



Program
Report
FY25

CITY  SWITCH

Welcome message

CitySwitch marked an important milestone in 2025: 20 years of supporting the Australian business community on its sustainability journey. While the focus of our work has evolved from energy efficiency and waste to achieving net zero emissions, our aim remains unchanged: to help businesses contribute to creating a better, more sustainable future. We extend our sincere thanks to our members for their long-standing commitment to the program.

In this report, we showcase the outstanding collective achievements of CitySwitch members in FY25. This year, participants further reduced their already low average emissions intensity from 31kg CO₂ per sqm to 24 kg CO₂ per sqm. It is also encouraging to see members acquiring 50% of their electricity from renewable sources.

We have seen strong consistency in setting scope 1 and 2 targets, with 73% of members maintaining commitments in recent years. As focus increasingly expands to include scope 3 emissions, we are pleased to see 58% of members now incorporating some scope 3 into their target-setting.

CitySwitch continues to deliver practical resources that reflect the latest thinking in sustainability and net-zero strategy. Last year, we ran a timely campaign on the new Australian Sustainability Reporting Standards. The associated webinars attracted hundreds of businesses. With the new standards affecting a significant portion of the national economy, 34% of CitySwitch members will fall into reporting Groups 1, 2, or 3 and the remainder are likely to be indirectly impacted over time as part of larger organisations' supply chains.

Later in the year, we turned our focus to green leasing, demonstrating how sustainability clauses in lease agreements can strengthen collaboration between tenants and landlords and drive better whole-building performance.

We concluded the year with the topic of climate resilience. We helped members identify physical, transition and liability risks related to extreme weather and the associated impacts. As climate impacts intensify, it's critical for organisations to embed adaption tactics into business strategies and operations.

We congratulate all CitySwitch members for taking meaningful action within their organisations and for contributing to broader positive change.

As we enter CitySwitch's third decade, we look forward to continuing to support members as expectations around net zero evolve and as businesses navigate the next phase of climate action.



Champions event in Sydney
Image courtesy of North Sydney Council

National Program Managers:

- Emily Keegan, City of Sydney
- Jack Blackwell, City of Melbourne
- Louella Carr, North Sydney Council
- Paul Stack, Greater metro and regional
- Ty Ray, City of Port Phillip
- Kelsie Williams, Ballarat City Council

National Steering Committee:

- Ishita Singh, City of Sydney
- Julia Lipton, City of Sydney
- Zoe Baker, NABERS
- Libby Phillips, City of Melbourne
- Danielle Birkbeck, North Sydney Council
- Aaron Gray, Yarra City Council
- Julian Donlen, City of Port Phillip

CitySwitch is a free business sustainability program supported by councils and our associate, NABERS.

Program vision: net zero emissions from businesses in the commercial office sector

Objective 1	Members reduce their emissions every year and achieve key milestones on their journey to net zero
Objective 2	Councils reduce emissions from office-sector businesses in their area
Objective 3	Yearly increase in members using relevant ratings and certifications
Objective 4	CitySwitch and friends work collaboratively to strengthen business networks, share resources and build intellectual and social capital towards net zero
Objective 5	Increase council membership and impact and demonstrate commitment to continuous improvement



Program reach

CitySwitch members cover many industry sectors - from small local organisations to major national corporates.

The program supports participants at all stages of their net-zero journey, whether they're just beginning to explore reducing emissions or already operating with highly sophisticated sustainability strategies.

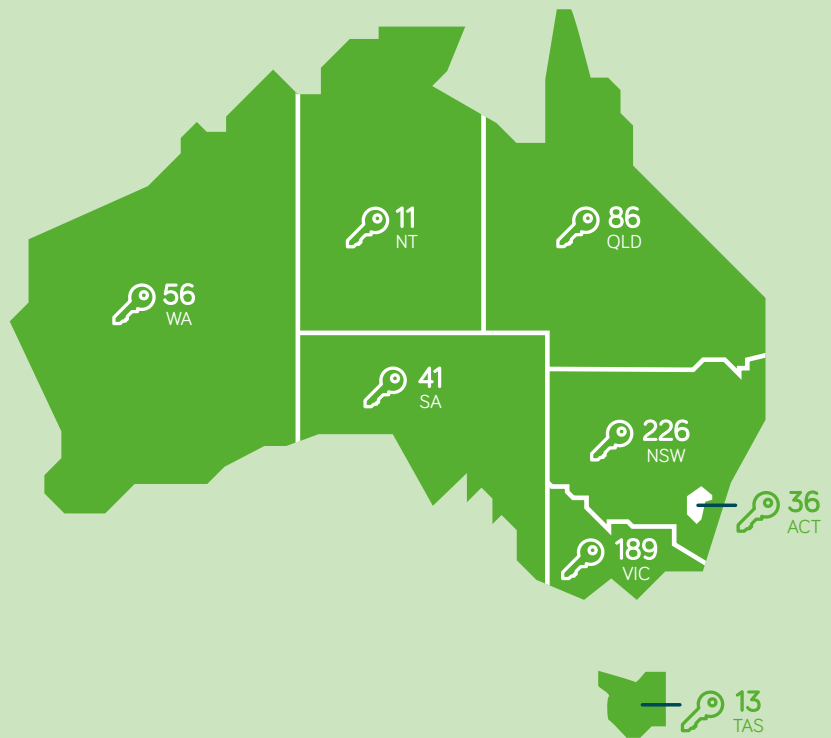
In FY25, we represent 8% of the Australian office space with 176 members.



2.3 million
sqm of net lettable area covered



8%
Amount of Australian office spaces signed up to CitySwitch



Program pathway

The CitySwitch pathway to net zero is supported by resources, webinars and a network of peers to help you understand the practical actions businesses are taking.

Late in 2025, we updated the pathway to include electrifying your operations, prioritising value chain emissions, reporting your progress, highlighting climate resilience and how to play a leadership role.

CitySwitch produces 3 campaigns a year based on these topics. You'll also find an extensive resource library on our website.





Member impact highlights

These results reflect the impact from reporting members across Australia.

- **22%** of our members report that they are committed to Science Based Targets Initiative or robust targets aligned to the 1.5-degree Paris agreement
- Emissions intensity across our members in FY25 is **24kg CO₂/m²**
- The average accredited NABERS tenancy rating for CitySwitch members is **4.9**
- **50%** of total electricity acquired by CitySwitch members is from renewable sources
- **63%** of members report sourcing renewable electricity through GreenPower or power purchase agreements (PPAs)
- **33%** of members with a fleet have electric vehicles
- **68%** of our members are quantifying their value-chain emissions
- **93%** of businesses are implementing resource recovery programs
- **16%** of members are Climate Active certified



Net Zero

CitySwitch aligns with the Greenhouse Gas Protocol's definition of net zero. This means businesses act to reduce greenhouse gas emissions as much as possible and then ensure hard-to-avoid emissions are balanced by credible offsets.

We emphasise carbon offsets should be purchased as a last resort only for emissions you can't avoid. Emissions are categorised based on the Greenhouse Gas Protocol's scoped approach. Businesses aiming for net zero should cover all 3 scopes.

74%	of members have a net zero target including scope 1
74%	of members have a net zero target including scope 2
51%	of members have a net zero target including some portion of the scope 3 categories
23%	of members have a net zero target across all applicable scope 3 categories

The expectations on reporting scope 3 data is evolving from voluntary to mandatory disclosure and integrity is becoming increasingly important. Our members are progressing on collecting the data for the 15 Greenhouse Gas Protocol categories.

Scope 3	
Percentage of reporting members collecting the below data:	
Purchased goods and services	47%
Capital goods	34%
Fuel and energy related activities	52%
Transportation & distribution	34%
Waste generated in operations	50%
Business travel	64%
Employee commuting	48%
Leased assets	30%
Investments	13%
Franchises	8%
Processing of sold products	6%
Use of sold products	8%
End-of-life treatment of sold products	9%



2025 campaigns

Australian Sustainability Reporting Standards

The Australian Sustainability Reporting Standards (ASRS) sets requirements for disclosing sustainability-related risks and opportunities. The standards include AASB S1 (general sustainability disclosures – voluntary) and AASB S2 (climate-related disclosures – mandatory). AASB S2 applies to entities required to report under the Corporations Act, with phased implementation beginning 1 Jan 2025.

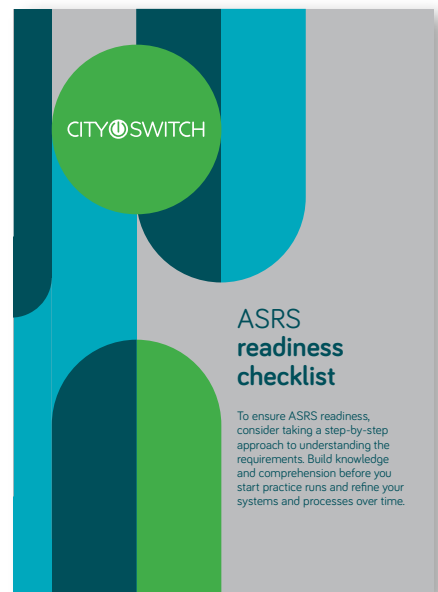
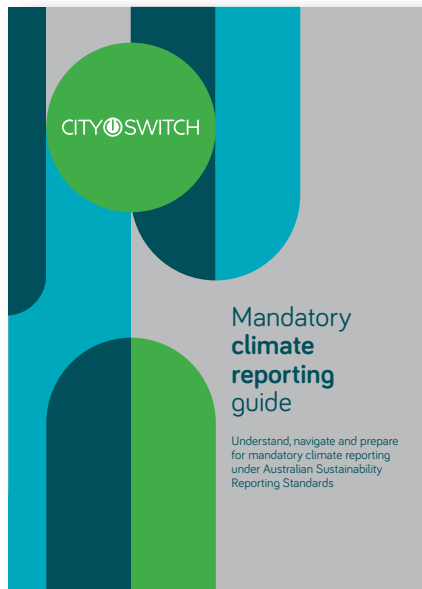
This campaign helped businesses understand their obligations, get ready for reporting and take further action.

Companies meeting at least 2 of these criteria must report:

	Group 1 January 2025	Group 2 July 2026	Group 3 July 2027
# of Employees	500+	250+	100+
Assets	\$1B	\$500M	\$25M
Annual Revenue	\$500M	\$200M	\$50M

Highlights

- Mandatory climate reporting guide
- ASRS readiness checklist
- 3-part webinar series





Green leasing

This campaign helped members understand, navigate and unlock the benefits of green leasing for tenants.

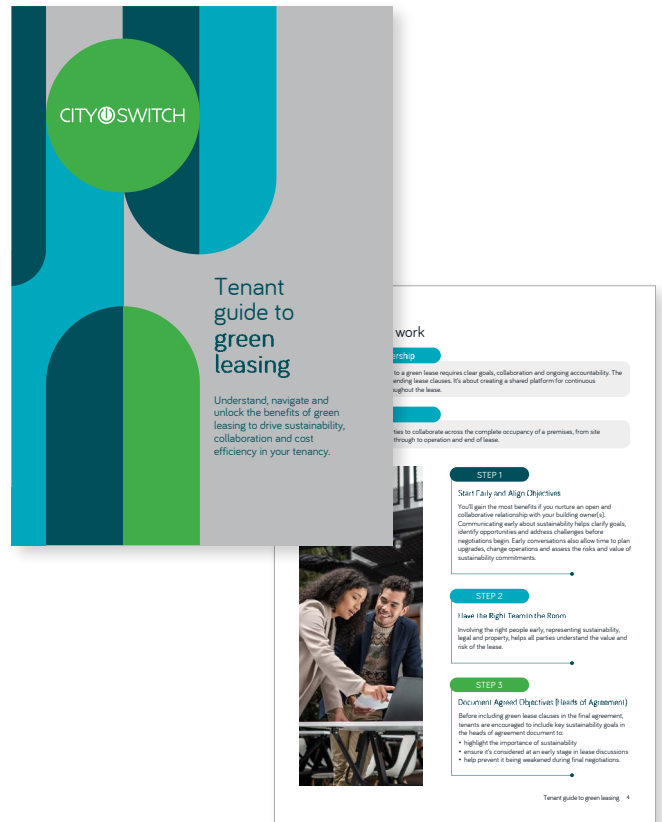
Highlights

- Networking events in Sydney and Melbourne
- 2 national webinars
- Green leasing guide
- Case study – Airmaster: Embedding sustainability through green leasing

Member insights

“Continuously working with our landlord to better understand building sustainability performance and support improved energy and environmental management practices.”

“We are continuing to amend leases across the portfolio, adding green clauses as they come up for renewal.”



Jack Russell
Airmaster's Compliance and Governance Manager. Image: Rodney Dekker



Climate resilience

Through this campaign, CitySwitch supported members to understand and use strategies to address business climate risk and resilience.

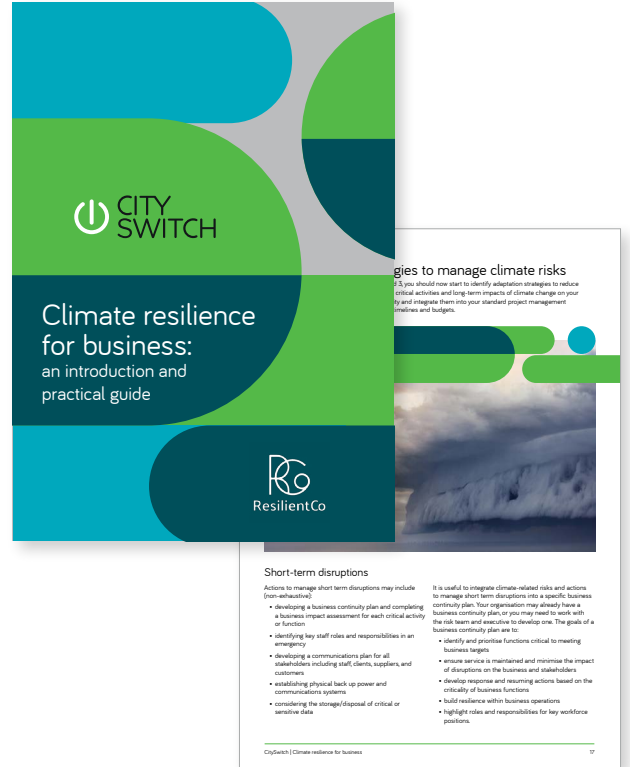
Highlights

- 2 national webinars
- Climate resilience guide

Member insights

“Conducted climate scenario analysis and identified risks and opportunities”

“Developed a climate risk map and are now using information in planning”





CitySwitch Champions

Congratulations to all our CitySwitch champions. We loved hearing about your accomplishments and stories. We recognise the significant work you're doing on the net zero pathway.



- Epson Australia
- Baenziger Coles
- Landers and Rogers
- MPA Construction Group
- GHD
- Steensen Varming
- Ecovantage
- Wotton Kearney
- Barry Nilsson
- Turner and Townsend
- IFM
- Tract
- Akamai Technologies
- Climate Zero



Victorian CitySwitch Champions

Image: Andrew Bott Photography / City of Melbourne



National Australian Built Environment Rating (NABERS)

NABERS is a long-time associate of CitySwitch.

Thanks to our partnership, members access discounted NABERS tenancy ratings and are encouraged to work with their landlords to obtain whole-of-building ratings.

A NABERS tenancy rating provides a clear, independent measure of the environmental performance of the space a tenant directly controls, such as lighting, IT equipment and supplementary air-conditioning. It enables organisations to understand how efficiently their tenancy operates compared with similar spaces, helping identify opportunities to reduce energy use, lower operational costs and improve comfort for staff.

Average accredited NABERS tenancy rating for CitySwitch reporting members is

4.9 stars

Number of accredited NABERS ratings

125



Program impact

In FY25, member feedback indicates that CitySwitch is providing strong and consistent program impact.

- The majority of participating organisations rate the value of the program to their organisation's net zero ambition and action as 7/10 or above
- 15 organisations awarded the program a perfect 10/10, demonstrating deep appreciation across diverse sectors

The most popular activities:

- Attending a CitySwitch webinar
- Using resources on the CitySwitch website and reading the newsletter
- Talking to a local program manager (online or in person)

Thank you to the program members continuously striving to transition to a net zero economy and a just, prosperous, low-carbon future.

A special thank you to members who completed the annual reporting.

The data and methodology in this report were reviewed by Pangolin Associates, with recommendations provided to support accuracy and alignment with the Greenhouse Gas Protocol.

Questions?

Email us at cityswitch@cityofsydney.nsw.gov.au

CitySwitch respectfully acknowledges the traditional custodians of the lands across Australia and pay our respects to Elders past and present.