

# Montgomery County



**Farmland Coverage**  
87.40% land in farms

**Population Density**  
75.2 per sq. mi.

**Housing Unit Density**  
32.6 per sq. mi.

**Population (2020)**  
37,936 ↔

**County Type**  
Rural/Mixed

**PCPI (2019)**  
\$40,979

## COMMERCIAL SOLAR ENERGY SYSTEM STANDARDS

Use standards for CWECs beyond zoning district's standards unless otherwise specified.

ZONING DISTRICT	PERMITTED USE / SPECIAL EXCEPTION
Agricultural Industrial	Permitted Use Permitted Use
REZONE REQ: NO ADDITIONAL PROCESSES: DEVELOPMENT PLAN REVIEW	

### DEFINITION

Any system not for on-site use only

### SETBACKS & BUFFERS

Setback	30' from property line 100' from center of ROW
Municipal Buffer	None
Use Buffer	200' from residential zone or parcel with residence
Reciprocal Buffer (CM)	None

### OTHER DEVELOPMENTAL STANDARDS

Minimum Lot Size	None
Maximum Height	20'
Noise Limit	None
Ground Cover Standards	None
Color Standards	None
Signage/Warnings Standards	None
Fencing Standards	Yes
Landscaping/Screening Standards	None
Glare Standards	None
Other Standards	None

### PLANS & STUDIES REQUIRED

\* Upon request

- Decommission Plan
- Economic Development Agreement
- Maintenance Plan
- Transportation/Road Use Plan
- Vegetation/Landscape Plan
- Environmental Assessment
- Emergency/Fire Safety Plan
- Drainage/Erosion Control Plan
- Liability Insurance
- Property Value Guarantee
- Certificate of Design Compliance
- Other plans or studies

# COMMERCIAL WIND ENERGY CONVERSION SYSTEM STANDARDS

Use standards for CWECs beyond zoning district's standards unless otherwise specified.

ZONING DISTRICT	PERMITTED USE / SPECIAL EXCEPTION
Industrial districts	Special Exception
REZONE REQ: YES ADDITIONAL PROCESSES: NONE	

## DEFINITION

Two or more large or small wind systems

## SETBACKS & BUFFERS

Setback	2,640' or 5x tower height BZA may increase setback up to 3,200'
Municipal Buffer	5,280'
Use Buffer	5,280' from school
Reciprocal Buffer	None

## OTHER DEVELOPMENTAL STANDARDS

Maximum Height	600'
Minimum Blade Clearance	50'
Maximum Noise Level	32 dBA
Shadow Flicker	No shadow flicker on non-participating residential property
Braking System Standards	None
Color Standards	Yes
Warnings/Hazard Protection Standards	Yes
Fence/Climb Prevention Standards	Yes
Lighting Standards	Yes
Interference	Yes
Other Standards	No vibrations beyond property line Monopole, monotube, or lattice style

## PLANS & STUDIES REQUIRED

\* Upon request

- Decommission Plan
- Economic Development Agreement
- Maintenance Plan
- Transportation/Road Use Plan
- Vegetation/Landscape Plan
- Environmental Assessment
- Sound Study
- Emergency/Fire Safety Plan
- Drainage/Erosion Control Plan
- Liability Insurance
- Property Value Guarantee
- Certificate of Design Compliance
- Certification by Engineer
- Other plans or studies

## COUNTY CONTACT INFORMATION

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