# CALIFORNIA BUILDING STANDARDS COMMISSION July 2, 2025 CALGREEN EV WORKSHOP #1

**Agenda Item 2b (Mandatory)  
DRAFT EXPRESS TERMS  
CALIFORNIA GREEN BUILDING STANDARDS CODE,  
(CALGreen), PART 11,  
CALIFORNIA BUILDING STANDARDS CODE,  
TITLE 24, CALIFORNIA CODE OF REGULATIONS**

If using assistive technology, please adjust your settings to recognize underline, strikeout and ellipsis.

**LEGEND for EXPRESS TERMS**

* Existing California language appears upright.
* Proposed amendments appear in underline and ~~strikeout.~~
* Ellipses (...) indicate existing text remains unchanged.
* **Rationale**: The justification for the change is shown after each section or series of related changes.

## DRAFT EXPRESS TERMS and RATIONALE

### AGENDA ITEM 2b Chapter 5 NONRESIDENTIAL MANDATORY MEASURES *Division 5.1 – PLANNING AND DESIGN* SECTION 5.106 – SITE DEVELOPMENT

**5.106.5.3 Electric vehicle (EV) charging. [N] [BSC-CG]** ~~Construction to provide electric vehicle infrastructure and facilitate electric vehicle charging shall comply with Section 5.106.5.3.1 EV capable spaces, Section~~ ~~5.106.5.3.2 Electric vehicle charging stations and associated Table 5.106.5.3.1, or Section 5.106.5.3.6 Electric vehicle charging stations (EVCS)—Power allocation method and associated Table 5.106.5.3.6, and shall be provided in accordance with regulations in the~~ *~~California Building Code~~* ~~and the~~ *~~California Electrical Code~~*~~.~~ Newly constructed nonresidential buildings shall be provided with electric vehicle infrastructure to facilitate electric vehicle charging in accordance with Sections 5.106.5.3.1 and 5.106.5.3.2 and associated Table 5.106.5.3.1, or independently, Section 5.106.5.3.6 and associated Table 5.106.5.3.6. Electric vehicle supply equipment (EVSE) shall comply with the *California Electrical Code*.

**…**

**5.106.5.3.3** **Use of automatic load management systems (ALMS).** ALMS shall be permitted for EVCS. When ALMS is installed, the required electrical load capacity specified in Section 5.106.5.3.1 for each EVCS may be reduced when serviced by an EVSE controlled by an ALMS. Each EVSE controlled by an ALMS shall deliver a minimum ~~30 amperes~~ 6.2kW to an EV when charging one vehicle and shall deliver a minimum 3.3 kW while simultaneously charging multiple EVs.

#### RATIONALE:

BSC-CG is proposing to amend Section 5.106.5.3.3 Use of automatic load management systems (ALMS) to change the unit of measurement from the current amperes to kW. As codified, each EVSE controlled by an ALMS shall deliver a minimum 30 amperes to an EV when charging one vehicle and shall deliver a minimum 3.3 kW while simultaneously charging multiple EVs. The specific proposal is to use only one unit of measurement achieved by converting the 30 amperes (calculated at 208V) to the equivalent 6.2kW.

The rationale for the change is to standardize the use of terminology to “kW” instead of “amperes.” This change will provide clarity by using a single unit of measurement.

Furthermore, kW defines the customer experience for charging, not amperage. There are three potential voltages for charging standards such as NACS: 208V, 240V, and 277V. 240V is widely used at residential sites and 208V is widely used at commercial sites, potentially including hotels/motels. Applying a static amperage requirement results in inconsistent levels of delivered energy at each voltage.

Additionally, BSC-CG is proposing editorial clean up in Section 5.106.5.3 to correct the grammar structure of the sentence.

BSC staff is requesting input from CEVW workgroup:

In addition to the above-mentioned proposed code change, BSC-CG received a proposal from the California Energy Commission (CEC) to further amend Section 5.106.5.3.3 for the allowed use of an ALMS to reduce the power requirements. As proposed by CEC, each EVSE controlled by an ALMS shall deliver a minimum 6.2kW to an EV when charging one vehicle and shall deliver a minimum 3.1 kW while simultaneously charging multiple EVs. This potential change would reduce the currently required 3.3kW to 3.1kW.

Feedback is requested and appreciated.

#### Notation:

Authority: Health & Safety Code Sections 18930.5 and 18941.10.

Reference(s): Health & Safety Code Sections 18930.5 and 18941.10.