

**City of Charleston, South Carolina**  
**Department of Public Service, Building Inspections Division**  
**Chief Building Official's Interpretation & Guidelines**

Below are the current and long-standing City of Charleston interpretations and enforcement of new electrical meters and electrical disconnects placed on buildings within the SFHA. It is consistent with the South Carolina Building Code, FEMA guidelines and regional code interpretation and enforcement. Until The City notifies our building community otherwise, please consider these guidelines compliant.

**New Electrical Service Meter Housing and Electrical Utility Service Meter  
Mounted on Buildings within the Special Flood Hazard Area (SFHA)**

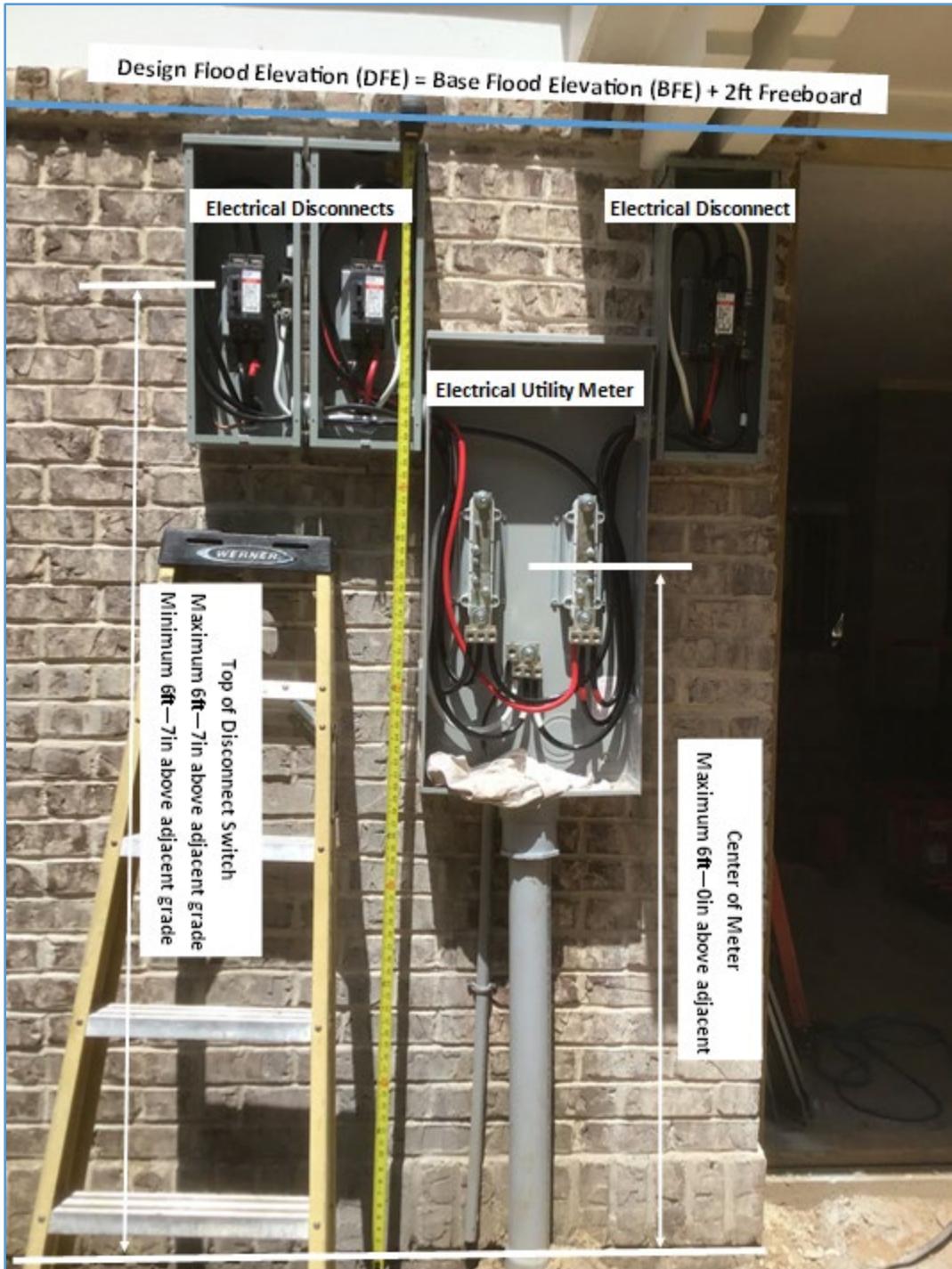
The electrical meter housing and meter shall be at or above design flood elevation (DFE) if the location complies with the utility purveyor's requirements. The center of meter shall be a maximum height of 6ft-0in above adjacent grade per Dominion Energy's "Electrical Service & Meter Installation Manual" April 2019. **(Refer to Example A on page 2)**

If the electrical meter housing and meter cannot be set at or above DFE because it will not meet the utility purveyor's location requirements, the electrical meter housing and meter shall be set to the maximum allowable height above grade based on the utility purveyor's requirements. The center of meter shall be a maximum height of 6ft-0in above adjacent grade per Dominion Energy's "Electrical Service & Meter Installation Manual" April 2019. **(Refer to Example B on page 3)**

**New Electrical Service Disconnect Mounted on Buildings within the Special  
Flood Hazard Area (SFHA)**

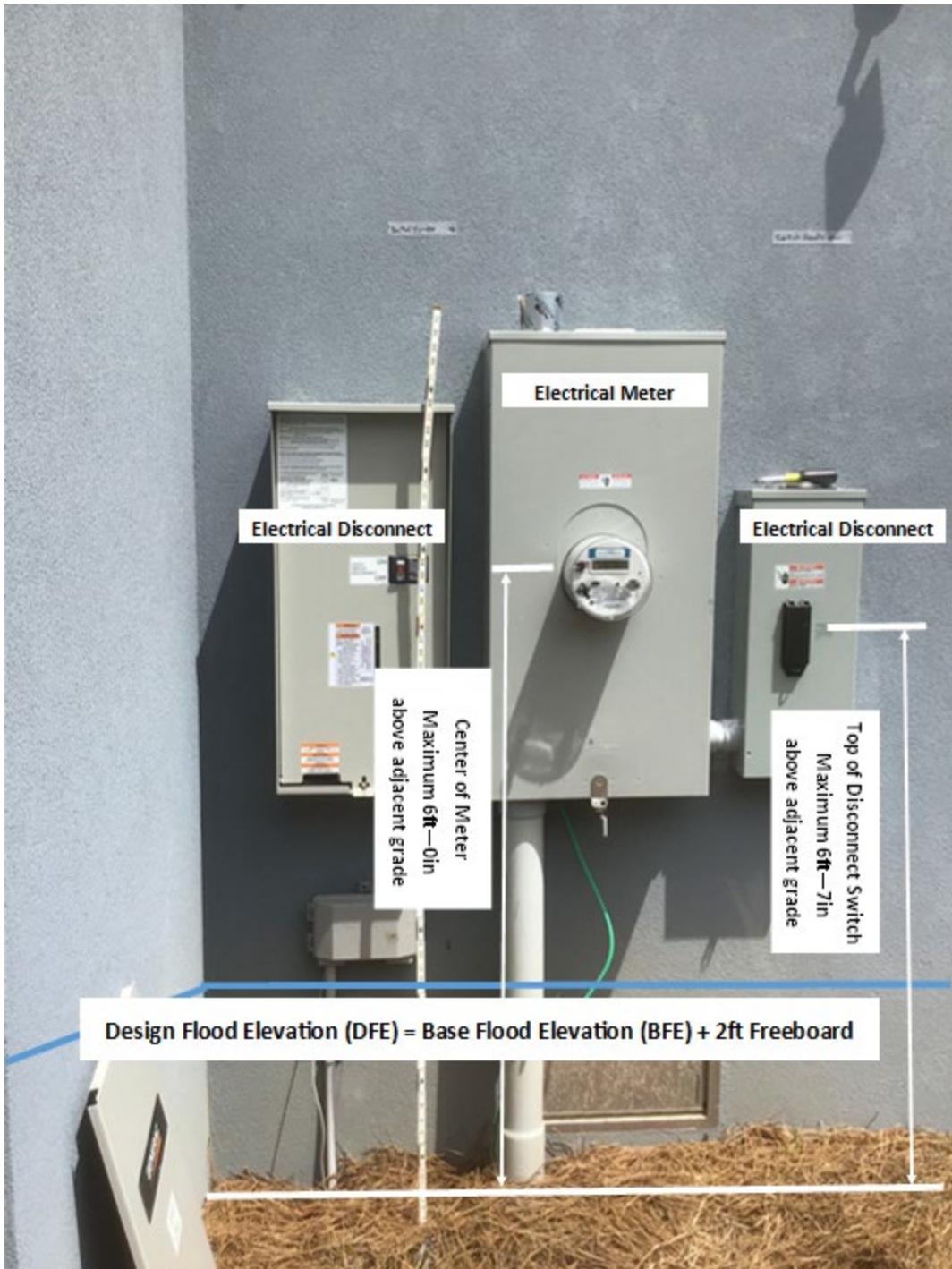
The electrical service disconnect shall be at or above design flood elevation (DFE) if the location complies with the applicable South Carolina Building Code (NFPA 70 (NEC)) location requirements. The center of the disconnect switch/operating-handle shall be a maximum height of 6ft-7in above adjacent grade per 2017 NFPA 70 (NEC) Article 404.8. **(Refer to Example A on page 2)**

If the electrical service disconnect cannot be set at or above DFE because it will not meet the applicable South Carolina Building Code (NFPA 70 (NEC)) location requirements, the electrical service disconnect shall be set to the maximum allowable height above grade based on the applicable South Carolina Building Code (NFPA 70 (NEC)) location requirements. The center of the disconnect switch/operating-handle shall be a maximum height of 6ft-7in above adjacent grade per 2017 NFPA 70 (NEC) Article 404.8. **(Refer to Example B on page 3)**



### Example A

Electrical meter housing, utility meter, and disconnect cannot be set at or above DFE because it will not meet the utility purveyor's location requirements and 2017 NFPA 70 (NEC) Article 404.8.



**Image B**

Electrical meter housing, utility meter, and disconnect can be set at or above DFE because it will meet the utility purveyor's location requirements and 2017 NFPA 70 (NEC) Article 404.8.