

VILLAGE PRESIDENT  
Seth Speiser

VILLAGE CLERK  
Jerry Menard

VILLAGE TRUSTEES  
Ray Matchett, Jr.  
Lisa Meehling  
Mike Blaies  
Tom Carpenter  
Michael Heap  
Robert Kaiser

VILLAGE TREASURER  
Bryan A. Vogel

# VILLAGE OF FREEBURG

FREEBURG MUNICIPAL CENTER  
14 SOUTHGATE CENTER, FREEBURG, IL 62243  
PHONE: (618) 539-5545 • FAX: (618) 539-5590  
Web Site: www.freeburg.com

INTERIM  
VILLAGE ADMINISTRATOR  
Matt Trout

PUBLIC WORKS DIRECTOR  
John Tolan

POLICE CHIEF  
Michael J. Schutzenhofer

ESDA COORDINATOR  
Eugene Kramer

VILLAGE ATTORNEY  
William E. Gck Brown, P.C.

**THE PUBLIC CAN PARTICIPATE THROUGH THE ZOOM CLOUD MEETING APPLICATION AND CLICKING ON THE FOLLOWING LINK:**

**Meeting ID 447 872 7673**

**Join URL: <https://us02web.zoom.us/j/4478727673>**

We ask the public to mute their phone or mic until Public Participation  
If you have any questions, please contact Matt Trout at [mtrout@freeburg.com](mailto:mtrout@freeburg.com)

September 11, 2023

## NOTICE MEETING OF THE ELECTRIC COMMITTEE (Blaies/Carpenter/Heap/Meehling)

An Electric Committee Meeting of the Village of Freeburg will be held at the Municipal Center, Executive Board Room, on **Wednesday, September 13, 2023, at 5:30 p.m.**

### ELECTRIC COMMITTEE MEETING AGENDA

- I. Items to be Discussed
  - A. Old Business
    1. Approval of August 16, 2023 Minutes
    2. Customer Issues
    3. IMEA Energy Efficiency Grant
    4. Cemetery Road Line Extension
    5. South Substation Switchgear Preventative Maintenance
  - B. New Business
    1. Tatum Solar Request
  - C. General Concerns
  - D. Public Participation
  - E. Adjourn

At said Electric Committee Meeting, the Village Trustees may vote on whether or not to hold an Executive Session to discuss the selection of a person to fill a public office [5 ILCS, 120/2 - (c) (3)], litigation [5 ILCS, 120/2 - (c)(11)] personnel [5 ILCS, 120/2 - (c)(1)], collective negotiating matters between the public body and its employees or their representatives [5 ILCS 120/2 (C)(2)] or real estate transactions [5 ILCS, 120/2 - (c)(5)].

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## ELECTRIC COMMITTEE MEETING (Blaies/Carpenter/Heap/Meehling) Wednesday, August 16, 2023 at 5:30 p.m.

The meeting of the Electric Committee was called to order at 5:31 p.m. on Wednesday, August 16, 2023 by Chairperson Mike Blaies. Committee members present were Chairman Mike Blaies, Trustee Tom Carpenter, Trustee Mike Heap, Trustee Lisa Meehling, Mayor Seth Speiser, Village Clerk Jerry Menard, Trustee Bob Kaiser, Trustee Ray Matchett, Treasurer Bryan Vogel, Public Works Director John Tolan, Police Chief Mike Schutzenhofer, Head Lineman Shane Krauss (absent), Village Attorney Fred Keck, Interim Village Administrator Matt Trout, Crew Leader Bob Jenkins (5:43 p.m.), and Office Manager Julie Polson. Guests present: Janet Baechle and Charlie Mattern (6:07 p.m.). There were no guests present via Zoom.

### A. OLD BUSINESS:

1. Approval of July 12, 2023 Minutes: Trustee Tom Carpenter motioned to recommend to the full Board approval of the July 12, 2023 minutes, and Trustee Lisa Meehling seconded the motion. All voting yea, the motion carried.
2. Customer Issues: Public Works Director John Tolan reported the electric crews have been dealing with limbs falling on our wires from previous storms. There were not any substantial outages.
3. IMEA Energy Efficiency Grant: John has nothing new to report.
4. Cemetery Road Line Extension: John has nothing to report. Mayor Speiser advised the lots are starting to sell.
5. Storm Update – Tub Grinder Quote: John recommends option 3 where AgriCycle will handle everything. They will leave 750 yards of mulch, and it will cost approximately, \$13,000 for 1.5 days work. Village Administrator Matt Trout has submitted our costs of almost \$75,000 to St. Clair County but has not heard back from them. This was a substantial storm, and Matt advised we don't have many options and need to get the debris cleaned up.

*Trustee Lisa Meehling motioned to recommend to the full Board to hire AgriCycle's Option #3 to remove the storm debris, and Trustee Tom Carpenter seconded the motion. All voting yea, the motion carried.*

### B. NEW BUSINESS:

1. Project #23-09: South Substation Switchgear Replacement: John said Shane met with a vendor at an IMEA conference who suggested looking into a retrofit situation for the breaker. The cost to replace a breaker would be \$204,526. Instead, Shane is proposing a maintenance inspection at a cost of \$6,550 in this year's budget, and if applicable, plan on the \$80,333 in next year's budget to have a replacement retrofit breaker installed. We do not want our equipment failing, so it doesn't hurt to perform the preventative maintenance on the equipment.

Electric Committee Meeting Minutes  
Wednesday, August 16, 2023  
Page 1 of 2

*Trustee Tom Carpenter motioned to recommend to the full Board approval of Fletcher Reinhard's Quote in the amount of \$6,550 for the preventative maintenance, and Trustee Lisa Meehling seconded the motion. All voting yea, the motion carried.*

Treasurer Bryan Vogel advised we have options on the CD that amounts to \$181,000 that renews on 12/31/27 at 2.42%. We can leave it as it, we can withdraw it and reinvest for 60 months at 3.19% and have a net increase of \$1,660. Option #3 would be to cash it in, incur the penalty and invest it for 7 months at 5% interest. Once that would expire, we would go out for another CD at around 2.19% to make it viable. He believes the best option is to cash it in and take the 60-month CD at 3.19%.

*Trustee Tom Carpenter motioned to recommend to the full Board to cash in the \$181,000 CD and reinvest it at 3.19% for 5 years for net a profit of \$1,660, and Trustee Lisa Meehling seconded the motion. All voting yea, the motion carried.*

Treasurer Vogel left the meeting at 5:51 p.m.

2. Executive Session to Discuss Litigation, 5 ILCS 120/2-(c)(11):

**EXECUTIVE SESSION**

**5:52 P.M.**

*Trustee Lisa Meehling motioned to enter Executive Session citing Litigation, 5 ILCS, 120/2-(c)11 and Trustee Tom Carpenter seconded the motion. All voting yea, the motion carried.*

**EXECUTIVE SESSION ENDED**

**6:06 P.M.**

*Trustee Lisa Meehling motioned to reconvene the regular session of the Electric Committee at 6:06 p.m., and Trustee Tom Carpenter seconded the motion. All voting yea, the motion carried.*

**C. GENERAL CONCERNS:** None.

**D. PUBLIC PARTICIPATION:** None

**E. ADJOURN:** *Trustee Tom Carpenter motioned to adjourn at 6:08 p.m., and Trustee Lisa Meehling seconded the motion. All voting yea, the motion carried.*



Julie Polson  
Office Manager

# VILLAGE OF FREEBURG

14 Southgate Center  
Freeburg, Illinois 62243  
618.539.5545

## NET METERING APPLICATION

FOR INSTALLATION OF CUSTOMER-OWNED, GRID CONNECTED NET METERING SYSTEMS OF 10 KW OR LESS

### A. APPLICANT INFORMATION

Customer-Generator (Name): Gail Tatum  
 Account No: \_\_\_\_\_  
 Mailing Address: \_\_\_\_\_ rg IL \_\_\_\_\_ Zip Code: 62243  
 Installation Address  
 (If different from above): \_\_\_\_\_ Zip Code: \_\_\_\_\_  
 Daytime Phone: \_\_\_\_\_ Fax: \_\_\_\_\_  
 Email: \_\_\_\_\_

### B. ELECTRIC SYSTEM INFORMATION

- Identify type of system:  Solar  Other \_\_\_\_\_
- Vendor Name: Gail Tatum
- Site Location of system on property: South and West roof faces of garage
- System Description: Roof mount solar installation  
 Manufacturer & Model #: ZXM7550-SHDB144 Type/Style: Black/Monocrystalline
- Synchronous Inverter/Generator Data Tesla  
 Manufacturer & Model #: Tesla 7.6 1538000-xx-y  
 Serial Number: N/A  
 Location:  Indoor  Outdoor Location of Property: West side of garage wall  
 Nameplate Data: 7.6kW AC 6.48kW DC  
 Voltage and Frequency: 240  
 KW Rating: 7.6kW AC 6.48kW DC

### C. SYSTEM DESIGNER & INSTALLATION CONTRACTOR INFORMATION (if applicable)

- Design Consultant: \_\_\_\_\_  
 Address: \_\_\_\_\_ Zip Code: \_\_\_\_\_  
 Phone: \_\_\_\_\_ Fax: \_\_\_\_\_
- Installation Contractor: Sun Solar LLC  
 Address: 2531 N Patterson Ave Zip Code: 65803  
 Phone: 4174131786 Fax: \_\_\_\_\_

### D. INSTALLATION

- Proposed installation date: Upon permit approval
- Proposed interconnect date: \_\_\_\_\_
- Submit/Attach a one-line electrical diagram for proposed Net Metering System**, including the location of the Renewable Resource, the inverter, lockable disconnect switch, metering points in relation to the Village's Electric system, and the Net Metering Location.

**E. INTERCONNECTION COMPLIANCE**

- Customer –generator shall be solely responsible for obtaining and complying with any and all necessary easements, licenses, and permits, or exemptions, as may be required by any federal, state, local statutes, regulations, ordinances, or other legal mandates.
- The Customer-generator shall submit documentation to the Village that verifies the Net Metering System has been inspected and approved by the local permitting agency regarding electrical code requirements.
- Customer-generator shall not commence parallel operations of the Net Metering System until written approval of the interconnection has been provided by the Village.
- The Renewable Resource must be IEEE 1547 compliant, UL 1741 listed, and contain an interconnection discount device that is manual, lockable, visible, and accessible.

**F. OWNER ACKNOWLEDGEMENT**

1. There is not a Purchase Power Agreement associated with the installation or operation of this renewable energy generator.
2. I hereby acknowledge that I understand and have followed section 10-2-15 GUIDELINES FOR INTERCONNECTION TO THE VILLAGE OF FREEBURG MUNICIPAL ELECTRIC SYSTEM of the village code book.
3. I hereby acknowledge that I understand and have followed section 10-2-16 NET METERING GUIDELINES FOR INTERCONNECTION OF ON-SITE GENERATING FACILITIES CONNECTED TO THE VILLAGE OF FREEBURG'S MUNICIPAL ELECTRIC SYSTEM of the village code book.
4. I hereby acknowledge that all of the information provided is true and correct.

**Signed (Owner):** DocuSigned by:  
**Gail Tatum**  
CAC99634E92248A **Date:** 8/11/2023 | 10:51 PM CDT

---

**Name (Print):** Gail Tatum

APPROVED / DENIED

**Public Works Director:** \_\_\_\_\_ **Date:** \_\_\_\_\_

APPROVED / DENIED

**Head Lineman:** \_\_\_\_\_ **Date:** \_\_\_\_\_

APPROVED / DENIED

**Zoning Administrator:** \_\_\_\_\_ **Date:** \_\_\_\_\_

**Once the application has been approved please proceed with building permit.**

10-2-15. - GUIDELINES FOR INTERCONNECTION TO THE VILLAGE OF FREEBURG MUNICIPAL ELECTRIC SYSTEM.

The Village of Freeburg shall make available, upon request, interconnection services to any customer that meets the required guidelines. Interconnection services in this policy refers to on-site generating facilities connected to the Village of Freeburg's Municipal Electric System in a manner that will allow excess electricity generated by the eligible on-site generating facility to be safely delivered onto the Village of Freeburg's electric distribution system.

(A) Guidelines for interconnecting to the utility system are as follows:

1. Only generating facilities that have been approved by the Public Works Director and/or Head Lineman of the Village of Freeburg Electric Department (or official designated by the utility) shall be interconnected with the Village of Freeburg's electric distribution system.
2. Interconnection Services shall only be available to premises with aggregated total generation t a single customer site of less than 300 kW.
3. All interconnections shall comply with IEEE Standard 1547 for Interconnecting Distributed Resources with Electric Power Systems (IEEE 1547) as they may be amended from time to time.
4. The Village of Freeburg is under no obligation to purchase energy supplied to the utility under this standard. This does not preclude the customer meeting applicable standards that would allow the customer to supply power onto the utility's system and receive credit for such energy under the utility's Net Metering Policy.
5. If the customer qualifies under the Interconnection standard but does not qualify under the Net Metering Policy, then any energy delivered to the utility system shall be surrendered to the utility with no value. The Village of Freeburg will install a meter that will not provide any credit for energy delivered to the utility system and the customer will pay for any costs associated with the meter charge.
6. Customers will comply with all other applicable utility standards for interconnection.
7. Capacity of 10kW or less and interconnected to the utility system shall comply with IEEE 1547 section 5.5, periodic interconnection tests. All interconnection related protective functions and associated batteries shall be periodically tested at intervals specified by the manufacturer system integrator, or the authority that has jurisdiction over the Distributed Resources interconnection, or all tests shall be performed at a minimum of every three years. Periodic test reports shall be maintained and submitted to the Village of Freeburg Electric Department.
8. Systems of greater than 10kW shall perform all interconnection-related protective functions and associated battery testing on a yearly basis. All test reports shall be submitted to the Village of Freeburg Electric Department after completion of the yearly testing.
9. Reports required under Section 2, paragraphs g. and h., must be submitted within 30 days of the anniversary date of the energizing of the interconnect generating. If the required reports are not received within the period, the generation must be disconnected until such time as the reports are submitted.

(B) The Village of Freeburg Electric Department shall develop such documents as needed to implement this policy.

(Ord. No. 1522; 11-17-14)

10-2-16. - NET METERING GUIDELINES FOR INTERCONNECTION OF ON-SITE GENERATING FACILITIES CONNECTED TO THE VILLAGE OF FREEBURG'S MUNICIPAL ELECTRIC SYSTEM.

- (A) The Village of Freeburg shall make available, upon request, net metering service to any customer taking service from the Village of Freeburg and who meets the requirements set forth in this policy. For purposes of this policy, "net metering" means service to an electric customer under which electric energy generated by that electric customer from an eligible onsite generating facility owned by that customer and, under some circumstances, delivered to the local distribution facilities may be used to offset electric energy provided by the electric utility to the electric customer as provided for in this policy.
- (B) For purposes of this policy, an eligible on-site generating facility shall be defined as a renewable generating facility such as a photovoltaic facility and small wind turbines. Other forms of renewable fuels shall be considered on a case by case basis. In all cases, facilities interconnected must be deemed to be renewable to qualify for this policy.
- (C) The electric generating facility must also abide by the Village of Freeburg's Interconnection Standards.
- (D) Subject to the limitations set forth herein, the Village of Freeburg shall make net metering service available upon request to any Village of Freeburg's electric customer with a qualifying generating facility of 10kW capacity or less.
- (E) Any generating facility greater than 10kW shall be considered on a case by case basis. The decision with respect to such facilities shall be sent to the next scheduled Electric Committee meeting by the Zoning Administrator for a recommendation to the full Village Board. (Ord. No. 1691; 10-21-19)
- (F) Total net metered capacity interconnected under this policy for the Village of Freeburg's system shall not exceed two percent of the system's peak as it existed in the prior calendar year. In the event that the system peak is reduced such that the existing net capacity exceeds the two percent level, those existing net metered customers shall be allowed to continue under this policy. However, no new interconnections will be allowed until such time as the system peak grows such that net metered capacity is again no greater than two percent of the system's peak.
- (G) The utility shall install a bi-directional meter to measure both the energy used by the customer from the utility and the energy provided by the customer to the utility. Energy used by the customer from the utility, as reflected in the meter reading, shall be billed at the appropriate utility full retail rate. For any energy generated by the customer and provided to the utility for a given billing period, as reflected in the meter reading, a credit shall be applied to the customer's bill based upon the utility's avoided cost. Avoided cost shall be defined as the average cost in cents/KWh billed to the utility by its power supplier for the previous month. In the event of termination of an account qualifying for net metering under this policy, any outstanding credits are surrendered. Under no circumstances will there be credit transfers for excess energy. Your account will be trued up with the October billing of each year and adjustments, either credit or debit, will be made to your account interest free. (Ord. No. 1612; 12-19-16)
- (H) Any costs the Village of Freeburg incurs associated with the net metering program, including but not limited to changes in metering, other physical facilities or billing-related costs shall be borne by the participants in the net metering program.
- (I) The Village of Freeburg's Electrical Department and the Village of Freeburg may modify the net metering policy as required by law or as determined by the needs of the Village of Freeburg.

(Ord. No. 1523; 11-17-14)

**ORDINANCE NO. 1689**  
AN ORDINANCE AMENDING CHAPTER 40 OF THE REVISED  
CODE OF THE VILLAGE OF FREEBURG, ST. CLAIR  
COUNTY, ILLINOIS (Zoning Code)

BE IT ORDAINED BY THE VILLAGE PRESIDENT AND VILLAGE BOARD OF TRUSTEES OF THE VILLAGE OF FREEBURG, ST. CLAIR COUNTY, ILLINOIS, THAT:

**DELETE THE CURRENT SECTION 40-2-15 ACCESSORY USES AND REPLACE WITH THE FOLLOWING:**

**40-2-15**      **ACCESSORY USES.**

(A) Any accessory use shall be deemed permitted in a particular zoning district if such use:

- (1) Meets the definition of "accessory use" found in **Section 40-1-9**; Accessory structures include, but are not limited to, detached garages, carports, sheds, and storage buildings.
- (2) Is accessory to a principal structure or use that is allowed in a particular zoning district as permitted or special use; and
- (3) Is in compliance with restrictions set forth in **Section 40-2-16.**

(B) If an accessory structure is attached to a principal structure, it shall be considered part of such structure. (**Sec. 155.034**)

(C) The appropriate building permit shall be obtained prior to the construction or placement of any accessory structure.

(D) Accessory structures that are existing as of August 19, 2019 may remain as is. Structures not meeting the following requirements may not be expanded or replaced unless there is an existing foundation in place. In that case, the structure may be rebuilt on the existing foundation without any changes to the foot print of the structure.

**DELETE THE CURRENT SECTION 40-2-16 ACCESSORY USE RESTRICTIONS AND REPLACE WITH THE FOLLOWING:**

**40-2-16**      **ACCESSORY USE RESTRICTIONS.**

(A)      **General Limitations.**

- (1) A maximum of one incidental structure such as a shed for storage, potting, tools, etc. per unit shall be allowed as an accessory use per one and two family dwelling excluding the agriculture district.
- (2) At the discretion of the building official, a storage building or shed 200 square feet or larger may be considered a garage and shall be subject to the same requirements.
- (3) One detached garage or covered carport shall be allowed as an accessory structure per one and two family dwelling.

(B)      **Height.** No accessory structure shall be higher than twenty-five (25) feet in any zoning district; however, there shall be no height limit on accessory structures related to agriculture.

(C)      **Setbacks.**

- (1) No accessory use in any zoning district shall be located in any part of any front yard that is required because of the setback regulations of such district. All other setback requirements are established in the area-bulk schedule in **Section 40-2-17.**



**ORDINANCE NO. 1689 cont.**

- (2) Accessory structures shall be subject to the same setback requirements as the primary structure. The rear setback for garages and carports that are accessed from an alley shall be no less than 3 feet from the rear property line.

(D) **Lot coverage.** Accessory structures shall adhere to the appropriate lot coverage restrictions for that zoning district. In no event shall the combined total area of any and all accessory structures exceed 30% of the required rear yard coverage. In no case shall the total square footage of all accessory structures be greater in square footage than the footprint of the primary structure.

(E) **Materials.**

(1) The design, construction, building materials, and color of the detached garage or carport shall be similar to or compatible with the design and construction of the primary structure.

(2) All types of metal shall be prohibited as a primary build material for any accessory structures. However, "High rib" metal roofing panels shall be allowed as an acceptable roofing material. The following materials shall be strictly prohibited:

- (a) Prefabricated metal sheds excluding the agriculture (A) and moderate industrial (I-2) zoning districts;
- (b) Pole barns excluding the agriculture (A) and moderate industrial (I-2) zoning districts;
- (c) Railroad cars, shipping/moving containers, truck trailers, and other transitory type containers; and
- (d) Metal carports.

(F) **Use of Dwelling.** Use of any accessory structure as a dwelling is strictly prohibited throughout the Village, in all zoning districts.

**ADD THE FOLLOWING SECTION 40-2-20:**

**40-2-20 SOLAR ENERGY SYSTEMS.** The following sections shall apply to Solar Energy Systems. All definitions set forth of this Code shall apply when applicable and to the extent that they are not inconsistent with the definitions contained in this Section.

(A) **Solar Energy System.**

(1) **Purpose and Intent.** The purpose of these regulations is to provide a uniform and comprehensive set of standards for the installation and use of Solar Energy Systems designed for on-site use that shall be used solely to reduce on-site consumption of utility power, but energy output may be delivered to a power grid to offset the cost of energy on-site. The intent of these regulations is to protect the public health, safety, and welfare without unduly restricting the development of the solar energy system.

(2) **Permitted Use.** Ground mounted solar energy systems shall be considered an accessory use to a principal permitted use or a granted special use in any zoning district.

(3) **Special Requirements.** Solar energy systems shall be subject to the requirements included in Sections 40-2-16 (Accessory Use Restrictions) and 40-2-17 (Area and Bulk Requirements) unless otherwise stated herein:

**ORDINANCE NO. 1689 cont.**

(a) **Ground Mounted Solar Energy System Height and Size.**

Height shall not be greater than six feet at maximum tilt of the solar panel(s) as measured from the average grade at the base of the supporting structure to the highest edge of the system and the size shall not occupy more than thirty percent (30%) of square feet of ground in any zoning district.

(b) **Structure Mounted Solar Energy System Height.**

Shall not be greater than the allowable height of any structure within the zoning district in which the solar energy system is to be installed.

(c) **Setbacks.**

The personal solar energy system shall maintain perimeter setbacks of at least ten (10) feet. No personal solar energy system shall be permitted to be located in the required front or side yard.

(d) **Building Codes.**

All village, county, state, and national construction codes shall be followed.

(e) **Use.**

The solar energy system shall provide electricity for on-site use by the owner. This does not prohibit an owner from making excess power available through net metering.

(f) **Approved Solar Components.**

Electric solar energy system components must have an Underwriters Laboratory (UL) listing or approved equivalent. Solar energy collectors shall be documented by the manufacturer as being non-reflective pursuant to recognized engineering standards showing reflectivity of less than thirty percent (30%) or shall be placed such that concentrated sunlight or glare shall not be directed onto aircraft or nearby properties or streets.

(g) **Screening.**

Ground mounted solar energy systems must be substantially screened from public view (including adjacent properties and public rights-of-way) by fencing, walls, plantings, or other architectural feature, or any combination thereof; provided however, that the screening shall not be required to be so dense, so tall, or so located as to render the equipment essentially non-functional.

(4) **Certificate of Compliance.**

Before a building permit is issued for a solar energy system, the following shall be submitted to the Village of Freeburg for review:

(a) Net Metering Application Submitted.

(b) Site plan showing:

(i) Name, address, and phone number of the property owner;

(ii) Property lines;

(iii) All structures;

(iv) Septic field (if any);

(v) Field tile location (if any);

(vi) Setback lines;

(vii) Location of all solar panels and associated equipment; and,

(viii) Location of the electrical disconnect for the personal solar energy system.

(ix) Structural Engineer stamped plans for all Structure Mount Solar Energy Systems.

(c) Evidence that the site plan has been submitted to the local fire protection district or department. After an approved final inspection of the solar energy system and all building permits, a certificate of compliance shall be issued.