
News Release

PEBBLEBROOK HOTEL TRUST PUBLISHES SIXTH ANNUAL CORPORATE SUSTAINABILITY REPORT

BETHESDA, MD, OCTOBER 1, 2024 – Pebblebrook Hotel Trust (NYSE: PEB) (the “Company” or “Pebblebrook”) today announced the release of its sixth annual Corporate Sustainability Report, highlighting the Company’s 2023 performance and efforts toward sustainable business practices and responsibility to employees and stakeholders.

Pebblebrook’s 2024 Corporate Sustainability Report is aligned with international reporting standards such as the Global Reporting Initiative (“GRI”). The report includes pivotal disclosures in accordance with the Real Estate Sustainability Accounting Standard of the Sustainability Accounting Standards Board (“SASB”). It also demonstrates Pebblebrook’s proactive approach in evaluating and planning for sustainability risks following the guidelines of the Task Force on Climate-Related Financial Disclosure (“TCFD”). Additionally, the report highlights the Company’s progress towards significantly reducing its greenhouse gas emissions intensity by 35% by 2030.

Key achievements highlighted in the 2024 Corporate Sustainability Report include:

- 1 Hotel San Francisco earning LEED Gold Certification for Operations and Maintenance;
- The implementation of regular energy and water equipment maintenance across all properties; and
- Compared to the respective baseline years:
 - A 38% reduction in greenhouse gas (GHG) emissions intensity per square foot;
 - A 24% decrease in energy intensity per square foot; and
 - A 67% decline in waste intensity per occupied room.

The report also features examples of asset resiliency improvements at key properties and case studies on sustainable initiatives, including Newport Harbor Island Resort’s sustainable redevelopment and Jekyll Island Club Resort’s water conservation efforts. Further highlights include biodiversity programs at multiple properties, various sustainability certifications, and an extensive commitment to diversity, with 52% of the workforce being female and 50% of independent members of the Board of Trustees representing diverse backgrounds. Finally, the report reflects Pebblebrook’s ongoing support for charitable organizations and employee volunteerism.

Pebblebrook’s commitment to corporate sustainability principles underscores its role as a responsible corporate citizen and sets a benchmark in the hospitality industry for sustainable and equitable practices. Additionally, in 2024, Pebblebrook updated certain corporate policies to clarify language and better align with international standards.

The 2024 Corporate Sustainability Report and other related materials can be found at the following website: <https://pebblebrookhotels.com/corporate-responsibility/>

Pebblebrook’s ESG Committee consists of three independent members of the Board of Trustees, one executive officer, and three senior employees, including Phillip M. Miller (Chairperson and independent trustee), Cydney C. Donnell (independent trustee), Bonny W. Simi (independent trustee), Raymond D. Martz (Co-President and Chief Financial Officer), Gabrielle Buck (Vice President), Susan Patterson (Vice President), and Matt Klein (Director).

About Pebblebrook Hotel Trust

Pebblebrook Hotel Trust (NYSE: PEB) is a publicly traded real estate investment trust ("REIT") and the largest owner of urban and resort lifestyle hotels and resorts in the United States. The Company owns 46 hotels and resorts, totaling approximately 12,000 guest rooms across 13 urban and resort markets. For more information, visit www.pebblebrookhotels.com and follow [@PebblebrookPEB](https://twitter.com/PebblebrookPEB).

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