

Go SOLAR! BROWARD ROOFTOP SOLAR CHALLENGE

Planning & Zoning Committee

Wednesday, March 28, 2012

2:30pm – 4:00pm

GC Conference Rm. 329F

Conference Call: 954-357-5486

Minutes

Cathy Randazzo, Director, Broward County Planning and Redevelopment Division, called the meeting of the Broward Rooftop Solar Challenge Planning and Zoning Committee (PZC) to order at approximately 2:35 PM. Ms. Randazzo requested those in attendance to introduce themselves. The following people attended the meeting via conference call or in-person:

- Maite Azcoitia, Broward County Attorney's Office
- Rick Buckeye, City of Oakland Park
- Don Burgess, Broward County Natural Resources Planning & Management Division
- Matt Coyle, Broward County Planning & Redevelopment Division
- Heather Cunniff, Broward County Planning & Redevelopment Division
- Jeff Day, Broward County Permitting, Licensing, & Consumer Protection Division
- Tanya Davis-Hernandez, City of North Lauderdale
- Rosemarie Fallon, Broward County Planning & Redevelopment Division
- Justin Proffitt, City of Oakland Park
- Cathy Randazzo, Broward County Planning & Redevelopment Division
- Brad Swing, City of Sunrise

For those who are new to the committee, Ms. Randazzo briefly described the project and gave an overview of the PZC's discussions to date.

Ms. Randazzo asked municipal representatives to speak about permitting issues regarding solar installations that they have encountered in their zoning codes. Concerns regarding zoning ordinance revisions were expressed and a discussion about changes that would be required in the areas of language, definitions and roof designs took place.

Brad Swing explained that the City of Sunrise has code requirements for screening utilities, that these requirements block solar installations from receiving the required sunlight, and that the City plans to exempt solar installations from the utility screening requirements. Tanya Davis-Hernandez stated the City of North Lauderdale plans to add solar uses to its zoning code. Rick Buckeye stated the City of Oakland Park's zoning ordinance will not require any changes for solar installations. Jeff Day explained that Broward County plans to add a definition for rooftop solar to Broward County's zoning code. Mr. Day further stated that a solar installation will be considered as a normal and customarily acceptable accessory structure to a house, similar to a shed. Mr. Day stated that solar installations will need to be exempted from height requirements or height requirements will need to be adjusted to accommodate rooftop solar installations.

A proposed definition of a rooftop solar system was read as follows: "For the purpose of this code, it is a system which uses one or more photovoltaic panels, installed on the surface of a roof, parallel to a sloped or flat roof, to convert sunlight into electricity in residential and commercial buildings."

Maite Azcoitia said she is drafting an ordinance to amend Broward County's zoning code to provide for rooftop solar installations. Ms. Randazzo suggested that Broward County's solar zoning ordinance may be useful for municipalities to review prior to amending their own zoning codes; Ms. Randazzo stated that even though the structure of municipal zoning codes may differ, the language may be transferable.

Ms. Randazzo introduced discussion of the outreach program. For the purpose of making homeowners and homeowners associations aware of rights regarding the installation of solar systems, a public awareness effort needs to be developed and implemented. Ms. Randazzo proposed the creation of a short slide presentation, approximately a half dozen slides, to be included with the presentation being developed by the Outreach Committee. She further noted that the presentation needs to be adaptable for various audiences. Ms. Randazzo highlighted the importance of municipal participation with outreach efforts, including the distribution of the slide presentation. Ms. Randazzo also noted the importance of obtaining the participation of all of Broward County's municipalities with Rooftop Solar Challenge efforts, not just the grant partners.

Ms. Randazzo discussed the geographic location of the meetings and that the Downtown Governmental Center might not be a convenient location for some participants. To address this issue, she is trying to secure a meeting room at Governmental Center West, located at One University Drive. Ms. Randazzo suggested holding meetings bi-weekly and announced there will not be a meeting on April 4th. The PZC agreed to hold biweekly meetings. The next meeting is scheduled for April 11th.

Mr. Buckeye inquired about funding for solar installations. Ms. Randazzo responded that a future phase of the Rooftop Solar Challenge may address implementation funding. The current grant began on February 15, 2012 and will end February 14, 2013. Don Burgess commented that FPL may have a rebate program. Mr. Burgess also commented that the Legislature is considering the creation of a funding source for solar rebates, similar to the program from a few years ago. Mr. Burgess volunteered to investigate the two potential funding sources and report to the PZC on his findings.

The meeting adjourned at 2:58pm.

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Name	Agency	Address	Phone	E-mail	Initials/Check mark if attending via phone
Don Burgess	Broward County Natural Resources Planning & Management Division	115 South Andrews Avenue Fort Lauderdale, FL 33301	954-519-0305	dburgess@broward.org	
Matt Coyle	Broward County Planning & Redevelopment Division	115 South Andrews Avenue Fort Lauderdale, FL 33301	954-357-7794	mcoyle@broward.org	
Heather Cunniff	Broward County Planning & Redevelopment Division	115 South Andrews Avenue Fort Lauderdale, FL 33301	954-357-5657	hcunniff@broward.org	
Tanya Davis-Hernandez	City of North Lauderdale	701 SW 71 st Avenue North Lauderdale, FL 33068	954-724-7069	thernandez@nlauderdale.org	Call in
Jeff Day	Broward County Permitting, Licensing, & Consumer Prot. Division	One North University Drive Plantation, FL 33324	954-410-1568	gday@broward.org	
Erin Deady	Erin L. Deady, P.A.	1111 Hypoluxo Road Suite 207 Lantana, FL 33462	561-586-7116	erin@deadylaw.com	
Todd Messenger	Kendig Keast Collaborative	6860 South Yosemite Court Suite 2000 Centennial, CO 80112	303-577-7466	todd@kendigyeast.com	
Herb Parlato	Broward County Permitting, Licensing, & Consumer Prot. Division	One North University Drive Plantation, FL 33324	954-765-4800 (9846)	hparlato@broward.org	

BROWARD ROOFTOP SOLAR CHALLENGE

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Name	Agency	Address	Phone	E-mail	Initials/Check mark if attending via phone
Catherine Randazzo	Broward County Planning & Redevelopment Division	115 South Andrews Avenue Fort Lauderdale, FL 33301	954-357-6674	crandazzo@broward.org	CCR
Nancy Rubin	Broward County Attorney's Office	115 South Andrews Avenue Fort Lauderdale, FL 33301	954-357-7600	nrubin@broward.org	ms maite
Brad Swing	City of Sunrise	1601 NW 136 th Avenue Sunrise, FL 33373	954-746-3238	bswing@sunrisefl.gov	Call in
Rosemarie Fallo	BC PRD		954-357-6644	rfallo@broward.org	RFK
Rich Buckeye					Call in
Justin Proffitt					Call in