

Can you afford *not* to save energy?

Over the last couple years, international awareness of global warming has increased significantly. Extremes in weather patterns and rising temperatures substantiate growing scientific data that accelerated greenhouse gas emissions are a major contributor to climate change.

Here in Australia we must act now. There is still time to avoid the worst impacts of climate change, if we all take action. In Australia, commercial buildings have a major part to play in meeting Australia's international greenhouse targets.

If your office uses electricity, it has a climate change impact.

CitySwitch Green Office is a national tenant energy management program run in partnership between the cities of Sydney, North Sydney, Parramatta, Melbourne, Perth, Brisbane and Adelaide and state government agencies. These councils cover approximately 60 per cent of Australia's office space.

The program works with tenants to improve their office energy efficiency, thereby reducing the CO₂ emissions attributed to global warming. One of the main reasons for choosing this way to save energy is that tenants directly account for almost half the electricity consumed in office buildings.

Why your business should get involved

All tenants can benefit from improving the environmental performance of their office. Businesses that benchmark their performance and plan for improvement can reduce operating costs and gain a competitive advantage by promoting their tenancy or building as a cost-effective, greenhouse-friendly place to work.

CitySwitch Green Office gives your business:

- positioning and promotion as an environmental leader
- a structured way to commit to improve energy efficiency
- networking opportunities with like-minded companies
- a formal assessment and reporting process
- regular updates and a website resource
- public recognition of your achievements

Your participation will send a positive message to your staff, customers and suppliers that you are serious about taking control of your greenhouse impact.

Achieving energy efficiency

CitySwitch Signatories commit to achieve and maintain an accredited 4 stars or higher NABERS Energy tenancy rating. NABERS Energy measures and rates a tenancy's actual yearly greenhouse gas emissions using 12 months of energy bills. The commitment is achieved by simple actions that increase energy efficiency such as:

- Installing energy efficient lighting and office equipment
- Turning off all lights when not in use
- Defaulting photocopiers and printers to double-sided printing
- Changing to flat screen monitors
- Activating the 'sleep mode' on office equipment
- Demanding greener fitouts when moving office
- Upgrading lighting controls including occupancy sensors and dimming switches
- Purchasing GreenPower from renewable sources
- Educating staff on the importance of energy efficiency

Become a Signatory

Businesses interested in becoming a Signatory must formally agree to undertake six energy actions, which are outlined in a formal Commitment Letter. This is a formal commitment from the CEO or Managing Director to the Lord Mayor where your tenancy is located to:

CitySwitch Council partners



1. Commence a benchmark NABERS Energy tenancy rating of your office within three months
2. Develop and implement an Energy Action Plan to achieve and maintain a 4 star or higher accredited NABERS Energy tenancy
3. Appoint an Energy Manager to monitor actual performance
4. Request a NABERS Energy base building rating from the building owner/manager
5. Promote energy efficiency to staff, customers and suppliers and share your experiences with other Signatories
6. Obtain an annual NABERS Energy rating and provide feedback on your success in a formal Progress Report session

The template letter is available at cityswitch.net.au.

Following this, a CitySwitch Program Manager will contact you to discuss program requirements and to provide you with a:

- CitySwitch Commitment Certificate for display in your office
- Tenant Energy Management Handbook
- Access to a CitySwitch Signatory logo
- Green Lease Guide and Schedule

You will also be added to the CitySwitch e-bulletin distribution list and will be invited to CitySwitch Cafe events. Held every two months, these events are exclusive to Signatories and provide a unique opportunity to network with like-minded businesses and to discuss office energy efficiency issues, challenges and opportunities.

Take the first step today - Real action on climate change may be easier than you think!

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