

Green Rock Apartments



Type: Market-rate rental apartment buildings

Size: 97 units in 4 locations

Locations: Downtown – Lofts, 1025 Washington Avenue S., Minneapolis, MN 55415

Downtown – Elliot Park, 1501 Portland Avenue S., Minneapolis, MN 55404

Uptown – Whittier, 2440 Harriet Avenue S., Minneapolis, MN 55405

Northeast – Windom, 1018 19th Avenue NE, Minneapolis, MN 55418

Year built: 1883-1970

Parking: 87 parking spaces total, of which 23 are underground parking

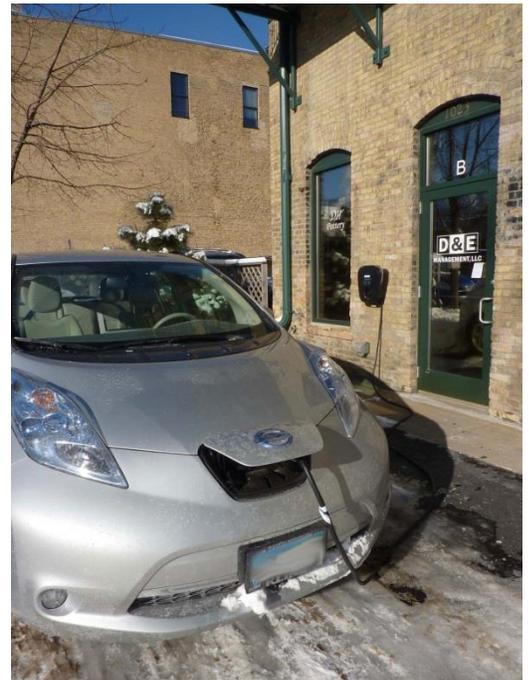
Website: www.greenrockapartments.com

Description:

Green Rock Apartments offer quality, environmentally friendly housing at affordable prices. They incorporate many energy efficiency and sustainability features in their properties (PV solar systems, LED lighting, composting, urban gardens, etc.), so PEV charging stations are a natural fit.

PEV Charging plans and infrastructure:

Presently they have one station at the Washington Avenue building where they also have their office. They are planning to continue by installing one Level 2 charging station per location and some 120V outlets, adding more when needed. They are also looking into the possibility of installing a DC fast charging station next to the Washington Avenue building in partnership with Nissan. The City of Minneapolis would also need to partner in this since the DC Fast charging unit would be installed at the curb side and would need two dedicated on-street parking spaces.



MultiHousingCharging.com case report

Metering and billing:

Owner Dale Howey drives a Nissan Leaf himself so he is very familiar with the electricity usage of the PEVs. He is planning to provide the electricity for free for his tenants.

Parking space:

Parking spaces are assigned by contract to residents who need them. There is a \$100 monthly fee per space. To incentivize people to electrify their ride, Green Rock Apartments offers lower parking fees for hybrids and electric cars. Hybrids get 25% off and PEVs 50% off of parking.

Purchase and ownership of EVSEs:

Green Rock Apartments will purchase the Level 2 EVSEs and Level 1 outlets.

Installation cost sharing:

Green Rock Apartments will install the Level 2 EVSEs and Level 1 outlets.

Signage and parking enforcement:

Since they have assigned parking, the parking enforcement for PEV charging capable parking spaces will be just the same as for any other space.

Insurance needs: There will be no extra insurance requirements for PEV owners.

Future expansion capability:

In some locations the expansion will be relatively easy, but in others the proximity to the power supply will make the expansion a bit more expensive.

Public charging availability nearby:

There aren't any public charging stations in close proximity to the Green Rock Apartments locations. Washington Avenue has some in ramp charging stations six blocks from the property.

