

HB 2526 -- SOLAR PANELS

SPONSOR: Haffner

COMMITTEE ACTION: Voted "Do Pass" by the Standing Committee on Downsizing State Government by a vote of 8 to 0. Voted "Do Pass" by the Standing Committee on Rules- Legislative Oversight by a vote of 9 to 1.

This bill provides that no deed restriction, covenant, or similar binding agreement running with the land shall limit or prohibit the installation of solar panels or solar collectors, as defined in the bill, on the rooftop of any property or structure.

A homeowners' association may adopt reasonable rules regarding the placement of solar panels or solar collectors to the extent those rules do not prevent the installation of the device or adversely affect its functioning, use, cost, or efficiency.

The bill applies only with regard to rooftops that are owned, controlled, and maintained by the owner of the property or structure.

This bill is the same as SB 1008 (2020).

PROPONENTS: Supporters say that Missouri law provides that solar energy is a property right. Aesthetics should not be a reason to deny a homeowner the cost-savings opportunity provided by solar energy panels.

Testifying for the bill were Representative Haffner; Francis Babb; Ursula Tizon; Brian Brownlee; and Renew Missouri.

OPPONENTS: Those who oppose the bill say that, essentially, it says you can't do what you aren't doing, but it must be done reasonably.

Testifying against the bill was Jim Durham, Community Association Institute - Heartland Chapter.