

Greenhouse Gas Emissions Report



Financial Year 2022: 1 July 2021 – 30 June 2022

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Introduction

About PEXA

PEXA is a world-leading, ASX-listed digital property exchange platform and data insight solutions business. Since 2014, PEXA has facilitated more than 15 million property settlements through the PEXA Exchange in Australia. PEXA has launched refinancing capability in the UK and operates an insights business that helps government and business unlock the future value of property.

Our approach to sustainability and our environmental, social and governance (ESG) focuses on the management of key material issues and creating a positive impact. We recognise that the actions we take today are critical to protecting our planet for future generations. It's why we're committed to understanding and taking accountability for our emissions, taking steps to account for, measure and reduce our Scope 1, 2 and 3 emissions in line with our targets.

We are proud of our commitment to become net zero across Scope 1 and 2 (our direct emissions) by 2025. As a digital-based business, this is not only achievable, but we believe it's critical. While our footprint is relatively small, we know every tonne of carbon we reduce helps contribute to the future of our planet and delivers a positive impact for our team members and our customers.

PEXA remains committed to quantifying its Scope 1, Scope 2 and Scope 3 emissions annually and transparently disclosing its emissions footprint.

About This Report

This report is a summary of the annual greenhouse gas (GHG) emissions inventory for PEXA Group Ltd (PEXA) for financial year 2022 and is PEXA's second year completing a greenhouse gas inventory.

The report provides an overview on the complete and accurate quantification of the amount of greenhouse gas emissions that can be directly attributed to the PEXA's operations within the declared boundary and scope for the specified reporting period.

The information contained in this report has been derived from PEXA's Greenhouse Gas Inventory which was prepared for PEXA by Pangolin Associates in accordance with the Greenhouse Gas Protocol: A Corporate Accounting and Reporting Standard - Revised edition (2015), Corporate Value Chain (Scope 3) Standard, Australian/New Zealand Standard Energy Audits AS/NZS 3598, ISO 14064-1:2018, ISO 14064-3:2019, ASAE 3000 "Assurance

Engagements Other Than Audits or Reviews of Historical Financial Information” and with relevant Guidelines provided by the Australian Commonwealth Government.

The below principals set out the fundamental components in which the inventory has been prepared upon:

Relevance: Designed to provide information to empower decision making. The inventory boundaries have been formed with consideration of company characteristics, organisational structure, stakeholder needs and business context.

Completeness: A thorough, fair and accurate account of the chosen inventory boundaries. All data sources, estimations, and insufficiencies will be documented and clearly justified.

Consistency: Accounting approaches, inventory boundaries and calculation methodologies are outlined. Any deviations will be documented, justified and if necessary, the base year will be recalculated.

Transparency: Emissions data will be disclosed in a clear and factual manner to produce a reporting which can be interpreted with confidence.

Accuracy: Emissions data sources both primary and estimates will be continually refined and improved over time without compromising our ability to produce an inventory which is both accurate and complete.

Reporting Scope

Organisational Boundaries

PEXA's organisational boundaries have been established in accordance with the GHG protocol corporate guidance and are based on the operational control consolidation approach.

As defined within the GHG protocol, a company has operational control over an operation if the former or one of its subsidiaries has the full authority to introduce and implement its operating policies at the operation. As such, this inventory has been developed for PEXA Group Ltd, the ultimate holding company for all subsidising entities.

Table 1: PEXA Group Operating Facilities

Location	Address	Description
Melbourne, Australia	Tower 4, L16/727 Collins St, Docklands, VIC	Head office, Leased area separated from other tenants as a separate floor. Operational control: PEXA
Adelaide, Australia	1/89 Pirie Street, Adelaide, SA	South Australian office, leased area as part of a co-working facility. Operational control: Facility
Sydney, Australia	41/225 George Street, The Rocks, NSW	New South Wales office, leased area as part of a co-working facility. Operational control: PEXA
Perth, Australia	1/191 St Georges Terrace, Perth, WA	Western Australia office, leased area as part of a co-working facility. Operational control: Facility
Brisbane, Australia	13/300 Ann St, Brisbane, QLD	Queensland office, leased area as part of a co-working facility. Operational control: PEXA
London, United Kingdom	Belvedere House, Basing View, Basingstoke RG21 4HG, United Kingdom	London co-working location, desk space and meeting rooms leased as required. Operational control: Facility

Organisational Business Unit Exclusions

The following organisations are fully discrete business, PEXA Group Ltd has no operational control and as such, they have been excluded from this inventory in the FY22 year.

Organisation	Acquired	Ownership	Operational Control
Honey Insurance PTY LTD	April 2021	0.5%	No
Landchecker PTY LTD	February 2022	38%	No
Elula Group PTY LTD	May 2022	25%	No

Scope inclusions

The GHG emission sources included in this inventory have been identified with reference to the GHG protocol and classified under the following categories:

Scope 1 – Direct emissions from operations that are owned or controlled by the PEXA group Ltd.

Scope 2 – Indirect emissions from the purchase of electricity consumed by PEXA group Ltd.

Scope 3 – Indirect emissions which occur both upstream and downstream across the value chain of PEXA group Ltd. These emissions occur as a consequence of PEXA group Ltd.'s activities but are derived from sources that are not owned or controlled by PEXA group Ltd. Scope three emissions within this inventory have been reported where there is a clear rationale for inclusion and reliable data available.

GHG Reporting Policies Applied

Item	Note
Greenhouse gases	All GHG emissions figures are reported in tonnes of carbon dioxide equivalents (tCO ₂ -e)
Organisational boundary	Direct GHG emissions and indirect GHG emissions have been reported using the Operational Control Approach as defined by the GHG Protocol.
Operational boundary	All Scope 1 (direct GHG emissions) and Scope 2 (indirect GHG emissions) have been reported for operations within the organisational boundary. The list of Scope 3 emissions included within the organisational boundary are defined in category reporting.
Geographical scope	GHG emissions that fall within the Australian and international operations of the organisational and operational boundaries have been reported.
Conversion factors	The GHG emissions associated with activities have been determined on the basis of direct measurement, purchase invoices or estimations multiplied by relevant carbon conversion factors using Method 1 of the NGER Determination, unless otherwise stated.
Baseline GHG Emissions	Where applicable, the GHG baseline applies to operational boundary emissions and has been prepared in accordance with the GHG reporting policies. The baseline is adjusted when new sources of Scope 3 emissions are reported. The baseline is adjusted to reflect acquisitions and divestments that result in a change to the baseline of more than 5% and for any significant changes in reporting policy.
Prior year restatements	Where information is available, prior year figures have been restated to comply with the reporting policies set for the current year. Where information is not available, estimates are made. The estimates and basis for the estimates are provided in the report. Where significant adjustments have been made a note detailing the adjustments is provided.
Materiality	Emissions from sources that contribute, in aggregate, less than 1% to overall GHG emissions can be excluded. Basis for exclusion is similar to conducting streamline life cycle analysis. The materiality threshold for NGER is different.
Crediting criteria	All directly attributable offset measures (e.g., GreenPower, GreenGas, Flight offsets) are automatically accounted against the respective operational boundary. Any additional voluntary carbon credits are applied on a corporate total basis in a cascade hierarchy of: Scope 1 > Scope 2 > Scope 3 GHG emissions. This ensures that all direct emissions are treated first, followed by indirect emissions within the organisational boundary. Landfill waste is treated last of any Scope 3 emissions, when applicable.

Greenhouse Gas Emissions

Statement of Emissions FY22

PEXA’s total carbon emissions for the FY22 year were calculated at 5,830.20 tonnes of carbon dioxide equivalents (tCO₂-e) including Scope 1, Scope 2 and Scope 3 emissions sources within the operational boundary. This total includes indirect contributions along the supply chain (Scope 3 emissions).

Table 2 – Emissions by Scope

Operational Boundary	Examples of Inclusions	(tCO₂-e)
Scope 1	Direct emissions such as those resulting from fuel use or refrigerant leakage.	0.003
Scope 2	Purchased Electricity	71.5
Scope 3	All other indirect upstream and downstream emissions resulting from activities along the value chain. The extraction, production and distribution of fuels, the transmission and distribution of electricity, base building services, business flights and other travel, staff commute to and from work, telecommunications, ICT equipment, freight, advertising and other professional services, and data services.	5,758.7
Scope 1, 2 & 3 (full Scope)		5,830.20
Scope 1 & 2		71.5

Emissions by Category

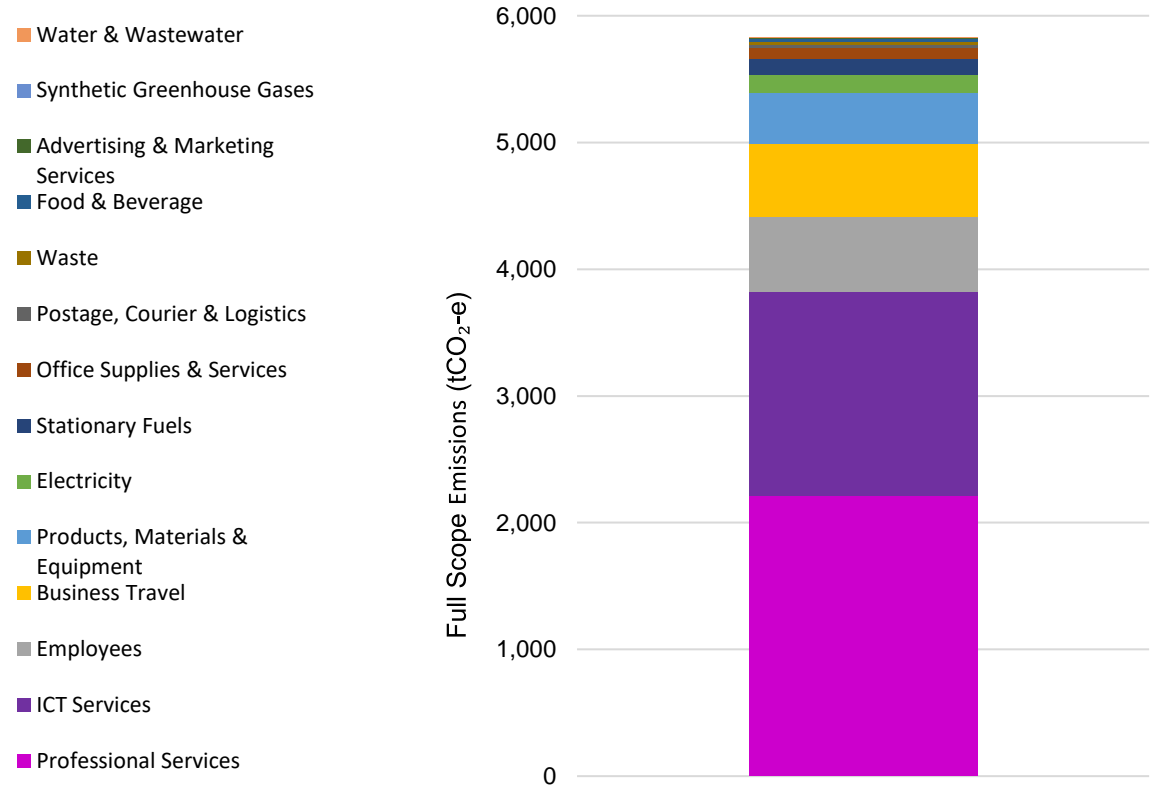
Emissions have been categorised by location, subunit and respective contribution to our overall emissions footprint.

Table 3 – Emissions by Category

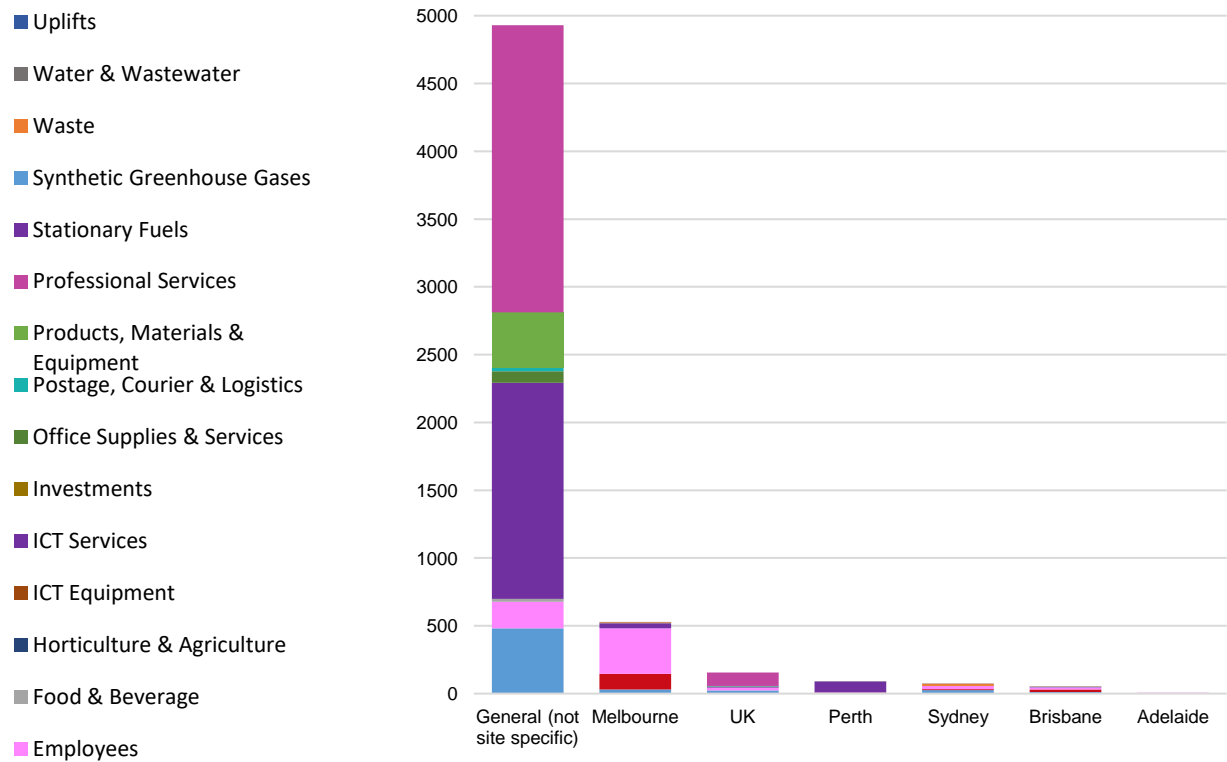
Category	FY2022	Contribution to Total	Scope 1	Scope 2	Scope 3
Professional Services	2,216.4	38.0%	0.0	0.0	2,216.4
ICT Services	1,602.1	27.5%	0.0	0.0	1,602.1
Employees	596.2	10.2%	0.0	0.0	596.2
Business Travel	572.6	9.8%	0.0	0.0	572.6
Products, Materials & Equipment	408.7	7.0%	0.0	0.0	408.7
Electricity	142.9	2.5%	0.0	71.5	71.4
Stationary Fuels	120.1	2.1%	0.0	0.0	120.1
Office Supplies & Services	86.9	1.5%	0.0	0.0	86.9
Postage, Courier & Logistics	27.1	0.5%	0.0	0.0	27.1
Waste	24.4	0.4%	0.0	0.0	24.4
Food & Beverage	20.9	0.4%	0.0	0.0	20.9
Advertising & Marketing Services	8.4	0.1%	0.0	0.0	8.4
Synthetic Greenhouse Gases	1.7	0.0%	0.003	0.0	1.7
Water & Wastewater	1.7	0.0%	0.0	0.0	1.7
Total	5,830.2	100%	0.0	71.5	5,758.7

A comparison of the individual sector contributions to GHG emissions revealed that Professional Services was the largest contributor, at 2,216.4 tCO₂-e (38.0% of total GHG Protocol emissions).

Graph 1 - Total Emissions by Category



Graph 2 – Emissions by Category and Location



Next Steps

In line with our approach to sustainability and our commitment to net zero for Scope 1 and Scope 2 emissions by 2025, we will continue to assess and report our Scope 1, Scope 2 and Scope 3 emissions annually. PEXA has not set a Scope 3 target to date.

PEXA will be developing a Carbon Management Plan to help us address our Scope 3 emissions to formalise our pathway to net zero emissions. Understanding our supply chain, employee impact and inputs into our 'professional services' emissions category (our largest contributor) in more detail will help identify opportunities to reduce emissions overtime.