

Planning & Zoning Office
Community Development
County of Pulaski, VA
143 Third Street, NW, Suite 1
Pulaski, Virginia 24301
T (540) 980-7710
F (540) 980-7717
Pulaskicounty.org



MEMORANDUM

DATE: September 10, 2020

TO: Potential Users of Solar Equipment in Pulaski County

FROM: Elaine R. Holetton, CFM, CZA
Director of Planning & Zoning

RE: Installing Solar in Zoning Overlay Districts

Solar Onsite Use is defined as “ Solar panels and related equipment designed for the primary purpose of power/heat generation for the site that the equipment is located on or sites adjacent to, with utility interconnection for net-metering and/or for stand-alone consumption. Ground mounted arrays shall be considered an accessory use. Solar onsite describes systems with the primary purpose of powering onsite structures and selling/net metering excess power to the grid.”

Ground mounted arrays will be permitted as an accessory structure and will require a zoning and building permit. Roof mounted arrays will only require a building permit and a zoning permit shall not be required .Solar onsite can be used at any residential, commercial or industrial site in the county. Utility scale solar (for sale to the grid) may be permitted as a Special Use Permit in accordance with the Pulaski County UDO.

Pulaski County has two (2) zoning overlay districts. The Claytor Lake Overlay and the Airport Overlay. The Claytor Lake Overlay pertains to structures built on Claytor lake, such as docks. If a person seeks to install solar on Claytor Lake, the zoning office will schedule a meeting with the APCO permitting specialist and the landowner to discuss the project and any APCO permitting requirements. Otherwise the permitting for Pulaski County is the same process as any other solar system. For planned solar projects in the Airport Overlay, residential systems are allowed without a detailed FAA study. Larger commercial and/or industrial projects will be evaluated on a case by case basis and a detailed FAA study may be required dependent on the location and scope.