

STAFF REPORT
City of Lancaster

NB 1
09/08/15
MVB

Date: September 8, 2015

To: Mayor Parris and City Council Members

From: Brian S. Ludicke, Planning Director

Subject: **Amendment to Title 15 of the Lancaster Municipal Code Pertaining to Expedited Permitting Procedures for Small Residential Rooftop Solar Systems**

Recommendation:

Introduce **Ordinance No. 1006**, amending Title 15 of the Lancaster Municipal Code by adding Chapter 15.45 (Small Residential Rooftop Solar Energy Systems), to provide an expedited, streamlined permitting process for small residential rooftop solar energy systems.

Fiscal impact:

None; there are no changes to the current process.

Background:

Section 65850.5(a) of the California Government Code provides that it is the policy of the State to promote and encourage the installation and use of solar energy systems by limiting obstacles to their use and by minimizing the permitting costs of such systems. In furtherance of that objective, Section 65850.5(g)(1) of the California Government Code requires that, on or before September 30, 2015, every city, county, or city and county must adopt an ordinance that creates an expedited, streamlined permitting process for small residential rooftop solar energy systems.

The City currently expedites the review of such applications by reviewing the submittals and issuing permits over the counter. The City also currently accepts and approves such applications electronically through the City's website. In addition, only one (1) inspection is required for these installations. The City, then by current process, already expedites the review of such applications; however, the City needs to adopt the ordinance mandated by Section 65850.5(g)(1). The attached ordinance is intended to satisfy that requirement. The ordinance codifies the requirements of Section 65850.5(g)(1), such as accepting and approving applications electronically, directing the City's Building Official to develop a checklist of all requirements with which small rooftop solar energy systems shall comply to be eligible for expedited review, and authorizing the Building Official to administratively approve such applications.

CE:lcs

Attachment:

Ordinance No. 1006