Annual Greenhouse Gas Inventory

Inn at Laurel Point

January 1 to December 31, 2024

Total Emissions

708 tCO_2e

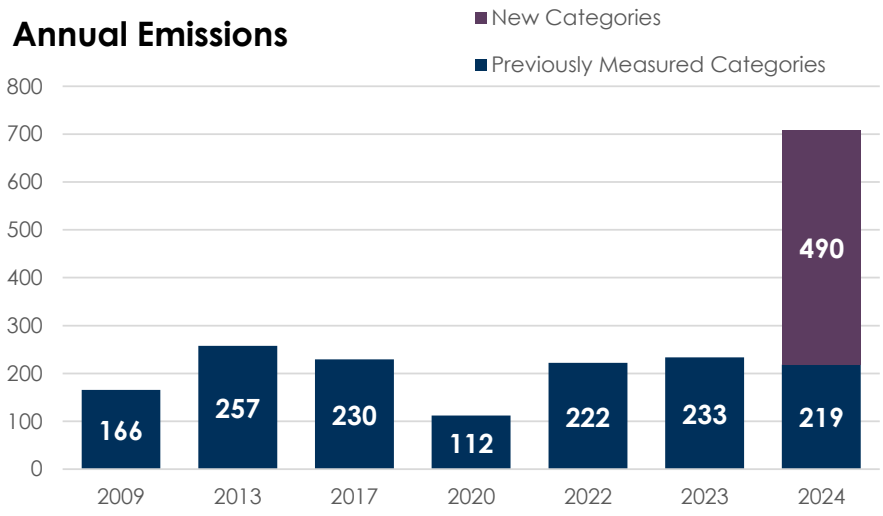
	tCO_2e	% of total footprint
Scope 1 (Direct)	**38.1**	5.37%
Scope 2 (Indirect)	**58.3**	8.23%
Scope 3 (Indirect)	**612**	86.4%
Biogenic Carbon	**0.02**	0%
TOTAL EMISSIONS	**708**	

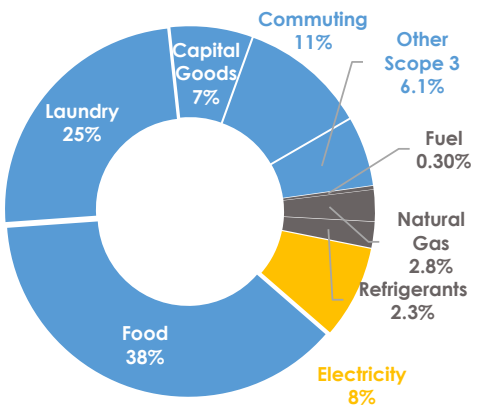
2024 is the 15th year that Inn at Laurel Point (ILP) has measured, reported and offset their emissions. ILP offers 200 waterfront suites, over 10,000 sq ft of meeting space, and the acclaimed AURA Restaurant.

Analysis

For the 2024 footprint, the inventory boundary was expanded to include Scope 3 indirect emissions from food purchases, laundry services, and capital goods purchases. This provides a comprehensive understanding of the emissions impact from all of ILP's activities, encompassing the hotel, events, and restaurant.

Annual Emissions





Analysis

Total emissions in FY 2024 were 708 tCO_2e. Annual emissions are divided into two categories, previously measrued and new categories. Previously measured emissions offer a comparable figure for previous years while also demonstrating the magnitude of emissions for the new categories. 2024 will serve as a new baseline year for ILP with emissions per room night of: 14.8 kg CO_2e/night.

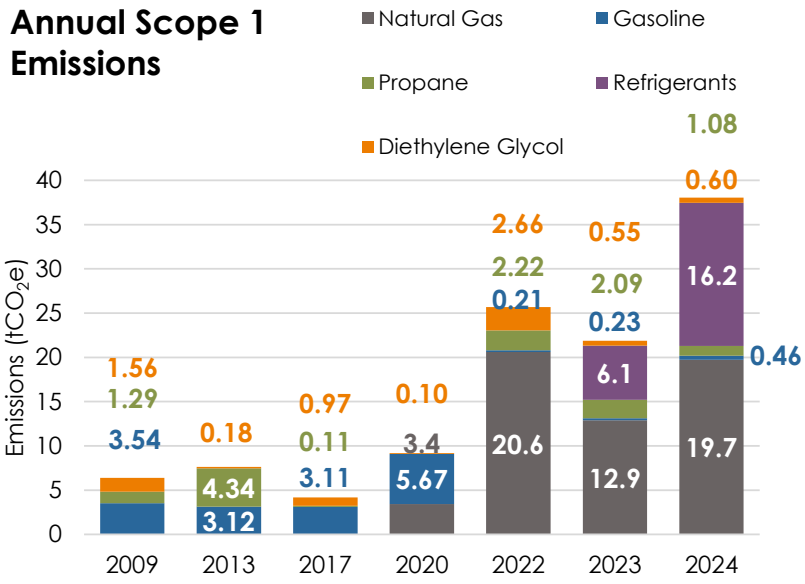
Food (266 tCO_2e) is the largest emissions source, followed by laundry (173 tCO_2e) then staff commuting (78.9 tCO_2e).

Offset Cost 21,250

$kgCO_2e$ **14.8** / **room night**

Scope 1

Annual Scope 1 Emissions



Analysis

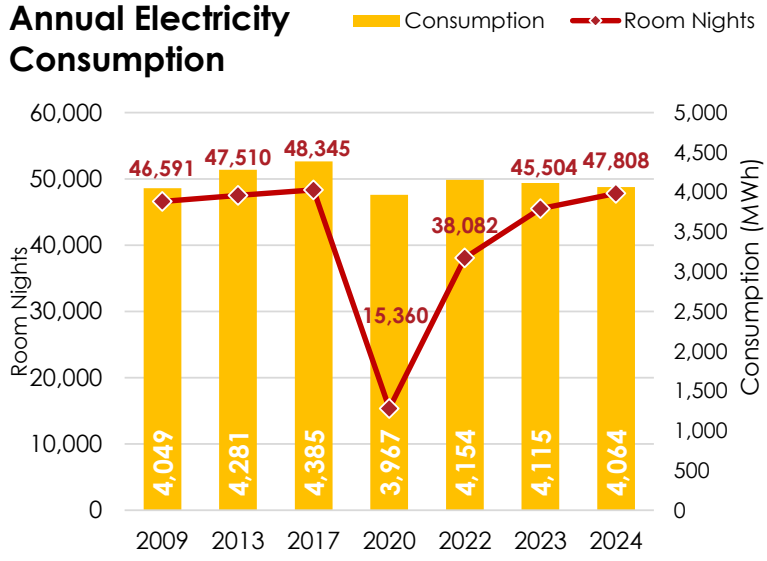
Scope 1 emissions increased by 74% since 2023. Refrigerants, natural gas, gasoline, and diethylene glycol (chafing fuel) all increased.

The largest increase, resulted from increased refrigerant usage. Refrigerant emissions occur when coolant is added to HVAC systems due to leaks. Ensuring all systems are well-maintained and leaks are detected early will help minimize emissions.

tCO_2e	38.1
% of Total	5.37%
Total Litres	1,231

Scope 2

Annual Electricity Consumption



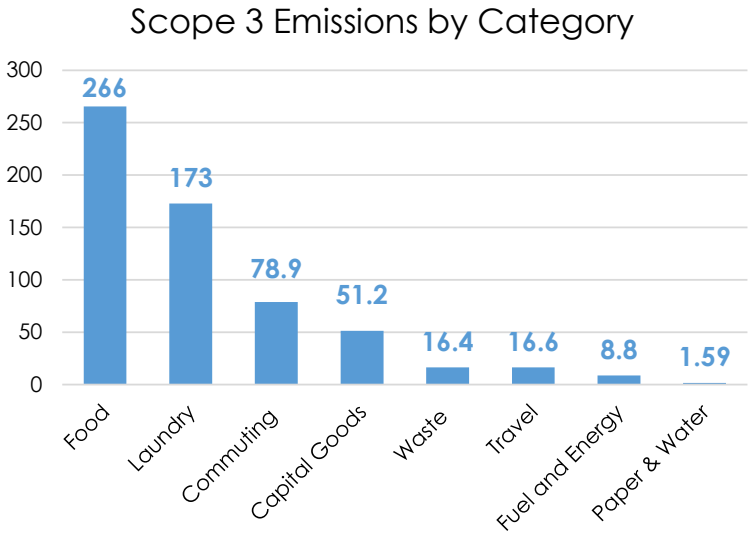
Analysis

While electricity consumption decreased (1.2% overall, 6% per room night), emissions rose 1.2% due to BC's electricity emissions factor. This change is outside of ILP's control.

Electricity, powering heating, lighting, equipment, and kitchen appliances, accounts for 8.23% of ILP's total emissions. ILP's energy consumption emissions are comparatively low to other hotels, due to their use of electricity for heating and kitchen appliances instead of natural gas.

tCO_2e	58.3
% of Total	8.23%
kWh / room night	85.0

Scope 3



Analysis

86.4% of ILP's total emissions are Scope 3.

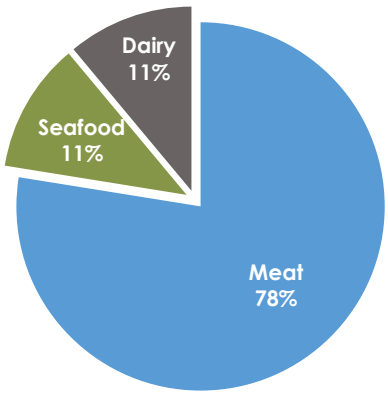
Laundry and food are now the two biggest sources of emissions, making up 37.0% and 24.1% of the total, respectively.

Laundry emissions come from the electricity used to power the machines and the natural gas for heating water.

Food Emissions

Food emissions, the largest Scope 3 category, comprise 37.5% of ILP's total emissions. This category measures cradle-to-farm-gate emissions from food production, including feed production, farming, and processing.

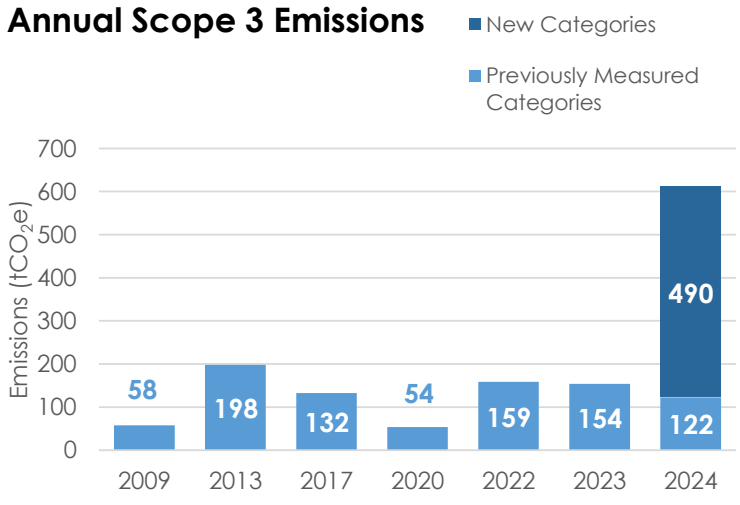
In this first year of measurement, only animal products were assessed. Meat accounts for 78% of all food emissions, despite representing only 55% of the total kilograms of animal products purchased. This discrepancy is attributed to the higher emissions intensity of meat compared to seafood and dairy.



Analysis

ILP has measured three new scope 3 sources in 2024, laundry, food, and capital goods. These are captured in the label "New Categories" while the remaining emissions sources have been previously measured.

When comparing previously measured categories, scope 3 emissions decreased 18.7% from 2023. This is from a decrease in FTEs resulting in lower staff commuting emissions.



tCO_2e	612
% of Total	86.4%
tCO_2e / FTE	5.10

Conclusion

In their 15th year of emissions reporting, Inn at Laurel Point (ILP) has enhanced its environmental accountability by expanding its inventory boundary to include Scope 3 emissions from food, laundry, and capital goods. This comprehensive approach, establishes 2024 as a new baseline with 14.8 kg CO_2e/room night. The largest emissions sources are food laundry and staff commuting highlighting the importance of focusing on decarbonization efforts in these areas.

Information on Inventory Uncertainty

Emission Source	Data Type	Quality
Natural Gas	Invoices	Great
Gasoline	Receipts	Great
Propane	Invoices	Great
Diethylene Glycol	Invoices	Great
Refrigerants	Invoices	Great
Electricity	Invoices	Great
Waste	Invoices	Great
Paper	Invoices	Great
Food	Summary Spreadsheet	Great
Travel	Summary Spreadsheet	Great
Staff Commuting	Staff Survey	Okay
Laundry	Summary Spreadsheet	Great

This table details the type of data received from ILP to generate this report. Data quality is assessed on five categories: technology, time, geography, reliability and completeness. The purpose of this table is to provide further information on the values in this report and what sources were used to calculate them. If a highly material emissions source has low quality data, this will affect the accuracy of the final inventory.

Glossary of Terms

Term	Description
Carbon Neutral	Companies are carbon neutral when they remove GHG emissions equivalent to all their scope 1, 2 and material (>5%) scope 3 emissions, usually by purchasing carbon offsets.
Biogenic	Carbon emissions generated from sources naturally occurring in the carbon cycle (i.e. organic matter), rather than the result of fossil fuel combustion.
Emissions Factor	The volume of emissions created by an emissions producing activity (i.e. fuel combustion), calculated based on the amount of the activity (volume, distance, etc.).
GHG	**Greenhouse Gas (emissions):** Atmospheric gasses contributing to the greenhouse effect, including Carbon Dioxide (CO_2), Methane (CH_4), Nitrous Oxide (N_2O), etc.
GJ	**Gigajoule**: Unit of natural gas equal to 26.137 m^3 or 0.947 MMBtu
kWh	**Kilowatt-Hour**: Common unit for measuring electrical consumption
tCO_2e	**Tonnes of Carbon Dioxide Equivalent**: a combined term capturing the emissions from various GHGs.

Inventory Information

Company Name	Inn at Laurel Point	
Contact Information	Julie Wright	julie.wright@laurelpoint.com
Company Description	200 suite hotel with 120 FTEs featuring an on-site restaurant and two company vehicles.	
Reporting Period	January 1 to December 31, 2024	
Inventory Boundary	**Scope 1 (Direct Emissions)**	
	- Natural Gas, Gasoline, Propane, Diethylene Glycol, Refrigerant (R404A)	
	Scope 2 (Indirect Emissions from Purchased Electricity)	
	- Purchased Electricity (BC Hydro)	
	Scope 3 (Indirect Emissions from Other Sources)	
	- Purchased Goods & Services (Food - Animal Products, Laundry, Paper, Water), Capital Goods, Fuel and Energy Activities (Transmission and Distribution Losses, Well to Tank), Waste Generation in Operations, Business Travel (Air, Ground, Accommodation), Employee Commuting.	
	Major Scope 3 Exclusions	
	- Purchased Goods & Services (Food - all non animal products), reason for exclusion is high difficulty of data collection at this time.	
Scope 2 Approach	Location Based Emissions Calculation	
Consolidation Approach	Operational Control: Accounting for 100% of emissions from operations over which the company has operational control.	
Primary Measurement	Greenhouse gas emissions measured in Carbon Dioxide Equivalent (CO_2e)	
Reporting Guidelines	Aligned with those defined in *The Greenhouse Gas Protocol: A Corporate Accounting and Reporting Standard, Revised Edition (The GHG Protocol, www.ghgprotocol.org)* .	

Emissions References

1. Environment Canada's National Inventory Report (1990-2021); Part 2 & 3.
https://publications.gc.ca/collections/collection_2023/eccc/En81-4-2021-2-eng.pdf
https://publications.gc.ca/collections/collection_2023/eccc/En81-4-2021-3-eng.pdf
2. Department for Environment, Food & Rural Affairs (UK) Carbon Factors 2023
https://www.gov.uk/government/publications/greenhouse-gas-reporting-conversion-factors-2023
3. Intergovernmental Panel on Climate Change (Global Warming Potentials)
https://www.ipcc.ch/report/ar6/wg1/downloads/report/IPCC_AR6_WGI_Chapter07.pdf
4. UK WRAP Emissions Factor Database V1 .2 (2023)
https://www.wrap.ngo/resources/guide/scope-3-ghg-measurement-and-reporting-protocols-food-
5. Supply Chain GHG Emission Factors for US Commodities and Industries v1.1
https://catalog.data.gov/dataset/supply-chain-ghg-emission-factors-for-us-commodities-and-industries-v1-1
6. Hotel Carbon Measurement Initiative (HCMI)
https://sustainablehospitalityalliance.org/resource/hotel-carbon-measurement-initiative/

Policy for Base Year Recalculation:
Base year emissions, and other previous emissions, shall be retroactively recalculated if a change in organizational structure or data quality is expected to exceed a significance threshold of 10% of base year emissions. These changes may arise from structural changes such as mergers, acquisitions, divestments, outsourcing or insourcing, changes in calculation methodology and improvements in accuracy, or discovery of significant errors.

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Completed	26/6/2025

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