

Electrical Services

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Name of Document

Power And Telecommunications Infrastructure Report



Project

George Street Newmarket - Proposed Plan Change



Client

Zirma Developments Ltd

Project Manager

RDT Pacific



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Attachments:

ECS Load Estimate Calculation (Concept Scheme)

Level 3 Basement Plan (Concept Scheme)

Level 1 Basement Plan (Concept Scheme)

Ground Floor Plan (Concept Scheme)

Typical Level Plan (Concept Scheme)

ECS Drawing E001 Single Line Diagram Private Network

Typical Vector Drawing EDE5017 Substation With Two Transformers Typical Layout

Chorus Network Drawings

Vector Network Drawings

1.0 Introduction

Zirma Developments Ltd (Zirma), through RDT Pacific (RDT), has commissioned Electrical Consulting Services Ltd (ECS) to review and report on the electrical and telecommunications services for a proposed Plan Change which will enable a mixed-use development across 33-37 George Street, 13-15 Morgan Street and 10 Clayton Street.

The Plan Change will introduce the George Street Precinct which will enable a variety of heights allowing for high-rise development on top of the shared podium.

An indicative architectural package has been prepared by Warren and Mahoney Architects to illustrate a concept scheme largely complying with the relevant provisions and assessment criteria within the George Street Precinct.

The architectural plans are indicative only of the height, bulk, massing and high quality of the design and materials envisaged within the Precinct.

The concept by Warren and Mahoney Architects is for a new mixed-use development with carparking, retail and residential over four buildings, constructed on a common podium.

No specific staging programme has been provided, but the project would be able to be planned such that it could be extended easily as the site was developed.

2.0 Existing Power Supply To The Plan Change Area

The Plan Change area is surrounded by existing buildings and has street access / road frontage directly to 33-37 George Street, 13-15 Morgan Street and 10 Clayton Street.

Studying the Vector GIS diagram, it indicates the buildings on the Plan Change area are all supplied from 400 volt pillars which will not be sufficient for a development of this scale.

3.0 Existing Telecommunications Supply To The Plan Change Area

The Plan Change area is currently serviced with Chorus ducts which will enable fibre optic technology to be installed off George Street, Morgan Street and Clayton Street.

In addition to this, Vector Communication ducts are also installed in Morgan Street and George Street, which would provide an alternative choice telecommunications carrier if required.

The existing fibre optic network will be able to be extended into the new network with either a standard or private telecommunications network established.

4.0 Proposed Power Reticulation To The Plan Change Area

The proposed power supply solution to any future development will be dictated by the construction programme. Given there are Vector high voltage cables in George Street, Morgan Street and Clayton Street, there are connectivity options to provide power to the Plan Change area from one of these network cables.

Our Client, through their other business interests, owns and operates private or embedded power networks in Southpark, Penrose and Kensington Park, Orewa.

Given the density of any future retail and apartments, we recommend a private network or an embedded power network is established for any future development.

Private Network or Embedded Network

A separate company such as Smartpower or Tenco would be able to assist with assessing the value of a private or embedded power network by providing a Venture Statement.

In summary:

- Private network
 - Vector would provide a supply ringmain connection point to their power network
 - Developer to provide high voltage metering cabinet all downstream high voltage switchgear and transformers etc
 - Developer to provide gate meter and all downstream metering
 - Vector to charge line charge (wholesale)
 - Developer to charge line and energy charges (retail) to each tenant

- Embedded network
 - Vector would provide a supply ringmain connection point to their power network
 - Vector to provide high voltage metering cabinet and all downstream high voltage switchgear and transformers etc
 - Developer to provide gate meter
 - Vector to charge line charge (wholesale)
 - Developer to charge line charges (retail) to each tenant
 - Customers can select any energy retailer they prefer

If a standard network was employed, it would be identical to the embedded power network with the exception that there would be no gate meter installed.

- Vector would supply a ringmain and downstream transformers etc
- Vector to supply line charges to all meters (ICP numbers)
- Customers can select any energy retailer they prefer

Vector do not like private or embedded power networks primarily because of lost revenue, hence the rebate is to discourage this.

On a project of this scale, the investment into a private or embedded power network will far outweigh the lure of a one-off rebate per ICP number

5.0 Maximum Demand On Any Future Building

A future mixed use building with carparking, apartments and retail, with the peak load estimated to occur between 7-9am in the morning and 5-8pm in the evening.

Based on the usage and areas our load model indicates the following maximum demand:

	Load (3 Phase)	Diversified Load (3 Phase)
Site (common to carparks)	1106 Amps	743 Amps
Tower A (18 levels) including Supermarket	1732 Amps	1600 Amps
Tower B (10 levels)	645 Amps	585 Amps
Tower C (13 levels)	645 Amps	612 Amps
Tower D (10 levels)	273 Amps	230 Amps
Total	4361 Amps	3780 Amps

Note: the calculations in the full breakdown summary are slightly different due to rounding.

To service this type and scale of development we recommend the installation of two off 1.5 MVA transformers. This will provide $2 \times 2100 = 4200$ Amps three phase.

The 3 MVA capacity includes an allowance of 400 Amps for electric vehicle charging. There will be some additional capacity in the infrastructure to cater for additional electric vehicle charging, which will be exceptionally relevant in the years to come.

The capacity for electric vehicle charging can be limited and managed by software, therefore in theory, there will never be an overload situation no matter how many electric vehicles are installed.

6.0 Electricity Substation

No matter how the network is structured, we recommend the on-site electrical substation is constructed similar to Vector Standards. This will ensure the room would be accepted by Vector if a standard network was adopted, or would cover the designers and building owner from a safety in design perspective if a private or embedded network was adopted.

We recommend the electricity substation is installed around the centre of the development located on Basement Level 3, which is accessible off Clayton Street.

It is important any ramps leading into this level do not have a gradient any more than 1:8.

The incoming Vector high voltage network could be installed off Clayton Street, George Street or Morgan Street – this will depend on the construction methodology and sequencing which will dictate the next solution to avoid any ongoing abortive works.

The network connection point would also be utilised temporarily as a connection for a builder's temporary power supply to ensure there was enough capacity to power one or two tower cranes.

N.R. Topp
12 September 2019

Electrical Consulting Services Ltd
Load Estimate Analysis
George Street Infrastructure

Job No 219346
Revision A
Date 30/08/2019

Space	Area Type	Area (m ²)	Power Density W/m ²			Power (kW)				W/m ²	Power Factor	Phase	Current (A)			Diversity	Current (A)			Mains/DB	CPD Rating	Power kVA			
			Lighting	Power	Mechanical	Lump	Subtotal	Additional	Total				Total	Red	White		Blue	Red	White				Blue		
Site Wide																									
Electric Vehicle Chargers	Other	1	0	0	0	0	0.0	414.7	414.7	414653	0.95	Three	630.00	630.00	630.00	0.65	409.50	409.50	409.50	400A	630A				
Basement B4																									
Carparking	Common	6514	5		8	0	84.7		84.7	13	0.95	Three	128.66	128.66	128.66	0.7	90.06	90.06	90.06	100A	100A				
Basement B3																									
Carparking	Common	4444	5		8	0	57.8		57.8	13	0.95	Three	87.78	87.78	87.78	0.7	61.44	61.44	61.44	100A	100A				
Basement B2																									
Carparking	Common	6453	5		8	0	83.9		83.9	13	0.95	Three	127.46	127.46	127.46	0.7	89.22	89.22	89.22	100A	100A				
Basement B1																									
Carparking	Common	6698	5		8	0	87.1		87.1	13	0.95	Three	132.30	132.30	132.30	0.7	92.61	92.61	92.61	100A	100A				
Subtotal													1106.19	1106.19	1106.19	742.83	742.83	742.83	800A	1200A	514.78				
Tower A																									
Common																									
Lift	Lift	2	0	0	0	40	40.0		40.0	20000	0.95	Three	60.77	60.77	60.77	1	60.77	60.77	60.77	100A	100A				
Basement Three																									
Supermarket	Retail	1				0	0.0	263.3	263.3	263272	0.95	Three	400.00	400.00	400.00	0.8	320.00	320.00	320.00	400A	320A				
Travelator	Lift	2	0	0	0	80	80.0		80.0	40000	0.95	Three	121.55	121.55	121.55	1	121.55	121.55	121.55	160A	125A				
Basement Two																									
Travelator	Lift	2	0	0	0	80	80.0		80.0	40000	0.95	Three	121.55	121.55	121.55	1	121.55	121.55	121.55	160A	125A				
Basement One																									
Travelator	Lift	2	0	0	0	80	80.0		80.0	40000	0.95	Three	121.55	121.55	121.55	1	121.55	121.55	121.55	160A	125A				
Common	Common	106	10	0	5	0	1.6		1.6	15	0.95	Three	2.42	2.42	2.42	0.8	1.93	1.93	1.93	100A	63A				
Ground																									
1 - Retail / F+B	Retail	238	20	200	60	0	66.6		66.6	280	0.95	Three	101.25	101.25	101.25	0.8	81.00	81.00	81.00	160A	100A				
2 - Retail / F+B	Retail	120	20	200	60	0	33.6		33.6	280	0.95	Three	51.05	51.05	51.05	0.8	40.84	40.84	40.84	100A	63A				
3 - Retail / F+B	Retail	112	20	200	60	0	31.4		31.4	280	0.95	Three	47.65	47.65	47.65	0.8	38.12	38.12	38.12	100A	63A				
4 - Retail	Retail	75	20	200	60	0	21.0		21.0	280	0.95	Three	31.91	31.91	31.91	0.8	25.52	25.52	25.52	100A	63A				
5 - Gym	Other	80	20	100	60	0	14.4		14.4	180	0.95	Three	21.88	21.88	21.88	0.8	17.50	17.50	17.50	63A	63A				
Level 1																									
A-101	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95			63A	63A				
A-102	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95			63A	63A			
A-103	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A			
A-104	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40					63A	63A		
A-105	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40					63A	63A	
A-106	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40				63A	63A	
A-107	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40						63A	63A	
A-108	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40						63A	63A
A-109	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40					63A	63A
A-110	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40							63A	63A

Space	Area Type	Area (m ²)	Power Density W/m ²			Power (kW)				W/m ²	Power Factor	Phase	Current (A)			Diversity	Current (A)			Mains/DB	CPD Rating	Power kVA
			Lighting	Power	Mechanical	Lump	Subtotal	Additional	Total				Total	Red	White		Blue	Red	White			
Level 2																						
A-201	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95		63A	63A	
A-202	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Blue			15.95	1		15.95	15.95	63A	63A	
A-203	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
A-204	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
A-205	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
A-206	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
A-207	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
A-208	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
A-209	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
A-210	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
Level 3																						
A-301	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Blue			15.95	1			15.95	63A	63A	
A-302	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95			63A	63A	
A-303	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
A-304	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
A-305	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
A-306	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
A-307	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
A-308	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
A-309	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
A-310	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
Level 4																						
A-401	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95			63A	63A	
A-402	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95		63A	63A	
A-403	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
A-404	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
A-405	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
A-406	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
A-407	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
A-408	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
A-409	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
A-410	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
Level 5																						
A-501	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95		63A	63A	
A-502	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Blue			15.95	1		15.95	15.95	63A	63A	
A-503	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
A-504	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
A-505	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
A-506	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
A-507	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
A-508	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
A-509	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
A-510	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	

Space	Area Type	Area (m ²)	Power Density W/m ²			Power (kW)				W/m ² Total	Power Factor	Phase	Current (A)			Diversity	Current (A)			Mains/DB	CPD Rating	Power kVA
			Lighting	Power	Mechanical	Lump	Subtotal	Additional	Total				Red	White	Blue		Red	White	Blue			
Level 6																						
A-601	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Blue			15.95	1			15.95	63A	63A	
A-602	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95			15.95	63A	63A
A-603	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-604	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-605	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-606	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-607	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-608	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-609	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-610	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
Level 7																						
A-701	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95				63A	63A
A-702	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95			63A	63A
A-703	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-704	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-705	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-706	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-707	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-708	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-709	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-710	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
Level 8																						
A-801	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95			63A	63A
A-802	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Blue			15.95	1			15.95		63A	63A
A-803	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-804	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-805	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-806	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-807	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-808	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-809	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-810	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
Level 9																						
A-901	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Blue			15.95	1			15.95		63A	63A
A-902	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95				63A	63A
A-903	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-904	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-905	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-906	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-907	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-908	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-909	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-910	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A

Space	Area Type	Area (m ²)	Power Density W/m ²			Power (kW)				W/m ²	Power Factor	Phase	Current (A)			Diversity	Current (A)			Mains/DB	CPD Rating	Power kVA
			Lighting	Power	Mechanical	Lump	Subtotal	Additional	Total				Total	Red	White		Blue	Red	White			
Level 10																						
A-1001	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95			63A	63A	
A-1002	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95			63A	63A
A-1003	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1004	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-1005	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-1006	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1007	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-1008	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-1009	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1010	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
Level 11																						
A-1101	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95			63A	63A
A-1102	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1103	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-1104	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-1105	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1106	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-1107	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-1108	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1109	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-1110	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
Level 12																						
A-1201	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95				63A	63A
A-1202	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95			63A	63A
A-1203	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1204	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-1205	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-1206	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1207	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-1208	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-1209	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1210	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
Level 13																						
A-1301	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95			63A	63A
A-1302	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1303	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-1304	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-1305	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1306	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-1307	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-1308	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1309	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-1310	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A

Space	Area Type	Area (m ²)	Power Density W/m ²			Power (kW)				W/m ²	Power Factor	Phase	Current (A)			Diversity	Current (A)			Mains/DB	CPD Rating	Power kVA
			Lighting	Power	Mechanical	Lump	Subtotal	Additional	Total				Total	Red	White		Blue	Red	White			
Level 14																						
A-1401	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95			63A	63A	
A-1402	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95			63A	63A
A-1403	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1404	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-1405	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-1406	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1407	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-1408	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-1409	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1410	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
Level 15																						
A-1501	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95			63A	63A
A-1502	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1503	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-1504	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-1505	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1506	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-1507	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-1508	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1509	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-1510	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
Level 16																						
A-1601	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95				63A	63A
A-1602	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95			63A	63A
A-1603	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1604	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
A-1605	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-1606	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1607	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1608	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
A-1609	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
A-1610	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
Subtotal													1731.08	1733.36	1735.64	1599.85	1602.13	1604.41	1800A	2000A	1111.86	

Space	Area Type	Area (m ²)	Power Density W/m ²			Power (kW)				W/m ² Total	Power Factor	Phase	Current (A)			Diversity	Current (A)			Mains/DB	CPD Rating	Power kVA		
			Lighting	Power	Mechanical	Lump	Subtotal	Additional	Total				Red	White	Blue		Red	White	Blue					
Tower B																								
Common																								
Lift	Lift	2	0	0	0	20	40.0		40.0	20000	0.95	Three	60.77	60.77	60.77	1	60.77	60.77	60.77	125A	100A			
Common	Common	106	10	0	5	0	1.6		1.6	15	0.95	Three	2.42	2.42	2.42	0.8	1.93	1.93	1.93	100A	63A			
Ground																								
1 - Retail / F+B	Retail	238	20	200	60	0	66.6		66.6	280	0.95	Three	101.25	101.25	101.25	0.8	81.00	81.00	81.00	160A	100A			
2 - Retail / F+B	Retail	255	20	200	60	0	71.4		71.4	280	0.95	Three	108.48	108.48	108.48	0.8	86.78	86.78	86.78	160A	100A			
3 - Retail / F+B	Retail	100	20	200	60	0	28.0		28.0	280	0.95	Three	42.54	42.54	42.54	0.8	34.03	34.03	34.03	100A	63A			
Level 1																								
B-101	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95			63A	63A			
B-102	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95			63A	63A		
B-103	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A		
B-104	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40					63A	63A	
B-105	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40					63A	63A
B-106	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40				63A	63A
B-107	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40						63A	63A
B-108	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40					63A	63A
B-109	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40				63A	63A
B-110	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40						63A	63A
Level 2																								
B-201	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95					63A	63A
B-202	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Blue			15.95	1			15.95				63A	63A
B-203	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40						63A	63A
B-204	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40					63A	63A
B-205	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40				63A	63A
B-206	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40						63A	63A
B-207	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40					63A	63A
B-208	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40				63A	63A
B-209	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40						63A	63A
B-210	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40					63A	63A
Level 3																								
B-301	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Blue			15.95	1			15.95				63A	63A
B-302	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95						63A	63A
B-303	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40					63A	63A
B-304	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40				63A	63A
B-305	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40						63A	63A
B-306	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40					63A	63A
B-307	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40				63A	63A
B-308	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40						63A	63A
B-309	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40					63A	63A
B-310	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40				63A	63A

Space	Area Type	Area (m ²)	Power Density W/m ²			Power (kW)				W/m ²	Power Factor	Phase	Current (A)			Diversity	Current (A)			Mains/DB	CPD Rating	Power kVA
			Lighting	Power	Mechanical	Lump	Subtotal	Additional	Total				Total	Red	White		Blue	Red	White			
Level 4																						
B-401	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95			63A	63A	
B-402	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95			63A	63A
B-403	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
B-404	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
B-405	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
B-406	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
B-407	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
B-408	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
B-409	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
B-410	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
Level 5																						
B-501	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95			63A	63A
B-502	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Blue			15.95	1			15.95		63A	63A
B-503	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
B-504	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
B-505	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
B-506	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
B-507	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
B-508	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
B-509	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
B-510	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
Level 6																						
B-601	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Blue			15.95	1			15.95		63A	63A
B-602	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95				63A	63A
B-603	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
B-604	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
B-605	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
B-606	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
B-607	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
B-608	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
B-609	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
B-610	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
Level 7																						
B-701	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95				63A	63A
B-702	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95			63A	63A
B-703	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
B-704	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
B-705	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
B-706	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
B-707	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
B-708	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
B-709	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
B-710	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A

Space	Area Type	Area (m ²)	Power Density W/m ²			Power (kW)				W/m ²	Power Factor	Phase	Current (A)			Diversity	Current (A)			Mains/DB	CPD Rating	Power kVA
			Lighting	Power	Mechanical	Lump	Subtotal	Additional	Total				Total	Red	White		Blue	Red	White			
Level 8																						
B-801	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95		63A	63A	
B-802	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Blue			15.95	1		15.95	15.95	63A	63A	
B-803	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
B-804	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
B-805	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
B-806	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
B-807	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
B-808	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
B-809	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
B-810	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
Subtotal													645.92	639.08	645.92	594.98	588.14	594.98	630A	800A	412.32	

Space	Area Type	Area (m ²)	Power Density W/m ²			Power (kW)				W/m ² Total	Power Factor	Phase	Current (A)			Diversity	Current (A)			Mains/DB	CPD Rating	Power kVA					
			Lighting	Power	Mechanical	Lump	Subtotal	Additional	Total				Red	White	Blue		Red	White	Blue								
Tower C																											
Common																											
Lift	Lift	2	0	0	0	40	40.0		40.0	20000	0.95	Three	60.77	60.77	60.77	1	60.77	60.77	60.77	125A	100A						
Common	Common	106	10	0	5	0	1.6		1.6	15	0.95	Three	2.42	2.42	2.42	0.8	1.93	1.93	1.93	100A	63A						
Ground																											
1 - Retail / F+B	Retail	117	20	200	60	0	32.8		32.8	280	0.95	Three	49.77	49.77	49.77	0.8	39.82	39.82	39.82	100A	63A						
2 - BOH / Plant	Plant	88	20	200	60	0	24.6		24.6	280	0.95	Three	37.44	37.44	37.44	0.8	29.95	29.95	29.95	100A	63A						
3 - Retail / F+B	Retail	192	20	200	60	0	53.8		53.8	280	0.95	Three	81.68	81.68	81.68	0.8	65.34	65.34	65.34	160A	100A						
Level 1																											
C-101	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95			63A	63A						
C-102	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95			63A	63A					
C-103	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A					
C-104	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40					63A	63A				
C-105	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40					63A	63A			
C-106	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40				63A	63A			
C-107	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40						63A	63A			
C-108	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40						63A	63A		
C-109	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40					63A	63A		
C-110	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40							63A	63A		
Level 2																											
C-201	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95						63A	63A		
C-202	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Blue			15.95	1			15.95						63A	63A	
C-203	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40								63A	63A	
C-204	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40							63A	63A	
C-205	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40						63A	63A	
C-206	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40								63A	63A	
C-207	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40							63A	63A	
C-208	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40						63A	63A	
C-209	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40								63A	63A	
C-210	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40							63A	63A	
Level 3																											
C-301	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Blue			15.95	1			15.95						63A	63A	
C-302	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95									63A	63A
C-303	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40								63A	63A
C-304	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40							63A	63A
C-305	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40									63A	63A
C-306	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40								63A	63A
C-307	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40							63A	63A
C-308	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40									63A	63A
C-309	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40								63A	63A
C-310	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40							63A	63A

Space	Area Type	Area (m ²)	Power Density W/m ²			Power (kW)				W/m ²	Power Factor	Phase	Current (A)			Diversity	Current (A)			Mains/DB	CPD Rating	Power kVA
			Lighting	Power	Mechanical	Lump	Subtotal	Additional	Total				Total	Red	White		Blue	Red	White			
Level 4																						
C-401	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95			63A	63A	
C-402	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95			63A	63A
C-403	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
C-404	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
C-405	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
C-406	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
C-407	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
C-408	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
C-409	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
C-410	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
Level 5																						
C-501	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95			63A	63A
C-502	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Blue			15.95	1			15.95		63A	63A
C-503	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
C-504	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
C-505	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
C-506	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
C-507	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
C-508	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
C-509	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
C-510	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
Level 6																						
C-601	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Blue			15.95	1			15.95		63A	63A
C-602	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95				63A	63A
C-603	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
C-604	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
C-605	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
C-606	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
C-607	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
C-608	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
C-609	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
C-610	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
Level 7																						
C-701	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95				63A	63A
C-702	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95			63A	63A
C-703	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
C-704	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
C-705	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
C-706	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
C-707	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A
C-708	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A
C-709	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40		63A	63A
C-710	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40				63A	63A

Space	Area Type	Area (m ²)	Power Density W/m ²			Power (kW)				W/m ²	Power Factor	Phase	Current (A)			Diversity	Current (A)			Mains/DB	CPD Rating	Power kVA
			Lighting	Power	Mechanical	Lump	Subtotal	Additional	Total				Total	Red	White		Blue	Red	White			
Level 8																						
C-801	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95		63A	63A	
C-802	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Blue			15.95	1		15.95	15.95	63A	63A	
C-803	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
C-804	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
C-805	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
C-806	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
C-807	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
C-808	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
C-809	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
C-810	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
Level 9																						
C-901	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Red	15.95			1	15.95			63A	63A	
C-902	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95		63A	63A	
C-903	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
C-904	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
C-905	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
C-906	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
C-907	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
C-908	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
C-909	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
C-910	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
Level 10																						
C-1001	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	White		15.95		1		15.95		63A	63A	
C-1002	3 Bed	1	0	3500	0	0	3.5		3.5	3500	0.95	Blue			15.95	1		15.95	15.95	63A	63A	
C-1003	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
C-1004	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
C-1005	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
C-1006	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
C-1007	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
C-1008	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
C-1009	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40	63A	63A	
C-1010	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
Subtotal													646.86	644.58	635.47		612.60	610.32	601.20	630A	800A	424.53

Space	Area Type	Area (m ²)	Power Density W/m ²			Power (kW)				W/m ² Total	Power Factor	Phase	Current (A)			Diversity	Current (A)			Mains/DB	CPD Rating	Power kVA						
			Lighting	Power	Mechanical	Lump	Subtotal	Additional	Total				Red	White	Blue		Red	White	Blue									
Tower D																												
Common																												
Lift	Lift	2	0	0	0	40	40.0		40.0	20000	0.95	Three	60.77	60.77	60.77	1	60.77	60.77	60.77	125A	100A							
Common	Common	106	10	0	5	0	1.6		1.6	15	0.95	Three	2.42	2.42	2.42	0.8	1.93	1.93	1.93	100A	63A							
Ground																												
1 - Retail / F+B	Retail	20	200	60	100	0	7.2		7.2	360	0.95	Three	10.94	10.94	10.94	0.8	8.75	8.75	8.75	100A	63A							
Level 1																												
D-101	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A							
D-102	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40			63A	63A						
D-103	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40			63A	63A					
D-104	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40						63A	63A				
Level 2																												
D-201	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40						63A	63A			
D-202	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40						63A	63A		
D-203	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40								63A	63A		
D-204	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40							63A	63A		
Level 3																												
D-301	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40						63A	63A		
D-302	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40									63A	63A	
D-303	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40								63A	63A	
D-304	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40							63A	63A	
Level 4																												
D-401	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40									63A	63A	
D-402	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40									63A	63A
D-403	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40								63A	63A
D-404	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40										63A	63A
Level 5																												
D-501	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40									63A	63A
D-502	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40								63A	63A
D-503	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40										63A	63A
D-504	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40									63A	63A
Level 6																												
D-601	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40								63A	63A
D-602	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40										63A	63A
D-603	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40									63A	63A
D-604	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40								63A	63A
Level 7																												
D-701	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40										63A	63A
D-702	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40									63A	63A
D-703	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1			11.40								63A	63A
D-704	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40										63A	63A




Space	Area Type	Area (m ²)	Power Density W/m ²			Power (kW)				W/m ²	Power Factor	Phase	Current (A)			Diversity	Current (A)			Mains/DB	CPD Rating	Power kVA
			Lighting	Power	Mechanical	Lump	Subtotal	Additional	Total				Total	Red	White		Blue	Red	White			
Level 8																						
D-801	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
D-802	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1		11.40		63A	63A	
D-803	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
D-804	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
Level 9																						
D-901	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
D-902	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
D-903	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1		11.40		63A	63A	
D-904	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Red	11.40			1	11.40			63A	63A	
Level 10																						
D-1001	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
D-1002	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1		11.40		63A	63A	
D-1003	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	Blue			11.40	1		11.40		63A	63A	
D-1004	1 Bed	1	0	2500	0	0	2.5		2.5	2500	0.95	White		11.40		1		11.40		63A	63A	
Subtotal													222.26	233.66	222.26	219.59	230.99	219.59	250A	300A	160.08	

Space	Area Type	Area (m ²)	Power Density W/m ²			Power (kW)				W/m ² Total	Power Factor	Phase	Current (A)			Diversity	Current (A)			Mains/DB	CPD Rating	Power kVA
			Lighting	Power	Mechanical	Lump	Subtotal	Additional	Total				Red	White	Blue		Red	White	Blue			
<i>Site Wide Basements:</i>									0.0				1106.19	1106.19	1106.19		742.83	742.83	742.83	800A	1200A	514.78
<i>Building A Total:</i>									0.0				1731.08	1733.36	1735.64		1599.85	1602.13	1604.41	1800	2000A	1111.86
<i>Building B Total:</i>									0.0				645.92	639.08	645.92		594.98	588.14	594.98	630A	800A	412.32
<i>Building C Total:</i>									0.0				646.86	644.58	635.47		612.60	610.32	601.20	630A	800A	424.53
<i>Building D Total:</i>									0.0				222.26	233.66	222.26		219.59	230.99	219.59	250A	300A	160.08
Site Subtotal													4352.31	4356.87	4345.47		3769.86	3774.41	3763.02			2623.57



LEVEL B3 BASEMENT FLOOR PLAN (CLAYTON ST)

KEY

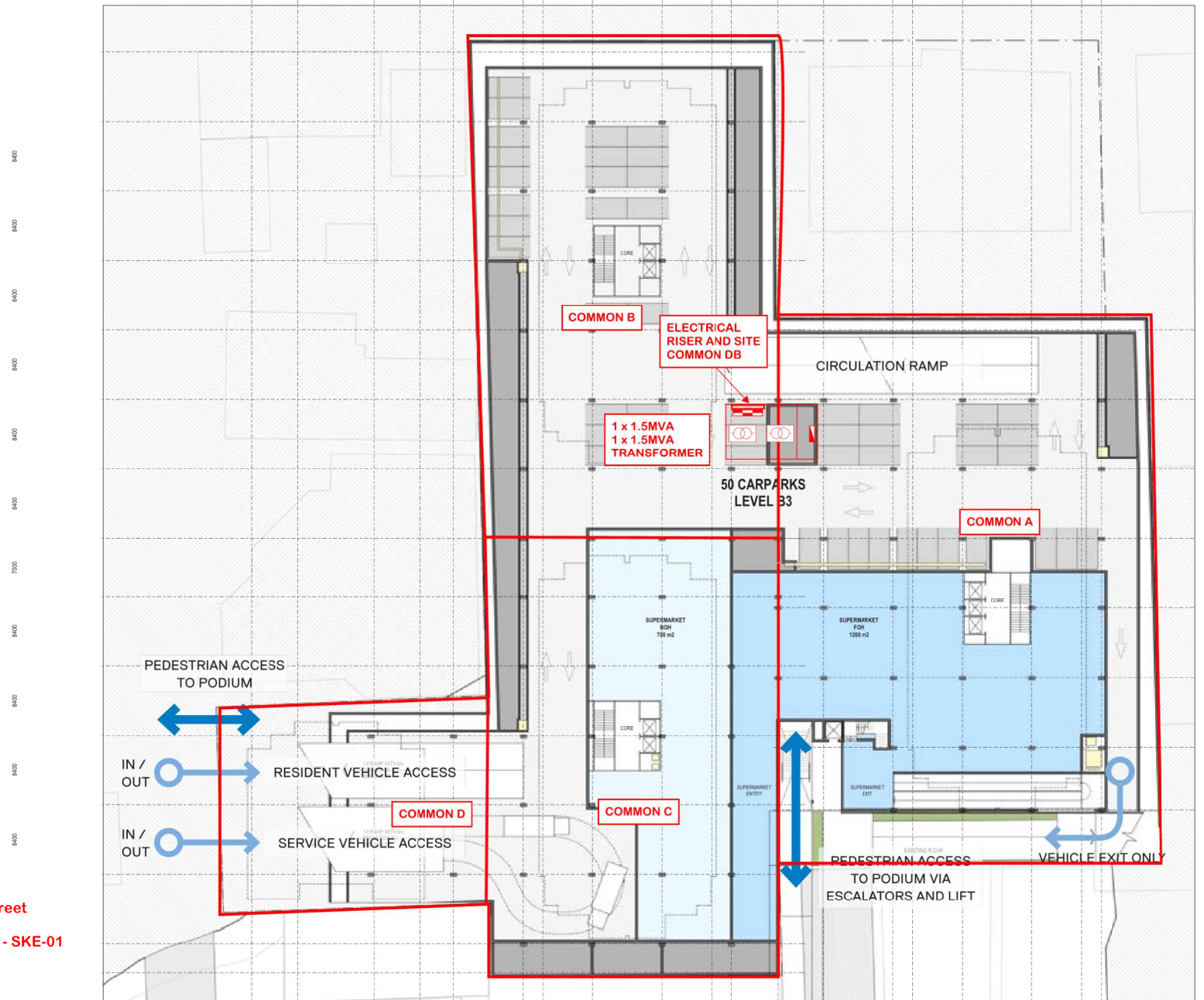
-  APARTMENT TOWERS
-  VEHICLE MOVEMENT
-  PEDESTRIAN MOVEMENT



NOTE: Carpark design underlay indicative only. Subject to input from Traffic Engineer.

-  BOH/PLANT
-  CARPARKING




219346 - George Street
 INFRASTRUCTURE - SKE-01
 30/08/2019





LEVEL B1 BASEMENT FLOOR PLAN

KEY

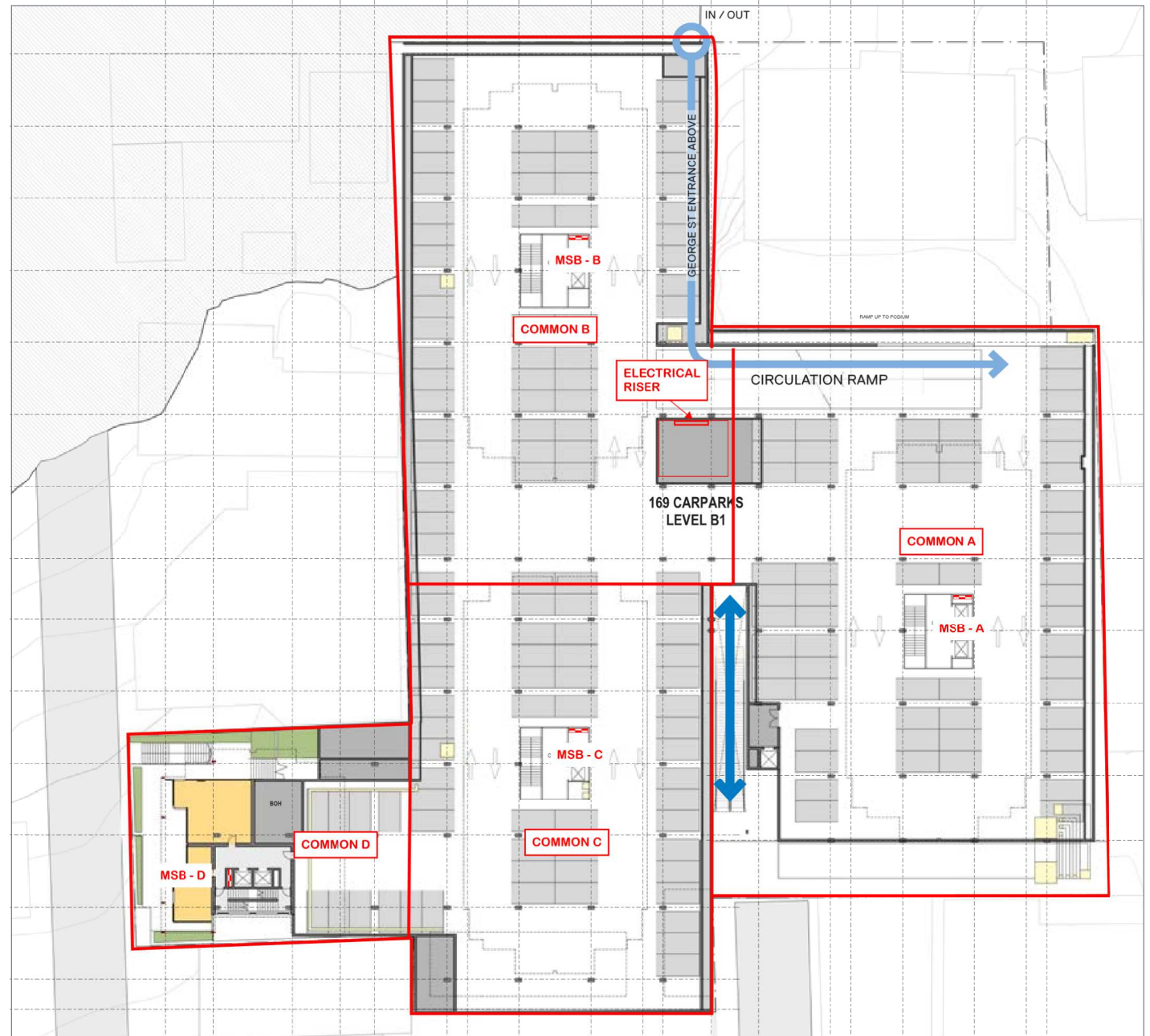
-  APARTMENT TOWERS
-  VEHICLE MOVEMENT
-  PEDESTRIAN MOVEMENT



NOTE: Carpark design underlay indicative only. Subject to input from Traffic Engineer.

-  BOH/PLANT
-  CARPARKING




219346 - George Street
 INFRASTRUCTURE - SKE-02
 30/08/2019

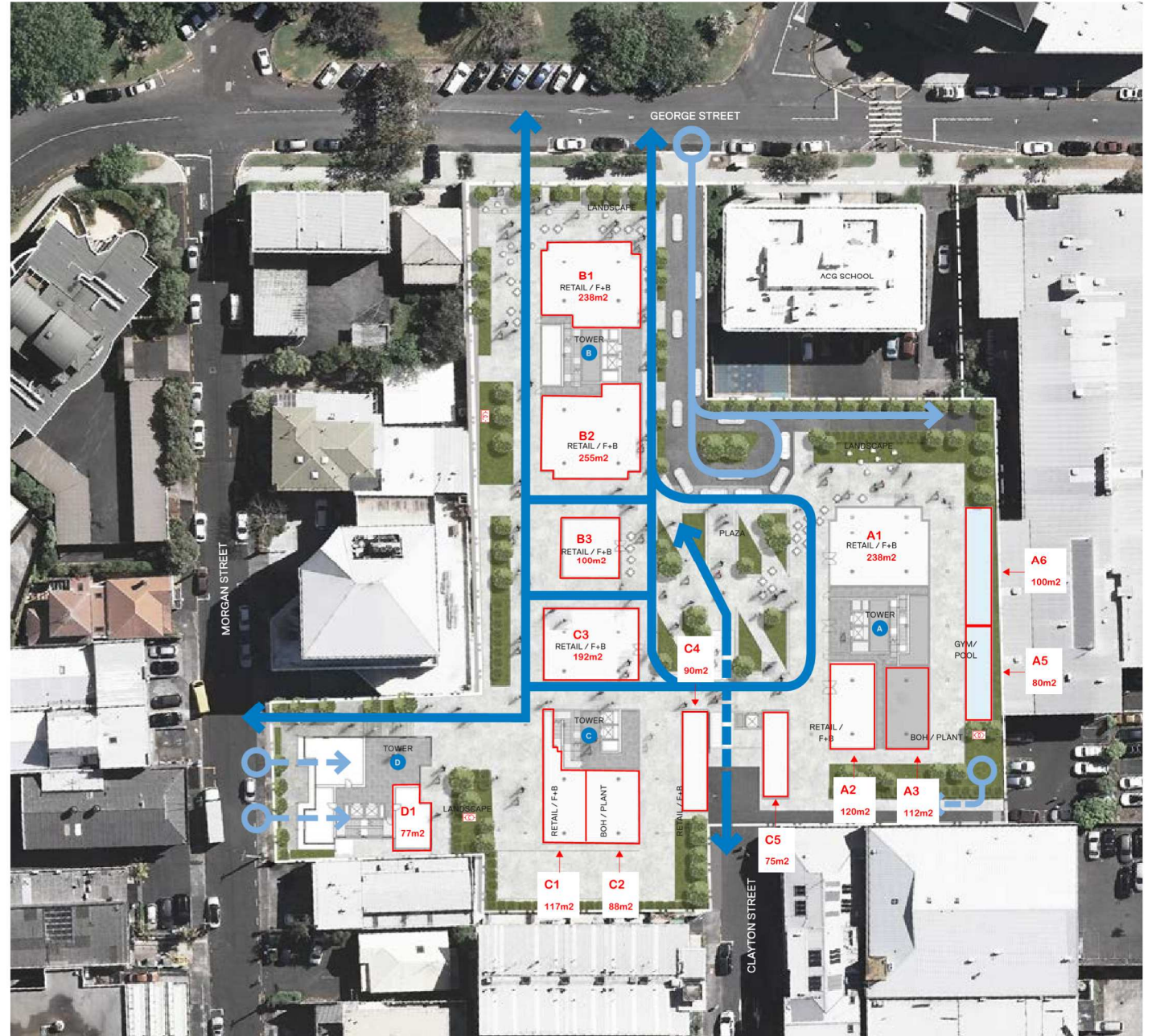




MASTERPLAN - GROUND LEVEL

KEY

-  APARTMENT TOWERS
-  VEHICLE MOVEMENT
-  PEDESTRIAN MOVEMENT





TYPICAL LEVEL PLAN

KEY

- ⊗ APARTMENT TOWERS
- OUTLINE OF APARTMENT TOWERS FROM PRE-APP MEETING #3



- APARTMENTS
- PLAZA

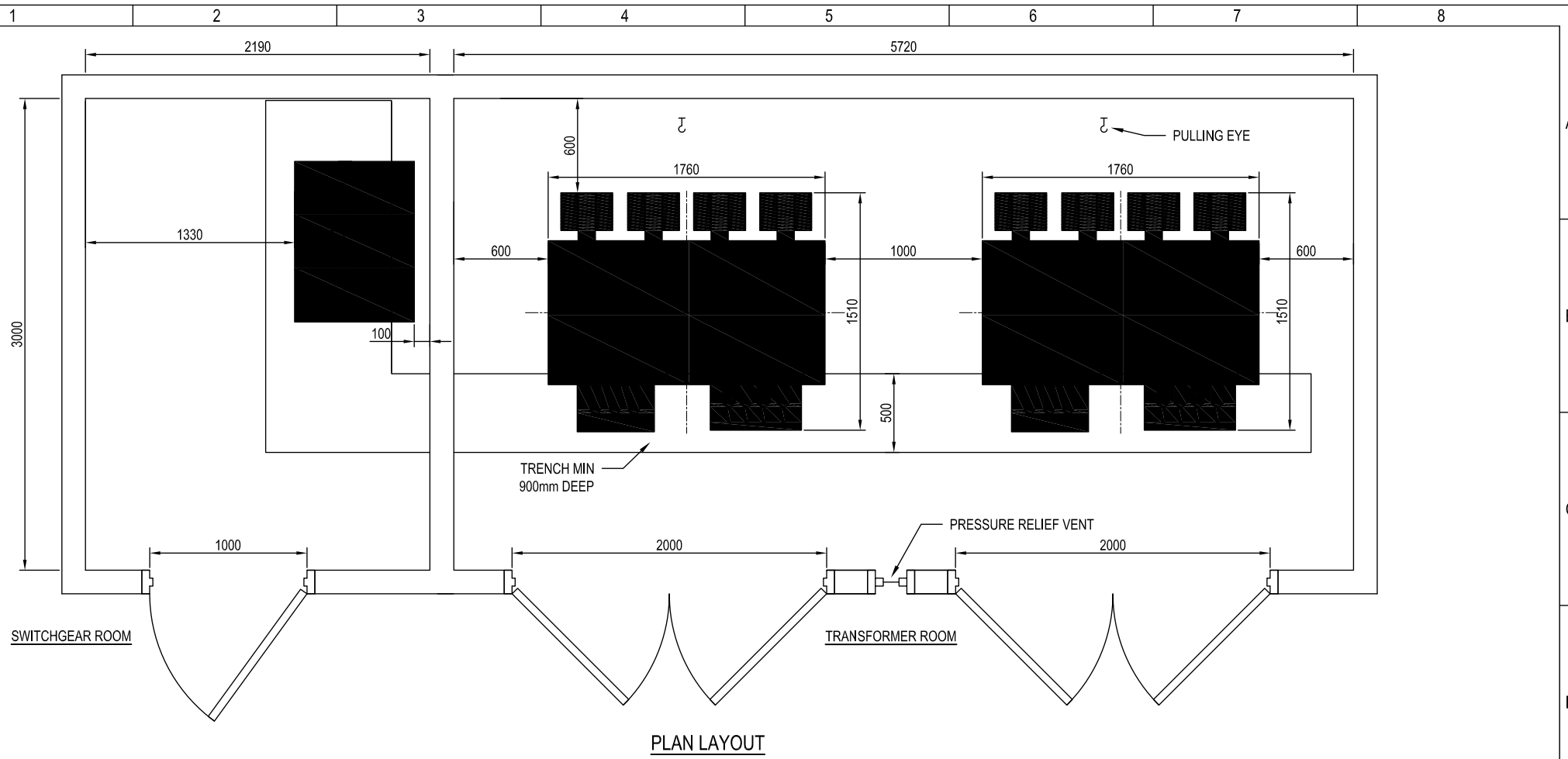
219346 - George Street

APARTMENT LAYOUT- SKE-04

30/08/2019



A3 Titleblock Version 4. © Copyright Vector Limited 2012 T:\Transfer\Van Lu\Standard Drawings\ESE501 Distribution Substation in Buildings\CAD Files\EDE5017.dwg



PLAN LAYOUT

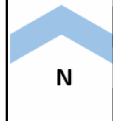
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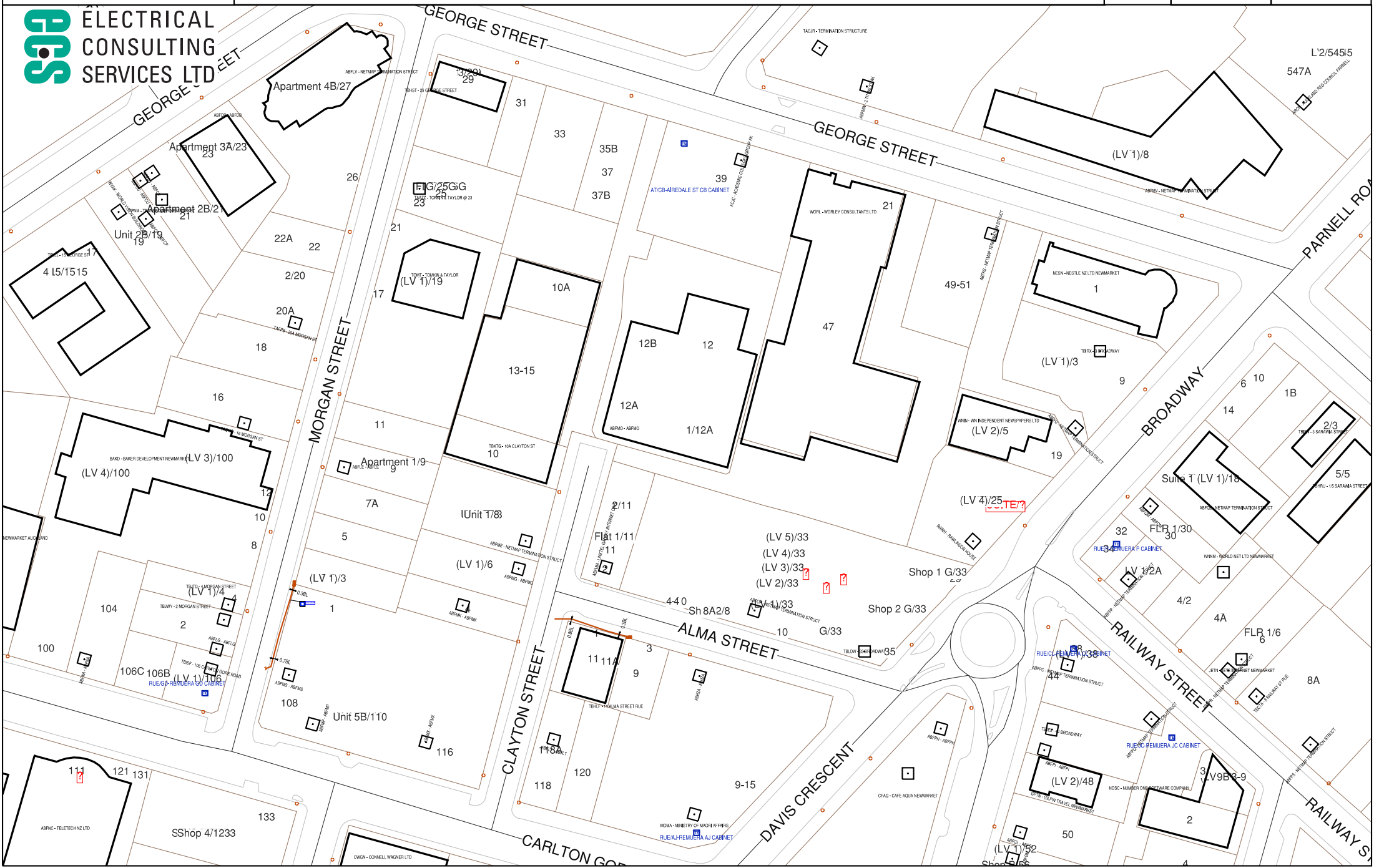
1. CABLE TRENCH SHALL BE 900MM DEEP.
2. CUSTOMER INSTALLED DUCTS ARE NOT SHOWN. LOCATION OF DUCTS SHALL BE AGREED WITH THE CUSTOMER.
3. CLEARANCE BETWEEN THE REAR OF THE SWITCHGEAR AND WALL SHALL PREVENT PERSONS FROM ENTERING THE AREA.
4. CLEARANCE BETWEEN THE REAR OF THE SWITCHGEAR AND WALL SHALL BE AS PER SWITCHGEAR INSTALLATION MANUAL.
5. MORE THAN ONE TRANSFORMER REQUIRES A SEPARATE ROOM AS SHOWN.
6. VECTOR'S PREFERENCE IS FOR CABLE TRENCHES. CABLE TRAYS WILL REQUIRE A BESPOKE DESIGN.
7. LOCATION OF PRESSURE RELIEF VENT IN THE ROOM IS INDICATIVE. EXACT LOCATION TO BE DETERMINED DURING DETAIL DESIGN. RELIEF VENT SHALL BE INSTALLED AS HIGH AS PRACTICABLE.
8. DIMENSIONS ARE MINIMUM REQUIREMENTS. DIMENSIONS CAN BE ADJUSTED TO SUIT THE SIZE OF STANDARD CONCRETE BUILDING BLOCKS OR OTHER BUILDING ELEMENTS AS LONG AS MINIMUM DIMENSIONS ARE MET AND CLEAR AND SAFE EGRESS MAINTAINED.



Rev	Amendments	Date	Name	Consultant	VECTOR	File name:		Reference designation:	Drawing function:
				Author	KG	EDE5017		SUBSTATION WITH TWO TRANSFORMERS TYPICAL LAYOUT	Drawing stamp:
				Auth Date	20/07/16	Consultant project no:		DISTRIBUTION SUBSTATION STANDARD DRAWING	Scale at A3 NTS
				Checked by	JM	Vector project no:		Drawing no: EDE5017	Rev: 1
				Chk by date	20/07/16	ESE501		Sheet: 1 of 1	
				Approved by	AP				
				Appr by date	20/07/16				



	Plan Name	Gold
	Plan ID	
	Version	
	Current at	20/08/2019





Plan Name	V16 4.2B
Plan ID	545242
Version	GC
Current at	22/08/2019

