



National Association of
State Energy Officials

Improving Permitting and Zoning for EV Charging Stations

Strategies for State and Local Action

Delaney Dixon | March 19, 2026

Photo Courtesy of NASEO



About NASEO

- The only national non-profit association for the governor-designated energy officials from each of the 56 states and territories
- Serves as a resource for and about the State Energy Offices through topical committees, regional dialogues, and informational events that facilitate peer learning, best practice sharing, and consensus building
- Advances the interests of the State and Territory Energy Offices before Congress and the Administration
- Learn more at www.naseo.org

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Permitting and Zoning Basics

- Permitting review - a review to ensure the planned project **meets all relevant codes and standards**
- Zoning review – a review to ensure project is **an allowed use** on the property

Example of the EV Charging Permitting Process



Pre-Application Planning

Site assessment to evaluate electrical capacity of the location

Determine charging level type (Level 1, 2, or DC Fast Charging)

Identify installation location and proximity to electrical panel



Utility Coordination

Contact local utility to discuss load requirements

Request **utility interconnection review** (if adding significant load)

Confirm whether a **new meter or service upgrade is needed**



Permit Applications

Electrical permit (wiring, panel work, conduit)

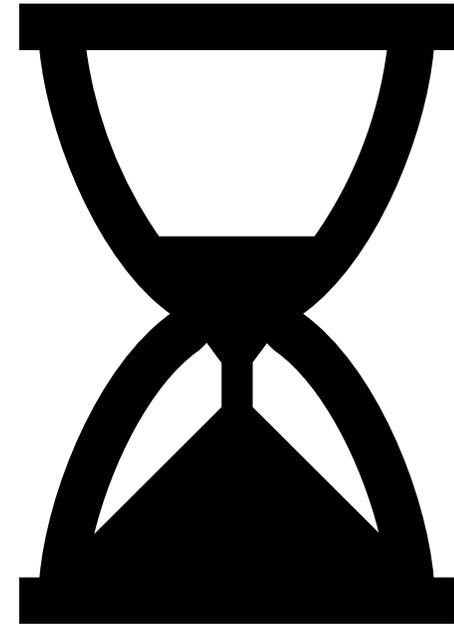
Building permit (structural changes, trenching)

Zoning/land use (approved use, signage ADA compliance)

Utility interconnection (grid connection approval)

Permitting Delays

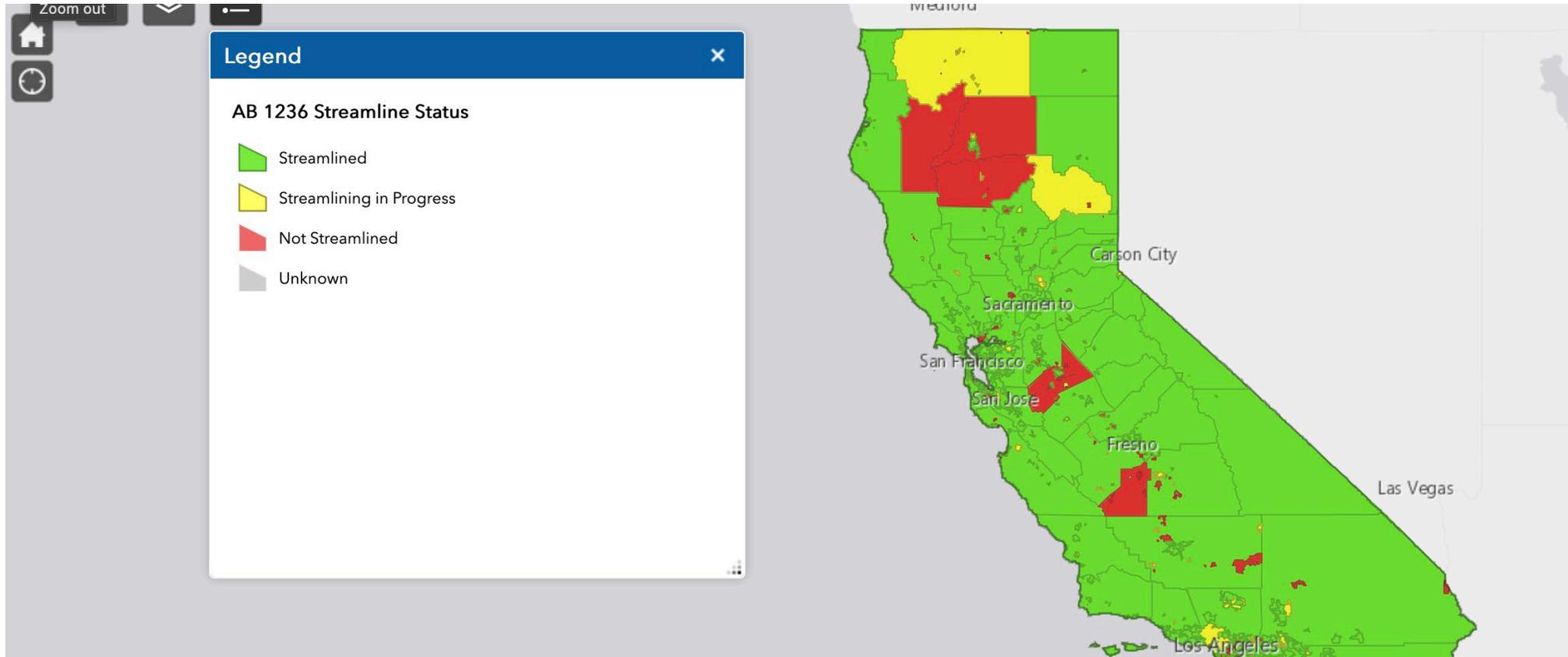
- Permitting processes can take a few weeks, while others can take months or a year—**causing backlogs and major delays**
- In the absence of clear zoning and permitting requirements, AHJs and zoning board staff are responsible for **interpreting local ordinances**
 - For example, if there are aesthetic project designs (e.g., fencing, shrubbery) that are not clearly defined in a proposal, the developer may need to redesign and resubmit the project plan



Examples of State Action – California

- In 2015, California enacted AB 1236, which requires all cities and counties to develop an expedited streamlined permitting process for EV charging stations
- In 2021, California enacted AB 967 which sets binding timelines for review periods based on project size and clarifies that EV charging count towards minimum parking requirements

CA EV Charging Station Permitting Streamlining Map



<https://california.maps.arcgis.com/apps/webappviewer/index.html?id=5b34002aaffa4ac08b84d24016bf04ce>

Permitting EV Charging Station Scorecard

- ✓ Streamlining ordinance has been adopted
- ✓ Permitting checklist is available and easily accessible on city or county website
- ✓ Projects are approved through building or similar non-discretionary permit
- ✓ The approval is limited to health and safety reviews
- ✓ Electronic signatures accepted
- ✓ Permits don't require association approval
- ✓ AHJ submits one single correction notice



California GO-BIZ Support

- ❖ GO-BIZ has a dedicated staff person that works collaboratively with AHJs to troubleshoot problems associated with streamlining efforts
- ❖ Best practice [examples](#) of ordinances that meet all 7 Scorecard criteria

CALIFORNIA GOVERNOR'S OFFICE OF BUSINESS AND ECONOMIC DEVELOPMENT

Electric Vehicle Charging Station Permitting Guidebook

Second Edition



<https://business.ca.gov/wp-content/uploads/2019/12/GoBIZ-EVCharging-Guidebook.pdf>

Examples of State Action – New Jersey

- In 2021, New Jersey enacted P.L. c. 171, which required the development of a model statewide municipal EV ordinance
- Ordinance went into effect in all New Jersey municipalities

Key Requirements in New Jersey Ordinance

- Defines EV charging stations as a **permitted accessory use**
- Set requirements for new multi-unit dwellings (with 5 or more units) and parking lots and garages to **install EV charging infrastructure and/or make-ready electrical infrastructure**



Photo by NASEO

Common Implementation Challenges

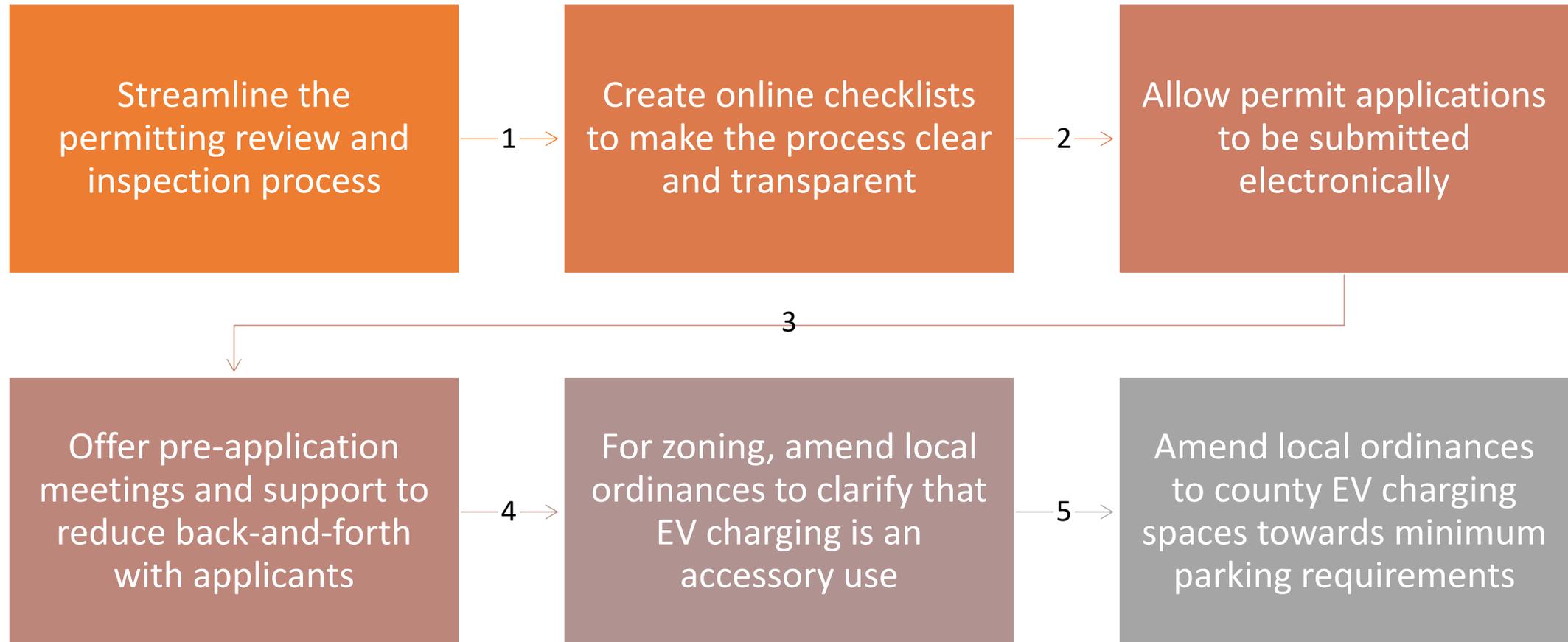
- Over 500 municipalities and/or counties in California and New Jersey to educate on new permitting requirements
- Enforcement is a challenge—coordinating with EV charging station developers to identify municipalities that need additional support
- Misinterpreting requirements such as the “permitted accessory use”



City Examples

- **Orlando, Florida** – Implemented an automated system for permitting applications to reduce staff time needed to process permits
- **Atlanta, Georgia** – Implemented an EV charging zoning law that standardizes criteria for equipment placement, signage, and landscape integration

Best Practices for Local Governments



Thank you!

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