

Woodhill Homeowners Association

ARCHITECTURAL STANDARDS FOR SOLAR INSTALLATIONS

The following standards conform to Arizona Revised Statute § 33-1816. All Architectural requests submitted for approval for solar systems must include a roof diagram, which shows the quantity and layout of the solar panels. The drawings for panel layout will also include details showing panel mounting systems and hardware, routing for conduit, and other necessary information.

All solar installations must be installed by: (1) a contractor who is properly licensed with the Arizona Registrar of Contractors, and who is qualified to do work in the solar installation field or (2) a qualified owner/builder who is capable of meeting these standards and is able to satisfy Town of Payson requirements for building permits.

All solar installation must be permitted and inspected by both the Town of Payson and APS. The installation must comply with all applicable codes and life safety standards.

Solar panel frames will be made from anodized aluminum or comparable materials which are maintenance free. The color of the panel frames will be compatible with the color of the roofing materials on which they are installed, and will be made of non-reflective material. The panels will be of a professional quality, and conform to high appearance standards.

Whenever possible, solar panels must be "flat mounted" so that they match the slope of the roof and do not stick up at odd or uneven angles. Roof exposures, which require panels to be mounted in positions other than "flat", will be reviewed on a case by case basis, based on detailed information submitted to the Architectural Committee.

Solar panels will be installed in such a manner that all panels are properly aligned in a neat and workmanlike manner.

Metal brackets used to mount solar panels to the roof will be primed and painted to blend with the color of the roofing material.

Electrical circuits for solar equipment will be run through the attic area whenever possible, in order to eliminate or minimize conduit on the surface of the roof. If the attic area of a house is not accessible, conduit may be run under the roof overhang as another option. Any visible conduit must be painted to match the adjoining surfaces on which it is mounted.

If conduit must be run on an exposed roof area, it will be installed straight and square to the roof and solar equipment, and not run diagonally across the roof. Such conduit will be installed in such a manner that the very minimum amount of exposed conduit will be used, taking the shortest route to the solar equipment.

Additional meters and disconnects which are part of the solar installation will be painted to match the siding on which they are mounted. Power inverters, which are visible to the street or neighboring homes that cannot be painted due to heat restraints must have a suitable cover painted the body color of the house.

If at any time the solar panels are abandoned or permanently disconnected, they will be removed along with all associated hardware at the expense of the homeowner/occupant.

Homeowners/occupants who have hillside lots, or other lot configurations which will accommodate ground mounted solar panels, will be required to submit plans for optional panel locations which are ground mounted.

Homeowner/Occupant Signature for New Installation _____ Date _____