

Climate Active Carbon Neutral certification

Public Disclosure Statement



THIS DOCUMENT WILL BE MADE PUBLICLY AVAILABLE

Responsible entity name: INVESCO AUSTRALIA LIMITED

Building / Premises name: 321 Exhibition St

Building Address: 321 Exhibition St, Melbourne, VIC 3000

Corresponding NABERS Energy Rating number OF33998

This building 321 Exhibition St 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 04/12/2024 to 03/12/2025.

Total emissions offset	425 tCO ₂ -e
Offsets bought	0.00% ACCUs, 100.00% VCU, 0.00% CERs, 0.00% VERs, 0.0% RMUs
Renewable electricity	74.82% of electricity is from renewable sources

Emissions Reduction Strategy

321 Exhibition St has achieved a NABERS Energy rating of 5 stars without GreenPower.

Expires 3rd of December 2025

Reporting Year Period

The rating period / reporting year 1/09/2023
 12 consecutive months of data used to calculate the NABERS Star rating. to
31/08/2024



1. Carbon Neutral Information

1A Introduction:

At Invesco, stewardship is the responsible allocation, management and oversight of capital to create long-term value for clients and beneficiaries, leading to sustainable benefits for the economy, the environment and society. At Invesco, we focus on sustainable value creation and effective risk mitigation, integrating financially material considerations in our investment capabilities, taking into account critical factors that help us deliver strong outcomes to clients.

In 2021, Invesco has joined the Net Zero Asset Managers Initiative (NZAM), supporting the goal of achieving net-zero greenhouse gas (GHG) emissions by 2050 or sooner for several strategies.

Since 2020, Invesco has published an annual climate change report in line with the recommendations of the Task Force on Climate-Related Financial Disclosures (TCFD), with its most recent publication in July 2023.

Within Invesco Real Estate—in line with recommendations of the Paris Climate Agreement—we are seeking to curb emissions, improve governance and strengthen climate-related financial disclosures, we have committed to net zero emissions across several strategies in our directly managed real estate portfolio by 2050 as part of our ESG+R (Environment, Social, Governance, Resilience) framework.

1B Emission sources within certification boundary

Table 1. Emissions Boundary		
The Building has achieved Carbon Neutral Certification for the	Base Building; or Whole Building.	<input checked="" 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

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	0.0
Scope 1: Natural gas	127.4
Scope 1: Diesel	0.0
Scope 2: Electricity	170.5
Scope 3: Natural gas	9.9
Scope 3: Diesel	0.0
Scope 3: Electricity	21.1
Scope 3: Waste	81.5
Scope 3: Water and Wastewater	13.9
Other Scope 1,2 and 3 emissions	0.0
Total Emissions	425

*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) ***			
Rimba Raya Biodiversity Reserve Project	VCU	Verra	5/12/2024	9900-157306161-157306572-VCS-VCU-263-VER-ID-14-674-01012018-31122018-1 https://registry.verra.org/myModule/rpt/myrpt.asp?r=206&h=271469	01/01/2018 - 31/12/2018	412	412	0	412	96.9%
Rimba Raya Biodiversity Reserve Project	VCU	Verra	5/12/2024	9900-157303549-157303561-VCS-VCU-263-VER-ID-14-674-01012018-31122018-1 https://registry.verra.org/myModule/rpt/myrpt.asp?r=206&h=271102	01/01/2018 - 31/12/2018	13	13	0	13	3.1%
TOTAL Eligible Quantity used for this reporting period claim									425	
TOTAL Eligible Quantity banked for 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 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)*	0
--	---

* 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
Total LGCs surrendered this report and used in this report								0			

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)	625,509	kWh
Mandatory * (RET) (cell D32)	158,509	kWh
LGCs voluntarily surrendered (cell D36+D37)	0	kWh
GreenPower voluntarily purchased (cell D34)	467,000	kWh
Onsite renewable energy consumed (cell D41+D43)	0	kWh
Onsite renewable energy exported (cell D40)	0	kWh
Total residual electricity (cell D44)	210,508	kWh
Percentage renewable electricity – (cell D46)	74.82%	
Market Based Approach Emissions Footprint (cell M44)	191,562	kgCO₂-e
Location Based Approach		
Location Based Approach Emissions Footprint (cell L47)	718,974	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 NABERS pathway, 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 19.17% 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 CO ₂ -e)
Method 1	Method 1 not applied
Method 2	Method 2 not applied
Total	0.00

Appendix D: Screenshots of offsets purchased

___ Report end ___