

# Completed Project

<b>SITE:</b>	Kings Square (1, 2 & 4)
<b>LOCATION:</b>	Wellington Street, Perth CBD
<b>SCOPE OF WORK:</b>	Fire Protection – (Wet Fire Services)
<b>COMPLETION DATE:</b>	June 2015



The Kings Square development is spread over 1 hectare in the Perth City Link which connects the Perth CBD with Northbridge and has reshaped the CBD. The towers are A-Grade sustainable buildings accommodating the highest quality office space in Perth catering for in excess of 13,000 employees.

Kings Square 1 is located on the corner of Kings & Wellington Streets and offers approximately 23,156 square metres of office space over 19 levels plus retail space on the Ground Floor.

Kings Square 2 offers approximately 20,440 square metres of commercial space spread over 11 levels plus retail facilities on the Ground Floor. Shell Australia are the major tenants of Kings Square 2.

Kings Square 4 offers approximately 13,000 square metres of commercial space spread over 10 levels and is the new headquarters for HBF.



## SCOPE DETAIL:

Within our scope we were tasked with the design and construct contract for all Wet Fire services for Kings Square Towers 1, 2 and 4 including:

- A fully compliant combined Fire Sprinkler/Hydrant system to AS2118.6
- Fire Sprinkler System designed to AS2118.1, Fire Hydrant System designed to AS2419.1
- A fully compliant Fire Hose Reel system to AS2441 (All Areas)
- Fully compliant portable extinguishers to AS2444

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The systems were required to provide full coverage to all areas of all the buildings to comply with the latest BCA requirements.

The areas protected include Basement Car Park, Ground Floor Retail Areas and Levels 1 to Level 12 for Kings Square 2 & 4 and up to Level 21 for Kings Square 1.

Each building has its own independent Grade 01 water supply with duplicate pumps and tanks located in the Basement levels. Due to the height of Kings Square 1 we also installed a relay pump to assist the Fire Brigade boosting to the higher levels of the tower.



## CHALLENGES & SOLUTIONS:

Throughout the project we were faced with various challenges:

- During the construction of Kings Square 4 it became apparent that there were spatial issues in the Pump Room. After the installation of the fire pumps, Firesafe had to relocate the control panel onto the wall adjacent to the pump set. This also involved relocating the power supply to suit, a requirement we had to comply with to satisfy Western Power clearances.
- With the three projects running concurrently and the focus for the builders and developer being on the construction program, meant we were required to drop a large workforce onto the King Square precinct and work closely together as a team to ensure we were meeting program dates on each project and to stay ahead of other trades, without losing focus on the quality of installation works.
- The location of the construction site within the Perth CBD, combined with several other service contractors working on the three sites at the same time required good logistical management by Firesafe to ensure our material deliveries were organised with precision. This was important not only to interrupt our installation progress but to minimise the interference and disruption to other contractors.