

**Application for VARIANCE under the regulations of the Woodford County Zoning Ordinance**

DATE 9/30/2020

CASE # \_\_\_\_\_

**Applicant**

Printed Name: Panther Grove Wind, LLC

Address: 412 West 15<sup>th</sup> Street, Floor 15

City: New York State: NY

Zip: 10011 Phone: 318-401-0378

e-mail: cgreen@triglobalenergy.com

Printed name Chris Green

Signature 

**Owner**

( IF DIFFERENT THAN APPLICANT )

Printed Name: BENJAMIN G ROGERS TRUST

Address: 980 MUGHO COURT

City: NORMAL State: IL

Zip: 61761 Phone: \_\_\_\_\_

e-mail: \_\_\_\_\_

Printed name \_\_\_\_\_

Signature \_\_\_\_\_

**C. Legal description of property must be attached.**

**D. Zoning District in which property is located AG**

**E. A Variance in setback distance requirements is requested to allow**

the installation of wind turbine # 20 as part of the Panther Grove Wind Energy Facility

Specific distances (if applicable): See application packet

**F. Section of the Ordinance allowing Variance Section 31 – Tall Structures**

**G. Attach documentation verifying that the proposed variance meets all criteria described for granting a variance in the Zoning Ordinance.**

**H. Additional information may be requested on a case by case basis.**

**I. Attach a site plan containing a minimum of the following:**

1. Scaled drawing.
2. All property lines, setbacks and structures existing and proposed.
3. Utility and drainage easements, sewer, septic and water systems, existing and proposed.
4. Drainage, existing and proposed.
5. Additional information may be required on a case by case basis.
6. The particular physical surroundings, shape or topographical conditions of the specific property involved would result in a unique hardship upon the owner, as distinguished from a mere inconvenience, if the strict reading of the Woodford County Zoning Ordinance were to be carried out.

Township: Greene

Site Address: T27N - R1E - S17 PART OF W SIDE NW1/4

Permanent Parcel No. 1117100004

Acreage 95

Present Use Agriculture

Has a previous Variance been requested for this property? Unknown

\*\*\*\*\* Attach a narrative, detailing how your application conforms to the following: \*\*\*\*\*

The Zoning Board of Appeals shall make a finding in consideration of the granting of the Variance:

- A. Non-conforming uses in the same District and permitted uses in other Districts shall not be considered grounds for issuance of a variance.
- B. That the granting of the variance requested will not confer on the applicant any special privilege that is denied by this ordinance to other lands or structures in the same District.
- C. The ZBA will make a finding that the reasons set forth in the application justify the granting of the variance.
- D. The ZBA shall make a finding that the granting of the variance will be in harmony with the general purpose and intent of this ordinance and will not be injurious to the neighborhood, or otherwise be detrimental to the public welfare.
- E. The variance requested is the least amount of variance required to allow the proposed structure on the existing lot, without regard to aesthetics or personal inconvenience to the property owner.

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I, (we) certify that this proposed Variance will conform to the standards for Variances in the Woodford County Zoning Ordinance, and that all of the above statements and the information contained in any attachments, documents or plans submitted herewith are true to the best of my (our) knowledge and belief.



Applicant Signature \_\_\_\_\_ Date 9/30/2020

Unless otherwise provided, I understand I must obtain a zoning permit within 90 days of variance approval or such grant shall expire.

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FOR OFFICIAL USE ONLY

FILING FEE \$ \_\_\_\_\_

RECEIPT # \_\_\_\_\_

PUBLICATION COST \$ \_\_\_\_\_

RECEIPT # \_\_\_\_\_

HEARING DATE \_\_\_\_\_

DECISION DATE \_\_\_\_\_

SIGNATURE PAGE TO  
MEMORANDUM OF WIND LEASE AND EASEMENT AGREEMENT

IN WITNESS WHEREOF, the Parties have executed this MEMORANDUM OF WIND LEASE AND EASEMENT AGREEMENT as set forth below.

LANDOWNER

Signature: Benjamin G. Rogers  
Printed Name: Benjamin G. Rogers Trustee  
TRUSTEE

ACKNOWLEDGEMENT

STATE OF Illinois §  
§  
COUNTY OF Woodford §

The forgoing document was acknowledged before me this 24 day of September, 2018, by Benjamin G. Rogers, known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name is/are subscribed to the forgoing instrument and acknowledged to me that he/she executed the same for the purposes and consideration therein expressed in his/her authorized capacity(ies).

WITNESS my hand and official seal.



Carolyn Flowers  
Notary Public  
Commission Expires: 1/6/22

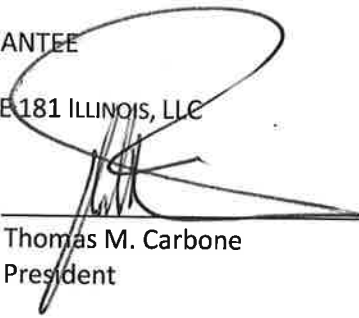
SIGNATURE PAGE TO  
MEMORANDUM OF WIND LEASE AND EASEMENT AGREEMENT

IN WITNESS WHEREOF, the Parties have executed this MEMORANDUM OF WIND LEASE AND EASEMENT AGREEMENT as set forth below.

GRANTEE

TGE 181 ILLINOIS, LLC

By: \_\_\_\_\_

  
Thomas M. Carbone  
President

ACKNOWLEDGEMENT

STATE OF TEXAS

§

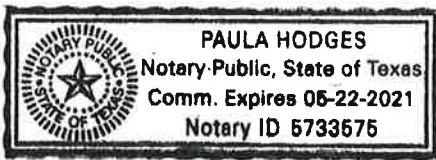
COUNTY OF DALLAS

§

§

The forgoing document was acknowledged before me this 12th day of October, 2018, by Thomas M. Carbone, President of TGE 181 ILLINOIS, LLC, known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name is/are subscribed to the forgoing instrument and acknowledged to me that he/she executed the same for the purposes and consideration therein expressed in his/her authorized capacity(ies).

WITNESS my hand and official seal.



Paula Hodges  
\_\_\_\_\_  
Notary Public

Commission Expires: 5/22/21

LEGAL DESCRIPTION FOR THE PROPERTY THAT TURBINE 20 IS TO BE LOCATED ON: T27N - R1E - S17 PART  
OF W SIDE NW1/4