



Crace – Australia's first carbon neutral lots

Approach:

- Reducing emissions during all aspects of construction;
- Including 'embodied energy' when choosing products;
- Providing education to allow all contractors to assist in minimising energy emissions during construction;
- Providing an education package for residents; and
- Offsetting remaining emissions through Greening Australia's Breathe Easy carbon product. Breathe Easy uses mass plantings of mixed species that delivers carbon offsets, landscape transformation and nurtured biodiversity.

changes everything

a joint venture between the ACT's Land Development Agency and Crace Developments Pty Ltd, which is a consortium led by Canberra Investment Corporation, Defence Housing Australia and PBS Property Group

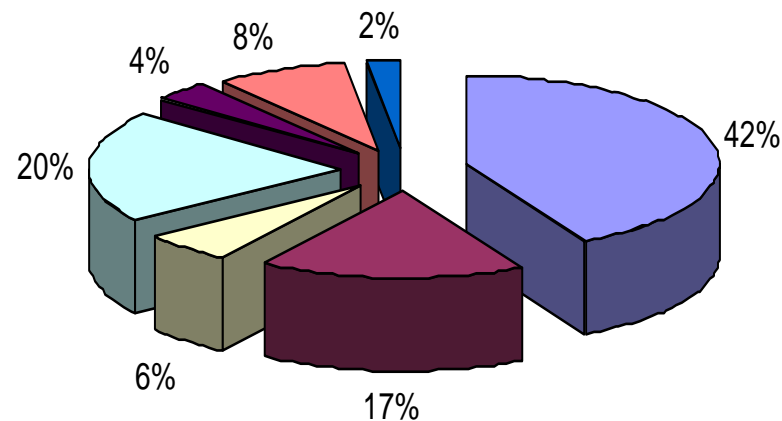
GHD's Zero Project

Zero net operating CO2 emissions
Zero net annual external energy consumption
Resource-efficient (reduced embodied energy)
Water efficient (reduced demand & recycling)

Energy

- Wind (turbines)
- Solar (photovoltaics)
- Heating (solar)
- Cooling (renewable energy use generated on site)
- Heat recovery
- Employment of very energy efficient systems

Total Annual Energy Generation



- 30kW Wind Turbines
- 6kW Wind Turbines
- Building Roof PVs
- Station Roof PVs
- Facade Amorphous PVs
- Facade Solid PVs
- CHAPS