



Solar for your apartment

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<http://fairgreenplanet.blogspot.com.au/2013/12/solar-panels-for-apartment-owners-my.html>

Background

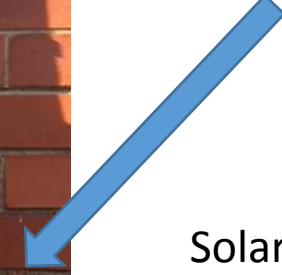
- Solar panels installed on roof of apartment block in November 2013
- Ten one-bedroom flats in the block, two storey
- My flat on the ground floor
- Block overlooks a park, roof orientation is almost due north
- Built in 60s, tiled roof in good condition



Looking north from front of flat



Inverter - located on back wall



Solar panels generated 9.2 kWh by about 5PM on 29 October



Trust

- At time owners living in five of the ten flats
- Most owners come to Owners' Corporation AGM
- We've had our differences, but most have pro-environment attitudes.
- I've also been here a while so I guess people trust me

Legals!

- Roof, like all external parts of the building, is common property.
- To put anything on the roof, you have to get permission from the Owners' Corporation.
- I first requested permission at the AGM in 2012.
- We'd talked about sustainability related measures at previous AGMs, eg expanding the garden area and allowing owners to grow (small) fruit trees, vegetables and herbs (agreed and done) and putting in water tanks (agreed but not done, as yet).

Process

- My request for an individual to make changes to common property, had to go to a postal ballot.
- AGM agreed postal ballot could be held and I should provide background information.
- Contacted Moreland Energy Foundation and Positive Charge
 - Positive Charge set up by MEF to help people get "smart energy solutions"
 - Supported by local councils.
- Also contacted eight solar energy providers, got quotes from several.

Information

- Wrote plain language summary, including links, and good pamphlet about solar provided by one of the companies.
- Included my contact details so anyone could contact me for more information.
- Distributed with a postal ballot.
- Eventual result was six in favour, one against, two abstaining (because they wanted more information at the next AGM) and one not voting.
- Hoped others might join me but no-one has yet.

Things to watch for

- 6 panels, 1.5 Kw – roof is big enough for all.
- But had to watch installers – made them shift it a bit (point is there has to be enough room for everyone to have the same).
- Haven't really been able to calculate my savings for various reasons but generate up to 10 KwH on good days – far more than I use!
- Need to get cleaned soon.

To do:

- Work out how much I am saving and encourage others!

All the info is on my blog - fairgreenplanet - solar panels for apartment owners

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