



EMPOWERING SUSTAINABILITY

ECCO CERTIFIED SDN BHD

03-02 Galleria Cyberjaya,
Jalan Teknokrat 6, Cyber 5,
63000 Cyberjaya, Selangor

PUBLIC SUMMARY REPORT

MALAYSIAN SUSTAINABLE PALM OIL

MSPO

Weelee Realty Sdn Bhd Organization

Weelee Realty Sdn Bhd Certified Unit

No 3730, Jalan Kesang, 77000 Jasin, Melaka Certified Unit
Address

MSPO (MS2530-3:2013) Part 3: General Principles Standard Reference
for Oil Palm Plantations and Organized Smallholders

MSPO Initial Certification Audit Stage 2 Certification Audit

Individual (Oil Palm Estate) Certification Type

Sustainable Production of Oil Palm Fresh Fruit Bunches (FFB) in Audit Scope

Compliance to MSPO Certification

Standard MS2530-3:2013 Part 3

29 June 2022 Audit Date

MSPO Certificate

ECCO-MS2530-C0098 Certificate No.

25 July 2022 till 24 July 2027 - Validity Period

25 July 2022 - Current Issue

Audit Team

Amirul Arif Ab Aziz Lead Auditor

Muhamad Nazran Nazarno Auditor

Valentino Kerish Imau Auditor

Full Report:

ECCO-RP-03_0108_ MSPO Initial Certification Audit Stage 2
Report_Weelee Realty Sdn Bhd

Written by **Amirul Arif**

EXECUTIVE SUMMARY

ORGANIZATION INFORMATION

Organization	Weelee Realty Sdn Bhd		
Certified Unit Name	Weelee Realty Sdn Bhd		
Certified Unit Address	Office Address No 3730, Jalan Kesang, 77000 Jasin, Melaka. Estate Address No 3730, Jalan Kesang, 77000 Jasin, Melaka.		
MSPO Standard Reference	MS2530-3:2013 Part 3: General principles for oil palm plantations and organized smallholders	Accreditation Body	Department of Standard Malaysia (DSM)
Organization Representative(s)	Mr. Chio Ah Kiau Managing Director E-mail: mltan2@yahoo.com Mobile: +6012 – 278 1527		
Certification Audit	MSPO Initial Certification Audit Stage 2	Audit Date	29 June 2022
Audit Team	Lead Auditor : Mr. Amirul Arif Ab Aziz Auditor : Mr. Muhamad Nazran Nazarno Auditor : Mr. Valentino Kerish Imau		
Audit Scope	Sustainable production of oil palm fresh fruit bunches (FFB)		
Certification Type	Individual (Oil Palm Estate)		
Certified Area	87.0667 Ha		
MSPO Certificate	Certificate No : ECCO-MS2530-0098 Validity : 25 July 2022 till 24 July 2027		
Other Current Certification	Weelee Realty Sdn Bhd does not hold or currently being certified under any other sustainability or ISO certification scheme		
Usage of MSPO Logo	Weelee Realty Sdn Bhd are currently not using MSPO logo in their operation and product		

DETAILS OF CERTIFIED UNIT

Certified Unit Name and Address

Certified Unit	Estate Address
Weelee Realty Sdn Bhd	No 3730, Jalan Kesang, 77000 Jasin, Melaka

MPOB License Information

Certified Unit	MPOB License	Scope of Activity	Expiry Date
Weelee Realty Sdn Bhd	503876902000	Menjual & mengalih FFB	31/01/2023

Location of the Certified Unit

Certified Unit	Locality	GPS Coordinate
Weelee Realty Sdn Bhd	Jasin, Melaka	2.30959 N, 102.45739 E

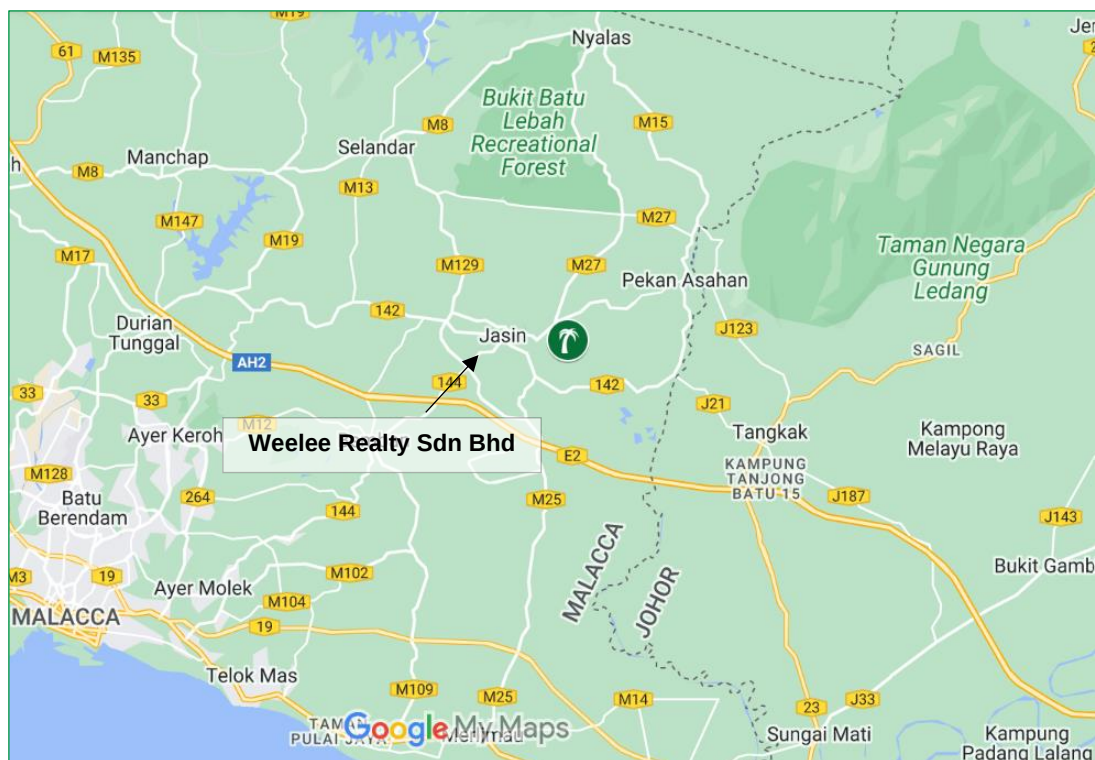


Figure 1: Location of the estate in Google Map based on its GPS coordinate

Area Statement (Hectare, Ha)

Certified Unit	Land Title	Planted	Conservation	HBV	Others
Weelee Realty Sdn Bhd	87.0667 Ha	87.0667 Ha			
Total	87.0667 Ha				

Annual FFB Production (Metric Tonne, MT)

Certified Unit	Actual 2020	Actual 2021	Projected 2022
Weelee Realty Sdn Bhd	964.14	-	-

AUDIT TEAM AND ASSESSMENT PROCESS

CERTIFICATION BODY

ECCO is a homegrown company providing certification for forward-looking business owners in the agriculture industry. Founded in 2018, **ECCO** conducts independent sustainable palm oil audits for palm oil industry players in Malaysia to MSPO 2530 series standards.

Our work environment is one in which people are committed to excellence and are working together to accomplish common goals with high ethical standards. Each **ECCO** employee is a stakeholder in the success of our company, and we are all dedicated to enhancing the success of our clients through the service we provide. **ECCO** has been providing audit services in twelve (12) states across Malaysia.

ECCO is headquartered at Cyberjaya, Selangor and is accredited by the Department of Standards (DSM) Malaysia and is also listed in the Malaysian Palm Oil Certification Council (MPOCC).

AUDIT TEAM MEMBERS - ROLE AND QUALIFICATION

Amirul Arif Ab Aziz Role: Lead Auditor Audited Principle 2 & 4	• Certified MSPO Lead Auditor • Certified EMS ISO 14001:2015 Auditor • Certified MSPO SCCS Auditor • BSc (Hons) Plantation and Agro Technology Management (UiTM) • Worked with FIMA Corporation Berhad as MSPO Coordinator
Muhamad Nazran Nazarno Role: Auditor Audited Principle 1 & 6	• Certified MSPO Lead Auditor • Certified MSPO SCCS Auditor • BEng (Hons) Chemical Bioprocess (UiTM) • Worked with Boustead Estate Agency Sdn Bhd as Assistant Mill Manager
Valentino Kerish Imau Role: Auditor Audited Principle 3 & 5	• Certified MSPO MS2530:2013 Lead Auditor • Bachelor of Social Science with Honours in Geography (UKM) • Three (3) years' experience as Environmental Officer in sustainability certifications (MSPO & ISCC) implementation

AUDIT METHODOLOGY	
Audit Objectives	- To confirm the client's management system conformation with all the audit standard requirement - To confirm that the organization has effectively implemented the planned management system - To confirm that the management system is capable of achieving the organization's policy objectives. - To make appropriate recommendations based on the audit findings
Certification Standard	MSPO (MS2530:2013) – Part 3: General Principles for Oil Palm Plantations and Organized Smallholders
Certification Type	Individual (Oil Palm Estate)
Audit Methodology	Site Audit This audit was conducted in several methods for collecting objective evidence: - Document review and data review, aiming to observe the sufficiency of types or substances from required documents - Interview with staffs and workers, aiming to obtain more detailed information and cross check the information - Consultation with contractors, suppliers, and stakeholders – to gain a better insight on social relationship of the organization - Site inspection/Field observation - to directly observe the sufficiency of implementation on site. The audit evidence obtained were based on samples of information available; thereby introduces the element of uncertainty.
Calculation of Sample Size	The sample size is determined by the following formula: $S = r \sqrt{np}$; Whereby S = sample size r = risk factor n = number of members. r is selected as per below: - Low risk: risk factor 1.0 - Medium risk: risk factor 1.5 - High risk: risk factor 2 The lowest possible sample size number is one. S = Sampling is not applicable for individual certification
Audit Date	29 June 2022
Participants	Refer to Appendix D: Participants Attendance List
Deviation from Audit Plan	None
Issues affecting the Audit Program	None
Changes to Management System since last audit	None
Unresolved issues	None

AUDIT FINDINGS SUMMARY AND RECOMMENDATION

JUSTIFICATION OF AREA OF CONCERN (AOC) FROM STAGE 1

All 20 Area of Concern (AOC) has been ratified during Stage 2 audit

AUDIT FINDINGS SUMMARY

Major Non-Conformities (NC)	-
Minor Non-Conformities (NC)	2
Observation for Improvement (OFI)	1

Refer to **APPENDIX B: Details of Non-Conformities (NC) and Corrective Actions**

PREVIOUS AUDIT RESULT (IF APPLICABLE)

No. of Non-Conformity (NC) raised from the previous audit	Not applicable for Initial Certification Audit
The audit team has reviewed the result from the previous audit (MSPO Initial Certification Audit) and verified the effectiveness of the closing of any Non-Conformity (NC) raised. As a conclusion:	
☒	All Non-Conformities raised during the previous audit has been corrected and Corrective Action or Corrective Action Plan has been carried out and implemented effectively
☐	The management system has not adequately addressed Non-Conformity (NC) raised during the previous audit and the specific issue has been re-defined in this report.

Refer to **APPENDIX C: Status of Non-Conformities (NC) Raised in the Previous Audit**

STAKEHOLDER CONSULTATION

Issues raised by Stakeholders	Refer to APPENDIX E: Stakeholders Consultation Findings
Summary	All positive comments

AUDIT CONCLUSION AND RECOMMENDATION

The audit objectives have been achieved and the certificate scope remains appropriate. Based on the audit findings the audit team concluded that:

- The management system documentation demonstrated conformity with the requirements of the audit standard and provided sufficient structure to support implementation and maintenance of the management system
- The management system is in line with the requirements of the standard and demonstrated the ability of the system to systematically achieve agreed requirements for products or services within the scope and the organization's policies and objectives.
- All Non-Conformities raised during the previous audit has been corrected and Corrective Action or Corrective Action Plan has been carried out and implemented effectively
- There was no complaint received during the field assessment and during interview with the external stakeholders.
- Throughout the audit process, the management system demonstrated overall conformance with the requirements of the audit standard.

Therefore, the audit team recommends that, based on the results of this audit and the organization commitment towards complying with **MSPO (MS2530-3:2013) Part 3: General Principles for Oil Palm Plantation and Organized Smallholders**, management system certification be continued for **Weelee Realty Sdn Bhd**.

AUDIT PROGRAM

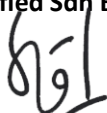
Item	Description	Man-days	Tentative Date
Initial Certification Audit	Site Audit - Stage 1	3	18 May 2022
	Site Audit - Stage 2	3	29 June 2022
Annual Surveillance Audit – Year 1	Site Audit	-	-
Annual Surveillance Audit – Year 2	Site Audit	-	-
Annual Surveillance Audit – Year 3	Site Audit	-	-
Annual Surveillance Audit – Year 4	Site Audit	-	-

Refer to **APPENDIX C: Details of Audit Plan** for the MSPO Initial Certification Audit Stage 2

Note: The actual date of the next annual surveillance audit will be discussed and decided 3 months prior to the month of planned audit.

OFFICIAL SIGNOFF

On behalf of:
ECCO Certified Sdn Bhd



Name : Nur Izzaty Iqlima Norazman
Position : Programme Manager
Date : 19/07/2022

On behalf of:
Weelee Realty Sdn Bhd

Name : Mr. Chio Ah Kiau
Position : Managing Director
Date :