

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

(217) 384-3708  
[zoningdept@co.champaign.il.us](mailto:zoningdept@co.champaign.il.us)  
[www.co.champaign.il.us/s/zoning](http://www.co.champaign.il.us/s/zoning)

**CASE NO. 162-S-25**  
**SUPPLEMENTAL MEMORANDUM #3**  
**August 7, 2025**

**Petitioners:** Mahomet IL Solar 1, LLC, c/o Summit Ridge Energy LLC, via agent Moira Cronin, Senior Manager, Project Development, and participating landowners Paul Nurmi Trustee, and Greater Heritage Farms LLC

**Request:** Authorize a Community PV Solar Farm with a total nameplate capacity of 4.99 megawatts (MW), including access roads and wiring, in the AG-2 Zoning District, and including the following waivers of standard conditions:

**Part A:** A waiver for not entering into a Roadway Upgrade and Maintenance Agreement or waiver thereof with the relevant local highway authority prior to consideration of the Special Use Permit by the Zoning Board of Appeals, per Section 6.1.5 G.(1)

**Part B:** A waiver for locating the PV Solar Farm less than one and one-half miles from an incorporated municipality per Section 6.1.5 B.(2)a.

**Part C:** A waiver for locating the PV Solar Farm 65 feet from a non-participating lot that is 10 acres or less in area in lieu of the minimum required separation of 240 feet between the solar farm fencing and the property line, per Section 6.1.5 D.(3)a.

**Part D:** A waiver for providing financial assurance for the Decommissioning and Site Reclamation Plan in the form of a surety bond, in-lieu of a letter of credit per Section 6.1.5 Q.

**Other waivers may be necessary.**

**Location:** Approximately 36 acres on two tracts of land with PIN's 15-13-17-100-012 (52.66 acres) and 15-13-17-200-010 (43.17 acres), totaling 95.83 acres on the South side of US Highway 150, in the West Half of the Northeast Quarter and the East Half of the Northwest Quarter of Section 17 Township 20 North, Range 7 East of the Third Principal Meridian, in Mahomet Township, commonly known as farmland owned by Greater Heritage Farms LLC and Paul Nurmi Trustee.

**Site Area:** Approximately 36 acres on two tracts of land totaling 95.83 acres

**Time Schedule for Development:** As soon as possible

**Prepared by:** **Charlie Campo**  
Senior Planner  
**John Hall**  
Zoning Administrator  
**Trevor Partin**  
Associate Planner

**REVISED SITE PLAN**

The Petitioner submitted a revised Site Plan on August 7, 2025, with updated notes, and a revised access drive that has been widened from 16 ft. to 20 ft. The revised Site Plan is included as attachment B.

**REVISED DECOMMISSIONING PLAN**

The Petitioner submitted a revised Decommissioning Plan dated May 29, 2025, that included additional line items for costs. The Petitioner is working with Staff to make additional required changes to the Decommissioning Plan. A Special Condition has been added to require a Decommissioning Plan that has been approved by ELUC at the time of application for a Zoning Use Permit.

**LETTER ADDRESSING PREVAILING WAGES**

The Petitioner submitted a letter dated July 16, 2025, from their attorney Barnes & Thornburg addressing questions regarding paying prevailing wages and submitting regular wage reports for two Summit Ridge Energy Projects in Champaign County. The letter is included as attachment C.

**LETTER ADDRESSING SOUND METER CALIBRATION**

The Petitioner submitted a letter dated July 15, 2025, from RWDI, which is the company that performed the noise study for the project received January 3, 2025. The letter addressed the issue of an outdated calibration certification for the equipment used in the original study and expressed their confidence in the noise measurements of the original study. The letter is included as attachment D.

**FIRE PROTECTION DISTRICT APPROVAL**

The Cornbelt Fire Protection District has approved the design of the access drive.

**PUBLIC COMMENTS**

P&Z Staff has received additional email comments from the public since the public hearing on May 29, 2025. The emails are included as attachment E and F.

**ATTACHMENTS**

- A Legal Advertisement
- B Revised Site Plan received August 7, 2025
- C Letter from Barnes & Thornburg received July 17, 2025
- D Letter from RWDI regarding Sound Meter Calibration received July 17, 2025
- E Email from Deb Caparoon received July 31, 2025
- F Email from Debra Bunch received August 5, 2025

**NOTICE OF PUBLIC HEARING IN REGARD TO A SPECIAL USE PERMIT WITH WAIVERS  
UNDER THE PROVISIONS OF THE CHAMPAIGN COUNTY ZONING ORDINANCE.**

CASE: 162-S-25

Mahomet IL Solar 1, LLC, c/o Summit Ridge Energy LLC, 1000 Wilson Boulevard, #2400, Arlington VA 22209, via agent Moira Cronin, Senior Manager, Project Development, for Summit Ridge Energy LLC, and participating landowners Paul Nurmi Trustee, 609 W. Hickory Street Mahomet IL, 61853 and Greater Heritage Farms LLC, 609 W. Hickory Street Mahomet IL, 61853, have filed a petition for a Special Use Permit with Waivers under the provisions of the Champaign County Zoning Ordinance on property in unincorporated Champaign County. The petition is on file in the office of the Champaign County Department of Planning and Zoning, 1776 E. Washington Street, Urbana, IL.

A public hearing will be held **Thursday, February 27, 2025, at 6:30 p.m.** prevailing time in the Shields-Carter Meeting Room, Brookens Administrative Center, 1776 East Washington Street, Urbana, at which time and place the Champaign County Zoning Board of Appeals will consider a petition for the following:

Authorize a Community PV Solar Farm with a total nameplate capacity of 4.99 megawatts (MW), including access roads and wiring, in the AG-2 Agriculture Zoning District, and including the following waivers of standard conditions:

- Part A: 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 Zoning Board of Appeals, per Section 6.1.5 G.(1)
- Part B: A waiver for locating the PV Solar Farm less than one and one-half miles from an incorporated municipality per Section 6.1.5 B.(2)a.
- Part C: A waiver for providing financial assurance for the Decommissioning and Site Reclamation Plan in the form of a surety bond, in-lieu of a letter of credit per Section 6.1.5 Q.

Other waivers may be necessary.

On the following subject property:

Approximately 36 acres on two tracts of land with PIN's 15-13-17-100-012 and 15-13-17-200-010, totaling 95.83 acres on the South side of US Highway 150, in the West Half of the Northeast Quarter and the East Half of the Northwest Quarter of Section 17 Township 20 North, Range 7 East of the Third Principal Meridian, in Mahomet Township, commonly known as farmland owned by Greater Heritage Farms LLC and Paul Nurmi Trustee.

All persons interested are invited to attend said hearing and be heard. If you would like to submit comments or questions before the meeting, please call the P&Z Department at 217-384-3708 or email [zoningdept@co.champaign.il.us](mailto:zoningdept@co.champaign.il.us) no later than 4:30 pm the day of the meeting. The hearing may be continued and reconvened at a later time.

Ryan Elwell, Chair

Champaign County Zoning Board of Appeals

**TO BE PUBLISHED: WEDNESDAY, FEBRUARY 12, 2025 ONLY**

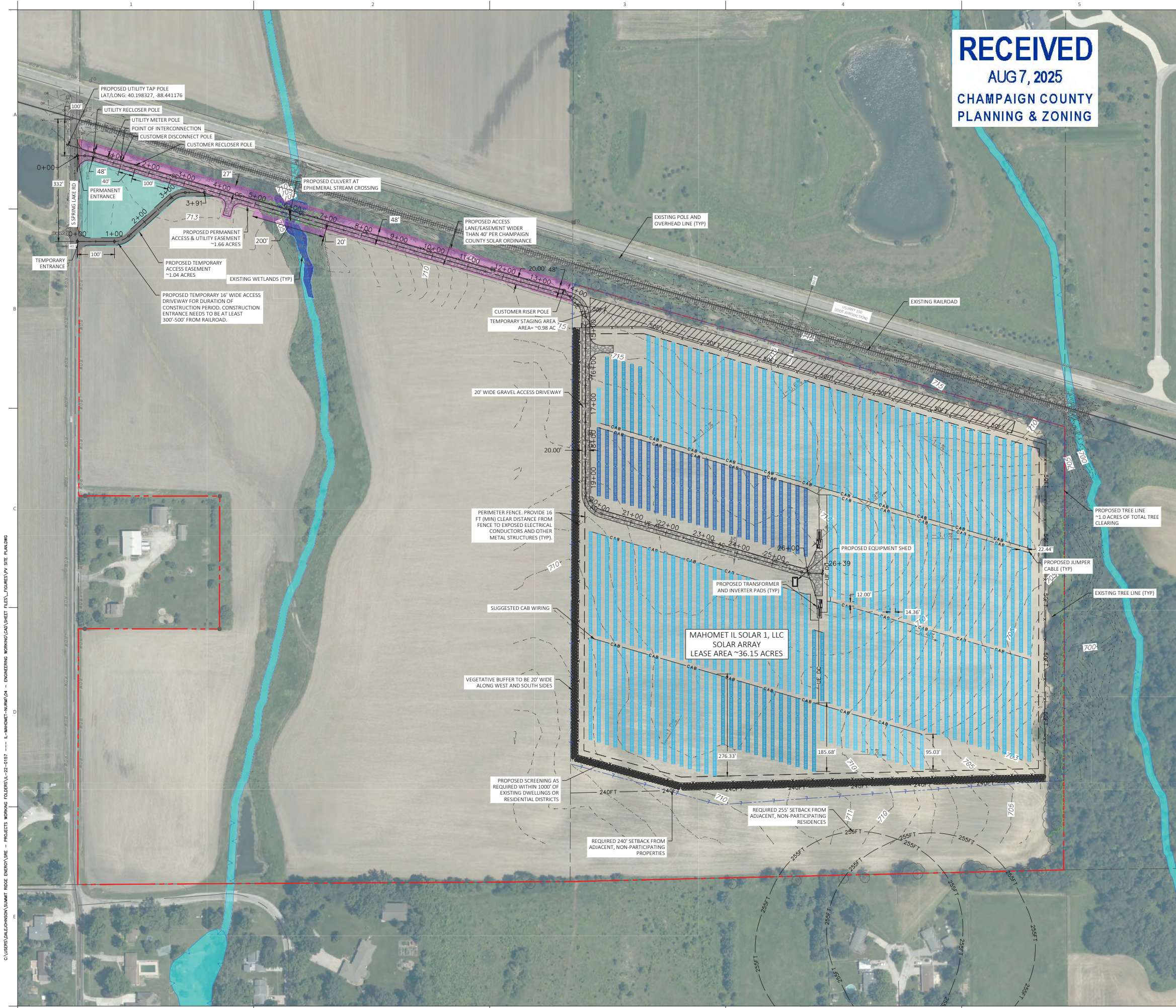
Send bill and one copy to:   Champaign County Planning and Zoning Dept.  
  Brookens Administrative Center  
  1776 E. Washington Street  
  Urbana, IL 61802

Phone: 384-3708

Our News Gazette account number is 99225860.



C:\USERS\DALJOHNSON\SUMMIT\MODE ENERGY\USE - PROJECTS\WORKING FOLDERS\11-25-2017 - L-MAHOMET-MAHOMET-CA - ENGINEERING WORKING\CA01 SHEET FILES\FIGURES\PI SITE PLANNING

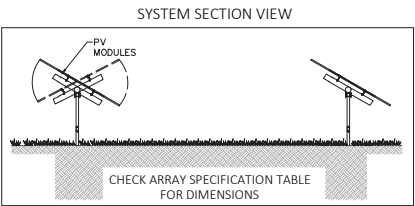


RECEIVED  
AUG 7, 2025  
CHAMPAIGN COUNTY  
PLANNING & ZONING

NOTES:

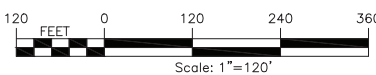
1. THE PROPOSED SITE PLAN IS CONCEPTUAL. FINAL EQUIPMENT SELECTION MAY CHANGE DEPENDING ON AVAILABILITY.
2. PARCEL BOUNDARY LINE IS BASED ON GIS DATA AND SHOULD BE CONSIDERED APPROXIMATE AND IS BEING SHOWN FOR REFERENCE PURPOSES ONLY.
3. WETLAND DELINEATION HAVE BEEN REFERENCED FROM THE NATIONAL WETLANDS INVENTORY AND IS BEING SHOWN FOR REFERENCE PURPOSES.
4. POINT OF INTERCONNECTION LOCATION IS APPROXIMATE AND WILL BE DETERMINED FOLLOWING A SITE SURVEY BY THE ELECTRICAL UTILITY. POINT OF INTERCONNECTION POLE SERIES TO BE DESIGNED IN ACCORDANCE WITH ELECTRICAL UTILITY STANDARDS.
5. TOPOGRAPHICAL INFORMATION IS REFERENCED FROM NOAA LIDAR DATED 2019-2020.
6. LOCATIONS OF WIRING WITHIN THE SOLAR ARRAY FOR REFERENCE PURPOSES ONLY. ACTUAL ROUTINGS TO BE DETERMINED IN 30% DESIGN STAGE.
7. SITE PLAN IN ACCORDANCE WITH CHAMPAIGN COUNTY SOLAR ORDINANCE

ARRAY SPECIFICATIONS	
DC SYSTEM SIZE (kW)	7419.84 kW
AC SYSTEM SIZE (kW)	5000 kW
DC/AC RATIO	1.48
MODULE MODEL	Q.PEAK DUO XL-G11S.3/BFG
MODULE POWER	590 W
MODULE COUNT	12,576
RACKING MANUFACTURER	FLEXRACK FLEXTRACK S-SERIES
RACKING QUANTITY	(140) 1x72; (45) 1x48; (14) 1x24; SAT
STRING LENGTH	24
STRING QUANTITY	524
INVERTER TYPE	KACO BLUEPLANET 125-TL3-INT
INVERTER QUANTITY	(40) 125 kW
AZIMUTH	180°
TILT ANGLE / PHI LIMITS	±55°
NOMINAL PITCH (FEET)	22.44
INTER-ROW SPACING (FEET)	14.36
GROUND COVERAGE RATIO	0.360
TORQUE TUBE HEIGHT (FEET)	5.3 MIN; 5.8 DESIGN
TRACKER LEADING EDGE (FEET)	2 MIN; 2.5 DESIGN



LEGEND

- PROPERTY LINE
- LEASE LINE
- FENCE LINE
- SOLAR MODULES
- EQUIPMENT PAD
- 1 FT CONTOURS
- CHAINLINK FENCE GATE
- OVERHEAD ELECTRIC LINE
- UNDERGROUND ELECTRIC LINE
- UTILITY POLE
- STORAGE SHED



REV	BY	DESCRIPTION	DATE
9	AW	PROJECT NAME UPDATE	07/18/2024
10	AW	ACCESS EASEMENT UPDATE	07/23/2024
11	AW	MATCH EASE AREA TO ALTA	07/30/2024
12	AW	ACCESS EASEMENT UPDATE	09/09/2024
13	AW	MODULE UPDATE TO G11S.3	05/10/2025
14	AW	CAB ALIGNMENT & LOGO UPDATE	07/09/2025
15	DE	DRIVEWAY WIDTH WIDENED 20'	08/07/2025

DRAWING ISSUE

<input checked="" type="checkbox"/>	PRELIMINARY
<input type="checkbox"/>	PERMITTING
<input type="checkbox"/>	BID
<input type="checkbox"/>	CONSTRUCTION
<input type="checkbox"/>	AS-BUILT
<input type="checkbox"/>	OTHER



NOT FOR CONSTRUCTION

PROJECT: MAHOMET IL SOLAR 1, LLC  
COUNTY RD 125 E,  
MAHOMET, IL 61853  
LAT/LONG: 40.194906, -88.434093  
UTILITY-AMEREN  
CHAMPAIGN COUNTY

DRAWING TITLE: CONCEPTUAL SITE PLAN

DWG NO. C 01



Alexander J. Bandza  
Partner  
(312) 214 5633  
[abandza@btlaw.com](mailto:abandza@btlaw.com)

July 16, 2025

**VIA ELECTRONIC MAIL**

Barrett LaChance  
Senior Vice President, Development  
Summit Ridge Energy, LLC  
1000 Wilson Blvd, Suite 2400  
Arlington, VA 22209  
Tel: 202-558-2340  
[BLaChance@srenergy.com](mailto:BLaChance@srenergy.com)

Re: Questions Concerning the Applicability of the Prevailing Wage Act

Dear Mr. LaChance:

We understand that Summit Ridge Energy, LLC (“SRE”), for its project company Mahomet IL Solar 1, LLC (“Mahomet Solar 1”), has petitioned the Champaign County, Ill., Zoning Board of Appeals (“ZBA”) for a special use permit, which has been docketed as Case No. 162-S-25. We also understand that SRE and its project company Champaign Solar, LLC (“Champaign Solar”) are currently constructing a solar project nearby, in the City of Champaign, Ill.

You have informed us that the ZBA has asked why Champaign Solar is not currently submitting monthly wage reports, which the ZBA believes is required under the Illinois Prevailing Wage Act (820 ILCS 130/) (“PWA”). **In sum, neither Champaign Solar nor Mahomet Solar 1 is subject to monthly prevailing wage reporting obligations because both projects are not Illinois Adjustable Black Program (“ABP”) projects, which means neither project is “paid for wholly or in part out of public funds,” as described below. See 820 ILCS 130/2.**

By way of overview, ABP projects must submit monthly wage reports confirming compliance with prevailing wage requirements because such projects are covered by the PWA. See 20 ILCS 3855/1-75(c)(1)(Q) (“Each facility [participating in the ABP] shall be subject to the prevailing wage requirements included in the Prevailing Wage Act.”). Specifically, the PWA requires that employees engaged in covered construction activities be paid the applicable prevailing wage for the job classification and location, as determined by the Illinois Department of Labor (“IDOL”) annually and updated regularly on its website. Participants in the ABP, including their contractors and subcontractors, must provide written notice to all contractors and subcontractors that the PWA applies to the project, including notice and record keeping requirements. Penalties and fines for violations may be imposed on upstream contractors if they fail to provide proper notice to

subcontractors. Employees engaged in construction activities must be given written notice of the applicable prevailing wage rates through posting those rates on the work site, at a central office, or through direct written communication. Each contractor and subcontractor constructing an ABP project must submit on a monthly basis a Certified Transcript of Payroll using the IDOL form.<sup>1</sup>

The PWA only “applies to the wages of laborers, mechanics and other workers employed in any public works . . . by any public body and to anyone under contracts for public works.” 820 ILCS 130/2. “‘Public works’ means all fixed works constructed or demolished . . . paid for wholly or in part out of public funds,” which includes all projects financed through “bonds, grants, loans, or other funds made available by or through the State.” *Id.* (emphasis added). By not participating in the ABP, neither Champaign Solar nor Mahomet Solar 1 will be “paid for wholly or in part out of public funds.” Therefore, the projects are not subject to the PWA.

However, we understand that both Champaign Solar and Mahomet Solar 1 are seeking federal investment tax credits (“ITCs”) specific to solar facilities. *See* 26 U.S.C. §§ 48, 48E. The federal ITCs require that projects like Champaign Solar and Mahomet Solar 1 meet federal prevailing wage requirements, which are different than the Illinois prevailing wage requirements discussed above. *See* 26 U.S.C. §§ 48(a)(10)-(11), 48E(d)(3)-(4). The U.S. DOL issues prevailing wage determinations for different types of construction projects, which are “building,” “residential,” “highway,” and “heavy.” Both Champaign Solar and Mahomet Solar 1 utilize the “heavy” wage classification and accordingly pay employees the highest possible prevailing wage rate, even when a lower rate might apply. In addition to other requirements, entities seeking federal ITCs must submit an annual prevailing wage compliance report to the U.S. Internal Revenue Service during the five-year recapture period starting when the project is placed in service. *See* 26 C.F.R. §§ 1.48-13(c)(8), 1.48E-3(b)(6). Champaign Solar and Mahomet Solar 1 will comply with this annual reporting requirement.

\* \* \* \* \*

We understand that you would like to share this letter with the ZBA. You may do so with the understanding that this letter does not in any way reflect the positions of Barnes & Thornburg LLP, its employees, partners, agents, or affiliates, nor any of its other clients.

Please let us know if you have any questions. Thank you.

Sincerely,

**BARNES & THORNBURG LLP**



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Alexander J. Bandza, Esq., Partner

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<sup>1</sup> IDOL, *Certified Transcript of Payroll*, <https://labor.illinois.gov/laws-rules/conmed/certifiedtranscriptofpayroll.html> (last visited July 7, 2025).



24445 Forterra Drive  
Warren MI USA  
48089

Tel: +1.248.841.8442  
E-mail: [solutions@rwdi.com](mailto:solutions@rwdi.com)

## MEMORANDUM

DATE:	2025-07-15	RWDI Reference No.: 2506209
TO:	Moira Cronin	EMAIL: <a href="mailto:mcronin@srenergy.com">mcronin@srenergy.com</a>
FROM:	Timm Carson	EMAIL: <a href="mailto:Timm.Carson@RWDI.com">Timm.Carson@RWDI.com</a>
	Bryce Dawson	EMAIL: <a href="mailto:Bryce.Dawson@RWDI.com">Bryce.Dawson@RWDI.com</a>
RE:	Sound Meter Calibration Mahomet Solar Ambient Noise Study Mahomet, Illinois	

Dear Moira,

We are writing to address a recent concern raised regarding RWDI Report #2506209, titled "*Mahomet Solar Ambient Noise Study*" and dated December 31, 2024. Specifically, the concern pertains to the use of a sound level meter that, at the time of measurement, had not yet undergone its scheduled laboratory calibration.

Upon review, we acknowledge that the measurements were conducted prior to the formal calibration verification date. However, we would like to emphasize that the sound level meter calibration was verified by Odin Metrology Inc., our third-party calibration laboratory on the 13<sup>th</sup> of May 2025. The results of this verification (attached with this memo) confirmed that the instrument remained within its specified performance parameters and exhibited no deviation or drift from expected values and the equipment was within specifications when the sound measurements were collected in support of the report referenced above.

Based on these findings, we are confident that the measurements obtained prior to calibration are valid and reliable. The consistency of the instrument's performance before and after calibration supports the integrity of the data collected in the study.

RWDI maintains NIST-traceable laboratory calibration on all noise and vibration equipment on a two-year recall interval. This interval is automatically shortened in cases where equipment has experienced rough handling, failed field calibration, or exhibited unexpected changes in sensitivity.

RWDI takes measurement accuracy and quality assurance seriously and remains committed to maintaining the highest standards in our processes. Should you require any additional information or documentation, please do not hesitate to contact us.



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[rwdi.com](http://rwdi.com)



Moira Cronin  
Summit Ridge Energy  
RWDI#2506209  
July 15, 2025

Yours truly,

A handwritten signature in black ink, appearing to read 'T. Carson', with several vertical strokes extending upwards from the end of the signature.

Timm Carson  
Technical Director – Noise and Vibration  
RWDI



Moira Cronin  
Summit Ridge Energy  
RWDI#2506209  
July 15, 2025

**CERTIFICATE OF CALIBRATION**  
**# 29279-3**  
**FOR BRÜEL & KJÆR**  
**HANDHELD ANALYZER**

Model **2250 Light**  
With Microphone **4950**  
With Preamplifier **ZC0032**

Serial No. **3008859**  
ID No. **Kit 2**  
Serial No. **3072979**  
ID No. **25136**

Customer: **RWDI**  
**Culver City, CA 90232**

P.O. No. **66890.080.120 AD**

was tested and met Brüel & Kjær specifications at the points tested  
and as outlined in IEC 61672-3:2006 Class 1

on **13 MAY 2025**

BY **HAROLD LYNCH**  
Service Manager

As received and left condition: **Within Specification.**  
Re-calibration due on: **13 MAY 2027**


Certified References*				
Mfg.	Type	Serial No.	Cal Date	Due Date
B&K	1051	1846829	03 SEP 2024	03 SEP 2025
B&K	2636	1601487	16 MAY 2024	16 MAY 2025
B&K	4226	3274134	27 NOV 2024	27 NOV 2025
B&K	4231	1914668	02 APR 2025	02 APR 2026
HP	34401A	US36071531	05 JUN 2024	05 JUN 2025
HP	3458A	2823A07179	23 AUG 2024	23 AUG 2025
Performed in Compliance with ANSI, NCSL Z-540-1, 1994 and ISO 17025, ISO 9001:2015 Certification NQA No. 11252 *References are traceable to NIST (National Institute of Standards and Technology).				

Note: For calibration data see enclosed pages.  
The data represent both "as found" and "as left" conditions.

Reference Test Procedure: **ACCT Procedure 2250-Light-2270 Version 3.2.1.** Rev. 1/29/14

Temperature	Relative Humidity	Barometric Pressure
<b>23°C</b>	<b>42 %</b>	<b>988.15 hPa</b>

Note: This calibration report shall not be reproduced, except in full, without written consent by Odin Metrology, Inc.

Signed: 

**ODIN METROLOGY, INC.**  
CALIBRATION OF BRÜEL & KJÆR INSTRUMENTS  
3537 OLD CONEJO ROAD, SUITE 108 THOUSAND OAKS CA 91320  
PHONE: (805) 375-0830 FAX: (805) 375-0405

Charles W. Campo

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**From:** Deb Caparoon <debcaparoon@gmail.com>  
**Sent:** Thursday, July 31, 2025 12:34 PM  
**To:** zoningdept  
**Subject:** Solar Farm Spring Lake Mahomet

**CAUTION:** External email, be careful when opening.

Good afternoon,

I am writing to express my opposition to the solar farm in Mahomet near Spring Lake. I moved out to Spring Lake in 2017 for the peace and quiet that this small community, nature and wildlife bring. I am very concerned about what a solar farm that close to a small community outside of town will do. The noise alone will change the environment around us. It will destroy the peace and quiet that we have all come to love and enjoy. Oh I know they are telling you that won't be the case but have you been to a solar farm? They are not quiet.

Other concerns are who deals with the mess when these panels are damaged or destroyed or basically no longer good for use? They will tell you whatever you want to hear to get this approved. Why are we as a community considering signing on for something that could be very costly to us and provide so very little benefit at all.

Why this farm plot? Why right next to a subdivision? There are reasons those zoning laws were put into place. There are so many other options for where this solar farm could be placed. Right next to a subdivision is the worst choice. Why not build solar canopies over the many parking lots we have or on the rooftops of local businesses? Why permanently destroy our precious farmland.

There are so many risks and concerns, too many to list in this short email. I am hoping when it is time to vote you will vote no to place this solar farm in this location. Let's find a better location. There are many better options.

Let me ask one last question, if they were planning this solar farm right next to your house, how would you vote? Would you want it right next door to your home? If your answer is no, then I am asking you to vote the same as if it was you for the many of us that live in this area. It will affect our property values, our way of life, and the life of many wild animals in our area (Eagles cause we have at least 1 pair, Osprey, deer, turkeys, geese, ducks, rabbits, owls just to name a few). All of these things will be negatively impacted if not disappear from the area if this solar farm is approved. Please look for another location,

Sincerely,  
Spring Lake resident - Deb Caparoon

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**Charles W. Campo**

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**From:** Debra Bunch <debbierbunch@gmail.com>  
**Sent:** Tuesday, August 5, 2025 8:08 PM  
**To:** Charles W. Campo; zoningdept  
**Subject:** Case #162-S-25  
**Attachments:** New collage pic 5.28.25.JPEG

**CAUTION:** External email, be careful when opening.

Hello

Please share with the full board, and the members of the Zoning Board of Appeals members.

At the May 29, 2025 Champaign Co Zoning Board of Appeals meeting for case #162-S-25, Moira Cronin, from Summit Ridge Energy encouraged concerned citizens of the Mahomet project to visit a solar farm they have developed in Champaign. She said the site is comparable in size to the proposed site in Mahomet.

The solar farm in Champaign is the perfect example of where a solar farm should be. The address is 2903, 3009, 3113 North Market St., Champaign. A nonprofit animal shelter operates at 3113 N. Market St. To the south of the rescue ranch is 2903 and 3009 North Market St. - it was undeveloped agricultural fields and now 2903 is the location of the solar farm. A FedEx distribution center is across Market St. to the east. Hunters Pond Apartments and more undeveloped agricultural fields are just south of the property across Interstate Drive. Agricultural fields lie north of the property, and beyond them an Ameren Illinois electrical substation. Another field is the western neighbor of this property and beyond it lies the Ashland Park residential subdivision.

The property owner Kim Dalluge also known as Kimberly Acres LLC and Kim Loves Animals LLC is leasing her families farm land to Summit Energy and is using the proceeds to maintain and expand her existing animal shelter. The animal shelter serves animals with disabilities and with her proceeds from the solar company she would like to expand the animal shelter and raise funds to start a horse therapy program for children with disabilities. I admire her for finding a way to fund her rescue ranch with the land she already owned, and her shelter is the closest neighbor to the solar farm. The existing driveway to her rescue ranch was used as the construction entrance to the solar farm.

The Solar Farm developer estimates generating \$78,000 to the city of Champaign's portion of property taxes over 35 years (annual average \$2,285.57) for the general fund. Not a huge amount, but the solar company also paid \$45,668.62 for the Northwest Interceptor Sanitary Sewer platting fee, \$166,500 towards the construction of Interstate Drive and the developer paid for the sidewalk along the west side of N. Market St. - like anyone wants to take a leisurely stroll by a solar farm. It would appear the developer is willing to spend money to make a deal work.

The main point here is the land owner is using her land to fund a cause that is near and dear to her. Her shelter is the closest neighbor to the solar farm. I would encourage all Champaign County Board members, and definitely the Zoning Board of Appeals members to visit the site on Market St. first and then make the drive out to the Springlake Subdivision in Mahomet. Plug in Byrardfield Ct., Mahomet into your GPS, sit at the end of the cul-de-sac and visualize 12,000 plus solar panel in place of the corn that is



growing tall on the Best Prime Farmland as the February information packet referred to the land and the May information packet referred to as the Best Prime Farmland several times.

Everyone at Springlake understands we are not the owners of the farmland, but the proposed site is too close to residential properties.

The Market St. project is approximately 9,096 panels on 26 acres with 5.275 MW direct current and 3.5 MW alternating current with 28 inverters.

The proposed Mahomet project is approximately 12,696 panels on 36 acres with 7.4 MW direct current and 5.0 MW alternating current with 40 inverters.

I have attached a picture that shows deer in the field, my grandson and husband in our driveway looking at deer in the field in May, and an AI generated photo with solar panels in the field that is the first thing I see when I walk out my front door.

Please make the trip to the Market St. site and the proposed Mahomet site, and just try to visualize having to live that close to a solar farm.

Sincerely,  
Debbie Bunch

