

Recommended Definitions in support of section “17.168.050 Solar Facilities” as follows:

- Under section “**17.04.040 Definitions**” and section “**17.168.020 Definitions**,” add the following terms and definitions therefor:

“Battery Energy Storage Facilities”

One or more battery cells for storing electrical energy stored in a Battery Energy Storage System (“BESS”) with a Battery Management System (“BMS”).

“Battery Energy Storage System (BESS)”

A physical container providing secondary containment to battery cells that is equipped with cooling, ventilation, fire suppression, and a battery management system.

“Battery Management System (BMS)”

An electronic regulator that manages a battery energy storage system by monitoring individual battery module voltages and temperatures, container temperature and humidity, off-gassing of combustible gas, fire, ground fault and DC surge, and door access and being able to shut down the system before operating outside safe parameters.

“Brownfield”

A former industrial or commercial site typically containing low levels of environmental pollution such as hazardous waste or industrial byproducts.

“Decommissioning and Reclamation Plan”

A plan to disconnect, remove, and properly dispose of equipment, facilities, or devices and reclaim the site.

“Electric Power Plant”

A facility designed and operated for the generation and distribution of electricity for the primary purpose of selling electricity generated to the electric power grid, including facilities which use fossil fuels, solar energy, hydroelectric energy, geothermal energy, biomass energy or wind energy as a resource. This definition does not apply to on-site generation equipment when such use is an accessory use.

“Integrated Photovoltaics”

Photovoltaics incorporated into building materials, such as shingles.

“Initial Commercial Operating Date of the Solar Facility”

The date upon which all equipment and portions of the facility necessary to put the facility into operation have been tested and commissioned and are both legally authorized and able to operate and deliver energy to the electric power grid. Should a portion of the facility achieve such operational capability, being able to operate and deliver energy to the electric grid, the initial commercial operating date of the solar facility shall be the date upon which the first portion of the facility achieves such capability.

“Photovoltaics (PV)”

Materials and devices that absorb sunlight and convert it directly into electricity.

“Rated Capacity”

The maximum capacity of a solar facility based on the sum of each photovoltaic system’s nameplate capacity reported as Watts Direct Current (W_{DC}) or Watts Alternating Current (W_{AC}).

“Reclamation”

The employment, during and after an operation, of procedures reasonably designed to minimize as much as practicable the disruption from an operation and provide for the establishment of plant cover, stabilization of soil, protection of water resources, or other measures appropriate to the subsequent beneficial use of the affected lands. Reclamation shall comply with all State and Federal regulations related to air quality, water quality and water law, and stormwater.

“Solar Facility, Medium-Scale”

A facility between one (1) acre and ten (10) acres. This size is approximately equivalent to a rated capacity of about 250 kW to one (1) megawatt (MW) alternating current. Facilities are generally generating electricity from sunlight primarily to reduce onsite consumption of utility power for commercial and industrial applications.

“Solar Facility, Small-Scale”

A solar facility of less than one (1) acre. This size is approximately equivalent to a rated capacity of about ten (10) kilowatts (kW) to 250 kW alternating current. Facilities are generally generating electricity from sunlight primarily to reduce onsite consumption of utility power for residential, agricultural, commercial, and industrial applications.

“Solar Facility, Utility-Scale”

A solar facility of more than ten (10) acres. This size is approximately equivalent to a rated capacity of about one (1) MW alternating current or greater. Facilities are generally generating electricity from sunlight to provide electricity to a utility provider.

“Solar PV Panel Coverage”

The total acres covered by blocks of photovoltaic panels including spaces between panels but excluding wildlife corridors, mandated setbacks, wetlands, and other avoided natural or cultural features.

- Under section **“17.90.010 Definitions”** revise the terms as noted:

“Electric Power Plant” means a facility designed and operated for the generation and distribution of electricity for the primary purpose of selling electricity generated to the electric power grid, including facilities which use fossil fuels, solar energy, hydroelectric energy, geothermal energy, biomass energy or wind energy as a resource. This definition does not apply to on-site generation equipment when such use is an accessory use.

“Solar Facility” means an installation or area of land in which a large number of solar panels are configured to generate electricity.

- Under section **“17.120.130 Public utilities”** include a new subsection D. and renumber current D to E as noted:
 - D. Small-scale solar facilities, as defined in Section **17.04.040 Definitions**, are allowable by-right as an accessory use in accord with the underlying zoning requirements.
 - E. These regulations shall in no way prohibit the installation of temporary facilities of the types described in subsections B and C of this section in cases of emergency conditions, provided within a reasonable period of time application is made for the installation of permanent facilities.
- Under section **“17.168.020 Definitions”** revise the definition for the term **“Power Plant”** as noted:

“Power plant” means any of the following:

1. Any fossil fuel, biofuel, or similar electrical energy generating facility with a generating capacity of one hundred (100) megawatts or more, and any appurtenant facilities thereto, or any addition or series of additions thereto increasing the existing design capacity of the facility by one hundred (100) megawatts or more.
2. Any wind electrical energy generating facility with a generating capacity in excess of two (2) megawatts, and any appurtenant facilities thereto, or any addition or series of additions thereto increasing the existing design capacity of the facility in excess of two (2) megawatts.
3. Any solar electrical energy generating facility with a generating capacity one (1) megawatt or greater, and any appurtenant facilities thereto, or any addition or series of additions thereto increasing the existing design capacity of the facility to one (1) megawatt or greater.
4. Any nuclear or hydropower electrical generating facility.