

## 88 Silo Ridge – Solar Panel

### Project History

Petitioned on 12/18/2018

Code at the time required the project to go through an ECT review at Plan Commission, Committee and Board and public notification of the meeting.

The project was noticed and scheduled for the January 8, 2019 Plan Commission.

Two letters were received from neighbors within the Silo Ridge Subdivision, requesting that the petition be continued. Emails were also received from the HOA also requesting that the petition be continued while the HOA looked into adding a covenant/by-laws related to solar panel installations. At the petitioners request, the Village requested the continuation to the February 19, 2019 Plan Commission

At the January 8, 2019 Plan Commission, the Commission inadvertently continued the item to the “next Plan commission meeting” on January 22, 2019.

At the January 22, 2109 Plan Commission meeting, staff met with the Chair of the commission and continued the item the February 19<sup>th</sup>, 2019 Plan Commission.

By the February 19<sup>th</sup> Plan Commission meeting, the HOA had still not decided on a policy but were looking to restrict the elevations on which Dr. Shah could install panels. At the petitioners request the petition was continued to the April 16, 2019 Plan Commission meeting to hopefully give the HOA plenty of time to officially adopt a policy.

On March 6, 2019, via ordinance 5389, the Village Board of Trustees approved an updated solar code that allowed for all Solar Energy System projects to be approved via an administrative Appearance Review Process.

At the April 11, 2019 meeting of the Silo Ridge HOA, they adopted a solar panel policy and restricted Dr. Shah to only installing solar panels on the rear of his home. Staff requested support from the president of the HOA and the authorization from Dr. Shah to withdraw the current petition. Staff recommended that Dr. Shah re-petition (with new plans that were consistent with the HOA Policy, not as a Village requirement but purely because Dr. Shah wanted to submit something that was compliant with his covenants) through the administrative review process. The time frame difference would like be a month less to get a building permit issued for the project.