



Community Development  
Department

# STAFF REPORT

<b>Meeting Date:</b>	October 27, 2022
<b>Agenda Title:</b>	COA-22-30 – 178 Main Street
<b>Requested Action:</b>	Approval of new solar panels on the roof
<b>Department / Agency Lead:</b>	Community Development
<b>Staff Lead:</b>	Millie Latack, <i>Preservation Planner</i>

## EXECUTIVE SUMMARY

The Applicant, Keith Selbo, is seeking approval to install 18 new solar panels to the existing standing seam metal roof with associated electric cables and control box. The proposed panels are 71.7" x 40" x 1.2" for an aggregate covered area roughly 107.5' by 60'. This span will be broken into two groups across the east and south roof sections. All panels are noted with black aluminum frames secured to aluminum racks installed to the standing seams using L-feet clamps with oval point set screws (QuickMount Lynx Metal Roof Attachments). An electric consolidation box (Enphase IQ Combiner 4/4C) is also proposed with the dimensions of 14 ¼ x 19 ½ x 6 ⅜.

## BACKGROUND

178 Main Street is a good example of an Italianate style dwellings representing the late-nineteenth-century residential resources within the district. The house is undergoing restoration. The building retains integrity of location, design, setting, feeling, and association. This resource falls within the district's period of significance and contributes to the character of the district. Although the building does not possess sufficient architectural or historical significance to qualify for individual listing in the National Register, it is a contributing resource to the Warrenton Historic District under Criterion C for architecture.

Applicant was asked to provide further clarification information on October 20, 2022 for the meeting. Such clarification is needed for the following:

- The angle of the solar panels from the roof, if any
- Location of the electric consolidation box
- Electrical cable treatment (if following existing electric line paths, wrapped with sheathing, etc.)

## STAFF RECOMMENDATION

Draft Conditions:

1. Racks will be black to match frame

## **ATTACHMENTS**

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1. Attachment A – Staff Analysis
2. Attachment B – Product Specification Sheets