

Solar Panel Check-List for Review by Architectural Control Committee

Name _____ Unit # _____ Date _____

Check Here	Required
	System is made up of photovoltaic (PV) panels
	Panels are visually integrated with the architecture of the building (location, style, color)
	Panels are not visible from the road
	System does not include a method for following direction of the Sun
	Panels are manufactured by a company that has been in business ten (10) years
	Panels are owned by the homeowner – not leased or rented
	Ownership is transferable to all subsequent owners of the unit
	Owner assumes responsibility for damage caused by leaks to all unit owners in building
	Roof life has a minimum of 15 years life – confirmed by professional roofer in writing
	No trees need to be trimmed or removed to accommodate solar panels
	Owner is not the recipient of a commission or any compensation for any sale at Millridge
	Owner agrees to pay added cost of gutter cleaning - ladders vs. safety hooks
	Maximum distance from the roof top to the panel surface is eight (8) inches
	Owner to pay the additional cost to insure panels and liability coverage for other owners
	Additional inverters and meters are not visible from the street
	Owner (or his assigns) will pay to remove panels when a new roof is installed
	Owner (or his assigns) will promptly remove all debris, rodent or bird nests under panels
	Panels and installation comply with all applicable building codes
	PV system is at least 2 KW with a power performance warrantee for 20 years
	Surface of panels is Non-Reflective
	Panels are continuous, without gaps
	Panels do not extend beyond the the plane of the roof or the neighbors property line
	Conduit is painted the color of the surrounding material
	Owner will sign acceptance of these provisions before installation

This check list must also be accompanied by: verification of roof life; written documentation of technical specifications; written confirmation that manufacturer has been in business ten years; color photos of the panels to be installed; color photos of additional hardware, including panel frames, and proof of insurance.