



EARTHCHECK

# BENCHMARKING ASSESSMENT REPORT

ACCOMMODATION - VACATION HOTEL BENCHMARKING

**BINNA BURRA LODGE LTD**  
BEECHMONT, AUSTRALIA



REPORT DATE: 24 August 2011

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

*The planet deserves more than half measures*

## OVERVIEW

This annual assessment of **Binna Burra Lodge Ltd** was undertaken against EarthCheck benchmarking indicators and checklists developed for EarthCheck and listed below.<sup>1</sup> 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.<sup>2</sup>

	<b>Indicator Measure (Benchmark)</b>
<b>1</b> Policy	Policy is produced and in place
<b>2</b> Energy	Energy Consumption (MJ / Guest Night)
	Renewable Energy Used (%) <sup>3</sup>
	Total CO <sub>2</sub> -e Produced (kg CO <sub>2</sub> -e / Guest Night)
<b>3</b> Water	Potable Water Consumption (L / Guest Night)
	Recycled / Captured Water (%) <sup>3</sup>
	Water Savings Rating (Points)
<b>4</b> Waste	Waste Sent to Landfill (L / Guest Night)
	Recycled / Reused / Composted Waste (%) <sup>3</sup>
	Waste Recycling Rating (Points)
<b>5</b> Community	Community Commitment (%)
	Community Contributions Rating (Points)
<b>6</b> Paper	Paper Products Rating (Points)
<b>7</b> Cleaning	Cleaning Products Rating (Points)
<b>8</b> Pesticides	Pesticide Products Rating (Points)

<sup>1</sup> 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.

<sup>2</sup> 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.

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

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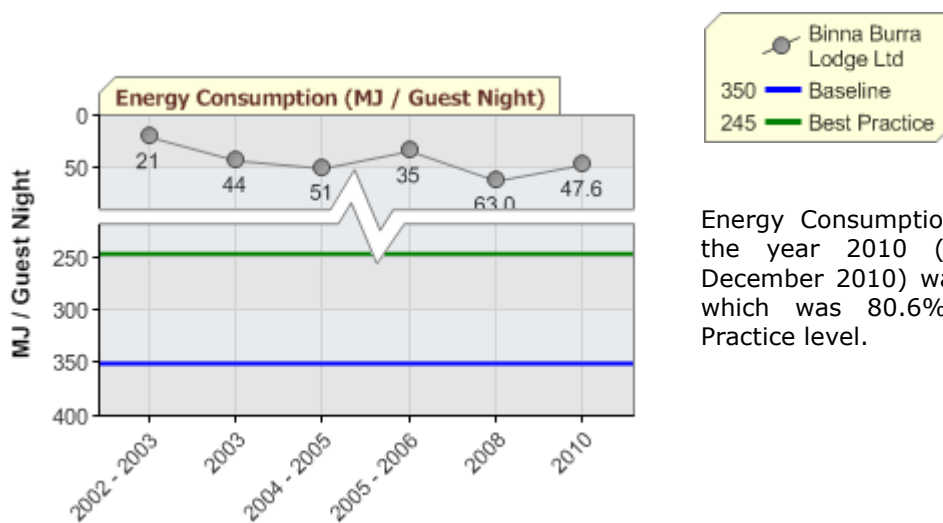
## ACCOMMODATION - VACATION HOTEL PERFORMANCE BENCHMARKS

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

### 1. Policy ★

### 2. Energy

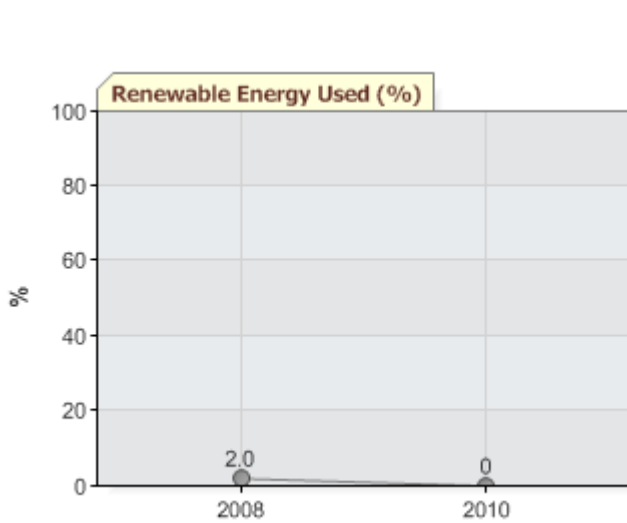
#### Energy Consumption (MJ / Guest Night) ★



Energy Consumption (MJ / Guest Night) for the year 2010 (1 January 2010 - 31 December 2010) was 47.6 MJ / Guest Night, which was 80.6% better than the Best Practice level.

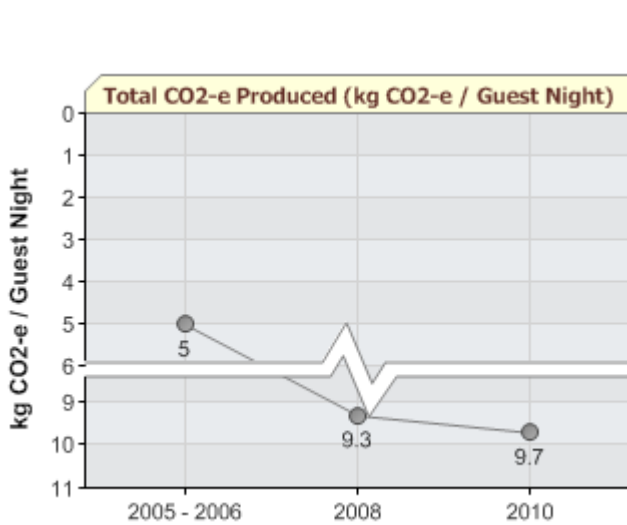
Source	Quantity	Unit	Energy Consumption (MJ)	Total CO <sub>2</sub> -e Produced (t CO <sub>2</sub> -e)
Coal (black) - Grid	366682	kWh (kilowatt hour)	1320055.2 MJ	392.6 t CO <sub>2</sub> -e
Wood (dry)	21	t (tonne)	340200.0 MJ	32.0 t CO <sub>2</sub> -e
Diesel	3282	L (litre)	126685.2 MJ	8.8 t CO <sub>2</sub> -e
Liquefied Petroleum Gas	17976	L (litre)	461983.2 MJ	27.4 t CO <sub>2</sub> -e
Gasoline (automotive)	1040	L (litre)	35568.0 MJ	2.3 t CO <sub>2</sub> -e
		<b>Totals:</b>	<b>2284491.6 MJ</b>	<b>463.2 t CO<sub>2</sub>-e</b>

## Renewable Energy Used (%)



Renewable Energy Used (%) for the year 2010 (1 January 2010 – 31 December 2010) was 0%.

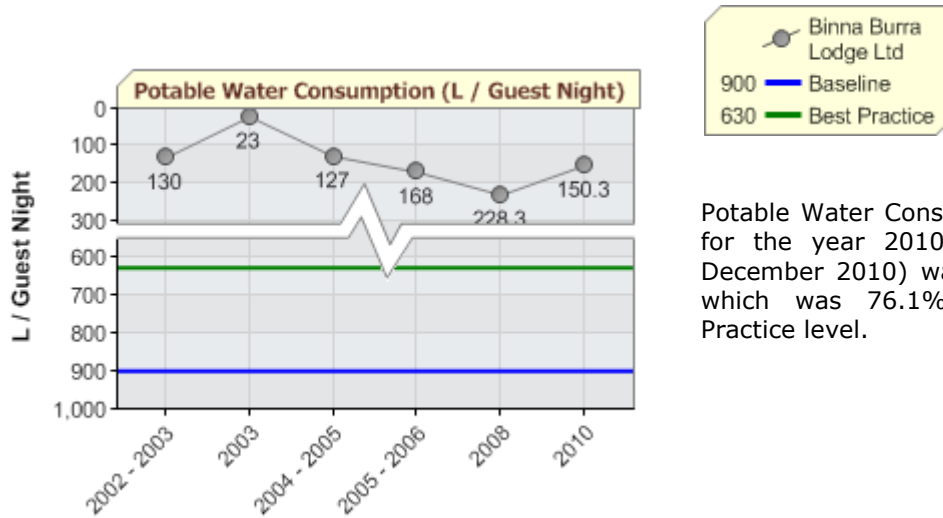
## Total CO<sub>2</sub>-e Produced (kg CO<sub>2</sub>-e / Guest Night)



Total CO<sub>2</sub>-e Produced (kg CO<sub>2</sub>-e / Guest Night) for the year 2010 (1 January 2010 – 31 December 2010) was 9.7 kg CO<sub>2</sub>-e / Guest Night.

### 3. Water

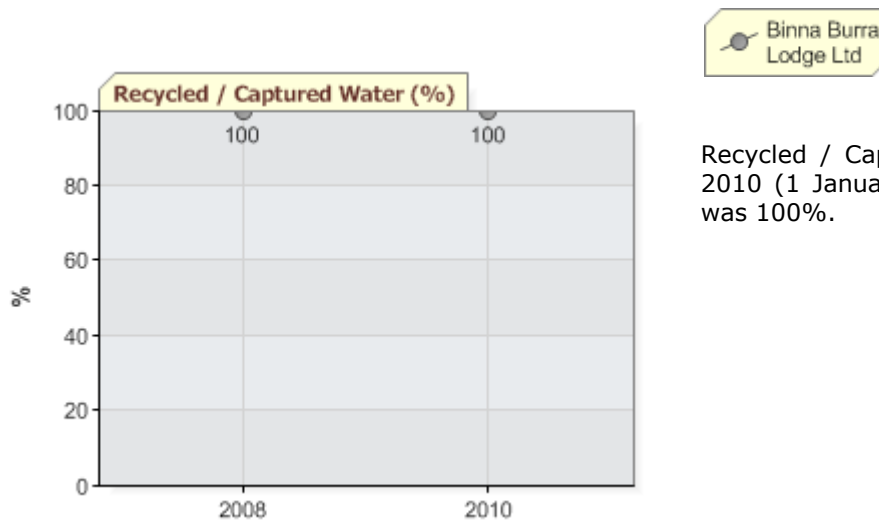
#### Potable Water Consumption (L / Guest Night) ★



Potable Water Consumption (L / Guest Night) for the year 2010 (1 January 2010 - 31 December 2010) was 150.3 L / Guest Night, which was 76.1% better than the Best Practice level.

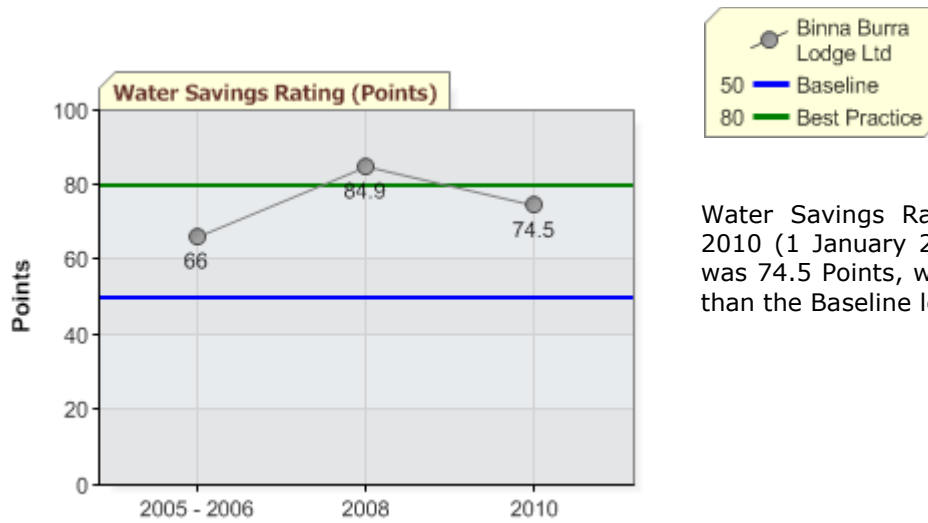
Quantity	Unit	Potable Water Consumption (kL)
7214000	litres	7214.0 kL
	<b>Totals:</b>	<b>7214.0 kL</b>

#### Recycled / Captured Water (%)



Recycled / Captured Water (%) for the year 2010 (1 January 2010 - 31 December 2010) was 100%.

## Water Savings Rating (Points) ✓

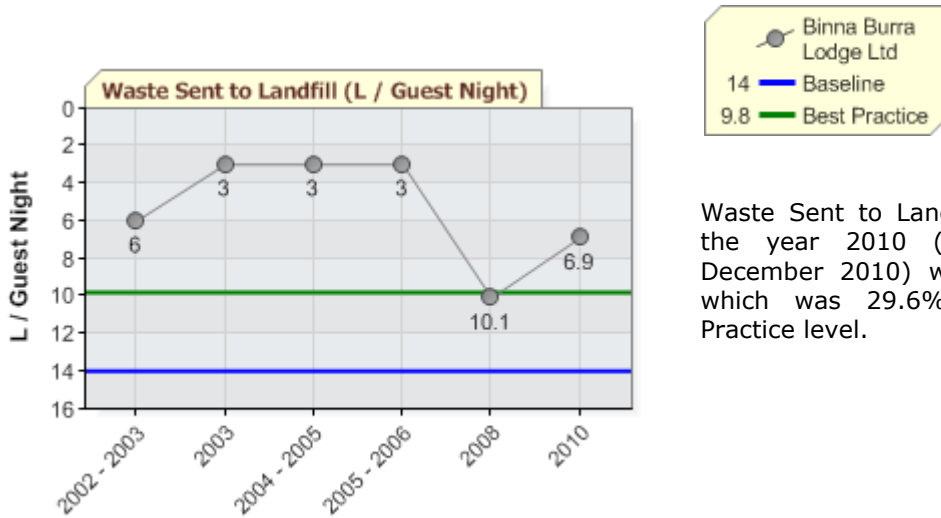


Water Savings Rating (Points) for the year 2010 (1 January 2010 – 31 December 2010) was 74.5 Points, which was 24.5 Points better than the Baseline level.

Water Savings Measures	Frequency / Percentage Rating	Water Savings Rating (Points)
Check for leaks	Every month	73.9 Points
Low/dual flush toilets	100%	100.0 Points
Low flow tap fittings	40-59%	65.1 Points
Low flow shower fittings	40-59%	65.1 Points
Water sprinklers used after dark	Not Relevant / Not Available	-
Minimal irrigation landscaping	80-99%	88.9 Points
Use of recycle/grey/rain water	1-19%	54.0 Points
	<b>Overall Rating:</b>	<b>74.5 Points</b>

## 4. Waste

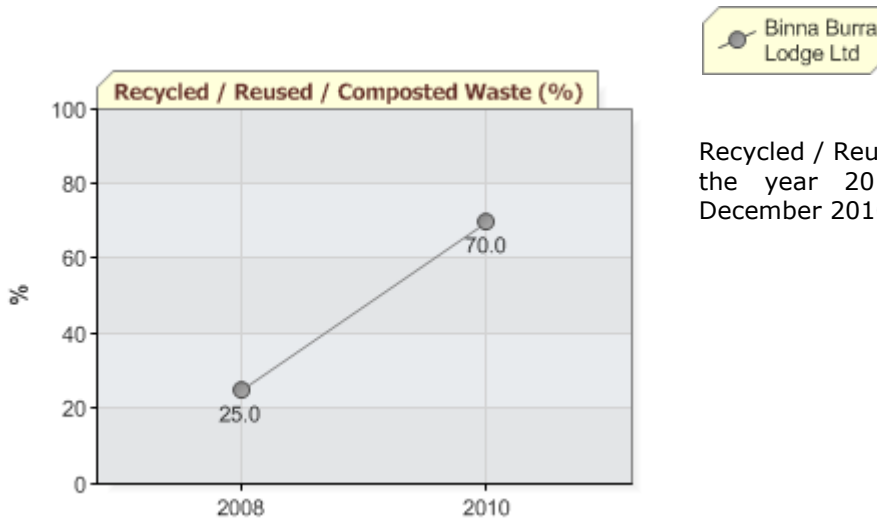
### Waste Sent to Landfill (L / Guest Night) ★



Waste Sent to Landfill (L / Guest Night) for the year 2010 (1 January 2010 - 31 December 2010) was 6.9 L / Guest Night, which was 29.6% better than the Best Practice level.

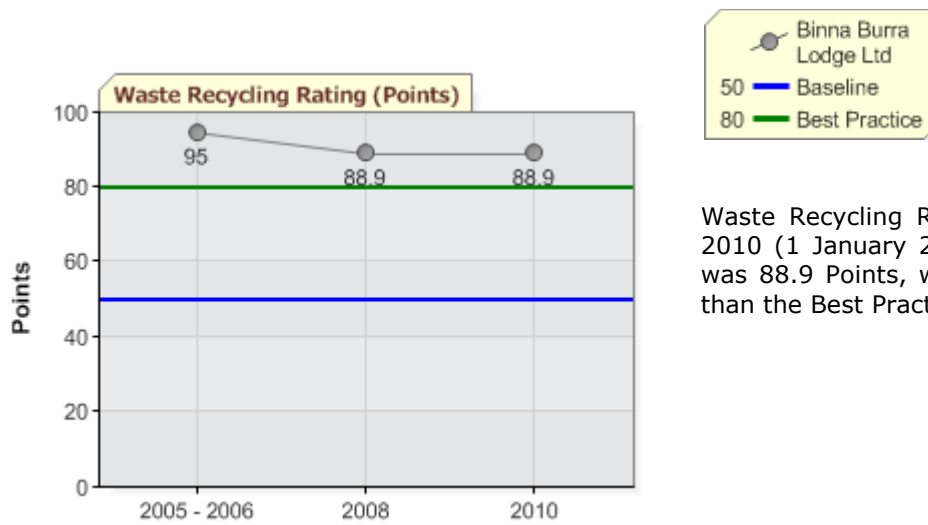
Quantity	Unit	Waste Sent to Landfill (m <sup>3</sup> )
330	cubic metres	330.0 m <sup>3</sup>
	<b>Totals:</b>	<b>330.0 m<sup>3</sup></b>

### Recycled / Reused / Composted Waste (%)



Recycled / Reused / Composted Waste (%) for the year 2010 (1 January 2010 - 31 December 2010) was 70.0%.

## Waste Recycling Rating (Points) ★

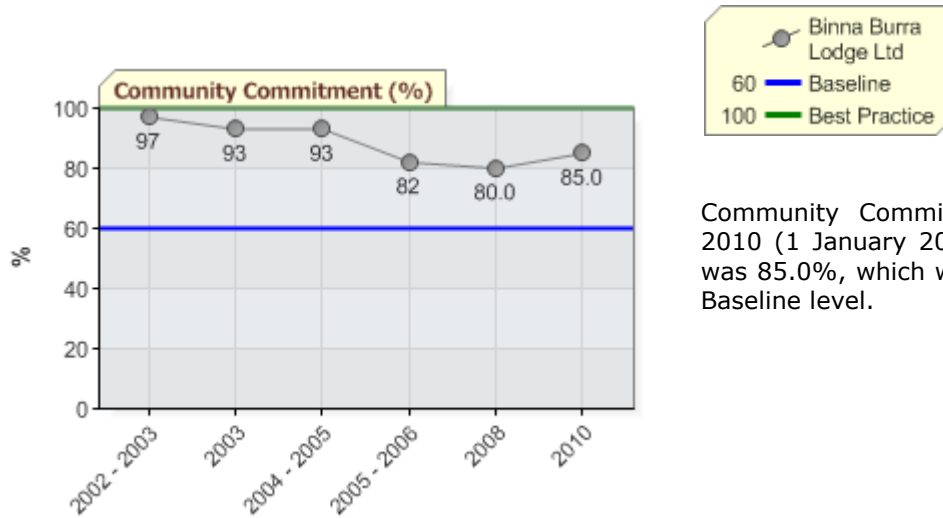


Waste Recycling Rating (Points) for the year 2010 (1 January 2010 – 31 December 2010) was 88.9 Points, which was 8.9 Points better than the Best Practice level.

Waste Recycling Measures	Frequency / Percentage Rating	Waste Recycling Rating (Points)
Glass	80-99%	88.9 Points
Paper/card	80-99%	88.9 Points
Iron & steel (ferrous metals)	80-99%	88.9 Points
Other metals (non-ferrous)	Not Relevant / Not Available	-
Plastics	80-99%	88.9 Points
Rubber	Not Relevant / Not Available	-
Green waste	80-99%	88.9 Points
	<b>Overall Rating:</b>	<b>88.9 Points</b>

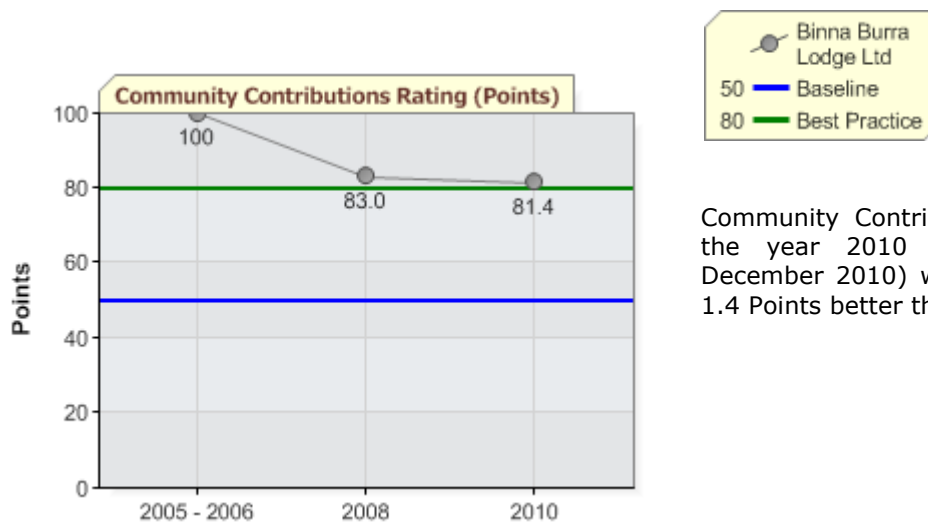
## 5. Community

### Community Commitment (%) ✓



Community Commitment (%) for the year 2010 (1 January 2010 - 31 December 2010) was 85.0%, which was 25.0% better than the Baseline level.

### Community Contributions Rating (Points) ★

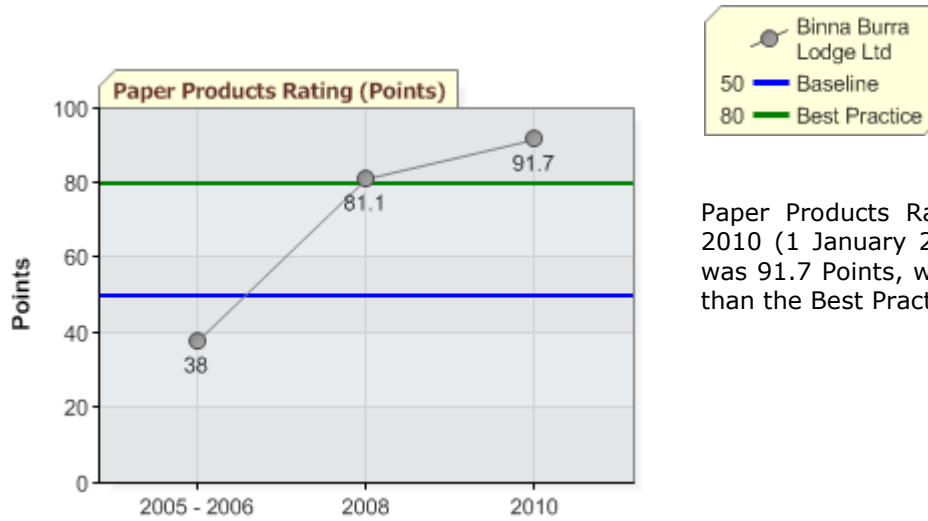


Community Contributions Rating (Points) for the year 2010 (1 January 2010 - 31 December 2010) was 81.4 Points, which was 1.4 Points better than the Best Practice level.

Community Contributions Measures	Frequency / Percentage Rating	Community Contributions Rating (Points)
Net income spent on sustainability programs	2.0% - 3.9%	58.8 Points
Perishable purchased goods that are of local origin	80-99%	88.9 Points
Service contracts given to local contractors	80-99%	88.9 Points
Staff received training on sustainability issues	80-99%	88.9 Points
	<b>Overall Rating:</b>	<b>81.4 Points</b>

## 6. Paper

### Paper Products Rating (Points) ★

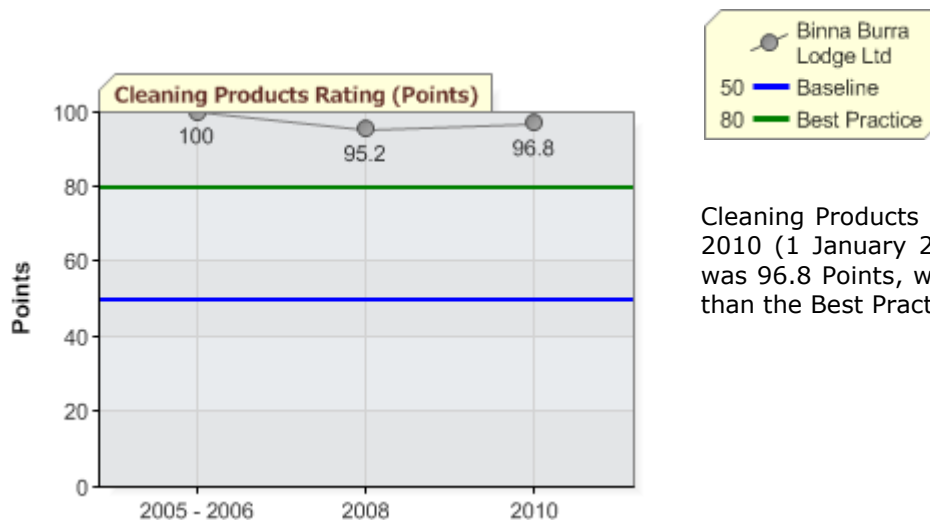


Paper Products Rating (Points) for the year 2010 (1 January 2010 – 31 December 2010) was 91.7 Points, which was 11.7 Points better than the Best Practice level.

Paper Products Measures	Frequency / Percentage Rating	Paper Products Rating (Points)
Office paper	80-99%	88.9 Points
Serviettes	Not Relevant / Not Available	-
Tissues	80-99%	88.9 Points
Toilet tissue	100%	100.0 Points
Paper towels	80-99%	88.9 Points
	<b>Overall Rating:</b>	<b>91.7 Points</b>

## 7. Cleaning

### Cleaning Products Rating (Points) ★

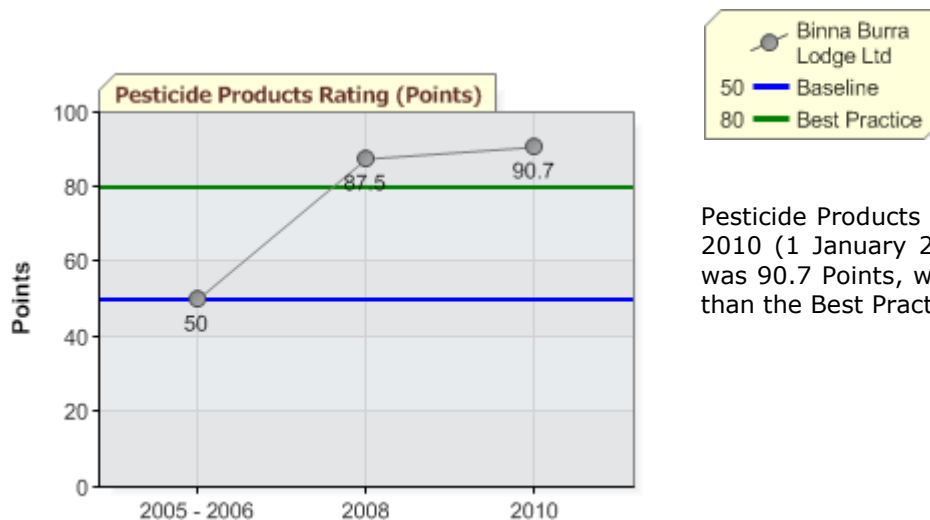


Cleaning Products Rating (Points) for the year 2010 (1 January 2010 - 31 December 2010) was 96.8 Points, which was 16.8 Points better than the Best Practice level.

Cleaning Products Measures	Frequency / Percentage Rating	Cleaning Products Rating (Points)
Hard floor cleaners	100%	100.0 Points
Carpet cleaners	100%	100.0 Points
Interior surface cleaners	100%	100.0 Points
External surface cleaners	80-99%	88.9 Points
Glass cleaners	100%	100.0 Points
Detergents	100%	100.0 Points
Personal hygiene	80-99%	88.9 Points
	<b>Overall Rating:</b>	<b>96.8 Points</b>

## 8. Pesticides

### Pesticide Products Rating (Points) ★



Pesticide Products Rating (Points) for the year 2010 (1 January 2010 – 31 December 2010) was 90.7 Points, which was 10.7 Points better than the Best Practice level.

Pesticide Products Measures	Frequency / Percentage Rating	Pesticide Products Rating (Points)
Weed killers	Not Relevant / Not Available	100.0 Points
Fungal killers	80-99%	88.9 Points
Rodent killers	100%	100.0 Points
Insect killers	60-79%	73.9 Points
	<b>Overall Rating:</b>	<b>90.7 Points</b>

## OPTIONAL BENCHMARKING INDICATORS

**Binna Burra Lodge Ltd** has also nominated optional Operation Selected Indicators that they consider relevant to their specific operation and locality. The Operation Selected Indicators do not form part of the formal annual benchmarking exercise.

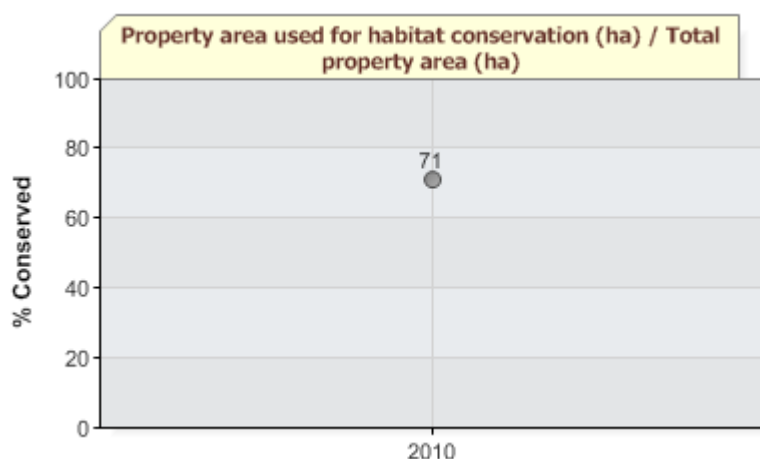
### 1. Selected Indicators

Selected Indicators are from a supplied list of EarthCheck indicators.

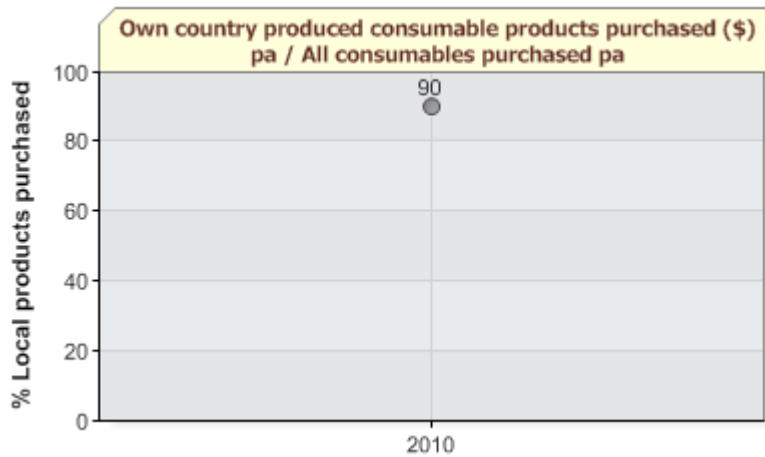
#### **Environmentally accredited operators & suppliers dealt with pa / Total dealt with pa**

All our Kitchen, Dining Room and housekeeping cleaning products are supplied by the Environmentally accredited supplier Jasol.

#### **Property area used for habitat conservation (ha) / Total property area (ha)**



**Own country produced consumable products purchased (\$) pa / All consumables purchased pa**



**Total number of service staff formally trained / Total number of customer service staff**

We have about 20 staff at Binna Burra who are involved in the Service aspects of the Lodge. I am currently reviewing who has been formally trained and who has not. I will then conduct a training program.

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*The supplied data has been compiled by **Binna Burra Lodge Ltd** in the prescribed manner, authorised by a senior executive of the company and submitted for an annual assessment.*

## CONCLUSION AND RECOMMENDATIONS

Congratulations, **Binna Burra Lodge Ltd** has passed the requirements to be recognised as an EarthCheck Benchmarked Accommodation - Vacation Hotel.

In addition to having a Sustainability Policy in place, ten of the assessed EarthCheck indicators are at or above the Baseline level. From the benchmarking data provided, eight indicators, *Energy Consumption, Potable Water Consumption, Waste Sent to Landfill, Waste Recycling Rating, Community Contributions Rating, Paper Products Rating, Cleaning Products Rating* and *Pesticide Products Rating*, are at or above the Best Practice level, which is an 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 **Binna Burra Lodge Ltd** has demonstrated to the environment, the assessors are confident that they can maintain or improve performance, where appropriate and practical, in all indicators. In line with EarthCheck Policy this would enable the **Binna Burra Lodge Ltd** to continue to meet the benchmarking requirements of the EarthCheck program.

## APPENDIX

### BENCHMARKING POLICY

**A member benchmarking for the 6th time (and subsequent assessments) is not permitted to fail any EarthCheck™ indicators (excluding supplementary EarthCheck™ indicators).**

### SUBMISSION COMMENTS

At time of submission the following comments were provided:

*"In regards to the figures for potable water. Since our last application, a considerable amount of leak identification and pipe maintenance has been conducted at Binna Burra. This has resulted in huge amounts of water conservation. Therefore the difference in water consumption amounts from our last submission is in the most part due to minimal water wastage through leakage."*

*"And in regard to our energy consumption data. Some of the reductions in energy consumption would be in part due to the fact that we have switched to air source heat extractors to heat our hot water and we have also switched all our onsite vehicles to diesel. Our LPG consumption has been lower due to a slower than usual summer season."*

### ENERGY CONSUMPTION

Total *Energy Consumption* was derived from the following energy sources:

• Diesel - Grid	3282	L
• Liquefied Petroleum Gas - Grid	17976	L
• Coal (black) - Grid	366682	kWh
• Gasoline (automotive) - Grid	1040	L
• Wood (dry)	21	t

These sources produced a total of 2 284 491.6 MJ which equates to 47.6 MJ per Guest Night. Total Carbon Dioxide (CO<sub>2</sub>) produced was 467 454.5 kg which equates to 9.7 kg per Guest Night.

As the submitted sources for Gasoline (automotive) – Grid, LPG – Grid and Diesel – Grid were submitted in Litres (L) it is likely that these are not grid energy sources. The Benchmarking Assessors have updated these to non-grid energy sources accordingly. The revised energy sources are as per below;

• Coal (black) - Grid	366682	kWh
• Wood (dry)	21	t
• Diesel	3282	L
• Liquefied Petroleum Gas	17976	L
• Gasoline (automotive)	1040	L

These sources produced a total of 2 284 491.6 MJ which equates to 47.6 MJ per Guest Night. Total Carbon Dioxide (CO<sub>2</sub>) produced was 463 163.5 kg which equates to 9.7 kg per Guest Night.



EARTHCHECK

**Benchmarks Assessed by EarthCheck**

# SUMMARY OF SUPPLIED BENCHMARKING DATA

## Activity Measures

Guest Nights	47993
Area Under Roof	17981

## Supplied Benchmarking Data

### Energy

#### Energy Consumption (MJ / Guest Night)

Supplied	2284491.6 MJ
Calculated	47.6 MJ / Guest Night
Baseline	350 MJ / Guest Night
Best Practice	245 MJ / Guest Night
Difference	80.6% better than the Best Practice level

#### Renewable Energy Used (%)

Supplied	0%
Calculated	0%

#### Total CO<sub>2</sub>-e Produced (kg CO<sub>2</sub>-e / Guest Night)

Supplied	463163.5 kg CO <sub>2</sub> -e
Calculated	9.7 kg CO <sub>2</sub> -e / Guest Night

### Water

#### Potable Water Consumption (L / Guest Night)

Supplied	7214000.0 L
Calculated	150.3 L / Guest Night
Baseline	900 L / Guest Night
Best Practice	630 L / Guest Night
Difference	76.1% better than the Best Practice level

#### Recycled / Captured Water (%)

Supplied	100%
Calculated	100%

#### Water Savings Rating (Points)

Supplied	74.5 Points
Calculated	74.5 Points
Baseline	50 Points
Best Practice	80 Points
Difference	24.5 Points better than the Baseline level

### Waste

#### Waste Sent to Landfill (L / Guest Night)

Supplied	330000.0 L
Calculated	6.9 L / Guest Night
Baseline	14 L / Guest Night
Best Practice	9.8 L / Guest Night
Difference	29.6% better than the Best Practice level

#### Recycled / Reused / Composted Waste (%)

Supplied	70.0%
Calculated	70.0%

#### Waste Recycling 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

### Community

#### Community Commitment (%)

Supplied	85.0%
Calculated	85.0%
Baseline	60 %
Best Practice	100 %
Difference	25.0% better than the Baseline level

#### Community Contributions Rating (Points)

Supplied	81.4 Points
Calculated	81.4 Points
Baseline	50 Points
Best Practice	80 Points
Difference	1.4 Points better than the Best Practice level

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## Paper

### Paper Products Rating (Points)

Supplied	91.7 Points
Calculated	91.7 Points
Baseline	50 Points
Best Practice	80 Points
Difference	11.7 Points better than the Best Practice level

## Cleaning

### Cleaning Products Rating (Points)

Supplied	96.8 Points
Calculated	96.8 Points
Baseline	50 Points
Best Practice	80 Points
Difference	16.8 Points better than the Best Practice level

## Pesticides

### Pesticide Products Rating (Points)

Supplied	90.7 Points
Calculated	90.7 Points
Baseline	50 Points
Best Practice	80 Points
Difference	10.7 Points better than the Best Practice 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 (m<sup>3</sup>) or litres (L)). These are: 1 kg (uncompacted waste) = 0.00333333 m<sup>3</sup> or 3.33333 L and 1 kg (compacted waste) = 0.00153846 m<sup>3</sup> 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).