

**VILLAGE OF HAMPSHIRE
RESOLUTION NO. 25-05**

**A RESOLUTION STATING THE VILLAGE OF HAMPSHIRE’S OPPOSITION AND
PROTEST TO THE SPECIAL USE APPLICATION FOR A COMMERCIAL SOLAR
FACILITY AT 16N845 & 17N030 REINKING ROAD, HAMPSHIRE, KANE COUNTY,
ILLINOIS**

WHEREAS, Rutland East Solar Farm, LLC and Rutland West Solar Farm, LLC have filed petitions for special use permits for a Commercial Solar Facilities with the County of Kane for the property located at 16N845 & 17N030 Reinking Road (the “Subject Properties”), bearing Petition Nos. 4654 and 4655; and

WHEREAS, the Subject Properties lie within 1 ½ miles of the corporate limits of the Village of Hampshire (the “Village”); and

WHEREAS, pursuant to Section 25-5-4-9-(M) of the Kane County Zoning Ordinance, the County Board may approve a Commercial Solar Energy Facility Special Use Permit Application, if it finds the evidence complies with state and federal law and regulations, and with the standards of this zoning code including the factors listed in Article IV. Administration and Enforcement Section 25-4-8: Special Uses; and

WHEREAS, one of the Special Use Factors standards under Section 25-4-8- of the Kane County Zoning Ordinance that the Kane County Zoning Board of Appeals and the Kane County Board must find has been satisfied is “that the establishment of the special use will not impede the normal and orderly development and improvement of surrounding property for uses permitted in the district”; and

WHEREAS, on July 1, 2004, the Corporate Authorities of the Village adopted Ordinance No. 04-20, which approved the Village of Hampshire 2004 Comprehensive Plan (the “Comprehensive Plan”); and

WHEREAS, the Subject Properties are located within the Village's Planning Area that is covered by the Comprehensive Plan; and

WHEREAS, the Village's Comprehensive Plan included a detailed Future Land Use Map, attached as Exhibit A to this Resolution, designating the future use of properties within the Village's Planning Area; and

WHEREAS, the Subject Properties are designated for Low-Density Residential development and use, and not a commercial solar facility; and

WHEREAS, if the Petitions are approved and a Commercial Solar Facility is constructed on the Subject Properties, the Village's carefully considered development for the Subject Properties and the area under the Comprehensive Plan will be significantly disrupted; and

WHEREAS, the construction of a Commercial Solar Facility on the Subject Properties will prevent and impede the normal and orderly development of the Subject Properties as planned for under the Village's Comprehensive Plan; and

WHEREAS, the proposed Commercial Solar Facility will likely operate for a minimum of thirty-years, directly impeding the future development of the Subject Properties and the general area, eliminating the potential for critical developments for the residents of the Village and Kane County as a whole, including additional housing options; and

WHEREAS, the Subject Properties are located at the corner of critical regional roadway corridor that are subject to significant vehicular traffic, making the Subject Properties more suitable for commercial and residential development rather than industrial type use such as a Commercial Solar Facility; and

WHEREAS, for the reasons set forth in this Resolution, the Corporate Authorities of the Village of Hampshire hereby state their objection and protest to the Petitions and urge the Kane County Board to deny the Petitions.

NOW, THEREFORE, BE IT RESOLVED by the President and Board of Trustees of the Village of Hampshire, Kane and McHenry Counties, Illinois as follows:

SECTION 1: The recitals set forth above are hereby incorporated into this Resolution as if set forth in full herein.

SECTION 2: The Village of Hampshire hereby states its objection and protest to the Petitions and urges the Kane County Board to deny the Petitions.

SECTION 3: The Village Manager is hereby authorized and directed to provide a copy of this Resolution to the Kane County Zoning Board of Appeals and the Kane County Board. The Village Manager is further authorized to take further actions to oppose the Petition, including, but not limited to, providing further correspondence to Kane County specifying the Village's objections to the Petitions, testifying at the hearing before the Kane County Zoning Board of Appeals, and providing comments to the Kane County Board.

SECTION 4: This Resolution shall be effective and in full force immediately upon passage and approval as provided by law.

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ADOPTED THIS 6 DAY OF FEBRUARY 2025

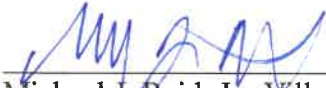
AYES: Fodor, Kelly, Koth, Mott, Pollastrini, Robinson

NAYES: None

ABSENT: None

ABSTAIN: None

APPROVED THIS 6 DAY OF FEBRUARY, 2025



Michael J. Reid, Jr., Village President

ATTEST:



Karen L. Stuehler, Village Clerk

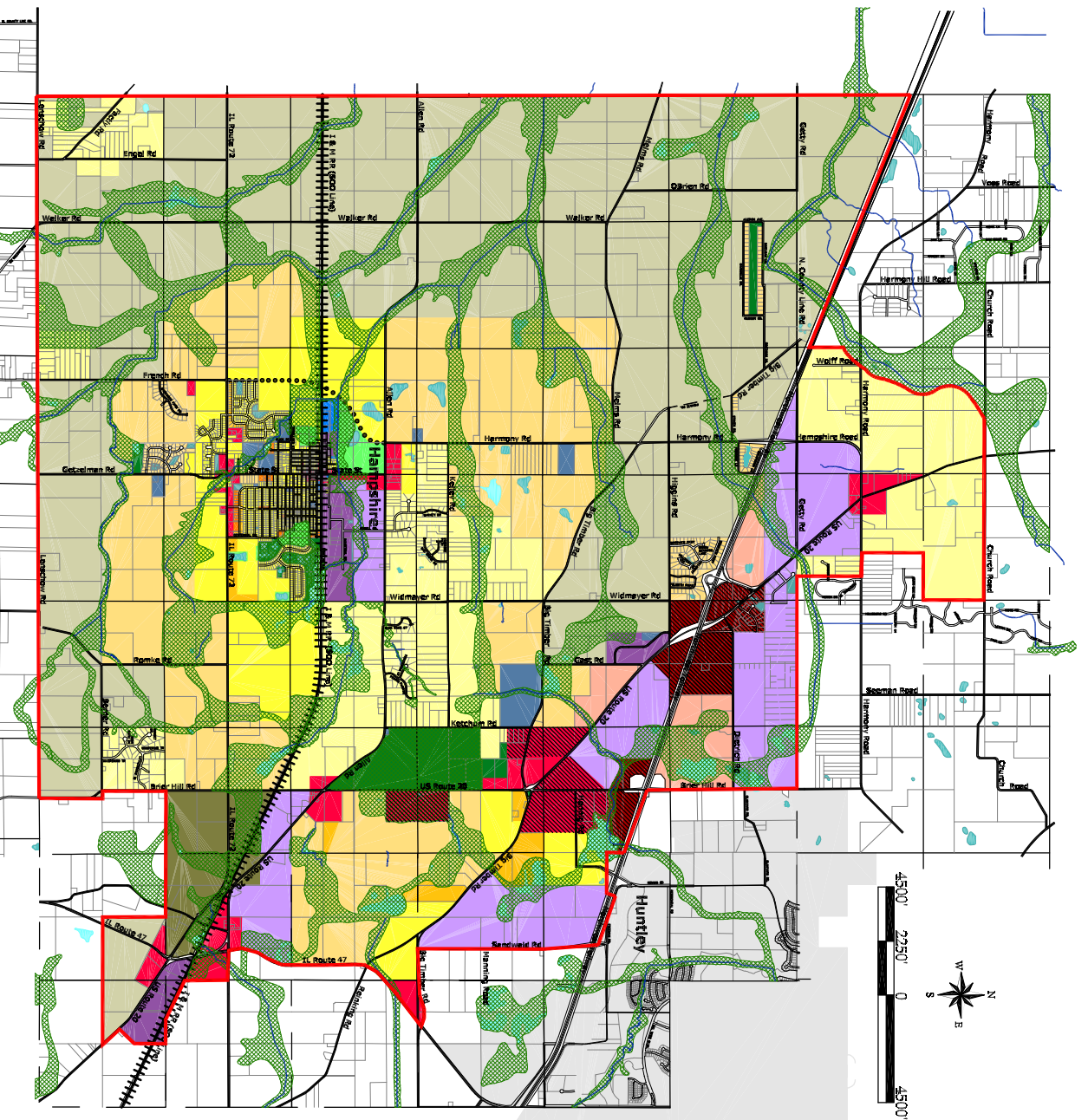
**EXHIBIT A: VILLAGE OF HAMPSHIRE 2004 COMPREHENSIVE PLAN
FUTURE LAND USE MAP**

Village of Hampshire

2004 Comprehensive Plan Update

Future Land Use

Figure III-2



- Land Use Classifications**
- Estate Residential (0.24 to 0.80 units/ac)
 - Large Lot Residential (0.80 to 1.25 units/ac)
 - Low-Density Residential (1.25 to 2.0 units/ac)
 - Med. Density Residential (2.0 to 4.0 units/ac)
 - Med. Density Residential (4.0 to 7.0 units/ac)
 - Institutional
 - Regional Commercial
 - Community Commercial Center
 - Interchange Commercial
 - Office
 - Business Park
 - Industrial and Warehouse Distribution
 - Municipal/Governmental
 - Parks/Recreation
 - Forest Reserve/Open Space
 - Stormwater Retention and Ponds
 - Agriculture (Predominantly Prime Farmland)
 - Agribusiness

- Transportation**
- ==== Railroads
 - Franch Road Connector

- Other**
- ▬ Parcel Lines
 - ▬ Adjacent Communities
 - ▬ Planning Area
 - ▬ Streams
 - ▬ Greenway
 - ▬ Wetlands