

Policy

Local Planning Policy 1.8 Electric Vehicle Charging Infrastructure

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Scope

1. This policy applies to the assessment of development applications required to provide car parking in accordance with the *City of Albany Local Planning Scheme No 2 (LPS2)*.

Objective

2. Encourage the provision of EV charging infrastructure for certain new development within the City of Albany.

Policy Statement

3. The City of Albany encourages the provision of EV charging infrastructure in accordance with the rates set out in Table 1.

Table 1: Recommended Provision of EV Charging Infrastructure

Land use	Recommended provision of EV charging infrastructure
Bulky goods showroom	one bay per 10,000m ² floor area with a minimum of 1 bay eg 0 -10,000m ² = 1 EV bay 10,001-20,000m ² = 2 EV bays 20,001-30,000m ² = 3 EV bays
Caravan park	50% of communal bays
Car park	2% of bays provided with a minimum of 1 bay.
Cinema / Theatre	2% of bays provided with a minimum of 1 bay.
Civic use	2% of bays provided with a minimum of 1 bay.
Club premises	2% of bays provided with a minimum of 1 bay.
Community purpose	2% of bays provided with a minimum of 1 bay.
Educational establishment	2% of bays provided with a minimum of 1 bay.
Exhibition centre	2% of bays provided with a minimum of 1 bay.
Holiday Accommodation	1 bay assigned to each accommodation unit.
Hosted Accommodation	1 bay assigned to each accommodation unit.
Hospital	2% of bays provided with a minimum of 1 bay.
Hotel	1 bay assigned to each accommodation unit + 2% of communal bays including associated bar/restaurant/hospitality areas with a minimum of 1 bay.
Medical centre	2% of bays provided with a minimum of 1 bay.
Motel	1 bay assigned to each accommodation unit + 2% of communal bays including associated bar/restaurant/hospitality areas with a minimum of 1 bay.
Office	2% of bays provided with a minimum of 1 bay.
Recreation private (large)	2% of bays provided with a minimum of 1 bay.
Restaurant / cafe	2% of bays provided with a minimum of 1 bay.
Reception centre	2% of bays provided with a minimum of 1 bay.
Residential All forms	1 bay assigned to each dwelling.
Roadhouse	2% of bays provided with a minimum of 1 bay.
Service station	2% of bays provided with a minimum of 1 bay.
Serviced apartments	1 bay assigned to each accommodation unit
Shop	1 bay per 10,000m ² floor area, with a minimum of 1 bay - as follows: 0 -10,000m ² = 1 EV bay

Where >1,500m ² floorspace	10,001-20,000m ² = 2 EV bays 20,001-30,000m ² = 3 EV bays
Small bar	2% of bays provided with a minimum of 1 bay.
Tavern	2% of bays provided with a minimum of 1 bay.
Tourist Development	50% of bays assigned for guest use
Unhosted accommodation	1 bay assigned to each accommodation unit
Winery	2% of bays provided with a minimum of 1 bay.

Table Key:

	Level 1 charging infrastructure recommended
	Level 2 or 3 charging infrastructure recommended

- Provision of EV charging infrastructure may contribute towards meeting LPS2 car parking requirements and is not intended to be applied as an additional requirement.
- EV charging infrastructure should be easily identifiable. Identification and/or signage should include directional signs and bay markings, especially where bays are located within a larger car park and/or not immediately visible from entry and exit points.

Legislative and Strategic Context

- This policy operates within the following legislative and strategic framework:
 - Planning and Development Act 2005*
 - Planning and Development (Local Planning Schemes) Regulations 2015*
 - City of Albany Local Planning Scheme No. 2*

Review Position and Date

- This policy should be reviewed every four years, or earlier if required.

Associated Documents

- Related documents that support or are referenced by the policy:
 - WAPC Position Statement: Electric Vehicle Charging Infrastructure*

Definitions

Electric vehicle (EV) means a battery electric vehicle, plug-in hybrid electric vehicle, or a fuel cell electric vehicle.

EV charging bay means a parking bay that is serviced by EV charging infrastructure and is identified for EV charging.

EV charging infrastructure means any outlet that provides electricity including general power outlets to charging stations that provides electrical currents to charge the battery in an electric vehicle.

Level 1 charging infrastructure means a place in a wall to connect electrical equipment to the electricity supply, a common household socket/plug. This is commonly known as trickle charging (general power outlet).

Level 2 charging infrastructure means a dedicated charger with its own plug or socket. Includes most high-powered wall-chargers (AC charger)

Level 3 charging infrastructure means a supercharging and ultra-fast direct current charging (DC charger).

Document Approval

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