



## Community Development Department

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### PUBLIC NOTICE

In 2019, DeKalb County Ordinances 2019-15 and 2019-16 granted approval of Special Use Permits for the establishment and operation of two (2) 2-megawatt Solar Gardens collocated on the same property located on the north side of Preserve Road, approximately 1,500 feet east of University Road, in Shabbona Township, in anticipation of being selected to participate in the Illinois Community Solar Program. Approval of these Special Uses were conditioned on Building Permits being sought within 18 months of the approval date of the Ordinances, otherwise they would expire. Neither of these projects were chosen to participate in the state program, and the expiration dates passed with no action taken. The state subsequently extended the program. New applications were submitted and in 2022, DeKalb County Ordinances 2022-04 and 2022-05 were granted, re-establishing the Special Use Permits for the two sites. These Special Use Permits were also conditioned on the Building Permits being sought within 18 months of the approval date of the Ordinances, otherwise they would expire. Unfortunately, the developer was unable to submit Building Permits prior to the expiration date of the Special Use Permits. The developer is seeking to re-establish Special Use Permits for the two sites. Before Special Use Permit ordinances can be approved by the DeKalb County Board, a public hearing must be held before the DeKalb County Hearing Officer.

IL Solar Shabbona Project 1, LLC, also known as Shabbona-Fitzgerald 1 Solar, and IL Solar Shabbona Project 2, LLC, also known as Shabbona-Fitzgerald 2 Solar, are requesting approval of Special Use Permit Ordinances for the two (2) proposed collocated commercial solar energy facilities. **A public hearing will be held before the DeKalb County Hearing Officer on Thursday, November 2, 2023, at 1:00 pm, in the DeKalb County Community Outreach Building, Five Seasons Room, 2500 N. Annie Glidden Road, DeKalb, Illinois 60115.** Because this will be the opportunity for public input on this application, all interested persons are encouraged to attend the meeting and be heard. The Special Use Permit petitions, SH-23-19 and SH-23-20, are available for inspection on the DeKalb County website at: <https://dekalbcounty.org/government/public-hearings/>.

Additionally, interested persons may submit testimony, comments, and questions via email at the following address: [Communitydevelopment@dekalbcounty.org](mailto:Communitydevelopment@dekalbcounty.org). Any such electronic submissions must be received by noon of the day of the public hearing to be included in the public record.

#### Site 1

The West 930.00 feet of the East 1243.00 feet of the North 742.00 feet of the South 888.00 feet of the Southwest Quarter of Section 13, Township 38 North, Range 3 East of the 4th Principal Meridian, DeKalb County, Illinois.  
Contains 15.8 acres

#### Site 2

The West 930.00 feet of the East 1243.00 feet of the North 853.00 feet of the South 1741.00 feet of the Southwest Quarter of Section 13, Township 38 North, Range 3 East of the 4th Principal Meridian, DeKalb County, Illinois.  
Contains 18.2 acres

P.I.N.: 13-13-300-002

The applications for the Special Use Permits have been filed in accordance with the requirements of Section 53-I-2 of the County Code in order to approve the construction of two (2) commercial solar energy systems on property zoned A-1, Agricultural District.

Marcellus Anderson  
Assistant Planner

DeKalb County Community Development Department

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