



Executive Committee

David Zimmerman - Chairman
Jury Commission Room – McKenzie Building
Wednesday, October 23, 2024
immediately following Risk Management

- I. Roll Call
- II. Approve minutes of the August 21, 2024 meeting and the September 25, 2024 in-place meeting
- III. Public Comment
- IV. New Business

- E-24-111 A. Recommend to approve the Annual Appellate Prosecutor resolution
- E-24-120 B. Recommend to approve a supply of electricity vendor
- E-24-121 C. Recommend to approve 4th quarter 2024 payment to Greater Peoria Economic Development Council
- E-24-122 D. Recommend to approve County Delinquent Tax Sale resolution
- E-24-125 E. Recommend to approve Decommissioning Agreement for Bungalow, LLC
- E-24-126 F. Recommend to approve Decommissioning Agreement for SolAmerica Energy, LLC

V. Appointments and Reappointments

- E-24-112 A. Recommend to approve reappointment of William Atkins to the Tri-County River Valley Development Authority
- E-24-113 B. Recommend to approve reappointment of Russell Crawford to the Tri-County Regional Planning Commission
- E-24-114 C. Recommend to approve reappointment of Greg Menold to the Tri-County Regional Planning Commission
- E-24-115 D. Recommend to approve reappointment of Nick Graff to the Emergency Telephone System Board
- E-24-116 E. Recommend to approve reappointment of Dawn Cook to the Emergency Telephone System Board

- E-24-117 F. Recommend to approve reappointment of Thomas Haas to the Emergency Telephone System Board

- E-24-118 G. Recommend to approve reappointment of Nancy Proehl to the Tazewell County Farm Bureau

- E-24-123 H. Recommend to approve reappointment of Dan Schopp to the Mackinaw Valley Water Authority

- E-24-124 I. Recommend to approve appointment of Marcus Camp to the East Peoria Drainage and Levee District

VI. Unfinished Business

- A. Discussion: Broadband Feasibility Study

VII. Reports / Communications

VIII. Recess

Members: Chairman David Zimmerman, Vice Chairman Michael Harris,
 Bill Atkins, Nick Graff, Jay Hall, Kim Joesting, Greg Longfellow,
 Greg Menold, Dave Mingus, Nancy Proehl,
 Tammy Rich-Stimson, Max Schneider

Minutes pending approval



Executive Committee Meeting

Jury Commission Room – McKenzie Building
Wednesday, August 21, 2024 – 4:02 p.m.

Committee Members Present: Presiding Chairman Mike Harris, Bill Atkins, Jay Hall, Greg Longfellow, Dave Mingus, Nancy Proehl, Max Schneider, Greg Menold

Committee Members Absent: Chairman David Zimmerman, Nick Graff, Kim Joesting, Tammy Rich-Stimson

Others Attending: Mike Deluhery, County Administrator

MOTION **MOTION BY MEMBER HALL, SECOND BY MEMBER MINGUS** to approve the minutes of the July 24, 2024 meeting and July 31, 2024 in-place meeting

On voice vote, **MOTION CARRIED UNANIMOUSLY**

MOTION
E-24-94 **MOTION BY MEMBER MINGUS, SECOND BY MEMBER ATKINS** to recommend to approve Decommissioning Agreement for Vann Parkin I – Washington and Vann Parkin II – Morton

On voice vote, **MOTION CARRIED UNANIMOUSLY**

MOTION
E-24-95 **MOTION BY MEMBER ATKINS, SECOND BY MEMBER PROEHL** to recommend to approve County Delinquent Tax Sale resolution

On voice vote, **MOTION CARRIED UNANIMOUSLY**

MOTION
E-24-96 **MOTION BY MEMBER ATKINS, SECOND BY MEMBER SCHNEIDER** to recommend to approve Decommissioning Agreement for Morton Solar, LLC

On voice vote, **MOTION CARRIED UNANIMOUSLY**

MOTION
E-24-97

MOTION BY MEMBER SCHNEIDER, SECOND BY MEMBER LONGFELLOW to recommend to approve consulting agreement with Wyman Group

Human Resources Director Sue Webster stated that Tim Wyman is a broker who assists us with our insurance plans as well as helps us with any problems that we have with our vendors. She stated there is no price increase from last year to this year.

On voice vote, **MOTION CARRIED UNANIMOUSLY**

MOTION
E-24-101

MOTION BY MEMBER MINGUS, SECOND BY MEMBER MENOLD to recommend to approve We Care application for DOAP for FY25

EMA Director Dawn Cook stated that DOAP and 5311 are standard rural transportation grants.

On voice vote, **MOTION CARRIED UNANIMOUSLY**

MOTION
E-24-102

MOTION BY MEMBER HALL, SECOND BY MEMBER LONGFELLOW to recommend to approve We Care application for Section 5311 grant for FY25

On voice vote, **MOTION CARRIED UNANIMOUSLY**

MOTION
E-24-103

MOTION BY MEMBER HALL, SECOND BY MEMBER PROEHL to recommend to approve Grant Agreement with IDOT

EMA Director Dawn Cook stated that the state has a contract to purchase new buses. She stated that there isn't quite enough to purchase two buses, however, TCRC is putting in their own money which will help pay for the second bus.

On voice vote, **MOTION CARRIED UNANIMOUSLY**

MOTION
E-24-104

MOTION BY MEMBER MENOLD, SECOND BY MEMBER SCHNEIDER to recommend to approve Tazewell County Executive Committee the Ordinance Fixing the Budget for the HLA SSA for FY25

Administratory Deluhery stated that Heritage Lake Special Service Area has a budget that is approved every year along with the tax levy that is paid by the residents within Heritage Lake. He stated that for this year, in part due to the interest made on the fund, the committee recommended lowering the tax levy by \$10,000. He stated that it includes an engineering study for the culvert lining.

On voice vote, **MOTION CARRIED UNANIMOUSLY**

MOTION
E-24-105

MOTION BY MEMBER PROEHL, SECOND BY MEMBER MINGUS to recommend to approve Tazewell County Executive Committee the Levy and Assessment of Taxes for FY25

On voice vote, **MOTION CARRIED UNANIMOUSLY**

MOTION
E-24-106

MOTION BY MEMBER PROEHL, SECOND BY MEMBER SCHNEIDER to recommend to approve the Engineering Design Quote for HLA Culvert Lining

On voice vote, **MOTION CARRIED UNANIMOUSLY**

MOTION
E-24-91

MOTION BY MEMBER LONGFELLOW, SECOND BY MEMBER PROEHL to recommend to approve appointment of Michael Deppert to the Tazewell County Extension Board

On voice vote, **MOTION CARRIED UNANIMOUSLY**

MOTION
E-24-92

MOTION BY MEMBER LONGFELLOW, SECOND BY MEMBER PROEHL to recommend to approve reappointment of Brian Becker to the Spring Lake Drainage and Levee District

On voice vote, **MOTION CARRIED UNANIMOUSLY**

MOTION
E-24-93

MOTION BY MEMBER LONGFELLOW, SECOND BY MEMBER PROEHL to recommend to approve appointment of Ron Craig to the Spring Bay Fire Protection District

On voice vote, **MOTION CARRIED UNANIMOUSLY**

MOTION

E-24-98

MOTION BY MEMBER LONGFELLOW, SECOND BY MEMBER PROEHL to recommend to approve reappointment of Michael Harris to the Local Landfill Review Board

On voice vote, **MOTION CARRIED UNANIMOUSLY**

MOTION

E-24-99

MOTION BY MEMBER LONGFELLOW, SECOND BY MEMBER PROEHL to recommend to approve reappointment of Bradley Haning to the West Fork Drainage District

On voice vote, **MOTION CARRIED UNANIMOUSLY**

MOTION

E-24-100

MOTION BY MEMBER LONGFELLOW, SECOND BY MEMBER PROEHL to recommend to approve reappointment of Wayne Deppert to the Union Drainage District

On voice vote, **MOTION CARRIED UNANIMOUSLY**

MOTION

E-24-107

MOTION BY MEMBER LONGFELLOW, SECOND BY MEMBER PROEHL to recommend to approve reappointment of Kenneth Becker to the Mackinaw River Levee & Drainage District #1

On voice vote, **MOTION CARRIED UNANIMOUSLY**

MOTION

E-24-108

MOTION BY MEMBER LONGFELLOW, SECOND BY MEMBER PROEHL to recommend to approve reappointment of Joshua Charlton to the Cincinnati Drainage and Levee District

On voice vote, **MOTION CARRIED UNANIMOUSLY**

Presiding Chairman Harris recessed the meeting at 4:09 p.m.

(transcribed by S. Gullette)

Minutes pending committee approval



In-Place Executive Committee Meeting

James Carius Community Room
Wednesday, September 25, 2024 – 7:26 p.m.

Committee Members Present: Chairman Nick Graff, Bill Atkins, Greg Longfellow,
Greg Menold, Dave Mingus, Michael Deppert, Eric
Stahl

Committee Members Absent: Vice-Chairman Max Schneider, Mike Harris, Nancy
Proehl, Samuel Goddard, Tammy Rich-Stimson

Others Attending: Mike Deluhery, County Administrator

MOTION

E-24-104

MOTION BY MEMBER GRAFF, SECOND BY MEMBER LONGFELLOW to recommend to approve budget for Heritage Lake Special Service Area for FY25

County Administrator Mike Deluhery stated that this item was pulled last month because the amount of interest needed to be changed to \$107,318.

MOTION BY MEMBER JOESTING, SECOND BY MEMBER GRAFF to recommend to amend the budget for Heritage Lake Special Service Area for FY25 by changing the amount of interest from \$99,653 to \$107,318

On voice vote, **AMENDMENT CARRIED UNANIMOUSLY**

On voice vote, **MOTION AS AMENDED CARRIED UNANIMOUSLY**

MOTION

E-24-105

MOTION BY MEMBER MENOLD, SECOND BY MEMBER ATKINS to recommend to approve tax levy for the Heritage Lake Special Service Area for FY25

County Administrator Mike Deluhery stated that this item was pulled last month because the amount appropriation needed to be changed, however, this did not change the amount of the levy.

MOTION BY MEMBER LONGFELLOW, SECOND BY MEMBER ATKINS to recommend to amend the taxy levy for Heritage Lake Special Service Area for FY25 by changing the appropriation amount from \$754,847 to \$716,512

On voice vote, **AMENDMENT CARRIED UNANIMOUSLY**

On voice vote, **MOTION AS AMENDED CARRIED UNANIMOUSLY**

MOTION
E-24-110

MOTION BY MEMBER ATKINS, SECOND BY MEMBER MENOLD to recommend to approve County Delinquent Tax Sale resolution

On voice vote, **MOTION CARRIED UNANIMOUSLY**

Chairman Zimmerman recessed the meeting at 7:29 p.m.

(transcribed by S. Gullette)

RESOLUTION

WHEREAS, the Office of the State's Attorneys Appellate Prosecutor was created to provide services to State's Attorneys in Counties containing less than 3,000,000 inhabitants; and

WHEREAS, the powers and duties of the Office of the State's Attorneys Appellate Prosecutor are defined and enumerated in the "State's Attorneys Appellate Prosecutor's Act", 725 ILCS 210/1 et seq., as amended; and

WHEREAS, the Illinois General Assembly appropriates monies for the ordinary and contingent expenses of the Office of the State's Attorneys Appellate Prosecutor, one-third from the State's Attorneys Appellate Prosecutor's County Fund and two-thirds from the General Revenue Fund, provided that such funding receives approval and support from the respective Counties eligible to apply; and

WHEREAS, the Office of the State's Attorneys Appellate Prosecutor shall administer the operation of the appellate offices so as to insure that all participating State's Attorneys continue to have final authority in preparation, filing, and arguing of all appellate briefs and any trial assistance; and

NOW, THEREFORE, BE IT RESOLVED that the Tazewell County Board, in regular session, this 30th day of October, 20²⁴ does hereby support the continued operation of the Office of the State's Attorneys Appellate Prosecutor, and designates the Office of the State's Attorneys Appellate Prosecutor as its Agent to administer the operation of the appellate offices and process said appellate court cases for this County.

BE IT FURTHER RESOLVED that the attorneys employed by the Office of the State's Attorneys Appellate Prosecutor are hereby authorized to act as Assistant State's Attorneys on behalf of the State's Attorney of this County in the appeal of all cases when requested to do so by the State's Attorney, and with the advice and consent of the State's Attorney, prepare, file, and argue appellate briefs for those cases; and also, as may be requested by the State's Attorney, to assist in the prosecution of cases under the Illinois Controlled Substances Act, the Cannabis Control Act, the Drug Asset Forfeiture Procedure Act, and the Narcotics Profit Forfeiture Act. Such attorneys are further authorized to assist the State's Attorney in the trial and appeal of tax objections.

BE IT FURTHER RESOLVED that the Office of the State's Attorneys Appellate Prosecutor will offer Continuing Legal Education training programs to the State's Attorneys and Assistant State's Attorneys.

BE IT FURTHER RESOLVED that the attorneys employed by the Office of the State's Attorneys Appellate Prosecutor may also assist the State's Attorney of this County in the discharge of the State's Attorney's duties in the prosecution and trial of other cases, and may act as Special Prosecutor if duly appointed to do so by a court having jurisdiction.

BE IT FURTHER RESOLVED that if the Office of the State's Attorneys Appellate Prosecutor is duly appointed to act as a Special Prosecutor in this County by a court having jurisdiction, this County will provide reasonable and necessary clerical and administrative support and victim-witness coordination on an as-needed basis and will also cover all reasonable and necessary case expenses such as expert witness fees, transcripts, evidence presentation, documents, lodgings, and all other expenses directly related to the prosecution of the case.

BE IT FURTHER RESOLVED that the Tazewell County Board hereby agrees to participate in the service program of the Office of the State's Attorneys Appellate Prosecutor, commencing December 1, 2024 and ending November 30, 2025, by hereby appropriating the sum of \$41,000 as consideration for the express purpose of providing a portion of the funds required for financing the operation of the Office of the State's Attorneys Appellate Prosecutor, and agrees to deliver the same to the Office of the State's Attorneys Appellate Prosecutor on request during the stated twelve month period.

Passed and adopted by the County Board of Tazewell County, Illinois, this 30th day of October, 20²⁴.

Chairman _____

ATTEST: _____
County Clerk



STATE'S ATTORNEYS APPELLATE PROSECUTOR

Administrative Office • 725 South Second Street • Springfield, IL 62704 • 217-782-1628 • Fax 217-782-6305

PATRICK J. DELFINO
DIRECTOR

BEN GOETTEN
CHAIRMAN

DAVID J. ROBINSON
CHIEF DEPUTY DIRECTOR

September 9, 2024

DEPUTY DIRECTORS
EDWARD R. PSENICKA
SECOND DISTRICT

Honorable Kevin E. Johnson
Tazewell County State's Attorney
Tazewell County Courthouse
342 Court Street, Suite 6
Pekin, Illinois 61554

THOMAS D. ARADO
THIRD DISTRICT

DAVID J. ROBINSON
FOURTH DISTRICT

Dear State's Attorney Johnson:

PATRICK D. DALY
FIFTH DISTRICT

At its regularly scheduled Board Meeting, the Board of Governors of the State's Attorneys Appellate Prosecutor reviewed in detail the county contributions needed for the upcoming period of December 1, 2024, to November 30, 2025.

BOARD OF GOVERNORS
FIRST DISTRICT:

KIMBERLY M. FOXX
STATE'S ATTORNEY
COOK COUNTY

Because of severe budgeting constraints and anticipated reductions in drug forfeitures, the Board voted unanimously to increase county contributions per enclosed Attachment A.

SECOND DISTRICT:

PATRICK D. KENNEALLY
STATE'S ATTORNEY
McHENRY COUNTY

This will be the first increase for all counties since 2019.

ERIC WEIS
STATE'S ATTORNEY
KENDALL COUNTY

This Agency will continue in its goal to provide the highest quality legal services in the most professional and effective manner. This includes the complete handling of appeals (including SAFE-T Act appeals), serving as special prosecutor when needed, providing tax objection services, and offering comprehensive continuing legal education programs to assist all prosecutors in meeting their mandatory requirements.

THIRD DISTRICT:

ROBERT BERLIN
STATE'S ATTORNEY
DuPAGE COUNTY

We are sending you the new invoice statement and a resolution. The resolution serves as the official contract between your county and our Agency. Because of audit requirements, we must have a signed copy of the resolution without any changes being made. Unless you send the signed resolution, we are unable to provide any legal services to your county.

JOSEPH R. NAVARRO
STATE'S ATTORNEY
LaSALLE COUNTY

FOURTH DISTRICT:

BEN GOETTEN
STATE'S ATTORNEY
JERSEY COUNTY

When the resolution is approved, kindly return a fully executed copy to our Chief Fiscal Officer, Gloria Mundy.

J. HANLEY
STATE'S ATTORNEY
WINNEBAGO COUNTY

As always, thank you for your active participation and support.

GRAY HERNDON NOLL
STATE'S ATTORNEY
MORGAN COUNTY

Please let me know if you have any questions or need any additional information.

FIFTH DISTRICT:

JAMES GOMRIC
STATE'S ATTORNEY
ST. CLAIR COUNTY

Very truly yours,

Patrick J. Delfino
Director

JUSTIN HOOD
STATE'S ATTORNEY
HAMILTON COUNTY

**FY25 County Contributions
Based on 2020 U.S. Census Information**

<u>Population</u>	<u>FY25 New Amount</u>	<u>FY24 Current Amount</u>	<u>Increase</u>
500,000 & over	\$55,000	\$49,000	\$6,000
200,000 - 499,999	\$47,000	\$42,000	\$5,000
114,000 - 199,999	\$41,000	\$37,000	\$4,000
65,000 - 113,999	\$31,000	\$28,000	\$3,000
50,000 - 64,999	\$25,000	\$22,000	\$3,000
37,500 - 49,999	\$21,000	\$18,000	\$3,000
30,000 - 37,499	\$18,000	\$15,000	\$3,000
23,000 - 29,999	\$12,000	\$9,000	\$3,000
14,500 - 22,999	\$10,000	\$8,000	\$2,000
9,000 - 14,499	\$7,500	\$5,500	\$2,000
6,200 - 8,999	\$5,000	\$4,000	\$1,000
0 - 6,199	\$3,500	\$2,500	\$1,000



STATE'S ATTORNEYS APPELLATE PROSECUTOR

Administrative Office • 725 South Second Street • Springfield, IL 62704 • 217-782-1628 • Fax 217-782-6305

PATRICK J. DELFINO
DIRECTOR

BEN GOETTEN
CHAIRMAN

September 9, 2024

Honorable Kevin E. Johnson
Tazewell County State's Attorney
Tazewell County Courthouse
342 Court Street, Suite 6
Pekin, Illinois 61554

COLLECTION OF COUNTY MATCHING FUNDS December 1, 2024 - November 30, 2025

County contribution for participation in the State's Attorneys Appellate Prosecutor's Program.

AMOUNT DUE: \$41,000

Make check payable to **State's Attorneys Appellate Prosecutor's County Fund** and remit to:

Gloria Mundy
Chief Fiscal Officer
State's Attorneys Appellate Prosecutor
725 South Second Street
Springfield, Illinois 62704

For questions please contact Gloria Mundy at 217-782-1632 or gmundy@ilsaap.org.

PLEASE NOTE: A signed resolution must be returned to the Agency as soon as possible. The resolution serves as your contract with the Agency and must be kept by the Agency for auditing purposes.

PLEASE SUBMIT PAYMENT TO THE AGENCY FOR YOUR **COUNTY CONTRIBUTIONS ONLY** ... do not include payment for any other billing statement such as for special prosecution charges, cannabis fines, etc.

COMMITTEE REPORT

Mr. Chairman and Members of the Tazewell County Board:

Your Executive Committee has considered the following RESOLUTION and recommends that it be adopted by the Board:

RESOLUTION

WHEREAS, the Executive Committee recommends that the Chairman be authorized to enter into an agreement for the supply of electricity for the County’s facilities; and

WHEREAS, the electricity supply is a utility commodity with prices that can change daily, and in order to capture the best rates, action must be often be taken in a short timeframe to capture prices and resulting cost savings, making the purchase of electricity supply not conducive to the standard competitive bid process; and

WHEREAS, Good Energy, L.P., has expert knowledge and awareness of such prices and serves as the agent for Tazewell County accounts with regard to purchasing utility supply; and

WHEREAS, Good Energy, L.P. has sought preliminary pricing as shown on the attachment and recommends entering into a fixed price agreement for 100% of the electricity supply for four to five years; and

WHEREAS, Good Energy, L.P. will monitor electricity supply pricing and select a day for formal bid pricing, with the intention of multiple suppliers providing pricing; and

WHEREAS, based on the bids received, Good Energy, L.P. will make a recommendation to the County Board Chairman and County Administrator.

THEREFORE BE IT RESOLVED that the Tazewell County Board Chairman or County Administrator is hereby authorized by the Tazewell County Board to sign the necessary documents to conduct the bid process and accept a proposal; and

BE IT FURTHER RESOLVED that the County Clerk notifies the County Board Office and the Auditor of this action.

PASSED THIS 30th DAY OF OCTOBER, 2024.

ATTEST:

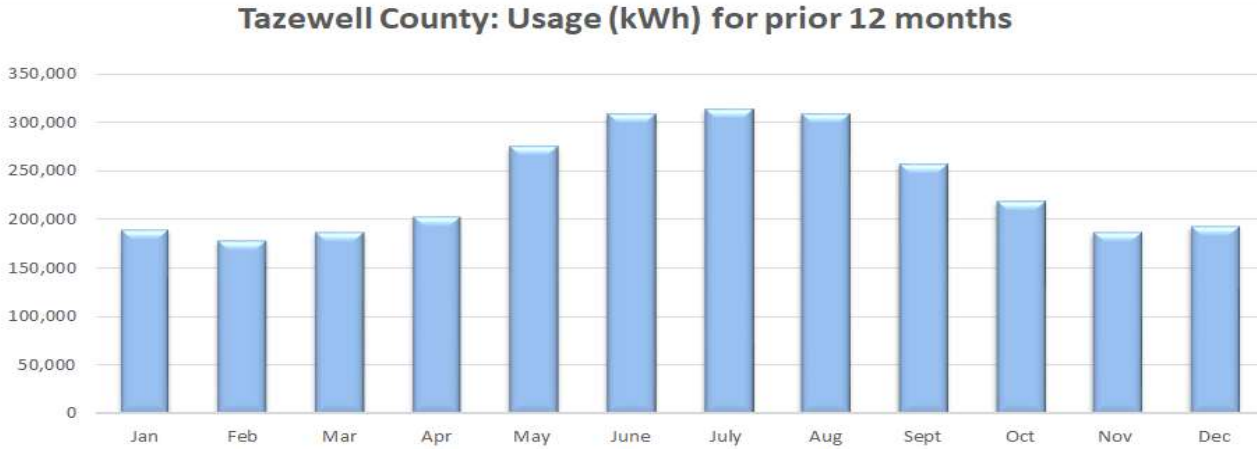
Tazewell County Clerk

Tazewell County Board Chairman

Legal Entity Name:	Tazewell County
Market	MISO
Utility - State	Ameren-IL
Number of Accounts:	10
Pricing-Product Type:	INDICATIVE: FIXED Electric

Pricing Date:	October 17, 2024
Good Energy Rep:	Jerod McMorris
Contact Phone:	(309) 369-6352
Contact Email:	jerod@goodenergy.com
Prepared by:	Angie Ward

Month	kWh
Jan	190,646
Feb	178,880
Mar	187,900
Apr	203,612
May	275,908
June	310,000
July	314,636
Aug	310,165
Sept	257,874
Oct	219,909
Nov	187,240
Dec	193,791
Total Usage/Yr	2,830,561



Competitive FIXED Supply Cost per kWh

	Jan-25	Jan-25	Jan-25	Jan-25
Start Date	Jan-25	Jan-25	Jan-25	Jan-25
End Date	Jan-26	Jan-27	Jan-28	Jan-29
Contract Term (Months)	12	24	36	48
Estimated kWhs	2,830,561	5,661,122	8,491,683	11,322,244
Homefield Energy	\$0.08159	\$0.08384	\$0.08717	\$0.08871
Direct Energy/NRG	\$0.07960	\$0.08278	\$0.08552	\$0.08760
Constellation Energy	\$0.08245	\$0.08573	\$0.08752	\$0.08755

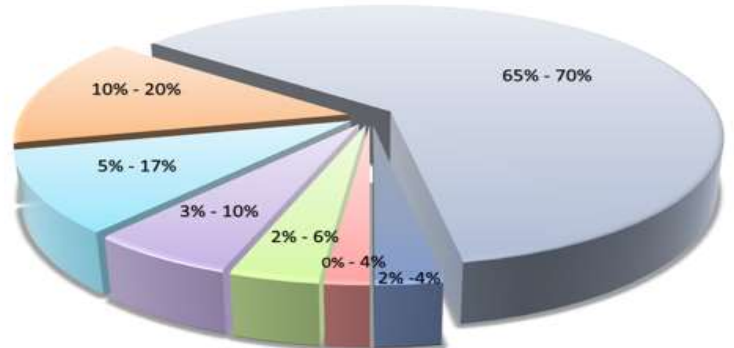
Best Supplier Offer Rate - FIXED

Best Supplier	Direct Energy/NRG	Direct Energy/NRG	Direct Energy/NRG	Constellation Energy
Best Offer Rate (\$/kWh)	\$0.07960	\$0.08278	\$0.08552	\$0.08755
Est. Price to Compare (PTC)*	\$0.09020	\$0.09020	\$0.09020	\$0.09020
Savings per kWh	\$0.01060	\$0.00742	\$0.00468	\$0.00265
% Savings	12%	8%	5%	3%
Est. Annual Savings	\$30,007.11	\$21,005.93	\$13,250.19	\$7,504.15
Est. Term Savings	\$30,007.11	\$42,011.86	\$39,750.58	\$30,016.61

*PTC is based on the weighted average of Ameren BGS-2 Commercial Rate for 2024-2025.

General Summary of Supply Costs

Components of Electricity Cost	
Energy	65% - 70%
Congestion/Basis	10% - 20%
Capacity	5% - 17%
Misc.	3% - 10%
Ancillary Services	2% - 6%
Renewables	0% - 4%
Load Following	2% - 4%



Disclaimer: This proposal is not a binding offer or contract for the sale of electricity and/or natural gas and related services between the Parties. Either Party may terminate discussions regarding this proposal at any time. All costs and prices are indicative and are exclusive of Utility charges and State and Local Taxes. These charges will vary each month based on the usage/load profile and aggregated costs for each account.

#	Account Number	Utility (LDC)	Rate Class	Service Address	City	State	Zip
1	0245116002	Ameren	DS2	21308 IL RT 9 South BLDNG	Tremont	Illinois	61568
2	0432120171	Ameren	DS2	11 South Fourth Street Suite 432	Pekin	Illinois	61554
3	4109289052	Ameren	DS3	11 South Fourth Street Suite 432	Pekin	Illinois	61554
4	5201369932	Ameren	DS2	21314 IL RT 9	Tremont	Illinois	61568
5	5918993212	Ameren	DS2	21304 IL RT 9	Tremont	Illinois	61568
6	6141434333	Ameren	DS3	101 S. Capitol Street	Pekin	Illinois	61554
7	6185244009	Ameren	DS2	21308 IL RT 9	Tremont	Illinois	61568
8	8326332652	Ameren	DS2	21306 IL RT 9	Tremont	Illinois	61568
9	9337035532	Ameren	DS2	11 South Fourth Street Suite 432	Pekin	Illinois	61554
10	9569812254	Ameren	DS2	11 South Fourth Street Suite 432	Pekin	Illinois	61554

COMMITTEE REPORT

Mr. Chairman and Members of the Tazewell County Board:

Your Executive Committee has considered the following RESOLUTION and recommends that it be adopted by the Board:

RESOLUTION

WHEREAS, the Executive Committee recommends to the County Board to authorize the 4th quarterly payment for 2024 per the agreement between Tazewell County and the Greater Peoria Economic Development Council; and

WHEREAS, Resolution E-24-14 approved an agreement with GPEDC for twelve months from January 1, 2024 through December 31, 2024; and

WHEREAS, Tazewell County agreed to pay the Greater Peoria Economic Development Council quarterly installments for the term of this Agreement provided that the full County Board approves based upon quarterly review of GPEDC performance.

THEREFORE BE IT RESOLVED that the County Board approve the recommendation and authorize payment of the 4th quarter investment for 2024.

BE IT FURTHER RESOLVED that the County Clerk notifies the County Board Office, Greater Peoria Economic Development Council, Finance, and the Auditor of this action.

PASSED THIS 30th DAY OF OCTOBER, 2024.

ATTEST:

Tazewell County Clerk

Tazewell County Board Chairman

INVOICE

Greater Peoria Economic
Development Council
201 SW Adams St
Peoria, IL 61602-1407

csetti@greaterpeoriaedc.org
+1 (309) 495-5910



;Tazewell County Treasurer

Bill to

David Zimmerman
Tazewell County
11 S. Fourth St., Suite 432
Pekin, IL 61554

Invoice details

Invoice no.: 2024_07-8.4
Terms: Net 60
Invoice date: 10/01/2024
Due date: 11/30/2024

Description	Amount
2024 Investment 4 of 4	\$18,750.00

Total **\$18,750.00**

Ways to pay

BANK

[View and pay](#)

View invoice online

Scan code or go to the link below to view the invoice online

[View invoice](#)



10/02/2024

Tazewell County Monthly Resolution List - October 2024

RES#	Account	Type	Account Name	Parcel#	Total Collected	County Clerk	Auctioneer	Recorder/ Sec of State	Agent	Misc/ Overpmt	Treasurer
10-24-001	0624047	SAL	KIM MONTGOMERY	10-10-34-200-009	838.00	0.00	0.00	88.00	450.00	0.00	300.00
10-24-002	0624048	SAL	KIM MONTGOMERY	10-10-34-200-027	838.00	0.00	0.00	88.00	450.00	0.00	300.00
Totals					\$1,676.00	\$0.00	\$0.00	\$176.00	\$900.00	\$0.00	\$600.00

Committee Members

Clerk Fees \$0.00
 Recorder/Sec of State Fees \$176.00
 Total to County \$776.00



WHEREAS, The County of Tazewell, as Trustee for the Taxing Districts therein, has undertaken a program to collect delinquent taxes and to perfect titles to real property in cases in which the taxes on such real property have not been paid, pursuant to 35ILCS 200/21-90, and

WHEREAS, Pursuant to this program, the County of Tazewell, as Trustee for the Taxing Districts therein, has acquired an interest in the following described real estate:

CINCINNATI TOWNSHIP

PERMANENT PARCEL NUMBER: 10-10-34-200-009

As described in certificate(s) : 202000798 sold October 2021

and it appearing to the Executive Committee that it is in the best interest of the County to dispose of its interest in said property.

WHEREAS, KIM MONTGOMERY, has bid \$838.00 for the County's interest, such bid having been presented to the Executive Committee at the same time it having been determined by the Executive Committee and the Agent for the County, that the County shall receive from such bid \$300.00 as a return for its certificate(s) of purchase. The County Clerk shall receive \$0.00 for cancellation of Certificate(s) and to reimburse the revolving account the charges advanced from this account, the auctioneer shall receive \$0.00 for his services and the Recorder of Deeds shall receive \$88.00 for recording. The remainder is the amount due the Agent under his contract for services. The total paid by purchaser is \$838.00.

WHEREAS, your Executive Committee recommends the adoption of the following resolution:

BE IT RESOLVED BY THE COUNTY BOARD OF TAZEWell COUNTY, ILLINOIS, that the Chairman of the Board of Tazewell County, Illinois, be hereby authorized to execute a deed of conveyance of the County's interest on the above described real estate for the sum of \$300.00 to be paid to the Treasurer of Tazewell County Illinois, to be disbursed according to law. This resolution to be effective for sixty (60) days from this date and any transaction between the above parties not occurring within this period shall be null and void.

ADOPTED this _____ day of _____, _____

ATTEST:

CLERK

COUNTY BOARD CHAIRMAN

SALE TO NEW OWNER

10-24-001



WHEREAS, The County of Tazewell, as Trustee for the Taxing Districts therein, has undertaken a program to collect delinquent taxes and to perfect titles to real property in cases in which the taxes on such real property have not been paid, pursuant to 35ILCS 200/21-90, and

WHEREAS, Pursuant to this program, the County of Tazewell, as Trustee for the Taxing Districts therein, has acquired an interest in the following described real estate:

CINCINNATI TOWNSHIP

PERMANENT PARCEL NUMBER: 10-10-34-200-027

As described in certificate(s) : 202000799 sold October 2021

and it appearing to the Executive Committee that it is in the best interest of the County to dispose of its interest in said property.

WHEREAS, KIM MONTGOMERY, has bid \$838.00 for the County's interest, such bid having been presented to the Executive Committee at the same time it having been determined by the Executive Committee and the Agent for the County, that the County shall receive from such bid \$300.00 as a return for its certificate(s) of purchase. The County Clerk shall receive \$0.00 for cancellation of Certificate(s) and to reimburse the revolving account the charges advanced from this account, the auctioneer shall receive \$0.00 for his services and the Recorder of Deeds shall receive \$88.00 for recording. The remainder is the amount due the Agent under his contract for services. The total paid by purchaser is \$838.00.

WHEREAS, your Executive Committee recommends the adoption of the following resolution:

BE IT RESOLVED BY THE COUNTY BOARD OF TAZEWell COUNTY, ILLINOIS, that the Chairman of the Board of Tazewell County, Illinois, be hereby authorized to execute a deed of conveyance of the County's interest on the above described real estate for the sum of \$300.00 to be paid to the Treasurer of Tazewell County Illinois, to be disbursed according to law. This resolution to be effective for sixty (60) days from this date and any transaction between the above parties not occurring within this period shall be null and void.

ADOPTED this _____ day of _____, _____

ATTEST:

CLERK

COUNTY BOARD CHAIRMAN

COMMITTEE REPORT

Mr. Chairman and Members of the Tazewell County Board:

Your Executive Committee has considered the following RESOLUTION and recommends that it be adopted by the Board:

RESOLUTION

WHEREAS, the County's Executive Committee recommends to the County Board to approve the attached Decommissioning Agreement for Bungalow, LLC; and

WHEREAS, the 4.99 MW solar farm was approved by the Zoning Board of Appeals for Special Use on November 4th, 2020 to be located on approximately 56.2 acres located at 850 E Lakeland Rd. in Morton Township; and

WHEREAS, the plan is in accordance with the Illinois Department of Agriculture's – Agricultural Impact Mitigation Agreement, in accordance with 20 IL-CS 5/5-222, and Chapters 156 and 157 of the Tazewell County Code.

THEREFORE BE IT RESOLVED that the County Board approve this recommendation

BET IT FURTHER RESOLVED that the County Clerk Notified the County Board Office, Community Development and the Auditor of this action.

PASSED THIS 30th DAY of October, 2024.

ATTEST:

Tazewell County Clerk

Tazewell County Board Chairman



**COUNTY OF TAZEWELL
COMMUNITY DEVELOPMENT DEPARTMENT**

Jaclynn Workman, Administrator

11 South 4th Street, Room 400, Pekin, Illinois 61554

Phone: (309) 477-2235 / Email: zoning@tazewell-il.gov

TO: Chairman Zimmerman and Executive Committee
FROM: Jaclynn Workman, Administrator
DATE: October 17, 2024
SUBJECT: Decommissioning Plan – Bungalow Solar, LLC

Please find attached the Decommissioning Agreement for Bungalow Solar, LLC, the 4.99MW solar farm approved by ZBA for Special Use November 4th, 2020, with a four-year implementation deadline. The site is located at 850 E Lakeland Rd. in Morton Township on approximately 56.2 acres.

The plan is in accordance with the Illinois Department of Agriculture's – Agricultural Impact Mitigation Agreement, in accordance with 20 IL-CS 5/5-222, and Chapters 156 and 157 of the Tazewell County Code.

Please feel free to contact me at your convenience if you have further questions.

JW

11 South Fourth Street ~ McKenzie Building ~ Suite 400 ~ Pekin, Illinois 61554
Phone: (309) 477-2235 ~ Fax: (309) 477-2358 ~ E-Mail: jworkman@tazewell-il.gov

DECOMMISSIONING PLAN

for

**Bungalow Solar, LLC
SE of E Lakeland Rd. and N Main St.
Morton Township, Illinois**

Prepared For:

**Cypress Creek Renewables, LLC
3402 Pico Blvd, Suite 215
Santa Monica, CA 27713**

Prepared By:

**Langan Engineering, Environmental, Surveying,
Landscape Architecture and Geology, D.P.C.
200 West Madison, Suite 1920
Chicago, IL 60643**

August 23rd, 2024

LANGAN

Project No.: 541047001

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1 Project Summary

The Applicant, Bungalow Solar, LLC, is proposing to develop 56.2 acres of a 136.5-acre agricultural property located southeast of E Lakeland Road and N Main Street in Tazewell County. The site is bounded by Norfolk and Southern Railroad and E Lakeland Road to the north, agricultural property to the east, south and west. The property is currently agricultural and wooded.

The project, Bungalow Solar, is a 4.99MW large-scale solar energy system that consists of solar racks, access driveway, perimeter fencing and stormwater management practices. Access to the site is provided by a 20-foot wide driveway from E Lakeland Road.

2 Decommissioning

Decommissioning will occur as a result of any of the following conditions:

- The land lease expires or is terminated; or
- The solar energy system (SES) does not produce power for a period of 12 consecutive months.

The site activity impacts will be similar to the construction phase, but in reverse sequence. Decommissioning of electrical devices, equipment and wiring/cabling will be conducted in accordance with local, municipal, state, and federal standards and regulations. Electrical decommissioning will include obtaining the required permits and following procedures before de-energizing, isolating, and disconnecting electrical devices, equipment and wiring/cabling.

The procedures will include the following:

- The creation of temporary work areas. In order to provide sufficient area for the laydown of the disassembled panels and racking and loading onto trucks, gravel will be placed on a clear, level area that is accessible.
- Equipment will include, at a minimum:
 - The use of cranes to remove the panels, racking, inverters, and transformers.
 - The use of trucks for removal of panels, racking, inverters, and transformers.
- Driveways will be removed unless the property owners want them left in place. The gravel will be removed and replaced with clean soil for reuse by the landowner for agricultural or other purposes.

Erosion and sediment control measures, similar to those used during construction will be implemented and maintained by the trained contractor.

2.1 Dismantling PV Modules, Racks and Supports

Modules will be disconnected, removed from the racks, packaged and transported to a designated location for resale, recycling or disposal. If the modules are not to be reused in a different location, the glass and silicon will be reclaimed, and the aluminum frames will be recycled. Any disposal or recycling will be done in accordance with local standards and

requirements. The connecting underground cables and the junction boxes will be de-energized, disconnected and removed.

The steel lattice racks supporting the modules will be unbolted and disassembled using standard hand tools, possibly assisted by a small portable crane. The vertical steel posts supporting the racks and steel support posts (driven or screwed) will be completely removed by mechanical equipment and transported off-site for salvage (driven piles) or reuse (screw piles).

Any demolition debris that is not salvageable will be transported by truck to an approved offsite disposal area. Other salvageable equipment and/or material will be removed from the site for resale, scrap value or disposal depending on market conditions.

2.2 Dismantling Electrical Equipment and Foundations

Decommissioning of electrical devices, equipment, and wiring/cabling will be in accordance with local, municipal, state, and federal standards and regulations. Electrical decommissioning will include obtaining the required permits, and following before de-energizing, and disconnecting electrical devices, equipment and wiring/cabling.

Decommissioning will require dismantling and removal of the electrical equipment, including inverters, transformers, underground cables and overhead lines, the prefabricated inverter enclosures and substation electrical building. The equipment will be disconnected and transported off-site by truck. The concrete foundations and support pads will be broken up by mechanical equipment (backhoe-hydraulic hammer/shovel, jackhammer), loaded onto dump trucks and removed from the site; and smaller pre-cast concrete support pads will be removed intact by cranes and loaded onto trucks for reuse or be broken up and hauled away by dump trucks.

Prior to removal of the transformers, the oil will be pumped into a separate industry approved disposal container and sealed to prevent any spill during storage and/or transportation. Equipment and material may be salvaged for resale or scrap value depending on the market conditions.

2.3 Dismantling Driveways

The gravel may be removed or left in place at the property owner's request. If removed, the gravel will be placed in dump trucks to haul the aggregate to a recycling facility or approved disposal facility. The underlying subsoil, if exhibiting significant compaction will then be aerated using a tractor with disk attachment to restore the soil structure and aerate the soil. Clean topsoil would be replaced over this area, from where it may have been temporarily stored elsewhere on-site by dump truck, to match the surrounding grade. Depending upon the time of year and the planned use of the land, the area will be returned to its pre-construction condition.

2.4 Other Components

Unless retained for other purposes, and at the request of the property owners, removal of other facility components from the site will be completed, including but not limited to surface drains, culverts, and fencing. Anything deemed usable shall be recovered and reused. Other remaining

components will be considered as waste and managed according to local, municipal, state, and federal standards and regulations. For safety and security, the security fence will be the final component dismantled and removed from the site.

2.5 Department of Agriculture

The Illinois Department of Agriculture (IDOA) requires that above ground structures be removed if the use of the solar arrays is discontinued. Areas previously used for agricultural production, according to recommendations by the landowner, the Soil and Water Conservation District, and the Department of Agriculture and Markets be restored.

Concrete piers, footers or other supports will be removed to a depth of 5 feet below the soil surface. Underground electric lines will be removed. Access roads in agricultural areas will be removed, unless otherwise specified by the landowner.

3 Erosion and Sediment Control Plan

3.1 Erosion and Sediment Control Measures

Temporary erosion and sediment control measures to be used during decommissioning construction generally include the following:

- Stabilized construction access.
- Dust control.
- Temporary soil stockpiles.
- Silt fencing.
- Temporary seeding.

Once decommissioning is completed, disturbed areas shall be final seeded within 14 days after completion of the land disturbing activities. Final site stabilization is achieved when soil-disturbing activities have been completed and a uniform, perennial vegetative cover with a density of 70 percent has been established or equivalent stabilization measures (such as the use of mulches or geotextiles) have been employed on the disturbed unpaved areas and areas not covered by permanent structures.

3.2 Pollution Prevention Controls

Good housekeeping practices are designed to maintain a clean and orderly work environment. Good housekeeping measures shall be maintained throughout the construction process by those parties involved with the direct care and development of the site. The following measures shall be implemented to control the possible exposure of harmful substances and materials to stormwater runoff:

1. Soil stockpile locations shall be located away from storm drainage, water bodies or watercourses and surrounded with adequate erosion and sediment control measures. Soil stockpile locations shall be exposed no longer than 14 days before seeding.

2. Equipment maintenance areas shall be protected from stormwater flows and shall be supplied with appropriate waste receptacles for spent chemicals, solvents, oils, greases, gasoline, and any pollutants that might contaminate the surrounding habitat or water supply. Equipment wash-down zones shall be within areas draining to sediment control devices.
3. The use of detergents for large-scale (e.g., vehicles, buildings, pavement surfaces) washing is prohibited.
4. Material storage locations and facilities (e.g., covered storage areas, storage sheds) shall be on-site and shall be stored according to the manufacturer's standards in a dedicated staging area. Chemicals, paints, solvents, fertilizers, and other toxic material shall be stored in waterproof containers. Runoff containing such materials shall be collected, removed from the site, treated and disposed of at an approved solid waste or chemical disposal facility.
5. Portable sanitary waste facilities shall be provided on site for workers and shall be properly maintained.
6. Dumpsters or debris containers shall be on site and shall be of adequate size to manage respective materials. Regular collection and disposal of wastes must occur as required.
7. Non-stormwater components of site discharge shall be clean water. Water used for construction, which discharges from the site, must originate from a public water supply or approved private well. Water used for construction that does not originate from an approved public supply must not discharge from the site.

3.3 Inspections and Maintenance

3.3.1 Trained Contractor Requirements

The trained contractor must inspect the erosion and sediment control practices and pollution-prevention measures to verify that they are being maintained in effective operating condition. The inspections will be performed daily in the active work area. If deficiencies are identified, the contractor will begin implementing corrective actions within one business day and must complete the corrective actions by the end of the day.

3.3.2 Qualified Inspector Requirements

The owner/operator must have a Qualified Inspector conduct site inspections to verify the stability and effectiveness of protective measures and practices employed during construction. The site inspections will be conducted at least once every seven days.

Inspection reports must identify and document the maintenance of the erosion and sediment control measures. If deficiencies are identified, the contractor will begin implementing corrective actions within one business day and must complete the corrective actions by the end of the day.

4 Waste Disposal

As discussed above, the waste generated by the installation, operation and decommissioning of The Project is minimal, and there are no toxic residues. Any wastes generated will be disposed of according to local, municipal, state, and federal standards and regulations of the day with the emphasis of recycling materials whenever possible.

5 Restoration of Land

5.1 General

The agricultural use of the areas will be restored by:

Site cleanup. Any excavation and/or trenching caused by the removal of building or equipment foundations, rack supports, and underground electrical cables will be backfilled with the appropriate material and leveled to match the ground surface.

Driveways will be removed completely, filled with suitable sub-grade material and leveled. Topsoil will be placed on these areas to restore agricultural capability.

Any compacted ground will be tilled, mixed with suitable sub-grade materials and leveled.

5.2 Department of Agriculture

The Illinois Department of Agriculture (IDOA) requires standards and policies under the Renewable Energy Facilities Agricultural Impact Mitigation Act (505 ILCS 147) to preserve the integrity of Agricultural Land affected by Commercial Solar Energy Facility decommission. These policies were developed in collaboration with agricultural agencies, organizations, Landowners, Tenants, drainage contractors, and solar energy companies to form the Agricultural Impact Mitigation Agreement (AIMA). Consult AIMA for the property to follow IDOA restoration procedures.

6 Emergency Response and Communications Plans

Prior to initiating any decommissioning activities, Bungalow Solar will notify the local authorities, the public, and relevant government agencies of their intent to decommission The Project. Copies of a detailed emergency response plan, developed in conjunction with the local emergency services, will be distributed to the local municipality prior to the commencement of operations. A plan specific to The Project will be developed during the construction phase of this project and will be applicable to both the operations and decommissioning phases of The Project.

During decommissioning, Bungalow Solar will coordinate with the local authority, the public and others as required to provide them with information about the ongoing activities. Besides regular direct/indirect communication, a sign will be posted at the gate of the facility which will include Bungalow Solar's contact information (telephone number, e-mail and mailing address) should the public have any questions, inquiries or complaints. Inquiries will be directed to Bungalow Solar's primary contact person who will respond to the inquiry accordingly. Inquiries will be logged electronically with the following information: date of question, inquiry or complaint, name, phone number, email address of the individual, response, date of response, and any follow-up issues.

7 Permit and Approvals

Decommissioning activities are expected to disturb more than one or more acres of land. Therefore, coverage under the Illinois Environmental Protection Agency (IEPA) General Permit for Stormwater Discharges from Construction Activity (General Permit) latest revision will be required prior to commencement of decommissioning. Coverage is obtained by filing a notice of intent with the IEPA.. Weekly erosion and sediment control inspections will be required to be performed by the qualified inspector while decommissioning activities are occurring. Once decommissioning activities have stopped, and vegetation growth has reached 70% of the ground cover a notice of termination can be filed with IEPA for review and approval.

It is anticipated that the decommissioning will require a Building or Demolition permit obtained from Tazewell County or Morton Township

August 23, 2024

DESCRIPTION OF ITEM	QUANTITY	UNIT	UNIT COST	TOTAL COST
I. DISASSEMBLY & DISPOSAL				
1.0 PV Modules (555 W)	11,726	EA.	\$ 2.70	\$ 31,660.20
2.0 Inverter(s)	34	EA.	\$ 224.00	\$ 7,616.00
3.0 Transformer(s)	2	EA.	\$ 280.00	\$ 560.00
4.0 Racking Frame (tracker)	160	EA.	\$ 20.70	\$ 3,312.00
5.0 Racking Posts	1,964	EA.	\$ 6.20	\$ 12,176.80
6.0 LV Wiring	11,819	LF	\$ 0.80	\$ 9,455.33
7.0 MV Wiring	11,444	LF	\$ 0.42	\$ 4,806.62
8.0 Fiber Optic Cable	1,629	LF	\$ 0.68	\$ 1,107.72
9.0 Fence	5,276	LF	\$ 1.96	\$ 10,339.98
10.0 Concrete	14	CY	\$ 103.00	\$ 1,442.00
11.0 Gravel	1,402	CY	\$ 19.00	\$ 26,631.02
12.0 General Conditions	6.5	MW	\$ 2,262.00	\$ 14,703.00
			SUBTOTAL	\$ 123,810.68
II. SITE RESTORATION				
1.0 Re-Seeding (drives & array area)	34	AC	\$ 1,500.00	\$ 51,000.00
2.0 Re-Grading (drives only)	1,402	CY	\$ 4.10	\$ 5,746.69
			SUBTOTAL	\$ 56,746.69
III. SALVAGE				
1.0 PV Modules (555 W)	11,726	EA.	\$ 10.30	\$ 120,780.00
2.0 Inverter(s)	34	EA.	\$ 576.00	\$ 19,580.00
3.0 Transformer(s)	2	EA.	\$ 850.00	\$ 1,700.00
4.0 Racking Frame (tracker)	99,840	LBS.	\$ 0.07	\$ 6,990.00
5.0 Racking Posts	324,060	LBS.	\$ 0.07	\$ 22,680.00
6.0 LV Wiring	14,656	LBS.	\$ 1.10	\$ 16,120.00
7.0 MV Wiring	14,191	LBS.	\$ 0.57	\$ 8,090.00
8.0 Fence	81,084	LBS.	\$ 0.07	\$ 5,675.88
			SUBTOTAL	\$ 201,615.88
IV. NET DECOMMISSIONING COSTS				
			<i>Disassembly, Disposal & Site Restoration</i>	\$ 180,557.37
			<i>Disassembly, Disposal & Site Restoration (40 years @ 2.67% inflation rate)</i>	\$ 518,033.33
			<i>Salvage Value (40 years)</i>	\$ 201,615.88
			Net Decommissioning Costs	\$ 316,417.45

August 23, 2024

NOTES:

1. This Engineer's estimate is based on a set of plans titled "Bungalow Solar LLC", prepared by CCR.
2. This Engineer's estimate represents an opinion of the probable costs of construction, within a reasonable degree of certainty. It is based on our experience and qualifications as an engineer and shall be deemed to represent our opinion and judgment. This estimate does not guarantee the cost of labor, material, or equipment, nor the means, methods and procedures of the Contractor's work as determined by the Contractor and/or Owner, nor the competitive bidding submissions. This estimate cannot and does not guarantee that proposals, bids or actual costs will be the same as or within any specific percentage of this estimate of probable construction cost.

ASSUMPTIONS/EXCLUSIONS:

1. This estimate does not include permit/application fees or potential environmental remediation costs.
2. Quantities for Line Items #I.6.0, I.7.0, and I.8.0 are estimates. The electrical wiring design has not been completed.
3. Line item #I.9.0 includes removal of fence and all appurtenances, including but not limited to footings, posts and barbed wire.
4. Line item #II.1.0 includes re-seeding of the driveway area (after stone removal), concrete pads and reseeded of the array area if required as a result of decommissioning.
5. Line item #II.2.0 includes filling of the roadbed (after road stone removal).
6. The inflation rate was calculated using the average of the historical ten-year PPI for final demand.

**Langan Engineering, Environmental, Surveying,
Landscape Architecture and Geology, D.P.C.**



Andrew Uttan, PE
Associate Principal/VP

August 27, 2024

Date



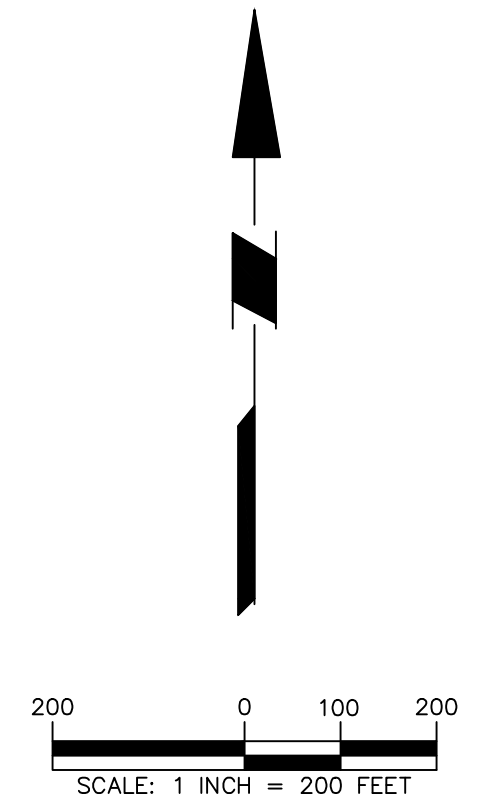
- DECOMMISSIONING NOTES:**
1. OWNER TO COORDINATE REMOVAL, RECYCLING, AND/OR DISPOSAL OF SOLAR AND ELECTRICAL EQUIPMENT.
 2. OWNER TO COORDINATE DISCONNECTION OF ELECTRICAL SERVICES WITH UTILITY PROVIDER.
 3. IF TO BE DECOMMISSIONED, THE CURRENT OPERATOR OF THE SYSTEM IS RESPONSIBLE TO RESTORE THE SITE TO ORIGINAL CONDITION AND PROVIDE STABILIZATION FOLLOWING REMOVAL OF SOLAR RACKING SYSTEM AND ASSOCIATED APPURTENANCES.

Date	Description	No.
Revisions		
<p>LANGAN Langan Engineering, Environmental, Surveying, Landscape Architecture, and Geology, D.P.C. 200 W Madison Street, Suite 1920 Chicago, IL 60606 T: 312.547.7700 F: 312.547.7701 www.langan.com</p>		

Project
**CCR - BUNGALOW
 SOLAR, LLC
 DECOMMISSIONING
 ESTIMATES**
 TAZEWELL COUNTY MORTON ILLINOIS

Drawing Title
**DECOMMISSIONING
 PLAN**

Project No. 541047001	Drawing No. CD101
Date 08/23/2024	Sheet 1 of 1
Drawn By MAC	
Checked By MMK	



Project No. 541047001

COMMITTEE REPORT

Mr. Chairman and Members of the Tazewell County Board:

Your Executive Committee has considered the following RESOLUTION and recommends that it be adopted by the Board:

RESOLUTION

WHEREAS, the County's Executive Committee recommends to the County Board to approve the attached Decommissioning Agreement for SolAmerica Energy, LLC; and

WHEREAS, the 2 MW solar farm was approved by the Zoning Board of Appeals for Special Use on August 30th, 2023 and extension granted August 28th, 2024 to be located on approximately 18 acres located at 21373 IL Route 122 Delavan Township; and

WHEREAS, the plan is in accordance with the Illinois Department of Agriculture's – Agricultural Impact Mitigation Agreement, in accordance with 20 IL-CS 5/5-222, and Chapters 156 and 157 of the Tazewell County Code.

THEREFORE BE IT RESOLVED that the County Board approve this recommendation

BET IT FURTHER RESOLVED that the County Clerk Notified the County Board Office, Community Development and the Auditor of this action.

PASSED THIS 30th DAY of October, 2024.

ATTEST:

Tazewell County Clerk

Tazewell County Board Chairman



**COUNTY OF TAZEWELL
COMMUNITY DEVELOPMENT DEPARTMENT**

Jaclynn Workman, Administrator

11 South 4th Street, Room 400, Pekin, Illinois 61554

Phone: (309) 477-2235 / Email: zoning@tazewell-il.gov

TO: Chairman Zimmerman and Executive Committee
FROM: Jaclynn Workman, Administrator
DATE: October 17, 2024
SUBJECT: Decommissioning Plan – SolAmerica, LLC

Please find attached the Decommissioning Agreement for Bungalow Solar, LLC, the 2MW solar farm approved by ZBA for Special Use November 4th, 2020, with a four-year implementation deadline. The site is located at 21373 IL Route 122 in Delavan Township on approximately 18 acres.

The plan is in accordance with the Illinois Department of Agriculture's – Agricultural Impact Mitigation Agreement, in accordance with 20 IL-CS 5/5-222, and Chapters 156 and 157 of the Tazewell County Code.

Please feel free to contact me at your convenience if you have further questions.

JW

11 South Fourth Street ~ McKenzie Building ~ Suite 400 ~ Pekin, Illinois 61554
Phone: (309) 477-2235 ~ Fax: (309) 477-2358 ~ E-Mail: jworkman@tazewell-il.gov



Halsey Solar Facility Decommissioning Plan

September 2024



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1. Introduction

SolAmerica proposes to build a photovoltaic (PV) solar facility in Delavan, Tazewell County, IL, (the “**Solar Facility**”). The Solar Facility is planned to have a nameplate capacity of approximately 2 megawatts (MW) alternating current (AC) and be built on 18 acres of private land (the “**Facility Site**”).

This Decommissioning Plan (“**Plan**”) provides an overview of activities that will occur during the decommissioning phase of the Solar Facility, including activities related to removal of the Solar Facility, the restoration of land, and the management of materials and waste.

The Solar Facility will have an anticipated lifespan of at least 30 years. This Plan assumes that a Solar Facility will be dismantled, and the Facility Site restored to a state similar to its pre- construction condition at its maturity date. The Plan also covers the case of the abandonment of a Solar Facility, for any reason, prior to the maturity date.

Decommissioning of the Solar Facility will include the disconnection of the Solar Facility from the electrical grid and the removal of all Solar Facility components, including photovoltaic (PV) modules, racking, inverters, transformers, electrical equipment, wiring cables, and perimeter fence.

This Decommissioning Plan is based on current best management practices and procedures. This Plan may be subject to revision based on new standards and emergent best management practices at the time of decommissioning. Permits will be obtained as required and notification will be given to stakeholders prior to decommissioning.



2. Contact Information

Contact information for this Plan is as follows:

Full Name of Project Owner Developer	SolAmerica Energy, LLC
Contact Name	Pete Corbett
Address	190 Ottley Drive N.E. Studio H Atlanta, GA 30324
Telephone	O: 404.351.8175 M: 404.518.7039
Email	pcorbett@solamericaenergy.com

3. Project Information

Address / Parcel IDs	21373 IL Route 122 Delavan, IL 61734/ 21-21-11-100-002
Project Size (Estimated)	18 Acres
Landowner	Sean & Jenna Halsey
Own / Lease	Lease

4. Decommissioning of the Solar Facility

At the time of decommissioning, the components of the Solar Facility will be removed, reused, recycled, sold for scrap, or otherwise disposed of. The Facility Site will be restored to a state similar to its preconstruction condition (less trees). All removal of equipment will be done in accordance with any applicable regulations and manufacturer recommendations. All applicable permits will be acquired.



4.1. Equipment Dismantling and Removal

Generally, the decommissioning of a Solar Facility proceeds in the reverse order of the installation along the following steps.

1. The Solar Facility shall be disconnected from the utility power grid.
2. PV modules shall be disconnected, collected, and sold for scrap, recycled at an approved solar module recycler, reused / resold on the market, or otherwise disposed of in accordance with best practices. Although the PV modules will not be cutting edge technology at the time of decommissioning, they will still produce power for many years.
3. All aboveground and underground electrical interconnection and distribution cables shall be removed and sold for scrap or disposed or recycled at an approved recycler.
4. Galvanized steel PV module support and racking system support posts shall be removed to a depth of at least 4 feet beneath the ground and sold for scrap or disposed / recycled at an approved recycler.
5. Electrical and electronic devices, including transformers and inverters shall be removed and sold for scrap or disposed /recycled at an approved recycler. Remaining components will be disposed of in accordance with the standards of the day. The small amount of oil from the transformers will be removed on-site to reduce the potential for spills and will be transported to an approved facility for disposal.
6. Fencing shall be removed and shall be sold for scrap or disposed /recycled at an approved recycler.
7. Concrete foundations will be broken down and taken to a recycling or approved disposal facility.

4.2. Site Restoration

Through the decommissioning phase, the Facility Site will be restored to a state similar to its preconstruction condition (without trees). Rehabilitated lands may be seeded to help stabilize soil conditions, enhance soil structure, and increase soil fertility.

4.3. Decommissioning During Construction or Abandonment Before Maturity

The Solar Facility will be considered abandoned if it is out of service or otherwise not producing electricity for a period of 12 months. In case of abandonment of the Solar Facility during



construction or before its maturity, the same decommissioning procedures as for decommissioning after ceasing operation will be undertaken and the same decommissioning and restoration program will be honored, in as far as construction proceeded before abandonment. The Solar Facility will be dismantled, materials removed and disposed, the soil that was removed will be graded and the site restored to a state similar to its preconstruction condition.

4.4. Decommissioning Notification

Decommissioning activities may require the notification of stakeholders given the nature of the works at the Facility Site. The local municipality, in particular, will be notified prior to commencement of any decommissioning activities. In addition, the county is granted the right of access to the site, pursuant to reasonable notice, to effect or complete decommissioning.

4.5. Approvals

Well-planned and well-managed renewable energy facilities are not expected to pose environmental risks at the time of decommissioning. Decommissioning of a Solar Facility will follow standards of the day, and required permits will be obtained prior to decommissioning from local, state, and federal entities, as applicable.

4.6 Financial Assurance

The financial resources for decommissioning shall be in the form of a surety bond or shall be deposited in an escrow account with an escrow agent acceptable to the Planning and Zoning Administrator before construction commences. A written escrow agreement will be prepared, establishing upon what conditions the funds will be dispersed. The County shall have access to the escrow account funds for the expressed purpose of completing decommissioning if decommissioning is not completed by SolAmerica within six months of the end of project life or abandonment. The county is granted the right to seek injunctive relief to effect or complete decommissioning, as well as the county's right to seek reimbursement from the applicant or applicant successor for decommissioning costs in excess of the amount deposited in escrow and to file a lien against any real estate owned by the applicant or applicant's successor, or in which they have an interest, for the amount of the excess and to take all steps allowed by law to enforce said lien.

* * * * *

This Decommissioning Plan will be updated as necessary in the future to ensure that changes in technology and site restoration methods are taken into consideration.

**Halsey Solar
Tazewell County
Decommissioning Estimate Pro Forma w/ Salvage**

The Engineer has no control over the cost of labor, materials, equipment, or over the Contractor's methods of determining prices or over competitive bidding or market conditions. Opinions of probable costs provided herein are based on the information known to Engineer at this time and represent only the Engineer's judgment as a design professional familiar with the construction industry. The Engineer cannot and does not guarantee that proposals, bids, or actual construction costs will not vary from its opinions of probable costs. LS = Lump Sum, HR = Hours, EA = Each, LF = Linear Feet.

Item	Quantity	Unit	Unit Price	Total Salvage	Total Price (incl. markups)	Total Price
Mobilization	1	LS		\$ -	\$9,640.00	\$ (9,640.00)
Supervision	150	HR	\$94.00	\$ -	\$14,100.00	\$ (14,100.00)
Temporary Facilities	1	LS		\$ -	\$1,160.00	\$ (1,160.00)
Safety	1	LS		\$ -	\$790.00	\$ (790.00)
Legal Expenses	1	LS		\$ -	\$210.00	\$ (210.00)
General Liability Insurance	1	LS		\$ -	\$840.00	\$ (840.00)
Contractor's G&A	1	LS		\$ -	\$1,580.00	\$ (1,580.00)
SWPPP, Erosion Control Measures (Disturbed Area)	8	Ac	\$670.00	\$ -	\$5,360.00	\$ (5,360.00)
Seeding	18	Ac	\$1,827.64	\$ -	\$32,860.93	\$ (32,860.93)
Tilling 6" topsoil/scarifying access road and rough grading existing soil	18	Ac	\$1,591.70	\$ -	\$28,650.60	\$ (28,650.60)
Remove and Recycle Chainlink Fence, 8' High	3,040	LF	\$5.63	\$ 1,872.78	\$17,113.20	\$ (15,240.42)
Remove Power Pole	5	EA	\$4,060.62	\$ -	\$20,303.10	\$ 20,303.10
Removal and Recycle AC Cables	355	LF	\$3.74	\$ 55.08	\$1,330.68	\$ (1,275.60)
Removal and Recycle DC Cables	46,514	LF	\$0.28	\$ 7,209.72	\$13,248.91	\$ (6,039.19)
Backfill AC and DC trenches	25,527	LF	\$0.62	\$ -	\$15,945.02	\$ (15,945.02)
Remove and Recycle Inverters	1	EA	\$1,693.77	\$ 5,400.00	\$1,693.77	\$ 3,706.23
Removed and Recycle Photovoltaic Modules	5,256	EA	\$6.70	\$ 15,538.97	\$35,215.20	\$ (19,676.23)
Remove and Recycle Piles (10' W6x7 piles @ 25' OC assumed)	876	EA	\$9.57	\$ 10,792.32	\$8,383.32	\$ 2,409.00
Remove and Recycle Support Assemblies	154,324	LB	\$0.04	\$ 16,975.60	\$5,684.14	\$ 11,291.46
Contaminated Soils Testing	1	LS		\$ -	\$2,000.00	\$ (2,000.00)
Reclamation Monitoring and Maintenance	1	LS		\$ -	\$5,000.00	\$ (5,000.00)
				Subtotal:	\$ 57,844.47	\$221,108.87
					Inflation (1.5%/year):	\$ (99,846.03)
					Total:	\$ (222,504.24)

Notes:

1. A site of similar size was used to derive potential quantities for erosion and sediment control (scaling from 36 MW to 2 MW). Quantities were
2. Labor productivity and unit rates were derived from RSMeans Online (Heavy Construction, 2023 data).
3. Labor, material, and equipment rates are based on the RSMeans City Cost Index (CCI) for Peoria.
4. Material salvage values were based off of current US salvage exchange rates.
5. Equipment rental rates were determined from local rental facilities.
6. Photovoltaic Module material salvage rate is based on straight-line depreciation of modules (-0.5% per year).
7. For PV Module Removal/Recycle labor and equipment costs are computed at present values, while salvage value is computed at 20 year depreciated values.
8. Material salvage values were determined using the most prevalent salvageable metal in each component. Copper Wire @\$0.16/LF (AC and DC Cables) and Steel @\$0.62/LF of fence, @\$0.77/pile, and @\$0.11/LB.
9. Inverter resale value is dependent on the assumption that all inverters will be decommissioned and resold half way through their useful life (every 5 years).

REAPPOINTMENT

I, David Zimmerman, Chairman of the Tazewell County (Illinois) Board, hereby reappoint William Atkins, of 16 Cranford Drive, Washington, IL to the Tri-County River Valley Development Authority (TCRVDA) for a term commencing December 01, 2024 and expiring November 30, 2026.

COMMITTEE REPORT

TO: Tazewell County Board
FROM: Executive Committee

This Committee has reviewed the reappointment of William Atkins to the Tri-County River Valley Development Authority (TCRVDA) and we recommend said reappointment be approved.

RESOLUTION OF APPROVAL

The Tazewell County Board hereby approves the reappointment of William Atkins to the Tri-County River Valley Development Authority (TCRVDA).

The County Clerk shall notify the County Board Office and the County Board Office will notify TCRVDA of 456 Fulton Street, Suite 401, Peoria, IL 61602 of this action.

PASSED THIS 30th DAY OF OCTOBER, 2024.

ATTEST:

Tazewell County Clerk

Tazewell County Board Chairman

REAPPOINTMENT

I, David Zimmerman, Chairman of the Tazewell County (Illinois) Board, hereby reappoint K. Russell Crawford of 204 District Court, East Peoria, IL 61611 to the Tri-County Regional Planning Commission Board for a term commencing December 01, 2024 and expiring November 30, 2025.

COMMITTEE REPORT

TO: Tazewell County Board
FROM: Executive Committee

This Committee has reviewed the reappointment of K. Russell Crawford to the Tri-County Regional Planning Commission and we recommend said reappointment be approved.

RESOLUTION OF APPROVAL

The Tazewell County Board hereby approves the reappointment of K. Russell Crawford to the Tri-County Regional Planning Commission.

The County Clerk shall notify the County Board Office and the County Board Office will notify Tri-County Regional Planning Commission of this action.

PASSED THIS 30th DAY OF OCTOBER, 2024.

ATTEST:

Tazewell County Clerk

Tazewell County Board Chairman

REAPPOINTMENT

I, David Zimmerman, Chairman of the Tazewell County (Illinois) Board, hereby reappoint Greg Menold of 932 E. Dunne Street, Morton IL 61550 to the Tri-County Regional Planning Commission Board for a term commencing December 01, 2024 and expiring November 30, 2025.

COMMITTEE REPORT

TO: Tazewell County Board
FROM: Executive Committee

This Committee has reviewed the reappointment of Greg Menold to the Tri-County Regional Planning Commission and we recommend said reappointment be approved.

RESOLUTION OF APPROVAL

The Tazewell County Board hereby approves the reappointment of Greg Menold to the Tri-County Regional Planning Commission.

The County Clerk shall notify the County Board Office and the County Board Office will notify Tri-County Regional Planning Commission of this action.

PASSED THIS 30th DAY OF OCTOBER, 2024.

ATTEST:

Tazewell County Clerk

Tazewell County Board Chairman

REAPPOINTMENT

I, David Zimmerman, Chairman of the Tazewell County (Illinois) Board, hereby reappoint Nick Graff of 111 Stonecrop Road, Morton, IL 61550 to the Emergency Telephone Systems Board for a term commencing December 01, 2024 and expiring November 30, 2028.

COMMITTEE REPORT

TO: Tazewell County Board
FROM: Executive Committee

This Committee has reviewed the reappointment of Nick Graff to the Emergency Telephone Systems Board and we recommend said reappointment be approved.

RESOLUTION OF APPROVAL

The Tazewell County Board hereby approves the reappointment of Nick Graff to the Emergency Telephone Systems Board.

The County Clerk shall notify the County Board Office and the County Board Office will notify the E.T.S.B. Chairman of this action.

PASSED THIS 30th DAY OF OCTOBER, 2024.

ATTEST:

Tazewell County Clerk

Tazewell County Board Chairman

REAPPOINTMENT

I, David Zimmerman, Chairman of the Tazewell County (Illinois) Board, hereby reappoint Dawn Cook, Director of the Tazewell County Emergency Management Agency to the Emergency Telephone Systems Board for a term commencing December 01, 2024 and expiring November 30, 2028.

COMMITTEE REPORT

TO: Tazewell County Board
FROM: Executive Committee

This Committee has reviewed the reappointment of Dawn Cook to the Emergency Telephone Systems Board and we recommend said reappointment be approved.

RESOLUTION OF APPROVAL

The Tazewell County Board hereby approves the reappointment of Dawn Cook to the Emergency Telephone Systems Board.

The County Clerk shall notify the County Board Office and the County Board Office will notify the E.T.S.B. Chairman of this action.

PASSED THIS 31st DAY OF OCTOBER, 2024.

ATTEST:

Tazewell County Clerk

Tazewell County Board Chairman

REAPPOINTMENT

I, David Zimmerman, Chairman of the Tazewell County (Illinois) Board, hereby reappoint Thomas Haas of 125 E. Lee Street, Tremont, to the Emergency Telephone Systems Board for a term commencing December 1, 2024 and expiring November 30, 2028.

COMMITTEE REPORT

TO: Tazewell County Board
FROM: Executive Committee

This Committee has reviewed the reappointment of Thomas Haas to the Emergency Telephone Systems Board and we recommend said reappointment be approved.

RESOLUTION OF APPROVAL

The Tazewell County Board hereby approves the reappointment of Thomas Haas to the Emergency Telephone Systems Board.

The County Clerk shall notify the County Board Office and the County Board Office will notify the E.T.S.B. Chairman of this action.

PASSED THIS 30th DAY OF OCTOBER, 2024.

ATTEST:

Tazewell County Clerk

Tazewell County Board Chairman

REAPPOINTMENT

I, David Zimmerman, Chairman of the Tazewell County (Illinois) Board, hereby reappoint Nancy Proehl, of 9776 Warner Road, Manito, IL to the Tazewell County Farm Bureau for a term commencing December 1, 2024 and expiring November 30, 2026.

COMMITTEE REPORT

TO: Tazewell County Board
FROM: Executive Committee

This Committee has reviewed the reappointment of Nancy Proehl to the Tazewell County Farm Bureau and we recommend said reappointment be approved.

RESOLUTION OF APPROVAL

The Tazewell County Board hereby approves the reappointment of Nancy Proehl to the Tazewell County Farm Bureau.

The County Clerk shall notify the County Board Office and the County Board Office will notify County Board Chairman of this action.

PASSED THIS 30th DAY OF OCTOBER, 2024.

ATTEST:

Tazewell County Clerk

Tazewell County Board Chairman

REAPPOINTMENT

I, David Zimmerman, Chairman of the Tazewell County (Illinois) Board, hereby reappoint Dan Schopp of 404 Newcastle Drive, Mackinaw, IL to the Mackinaw Valley Water Authority for a term commencing December 01, 2024 and expiring November 30, 2027.

COMMITTEE REPORT

TO: Tazewell County Board
FROM: Executive Committee

This Committee has reviewed the reappointment of Dan Schopp to the Mackinaw Valley Water Authority and we recommend said reappointment be approved.

RESOLUTION OF APPROVAL

The Tazewell County Board hereby approves the reappointment of Dan Schopp to the Mackinaw Valley Water Authority.

The County Clerk shall notify the County Board Office and the County Board Office will notify Mark J. McGrath, 113 Main Street, PO Box 139, Mackinaw, IL 61755.

PASSED THIS 30th DAY OF OCTOBER, 2024.

ATTEST:

Tazewell County Clerk

Tazewell County Board Chairman

APPOINTMENT

I, David Zimmerman, Chairman of the Tazewell County (Illinois) Board, hereby appoint Marcus Camp, who is employed by Ameren Illinois Company, 300 Liberty Street, Peoria, IL to the East Peoria Drainage and Levee District for a term commencing September 03, 2024 and expiring September 03, 2026.

COMMITTEE REPORT

TO: Tazewell County Board
FROM: Executive Committee

This Committee has reviewed the appointment of Marcus Camp to the East Peoria Drainage and Levee District and we recommend said appointment be approved.

RESOLUTION OF APPROVAL

The Tazewell County Board hereby approves the appointment of Marcus Camp to the East Peoria Drainage and Levee District.

The County Clerk shall notify the County Board Office and the County Board Office will notify Attorney James Bradshaw of this action.

PASSED THIS 30th DAY OF OCTOBER, 2024.

ATTEST:

Tazewell County Clerk

Tazewell County Board Chairman