



ESG IN REAL ESTATE ISSUE 95

PNB Merdeka Ventures Enhances Operational Excellence Through Global ISO Certification Achievement



PNB Merdeka Ventures Sdn Bhd has successfully secured the prestigious ISO 9001:2015 certification, establishing a robust framework for quality management systems. This significant milestone underscores the organisation's unwavering commitment to operational excellence while fortifying its pivotal role in developing the world-class Merdeka 118 precinct. The certification serves as a testament to the group's dedication to building consistent processes that foster accountability and drive continuous improvement across all business functions.

Chief Executive Officer Datuk Tengku Ab Aziz highlighted that this achievement reflects the team's dedication to aligning practices with global best standards. By enhancing service delivery and strengthening operational efficiency, the company is better positioned to deliver quality outcomes that boost customer satisfaction. This strategic move ensures that the internal mechanisms are primed for high-performance execution.

Looking ahead, this certification provides a solid foundation as the precinct prepares for key attractions opening in 2026. PNBMV is now poised to drive long-term sustainable growth for the Merdeka 118 precinct, reinforcing its status as a symbol of national pride. The optimistic outlook suggests a vibrant future for the development as it becomes a fully operational landmark.

KPJ Healthcare and TNB Forge Historic Solar Partnership for Sustainable Energy



KPJ Healthcare Bhd has solidified a landmark collaboration with GSPARX Sdn Bhd, a Tenaga Nasional Berhad subsidiary, to establish Malaysia's largest private healthcare rooftop solar initiative. Following a successful pilot phase in 2023 involving five hospitals, this ambitious partnership expands to cover 26 additional sites nationwide. By the end of 2026, the combined installed capacity is projected to reach an impressive 5.85MWp, positioning the healthcare group as a clear leader in renewable energy adoption.

The initiative utilizes a zero capex business model, where GSPARX manages the investment, installation, and maintenance for a 20-year tenure. This strategic financial structure allows KPJ to enjoy immediate electricity savings and reduce carbon footprint without diverting capital from medical equipment upgrades. It effectively transforms infrastructure projects into operational cost-saving measures while hedging against fluctuating energy prices.

Environmental impact projections are substantial, with the project expected to achieve a carbon avoidance of nearly 5,000 metric tonnes annually. This reduction is equivalent to sequestering carbon from over 82,000 tree seedlings grown for ten years. This forward-thinking alliance demonstrates how healthcare and energy sectors can successfully converge to drive national decarbonisation efforts.

New Solar ATAP Programme Empowers Consumers with Enhanced Energy Flexibility



The Ministry of Energy Transition has announced the Solar Accelerated Transition Action Programme (Solar ATAP), set to replace the net energy metering scheme starting January 1, 2026. This progressive initiative offers greater flexibility by allowing consumers to install solar assets covering 100% of their maximum demand. Guidelines will be released shortly, promising a structured approach without specific quota allocations, though the government retains the right to manage grid stability if necessary.

A key feature of the programme is the ability for users to sell excess energy back to the grid, with non-domestic users utilizing the system marginal charge. For residential properties, the allowable capacity for three-phase homes has been increased to 15kW, providing households more room to generate clean power. This regulatory update significantly broadens the scope for self-consumption and energy independence.

This policy shift represents a positive step towards democratizing energy generation in Malaysia. By removing previous constraints and enhancing capacity limits, the government is actively encouraging wider adoption of renewable energy technologies. The programme is expected to stimulate further investment in rooftop solar solutions across both domestic and commercial sectors.

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Kuching Launches Innovative ESG Smart Poles for Real-Time Air Quality Monitoring



Kuching continues its advance towards becoming a smart city with the launch of its first Environmental, Social, and Governance (ESG) Smart Poles at two public parks. Initiated by the Kuching South City Council (MBKS) and funded by Plan Malaysia, these poles feature digital displays for real-time air quality monitoring. This technological integration empowers the public to make informed health decisions while enjoying recreational spaces, particularly benefiting vulnerable groups like children and the elderly.

Beyond environmental monitoring, the Smart Poles enhance public safety through built-in CCTVs and panic buttons, creating a secure environment for park users. The collected data is seamlessly integrated with the MBKS Smart City Command Centre, facilitating better urban planning and faster response times. This holistic approach connects cleanliness, waste management, and air quality data for smarter city management.

Deputy Premier Datuk Amar Dr Sim Kui Hian emphasized that this pilot project is a catalyst for expanding smart infrastructure across Sarawak. It demonstrates a successful collaboration between federal agencies and local councils to deliver tangible benefits to the community. The initiative sets a promising precedent for future ESG-driven urban development in the region.

Large Scale Solar and MyBEST Programs to Accelerate Renewable Energy Growth



The renewable energy landscape is set for substantial expansion in 2026, driven by key government initiatives including Large-Scale Solar (LSS), MyBEST, and CRESS programmes. These strategic frameworks are designed to significantly boost the capacity and reliability of clean energy across the nation. By providing structured pathways for development, the government aims to attract robust investment into the green energy sector, fostering a competitive and sustainable market environment.

Industry players anticipate that these programmes will unlock new opportunities for engineering, procurement, construction, and commissioning (EPCC) contracts. The concerted push towards large-scale implementation reflects a strong national commitment to meeting energy transition targets. This policy clarity provides corporate investors with the confidence needed to commit capital to long-term infrastructure projects.

The overarching sentiment for the sector remains highly optimistic, with expectations of increased project rollouts and technological adoption. As these programmes gain traction, they will catalyse the growth of the local supply chain and create high-value jobs. The year 2026 is positioned to be a transformative period for Malaysia's renewable energy journey.

Johor Special Economic Zone Catalyses Demand for Green Development Initiatives



The Johor-Singapore Special Economic Zone (JS-SEZ) is emerging as a powerful driver for renewable energy demand and ESG adoption in the southern region. Supported by the Johor Green Deal 2023 and the newly launched Green Development Policy 2030, the state is creating a conducive ecosystem for sustainable industrial growth. Developers are responding by prioritizing carbon reduction features such as solar panels and green designs to attract multinational investors seeking compliant facilities.

Prominent players like Sunway City Iskandar Puteri have already achieved Platinum status for their townships, integrating extensive solar PV systems and biodiversity initiatives. Similarly, UEM Sunrise is transforming Sireh Park into a major carbon sink, aiming to sequester massive amounts of CO₂ by 2050. These efforts highlight a shift from purely functional industrial spaces to comprehensive, sustainability-driven solutions.

The synergy between state policies and private sector innovation is creating a vibrant market for green real estate. As manufacturing supply chains face global pressure to decarbonize, Johor's proactive stance positions it as a competitive destination for future-ready investments. This trend signals robust growth potential for green infrastructure and related services in the state.

Sabah Pioneers Renewable Energy Generation with Microalgae Biomass Power Plant



Sabah is taking a bold step in green energy by leveraging microalgae biomass to support its 2040 energy roadmap goals. The Sabah Agro-Industrial Precinct has signed a memorandum with CCE Power Holdings to develop a pioneering power plant in Kimanis that utilizes microalgae as a primary feedstock. This innovative facility will employ closed-tank heterotrophic cultivation technology, allowing for continuous production without sunlight and achieving significantly higher yields than traditional methods.

The project aims to generate 30MW of clean electricity using a mix of 70% microalgae and 30% palm biomass, reducing reliance on fossil fuels. Beyond power generation, the plant will produce crude algae oil for biofuels and other high-value bio-products, creating a diverse revenue stream. This approach effectively addresses land-use concerns by minimizing the need for food crops in energy production.

Phased development is scheduled between 2025 and 2027, with 100 acres allocated for the facility. The initiative is expected to attract millions in investment and create skilled job opportunities for local communities. This venture positions Sabah at the forefront of bioenergy innovation, contributing significantly to the state's renewable energy capacity targets.

Sunview and Nestcon Units Secure Solar Power Purchase Agreements with TNB



Sunview Group and Nestcon Bhd have successfully inked Power Purchase Agreements (PPAs) with Tenaga Nasional Berhad for new solar projects in Negri Sembilan and Kedah. These agreements represent a significant achievement for both companies, securing long-term revenue visibility through the sale of renewable energy to the national utility. The projects underscore the continued momentum in Malaysia's large-scale solar sector and the strong appetite for private sector participation.

The secured contracts involve the development, construction, and operation of solar photovoltaic facilities, leveraging the technical expertise of both firms. By partnering with TNB, Sunview and Nestcon are solidifying their market positions as key contributors to the national energy transition agenda. The collaboration ensures that the projects will meet stringent grid requirements and performance standards.

Investors can view these PPAs as indicators of stable future cash flows and operational growth for the involved entities. The successful execution of these agreements reflects confidence in the regulatory environment and the commercial viability of solar energy in Malaysia. It sets a positive tone for further expansion in renewable energy assets.

Malakoff and Solarvest Consortium Seal 21 Year Solar Power Purchase Agreement



A consortium comprising Malakoff Corporation and Solarvest Holdings has formally entered into a 21-year Power Purchase Agreement with Tenaga Nasional Berhad for a massive 470MWac solar project. The development, located in Perak, will be managed by a joint special purpose vehicle, cementing a strong strategic alliance between the two industry heavyweights. Scheduled for commercial operation in early 2028, the project promises to deliver consistent long-term recurring revenue for the partners.

This venture significantly strengthens Solarvest's asset ownership portfolio, complementing its established engineering capabilities with steady income streams. For Malakoff, it represents a continued pivot towards renewable energy, reinforcing its commitment to sustainability and national energy security. The partnership leverages complementary technical strengths to ensure successful project delivery and operational efficiency.

Aligned with the National Energy Transition Roadmap, this large-scale solar initiative is set to accelerate Malaysia's clean energy growth. The collaboration demonstrates the viability of major corporate partnerships in driving infrastructure development. It stands as a testament to the robust opportunities available within the country's renewable energy landscape.

DPS Resources Signs MOU for Large Scale Solar Development in Melaka



DPS Resources, through its subsidiary DPS Energy, has signed a Memorandum of Understanding with VCI Energy to develop utility-scale solar projects in Melaka. The ambitious plan targets a capacity of up to 250MW across three strategic locations, utilizing approximately 242 hectares of land. This collaboration aims to generate substantial clean electricity annually, serving as a foundational power source for green data centres and battery storage systems.

The project is structured to facilitate long-term power purchase agreements with utilities and industrial users, ensuring a stable commercial outlook. By tapping into the growing demand for green energy from data centre operators, DPS Resources is positioning itself to capture high-value market segments. The initiative is expected to create significant recurring revenue streams upon completion.

Both parties are committed to conducting thorough due diligence and grid studies to advance towards definitive agreements. This strategic move aligns perfectly with national sustainability goals and enhances the company's footprint in the renewable sector. It represents a proactive step towards diversifying business interests into sustainable infrastructure.

Gadang Joint Venture Formalises 25 Year Solar PPA with Sabah Electricity



Gadang Holdings, in a joint venture with Hotrend Corporation, has successfully signed a 25-year Power Purchase Agreement with Sabah Electricity for a 15MWac solar plant in Tawau. The project, awarded by the Energy Commission of Sabah, will be executed by their project company, Tenaga Aspirasi Sdn Bhd. This formal agreement solidifies the commitment to design, construct, and operate the facility, with commercial operations targeted for November 2026.

The solar facility will connect directly to the Kubota main distribution substation, ensuring efficient energy distribution to the local grid. This milestone follows a competitive bidding exercise, highlighting the technical and commercial competitiveness of the Gadang-led consortium. It marks a significant progression in fulfilling the compliance obligations set by the state regulator.

For Gadang, this long-term contract secures a stable income stream and diversifies its portfolio into the renewable energy sector in East Malaysia. The successful finalization of the PPA demonstrates the company's capability to deliver infrastructure projects within the regulated energy framework. It positions the group favorably for future renewable energy opportunities in the region.

Nestlé Malaysia Achieves ESG Milestone with Record Breaking Tree Planting Initiative



Nestlé Malaysia has successfully completed Project RELeaf, achieving the monumental target of planting three million trees nationwide. Combined with its predecessor initiative, the company has now restored four million trees, marking the largest private reforestation effort in the country's history. This remarkable accomplishment was realized through robust partnerships with forestry departments and NGOs, focusing on restoring critical riparian zones and wildlife corridors.

The initiative goes beyond environmental conservation by empowering local communities through seedling production and planting activities. Over 90 communities have been engaged, creating sustainable income opportunities while fostering environmental stewardship. The project successfully regenerates habitats for endangered species like orangutans and tigers, demonstrating a holistic approach to corporate sustainability.

Looking forward, Nestlé has announced the next phase, aiming to plant an additional three million trees by 2030. The future strategy will expand into agroforestry and regenerative agriculture, integrating native trees into farming landscapes. This continued commitment reinforces Nestlé's leadership in ESG practices and its dedication to Malaysia's climate resilience.