

Alternative Power Energy Systems

Per the Associations Bylaws, projects such as those included in this document require approval from the BCC prior to proceeding with installation or construction, and must also include necessary approvals from the appropriate public authorities. The requirements below were developed based on the BCC's responsibility to accept or refuse projects as spelled out in the Association Bylaws. Please see By-Law Article VII and VIII for more details.

A. Solar Panels and Arrays:

1. Any LDLA Member considering a solar power system and/or component installation must submit an RCA for evaluation to the LDLA Building Control Committee PRIOR to the start of such a project.
2. Any subsequent approved installation must comply with all Federal, State, and Local laws, construction codes, ordinances and have the required permits prior to the start of a project. Special Attention needs to be given to compliance to Local, State and Federal fire codes.
3. Solar Panel systems are allowed on the non-road side of all homes subject to the restrictions listed below.
4. Shingle type solar collection systems are allowed.
5. Ground and pole mounted solar panel systems, arrays or any components thereof are not permitted in any configuration on any LDLA Eligible Parcel Property.
6. Vertically mounted solar panel systems, arrays or any components thereof, whether attached to a residential structure or not, are not permitted in any configuration on any LDLA Eligible Parcel Property.
7. Roof mounted solar panel systems on pitched and flat roof residences must not be visible from the road side or direct line of site of neighboring properties, as determined by the BCC.
8. All solar panel systems or arrays must no more than six inches (6") above the roof surface or manufactures minimum requirements, which ever is lower.

Additionally, for homes with lake frontage:

1. The solar panel array must be arranged in a symmetrical pattern with panels contiguous to each other on each roof face where they are installed.
2. No tilt mounted panels/arrays allowed.
3. Relative consideration to the following items will also be considered/scored:
 1. Color difference of panels to roof (shingles) -
(0=black panel/light shingles, 5=black panel/black shingles)
 2. Roof Pitch - (closer to vertical=0, closer to flat=5)
 3. Height of home above lake level (level with lake=0, high above lake=5)
 4. Reflection of panels at boaters/neighbors, length of time/intensity
(high intensity/all afternoon = 0, none=5)

Total score must be greater than or equal to 10.

In All Cases:

Tree removal requested only for a solar panel installations will not be approved.

The LDLA will not get involved in managing shade issues between neighbors.

Prior to any RCA approval by the BCC, and as an elemental part of all solar power RCA evaluations, the BCC will, in all cases, discuss the request with both adjacent and any line of sight neighbors.

The BCC will deal directly with the requesting member, and not by delegation to the requesting member's potential contractor or supplier.

B. Wind Turbine Power Generation

At this time wind turbine or any wind power generation systems are not permitted in any configuration on any restricted (LDLA Eligible Parcel) property.

C. Emergency/Backup Permanent and Temporary Generators.

Emergency permanent stand-by generators are permitted on any restricted (LDLA Eligible Parcel) property. RCA's are required and approved in advance of any installation work.

Temporary portable stand-by emergency generators are permitted on any Restricted (LDLA) Eligible Parcel) property. RCA's are not required, however it is highly encouraged that all users carefully follow all manufacture safety instructions associated with your generator.

These restrictions are subject to change and will evolve over time as solar technology advances.