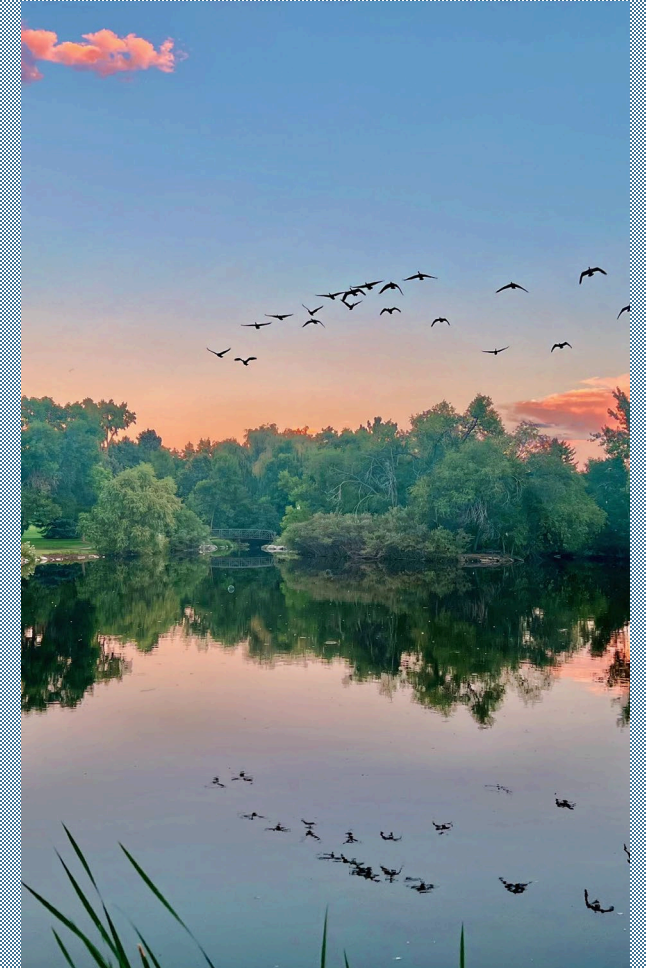


ELECTRIC VEHICLE CHARGING STATION DISCUSSION

Jerad Chipman, AICP
Planning Manager

JANUARY 26, 2026



AGENDA

Introduction

Electric Vehicle (EV) Charging Code Update

ESB Comments

Discussion

INTRODUCTION

2024 State Legislation Action

Generation of the Colorado EV
Charging Model Land Use Code and
Guidance.

Unified Land Use Code update to
comply with the Model Code

Colorado Electric Vehicle Charging Model Land Use Code & Guidance

*Prepared by the Colorado Energy Office
in compliance with HB24 -1173*

March 2025

EV CHARGING CODE UPDATE

Principal Use Standards:

- Allowed in DTA, DMU, NC, CM, MFR, BC, and IP zoning districts
- Abide by the bulk standards for the zoning district that it is located
- Canopies, car washes, and convenience stores allowed on-site
- Approval Process – Site Plan

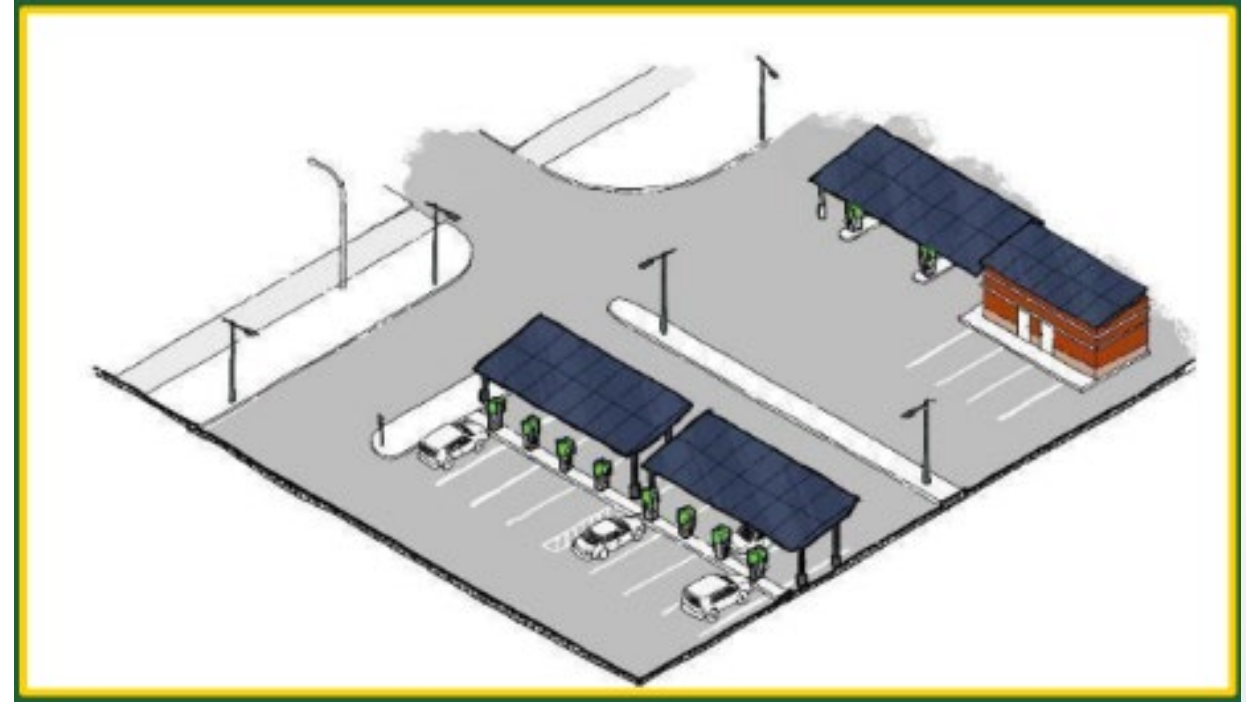


Image courtesy of the Colorado EV Model Land Use Code

EV CHARGING CODE UPDATE

Accessory Use Standards:

- Approval Process – Building Permit

**Table 10-1-1.3.1
Land Use Matrix**

Category	Specific Use	Downtown (DT)				Corridor Mixed-Use (CM)		Neighborhood (NB)					Business and Industry (BI)		Open Space (OS)	Standards
		DNR	DTA	DMS	DMU	NC	CM	ACR	LLR	MLR	SLR	MFR	BC	IP	OS	
Commercial Accessory Uses	Dispenser and Vending Kiosk	--	A	--	A	--	A	--	--	--	--	--	A	--	--	10-1-1.6.A
	Eating and Drinking Places (Outdoor Seating, Sidewalk Café and Sidewalk Display)	--	A	A	A	A	A	--	--	--	--	--	A	--	CS	10-1-1.6.A
	Electric Vehicle (EV) Charging Station	--	AS	AS	AS	AS	AS	--	--	--	--	AS	AS	AS	AS	10-1-1.6.A

EV CHARGING CODE UPDATE

Accessory Use Standards Continued:

- Exempt from:
 - Setbacks
 - Bufferyards
 - Screening Requirements
- Adjustments to non-conformance provisions

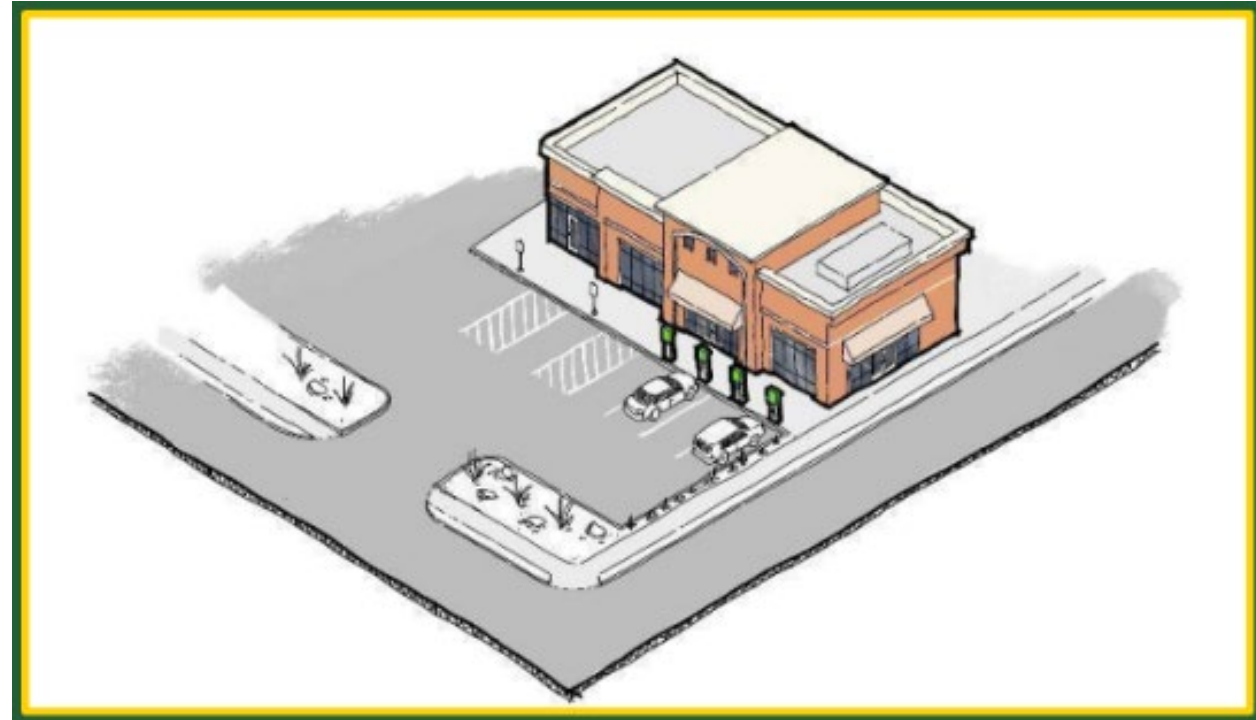


Image courtesy of the Colorado EV Model Land Use Code

EV CHARGING CODE UPDATE



COLORADO
Energy Office

Colorado Model Electric Ready and Solar Ready Code

Published: June 1, 2023



COLORADO
Department of Local Affairs

Sustainability Incentives Adjustment:

- Amending the Sustainability Incentives to build on the requirements of the Model Electric Ready Code

Table CV502.1: EV Power Transfer Infrastructure Requirements

Building Type / Space Type	EVSE Installed Space	EV Ready Space	EV Capable Space	EV Capable Light Space
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EV CHARGING CODE UPDATE

Table CV502.1: EV Power Transfer Infrastructure Requirements

Building Type / Space Type	EVSE Installed Space	EV Ready Space	EV Capable Space	EV Capable Light Space
All commercial buildings, except for R-2 occupancies, with 10 or less parking spaces.	0	2 spaces	0	0
Commercial buildings, except for R-2 occupancies, with greater than 10 parking spaces.	2% of spaces	8% of spaces	10% of spaces	10% of spaces
R-2 occupancies with 10 or less parking spaces	0	15% of spaces	10% of spaces	10% of spaces
R-2 occupancies with greater than 10 parking spaces.	5% of spaces	15% of spaces	10% of spaces	30% of spaces

Required Off-Street Parking Adjustment:

- Defaulting to the requirements of the Model Electric Ready Code
- Removing some provisions that are addressed in new code language

EV CHARGING CODE UPDATE

Adding and Adjusting Definitions:

- Electric Vehicle (EV) Charging, Accessory Use – Added
- Electric Vehicle (EV) Charging, Principal Use – Added
- EV Charging Station – Added
- EV Charging Electrical Utility Equipment – Added
- Fuel Sales (Retail) – Adjusted
- Convenience Store – Adjusted
- Electric Vehicle- Existing

ESB COMMENTS

Discussed Development Standards with the Environmental Stewardship Board on January 7, 2026:

- Interested in updating sustainability incentives and standards in the ULUC
- A fast charger at every fuel station
- Consider EV bicycle charging

DISCUSSION

Thoughts on additional development standards?