Climate Active Carbon Neutral certification

Public Disclosure Statement







THIS DOCUMENT WILL BE MADE PUBLICLY AVAILABLE

Responsible entity name: The GPT Group

Building / Premises name: CBW

Building Address: 181 William Street, Melbourne , VIC 3000

Corresponding NABERS Energy

Rating number

N69123

This building CBW has been Certified Carbon Neutral (Base Building) NABERS against the Australian Government's Climate Active Carbon Neutral Standard for Buildings (the Standard) for the period 18/9/2024 to 17/9/2025.

Total emissions offset	509 tCO2-e
Offsets bought	0.00% ACCUs, 100.00% VCUs, 0.00% CERs, 0.00% VERs, 0.0% RMUs
Renewable electricity	100.00% of electricity is from renewable sources

Emissions Reduction Strategy

CBW has achieved a NABERS Energy rating of 5.5 stars without GreenPower.

Expires 17th of September 2025

Reporting Year Period	
The rating period / reporting year	1/07/2023
12 consecutive months of data used to calculate the NABERS Star rating.	to
	30/06/2024

1. Carbon Neutral Information

1A Introduction:

GPT is a global leader in environmental sustainability.

GPT's carbon neutral journey began with an aspiration to reduce its environmental impact and be an overall positive contributor to environmental sustainability. Since 2020 GWOF has achieved and maintained continuous carbon neutral operations as certified by Climate Active. By 2030 GPT has committed to deliver carbon neutral base building operations for all GPT assets.

GWOF Carbon Neutral Pathway:

- Investing heavily in dealing with the most material source of inherent emissions energy
- Eliminating Scope 2 emissions by procuring 100% renewable electricity and by installing on-site solar
- Offsetting emissions from Scope 1 and Scope 3 emissions through the procurement of offsets that additionally have positive ecological impact relating to Australian-based reforestation projects, which provide water and biodiversity co-benefits in collaboration with Traditional Owners.
- Driving waste recovery to increase A-Grade recycling rates GWOF's carbon neutral achievement is validated in line with the Climate Active Certification and GPT is also aligning its measurement methods with the international Greenhouse Gas Protocols.

1B Emission sources within certification boundary

Table 1. Emissions Boundary		
The Building has achieved Carbon	Base Building; or	
Neutral Certification for the	Whole Building.	
The Responsible Entity has defined a set building's emissions boundary (in terms of geographic boundary, building operations, relevance & materiality) as including the following emission sources		Scope 1: Refrigerants, Gas/Fuels Scope 2: Electricity Scope 3: Gas/Fuels & Electricity, Water, Waste, Wastewater.

Table 2. Declaration of excluded emissions

All emissions sources within the geographic boundary of the building that are excluded from the emissions boundary of this claim are declared below.

Emissions sources not included in this carbon neutral claim

Description & justification of the exclusion

2. Emissions Summary

Table 2. Emissions Source – Summary	t CO ₂ –e
Scope 1: Refrigerants	72.3
Scope 1: Natural gas	235.3
Scope 1: Diesel	0.8
Scope 2: Electricity	0.0
Scope 3: Natural gas	18.3
Scope 3: Diesel	0.2
Scope 3: Electricity	0.0
Scope 3: Waste	148.3
Scope 3: Water and Wastewater	33.5
Other Scope 1,2 and 3 emissions	0.0
Total Emissions	509

^{*}The emissions associated with these Products and Services have been offset on their behalf. A list of these can be found on the Climate Active website:

https://www.climateactive.org.au/buy-climate-active/certified-brands

3. Carbon Offsets Summary

				Table 4. Offsets retired						
Project Description		Registry	Date retired	Serial numbers / Hyperlink*	Vintage	Quantity **	Eligible Quantity	Eligible Quantity	for this reporting	Percentage of total (%)
	Type of offset units						(tCO2 -e) (total quantity retired) ***	banked for future reporting periods		
Renewable Solar Power Project by Shapoorji Pallonji	VCU	VERRA	20/12/2023	13274-487162559-487162710-VCS-VCU-1491-VER-IN-1- 1976-26062019-31122019-0 https://registry.verra.org/myModule/rpt/myrpt.asp?r=206 &h=229629	26/06/2019 - 31/12/2019	152	152	0	152	29.9%
Renewable Solar Power Project by Shapoorji Pallonji	VCU	VERRA	8/02/2024	13274-487169787-487169947-VCS-VCU-1491-VER-IN-1- 1976-26062019-31122019-0 https://registry.verra.org/myModule/rpt/myrpt.asp?r=206 &h=234885	26/06/2019 - 31/12/2019	161	161	0	161	31.6%
Renewable Solar Power Project by Shapoorji Pallonji	VCU	VERRA	31/10/2024	13274-487213714-487213811-VCS-VCU-1491-VER-IN-1- 1976-26062019-31122019-0 https://registry.verra.org/myModule/rpt/myrpt.asp?r=206 &h=269206	26/06/2019 - 31/12/2019	98	98	0	98	19.3%
Renewable Solar Power Project by Shapoorji Pallonji	VCU	VERRA	31/10/2024	13274-487213812-487213909-VCS-VCU-1491-VER-IN-1- 1976-26062019-31122019-0 https://registry.verra.org/myModule/rpt/myrpt.asp?r=206 &h=269207	26/06/2019 - 31/12/2019	98	98	0	98	19.3%
	•		•		TOTAL Eligib	le Quantity used for	this reporting period claim		509	
					TOTAL Eligib	le Quantity banked f	or future reporting periods	0		

^{*} If a hyperlink is not feasible, please send NABERS a screenshot of retirement, or attach as an appendix.

^{**} Quantity is defined as the number of offsets purchased, regardless of eligibility. For example, Yarra Yarra biodiversity credits are not eligible under Climate Active unless they are stapled to eligible under Climate Ac

^{***} Eligible Quantity is the total Climate Active eligible quantity purchased. For all eligible offsets, this is the same number as per the quantity cell.

4. Renewable Energy Certificate (REC) Summary

Renewable Energy Certificate (REC) summary

The following RECs have been surrendered to reduce electricity emissions under the market-based reporting method.

1. Large-scale Generation certificates	1272
(LGCs)*	12/2

* LGCs in this table only include those surrendered voluntarily (including through PPA arrangements), and does not include those surrendered in relation to the Large-scale Renewable Energy Target (LRET), GreenPower, and jurisdictional renewables.

able 6. REC information											
Project supported by REC purchase	Eligible units	Registry	Surrender date	Certificate serial number	Accreditation code (LGCs)	REC creation date			Quantity banked for future reporting (MWh)	Fuel source	Location
Snowtown South Wind Farm - SA	LGC	CER	30/11/2023	95640-95914	WD00SA17	45258	275	275	0	Wind	SA
Stockyard Hill - Wind - VIC	LGC	CER	9/02/2024	743750-744022	WD00VC39	45329	273	273	0	Wind	VIC
Snowtown South Wind Farm - SA	LGC	CER	30/11/2023	95915-95958	WD00SA17	45258	44	44	0	Wind	SA
Moorabool Wind Farm - Vic	LGC	CER	13/09/2024	69916-70481	WD00VC41	45538	566	566	0	Wind	VIC
Moorabool Wind Farm - Vic	LGC	CER	13/09/2024	70986-71185	WD00VC41	45539	200	114	0	Wind	VIC
	•			Total LGCs	surrendered this report a	nd used in this report		1,272			

Appendix A: Electricity Summary

Electricity emissions are calculated using market-based approach

Market-based method

The market-based method provides a picture of a business's electricity emissions in the context of its renewable energy investments. It reflects the emissions intensity of different electricity products, markets and investments. It uses a residual mix factor (RMF) to allow for unique claims on the zero emissions attribute of renewables without double-counting.

Marked Based Approach					
Total renewables (onsite and offsite) (cell D45)	1,569,434	kWh			
Mandatory * (RET) (cell D32)	297,434	kWh			
LGCs voluntarily surrendered (cell D36+D37)	1,272,000	kWh			
GreenPower voluntarily purchased (cell D34)	0	kWh			
Onsite renewable energy consumed (cell D41+D43)	0	kWh			
Onsite renewable energy exported (cell D40)	0	kWh			
Total residual electricity (cell D44)	-688	kWh			
Percentage renewable electricity – (cell D46)	100.00%				
Market Based Approach Emissions Footprint (cell M44)	-626	kgCO ₂ -e			
Location Based Approach					
Location Based Approach Emissions Footprint (cell L47)	1,349,122	kgCO ₂ -e			

Note

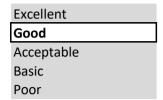
^{*} Voluntary - contributions from LGCs voluntarily surrendered (including via Power Purchase Agreements) and GreenPower purchases.

Appendix B: Waste Data Quality

For all Climate Active Carbon Neutral claims made via the NABERSpathway, the quality of waste data is evaluated to determine the accuracy and integrity of the calculated emissions from the building's waste. Waste data quality is categorised into one of five tiers ranging from poor to excellent.

Emissions from waste make up 29.13% of this claim's total emissions

The quality of waste emissions data for this claim is categorised as:



Appendix C: Refrigerant assessment details

Refrigerant emissions represent the global warming potential of refrigerant gases lost to atmosphere from the building's airconditioning and/or refrigeration equipment. There are two methods for accounting for refrigerant emissions, including:

Method 1 – Estimation based on a default annual leakage rate

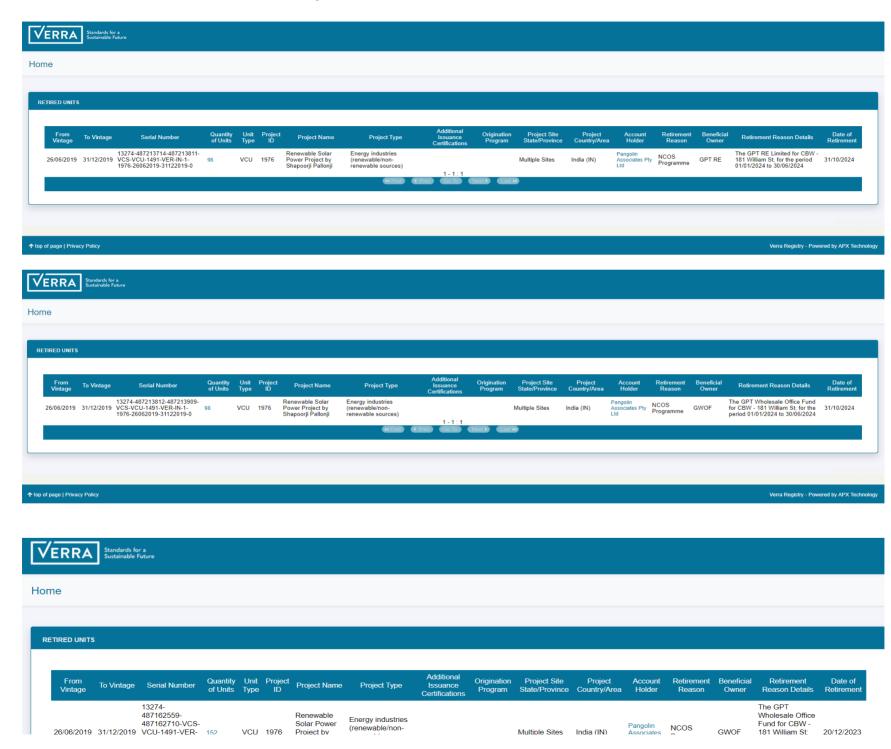
Method 2 – Approximation based on records of top-ups"

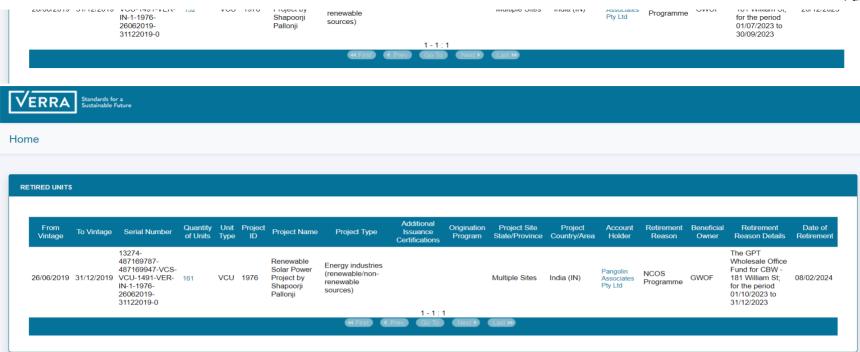
Refrigerant emissions make up 14.20% of this claim's total emissions.

Refrigerant emissions were assessed as follows:

Assessment method	Refrigerant emissions calculated per method (t CO2-e)
Method 1	Method 1 not applied
Method 2	72.27
Total	72.27

Appendix D: Screenshots of offsets purchased





___Report end ___