



PUBLIC DISCLOSURE STATEMENT

ONE FELL SWOOP PARTNERSHIP PTY LTD

ORGANISATION CERTIFICATION


CY2021

Australian Government
Climate Active
Public Disclosure Statement



An Australian Government Initiative



NAME OF CERTIFIED ENTITY	One Fell Swoop Partnership Pty Ltd
REPORTING PERIOD	1 January 2021 – 31 December 2021 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>Christopher Rooke Managing Partner 22 December 2022</p>



Australian Government
**Department of Industry, Science,
 Energy and Resources**

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Version March 2022. To be used for FY20/21/CY2021 reporting onwards.



1. CERTIFICATION SUMMARY

TOTAL EMISSIONS OFFSET	482 tCO ₂ -e
OFFSETS BOUGHT	100% VCU's
RENEWABLE ELECTRICITY	N/A
TECHNICAL ASSESSMENT	18/5/2023 Luke Huels Organisation Next technical assessment due: CY2024
THIRD PARTY VALIDATION	Type 1 Date: 20/12/2022 Name: Benjamin Jenkins Organisation: GPP Audit

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2. CARBON NEUTRAL INFORMATION

Description of certification

This inventory has been prepared for the calendar year from 1 January 2021 to 31 December 2021 and covers the Australian business operations of One Fell Swoop Partnership Pty Ltd, trading as One Fell Swoop.

The operational boundary has been defined based on an operational control test, in accordance with the principles of the National Greenhouse and Energy Reporting Act 2007. This includes the following facilities:

- Suites 1.01, 1.02, and 1.10, 9-11 Claremont Street, South Yarra 3141 VIC
- Suite 513, 50 Holt Street, Surry Hills 2010 NSW

The methods used for collating data, performing calculations, and presenting the carbon account are in accordance with the following standards:

- Climate Active Standards
- The Greenhouse Gas Protocol: A Corporate Accounting and Reporting Standard (Revised Edition)
- National Greenhouse and Energy Reporting (Measurement) Determination 2008

“We are passionately committed to creating sustainable communities for older people. Australia’s seniors are demanding green initiatives along with designs and lived experiences that reduce environmental impacts. And we’re listening. We want to work with our clients to create carbon neutral communities to benefit their customers and future generations.”

Organisation description

One Fell Swoop Partnership Pty Ltd (ABN 87 611 502 339) and its wholly owned subsidiary One Fell Swoop Realty Pty Ltd (ABN 15 504 746 246) is the leading provider of research, advisory, marketing, advertising, sales and operations for Australia's retirement living, land lease, assisted living and aged care sectors. As such, we're dedicated to raising industry standards. We strive to create sustainable, visionary communities for discerning older people. Since 2012 we have teamed with our clients to develop, market and sell seniors' living communities worth over \$8 billion. We work closely with leading operators within Australia's senior sector; many are respected profit-for-purpose organisations and have been our clients for more than 10 years.

One Fell Swoop came into being as a response to a gap in the marketplace for a niche senior sector agency that could deliver a suite of services from a single touchpoint. With a staff of 30 plus, we bring together each unique skillset within our team in order to realise our clients' vision across our three operating divisions. Seamless transfer of knowledge is our hallmark. We own development outcomes from project inception through to welcoming first residents into their new homes.

As members of several peak industry bodies, we regularly speak at conferences locally and around the world. Additionally, our annual International Study Tour brings together the world's leading minds within the sector – a unique forum in which to share the latest service model and built-form innovations. And our proprietary quarterly, quantitative survey, OFS Pulse 65+, looks at key themes around retirement living and aged care, while tracking changes in seniors' behaviours, perceptions and attitudes.

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 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 or precinct'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		Outside emission boundary
<p><u>Quantified</u></p> <ul style="list-style-type: none"> 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 & supplies Postage, courier and freight Products Professional Services Refrigerants Stationary Energy (gaseous fuels) Transport (Air) Transport (Land and Sea) Waste 	<p><u>Non-quantified</u></p> <p>N/A</p>	<p><u>Excluded</u></p> <p>N/A</p>
	<p><u>Optionally included</u></p> <p>N/A</p>	

Data management plan for non-quantified sources

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

4. EMISSIONS REDUCTIONS

Emissions reduction strategy

The table below summarises One Fell Swoop’s emissions reduction strategy, based on the assessed emissions for CY2021

Reduction Strategy

Overarching Target	Absolute or intensity based? % per year	30% reduction in t CO ₂ -e/\$m revenue by 2030, compared to a base year of 2021 3.75% per year for eight years
Scope 1	How will you address this scope	Very little Scope One emissions generated by One Fell Swoop, as a predominately a professional services provider
Scope 2	How will you address this scope	All One Fell Swoop offices will switch to 100% carbon neutral power from 2023, eliminating most of our Scope Two emissions
Scope 3	How will you address this scope	One Fell Swoop will commit to the following to reduce Scope Three emissions: <ul style="list-style-type: none"> • Increased use of carbon neutral / Climate Active suppliers across our supply chain • Increase in the accuracy of supplier emission data through engagement and prioritising suppliers with available data to help us make more informed decisions about their products and services that will result in the lowest emissions possible. In turn, allowing us to educate customers on products and services that will have the lowest carbon emissions. • Staff engagement to encourage and incentivise emissions reduction practices both at work and at home
Verifiable	Do you plan on releasing any communications that verify your emission plans?	We will be detailing our reduction targets and our progress towards these targets on our website. We will send emails to our clients, suppliers, and key stakeholders, with regular updates on our emissions reduction work and details of our offset projects.

5. EMISSIONS SUMMARY

Use of Climate Active carbon neutral products and services

One Fell Swoop purchases flight offsets through Qantas. Additionally, this assessment and Climate Active submission was prepared with the assistance of [Pangolin Associates](#) and these services are also carbon neutral.

Organisation emissions summary

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

Emissions Category	Sum of Scope 1 (t CO2-e)	Sum of Scope 2 (t CO2-e)	Sum of Scope 3 (t CO2-e)	Sum of Total Emissions (t CO2-e)
Accommodation and facilities	0.00	0.00	7.38	7.38
Cleaning and Chemicals	0.00	0.00	2.34	2.34
Climate Active Carbon Neutral Products and Services	0.00	0.00	0.00	0.00
Construction Materials and Services	0.00	0.00	15.56	15.56
Electricity	0.00	30.98	0.00	30.98
Food	0.00	0.00	9.25	9.25
ICT services and equipment	0.00	0.00	82.88	82.88
Office equipment & supplies	0.00	0.00	63.33	63.33
Postage, courier and freight	0.00	0.00	1.02	1.02
Products	0.00	0.00	2.68	2.68
Professional Services	0.00	0.00	169.82	169.82
Refrigerants	2.13	0.00	0.00	2.13
Stationary Energy (gaseous fuels)	0.06	0.00	0.02	0.08
Transport (Air)	0.00	0.00	39.31	39.31
Transport (Land and Sea)	0.00	0.00	46.77	46.77
Waste	0.00	0.00	0.87	0.87
Water	0.00	0.00	0.37	0.37
Working from home	0.00	0.00	6.35	6.35
Grand Total	2.19	30.98	447.96	481.13

Uplift factors

N/A

6. CARBON OFFSETS

Offsets retirement approach

In arrears

1. Total emissions footprint to offset for this report	482
2. Total eligible offsets purchased and retired for this report	506
3. Total eligible offsets banked to use toward next year's report	24

Co-benefits

OFS stapled their credits with a local project, **Canopy Blue**. Canopy Blue is an organisation partnered with The University of Western Australia on a mission to restore over 100,000 Ha of lost kelp forest as a nature based solution to climate change.

Kelp Forests provide critical ecosystem services to humans, similar to those provided by coral reefs and tropical forests. They also possess a much greater capacity for rapid growth and regeneration than most other ecosystems, taking 2 years to grow to their full biomass. The benefits provided by kelp forests span 14 of the 18 categories of nature's contributions to people identified by the Intergovernmental Science-Policy Platform on Biodiversity and Ecosystem Services (IPBES).

Kelp create underwater habitats (like corals and mangroves) that support high biodiversity by supplying a physical structure for nurseries for juvenile fish. Key species in a kelp forest include: crayfish, octopus, reef fish and in many places mammals such as seals and sea lions, otters, dolphins and whales. Australia's kelp forests form the Great Southern Reef (GSR) which is a global biodiversity hotspot, ~70% of the fish, seaweeds and invertebrate species in the Great Southern Reef are found nowhere else in the world! (comparable rates of endemism for the Great Barrier Reef are <10%).

Kelp forests represent an important and underappreciated carbon sink in the ocean. They are some of the fastest growing plants on the planet. Kelps store organic carbon as standing biomass and sequester carbon through the export and burial of detritus in the deep ocean. Kelp plants take up inorganic carbon (including CO₂) from water and convert it into plant tissue (i.e., organic carbon biomass). In this way kelp forests can be regarded as a carbon sink. Also, living kelp are continuously exporting biomass and carbon to adjacent environments where it is long- term buried in seafloor sediments or transported to deep ocean carbon stores.

Please see the certificate of retirement in Appendix A.

The **Bundled Wind Power Project by Mytrah Group** displaces an equivalent amount of power from the grid, which is fed mainly by fossil fuel-fired power plants. Therefore, it results in a reduction of GHG emissions. Mytrah Wind, the project owner, also runs a wide CSR scheme that supports the wellbeing of local communities. This includes investment to improve access to education, clean water and a focus on reducing unemployment and the lack of opportunities for young people in the area. It also runs two community camps, together with UNICEF, to empower young women by educating them on their rights, creative abilities and skills in healthcare, while a safe water project provides clean water, sanitation education and improved latrine services.

The **Rimba Raya REDD+ Biodiversity Project** has successfully defended 64,500 hectares of carbon and biodiversity-rich lowland peat forest from conversion to oil palm plantations, which surround the project area and adjacent Tanjung Puting National Park. Rimba Raya protects over 120 threatened and endangered species in the project area including the endangered Borneo Orangutan and supports over 10,000 forest-dependent community members living in and along the boundaries of the project, who have traditionally held no tenure and who have used the forest in an unsustainable way.

The **20 MWAC SKCIL Solar Power Plant Project** helps to create employment opportunities, infrastructure, and clean technology investment in the region. In addition, it reduces the production of specific pollutants like SO_x, NO_x, and SPM associated with conventional thermal power generation facilities. Associated co-benefits include:

Social wellbeing: The project would help in generating employment opportunities during the construction and operation phases. The project activity will lead to development in infrastructure in the region like development of roads and may promote business with improved power generation.

Economic wellbeing: The project is a clean technology investment in the region, which would not have been taken place in the absence of the VCS benefits the project activity will also help to reduce the demand supply gap in the state. The project activity will generate power using zero emissions solar based power generation which helps to reduce GHG emissions and specific pollutants like SO_x, NO_x, and SPM associated with the conventional thermal power generation facilities.

Eligible offsets retirement summary

Offsets cancelled for Climate Active Carbon Neutral Certification											
Project description	Type of offset units	Registry	Date retired	Serial number (and hyperlink to registry transaction record)	Vintage	Stapled quantity	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	Percentage of total (%)
Bundled Wind Power Project by Mytrah Group	VCU	VERRA	21/12/2022	6918-358612948-358613074-VCU-034-APX-IN-1-1728-01012017-24112017-0	2017	0	127	0	0	127	26%
Rimba Raya Biodiversity Reserve Project	VCU	VERRA	21/12/2022	7627-414496215-414496340-VCU-016-MER-ID-14-674-01072014-31122014-1	2014	0	126	0	24	102	21%
20 MWAC (22 MWDC) SKCIL SOLAR POWER PLANT PROJECT	VCU	VERRA	21/12/2022	8607-33712298-33712424-VCS-VCU-1491-VER-IN-1-1854-01042018-30092018-0	2018	0	127	0	0	127	26%
Midilli Hydroelectric Power Plant, stapled with:	VCU	VERRA	21/12/202	12432-410601750-410601875-VCS-VCU-290-VER-TR-1-1330-01012016-31122016-0	2016	-	126	0	0	126	26%
Kelp Reforestation Project	Canopy Blue	N/A	22/12/2022	See Appendix A.	-	126	0	0	0	0	0
Total offsets retired this report and used in this report										482	
Total offsets retired this report and banked for future reports										24	
Type of offset units		Quantity (used for this reporting period claim)					Percentage of total				
Verified Carbon Units (VCUs)		482					100%				

7. RENEWABLE ENERGY CERTIFICATE (REC) SUMMARY

Renewable Energy Certificate (REC) summary

N/A

APPENDIX A: ADDITIONAL INFORMATION

Kelp Reforestation Credit Certificate



Presented to:

One Fell Swoop Partnership Pty Ltd

This certificate guarantees the permanent retirement of 126 Canopy Blue, Kelp Reforestation credits.

This equates to 126 Kelp plants grown in the lab and deployed into the Kalbarri restoration area, along with the permanent retirement of 126 tonnes of CO2 equivalent (*stapled credit) on behalf of :

One Fell Swoop Partnership Pty Ltd for their CY2021 Climate Active certification.

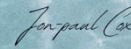
**Stapled Credit -
Project: Midilli Hydroelectric Power Plant, Turkey
Registry: Verra
Serial No's : 8607-33712298-33712424-VCS-VCU-1491-VER-IN-1-1854-01042018-30092018-0 Qty: 126*



Certification period
2022

Kelp Reforestation Credit Certificate
KRC11119 - 11245

Date of issuance:
22/12/2022



Jon-paul Cox, CEO - Canopy Blue Pty Ltd

APPENDIX B: ELECTRICITY SUMMARY

Electricity emissions are calculated using a location-based approach

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.

Market Based Approach Summary			
Market Based Approach	Activity Data (kWh)	Emissions (kgCO 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 & Precinct LGCs)	0	0	0%
GreenPower	0	0	0%
Jurisdictional renewables (LGCs retired)	0	0	0%
Jurisdictional renewables (LRET) (applied to ACT grid electricity)	0	0	0%
Large Scale Renewable Energy Target (applied to grid electricity only)	6,015	0	19%
Residual Electricity	26,426	26,277	0%
Total grid electricity	32,441	26,277	19%
Total Electricity Consumed (grid + non grid)	32,441	26,277	19%
Electricity renewables	6,015	0	
Residual Electricity	26,426	26,277	
Exported on-site generated electricity	0	0	
Emissions (kgCO ₂ e)		26,277	
Total renewables (grid and non-grid)	18.54%		
Mandatory	18.54%		
Voluntary	0.00%		
Behind the meter	0.00%		
Residual Electricity Emission Footprint (TCO₂e)	26		

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

Location Based Approach Summary

Location Based Approach	Activity Data (kWh)	Scope 2 Emissions (kgCO ₂ e)	Scope 3 Emissions (kgCO ₂ e)
ACT	0	0	0
NSW	11,147	8,694	780
SA	0	0	0
Vic	21,294	19,378	2,129
Qld	0	0	0
NT	0	0	0
WA	0	0	0
Tas	0	0	0
Grid electricity (scope 2 and 3)	32,441	28,072	2,910
ACT	0	0	0
NSW	0	0	0
SA	0	0	0
Vic	0	0	0
Qld	0	0	0
NT	0	0	0
WA	0	0	0
Tas	0	0	0
Non-grid electricity (Behind the meter)	0	0	0
Total Electricity Consumed	32,441	28,072	2,910

Emission Footprint (TCO₂e)	31
Scope 2 Emissions (TCO ₂ e)	28
Scope 3 Emissions (TCO ₂ e)	3

Climate Active Carbon Neutral Electricity summary

Carbon Neutral electricity offset by Climate Active Product	Activity Data (kWh)	Emissions (kgCO ₂ e)
N/A	0	0

Climate Active carbon neutral electricity is not renewable electricity. The emissions have been offset by another Climate Active member through their Product certification.

APPENDIX C: INSIDE EMISSIONS BOUNDARY

Non-quantified emission sources

The following sources emissions have been assessed as relevant, 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	(1) Immaterial	(2) Cost effective (but uplift applied)	(3) Data unavailable (but uplift applied & data plan in place)	(4) Maintenance
N/A	N/A	N/A	N/A	N/A

APPENDIX D: OUTSIDE EMISSIONS BOUNDARY

Excluded emission sources

The below emission sources have been assessed as not relevant to an organisation's or precinct'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.

Emission sources tested for relevance	(1) Size	(2) Influence	(3) Risk	(4) Stakeholders	(5) Outsourcing	Included in boundary?
N/A	N/A	N/A	N/A	N/A	N/A	N/A



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