Public Hearing
Electric Vehicle Charging in Commercial Parking Lots and Garages Regulations

San Francisco Environment Code Chapter 31
Agenda

- Introduction
- Ordinance Requirements
- Compliance Process
- Technical Assistance for Stakeholders
- Conclusion
EV Charging Commercial Garage Ordinance

• Commercial garages and parking lots:
  • With 100+ parking spaces
  • Charge a fee for parking
  • Open to the public

• Install Level 2 charging stations at 10% of parking spaces
  • Or functionally equivalent number of Fast Chargers

• Requires a good faith analysis of financial and technical feasibility

• Must comply by January 1, 2023
Key Dates:

- Summer 2019 – Stakeholder outreach
- November 1, 2019 – Signed by the Mayor
- December 1, 2019 – Ordinance effective date
- August 2021 – Stakeholder compliance outreach (ongoing)
- January 1, 2023 – Compliance required

Key Actions:

- Created Chapter 31 of the Environment Code
- Amended Police Code Sections 1215.1, 1215.2, and 1215.3
1) Install Level 2 charging stations (less than 40 kW) at 10% of parking spaces
   • Maximum required number of Level 2 chargers is 200

2) Install Direct Current (DC) fast charging (over 40 kW) stations that provide a similar volume of charging
   • Minimum of 2 DC fast chargers
   • Additional DC charger for every additional 250 spaces over 750
   • Maximum of 8 DC chargers
Waiver Process

- In some facilities, it will not be technically feasible to comply with the ordinance
- Operators can request a full or partial waiver
- Determination of waiver eligibility is based on:
  - Insufficient existing electrical capacity
  - Site conditions which technically prevent installation
  - Documentation of good faith efforts with at least 2 service providers
Annual Operating Permit Renewal Process

1. Contact SFPD 6-8 weeks before permit expiration to begin process. SFPD sends you a permit packet including:
   - Commercial Parking Permit Application
   - Permit Application Checklist
   - Site Security Plan Form
   - Commercial Garage Ordinance Fact Sheet

2. Complete Ordinance requirements—Form A or Form B

3. Schedule meeting with SFPD to submit application

Beginning Jan. 1, 2022, SFPD will NOT accept your application without Ordinance Form A or B
Form A: Statement of Compliance

- Charging Station Provider
- Approximate date the stations will be available to public
- Equipment schedule and site plan for the stations
Form B: Full or Partial Waiver Request

Select as many justifications as applicable to your site

<table>
<thead>
<tr>
<th>Waiver Reasons</th>
<th>Waiver Duration</th>
</tr>
</thead>
<tbody>
<tr>
<td>Utility infrastructure is unable to supply sufficient electrical capacity</td>
<td>5 years</td>
</tr>
<tr>
<td>Site conditions make it technically infeasible to install the infrastructure</td>
<td>5 years</td>
</tr>
<tr>
<td>Site conditions make compliance financially infeasible</td>
<td>2 years</td>
</tr>
</tbody>
</table>
Form B: Full or Partial Waiver Request

**Reason:** Existing local utility infrastructure is unable to supply sufficient electrical capacity

**Required Information:**
- Existing Service Amperage
- Required Service Amperage for Full Compliance
- Estimated Cost for Service Upgrade
- Licensed Electrical Contractor Name
- Contractor License No.
- Supporting Report or Analysis

**Expiration:** Waiver expires in 5 years
Form B: Full or Partial Waiver Request

**Reason:** Existing site conditions make it technically infeasible to install the infrastructure

**Required Information:**
- Description of existing conditions
- Name of company that conducted site analysis
- Contact Info
- Supporting Report or Analysis

**Expiration:** Waiver expires in 5 years
Form B: Full Waiver Request

**Reason:** Garage Operator has made good faith efforts to enter into an agreement with at least **two** EVSPs, at minimal or no cost to Operator, but the companies declined because the agreement was not financially viable.

**Required Information:**
- Company 1 Contact info
- Company 2 Contact info
- Supporting Report or Analysis

**Expiration:** Waiver expires in 2 years
Form B: Partial Waiver Request

Reasons:
• Existing local utility infrastructure is unable to supply sufficient electrical capacity for full compliance

OR
• Existing site conditions make it technically infeasible to install the infrastructure for full compliance

Required Information:
• Number of Level 2 or Fast Charging Stations to meet full requirement
• Number of Level 2 or Fast Charging Stations proposed for partial waiver
• Approximate date the stations will be available to public
• Additional information to support the request
• Equipment schedule and site plan for the stations
## Penalties for Noncompliance with Section 3102

<table>
<thead>
<tr>
<th>Are there Charging Stations that satisfy Chapter 31 on site on Compliance Date (1/1/2023)?</th>
<th>Parking Garage/ Lot Capacity</th>
<th>PERIOD OF NONCOMPLIANCE</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td>Up to 30 days</td>
</tr>
<tr>
<td>50% or more compliance</td>
<td>1,000 parking spaces and greater</td>
<td>$100 per day</td>
</tr>
<tr>
<td>50% or more compliance</td>
<td>less than 1,000 parking spaces</td>
<td>$50 per day</td>
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Technical Assistance for Stakeholders

EV Charging Ordinance Workshops for Commercial Garages

• August 24, 2021
• November 18, 2021
• January 12, 2022

Content

• Review of ordinance and compliance steps
• Panel with EV Service Providers including Q&A
• Step by step instructions for compliance
Technical Assistance for Stakeholders

**Commercial Garage Electric Vehicle Charging Ordinance**

**Ordinance No. 244-19** requires publicly accessible commercial garages and lots with 100+ parking spaces to install electric vehicle (EV) charging stations at 10% of parking spaces by January 1, 2023.

This factsheet provides San Francisco garage operators information and resources to meet the Commercial Garage Electric Vehicle (EV) Charging Ordinance requirements.
Compliance Next Steps

**Key Dates:**
- By September 1, 2021 – Ordinance webpage available
- By December 1, 2021 – Ordinance Forms available
- January 1, 2022 – Ordinance Forms required for annual permit renewal
- January 1, 2023 – Compliance required

**Additional Resources:**
- For instructions and latest information: [www.sfenvironment.org](http://www.sfenvironment.org)
- Questions and technical assistance: [ChargingMadeEasy@sfgov.org](mailto:ChargingMadeEasy@sfgov.org)
Thank you

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Zero Emission Vehicle Coordinator

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