



City of Tigard

DIRECTOR DETERMINATION

Date: October 18, 2023

Subject: Solar Photovoltaic allowed as an Accessory Use in all zones.

Location: Citywide

File: DIR2023-00002

I. INTRODUCTION

The purpose of this memo is to clarify that the Tigard Development Code considers solar photovoltaic an allowed accessory use in all zones.

II. ANALYSIS

Currently, the Tigard Development Code (TDC) does not adequately define solar photovoltaic, identify its use status, or determine in which zones it is allowed. The TDC does not prohibit or otherwise constrain the use of solar photovoltaic in the city.

This Director's Determination makes explicit that the intent of the TDC is to be consistent with the state's requirement to permit solar as a by right accessory use (ORS 227.505). A development code amendment will make this explicit in the TDC in the near future.

Current practice requires a building permit application for a solar electric permit and payment of a nominal fee, which is processed typically within two weeks. Installations are inspected. The process does not involve staff discretion, special permits, conditional permits, use permits, or variances.

This Director's Interpretation will be publicly accessible on the city's website and linked to Tigard's Solar web page.

III. DETERMINATION

Staff finds that the intent of the TDC is to allow solar photovoltaic as an allowed accessory use in all zones.



Kenny Asher, Community Development Director

10/18/2023

Date