



Solar for Apartments

Owners Committee FAQs



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Why **shared solar**?

Take power back for you & your neighbours.



Turn your idle roof into a money-saving machine.

Avoid ever-increasing electricity costs by accessing free solar energy.



Future-proof your building.

With solar on your roof, you will have made the first step to being ready for future electrification, from heat pumps to EV chargers.



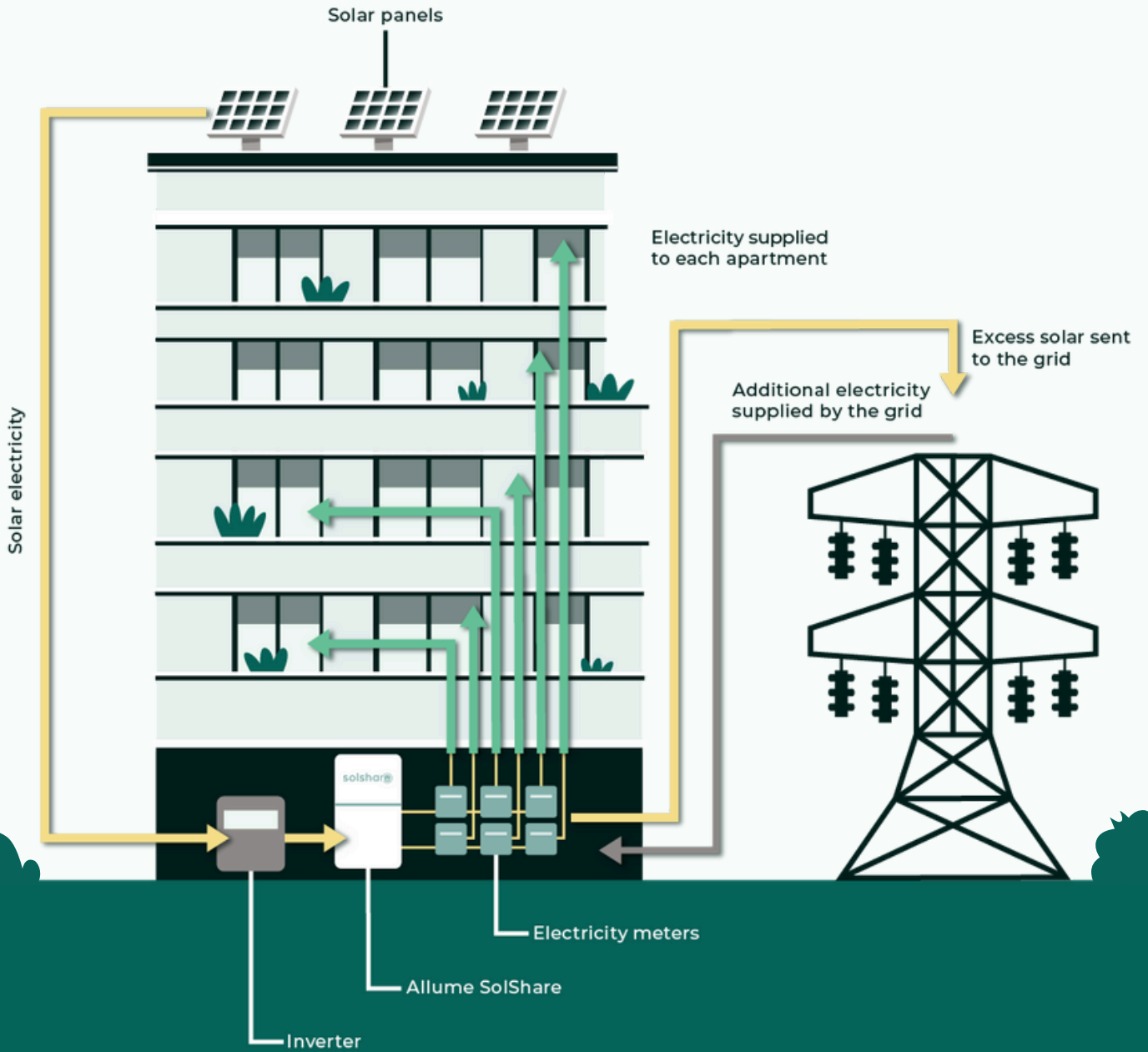
Increase the value of your building.

Domain tracked sales of apartments with shared solar, and they sell for \$20-30k more than their counterparts!



Increase your independence.

Utilising the energy generated on your roof protects you from the fluctuations of major energy retailers, inflation, and the volatility of global commodity prices.



General questions

Do all tenancies need to take part in the shared solar system? Can a tenant opt in at a later date?

No—while we typically see all tenancies enjoy the benefits of solar, your building may choose to allocate solar to only a subset of all tenancies. If a resident chooses to opt in at a later date, they may be required to contribute to the strata fund.

How does SolShare distribute the solar generated between units?

An algorithm within the SolShare unit monitors the solar power available and the energy loads at each connection point to confirm what power is required and where.

How is the solar generated is being distributed correctly?

The algorithm keeps a history of energy use and distribution and can be set to ensure the correct allocation of solar power.

Is there somewhere I can view how much solar I'm generating?

Yes—the SolShare monitoring portal, SolCentre, can be made available to each tenant to monitor their own solar allocation.

Your building manager, strata manager, or solar installer can be given access to see the solar generation and allocations for the whole building.

Can other tenants see my electricity usage?

No—each monitoring portal only shows a user's own energy usage and allocation information. Any additional access given to strata managers or solar installers will only show the solar generation and allocation for the full building.

Can I send some of my unused solar to my neighbours so they get energy cheaper?

This isn't necessary because solar energy is distributed to each resident according to the fair-sharing algorithm, chosen by the owner's committee. Using this algorithm, SolShare delivers solar energy to residents based on their active consumption needs.

As a result, allocations will occur at different times during the month, aligning with periods when solar energy holds the most value for each resident. When you don't require as much energy, your neighbours will enjoy a larger allocation, and vice versa.

Will the solar installer require access to my apartment to install the shared solar system?

No—All necessary electrical work for installing the shared solar system typically occurs in common areas, such as the roof, electrical cabinets, risers, and switchboard rooms.

If my building operates as an embedded network, is a shared solar system still a possibility?

Shared solar systems are usually installed in buildings where each unit has its own retail meter or National Metering Identifier (NMI). Nevertheless, there's no technical barrier to installing a shared solar system in an embedded network.

We suggest consulting your embedded network provider to confirm that no contractual issues are involved with installing a shared solar system in your building.

Can we have batteries with a shared solar system?

Batteries are a great way to store excess solar power for later use. SolShare works well with batteries, but we recommend speaking to your solar installer to understand which battery options are best for your building.

Financing & ownership

Who owns the shared solar system?

The shared solar system is owned through the owner's committee assets, so when an apartment is sold, an equal portion of the shared solar system is included in the purchase through the owner's committee assets.

Will I receive a feed-in tariff (FIT) for any unused solar?

You will receive a FIT for any unused solar energy allocated to you if you have a bi-directional smart electricity meter (contact your solar installer to set this up) or you have chosen a tariff with your electricity retailer that includes a FIT.

When purchasing a shared solar system, who are we paying?

You'll pay the solar installer chosen by your owner's committee, who will oversee the installation of the complete shared solar system, including the SolShare(s).

How does the building pay for the shared solar system?

Your solar installer will typically invoice for the shared solar system (including SolShare). As a building, this may be paid in several ways, including:

1. from your building's sinking fund *and/or*,
2. by raising an additional levy to be paid per tenancy *and/or*
3. with a loan accessed through a finance provider,
4. or, with a Power Purchase Agreement (PPA) through a PPA Provider.

Your solar installer and strata management can help determine the options available for your building.

What is the most efficient way to get approval to install a shared solar system in our building?

Installing a solar system (shared or otherwise) in common areas of your building (e.g., roof, electrical cabinet/risers) requires approval from the owner's corporation/body corporate through a vote.

Voting is typically conducted at an Annual General Meeting (AGM) or at a Special or Extraordinary General Meeting (SGM or EGM).

The shared solar assessment we provided includes more detailed information about this process. If you have further questions, please contact your owner's corporation / body corporate manager.

Technical information

Is it an issue if some of the residents in my building have single-phase power, but I have three-phase power?

Typically, this should not be an issue. Your solar installer will consider this when designing the solar system for your building.

How much solar capacity is allocated to each tenancy in a typical shared solar setup?

Depending on the number of apartments in your building and the available roof space, the typical solar capacity allocation per tenancy ranges from 1 kW to 5 kW.

The amount of solar allocated to my apartment seems low (on a kW basis); why is this?

The kW rating for your tenancy is averaged across the whole building. Since SolShare uses an algorithm to optimise solar allocation, you may receive a significantly higher solar allocation in kW when you need it most—when you are actively *using* electricity.

Warranty & system support

What is the warranty of the SolShare?

The SolShare has a 10 year Product Warranty.

What is the expected life of the shared solar system?

Most solar components have an expected lifespan of between 10 and 25 years. The operating life of the SolShare is expected to exceed its product warranty period.

Speak to your solar installer about the warranties associated with their workmanship and the products they include in your system.

Who provides the installation warranty and post-installation support?

While Allume is available to help with any questions about your SolShare, your solar installer is the go-to expert for all other aspects of your solar system and tailored solutions for your building.

Before work begins, we suggest that you discuss your installer's workmanship (installation) warranty, the warranties for each product in your solar system, and any post-installation support offered.

Energy retailers

Can I choose my energy retailer? Can it be a different retailer from my neighbour?

A significant advantage of SolShare's shared solar system is that each tenant can choose their electricity retailer. You are not required to use the same retailer as your neighbour.

Nonetheless, if your building functions as an embedded network, you will still need to purchase electricity from your embedded network operator.

Electric vehicles & chargers

Can I connect an EV to my apartment?

You can connect an EV charger whether or not you have solar (but we recommend solar!). Connecting a slow EV charger is pretty straightforward, but high-powered or rapid chargers may require approval from your owner's corporation or body corporate

How does SolShare allocation work if all residents are looking at getting their own EV charger?

When installing several EV chargers in an apartment building, it's important to assess the current electricity infrastructure alongside any existing shared solar system.

While SolShare distributes solar energy to an EV charger just as it would for any electrical load within your apartment, we suggest you consult an energy expert with experience in designing and installing EV chargers in multi-unit buildings.

Can I use my solar allocation to charge my EV?

SolShare provides solar energy to EV chargers like other electrical loads, but additional electricity from the grid may be needed for a full charge, depending on the charger.



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