

Design Note.

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Project:	O2 Finchley
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Temporary Substation Design Statement.

Audit sheet.

Rev.	Date	Description of change / purpose of issue	Prepared	Reviewed	Authorised
00	10/02/2025	First Issue	AD	AD	DS
01	27/02/2025	Updated layout plan	AD	AD	DS
02	02/06/2025	Updated following comments	AD	AD	DS

Design Statement.

1.1 Design and Materials

The proposed substation will comprise of 1No Glass Reinforced Plastic (GRP) enclosure as shown in figures 1 and 2. The GRP enclosure will be situated on a concrete base to the appropriate adoptable UKPN design standard by the contractor. The enclosure will match the enclosures approved under ref. 2024/2863/P.

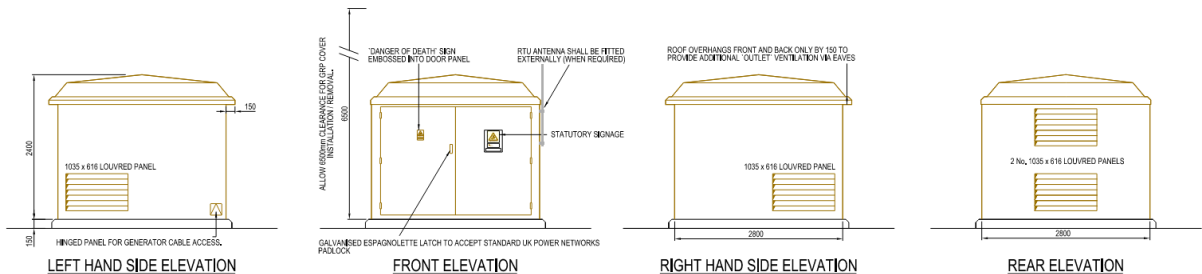


Figure 1 – Standard GRP elevations (Single GRP), taken from eds-07-3102_04-metered-ring-main-unit-in-a-grp-enclosure.

1.2 Access

The temporary substation will be located adjacent to the existing 3No. GRP enclosures. The GRPs will be located within the Phase 1 hoarding line, with access for the temporary substation provided within the hoarding boundary. As the substation will be privately operated, 24 hour UKPN access is not required.

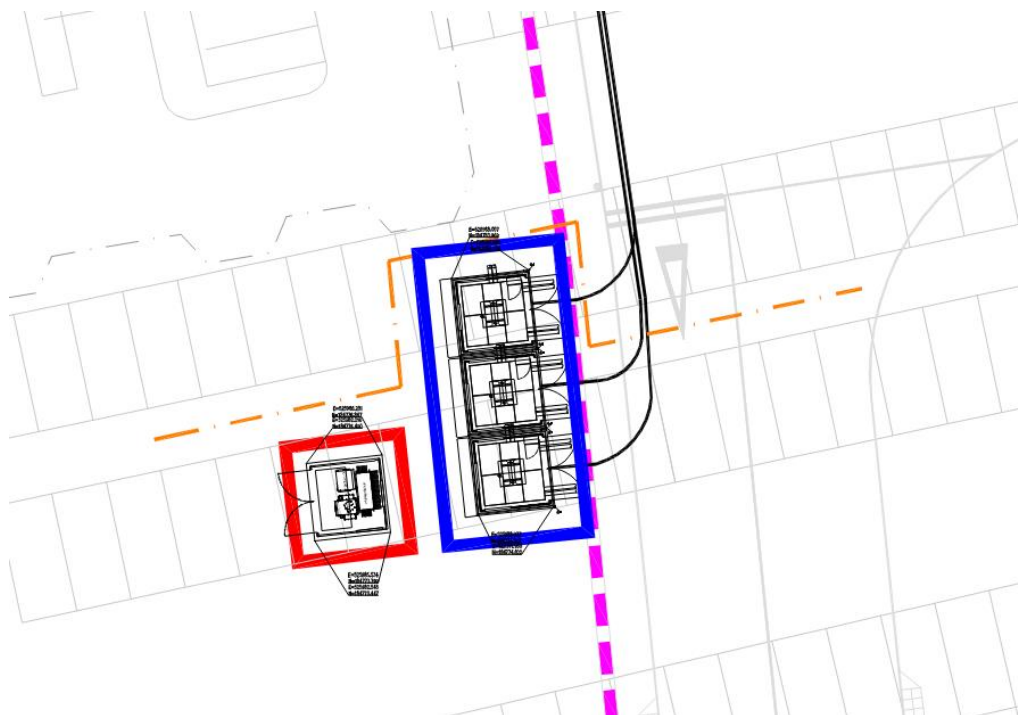


Figure 2 – GRP Arrangement Plan, taken from 29-29305-HLEA-AD-XX-DR-UE-050-0017-05.

1.3 Car Parking Space Use

When first installed, the temporary substation will be located within existing car parking bays. As shown in figure 2, the temporary substation compound require 2no. car parking spaces to be utilised. An additional car parking space would need to be reserved to the west of the TBS for access and maintenance by UKPN. The total number of required parking spaces for the proposed TBS installation and access is 3 spaces.

The existing car park footpath will be relocated to the north of the proposed GRP enclosures, as indicated in on the included drawings. Hoarding and protection will be installed around the GRPs in line with UKPN standards.

When Phase 1 works commence, the Phase 1 hoarding line will include the substation area, bringing the substations within the Phase 1 development boundary.

1.4 Phasing

As part of the redevelopment of the O2 Finchley site, a TBS supply is required on site to facilitate future construction loads, including crane supplies. The capacity and associated infrastructure is to be brought to site following completion of works to install HV cabling between the development site and the connection point on the electrical network. The proposed substation compound will include the three



approved substations (ref. 2024/2863/P) and the TBS supply, which is due to be constructed in May 2025.

The substation compound will remain in place throughout the Phase 1 construction works, before being relocated to an internal location with the constructed plots.

Following the decommissioning of the substation compound, all infrastructure including enclosures and bases will be removed and the location will be incorporated into the development landscaping strategy.

1.5 2.3 Acoustics

A Noise Impact Assessment was undertaken as part of approved planning ref. 2024/2863/P. The additional temporary substation is not anticipated to affect the analysis which was previously undertaken.

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