

**AN ORDINANCE
AMENDING SECTION 4-7 OF THE CITY OF
NORTH CHARLESTON CODE OF ORDINANCES, APPENDIX A, ZONING
REGULATIONS, TO ALLOW FOR ELECTRIC VEHICLE CHARGING
INFRASTRUCTURE WITHIN REQUIRED SETBACKS**

Whereas, the need for electric vehicle charging stations is growing locally, nationally, and worldwide; and

Whereas, such infrastructure is often proposed in existing parking lots in areas which may conflict with the required building setbacks; and

Whereas, pursuant to a duly advertised public meeting held on October 9, 2023, it has been recommended to the Mayor and Council by the Planning Commission that the zoning text should be amended to allow for electric vehicle charging infrastructure within required setbacks.

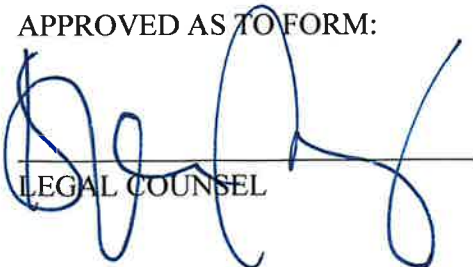
Now, therefore, be it ordained and enacted by the Mayor and Council that certain provisions of the Zoning Regulations, as amended, be further amended as follows in **EXHIBIT A** attached hereto and incorporated herein.

THE WITHIN ORDINANCE SHALL BECOME EFFECTIVE IMMEDIATELY UPON ITS ADOPTION BY CITY COUNCIL.

Ordained by City Council this 21st day of November, in the Year of Our Lord, 2023, in the 247th year of Independence of the United States of America.


R. KEITH SUMMEY, MAYOR

APPROVED AS TO FORM:


LEGAL COUNSEL

ATTEST:


COURTNAY HEYWARD, MUNICIPAL CLERK

**NORTH CHARLESTON CITY COUNCIL
AGENDA ITEM**

Meeting of November 21, 2023

DATE: October 9, 2023

ITEM TITLE: An Ordinance Amending Section 4-7 of the City of North Charleston Code of Ordinances, Appendix A, Zoning Regulations, to Allow for Electric Vehicle Charging Infrastructure within Required Setbacks

SUBMITTED BY: Planning Department

CONTACT PERSON: Megan Clark, Planning Division Director, (843) 740-2617

SUMMARY EXPLANATION:

As electric vehicles become more common, the need for electric vehicle (EV) charging stations is growing. While it is not likely economically feasible to create stand-alone charging businesses, it is increasingly common to see chargers installed in existing parking lots of established businesses. Often the parking spaces which are best-suited to EV use are those which are located on the perimeter of the property, usually within the required building setback. In order to allow for EV charging infrastructure to be installed along property lines, a revision to Section 4-7 is proposed.

STAFF RECOMMENDATION:

Staff recommends approval.

BOARD, COMMISSION, COMMITTEE RECOMMENDATIONS:

The Planning Commission held a public hearing on October 9, 2023, and a motion to recommend **approval** passed (4-1-0).

COUNCIL COMMITTEE RECOMMENDATION:

COUNCIL ACTION:

Mayor Summey stated without objection, this item will be referred to the Public Safety Committee on Date for further review and a recommendation.

Exhibits
Resolution ___ Ordinance Contract ___ Minutes ___ Plan/Map ___ Transfer of Funds ___ Other

APPENDIX A

Section 4-7. Structures and projections into required yards and setback areas:

Every building or structure, hereafter erected or established shall be located within the buildable areas as defined by this section, and in no case shall such buildings extend beyond the buildable area into the respective front, side, rear yards or other setbacks required for the district in which the lot is located, except for the following:

...

- (6) Electric vehicle charging infrastructure, including, but not limited to, mechanical equipment, cabinets, signage, electrical panels, and charger cables are exempt from building setback requirements.

(Ord. No. 1998-85, 9-24-98; Ord. No. 2000-034, 7-13-00; Ord. No. 2015-005, 1-22-2015; Ord. No. 2018-052, 8-23-2018; Ord. No. 2020-052, Exh. A, 10-22-2020; Ord. No. 2021-047, Exh. A, 6-24-2021; Ord. No. 2021-053, Exh. A, 7-15-2021)