



2. The approved project is an industrial facility of extraordinary scale: approximately 280 acres, approximately 1.8 million square feet across four buildings, an electrical load on the order of 634 megawatts, and approximately 420 diesel backup generators. Plaintiffs are adjacent and neighboring landowners who will bear the direct, continuing effects of that facility.

3. Pursuant to 55 ILCS 5/5-12012.1, the Board's decision is subject to judicial review as a legislative decision, and this Court sits to determine whether the approval has any rational basis and comports with the mandatory standards of the County's own zoning ordinance and with due process. Plaintiffs seek a declaration that the approval is invalid because the project does not satisfy mandatory ordinance standards as a matter of law, because there was no rational basis for the Board's findings, because the classification of this industrial use within the Agricultural district is arbitrary and unreasonable as applied, and because the approval rested on an incomplete petition.

### **PARTIES**

4. Plaintiffs Herschel Caruthers II and Linda M. Caruthers own real property identified as PINs 33-20.0-400-004 (approximately 40 acres) and 33-21.0-100-004, located at 12870 Caruthers Road, Waverly, Illinois 62692, that directly adjoins the project site and on which a multi-generational family cattle operation is conducted; the land has been in the Caruthers family since 1872. The County itself treated the Caruthers property as adjoining, sending its owners written notice of the February 19, 2026 ZBA hearing as adjacent landowners. The family residence on the property lies approximately three-quarters of a mile from the data center facilities, and the operation's cattle barns lie closer still. Plaintiff Treg Caruthers is a member of the same family; he conducts the cattle operation on that adjoining land, his livelihood is directly tied to its continued agricultural use, he spoke at the February 19, 2026 ZBA hearing and again addressed the County

Board at its March 23, 2026 meeting regarding the project's impact on the family's livestock operation, and he resides at 11127 Carson Road, Waverly, Illinois.

5. Plaintiff Jill Caruthers Keeton owns a home and farm at 13930 Caruthers Road, Waverly, Illinois 62692, less than one mile north of the project site, on land that has likewise been in the Caruthers family for more than 150 years. She resides there and conducts a grain and livestock operation on the land, including a sixty-head cow/calf operation, and keeps two dogs; her livestock are watered from farm ponds on the property, and a well located on the property supplies water.

6. Plaintiff Linda Caruthers, the widow of Walter Conlee Caruthers, owns and resides on a family farm at 14125 Caruthers Road, Waverly, Illinois 62692, less than one mile north of the project site, on land that has likewise been in the Caruthers family for more than 150 years. She keeps nine dairy goats, three pigs, and a dog on the property and relies on farm ponds and a well located on the property for agricultural and livestock water supply.

7. Plaintiff Cathy Bettis sues individually and doing business as Joette Kennel, an unincorporated, family-owned dog boarding, daycare, and grooming business that she owns and operates at 12001 Ackerman Road, Virden, Illinois 62690, and which she took over from her mother several years ago as a second-generation family business. She owns two parcels in the vicinity of the project site: her residence on approximately five acres (PIN 33-21.0-200-012) and the kennel on approximately one acre (PIN 33-21.0-200-013), whose property lines lie approximately 1.05 miles from the project parcels according to County mapping. She resides on the property, which has been in her family since 1850. The County granted the kennel a conditional permitted use subject to operating conditions, including a limit of forty dogs per day and restrictions on barking between 10:00 p.m. and 6:00 a.m.; the parcel's zoning classification was at

some later point changed to a commercial designation. The kennel's operations depend on the quiet rural character of the surrounding area; the animals boarded and cared for there are sensitive to sustained mechanical noise, and the business, its goodwill, and the property from which it operates will be directly and adversely affected by the approved project. Plaintiff Bettis told the County Board on the record at its March 23, 2026 meeting that clients bring their dogs to the kennel because of its quiet country setting and that the project threatens the viability of her business; her husband likewise addressed the Board regarding the noise the project will impose on their property. (Ex. B.) Plaintiff Bettis brings this action both in her individual capacity as a nearby property owner and in her capacity as the owner and operator of that business. Each Plaintiff is aggrieved by the decision challenged herein.

8. **Defendant County.** Defendant County of Sangamon is a body politic and corporate organized under the laws of the State of Illinois, exercising zoning authority over the unincorporated territory in which the project site lies.

9. **Defendant Board.** Defendant Sangamon County Board is the legislative and zoning-decision body of the County that rendered the decision challenged herein.

10. **Defendant applicant.** Defendant C1 Sangamon I LLC ("C1 Sangamon") is a Delaware limited liability company registered with the Illinois Secretary of State as a foreign limited liability company authorized to transact business in Illinois, with a registered agent located in Springfield, Sangamon County, Illinois. Its principal address is the Dallas, Texas corporate headquarters of CyrusOne, of which C1 Sangamon is, on information and belief, a wholly owned subsidiary. C1 Sangamon was the petitioner in Zoning Case No. 2025-019 and is named as a necessary party in interest.

## JURISDICTION, VENUE, AND TIMELINESS

11. This Court has subject-matter jurisdiction under 55 ILCS 5/5-12012.1, which provides that a county board's decision on a special or conditional use is subject to judicial review as a legislative decision, and under the Illinois declaratory judgment statute, 735 ILCS 5/2-701.

12. Venue is proper in Sangamon County because the real property at issue and the Defendant County are located here.

13. **Standard of review.** Under 55 ILCS 5/5-12012.1(a), the Board's decision "shall be subject to de novo judicial review as a legislative decision, regardless of whether the process in relation thereto is considered administrative for other purposes." This action accordingly proceeds as an original civil action for declaratory relief, not as administrative review: the Administrative Review Law does not govern, this Court is not confined to the record compiled before the Board, and the parties may present evidence in this Court. The decision is tested under the standards applicable to legislative zoning decisions, as set forth in the Counts below. Section 5-12012.1(b) further provides that the principles of substantive and procedural due process apply at all stages of the decision-making and review of all zoning decisions. The as-applied challenge pleaded in Count IV proceeds under the traditional factors articulated by the Illinois Supreme Court in *La Salle National Bank of Chicago v. County of Cook*, 12 Ill. 2d 40 (1957), and *Sinclair Pipe Line Co. v. Village of Richton Park*, 19 Ill. 2d 370 (1960).

14. This action is timely. 55 ILCS 5/5-12012.1 requires that an action for review be commenced within 90 days of the decision. The Board granted the challenged approval on April 7, 2026, making this action, filed within 90 days of that date, timely.

15. **Timeliness — disclosure regarding the resolution date.** Although the Board voted to approve the matter on April 7, 2026, the written resolution, a true and correct copy of

which is attached hereto as **Exhibit A**, recites that it was “signed and passed” on March 23, 2026 — a date on which the Board’s own minutes of that meeting, attached hereto as **Exhibit B**, show the matter was tabled and not approved. The March 23 recital was prepared in advance of the meeting it purports to describe: the resolution bears the Sangamon County Clerk’s file stamp of February 24, 2026 (nearly a month before the recited adoption date) and other, unrelated resolutions filed in the same packet carry the identical “23rd Day of March, 2026” recital, confirming that the date was pre-printed boilerplate anticipating adoption at the March 23 meeting rather than a record of action actually taken. The operative decision date for purposes of the 90-day period is April 7, 2026, the only date on which the Board rendered a valid approval, as reflected in the Board’s minutes of that meeting, attached hereto as **Exhibit C**. The April 7, 2026 minutes themselves confirm this sequence: they recite that the matter was brought “off the table of Old Business” from the March 23, 2026 meeting before the Board acted upon it, and they reflect the Board’s unanimous approval of the minutes of the March 23, 2026 meeting recording the tabling. (Ex. C.)

### **FACTS COMMON TO ALL COUNTS**

16. **The site and the project.** The project site consists of approximately 280 acres of cropland in Talkington Township, presently zoned “A” Agricultural. The approved data center campus comprises four buildings totaling approximately 1.8 million square feet, an electrical load on the order of 634 megawatts, and approximately 420 diesel backup generators.

17. **The application.** C1 Sangamon petitioned on or about October 10, 2025 for a conditional permitted use for a data center pursuant to Chapter 17.58 and Section 17.39.020 of the Sangamon County Zoning Ordinance. The petition did not seek a rezoning or map amendment.

18. **The hearing.** The Sangamon County Zoning Board of Appeals held a public hearing on February 19, 2026, and recommended approval by a 5–0 vote. The minutes of that hearing are attached hereto as **Exhibit D**. Plaintiffs Herschel Caruthers II and Linda M. Caruthers received the County’s written notice of the hearing as owners of adjoining land, and members of the family attended the hearing. Testimony at that hearing was given under oath. The applicant’s witnesses gave materially inconsistent sworn accounts of the proximity of residences to the site. The applicant’s development representative testified that the closest property to the west is 1,890 feet and to the east is 2,500 feet, characterizing both residences as “currently unoccupied.” The applicant’s retained real-estate appraiser, by contrast, testified that “the closest one is about 2 miles away.” Both accounts are contradicted by the County’s own geographic-information-system data described below, and the appraiser’s two-mile statement is contradicted by the applicant’s own development representative and by an adjacent landowner who stated on the record that the family’s land lies within approximately three-quarters of a mile of the site.

19. **The tabling and approval.** The matter came before the County Board on March 23, 2026. A motion to table made early in the proceedings failed by a roll-call vote of 13 to 15. Following the parties’ presentations and extensive public comment, a second motion to table carried by a roll-call vote of 15 to 13, and the matter was tabled. The Board did not adopt the resolution on March 23, 2026, and recessed the meeting to April 7, 2026. On April 7, 2026, the Board voted 23 to 5 to bring the matter off the table of Old Business, defeated by a roll-call vote of 11 to 17 a motion to postpone the matter to the regular May meeting, and then approved the conditional permitted use by a vote of 17 to 10, with one abstention. (Exs. B, C.)

20. **The conditions.** The approving resolution (Ex. A) imposed conditions expressly required to be satisfied *before* issuance of a building permit, including (i) an updated will-serve

letter from Rural Electric Convenience Cooperative (“RECC”) indicating availability to serve the entire project, and (ii) a definitive will-serve letter from Apple Creek Water Cooperative. The imposition of these conditions reflects that the utility documentation before the Board at the time of approval was, by the County’s own terms, inadequate.

21. **The utility record.** The RECC letter in the record, attached hereto as **Exhibit E**, is addressed to “Prospective Data Center Tenants,” references a differently named project (“Diamond Core Data Center”), and identifies a load of 336 megawatts, a different project designation and a fraction of the load approved here. The Apple Creek letter, attached hereto as **Exhibit F**, states only that the cooperative was “actively reviewing” and “actively discussing” the application as of January 29, 2026, and does not commit to service. At the February 19, 2026 hearing, the County’s own senior planner acknowledged on the record that the RECC letter then on file addressed only “phase 1” and did not state that RECC could serve both phases, and the applicant’s utility witness conceded that an updated letter would have to be produced.

22. **Residential proximity.** The County’s own published GIS map, “Distance (In Miles) From Data Center To Houses,” attached hereto as **Exhibit G**, depicts residential structures at approximately 0.47 and 0.48 miles from the project parcels. The County’s staff report, attached hereto as **Exhibit H**, by contrast, variously represents that the nearest occupied residence is “over half a mile” and “approximately 1.5 miles” from the site. These representations that are internally inconsistent and contradicted by the County’s own mapping. The residence on the Caruthers property lies approximately three-quarters of a mile from the data center facilities. At the March 23, 2026 Board meeting, the applicant’s development representative told the Board that there are zero occupied residences within a half-mile radius of the campus, while stating in the same presentation that the closest occupied residence lies at a dimension of 2,510 feet, a distance that is

itself less than one-half mile (2,640 feet) and that corresponds to the residences depicted on the County's own GIS map. (Ex. B.) The applicant repeated the representation to the Board on the decision date itself, stating at the April 7, 2026 meeting that "there are zero residents, zero occupied residences within a half mile" of the campus; at the same meeting, a Board member who had visited the site that day told the Board that the closest home where people live is "almost a mile" from the proposed data center. (Ex. C.)

23. **The noise standard.** Section 17.39.020(F) of the Ordinance provides that noise measured at the property line shall not exceed fifty (50) decibels when the data center is located adjacent to an existing residence or residential district. The County's staff report represents that property-line noise will be "50 dBA or less," with an attenuation table reaching exactly 50 dBA at the property line. The applicant's own noise study (prepared by Trinity Consultants), attached hereto as **Exhibit I**, reflects modeled levels of 53 to 54 dBA at the nearest receivers, above the ordinance cap. The study's conclusion that the project is expected to comply with the County's noise requirements rests on its stated premise that there are no adjacent residential districts or properties. This premise is contradicted by the County's own GIS mapping (Ex. G).

24. **The compatibility rationale.** The County's findings rested substantially on staff's analogy that the data center "will not be that much larger than a grain elevator complex," and on repeated statements that noise, water usage, electric rates, and related impacts were "not, strictly speaking, a zoning matter." At the March 23, 2026 meeting, the applicant's development representative also acknowledged on the record that the applicant's existing data center campus in Aurora, Illinois has "a noise issue" that the applicant had been working for months to remediate, with the remedial project not expected to be completed until September 2026. The Board thus approved a substantially larger facility while the applicant's own comparable Illinois campus had

an admitted and unresolved noise problem. (Ex. B.) At the April 7, 2026 meeting, the applicant's president confirmed those problems on the record, acknowledging that the applicant "did have their issues in Aurora" and is "spending tens of millions of dollars" to remediate them, with the remediation still incomplete as of the date of approval. (Ex. C.)

## COUNT I

### **Declaratory Judgment — Noncompliance with the Noise Standard, § 17.39.020(F)**

25. Plaintiffs reallege and incorporate the preceding paragraphs as though fully set forth herein.

26. Section 17.39.020(F) imposes a mandatory 50-decibel property-line limit where the data center is adjacent to an existing residence or residential district. The standard applies here under any construction of that term: the project site directly adjoins the Caruthers property, on which an existing residence and occupied farmstead are located, and the term "adjacent," properly construed in light of the provision's protective purpose, further encompasses the nearby residences reflected on the County's own GIS map (Ex. G).

27. The applicant's own modeling (Ex. D) reflects noise levels of 53 to 54 dBA at the nearest receivers, exceeding the 50-decibel cap. Because the modeled receivers lie beyond the project's property line, sound levels at the property line itself (the location at which Section 17.39.020(F) is measured) necessarily equal or exceed the modeled receiver levels. The record does not demonstrate compliance with Section 17.39.020(F); to the contrary, it affirmatively shows noncompliance. The Zoning Board of Appeals' recommended findings transmitted to the Board did not address Section 17.39.020's data-center standards at all: the findings form recites special standards only for other use categories (fairgrounds, manufactured home parks, hotels, taverns,

and cannabis establishments, each marked “N/A”) and contains no finding of compliance with the 50-decibel standard.

28. An actual controversy exists regarding whether the approval satisfies Section 17.39.020(F). Plaintiffs are entitled to a declaration that it does not and that the approval is therefore invalid.

## COUNT II

### **Declaratory Judgment — No Rational Basis for Approval; Failure to Satisfy Conditional-Use Standards (Ch. 17.58)**

29. Plaintiffs reallege and incorporate the preceding paragraphs as though fully set forth herein.

30. Chapter 17.58 permits a conditional use only upon findings that the use will be compatible with and not injurious to the surrounding area and will protect the public health, safety, and welfare.

31. There was no rational basis for the Board’s determination that those standards were satisfied. An industrial facility of approximately 1.8 million square feet, on the order of 634 megawatts, and approximately 420 diesel generators is not rendered compatible with an agricultural district by analogy to a grain elevator, and the County’s repeated characterization of core impacts as “not a zoning matter” confirms that the compatibility standard was not meaningfully applied. The recommended findings transmitted to the Board were conclusory, reciting, for example, that negative impacts “are not anticipated,” and the findings form never addressed the data-center-specific standards of Section 17.39.020. The Board likewise approved the use notwithstanding the applicant’s on-record acknowledgment of an unresolved noise problem at its existing Aurora, Illinois campus (Ex. B), and notwithstanding on-record testimony at the

April 7, 2026 meeting (given in response to a Board member’s direct question) that chronic noise and air pollution of the kind the project will generate adversely affect livestock and pollinators, reducing fertility, milk production, egg production, and weight gain across multiple species; that noise at 110 decibels (the generator sound level a project proponent himself placed on the record) “will still be perfectly audible at 3000ft”; and that such noise “could be particularly problematic” for “something like a dog kennel” because animals hear frequencies beyond those addressed by regulations “written only for humans.” The Board approved the use at that same meeting without addressing that testimony. (Ex. C.)

32. Plaintiffs are entitled to a declaration that the approval lacks a rational basis, fails to satisfy the standards of Chapter 17.58, and is invalid.

### **COUNT III**

#### **Declaratory Judgment — Incomplete Petition, § 17.39.040(D) and (E)**

33. Plaintiffs reallege and incorporate the preceding paragraphs as though fully set forth herein.

34. The Ordinance requires, as part of a data-center petition, letters from the serving utility companies indicating the availability and adequacy of utility services — a requirement pleaded here as Section 17.39.040(D) and cited in the County’s own April 7, 2026 staff memorandum as Chapter 17.38.040(D) — and requires approval from the County Engineer and the respective Road District Commissioner (Section 17.39.040(E)).

35. The petition did not contain adequate utility documentation: the RECC letter referenced a different project and load, and the Apple Creek letter was non-committal. (Exs. E, F.) The Board’s own imposition of conditions requiring updated and definitive utility letters confirms

the documentation was incomplete at the time of decision. On information and belief, the required Road District Commissioner approval was not obtained. The County's own contemporaneous reading confirms that the will-serve requirement is mandatory and applies to these specific utilities: a staff memorandum read into the record by the Acting Director of Regional Planning at the April 7, 2026 meeting states that the Ordinance "Requires a letter from the serving utility (Rural Electric Convenience Cooperative)" and "a letter from the serving Utility (Apple Creek)." (Ex. C.)

36. Because mandatory petition requirements were not satisfied, the approval was premature and invalid, and Plaintiffs are entitled to a declaration to that effect.

#### COUNT IV

##### **Declaratory Judgment — Classification Arbitrary and Unreasonable As Applied**

37. Plaintiffs reallege and incorporate the preceding paragraphs as though fully set forth herein.

38. Treating an industrial facility of this scale as a use compatible with the "A" Agricultural district, through the conditional-permitted-use mechanism, is arbitrary and unreasonable as applied. Reviewed as an as-applied substantive-due-process challenge for arbitrariness, the approval bears no real and substantial relation to the public health, safety, morals, comfort, and general welfare, and cannot be sustained under the factors articulated in *La Salle National Bank of Chicago v. County of Cook*, 12 Ill. 2d 40 (1957), and *Sinclair Pipe Line Co. v. Village of Richton Park*, 19 Ill. 2d 370 (1960): (1) the existing uses and zoning of nearby property; (2) the extent to which property values are diminished by the classification; (3) the extent to which the destruction of Plaintiffs' property values promotes the health, safety, morals, or general welfare of the public; (4) the relative gain to the public as compared to the hardship imposed upon Plaintiffs; (5) the suitability of the subject property for its zoned purposes; (6) the length of time

the property has been vacant as zoned, considered in the context of land development in the vicinity; (7) the community need for the proposed use; and (8) the care with which the community has undertaken to plan its land-use development. The existing uses of the surrounding area are agricultural and residential: multi-generational family farms (including the Caruthers cattle operation on land adjoining the site and the Keeton and Caruthers farmsteads to the north, which water livestock from farm ponds and wells on their properties) and a family-operated kennel that the County itself has subjected to noise-related operating conditions. The approved use imposes concrete hardships on those existing uses, including sustained mechanical noise from an industrial campus and approximately 420 diesel generators adjacent to livestock operations, demands on water resources in an area where agricultural operations depend on wells and ponds, and, on information and belief, diminution in the market value of nearby residential and agricultural property. The site itself is productive cropland fully suited to its existing agricultural purpose; it has not sat vacant awaiting development, but has been in active agricultural use consistent with the character of land development in the surrounding vicinity for more than a century. The record contains no demonstration of a community need for an industrial data center campus at this location within the Agricultural district. And the care with which the community planned for this use is reflected in the record itself: staff repeatedly set aside the use's core impacts (noise, water usage, and electric rates) as "not, strictly speaking, a zoning matter," and the findings transmitted to the Board never addressed the data-center-specific standards the County itself adopted. The record before the Board reflected these hardships: at the April 7, 2026 meeting, the Board heard testimony that chronic mechanical noise and air pollution adversely affect livestock health, fertility, and production, and are particularly problematic for a dog kennel, and it approved the use nonetheless. (Ex. C.)

39. Plaintiffs are entitled to a declaration that the classification of this use within the Agricultural district is invalid as applied.

### **COUNT V (Pleaded in the Alternative)**

#### **Declaratory Judgment — Approval Required a Map Amendment**

40. Plaintiffs reallege and incorporate the preceding paragraphs as though fully set forth herein, and plead this Count in the alternative to Count IV.

41. Plaintiffs allege in the alternative that an industrial use of this magnitude could not lawfully be authorized through a conditional permitted use and required a map amendment (rezoning), with the attendant procedural protections; and further, that the text amendment adopted on or about July 8, 2025, which purported to add data centers as a conditional permitted use in the Agricultural district, was not validly adopted or is inconsistent with the County’s comprehensive plan and the governing zoning scheme.

42. The procedural consequence of the mechanism chosen was confirmed on the record by the County’s own Zoning Administrator at the February 19, 2026 hearing: because the use was routed as a conditional permitted use, approval required only “a sitting present majority of the County Board” and “[a]djacent objectors do not have any impact on the outcome of the County Board vote,” whereas a rezoning from Agricultural to Industrial “could force a super majority.” (Ex. D.) The conditional-permitted-use route thus deprived adjacent owners (including the Caruthers Plaintiffs) of the statutory protest protections a map amendment would have afforded.

43. To the extent a map amendment was required or the enabling text amendment was invalid, the approval is void, and Plaintiffs are entitled to a declaration to that effect.

**PRAYER FOR RELIEF**

WHEREFORE, Plaintiffs respectfully request that this Court:

- a. Take jurisdiction of this cause and review the challenged decision as a legislative decision pursuant to 55 ILCS 5/5-12012.1;
- b. Declare that the April 7, 2026 approval in Zoning Case No. 2025-019 is invalid, void, and of no effect for the reasons set forth above;
- c. Enter judgment setting aside the approval and enjoining reliance upon it, including issuance of any building permit in reliance upon it;
- d. Award Plaintiffs their costs; and
- e. Grant such other and further relief as the Court deems just.

Respectfully submitted,

PLAINTIFFS, by their attorney

*Chloe Ann Russell*

---

Chloe A. Russell

ARDC No. 6332593  
LAW OFFICE OF RONALD D. CUMMINGS  
22600 Deer Path Lane  
Plainfield, Illinois 60544  
Telephone: (815) 729-9212  
Facsimile: (815) 782-4787  
chloe@cummingsrussell.com  
Attorney for Plaintiffs

# **EXHIBIT A**

Resolution of the Sangamon County Board Approving  
Conditional Permitted Use, Zoning Case No. 2025-019

CASE#2025-019  
RESOLUTION NUMBER 2

FILED

FEB 24 2026

**GRANTING A CONDITIONAL PERMITTED USE WITH CONDITIONS  
FOR CERTAIN PROPERTY LOCATED AT  
13000 BLOCK OF THAYER ROAD, WAVERLY  
SANGAMON COUNTY, ILLINOIS**

*[Signature]*  
Sangamon County Clerk

WHEREAS, the Zoning Board of Appeals has presented to the Sangamon County Board, Sangamon County, Illinois, its Findings of Fact and Recommendation that the Sangamon County Board **grant a Conditional Permitted Use** to the Sangamon County Zoning Ordinance with respect to the following described property, to-wit:

**See Exhibit A**

WHEREAS, the Petitioner, **C1 Sangamon I LLC**, has petitioned the Sangamon County Board requesting pursuant to **Chapter 17.58 and Section 17.39.020**, a **Conditional Permitted Use for a Data Center**; and,

WHEREAS, a public hearing was held at the Sangamon County Building on **February 19, 2026** after proper notice was posted on said property and given by news publication, as is required by said Ordinance, and all procedural and jurisdictional requirements of the Sangamon County Zoning Ordinance have been met; and,

WHEREAS, the Sangamon County Zoning Board of Appeals has presented to the Sangamon County Board of Sangamon County its Findings of Fact and Recommendation that the Sangamon County Board **grant a Conditional Permitted Use with conditons**; and,

WHEREAS, the Sangamon County Board does hereby adopt the recommendation of the Sangamon County Zoning Board of Appeals.

**NOW, THEREFORE, BE IT RESOLVED** by the County Board of Sangamon County, Illinois, in session assembled this **23<sup>rd</sup> Day of March, 2026** that the following request on the above described property are hereby approved:

- Pursuant to Chapter 17.58 and Section 17.39.020, a Conditional Permitted Use for a Data Center with the following conditions: that need to be provided prior to the issuance of a building permit:
  - 1) final approval is provided from the Sangamon County Highway Department as noted in Exhibit F,
  - 2) final approval is provided from the Sangamon County Department of Public Health as noted in Exhibit H,
  - 3) provide an updated will serve letter from RECC indicating the availability to serve the entire project, and
  - 4) provide a definitive will serve letter from Apple Creek Water Cooperative to determine the method of water service or provide the necessary site plan modifications.

Signed and passed by the Sangamon County Board in session on this 23<sup>rd</sup> day of March, 2026.

\_\_\_\_\_  
COUNTY BOARD CHAIRMAN

ATTEST:

\_\_\_\_\_  
SANGAMON COUNTY CLERK

Exhibit A

THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER AND THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION TWENTY (20), ALL IN TOWNSHIP THIRTEEN (13) NORTH, RANGE SEVEN (7) WEST OF THE THIRD PRINCIPAL MERIDIAN, SANGAMON COUNTY, ILLINOIS. SITUATED IN SANGAMON COUNTY, ILLINOIS.

TOGETHER WITH:

THE EAST HALF (E. 1/2) OF THE EAST HALF (E. 1/2) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION TWENTY-NINE (29), TOWNSHIP THIRTEEN (13) NORTH, RANGE SEVEN (7) WEST OF THE THIRD PRINCIPAL MERIDIAN, SANGAMON COUNTY, ILLINOIS. SITUATED IN SANGAMON COUNTY, ILLINOIS.

TOGETHER WITH:

THE NORTHEAST QUARTER (NE 1/4) OF SECTION TWENTY-NINE (29), ALL IN TOWNSHIP THIRTEEN (13) NORTH, RANGE SEVEN (7) WEST OF THE THIRD PRINCIPAL MERIDIAN, SANGAMON COUNTY, ILLINOIS. SITUATED IN SANGAMON COUNTY, ILLINOIS.

PIN #: 33-29.0-200-001, 33-29.0-100-002, 33-20.0-400-002 & 33-20.0-300-003

RECAP  
(For County Board Use)

COUNTY BOARD MEMBER: # 7                      NAME: Craig Hall

DOCKET NUMBER: 2025-019

ADDRESS: 13000 Block of Thayer Road, Waverly, IL 62692

PETITIONER: C1 Sangamon I LLC

PRESENT ZONING CLASSIFICATION: "A" Agricultural District.

REQUESTED ZONING CLASSIFICATION: Pursuant to Chapter 17.58 and Section 17.39.020, a Conditional Permitted Use for a Data Center.

AREA: 280 acres

COMMENTS: Yes

OBJECTORS: Yes

PLANNING COMMISSION STAFF RECOMMENDATION: Recommend approval of the proposed Conditional Permitted Use for a Data Center with the following conditions that need to be provided prior to the issuance of a building permit: 1) final approval is provided from the Sangamon County Highway Department as noted in Exhibit F, 2) final approval is provided from the Sangamon County Department of Public Health as noted in Exhibit H, 3) provide an updated will serve letter from RECC indicating the availability to serve the entire project, and 4) provide a definitive will serve letter from Apple Creek Water Cooperative to determine the method of water service or provide the necessary site plan modifications.

SANGAMON COUNTY ZONING BOARD OF APPEALS RECOMMENDATION:  
Approval of Staff Recommendation.

  
RECORDING SECRETARY

SANGAMON COUNTY ZONING BOARD OF APPEALS

SANGAMON COUNTY, ILLINOIS

IN THE MATTER OF THE PETITION OF: )	DOCKET NO: <b>2025-019</b>
<b>CI Sangamon I LLC</b> )	
)	PROPERTY LOCATED AT:
)	<b>13000 Block of Thayer Road</b>
)	<b>Waverly, IL 62692</b>

RECOMMENDATION OF THE ZONING BOARD OF APPEALS

THIS MATTER, Coming on for a hearing before the Sangamon County Zoning Board of Appeals of Sangamon County, Illinois, and it appearing to said Board that a petition for a **Conditional Permitted Use** of the Zoning Regulations of said County has been filed herein by the above captioned petitioner(s); that legal publication has been made pursuant to law; and that a public hearing was held on **February 19, 2026** pursuant to law; and that said Board took testimony of witnesses, examined the evidence, and otherwise being fully advised in the premises, therefore finds as follows:

1. That said Board has jurisdiction to consider the petition filed herein.
2. That the above-captioned petitioner(s) is the owner(s) and/or has a beneficial interest in, contract to purchase, or is the County Board Member representing the property commonly known as: **13000 Block of Thayer Road, Waverly, IL 62692** and more particularly described as:

**See Exhibit A**



- 3. That the present zoning of said property is "A" Agricultural District.
- 4. That the present land use of said property is **Cropland**.
- 5. That the proposed land use of said property is a **Data Center**.
- 6. That the request for the subject property is pursuant to **Chapter 17.58 and Section 17.39.020, a Conditional Permitted Use for a Data Center**.
- 7. That required findings and standards of the Sangamon County Board of Appeals are accurately stated on the attached exhibit(s).
- 8. The evidence adduced at the hearing **does** support the proposition that the adoption of the proposed **Conditional Permitted Use with conditions** is in the public interest and is not solely in the interest of the petitioner(s).

IT IS, THEREFORE, the recommendation of the Sangamon County Zoning Board of Appeals to the County Board of Sangamon County that the following request is **hereby approved**:

- Pursuant to **Chapter 17.58 and Section 17.39.020, a Conditional Permitted Use for a Data Center with the following conditions: that need to be provided prior to the issuance of a building permit:**
  - 1) final approval is provided from the Sangamon County Highway Department as noted in Exhibit F,
  - 2) final approval is provided from the Sangamon County Department of Public Health as noted in Exhibit H,
  - 3) provide an updated will serve letter from RECC indicating the availability to serve the entire project, and
  - 4) provide a definitive will serve letter from Apple Creek Water Cooperative to determine the method of water service or provide the necessary site plan modifications.

  
 CHAIRMAN

MINUTES OF THE  
SANGAMON COUNTY ZONING BOARD OF APPEALS

There was a motion by Zoning Board Member. **George Petrilli**, which was duly seconded by **Richard Thompson**, to concur with the findings of fact and recommendation of the Regional Planning Commission and recommend to the County Board that the following request is hereby approved:

- Pursuant to Chapter 17.58 and Section 17.39.020, a Conditional Permitted Use for a Data Center with the following conditions: that need to be provided prior to the issuance of a building permit:
  - 1) final approval is provided from the Sangamon County Highway Department as noted in Exhibit F,
  - 2) final approval is provided from the Sangamon County Department of Public Health as noted in Exhibit H,
  - 3) provide an updated will serve letter from RECC indicating the availability to serve the entire project, and
  - 4) provide a definitive will serve letter from Apple Creek Water Cooperative to determine the method of water service or provide the necessary site plan modifications.

The vote of the Board was as follows:

YES:           **George Petrilli, Richard Thompson, Anthony Mares, JD Sudeth, Charlie Chimento**

NO:

PRESENT:

ABSENT:    **Don Wulf**



RECORDING SECRETARY

**SANGAMON COUNTY - RECOMMENDED FINDINGS OF FACT  
FOR CONDITIONAL PERMITTED USES**

Case #: 2025-019

Address: 13000 Block of Thayer Road, Waverly

No conditional permitted uses shall be granted by the County Board unless the conditional permitted use:

- (i) Is so proposed that the proposed location, design and method of operation of such use will minimize the adjacent effects on the character of the surrounding area.

**The proposed Data Center will be located north of a Commercial Solar Energy Facility and the petitioner is proposing to meet all the necessary requirements detailed in the Zoning Ordinance to minimize any impact on the character of the surrounding area.**

- (ii) Is so proposed to be operated, designed and located so that the public health, safety, and welfare will be protected.

**Based on the information submitted as evidence with the petition and the proposed conditions for the CPU, staff believes that this finding is met.**

- (iii) Will not cause substantial injury to the value of other property in the vicinity in which it is located.

**Negative impacts regarding this standard are not anticipated.**

- (iv) In addition to the above general standards for all conditional permitted uses that may be allowed, no conditional permitted use listed below shall be granted unless the proposed use can meet the standards as noted:

- (a) Fairgrounds, public or private outdoor recreation centers - that the principal vehicle access for such use is located on a major thoroughfare or a secondary thoroughfare or within one-quarter mile of a major thoroughfare, that such use is so located as to draw a minimum of vehicular traffic to and through minor and collector streets in residential areas.

**N/A**

- (b) Manufactured home parks - must meet the requirements of Chapter 17.48 Large Scale Development.

**N/A**

- (c) Tourist home, motels, hotels - that the proposed use must be located on or within 400 feet of a major thoroughfare.

**N/A**

- (d) Taverns and liquor stores - that the following distances be maintained: (1) schools - 100' from the property line of the school to the property line of the tavern or liquor store; (2) churches - 100' from the church building to the tavern or liquor store building; and (3) residences - 100' from the tavern or liquor store property line to the residential structure or institutional care facility.

**N/A**

- (e) Adult-use cannabis business establishments as defined in Chapter 17.04:

- 1) that the following distances be maintained from the principal structure of an adult-use cannabis business establishment to the property line of a use defined in Chapter 17.04 as a "sensitive area":

- (A) Adult-use cannabis craft grower – 1,500 feet
  - (B) Adult-use cannabis cultivation center – 1,500 feet
  - (C) Adult-use cannabis dispensing organization (dispensary) – 250 feet
  - (D) Adult-use cannabis infuser organization (infuser) – 1,500 feet
  - (E) Adult-use cannabis processing organization (processor) – 1,500 feet
  - (F) Adult-use cannabis transporting organization (transporter) – 1,500 feet
- 2) On-premise consumption of cannabis at cannabis dispensing organizations and smoking lounges in unincorporated Sangamon County is prohibited.

N/A



# **EXHIBIT B**

Minutes of the Sangamon County Board Meeting  
of March 23, 2026

**DON GRAY**

**SANGAMON COUNTY CLERK**

200 SOUTH NINTH STREET – 1<sup>st</sup> FLOOR

SPRINGFIELD, IL 62701

PHONE: (217)753-6700/FAX: (217)535-3233

WEBSITE: [countyclerk.sangamonil.gov](http://countyclerk.sangamonil.gov)



**MINUTES**

**SANGAMON COUNTY BOARD**

**MARCH 23, 2026**

The Sangamon County Board met in Reconvened Adjourned September Session on March 23, 2026 at the BOS Center. Chairman Van Meter called the meeting to order at 6:00 pm. Mr. Stumpf gave the Invocation and Mr. Hall led the County Board in the Pledge of Allegiance.

**ROLL CALL**

Chairman Van Meter asked the County Clerk to call the roll. There were 28 Present – 0 Absent. A motion was made by Mr. DelGiorno, seconded by Mr. Madonia to allow Mr. Krell to participate via telephone conference. Revised roll call was 29 Present – 0 Absent.

**PROCLAMATIONS**

There were no proclamations.

**MINUTES**

A motion was made by Mr. Madonia, seconded by Mr. DelGiorno, for approval of the Minutes of the January 13, 2026 meeting. A voice vote was unanimous.

MOTION CARRIED

MINUTES ADOPTED

**CORRESPONDENCE**

A motion was made by Mr. DelGiorno, seconded by Mr. Madonia, to place correspondence on file with the clerk. A voice vote was unanimous.

**RESOLUTION 1**

1. Resolution Approving the Final Plat of Ginder Minor Subdivision.

A motion was made by Mr. Mendenhall, seconded by Mr. Tjelmeland to place Resolution 1 before the Board. Chairman Van Meter asked County Clerk Gray to call the roll. Upon the roll call vote, there were 28 Yeas – 0 Nays. Resolution 1 was adopted.

MOTION CARRIED  
RESOLUTION ADOPTED

The Chairman stated that, without objection, they would proceed out of the regular order for the convenience of the second zoning matter on the on the agenda so they may be considered first. He had the Clerk read Resolution 3.

### RESOLUTION 3

3. 2026-001 CSMB Investments LLC, 3491 Cockrell Lane, Springfield – Granting a Rezoning, Conditional Permitted Use, and a Variance. County Board Member Cathy Scaife, District #29.

A motion was made by Ms. Scaife, seconded by Ms. Deppe, to place Resolution 3 before the Board. The Chairman noted that they are entering the zoning portion of the meeting and it is the Board's policy to ask if there are members of the audience who wish to speak in opposition or in support of the proposed rezoning and variances. There were none. A motion was made by Mr. Mendenhall to waive the reading of the professional staff's report. A voice vote was unanimous for the adoption of Resolution 3.

MOTION CARRIED  
RESOLUTION ADOPTED

The Chairman reminded people with signs that signs aren't allowed under their rules but he let everyone hold up the signs for a minute so the room could see them. He reminded everyone to keep them down during the meeting.

The Chairman stated there would be an organizing motion to organize the evening's discussion of the zoning matter.

Mr. Madonia, on behalf of Mr. DelGiorno and himself, moved they modify the process set forth in Section 2.04.250 of the Sangamon County Code with regard to the data center resolution. Section 2.04.250 allows two minute initial presentations and one minute rebuttals to the proponents and opponents of the zoning resolution. Given the issues raised by the data center resolution, slightly modifying this process will allow the points of the proponents and opponents to be presented concisely, while still allowing others interests in offering non-repetitive public comment the opportunity they so deserve. Section 2.04.140 allows board members to speak, not more than two times on any given topic for a total speaking time not to exceed five minutes. Given the time expected to be consumed by those speaking on the data center resolution, it is important that the limits on board members be enforced so the total time spent on the resolution does not become excessive. Their motion was as follows:

1. The data center resolution is moved out of the regular order of business.
2. The petitioner will be allowed ten minutes for its initial presentation in support of granting the zoning request.

3. Lori McKiernan, on behalf of the Coalition for Springfield's Utility Future, be allowed ten minutes for the initial presentation in opposition to granting the zoning request.
4. The petitioner be allowed ten minutes for the second presentation in support of granting the zoning request.
5. Lori McKiernan, on behalf of the Coalition for Springfield's Utility Future, be allowed ten minutes for a second presentation in opposition to granting the zoning request.
6. The petitioner be allowed ten minutes for the third presentation in support of granting the zoning request.
7. Lori McKiernan, on behalf of the Coalition for Springfield's Utility Future, be allowed ten minutes for a third presentation in opposition to granting the zoning request.
8. All persons who have not spoken and wish to make public comment be allowed two minutes each to make public comment in favor of or in opposition to the zoning request.
9. All petitioners other than petitioner and Lori McKiernan, who wish to rebut statements previously made be allowed one minute to do so.
10. Lori McKiernan, on behalf of the Coalition for Springfield's Utility Future, be allowed a total of five minutes to rebuke statements previously made and to present concluding comments in opposition to the zoning request.
11. The petitioner be allowed a total of five minutes to rebut statements previously made and to present concluding comments in support of the zoning request.
12. That Section 2.04.140 requirement that board members not speak more than two times on any given topic for a total speaking time, not to exceed five minutes, be strictly enforced by the Chairman in regard to the data center resolution.
13. Time spent by board members in directing questions to any speaker and to any speaker responding to those questions not be considered when determining whether speakers allotted time has expired.

Mr. DelGiorno seconded the motion as read. A voice vote was unanimous on the motion.

The Chairman stated that under the rules, they have allotted up to thirty minutes in ten minute segments for the organized presentations for the proponents and the opponents but they do not need to use all of that time. Once that portion is finished, they will proceed to public comment and anyone present will be allowed to address the board. The Chairman stated they would proceed in regular order.

Ms. Deppe made a motion to table the resolution until they have more information from the State. Mr. Guyton seconded the motion. Upon a roll call vote there were 13 Yays – and 15 Nays. Those voting YAY were: Ayers, Constant, Deppe, Douglas-Williams, Forsyth, Fulgenzi, Guyton, Hall, Mendenhall, Scaife, Sheppard, Small and Tjelmeland. Those voting NO were: Cahnman, Davsko, Deaner, DelGiorno, Fraase, Krell, Lathan, Madonia, McGuire, Miller, Rader, Schackmann, Stumpf, Thomas and Truax. Motion to table failed.

The Chairman stated they would proceed in regular order. According to the motion adopted by the Board, there will first be a 10 minute presentation from the proponents. Bradd Hout from CyrusOne addressed the Board.

He thanked them for spending time to hear their final presentation regarding the proposed data center in Sangamon County. Many of the slides he's already presented before at previous meetings,

including the public forum in December and the zoning hearing so he'll run through what he presented previously relatively quickly. As a matter of background, CyrusOne is a global data center owner, operator and developer based in Dallas, Texas, and they operate 55 locations across the globe. This opportunity presents an opportunity to expand their campus in Central Illinois. They currently operate a number of facilities in the Chicagoland region, where they also employ, over 100 employees and several hundred other contractors as well.

He thinks most people are familiar with the site, but for those that aren't, this is in the southern portion of the county, 280 acres on Thayer Road, approximately two miles west of Lowder, four miles southeast of Waverly and seven miles from Auburn, Thayer and Virden and is directly adjacent to the Double Black Diamond solar farm. They selected this site because of its proximity to infrastructure, noting the existing substation just a half mile south of their site and the 345 kV corridor is along there as well.

The site plan consists of four, 450,000 square foot buildings. These will be built out over multiple years. Each building will take about 12 to 15 months to construct from start to finish for a total of four to six years of construction to build out this campus. Previously they had a six building campus shown. They revised that to address some of the early concerns they heard about lack of open space. The new design allows them to free up about 20 acres at the western end of the campus. It allows them to consolidate much more under one roof and be more water efficient. This design is roughly 20% more efficient than their earlier design, which they did to help address some of the concerns they heard early on about water. Benefit of this site is it has significant setbacks from existing residential. The closest residences are actually unoccupied. The closest occupied residence is a little bit further to the south, at that 2510 foot dimension. They have cooperation with and understandings in place with the closest property owners. As they move around the site to the northern side, the setbacks get further and further but generally, they're well over 1000ft in all directions.

At their public forum, he talked a little bit about Aurora and they talked about it at the Zoning Board of Appeals meeting, but he thought it was important to bring it up again and address some information as it relates to the Aurora campus. They do have a noise issue on this campus they have been working to address over the past several months. They were made aware of an issue, back in April of last year and immediately went into action to put into place some remedial measures as it relates to noise. That project has been ongoing and will be completed in September. They bought that campus in 2016 and expanded through 2024. They have held five community meetings during this process and they have posted a full updates of that on their website over the course of the past year. If there are any questions about the process of the history on this, it's on their website and it has been for the last year. There is one important distinction to make between the Aurora campus and the one in Sangamon County. As they can see, within that half mile radius, there's 175 to 200 single family homes around that campus. When you contrast it to the site in Sangamon, that first circle is a half mile radius. There are zero occupied residences within a half mile radius of the campus in Sangamon County. This is intentional. They want to make sure their sites are well located, and that they are learning from other issues they've had in the past. Additionally, all of the measures they've taken to mitigate noise on the campus in Aurora are already in the design for the campus in Sangamon County.

This will be new construction. They are using state of the art methods, and they will have chiller walls and generator walls incorporated. They have done noise modeling to confirm that the design for this site will meet county and EPA noise standards, and they will do additional confirmatory measurements at building permit issuance and completion. He showed a slide rendering of what the site

looks like and another elevation of what it looks like showing the chiller mitigation walls and the generator walls.

They have talked many times about water usage. They will use 4616 gallons per day across the entire campus once completed. Water is provided by the Apple Creek Rural Water Cooperative. Around this time last year, the County Board started the process of enacting special requirements for data centers. That was passed and approved. The list was shown on the screen. This guided their design from the very beginning when they started the process several months ago. The proposed site plan meets all the existing ordinance requirements. The Planning Commission staff found that the application met all standards for approval. In February, the Zoning Board of Appeals approved the project 5-0. Additionally, they have been made aware of some additional changes being contemplated to the data center ordinance. They have had a chance to review these, and sent a letter on March 22nd confirming they are already meeting these regulations or will be complying with them in the future.

With respect to jobs, this is a 4 to 6 year project requiring the work of at least 500 skilled construction workers. It is part of the reason why they selected this site, because they knew the strong workforce that exists here and the population that's here today that can serve this project. They agreed to enter into a project labor agreement to make sure that all work provided on this project is by local labor unions. There may not be enough people to serve this project today and so they are supporting pre-apprenticeship programs to make sure that there is a new workforce that can come in and support this project as they build it out. Once it's operational, they have 100 permanent positions serving this data center campus on a daily basis. They are entry level to highly technical roles. There are salary positions paying \$65,000 to \$150,000 per year, and they have some hourly positions for people who are looking for more temporary work. There is a role for essentially everybody in all backgrounds with this project.

With respect to economic impact, a minimum \$500 million investment over that time period, a minimum. He says that because it could be much more than that. They did not ask for a property tax abatement for this. They never asked for an NDA to be signed by any of the county board members or any of the agencies that they have worked with. This investment produces \$6 million annually in property tax revenue for the tax taxing districts. That's over or close to \$100 million over 20 years. In addition to this, they are voluntarily contributing an additional \$15 million in community benefits that he's going to run through now.

They are investing \$7 to \$9 million dollars as part of their contract with Apple Creek to provide water to the facility. The bigger investment they are making is in the dredging of Waverly Lake. Waverly Lake has seen sediment introduced into the lake over time and requires dredging. There is no public funding currently available for that work. Their participation on the private side to get that job done is going to help everybody in that region that relies on that lake for water. It is incredibly impactful for the folks that are served by the rural co-op and by the city of Waverly water source. They are going to require two diverse fiber line extensions. Those unlock the possibility for fiber service along those routes. So places that didn't previously have fiber before can have it once the lines are put into place.

With respect to the fire protection district, they met with the Vernon Fire District who provides the fire prevention protection service to the campus. They have committed to fund the purchase of a new ladder truck. Some of the other surrounding fire districts currently do have ladder trucks. They did not. They have a clear need for that to serve this project. They have committed to purchase that for

them. Additionally, they are offering variable grants for equipment upgrades and training based on need to other MABAS (Mutual Aid Box Alarm System) Division 48 districts, and that will be facilitated with the help of the Sangamon County Office of Emergency Management.

Finally, they are making investments in nonprofit and educational support. They have allocated funds to provide multi-year commitments to fund the need based programming for existing early childhood STEM education programs. They have committed funding to accommodate ten new pre-apprenticeship participants annually over the next five years through the Springfield Project. They have committed technology grants to the Auburn and Chatham school districts to support the educational needs of their nearest neighbors, and they will hold a the career and job fair in Q3 or Q4 of this year to make sure people are aware of pathways to work on their project and in their buildings once this is complete. He thanked the Board.

The proponents ten minutes time expired and next to present were the opponents.

Thomas Davis addressed the Board. He is a retired lawyer with 34 years of experience solely for state and county governments. He says the Illinois Constitution guarantees that, "each person has the right to a healthful environment". State zoning laws give explicit priority to health, safety, and welfare. The Illinois County Code authorizes the county to regulate and restrict location and use of structures for the purpose of promoting the public health, safety, morals, comfort and general welfare, and conserving the values of property throughout the county with, "the power to regulate and restrict the intensity of such uses as to rural buildings....due allowance shall be made for existing conditions and the conservation of property values". The law requires "development must be to the best advantage of the entire county". The statute does not mention revenue or money. Any tax payments beginning a few years from now, would be one part of the general welfare analysis. Many county residents, especially people those living near the site, have serious concerns about quality of life as well as electric bills. The ordinance declares, "the intent of these regulations is to protect the public health, safety and community welfare". They are under no requirement to act by a date. After 15 county meetings on this controversy, there are still unanswered questions and concerns. There is no legal urgency. Tonight is merely a self-imposed deadline.

The zoning board last Thursday announced that it is seeking to amend the ordinance to better protect the public health, safety and community welfare. Any vote, any revote tonight ought to be delayed pending ordinance revision. However, there is apparently some suggestion that they must vote tonight to approve this proposal simply because it is recommended as meeting the minimum requirements. This is both false and wrong. They have the discretion to defer this vote. Try again. Thirteen to fifteen. Most of the members of the county board and the public were not well informed of this proposal until very recently. Take a few more months to implement what they have learned, and then review the proposal and vote with the new and improved regulations.

Getting back to the current ordinance, it's still in effect. It explicitly sets only "the minimum regulations required". It clearly prohibits approval unless, "such use will minimize the adjacent effects on the character of the surrounding area". Any facility must "be operated, designed, and located so that the public health, safety and welfare will be protected and that it will not cause substantial injury to the value of other property in the vicinity".

They are obligated to give due consideration of these criteria. Their constituents have a constitutional right to a healthful environment and deserve more than minimal protection requirements being permitted. No developer has a vested interest in the present regulations unless and until land acquisition and significant capital expenditures are made. That is his opinion. The design of the data center is modular. It's relatively off the shelf. It's easily changed. They are changing it as time goes by. The exercise of their discretion is controlled by state law, and their ordinance requires due consideration of the criteria that matter most, this being the public health, safety and welfare. No other issue or factor outweighs these. Certainly not the uncertain revenue stream to be shared with another county. Of course, the key issue is intensity of use. Current restrictions, such as setbacks and height, are inadequate to minimize adjacent effects with the other important unresolved concerns and now the plan to revise the ordinance. They are legally obligated, in his view, to defer a vote on the data center proposal. Minimal impact cannot be achieved through minimal protection. He thanked the Board.

The next opponent to address the Board, was Jim Applegate. He has been a resident of Sangamon County for more than a decade. He knows for many of them that makes him a newcomer, but he urges them to say no to this clear and present threat to their health and safety, or at least support a delay until they have legally binding agreements protecting all of them.

Over the last two years, \$68 billion data center proposals around the country have been denied or delayed, with the most intense opposition. This is important coming from areas already dealing with the negative impact of a data center on the health and quality of life in their communities. \$68 billion worth, and that number is accelerating in late 2025 and 26. Why, they may ask, is this happening? Because more and more communities are putting their health and quality of life ahead of the often unfulfilled or at least overstated promise of tax dollars being dangled in front of them by billionaire companies with no vested interest in them. As county board members, their number one priority should be, the health and quality of life of their constituents. And as they have heard, legally, they can say no or delay proposals if they feel they threatened by that. And if somehow they don't see the dropping of 420 diesel generators the size of semi-trucks into the middle of prime farmland, holding nearly 3 million gallons of diesel fuel, with as yet no legal guarantees for how much or how often the dangerous particulates from diesel fuel are released into our air, as a clear and present danger to their health and safety, he is not sure why?

The EPA states the impact of diesel emissions as, and he quotes, "exposure to diesel exhaust can lead to serious health conditions like asthma and respiratory illnesses can worsen existing heart and lung diseases, especially in children and the elderly". The elderly. That would be him. These conditions can result in increased numbers of emergency room visits, hospital admissions, absences from work and in school and premature deaths also produced as acid rain, which affects soil, lakes and streams. They have already seen the harmful impacts of these data centers in places like Aurora. But it's not just about a power failure like they had in Aurora with extended use of these generators. By law, they must be tested on a cycle basis, monthly, quarterly and annually testing each of these 420 diesel generators for even 30 minutes per month would equate to 210 hours per month of dangerous particulates entering our ecosystem. And for their friends from Dallas, he would point out they have wind in Illinois and those particulates will not be limited to whatever small area the data center takes up.

Given all this, the lack of a legally binding testing schedule for these 420 semi-truck sized diesel generators poses a clear and present threat to the health and well-being of their constituents. And as to those pictures of tax dollars dancing around in their head, just Google "appealing property taxes for data

centers” and they will immediately find at least five law firms that tout their ability to massively reduce property evaluations for these centers by hundreds of thousands of dollars through manipulation of things like depreciation schedules. These are massive for-profit companies and avoiding taxes is a great way to increase profits. Not to mention the fact that 70% of any revenue will not even go to Sangamon County, which they are supposed to represent. As of now, they get most of the risks to health and safety and not much of the reward. He urges them to vote NO on this data center, or at least support a delay in approval until the many issues being raised by your constituents are resolved and they have legally binding commitments. He thanked the Board.

Next, the proponents had ten minutes to address the Board.

Kyle Barry is an attorney with McGuireWoods, and he is representing the petitioner here tonight. He lives in Springfield and is a Sangamon County resident and taxpayer and his office is about four blocks away from the County Building. He wants to discuss a couple of legal issues that were just raised. First of all, neither Mr. Davis nor Mr. Applegate attended the public hearing last month in front of the Zoning Board of Appeals. He doesn't know why and says they'll have to ask them. That was an evidentiary hearing. The reason the state law and their ordinance requires a public hearing is because it is an evidentiary hearing where witnesses testify. They are under oath. They make statements. And when people do that, they tend to be a little more careful about what they say or they should. Evidence is considered. The zoning board considered the evidence and they voted 5 to 0 to recommend approval. The evidence that was submitted here tonight, anything that's new should not be considered under the law, because it was supposed to be done at the evidentiary hearing. When it comes to data centers, and the arguments that data centers are bad, the problem with that argument is that this board and this County adopted a data center siting standard last July. And 25 years ago, the Illinois Supreme Court said that once a permitting body adopts a standard and sets something up as a special or conditional use, then it essentially has made a determination that that use is compatible with the zoning district that it is being proposed in, in this case, at the Agricultural Zoning District. If the applicant meets the standards, then the permitting authority is under the law under the Supreme Court ruling, not his opinion, it is the Supreme Court's. The body is required to approve the ordinance and petition, if it meets the standards. In this case, as Mr. Hout already indicated, the petitioner has met those standards in the application and in the evidentiary hearing. By the way, the commitments made at the evidentiary hearing are binding. That was a recorded meeting. The planning staff has found that the petitioner has met those standards and the zoning board again voted to recommend 5 to 0 unanimously that those standards had been met. He wanted to make it clear that while the arguments were made that they are not required to consider that, he begs to differ. The hearing was properly noticed under Illinois law and the zoning board has made its recommendation which is front of you. They can ask them to delay it. This is common. He does a lot of hearings around the state. He's appeared in about half the counties, mostly on renewable energy projects, and it's a common tactic of opponents to ask for a delay because they know that delays can kill a project. He'll turn things over to Mr. Hout again but he wanted to address those legal issues.

Next to address the Board for the proponents, was Laura Cottrell the CyrusOne environmental expert, to talk about emissions.

She is the Senior Director of Environmental Compliance with CyrusOne. He's been with CyrusOne for about three years, and prior to coming to CyrusOne, she spent the majority of her career in environmental consulting and the latter part of that focusing on data centers. Supporting their

competitors and our customers and others in the data center industry with air quality and air permitting challenges and other environmental challenges. So she understands what everyone is thinking about.

She wanted to respond to some of the specific comments on air quality concerns. For this site and really for any site in Illinois, the overarching regulatory framework that helps ensure that they are protecting the health of the community really starts at the Clean Air Act. At its very simplistic state, the Clean Air Act sets ambient air quality standards for the entire country. The rest of the Clean Air Act makes sure that if there are certain areas of the country that are not meeting those clean air standards, there are more stringent rules to ensure that they get back within those standards. Those standards include ambient air quality standards for things like NO<sub>x</sub> (nitrogen oxides), ozone and particulate matter. The Clean Air Act, delegation of that is given to Illinois EPA in the state of Illinois. When they go in to permit this data center, they are securing a permit from Illinois EPA. Their rules are set up to ensure that they are complying with the Clean Air Act. And inherently, those rules are set up to ensure they are protecting ambient air quality standards. Those standards are set to ensure the health of the community. Layered on that, another overarching federal regulation is called NESHAP, or National Emission Standards for Hazardous Air pollutants. They are talking about diesel particulate matter and other air toxics. That's another federal rule that, in addition to permitting, requires certain emission standards for diesel generators. They are subject to Subpart Quad-Z under the NESHAP rule. That basically dictates they need what is called a tier two emergency generator for their data centers. US EPA has deemed that for backup purposes, because they do not operate their generators. Often a Tier 2 emissions are adequate to protect human health and the environment. For this site, they are going above and beyond those Tier 2 standards. They are using Tier 4 equivalent emergency generators. That is basically a Tier 2 generator with emissions controls to reduce things like NO<sub>x</sub> CO, VOC and diesel particulate matter. This facility, once permitted, will become what's called a "minor source" under Illinois EPA rules.

They do not operate our generators frequently. Their normal maintenance and testing schedule is typically just a half hour no load run each month. And then a four hour load bank test annually. Utility outages they work to design to ensure that those are minimal and hopefully never happen, but those in most cases are an anomaly. She thanked the Board.

Mr. Hout said they were happy to close their ten minutes and proceed to the next section. The Chairman said, under the rules, there will be another ten minute segment for the opponents.

Don Hanrahan addressed the Board. He is a retired attorney. He said there are a number of things that that need to be rebutted. First of all, why they have to regulate not just whether this is a permitted use, not just whether it meets narrow, minimal criteria in the zoning ordinance. The zoning ordinance says these are minimal requirements, minimal. What the county board's obligation is to evaluate the intensity of any permitted use to decide whether the specifics that it does meet are sufficient to protect the health, safety and general welfare of the community. That is their legal obligation. Saying again and again that all they have to do is to meet these narrow little requirements on a ten page document they filled out is baloney. They have to consider the health, safety and general welfare. To get to the last issue first, they are proposing the county and the EPA waive all the noise requirements every time they run their diesel backup generators for more than just testing. If the power goes out, 420 diesel generators each the size of a semi-truck trailer are going to be roaring away at full blast. It will sound like a helicopter landing on top of their house.

They are all for union jobs but if they are going to have 500 union jobs, for 4 to 6 years, that means not only are they going to have the data center noise, not only are they going to have the diesel backup generator noise, they are also going to have construction noise for equipment. That is immense going on for 4 to 6 years. He said here is the thing about the union jobs, the jobs that are being created to construct this thing are building a machine that is an AI machine which takes away jobs. It takes away jobs. They don't know how many, but it takes away the kinds of jobs they have in Sangamon County that other unions rely on such as their AFSCME workers, their Service Employees International Union. Those are the kinds of jobs that disappear with AI.

This company is owned by BlackRock, the biggest company on earth. He wants to mention too, that they talk about how they're going to be good neighbors and comply and deal with all the pollution regulations, but they promised that in Aurora too. Four buildings each 450,000ft<sup>2</sup>. The county board's staff claims that it's no bigger than a grain elevator. You know how big a grain elevator is? Ten acres, maybe 25 if there is a rail facility. This thing is gargantuan.

They talk about water efficiency. What they don't tell them and they refuse to answer is their indirect water use. 600MW of power requires generating power. It's the kind of power that consumes vast amounts of water. If you're running 600MW and you're drawing it off coal, gas and nuclear, they are using millions of gallons of water every day, millions. And they don't want to talk about indirect water use. And they don't. They tell them that Aurora is a legacy plant. It's all of eight years old. What they don't tell them is that phase three of the Aurora plant is brand new. Its construction started in 2024. Did they tell everybody they were going to meet the requirements then? That phase is one of the ones that's producing all the problems in Aurora. And there are no homes near, but there is livestock nearby. There's a livestock operation and a kennel near. How is that compatible? Under the regulations to consider compatible use, it's incompatible with those uses that were already permitted.

Mr. Hanrahan ceded some of his time to Gary Schulze, a homeowner in the area.

Mr. Schulze is a union laborer. He lives a mile and a half from the proposed area in Lowder. Noise is the second largest environmental cause of health problems just after air pollution and data centers. He's not here to tell them about how bad data centers are, because they already know from researching them. The low frequency hum is reported in homes seven miles away, and the solar panels surrounding over half of it amplify it, making it louder and travel further, causing sleep problems. Stress and anxiety makes people live in hell. For those 100 permanent jobs, three quarters of them are remote.

He doesn't know if it has been brought up, but there are train tracks out there and the trains pass and will sit for 15 minutes, sometimes two hours. What are they going to do if there is a fire in Virden and have to sit at the tracks and then back up for two and a half miles and drive eight miles around to get to where they are going. He says this because a child was having breathing problems seven years ago and almost died because the train had the tracks blocked and the rescue squad couldn't get through. What if Virden is busy on a fire call? They are going to call Springfield, and then they are going to pay for it because all this money is going to Macoupin.

Nobody seems to be concerned about the water table out there. The lime lining that covers it is about 20ft down. When they go punching their caissons in for the stand-up panels they are putting in, they're going to go 40 to 50ft. Just across the street, they are only 35 to 38ft, and they're going to punch

through it and they're going to damage the water. There are a lot of people out there still on wells, but he knows that's not a concern of theirs.

These used vacuum salesmen that work for CyrusOne who lie under oath are, are not your new AI data center buddies. They may have taken a few of them out for meals to convince them how wonderful it is, but they won't remember them after this. But they sure the hell will. The majority will. Most of the people crowding this building don't even know what an AI data center is.

CyrusOne wants to get this passed as soon as possible before some real guidelines are put on data centers. They know this because last at the last meeting, they were talking about putting amendments on more. So why can't we do it to this one? Saying NO right now doesn't mean forever on this. It just means they have time to make some more guidelines for this, not screw the people over that live out in that township. He thanked them for listening.

The Chairman stated the proponents have their final ten minutes.

Bradd Hout addressed the Board again. He said in the opening presentation he had a map showing some of the nearest neighbors. The people directly adjacent to the proposed campus they have met with and have their cooperation in the project. He wanted to bring up a few supporters to speak using our time. They brought a drone view video for a matter of perspective for those who have not been out there and seen the site. They also have a local landowner there to speak.

Darrel Thoma addressed the Board. He is there not only representing the family that owns the land for the proposed site, but also as a proud resident of Sangamon County. He would first like to express his appreciation to the board for being here tonight and investing a lot of time over the last 6 to 12 months in listening, learning and engaging in thoughtful discussions about this remarkable opportunity. He believes that all of them here are aware of the challenges faced by the community and attracting interest from a large commercial company to establish a presence here in Sangamon County. Therefore, he also wants to extend his appreciation to CyrusOne for being here tonight and presenting this opportunity to them.

His family has been farming in Sangamon County for nearly 100 years. There is nothing more important to them than farmland and maintaining a sustainable family farming operation. They approached this opportunity, like many of them, with an open mind and a desire to understand all the benefits this project would have on the community. While the immediate benefits of job creation and substantial tax revenue are evident, he would like to emphasize the significance of land and why this is the perfect location for the data center. When Ameren put in the 345 kV transmission from Indiana to Kansas, it was right through the southern part of this county. Although this development may have initially seemed disappointing at the time, it inadvertently opened up a significant amount of capacity to the MISO grid. This led to the creation of Double Black Diamond. Consequently, Double Black Diamond constructed a brand new substation and interconnection into the MISO. So the necessary infrastructure is already in place for this data center site. MISO, Ameren, REA and the independent expert that this board hired, have all done a comprehensive analysis of this project and have provided them with a report that this project will not have a detrimental impact on the grid.

Currently, there are 140,000MW of capacity in the MISO grid. This is 600MW. That's less than a half a percent of the available capacity. The site is also uniquely suited because it is entirely farmland. And as they can see, there are no houses, there are no trees, there are no waterways, no fence rows and

minimal wildlife. The closest house is over a half a mile, and there are only a couple others that are within a full mile. He would also like to point out that the southwest area of Sangamon County has emerged as a prominent commercial corridor, with businesses such as Scoular Grain, CHS, Springfield Plastics, Brandt Consolidated, Xcessories Squared and Double Black Diamond. This area has proven itself to be a great place to do commercial business. So with the existing interconnection infrastructure already in place and the minimal impact on the environment and surrounding neighbors and the positive effects of job creation, substantial revenue for the taxing bodies of this county he firmly believes this is a perfect site and presents an exceptional opportunity for the county. He thanked the Board.

Aaron Guernsey spoke next to provide a perspective on jobs. He is the President of the Central Illinois Building and Construction Trades Council, representing about 10,000 families who will be working on this project. He is also the Business Manager for the Plumbers and Steamfitter and HVAC/R techs for Local 137. Many, many people who want to work on this project are there tonight. Sitting in the audience, the men and women with union cards in their pockets who took time out of their day to show this board what this project means to them. It means having money to spend at local stores and restaurants. It means the ability to buy cars. Support their solid school districts and maintain community resources funded by the taxpayers. But more importantly, they are here tonight to see who supports them. To see which members care about the working men and women of this community. These workers care deeply about this region. They are the ones helping with the storm cleanup when disaster strikes. They are coaching the Little League teams, leading their 4H groups, volunteering in the churches and supporting countless other organizations that rely on people and will volunteer and step up right here. This project matters to them. The working class matters to this community. He urges them to vote yes and not disappoint these families who give so much to this project. He is in approval of it. He thanked the Board.

Sean Middleton next addressed the Board. He is the President and CEO of Rural Electric Convenience Cooperative in Auburn. They have heard him before, but the point remains the same that this data center represents a new era of investment. The existing transmission electrical infrastructure has been set. It was already paved. It already paved the way and it's allowed renewable energy development in solar and wind. Two different wind farms, one in place, one coming. Now it has allowed the advent of data center or load applications to be able to be built here. It invited them in a sense, and it showcases that Sangamon County is ready for high tech industrial growth. Reliability, he knows, is paramount to everyone. It is to him. He dedicated his entire utility career to it. Knowing that they are working with entities like CyrusOne to provide the cost framework to pay for the electrical infrastructure investments that need to be made and the fact that the electric substation apparatus, which is the biggest investment, already exists because it was built for the solar farm. It already is there to allow the interconnection. He did the application permits. Their local permitting authority, Ameren Transmission and the Mid-continental Independent System Operator, both signed off on this. They issued a no-harm, no impact transmission system reliability study. No one gets affordability more than their electric co-op that's been there for 80 some years. Why would they enter into an agreement that was going to raise their rates? He can only be emphatic about the fact that they are the Board of Directors and their local electric cooperative is intending to utilize the margins they received to take pressure away from future rate increases. And so the point is, a vote for this project is a strategic investment in not only Sangamon County's prosperity, but for the long term grid and other reliability of this area. He thanked the Board.

Mr. Hout said they would cede the rest of their time.

The Chairman stated the final ten minute segment would be presented by the opponents.

Dr. Catherine Campbell addressed the Board. Many of them know her. Not everyone realizes that she was a professor emeritus, distinguished scholar of SIU School of Medicine. She was Director of Audiology research. Her PhD was in hearing science. The biologic effects of environmental noise are very well known. They have known it for decades, but more information is coming out. Chronic noise exposure can negatively impact mental health, including depression, anxiety, behavioral problems and suicide, particularly in children and adolescents. Further, chronic environmental noise exposure can negatively impact cardiovascular health, ability to concentrate and sleep. It can even disrupt their circadian rhythms. The 24/7 year round noise exposure of data centers is unlike other rural noise exposures. She's heard the comparison to grain elevators. That's usually 4 to 6 weeks. It's seasonal and it's intermittent.

She's watched with admiration Sangamon County's work on mental health. Don't sacrifice the health and welfare of one segment of the population for the financial gain of another. They have had that vote. Please respect it. The backup generators. She has recordings from Aurora. The recordings are similar to a shop-vac. She will guarantee them that when her husband uses the shop-vac working on a project, she usually leaves the house. If that had gone 24/7, their marriage would not have lasted 50 years. The staff report says this isn't a problem. But as her colleague pointed out, with 420 generators, this works out to over seven hours of exposure, 365 days a year of one backup generator, and if they played two at once, it increases the intensity. So the noise samples that she can't play, she would like to, but she would tell them she has the recordings from 1375ft in Aurora. She did the calculation. They can still hear that at three quarter miles. Those people will be hearing it, and it will be at the level of about sitting next to their washer or dryer, not sitting in the other room, but sitting by their washer or dryer. Some of this will be higher if they are closer to it.

It also has adverse effects on livestock. It can decrease milk production in cows. Egg laying in chickens. So they are also susceptible to this. It could limit the development of the land next to it. Even if that livestock isn't there now, it would limit their ability to put in housing or livestock areas next to that property. The most constant noise is from the cooling systems, including fans and HVAC. For those of them that have gone to Aurora, keep in mind this facility is four times as large, and you get a doubling. Every doubling in noise generators gives them another three decibels increase. So this would be 60 B louder here compared to what is in Aurora. She wishes she could play the recordings again, but she will say that in Aurora they say, we've got problems, but have they shut down so that those people are not exposed to the over noise exposure that is not in compliance? They have not.

They said, they are ordering in more chillers. They are ordering in more insulation. Surely that will never happen here. When you look at a company, what happens when things go wrong? Do they shut it down and take care of the people? Or do they continue month after month saying, they'll take care of it and they'll make sure it doesn't happen at the next place? She always look at what comes first. So she's very concerned about this again. She had allotted some of her time for the noise recordings, but she assures them they would not want to live with the 24/7 noise that will come out from the fans. The HVAC systems in a facility this large will be louder than Aurora. The recordings that she had and did her measurements on, she has determined is not a place that they are going to want to live next to and she thinks it's going to inhibit other development up there. She doesn't think businesses are going to want to move close because of the noise exposure. She doesn't think they will want to put more livestock in because of the noise exposure and that is an inherent part of data centers. She is not trying to disparage

the people from CyrusOne. She knows they are trying to make money, but she does not think that this is in the best interest of their residents. She thanked the Board.

Mr. Hanrahan addressed the Board again. He said to address what Mr. Barry said regarding, Section 17.39, which regulates data centers. The ordinance states in no uncertain terms that the purpose of these regulations is to provide a uniform and comprehensive set of standards for the installation and location of a data center, which it defines. In the vaguest of terms, the intent of these regulations is to protect the public health, safety and community welfare of this community. That's what it says. So the public health, safety and community welfare have to be considered in making their decision.

When they talk about it's unbelievable that someone who claims to live there comes there and says, their family has been there for 100 years and there's no wildlife there. Ask the people who live there. He just talked to Gary Schulze about wildlife before this meeting started. There are coyotes, foxes, bats, and deer. There is also another corridor besides a business corridor and it's called the Mississippi Flyway. They are right in the middle of it. Lick Creek is right there. Guess what flies down Lick Creek and the Mississippi Flyway - endangered species. He says to not talk about how there is no effect on wildlife.

He was there at the Zoning Board of Appeals meeting. He says the health, safety and general welfare have to be considered. IEPA compliance. Do they know organizations like Sierra Club, NAACP, Prairie Rivers Network, those organizations know for a fact that the IEPA doesn't have the staff to go around checking noise levels and diesel levels. Someone has to file a complaint. Then there is a long regulatory process. This is not what this board should be considering - deferring to another agency that's understaffed underfunded, and incapable of doing their job, which is to protect the health, safety and general welfare.

He is happy and proud that Mr. Guernsey and his union do all the things that they do in this community, and he supports them and he hopes that one day he can look his other unionists in the eye when they're about to be laid off because AI took their jobs. Other unions are not being considered here, only the ones that get the temporary jobs for 4 to 6 years. Maybe 100, maybe 500 jobs that they don't even know whether they're full time or part time. They haven't told them.

The agricultural impact here is significant. This monstrosity is completely incompatible with the already existing adjacent agricultural use. They just heard from Cathy Campbell that the existence of this thing impairs the opportunity value of all the surrounding land. Those landowners can't subdivide it. They can't put housing there. They can't move a new livestock operation there. They have all kinds of diminution in their opportunities.

Why did the Sangamon County staff find it necessary to equate this to an agricultural use, like a grain elevator that benefits an agricultural area with a 10th of the space and not the 24/7 noise.

The Chairman called time and said the formal presentations were concluded.

County Board member Kevin McGuire, District 28 spoke. He wanted to share a couple of items before they get into the rest of the meeting. This was all proposed and shared at the Zoning and Land Usage Committee meeting last month. They have listened to the public concerns, including a proposed zoning ordinance that was provided to a number of board members related to data centers. They also worked

with professional staff, board leadership and several board members on where they can implement some of these requests and more of the items related in this zoning ordinance related actually to building permits and building code, but Zoning is the first step here. They still need to apply for building permits in order to move the project forward. This doesn't end after tonight. He just wanted to note that.

A few items that that he and Tom Rader brought to their committee to discuss were; requiring tier four generators dramatically limits the noise levels, complying with all EPA requirements and industry standards, which has changed significantly over the last several years, especially when compared to some older data centers that are continuously compared to this one. Requests for inspections will all be fulfilled at the developer's expense so there is no cost to the taxpayer. He wanted to note that as well. They also have ongoing discussions regarding setbacks. Looking at 1500 feet potentially, but this is being reviewed in committee. He would encourage other committee members and anyone else with an interest to come out and share their opinion while they draft an amendment to file at the committee level. Discussing how to approach enforcement of the energy code and several other items. CyrusOne has agreed in writing to comply with all of this. He would just make note of the correspondence they received from CyrusOne stating "CyrusOne Sangamon LLC has no objections to the proposed changes to the county's zoning or building code. In fact, CyrusOne either has already complied with or will comply with the requirements imposed by the proposed language at a later date, as appropriate". He next deferred to County Board Member Tom Rader who would explain the building code aspect of it.

County Board Member, Tom Rader, District 8 addressed the Board. He wanted to let them know they have professional staff check their ordinances and found they have met with what other counties have passed for zoning of data centers. They have found areas that needed different wording and as Kevin said, they as a County Board are working with changes. CyrusOne has signed a letter of compliance to their zoning and proposed change of language as of today. One of the changes they have made highlights a data center shall comply with noise limits established by the Illinois Pollution Control Board. A noise study shall be completed before and after each construction phase and is done at the expense of the developer with no expenses to the taxpayers of Sangamon County.

Chairman VanMeter thanked Mr. Rader and Mr. McGuire and stated they would be proceeding with the public comment portion of the zoning hearing. Any member of the public who wished to speak was allowed two minutes. He also asked everyone to be considerate of their fellow citizens who are speaking.

SPEAKER 1: Hello. My name is Silvia. I'm a teacher and I'm an unapologetic patriot and I'm a wife. I want to start with a joke about China once being addicted to opiates while America made things. And now that's quite the opposite. And let me make it clear, this proposed data center, the proliferation of AI and quantum computing is not a thing. It's not a tangible good or service, and that is why it is being packaged as a crafty bill of lies with an attempted sale to us. We are the product. Speaking of, I've been hearing talk of China eating our nation's proverbial lunch since I was a child, all from the mouth of citizens who will never say the words "dual citizens." Is China not our adversary? Do we model our own nation after a Communist society with surveillance capitalistic tendencies? In the PRC they abuse their citizens' rights through their vast digital infrastructure to the detriment of the individual, while easing governance for their regime. The phrase "Those who would give up essential liberty to purchase a little temporary safety deserve neither safety nor liberty" comes to life, while even Israel has the sense to bury their data centers deep underground because of their high terror potentiality and the effects on

all biological organisms. Everyone knows our greatest ally exports only one service, high technology theft, espionage, blackmail. By way of deception, thou shalt win wars. It's a former model of MOSSAD. Be fairly equivalent to the CIA. How fitting for the way this country is headed in to the false enlightenment of the smart city digital age. And Israel will never pay a red cent to see the construction of an iron dome equivalent for the United States. America, you are headed in to a technologically-facilitated police state, a panopticon or smart prison that gets reality out of fictions like Minority Report or the Terminator. Career diplomats like Brezinski and politicians like Henry Kissinger –

The Chairman stated the Speaker's time was up.

SPEAKER 2: My name's Carol Bergschneider. I'm a nurse. My husband is a city fireman. My son is a union worker. And I am a resident in the District 7 where they are planning to build this. The real issue is not whether Sangamon County is being asked to accept the wrong project for our land, our infrastructure, and our long term future. We support unions, we support workers, and we support good-paying jobs as many of us are workers that keep this county running every single day. That's exactly why the conversation around this proposed data center should not be reduced to a false choice between jobs and community responsibility. This project has not begun. No one's livelihood hinges on this project. As a bedside cardiac nurse, I work every day inside systems that cannot afford to fail. That perspective shapes how I evaluate the proposal of 280-acre data center with a power load of roughly 120,000 homes. I see risk, I see strain, and I see the waste that inevitably falls on the people who are closest and the ones who just can't relocate when the system fails. Using union workers against community workers is appalling. Members should not be in this situation. The appearance that rejecting this project should somehow threaten their ability to feed their families is repulsive. This job does not exist. Their employment does not rise or fall on this company's land acquisition. Union workers being the emotional buffer for a billion dollar corporation does not build support. It manufactures pressure and it divides our community.

The Chairman stated the Speaker's time was up.

SPEAKER 3: Good evening. My name is Ray Campbell. I have only two minutes. There are a lot of reasons to vote no on this data center or, at the very least, delay it. We don't have to do this right now. First of all, the AI and the data center revolution resembles the .com bubble of the early 2000s. And don't tell me I don't know what I'm talking about, because I lost a job I loved because of that. Second of all, this industry, the data center industry, wants our privacy laws weakened as documented in the February 8, 2026, Chicago Tribune. Why do you think that is? What do they want to do with our information, guys? We should not be voting for people that want to sacrifice our privacy. Thirdly, it makes me sick that this proposed site is on prime farmland. I'm the son of a farmer, and there are better places for this kind of thing, like industrial areas that are zoned for this kind of thing, not out in the middle of nowhere. And, fourthly, there is another county that is heavily impacted by this and is not even being considered, and that is Morgan County. Those people aren't even in the discussion. It's being shoved down their throats and with no input from them at all. Listen, I support union workers as well and construction workers. I know that jobs are important to you guys. But you know what, AI is taking over other union jobs, as was discussed recently in the State Journal - or in the Chicago Tribune on February 8. Let's learn from Aurora. If it could happen to Aurora, it could happen here. Let's not let it happen here. Let's vote no or at least delay this thing. Thank you very much.

SPEAKER 4: My name is Karen Campbell. I, too, would like to see this project voted down for many reasons. I know I only have two minutes, so I will make it brief. I do not believe that emergency personnel, that being fire, emergency, medical and law enforcement, have the resources or training to deal with something like this, either from a hazardous material incident or potential terrorism target. And, yes, folks, I believe this is a potential terrorism target. Also, I want to ask can this thing withstand a natural disaster. The reason I ask is this area is prone to tornados and, yes, earthquakes. We are not far from the New Madrid Fault. Has there been an answer on that question, especially the latter question about earthquakes? I support a no vote on this project and a moratorium so that more questions that are still out there can be answered. Thank you.

SPEAKER 5: My name's Anne Logue, and I want to just reiterate that the Iranian government bombed two Amazon data centers, so, you know, let's just put a target on our back. Anyway, I also wanted to say that the EPA currently is getting gutted with protections. So if the Sangamon County is depending on the EPA to do that, our current president -- and thank you very much for how he got there -- is gutting environmental protections when it comes to pollution, water, food, soil. In regards to the unions, I support unions. I think they are a great thing. I wouldn't have my healthcare if it wasn't for a union. I do think that it is wrong to sacrifice a lot of people's health in children. We have 15 times the rate of asthma in Sangamon County on the east side versus the west side. That's a lot of asthma. And these diesel generators are very disturbing. That's 400 generators. I put some information on your tables about the ion air battery which could replace the diesel generators, and it's cheaper, and it definitely wouldn't be putting particulates into the air. Koran Saines, who is on the board of directors in Leesburg, Virginia, is where data centers are saturated. And I called him not too long ago and had a discussion. And when I told him that there were 400 generators, he was shocked. He was like, oh, my god, you know. And this is a guy who deals with data centers all the time, including CyrusOne. So I just want to say this is not just one data center. This is a massive influx of them

The Chairman stated the Speaker's time was up

SPEAKER 6: First and foremost, show transparency by identifying any board members who signed an NDA or received campaign donations from CyrusOne, their affiliates or the owners of the land, the Dowson farm or family. Anyone who has signed an NDA or received donations should excuse themselves from voting. Secondly, the County Board needs to identify who they are consulting with when it comes to environmental matters or concerns. Third, regarding data center legislation, Illinois is working on current legislation and laws so that they are more in line with residents' interests. Part of that includes House Bill 4980 which AFSCME supports. It's such guidelines to how and when AI is used in the public sector. Another part is based on taxation for data centers which the governor is working on suspending for two years. If CyrusOne truly has our interests at heart, they should be fine with delaying the process until new legislation takes place. CyrusOne has made promises not to appeal taxation amounts. Sadly, promises aren't legally binding. Our current state laws give data centers exceptions for state tax up to 20 years and allows them a tax credit for 20 percent of construction labor. As it stands, the county will not receive their one percent sales tax for anything that CyrusOne purchases for 20 years. CyrusOne has claimed to show good will by signing a PLA with local unions. However, they failed to mention that a PLA is required for the current labor tax credit incentive. Fourth, Illinois is the first state to pass a wildlife protection. They are finally taking eco-friendly steps. Why do we have to wait until we decimate our eco system to straighten things out? Stop hurting our environment. Thank you.

SPEAKER 7: You know, usually when I get something or someone does something for me, I get them to sign a contract, you know, get deliverables phone numbers, not estimates that are constantly floating. I think I've seen estimates. Like we have talked about millions of gallons of water. But even in the newspaper, the information that the public is getting is pretty trickled out. Eleven hundred and twenty-eight gallons is no minor junk, if you are talking about water use consumption. And if we can keep up with all these generators, I haven't seen anything about actual hook-ups. How many hook-ups are you going to expect for this? This is a lot of -- the point is we are being asked to make a decision on minimal evidence, and that is problematic. Speculate -- like we are treating this as like we have to do this. And the problem is the consequences are going to keep rolling in, and the only response is going to be the decision was made, the decision was made. The momentum is going to working up the people here. And I'm not here to say all data centers are bad. What I'm trying to say is we should make decisions based on clear foundation. That's it.

SPEAKER 8: My name is Justin King. I'm a sixth generation farmer from western Sangamon County. On my farm we grow food, not concrete, not plastic panels, not miles of high rope and no trespassing fence. Five years ago I had a dream to build a house on my family farm so my kids could grow up there with me. Sangamon County almost crushed that dream. Sangamon County made it nearly impossible for me to set aside a few acres for my own family to build a house on our family farm. Sangamon County made it so hard, I almost gave up. Thankfully, I didn't. All the while, you seek to be so willing, so inviting, to make it so easy for solar, data center, AI to come in and destroy one of our most precious resources, our green fields, our fertile soils and our ability to produce food. You make it so easy to harm the majority of rural Sangamon County, rural Morgan County residents, for the gain of a small handful of the wealthy, some, most I'm guessing, not even residents of Sangamon County. I'm sure many short-term building jobs are created, but many long-term jobs are taken away. Agricultural jobs are lost. Local farmers, farm employees, ag equipment suppliers, grain elevators, equipment dealerships, rural banks and many others will lose. Rural Sangamon County will lose. Data centers come for AI. What is AI going to do for jobs? This is a short-term job gain for a long term job loss. There appears to be a large solar farm in operation in Sangamon County. I don't know how the tax revenue system works, but what I do know is my property taxes are the highest they have ever been. My electrical bill is the highest it has ever been. The rural roads I drive on are the worse I've ever seen. The presence of county police officers in rural Sangamon County is almost non-existent. I don't know where all the tax revenue goes, but it doesn't seem to be making a difference in the quality of life for rural people like me to live in rural Sangamon County.

The Chairman stated the Speaker's time was up

SPEAKER 9: Hi. I'm Danuta Dynda. I'm a medical researcher here at the School of Medicine. My speech is shot to all hell because everyone has already said things. What I can tell you is this: There is an economic researcher in Texas who for the last five years has been studying the effects of data centers within Texas. They do not create new jobs. It's oftentimes a transfer of jobs from other places that are temporary at best. There is no economic benefit because they will fight tooth and nail, once you approve this, to get whatever credits they have and to appeal whatever they can appeal with their multimillion dollar - thousand dollar lawyers making it happen. The only benefits in all of my research since I have heard about this is to the people and the industries whose pockets are being lined, and that includes committee members that are now being investigated in other states who are voting against the people who they have been elected to support, to be our voices, to vote on our behalf. There is a township in Michigan who is recalling their entire board, and that is now going through the legal

channels right now. You know what I find that is very, very interesting, every time I see pictures of datacenters where they show all of the fancy -- now nice the building looks, I never see any people that are supposed to be workers within that. You should fire your marketers. You should fire your marketers because that's exactly what it is. The vast majority of jobs are remote. Most of them are not local. And when they say an average of 83,000 salary, let's remember an average, you have one person making half a million and the rest doing minimum wage, there is your average of 83,000. I grew up in a construction site. My father was a contractor.

The Chairman stated the Speaker's time was up

SPEAKER 10: Martin Fairchild, Rochester Fire Protection District Board of Trustees. I think it's wonderful that you are helping out Virden Fire Protection District with a ladder truck, but you need to remember that there is multiple agencies, other fire districts in MABAS 48, and we will all be coming to the natural disaster that takes out your data center. You need to have ongoing training and equipment upgrades for all the fire protection districts in MABAS 48. I would strongly urge you to contact the command staffs and the boards of trustees of these fire protection districts in MABAS 48 for some guidance on training and personnel and equipment. Thank you.

SPEAKER 11: Good afternoon. My name is George Alexander, and I'm the Laborers Local 477's business manager. I heard someone say that a four to six-year job isn't really that much sustainability. But I will tell you right now, it means a lot to the men and women of my union because right now work is very scarce. You are not the one that's getting the calls saying they can't pay their bills or they are considering suicide. So I applaud CyrusOne for wanting to bring this job here and have local -- a work force with a PLA on it, you know what I am saying. So I want to say thank you to the men and women of my local that came tonight and other unions. But it's very detrimental to the unions here in this town that we get this job. There is very dire need of it because work is very scarce. And that's all I care about, is the men and women of Sangamon County and local areas working. It may not occur to you because you have a full time job and able to pay your bills. But when you get those notices of saying your electricity is about to get cut off and you can't feed your family, then maybe come to the union. Because we at the Laborers don't care, only if you have a high school diploma. And when this job comes four to six years, come see me; I will help you get in the union. Thank you.

SPEAKER 12: Good evening. My name's Chris Arnold. I'm the business manager for Operating Engineers Local 965. I came here tonight, but we've got many of our members here. A lot of the other building trades are here to represent. This puts our men and women to work for four to six years. There is maintenance that's going to come along behind it. It's not just a four to six-year project. It's going to last for years and years to come, to maintain and keep things running. I'm going to keep it short and sweet. It's been a long enough evening. It's going to be even longer. I respect and appreciate your guys' support for this project. Thank you.

SPEAKER 13: Hello. My name is Sarah Blanco. I am a resident of Springfield, and I am a member of AFCSME Local 3738. I am against this data center because I grew up in a small town, and this all looks so familiar in the attitudes I am seeing towards people who live in rural areas. The first meeting like this I ever attended, I was probably in about fifth grade. General Electric was coming to town and trying to put in a nuclear reprocessing project that had just messed up the water in a town a little ways away. Thankfully, it did not go through. But I am no stranger how -- to how these corporations see rural areas and are like, oh, we will put this dangerous thing there; the people there don't matter. And I think that's

disgusting. Also speaking as a union member, I am a librarian. I work in a job that cannot be replaced by AI. I work with people on a daily basis who struggle with technology. My job requires sharp critical thinking and customer service skills. I know that my job can't be replaced by AI. I also know that that is not going to stop some corner-cutting bureaucrats at some point from trying to replace my job with AI. And I -- I ask everyone who is claiming to care about workers when they are making their decision on this, think about how AI is being rolled out, how it's expected to put so many people out of work, which isn't just bad for the workers, but bad for everyone they serve. So I am going to ask the same question I have asked in probably most of my public comments at this point. Who does the County Board work for? Do you work for the Springfield Sangamon Growth Alliance, for your donors, for the moneyed interests.

The Chairman stated the speaker's time was up.

SPEAKER 14: Good evening. It has been said you can't build long-term futures from short-term thinking. Say no to short-term tax breaks from a \$16 billion out-of-state company that will further raise our electric bill, take farmland permanently out of production, and eventually give us another property that will sit for decades as an eyesore with the burden on us to clean up. CyrusOne's community promises remind me of Nestle. They built playgrounds and infrastructure locally while draining the aquifer and selling your water back to you. And similar to the CO2 pipeline, only those making money off of the project are in favor of the project. If they care so much about union labor, they wouldn't use prefab modules for construction. I certainly hope everyone thinking about voting yes tonight has each of those bribes in legally-binding writing. I'm here tonight calling for a 90-day pause on this vote, as Chairman Andy Van Meter himself said is a legal option, specifically, to give the Illinois State Legislature an opportunity to pass data center regulation next month. This is not a kick-the-can without end, but a meaningful pause with a definitive end. We are addressing this project at the county level, but the strain on our electric grid is a larger issue. Seventy percent of the rise in our electric costs across the nation last year were from data centers. Remember, this center's specifically planned to use the same amount of energy as hundreds of thousands of homes. Sangamon County has fewer than a hundred thousand, so that's about four times as much energy used as all of the homes in our entire county. And as we all know, adding to demand without adding to supply will increase costs, period. CyrusOne's employer fails to mention the majority of County Board members had no idea this project would come to light three months after the essentially non-regulatory zoning ordinance was snuck in. That was not an informed decision. There might not have been an NDA, but SSGA certainly held that information tightly. They also failed to mention they are currently being sued in Aurora, because that's the only recourse. Let's not be next. The County Board members whose districts are in closest to the center don't want it.

The Chairman stated the speaker's time was up

SPEAKER 15: Hello. My name is Brent Coleman, and I usually only come up here and talk about community things. So all the numbers that are going on with all the lawyers, don't really much mind. But what is abhorrent to me is the psychological game play of bringing all of our labor workers in here in order to try to put them against our communities and everything that goes along with it. We absolutely love our labor workers. We are all labor workers. We do our best to get by any way that we can. Making it us versus them is simply abhorrent. Someone trying to live their lives and get money and pay their bills is what everybody is trying to do. Our communities that go along with it are also trying to live their lives and make their families happy and have the posterity -- why do you keep breaking -- the posterity and words to go through and live, everything that goes along with it. I am upset about this,

about the fact that a giant corporation can come in and try to say that it is your guys' fault if they are not able to get their job done. That is ridiculous.

The Chairman stated the speaker's time was up

SPEAKER 16: Hi. My name is Clara from the community. I'm going to echo what many people have said here tonight about mental health and wellness. First I would like to acknowledge the hard work of the Massey Commission for getting 708 Mental Health Board on the ballot and for Sangamon County coming out and voting and showing that we care about mental health and wellness. This company doesn't. Data centers are exactly the opposite of mental health and wellness. We've heard all of the research tonight. You can just go and do more. It disrupts sleep cycles. It disrupts -- it causes anxiety. It causes stress. Long-term noise exposure does that. There is not a need to vote on this tonight other than no. When we reach out to you as community members, we expect a response. The response we expect tonight is a no vote on this. We need more time to do more research. Short-term gains should not be traded for long-term destruction. You are beholden to your county constituents. You need to remember we will hold you accountable. In closing, I would like just to remind you of BP, Exxon, and Pond, Three Mile Island and CyrusOne.

The Chairman stated the speaker's time was up

SPEAKER 17: Good evening. My name's Mike Murphy. I'm president and CEO of the Greater Springfield Chamber of Commerce. I want to thank the Board members for allowing me the opportunity to talk in favor of this project. I look forward to the beginning of construction when we will have, as been mentioned several times, 500 local union jobs that will give them the opportunity to support all of our businesses in our community. I talk all the time do business with somebody who can do business with you. And that's exactly what this project will do. Once it's completed, I look forward to having the technology that we will need to make sure our businesses can advance and stay competitive. I started in business in 1979. I sold my last business in 2017, and I can tell you the biggest change was technology, and that's not going to stop. So we need this, whether -- you know, I hear some arguments against it, but we will need this to stay competitive. Finally, I want to thank CyrusOne for picking our community for a \$500 million investment plus. I really appreciate that. I also want to thank the Springfield Sangamon Growth Alliance for their hard work on bringing this project to where it is today. And they haven't put a penny in my pocket. And, once again, thank you, Board, and I appreciate a yes vote.

SPEAKER 18: All righty. Can everybody hear me? Okay. Good. Now, my name is Rubin. I'm a Springfield resident. I am an animator. I upload cartoons and stuff online. And as much as I am in massive support with union construction jobs, I feel like building a data center is severely misguided for many of the reasons that have been brought up tonight, also in addition to the fact that these kind of centers, they produce like AI-generated art and cartoons and stuff, that that's just -- that would put me out of a job. However, like I said, I do support union construction jobs. And I think we should be using that energy to build affordable housing right here on all these barren lots downtown. All of our local businesses in downtown will finally get daily foot traffic to keep their doors open, and it would also-- all these new people living in downtown would create a tax basis Sangamon County has never seen before that could fund so many local stuff like schools, libraries, the rail improvement project, which could eventually lay the groundwork for high speed rail connecting us to some of our biggest cities in the region. It's your choice, Sangamon County. We can build the data center or we can build something that could benefit everybody.

SPEAKER 19: Good evening. My name's Amy McDaniels, and I am a nearly lifelong Sangamon County resident and a member of a union household. I am here tonight because there is nothing about this data center project that benefits Sangamon County. If the Board approves this project, you will be selling us out for \$30 million over 20 years or \$1.5 million, while Macoupin County receives nearly \$70 million and none of the overly harmful environmental damages this project will cause to the people of Sangamon County. This supposed financial windfall from this project is a farce, just like so many of the other promises made by CyrusOne who, as a reminder, is a multibillion dollar out-of-state company who is beholden only to their shareholders and clients and not to this community. It takes a simple Google search to see their blatant lack of care for the communities they place these centers in. The people of Aurora are tormented day and night by the incessant noise pollution produced by the CyrusOne data center. Aurora is in the midst of re-writing their regulations due to the disturbances caused by the CyrusOne data center, and the Aurora director of sustainability admits that the changes to regulations will only impact new projects. If this board votes yes on this project, you will be setting a precedent that is so harmful, it is truly difficult to fully realize. I attended the Zoning Board meeting last week and was beyond dismayed to learn that the current zoning rules which this project falls under will be -- will not protect us when CyrusOne goes back on their promises. The County Board does not have the administrative infrastructure in place to take on CyrusOne or to hold them accountable when that time comes. We have no reason to believe CyrusOne will be a good neighbor. In fact, we have all of the information needed to see that it will be the opposite. And we only need to look to Aurora. We aren't special. This project isn't special to them. This is just another day for CyrusOne, but this is a monumental day for Sangamon County.

SPEAKER 20: Good evening. My name is Jordan Shaw. I am, to be honest, a recent resident of Sangamon County, but before that I had lived my entire life in Virden, Illinois, Macoupin County. So I'm here tonight not only as a Sangamon County resident, but a previous Virden resident. I urge and recommend you to vote no on the data center, not only for Sangamon County but also the neighboring counties. Apologies for having to repeat what somebody else previously stated, but not only is it going to affect Morgan County as in Waverly, but also Macoupin County, because Virden, the majority of it is in Macoupin. There is only just a little spot of it that's technically Sangamon. I am very concerned about what is going to happen not only with the noise pollution and the pollution, but also what's going to happen to the workers. When things eventually start to fall apart, they will be blamed for it, and it is not their fault. I do not want anybody to discourage or to reprimand union workers, because we are from a union town. We love union. We are pro-union, of course. But I am deeply concerned that when this falls and they completely go back on their word or things go awry, they are going to blame the workers. They are going to blame the unfortunate people who are in this situation who just want to get a job and be able to take care of their family. So, respectfully, I am asking for you to vote no on the data center, and not only care for the citizens of Sangamon County, but also care for the rural towns that is not just Lowder but Waverly, Auburn, Thayer, Virden and Divernon, all of them. Don't care just about the big cities. Also care about the small ones. Thank you for your time.

SPEAKER 21: Hello. My name's Ron Fisher. I'm from Waverly, Morgan County. This whole thing came on. We learned about it or I did about four weeks ago, and it just seemed like you people knew about it in October, I understand. They are looking to us to supply water out of Waverly Lake. Waverly Lake right now is the lowest it's been in about 12 years. I've done a lot of research with the Department of Conservation and with the water survey company. We don't have the water to supply this. But their response is that they have a sealed system that they use in some of these plants where they don't have to draw it. After they initially fill it up, that they can use it. But they don't explain that they also have to

go through and clean them pipes out once in a while. It's actually an antifreeze like you use in your automobile. It creates scale and different pollutants in that. They don't explain what they will do with it. All I'm asking is somebody needs to answer some more questions. When they purchase it, they say they are buying the water from Apple Creek Water District. Apple Creek Water District actually buys water from the City of Waverly. I was involved when there was two sections of it. It was Apple Creek 1 which is south of Waverly and Apple Creek 2 which is north. We take a big, large area of drainage all the way from the city of Ashland to Waverly. We rebuilt the dam twice since they installed the lake. And here about -- Apple Creek takes 385 customers on it. We have 600 and something customers on it. That amounts to 1,007 customers on that lake. And according to 2012 assessment by the Illinois Water thing, it's only supposed to support 770 residents. So we've already overdrawn that, but we're selling water. I don't know where the contract came through or who is involved with it. But, like I say, it doesn't seem like our city officials knew too much about this until four or five weeks ago.

The Chairman stated the speaker's time was up

SPEAKER 22: My name is Ashraf Tamizuddin. I live in Springfield. I am here to request you to reject, not only delay, the proposal. I have had the opportunity of living in a city for a few days where air pollution level is the highest in the world, and I can tell you from my personal experience that that's not a good place to be. You would like to stop breathing. People were calling in sick. Young people, they were calling in sick because of the air pollution. The children are kept out of school because of the air pollution. So all the promises of good jobs and schools that are being made, there will be no people to go to the jobs. There will be no children to go to their school. So I humbly request you to, please, absolutely reject this. I'll finish with two quotes from local American Indians. One is "We'll always be remembered by the tracks we leave." So, please, be on the right side of history. The second is that "We do not inherit this earth from our ancestors; we borrow it from our children." So, please, look out for the children. Thank you.

SPEAKER 23: Hi. My name is Andrea Walters. I do live here in Springfield. Thank you for allowing me to address the council this evening. I sent an e-mail last week with numerous articles containing information from professionals addressing the risks associated with data centers. I can provide those references for any of the facts that I mention. I am opposed to moving forward with the CyrusOne data center near Auburn. I would, at the very least, ask that you reverse decision and approve a moratorium to allow time for the state legislature to be discussed that would provide guardrails and protection for the counties where data centers are built. It's only a month. There is a belief about what -- you know, what you can expect when you are looking for scams. And when somebody is trying to push something quickly, that's a red flag. There is no reason why this shouldn't be delayed until our legislature has a chance to catch up. I will skip the part about the noise because I think that's been covered tonight. Increasing dependence on fossil fuels is driving climate change, and this is wrapped around fossil fuels. An increase in extreme temperatures and weather events, we are experiencing a drought in Illinois at this time. Anyone that has been near Springfield Lake recently can clearly see how low it already is. Yes, we need progress in business, but not at the cost of our environment. The pollution risks that come from data centers admitting nitrogen dioxide and tiny inhalable particles that can harm people's lungs is a big problem. According to the National Institute of Health, the tiny inhalable particles cause between 100 and 200,000 premature deaths each year. What about the financial risk? There is always a risk with investment. Numerous sources warn of huge amounts of debt companies are incurring in the race to build more data centers. One expert stated this is a business model that hasn't exactly proved it can generate revenue or has a stable core to its demand.

The Chairman stated the speaker's time was up

SPEAKER 24: Oh, I'm Robert Oxley. I live in District 7. I'm actually an IBEW and AFSCME union member. My greatest question is why is there such a big rush, because this is a huge commitment for all the residents in Sangamon County. One of the things I see is right now there is an incentive program from the State of Illinois for data centers that the data center gets tax exempt. They get a tax credit for 20 percent of the construction labor that is spent on the job. And for my union members, this PLA, it's not like they gave it to you out of good heart. It's because it had to be part of the PLA to do this. The second thing is this House Bill HB2789, that's in committee right now, and this is for keeping the Soldier Field in Chicago. Now, they included this to any project over \$100 million. They get to keep the tax -- probably tax free, and where is that right now? So that tax rate is going to be what they are paying for that land right now. There is some caveats. I won't go in to all that. But there is so many issues and unknowns. You know, if you can't vote no, then I recommend you at least delay a vote 'til all these issues are squared away. CyrusOne states they want to be good neighbors, which I hope so. But the old saying is "Good fences make good neighbors." The fence here is a signed written contract to keep all the promises they have made here.

SPEAKER 25: My name is Alexa Martinie. I am a resident of Auburn and owner of a home built in 1877 that sits along Route 104 just a few miles from the proposed data center site. It feels hard to trust this as a big break for Sangamon when 70 percent of the tax breaks are leaving our county, even though many of these trucks will drive directly past my house on Route 104 with a home that sits less than 22 feet from the highway. My sister lives in Auburn with my niece and brother-in-law, which was a huge draw to the area for me. I worry about how this will impact my niece in ways we still don't fully understand. I worry about my neighbor who earns just \$750 per month in Social Security benefits and \$120 a month in food stamps. My energy bills have doubled since moving to Auburn, and that is before the data center is here. Where is my neighbor expected to go when she is priced out of living in Auburn, a town she has lived in most of her life. Do we care about her health and her future or just 600 jobs? Because I am very worried about my community, my family, and the future of rural America. My mom lives in nearby Thayer where she reads books she checks out from Auburn Library and has wild foxes that visit her. She's counted 20 different bird species -- 20 different bird species this year alone. She's built herself quite the sanctuary out there. She is worried about her foxes, and I don't blame her. In nearby Lowder my husband and I drive out to see the northern lights when they are visible. That site can now turn in to CyrusOne, and it's devastating. There are so many downsides, and seemingly very few positives, and the positives seem to touch very few people. Please, don't let your vote tonight be one that we regret and feel forever. Sangamon deserves better. Our children deserve better. This is not our legacy. No industry has successfully self-regulated, and it won't start here. Please, vote no on CyrusOne. Thank you.

SPEAKER 26: Good evening. My name is Eliot Clay. My wife is Alexa. As she said, we live down in Auburn. Just as some background, I worked for Senate Republican staff for four years on the agriculture committee and the environment and conservation committee. I worked for an environmental non-profit for six years and now I am executive director for a group that advocates for soil and water districts. I am speaking on my behalf as just a private citizen right now. But having worked in the policy field regarding environment issues in agriculture, to reiterate what my wife Alexa just said, there has never been an industry in the history of the world that has self-regulated, period. And I want to say something, just a couple -- or one main thing that I think really just needs to be hammered home. The laborers that are here tonight, you've heard from a lot of people that say they

support you, and we do. I also want to reiterate the fact that the reason that the Environmental Protection Act, the Clean Water Act, the Clean Air Act, and a number of these other things actually exist is because of issues that were brought forward by Labor. I think about Peabody Coal. I think about everything that has happened in southern Illinois and the amount of thousands of acres of abandoned un-reclaimed mine land that is down there. The reason it is sitting is because the companies that did that don't exist any more. We don't even require that CyrusOne is going to file a surety bond on this thing to cover the deconstruction or contamination or anything that can happen. I mean, we do it for a lot of other industries, and it seems reasonable. I'm not against -- I mean, I'm not against this happening, necessarily. I just want to know that there is assurance in there legally that we're going to be protected in the event that something does happen. I think that's a very reasonable thing to ask.

SPEAKER 26: I appreciate the Board. Thank you.

SPEAKER 27: Good evening, everybody. My name is Marcus Robinson. I am a student at Lincoln Land Community College as well as a resident of Sangamon County. I am here tonight in staunch opposition to this proposed data center. I don't believe that this data center should be built at all. And to start with, I need to address the energy grid concerns. There is no established energy grids for data centers that I know of. Where are they going to get the energy from? It's kind of hard to tell, especially considering that Ameren just had a price hike last year. Also last year the state experienced a 15 percent increase in costs throughout the entire state. So with all of that being said, do you want this to end up like another Pillsbury plant on the north side of Springfield where it's left abandoned and it's just going to rot and leak and contaminate the community around it and ruin it? Like the Pillsbury plant, it's going to have its labor outsourced. But this time it's going to be by AI and not by outsourcing to other countries. Four to six years of labor, but what about in four to six years when this data center creates an unreparable environmental impact and also causes AI corporations to dominate the job market? Don't sentence the younger generations to a death mark of AI overlordship. And, instead, you should focus on what the people actually want. And to signify what the people want, I have a petition here of over 700 signatures that I am willing to hand to you right here.

SPEAKER 28: Hello again. My name is Jill Krippel. I'm sure you're sick of seeing me. I'm tired of speaking to you. But I can't stand by and stay silent. None of us can. And unlike these data centers, we are not going anywhere. The last time that we were here, CyrusOne was asked to set a minimum amount of local labor they would use. Building trades had already walked out so didn't hear that CyrusOne couldn't guarantee they would hire even a single local laborer. They weren't sure if our people could handle the job. In their oral testimony at the Zoning Board's appeal hearing, they said that they had a commitment to bargain a project labor agreement in their application, but their slides submitted in evidence, the same ones we saw today, implied that they already have a project labor agreement. If there is conflicting testimony on labor, what else are they being shady about? Speaking of the Zoning Board's appeal hearing, what was going on with their chair stating that no one could get sworn in under penalty of perjury, that people had to swear to God or they wouldn't be able to speak, and then he went on some weird rant about foxes and deer not existing? We know these data center companies already think that we are just some backwoods idiots that believe anything they tell us, so way to lean in to that stereotype. Anyway, anything living near this data center, the plants, the cattle, the humans, may see health problems from noise and polluted air due to the hundreds of generators and the giant diesel tanks they each have. They are the kind that are legally allowed to run 24/7 to sell energy back to the grid. And the 1.8 gigawatt data center was just approved to be built a couple hours up the road. So who knows? The solar farm across the street will cause the noise to carry for miles. We

know that CyrusOne will violate our rules and regulations like they have been doing at all of their other locations in Illinois. Sangamon County isn't even getting much tax money from this. So how are we going to pay to effectively combat violations? CyrusOne's property tax incentives were backdated at their other sites, so a larger part of the tax might not be enough, anyway. And they have no clue about a decommissioning plan. They have never done it before. He urges them to vote NO.

SPEAKER 29: Good evening. Thank you. My name's Steven Lambert. I am a resident of Sangamon County. I actually live in Loami. I'm a volunteer firefighter. I'm a father, most importantly. My daughter is eight. She's a Pretzel over in New Berlin. And I have a lot of vested interest. And tonight I just wanted to share really news. And we keep talking about bringing some new things. If you didn't know, I am really speaking to you as the mayor of Loami. I don't represent every single idea, every person. But about three weeks ago in our board meeting, we passed a resolution which was our moratorium preemptively. And I want to point out, if you know our board, we have vastly different opinions and political ideologies. All six of them unanimously said we should do this. We should get ahead and at least take the time to do our research, look at what the state does, look at what their county does. I'm really proud of our community, and I want to give you a reason to delay. If Loami can do it, as someone said, the county can do it, too. And so that's me delivering the news today. Thank you as always for your time and thank you for thinking of our future generations.

SPEAKER 30: Hello. Terry Arnold. I live in northern Macoupin County, and I've got a couple things here that haven't really been discussed too much. And one was the gentleman from Waverly about the water and also the contamination of if they have a leak. According to what I've read on the closed loop systems, which is the water keeps circulating and they put additives in it, once a month they do what they call a blow down. Okay. Where does this blow down chemicals -- there is nitrates, glycol and metals in this stuff that is circulating around. When they do a blow down once a month, where does that go? That's what I want to know right now. Then also I read unplanned drain down, if they have an issue like maybe up in Aurora where the lines froze and then you are having liquid spilling out. What are they going to do with the contaminated ground water? And then the next thing, on Sangamon County's website they said that the data center was zoned agricultural. Well, why is it zoned agriculture? It should be zoned commercial. In Aurora, the citizens there said that their data center was zoned as a warehouse. That's not a warehouse. That's a business, a commercial business which has industrial stuff in it with chemicals. So we need to address these things here. And then getting back to the zoning Thank you.

The Chairman stated the speaker's time was up

SPEAKER 31: Hi there. My name is Todd Brummett. My wife and I live in rural Auburn. Listen, I understand that data centers are a necessary evil. And speaking here, I hope this is not just a formality speaking against it. But after seeing the Auburn Citizen, I saw there was a letter paid by the zoning and planning staff, written in a positive spin for the data center. Listen, despite that, I'm hoping to reach enough of you to say no on this Board and consider other options that do not involve swallowing up farmland in chunks. People who are already out there have to look at a three-mile by eight-mile solar farm and plenty of red blinking lights from the windmills. When is enough enough? Ironically, the farmers involved and his family, you don't have to look at these things. And most of you on the zoning and planning staff on the Sangamon County Board, I bet you don't, either. There are -- wouldn't we rather use existing buildings or have buildings that are already established in industrial areas to be used? Build in those areas. Listen, the definition of a farmer, a farmer is a person who manages or operates a

farm engaging in the cultivation of land, crops and raising livestock and animals for food and fiber and other agriculture products. You know, you are called to be good stewards of your land if you are a big farmer or a small farmer. Listen, Dowson's website even says they farm and lead with integrity, honesty and advanced agronomy. No, they don't. This is not it. The zoning and staff letter says they have 200 acres, is one drop of water to a 16-ounce bottle of water since we have 453,000 tillable acres. Listen, it's already filled up with 232 other data centers.

The Chairman stated the speaker's time was up

SPEAKER 32: Hello, everyone. My name is Greta King, and I am 15 years old. I'm not quite old enough to vote or drive on my own, but I am old enough and smart enough to care about future generations. And as a lifelong resident of Sangamon County, chances are I have shared green space and fresh air with your children, grandchildren, nieces and nephews and neighbors in soccer, basketball, Girls on the Run, and now track and field over the course of our lives. If we want to live a long, healthy life like those of you that are making decisions about our future, please, vote no tonight on the proposed data center resolution so we can take a more thoughtful approach to protect our environment which will position us for better economic growth in the future. Thank you for considering the future and quality of life for young people like me and, please, vote no.

SPEAKER 33: My name is Ruth Taylor, and I actually live in Rochester. I've lived there for more than 30 years. And what I am most concerned about is this amount of water that they may need to use. My house is over a hundred years old, and it didn't start leaking until the people just before I bought the house tried to improve the basement and they drove the wrong nails into the foundation. There was no sign of water in my basement ever before. In the first year or two that we were there, it would come up through the floor, run across the floor. So, basically, I had water in my whole basement, and that went on for years. To use the basement, I put the blocks and boards in my basement. Unfortunately, our water table must have gone down over the years because, like I said, I have been there 30 years, same house, nothing has really changed much. You know, Rochester has had a couple of subdivisions there and things, but I have not had water in my basement for over five years. So the water, because it's coming from the floor and not the sides, it's water table. And so I worry about will we have enough water. I mean, if you've been to your doctor, he urges you to drink more water. Everything needs more water. So I really think that we need some sort of study, you know, how much has the water table gone down with what we have got and how is the data center going to impact the water that he have. You know it will accelerate it, but how much will it accelerate it. It's something to really worry about, I think. So that's my main concern, is that water. We need to get a study to see what's going to happen. Also because of climate change, the soil is drying out faster, so we're losing water in the soil, too. So we're losing water everywhere and we need to address it before we give it away.

SPEAKER 34: So the data centers plan to follow the national emission standards for hazardous air pollutants, was mentioned earlier. For a little context, according to EPA.gov, quote, National emission standards for hazardous air pollutants are stationary source standards for hazardous air pollutants. Hazardous air pollutants are those pollutants that are known or suspected to cause cancer and other serious health effects, such as reproductive effects or birth defects or adverse environmental effects, end quote. As you can see, these standards are quite low. The truth is, even though this data center won't cause cancer and birth defects, it will still threaten our air quality, hurt our community and its animals with low frequency noises, increased electricity demand, and generally disrupt everyday life for the residents of Sangamon County. We deserve better. As well as this, it was claimed that construction

workers would gain jobs from the building of this data center. And while this is true, let me provide you with a few facts by National University. Thirty percent of union jobs could be automated by 2030. Three hundred million jobs could be lost to AI globally, representing nine percent of jobs worldwide. By 2030 14 percent of employees globally will be forced to change their career because of AI. Entry level jobs are especially vulnerable with 50 million U.S. jobs at risk in coming years. As entry level roles decline, salary expectations are also shifting downward. AI's impact is expected to be most disruptive in the next 10 to 30 years, with a possible 50 percent of jobs automated by 2045. So, yes, short-term jobs will be given to construction workers. However, long-term effects include job loss due to AI and an expected decline in entry level wages. No matter what party you belong to, what your class or job is, what label you assign yourself or what labels others assign you, we all deserve a healthy environment, a stable income and a good quality of life. This data center directly revokes these rights. It is our right to disallow any policies or center which directly negatively affects us and our community. So let's utilize that right. Thank you.

SPEAKER 35: Hello. I'm Keith Tuxhorn. I first would think you would want to delay at least one meeting because you need to go home and listen to the financial news of the day, which had a focus on the type of credit payments that Black Rock uses to finance all their vast projects and how it is crumbling fairly rapidly right now. So perhaps you need to check that. You have had -- for three months now, you have had access to assistance to research on 15 years of history of these centers from all the people who've been speaking in opposition, good and bad news. The concerns of county citizens were covered in detail in this, on water and power use, noise and other pollution, shutdown and cleanup costs, and economic compensation and guarantees to the county. The research showed hundreds of problems on these topics which have led to lawsuits, economic deception and disappointment, continuing damage to our air, water and lifestyles, and increased disrespect of elected officials who took little or no action to protect their citizens. Some places have banned data centers completely, as you know. This company is no different from those that have gone before. They play the same games. They are not building their own safe energy sources. They will be reducing our tax benefits very quickly, and their sales pitch includes plenty of little lies that just won't happen because we don't have them under any kind of contract. You can delay this vote for a while and do the right thing, make a revised agreement that will protect our county. Let me give you three places to start. They have been mentioned. Guarantee annual payouts, guarantee them none of this diminishing stuff, require onsite solar and/or wind power for this facility, and shutdown guarantees to make sure we are not stuck with a -- stuck with that kind of cost.

SPEAKER 36: My name is Salem Addison King. I'm a resident of Sangamon County, an environmental scientist, and the youngest person in the United States who still reads newspapers. As such, I saw the recent reports from the -- the recent staff report from Sangamon County that was published in the Illinois Times last week. Reading through it was a very frustrating experience, but as I have only got two minutes, I'm going to focus on the question in that staff report, how much noise do data centers typically generate and what measures are used to manage or reduce noise levels; a very important question. Look at their answer. The county ordinance regulates permissible noise. That is what an ordinance does, yes. The issue of noise has focused on the backup generating that these data centers require. Very true. Under normal conditions each diesel generator is tested on one day a month for 30 minutes. Neat. How much noise is generated by them? Our building code requires that the noise be baffled. Neat. How much noise does it generate then? Data centers must operate within state EPA regulations. Neat. How much noise does it generate, though? Not once has that been answered by CyrusOne or Sangamon County. Decibels are a form of measure we have access to. They are not providing that number for a reason. CyrusOne is lying to us. And, most egregiously, they are

lying to the union workers in the audience tonight. Unions exist for one reason and one reason only. Unions exist because you can't trust corporations to keep their promises. So I urge the Sangamon County Board tonight to vote no on this data center and any other data center that might come before you in the future.

SPEAKER 37: Sure. I'm the owner of Joette Kennel located very close to this site. I'm very concerned on how the noise is going to impact the dogs that I care for. People bring their dogs to me because I am in a quiet country setting, and now that's proposed to change. I also live there on my 176-year-old property that was bought by my great, great, great, great grandpa on January 23, 1850. And I'm really sad to see if this is what it's going to be coming to, that I won't be able to enjoy the property any more, that I won't be able to give the care that I have always promised to my clients. I mean, I'm afraid this will be the end of my business, and I was here first. That's all I have to say.

SPEAKER 38: I'm Shane Bettis, Kathy's husband, country boy born and bred. She has to buy a license for her kennel, commercial. Why aren't these people buying a commercial license? Next thing, my son is an operator in this union. I'm a hundred percent behind unions, but not for people like this. Also, I know we're not supposed to keep talking about the noise. I'm a mechanic for a living. I work on generators. And if you think that one mile from this CyrusOne going in, I'm not going to hear that? It's actually just under one mile. Then you can blow smoke up somebody else's ass, because I am hearing it. I guarantee you. And I have got one question for all you Sangamon County people board members, appreciate everything all of you do, but do the right thing. If that was you that lived one mile away, would you want to sit out in the backyard with your grandkids, which is -- was going to be their property one day? You wouldn't want it. You wouldn't want it there. Have a nice evening.

SPEAKER 39: Good evening, everyone. Many of you have heard the terms, well, it's not in my area, so it's not my concern. Well, with everything going on in the world, the threat to the homeland is also a concern. A soft target is defined as a minimally-secured location that is vulnerable to attack. So why would they put a soft target in the middle of nowhere? Courthouses and government buildings have armed guards and countermeasures to protect the facilities. Now, they may have some. They might keep them secret, but right now I am talking. Imagine that -- imagine what would happen if hackers attacked the power grid and what they would just hit. That building, no. They would attack the Lincoln Land Power Plant because that is something bigger, and it would affect all of us. Same thing with the water districts and distributions. Attack that, not there, all over. Let's bring everyone down, not just that small little building. Also what about physical attacks? Just recently a man drove a vehicle into a power substation in Las Vegas. Imagine an attack where thousands of gallons of fuel and chemicals were released and drained into our water table and possibly Springfield Lake. Could the local first responders, who are some of our volunteers, handle the incident? And if it's an active threat, they will not be going in there until our local law enforcement neutralizes the problem. So the whole time those chemicals are going into the water. Well now, it's now in your area, so now it is your concern. I only have 27 seconds. I think that thing stopped, but who cares. Also electromagnetic fields and the noise, we talked about the noise. I was a beekeeper in California. I had a hundred hives. I lost my hives to the hive collapse syndrome. Thank you very much.

SPEAKER 40: CyrusOne is a multibillion dollar corporation with a major private equity shareholder. They don't care about us. They only care about maximizing shareholder value. And late 2025 reports indicate CyrusOne has moved towards using more third-party personnel rather than in-house staff at their data centers, a shift which only benefits Black Rock. They may have a PLA

agreement. But if CyrusOne actually cared about union labor like they claim, they'd have a permanent job guarantee. However, that would be a poison pill to their Black Rock shareholders since CyrusOne plans f\*#@#-a-duck us all to maximize the profits for shareholders. I urge Sangamon County Board to vote no on this proposition.

SPEAKER 41: I'm Sam Sinclair, a 33-year member of Local 137. So this to me, first I want to say thank you, CyrusOne and Sangamon County Board. Vote yes. This is the largest building boom the United States has seen since the end of World War II. So it's going to happen. Whether it happens in Illinois or it happens somewhere out in the country, we have to have data centers. Who's got an iPhone in here? Who's got a phone in here? All of you looked at your speeches or wrote on ChatGPT, I guarantee you. So there is that. The second thing is, I mean, there is a lot of hard work done by you guys, by us, by everybody. It's not about the job. I'm doing a job in North Dakota right now, a data center, in Springfield, Illinois. So I get the work. That's not the problem. The problem is we need this kind of industry in Illinois, and this county will be lucky to have it here. We pushed away more business than we brought in, so. I don't have much else to say. I'm just saying that this is going to happen whether you want it or not in the United States. So I say vote yes and let's get this done and thank CyrusOne. Thank you.

SPEAKER 42: Good evening. My name is Laurie McKiernan. Most of what I was going to say tonight has already been said, so I want to thank our coalition team and all the residents who have researched this project and made statements tonight. I do need to respond to the iPhone, iPhone/AI thing. So the only thing that uses my phone for AI is Apple tracking my data, listening to my phone calls, and translating it in to texts, massaging that data, and selling it and making a profit off of it. So the only thing I'm going to repeat is the intent of these regulations is to protect the public health, safety and community welfare. If you vote yes on this permit based solely on the fact that it meets zoning regulations, then you, obviously, don't give a damn about our health, safety and welfare. Approving this for tax revenues and jobs takes in to consideration the welfare of the minority residents. Don't be bullied into protecting the few when the health and welfare of the many must be protected. I will say that, if this permit is approved, we will be researching other means of protecting our health, our safety, and welfare of community members. People that are in adjacent areas where the business is need to be compensated for the damage to their business. And then, finally, I'm going to formally ask for a copy of the community benefits agreement signed for this project. I tried to get one for the Double Black Diamond. I was told it doesn't exist. I was told I couldn't have it because the Springfield Growth Alliance negotiated it. So this was also mentioned tonight. There is a community benefits agreement. If you allowed this to be negotiated with the Growth Alliance, you have done us a disservice because we can't see that. It's a community benefits agreement. The community should be able to see what's been negotiated for them. Thank you.

SPEAKER 43: To the Sangamon County Board, you guys are from the area. I want you to picture something. I grew up in the shadow of Fiat Allis. I grew up in the shadow of the Pillsbury plant. I live in an area affected by the mine that was there over a hundred years ago. These are the shortsighted visions of men who couldn't think bigger than right now. These are the effects that I live with. My house has had to be fixed from that subsidence. We already know what happened with Pillsbury. How long is that going to take? How much work has already been put in? How many generations have suffered from the ground water pollution, the offshoots from that asbestos? You need to think long and hard about what you are asking from the generations ahead of you, not the people that live there now. I worry about them as well, but we are talking decades from now. Do you know how long it took to clean

up Fiat Allis? Generations. Do you know how long it took to clean up Pillsbury? Generations. Still not done. And that's where you need to really consider that when we talk about what this really means for the community, not a windfall in taxes, not about the noise level, but what it means for your children's children. Because that is the effect it will have. You -- most of you, impolitely saying this, will be long gone by the time those effects land. I will, if I'm lucky, be a very old man to see your mistake come to fruition if you choose to move ahead on the technology. And a choice that is moving so rapidly, you should be questioning why. When people move with haste, errors are made. And when they want to move that fast with that much money involved, with every problem that arises more money comes out of their pocket, shake that piggy bank, see what else shakes loose. Because I guarantee you they will keep paying. Because there are billionaire-size level pockets behind these movements, and they don't care about our environment. They don't care about your kids' kids. And if we are going to talk about labor, I know you guys are a long way from Blair Mountain. Your relatives, your ancestors, it's a shame to see you selling out.

SPEAKER 44: I am Breeanna Day. So I first want to thank the laborers who are here. Thank you for coming out and showing your support, whatever that support may be. I want to thank everybody who is also in yellow for coming out, and thank you for showing your support, whatever your support may be. With that said, the reason why I take that stance is because the things that you are fighting against have been happening for decades. So the fact that we are just now having these very heated arguments is kind of frustrating. And so I encourage everyone, if you don't want a data center built, the easiest way to do it would be to regulate your data. Go to your senators and talk to them about it. Because then we wouldn't even have a data center because the people who are collecting your data wouldn't have it in the first place. As somebody who tried to stay in a hotel that P. Diddy stayed in and I wasn't even allowed to stay in it, my son and I were literally sitting on the street of Chicago. I was bawling my eyes out because I thought we were going to have to go to a homeless shelter for a night because we were going to a doctor's appointment. But because of all of everything that is going on, we weren't allowed to stay at that one hotel. So I implore everybody in yellow, please, contact your senators. Please, start focusing on data regulation. All of you laborers, please, just continue to still fight for jobs. We need both. And to all of our politicians, don't be an octopussy -- start voting for your citizens.

SPEAKER 45: My name is Julia Rozier, and I think also a lot of the points that I wanted to make have been covered. I think Bree was getting at was the question of sustainability, and I just want to remind everybody the Indigenous People Act was passed for the first time this year in Springfield, and I learned that the Potawatomi word "sangamon" actually means land where there is plenty to eat. It does not mean a land where there is plenty of data centers. And I also want to address the fact that we have a few false dichotomies going on, you know, like the idea that Carol brought up about it being union versus non-union. That's a false dichotomy. I also want to bring up the false dichotomy about AI versus not. I actually -- you know, AI was actually very helpful in coming up with my original prepared remarks, which I have changed, but it very quickly listed all of the places that have successfully blocked data centers. It very quickly pointed out all of the egregious reasons that a data center might choose to place a mark on a place like Lake Springfield, a place that they, frankly, see as vulnerable. They want to make you feel like you're the prettiest girl at the ball. They want to make you feel special. And I would just ask that you -- that you realize the dignities and the stories of what Sangamon County actually -- and Springfield -- truly deserves. Think of the long-term sustainable impact. Don't have to look at all these union workers five years from now and look at the disappointment and the anger in their eyes and, you know, don't be like the sad lonely girl at the bar. Don't give it up for CyrusOne.

SPEAKER 46: Hi. I'd like to thank Sangamon County Board members that are here that are paying attention to their constituents, listening to what we have to say and not playing Snake on your phone or texting your wife. I do appreciate you guys. I do appreciate you guys. I also want to say that several years ago Ameren came to this area and they built the high voltage power line that you saw in that drone footage, and that was scheduled to go right through my front yard. And I turned down a very large sum of money because I did not want to be that close to a power line. I pushed them as far as they can, and they moved it 260 feet from my front door. I had no say in that. I tried to fight against it. Nobody listened. Then there was a solar farm built. I had no control over that, over where it went, where it was going to be or how large it was going to be. And now, living in tornado alley, if a tornado were to hit that solar farm, it would rain glass and all the toxic elements that are in the solar panels right on my property and ruin it forever. There is also solar -- or the wind farm that is also new out there. Same thing. If a tornado were to hit that and shred those blades, it's going to rain that carbon fiber all over my property, possibly, and it would ruin it forever. And I do not want that for my house, for your house, for anybody near this place. It scares me, and I do not want to be around it. As for the data center, I am not interested in having more infrastructure in that area. When Ameren brought that power line in, they said it would be great for business. My small business saw nothing from it. When they brought the solar farm, it will be great for local business. My small business saw nothing. When they brought the wind farm in, you will see business. My small business sees nothing.

SPEAKER 47: To the point of saying something that no one -- no one here has heard, my name is Christopher Sims and I represent Illinois People's Action as a community organizer. I just moved here about two months ago from Rockford, Illinois. At this very moment Rockford, Illinois, is fighting a \$12 million data center. So is Beloit, Wisconsin, just north of us. So is Janesville, Wisconsin, just north of Beloit. So I want to be able to go back to Rockford one weekend and say that this Board said no to a data center that nobody in this -- probably in this state or in this area wants. And that's all I need to say. Thank you.

SPEAKER 48: My name is Elizabeth Swihart. I did not plan to talk tonight. I planned to listen. But I want to say something that very few people have said. You've heard about the environmental costs. You've heard about the sound and the noise and the pollution, the damage that it will do to farm ground. I grew up 30 minutes north of here in the middle of a corn field. I know what it's like to not feel like I have a voice in this state. The local elections are the only place that my vote has ever counted for anything in this state because everything else is decided by the big cities. And when you live out in the country, it doesn't matter. You are going to get outvoted. Whether you agree or disagree, the city is going to win the vote. You have heard hundreds of people raise their voice tonight to voice their concerns. I beg you, this is the one level of government in central Illinois that our voice is guaranteed to be heard and not outsource our vote to Chicago. So, please, please, listen to these votes. I grew up on a well. I know what it's like to live through a drought and have to shut the water off as soon as you get wet to shower, turn it back on to rinse once you have soaked. I know what it's like when you have to haul in water because your well is contaminated and you can no longer drink it. I know that if you have diesel generators, incidental spills are going to happen, because that happens when you fill up your car with gas at a gas station. And I also know that Illinois passed Oklahoma as the number one state for tornados last year. It is not a question of if a tornado comes through central Illinois; it is question a when, especially in the middle of a corn field. I know. I watched many from my front yard as a kid 30 minutes up the road. So, please, please, be the people that I think you are. Please, hear these concerns and, please, act in the best interests of your constituents.

SPEAKER 49: Hello. My name is Dalton Iocca. I'm a lifelong resident of Sangamon County. I'm a part of a family of farmers of eight generations. We have been here since 1811, and this is going to be right next to our family farm. We put blood, sweat and tears in to this area for generations. And I work in the IT industry. I work in data centers. It doesn't take that much to maintain them, but it sure is a pain in the ass when you try to get rid of them. Because we don't know where to put them. I don't -- I'm speaking for my whole family, and I don't know -- I get what you have been saying, but we need to say no to this. Because if we don't say no now, they will keep coming, and we will no longer be the identity of a place where there is plenty to eat. It will be a place of metal and a place of things that we can't get rid of, just like the Pillsbury plant. Thank you.

SPEAKER 50: Hi, everybody. I'm extremely familiar with the area that this facility is proposed to be in, and I just want to point out something that I don't think anyone has mentioned yet tonight. If this facility were to move three miles west, it would be in Morgan County which has absolutely no unincorporated ordinances or restrictions. So the same people who are going to be immediately impacted by this location that's being proposed are going to be -would still be impacted if it were to simply move three miles west, and none of you would have a single thing to say about it. It would be using the same high voltage transmission lines. It would still be using Apple Creek Water District, which is coming from Waverly Lake. I'm not asking you to vote yes. I'm not asking you to vote no. I just want to point out that what you're arguing for and against may be a moot point by them simply moving it three miles to the west, and it still impacts the same people. Thank you.

SPEAKER 51: Hi. My name is Noah Thuma. I'm 27 years old. I'm a homeowner. I've been in Springfield since I was an infant. I'm also an Eagle Scout. This data center is not too far removed from Camp Bunn where we frequently spend summers, and I would hate to see any downwind effects from this project affect that area and future scouts. I'm also terrified by the environmental impact of this project and other data centers. We need to shrink this down. We need to not allow this in our area. We don't even know if the AI boom is going to last. We don't know if these data centers are going to do anything other than take our data and leave us with a lot of concrete that we have to tear down later. I'm not worried about four to six years from now. I'm worried about 10 years from now when I'm hoping to start a family, 30 years from now when I might still be in the area and having grandchildren, 100 years from now when no one in this room is still here, and we're left with this blight that certainly will not be around. Empires always fall. Businesses will fail. I implore you to vote this down. I think I encountered no more than five, maybe six, people in this line that have been speaking in favor of it. I urge the members of the Board, please, listen to the people. We are vastly against this. If you are voting yes, you are showing that you are not listening to the people. Thank you.

SPEAKER 52: Hi. My name is Evan. I just wanted to firstly thank all of the union folks who stayed, you know, after their side spoke. My grandfather was a chairman of the UAW Local 1027. He was part of the bargaining committee at the Fiat Allis plant in Springfield for a very long time. In 1977, I do believe, he died in his 40s due to colon cancer caused by asbestos. Now, that just kind of goes to say it's happened a lot to many people that worked in that plant. These folks are going to tell you guys whatever you want to hear to get you to be on their side and to work against other working class folks and work against your own best interests to build this giant plant that is not going to benefit anybody in the long term besides them, because they make more money an hour than any of us do in a year. That's the only thing that matters to them, is money. None of us matter. None of these people are from here. The only thing that they care about is making money off of us. They want to come into our small

communities and try and put this on us before we can research the things properly, before we know anything about the long-term effects of this. And I'm at a loss for words, honestly. Sorry. Yeah, they just want to throw this in our laps and then run away once everything is all f@3%ed up in ten years, you know what I mean. It's going to completely destroy the environment. There is not going to be any long-term jobs. They are going to outsource all that. Who knows what else they are going to outsource? These people lie constantly. They lied about the plant in Aurora. That's their entire job, is to lie to people like you and me so they can get what they want. Don't pass this. Don't build this s@\*# in our f@3%ing state, please.

SPEAKER 53: Hi. My name is Trey Caruthers. We live on a farm. We have land adjacent to the proposed data center. We've been there for a long time, a 152 years, not us personally, but the family has. We raise livestock. There is a lot of livestock down Caruthers Road, which I assume we've been there long enough that they named the road after us, so. I can't imagine that the noise -- I mean, it's peaceful out there. We've lived there late at night and hear the animals a long ways away, dogs barking, coyotes barking. The diesel noise will be terrible. I know they say it's going to be EPA compliant, but it's still noise. And I'm sure most of you -- when I talked at the last meeting, the Zoning Board meeting, the -- you know, Finn Lake watershed -- or Lake Springfield watershed, so I know a couple of other people said that, but the main thing that happens there will end up in Lake Springfield, so I would think people in Springfield would be nervous about the drinking water or people on the council would be concerned about that. Accidents happen. When the solar farm went in, there is, you know, 4,000 acres. You know, you guys, the union did a good job putting it in. It's nice and straight, looks nice. But the council, I don't know if it was the same members or not, but, you know, you guys approved that. But there is a million bushel of corn that didn't come out of that. Every year that affects a lot of jobs.

The Chairman stated the speaker's time was up.

SPEAKER 54: Hello. My name is Gabu-Saba. I'm a resident of Springfield and a farmland owner in North Macoupin County, also from a union household, so I respect what the unions are here for and for their jobs. But when I look at this and I look at the Sangamon County Growth Alliance, I don't see much that they have done for Sangamon County. The two big things they tout on their website are for the Dowson and Thoma family, the Black Diamond Mine, and now for this data center project. Mike Murphy, our senator, is here. You are advocating for this project. What have you all done in the past four or five years, whenever you have been in charge, to get more actual good manufacturing jobs or real tech jobs in Sangamon County? Illinois doesn't have the energy -- the energy capacity going forward to even support this place, either. So it's very ironic to me that the only people we have heard talk for this to go through are people that are profiting from it. The union leaders, the construction leaders and the Thoma and Dowson family, that's it. Everybody else that has spoken against this, we've got sales people, we have healthcare people, we have teachers, we have doctors, we have farmers, from not just Sangamon County, but Macoupin County and Morgan County. If this isn't enough for our Sangamon County Board to realize we need to pause this, then you all are getting voted out. And 30 years from now, maybe 10 years from now, 20, 30, when people are driving around what used to be a beautiful part of Illinois but now looks like it is from a movie, and they see that, they are going to be like who were these idiots that decided this was a good idea, and it's going to be all of you.

SPEAKER 55: Hello. My name is Kayla. I am a 2019 graduate of Waverly High School. I grew up one mile from the proposed site, and I urge you guys to vote no. I have some serious concerns as well as everybody else. But I want you guys to know that we have a 16-head herd of cattle one mile from there

and we have a building that holds 13,000 chickens. We could put 13,000 chickens right back in that building tomorrow. We could sell as many livestock that we want. We are not going anywhere. Please, please, please, protect this land that is going to be eradicated forever. Thank you.

SPEAKER 56: Hello, everyone. My name is Joe Bates. I'm a proud teamster member. I thought I'd get up and be the last one to talk. Looks like no one else. But I see my friends coming up, so I appreciate you coming up, too. First of all, I would like to ask the Board members to raise their hand. Who of you would live within a mile of this data center? Raise your hand. For my brothers and sisters, union members, who of you would live within a mile of this data center? Please, raise your hand. One, two, three, four, five, okay. I'm sure we can get a Go Fund going for you guys to move there. I've learned a lesson a long time ago, don't shit where you eat. So think about that. One last thing, if it quacks like a duck, if it walks like a duck, it's a duck. This company has been all over. Everywhere it's gone -- nobody's going around and saying, oh, bring this to your town, it's been great. Oh, my God, we made so much money out of taxes. You only see people complaining about it. So I first tell you to vote no. But if you are not going to vote no, at least put a pause on it for 90 days. Think about it a little more. Thank you everyone.

SPEAKER 57: Hi. My name's Arnold Boyle of Local 477. I didn't plan to talk tonight, but I just heard some things and I just want to say my feelings back to what was said. To start, you know, I've learned something a long time ago, too, and it was from my parents. Everything I heard up here, most of the things I heard up here and the concerns I've seen are very valid. But most that I heard were what ifs, what ifs, what ifs. My dad taught me when I was five, you can what if all the way out the f@\*#ing door, you know what I mean. You got to know what's going on. You can't just what if, what if and I'm sorry your grandfather suffered from something like mesothelioma. As a union worker, we get trained in taking asbestos out. So if you have a problem with the Pillsbury building, that's being taken down by asbestos workers, union workers that are certified and trained through the state to take that down properly so no one else gets sick in our community. That's us taking it down for you. The jobs being temporary, I have a union -- you know, my family is union. I have a union state employee that is in my family, also. Your guys' jobs are permanent. You know where you are going to go to work tomorrow. Right now -- right now I haven't been to work since November. I have three children, one's in college, one's four and one's 16, a range of children. I haven't been to work since November. You think this job is just temporary, but that's where we get our work. Our work is temporary. My last job was a two-year job, and I was happy it was two years. We get six-month jobs, three-month jobs, one-year jobs. To see something so large that can benefit so many people in your community, you think it's just temporary, but that five-year job would make so many people comfortable, not having anxiety about how to pay their bills, not having anxiety about how to feed their children, not having anxiety about how to put gas in their cars. I didn't come here to talk, but I just want everyone to think about those things, also. I think your concerns are very valid. I think your environmental concerns are very valid.

The Chairman stated the speaker's time was up.

SPEAKER 58: Hi, guys. My name is Josh. I have a family that has been in paving, Meyers Paving. Maybe you know them, maybe you don't. My dad and his close friend used to work with asbestos. It's actually what gave me cancer when I was two. And that's not a what if. This is what happened because of shortsightedness in our city. And this is continued shortsightedness because there are so many issues that are going to occur with very, very little benefit. I get it that the six years is going to be good for the 100 people, but it's not going to be good for anyone else. Why are we focusing on uplifting a

corporation when we should be worrying about locally? That is what we need to be focusing on. Yes, we need jobs. Yes, that is vital to making sure that families survive. But what is not vital is uplifting Black Rock even more. I don't want to see my nephews get sick from these installations like I got sick from asbestos. That is what is the most important thing, is the future generations, not today and what we can benefit from a data center that we do not need. We do not need AI stealing ideas from us, stealing our information, stealing everything that makes us us. Because it does not create. It just destroys.

SPEAKER 59: Hi there. My name's Lisa Harding. I'm a proud member of the IOUE Local 965. I didn't intend as well to speak tonight. The first thing I would like to mention is I am very proud of how all the tradespeople in this room were very respectful as opposed to some of the other people in here. We would all like to have healthy, safe families and be able to support our families. Whether we like it or not, this data center will be built in Illinois. It's going to be built. It's a chance to put many, many people to work. If anyone -- I have heard a doctor up here earlier talking about decibels and how loud it was and how far away it was. I teach safety and health to our members, okay. We're the ones in the big machines with the diesel engines, okay. What I would ask of everybody in here is to do a little more research, okay. See how many decibels and how it goes down the further away you get from it. Bottom line, I just want to say I am very proud of the union members that were in this room and very respectful tonight, and I really hope this project goes through. We need this. Thank you.

SPEAKER 60: Testing. Hello. My name is Luke. I am 34, and I have never used ChatGPT in my life, but I don't expect everybody to be on that standard. I wasn't going to speak tonight, either, but then that ChatGPT clown came up here and just lit a little fire under my ass to come on up. I'm going to be as nice as I can. I think this is a terrible idea. I could repeat myself and probably should, because we have to keep doing this. We have to keep reminding these guys why we don't want this data center here. So feel free to repeat yourself if you have an important message to say about your community, and it's going to take our community to get through this. Now, I don't have a script in front of me. This is kind of off the cuff, but thanks to the guy who inspired me to come up here.

SPEAKER 61: Hi, everyone. My name is Ashton Baskett. I have some family that are in the union, so I am supportive of the unions. However, I also do worry and have concerns about their health. Obviously, you guys risk a lot by going into these jobs, but I also wonder if CyrusOne has anything in their contract for accidents or deaths that happen on the job as well. And I hope that there is something in the contract, but I know from doing my research without ChatGPT, you can see it's really hard, but it's annoying, but you can, that a lot of times when these data centers are going through and there are deaths or accidents on the job, not related to the job, but leads to where -- I don't know if you guys are getting paid during that, you know, delay in that time. But then like with the big companies, they don't always pay out to the families as well. I think that should be a concern as well. I think there is a lot of good points made here tonight, and I hope, you know, if you are a union worker, please, do have an open mind and try to, you know, be open to other opinions and things like that. There are a lot of good points on both sides. I really think both from an environmental and impactful impact on any individuals working there and work that will be affecting the community at large, it's going to affect everyone. So do your part for your community and really try hard for it. That is what I think.

The Chairman stated that concluded the public speaking portion of the meeting by the rules adopted earlier. There would now be five minutes for the opponents and proponents to make final statements.

Don Hanrahan addressed the Board. He said they have three choices. Yes, no or pause. What is their real job? It is to evaluate this using standards Illinois laws required for 70 years. They're called the LaSalle factors named after the name of the case. They have to consider this along with what is the existing use and zoning. They know what that is. It's agricultural. They have to consider it along with the impact on property values. They heard from the folks that live around there. They know what that impact is. They have to make a decision as to the public welfare. But the first question they have to ask is whose welfare? The single property owner selling off the land for money. The billionaire tech bros from Texas. Or is it the residents of Sangamon County? They have to do a balancing of benefit and cost benefit for Sangamon County. Not Macoupin County, not Morgan County. They have to determine the suitability of the property for its currently zoned purpose. It's currently zoned purpose is for agriculture. This is a use entirely inconsistent with that. Entirely inconsistent. They have to look at community need. Neither Cyrus nor the county staff have produced any shred of evidence that there's a community need for this proposed use. Staff claims no need to pause. They have already had 15 board meetings and endless debate. Yet key questions are still not answered, precisely because staff and board leaders are trying to suppress getting answers about anything that matters under the rubric of "that's not specifically mentioned as a factor in our narrowly drawn minimal zoning ordinance". They have a job to do and it's not easy. Approve it. Deny it. Delay it.

Lots of talk about energy tonight. Every single piece and shred and megawatt of power that they have constructed with solar and wind in three counties is going to be eaten up completely and entirely by this one project to make money for CyrusOne. That's not what we built that for. They are told that you have to say yes because the ZBA approved it. Their only job is to rubber stamp it YES, because they filled out a ten page form. He is telling them, there is an immense difference between a data center defined in the zoning regulation that may be small enough, quiet enough, clean enough to operate consistently with already permitted uses in this district and one that is proposed that is so almost staggeringly, incomprehensibly immense that it's entirely inconsistent, obliterating 280 acres forever that can never be reclaimed. Causing constant noise 24/7 365 days to the adjacent livestock farms and its ill effects on livestock and people. The already permitted uses.

They have risks that are real and benefits that are not guaranteed. They don't know what jobs are going to be provided, just what they promise. What about Aurora? What about all the noise and problems and lawsuits there? They are afraid of being sued by CyrusOne. They ought to be more afraid of being sued by the residents of Sangamon County. Their job tonight is to consider the health, safety and public welfare of the citizens of this county, not the profits, not the tax revenues for North Mac schools in Macoupin County, not repairs to Waverly Lake in Morgan County, but for Sangamon County. He thanked the Board.

Chairman VanMeter stated the proponents would have five minutes.

Bradd Hout addressed the Board. He wanted to say thank you to everyone who has come out tonight to oppose or support the project. It's an impressive showing of interest and passion in this consideration. He appreciates all of the opinions shared and thoughts shared tonight. He also thanked the County Board members for all of their time throughout the past several months.

He has heard bare minimum mentioned a couple times with respect to what they have tried to bring here. He would hope that would not be the adjective they would use to describe this process. He

knows the amount of interest they've shown in this is far beyond that. And they have tried to match that in their meetings with community members, stakeholders, the utilities, the fire district, to find ways to solve problems together. There is a way to align a private investment with a public need. Waverly Lake was just mentioned. That Lake serves 900 people from what he also learned tonight. Those are people in Sangamon County and Morgan County because the lake serves the Apple Creek Water Cooperative, which serves residents in both counties. They want reliable water. They need water as well. Their facilities are built for 30, 40, 50 years. A lake that is becoming, less and less, available in terms of capacity is obviously, not great for them as well. They have a real need to restore the capacity of the lake and to improve the overall ability of that lake to serve its residents. There is no funding available for that right now. There are not programs available to accomplish that. They are aligning their private investment in that public project to take that water scarcity and that water risk off of the table. Sure, it benefits them, but it also benefits the 900 people that are served by that lake.

The same can be said for their commitments to the fire districts. They want the first responders coming to their facility to have the equipment and the things they need to serve the project. They have committed to buying a ladder truck for Virden, and that will give them the resources they need to serve their facility and the other residents that they serve throughout the area.

Their investments in fiber, obviously, they serve them, but they unlock the ability for residents all throughout the county and neighboring counties to access high speed internet service so they can do the things that they want to do, or increase their capacities to work from home or do other things they want to do.

And finally, their alignment with the unions and labor. They do require their work, but these are 4 to 6 year commitments. He's heard it before in these conversations about temporary workers. These are temporary jobs. The entire construction industry is temporary in nature. Providing people a place to work for the next 4 to 6 years is unusual and valuable to the people coming to work. It is vastly important for the people that that work in this industry. They see it every single day because these are people they see every single day. They are 700 people. They are some of 700 people that work for CyrusOne. They are regular people doing a job and doing a job to serve the digital economy that they all operate within. They see the impact they have on the unions and on our tradespeople. It is work they are proud of and they are proud to bring to this community.

Being able to bring additional investment to the local nonprofits and feed a new workforce. New apprentices to come into the trades is important. Also supporting early childhood STEM education programs for people who maybe won't work in the trades, but might work as a tech or might work in an AI related industry. These are things where they are aligning their private investment up with public needs. It's the idea of bringing good partnerships together. There is a way to have responsible, transparent development without NDAs, without tax abatements. This is possible. It's what they've achieved to do throughout this entire process. Once again, he sincerely thanks the County Board members for their attention, time and discussions they have had individually and as a group and throughout the course of these various public meetings. He sincerely thanks them. He thanked everybody who came out tonight. They greatly appreciate it.

Chairman VanMeter said there has been much conversation over the past 14 public hearings but it is also his obligation to ask if there are members of the Board who have questions or comments they wish to make.

The Chairman recognized Mr. Craig Hall from District 7. He lives in Talkington Township. He knows these neighbors. He knows this land. He knows the smell of this land. Their township is doing well. They did not increase their tax levy this year and the year before because they don't need to. They don't have a spending problem or an earning problem. Some people have spending problems. Their township is frugal. That's who they are. And he's thankful for them to go to the fire departments and to other bodies to offer equipment. He asked the board of trustees of their township if they want to approach the company to see if there's anything from which they could benefit. He was really proud when they said, "they aren't for sale". He would like to ask this board to listen tonight, and he would like to please ask if they could take another vote to table this.

The Chairman said a motion to table is always in order, it just needs a second. Mr. Guyton made the second. Upon a roll call vote there were 15 Yeas and 13 Nays. Those voting YAY were: Ayers, Cahnman, Constant, Davsko, Deppe, Douglas-Williams, Forsyth, Fulgenzi, Guyton, Hall, Mendenhall, Scaife, Sheppard, Small and Tjelmeland. Those voting NO were: Deaner, DelGiorno, Fraase, Krell, Lathan, Madonia, McGuire, Miller, Rader, Schackmann, Stumpf, Thomas and Truax. The matter was tabled.

#### **RESOLUTION 4**

4. Resolution approving the procurement of goods and/or services for the Sheriff's and State's Attorney's Office from Axon Enterprises for the purpose of BWCs, Tasers, In Car Video Cameras, and Justice Software in the amount of \$2,423,815.67.

A motion was made by Mr. Tjelmeland, seconded by Mr. Stumpf to place Resolution 4 before the Board. Mr. Madonia moved that the roll call vote for Resolution 1 stand as the roll call vote for Resolution 4. A voice vote was unanimous.

MOTION CARRIED  
RESOLUTION ADOPTED

#### **RESOLUTION 5**

5. Text Amendment to Sangamon County Liquor Ordinance Chapters 5.04 and Amending Sections 5.04.040; 5.04.050; and 5.04.080.

A motion was made by Ms. Scaife, seconded by Mr. Schackmann to place Resolution 5 before the Board. A motion was made by Mr. DelGiorno, seconded by Mr. Madonia, to consolidate Resolutions 6 - 8 with Resolution 5. Chairman Van Meter asked County Clerk Gray to read Resolutions 6 - 8.

#### **RESOLUTIONS 6 - 8**

6. Resolution approving a grant application for the Sheriff's Office from Illinois Law Enforcement Training and Standards Board for the Camera Grant in the amount of \$1,438,457.96.
7. Resolution approving the procurement of goods and/or services for the Treasurer from QuickSilver Mailing Services for the purpose of mailing tax bills in the amount of \$89,570.85.

8. Resolution approving a grant application for the Child Advocacy Department from The Office of Juvenile Justice and Delinquency Prevention for the 2026 CoreDirect CAC Services in the amount of \$46,407.00.

On the motion to consolidate, a voice vote was unanimous.

Mr. Madonia moved that the roll call vote for Resolution 1 stand as the roll call vote for Resolutions 5 - 8. A voice vote was unanimous.

MOTIONS CARRIED  
RESOLUTIONS ADOPTED

### **WAIVER OF TEN-DAY FILING PERIOD**

A motion was made by Mr. Madonia, seconded by Mr. DelGiorno, to waive the ten-day filing period. A voice vote was unanimous.

MOTION CARRIED  
TEN-DAY FILING PERIOD WAIVED

### **RESOLUTION 9**

9. Resolution approving the procurement of goods and/or services for the Sheriff's Office from Motorola Solutions for the purpose of procuring new radios for Deputies and Court Security in the amount of \$525,926.

A motion was made by Mr. Tjelmeland, seconded by Mr. Mendenhall, to place Resolution 9 before the Board. Mr. Madonia moved that the roll call vote for Resolution 1 stand as the roll call vote for Resolution 9. A voice vote was unanimous.

MOTION CARRIED  
RESOLUTION ADOPTED

### **RESOLUTION 10**

10. Resolution authorizing the County Administrator to settle Sangamon County's claim in the opioid lawsuit against various defendants in the amount of \$21,085 and execute on the County's behalf any documents necessary to effectuate and finalize the settlement.

A motion was made by Ms. Fulgenzi, seconded by Mr. Stumpf, to place Resolution 10 before the Board. Mr. Madonia moved that the roll call vote for Resolution 1 stand as the roll call vote for Resolution 10. A voice vote was unanimous.

MOTION CARRIED  
RESOLUTION ADOPTED

**OLD BUSINESS**

No Old Business.

**NEW BUSINESS**

No New Business,

**A. Appointments**

Appointment of Leslie McCarthy, to the Sangamon Mass Transit District Board, for a term expiring February, 2031.

Appointment of Justine Macklin, to the Sewer Rebate Board, for a term expiring September, 2026.

A motion was made by Mr. DelGiorno, seconded by Mr. Madonia, for approval of the appointments. A voice vote was unanimous.

**MOTION CARRIED  
APPOINTMENTS ADOPTED**

The nominations for appointment in April were also submitted.

**A. Ratification of Deputies Collective Bargaining Agreement**

Mr. Madonia made a motion to approve the ratification between the County and the Deputies, seconded by the Collective Bargaining Committee. It's a three year contract and 3% raise across the board. They brought up the salaries to comparable counties. A voice vote was unanimous.

**B. Emergency/Procurement Notifications**

There were no procurement or grant notifications.

**PUBLIC COMMENT**

The Chairman said they are now entering the public comment portion of the meeting. They will call them up by name. The public comment period works on a system where they sign up in advance, and every person who signed up in advance has four minutes for a presentation. They take the speakers in the order they signed up to speak.

First to speak was Danuta Dynda. She said now that they have this moratorium for 90 days. Please make a wish list. If they proceed, they have to have concessions. Do not sell them out for a quick 20 bucks. It has to be done, right? If they bring this here. She doesn't want it here and the vast majority of people in this room do not want it here. But she is very scared about having a bunch of politicians that came up and talked and said, it's happening whether you like it or not, which to her gives the impression there are backdoor deals happening to make it happen. She's curious to see if it would be the same number who voted no today and who voted yes to stop it. She says to please get the information and

force them to give answers. Ask them about the decibels. She drove by Joliet. They have data centers. She wanted to see what it felt like being three miles away. She sat there for 20 minutes and was about three miles from the data center. She said it was god awful. She can't imagine in the summer going in her backyard and listening to that stuff. She's from Chatham. This is still going to affect them. They have had problems in Europe. They have had problems in every location they have been at. They will sell them these fancy looking buildings and then go back on it. And the same thing with him pushing no abatement. Increase their tax rates by seven and a half to 10% like they do to her every year when she appeals, it goes down. The minute they throw in the township multipliers, she's right back where she started. They are raising her house at levels that are like 50,000 to 100,000 within two years. Make them pay for it. Raise their interest rates by 10% every year, year over year. If their electricity goes up, make them pay for the overage. The closed water loop system. They have a hired gun. Environmentalist that's going to tell them all the good stuff. There are two women in Michigan going from community to community, who are environmentalists, who have dealt with these centers, have dealt with these cleanups, and they're telling the truth. Look them up. They will tell you the closed loop system is a farce. They do dump that water back into the community, and it's atrocious. She doesn't care if it's three houses. It will affect Lake Springfield. Once they let you in, they are like leeches. The number one thing data centers are looking for when people have analyzed it, is to look for weak communities that have weak board members who they can think that they can take advantage of and then you know what happens. They're like cockroaches. More data centers show up and show up and show up. That's why Aurora, as the woman said, they are looking at putting some of the harshest regulations on all future data centers. Virginia's drowning in them and the billions of dollars they are losing from taxes, because these data centers are now going back and trying to get these assessments. The Chairman called time.

Next to speak was Ken Pacha. They just recently saw what the voters passed for them, right? That referendum. So the clock begins. When are they going to start naming these members? When are they going to start moving forward on getting the mental health board active and moving? It has been far too long that Sangamon County has been without a mental health board, and now the voters have delivered to them whether that 4% difference matters or not. It passed. So now they really need to start moving on that immediately. This shouldn't take a year or two to get through committees and figure it out, I would hope. Maybe they have bigger plans he's unaware of. Maybe there's something waiting in the wings to roll out as soon as the referendum passed. He sincerely hopes so, because the mental health board is desperately needed around here, and he really hopes that some of the whispers he's heard that that money may be diverted, that the county board members will fight extremely hard to make sure that every dollar that comes from that sales tax increase goes to the mental health board, and it's guided needs, period. That's not an attack on the board. He doesn't think they are going to misappropriate it. He trusts their judgment, but they need to be very careful about how that money is used and appropriated, especially when it comes to the mental health concerns here in Sangamon County.

He also wants to take a minute to touch on the Massey Commission. He spends a lot of time over at Council, as he's sure some of them know, and they're pretty recalcitrant to work with them, which he finds very strange. There is part of the CTAs that there be a framework established between Sangamon County and the city of Springfield, both within law enforcement, first responders, as well as other pieces that would lead to better outcomes and coordination. He's said it before at these meetings. Springfield is most of the County. That's not an attack on the other pieces of the County, but most of the population problems and money gets spent here. He would expect the City of Springfield to maybe be a little bit more willing to work with them and stop being so avoidant of it. They haven't even been willing to listen

to the Massey Commission CTAs. He knows not everybody on the Board agrees with all 26 of them, but at least they've been willing to listen. Listen to Dr. Hurst, listen to Adam, listen to the people that were actually involved in that process and what they were recommending. The city has absolutely refused to do that. And he would ask them to start questioning why they seem so avoidant of those things. They still stand on the statement that Sonya didn't die due to the city of Springfield. Do we genuinely believe that? Do the people on this Board really believe that just because Laketown and the Patch is patrolled by county that that's not in Springfield.

That should appall them they would leave that at their feet for them to solve, as though somehow that's their problem now, as though the city of Springfield doesn't have enough problems to solve. Such is the idea that they leave little patchwork sections to the County to take care of. All he's asking is that they put a lot more work into those recommendations in terms of forcing the city and the board itself, in terms of the referendum that just passed into making them a lot more concrete. They have to see those changes. They can walk right outside the store anytime and see the mental health care needs that are absolutely, desperately needed, both in the city of Springfield and in the surrounding county. There is a severe need for people to receive that help, and he sincerely hopes that the referendum, even though it only passed by a little bit, doesn't matter if they cross home plate, you made it. And that's what happened with that referendum. So it's up to them to take what the voters said and really use that money for the important stuff that has been outlined by people far beyond them. Whether any of them have great expertise, he would think that the collective work of the Mental Health Commission and the Massey Commission would override any of their individual preferences and recognize that those are broad ideas that have been implemented elsewhere successfully to great effect. He thanked the Board.

Jordan Shaw next addressed the Board. She honestly wanted to thank everybody for listening to everybody who was either pro-data or anti-data. That sounds a little weird, but she does appreciate them taking their time and listening to everybody and then voting on a leave. She really does appreciate that and it feels nice to be heard. She thanked and wished them all a good evening.

Justin King spoke next. He said if the data center was left to a vote to the people of Sangamon County, it would fail miserably. The people you represent don't want this.

The Chairman said that concludes the public comment.

#### **REPORTS OF COUNTY OFFICIALS, REPORTS OF SPECIAL COMMITTEES, REPORTS OF STANDING COMMITTEES, COMMITTEE REPORTS ON CLAIMS**

A motion was made by Mr. DelGiorno, seconded by Mr. Stumpf, to put reports on file with the County Clerk. A voice vote was unanimous.

MOTION CARRIED  
REPORTS FILED

#### **RECESS**

A motion was made by Mr. Stumpf, seconded by Mr. DelGiorno, to recess the meeting to April 7, 2026. A voice vote was unanimous.

MOTION CARRIED  
MEETING RECESSED

**Don Gray**  
**Sangamon County Clerk**

# **EXHIBIT C**

Minutes of the Sangamon County Board Meeting  
of April 7, 2026

**DON GRAY****SANGAMON COUNTY CLERK**200 SOUTH NINTH STREET – 1<sup>st</sup> FLOOR

SPRINGFIELD, IL 62701

PHONE: (217)753-6700/FAX: (217)535-3233

WEBSITE: [countyclerk.sangamonil.gov](http://countyclerk.sangamonil.gov)**MINUTES****SANGAMON COUNTY BOARD****APRIL 7, 2026**

The Sangamon County Board met in Reconvened Adjourned September Session on April 7, 2026 at the BOS Center. Chairman Van Meter called the meeting to order at 6:00 pm. Ms. Linda Douglas-Williams gave the Invocation and Mr. Krell led the County Board in the Pledge of Allegiance.

**ROLL CALL**

Chairman Van Meter asked the County Clerk to call the roll. There were 29 Present – 0 Absent.

The Chairman welcomed the audience. He read the standing rules of county board procedure for the audience of rules governing the conduct of Sangamon County meeting attendees. Chapter 2.04 of the Sangamon County Code sets forth the rules governing the conduct of persons attending Sangamon County meetings. He recognizes the legal language can sometimes be difficult to understand, so this notice provides a summary of chapter 2.04 primary requirements. Generally, in order to maintain an atmosphere that promotes civil discourse, chapter 2.04 requires that all persons attending Sangamon County meetings do not engage in behavior that is disruptive, disrespectful, or distracting to the conduct of the meeting. Do not interrupt persons offering public comment. Do not interrupt board members while they are speaking. Do not use loud language, shouting, cheering, booing, loud laughter, applause or engage in other similar conduct that disrupts the order and decorum of the meeting. Do not use offensive, threatening or profane language. Do not make gestures, display signage or engage in conduct that intimidates or provokes or distracts others. Do not engage in actions that prevent other attendees from hearing or seeing speakers and materials presented. Do not address the board, speakers, or other attendees without the permission of the Chairman. Do not exceed the time allotted for speaking. Do not address the board except via microphone at the location designated. Be advised County Board rules allow one hour for public comment at the end of each meeting. Speakers must sign up by 4:30 pm the day before the meeting and the meeting's scheduled start. Each speaker is allowed up to four minutes to make their presentation. Be advised, law enforcement personnel from the Sangamon County Sheriff's Office are authorized to remove from a county meeting any person who violates these rules.

## PROCLAMATIONS

There were no proclamations.

## SANGAMON COUNTY HIGH SCHOOL ART CONTEST PRESENTATION

Shannon Fehrholz, Regional Superintendent for Sangamon and Menard Counties addressed the Board. She thanked them for the opportunity to be here tonight. She was joined by County Board Member, Jen Deaner, and together they presented a proposal for a new initiative, the Sangamon County High School Senior Art Competition for the 26-27 school year. They should each have a flyer at their desk that outlines the details of the program. From an education standpoint, this initiative is about creating meaningful opportunities for their students. The arts play a vital role in helping students build creativity, confidence, and communication skills, and this competition gives them a platform to showcase those talents.

From the county's perspective, this is a great opportunity to connect with area high school seniors and celebrate their unique talents. The idea is that each county high school submits two pieces of art created by high school seniors. One would be a 2D piece and one would be a 3D piece. This would be facilitated and selected by the school art teachers. The shared pieces would be displayed at the County Building in the exhibit space outside of the boardroom, and on display from December through February. At the end of that time, the winners would be chosen by Sangamon County Board members, giving them the opportunity to recognize the achievements of their local students.

This effort is a collaboration between her office, the Sangamon County Board and the Springfield Art Association, who will assist with the coordination and artwork handling. They are so grateful for all the ways that Springfield Art Association and director Betsy Dollar are supporting their work and the curation of local art for their exhibits.

They are asking for help from the County Board Members to help get the word out. Sometime this week, Mary is going to email a letter. It's a draft of a letter. It's easily edited and customizable so that if they could send that off to their local high school, they think that might encourage schools and high school seniors to participate. If they have any questions, they would be happy to answer or they can get with them at another time if anything comes up. They appreciate the support.

## MINUTES

A motion was made by Mr. Madonia, seconded by Mr. DelGiorno, for approval of the Minutes of the March 23, 2026 meeting. A voice vote was unanimous.

MOTION CARRIED

MINUTES ADOPTED

## CORRESPONDENCE

A motion was made by Mr. DelGiorno, seconded by Mr. Madonia, to place correspondence on file with the clerk. A voice vote was unanimous.

Mr. Stumpf made a motion to go out of the normal order of business and bring Resolution 2 from the March 23, 2026 meeting, off the table of Old Business for consideration. Mr. Madonia made a second. Upon a roll call vote there were 23 Yea's and 5 Nay's. The NO votes were; Ayers, Douglas-Williams, Fulgenzi, Guyton and Mendenhall.

Mr. Hall made a motion to postpone the matter until the regular May meeting. Mr. Guyton seconded it and said he knows this is a contentious topic. He knows some folks feel as if their lives are hanging in the balance with this. He said first and foremost he is pro-union. He supports the laborers and workers. He wants the best for them and he thinks many on the board do as well. However speaking for himself, he does not have enough understanding of the long term impacts effecting Sangamon County as a whole. He has to look at the context of things globally. They are in a situation where they are dealing with wartime efforts. If they have not learned from World War Two or World War One about the needs of feeding people, about the needs of making sure they have steady work, about the needs of making sure that people are secure, then they have not learned anything at all, and that is a problem. It is unfortunate they are in this position they are in right now, but they cannot afford to make reckless decisions or fast decisions without considering the long term needs. This is the reason why he is seconding the motion.

Mr. Madonia stated they had a very informative meeting in December that lasted five hours. They had a board meeting two weeks ago on the 23rd that lasted five hours. They have listened to every proponent and opponents opinion. The developer has done everything right. They have followed the zoning rules. They are doing them a disservice by continuing to punt this and push it off. They have pushed this along way too far. They as a board need to vote on this tonight. He thanked them.

Ms. Sheppard stated the proposed data center is located in close proximity to her district, and the impacts will be felt directly by the residents she represents. Over the past several months, she has heard extensively from those residents, and their concerns have been consistent and overwhelming, particularly regarding infrastructure, water, electricity and the long term impact on this rural area. As their representative, it is her responsibility to ensure their voices are heard in this process. She wants to be clear she is not opposed to growth or job creation or data centers. She believes those are important, possibly for our county. However, decisions of this magnitude must be made with full clarity and careful consideration of long term impacts many that they don't know. Additionally, with the Illinois State legislature actively working on proposed regulations related to data centers, including all the things mentioned above, she believes it is both reasonable and prudent to allow that process to move forward before making a final decision of this magnitude. She thanked the Board.

Ms. Fulgenzi addressed the Board. She feels very torn on the subject. She thinks they all do. They all have been hearing from both sides. The one thing that keeps sticking out in her mind is that there are bills out there that are going to be legislation at the state and federal level. If they rush this, will this company be bound by the new regulations, or will they be grandfathered in and saying they don't have to follow it? That is one of her main concerns because if they are required to build power generation in a federal or state legislation, will this business be required to follow that or will they be grandfathered because they have already started? That is her main concern. She supports postponing until they can get more information and clarity on it.

Mr. Mendenhall spoke next. He has represented the Ag industry his entire life. When they decided to set this up, no one went out and talked to the Ag community, and all they said was it was

going to benefit the City of Springfield. Well, it takes prime Ag land out of production again. It could have a negative effect on seed dealers, chemical dealers, fertilizer dealers. As they continue to do this, whether it's for data centers or solar projects, it could have a negative effect on the cash rent prices and raise them. Some farmers aren't going to be able to do that, and it could put some farmers out of business. There are several people on this County Board that have said numerous times that the Ag community is the economic driver of Sangamon County, and they have turned their back on them and haven't talked to them.

The Chairman asked for a roll call vote on the motion. There were 11 Yea's and 17 Nay's. The Yea votes were Ayers, Deppe, Douglas-Williams, Forsyth, Fulgenzi, Guyton, Hall, Mendenhall, Scaife, Sheppard and Small. The Nay's were Cahnman, Constant, Davsko, Deaner, DelGiorno, Fraase, Krell, Lathan, Madonia, McGuire, Miller, Rader, Schackmann, Stumpf, Thomas, Tjelmeland and Truax. The motion to postpone was defeated.

Mr. Madonia made a motion to move Public Comment to the current point in the meeting. Mr. Tjelmeland seconded the motion. The motion passed on a voice vote.

### **PUBLIC COMMENT**

The Chairman stated that the rules for public comment allow one hour for public comment. They have 61 speakers who signed up to speak this evening. Each speaker, under their normal rules, is allowed four minutes to speak but most people do not use all of that time. They take the speakers in the order that they signed up to speak. If their name is called, they are to proceed to the podium and make their presentation. They have timers who will be keeping track of time, but please, in order to accommodate as many speakers as possible, try to keep their comments as succinct as possible. If what they have to say is only going to repeat what somebody else said, perhaps give their time to somebody else that signed up to speak.

**SPEAKER 1:** I am Aaron Guernsey, President of the Central Illinois Building and Construction Trades Council. You've heard my job spiel before, so I'm not going to go into it. We all know that there's a lot of a lot of work and a lot of jobs at stake here, but, we've heard different things about what's going on and this meeting is about a zoning permit. It's about getting a zoning permit. And I echo the sentiments of Mr. Madonia in that CyrusOne has done what they were supposed to do and jump through the hoops and gone through all the rigmarole that they need. I think they also deserve a vote here. But as a reminder, the Zoning Board of Appeals voted five to nothing unanimously to approve the zoning permit. So inside that zoning permit hearing, CyrusOne put together a presentation that they were under oath and gave to that board of what went on. There was no new information brought to us.

I heard a little bit earlier, and I had this written down anyway, that we're going to wait for the State of Illinois, in an election year, to come up with something. It is not going to happen. It is an election year. They are not going to pass anything forward with what we've seen, with what they've done with renewables and how they treat other County Boards. So to say that you want them to follow whatever the State of Illinois is going to do, be careful what you wish for because you're just putting your eggs into their basket and you're hoping for the best out of them when this Board has already made rules to follow. So that being said, I want to remind them that our building trades, men and women sitting behind me over there have built these data centers, not to this scope in this area, of course. Have they been out and done it? Yes. Have they built it for HSHS, Memorial Medical Center,

Springfield Clinic, Horace Mann, AT&T, all of those. We have built these data centers. We know what they're about and I think we can go ahead and we can do this same project with the skilled men and women that are sitting behind me right back here and help move Sangamon County forward. With that, I thank you all, and I appreciate your time. Thank you.

SPEAKER 2: My name is Ryan McCrady. I'm president of the Springfield Sangamon Growth Alliance, an economic development organization that serves all of Springfield and Sangamon County. What we have before you tonight is a tremendous opportunity. The reason this is difficult is because it's new. We don't have this type of development here in Springfield. The County Board should be commended for the amount of time that you've put in to learning about this topic. Whether you vote for it or against it, I respect the amount of time and effort and energy you put into answering all the questions, all the emails, all the letters. You should be commended for that, because that's a hallmark of the Sangamon County Board. We're also fortunate that you've adopted rules for data centers. Many of the data center debates you hear in other communities are even more stern than this one because they have no rules. In that case, you're building the plane while you're flying it. It's difficult to figure out what's going to happen. So thank you for adopting those rules. As time goes on, you may decide to amend those rules and that makes sense because you learn new things, you take different actions and that's how you should be as an elected official. I'd also like to say that statements made at the Zoning Board of Appeals are under oath, and they are legally binding. That is very important to remember because during that hearing, the Zoning Board of Appeals unanimously felt that CyrusOne met or exceeded all the standards set by the County, by the EPA and other enforcement agencies for this project.

For example, the closed loop cooling system is not new technology. It exists in hundreds and hundreds of other buildings across our community. It's new to be applied to data centers, but that system's not flushed. The water from that system does not go out into the environment. That's why it's a closed loop system. And CyrusOne is focused on preserving the precious water resources. That's why they're making important investments into Waverly Lake in the Apple Creek Water Co-op, investments that are sorely needed. And absent a water user like CyrusOne, those investments don't happen. Things like improvements to Waverly Lake, interconnections to provide redundant water systems. Those are benefits to all, not just CyrusOne. Another example of a benefit to all, not just CyrusOne, is public safety. The equipment and fire trucks they will provide to the Virden Fire Protection District and the training that they'll provide to other county agencies around the county. Once again, this is a benefit to all, not just to CyrusOne.

I want you to see the pattern here. The benefit for all the emissions controls that are part of the package that CyrusOne has put together for this center. They are using a tier four generator, which is above and beyond what the requirement is by the Illinois EPA to help control their emissions. That's a benefit to all the electric rates that will serve this important project. With the rural electric cooperative, those rates and the structure of this rate structure does not impact the other rate payers. For example, under oath it was testified this will not lead to a rate increase for co-op members. That's a benefit to all. Also, the cost for extending this power is not socialized amongst other ratepayers. CyrusOne has to pay all these costs. That's how it works in Illinois when you have extensions like this. Once again, a benefit for all. These are very real jobs. Construction jobs for individuals. To say that construction jobs are temporary, they need to understand that absent Interstate 270 around St Louis, there is no construction. All construction is temporary. But construction jobs of five years in length are important

and they are not temporary. We have people testifying here at this County Board, that they are on the sidelines and unemployed. That is important.

The Chairman called time.

SPEAKER 3: My name is Sam Sinclair. I'm the project manager and prefabrication manager for Henson Robinson Company. I've been in the trades for 33 years. This is really a monumental occasion to get a chance to have a construction site like this in our area. I spoke at the last meeting. I think out of frustration I went home and did some research on what they actually are going to do with these sites compared to farmland and noise and comparison to elevators and what actually the emissions are in these areas and it's amazing. We install the closed loop systems all the time. The water does not get drained out. It does not get refilled. You flush it at the beginning and that's your waste. That's it. Once you do that, it's a closed loop unless there's a leak that shows up and it'll be spotted right away. There is no work to that system. How many have geothermal in this community or in the surrounding communities? Every well that you have in geothermal system has glycol in the ground. That's what it is and they're protected. These systems are I won't say failproof, but they're pretty good when they're installed the right way.

Back to my comment about noise. The neighbors in that area. I understand the noise you consider is going to be very bad, but the decibel level for a generator or a data center is under 100. It's closer to 85, which is basically a constant hum in the industry we're in. We're in those buildings all the time by a mechanical room. They recommend hearing protection a lot. But the noise when the generators run is loud over 110dB within 30ft. Anytime you get outside 30ft, it drops every foot you go so that's not really going to be a concern.

There was a comment about the emissions on the generator engines. Okay, every large building that has a life safety issue or a hospital, Memorial Medical Center has seven generators on their campus. They run them once a month for half an hour. The decibel levels are not deafening. You go out to that generator, that data center site. They are not going to fire all 200 or 400 at the same time. They are going to be staggered. They are not going to have the noise that you're worried about.

Just to follow up a little bit, you guys are wanting the State and I don't, I'm not going to say anything bad about the State, but these are new. I mean, they're everywhere in the country. We're working on one right now in North Dakota so they're going somewhere. There are two in Illinois, there is one in Festus, Missouri and one in Indiana. That's all farm ground. I would much rather have a building on my farm ground than 200 acres of solar panels that are going to destroy that farm ground and never be used again. Same way with a wind turbine. They go in there and create roads and they dig down and put a 40 by 40 concrete pad, 13, 14ft, 20ft in the ground. You're never going to get that ground back. I mean, they've destroyed it and that's what everybody wants. I would rather have a building that is also helping the government, helping everybody here. So I mean it's a win win. And I do want to say I appreciate you guys. He thanked the Board.

SPEAKER 4: Ed Legg. So this is the first board meeting I've attended in regards to the data center. So the circus that this is, is a shame for the county. I've heard multiple talks about the use of farmland for data centers. This is 590 acres. Last year, in 2025, the United States exported 78 million tons of corn to other countries and we are worried about the corn production of 590 acres. That's minuscule in the grand scheme of the production of corn in this country for food production. The closed loop cooling system that everybody seems to be concerned with. Everybody in this room drove a car

here. Your car has a closed loop cooling system. If you don't believe me, the radiator in your car has antifreeze in it. Drain all the antifreeze out and see how fast your car overheats. Because your closed loop cooling system has no fluid in it. I've been a pipefitter in the industry in Sangamon County for the last 23 years, and this is going to be some fantastic work. Now for five years, and then the maintenance of 400 generators, however many chillers, however many pumps. This will be work for as long as this building is here, there will be maintenance work that has to be done on a consistent basis by skilled craftsmen. Every day between now and the end of the time until the building is no longer available. That's all I had. Thank you.

SPEAKER 5: Jordan Shaw. I'm a citizen of Springfield District 20 and also for the past 36 years before living here, I lived in Virden, a town where the majority of it, yes, is located in Macoupin County. But there's a teeny tiny little part of it that is in Sangamon County. So I am speaking out on Virden as a whole. More specifically, for the citizens who currently live there and do not wish to have a data center. Now, I could go on and on about how I'm pro-union. My dad was in the union. My grandparents were in the union. Great grandparents. Virden has a lot of coal miners. I have a cousin who is in a teacher's union. I have a great uncle who is in an auto mechanic union. I didn't even know they had unions. So the more you know. So to say if we are not interested in having a data center means we're against unions is not factual and I understand that because there are so many horrible things happening in the world.

There are people trying to focus on themselves, their loved ones, and the brothers and sisters of the Union, I get that but at the end of the day, this is not going to help. I know it's hard to believe, but people lie under oath. It happens a lot. But respectfully, people lie all the time when they want something really bad, like a huge data center that's not even going to be that far away from Lowder. I visited Sunday. It's not that far. I've talked to people from Lowder, from Berlin, from Waverly, from Auburn, from Thayer. Poor Thayer always gets left out. It's like, what, 300 people live there? Nobody wants this. And the people who don't voice that, you know, we don't want this data center. They're already defeated because they know when the chips are down and a multi-billion dollar company has won something, they're going to pay for it and they're going to pay people off.

I am hoping that that union workers, the union members, the brothers and sisters who are behind me and who are probably not happy with the things that I'm saying. That's okay. All of our jobs are temporary. My job is temporary. Your job is temporary. Everybody's jobs are temporary. It's not threatening you right now. It is threatening the environment, the livestock, the residents, and the fact that so many data centers in the United States, in Illinois are getting so many things wrong. We are trying to get ahead of that. So this is no disrespect. There's no malice. Just understand that, yes, you are looking out for yourself, your own, and the siblings of your union. We are trying to look out for you as well and literally everybody else. The world is on fire. We are trying to put it out as best we can. Thank you.

SPEAKER 6: Riki Dial Jr. was not there.

SPEAKER 7: George Alexander. Good afternoon. I want to thank the board for allowing me to speak this evening. My name is George Alexander and I'm the business manager for Laborers Local 477 in Springfield, Illinois. I hear different sides of the story of stories and I respect everybody's opinion. But what I want to get up here and talk about is that I really haven't heard anything about what affects me dearly is that CyrusOne has promised money for pre-apprenticeship programs. Why that is so valuable to my union is because a lot of the workforce that is coming available now is saying that you have to

have pre-apprenticeships on jobs to get federal and state money. You have to have apprentices. I started the apprenticeship program in 2004 and it changed my life. I wasn't the one that was studious in high school or anything like that. I got married at 19, had kids, and I tried to make a living by working 2 or 3 jobs. So I'm up here to say that the union changed my life. And if CyrusOne is promising money for pre-apprenticeship programs and things like that, I support it wholeheartedly.

Another thing I want to talk about is when I started the apprenticeship program and went to certain jobs, I didn't see anybody that looked like me. There were very few minorities on job sites. If you look now and go past the job site, you see an abundance of people that look like me. There are women, and all different kinds of races. And why I say that is because when I went to a job site, it was kind of hard to get through the day because I knew certain people didn't want me there because of the good old boy system. It's changed now. This company is promising to do something and I know people lie all the time. We lie every day because we're not perfect. And if you say you don't, you're lying. But jobs are very scarce right now. We don't have much work going on. And I know emissions and everything that everybody's talking about, but I know that we drove here and I know there's emissions from the cars that affect us daily and a lot of people smoke and drink and stuff like that but I support this program. The minorities that are in my union, I will tell you this, 75% of them are apprentices that I've taken in. Minorities are the highest I've ever seen in 22 years that I've been in the union. So what do I do with the apprentices that are coming in when there are no jobs? Some of them have come from prison. Some of them are recovering addicts. Some of them are alcoholics that are trying to better themselves. Where are they supposed to go? Nobody's coming to Sangamon County to build s\*#+.

The Chairman warned the speaker that the use of foul language will not be tolerated.

I'm just saying that I don't know where a bunch of minorities are going to go to work if this project doesn't go through. He thanked the Board.

SPEAKER 8: Hello and thank you for asking me to speak today. My name is Cecilia Wendler. I'm a nurse and a retired Army military officer. I worked as a union nurse when I lived in Illinois. In Minnesota, I have union family and friends. I am here to speak out against this. Oh, by the way, some of you on this board I've done business with, I've been neighbors with and I learned when I was 20 the power and importance of the County Commission. I learned that all the money that comes from the federal government to a county flows through you so your work is hard and it's important.

I sat through the last discussions and many things have already been said. I look to the east side at the Pillsbury building. There is a non-profit corporation who is cleaning up after Carnegie and Pillsbury. So far, \$5 million has been spent and it's still an ugly eyesore. We do not have enough information about what we're going to do when this building is decommissioned, and what happens to the electronic waste that it produces. Have any of you recently tried to get rid of an old printer or an old iPad? I think those of us in the city take it to a designated place where it is carefully decommissioned. This building is the size of 12 football fields. We are rushing through an important decision. As a nurse, I am concerned about all the environmental impacts. As a former farmer, I am worried about the rural lifestyle.

I read the other day, we have 178 of these centers in Illinois. When is it going to stop? I am certain that the project planner from CyrusOne is going to get a great big bonus when they close this and the same with our Development Corporation Director. Where is the money coming from? Where is

it going to? Just remember your call that you are responsible for the health and well-being of the people of the County of Sangamon. Thank you.

SPEAKER 9: Good evening everybody. My name is Brian Baskett. I am the business manager for Ironworkers Local 46 here in Springfield, Illinois. I am not going to sit here and talk about the unions. We have a plethora of guys back here right now that will talk about the unions. And I am for this project.

I would like to start off with in past meetings is discussions about the ground pollution. The nice lady up here was talking earlier about cows and livestock and environment. I am from Springfield, Illinois, just north of town, raised on 20 acres. We had cattle, we raised chickens, we were hobby farmers. I'm not a farmer by any means. I am a city kid that grew up. My dad bought some cows and stuff, but we ate our stock. The twenty acres they bought was on Klein's auto salvage lot. It had buried cars in it and had trash and glass. It is what it is. Our cattle was great. Our meat was good. We gave it to our families. We fed our families with it. A couple years down the road, we dug a pond. Stocked the pond. The water was good. I went to Ursuline Academy. I graduated in 1994, then became an Ironworker in 94 or 95. That summer, Ursuline Academy would come out and test our water at our pond.

Our pond was perfect, even on a landfill. It was good. We had well water. Our well water was good even on an auto salvage lot. So you gotta watch the pollution. You're on farm ground, right? The only pollution that's been on that farm ground is fertilizer that's been sprayed. Alright, so that's what's on that ground right now. So I've been an Ironworker for 31 years and have built all over the country, everything from pipelines, turbines, everything. One thing you have to understand about us is it's not just us as a union, it's our contractors. We are heavily structured. We are heavily looked after for the EPA rules. What we buy, what we purchase, it's our contractors, not just these men and women's backs or the blood that they give every day to work. It's on the contractors as well.

I have also heard comments about why don't you put this in your backyard? Well, unfortunately, I can't, I am kind of landlocked. I live an eighth of a mile away from the Sangamon County wastewater treatment plant which I actually helped build for two years. It's a great facility. I lived out there before they redid it and did the EPA recommendations. They had to upgrade the system. I put in lots of concrete, lots of steel and fiberglass. They break that waste down and you have solid particulates, then you have the sludge. So people say, how can you live next to a wastewater treatment plant? Because there are engineering controls I installed around the sludge tanks, vacuum system, filtration system to get the odor out. That's kind of what the data centers are doing too. They have engineering controls to help out for spillages. It's water. It's all closed loop. So the filtration systems there, you have all kinds of stuff you have to deal with. It's going to be there a while. It's a beautiful facility. They went from having 35 employees to 120 full time employees for the same county wastewater treatment plant. Don't hold me to the numbers. It could be more, it could be less but they have a beautiful facility there. If you guys ever get a chance to go through it, take a tour.

So environment and animals, I just want to touch on this real quick. You guys can drive down Eighth Street Road anytime you want. About 3:00 pm in the afternoon, there are probably 10 to 30 white tailed deer. They are not interrupted. You can get a wild turkey and there are two bald eagles right there you can look at too. So there you go. For your environment.

SPEAKER #10: April Hampleman was not present.

SPEAKER #11: Josh Summers spoke next. Good evening. Thank you board for letting me speak. I'll be quick. I'm the apprenticeship coordinator for the Ironworkers here in Springfield. I've got relationships with all the other coordinators of the major trades, and we represent a lot of young men and women. A lady before had talked about her worries of the people in the community seeing this, this center and the sounds and everything but we've got young men and women that that have car payments and grocery bills. Without these jobs happening, if we fight everything that comes into our community, which happens, I mean, every major project anywhere in any area. There's a group just like this with red bandanas, yellow bandanas, purple bandanas and it could be an Arby's. It's a big issue and we're fighting it. The fact of the matter is, is that we have to have work. We have to have jobs, we have to grow or we stay stale. We have a lot of people depending on us to stand up here and speak for them, because that's our job. I just will say, I'm in support of this, and I hope you as a board will see it from our side. Thank you.

SPEAKER #12: Brad Schaive spoke next. I just want to talk about logistics. People talked about how the members, the men and women of labor left one of the large meetings here. We had 450 individuals here. We could have done what they are doing in some areas. They did a filibuster. They signed up every single one of these men and women. You would have been here for days and days. We didn't do that. You know why? Only two people from labor spoke. Aaron Guernsey and myself, on behalf of all of these men and women of labor. Two. We didn't sign up all 450 to take up your time. No one sat here and yelled. No one clapped as people were dragged out. They sit there because that's called professionalism. They are as professional tonight as they are on the jobs.

At the last meeting, as we were walking down the steps with one of our own members from Laborers' Local 47, who lives by this, and was here - one of the main opponents of this was walking down with me, and he said, hey, I know why you're here. And I said, yeah, I was told that you live by it. And he was with his wife. And he said, it's a big deal to me. And I said, I understand. He said, I know it's a big deal to you. That's called professional discourse. Professional. Imagine what that would look like to have an actual conversation about what's good for the community, what's good for everyone on both sides, and not have people dragged out by the police in the Sangamon County Board meeting and be clapped and rewarded for it. Is that where we are at now?

So folks, here's the situation. If we work to support those actions, what do we create for the future? If you sit here tonight and this continues and all these men and women who sit here quiet from labor, the last meeting we had individuals told, "we hope you get asbestos". "We hope you die on a job". "You're all from Chicago". None of these people are from Chicago. They've said all of these things. It's all about money. When they spoke about Labor's Disaster Response team, which has been deployed 13 times, nine in Sangamon County. It was a big joke and a laugh. Here's what I would say. If you're on the fence tonight, take a look at the actions and the lack of professionalism. I love it when people make my argument and I don't have to. So what we would do is ask you to watch all of this. Is this what you want to see at all the county board meetings, or do you want to see the professionalism of people come here to talk about jobs?

So I've heard that if you're a YES and vote for this tonight you were paid off. I've seen on Facebook that if you're a YES vote, you were purchased. It's amazing that if you're a NO vote, you have some type of moral high ground. But if you're a YES, you've been paid off. The hypocrisy is so thick you could cut it with a butter knife. The fact is this - please, please stand up for decorum and

professionalism. Stand up for order and say NO to chaos because you will create chaos for the following. So thank you very much and I love when they make my argument. Thank you.

SPEAKER #13: Joseph Powell. Good evening. My name is Joseph Powell. I'm a proud member of Local 965 and a proud father of two beautiful children. I understand that some have concerns about this data center, but after thinking it through, I have even stronger reasons why I believe this project should be approved today. Data is like gold. There's a reason for that. The question that we should be asking is simple, where do we want that data stored? Do we want it stored in places like China or Russia or other foreign countries where it can be used against us? Or do we want it stored here, right here in the United States, where we have the ability to fight for its protection? Our kids are growing up in a world where data and artificial intelligence are going to shape the future. I want my children and everyone's children to have opportunities in that future. Furthermore, we have been living through a continuous tech boom for decades. We all rely on it every single day. We use search engines, store family photos in the cloud, follow GPS, and scroll through social media but here in our area, we are severely lacking advanced technology investment. We benefit from technology, but we don't attract it. Data centers with AI capabilities help power things like cancer research, medical advancements that reduce human error and surgery, and innovations that keep our country leading the world.

This isn't just a building. This is infrastructure for the future and this doesn't just benefit Sangamon County. It strengthens the entire surrounding region that depends on this county as an economic backbone. If we keep turning away opportunities, eventually the opportunities stop knocking. Finally, this is a major opportunity for our local union workforce. Our jobs always have a start date and end date. We know how to save and plan for the slow times, and right now we are in a slow time. When was the last major project built in central Illinois? Not a remodel, not a rehab, but a real large scale build besides the Scheel's sports park. This could be the start of something bigger for our area. We want to work here. We want to stay here with our families. We don't want to have to travel for work. When we travel for work that's money not being spent in our local communities. I expect everyone here has their own concerns. These are mine. I believe this project moves Sangamon County forward, supports American data security, brings tech investments to our region and keeps local people working close to home. Thank you for your time and listening. God bless the United States of America.

SPEAKER #14: Salem King spoke next. I know most of you are probably tired of hearing about this data center. I know that I am. If you're tired of hearing about this data center and want this process to be over, then vote NO. Because I know that if you vote YES or it gets tabled again, I'll be here in May and I'll be here in June, and I'll be here in July, and I'll be here in August, and I'll be here in September, and I'll be here in October, and I'll be here in November, and I'll be here in December. This fight ends like any and all fights between the people and the government that claim to represent them will end when the people win. Not a moment sooner. The people of Sangamon County do not want this data center. Every single time public comment happens and the unions aren't given advance notice of it, particularly their leadership, the public comment is overwhelmingly opposed to this data center. The public will remain opposed to this data center regardless of the vote taken tonight.

I understand, CyrusOne has come with a lot of promises for what they're going to bring to our community. I think I mentioned before to this County Board that I grew up in Decatur. The Staley's, ADM, and Firestone made a lot of promises to our community in the 90s. Workers struck against them, and then weak union leadership decided to give in to the corporation's demands because the corporations made big promises. Decatur's unemployment rate reached nearly 30% after union gave in

to corporate demands because the corporations realized they could get away with whatever they wanted as long as they made strong enough demands. Promised the government enough in kickbacks and property taxes. Made enough promises and jobs, but were never actually willing to commit to hiring local. As CyrusOne has not. And now Macon County, the place I grew up in is, according to the 2020 census, is losing its population at the third highest rate in the entire country. There are only two counties in the entire United States losing their population faster than the place where union leadership listened to the corporations and believed them. And I grew up watching it happen. I grew up watching our downtown die in Decatur, and now I'm living through the same thing. After moving to Springfield just five years ago, I have never seen union leadership in anything approaching this force. They're here tonight at the city council meeting demanding that we fix the high hundreds, if not thousands, of blighted homes in this city and in this county.

They say there is plenty of work to be done in this community that is going to help our community, but union leadership only comes out in force when a Blackrock owned company is backing it. Please vote NO on this data center because we do not need it in our community. It will not solve any of our problems. CyrusOne is lying and if you vote YES, we're all just going to be back here in May and in and in June, July, August for a really, really long time. And I know we're all tired of this, so please vote NO for our community and for yourselves. Thank you.

SPEAKER #15: Darren J Lindee was not present.

SPEAKER #16: Elijah Headen. My name is Elijah Headen. I'm a Sangamon County resident and Local 965 Operating Engineer. What that gentleman doesn't know is that we tear down houses in Sangamon County for free all the time. It sounds like he's ready to write a check, though to put some people to work for all the projects he likes to have done that just happened out of nowhere. Skepticism and questioning are essential to how we make good decisions, but they have to be grounded in facts and reality. Right now, we're seeing a lot of comparisons being made that simply don't line up. And if we want real progress, we have to evaluate this project based on what it actually is, not what people are trying to make it sound like. Let's talk about the comparison to Aurora. Homes were just 200 to 300 ft away with no sound mitigation, just a thin tree line. It's not the case here at this site. The closest home is over half a mile away, and multiple sound dampening measures will be in place from day one. That's a completely different scenario.

There's also been a lot of confusion about noise. Decibels don't stack in a simple way. They follow a logarithmic scale. Even if all 400 generators running at the same time at a half a mile, that drops to the comparison of a quiet neighborhood. Okay, if they're properly attenuated, it's about 30dB. That's a whisper. That's not speculation. That's how sound works on emissions. These generators meet tier four standards highest level of regulation. They cut emissions by 90%. Meanwhile in the same area, we've got pre-emissions, pre-DEF diesel, farm equipment, trucks running for hours and hours every day with far less controls. That's on top of all the particulates and agricultural chemicals they cause to become airborne and end up making their way into the water table. We have to be honest about that comparison, if we're going to talk about any kind of an environmental impact.

You guys are talking about water. I'm really happy that a lot of people highlighted the difference between a closed loop system and an open loop system. This facility is a closed loop system. It's highly efficient. Everybody's complaining about water usage. It's already been said, but nobody likes to talk about that it is daily bathroom and faucet usage. The reality is that Waverly Lake will benefit from

dredging and proper maintenance that it's not getting. There is going to be a higher availability of water if that's done. At the end of the day, this comes down to whether we're going to make decisions based on facts or fear. Sangamon County needs growth and needs opportunity. Projects like this bring real jobs and real benefits to working families. We are a large part of this community. We are organized labor. We are united and we are many. We support those who support us. I ask that you stand with us. Look at the facts and not be swayed by misinformation or misleading comparisons. Thank you.

SPEAKER #17: Dennis Sheedy. I'd like to thank everybody for inviting me to speak. I'm going to keep mine really short because nothing that I can really add to the conversation that hasn't already been said. I, too, am an Ironworker for 31 years. I'm the President of Local 46, and of course, I stand for this data center. Let's build it. Thank you.

SPEAKER #18: Sarah Fairchild was not present.

SPEAKER #19: Scott Hill. Thank you for letting me speak tonight. My name is Scott Hill. I'm training director for IBEW Local 103. I've been a union electrician for 31 years, and I've lived in Sangamon County my entire life. I overheard someone tonight saying that us union folks were being paid to be here. That's 100% false. We're here because we want to be here, and we want to support this project. We are also here because I have several apprentices that aren't even working in this Local right now, because we don't have enough work to support it. I would like to bring them home and work in this area where they can be home with their families at night. So tonight I'd like to speak in favor of the CyrusOne Data Center, an investment that will bring real opportunity to our community. This Board has devoted significant time to presentations and public feedback. Most board members have likely already reached a decision. Many constituents, myself included, support approval of this project. I hope this is the last feedback session before a final decision is made. Thank you for your time.

SPEAKER #20: Maribel Cruz Hine. I came here honestly, because I got a text message saying to vote for the data center or somebody sent me a message to come here, to be pro data center, but I'm a parent and I'm constantly worried about my child's future. I try to understand that change is constant. And like a lot of people say, there's a lot of data, there's a lot of misinformation, but if there's a lot of misinformation, why don't you give more time to do the research? Wouldn't we take our time for such a big decision, for our future, for our children? I keep asking myself, who is going to benefit and who's going to pay the price? And the people that are going to pay the price is our children. You know, I always say protect the water, protect the land, protect our power. And that's people power. The power of the people are telling you at least to postpone this decision to do more research on how it's going to affect our communities, our children. What are the consequences if the consequences are going to be huge, are going to impact us, then why aren't we taking more time for research?

My friend just said that about 1200 people have signed up against this data center. That's a lot of people. I don't even know about data centers, but I want to know more. I know there are other data centers that are built in Wisconsin that the residents are complaining about the noise. They were pro data centers to begin with, but then when it was built in their communities, what else can they do? They can't do it anymore. They can't do anything else because it's already built. I'm asking you to listen to the community. I'm asking you to listen to your constituents. The union, the corporations are not your constituents. It's a community, the community that came here. That guy said, oh, you know, people show up wearing different colors for different causes? Yes, because those are the people that are going to be affected. Those are the people that are showing up to speak. I do not want to be here. I want to be

putting my child to sleep. But I'm here because I'm thinking about his future. And like I said, you know, you're here to represent the people, not corporations. So please listen to the people. Free Palestine.

The Chairman stated that concludes the Public Comment portion. Mr. Guyton made a motion to extend the Public Comment for another ½ hour. It was seconded by Mr. Ayers. A roll call vote resulted in 14 Yeas and 14 Nays. The Yea votes were Ayers, Cahnman, Constant, Deppe, Douglas-Williams, Fulgenzi, Guyton, Hall, Lathan, Mendenhall, Scaife, Sheppard, Small and Tjelmeland. The Nay votes were Davsko, Deaner, DelGiorno, Forsyth, Fraase, Krell, Madonia, McGuire, Miller, Rader, Schackmann, Stumpf, Thomas and Truax. The Chairman broke the tie by voting NO.

The Chairman stated the matter is properly before the Board. The proponents and opponents were seated to take questions from the Board Members.

Mr. DelGiorno addressed the Board. He wanted to start with a basic reality. The cloud is not something floating in the sky. It's not abstract. It's made up of physical facilities called data centers that store and protect data they all rely on every day, including the Change.org petition that was forwarded to the board, including the Facebook events, organizing the protests and opposition here tonight. They have all come to rely upon data in one way or another, and pretending that stopping one data center in Sangamon County is somehow going to put the genie back in the bottle or stop AI in its tracks is simply unrealistic. The question before this board is not whether data centers should exist, but whether this application meets the requirements of their zoning ordinance. Last year, this Board voted unanimously to adopt a data center provision in their zoning ordinance. And he knows that they have members who are now going back and saying, had they only known that CyrusOne or some other data center, was knocking on their door a few months later, they would have fought for stronger rules? Sound policy making requires anticipation. He's sorry that they regret that. Vote now, but those are the rules that they have put into place. He's a lifelong Democrat, and as Democrats, they often describe ourselves as a broad coalition. A big tent disagreement grounded in facts should not be treated as bad faith or ideological betrayal.

This project represents more than 500 construction jobs over several years, and no, he has not, according to someone on Facebook, taken any money from the unions this year, nor has he received a union contribution for five years. In reality, that work will provide stability for Sangamon County workers for the next several years. While they're against the backdrop of an economic climate of tariffs and war, he's also heard references made again tonight to the Pillsbury plant as being a cautionary tale. He can speak to that. He is the Secretary/Treasurer of Moving Pillsbury Forward, which is the nonprofit that has put together the stack of money to remediate and put that property back into production for the City of Springfield. That factory, at its height, provided stable employment for decades, including through the Great Depression and including World War Two. By 1940, a little bit of trivia that you'll be able to see at the Abraham Lincoln Library at an exhibit there, is that by 1940, the Pillsbury plant was using more electricity than the entire City of Springfield combined. Today, they face a similar choice. They can insist on responsible development and strong standards, or they can default to inaction and limit their future. He would like to see them build something more than a strip mall, or recruiting the latest chain restaurant and calling it a success for economic development.

From the beginning, his position has been simple - let's get this right. That means evaluating this project based on evidence and ensuring our regulations are appropriate and enforceable. Zoning and building codes are two separate things. CyrusOne has not applied for their building permit. That gives

the county an opportunity right now to review and strengthen their building codes to address legitimate concerns about health, safety and welfare of the community. A proposal for zoning revisions was submitted by retired attorney Don Hanrahan as part of the opposition back in January. That led him to ask the Chairman to convene a working group, to take a look at his proposal and to see how they could address those issues that were raised. Much of what Mr. Hanrahan requested is already covered by state law or existing county codes. Where they are empowered to make improvements, they should and that work is already underway through the Zoning and Building Committee as brought up by Mr. Maguire and Mr. Rader last time at their last meeting.

Sangamon County can do better, and he urges this board to evaluate this project fairly. Improve their regulations where appropriate, and allow responsible development and move forward. At this time, he would actually ask that the Regional Planning Office could present their office's findings with regard to the Hanrahan proposal.

Shannan Karrick, Acting Director with Regional Planning presented findings to the Board. She stated this was a memorandum prepared by Trustin Harrison with the Zoning Department. She will read the public comment and suggestion that was followed by the staff analysis.

- Data Center Definition  
→ ALREADY COVERED Chapter 17.04 Data Center Definition
- dBz Definition  
→ ALREADY COVERED Illinois Pollution Control Board regulates noise levels
- Octave Band Definition  
→ ALREADY COVERED Illinois Pollution Control Board regulates noise levels
- ANSI Definition  
→ ALREADY COVERED Illinois Energy Conservation Code references compliance with ANSI/ASHRAE 90.1 Energy Standards
- Applicability only applies to Data Centers over 20 MW  
→ ALREADY COVERED The current ordinance applies to all Data Centers
- Permit Application  
→ ALREADY COVERED Chapter 17.02.010
- Energy Provider Service Provider and MISO Documentations  
→ ALREADY COVERED Chapter 17.38.040 (D)  
Requires a letter from the serving utility (Rural Electric Convenience Cooperative)
- Any energy produced on-site must be for a separate use  
→ The current ordinance allows as an accessory use
- Mandate renewable energy usage  
→ This cannot be regulated through a zoning ordinance
- Contract between the developer and Energy provider for new infrastructure  
→ This cannot be regulated through a zoning ordinance
- Water will serve letter  
→ ALREADY COVERED Chapter 17.38.040 (D)  
Requires a letter from the serving Utility (Apple Creek)
- Non-Public water, or well usage study  
→ This does not apply to this project

- Retention pond management  
→ ALREADY COVERED Chapter 17.39.040 (C)  
Required as part of the site plan, sign off by the County Engineer required
- Closed-loop cooling discharge notice  
→ This cannot be regulated through a zoning ordinance
- Sound and Vibration  
→ ALREADY COVERED Illinois Pollution Control Board regulates noise levels
- Backup generators cannot sell energy back to the grid  
→ This cannot be regulated through a zoning ordinance
- 2 generators maximum testing at a time  
→ ALREADY COVERED Illinois Pollution Control Board regulates noise levels
- Tier 4 Generators required  
→ ALREADY COVERED Illinois Climate & Reliability Act requires Tier 4 Generator standards
- Full cutoff light fixtures  
→ ALREADY COVERED Chapter 17.39.020  
Lighting shall be shielded and downcast
- Light color and motion-activated lighting  
→ Some of these restrictions may interfere with other industry standards, such as the Illinois Energy Conservation Code or LEED Certification
- 500' setback from structure to property line  
→ ALREADY COVERED Chapter 17.39.020  
setback is 150' from the structure to the property line, plus a minimum of 750' to a residential structure. 500' has the potential to take additional farm land.
- Transparency that all non-disclosure agreements be released  
→ Staff cannot enter into a non-disclosure agreement
- 60-day notice  
→ Conflicts with 55 ILCS 5/ Counties Code no more than 30 days
- Must report monthly energy usage  
→ This cannot be regulated through a zoning ordinance
- Landscaping Buffer  
→ ALREADY COVERED Chapter 17.39.020  
currently requires a landscaping screen within 500' of a residential structure. This adds to the potential of more farm ground being used.
- Screening required within 300'  
→ ALREADY COVERED Chapter 17.39.020  
landscaping screen required within 500' of an existing dwelling
- Fencing  
→ ALREADY COVERED Chapter 17.39.020  
Fencing is required
- Emergency Management Plan  
→ ALREADY COVERED Chapter 17.39.050  
Proof of an emergency plan submitted to the local responding district
- National Fire Protection Association 855 Requirements  
→ ALREADY COVERED Currently adopted 2023 National Fire Protection Association 855, Battery Storage

- Penalties \$25,000 up to \$100,000  
→ Conflicts with 55 ILCS 5/ Counties Code  
Maximum \$1,000 per day

Mr. DelGiorno stated this memo and chart signifies that with all of the concerns that have been raised by Mr. Hanrahan's proposal, about 80% of those are already covered by either our ordinance or state law. Those issues that we do have the ability to potentially address, we have put those proposals forward with the Building and Zoning Committee through Mr. Maguire and Mr. Rader. That process is ongoing because that building permit has not obviously been applied for yet by CyrusOne. He would ask that this board not kill this development and that we move this forward and approve the zoning. Thank you.

The Chairman reminded the Board Members of the rules. Each board member can speak twice on an issue and for a total of five minutes. Mary is keeping the time.

Mr. Cahnman had a question. He was asked by a constituent about the about the water with the closed loop system, whether this water is going to be replaced at some point and if so, where would the old water go? He addressed this to both the opponents and proponents.

The proponents answered first. Mr. Bradd Hout spoke. They talked about this at the meeting and at the public forum as well. The closed loop system is set up so that if there is an issue where a portion of the system needs to be fixed, they can valve off the portions of the building that are unaffected to make the repairs. The likelihood of a full scale draining of the system is highly unlikely. If they did need to drain the system, they would bring a baker tank on site, or a couple of them, to accept the water and then send it back into the system. These facilities are set up to run 24/7/365. So the situation where they would have to actually drain and de-energize an entire cooling system in a facility would be a catastrophic issue with their system and it's not something they've seen in their portfolio.

Mr. Cahnman stated that would mean they would have to shut down the whole system and Mr. Hout agreed adding the buildings are designed to ensure that does not need to happen.

Mr. Cahnman asked the opponents if they would like to comment. Tom Davis responded by saying any containerized and re-use of a closed loop water, obviously has some additives in it. That is a good idea. Any flushing of the system and a discharge would be a terrible idea. So he would suggest that one way of approaching this is that if any of the closed loop fluids are disposed of, that they be done properly. If a permit is required, then so be it. That is something that seems unlikely but there are safeguards and he wants to stress that you cannot discharge into a ditch or even into the septic field. He hopes that helps.

Mr. Cahnman stated that this is a tough vote. He's listened carefully to the strong advocacy by both those urging a YES vote and those urging a NO vote, and he has been and always has been a strong supporter of the environment, both here and at the City Council and he's an advocate for working women and men of our county and organized labor, and always has been. They are in a tough economic environment in their county today, especially in construction. Right now there is a dearth of construction jobs in their county, and he wants to do everything he can to help their brothers and sisters in labor, while at the same time protecting the environment. The proposed data center is not in the middle of an urban area like the one in Aurora that was highlighted in the State Journal-Register and the

Illinois Times. It's planned to be built far from population center, and he was actually at the site today, and the closest home where people live is almost a mile from the proposed data center. As far as water usage was explained, he doesn't think the water usage is a problem because this is a closed loop system. CyrusOne has learned from its data centers and is taking further steps to ameliorate the noise problem. He got calls from people in Auburn saying they are afraid of the noise. From viewing the site today and the amount of miles it is to Auburn, he can't see how the noise would go that far. That's 4 or 5 miles.

The zoning board found that CyrusOne met all the criteria for the land, for the conditional permitted use. The greatest concern he has is the large amount of electricity being consumed. He didn't know that Pillsbury also used about the same amount of electricity as Mr. Delgiorno just pointed out. But he is concerned about the electric usage and the electricity consumed and the effect that may have on rates. But that is not the issue in a zoning case, and if we reject the zoning relief request of CyrusOne, CyrusOne is going to go to another downstate county and build a data center. Since we're all on the same grid, we will then still incur the increased electric costs, but reap none of the benefits generated by all the construction jobs that will be created.

He's also very glad to see that further reforms based on Attorney Hanrahan's suggestions, are on the way to tighten up our building code and other county regulations for this data center, and for all future data centers that might seek to be built. In addition, if the zoning passes this is not the end of the road as Mr. Delgiorno pointed out. CyrusOne would still need building permits and other permits to build this project. For those reasons and to support our sisters and brothers in organized labor, he plans to vote YES. He thanked the Board.

Mr. Stumpf had a question for CyrusOne and then had a statement to read. One question has been raised about the number of permanent jobs at the facility and how those positions will be filled. How will that work in practice? And how can local residents take advantage of those opportunities? And how many permanent jobs will the facility ultimately support? Can you highlight that?

CyrusOne answered. He stated there are a minimum of 100 permanent jobs created by this facility. So there are four buildings. So you figure about a minimum of 25 people working in each building. Over the course of three shifts, you know, 24/7/365, those kind of the people working in their facilities typically have mechanical, electrical, plumbing backgrounds, others have operations and management backgrounds. Those are the kind of people moving into these positions. A lot of them come from the trades and from construction backgrounds. They will hold a career fair towards the end of this year if they are able to kickstart their construction so they can start to source the permanent workforce. That's in addition to what they are doing with the unions on the pre-apprentice program that was talked about to bring new people into the construction force. They will have a career fair. They will have a job fair that will be hosted locally and they will be able to share the opportunities and invite people to come and apply and work at their facility.

Mr. Stumpf thanked them and then said he had a statement he'd like to make to all the County Board members and public that are there. At the very beginning when they had these hearings, the County Board voted for him to run the meeting. They do that for a reason because of the way he's set up as a person. He respects opponents and proponents. He doesn't care who they are or what they are or why they are. Everybody has a right to say what they want to say when they want. There have been so many hundreds of hours of discussions on all this from the opponents and the proponents. He has never said in this room or any to any of the board members whether I was for or against this project. He

wanted to hear what the opponents had to say and what the proponents had to say. Just a few days ago, he sent a note to each County Board Member with a statement, and he also responded to as many emails and texts that he could. They've had a bunch. It's great they have both sides venting and democracy is an ugly thing sometimes and sometimes it's a great thing but sometimes it's hard to get there. He just wanted to make a statement for the record of what he said and why he is for this project.

Dear constituent, with so many emails for and against the proposed data center in the Southern Sangamon County, he has created a document for them as to his position on this matter. For a better part of this last year and the beginning of this year, they as a board have heard from all the proponents, opponents and also the legal and professional staff recommendations on this data center. They had open meetings to hear about all facets of this project from everyone. They have heard at all of their zoning meetings, finance meetings, and special public hearings on this. They are to zone or not to zone this data center based on the information at hand. Springfield Sangamon County professionals state that this is a very suitable place for this project. Legal opinions concur with this. This is for zoning only. If passed, the data center would need to meet all the rules, laws and regulations of the United States government, the State of Illinois government, including the Pollution Control Board along with Sangamon County Public Health regulations, Sangamon County building codes and regulations. This project will not get off the ground if they are not in compliance with all of these entities. Zoning alone does not guarantee that this project will move forward. He believes that this project will be safe, and it is a generational project. It is a generational project that will produce many jobs, along with the much needed revenue for the surrounding taxing bodies, including schools, townships and Sangamon County. The people that build this, along with the monies going to schools, townships and such, will add an incredible amount that will transfer to communities in ways such as restaurants, gas stations, small and large businesses. This is projected to be \$100 million over 20 years or so. In light of this, he is in favor of the project. He thanked them all for their input, whether it is for or against.

Mr. Mendenhall had a question for Kathleen Campbell. He asked her to do a little research for him, and he has a question for her. His question is, will the air and noise pollution from the data center have a negative effect on bees or livestock and could it limit the development for the land in the future for someone who wants to have a livestock facility.

Ms. Campbell replied that she has been going through the literature and the research, and, yes, it indicates that will restrict the land use around it or potentially could. For example, her husband and she are organic gardeners that require honeybees. Noise and air pollution can shut down honeybee populations, and they've been shown that. That's been specifically shown for AI projects, data centers, for a couple of different reasons. One is the noise. It interferes with the bees communication. If someone wants to put in a honey facility or an apiary, that probably won't work. They live ten miles away, but they grow blueberries, peaches and apples. Without bees, none of that's going to happen. Increased levels of noise and pollution, can actually cause reduced colony production, brood development, foraging and navigation. Bees, as they all know, communicate. Data centers cause heat islands. They put out a lot of heat. So even though they have a closed loop system, there are heat islands around and that can also inhibit colony production.

She also did a review of livestock, and she alluded to that before. She's talked about the health impacts, including mental health impacts, but also on humans, respiratory system, neurologic system of pollutants, particularly noise and chronic noise. She added 110dB will still be perfectly audible at 3000ft. She just ran the calculations. So even though they have some noise and pollution controls, it could

adversely affect the people but also the animals. They all know dogs can hear things before they do. And the regulations that are written are written only for humans. So a dog kennel, it could be particularly problematic for something like a dog kennel, depending on the frequency output and CyrusOne understandably only addresses the human concerns that are in the state law. But for animals, that's a specific problem. Also, it impacts because some of that communication is fairly soft between a mother and their offspring for multiple species. And so it can cut down on the health of the offspring. It can also reduce the fertility in both male and female livestock animals across multiple species. So it can also result in changes in the nervous system, muscle tension, vocalization breathing changes, drooling. She feels sorry for the farmers that are going to be next to this because they might not be employed by the data center but they may very well hear the noise of the data center, at least up to 3000ft. She realizes there are not a lot of them there but corn and soybeans aren't doing well right now in the international markets. They all know this. What are their options if they want to put in a house for the child? Because most of these are multigenerational farms. They don't want to put that next to the data center with the noise and air pollution but if they want to turn that into gardening space and need pollinators, that may not happen. If they try to put in livestock operations, they could have reduced production. It reduces milk production, reduces egg production, and it reduces weight gain because it can reduce feeding. Some people will point out there are music studies that cows like music. Well, the noise put out from the data center is not Beethoven and the animals can tell the difference. The constant stress is really detrimental. She's very concerned that the people around there may not be able to repurpose their land. It may not be worth as much. They might not have as many options. And as they start trying to turn away a little bit from corn and soybeans, because what's happening internationally, they just might not have very many options going forward. So she actually feels quite sorry for them.

Mr. Mendenhall had one other comment he'd like to make. There have been several comments about the Pillsbury site. It would be a tremendous plus for the city of Springfield and local labor. Why don't they build it there? He thanked them.

Mr. Madonia had a question about CyrusOne. They hear a lot about their Aurora facility. What have they learned and what steps have they taken to address those issues, and how will this project be different from and operated differently to avoid any problems? He thanked them.

CyrusOne responded at the Aurora facility, there are a number of mitigation measures taking place that will be completed later this year. All those mitigation measures going into place on the Aurora facility are already in the design on this facility. They are also in the design on another facility they had in Aurora across the highway. Those are based on raised awareness, the evolution of understanding of noise and how they interact with these and the equipment. Secondly, it was pointed out earlier, the environment around Aurora compared to the site is drastically different. It is a more urban area, 175 to 200 residents within a half mile of that campus. Here, there are zero residents, zero occupied residences within a half mile. So naturally they are already set up better from a site selection standpoint, but also those additional measures taken to abate the noise will make this an extremely high performing facility with respect to noise.

Mr. Madonia had a question for Sean Middleton, President of the Rural Electric Convenience Cooperative. He wanted him to explain the MISO and how this is not going to affect that and explain that it has a separate power source. He asked Mr. Middleton to please explain that in layman's terms.

Mr. Middleton said it is a multi-step process just to look at the interconnection and determine the feasibility. It goes to the local transmission provider first since Ameren owns the wires. They did a full study within their footprint to know that it could serve that particular load, that magnitude at that spot on the earth with the lines encumbered. When they complete it, if it's successful, and he noted they don't pass it on until they completely sign off on it, they then submit to the MISO, the regional authority, which is twelve states and parts of Canada. They study it from a regional perspective. They look at the individual, TIO, transmission owner, and how their impact is weighed. Then they look at how it affects their impact with others around them. MISO does a very deep dive and they have their own full engineering staff to do that. On this process, they did it in two phases. They approved the first phase and then the second phase came back and they study that and certified that it met no harm, no voltage gradient degradation and no negative impacts to the grid.

Mr. Madonia asked, as a rural customer like himself, it will not raise his rates. Mr. Middleton stated that was correct. Physically, there is some physical separation in the way they serve their native load from direct delivery points at a much lower voltage compared to the main transmission artery that went through, and is one of the reasons why he knows the question came up. Why did you pick this spot? Because they were right by that great big transmission line with that massive capacity to it. It's separate from the cooperatives serving points. And as such, they are able to put a rate structure in place that allows Cyrus to go right to the market through their wholesaler and procure energy, but it's independent of how they do it for our existing members. Mr. Madonia thanked them.

County Board Member Brad Miller had a question for CyrusOne. They have emphasized building long term relationships or partnerships with the community. He asked what specific commitments, especially for things like fire district support and infrastructure improvements are already formalized in writing?

CyrusOne said throughout this entire process, they have always said they are open to community feedback and they have been trying to put together a solution for their own project with respect to infrastructure, power, jobs and people to serve this. Along the way, they are meeting different agencies and different folks that are going to serve this and finding ways to help solve a problem they have, but also their problems. He has been inspired in the conversations he has had with the local volunteer fire districts and the work they do on a daily basis. Volunteers going out to help people in the middle of the night. That is a very easy thing for them to get aligned with. They are served by Virden Fire Protection District. They are one of the taxing districts that will be serving their site and they are finding out they don't have a ladder truck. So if they come out to the site and they don't have a means of actually getting the ladder on top of the facility, that is a problem. It is a problem for them and the Virden FPD. Through that discussion they committed to buy a ladder truck. That commitment was made in writing. Through those conversations, understanding about mutual aid, about how they don't have enough resources or they may not have enough people in the middle of the night to serve a fire or an issue, this leads them to draw on the other broader communities. It is Auburn, Chatham, Waverly, and those fire districts that have equipment and training needs as well. They have also provided commitments to Auburn and Chatham in writing to make sure they are aligned with the mission that Virden needs to provide to them, but also to the broader community.

They have already talked about the commitments on the water infrastructure side with the co-op and Waverly Lake. Beyond that, the commitment to the pre-apprentice program, that's communicated in writing, and is a five year commitment to align with the construction of the project where there is a

pre-apprentice program currently in place that's funded by the state. It has enough funding right now to bring 25 pre-apprentices into the project. They are committing additional funding. It costs money to bring people into this program. Committing funding to bring ten more people each year over the next five years into that. So there are another 50 people through the apprentice program into the trades. They need workers. They need people to work at their facility, but there is also a need for people to make their way into these careers and these jobs. Finally, with early childhood education, an opportunity to introduce kids into STEM programming. And there are programs that are already in existence today that are doing a great job of this but could really increase their enrollment if they just had a partner, a corporate partner or someone to participate in what their mission is. They are closely aligned with technology, engineering, math, those are things that they want to support and they have committed in writing to do that as well. Those are the kinds of things they have committed to in writing.

Mr. Hall spoke next. He appreciates the effort that everybody has put forward in this room. Board members, proponents, opponents, labor, neighbors. He comes from experience. He's been on this board for some say too long, 25 years plus. He hopes everyone who comes before them tells them the truth. But his experience tells him NO. He'll never be remembered as a very good speaker in his community, but he's a good listener. He goes and get haircuts. He jokingly say that he buys the information, the haircuts are free. He goes to lunches. Last night he went to Waverly. Everybody in that restaurant has great concerns about Apple Creek and the water and the utilities. He's talked to almost everyone in the township that would come to the door asking their opinion one way or the other. His community of that township wants to be proven wrong, but they have such great concerns.

On Route 104 at the New Berlin Road on a Saturday about a year and a half ago, they had a motorcycle accident. An employee of the solar farm. It was an employee of that solar farm or a contractor. He hit and killed a person on a motorcycle. He's had to stand there on the highway and listen to that family talk about how Dad shouldn't have died. He went to the solar farm people the next day, and they told him that that's not their employee. That's a contractor. You need to talk to them. If this passes he and CyrusOne are going to have more conversations. More than they can imagine, because he wants to make sure there is ownership in this. And for those of them who have taken great caution on this vote, he thanks them. For those of them who drove out and saw this, he thanks them. For those of them who didn't, because you could use Google Earth, he's not happy with that.

His question is that they have gone to these entities, schools, fire departments, and what not. Have they gone to any other schools in the last two weeks? He asked the proponent.

CyrusOne said they've met in the last two weeks with the Auburn and Chatham school districts. It was information sharing for the first time. One of the comments at the last meeting was, all the school revenue is going to Macoupin, and the people who are going to work at this facility are likely to live in Auburn and Chatham and the communities closest to this. He wanted to make them aware of that. There are people that are going to be coming here and they are likely going to live in this community. If they can support the families that are going to be locating here and help ease the burden of having to increase the enrollment, they are happy to do that. He thinks he's not going to speak for the school district, but he thinks school districts in general are thrilled about increased enrollment. There are classrooms in some of these buildings that are empty. He thinks one of the schools has maybe 16 empty classrooms because of the population loss, because there have been people moving away over time. He was encouraged by the conversations with the local school districts closest to this facility that are right there up in Sangamon County.

Mr. Hall appreciated the incentives about bringing more people here to put more students in their schools. Were there other incentives, either training or monetary or anything like that, he asked?

They are contributing to the schools over the course of five years to start to cover their construction period. The schools in any non-profit for that matter, they are constantly competing for grants. When you compete for grants, there are restrictions, there are stipulations, it must be used for this. It must be done for that. It has to go to this. He doesn't run a school district. He's never been in education, but to come in and give money to an organization and say this is how you have to use it, it's not really his place, but what he does say is look, here's how they can align with their values and their mission. And if they can do that, great. But if they're telling him there is a teacher retention problem and this money needs to go to personnel instead of equipment or computers, fine. That is fine with him. Keep the teachers there, pay them an extra bonus, give them a little bit more. More money would solve their personnel problem. If they don't have enough money for computers, spend it there. It is about providing a resource to solve a problem for people who are going to serve your project. They are going to serve them by serving the families that work for them, whether it is the construction force that is there or the permanent force that's there. They want alignment with their local communities. He wants the schools who are around them, the fire districts around them, the Farm Bureau who they have also talked to. If they have an issue with mud traffic and someone is complaining, he wants them to come to him and talk to him about it and have them solve the problem before they go to the Board or to someone else. It's the kind of relationships through this entire process they have been trying to form and create this alignment. That was the point of his last two meetings with those two school districts. That was in direct response to feedback they heard at the previous meeting.

Mr. Hall said he spoke to the school superintendent over in Waverly this morning and I asked him if he had a conversation and he said, NO. Are they only speaking to the school districts of Sangamon County, or are they speaking to adjacent districts? Just on the other side of this property is the school district of Waverly, who is struggling. How did they choose Auburn and Chatham and not the district adjacent to this property?

CyrusOne said they have a significant commitment to community benefit allocated to Waverly. Obviously, it helps them to have a reliable water source. In that conversation with the Mayor, the things they talked about is the water source over the course of the past ten to twenty years has slowly eroded and become shallower. The former lakefront properties are now land front properties and there is a real issue with water dependability for the long term. Their facility is going to be built, turned on and run for the next 30 to 40 years. If the lake has an issue in five or ten years, it is their issue. They are coming in and they want to fix it now. They talk about the lake as a water source, as a utility. The reality is it is also a big recreational source for the community. There are people that fish there, that camp there, that boat there. Someone told him that dredging would buy that lake another hundred years. That has been his focus with the leadership in Waverly. He is not going to speak for them. That has been good enough for now. He thinks if there are other ways to align or there are other things that people are presenting to me, he will listen, just like he has listened throughout this entire process. And if there's a way to align, they will align for sure.

Mr. Hall said he has heard years ago and he has used it so many times, but you know you did a good job when everybody walks away equally happy. He wonders if they are close. The people who live the closest to this are probably the most vulnerable in the county. These are people that work two jobs

to make ends meet. These are people who have to drive at an all time expensive time to drive with the cost of fuel and vehicles and everything. He just walks so cautiously because of his past experience and if this passes tonight, he hopes they prove his community wrong. But his community has been fibbed to before. On the other side of the county line, there's a wind farm over in Morgan County, and he talked to farmers in the last couple of days, and they said that if they had a choice, they wouldn't put one of these wind farms on their farmland again because it has changed ownerships. The promises are not there. He guesses it's really not a question. It's prove them wrong but they're going to have to prove it to them.

Mr. Guyton thanked the proponents and opponents, the public, laborers and union members. He really appreciates them as well as the rest of the board. He believes they all appreciate the effort that has gone into these conversations. There is a lot of uncertainty amongst the community, amongst the constituents that he represents. They are concerned about a number of things. The rising prices, the uncertainties, the way that many data centers, some under CyrusOne's name, how they've affected the communities and left problems that cannot easily be fixed. He does have to wonder about how this information is being pitched to them. So his first question is for rural electric regarding the studies of the MISO grid. How long were these studies conducted? Over what period of time and when was the last time that there was a look or an update on those?

The proponents responded saying Ameren forecasted when they were starting studies was three months. It took them probably six. It took them quite a while to do their independent study. When they submitted to MISO, he would say the first phase was something similar to that 4 to 6 months and March is when they finally got the approval on that. Phase Two then took probably four months for the first one. He thinks it took 6 or 7 months for the second phase. It has taken MISO quite a while to finalize those study pieces.

Mr. Guyton had some follow-up questions. He asked in respect to the MISO grid, how long has that grid existed in its current state?

The proponents answered. He didn't know the inception date. The ISO's were started probably in the late 90s. The co-op has been here since 1936. What they call independent system operators started with a FERC proceeding, which is the federal government and that would have been in the late 90s. So that structure came about after deregulation. They wanted to have traffic cops. There are many of those. MISO is just in the Midwest. There is New York ISO, there is PJM, that's Pennsylvania, New Jersey, Maryland. They hear a lot about them in the news. There are many of these organizational bodies. They've been doing the traffic cop job for several decades now.

Mr. Guyton said he had some alarm bells ringing in his head. Partially because as they've come to know, there are hotspots that are a result of these AI and data centers being built. They also have come to a point where environmentally, they have to acknowledge the climate is getting very hot. It's not something that is just incremental. They are seeing records almost daily. In regards to the temperatures they are experiencing, they are record highs. They are seeing a lot of storm cells develop because of this and also brownouts and blackouts. He knows they can't control those. Those are systems or things that happen, acts of gods, etc. For he and the constituents that have raised questions, they're concerned about how are they going to fit all of this together. How will they make sure it's reliable and it's not going to cause more issues for people who are trying to make ends meet. Utility bills are extra high right now. There is a lot of electronic demand, and he does understand the need for expanding the electrical

capacity. If they continue to expand it or if they continue to add on to it without continually expanding it, that means there is going to be less energy that is available for people. Keeping in mind that all of these things are in play, and people are now being penny pinched daily and they have heard some of the laborers are having trouble making ends meet, how can they assure them that this project is going to cause Sangamon County's financial situation to grow, both as a county and individually? How can they assure their selves this will bring in more revenue when they are talking about 25 jobs per building over three shifts.

John Hatem, President of CyrusOne responded. He said they can't address all of the issues climate wise. What they can talk about is this project, right? They have had all the experts under oath to tell them this is not going to raise the rates. The investment they will make here if the zoning gets approved today, is billions of dollars of investment and that billions of dollars of investment will bring economic growth. They have been doing this for 25 years. They have done this in other communities. They did have their issues in Aurora. They are spending tens of millions of dollars to remediate that and it will be fixed. He has sat in front of the community in Aurora and told them the same thing and they talk to them every month.

He asked Mr. Guyton about where the hotspots from AI data centers are? He explained that many of these AI data centers haven't even been constructed yet. He just wants to be careful about what they do with the grid operators and how they operate the data center. He told Board Member Hall he could challenge them anytime he wants. He wants the board to challenge them. They want to be transparent with them. He can't speak to climate change. He can speak to the fact that energy production is more or less infinite, right? If there is demand for electricity, solar farms, wind farms, and nuclear gas plants are built. It is not a limited resource from a perspective of if CyrusOne uses some, there is not going to be any left for anybody else. If all of these AI data centers show up and use the power, more generation will be built to support that. The grid has grown for 100 years. Demands of electricity have grown for 100 years. Generation has always followed that to make sure that the capacity was there.

Mr. Guyton thanked him and said there are reports of data centers and their temperature reading climbing yearly. This is not something that is just hearsay. It has been scientifically studied.

Mr. Hatem interjected and apologized. When Mr. Guyton said hotspots, he thought he was talking about on the grid not specifically temperature.

Mr. Guyton also apologized for not being clear and said he is speaking about the temperatures, which, if they are going to consider Sangamon County and the farmland that's going to be used, they also have to keep in mind that that is cornfield. They have experienced hot summers and corn sweat that raises temperatures in itself.

The Chairman called time and Mr. Guyton yielded.

Mr. Ayers spoke next. He thanked the Chairman, the audience, members of the public, the proponents and the opponent. His question will mainly be for the proponents for CyrusOne. Earlier tonight there was an hour allocated to public comment, and did CyrusOne ever instruct any of those members that spoke in favor to quote, "CyrusOne folks have asked us to sign up early for this, to try to take the opposition spots in the order." Did CyrusOne instruct proponents to sign up early to take the

opposition spots so that these folks couldn't speak? He said he will make sure a copy of this is sent to board members and members of the press that he just received tonight. He thanked them for saying NO, they did not send that, but clearly someone did send that.

Mr. Hout wanted to know who the email was from. Mr. Ayers said it was from IBEW Local 193. Mr. Hout stated that is not CyrusOne. Mr. Ayers said they were saying they were instructed by Mr. Hout to fill up the opposition slots. He instructed Mr. Ayers to read the email.

Mr. Ayers read; "Good morning brothers. I am sending over the link for public comment at the upcoming Sangamon County Board meeting on April 7th at 6 p.m. at the BOS center. The CyrusOne folks have asked us to sign up early for this to try to take the opposition spots in the order." And it goes on, and is signed by the member of the Union. He asked Mr. Hout if that was not true?

Mr. Hout responded by saying he thinks it's fair for people who want to get supporters to speak, to let them know that it helps their cause. Obviously, there has been a great amount of work done on both sides of this. On the proponent and opponent side, to have their members speak and to have the numbers come out here, because it obviously has a lot of attention. He thinks it's fair for the members, the proponents, to bring their members here to speak and support and for the opponents to do the same. This is something they have been doing for the past several public hearings.

Mr. Ayers added that furthermore, they had an opportunity to extend public debate that was rejected. It is a stain on this body once again. They should be allowing everyone to speak tonight if they are opposed to this project. Let them speak. That's why he is sitting in this seat. But to load up oppo spots so they can limit debate to get favorable comments in favor of their project, that's pretty disturbing information.

Moving on to his second point, he wanted to know how long has CyrusOne had Sangamon County in their sights for a project? How long have they been looking at Sangamon County for this project?

Mr. Hout said he doesn't recall the specific time when they were made aware of this opportunity. It wasn't part of a broader strategy to say, let's go target Sangamon County. They are brought opportunities daily from people who have a very firm understanding of infrastructure, of land, of where power is available and they have relationships across the entire industry with people who understand the grid, who understand the availability of power and they were brought this opportunity, from a group that understands these things. It was more or less understanding that there is capacity available here, there is infrastructure available here, which is what he has said from the beginning was one of the things that that drove them here. They were made aware of that. And learning more about it is when they decided to engage in and learn more about the opportunity. That was maybe a few months before they submitted the application for the rezoning. There were a number of months of due diligence where they had to do field work, some preliminary surveys, civil engineering and those sort of things. So he would say it's probably sometime in the middle of 2025.

Mr. Ayers stated that before they changed their zoning they knew they were coming here. Mr. Hout said NO. Mr. Ayers said what he is getting at by asking that question is another member commented tonight that they should have a crystal ball that they change the zoning back in July of 2025

and then three months later they are at their doorstep. But they knew they were coming here before July of 2025. He asked Mr. Hout if that was correct.

Mr. Hout said he can't speak to their own zoning determination process. It was a unanimously approved data center ordinance because there was not enough awareness or engagement. They have run through the regulatory regulations and the additional regulations that they are complying with. He's not going to comment on what process they went through when that data center ordinance was originally considered and adopted and eventually approved.

Mr. Ayers said that again, that is his problem. There are men and women in this room that knew you were coming here before July of 2025. They knew it. This project doesn't take just a couple of months to plan. It takes well over that to come here. They knew they were coming here before July of 2025. They chose not to tell any of them on this board about that so they could not change their zoning in time to fix these problems. So now they have to rely upon the State. They want the Power Act to pass. They want their foot in the door so they can't change the zoning. That's why they're here. Is that correct? He asked him to tell him this is only a two month project that they had planned.

Mr. Hout said they do not make a decision to come here 12 to 18 months in advance. There are a lot of boxes to check. Obviously, before they can decide if they are going to go to a place, the second they find out about an opportunity doesn't mean you go there. They have to run through the power studies. They have to have community engagement. They have to meet locally. They have to do a site plan. They have to run through a public forum. They have to run through a zoning board of appeals. They have to get the County Board approval. To say they knew, whenever he's surmising they knew they were coming, is false.

Mr. Ayers asked if the entire project from inception to him sitting there today was only a couple of months of work? Mr. Hout said NO. He knew about the zoning change when they were starting to apply for the permit.

Mr. Ayers responded by saying it was sheer coincidence then, that it just so happened that they changed the zoning three months later and here they are. They had no clue about coming to Sangamon County before that.

Mr. Hout said they knew about many, many opportunities and they were evaluating all of them. To say they were gaming something is false. They were aware of the project. They were aware of many, many projects. People make them aware of projects where these kind of conversations are happening, and people are considering data center ordinances and setting up data centers. If they pass the data center ordinance for them, it is usually okay, there is support and there are guidelines for data center development in this county. It is encouraged to a degree. They appreciate that. There at least was a dialogue and awareness around standards before they showed up. Other places won't do that and have a different approach. The passage of the data center ordinance was a good signal that, okay, there's been some thought and some dialogue here about the industry. There is something to step into.

Mr. Ayers said he really hopes they are going to be a good neighbor to member Hall. That is the District most impacted by this. But they, in this county, love talking about comparables. They are comparable to Aurora. Those residents don't know a moment's rest because of their data center. They

can't sleep. Their homes vibrate and buzz. I hope they prove them wrong but so far they have not. Q3 of this year is ridiculous. They have to put up with that noise until Q3 of this year. It has been happening for over a year and they want to expand and come here and expect them to just take it when this is four times larger than the one in Aurora. They have a lot of minds to sway. He hopes they can sway them. And he hopes if this is approved, they prove him wrong tonight.

Board Member Small had some questions. She wanted to say she's backing Mr. Ayers, because there was an article in Illinois Times saying this started in 2024. It seems like they were just getting ready to come and push something down their throats. Then they send an invitation to the minorities on the County Board to come and educate them so they'll know the benefits and what's going to happen on the East side. She's heard them mention Waverly, Auburn, Chatham, and no Springfield. So what are they planning on doing for Springfield that they wanted them to come out to educate them? What do you have for them?

Mr. Hout said they have jobs. Will people from Springfield work at this facility? Will people from Springfield build this facility? They have had a number of speakers here talking. He imagines some or most of these people live in Springfield. The PLA, or project labor agreement, is about using local union workforce. Local means Springfield. It means Sangamon. It means this region. There is a project labor agreement to use local work and the laughter about jobs is disheartening because they are real. They are real jobs and they are real opportunities. And there are real pathways from an apprenticeship to a journeyman over the course of the next five years for the people that wish to work on this project.

Ms. Small said past practices have been showing at the other data centers that most of the workers aren't even from the city where they live. Where are you building it at? So where are the workers coming from? They have a PLA with what other county or what other state are you going to bring them in?

Mr. Hout said in Chicago they come from the Chicagoland region. They have facilities that are in remote areas. They are driven by the location of infrastructure. In Texas, they can be in pretty rural areas. They can be in places that are vast ranch lands or open space, but there is infrastructure there. In Bosque County, Texas, they have 700 to 1000 people working there. Are they all from Bosque County? No, they have to come from somewhere else. The benefit of being here in Springfield with the population base they have and the strong union workforce, is it's better to step into. It is a workforce and it is a talent pool that they can draw from. When they bring people from the coast, their tenants come into their facilities in Chicago and they look at the workmanship done by the union hands, they're amazed. They get so many compliments about how everything aligns perfectly. The craftsmanship, this little detail, that little thing, things you don't see in other places. Illinois is known for their workforce and for their labor pool. And it's no different here in Central Illinois. Having this talent pool here and these people with the skill sets ready to deliver on this project is a huge asset to a project like theirs. It's something they are thrilled and excited to tap into.

Ms. Douglas-Williams spoke next. She sits here and listens to a whole bunch of everything. She's been on the committee for Zoning. They did solar, wind, and they listened and then everything was gone. And when anyone had any problems they didn't have anyone to speak to. Her thing is she wants to do something different. The old saying is, if you see something, say something. Well, she is going to say something. She is more concerned about their babies and what will they have left over from taking all the land and making data centers, whatever they want to call them. And what happens to those kids?

See, because at 77, she will be gone. She is not crazy. God did not bring them here to keep them here forever. So what happens to these babies? The grandkids. The great grandkids. The grandkids after that. Who is actually looking out for them? Besides them running around, getting labor and everything. She's a union person. Have been for a long time with the State of Illinois. The simple fact is, it is about somebody else and until they start believing in themselves as God's children and they start taking care of each other, they are always going to have problems because somebody else has a little bit more to give than somebody has to lose.

And if they are really serious, think about the future. This doesn't stop just here. What about those babies that are coming up? Where are they going to work? AI is going to do what? Educate our children and then their kids don't have any skills because they go to the phone to find out what is to be taught. They take away jobs, and they lose so much because of somebody's bright idea that they need more data service because they have so much information out there. They have a whole lot of information. They have a whole lot of cheap information. But when they sit back and think about it, do me a favor - think about these babies that are coming up. They are just not going to stop here in Illinois. They may come where they live. So they need to seriously think about what do they do for the upcoming children. And she understood the water, the electricity, all of that. But she very, very seldom heard about what? About these babies? Because they are going to need a job, too. They are going to have a family. They are going to need a house. So when they run around here trying to act like everything is okay, it's really not because this is a crazy world right now and it's getting worse and they have to think bigger than today April the 7th, 2026.

Ms. Lathan next spoke. She was on the zoning committee when the conversation first started. She does understand Mark Ayers concerns and position and she can't speak to that, but she understands where there are red flags raised in regard of what came first and how they got to this point, but she also knows that she represents a district that has many challenges. She represents a district that has a lot of opportunities, a lot of people with potential that with the right opportunities their whole life could change. She also knows and believes the lady sitting in the yellow who talked about the responsibility in terms of health and the environment. As a public health professional, those were some of her immediate concerns in terms of what is this going to do to the environment. She really started to dig deep and get in the weeds around the water and she learned about the benefits of the lake and how those resources weren't available. From an environmental standpoint, those resources would be able to change the ecosystem in that area. She also raised questions about the internal water system and that was very beneficial. She also was concerned because she owns property, she has a home and she has a family and their utility bills are increasing. That's the reality they live in. She also learned more about the co-op and how that system works, and that over time there will be a reduction in utility costs, because that is definitely not the system as a resident of Springfield that she has access to in terms of utilities.

Going back to her community, if anyone knows her, they know that consistently she has always done work around STEM; science, technology, engineering, and math for their children. That was a priority for her because it doesn't make a lot of sense to build a data center, but not be able to train their children in innovation and technology so they can not only be operators in those systems, but be able to interface from a career standpoint. When she started to have conversations with CyrusOne, those were her priorities in terms of what are some of the services that they will be able to do for community benefit.

She comes from a union family. She is very proud to have been raised in a household where her dad got up when it was cold outside, so cold he was putting two and three layers of long johns on. The snow was up high, and he was getting up every day to make sure he was taking care of his family. Her uncles are electricians. She has an uncle who is a laborer. Her ex-husband is a journeyman carpenter, so she understands how labor can change your life and add that value.

She also knows that in the district she represents, there are many men and women who if they had those opportunities, it would be life changing for them. Those were some of the conversations that she had. She had conversations regarding what is the PLA agreement going to look like? How is it going to benefit the people who live in her community? How is it going to benefit the people who live in Sangamon County? Do they have the workforce in Sangamon County to meet this long term need for 4 to 6 years? As a business owner, another issue that was of concern to her was recognizing there are vendors necessary to occupy this space. Those vendors look like landscapers, maintenance workers and IT individuals. Her conversations centered around not only the 100 permanent jobs, but also as business owners, they are creating opportunities as vendors for businesses to expand and grow their businesses as well as provide living wage job opportunities. She appreciates all the questions. Some of the questions have been challenging, some of the questions may have offended some people but they need to have these conversations. She may not agree with everyone and everyone may not agree with her, but she does appreciate everyone coming out.

Ms. Fulgenzi had some questions for CyrusOne. Illinois is in kind of a unique situation where the current Governor has really pushed renewables. With that, she believes they have had less investment in power generation because the coal and gas fired plants are, she thinks going to be ceasing by 2045. She is not sure that is practical, but that is what she has been told. One of her big concerns is with the utility rates and power generation. She knows that they have heard from the experts that there is capacity. However, she is also hearing rumors about a data center coming in every cornfield from here to the tip of southern Illinois. All of those are large consumers of electricity. They hear all the time about their CWLP in Springfield and their capacity and having to shut down Dallman and all these things. So her question is have they looked at the Illinois Power Act and have they taken a position on it?

CyrusOne responded that they have been hearing rumblings about it and understand it is in various stages of debate. Until something is actually approved and passed, it's much like a lot of other things they hear about that are proposed or are talked about at a legislative level.

Ms. Fulgenzi said she can't get a clear answer because it depends on who you ask whether or not this data center would be subject to the Power Act if it passes next month. She has seen legislation where they write in dates constructed before this date or after that date. Whether or not they would be subject to the requirements of the Power Act. She would love for them to say that they're going to comply with whatever the state passes, even if they're grandfathered out.

The other question she had was has CyrusOne or any of their folks taken the federal pledge to increase power generation?

CyrusOne (Mr. Hatem) said they are all talking about it. He said it is a little misguided. This is his opinion, but, telling a data center, they have to go build their own generation creates a whole bunch of environmental issues that they are avoiding right now. Because they are connecting to the grid and the grid has solar on it, it has wind on it, it has gas. Most of the coal is going to be gone and it has nuclear on

it. They invest in solar projects across the country. They actually fund that project through a PPA (Power Purchase Agreement). If that opportunity existed right now, they would definitely look at it. Solar development has definitely stalled due to federal regulations. They have a carbon free goal by 2030 for the company. He thinks the most important thing for that piece is their tenants are the largest purchasers of renewable energy in the world, by like 20 times any other industry. Typically, in this type of facility, those customers will actually procure their own power and green their own power to make sure that it is carbon free.

Ms. Fulgenzi is very concerned that if the private industry doesn't commit to increasing the power generation capacity by paying for that they will ultimately have to build new power plants or fund those things. And Illinois, even though they have this push for solar and wind from what she understands, they are not a prime location for either one of those things. She was just hoping to hear that there was something that they are actively pursuing with regard to power generation.

Mr. Hatem responded. Every data center developer is looking at active power generation. In most locations, they can't call the power company and get a study done in 12 months. In most locations, that is 3 to 7 years. For a lot of those locations for developers like them and the large tech companies, there is a huge effort right now to build generation. Ultimately, the goal is that that generation connects to the grid. Private companies are going to fund all of this generation, and that will compel the utilities to connect to that generation. So they have capacity for it. But this has to be balanced, right? If the data centers build all the generation and connected only to their data center, then does the grid actually need more capacity? So it is a very challenging regulatory conversation. And they are having it. Obviously, the Illinois Power Act, they are having it in Texas. They are having it in Virginia. It's a real thing, but generation is going to get built for data centers in the short term, not at this site, but in the short term.

Ms. Fulgenzi feels like their community is oftentimes saying NO to economic development projects when they really should say YES. This one, she is still for it, but she is also against it. It is a very tough decision to make and for everybody on the Board, she holds nobody's decision against them. She thinks they all are struggling and for all of them out there, they have heard them loud and clear, angry and happy. Ultimately, it falls on them to make the decision and it is not an easy one. She hopes they will respect that.

Ms. Small wanted to make a comment to all the County Board Members. Look out there. Those are their constituents. They work for them. They don't work for the companies coming in and trying to buy them. They work for them. So she asks them all to think about their constituents. She thanked them.

The Chairman said he was seeing no one else wishing to speak on the subject and will call the question on the resolution. Those wishing to grant the zoning will vote YES. Those wishing to oppose the zoning will vote NO. He asked the Clerk to call the roll. On the question, the YEAS were 17, the NAYS were 10 with one abstaining. The Yea votes were Cahnman, Constant, Davsko, Deaner, DelGiorno, Fraase, Fulgenzi, Krell, Lathan, Madonia, McGuire, Miller, Rader, Schackmann, Stumpf, Tjelmeland and Truax. The Nay votes were Ayers, Deppe, Douglas-Williams, Forsyth, Guyton, Hall, Mendenhall, Scaife, Sheppard and Small. Mr. Thomas abstained. The resolution was adopted and the zoning was granted.

**RESOLUTION 1**

1. Resolution approving a County Bridge Petition #455, Section 26-24118-00-DR for Springfield Township on Dorlan Avenue between MacArthur Boulevard and Lincoln Avenue.

A motion was made by Mr. Fraase, seconded by Mr. Mendenhall to place Resolution 1 before the Board. Chairman Van Meter asked the Clerk to call the roll. Upon the roll call vote, there were 27 Yeas – 0 Nays. Mr. Ayers had left the meeting. Resolution 1 was adopted.

MOTION CARRIED  
RESOLUTION ADOPTED

**RESOLUTION 2**

2. Resolution in Support of a Vision Zero Action Plan Approach for Road Safety

A motion was made by Mr. Miller, seconded by Mr. Schackmann, to place Resolution 2 before the Board. Chairman Van Meter asked the Clerk to call the roll. Upon the roll call vote, there were 26 Yeas – 0 Nays and 1 Abstention. Resolution 2 was adopted.

MOTION CARRIED  
RESOLUTION ADOPTED

**RESOLUTION 3**

3. 2026-002 Larry Williams, 2400 North 4<sup>th</sup> Street, Springfield – Granting a Rezoning and a Variance. County Board Member Annette Fulgenzi, District #17.

A motion was made by Mr. Mendenhall, seconded by Mr. Tjelmeland to place Resolution 3 before the Board. The Chairman noted that they are entering the zoning portion of the meeting and it is the Board's policy to ask if there are members of the audience who wish to speak in opposition or in support of the proposed rezoning and variances.

Mr. Larry Williams, the petitioner, addressed the Board. He owns the property right in front of the parcel they are talking about at 2431 North Fifth. He owns a pallet recycling business. He buys pallets from companies, repairs them and sells them to other companies that buy used pallets. He needed more room. This parcel became available. It's right around a half an acre. He intends to build a building because he needs more space to do his business.

Ms. Fulgenzi said she had already talked to Mr. Williams and his wife about it and she understands their position. Her comment is, and she has talked to many of the board members about this, she has no objection to the use they have for their business on the property. What she does have an objection to is the change of zoning to Industrial. She feels it is the wrong decision for that area in her District. They then don't have controls over what types of businesses come in the future. So she is opposed to it. From what she understands, if they deny this today they can come back for a Use Variance. She'd also like the staff to take a look at B3 because she thinks they possibly fit within B3 as well. She is asking for NO votes, but would like them to vote however they feel they need to.

Mr. Fraase asked Mr. Williams what his intentions are for the corner? Is he going to clean the corner up and get those pallets away from the corner? He thinks he's actually on the right of way a little bit.

Mr. Williams said they have done a lot of it and there are a couple of more areas that they are working on. So yes, he intends to do that.

Mr. Fraase wonders why he thinks he needs Industrial zoning.

Mr. Williams said 2431 is Industrial and he'll be doing the same thing with the other property. In addition, it's zoned Residential, but there are no other residential buildings next to it. McCloughlan Excavation is his neighbor. If you go down there, it's all businesses and industrial. He doesn't understand why the Residential needs to stay because he has no intention of anyone living in that house. They are just using it for storage right now.

He just wants to follow the correct zoning procedures. The zoning commission voted that it was appropriate to do that. He understands Ms. Fulgenzi's concerns, but it is not a very big parcel. She mentioned an asphalt plant, but an asphalt plant takes up about five acres. This parcel is a half an acre. His parcel is another half an acre. So combine them and it's only one acre. He doesn't understand why it's going to be a problem. That is his position. He wants it zoned the same as his other piece of property. McCloughlan, is his friend and neighbor down there and he doesn't know how it's zoned, but it's being used as industrial.

Mr. Fraase thinks it is zoned as Industrial.

Mr. Williams says it's consistent. He would think that there would be more of a problem if it was Industrial and he was trying to get it zoned Residential. He can't imagine anybody living there but that's just his opinion.

Mr. Cahnman asked professional staff if there was some other way to allow Mr. Williams to do the use he wants without rezoning the property.

Professional staff said the other option would be that if they deny it tonight, he has every right to apply for a Use Variance. Generally, right at the beginning of a case, only staff has the opportunity to recommend approval of a Use Variance. When they looked at this specific case, they noted the trend in the area and that the City of Springfield Comprehensive Plan designated the area for Industrial. And while this is unincorporated, they still take that into consideration when they write their staff analysis. They felt a use variance was not necessary because the proposed one was in coordination with his existing parcel and with the trend in the area.

Mr. Cahnman asked if Mr. Williams was correct in saying that all the properties surrounding the parcel are zoned industrial.

Professional staff said that is incorrect actually. The only one that is zoned Industrial would be his current parcel right now. The other ones are maybe industrial use but still also zoned R2 just like these four specific parcels that he is requesting the rezoning for right now.

Ms. Fulgenzi wanted to elaborate so they understand her position. If they know this location, it is directly across from the rodeo arena. It is one block from Lincoln Park where kids are playing. She feels Industrial is too intense of a use for it being so close to the State Fairgrounds, the park and in those nice neighborhoods. She would prefer to go the route of doing the variance versus changing zoning which would mean we have absolutely no say for the next business that comes in to that property. She has been consistent with anyone who has come to her with zoning cases in this stretch. It's between the OEM building and the corner of Fifth and Sangamon. She had a warehouse that came to her, and she told them the same thing. She doesn't feel comfortable making it Industrial where they have no way to vet the use that comes into that property. They would not have to come to us for anything. They could just set up shop.

Mr. Krell said there is more than that business out there. There is Ley Metals which is right off the fairgrounds. There is Flatts, right across from the Fairgrounds. The whole area there is Industrial, maybe not the Park but at the end of the Park there is nothing there. He thinks it would be a good fit for Mr. Williams business.

The Chairman asked if there were any other questions or comments from members of the Board on the Zoning. Seeing none, the Chairman asked the Clerk to call the roll. There were 17 Yeas votes and 8 Nays votes. Resolution 3 was adopted.

MOTION CARRIED  
RESOLUTION ADOPTED

#### **RESOLUTION 4**

4. 2026-003 Alan Withrow, 3652 Wolf Creek Road, Sherman – Granting a Rezoning and Variance. County Board Member Casey Constant, District #2.

A motion was made by Mr. Constant, seconded by Mr. Mendenhall to place Resolution 4 before the Board. The Chairman asked if there were members of the audience who wished to speak in opposition or in support of the proposed rezoning and variances. There were none. A motion was made by Mr. Mendenhall to waive the reading of the professional staff's report. A voice vote was unanimous. Resolution 4 was adopted.

MOTION CARRIED  
RESOLUTION ADOPTED

#### **RESOLUTION 5**

5. 2026-004 Kenneth Millburg, 11000 Block of Catholic Cemetery Road, Glenarm – Granting a Rezoning. County Board Member Jeffrey Thomas, District #4.

A motion was made by Mr. Thomas, seconded by Mr. Mendenhall to place Resolution 5 before the Board. The Chairman asked if there were members of the audience who wished to speak in opposition or in support of the proposed rezoning and variances. There were none. A motion was made by Mr. Mendenhall to waive the reading of the professional staff's report. A voice vote was unanimous. Resolution 5 was adopted.

MOTION CARRIED  
RESOLUTION ADOPTED

**RESOLUTION 6**

6. 2026-005 TJ Heritage LLC and Aamir Banday, 5000 Block of Old Salem Lane, Springfield – Granting Variances. County Board Member Tom Fraase Jr. District #1.

A motion was made by Mr. Fraase, seconded by Mr. Mendenhall to place Resolution 6 before the Board. The Chairman asked if there were members of the audience who wished to speak in opposition or in support of the proposed rezoning and variances. There were none. A motion was made by Mr. Mendenhall to waive the reading of the professional staff’s report. A voice vote was unanimous. Resolution 6 was adopted.

MOTION CARRIED  
RESOLUTION ADOPTED

**RESOLUTION 7**

7. An Ordinance Approving and Authorizing the Execution and Delivery of an Intergovernmental Agreement between County of Sangamon and Village of New Berlin Related to Building and Property Code Inspections, Permitting, and Violations.

A motion was made by Mr.Schackmann, seconded by Mr. Hall to place Resolution 7 before the Board. Mr. Madonia moved that the roll call vote for Resolution 1 stand as the roll call vote for Resolution 7. A voice vote was unanimous. Resolution 7 was adopted.

MOTION CARRIED  
RESOLUTION ADOPTED

**RESOLUTION 8**

8. Resolution Approving the Street Name Change for a Portion of Oak Grove Road to Mueth Road.

A motion was made by Mr. Hall, seconded by Mr. Mendenhall to place Resolution 8 before the Board. Mr. Madonia moved that the roll call vote for Resolution 1 stand as the roll call vote for Resolution 8. A voice vote was unanimous. Resolution 8 was adopted.

MOTION CARRIED  
RESOLUTION ADOPTED

**RESOLUTION 9**

9. Resolution approving the procurement of goods and/or services for Community Resources from Central Illinois Staffing, a Manpower Corporation for the purpose of providing temporary employees to the staff in the amount of \$80,000.

A motion was made by Mr. Truax, seconded by Mr. Casey to place Resolution 9 before the Board. Mr. Madonia moved that the roll call vote for Resolution 1 stand as the roll call vote for Resolution 9. A voice vote was unanimous. Resolution 9 was adopted.

MOTION CARRIED  
RESOLUTION ADOPTED

**WAIVER OF TEN-DAY FILING PERIOD**

A motion was made by Mr. DelGiorno, seconded by Mr. Madonia, to waive the ten-day filing period. A voice vote was unanimous.

MOTION CARRIED  
TEN-DAY FILING PERIOD WAIVED

**RESOLUTION 10**

10. Resolution approving a grant application for the Department of Public Health from the Illinois Department of Human Services for the State Opioid Response grant in the amount of \$675,000.00.

A motion was made by Mr. Schackmann, seconded by Mr. Davsko to place Resolution 10 before the Board. A motion was made by Mr. DelGiorno, seconded by Mr. Madonia, to consolidate Resolutions 11 – 15 with Resolution 10. Chairman Van Meter asked the Clerk to read Resolutions 11 – 15.

**RESOLUTIONS 11 - 15**

11. Resolution approving a grant application for the Department of Public Health from the Illinois Department of Public Health for the Disease Intervention Specialist Workforce Development grant in the amount of \$32,000.00.
12. Resolution approving a grant application for Court Services from Illinois Criminal Justice Information Authority for the Family Violence Coordinating Council grant in the amount of \$49,000.00.
13. Resolution approving a grant application for Court Services from Illinois Criminal Justice Information Authority for the Adult Redeploy Illinois grant in the amount of \$510,948.00
14. Resolution approving a grant application for Court Services from State of Illinois Department of Human Services for the Juvenile Redeploy Illinois grant in the amount of \$326,480.00.

15. Amendment to building lease with Helping Hands of Springfield Inc.

On the motion to consolidate, a voice vote was unanimous. Mr. Madonia moved that the roll call vote for Resolution 1 stand as the roll call vote for Resolutions 10 - 15. A voice vote was unanimous. Resolutions 10 - 15 were adopted.

MOTIONS CARRIED  
RESOLUTIONS ADOPTED

**RESOLUTION 16**

16. Professional Services agreement with Garfield Public/Private for services related to the expansion of the BOS Center.

A motion was made by Mr. Stumpf, seconded by Mr. DelGiorno, to place Resolution 16 before the Board. Mr. Stumpf moved to add a resolution for the approval of the Professional Services Predevelopment agreement for the Convention Center headquarters, Hotel and Bank of Springfield Center expansion that was previously provided to all of the Board Members. The bottom line on this one is, and Mr. McFadden can explain it if needed, but the monies that would have come back to them through the bonding powers would not have happened without the new language. Nothing else has changed in the contract except the very front.

Mr. McFadden explained that what they have done is inserted language into the resolution that will allow when the bonds are issued for the project, the County can be reimbursed for expenses. This contract represents about \$100,000 worth of work. There is IRS required language that the Board needs to approve so that when they issue bonds, they can go back and reimburse ourselves.

The Chairman clarified that the motion is to amend the language to ensure that the County can obtain reimbursement. Mr. Madonia seconded the motion. A voice vote was unanimous on the Amendment to Resolution 16 with the exception of Mr. Hall and Mr. Guyton who voted NO. The amendment was adopted.

Mr. Madonia moved that the roll call vote for Resolution 1 stand as the roll call vote for Resolution 16. A voice vote was unanimous with the exception of Mr. Hall and Mr. Guyton who voted NO. Resolution 16 was adopted.

MOTION CARRIED  
RESOLUTION ADOPTED

**RESOLUTION 17**

17. Resolution creating a Community Mental Health Board pursuant to the authority granted in 55 ILCS 5/5-1006.5 and 405 ILCS 20/3a of the Illinois Compiled Statutes.

A motion was made by Mr. Schackmann, seconded by Mr. DelGiorno, to place Resolution 17 before the Board. Mr. Madonia moved that the roll call vote for Resolution 1 stand as the roll call vote for Resolution 17. A voice vote was unanimous with the exception of Mr. Hall who would like to be recognized as voting NO. After the March 17th election, he went through the election results and out of

the area that he represents, there was only one precinct that was in favor of this. The majority of his district didn't think they should do this. Resolution 17 was adopted.

MOTION CARRIED  
RESOLUTION ADOPTED

### **RESOLUTION 18**

18. A resolution imposing a Special Retailers' Occupation Tax for Mental Health pursuant to the authority granted in Chapter 55, Act 5, Section 5-1006.5 of the Illinois Compiled Statutes.

A motion was made by Mr. Schackmann, seconded by Mr. Madonia, to place Resolution 18 before the Board.

Mr. Cahnman wondered when the tax will start. Mr. McFadden said if the Board approves it prior to May 1<sup>st</sup>, the tax goes into effect July 1<sup>st</sup>.

Mr. Hall said he'd like to be recognized as voting NO on Resolution 18 for the same reason being that no one in his district except a small minority was in favor of this. He added in case anyone is not paying attention, this is an increase in tax. Yes – it is only for the people who are going to use the hotels. But he keeps hearing over the years that agriculture and tourism is their number one industry. He wanted to please be marked as NO. The Chairman reminded him they hadn't voted yet. Mr. Cahnman noted this is a sales tax not a hotel tax.

A voice vote was unanimous with the exception of Mr. Constant, Mr. Fraase and Mr. Hall. Resolution 18 was adopted.

MOTION CARRIED  
RESOLUTION ADOPTED

### **RESOLUTION 19**

19. A resolution in support of the Illinois America250 Commemoration.

A motion was made by Mr. Madonia, seconded by Mr. DelGiorno, to place Resolution 19 before the Board. Mr. Madonia then made a motion to amend the resolution to include the 100 year anniversary of Route 66. The motion was seconded by Mr. Hall.

Chairman Van Meter stated they need this committee. He said Ms. Fulgenzi will co-chair it with Mr. DelGiorno. The 250th anniversary of the Declaration of Independence is only about three months away. They need to come up with something to do to recognize it. They need committee members. He said anyone interested in working on this or the Route 66 issue, which has a little more time, please tell Mary, because they would like to get this committee together as quickly as possible to explore what they might do for both of these commemorations.

A voice vote was unanimous on the adoption of Mr. Madonia’s amendment. Mr. Madonia then moved that the roll call vote for Resolution 1 stand as the roll call vote for Resolution 19. Resolution 19 was adopted.

MOTION CARRIED  
RESOLUTION ADOPTED

**RESOLUTION 20**

20. Resolution approving the procurement of goods and/or services for ETSD from Hinshaw Attorneys at Law for ongoing legal services in the amount of \$60,000.

A motion was made by Mr. Rader, seconded by Mr. Davsko, to place Resolution 20 before the Board. Mr. Cahnman asked for what project was the legal bill. The Chairman stated it is for an annual contract.

Mr. Madonia moved that the roll call vote for Resolution 1 stand as the roll call vote for Resolution 20. Resolution 20 was adopted.

MOTION CARRIED  
RESOLUTION ADOPTED

**OLD BUSINESS**

No Old Business.

**NEW BUSINESS**

No New Business.

**A. Appointments**

Appointment of Brian McFadden, to the Mid-Illinois Medical District Commission, for a term expiring April, 2031.

Appointment of Brent Ellis, filling the unexpired term of Dean Williams, to the Historic Preservation Commission, for a term expiring June, 2026.

Appointment of Theresa Smith, to the Board of Health, for a term expiring February, 2029.

Appointment of Brian Brewer, to the Sangamon Mass Transit Board, for a term expiring February, 2031.

A motion was made by Mr. DelGiorno, seconded by Mr. Madonia, for approval of the appointments. A voice vote was unanimous.

MOTION CARRIED  
APPOINTMENTS ADOPTED

The nominations for appointment in May were also submitted.

**REPORTS OF COUNTY OFFICIALS, REPORTS OF SPECIAL COMMITTEES, REPORTS OF STANDING  
COMMITTEES, COMMITTEE REPORTS ON CLAIMS**

A motion was made by Mr. Madonia, seconded by Mr. DelGiorno, to put reports on file with the County Clerk. A voice vote was unanimous.

MOTION CARRIED  
REPORTS FILED

**RECESS**

A motion was made by Mr. Stumpf, seconded by Mr. DelGiorno, to recess the meeting to May 12, 2026. A voice vote was unanimous.

MOTION CARRIED  
MEETING RECESSED

**Don Gray**  
**Sangamon County Clerk**

# **EXHIBIT D**

Minutes of the Sangamon County Zoning Board of Appeals  
Hearing of February 19, 2026

Sangamon County, Illinois  
ZONING BOARD OF APPEALS

The Zoning Board of Appeals met on **Thursday, February 19, 2026**, at 6:30 P.M. in the County Board Chambers.

**ATTENDANCE**      (X) denotes present

(X) Chairman Chimento	(X) Committee Member Mares
() Committee Member Wulf	(X) Committee Member Sudeth
(X) Committee Member Thompson	() Committee Member Sidles
(X) Committee Member Petrilli	

**STAFF PRESENT:**

Shannan Karrick, Executive Director, Spfld-Sang County Regional Planning Commission  
Emily Prather, Senior Planner, Spfld-Sang County Regional Planning Commission  
Schyler Thomas, Spfld-Sang County Regional Planning Commission  
Joel Benoit, Assistant States Attorney, States Attorney's Office  
Trustin Harrison, Zoning Administrator, Sangamon County Zoning  
Jenn DeHeve, Zoning Staff, Sangamon County Zoning  
Brittany Owen, Zoning Staff, Sangamon County Zoning

---

Chairman Chimento called the meeting to order.  
Approval of **December 18, 2025**, Minutes

**Committee Member Thompson made a motion to approve the December minutes.**

**Committee Member Petrilli seconds the motion.**

**Motion carries 5/0/0**

**Docket 2026-001 for property located at 3491 Cockrell Lane, Springfield, IL 62711**

---

PETITIONER(S): CSMB Investments LLC

OBJECTOR(S): None

PRESENT ZONING CLASSIFICATION: Agricultural with a CPU for an adult-use cannabis craft grower (Zoning Case #2020-012).

REQUESTING: Proposed Parcel 1: pursuant to Chapters 17.68 and 17.28, a rezoning from "A" Agricultural District to "I-1" Restricted Industrial District; pursuant to Chapter 17.58 and section 17.28.020 a Conditional Permitted Use for garages for storage, repair, and servicing of motor vehicles, including body shops and spray painting, with accessory towing services; and pursuant to Chapter 17.66,

a variance of Chapter 17.04 (lot depth) to allow the lot depth to be greater than two and one-half (2.5) times the lot width.

STAFF RECOMMENDATION: Recommend approval of the requested I-1 District. The LESA score of 141 indicates the property is acceptable for non-agricultural development. The proposed auto repair shop with towing service use is not permitted under the existing Agricultural District, and the proposed I-1 District is appropriate, especially with the City I-1 District directly across the road. Recommend approval of the Conditional Permitted Use. This portion of Cockrell Lane is an industrial area where uses like the one proposed could be expected to be located. Recommend approval of the requested variance. The subject property is an irregularly shaped lot due to being located between an existing and a former railroad line, and any division would require the lot-width-depth variance. The Standards for Variation are met.

Pavlik: Chase and Maddie own Schultz Collision, currently located on Mather's Road, Chase needs to move to a new location to expand his business and add new jobs. Chase has been extraordinarily successful in scaling up his business. The property on Cockrell Lane is well suited for this, it is an irregular shaped piece of property but it will allow him to expand his business.

Cathy Scaife: This will be in my County Board District and Chase and his wife have always been professional and great business owners, I support.

**Committee Member Sudeth made a motion to recommend approval.**

**Committee Member Mares seconded the motion.**

**Motion carries 5/0/0**

**Docket 2025-019 for property located at 13,000 Block of Thayer Road, Waverly, IL 62692**

PETITIONER(S): C1 Sangamon I LLC

OBJECTOR(S): Yes

PRESENT ZONING CLASSIFICATION: Agricultural District.

REQUESTING: Pursuant to Chapter 17.58 and Section 17.39.020, a Conditional Permitted Use for a Data Center.

STAFF RECOMMENDATION: Recommend approval of the proposed Conditional Permitted Use for a Data Center with the following conditions that need to be provided prior to the issuance of a building permit: 1) final approval is provided from the Sangamon County Highway Department as noted in Exhibit F, 2) final approval is provided from the Sangamon County Department of Public Health as noted in Exhibit H, 3) provide an updated will serve letter from RECC indicating the availability to serve the entire project, and 4) provide a definitive will serve letter from Apple Creek Water Cooperative to determine the method of water service or provide the necessary site plan modifications.

Harrison: For Clarity, the chairperson may impose reasonable limitations on evidence or testimonies presented by persons or parties, such as repetitious, irrelevant, or immaterial testimony. The ZBA shall

not be bound by strict rules of evidence; however, irrelevant, immaterial, or unduly repetitive evidence shall not be admissible. The chairperson may impose reasonable conditions on the hearing process. The ZBA Chairperson reserves the right to limit or bar irrelevant or repetitive testimony and questioning. A record of this proceeding is required by law; therefore, each person asking questions or giving testimony must give their complete name and address.

Kyle Barry, attorney with Maguire Woods. My office is about 4 blocks west here, the old PNC Bank building. I have been a long-time resident of Sangamon County and a resident of the City of Springfield. I consider myself to be a project development lawyer with a particular emphasis on renewable energy projects. Over the last 15 to 20 years, I have helped clients get permits or helped clients or helped finance over 5,000 or 5 megawatts or 5 gigawatts worth of renewable energy projects, including the Lincoln Land wind project to the West here in Morgan County, and the Double Black Diamond project. If I look familiar to any of you, you may recall I was here a couple of years ago when he did the permitting for the Double Black Diamond solar project; it was a lively discussion. The proposed data center that the petitioner is seeking a Conditional Permitted Use for would be located just located just North of the Double Black Diamond solar project in Talkington Township, and the proximity to the transmission lines is one of the reasons that the site was selected. You are likely to hear a lot about data centers tonight, writ large but as you are aware, Mr. Chairman, this is a quasi-judicial legal proceeding, as Trustin indicated, there is a record that will be established. This is not a debate about data centers the question that is on the agenda is whether the petitioners' applications meet the standards and applicable laws. We intend to present evidence tonight to show that it does, to supplement the permit application materials. I will note that as indicated, the Regional Planning Commission staff has already determined that the petitioner's submission meets County Standards. We have 4 witnesses who are going to speak tonight, they are going to take us through a PowerPoint presentation. Without further ado, I'd like to ask Brad Hout, the project developer, to swap places with me and introduce himself.

Brad Hout was sworn in.

Good Evening I'm Brad Hout with CyrusOne, I'm happy to be here to show a presentation regarding our proposed data center in Sangamon County. CyrusOne, we are a global data center owner/operator and developer based in Dallas, Texas we operate over 55 data centers currently across the U.S., Europe and Japan and have been in business for over 25 years. We have invested over 1.2 billion dollars across IL. We have 4 operational data centers in IL, and 6 in development. That supports hundreds of employees and contractors statewide. Our Sangamon County campus represents a continued commitment to bringing jobs, economic investment, and critical digital infrastructure across the state. Heavily concentrated in North America but have a large presence in Europe and are familiar with dealing with the rules and regulations that exist there. Mr. Barry mentioned the location, this 280-acre property is directly North of the 4,100 Double Black Diamond Solar Farm, just southeast of Waverly. When we selected this site, we selected it primarily based on the infrastructure attributes that exist in this region today. A large-scale utility solar farm project, existing 345KV lines running through this region, and an existing substation with the power, capacity, and transmission availability to serve this project today. With respect to the surrounding area, this slide highlights setbacks. From our buildings to the property lines, we have 150 foot setback, nothing within that space; that space is landscaping, a buffer to set us back from the property lines. If you look at the surrounding area, the actual setbacks from neighboring property owners is significant. The closest property to the west is 1,890 feet, and to the east is 2,500 feet, both of those residences are currently unoccupied. Finding a site with this kind of setback to residential or other uses is extremely rare. We did a drain tile survey and factored in these results into our overall site plan. We

modified this from 6 building to 4 for a couple of reasons. 1) We heard the concerns about not having enough space for wildlife or plantings. Office space is facing Thayer Road, so you see more attractive elements when you drive by and allows us to set aside roughly 20 to 25 acres, or roughly 10% of the site, for native landscaping. All of that is outside of the permanent fence that surrounds the campus. That is open space for the wildlife; we consider this to be a benefit. We have on-site storm water detention ponds located near the 2 drainage ways, one at the northeast corner of the property and the other at the southwest. We have an on-site substation that is taking the transmission lines that are running from the substation that serves the solar farm, and transforming power into voltages that will be used on site. Septic field for domestic water usage, which is primarily for sinks, toilets, and drains that are serving the site. The local water cooperative does not have efficient water pressure for sprinklers and fire hydrants so we are providing an on-site water tank and a pump for fire suppression demand. That system would be completely separate from our domestic water system. This system is used elsewhere on other campuses. 4 buildings with roughly 12 to 15 months to build each building, on the shortest timeline, it's a 4-year project, realistically 5-7 year project. During that time frame, we are relying on hundreds of local union workers and other skilled professionals. 8-foot fencing will run the perimeter of the site. The front end of the building are office components so, once this is constructed, 100 permanent employees will be working on campus. Behind the office space is white space/data hall space that is served by the chillers located on the roof that are tasked with maintaining the temperature and humidity within the data house space. On either side of the data center are battery backup and emergency generator equipment to ensure power backup in the event of partial or total loss of power. Around the generator facilities, we will have a masonry wall that is 25 feet tall to prevent noise from cascading outward from the site. On the roof, we have another wall that surrounds our chiller platform, also to prevent noise from cascading outward. I'm sure people are familiar with the noise issues we have had in Aurora, and the lessons learned from that project are already incorporated into this and improved upon. In respect to heights, our roof lines are generally 40 to 45 feet to the top of the office portions, and chillers will go ten feet above that. Most of our campuses are 65 feet or less; here will be closer to 60. The only electrical upgrade needed to serve the project is a transmission line extension from the existing substation to the substation on our site, which is funded solely by Cyrus One. RECC serves the project; they are provided power from Ameren, and we pay our full share of costs to both of those. There is no strain on the capacity that exists today, the overall power that we are requesting equates to roughly 0.4% of the total capacity of MISO system. We are offsetting our power to achieve carbon neutrality by 2030. We used closed-loop cooling systems that allow us to minimize the amount of water that we need to use. The closed-loop system requires a one-time fill of roughly 200,000 to 225,000 gallons. It is treated much like you would a swimming pool; the difference is this system is not exposed to sunlight, leaves, or debris, so it is treated less frequently and with fewer chemicals than a standard swimming pool or other open systems. Water use is tied to domestic uses. The campus will use the same amount of water as roughly 15 houses. The possibility of a full-scale flush of the system is unlikely. Lighting: We are lighting only the areas that need to be lit from a health and safety perspective, fixtures to avoid light spill beyond the property lines, and the fixtures and bulbs we are selecting are in compliance with dark sky compliance criteria. Fiber providers will need to bring lines down to the site, the lines are coming from a number of miles away, all along the path that they come, which unlocks broadband service all along that line. We have been in contact with the Virden Fire Protection District and will fund equipment upgrades for them. For the other volunteer fire departments, we will fund programs at the Illinois Fire Institute at the University of IL. We will have 100+ employees working here, we provide paid volunteer days for our employees to support the things they want to support. Once were here we provide a broader impact to local organizations that we can align with. I'll turn it over to my college Laura Cottrell, to discuss sound and air quality.

Laura Cottrell was sworn in.

At data center campuses like ours sound sources that were talking about are 2 things: 1) emergency generators and 2) cooling equipment. The emergency generators are on our campus to ensure that we have uninterrupted power in the case of a utility outage. They are generally not run often on a typical year where we do not have a utility outage. We are running our generators just for the half-hour monthly test and annually for the load data test. Generators run 10-15 hours per year with no utility disruptions. Our chillers are typically sitting on the roof. They are there to reject heat from the servers inside our data halls. As you imagine, we have a good amount of heat generated inside our data halls. There are fans and compressors that make some noise. Here at this location we are regulated by 2 layers of regulatory framework: 1) the Illinois Pollution Control Board at the state level. The ICB code is fairly stringent and does issue some very protective standards. 2) County-level standards here in Sangamon County. As far as our process to ensure we are compliant, we develop a 3-D representation and input the predicted sound levels into the model; it's a conservative, worst-case approach. Using that process, the types of mitigation that you will see at the Sangamon Campus for the generators will have sound attenuated enclosures, critical grade silencers, which are standard design features anywhere we build. Like Brad said, masonry walls around the generator yards. We will have sound-absorbing walls around the chillers; those are standard features.

Kyle Barry: Did you have a sound study as part of the modeling for the project?

Laura Cottrell: Yes, Appendix K in the application does have our sound study, you can reference that.

Kyle Barry: What does the sound study demonstrate?

Laura Cottrell: It demonstrates that the facility will comply with the applicable codes. Layered with the setbacks, we really do have an ideal location. Moving on to air quality. Emission sources at our data centers are really limited to our emergency generators. Those are diesel fire back-up emergency generators, so those have standard combustion emissions. We don't operate our engines for many hours in a given year, we are just doing that half our monthly test and the annual load data. If there is a utility outage or disruption, they would run to ensure the facility is operating 24-7. In general we do not like to run our generators its costly, and they are there just there as insurance mostly. Emissions on our generators will be subject to permitting by the IL EPA authority. They are considered a minor source under the IL EPA permitting program, which is designed to be protective of human health. We have a new energy bill that was just signed in January, which requires Tier 4 equivalent generators for data centers. Tier 4 references a federal emissions standard established by the US EPA. All stationary emergency generators of the size that we use here need to be Tier 2 certified by the US EPA, which is considered protective of human health. What we are doing here is going above that standard with added emissions controls. Before I had it off to the next speaker, I will say, putting my general environmental compliance hat on, my role with the company is really to ensure that we are not only getting the right permits but that were maintaining compliance with those permits and that doesn't just apply to noise and air quality but to things like storm water and anything related to the environment. Its important for us to not just secure the permits and be able to build the site but the reason I have my role in this company is to make sure we have systems in place to ensure ongoing compliance.

Andrew Lines was sworn in.

Andrew Lines: I am an Illinois Real Estate Appraiser. I have been practicing for almost 25 years, I am also an MAI, which means I am a full member of the Appraiser's Institute, I also serve as Vice Chair of the Counselors of Real Estate Midwest Chapter, which is an international organization made up of people specializing in real estate. I have appraised data centers for the last 20 years all over the US, I am very familiar with them. For today, I visited the site so I could get a good understanding of the lay of the land, see where this proposed development was located, and how far away it is from existing homes, how it could either benefit or detract from what is happening there now. Most data centers have been built generally in urban areas, and that is not what this is. We attempted to find some study able characteristics, data centers located in less dense environments. Google campuses, one in Iowa and one in Ohio that were in less dense environments. We tracked down some property sales that were generally located within a half mile to a mile away from these Google campuses. They are quite larger, I think larger than what is proposed. What we found when we looked at sales analysis, comparing those target sales to control sales, located farther away. We looked at before and after studies using rates of annual appreciation, comparing those to the Federal Housing and Finance Agency Index. We found that there wasn't a trend of negative decline for the homes that were located closer to the data center. We have been doing impact studies on a wide variety of property types for a long time, I have looked at landfills, truck terminals, and other types of properties people were concerned about. Generally speaking data centers do not have a lot of traffic to them, they are all enclosed, within the building and are generally pretty quiet. In terms of where these homes are located around it the closest one is about 2 miles away. We also spoke with a couple of brokers who brokered some of the homes that are next to the Google campus who also indicated the fact that they were next to the Google campus did not impact their sales price whatsoever. There is also a published study on the topic, a couple of PhD's from George Mason University, just last August prepared a full report, they looked at a bunch of home sales in Northern Virginia where there are a lot of data centers and what they found is that the homes located closer to the data centers actually had a higher values than the homes they studied further away from the data centers, and what they believe is that because the homes are located in areas that have very strong infrastructure that is one of the reasons why the home may have higher values. In this case, you obviously have the existing solar farm, but CyrusOne coming in is just going to help build additional infrastructure, which may actually end up being a benefit for the community.

Sean Middleton was sworn in.

Sean Middleton: The Rural Electric Cooperative, in Auburn just South of Springfield and I live in Jacksonville in neighboring Morgan County.

Kyle Barry: What is your position with the cooperative, Mr. Middleton?

Sean Middleton: Thank you, I am President/CEO of Rural Electric Convenience Cooperative, it begs to mention that we have been here since 1936 advocating and supporting rural electric membership like co-ops do, on a non-profit basis all that time and nothing has changed except opportunities of things that have come our way. It is also important to note as a load serving entity, we have an obligation to serve loads that come into our area, whether that is corporate, individual, other opportunities, governmental. So as such, we take it very seriously to try to the path way, what do we do about that potential? We have a wholesale relationship with an entity Next Era Energy which has one of the largest utility organizations in the nation and of course the lines company which we are very familiar with, Ameren IL has the infrastructure that happens to be there to allow these opportunities. It occurred to me as we were considering this and thinking about this infrastructure, we talked a lot about the transmission corridor, of course my background is in engineering, I am very familiar with that IL Rivers project, that transmission

line went through this area, South of Springfield, through Sangamon County, it went from Missouri all the way across Illinois well into Indiana, and I looked up the press release from Ameren's president of transmission back in 2022 or so when they did the ribbon cutting on that project and they made 2 assertions in that project 1) they wanted to promote the advent of renewal energy projects in our region and 2) they were looking to follow on load potential prospects in our area and utilize that infrastructure. It was not built to sit idle. You may say, look what happened with Double Black Diamond, we have the largest solar system east of the Mississippi in our backyard. I hear people say well now we have a big load that is coming into the area, and I have heard it is going to draw away all that good renewable development put in place. But you have to consider we already have the Lincoln Land Wind Project within the neighboring Sangamon/Morgan County line. That was a 302 megawatt project. If you aren't familiar, if you haven't driven South of Waverly in neighboring Macoupin County another wind project, Lotus Wind is a 202 Megawatt project in development right now, that infrastructure allowed. And now we have an opportunity knocking on door, so to speak and as a cooperative, of course, we are looking at this. Will it raise the rates? People have been pointing to the MISO footprint, from Minnesota clear to Canada, across a band of the Midwest here. They say, we have had price spikes. Is that because of data centers? MISO doesn't have large-scale data centers like that in play, yet. The ones in Chicago on the neighboring ISO, that is a carve out that is not a part of our group. We heard in the Governor's speech yesterday he is trying to push new nuclear development. I am all for a mix of generating sources coming into our region they will continue to allow opportunity to keep moving forward. From a price standpoint, the electric cooperative that has been here forever is intended to take the margins that we are able to realize from that load going through our service territory, keep those separate from all other Rural members but allow those margins to benefit the rural membership. They will go to work locally like they have for 80 plus years in our membership. I was involved in the permitting process to get this process in motion. We had to go to Ameren Transmission Services study, they had to fully vet this project against the entire Ameren IL region, they signed off on it, both phases. Then took it to MISO the regional authority for power markets, they also fully vetted and fully signed off on no impact no harm transmission planning and load analysis no reliability no thermal voltage or other were observed, it is public you can Google this if you'd like to look up their study findings.

David Mendenhall: How many schools and fire departments will benefit financially?

Brad Hout: The schools that will benefit are the North Mac School District and the Virden Fire Protection District.

David Mendenhall: Neither one of those are in Sangamon County. Are you going to provide training and equipment for all the departments that would be the first responders?

Brad Hout: There is training available through the IL Fire institute and I have had discussions on ways to make more training more accessible through that program. We are not going to provide training directly but a resource exists and if it is a matter of funding or access to funding for that training we are happy to have a discussion.

David Mendenhall: And you are going to provide the equipment for them if they need it?

Brad Hout: We have talked about equipment specifically with Virden Fire District, other volunteer fire departments if there are specific equipment needs and requests they would like to make to us we would be happy to have that conversation as well.

David Mendenhall: Some of the other departments are probably going to need a ladder truck and that is going to cost you between 700,000 and 1 million dollars. Do you have decommissioning policy in place?

Brad Hout: We do not have a decommissioning plan for this site, honestly I am not familiar with the need for one. Our focus has been on opening and the commissioning process rather than decommissioning.

David Mendenhall: And you are willing to post a bond in case you walk off and you don't decommission?

Brad Hout: We are not familiar with a requirement to post a bond, we had not heard it was a requirement or a consideration in this process.

David Mendenhall: I would make a recommendation that ZBA table this until they can come up with answers.

JD Sudeth: Do you have any decommissioning at any of your other projects?

Brad Hout: Not that I am familiar with our facilities, we have been in operation for 25 years so our facilities that were built in the early 200's are still operational today. We are focused on operating and maintaining our facilities we have not been required to shut any of them down.

JD Sudeth: How often are the 25 year old facilities upgraded? With as fast as that moves and its continuing to move faster?

Brad Hout: A lot of the upgrades that are made are for our tenants. We provide the environment for these facilities to operate 24/7 – 365, our tenants provide the servers and control the data within them, those are operated continuously. Our mechanical equipment has a standard life time 10-15 years so when we need to replace mechanical equipment we replace it, generally they are fairly low maintenance facilities.

JD Sudeth: Based on what you just told me you are basically a landlord?

Brad Hout: We provide buildings and infrastructure for tenants yes, it is like an office building owner.

Jeff Thomas: This is for RECC. I know you talked about it, Regional Planning said they are waiting on the letter we just want confirmation that you have the load to provide the whole power, for the whole project?

Sean Middleton: For both phases and that is correct in our case it is not coming from an RECC direct substation, it is interconnecting with the Ameren transmission system which is fed across multistate jurisdiction, so to speak. With a main interchange South of Springfield, by Pawnee that is a major Ameren artery, that is why they are looking at a natural gas plant in that facility. Yes, through the Ameren infrastructure it has enough capacity to serve the entire campus.

Jeff Thomas: So someone will be submitting the letter, because we are waiting on that?

Emily Prather: Your letter that was submitted back in August only referenced phase 1 for the amount of megawatts it did not state that it could serve phase 1 and phase 2.

Sean Middleton: Yes we do, we updated the letter for CyrusOne with the applicable dates and MISO certification, we can produce that letter. It exists today we can submit it into the record.

Jeff Thomas: Question for CyrusOne, I know there was talk of you helping with the upgrade of the water system with Apple Creek, and talk about Waverly lake, is that still underway?

Brad Hout: Benton Engineering serves both the Apple Creek Water Co-op and the City of Waverly, they have/are studying their system to confirm which upgrades are required for the project. There is water adjacent to this site, but we offered to upgrade pumps and offered to fund a project to improve the water quality in Waverly Lake and we also offered to fund a study to look at the interconnection of Apple Creek to another cooperative. Our service contract will include the commitment to fund the things that they identified in that study.

Jeff Thomas: So Waverly would benefit from this project as well?

Brad: Yes, I think our participation in the water restoration project or water improvement to Waverly Lake would help the residents of Waverly.

Craig Hall: My question is to the staff on how the County Board functions. If and when we vote on this, the majority rules. 29 members it would be 14/15 split but if you have adjacent property owners that are opposed to this and its 2/3 of the...educate us on how that works

Trustin Harrison: This is a Conditional Permitted Use, so this is a sitting present majority of the County Board. Adjacent objectors do not have any impact on the outcome of the County Board vote.

Craig Hall: That is so because we are doing a conditional permitted use, if we were doing a conventional zoning case on this, and 2/3 of the adjacent property owners would be opposed to it then we would have to?

Trustin Harrison: If there was an amendment, so a rezoning from lets say Ag to Industrial, it could force a super majority.

Craig Hall: And 2/3 is not 2 out of 3 because of state law, it is how many feet are adjacent to another property?

Trustin Harrison: This is correct.

Craig Hall: The study on adjacent property values. Do you have that study in print and can I have that study?

Sean Middleton: It's a study done internally, so I will have to talk with my client and figure that out.

Kyle Barry: You can get them the 2025 study from George Mason, right?

Sean Middleton: Yes, we can make that available.

Craig Hall: Please do.

Richard Thompson: I like the fact that you are looking at Apple Creek and Waverly Lake. The more that you do for the surrounding communities and the state those are important additions for the community. The development of jobs, including union and apprentices that's outstanding. The \$86,000/year average salary, what's is the bottom and what's the top on that?

Brad Hout: High range, 6 figures. Low range, some of our folks are paid hourly, so \$40,000 - \$60,000 range.

Richard Thompson: What's projected tax revenue?

Brad Hout: 6 million dollars annually before buildout. That is the projection we were provided by the county assessor.

Richard Thompson: You said 10-15 hours per year, how often is the testing of the generators going to be?

Laura Cottrell: Our regular maintenance is half hour per month and a load test annually.

Richard Thompson: I would suggest doing that on Tuesdays, if approved. That's is when we have our tornado tests, that's is when we sound the sirens around here. When you talk about regulations being met are you saying you exceed those regulations in the design of this plant?

Laura Cottrell: We design to worst case conditions; it is designed so we have a comfortable buffer to comply.

Richard Thompson: what kind of diesel gas will you be using for the generators, is that biodiesel or will that be pure diesel and where will it be stored?

Laura Cottrell: It's ultra-low-sulfur diesel. Each of our generators has an above-ground tank at the base of the generator. Each tank is double walled to make sure we are extra cautious, in the event of a leak. It would be contained in the outer tank. All of our facilities are subject to federal spill prevention control, which requires us to develop spill prevention plans and implement them.

Richard Thompson: Will you continue to have a hand in developing the Waverly area?

Brad Hout: No future plans beyond what is proposed today.

JD Suduth: What drove the site from 6 to 4 buildings?

Brad Hout: The plan was congested. Early on there was a big concern about biodiversity and water and so we took that and tried to find more open space.

JD Sudeth: If I remember correctly this was going to be 2 phases?

Brad Hout: 2 phases is in respect to power.

JD Sudeth: What is the capacity of each of the fuel tanks and how many generators?

Laura Cottrell: 6,800 pounds & 105 generators per building. This is where the spill regulations come in.

JD Sudeth: You will be purchasing this project and not leasing?

Brad Hout: That is correct.

Reggie Guyton: With respect to the events that cause brownouts, typically how long do generators run during a brownout? How long was the outage in Aurora?

Laura Cottrell: It depends on the utility interruption. It is atypical we have interruptions. I believe it was 8 hours.

Reggie Guyton: Diesel generation is the only way to back up a power source of this magnitude correct? What is the difference between tier 2 and tier 4 for the generators?

Laura Cottrell: Correct. The US EPA sets emission standards for engines and they have different tiers of emissions standards. Any generator we install needs to be tier 2 certified.

#### Public Comment

Don Hanrahan was sworn in.

Don Hanrahan: Talk is cheap. My question is what contractual level issues with comply with all the things you are promising to do outside of what you have actually applied to do. Grid operators are publicly warning that data centers are driving power shortages. You are telling us that that's not an issue, Double Black Diamond produces 600 megawatts, and the windfarm produces 300 but what's their capacity factor its about 28% for DBD and 34% for the wind farms. You add that up and it comes to 350 CyrusOne is going to suck up 600 megawatts of power 24/7. The rest of it will not come from renewables. Do you know how much water it takes to produce kilowatts of power from coal? Its millions of gallons a day. The power generation is where the water is. Their application and testimony focuses only on meeting DBA requirements, not DBC not DBZ those address low frequency noise, low frequency noise is what hurts people. Their application shows daytime overall DBA levels that exceed the 50 decibel limit and at the top of that chart the decibels reference for octave band measurements is not specified. But a complete application should commit to octave band measurements, DBC and DBZ rating. DBA allows a lot of low frequency energy to pass unaccounted for. Dr. Campbell is here she can answer technical questions. Low frequency noise travels way farther than high frequency noise, it causes environment health problems, it is produced by industrial fans they use, by diesel, it is associated with rates of depression, elevated heart rate, elevated blood pressure, causes discomfort, agitation, reduced quality of life and you haven't said one word on the effect on livestock operations adjacent to your data center. DBA doesn't capture low-frequency energy DBC and DBZ provide the accurate representation of sound energy reaching the ear and causing physiological stress regardless of perceived loudness. The promise to comply with DBA is meaningless when regulation real world impact, that is why CyrusOne deceptively focuses on DBA. The application then assumes the right to exceed all sound levels while operating their 400+ diesel back-up generators, each the size of a semi-truck belching filthy diesel fumes and producing 90 decibels of noise. State law defines noise pollution as unreasonable interference with the enjoyment of life or with any lawful activity and nuisance violations can be established even without complex sound pressure measurements. This application disregards the permit noise standards and must therefore be denied on (?? 1:24:59) not

withstanding current permissive ordinance, most suspiciously tailor-made for this project. It accelerates AI driven displacement of existing professional administrative and clerical jobs. Those jobs, according to the US Census comprised of 83% of all jobs in Sangamon County. So we are going to add a few hundred construction jobs temporarily at the expense of possibly, over time, thousands of jobs that are union jobs. They didn't tell us who their customers are, they won't. They tell us no strain exists today, today on the MISO grid. What about tomorrow, next year, 2 years from now? Unfortunately there are data centers all over the Midwest, all over the MISO grid. Do you know what low-frequency noise does to wildlife?

Charlie Chimento: Have you been down there to the site?

Don Hanrahan: Yes sir, I have.

Charlie Chimento: How much wildlife do you think is in the 4,000 acres of solar farm?

Don Hanrahan: You are telling me there are no deer, no foxes, no raccoons, no skunks? The constant low frequency noise will affect your hearing, what about property use you have now restricted every adjacent property? What about the kennel that is down the road? Do you think those dogs are going to be overjoyed, when diesel generators are kicking on? Primarily, I want to say that our zoning regulations require that the public health, safety and welfare are protect and I haven't heard anything this evening that changes my mind.

Lori McKiernan is sworn in.

Lori McKiernan: Tonight I'm representing the Coalition for Springfield's Utility Future a local group of volunteers from several different environmental organizations in Springfield. Based on our research the CyrusOne permit application we are asking you to deny the request. The application is incomplete and does not justify approval. Hanrahan who just spoke built a house in rural Sangamon County 34 years ago and even then for a small project had to supply detailed things like, plan drawings, details like electric lines, septic placement before approval was given for even a small project. This permit is an open-ended tool for CyrusOne to do whatever they can and only meet the few regulations the County put in place last year. The CyrusOne application does not include the most basic information required for approval. The square footage of the building space is not listed in the document. The square footage of the parking lot isn't documented. The materials for the parking lot isn't documented. Will it be cement, asphalt, or gravel parking? The document does not state what the fuel will be for the backup generators. The presentation says diesel. That is 2.856 million gallons of diesel fuel that will be stored on site. The application doesn't talk about the testing of the generators. The application does not state whether the generators will be for emergency purposes only. Neither the project overview nor the approval letter from the highway department states that CyrusOne will repair the roads to at least the current state after construction is complete. Ask the residents near Double Black Diamond what kind of shape the roads were in after their roads were supposedly repaired. There is no protection for reclaiming and restoring the land incase of closure or bankruptcy. The application does not require that CyrusOne will purchase the required EMS equipment. The application does say that the octave band and standards will be determined later that should be in the application. The application does not address liability insurance. Verbal statements have no legal standing. This project is so complex it should not receive any special consideration.

George Petrilli: Verification to Trustin. Not to limit public debate by any means. This is a hearing regarding zoning, so the building permit issue is still a process that they have to go through. This is not

the complete application for a building, this is about whether or not they have met the standards for zoning?

Trustin Harrison: That is correct. Zoning determines what can go where, typically the building permitting is where we start getting into the technical data. You brought up paving. They agreed to pave. The bare minimum in our ordinance is just oil and chip, I don't believe that is their intent. They agreed to meet the paving requirements, they also agreed to meet the setback requirements. They are going to meet the requirements within this zoning ordinance and that's what this petition is about, a lot of the technical data will come later. More specific to the building code, we have adopted the 2018 IBC, we have the 2017 NEC, were mandated by state plumbing code. All these things come into place once construction starts later on. At this point we are talking about that can go there.

Richard Thompson: Laura, Guess what I used, a data center that gives me some information on what low sound vibrations can do. You are putting up some concrete barriers. Low frequency can cause some large mammals to have problems, a constant with the cooling and HVAC going on, it sounds like you have some mitigation put up. What are we anticipating on the sound?

Laura Cottrell: The IL Pollution Control Board regulates sound emissions by optic band levels.

Josh Cassarino was sworn in.

Josh Cassarino: Lots of equipment that creates low frequency noise is bigger equipment, typically associated with power generation. Helicopters, things like that. Everything is sensitive to noise, animals, people. There are guidelines and standards at the state and local level which take that into consideration. That is why we are following all of those rules set forth, we are striving to be better than those rules. The chillers on the roof, relatively smaller fans than that which produces low frequency noise. The generators produce come low frequency noise, but you put them in a sound rated enclosure, behind a barrier and all of the emission controls that treat the exhaust also treat some of the noise. Not only do we have mufflers for the noise but mufflers for the emission control.

Kyle Barry: If you look at Exhibit K, it is the sound study. Mr. Hanrahan talked about a low-frequency noise and he used some numbers, all of the numbers in the pollution control board regulation are in the sound study they are also in the State regulations in the IL register in Chapter 35, and if you look at them there are 9 octave bands, it's in the application. The State doesn't regulate sounds that go below 31.5 Hz; I just want to point that out.

Anne Logue: I got an email today from Mike Turner in Loudoun County in Virginia that says CyrusOne has planned a data center but construction has been stalled for 2 years. I can tell you a very rough order of magnitude that Loudoun County has about 200 data centers and about 4,000 back-up generators. This is kind of what we are looking at. It is not just 1 data center. Are we setting a precedent for another and another data center? How are we legally going to protect ourselves, that is a concern of mine. I believe Rural Electric, that you have NextEra as your provider. They have a great deal of renewable energy, so why doesn't CyrusOne mandate that they have 100% renewable energy being provided? It bothered me about the post bond that they won't put anything in writing. I talked to Jeff in Chandler Arizona. Chandler Arizona has a CyrusOne facility that was built in 107 days. They have prebuilt structures that they ship in. He and someone else in Indiana said that data centers have employees while being built, but after that, minimal employees. There is this massive move to install these data centers, that's massive energy use.

We have to protect our community, and we cannot allow ourselves to be bought over by a bunch of data centers.

Trey Caruthers was sworn in.

Trey Caruthers: My dad has property that adjoins CyrusOne, so I don't know what I am supposed to be saying but we raise livestock. Put cows in the cornfield that will be 750 feet from the buildings. My biggest concern is half a million gallons, rough estimate now we are saying 2.8 million gallons of diesel fuel. Whatever happens on that site will affect Lake Springfield. If they have a spill. We don't know what it will do to the cows. We have been on that farm 6 generations, 154 years. We plan to pass this farm down through the family. I don't know if you guys have visited the site, it is across the road from the solar farm. We are within  $\frac{3}{4}$  of a mile and another family member  $\frac{3}{4}$  of a mile away, a lot closer than maybe most people think. I hope you guys do the right thing and thank you very much.

Richard Thompson: Waverly doesn't have as much industry as it used to. This could potentially bring people to live in the area and infrastructure, would that be a good thing?

Troy Caruthers: Could be.

Troy and Richard discuss possible infrastructure and the Waverly community.

Gary Schulze was sworn in.

Gary Schulze: This is for CyrusOne. When you guys start drilling these pylons in and damage the water going through there, will you be paying for the water? Sound, did you account for the solar panels amplifying the sound? The buzzing I get out there already is going to unreal with this. There is a town right there even though all the pictures from CyrusOne, they block out a whole town. CyrusOne has their own construction companies, they hire from the area but nothing like they give the impression of. They have guys that know what they are doing, they just want to get in and get out. They make it sound like jobs for 500 people will be from people around here and it's not. For the infrastructure and building it up, people move out in this area because they don't want infrastructure.

Chris Arnold was sworn in.

Chris Arnold: I am the business manager here at Local 965 Operating Engineers. I represent nearly 400 members here in Sangamon County alone. CyrusOne has agreed to sign a project labor agreement to cover this project which in turn hires local members for that project. The only way it would not be local members is if we could not provide people to cover the project. Which isn't going to happen right now, with the current workloads we have more than enough people to cover that. Which is going to put your neighbors to work. I understand concerns but I also understand the amount of tax revenue it will bring to the community and money it will generate for the community. It has been brought up its pre-fab buildings, every large warehouse built in Springfield in the last 20 years is a pre-fab building. It's not coming in and throw it up in 2 days, it is a process. I would urge the committee to move on in the zoning process and vote yes.

Richard Thompson: Mr. Barry what about the taxing districts for Waverly and the school district?

Brad Hout: We don't control the boundaries for the taxing districts that receive the funds. The NorthMac school district is the school district, as I understand it they do serve some students and families in Sangamon County. Virden Fire District, is part of the mutual aid agreements, and I think it's safe to say Sangamon County residents are benefiting from this.

Richard Thompson and Brad Hout discuss Waverly potentially benefitting from this project.

Kyle Barry: If I could follow up on terms of the taxing jurisdiction, it's a rural area so there is not a municipality that gets tax revenue but the county will, Lincoln Land Community College is a taxing district and then the Talkingtown township and the fire district will all receive substantial new tax revenues from compared to what those levels are now.

Craig Hall: I have the honor of being on the County Board, I also have the honor of being out Township supervisor of Talkingtown Township. Probably my biggest privilege is I get to represent my community. Where many of us went to 4H, others who live in that area, old names. I'm proud our township did not increase our taxes this year. We talked about it but we are fiscally responsible. We talked about it in public meetings, township meetings. I understand why the topic of are they going to bring more taxes but I also want you to know that the people who live out there who are working a job and a half already to make ends meet are doing it because they want to live out there. Do I want more jobs in the area? Yes. Is this good jobs is this going to support our locals? Are we going to have a population increase? That would be wonderful. I think if it is good growth. I hear people run for office on this board and over all the years, they put on the brochures that they are food good growth. Well I don't know anyone for dumb growth that does that mean? Good growth is protecting good black dirt in my area. I guess it is more of a statement than a question to you.

Reggie Guyton: I am very thankful for CyrusOne to come and give this presentation, there has been a lot of information that is not only useful but does illuminate some concerns amongst our community. I will say I represent Sangamon County, but I also have ties to Macoupin County, I went to Blackburn College for 5 years, I call that place home. I am familiar with people who live in some of these areas that are not represented here but still should be a part of this table in conversation. I hear what you are saying about jurisdiction and taxes and I understand why that is but Waverly is just 2 miles away from the proposed site. If they are not benefitting we are not being good neighbors. I don't know how to impress the need that we are considering people outside of Sangamon County especially if they are so close in proximity to where this is going to be. Jobs are great, revenue coming in is important but also, what's is the longevity that we are talking about here. We don't have any real measures about depreciation when it comes to data centers, the technology that depreciates in data centers, nor do we have information on what the long term health benefits are going to be. All that to say if we are having conversation about this, I do not believe we have the proper information to make informed decisions that are going to be long term and allow us to be good neighbors. Do with that information what you will but I had to put it out there for the sake of argument and the record.

Richard Thompson: If anyone wants to know what happened to AT&T's old telephone centers with all of the copper and wiring, they are turning those into data centers. They aren't going away, this is the way of the world. Just like with energy, we have to figure out how to mix, coal, gas and renewables. We have to as a nation figure out how we best merge that to get full renewables. We have to work together as a community so we can have the laws in place, so that we can limit how much we want and how we get to integrate this into our society. If we are 1<sup>st</sup> at the head of the list in creating these rules and regulations

then we are not at the end of it. Because it is coming just like no one wanted any kind of renewables but it became state law and it had to happen just remember that.

Ed Fador was sworn in.

Ed Fador: I live 2.5 miles from the proposed data center. I want to talk about promise, we are hearing a lot of promises tonight. Are we going to get any contract out of this are we going to hold these people to this? Due diligence, how many of you have talked to other communities? Some of you went to some sites, but have you talked to the communities? Have you asked the County Boards in other areas why they rejected them? I don't see why this is such a big hurry if everything they say is right lets put this on hold and check it out. They have a sterling crew, the best defense money can buy. Lets talk about the kids, Waverly is not Sangamon County, neither is North Mac. This will all be for Springfield schools. We are forgotten in the Southwest corner of Sangamon County. We are not represented except for Craig all the rest of you wouldn't want this in your own backyard. We are asking for some time for you guys to do what you were elected for.

Discussion that ZBA Members are not elected.

Ed Fador: I have friends in the area who cannot find homes in the area because there is no rent, so where are these workers going to stay? Most of these jobs that are not janitors and ground crew, highly technical jobs, are going to be remote, they will probably be out of state. These people are trying to put these data centers everywhere all over the place, they have applications filled out everywhere. Even if a data center is in California, you can still benefit from it here in Sangamon County.

Greg Stumpf: Springfield schools will not get anything out of this. North Mac is projected to receive 65 million dollars over 20 years.

Craig Hall: There are 27 kids from the Waverly school district that live in Sangamon County, 134 at the beginning of the school year that go to North Mac.

Kyle Barry: I would like to proceed to closing statement. I appreciate your time tonight it has been a lengthy proceeding. I want to bring this back to why we are here as I said at the beginning this is a quasi-judicial legal proceeding, it is an evidentiary hearing. I think there seems to be a misunderstanding about that by some of the folks who spoke tonight. I person said because it is not in the application it is not evidence that has been presented tonight. This testimony was delivered under oath and it is evidence. That is what this proceeding is for is to present evidence that the application meets the standards, the burden is on the petitioner to show that. I'd like to request the PowerPoint be submitted into evidence. Statements were made under oath tonight and the County can hold them to it. The other thing is, as Mr. Harrison explained this is a gate, it is the first gate. It's an entitlement permit. It doesn't mean if the get the CPU they can take a shovel out there and start digging. After meeting the conditions that are imposed as part of the permit they have to apply for a building permit and that building permit must comply with other county rules and the building and zoning codes. This is the first step, the question is if the application meets the standards set forth in the ordinance. Section 17.39.020. The applicant has submitted evidence that demonstrates compliance with those standards. What evidence was submitted tonight that contradicts that evidence? We have had a lot of opinions and hearsay. We had Mr. Hanrahan testify about the noise standards he asserted that the application doesn't provide those standards but he is wrong, Appendix K, clearly states that the project will comply with the IL. Pollution Control Board Standards and the County's

ordinance and it has to because if it doesn't. The IL Pollution Control Board has a process for filing a complaint. The standards, the decibel numbers are set forth in the report and they come right out of the regulations. They don't regulate low frequency noise, those are the rules. Just like with the County rules this project has submitted evidence including testimony, the petition and exhibits that demonstrate compliance. The Regional Planning Commission has expressly included that the project and application has complied with those. We of course, don't agree with a request to table tonight's proceedings or a moratorium. This project has been vetted, there is no reason at this point to delay things. We respectfully Request that this body follow the lead of the planning commission and vote to recommend approval to the County Board for issuing a Conditional Permitted Use. We appreciate your time.

**Committee Member Petrilli made a motion to recommend approval.**

**Committee Member Thompson seconded the motion.**

**Motion carries 5/0/0**

**Motion to Adjourn:**


**Committee Member Petrilli made a motion to adjourn.**

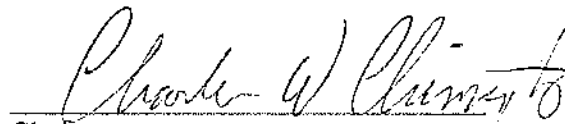
**Committee Member Mares seconded the motion.**

**Motion Carries 5/0/0**

Meeting adjourned.

Respectfully submitted,

  
Recording Secretary

  
Chairman

Minutes of **February 19, 2026**


The full record of minutes available upon request in the Zoning Department

# **EXHIBIT E**

Rural Electric Convenience Cooperative (RECC)  
Will-Serve Letter



**Rural Electric Convenience Cooperative**

PO Box 19 Auburn, IL 62615 217-438-6197 Your Touchstone Energy Cooperative 

August 26, 2025

RE: Will Serve Letter

Dear Prospective Data Center Tenants,

Rural Electric Convenience Cooperative Co. ("RECC") is the electric retail supplier for the proposed location of the Diamond Core Data Center ("Data Center"). RECC, along with its wholesale power supplier, NextEra Energy Marketing, LLC ("NEM") has agreed to serve the Diamond Core Data Center Phase 1 site in accordance with the Rules, Regulations and Bylaws of RECC; provided, such service is contingent on the agreement and execution of a tariff between the Data Center, RECC and NEM which will recover all costs and fees assessed to the load. The 336 MW of data center load has a proposed in-service date of December 1, 2028 with the load ramp is as follows:

2026 - 130MW

2027 - 260MW

2028 - 336MW

This load was previously approved by Ameren Transmission on its 345kV facilities on March 6, 2025 and was entered into the MISO MTEP25 cycle on May 28, 2025.

Sincerely,

A handwritten signature in black ink that reads "Sean Middleton".

Sean Middleton, P.E. President/CEO  
Rural Electric Convenience Cooperative  
Sean.middleton@recc.coop

# **EXHIBIT F**

Apple Creek Water Cooperative Letter



**APPLE CREEK WATER COOPERATIVE**  
1440 W. Walnut, Ste 1  
Jacksonville, IL 62650

January 29, 2026

C1 Sangamon 1 LLC  
Attn: Brad Houff  
2850 N. Harwood Street, Suite 2200  
Dallas, TX 75201

Dear Mr. Houff:

This letter will confirm that C1 Sangamon 1 LLC (C1 Sangamon) applied for water service from the Apple Creek Water Cooperative (Apple Creek) along Thayer Road in Talkington Township, Sangamon County, Illinois. Apple Creek Water Cooperative is a not-for-profit cooperative that operates a rural water distribution system in the area where C1 Sangamon plans to construct a data center.

Apple Creek is actively reviewing the application for water service that it received from C1 Sangamon and is actively discussing this application for water service with C1 Sangamon.

If you have any questions, please contact the Cooperative.

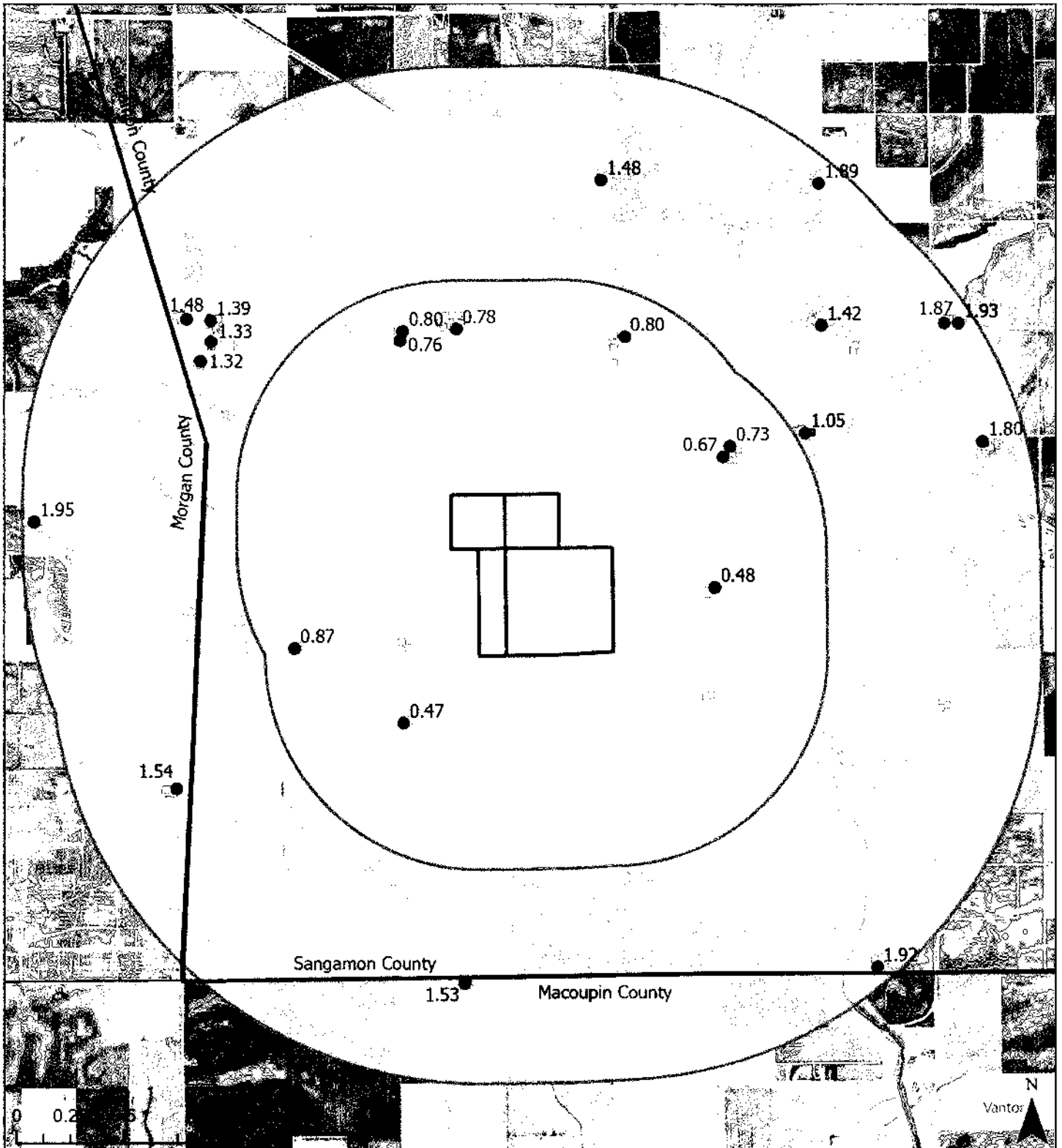
A handwritten signature in black ink that reads "Dave Wohlers". The signature is written in a cursive style and is positioned above a horizontal line.

Dave Wohlers, President

# **EXHIBIT G**

Sangamon County GIS Map — “Distance (In Miles)  
From Data Center To Houses”

# Distance (In Miles) From Data Center To Houses



● Houses	□ Data Center Parcels	□ Sangamon County Boundary
■ Structures	□ 1 Mile Radius of Parcels	□ Other Parcels
■ Business Structures	□ 2 Mile Radius of Parcels	□ Surrounding Counties

Source: Sangamon County GIS, ESRI GG, 02/06/26

# **EXHIBIT H**

Sangamon County Staff Report,  
Zoning Case No. 2025-019



# Proposed CyrusOne Data Center Staff Report

County Board Meeting: April 7th 6:00PM

Bank of Springfield Center Lower Level

Public Comment Signup Required in Advance: [SangamonIL.Gov/PublicComment](http://SangamonIL.Gov/PublicComment)



The community has been engaged in an ongoing discussion regarding the proposed data center development on approximately 280 acres in the southwest corner of Sangamon County. **In response to questions** raised by residents and stakeholders, the county's Zoning and Planning staff prepared a memo summarizing the most common issues that have been discussed and the information gathered during the review process. *This report is also available at [sangamonil.gov/proposed-cyrusone-data-center](http://sangamonil.gov/proposed-cyrusone-data-center)*

## Zoning Process and County Authority

**Has the consideration of zoning approvals for data centers moved too quickly for the community to provide meaningful input:**

No. The county's Zoning and Planning staff began researching issues related to data center development in the spring of 2024 after discussions about large solar installations suggested that similar large-scale infrastructure projects could follow. Staff conducted research and presented proposed zoning recommendations to the County Board's Zoning Committee at a public meeting on March 20, 2025. After discussion and input, the committee requested modifications, and revised regulations were later reviewed and approved at another public meeting on May 15, 2025. The recommendations were then considered by the Zoning Board of Appeals at a public meeting on June 19, 2025, before the final regulations were adopted by the County Board during a public meeting on July 8, 2025. Cyrus One, first contacted the zoning office on October 10th, 2025. It's zoning application was scheduled for an initial hearing on November 20, 2025. Since that time, the county board has conducted 10 public hearings, board and committee meetings over five months taking public comment.

**Can the County Board decide this matter based on board members' views of the best course for public health, safety, and welfare rather than following state zoning statutes and case law?**

No. Zoning rests on the fundamental principle that a property owner is entitled to know with certainty his or her rights to use and enjoy property. Any changes must follow established legal procedures, including testimony given under oath. If a county board could make decisions based solely on broad interpretations of "health, safety, and welfare," property owners would have no predictable protection of their rights. This is not the current state of the law in Illinois.

**Is the proposed use appropriately classified within the Agricultural zoning designation?**

Yes. The property in question is currently zoned agricultural. A landowner always has the right to seek a different zoning classification for his/her property. It is the professional staff's opinion that the proposed use can be analogized to the operation of a large grain elevator and granting a conditional permitted use within the Agricultural zoning classification best protects the surrounding area which is agricultural.

**Should Sangamon County develop a long-term strategy for data centers and similar industrial facilities?**

Land use planning decisions are typically addressed through the county's comprehensive planning and zoning processes. Any broader policy discussions regarding data centers or similar high-energy industrial uses would occur through those processes and would include opportunities for public input.

**Does Sangamon County have the administrative capacity and legal resources necessary to enforce compliance and hold the developer accountable over time?**

Yes. Sangamon County enforces development standards through its zoning ordinance, permitting processes, and applicable state and federal regulations. Compliance is monitored through inspections, reporting requirements, and coordination with relevant agencies. Enforcement mechanisms include conditions of approval, permit requirements, and legal remedies available under county and state law.

**Why doesn't the county adopt a Moratorium on Data Centers?**

Our legal counsel informs us that we have no authority to adopt moratoriums on zoning issues. We can adopt changes to our zoning rules at any time and the process of considering those changes may act like a moratorium in that developers might pause to await any changes. As a practical matter, a moratorium – if we could adopt one – probably couldn't have lasted much longer than the five months this matter has been under consideration.

**Have any County Board members signed non-disclosure agreements (NDAs), and if so, do those relationships require recusal from voting?**

Absolutely not. We know of no reason for any member of the county board or county staff to recuse themselves from consideration of this zoning matter.

**Are data centers regulated under current zoning rules, and can additional regulations be adopted?**

The proposed CyrusOne data center would be subject to the county's existing zoning and land use review process. This includes review by the Sangamon County Zoning Board of Appeals and approval by the County Board for the necessary zoning classification and permits before construction could proceed. The county's zoning ordinance regulates land use compatibility and includes requirements related to setbacks, noise, and other operational impacts. Any changes to zoning regulations would require review through the county's ordinance amendment process, which includes public hearings and approval by the County Board.

## Site Selection and Construction Timeline

**Why was this site selected?**

This site was chosen because it has access to significant existing electrical transmission infrastructure needed to support a large data center campus. According to project materials, proximity to major transmission lines and available grid capacity were key factors in identifying the location for the proposed facility.

**How large will the proposed data center campus be?**

The proposed campus is planned as a multi-building facility totaling approximately 1.8 million square feet. The development would include four buildings of roughly 450,000 square feet each on a 280-acre site. Large-scale facilities of this type require additional space for supporting infrastructure such as electrical equipment, security, and stormwater management. The overall site layout reflects these operational requirements.

**Could approving this project lead to additional data centers in the county?**

At this stage it is not known whether this project would lead to additional data center proposals in the area. Any future projects would be evaluated individually through Sangamon County's zoning and land use review process, which includes opportunities for public comment and review by the Zoning Board of Appeals and the County Board. Sangamon County's zoning authority applies to unincorporated areas of the county, and any proposals within municipal boundaries would be subject to the applicable city or village's zoning and approval processes.

**How long will construction of the data center campus take?**

Each building is expected to take approximately 12 to 18 months to complete. The proposed development includes four buildings.

Plaintiff000124

## **Employment and Workforce Impact**

### **How many jobs will the project create, and will local workers be able to participate?**

Once fully operational, the proposed data center campus is expected to create more than 100 permanent full-time jobs. In addition, the project is expected to generate hundreds of temporary construction jobs during the multi-year buildout phase. CyrusOne has indicated that it intends to prioritize regional workforce participation through local workforce development programs. The company has also indicated that it plans to host a career fair with construction and trade partners to connect local workers and contractors with job opportunities related to the project, in addition to signing a project labor agreement for the construction of the facility

### **Are training programs planned to prepare residents for data center jobs?**

Yes. CyrusOne has indicated that training programs are being supported to help residents prepare for careers in the data center industry. The company has established the CyrusOne Data Center Scholarship and committed more than \$10,000 annually to support students pursuing data center careers. The program includes a Data Center Pathway training course lasting six weeks full-time or twelve weeks part-time.

### **Should the potential for labor and construction jobs be considered a benefit if those jobs are temporary?**

These are considerations that fall outside the scope of the county's zoning authority. However staff notes the extensive testimony on the record of labor leaders and members of the building trades that construction work is, by its nature temporary and project-based and should be considered of equal dignity and worth to any consideration of "permanent" jobs whose future, also, can never be certain.

## **Agriculture and Land Impact**

### **How will data centers fit within rural landscapes, and what steps can be taken to ensure compatibility with surrounding areas?**

When constructed the data center complex will not be that much larger than a grain elevator complex and built lower to the ground. The county's zoning ordinance restricts the noise and the lighting to levels comparable to an elevator. The county's ordinance is carefully structured so that any future use of the property must be compatible with zoning in agricultural areas. Some members of the public have suggested that these data centers should be required to have even more of a setback or buffer zone than the county requirement of 150 feet from the property line and 1,800 feet from residential structures. Staff notes that our ordinance already requires 19 times greater setback than for most developments; even greater setbacks would offer no additional benefit and have the effect of expanding to more farm ground.

### **What impact could data center development have on agricultural land in the county:**

The proposed data center will sit on 280 acres out of Sangamon County's 453,036 total tillable acres this is the equivalent of one drop of water in a 16 oz bottle of water.

### **How far is the proposed facility from nearby residences?**

The nearest occupied residence is over half a mile, or 12 football fields, from the proposed campus. Two residential structures located directly east and west of the site are currently unoccupied. The county zoning ordinance also requires minimum setbacks between structures and property lines. The distances associated with this project exceed those minimum requirements.

### **Will exterior lighting from the facility affect nearby properties or create light pollution?**

No. Exterior lighting will be directed downward and shielded to prevent light from extending beyond property boundaries and must comply with applicable codes.

## **Electric Infrastructure, Rates, and Reliability**

### **Could the presence of a data center affect local electricity rates for residents and businesses?**

Electricity usage and electric rates are not really a zoning matter. Zoning seeks to maintain compatible uses for property in an area. But since many members of the public have raised this concern we hired a nationally recognized expert to provide an analysis. His conclusion was that while the cumulative effect of data center electrical demand nationwide effects the marginal price of electric power, this data center could be located in Sangamon or any adjacent county and would not have any direct effect on local electric rates. In addition, the management of the local rural electric cooperative testified that because this data center has agreed to pay for many improvements to the local cooperative network, this data center will actually be paying for improvements that the other rate payers would, otherwise, have to pay for.

### **Has the electric grid been independently reviewed to ensure the project will not affect reliability?**

Yes. Electric infrastructure related to the project has been reviewed by Ameren Transmission and the Midcontinent Independent System Operator (MISO), the regional planning authority responsible for coordinating electricity transmission across multiple states. These organizations evaluate new electricity demand to ensure it will not create reliability or transmission planning concerns for the regional electric system. Both Ameren Transmission and MISO reviewed the expected electricity demand associated with the proposed facility and confirmed that the project would not create reliability issues for the regional grid.

### **Could the data center cause brownouts or blackouts for local residents?**

No. The project's electricity demand has been reviewed by Ameren Transmission and the Midcontinent Independent System Operator (MISO) as part of the grid connection process. These reviews evaluate whether new electricity demand can be served without creating reliability concerns. Based on those evaluations, the project was determined not to create reliability or transmission planning issues for the regional electric system.

### **Will the project require construction of new power plants or new electricity generation facilities?**

No. The proposed facility will receive electricity through the existing regional electric grid delivered by the Rural Electric Convenience Cooperative and transmitted through Ameren Illinois infrastructure. The project will not construct its own electricity generation facilities. Electric generation planning for the regional grid is managed through separate state and regional regulatory processes and is not determined by individual customers connecting to the grid.

### **Who will pay for any grid upgrades required to serve the facility?**

CyrusOne will pay for the electricity it uses and will also be responsible for funding any transmission line upgrades or infrastructure improvements required to power the facility. The company will enter into agreements with Ameren Illinois and the Rural Electric Convenience Cooperative to ensure it covers its share of grid costs associated with serving the project.

### **What types of energy sources will supply the facility?**

Electricity delivered through the regional grid comes from a mix of generation sources serving the broader system. These sources can include natural gas, coal, nuclear power, renewable energy, and other forms of generation depending on the regional supply mix at any given time. The data center will rely on electricity supplied through the existing grid rather than generating its own power.

### **Has CyrusOne negotiated special electricity rates that could shift costs to other customers?**

Large industrial customers typically operate under rate structures designed for high-consumption users rather than standard residential or small business rates. These rates are regulated and tied to wholesale electricity market pricing. Industrial customers pay for the electricity they consume and contribute revenue toward maintaining and operating the electric system.

**Do large electricity users, such as data centers, increase electricity costs for other customers?**

No. Electricity rates are determined through regulated rate structures and wholesale market pricing rather than local zoning decisions. Analysis of large electricity users indicates that additional demand can spread fixed transmission and distribution costs across a larger customer base. When more electricity is delivered through the same system, those fixed costs are distributed among more users. As a result, large industrial customers can contribute additional revenue that supports overall system costs and helps maintain rate stability.

**Water Usage and Infrastructure**

**How much water will a data center use, and could it affect local water availability or water rates?**

Zoning regulates a landowner’s use of his/her property to maintain compatibility with the area. Water usage is not, strictly speaking, a zoning matter. But since many members of the public have raised this issue, we have researched and can provide the following information: The proposed development will use a “closed loop” cooling system. In simple terms this means the development will make a large initial draw of water to fill its cooling system and then recycle this water. In daily use, the facilities will require a water supply similar to large warehouses. The rural water cooperative reports that as part of the development it will pay for millions of dollars in improvements including building a backup connection to the Otter Lake water system. These improvements will benefit all users of the Local Water System with no cost to them.

**Noise and Sound**

**How much noise do data centers typically generate, and what measures are used to manage or reduce noise levels?**

The county ordinance regulates permissible noise. The issue of noise has focused on the back-up generators these data centers require. Under normal conditions, each diesel generator is tested on 1 day a month for 30 minutes. Our building code requires that the noise be baffled. Data Centers must operate within state EPA regulations.

**Could low-frequency sound from the facility travel long distances or affect nearby homes?**

No. The facility must comply with Sangamon County noise regulations and Illinois Pollution Control Board standards. These regulations limit the amount of noise permitted at the property line near residential areas. Data center cooling systems and generators typically use low-noise fans, sound-attenuated equipment enclosures, exhaust silencers, and other acoustic mitigation measures designed to reduce operational noise.

**Should additional vibration or low-frequency sound standards be adopted?**

Data center operations generally do not generate significant vibration. The facility must comply with existing Sangamon County noise regulations and Illinois Pollution Control Board standards. Acoustic consultants evaluate expected sound levels during the design process to ensure facilities meet applicable regulatory standards prior to construction.

**Could long-term exposure to operational noise impact nearby residents’ health and quality of life?**

County zoning requirements do restrict the noise level as measured at the property line to 50 decibels. This restriction is enforced at the county level by requiring a demonstration of compliance before issuing an occupancy permit, by subsequent staff observations, and by acting on reports of citizens. In addition all businesses must comply with state and federal EPA regulations. The county does not have any specific authority over the health effects of long term noise exposure. That issue would be subject to state and federal safeguards, regulations and enforcement and by private causes of action.

**What are the expected operational noise levels at the data center campus measured in decibels?**

Noise generated by a data center campus varies by equipment type. Cooling systems and electrical infrastructure operate continuously at a consistent noise level. Backup generators, which operate only during power outages and periodic testing, represent the highest short-duration noise source.

As a baseline, normal conversation within 3 feet is generally measured at about 60 decibels (dBA). Under normal operations, sound levels in the immediate vicinity of major equipment such as cooling units and transformers are typically in the range of approximately 85 to 90 dBA at close distance to the source, comparable to heavy traffic or a lawnmower. Through setbacks, equipment layout, and standard noise mitigation measures, those levels are reduced before reaching the property line. At the property line, operational noise is expected to meet the county standard of 50 dBA or less, comparable to moderate rainfall or a quiet household background sound.

Outdoor sound generally decreases as distance increases. Based on standard sound attenuation, estimated sound levels would be approximately:

- 50 dBA at the property line, comparable to moderate rainfall
- 48 dBA at 500 feet, comparable to light rainfall or a refrigerator hum
- 42 dBA at 1,000 feet, comparable to a quiet suburban setting
- 40 dBA at 1 mile, comparable to a very quiet room
- 35 dBA at 1.5 miles, comparable to faint background or whisper-level sound

The county requires that data centers be located at least 600 feet from a residence. The currently proposed site is approximately 1.5 miles from the nearest residence.

During backup generator testing, sound levels at the source are higher, with individual generators typically around 85 dBA at close range and multiple units operating together reaching into the low-to-mid 90 dBA range, comparable to power tools or a motorcycle. However, generators are housed in sound-attenuated enclosures with exhaust silencers, and testing is limited in duration. As a result, even during generator testing, sound levels at the property line are expected to remain at or below approximately 50 dBA, meaning the off-site sound experience at surrounding distances would remain consistent with the levels described above.

**Environmental and Health Considerations**

**Will diesel backup generators create air pollution?**

No. Backup generators at the facility will operate only for limited maintenance testing or during rare emergency situations. These generators are designed with modern emission controls and must comply with EPA standards and Illinois air quality regulations. Testing typically occurs periodically throughout the year to ensure the generators remain operational in the event of an emergency.

**Could generator emissions affect public health?**

No. Data centers are generally considered clean facilities because they do not produce industrial emissions during normal operations. The only emissions associated with the site would occur during limited generator testing or emergency operation. These generators must comply with federal and state air quality standards governing emissions.

**What chemicals are used in the cooling system?**

The closed-loop cooling system uses water with small amounts of corrosion inhibitors and microbicides to maintain system integrity and prevent biological growth within the system. After treatment, the fluid used in the cooling system remains approximately 99.999 percent water. The chemicals used are no different than what one uses in a pool. These fluids remain contained within the sealed cooling system.

**How would cooling system fluids be disposed of during maintenance?**

Any maintenance requiring removal or disposal of fluids from the cooling system would be handled by licensed contractors. Certified vendors would manage system fluids in compliance with Environmental Protection Agency regulations and other applicable environmental requirements.

**Has the site been reviewed for potential impacts on endangered species or wildlife habitat?**

Yes. An environmental screening was completed through the Illinois Department of Natural Resources EcoCAT system and did not identify any listed or endangered species on the site. Environmental review processes are commonly used to identify potential ecological concerns and ensure compliance with applicable state regulations. Plaintiff000126

## Public Safety and Emergency Services

### **Has the developer coordinated with local fire protection districts and emergency response agencies regarding fire safety and emergency planning for the facility?**

Yes. CyrusOne has been in communication with the Virden Fire Protection District and has committed to purchasing new equipment and providing training. In addition, property tax revenue generated by the facility is estimated to provide approximately \$3.9 million to the Virden Fire Protection District over the next 20 years.

## Broader Policy Considerations

### **Should Sangamon County consider restricting data centers due to their role in supporting artificial intelligence technologies?**

This is a policy issue and a matter of opinion beyond the scope of professional staff to provide answers.

### **Will the development of data centers lead to increased reliance on fossil fuels?**

This is a policy issue and a matter of opinion beyond the scope of professional staff to provide answers.

### **Are there concerns that data centers represent exploitative capitalist practices that may not align with community values?**

This is a policy issue and a matter of opinion beyond the scope of professional staff to provide answers.

### **Could the facility become a potential target for terrorist activity or other intentional attacks as a part of geopolitical conflicts?**

These are considerations that fall outside of the scope of the county's zoning authority. It is a matter of opinion beyond the scope of professional staff to provide answers.

### **Could perceived environmental risks affect property values or community perception of the area?**

These are considerations that fall outside the scope of the county's zoning authority. Valuation is subjective. Some people might see this development as enhancing the sales value of surrounding property by attracting more sales opportunities others might feel it diminishes the value of surrounding property.

### **Could the presence of a data center contribute to a broader police state surveillance system?**

These are considerations that fall outside the scope of the county's zoning authority. It is a matter of opinion beyond the scope of the professional staff to provide answers.

### **Could this facility be used as part of a broader surveillance network by fascist governments or capitalist corporations?**

These are considerations that fall outside of the scope of the county's zoning authority. It is a matter of opinion beyond the scrop of the professional staff to provide answers.

## Sustainability and Long Term Use

### **Could data centers lead to future carbon capture projects or CO<sub>2</sub> pipeline infrastructure in the region?**

The proposed data center will rely on electricity supplied through the existing regional electric grid and does not include on-site power generation. Decisions regarding future energy generation infrastructure, including carbon capture systems or pipeline development, are made through separate regulatory and energy planning processes. Such infrastructure is not part of the proposed data center project and would be subject to independent review and approval processes.

### **Will the facility use renewable energy or offset its energy use?**

This is not, strictly speaking, a zoning matter, as energy sourcing is determined through regional grid operations and corporate-level decisions. But since many members of the public have raised this issue, we have researched and can provide the following information: Electricity for the facility will be supplied through the regional electric grid, which includes a mix of generation sources. CyrusOne has stated an intent to become climate neutral by 2030 as part of broader corporate sustainability goals. Energy sourcing and offset strategies are determined at the corporate level and do not change how electricity is delivered through the regional grid. The facility will be built to LEED certification standards.

### **Are there concerns that data centers could become obsolete in the future and leave behind redevelopment or cleanup challenges?**

It is true that when a business starts no one knows how long it will survive. And all buildings have a useful life. Sangamo Electric, Reisch Brewery, Weaver Manufacturing were all once thriving businesses in our community. Their buildings eventually found other uses. This development, essentially 4 large warehouses, are likely to be adaptable to other uses. Some members of the public have suggested that the county should require all new buildings to post a bond for their ultimate demolition. The county consulted with a legal land use expert on this who informed us that such a regulation is unprecedented and would impose additional costs for every business owner and homeowner.

# \$98,524,871

## Total Projected Property Tax Revenue Over 20 Years

Taxing District;	2026	2027	2028	2029	2030	2031	2032	Years 8- 20	20 Year Total
#34-N Mac: 5.3563%	\$552,368.44	\$1,252,035.14	\$1,878,052.71	\$2,504,070.27	\$3,130,087.84	\$3,751,332.95	\$3,756,105.38	\$48,829,369.88	\$65,653,422.59
#526 J.C.: 4.743%	\$48,912.19	\$110,867.63	\$166,301.44	\$221,735.25	\$277,169.07	\$332,180.28	\$332,602.88	\$4,323,837.38	\$5,813,606.10
AMBLNC-SSA: .2515%	\$25,935.94	\$58,788.13	\$88,182.19	\$117,576.25	\$146,970.31	\$176,140.29	\$176,364.38	\$2,292,736.88	\$3,082,694.36
County: .7277%	\$75,044.06	\$170,099.88	\$255,149.81	\$340,199.75	\$425,249.69	\$509,651.25	\$510,299.63	\$6,633,895.13	\$8,919,589.20
G.P Lib: .1326%	\$13,674.38	\$30,995.25	\$46,492.88	\$61,990.50	\$77,488.13	\$92,867.60	\$92,985.75	\$1,208,814.75	\$1,625,309.23
L-M-T MTA: .0346%	\$3,576.38	\$8,106.45	\$12,159.68	\$16,212.90	\$20,266.13	\$24,288.45	\$24,319.35	\$316,151.55	\$425,080.88
Talktn RB: .5528%	\$57,007.50	\$129,217.00	\$193,825.50	\$258,434.00	\$323,042.50	\$387,158.46	\$387,651.00	\$5,039,463.00	\$6,775,798.97
Talkintn Twp: .1861%	\$19,191.56	\$43,500.88	\$65,251.31	\$87,001.75	\$108,752.19	\$130,336.81	\$130,502.63	\$1,696,534.13	\$2,281,071.25
Virden FPD: .3222%	\$33,226.88	\$75,314.25	\$112,971.38	\$150,628.50	\$188,285.63	\$225,655.67	\$225,942.75	\$2,937,255.75	\$3,949,280.80

### Property Tax Revenue Summary

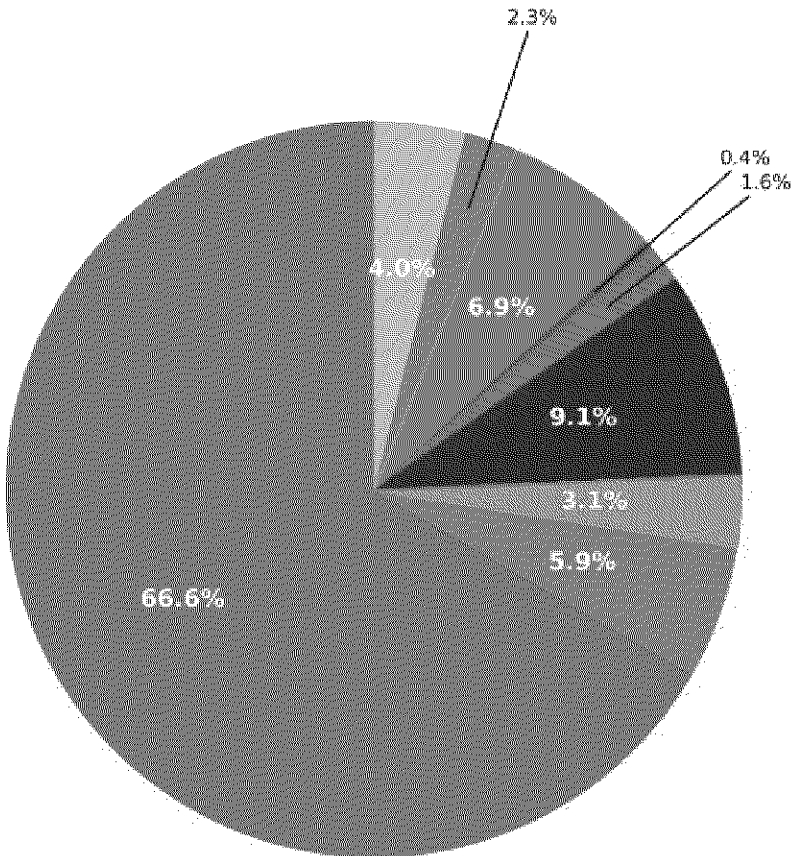
Information reviewed by the Supervisor of Assessments indicates that the proposed development is projected to generate \$98 million in property tax revenue over a 20-year period. The estimate was independently reviewed by a national appraisal expert and confirmed to be reasonable based on available information. Staff also notes that property taxes are assessed and collected through established processes under Illinois law, and that the developer has a history of paying its properly assessed property taxes in other jurisdictions. Property tax revenue is distributed among local taxing districts in accordance with existing tax structures, including school districts, fire protection districts, libraries, and other public services. The table and chart illustrate the projected distribution of revenue across these taxing bodies under current assumptions.

#### What taxes and fees will data centers pay, and how will they contribute to the local tax base?

Zoning approval is about regulating land useage so that it is compatible with the area. It has nothing to do with taxes. But since many members of the public have raised this issue, we put this question to our local assessor. He estimates that this data center will pay \$98 Million to local taxing bodies over 20 years. To double check these numbers the assessor paid for a second opinion from a national expert who confirmed these numbers. The local school district has provided the county with a letter indicating that this stream of income would be transformational. The assessor did some further research on the reputation of this developer and found that this developer has a long history of paying its properly assessed property taxes. Sangamon County has a long history of trying to be fair but firm in collecting all taxes owed.

#### How will the data center be assessed for property taxes, and can those assessments be appealed?

Property tax assessments in Illinois are determined by the township accessor and reviewed by the Sangamon County Supervisor of Assessments in accordance with state law and standard commercial assessment practices. The value of buildings, equipment, and other qualifying improvements is determined through the same assessment process used for other commercial and industrial properties. Federal depreciation provisions apply to federal income taxes and do not determine how property is assessed for local property tax purposes. Under Illinois law, property owners have the right to challenge their property tax assessments through the County Board of Review and the Illinois Property Tax Appeal Board. This appeals process is established by state law and is available to all property owners. The county does not have the authority to eliminate the statutory right to appeal property tax assessments.



#### Taxing District (20-Year Projection)

- #34-N Mac — \$65,653,422.59
- #526 J.C. — \$5,813,606.10
- AMBLNC-SSA — \$3,082,694.36
- County — \$8,919,589.20
- G.P Lib — \$1,625,309.23
- L-M-T MTA — \$425,080.88
- Talktn RB — \$6,775,798.97
- Talkintn Twp — \$2,281,071.25
- Virden FPD — \$3,949,280.80

# **EXHIBIT I**

Trinity Consultants Noise Study



January 29, 2026

Laura Cottrell  
CyrusOne Data Centers

**Ref: CyrusOne Sangamon  
AHJ Noise Study  
Trinity Project #252601.0044**

This memo evaluates noise levels from the proposed CyrusOne data center site in Sangamon, IL, with respect to local noise regulations. Our analysis considers projected sound levels from data center cooling equipment, back-up generators, and other auxiliary equipment.

**1.0 Applicable Noise Codes**

The project site is located in unincorporated Sangamon County, IL. As such, Noise Codes outlined by the Sangamon County Zoning Code and Illinois State Pollution Control Board will apply to the project.

Sangamon County Noise Code

Chapter 17.39 of the Sangamon County Zoning Code outlines noise requirements for Data Center developments below:

*17.39.020 – Special Requirements (F)*

*Noise levels measured at the property line shall not exceed fifty (50) decibels when located adjacent to an existing residence or residential district. Noise levels shall be enforced by both the State of Illinois and Sangamon County.*

We are assuming adjacent implies a shared property line between the source site and the receiver site. The project site is located adjacent to agriculturally zoned land with no residences built on them. As there are no adjacent residential districts or properties, the project is expected to be compliant with the Sangamon County Noise Code.

Illinois State Noise Code

The Illinois Pollution Control Board specifies allowable noise levels based on the land use classifications of both the noise source and the receiving property. This state-wide Code includes specific octave-band sound levels. However, at this stage of early design, we have focused on achieving overall dBA requirements. Detailed octave-band tuning will be addressed with the attenuation manufacturers as design progresses. We understand that the CyrusOne property will be classified as Class C.

*Title 35: Environmental Protection – Subtitle H: Noise – Ch. 1: Pollution Control Board*

*A person must not cause or allow the emission of sound from any property-line noise source located on any Class A, B, or C land to any receiving Class A land that exceeds any allowable octave band sound pressure level specified in the following table, when measured at any point within the receiving Class A land. Sound pressure levels must be measured at least 25 feet from the property-line noise source.*

*Table 1: Maximum Sound Levels to Class A Land*

Frequency (Hz)	Allowable Octave-Band Sound Pressure Level (dB)					
	C to A		B to A		A to A	
	Day	Night	Day	Night	Day	Night
31.5	75	69	72	63	72	63
63	74	67	71	61	71	61
125	69	62	65	55	65	55
250	64	54	57	47	57	47
500	58	47	51	40	51	40
1000	52	41	45	35	45	35
2000	47	36	39	30	39	30
4000	43	32	34	25	34	25
8000	40	32	32	25	32	25
<b>Overall dBA:</b>	<b>61</b>	<b>51</b>	<b>55</b>	<b>44</b>	<b>55</b>	<b>44</b>

*"Daytime hours" means any continuous 16 hour period between 6:00 a.m. and 11:00 p.m. local time. "Nighttime hours" means the 8 hours between 10:00 p.m. and 7:00 a.m. that are not part of the 16 continuous daytime hours.*

As the project is classified as Class C, an overall sound level of 61/51 dBA must be achieved during daytime/nighttime at Class A (residential) receivers, located further from the site. Remaining receivers surrounding the site are classified as Class C, which do not have noise limits under the Illinois State Code. There are currently no Class B receivers in the vicinity of the site.

The Illinois State Code additionally prohibits the emission of any prominent discrete tone from any property-line noise source located on Class A, B, or C land to any receiving Class A, B, or C land, when measured at any point within the receiving land, at least 25 feet from the property-line noise source. The impact of discrete tones will be studied as attenuation requirements are coordinated.

The Illinois State Code does not include an exemption for sound emissions during an emergency situation except for "emergency warning devices and unregulated safety relief valves." We assume sound produced from generators during a power-outage scenario is exempt from Noise Code requirements. Noise emissions from routine generator testing must comply with Code.

## 2.0 Data Center Parameters

At full build-out, the project site will consist of four data center buildings. Each building includes air-cooled chillers, RTUs, back-up generators, and UPS fans. Acoustic attenuation measures such as solid acoustic barriers, sound attenuators, and sound-rated generator enclosures are included to reduce operational noise levels and will be further coordinated as design progresses.

## 3.0 Results

The figure and table below summarize projected operational noise levels at various receiver locations, with land classifications overlaid for reference with the Illinois State Noise Code.

Daytime noise levels assume testing of two backup generators per building, in addition to all rooftop chillers and RTUs operating at full load. Nighttime modeling assumes only the chillers and RTUs at full load, as generator testing is anticipated to occur only during daytime hours.

Final noise levels may vary as coordination with equipment manufacturers continues; however, compliance with applicable Code limits will be maintained. Noise levels are modeled at 5 feet above the ground. Noise levels at existing nearby buildings with taller occupied floor elevations are expected to be quieter.

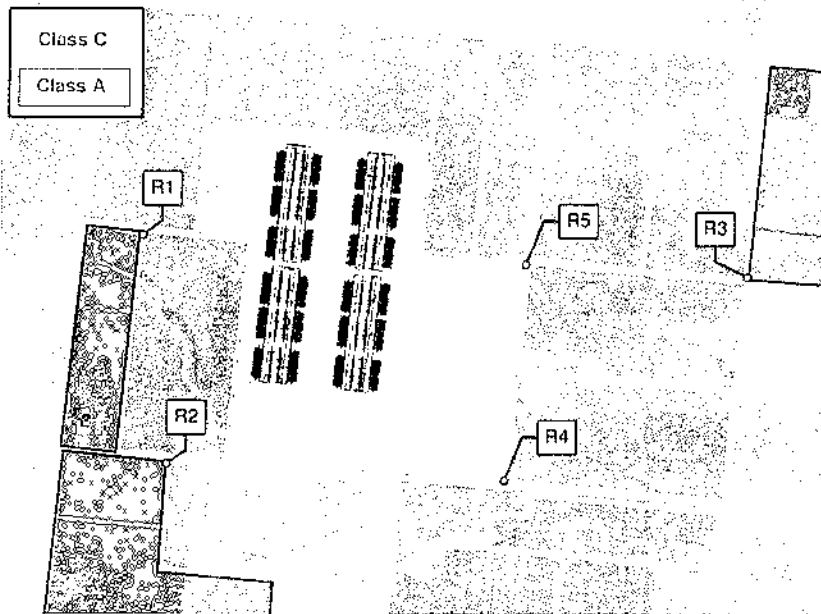


Figure 1: Site Layout and Receiver Locations

Table 2: Projected Data Center Noise Levels

Time Period	Data Center Noise Level at Receiver (dBA)				
	R1**	R2**	R3**	R4	R5
Daytime	53	54	41	46	50
Nighttime	42	40	32	38	32
Day / Night Code Limit*	61 / 51	61 / 51	61 / 51	-	-

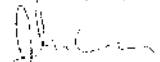
\*Octave-band code limits will be designed for compliance as design progresses.


\*\*C to A day/night limit conservatively applied to nearby properties containing residences used for Class C (agricultural) purposes.

Based on our understanding of applicable Noise Codes, the project site is projected to be Code compliant at all surrounding receivers.

This concludes our comments at this time. Should you have any questions, comments, or concerns please do not hesitate to contact us.

Thank you,

  
Josh Cassarino  
Associate Principal

  
Lucas Schwartz  
Associate