



How to Apply for EDGE Zero Carbon Certification

I. INTRODUCTION

EDGE Zero Carbon certification offers clients the opportunity to certify their projects as carbon neutral. A minimum of 20 percent savings in water and embodied energy are required, with 40 percent energy savings on-site, and 100 percent energy savings achieved either through renewables or carbon offsets. Here's how to apply.

II. ELIGIBILITY REQUIREMENTS

There are three requirements for projects to be eligible for EDGE Zero Carbon certification:

1. The building type must be among those that are included in the EDGE App:
 - Education
 - Homes
 - Hospitality
 - Hospitals
 - Light Industry
 - Offices
 - Retail
 - Warehouses
2. A building must have been in operation for at least one year at 75 percent of normal occupancy.
3. A building must be certified as EDGE Advanced, which requires a minimum of 20 percent savings in water and embodied energy in materials and 40 percent savings in energy:
 - For projects previously certified with EDGE, this can be shown with the achievement of EDGE Advanced. (EDGE Advanced is a one-time award that does not need to be renewed. Recognition is issued at the time of the awarding of a preliminary EDGE certificate and/or final EDGE certification and does not require additional fees).
 - For projects not previously certified with EDGE, EDGE Advanced must first be achieved before EDGE Zero Carbon certification can be pursued.

III. INFORMATION TO BE GATHERED

In obtaining EDGE Zero Carbon certification for a project for the first time, gather the following information:

- A. Proof of 40 percent energy savings from the EDGE baseline:** Download, save and provide a PDF of the EDGE certificate for the project from your dashboard in the EDGE App that demonstrates EDGE Advanced status. This is a one-time assessment of the asset that will not need to be provided at the time of recertification unless the building undergoes substantial changes such as a significant addition (more than 10 percent of the Gross Internal Area, or GIA) or a major renovation.
- B. Intended year of certification:** The start and end dates for the year for which the project is applying as an EDGE Zero Carbon project.
- C. Declaration of occupancy:** A signed declaration by the project owner or their authorized representative that the project has been occupied at 75 percent of expected occupancy for the intended year of certification.
- D. Project area:** Building plans showing the GIA – air-conditioned and un-air-conditioned – of the building, and the total GIA for input into the calculator. The GIA does not include balconies and terraces, exterior areas or site area. If the project has achieved EDGE-certified status, then the project's PDF report showing the GIA and the project file number will be sufficient for verification.
- E. Energy bills and meter readings:** Bills for the intended year of certification for every source of energy used in the building. The categories that must be tracked are:
 - Fossil fuel used on site
 - On-site electricity produced
 - Off-site electricity purchased

The bills must show:

- Quantity of energy purchased
- Type of energy source

Types of energy sources include, but are not limited to:

- Fossil fuels
- Electricity from the electricity grid
- Diesel
- Natural gas
- Liquefied petroleum gas (LPG)
- Renewable electricity
- Solar, wind, hydro, etc.

Energy bills must cover a time period of one year starting from the intended start date. For electricity produced on site, documentation may include readings from the renewable system meter, for example, the

inverter in a solar system. If the system does not include a meter, specifications of the system with estimated energy production may be used.

F. Purchased carbon offsets: If applying carbon offsets, they must be purchased from a source that abides by one of the following standards:

- Climate SEED
- Community Climate Biodiversity Standard (CCBA)
- Gold Standard
- ISO 14064-2
- UNFCCC Clean Development Mechanism (CDM)
- Verified Carbon Standard (VCS)

For compliance purposes, the client must obtain a certificate from the carbon offset provider that the offset has been “retired.”

IV. DOCUMENTATION SUBMISSION

All energy use information must be input into the EDGE Carbon Calculator, to be offered in the EDGE App later in 2020. In the interim, it’s available as an Excel-based calculator that can be obtained by emailing edge@ifc.org.

Once the EDGE Carbon Calculator has been launched, supporting documentation must be uploaded into the EDGE App. In the interim, the completed calculator and supporting documentation must be submitted via email to the respective certifier.

V. CERTIFICATION EXPIRATION

The EDGE Zero Carbon certificate will prominently display the year of awarding and expiration according to the following:

- For a project that meets the EDGE Zero Carbon criteria fully on-site, including generation of on-site renewable electricity, the certificate will expire after four years.
- For a project that meets the EDGE Zero Carbon criteria by purchasing off-site renewable electricity or carbon offsets, the certificate will expire after two years.

VI. RECERTIFICATION

A project that has been previously certified as EDGE Zero Carbon can recertify to maintain its EDGE Zero Carbon status.

A. Required Energy Performance:

- If the building has not changed substantially since the last EDGE Zero Carbon certification – more than 10 percent change in area, or a major renovation – the project owner or their designated representative must provide a signed statement to that effect.
- If the building has changed substantially as defined in III. A., the project team must show that the energy savings of the building are 40 percent in the EDGE App. Note that the EDGE baseline is revised every few years as construction standards change.

B. The project must submit annual records of information similar to that submitted for the original EDGE Zero Carbon certification (see A to F on pages two and three). For prior years, provide:

- Start date (these must be contiguous with the original years of EDGE Zero Carbon certification)
- Energy bills and meter readings for energy purchased and produced
- Carbon offset certificates

If the GIA has changed, it must be indicated.

VII. QUESTIONS

For questions, reach out to your respective certifier or email edge@ifc.org.