

KINGS BAY VILLAGE
129-153 PARRAMATTA ROAD &
53-75 QUEENS ROAD, FIVE DOCK

AUSGRID KIOSK SUBSTATION WITHIN PARK

PROJECT NAME:	Kings Bay Village, Five Dock
PROJECT NUMBER:	240242
ATTENTION:	Poonam Chauhan / Greg Colbran
FROM:	Kosma Tzannes
DATE / REVISION:	17 February 2025 / Revision B

JHA has been engaged by Deicorp to carry out ASP3 design for the proposed development of a new mixed-use Precinct Development proposed at 129-153 Parramatta Road & 53-75 Queens Road, Five Dock.

Part of the ASP3 design scope involves installation of a new kiosk substation S.38669 to enable the decommissioning of existing Ausgrid ground substation S.370 William Street which will allow for the proposed Spencer Street extension and widening.



Figure 1: Existing Ausgrid ground substation S.370 William Street (March 2024)

- The existing ground substation S.370 currently supplies the following entities:
 1. Spare distributor
 2. Private Lot: 75 Queens Road (Lot A DP 332646, current development site)
 3. Ausgrid LV Network: Spencer Street East
 4. Ausgrid LV Network: Spencer Street West
 5. Ausgrid LV Network: William Street North & S.36176
 6. Ausgrid LV Network: William Street South
 7. Ausgrid LV Network: Parramatta Road
 8. Ausgrid LV Network: Lang Street

The new kiosk substation S.38669 is proposed to be installed prior to the decommissioning of the ground substation S.370 to minimise the power outage to all street networks currently supplied by the ground substation S.370.

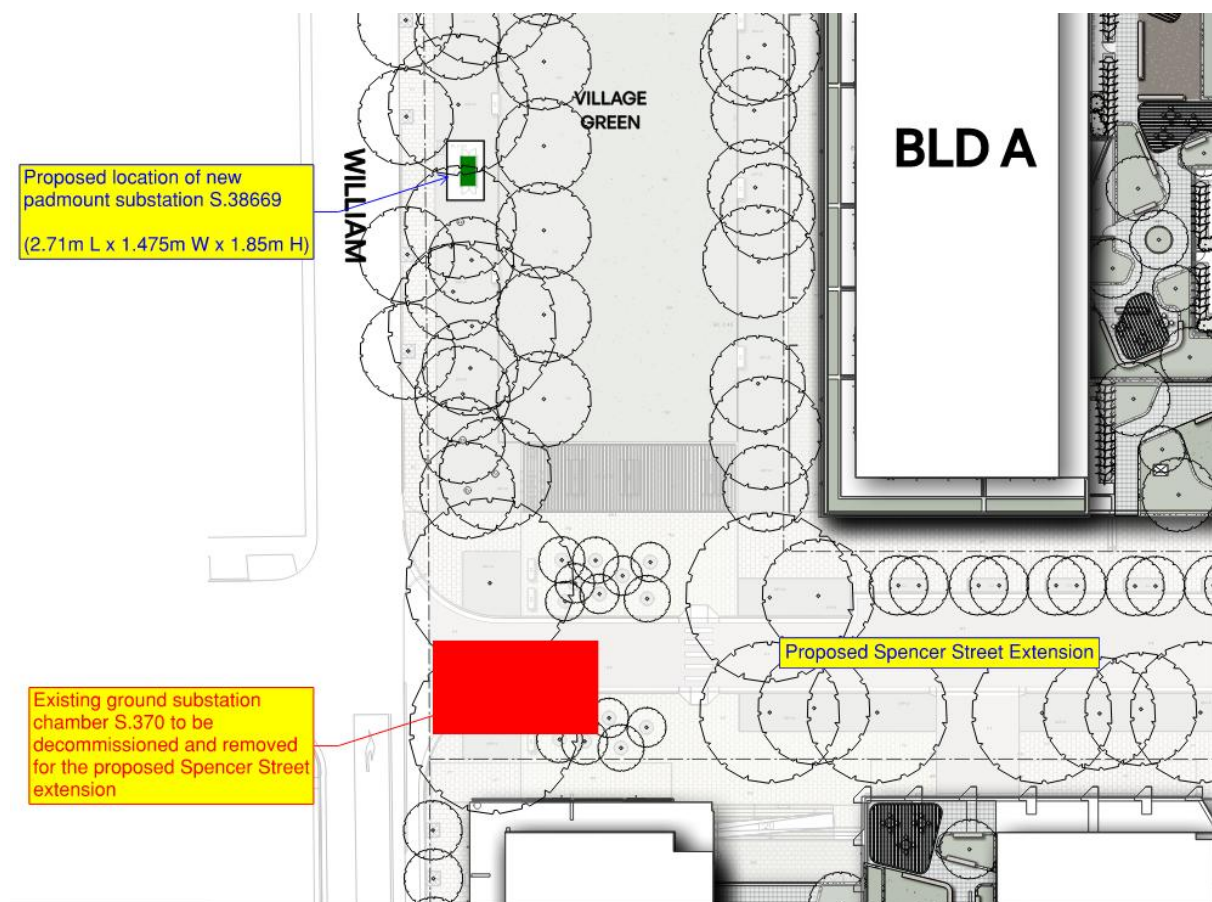


Figure 2: Landscape plan showing location of the substations

- The proposed kiosk substation S.38669 will re-instate supplies to the following entities:
 1. Ausgrid LV Network: Spencer Street East & West (currently supplied by S.370 – Distributor 3 & 4)
 2. Ausgrid LV Network: William Street South (currently supplied by S.370 – Distributor 6)
 3. Ausgrid LV Network: Parramatta Road (currently supplied by S.370 – Distributor 7)
 4. Ausgrid LV Network: Lang Street (currently supplied by S.370 – Distributor 8)

Additional clarifications on the supplies that are not retained by the proposed kiosk substation:

- The supply from S.370 - Distributor 2 (Private Lot: 75 Queens Road, Lot A DP 332646) will be made redundant.
- The supply from S.370 - Distributor 5 (Ausgrid LV Network: William Street North & S.36176) will be transferred to existing kiosk substation S.36176 in Queens Road.

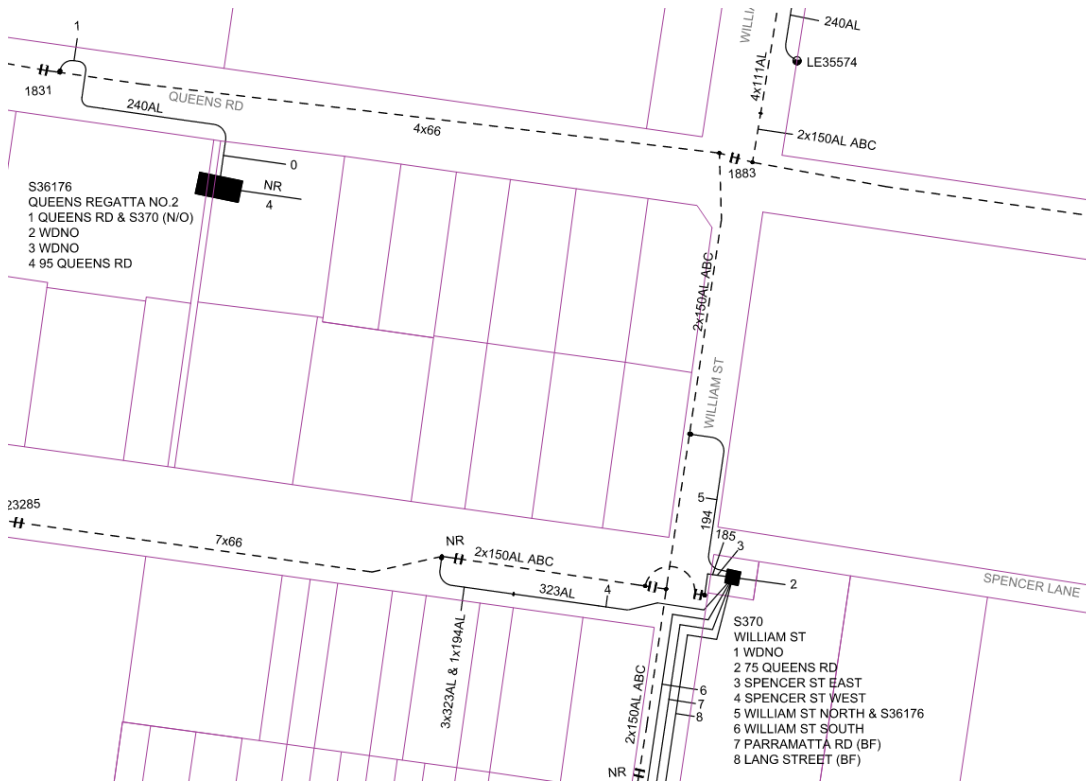


Figure 3: Existing low voltage schematic showing current distributors at S.370 & S.36176

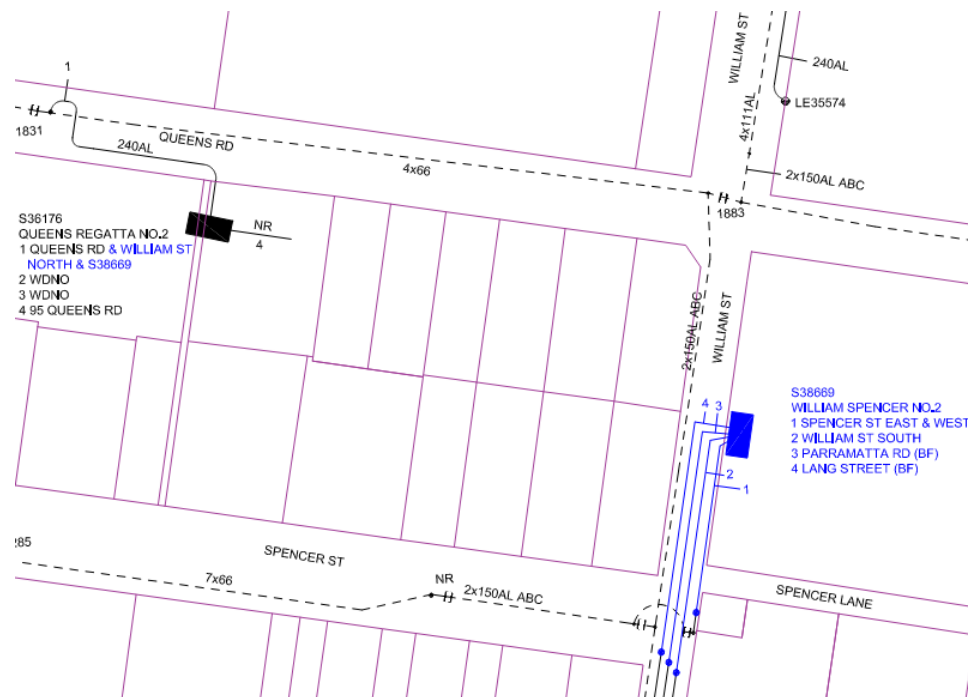


Figure 4: Proposed low voltage schematic showing proposed distributors at S.38669 & S.36176

From the above, the proposed kiosk substation will not be supplying the proposed development site, with all transferred loads on this substation supplying the Ausgrid LV network which includes the surrounding private lots, street lighting, and the Ausgrid network.

In consideration of this arrangement, the proposed kiosk substation is only being used to supply Public Utility off site and has no interface of supply to the proposed development. As such, the Ausgrid Public Utility kiosk substation has been proposed to be located within the public park as noted in the latest approvals drawings.

The kiosk substation can be 'screened' through the use of trees or vegetation around the easement zone to help blend the new installation into the parkland and minimise its visibility to the community.

Locating the substation within the public park is the most efficient and aesthetically pleasing arrangement to establish an Ausgrid Public Utility substation to service external properties and supplies.