

Climate Active Carbon Neutral certification

Public Disclosure Statement



THIS DOCUMENT WILL BE MADE PUBLICLY AVAILABLE

Responsible entity name: Dexus Property Group

Building / Premises name: 80 Collins Street - North Tower

Building Address: 80 Collins Street, MELBOURNE, VIC 3000

Corresponding NABERS Energy Rating number: OF30500

This building 80 Collins Street - North Tower 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 30/4/2024 to 29/4/2025.

Total emissions offset	313 tCO2-e
Offsets bought	0.00% ACCUs, 30.03% VCU, 0.00% CERs, 0.00% VERs, 0.0% RMUs
Renewable electricity	100.00% of electricity is from renewable sources

Emissions Reduction Strategy

80 Collins Street - North Tower has achieved a NABERS Energy rating of 4.5 stars without GreenPower.

Expires 29th of April 2025

Reporting Year Period		
The rating period / reporting year	12 consecutive months of data used to calculate the NABERS Star rating.	1/01/2023 to 31/12/2023



1. Carbon Neutral Information

1A Introduction:

Dexus is committed to maintaining net zero emissions across its managed portfolio. Preserving net zero delivers decisive climate action for our planet, enhances our vision and customer proposition for intelligent, sustainable workspaces, and ensures we will be ready for other opportunities, including supporting our customers on their journey.

1B Emission sources within certification boundary

Table 1. Emissions Boundary		
The Building has achieved Carbon Neutral Certification for the	Base Building; or	<input checked="" type="checkbox"/>
	Whole Building.	<input type="checkbox"/>
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
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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
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2. Emissions Summary

Table 2. Emissions Source – Summary		t CO ₂ –e
Scope 1: Refrigerants		0.0
Scope 1: Natural gas		216.3
Scope 1: Diesel		0.3
Scope 2: Electricity		0.0
Scope 3: Natural gas		16.8
Scope 3: Diesel		0.1
Scope 3: Electricity		0.0
Scope 3: Waste		47.4
Scope 3: Water and Wastewater		31.5
Other Scope 1,2 and 3 emissions		0.0
Total Emissions		313

*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	Type of offset units	Registry	Date retired	Serial numbers / Hyperlink*	Vintage	Quantity **	Eligible Quantity	Eligible Quantity banked for future reporting periods	Eligible Quantity used for this reporting period claim	Percentage of total (%)
							(tCO2 –e) (total quantity retired) ***			
Nyaliga Fire Project	KACCU	ANREU	8/14/2023	AU29121 See screenshot in Appendix B	2021/22	10	10	0	10	3.2%
Nyaliga Fire Project	KACCU	ANREU	8/14/2023	AU29121 See screenshot in Appendix B	2021/22	76	76	0	76	24.3%
Guanare Forest Plantations	VCU	Verra	8/14/2023	#0228-195905146-195907579-VCS-VCU-261-VER-UY-14-959-01012018-31122018-1 https://registry.verra.org/myModule/rpt/myrpt.asp?r=206&h=214555	2018	25	25	0	25	8.0%
Guanare Forest Plantations	VCU	Verra	8/14/2023	#0228-195905146-195907579-VCS-VCU-261-VER-UY-14-959-01012018-31122018-1 https://registry.verra.org/myModule/rpt/myrpt.asp?r=206&h=214555	2018	26	26	0	26	8.3%
Katingan Peatland Restoration and Conservation Project	VCU	Verra	2/06/2024	8473-23294526-23294685-VCS-VCU-263-VER-ID-14-1477-01012018-31122018-1 https://registry.verra.org/myModule/rpt/myrpt.asp?r=206&h=237288	2018	2	2	0	2	0.6%
Strathburn Station	KACCU	ANREU	2/06/2024	AU33272 See screenshot in Appendix B	2021/22	94	94	0	94	30.0%
Strathburn Station	KACCU	ANREU	2/06/2024	AU33272 See screenshot in Appendix B	2021/22	39	39	0	39	12.5%
Guanare Forest Plantations	VCU	Verra	2/06/2024	#0228-195873683-195876979-VCS-VCU-261-VER-UY-14-959-01012018-31122018-1 https://registry.verra.org/myModule/rpt/myrpt.asp?r=206&h=214568	2018	32	32	0	32	10.2%
Guanare Forest Plantations	VCU	Verra	2/06/2024	#0228-195873683-195876979-VCS-VCU-261-VER-UY-14-959-01012018-31122018-1 https://registry.verra.org/myModule/rpt/myrpt.asp?r=206&h=214568	2018	28	28	19	9	2.9%
TOTAL Eligible Quantity used for this reporting period claim									313	
TOTAL Eligible Quantity banked for future reporting periods								19		

* 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 offsets. Therefore the quantity of the Yarra Yarra credits could be entered here, however 0 would be put in the eligible quantity column.

*** 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 (LGCs)*	1866
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* 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.

Table 6. REC Information											
Project supported by REC purchase	Eligible units	Registry	Surrender date	Certificate serial number	Accreditation code (LGCs)	REC creation date	Quantity (MWh)	Quantity used for this reporting period (MWh)	Quantity banked for future reporting (MWh)	Fuel source	Location
Cherry Tree Wind Farm - VIC	LGC	REC	4/07/2023	124661-125180	WD00VC38	45117	520	520	0	Wind	VIC
Cherry Tree Wind Farm - VIC	LGC	REC	11/08/2023	968-1387	WD00VC38	45156	420	420	0	Wind	VIC
Cherry Tree Wind Farm - VIC	LGC	REC	13/12/2023	1663-2081	WD00VC38	45282	419	419	0	Wind	VIC
Cherry Tree Wind Farm - VIC	LGC	REC	6/02/2024	3985-4491	WD00VC38	45331	507	507	0	Wind	VIC
Total LGCs surrendered this report and used in this report								1,866			

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)	2,292,062	kWh
Mandatory * (RET) (cell D32)	426,062	kWh
LGCs voluntarily surrendered (cell D36+D37)	1,866,000	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)	-6,321	kWh
Percentage renewable electricity – (cell D46)	100.00%	
Market Based Approach Emissions Footprint (cell M44)	-6,293	kgCO₂-e
Location Based Approach		
Location Based Approach Emissions Footprint (cell L47)	2,102,882	kgCO₂-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 15.13% of this claim’s total emissions

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

Excellent
Good
Acceptable
Basic
Poor

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 0.00% 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	Method 2 not applied
Total	0.00

Appendix D: Screenshots of offsets purchased

Offsets cancelled for Climate Active Carbon Neutral Certification				Dexus Retirement Ref:		110							
Project description	Type of offset units	Registry	Eligible quantity (tCO ₂ e)	Eligible quantity used for previous reporting periods	Eligible quantity banked for future reporting periods	Eligible quantity used for this reporting period							
Nyaliga Fire Project	KACCU	ANREU	2,118	0	0	2118							
Serial number (and hyperlink to registry transaction record)					Vintage	Date retired							
8331535367 - 8331537484					2021/22	8/14/2023							
Retirement description													
2,118 tonnes retired by Dexus on behalf of its managed property portfolio for the purpose of Climate Active certification in FY23													
Registry retirement link/evidence													
AU29121													
<div><div><div>Transaction ID</div><div>AU29121</div></div><div><div>Current Status</div><div>Completed (4)</div></div><div><div>Status Date</div><div>14/08/2023 14:33:50 (AEST)</div><div>14/08/2023 04:33:50 (GMT)</div></div><div><div>Transaction Type</div><div>Cancellation (4)</div></div><div><div>Transaction Initiator</div><div>Stuart, Benjamin Mathew Clarke</div></div><div><div>Transaction Approver</div><div>Rockliff, Nathan Stephen</div></div><div><div>Comment</div><div>2,118 tonnes retired by Dexus on behalf of its managed property portfolio for the purpose of Climate Active certification in FY23</div></div></div>													
<div><div><div>Transferring Account</div><div><div>Account Number</div><div>AU-2321</div></div><div><div>Account Name</div><div>Carbon Financial Services Pty. Ltd.</div></div><div><div>Account Holder</div><div>Carbon Financial Services Pty. Ltd.</div></div></div><div><div>Acquiring Account</div><div><div>Account Number</div><div>AU-1068</div></div><div><div>Account Name</div><div>Australia Voluntary Cancellation Account</div></div><div><div>Account Holder</div><div>Commonwealth of Australia</div></div></div></div>													
Transaction Blocks													
Party	Type	Transaction Type	Original CP	Current CP	ERF Project ID	NGER Facility ID	NGER Facility Name	Safeguard	Kyoto Project #	Vintage	Expiry Date	Serial Range	Quantity
AU	KACCU	Voluntary ACCU Cancellation			ERF109620					2021-22		8,331,535,367 - 8,331,537,484	2,118
Transaction Status History													
Status Date				Status Code									
14/08/2023 14:33:50 (AEST)				Completed (4)									
14/08/2023 04:33:50 (GMT)													
14/08/2023 14:33:50 (AEST)				Proposed (1)									
14/08/2023 04:33:50 (GMT)													
14/08/2023 14:33:50 (AEST)				Account Holder Approved (97)									
14/08/2023 04:33:50 (GMT)													
14/08/2023 14:15:37 (AEST)				Awaiting Account Holder Approval (95)									
14/08/2023 04:15:37 (GMT)													

Transaction ID		AU33272	
Current Status		Completed (4)	
Status Date		19/04/2024 10:43:54 (AEST) 19/04/2024 00:43:54 (GMT)	
Transaction Type		Cancellation (4)	
Transaction Initiator		Stuart, Benjamin Mathew Clarke	
Transaction Approver		Rockliff, Nathan Stephen	
Comment		468 tonnes retired by Dexus on behalf of its managed portfolio for the purpose of Climate Active certification in FY24	

Transferring Account		Acquiring Account	
Account Number	AU-2321	Account Number	AU-1068



Account Name	Carbon Financial Services Pty. Ltd.	Account Name	Australia Voluntary Cancellation Account
Account Holder	Carbon Financial Services Pty. Ltd.	Account Holder	Commonwealth of Australia

Transaction Blocks													
Party	Type	Transaction Type	Original CP	Current CP	ERF Project ID	NGER Facility ID	NGER Facility Name	Safeguard	Kyoto Project #	Vintage	Expiry Date	Serial Range	Quantity
AU	KACCU	Voluntary ACCU Cancellation			EOP100917					2021-22		8,345,973,951 - 8,345,974,350	400
AU	KACCU	Voluntary ACCU Cancellation			EOP100917					2021-22		8,345,983,398 - 8,345,983,465	68

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