

## RESOLUTION NO. 2023-20

### A RESOLUTION BY THE CONCORD TOWNSHIP BOARD OF TRUSTEES ADOPTING ELECTRIC VEHICLE CHARGING STATION REQUIREMENTS AND REGULATIONS.

WHEREAS, electric vehicle charging stations pose inherent risks and dangers to the health, safety and welfare to the residents of Concord Township such that the enactment of certain requirements and guidelines is a suitable and appropriate use of Township authority; and

WHEREAS, Concord Township desires to adopt these requirements and regulations applicable to all electric vehicle charging stations available for use by the public within the Township while further standards and rules are being reviewed and developed by the Ohio State Fire Marshal for incorporation into the Ohio Fire Code.

**NOW, THEREFORE, BE IT RESOLVED**, by the Concord Township Board of Trustees, Lake County, Ohio, as follows:

**Section 1.** The following requirements and regulations pertaining to Electric Vehicle Charging Stations (EVCS) are hereby adopted:

#### **Electric Vehicle Charging Stations (EVCS)**

For purpose of this section, an EVCS shall mean a public parking space that is served by battery charging station equipment for the purpose of transferring electrical energy (by conductive or inductive means) to a battery or other energy storage device within an electric vehicle.

#### **A. General Requirements**

- 1) Electric vehicle charging stations (EVCS) are an allowed accessory use in all zoning districts when in compliance with the standards and development criteria outlined below.
- 2) These requirements pertain to all EVCS that are either a Level 2 or Level 3 charger. If a charging station has more than (1) one port, each port shall count as a charging station.
- 3) The designated parking space(s) for an EVCS shall be above the minimum number of parking spaces required for the site in accordance with the Concord Township Zoning Resolution.
- 4) The recommended parking space dimensions for an EVCS are a minimum of ten (10) feet wide by twenty (20) feet long when new spaces are installed for such use. An additional five (5) feet in width shall be required for ADA accessible locations.
- 5) The charging station and equipment shall be protected by wheel stops and bollards in accordance with Ohio Fire Code Section 312.
- 6) Each parking space designated for EVCS shall be clearly identified as reserved for EV Charging Only.
- 7) Charging station equipment shall not exceed eight (8) feet in height.
- 8) Charging stations shall not include overhead canopies.
- 9) Any branding or advertising located on the charging station shall be limited to the manufacturer's information and not for advertising of the business or site on which the EV charger is located.
- 10) Any landscaping impacted by the installation of the charging station shall be replaced.
- 11) The EVCS shall comply with the current National Electric Code (NEC) and shall be inspected once a year and proof of inspection shall be made available to the authority having jurisdiction.
- 12) An EVCS shall be installed in a location as follows:
  - a. Ten (10) feet or more from property lines
  - b. Twenty (20) feet or more from buildings having combustible exterior wall surfaces
  - c. Ten (10) feet or more from buildings having a one-hour fire resistive exterior surface.

- 13) EVCS shall not be installed in any parking structures.
- 14) EVCS shall be designed and constructed in accordance with state and local building codes and this resolution.
- 15) EVCS shall be constructed, operated, and maintained based on manufactures instructions.
- 16) Any attendants shall be trained in the operation of the EVCS system and able to supervise and respond to emergencies.
- 17) EVCS shall be provided with one or more clearly identified shutoff devices or electrical disconnects with an approved sign stating "Emergency Electrical Vehicle Charging System Shutoff".
- 18) EVCS shall have emergency instructions conspicuously posted in the area and shall include the following:
  - a. Use of Emergency shutoff button/disconnection device
  - b. Report incident by calling 911
  - c. Report location to emergency services
- 19) Emergency shutoff devices or electrical disconnects shall be installed in an approved location accessible to patrons but not less than twenty (20) feet or more than thirty (30) feet from the EVCS.
- 20) Resetting from an emergency shutoff condition shall require manual intervention.
- 21) Lighting shall be selected and installed in accordance with applicable building codes and local zoning and shall be sufficient for safe operation and security.
- 22) At least one (1) portable fire extinguisher rated for electrical fires shall be provided for each group of EVCS and shall not exceed a travel distance of seventy-five (75) feet.
- 23) When proposed in a Residential District, EVCS shall only be permitted for occupants or patrons of the lot on which the station is located and shall not be used for commercial purposes.


**B. Motor Fuel Dispensing Facilities**


- 1) Additional EVCS installation requirements:
  - a. Twenty (20) feet or more in all directions from dispensing devices for flammable or combustible liquids.
  - b. Ten (10) feet in all directions from above ground/underground tanks, tank fill connections, remote/submersible pump transfer equipment, vapor recovery equipment and vents.
  - c. Twenty-five (25) feet in all directions from the location of tank vehicles while filling and transferring flammable or combustible liquids.
- 2) EVCS shall be designed so that the pooling of flammable or combustible liquids cannot occur in the charging area.
- 3) At attended locations and motor fuel dispensing facilities, an additional emergency shutoff or electrical disconnect shall be located at the attendant's location.

**Section 2.** It is found and determined that all formal actions of the Board of Trustees of Concord Township concerning and relating to the adoption of this Resolution were taken in an open meeting of the Board of Trustees of Concord Township and that all deliberations of this Board that resulted in those formal actions were in a meeting open to the public, in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

NOW, THEREFORE, this Resolution shall be in full force and effect upon its passage and approval by the Board of Trustees and as further provided under Ohio law.

Adopted this 6<sup>th</sup> day of September, 2023.

  
MORGAN R. MCINTOSH  
Chairperson

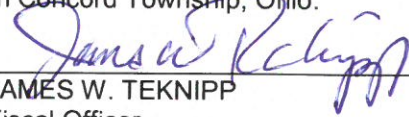
  
CARL H. DONDORFER  
Vice-Chairperson

  
AMY L. LUCCI  
Trustee

**CERTIFICATION**

I, the undersigned, do hereby certify that the foregoing Resolution No. 2023-20, is a true and accurate copy of the Resolution adopted by the Concord Township Board of Trustees at its meeting of September 6, 2023, and that I am duly authorized to execute this Certification.

Witness my hand this 6<sup>th</sup> day of September, 2023, in Concord Township, Ohio.

  
JAMES W. TEKNIPP  
Fiscal Officer