

**SOLAR COLLECTOR PERMIT APPLICATION
PMCPOA ENVIRONMENTAL CONTROL**

TYPE OF PROJECT _____
TRACT _____ LOT _____
PROPERTY ADDRESS _____
PROPERTY OWNER _____
MAILING ADDRESS _____
EMAIL ADDRESS _____
HOME PHONE _____ WORK PHONE _____
GENERAL CONTRACTOR _____

STATEMENT

I have read, understand and agree to comply fully, now and at all times in the future, with all requirements of the PMCPOA CC&Rs, and the Environmental Control Code. The accuracy of the data provided is the sole responsibility of the property owner.

I agree to remove all construction signs from the subject property upon completion of the exterior of the structure herein requested.

Neither the Environmental Control Committee (ECC) nor PMCPOA, Inc. is responsible for the location of fences, buildings or other structures in relation to easements, rights-of-way or licenses of any kind or nature. Approval by the ECC of any application or plan does not constitute a review or approval of the location of any fence, building or structure in relation to easements, rights-of-way or licenses. All fences, buildings, and other structures are located at the owner's sole risk and should be surveyed by a licensed surveyor.

Note that for any landscaping or any structure (i.e., tree, bush, plant, retaining wall, fence, lights, etc) placed, erected, or installed on PMCPOA right-of-way or any setback bordering a road, the property owner shall indemnify and hold PMCPOA, Inc. and its directors, officers, agents, and employees harmless from any damage that might occur as the result of street maintenance, snow plow, or road work, or any activity or work undertaken by PMCPOA pursuant to the Association's governing documents. The property owner shall take full responsibility for any damage to PMCPOA equipment or injury to PMCPOA directors, officers, agents, and employees resulting from the placement of the landscaping or structure.

I understand that approval by the PMCPOA ECC does not constitute approval by the County of Kern, Department of Planning and Development Services.

Signature of Property Owner(s) _____ Date _____

GENERAL RULES

1. All Solar Collector projects must be reviewed and approved by the ECC prior to installation.
2. Request for installation of a Solar Collector requires a **\$150.00 Association fee**** and a \$150.00 performance deposit, payable at the time plans/drawings are submitted. A refund of the performance deposit will be provided following completion of project and final approval of Environmental Control Officer. Refund for performance deposit will be as specified on the EC Schedule of Fees, Performance Deposits and Refunds (chart below).
3. Two sets of plans/drawings must be submitted at least seven (7) working days prior to the ECC meeting (held the first Friday of every month), including a signed Application/Information Form and all fees and deposits, paid by the legal owner or person in escrow. **The accuracy of the data provided is the sole responsibility of the property owner(s).**
4. Plans/drawings should include location of Solar Collector on roof (if roof mounted) or location in reference to house and property lines if ground mounted. Plan must also include a list and location of any trees that may need to be removed for the project. Any Manufacturer's specifications/drawings should be included in this package.

EC Schedule of Fees Performance Deposits and Refunds

Type of Construction	Performance Deposit	Association Fee	Permit Check Total	Time to Comp	Refund Amount	Time to Comp	Refund Amount	Time to Comp	Refund Amount	Time to Comp	Refund Amount	Time to Comp	Refund Amount	Reapply and start new permit process
SFR	\$850.00	\$150.00	\$1,000.00	24 mos	\$850.00	30 mos	\$637.50	36 mos	\$425.00	42 mos	\$212.50	48 mos	\$0.00	54 mos
Room Addn	\$350.00	\$150.00	\$500.00	24 mos	\$350.00	30 mos	\$262.50	36 mos	\$175.00	42 mos	\$87.50	48 mos	\$0.00	54 mos
Garage	\$350.00	\$150.00	\$500.00	24 mos	\$350.00	30 mos	\$262.50	36 mos	\$175.00	42 mos	\$87.50	48 mos	\$0.00	54 mos
Carport	\$200.00	\$150.00	\$350.00	6 mos	\$200.00	9 mos	\$150.00	12 mos	\$100.00	15 mos	\$48.00	18 mos	\$0.00	24 mos
R-wall	\$150.00	\$150.00	\$300.00	6 mos	\$150.00	9mos	\$112.50	12 mos	\$75.00	15 mos	\$37.50	18 mos	\$0.00	24 mos
Deck	\$150.00	\$150.00	\$300.00	6 mos	\$150.00	9 mos	\$112.50	12 mos	\$75.00	15 mos	\$37.50	18 mos	\$0.00	24 mos
Solar	\$150.00	\$150.00	\$300.00	6 mos	\$150.00	9 mos	\$112.50	12 mos	\$75.00	15 mos	\$37.50	18 mos	\$0.00	24 mos
Minor Misc	\$75.00	\$25.00	\$100.00	2 mos	\$75.00	3 mos	\$50.00	4 mos	\$25.00	5 mos	\$0.00			6 mos
Note---Minor Misc = sheds, awnings, greenhouses, gazebos, fences, or other projects not requiring a Kern County Bldg permit														
Time extension request will be evaluated on a case by case basis by the EC officer and the EC Committee.														

** Association fees are non-refundable.

EEC DESIGN GUIDELINE FOR SOLAR COLLECTORS

Purpose: This guideline is established to ensure that solar collectors blend with their surroundings, do not unduly obstruct views or produce objectionable light reflections on neighboring properties, and are constructed of durable, high quality materials. This guideline establishes limitations on the location, height, color and finishes of solar collectors and their supporting structures. Technological, cost and retrofit limitations will be considered in the approval of specific projects.

1. NEW CONSTRUCTION

- a) Every attempt should be made to minimize the adverse visual impact of solar collectors.
- b) Solar collectors should be placed so as not to constitute an undue obstruction of views.
- c) Every effort should be made to keep height above the roof to a minimum.
- d) Solar collectors and support structures shall be composed of durable, high quality materials.
- e) Roof mounted solar collectors should be screened from view as part of the architectural design of the building or integrated and blended into the form of the building so as to present a finished appearance.
- f) Ground mounted solar collectors should be located adjacent to, and carefully integrated with the residence, site, and landscape design. Where freestanding wall enclosures are part of the design, solar collectors should be located in an enclosed area.

2. RETROFITTING OF EXISTING RESIDENCES

- a) The limitations set forth in paragraph 1 above should be considered as design goals wherever they can be accomplished without major reconstruction.
- b) Roof mounted solar collectors should be located as far back from the perimeter of flat roofed buildings as practical, so as to maximize the potential for existing parapets to screen them from view from the ground.
- c) Roof mounted solar collectors should be mounted as close to and as parallel to the surface of pitched roofs as possible without serious impact upon collector efficiency.
- d) Ground mounted solar collectors should be located close to existing building masses so as to maximize the potential for them to be screened from view, to minimize the obstruction of views, and to provide a harmonious visual background.

3. COLLECTOR PLACEMENT & ORIENTATION

- a) Collector placement and orientation shall give due consideration to both the efficient collection of energy and visual qualities.
- b) On a case-by-case basis, rectangular collectors may be required to be placed with their longer sides parallel to the horizontal and with their elevation angle at the minimum practical angle relative to the horizontal.
- c) It is noted that relatively small deviations from the optimum orientation of collectors, so as to maximize energy collection, measured in terms of azimuth and elevation angles, have relatively little impact on energy collection. Where visual and view issues are negatively impacted, deviations on the order of up to 20 degrees from the optimum values may be required.

4. COLOR - NO WHITE

- a) A Light Reflectance Value of 61 or more is considered to be "white". All parts of solar collectors should have a Light Reflectance Value of 60 or less; generally a "tan" or darker shade.

5. GLOSS - NO HIGHLY REFLECTIVE FINISHES

- a) All parts of solar collectors should have a gloss of 20 or less; generally a flat, matte, velvet, eggshell, or suede finish.
- b) Where the technical specifications of the collector's active components do not meet the Gloss specification, the lowest gloss available should be used and the location and orientation of the reflective surface should be chosen to minimize objectionable reflections.

DEFINITIONS:

Solar Collector: Any wide range of devices designed to convert solar radiation into heated gasses or liquids, or electricity.

Photo Voltaic Cells/Arrays: Photovoltaic arrays are considered, in this design guideline, to be solar collectors.

Examples of Solar Arrays:

