



Charging Stations at NYC Multi-Unit Apartments

ELECTRIC VEHICLE CHARGING STATIONS:
Numerous Level 2 stations at various locations

LOCATION: New York City

VENUE: Multifamily housing; stations are available to residents and other parking garage tenants

This project was initiated to meet the needs of residents in multi-unit apartments as more electric vehicles (EVs) are purchased. EVs are good for short commutes in cities where gasoline is expensive, and high-end EVs are particularly popular in New York City (NYC). The managers of these buildings, including buildings owned by the Albanese Organization, Glenwood Management, and Related Companies, are working to anticipate the needs of their varied clientele.

The EV charging stations were installed in residential building parking garages and are available for all apartment residents and the general public, as required by paying customers. “Through our partnership with the New York State Energy Research and Development Authority (NYSERDA) and Related Companies, we are proud to increase the availability of EV charging services at multiple residential properties in New York City,” said Michael D. Farkas, chief executive officer of CarCharging. “By offering these services to residents of multi-dwelling communities, we are able to promote the viability of electric cars to people who do not live in single-family homes.”

The stations are maintained by third-party service providers such as CarCharging Inc., its subsidiary Beam Charging, or ChargePoint. Each of these service providers has various options for EV charging services. A common business model has the service provider owning and managing the station; paying the upfront installation costs, maintenance, and services; and sharing a portion of the revenue with the host location.

Use of the station varies by location, depending on residents and typical daily traffic through the parking garage. The stations used most were installed in response to requests from EV-owning residents, who charge their vehicles every time they park in the garage. Other stations are installed to attract future residents with EVs and might not be regularly used yet. However, many of these sites are already planning future installations at these and additional structures throughout NYC. “I know many people interested in electric cars who are only waiting for the right model car and the charging station infrastructure that meets their needs,” said Howard Heisner, executive vice president of Glenwood. “I just want to make sure Glenwood’s ready.”

Lessons learned from this project include station installation at housing locations resulting in more tenants purchasing EVs as the charging infrastructure becomes available. Operators are also seeing the benefit of installing 240-V charging stations (as opposed to 110-V outlets). The higher power levels available allow users to receive more charge in less time and ensure that the EVs are fully charged when needed. Many of these buildings are also using the installation of the charging stations to help meet Leadership in Energy & Environmental Design (LEED) Gold and Platinum certification.



New York State has a goal of having over 3,000 public and workplace charging stations statewide by 2018 through ChargeNY. New York State Energy Research and Development Authority (NYSERDA) supports several charging station projects across the State.

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