

Teresa Ville EV Charger proposal

Update: 26 Dec 2024

Agenda

- AGM Resolution
- High level timeline
- 03 Issues
 - Fast-charging DC charger
 - Charging location(s)
 - Open tender exercise
- EVCO contacts
- References

AGM Resolution

“To consider and if approved, resolve by an Ordinary Resolution, to mandate the Management Council to:

- execute leases of or rent, or licences of, any part of the common property for the installation of fixed EV chargers, for periods that do not exceed 10 years; and
- re-designate not more than three (3) car park lots for EV charging use;

provided no management fund or sinking fund be used for the installation or uninstallation of any fixed EV charger in the common property.”

Approved: 28 Oct 2023



High level timeline

- Oct 2023: 38th AGM
 - Formed Teresa Ville EV Charger group
- Oct 2024: 39th AGM
 - Approved resolution
- Nov 2024: 1st Council Meeting
 - Discussed 3 EVCO preliminary proposals, identified 3 issues
- Dec 2024: 2nd Council Meeting

Next steps:

- Public tender exercise (?)
- Interview EVCO candidates
- Award contract
- EVCO install 03 chargers
- EV chargers come online

Fast-charging DC charger

Issue: Whether to also install a DC charger, in addition to AC chargers

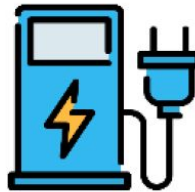
Recommendation: Explore further the possibility of installing one DC charger at ClubHouse, available also to non-residents

- Convenience for the EV owners who prefer fast-charging
- Need to tap on 1003 power supply
- Additional revenues from non-residents using the DC charger

Council decision: Stick to only AC chargers

- To preserve Estate security and privacy
- LTA guidance: AC chargers “better preserves EV battery and minimises strain on the *[national]* electrical infrastructure”

50kW



22kW



7.4kW



Charger location(s)

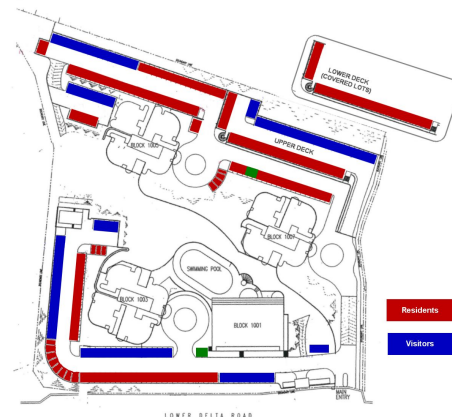
Issue: Where to locate Teresa Ville's first 3 chargers

Recommendation: Install one at ClubHouse, and other two near 1007

- Convenience for EV owners to charge near their respective blocks
- Ample electric power capacity for more charger installations at 1007
- More installation and trenching works needed to lay electric cables

Council preference: Install all three at ClubHouse

- Centralise near Entrance to minimise disruption to residents
- Less resistance from non EV-owning SPs concerning:
 - EV charger fire risks
 - Conversion of existing resident red carpark lots



Open tender exercise

Issue: Whether to offer this contract in an open tender

Recommendation: To clarify details with current 3 EVCOs, then appoint one

- The 3 EVCO proposals are sufficiently diverse for consideration
- Dearth of precedent and expertise to formulate evaluation criteria

Council's preference: To invite other EVCOs to bid via open tender

- Open and transparent
- Generally only for government related buildings, not private residences
- No funds available to engage consultants
- Be prepared for additional administrative effort, costs and time



EVCO contacts

Company	Novowatt Pte Ltd Watt Singapore	Wes Cares Energy	MNL Solutions EV
Contact	Amos Tan: 9755 0769 Angie: 6816 0698	Benjamin Koh: 9047 9783 Dominic Lee: 9637 1589	Lai: 9338 1570
Email	amos@watt.sg cc: contact@watt.sg	office@wes-cares.com	projects@mnlasia.com
Website	www.watt.sg	www.wes-cares.com	www.mnlasia.com

Note: MA were present when we met with the 3 EVCOs, and have been copied in all correspondences.

References

- To guide MCSTs, the Singapore Land Transport Authority (“LTA”) published a set of presentation slides “Electric Vehicle Guide for Management Corporation Strata Titles (MCSTs)” on 8 Dec 2023
<https://go.gov.sg/mcst-ev-guide>
- LTA has also published “Electric Vehicle Guide for Drivers” in 2024
https://www.lta.gov.sg/content/dam/ltagov/industry_innovations/Technologies/Electric_Vehicles/PDF/Electric_Vehicle_Guide_for_Drivers.pdf