

CHAMPAIGN COUNTY BOARD
ENVIRONMENT and LAND USE COMMITTEE AGENDA
County of Champaign, Urbana, Illinois
Thursday, August 6, 2026 - 6:30 p.m.

Shields-Carter Meeting Room

Bennett Administrative Center, 102 E. Main Street, Urbana, IL 61801

Committee Members: Jennifer Locke, Chair, Aaron Esry, Vice Chair, John Farney, Emily Rodriguez, Jilmala Rogers, Monique Settles and William Schoell

<u>Agenda</u>	Page #
I. Call to Order	
II. Roll Call	
III. Approval of Agenda/Addendum	
IV. Approval of Minutes	
A. June 4, 2026 – Regular Meeting	1 - 3
V. Public Input	
VI. Communications	
VII. <u>New Business: Items to be recommended to the County Board</u>	
A. Zoning Case 208-AM-26. A request by Tim Feldkamp to amend the Zoning Map to change the zoning district designation from the R-3 Two-Family Residence District to the B-2 Neighborhood Business District on four lots in the Southeast Quarter of the Northwest Quarter of Section 9, Township 19 North, Range 9 East of the Third Principal Meridian in Urbana Township, with PIN's 30-21-09-176-002, 003, 005 and 007 and commonly known as the properties with addresses of 1201, 1203, 1205 ½ and 1207 ½ East Kerr Ave., Urbana.	4 - 12
B. Decommissioning and Site Reclamation Plan and Road Use Agreement for Zoning Case 099-S-23. A request by Champaign Solar 1 LLC, a subsidiary of Pivot Energy Development LLC, with CEO Tom Hunt; via agent Merrill Read, and participating landowner JHBLT LLC, to approve a Decommissioning and Site Reclamation Plan and a Township Road Use Agreement for a Community PV Solar Farm previously authorized in Ordinance No. 2023-17 with a total nameplate capacity of 5 megawatts (MW), including access roads and wiring, in the AG-1 Agriculture Zoning District, on the south 35.2 acres of a 90-acre tract of land west of the Canadian National Railroad in the Southeast Quarter of Section 34, Township 17 North, Range 8 East of the Third Principal Meridian in Pesotum Township, and commonly known as farmland owned by JHBLT LLC on the north side of CR 0N.	13 - 53

- C. Resolution Authorizing Agreement to Rent either the State Farm Center Parking Lot or a Market Place Mall parking lot for an Illinois Environmental Protection Agency Sponsored One-Day Household Hazardous Waste Collection Event on September 25-26, 2026

54

VIII. Other Business

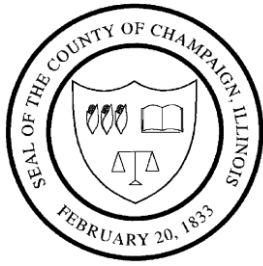
- A. Monthly Reports - None

IX. Chair's Report

- X. Designation of Items to be Placed on the Consent Agenda

XI. Adjournment

All meetings are at the Bennett Administrative Center – 102 E Main Street in Urbana – unless otherwise noted. Champaign County will generally, upon request, provide appropriate aids and services leading to effective communication for qualified persons with disabilities. Please contact Administrative Services, 217-384-3776, as soon as possible but no later than 48 hours before the scheduled meeting.



CHAMPAIGN COUNTY BOARD
ENVIRONMENT and LAND USE COMMITTEE MINUTES
County of Champaign, Urbana, Illinois
Thursday, June 4, 2026 - 6:30 p.m.
Shields-Carter Meeting Room
Bennett Administrative Center, 102 E. Main Street, Urbana, IL 61801

8

9 **MINUTES – Subject to Approval**

10 **Committee Members**

11 **Present:** Aaron Esry, John Farney, Jennifer Locke, Emily Rodriguez, Jilmala Rogers, and
12 William Schoell

13
14 **Absent:** Monique Settles

15
16 **County Staff:** John Hall (Zoning Administrator) and Megan Robison (Recording Secretary)

17
18 **Others Present:** None

19 **Agenda**

20 **I. Call to Order**

21
22 Committee Chair Locke called the meeting to order at 6:31 p.m.

23
24 **II. Roll Call**

25
26 Roll call was taken, and a quorum was declared present.

27
28 **III. Approval of Agenda/Addendum**

29
30 **MOTION** by Mr. Farney to approve the agenda and addendum; seconded by Mr. Esry.
31 **MOTION to AMEND** the agenda by Mr. Esry to move item VIII. before item VII.; seconded by Mr.
32 Farney. Upon vote, the **MOTION CARRIED** unanimously.

33
34 **IV. Approval of Minutes**

35 A. May 7, 2026 – Regular Meeting

36
37 **MOTION** by Ms. Rodriguez to approve the minutes of May 7, 2026; seconded by Mr. Schoell. Upon
38 vote, the **MOTION CARRIED** unanimously.

39
40 **V. Public Input**

41
42 None

43
44 **VI. Communications**

45
46 None

47

48

49 **VII. New Business: Items to be Approved by ELUC**

50

51 **A. Authorization for a public hearing on proposed Zoning Ordinance Text Amendment to**
52 **regulate carbon sequestration activities**

53

54 **MOTION** by Mr. Farney to approve a public hearing on proposed Zoning Ordinance Text
55 Amendment to regulate carbon sequestration activities; seconded by Ms. Rogers.

56

57 Ms. Locke shared an update from the Carbon Sequestration Activities Task Force. They
58 unanimously approved the aquifer definition, voted and approved the requirement for a
59 special use permit for carbon sequestration activities in the southern area that was not
60 mapped and recommended the final ordinance that was provided to the Committee. Mr.
61 Hall also pointed out the map they received is the one that the scientists recommended as
62 the official map.

63

64 Upon vote, the **MOTION CARRIED** unanimously.

65

66 **B. Annual Recreation & Entertainment License for the Fisher Community Fair at 502 East**
67 **Sangamon Street, Fisher, IL for the period 7/5/2026-7/11/2026**

68

69 **MOTION** by Mr. Farney to approve the Recreation & Entertainment License for the Fisher
70 Community Fair; seconded by Ms. Rogers. Upon vote, the **MOTION CARRIED** unanimously.

71

72 **VIII. New Business: Items to be recommended to the County Board**

73

74 **A. Zoning Case 204-AM-26.** A request by owner Deanna Eastin d.b.a. Payne's Pride LLC to change
75 the zoning district designation from the B-4 General Business Zoning District to the I-1 Light
76 Industry Zoning District on five lots totaling 10.23 acres being Lot 1 & 2 of Barr Farms 1st
77 Subdivision and the three lots totaling six acres immediately to the east in the Southwest
78 Quarter of the Northwest Quarter of Section 27, Township 20 North, Range 9 East of the Third
79 Principal Meridian in Somer Township, with addresses of 4812 N. Cunningham, 4808 N.
80 Cunningham and 4712 N. Cunningham, Urbana, IL

81

82 **MOTION** by Mr. Farney to recommend County Board approval of an ordinance to approve Zoning
83 Case 204-AM-26; seconded by Mr. Esry.

84

85 Mr. Hall stated that the Zoning Board of Appeals voted 4-0 to recommend enactment of this Zoning
86 Case and there were no comments from the city or the public. This is a rezoning to allow a new
87 tenant to use the building and none of the current tenants would be affected by this rezoning.

88

89 Upon vote, the **MOTION CARRIED** unanimously.

90

B. **Zoning Case 206-AM-26.** A request by owner Edward Burdette to change the zoning district designation from the B-3 Highway Business Zoning District to the AG-1 Agriculture Zoning District on 1.3 acres in the Southeast Quarter of the Northeast Quarter of Section 9, Township 19 North, Range 7 East of the Third Principal Meridian in Scott Township, and commonly known as the property with an address of 285 CR 1675 N, Seymour.

MOTION by Mr. Esry to recommend County Board approval of an ordinance approving Zoning Case 206-AM-26; seconded by Ms. Rogers.

Mr. Hall stated that the Zoning Board of Appeals voted 4-0 to recommend approval of this Zoning Case and there were no comments at the public hearing. The request met all of the goals and there will probably be a subdivision added to this property in the future.

Upon vote, the **MOTION CARRIED** unanimously.

IX. Other Business

A. Monthly Reports

None

X. Chair's Report

None

XI. Designation of Items to be Placed on the Consent Agenda

VIII. A & B

XII. Adjournment

Chair Locke adjourned the meeting at 6:43 p.m.

Champaign County
Department of



Bennett Administrative Center
102 E. Main Street
Urbana, Illinois 61801

(217) 384-3708
zoningdept@
champaigncountyil.gov
www.co.champaign.il.us/zoning

To: **Champaign County Environment & Land Use Committee**

From: **John Hall, Zoning Administrator**
Charlie Campo, Senior Planner

Date: **July 27, 2026**

RE: **Recommendation for rezoning case 208-AM-26**

Request: **Amend the Zoning Map to change the zoning district designation from the R-3 Two-Family Residence District to the B-2 Neighborhood Business District .**

Petitioners: **Timothy Feldkamp**

The Zoning Board of Appeals (ZBA) voted 5-0 with one member absent to “RECOMMEND ENACTMENT” of this map amendment at its June 11, 2026, meeting. The ZBA found that the rezoning achieved all relevant Goals, Objectives, and Policies from the Champaign County Land Resource Management Plan.

The subject property is located within the one and one-half mile extraterritorial jurisdiction of the City of Urbana, a municipality with zoning. Zoned municipalities have protest rights in Map Amendment cases. Notice of the public hearing was sent to the city. The subject property is adjacent to the City of Urbana. The City’s most recent Comprehensive Plan, Future Land Use Map from 2025 shows the subject property to be in the “Neighborhood 1” future land use category. The subject property is located within Urbana Township, which does not have a Plan Commission. Townships with Plan Commissions have protest rights in Map Amendment cases.

Notices about the case were sent to surrounding landowners, Urbana Township, City of Urbana, Carroll Fire Protection District and Urbana Champaign Sanitary District and no comments have been received.

BACKGROUND

The petitioner operates Feldkamp’s Towing on the lots to the east of the subject properties. The petitioner acquired the subject properties over the last several years with the goal of using them to expand the vehicle parking area of the towing business on to the subject properties. The Department of Planning and Zoning sent a letter in March 2026 to the petitioner regarding the parking of vehicles in the right-of-way of Ward St and the use of the subject properties for the parking of vehicles associated with the towing business. The letter required the petitioner to submit an application for rezoning the subject properties to B-2 Neighborhood Business if they plan to continue to use the properties for the parking of vehicles.

1201 and 1203 Kerr Ave. have single-family dwellings on them near the road that are rented out. The rear of the properties are used for vehicle parking. Re-zoning the properties to B-2 will make the existing dwellings non-conforming uses so they cannot be rebuilt if they are damaged or destroyed

Staff analysis indicates that the proposed Zoning Map amendment and potential use appear to be generally compatible with surrounding land uses and the Champaign County Land Resource Management Plan Goals, Objectives, and Policies adopted by the County Board on April 22, 2010.

Staff recommended affirmative findings for all decision points for the LRMP Goals, Objectives, and Policies, LaSalle and Sinclair Factors, and Purpose of the Zoning Ordinance.

PROPOSED SPECIAL CONDITIONS

- A. **A Zoning Use Permit and applicable fees shall be required for any future construction on the property.**

The special condition stated above is required to ensure the following:

Conformance with the Champaign County Zoning Ordinance.

- B. **A Change of Use Permit shall be applied for within 30 days of the approval of Case 208-AM-26 by the County Board.**

The above special condition is required to ensure the following:

The establishment of the proposed use shall be properly documented as required by the Zoning Ordinance.

- C. **A complete Storm Water Drainage Plan that conforms to the requirements of the Storm Water Management and Erosion Control Ordinance shall be submitted and approved as part of the Change of Use application, and all required certifications shall be submitted prior to issuance of the Zoning Compliance Certificate.**

The special condition stated above is required to ensure the following:

That the drainage improvements conform to the requirements of the Storm Water Management and Erosion Control Ordinance.

ATTACHMENTS

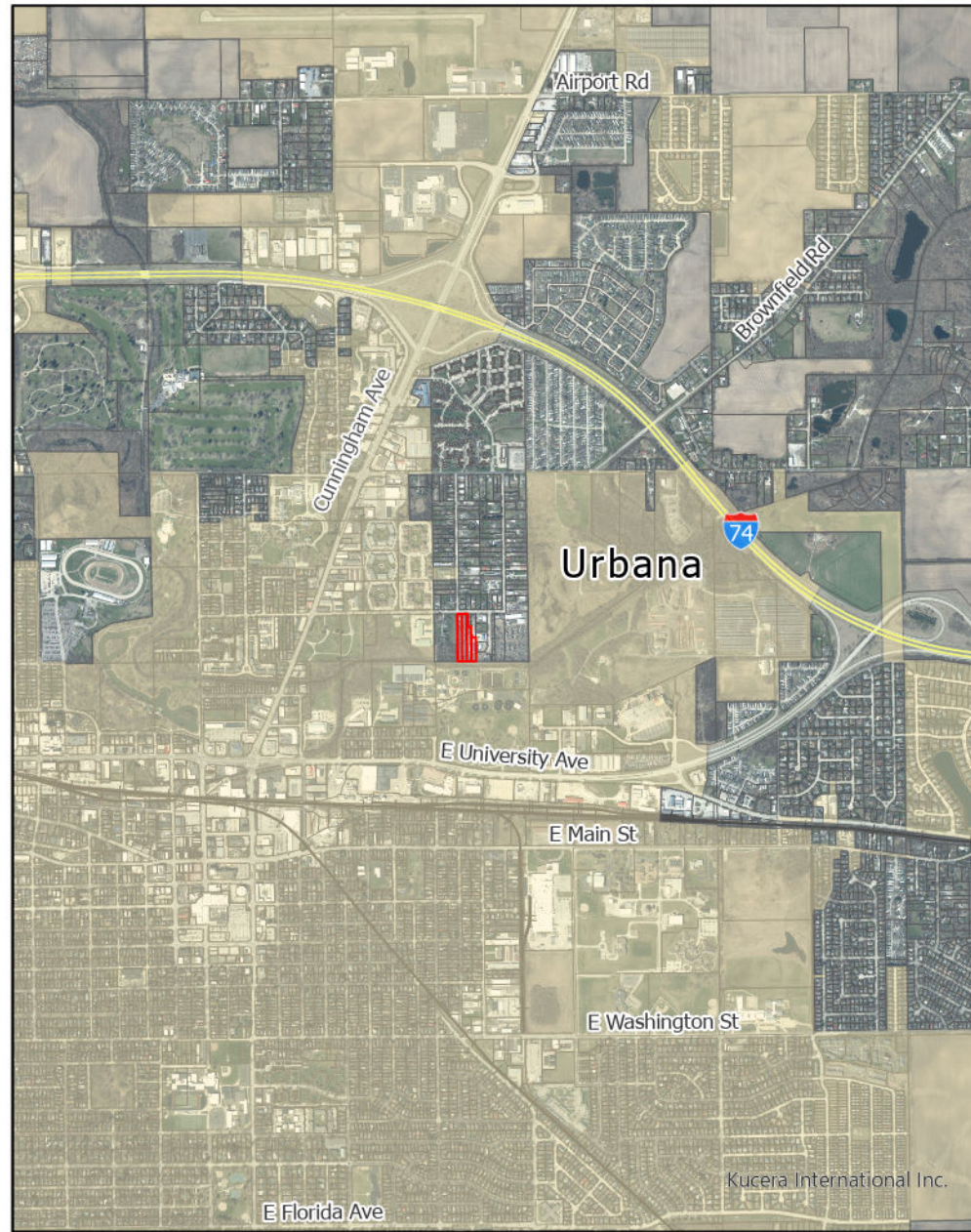
- A Case Maps (Location, Land Use, Zoning)
B Annotated Aerial Photo 2023 with Site Plan
C Summary Finding of Fact, and Final Determination for Case 208-AM-26 as approved by the ZBA on June 11, 2026

Location Map

Case 208-AM-26

June 11, 2026

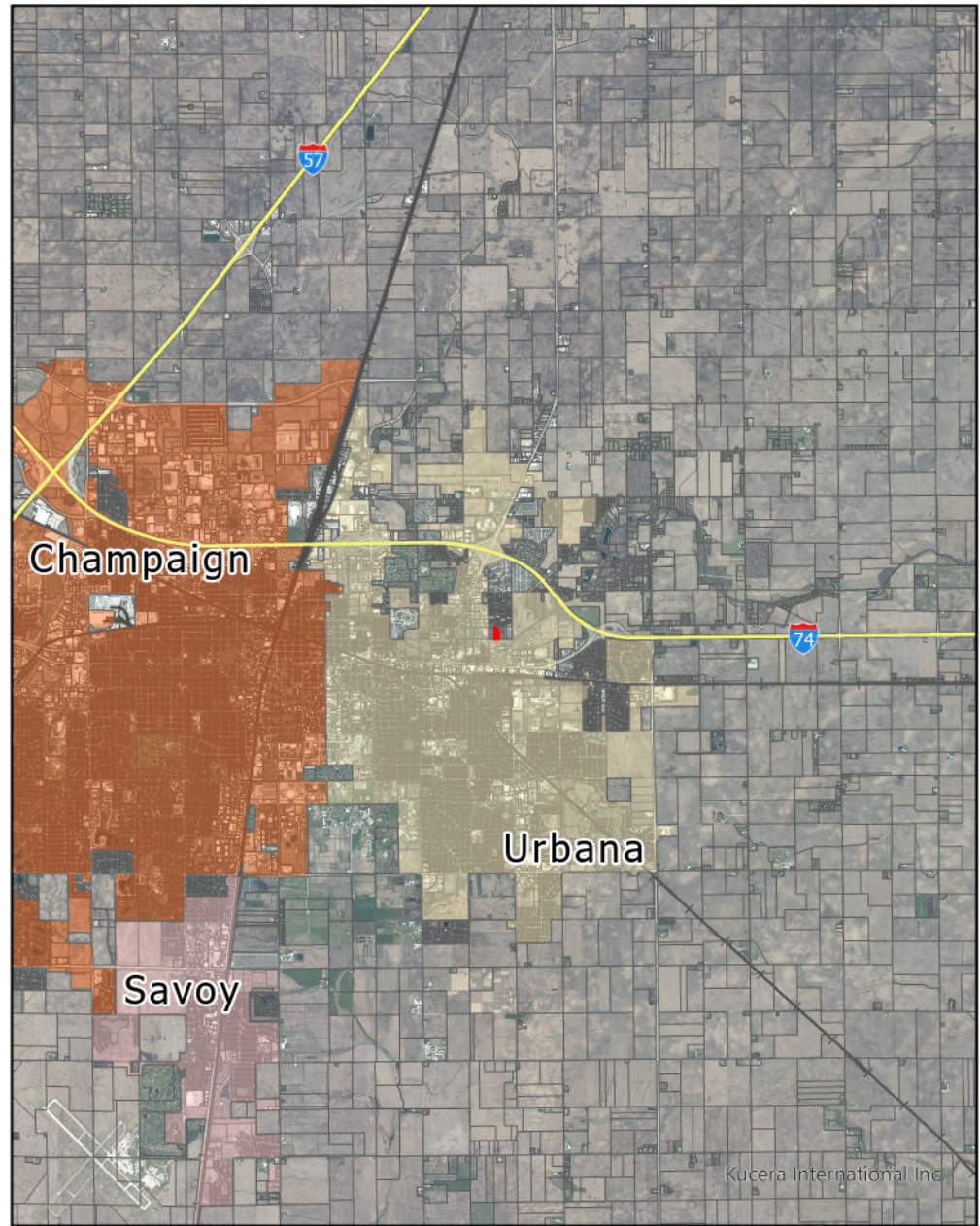
Subject Property



 Subject Parcel

0 0.5 1 Miles

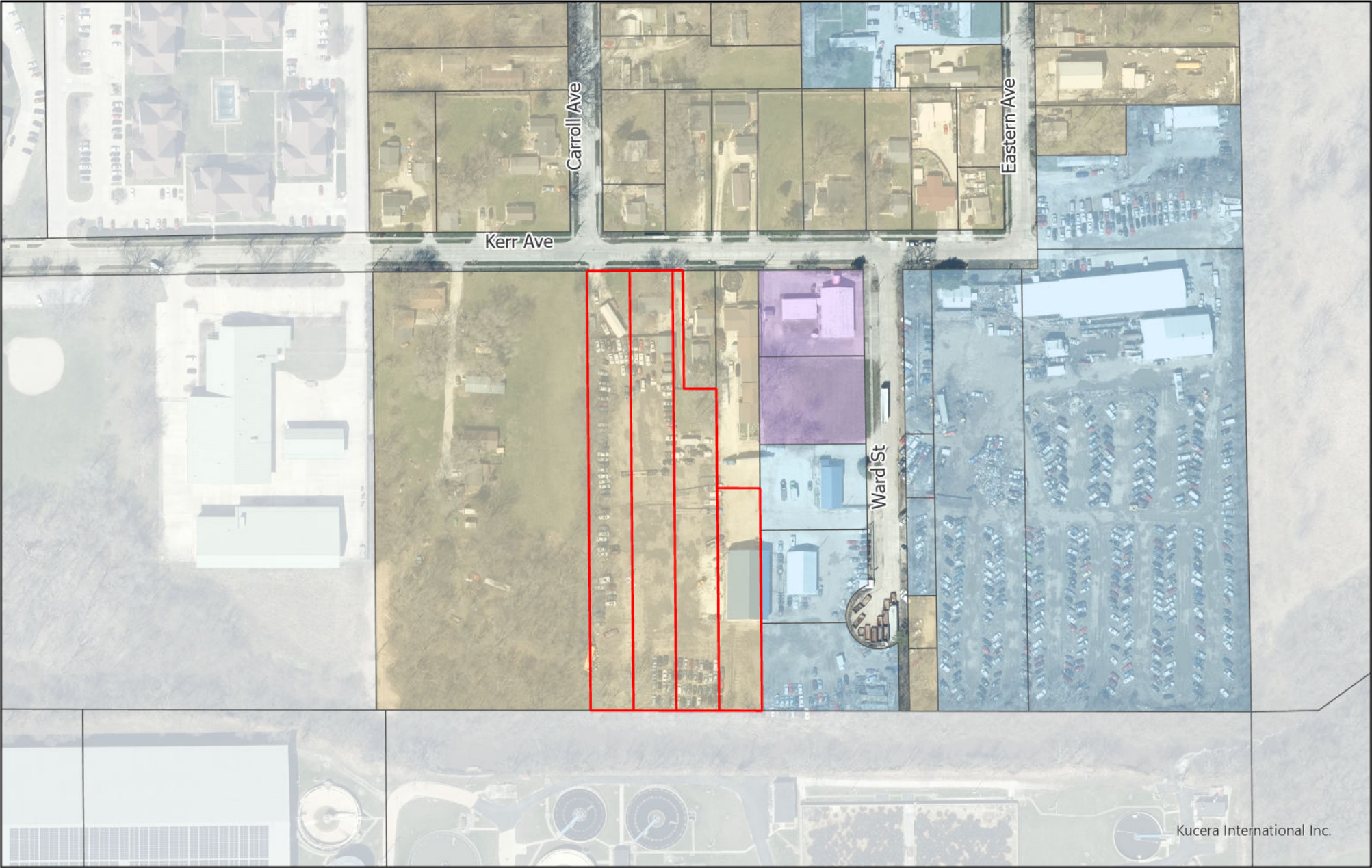
Property location in Champaign County



0 2 4 Miles

PLANNING &
ZONING

Land Use Map
Case 208-AM-26
June 11, 2026



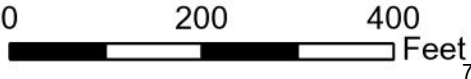
Subject Parcels

Commercial

City of Urbana

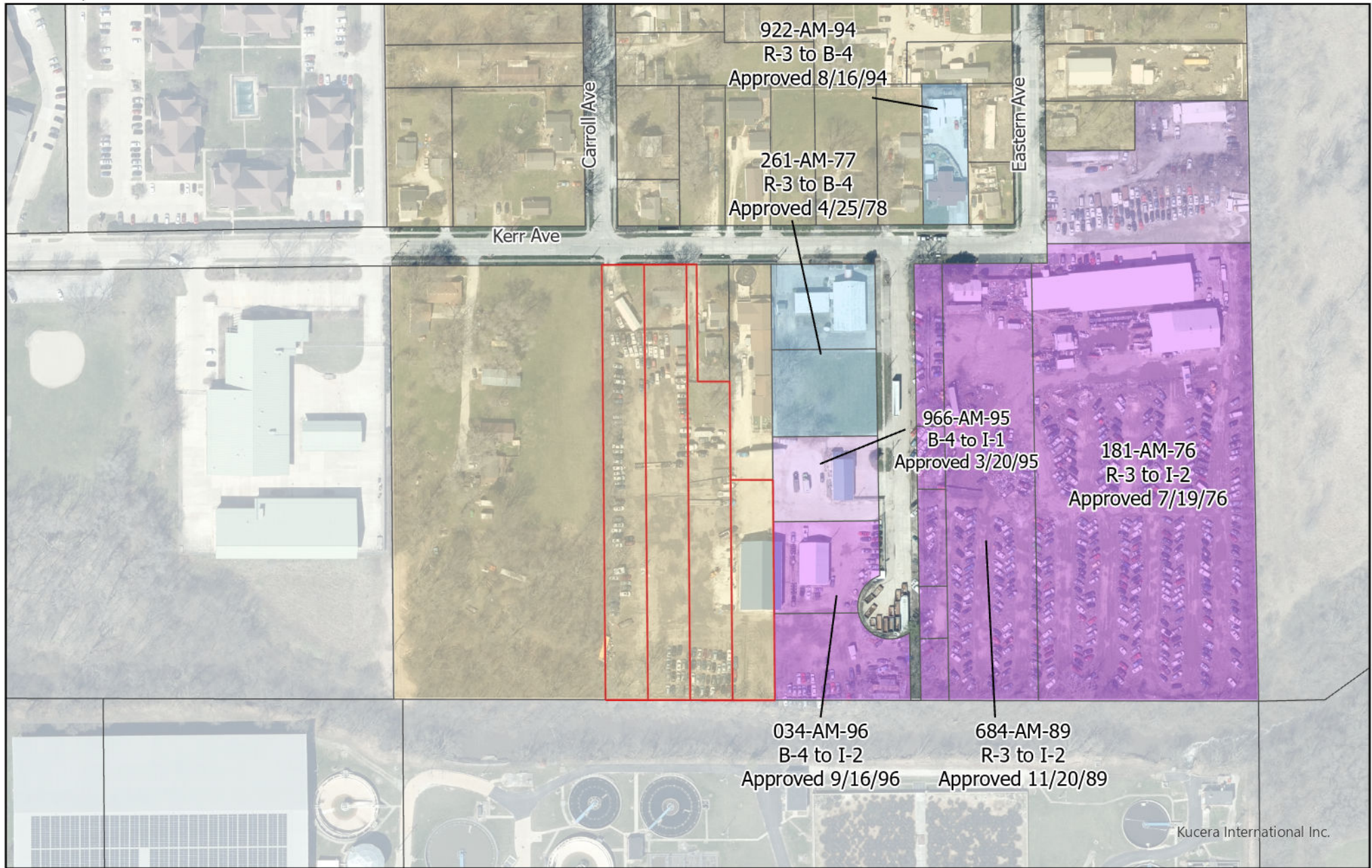
Residential

Church



Zoning Map

Case 208-AM-26
June 11, 2026



- | | | |
|--|--|--|
|  Subject Parcels |  I-1 Light Industry |  B-4 General Business |
|  City of Urbana |  I-2 Heavy Industry |  R-3 Two Family Residence |



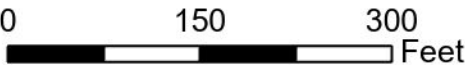
Annotated 2023 Aerial w/ Site Plan

Case 208-AM-26

June 11, 2026



Subject Property City of Urbana Proposed Parking Area



SUMMARY FINDING OF FACT AND FINAL DETERMINATION FOR CASE 208-AM-26

As approved by the ZBA on June 11, 2026

From the documents of record and the testimony and exhibits received at the public hearing conducted on **June 11, 2026**, the Zoning Board of Appeals of Champaign County finds that:

1. The proposed Zoning Ordinance map amendment will **HELP ACHIEVE** the Land Resource Management Plan because:
 - A. Regarding Goal 3:
 - (1) Although the proposed rezoning is **NOT DIRECTLY RELEVANT** to any of the Goal 3 objectives, the proposed rezoning will allow the Petitioner to establish a mix of business uses that could benefit Champaign County's business climate.
 - (2) Based on achievement of the above and because it will either not impede or is not relevant to the other Objectives and Policies under this goal, the proposed map amendment **WILL HELP ACHIEVE** Goal 3 Prosperity.
 - B. The proposed amendment will **NOT IMPEDE** the following LRMP goal(s):
 - Goal 1 Planning and Public Involvement
 - Goal 2 Governmental Coordination
 - Goal 4 Agriculture
 - Goal 5 Urban Land Use
 - Goal 6 Public Health and Public Safety
 - Goal 7 Transportation
 - Goal 8 Natural Resources
 - Goal 9 Energy Conservation
 - Goal 10 Cultural Amenities
 - C. Overall, the proposed map amendment will **HELP ACHIEVE** the Land Resource Management Plan.
2. The proposed Zoning Ordinance map amendment **IS** consistent with the *LaSalle* and *Sinclair* factors because of the following:
 - A. This area has a mix of land uses, including residential, light and heavy industrial uses on adjacent properties.
 - B. It is impossible to establish values without a formal real estate appraisal, which has not been requested nor provided, and so any discussion of values is necessarily general.
 - C. The gain to the public of the proposed rezoning is positive because it will provide a service to Champaign County residents for which there is a demand.
 - D. The ZBA has recommended that the proposed rezoning will **HELP ACHIEVE** the Champaign County Land Resource Management Plan.
3. The proposed Zoning Ordinance map amendment will **HELP ACHIEVE** the purpose of the Zoning Ordinance because:
 - A. The rezoning would achieve Purpose 2.0 (a), (e), (f), (g) and (h) to secure adequate light, air, and safety from fire and other dangers as well as limiting height, setback bulk of

SUMMARY FINDING OF FACT AND FINAL DETERMINATION FOR CASE 208-AM-26

As approved by the ZBA on June 11, 2026

buildings and intensity of use because the existing building meets the requirements of the Zoning Ordinance.

- B. The rezoning would achieve Purpose 2.0 (b), by conserving the value of the subject property by allowing continued use of the property. (See Item 23. B).
- C. The rezoning would achieve Purpose 2.0 (c) to lessen and avoid congestion in the public streets because the proposed rezoning is not likely to significantly increase traffic (see Item 23. C).
- D. The rezoning would achieve Purpose 2.0 (d) of the Ordinance to lessen and avoid hazards to persons and damage to property resulting from the accumulation of runoff of storm or flood waters because the petitioner is not proposing any changes to the site and a Special Condition has been added to ensure conformance with the Champaign County Stormwater and Erosion Control Ordinance (see Item 23. D).
- E. The rezoning would achieve Purpose 2.0 (i) of the Ordinance. Establishing the B-2 District at this location will help classify, regulate, and restrict the location of the uses authorized in the B-2 District (see Item 23.G.).

4. THE SPECIAL CONDITIONS IMPOSED HEREIN IS REQUIRED FOR THE PARTICULAR PURPOSES DESCRIBED BELOW:

- A. **A Zoning Use Permit and applicable fees shall be required for any future construction on the property.**

The special condition stated above is required to ensure the following:

Conformance with the Champaign County Zoning Ordinance.

- B. **A Change of Use Permit shall be applied for within 30 days of the approval of Case 208-AM-26 by the County Board.**

The above special condition is required to ensure the following:

The establishment of the proposed use shall be properly documented as required by the Zoning Ordinance.

- C. **A complete Storm Water Drainage Plan that conforms to the requirements of the Storm Water Management and Erosion Control Ordinance shall be submitted and approved as part of the Change of Use application, and all required certifications shall be submitted prior to issuance of the Zoning Compliance Certificate.**

The special condition stated above is required to ensure the following:

That the drainage improvements conform to the requirements of the Storm Water Management and Erosion Control Ordinance FINAL DETERMINATION

SUMMARY FINDING OF FACT AND FINAL DETERMINATION FOR CASE 208-AM-26

As approved by the ZBA on June 11, 2026

Pursuant to the authority granted by Section 9.2 of the Champaign County Zoning Ordinance, the Zoning Board of Appeals of Champaign County recommends that:

The Zoning Ordinance Amendment requested in **Case 208-AM-26** should **BE ENACTED** by the County Board in the form attached hereto.

The foregoing is an accurate and complete record of the Findings and Determination of the Zoning Board of Appeals of Champaign County.

SIGNED:

ATTEST:

Cynthia Cunningham, Chair
Champaign County Zoning Board of Appeals

Secretary to the Zoning Board of Appeals

Date

Champaign County
Department of

**PLANNING &
ZONING**

Bennett Administrative Center
102 E. Main Street
Urbana, Illinois 61801

(217) 384-3708
zoningdept@
champaigncountyil.gov
www.co.champaign.il.us/zoning

To: **Champaign County Environment & Land Use Committee**

From: **John Hall, Zoning Administrator**
Charlie Campo, Senior Planner

Date: **July 27, 2025**

RE: **Recommendation for Decommissioning and Site Reclamation Plan and Roadway Upgrade and Maintenance Agreement for County Board Special Use Permit Case 99-S-23**

Petitioner: **Champaign Solar 1 LLC, a subsidiary of Pivot Energy Development LLC, with CEO Tom Hunt; via agent Merrill Read, and participating landowner JHBLT LLC**

Request: **Case 099-S-23**
Authorize a Community PV Solar Farm with a total nameplate capacity of 5 megawatts (MW), including access roads and wiring, in the AG-1 Zoning District, and including the following waivers of standard conditions:

Part A: A waiver for a separation distance of 1.07 miles from a municipality with a zoning ordinance in lieu of the minimum required 1.5 miles, per Section 6.1.5 B.(2)a.

Part B: A waiver for a separation distance of 42 feet between the solar inverters and the perimeter fence in lieu of the minimum required 275 feet, per Section 6.1.5 D.(6).

Part C: A waiver for not entering into a Roadway Upgrade and Maintenance Agreement or waiver therefrom with the relevant local highway authority prior to consideration of the Special Use Permit by the Board, per Section 6.1.5 G. of the Zoning Ordinance.

Location: **The south 35.2 acres of a 90-acre tract of land west of the Canadian National Railroad in the Southeast Quarter of Section 34, Township 17 North, Range 8 East of the Third Principal Meridian in Pesotum Township, and commonly known as farmland owned by JHBLT LLC on the north side of CR 0N.**

BACKGROUND

The petitioner was granted a Special Use Permit to construct two 4.99 (MW) Community Photovoltaic (PV) Solar Farms on a 90-acre site on the north side of CR 0E and west side of the Canadian National Railroad in Pesotum Township. The petitioner is seeking to construct one of the 4.99 (MW) Community Photovoltaic (PV) Solar Farms on the south 35.2 acres of the property.

There are two documents needing ELUC approval per the Special Conditions of Case 99-S-23:

- Special Condition E. and Section 6.1.5 Q. of the Zoning Ordinance requires a Decommissioning and Site Reclamation plan that complies with Section 6.1.1 A including a decommissioning cost estimate prepared by an Illinois Professional Engineer.
- Special Condition F. requires a Roadway Upgrade and Maintenance Agreement signed by the Tuscola Township Road District.

DECOMMISSIONING AND SITE RECLAMATION PLAN

A Decommissioning and Site Reclamation Plan (DSRP) for this project was reviewed and approved by ELUC on November 9, 2023. The revised DSRP reflects increased decommissioning costs.

P&Z Staff reviewed the Decommissioning and Site Reclamation Plan (DSRP) dated April 2026 and received on July 20, 2026, (See Attachment A) against the Zoning Ordinance requirements in Section 6.1.5 Q. Staff found the information in the DSRP to be in compliance with the Zoning Ordinance.

Staff reviewed the cost estimates in the DSRP and compared them with previously approved DSRP cost estimates and found that the cost estimates for the current case 99-S-23 were comparable.

ROADWAY UPGRADE AND MAINTENANCE AGREEMENT

A Roadway Upgrade and Maintenance Agreement signed by the Applicants and the Tuscola Township Highway Commissioner is included as Attachment B.

ATTACHMENTS

- A Case 99-S-23 Decommissioning and Site Reclamation Plan with decommissioning cost estimate dated April 2026, received July 20, 2026
- B Case 99-S-26 Roadway Upgrade and Maintenance Agreement dated March 19, 2026, received July 20, 2026



Decommissioning and Site Reclamation Plan

**Champaign Solar 1 LLC Project
5.0 MW (AC) Solar Facility
(39.883387, -88.280907)**

Prepared February 2026;
Revised April 2026 to include Champaign
County Zoning Ordinance Stipulations

RECEIVED

JUL 20, 2026

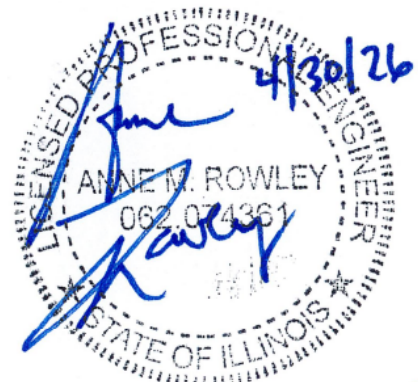
CHAMPAIGN COUNTY
PLANNING & ZONING

Prepared For:

Pivot Energy
1601 Wewatta St
Suite 700
Denver, CO 80202

Prepared By:

TRC
230 W Monroe St
Suite 1840
Chicago, IL 60606



expires: 11/30/27



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APPENDICES

Appendix A Decommissioning Estimate

1.0 Background

On behalf of Pivot Energy (Developer) and Champaign Solar 1 LLC (Operator/Owner and the Applicant), TRC has prepared this decommissioning and site reclamation plan (Plan) for the Champaign Solar 1 facility (Facility), a photovoltaic (PV) facility, or PV Solar Farm (Solar Farm) located north of E County Rd 1550 N and east of County Rd 950 E in Champaign County, Illinois. The Facility will consist of a 5.0-megawatt (MW) alternating current (AC) solar electrical array covering a fenced area of approximately 31.6 acres of agricultural land. The Facility will include ground-mounted solar arrays, perimeter security fencing, inverters, transformers and gravel access roads. Power will be produced by the Facility using PV panels, mounted on ground support galvanized piles.

The purpose of this Plan is to provide the general scope of decommissioning work as well as a construction cost estimate (Estimate) for a decommissioning assurance mechanism of the Facility as described herein and subject to the Champaign County Zoning Ordinance, amended 02/23/2023 (the Ordinance), and the Illinois Agricultural Impact Mitigation Agreement (AIMA). This document outlines the decommissioning activities required to remove above-ground structures, debris, underground foundations, and cables and restore soil and vegetation after the termination of operations of the Solar Farm. This Plan and Estimate have been prepared in accordance with the Ordinance and AIMA for approval of the Solar Farm's Building Permit.

The Estimate was prepared under the supervision of a professional engineer licensed in Illinois. The Estimate is based on estimated quantities of site features, panels, racking, and electrical equipment from the layout and details provided to TRC by Champaign Solar 1 LLC (prepared as part of building permit level plans) and supplemented by TRC's prior experience in the design and construction of energy facilities. Costs generally include contractor fees, sitework removal & restoration, racking & module removal, power conditioning equipment removal, and corresponding salvage, which reflect the overall decommissioning process. The reported costs include labor, materials, taxes, insurance, transport costs, disposal fees, equipment rental, contractor's overhead, and contractor's profit. The labor costs have been estimated using Champaign County prevailing labor rates along with previous decommissioning plan estimates completed for other similar projects.

1.1 Owner/Operator

Champaign Solar 1 LLC is the owner/operator and will be responsible for ensuring completion of final civil and electrical engineering plans. TRC is the consultant responsible for the preparation of the independent decommissioning plan.

1.2 Facility Description

The Facility will consist of a 5.0 MW AC solar electricity generation complex with associated equipment. The Facility will be secured within a security fence surrounding the solar panels and electrical equipment. The site can be accessed via lock-controlled gates located on the proposed gravel access roads. The Facility will include the following site features:

- Total site development area with solar panels, associated electrical equipment, racking, and gravel access road of approximately 31.6 acres (fenced area with approximately 12,050 solar panels);
- Two (2) - equipment pads with two (2) transformers;
- Forty (40) inverters;
- Sixteen (16)-foot-wide gravel access road and turnaround;
- Security fencing (around the perimeter of the entire project area);
- Above-ground electrical wire conduits; and
- Underground electrical wire conduits.

Per the definitions of the AIMA, it is required that a decommissioning (deconstruction) plan also include the original Construction costs of the Facility. Due to the preliminary nature of this Plan (i.e. created as part of building permitting efforts), the original construction costs for the Project are not yet known. However, based upon industry standards of \$1-\$1.50 per watt and the size of the Project as 5.0 MWAC, it is estimated that the Project's construction costs will be \$5 million to \$7.5 million.

1.3 Drainage Tile

Within 60 days after Construction is complete, the Facility Owner shall provide the Landowner, the Illinois Department of Agriculture (IDOA), and the respective County Soil and Water Conservation District (SWCD) with "as built" drawings (strip maps) showing the location of all drainage tile lines by survey station encountered in the Construction of the Facility, including any tile line repair location(s), and any underground cable installed as part of the Facility. Should drainage tile be damaged by the Facility at any time during construction or deconstruction, the Facility Owner shall repair the lines or install new drainage tile line(s) of comparable quality and cost to the original(s), and of sufficient size and appropriate slope in locations that limit direct impact from the Facility in accordance with both the AIMA and the Champaign County Storm Water Management and Erosion Control Ordinance. If the damaged tile lines cause an unreasonable disruption to the drainage system, as determined by the Landowner, then such repairs shall be made promptly to ensure appropriate drainage. It is assumed that the project will limit impacts to drainage tile, and costs associated with repairs or shifts are not included.

2.0 Decommissioning Activity

The Facility will be decommissioned by completing the following major steps:

1. Installation of soil erosion and sediment controls, as necessary;
2. Disconnecting power and other utilities;
3. Removal of modules, racking, and piles;
4. Removal of cabling, trays, and electrical equipment;
5. Removal of concrete pad, foundations, fence, and debris;
6. Removal of the gravel access road (if required by the landowner);
7. Site stabilization by placing soil and reseeding;
8. Removal and disposal or recycling of materials; and
9. Demobilization and removal of soil erosion and sediment controls following final inspection and approval.

The procedures for decommissioning of the Project will involve restoring soils and vegetation to agricultural productivity.

2.1 Champaign County Decommissioning Requirements

The Champaign County Zoning Ordinance details certain Standard Conditions that must also be abided by. These conditions are listed by reference below.

Champaign Solar 1 LLC shall notify Champaign County by certified mail of the commencement of voluntary or involuntary bankruptcy proceeding, naming the Applicant as debtor, within ten (10) days of commencement of proceeding in accordance with the Ordinance, Section 6.1.5.Q.(3)a.

Champaign Solar 1 LLC agrees that the sale, assignment in fact or law, or such other transfer of the Applicant's financial interest in the Facility shall in no way affect or change Champaign Solar 1 LLC's obligation to continue to comply with the terms of this Plan. Any successor in interest, assignee, and all parties to the Plan shall assume the terms, covenants, and obligations of this Plan and agrees to assume all reclamation liability and responsibility for the Facility in accordance with the Ordinance, Section 6.1.5.Q.(3)b.

The Champaign County Board and its authorized representatives have the right of entry onto the Facility premises for the purpose of inspecting the methods of reclamation or for performing actual reclamation if necessary in accordance with the Ordinance, Section 6.1.5.Q.(3)c.

At such time that decommissioning takes place, the Applicant, its successors in interest, and all parties of the Plan are required to enter into a Roadway Use and Repair Agreement with the relevant highway authority in accordance with the Ordinance, Section 6.1.5.Q.(3)d.

The Applicant, its successors in interest, and all parties of the Plan shall provide evidence of

any new, additional, or substitute financing or security agreement to the Zoning Administrator throughout the operating lifetime of the project (the Facility) in accordance with the Ordinance, Section 6.1.5.Q.(3)e.

The Applicant, its successors in interest, and all parties of the Plan shall be obliged to perform the work in the Plan before abandoning the Facility or prior to ceasing production of electricity from the Facility 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 in accordance with the Ordinance, Section 6.1.5.Q.(3)f.

The 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 fees; and the costs of preparing requests for proposals and bidding documents required to comply with State law or Champaign County purchasing policies in accordance with the Ordinance, Section 6.1.5.Q.(3)g.

The Solar Farm Special Use Permit shall be deemed void should the Plan be deemed invalid by a court of competent jurisdiction in accordance with the Ordinance, Section 6.1.5.Q.(3)k.

The Applicant's obligation to complete the Plan and to pay all associated costs shall be independent of the Applicant's obligation to provide financial assurance in accordance with the Ordinance, Section 6.1.5.Q.(3)l.

The liability of the Applicant's failure to complete the Plan or any breach of the decommissioning and site reclamation plan requirement shall not be capped by the amount of financial assurance in accordance with the Ordinance, Section 6.1.5.Q (3)m.

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 Facility 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 decommission costs resulting from any such removal or installation in accordance with the Ordinance, Section 6.1.5.Q.(3)n.

Champaign County shall have access to the project (the Facility) and to the funds to effect or complete decommissioning in the event an applicant, owner, or operator fails to complete decommissioning activities as directed by the Ordinance, which may result in the referral to the Champaign County's Zoning Administration. In addition, the Zoning Administrator may draw on

the funds to have the Facility removed when any of the following occur, in accordance with Sections 6.1.1A.9. and 6.1.5Q.(5) of the Ordinance:

- a. No response is received from the land owner within thirty (30) days from initial notification by the Zoning Administrator;
- b. The land owner does not enter, or breaches any term of a written agreement with Champaign County to remove the Solar Farm as provided in Section 6.1.1A.8;
- c. Any breach or performance failure of any provision of the Plan;
- d. The owner of record has filed a bankruptcy petition, or compromised the County's interest in the letter of credit in any way not specifically allowed by the Plan;
- e. A court of law has made a find that the Solar Farm constitutes a public nuisance;
- f. The owner of record has failed to replace an expiring letter of credit within the deadlines set forth in Ordinance, Section 6.1.1A.6; or
- g. Any other conditions to which the County and the land owner mutually agree, as set forth in the Plan;
- h. In the event that the Solar Farm 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 Solar Farm or component;
- i. In the event that the Owner declares the Solar Farm or Solar Farm component to be functionally obsolete for tax purposes;
- j. There is a delay in the construction of the Solar Farm of more than 6 months after construction on that Solar Farm begins;
- k. Any Solar Farm or component thereof that 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;
- l. Any Solar Farm or component thereof that is otherwise derelict for a period of 6 months;
- m. The Solar Farm is in violation of the terms of the PV Solar Farm Special Use Permit for a period exceeding ninety (90) days;
- n. The Applicant, its successors in interest, and all parties to the Plan 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 Plan;
- o. The County discovers any material misstatement of fact of misleading omission of fact

made by the Applicant in the course of the Special Use Permit Zoning Case;

- p. The Applicant has either failed to receive a copy of the certification of design compliance required by paragraph 6.1.5D of the Ordinance, or failed to submit to the County within 12 consecutive months of receiving a Zoning Use Permit regardless of the efforts of the Champaign Solar 1 LLC to obtain such certification;
- q. The Zoning Administrator may, but is not required to, deem the Solar Farm abandoned, or the standards set forth above met, with respect to some, but not all, of the Solar Farm. In that event, the Zoning Administrator may draw upon the financial assurance to perform the reclamation work as to that portion of the Solar Farm only. Upon completion of that reclamation work, the salvage value and reclamation costs shall be recalculated as to the remaining PV Solar Farm.

2.2 Schedule

The decommissioning process is estimated to take approximately two (2) months but may change depending on weather and soil moisture conditions and is intended to occur outside of the winter season.

2.3 Decommissioning During Construction (Abandonment of Project)

If construction or operation activities cease prior to Facility completion, with no expectation to restart for more than six (6) months, the Facility would be decommissioned as follows in this Plan. Any installed components will be removed and managed, as per the following sections, and the Facility site will be restored to a vegetated condition.

2.4 Decommissioning After Ceasing Operation

Properly maintained PV panels have an expected lifespan of thirty-five (35) years. After operating for such a period of time, or if or if the Facility has not been in operation and stops producing energy for a period of six (6) consecutive months, it shall be considered a “cessation or abandonment of operations.” Installed components will be removed and reused/recycled where possible, and the site restored in accordance with the activities discussed below.

2.5 Offsite Impacts During Decommissioning

Similar to the Project's construction period, noise levels during the decommissioning work will increase. Proper steps will be followed to minimize the disturbance. Work hours are assumed to be eight (8) hours a day, during daylight. Road traffic in the area may increase temporarily due to crews and equipment movements. Further details of the on-site restoration are included in subsequent sections.

2.6 Dismantlement and Demolition

Decommissioning shall include removal of all solar electric systems, buildings, cabling, electrical components, roads, foundations, pilings, and any other associated facilities as identified by applicable laws, including the Ordinance Section 6.1.5.Q(3) and the AIMA. This will include removal of all items identified in the decommissioning activities above.

A significant amount of the components of the PV system at the Facility will include recyclable or re-saleable components, including copper, aluminum, galvanized steel, and panels. Due to their monetary value, these components will be dismantled and disassembled rather than being demolished and disposed of.

The owner or operator shall notify the Champaign County Board of the proposed date of discontinued operations and plans for removal at least six (6) months prior to beginning decommissioning activities. The owner shall complete decommissioning activities within six (6) months.

Following coordination with the local utility company regarding timing and required procedures for disconnecting the Facility from the utility, all electrical connections to the system will be disconnected and all connections will be tested locally to confirm that no electric current is present before proceeding. All electrical connections to the panels will be cut at the panel and then removed from their framework by cutting or dismantling the connections to the supports. Next, panels, inverters, transformers, meters, fans, lighting fixtures, and other electrical structures will be removed. Disposal of these materials at a licensed landfill or disposal facility will be in accordance with state and local laws, including the Code of Illinois Regulations governing waste disposal at licensed local area landfills, which may be amended from time to time. Any materials deemed to be hazardous at the time of disposal will be handled and disposed according to applicable laws and regulations.

The PV mounting system framework will be dismantled and recycled. The galvanized support piles will be completely removed and recycled.

Finally, all associated structures will be demolished and removed from the site for recycling or disposal at a licensed disposal facility. This will include the site fence, gates, access road, equipment foundations, and underground cables, which will likely be removed or recycled.

Consultation with the landowner will determine if the access road should be left in place for

continued use. If the access road is deemed unnecessary, the contractor will rip and remove it to a minimum depth of 18 inches and restore the area with native soils and stabilization seeding, per the AIMA. All non-adaptable parts of the Facility will be removed to a minimum depth of 60 inches as required by the AIMA and the Ordinance Section 6.1.5.Q(3), and areas will be restored with native soils and stabilization seeding.

The depth of removal of foundation concrete below ground shall be a minimum of 54 inches and shall be certified in writing by an Illinois Licensed Professional Engineer and the certification shall be submitted to the Zoning Administrator, in accordance with the Ordinance Section 6.1.5.Q(3)h. On-site concrete associated with the Facility will be broken and removed in its entirety, and clean concrete will be crushed and disposed or recycled off-site with a licensed concrete disposal facility. Final stabilization thresholds on the entire site shall be met prior to approval of site decommissioning. The hole resulting from the removal of foundation concrete during decommissioning shall be backfilled and stabilized according to the Ordinance. More details on how to backfill the hole(s) are included in Section 2.8.

Underground electrical cables of a depth of 5 feet or greater may be left in place in accordance with the Ordinance, Section 6.1.5Q(3)i. Above ground lines and poles that are not owned by the utility will be removed in accordance with the AIMA, along with associated equipment (isolation switches, fuses, metering) and holes will be filled with clean topsoil. Temporary sanitary facilities will be provided on-site for the workers conducting the decommissioning of the Facility.

Construction erosion and sediment control measures are required during the decommissioning process. These measures include construction access, silt fence, runoff control and sediment BMPs, concrete washout stations, and land stabilization. The owner/operator will restore the project location to a vegetated condition consistent with pre-construction conditions.

2.7 Disposal or Recycle

During the decommissioning phase, a variety of excess materials can be salvaged. A significant amount of the materials used in a solar facility are reusable, including copper, aluminum, galvanized steel, and the PV panels. Due to their monetary value, these components will be dismantled and disassembled rather than being demolished and disposed. Any remaining materials will be removed and disposed of off-site at an appropriate licensed disposal facility. The project general contractor will maximize recycling and reuse and will work with manufacturers, local subcontractors and waste firms to segregate material to be recycled, reused and/or properly disposed of.

The project developer will be responsible for arranging the collection or recycling of fence, racking piles, PV panels, panel tracker equipment, AC and DC wiring, inverters, and miscellaneous equipment for salvage value.

Gravel may be reused as general fill on site with landowner approval. Remaining gravel, geotextile fabric, concrete, and debris shall be separated and transported off-site to the appropriate licensed facilities for recycling and disposal in accordance with federal, state, and local waste management regulations.

A final site walkthrough with the appropriate local authorities will be conducted to verify removal of debris and/or trash generated within the site during the decommissioning process. This will include removal and proper disposal of any debris that may have been wind-blown to areas outside the immediate footprint of the Facility.

2.8 Restoration and Site Stabilization

The areas of the Facility that are disturbed (during decommissioning) will be subject to minor grading where necessary (no imported soil is anticipated), and application of a selected grass seed mix to surfaces disturbed (estimated to be 50% of the site) during the decommissioning process. The seed mix is expected to be a blend of various fescue and/or rye grass seeds. The actual seed blend will depend on factors including availability and time of year that planting will occur. It is not anticipated that weed control equipment will be stored onsite, so costs for its removal have not been included.

The excavation resulting from the removal of foundation concrete shall only be backfilled with subsoil and topsoil in similar depths and similar types as existed at the time of the original Facility construction except that a lesser quality topsoil or a combination of a lesser quality topsoil and a subsoil that is similar to the native subsoil may be used at depths corresponding to the native subsoil but not less than twelve (12) inches below grade, in accordance with the Ordinance Section 6.1.5.Q (3) j(a).

The native soils excavated at the time of the Facility's construction may be used to backfill the concrete foundation excavation at the time of decommissioning provided that the soils are adequately stored throughout the operation lifetime of the Facility in accordance with the Ordinance Section 6.1.5.Q (3) j(b). The methods for storing the excavated native soils during operation include storing the native soils in an onsite stockpile that is vegetated.

If the excavated native soils are not stored for use for the backfilling the concrete foundation excavation, a qualified soil scientist or Illinois Licensed Professional Engineer shall certify that the actual soils used to backfill any concrete foundation excavations are of equal or greater quality than the native soils, unless excavated native soils are stored for backfill. The certification shall be submitted to the Zoning Administrator, in accordance with the Ordinance Section 6.1.5.Q (3) j(c).

An Illinois Licensed Professional Engineer shall certify in writing that the concrete foundation excavations have been backfilled with soil to such a depth and with a minimum of compaction that is consistent with the restoration of productive agricultural use such that the depth of soil is expected to be no less than 54 inches within one year after backfilling in accordance with the Ordinance Section 6.1.5.Q (3) j(d).

It is expected that soil and vegetation will be restored to pre-decommissioning conditions. Details will be discussed with the property owner, the Champaign Board, and the Champaign County Soil and Water Conservation District. Planting trees, shrubs, and other woody vegetation (re-forestation) or other beautification are not expected to be required and are not included in the Estimate. Only minor grading is anticipated with regards to site restoration (from

construction, demolition, and traffic damage) and access road removal. Imported fill will be provided, if necessary, to restore to original conditions. All site stabilization activities will be completed in accordance with regulatory requirements and the approved Storm Water Pollution Prevention Plan (SWPPP) and NPDES Construction General Permit in place at the time of decommissioning.

3.0 Permitting Requirements for Decommissioning

Approvals are currently required prior to initiation of ground-disturbing activity. The Estimate assumes the same approvals are required when decommissioning occurs in the future. The permitting requirements listed below will be reviewed and might be subject to revisions based on local, state, and federal regulations at the time of decommissioning.

3.1 National Pollutant Discharge Elimination System (NPDES) Construction General Permit

U.S. Environmental Protection Agency - Ground disturbance of greater than 1 acre requires preparation of a Storm Water Pollution Prevention Plan, including erosion and sedimentation controls.

3.2 Building Permit

A Building Permit from Champaign County is required to construct the Facility. A Building Permit may also be required for any construction, alteration, repair, demolition, or change to the use of the Facility.

3.3 Roadway Use and Repair Agreement

A Roadway Use and Repair Agreement will be required with the appropriate highway authority to use roadways for decommissioning activity and transport of materials.

3.4 Permit Requirement Assumptions

No significant ground disturbance or grading associated with decommissioning, including temporary laydown areas, are required within areas subject to additional local, state, or federal permitting.

4.0 Solar Decommissioning Estimate

The following items can be salvaged and recycled: fence material, racking piles, PV panels, miscellaneous tracker equipment, AC and DC wiring, combiner boxes, inverters, transformers, medium voltage equipment, electrical equipment posts, and customer owned utility poles.

The Estimate is based on the most recent available Champaign County labor rates, as well as equipment rates and credits for salvaging project material in 2026. The equipment rates have been estimated using publicly available data from FEMA's published Schedule of Equipment Rates and equipment retailers. The salvage value rates have been estimated using publicly available data, as well as industry provided actual salvage values as well as previous experience with similar projects.

The estimated costs utilize hourly and monthly rates listed below:

2026 Wages

- Labor at \$64.05/hr;
- Operating engineer at \$74.95/hr;
- Truck driver at \$74.82/hr;
- Electrician at \$76.36/hr;
- Skid steer rental at \$2,950.00/month;
- Excavator rental at \$9,300.00/month; and
- Dump truck rental at \$55.28/hr

2026 Salvage Values

- Steel (e.g., fence, racking, posts) at \$0.14/lb.;
- PV panels at \$5/panel;
- Electrical components (e.g., combiner boxes, inverters, transformer) at \$0.26/lb.;
- DC wiring (copper) at \$2.43/lb.; and
- AC wiring (copper and aluminum) at \$1.52/lb.

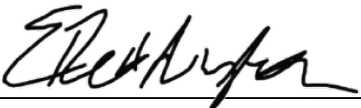
The estimated cost of construction activities associated with decommissioning using current wages is \$539,473. The material salvage value is \$144,215, 70% of which (\$100,950) is available as a decommissioning cost credit. The net decommissioning cost, accounting for 70% salvage value, is estimated to be \$438,523. The detailed costs are attached.

The Estimate is based on the Site Plan Provided to TRC, dated October 17th, 2025. Changes to the plans and construction details may affect the scope and costs of Facility decommissioning. The Estimate was prepared under the supervision of a registered professional engineer by the State of Illinois. The opinion of probable costs is based on experience in the design and construction of energy facilities and are subject to final engineering/construction.

5.0 Financial Surety

If at any time in the future, the prevailing professionally accepted standards of economic feasibility of recycling and or environmental implications of hazardous waste changes to increase the costs associated with decommissioning, the Estimate will be revised. Revisions may require bonds to be modified accordingly to cover said cost. This opinion assumes a third-party contractor, experienced in the construction and decommissioning of photovoltaic facilities will lead the effort.

Champaign Solar 1 LLC, by its duly authorized representative's signature below, hereby acknowledges that it has reviewed this Plan and Estimate, approves of the same, and agrees to be bound by the terms and conditions contained therein. Champaign Solar 1 LLC also acknowledges that the terms of this Plan shall be binding upon themselves as the applicant, as well as any of their successors-in-interest and assigns.

Authorized Representative: 

Print Name: Elizabeth Reddington

Title: Authorized Representative

Date: 7/14/2026

Appendix A

Decommissioning Estimate

Preliminary Decommissioning Cost Estimate
Champagin Solar 1 Facility
Champaign Solar 1 LLC

Task	Unit	Estimated Quantity	Cost per Unit 2026	Total Gross Cost 2026	Salvage Value 2026	Net Costs 2026
Preparation						
Engineering & Permitting	LS	1	\$ 11,250.00	\$ 11,250.00	\$ -	\$ 11,250.00
Mobilization	LS	1	\$ 16,628.77	\$ 16,628.77	\$ -	\$ 16,628.77
Silt Fence	LF	4,800	\$ 3.22	\$ 15,446.60	\$ -	\$ 15,446.60
Electrical Disconnect	EA	40	\$ 305.44	\$ 12,217.60	\$ -	\$ 12,217.60
Site Work and Restoration						
Access Road Excavation	CY	252	\$ 110.77	\$ 27,913.08	\$ -	\$ 27,913.08
Access Road Area Restoration	CY	252	\$ 51.74	\$ 13,039.63	\$ -	\$ 13,039.63
Equipment Pad Restoration	EA	2	\$ 990.46	\$ 1,980.92	\$ -	\$ 1,980.92
Seeding (50% disturbed area)	AC	15	\$ 1,021.64	\$ 15,324.58	\$ -	\$ 15,324.58
Fence Removal	LF	4,800	\$ 4.27	\$ 20,488.79	\$ (2,304.42)	\$ 18,184.37
Site Clean Up	AC	33	\$ 306.98	\$ 10,052.20	\$ -	\$ 10,052.20
Electrical Component Removal						
Rack and Post Removal	EA	2,067	\$ 65.87	\$ 136,157.61	\$ (73,834.82)	\$ 62,322.79
Remove Panels	EA	12,050	\$ 5.28	\$ 63,662.35	\$ (57,237.50)	\$ 6,424.85
AC Wiring-Direct Burial and Overhead	LF	4,900	\$ 0.64	\$ 3,135.79	\$ (668.12)	\$ 2,467.68
DC Wire Removal	LF	73,300	\$ 0.82	\$ 59,800.47	\$ (7,124.76)	\$ 52,675.71
Combiner Box	EA	40	\$ 351.01	\$ 14,040.20	\$ (457.60)	\$ 13,582.60
Inverter	EA	40	\$ 729.01	\$ 29,160.20	\$ (1,006.72)	\$ 28,153.48
Transformer	EA	2	\$ 1,573.23	\$ 3,146.46	\$ (1,580.80)	\$ 1,565.66
Wooden Monopole	EA	5	\$ 1,136.08	\$ 5,680.38	\$ -	\$ 5,680.38
SUBTOTAL				\$ 459,125.62	\$ (144,214.74)	\$ 314,910.88
SUBTOTAL with 70% Salvage Only per Champaign County				\$ 459,125.62	\$ (100,950.31)	\$ 358,175.30
Other Costs						
Contractor Profit	%	8%		\$ 36,730.05		\$ 36,730.05
Contractor Overhead & Management	%	5%		\$ 22,956.28		\$ 22,956.28
Contractor Insurance	%	2%		\$ 9,182.51		\$ 9,182.51
County Administrative Costs	%	2.5%		\$ 11,478.14		\$ 11,478.14
SUBTOTAL				\$ 80,346.98		\$ 80,346.98
DECOMMISSIONING TOTAL				\$ 539,472.60		\$ 438,522.28

Notes:

**Material, equipment and labor cost estimated utilizing Champaign County Prevailing labor rates, FEMA 2025 schedule of equipment rates, and equipment retailers.

Champaign County Prevailing Wage Rates posted on 1/15/2026

						Overtime										
Trade Title	Rg	Type	C	Base	Foreman	M-F	Sa	Su	Hol	H/W	Pension	Vac	Trng	Other Ins	Add OT 1.5x owed	Add OT 2.0x owed
ASBESTOS ABT-GEN	All	BLD		37.46	38.71	1.5	1.5	2.0	2.0	9.25	19.09	0.00	0.91	0.00	0.00	0.00
ASBESTOS ABT-MEC	All	BLD		29.20	31.20	1.5	1.5	2.0	2.0	10.95	9.50	0.00	0.50		0.00	0.00
BOILERMAKER	All	BLD		50.46	54.46	1.5	1.5	2.0	2.0	7.07	24.29	0.00	2.34	0.00	16.38	32.76
BRICK MASON	All	BLD		39.06	41.40	1.5	1.5	2.0	2.0	10.80	17.34	0.00	1.23		0.00	0.00
CARPENTER	All	BLD		41.29	44.04	1.5	1.5	2.0	2.0	9.95	20.15	0.00	0.81	0.00	15.05	30.10
CARPENTER	All	HWY		39.17	40.92	1.5	1.5	2.0	2.0	9.95	23.65	0.00	0.78	0.00	0.00	0.00
CEMENT MASON	All	BLD		40.59	43.34	1.5	1.5	1.5	2.0	11.00	12.50	0.00	0.60		0.00	0.00
CEMENT MASON	All	HWY		41.00	43.75	1.5	1.5	1.5	2.0	11.42	14.00	0.00	0.60	0.00	0.00	0.00
CERAMIC TILE FINISHER	All	BLD		36.34		1.5	1.5	2.0	2.0	10.80	12.97	0.00	0.62		0.00	0.00
ELECTRIC PWR EQMT OP	All	ALL		57.47	68.20	1.5	1.5	2.0	2.0	9.22	16.09	0.00	0.57		0.00	0.00
ELECTRIC PWR GRNDMAN	All	ALL		39.05	68.20	1.5	1.5	2.0	2.0	8.67	10.93	0.00	0.39	0.00	0.00	0.00
ELECTRIC PWR LINEMAN	All	ALL		63.97	68.20	1.5	1.5	2.0	2.0	9.42	17.91	0.00	0.64	0.00	0.00	0.00
ELECTRIC PWR TRK DRV	All	ALL		40.98	68.20	1.5	1.5	2.0	2.0	8.73	11.48	0.00	0.41	0.00	0.00	0.00
ELECTRICIAN	All	BLD		49.63	54.59	1.5	1.5	2.0	2.0	8.85	12.92	0.00	0.74	0.00	1.12	2.23
ELECTRONIC SYSTEM TECH	All	BLD		38.34	41.34	1.5	1.5	2.0	2.0	8.85	13.51	0.00	0.40		0.58	1.15
ELEVATOR CONSTRUCTOR	All	BLD		60.52	68.09	2.0	2.0	2.0	2.0	16.37	21.76	4.84	0.85		0.00	0.00
FENCE ERECTOR	All	ALL		38.98	41.48	1.5	1.5	2.0	2.0	12.64	17.00	0.00	1.11	0.00	17.00	17.00
GLAZIER	All	BLD		42.27	44.27	1.5	1.5	2.0	2.0	8.20	14.00	0.00	0.68	0.00	0.00	0.00
HEAT/FROST INSULATOR	All	BLD		40.20	41.95	1.5	1.5	2.0	2.0	8.99	15.09	0.00	0.40	3.30	0.00	0.00
IRON WORKER	All	BLD		38.98	41.48	1.5	1.5	2.0	2.0	12.64	17.00	0.00	1.11	0.00	17.00	17.00
IRON WORKER	All	HWY		41.92	43.92	1.5	1.5	2.0	2.0	12.64	17.00	0.00	1.11	0.00	17.00	17.00
LABORER	All	BLD		34.46	35.71	1.5	1.5	2.0	2.0	9.25	19.09	0.00	0.81	0.00	0.00	0.00
LABORER	All	HWY		38.58	39.58	1.5	1.5	2.0	2.0	9.25	19.42	0.00	0.81	0.00	0.00	0.00
LATHER	All	BLD		41.29	44.04	1.5	1.5	2.0	2.0	9.95	20.15	0.00	0.81	0.00	15.05	30.10
MACHINIST	All	BLD		60.39	64.39	1.5	1.5	2.0	2.0	11.43	9.95	1.85	1.47	0.00	0.00	0.00
MARBLE FINISHER	All	BLD		36.34		1.5	1.5	2.0	2.0	10.80	12.97	0.00	0.62		0.00	0.00
MARBLE MASON	All	BLD		38.00		1.5	1.5	2.0	2.0	10.80	12.97	0.00	0.62		0.00	0.00

Champaign County Prevailing Wage Rates posted on 1/15/2026

MILLWRIGHT	All	BLD		39.10	41.85	1.5	1.5	2.0	2.0	9.95	22.85	0.00	0.81	0.00	16.40	32.80
MILLWRIGHT	All	HWY		42.00	43.75	1.5	1.5	2.0	2.0	9.95	24.12	0.00	0.78	0.00	0.00	0.00
OPERATING ENGINEER	All	ALL	1	47.30	48.30	1.5	1.5	2.0	2.0	12.15	14.50	0.00	1.50		0.00	0.00
OPERATING ENGINEER	All	ALL	2	32.20	48.30	1.5	1.5	2.0	2.0	12.15	14.50	0.00	1.50		0.00	0.00
OPERATING ENGINEER	All	ALL	3	49.30	50.30	1.5	1.5	2.0	2.0	12.15	14.50	0.00	1.50		0.00	0.00
PAINTER	All	ALL		40.96	42.46	1.5	1.5	2.0	2.0	9.85	8.63	0.00	0.60		0.00	0.00
PAINTER - SIGNS	All	ALL		40.96	42.46	1.5	1.5	2.0	2.0	9.85	8.63	0.00	0.60		0.00	0.00
PILEDRIIVER	All	BLD		43.29	46.04	1.5	1.5	2.0	2.0	9.95	20.15	0.00	0.81	0.00	15.05	30.10
PILEDRIIVER	All	HWY		40.17	41.92	1.5	1.5	2.0	2.0	9.95	23.65	0.00	0.78	0.00	0.00	0.00
PIPEFITTER	All	BLD		54.31	57.68	1.5	1.5	2.0	2.0	9.95	11.39	0.00	2.81	0.00	0.00	0.00
PLASTERER	All	BLD		39.05	41.05	1.5	1.5	1.5	2.0	10.10	15.20	0.00	0.50	0.00	0.00	0.00
PLUMBER	All	BLD		54.31	57.68	1.5	1.5	2.0	2.0	9.95	11.39	0.00	2.81	0.00	0.00	0.00
ROOFER	All	BLD		38.21	41.21	1.5	1.5	2.0	2.0	12.33	10.65	0.00	1.36		0.00	0.00
SHEETMETAL WORKER	All	BLD		46.23	49.23	1.5	1.5	2.0	2.0	12.55	16.22	0.00	0.80	2.15	0.00	0.00
SPRINKLER FITTER	All	BLD		50.51	53.76	1.5	1.5	2.0	2.0	12.40	17.31	0.00	0.54	0.00	0.00	0.00
STONE MASON	All	BLD		39.06	41.40	1.5	1.5	2.0	2.0	10.80	17.34	0.00	1.23		0.00	0.00
TERRAZZO FINISHER	All	BLD		36.34		1.5	1.5	2.0	2.0	10.80	12.97	0.00	0.62		0.00	0.00
TERRAZZO MASON	All	BLD		38.00		1.5	1.5	2.0	2.0	10.80	12.97	0.00	0.62		0.00	0.00
TILE MASON	All	BLD		38.00		1.5	1.5	2.0	2.0	10.80	12.97	0.00	0.62		0.00	0.00
TRUCK DRIVER	All	ALL	1	45.29	49.65	1.5	1.5	2.0	2.0	17.11	8.06	0.00	0.25	0.00	0.00	0.00
TRUCK DRIVER	All	ALL	2	45.88	49.65	1.5	1.5	2.0	2.0	17.11	8.06	0.00	0.25	0.00	0.00	0.00
TRUCK DRIVER	All	ALL	3	46.15	49.65	1.5	1.5	2.0	2.0	17.11	8.06	0.00	0.25	0.00	0.00	0.00
TRUCK DRIVER	All	ALL	4	46.54	49.65	1.5	1.5	2.0	2.0	17.11	8.06	0.00	0.25	0.00	0.00	0.00
TRUCK DRIVER	All	ALL	5	47.64	49.65	1.5	1.5	2.0	2.0	17.11	8.06	0.00	0.25	0.00	0.00	0.00
TRUCK DRIVER	All	O&C	1	36.23	39.72	1.5	1.5	2.0	2.0	17.11	8.06	0.00	0.25	0.00	0.00	0.00
TRUCK DRIVER	All	O&C	2	36.70	39.72	1.5	1.5	2.0	2.0	17.11	8.06	0.00	0.25	0.00	0.00	0.00
TRUCK DRIVER	All	O&C	3	36.92	39.72	1.5	1.5	2.0	2.0	17.11	8.06	0.00	0.25	0.00	0.00	0.00
TRUCK DRIVER	All	O&C	4	37.23	39.72	1.5	1.5	2.0	2.0	17.11	8.06	0.00	0.25	0.00	0.00	0.00
TRUCK DRIVER	All	O&C	5	38.11	39.72	1.5	1.5	2.0	2.0	17.11	8.06	0.00	0.25	0.00	0.00	0.00
TUCKPOINTER	All	BLD		39.06	41.40	1.5	1.5	2.0	2.0	10.80	17.34	0.00	1.23		0.00	0.00

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Legend

Rg Region

Type Trade Type - All,Highway,Building,Floating,Oil & Chip,Rivers

C Class

Base Base Wage Rate

OT M-F Unless otherwise noted, OT pay is required for any hour greater than 8 worked each day, Mon through Fri. The number listed is the multiple of the base wage.

OT Sa Overtime pay required for every hour worked on Saturdays

OT Su Overtime pay required for every hour worked on Sundays

OT Hol Overtime pay required for every hour worked on Holidays

H/W Health/Welfare benefit

Vac Vacation

Trng Training

Other Ins Employer hourly cost for any other type(s) of insurance provided for benefit of worker.

Explanations CHAMPAIGN COUNTY

The following list is considered as those days for which holiday rates of wages for work performed apply: New Years Day, Memorial Day, Fourth of July, Labor Day, Thanksgiving Day, Christmas Day and Veterans Day in some classifications/counties. Generally, any of these holidays which fall on a Sunday is celebrated on the following Monday. This then makes work performed on that Monday payable at the appropriate overtime rate for holiday pay. Common practice in a given local may alter certain days of celebration. If in doubt, please check with IDOL.

Oil and chip resealing (O&C) means the application of road oils and liquid asphalt to coat an existing road surface, followed by application of aggregate chips or gravel to coated surface, and subsequent rolling of material to seal the surface.

EXPLANATION OF CLASSES

ASBESTOS - GENERAL - removal of asbestos material/mold and hazardous materials from any place in a building, including mechanical systems where those mechanical systems are to be removed. This includes the removal of asbestos materials/mold and hazardous materials from ductwork or pipes in a building when the building is to be demolished at the time or at some close future date.

ASBESTOS - MECHANICAL - removal of asbestos material from mechanical systems, such as pipes, ducts, and boilers, where the mechanical systems are to remain.

CERAMIC TILE FINISHER, MARBLE FINISHER, TERRAZZO FINISHER

Assisting, helping or supporting the tile, marble and terrazzo mechanic by performing their historic and traditional work assignments required to complete the proper installation of the work covered by said crafts. The term "Ceramic" is used for

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naming the classification only and is in no way a limitation of the product handled. Ceramic takes into consideration most hard tiles.

ELECTRONIC SYSTEMS TECHNICIAN

Installation, service and maintenance of low-voltage systems which utilizes the transmission and/or transference of voice, sound, vision, or digital for commercial, education, security and entertainment purposes for the following: TV monitoring and surveillance, background/foreground music, intercom and telephone interconnect, field programming, inventory control systems, microwave transmission, multi-media, multiplex, radio page, school, intercom and sound burglar alarms and low voltage master clock systems.

Excluded from this classification are energy management systems, life safety systems, supervisory controls and data acquisition systems not intrinsic with the above listed systems, fire alarm systems, nurse call systems and raceways exceeding fifteen feet in length.

TRUCK DRIVER - BUILDING, HEAVY AND HIGHWAY CONSTRUCTION Class 1. Drivers on 2 axle trucks hauling less than 9 ton. Air compressor and welding machines and brooms, including those pulled by separate units, truck driver helpers, warehouse employees, mechanic helpers, greasers and tiremen, pickup trucks when hauling materials, tools, or workers to and from and on-the-job site, and fork lifts up to 6,000 lb. capacity.

Class 2. Two or three axle trucks hauling more than 9 ton but hauling less than 16 ton. A-frame winch trucks, hydrolift trucks, vactor trucks or similar equipment when used for transportation purposes. Fork lifts over 6,000 lb. capacity, winch trucks, four axle combination units, and ticket writers.

Class 3. Two, three or four axle trucks hauling 16 ton or more. Drivers on water pulls, articulated dump trucks, mechanics and working forepersons, and dispatchers. Five axle or more combination units.

Class 4. Low Boy and Oil Distributors.

Class 5. Drivers who require special protective clothing while employed on hazardous waste work.

TRUCK DRIVER - OIL AND CHIP RESEALING ONLY.

This shall encompass laborers, workers and mechanics who drive contractor or subcontractor owned, leased, or hired pickup, dump, service, or oil distributor trucks. The work includes transporting materials and equipment (including but not limited to, oils, aggregate supplies, parts, machinery and tools) to or from the job site; distributing oil or liquid asphalt and aggregate; stock piling material when in connection with the actual oil and chip contract. The Truck Driver (Oil & Chip Resealing) wage classification does not include supplier delivered materials.

OPERATING ENGINEERS - BUILDING, HEAVY AND HIGHWAY CONSTRUCTION Class 1. Draglines, Derricks, Shovels, Gradalls, Mechanics, Tractor Highlift, Tournadozer, Concrete Mixers with Skip, Tournamixer, Two Drum Machine, One Drum Hoist with Tower or Boom, Cableways, Tower Machines, Motor Patrol, Boom Tractor, Boom or Winch Truck, Winch or Hydraulic Boom Truck, Tournapull, Tractor Operating Scoops, Bulldozer, Push Tractor, Asphalt Planer, Finishing Machine on Asphalt, Large Rollers on

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Earth, Rollers on Asphalt Mix, Ross Carrier or similar Machine, Gravel Processing Machine, Asphalt Plant Engineer, Paver Operator, Dredging Equipment, or Dredge Engineer, or Dredge Operator, Central Mix Plant Engineer, CMI or similar type machine, Concrete Pump, Truck or Skid Mounted, Engineer or Rock Crusher Plant, Concrete Plant Engineer, Ditching Machine with dual attachment, Tractor Mounted Loaders, Hydro Crane, Standard or Dinkey Locomotives, Scoopmobiles, Euclid Loader, Soil Cement Machine, Back Filler, Elevating Machine, Power Blade, Drilling Machine, including Well Testing, Caissons, Shaft or any similar type drilling machines, Motor Driven Paint Machine, Pipe Cleaning Machine, Pipe Wrapping Machine, Pipe Bending Machine, Apsco Paver, Boring Machine, (Head Equipment Greaser), Barber-Greene Loaders, Formless Paver, (Well Point System), Concrete Spreader, Hydra Ax, Span Saw, Marine Scoops, Brush Mulcher, Brush Burner, Mesh Placer, Tree Mover, Helicopter Crew (3), Piledriver-Skid or Crawler, Stump Remover, Root Rake, Tug Boat Operator, Refrigerating Machine, Freezing Operator, Chair Cart- Self-Propelled, Hydra Seeder, Straw Blower, Power Sub Grader, Bull Float, Finishing Machine, Self-Propelled Pavement Breaker, Lull (or similar type Machine), Two Air Compressors, Compressors hooked in Manifold, Chip Spreader, Mud Cat, Sull-Air, Fork Lifts (except when used for landscaping work), Soil Stabilizer (Seaman Tiller, Bo Mag, Rago Gator, and similar types of equipment), Tube Float, Spray Machine, Curing Machine, Concrete or Asphalt Milling Machine, Snooper Truck-Operator, Backhoe, Farm Tractors (with attachments), 4 Point Lift System (Power Lift or similar type), Skid-Steer (Bob Cat or similar type), Wrecking Shears, Water Blaster.

Class 2. Concrete Mixers without Skips, Rock Crusher, Ditching Machine under 6', Curbing Machine, One Drum Machines without Tower or Boom, Air Tugger, Self-Propelled Concrete Saw, Machine Mounted Post Hole Digger, two to four Generators, Water Pumps or Welding Machines, within 400 feet, Air Compressor 600 cu. ft. and under, Rollers on Aggregate and Seal Coat Surfaces, Fork Lift (when used for landscaping work), Concrete and Blacktop Curb Machine, One Water Pump, Oilers, Air Valves or Steam Valves, One Welding Machine, Truck Jack, Mud Jack, Gunnite Machine, House Elevators when used for hoisting material, Engine Tenders, Fireman, Wagon Drill, Flex Plane, Conveyor, Siphons and Pulsometer, Switchman, Fireman on Paint Pots, Fireman on Asphalt Plants, Distributor Operator on Trucks, Tampers, Self-Propelled Power Broom, Striping Machine (motor driven), Form Tamper, Bulk Cement Plant, Equipment Greaser, Deck Hands, Truck Crane Oiler-Driver, Cement Blimps, Form Grader, Temporary Heat, Throttle Valve, Super Sucker (and similar type of equipment).

Class 3. Power Cranes, Truck or Crawler Crane, Rough Terrain Crane (Cherry Picker), Tower Crane, Overhead Crane.

Other Classifications of Work:

For definitions of classifications not otherwise set out, the Department generally has on file such definitions which are available. If a task to be performed is not subject to one of the classifications of pay set out, the Department will upon being contacted state which neighboring county has such a classification and provide such rate, such rate being deemed to exist by reference in this document. If no neighboring county rate applies to the task, the Department shall undertake a special determination, such special determination being then deemed to have existed under this determination. If a project requires these, or any classification not listed, please contact IDOL at 217-782-1710 for wage rates or clarifications.

LANDSCAPING

Landscaping work falls under the existing classifications for laborer, operating engineer and truck driver. The work performed by landscape plantsman and landscape laborer is covered by the existing classification of laborer. The work performed by landscape operators (regardless of equipment used or its size) is covered by the classifications of operating engineer. The work performed by landscape truck drivers (regardless of size of truck driven) is covered by the classifications of truck driver.

**TUSCOLA TOWNSHIP ROAD DISTRICT AND
CHAMPAIGN SOLAR 1, LLC AND CHAMPAIGN SOLAR 1b LLC
Solar Farm Road Use Agreement**

This "Agreement" is entered on March 19, 2026, by, between, and among Champaign Solar, 1 LLC, a Delaware limited liability company, Champaign Solar 1b LLC, a Delaware limited liability company, and the Tuscola Township Road District, Douglas County, Illinois (the "Road Authority") for the use of local roads as designated on the attached Exhibit A (collectively, the "Local Road") for the construction of solar farms. Champaign Solar 1 LLC and Champaign Solar 1b LLC are referred to collectively in the Agreement as "Developer."

Recitals

- A. The indirect owner of Champaign Solar 1 LLC and Champaign Solar 1b LLC is Pivot Energy, Inc.
- B. Champaign Solar 1 LLC is in the process of developing a 35.2 acre solar farm on a parcel identified by PIN 18-32-34-400-001 in Champaign County, Illinois, and Champaign Solar 1b LLC is in the process of developing a 24.3 acre solar farm on the same parcel, collectively referred to herein as the "Champaign Solar Farms" or the "Project."
- C. The Township Highway Commissioner (the "Highway Commissioner") is directed and empowered by the Township Code (60 ILCS 1/73-5) and the Illinois Highway Code (605 ILCS 5/6-101 *et seq.*). (the "Highway Code"), to perform responsibilities as to township roads, including to construct, maintain, and repair township roads.

NOW, THEREFORE, in consideration of the forgoing, the mutual promises contained herein, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the parties agree as follows herein.

- 1. The Road Authority permits Developer access to the proposed Champaign Solar Farms construction sites via the existing access site off E. County Road 1550 N Road.

The Road Authority has informed Developer that improvements to the railroad crossing and adjacent areas is planned (the "Railroad Work") in the vicinity of the current access point to the Champaign Solar Farms. The Road Authority has further advised Developer that the Railroad Work is pending approval by the Illinois Commerce Commission ("ICC"). Developer acknowledges that the Railroad Work is pending and agrees that if the ICC approves the Railroad Work during the construction phase of the Champaign Solar Farms, then Developer will cooperate with the Road Authority and coordinate Developer's work so that the Railroad Work can be completed in a timely and efficient manner.

2. Developer hereby agrees to, and shall cause its contractors, subcontractors and suppliers, employees, agents, and designees ("Developer's Parties") to abide by, the terms and conditions set forth in this Agreement. Although the paragraphs in this Agreement refer to Developer, the parties agree that Developer is responsible for Developer's Parties abiding by the terms and conditions set forth in this Agreement and Developer shall be responsible for any breach by Developer's Parties of the terms and conditions set forth in this Agreement.
3. Before construction of the Champaign Solar Farm begins, Developer shall retain a civil engineering firm to conduct an inspection of the Local Road and produce a report which shall document the current condition of the Local Road and shall include a series of still images of the road surfaces taken every 20 feet and compiled to provide a viewer a virtual drive of the Local Road, and if applicable and to the extent reasonably accessible, photographs of the interior of all bridges, box culverts, culverts, and the road surface above each bridge, box culvert, and culvert on the Local Road. A copy of the report shall be delivered to the Road Authority upon completion.
4. If improvements to the existing access site are needed, Developer shall apply for an entrance permit using the application form attached hereto as Exhibit B. Developer shall not create a new entrance point or expand the existing entrance point until the permit is issued. If a culvert is needed, the entrance culvert shall be installed at Developer's expense by Developer's contractor. The culvert shall be fifteen inches (15") in diameter and no less than sixty feet (60') long. The culvert shall be a new, riveted, aluminized, corrugated steel pipe 14 gauge or thicker. A spiral culvert shall not be used. There shall be a minimum of twelve inches (12") of compacted cover. The Road District grants Developer authorization to install the culvert within the road right-of-way to the extent the road right-of-way is under the Road District's jurisdiction.
5. In accordance with the Illinois Underground Utility Facilities Damage Prevention Act and the regulations promulgated thereunder. Developer shall provide JULIE with the necessary information to update its records. Developer shall be responsible for contacting the various public utility companies and locating their properties before any construction shall start and Developer shall be responsible for reimbursing owners for any damage or injury to such properties which may be caused by Developer's activities and operations.
6. At least seven (7) calendar days before construction of either the Champaign Solar 1 LLC or the Champaign Solar 1b LLC project begins, Developer shall notify the Road Authority and shall provide written notice to the Road Authority identifying the name, address, and both regular and emergency contact information of its primary Project representative for communication purposes regarding this Agreement. Any change in contact information shall be promptly communicated to the Road Authority in writing.

7. Construction of Champaign Solar 1 LLC shall begin on or before June 16, 2026 and shall be completed by August 10, 2027. Developer shall have the right to extend the completion date for two (2) periods of sixty (60) calendar days each (a "Construction Extension Period") by delivering to the Highway Commissioner notice thereof prior to the completion date stated in the paragraph or a Construction Extension Period, as the case may be, and depositing with the Road Authority the sum of One Thousand and 00/100 Dollars (\$1,000.00) for each Construction Extension Period, which sum shall be non-refundable.
8. Developer's primary Project representative shall provide information and updates as necessary and as requested to the Road Authority concerning construction and use of the Local Road. If there is a planned road closure or limited access to the Local Road, Developer's primary Project representative shall notify the Road Authority by email at least one (1) business day before the road closure or limited access event. Any road closure or limited access to the Local Road (including the location and length of time) shall be approved in advance by the Road Authority, which approval shall not be unreasonably withheld. If an emergency road closure is needed, the primary Project representative shall immediately notify the Road Authority. Road and intersection closures shall be marked and signed by Developer at its expense in accordance with the Manual on Uniform Traffic Control Devices and any other applicable requirements set forth in State statute or regulation or other applicable local ordinance. Developer shall provide reasonable notice to the Road Authority, the Douglas County Emergency Services and Disaster Agency, local law enforcement agencies, affected rural mail providers, affected school districts and fire protection and ambulance service providers prior to closing the Local Road or intersections. The Road Authority may issue a Notice of Violation (Exhibit C) and impose a fine of \$5,000.00 if Developer fails to comply with this section.
9. Developer shall develop and implement a traffic control plan in compliance with the Manual on Uniform Traffic Control Devices and designate work zones and construction activities affecting the Local Road in accordance with the Manual on Uniform Traffic Control Devices.
10. Upon request of the Road Authority, and at least ten (10) business days before construction of the Champaign Solar Farm begins, Developer shall obtain and post according to directions by the Road Authority one (1) sign advising "No Solar Farm Construction Traffic" as an aid to traffic management. The sign shall comply with the Manual on Uniform Traffic Control Devices and be posted on crashworthy six inch by four inch (6" x 4") wood posts.
11. Developer and its Parties shall not use local roads or road rights-of-way as storage or staging areas or as parking areas for vehicles and equipment.
12. Vehicles driven by Developer and Developer's Parties will abide by local, state, and federal speed limit guidelines and comply with the Illinois Vehicle Code, 625 ILCS 5/1-100 *et seq.* and other laws applicable to vehicles.

13. The weight limit on the Local Road for all vehicles is 80,000 pounds. For any vehicles exceeding this limits, Developer shall obtain an overweight/oversize vehicle permit from the Road Authority. The permit fees are as follows:

Overweight vehicles:	\$200.00 per mile (rounded up in ½ mile increments)
Oversized vehicles:	\$200.00 per mile (rounded up in ½ mile increments)
Overweight & oversized vehicles:	\$400 per mile (rounded up in ½ mile increments).

Vehicle permits during the road posting period (if applicable) will be issued as weather conditions permit. The form of the overweight/oversize vehicle permit is attached hereto as Exhibit D. In the event Developer fails to obtain a required vehicle permit or fails to comply with the provisions of a vehicle permit, the Road Authority may issue a notice of violation in the form attached hereto as Exhibit C (a "Notice of Violation") and may impose a fine of \$2,500.00 for each violation and Developer shall pay any fine imposed within fifteen (15) business days. A violation notice may be issued by the Road Authority for unauthorized use of County or township roads within Douglas County.

14. Beginning with the month the Developer starts construction on either of the Champaign Solar Farms, the Developer shall pay the Road Authority a monthly fee of Five Hundred Dollars (\$500.00) compensates the Road Authority for time spent on this Project by the Road Authority prior and after the execution of this Agreement so that the Road Authority's taxpayers do not bear any financial burden as result of the construction of Project. The monthly fees are not refundable and shall not be prorated. The monthly fees shall be due on the first day of each month and shall be delivered to the Road Authority at the address stated in the notice section of this Agreement or via ACH transfer. If there is a work stoppage where no work is being done at the Project site for a period of at least sixty (60) days, the Developer shall not be required to pay the monthly fee to the Road Authority. In order to excuse the payment of the monthly fee(s), the Developer shall provide written notice to the Road Authority advising when a Project work stoppage will begin and when Project work will resume.

15. The Road Authority and Developer will monitor the Local Road for any safety issues, damages needing immediate repairs, traffic signs needing replacement, or other activity requiring actions to ensure the Local Road remains safe for the motoring public. The Road Authority and the Developer, by its primary project representative, will communicate with one another as to such issues. If serious or emergency repairs to the Local Road are required, Developer shall cause necessary repairs to be made at its expense and to the satisfaction of the Road Authority to ensure safe passage of the motoring public within a reasonable time, and in any event within twenty-four (24) hours; unless an immediate hazard exists that renders a Local Road incapable of being used, in which case Developer shall take action as soon as reasonably possible to make the Local Road safe for the motoring public. If the Local Road is not safe for travel by the motoring public, the Road Authority may close the road

upon providing reasonable notice and details of such hazardous conditions to Developer. The Road Authority may issue a Notice of Violation (Exhibit C) and impose a fine of \$5,000.00 if Developer fails to remediate a road hazard in a timely manner.

16. The Road Authority may issue a Notice of Violation (Exhibit C) and impose a fine of up to \$2,500.00 if the Road Authority determines a traffic control deficiency exists as provided for in the attached notice or as in Article 105.03 of the IDOT Standard Specifications for Road and Bridge Work. Before issuing a Notice of Violation for a traffic control deficiency, the Road Authority shall notify and direct Developer to correct the deficiency within a reasonably specified time which will be ½ hour to 12 hours based upon the urgency of the situation and the nature of the deficiency.
17. All work on the Local Road and rights-of-way shall be performed in a good and workmanlike manner and shall be in accordance with IDOT Standards and the "Standard Specifications for Road and Bridge Construction" (and any updates thereto), the "IDOT Standard Specifications") and local standard specifications.
18. If Developer reimburses the Road Authority for road work performed by the Road Authority, Developer shall pay for the Road Authority's work in accordance with Motor Fuel Tax Equipment Rates for the Road Authority in effect at the time the work is performed. Payments shall be made by Developer to the Road Authority within thirty (30) calendar days from the date a bill is delivered to Developer by mail or e-mail.
19. Developer shall be financially responsible for the repair of any damage caused by the Developer and/or Developer's Parties to the Local Road to restore the Local Road to the same or better condition as existed prior to the damage (the "Road Repairs"). The scope of road damage (if any) at the time this Agreement is executed cannot be known; if conditions warrant following construction of the Champaign Solar Farms, the Road Repairs may require subsurface, drainage, and surface repairs (including an A-3 surface treatment), as well as ditch and shoulder work (including seeding) and related engineering services.
20. When construction of the Champaign Solar Farms is complete, the Road Authority, a representative from Developer, and civil engineers as the parties may select, shall meet and review the condition of the Local Road and discuss the required Road Repairs. Following the on-site review of the Local Road, the parties shall make a good faith effort to promptly and mutually agree to the needed Road Repairs, as well as the cost of the Road Repairs so that a lump sum amount (the "Road Repair Payment") shall be paid by Developer to the Road Authority.
 - a. If the parties cannot agree upon Road Repairs after a good faith attempt to resolve the dispute or upon written demand by either party, the parties, within twenty-one (21) calendar days shall select a neutral engineer for resolution of the dispute (the "Neutral Engineer"). The Neutral Engineer shall be an independent civil engineering firm which is

mutually acceptable to the parties and has experience in rural Illinois and is licensed in the State of Illinois. The parties and the Neutral Engineer shall promptly agree to procedures for submitting position papers and information to the Neutral Engineer and for an on-site inspection (if needed) by the Neutral Engineer. The Neutral Engineer shall complete its review and inspection within thirty (30) business days of its engagement by the parties and issue its written report. The determination of the Neutral Engineer shall be binding upon the parties. The costs for such inspection and report by the Neutral Engineer shall be paid by Developer.

21. Developer shall furnish the Road Authority with evidence of liability insurance in the amount of at least Five Million Dollars (\$5,000,000.00) (United States currency) per occurrence covering the activities of Developer contemplated by this Agreement. The insurance shall be written by a company rated by Standard & Poor's rating group as B+ or better or as otherwise determined to be acceptable by the Road Authority. A Certificate of Insurance shall be provided to the Road Authority before construction of either of the Champaign Solar Farms begins. The insurance policy shall provide for a thirty (30) day "prior notice of changes or termination" provision in favor of the Road Authority. Should Developer allow such liability insurance to terminate, the Road Authority shall have recourse against the funds posted by Developer sufficient to cause the liability insurance to be reinstated. The Road Authority, Tuscola Township and their elected and appointed officials, agents, and employees shall be named as additional insureds on the policy.
22. At least seven (7) calendar days before construction of either of the Champaign Solar Farms begins or installation of the road entrance and culvert as noted previously in this Agreement, Developer shall deliver to the Road Authority a cash deposit in the amount of Fifty Thousand Dollars (\$50,000.00) to be held as financial security (the "Financial Security") by the Road Authority to ensure Developer's performance of its obligations under this Agreement.
 - a. The Road Authority shall only be entitled to use the Financial Security in the event of a default under this Agreement by Developer. The Road Authority shall not use the Financial Security unless and until fourteen (14) calendar days after the receipt by Developer of a written notice specifying such default; if, after said fourteen (14) day period, (1) Developer does not cure the default OR (2) if the nature or extent of the obligation is such that more than fourteen (14) days are required, if Developer has not begun diligently pursuing actions to remedy the default.
 - b. Within thirty (30) days of the Road Authority's receipt of the Road Repair Payment, the Road Authority shall return the Financial Security to Developer or provide consent or authorization for the release or termination of the Financial Security.
23. Developer shall indemnify, defend, and hold the Road Authority harmless for any and all claims, demands, suits, actions, proceedings, or causes of actions brought against the Road Authority, Tuscola Township, and/or their officers, employees, agents, representatives, and

permitted assignees of any of the foregoing for any judgments, liabilities, obligations, fines, penalties, or expenses, including reasonable attorneys' fees and expenditures pertaining to third party personal injury or property damage related to this Agreement and/or the construction of the Champaign Solar Farms ("Losses"), including but not limited to claims related to any damage caused by increased runoff or change in drainage patterns caused by Developer's construction of the Champaign Solar Farms (including, but not limited to, the construction of access roads, laydown yards, and substations) but only to the extent that such Losses arise directly from the acts of Developer or Developer's Parties.

24. Developer agrees to pay directly or reimburse the Road Authority for all reasonable attorneys' fees and costs associated with the negotiation, drafting, and execution of this Agreement, and for the ongoing review of compliance with the Agreement in the ordinary course
25. Developer shall reimburse the Road Authority for all reasonable direct costs incurred in connection with any and all the road issues relating to Developer's use of the Local Road. If any action at law or in equity is brought by the Road Authority to enforce this Agreement and the Road Authority prevails in such litigation, the Road Authority shall be entitled to receive from Developer reasonable attorneys' fees and costs incurred, in addition to any other relief to which the Road Authority may be entitled.
26. This Agreement shall terminate upon the release and return of the Financial Security to Developer.
27. If Developer desires use of Local Roads for the development of another new or separate solar energy project, another road agreement with the Road Authority shall be required.
28. All notices and other communications hereunder shall be in writing and addressed as follows:

If to the Road Authority:

Tuscola Township Road District
ATTN: Dan Cleland, Highway Commissioner
104 N. Main Street
Tuscola, IL 61953
Telephone: 217-493-4055
Email: tuscolatwsproad@douglascountyiil.com

With a copy to:

Sheryl Churney
Klein, Thorpe & Jenkins, Ltd.
7 Northpoint Drive
Streator, IL 61364
Telephone: 815-672-3116
Email: shchurney@ktjlaw.com

If to Developer:

Champaign Solar 1 LLC
ATTN: Legal Department
1601 Wewatta St., Suite 700
Denver, CO 80202
Telephone: 708-669-0776
Email: pdexecution@pivotenergy.net

and

Champaign Solar 1b LLC
ATTN: Legal Department
1601 Wewatta St., Suite 700
Denver, CO 80202
Telephone: 708-669-0776
Email: pdexecution@pivotenergy.net

Unless otherwise provided, a notice shall be deemed to be received by a party (1) on the date of personal service; (2) five (5) calendar days after being sent by registered or certified mail, return receipt requested, postage prepaid, or (3) on the next business day if sent by overnight delivery service (e.g. *Federal Express*) with all fees prepaid. Notice may be sent to a provided e-mail address, however, notice sent via e-mail shall be followed by notice delivered by method described in subsections (1) - (3), unless such additional notice is waived in writing by the party receiving the notice. If notice is effected by e-mail, notice shall be deemed received on the date the receiving party provides written notification to the other party that a delivery of notice by supplemental means is not required. Either party may change the designated contact by providing notice to the other party of the new contact information in accordance with this paragraph.

29. Whenever the consent or approval of any party hereto is required in this Agreement such consent or approval shall be in writing and shall not be unreasonably withheld or delayed, and, in all matters contained herein, the parties shall have an implied obligation of reasonableness, except as may be expressly set forth otherwise.
30. The failure of a party to exercise any right under this Agreement shall not, unless otherwise provided or agreed to in writing, be deemed a waiver thereof; nor shall a waiver by a party of any provisions hereof be deemed a waiver of any future compliance therewith, and such provisions shall remain in full force and effect.
31. This Agreement (including Exhibits) shall constitute the complete and entire agreement between the parties with respect to the subject matter hereof. No prior statement or agreement, oral or written, shall vary or modify the written terms hereof. Except as set forth

in this Agreement, this Agreement may be amended only by a written agreement signed by the parties.

32. If any clause, provision, or remedy in this Agreement shall, for any reason, be deemed invalid or unenforceable, the remaining clauses and provisions shall not be affected, impaired, or invalidated and shall remain in full force and effect.
33. This Agreement is for the sole benefit of the parties hereto and their respective successors and permitted assigns (if any) and nothing herein, express or implied, is intended to or shall confer upon any other person or entity any legal or equitable right, benefit, or remedy of any nature whatsoever under or by reason of this Agreement.
34. This Agreement shall be binding upon and inure to the benefit of the respective successors and assigns of the parties.
35. This Agreement shall be governed by, and construed in accordance with, the laws of the State of Illinois, without regard to the conflict of laws provisions in such state. Any disputes arising under this Agreement between the Parties shall be decided by a court of competent jurisdiction in the Sixth Judicial Circuit, Douglas County, Illinois.
36. This Agreement may be executed in counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same agreement. Delivery of an executed counterpart of a signature page to this Agreement by e-mail shall be as effective as delivery of a manually signed counterpart to this Agreement. Electronic signatures complying with the Uniform Electronic Transactions Act, 815 ILCS 333/1 *et seq.*, as amended from time to time, or other applicable law, will be deemed original signatures for purposes of this Agreement.
37. No provisions of this Agreement shall in any way inure to the benefit of any person or third party so as to constitute any such person or third party as a third-party beneficiary under this Agreement, or of any one or more of the terms of this Agreement or otherwise give rise to any cause of action in any person not a Party hereto.
38. A Memorandum of this Agreement (substantially in the form of Exhibit E hereto) shall be recorded with the Champaign County Recorder of Deeds by Developer at its expense within thirty (30) calendar days after the execution of this Agreement and a copy of the recorded Memorandum shall be delivered to the Road Authority within sixty (60) calendar days after the execution of this Agreement. Upon termination of this Agreement, the Road Authority will provide to Developer a Release of the Memorandum of this Agreement (substantially in the form of Exhibit F hereto) and Developer shall record the Release at its expense.

39. In the event of any ambiguity in the terms of this Agreement that the parties are unable to resolve and a dispute concerning such an ambiguity is subject to resolution by a judicial or alternative dispute resolution proceeding, then the ambiguity, if an ambiguity is found to exist, shall be interpreted and resolved in the light most favorable to the Road Authority.

IN WITNESS WHEREOF, each party hereto has caused its duly authorized representative to sign this Agreement on its behalf as of the date first set forth above.

Champaign Solar 1 LLC

By: _____

Name: _____

Title: _____

Champaign Solar 1b LLC

By: _____

Name: _____

Title: _____

Tuscola Township Road District

By: _____

Name Dan Cleland

Title: Highway Commissioner

Exhibit A: Map of Local Road

Haul Route: From Interstate 57 to IL Route 45 to E. County Road 1550 N to entrance.
See Haul Route in Red in the below image; note County Road 1550 N is included in the “Local Road” description, but State Route 45 is not

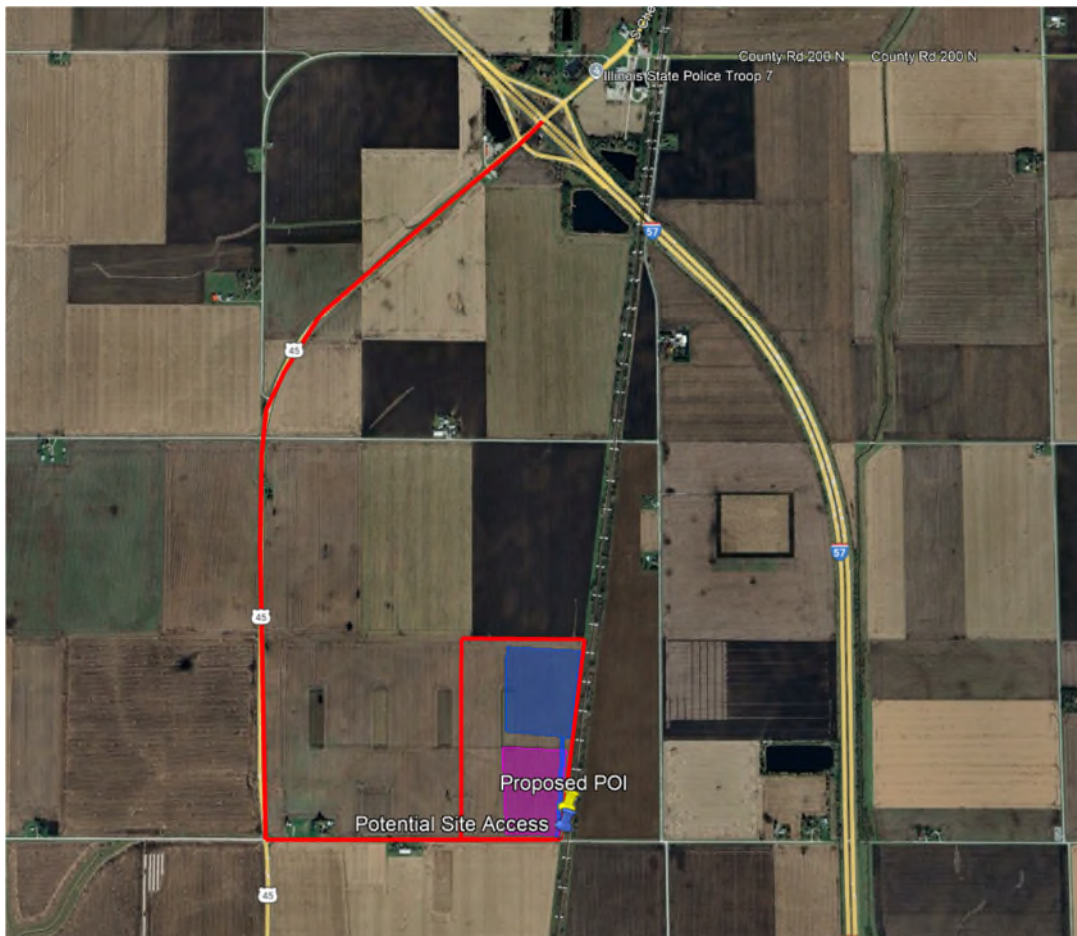


Exhibit B: Entrance Permit Application

ENTRANCE PERMIT APPLICATION (2 pages)

Tuscola Township Road District
Dan Cleland, Highway Commissioner
104 N. Main Street, Tuscola, IL 61953
Phone: 217-493-4055 Email: doughs@frontier.com

Location of Improvement

Road Name: E COUNTY RD 1650 N (Street, Ave.) Co. Highway # (if applicable) _____

Location or Nearest Cross Street: ROUTE 45 1 MILE WEST OF SITE

Project Name: PIVOT ENERGY SOLAR SITE

Date Applied: 2-10-26

Applicant Information

Name: TIM KEPPNER

Mailing Address: 330 S. 5TH ST.

City, State, ZIP: QUINCY, IL 62301

Phone: 217-222-0748 Email address: TIM.KEPPNER@REESCONSTRUCTIONCO.COM

Contractor

(If work done by other than Petitioner)

Name: REES CONSTRUCTION CO.

Mailing Address: 330 S. 5TH ST.

City, State, ZIP: QUINCY, IL 62301

Phone: 217-222-0748 Email address: INFO@REESCONSTRUCTIONCO.COM

Engineer

(If more than one firm please list the prime.)

Name: HRK ENGINEERING

Mailing Address: 921 WEST VAN BUREN STREET SUITE 100

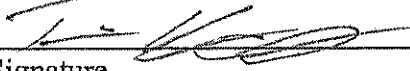
City, State, ZIP: CHICAGO, IL 60607

Phone: 312-432-0076 Email address: _____

Documentation

Please attach copies of all drawings, plan sheets, spec sheets, construction schedules and other documentation necessary to complete the permit. The Road Authority may require a hydraulic report prepared by an Illinois Professional Engineer to determine the culvert diameter and minimum cover.

**PERMIT IS SUBJECT TO CONDITIONS STATED BELOW AND
THE TERMS AND CONDITIONS OF ROAD USE AGREEMENT
ENTERED INTO BY THE SOLAR FARM DEVELOPER AND THE ROAD AUTHORITY.**


Signature

Date 2-10-2026

Tim KEDDAGER
Print Name

Approved Danny J Cleland

Date 3/21/2026

Print Name DANNY J. CLELAND

Title Highway Commissioner

REES CONSTRUCTION CO. AND ALL ASSOCIATED SUBCONTRACTORS PER CONTRACT BETWEEN

REES
AND
PIVOT
ENERGY

1. Applicant represents all parties in interests and shall furnish material, do all work, pay all costs, and shall in a reasonable length of time restore the damaged portions of the highway to a condition equal to or better than that existing before the commencement of the described work, including any seeding or sodding necessary.
2. This permit is effective only insofar as the Road Authority has jurisdiction.
3. Applicant shall notify the Road Authority in writing at least forty-eight (48) hours in advance of starting work.
4. The work shall be located and constructed to the satisfaction of the Road Authority or its duly authorized representative. No revisions or additions shall be made to the proposed work on the right-of-way without the written permission of the Road Authority.
5. Applicant shall at all times conduct the work in such a manner as to minimize hazards to vehicular and pedestrian traffic. If requested, the Applicant shall provide a traffic control plan acceptable to the Road Authority. All signs, barricades, flagmen, et cet. required for traffic control shall be furnished by the Applicant.
6. The work may be done on any day except Sundays, New Year's Day, Memorial Day, July 4, Labor Day, Veterans' Day, Thanksgiving Day, and Christmas Day. Work shall be done only during daylight hours.
7. The work performed by the Applicant is for the purpose expressed in the application and not for the purpose of or resulting in parking or servicing vehicles on the highway right-of-way.
8. Applicant and the Applicant's agents, successors, and assignees agree to indemnify and hold harmless Road Authority and its duly appointed agents and employees against any action for personal injury or property damage sustained by reason of the Applicant's work under the permit. Applicant and the Applicant's agents, successors, and assignees assume all risks and liabilities for all accidents and damages that may occur to persons or property on account of the work done hereunder
9. The Road Authority reserves the right to make such changes, additions, repairs, and relocations within its statutory limits to the facilities constructed under the permit on the right-of-way as may at any time be needed to permit the relocation, reconstruction, widening, or maintaining of the highway and/or to provide proper protection to life and property on or adjacent to the Road Authority's right-of-way.
10. Applicant affirms the property lines shown on the application are true and correct and Applicant agrees to construct the improvements in accordance with the description and attached sketch and to abide by these regulations.
11. If any portion of the roadway is damaged as a result of Applicant's activities, Applicant shall make repairs so the road will be passable pending permanent repairs. If the damage is not repaired within seven (7) days, the Road Authority may cause the damage to be repaired at the Applicant's expense. No further permits will be issued to the Applicant until payment is made.

Exhibit C: Notice of Violation Form

NOTICE OF VIOLATION

Deliver to:

Champaign Solar 1 LLC
ATTN: Legal Dept.
1601 Wewatta St., Suite 700
Denver, CO 80202
Phone: 708-669-0776
Email: pdexecution@pivotenergy.net

Method of Delivery
(Select all that apply)
☐ Email
☐ Overnight Delivery
☐ Personal Delivery to primary
project representative at site

Date: _____, 202__

Notice is hereby given to Developer that a violation of the Road Use Agreement entered into by the Road Authority and Developer has occurred.

Select:	Type of Violation:	Fine:	Notes:
	Road closure exceeds approved time	\$1,000 (each 30 minutes)	
	Failure to obtain or comply with OW/OS vehicle permit	\$2,500	
	Use of unpermitted road	\$2,500	
	Failure to remediate road hazard	\$5,000	
	Failure to notify of road closure or limited access event	\$5,000	
	Traffic Control Deficiency	Up to \$2,500	

Location: _____

Date/time: _____

Worker(s) or Contractor(s) involved: _____

Additional Notes: _____

Signature: _____

Print Name: _____

Title: _____

**Fine must be paid within 15 days' of receipt of this Notice and be delivered to:
Tuscola Township Road District, 104 N. Main Street, Tuscola, IL 61953**

Exhibit D: Overweight/Oversize Vehicle Permit Application

Tuscola Township Road District
Dan Cleland, Highway Commissioner
104 N. Main Street, Tuscola, IL 61953
Phone: 217-493-4055 Email: doughs@frontier.com

◆◆ PERMIT IS ONLY VALID ON ISSUING JURISDICTION ROADS ◆◆

NOTE: The Conditions & Restrictions on page 2 govern the movement of vehicles or objects covered by this permit.
READ PAGE 2

Permit Fee: \$200.00 per mile in ½ mile increments for oversized or overweight vehicles;
\$400.00 per mile in ½ mile increments for overweight & oversized

Application Date: _____

Company Information:

Company Name: _____

Company Address: _____

Contact Person's Name: _____

Contact Person's Cell Phone Number: _____

Contact Person's Email Address: _____ Fax Number: _____

Load Transport Information:

Equipment / Object to be Moved: _____

Vehicle Used for Move: _____

Maximum Width: _____ (feet – inches) Gross Weight: _____ (pounds)

Maximum Height: _____ (feet – inches) Number of Axles: _____

Maximum Length: _____ (feet – inches)

Route Information:

Anticipated Date of Move: _____

Starting Point: _____

Destination: _____

Proposed Route: _____

EFFECTIVE DATES OF PERMIT: _____

APPROVED BY: _____ **DATE:** _____

FEE DUE: _____ **FEE PAID:** _____

MOVING PERMIT GENERAL PROVISIONS

READ YOUR PERMIT BEFORE STARTING YOUR MOVE

THIS FORM IS PART OF YOUR PERMIT: The conditions and restrictions listed in this form govern the movement of vehicles or objects authorized by this permit.

PERMIT TO ACCOMPANY MOVEMENT: The driver of the vehicle shall have the permit, in written or electronic form, in their possession during the movement and shall show said permit, on demand, to any law enforcement and/or any authorized representatives of the road authority issuing this permit. The permit covers only the person or firm designated as Permittee and is not transferable.

AGREEMENT: The acceptance of the permit by the Permittee constitutes an agreement that the movement will be made strictly in compliance with the terms set forth in the permit.

AXLE SPACINGS: The spacing requirements for all overweight loaded routine & superload permits, as well as all towed routine permits are as follows: the spacing between the steer axle & the first axle on the tractor tandem may not be less than 8'1", the spacing before the first axle of the trailer may not be less than 18'6", the sum of all axle spacings must be at least 43'6". All towed permits that do not meet these minimum spacing requirements will automatically be moved and considered/processed as a superload permit.

FLASHING OR ROTATING AMBER LIGHT: All loads must display an operable oscillating, rotating, or flashing amber light(s) when moving under oversize/overweight permit authority. If the load blocks visibility of the amber light(s) from the rear, a light must be displayed at the rear of the vehicle.

HIGHWAY CONDITIONS IN INCLEMENT WEATHER: Moves shall not be made when highway is covered with snow or ice, or when visibility is unduly impaired by rain, snow, fog, smog, or at any time travel conditions are considered to be unsafe by the Illinois State Police ("ISP") or the County Sheriff's Department. ISP or the Sheriff's Department may direct or escort a vehicle off the roadway to a place of safety.

SPEED: Maximum speed shall be 5 MPH below the posted speed limit, EXCEPT when otherwise specified in this permit. Legal weight, legal height movements up to and including 10 feet wide are allowed to travel at the legal maximum speed limit. If the speed limit is not posted in a rural area, the maximum speed shall be 50 MPH, unless otherwise specified in this permit.

ESCORT VEHICLES: One civilian escort (1 front-1 back) is required for all moves that exceed 14'6" wide, 14' 6" high, or exceed 110' long. Two civilian escorts are required for all moves that have a combination of 2 or more of these. Three civilian escorts are required for moves that exceed 16' wide, 145' long, or exceed 18' high. ISP escorts are required for all moves that exceed 18' high, 18' wide, or 200' long and must be set up 24 hours before moving. See IDOT Policy Section 554.1235 and 554.1240.

OVERLENGTH OBJECTS: Movements of objects over 80' in length shall be equipped with 2 operating flashing amber lights-1 over the cab of the vehicle and the other within 10' of the rear of the object, mounted as high as practicable.

OVERSIZE LOAD SIGNS: **OVERSIZE LOAD** signs are mandatory on the front and rear of vehicles for loads over 10' wide, or 14' 6" high, or 75' long. Standard weights 25k per axle or less.

RED FLAGS: The extremities of all oversize vehicles, vehicle combinations or loads, and all protruding objects shall be marked with clean red flags not less than 18" square.

Exhibit E: Memorandum of Agreement

**MEMORANDUM
OF AGREEMENT**

2026R04348
REC ON: 03/27/2026 09:00:59 AM
CHAMPAIGN COUNTY
AARON AMMONS
REC FEE: 52.00
RHSPS FEE: 18.00
STATE TAX:
COUNTY TAX:
PLAT ACT:
PAGES: 1

NOTICE IS HEREBY GIVEN that an Agreement was entered into by, between, and among the Tuscola Township Road District and Champaign Solar 1 LLC and Champaign Solar 1b (collectively, the "Developer") concerning use of local roads and road rights-of-way under the jurisdiction of the Tuscola Township Road District. The Agreement imposed obligations upon the Developer related to use of local roads and road rights-of-way under the jurisdiction of the Road District for the construction of the Developer's solar farms located on the parcel identified as:

Legal Description: That part of the southwest quarter of Section 34, Township 17 North, Range 8 East of the third principal meridian, lying West of the right-of-way of the Illinois Central Railroad, Champaign County, Illinois.

PIN: 18-32-34-400-001

Commonly known as: No common address available.

Champaign Solar 1/1b LLC

By:

Print Name:

Title:

Date:

MERRILL ADELE READ
Notary Public
State of Colorado
Notary ID # 20224036979
My Commission Expires 09-21-2026

Jason Smith
Authorized Representative
March 26, 2026

Subscribed to and sworn before me on
March 26 ~~INSERT DATE~~, 2026.

M. A. Read
Notary Public

THIS DOCUMENT PREPARED BY:

Champaign Solar 1 LLC
Champaign Solar 1b LLC
Legal Department
1601 Wewatta St., Suite 700
Denver, CO 80302

AND RETURN TO:

Sheryl Churney
Klein, Thorpe & Jenkins, Ltd.
7 Northpoint Drive
Streator, IL 61364

Exhibit F: Release of Memorandum of Agreement

**RELEASE OF
MEMORANDUM
OF AGREEMENT**

NOTICE IS HEREBY GIVEN that the Agreement entered into by, between, and among the Tuscola Township Road District and Champaign Solar 1 LLC and Champaign Solar 1b (collectively, the “Developer”) concerning use of local roads and road rights-of-way under the jurisdiction of the Tuscola Township Road District has terminated and the Memorandum of Agreement recorded on INSERT DATE as Document Number INSERT NUMBER is hereby released.

Champaign Solar 1 LLC

By: _____
Name: _____
Title: _____

Subscribed to and sworn before me on
INSERT DATE, 202__.

Notary Public

Champaign Solar 1b LLC

By: _____
Name: _____
Title: _____

Subscribed to and sworn before me on
INSERT DATE, 202__.

Notary Public

Tuscola Township Road District

By: _____
Name Dan Cleland
Title: Highway Commissioner

Subscribed to and sworn before me on
INSERT DATE, 202__.

Notary Public

THIS DOCUMENT PREPARED BY
AND RETURN TO:

Champaign Solar 1 LLC
Champaign Solar 1b LLC
1601 Wewatta St, Suite 700
Denver, CO 80302

Champaign County
Department of

**PLANNING &
ZONING**

Bennett Administrative Center
102 East Main Street
Urbana, Illinois 61801

(217) 384-3708
zoningdept@co.champaign.il.us
www.co.champaign.il.us/zoning

TO: Environment and Land Use Committee

FROM: John Hall, Director

DATE: July 27, 2026

RE: Resolution Authorizing an agreement to rent either the State Farm Center Parking Lot or a Market Place Mall parking lot for an Illinois Environmental Protection Agency Sponsored One-Day Household Hazardous Waste Collection Event on September 25-26, 2026

BACKGROUND

The annual Household Hazardous Waste (HHW) Collection Event sponsored by the Illinois Environmental Protection Agency (IEPA) was originally scheduled for August, 2026. However, the (HHW) contractor provided by the IEPA declined to hold the HHW Collection Event in August. The local HHW team consisting of staffs from the City of Champaign, Urbana and Champaign County subsequently decided to hold the event on September 26, 2026.

The State Farm Center, where the HHW Event has been held in recent years, will not know until the week of August 3 if a parking lot is available for the HHW Collection Event on September 26 and so an application has also been made to Market Place Mall to rent a parking lot on September 26 in case the State Farm Center is not available.

Parkland College declined hosting the HHW Event.

Staff hopes to report on which location is available for the September HHA Event at the August 6 ELUC Meeting.