

Environmental Policy 2023–2027

Residence Villa Collina

Environmental Policy

Residence Villa Collina recognizes that one of the main factors ensuring its tourism business is respect for the environment. Tourism and the environment are closely intertwined: sustainable development, the optimal use of natural resources, and the minimization of environmental impacts are essential elements to preserve the property's appeal over time, to maintain guest satisfaction and loyalty, and to foster an environmental culture shared by staff, guests, and the community.

Core Principles

Social responsibility: the property guarantees operations in compliance with international, national, and local conventions and regulations, in accordance with legislation on environment, health, safety, and labor.

Customer satisfaction: commitment to providing services to the highest quality standards while integrating sustainable practices.

Sustainable development: adoption of procedures and management systems that minimize environmental impacts, promoting the efficient use of natural resources.

Commitments of the Facility

Continuously assess and monitor the direct and indirect environmental impacts related to operations.

Comply with legal requirements in environmental matters, with the prescriptions of the Public Administration, and with voluntary agreements signed.

Optimize energy and natural resource consumption, promoting the use of renewable sources (photovoltaic plant with battery storage).

Prevent environmental impacts, where technically and economically feasible, pursuing continual improvement of performance.

Engage and make every employee accountable, ensuring training and awareness on environmental aspects.

Allocate adequate resources for the implementation of the environmental policy and related programs.

Regularly verify results, updating policies, programs, and procedures.

Raise awareness among staff, guests, and associated companies on environmental issues.

Contribute to the prevention of pollution.

Promote technological innovation as an instrument of sustainability.

Take part in the sustainable development of the local community.

Collaborate with suppliers and subcontractors, sharing sustainability values (sustainable supply chain).

Systematically analyze the results of the environmental management system in order to achieve increasingly ambitious objectives.

General Objectives

Comply with current environmental legislation and continuously verify updates.

Train staff to increase awareness of the environmental impacts of activities.

Rationalize the use of energy resources through:

Low-consumption lighting (low-consumption LED lighting systems).

Motion sensors and automatic switch-off systems (smart lighting systems).

Photovoltaic solar plant with battery storage.

Optimize the use of water resources through flow reducers (water-saving fixtures) and guest awareness programs.

Reduce the impact of purchasing, for example by providing eco-friendly amenities in the rooms (eco-friendly amenities).

Increase separate waste collection, promoting a culture of the circular economy.

Objectives 2023–2027

Replacement of all air-conditioning units with high-efficiency models (high-efficiency air conditioning systems).

Installation of a 10 kW photovoltaic plant with battery storage and an electric vehicle charging station (EV charging station).

Installation of reversible fans in every housing unit to reduce the use of air-conditioning (reversible ceiling fans).

Complete overhaul of the lighting system with low-consumption luminaires.

Implementation of home-automation systems for smart management of lighting in common areas.

Following the 2023 energy-efficiency works, the energy performance (Energy Performance Certificate – EPC) improved from class B to A3.

By 2026: modernization of the housing units with new furniture and fittings (furniture lifecycle management).

By April 2027: replacement of the remaining windows and doors with high-efficiency models, refurbishment of external plaster, and possible expansion of the photovoltaic plant.

Final objective: achieve energy class A4 or higher.

Procurement Policy

The objective of Residence Villa Collina is to achieve maximum efficiency in purchasing procedures, ensuring quality products and services, requiring suppliers to comply with current regulations, and promoting environmental sustainability values (green procurement policy).

Health and Safety Policy

The Management is responsible for the definition, development, review, dissemination, and implementation of the prevention policy, ensuring adequate material and human resources. Management is carried out in collaboration with designated employees and specialized prevention services, applying best practices in risk management and occupational health and safety (OHS).

Updated in September 2025

Residence Villa Collina

The Management