

General Environmental Terms and Conditions for Zurich Airport

JULY 2026

1. Content and Applicability

The current general environmental terms and conditions apply to all contract parties of Zurich Airport Ltd. with business activity at the Zurich Airport location. Agreements differing from the current terms and conditions are to be documented and to be submitted to the Environmental Department of Zurich Airport Ltd. for approval. The general terms and conditions are based on art. 19 of the operating manual for Zurich airport.

2. Environmental Regulations and Legal Provisions

The contract partner is obliged to adhere to the environmental conditions and legal requirements as set forth by Zurich Airport Ltd.. This also applies to all not explicitly mentioned legal provisions.

3. Documentation and Information Duty

The contract partner provides all environmentally relevant data to Zurich Airport Ltd. free of charge and informs on all direct environmental impacts caused by its business activity. Zurich Airport Ltd. defines type and scope of the required data.

Zurich Airport Ltd. publishes information on the environmental impacts of the whole system Zurich airport.

4. Confidentiality

Both parties will not disclose any information from the other's business activity that is not generally obtainable or generally known. Both parties take all measures required to prevent any third party to obtain such information. This also applies to all employees of both parties.

5. Cooperation

The contract partner commits to cooperate with Zurich Airport Ltd. in environmental protection to improve the eco-efficiency of the airport. The contract partner in particular supports Zurich Airport Ltd. in implementing environmental measures. The contract partner indicates a point or person of contact for environmental matters to Zurich Airport Ltd..

6. Specific Requirements

6.1 Waste and Recyclables

The contract partner commits to collect waste and recyclables according to the provisions set forth by Zurich Airport Ltd. and to separate them into the specified fractions as to enable e.g. paper/cardboard, plastics, PET and wood to be brought into proper treatment. The use of single-use plastic is to be avoided where economically viable alternatives are available.

The disposal of all waste and recyclables is done by Zurich Airport Ltd.. Exceptions may be granted to a tenant by Zurich Airport Ltd. after prior approval of a proper disposal concept.

Waste and recyclables of any kind may only be stored in specified locations and in a manner that respects requirements of occupational health, hygiene at work and preventative fire code. Tenants who dispose of waste themselves are obliged to provide suitable containers at their own costs for separation and storing of waste and recyclable, label them properly and place them at locations approved by Zurich Airport Ltd.

Tenants disposing of waste themselves report the amount of disposed waste and recyclables of the previous year to Zurich Airport Ltd., Environmental Department, until January 31st.

6.2 Water, Waste Water

Depending on the utilization, additional waste water pre-treatment has to be done on-site. This applies in particular, if by the type of business of the tenant significant amounts of oil, grease or beverage residues go into the waste water. The functionality of the sewage treatment has to be checked monthly and has to be recorded. Zurich Airport Ltd. retains the right to implement additional measures and requirements for water savings or waste water pre-treatment.

6.3 Energy

The contract party actively supports Zurich Airport Ltd. in the optimization of the energy efficiency according to the large consumer contract with the Canton of Zürich and the reduction of the (primary) energy consumption. In the procurement of devices, machinery and lighting, energy-efficient products are to be preferred (e.g. energy label). The installation of energy-relevant interior devices requires a permission. Required is a declaration of need and energy consumption handed in to Zurich Airport Ltd., HLKKS. Zurich Airport Ltd. retains the right to implement additional measures and requirements for energy savings.

6.4 Air Quality and Climate Protection

The contract party has to take all operationally and economically bearable measures for clean air and climate protection. Of particular reference are the exhaust maintenance conditions for motor vehicles, art. 10, para 4 and 5 of the "Bodenverkehrsordnung" for the non-public airport area. In addition, new vehicles to be put into operation at Zurich Airport must not generate any fossil greenhouse gas emissions during operation, provided this is economically and operationally feasible. Zurich Airport Ltd. retains the right to implement additional measures and requirements for improving the air quality and for climate protection.

6.5 Traffic

The contract party actively supports Zurich Airport Ltd. to achieve a modal split (share of public transportation trips on the total trips) of 46% in 2030 which is endorsed by the Federal Office for Civil Aviation. The contract party promotes the use of public transportation by the staff for their commute. If parking passes for employees are subsidized, then the usage of public transportation has to be subsidized in the same amount.

6.6 Hazardous Goods and Substances

Separate conditions apply to the handling, transport, treatment and storage of hazardous goods and substances. Goods and substances that present a fire or explosion hazard, combustible liquids or gases, radio-active substances, chemicals or other environmentally hazardous goods and substances have to be stored in dedicated containers, lockers and rooms, be labelled and protected from unauthorized access.

7. Cost Bearing

Each contract party has to bear the costs according to the polluter-pays-principle.

8. Special Conditions

The general environmental terms and conditions regulate the minimum standard at Zurich airport. If the type of business of the contract party requires special conditions for environmental protections, then they have to be documented in written and submitted to Zurich Airport Ltd., Sustainability Department for approval.

The advanced electronic signature in accordance with the Federal Electronic Signature Act (ZertES) of March 18, 2016 (SR 943.03) or in accordance with the eIDAS Regulation (EU) No. 910/2014 of July 23, 2014 is equivalent to a handwritten signature and fulfills the contractually agreed written form requirement.