

Solar Photovoltaic (PV) System



Village of Hoffman Estates

Code Enforcement
1900 Hassell Road
Hoffman Estates, IL 60169
(847) 781-2631
www.hoffmanestates.org/permits

Submittal Requirements:

- Copy of the manufacturer's specifications for the proposed equipment and electrical diagram must be submitted.
- A scaled copy of the plat of survey of the property indicating the proposed location of all equipment with detailed dimensions. Include distances from property lines, dwelling and any other structures must be submitted.
- An elevation drawing showing the maximum height of proposed equipment must be submitted.
- Detailed Construction Plans stamped by Illinois licensed design engineer must be submitted.
- A Scope of Work Form or contract must be submitted.
- A structural assessment report of the roof, including load calculations, uplift calculations and mounting specs must be submitted.
- Photos of:
 - the Exterior service showing the meter box, riser, grounding (taken from a distance so we can see it is accessible for the inspector)
 - Panel with the cover off (taken from a distance so we can see it is accessible for the inspector)

Code Requirements:

- If unused for a period of 90 consecutive days, all systems must be removed.
- Systems are to be installed in compliance with the 2020 edition of the National Electrical Code Articles 690 and 694.
- Installers: The Illinois Power Agency Act requires that all systems (utility-scale, distributed and community solar) are installed by qualified installers. This requirement is regulated by the Illinois Commerce Commission. <https://illinoissolar.org/Choosing-a-Qualified-Solar-Installer>
- Must comply with all manufacturer's specifications and structural calculations by Illinois licensed design engineer.
- Projects are subject to the Village Zoning Code regulations and may be subject to additional siting regulations upon review.
- Roof Mounted Systems
 - Roof access points shall be located in areas that do not require the placement of ground ladders over openings such as windows or doors.
 - Multiple arrays shall be separated by a 3-foot-wide clear access pathway.
 - Panels and modules shall be located in a manner that provides a 3-foot-wide pathway from the eave to the ridge on each roof slope.
 - Panels and modules shall be located not less than 3 feet from the ridge.
 - Roof and structure mounted equipment shall not extend above the highest portion of the roof to which it is mounted. All roof and structure mounted equipment shall not exceed the applicable zoning district's maximum height requirements for the principal structure.
- Ground Mounted Systems:
 - All electrical transmission lines connecting system to building for ground-based systems shall be located underground.

- Equipment and appurtenances shall meet the setback requirements for accessory structures within that zoning district and are not permitted in the front yard. Equipment shall not be located in any easements.

Inspections

- An initial inspection including the base/mounting and a rough electrical inspection (with all panel covers removed) is required
 - A final inspection is required upon completion of work.
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