

ATTACHMENT L

Preliminary Decommissioning Plan



Dundee Renewables - DECOMMISSIONING PLAN

Dundee Renewables has prepared this Decommissioning Plan (the “Plan”) for its proposed 1.5-Megawatt (AC) solar photovoltaic facility (the “Facility”) to be constructed on the west side of Boyer Road in Dundee Township, Kane County, Illinois 60118 (PIN 03-06-300-002). The Plan describes the process for decommissioning the Facility in accordance with applicable federal, state, and local requirements. Decommissioning of the Facility shall be completed within six (6) months after operation of the solar facility stops being operational.

Facility Description

The Facility will consist of a 1.5-megawatt (AC) capacity solar power-generating array secured within a fixed knot fence surrounding the solar panels and equipment, accessed through a locked 12’ wide swing gate on the access road. The access road enters the project area off Boyer Road. The Facility will include the following site features:

- An approximately 8.76-acre area of photovoltaic (PV) modules, mounting system and associated equipment inside the perimeter fence on a 20-acre parcel;
- Driven piles supporting the PV modules;
- One or two transformer (filled with biodegradable mineral oil) and several string inverters or central inverters;
- Perimeter fence with no barbed wire;
- Underground conduit and wires within the system area;
- Electrical interconnection equipment including several above ground poles to connect to the Commonwealth Edison (ComEd) distribution line over Boyer Road east of the proposed site;
- A gravel access drive;
- A metal security gate at the entrance to the array area; and
- Energy battery storage system.

Decommissioning Plan

The Facility will be decommissioned by completing the following major steps: Dismantlement, Demolition, Disposal or Recycle; and Site Stabilization, as further described below.

Dismantlement, Demolition, and Disposal or Recycle

A significant portion of the components that comprise the Facility will include recyclable or re-saleable components, including copper, aluminum, galvanized steel, and modules. Due to their

re-sale monetary value, these components will be dismantled, disassembled, and recycled rather than being demolished and disposed of.

Following coordination with ComEd regarding timing and required procedures for disconnecting the Facility from the utility distribution network, all electrical connections to the system will be disconnected and all connections will be tested locally to confirm that no electric current is running through them before proceeding. All electrical connections to the PV modules will be severed at each module, and the modules will then be removed from their framework by cutting or dismantling the connections to the supports. Modules will be removed and sold to a purchaser or recycler. In the event of a total fracture of any modules, the interior materials are silicon-based and are not hazardous. Disposal of these materials at a landfill will be permissible.

The PV mounting system framework will be dismantled and recycled. The metal piles will be removed from their approximated depth of four feet and recycled. All other associated structures will be demolished and removed from the site for recycling or disposal. This will include the site fence and gates, which will likely be reclaimed or recycled.

Grade slabs will be broken and removed to a depth of one foot below grade, and clean concrete will be crushed and disposed of off-site or recycled (reused either on- or off-site).

Aboveground utility poles owned by Nexamp Solar will be completely removed and disposed of off-site in accordance with utility best practices. Any overhead wires will be removed from the Facility and will terminate at the utility-owned connections. ComEd will be responsible for dismantling any overhead wires and poles under its ownership. Coordination with ComEd personnel will be conducted to facilitate ComEd's removal of any poles and overhead wires located on the site.

A final site walkthrough will be conducted to remove debris and/or trash generated during the decommissioning process and will include removal and proper disposal of any debris that may have been wind-blown to areas outside the immediate footprint of the facility being removed. Sanitary facilities will be provided on-site for the workers performing the decommissioning of the Facility.

Decommissioning Requirements

The following items shall be implemented during the decommissioning of the Facility:

- Items required to be removed include but are not limited to: solar panels, cells and modules; solar panel mounts and racking, including any helical piles, ground screws, ballasts, or other anchoring systems; solar panel foundations, if used, to a depth of 60 inches; transformers, inverters, energy storage facilities, or substations; overhead collection system components; operations/maintenance buildings, spare parts buildings and substations/switching gear buildings; access roads; operation/maintenance

yard/staging area; debris and litter; underground cables, fencing, access roads and culverts.

- Provisions of the restoration of soil and vegetation:
 - A Kane County Stormwater Management permit is required prior to beginning any decommissioning work.
 - All affected areas shall be inspected, thoroughly cleaned and all construction related debris shall be removed.
 - All affected areas must be remediated pursuant to the terms of the Agricultural Impact Mitigation Agreement with the Illinois Department of Agriculture.
 - Items required to be restored include but are not limited to: windbreaks, waterways, site grading, drainage tile systems and topsoil to former productive levels.
- In work areas involving decommission from widening access roads or any other work areas, the topsoil must be first removed, identified and stored separate from other excavated material for later replacement as applicable.
- The sixty (60)-inch below-surface excavation area shall be filled with clean sub-grade material of similar quality to that in the immediate surrounding area.
- All sub-grade material will be compacted to a density similar to surrounding grade material.
- All unexcavated areas compacted by equipment used in decommissioning shall be de-compacted in a manner that adequately restores the topsoil and sub-grade material to the proper density consistent and compatible with the surrounding area.
- Where possible, the topsoil shall be replaced at a minimum of the original depth and surface contours.
- Any topsoil deficiency and trench settling shall be mitigated with imported topsoil that is consistent with the quality of the effected site.
- Items required to be repaired after decommissioning include but are not limited to: roads, bridges and culverts.
- An independent drainage engineer shall be present to ensure drainage tiles, waterways, culverts, etc. are repaired as work progresses.
- A soil erosion control plan shall be approved by the County Soil and Water Conservation District.
- All applicable stormwater management, floodplain and other surface water rules, regulations and ordinances shall be followed including CHAPTER 9 STORMWATER MANAGEMENT, of the Kane County Code.
- Following the completion of Deconstruction, the disturbed area shall be restored, as closely as practical, to its original pre-construction elevation.
- Weed control shall be provided in a manner that prevents the spread of weeds onto agricultural land affected by Deconstruction. Spraying shall be done by an applicator that is appropriately licensed for doing such work in the State of Illinois.

Site Stabilization

The areas of the Facility that are disturbed during decommissioning will be re-graded to establish a uniform slope and stabilized via hydroseeding with a ground treatment approved by the Kane County Building and Zoning.

Permitting Requirements

Given the size and location of the Facility, several approvals will be obtained prior to initiation of the decommissioning process. Table 1 provides a summary of the expected approvals if the decommissioning were to take place at the time of the preparation of this Decommissioning Plan. Noting that the decommissioning is expected to occur at a much later date, the permitting requirements listed in the table below will be reviewed at that time and updated based on then current local, state, and federal regulations.

Table 1. Current Permitting Requirements for Decommissioning

Permit	Agency	Threshold/Trigger
Soil Erosion Control Plan	County Soil and Water Conservation District	Required before decommissioning
Kane County Stormwater Management Permit	Kane County	Required before beginning any decommissioning work and all applicable stormwater management, floodplain and other surface water rules, regulations and ordinances shall
Agricultural Impact Mitigation Agreement	Illinois Department of Agriculture	All affected areas must be remediated pursuant to the terms of the Agricultural Impact Mitigation Agreement with the Illinois Department of Agriculture.

The AIMA requires decommissioning to commence once the Facility is out of service or not producing electrical energy for a period of twelve (12) months and be completed within six (6) months from that time. The decommissioning process is estimated to take +/-3 months and is intended to occur outside of the winter season.

Decommissioning Cost Estimate and Surety Proposal

Dundee Renewables proposes to provide a decommissioning surety fund to be held by the County and co-owned with Dundee Renewables. The fund will provide the requisite capital for solar project decommissioning in the unlikely event that Dundee Renewables is unable to meet its contractual obligations for solar project removal and restoration.

Further, Dundee Renewables agrees to the following Agricultural Impact Mitigation Agreement decommissioning requirements:

Dundee Renewables shall provide the County with Financial Assurance to cover the estimated costs of decommissioning the Facility. Provision of this Financial Assurance shall be phased in over the first 11 years of the Project's operation as follows:

- On or before the first anniversary of the Commercial Operation Date, Dundee Renewables shall provide the County with Financial Assurance to cover ten (10) percent of the estimated cost to decommission the facility as determined in this Plan.
- On or before the sixth anniversary of the Commercial Operation Date, Dundee Renewables shall provide the County with Financial Assurance to cover fifty (50) percent of the estimated cost to decommission the facility as determined in this Plan.
- On or before the eleventh anniversary of the Commercial Operation Date, Dundee Renewables shall provide the County with Financial Assurance to cover one hundred (100) percent of the estimated cost to decommission the facility, as determined in the updated Plan provided during the tenth year of commercial operation.

Prior to the issuance of the Building Permit by Kane County, Dundee Renewables will be submitting a Decommissioning Engineer's Opinion of Probable Cost that will be used to determine the amount of the Surety.

Once the decommissioning is complete, and after the County's inspection that the work has been done in accordance with the Decommissioning Plan, the portion of the surety not needed to remediate shall be returned to the applicant/lessee.