



N A B E R S

NSW Government Pilot

NABERS

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Thursday 12th November 2020



**This will be the
decade of
action on
sustainability.**

**Accelerating
path to zero
environmental
impact**

Two offers available to NSW

1. Energy Starters program – to encourage new participation with NABERS and provide their first indication of building performance
2. Carbon Neutral Leaders program – to encourage new participation in carbon neutral certification and accelerate progress to net zero

Total budget for pilot is \$100,000

website link [here](#)

Support includes both elements of NABERS fees



Assessor
fee

*Assessor fees are dependent on service level agreements, complexity of building and hours spend assessing the property. Contact Assessors for accurate costing.

For the Carbon Neutral offer offsets are not included

Energy Starters program



Energy starters program - Eligible Sectors

*Funded by both NSW and Federal offers



Energy for
Apartment Buildings



Energy for
Data Centres



Energy for
Hotels



Energy for
Offices, Co-assess and
tenancies <1,000m²



Energy for
Shopping Centres

Energy starters Program

Maximum assessor fee contribution

Assessor fee

*Assessor fees are dependent on service level agreements, complexity of building and hours spend assessing the property. Contact Assessors for accurate costing.

Building type	Size	NABERS Energy Certification fee waived (excl GST)	Assessor fee contribution max (excl GST)
Office	<1000m2	\$562.50	\$2,300.00
Shopping Centre	<15000m2	\$1,125.00	\$3,000.00
Shopping Centre	>15000m2 - 50,000m2	\$1,125.00	\$4,000.00
Shopping Centre	>50000m2	\$1,125.00	\$4,500.00
Hotel	Any size	\$1,125.00	\$3,000.00
Data Centre	Any size	\$1,125.00	\$5,500.00
Apartment Building	Any Size	\$1,125.00	\$3,000.00
Office Tenancy	<1000m2	\$562.50	\$2,000.00
Co-assess	BB <1000m2 & all T <1000m2	\$2,250.00	\$6,000.00
Co-assess	BB >1000m2 & all T <1000m2	\$1,125.00	\$6,000.00
Co-assess	BB >1000m2 & all T >1000m2	\$1,125.00	\$6,000.00

Fees outside these ranges will be considered on a case by case basis

Energy starters- Eligibility Criteria

- NSW buildings only
- Not have a Certified Energy Rating since June 2015 (certification date)
- Cap of one offer per building type per building owner with operational control
- One per Assessor company at a time until rating is certified

Carbon Neutral Leaders



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Carbon neutral leaders - Eligible Sectors

Several are still funded by Federal stimulus



Carbon Neutral for
Hotels



Carbon Neutral for
Shopping Centres



Carbon Neutral for
Offices

Carbon neutral leaders

Maximum assessor fee contribution

Building type	Size	NABERS carbon neutral fee waived (excl GST)	Assessor fee contribution max (excl GST)
Office	>2000m ²	\$1,786.50	\$7,125.00
Office	1000m ² to 2000m ²	\$1,224.00	\$6,250.00
Office	<1000m ²	\$1,224.00	\$4,300.00
Shopping Centre	<15000m ²	\$1,786.50	\$5,000.00
Shopping Centre	>15000m ² - 50,000m ²	\$1,786.50	\$6,000.00
Shopping Centre	>50000m ²	\$1,786.50	\$6,500.00
Hotel	all	\$1,786.50	\$5,000.00

Assessor fee

*Assessor fees are dependent on service level agreements, complexity of building and hours spend assessing the property. Contact Assessors for accurate costing.

Carbon Neutral Leaders- Eligibility Criteria

- NSW buildings only
- Offer open to buildings that haven't had a NABERS CN rating previously
- Cap of one offer per building type per building owner with operational control
- One per Assessor company at a time until rating is certified
- Needs to have a 4 star NABERS rating or a commitment to get there

Energy & water rating fee not covered

Offsets not covered

Application process



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Application process

1. Offer opens Monday 16th November , applications will be accepted from this date through NABERS Inbox (nabers@environment.nsw.gov.au)
2. Applications open till March 31st 2021 or until the budgeted \$100,000 for pilot is fully allocated
3. Ratings to be lodged on or before June 30th 2021 to guarantee funding

Application process cont.

4. Ensure all the following is in your application email to NABERS inbox :

- full name & company of assessor undertaking NABERS rating;
- full name & company of the building owner and/or operator requesting the NABERS rating;
- building address and size type, including NLA, GLAR and number of apartments/hotel rooms (as applicable);
- rating type (energy & carbon neutral (as applicable));
- rate of expiry of last NABERS energy rating (if applicable);
- itemised assessor fee for the rating (excl GST); and
- customer consent for works occurring at their site.

Application process cont.

5. NABERS team will only review complete applications coming into inbox.
6. You will receive a confirmation email from NABERS confirming approval of works and a PO
7. Commence works to get rating completed in time and lodge rating through normal process
8. Raise an invoice with PO on it to NABERS admin inbox once rating is certified

Federal funding still applies



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Federal funding

Free ratings in COVID impacted sectors & Free Assessor Accreditation Fees

Offices
<1,000m²



Energy, Water, IE and
Carbon Neutral

Shopping
Centres



Energy, Water and
Carbon Neutral

Hotels



Energy, Water and
Carbon Neutral

Apartment
Buildings



Energy and Water

Data
Centres



Energy

Messaging to
customers:

*“Save \$625 per rating or
\$1,360 on Carbon Neutral”*

*“Save \$1,765 for energy and water rating or
\$1,985 on Carbon Neutral”*

“Save \$1,765 per rating”

Questions



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Factsheets to help you answer the big questions

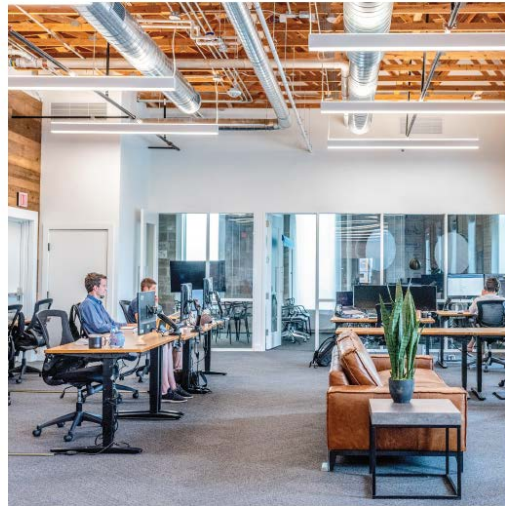
APARTMENT BUILDINGS



Use NABERS to improve your apartment building's energy and water efficiency



CO-ASSESS FOR BUSINESSES



NABERS Co-Assess allows you to measure your office's environmental performance for less by collaborating with other businesses in your building



HOTELS



Use NABERS to improve your hotels energy and water efficiency



OFFICE BUILDINGS



Use NABERS to assess the efficiency and environmental performance of your office building

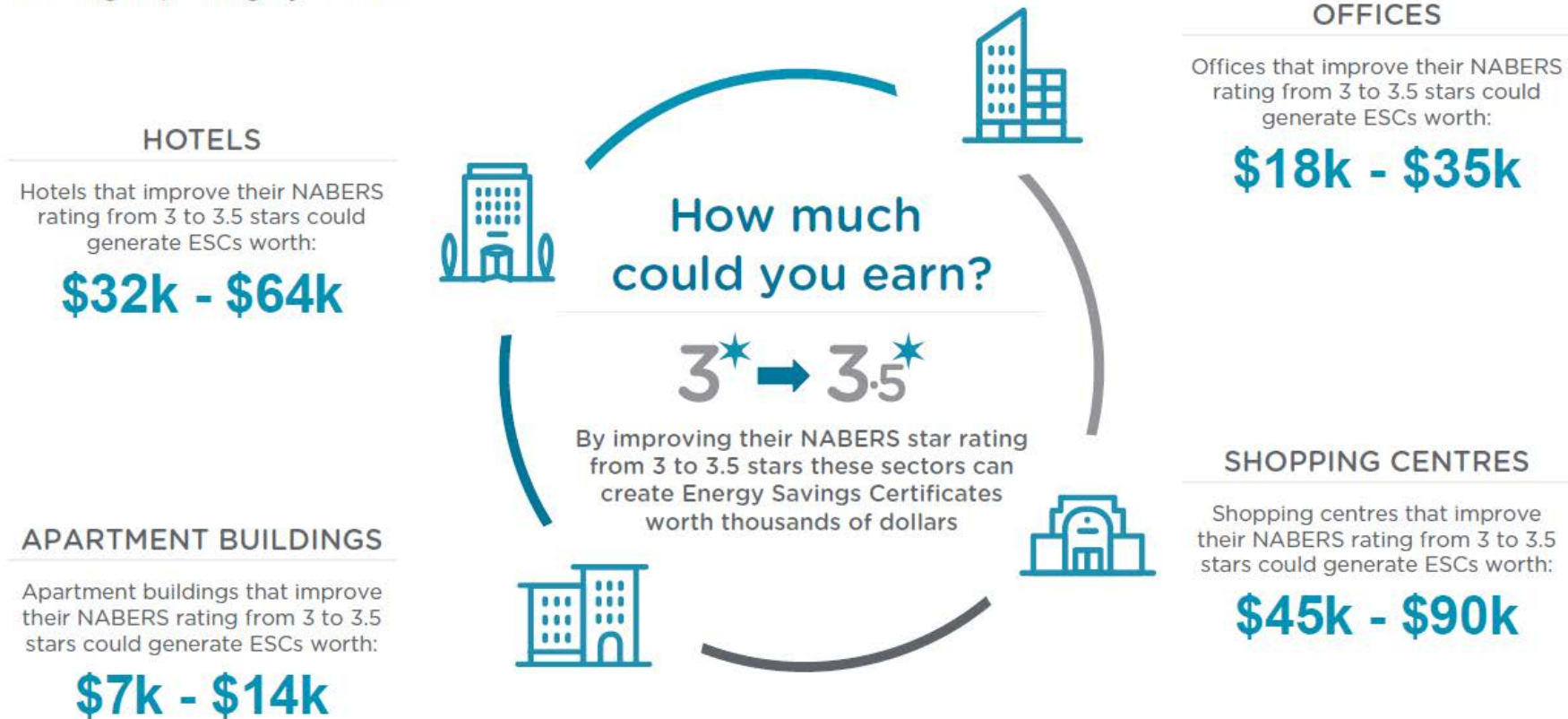


<https://www.nabers.gov.au/publications/nabers-fact-sheets>

HOW MANY ESCS COULD A NABERS RATING GENERATE?

ESCs are calculated and created based on the amount of energy saved.

In the examples modelled below, the potential ESC earnings are based on an average NABERS rated building improving by 0.5 stars.



↑ Data: Over three years, NABERS baseline method - forward creation
Average building characteristics based on NABERS data.*

Energy Savings Scheme Webinar

Sign up [here](#)

2-3pm AEDT

Tuesday, 24 November

After your rating



[Share your results](#)

Congratulations on obtaining a NABERS rating – it's time to share your rating.



[Build your sustainability strategy](#)

Now that you know the baseline operational data for your building you can plan to improve it over the coming years.



[Take action](#)

You've made your plan, now it's time to take action.



[Access funding and rebates](#)

You've already invested in the sustainability of your building so now access more funds.



[Promote your sustainability credentials](#)

Make sure your customers, staff and investors know that your building's performance reflects your commitment to sustainability.



[Go again](#)

Get your next rating and continue to improve.

<https://www.nabers.gov.au/after-your-rating>