

## PURPOSE

The purpose of this Policy is to provide guiding principles to prospective providers and Council for the establishment, operation and management of Electric Vehicle Charging Infrastructure (EVCI) on Public Land in the Wollongong Local Government Area (LGA). This is to allow for consistency in approach and execution and ensure that providers are aware of Council's requirements and expectations.

## POLICY INTENT

The main objectives of this Policy are to:

1. provide guiding principles for the provision, establishment, operation and management, maintenance and removal of EVCI on appropriate parcels of Public Land in the Wollongong LGA;
2. clearly outline the roles and responsibilities of the provider and Council in relation to the establishment, operation, management and removal of EVCI;
3. promote visitation to the region by encouraging the placement of EVCI at desirable tourist locations to address Range Anxiety; and
4. support the uptake of sustainable transport options which will aid the community in reducing emissions in the Wollongong LGA.

## WOLLONGONG 2028 OBJECTIVES

This Policy supports the delivery of the following Wollongong 2028 goals:

- 'Goal 1 – We value and protect our environment'
- 'Goal 2 – We have an innovative and sustainable economy'; and
- 'Goal 6 – We have affordable and accessible transport'.

Specifically, it contributes to the following strategies and deliverables:

<i>Community Strategic Plan</i>	<i>Delivery Program</i>
1.2.1 Reduce our ecological footprint, working together to mitigate the impacts of climate change and reduce waste going to landfill.	1.2.1.3 Methods to reduce emissions are investigated and utilised.
1.2.2 Government and community work together to mitigate and adapt to the impacts of climate change on our environment and future generations.	1.2.2.1 Our community is proactively engaged in a range of initiatives that improve the sustainability of our environments.
1.5.1 Participate in the Global Covenant of Mayors and set emissions reduction targets for the city.	1.5.1.1 Set an emissions reduction target and carry out actions to reduce greenhouse gas emissions through the Global Covenant of Mayors.
2.2.1 Further diversify the region's economy through a focus on new and disruptive industries and green technology.	2.2.1.1 The development of renewable energy products and services is supported.
2.3.1 Build our city as a tourist destination of choice for conferences, events, and a place to live, learn, work and visit.	2.3.1.2 Support projects that investigate opportunities for the provision of tourism infrastructure.
6.3.3 Plan for effective future changes in transport including the option for disruptive transport technologies in the future.	6.3.3.1 Investigate the option for disruptive transport technologies and the impact on the future transport network

## POLICY

### Public Procurement Process

Council aims to ensure the appropriate establishment of EVCI on Public Land, that this infrastructure will be installed and operated in a safe, well-managed and sustainable as possible manner and will be an ongoing asset for the wider community.

The installation and operation of EVCI on Public Land requires the completion of a detailed public procurement process. Successful providers will be invited to enter into a lease/licence/agreement (unless other consent pathways are identified) with Council for the site.

Key aspects of the procurement process include:

- demonstrating experience, skills and resources in establishing, operating and managing EVCI
- contacting Council to discuss potential sites and design requirements
- obtaining public liability cover to the value of \$20 million
- addressing the site selection criteria for a suitable location as outlined in this Policy
- developing a design layout of the overall EVCI site including details of parking, signage, type of charger/compatibility and requisite power supply in accordance with the design requirements outlined in this Policy; and
- provision of a suitable management plan for operation and maintenance of EVCI.

In some instances the installation of an EV charging station will fall within the exempt development provisions of the [State Environmental Planning Policy \(Infrastructure\) 2007](#). However, a Development Application (DA) may still be required depending on the proposed location. It is the provider's responsibility to obtain any required consents or approvals.

### Site Selection Criteria and Design Requirements

The following site selection criterion and design requirements must be addressed in order for Council to progress the procurement process for the installation and operation of EVCI on Public land.

**Location** – The location of the EVCI must be on suitable Public Land, preferably in an off-street existing car park. Council may consider other areas of Council-owned and managed Public Land where the provider is able to demonstrate that public safety and traffic movement will be managed sufficiently. The location must be compliant with AS/NZS 60079.10.1, *Explosive gas atmospheres*.

The location must meet the definition of a destination charging location; frequented by visitors and showcases Wollongong's diverse destinations, tourist attractions and amenities.

In proposing the location the provider must consider a number of factors, including: the proximity to other EV charging points; potential impacts on the traffic flow and other uses of the area and close proximity to a range of amenities, including but not limited to: restrooms, seating, food outlets, tourist locations and other attractions. The provider must demonstrate how these factors have been addressed/considered in their submission to Council.

Discussion with Council will determine site-specific conditions which the provider will be subject to under the lease/licence/agreement arrangements.

**Power** – Charging stations must have suitable access to existing electrical supply. As chargers draw a significant amount of power, a review of the available electrical infrastructure is required prior to installation to ensure that there is sufficient existing capacity to cater for charging stations. Evidence must be provided to demonstrate the sufficient capacity of the grid, considering the number of charging stations proposed to be installed at any one location. If the existing electrical supply is found to not have sufficient capacity, it is the responsibility of the provider to organise any upgrades that may be required. Exceptions to this may be

considered in discussion with Council and if Council is already looking to upgrade electrical supply in proposed locations.

**Safety** – Destination Charging is likely to be in demand over extended hours and in locations that will be unmonitored. Dedicated EV parking bays shall comply with DCP Chapter E2: Crime Prevention through Environmental Design. The location of the charging stations must be easily seen by pedestrians and vehicles and be adequately lit. Parking signage must be in accordance with Australian Standard 1742. Wayfinding and safety signage are required to highlight the location of the facility and provide information on the use of charging stations, including but not limited to, parking restrictions, costs of charging and instructions. EVCI (including, but not limited to, supporting infrastructure such as signage, bollards, designated charging bay), must be managed and maintained by the provider throughout the operation of the facility to ensure continued good working order and to mitigate risks such as electrocution and trip hazards so that the provider can ensure public safety at all times.

**Access** – EVCI should be accessible at all times, available 24 hours a day, seven days a week and therefore must not be subject to traffic movement congestion. The location of charging stations must be connected to the wider transport network and must allow for disability access compliant with the *Disability Discrimination Act 1992*. The EV parking spaces should cater for all types of EV charging connections used by vehicle manufacturers and the location of their charging points on all types of vehicles; this will require two existing car parking spaces per charging bay. The dedicated EV parking bays are to only be used by EVs while charging; appropriate signage and labelling of dedicated EV parking bays must clearly identify this. Appropriate charging time restrictions will be discussed with Council and stipulated in the lease/licence/agreement; this information must be made clear to users of EV charging bays.

**Sustainability** – The provision, establishment, operation, management, maintenance and removal of EV charging stations and supporting infrastructure must be in line with DCP Chapter A2: Ecologically Sustainable Development.

In order to reduce the environmental impact of EV charging stations on public land in the Wollongong LGA, Council encourages the use of renewable energy or green power where practical and feasible.

**Types of Charging Stations** – Council will only accept the installation of chargers in accordance with NSW Government's EV charging standards and principles. As a minimum, chargers must meet the following performance criteria:

- Fast charge 50kW.

However, it is Council's preference that provider's install:

- Super-fast charge 120kW, or above.

As technology in this area develops, the provider may be required to upgrade existing charging infrastructure to meet community demand.

### Leasing/Licensing Requirements

Providers are subject to the specific conditions and obligations outlined in the leasing/licensing/agreement as agreed with Council. The nature of the lease/licence/agreement will be determined on a case by case basis and will consider factors, including but not limited to, the provider, proposed site and design, maintenance obligations, public safety and legal liability, insurance requirements and desired length of operation of EVCI. Leasing/licensing of sites on Public Land must be in accordance with Council's [Leases and Licences of Council Owned and Managed Land, Buildings and Public Roads Policy](#).

The acquittal process and terms of payment will be determined in lease/licence/agreement arrangements. The provider will be required to provide a security or bond to Council prior to the commencement of the lease/licence/agreement and installation of EVCI. Any further upgrade or expansion of the EVCI will be subject to further consideration and consent from Council.

Council reserves the right to terminate a lease/licence/agreement entered into with a provider of EVCI and require the removal of EVCI and supporting infrastructure if a breach of the lease/licence/agreement occurs. In these circumstances, the provider of EVCI would be required to make good the land.

### **Council's Role**

Council will:

- ensure a fair and equitable selection of providers;
- provide input into the development of site selection and designs for EVCI on Public Land;
- review and assess suitable applications for EVCI on Public Land; and
- promote EVCI by making information freely available to the wider community via our website such as the location of charging stations in the Wollongong LGA.

### **Provider's Role**

Eligible providers will:

- be required to enter into a lease or licence agreement with Council;
- adhere to the site selection criteria and design requirements set out above, including all operational and environmental controls;
- be responsible for the installation (including appropriate power supply), operation, management, maintenance and removal associated with EVCI and all supporting infrastructure;
- be responsible for and bear the cost for any upgrades required for the existing electrical supply infrastructure to have the capacity to cater for EV charging infrastructure;
- remain responsible for any upgrades in plug and connection hardware that may be required as EV technology develops; and
- provide access by arrangement, for educational or promotional activities in partnership with Council.

### **LEGISLATIVE REQUIREMENTS**

The provider is required to comply with all relevant legislation and obtain all applicable approvals and consents. Consideration must be given to Council Policies that may apply to various aspects of the establishment, management, maintenance, operation and removal of EVCI on Public Land.

### **REVIEW**

This Policy will be reviewed every two years from the date of each adoption of the Policy, or more frequently as required.

### **REPORTING**

Reporting on the continued compliance with EVCI and supporting infrastructure being a safe facility ie any regular compliance certificates required during operation.

**DEFINITIONS**

**Council** – Refers to Wollongong City Council.

**Provider** – A company or organisation which provides/supplies EVCI.

**Public land** – As defined in the [Local Government Act 1993](#), means any land (including a public reserve) vested in or under the control of the council, but does not include:

- a) a public road\*; or
- b) land to which the [Crown Lands Management Act 2016](#) applies\*; or
- c) a common; or
- d) a regional park under the [National Parks and Wildlife Act 1974](#).

\* For the purpose of this Policy, 'Public Land' includes public roads where Council is the roads authority under the [Roads Act 1993](#) and Crown land managed by Council.

**Destination Charging** – EVCI that is installed in locations frequented by tourists and visitors such as hotels, restaurants and points of interest.

**Electric Vehicle (EV)** – This describes a range of different vehicles that are powered by an electric motor with a battery on its own or accompanied by a fuel-powered internal combustion engine. This includes Plug-in Hybrid Electric Vehicles (PHEVs).

**EV Charging Infrastructure (EVCI)** – Infrastructure that supplies and supports the provision of electric energy to recharge EVs. This includes charging stations, signage, designated parking bays and all other supporting infrastructure.

**Range Anxiety** – The fear that when driving an EV vehicle, it will run out of charge and the driver will be stranded due to the inability to recharge.

APPROVAL AND REVIEW		
Responsible Division	City Strategy	
Date/s adopted	<i>Executive Management Committee</i> 18 August 2020	<i>Council</i> 07 December 2020
Date/s of previous adoptions	<b>N/A</b>	
Date of next review	07 December 2022	