

Thursday, 9 October 2025

Ngāti Whātua Ōrākei Whai Rawa Limited and Generus Living Group Limited

External Lighting Assessment - The Point Mission Bay

The following assessment has been prepared for Ngāti Whātua Ōrākei Whai Rawa Limited and Generus Living Group Limited to support the resource consent application for The Point – Mission Bay in respect of the external lighting proposed for the comprehensive retirement village development in Orakei, Auckland.

Author experience and Qualifications

Rajiv Ramouthar is a Senior Electrical Engineer and Lighting Designer with over 14 years of industry experience. He holds a Bachelor of Technology in Electrical Engineering and is a Chartered Member of Engineering New Zealand, as well as a certified Professional Electrical Technologist in South Africa.

Rajiv has spent the past year working as a design consultant in Auckland, where he has led a diverse range of lighting assessments across commercial, and public infrastructure projects. His expertise spans the full project lifecycle, from initial concept development through to resource consent, ensuring compliance with Auckland Council local standards and delivering high-performance, visually compelling lighting solutions.

I confirm that, in my capacity as author of this assessment, I have read and abide by the Environment Court's Code of Conduct for Expert Witnesses, contained in the Environment Court Practice Note 2023.

Assessment

A concept Lighting Strategy has been prepared by Boffa Miskell detailing the exterior lighting proposed, which has been reviewed in respect of the requirements of the Australian and New Zealand standard – Lighting for Roads and Public Spaces (AS/NZS 1158, Part 3.1), and Standard E24.6.1 Lighting of the Auckland Unitary Plan.

With reference to the RC Lighting Site Plan (Attachment A), the proposed lighting has been divided into 3 parts for the purpose of the calculations and assessment of compliance with the relevant standards. These relate to:

- Part 1: External areas around Buildings 4 5
- Part 2: External areas around Buildings 2 3
- Part 3: External areas around Building 1 and the Porte Cochere

The exterior site lighting has been assessed using AGi32 software by Lighting Analysts.

Lighting calculations are subject to accuracies and tolerances in accordance with AS/NZS 3827.1:1998 and AS/NZS 3827.2:1998. These accuracies and tolerances include variances in building dimensions and obstructions, surface finishes, luminaire positioning and aiming, ambient temperature, atmospheric conditions, luminaire photometry, lamp output, lighting design software, electrical supply and instrument calibration.

All external lighting for the development is to be designed in accordance with good design practice and relevant standards to mitigate any adverse effects to neighbouring properties.

All luminaire maintenance factor of 0.8 has been used to assess the target horizontal lighting levels. Whereas a luminaire maintenance factor of 1.0 has been used to assess spill lighting at the boundaries of the development properties relative to the following categories:

- PR5, Lighting subcategories for common area, forecourts of cluster housing with low pedestrian/cycle activity, low risk of crime and low need to enhance amenity.
- PC3, Lighting subcategories for outdoor car parks with low night time vehicle and/or pedestrian movements and low risk of crime.
- PP4, Lighting subcategories for pedestrian and cyclist pathway with medium pedestrian/cycle activity and low risk of crime.
- PR4, Lighting subcategories for common area, forecourts of cluster housing with low pedestrian/cycle activity, low risk of crime and low need to enhance amenity.

The assessment has considered several control measures to manage the adverse effects of light spill and glare, including appropriate luminaire and photometry selection, position of luminaires, zero-degree tilt and orientation of luminaires.

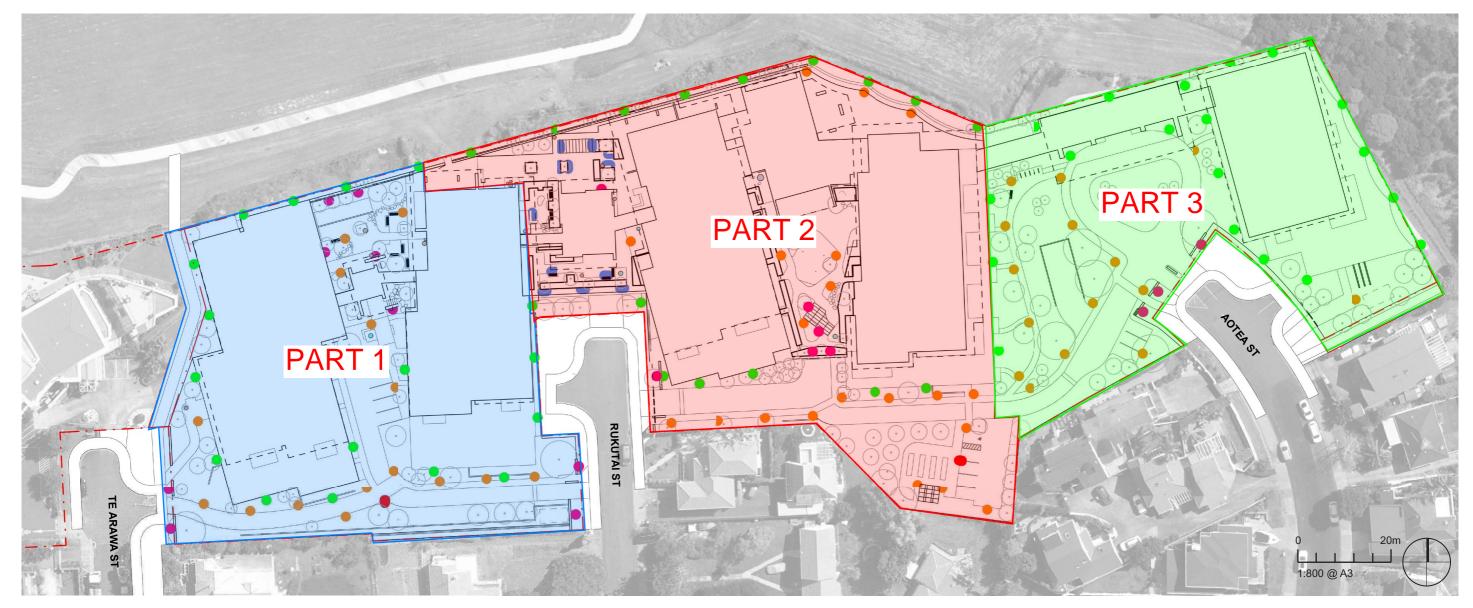
The attached calculation report details the calculation plots and a summary of the assessment undertaken. Based on this, we confirm the lighting design will comply with the relevant requirements of Chapter E24 Lighting of the Unitary Plan. The following are the list of appendices:

- Appendix A for exterior lighting site plan.
- Appendix B & C (part 1 3) for exterior lighting calculation plots (maintained illuminance).
- Appendix D & E (part 1 − 3) for spill / obtrusive lighting calculation plots.
- Appendix F for luminaire information.

Prepared by:

Rajiv Ramouthar Electrical Engineer

LIGHTING STRATEGY









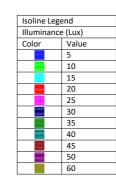


RC LIGHTING -
SITE PLAN
APPENDIX A



PROJECT	25002.250925.The point mission bay E	DESIGN #			
CUSTOMER				REVISION	Α
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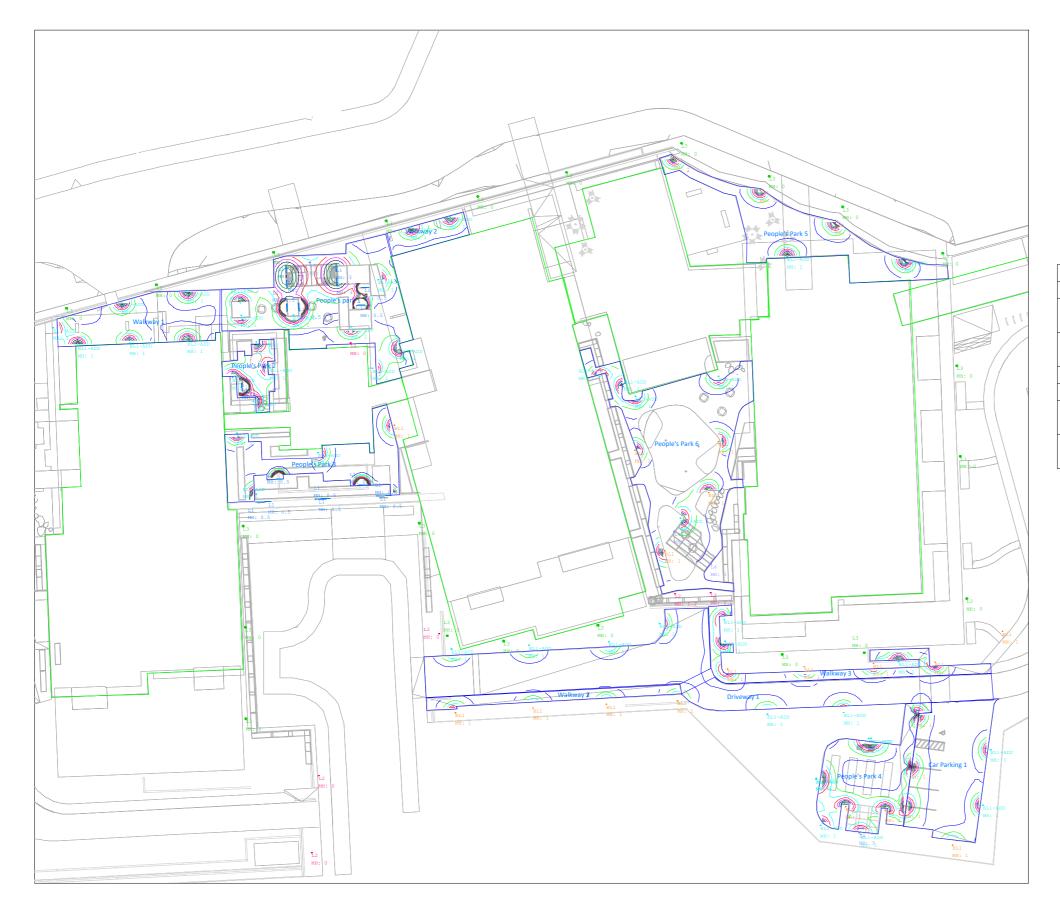
Luminaire Schedule					
Symbol	Qty	Description	Tag		
\oplus	9	ewo_PM468273_C125 SLICE E-	L2		
		Series_NarrowEGM01-HL-12led			
	28	BL1 - ewo_if_PM430499_if_AP06-	BL1-		
		sat-4led_80CRI-3000K-250mA-	ADD		
		356lm			
	16	ewo_if_PM430499_if_AP06-sat-	BL1		
		4led_80CRI-3000K-250mA-356lm			
<u>•</u>	19	7511313_0	L3		

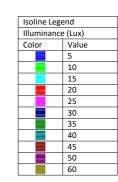
EXTERIOR LIGHTING CALCULATION ISOLINES

APPENDIX B (PART 1)



PROJECT	25002.250923.The point mission bay E	DESIGN #			
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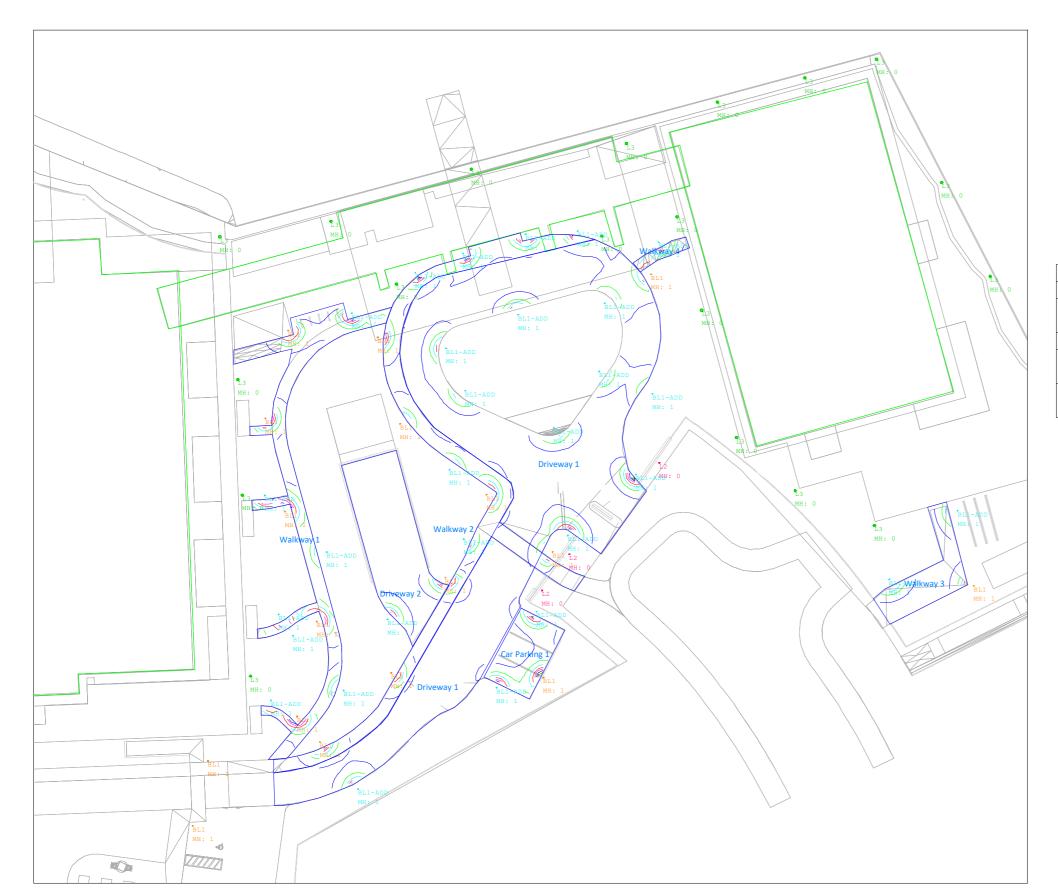
Luminaire Schedule					
Symbol	Qty	Description	Tag		
(+)	4	ewo_PM430603_ifround-WD_AP06-	L4		
		4led_80CRI-3000K-300mA-301lm			
	46	ewo_if_PM430499_if_AP06-sat-	BL1-		
		4led_80CRI-3000K-250mA-356lm	ADD		
<u> </u>	22	7511313-0	L3		
	17	TORINO-X12_3090_xx	L1		
\oplus	6	ewo_PM468273_C125 SLICE E-	L2		
		Series_NarrowEGM01-HL-12led			
	24	ewo_if_PM430499_if_AP06-sat-	BL1		
		4led_80CRI-3000K-250mA-356lm			

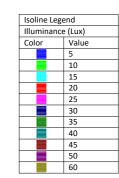
EXTERIOR LIGHTING CALCULATION ISOLINES

APPENDIX B (PART 2)



PROJECT	25002.250925.The point mission bay E	DESIGN #			
CUSTOMER				REVISION	Α
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Luminaire Schedule				
Symbol	Qty	/ Description		
\blacksquare	29	ewo_if_PM430499_if_AP06-sat-	BL1-	
		4led_80CRI-3000K-250mA-356lm	ADD	
•	21	7511313_0	L3	
\oplus	3	ewo_PM468273_C125 SLICE E-	L2	
		Series_NarrowEGM01-HL-12led		
	17	ewo_if_PM430499_if_AP06-sat-	BL1	
		4led_80CRI-3000K-250mA-356lm		

EXTERIOR LIGHTING CALCULATION
ISOLINES
APPENDIX B (PART 3)



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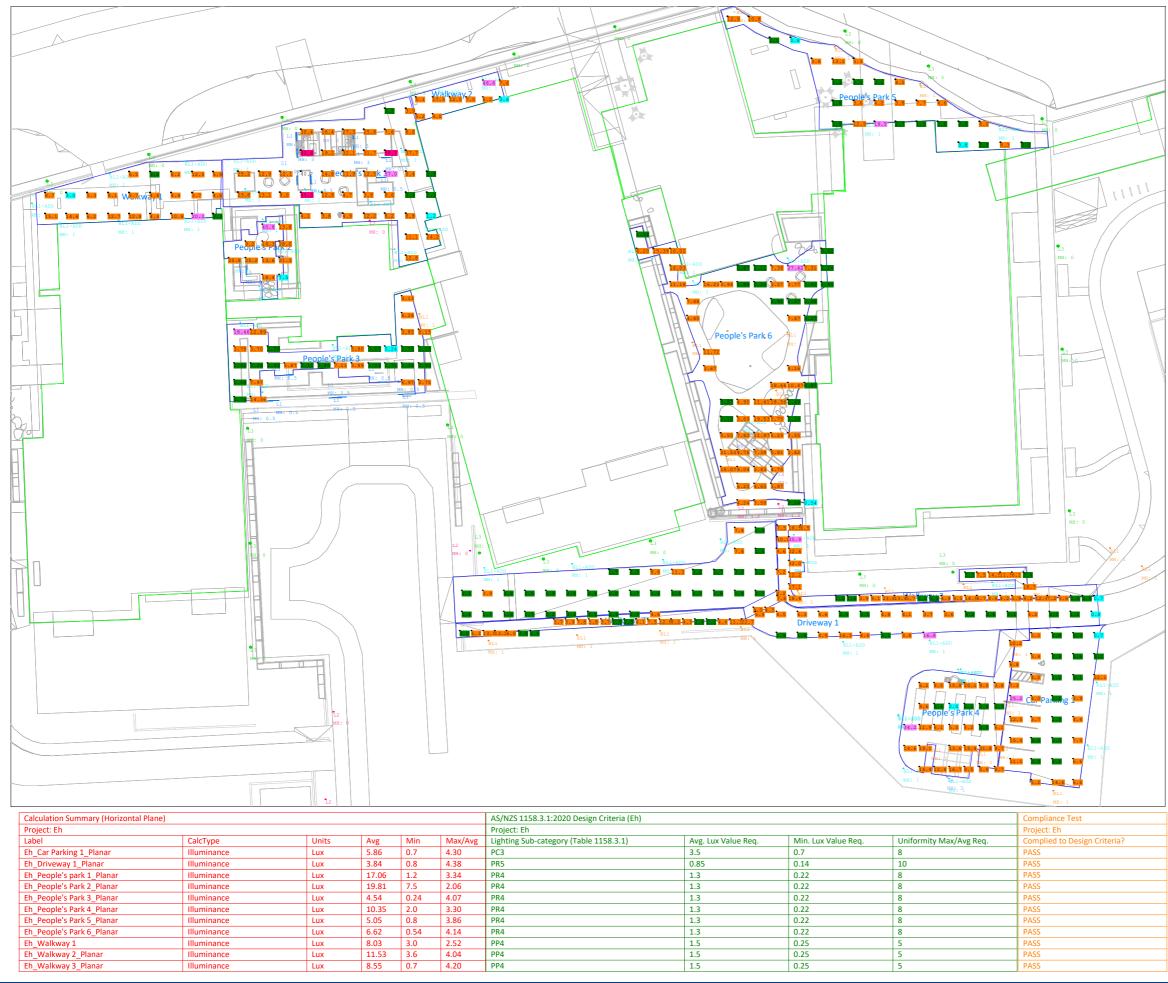
Calculation Summary (Horizontal Plan	Calculation Summary (Horizontal Plane)									Compliance Test
Project: Eh						Project: Eh	roject: Eh			
Label	CalcType	Units	Avg	Min	Max/Avg	Lighting Sub-category (Table 1158.3.1)	Avg. Lux Value Req.	Min. Lux Value Req.	Uniformity Max/Avg Req.	Complied to Design Criteria?
Eh_Car parking_Planar	Illuminance	Lux	4.98	0.8	2.83	PC3	3.5	0.7	8	PASS
Eh_Driveway 1_Planar	Illuminance	Lux	5.69	0.9	6.41	PR5	0.85	0.14	10	PASS
Eh_Driveway 2_Planar	Illuminance	Lux	6.27	1.2	4.91	PR5	0.85	0.14	10	PASS
Eh_People park 1_Planar	Illuminance	Lux	4.77	0.40	5.47	PR4	1.3	0.22	8	PASS
Eh_Walkway 2_Planar	Illuminance	Lux	6.88	2.6	2.75	PP4	1.5	0.25	5	PASS
Eh_Walkway 3_Planar	Illuminance	Lux	6.33	1.5	2.95	PP4	1.5	0.25	5	PASS
Eh_Walkway 4_Planar	Illuminance	Lux	9.77	0.8	4.87	PP4	1.5	0.25	5	PASS
Eh Walkway 5 Planar plane	Illuminance	Lux	4.96	1.1	2.54	PP4	1.5	0.25	5	PASS

EXTERIOR LIGHTING CALCULATION Eh HORIZONTAL CALS

APPENDIX C (PART 1)



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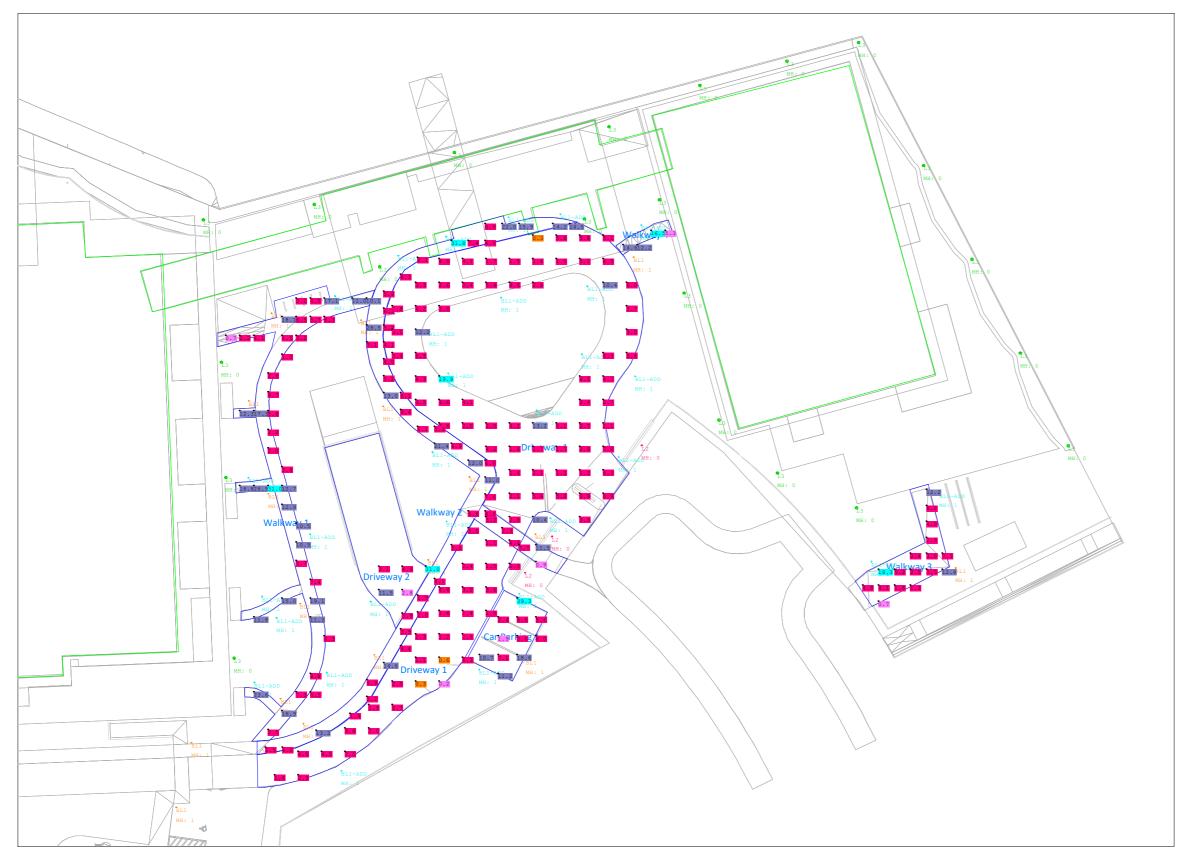


EXTERIOR LIGHTING CALCULATION -Eh HORIZONTAL CALS APPENDIX C (PART 2)



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Calculation Summary (Horizontal Plane)				AS/NZS 1158.3.1:2020 Design Criteria (Eh)				Compliance Test		
Project: Eh						Project: Eh	roject: Eh			
Label	CalcType	Units	Avg	Min	Max/Avg	Lighting Sub-category (Table 1158.3.1)	Avg. Lux Value Req.	Min. Lux Value Req.	Uniformity Max/Avg Req.	Complied to Design Criteria?
Eh_Car Parking 1_Planar	Illuminance	Lux	10.45	1.9	3.76	PC3	3.5	0.7	8	PASS
Eh_Driveway 1_Planar	Illuminance	Lux	3.83	0.2	5.20	PR5	0.85	0.14	10	PASS
Eh_Driveway 2_Planar	Illuminance	Lux	9.53	2.8	3.25	PR5	0.85	0.14	10	PASS
Eh_Walkway 1_Planar	Illuminance	Lux	9.55	0.7	3.25	PP4	1.5	0.25	5	PASS
Eh_Walkway 2_Planar	Illuminance	Lux	8.43	0.9	3.77	PP4	1.5	0.25	5	PASS
Eh_Walkway 3_Planar	Illuminance	Lux	5.57	0.7	3.29	PP4	1.5	0.25	5	PASS
Eh_Walkway 4_Planar	Illuminance	Lux	12.15	5.3	1.36	PP4	1.5	0.25	5	PASS

EXTERIOR LIGHTING CALCULATION Eh HORIZONTAL CALS

APPENDIX C (PART 3)



PROJECT	25002.250925.The point mission bay E	DESIGN #			
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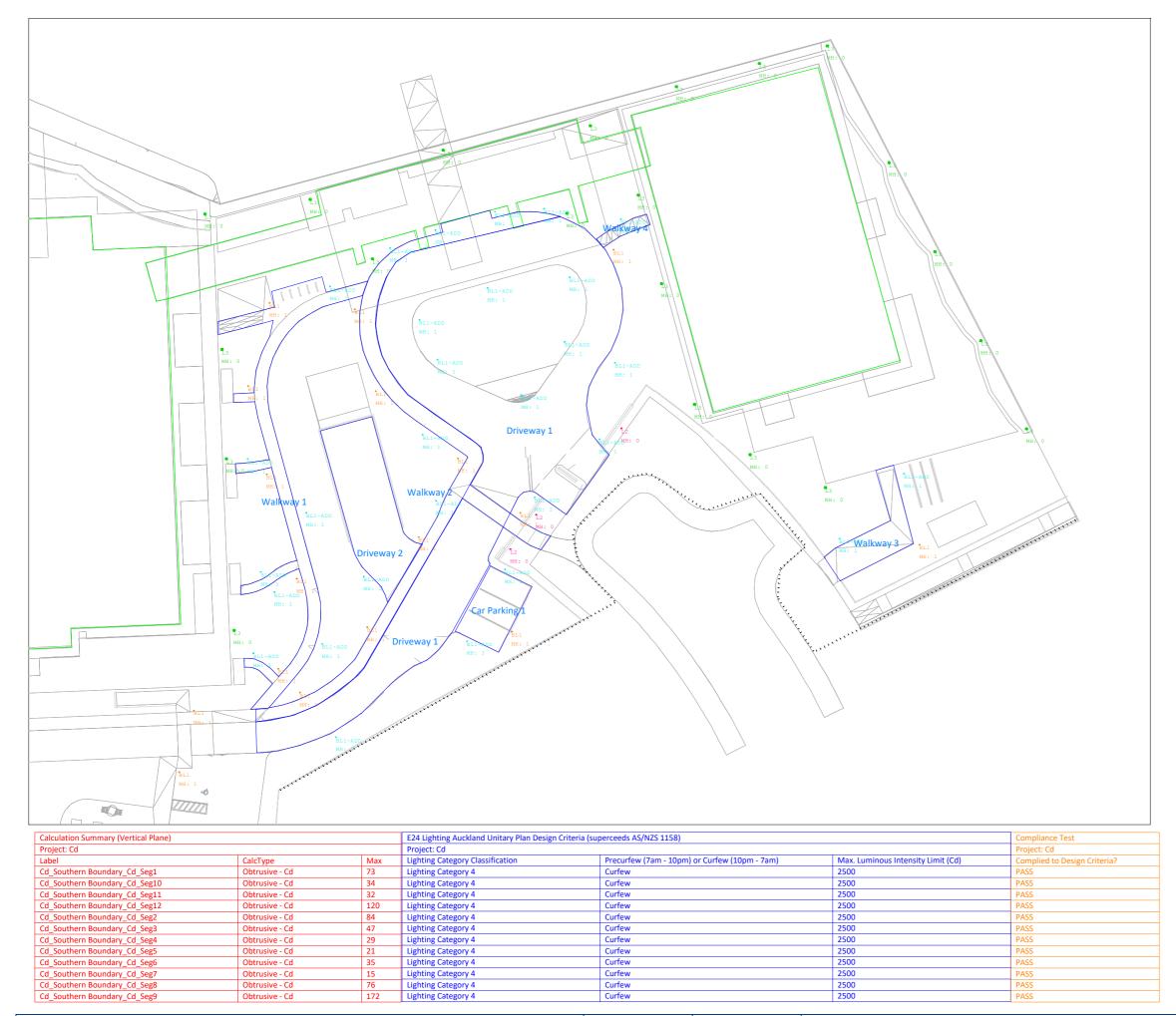
Calculation Summary (Vertical Plane)			E24 Lighting Auckland Unitary Plan Design	E24 Lighting Auckland Unitary Plan Design Criteria (superceeds AS/NZS 1158)			
Project: Cd			Project: Cd			Project: Cd	
Label	CalcType	Max	Lighting Category Classification	Precurfew (7am - 10pm) or Curfew (10pm - 7am)	Max. Luminous Intensity Limit (Cd)	Complied to Design Criteria?	
Cd_Southern Boundary_Cd_Seg1	Obtrusive - Cd	124	Lighting Category 4	Curfew	2500	PASS	
Cd_Southern Boundary_Cd_Seg2	Obtrusive - Cd	45	Lighting Category 4	Curfew	2500	PASS	
Cd_Southern Boundary_Cd_Seg3	Obtrusive - Cd	46	Lighting Category 4	Curfew	2500	PASS	
Cd_Southern Boundary_Cd_Seg4	Obtrusive - Cd	74	Lighting Category 4	Curfew	2500	PASS	
Cd_Western Boundary_Cd_Seg1	Obtrusive - Cd	182	Lighting Category 4	Curfew	2500	PASS	
Cd_Western Boundary_Cd_Seg2	Obtrusive - Cd	174	Lighting Category 4	Curfew	2500	PASS	
Cd_Western Boundary_Cd_Seg3	Obtrusive - Cd	104	Lighting Category 4	Curfew	2500	PASS	
Cd_Western Boundary_Cd_Seg4	Obtrusive - Cd	129	Lighting Category 4	Curfew	2500	PASS	
Spill Light_Northern Boundary_Cd_Seg1	Obtrusive - Cd	31	Lighting Category 4	Curfew	2500	PASS	
Spill Light_Northern Boundary_Cd_Seg2	Obtrusive - Cd	33	Lighting Category 4	Curfew	2500	PASS	

EXTERIOR LIGHTING CALCULATION - Cd Cals

APPENDIX D (PART 1)

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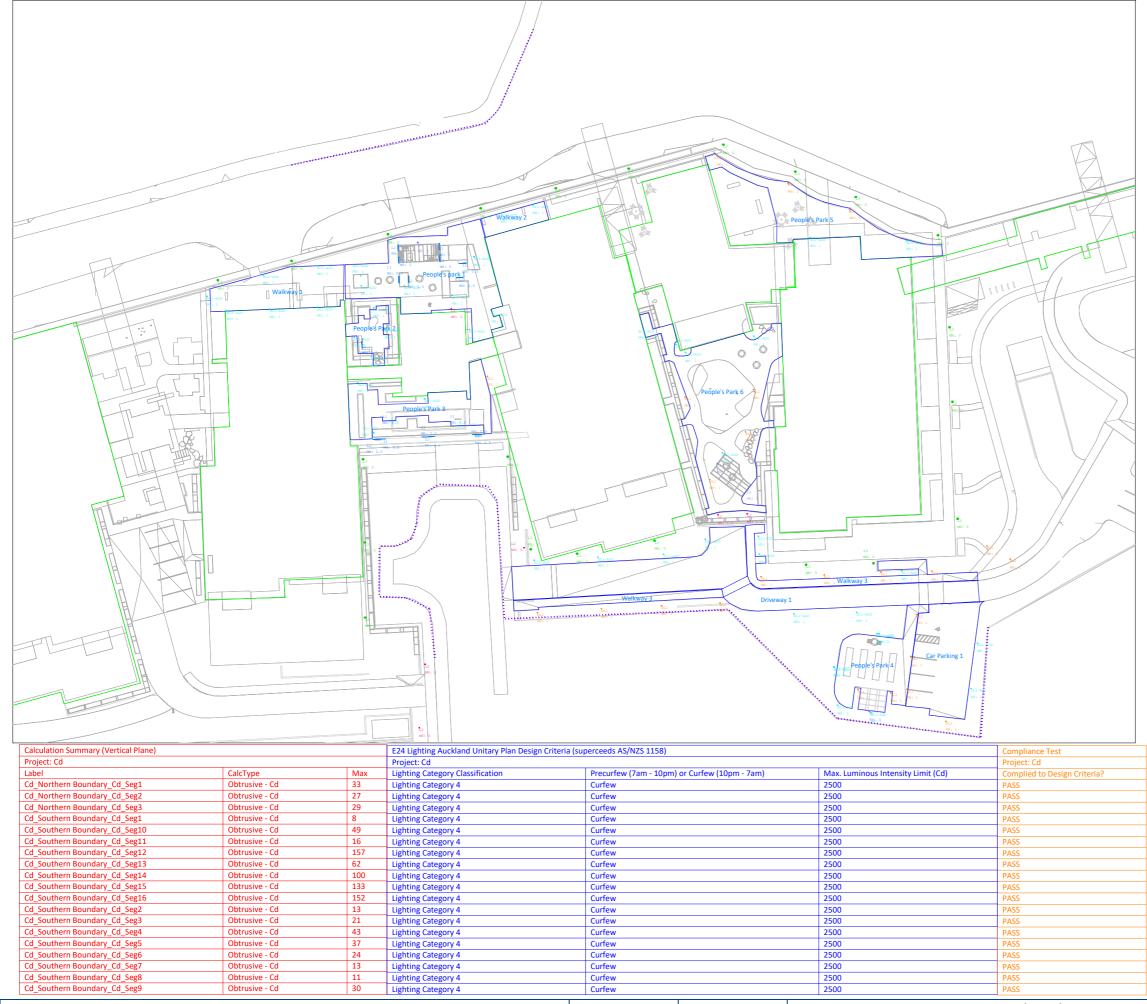


EXTERIOR LIGHTING CALCULATION	_
Cd Cals	_
APPENDIX D (PART 3)	



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EXTERIOR LIGHTING CALCULATION - Cd Cals

APPENDIX D (PART 2)

mesh we engineer.
Level 1,272 Richmord Road Grey Lyan Ground Stand Grey Lyan Ground Stand Stand

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Calculation Summary (Vertical Plane)			E24 Lighting Auckland Unitary Plan Design Criteria (superceeds AS/NZS 1158)			Compliance Test	
Project: Spill Light				Project: Spill Light			Project: Spill Light
Label	CalcType	Units	Max	Lighting Category Classification	Precurfew (7am - 10pm) or Curfew (10pm - 7am)	Max. Lux limit (Ev)	Complied to Design Criteria?
Spill Light_Northern Boundary_Ill_Seg1	Obtrusive - III	Lux	0.1	Lighting Category 4	Curfew	10	PASS
Spill Light_Northern Boundary_Ill_Seg2	Obtrusive - III	Lux	0.1	Lighting Category 4	Curfew	10	PASS
Spill Light_Southern Boundary_Ill_Seg1	Obtrusive - III	Lux	0.9	Lighting Category 4	Curfew	10	PASS
Spill Light_Southern Boundary_Ill_Seg2	Obtrusive - III	Lux	0.4	Lighting Category 4	Curfew	10	PASS
Spill Light_Southern Boundary_III_Seg3	Obtrusive - III	Lux	0.2	Lighting Category 4	Curfew	10	PASS
Spill Light_Southern Boundary_Ill_Seg4	Obtrusive - III	Lux	1.0	Lighting Category 4	Curfew	10	PASS
Spill Light_Western Boundary_Ill_Seg1	Obtrusive - III	Lux	6.9	Lighting Category 4	Curfew	10	PASS
Spill Light_Western Boundary_Ill_Seg2	Obtrusive - III	Lux	7.0	Lighting Category 4	Curfew	10	PASS
Spill Light_Western Boundary_Ill_Seg3	Obtrusive - III	Lux	2.7	Lighting Category 4	Curfew	10	PASS
Spill Light_Western Boundary_III_Seg4	Obtrusive - III	Lux	2.3	Lighting Category 4	Curfew	10	PASS

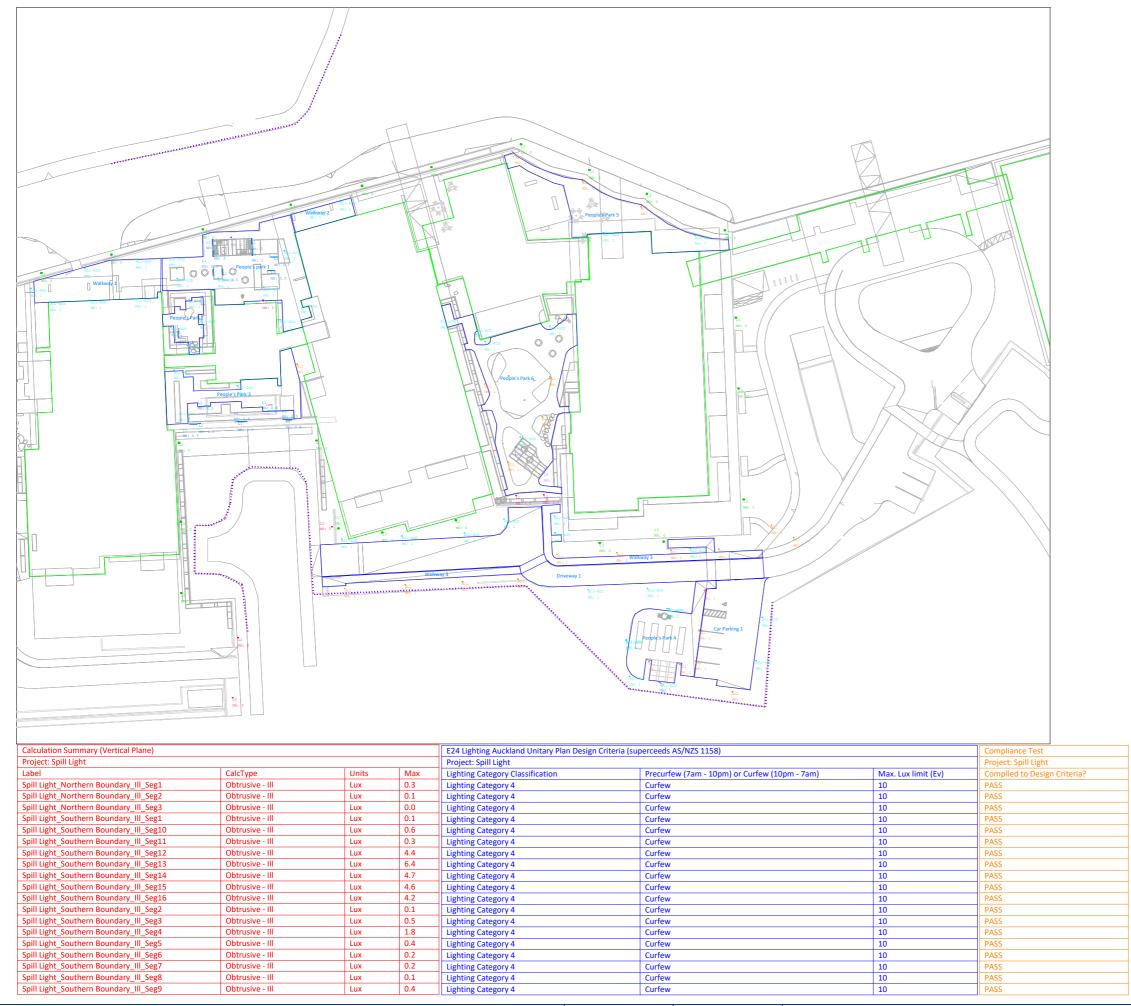
EXTERIOR LIGHTING CALCULATION SPILL LIGHT VERTICAL CALS

APPENDIX E (PART 1)

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Level 1, 272 Richmord Road
Grey byn
Grey byn
Level 4, 9389 5300
www.melxonsulfing.co.rx

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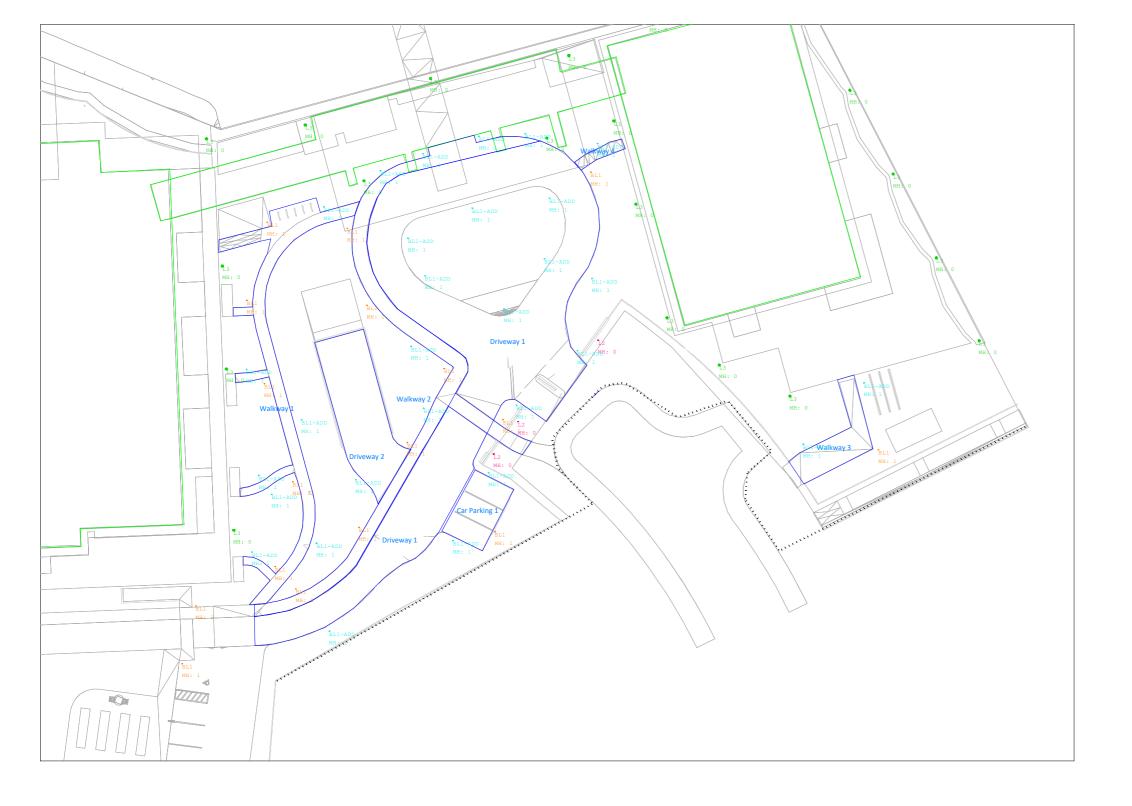
EXTERIOR LIGHTING CALCULATION SPILL LIGHT VERTICAL CALS

APPENDIX E (PART 2)



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Calculation Summary (Vertical Plane)				E24 Lighting Auckland Unitary Plan Design	E24 Lighting Auckland Unitary Plan Design Criteria (superceeds AS/NZS 1158)		
Project: Spill Light				Project: Spill Light			
Label	CalcType	Units	Max	Lighting Category Classification	Precurfew (7am - 10pm) or Curfew (10pm - 7am)	Max. Lux limit (Ev)	Complied to Design Criteria?
Spill Light_Southern Boundary_Ill_Seg1	Obtrusive - III	Lux	0.7	Lighting Category 4	Curfew	10	PASS
Spill Light_Southern Boundary_Ill_Seg10	Obtrusive - III	Lux	0.8	Lighting Category 4	Curfew	10	PASS
Spill Light_Southern Boundary_Ill_Seg11	Obtrusive - Ill	Lux	0.2	Lighting Category 4	Curfew	10	PASS
Spill Light_Southern Boundary_Ill_Seg12	Obtrusive - III	Lux	3.9	Lighting Category 4	Curfew	10	PASS
Spill Light_Southern Boundary_Ill_Seg2	Obtrusive - III	Lux	0.9	Lighting Category 4	Curfew	10	PASS
Spill Light_Southern Boundary_Ill_Seg3	Obtrusive - III	Lux	0.4	Lighting Category 4	Curfew	10	PASS
Spill Light_Southern Boundary_Ill_Seg4	Obtrusive - III	Lux	0.8	Lighting Category 4	Curfew	10	PASS
Spill Light_Southern Boundary_Ill_Seg5	Obtrusive - III	Lux	1.2	Lighting Category 4	Curfew	10	PASS
Spill Light_Southern Boundary_Ill_Seg6	Obtrusive - III	Lux	0.3	Lighting Category 4	Curfew	10	PASS
Spill Light_Southern Boundary_Ill_Seg7	Obtrusive - III	Lux	0.1	Lighting Category 4	Curfew	10	PASS
Spill Light_Southern Boundary_Ill_Seg8	Obtrusive - III	Lux	2.5	Lighting Category 4	Curfew	10	PASS
Spill Light_Southern Boundary_Ill_Seg9	Obtrusive - III	Lux	5.4	Lighting Category 4	Curfew	10	PASS

EXTERIOR LIGHTING CALCULATION SPILL LIGHT VERTICAL CALS

APPENDIX E (PART 3)

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<u>Luminaire Schedule</u>							
PROJECT IDENTITY	IMAGE	DESCRIPTION/ MOUNTING	MAKE/MODEL	LUMINAIRE INFORMATION	LOCATION		
BL1		BOLLARD LIGHT	EWO IF (PM430499)	FINISH/PROFILE: SILVER GREY, RECTANGULAR DIMS (mm): L116 x W74 x H900 LM OUTPUT (LM): 356 PWR (W): 5 CCT: 3000K BEAM ANGLE: WIDE BEAM OPTIC: CLEAR LENS IP/IK/IC: IP65, IK05 ADDITIONAL COMPONENTS: N/A CONTROL: FIXED OUTPUT	EXTERNAL WALKWAY / ROAD / PARK		
L1	. 01	SURFACE LUMINAIRE	VERSALUX TORINO - X (TORINO-X12.3090.67)	FINISH/PROFILE: WHITE, RECTANGULAR DIMS (mm): L (AS REQUIRED) x W13 x H5 LM OUTPUT (LM): 797 PWR (W): 12W/m CCT: 3000K BEAM ANGLE: N/A OPTIC: CLEAR CASING IP/IK/IC: IP67 ADDITIONAL COMPONENTS: N/A CONTROL: FIXED OUTPUT	EXTERNAL PARK		
L2		WALL GRAZING LIGHT	EWO CHAMELEON (PM468273_C125 SLICE E Series_Narrow)	FINISH/PROFILE: BLACK, CIRCULAR DIMS (mm): Ø125 x H240 LM OUTPUT (LM): 202 PWR (W): 4.7 CCT: 3000K BEAM ANGLE: NARROW OPTIC: CLEAR LENS IP/IK/IC: IP66 ADDITIONAL COMPONENTS: N/A CONTROL: FIXED OUTPUT	EXTERNAL WALKWAY / ROAD / PARK		
L3		FLOOR RECESSED UPLIGHT	VERSALUX CASSIOPEA (7511313.0)	FINISH/PROFILE: GREY, CIRCULAR DIMS (mm): Ø310 x H117 LM OUTPUT (LM): 1917 PWR (W): 28 CCT: 3000K BEAM ANGLE (DEG): 30 OPTIC: CLEAR LENS IP/IK/IC: IP67, IK09 ADDITIONAL COMPONENTS: N/A CONTROL: FIXED OUTPUT	EXTERNAL BUILDING FAÇADE		
L4		SURFACE/POLE LUMINAIRE	EWO IF ROUND (PM430603)	FINISH/PROFILE: BLACK, CIRCULAR DIMS (mm): 140 x H60 LM OUTPUT (LM): 301 PWR (W): 4.6 CCT: 3000K BEAM ANGLE: WIDE BEAM OPTIC: CLEAR LENS IP/IK/IC: IP65, IK08 ADDITIONAL COMPONENTS: N/A CONTROL: FIXED OUTPUT	PERGOLA		

LUMINAIRE SCHEDULE NOTES:

- 1) LAMP BEAM ANGLE SHALL BE CONFIRMED PRIOR TO ORDERING
- 2) PHYSICAL SAMPLES OF ALL LIGHT FITTINGS ARE TO BE SUBMITTED FOR REVIEW PRIOR TO COMMENCING PROCUREMENT
- 3) NO ALTERNATIVES SHALL BE OFFERED FOR EXIT AND EMERGENCY LUMINAIRES TO ENSURE FULL COMPLIANCE WITH THE BUILDING CONSENT SUBMISSION
- 4) FINISHES OF ALL LUMINAIRES ARE TO BE AGREED WITH CLIENT AND ARCHITECT PRIOR TO PROCUREMENT

- 5) ALL EXIT SIGNS SHALL HAVE A MINIMUM VIEWING DISTANCE OF 24m UNLESS SPECIFIED OTHERWISE.
- $6) \ ALL \ EMERGENCY \ LIGHTING \ BATTERY \ PACKS \ SHALL \ HAVE \ A \ MINIMUM \ OPERATING \ TIME \ OF \ 2 \ HOURS \ CONTINUOUSLY.$
- 7) LUMINAIRE IMAGES SHOWN ABOVE ARE INDICATIVE ONLY AND MAY NOT REPRESENT THE ACTUAL SPECIFICATION.
- 8) CONTROL GEAR FOR ALL LIGHT FITTINGS SHALL HAVE A MINIMUM FREQUENCY OF 90 Hz AT ALL 10% LIGHT OUTPUT INTERVALS FROM 10% TO 100% LIGHT OUTPUT.
- 9) LED PRODUCTS SHALL HAVE A "LOW RISK" LEVEL OF FLICKER (LIGHT MODULATION) OF LESS THAN 5%, BELOW 90Hz OPERATION AS DEFINED BY IEEE STANDARD 1789-2015.

RC LIGHTING -	
LUMINAIRE SCHEDULE	
APPENDIX F	



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