

## **Chapter 126.-Zoning, Article XIV.- Supplemental District Regulations, Division 2.- Accessory Structures**

### **Subdivision IV. – Sustainable Development Practices Alternative Clean Energy Technologies**

#### 126-913. - Applicability

The provisions of this section shall apply to the installation of solar energy systems and electric vehicle (EV) charging infrastructure. A development permit is required for ground-mounted solar installations, solar-covered parking canopies and EV charging infrastructure to ensure compliance with the provisions of this code section.

#### 126-914. - Development standards

(a) *Roof-Mounted Solar Panels.* Roof-mounted solar photovoltaic (PV) panels may extend above the highest point of the roof ridge, including any supporting structures or mounts, provided they are installed in accordance with the manufacturer's specifications.

(b) *Ground-Mounted Solar Energy Systems.* Standalone (ground-mounted) solar photovoltaic (PV) systems must comply with:

1. Setback and separation requirements for accessory structures; and
2. Limitations on vegetation removal, developed area and impermeable surface coverage applicable to the zoning district where the property is located.

(c) *Solar Covered Parking Canopy.* Solar-covered parking canopy may be permitted in multi-family residential or non-residential developments when located above a lawfully established parking area, provided:

1. Required vegetation buffers and landscape islands are not disturbed;
2. All setbacks applicable to a parking area or parking space are met;
3. Impermeable surface coverage and developed area limitations of the applicable zoning district are not exceeded;
4. The structure does not exceed 14 feet in height, measured from existing grade to top of structure; and
5. No portion of the structure may be located within the A-Gulf Beach Zone (seaward of the 1974 Coastal Construction Control Line) or the B-Bay Beach Zone.

(d) *Electric Vehicle (EV) Charging Stations.* EV charging stations at multi-family residential, non-residential, and public facility developments within a lawfully established parking area, provided:

1. Required vegetation buffers and parking landscape islands are not disturbed;
2. All setbacks applicable to a parking area or parking space are met;

3. No portion of the structure may be located within the A-Gulf Beach (seaward of the 1974 Coastal Construction Control Line) or B-Bay Beach zones; and
4. The EV charging station may be counted toward minimum required parking spaces.