



EV Chargers Get HOA Approval

As the world continues to experiment with electric vehicles, the Los Lagos Vistas complex is enabling greater use of carport charging connections as residents request them.

An initial installation in Circle 1 has not had any measurable impact on overall electrical demand or appearance. Two additional architectural requests to install vehicle chargers have been approved.

Tom Otero of Mohave Electric said such installations are straightforward. They are installed based on what each unit is designed to accommodate and include a 50-amp breaker to protect existing systems. The chargers are connected into individual power panels, so each homeowner pays for their own electricity for charger use. Homeowners also pay for installation and materials, which would require necessary conduit for electrical wires or cables and the breaker, which is installed near the carport electrical panel.

Unisource, the area power company, provides electrical power to each unit and electricians connect homes to the power grid ensuring building code compliance.

Otero said power demand is limited by service size to each unit, so the chargers don't add loads to the Unisource power grid beyond what service panels allow.

However, he pointed out that each home's power demand may change. Most units can draw up to 125 amps, so adding a 50-amp vehicle charger may mean that individual power demand may change. For example, in a high-demand situation simultaneously running an air conditioner, microwave oven, electric stove, and other appliances may trip a breaker. That would require resetting the breaker and turning off some power demand.

Alexis McIntosh, who installed the first charger, said she hasn't had problems tripping breakers although she has experienced light flickers at high demand times. She said she doesn't plug in the car charger during high-demand times. Although she doesn't have a baseline for her electric bill without the charger, because it was

installed when she moved in, she reports her utility bills are not unreasonably high with charger operation.

Homeowners wishing to install vehicle chargers must submit an architectural request.