

JANUARY 2023

California Department of Housing and Community Development (HCD)

ZEV Role: HCD is mandated by the California Health and Safety Code (HSC) to research, develop, and propose mandatory building standards for residential structures. As related to HCD's zero-emission vehicles (ZEV) role, [HSC section 18941.10](#), requires HCD to propose mandatory building standards for the installation of future electric vehicle (EV) charging infrastructure for parking spaces in multifamily dwellings and to amend the standards as necessary. [HSC section 18941.11](#) requires HCD to research, develop, and propose for adoption mandatory building standards for the installation of EV charging stations with low power Level 2 or higher EV chargers for alterations or additions to existing parking facilities serving multifamily dwellings, hotels, and motels. HCD is also directed by Governor's [Executive Order N-79-20](#), to prioritize clean transportation solutions that are accessible to Californians and to use our existing authority to accelerate deployment of affordable fueling and charging options for ZEVs.

Equity Focus: HCD's building code adoption process provides opportunities for interested parties and the public to be informed and comment on proposed building standards. HCD strives to improve awareness of stakeholder goals and priorities. HCD may further involve specific communities impacted by a proposed building standard and maintain clear and transparent communication as projects are implemented.

ZEV Market Development Objectives:

- a. **2022 CALGreen Code.** The 2022 California Green Building Standards Code (CALGreen), effective January 1, 2023, includes new requirements for EV charging in multifamily developments, hotels, and motels. Some of these requirements include installation of electrical receptacles and EV chargers in a specified number of parking spaces for charging EVs. CALGreen also requires installation of EV charging infrastructure when existing parking facilities are altered under specified conditions or when new parking facilities are added to existing multifamily buildings or parking facilities. In 2023, HCD will be proposing additional requirements for EV charging in multifamily buildings and for hotels and motels; continuing to engage with stakeholders, including other state agencies; and identifying any needed modifications to CALGreen. These revised standards, upon approval by the CBSC, will be published in the 2022 CALGreen Supplement which will be effective July 1, 2024.

- b. **2025 CALGreen Code.** In the summer and fall of 2023, HCD will be researching and evaluating further changes for the 2025 CALGreen. This will include further evaluation of EV charging requirements for both mandatory and voluntary provisions for residential occupancies, including evaluation of implementation of the requirements introduced in the 2022 CALGreen. HCD will research and develop draft proposed building standards for installation of EV charging stations with low power Level 2 or higher EV chargers in parking facilities serving existing multifamily buildings or hotels/motels. These activities are related to implementation of [Assembly Bill 1738 \(Chapter 687, Statutes of 2022\)](#).

Key Collaborators:

California Air Resources Board (CARB), California Building Standards Commission (CBSC), California Energy Commission (CEC), California Public Utilities Commission (CPUC), Office of the State Fire Marshal (OFSM), and the Division of the State Architect (DSA). The Governor's Office of Business and Economic Development (GO-Biz), ZEV manufacturers, advocates, and ZEV users; building industry representatives, and local enforcement agencies.

Key Results & Actions:

- a. **Document Publication and Agency Action Plans.**
- i. By January 2023, HCD will evaluate activities and begin updating the *2023 Report to Legislature, Status of the California Green Building Standards Code*. HCD will provide updates and changes to CALGreen made during the 2022 Intervening Code Adoption Cycle as well as early activities for the 2024 Triennial Code Adoption Cycle, as it relates to the 2022 and 2025 CALGreen, respectively.
 - ii. HCD will be participating in activities related to publication of the 2022 CALGreen Supplement.
 - iii. HCD will continue to aid local enforcement agencies, designers, builders and other CALGreen users on interpretation and implementation of the new EV charging requirements in the 2022 CALGreen effective January 1, 2023.
 - iv. By March 2023, HCD will have received the CBSC's Code Advisory Committee recommendations on proposed changes to the 2022 CALGreen and will be revising and preparing the building standards to undergo a 45-day public comment period administered by the CBSC. The proposed building standards may be further revised after the public comment period then be presented at the CBSC meeting in July or August 2023 for final approval and adoption. Adopted building standards, including CALGreen's EV charging provisions, will result in a supplement to the 2022 CALGreen with an effective date of July 1, 2024.

b. Stakeholder Engagement.

- i. HCD will continue to maintain and develop new methods of stakeholder engagement for building standards related to EV charging. These engagement processes will focus on reaching priority community representatives through focus groups, interagency workgroups, BSC Code Advisory Committee reviews, and public review periods.
- ii. By May 31, 2023, HCD will develop coordinated timelines and start preliminary work for the 2024 Triennial Code Adoption Cycle. Building standards approved by CBSC will be published in the 2025 CALGreen and become effective January 1, 2026.
- iii. During 2023, HCD will continue to evaluate the state's ZEV goals and changes in ZEV technology for the purposes of proposing updates during the 2024 Triennial Code Adoption Cycle. This will also include continued HCD participation in interagency workgroups focusing on EV charging options for alterations and addition of parking facilities for existing residential buildings.
- iv. Throughout the 2023 calendar year, HCD will provide pre-cycle opportunities for stakeholder comments through email, website, and in-person communications. HCD will continue to emphasize the importance of early submittal of recommended changes, rationale, and appropriate fiscal analyses for determining viability of the recommended proposed changes.
- v. HCD will monitor other state agency meetings and rulemakings throughout 2023 to ensure consistency between HCD and other state agency statutory and regulatory requirements.