

Outline of Garage and EV electrical costs

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We have been in touch with UK Power Network (UKPN) that manages London's electricity infrastructure, and an electrician recommended by the Keep to begin to understand the costs associated with rewiring and upgrading the electrical supply to the garages.

Upgrading our electricity supply to the garages

UKPN would run electricity to two new 'kiosks' (i.e a box), one for the top garages, one for the bottom garages. It would then be up to CGRS to contract an electrician to connect the garages to the box. The top garages are much closer to the existing electricity supply, so less groundwork is required to install a box. Considering the number of garages, this project requires an upgrade from the existing single phase, to a three-phase electrical supply.

Estimated cost of groundwork, fuses and upgraded supply: **£30k + VAT** (£10k for top garages, £20k for bottom garages)

Estimated cost of two new boxes, concrete bases, ducting and labour: **£15k + VAT**

Estimated cost to connect each garage and fit out with basic sockets and lighting: **£52,500** (£2.5k per garage)

Total estimated cost (excluding any project management fees, ongoing maintenance or smart metering): **£97,500 + VAT**.

Depending on residents' feedback, the next step is to go out to tender, get detailed quotes and come to residents with a full proposal for this project.

EV car charging

To put charging bollards, similar to those installed in the Keep and Corner Keep, the rough estimated costs are as follows:

- Top car park, space for up to three bollards (six charging points):
 - single phase (trickle charge): £15k + VAT
 - three phase (fast charging): £30k + VAT
- Bays behind no. 19, space for up to two bollards (four charging points):
 - single phase (trickle charge): £10k + VAT
 - three phase (fast charging): £25k + VAT
- Bottom car park, space for up to three bollards (six charging points):
 - three phase (fast charging): £45k + VAT (UKPN recommended only going with this option if we are also rewiring the garages, due to the groundwork needed to reach the area.

These estimates include:

- UK Power Network to undertake ground works, upgrade electrical supply to three phase, provide box for three phase options
- Purchase of bollards
- Electrician to install bollards

These costs do not include:

- Project manager fee
- Ongoing maintenance and upgrades
- Costs to individual users of the chargers

It would be useful to understand levels of interest and whether we should get detailed quotes on some of these options and come to residents with a full proposal.

Thank you!