



LED Lighting Case Study – Retirement Village

Living Choice Australia / Estia Health, Twin Waters QLD 4564

10th October 2017



Retirement Village - LED Lighting Installation

Opportunity:

Living Choice Australia and Estia Health partnered to build a premier retirement village on the Sunshine Coast, in Twin Waters, offering 114 single rooms with private ensuites, community garden, hairdressing salon, library, sensory garden, modern dining rooms and lounges plus much more. The initial stages saw consultation with architects and engineers, to have plans and specifications drawn up for the build, so they could put the project out to tender. After a comprehensive selection process, Southern LED Solutions were contracted to supply all the project lighting, and work closely with Living Choice Australia itself, as well as their preferred Electrical Contractor, regarding project execution.

Southern LED Solutions Role:

The first step was an overall assessment of the specified lighting plan, as well as detailed discussions with the LCA project manager, to determine the following:

- Type & quantity of light fittings specified.
- Existing space set-up and how lighting installation would be required to be carried out (suspended Vs recessed fitting type, layout etc.).
- Areas of opportunity where alternative light fittings could be used to reduce overall project costs, without compromising on quality.

The next step was to review all the data gathered, consolidate findings in conjunction with specifications & regulations, and present a proposal to LCA for consideration, regarding LED lighting supply. The proposal outlined the following elements:

- An in-depth understanding of the planned lighting installation & requirements for a retirement village set up (light levels, glare ratings etc.).
- Proposed LED lighting solution (best-fit) which would provide the optimal result.
- Overview of the proposed fittings (spec sheets).
- Comparison in costing between the originally specified light fittings (by engineer & architect) and Southern LED Solutions own range of fittings (SOLAS) where applicable.
- Project particulars (e.g. lead times for delivery of fittings).

Success:

After reviewing the original specifications in conjunction with Australian standards & regulations, Southern LED Solutions proposed an alternative 'best-fit' LED lighting solution, which was accepted by Living Choice Australia. This solution involved using majority of SOLAS LED light fittings, along with certain specified fittings which were required to remain due to their custom nature, and saved LCA/Estia Health approximately **\$120,000.00**, a huge advantage which had a significantly positive impact on the overall project budget. The project ran smoothly, and the working relationship between Southern LED Solutions, Living Choice Australia, and the electrical contractor was a strong one from project initiation to completion. The newly finished village opens September 2017, and page 4 shows the final result which everyone agreed came up a treat!

Retirement Village - LED Lighting Installation

The LED Changeover Detail:

Below is the detail of the LED lighting installation, showing the type and quantity of SOLAS & other branded fittings installed.

114 x 25W Surface Mount LED Oyster Lights



4 x 36W LED Panel Lights (1200x300) Recessed



114 x 18W Surface Mount LED Oyster Lights



139 x 13W COB (Low Glare) LED Downlights



594 x 10W SMD recessed LED Downlights



83 x 10W COB (Low Glare) LED Downlights



15 x 33W UGR<19 LED Panel Lights (1200x300) Recessed Dim & Non-Dim



31 x 18W Diffused Surface Mount LED Batten Lights



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The LED Changeover Detail:

Below is the detail of the LED lighting installation, showing the type and quantity of SOLAS & other branded fittings installed.

23 x 42W Weatherproof Surface Mount LED Batten Lights



53 x LED Strip Light kits (Various Wattages & Lengths)



3 x 21W Weatherproof Surface Mount LED Batten Lights



228 x 3W COB (Low Glare) Recessed LED Wall Lights



39 x 12W Surface Mounted LED Wall Lights



14 x Natural Wood Pendant Lights



9 x LED Extrusion Lights surface mounted (Various Wattages & Lengths)



56 x 25W Dimmable LED Pendant Lights



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The LED Changeover Detail:

Below is the detail of the LED lighting installation, showing the type and quantity of SOLAS & other branded fittings installed.

3 x Ceramic Black Pendant Lights



2 x 3.5W LED Surface Mounted Wall Lights



36 x 500mm Tan Rattan Pendant Lights



4 x 55W Power Coated LED Carpark Lights



39 x Surface Mounted Wall Lights



25 x 4W Surface Mounted LED Wall Lights



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The Result:

Below is a snapshot of what some areas look like in operation at the Twin Waters retirement village, with SOLAS LED lighting products installed.



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The Result:

Below is a high level summary of the specified LED light fittings Vs installed SOLAS & alternate LED light fittings.

Specified LED Lighting		SOLAS & Alternate LED Lighting	
No. Of Fittings	1675	No. Of Fittings	1675
Supply Cost Savings		Difference = \$121,441.01 (Savings)	
<p>Even though the same amount of fittings were used in the end (required to achieve required light levels), huge savings were achieved by going with an alternative LED lighting solution using SOLAS and alternate branded fittings. This allowed LCA to come in well under budget regarding lighting supply, which was a huge advantage achieved by engaging Southern LED Solutions.</p>			

Client Testimonial – Warren Danter (LCA Project Manager):

Estia Health Twin Waters Aged Care – lighting supply testimonial

“Southern LED Solutions were proactive through the design phase with selecting and sourcing specified & alternative lights for the above mentioned project. Specifications were provided for each light fitting to ensure precise set out through the construction phase which related to multiple trades onsite.

All lights were delivered to the project program deadlines, quantities were correct with no damages, and lights were packaged & numbered to alleviate confusion with the appointed electricians. The level of service from Southern LED Solutions has been outstanding and LCA look forward to maintaining this level of relationship with future projects.”

Contact

For any questions or queries regarding this case study please don't hesitate to contact:

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“We look forward to partnering with you for all your LED lighting needs”

