

**MINUTES OF A BUILDING, GROUNDS, SAFETY, AND INSURANCE MEETING
OF THE COUNTY OF HANCOCK, STATE OF ILLINOIS, HELD AT THE COUNTY
COURTHOUSE, ON DECEMBER 9, 2025**

The meeting was called to order by Mark Hanson at 6:30 p.m. Members in attendance included Michelle Merritt, Lee Ann Lambert, Josh Turner, Tom Rodgers, Steve Finney, and Mark Menn. Ryan Weeks was absent. Visitors included Tom Dale, Bobi James, Hunter Mandernach from Zebrawood and via Teams Meeting with Nautilus Solar.

There was discussion via Teams with the Nautilus Solar Group regarding the Sonora project. Ms. James had a couple of questions regarding the decommissioning bond. She would like to have something that states that Ascot Surety and Casualty Company has authority to do business in the state of Illinois. Also page 1 number 4 needs to have an address inserted. Ms. James asked if there would be any hazardous waste cleanup or if this was just standard language. The bonds are renewed on a year-to-year basis. They are contractually obligated to maintain a bond. They will submit the bond yearly to the county clerk and Ms. James. They have no road use agreement as they will be traveling on state highways and township roads to the project. They will get the corrected bond to the clerk by the end of this week so it can be approved at full board on December 16. The Teams meeting ended at 6:58. Mr. Finney made a motion to approve the building permit for Odyssey Sonora Solar pending the corrections, Ms. Merritt seconded. All members present voted aye.

Zebrawood Solar project was discussed. Ms. James stated there were a couple of minor typos in the bond. It has a yearly bond and the road use agreement is for a year which should not be a problem. The decommissioning bond is the full amount. They had a bond company that did not have a high enough rating and found a new bonding company who has an AA rating. Mr. Finney motioned to approve the Zebrawood Solar Building Permit, Ms. Merritt seconded the motion. All members present voted aye.

The worker's comp list was passed around.

There is a tax deed to be approved at full board. Ms. James would like to speak with Ms. Wilde-Tillman about this before being approved at full board as there is a lawsuit pending regarding tax deeds. There is private counsel being provided for Ms. Wilde-Tillman and Ms. Pilkington. Mr. Rodgers moved to approve the tax deed, Ms. Lambert seconded. All members present voted aye.

Mr. Hanson asked if others on the board have received phone calls regarding the courthouse roof? Mr. Menn stated that the Building Commission is thinking about doing the roof in 2-3 years. There is no bidding for the replacement as of now.

Claims were gone through. Motion to approve the claims was made by Ms. Merritt. Mr. Rodgers seconded the motion. All members present voted aye.

Ms. Merritt motioned to recess until January 13, 2026, at 6:30, Mr. Rodgers seconded. All members present voted aye. Meeting adjourned at 7:35 p.m.

Respectfully submitted,



Mark Hanson