



VILLAGE OF SUGAR GROVE BOARD REPORT

TO: VILLAGE PRESIDENT & BOARD OF TRUSTEES

FROM: DANIELLE MARION, COMMUNITY DEVELOPMENT DIRECTOR

SUBJECT: ORDINANCE: SPECIAL USE (AECOM FIBER HUT)

AGENDA: FEBRUARY 17, 2026

DATE: FEBRUARY 4, 2026

ISSUE

Shall the Village Board approve and Ordinance approving a special use permit for a fiber hut facility to be located on US Route 30.

DISCUSSION

At the February 3, 2026 Village Board meeting the Village Board discussed the proposed Special Use Permit for a fiber hut facility located on property on US Route 30, across from the airport. The project area is a small, designated area in the northeast corner of the parcel. The property is zone M1- Limited Manufacturing. The initial build will be for 2 fiber hut facilities, which will be a 24' x 36' prefabricated concrete structures, approximately 12' tall, equipped with an HVAC system and generator. This project is planned to be phased, and as demand increases, there is a the potential for an additional 4 huts to be installed for a maximum final buildout of 6 huts total, each with its own emergency generator and all within the designated area. The applicant is requesting the following deviations with the Special Use Permit:

1. Deviation to allow for an 8-foot-tall privacy fence around the entire enclosure.
2. Deviation to allow for a crushed aggregate gravel base in place of the required hard surface within the enclosure.
3. Deviation to not require any street lighting.

Board members discussed the request for the Special Use permit. The boards discussion included who the end user is and where the data center is located that this facility would serve, the appearance requirements the Plan Commission requested, the fence, and the electrical engineering requirements that a resident raised during public comment. Overall the board did not express any concerns with the project. One board member questioned if the additional architecture requirements to the structures the Plan Commission requested were really necessary. The Board requested that the applicant discuss the electrical components with the resident that was at the meeting and share their discussions with the Village Board. Attached you will find comments the resident sent to the applicants with the applicants responses.

The Plan Commission held the required public hearing on December 17, 2025 and continued the hearing until January 21, 2026. The Commissioners voted 5 to 1 to recommend approval of the proposed special use with the following conditions:

1. Subject to Final Engineering approval.
2. The installation of the future huts within the subject area may be approved at the staff level.
3. There shall be no new above ground poles installed, and all lines must be buried.
4. With the noted modifications:
 - a. Building in the northeast corner shall have a gambrel roof design with a metal roof and a central cupola. The building will have composite board and batten siding with bronze trim/accents. The building color will be warm white.
 - b. The other five buildings toward the rear of the site will have gable roofs, with composite board and batten siding with the same color scheme as the NE corner building.
 - c. The Eastern Red Cedar shall be replaced with another type of pine tree.

AYES: Guddendorf, Bieritz, Coia, Airhart, Dubina

NAYES: Rockwell

ABSENT: Sabo

These additional conditions were conveyed to the applicants and they have agreed that they can adhere to all of them.

COST

All costs associated with the request are borne by the Applicant.

ATTACHMENTS

- Comments from resident sent to AECOM
- PC Recommendation 26-01
- An Ordinance Granting Approval of a Special Use Permit for a fiber hut facility
- Project Narrative
- Engineering Plans

RECOMMENDATION

That the Village Board approve the Ordinance granting approval of a Special Use for a fiber hut facility located on US Route 30 subject to the following conditions:

1. Subject to Final Engineering approval.
2. The installation of the future huts within the subject area may be approved at the staff level.
3. There shall be no new above ground poles installed, and all lines must be buried.
4. With the noted modifications:
 - a. Building in the northeast corner shall have a gambrel roof design with a metal roof and a central cupola. The building will have composite board and batten siding with bronze trim/accents. The building color will be warm white.

- b. The other five buildings toward the rear of the site will have gable roofs, with composite board and batten siding with the same color scheme as the NE corner building.
- c. The Eastern Red Cedar shall be replaced with another type of pine tree.

With the following deviations:

1. Deviation to allow for an 8-foot-tall privacy fence around the entire enclosure.
2. Deviation to allow for a crushed aggregate gravel base in place of the required hard surface within the enclosure.
3. Deviation to not require any street lighting.

	Item	Area of Focus		Comment/ Question	AECOM Requested Comments
1	Fence	Electrical Conduit Tracing Plan -Grounding	Pg 19	Plan shows grounding for the corner fence posts. Request that all fence posts be connected to the ground grid via whips. Or, could all the fence posts be bonded directly to the corner fence posts via one means (Reference Photos 1 & 2)	This will be added to the final site plans.
2	Fence	Labeling	N/A	Plans do not show the labelling at this point. Request that all fence labels for potential electrical shock or others be both in both English and Spanish.	This will be added to the final site plans.
3	Genets	Generator Fuel Detection and Containment	N/A	At the meeting information was provided that up to 14,000 gallons of diesel fuel may be stored on-site to support the operation of the Gensets. It was mentioned that they are GENERAC units. Since the site will not be constantly manned, are there plans for a Fuel Containment System with local or remote monitoring?	Generator tanks are 1573 gallons, double walled/secondary containment tanks, with remote fuel level monitoring, remote fuel tank rupture monitoring, remote and local fuel fill alarms with catch basin, and all tanks are pressure tested.
4	ILA Shelter(s)	Battery - Hydrogen Monitoring and Detection	N/A	Since there are Battery Racks within the ILA Shelters - Is there Hydrogen monitors/ detectors within 30' of battery rack and a ventilation system to remove the potential hydrogen if personnel are required to enter the shelters.	Yes, all buildings have Hydrogen monitors located within 5 feet of the batteries. Hydrogen detectors connect to all HVACs to control automatic emergency exhaust ventilation. They contain audible alarms and throws a remote alarm to NOC.
5,	ILA Shelter(s)	Fire Alarm Panel	N/A	Is a panel provided in each shelter in case of smoke detectors and/or hydrogen sensor activation - remote or local notification only	Buildings do not come with a FACP system or fire suppression HOWEVER, all buildings have multiple smoke detectors that send an alarm to our NOC remotely. All sites get registered with all local 911/fire depts. Also, the smoke detectors connect to our HVACs for emergency shutdown/economizer close. Our smoke detectors are powered directly from the DC Plant for 24/7 uptime. Also, regarding fire protection/prevention, all doors have a 10lb CO2 fire extinguisher that is maintained next to the door. The building has emergency general lighting, and emergency security (fire exit) lighting. See line 4 regarding the hydrogen sensors.

Fence Grounding Pictures



VILLAGE PRESIDENT
Sue Stillwell

VILLAGE ADMINISTRATOR
Scott Koepfel

VILLAGE CLERK
Tracey R. Conti



VILLAGE TRUSTEES
Heidi Lendi
Matthew Bonnie
Sean Michels
Anthony Speciale
Nora London
Michael Roskopf

R E C O M M E N D A T I O N

PC26-01

TO: Village President and Board of Trustees
FROM: Planning Commission
DATE: Meeting of February 3, 2026
PETITION: 25-016 AECOM & MMI - Special Use Permit for a Public Utility Facility

PROPOSAL

The applicant is requesting approval of a Special Use Permit for a Public Utility Facility in the M1 District.

LOCATION MAP



BACKGROUND & HISTORY

The subject property is a vacant parcel off Route 30. Specifically, the project area is a small, 180' x 240' designated area in the northeast corner of the subject parcel. It is zoned M1 Limited Manufacturing District. AECOM and Middle Mile Infrastructure (Meta) have submitted an application for a Special Use Permit to construct two fiber huts, which will be 24' x 36' prefabricated concrete structures, approximately 15' tall, equipped with an HVAC system and a generator. As demand increases, an additional four huts may be installed for a maximum final buildout of six huts, each with its own emergency generator. The huts will house telecommunications equipment necessary for signal amplification and network reliability. They operate with minimal noise, require minimal maintenance, and will not generate traffic or emissions. The enclosure will be screened with an 8-foot-tall privacy fence and landscaping. The Facility will be unmanned, but will be serviced weekly and monthly, depending on needs. Water and sewer are not required for these huts.

The applicant is also requesting the following deviations with the Special Use Permit:

1. Deviation to allow for an 8-foot-tall privacy fence around the entire enclosure.
2. Deviation to allow for a crushed aggregate gravel base in place of the required hard surface within the enclosure.
3. Deviation to not require any street lighting.

DISCUSSION

Commissioners discussed the proposal at the December 17, 2025 Plan Commission meeting and continued it to the January 21, 2026 Plan Commission meeting. The Commissioners requested that the applicant modify the Landscape Plan to mimic the landscaping proposed for the Community Solar Farm project immediately east of the subject property, and to provide building elevations that show the proposed fiber huts with gable roofs and gambrel roofs, along with color variations for the proposed fencing. The applicant complied with these requests and the Commissioners incorporated additional conditions concerning the architecture of the fiber huts and the Landscape Plan.

FINDINGS OF FACT

When considering special use requests, the Zoning Ordinance provides certain standards to be considered. The Planning Commission hereby finds that the proposed Special Use:

- a) Will be harmonious with and in accordance with the general objectives of the Comprehensive Land Use Plan and/or this zoning ordinance.

The special use will be harmonious within the general objectives of the Comprehensive Land Use Plan as it aims to minimize negative impacts from industrial-type development. Truck traffic was a top concern for potential negative impacts of industrial development, which an important note of this facility is that it generates very minimal traffic. Additionally, the Comprehensive Plan notes it plans to identify gaps of high-speed broadband network, particularly in industrial and commercial areas. This special use is

a step forward to investing in implementation in key areas. The special use will be in accordance with the Zoning Ordinance as it follows the development standards laid out under Chapter 10 M-1, Limited Manufacturing District. The purpose of the Zoning Ordinance is for the protection and promotion of the public health, safety, comfort and general welfare of the people. We have considered potential concerns such as traffic and environmental impact, and have developed plans to mitigate these issues. Our proposal includes landscaping, screening and noise control that align with these goals. Additionally, as stated above, this project will generate minimal traffic.

- b) Will be designed, constructed, operated and maintained so as to be harmonious and appropriate in appearance with the existing or intended character of the general vicinity, and that such use will not alter the essential character of the same area.

The fiber amplification hut will be designed to be harmonious and appropriate in appearance with the existing character of the general vicinity as it will follow all design standards laid out by the zoning ordinance. The design will incorporate architectural styles and materials that complement the surrounding buildings, and the landscaping will enhance the area's aesthetic appeal. The proposed use will maintain the same building heights, ensuring consistency with the character of the vicinity. Potential impacts, such as increased traffic, will be minimal.

The fiber amplification hut will be constructed in a swift manner, aiming to minimally disturb the public during construction. The fiber amplification hut is prefabricated, so once the concrete pads have been poured and settled the fiber hut will be delivered and set. As the current parcel is abutting the airport property, contact with the FAA will be made to ensure the delivery of the hut will not interfere with any restrictions, as the hut is typically landed onto the pad by crane.

The operation and maintenance of the fiber amplification hut will follow the M-1 district purpose in being high quality, nuisance free service use. The operation and maintenance plans include regular upkeep and noise control measures to ensure the use remains in harmony with the community. The fiber amplification hut operates at a 55dbA noise level within the property line. The maintenance of this facility is sporadic, as it is unmanned and will only be serviced weekly to monthly. Therefore, this service use will generate very minimal traffic.

- c) Will not be hazardous or disturbing to existing or future neighborhood uses.

The proposed use will not be hazardous or disturbing to existing or future neighborhood uses. We will implement comprehensive safety measures, including secure building designs, and strict adherence to health and safety regulations. To minimize disturbances, we will employ noise reduction strategies, maintain minimal traffic generation, and maintain a clean environment. The proposed use is designed to be compatible with existing and future neighborhood uses, ensuring it does not interfere with residential areas, schools, parks, or other community facilities. The fiber

amplification hut facility will operate at a 55db noise level within the property line, meaning it is quieter past this area.

- d) Will be adequately served by essential public facilities and services such as highways, streets, police and fire protection, drainage structures, refuse disposal, water sewers and schools, or that the persons or agencies responsible for the establishment of the proposed use shall be able to provide adequately any such services.

The proposed use will be adequately served by essential public facilities and services such as highways, streets, police and fire protection, drainage structures, refuse disposal. Drainage structures and refuse disposal systems are in place to manage waste and prevent flooding. Water and sewer services are not required for this site.

- e) Will not create excessive additional requirements at public cost for public facilities and services, and will not be detrimental to the economic welfare of the Village.

The special use of the fiber amplification hut will not create excessive additional requirements at public cost for public facilities and services and will not be detrimental to the economic welfare of the Village of Sugar Grove. The project will utilize existing roads and emergency services, ensuring no significant additional investment is required.

- f) Will not involve uses, activities, processes, materials, equipment and/or conditions of operation that will be detrimental to any persons, property or the general welfare by reason of excessive production of traffic, noise, smoke, fumes, glare or odors.

The fiber amplification hut will not involve activities that would be detrimental to any persons, property, or genal welfare by excessive production of traffic, noise, smoke, fumes, glare, or odors. As mentioned, the fiber amplification hut operates at a 55db noise level within the property line, so noise will not be excessive. Additionally, due to the sporadic maintenance of this unmanned facility very minimal traffic will be generated.

- g) Will have vehicular approaches to the property which shall be so designed as to not create an undue interference with traffic on surrounding public streets or highways.

The special use will have vehicular approaches to the property, which shall be designed to not create an undue interference with traffic on surrounding streets and highways. The current site plan will indicate that the facility is utilizing a pre-existing curb cut for the drive. Additionally, the facility is unmanned and maintenance is sporadic, so very minimal traffic will be generated to the facility. We will work closely with traffic management authorities to ensure that the design aligns with traffic management plans and regulations.

- h) Will not increase the potential for flood damage to adjacent property, or require additional public expense for flood protection, rescue or relief.

The fiber amplification hut special use will not increase the potential for flood damage to adjacent property, or require additional public expense for flood protection, rescue or relief. Comprehensive flood risk mitigation measures will be implemented, including proper drainage systems, elevation of structures, and use of flood-resistant materials. Infrastructure improvements like a permeable gravel site and bioswales will be made to manage stormwater effectively. Additionally, the proposed use will adhere to local floodplain management regulations.

- i) Will not result in the destruction, loss or damage of natural, scenic or historic features of major importance to the Village.

The fiber amplification hut special use will not result in the destruction, loss or damage of natural, scenic or historic features of major importance to the village. Adherence to environmental regulations will ensure these features are preserved.

EVALUATION

The proposed Special Use Permit for a Public Utility Facility would be in line with the Village's Comprehensive Plan and would not be detrimental to the surrounding areas.

Generally, this use is required to conform to the Village of Sugar Grove Special Use Standards. The following evaluation is based on the Special Use Standards.

1. Land Use/General – The proposed use remains consistent with the Comprehensive Plan and the Zoning on the property.
2. Existing Conditions – The property is vacant, and the use will be within the small, designated area.
3. Lots & Buildings – There is no building on the site.
4. Parking – There is no parking on the site, nor is it required.

PUBLIC RESPONSE

After due notice, the Planning Commission held a public hearing on December 17, 2025. Three residents had initial concerns because they assumed the project area was larger and located toward the south of the parcel, and that it may affect airplanes. The project area is in fact located toward the northeast corner of the parcel and is only 180' x 240', and will not affect airplanes. The hearing was continued to the January 21, 2026 Plan Commission meeting where no objectors were present.

RECOMMENDATION

After carefully considering the facts, the Planning Commission recommends the Village Board **approve** the Special Use Permit for a Public Utility Facility, and to incorporate the findings of fact, subject to the following conditions;

1. Subject to Final Engineering approval.
2. The installation of the future huts within the subject area may be approved at the staff

level.

3. There shall be no new above ground poles installed, and all lines must be buried.
4. The fiber hut in the northeast corner will receive a gambrel roof design with a metal roof and a central cupola. The fiber hut will have composite siding with board and batten, with bronze trim. The color of the fiber hut will be warm white.
5. The other five fiber huts toward the rear of the site will have gable roofs, with board and batten siding, with the same color scheme as the fiber hut near the northeast corner.
6. The Eastern Red Cedar tree proposed in the Landscape Plan shall be replaced with another type of pine tree.

AYES: Airhart, Bieritz, Coia, Guddendorf, Dubina

NAYES: Rockwell

ABSENT: Sabo

Motion Passed



**Village of Sugar Grove
Kane County, Illinois**

Ordinance No.: 2026-0217CD1

**AN ORDINANCE GRANTING A SPECIAL USE PERMIT FOR A FIBER HUT
FACILITY LOCATE ON US ROUTE 30**

**Adopted by the
Village Board
of the
Village of Sugar Grove
February 17, 2026**

Published in pamphlet form by
Authority of the Village Board
of the Village of Sugar Grove,
Kane County, February 17, 2026

Village Clerk

(seal)



**VILLAGE OF SUGAR GROVE
KANE COUNTY, ILLINOIS**

ORDINANCE NO.: 2026-0217CD1

**AN ORDINANCE GRANTING A SPECIAL USE PERMIT FOR A FIBER HUT FACILITY
LOCATE ON US ROUTE 30**

WHEREAS, the Village of Sugar Grove (“Village”) is not a home rule municipality within Article VII, Section 6A of the Illinois Constitution and accordingly, acts pursuant to the powers granted to it under 65 ILCS 5/1-1 *et seq.* and other applicable statutes; and,

WHEREAS, the Illinois Municipal Code, 65 ILCS 5/11-13-1.1 provides that the corporate authorities of any municipality may in its ordinances provide for the classification of special uses; and,

WHEREAS, the Village President and Board of Trustees of the Village (“Village Board”) have adopted a zoning ordinance, which has been amended from time to time, which provides for the classification of special uses; and,

WHEREAS, AECOM and Middle Mile Infrastructure (“Applicant”), is duly authorized to make application for a Special Use Permit for a fiber hut facility on the property located on US Route 30 and legally described in **Exhibit “A”** (“Property”); and,

WHEREAS, the Applicant has made application to request to grant a Special Use Permit for a fiber hut facility on the Property; and,

WHEREAS, after due notice and opportunity to be heard, the Village’s Planning Commission/Zoning Board of Appeals held a public hearing on December 17, 2025 and continued it until January 21, 2026, to consider the request to grant a Special Use Permit for a fiber hut facility and no objectors were present; and,

WHEREAS, the Planning Commission/ Zoning Board of Appeals made its findings of fact and recommendation in Planning Commission Recommendation PC26-01 that the Village Board grant the Special Use Permit subject to the below conditions; and

WHEREAS, the Village Board has found that the requested Special Use Permit complies with the standards as set forth in the Zoning Ordinance and concurs with the recommendation of the Planning Commission/Zoning Board of Appeals subject to the below conditions.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF TRUSTEES OF THE VILLAGE OF SUGAR GROVE, KANE COUNTY, ILLINOIS, AS FOLLOWS:

SECTION ONE: INCORPORATION OF RECITALS

1. The foregoing recital clauses are incorporated herein and adopted as the findings of fact by the Village Board of the Village of Sugar Grove.

SECTION TWO: ADOPTION OF FINDINGS OF FACT FOR SPECIAL USE

The Village Board hereby adopt the findings of fact for the Special Use as determined by the Planning Commission/Zoning Board of Appeals set forth on **Exhibit "B"**, and summarized below:

1. That the Special Use will be harmonious with and in accordance with the general objectives of the comprehensive land use plan and/or the Village's Zoning Ordinance.
2. That the Special Use will be designed, constructed, operated, and maintained so as to be harmonious and appropriate in appearance with the existing or intended character of the general vicinity, and that such use will not alter the essential character of the same area.
3. That the Special Use will not be hazardous or disturbing to exiting or future neighborhood uses.
4. That the Special Use will be adequately served by essential public facilities and services such as highways, streets, police and fire protection, drainage structures, refuse disposal, water, sewers, and schools, or that the persons or agencies responsible for the establishment of the proposed use shall be able to adequately provide any such services.
5. That the Special Use will not create excessive additional requirements at the public cost for public facilities and services and will not be detrimental to the economic welfare of the Village.
6. That the Special Use will not invoke uses, activities, processes, materials, equipment, and/or conditions of operation that will be detrimental to any persons, property, or the general welfare by reason of excessive production of traffic, noise, smoke, fumes, glare, or odors.
7. That the Special Use will have vehicular approaches to the property which shall be so designed as to not create an undue interference with traffic on surrounding public streets or highways.
8. That the Special Use will not increase the potential for flood damage to adjacent property, or require additional public expense for flood protection, rescue, or relief.
9. That the Special Use will not result in the destruction, loss, or damage of natural, scenic, or historic features of major importance to the Village.

SECTION THREE: GRANTING A SPECIAL USE PERMIT

1. That a special use for a commercial antenna is **HEREBY GRANTED** as follows:

- a. That a Special Use for a commercial antenna is hereby granted on the Property commonly known as 565 Bliss Road and legally described in **Exhibit "A"**, attached hereto and made a part hereof by this reference. The special use shall be in substantial accordance with **Exhibit "C"**, attached hereto and incorporated herein, except as otherwise permitted by the Zoning Officer in the final approval of plans.

SECTION FOUR: APPROVED DEVIATIONS

1. Deviation to allow for an 8-foot-tall privacy fence around the entire enclosure.
2. Deviation to allow for a crushed aggregate gravel base in place of the required hard surface within the enclosure.
3. Deviation to not require any street lighting.

SECTION FOUR: CONDITIONS OF APPROVAL

1. Subject to Final Engineering approval.
2. The installation of the future huts within the subject area may be approved at the staff level.
3. There shall be no new above ground poles installed, and all lines must be buried.
4. With the noted modifications:
 - a. Building in the northeast corner shall have a gambrel roof design with a metal roof and a central cupola. The building will have composite board and batten siding with bronze trim/accents. The building color will be warm white.
 - b. The other five buildings toward the rear of the site will have gable roofs, with composite board and batten siding with the same color scheme as the NE corner building.
 - c. The Eastern Red Cedar shall be replaced with another type of pine tree.

PRESENTED, PASSED AND APPROVED by the President and the Board of Trustees of the Village of Sugar Grove, Kane County, Illinois, on this **17TH** , day of **February 2026**.

Sue Stillwell, Village President

Tracey R. Conti, Village Clerk

BOARD VOTE:

	Aye	Nay	Absent	Abstain	Recuse
Trustee Heidi Lendi	_____	_____	_____	_____	_____
Trustee Matthew Bonnie	_____	_____	_____	_____	_____
Trustee Sean Michels	_____	_____	_____	_____	_____
Trustee Anthony Speciale	_____	_____	_____	_____	_____
Trustee Nora London	_____	_____	_____	_____	_____
Trustee Michael Roskopf	_____	_____	_____	_____	_____

Exhibit A

THAT PART OF THE NORTHEAST QUARTER OF SECTION 19 AND PART OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 38 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:
COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 19; THENCE NORTH 89 DEGREES 15 MINUTES 26 SECONDS WEST ALONG THE NORTH LINE OF SAID SECTION 170.30 FEET; THENCE SOUTH 0 DEGREES 30 MINUTES 0 SECONDS WEST 205.30 FEET; THENCE NORTH 85 DEGREES 35 MINUTES 0 SECONDS EAST 807.90 FEET; THENCE SOUTH 0 DEGREES 22 MINUTES 0 SECONDS WEST 2.57 FEET TO THE CENTER LINE OF U.S. ROUTE NO. 30 FOR A POINT OF BEGINNING; THENCE CONTINUING SOUTH 0 DEGREES 22 MINUTES 0 SECONDS WEST 2109.57 FEET TO THE NORTHERLY LINE OF A TRACT CONVEYED TO THE CHICAGO, BURLINGTON AND QUINCY RAILROAD BY DOCUMENT NUMBER 431581; THENCE WESTERLY ALONG SAID NORTHERLY LINE 2815.97 FEET; THENCE NORTH 0 DEGREES 11 MINUTES 0 SECONDS WEST 1158.08 FEET TO THE CENTER LINE OF SAID ROUTE 30; THENCE EASTERLY ALONG SAID CENTER LINE 2736.40 FEET TO THE POINT OF BEGINNING; EXCEPT THE EASTERLY 1200 FEET, AS MEASURED AT RIGHT ANGLES TO THE EASTERLY LINE THEREOF, IN THE VILLAGE OF SUGAR GROVE, KANE COUNTY, ILLINOIS.

Exhibit B

When considering special use requests, the Zoning Ordinance provides certain standards to be considered. The Planning Commission hereby finds that the proposed Special Use

- a) Will be harmonious with and in accordance with the general objectives of the Comprehensive Land Use Plan and/or this zoning ordinance.

The special use will be harmonious within the general objectives of the Comprehensive Land Use Plan as it aims to minimize negative impacts from industrial-type development. Truck traffic was a top concern for potential negative impacts of industrial development, which an important note of this facility is that it generates very minimal traffic. Additionally, the Comprehensive Plan notes it plans to identify gaps of high-speed broadband network, particularly in industrial and commercial areas. This special use is a step forward to investing in implementation in key areas. The special use will be in accordance with the Zoning Ordinance as it follows the development standards laid out under Chapter 10 M-1, Limited Manufacturing District. The purpose of the Zoning Ordinance is for the protection and promotion of the public health, safety, comfort and general welfare of the people. We have considered potential concerns such as traffic and environmental impact, and have developed plans to mitigate these issues. Our proposal includes landscaping, screening and noise control that align with these goals. Additionally, as stated above, this project will generate minimal traffic.

- b) Will be designed, constructed, operated and maintained so as to be harmonious and appropriate in appearance with the existing or intended character of the general vicinity, and that such use will not alter the essential character of the same area.

The fiber amplification hut will be designed to be harmonious and appropriate in appearance with the existing character of the general vicinity as it will follow all design standards laid out by the zoning ordinance. The design will incorporate architectural styles and materials that complement the surrounding buildings, and the landscaping will enhance the area's aesthetic appeal. The proposed use will maintain the same building heights, ensuring consistency with the character of the vicinity. Potential impacts, such as increased traffic, will be minimal.

The fiber amplification hut will be constructed in a swift manner, aiming to minimally disturb the public during construction. The fiber amplification hut is prefabricated, so once the concrete pads have been poured and settled the fiber hut will be delivered and set. As the current parcel is abutting the airport property, contact with the FAA will be made to ensure the delivery of the hut will not interfere with any restrictions, as the hut is typically landed onto the pad by crane.

The operation and maintenance of the fiber amplification hut will follow the M-1 district purpose in being high quality, nuisance free service use. The operation and maintenance plans include regular upkeep and noise control measures to ensure the use remains in harmony with the community. The fiber amplification hut operates at a 55dbA noise level within the property line. The maintenance of this facility is sporadic, as it is unmanned and will only be serviced weekly to monthly. Therefore, this service use will generate very minimal traffic.

- c) Will not be hazardous or disturbing to existing or future neighborhood uses.

The proposed use will not be hazardous or disturbing to existing or future neighborhood uses. We will implement comprehensive safety measures, including secure building designs, and strict adherence to health and safety regulations. To minimize disturbances, we will employ noise reduction strategies, maintain minimal traffic generation, and maintain a clean environment. The proposed use is designed to be compatible with existing and future neighborhood uses, ensuring it does not interfere with residential areas, schools, parks, or other community facilities. The fiber amplification hut facility will operate at a 55db noise level within the property line, meaning it is quieter past this area.

- d) Will be adequately served by essential public facilities and services such as highways, streets, police and fire protection, drainage structures, refuse disposal, water sewers and schools, or that the persons or agencies responsible for the establishment of the proposed use shall be able to provide adequately any such services.

The proposed use will be adequately served by essential public facilities and services such as highways, streets, police and fire protection, drainage structures, refuse disposal. Drainage structures and refuse disposal systems are in place to manage waste and prevent flooding. Water and sewer services are not required for this site.

- e) Will not create excessive additional requirements at public cost for public facilities and services, and will not be detrimental to the economic welfare of the Village.

The special use of the fiber amplification hut will not create excessive additional requirements at public cost for public facilities and services and will not be detrimental to the economic welfare of the Village of Sugar Grove. The project will utilize existing roads and emergency services, ensuring no significant additional investment is required.

- f) Will not involve uses, activities, processes, materials, equipment and/or conditions of operation that will be detrimental to any persons, property or the general welfare by reason of excessive production of traffic, noise, smoke, fumes, glare or odors.

The fiber amplification hut will not involve activities that would be detrimental to any persons, property, or genal welfare by excessive production of traffic, noise, smoke, fumes, glare, or odors. As mentioned, the fiber amplification hut operates at a 55db noise level within the property line, so noise will not be excessive. Additionally, due to the sporadic maintenance of this unmanned facility very minimal traffic will be generated.

- g) Will have vehicular approaches to the property which shall be so designed as to not create an undue interference with traffic on surrounding public streets or highways.

The special use will have vehicular approaches to the property, which shall be designed to not create an undue interference with traffic on surrounding streets and highways. The current site plan will indicate that the facility is utilizing a pre-existing curb cut for the drive. Additionally, the facility is unmanned and maintenance is sporadic, so very minimal traffic will be generated to the facility. We will work closely with traffic management authorities to ensure that the design aligns with traffic management plans and regulations.

- h) Will not increase the potential for flood damage to adjacent property, or require additional public expense for flood protection, rescue or relief.

The fiber amplification hut special use will not increase the potential for flood damage to adjacent property, or require additional public expense for flood protection, rescue or relief. Comprehensive flood risk mitigation measures will be implemented, including proper drainage systems, elevation of structures, and use of flood-resistant materials. Infrastructure improvements like a permeable gravel site and bioswales will be made to manage stormwater effectively. Additionally, the proposed use will adhere to local floodplain management regulations.

- i) Will not result in the destruction, loss or damage of natural, scenic or historic features of major importance to the Village.

The fiber amplification hut special use will not result in the destruction, loss or damage of natural, scenic or historic features of major importance to the village. Adherence to environmental regulations will ensure these features are preserved.



2151 Pickens St, Suite 301
Columbia, SC, 29201

January 11, 2026

Village of Sugar Grove

Community Development Department
601 Heartland Drive
Sugar Grove, IL 60554

Subject: Special Use Permit Application – Fiber Optic Inline Amplification Hut

Dear Community Development Department,

On behalf of Middle Mile Infrastructure, I am submitting this letter along with the required documentation to formally request a Special Use Permit for the installation of a fiber optic inline amplification hut at Route 30, Sugar Grove, IL 60554, within the Village of Sugar Grove. MMI is a private utility company aiming to develop an unmanned In-Line Amplifying (ILA) hut to energize underground fiber optic lines. The buried fiber optic cable is transferred from underground to connect with transceiver devices to boost and enhance data signals. The fiber will be used by private or public network providers at the local and regional scale.

This facility is a critical component of a larger regional fiber optic network designed to enhance broadband infrastructure and connectivity across the region. The proposed hut will be a small, unmanned, prefabricated structure designed to house telecommunications equipment necessary for signal amplification and network reliability. It will operate with minimal noise, require minimal maintenance, and will not generate traffic or emissions.

MMI's fiber hut is part of an extensive network of fiber optic infrastructure. Specifically, the equipment enclosure will initially include two (2) 24'x36' prefabricated concrete buildings, approximately 15' tall, each equipped with an HVAC system and an emergency generator. As part of our phasing plan, we will initially install two huts and two generators. As demand increases, there is the potential for additional huts to be installed with a maximum final buildout of six huts total. Each hut will have its own emergency generator. The generators will run every three months for about 5 minutes for testing and maintenance, and will also operate during any power outages. The noise generated by the generators and HVAC systems is approximately 55 decibels.

The proposed facility will generate minimal traffic as this is an unmanned facility serviced weekly to monthly for facility maintenance. Water and sewer are not required for these huts and landscaping can be provided to meet buffer requirements.

The proposed facility in the Village of Sugar Grove will be similar in appearance to the photo below and will include a Trex privacy fence (color palette included on Sheet 11) and landscaping elements to ensure it is well-screened and aesthetically integrated into the surrounding environment (See Sheets 22-23 for landscaping plans). Building elevations have been provided on Sheets 25-27 that show what the fiber hut(s) will look like. The elevations show a brick façade for the huts with two roof styles for consideration including a gable style roof as well as a gambrel/barn style roof.



We believe this use is consistent with the Village's goals for infrastructure development and technological advancement, and we are committed to ensuring that the installation meets all

MMI - UNMANNED ILA UTILITY BUILDING ORD-LH1.5 VILLAGE OF SUGAR GROVE, IL



VICINITY MAP
SCALE: 1" = 2000'

REFERENCE:
MAPPING OBTAINED FROM MICROSOFT BING
STREET MAP
DATED 2025

Sheet List Table	
Sheet Number	Sheet Title
1	COVER SHEET
2	GENERAL NOTES
3	EXISTING CONDITIONS
4	DEMOLITION
5	GRADING PLAN
6	EROSION CONTROL PLAN
7	EROSION CONTROL NOTES & DETAILS
8	PROPOSED EASEMENT EXHIBIT
9	SITE PLAN - INITIAL BUILD
10	SITE PLAN - FUTURE BUILD
11	SITE DETAILS-1
12	SITE DETAILS-2
13	STRUCTURAL DETAILS-1
14	STRUCTURAL DETAILS-2
15	STRUCTURAL DETAILS-3
16	ELECTRICAL GENERAL NOTES, SYMBOL LEGENDS, AND ABBREVIATIONS
17	ELECTRICAL SITE PLAN
18	ELECTRICAL GROUNDING PLAN
19	ELECTRICAL CONDUIT TRACING PLAN
20	ELECTRICAL SPECIFICATIONS
21	ELECTRICAL ONE-LINE DIAGRAM
22	LANDSCAPE PLAN
23	LANDSCAPE PROFILE
24	SITE SECTION PROFILE
25	ILA 4-12 PITCH GABBLE ROOF
26	ILA SHED BARN ROOF SIDE VIEW
27	ILA SHED BARN ROOF END VIEW
28	IDOT MPT-WZTC DETAILS
29	SUGAR GORVE DRIVEWAY DETAIL



AERIAL MAP
SCALE: 1" = 600'

REFERENCE:
AERIAL PHOTOGRAPHIC OBTAINED FROM MICROSOFT BING
AERIAL IMAGERY
DATED 2025



**Know what's below.
Call before you dig.**

ISSUE FOR BID PLANS
DATE OF ISSUE: 01/08/2026



PROJECT
MMI - UNMANNED ILA
UTILITY BUILDING
ORD-LH1.5

PARCEL ID: 14-19-200-019
44W527 ROUTE 30
SUGAR GROVE, IL 60554

CLIENT
Middle Mile Infrastructure

CONSULTANT
AECOM Technical Services of South Carolina, Inc.
10 Patewood Drive, Suite 500
Greenville, SC 29615
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1-864-234-3069 tel
www.aecom.com

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I/R	DATE	DESCRIPTION

PROJECT NUMBER

60645418

SHEET TITLE

COVER SHEET

SHEET NUMBER

1

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Project Management Initials: _____
Designer: FCS
Checked: _____
Approved: _____
ANSI D 22" x 34"

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 Project Management Initials: _____ Designer: FCS Checked: _____ Approved: _____ ANS I D 22" x 34"



LEGEND

	WORK LIMIT LINE
	PROPERTY LINE
	RIGHT OF WAY LINE
	EXISTING MAJOR CONTOUR
	EXISTING MINOR CONTOUR
	PROPOSED EASEMENT LINE
	EXISTING WATER MAIN
	EXISTING OVERHEAD ELECTRIC
	EXISTING VEGETATION



PROJECT
 MMI - UNMANNED ILA
 UTILITY BUILDING
 ORD-LH1.5

PARCEL ID: 14-19-200-019
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SHEET TITLE

EXISTING CONDITIONS

SHEET NUMBER

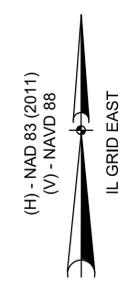
3

NOTES
 1. SEE GENERAL NOTES, SHEET 2.

0 20' 40'
 GRAPHIC SCALE: 1" = 20'
ISSUE FOR BID PLANS
 DATE OF ISSUE: 01/08/2026

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 Project Management Initials: _____ Designer: FCS Checked: _____ Approved: _____
 ANS I D 22" x 34"



LEGEND	
	WORK LIMIT LINE
	PROPERTY LINE
	RIGHT OF WAY LINE
	EXISTING MAJOR CONTOUR
	EXISTING MINOR CONTOUR
	PROPOSED EASEMENT LINE
	EXISTING TREELINE

AECOM

PROJECT
 MMI - UNMANNED ILA UTILITY BUILDING ORD-LH1.5

PARCEL ID: 14-19-200-019
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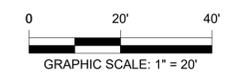
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IR	DATE	DESCRIPTION

- NOTES**
- DEMOLITION AND REMOVAL WORK MUST NOT DAMAGE EXISTING ITEMS TO REMAIN. CONTRACTOR MUST PROMPTLY REPORT TO THE A/E CONSTRUCTION MANAGER ALL DAMAGE RESULTING FROM HIS OPERATIONS ALONG WITH HIS REPAIR RECOMMENDATION FOR A/E APPROVAL. CONTRACTOR MUST REPAIR ALL DAMAGES RESULTING FROM HIS OPERATIONS TO THE SATISFACTION OF THE A/E CONSTRUCTION MANAGER.
 - ITEMS IDENTIFIED AS TO BE DEMOLISHED OR REMOVED AND DEBRIS MUST BECOME THE PROPERTY OF THE CONTRACTOR AND BE DISPOSED OF OFF SITE. EXERCISE CARE WHEN REMOVING ITEMS TO AVOID DAMAGING ADJACENT ITEMS REMAINING.
 - SEE GENERAL NOTES, SHEET 2.



ISSUE FOR BID PLANS
 DATE OF ISSUE: 01/08/2026

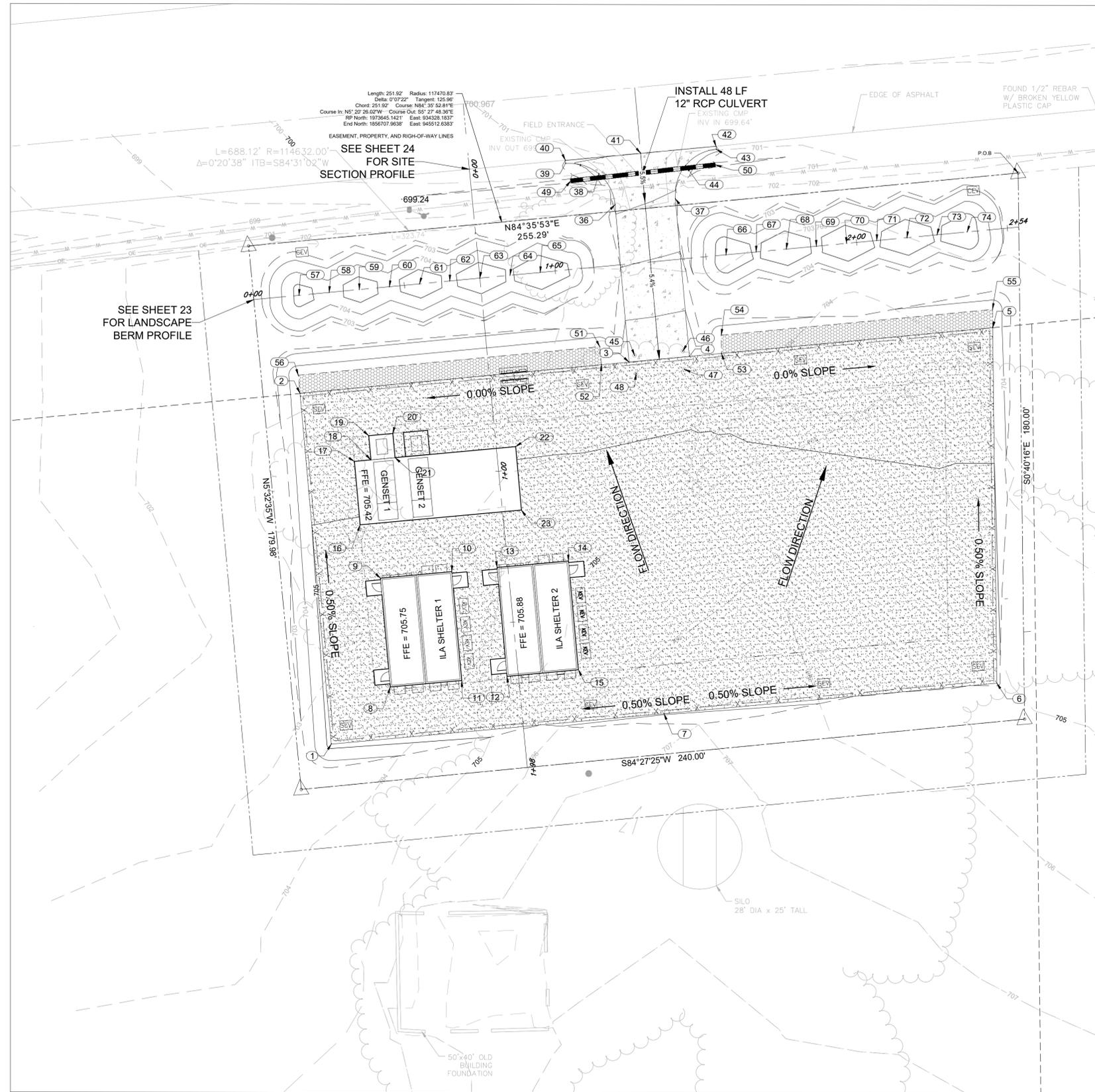
- CONSTRUCTION NOTES**
- D1** REMOVE VEGETATION AS NEEDED FOR CONSTRUCTING PAD, GRADING & ABOVE-GROUND INFRASTRUCTURE.
 - 2** REMOVE EXISTING PAVEMENT AND CULVERT

PROJECT NUMBER
 60645418

SHEET TITLE
 DEMOLITION

SHEET NUMBER
 4

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LEGEND

---	WORK LIMIT LINE
---	PROPERTY LINE
---	RIGHT OF WAY LINE
-765-	EXISTING MAJOR CONTOUR
-761-	EXISTING MINOR CONTOUR
-760-	PROPOSED MAJOR CONTOUR
-761-	PROPOSED MINOR CONTOUR
---	PROPOSED EASEMENT LINE
---	EXISTING TREE LINE
X	FENCE LINE
---	GRAVEL
---	CONCRETE

Point Table

Point #	Description	Elevation	Northing	Easting
1	EOG	705.36	1856519.7433	945285.7726
2	EOG	704.78	1856635.3362	945275.4583
3	EOG	704.78	1856645.6142	945384.1321
4	EOG	704.78	1856647.4974	945404.0433
5	EOG	704.78	1856656.9732	945504.2349
6	EOG	705.36	1856539.8120	945505.6072
7	EOG	705.91	1856529.7776	945395.6899
8	EOG	705.38	1856538.5664	945305.2971
9	EOG	705.16	1856574.4173	945302.0239
10	EOG	705.23	1856576.5689	945325.5929
11	EOG	705.50	1856540.7179	945328.8657
12	EOG	705.53	1856542.0816	945343.8033
13	EOG	705.26	1856577.9325	945340.5300
14	EOG	705.32	1856580.0841	945364.0991
15	EOG	705.63	1856544.2332	945367.3719
16	EOG	705.01	1856592.0090	945295.3109
17	EOG	704.90	1856612.9221	945293.4017
18	EOG	704.90	1856613.4221	945298.8789
19	EOG	704.86	1856621.3889	945298.1516
20	EOG	704.86	1856622.1162	945306.1185
21	EOG	704.90	1856614.1494	945306.8458
22	EOG	704.98	1856617.7856	945346.6773
23	EOG	705.14	1856596.8726	945348.5864
36	EOC	702.06	1856697.5082	945379.5163
37	EOC	702.38	1856699.4891	945399.4187
38	ECR	701.47	1856707.7366	945374.1717
39	EOC	700.88	1856711.1875	945363.1592
40	EG	700.88	1856712.1831	945363.0651
41	EG	701.08	1856714.4667	945387.9573
42	EG	701.20	1856716.7867	945412.8456
43	EOC	701.20	1856715.7858	945412.9408
44	ECR	701.78	1856710.4219	945402.8240
45	BOLLARD	704.68	1856647.8347	945385.9461
46	BOLLARD	704.89	1856649.2618	945401.8823
47	BOLLARD	704.81	1856643.2857	945402.4175
48	BOLLARD	704.82	1856641.8587	945386.4813
49	INV OUT	699.40	1856705.3843	945384.8446
50	INV IN	700.00	1856710.6770	945412.5929
51	INFIL TRENCH	704.78	1856650.7252	945374.4491
52	INFIL TRENCH	704.78	1856644.7519	945375.0141
53	INFIL TRENCH	704.78	1856648.4991	945414.6348
54	INFIL TRENCH	704.78	1856654.5192	945414.5642
55	INFIL TRENCH	704.78	1856662.9933	945504.1644
56	INFIL TRENCH	704.78	1856641.3096	945274.8934
57	TOB	705.43	1856667.6681	945275.1279

Point Table

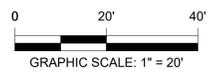
Point #	Description	Elevation	Northing	Easting
58	TOB	704.50	1856688.6096	945285.0835
59	TOB	705.57	1856669.5510	945295.0391
60	TOB	704.63	1856670.4931	945304.9946
61	TOB	705.69	1856671.4345	945314.9502
62	TOB	704.75	1856672.3753	945324.9058
63	TOB	705.80	1856673.3167	945334.8614
64	TOB	704.86	1856674.2588	945344.8169
65	TOB	705.92	1856675.1995	945354.7726
66	TOB	705.89	1856681.0046	945416.1546
67	TOB	704.85	1856681.9461	945426.1102
68	TOB	705.81	1856682.8875	945436.0658
69	TOB	704.81	1856683.8280	945446.0215
70	TOB	705.87	1856684.7685	945455.9771
71	TOB	704.87	1856685.7109	945465.9326
72	TOB	705.87	1856686.6523	945475.8882
73	TOB	704.86	1856687.5946	945485.8437
74	TOB	705.86	1856688.5360	945495.7993

GRADING NOTES

- CONSTRUCT SITE TO PROPOSED CONTOURS AND SPOT ELEVATIONS SHOWN USING SUITABLE MATERIAL. GRADES SHOWN ARE TOP OF FINAL GRADE.
- CONTRACTOR SHALL BE AWARE OF EXISTING UTILITY LINE(S) DURING DRIVEWAY CULVERT INSTALLATION.
- ALL NEW PAVEMENT/GRAVEL ABUTTING EXISTING PAVEMENTS/GRAVEL SHALL MATCH THE ELEVATION OF THE EXISTING.
- CONTRACTOR TO ENSURE POSITIVE DRAINAGE OF ALL FINISHED GRADE SURFACES.
- SEE GENERAL NOTES, SHEET 2.

LEGEND

- ECR - END OF CURVE RADIUS
- EOC - EDGE OF CONCRETE
- EOG - EDGE OF GRAVEL
- SPOT - FINISHED GRADE
- TOB - TOP OF BERM
- EG - EXISTING GROUND ELEVATION (TIE TO EXISTING POINT)



ISSUE FOR BID PLANS
 DATE OF ISSUE: 01/08/2026



PROJECT
 MMI - UNMANNED ILA UTILITY BUILDING ORD-LH1.5

PARCEL ID: 14-19-200-019
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 SUGAR GROVE, IL 60554

CLIENT
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I/R	DATE	DESCRIPTION

PROJECT NUMBER

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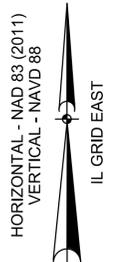
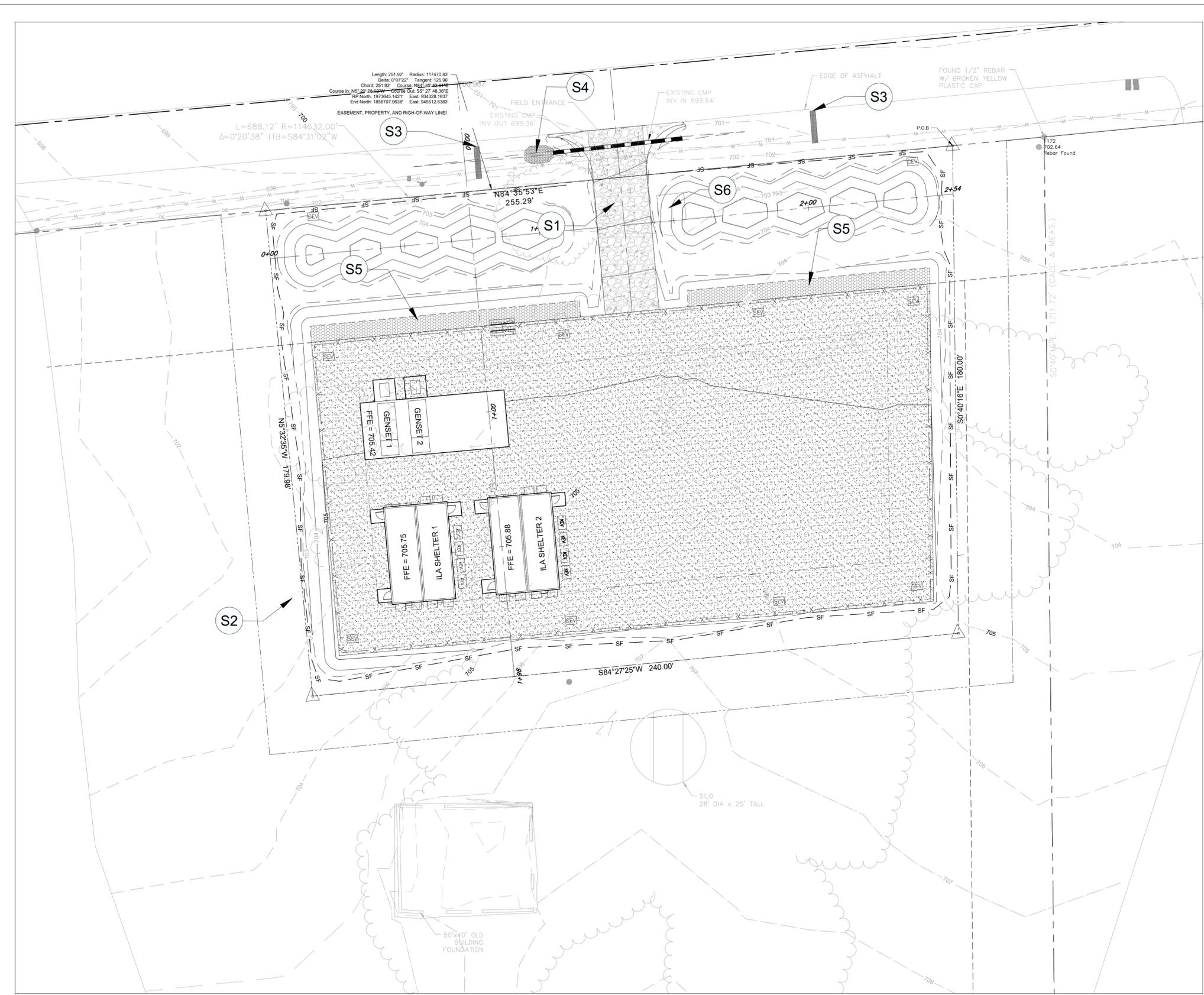
SHEET TITLE

GRADING PLAN

SHEET NUMBER

5

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LEGEND	
	WORK LIMIT LINE
	PROPERTY LINE
	EXISTING MAJOR CONTOUR
	EXISTING MINOR CONTOUR
	PROPOSED MAJOR CONTOUR
	PROPOSED MINOR CONTOUR
	PROPOSED SPOT ELEVATION
	SILT FENCE
	CONSTRUCTION ENTRANCE

EROSION CONTROL NOTES

1. THE ESCAPE OF SEDIMENT FROM THE SITE SHALL BE PREVENTED BY THE INSTALLATION OF EROSION AND SEDIMENT CONTROL MEASURES AND PRACTICES PRIOR TO, OR CONCURRENT WITH LAND DISTURBING ACTIVITIES.
2. EROSION CONTROL MEASURES WILL BE MAINTAINED AT ALL TIMES. IF FULL IMPLEMENTATION OF THE APPROVED PLAN DOES NOT PROVIDE FOR EFFECTIVE EROSION CONTROL, ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE IMPLEMENTED TO CONTROL OR TREAT THE SEDIMENT SOURCE.
3. ANY DISTURBED AREA LEFT EXPOSED FOR A PERIOD GREATER THAN 14 DAYS SHALL BE STABILIZED WITH MULCH OR TEMPORARY SEEDING.
4. SEE GENERAL NOTES, SHEET #.
5. SEE EROSION CONTROL DETAILS, SHEET 7.



PROJECT
MMI - UNMANNED ILA UTILITY BUILDING ORD-LH1.5

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SHEET TITLE

EROSION CONTROL PLAN

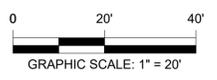
SHEET NUMBER

6

CONSTRUCTION NOTES:

- | | | | | | |
|--|---|--|--|--|--|
| | CONSTRUCT TEMPORARY CONSTRUCTION ENTRANCE, SEE DETAIL | | | INSTALL TEMPORARY ROCK CHECK DAM, SEE DETAIL | |
| | CONSTRUCT TEMPORARY SILT FENCE, SEE DETAIL | | | INSTALL ROCK OUTLET PROTECTION SEE DETAIL | |
| | INFILTRATION TRENCH, SEE DETAIL | | | CONSTRUCT TEMPORARY CONCRETE WASHOUT PIT. | |

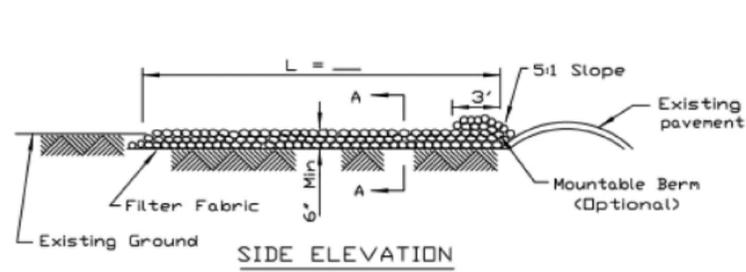
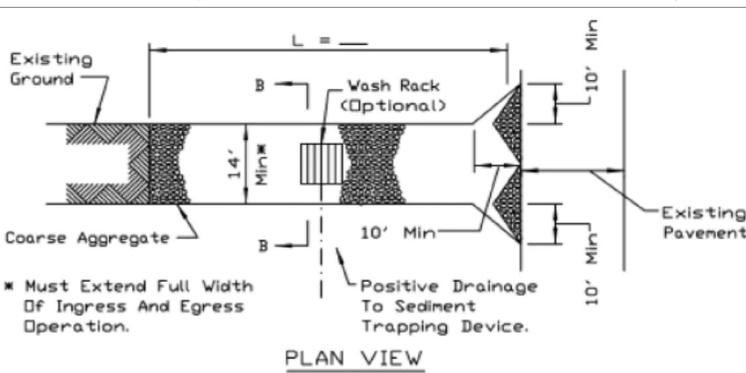
SEE SHEET 7 FOR EROSION AND SEDIMENT CONTROL NOTES AND DETAILS.



ISSUE FOR BID PLANS
 DATE OF ISSUE: 01/08/2026

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 Project Management Initials: Designer: FCS Checked: Approved: ANS I D 22" x 34"



- NOTES:**
1. Filter fabric shall meet the requirements of material specification 592 GEOTEXTILE, Table 1 or 2, Class I, II or IV and shall be placed over the cleared area prior to the placing of rock.
 2. Rock or reclaimed concrete shall meet one of the following IDOT coarse aggregate gradation, CA-1, CA-2, CA-3 or CA-4 and be placed according to construction specification 25 ROCKFILL using placement Method 1 and Class III compaction.
 3. Any drainage facilities required because of washing shall be constructed according to manufacturers specifications.
 4. If wash racks are used they shall be installed according to the manufacturer's specifications.

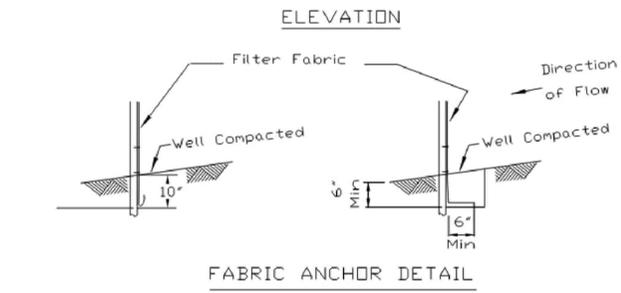
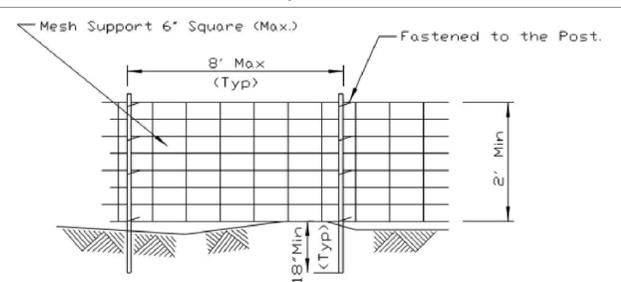
1
7 STABILIZED CONSTRUCTION ENTRANCE
NOT TO SCALE

GRASSING NOTES

- Lawn Grass Mix. Lawn grass seed shall be fresh, clean, new crop seed; mechanically premixed to the specified proportions. Lawn grass seed shall be a blend of the following: Kentucky Bluegrass, 80%, Rye Grass, 20%; planted at a rate of 3.0 pounds per 1000 square feet.
- Standards. Grass seeds shall comply with "Standards of Official Seed Analysts of North America," published by the Association of Official Seed Analysts, most recent edition; for 85% purity, 80% germination and 1% (maximum) weed seed (68% PLS).
- Delivery. Seed shall be delivered to the site in original unopened containers, bearing the dealer's guaranteed analysis and germination percentage and a certificate or stamp or release by a County agriculture commissioner.
- Seed to be applied by hydraulic method shall be mixed with wood fiber mulch, fertilizer and polymer at 50 pounds per 100 square feet.
- Fertilizer: Recommended for grass, with fifty percent of the elements derived from organic sources; of proportion necessary to eliminate any deficiencies of topsoil, as indicated by analysis.
- Water: Clean, fresh and free of substances or matter which could inhibit vigorous growth of grass.

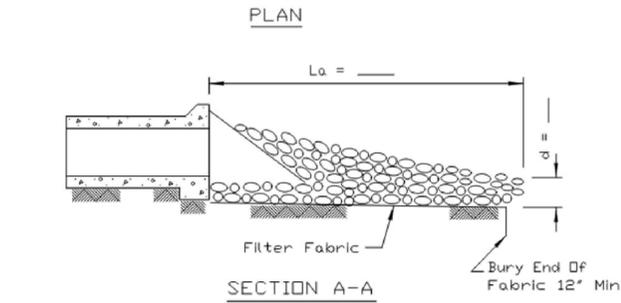
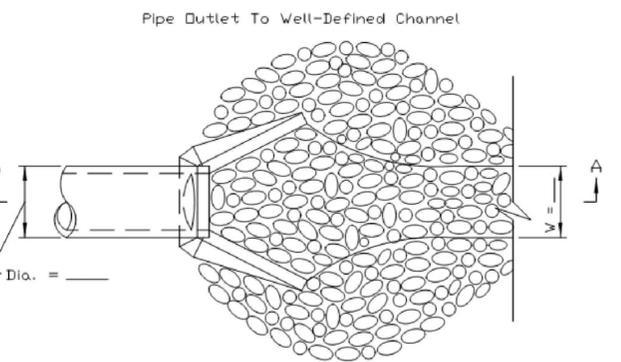
GENERAL DETAIL NOTES

- DETAILS 1, 2, 3, AND 4: SOURCE: ILLINOIS DEPARTMENT OF ENVIRONMENTAL QUALITY (IDEQ), DEPARTMENT OF WATER QUALITY, ILLINOIS URBAN MANUAL, PRACTICE STANDARDS, FEBRUARY 2020. <https://illinoisurbanmanual.org/>
- REFER TO IDEQ STANDARD SPECIFICATIONS AS SPECIFIED IN THE DETAILS



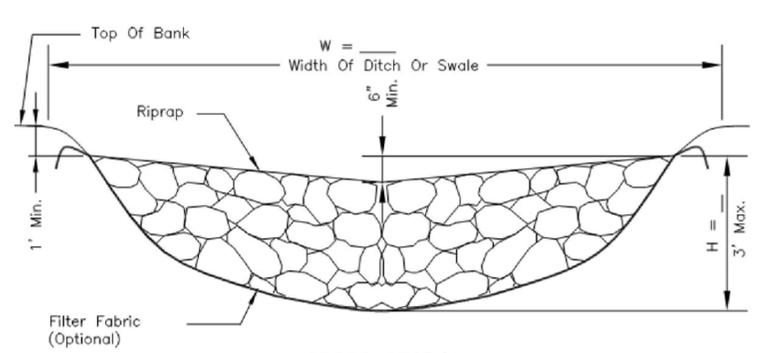
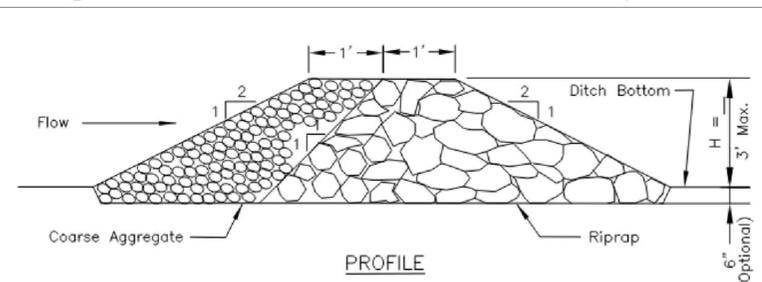
- NOTES:**
1. Silt Fence shall be installed prior to any grading work in the area to be protected. They shall be maintained throughout the construction period and removed in conjunction with the final grading and site stabilization. Silt fence shall be placed on the flattest area available.
 2. Filter fabric shall meet the requirements of material specification 592 Geotextile Table 1, Class 2.
 3. Fence posts shall be either standard steel post or wood post 2"x2" nominal.
 4. Wire mesh may be omitted if post spacing is 5' on center or less.

2
7 SILT FENCE
NOT TO SCALE



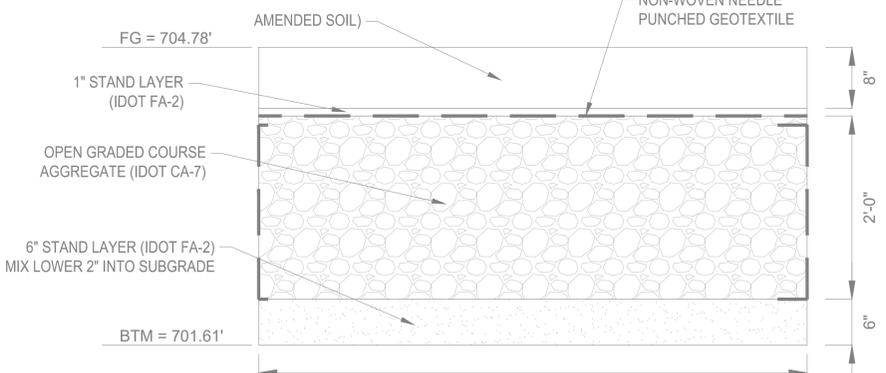
- NOTES:**
1. The filter fabric shall meet the requirements in material specification 592 GEOTEXTILE Table 1 or 2, Class I, II or III.
 2. The rock riprap shall meet the IDOT requirements for the following gradation.
 3. The riprap shall be placed according to construction specification 61 LOOSE ROCK RIPRAP. The rock may be equipment placed.

4
7 OUTLET PROTECTION DETAIL
NOT TO SCALE



- NOTES:**
1. Filter fabric shall meet the requirements of material specification 592 GEOTEXTILE, Table 1 or 2, Class I, II, or IV and shall be placed over the cleared area prior to the placing of rock.
 2. Coarse aggregate shall meet one of the following IDOT gradations, CA-1, CA-2, CA-3, or CA-4.
 3. Riprap shall meet IDOT gradation RR-3 or RR-4 and meet Quality Designation A.
 4. Coarse aggregate and riprap shall be placed according to construction specification 25 ROCKFILL using placement Method 1 and Class III compaction.
 5. For added stability, the base of the dam may be keyed 6 inches into the soil.
 6. See plans for spacing of dams and H dimensions.
 7. Maximum drainage area to each dam is 10 acres.
 8. ROCK CHECK DAM-COARSE AGGREGATE IL-605CA may be used for drainage areas under 2 acres.

3
7 ROCK CHECK DAM
NOT TO SCALE



- NOTES:**
1. DETAIL PER KANE COUNTY STORM WATER TECHNICAL MANUAL
 2. BASED ON KANE COUNTY GIS INFORMATION, SUGAR GROVE NORTH BRANCH IS LOCATED APPROXIMATELY 670 FEET WEST OF THE SUBJECT SITE. SUGAR GROVE NORTH BRANCH IS AT AN ELEVATION OF APPROXIMATELY 681 FEET. BASED ON AREA TOPOGRAPHY, THE AREA IN THE VICINITY OF THE SITE SLOPES TO THE WEST-NORTHWEST. FINISH GRADE ELEVATION OF THE TOP AND BOTTOM OF THE INFILTRATION TRENCHES ARE 704.78' AND 701.61'. THE ESTIMATED SEASONALLY HIGH WATER TABLE (ESHWT) IS AT APPROXIMATELY ELEV. 696'. THE BOTTOM ELEVATION OF THE PROPOSED INFILTRATION TRENCHES IS ELEV. 701.61' (APPROXIMATELY 5.6-FT SEPARATION BETWEEN THE ESHWT).

TOTAL IMPERVIOUS	9,321 SF
1" RAINFALL RETENTION REQUIREMENT	776.75 CFT
TOTAL LENGTH	190 LF
TRENCH VOLUME	2,280 CFT
STORAGE VOLUME (36% POROSITY)	820.8 CFT (776.75 CFT REQUIRED)
INFILTRATION RATE	0.10 IN/HR
TOTAL INFILTRATION AREA (BOTTOM & SIDES)	1,924 CFT
INFILTRATION CAPACITY	16.0 CFT/HR
RETENTION (DRAINAGE) TIME	51 HRS (72-HR MAX RETENTION)

5
7 TYPICAL INFILTRATION TRENCH
NOT TO SCALE

ISSUE FOR BID PLANS
DATE OF ISSUE: 01/08/2026



PROJECT
MMI - UNMANNED ILA
UTILITY BUILDING
ORD-LH1.5

PARCEL ID: 14-19-200-019
44W527 ROUTE 30
SUGAR GROVE, IL 60554

CLIENT
Middle Mile Infrastructure

CONSULTANT
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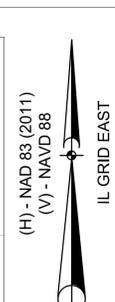
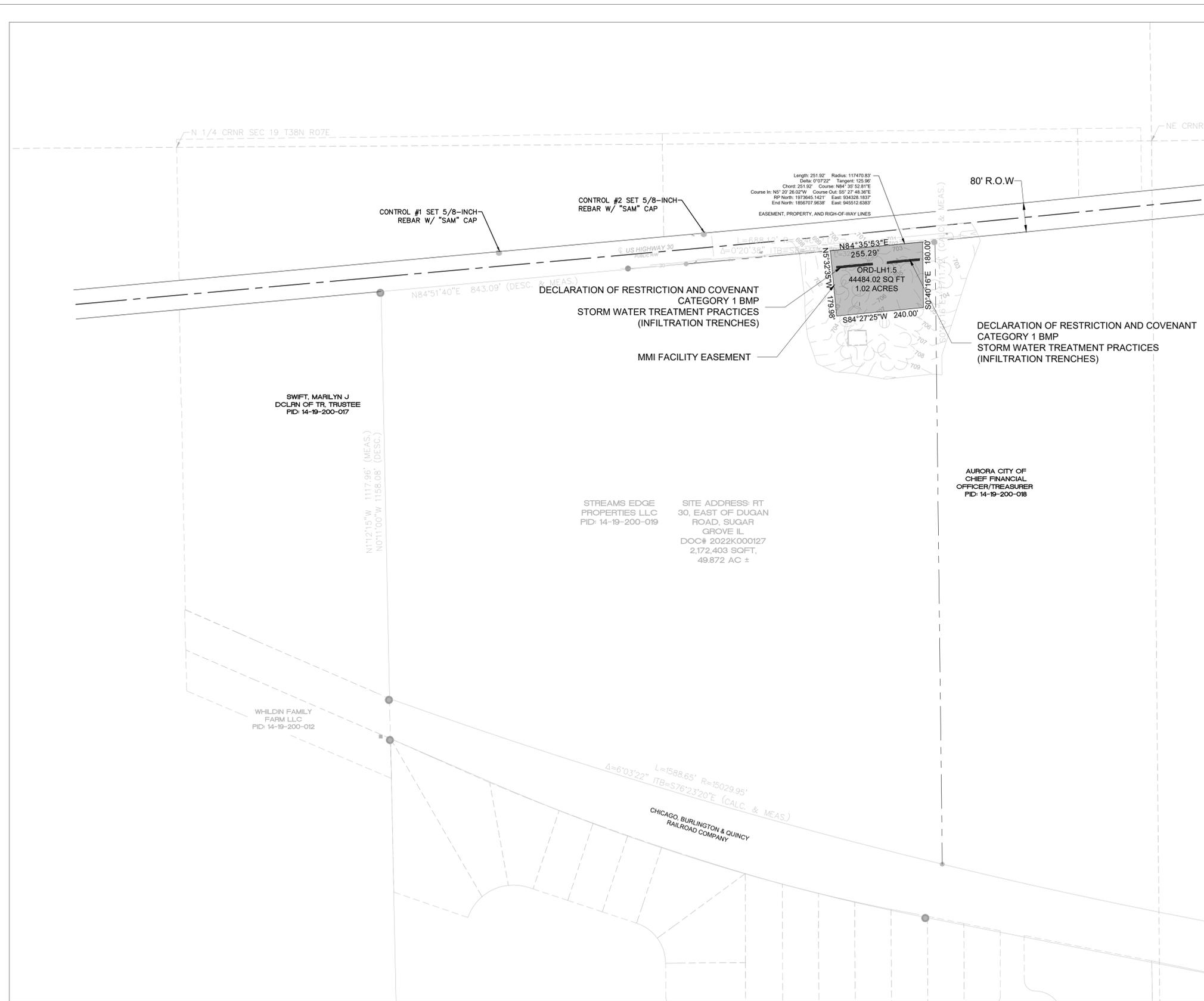
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PROJECT NUMBER
60645418

SHEET TITLE
EROSION CONTROL NOTES & DETAILS

SHEET NUMBER
7

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LEGEND

	PROPOSED EASEMENT LINE
	PROPERTY LINE
	RIGHT OF WAY LINE
	EXISTING WETLANDS



PROJECT
MMI - UNMANNED ILA UTILITY BUILDING
ORD-LH1.5

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I/R	DATE	DESCRIPTION

PROJECT NUMBER
 60645418

SHEET TITLE
 PROPOSED EASEMENT EXHIBIT

SHEET NUMBER
 8

SITE DATA:

SITE ADDRESS: ROUTE 30
 SUGAR GROVE, IL 60554

PIN/MAP #: 14-19-200-019

LEGAL DESCRIPTION: THAT PART OF THE NORTHEAST QUARTER OF SECTION 19 AND PART OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 38 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN

ZONING: M-1 (LIGHT MANUFACTURING)

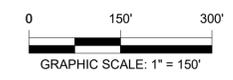
LAND USE: VACANT LAND

PROPERTY ACREAGE: 49.87 AC / 2,172,404 SF

PROPOSED EASEMENT AREA: 1.02 AC / 44,484 SF

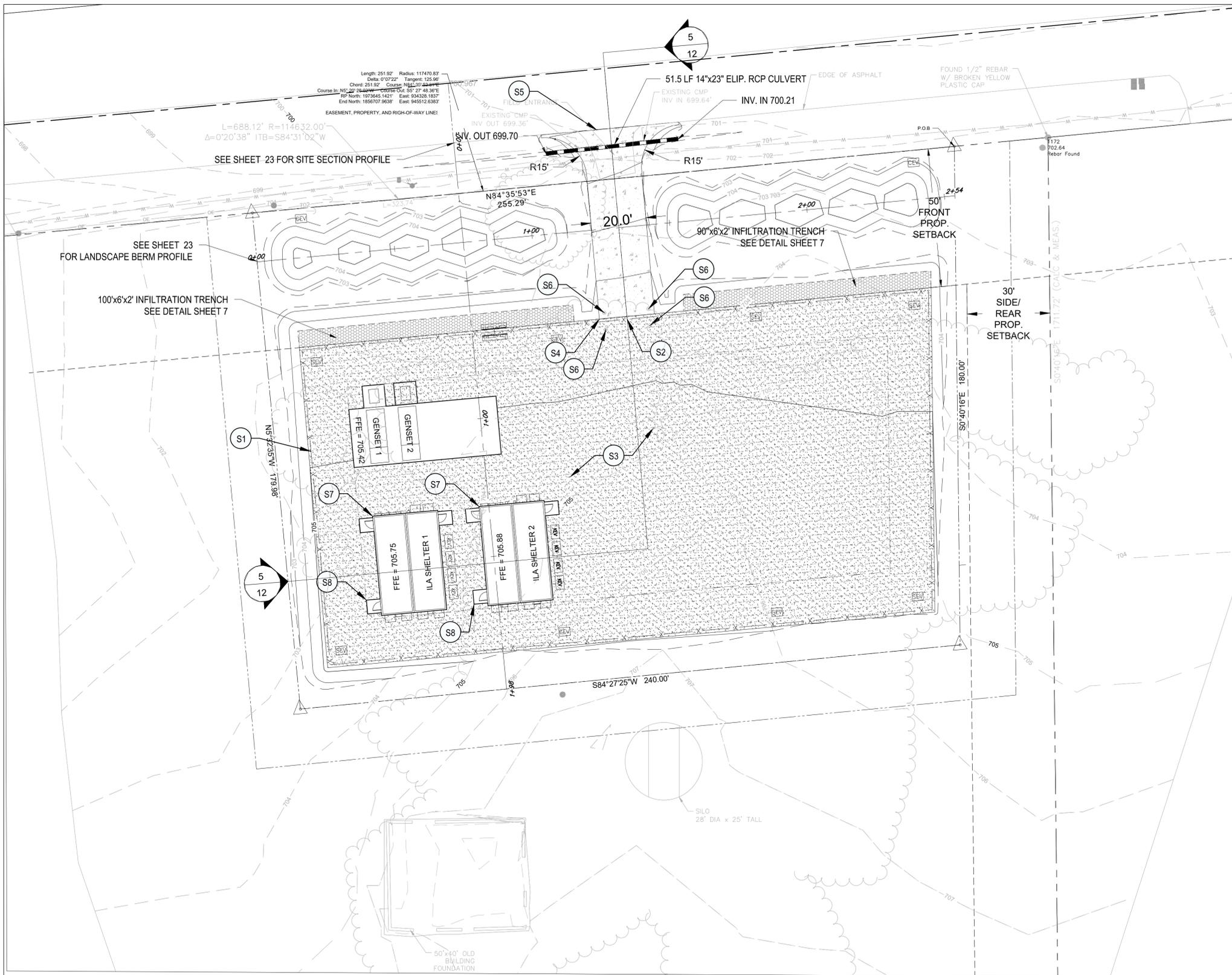
PROPOSED EASEMENT LAND USE: PUBLIC UTILITY

SETBACKS: FRONT: 50'
 SIDE: 30'
 REAR: 30'



ISSUE FOR BID PLANS
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LEGEND	
	WORK LIMIT LINE
	EASEMENT LINE
	RIGHT OF WAY LINE
	EXISTING MAJOR CONTOUR
	EXISTING MINOR CONTOUR
	PROPOSED MAJOR CONTOUR
	PROPOSED MINOR CONTOUR
	PROPOSED EASEMENT LINE
	SETBACK LINE
	PROPOSED FIBER
	FENCE LINE
	TEMPORARY CONSTRUCTION EASEMENT
	GRAVEL
	CONCRETE

SITE NOTES

- DIMENSIONS AND RADII ARE TO EDGE OF PAVEMENT, CONCRETE & GRAVEL PAD UNLESS SHOWN OTHERWISE.
- ALL NEW PAVEMENT ABUTTING EXISTING PAVEMENTS SHALL MATCH THE ELEVATION OF THE EXISTING.
- SEE GENERAL NOTES, SHEET 2.
- SITE DETAILS, SEE SHEET 11 - 12.
- PROPOSED PURCHASE EXHIBIT, SEE SHEET 8.

SITE DATA:

SITE ADDRESS: ROUTE 30
SUGAR GROVE, IL 60554

PIN/MAP #: 14-19-200-019

LEGAL DESCRIPTION: THAT PART OF THE NORTHEAST QUARTER OF SECTION 19 AND PART OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 38 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN

ZONING: M-1 (LIGHT MANUFACTURING)

LAND USE: VACANT LAND

PROPERTY ACREAGE: 49.87 AC / 2,172,404 SF

PROPOSED EASEMENT AREA: 1.009 AC / 43,952 SF

PROPOSED DISTURBED AREA: 0.725 AC / 31,577 SF

EXISTING IMPERVIOUS: 0.006 AC / 271 SF

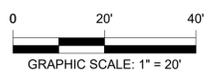
PROPOSED IMPERVIOUS: 0.104 AC / 4,533 SF

NET INCREASE IMPERVIOUS: 0.098 AC / 4,262 SF

GRAVEL (FREE DRAINING): 0.532 AC / 23,184 SF

PROPOSED EASEMENT LAND USE: PUBLIC UTILITY

SETBACKS: FRONT: 50'
SIDE: 30'
REAR: 30'



CONSTRUCTION NOTES

- | | | | |
|---|----------------|---|----------------|
| S1 CONSTRUCT 8' HIGH FENCE, SEE DETAIL | 1
11 | S4 CONSTRUCT KNOX BOX | 2
13 |
| S2 CONSTRUCT MANUAL SLIDING GATE, SEE DETAIL | 2
11 | S5 CONSTRUCT CONCRETE DRIVEWAY, SEE DETAIL | 1
12 |
| S3 CONSTRUCT GRAVEL PAVEMENT THROUGHOUT SITE, SEE DETAIL | 2
12 | S6 CONSTRUCT BOLLARDS AROUND GATE, 36" SPACING, SEE DETAIL | 4
14 |
| S7 CONSTRUCT CONCRETE SHELTER FOUNDATION, SEE DETAIL | 2
13 | S8 CONCRETE APRON (TYP. 3), SEE DETAIL | 3
12 |

ISSUE FOR BID PLANS
DATE OF ISSUE: 01/08/2026

AECOM

PROJECT
MMI - UNMANNED ILA UTILITY BUILDING ORD-LH1.5

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44W527 ROUTE 30
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SHEET TITLE
SITE PLAN - INITIAL BUILD

SHEET NUMBER
9

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 Project Management Initials: Designer: Checked: Approved: ANS I D 22' x 34'

Fence Height: 8'

NOTES:

- INSTALLATION TO BE COMPLETED PER MANUFACTURER'S SPECIFICATION.
- REFER TO TrexFencingFDS.com FOR CONSTRUCTION DETAILS AND PRODUCT INFORMATION
- DRAWING NOT TO SCALE.

COMPONENT	QTY.	LENGTH	COMPONENT	QTY.	LENGTH
Post Cap	1	N/A	Bottom Rail / Picket	2	91"
Post	1	144"	Aluminum Bottom Rail	1	90 1/2"
Top Rail	1	91"	Fence Bracket	4	N/A
Bottom Rail / Picket	19	61"	Ext. Wood Screw	#7 24	1 5/8"

543 E. 600 S. Provo, UT 84606
 1-877-700-8739 - TrexFencingFDS.com
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16' Cantilever Gate Frame

NOTE:

- TREX STANDARD FENCE COLOR PALLET. COLOR SELECTION TO BE APPROVED BY THE PLANNING COMMISSION.
- RECOMMEND EITHER COLOR SADDLE OR WINCHESTER GREY FOR FENCE AND GATE COLOR.
- FENCE AND GATE TO BE THE SAME COLOR.

3
11

TREX FENCE STANDARD COLOR PALETTE
NOT TO SCALE

Default Specifications

Uprights: 2" S.Q. .125 Wall
 Diagonals: 2" S.Q. .125 Wall
 Top Track: 6" x 3-1/4"
 All Material 6061-T6 Extruded

Bracing will be added as Required
 Distance +/-
 Δ - NTS

YourNextFence.com
 877-700-8739
 FENCE DISTRIBUTORS Sales@YourNextFence.com



- NOTE:**
- TREX STANDARD FENCE COLOR PALLET. COLOR SELECTION TO BE APPROVED BY THE PLANNING COMMISSION.
 - RECOMMEND EITHER COLOR SADDLE OR WINCHESTER GREY FOR FENCE AND GATE COLOR.
 - FENCE AND GATE TO BE THE SAME COLOR.

3
11

TREX FENCE STANDARD COLOR PALETTE
NOT TO SCALE

- NOTE:**
- FENCE POSTS SHALL HAVE A 3 1/2" X 3 1/2" X 3/16" A36 STEEL TUBE INSERT INSTALLED.
 - THE STEEL TUBULAR INSERT SHALL EXTEND INSIDE THE TREX FENCE POST A MIN. OF 36" ABOVE FINISHED GRADE.
 - FENCE POSTS SHALL BE INSTALLED AT 8' O.C.
 - TREX FENCING SHALL BE DESIGNED FOR MIN. 130 MPH ULTIMATE DESIGN WIND SPEED (VULT)
 - SEE TREX STANDARD FENCE COLOR PALLET THIS SHEET FOR COLOR SELECTION.

1
11

TREX FENCE DETAIL
NOT TO SCALE

2
11

TREX GATE DETAIL
NOT TO SCALE

PROJECT

MMI - UNMANNED ILA UTILITY BUILDING ORD-LH1.5

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SHEET TITLE

SITE DETAILS-1

SHEET NUMBER

11

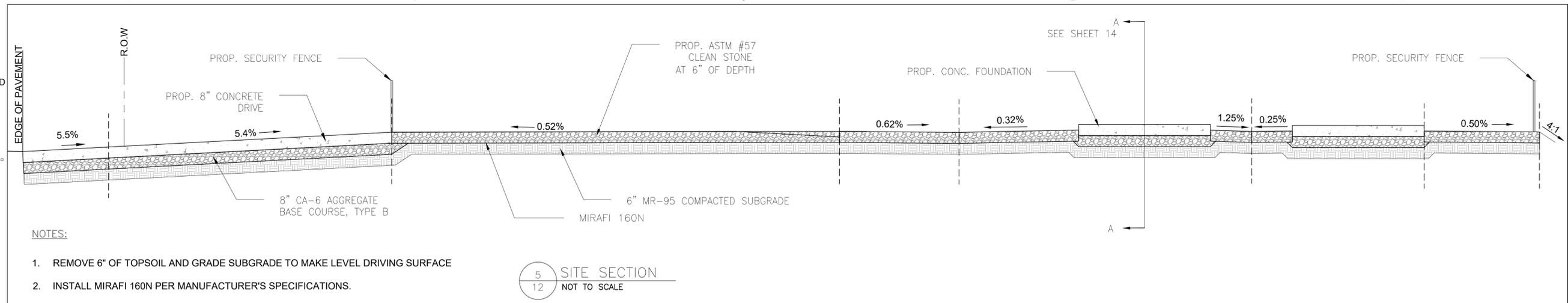
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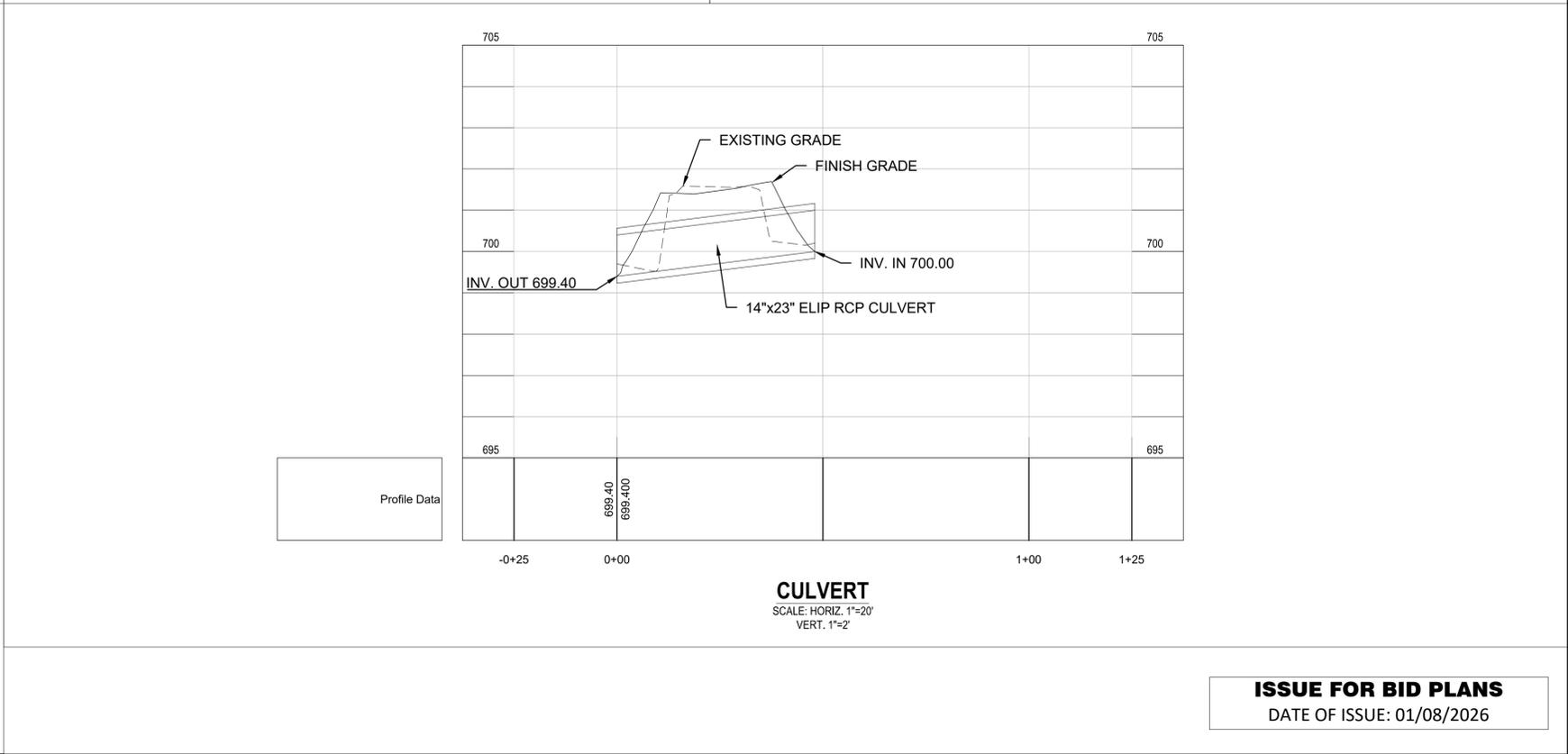
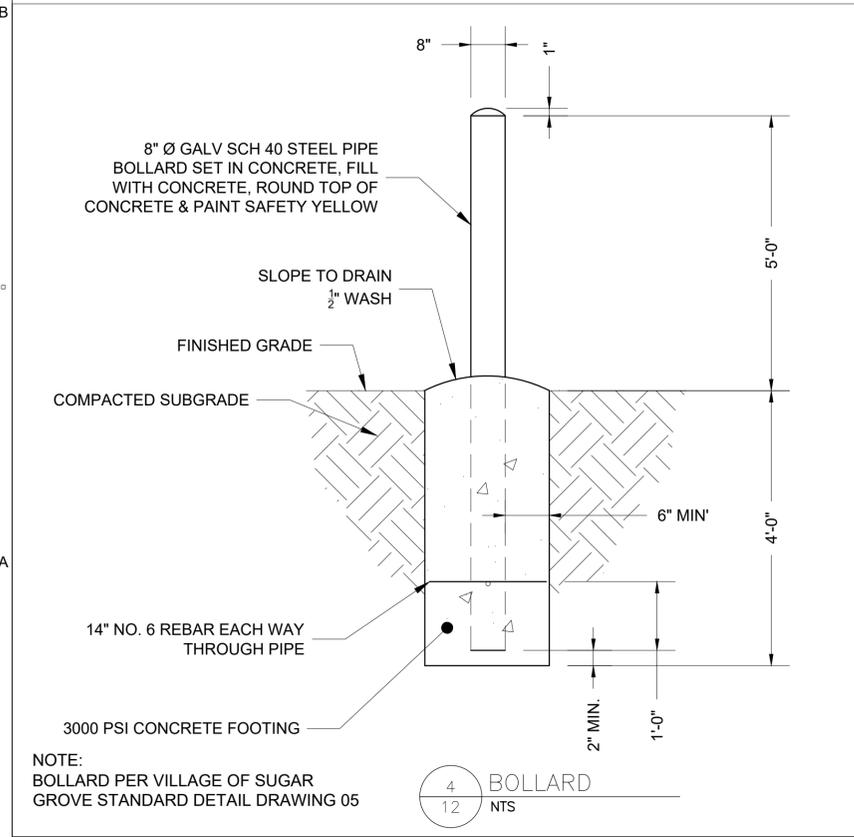
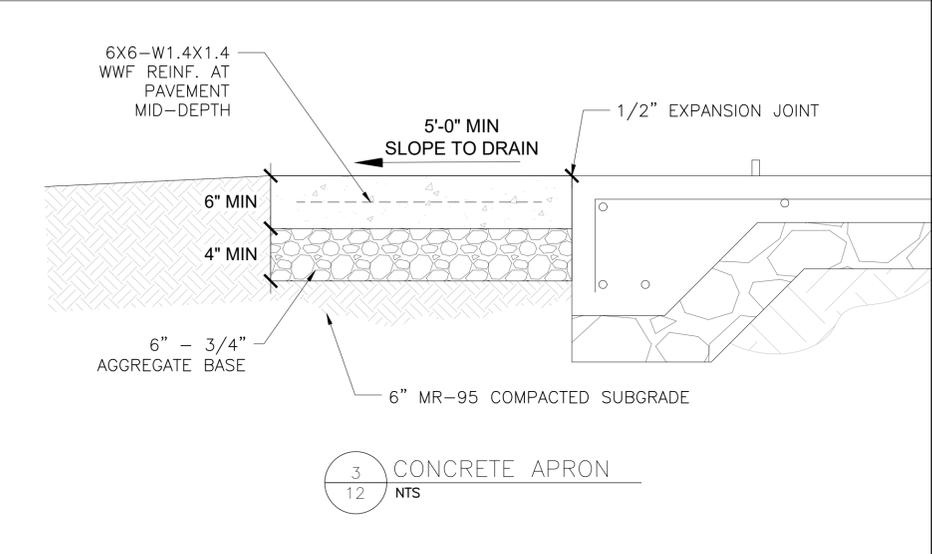
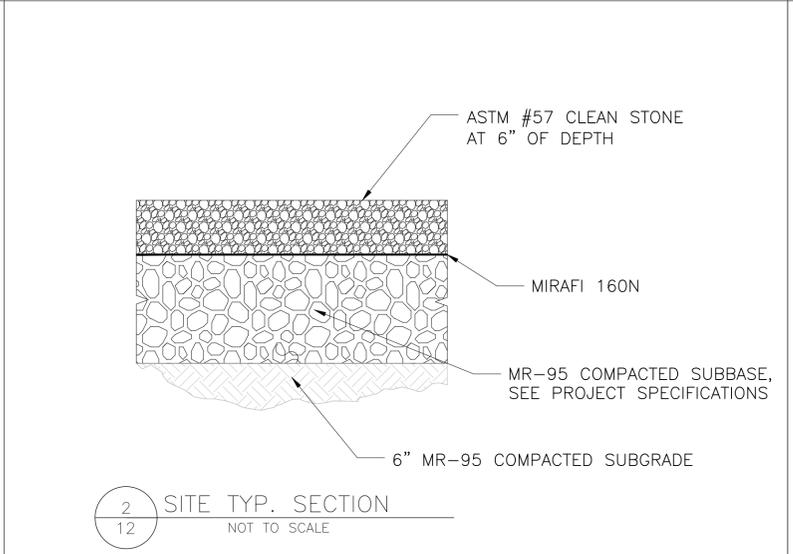
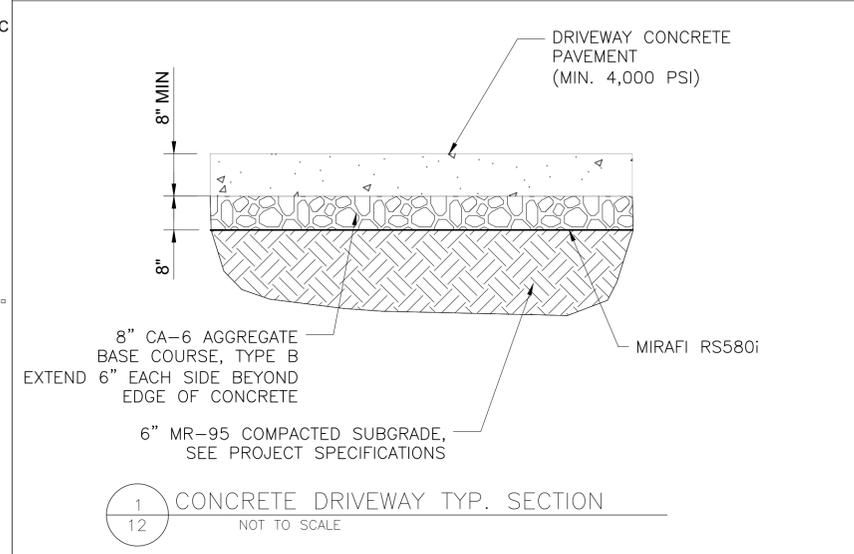
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 Project Management Initials: Designer: Checked: Approved: ANS I D 22" x 34"



- NOTES:**
- REMOVE 6" OF TOPSOIL AND GRADE SUBGRADE TO MAKE LEVEL DRIVING SURFACE
 - INSTALL MIRAFI 160N PER MANUFACTURER'S SPECIFICATIONS.



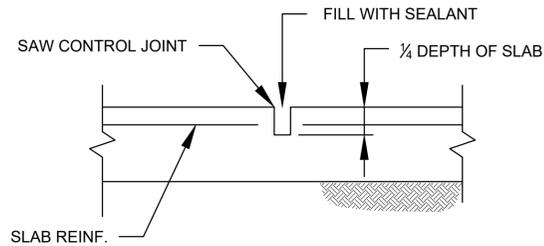
ISSUE FOR BID PLANS
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DESIGN CRITERIA:

- LOADS USED IN THE DESIGN OF THE FOUNDATION SLAB ARE AS FOLLOWS:
- UNIFORM LIVE LOADS FOR SLAB ON GRADE - 150 PSF
- SNOW LOAD, WIND LOADS, AND SEISMIC LOADS FOR PREFABRICATED BUILDING DESIGN SHALL BE PROVIDED BY PRE-FABRICATED BUILDING MANUFACTURER AS SITE CLASS, DESIGN CATERGORY, ETC. ARE BASED ON SPECIFIC SITE LOCATION.

FOUNDATION NOTES:

- THE ENTIRE STRUCTURE SHALL BE FOUNDED ON COMPACTED STRUCTURAL FILL OR UNDISTURBED SOIL WITH A DESIGN BEARING PRESSURE OF 1,500 PSF.
- PRIOR TO PLACING FOUNDATION CONCRETE, ALL FOUNDATION EXCAVATIONS SHALL BE INSPECTED BY A GEOTECHNICAL ENGINEER TO VERIFY THE DESIGN BEARING PRESSURE AND THAT SETTLEMENTS ARE WITHIN GENERALLY ACCEPTED TOLERABLE LIMITS. THE GEOTECHNICAL ENGINEER WILL PROVIDE DIRECTION FOR CORRECTIVE ACTION WHERE NEEDED.
- DO NOT INSTALL FOUNDATION WORK UNTIL IT HAS BEEN COORDINATED WITH ADJACENT UNDERGROUND UTILITIES, ETC.
- NO FOUNDATION CONCRETE SHALL BE POURED INTO OR AGAINST SUBGRADE CONTAINING FREE WATER, FROST, ICE OR LOOSE MATERIAL.



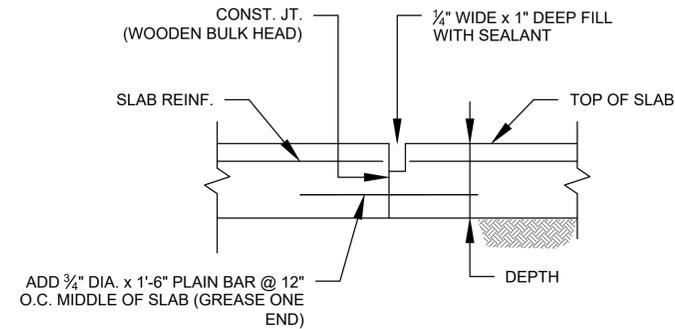
SLAB (ELEVATION) SAW JOINT

CAST-IN-PLACE CONCRETE:

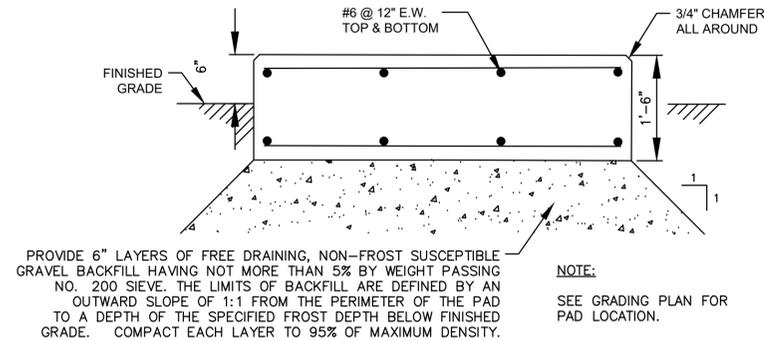
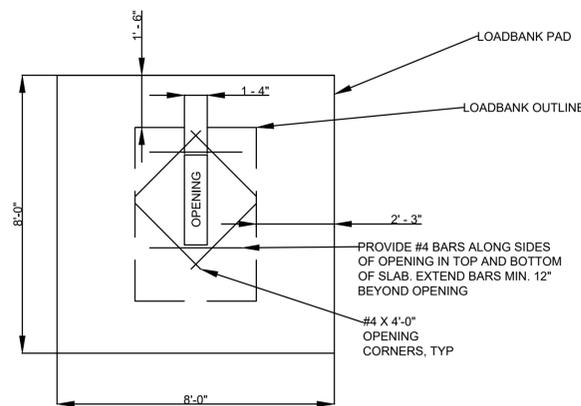
- CAST-IN-PLACE CONCRETE SHALL COMPLY WITH THE AMERICAN CONCRETE INSTITUTE STANDARD (ACI 318), BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE, LATEST EDITION, AND THE SPECIFICATIONS FOR STRUCTURE CONCRETE FOR BUILDINGS (ACI 301), LATEST EDITION.
- ALL CAST-IN-PLACE CONCRETE SHALL BE NORMAL WEIGHT AGGREGATE CONCRETE HAVING A MINIMUM COMPRESSIVE STRENGTH AT 28 DAYS AS FOLLOWS:
 - SLAB ON GRADE - 3,000 PSI
 - CONCRETE OTHERWISE NOTED - 4,000 PSI
 - CONCRETE EXPOSED TO WEATHER SHALL BE ENTRAINED.
- ALL REINFORCING STEEL SHALL BE AS FOLLOWS:
 - REINFORCING BARS - ASTM A615, GRADE 60
 - WELDED WIRE FABRIC - SMOOTH WIRE; ASTM A185 FLAT SHEET TYPE
- WELDED WIRE FABRIC SHALL BE PROPERLY SUPPORTED PRIOR TO PLACING CONCRETE. HOOKING OF FABRIC IS NOT PERMITTED.
- #4 BARS MARKED AS CONTINUOUS (CONT.) SHALL BE LAPPED 50 x BAR DIAMETER.
- HOLD ALL REINFORCING STEEL SECURELY IN PLACE TO PREVENT DISLOCATIONS DURING THE POURING OPERATION, SUPPORT SLAB REINFORCING STEEL ON HIGH CHAIRS AND BAR SPACERS OF SUITABLE DESIGN, OR CONCRETE BLOCKS HAVING THE SAME MINIMUM COMPRESSIVE STRENGTH OF THE CONCRETE SLAB.
- DETAILING OF ALL CONCRETE REINFORCING STEEL SHALL BE IN ACCORDANCE WITH THE MANUAL OF STANDARD PRACTICE FOR DETAILING REINFORCED CONCRETE STRUCTURES (ACI-315).
- MINIMUM PROTECTION (CONCRETE COVER) FOR REINFORCING STEEL SHALL BE AS FOLLOWS:
 - CONCRETE SURFACES CAST AGAINST SOIL: 3"
 - CONCRETE SURFACES EXPOSED TO EARTH OR WEATHER: 1 1/2"
- CHAMFER ALL EXPOSED EDGES OF CONCRETE 3/4" UNLESS OTHERWISE NOTED.
- DIMENSIONS AND HEIGHTS OF CONCRETE SLABS TO BE COORDINATED BY CONTRACTOR AND VERIFIED WITH PRE-FABRICATED BUILDING MANUFACTURER REQUIREMENTS.

CONTROL AND CONSTRUCTION JOINTS

- SAWCUT JOINTS AT CONTROL JOINTS SHALL BE MADE AS SOON AS THE CONCRETE HAS HARDENED SUFFICIENTLY TO PREVENT RAVELING OUT OF THE AGGREGATE AND DAMAGE TO THE EDGES, BUT NO LATER THAN 12 HOURS AFTER THE FINISHING OF THE SLAB SURFACE HAS BEEN COMPLETED.
- SAWCUT JOINTS SHALL BE MADE AT ALL CONSTRUCTION JOINTS. JOINTS MAY BE SAWCUT WHEN CONTROL JOINTS ARE SAWCUT OR AT ANY TIME PRIOR TO THE TIME THAT SEALANTS ARE TO BE INSTALLED IN THE CONSTRUCTION JOINT.
- IMMEDIATELY AFTER SAWCUTTING, CLEAN THE JOINT AND SLAB SURFACE WITH A HIGH PRESSURE WATER BLASTER (1000 PSI MIN.). WATER BLASTING SHALL REMOVE ALL LAITANCE AND OTHER CONTAMINENTS FROM THE JOINT AND SLAB SURFACE.
- SEALANT FOR JOINTS SHALL BE 2-PART SELF LEVELING SEMI-RIGID EPOXY TYPE. SEALANT SHALL BE LEVEL WITHIN 1/32" BELOW SURFACE. REMOVE ANY EXCESS SEALANT THAT IS ABOVE THE FINISH FLOOR SURFACE ON EITHER SIDE OF THE JOINT. MAINTAIN A UNIFORM THICKNESS THE FULL LENGTH OF ALL JOINTS.



SLAB (ELEVATION) CONSTRUCTION JOINT



LOADBANK PAD SECTION

PROJECT

**MMI - UNMANNED ILA
UTILITY BUILDING
ORD-LH1.5**

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SHEET NUMBER

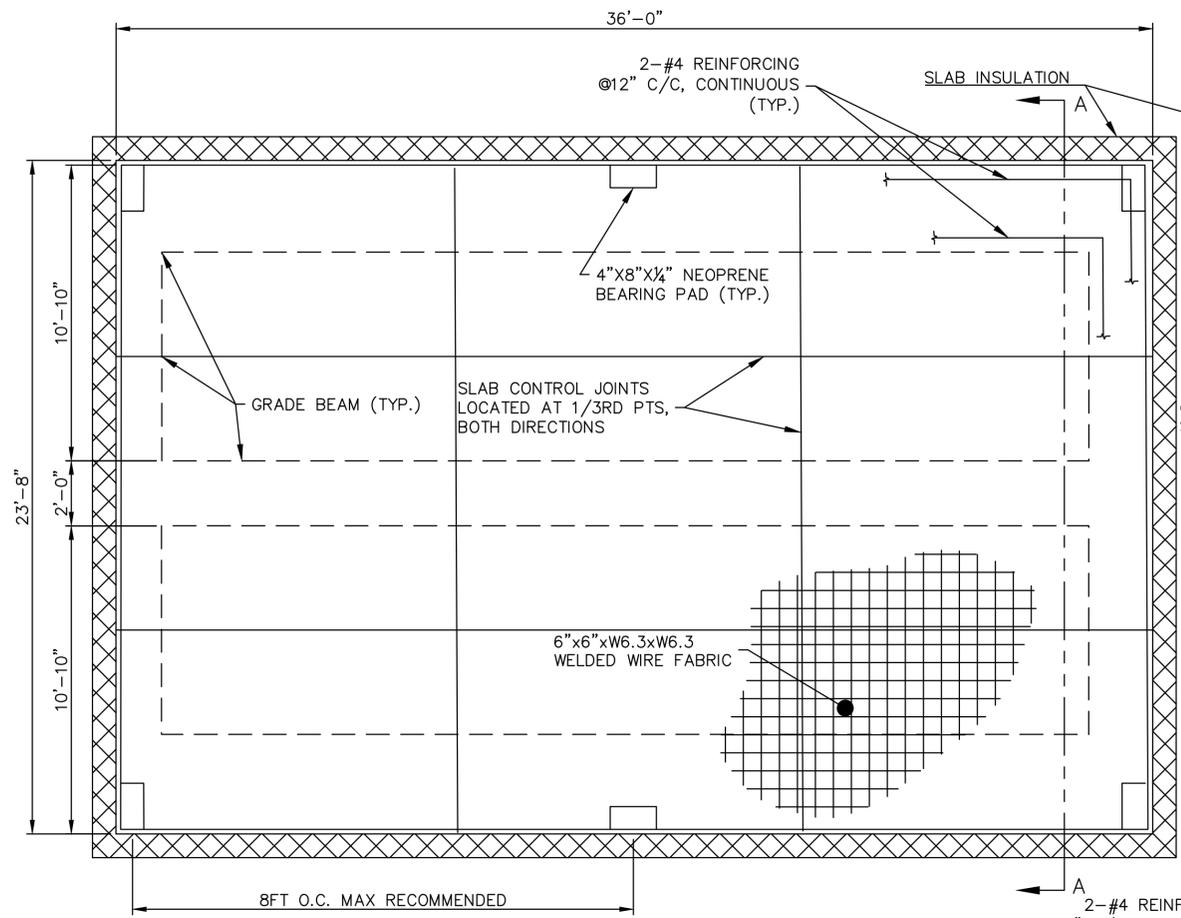
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ISSUE FOR BID PLANS

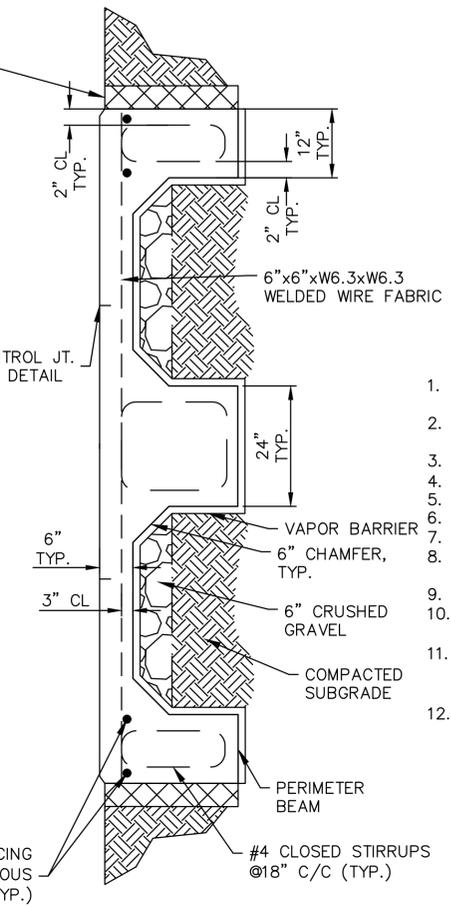
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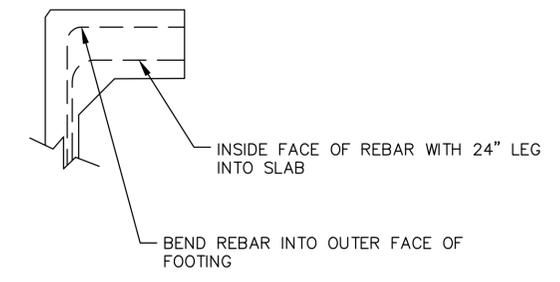
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 Project Management Initials: Designer: _____ Checked: _____ Approved: _____
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SLAB FOUNDATION



SECTION A-A

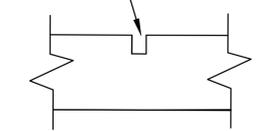


NO STIRRUP OPTION
SCALE: N.T.S.

NOTES:

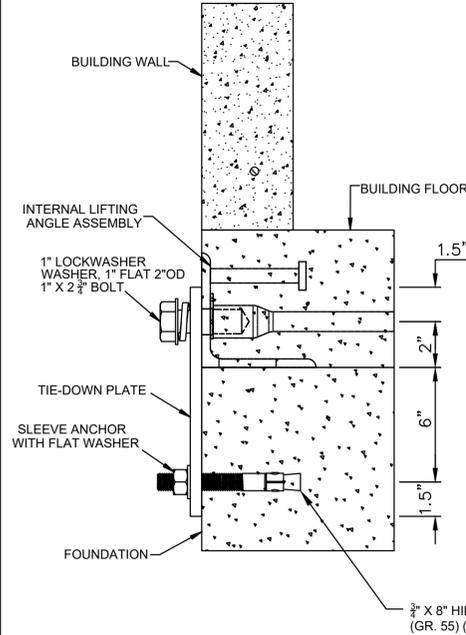
1. WELDED WIRE FABRIC OR OPTIONAL REINFORCING BAR MAY BE USED AS AVAILABLE. SEE CHART FOR SIZE, GRADE, AND SPACING OF REBAR.
2. BOTTOM OF FOOTING TO BE 24" MIN. OR 6" BELOW LOCAL FROST LINE, OR TO 2000 PSF SOIL BEARING CAPACITY, WHICHEVER IS GREATER.
3. USE OF THIS DESIGN REQUIRES VERIFICATION OF SOIL BEARING CAPACITY.
4. SLAB TOLERANCE IS $\pm 1/4$ "
5. SLOPE GRADE AWAY FROM FOUNDATION.
6. WWF IS 60 KSI MINIMUM.
7. OVERLAP SPLICES ARE ALLOWED FOR REINFORCING BAR, USE 21" MINIMUM LAP.
8. ALL REQUIRED TIE DOWN PLATES, SHIMS, BOLTS, AND ANCHORS SHALL BE PLACED INSIDE SHELTER PRIOR TO SHIPMENT FROM MANUFACTURER.
9. CONCRETE STRENGTH: $F_c = 3000$ PSI @ 28 DAYS.
10. USE SHIMS AS REQUIRED TO ASSURE SHELTER IS BEARING AT PERIMETER. SEAL PERIMETER W/CAULK OR GROUT AS DESIRED.
11. REBAR TO BE GROUNDED W/SOLID COPPER WIRE, #4 MIN. ONE LOCATION MIN, DEFAULT TO BE AT ELECTRICAL SERVICE ENTRY LOCATION. QTY, SIZE, & LOCATION(S) MAY VARY AS SPECIFIED BY CUSTOMER. PIGTAIL(S) TO BE MADE ACCESSIBLE FOR BONDING TO SERVICE GROUND.
12. SLAB INSULATION ONLY TO BE INSTALLED BY SIT CONTRACTOR AS REQUIRED, EXTENDING FROM TOP OF SLAB TO BOTTOM OF FOOTING. INSULATING VALUE, ATTACHMENT METHOD, AND COVERING OBTAINED FROM LOCALITY'S ENERGY CODE.

SAWCUT 1/2" DEPTH
(SEE PLAN FOR LOCATION)

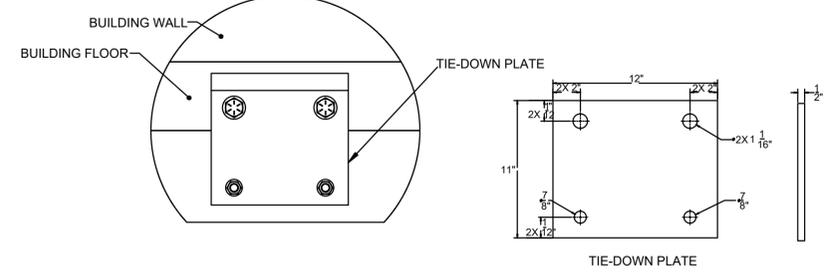


CONTROL JOINT

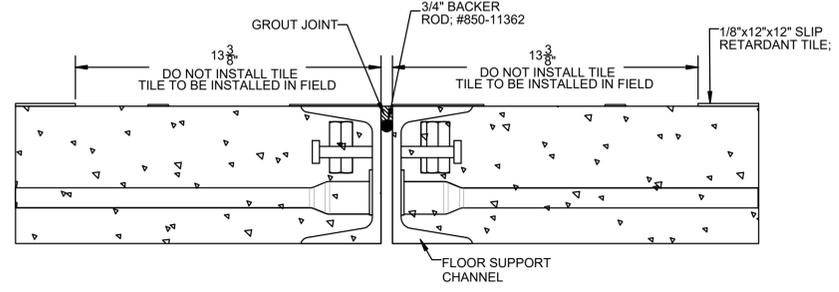
OPTIONAL REINFORCING BAR			
SIZE	GRADE	LAT/LONG	SPACING
#3	60	10" C/C	
#4	60	18" C/C	
#5	60	18" C/C	



TYPICAL FLOOR TO FOUNDATION TIE-DOWN PLATE CONNECTION



TIE-DOWN PLATE



FLOOR CLOSE-UP DETAIL @ MODULE LINE

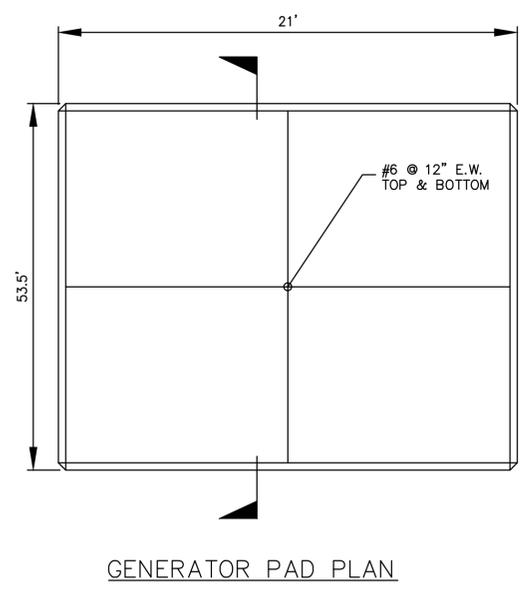
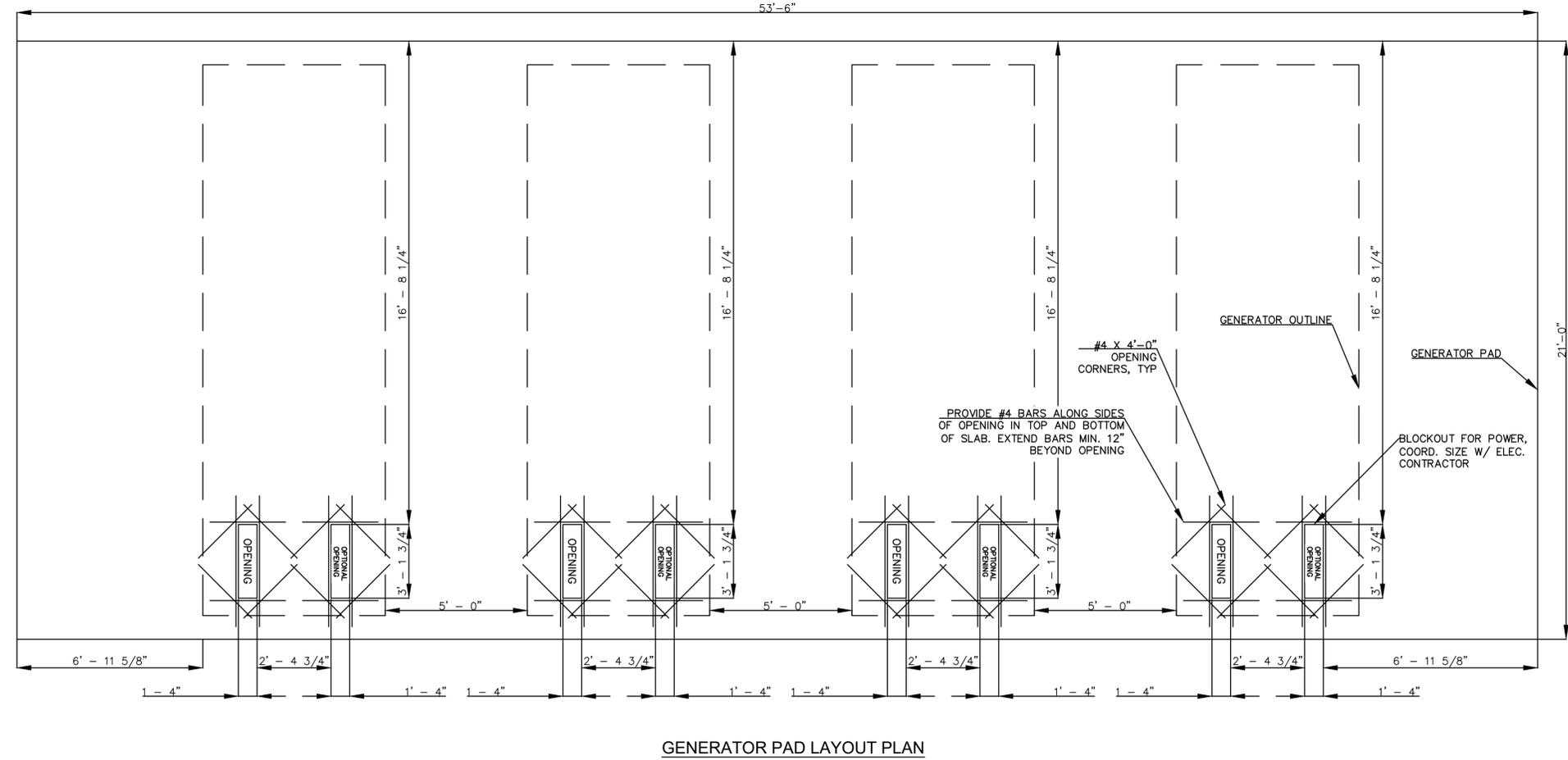
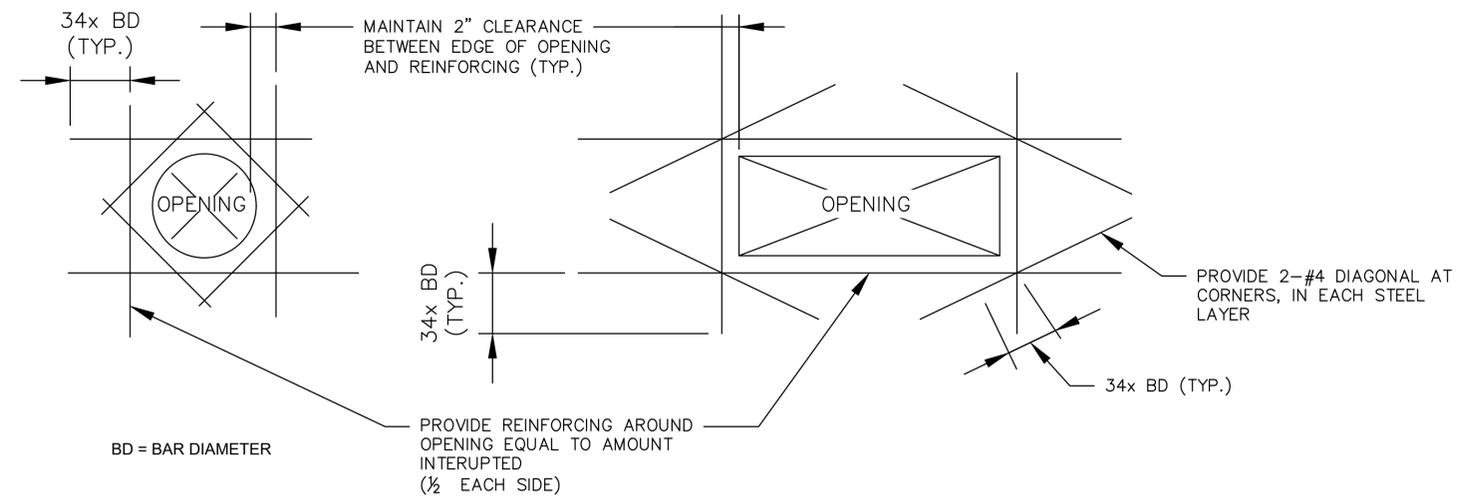
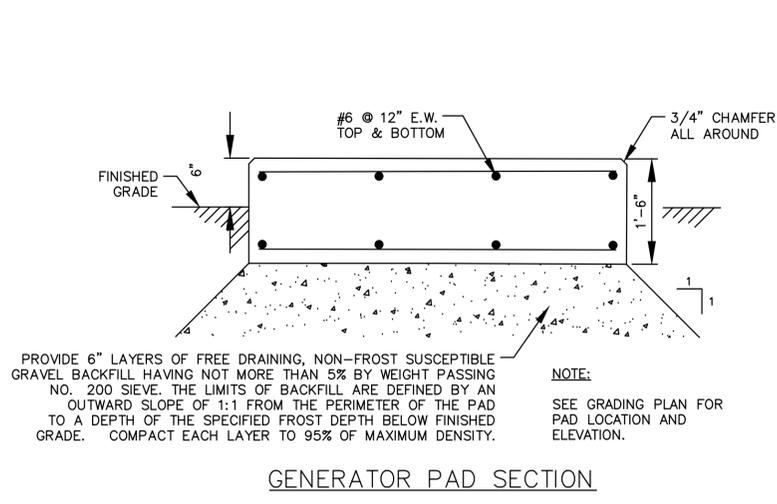
ISSUE FOR BID PLANS
DATE OF ISSUE: 01/08/2026

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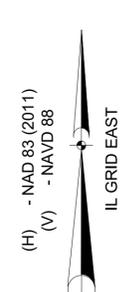
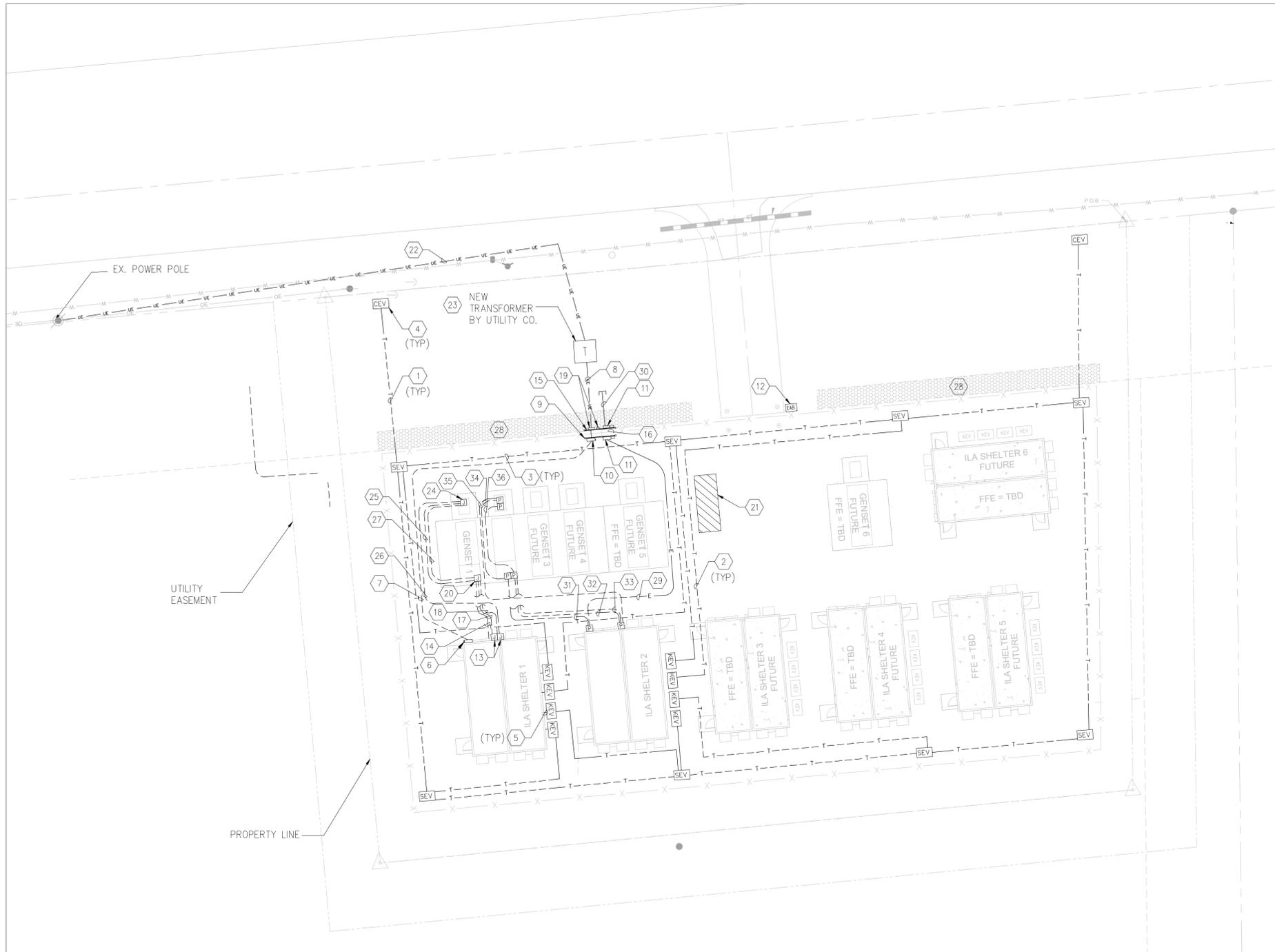
ISSUE/REVISION

I/R	DATE	DESCRIPTION

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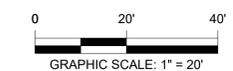


GENERAL NOTES

- A. REFER TO ELECTRICAL GENERAL NOTES, SYMBOLS LEGENDS, AND ABBREVIATIONS ON SHEET 16.
- B. REFER TO ELECTRICAL SPECIFICATIONS ON SHEET 20.
- C. REFER TO ONE-LINE DIAGRAM ON SHEET 21.
- D. REFER TO HUT DESIGN PACKAGE FOR LOW VOLTAGE CABLING FEEDER SCHEDULES AND ADDITIONAL INFORMATION.
- E. THE GC SHALL PROVIDE ALL BACKFILL OF ELECTRICAL AND FIBER TRENCHES. ALL BACKFILL SHALL BE FREE OF PEAT, MARL, HIGHLY PLASTIC CLAY, OR OTHER UNSUITABLE MATERIALS SUCH AS TRASH, DEBRIS, BRUSH, OR ICE.
- F. ALL UNDERGROUND CONDUITS SHALL HAVE #6 SOLID, HMWPE INSULATION 0.045MIL ORANGE TRACER WIRE INSTALLED EXTERIOR TO THE CONDUIT. THIS TRACER WIRE IS USED FOR CONDUIT LOCATING.
- G. THE GC IS RESPONSIBLE FOR FURNISHING AND INSTALLING ALL SITE ENTRY VAULTS (SEV), KNOCK-OUT ENTRY VAULTS (KEV), AND INSTALLING ALL FIBER CONDUIT BETWEEN VAULTS. CHANNELL # BULKU366048 (SEV), CHANNELL # BULKU366048 (KEV), NO EXCEPTIONS.
- H. THE CUSTOMER ENTRY VAULTS (CEV) AND FIBER CONDUIT BETWEEN, ALONG WITH CEV CONNECTIONS TO, THE OSP LONG HAUL FIBER CONDUITS SHALL BE BY OTHERS.
- I. ALL FIBER VAULTS SHALL BE INSTALLED FLUSH WITH FINISHED GRADE AND 6" DEPTH OF COMPACTED AGGREGATE BASE AT THE BOTTOM OF THE VAULT. REFER TO VAULT BOX CONDUIT ENTRY DETAIL ON SHEET 16 FOR ADDITIONAL INFORMATION.
- J. VAULTS LOCATED OUTSIDE THE PERIMETER FENCE SHALL HAVE PENTA-BOLTS FOR LID LOCKING OPTION, VAULTS WITHIN THE PERIMETER FENCE SHALL NOT REQUIRE ANY SECURITY LOCKING OPTIONS.
- K. ALL FIBER CONDUITS SHALL BE INSTALLED WITH 1/2" PULLTAPE AND SHALL BE CAPPED AFTER ENTERING EVERY VAULT.
- L. THE GC SHALL PROVIDE A MINIMUM OF 4" DEPTH OF BEDDING SAND ABOVE AND BELOW ALL UNDERGROUND FIBER CONDUITS.

KEYNOTES #

1. FURNISH AND INSTALL (2) 4" SCHD 80 PVC EMPTY CONDUITS WITH (1) THREE-CELL INNERDUCT (MXE86383) AND PULLWIRE AT 24" BELOW GRADE BETWEEN CEV AND SEV, TYPICAL. COORDINATE EXACT LOCATION OF CEV IN FIELD PRIOR TO ROUGH-IN AND INSTALLATION.
2. FURNISH AND INSTALL (2) 4" SCHD 80 PVC EMPTY CONDUIT WITH (1) THREE-CELL INNERDUCT (MXE86383) AND PULLWIRE AT 24" BELOW GRADE BETWEEN SEV AND KEV, TYPICAL.
3. FURNISH AND INSTALL (2) 4" SCHD 80 PVC EMPTY CONDUITS WITH (1) THREE-CELL INNERDUCT (MXE86383) AND PULLWIRE AT 24" BELOW GRADE BETWEEN SEV AND SEV, TYPICAL.
4. CEV AT FIBER LONG HAUL LINES BY OTHERS, REFER TO GENERAL NOTES ON THIS SHEET.
5. FURNISH AND INSTALL (2) 4" SCHD 80 PVC EMPTY CONDUITS WITH PULLWIRE AT 24" BFG BETWEEN KEV AND PRE-INSTALLED OSP CONDUIT ENCLOSURE MOUNTED ON HUT SHELTER. SUPPORT VERTICAL CONDUIT RUN WITH UNISTRUT SHIPPED WITH HUT SHELTER. REFER TO HUT SHELTER DRAWINGS FOR ADDITIONAL INFORMATION.
6. SERVICE RATED SAFETY DISCONNECT SWITCH, HEAVY-DUTY, 600A, 3P, 600VAC, FUSIBLE, WITH CLASS RK5 FUSES AND CLASS 'R' REJECTION CLIPS, IN NEMA 3R ENCLOSURE. REFER TO SPECIFICATIONS ON SHEET 20 FOR ADDITIONAL INFORMATION.
7. FURNISH AND INSTALL (2) 4" SCHD 80 PVC CONDUIT AT 36" BELOW GRADE FOR ELECTRICAL SERVICE CONDUCTORS TO HUT SHELTER DISCONNECT SWITCH. REFER TO ELECTRICAL ONE-LINE DIAGRAM ON SHEET 23 FOR CONDUCTOR SIZES.
8. FURNISH AND INSTALL (4) 1" SCHD 80 PVC CONDUITS WITH PULLWIRE AT 36" BFG BETWEEN PAD MOUNTED TRANSFORMER AND CT CABINET. STUB OUT INSIDE UTILITY TRANSFORMER SECONDARY WINDOW, CAP AND MARK FOR FUTURE IDENTIFICATION. COORDINATE EXACT TERMINATION LOCATION AND REQUIREMENTS WITH UTILITY CO. PRIOR TO ROUGH-IN AND PROVIDE ACCORDINGLY.
9. FURNISH AND INSTALL 3-POST ELECTRICAL H-FRAME FOR RACK MOUNTED SERVICE DISCONNECT SWITCH. H-FRAME SHALL BE GALVANIZED STEEL POSTS WITH U-CHANNEL SUPPORTS.
10. 600A, 480/277V, 3PH ELECTRIC UTILITY SERVICE DISCONNECT SWITCH WITH CLASS RK5 FUSES AND CLASS 'R' REJECTION CLIPS, IN NEMA 3 R ENCLOSURE. GC IS RESPONSIBLE FOR COORDINATING MOUNTING STRUCTURE REQUIREMENTS WITH THE LOCAL UTILITY AND PROVIDE ACCORDINGLY.
11. ALLOTTED SPACE FOR FUTURE ELECTRIC UTILITY SERVICE METER OR DISCONNECT SWITCH ENCLOSURE OR DISCONNECT SWITCH FOR FUTURE HUT SHELTER.
12. EMERGENCY ACCESS BOX (EAB) WITH GATE KEY FOR EMERGENCY ACCESS OF ENTRY GATE BY THE FIRE DEPARTMENT. GC IS RESPONSIBLE FOR REGISTERING THE EAB, AND COORDINATING ALL REQUIREMENTS FOR EAB, WITH THE FIRE MARSHAL AND PROVIDE ACCORDINGLY. REFER TO GENERAL EMERGENCY ACCESS BOX NOTES ON SHEET 16 FOR ADDITIONAL REQUIREMENTS AND INFORMATION.
13. CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLING LOOSE J-BOXES SHIPPED WITH HUT SHELTER FOR CONDUIT TERMINATIONS. (1)- 6X6X4 J-BOX FOR POWER, AND (1)- 10X10X6 J-BOX FOR LOW-VOLTAGE CONDUITS. COORDINATE EXACT MH FOR SURFACE MOUNTED J-BOXES PRIOR TO ROUGH-IN, TERMINATE CONDUITS ONTO RESPECTIVE J-BOXES. CONDUIT SHALL BE INSTALLED WITH WEATHER PROOF FITTINGS. WALL PENETRATIONS SHALL BE SEALED WITH DUCT SEAL. SPRAY FOAM IS NOT PERMITTED FOR CONDUIT SEALING.
14. FURNISH AND INSTALL (2) 4" SCHD 80 PVC CONDUIT AT 36" BELOW GRADE FOR ELECTRICAL SERVICE CONDUCTORS TO HUT SHELTER GENERATOR DOCKING STATION. REFER TO ONE-LINE DIAGRAM ON SHEET 23 FOR CONDUCTOR SIZES.
15. FURNISH AND INSTALL 3-POST ELECTRICAL H-FRAME FOR RACK MOUNTED ELECTRIC UTILITY METER/CT CABINET. H-FRAME SHALL BE GALVANIZED STEEL POSTS WITH U-CHANNEL SUPPORTS.
16. FURNISH AND INSTALL (2) 4" SCHD 80 PVC EMPTY CONDUIT WITH PULLWIRE AT 36" BELOW GRADE BETWEEN CT CABINET AND SERVICE DISCONNECT. COORDINATE WITH UTILITY CO. FOR TERMINATIONS.
17. FURNISH AND INSTALL (1) 1" SCHD 80 PVC CONDUIT AT 36" BFG FOR GENERATOR AUX LOAD CONDUCTORS TO HUT 120V PANELBOARD. REFER TO ELECTRICAL ONE-LINE DIAGRAM ON SHEET 19 FOR CONDUCTOR SIZES.
18. FURNISH AND INSTALL (6) 1" SCHD 80 PVC CONDUIT AT 36" BELOW GRADE FOR ELECTRICAL CONDUCTORS FROM HUT SHELTER TERMINAL BLOCK TB-05.
19. 600A, 480/277V, 3PH ELECTRIC UTILITY METER AND CT CABINET. PROVIDE METER ENCLOSURE, CT CABINET, AND MOUNTING STRUCTURE IN ACCORDANCE WITH LOCAL UTILITY REQUIREMENTS. ELECTRIC METER FURNISHED AND INSTALLED BY THE LOCAL UTILITY. FURNISH AND INSTALL (1) 1" RGS CONDUIT WITH PULLWIRE AT 48" AFG BETWEEN UTILITY METER AND CT CABINET. COORDINATE WITH UTILITY CO. FOR TERMINATIONS.
20. GENERATOR POWER/LOW VOLTAGE JUNCTION BOX. CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLATION OF GENERATOR AND TERMINATION OF ALL POWER AND CONTROL CONDUITS AND CONDUCTORS.
21. ALLOTTED SPACE FOR FUTURE TRAILER MOUNTED PORTABLE GENERATOR.
22. FURNISH AND INSTALL (1) 4" SCHD 80 PVC CONDUIT AT 36" BELOW GRADE FOR UTILITY SERVICE CONDUCTORS. CONTRACTOR SHALL COORDINATE ROUTING WITH UTILITY CO. AND ALL EXISTING UNDERGROUND UTILITIES.
23. PAD-MOUNTED TRANSFORMER WILL BE INSTALLED BY UTILITY CO. COORDINATE FINAL PLACEMENT OF TRANSFORMER IN FIELD WITH UTILITY CO. CONTRACTOR SHALL PROVIDE CONCRETE PAD PER UTILITY CO. REQUIREMENTS.
24. LOAD BANK TERMINAL JUNCTION BOX. CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLATION OF LOAD BANK AND TERMINATION OF ALL POWER AND CONTROL CONDUITS AND CONDUCTORS.
25. FURNISH AND INSTALL (3) 1" SCHD 80 PVC CONDUIT AT 36" BFG FOR MONITORING FROM GENERATOR TO LOAD BANK PLC.
26. FURNISH AND INSTALL (4) 1" SCHD 80 PVC CONDUIT AT 36" BFG FOR ELECTRICAL CONDUCTORS FROM HUT SHELTER TERMINAL BLOCK TB-05.
27. FURNISH AND INSTALL (2) 4" SCHD 80 PVC CONDUIT AT 36" BFG FOR LOAD BANK POWER FEED FROM GENERATOR. REFER TO ELECTRICAL ONE-LINE DIAGRAM ON SHEET 25 FOR CONDUCTOR SIZES.
28. INFILTRATION TRENCH. ROUTE CONDUIT 24" BELOW BOTTOM OF TRENCH. RGS CONDUIT ROUTED WITHIN 24" OF INFILTRATION TRENCH EDGE, UNDER, OR WITHIN INFILTRATION TRENCH SHALL BE PVC-COATED RGS. MAINTAIN PVC COATING UP TO 6" AFG. REFER TO CIVIL DRAWINGS FOR ADDITIONAL INFORMATION.
29. FURNISH AND INSTALL (2) 4" SCHD 80 PVC EMPTY CONDUITS WITH PULLWIRE AT 36" BFG FOR FUTURE ELECTRICAL SERVICE CONDUCTORS TO FUTURE HUT SHELTER DISCONNECT SWITCH LOCATION. CAP CONDUIT IN PULLBOX.
30. FURNISH AND INSTALL (2) 4" SCHD 80 PVC EMPTY CONDUITS WITH PULLWIRE AT 36" BFG FOR FUTURE UTILITY SECONDARY CONDUCTORS. STUB OUT AT FUTURE TRANSFORMER SECONDARY WINDOW, CAP AND MARK FOR FUTURE IDENTIFICATION. COORDINATE EXACT TERMINATION LOCATION AND REQUIREMENTS WITH UTILITY CO. CONTACT PRIOR TO ROUGH-IN AND PROVIDE ACCORDINGLY.
31. FURNISH AND INSTALL (2) 4" SCHD 80 PVC EMPTY CONDUITS WITH PULLWIRE AT 36" BFG FOR FUTURE GENERATOR SERVICE CONDUCTORS. CAP IN CONDUIT PULLBOX.
32. FURNISH AND INSTALL (1) 1" SCHD 80 PVC EMPTY CONDUITS WITH PULLWIRE AT 36" BFG FOR FUTURE GENERATOR LOAD CENTER. CAP CONDUIT IN PULLBOX.
33. FURNISH AND INSTALL (6) 1" SCHD 80 PVC EMPTY CONDUITS WITH PULLWIRE AT 36" BFG FOR FUTURE LOW VOLTAGE CONTROLS. CAP CONDUIT IN PULLBOX.
34. FURNISH AND INSTALL (3) 1" SCHD 80 PVC EMPTY CONDUITS WITH PULLWIRE AT 36" BFG FOR FUTURE MONITORING FROM GENERATOR TO LOAD BANK.
35. FURNISH AND INSTALL (3) 1" SCHD 80 PVC EMPTY CONDUITS WITH PULLWIRE AT 36" BFG FOR FUTURE LOADBANK LOW VOLTAGE CONTROLS. CAP CONDUIT IN PULLBOX.



ISSUE FOR BID PLANS
DATE OF ISSUE: 01/08/2026

1 ELECTRICAL SITE PLAN
SCALE: 1" = 20'



PROJECT
MMI - UNMANNED ILA UTILITY BUILDING
ORD-LH1.5

PARCEL ID: 14-19-200-019
44W527 ROUTE 30
SUGAR GROVE, IL 60554

CLIENT
Middle Mile Infrastructure

CONSULTANT
AECOM Technical Services of South Carolina, Inc.
10 Patewood Drive, Suite 500
Greenville, SC 29615
License Number: F-0432
1-864-234-3069 tel
www.aecom.com

REGISTRATION

NOT FOR CONSTRUCTION

ISSUE/REVISION

I/R	DATE	DESCRIPTION

PROJECT NUMBER

60645418

SHEET TITLE

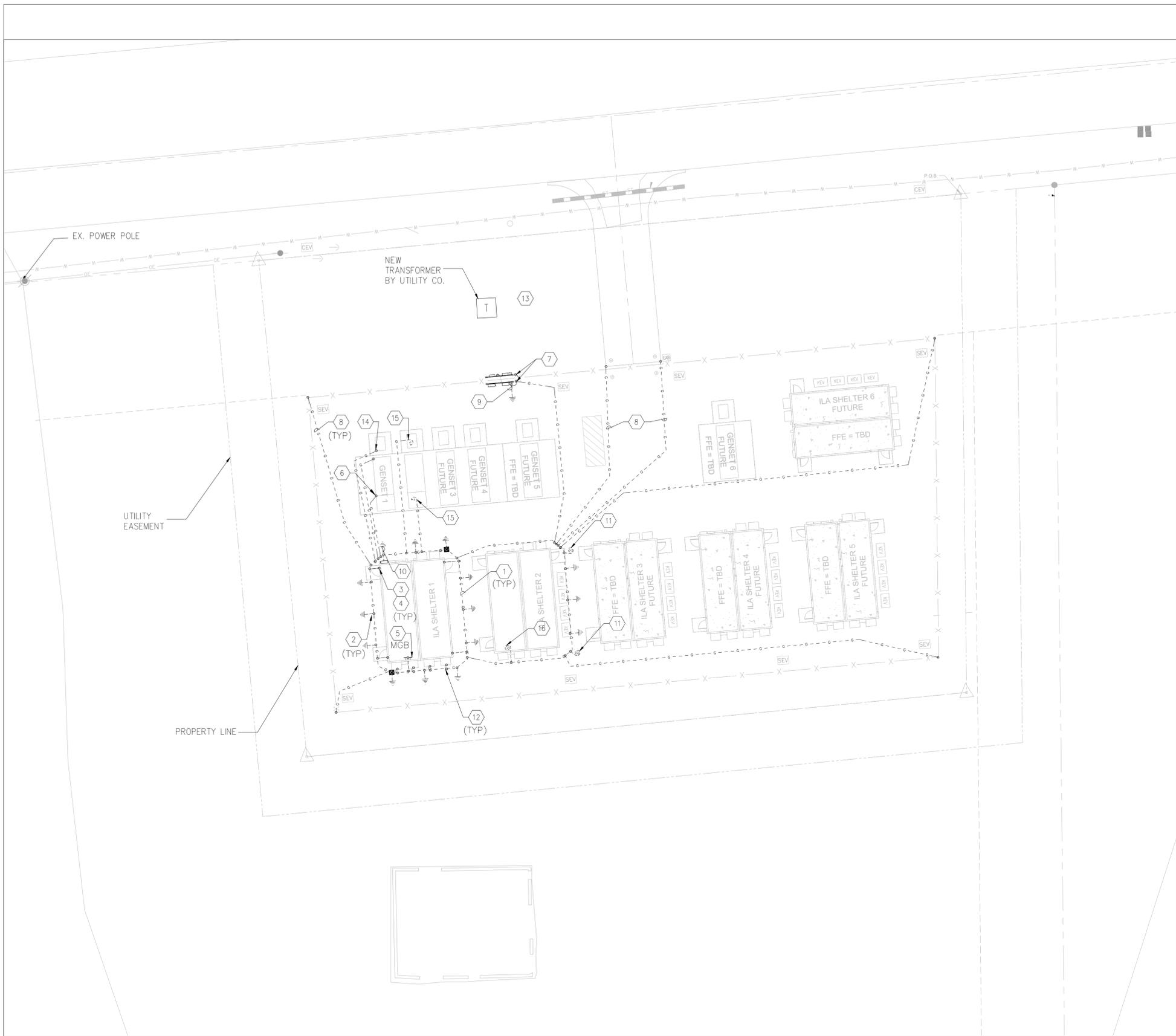
ELECTRICAL SITE PLAN

SHEET NUMBER

17

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 Project Management Initials: Designer: _____ Checked: _____ Approved: _____
 ANS I D 22" x 34"



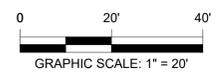
(H) - NAD 83 (2011)
 (V) - NAVD 88
 IL GRID EAST

GENERAL NOTES

- A. REFER TO ELECTRICAL GENERAL NOTES, SYMBOLS LEGENDS, AND ABBREVIATIONS ON SHEET 16.
- B. REFER TO ELECTRICAL SPECIFICATIONS ON SHEET 20.
- C. REFER TO ELECTRICAL ONE-LINE DIAGRAM ON SHEET # FOR ADDITIONAL INFORMATION.
- D. REFER TO HUT DESIGN PACKAGE FOR ADDITIONAL GROUNDING DETAILS.
- E. THE GC SHALL PROVIDE ALL BACKFILL OF ELECTRICAL AND FIBER TRENCHES. ALL BACKFILL SHALL BE FREE OF PEAT, MARL, HIGHLY PLASTIC CLAY, OR OTHER UNSUITABLE MATERIALS SUCH AS TRASH, DEBRIS, BRUSH, OR ICE.
- F. ALL PRODUCTS ASSOCIATED WITH THE GROUNDING SYSTEM SHALL BE UL LISTED AND LABELED.
- G. THE GC IS RESPONSIBLE FOR INSTALLING ALL SITE GROUNDING AS SHOWN, UON.
- H. THE GC SHALL INSTALL ALL GROUNDING CONDUCTORS AT A MINIMUM OF 36" DEPTH BFG.
- I. METAL SURFACES TO BE JOINED SHALL BE PREPARED BY THE REMOVAL OF ALL NON-CONDUCTIVE MATERIAL, PER NEC 250-12. ALL COPPER BUS BARS SHALL BE CLEANED PRIOR TO MAKING CONNECTIONS TO REMOVE SURFACE OXIDATION.
- J. ALL UNDERGROUND GROUNDING CONNECTIONS SHALL BE MADE BY IRREVERSIBLE MEANS (EXOTHERMIC WELDED) CONNECTIONS, UON.
- K. ALL EXTERIOR GROUNDING CONNECTIONS SHALL HAVE CORROSION INHIBITING COMPOUND APPLIED AFTER CONNECTIONS ARE MADE, SANCHEM INC. "NO-OX-ID" OR OWNER PRE-APPROVED INDUSTRY STANDARD EQUAL.
- L. ALL GROUND RING "C" TAP AND "H" TAP CONNECTIONS SHALL HAVE TAP COVERS INSTALLED.

KEYNOTES #

- 1. #10 STRANDED TINNED COPPER GROUND RING OR BONDING CONDUCTOR.
- 2. COPPER GROUND ROD, 10'-0" L X 3/4" DIA, SPACED 10'-0" MIN. ALONG HUT SHELTER GROUND RING.
- 3. FOUNDATION REBAR TO BE GROUNDING WITH SOLID COPPER WIRE, #4 MIN. ONE LOCATION MIN.
- 4. THE HUT SHELTER HAS FOUR (4) EXTERIOR STAINLESS STEEL GROUND PADS THAT MUST BE USED FOR GROUNDING THE HUT SHELTER, USING TWO-HOLE LUG CONNECTORS.
- 5. BOND THE HUT SHELTER'S INTERIOR MASTER GROUND BAR (MGB) TO THE HUT SHELTER GROUND RING. FIELD VERIFY EXACT MGB LOCATION PRIOR TO ROUGH-IN AND CONNECTIONS. REFER TO HUT SHELTER DESIGN PACKAGE FOR ADDITIONAL DETAIL.
- 6. BOND THE GENERATOR TO THE HUT SHELTER GROUND RING.
- 7. BOND THE UTILITY AND METERING EQUIPMENT H-FRAMES TO THE HUT SHELTER GROUND RING.
- 8. BOND ALL CORNER FENCE POSTS AND GATE ENTRANCE POSTS TO THE HUT SHELTER GROUND RING.
- 9. ELECTRICAL SERVICE GROUNDING ELECTRODE CONDUCTOR. ONE LINE DIAGRAM FOR ADDITIONAL INFORMATION.
- 10. HUT BUILDING GROUNDING ELECTRODE CONDUCTOR. REFER TO ONE LINE DIAGRAM FOR ADDITIONAL INFORMATION.
- 11. FUTURE HUT SHELTER GROUND RING BONDING CONDUCTOR. LEAVE 50'-0" SLACK BONDING CONDUCTOR COILED AND BURIED 36" BFG FOR FUTURE BONDING CONNECTIONS. MARK FOR FUTURE IDENTIFICATION BY OTHERS.
- 12. BOND ALL HVAC UNITS AND VANDAL CAGES TO HUT SHELTER GROUND RING.
- 13. PROVIDE TRANSFORMER GROUNDING IN ACCORDANCE WITH UTILITY CO. REQUIREMENTS. COORDINATE WITH UTILITY FOR DELINEATION OF RESPONSIBILITIES.
- 14. BOND LOAD BANK TO HUT SHELTER GROUND RING.
- 15. FUTURE EQUIPMENT BONDING CONDUCTOR. LEAVE 10'-0" SLACK BONDING CONDUCTOR COILED AND BURIED 36" BFG FOR FUTURE BONDING CONNECTIONS. MARK FOR FUTURE IDENTIFICATION BY OTHERS.
- 16. FUTURE HUT SHELTER MGB BOND CONDUCTOR LEAVE 30'-0" SLACK BONDING CONDUCTOR COILED AND BURIED 36" BFG FOR FUTURE IDENTIFICATION BY OTHERS.



ISSUE FOR BID PLANS
 DATE OF ISSUE: 01/08/2026

1 ELECTRICAL GROUNDING PLAN
 SCALE: 1" = 20'



PROJECT
MMI - UNMANNED ILA UTILITY BUILDING
ORD-LH1.5

PARCEL ID: 14-19-200-019
 44W527 ROUTE 30
 SUGAR GROVE, IL 60554

CLIENT
Middle Mile Infrastructure

CONSULTANT
 AECOM Technical Services of South Carolina, Inc.
 10 Patewood Drive, Suite 500
 Greenville, SC 29615
 License Number: F-0432
 1-864-234-3069 tel
 www.aecom.com

REGISTRATION

NOT FOR CONSTRUCTION

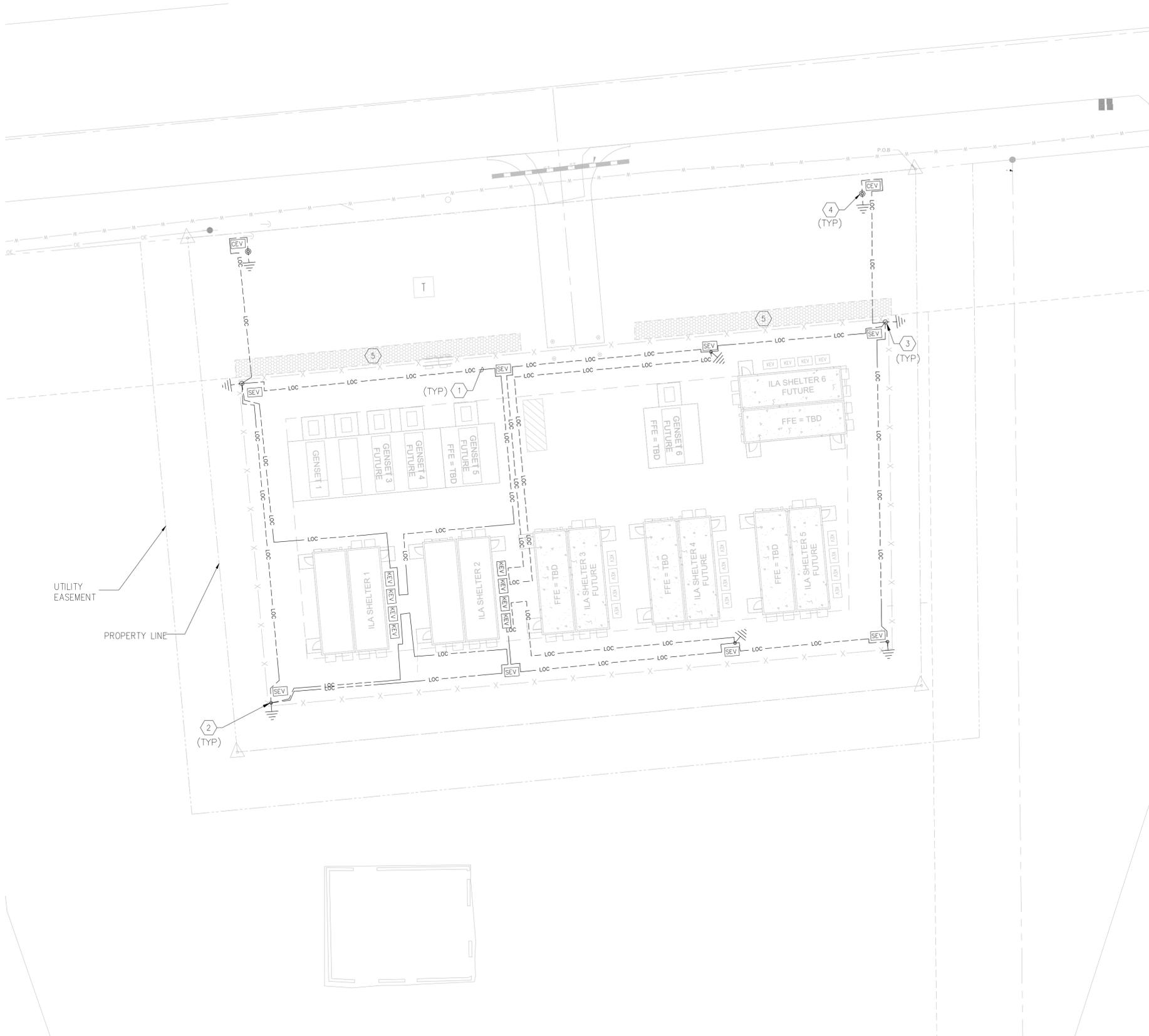
ISSUE/REVISION		
I/R	DATE	DESCRIPTION

PROJECT NUMBER
 60645418

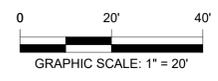
SHEET TITLE
 ELECTRICAL GROUNDING PLAN

SHEET NUMBER
 18

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(H) - NAD 83 (2011)
 (V) - NAVD 88
 IL GRID EAST



GENERAL NOTES

- A. REFER TO ELECTRICAL GENERAL NOTES, SYMBOLS LEGENDS, AND ABBREVIATIONS ON SHEET 16.
- B. REFER TO ELECTRICAL SPECIFICATIONS ON SHEET 20.
- C. REFER TO ELECTRICAL ONE-LINE DIAGRAM ON SHEET 21 FOR ADDITIONAL INFORMATION.
- D. REFER TO HUT DESIGN PACKAGE FOR ADDITIONAL GROUNDING DETAILS.
- E. THE GC SHALL PROVIDE ALL BACKFILL OF ELECTRICAL AND FIBER TRENCHES. ALL BACKFILL SHALL BE FREE OF PEAT, MARL, HIGHLY PLASTIC CLAY, OR OTHER UNSUITABLE MATERIALS SUCH AS TRASH, DEBRIS, BRUSH, OR ICE.
- F. ALL GROUND RODS SHALL BE COPPER-CLAD, 3/4" DIA. X 10'-0" L.
- G. ALL GROUND RODS SHALL BE DRIVEN UNTIL THE TOP OF THE ROD IS AT A DEPTH OF 18" BELOW FINISHED GRADE.
- H. TRACER WIRE SHALL BE #6 AWG, SOLID COPPER, 0.045MIL HMWPE ORANGE INSULATION, BURIED AT 18" BELOW GRADE.
- I. MARKER POLES, WITH ORANGE FIBER OPTIC CABLE WARNING DOME, AND BAND MARKINGS AS REQUIRED FOR ROUTE MARKER (GENERAL), INTERMEDIATE SLACK VAULT (ISV), INTERCONNECT ENTRY VAULT (IEV), OR NETWORK SPLICE VAULT (NSV) WITH LOCATE TEST STATION MARKER POLE. POLES ARE 72" LONG, AND BURIED TO 24" BELOW GRADE.
- J. PROVIDE MARKER POLES WITH BLACK BAND MARKINGS AS FOLLOWS: GENERAL - NO BANDS, ISV - 1 BAND, IEV - 2 BANDS, NSV - 3 BANDS. ADDITIONAL MARKER POLE IDENTIFICATION MARKINGS SHALL BE COORDINATED WITH MMI MIDWEST LLC DOC# LL-A-DR-011-20200825.

KEYNOTES #

- 1. TRACER WIRE, REFER TO GENERAL NOTES FOR ADDITIONAL INFORMATION.
- 2. GROUND ROD, REFER TO GENERAL NOTES FOR ADDITIONAL INFORMATION.
- 3. FIBER OPTIC MARKER POLE FOR TRACER CABLE, REFER TO GENERAL NOTES FOR ADDITIONAL INFORMATION.
- 4. FIBER OPTIC MARKER POLE WITH LOCATE TEST POINT STATION, REFER TO GENERAL NOTES FOR ADDITIONAL INFORMATION.
- 5. INFILTRATION TRENCH, ROUTE TRACER WIRE 18" BELOW BOTTOM OF INFILTRATION TRENCH. REFER TO CIVIL DRAWINGS FOR ADDITIONAL INFORMATION.

1 ELECTRICAL CONDUIT TRACING PLAN
 SCALE: 1" = 20'

ISSUE FOR BID PLANS
 DATE OF ISSUE: 01/08/2026



PROJECT
 MMI - UNMANNED ILA
 UTILITY BUILDING
 ORD-LH1.5

PARCEL ID: 14-19-200-019
 44W527 ROUTE 30
 SUGAR GROVE, IL 60554

CLIENT
 Middle Mile Infrastructure

CONSULTANT
 AECOM Technical Services of South Carolina, Inc.
 10 Patewood Drive, Suite 500
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ISSUE/REVISION

I/R	DATE	DESCRIPTION

PROJECT NUMBER

60645418

SHEET TITLE

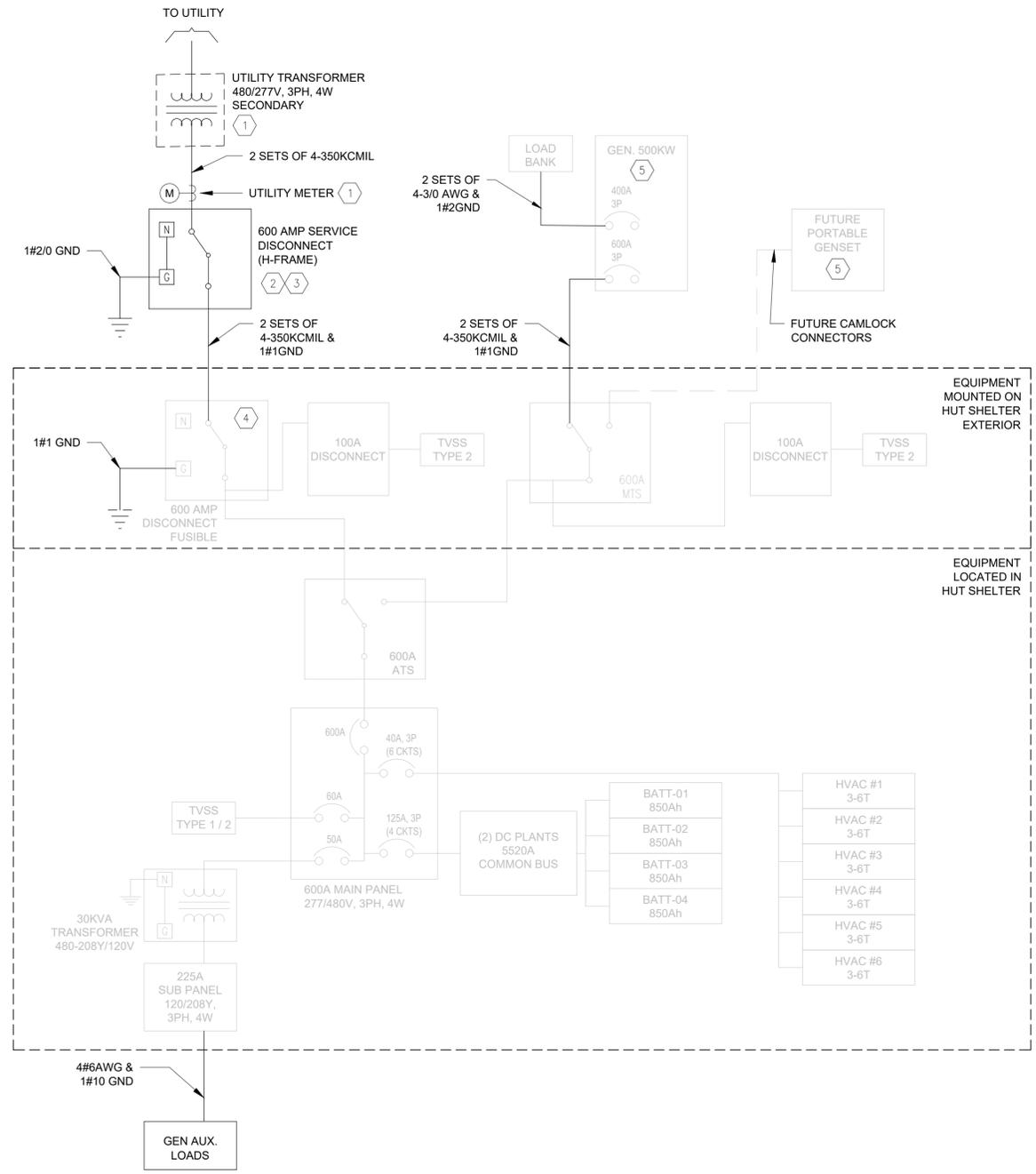
ELECTRICAL CONDUIT TRACING
 PLAN

SHEET NUMBER

19

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 Project Management Initials: Designer: Checked: Approved: ANS I D 22" x 34"



GENERAL NOTES

- A. REFER TO ELECTRICAL GENERAL NOTES, SYMBOLS LEGENDS, AND ABBREVIATIONS ON SHEET 16.
- B. REFER TO ELECTRICAL SITE PLAN ON SHEET 17 FOR EQUIPMENT LAYOUT AND CONDUIT SIZES.
- C. REFER TO ELECTRICAL SPECIFICATIONS ON SHEET 20.
- D. BLACK (DARK) LINES INDICATE CONTRACTOR PROVIDED EQUIPMENT.
- E. LIGHT (HALFTONE) LINES INDICATE OWNER FURNISHED EQUIPMENT.
- F. ELEMENTS WITHIN THE DASHED OUTLINE SHOULD BE PROVIDED WITH THE HUT SHELTER SHIPMENT AND ARE SHOWN FOR REFERENCE ONLY. THESE ELEMENTS ARE INSTALLED INSIDE OR ON THE HUT SHELTER. SHOWN WITHIN THE DASHED OUTLINE FOR GROUPING CLARITY PURPOSES ONLY. REFER TO THE META-VEGA DRAWING PACKAGE FOR CONDUIT SIZES, CONDUCTOR SIZES, PANEL SCHEDULES AND ADDITIONAL INFORMATION.
- G. THE HUT SHELTER ELECTRICAL SYSTEM IS RATED AT 65,000 A.I.C. IF HIGHER RATINGS ARE REQUIRED IT IS THE RESPONSIBILITY OF THE SITE CONTRACTOR TO MEET SUCH REQUIREMENTS.
- H. CONTRACTOR SHALL PROVIDE ARC FLASH STUDY AND POST INCIDENT ENERGY ON ALL EQUIPMENT REQUIRES BY NFPA 70E.
- I. ALL LUGS THAT HOLD MORE THAN ONE WIRE SHALL BE LISTED FOR MULTI-BARRELL CONNECTIONS.
- J. ALL CONDUCTORS SHALL BE COPPER.
- K. THE GENERATOR SYSTEMS SHOWN ARE FOR REFERENCE ONLY. REFER TO THE META-VEGA DRAWING PACKAGE FOR GENERATOR ADDITIONAL INFORMATION AND REQUIREMENTS.

KEYNOTES (#)

- 1. CONTRACTOR SHALL COORDINATE WITH THE UTILITY CO. FOR TRANSFORMER CONNECTION AND METERING REQUIREMENTS AND DELINEATION OF WORK. REFER TO GENERAL UTILITY CO. COORDINATION NOTES ON SHEET 16 AND ELECTRIC UTILITY METER NOTE ON SHEET 17 FOR ADDITIONAL REQUIREMENTS AND INFORMATION.
- 2. LABEL SERVICE ENTRANCE DISCONNECT WITH RED TAG.
- 3. NEUTRAL-TO-GROUND BOND SHALL ONLY BE MADE IN THE H-FRAME SERVICE DISCONNECT.
- 4. SERVICE RATED DISCONNECT SWITCH SHIPPED WITH HUT SHELTER SHALL NOT BE USED FOR UTILITY SERVICE CONNECTION. CONTRACTOR IS RESPONSIBLE FOR VERIFYING THAT NO NEUTRAL-TO-GROUND BOND IS TERMINATED IN THE DISCONNECT.
- 5. NEUTRAL-TO-GROUND BOND SHALL NOT BE MADE AT THE GENERATOR MAIN CIRCUIT BREAKER DISCONNECTING MEANS.



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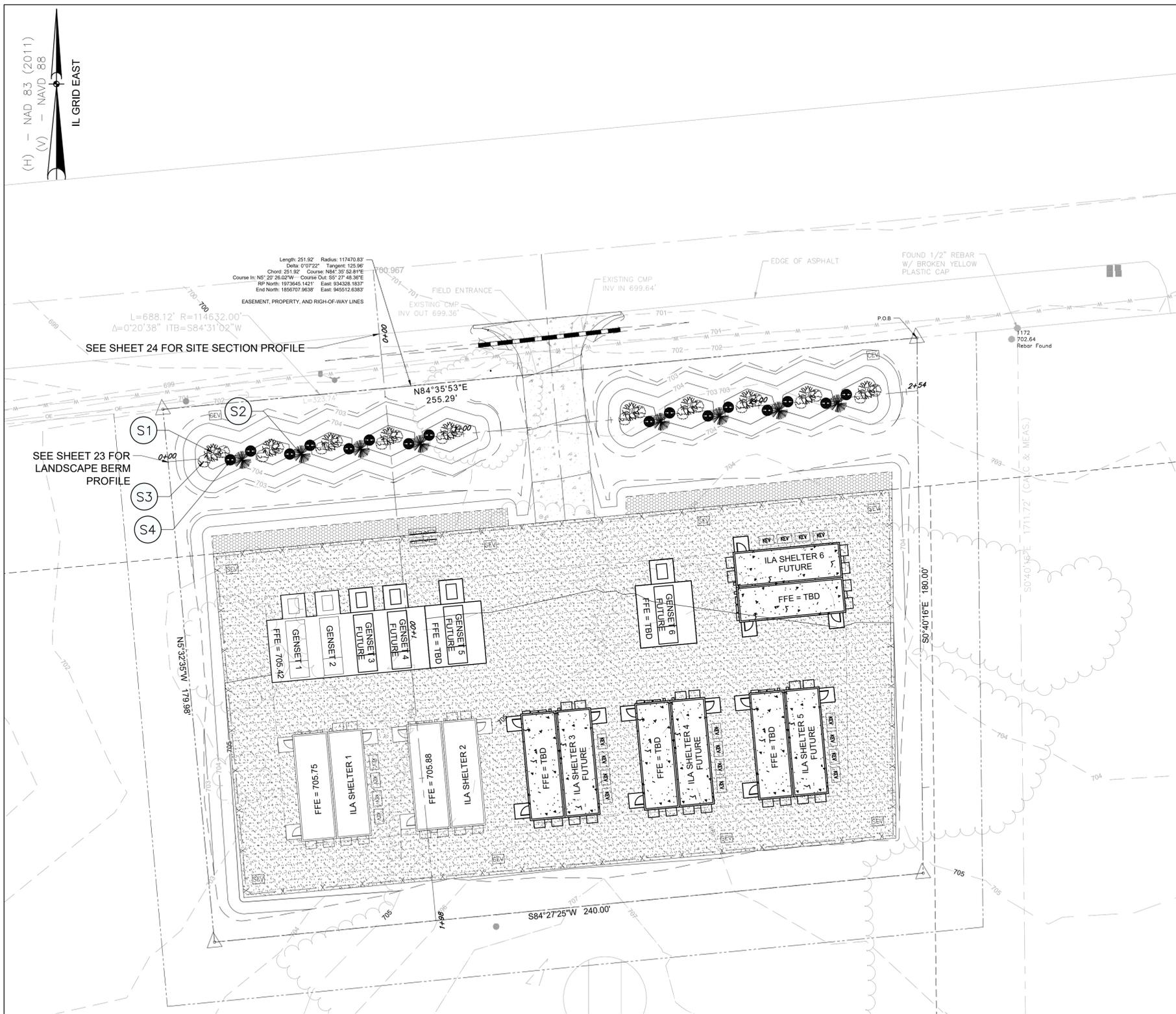
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PROJECT NUMBER
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SHEET TITLE
 ELECTRICAL ONE-LINE DIAGRAM

SHEET NUMBER
 21

ISSUE FOR BID PLANS
 DATE OF ISSUE: 01/08/2026

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PLANT SPECIFICATIONS

- TREE TYPE 1 (SHADE TREE):** EASTERN REDBUD
 SCIENTIFIC NAME: CERCIS CANADENSIS
 MIN MATURE SIZE: 20' - 30'
 MIN CALIPER: 3"
 QUANTITY: 6
 SPACING: AS SHOWN
- TREE TYPE 2 (EVERGREEN TREE):** EASTERN RED CEDAR
 SCIENTIFIC NAME: J. VIRGINIANA
 MIN MATURE SIZE: 40' - 50'
 MIN CALIPER: 3"
 QUANTITY: 6
 SPACING: AS SHOWN

- SHRUB TYPE 3 (DECIDUOUS):** CHOKEBERRY
 SCIENTIFIC NAME: ARONIA PRUNIFOLIA
 MIN MATURE SIZE: 6' - 10'
 MIN CALIPER: 18" - 24"
 QUANTITY: 16
 SPACING: AS SHOWN
- SHRUB TYPE 4 (EVERGREEN):** EASTERN ARBORVITAE
 SCIENTIFIC NAME: THUJA ACCIDENTALIS
 MIN MATURE SIZE: 4' - 10'
 MIN CALIPER: 19" - 24"
 QUANTITY: 16
 SPACING: AS SHOWN

TREE/SHRUB PLANTING NOTES

- SAMPLE SITE SOILS FOR LABORATORY TESTING TO DETERMINE FERTILIZER COMPOSITION.
- PROVIDE FERTILIZER WITH A COMPOSITION OF NITROGEN, PHOSPHOROUS, AND POTASSIUM IN THE AMOUNTS SPECIFIED IN SOIL LABORATORY REPORTS FOR PLANT SPECIES, FROM A QUALIFIED TESTING LABORATORY.

LANDSCAPE NOTES

- LANDSCAPE PLANTING AND LANDSCAPE BERM AS DIRECTED BY THE SUGAR GROVE PLANNING COMMISSION MEETING COMMENTS ON 17 DECEMBER 2025 TO CONFORM TO THE APPROVED PLAN ASSOCIATED WITH THE 6.21 MW DC GROUND-MOUNTED SOLAR PV PLANS, U.S. ROUTE 30, SUGAR GROVE, IL, PREPARED BY SUNCODE, LLS, (PROJECT No. 3652230432) DATED MARCH 12, 2024.
 - LANDSCAPE PLANTING REQUIREMENTS
 - SHADE TREES (TYPE 1): 1 PER 50 LF (5 REQUIRED, 10 PROVIDED)
 - EVERGREEN TREES (TYPE 2): 1 PER 50 LF (5 REQUIRED, 8 PROVIDED)
 - DECIDUOUS SHRUBS (TYPE 3): 3 PER 50 LF (15 REQUIRED, 20 PROVIDED)
 - EVERGREEN SCRUBS (TYPE 4): 3 PER 50 LF (15 REQUIRED, 16 PROVIDED)
 - REPLACEMENTS: NONE PROPOSED
 - STAKE ALL TREES OVER 6 FEET TALL
 - TREES SHALL BEAR SAME RELATION TO FINISHED GRADE AT IT BORE TO PREVIOUS GRADE (OR SLIGHTLY ABOVE).
 - NEVER CUT LEADERS
 - PRUNE ONLY TO REMOVE DAMAGED OR BROKEN BRANCHES.
 - REMOVE ALL BRACKETS FROM ROOTBALL.
 - REMOVE STAKES 1 YEAR AFTER PLANTING.
 - VEGETATION SHALL BE PLANTED ON TOP OF SCREENING BERM.

- SECTION 11-9-7 OTHER STANDARDS REQUIRES EXISTING TREES, 6" IN DIAMETER OR GREATER, SHALL BE REPLACED. REPLACEMENT TREES SHALL BE REQUIRED IN ADDITIONAL TO ANY OTHER LANDSCAPING THAT MAY BE REQUIRED. NOT LESS THAN (1) 3-INCH CALIPER TREE SHALL BE REQUIRED FOR EACH 6-INCH TREE PROPOSED TO BE REMOVED. HOWEVER, IN NO INSTANCE SHALL MORE THAN (3) 3-INCH CALIPER REPLACEMENT TREES BE REQUIRED FOR ANY TREE REMOVAL
- TOTAL SITE FRONTAGE WITHIN PROPERTY REQUIRING LANDSCAPE BUFFER = APPROXIMATELY 255'
- LANDSCAPING MAINTENANCE WILL BE PROVIDED QUARTERLY AND AS NEEDED TO MAINTAIN SURVIVABILITY AND AESTHETIC VALUE.
- MAINTENANCE OF REQUIRED LANDSCAPED AREAS IS THE RESPONSIBILITY OF THE PROPERTY OWNER. ALL SUCH AREAS SHALL BE PROPERLY MAINTAINED SO AS TO ASSURE THEIR SURVIVAL AND AESTHETIC VALUE AND SHALL BE PROVIDED WITH AN IRRIGATION SYSTEM OR A READILY AVAILABLE WATER SUPPLY. FAILURE TO MONITOR SUCH AREAS IS A VIOLATION OF THIS ORDINANCE AND MAY BE REMEDIED IN THE MANNER PRESCRIBED FOR OTHER VIOLATIONS.
- TREES WITH A DBH OF 6 INCHES OR GREATER WILL BE REMOVED AS PART OF THIS PROJECT

SEEDING AND SCHEDULE

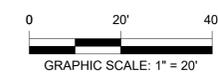
- SEED MIXTURE AND PLANTING SCHEDULE SHALL COMPLY WITH THE VILLAGE OF SUGAR GROVE STANDARD DETAILS, SPECIFICATIONS, AND NOTES.
- EROSION CONTROL BLANKET SHALL BE PROVIDED AT ALL AREAS LOCATED WITH THE RIGHT OF WAY.

SEED MIXTURE	IDOT CLASS 1 SEEDING MIXTURE
R.O.W & REMAINING GRASSED AREAS	100 LBS/AC. KENTUCKY BLUEGRASS
PERMANENT SEEDING MIXTURE	60 LBS/AC. PERENNIAL RYE GRASS
	40 LBS/AC. CREEPING RED FESCUE
TEMPORARY SEED MIXTURE	50 LBS/AC. PERENNIAL RYE GRASS
	64 LBS/A. OATS, SPRING
GRASSED WATERWAY AREA	CLASS 5 SEEDING MIXTURE
PERMANENT SEEDING MIXTURE	150 LBS/AC. KENTUCKY BLUEGRASS
	150 LBS/AC. SMOOTH BROME GRASS
TEMPORARY SEEDING MIXTURE	50 LBS/AC. PERENNIAL RYE GRASS
	64 LBS/AC OATS, SPRING

SEEDING SCHEDULE	JAN	FEB	MARCH	APRIL	MAY	JUNE	JULY	AUG	SEP	OCT	NOV	DEC
PERMANENT SEED MIXTURE												
NONIRRIGATED												
IRRIGATED												
DORMANT (DOUBLE RATE)												
TEMPORARY SEED MIXTURE												
RYE OR WHEAT												
OATS												

FERTILIZER MIXTURE FOR PROPOSED SEEDING AREA

NITROGEN (N)	90 LBS/AC.	OR	120 LBS/AC P.O.
PHOSPHORUS (P)	90 LBS/AC.	OR	120 LBS/AC K.O.
POTASSIUM (K)	90 LBS/AC.	OR	120 LBS/AC K.O.



ISSUE FOR BID PLANS
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PROJECT
 MMI - UNMANNED ILA
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 ORD-LH1.5

PARCEL ID: 14-19-200-019
 44W527 ROUTE 30
 SUGAR GROVE, IL 60554

CLIENT
 Middle Mile Infrastructure

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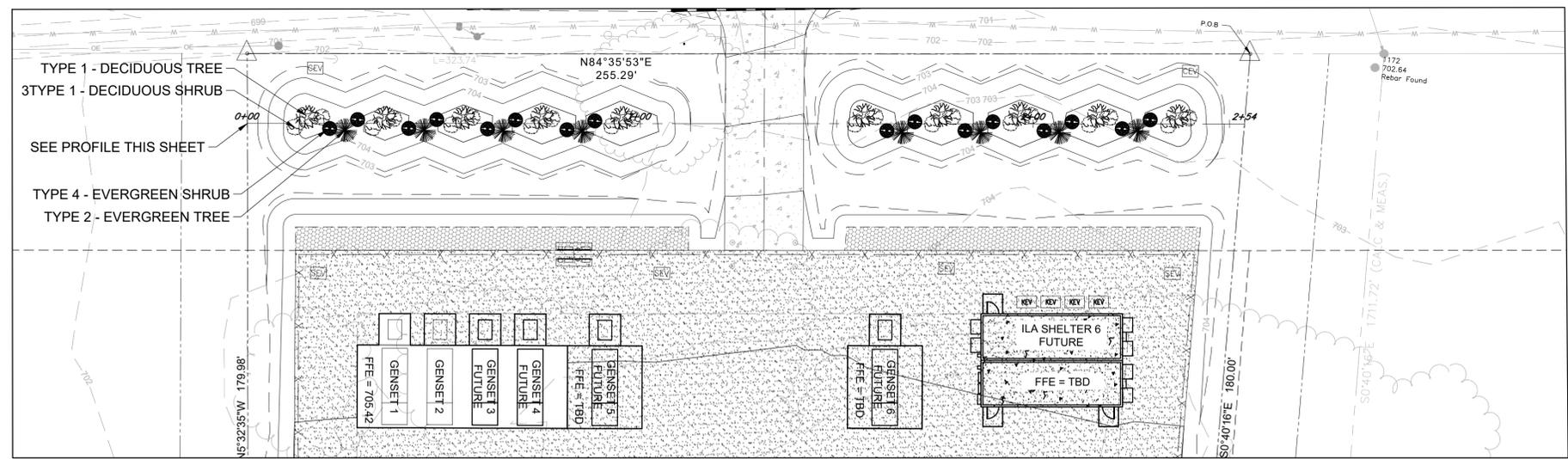
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 60645418

SHEET TITLE
 LANDSCAPE PLAN

SHEET NUMBER
 22

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TYPE 1 - EASTERN RED BUD



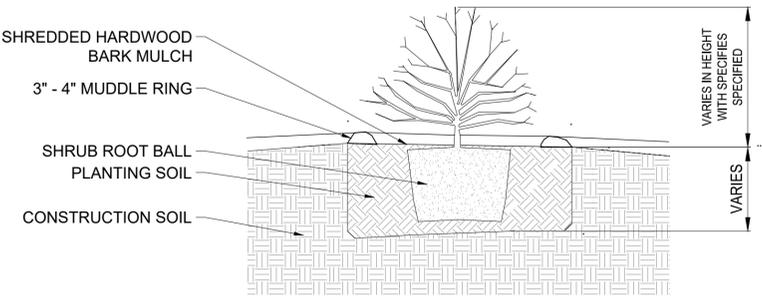
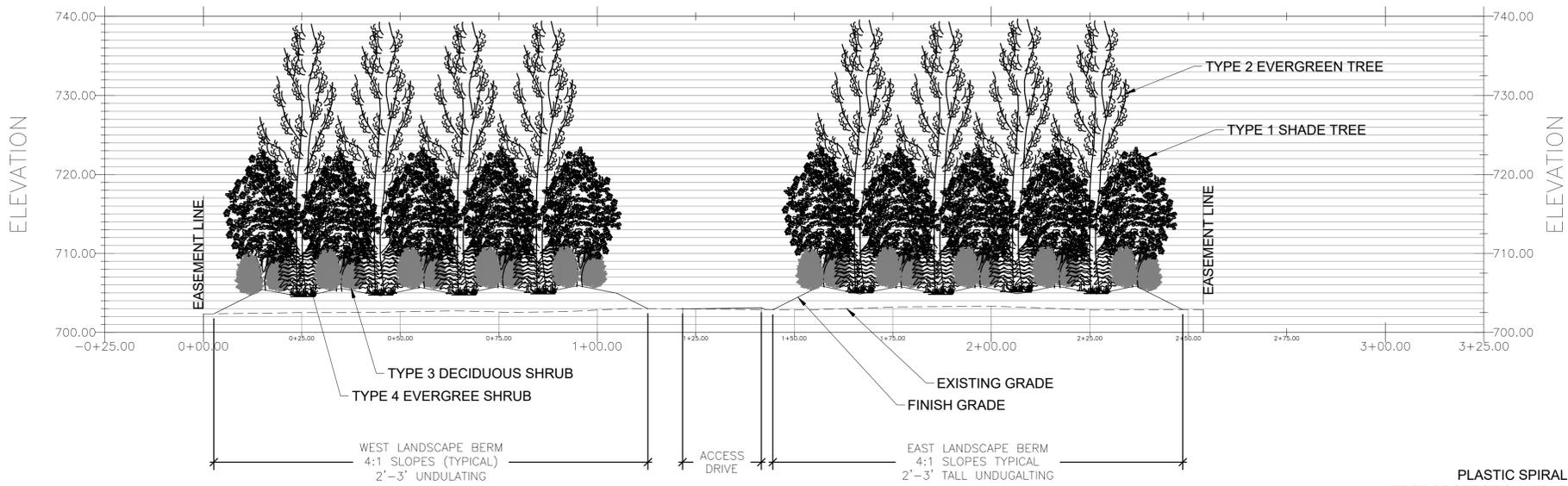
TYPE 2 - EASTERN RED CEDAR



TYPE 3 - CHOKEBERRY

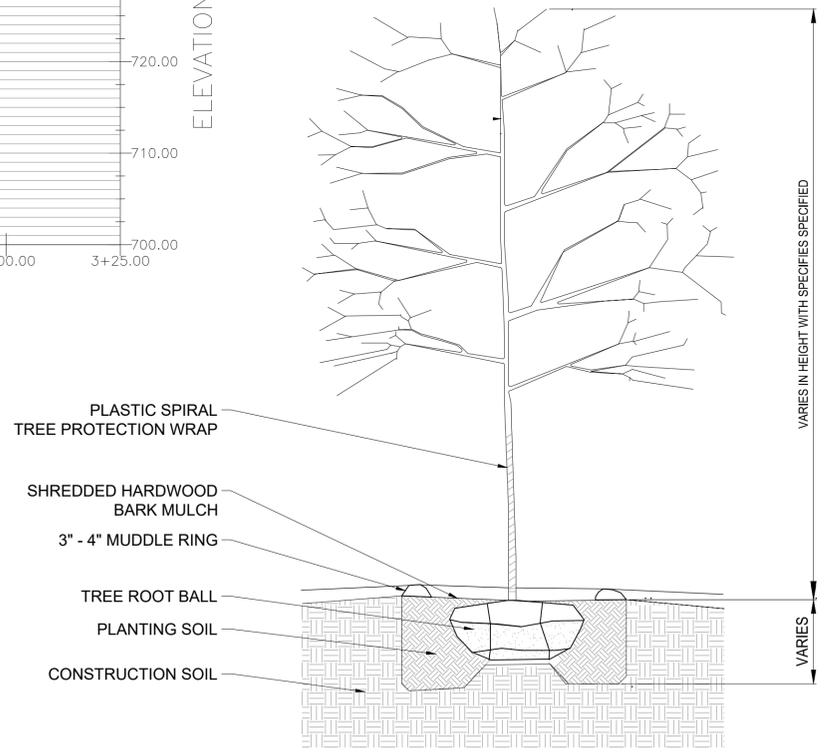


TYPE 4 - EASTERN ARBORVITAE



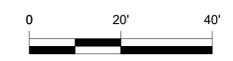
- NOTE:
- ALL SHRUBS SHOULD BE PRUNED ONLY AFTER INSTALLATION AND WATERING-IN THE SHRUB. PRUNE TO GROWERS SPECIFICATIONS
 - STAKE ALL SHRUBS PER GROWERS SPECIFICATIONS
 - SHRUBS SHALL COMPLY WITH THE AMERICAN STANDARDS FOR NURSERY STOCK - INCLUDING TREE PIT DEPTH AND WIDTH

2/23 BALLED & BURLAPPED DECIDUOUS & EVERGREEN SHRUB DETAIL NOT TO SCALE



- NOTE:
- ALL TREES SHOULD BE PRUNED ONLY AFTER INSTALLATION AND WATERING-IN THE TREE. PRUNE TO GROWERS SPECIFICATIONS
 - STAKE ALL TREES PER GROWERS SPECIFICATIONS
 - TREES SHALL COMPLY WITH THE AMERICAN STANDARDS FOR NURSERY STOCK - INCLUDING TREE PIT DEPTH AND WIDTH

1/23 BALLED & BURLAPPED DECIDUOUS & EVERGREEN TREE DETAIL NOT TO SCALE



ISSUE FOR BID PLANS
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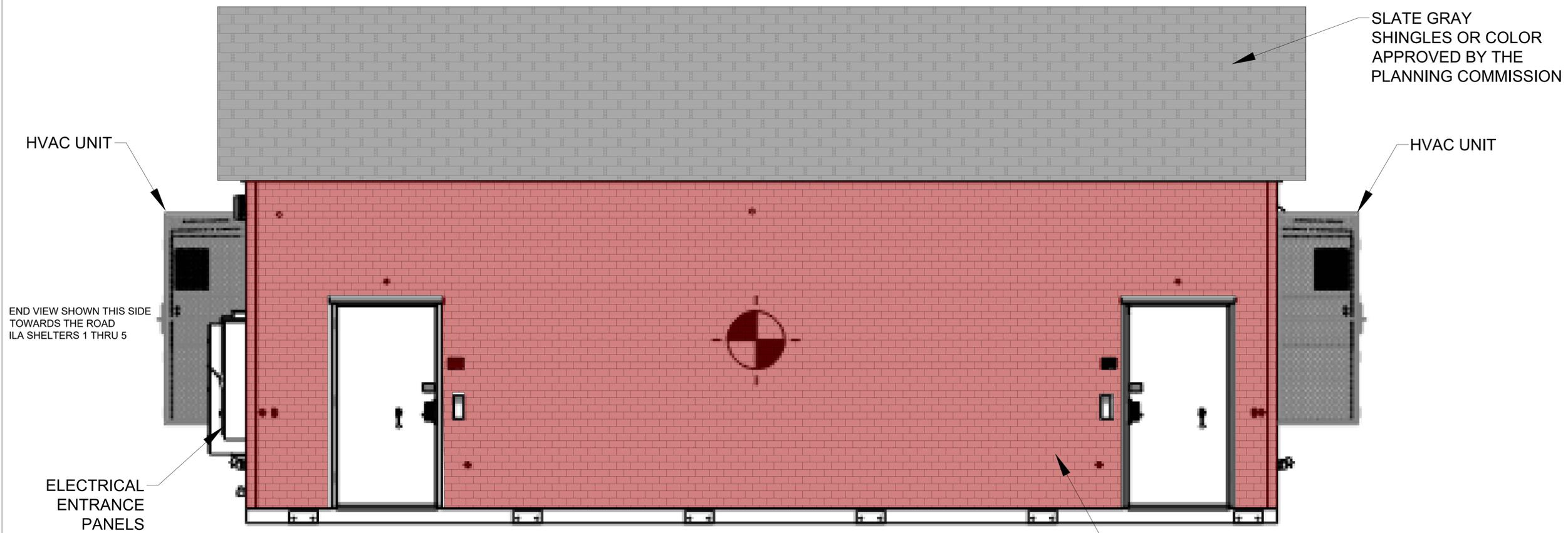
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 60645418
SHEET TITLE
 LANDSCAPE PROFILE
SHEET NUMBER
 23

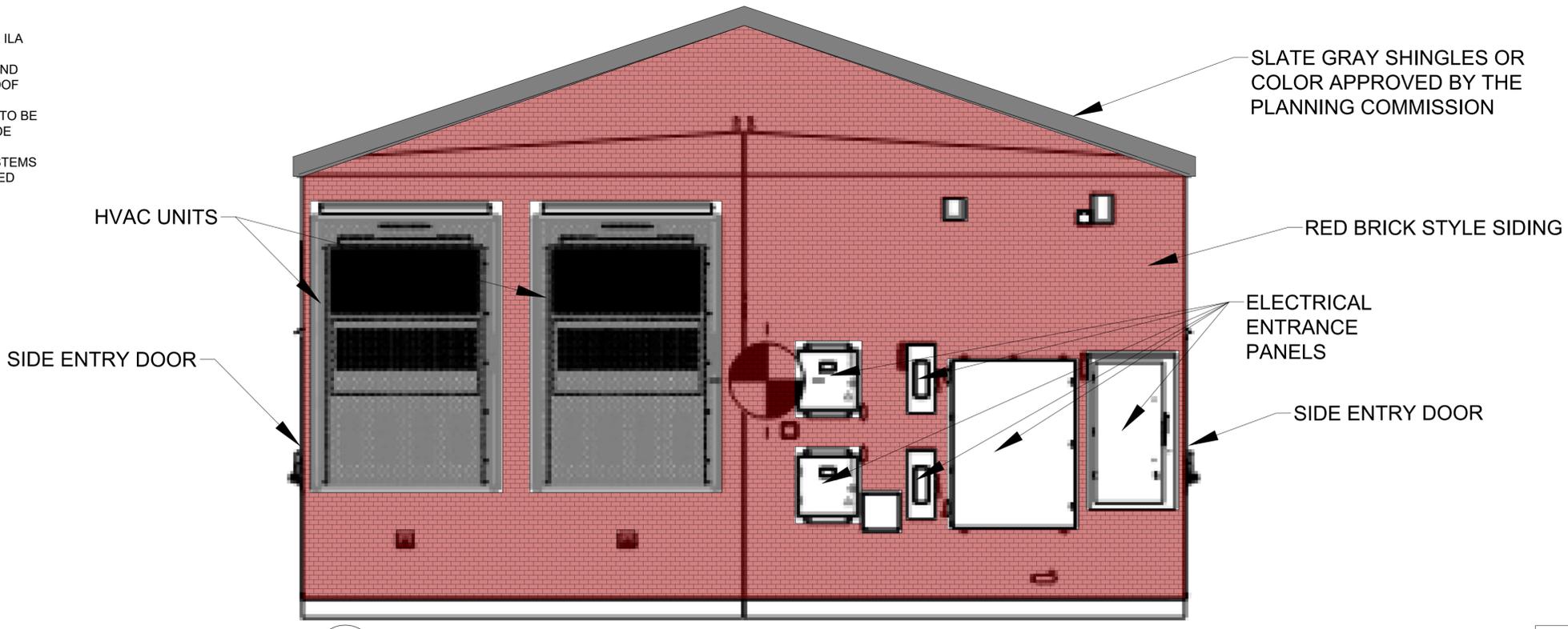
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1
 25
 ILA SHELTER (6) SIDE VIEW WITH RESIDENTIAL GABBLE ROOF 4:12 PITCH
 1" = 2'

- NOTE:
- SEE BUILDING PLANS FOR ILA SHELTER DIMENSIONS
 - ILA IS PRE-ENGINEERED AND FABRICATED WITHOUT ROOF AND SIDING SYSTEMS
 - RED BRICK STYLE SIDING TO BE APPLIED ONLY TO THE SIDE FACING THE ROAD
 - ROOFING AND SIDING SYSTEMS TO BE FIELD CONSTRUCTED



2
 25
 ILAS SHELTER (1 THRU 5) END VIEW WITH RESIDENTIAL GABBLE ROOF 4:12 PITCH
 1" = 2'

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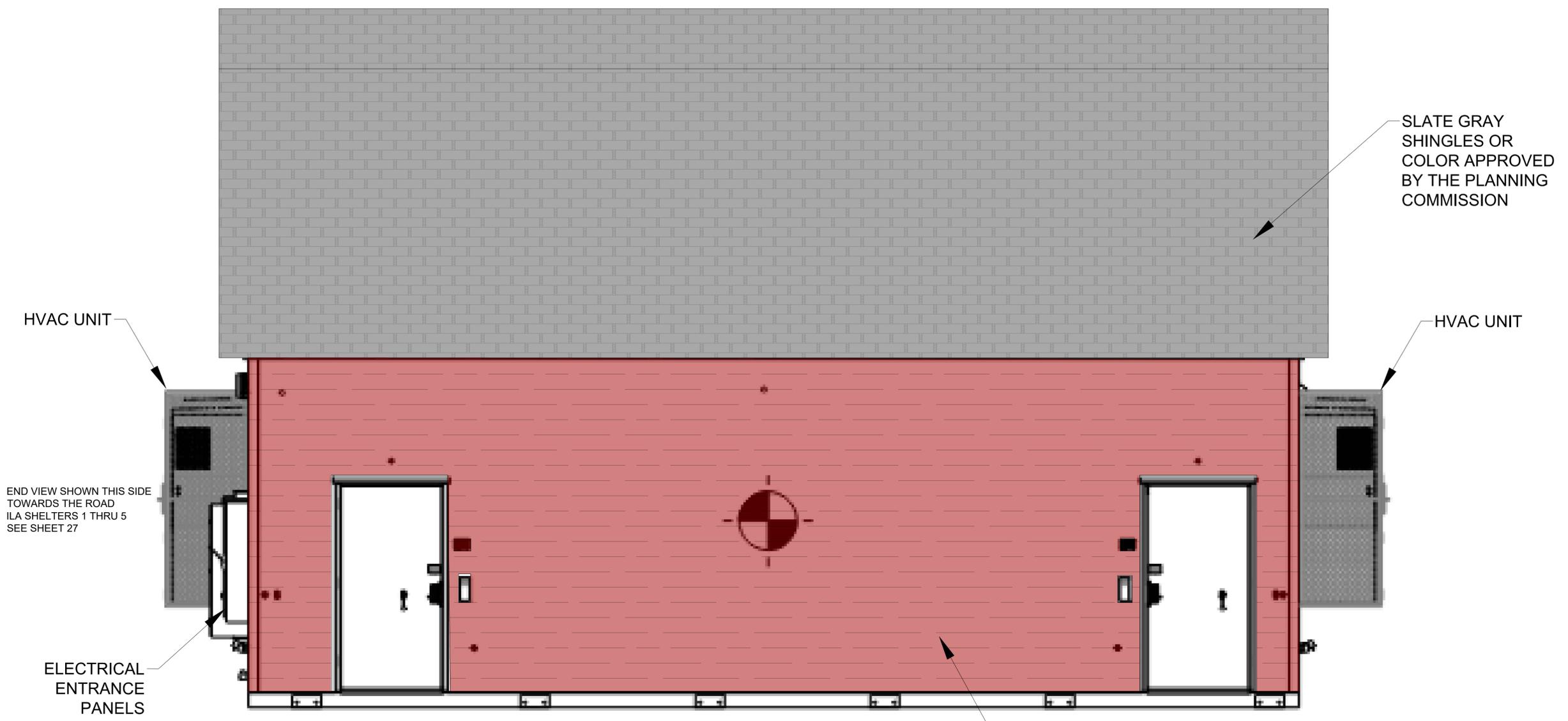
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SHEET TITLE
 ILA 4-12 PITCH GABBLE ROOF

SHEET NUMBER
 25

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SLATE GRAY SHINGLES OR COLOR APPROVED BY THE PLANNING COMMISSION

HVAC UNIT

HVAC UNIT

END VIEW SHOWN THIS SIDE TOWARDS THE ROAD
 ILA SHELTERS 1 THRU 5
 SEE SHEET 27

ELECTRICAL ENTRANCE PANELS

BARN RED CLAPBOARD STYLE SIDING OR COLOR APPROVED BY PLANNING COMMISSION

1
26 ILA SHELTER (6) SIDE VIEW WITH RESIDENTIAL SHED BARN ROOF
 1" = 2'

- NOTE:
- SEE BUILDING PLANS FOR ILA SHELTER DIMENSIONS
 - ILA IS PRE-ENGINEERED AND FABRICATED WITHOUT ROOF AND SIDING SYSTEMS
 - SIDING TO BE APPLIED ONLY TO THE SIDE FACING THE ROAD
 - ROOFING AND SIDING SYSTEMS TO BE FIELD CONSTRUCTED



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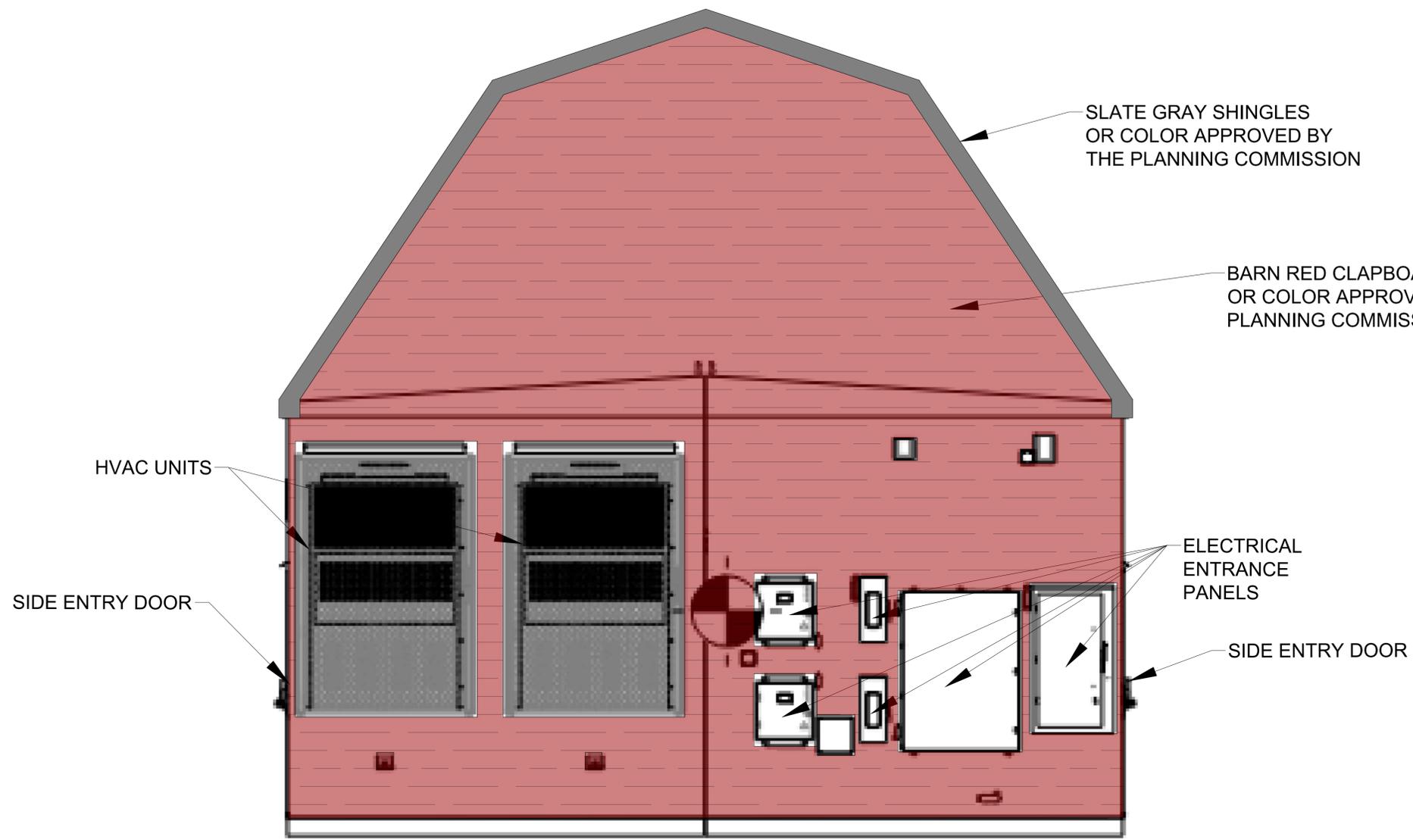
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SHEET TITLE
 ILA SHED BARN ROOF SIDE VIEW

SHEET NUMBER
 26

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- NOTE:
1. SEE BUILDING PLANS FOR ILA SHELTER DIMENSIONS
 2. ILA IS PRE-ENGINEERED AND FABRICATED WITHOUT ROOF AND SIDING SYSTEMS
 3. SIDING TO BE APPLIED ONLY TO THE SIDE FACING THE ROAD
 4. ROOFING AND SIDING SYSTEMS TO BE FIELD CONSTRUCTED

1
27
ILA SHELTER (1 THRU 5) END VIEW WITH SHED BARN ROOF
1" = 2'

ISSUE FOR BID PLANS
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MMI - UNMANNED ILA
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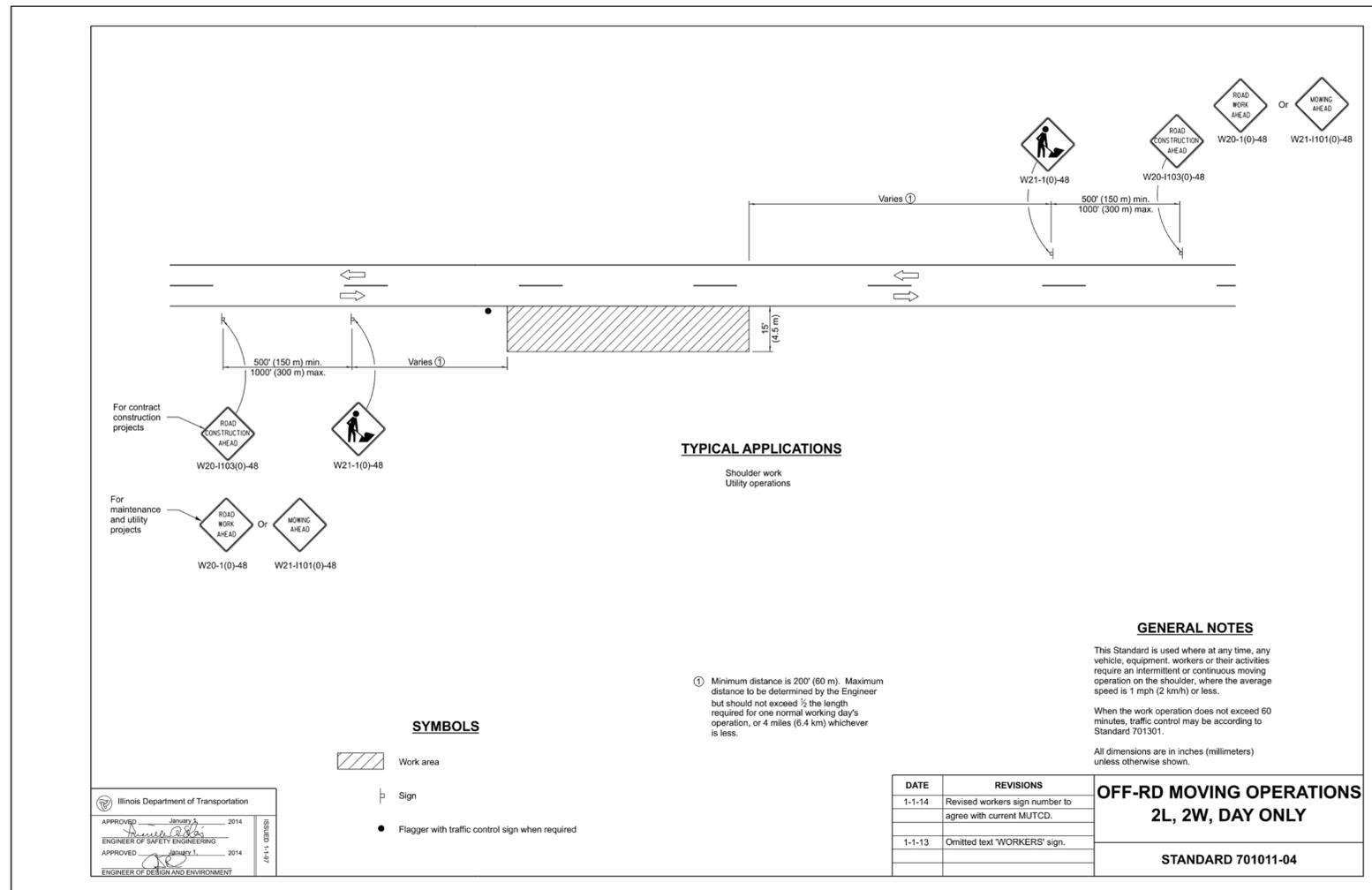
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SHEET TITLE
ILA SHED BARN ROOF END VIEW

SHEET NUMBER
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 Project Management Initials: Designer: _____ Checked: _____ Approved: _____
 ANS I D 22" x 34"



TYPICAL APPLICATIONS
Shoulder work
Utility operations

GENERAL NOTES

This Standard is used where at any time, any vehicle, equipment, workers or their activities require an intermittent or continuous moving operation on the shoulder, where the average speed is 1 mph (2 km/h) or less.
When the work operation does not exceed 60 minutes, traffic control may be according to Standard 701301.
All dimensions are in inches (millimeters) unless otherwise shown.

SYMBOLS

- Work area
- Sign
- Flagger with traffic control sign when required

DATE	REVISIONS	OFF-RD MOVING OPERATIONS 2L, 2W, DAY ONLY
1-1-14	Revised workers sign number to agree with current MUTCD.	
1-1-13	Omitted text 'WORKERS' sign.	STANDARD 701011-04

1/28 MAINTENANCE & PROTECTION OF TRAFFIC/WORK ZONE TRAFFIC CONTROL (MTP/WZTC)
NOT TO SCALE



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MMI - UNMANNED ILA
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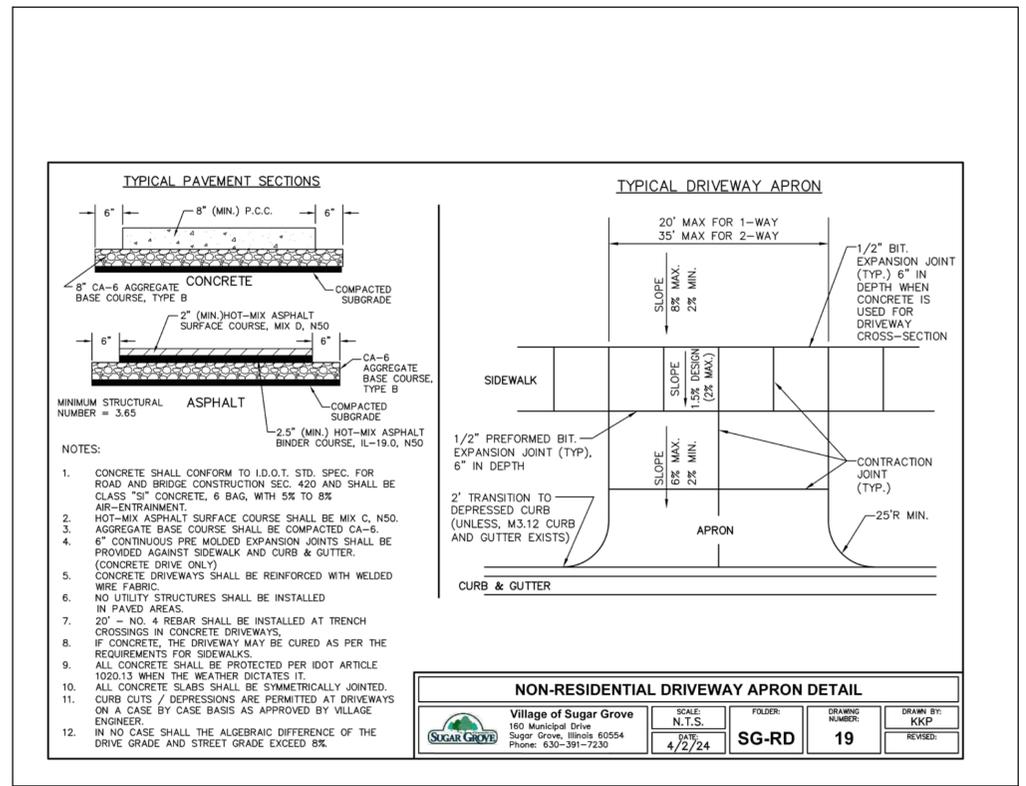
SHEET TITLE
IDOT MPT-WZTC DETAILS

SHEET NUMBER
28

ISSUE FOR BID PLANS
DATE OF ISSUE: 01/08/2026

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 Project Management Initials: _____ Designer: _____ Checked: _____ Approved: _____
 ANS I D 22" x 34"



1 VILLAGE OF SURAR GROVE NON-RESIDENTIAL DRIVEWAY APRON DETAIL
 29 NOT TO SCALE

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PROJECT
 MMI - UNMANNED ILA
 UTILITY BUILDING
 ORD-LH1.5

PARCEL ID: 14-19-200-019
 44W527 ROUTE 30
 SUGAR GROVE, IL 60554

CLIENT
 Middle Mile Infrastructure

CONSULTANT
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REGISTRATION

NOT FOR CONSTRUCTION

ISSUE/REVISION

I/R	DATE	DESCRIPTION

PROJECT NUMBER
 60645418

SHEET TITLE
 SUGAR GORVE DRIVEWAY DETAIL

SHEET NUMBER
 29

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