Atwater Commons Condominium Association
Rules and Regulations

Policy Title: Electric Car Charging Stations
Policy Adopted: TBD
Policy Revised: September 1, 2022

Policy Statement: The Board of Directors understands that some co-owners are interested in driving electric vehicles and that these vehicles will be charged and parked inside the Co-owner's garage. To install a charging station in the garage, the Co-owner may need to run electrical cabling from the unit's electrical box into the garage space, necessarily effecting the Common Element electrical system and interior surfaces. Accordingly, a Co-owner may only modify the garage to accommodate an electric charging station by obtaining the prior written approval of a Modification Request from the Board of Directors.

Any Co-owner interested in utilizing an electric vehicle and having a charging station in their garage must submit a written Modification Request to the Board of Directors. The Modification Request must identify the proposed hardware (specifications for the equipment that will be utilized, and the desired Level of Charging station 1, 2 or 3), and the licensed and insured electrical contractor that will be performing the work. The Co-owner will be responsible for all local permits and the Board may inspect the electric charging station to confirm that it is safe and secure. As with all Modification Requests, the Co-owner is <u>solely responsible</u> for the costs of any conversions and ensuring the safety of the station.

Please provide a copy of the electrical contractor's current license, and Certificate of Insurance showing the commercial liability policy and workers compensation coverage.

<u>IMPORTANT NOTE: Co-owners must always submit a completed Alteration/Modification Request Form to our Management Company and receive approval by the Atwater Commons Board of Directors PRIOR to any work beginning on the project.</u>

Modification Request Forms are available online at our website: www.atwatercommonscondos.net, or by calling the Management Company.