



Cabra Vale Diggers
Club Redevelopment
Case Study

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About Cabra Vale Diggers Club

Established as an ex-serviceman club in 1925, Cabra-Vale Diggers Club has a rich history and a culturally diverse membership which contributes to a dynamic Club experience. There's something for everyone. The friendly staff are committed to ensuring that every visit is a memorable experience.

The club has a special affection for the local community and support 81 not for profit organisations from sporting clubs to aged care within that community.

Cabra Vale Diggers Club are committed to ensuring the long-term sustainability of the club for members, employees and the broader community.

Project Details Cabra Vale Diggers Club Redevelopment	
Client	Cabra Vale Diggers Club
Location	1 Bartley Street, Canley Vale
Builder	Rohrig Construction

Alland Group is immensely proud to be associated with Rohrig and Cabra Vale Diggers and to be a part of setting a benchmark against which other clubs in Sydney's can be measured now and into the future.



Project Outline

Alland Group carried a Design and Construct package containing new electrical works (light & Power), Cat 6 Communications, Dry Fire, intelligent lighting Control (Dyalite), LED Lighting, Switchboards & modifications to existing Main Switchboard including a complete shut down to the entire club in order to incorporate new works.

Cabra Vale Diggers redevelopment was one of a kind and provided major challenges to our site and design teams to transition the club into the 21st century whilst fully operational with almost 24 hour a day trading.

Alland Group's team were based onsite full time for over 18 months unobtrusively working with Rohrig and Malaya Blonde Lighting, providing Cabra Vale with "District 8" unique collection of South East Asian dining options and stations: dumplings, congee, soup, noodles, BBQ, grill/stir fry, seafood, Chinese à la carte at Horizon restaurant, an in-house Asian bakery, fresh fruit and sugar cane juices and salads, and an Asian bar. Diners will experience a culinary journey through South East Asia, where tastes, smells and sights of the Mekong River that flow through Vietnam, Thailand, China, Laos, Cambodia and Myanmar are represented.

Lighting Control System

The lighting control system utilises Phillips Dyalite based control system incorporating multi-channel dimmers, relays and DALI modules, switches, sensors and interfaces to automatically control various forms of lighting and set different "moods" depending on the time of day throughout the project. The Dyalite control equipment is installed within made to order Philips enclosures adjacent to the associated distribution boards. To maintain the necessary system redundancy and stability per level the systems uses a Backbone network to interlink the different switch boards. This is "tied into the BMS". The installation has a mammoth 192 different lighting channels.



DALI Lighting Control

The lighting control system at Cabra Vale Diggers Club uses a combination of feature lights directly switched through Dyalite Dimmers and DALI controlled light fittings. The light fittings benefit from DALI control by being able to be individually addressed and operated through a number of pre-set dimming based scenes. The use of DALI also facilitates ease of reconfiguring the event spaces should the need arise in the future. Back of house lighting uses manual switch points for staff to be easily able to access lighting in these spaces whilst still giving central control via the touch screens and complying with the BCA.

Power and Lighting Reticulation

In line with the repurposing of the building into a state of the club venue a significant upgrade of the clubs power and lighting reticulation was undertaken throughout. These circuits are able to safely accommodate the new LED lighting and control systems as well as the general power requirements throughout the new Restaurants, outdoor entertainment area, kitchens, Bistro and Café.

Considering the amount of high-end LED lighting and smart lighting control equipment used in the project it was paramount that appropriate levels of surge protection have been included in the design.

Switchboard

The inclusion of Dyalite lighting controls and new power requirements meant that there was requirements for a high level of design for new switchboards as well as modifications to the Main Switchboard.

Communications

Due to latent conditions and the clubs evolving needs, the Consultants Communications and Infrastructure design, needed to be remodelled to better service the clubs requirements.





Cabra Vale IT and Club management communicated their revised needs to Alland's site team. With direct client input Alland submitted a re-design of the Communications upgrades, future proofing the Clubs expansion plans and ensuring the back bone infrastructure was in place to better accommodate the club's needs. Cat6 structured cabling system was added to and now supports the audio-visual requirements, POS, wireless internet, office networks and TAB facilities. Communication racks are provided with a fibre optic backbone, enabling high speed traffic on the company's servers.

All works were planned directly with the Club's IT personnel and performed with minimal downtime allowing the club to continue trading as normal.

Energy Efficiency

A significant part of the design process centred on ensuring that the whole installation was as energy efficient as possible. Alland Group have put their many years of knowledge and experience gained on working on commercial projects across NSW to use to deliver a project that reduces running costs and the carbon footprint of the building through technologies such as LED Lighting and smart lighting control.



Emergency Lighting

All emergency lighting were upgraded Clevertronics Zoneworks computer monitored system. Zoneworks is a computer monitoring system for testing emergency lighting. Using computer monitored solutions reduces ongoing emergency lighting costs by eliminating manual

testing of each unit and providing detailed reporting confirming to Australian Standards AS:2293.1

The system backbone consists of Zoneworks XT Controllers located at switchboards and linked via data cable or over a network. These communicate with individual luminaires using the structured lighting cables without requiring additional data cable runs between luminaires. This results in fast installation, replacement and repairs, while delivering a far more robust system solution than antenna based wireless systems.



About Alland Group

Alland Group Pty Ltd is an Australian owned company, with years of experience in the electrical industry.

We are a highly professional and dynamic business with a proven track record of effectively delivering diverse projects to a broad range of customers.

We specialise project management, innovative electrical communication, data solutions, installation and maintenance.

Alland Group's mission is to offer its customers the highest quality electrical services with a focus on:

- Specialising in service maintenance to new and existing sites, whilst providing compliant and safe working environment
- Expertise in data, communication and electrical installation
- Designing system energy efficiency solutions
- Personalised, expedient and convenient electrical services
- Growing and maintaining a referral network of customers
- Rapid order and delivery of electrical components
- Values — safety, reliability and responsiveness



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