

## Environmental and Social Review Summary (“ESRS”)

### UniCCo: Pioneer Sustainable Issuance in Mexico / 15559-01

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- Scope of Environmental and Social Review.** The Environmental and Social (“E&S”) review of the proposed transaction involved the analysis of the relevant processes and procedures of the Unión de Crédito para la Contaduría Pública S.A. de C.V. (“UniCCo” or the “Program Participant”), as well as its loan portfolio for Small and Medium-Sized Enterprises (“SMEs”). Discussions were also held with UniCCo officers and management.
- Environmental and Social Categorization and Rationale.** The proposed issuance of the Sustainable Bond has been categorized as FI-2 in accordance with the IIC Environmental and Social Sustainability Policy, given that the financing will be allocated to subprojects with E&S risk levels in the low to moderate range. The underlying loans will finance social and green projects within the SME segment (excluding bridge loans), which must meet the eligibility criteria outlined in the sustainable bond framework, which is compliant with the International Capital Market Association (“ICMA”) Principles. UniCCo will not finance Category A (high risk) subprojects as per IDB Invest’s definition, nor those involving activities on the IDB Invest’s exclusions list.

UniCCo classifies an enterprise as an SME if its annual sales are up to approximately US\$13.2 million. Its credit portfolio primarily consists of three financial products: fixed-asset loans, leases, and bridge loans, with the latter destined for housing construction. The underlying loans in the SME portfolio (excluding bridge loans) have an average amount of approximately US\$647,693 and an average term of 49 months. In the overall SME portfolio, the three sectors with the largest share are: services (63.3%), industry (27.8%), and commerce (8.9%).

The transaction is considered to be aligned with the Paris Agreement based on the analysis conducted under the IDB Group Paris Alignment Implementation Approach.

- Environmental and Social Risks and Impacts.** The primary E&S risks of the transaction relate to UniCCo’s ability to identify and manage the risks associated with its financing activities within the eligible portfolio of the sustainable bond, particularly concerning sub-projects in the industrial sector. These E&S risks may involve worker health and safety, wastewater and solid waste generation, pollutant emissions, land-use change, community health and safety, labor rights, and climate change, among others. The E&S impacts and risks associated with the subprojects are considered to be moderate.
- Mitigation Measures.** UniCCo began developing the Environmental and Social Management System (“ESMS”) in the last quarter of 2025. This development aligns with the structured process that UniCCo has been implementing since early 2025 for the advancement of its sustainability strategy, a process that incorporates technical support from a specialized external advisor. This process will continue throughout the year with the aim of designing key instruments such as the sustainable investment policy, double materiality analysis, and climate risk analysis, among others, which will serve as the basis for guiding this strategy. Some of these elements may also contribute to the proper structuring and establishment of an ESMS in line with International Finance Corporation (“IFC”) Performance Standard (“PS”) 1.

As part of this institutional initiative, UniCCo has formed a sustainability committee to oversee progress in both the formulation and implementation of the strategy. Additionally, UniCCo has human resources policies in place and provides a grievance mechanism for its staff, facilitating anonymous submission of grievances.

UniCCo must ensure that all underlying loans of the asset class financed by IDB Invest comply with local E&S laws, the IDB Invest exclusion list, and the eligibility criteria of the sustainable bond framework. As part of the Environmental and Social Action Plan (“ESAP”) described in Section 5, UniCCo must finalize the development and implementation of its ESMS, which will help ensure compliance with applicable local E&S legislation and the IDB Invest exclusion list.

##### 5. Environmental and Social Action Plan (“ESAP”):

No.	Activity	Description	Deliverable	Delivery date
<b>PS 1: Assessment and Management of Environmental and Social Risks and Impacts</b>				
<b>Environmental and Social Management System</b>				
1	Implement an ESMS	Complete the development and begin implementation of an ESMS, in accordance with IFC PS 1 <sup>1</sup> and the Guidance Note <sup>2</sup> for Financial Intermediaries. The ESMS must include formal procedures for categorizing the E&S risk associated with operations, risk and impact assessments, compliance with local E&S regulations, and the application of the IDB Invest exclusion list. It should also include guidelines for the design of action plans (when applicable), the monitoring and documentation of operations, and the inclusion of E&S requirements in the underlying loan agreements. Its development must consider the clear allocation of roles and responsibilities within the institutional organizational chart.	Approved ESMS	Within 6 months from the date of signing the Bond Subscription Agreement (“CSB”, for its Spanish acronym).
		Develop and implement a training program centered on ESMS, targeting key personnel from various departments involved in its implementation, including senior management.		
3	Review of the first three transactions assessed using ESMS	Deliver the Environmental and Social Due Diligence (“ESDD”) reports and action plans (if applicable) for the first three eligible financed projects assessed using ESMS.	ESDD reports and action plans.	Upon completion of each of the first three transactions.
<b>Organizational capacity and competency</b>				
4	Capacity building and training	Appoint an E&S Officer responsible for coordinating the development and implementation of ESMS. The role and hierarchical level of the E&S Officer should be reflected in the institution’s updated organizational chart.	Updated organizational chart with the name and position of the E&S Officer.	Within 1 month from the date of signing the CSB.
		The designated E&S Officer must complete the online course on E&S risk management offered by IDB Invest.		

6. **Contact Information** For project inquiries, including environmental and social questions related to an IDB Invest transaction please contact the client (see **Investment Summary** tab), or IDB Invest using the email [divulgacionpublica@iadb.org](mailto:divulgacionpublica@iadb.org). As a last resort, affected communities have access to the IDB Invest Independent Consultation and Investigation Mechanism by writing to [mecanismo@iadb.org](mailto:mecanismo@iadb.org) or [MICI@iadb.org](mailto:MICI@iadb.org), or calling +1(202) 623-3952.

<sup>1</sup> IFC PS 1 ([access here](#)).

<sup>2</sup> IFC Guidance Note for Financial Intermediaries ([access here](#)).

<sup>3</sup> Online course “Environmental and Social Management System: ESMS in Action” ([access here](#)).