



**CHAMPAIGN COUNTY BOARD
COMMITTEE OF THE WHOLE – ELUC/Highway/County
Facilities**

*County of Champaign, Urbana, Illinois
Tuesday, January 10, 2012 – 6:00 p.m.*

*Lyle Shields Meeting Room, Brookens Administrative Center
1776 E. Washington Street, Urbana, Illinois*

IX. Environment & Land Use

- A. Annual Renewal of Recreation & Entertainment Licenses
1. Curtis Orchard Ltd., 3902 S. Duncan Rd., Champaign – 43-51
1/1/12 thru 12/31/12
 2. Gordyville LLC, 2205 CR 3000N, Gifford – 1/1/12- 52-64
12/31/12
 3. Lake of the Woods Bar & Liquor, 204 S. Prairieview Rd., 65-70
Mahomet – 1/1/2012-12/31/2012
 4. Tincup RV Park, Inc., 1715 E. Tincup Rd., Mahomet – 71-74
1/1/2012-12/31/2012
- B. Direction to Zoning Administrator Regarding Proposed Zoning Ordinance Text Amendment to Amend Certain Wind Farm Standard Conditions 75-96
- C. Monthly Report (to be distributed)
- D. RTAG Quarterly Report 12/1/11 97-98
- E. RTAG Annual Report 12/1/11 99-100
- F. Other Business
- G. Designation of Items to be Placed on Consent Agenda



STATE OF ILLINOIS,
Champaign County
Application for:
Recreation & Entertainment License

FILED
DEPT. OF CLERK
[Signature]
Champaign County

Applications for License under County Ordinance No. 55 Regulating Recreational & Other Businesses within the County (for use by businesses covered by this Ordinance other than Massage Parlors and similar enterprises)

For Office Use Only

License No. 2012-ENT-03
Date(s) of Event(s) ANNUAL
Business Name: CURTIS ORCHARD
License Fee: \$ 100.00
Filing Fee: \$ 4.00
TOTAL FEE: \$ 104.00
Checker's Signature: *[Signature]*

Filing Fees: Per Year (or fraction thereof): \$ 100.00
Per Single-day Event: \$ 10.00
Clerk's Filing Fee: \$ 4.00

Checks Must Be Made Payable To: Gordy Hulten, Champaign County Clerk

The undersigned individual, partnership, or corporation hereby makes application for the issuance of a license to engage a business controlled under County Ordinance No. 55 and makes the following statements under oath:

- A. 1. Name of Business: Curtis Orchard, Ltd.
- 2. Location of Business for which application is made: Champaign County: 3902 S. Duncan Rd, Champaign IL
- 3. Business address of Business for which application is made: 3902 S. Duncan Rd., Champaign IL 61822
- 4. Zoning Classification of Property: AG-2 w/ minor rural specialty business
- 5. Date the Business covered by Ordinance No. 55 began at this location: 1-1-77
- 6. Nature of Business normally conducted at this location: retail fruits / vegetables
- 7. Nature of Activity to be licensed (include all forms of recreation and entertainment to be provided): live musical performances
- 8. Term for which License is sought (specifically beginning & ending dates): _____

(NOTE: All annual licenses expire on December 31st of each year)

- 9. Do you own the building or property for which this license is sought? YES
- 10. If you have a lease or rent the property, state the name and address of the owner and when the lease or rental agreement expires: _____
- 11. If any licensed activity will occur outdoors attach a Site Plan (with dimensions) to this application showing location of all buildings, outdoor areas to be used for various purposes and parking spaces. See page 3, Item 7.

INCOMPLETE FORMS WILL NOT BE CONSIDERED FOR A LICENSE AND WILL BE RETURNED TO APPLICANT

Recreation & Entertainment License Application
Page Two

B. If this business will be conducted by a person other than the applicant, give the following information about person employed by applicant as manager, agent or locally responsible party of the business in the designated location:

Name: _____ Date of Birth: _____
Place of Birth: _____ Social Security No.: _____
Residence Address: _____
Citizenship: _____ If naturalized, place and date of naturalization: _____

If, during the license period, a new manager or agent is hired to conduct this business, the applicant MUST furnish the County the above information for the new manager or agent within ten (10) days.

Information requested in the following questions must be supplied by the applicant, if an individual, or by all members who share in profits of a partnership, if the applicant is a partnership.

If the applicant is a corporation, all the information required under Section D must be supplied for the corporation and for each officer.

Additional forms containing the questions may be obtained from the County Clerk, if necessary, for attachment to this application form.

- C. 1. Name(s) of owner(s) or local manager(s) (include any aliases): _____
Date of Birth: _____ Place of Birth: _____
Social Security Number: _____ Citizenship: _____
If naturalized, state place and date of naturalization: _____
2. Residential Addresses for the past three (3) years: _____

3. Business, occupation, or employment of applicant for four (4) years preceding date of application for this license: _____

EACH OFFICER MUST COMPLETE SECTION D. OBTAIN ADDITIONAL FORM PAGES IF NEEDED FROM THE COUNTY CLERK AND ATTACH TO THIS APPLICATION WHEN FILED.

D. Answer only if applicant is a Corporation:

1. Name of Corporation exactly as shown in articles of incorporation and as registered:
Curtis Orchard Ltd.
2. Date of Incorporation: 2-25-93 State wherein incorporated: Illinois

Recreation & Entertainment License Application
Page Three

3. If foreign Corporation, give name and address of resident agent in Illinois:

Give first date qualified to do business in Illinois: 1-1-77

4. Business address of Corporation in Illinois as stated in Certificate of Incorporation:

3902 S. Duncan Rd, Champaign IL 61822

5. Objects of Corporation, as set forth in charter:

Agricultural and all other lawful businesses for which a business may be incorporated.

6. Names of all Officers of the Corporation and other information as listed:

Name of Officer: PAUL CURTIS Title: President

Date elected or appointed: 2-25-93 Social Security No.: _____

Date of Birth: _____ Place of Birth: Urbana, IL

Citizenship: United States

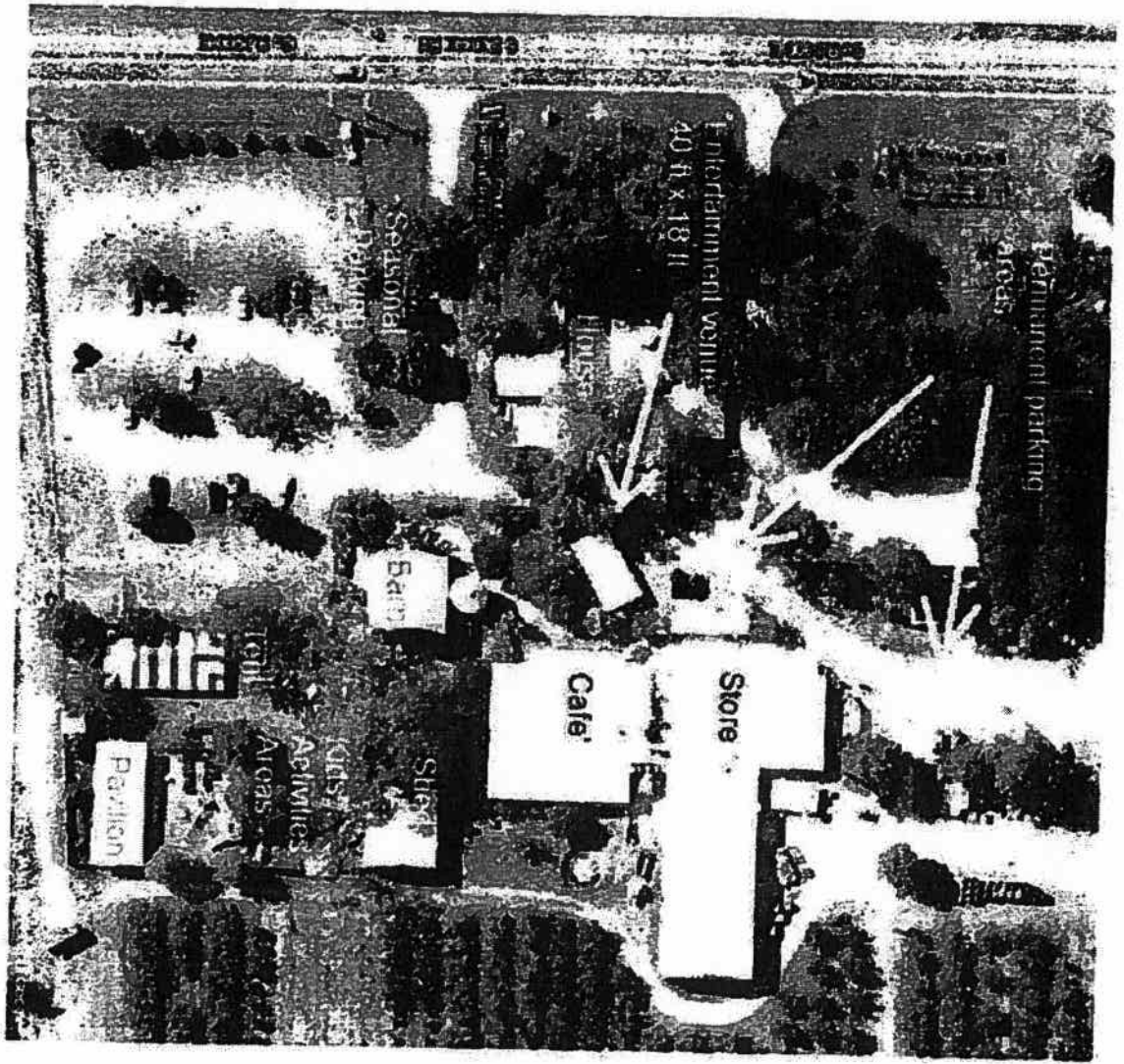
If naturalized, place and date of naturalization: _____

Residential Addresses for past three (3) years: 3902 S. Duncan Rd, Champaign IL 61822

Business, occupation, or employment for four (4) years preceding date of application for this license: Owner of Curtis Orchard

7. A site plan (with dimensions) must accompany this application. It must show the location of all buildings, outdoor areas to be used for various purposes and parking spaces.

(see attached printout)



Recreation & Entertainment License Application
Page Three

3. If foreign Corporation; give name and address of resident agent in Illinois:

Give first date qualified to do business in Illinois: _____

4. Business address of Corporation in Illinois as stated in Certificate of Incorporation:

5. Objects of Corporation, as set forth in charter: _____

6. Names of all Officers of the Corporation and other information as listed:

Name of Officer: RANDALL GRAHAM Title: Vice-President

Date elected or appointed: 2-25-93 Social Security No.: _____

Date of Birth: _____ Place of Birth: Danville, IL

Citizenship: United States

If naturalized, place and date of naturalization: _____

Residential Addresses for past three (3) years: _____

3812 S. Duncan Rd, Champaign IL 61822

Business, occupation, or employment for four (4) years preceding date of application for this license: Owner of Curtis Orchard

7. A site plan (with dimensions) must accompany this application. It must show the location of all buildings, outdoor areas to be used for various purposes and parking spaces.

Recreation & Entertainment License Application
Page Three

3. If foreign Corporation; give name and address of resident agent in Illinois:

Give first date qualified to do business in Illinois: _____

4. Business address of Corporation in Illinois as stated in Certificate of Incorporation:

5. Objects of Corporation, as set forth in charter: _____

6. Names of all Officers of the Corporation and other information as listed:

Name of Officer: Joyce Curtis Title: Treasurer

Date elected or appointed: 2-25-93 Social Security No.: _____

Date of Birth: ? Place of Birth: Marshfield, WI

Citizenship: United States

If naturalized, place and date of naturalization: _____

Residential Addresses for past three (3) years: _____

3902 S. Duncan Rd, Champaign, IL 61822

Business, occupation, or employment for four (4) years preceding date of application for this license: Owner of Curtis Orchard

7. A site plan (with dimensions) must accompany this application. It must show the location of all buildings, outdoor areas to be used for various purposes and parking spaces.

Recreation & Entertainment License Application
Page Three

3. If foreign Corporation, give name and address of resident agent in Illinois:

Give first date qualified to do business in Illinois: _____

4. Business address of Corporation in Illinois as stated in Certificate of Incorporation:

5. Objects of Corporation, as set forth in charter: _____

6. Names of all Officers of the Corporation and other information as listed:

Name of Officer: Debra Graham Title: Secretary

Date elected or appointed: 2-25-93 Social Security No.: _____

Date of Birth: _____ Place of Birth: Urbana, IL

Citizenship: United States

If naturalized, place and date of naturalization: _____

Residential Addresses for past three (3) years: _____

3812 S. Duncan Rd., Champaign IL 61822

Business, occupation, or employment for four (4) years preceding date of application for this license: Owner of Curtis Orchard

7. A site plan (with dimensions) must accompany this application. It must show the location of all buildings, outdoor areas to be used for various purposes and parking spaces.

AFFIDAVIT

(Complete when applicant is an Individual or Partnership)

I/We swear that I/we have read the application and that all matters stated thereunder are true and correct, are made upon my/our personal knowledge and information and are made for the purpose of inducing the County of Champaign to issue the permit hereunder applied for.

I/We further swear that I/we will not violate any of the laws of the United States of America or of the State of Illinois or the Ordinances of the County of Champaign in the conduct of the business hereunder applied for.

Signature of Owner or of one of two members of Partnership

Signature of Owner or of one of two members of Partnership

Signature of Manager or Agent

Subscribed and sworn to before me this _____ day of _____, 20____.

Notary Public

AFFIDAVIT

(Complete when applicant is a Corporation)

We, the undersigned, president and secretary of the above named corporation, each first being duly sworn, say that each of us has read the foregoing application and that the matters stated therein are true and correct and are made upon our personal knowledge and information, and are made for the purpose of inducing the County of Champaign to issue the license herein applied for.

We further swear that the applicant will not violate any of the laws of the United States of America or of the State of Illinois or the Ordinances of the County of Champaign in the conduct of applicant's place of business.

We further swear that we are the duly constituted and elected officers of said applicant and as such are authorized and empowered to execute their application for and on behalf of said application.

Paul E. Lewicki
Signature of President

Dorothy [Signature]
Signature of Secretary

Signature of Manager or Agent

Subscribed and sworn to before me this 9th day of December, 2011.



Angela M. Zindars
Notary Public

This **COMPLETED** application along with the appropriate amount of cash, or certified check made payable to MARK SHELDEN, CHAMPAIGN COUNTY CLERK, must be turned in to the Champaign County Clerk's Office, 1776 E. Washington St., Urbana, Illinois 61802. A \$4.00 Filing Fee should be included.



STATE OF ILLINOIS,
Champaign County
Recreation & Entertainment License
Check List and Approval Sheet

FOR ELUC USE ONLY

County Clerk's Office

1. Proper Application Date Received: 12-9-11
2. Fee Amount Received: 104.00

Sheriff's Department

1. Police Record Approval: CEO Date: 12/13/11
2. Credit Check Disapproval: _____ Date: _____
- Remarks: _____ Signature: [Signature]

Planning & Zoning Department

1. Proper Zoning Approval: ✓ Date: 12/21/11
2. Restrictions or Violations Disapproval: _____ Date: _____
- Remarks: Located in AG-2 District subject to Case 350-5-02 with conditions Signature: [Signature] ZONING ADMINISTRATOR

Environment & Land Use Committee

1. Application Complete Approval: _____ Date: _____
2. Requirements Met Disapproval: _____ Date: _____
- Signature: _____

Remarks and/or Conditions: _____



STATE OF ILLINOIS,
Champaign County
Application for:
Recreation & Entertainment License

FILED

DEC 14 2011

For Office Use Only

License No. 2012-ENT-18
Date(s) of Event(s) YEARLY
Business Name: Gordyville LLC
License Fee: \$ 100.⁰⁰
Filing Fee: \$ 4.00
TOTAL FEE: \$ 104.⁰⁰
Checker's Signature: Janna

Applications for License under County Ordinance No. 55 Regulating Recreational & Other Businesses within the County (for use by businesses covered by this Ordinance other than Massage Parlors and similar enterprises)

Filing Fees:	Per Year (or fraction thereof):	\$ 100.00
	Per Single-day Event:	\$ 10.00
	Clerk's Filing Fee:	\$ 4.00

Checks Must Be Made Payable To: Gordy Hulten, Champaign County Clerk

The undersigned individual, partnership, or corporation hereby makes application for the issuance of a license to engage a business controlled under County Ordinance No. 55 and makes the following statements under oath:

- A.
1. Name of Business: Gordyville LLC
 2. Location of Business for which application is made: 2205 CR
3000N, Gifford, IL 61847
 3. Business address of Business for which application is made: 2205 CR
3000N, Gifford, IL 61847, PO Box 490
 4. Zoning Classification of Property: Business
 5. Date the Business covered by Ordinance No. 55 began at this location: _____
 6. Nature of Business normally conducted at this location: Auctions,
horse shows, Ag shows, Rodeo, Flea Markets
 7. Nature of Activity to be licensed (include all forms of recreation and entertainment to be provided): Rodeo, Ag shows, horse shows, Flea Markets
 8. Term for which License is sought (specifically beginning & ending dates): _____
JAN 1, 2012 - Dec 31, 2012
(NOTE: All annual licenses expire on December 31st of each year)
 9. Do you own the building or property for which this license is sought? YES
 10. If you have a lease or rent the property, state the name and address of the owner and when the lease or rental agreement expires: NA
 11. If any licensed activity will occur outdoors attach a Site Plan (with dimensions) to this application showing location of all buildings, outdoor areas to be used for various purposes and parking spaces. See page 3, Item 7.

INCOMPLETE FORMS WILL NOT BE CONSIDERED FOR A LICENSE AND WILL BE RETURNED TO APPLICANT

Recreation & Entertainment License Application
Page Two

- B. If this business will be conducted by a person other than the applicant, give the following information about person employed by applicant as manager, agent or locally responsible party of the business in the designated location:

Name: _____ Date of Birth: _____
Place of Birth: _____ Social Security No.: _____
Residence Address: _____
Citizenship: _____ If naturalized, place and date of naturalization: _____

If, during the license period, a new manager or agent is hired to conduct this business, the applicant MUST furnish the County the above information for the new manager or agent within ten (10) days.

Information requested in the following questions must be supplied by the applicant, if an individual, or by all members who share in profits of a partnership, if the applicant is a partnership.

If the applicant is a corporation, all the information required under Section D must be supplied for the corporation and for each officer.

Additional forms containing the questions may be obtained from the County Clerk, if necessary, for attachment to this application form.

- C. 1. Name(s) of owner(s) or local manager(s) (include any aliases): _____
Date of Birth: _____ Place of Birth: _____
Social Security Number: _____ Citizenship: _____
If naturalized, state place and date of naturalization: _____
2. Residential Addresses for the past three (3) years: _____

3. Business, occupation, or employment of applicant for four (4) years preceding date of application for this license: _____

EACH OFFICER MUST COMPLETE SECTION D. OBTAIN ADDITIONAL FORM PAGES IF NEEDED FROM THE COUNTY CLERK AND ATTACH TO THIS APPLICATION WHEN FILED.

- D. Answer only if applicant is a Corporation:

1. Name of Corporation exactly as shown in articles of incorporation and as registered:
Gordville LLC
2. Date of Incorporation: 12/28/08 State wherein incorporated: Illinois

Recreation & Entertainment License Application
Page Three

3. If foreign Corporation, give name and address of resident agent in Illinois:

NA

Give first date qualified to do business in Illinois: -

4. Business address of Corporation in Illinois as stated in Certificate of Incorporation:

5. Objects of Corporation, as set forth in charter: Auctions, Home Shows, Markets

6. Names of all Officers of the Corporation and other information as listed:

Name of Officer: Johanna Guirao Title: Partner

Date elected or appointed: _____ Social Security No.: _____

Date of Birth: _____ Place of Birth: Champaign, IL

Citizenship: USA

If naturalized, place and date of naturalization: NA

Residential Addresses for past three (3) years:

4901 Reiter Ln, Champaign, IL 61822

Business, occupation, or employment for four (4) years preceding date of application for this license:

Partner, employed by Gordville LLC
Real estate Agent of Coldwell Banker -
Honeywell

7. A site plan (with dimensions) must accompany this application. It must show the location of all buildings, outdoor areas to be used for various purposes and parking spaces.

Events Indoor
40 Acres parking.

Recreation & Entertainment License Application
Page Three

3. If foreign Corporation, give name and address of resident agent in Illinois:

NA

Give first date qualified to do business in Illinois: _____

4. Business address of Corporation in Illinois as stated in Certificate of Incorporation:

5. Objects of Corporation, as set forth in charter: _____

6. Names of all Officers of the Corporation and other information as listed:

Name of Officer: JAMES J. HANNAGAN Title: OWNER

Date elected or appointed: _____ Social Security No.: _____

Date of Birth: _____ Place of Birth: Champaign IL 61827

Citizenship: USA If naturalized, place and date of naturalization: NA

Residential Addresses for past three (3) years:

201 E Summit
GEORGETOWN IL 61847

Business, occupation, or employment for four (4) years preceding date of application for this license:

SOBRYVILLE LLC - AUCTIONEER - MANAGER

7. A site plan (with dimensions) must accompany this application. It must show the location of all buildings, outdoor areas to be used for various purposes and parking spaces.

NO OUTDOOR AREA TO BE USED EXCEPT FOR PARKING.
40 ACRES PARKING.
EVENT ALL INDOOR.

Recreation & Entertainment License Application
Page Three

3. If foreign Corporation, give name and address of resident agent in Illinois:

NA

Give first date qualified to do business in Illinois: —

4. Business address of Corporation in Illinois as stated in Certificate of Incorporation:

5. Objects of Corporation, as set forth in charter: _____

6. Names of all Officers of the Corporation and other information as listed:

Name of Officer: EDWARD F. HANNAMAN Title: PART OWNER

Date elected or appointed: _____ Social Security No.: _____

Date of Birth: _____ Place of Birth: CHICAGO, IL

Citizenship: USA If naturalized, place and date of naturalization: NA

Residential Addresses for past three (3) years: 209 S. NEW
BIFFORD, IL 61847

Business, occupation, or employment for four (4) years preceding date of application for this license: EMPLOYED BY HUNSEE CORP.

7. A site plan (with dimensions) must accompany this application. It must show the location of all buildings, outdoor areas to be used for various purposes and parking spaces.

NO OUTDOOR AREA TO BE USED EXCEPT FOR PARKING.
40 ACRES PARKING.
EVENT ALL INDOOR.

Recreation & Entertainment License Application
Page Three

3. If foreign Corporation, give name and address of resident agent in Illinois:

NA

Give first date qualified to do business in Illinois: _____

4. Business address of Corporation in Illinois as stated in Certificate of Incorporation:

5. Objects of Corporation, as set forth in charter: _____

6. Names of all Officers of the Corporation and other information as listed:

Name of Officer: PATRICIA A. FRIEDS Title: Part owner

Date elected or appointed: _____ Social Security No.: _____

Date of Birth: _____ Place of Birth: Champaign, IL

Citizenship: USA
If naturalized, place and date of naturalization: NA

Residential Addresses for past three (3) years:

2757 CR 2100N
OGDEN, IL

Business, occupation, or employment for four (4) years preceding date of application for this license:

SELF EMPLOYED - NAUTICIAN
GEORGETOWN LLC

7. A site plan (with dimensions) must accompany this application. It must show the location of all buildings, outdoor areas to be used for various purposes and parking spaces.

NO OUTDOOR AREA TO BE USED EXCEPT FOR PARKING.

40 ACRES PARKING.

EVENT ALL INDOOR.

Recreation & Entertainment License Application
Page Three

3. If foreign Corporation, give name and address of resident agent in Illinois:

NA

Give first date qualified to do business in Illinois: _____

4. Business address of Corporation in Illinois as stated in Certificate of Incorporation:

5. Objects of Corporation, as set forth in charter: _____

6. Names of all Officers of the Corporation and other information as listed:

Name of Officer: JOHN B. HANNIGAN, JR Title: Part owner

Date elected or appointed: _____ Social Security No.: _____

Date of Birth: _____ Place of Birth: Champaign, IL

Citizenship: USA
If naturalized, place and date of naturalization: NA

Residential Addresses for past three (3) years: _____

2444 CR 2700N
ELSTON, IL 61837

Business, occupation, or employment for four (4) years preceding date of application for this license: _____

SELF EMPLOYED - FARMER
Comp. in Bondville LLC

7. A site plan (with dimensions) must accompany this application. It must show the location of all buildings, outdoor areas to be used for various purposes and parking spaces.

NO OUTDOOR AREA TO BE USED EXCEPT FOR PARKING.

40 ACRES PARKING.

EVENT ALL INDOOR.

Recreation & Entertainment License Application
Page Three

3. If foreign Corporation, give name and address of resident agent in Illinois:

NA

Give first date qualified to do business in Illinois: —

4. Business address of Corporation in Illinois as stated in Certificate of Incorporation:

5. Objects of Corporation, as set forth in charter: _____

6. Names of all Officers of the Corporation and other information as listed:

Name of Officer: MARY E. SHANNON Title: MANAGER - PART OWNER

Date elected or appointed: _____ Social Security No.: _____

Date of Birth: _____ Place of Birth: CHICAGO, IL

Citizenship: USA

If naturalized, place and date of naturalization: NA

Residential Addresses for past three (3) years: 2451 CK 2800N
ROSELAND, IL 60662

Business, occupation, or employment for four (4) years preceding date of application for this license: GRANDVILLE LLC

7. A site plan (with dimensions) must accompany this application. It must show the location of all buildings, outdoor areas to be used for various purposes and parking spaces.

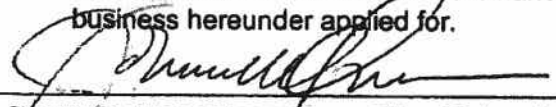
NO OUTDOOR AREA TO BE USED EXCEPT FOR PARKING.
40 ACRES PARKING.
EVENT ALL INDOOR.

AFFIDAVIT

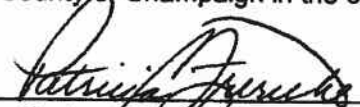
(Complete when applicant is an **Individual or Partnership**)

I/We swear that I/we have read the application and that all matters stated thereunder are true and correct, are made upon my/our personal knowledge and information and are made for the purpose of inducing the County of Champaign to issue the permit hereunder applied for.

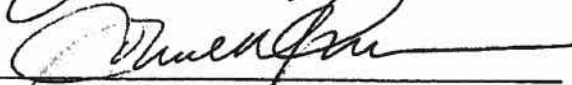
I/We further swear that I/we will not violate any of the laws of the United States of America or of the State of Illinois or the Ordinances of the County of Champaign in the conduct of the business hereunder applied for.



Signature of Owner or of one of two members of Partnership

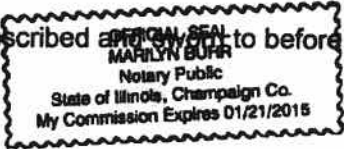


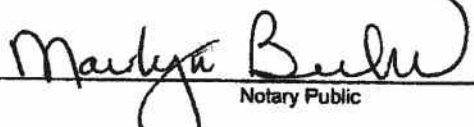
Signature of Owner or of one of two members of Partnership



Signature of Manager or Agent

Subscribed and sworn to before me this 13th day of December, 2011.





Notary Public

AFFIDAVIT

(Complete when applicant is a **Corporation**)

We, the undersigned, president and secretary of the above named corporation, each first being duly sworn, say that each of us has read the foregoing application and that the matters stated therein are true and correct and are made upon our personal knowledge and information, and are made for the purpose of inducing the County of Champaign to issue the license herein applied for.

We further swear that the applicant will not violate any of the laws of the United States of America or of the State of Illinois or the Ordinances of the County of Champaign in the conduct of applicant's place of business.

We further swear that we are the duly constituted and elected officers of said applicant and as such are authorized and empowered to execute their application for and on behalf of said application.

Signature of President

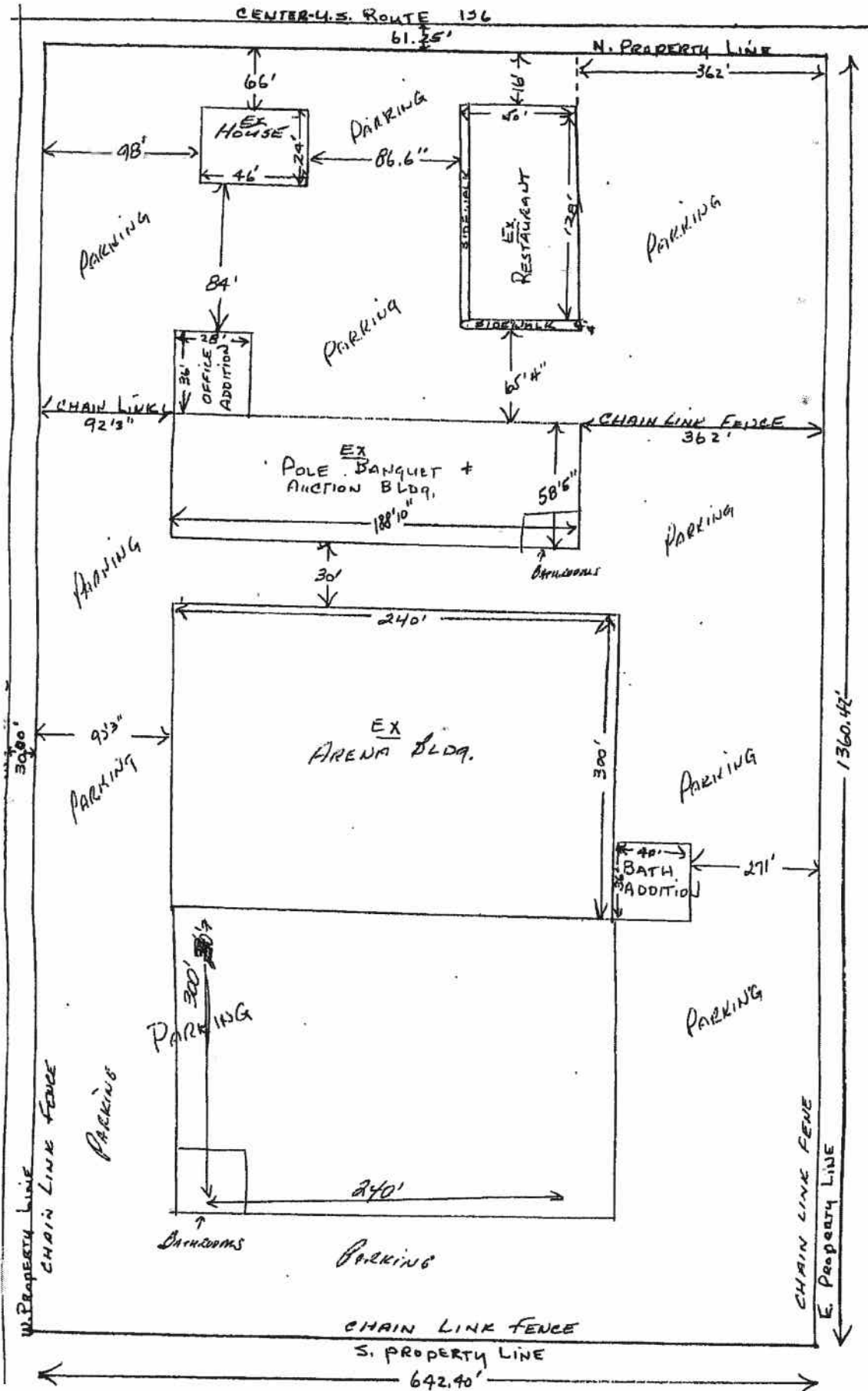
Signature of Secretary

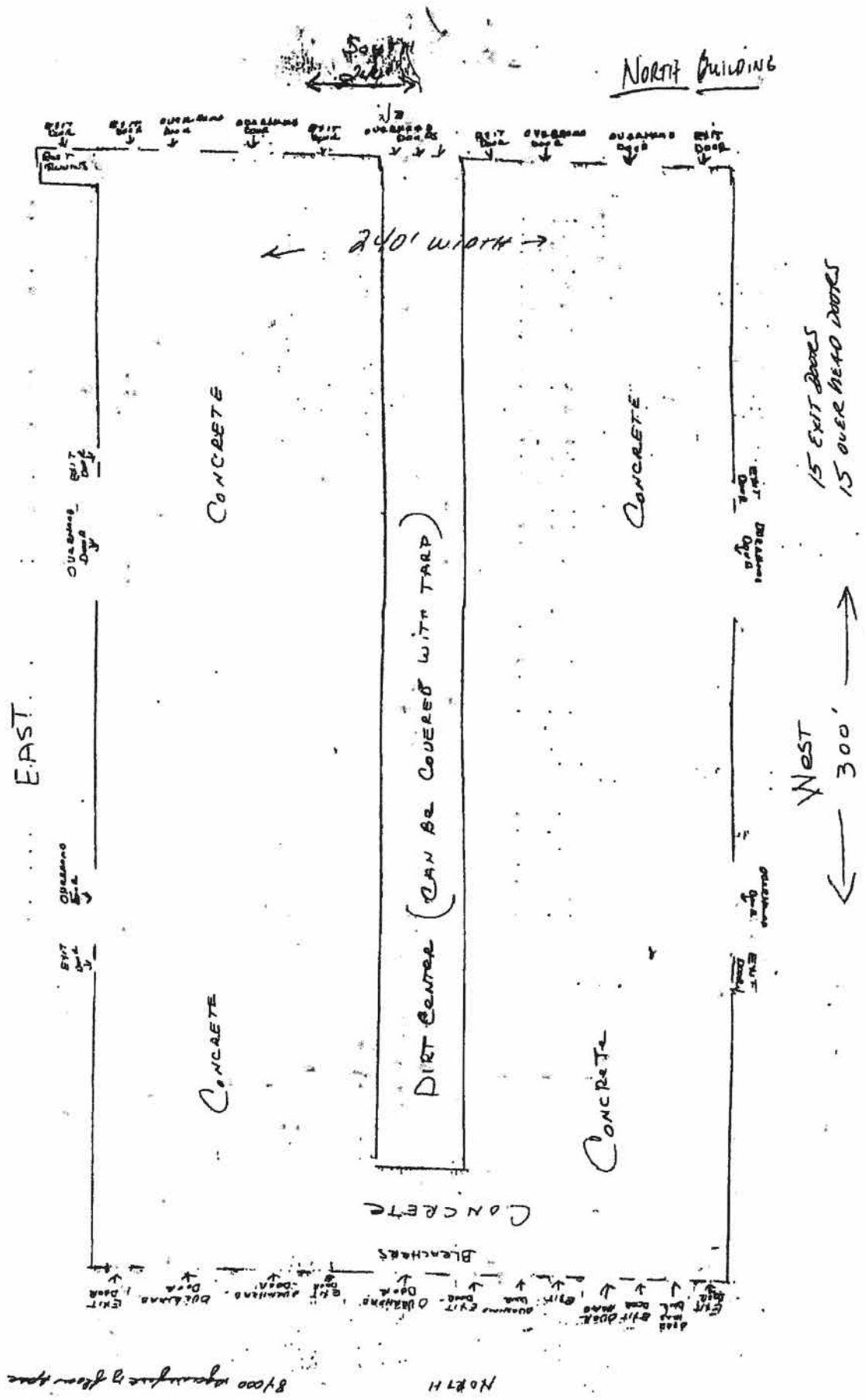
Signature of Manager or Agent

Subscribed and sworn to before me this _____ day of _____, 20____.

Notary Public

This **COMPLETED** application along with the appropriate amount of cash, or certified check made payable to MARK SHELDEN, CHAMPAIGN COUNTY CLERK, must be turned in to the Champaign County Clerk's Office, 1776 E. Washington St., Urbana, Illinois 61802. A \$4.00 Filing Fee should be included.





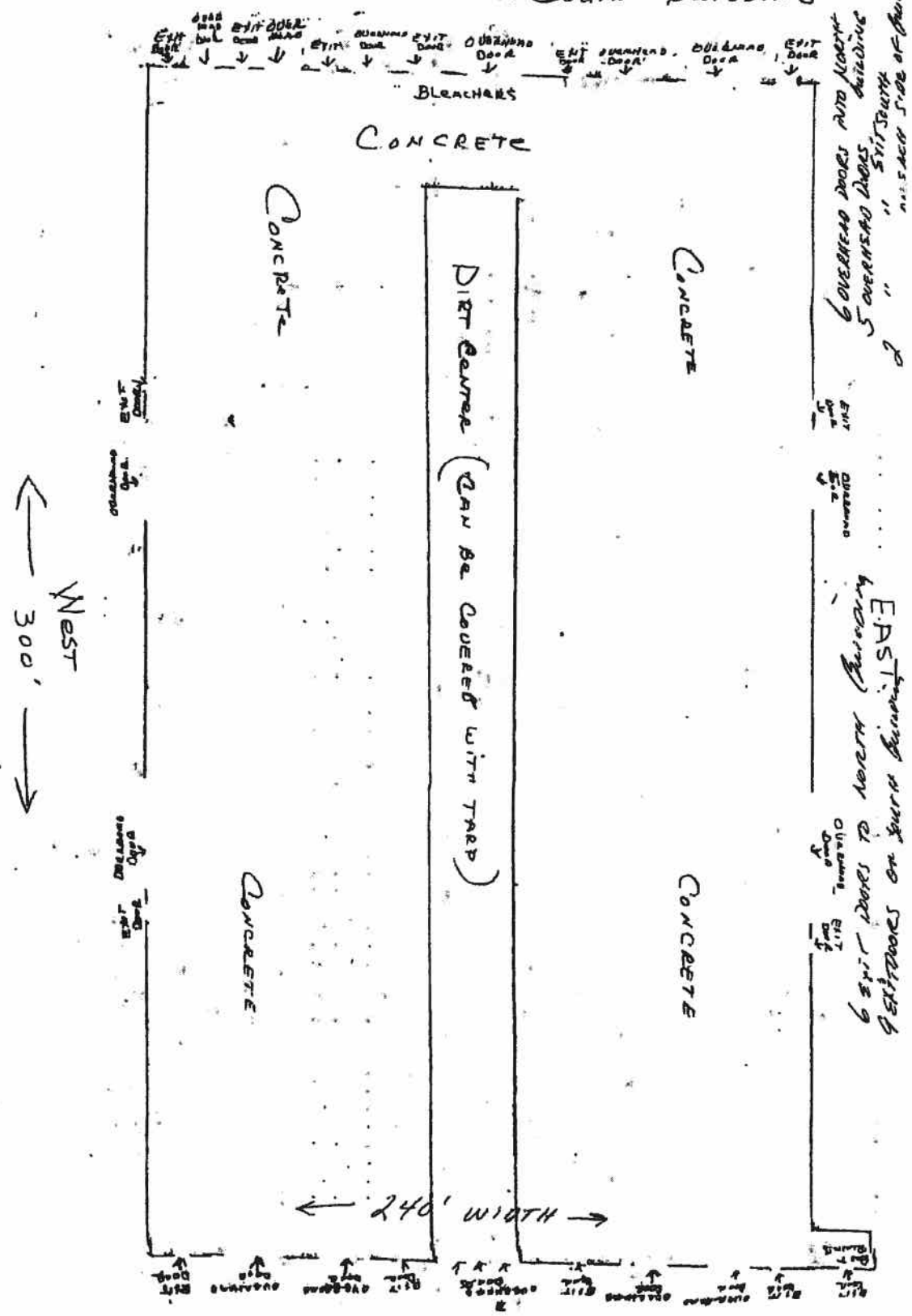
8400 square feet floor area

NORTH

NORTH

84000 square feet of floor space

SOUTH BUILDING



CONCRETE

CONCRETE

DIRT COURSE
(CAN BE COVERED WITH TRAP)

CONCRETE

CONCRETE

CONCRETE

← 240' WIDTH →

← 300' WEST →

BLEACHERS

CONCRETE DOOR INTO LOCKING BUILDING
HANDLING WATER AT SPORT LINES

EAST FORMING W/OUT NO SPOULTERS
HANDLING WATER AT SPORT LINES

← SOUTH BUILDING →



STATE OF ILLINOIS,
Champaign County
Recreation & Entertainment License
Check List and Approval Sheet

FOR ELUC USE ONLY

County Clerk's Office

1. Proper Application Date Received: 12/14/2011
2. Fee Amount Received: \$104.00

Sheriff's Department

1. Police Record Approval: LEO Date: 12/19/11
2. Credit Check Disapproval: _____ Date: _____
- Remarks: _____ Signature: [Signature]

Planning & Zoning Department

1. Proper Zoning Approval: ✓ Date: 12/21/11
2. Restrictions or Violations Disapproval: _____ Date: _____
- Remarks: B-4 General Business
Zoning District Signature: [Signature] ZONING ADMINISTRATOR

Environment & Land Use Committee

1. Application Complete Approval: _____ Date: _____
2. Requirements Met Disapproval: _____ Date: _____
- Signature: _____

Remarks and/or Conditions: _____



STATE OF ILLINOIS,
Champaign County
Application for:
Recreation & Entertainment License

Applications for License under County Ordinance No. 55 Regulating Recreational & Other Businesses within the County (for use by businesses covered by this Ordinance other than Massage Parlors and similar enterprises)

For Office Use Only

License No. 2012 ENT 12

Date(s) of Event(s) YEARLY

Business Name: LAKE OF THE WOODS BAR & LIQUOR, INC

License Fee: \$ 100.00

Filing Fee: \$ 4.00

TOTAL FEE: \$ 104.00

Checker's Signature: [Signature]

FILED

Filing Fees:	Per Year (or fraction thereof):	\$ 100.00	JAN - 3 2012
	Per Single-day Event:	\$ 10.00	
	Clerk's Filing Fee:	\$ 4.00	

[Signature]
CHAMPAIGN COUNTY CLERK

Checks Must Be Made Payable To: Gordy Hulthen, Champaign County Clerk

The undersigned individual, partnership, or corporation hereby makes application for the issuance of a license to engage a business controlled under County Ordinance No. 55 and makes the following statements under oath:

- A.
1. Name of Business: LAKE OF WOODS BAR & LIQUORS
 2. Location of Business for which application is made: 204 S. PRAIRIEVIEW MAHOMET, ILL. 61853 RD.
 3. Business address of Business for which application is made: 204 S. PRAIRIEVIEW RD, MAHOMET, IL 61853
 4. Zoning Classification of Property: _____
 5. Date the Business covered by Ordinance No. 55 began at this location: 1-29-1982
 6. Nature of Business normally conducted at this location: SELL ALCOHOL FOR OFF PREMISE (PLCA) BAR SELL ALCOHOL ON PREMISE
 7. Nature of Activity to be licensed (include all forms of recreation and entertainment to be provided): D.J., KARAOKE, @ ONLY OUTSIDE EVENTS
 8. Term for which License is sought (specifically beginning & ending dates): 1-01-12 - 12-31-12

(NOTE: All annual licenses expire on December 31st of each year)

9. Do you own the building or property for which this license is sought? No
10. If you have a lease or rent the property, state the name and address of the owner and when the lease or rental agreement expires: PARKHILL ENTERPRISES NO EXPIRATION DATE
11. If any licensed activity will occur outdoors attach a Site Plan (with dimensions) to this application showing location of all buildings, outdoor areas to be used for various purposes and parking spaces. See page 3, Item 7.

INCOMPLETE FORMS WILL NOT BE CONSIDERED FOR A LICENSE AND WILL BE RETURNED TO APPLICANT

Recreation & Entertainment License Application
Page Two

- B. If this business will be conducted by a person other than the applicant, give the following information about person employed by applicant as manager, agent or locally responsible party of the business in the designated location:

Name: BRENDA KERUS Date of Birth: _____
Place of Birth: CHAMPAIGN, ILL Social Security No.: _____
Residence Address: 426 KENDALL, MAHOMET, ILL. 61853
Citizenship: YES If naturalized, place and date of naturalization: _____

If, during the license period, a new manager or agent is hired to conduct this business, the applicant MUST furnish the County the above information for the new manager or agent within ten (10) days.

Information requested in the following questions must be supplied by the applicant, if an individual, or by all members who share in profits of a partnership, if the applicant is a partnership.

If the applicant is a corporation, all the information required under Section D must be supplied for the corporation and for each officer.

Additional forms containing the questions may be obtained from the County Clerk, if necessary, for attachment to this application form.

- C. 1. Name(s) of owner(s) or local manager(s) (include any aliases): GARRY ZINDARS

Date of Birth: _____ Place of Birth: CHAMPAIGN, ILL.
Social Security Number: _____ Citizenship: YES

If naturalized, state **place** and **date** of naturalization: _____

2. Residential Addresses for the past three (3) years: 2102 FOAEL RD
MAHOMET, ILL. 61853

3. Business, occupation, or employment of applicant for four (4) years preceding date of application for this license: SAME AS ABOVE

EACH OFFICER MUST COMPLETE SECTION D. OBTAIN ADDITIONAL FORM PAGES IF NEEDED FROM THE COUNTY CLERK AND ATTACH TO THIS APPLICATION WHEN FILED.

- D. Answer **only** if applicant is a Corporation:

1. Name of Corporation exactly as shown in articles of incorporation and as registered:

LAKE-OF-WOODS BAR & LIQUORS, INC

2. Date of Incorporation: 1-29-82 State wherein incorporated: ILLINOIS

Recreation & Entertainment License Application
Page Three

3. If foreign Corporation, give name and address of resident agent in Illinois:

N/A

Give first date qualified to do business in Illinois: 1-29-1982

4. Business address of Corporation in Illinois as stated in Certificate of Incorporation:

204 S. PRAIRIEVIEW RD
MAHOMET, IL. 61853

5. Objects of Corporation, as set forth in charter: _____

6. Names of all Officers of the Corporation and other information as listed:

Name of Officer: GARRY ZINDARS Title: PRESIDENT & SEC.
Date elected or appointed: _____ Social Security No.: _____
Date of Birth: _____ Place of Birth: CHAMPAIGN, IL.
Citizenship: YES
If naturalized, place and date of naturalization: _____

Residential Addresses for past three (3) years: 2102 FOGEL RD.
MAHOMET, IL. 61853

Business, occupation, or employment for four (4) years preceding date of application for this license: OWNER - LAKE OF WOODS BAR & LIQUOR

7. A site plan (with dimensions) must accompany this application. It must show the location of all buildings, outdoor areas to be used for various purposes and parking spaces.

AFFIDAVIT

(Complete when applicant is an **Individual or Partnership**)

I/We swear that I/we have read the application and that all matters stated thereunder are true and correct, are made upon my/our personal knowledge and information and are made for the purpose of inducing the County of Champaign to issue the permit hereunder applied for.

I/We further swear that I/we will not violate any of the laws of the United States of America or of the State of Illinois or the Ordinances of the County of Champaign in the conduct of the business hereunder applied for.

Signature of Owner or of one of two members of Partnership

Signature of Manager or Agent

Subscribed and sworn to before me this _____ day of _____, 20____.

Notary Public

AFFIDAVIT

(Complete when applicant is a **Corporation**)

We, the undersigned, president and secretary of the above named corporation, each first being duly sworn, say that each of us has read the foregoing application and that the matters stated therein are true and correct and are made upon our personal knowledge and information, and are made for the purpose of inducing the County of Champaign to issue the license herein applied for.

We further swear that the applicant will not violate any of the laws of the United States of America or of the State of Illinois or the Ordinances of the County of Champaign in the conduct of applicant's place of business.

We further swear that we are the duly constituted and elected officers of said applicant and as such are authorized and empowered to execute their application for and on behalf of said application.

Shirley Zaidars
Signature of President

Shirley Zaidars
Signature of Secretary

Brenda Kern
Signature of Manager or Agent

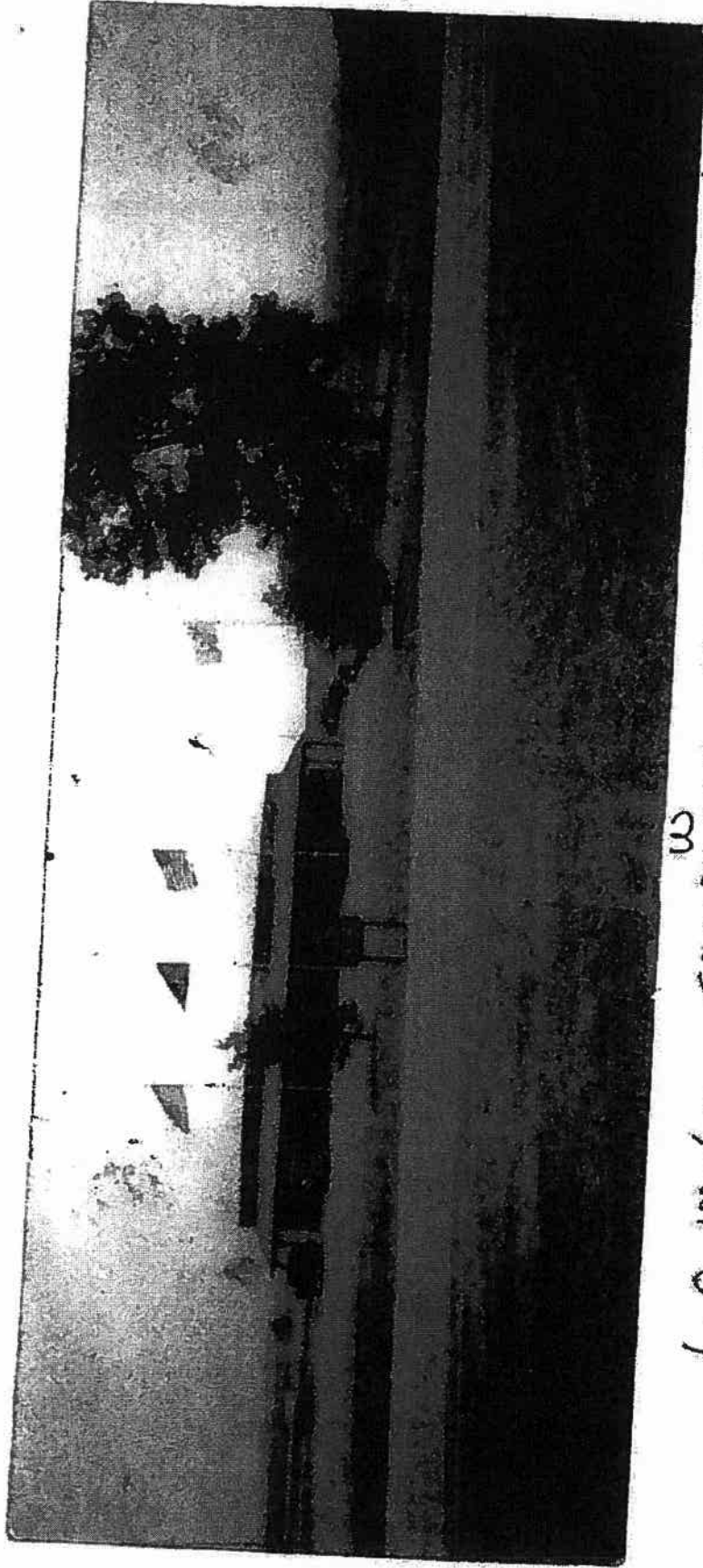
Subscribed and sworn to before me this 24th day of December, 2011.



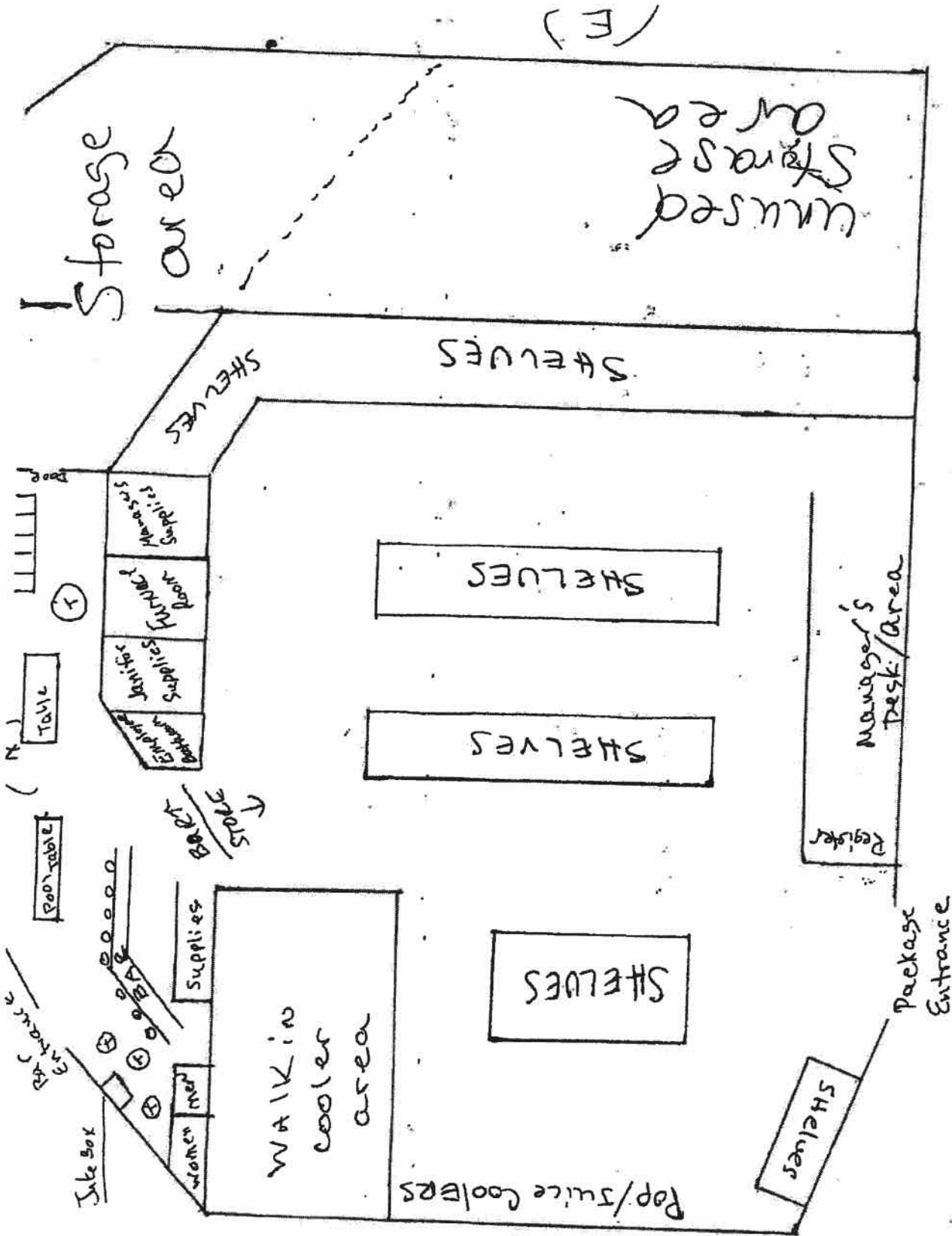
Matt Tanner
Notary Public

This **COMPLETED** application along with the appropriate amount of cash, or certified check made payable to MARK SHELDEN, CHAMPAIGN COUNTY CLERK, must be turned in to the Champaign County Clerk's Office, 1776 E. Washington St., Urbana, Illinois 61802. A \$4.00 Filing Fee should be included.

E



(3) - L.O.W.C. COMPLETE FRONT ^W SIDE VIEWS.
OUTSIDE EVENTS ARE USUALLY
HELD TO THE SIDE OF BLDG. &
BEHIND BLDG. IN THE GRASS AREA,
TO THE LEFT-^EBACK
EAST.



Lake of the Woods Bar & Liquor, Inc.

April 2004

(for)



STATE OF ILLINOIS,
Champaign County
Application for:
Recreation & Entertainment License

FILED

NOV 23 2011

Gordy Hulten
CHAMPAIGN COUNTY CLERK

For Office Use Only

License No. 2012 ENT 07
Date(s) of Event(s) YEARLY
Business Name: TINCUP RV PARK, INC
License Fee: \$ 100.00
Filing Fee: \$ 4.00
TOTAL FEE: \$ 104.00
Checker's Signature: [Signature]

Applications for License under County Ordinance No. 55 Regulating Recreational & Other Businesses within the County (for use by businesses covered by this Ordinance other than Massage Parlors and similar enterprises)

Filing Fees:	Per Year (or fraction thereof):	\$ 100.00
	Per Single-day Event:	\$ 10.00
	Clerk's Filing Fee:	\$ 4.00

Checks Must Be Made Payable To: Gordy Hulten, Champaign County Clerk

The undersigned individual, partnership, or corporation hereby makes application for the issuance of a license to engage a business controlled under County Ordinance No. 55 and makes the following statements under oath:

- A. 1. Name of Business: TINCUP RV PARK, INC.
- 2. Location of Business for which application is made: 1715 E. Tincup Rd
Mahomet, Illinois 61853
- 3. Business address of Business for which application is made: _____
1715 E. Tincup Rd Mahomet, IL. 61853
- 4. Zoning Classification of Property: _____
- 5. Date the Business covered by Ordinance No. 55 began at this location: 1999
- 6. Nature of Business normally conducted at this location: _____
Recreational Vehicle Park
- 7. Nature of Activity to be licensed (include all forms of recreation and entertainment to be provided): recreational vehicle camping, golf driving range
- 8. Term for which License is sought (specifically beginning & ending dates): _____
January 1, 2012 - December 31, 2012

(NOTE: All annual licenses expire on December 31st of each year)

- 9. Do you own the building or property for which this license is sought? yes
- 10. If you have a lease or rent the property, state the name and address of the owner and when the lease or rental agreement expires: _____
NA
- 11. If any licensed activity will occur outdoors attach a Site Plan (with dimensions) to this application showing location of all buildings, outdoor areas to be used for various purposes and parking spaces. See page 3, Item 7.

INCOMPLETE FORMS WILL NOT BE CONSIDERED FOR A LICENSE AND WILL BE RETURNED TO APPLICANT

Recreation & Entertainment License Application
Page Two

- B. If this business will be conducted by a person other than the applicant, give the following information about person employed by applicant as manager, agent or locally responsible party of the business in the designated location:

Name: Gary Robinson Date of Birth: _____
Place of Birth: Marion, NC Social Security No.: _____
Residence Address: _____
Citizenship: USA If naturalized, place and date of naturalization: _____

If, during the license period, a new manager or agent is hired to conduct this business, the applicant MUST furnish the County the above information for the new manager or agent within ten (10) days.

Information requested in the following questions must be supplied by the applicant, if an individual, or by all members who share in profits of a partnership, if the applicant is a partnership.

If the applicant is a corporation, all the information required under Section D must be supplied for the corporation and for each officer.

Additional forms containing the questions may be obtained from the County Clerk, if necessary, for attachment to this application form.

- C. 1. Name(s) of owner(s) or local manager(s) (include any aliases): _____
Gary Robinson Ronda Robinson
Date of Birth: _____ Place of Birth: Marion, NC New Ulm, MN
Social Security Number: _____ Citizenship: USA
If naturalized, state place and date of naturalization: _____
2. Residential Addresses for the past three (3) years: _____
218 S. Lake of the Woods Rd
Mahomet, IL 61853
3. Business, occupation, or employment of applicant for four (4) years preceding date of application for this license: _____
R & S Sales & Service
Mahomet, IL 61853

EACH OFFICER MUST COMPLETE SECTION D. OBTAIN ADDITIONAL FORM PAGES IF NEEDED FROM THE COUNTY CLERK AND ATTACH TO THIS APPLICATION WHEN FILED.

- D. Answer only if applicant is a Corporation:

1. Name of Corporation exactly as shown in articles of incorporation and as registered:
Tincup RV Park, Inc.
2. Date of Incorporation: 11/15/00 State wherein incorporated: IL

Recreation & Entertainment License Application
Page Three

3. If foreign Corporation, give name and address of resident agent in Illinois:

NA

Give first date qualified to do business in Illinois: 11/15/99

4. Business address of Corporation in Illinois as stated in Certificate of Incorporation:

1715 E. Tincup Rd

Mahomet, Illinois 61853

5. Objects of Corporation, as set forth in charter: campground

6. Names of all Officers of the Corporation and other information as listed:

Name of Officer: Gary Robinson Title: President

Date elected or appointed: 11/15/99 Social Security No.: _____

Date of Birth: _____ Place of Birth: Marion, NC

Citizenship: USA

If naturalized, place and date of naturalization: _____

Residential Addresses for past three (3) years: _____

218 S. Lake of the Woods Rd

Mahomet, IL 61853

Business, occupation, or employment for four (4) years preceding date of application for this license: _____

owner - R & S Sales & Service

Mahomet, IL 61853

7. A site plan (with dimensions) must accompany this application. It must show the location of all buildings, outdoor areas to be used for various purposes and parking spaces.

On file from past years

AFFIDAVIT

(Complete when applicant is an Individual or Partnership)

I/We swear that I/we have read the application and that all matters stated thereunder are true and correct, are made upon my/our personal knowledge and information and are made for the purpose of inducing the County of Champaign to issue the permit hereunder applied for.

I/We further swear that I/we will not violate any of the laws of the United States of America or of the State of Illinois or the Ordinances of the County of Champaign in the conduct of the business hereunder applied for.

Signature of Owner or of one of two members of Partnership

Signature of Owner or of one of two members of Partnership

Signature of Manager or Agent

Subscribed and sworn to before me this _____ day of _____, 20_____.

Notary Public

AFFIDAVIT

(Complete when applicant is a Corporation)

We, the undersigned, president and secretary of the above named corporation, each first being duly sworn, say that each of us has read the foregoing application and that the matters stated therein are true and correct and are made upon our personal knowledge and information, and are made for the purpose of inducing the County of Champaign to issue the license herein applied for.

We further swear that the applicant will not violate any of the laws of the United States of America or of the State of Illinois or the Ordinances of the County of Champaign in the conduct of applicant's place of business.

We further swear that we are the duly constituted and elected officers of said applicant and as such are authorized and empowered to execute their application for and on behalf of said application.



Signature of President



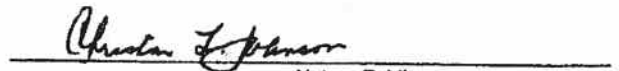
Signature of Secretary



Signature of Manager or Agent

Subscribed and sworn to before me this 18 day of November, 2011.





Notary Public

This COMPLETED application along with the appropriate amount of cash, or certified check made payable to MARK SHELDEN, CHAMPAIGN COUNTY CLERK, must be turned in to the Champaign County Clerk's Office, 1776 E. Washington St., Urbana, Illinois 61802. A \$4.00 Filing Fee should be included.

Champaign
County
Department of

PLANNING &
ZONING

Brookens
Administrative Center
1776 E. Washington Street
Urbana, Illinois 61802

(217) 384-3708

To: Champaign County Board Committee of the Whole

From: John Hall, Director & Zoning Administrator

Date: January 4, 2012

RE: Zoning Ordinance requirements for wind farms

Request: Request approval to proceed with a public hearing for an amendment to the Zoning Ordinance requirements for wind farms .

This item was deferred from the December meeting.

BACKGROUND

The County Board approved the California Ridge Wind Farm (Case 696-S-11) in Resolution No. 7966 on November 17, 2011. Case 696-S-11 was the first use of the wind farm zoning requirements and several needed improvements were identified during the public hearing for that case.

Any change to the Zoning Ordinance requirements for wind farms must be adopted before the next wind farm application in order for the changes to apply to that application. It has been rumored that the next application for a wind farm special use permit may be received in February 2012.

If the Committee agrees with the proposed amendment and authorizes the zoning case to proceed, the public hearing will begin in February 2012 and the amendment could be returned to the Committee as early as March with adoption at the full Board meeting in April.

OVERVIEW OF PROPOSED AMENDMENT

Attachment A indicates the proposed changes which can be briefly summarized as follows:

- Proposed changes 1 – 5 are in response to waivers required for Case 696-S-11 and are intended to minimize the need for waivers for future wind farms.
- Proposed change 6 adds the Permanent Erosion and Sedimentation Control Plan as a requirement of the Ordinance. This was a special condition of approval for Case 696-S-11.
- Proposed changes 7 – 17 are proposed to improve the decommissioning requirements of the Ordinance based on the lessons learned in Case 696-S-11 as follows:

Zoning Administrator
JANUARY 4, 2012

- Changes 7 & 8 change the current requirement for a “reclamation agreement” in paragraphs 6.1.1A. and 6.1.4P. to simply a requirement for a “site reclamation plan”.
 - Changes 9- 17 revise the decommissioning and site reclamation plan requirement of paragraph 6.1.4 P. In particular, change 10 limits the amount of salvage value that may be used to offset decommissioning costs to no more than 70%.
 - Attachment B is the proposed paragraph 6.1.4P. with all of the proposed changes without underlining or strike out.
- Proposed changes 18- 25 revise the general site reclamation requirements of paragraph 6.1.1A. to make those requirements consistent with the changes in paragraph 6.1.4 P.
 - Proposed change 26 adds the requirement for road use agreement at the time of decommissioning to paragraph 6.1.4 F.

CHANGES FROM THE DECEMBER 6, 2011, MEMORANDUM

The Draft amendment attached to the December 1, 2011, memorandum was not complete. The State’s Attorney and I have continued to work on this amendment since December and the attached amendment is finally complete.

ATTACHMENT

- A Revised Draft example amendment**
- B Proposed Paragraph 6.1.4 P.**

Attachment A. Revised Draft Example Amendment
JANUARY 4, 2012

NOTE THAT ADDITIONS SINCE 12/6/11 ARE IN DOUBLE UNDERLINING AND DELETIONS SINCE 12/6/11 ARE IN DOUBLE STRIKE OUT

1. Revise paragraph 6.1.4 D.1. to read as follows:

- (a) WIND FARM TOWERS, turbines, and all related construction shall conform to applicable industry standards, including those of the American National Standards Institute ("ANSI"). Applicants shall submit certificates of design compliance that equipment manufacturers have obtained from Underwriters Laboratories ("UL"), Det Norske Veritas ("DNV"), Germanischer Lloyd Wind Energy ("GL"), or equivalent third party. Documentation of compliance must be submitted prior to receiving a Zoning Compliance Certificate for either the wind farm WIND FARM or for any single wind turbine WIND FARM TOWER.

2. Revise paragraph 6.1.4 F.1. to read as follows:

1. ~~Prior to the close of the public hearing before the BOARD,~~ The Applicant shall enter into a Roadway Upgrade and Maintenance agreement approved by the County Engineer ~~and State's Attorney;~~ or Township Highway Commissioner; or municipality where relevant. Agreements with the County Engineer shall not be forwarded to the County Board before the wind farm special use permit is forwarded. All other agreements shall be executed prior to the close of the public hearing before the BOARD ~~and~~ The signed and executed Roadway Upgrade and Maintenance agreements must provide for the following minimum conditions:

3. ~~Revise Delete~~ paragraph 6.1.4 F.1. u. to read as follows:

- ~~u. The Applicant shall agree that the County shall design all STREET upgrades in accordance with the IDOT Bureau of Local Roads and Streets Manual, 2005 edition, unless the relevant highway authority finds that alternative requirements are necessary or sufficient to meet public safety needs.~~

4. Revise paragraph 6.1.4 J. to read as follows:

- J. Standard Conditions for Endangered Species Consultation
The Applicant shall apply for consultation with the Endangered Species Program of the Illinois Department of Natural Resources. The Application shall include a copy of the Agency Action Report or, if applicable, a copy of the Detailed Action Report from submitted to the Endangered Species Program of the Illinois Department of Natural Resources and a copy of the or a letter response from the Illinois Department of Natural Resources stating that the letter substitutes for an Agency Action Report.

Attachment A. Revised Draft Example Amendment
JANUARY 4, 2012

5. Revise paragraph 6.1.4 S.1.(c)(3) to read as follows:

- (3) The separation of all WIND FARM structures from adjacent NON-PARTICIPATING DWELLINGS OR PRINCIPAL BUILDINGS or uses shall be dimensioned on the approved site plan and that dimension shall establish the effective minimum separation that shall be required for any Zoning Use Permit unless the Board authorizes a lesser separation in a special condition of approval that is also consistent with any required waivers of paragraph 6.1.4 C. ~~Greater separation and somewhat~~ Different locations for WIND FARM structures may be provided in the ~~approved~~ site plan for the Zoning Use Permit provided that the ~~greater separation does not increase the noise impacts~~ final locations of WIND FARM TOWERS comply with any that were approved in the authorized waivers or special conditions of approval of the WIND FARM County Board SPECIAL USE Permit. WIND FARM structures include WIND FARM TOWERS, substations, third party transmission lines, maintenance and management facilities, or other significant structures.

6. (NO CHANGE FROM 12/6/11) Add new paragraph 6.1.4 E.7. as follows:

7. Permanent Erosion and Sedimentation Control Plan

- (a) Prior to the approval of any Zoning Use Permit, the Applicant shall provide a permanent soil erosion and sedimentation plan for all WIND FARM TOWER sites and access roads that conforms to the relevant Natural Resources Conservation Service guidelines and that is prepared by an Illinois Licensed Professional Engineer.
- (b) As-built documentation of all permanent soil erosion and sedimentation improvements for all WIND FARM TOWER sites and access roads prepared by an Illinois Licensed Professional Engineer shall be submitted and accepted by the Zoning Administrator prior to approval of any Zoning Compliance Certificate

7. **(NO CHANGE FROM 12/6/11) Revise paragraph 6.1.1A. to strike references to “reclamation agreement” and replace with “site reclamation plan”.**
8. **(NO CHANGE FROM 12/6/11) Revise paragraph 6.1.4P. to strike references to “reclamation agreement” and replace with “site reclamation plan”.**

Attachment A. Revised Draft Example Amendment
JANUARY 4, 2012

95. Delete paragraphs 6.1.4P.3. (d), (e), and (f) and add new paragraphs 6.1.4P.3.(d) through (h) as follows:

- ~~(d) — A standard choice of law provision stating that the agreement is controlled by Illinois law.~~
- ~~(e) — A standard indemnification clause that indemnifies the county with respect to any and all liability arising out of the agreement.~~
- ~~(f) — A standard severability provision.~~
- ~~(g) — A guaranteed minimum amount of \$65,000 per turbine (net of any authorized salvage value) that shall be updated annually to reflect the known rate of inflation.~~
- (d) A stipulation that at such time as decommissioning takes place the applicant or it's successors in interest are required to enter into a Roadway Use and Repair Agreement with the relevant highway authority.
- (e) A stipulation that the Applicant shall provide evidence of any new, additional, or substitute financing or security agreement to the Zoning Administrator throughout the operating lifetime of the project.
- (f) A stipulation that the Applicant shall be obliged to perform the work in the site reclamation plan before abandoning the WIND FARM or prior to ceasing production of electricity from the WIND FARM, after it has begun, other than in the ordinary course of business. This obligation shall be independent of the obligation to pay financial assurance, and shall not be limited by the amount of financial assurance. The obligation to perform the reclamation work shall constitute a covenant running with the land
- (g) The site reclamation plan shall provide for payment of any associated costs that Champaign County may incur in the event that decommissioning is actually required. Associated costs include all administrative and ancillary costs associated with drawing upon the financial assurance and performing the reclamation work and shall include but not be limited to attorney's fees; construction management and other professional service fees; and the costs of preparing request for proposals and bidding documents required to comply with state law or Champaign County purchasing policies.
- (h) — The Applicant shall adjust the amount of the reclamation agreement to ensure that the reclamation agreement reflects current and accurate information as follows:
 - (1) — The Applicant shall use an independent Illinois Licensed Professional Engineer to provide updated estimates of decommissioning costs and salvage value to reflect any changes due to inflation and or change in salvage price at least once every three years for the first 12 years of the Reclamation Agreement and at least once every two years thereafter.

Attachment A. Revised Draft Example Amendment
JANUARY 4, 2012

~~(2) At all times the combined value of the irrevocable letter of credit and escrow account shall equal or exceed the amount of the independent engineer's cost estimate as increased by known and documented rates of inflation since the WIND FARM was approved and an amount for any future years left in the anticipated lifetime of the WIND FARM at an assumed minimum rate of inflation of 3% per year.~~

- ~~(h) The depth of removal of foundation concrete below ground shall be a minimum of 54 inches.~~
- ~~(i) A stipulation that should the site reclamation plan be deemed invalid by a court of competent jurisdiction the WIND FARM SPECIAL USE Permit shall be deemed void.~~
- ~~(i) A stipulation that the Applicant's obligation to complete the site reclamation plan and to pay all associated costs shall be independent of the Applicant's obligation to provide financial assurance.~~
- ~~(k) A stipulation that the liability of the Applicant's failure to complete the site reclamation plan or any breach of the site reclamation plan requirement shall not be capped by the amount of the financial assurance.~~
- ~~(h) If the Applicant desires to remove equipment or property credited to the estimated salvage value without the concurrent replacement of the property with property of equal or greater salvage value or if the Applicant installs equipment or property increasing the cost of decommissioning after the WIND FARM begins to produce electricity, at any point, the Applicant shall first obtain the consent of the Zoning Administrator. If the Applicant's lien holders remove equipment or property credited to the salvage value the Applicant shall promptly notify the Zoning Administrator. In either of these events the total financial assurance shall be adjusted to reflect any change in total salvage value and total decommissioning costs resulting from any such removal or installation.~~

106. Revise paragraph 6.1.4 P.4. (a) and insert new paragraph 6.1.4 P.4.(b) and renumber existing paragraphs as required as follows:

- 4. ~~The amount of the irrevocable letter of credit required in paragraph~~ To comply with paragraph 6.1.1 A.5., the Applicant shall provide financial assurance in the form of an irrevocable letter of credit and an escrow account shall be as follows:
 - (a) At the time of Special Use Permit approval the amount of financial assurance to be provided for the site reclamation plan ~~the irrevocable letter of credit shall be 210% of the net decommissioning cost as determined in the of an independent engineer's cost estimate to complete the decommissioning work described in Sections 6.1.1 A. 4. a. and 6.1.1A.4.b. and 6.1.1A.4.c. or less if specifically authorized by the Board.~~ The net decommissioning cost shall be the total costs of performing the

Attachment A. Revised Draft Example Amendment
JANUARY 4, 2012

~~decommissioning work minus a maximum credit for the salvage value of the project. The determination of net decommissioning cost shall limit the use of estimated salvage value as follows:~~

~~(1) Estimated salvage value shall be based on the average salvage price of the past five years as published in a reputable source for salvage values and shall reflect sound engineering judgement as to anticipated changes in salvage prices prior to the next update of estimated salvage value.~~

~~(2) No more than 60% 70% of the total estimated salvage value shall be used in determining the net decommissioning cost as estimated by an independent engineer even though the total actual salvage value shall be available in the event that decommissioning is actually required.~~

~~(3) The depth of removal of foundation concrete below ground shall be a minimum of 54 inches.~~

~~(4) The credit for salvage value attributable to any WIND FARM TOWER may not exceed the estimated cost of removal of the above ground portion of that WIND FARM TOWER on the subject site.~~

~~(b) If Salvage value is being credited to site reclamation costs may be deducted from decommissioning costs as follows:~~

~~(1) One of the following standards shall be met:~~

~~(i) The Applicant shall:~~

~~i. The Applicant shall maintain the WIND FARM TOWERS free and clear of liens and encumbrances, including financing liens and shall provide proof of the same prior to issuance of the SPECIAL USE Permit; or~~

~~ii. The developer Applicant shall deduct from the salvage value credit the amount of any liens or encumbrances on the each WIND FARM TOWERS, at any point at which the credit is to be calculated; or~~

~~iii. Any and all financing and/or financial security agreements entered into by the Applicant shall expressly provide that the agreements are subject to the covenant required by Section 6.1.1.A.2 that the reclamation work be done. Applicant shall provide evidence of this to the Zoning Administrator prior to Zoning Use Permit approval.~~

~~(2) The Applicant shall provide proof of compliance with paragraph 6.1.4 P.4.(b)(1) prior to issuance of any Zoning Use Permit and upon every renewal of the financial assurance and at any other time upon the request of the Zoning Administrator.~~

Attachment A. Revised Draft Example Amendment
JANUARY 4, 2012

- ~~(3)~~ The developer Applicant shall provide in the site reclamation plan for legal transfer of the STRUCTURE to the demolisher to pay the costs of reclamation work, should the reclamation work be performed.
- ~~(4)~~ Estimated salvage value shall be based on the average salvage price of the past five years as published in a reputable source for salvage values and shall reflect sound engineering judgement as to anticipated changes in salvage prices prior to the next update of estimated salvage value.
- ~~(5)~~ The deduction from the decommissioning costs for salvage value shall be capped at 70% of the total estimated salvage value even though the total actual salvage value shall be available in the event that decommissioning is actually required.
- ~~(6)~~ The credit for salvage value attributable to any WIND FARM TOWER may not exceed the estimated cost of removal of the above-ground portion of that WIND FARM TOWER on the subject site.
- (c) The GOVERNING BODY has the right to require multiple letters of credit based on the regulations governing federal insurance for deposits.

11. Renumber existing paragraph 6.1.4 P.4.(b) to become new paragraph 6.1.4 P.4.(e) and revise the first part of the existing paragraph as follows:

- ~~(b)~~ The applicant or WIND FARM owner shall gradually pay down the value of the irrevocable letter of credit by placing cash deposits in an escrow account in equal annual installments over the first 13 years of the WIND FARM operation as follows:

11.12. Renumber existing paragraph 6.1.4 P.4. (b)(5) to become new paragraph 6.1.4 P.4. (d) and revise as follows:

- ~~(5)~~ The Applicant shall adjust the amount of the financial assurance to ensure that it reflects current and accurate information as follows:
- ~~(1)~~ At least once every three years for the first 12 years of the financial assurance and at least once every two years thereafter the Applicant shall use an independent Illinois Licensed Professional Engineer to provide updated estimates of decommissioning costs and salvage value, ~~and not decommissioning cost~~ by including any changes due to inflation and / or change in salvage price. The Applicant shall, upon receipt, provide a copy of the adjusted Professional Engineer's report to the Zoning Administrator.
- ~~(2)~~ At all times the total combined value of the irrevocable letter of credit and the escrow account shall ~~be increased annually as necessary to reflect actual rates of inflation over the life span of the WIND FARM and the amount~~

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~~shall be equal to or exceed the following:~~

- ~~i. the amount of the independent engineer's cost estimate as increased by known and documented rates of inflation since the WIND FARM was approved; plus~~
- ~~ii. and an amount for any future years left in the anticipated 25 year life span of the WIND FARM at an assumed minimum rate of inflation of 3% per year.~~

13. Add new paragraph 6.1.4 P.4. (b)(6) (f) as follows:

(6f) Should the salvage value of components be adjusted downward or the decommissioning costs adjusted upward pursuant to paragraph 6.1.4 P. 4. (d), the amount to be placed in the escrow account pursuant to this paragraph 6.1.4P.4. shall be increased to reflect the adjustment, as if the adjusted estimate were the initial estimate.

14. Revise paragraph 6.1.4 P.5.(a) to read as follows:

- (a) In the event that any ~~wind turbine~~ WIND FARM TOWER or component thereof ceases to be functional for more than six consecutive months after it starts producing electricity and the Owner is not diligently repairing such ~~wind turbine~~ WIND FARM TOWER or component.

15. Add the following to paragraph 6.1.4P.5.:

- (c) There is a delay in the construction of any WIND FARM TOWER of more than 6 months after construction on that WIND FARM TOWER begins.
- (d) Any WIND FARM TURBINE appears in a state of disrepair or imminent collapse and/or creates an imminent threat to the health or safety of the public or any person.
- (e) Any WIND FARM TURBINE is otherwise derelict for a period of 6 months.
- (f) The WIND FARM is in violation of the terms of the WIND FARM SPECIAL USE permit for a period exceeding ninety (90) days.
- (g) The Applicant has failed to maintain financial assurance in the form and amount required by the special use permit or compromised the COUNTY's interest in the site reclamation plan.
- (h) The COUNTY discovers any material misstatement of fact or misleading omission of fact made by the Applicant in the course of the special use permit zoning case.

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1316. (NO CHANGE FROM 12/6/11) Add new paragraph 6.1.4P.6. as follows:

6. The Zoning Administrator may, but is not required to, deem the WIND FARM abandoned, or the standards set forth in Section 6.1.4.P.5 met, with respect to some, but not all, of the WIND FARM TURBINES in the WIND FARM. In that event, the Zoning Administrator may draw upon the financial assurance to perform the reclamation work as to those WIND FARM TURBINES only. Upon completion of that reclamation work, the salvage value and reclamation costs shall be recalculated as to the remaining WIND FARM TURBINES in the WIND FARM.

1417. (NO CHANGE FROM 12/6/11) Renumber existing paragraph 6.1.4P.6. and revise as follows:

7. The Site Reclamation ~~Agreement Plan~~ shall be included as a condition of approval by the BOARD and the signed and executed Site Reclamation ~~Agreement including the~~ irrevocable letter of credit and evidence of the escrow account must be submitted to the Zoning Administrator prior to any Zoning Use Permit approval.

1518. Revise existing paragraph 6.1.1A. to make consistent with the changes proposed in 9 through 14.

1619. Revise existing paragraph 6.1.1A. to replace references to 6.1.1C. with references to 6.1.1A.

20. Revise paragraphs 6.1.1 A. 1. through 5 to read as follows:

6.1.1 Standard Conditions that May Apply to Specific SPECIAL USES

A. Site Reclamation Plan for NON-ADAPTABLE STRUCTURES

1. In the course of BOARD review of a SPECIAL USE request, the BOARD may find that a proposed STRUCTURE is a NON-ADAPTABLE STRUCTURE. Any WIND FARM shall be a NON-ADAPTABLE STRUCTURE. In such a case the developer The Applicant for the SPECIAL USE request for a NON-ADAPTABLE STRUCTURE shall enter into a reclamation agreement submit a site reclamation plan with to the COUNTY BOARD for the subject site. The site reclamation plan shall be binding upon all successors of title to the land.
2. The site reclamation plan shall be binding upon all successors of title to the land. Prior to the issuance of a SPECIAL USE Permit for such NON-ADAPTABLE STRUCTURES, the landowner shall also record a covenant incorporating the provisions of the reclamation agreement site reclamation plan on the deed subject to the LOT, requiring that the reclamation work be performed and that a letter of credit be provided for financial assurance.
3. Separate cost estimates for Section 6.1.1A4a, and 6.1.1A4b, and 6.1.1A4c

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shall be provided by an Illinois Licensed Professional Engineer.

- a. Cost estimates provided shall be subject to approval of the BOARD.
 - ~~b. Except as provided in Section 6.1.4.P, the salvage value of the components of the NON-ADAPTABLE STRUCTURE shall not be credited to the cost estimates.~~
4. The ~~reclamation agreement~~ site reclamation plan shall provide for:
- a. removal of above-ground portion of any STRUCTURE on the subject site; site grading; and, interim soil erosion control;
 - b. below-ground restoration, including final grading and surface treatment;
 - ~~c. any environmental remediation required by State or Federal law;~~
 - d. provision and maintenance of a letter of credit, as set forth in Section ~~6.1.1C.5~~ 6.1.1A.5.
5. No Zoning Use Permit for such SPECIAL USE will be issued until the developer provides the COUNTY with an irrevocable letter of credit to be drawn upon a federally insured financial institution within 200 miles of Urbana or reasonable anticipated travel costs shall be added to the amount of the letter of credit. The irrevocable letter of credit shall be in the amount of one hundred fifty percent (150%) of an independent engineer's cost estimate to complete the work described in Section 6.1.1A4.a., Section 6.1.1.A.4.b. and Section 6.1.1.A.4.c., except a different amount may be required as a standard condition in Section 6.1.4 P. This letter of credit, or a successor letter of credit pursuant to Section 6.1.1A6 or 6.1.1A12 shall remain in effect and shall be made available to the COUNTY for an indefinite term or for a different term that may be required as a standard condition in paragraph 6.1.4 P.

21. Add new subparagraph 6.1.1 A. 5. e. to read as follows:

- ~~e. A court of law, an arbitrator, mediator, or any state or Federal agency charged with enforcing State or Federal law has made a finding that either said NON-ADAPTABLE STRUCTURE or the structures supporting said NON-ADAPTABLE STRUCTURE and/or any related site grading and soil erosion controls or lack of same, constitutes a public nuisance or otherwise violates State or Federal law, or any State or Federal agency charged with enforcing State or Federal law has made a final determination either imposing an administrative sanction on any person associated with the NON-~~

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ADAPTABLE STRUCTURE relating to its use or deriving the NON-ADAPTABLE STRUCTURE a permit necessary for its lawful operation.

22. Revise paragraph 6.1.1 A. 11.b. to read as follows:

- b. pay ancillary costs related to this process all administrative and ancillary costs associated with drawing upon the financial assurance and performing the reclamation work, which shall include, but not be limited to, attorney's fees; construction management and other professional service fees; and the costs of preparing request for proposal and bidding documents required to comply with state law or Champaign County purchasing policies; and

23. Revise paragraph 6.1.1 A. 12. to read as follows:

- 12. Upon transfer of any property subject to a letter of credit pursuant to this Section, the new owner of record shall submit a new irrevocable letter of credit of same or greater value to the Zoning Administrator, prior to legal transfer of title, and shall sign submit a new reclamation agreement site reclamation plan, pursuant to Section 6.1.1C.A.4.a., and for WIND FARMS, Section 6.1.4.P. Once the new owner of record has done so, the letter of credit posted by the previous owner shall be released, and the previous owner shall be released from any further obligations under the reclamation agreement site reclamation plan.

24. Add new subparagraphs 6.1.1 A. 13. & 14. to read as follows:

- 13. The Applicant shall provide evidence of any new, additional, or substitute financial assurance to the Zoning Administrator throughout the operating lifetime of the NON-ADAPTABLE STRUCTURE.
- 14. Should the site reclamation plan, or any part of it, be deemed invalid by a court of competent jurisdiction, the associated SPECIAL USE permit shall be deemed void.

25. In Section 3 revise the definition of "non-adaptable structure" to read as follows:

NON-ADAPTABLE STRUCTURE: Any STRUCTURE or physical alteration to the land which requires a SPECIAL USE Permit, and which is likely to become economically unfeasible to remove or put to an alternate USE allowable in the DISTRICT (by right or by SPECIAL USE). This term shall include, but not be limited to, a WIND TURBINE TOWER and a WIND FARM TOWER.

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26. Add new subparagraph 6.1.4 F. 3. as follows:

- 3. At such time as decommissioning takes place the Applicant or its successors in interest shall enter into a Roadway Use and Repair Agreement with the appropriate highway authority.**

~~16. OPTIONAL Revise paragraph 6.1.4P so that it is separate from paragraph 6.1.1A, and so that it contains all necessary requirements for WIND FARM decommissioning.~~

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- P. Standard Condition for Decommissioning and Site Reclamation Plan**
- 1. The Applicant shall submit a signed site reclamation plan conforming to the requirements of paragraph 6.1.1 A.**
 - 2. In addition to the purposes listed in subparagraph 6.1.1 A. 4. the site reclamation plan shall also include provisions for anticipated repairs to any public STREET used for the purpose of reclamation of the WIND FARM and all costs related to removal of access driveways.**
 - 3. The Site reclamation plan required in paragraph 6.1.1 A. shall also include the following:**
 - (a) A stipulation that the applicant shall notify the GOVERNING BODY by certified mail of the commencement of a voluntary or involuntary bankruptcy proceeding, naming the applicant as debtor, within ten days of commencement of the proceeding.**
 - (b) A stipulation that the Applicant shall agree that the sale, assignment in fact or at law, or such other transfer of Applicant's financial interest in the WIND FARM shall in no way affect or change Applicant's obligation to continue to comply with the terms of this Agreement. Any successor or assignee shall assume the terms, covenants and obligations of this Agreement and agrees to assume all reclamation liability and responsibility for the WIND FARM.**
 - (c) Authorization for the GOVERNING BODY and its authorized representatives for right of entry onto the WIND FARM premises for the purpose of inspecting the methods of reclamation or for performing actual reclamation if necessary.**
 - (d) A stipulation that at such time as decommissioning takes place the applicant or it's successors in interest are required to enter into a Roadway Use and Repair Agreement with the relevant highway authority.**
 - (e) A stipulation that the Applicant shall provide evidence of any new, additional, or substitute financing or security agreement to the Zoning Administrator throughout the operating lifetime of the project.**
 - (f) A stipulation that the Applicant shall be obliged to perform the work in the site reclamation plan before abandoning the WIND FARM or prior to ceasing production of electricity from the WIND FARM, after it has begun, other than in the ordinary course of business. This obligation shall be independent of the obligation to**

Attachment B. Proposed Paragraph 6.1.4 P.
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pay financial assurance, and shall not be limited by the amount of financial assurance. The obligation to perform the reclamation work shall constitute a covenant running with the land

- (g) The site reclamation plan shall provide for payment of any associated costs that Champaign County may incur in the event that decommissioning is actually required. Associated costs include all administrative and ancillary costs associated with drawing upon the financial assurance and performing the reclamation work and shall include but not be limited to attorney's fees; construction management and other professional service fees; and the costs of preparing request for proposals and bidding documents required to comply with state law or Champaign County purchasing policies.
- (h) The depth of removal of foundation concrete below ground shall be a minimum of 54 inches.
- (i) A stipulation that should the site reclamation plan be deemed invalid by a court of competent jurisdiction the WIND FARM SPECIAL USE Permit shall be deemed void.
- (j) A stipulation that the Applicant's obligation to complete the site reclamation plan and to pay all associated costs shall be independent of the Applicant's obligation to provide financial assurance.
- (k) A stipulation that the liability of the Applicant's failure to complete the site reclamation plan or any breach of the site reclamation plan requirement shall not be capped by the amount of the financial assurance.
- (l) If the Applicant desires to remove equipment or property credited to the estimated salvage value without the concurrent replacement of the property with property of equal or greater salvage value or if the Applicant installs equipment or property increasing the cost of decommissioning after the WIND FARM begins to produce electricity, at any point, the Applicant shall first obtain the consent of the Zoning Administrator. If the Applicant's lien holders remove equipment or property credited to the salvage value the Applicant shall promptly notify the Zoning Administrator. In either of these events the total financial assurance shall be adjusted to reflect any change in total salvage value and total decommissioning costs resulting from any such removal or installation.

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4. To comply with paragraph 6.1.1 A.5., the Applicant shall provide financial assurance in the form of an irrevocable letter of credit and an escrow account as follows:
- (a) At the time of Special Use Permit approval the amount of financial assurance to be provided for the site reclamation plan shall be 210% of the decommissioning cost as determined in the independent engineer's cost estimate to complete the decommissioning work described in Sections 6.1.1 A. 4. a. and 6.1.1A.4.b. and 6.1.1A.4.c.
 - (b) Salvage value may be deducted from decommissioning costs as follows:
 - (1) One of the following standards shall be met:
 - i. The Applicant shall maintain the WIND FARM TOWERS free and clear of liens and encumbrances, including financing liens and shall provide proof of the same prior to issuance of the SPECIAL USE Permit; or
 - ii. The Applicant shall deduct from the salvage value credit the amount of any lien or encumbrance on each WIND FARM TOWER; or
 - iii. Any and all financing and/or financial security agreements entered into by the Applicant shall expressly provide that the agreements are subject to the covenant required by Section 6.1.1.A.2 that the reclamation work be done.
 - (2) The Applicant shall provide proof of compliance with paragraph 6.1.4 P.4.(b)(1) prior to issuance of any Zoning Use Permit and upon every renewal of the financial assurance and at any other time upon the request of the Zoning Administrator.
 - (3) The Applicant shall provide in the site reclamation plan for legal transfer of the STRUCTURE to the demolisher to pay the costs of reclamation work, should the reclamation work be performed.
 - (4) Estimated salvage value shall be based on the average salvage price of the past five years as published in a reputable source for salvage values and shall reflect sound

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engineering judgement as to anticipated changes in salvage prices prior to the next update of estimated salvage value.

- (5) The deduction from the decommissioning costs for salvage value shall be capped at 70% of the total estimated salvage value even though the total actual salvage value shall be available in the event that decommissioning is actually required.
 - (6) The credit for salvage value attributable to any WIND FARM TOWER may not exceed the estimated cost of removal of the above-ground portion of that WIND FARM TOWER on the subject site.
- (c) The GOVERNING BODY has the right to require multiple letters of credit based on the regulations governing federal insurance for deposits.
- (d) The Applicant shall adjust the amount of the financial assurance to ensure that it reflects current and accurate information as follows:
- (1) At least once every three years for the first 12 years of the financial assurance and at least once every two years thereafter the Applicant shall use an independent Illinois Licensed Professional Engineer to provide updated estimates of decommissioning costs and salvage value by including any changes due to inflation and / or change in salvage price. The Applicant shall, upon receipt, provide a copy of the adjusted Professional Engineer's report to the Zoning Administrator.
 - (2) At all times the total combined value of the irrevocable letter of credit and the escrow account shall equal or exceed the amount of the independent engineer's cost estimate as increased by known and documented rates of inflation since the WIND FARM was approved and an amount for any future years left in the anticipated 25 year life span of the WIND FARM at an assumed minimum rate of inflation of 3% per year.
- (e) The applicant or WIND FARM owner shall gradually pay down the value of the irrevocable letter of credit by placing cash deposits in an escrow account in equal annual installments over the first 13 years of the WIND FARM operation as follows:

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JANUARY 4, 2012**

- (1) The applicant or WIND FARM owner and the GOVERNING BODY shall agree on a mutually acceptable financial institution at which an escrow account shall be established.
- (2) The GOVERNING BODY shall be the beneficiary of the escrow account for the purpose of the reclamation of the WIND FARM in the event that the WIND FARM owner is incapable of decommissioning the WIND FARM.
- (3) The applicant or WIND FARM owner shall grant perfected security in the escrow account by use of a control agreement establishing the County as an owner of record, pursuant to the Secured Transactions Article of the Uniform Commercial Code, 810 ILCS 9/101 et seq.
- (4) The applicant or WIND FARM owner shall make annual deposits to the escrow account over a 12 year period and shall simultaneously provide a replacement irrevocable letter of credit that is reduced accordingly.
- (5) At all times the total combined value of the irrevocable letter of credit and the escrow account shall be increased annually as necessary to reflect actual rates of inflation over the life span of the WIND FARM and the amount shall be equal to or exceed the following:
 - i. the amount of the independent engineer's cost estimate as increased by known and documented rates of inflation since the WIND FARM was approved; plus
 - ii. an amount for any future years left in the anticipated life span of the WIND FARM at an assumed minimum rate of inflation of 3% per year.
- (6) Any interest accrued on the escrow account that is over and above the total value required by subparagraph 6.1.4 P. 3. (b) (4) shall go to the WIND FARM owner.
- (7) In order to provide funding for decommissioning at the time of decommissioning, the WIND FARM applicant or WIND FARM owner may exchange a new irrevocable letter of credit in an amount equal to the amount in the escrow account in exchange for the GOVERNING BODY agreeing to a release of the full amount of the escrow account.

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- (f) Should the salvage value of components be adjusted downward or the decommissioning costs adjusted upward pursuant to paragraph 6.1.4 P. 4. (d), the amount to be placed in the escrow account pursuant to this paragraph 6.1.4P.4. shall be increased to reflect the adjustment, as if the adjusted estimate were the initial estimate.
5. In addition to the conditions listed in subparagraph 6.1.1 A. 9. the Zoning Administrator may also draw on the funds for the following reasons:
- (a) In the event that any WIND FARM TOWER or component thereof ceases to be functional for more than six consecutive months after it starts producing electricity and the Owner is not diligently repairing such WIND FARM TOWER or component.
 - (b) In the event that the Owner declares any wind turbine or other component to be functionally obsolete for tax purposes.
 - (c) There is a delay in the construction of any WIND FARM TOWER of more than 6 months after construction on that WIND FARM TOWER begins.
 - (d) Any WIND FARM TURBINE appears in a state of disrepair or imminent collapse and/or creates an imminent threat to the health or safety of the public or any person.
 - (e) Any WIND FARM TURBINE is otherwise derelict for a period of 6 months.
 - (f) The WIND FARM is in violation of the terms of the WIND FARM SPECIAL USE permit for a period exceeding ninety (90) days.
 - (g) The Applicant has failed to maintain financial assurance in the form and amount required by the special use permit or compromised the COUNTY's interest in the site reclamation plan.
 - (h) The COUNTY discovers any material misstatement of fact or misleading omission of fact made by the Applicant in the course of the special use permit zoning case.
6. The Zoning Administrator may, but is not required to, deem the WIND FARM abandoned, or the standards set forth in Section 6.1.4.P.5 met, with respect to some, but not all, of the WIND FARM TURBINES in the WIND FARM. In that event, the Zoning Administrator may draw upon the financial assurance to perform the reclamation work as to those WIND FARM TURBINES only. Upon completion of that reclamation work, the

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salvage value and reclamation costs shall be recalculated as to the remaining WIND FARM TURBINES in the WIND FARM.

7. The Site Reclamation Plan shall be included as a condition of approval by the BOARD and the signed and executed irrevocable letter of credit and evidence of the escrow account must be submitted to the Zoning Administrator prior to any Zoning Use Permit approval.

Zoning Administrator
JANUARY 4, 2012

To: Champaign County Board Committee of the Whole
From: John Hall, Director & Zoning Administrator
Date: January 4, 2012
RE: Zoning Ordinance requirements for wind farms
Request: Request approval to proceed with a public hearing for an amendment to the Zoning Ordinance requirements for wind farms .

This item is continued from the December meeting.

BACKGROUND

The County Board approved the California Ridge Wind Farm (Case 696-S-11) in Resolution No. 7966 on November 17, 2011. Case 696-S-11 was the first implementation of the wind farm zoning requirements and several needed improvements were identified during the public hearing for that case.

Any change to the Zoning Ordinance requirements for wind farms must be adopted before the next wind farm application in order for the changes to apply to that application. It has been rumored that the next application for a wind farm special use permit may be received in February 2012.

If the Committee agrees with the proposed amendment and authorizes the zoning case to proceed, the public hearing will begin in February 2012 and the amendment could be returned to the Committee as early as March with adoption at the full Board meeting in April.

OVERVIEW OF PROPOSED AMENDMENT

Attachment A indicates the proposed changes which can be briefly summarized as follows:

- Proposed changes 1 – 5 are in response to waivers required for Case 696-S-11 and are intended to minimize the need for waivers for future wind farms.
- Proposed change 6 adds the Permanent Erosion and Sedimentation Control Plan as a requirement of the Ordinance. This was a special condition of approval for Case 696-S-11.
- Proposed changes 7 – 17 are proposed to improve the decommissioning requirements of the Ordinance based on the lessons learned in Case 696-S-11 as follows:

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- Changes 7 & 8 change the current requirement for a “reclamation agreement” in paragraphs 6.1.1A. and 6.1.4P. to simply a requirement for a “site reclamation plan”.
 - Changes 9- 17 revise the decommissioning and site reclamation plan requirement of paragraph 6.1.4 P. In particular, change 10 limits the amount of salvage value that may be used to offset decommissioning costs to no more than 70%.
 - Attachment B is the proposed paragraph 6.1.4P. with all of the proposed changes without underlining or strike out.
- Proposed changes 18- 25 revise the general site reclamation requirements of paragraph 6.1.1A. to make those requirements consistent with the changes in paragraph 6.1.4 P.
 - Proposed change 26 adds the requirement for road use agreement at the time of decommissioning to paragraph 6.1.4 F.

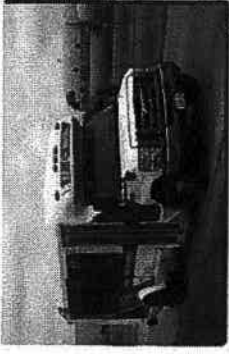
CHANGES FROM THE DECEMBER 6, 2011, MEMORANDUM

The Draft amendment attached to the December 1, 2011, memorandum was not complete. The State’s Attorney and I have continued to work on this amendment since December and the attached amendment is finally complete.

ATTACHMENT

- A Revised Draft example amendment**
- B Proposed Paragraph 6.1.4 P.**

Champaign County Rural Transit Advisory Group (RTAG) Quarterly Report 12/1/11



Provider: CRIS Rural Mass Transit District (CRIS)
FY 12 First Quarter: July 1st-September 30th, 2011

Numbers below can be reconciled as needed, which is common as numerous items are tracked in rural transit systems. IDOT-DPIT grants operate on State of Illinois Fiscal Year (FY July-June); therefore the quarterly RTAG reports reflect the last completed quarter.

Trips - In the table below, trips reflect (excluding service contract trips) CRIS transportation provided:

- **Average Trips Per Day** – Total number of trips divided by the business days (Monday - Friday) within a month.
- **Total Trips Per Month** – A trip is one unit of service (i.e. start and end point for one person entering and exiting the vehicle).
- **Types of Trips** – Total number of trips, broken out and classified on destination per month. A return trip, to pick-up location was classified as the same purpose as the trip preceding it.
- **Services** – **Lift** service are the number of trips that required an ADA lift to be used. Riders can request to use the lift as needed, regardless if they do or do not have a mobility aid (examples: wheelchair, walker, or scooter). **60+** trips indicates the number of trips provided to people who are 60 years of age or older.
 - *Example: If a rider is picked up from home, goes to the doctor's office (Trip A), then takes CRIS to a grocery store (Trip B) before returning home (Trip C); then the Trip A is medical, Trip B is shopping, and Trip C is shopping in purpose as well.*

Month	Average Trips Per Day		Types of Trips						Total Trips Per Month		Services	
	Medical	Personal Business	Shopping	Socialization	Employment	Education	Per Month	Lift	60+			
July	444	122	72	82	111	17	848	161	455			
August	693	156	105	133	184	27	1,298	232	649			
Sept.	582	208	136	111	205	74	1,316	181	569			

Vehicles – In the table below, vehicles reflect (excluding service contract vehicles) CRIS transportation provided includes: total number of 14 passenger and 12 passenger vehicles with ADA lifts that reflects the transit system's capacity; and total miles driven by all service vehicles within a month. Currently, all vehicles are being rented from Vermillion County.

Month	Number of Vehicles		Total Miles
	14 passenger	12 passenger	
July	4	2	11,779
August	4.5	2	18,399
September	4	2	17,998

Registered Riders - In the table below, CRIS's registered riders in the first quarter of FY 12 reflect (excluding service contract riders) area residents who were classified based on their home address's zip code. Other columns on the table below include:

- **5311 Public** – A rider ends or begins their trips in a rural service area of Champaign County and therefore a 5311 trip.
- **5311D** – A rider who is a person with one or more disability and therefore qualifies for the \$2 fare.
- **Rural Riders (60+)** – A rider who is 60 years of age or older and therefore qualifies for the \$2 fare. The funding for senior discount trips previously was based at CCRPC senior services and was called *Rural Rider Program*, now CRIS provides this transportation.
- **Nursing Home Riders** – A rider who begins or ends their trip at the Champaign County Nursing Home; however, in this field there is no overlap between 60+ and Nursing Home riders, even if people fall into both categories.

Area	5311 Public	5311D	Rural Rider (60+)	Nursing Home Riders	Residents
Rantoul	71	10	18		99
Urbana		1	1	44	46
St. Joseph			2		2
Champaign	1				1
Tolono			7		7
Mahomet			2		2
Thomasboro			1		1
Ludlow	2				2
Fisher			1		1
Gifford			2		2
Homer		1			1
Philo			1		1
Savoy			1		1
Sidney			1		1
Pesotum		1			1

Indigo Apartment Service Contract - For University of Illinois riders, this transportation is a fixed route week day, during school days, through a private service contract with Indigo Apartments. Besides providing needed transportation, a service contract benefits rural transit because revenue generated goes entirely towards the required local match for federal funding reimbursement. Additionally, the extra service mileage can result in qualifying vehicles earlier for replacement, and in return expands the system fleet and capacity to provide more services.

Period	Service Days	Average Trips Per Day	Total Trips	Number of Vehicles
August 22 nd - 31 st	8	162	1,295	.5
September	21	171	3,597	1

**Champaign County
Rural Transit Advisory Group (RTAG)
Annual Report 12/1/11**



Provider: CRIS Rural Mass Transit District (CRIS)

FY 11 Period: February 15th – June 30th, 2011

IDOT-DPIT grants operate on State of Illinois Fiscal Year (FY July-June); therefore the annual RTAG report reflects the last completed IL FY 11.

Trips & Vehicles

In the table below, trips and vehicles (excluding service contract transportation) reflect CRIS service provided through public funding:

- ❑ **Average Rides Per Day** – Total number of trips divided by business days (M-F) within a month.
- ❑ **Total Rides Per Month** – A trip is defined as one unit of service, i.e. starting and ending point of one person entering and exiting a vehicle. Does not include drivers.
- ❑ **Number of Vehicles** – Total number of vehicles reflects the system’s capacity. Currently, all are either 14 or 12 passenger vehicles with ADA compliant lifts, and are being loaned from Vermillion County. For Champaign County, new vehicles have been ordered by IDOT.
- ❑ **Total Miles** – Includes all service miles driven by system vehicles, which includes miles driven regardless if a passenger is riding the bus.
 - Miles in February and March are a little higher than normal, because vehicles were stored in Danville instead of the new Urbana facility that opened in the first week of March.

FY 2011	Total Trips Per Month	Average Trips Per Day	Number of Vehicles		Total Miles
			14 passenger	12 passenger	
Feb. 15 th -28 th	114	11	2	0	4,849
March	141	6	3	2	3,144
April	359	18	3	2	6,626
May	514	23	2	2	9,001
June	712	32	3	2	11,427

Transit Services

CRIS Rural MTD (CRIS) provides on-time dependable curb-to-curb transit services to residents of rural Champaign County, between 7:00am - 5:00pm Monday through Friday (except holidays). All drivers have been trained in passenger assistance and emergency procedures to insure that your transportation is safe, comfortable and secure. For general public (referred to as 5311) rural trips within the Rantoul Township High School District Areas fares are \$2.00 and \$5.00 each way to or from Champaign-Urbana. If a passenger is disabled or 60 plus years of age then the fare is a suggested donation of \$2.00 each way. Riders have to be over 11 years of age or older to ride unaccompanied by an adult. However, a child is accompanied by an adult; the fare is only \$1 additional each way. Currently in Champaign County, CRIS employs 1 full-time dispatcher, 1 part-time dispatcher, and between 10-12 part-time drivers in addition several part-time Vermillion based management staff.

Champaign County Milestones

To date, milestones for the rural Champaign County transit system operated by CRIS Rural MTD include:

- February 15th was the first day of rural public transit.
- By the end of February, 1 full-time and 1 part-time dispatcher as well as 4 drivers were hired.
- In the first week of March, new Urbana offices opened and a new partnership with Champaign-Urbana MTD started to purchase gas and vehicle maintenance at cost as well as rent vehicle facilities.
- On April 1st the Indigo Apartment Service Contract started. Besides providing needed transportation, a service contract benefits rural transit because revenue generated from this private contract goes entirely towards the required local match for federal funding reimbursement. Additionally, the extra service mileage can result in qualifying vehicles earlier for replacement, and in return expands the system fleet and capacity to provide more services.
- Milestones that will be included in next year’s report, but have already been accomplished include: in July average trips in a day surpassed 50 a year in advance of the original goal; and in October CRIS averaged 104 rides a day.

Registered Riders

In the table below, CRIS’s registered riders reflect (excluding service contract riders) **area residents** who were classified based on their home address’s zip code. Other notes on the table below include:

- Areas are listed in a descending order by the total number of registered riders;
- Area resident totals include all 5311 public riders and seniors (referred to as *Rural Rider* program);
- Areas listed below are added to the table as riders from those areas register with CRIS; and
- Danville residents were disabled when released from a Champaign County based facility and then returned home within Vermillion County. This will likely re-occur as veteran transportation is often needed between counties.

<i>Area</i>	3 rd Quarter Feb. 15 th – March 31 st	4 th Quarter April 1 st – June 30 th	FY 11 Nursing Home Riders	FY 11 Residents
Rantoul	20	113		133
Urbana	2	25	21	48
St. Joseph		4		4
Champaign	3	4	1	8
Tolono		1		1
Mahomet		2		2
Thomasboro		3		3
Ludlow	1	1		2
Fisher		3		3
Gifford		1		1
Dewey		2		2
Danville		2	1	3
Homer		1		1
Philo		1		1
Seymour		1		1