



ELECTRIC VEHICLE CHARGING

EV Ready / EV Installed Requirements for Parking Facilities

NEW ORDINANCE Effective 1/20/2021

28.141(8)(e)

ELECTRIC VEHICLE CHARGING STATION REQUIREMENTS.

Parking facilities shall be designed and built to meet the following requirements:

28.141(8)(e)(1)

APPLICABILITY.

- Any new parking facility
- Any parking facility expanded by 50%, as measured in parking spaces being created after January 1, 2021.
- A parking facility may be maintained or reconstructed without triggering the requirements of this subdivision; however, where more than 10,000 square feet of the paving and base in place on January 1, 2021 is removed from an existing parking lot and new paving and base is installed, these requirements shall apply.



28.141(8)(e)(2)

RESIDENTIAL STANDARDS.

Where 6 or more parking spaces are being provided for residential uses, the following standards must be met:

28.141(8)(e)(3)

NON-RESIDENTIAL STANDARDS.

Where parking is being provided for certain uses where people park in excess of six hours, as specified in this paragraph, the following standards must be met:

28.141(8)(e)(3)(a)

Applies to these uses:

- College, University or Similar Institutions of Higher Learning
- Hotel, Inn, Motel
- Hospital and Health Clinic
- Office
- Parking Facility, Private and Public
- Schools, Arts, Technical or Trade
- Any other use where people are typically expected to park vehicles in excess of six hours except for those uses specified as not applicable

28.141(8)(e)(3)(b)

Does Not Apply to these uses:

- Manufacturing
- Restaurants
- Retail
- Service Business
- Warehousing and Storage

ELECTRIC VEHICLE CHARGING STATION REQUIREMENTS

YEARS	RESIDENTIAL Spaces		NON-RESIDENTIAL Spaces	
	EV Ready	EV Installed	EV Ready	EV Installed
2021-2025	10%	2%	10%	1%
2026-2030	20%	4%	20%	2%
2031-2035	30%	6%	30%	3%
2036-2040	40%	8%	40%	4%
2041+	50%	10%	50%	5%
Application:	Where six or more parking spaces are being provided for residential uses		Where parking is being provided for certain uses where people park in excess of six hours	

28.141(8)(e)(4)

ACCESSIBLE STATIONS.

Accessible charging stations shall be provided based on the following:

28.141(8)(e)(5)

COMPUTATION.

Fractional space requirements of up to one-half (½) space shall be rounded down to the next whole number and greater than one-half (½) rounded up to the next whole number.

ACCESSIBLE STATIONS

Number of EV Installed Spaces Required	Minimum Accessible EV Installed Spaces
0-2	0
3-50	1
51-100	2
101+	3 + 1 for each additional 50 spaces



EXAMPLE CALCULATIONS using the first tier 2021-2025 requirements:

28.141(8)(e)(2)

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28.141(8)(e)(3)

NON-RESIDENTIAL STANDARDS.

Where parking is being provided for certain uses where people park in excess of six hours, as specified in this paragraph, the following standards must be met:

RESIDENTIAL PARKING STRUCTURES AND LOTS

Total Stalls in Lot	6 Stalls	26 Stalls	50 Stalls	75 Stalls	100 Stalls	200 Stalls
EV Ready 10% =	(0.6) = 1 space	(2.6) = 3 spaces	(5) = 5 spaces	(7.5) = 7 spaces	(10) = 10 spaces	(20) = 20 spaces
EV Installed 2%* =	(0.12) = 0 spaces	(0.52) = 1 space	(1) = 1 space	(1.5) = 1 space	(2) = 2 spaces	(4) = 4 spaces

*25 total stalls or less = No EV-Installed spaces required

NOTE: Fractional space requirements of up to one-half space shall be rounded down to the next whole number; >1/2 rounds up to next whole number

NON-RESIDENTIAL PARKING STRUCTURES AND LOTS

Total Stalls in Lot	6 Stalls	26 Stalls	50 Stalls	75 Stalls	100 Stalls	200 Stalls
EV Ready 10% =	(0.6) = 1 space	(2.6) = 3 spaces	(5) = 5 spaces	(7.5) = 7 spaces	(10) = 10 spaces	(20) = 20 spaces
EV Installed 1%* =	(0.06) = 0 spaces	(0.26) = 0 spaces	(0.5) = 0 spaces	(0.75) = 1 space	(1) = 1 space	(2) = 2 stalls

*50 total stalls or less = No EV-Installed spaces required

NOTE: Fractional space requirements of up to one-half space shall be rounded down to the next whole number; >1/2 rounds up to next whole number

28.211

DEFINITIONS.

ELECTRIC VEHICLE or **EV** means any motor vehicle that is licensed and registered for operation on public and private highways, roads, and streets, and that operates either partially or exclusively, on electrical energy from the grid, or an off-board source, that is stored on-board via a battery for motive purpose. Electric Vehicle does not include an electric bicycle.

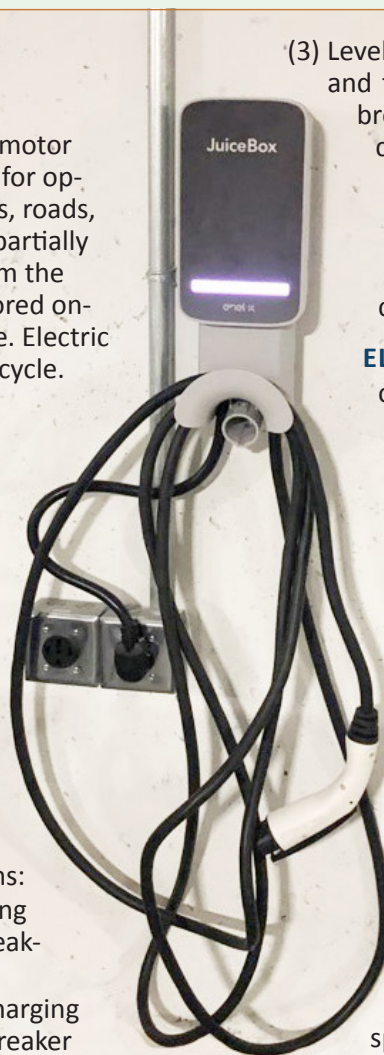
Electric Vehicle includes:

- (1) A battery electric vehicle; and
- (2) A plug-in hybrid electric vehicle.

ELECTRIC VEHICLE CHARGING

STATION. A parking space, or parking spaces, that is, or are, equipped with and served by electric vehicle supply equipment for the purpose of transferring electric energy to a battery or other energy storage device in an electric vehicle. The terms Level 1, 2, and 3 charging stations are the most common electric vehicle charging levels, and include the following specifications:

- (1) Level 1 is considered slow charging and operates on a 15 to 20 amp breaker on a 120 volt AC circuit.
- (2) Level 2 is considered medium charging and operates on a 40 to 100 amp breaker on a 208 or 240 volt AC circuit.



- (3) Level 3 is considered “fast” or “rapid” charging and typically operates on a 60 amp or higher breaker on a 480 volt or higher three phase circuit with special grounding equipment. Level 3 stations are primarily for commercial and public applications and are typically characterized by industrial grade electrical outlets that allow for faster recharging of electric vehicles.

ELECTRIC VEHICLE SUPPLY EQUIPMENT

or **EVSE** are the conductors, including the ungrounded, grounded, and equipment grounding conductors, and the electric vehicle connectors, attachment plugs, and all other fittings, devices, power outlets, or apparatus installed specifically for the purpose of transferring energy between the premises wiring and the electric vehicle.

EV READY SPACE means a designated parking space which is provided with electrical panel capacity and space to support a minimum 40-ampere, 208/240-volt branch circuit, and the installation of raceways, both underground and surface mounted, to support the future installation of EVSE to serve the parking space.

EV INSTALLED SPACE means a parking space that is served by an electric vehicle charging station, at a minimum of Level 2.