

1 [Building Code - Electric Vehicle Charging Stations - Expedited Permit Process]

2  
3 **Ordinance amending the Building Code to enact an expedited and streamlined permit**  
4 **process for Electric Vehicle Charging Stations; affirming the Planning Department's**  
5 **determination under the California Environmental Quality Act; and directing the Clerk**  
6 **to forward this Ordinance to the California Building Standards Commission upon final**  
7 **passage.**

8 NOTE: **Unchanged Code text and uncodified text** are in plain Arial font.  
9 **Additions to Codes** are in *single-underline italics Times New Roman font*.  
10 **Deletions to Codes** are in *strikethrough italics Times New Roman font*.  
11 **Board amendment additions** are in double-underlined Arial font.  
12 **Board amendment deletions** are in ~~strikethrough Arial font~~.  
13 **Asterisks (\* \* \* \*)** indicate the omission of unchanged Code  
14 subsections or parts of tables.

15 Be it ordained by the People of the City and County of San Francisco:

16 Section 1. Findings.

17 (a) The Planning Department has determined that the actions contemplated in this  
18 ordinance comply with the California Environmental Quality Act (California Public Resources  
19 Code Sections 21000 et seq.). Said determination is on file with the Clerk of the Board of  
20 Supervisors in File No. 180090 and is incorporated herein by reference. The Board affirms  
21 this determination

22 (b) On November 21, 2018, the Building Inspection Commission considered this  
23 ordinance at a duly noticed public hearing pursuant to Charter Section D3.750-5.

24 (c) On January 1, 2016, Assembly Bill 1236 went into effect. AB 1236 added  
25 Section 65850.7 to the California Government Code, requiring every city, county, or city and  
county with a population of 200,000 or more residents to adopt an ordinance by

1 September 30, 2016, that creates an expedited, streamlined permitting process for electric  
2 vehicle charging stations and a checklist of requirements consistent with the Legislature's  
3 goals and intent.

4 (d) In Section 65850.7(a), the Legislature finds and declares that:

5 (1) Implementation of consistent statewide standards to achieve the timely and  
6 cost-effective installation of electric vehicle charging stations is a matter of statewide concern.

7 (2) It is the policy of the state to promote and encourage the use of electric  
8 vehicle charging stations and to limit obstacles to their use.

9 (3) It is the intent of the Legislature that local agencies comply not only with the  
10 language of Section 65850.7 but also with the legislative intent to encourage the installation of  
11 electric vehicle charging stations by removing obstacles to, and minimizing costs of, permitting  
12 for charging stations so long as such action does not supersede the building official's authority  
13 to identify and address higher priority life-safety situations.

14 (e) The City and County of San Francisco has been in compliance with the goals  
15 and mandate of AB 1236 through the Department of Building Inspection's administrative  
16 implementation of the expedited permit process being codified in this ordinance. The permit  
17 fee currently being charged is the fee listed in Building Code Section 110A, Table 1A-E for  
18 Category 3 - Service Distribution and Utilization Equipment. This ordinance neither  
19 establishes nor increases the permit fee, but simply lists it as a separate item under Category  
20 5 – Miscellaneous Installations.

21  
22 Section 2. California Health and Safety Code Section 17958.7. No findings are  
23 required for this ordinance under Section 17958.7 because the ordinance enacts the  
24 expedited permit process for EV charging stations required by California Government Code  
25 Section 65850.7. It does not amend a "building standard" as defined in Section 18909 of the

1 California Health and Safety Code or modify the checklists and standards found in the  
2 Guidebook cited in Government Code Section 65850.7.

3  
4 Section 3. The Building Code is hereby amended by adding Section 106A.1.16, to  
5 read as follows:

6 **106A.1.16 Electric Vehicle (EV) Supply Equipment ; permit and fee.** *An electrical permit obtained by*  
7 *a California state licensed Electrical Contractor is required to install Electric Vehicle Supply*  
8 *Equipment (EVSE) defined in Section 202 of this Code, and the alteration or modification of any*  
9 *portion of the electrical system on the property. See Section 110A, Table 1A-E – Electrical Permit Fee*  
10 *Issuance and Inspection Fee Schedule for the applicable fees.*

11 **EXCEPTION:** *A permit is not required to install a Residential Electrical Vehicle Charger when*  
12 *a plug in type charger is utilizing a previously approved receptacle outlet.*

13 **106A.1.16.1 General requirements.**

14 *1. The EV Charging Station and its installation shall comply with Article 625 and other*  
15 *applicable sections of the Electrical Code, and all applicable sections of the Mechanical Code,*  
16 *Building Code, and Fire Code. The installation shall also meet any safety and performance standards*  
17 *established by the Society of Automotive Engineers, the National Electrical Manufacturers Association,*  
18 *accredited testing laboratories such as Underwriters Laboratories, and the California Public Utilities*  
19 *Commission that the Building Official determines shall apply.*

20 *2. New construction and certain major alterations, as those terms are defined in Section 202 of*  
21 *the Green Building Code, are subject to the requirements of Sections 4.103.3.3 and 5.103.3 and other*  
22 *applicable sections of the Green Building Code, per Ordinance No. 92-17, enacted in April 2017.*

23 *3. All electrical materials, devices, fittings, and associated equipment shall be listed by a*  
24 *nationally recognized testing laboratory.*

1           4. Level 2 EVSE shall be connected and fastened in place per the manufacturer's instructions  
2 and Section 625.44 of the Electrical Code. The anchorage of either floor-mounted or wall-mounted  
3 stations shall comply with the Building Code and Electrical Code.

4           5. For indoor locations, the coupling means of the EVSE shall be stored at a height of not less  
5 than 18 inches and not more than 48 inches above the finished floor level.

6           6. For outdoor locations, the coupling means of the EVSE shall be stored or located at a height  
7 of not less than 24 inches above grade level.

8 **106A.1.16.2 Application submittal requirements.**

9           1. Consistent with existing procedures, the Department shall continue to allow a California  
10 state licensed Electrical Contractor registered with the Department to obtain an electrical permit for  
11 installation of electrical materials, devices, fittings, and associated equipment. Where the scope of a  
12 project, including installation of an EV Charger, solely requires an electrical permit, such a permit  
13 shall continue to be available electronically and over the counter to licensed Electrical Contractors  
14 registered with the Department. The Department shall publish guidance clarifying conditions where an  
15 electrical permit is sufficient.

16           2. For projects which require additional review or permits, the Department shall publish  
17 guidance clarifying when any or all of the following are required in order for an EV Charging Station  
18 permit to be complete. The application, and the information and documentation required by this  
19 Section 106A.1.16.2, may be submitted electronically.

20           (a) an electrical plan and calculations signed and stamped by either a California  
21 registered Electrical Engineer or the licensed Electrical Contractor who is responsible for design and  
22 installation of the system;

23           (b) a line diagram that includes all relevant information regarding the electrical  
24 charger, panels, raceways, wire types and sizes, utility service main breaker ampacity, and utility  
25 service voltage;

- 1 (c) if applicable, identification of the type of EV Charger being installed;
- 2 (d) current manufacturer specification sheets for major components of the system;
- 3 (e) information from the manufacturer indicating whether or not ventilation is required;
- 4 (f) if ventilation is required, a mechanical plan signed and stamped by either a
- 5 California registered Mechanical Engineer or the licensed Mechanical Contractor responsible for the
- 6 ventilation design;
- 7 (g) a site plan approximately to scale that includes the locations of new and existing
- 8 panels, meter, charging unit, and associated items;
- 9 (h) a completed Department service load calculation form;
- 10 (i) an electrical panel schedule; and
- 11 (j) listing and labeling information from an approved nationally recognized testing
- 12 laboratory.

13 **106A.1.16.3 Inspections.** Inspections by the Electrical Division are required for EV Charging Station

14 installations, and for any alteration or modification of the electrical system on the property, including

15 the installation of EVSE.

17 Section 4. The Building Code is hereby amended by revising Section 110A, Table 1A-

18 E, to read as follows:

19 **SECTION 110A – SCHEDULE OF FEE TABLES**

20 \* \* \* \*

21 **TABLE 1A-E – ELECTRICAL PERMIT ISSUANCE AND INSPECTION FEE**

22 **SCHEDULE**

23 \* \* \* \*

24 **Category 5**

25 **Miscellaneous Installations**

1            Installation of EV Charging Station      Same fee as is applicable for Category 3 - Service  
2            Distribution and Utilization Equipment.

3            \* \* \* \*

4            Section 5. Pursuant to the requirements of California Government Code Section  
5            65850.7(g)(2), the Department of Building Inspection shall publish on its website the  
6            requirements set forth in Section 106A.1.16.2 of the Building Code.

7  
8            Section 6. Effective Date. This ordinance shall become effective 30 days after  
9            enactment. Enactment occurs when the Mayor signs the ordinance, the Mayor returns the  
10           ordinance unsigned or does not sign the ordinance within ten days of receiving it, or the Board  
11           of Supervisors overrides the Mayor's veto of the ordinance.

12  
13           Section 7. Scope of Ordinance. In enacting this ordinance, the Board of Supervisors  
14           intends to amend only those words, phrases, paragraphs, subsections, sections, articles,  
15           numbers, punctuation marks, charts, diagrams, or any other constituent parts of the Municipal  
16           Code that are explicitly shown in this ordinance as additions, deletions, Board amendment  
17           additions, and Board amendment deletions in accordance with the "Note" that appears under  
18           the official title of the ordinance.

19           Section 8. Directions to Clerk. The Clerk of the Board of Supervisors is hereby directed  
20           to forward a copy of this ordinance to the California Building Standards Commission upon final  
21           passage.

22           APPROVED AS TO FORM:  
23           DENNIS J. HERRERA, City Attorney

24           By:   
25           JUDITH A. BOYAJIAN  
                Deputy City Attorney

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City and County of San Francisco  
Tails  
Ordinance

City Hall  
1 Dr. Carlton B. Goodlett Place  
San Francisco, CA 94102-4689

File Number: 180090

Date Passed: January 15, 2019

Ordinance amending the Building Code to enact an expedited and streamlined permit process for Electric Vehicle Charging Stations; affirming the Planning Department's determination under the California Environmental Quality Act; and directing the Clerk to forward this Ordinance to the California Building Standards Commission upon final passage.

December 03, 2018 Land Use and Transportation Committee - RECOMMENDED

December 11, 2018 Board of Supervisors - PASSED ON FIRST READING


Ayes: 11 - Brown, Cohen, Fewer, Kim, Mandelman, Peskin, Ronen, Safai, Stefani, Tang and Yee

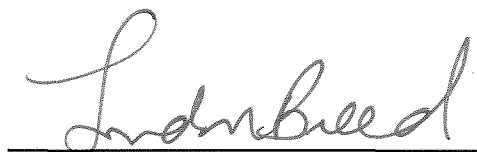
January 15, 2019 Board of Supervisors - FINALLY PASSED

Ayes: 10 - Brown, Fewer, Haney, Mandelman, Mar, Peskin, Ronen, Safai, Stefani and Yee  
Excused: 1 - Walton

File No. 180090

I hereby certify that the foregoing  
Ordinance was FINALLY PASSED on  
1/15/2019 by the Board of Supervisors of  
the City and County of San Francisco.

  
\_\_\_\_\_  
Angela Calvillo  
Clerk of the Board

  
\_\_\_\_\_  
London N. Breed  
Mayor

  
\_\_\_\_\_  
Date Approved