HEXAGON ENERGY

Decommissioning Plan

Steward Creek Solar, LLC
Alto and Willow Creek Townships
Lee County, Illinois

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Prepared for:
Lee County Board
Lee County Zoning Board of Appeals
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Introduction

Background

Steward Creek Solar, LLC ("Project") will construct, own and operate a 600-megawatt (MW) alternating-current (AC) solar photovoltaic (PV) power generation facility and associated electrical transmission facilities, collectively referred to as Steward Creek Solar (Project). The Project is sited on privately owned properties in Lee County within the Townships of Alto and Willow Creek.

This Decommissioning Plan is developed for the Project in compliance with Sec. F of the Lee County Solar Ordinance and Lee County Code, which requires the applicant to provide the Zoning Administrator of Lee County with an updated Decommissioning Plan every three (3) years that provides the procedures and requirements for removal of all parts of the solar energy facility and its various structures, collectively referred to as "decommissioning." The Decommissioning Plan is to be implemented upon direction of the County following failure to repair or remove unsafe structures, discontinuance of operations, completion of the project life or abandonment of the Project, in whole or in part.

This Decommissioning Plan provides for the removal of the following within 12 months of the termination of the Solar Energy System ("SES"):

- All solar collectors and components, above-ground improvements, and outside storage;
- Foundations, pads, and underground electrical wires so as to reclaim all sites to the depth of 6 feet below the surface;
- Hazardous materials shall be disposed of in accordance with federal and state law; and
- Any earth disturbance resulting from the removal of the ground mounted solar panels must be graded and reseeded.

This Decommissioning Plan also addresses the following items:

- The anticipated life of the facility;
- The methodology for calculating the cost of decommissioning; and
- The manner in which the project will be decommissioned.

Decommissioning Plan Purpose

Facility decommissioning is generally described as the removal of system components and the rehabilitation of the site to pre-construction conditions. The typical goal of project decommissioning and reclamation is to remove the installed power generation equipment and return the site to a condition as close to a pre-construction state as feasible.

Deconstruction procedures are designed to ensure public health and safety, environmental protection, and compliance with applicable regulations. Typical activities during a solar energy facility decommissioning phase include facility de-energization, PV module removal,

deconstruction and demolition of above grade structures, removal of concrete pads and foundations, deconstruction and removal of all above ground and below ground utilities, debris management including hauling, temporary erosion control, removal of access roads that are not maintained for other uses, removal of security fencing, regrading, and revegetation. Much of the solid material waste can be recycled or sold as scrap.

Project Materials

PV facilities are constructed using the same basic materials and methods of installation common to their application. The Project does not contain or generate any hazardous materials. In the unlikely event, and to the extent that any hazardous materials, as defined by federal, state and local laws, are present due to the project, as part of Decommissioning, such materials shall be disposed in accordance with applicable laws and regulations. Materials include:

Metals: Steel from pier foundations, racking, conduits, electrical enclosures, fencing, equipment buildings, and storage containers; aluminum from racking, module frames, electrical wire, and transformers; stainless steel from fasteners, electrical enclosures, and racking; copper from electrical wire, transformers, and inverters.

Concrete: Equipment pads and footings.

PV Cells: PV Modules are typically constructed of glass front sheets (some use glass back sheets as well), plastic back sheets and laminates, semiconductor rigid or thin film silicon cells, internal electrical conductors (aluminum or copper), silver solder, plus a variety of micro materials. The semiconductor PV cell materials represent a very small part of a PV module's weight, between 1 and 2%. As manufacturers pursue lower cost modules, thinner layers of semiconductor materials are used, which reduces this percentage. The most commonly used semiconductor material for the construction of PV modules is silicon. Other materials used for the construction of photovoltaic modules are polycrystalline thin films include copper, indium, and cadmium telluride. In addition to the glass and aluminum, silicon can be recycled by a specialty electronics recycler.

Glass: Most PV modules are approximately 80% glass by weight.

Plastics: A limited amount of plastic materials are used in PV systems due to a system's continuous exposure to the elements and long operational lifetime. Plastics typically are found in wire insulation, electrical enclosures, control and monitoring equipment, and inverter components. Additionally, plastic laminate films are used in most PV module assemblies.

Wood: Used vary sparingly due to the 30-40 year planned lifetimes of these facilities.

Decommissioning Procedures

General Removal Process

Effectively, the decommissioning of the solar plant proceeds in reverse order of the installation.

1. The PV facility shall be disconnected from the utility power grid.
2. PV modules shall be disconnected, collected, and recycled off-site by an approved recycling facility.
3. Above ground and underground electrical interconnection and distribution cables shall be removed and recycled off-site by an approved recycling facility. Underground cabling and other buried components shall be removed to a minimum depth of five (5) feet.
4. PV module support aluminum racking shall be removed and recycled off-site by an approved recycler.
5. PV module support steel and support posts shall be removed and recycled off-site by an approved metals recycler.
6. Electrical and electronic devices, including transformers, inverters, energy storage facilities, and substations (including all components and foundations) shall be removed and recycled off-site by an approved recycler.
7. Overhead collection system(s) shall be disconnected and removed.
8. Operations/maintenance yard/staging areas, buildings, spare parts buildings, and substation/switching gear buildings shall be removed unless the Landowner should choose to retain them.
9. Concrete foundations shall be removed and recycled off-site by a concrete recycler.
10. Fencing shall be removed and will be recycled off-site by an approved recycler.
11. The interior roads can remain onsite should the landowner choose to retain them or be removed, and the gravel repurposed either on or off-site.
12. The Project Site may be converted to other uses in accordance with applicable land use regulations in effect at that time of decommissioning. There are no permanent changes to the site, and it can be restored to its original condition including re-vegetation. Any soil removed for construction purposes will be relocated on the site or used for landscaping after construction is complete. The site will be graded and reseeded.
13. All debris and litter generated by Deconstruction and Deconstruction crews shall be removed and properly disposed.

Decommissioning Schedule

The facility is expected to have an expected life of forty (40) years, with an opportunity for a lifetime of fifty (50) years or more with equipment replacement and repowering. The facility will be decommissioned pursuant to the following terms:

Decommissioning Triggering Events:

(a) Unsafe Conditions: If the solar energy facility has been determined to be unsafe by the county building official, the facility shall be required to be repaired by the facility owner, site owner, or operator to meet federal, state, and local safety standards, or to be removed by the owners or operator. The owners or operator must complete the repair or removal of the facility, as directed by the building official, within the time period allowed by the building official. If directed to do so by the building official, the owners or operator will remove the solar energy facility in compliance with decommissioning plan established for such facility.

(b) Non-Operation: If the solar energy generation facility does not supply power to the electric grid for a continuous period of twelve (12) months, the last day of this twelve (12) month period shall be considered the termination date. Prior to this date, the facility owner may set forth reasons for the pause in operation and provide a reasonable timetable for corrective action. If the period of inactivity is to extend beyond the agreed upon timetable, then the facility owner may petition the Planning Commission for an extension of time to repair the facility. If no extension is granted and the facility is not operational, in full or in part, within twelve months from the date of notice the facility shall be deemed abandoned ("Abandonment Date"). Within 12 months of the Abandonment Date the facility owner or operator shall complete the physical removal of the solar energy facility in compliance with decommissioning plan established for such facility. This period may be extended at the request of the owners or operator, upon approval of the board of supervisors. However, the County may, at the facility owner's expense, perform decommissioning.

(c) Scheduled Decommissioning. At such time that a solar energy facility is scheduled to be decommissioned at the completion of the project life, which may or may not coincide with the termination of the Conditional Use Permit, the facility owner, site owner, or operator shall notify the zoning administrator in writing of the date on which the project will cease commercial operation ("Termination Date"). Within 12 months of the Termination Date the facility owner, site owner, or operator shall complete the physical removal of the solar energy facility in compliance with decommissioning plan established for such facility. This period may be extended at the request of the owners or operator, upon approval of the board of supervisors.

(d) Partial Decommissioning. If decommissioning is triggered for a portion, but not the entire Project, prior to the end of the project life, the facility owner shall commence and complete Decommissioning, in accordance with the Decommissioning Plan, for the applicable portion of the Project. If a portion of the Project is decommissioned, the remaining portion would continue to be subject to this Decommissioning Plan.

Decommissioning Cost Estimate

The facility owner shall provide an estimate of the cost to decommission the Project (the "Decommissioning Cost Estimate") prepared by a Professional Licensed Engineer prior to the issuance of building permits for installation of the Project, which shall include the following:

1. The estimated Deconstruction cost, in current dollars at the time of filing, for the Facility, considering among other things:
    a. The number of solar panels, racking, and related facilities involved;
    b. The original Construction costs of the Facility;
    c. The size and capacity, in megawatts of the Facility;
    d. The salvage value of the facilities (if all interests in salvage value are subordinate to that of the Financial Assurance holder if abandonment occurs);
    e. The Construction method and techniques for the Facility and for other similar facilities; and
2. A comprehensive detailed description of how the Facility Owner plans to pay for the Deconstruction of the Facility.

Decommissioning Security

Prior to the issuance of a building permit, Steward Creek Solar will provide decommissioning security financing in the amount of one thousand dollars ($1,000.00) per acre in accordance with the Lee County Solar Ordinance. Appropriate security will be cash, irrevocable letter of credit or the County Board may, in its sole discretion, agree to accept security, or a portion thereof, in the form of a security bond. The security will remain valid until the decommissioning obligations have been met.

The security will be in favor of Lee County and shall be obtained and delivered to the county before any construction commences. If required, the security may also run to the benefit of the landowner in an amount equal to the estimated overall cost of decommissioning. Steward Creek Solar will only be required to provide one security instrument to satisfy its obligations to both the County, the landowner, and the requirements of the Agricultural Impact Mitigation Agreement ("AIMA").

Decommissioning Plan Updates

The decommissioning plan and the estimated decommissioning cost will be updated every three (3) years and submitted to the zoning administrator. Additionally, the County may, but is not required to, reevaluate the estimated decommissioning costs of any Facility after the tenth anniversary, and every five years thereafter, of the Commercial Operation Date. Based on any reevaluation, the County may require changes in the level of Financial Assurance used to calculate the phased Financial Assurance levels described in the Decommissioning Cost Estimate Section of this Decommissioning Plan, which is required from the Facility Owner. If the County is

unable to its satisfaction to perform the investigations necessary to approve the Decommissioning Plan filed by the Project, then the County and Facility may mutually agree on the selection of a Professional Engineer, independent of the Facility Owner, to conduct any necessary investigations. The Facility Owner shall be responsible for the cost of any such investigations.