

Commercial Building Disclosure (CBD) Expansion Consultation

Take the survey


Climate

Response received at:

August 28, 2024 at 03:41 PM GMT+9:30

Response ID:

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- 1 Confirm that you have read and understand this privacy notice.
Yes
- 2 Please indicate how and if you want your submission published.
Public
- 3 Published name
Abhinav Tiwari
- 4 Confirm that you have read and understand this declaration.
Yes
- 5 First name
Abhinav
- 6 Last name
Tiwari
- 7 Email


- 8** Phone
Not answered
- 9** Who are you answering on behalf of?
Individual or individuals
- 10** Organisation name
Not answered
- 11** What best describes you or your organisation?
Energy assessor
- 12** What state or territory do you live in?
[REDACTED]
- 13** Postcode
[REDACTED]
- 14** What area best describes where you live?
[REDACTED]
- 15** Would you like to:
Complete the survey with option to upload a submission
- 16** Have you removed any identifying information from your submission?
Not answered
- 17** Upload a submission
Not answered
- 18** Upload a supporting document (optional)
Not answered

19 Skip to end of survey

Not answered

20 Please rate your level of awareness and knowledge about the Commercial Building Disclosure (CBD) Program.

high

21 Please rate your level of awareness and knowledge about the National Australian Built Environment Rating System (NABERS)

high

22 What type of building/s are you responding about:

office building

hotel

office tenancy

shopping centre

data centre

warehouse

cold store

residential aged care

retirement living

23 If other, please specify

Not answered

24 If you are responding about a particular building, does that building currently have a National Australian Built Environment Rating System (NABERS) rating?

Yes

25 Who is most interested in your buildings' energy use?

building manager / facility manager

ownership [owner/board/shareholder/partners]

tenants

banks / funding / investors [green finance]

governments

26 If other, please specify

Not answered

27 Are there barriers to you getting and disclosing your building's energy rating?

Yes

28 What are the barriers?

The cost of getting a NABERS Assessment Understanding of the benefits of NABERS ratings by decision makers

Difficulty accessing metering

Hesitancy to get and disclosure rating due to a potential poor energy rating.

Understanding of the benefits of NABERS ratings by decision makers

29 If other, please specify

Not answered

30 What might be needed to help you overcome those barriers?

Early warning of policy changes impacting your business/building/investment

Information about how to make changes to improve the energy efficiency

Subsidised ratings for first time raters

31 If other, please specify

Not answered

32 Do you have any suggested improvements to the current program and how it operates?

Not answered

33 What benefits do you think there are in having a valid NABERS rating?

better able to know and control building energy use (cost savings)

able to know and reduce the buildings carbon emissions

making buildings more attractive to potential buyers/renters/investors/stakeholders/the

public

34 If other, please specify

Not answered

35 What are your views on expanding the CBD Program to different types of commercial buildings in line with the suggested road map (see discussion paper for a description of the road map)?

The success of CBD Program in the commercial office buildings sector is in itself a testament to the importance of building disclosures. As such, it makes perfect sense to expand the program to other buildings as without this the entire purpose of the program gets defeated. This is because it is not just the office buildings that consume energy and emit GHG gases - all buildings contribute to global emissions and affect climate change. There is no doubt that all building types should be included in the mandatory disclosure.

36 What do you see are the key opportunities and benefits to expanding the coverage of the CBD Program?

You cannot control what you do not measure. Expanding the coverage of CBD Program will help in measuring the consumption, intensity and emissions from different building types, which is required if we are to collectively tackle the climate change issues and global warming. This is required to be in line with federal government's net zero targets.

37 What are the perceived draw backs, key challenges, or areas of concern you have for the expansion of the CBD Program to your sector / building type?

Costs of increased regulation [Fees and charges]

Poor rating of building

Costs associated with upgrading building to improve star rating

Challenges to improve rating in a heritage building

Increased administrative burden

Having adequate time to prepare for changes

38 If other, please specify

Not answered

- 39 Please outline any issues specific to a building type that would need to be considered if the program was expanded to that building?
Not answered
- 40 In addition to the NABERS Energy rating, select any other information that should be disclosed
Scope 1 emissions from on-site activities (for example gas use, diesel use and refrigerants)
The NABERS Renewable Energy Indicator which displays the proportion of the building's energy that comes from on-site renewable energy generated and off-site renewable energy procured
- 41 If other, please specify
Not answered
- 42 Select which of the following ownership structures should be included in any expansion of the CBD Program:
All
- 43 Provide Reasons for all to be included
Not answered
- 44 Provide Reasons for any not to be included
Not answered
- 45 If office tenancies are included in the CBD Program should offices still be required to have a Tenancy Lighting Assessment (TLA) as part of the Building Energy Efficiency Certificate (BEEC)?
No
- 46 Please specify
Not answered
- 47 Provide reasons
Not answered

48 What are your views on the use of minimum energy performance standards in the road map to set a minimum standard for buildings to reduce their operational emissions and improve their energy efficiency?
I can see a need to set minimum energy performance standards to ensure that buildings that do not adequately respond through disclosure make improvements

49 Please specify

Not answered

50 Further comments

Not answered

51 Provide reasons

Not answered

52 Provide reasons

Not answered

53 For the following two questions select the building types you wish to provide feedback on:

Office Buildings

Office Tenancies

Hotels

Public Hospitals

Data Centres

Shopping Centres

Residential Aged Care

Cold Stores

Higher Education

Medical Centres

Supermarkets

Schools

Retirement Living

Warehouses

Retail Stores

Private Hospitals

- 54 Office Buildings
Sale or lease of building space of 500 m2 or more meters
- 55 Please specify
Not answered
- 56 Office Tenancies
Sale or lease of building space of 500 m2 or more meters
- 57 Please specify
Not answered
- 58 Hotel
Every 12 months
- 59 Please specify
Not answered
- 60 Shopping Centres
Every 12 months
- 61 Please specify
Not answered
- 62 Data Centres
Every 12 months
- 63 Please specify
Not answered
- 64 Public Hospitals
Every 24 months

- 65 Please specify
Not answered

- 66 Residential Aged Care
Every 24 months

- 67 Please specify
Not answered

- 68 Retirement Living
Every 24 months

- 69 Please specify
Not answered

- 70 Warehouses
Every 24 months

- 71 Please specify
Not answered

- 72 Cold Stores
Every 24 months

- 73 Please specify
Not answered

- 74 Schools
Every 24 months

- 75 Please specify
Not answered

- 76 Retail Stores
Sale or lease

- 77 Please specify
Not answered

- 78 Higher Education
Every 24 months

- 79 Please specify
Not answered

- 80 Supermarkets
Every 12 months

- 81 Please specify
Not answered

- 82 Private Hospitals
Every 12 months

- 83 Please specify
Not answered

- 84 Medical Centres
Every 12 months

- 85 Please specify
Not answered

- 86 Other [e.g. Galleries/sport facilities]
Not answered

87 Please specify

Not answered

88 Office Buildings

- Disclosure on Government Register
- Disclosure at premises
- Disclosure on website
- Disclosure on real estate advertisement

89 Please specify

Not answered

90 Office Tenancies

- Disclosure on Government Register
- Disclosure at premises
- Disclosure on website
- Disclosure on real estate advertisement

91 Please specify

Not answered

92 Hotels

- Disclosure on Government Register
- Disclosure at premises
- Disclosure on website
- Disclosure on real estate advertisement
- Disclosure on booking sites
- Disclosure on room booking

93 Please specify

Not answered

94 Shopping Centres

- Disclosure on Government Register
- Disclosure at premises

Disclosure on website
Disclosure on real estate advertisement

95 Please specify

Not answered

96 Data Centres

Disclosure on Government Register
Disclosure at premises
Disclosure on website
Disclosure on real estate advertisement

97 Please specify

Not answered

98 Public Hospitals

Disclosure on Government Register
Disclosure at premises
Disclosure on website

99 Please specify

Not answered

100 Residential Aged Care

Disclosure on Government Register
Disclosure at premises
Disclosure on website
Disclosure on real estate advertisement

101 Please specify

Not answered

102 Retirement Living

Disclosure on Government Register
Disclosure at premises

Disclosure on website

103 Please specify

Not answered

104 Warehouses

Disclosure on Government Register

Disclosure at premises

Disclosure on website

Disclosure on real estate advertisement

105 Please specify

Not answered

106 Cold Stores

Disclosure on Government Register

Disclosure at premises

Disclosure on website

Disclosure on real estate advertisement

107 Please specify

Not answered

108 Schools

Disclosure on Government Register

Disclosure at premises

Disclosure on website

109 Please specify

Not answered

110 Retail Stores

Disclosure on Government Register

Disclosure at premises

Disclosure on website

Disclosure on real estate advertisement

111 Please specify

Not answered

112 Higher Education

Disclosure on Government Register

Disclosure at premises

Disclosure on website

113 Please specify

Not answered

114 Supermarkets

Disclosure on Government Register

Disclosure at premises

Disclosure on website

Disclosure on real estate advertisement

115 Please specify

Not answered

116 Private Hospitals

Disclosure on Government Register

Disclosure at premises

Disclosure on website

117 Please specify

Not answered

118 Medical Centres

Disclosure on Government Register

Disclosure at premises

Disclosure on website

119 Please specify

Not answered

120 Other [e.g. Galleries/sport facilities]

Not answered

121 Please specify

Not answered

122 Please provide any other comments you wish to make about the proposed CBD Expansion

Not answered

123 Would you like to upload a document?

No

124 Have you removed any identifying information from your submission?

Not answered

125 Upload a submission

Not answered

126 Upload supporting file

Not answered