



NEWS | TECHNOLOGY | MANAGEMENT



ELECTRIC VEHICLE CHARGING FOR CROWN GARDENS

Introducing our new system from VeCharge Australia

The Owners of Crown Gardens take a very proactive and 'ahead the rest' approach to the managing of their building. With this attitude has come the need to address electric vehicle charging.

The current number of electric vehicles owned by residents is nil. This may be due to there being no provision to charge an electric vehicle in Crown Gardens. Why would anyone buy an electric vehicle only to not being able to charge it at their own home? That would be pointless and this may be a reason why there is no uptake on residents purchasing an electric vehicle.

In determining a suitable charging system for Crown

Gardens consideration was given into providing a power supply to every car space so that should a resident buy an electric they would be able to connect their own charger at their own car space. This is an ideal system in theory but the initial cost outlay of back boning the building was deemed beyond reasonable for the current demand, ie nil electric vehicles. Such a system also means that all the power used to charge resident's vehicles would come from the common power supply greatly increasing their utility bills.

It is noted that it may come to a point in future where many residents will have an electric vehicle and setting up the whole building for electric vehicle charging will become a necessity.

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Alternatives solutions were then considered. The idea was to place an electric vehicle charger in a common area, say the visitor car park. There are ample number of visitor car spaces at Crown Gardens so dedicating a few car spaces specifically for electric vehicle charging is a possibility. If this option is selected how would managing the system operate? Several key points were considered.



1. How would the charging, time allocation per resident or vehicle be managed;
2. How would staff manage the above without committing to additional administration tasks which may ultimately incur additional staffing cost.

Whilst there are a number of electric vehicle chargers on the market, some chargers can be purchased for \$900 but they are a 'slow' 7kw 16amp system and not 'smart' in managing usage for a share-system in an apartment complex. What about recouping costs for electricity used to charge visitor vehicles? It's a fair argument to ask why should the Owners Corp pay to charge visitor's cars as well as individual resident's cars?

What about managing the time each vehicle has to charge their vehicle in a shared environment. The committee determined that the faster a vehicle charges the faster that vehicle would move to allow another vehicle to charge to be charged.

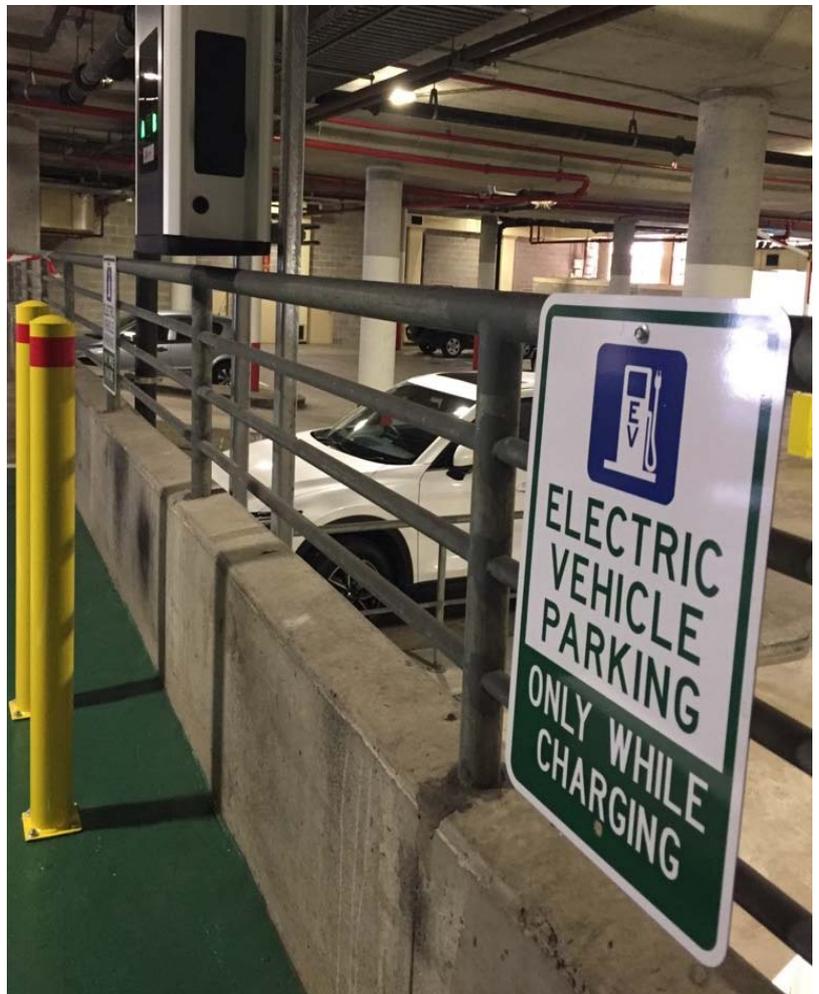
With that in mind a suitable system was found from VeCharge. www.vecharge.com

VeCharge are located in St Peters NSW and supply the eVolve Smart Wallbox system com-

bined with the Charge Star/ NextCharge payment and management service, both of which were required to meet the brief of Crown Gardens. The eVolve Smart WallBox is designed to be installed in both public access environments and private ones (community car park sites, companies, etc) where their intelligent capabilities offer a range of possibilities which improve the user and/or operator experience.

To meet the fast charge requirements the system chosen for Crown Gardens was the dual 22kW eVolve Smart Series Model T. The unit required a 3 phase 400v cable power supply to the unit. The system would allow the largest electric vehicle battery capacity with a completely depleted battery to be charged in about 5 hours maximum. The Type 2 outlet plug on both ports on the charging unit was selected as this would appeal to a broader range of car manufacturer charging ports. The Tesla system uses a Type 1 port which owners of Teslas can purchase their own Type 1 to Type 2 adapter cable to charge their vehicle. The second part of the system is Charge Star and NextCharge- the payment and management system.

For residents and visitors to charge their vehicle they need to download the NextCharge App to their smartphone. The NEXTCHARGE smart phone application



is designed to allow drivers to initiate and pay for charging sessions on the Crown Gardens electric vehicle charger.

NEXTCHARGE enables payment by Credit/Debit card, PayPal. Android Pay, Google Pay and Wallet (pay in advance and avail of reduced trans-

actions charges). Staff are able to log in to a managed portal to view who has a vehicle charging and when that user is due to end their charging session. This means it is easy for staff to manage without spending too much time to manage

the electric vehicle charging facility for the building.

With some final line marking and signage installation the electric vehicle charging project is finalised and ready to use.



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