

APPLICATION FOR ARCHITECTURAL APPROVAL
SOLAR PANEL/SYSTEM INSTALLATION

PLEASE PRINT

1. OWNER'S NAME: _____ LOT/ACCOUNT # _____

UNIT ADDRESS: _____ PHONE # _____

I/We would like to request approval to install in my/our home a photovoltaic solar system.

I/We understand the attached Solar Installation Guidelines must be adhered to.

Please check one box below:

There will be no deviation from the attached guidelines.

I/We are requesting approval for the following deviation from the attached guidelines.

I/We understand that the Board of Directors meets bi-monthly (each odd month) and that this application must be submitted to the Management Company at least 10 days prior to the scheduled meeting in order to be reviewed/approved at that meeting.

Copies of the plans/estimate for installation must accompany this application.

This page must be signed and each page of the attached guidelines must be initialed.

Homeowner signature: _____ Date _____

FOR OFFICE USE ONLY:

Approval: _____ Architectural Committee Chair. Date _____

SOLAR INSTALLATION RULES/GUIDELINES

Owners must submit a Solar Architectural Application with a complete set of plans addressing the requirements set forth in this Policy, to the Association's Management Company who will refer the plans to the Architectural Committee for review.

I. Solar Energy Systems Criteria/Conditions/Considerations:

- a. Solar energy systems must comply with all applicable health, safety and performance standards and requirements, zoning regulations, building codes and municipal codes.
- b. If Applicant is required to relocate the electrical meter serving Applicant's residence, such work will be performed solely at Applicant's expense.
- c. No portion of any Lot or Limited Common Area of another Owner will be involved in "running" conduit or other installations, absent the affected Owner's express written consent and a recorded maintenance agreement.
- d. The Architectural Committee or the Board of Directors, on a case-by-case basis, will approve the route for the conduit and location of all improvements, attachments, installation, etc., to minimize or eliminate impact to: (1) other owners, (2) maintenance, and (3) aesthetics. All plumbing, conduit, lines and pipes shall be concealed in molding and painted the color of the surface upon which they are attached.
- e. Applicants may be required to relocate and/or modify the proposed system to minimize aesthetic considerations within the parameters set forth in Civil Code Section 714 or successor statute, including, but not limited to alternative combinations of panels in smaller groupings/arrangements, subject to the conditions of Civil Code Section 714.
- f. Panel material should be dark in color and should be constructed of rigid materials. All aluminum trim should be bronze anodized and otherwise color treated to blend with stucco/roofing colors.
- g. If at all possible all panels will be located on the back side of the roof, and not visible from the street.
- h. If at all possible, inverters will be not be located on the exterior (interior garage installation is preferred).
- i. Panels, wiring or other components will not intrude onto adjoining unit's roof or unit in any way.
- j. Any required plaque that will be mounted on the exterior of the building must be placed in as unobtrusive location as possible.

II. Application Process:

- a. Owners must obtain prior written approval from the Architectural Committee of complete plans submitted prior to starting work on any solar energy system or solar equipment installation.
- b. Applicant shall submit professional plans and specifications, including construction details, for the proposed system. Plans shall be drawn to scale and clearly show all elevations, assembly, the attachment to the roof structure, and proposed location on the Lot or residence. Photographs may be submitted showing the location of the proposed solar units and their visibility from neighboring structures or street(s).

- c. The Architectural Committee may require submittal of any additional information necessary, in its' discretion, to evaluate the application or any modifications thereto. Any deadline for a review decision shall not begin to run until all additional information requested is submitted and the application is deemed complete.
- d. Owners are prohibited from installing solar energy systems until the Architectural Committee has issued final written approval of the proposed solar energy system.
- e. It is the Applicant's responsibility to obtain any necessary permits from the City prior to installation.
- f. Applicant shall be required to comply with all other architectural guidelines/governing documents concerning architectural improvements.
- g. Any damage to either Applicant's unit or the neighboring unit as a result of the installation or operation will be the responsibility of the installing owner.