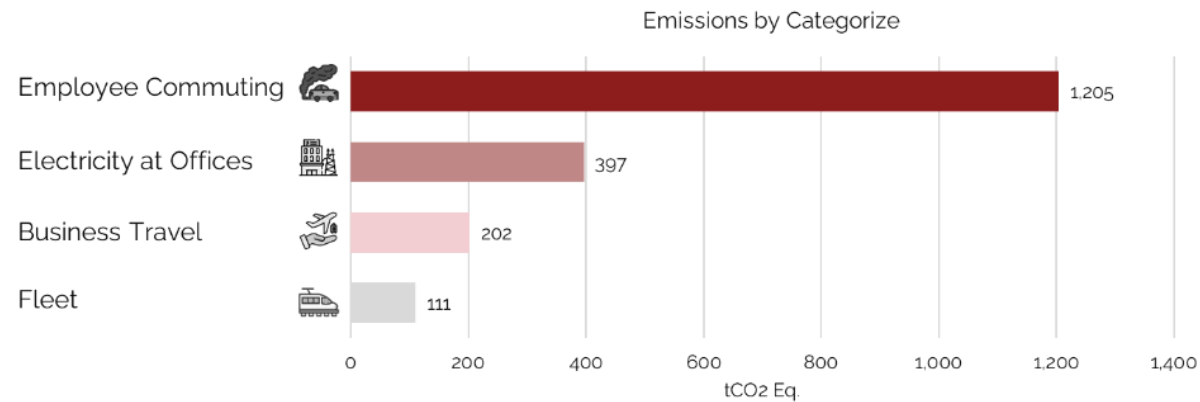
7. CARBON EMISSIONS

This section highlights SETS' first carbon footprint assessment for the baseline year **2025**, providing a transparent overview of greenhouse gas emissions across all operational scopes and geographies to support informed decision-making and future mitigation planning.

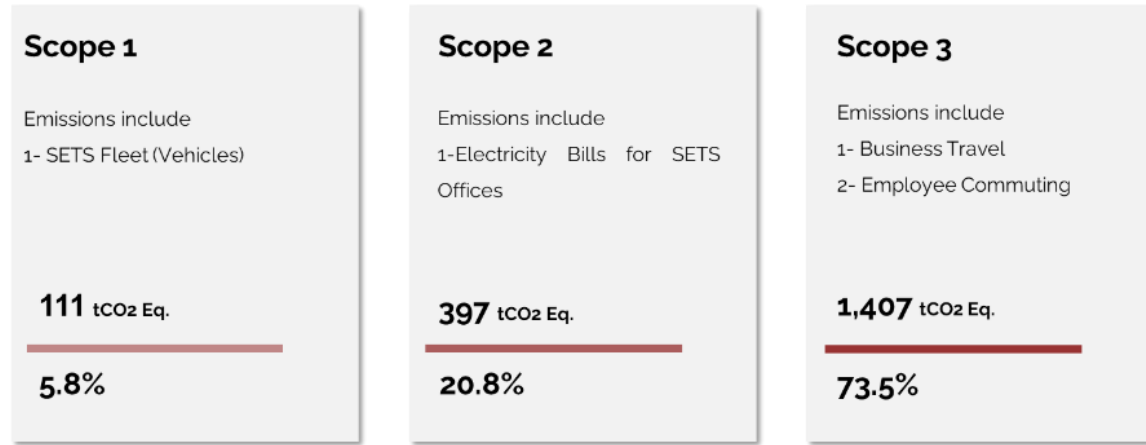


Emissions by Activities

Emissions were analyzed by **major operational activities**, highlighting electricity use, business travel, employee commuting, and company-owned vehicles as the principal contributors to SETS' carbon footprint.



Emissions by Categories



Emissions by Scopes

Geographical Distribution

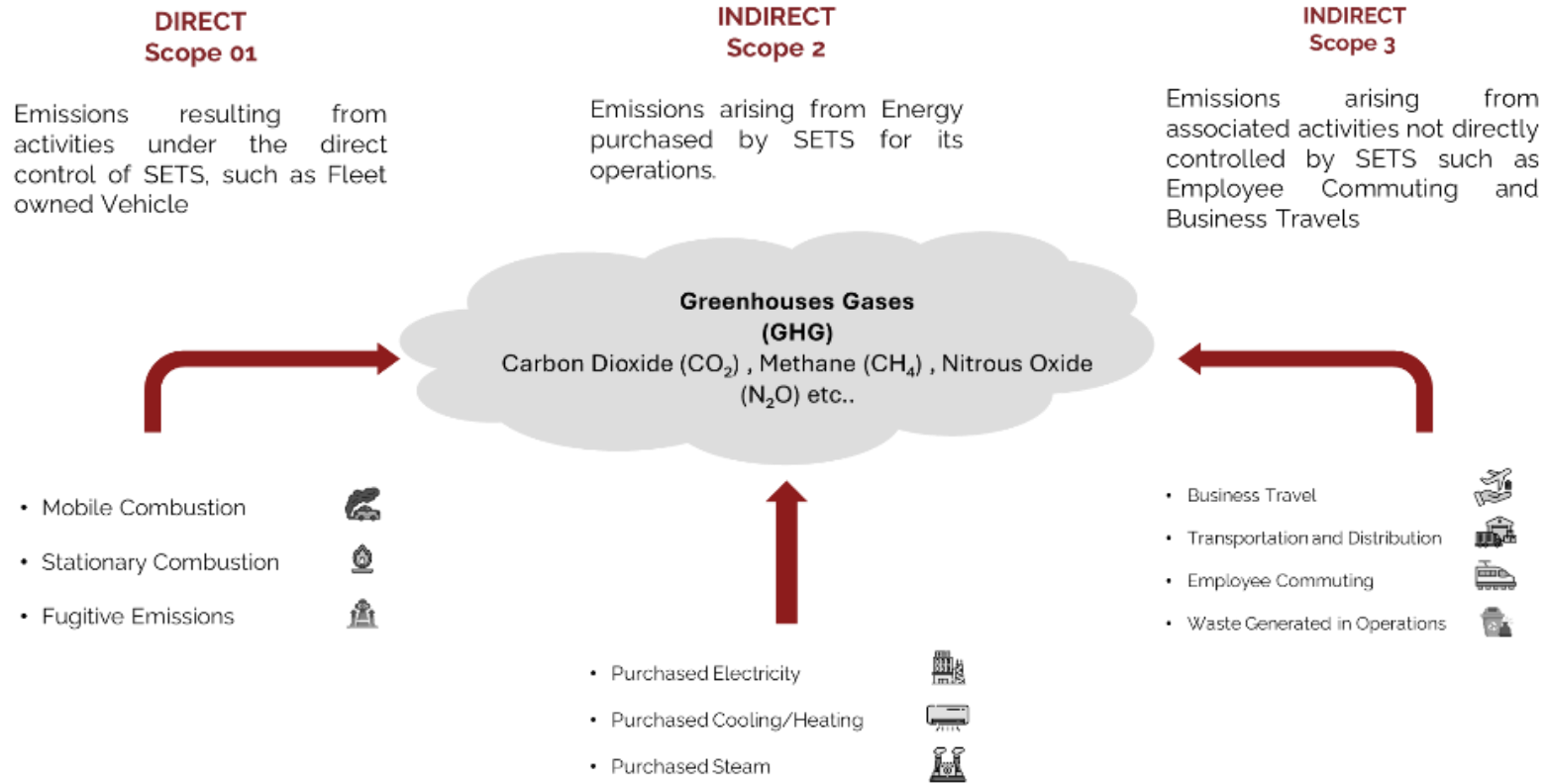
The geographical analysis shows how emissions are distributed across SETS' regional operations.



Geographical Distribution

Baseline Cover Emissions Across 3 Scopes

This figure identifies the **Green House Gases** (GHG) protocol emissions by scope.

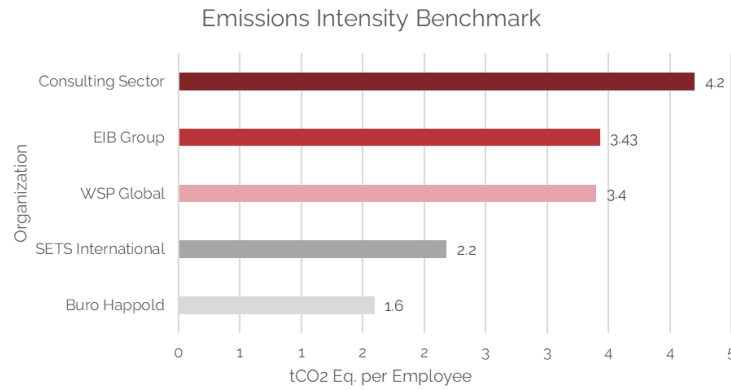


Greenhouses Gases: Several major greenhouse gases that result from human activity are included in U.S. and international estimates of greenhouse gas emissions:

Baseline Emissions Across 3 Scopes

Carbon Emissions Intensity Benchmark

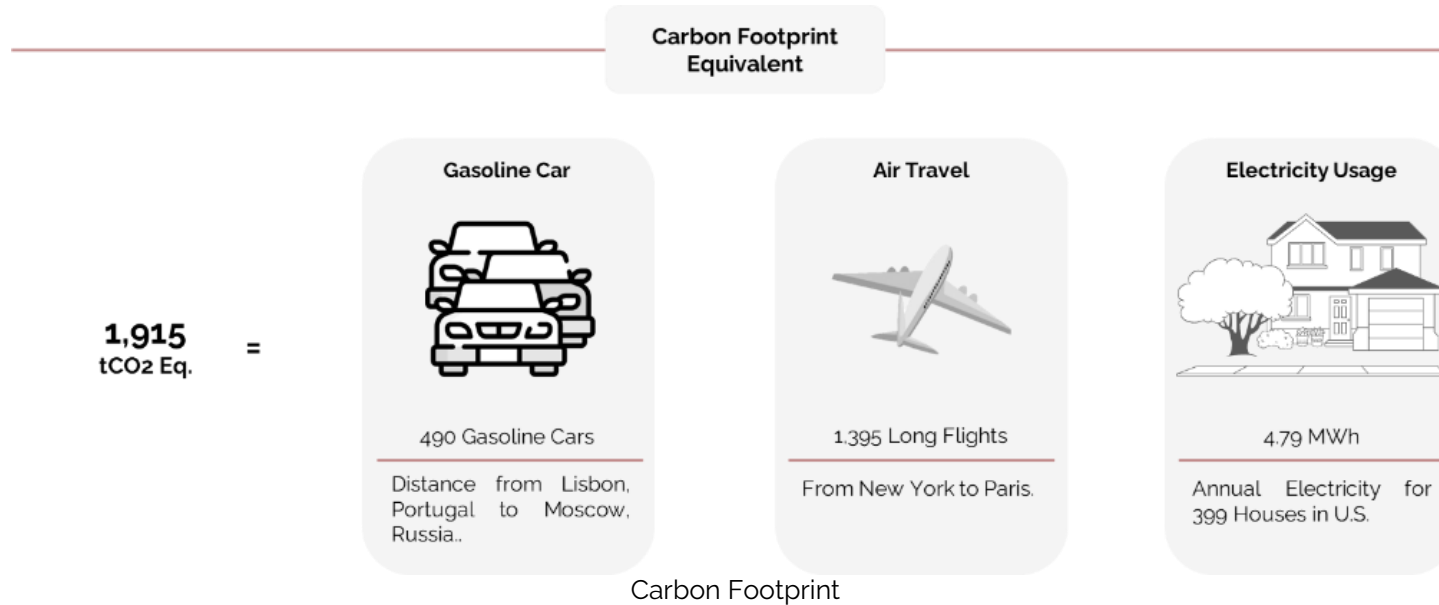
SETS' emissions intensity of **2.18 tCO₂ Eq. per Employee** is within the lower range of the **Consulting Sector** benchmark (3.80–4.20 tCO₂ Eq. per Employee). This show SETS with a **relatively low carbon footprint** compared to peers like **WSP Global** and **EIB Group**, providing a basis for **tracking progress** and **driving carbon reduction initiatives**.



Emission Intensity Benchmark

Real-World Equivalents of SETS' Carbon Footprint

To better understand the environmental impact of SETS' operations, we have translated our **carbon footprint of 1,915 tCO₂ Eq.** into real-world equivalents.



Recommendations and Mitigation Plan

SETS' carbon footprint can be effectively reduced through a combination of **behavioral change, energy transition (renewable energy), and long-term decarbonization measures.**

- **Promote Sustainable Workplace Practices:**
 - Implement awareness campaigns and energy-efficient behaviors to reduce electricity consumption and waste, directly lowering office-related emissions.
- **Reduce Employee Commuting Emissions:**
 - Encourage public transport use and introduce limited remote-working arrangements to significantly cut emissions from daily commuting.
- **Transition to Clean Energy and Efficient Offices:**
 - Implement renewable energy solar PV systems and upgrade office energy systems (Lighting, HVAC) to reduce reliance on grid electricity and improve overall efficiency.
- **Offset Residual Emissions through Nature-Based Solutions:**
 - Support tree-planting initiatives to compensate for emissions that cannot be eliminated in the short term.
- **Electrify the Company Vehicle Fleet:**
 - Gradually replace conventional vehicles with electric vehicles to eliminate fleet fuel emissions and support long-term decarbonization.

Carbon Offset & Emissions Reduction Initiatives - 2025

As part of SETS' commitment to environmental sustainability, the company has conducted sustainability initiatives to reduce its overall carbon footprint.

Trees Planting Initiatives - 2025:

- **In Egypt:** SETS planted 100 small lemon and orange trees. These trees, still in their early stages of growth, are expected to sequester approximately **2.2 tons of CO₂ per year.**
- **In Saudi Arabia:** SETS employees participated in tree and seedling planting activities as part of corporate environmental awareness initiatives. While these activities support ecosystem restoration and promote sustainability culture, they are **not considered certified carbon offsets.**

For the detailed Carbon Emissions Report, Click [here](#).



8. CULTURE AND HERITAGE

The Heritage Conservation Unit at SETS plays a central role in advancing sustainability within the company. Its work supports environmental, social and cultural sustainability, namely through the reuse and revitalization of historic buildings, while also contributing to environmental sustainability through restoration methodologies that preserve original materials and minimize ecological impact.

By safeguarding heritage architecture, the unit sustains cultural identity, traditional craftsmanship, and community life while ensuring that restoration practices reduce waste and conserve natural resources.

This combined focus demonstrates that heritage conservation is not only a cultural responsibility but also a measurable contributor to contemporary sustainability standards.

Heritage conservation at SETS is based on the understanding that historic buildings form part of a living urban fabric rather than existing as isolated monuments. The restoration work within Jeddah Historic District, a UNESCO listed world heritage site of national significance, together with conservation efforts in Diriyah and Al-Ula, aligns with Saudi Arabia's Vision 2030 and reinforces national identity, cultural continuity, and public

engagement with historic environments. Through careful restoration and adaptive reuse, buildings that had once been abandoned are now revitalized while retaining their historical integrity. Restored buildings have become community venues, boutique hotels, cultural spaces, restaurants, cafés, and artistic destinations that reconnect people to the memory, atmosphere, and architectural language of the historic city. This renewed presence encourages residents and visitors to return to the district and to rediscover its cultural and social relevance.



Sustainable Restoration Practices

Environmental sustainability is embedded in the restoration methodology adopted by SETS. The conservation approach prioritizes the maximum preservation and reuse of original building materials, which significantly reduces waste and limits the need for newly manufactured components that would contribute to carbon emissions.

Retaining coral stone in Jeddah Historic District and mudbrick in Diriyah and Al-Ula, along with timber, traditional mortars, and other historic materials, ensures that embodied carbon remains stored rather than being released through disposal.

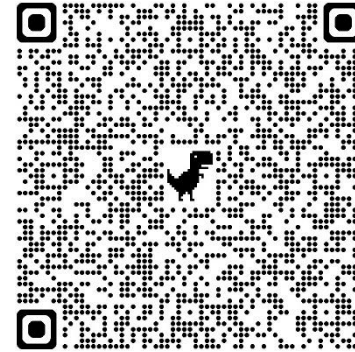
The preservation of these region-specific materials reinforces cultural continuity while supporting environmentally responsible construction. Traditional construction practices further reduce environmental impact because they rely on skilled workmanship rather than machinery with high energy consumption.

Since 2018, SETS has carried out restoration studies in Jeddah Historic District for more than 50 buildings and supervised on site restoration for 68 buildings. The work has involved detailed condition assessments, historical research, design review, technical support, and supervision of implementation. The process includes identifying non original alterations, restoring buildings to their last known authentic condition, and coordinating with authorities, craftsmen, material suppliers, and stakeholders to ensure respectful and sensitive treatment. This long-term effort has protected historic structures while ensuring that restoration aligns with best practice, technical accuracy, and cultural authenticity. Coordination with artisans and specialized workers has also preserved traditional building knowledge, reinforcing its value within contemporary construction practice.

In 2025, the restoration project in Jeddah Historic District achieved notable environmental outcomes that reflect the effectiveness of this approach. Coral stone preservation reached levels of up to 75%, with Beit Amoudi Qabel achieving the highest volume of material reuse. Restoration of original woodwork reached 91% in Beit Al Batarji, including doors, windows, roshans, and handrails. These results confirm that heritage conservation is both authentic and environmentally responsible and that preservation offers a more sustainable alternative to demolition and reconstruction. They also demonstrate that measurable environmental performance can be achieved through heritage projects, supporting the idea that conservation contributes directly to climate responsible development.



To learn more about SETS team, its intervention and implementation in Jeddah Historic District, scan this Code or click it as a link.



Social, Economic, and Environmental Impact

In alignment with SDG 11 Sustainable cities and communities, Target 11.4 Strengthen efforts to protect and safeguard the world's cultural and natural heritage, the impact of these heritage projects in Jeddah, Diriyah, and Al-Ula extends beyond architectural outcomes and contributes to sustainable development in social, economic, and environmental dimensions.

Socially, community life has returned to Jeddah's Historic District through public engagement, cultural activities, and renewed appreciation of heritage. Economically, the restored district attracts visitors, supports new business activity, and generates employment in hospitality, craftsmanship, culture, and tourism.

Also, Material reuse, responsible resource management, and sustainability reporting contribute to SDG 12 Responsible consumption and production, by promoting efficient use of resources and reinforcing accountability in sustainability practices.

Through this work, heritage conservation at SETS becomes a practical demonstration of how cultural continuity, environmental responsibility, and community revitalization can coexist within a single framework of sustainability.



9. INNOVATION

Hajj (Pilgrimage in Islam) represents one of humanity's most complex mobility events, demanding world-class planning, real-time intelligence, and sustainable strategies that prioritize safety, efficiency, and environmental stewardship. Makkah hosts one of the world's most demanding annual mobility operations during the Hajj pilgrimage. In 2025, the General Authority for Statistics in Saudi Arabia (GASTAT) recorded 1,673,230 pilgrims; 1,506,576 international and 166,654 domestic converging on a highly constrained urban environment.

Mobility systems are planned for nearly 2 million pilgrims to ensure resilience and readiness. Peak ritual days present extreme operational challenges, with some of the world's highest pedestrian densities; hundreds of thousands moving per hour between Mina, Arafat, and Muzdalifah supported by a fleet of over 20,000 buses to sustain mass movement and emergency access. The pilgrimage fixed period creates an intense concentration of trips since millions of movements occurring simultaneously across multiple mobility, and in a context where millions move concurrently, even minor operational disruptions can escalate quickly if not detected early and mitigated promptly through integrated command-and-control systems.

In partnership with the Royal Commission for Makkah City and Holy Sites (RCMC), SETS has spearheaded the development and operationalization of the Makkah Transport Control Room (TCR) which is the cornerstone of mobility during Hajj. SETS introduced advanced AI, data analytics, and integrated transport management solutions to shift Makkah's mobility operations from reactive to predictive, supporting safe, efficient, and environmentally responsible movement.

In alignment with the TCR main roles of: traffic monitoring & control, collecting & analyzing traffic data, monitoring, studying & analyzing incidents and managing & monitoring public transportation, The TCR, developed with SETS' technical leadership, acts as the central nervous system of mobility in Makkah, integrating monitoring, analysis, and decision-making across all transport modes. Positioned as a global benchmark, it supports continuous, 24/7 oversight during peak seasons.

Through utilizing innovation and sustainability-oriented technical expertise, millions of trips during Hajj were executed with maximum efficiency, safety, and environmental responsibility.

Such valuable collaboration and remarkable partnership succeeded to tackle:

- Real-Time Traffic and Crowd Monitoring
- Incident Detection and Rapid Response
- Public Transport Coordination
- Environmental and Safety Oversight
- Operational Readiness and Asset Monitoring

Through advanced technologies, AI-driven analytics, and the strategic operation of the Transport Control Room, SETS has played a transformative role in elevating mobility sustainability during Hajj 2025 and beyond.

The project is aligned with Saudi Vision 2030 objectives of:

- Pilgrim Experience Program (PEP); as elevating mobility quality, safety, and comfort.
- National Transport & Logistics Strategy (NTLS); as enhancing smart mobility and multimodal integration.
- Environmental Sustainability Goals; as reducing emissions, improving energy use, and enabling greener transport solutions.

The project directly contributes to:

- SDG 9 Industry, Innovation, and Infrastructure.
- SDG 11 Sustainable Cities and Communities.
- SDG 17 Partnerships for the Goals.



To learn more about TCR and SETS team's intervention, scan this Code or click it as a link.





10. SUSTAINABILITY IS OUR JOURNEY ... NOT JUST A DESTINATION

This first Sustainability Report marks an important milestone in SETS' journey; capturing where we stand today, while setting the foundation for where we aspire to go.

As a leading multidisciplinary engineering and consulting firm, we recognize that sustainability is not a one-time achievement, but a continuous process of learning, improvement, and responsible decision-making. This report represents the beginning of a structured approach to embedding sustainability more deeply into our operations, our people, and the projects we deliver.

Looking ahead, SETS aims to further embed a sustainability-driven culture and mindset across the organization. We plan to invest in our people through enhanced career development pathways, custom-designed technical and sustainability training programs, and awareness initiatives that empower our teams to integrate sustainability considerations into everyday decision-making. By strengthening internal knowledge and capability, we seek to ensure that sustainability remains a shared responsibility and a core part of our professional identity.

In parallel, we are committed to advancing our sustainability performance measurement and reporting practices. Future reporting cycles will focus on improving

the consistency, depth, and accuracy of ESG data, supported by more robust digital tracking tools and KPIs in alignment with GRI standards. We aim to progressively refine our carbon footprint assessment, identify meaningful reduction opportunities, and leverage data analytics and emerging technologies including AI-enabled insights and analysis to enhance performance monitoring and decision-making.

Finally, SETS will continue to ensure that its engineering consultancy services remain closely aligned with global sustainability frameworks and local development priorities. We will remain mindful of our contribution to the Sustainable Development Goals and national strategies, ensuring that sustainability considerations are embedded not only in how we operate, but in the long-term value created through our projects.





**SUSTAINABILITY
IS OUR JOURNEY..
NOT JUST A DESTINATION**