

Utility-Scale Solar Energy Systems (US-SES)

Meeting Outline

- Public Hearing: Citizen Concerns**
- Appropriate Locations**
- Ordinance Type(s)**
- Process Type(s)**
- Information Collection (Application Requirements)**
- Requirements for Permitting of US-SES**
- Definitions**

Topic 1: Citizen Concerns

Public Hearing – US-SES

US-SES Example – MidAmerican Energy – Woodbury County



US-SES Example – MidAmerican Energy – Woodbury County



US-SES Example – MidAmerican Energy – Woodbury County



US-SES Example – MidAmerican Energy – Woodbury County



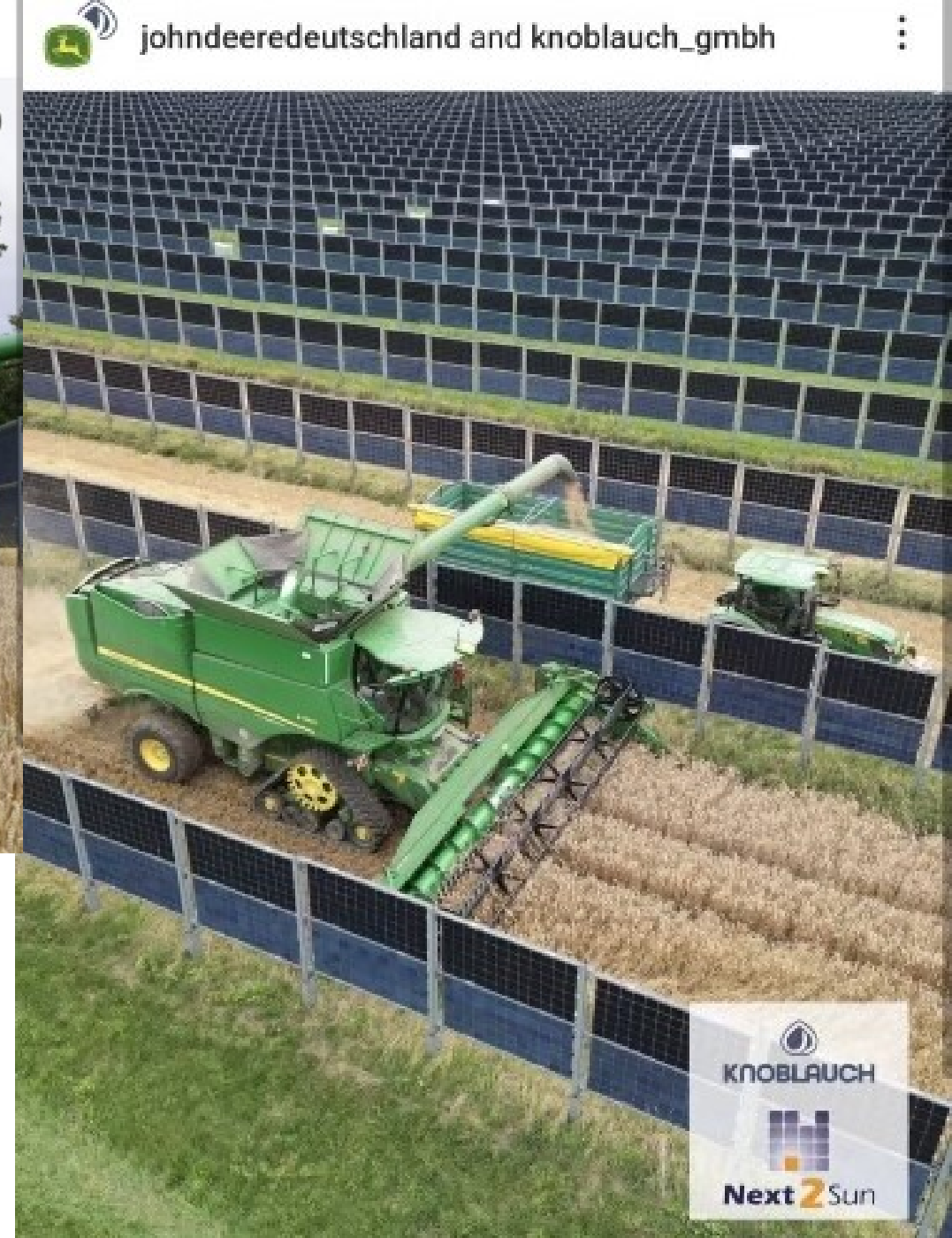
US-SES Example – MidAmerican Energy – Woodbury County



US-SES Example – MidAmerican Energy – Woodbury County



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Topic 2: Appropriate Location(s)?

- Zoning Districts
- Considerations
 - Zoning Districts
 - Corn Suitability Rating 2
 - Agricultural Related Use
 - Slope Cap
 - Acre Cap
 - Height Cap
 - Density
 - Notification Area
 - Site Considerations
 - Property Ownership
- Other Additional

Topic 3: Ordinance Type(s)

Standalone Ordinance

Ordinance Amendment

Topic 4: Process Type(s)

Zoning Ordinance Map Amendment (Rezone)

- Regular Process
- General Industrial (GI)
- Overlay District?

Conditional Use Permit

- Regular Process
- Added Ordinance Requirements
- Other / Additional

Topic 5: Information Collection (Application Requirements)

- Zoning Ordinance Map Amendment (Rezone)
- Conditional Use Permit Application Procedures
- Certified Abstractor's Listing
- General Information
- Mapping
- Documentation
- Requirements for Development Plans / Site Plans
- Other / Additional

Topic 6: Requirements for Permitting of US-SES

- Separation Distances / Setbacks / by Zoning District
- Screening 75
- Fencing / Security
- Signage
- Lighting
- Noise
- Glare Minimization
- Utility Connections
- Accessory Structures
- Outdoor Storage
- Endangered Species and Wetlands
- Weed Control
- Slope
- Waste
- Maintenance, Repair, or Replacement
- Cessation of Operations
- Repowering
- Decommissioning
- Cleaning Chemicals and Solvents
- Road Use Agreements
- Special Flood Hazard Area (Floodplain) v. Soil Erosion and Sediment Control
- Storm Water Management
- Compliance with Local, State, and Federal Regulations
- Transfer
- Administration and Enforcement
- Fee Structure
- Other / Additional

Topic 7: Definitions

7. TOPIC 7: Definitions

Agreement	Non-participating Landowner	Solar Energy Systems, Private
Agrisolar or Agrivoltaics	Occupied Structure	Solar Energy Systems, Utility Scale (US-SES)
Applicant	Operator	Solar Panel
Community Solar	Owner	Solar Storage Battery
Conditional Use Permit (CUP)	Participating Landowner	Solar Storage Unit
Concentrating Solar Power Systems	Photovoltaic (PV) Cells	Solar Thermal Energy System (STES)
Corn Suitability Rating 2 (CSR2)	Professional Engineer	Structure
Critical Slope Angle	Project Area	Structure-Mounted Energy System
Developed Project Areas	Property Line	Substation
Easement	Residence	System Height
Feeder Circuits / Lines	Setback	- Other Additional -
Glare/Glint	Slope	
Grounded-Mounted System	Solar Array	
Interconnection	Solar Collector	
Module	Solar Easement	
Mounting	Solar Energy	

- These definitions are being presented for discussion and informational purposes only and is subject to changes including additions, deletions, or modifications.

Topic 8: Commissioner Concerns