
GO SOLAR - FLORIDA
PLANNING AND ZONING TEAM
MEETING MINUTES

Meeting Date: 03/13/2014

Meeting Location: Government Center West

Final: 3/27/2014

Recorded By: Yvonne Campbell

ATTENDANCE

Cathy Randazzo – Team Leader, Heather Cunniff, Jeff Day, Michael Huneke, Nancy Rubin
ONLINE ATTENDEES: *Holly Banner, Tim Boldig, Aneta Buhizg, Colleen Kettles, David Lee, Cindy Nielsen, Dr. Dianna Mitsova, Renee Parker, Alan Plante, Arceli Redila, Bryan Thomas, Debra Zampetti*

JURISDICTIONS REPRESENTED

Alachua County, Broward County, Florida Atlantic University, Florida Solar Energy Center, City of Hollywood, Orange County, St. Lucie County, City of Wilton Manors

MEETING LOCATION

Building: Government Center West, 1 North University Dr., Plantation FL 33324
Conference Room: Sabal Palm Room
Conference Line: 954-357-5482
Meeting Notice: Sunshine Notice was posted for this meeting.

MEETING START

Meeting Schedule Start: 2:30 pm
Meeting Actual Start: 2:35 pm
Meeting Transcriber: Yvonne Campbell

AGENDA

- **Introduction of Members**
- **Meeting Minutes**
 - There were no modifications to the Meeting Minutes of February 27, 2014.
- **Overview of Model Zoning Ordinance**
 - Discussed how the existing model zoning ordinance was developed.
 - Some jurisdictions may have components of the model ordinance incorporated into their zoning codes already but further review of the zoning code may identify potential barriers to rooftop solar installations.
 - Discussed the definition of “roofline” as it relates to rooftop solar for residences and small businesses and special issues related to high winds.
 - Discussed homeowners’ associations in that they may have their own requirements but they cannot prevent solar installations. It would be best to educate homeowners’ associations to provide information to expedite approvals of solar installations.
 - Trees could be a barrier to efficient placement of solar panels. Many jurisdictions have separate tree ordinances. Placement and removal of trees are factors impacting solar access.
 - St. Lucie County stated that one difference between Broward County’s Ordinance and their local ordinance is that they do not have a height restriction. However, the ordinance requires that solar panels be installed two feet from the edge of the roof.
 - The question was raised as to whether there would be an objection from the representatives of the jurisdictions into looking at what FAU has prepared regarding their respective codes. No objections were noted.

- The term “non-conforming building” was clarified to mean legally permitted non-conforming building.
- The Team Leader encouraged all jurisdictions to present their model ordinance to their respective boards as quickly as possible. Jurisdictions were also encouraged to move forward with their agreements and to communicate any impediments to Broward County staff.
- **Overview of Best Practices**
 - Discussed the existing Planning and Zoning Best Management Practices document and how it can be improved by the input of the many new jurisdictions involved.
 - The question was raised as to whether the Go SOLAR - Florida Planning and Zoning Team could develop a model best practices that would include input from the jurisdictions or if there is there is a preference to develop their own at a local level. City of Hollywood responded that a statewide best practices document would be more practical.
 - The financing team is working on options to assist with financing.
 - With no further questions or comments, the meeting was adjourned.
- **Next steps**
 - Team Leader will discuss two-foot from edge of roof requirement with engineer and communicate findings to all at the next meeting.
 - Work on best practices will commence at the next meeting.

MEETING END

Meeting Schedule End: 4:00 pm

Meeting Actual End: 3:11 pm

NEXT MEETING

Next Meeting: Location: Government Center West, Sabal Palm Room

Date: March 27, 2014 - Time: 2:30 pm