



PUBLIC DISCLOSURE STATEMENT

**DUO PROJECTS PTY LTD
(TRADING AS DUO PROJECTS)**

**ORGANISATION CERTIFICATION
FY2024-25**


Australian Government
Climate Active
Public Disclosure Statement

DuoProjects™



An Australian Government Initiative



NAME OF CERTIFIED ENTITY	Duo Projects Pty Ltd (trading as Duo Projects)				
REPORTING PERIOD	Financial year 1 July 2024 – 30 June 2025 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> 				
	<table border="0"> <tr> <td>Anthony McLaughlin Huy Chau Director 4 December 2025</td> <td>Director 4 December 2025</td> <td>Marcus Abbott Director 4 December 2025</td> <td>Rob Bergers Director 4 December 2025</td> </tr> </table>	Anthony McLaughlin Huy Chau Director 4 December 2025	Director 4 December 2025	Marcus Abbott Director 4 December 2025	Rob Bergers Director 4 December 2025
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Australian Government
**Department of Climate Change, Energy,
the Environment and Water**

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Version 10.



1. CERTIFICATION SUMMARY

TOTAL EMISSIONS OFFSET	153 t CO ₂ -e.
CARBON OFFSETS USED	100% VCUs.
RENEWABLE ELECTRICITY	100%.
CARBON ACCOUNT	Prepared by: Heidi Fog, Carbon Neutral Pty Ltd.
TECHNICAL ASSESSMENT	N/A – Small organisation.

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2. CERTIFICATION INFORMATION

Description of organisation certification

The Climate Active Carbon Neutral certification covers the Australian business operations of Duo Projects Pty Ltd, trading as Duo Projects, ABN 32 116 660 596. The operational boundary of the carbon account has been defined based on the operational control approach. Duo Projects services and products are not included in this certification.

This Public Disclosure Statement represents the reporting period 1 July 2024 to 30 June 2025 (FY2024-25) and this is our fourth year as a Climate Active carbon neutral certified organisation.

The carbon account has been prepared in accordance with the Climate Active Carbon Neutral Standard for Organisations. This entails using recognised emission factors and methods for carbon accounting published in Australia, such as the National Greenhouse Accounts (NGA) Factors, and the work of the international corporate accounting and reporting standard The Greenhouse Gas Protocol.

The greenhouse gasses included in the carbon account are the seven gasses reported under the Kyoto Protocol: carbon dioxide (CO₂), methane (CH₄), nitrous oxide (N₂O), hydrofluorocarbons (HFCs), perfluorocarbons (PFCs), sulphur hexafluoride (SF₆) and nitrogen trifluoride (NF₃). These gasses are expressed in carbon dioxide equivalents (CO₂-e), providing the ability to present greenhouse gas emissions as one unit.

Organisation description

Duo Projects (ABN 32 116 660 596) is an independent Project Management and Property Development Advisory company, specialising in client-side end-to-end development and construction project management. Our depth of experience and pragmatic approach ensures we deliver outstanding outcomes for our clients across Australia.

With offices in Melbourne, Geelong and Hobart, our team services Australia-wide. We have successfully planned and managed many of Australia's largest and most iconic builds. However, we don't just do big projects. Our expertise and uncompromising standards extend to smaller, bespoke projects across all the sectors we operate in.

We provide services and expertise across commercial, residential, retail, stadium & sports, mixed-use, education, health & aged care, and hotels & hospitality sectors. Our dedicated team is our strength, and our breadth of experience sets us apart.

3.EMISSIONS BOUNDARY

This is a small organisation certification, which uses the standard Climate Active small organisation 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 relevant and are quantified in the carbon inventory. This may include emissions that are not identified as arising due to the operations of the certified entity, however are **optionally included**.

Non-quantified emissions have been assessed as relevant 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

Excluded emissions are those that have been assessed as not relevant to an organisation's operations and are outside of its emissions boundary or are outside of the scope of the certification. These emissions are not part of the carbon neutral claim. Further detail is available at Appendix D.

Inside emissions boundary

Quantified

Accommodation and facilities
Cleaning and chemicals
Climate Active carbon neutral products and services
Construction materials and services
Electricity
Food
ICT services and equipment
Office equipment and supplies
Postage, courier and freight
Products
Professional services
Refrigerants
Stationary energy (gaseous fuels)
Stationary energy (liquid fuels)
Transport (air)
Transport (land and sea)
Waste
Water

Non-quantified

N/A

Outside emission boundary

Excluded

N/A

4. EMISSIONS REDUCTIONS

Emissions reduction strategy

Duo Projects is committed to reduce our FY22 base year carbon footprint by at least 30%, evident when our Climate Active FY2029 carbon account is produced and submitted to Climate Active by 31 October 2029.

Our FY25 carbon inventory shows a reduction in our annual carbon emissions on FY22 by 3.3%.

We pledge to action by July 2026 (other specific actions to come in our FY26 PDS):

- Our Melbourne office is located in a carbon neutral building. We work with our landlord to reduce landfill waste by encouraging recycling and aiming for zero clean paper, cardboard, food, and e-waste sent to landfill.
- We remain a certified Climate Active carbon neutral organisation.
- Our Management Team and Board of Directors will drive commitment and engagement across colleagues, clients, and the supply chain to ensure everyone understands expectations and our direction.
- Uphold the absolute emissions savings we have been able to achieve across FY22 – FY26.
- Avoiding electricity usage after hours.
- Encourage our team to take up 100% renewables as their home electricity product as well as reduce electricity usage and resource disposal where they can.
- Start looking at how we reduce emissions by 10-20% across our scope 3 emissions between 2026 and 2030.
- Consider pursuing additional sustainability certifications for our Melbourne office.
- We plan to follow circular economy principles when purchasing ICT by giving priority to companies with Climate Active carbon neutral certification and considering the full lifecycle of ICT products.
- We will begin reviewing our business supply chain for Climate Active certification organisations and/or service providers in FY26.

Emissions reduction actions

Actions we have already implemented into our Business as Usual:

- Reduced our FY25 kWh usage across our tenancy by 19% compared to FY22.
- A move to 100% of our purchased electricity used in our tenancy to a 100% renewable electricity product effective as of 1 January 2024. This move reduced our scope 2 emissions by 100% from FY25.
- We have implemented an Environmental Policy and have maintained certification for our Environmental Management System (ISO14001) since 30 November 2022. New team members are introduced to these policies, and they are included in our annual training program.
- Our Climate Conscious Procurement Policy includes items such as:
 - A companywide requirement to site a potential supplier's Sustainability Policy prior to contract negotiation.
 - Providers with Climate Active certified carbon neutral product(s) or service(s) will be allocated a weighted preference.
 - Locations for future offices not connected to natural gas will be prioritised.
 - Only purchasing whitegoods with the highest possible energy rating and never to invest in glass fridges or vending machines due to their energy inefficiencies.
 - When using car hire and rideshare that we consider electrical vehicles and hybrids will be prioritised.
 - Minimise the requirement for air travel. All air travel under 400km is completely avoided as a company policy. Where possible we purchase flights as carbon neutral at the time of booking, based on FY25 this would remove about 18 tCO₂-e from our carbon inventory.

5. EMISSIONS SUMMARY

Emissions over time

Emissions since base year			
		Total t CO ₂ -e (without uplift)	Total t CO ₂ -e (with uplift)
Base Year / Year 1:	2021-22	150.40	157.92
Year 2:	2022-23	125.14	131.40
Year 3:	2023-24	135.98	142.78
Year 4:	2024-25	145.37	152.64

Significant changes in emissions

Significant changes in emissions			
Emission source	Previous year emissions (t CO ₂ -e)	Current year emissions (t CO ₂ -e)	Reason for change
Computer and technical services	21.27	33.25	The increase in computer and technical services reflects a 14.46% rise in the emissions factor between FY24 and FY25, and a 36% increase in expenses due to IT projects include upgrading laptops at lease end and enhancing security throughout our IT infrastructure and devices.
Short economy class flights (>400km, ≤3,700km)	3.69	18.46	There has been an increase in travel requirements for projects located in Tasmania.

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

Certified brand name	Product/Service/Building/Precinct used
GPT Group	550 Bourke St, Melbourne 3000. Base building (100% renewable electricity and carbon neutral refrigerants, natural gas, landfill, recycling and water)

Emissions summary

The electricity summary is available in Appendix B. Electricity emissions were calculated using a market-based approach.

Emission category	Scope 1 emissions (t CO₂-e)	Scope 2 emissions (t CO₂-e)	Scope 3 emissions (t CO₂-e)	Total emissions (t CO₂-e)
Accommodation and facilities	0.00	0.00	4.06	4.06
Cleaning and Chemicals	0.00	0.00	0.70	0.70
Climate Active carbon neutral products and services	0.00	0.00	0.00	0.00
Construction Materials and Services	0.00	0.00	0.13	0.13
Electricity	0.00	0.00	0.00	0.00
Food	0.00	0.00	3.35	3.35
ICT services and equipment	0.00	0.00	38.72	38.72
Office equipment & supplies	0.00	0.00	1.09	1.09
Postage, courier and freight	0.00	0.00	0.09	0.09
Products	0.00	0.00	0.08	0.08
Professional Services	0.00	0.00	58.71	58.71
Refrigerants	0.00	0.00	0.00	0.00
Stationary Energy (gaseous fuels)	0.00	0.00	0.00	0.00
Stationary Energy (liquid fuels)	0.00	0.00	0.00	0.00
Transport (Air)	0.00	0.00	18.55	18.55
Transport (Land and Sea)	0.00	0.00	17.04	17.04
Waste	0.00	0.00	0.00	0.00
Water	0.00	0.00	0.00	0.00
Working from home	0.00	0.00	2.85	2.85
Total emissions (t CO₂-e)	0.00	0.00	145.37	145.37
<i>Figures may not sum to total due to rounding.</i>				

Uplift factors

An uplift factor is an upwards adjustment to the total carbon inventory to account for relevant emissions that cannot be reasonably quantified or estimated. This conservative accounting approach helps ensure the integrity of the carbon neutral claim.

Reason for uplift factor	t CO ₂ -e
Additional 5% of the total carbon footprint added in line with the Climate Active Standard for a small organisation's boundary	7.27
Total of all uplift factors (t CO ₂ -e)	7.27
Total emissions footprint to offset (t CO₂-e) <i>(total emissions from summary table + total of all uplift factors)</i>	152.64

6. CARBON OFFSETS

Eligible offsets retirement summary

Offsets retired for Climate Active certification

Type of offset unit	Quantity used for this reporting period	Percentage of total units used
Verified Carbon Units (VCUs)	153	100.00%

Project name	Type of offset unit	Registry	Date retired	Serial number	Vintage	Total quantity retired	Quantity used in previous reporting periods	Quantity banked for future reporting periods	Quantity used for this reporting period	Percentage of total used this reporting period
Ghani Solar Renewable Power Project by Greenko Group	VCU	Verra Registry	11/12/2025	8558-31002598-31002707-VCS-VCU-997-VER-IN-1-1792-01012019-30092019-0	2019	110	0	0	110	71.90%
The Mai Ndombe REDD+ Project	VCU	Verra Registry	11/12/2025	12788-443186792-443186834-VCS-VCU-259-VER-CD-14-934-01012018-31122018-1	2018	43	0	0	43	28.10%
Offset Totals:						153	0	0	153	100.00%

Co-benefits

VCUs: Ghani Solar Renewable Power Project

The main purpose of this project activity is to generate clean form of electricity through renewable solar energy sources, involving installation of 500 MW solar capacity. Over the 10 years of the first crediting period the project is estimated to replace an approximate 996,010 t CO₂-e annually.

The outcomes of this initiative have been created to align with the following United Nations Sustainability Development Goals:



VCUs: The Mai Ndombe REDD+ Project

The Mai Ndombe REDD+ Project, located in the western part of the Democratic Republic of the Congo in Africa, will protect 248,956 hectares of the forest from industrial logging, unsustainable fuel wood extraction and slash and burn agriculture.

This project aims to conserve the flora and fauna within the designated area. By safeguarding two former logging concessions, it will preserve critical forested regions and their essential ecosystem services.

Many other additional project activities will help both local communities and biodiversity to minimise and adapt to expected climate change impacts. Improved seed distribution and training on improved agricultural methods will lead to increased yields and adaptation to changes in rainfall, the timing of growing seasons and changing temperatures.

The project is estimated to deliver over 175MTCO₂-e over 30 years.

The outcomes of this initiative have been created and measured against ten of the 17 United Nations Sustainability Development Goals:



7. RENEWABLE ENERGY CERTIFICATE (REC) SUMMARY

Renewable Energy Certificate (REC) summary

Not applicable.

APPENDIX A: ADDITIONAL INFORMATION

Not applicable.

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 **market-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 renewable electricity generated	0	0	0%
Total non-grid renewable electricity	0	0	0%
LGC Purchased and retired (kWh) (including PPAs)	0	0	0%
GreenPower	17,486	0	59%
Climate Active precinct/building (voluntary renewables)	9,950	0	34%
Precinct/Building (LRET)	2,214	0	7%
Precinct/Building jurisdictional renewables (LGCS surrendered)	0	0	0%
Electricity products (voluntary renewables)	0	0	0%
Electricity products (LRET)	0	0	0%
Electricity products jurisdictional renewables (LGCs surrendered)	0	0	0%
Jurisdictional renewables (LGCs surrendered)	0	0	0%
Jurisdictional renewables (LRET) (applied to ACT grid electricity)	0	0	0%
Large Scale Renewable Energy Target (applied to grid electricity only)	3,181	0	11%
Residual Electricity	-3,181	-2,927	0%
Total renewable electricity (grid + non grid)	32,831	0	111%
Total grid electricity	29,650	0	111%
Total electricity (grid + non grid)	29,650	0	111%
Percentage of residual electricity consumption under operational control	0%		
Residual electricity consumption under operational control	0	0	
Scope 2	0	0	
Scope 3 (includes T&D emissions from consumption under operational control)	0	0	
Residual electricity consumption not under operational control	-3,181	-2,927	
Scope 3	-3,181	-2,927	

Total renewables (grid and non-grid)	110.73%
Mandatory	18.20%
Voluntary	92.53%
Behind the meter	0.00%
Residual scope 2 emissions (t CO₂-e)	0.00
Residual scope 3 emissions (t CO₂-e)	-2.93
Scope 2 emissions liability (adjusted for already offset carbon neutral electricity) (t CO₂-e)	0.00
Scope 3 emissions liability (adjusted for already offset carbon neutral electricity) (t CO₂-e)	0.00
Total emissions liability (t CO₂-e)	0.00

Figures may not sum to total 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	
		(kWh)	Scope 2 Emissions (kg CO ₂ -e)	Scope 3 Emissions (kg CO ₂ -e)	(kWh)	Scope 3 Emissions (kg CO ₂ -e)
Percentage of grid electricity consumption under operational control	59%					
VIC	29,650	17,493	13,470	1,574	12,156	10,454
Grid electricity (scope 2 and 3)	29,650	17,493	13,470	1,574	12,156	10,454
VIC	0	0	0	0		
Non-grid electricity (behind the meter)	0	0	0	0		
Total electricity (grid + non grid)	29,650					

Residual scope 2 emissions (t CO ₂ -e)	13.47
Residual scope 3 emissions (t CO ₂ -e)	12.03
Scope 2 emissions liability (adjusted for already offset carbon neutral electricity) (t CO ₂ -e)	7.94
Scope 3 emissions liability (adjusted for already offset carbon neutral electricity) (t CO ₂ -e)	7.09
Total emissions liability	15.04

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)
GPT, 550 Bourke Street, Melbourne 3000, Victoria	12,164	0
<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>		

Climate Active carbon neutral electricity products

Climate Active carbon neutral electricity product used	Electricity claimed from Climate Active electricity products (kWh)	Emissions (kg CO ₂ -e)
Not applicable	0	0
<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>		

APPENDIX C: INSIDE EMISSIONS BOUNDARY

Non-quantified emission sources

The following emissions sources have been assessed as relevant, are captured within the emissions boundary, but are not measured (quantified) in the carbon inventory. 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
Not applicable	

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 EMISSIONS BOUNDARY

Excluded emission sources

The below emission sources have been assessed as not relevant to an organisation's operations and are outside of its emissions boundary. These emissions are not part of the carbon neutral claim. Emission sources considered for relevance must be included within the certification boundary if they meet two of the five relevance criteria. Those which only meet one condition of the relevance test can be excluded from the certification boundary.

Emissions tested for relevance are detailed below against each of the following criteria:

1. **Size** The emissions from a particular source are likely to be large relative to the organisation's electricity, stationary energy and fuel emissions
2. **Influence** The responsible entity has the potential to influence the reduction of emissions from a particular source.
3. **Risk** The emissions from a particular source contribute to the organisation's greenhouse gas risk exposure.
4. **Stakeholders** Key stakeholders deem the emissions from a particular source are relevant.
5. **Outsourcing** The emissions are from outsourced activities previously undertaken within the organisation's boundary, or from outsourced activities typically undertaken within the boundary for comparable organisations.

Excluded emissions sources summary

Emission sources tested for relevance	Size	Influence	Risk	Stakeholders	Outsourcing	Justification
Not applicable						





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