



Electric Vehicle Readiness & Electric Vehicle Charging Program

Frequently Asked Questions



Where do I start?

As Electric Vehicle (EV) adoption increases, the demand for Electric Vehicle Service Equipment (EVSE) continues to grow. Businesses and property managers are often faced with complexities and ambiguity surrounding the best way to launch an EV charging program for their customers, employees, tenants and visitors.

Additionally, most buildings were not constructed with EV chargers in mind. This can result in a significant investment upfront in order to upgrade existing infrastructure to support an EV program.

Pitfalls can be avoided with proper planning and guidance from an EVSE advisor to ensure safety and compliance requirements are met and the EV program is planned and executed for scalability and long-term value.



Why should I consider implementing an EV charging program?

Key motivators for implementing EVSE include:

- Support corporate sustainability goals
- Meet employee demand/attract new talent
- Increase footfall (traffic into your business)
- Attract tenants
- Future-proof your facility
- Gain a competitive advantage



What are the cost components?

Capital Expenses:

- Hardware costs (EV charging stations) - Level 2/AC or Level 3/DC
Level 3 costs are significantly higher for hardware, installation and energy usage
- Installation costs (can vary widely depending on the need for permitting, engineering services, electrical upgrades and electrical equipment)

NOTE: Federal, State and Utility Incentives - where applicable - can offset portions of the capital outlay

Operating Expenses:

- Energy costs (including kwh usage and demand charges)
- Software costs (monthly or annual subscription for networked EV charging stations)
- Routine Maintenance (marginal for L2's)

NOTE: Operating expenses can be partially offset by charging revenue (where applicable) and fuel maintenance savings (for fleets)



How ready is my site for the installation of EV charging stations?

Key considerations for site assessment:

- **Power Supply & Capacity:** Is a new electrical panel or power supply upgrade required?
- **Location of Equipment:** Adequate access to conduit/wiring? Handicap spaces? Signage?
- **Scalability of Program:** What are the facility's future needs? Additional power supply and conduit capacity are more economical to install during the initial EVSE program implementation
- **Compliance and Code Requirements:** ADA compliance, municipality requirements



Type of Equipment: Selecting Charging Station Product

Key considerations for equipment selection:

- What level (L2 or L3) charging stations are required?
- How many should be installed today? What are the future needs of the facility?
- Should the charging stations be networked? Capable of load sharing?
- Is the hardware and software interoperable (OCCP compliant)?
- Are tax incentives and rebates available for the selected equipment?



Do I have the appropriate resources to ensure the successful planning, implementation and maintenance of this program?

Identify a partner that offers comprehensive project and asset management services to support your EV program needs, including:

- Feasibility studies to determine best options
- Site selection
- Architectural and engineering management
- EV charging solutions designed to accommodate existing needs and future growth
- Agency approvals and permitting (planning, building, and utility)
- ADA compliance planning, if needed
- Rebate research to determine programs and eligibility
- Equipment and networking selection
- Power management system assessment
- Metering and data collection/management

For more information, contact us at EV@light-serve.com

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