



EARTHCHECK

BENCHMARKING ASSESSMENT REPORT

ACCOMMODATION - BUSINESS HOTEL BENCHMARKING

RYDGES WORLD SQUARE
SYDNEY, AUSTRALIA



REPORT DATE: 13 September 2011

Benchmarking Data Collection Period: 1 January 2010 – 31 December 2010

The planet deserves more than half measures

OVERVIEW

This annual assessment of **Rydges World Square** was undertaken against EarthCheck benchmarking indicators and checklists developed for EarthCheck and listed below. ¹ They have been carefully selected to track performance in key areas of environmental and social performance impact. Their outcomes which are presented in this report are used by EarthCheck to evaluate whether the operation has reached the standards necessary to pass the benchmarking requirements, as stated in the EarthCheck Benchmarking Policy. ²

	Indicator Measure (Benchmark)
1 Policy	Policy is produced and in place
2 Energy	Energy Consumption (MJ / Guest Night)
	Green Power (%) ³
	Greenhouse Gas Emissions (Scope 1 and Scope 2) (kg CO ₂ -e / Guest Night)
3 Water	Potable Water Consumption (L / Guest Night)
	Recycled / Captured Water (%) ³
	Water Savings Rating (Points)
4 Waste	Waste Sent to Landfill (L / Guest Night)
	Recycled / Reused / Composted Waste (%) ³
	Waste Recycling Rating (Points)
5 Community	Community Commitment (%)
	Community Contributions Rating (Points)
6 Paper	Paper Products Rating (Points)
7 Cleaning	Cleaning Products Rating (Points)
8 Pesticides	Pesticide Products Rating (Points)

¹ Refer to the EarthCheck Sector Benchmarking Indicator (SBI) document for more information. For frequently asked questions (FAQs) about benchmarking or specific help, please log on to 'My EarthCheck' and visit your EarthCheck Benchmarking software.

² To meet the requirements stipulated in the EarthCheck Company Standard, the benchmarks for all the submitted EarthCheck indicators need to be at, or better than, the Baseline level. Baseline and Best Practice performance levels are set with reference to the type of activity (registered sector/s) and appropriate national and international data which take into account social, geographical and climatic impacts.

First-time benchmarking operations that fail to meet the minimum requirements (Baseline performance or better) for up to two submitted EarthCheck indicators (with a third indicator within 10% of the Baseline level), will be permitted to pass benchmarking. The operation is however, given a maximum of 12 months to improve performance in at least one of the indicators to Baseline performance or better. If on the next submission this is not achieved without substantiated evidence that the situation was beyond the control of the operation (e.g., occurrence of a natural disaster), then the right to use the appropriate EarthCheck logo will be withdrawn.

As a standard policy, all EarthCheck indicators are continuously reviewed, along with the performance levels which operators have to achieve in order to meet the requirements of the Company Standard. This review takes into account "business-as-usual" changes in practices and equipment, and is used to update where appropriate Baseline and Best Practice levels.

³ These indicators are for guidance only and do not affect the overall benchmarking evaluation.

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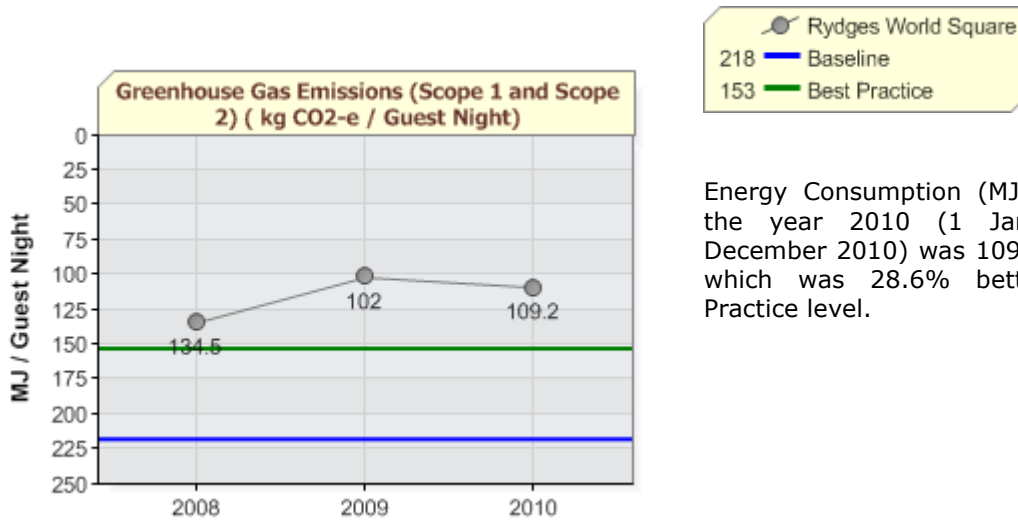
ACCOMMODATION - BUSINESS HOTEL PERFORMANCE BENCHMARKS

Current performance: Below Baseline * At or above Baseline ✓ At or above Best Practice ★

1. Policy ★

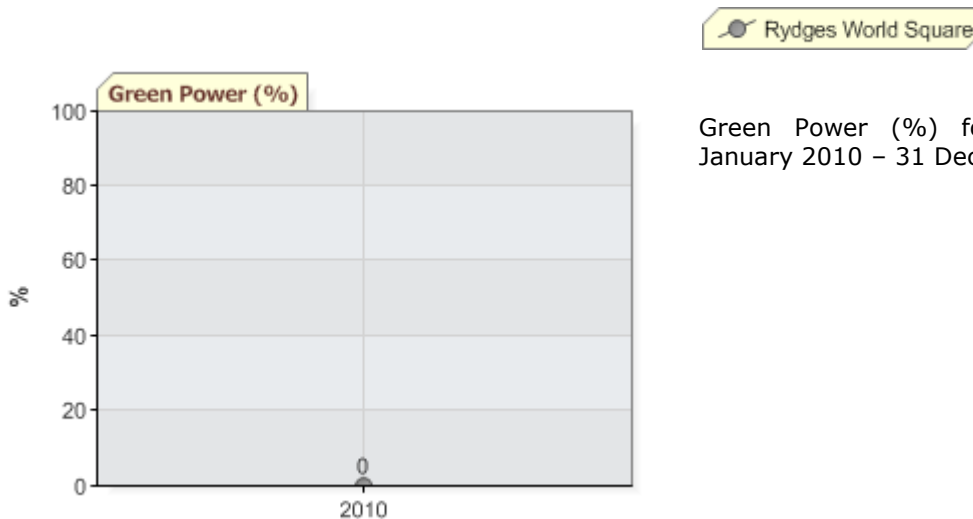
2. Energy

Energy Consumption (MJ / Guest Night) ★



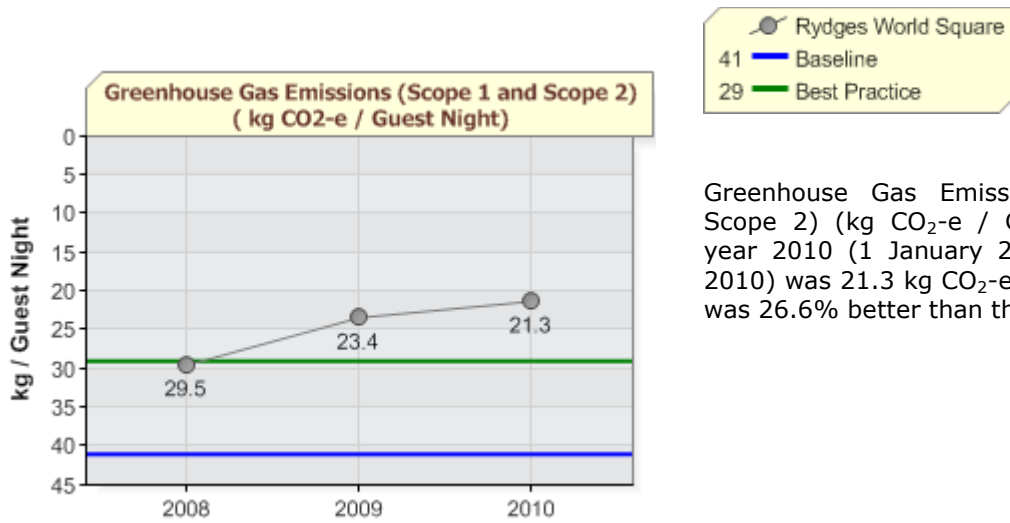
Energy Consumption (MJ / Guest Night) for the year 2010 (1 January 2010 – 31 December 2010) was 109.2 MJ / Guest Night, which was 28.6% better than the Best Practice level.

Green Power (%)



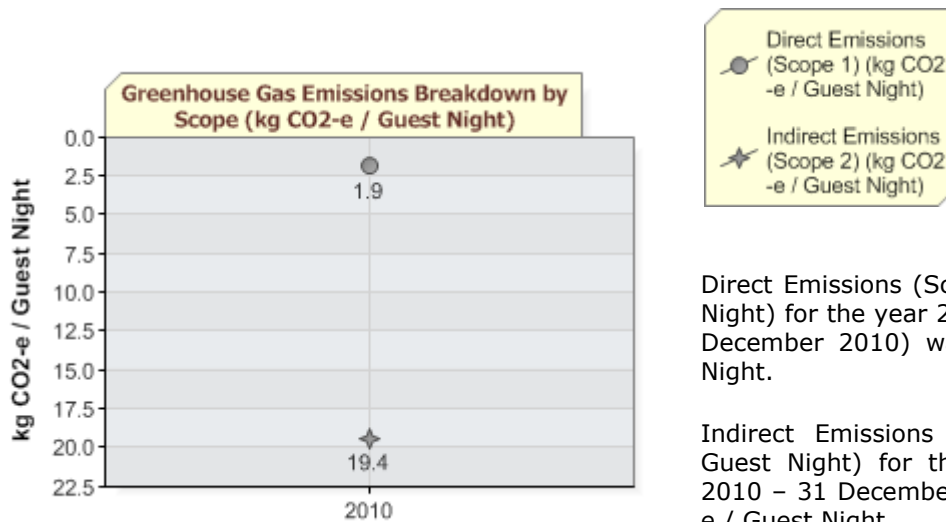
Green Power (%) for the year 2010 (1 January 2010 – 31 December 2010) was 0%.

Greenhouse Gas Emissions (Scope 1 and Scope 2) (kg CO₂-e / Guest Night) ★



Greenhouse Gas Emissions (Scope 1 and Scope 2) (kg CO₂-e / Guest Night) for the year 2010 (1 January 2010 – 31 December 2010) was 21.3 kg CO₂-e / Guest Night, which was 26.6% better than the Best Practice level.

Greenhouse Gas Emissions Breakdown by Scope (kg CO₂-e / Guest Night)



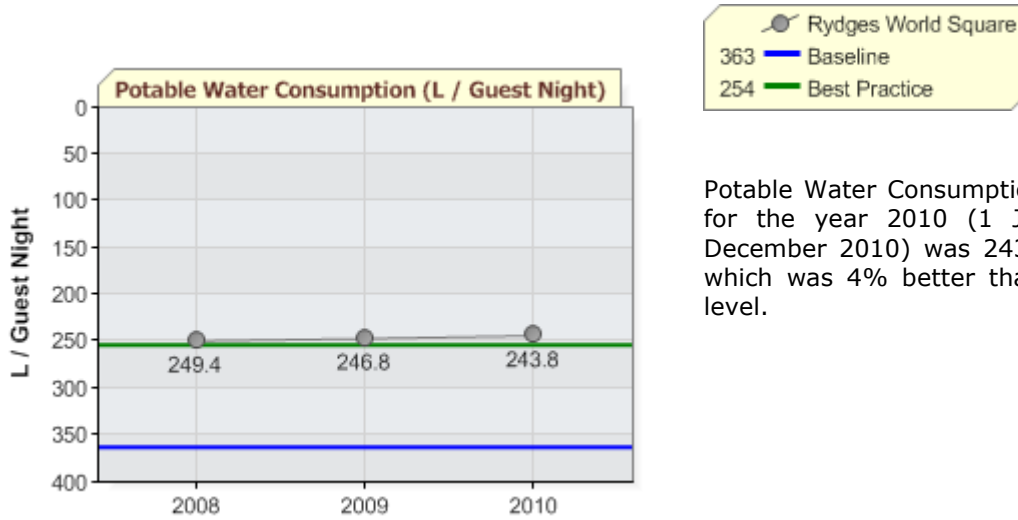
Direct Emissions (Scope 1) (kg CO₂-e / Guest Night) for the year 2010 (1 January 2010 – 31 December 2010) was 1.9 kg CO₂-e / Guest Night.

Indirect Emissions (Scope 2) (kg CO₂-e / Guest Night) for the year 2010 (1 January 2010 – 31 December 2010) was 19.4 kg CO₂-e / Guest Night.

Direct Emissions (Scope 1)								
Stationary Fuel Combustion								
Type	Quantity	Unit	Energy Consumption (MJ)	CO ₂ Emission Estimate (t CO ₂ -e)	CH ₄ Emission Estimate (t CO ₂ -e)	N ₂ O Emission Estimate (t CO ₂ -e)	Total Emission Estimate (t CO ₂ -e)	
Natural gas	7111	GJ	7111000.0	425.9	0.7	8.8	435.5	
subtotal			7111000.0	425.9	0.7	8.8	435.5	
TOTAL			7111000.0	425.9	0.7	8.8	435.5	
Indirect Emissions (Scope 2)								
Purchased Electricity								
Quantity	Unit	% Green Power	Provider	Energy Consumption (MJ)	CO ₂ Emission Estimate (t CO ₂ -e)	CH ₄ Emission Estimate (t CO ₂ -e)	N ₂ O Emission Estimate (t CO ₂ -e)	Total Emission Estimate (t CO ₂ -e)
5069554	Kilowatt hour (kWh)	0	Australia, NSW	18250394.4	-	-	-	4511.9
subtotal				18250394.4	-	-	-	4511.9
TOTAL				18250394.4	-	-	-	4511.9
Greenhouse Gas Emissions (Scope 1 and Scope 2)								
GRAND TOTAL				25361394.4	425.9	0.7	8.8	4947.4

3. Water

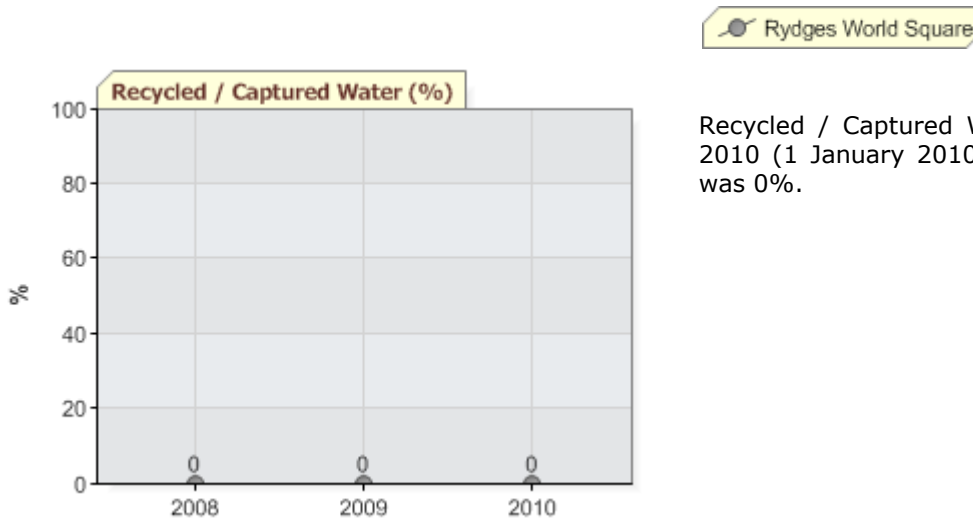
Potable Water Consumption (L / Guest Night) ★



Potable Water Consumption (L / Guest Night) for the year 2010 (1 January 2010 - 31 December 2010) was 243.8 L / Guest Night, which was 4% better than the Best Practice level.

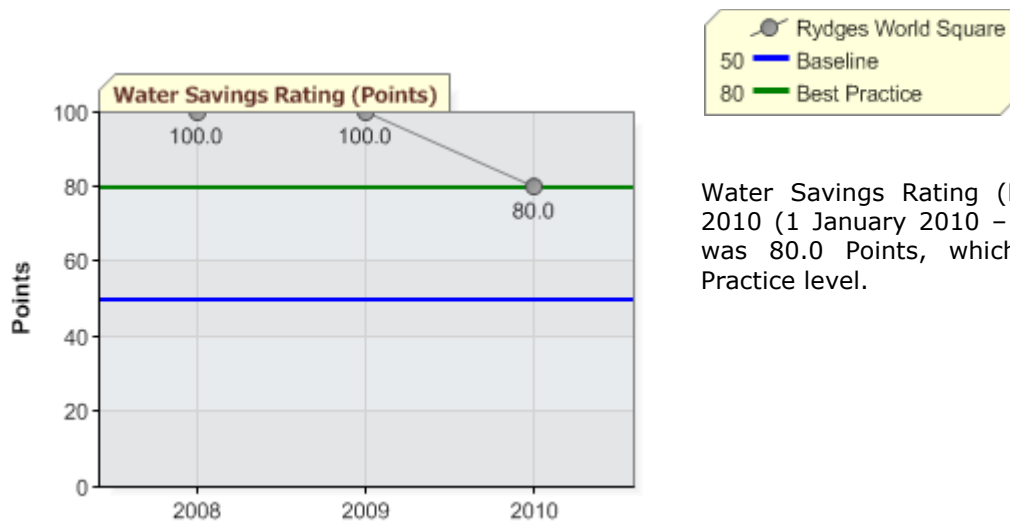
Quantity	Unit	Potable Water Consumption (kL)
56616	kilolitres (kL)	56616.0 kL
	Totals:	56616.0 kL

Recycled / Captured Water (%)



Recycled / Captured Water (%) for the year 2010 (1 January 2010 - 31 December 2010) was 0%.

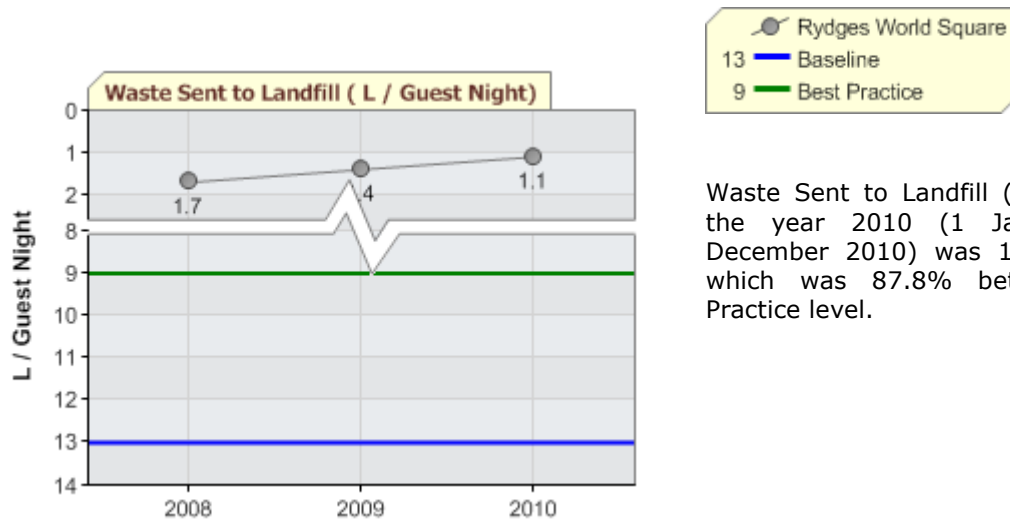
Water Savings Rating (Points) ★



Water Savings Measures	Frequency / Percentage Rating	Water Savings Rating (Points)
Check for leaks	Every week	100.0 Points
Low/dual flush toilets	100%	100.0 Points
Low flow tap fittings	100%	100.0 Points
Low flow shower fittings	100%	100.0 Points
Water sprinklers used after dark	Not Relevant / Not Available	
Minimal irrigation landscaping	Not Relevant / Not Available	
Use of recycle/grey/rain water	0%	0.0 Points
	Overall Rating:	80.0 Points

4. Waste

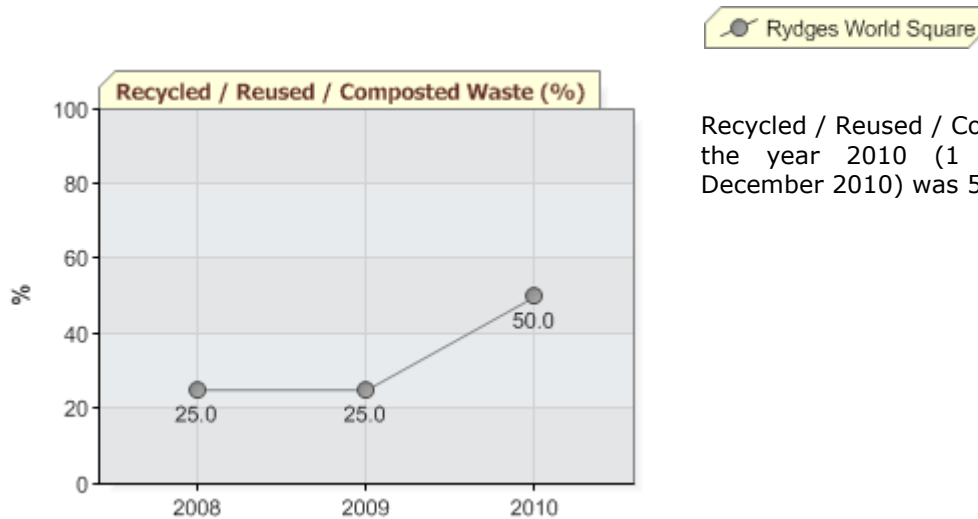
Waste Sent to Landfill (L / Guest Night) ★



Waste Sent to Landfill (L / Guest Night) for the year 2010 (1 January 2010 - 31 December 2010) was 1.1 L / Guest Night, which was 87.8% better than the Best Practice level.

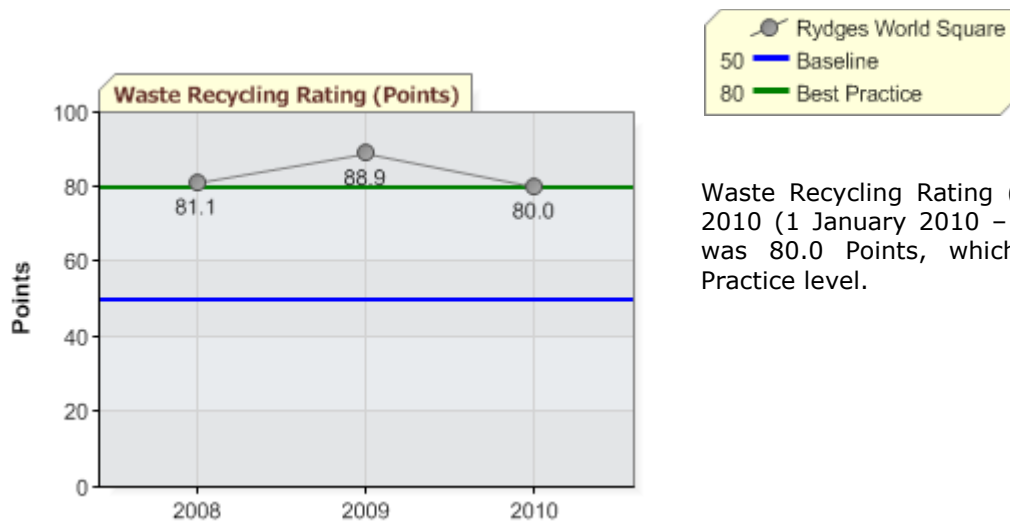
Quantity	Unit	Waste Sent to Landfill (m ³)
172.9	tonnes (compacted)	266.0 m ³
		266.0 m³

Recycled / Reused / Composted Waste (%)



Recycled / Reused / Composted Waste (%) for the year 2010 (1 January 2010 - 31 December 2010) was 50.0%.

Waste Recycling Rating (Points) ★

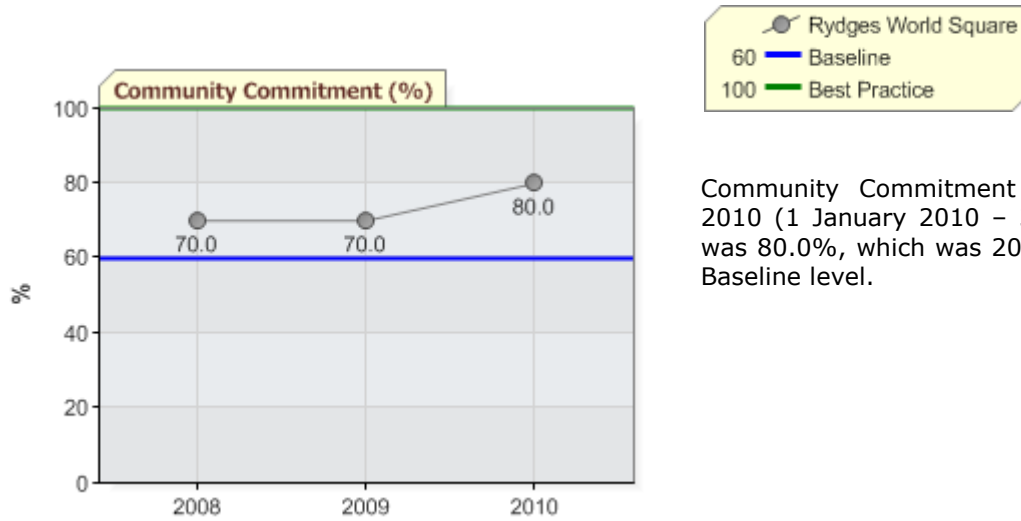


Waste Recycling Rating (Points) for the year 2010 (1 January 2010 – 31 December 2010) was 80.0 Points, which was at the Best Practice level.

Waste Recycling Measures	Frequency / Percentage Rating	Waste Recycling Rating (Points)
Glass	100%	100.0 Points
Paper/card	100%	100.0 Points
Iron & steel (ferrous metals)	Not Relevant / Not Available	
Other metals (non-ferrous)	100%	100.0 Points
Plastics	100%	100.0 Points
Rubber	Not Relevant / Not Available	
Green waste	0%	0.0 Points
	Overall Rating:	80.0 Points

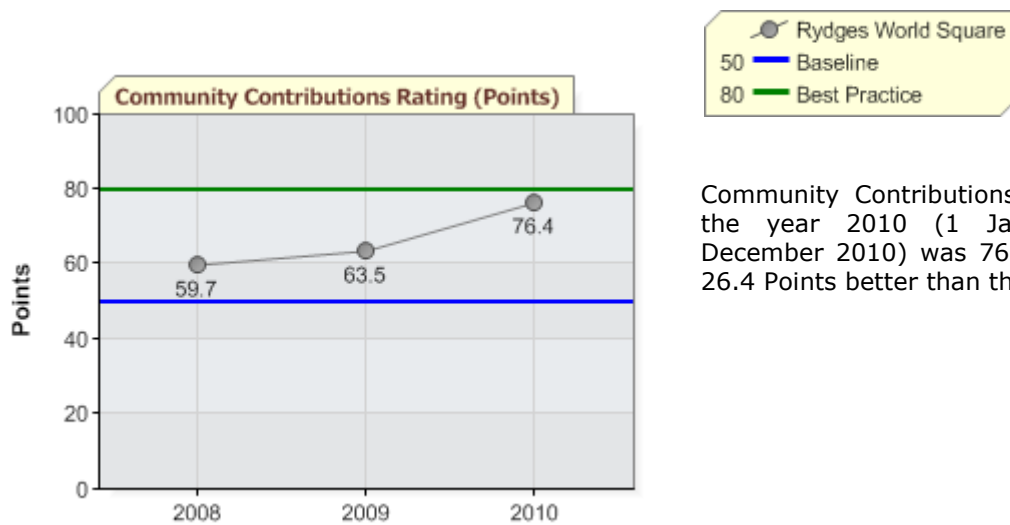
5. Community

Community Commitment (%) ✓



Community Commitment (%) for the year 2010 (1 January 2010 – 31 December 2010) was 80.0%, which was 20.0% better than the Baseline level.

Community Contributions Rating (Points) ✓

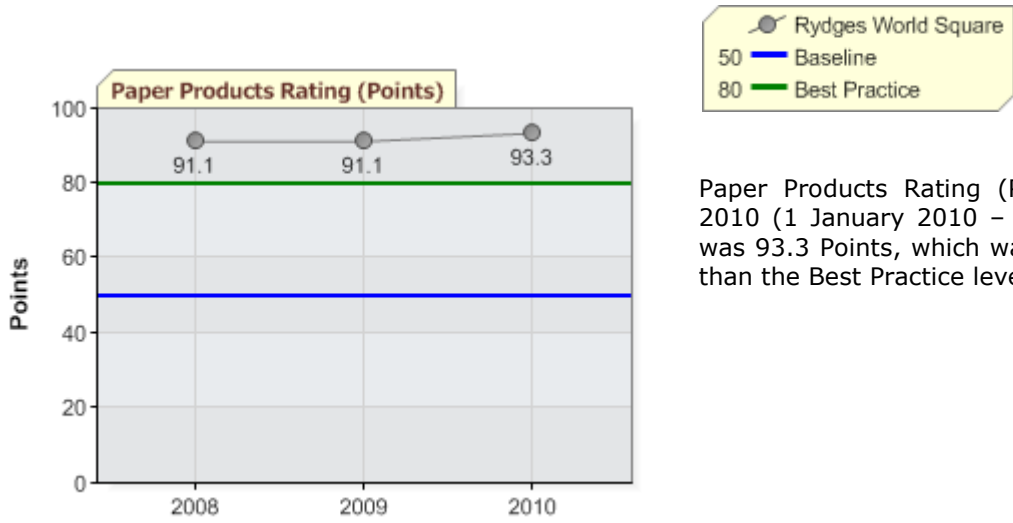


Community Contributions Rating (Points) for the year 2010 (1 January 2010 – 31 December 2010) was 76.4 Points, which was 26.4 Points better than the Baseline level.

Community Contributions Measures	Frequency / Percentage Rating	Community Contributions Rating (Points)
Net income spent on sustainability programs	0.1% - 1.9%	54.0 Points
Perishable purchased goods that are of local origin	60-79%	73.9 Points
Service contracts given to local contractors	80-99%	88.9 Points
Staff received training on sustainability issues	80-99%	88.9 Points
	Overall Rating:	76.4 Points

6. Paper

Paper Products Rating (Points) ★

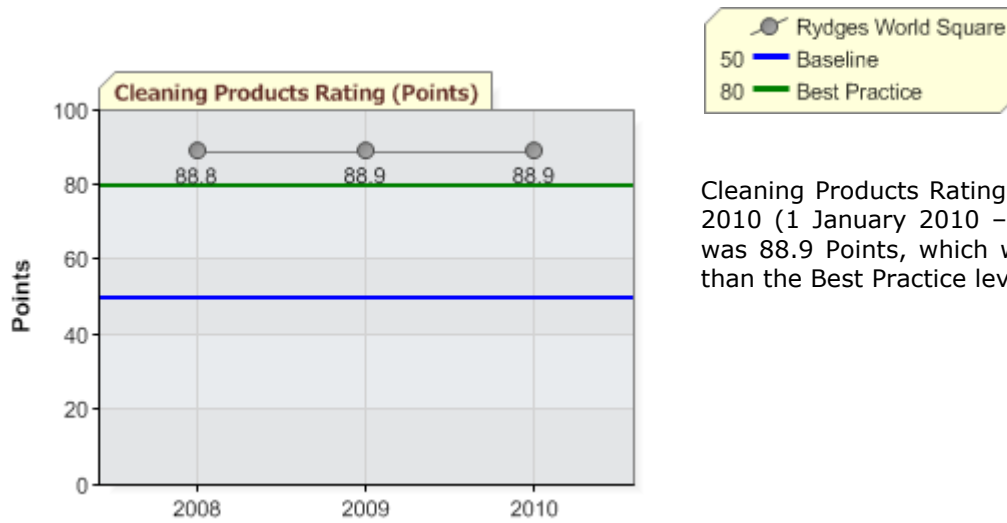


Paper Products Rating (Points) for the year 2010 (1 January 2010 – 31 December 2010) was 93.3 Points, which was 13.3 Points better than the Best Practice level.

Paper Products Measures	Frequency / Percentage Rating	Paper Products Rating (Points)
Office paper	80-99%	88.9 Points
Serviettes	80-99%	88.9 Points
Tissues	100%	100.0 Points
Toilet tissue	100%	100.0 Points
Paper towels	80-99%	88.9 Points
	Overall Rating:	93.3 Points

7. Cleaning

Cleaning Products Rating (Points) ★

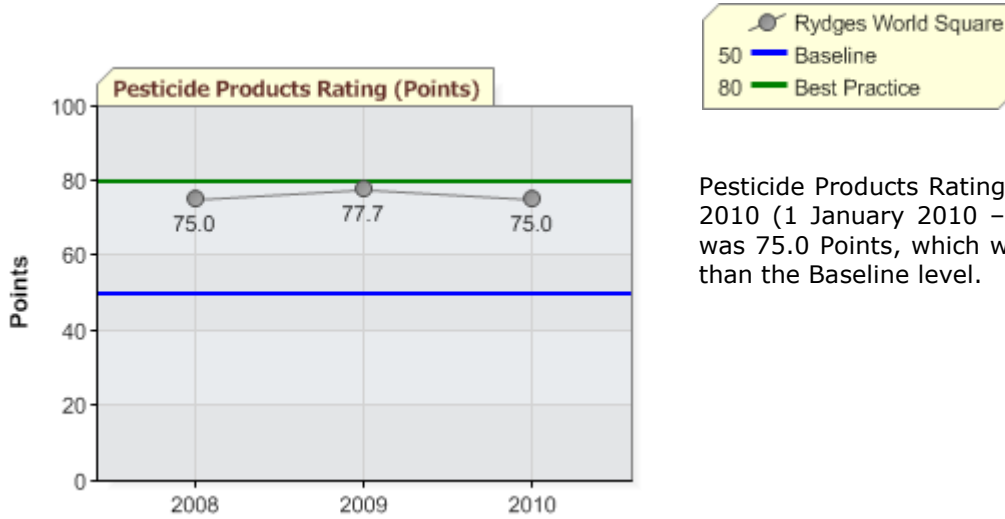


Cleaning Products Rating (Points) for the year 2010 (1 January 2010 – 31 December 2010) was 88.9 Points, which was 8.9 Points better than the Best Practice level.

Cleaning Products Measures	Frequency / Percentage Rating	Cleaning Products Rating (Points)
Hard floor cleaners	80-99%	88.9 Points
Carpet cleaners	80-99%	88.9 Points
Interior surface cleaners	80-99%	88.9 Points
External surface cleaners	80-99%	88.9 Points
Glass cleaners	80-99%	88.9 Points
Detergents	80-99%	88.9 Points
Personal hygiene	80-99%	88.9 Points
	Overall Rating:	88.9 Points

8. Pesticides

Pesticide Products Rating (Points) ✓



Pesticide Products Rating (Points) for the year 2010 (1 January 2010 – 31 December 2010) was 75.0 Points, which was 25.0 Points better than the Baseline level.

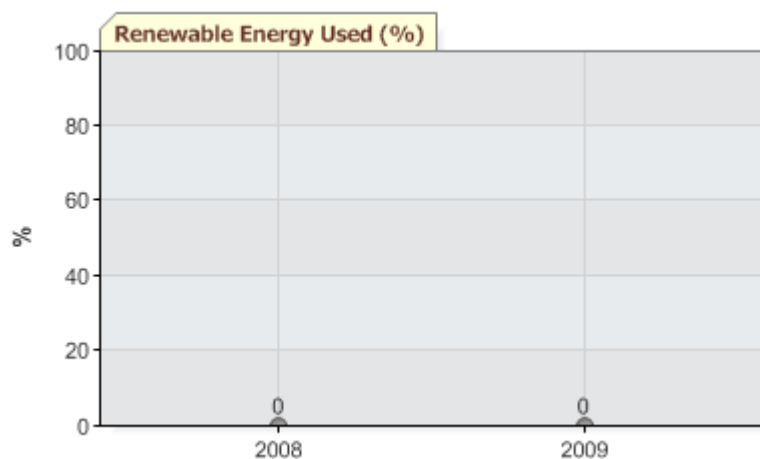
Pesticide Products Measures	Frequency / Percentage Rating	Pesticide Products Rating (Points)
Weed killers	Not Relevant / Not Available	100.0 Points
Fungal killers	Not Relevant / Not Available	100.0 Points
Rodent killers	Relevant / Not Available	50.0 Points
Insect killers	Relevant / Not Available	50.0 Points
	Overall Rating:	75.0 Points

HISTORIC BENCHMARKING INDICATORS

1. Renewable Energy

Renewable Energy % is no longer a supplementary indicator; it is included here for historical reference.

Renewable Energy Used (%)



*The supplied data has been compiled by **Rydges World Square** in the prescribed manner, authorised by a senior executive of the company and submitted for an annual assessment.*

CONCLUSION AND RECOMMENDATIONS

Congratulations, **Rydges World Square** has passed the requirements to be recognised as an EarthCheck Benchmarked Accommodation - Business Hotel.

In addition to having a Sustainability Policy in place, eleven of the assessed EarthCheck indicators are at or above the Baseline level. From the benchmarking data provided, eight indicators, *Energy Consumption, Greenhouse Gas Emissions (Scope 1 and Scope 2), Potable Water Consumption, Water Savings Rating, Waste Sent to Landfill, Waste Recycling Rating, Paper Products Rating, Cleaning Products Rating*, are at or above the Best Practice level, which is an excellent achievement to be very highly commended.

Improvements in all the EarthCheck indicators will not only help the environment, but can also help reduce operational costs. Due to the positive commitment that **Rydges World Square** has demonstrated to the environment, the assessors are confident that they can maintain their very high standards and remain a leader in environmental performance. In line with EarthCheck Policy this would enable the **Rydges World Square** to continue to meet the benchmarking requirements of the EarthCheck program.

APPENDIX

BENCHMARKING POLICY

A member benchmarking for the 3rd time is not permitted to fall below Baseline in any EarthCheck™ indicators (excluding supplementary EarthCheck™ indicators), however, one (1) EarthCheck™ indicator may be within 10% of the Baseline level. **A member benchmarking for the 4th time (and subsequent assessments) is not permitted to fail any EarthCheck™ indicators (excluding supplementary EarthCheck™ indicators).**

BENCHMARK REVIEW

As standard policy, all EarthCheck indicators are reviewed annually, along with the performance levels which operators have to achieve in order to meet the benchmarking requirements. This review takes into account "business-as-usual" changes in practices and equipment, and is used to update where appropriate Baseline and Best Practice levels.

The Benchmark Review was undertaken in August 2011. The following benchmarks were revised as part of the review:

Australian Business Hotels:

Energy Consumption:

- Previous Baseline Level: 240 MJ
- Previous Best Practice Level: 170 MJ
- **Revised Baseline Level: 218 MJ**
- **Revised Best Practice Level: 153 MJ**

Greenhouse Gas Emissions:

- Previous Baseline Level: 40.6 kg CO2-e
- Previous Best Practice Level: 28.4 kg CO2-e
- **Revised Baseline Level: 41 kg CO2-e**
- **Revised Best Practice Level: 29 kg CO2-e**

Potable Water Consumption:

- Previous Baseline Level: 500 L
- Previous Best Practice Level: 350 L
- **Revised Baseline Level: 363 L**
- **Revised Best Practice Level: 254 L**

Waste Sent to Landfill:

- Previous Baseline Level: 14 L
- Previous Best Practice Level: 9.8 L
- **Revised Baseline Level: 13 L**
- **Revised Best Practice Level: 9 L**

WATER SAVINGS RATING

The Benchmarking Assessors sought clarification with regards to the checklist item 'Use of recycle/grey/rain water' as this was submitted as 'Not Relevant'. It was later identified that;

'We do not collect rainwater or recycle water'

Therefore the Benchmarking Assessors have updated 'Use of recycle/grey/rain water' to zero.

Initial Rating : 100 points
Revised Rating : 80 points

WASTE RECYCLING RATING

The Benchmarking Assessors sought clarification with regards to the checklist item of 'Green Waste' as this was submitted as 'Not Relevant'. It was later identified that;

'We do not have garden waste and do not recycle kitchen waste'

Therefore the Benchmarking Assessors have updated 'Green Waste' to zero.

Initial Rating : 100 points

Revised Rating : 80 points

CLEANING PRODUCTS RATING

The Benchmarking Assessors sought clarification with regards to the checklist indicators; hard floor cleaners, interior surface cleaners, external surface cleaners, glass cleaners and detergents as these were selected as 'Relevant / Not Available'. It was later advised that;

After submitting EarthCheck we found information supporting the biodegradability of 95 % of our products. Our products are not ecolabelled.

Therefore the Benchmarking Assessors have updated the indicators above to 95%.

Initial Rating : 62.7 points

Revised Rating : 88.9 points



EARTHCHECK

Benchmarks Assessed by EarthCheck

SUMMARY OF SUPPLIED BENCHMARKING DATA

Activity Measures

Guest Nights	232203
Area Under Roof	28627

Supplied Benchmarking Data

Energy

Energy Consumption (MJ / Guest Night)

Supplied	25361394.4 MJ
Calculated	109.2 MJ / Guest Night
Baseline	218 MJ / Guest Night
Best Practice	153 MJ / Guest Night
Difference	28.6% better than the Best Practice level

Green Power (%)

Supplied	0%
Calculated	0%

Greenhouse Gas Emissions (Scope 1 and Scope 2) (kg CO₂-e / Guest Night)

Supplied	4947380.7 kg CO ₂ -e
Calculated	21.3 kg CO ₂ -e / Guest Night
Baseline	41 kg CO ₂ -e / Guest Night
Best Practice	29 kg CO ₂ -e / Guest Night
Difference	26.6% better than the Best Practice level

Direct Emissions (Scope 1) (kg CO₂-e / Guest Night)

Supplied	435477.6 kg CO ₂ -e
Calculated	1.9 kg CO ₂ -e / Guest Night

Indirect Emissions (Scope 2) (kg CO₂-e / Guest Night)

Supplied	4511903.1 kg CO ₂ -e
Calculated	19.4 kg CO ₂ -e / Guest Night

Water

Potable Water Consumption (L / Guest Night)

Supplied	56616000.0 L
Calculated	243.8 L / Guest Night
Baseline	363 L / Guest Night
Best Practice	254 L / Guest Night
Difference	4% better than the Best Practice level

Recycled / Captured Water (%)

Supplied	0%
Calculated	0%

Water Savings Rating (Points)

Supplied	80.0 Points
Calculated	80.0 Points
Baseline	50 Points
Best Practice	80 Points
Difference	at the Best Practice level

Waste

Waste Sent to Landfill (L / Guest Night)

Supplied	266000.0 L
Calculated	1.1 L / Guest Night
Baseline	13 L / Guest Night
Best Practice	9 L / Guest Night
Difference	88.8% better than the Best Practice level

Recycled / Reused / Composted Waste (%)

Supplied	50.0%
Calculated	50.0%

Waste Recycling Rating (Points)

Supplied	80.0 Points
Calculated	80.0 Points
Baseline	50 Points
Best Practice	80 Points
Difference	at the Best Practice level

Community

Community Commitment (%)

Supplied	80.0%
Calculated	80.0%
Baseline	60 %
Best Practice	100 %
Difference	20.0% better than the Baseline level

Community Contributions Rating (Points)

Supplied	76.4 Points
Calculated	76.4 Points
Baseline	50 Points
Best Practice	80 Points
Difference	26.4 Points better than the Baseline level

Paper

Paper Products Rating (Points)

Supplied	93.3 Points
Calculated	93.3 Points
Baseline	50 Points
Best Practice	80 Points
Difference	13.3 Points better than the Best Practice level

Cleaning

Cleaning Products Rating (Points)

Supplied	88.9 Points
Calculated	88.9 Points
Baseline	50 Points
Best Practice	80 Points
Difference	8.9 Points better than the Best Practice level

Pesticides

Pesticide Products Rating (Points)

Supplied	75.0 Points
Calculated	75.0 Points
Baseline	50 Points
Best Practice	80 Points
Difference	25.0 Points better than the Baseline level

DETERMINATION OF BASELINE AND BEST PRACTICE LEVELS

General

The values for the Baseline and Best Practice levels for each indicator are derived from extensive worldwide research into available and appropriate case studies, industry surveys, engineering design handbooks, energy, water and waste audits, and climatic and geographic conditions.

National and regional data for per capita energy use, greenhouse gas and other emissions, wastes to landfill and water consumption, where available provide background data for normalisation of the expected performance values for per customer or employee, and/or overall performance of an enterprise being benchmarked. They are used to gauge the regional or national situation and environmental performances that an enterprise is based in, and hence what are reasonable levels to expect the enterprise to achieve.

A benchmarking result at, or above, the Baseline level demonstrates to all stakeholders that the enterprise is achieving above average performance. A result below the Baseline level indicates that an enterprise can and should carry out actions that will make beneficial improvements in performance.

Consideration of Climate

A major determinant of energy consumption in some sectors, primarily those centred on buildings such as accommodation, visitor centres and administration offices will be the dominant climatic conditions in which the enterprise is located. In general, to maintain the same level of indoor comfort, enterprises operating in hot or cold climates will consume more energy than those in temperate climates.

Similarly, it is recognised that in certain sectors a major determinant of potable water consumption will be the climate in which an enterprise is located, in particular those with large grounds and/or significant water-based facilities or activities. That is, enterprises located in hot climates are more likely to consume more potable water than equivalent ones located in cooler climates. Factors that are likely to lead to a higher level of potable water consumption, for example in the accommodation sector, include increased evaporation rates of swimming pools, personal bathing and irrigation demands of grounds. In consideration of this factor, Baseline and Best Practice levels can vary in relation to country location.

Waste Sent to Landfill

The benchmark indicator used for Waste Sent to Landfill is given in litres as waste bins are usually calibrated by volume, and it has been found that the majority of operations do not have access to the weight of material disposed of. However, if a weight is supplied, standard factors are used to convert from weight (e.g., kilograms (kg)) to volume (e.g., cubic metres (m³) or litres (L)). These are: 1 kg (uncompacted waste) = 0.00333333 m³ or 3.33333 L and 1 kg (compacted waste) = 0.00153846 m³ or 1.53846 L.

Operations should make note of the level of compaction when submitting data for assessment by EarthCheck.

Review of Performance Levels

The Baseline and Best Practice performance levels for EarthCheck indicators are continuously reviewed and are likely to change over time. This review by a team of international experts, takes into account "business-as-usual" changes in practices, equipment and facilities, as well as regulations and general improvement trends in performance and procedures. This review is used to update the levels of Baseline and Best Practice, and provides useful feedback to the user of the indicators.

The list below summarises the basic generic rules used to determine Baseline and Best Practice levels for EarthCheck indicators.

- If relevant enterprise sector specific case studies are not available for a type of activity in a designated region, then national averages will be used to ascertain the Baseline level. In this case, the Best Practice level will be set at a minimum of 30% better performance than the Baseline.
- If case study or national data are not available for a specific indicator, then the first enterprise that benchmarks will have its results set as 15% better than Baseline (i.e., half way between Baseline and Best Practice).