



PUBLIC DISCLOSURE STATEMENT

THE APP GROUP

**SERVICE CERTIFICATION
CY2024**

Australian Government
Climate Active
Public Disclosure Statement



NAME OF CERTIFIED ENTITY	APP Corporation Pty Limited (trading as The APP Group)
REPORTING PERIOD	Calendar year 1 January 2024 – 31 December 2024 Arrears report
DECLARATION	<p><i>To the best of my knowledge, the information provided in this public disclosure statement is true and correct and meets the requirements of the Climate Active Carbon Neutral Standard.</i></p>  <p>Adam Castro Director Date 12 February 2026</p>



Australian Government
**Department of Climate Change, Energy,
 the Environment and Water**

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Version 9.1.



1.CERTIFICATION SUMMARY

TOTAL EMISSIONS OFFSET	2,022 tCO ₂ -e
CARBON OFFSETS USED	N/A See Organisation PDS
RENEWABLE ELECTRICITY	N/A
CARBON ACCOUNT	Prepared by: Rennie Advisory
TECHNICAL ASSESSMENT	22/05/2025 EnergyLink Services Next technical assessment due: CY2027 report
THIRD PARTY VALIDATION	Type 1 19/05/2025 KREA Consulting Pty Ltd

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2. CERTIFICATION INFORMATION

Description of service certification

This service certification is for the APP Corporation Pty Limited's (trading as The APP Group), ABN 29 003 764 770, service offerings. The services are inherently carbon neutral, i.e., APP Group offsets all associated emissions as a part of its standard operating procedure without requiring clients to opt in or pay extra for this feature.

- Functional unit: tCO₂-e/million \$ revenue
- Offered as: Our services are not "opt-in" as far as this certification is concerned. Our clients do not need to take any extra steps to benefit from the carbon neutral claim this certification provides. The services they receive from us are automatically covered by the certification from the moment they start using them.
- Life cycle: For our services, our cradle-to-grave approach encompasses all GHG emissions associated with setting up, preparing to deliver the service, and the actual operation of the services.

The responsible entity for this service certification is APP Corporation Pty Limited's (trading as The APP Group), ABN 29 003 764 770.

This Public Disclosure Statement includes information for CY2024 reporting period.

Description of business

Our integrated services span the full asset capital investment lifecycle in the key sectors: Transport, Property, Social Infrastructure, Energy & Utilities and Defence.

3. EMISSIONS BOUNDARY

Inside the emissions boundary

All emission sources listed in the emissions boundary are part of the carbon neutral claim.

Quantified emissions have been assessed as 'attributable processes' of a product or service. These attributable processes are services, materials and energy flows that become the product or service, make the product or service and carry the product or service through its life cycle. These attributable emissions have been quantified in the carbon inventory.

Non-quantified emissions have been assessed as attributable and are captured within the emissions boundary, but are not measured (quantified) in the carbon inventory. All material emissions are accounted for through an uplift factor. Further detail is available at Appendix C.

Outside the emissions boundary

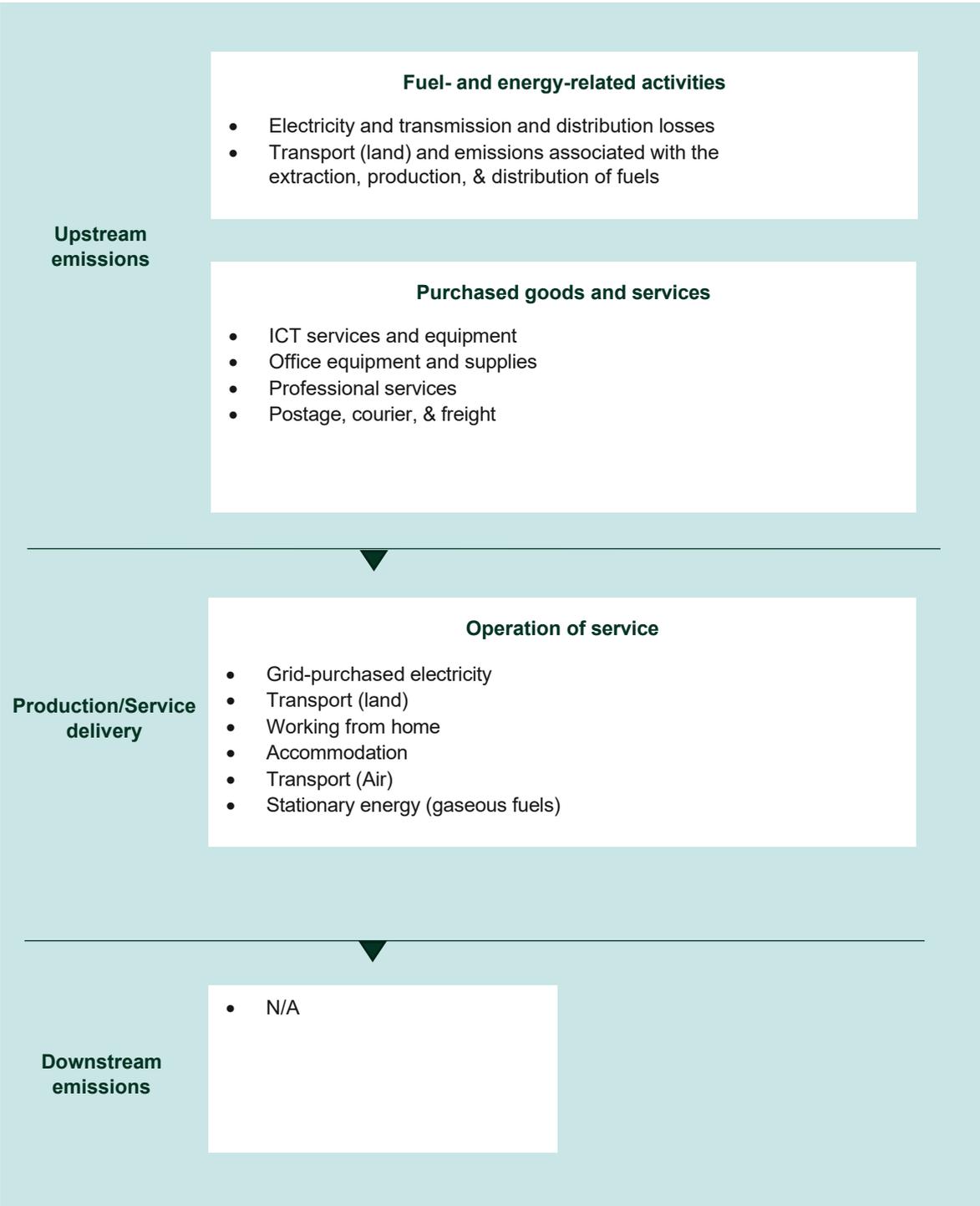
Non-attributable emissions have been assessed as not attributable to a product or service. They can be **optionally included** in the emissions boundary and therefore have been offset, or they can be listed as outside of the emissions boundary (and are therefore not part of the carbon neutral claim). Further detail is available at Appendix D.

Inside emissions boundary		Outside emission boundary
<p><u>Quantified</u></p> <p>Electricity</p> <p>Stationary energy (gaseous fuels)</p> <p>ICT services & equipment</p> <p>Working from home</p> <p>Office equipment & supplies (paper)</p> <p>Transport (land) for service delivery</p> <p>Owned vehicle fleet</p> <p><i>Office equipment & supplies (non-paper) (for service delivery)*</i></p> <p><i>Professional services (for service delivery)*</i></p> <p><i>Accommodation (for service delivery)*</i></p> <p><i>Transport (air) (for service delivery)*</i></p> <p><i>Postage, courier, & freight (for service delivery)*</i></p>	<p><u>Non-quantified</u></p> <p>N/A</p>	<p><u>Non-attributable</u></p> <p>Accommodation (non-service delivery)</p> <p>Base building</p> <p>Food</p> <p>Office equipment & supplies (non-paper) (non-service delivery)</p> <p>Postage, courier, & freight (non-service delivery)</p> <p>Professional services (non-service delivery)</p> <p>Transport (air) (non-service delivery)</p> <p>Transport (land) (non-service delivery)</p> <p>Staff commute</p> <p>Waste</p> <p>Water</p>

*These emissions sources have been added into the Service emissions boundary for the first time in CY24, as improved data availability has meant that the proportion of these activities that are attributable to the service delivery can be quantified. The base year and subsequent years have been recalculated as a result to allow for consistent comparison (see Section 5), which also includes an insignificant uplift to account for a subsidiary purchased at the Organisation level in CY24.

Product / Service process diagram

Cradle-to-grave boundary.



4. EMISSIONS REDUCTIONS

Emissions reduction strategy

The APP Group continues to experience significant sustained growth and expanding operations within the property and infrastructure advisory space. Despite this growth, The APP Group is committed to improving overall efficiency in carbon usage and plans to reduce its organisational emissions per capita by 15% by 2027 against the CY2021 baseline.

Our emissions reductions strategy focuses on the following steps:

- Scope 1: Transition the Group fleet to more fuel-efficient vehicles (Hybrid, where vehicles require mine-specific add-ons, or Electric as suitable), pending feasibility analysis. This has the potential to reduce our organisation's emissions by up to 2%.
- Scope 2: Invest in renewable energy projects equivalent to our electricity consumption for all office spaces. This has the potential to reduce our organisation's emissions by 15%.
- Scope 3: Relocation of office spaces to buildings with a minimum 4.5-star NABERS Energy rating. Where feasible, this strategy will be expanded to consider whole building NABERS ratings. This has the potential to reduce our organisation's emissions by at least 3%.

Progress is tracked during our annual carbon footprint assessment and progressively throughout the year as changes are implemented. This Emissions Reduction Strategy takes the form of our organisational Environmental Objectives and are reported on annually.

Emissions reduction actions

In CY24, The APP Group:

- Scope 1: Continued to review and monitor for opportunities to transition the Group fleet to more fuel-efficient vehicles (hybrid, where vehicles require mine specification add-ons, or electric as suitable). No suitable changes made to fleet vehicles in 2024.
- Scope 2: Reviewed opportunities for future investment into renewable energy projects equivalent to our electricity consumption of our office spaces. Considering budget allocation / impacts for future years.
- Scope 3: Relocated the Brisbane office (late December 2023) to a higher NABERS rated building, 2.5 star to a 4.5 star rating. Vacated our North Sydney (CI Australia) office in May 2024. Also reviewing future options for an upgraded more efficient office space in Canberra.

5. EMISSIONS SUMMARY

Emissions over time

		Emissions since base year		
		Total tCO ₂ -e (original)	Recalculated Total tCO ₂ -e with new emissions boundary	Percentage change in the emissions intensity of the functional unit
Base year:	2022	744.79	1,082.61	-
Year 1:	2023	1049.46	1,525.46	27.9% increase
Year 2:	2024	N/A	2,021.87	22.15% increase

The base year and Year 1 have been recalculated to reflect the new emissions boundary and allow consistent comparison year on year. As the data to recalculate previous year emissions directly is not available, a percentage change based on the CY24 proportion of activity used for service delivery has been applied to previous year figures.

Significant changes in emissions

Note: the below significant changes are based on the 'original' prior year emissions, as the factor to uplift emissions at the activity data level was not available.

Significant changes in emissions			
Attributable process	Previous year emissions (t CO ₂ -e)	Current year emissions (t CO ₂ -e)	Reason for change
Electricity (location-based method, scope 2)	204.91	165.75	This decreased due to a reduction in site offices, and moves to more energy efficient main offices.
Short economy class flights (>400km, ≤3,700km)	0.00	225.98	Expansion of captured travel data in boundary.
Diesel oil post-2004	323.28	630.41	Expansion of captured travel data in boundary. Some business growth.
Petrol / Gasoline post-2004	39.76	285.51	Expansion of captured travel data in boundary. Some business growth.

Use of Climate Active carbon neutral products, services, buildings or precincts

Certified brand name	Product/Service/Building/Precinct used
N/A	

Emissions summary

Life cycle stage / Attributable process / Emission source	tCO ₂ -e
Grid-purchased electricity	165.75
Transmission & distribution losses	14.55
Transport (land)	733.68
Extraction, production, & distribution of fuels	182.25
Transport (air)	279.63
ICT services & equipment	220.97
Office equipment & supplies	21.16
Professional services	124.43
Working from home	123.19
Accommodation	102.31
Machinery and vehicles	53.89
Stationary energy (gaseous fuels)	0.04
Postage, courier and freight	0.03
Attributable emissions (tCO₂-e)	2021.87

Product / Service offset liability	
Emissions intensity per functional unit	Confidential
Emissions intensity per functional unit including uplift factors	Confidential
Number of functional units covered by the certification	Confidential
Total emissions (tCO₂-e) to be offset	2021.87

6. CARBON OFFSETS

Eligible offsets retirement summary

There is 100% overlap between the Organisation and Service certification emissions. The offset retirement details can be found in the organisation certification PDS.

Co-benefits

There is 100% overlap between the Organisation and Service certification emissions. The offset retirement details can be found in the organisation certification PDS.

7. RENEWABLE ENERGY CERTIFICATE (REC) SUMMARY

Renewable Energy Certificate (REC) Summary

N/A.

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

1. Large-scale Generation certificates (LGCs)*	N/A
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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 LRET, GreenPower, and jurisdictional renewables.

Project supported by LGC purchase	Project location	Eligible unit type	Registry	Surrender date	Accreditation code	Certificate serial number	Generation year	Fuel source	Quantity (MWh)
N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Total LGCs surrendered this report and used in this report									N/A

APPENDIX A: ADDITIONAL INFORMATION

This certification has taken an in-arrears offsetting approach. The total emissions to offset for the organisation are 3,385 t CO₂-e. Within this total, 2,022 tonnes are specifically attributed to the service certification. This distinction ensures a clear understanding of the emissions related to different aspects of our operations. Of the total eligible offsets used, all have been shared with the parent Organisation certification, of which the Service certification is entirely a subset of.

It is important to note that the emissions intensity of the functional unit and the total number of functional units to be offset are considered commercial-in-confidence. This approach has been cleared with Climate Active and aligns with our obligations to maintain the confidentiality of certain business information. We continue to adhere to all relevant standards and guidelines while ensuring the appropriate level of transparency in our reporting.

APPENDIX B: ELECTRICITY SUMMARY

There are two international best-practice methods for calculating electricity emissions – the location-based method and the market-based method. Reporting electricity emissions under both methods is called dual reporting.

Dual reporting of electricity emissions is useful, as it provides different perspectives of the emissions associated with a business's electricity usage.

Location-based method

The location-based method provides a picture of a business's electricity emissions in the context of its location, and the emissions intensity of the electricity grid it relies on. It reflects the average emissions intensity of the electricity grid in the location (State) in which energy consumption occurs. The location-based method does not allow for any claims of renewable electricity from grid-imported electricity usage.

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.

For this certification, electricity emissions have been set by using the **location-based approach**.

Market Based Approach Summary			
Market Based Approach	Activity Data (kWh)	Emissions (kg CO ₂ -e)	Renewable Percentage of total
Behind the meter consumption of electricity generated	0	0	0%
Total non-grid electricity	0	0	0%
LGC purchased and retired (kWh) (including PPAs)	0	0	0%
GreenPower	0	0	0%
Climate Active certified - Precinct/Building (voluntary renewables)	0	0	0%
Climate Active certified - Precinct/Building (LRET)	0	0	0%
Climate Active certified - Precinct/Building jurisdictional renewables (LGCs surrendered)	0	0	0%
Climate Active certified - Electricity products (voluntary renewables)	0	0	0%
Climate Active certified - Electricity products (LRET)	0	0	0%
Climate Active certified - Electricity products jurisdictional renewables (LGCs surrendered)	0	0	0%
Jurisdictional renewables (LGCs surrendered)	7,728	0	3%
Jurisdictional renewables (LRET) (applied to ACT grid electricity)	1,926	0	1%
Large Scale Renewable Energy Target (applied to grid electricity only)	43,810	0	18%
Residual electricity	194,030	176,567	0%
Total renewable electricity (grid + non grid)	53,465	0	22%
Total grid electricity	247,494	176,567	22%
Total electricity (grid + non grid)	247,494	176,567	22%
Percentage of residual electricity consumption under operational control	100%		
Residual electricity consumption under operational control	194,030	176,567	
Scope 2	172,708	157,164	
Scope 3 (includes T&D emissions from consumption under operational control)	21,322	19,403	
Residual electricity consumption not under operational control	0	0	
Scope 3	0	0	

Total renewables (grid and non-grid)	21.60%
Mandatory	18.48%
Voluntary	3.12%
Behind the meter	0.00%
Residual scope 2 emissions (t CO₂-e)	157.16
Residual scope 3 emissions (t CO₂-e)	19.40
Scope 2 emissions liability (adjusted for already offset carbon neutral electricity) (t CO₂-e)	157.16
Scope 3 emissions liability (adjusted for already offset carbon neutral electricity) (t CO₂-e)	19.40
Total emissions liability (t CO₂-e)	176.57

Figures may not sum due to rounding. Renewable percentage can be above 100%

Location-based approach summary						
Location-based approach	Activity Data (kWh) total	Under operational control			Not under operational control	
Percentage of grid electricity consumption under operational control	100%	(kWh)	Scope 2 Emissions (kg CO ₂ -e)	Scope 3 Emissions (kg CO ₂ -e)	(kWh)	Scope 3 Emissions (kg CO ₂ -e)
ACT	10,425	10,425	7,089	521	0	0
NSW	175,553	175,553	119,376	8,778	0	0
SA	3,483	3,483	871	279	0	0
VIC	22,951	22,951	18,131	1,607	0	0
QLD	19,329	19,329	14,110	2,899	0	0
NT	0	0	0	0	0	0
WA	11,646	11,646	6,173	466	0	0
TAS	0	0	0	0	0	0
Grid electricity (scope 2 and 3)	243,388	243,388	165,750	14,549	0	0
ACT	0	0	0	0		
NSW	0	0	0	0		
SA	0	0	0	0		
VIC	0	0	0	0		
QLD	0	0	0	0		
NT	0	0	0	0		
WA	0	0	0	0		
TAS	0	0	0	0		
Non-grid electricity (behind the meter)	0	0	0	0		
Total electricity (grid + non grid)	243,388					

Residual scope 2 emissions (t CO₂-e)	165.75
Residual scope 3 emissions (t CO₂-e)	14.55
Scope 2 emissions liability (adjusted for already offset carbon neutral electricity) (t CO₂-e)	165.75
Scope 3 emissions liability (adjusted for already offset carbon neutral electricity) (t CO₂-e)	14.55
Total emissions liability (t CO₂-e)	180.30

Operations in Climate Active buildings and precincts

Operations in Climate Active buildings and precincts	Electricity consumed in Climate Active certified building/precinct (kWh)	Emissions (kg CO ₂ -e)
N/A	0	0
<p><i>Climate Active carbon neutral electricity is not renewable electricity. These electricity emissions have been offset by another Climate Active member through their building or precinct certification. This electricity consumption is also included in the market based and location-based summary tables. Any electricity that has been sourced as renewable electricity by the building/precinct under the market-based method is outlined as such in the market based summary table.</i></p>		

Climate Active carbon neutral electricity products

Climate Active carbon neutral product used	Electricity claimed from Climate Active electricity products (kWh)	Emissions (kg CO ₂ -e)
N/A	0	0
<p><i>Climate Active carbon neutral electricity is not renewable electricity. These electricity emissions have been offset by another Climate Active member through their electricity product certification. This electricity consumption is also included in the market based and location-based summary tables. Any electricity that has been sourced as renewable electricity by the electricity product under the market-based method is outlined as such in the market based summary table.</i></p>		

APPENDIX C: INSIDE EMISSIONS BOUNDARY

Non-quantified emission sources

The following emissions sources have been assessed as attributable, are captured within the emissions boundary, but are not measured (quantified) in the carbon inventory. These emissions are accounted for through an uplift factor. They have been non-quantified due to one of the following reasons:

1. **Immaterial** <1% for individual items and no more than 5% collectively
2. **Cost effective** Quantification is not cost effective relative to the size of the emission but uplift applied.
3. **Data unavailable** Data is unavailable but uplift applied. A data management plan must be put in place to provide data within 5 years.
4. **Maintenance** Initial emissions non-quantified but repairs and replacements quantified.

Relevant non-quantified emission sources	Justification reason
N/A	N/A

Excluded emission sources

Attributable emissions sources can be excluded from the carbon inventory, but still considered as part of the emissions boundary if they meet **all three of the below criteria**. An uplift factor may not necessarily be applied.

1. A data gap exists because primary or secondary data cannot be collected (**no actual data**).
2. Extrapolated and proxy data cannot be determined to fill the data gap (**no projected data**).
3. An estimation determines the emissions from the process to be **immaterial**).

Emissions Source	No actual data	No projected data	Immaterial
N/A	N/A	N/A	N/A

Data management plan for non-quantified sources

There are no non-quantified sources in the emission boundary that require a data management plan.

APPENDIX D: OUTSIDE EMISSION BOUNDARY

Non-attributable emissions have been assessed as not attributable to a product or service (do not carry, make or become the product/service) and are therefore not part of the carbon neutral claim. To be deemed attributable, an emission must meet two of the five relevance criteria. Emissions which only meet one condition of the relevance test can be assessed as non-attributable and therefore are outside the carbon neutral claim. Non-attributable emissions are detailed below.

1. **Size** The emissions from a particular source are likely to be large relative to other attributable emissions.
2. **Influence** The responsible entity could influence emissions reduction from a particular source.
3. **Risk** The emissions from a particular source contribute to the responsible entity's greenhouse gas risk exposure.
4. **Stakeholders** The emissions from a particular source are deemed relevant by key stakeholders.
5. **Outsourcing** The emissions are from outsourced activities that were previously undertaken by the responsible entity or from outsourced activities that are typically undertaken within the boundary for comparable products or services.

Non-attributable emissions sources summary

Emission sources tested for relevance	Size	Influence	Risk	Stakeholders	Outsourcing	Justification
Accommodation (non-service delivery)	N	N	N	N	N	<p>“Non-attributable GHG emissions” refers to emissions associated with processes that do not become part of our services. These emissions sources are for overhead emissions, not the service delivery itself.</p> <p>Non-attributable GHG emissions are nonetheless offset to ensure our organisation's complete carbon neutrality as per our organisation certification requirements.</p>
Base building	N	N	N	N	N	
Food	N	N	N	N	N	
Office-equipment & supplies (non-paper) (non-service delivery)	N	N	N	N	N	
Postage, courier, & freight (non-service delivery)	N	N	N	N	N	
Professional services (non-service delivery)	N	N	N	N	N	
Transport (air) (non-service delivery)	N	N	N	N	N	
Transport (land), (non-service delivery)	N	N	N	N	N	
Staff commute	N	N	N	N	N	
Waste	N	N	N	N	N	
Water	N	N	N	N	N	



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