

**DETAILED TABLE OF CONTENTS**

**CHAPTER 19 STANDARDS FOR A NON-COMMERCIAL WIND ENERGY  
CONVERSION SYSTEM (WECS) ACCESSORY TO  
PERMITTED USES**

<b><u>SECTION</u></b>		<b><u>PAGE</u></b>
<b>19.010</b>	<b>PURPOSE</b>	<b>19-1</b>
<b>19.020</b>	<b>REVIEW CRITERIA AND CONDITIONS</b>	<b>19-1</b>



**CHAPTER 19 STANDARDS FOR A NON-COMMERCIAL WIND ENERGY  
CONVERSION SYSTEM (WECS) ACCESSORY TO  
PERMITTED USES**

**SECTION 19.010 Purpose**

This chapter describes how to apply for county approval of a proposed non-commercial WECS accessory to a permitted use and its associated transmission lines as specified in designated zones.

**SECTION 19.020 Review Criteria and Conditions**

In addition to the applicable criteria listed in Chapter 3 and Chapter 14, a non-commercial WECS and its associated transmission lines may be permitted in the designation zones subject to the following additional criteria and conditions:

- A. Accessory Use. The applicant(s) shall demonstrate how the WECS is accessory to another permitted use on the subject tract.
- B. Size Limitation. The production of energy shall not exceed the needs of the use on the tract. The applicant(s) shall demonstrate how much energy is needed and how the proposed size and number of WECS match this. No more than two WECS shall be allowed on the same tract. Net-metering may be allowed, however, no energy may be sold for profit.
- C. Height.
  - 1. Maximum Height. The total WECS height shall not exceed 200 feet.
  - 2. Minimum Height. The lowest point in the sweep of a WECS blade shall be a minimum height above the tallest current or foreseeable obstruction within a horizontal, 500 foot radius of a WECS or a radius of 10 rotor diameters (for horizontal axis) and 5 WECS heights (for vertical axis), whichever is greater, as described in (a), (b), and (c) below. The radius shall be measured from the center point of the tower.
    - a. At least 30 feet for a horizontal axis WECS on a site without site-specific wind direction data or representative off-site data.
    - b. At least 30 feet above current or foreseeable obstructions within 45 degrees of the direction(s) of prevailing wind for a horizontal axis WECS on a site with site-specific wind direction data or representative off-site data.

- c. At least six feet for a vertical axis WECS.

D. Setbacks.

1. A WECS shall be setback from all adjoining property lines as described in (a) and (b) below. An easement that complies with ORS 105.900 through .915 may be substituted for required setbacks. The setback shall be measured from the center point of the tower or pedestal.
  - a. A horizontal axis WECS shall be setback at least five rotor diameters.
  - b. A vertical WECS shall be setback the total WECS height.
2. The furthest horizontal extension of a WECS (including guy wires) shall not extend into yards required in the underlying zones or be closer than twelve feet to any major structure, or right-of-way or easement for above-ground telephone, electrical transmission and distribution lines.

E. Notice. The following signs shall be clearly visible on the WECS tower and accessory facilities.

1. "No Trespassing" signs shall be attached to any perimeter fence.
2. "Danger" signs shall be posted at the height of five feet on WECS towers and accessory structures.
3. A sign shall be posted on the tower showing an emergency telephone number.
4. The manual electrical and/or overspeed shutdown disconnect switch(es) shall be clearly labeled.

F. Public Access. Public access to a vertical axis WECS shall be limited. Public access to a horizontal axis WECS shall be limited using one or a combination of the following methods:

1. Removal of tower climbing fixtures to 12 feet from the ground,
2. Installation of a locking, anti-climb device on the tower, or
3. Installation of a protective fence at least six feet tall with a locking gate.

G. Air Safety. The Oregon Department and Aviation, Federal Aviation Administration, and local aerial sprayers shall be notified of the WECS. The WECS shall comply with the air hazard rules based on a written action by those agencies.

- H. Grounding. All WECS which may be charged with lightning shall be grounded according to the Oregon State Electrical Specialty Code.
- I. Electrical Safety. Transmission lines associated with the facility shall not generate an electrical field greater than 9 kV per meter measured at grade and shall comply with the National Electrical Safety Code, based on a written decision by the Public Utility Commissioner.
- J. Noise. Construction and operation of the proposed WECS shall comply with the noise regulations of the Oregon Department of Environmental Quality (DEQ) in OAR 340-35, based on a written decision by DEQ. In addition, the application shall identify noise sensitive property(ies) and ambient noise levels prior to construction.
- K. Communications. The proposed WECS shall not unduly reduce or interfere with electromagnetic communication signals. If undue reduction or interference occurs, the applicant shall return reception levels to pre-facility levels.
- L. Coordination: The applicant shall demonstrate that all necessary state and federal permits, licenses, exemptions, variances, or authority are approved before initiating construction of the WECS.
- M. Removal: An abandoned WECS shall be removed by the owner of the subject tract, or by Wasco County at the owner's expense, if after notice of abandonment by Wasco County, the WECS does not resume production of electricity within 6 months.