

Guidelines for Installation of Solar Panel Arrays
CPRHOA Architectural Committee
March 5, 2016

These guidelines are referenced by the Architectural Committee when reviewing improvements that include solar installations. This is not a replacement of, or update to, the CC&Rs. Rather, it provides guidance for what the Committee will generally approve, consistent with its mission to review all improvements within the HOA as outlined in the CC&Rs. Adherence to these guidelines does not guarantee approval. Every submission is assessed on a case-by-case basis.

1. No solar panel installation on any lot shall be so large as to exceed the generation of electricity reasonably expected to provide power to the lot upon on which it is constructed. Note: The intent of this guideline is to prevent installation and operation of “solar farms”.
2. Solar panel color will be either black or triple-black.
3. Ground installations will not exceed 8’ total height when measured from the ground to the highest point of the installation.
4. Ground installations will be set back from property lines and equestrian trail easements by a minimum of 20 linear feet. Lot topography or other considerations may make this difficult to meet under certain circumstances. The Committee will review requests for variation on a case-by-case basis.
5. Ground installations require screening from adjacent roads and lots. Screening method may include a 6’ high screening fence, landscaping, strategic location, or other method proposed by the homeowner. Design, construction, materials, and placement must be approved by the Architectural Committee.
6. When submitting your Application, please include any necessary information to allow the Committee to assess your installation relative to these guidelines. Documentation will typically include:
 - a. a drawing or aerial photograph of the lot showing where the array will be placed, clearly showing setbacks from property lines and trails,
 - b. fencing materials and colors,
 - c. drawings showing the solar array design, including height, length, and panel color,
 - d. manufacturer specifications, including the designed maximum electrical output for the system.