

## **CCW Solar System Installation Guidelines – 2014**

### **Definition**

Solar energy system means any device, structure, mechanism or series of mechanisms, which uses solar radiation as a source for heating, cooling or electrical energy. The guidelines herein cover both solar electric and solar water heating.

### **Design Guidelines**

1. All solar systems must be roof mounted.
2. All solar energy systems including any ancillary equipment shall be set back a minimum of 12 inches from all roof edges and from the peak of the roof.
3. All roof mounted solar energy systems and related construction shall be either an integral part of the roof or bracket mounted in the same plane as the roof. Generally, the panel array should be a rectangle parallel to the ridge; however, the ARC will consider alternative configurations in appropriate circumstances.
4. Panel material for solar energy systems should be dark in color and/or be compatible with the existing character of the structure.
5. A cover plate or the glazing for solar energy systems should be either transparent or compatible with the character of the structure.
6. Solar energy systems should be constructed of rigid materials.
7. All roofing materials, including portions underneath and/or abutting solar energy systems, shall be of materials compliant with the CC&Rs.
8. All plumbing, electrical, and utility lines for the solar energy system shall be concealed from street and sidewalk level view.

### **Application Requirements**

1. Application shall be made in writing by the owner and include detailed construction drawings. Drawings shall be to scale and should clearly show all elevations, assembly, the attachment to the roof structure, and proposed location on the lot or building. Details that apply to the specific installation (plumbing, panels, attachments, etc.) shall also be provided.
2. A physical sample of the proposed solar energy system and manufacturer's product literature shall be submitted with the application to the satisfaction of ARC. The solar panels shall have a minimum 10-year warranty and meet the following certifications: IEC 61215, IEC 61730, UL1703, ISO 9001:2008 quality management standards. Inverters shall

have a minimum 10-year warranty and appear on the list of approved California Energy Commission inverters listed on this page: [www.gosolarcalifornia.org/equipment/inverters.php](http://www.gosolarcalifornia.org/equipment/inverters.php)

### **General Provisions Governing Installation of Solar Energy System**

1. The ARC will review the owner submitted application and approve or disapprove the application within 30 days of submittal. If the application is disapproved, the ARC will provide the owner with specific guidance on what changes need to be made in the application to be within the Design Guidelines described herein.
2. No ARC approved remedy of a previously disapproved application shall have the effect of increasing the cost of the proposed solar energy system by more than \$2,000.00 or decreasing the efficiency of the solar energy system by more than 20%. Applicants can appeal any disapproval based on aesthetic considerations as referenced herein by submitting written documentation from an approved professional installer to prove that complying with the ARCs aesthetic criteria would increase the cost or decrease the efficiency of the system in excess of these caps referenced herein. This provision does not apply to disapprovals based on health or safety requirements or failure to comply with governmental or utility requirements
3. The solar system shall be installed by a licensed professional. The installation shall meet or exceed all EWEB requirements and City of Eugene and State of Oregon codes.
4. The homeowner of the approved and installed solar energy system shall properly maintain such solar energy system to be in compliance with the CC&Rs.
5. Should a homeowner allow a solar energy system approved by the ARC to be installed in a manner other than what was approved, or, should a homeowner install a solar energy system that has been disapproved, the ARC shall impose remedy or removal of such solar energy system at the homeowner's expense and the homeowner shall reimburse CCW for any and all expenses, including legal expenses required to enforce this guideline.