

## ADMINISTRATIVE COMMITTEE

**Monday, May 23, 2016**  
**5:00 p.m.**

NOTICE IS HEREBY GIVEN that the Bountiful City Administrative Committee will hold its regular meeting in the Conference Room at City Hall, 790 South 100 East, Bountiful, Utah, at the time and on the date given above. The public is invited. Persons who are disabled as defined by the Americans with Disabilities Act may request an accommodation by contacting the Bountiful City Planning Office at 298-6190. Notification at least 24 hours prior to the meeting would be appreciated.

### AGENDA

1. Welcome and Introductions.
2. Consider approval of minutes for May 9, 2016.
3. **PUBLIC HEARING:** Consider approval of a Conditional Use Permit to allow for Solar Panels at 1934 South 850 East, Aaron Malmstrom, applicant.
4. Consider approval of a Conditional Use Permit, in written form, to allow for Solar Panels at 1475 East Mueller Park Road, Scott Cummings, applicant.
5. Miscellaneous business and scheduling.



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Chad Wilkinson, City Planner

**Bountiful City  
Administrative Committee Minutes  
May 9, 2016**

**Present:** Chairman – Chad Wilkinson; Committee Members – Lloyd Cheney and John Marc Knight; Assistant Planner – Andy Hulka; Recording Secretary – Julie Holmgren

**1. Welcome and Introductions.**

Chairman Wilkinson opened the meeting at 5:00 p.m. and introduced all present.

**2. Consider approval of minutes for May 2, 2016.**

Mr. Knight made a motion to approve the minutes for May 2, 2016. Mr. Cheney seconded the motion.

  A      Mr. Wilkinson  
  A      Mr. Cheney  
  A      Mr. Knight

Motion passed 3-0.

**3. PUBLIC HEARING: Consider approval of a Conditional Use Permit to allow for Solar Panels at 1475 E Mueller Park Rd, Scott Cummings, applicant.**

Scott Cummings, applicant, and Neal Barth (Go Solar Group), were present.

Andy Hulka presented a summary of the staff report (the full staff report follows).

The property where the solar panels are to be installed is located in the R-3 Single Family Zone. A new home was constructed on this property within the last year. Solar power panels are classified in the city ordinance as “private power plants” and require a conditional use permit if they are over 10 watts. The applicant has indicated that the photovoltaic system to be installed will produce 5.67 kilowatts (5,670 watts), requiring a conditional use permit.

The application submitted indicates the proposed installation of 1 photovoltaic array with a total of 21 panels. The arrays will occupy approximately 629 square feet, which is smaller than the 50% maximum roof coverage. The arrays will be situated on the south facing portion of the roof, with 4 panels on the first row, 6 panels on the second row, and 11 panels on the top row. The panels will be connected to the roof using galvanized lag bolts. The roof is of truss construction, has a slope of 6:12, and has asphalt shingles that are less than a year old and in good condition. A review of information provided in the application indicates that all engineering requirements for the construction of solar panels in Bountiful City will be met. A reflection analysis of the roof pitch indicates that photovoltaic panels should not produce a reflection nuisance to surrounding properties.

**Pending minutes have not yet been approved by the Administrative Committee and are subject to change until final approval has been made.**

Based on the findings, staff has determined that the applicant would comply with all requirements for the conditional use permit. Staff recommends approval of the conditional use permit with the following conditions:

1. The applicant shall obtain a building permit.
2. The panels must be installed only as proposed in the application.
3. This conditional use permit is solely for this site and is non-transferable.

Mr. Barth noted that his company will be completing a main service upgrade on this project.

**PUBLIC HEARING:** Chairman Wilkinson opened the Public Hearing at 5:04 p.m. Ancil Young (1848 South Chokecherry Drive) was present to comment on this item. Mr. Young inquired regarding reflection issues with solar panels. Mr. Barth explained that the panels will not reflect much and that they are designed to absorb light. Mr. Knight stated that he has driven by several completed solar projects in Bountiful to check on potential reflection problems and found that they do not reflect much light. Most of the reflection that he observed came from the edge molding. Mr. Barth noted the panels used on this project will have black molding to prevent reflection issues and only the rail is silver. The Public Hearing was closed at 5:07 p.m. with no further comments from the public.

Mr. Wilkinson explained that one reason for the Public Hearing is to give neighbors the opportunity to express concerns. He further explained that for this particular project, the pitch of the roof will help alleviate reflection problems.

Mr. Knight made a motion for approval of a Conditional Use Permit to allow for Solar Panels at 1475 East Mueller Park Road, Scott Cummings, applicant. Mr. Cheney seconded the motion.

A Mr. Wilkinson  
A Mr. Cheney  
A Mr. Knight

Motion passed 3-0

4. **Consider approval of a Conditional Use Permit, in written form, to allow for Solar Panels at 1555 East Mueller Park Road, Paul and Charlene Moore, applicants.**

Mr. Cheney made a motion for approval of a Conditional Use Permit, in written form, to allow for Solar Panels at 1555 East Mueller Park Road, Paul and Charlene Moore, applicants. Mr. Knight seconded the motion.

A Mr. Wilkinson  
A Mr. Cheney  
A Mr. Knight

Motion passed 3-0

**Pending minutes have not yet been approved by the Administrative Committee and are subject to change until final approval has been made.**

5. **Consider approval of a Conditional Use Permit, in written form, to allow for Solar Panels at 1398 North 550 East, Jim Allred, applicant.**

Mr. Cheney made a motion for approval of a Conditional Use Permit, in written form, to allow for Solar Panels at 1398 North 550 East, Jim Allred, applicant. Mr. Knight seconded the motion.

A Mr. Wilkinson  
A Mr. Cheney  
A Mr. Knight

Motion passed 3-0

6. **Consider approval of a Conditional Use Permit, in written form, to allow for a Home Occupation Handyman Contractor Business at 375 West 400 North, Michael Muir, applicant.**

Mr. Cheney made a motion for approval of a Conditional Use Permit, in written form, to allow for a Home Occupation Handyman Contractor Business at 375 West 400 North, Michael Muir, applicant. Mr. Knight seconded the motion.

A Mr. Wilkinson  
A Mr. Cheney  
A Mr. Knight

Motion passed 3-0

7. **Miscellaneous business and scheduling.**

Mr. Wilkinson ascertained there were no further items of business. The meeting was adjourned at 5:09 p.m.

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Chad Wilkinson, City Planner



MAYOR  
RANDY LEWIS

CITY COUNCIL  
RICHARD HIGGINSON  
BETH HOLBROOK  
JOHN M. (MARC) KNIGHT  
KENDALYN HARRIS  
JOHN PITT

CITY MANAGER  
GARY R. HILL

## Memo

Date: May 16, 2016  
To: Administrative Committee  
From: Andy Hulka, Assistant Planner  
Re: Staff Report for the Administrative Committee Meeting on Monday, May 23, 2016

## Overview

- 3. PUBLIC HEARING** - Consider approval of a Conditional Use Permit to allow for Solar Panels at 1934 South 850 East, Aaron Malmstrom, applicant.

## Item #3

### Background

The property where the solar panels are to be installed is located in the R-3 Single Family Zone. Solar power panels are classified in the city ordinance as "private power plants" and require a conditional use permit if they are over 10 watts. The applicant has indicated that the photovoltaic system to be installed will produce 6.36 kilowatts (6,360 watts), requiring a conditional use permit.

### Findings

The application submitted indicates the proposed installation of 3 photovoltaic arrays with a total of 24 panels. The arrays will occupy approximately 545 square feet, which is smaller than the 50% maximum roof coverage. One array will be situated on the south facing portion of the roof over the garage, with 5 panels on the first row and 3 panels on the second row. Another array will be situated on the south facing portion of the roof over the home, with 5 panels on the first row and 2 panels on the second row. The final array will be on the west facing portion of the roof over the rear of the home, with 4 panels on the first row and 5 panels on the second row. The panels will be connected to the roof with a Snap n Rack connection system. The roof is of truss construction, has a slope of 6:12, and has asphalt shingles that are in good condition. A review of information provided in the application indicates that all engineering requirements for the construction of solar panels in Bountiful City will be met. A reflection analysis of the roof pitch indicates that photovoltaic panels should not produce a reflection nuisance to surrounding properties.

## **Staff Recommendation**

Based on the findings, staff has determined that the applicant would comply with all requirements for the conditional use permit. Staff recommends approval of the conditional use permit with the following conditions:

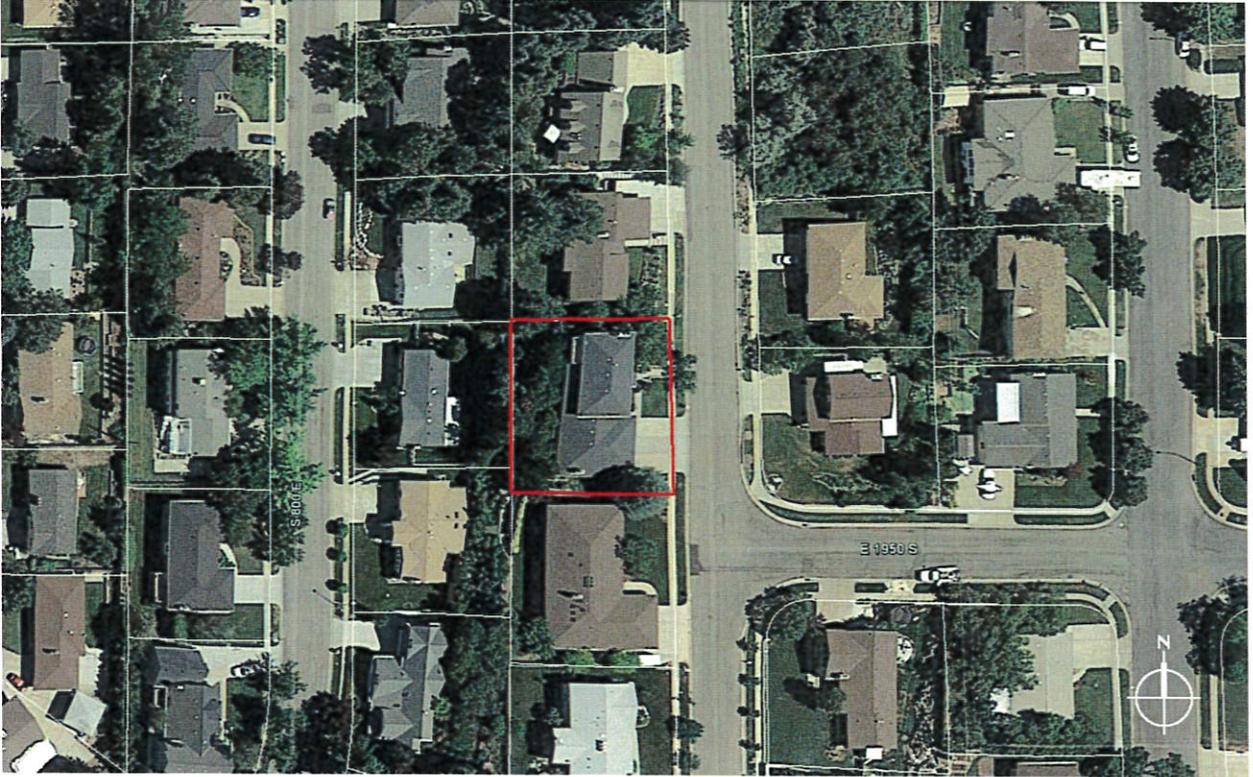
1. The applicant shall obtain a building permit.
2. The panels must be installed only as proposed in the application.
3. This conditional use permit is solely for this site and is non-transferable.

## **Bountiful Land Use Ordinance**

### **14-14-126 PRIVATE POWER PLANTS**

- A. A "Private Power Plant" is any device or combination of devices not owned and operated by a regulated utility company, which convert mechanical or chemical energy into electricity. A private power plant with a peak power generation capacity of 10 Watts/12v/500mAmp (or equivalent) is exempt from the provisions of this Section. A private power plant, including a windmill or wind turbine, shall not be permitted within Bountiful City limits, with the following exceptions:
1. A back-up power generator running on unleaded gasoline, diesel, natural gas, propane, or hydrogen fuel cell, rated for a single structure or building lot, located in accordance with the requirements of the zone in which it is located.
  2. A photovoltaic cell array or other passive solar energy system located in accordance with the requirements for occupied structures for the zone in which it is located.
- B. With the exception of a back-up power generator, no private power plant may be installed or used on any property unless a conditional use permit has been issued for the specific power generation device.
- C. A private power plant is not exempt from the height requirements of the Zone in which it is located, and shall be considered an occupied structure for the purposes of calculating height.
- D. Solar energy design standards and requirements
1. Solar energy panels or collectors that are mounted to the roof shall:
    - a. Not extend beyond the roofline.
    - b. Not reflect sunlight onto neighboring windows or rights-of-way.
    - c. Not exceed fifty (50) percent of the total roof area.
    - d. Shall be maintained in good condition.
  2. Prior to installation, use, and connection to the grid, the following shall be done:
    - a. A Conditional Use Permit shall be issued
    - b. A Building Permit shall be issued
    - c. The Power Department shall approve the application for net metering
    - d. The Power Department shall approve the physical installation

# 1934 S 850 E





For Office Use Only

Date Rec'd 5-10-16

Admin Date \_\_\_\_\_

Application \$ 50.00

SOLAR PANEL - CONDITIONAL USE PERMIT APPLICATION

PROPERTY OWNER INFORMATION:

Property Owner Name(s): Aaron Malmstrom

Property Address: 1934 s <sup>850</sup> ~~830~~ e Bountiful, UT 84010

Property Owner Phone Number: 801-419-1385

Property Owner E-Mail: aaron@malmstrom.org

*(Property Owner(s) - please sign Authorization and Affidavit on page 2)*

SOLAR CONTRACTOR INFORMATION:

Solar Company Name: Knight Electric dba Solar Ready Solutions

Company Address: 1150 N. Highway 89, Suite K Ogden, UT 84404

Company Phone Number: 801-782-8219

Contact Person for Solar Project: Tim Henderson

E-Mail Address: tim@solarreadysolutions.solar

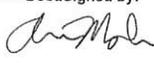
1. Please include the following with your application:

- \$50.00 Fee: Conditional Use Permit Application (Administrative Committee)

- SITE PLAN:** Two (2) 11"x17" sized sets of the proposed site plan drawn at 1:10 scale or as required by the City Engineer and City Planner. A site plan shall include:
- Plan view (bird's-eye) of site with placement of solar panels.
  - A north arrow, the scale of the drawing, and the date of the drawing.
  - Street names and addresses.
- FOR GROUND-MOUNTED SOLAR ARRAYS, THE FOLLOWING:**
- Property lines with dimensions.
  - All sidewalks, driveways, curbs and gutter, and parking areas.
  - All existing easements, rights-of-way, and any other restrictions on the use of the property.
  - Existing buildings, proposed buildings, and other significant features on the site.
  - Existing buildings and significant features located on adjacent properties within 50 feet (50') of the subject property boundaries.
  - When required by the City Planner or City Engineer, and for all new construction, a survey including both existing and proposed contours of the land at intervals of two feet (2') or better.
- ONE-LINE DIAGRAM** (or electrical diagram or block diagram): Two (2) 11" x 17" sets (diagram must follow Bountiful City Light & Power sample diagram included in the solar packet – attachment 2, page 3).
- ENGINEER ANALYSIS LETTER** (including an analysis of the existing roof structure with added solar equipment and uplift resistance)
- COMPLETED SOLAR PACKET FORMS:**
- Solar Panel Questions
  - Photovoltaic System Net Metering Requirements (signed by property owner)
  - Bountiful City Light & Power - diagram form
  - Building Permit Application
- SPEC SHEETS:** Solar product information
- PHOTO:** Electrical service (meter main with disconnect)

## 2. Property Owner Authorization and Affidavit

The undersigned, being duly sworn, depose that I am (we are) the owner(s) of the property involved in this application and that the statements contained herein and by attachment, are to the best of my (our) knowledge true and correct.

DocuSigned by:  
  
70A913E565EA484...

Property Owner

Property Owner

## SOLAR PANEL QUESTIONS

Please completely answer all questions (do not simply refer to an attachment)

|  |   |
|--|---|
| <b>Size of Array</b>   |   |
| <b>Array Dimensions</b>  | 3ea arrays at 16' 6" x 11'  |
| <b>Total Number of Panels</b>  | 24  |
| <b>Total rating of photovoltaic system:</b>  | 6.36 KW   |
| <b>Mounting Location</b>   |   |
| <b>Roof/Wall/Other</b>   | Roof  |
| <b>Roof Pitch (Rise/Run e.g. "5/12")</b>   | 26* 6/12  |
| <b>Roofing Material</b><br>Asphalt Shingle/Tile/Steel/Other<br>Age & Condition of Shingles | Asphalt shingle   |
| <b>Roof Construction</b><br>Rafter/Truss/Joist   | Truss   |
| <b>Engineering Analysis</b>  |   |
| <b>Connection to Roof</b>  | Snap & Rack L foot  |
| <b>Analysis of Existing Roof Structure with added Solar Equipment</b>                      | Our conclusion regarding the adequacy of the existing roof is based on the fact that the additional weight related to the solar panels is less than 3 pounds per square foot. In the area of the solar panels, no 20 psf live loads will be present. Regarding snow loads, it is our conclusion that since the panels are slippery and dark, effective snow loads will likely be reduced in the areas of the panels. Regarding wind loads, we conclude that any additional forces will be negligible due to the low profile of the flush-mounted panel system. Regarding seismic loads, we conclude that any additional forces will be small. With an assumed roof dead load of 15 psf, solar panel dead load of 3 psf, and affected roof area of 40% (maximum), the additional dead load (and consequential seismic load) will be 8.0%. This calculation conservatively neglects the weight of wall dead load. |
| <b>Adequate Uplift Resistance (120 mph Exp B)</b>  | Appropriate design parameters which must be used in the design of solar panel supporting members and connections are listed below:<br><ul style="list-style-type: none"> <li>· Ground snow load: 43 psf per Utah amendments to the IBC (verify with local building department)</li> <li>· Design wind speed for risk category II structures: 120 mph (3-sec gust)</li> <li>· Wind exposure: Category C</li> </ul> If using documents referencing ASCE 7-05, the design wind speed may be converted to an ASCE 7-05 equivalent of 90 mph, Exposure C.  |

See the actual letters from Vector. This is not accurate.



UTAH OFFICES  
Sandy  
Layton  
St. George

Project Number: U1933-0059-161

May 10, 2016

Knight Lighting & Solar  
1150 N. Hwy 89, Suite K  
Ogden, Utah 84404

ATTENTION: Jay Knight

REFERENCE: **Aaron Malmstrom Residence: 1934 South 850 East, Bountiful, UT 84010  
Solar Panel Installation**

Dear Mr. Knight:

Per your request, we have reviewed photos relating to the installation of solar panels at the above-referenced site.

Based upon our review, it is our conclusion that the installation of solar panels on this existing roof will not adversely affect the structure of this house. The design of the solar panel supporting members and connections is by the manufacturer and/or installer. The adopted building code in this jurisdiction is the 2012 International Building Code and ASCE 7-10. Appropriate design parameters which must be used in the design of solar panel supporting members and connections are listed below:

- Ground snow load: 43 psf per Utah amendments to the IBC (verify with local building department)
- Design wind speed for risk category II structures: 155 mph (3-sec gust)
- Wind exposure: Category C

If using documents referencing ASCE 7-05, the design wind speed may be converted to an ASCE 7-05 equivalent of 120 mph, Exposure C.

Our conclusion regarding the adequacy of the existing roof is based on the fact that the additional weight related to the solar panels is less than 3 pounds per square foot. In the area of the solar panels, no 20 psf live loads will be present. Regarding snow loads, it is our conclusion that since the panels are slippery and dark, effective snow loads will likely be reduced in the areas of the panels. Regarding wind loads, we conclude that any additional forces will be negligible due to the low profile of the flush-mounted panel system. Regarding seismic loads, we conclude that any additional forces will be small. With an assumed roof dead load of 15 psf, solar panel dead load of 3 psf, and affected roof area of 40% (maximum), the additional dead load (and consequential seismic load) will be 8.0%. This calculation conservatively neglects the weight of wall dead load. Because the increase is less than 10%, this alteration meets the requirements of the exception in Section 807.5 of the 2012 International Existing Building Code. Thus the existing structure is permitted to remain unaltered.

During design and installation particular attention must be paid to the maximum allowable spacing of attachments and the location of solar panels relative to roof edges. The use of solar panel support span tables provided by the manufacturer is allowed only where the building type, site conditions, and solar panel configuration match the description of the span tables. Attachments to existing roof joist or rafters must be staggered so as not to over load any existing structural member. Waterproofing around the roof penetrations is the responsibility of others. All work performed must be in accordance with accepted industry-wide methods and applicable safety standards. Vector Structural Engineering assumes no responsibility for improper installation of the solar panels.

Very truly yours,

VECTOR STRUCTURAL ENGINEERING, LLC



Russell N. Emery, S.E.  
Project Engineer

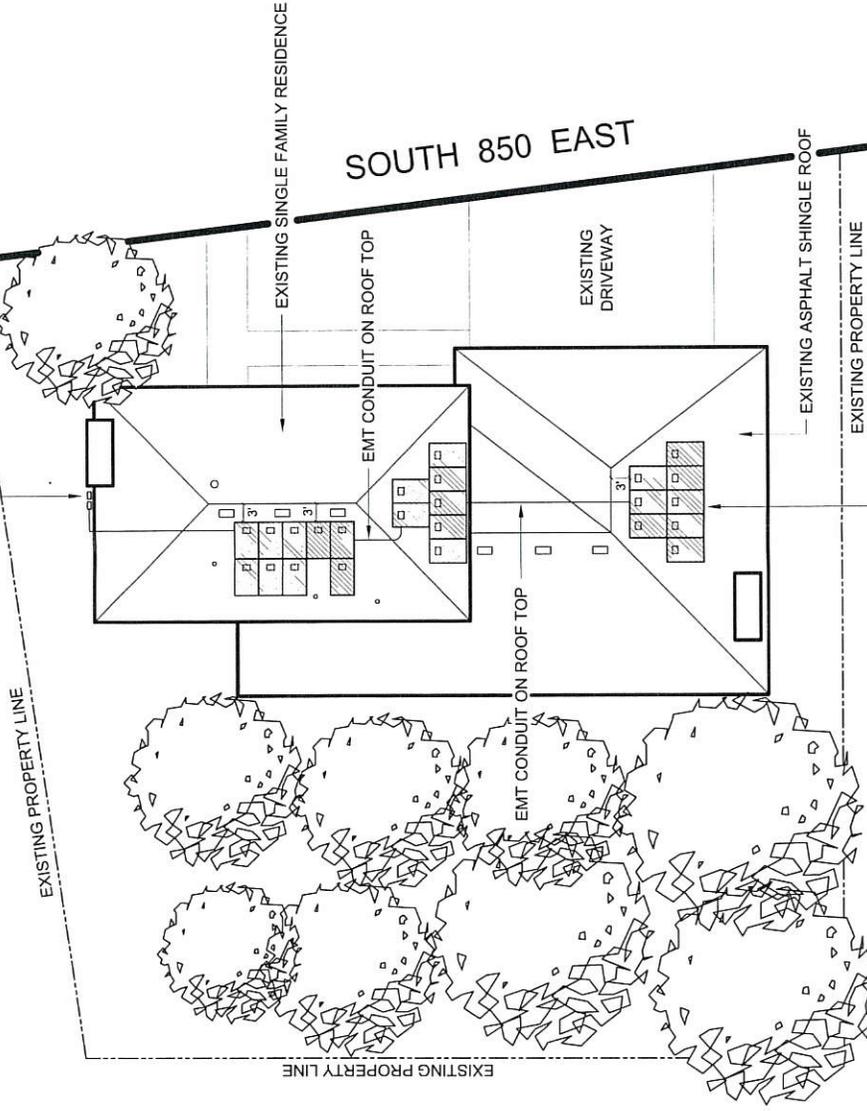
RNE/taj

5/10/2016

# ROOF MOUNTED PHOTOVOLTAIC SOLAR SYSTEM (6.360 kW DC)

PROPOSED 24 HANWHA Q PEAK-G3 265 WATT SOLAR MODULES AND 24 ENPHASE M215-60-2LL-S22 MICRO INVERTERS

LOCATION OF NEW 30 AMP SOLAR LOAD CENTER, NEW AC DISCONNECT, NEW BCL&P PRODUCTION METER AND NEW 125 AMP MAIN SERVICE PANEL MOUNTED ON EXTERIOR WALL OF SINGLE FAMILY RESIDENCE



PROPOSED 24 HANWHA Q PEAK-G3 265 WATT SOLAR MODULES AND 24 ENPHASE M215-60-2LL-S22 MICRO INVERTERS MOUNTED ON AN ASPHALT SHINGLE ROOF USING SNAP-N-RACK L FOOT WITH FLASHING AND ALUMINUM RAILS



| BY | DATE    | REVISION DESCRIPTION        | # |
|----|---------|-----------------------------|---|
| AG | 5-10-16 | REVISION PER 1ST PLAN CHECK | 1 |

## PROJECT ADDRESS:

AARON MALMSTRÖM  
1934 SOUTH 850 EAST  
BOUNTIFUL, UT 84010



1150 N. HIGHWAY 89, SUITE K  
OGDEN, UTAH 84404  
PHONE: (801) 782-8219

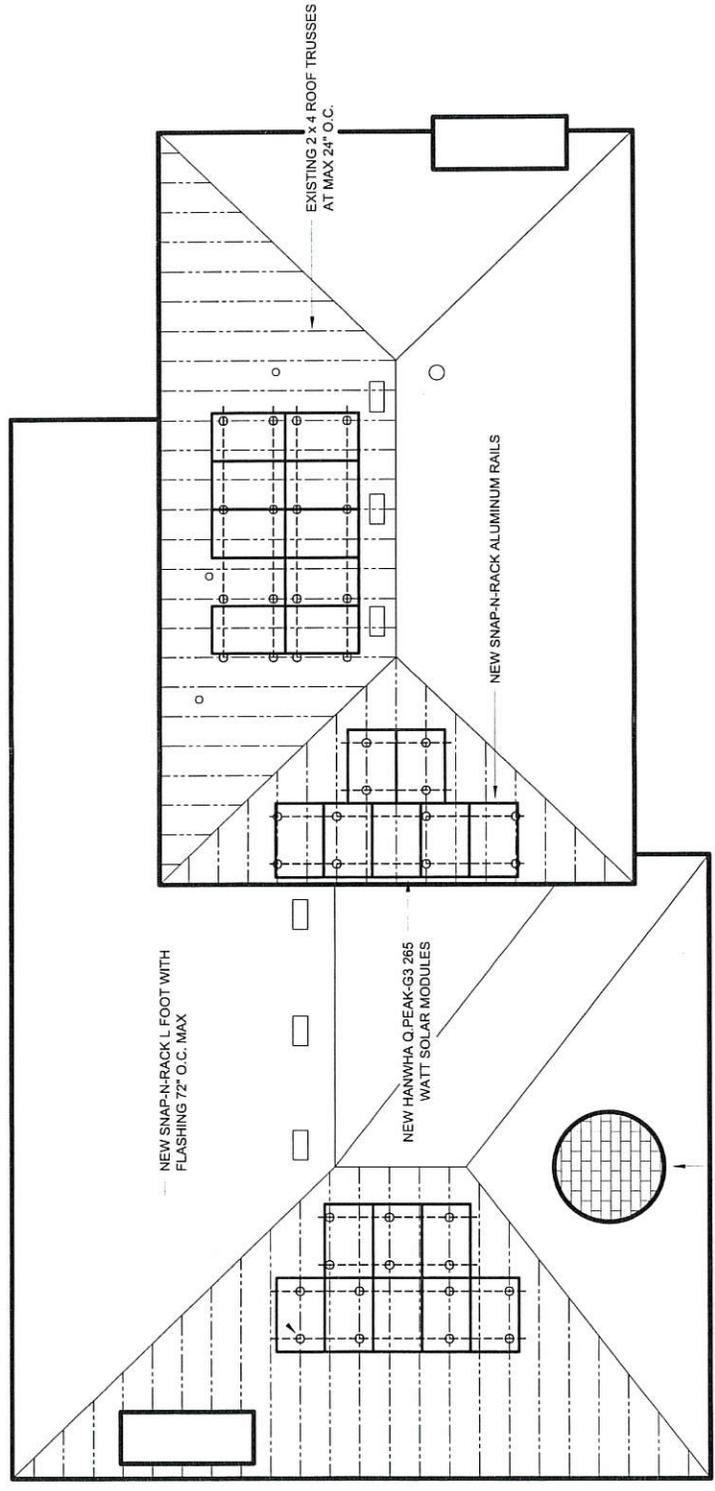
|                 |           |                    |                |
|-----------------|-----------|--------------------|----------------|
| DESIGNED BY: AG | SITE PLAN | SCALE: 1" = 16'-0" | SHEET 02 OF 10 |
|-----------------|-----------|--------------------|----------------|

| # | REVISION DESCRIPTION        | BY | DATE    |
|---|-----------------------------|----|---------|
| 1 | REVISION PER 1ST PLAN CHECK | AG | 5-10-16 |

**PROJECT ADDRESS:**  
 AARON MALMSTROM  
 1934 SOUTH 850 EAST  
 BOUNTIFUL, UT 84010

**SolarReady SOLUTIONS**  
 1150 N. HIGHWAY 89, SUITE K  
 OGDEN, UTAH 84404  
 PHONE: (801) 782-8219

DESIGNED BY: AG  
 MODULE LAYOUT  
 SCALE: 1/8" = 1'-0"  
 SHEET 03 OF 10



NEW SNAP-N-RACK L FOOT WITH FLASHING 72" O.C. MAX

NEW HANWIHA Q PEAK-G3 265 WATT SOLAR MODULES

NEW SNAP-N-RACK ALUMINIUM RAILS

EXISTING 2x4 ROOF TRUSSES AT MAX 24" O.C.

EXISTING ASPHALT SHINGLE ROOF, TYPICAL



## Series 100 Residential Roof Mount System

The SnapNrack Series 100 Roof Mount System is engineered to optimize material use, labor resources and aesthetic appeal. This innovative system simplifies the process of installing solar modules, shortens installation times, and lowers installation costs, maximizing productivity and profits.

The Series 100 Roof Mount System boasts unique, pre-assembled, stainless steel "Snap-In" hardware and watertight flash attachments. This system is installed with a single tool. No cutting or drilling means less rail waste. It is fully integrated with built-in wire management, solutions for all roof types, one-size-fits-all features, and can withstand extreme environmental conditions. Series 100 is listed to UL Standard 2703 for Grounding/Bonding, Fire Classification and Mechanical Loading. UL 2703 Certification and Compliance ensures that SnapNrack installers can continue to provide the best in class installations in quality, safety and efficiency.

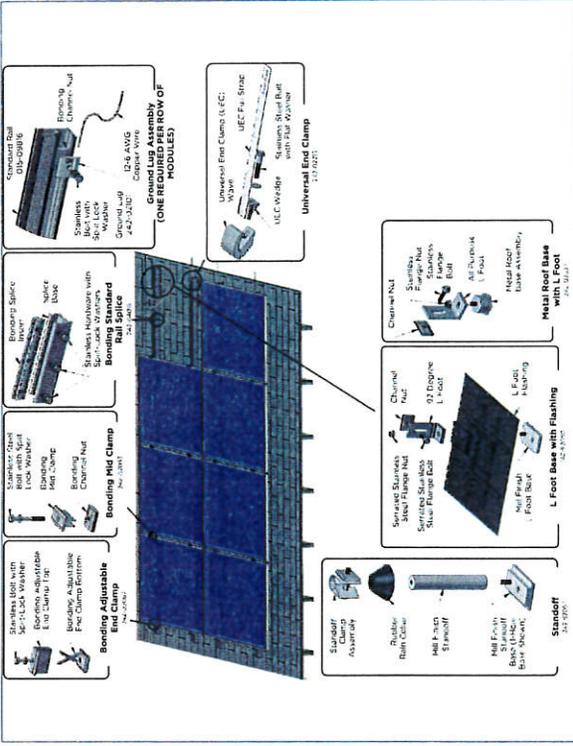
- Appealing design with built-in aesthetics
- No grounding lugs required for modules
- All bonding hardware is fully integrated
- Rail splices bond rails together, no rail jumpers required
- No drilling of rail or reaching for other tools required
- Class A Fire Rating for Type 1 and 2 modules



### System Features Include

- Snap in Hardware
- Single Tool Installation
- Easy Leveling
- No Cutting or Drilling
- Integrated Wire Management
- Pre-assembled hardware
- Integrated bonding
- UL 2703 Certified

Resources: [snapnrack.com/resources](http://snapnrack.com/resources) | Design: [snapnrack.com/design](http://snapnrack.com/design) | Where to Buy: [snapnrack.com/wheretobuy](http://snapnrack.com/wheretobuy)



### SERIES 100 TECHNICAL DATA

| Materials  |
|--|
| <ul style="list-style-type: none"> <li>• 6000 Series aluminum</li> <li>• Stainless steel</li> <li>• Galvanized steel and aluminum flashing</li> </ul>  |
| Material Finish  |
| <ul style="list-style-type: none"> <li>• Silver and black anodized aluminum</li> <li>• Mill finish on select products</li> <li>• Silver or black coated hardware</li> </ul> <p>Note: Appearance of mill finish products may vary and change over time.</p> |
| Wind Loads   |
| 110 - 190 mph (ASCE 7-10)  |
| Snow Loads   |
| 0 - 120 psf  |
| Array Pitch  |
| 0 - 60 degrees   |

877-732-2860 | [www.snapnrack.com](http://www.snapnrack.com) | contact a snapnrack.com

| # | REVISION DESCRIPTION        | BY | DATE    |
|---|-----------------------------|----|---------|
| 1 | REVISION PER 1ST PLAN CHECK | AG | 5-10-16 |

**PROJECT ADDRESS:**  
AARON MALMSTROM  
1934 SOUTH 850 EAST  
BOUNTIFUL, UT 84010

1150 N. HIGHWAY 89, SUITE K  
OGDEN, UTAH 84404  
PHONE: (801) 782-8219



|                 |                  |             |                |
|-----------------|------------------|-------------|----------------|
| DESIGNED BY: AG | SNAP-N-RACK: 100 | SCALE: NONE | SHEET 09 OF 10 |
|-----------------|------------------|-------------|----------------|



MAYOR  
RANDY LEWIS

CITY COUNCIL  
RICHARD HIGGINSON  
BETH HOLBROOK  
JOHN M. (MARC) KNIGHT  
KENDALYN HARRIS  
JOHN PITT

CITY MANAGER  
GARY R. HILL

## **Bountiful City, Utah Conditional Use Permit**

A public hearing was held on May 9, 2016, at Bountiful City Hall to consider the request of Scott Cummings for a Conditional Use Permit allowing for a Private Power Plant (Solar Panels) at the following location:

**1475 East Mueller Park Road, Bountiful City, Davis County, Utah**

**ALL OF LOT 1, EAST PETERSON SUBDIVISION. CONT. 0.46000 ACRES.**

**Parcel: 05-135-0001**

The Bountiful City Administrative Committee heard the matter and considered the statements of the applicant, the City staff, and the public. As a result, the Administrative Committee makes the following findings:

1. This matter is properly heard before the Administrative Committee.
2. Appropriate public notice has been provided and a public hearing held.
3. The proposed request to operate a Private Power Plant (Solar Panels) meets the letter and the intent of the specific requirements in §14-2 and 14-14 et seq (Conditional Use Permit provisions) of the Bountiful City Land Use Ordinance.

The Bountiful City Administrative Committee hereby grants this Conditional Use Permit for a Private Power Plant (Solar Panels) to be located at 1475 East Mueller Park Road, in Bountiful, Davis County, Utah, with the following conditions:

1. The applicant shall obtain a building permit.
2. The panels must be installed only as proposed in the application.
3. This conditional use permit is solely for this site and is non-transferable.

The Conditional Use Permit was approved on May 9, 2016, and this written form was approved this 23rd day of May, 2016.

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Chad Wilkinson  
Planning Director

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ATTEST: Julie Holmgren  
Recording Secretary