KENDALL COUNTY FOREST PRESERVE DISTRICT
MEETING AGENDA
TUESDAY, JANUARY 20, 2026
9:00 AM
KENDALL COUNTY HISTORIC COURTHOUSE – THIRD FLOOR COURTROOM

I. Call to Order

II. Pledge of Allegiance

III. Invocation

IV. Roll Call: Brian DeBolt (President), Ruben Rodriguez (Vice President), Seth Wormley (Secretary), Scott Gengler, Jason Peterson, Zach Bachmann, Elizabeth Flowers, Matt Kellogg, Dan Koukol, and Brooke Shanley

V. Approval of Agenda

VI. Public Comments

VII. (1) **CONSENT AGENDA**

A. Approval of Minutes
- Kendall County Forest Preserve District Commission Meeting of December 16, 2025
- Kendall County Forest Preserve District Operation Committee Meeting of January 7, 2026

B. (1) MOTION: Approval of Claims in the Amount of $175,337.20 (123125) and $27,066.61 (011526)

C. (1) MOTION: Approval of Farm License Agreement #26-01-001 with Mark and Tom Mathre for the Lease of 157.31 Acres of District Property at Millbrook North; 118.58 Acres at Millbrook South, and 127.41 Acres at Millington Forest Preserve for a Total Amount of $108,121.50 for Base Rent, Including a $0.01 per Bushel Surcharge for Grain Dryer Use, Utility Bill Reimbursement, Plus a Calculated Yield Payment

D. (1) MOTION: Approval of Farm License Agreement #26-01-002 with Tim Collins, for the Lease of 51.5 Acres of District Property at Henneberry Forest Preserve for a Total Amount of $9,270.00 for Base Rent

E. (1) MOTION: Approval of Farm License Agreement #26-01-003 with Chris and Maurice Ormiston of Ottawa, Illinois for the Lease of 3.75 Acres of District Property at Henneberry Forest Preserve for a Total Amount of $375.00 for Base Rent

F. (1) MOTION: Approval of Farm License Agreement #26-01-004 with Tom Anderson of Somonauk, Illinois for the Licensed Use of the Equipment Storage Barn at Little Rock Creek Forest Preserve through March 1, 2026 in the Amount of $1,200.00 ($100.00 per month)

G. (1) MOTION: Approval of Farm License Agreement #26-01-005 with Kyle Connell of Morris, Illinois for 130.32 Acres at Baker Woods Forest Preserve which Total Acreage Includes 71.54 Acres in Row Crop Production at $260.00 per Acre Plus a Calculated Yield Payment; 36.78 Acres in Hay Production at $280.00 per Acre; and 22.0 Acres for 50/50 Hay Production

VIII. **OLD BUSINESS**

No items posted for consideration.

IX. **NEW BUSINESS**

H. MOTION: Amendment to the CY26 Regular Meeting Schedule: Location Change for all Meetings February 17th, 2026 and After

X. Committee Chairman Reports: Seth Wormley (Finance) and Dan Koukol (Operations)

XI. Public Comments

XII. Executive Session

XIII. **OTHER ITEMS OF BUSINESS**

None

XIV. Adjournment

(1) Requires affirmative vote of the majority of those elected (6) for passage (KCFPD Rules of Order Section I.G.3.b.v.a)

KENDALL COUNTY FOREST PRESERVE DISTRICT
COMMISSION MEETING MINUTES

DECEMBER 16, 2025

I. Call to Order

President DeBolt called the meeting to order at 10:55 am in the Kendall County Historic Courthouse – 3rd floor courtroom.

II. Pledge of Allegiance

The Pledge of Allegiance was recited at the start of the Kendall County Board Meeting.

III. Invocation

An invocation was offered at the start of the Kendall County Board Meeting.

IV. Roll Call

	Bachmann	X	Koukol
X	DeBolt	X	Peterson
	Flowers		Rodriguez
X	Gengler	X	Shanley
X	Kellogg	X	Wormley

Roll call: Commissioners Gengler, Kellogg, Koukol, Peterson, Shanley, Wormley, and President DeBolt were all present.

V. Approval of Agenda

Commissioner Shanley made a motion to approve the agenda as presented. Seconded by Commissioner Peterson. Aye, all. Opposed, none.

VI. Public Comment

No public comments were offered from citizens in attendance.

VII. CONSENT AGENDA

A. Approval of Minutes

- Kendall County Forest Preserve District Commission Meeting of November 25, 2025
- Kendall County Forest Preserve Committee of the Whole Meeting of December 9, 2025

B. MOTION: Approval of Claims in the Amount of $7,571.92

President DeBolt recited the items posted to the Consent Agenda.

Commissioner Shanley made a motion to approve the Consent Agenda as presented. Seconded by Commissioner Flowers.

Motion: Commissioner Peterson
Second: Commissioner Kellogg

Roll call: Consent Agenda

Commissioner	Aye	Opposed	Commissioner	Aye	Opposed
Bachmann			Koukol	X	
DeBolt	X		Peterson	X	
Flowers			Rodriguez		
Gengler	X		Shanley	X	
Kellogg	X		Wormley	X	

Motion unanimously approved.

Roll call: Commissioners Gengler, Kellogg, Koukol, Peterson, Shanley, Wormley, and President DeBolt, aye. Opposed, none. Motion unanimously approved.

VIII. OLD BUSINESS

A. MOTION: Approval of Updated Fees and Charges Schedule

Commissioner Shanley made a Motion to Approve the Updated Fees and Charges Schedule. Seconded by Commissioner Kellogg.

Motion: Commissioner Shanley
Second: Commissioner Kellogg

Roll call: Updated Fees and Charges

Commissioner	Aye	Opposed	Commissioner	Aye	Opposed
Bachmann			Koukol	X	
DeBolt	X		Peterson	X	
Flowers			Rodriguez		
Gengler	X		Shanley	X	
Kellogg	X		Wormley	X	

Motion unanimously approved.

Roll call: Commissioners Gengler, Kellogg, Koukol, Peterson, Shanley, Wormley, and President DeBolt, aye. Opposed, none. Motion unanimously approved.

IX. NEW BUSINESS

No items were posted for consideration.

X. Committee Chairman Reports: Commissioners Wormley (Finance) and Koukol (Operations)

Finance Chair Wormley stated that there would be a budget amendment to address project timing for FY25 and FY26. The next Finance Committee meeting is scheduled on January 29, 2026

Operations Chair Koukol thanked Grounds staff for a job well done on clearing snow after significant snowfall fell over the last week of November. Chair Koukol also noted that the Sunrise Center License Agreement was signed. The next Operations Committee Meeting is scheduled for January 7, 2026.

XI. Public Comments

No public in attendance offered comment.

XII. Executive Session

None

XIII. Other Items of Business

President DeBolt expressed his gratitude to Kendall County Forest Preserve staff, and to the Board of Commissioners for their support in 2025. President DeBolt also thanked donors for their contributions in 2025.

XIV. Adjournment

Commissioner Peterson made a motion to adjourn. Seconded by Commissioner Shanley. Aye, all. Opposed, none. Meeting adjourned at 11:08 am.

Respectfully submitted,

Antoinette White
Executive Director, Kendall County Forest Preserve District

DRAFT FOR COMMISSION APPROVAL: 01-20-2026

KENDALL COUNTY FOREST PRESERVE DISTRICT
OPERATIONS COMMITTEE MEETING MINUTES

JANUARY 7, 2026

I. Call to Order

Committee Chair Koukol called the meeting to order at 5:31 pm in the Kendall County Historic Court House – 3rd Floor Courtroom.

II. Roll Call

X	Bachmann (entered the meeting at 5:31 pm)	X	Koukol
	DeBolt		Peterson
	Flowers	X	Rodriguez
X	Gengler		Shanley
	Kellogg		Wormley

Commissioners Bachmann, Gengler Koukol, and Rodriguez were all present.

III. Approval of Agenda

Commissioner Bachmann made a motion to approve the meeting agenda as presented. Seconded by Commissioner Gengler. Aye, all. Opposed, none.

IV. Public Comments

No public comments were offered from citizens in attendance.

V. Review of Financial Statements and Cost Center Reports through December 31, 2025

Executive Director presented an overview of the financial statements and cost center reports through December 31, 2025.

VI. Review of FY26 Farm License Agreements

Executive Director White reviewed Drafts of the Farm License Agreements to go out to Licensees the week of January 12, 2026. Commissioner Rodriguez made a motion to forward FY26 Farm License Agreements to Commission for Approval. Seconded by Commissioner Gengler. Aye, all. Opposed, none.

VII. Employee Handbook – Updates

Executive Director White reported the District is working with the County Resources Department to make updates to the District's handbook and those will all be presented together.

VIII. Approval of Special Use Permits

A. Kendall County Planning, Building, and Zoning – Comprehensive Plan Open House at Ellis House on February 26, 2026 – 5:00 pm-9:00pm

Commissioner Koukol made a motion to approve the Special Use Permit – Kendall County Planning, Building and Zoning – Comprehensive Open House at Ellis House on February 26, 2026, 5:00 pm- 9:00pm. Seconded by Commissioner Gengler. Aye, all. Opposed, none.

IX. Grounds and Natural Resources Reports

A. Truck Updates

Executive Director White reported the F-150 voted to be purchased in July of 2025 has been delayed in production and now is not expected to start production until March 2026.

B. Meadowhawk Lodge – Dance Floor Discussion

Midwest Tents & Events will be closing their Yorkville location and sent a proposal to the District to purchase their 18' x 18' dance floor, frequently rented for use at Meadowhawk Lodge. The 18' x 18' dance floor is under ten years old and comes with all equipment needed for set up, as well as a storage cart. Rental costs were discussed as well as purchase prices of brand new dance floors.

X. Environmental Education and Ellis House and Equestrian Center Reports

A. Ellis Herd Update

Stefanie Wiencke, Environmental Education and Public Outreach Division Manager provided an update on the Ellis horses. Casper, one of the horses at Ellis, had passed, therefore decreasing the number of horses available for use for lessons and programs. Stefanie noted the aging state of the herd.

B. FY26 New Programs

Stefanie Wiencke, Environmental Education and Public Outreach Division Manager, has been working on new Public Programming wo include themed programs offered througout the year. The first program explores Native Illinois bird courtship patterns and will include a sunset hike, photo opportunities, an education program about birds, a crackling fire with marshmallows and cocoa, and an opportunity for particpants to leav etheir mark by painting birdhouses and birdfeeders. The "Love is in the Air" program will take place at Subat Forest Preserve on Saturday, February 14, 4:00 pm-5:30pm at a cost of $8.00/participant and is open to ages 16+.

XI. Other Items of Business

None.

XII. Chairman's Report

None.

XIII. Public Comments

No public comments were offered from citizens in attendance.

XIV. Executive Session

None.

XV. Adjournment

Commissioner Bachmann made a motion to adjourn the meeting. Seconded by Commissioner Gengler. Aye, all. Opposed, none. Meeting adjourned at 5:55 pm.

Respectfully submitted,

Antoinette White
Executive Director, Kendall County Forest Preserve District

Claims Listing

Department	Vendor #	Vendor Name	Invoice #	Invoice Description	GL Account	Description	Invoice Amount
Ellis Grounds							
	1323	MENARDS	37405	Foam Board, Shovel,	19001162 68580	Grounds and	$60.42
	1323	MENARDS	37660	Snow Brush, Furnace Filters	19001162 68580	Grounds and	$185.90
						Sub-Total	***$246.32***
					Ellis Grounds	**Total**	**$246.32**
Ellis House							
	3380	AMAZON CAPITAL SERVICES	1QDW-6LCK-K7T9	Desk Calendar	19001160 62000	Office Supplies	$29.69
						Sub-Total	***$29.69***
	4762	WATCH COMMUNICATIONS	1405336123125	Ellis Internet Services	19001160 62270	Utilities	$113.89
						Sub-Total	***$113.89***
	1323	MENARDS	37783	Drywall Panel, Screws, Utility	19001160 68580	Grounds and	$9.47
	1323	MENARDS	37869	Plates, Painting Supplies	19001160 68580	Grounds and	$22.43
						Sub-Total	***$31.90***
					Ellis House	**Total**	**$175.48**
Environmental Education Camps							
	3380	AMAZON CAPITAL SERVICES	1YNC-GMQ1-PX74	Puffy Paint, Cotton Balls, Glitter Spray	19001177 63030	Program Supplies	$40.56
						Sub-Total	***$40.56***
					Environmental	**Total**	**$40.56**
Forest Preserve Director							
	1304	MARCO TECHNOLOGIES, LLC	570848556-F	Copiers 11/28-12/25/25	190011 62000	Office Supplies	$262.65
						Sub-Total	***$262.65***
	5328	FLOCK GROUP INC	INV-82036	Flock Camera Equipment-	190011 62150	Contractual	$4,300.00
	1937	WIRE WIZARD OF ILLINOIS INC	366262	Alarm Monitoring Pickerill	190011 62150	Contractual Services	$180.00
						Sub-Total	***$4,480.00***

Department	Vendor #	Vendor Name	Invoice #	Invoice Description	GL Account		Description	Invoice Amount
	2047	COMED	799186500012312 5	FY25 ComEd Harris	190011	63510	Electric	$125.76
	2047	COMED	061696500012312 5	FY25 ComEd Harris Arena	190011	63510	Electric	$35.08
	67	AMEREN ILLINOIS	278644400612312 5	Millbrook S Electric	190011	63510	Electric	$38.62
							Sub-Total	***$199.46***
	1007	ILLINOIS COUNTIES RISK MANAGEMENT TRUST	R50006692526011 23125	Liability Insurance Installment 2 of 6	190011	68000	Liability Insurance Premiums	$11,570.00
							Sub-Total	***$11,570.00***
	5421	OBSIDIAN ASPHALT PAVING INC	Pay App 2	FY25 Pay App 2-Hoover-FRB Trail Project	190811	70330	Construction	$155,346.60
							Sub-Total	***$155,346.60***
					Forest Preserve Director		**Total**	**$171,858.71**
Grounds and Natural Resources	1950	COUNTRYSIDETRUE VALUE INC	400515123125	FY25 Chain Saw Chain, Service kit, chainsaw fuel	19001183	62160	Equipment	$102.96
							Sub-Total	***$102.96***
	487	DUY'S SHOES	111271	Hats for Staff Uniforms plus	19001183	62400	Uniforms /	$236.94
							Sub-Total	***$236.94***
	1452	NICOR	879461100011231 25	FY25 Nicole Harris	19001183	63090	Natural Gas	$251.31
							Sub-Total	***$251.31***
					Grounds and Natural		**Total**	**$591.21**
Hoover	1937	WIRE WIZARD OF ILLINOIS INC	366263	Alarm Monitoring-Rookery	19001171	62270	Utilities	$105.00
	1937	WIRE WIZARD OF ILLINOIS INC	366261	Alarm Monitoring Meadowhawk	19001171	62270	Utilities	$180.00
							Sub-Total	***$285.00***

Department	Vendor #	Vendor Name	Invoice #	Invoice Description	GL Account		Description	Invoice Amount
	1452	NICOR	246142036281231 25	FY25 Nicor Blazing Star	19001171	63090	Natural Gas	$116.07
							Sub-Total	***$116.07***
	2047	COMED	047403800012312 5	FY25 ComEd Hoover Multiple	19001171	63100	Electric	$1,286.51
	2047	COMED	983783122212312 5	FY25 ComEd Hoover Residence	19001171	63100	Electric	$221.91
	2047	COMED	050739700012312 5	FY25 ComEd Hoover Bathhouse	19001171	63100	Electric	$242.93
							Sub-Total	***$1,751.35***
	1323	MENARDS	37782	Chopper, Lightbulbs,	19001171	63110	Shop Supplies	$71.90
							Sub-Total	***$71.90***
	1323	MENARDS	37897	Megaphone, Scraper Mat,	19001171	66500	Miscellaneous	$54.12
							Sub-Total	***$54.12***
						Hoover	**Total**	**$2,278.44**
Pickerill - Pigott	2047	COMED	156566511112312 5	FY25 ComEd Pickerill House	19001184	63100	Electric	$146.48
							Sub-Total	***$146.48***
						Pickerill - Pigott	**Total**	**$146.48**
							Grand Total	**$175,337.20**

Claims Listing

Department	Vendor #	Vendor Name	Invoice #	Invoice Description	GL Account		Description	Invoice Amount
Ellis Grounds								
	1060	JOHN DEERE FINANCIAL	1113-41567011526	Battery Charger, Linch pin, hitch pin, lock pin	19001162	68580	Grounds and Maintenance	$130.91
	1323	MENARDS	38926	Spreader, Ice Melt	19001162	68580	Grounds and	$176.47
							Sub-Total	***$307.38***
					Ellis Grounds		**Total**	**$307.38**
Ellis House								
	3380	AMAZON CAPITAL SERVICES	1MGX-YLJ6-NW13	Desk Calendars	19001160	62000	Office Supplies	$44.98
	541	FIRST NATIONAL BANK OF OMAHA	VICK 01/02/2026	Printer Ink	19001160	62000	Office Supplies	$23.99
							Sub-Total	***$68.97***
	2047	COMED	234618900001152 6	ComEd-Ellis House	19001160	62270	Utilities	$1,397.20
							Sub-Total	***$1,397.20***
	124	BARRETT'S SOFT WATER COMPANY	0010381011526	Water Delivery at Ellis	19001160	68580	Grounds and Maintenance	$66.87
							Sub-Total	***$66.87***
					Ellis House		**Total**	**$1,533.04**
Ellis Riding Lessions								
	541	FIRST NATIONAL BANK OF OMAHA	WHITE 01/02/2026	Animal Care Supplies	19001164	63000	Animal Care & Supplies	$1,355.39
	541	FIRST NATIONAL BANK OF OMAHA	VICK 01/02/2026	Previcox Chewable Tablets	19001164	63000	Animal Care & Supplies	$55.05
							Sub-Total	***$1,410.44***
	529	EQUINE VETERINARY PRACTICE LLC	250016	Prescription-Previcox	19001164	63020	Vet & Farrier	$10.00
							Sub-Total	***$10.00***
					Ellis Riding Lessions		**Total**	**$1,420.44**
Ellis Weddings								
	3131	GROOT INC	15571788T102	Ellis Waste and Recycling	19001168	63070	Refuse Pickup	$77.80

Department	Vendor #	Vendor Name	Invoice #	Invoice Description	GL Account		Description	Invoice Amount
							Sub-Total	***$77.80***
					Ellis Weddings		**Total**	**$77.80**
Environ. Educ. Other Pblc Prg								
	899995	OTP EMPLOYEE REIMB	01152026	Reimbursement for S'mores Supplies	19001179	63030	Program Supplies	$10.70
	3380	AMAZON CAPITAL SERVICES	1LM6-YTWL-6XPK	Double Sided Tape	19001179	63030	Program Supplies	$4.69
							Sub-Total	***$15.39***
					Environ. Educ. Other		**Total**	**$15.39**
Environmental Educ. Natrl Beg.								
	3380	AMAZON CAPITAL SERVICES	11T9-RLJV-6HHV	Desk Calendar	19001178	63030	Program Supplies	$17.78
	541	FIRST NATIONAL BANK OF OMAHA	WIENCKE 01/02/2026	NB Supply Purchases	19001178	63030	Program Supplies	$199.74
	541	FIRST NATIONAL BANK OF OMAHA	WIENCKE 01/02/2026	NB Supply Refund for Tax	19001178	63030	Program Supplies	($8.68)
	3380	AMAZON CAPITAL SERVICES	1LM6-YTWL-6XPK	Paint Pens	19001178	63030	Program Supplies	$15.96
	899995	OTP EMPLOYEE REIMB	011526	Reimbursement for NB Photo Development	19001178	63030	Program Supplies	$26.55
							Sub-Total	***$251.35***
					Environmental Educ.		**Total**	**$251.35**
Forest Preserve Director								
	3380	AMAZON CAPITAL SERVICES	17X7-MCNJ-94LY	Markers, pencils	190011	62000	Office Supplies	$40.18
	3380	AMAZON CAPITAL SERVICES	1C9L-VKVH-66LY	Room Thermometers	190011	62000	Office Supplies	$19.51
	1304	MARCO TECHNOLOGIES, LLC	572567774-F	copiers 12/28/2025 - 01/28/2026	190011	62000	Office Supplies	$185.40
	3380	AMAZON CAPITAL SERVICES	1LM6-YTWL-6XPK	Bird Feeder, Binoculars, Books	190011	62000	Office Supplies	$98.10
							Sub-Total	***$343.19***
	541	FIRST NATIONAL BANK OF OMAHA	WHITE 01/02/2026	Prescription Burn Training	190011	62040	Conferences	$150.00
							Sub-Total	***$150.00***

Department	Vendor #	Vendor Name	Invoice #	Invoice Description	GL Account		Description	Invoice Amount
	541	FIRST NATIONAL BANK OF OMAHA	WHITE 01/02/2026	SAM Registration	190011	62150	Contractual Services	$599.00
	1665	SHAW MEDIA	122510085118	Website Hosting	190011	62150	Contractual	$59.99
							Sub-Total	***$658.99***
	2047	COMED	101787900001152 6	ComEd-Baker Woods	190011	63510	Electric	$26.28
	2047	COMED	661102222201152 6	ComEd Jay Woods	190011	63510	Electric	$30.48
	2047	COMED	287347900001152 6	ComEd Richard Young	190011	63510	Electric	$30.56
	2047	COMED	799186500001152 6	ComEd Harris	190011	63510	Electric	$126.64
							Sub-Total	***$213.96***
	1007	ILLINOIS COUNTIES RISK MANAGEMENT TRUST	R51000669252601 11526	Liability Insurance Payment Installment 3 of 6	190011	68000	Liability Insurance Premiums	$11,570.00
							Sub-Total	***$11,570.00***
					Forest Preserve Director		**Total**	**$12,936.14**
Grounds and Natural Resources	1323	MENARDS	38327	Pressure Washer	19001183	62160	Equipment	$258.16
	317	COFFMAN TRUCK SALES INC	739389	Snow Plow Parts	19001183	62160	Equipment	$763.04
	317	COFFMAN TRUCK SALES INC	64297	Snow Plow Repairs	19001183	62160	Equipment	$1,176.00
	5358	TERA AUTOMOTIVE INC	408367	F250 Brake Repairs	19001183	62160	Equipment	$2,455.42
	506	ELBURN NAPA, INC.	4860011526	Fluids, oil, filters, lightbulbs,	19001183	62160	Equipment	$516.77
	1060	JOHN DEERE FINANCIAL	1113-29745011526	Roller Chain, Chain Oil	19001183	62160	Equipment	$49.98
							Sub-Total	***$5,219.37***
	1153	KENDALL COUNTY HIGHWAY DEPARTMENT	FuelDec2025	Gas and Diesel-Dec 2025	19001183	62180	Gasoline / Fuel / Oil	$1,130.81
							Sub-Total	***$1,130.81***

Department	Vendor #	Vendor Name	Invoice #	Invoice Description	GL Account		Description	Invoice Amount
	1655	SERVICE SANITATION, INC	50-493234011526	Portable Restroom Services	19001183	63070	Refuse Pickup	$440.82
	3131	GROOT INC	15571788T102	Preserve Waste and	19001183	63070	Refuse Pickup	$230.27
							Sub-Total	***$671.09***
	1452	NICOR	856626101210115 26	FY25 Nicor-Millbrook S	19001183	63090	Natural Gas	$157.32
							Sub-Total	***$157.32***
	1323	MENARDS	38377	Torch lighters, gloves,	19001183	63110	Shop Supplies	$55.62
							Sub-Total	***$55.62***
	1849	VERIZON	6131393988	Cell and Internet Services	19001183	63540	Telephones	$218.25
	3837	T-MOBILE	982008249011526	Cell and internet Services	19001183	63540	Telephones	$289.40
	3837	T-MOBILE	990345112011526	Ooma Device	19001183	63540	Telephones	$96.78
							Sub-Total	***$604.43***
	1323	MENARDS	38327	Roof panels, ice melt, washer	19001183	68530	Preserve	$286.82
	3380	AMAZON CAPITAL SERVICES	1C9L-VKVH-66LY	No Dumping Signs	19001183	68530	Preserve Improvements	$39.15
	3380	AMAZON CAPITAL SERVICES	1HNN-1T1K-6TN3	Preserve Signs	19001183	68530	Preserve Improvements	$166.48
	3380	AMAZON CAPITAL SERVICES	1HNN-1T1K-6TN3	Credit Memo Applied	19001183	68530	Preserve Improvements	($66.92)
							Sub-Total	***$425.53***
					Grounds and Natural		**Total**	**$8,264.17**
Hoover								
	899997	OTP SEC DEP REFUND	417	Blazing Star Sec Dep Refund	19001171	63040	Security Deposit	$100.00
							Sub-Total	***$100.00***
	1452	NICOR	233366982970115 26	FY25 Nicor-Rookery	19001171	63090	Natural Gas	$60.72
	1452	NICOR	308310348940115 26	FY25 Nicor-Kingfisher	19001171	63090	Natural Gas	$174.60

Department	Vendor #	Vendor Name	Invoice #	Invoice Description	GL Account		Description	Invoice Amount
	1452	NICOR	509801971280115 26	FY25 Nicor-Meadowhawk Lodge	19001171	63090	Natural Gas	$65.49
	1452	NICOR	885514011490115 26	FY25 Nicor-Hoover Maintenance	19001171	63090	Natural Gas	$174.43
	1452	NICOR	723893741240115 26	FY25 Nicor-Hoover Residence	19001171	63090	Natural Gas	$80.44
	1452	NICOR	282352997330115 26	FY25 Nicor-Moonseed	19001171	63090	Natural Gas	$104.54
	1452	NICOR	228270830270115 26	FY25 Nicor-Hoover Shop	19001171	63090	Natural Gas	$61.42
							Sub-Total	***$721.64***
	1323	MENARDS	38868	Pine Cleaner	19001171	63110	Shop Supplies	$29.96
							Sub-Total	***$29.96***
	1323	MENARDS	38868	Softener Salt	19001171	63120	Building	$35.88
							Sub-Total	***$35.88***
	1323	MENARDS	38868	Ice Chopper	19001171	68580	Grounds and	$18.99
	3292	SUMMERS OF CHICAGO LLC	372791	FY25-Furnace Cartridge Replacement-Rookery	19001171	68580	Grounds and Maintenance	$749.00
							Sub-Total	***$767.99***
						Hoover	**Total**	**$1,655.47**
Pickerill - Pigott	4631	GRNE NELNET HOLDCO 2023 LLC	CI-000535639	Pickerill Solar	19001184	63100	Electric	$35.13
	2047	COMED	156566511101152 6	ComEd Pickerill House	19001184	63100	Electric	$551.12
	2047	COMED	943856500001152 6	ComEd Pickerill Shelter	19001184	63100	Electric	$19.18
							Sub-Total	***$605.43***
						Pickerill - Pigott	**Total**	**$605.43**
							Grand Total	**$27,066.61**

FARM LICENSE AGREEMENT #26-01-001

AGREEMENT made this 20th day of January, 2026 between the KENDALL COUNTY FOREST PRESERVE DISTRICT, a Body Corporate and Politic, 110 West Madison Street, Yorkville, IL, 60560, Licensor; and Mark Mathre, of [redacted], and Tom Mathre, of [redacted], Licensee, including all heirs and assigns.

WHEREAS, the Licensor is the owner of certain lands situated in the County of Kendall, Township of Fox and State of Illinois described as:

PIN#s: 04-03-300-002; 04-04-400-007; 04-04-400-011; 04-09-100-008; 04-10-100-001 (Millbrook North); and,

PIN#s: 04-16-151-007; 04-17-200-008; 04-17-300-003; 04-17-400-003; 04-20-200-001 (Millbrook South); and,

PIN#s: 04-28-300-002; 04-29-300-011; 04-29-300-013; 04-32-100-007; 04-32-100-005; 04-32-100-009 (Millington).

WHEREAS, Licensee desires to use the above-described real estate, for farming purposes with the structures utilized for the storage of crops and farm implements, and Licensor desires to have the real estate farmed and the buildings utilized.

WHEREAS, both Licensee and Licensor hereby agree that there are 157.31 tillable acres on the Millbrook North Parcel, 118.58 tillable acres on the Millbrook South Parcel, and 127.41 tillable acres on the Millington Parcel suitable for row crops, these tillable acres hereinafter referred to as the 'Subject Property'; and the Licensor hereby grants to the Licensee a farm License in exchange for the following goods, services, and considerations, submitted as a use fee for a term of one (1) year, beginning on January 20, 2026, and ending on December 31, 2026 subject to the conditions and limitations hereinafter mentioned.

Licensee shall pay Licensor a Base Rate of $270 per tillable acres on the Millbrook North Parcel, $285 per tillable acre on the Millbrook South Parcel, and $250 per tillable acre on the Millington Parcel for the License year. The Base Rate shall be payable no later than May 31, 2026, and Licensee agrees that failure to pay by this date may terminate this License.

Licensee shall pay Licensor a Flexible Rate equal to:
((((Average Grain Price - Basis) x Yield) + Crop Insurance) x 33.33%) - Base Rent
(*See Exhibit A for example.)*

Average Grain Price shall be calculated by utilizing the closing price on the Chicago Board of Trade futures market on the first trading day of each month from January through October. The Basis shall be fixed at $0.30 for corn and $0.40 for soybeans.

The Yield shall be the amount of dry bushels harvested divided by the tillable acres as provided on page 1 of this agreement.

Crop Insurance shall be any funds from a multi-peril or crop hail claim on the Subject Property collected by the Licensee, less the premiums paid on such policy(s).

The Flexible Rate is payable on or before December 31, 2026. Should the computed Flexible Rate be less than the Base Rate, then the Base Rate shall be the total due to Licensor.

NOW, THEREFORE, in consideration of the grants, covenants, and conditions of this Agreement, IT IS HEREBY AGREED AS FOLLOWS:

1. The proceeding introductory language is made a part hereof and incorporated herein.

2. This Agreement grants only a contractual license to use the Subject Property under the terms and conditions state above. Further, the rights granted by District herein shall vest only in Licensee and no such rights shall vest in any of Licensee's employees, agents, subcontractors or partners, if any. Nothing in this Agreement shall be construed to convey to Licensee any legal or equitable interest in the Subject Property.

3. Licensor makes no claims as to the tax status of the Subject Property. In the event the Subject Property should be assessed and taxed pursuant to the process outlined in 35 ILCS 205/19, it shall be the obligation of the Licensee to pay such taxes as are incurred during the term of this license. In the event the Subject Property becomes taxable at any time during the term of this License, Licensee shall be required to pay those taxes that are incurred during the term of this License. At the termination of this Agreement, Licensee shall pay tax incurred during the term of this license, though not yet due and owing. Where taxes have yet to be determined, Licensee shall pay the estimated taxes based on 100% of the previous year's taxes. Any such taxes shall be prorated as needed.

4. The Licensor agrees that the Licensee may, without further license on the part of the Licensor, use the Subject Property for the purpose of farming the land. If there are highly erodible soils on the Subject Property, the Licensee is responsible for maintaining the soil according to the methods adopted in Licensee's farming plan approved by the Kendall County Soil and Water Conservation District. Said report must be submitted to the Licensor on or before ground breaking on the first year covered by this License. Failure to submit this report by this date may terminate this License.

5. The Licensee has inspected the Subject Property and structures prior to signing this Agreement and accepts the conditions of these "as is."

6. The Licensee agrees to farm the Subject Property in a husband-like manner, utilizing conservation tillage methods.

7. Licensee shall keep and provide to the Licensor the following records:

A. Soil Samples – The Licensee shall conduct annual soil testing (2.5 acre grid), with such costs split evenly with the Licensor. Soil test results shall be due to the Licensor by December 31, 2026. The Licensee shall apply the minimum amount of fertilizer required to maintain the soil fertility at:

   i. For corn, elemental P (phosphorus) shall be maintained at 80 pounds per acre and elemental K (potassium) shall be maintained at 50 pounds per acre.

ii. For soybeans, elemental P (phosphorus) shall be maintained at 50 pounds per acre and elemental K (potassium) shall be maintained at 75 pounds per acre.

B. Global Positioning System data of crops and yields harvested.

C. Fertilizers and rates applied.

D. Pesticide applications, including dates of applications, types and amounts of pesticide used, fields treated, and the identity of the applicator for each application.

8. Fertilizer replacement of P (phosphorus) and K (potassium) will be calculated using crop removal method as outlined in the Illinois Agronomy Handbook. Replacement of P and K for a crop year calculated on total nutrient removal per tillable acre and applied at the Licensee's expense for product and application. No carry over credit will be allowed from previous year's application.

9. If Licensee applies limestone to the Subject Property, the cost of the limestone will be depreciated at 25% annually. If the Licensee farms the Subject Property for a period less than four (4) years, the Licensor will reimburse the Licensee for the cost of the limestone less the total annual depreciation. Lime shall be applied when less than 6.2.

10. The Licensee shall deliver and sell the crop yield to no buyers other than those listed below without the written approval of the Licensor. Licensee shall provide grain sheets to Licensor.

A. _____

B. _____

C. _____

11. It is agreed that the tillable land on this farm should be devoted to row crops. The Licensor may require an un-tilled buffer a minimum of 10 feet from certain woodlands or waterways. This buffer shall be planted with a cover crop by the Licensee at the inception of this Licensee with a seed mix approved by Licensor. Licensor shall provide a map to Licensee showing buffer areas to be planted.

12. Pesticide Use

A. Licensee shall, and shall cause all other persons working on the Subject Property, to follow all label instructions of any pesticides used on the Subject Property. Upon signing this Agreement, Licensee shall supply Licensor with a copy of a valid State of Illinois pesticide applicator's license for each person who will be applying pesticide on the Subject Property during the term of this Agreement. If any such licenses expire during the term of this Agreement, Licensee shall be responsible for obtaining a renewal or new license to replace such an expired license and shall promptly provide Licensor with a copy thereof.

B. No pesticides shall be stored on the Subject Property unless they are in original, labeled containers, and then only during the period during which such pesticide is applied, which shall not exceed ten (10) days.

C. Licensee shall provide Licensor with a record of pesticide applications, including dates of applications, types and amounts of pesticide used, fields treated, and the identity of the applicator for each application.

D. Licensee is responsible, at the Licensee's sole expense, to repair any damage done to native vegetation due to pesticide drift and to repair rutting caused by farm equipment in non-tilled areas owned by the Licensor.

13. Licensee shall comply with all federal, state, and local laws, ordinances, rules and regulations that regulate, restrict or prohibit any material defined therein as a hazardous, radioactive, toxic or carcinogenic material, substance, pollutant, or contaminant when using such materials on the Subject Property.

14. The Licensee agrees to pay all utility charges and services to the structures located on the property for the term of this Agreement. This includes a drying fee of $0.01 per bushel capacity for use of the grain dryers at Millbrook South Forest Preserve, with capacity based on use estimated at 20,000 bushels, or $200.00, invoiced for payment in November 2026, and included as part of the utility charge reimbursement invoice.

15. Licensee shall use the structures on Licensor property for storage purposes only and shall not permit anyone other than Licensee to utilize the structures without the prior written consent of the Forest Preserve Director. No dogs, cats, birds, or other animals or pets shall be kept in or about the structures. Licensee shall not permit the structures or surrounding property to be used for any unlawful purposes or in any manner that will unreasonably disturb neighbors or other tenants. Licensee shall not allow any signs or placards to be posted or placed on the structures without the prior written consent of the Forest Preserve Executive Director.

16. Licensee has inspected the structures prior to signing this Agreement and accepts this License with knowledge and concurrence of the existing condition of the structures. Licensee shall not make, permit, or allow any additions to or alterations of the structures without prior written consent of the Forest Preserve Director. Licensee shall deliver structures to District at the expiration or termination of this Agreement in as good condition as received, ordinary wear and tear expected. Repairs necessitated and routine maintenance shall be at the expense of the Licensee.

17. The Licensee agrees to take care of the Subject Property and the structures, not to alter or change the physical landscape of the Subject Property, or the structures on said property and to farm and to maintain improvements in a careful and prudent manner.

18. Upon termination of this Agreement, Licensor may request the Licensee to provide services associated with restoration of the Subject Property. Such services may include plowing, herbiciding, tilling, seeding, and maintenance mowing.

19. Licensor reserves the right to enter upon said land to inspect, make improvements thereon, and for any and all lawful purposes arising from the ownership of the land so long as it does not interfere with the rights of the Licensee, as provided in this License.

20. The Licensee agrees that this License is purely a personal license to use the Subject Property for farming purposes. The Licensor may terminate this Agreement at any time and for any reason by giving thirty (30) days notice in writing to that effect to the Licensee. In the event of any termination, Licensor shall pay the Licensee for planted but unharvested crops on the Subject Property on the basis of average county yield and unit price, based on available County

data. Fertilizer and pesticide costs for planted but unharvested crops on the Subject Property shall be reimbursed, provided that the Licensee provides fertilizer and pesticide receipts for these costs. Other than amount for planted but unharvested crops, fertilizer and pesticide costs, as provided in this section, Licensee hereby waives its rights to request or seek any other amount from Licensor in the event the License granted herein is terminated.

21. Insurance & Liability

A. The Licensee shall maintain one million dollars ($1,000,000.00) of liability insurance on the Subject Property with an insurance company acceptable to the Licensor. Licensee shall purchase insurance with said company naming the Licensor as additional insured on the liability policy. Proof of such coverage must be on file with the Licensor on or before March 31, 2026. Failure to submit such proof by this date may terminate this License. Policy must cover all contractors hired by the Licensee to apply soil amendments, pesticides, or for other purposes, or the contractor must provide proof of insurance for the above referenced amount.

B. Licensee shall obtain and maintain, at the Licensee's expense, appropriate and adequate insurance coverage for the Licensee's personal property in amounts determined by the Licensee to be adequate. Licensee shall provide a copy of all insurance policies to Licensor upon request of Licensor.

C. Licensee shall hold harmless, indemnify, and defend the Licensor, its Commissioners, Officers, Agents, Attorneys and Employees against any and all losses, expenses, claims, costs, causes and damages, including without limitation litigation costs and attorneys' fees, on account of (a) any failure on the part of the Licensee to perform or comply with any terms or conditions of this Agreement, or (b) any personal injuries or death or damages to property arising from, occurring, growing out of, incident to, or resulting directly or indirectly from the grant of this License or the use of the Subject Property or the structures by Licensee. The provisions of this section shall be in addition to, and shall not be limited by, the amounts of any insurance provided by Licensee pursuant to this Agreement.

22. This License is not assignable or transferable to any person, company, or corporation, in whole or in part.

23. It is mutually agreed that the Licensee is an independent contractor, not subject to the control of the Licensor and is not an employee of the Licensor.

24. Licensee shall, and without any charge to District, keep the Subject Property free of any and all liens against the Subject Property in favor of any person whatsoever for or by reason of any equipment, material, supplies or other item furnished, labor performed or other thing done in connection with Licensee's use or occupancy of the Subject Property (a "Lien"). If the Subject Property becomes encumbered with any Lien, Licensor may, at Licensor's option, terminate this Agreement or direct Licensee to remove any such lien from the subject property. Licensee shall remove such Lien promptly and, in any event, not later than five (5) days after being directed to do so in writing by District. District shall have the right to remove or satisfy any Lien upon the Subject Property at any time with or without notice to Licensee, and shall be reimbursed by Licensee within ten (10) days after such amount is incurred, any amount that District incurs to remove or satisfy the Lien, including the costs, expenses, attorneys' fees, and administrative expenses incurred by District in connection therewith or by reason thereof.

25. Licensee shall give all notices, pay all fees, and take all other action that may be necessary to ensure that all activities on the Subject Property are provided, performed, and completed in accordance with all applicable laws, statutes, rules, regulations, ordinances, and requirements, and all required governmental permits, licenses or other approvals and authorizations that may be required in connection with providing, performing, and completing such activities.

26. This Agreement shall be interpreted and enforced under the laws of the State of Illinois and the parties agree that the venue for any legal proceeding between them shall be Kendall County, Twenty-third Judicial Circuit, State of Illinois.

27. In any action with respect to this Agreement, the parties are free to pursue any legal remedies at law or in equity. The prevailing party by 75% or more of damages sought, in any action brought pursuant to this Agreement shall be entitled to reasonable attorneys' fees and court costs arising out of any action or claim to enforce the provisions of this Agreement.

28. If any provision of this Agreement shall be held invalid, the validity of any other provision of this Agreement that can be given effect without such invalid provision shall not be affected thereby. The waiver of one breach of any term, condition, covenant or obligation of this Agreement shall not be considered to be a waiver of that or any other term, condition, covenant or obligation or of any subsequent breach thereof.

29. This Agreement represents the entire agreement between the parties and there are no other promises or conditions in any other agreement whether oral or written. This agreement supersedes any prior written or oral agreements between the parties and may not be modified except in writing acknowledged by both parties.

Licensor - Kendall County Forest Preserve District

By: _____ Date: _____
Brian DeBolt, President

Licensee:

By: _____ Date: _____
Mark Mathre, Farm Operator

By: _____ Date: _____
Tom Mathre, Farm Operator

Exhibit A

Flexible Rate Calculation Example

For the following values for a 100 acre site with a base rent of $200 per acre:

Average grain price = Corn $5 per bushel
Basis = $0.30 per bushel
Yield = 200 bushels per acre x 100 acres = 20,000 bushels
Crop Insurance = 0
Base Rent = 100 acres x $200 per acre = $20,000

((((Average Grain Price - Basis) x Yield) + Crop Insurance) x 33.33%) - Base Rent

((($5 - $0.30) x 20,000) + 0) x 33.33%) - $20,000 = $11,330.20

The base rate amount is due May 31.
The flexible rate amount is due December 31.

FARM LICENSE AGREEMENT #26-01-002

Henneberry Property

AGREEMENT made this 20th day of January, 2026 between the KENDALL COUNTY FOREST PRESERVE DISTRICT, a Body Corporate and Politic, 110 West Madison Street, Yorkville, IL, 60560, Licensor, and Tim Collins of [redacted] including all heirs and assigns.

WHEREAS, the Licensor is the owner of certain lands situated in the County of Kendall, Township of Na-Au-Say and State of Illinois described as:

PIN#s: 06-06-400-003, 06-06-496-003, 06-06-497-001, 06-06-497-002

WHEREAS, Licensee desires to use the above-described real estate, for farming purposes with the structures utilized for the storage of crops and farm implements, and Licensor desires to have the real estate farmed.

WHEREAS, both Licensee and Licensor hereby agree that there are 51.5 tillable acres suitable for row crops on the above referenced parcels, these tillable acres hereinafter referred to as the 'Subject Property'; and the Licensor hereby grants to the Licensee a farm License in exchange for the following goods, services, and considerations, submitted as a use fee for a term of one (1) year, beginning on January 20, 2026, and ending on December 31, 2026 subject to the conditions and limitations hereinafter mentioned.

Licensee shall pay Licensor a Base Rate of $180.00 per tillable acre for the License year. The Base Rate shall be payable no later than May 31, 2026, and Licensee agrees that failure to pay by this date may terminate this License.

Crop Insurance shall be any funds from a multi-peril or crop hail claim on the Subject Property collected by the Licensee, less the premiums paid on such policy(s).

NOW, THEREFORE, in consideration of the grants, covenants, and conditions of this Agreement, IT IS HEREBY AGREED AS FOLLOWS:

1. The proceeding introductory language is made a part hereof and incorporated herein.

2. This Agreement grants only a contractual license to use the Subject Property under the terms and conditions state above. Further, the rights granted by District herein shall vest only in Licensee and no such rights shall vest in any of Licensee's employees, agents, subcontractors or partners, if any. Nothing in this Agreement shall be construed to convey to Licensee any legal or equitable interest in the Subject Property.

3. Licensor makes no claims as to the tax status of the Subject Property. In the event the Subject Property should be assessed and taxed pursuant to the process outlined in 35 ILCS 205/19, it shall be the obligation of the Licensee to pay such taxes as are incurred during the term of this license. In the event the Subject Property becomes taxable at any time during the term of

this License, Licensee shall be required to pay those taxes that are incurred during the term of this License. At the termination of this Agreement, Licensee shall pay tax incurred during the term of this license, though not yet due and owing. Where taxes have yet to be determined, Licensee shall pay the estimated taxes based on 100% of the previous year's taxes. Any such taxes shall be prorated as needed.

4. The Licensor agrees that the Licensee may, without further license on the part of the Licensor, use the Subject Property for the purpose of farming the land. If there are highly erodible soils on the Subject Property, the Licensee is responsible for maintaining the soil according to the methods adopted in Licensee's farming plan approved by the Kendall County Soil and Water Conservation District. Said report must be submitted to the Licensor on or before ground breaking on the first year covered by this License. Failure to submit this report by this date may terminate this License.

5. The Licensee has inspected the Subject Property and structures prior to signing this Agreement and accepts the conditions of these "as is."

6. The Licensee agrees to farm the Subject Property in a husband-like manner, utilizing conservation tillage methods.

7. Licensee shall keep and provide to the Licensor the following records:
   A. Soil Samples – The Licensee shall conduct annual soil testing (2.5 acre grid), with such costs split evenly with the Licensor. Soil test results shall be due to the Licensor by December 31, 2026. The Licensee shall apply the minimum amount of fertilizer required to maintain the soil fertility at:
      i. For corn, P (phosphorus) shall be maintained at 80 pounds per acre and K (potassium) shall be maintained at 50 pounds per acre.
      ii. For soybeans, P (phosphorus) shall be maintained at 50 pounds per acre and K (potassium) shall be maintained at 75 pounds per acre.
   B. Global Positioning System data of crops and yields harvested.
   C. Fertilizers and rates applied.
   D. Pesticide applications, including dates of applications, types and amounts of pesticide used, fields treated, and the identity of the applicator for each application.

8. Fertilizer replacement of P (phosphorus) and K (potassium) will be calculated using crop removal method as outlined in the Illinois Agronomy Handbook. Replacement of P and K for a crop year calculated on total nutrient removal per tillable acre and applied at the Licensee's expense for product and application. No carry over credit will be allowed from previous year's application.

9. If Licensee applies limestone to the Subject Property, the cost of the limestone will be depreciated at 25% annually. If the Licensee farms the Subject Property for a period less than four (4) years, the Licensor will reimburse the Licensee for the cost of the limestone less the total annual depreciation. Lime shall be applied when less than 6.2.

10. The Licensee shall deliver and sell the crop yield to no buyers other than those listed below without the written approval of the Licensor.

A. _____

B. _____
C. _____

11. It is agreed that the tillable land on this farm should be devoted to row crops. The Licensor may require an un-tilled buffer a minimum of 10 feet from certain woodlands or waterways. This buffer shall be planted with a cover crop by the Licensee at the inception of this Licensee with a seed mix approved by Licensor. Licensor shall provide map to Licensee showing buffer areas to be planted.

12. Pesticide Use

A. Licensee shall, and shall cause all other persons working on the Subject Property, to follow all label instructions of any pesticides used on the Subject Property. Upon signing this Agreement, Licensee shall supply Licensor with a copy of a valid State of Illinois pesticide applicator's license for each person who will be applying pesticide on the Subject Property during the term of this Agreement. If any such licenses expire during the term of this Agreement, Licensee shall be responsible for obtaining a renewal or new license to replace such an expired license and shall promptly provide Licensor with a copy thereof.

B. No pesticides shall be stored on the Subject Property unless they are in original, labeled containers, and then only during the period during which such pesticide is applied, which shall not exceed ten (10) days.

C. Licensee shall provide Licensor with a record of pesticide applications, including dates of applications, types and amounts of pesticide used, fields treated, and the identity of the applicator for each application.

D. Licensee is responsible, at the Licensee's sole expense, to repair any damage done to native vegetation due to pesticide drift and to repair rutting caused by farm equipment in non-tilled areas owned by the Licensor.

13. Licensee shall comply with all federal, state, and local laws, ordinances, rules and regulations that regulate, restrict or prohibit any material defined therein as a hazardous, radioactive, toxic or carcinogenic material, substance, pollutant, or contaminant when using such materials on the Subject Property.

14. The Licensee agrees to take care of the Subject Property, not to alter or change the physical landscape of the Subject Property and to farm and to maintain improvements in a careful and prudent manner.

15. Upon termination of this Agreement, Licensor may request the Licensee to provide services associated with restoration of the Subject Property. Such services may include plowing, herbiciding, tilling, seeding, and maintenance mowing.

16. Licensor reserves the right to enter upon said land to inspect, make improvements thereon, and for any and all lawful purposes arising from the ownership of the land so long as it does not interfere with the rights of the Licensee, as provided in this License.

17. The Licensee agrees that this License is purely a personal license to use the Subject Property for farming purposes. The Licensor may terminate this Agreement at any time and for any reason by giving thirty (30) days notice in writing to that effect to the Licensee. In the event

of any termination, Licensor shall pay the Licensee for planted but unharvested crops on the Subject Property on the basis of average county yield and unit price, based on available County data. Fertilizer and pesticide costs for planted but unharvested crops on the Subject Property shall be reimbursed, provided that the Licensee provides fertilizer and pesticide receipts for these costs. Other than amount for planted but unharvested crops, fertilizer and pesticide costs, as provided in this section, Licensee hereby waives its rights to request or seek any other amount from Licensor in the event the License granted herein is terminated.

18. Insurance & Liability

A. The Licensee shall maintain one million dollars ($1,000,000.00) of liability insurance on the Subject Property with an insurance company acceptable to the Licensor. Licensee shall purchase insurance with said company naming the Licensor as additional insured on the liability policy. Proof of such coverage must be on file with the Licensor on or before March 31, 2026. Failure to submit such proof by this date may terminate this License. Policy must cover all contractors hired by the Licensee to apply soil amendments, pesticides, or for other purposes, or the contractor must provide proof of insurance for the above referenced amount.

B. Licensee shall obtain and maintain, at the Licensee's expense, appropriate and adequate insurance coverage for the Licensee's personal property in amounts determined by the Licensee to be adequate. Licensee shall provide a copy of all insurance policies to Licensor upon request of Licensor.

C. Licensee shall hold harmless, indemnify, and defend the Licensor, its Commissioners, Officers, Agents, Attorneys and Employees against any and all losses, expenses, claims, costs, causes and damages, including without limitation litigation costs and attorneys' fees, on account of (a) any failure on the part of the Licensee to perform or comply with any terms or conditions of this Agreement, or (b) any personal injuries or death or damages to property arising from, occurring, growing out of, incident to, or resulting directly or indirectly from the grant of this License or the use of the Subject Property or the structures by Licensee. The provisions of this section shall be in addition to, and shall not be limited by, the amounts of any insurance provided by Licensee pursuant to this Agreement.

19. This License is not assignable or transferable to any person, company, or corporation, in whole or in part.

20. It is mutually agreed that the Licensee is an independent contractor, not subject to the control of the Licensor and is not an employee of the Licensor.

21. Licensee shall, and without any charge to District, keep the Subject Property free of any and all liens against the Subject Property in favor of any person whatsoever for or by reason of any equipment, material, supplies or other item furnished, labor performed or other thing done in connection with Licensee's use or occupancy of the Subject Property (a "Lien"). If the Subject Property becomes encumbered with any Lien, Licensor may, at Licensor's option, terminate this Agreement or direct Licensee to remove any such lien from the subject property. Licensee shall remove such Lien promptly and, in any event, not later than five (5) days after being directed to do so in writing by District. District shall have the right to remove or satisfy any Lien upon the Subject Property at any time with or without notice to Licensee, and shall be reimbursed by Licensee within ten (10) days after such amount is incurred, any amount that District incurs to

remove or satisfy the Lien, including the costs, expenses, attorneys' fees, and administrative expenses incurred by District in connection therewith or by reason thereof.

22. Licensee shall give all notices, pay all fees, and take all other action that may be necessary to ensure that all activities on the Subject Property are provided, performed, and completed in accordance with all applicable laws, statutes, rules, regulations, ordinances, and requirements, and all required governmental permits, licenses or other approvals and authorizations that may be required in connection with providing, performing, and completing such activities.

23. This Agreement shall be interpreted and enforced under the laws of the State of Illinois and the parties agree that the venue for any legal proceeding between them shall be Kendall County, Twenty-third Judicial Circuit, State of Illinois.

24. In any action with respect to this Agreement, the parties are free to pursue any legal remedies at law or in equity. The prevailing party by 75% or more of damages sought, in any action brought pursuant to this Agreement shall be entitled to reasonable attorneys' fees and court costs arising out of any action or claim to enforce the provisions of this Agreement.

25. If any provision of this Agreement shall be held invalid, the validity of any other provision of this Agreement that can be given effect without such invalid provision shall not be affected thereby. The waiver of one breach of any term, condition, covenant or obligation of this Agreement shall not be considered to be a waiver of that or any other term, condition, covenant or obligation or of any subsequent breach thereof.

26. This Agreement represents the entire agreement between the parties and there are no other promises or conditions in any other agreement whether oral or written. This agreement supersedes any prior written or oral agreements between the parties and may not be modified except in writing acknowledged by both parties.

Licensor: Kendall County Forest Preserve District

By: _____ Date: _____
Brian DeBolt, President

Licensee:

By: _____ Date: _____
Tim Collins, Farm Operator

FARM LICENSE AGREEMENT #26-01-003

Henneberry Property

AGREEMENT made this 20th day of January, 2026 between the KENDALL COUNTY FOREST PRESERVE DISTRICT (hereinafter "Licensor"), a Body Corporate and Politic, 110 West Madison Street, Yorkville, IL, 60560, and the Licensees, Maurice and Chris Ormiston of [redacted], including all heirs and assigns.

WHEREAS, the Licensor is the owner of certain lands situated in the County of Kendall, Township of Na-Au-Say and State of Illinois described as:

PIN#s: 06-06-400-003

WHEREAS, Licensee desires to use a portion of the above-described real estate for farming purposes, and Licensor desires to have the real estate farmed.

WHEREAS, both Licensee and Licensor hereby agree that there are 3.75 tillable acres suitable for row crops on the above referenced parcels, these tillable acres hereinafter referred to as the 'Subject Property'; and the Licensor hereby grants to the Licensee a farm License in exchange for the following goods, services, and considerations, submitted as a use fee for a term of one (1) year, beginning on January 20, 2026, and ending on December 31, 2026 subject to the conditions and limitations hereinafter mentioned.

Licensee shall pay Licensor a Base Rate of $100 per tillable acre for the License year. The Base Rate shall be payable no later than May 30, 2026, and Licensee agrees that failure to pay by this date may terminate this License.

NOW, THEREFORE, in consideration of the grants, covenants, and conditions of this Agreement, IT IS HEREBY AGREED AS FOLLOWS:

1. The proceeding introductory language is made a part hereof and incorporated herein.

2. This Agreement grants only a contractual license to use the Subject Property under the terms and conditions state above. Further, the rights granted by District herein shall vest only in Licensee and no such rights shall vest in any of Licensee's employees, agents, subcontractors or partners, if any. Nothing in this Agreement shall be construed to convey to Licensee any legal or equitable interest in the Subject Property.

3. Licensor makes no claims as to the tax status of the Subject Property. In the event the Subject Property should be assessed and taxed pursuant to the process outlined in 35 ILCS 205/19, it shall be the obligation of the Licensee to pay such taxes as are incurred during the term of this license. In the event the Subject Property becomes taxable at any time during the term of this License, Licensee shall be required to pay those taxes that are incurred during the term of this License. At the termination of this Agreement, Licensee shall pay tax incurred during the term of this license, though not yet due and owing. Where taxes have yet to be determined, Licensee shall pay the estimated taxes based on 100% of the previous year's taxes. Any such taxes shall be prorated as needed.

4. The Licensor agrees that the Licensee may, without further license on the part of the Licensor, use the Subject Property for the purpose of farming the land. If there are highly erodible soils on the Subject Property, the Licensee is responsible for maintaining the soil according to the methods adopted in Licensee's farming plan approved by the Kendall County Soil and Water Conservation District. Said report must be submitted to the Licensor on or before ground breaking on the first year covered by this License. Failure to submit this report by this date may terminate this License.

5. The Licensee has inspected the Subject Property and structures prior to signing this Agreement and accepts the conditions of these "as is."

6. The Licensee agrees to farm the Subject Property in a husband-like manner, utilizing conservation tillage methods.

7. Licensee shall keep and provide to the Licensor the following records:

A. Soil Samples – The Licensee shall conduct annual soil testing (2.5 acre grid), with such costs split evenly with the Licensor. Soil test results shall be due to the Licensor by December 30, 2026. The Licensee shall apply the minimum amount of fertilizer required to maintain the soil fertility at:
   i. For corn, P (phosphorus) shall be maintained at 80 pounds per acre and K (potassium) shall be maintained at 50 pounds per acre.
   ii. For soybeans, P (phosphorus) shall be maintained at 50 pounds per acre and K (potassium) shall be maintained at 75 pounds per acre.

B. Global Positioning System data of crops and yields harvested.

C. Fertilizers and rates applied.

D. Pesticide applications, including dates of applications, types and amounts of pesticide used, fields treated, and the identity of the applicator for each application.

8. Fertilizer replacement of P (phosphorus) and K (potassium) will be calculated using crop removal method as outlined in the Illinois Agronomy Handbook. Replacement of P and K for a crop year calculated on total nutrient removal per tillable acre and applied at the Licensee's expense for product and application. No carry over credit will be allowed from previous year's application.

9. If Licensee applies limestone to the Subject Property, the cost of the limestone will be depreciated at 25% annually. If the Licensee farms the Subject Property for a period less than four (4) years, the Licensor will reimburse the Licensee for the cost of the limestone less the total annual depreciation. Lime shall be applied when less than 6.2.

10. The Licensee shall deliver and sell the crop yield to no buyers other than those listed below without the written approval of the Licensor.

A. _____
B. _____
C. _____

11. It is agreed that the tillable land on this farm should be devoted to row crops. The Licensor may require an un-tilled buffer a minimum of 10 feet from certain woodlands or

waterways. This buffer shall be planted with a cover crop by the Licensee at the inception of this Licensee with a seed mix approved by Licensor. Licensor shall provide map to Licensee showing buffer areas to be planted.

12. Pesticide Use

A. Licensee shall, and shall cause all other persons working on the Subject Property, to follow all label instructions of any pesticides used on the Subject Property. Upon signing this Agreement, Licensee shall supply Licensor with a copy of a valid State of Illinois pesticide applicator's license for each person who will be applying pesticide on the Subject Property during the term of this Agreement. If any such licenses expire during the term of this Agreement, Licensee shall be responsible for obtaining a renewal or new license to replace such an expired license and shall promptly provide Licensor with a copy thereof.

B. No pesticides shall be stored on the Subject Property unless they are in original, labeled containers, and then only during the period during which such pesticide is applied, which shall not exceed ten (10) days.

C. Licensee shall provide Licensor with a record of pesticide applications, including dates of applications, types and amounts of pesticide used, fields treated, and the identity of the applicator for each application.

D. Licensee is responsible, at the Licensee's sole expense, to repair any damage done to native vegetation due to pesticide drift and to repair rutting caused by farm equipment in non-tilled areas owned by the Licensor.

13. Licensee shall comply with all federal, state, and local laws, ordinances, rules and regulations that regulate, restrict or prohibit any material defined therein as a hazardous, radioactive, toxic or carcinogenic material, substance, pollutant, or contaminant when using such materials on the Subject Property.

14. The Licensee agrees to take care of the Subject Property, not to alter or change the physical landscape of the Subject Property and to farm and to maintain improvements in a careful and prudent manner.

15. Upon termination of this Agreement, Licensor may request the Licensee to provide services associated with restoration of the Subject Property. Such services may include plowing, herbiciding, tilling, seeding, and maintenance mowing.

16. Licensor reserves the right to enter upon said land to inspect, make improvements thereon, and for any and all lawful purposes arising from the ownership of the land so long as it does not interfere with the rights of the Licensee, as provided in this License.

17. The Licensee agrees that this License is purely a personal license to use the Subject Property for farming purposes. The Licensor may terminate this Agreement at any time and for any reason by giving thirty (30) days notice in writing to that effect to the Licensee. In the event of any termination, Licensor shall pay the Licensee for planted but unharvested crops on the Subject Property on the basis of average county yield and unit price, based on available County data. Fertilizer and pesticide costs for planted but unharvested crops on the Subject Property shall be reimbursed, provided that the Licensee provides fertilizer and pesticide receipts for these costs. Other than amount for planted but unharvested crops, fertilizer and pesticide costs, as

provided in this section, Licensee hereby waives its rights to request or seek any other amount from Licensor in the event the License granted herein is terminated.

18. Insurance & Liability

A. The Licensee shall maintain one million dollars ($1,000,000.00) of liability insurance on the Subject Property with an insurance company acceptable to the Licensor. Licensee shall purchase insurance with said company naming the Licensor as additional insured on the liability policy. Proof of such coverage must be on file with the Licensor on or before March 31st of the year of the License. Failure to submit such proof by this date may terminate this License. Policy must cover all contractors hired by the Licensee to apply soil amendments, pesticides, or for other purposes, or the contractor must provide proof of insurance for the above referenced amount.

B. Licensee shall obtain and maintain, at the Licensee's expense, appropriate and adequate insurance coverage for the Licensee's personal property in amounts determined by the Licensee to be adequate. Licensee shall provide a copy of all insurance policies to Licensor upon request of Licensor.

C. Licensee shall hold harmless, indemnify, and defend the Licensor, its Commissioners, Officers, Agents, Attorneys and Employees against any and all losses, expenses, claims, costs, causes and damages, including without limitation litigation costs and attorneys' fees, on account of (a) any failure on the part of the Licensee to perform or comply with any terms or conditions of this Agreement, or (b) any personal injuries or death or damages to property arising from, occurring, growing out of, incident to, or resulting directly or indirectly from the grant of this License or the use of the Subject Property or the structures by Licensee. The provisions of this section shall be in addition to, and shall not be limited by, the amounts of any insurance provided by Licensee pursuant to this Agreement.

19. This License is not assignable or transferable to any person, company, or corporation, in whole or in part.

20. It is mutually agreed that the Licensee is an independent contractor, not subject to the control of the Licensor and is not an employee of the Licensor.

21. Licensee shall, and without any charge to District, keep the Subject Property free of any and all liens against the Subject Property in favor of any person whatsoever for or by reason of any equipment, material, supplies or other item furnished, labor performed or other thing done in connection with Licensee's use or occupancy of the Subject Property (a "Lien"). If the Subject Property becomes encumbered with any Lien, Licensor may, at Licensor's option, terminate this Agreement or direct Licensee to remove any such lien from the subject property. Licensee shall remove such Lien promptly and, in any event, not later than five (5) days after being directed to do so in writing by District. District shall have the right to remove or satisfy any Lien upon the Subject Property at any time with or without notice to Licensee, and shall be reimbursed by Licensee within ten (10) days after such amount is incurred, any amount that District incurs to remove or satisfy the Lien, including the costs, expenses, attorneys' fees, and administrative expenses incurred by District in connection therewith or by reason thereof.

22. Licensee shall give all notices, pay all fees, and take all other action that may be necessary to ensure that all activities on the Subject Property are provided, performed, and completed in

accordance with all applicable laws, statutes, rules, regulations, ordinances, and requirements, and all required governmental permits, licenses or other approvals and authorizations that may be required in connection with providing, performing, and completing such activities.

23. This Agreement shall be interpreted and enforced under the laws of the State of Illinois and the parties agree that the venue for any legal proceeding between them shall be Kendall County, Twenty-third Judicial Circuit, State of Illinois.

24. In any action with respect to this Agreement, the parties are free to pursue any legal remedies at law or in equity. The prevailing party by 75% or more of damages sought, in any action brought pursuant to this Agreement shall be entitled to reasonable attorneys' fees and court costs arising out of any action or claim to enforce the provisions of this Agreement.

25. If any provision of this Agreement shall be held invalid, the validity of any other provision of this Agreement that can be given effect without such invalid provision shall not be affected thereby. The waiver of one breach of any term, condition, covenant or obligation of this Agreement shall not be considered to be a waiver of that or any other term, condition, covenant or obligation or of any subsequent breach thereof.

26. This Agreement represents the entire agreement between the parties and there are no other promises or conditions in any other agreement whether oral or written. This agreement supersedes any prior written or oral agreements between the parties and may not be modified except in writing acknowledged by both parties.

Licensor: Kendall County Forest Preserve District

By: _____ Date: _____
Brian DeBolt, President

Licensees:

By: _____ Date: _____
Maurice Ormiston, Jr.

By: _____ Date: _____
Chris Ormiston

LICENSE AGREEMENT #26-01-004

Little Rock Creek Forest Preserve Property – Farm Storage Shed

AGREEMENT made this 20th day of January, 2026 between the KENDALL COUNTY FOREST PRESERVE DISTRICT (hereinafter "Licensor"), a Body Corporate and Politic, 110 West Madison Street, Yorkville, IL, 60560, and the Licensee, Tom Anderson of [redacted], including all heirs and assigns.

WHEREAS, the Licensor is the owner of certain lands situated in the County of Kendall, Township of Little Rock Creek and State of Illinois described as:

PIN#s: 01-33-400-006 (full)

WHEREAS, Licensee desires to utilize the metal storage shed and approaches located on the above-described real estate for farming equipment storage, and Licensor desires to receive intermittent support from the farm operator to maintain the recently restored areas at Little Rock Creek Forest Preserve.

WHEREAS, both Licensee and Licensor hereby agree that there is a metal storage shed located on the above referenced parcels, hereinafter referred to as the 'Subject Property'; and the Licensor hereby grants to the Licensee a license renewal in exchange for the payment of the license fee for a term of one (1) year beginning on March 20, 2026, and ending on March 19, 2027 subject to the conditions and limitations hereinafter mentioned, with the fee for the access and use of the farm equipment storage building located along Burr Oak Road on parcel 01-33-400-006 beginning on March 20, 2026 and ending on March 19, 2027.

WHEREAS, Licensee shall pay Licensor a License Payment of $100 per month for the License year payable in advance.

The non-refundable License payment in full shall be payable no later than March 20, 2026, and Licensee agrees that failure to pay by this date may terminate this License.

NOW, THEREFORE, in consideration of the grants, covenants, and conditions of this Agreement, IT IS HEREBY AGREED AS FOLLOWS:

1. The proceeding introductory language is made a part hereof and incorporated herein.

2. This Agreement grants only a contractual license to use the Subject Property under the terms and conditions state above. Further, the rights granted by District herein shall vest only in Licensee and no such rights shall vest in any of Licensee's employees, agents, subcontractors or partners, if any. Nothing in this Agreement shall be construed to convey to Licensee any legal or equitable interest in the Subject Property.

3. The Licensor agrees that the Licensee may, without further license on the part of the Licensor, use the Subject Property for the purpose of storage of farm equipment.

4. The Licensee has inspected the Subject Property and structures prior to signing this Agreement and accepts the conditions of these "as is."

5. The Licensee agrees to maintain the Subject Property approaches and shed, including addressing any required maintenance needs to keep the shed doors in good working order during the term of the license.

6. No pesticides shall be stored on the Subject Property.

7. Licensee shall comply with all federal, state, and local laws, ordinances, rules and regulations.

8. The Licensee agrees to take care of the Subject Property, not to alter or change the physical landscape of the Subject Property and to farm and to maintain improvements in a careful and prudent manner.

9. Upon termination of this Agreement, Licensor may request the Licensee to provide services associated with restoration of the Subject Property, including conservation lands. Such services may include plowing, herbiciding, tilling, seeding, and maintenance mowing.

10. Licensor reserves the right to enter upon said land to inspect, make improvements thereon, and for any and all lawful purposes arising from the ownership of the land so long as it does not interfere with the rights of the Licensee, as provided in this License.

11. The Licensee agrees that this License is purely a personal license to use the Subject Property for farming purposes. The Licensor may terminate this Agreement at any time and for any reason by giving thirty (30) days notice in writing to that effect to the Licensee. In the event of any termination, Licensor shall not be entitled to the recovery of any portion of the Licensee fee paid. Licensee hereby waives its rights to request or seek any other amount from Licensor in the event the License granted herein is terminated.

12. Insurance & Liability

A. The Licensee shall maintain one million dollars ($1,000,000.00) of liability insurance on the Subject Property with an insurance company acceptable to the Licensor. Licensee shall purchase insurance with said company naming the Licensor as additional insured on the liability policy. Proof of such coverage must be on file with the Licensor on or before March 31st of the License year. Failure to submit such proof by this date may terminate this License. Policy must cover all contractors hired by the Licensee to apply soil amendments, pesticides, or for other purposes, or the contractor must provide proof of insurance for the above referenced amount.

B. Licensee shall obtain and maintain, at the Licensee's expense, appropriate and adequate insurance coverage for the Licensee's personal property in amounts determined by the Licensee to be adequate. Licensee shall provide a copy of all insurance policies to Licensor upon request of Licensor.

C. Licensee shall hold harmless, indemnify, and defend the Licensor, its Commissioners, Officers, Agents, Attorneys and Employees against any and all losses, expenses, claims, costs, causes and damages, including without limitation litigation costs and attorneys' fees, on account of (a) any failure on the part of the Licensee to perform or comply with

any terms or conditions of this Agreement, or (b) any personal injuries or death or damages to property arising from, occurring, growing out of, incident to, or resulting directly or indirectly from the grant of this License or the use of the Subject Property or the structures by Licensee. The provisions of this section shall be in addition to, and shall not be limited by, the amounts of any insurance provided by Licensee pursuant to this Agreement.

13. This License is not assignable or transferable to any person, company, or corporation, in whole or in part.

14. It is mutually agreed that the Licensee is an independent contractor, not subject to the control of the Licensor and is not an employee of the Licensor.

15. Licensee shall, and without any charge to District, keep the Subject Property free of any and all liens against the Subject Property in favor of any person whatsoever for or by reason of any equipment, material, supplies or other item furnished, labor performed or other thing done in connection with Licensee's use or occupancy of the Subject Property (a "Lien"). If the Subject Property becomes encumbered with any Lien, Licensor may, at Licensor's option, terminate this Agreement or direct Licensee to remove any such lien from the subject property. Licensee shall remove such Lien promptly and, in any event, not later than five (5) days after being directed to do so in writing by District. District shall have the right to remove or satisfy any Lien upon the Subject Property at any time with or without notice to Licensee, and shall be reimbursed by Licensee within ten (10) days after such amount is incurred, any amount that District incurs to remove or satisfy the Lien, including the costs, expenses, attorneys' fees, and administrative expenses incurred by District in connection therewith or by reason thereof.

16. Licensee shall give all notices, pay all fees, and take all other action that may be necessary to ensure that all activities on the Subject Property are provided, performed, and completed in accordance with all applicable laws, statutes, rules, regulations, ordinances, and requirements, and all required governmental permits, licenses or other approvals and authorizations that may be required in connection with providing, performing, and completing such activities.

17. This Agreement shall be interpreted and enforced under the laws of the State of Illinois and the parties agree that the venue for any legal proceeding between them shall be Kendall County, Twenty-third Judicial Circuit, State of Illinois.

18. In any action with respect to this Agreement, the parties are free to pursue any legal remedies at law or in equity. The prevailing party by 75% or more of damages sought, in any action brought pursuant to this Agreement shall be entitled to reasonable attorneys' fees and court costs arising out of any action or claim to enforce the provisions of this Agreement.

19. If any provision of this Agreement shall be held invalid, the validity of any other provision of this Agreement that can be given effect without such invalid provision shall not be affected thereby. The waiver of one breach of any term, condition, covenant or obligation of this Agreement shall not be considered to be a waiver of that or any other term, condition, covenant or obligation or of any subsequent breach thereof.

20. This Agreement represents the entire agreement between the parties and there are no other promises or conditions in any other agreement whether oral or written. This agreement supersedes any prior written or oral agreements between the parties and may not be modified except in writing acknowledged by both parties.

Licensor: Kendall County Forest Preserve District

By: _____ Date: _____
Brian DeBolt, President

Licensees:

By: _____ Date: _____
Tom Anderson

FARM LICENSE AGREEMENT #26-01-005

Baker Woods Forest Preserve

This AGREEMENT is made this 20th day of JANUARY, 2026 between the KENDALL COUNTY FOREST PRESERVE DISTRICT, a Body Corporate and Politic, 110 West Madison Street, Yorkville, IL, 60560, Lessor, and Kyle Connell, of [redacted], Lessee, including all heirs and assigns.

WHEREAS, the Lessor is the owner of certain lands situated in the County of Kendall, Township of Seward and State of Illinois described as:

PIN#s: Exhibit 1A: 106.7 acres total

Hayfields Field A and B: 09-16-200-013 (58.78-acres)
1. 22.0-acres 50/50 cost share for hay production
2. 36.78-acres hay production

Row Crop Field C: 09-10-300-002 and 09-09-400-003 (47.92-acres)

Exhibit 1B: 23.62 acres total

Conversion: Hayfield to Row Crop Production
Field A and B: 14.7 acres + 2.73 acres: 09-09-400-004

Conversion: Hayfield to Row Crop Production
Field C: 6.19 acres: 09-16-200-013

Total Acres: 130.32 acres

2026 Production:
A. 71.54 acres for row crop production
B. 36.78 acres for hay production
C. 22.0 acres for 50/50 hay production

WHEREAS, Lessee desires to use the above-described real estate for farming purposes and Lessor desires to have the real estate farmed.

WHEREAS, both Lessee and Lessor hereby agree that there are 130.32 tillable acres suitable for agricultural production on the above referenced parcels hereinafter referred to as the 'Subject Property'; and the Lessor hereby grants to the Lessee a farm license in exchange for the following goods, services, and considerations, submitted as a use fee for a term of one (1) year, beginning on January 20, 2026, and ending on December 31, 2026 subject to the conditions and limitations hereinafter described.

A. Row Crop Production Acres

Lessee shall pay Lessor an increased **Base Rate** of $260.00 (two-hundred and sixty dollars) per tillable acre for the 71.54-acres under row crop production, plus a **Flexible Rate**. The Base Rate is payable no later than May 31, 2026, and Lessee agrees that failure to pay by this date may terminate this Lease Agreement.

Lessee shall pay Lessor a **Flexible Rate for tillable soils under row crop production** equal to:

((((Average Grain Price - Basis) x Yield) + Crop Insurance) x 33.33%) - Base Rent

(*See Exhibit C for example.*)

Average Grain Price shall be calculated by utilizing the closing price on the Chicago Board of Trade futures market on the first trading day of each month from January through October. The Basis shall be fixed at $0.30 for corn and $0.40 for soybeans.

The Yield shall be the amount of dry bushels harvested divided by the tillable acres as provided on page one of this agreement.

Crop Insurance shall be any funds from a multi-peril or crop hail claim on the Subject Property collected by the Lessee, less the premiums paid on such policy(s).

The Flexible Rate is payable on or before December 31 of each License year. Should the computed Flexible Rate be less than the Base Rate, then the Base Rate shall be the total due to Lessor.

B. Hay Production Acres

Lessee shall pay Lessor an increased **Base Rate** of $280.00 (two-hundred and eighty dollars) only per acre for the 36.78-acres of tillable soils converted over to hay production in 2020. The Base Rate only shall be paid for acres in hay production, payable no later than May 31, 2026, and Lessee agrees that failure to pay by this date may terminate this Lease Agreement.

C. 50/50 Hay Production

Production: Licensee has seeded and will maintain 22.0 tillable acres within the Exhibit 1A - Field A hayfield with 50/50 grass and alfalfa hay. Licensee and Licensor shall split evenly the bales of hay produced from the Subject Property.

Input Expenses: Licensee and Licensor shall split evenly the expenses, fertilizer, and other agreed upon inputs to the Subject Property. All of the expenses, however, must be approved by Licensor before they are incurred. Licensee shall provide all machinery and equipment at Licensee's expense.

Surplus Hay: Licensee, with prior approval by the Licensor, is required to purchase surplus hay bales from the Licensor's portion of hay produced. The surplus bale purchase price will be based on published hay market prices for the month of each cutting.

Calculation of Market Price: The Iowa Hay Report in the cutting month shall serve to determine market price for "Good" Alfalfa and Mixed Grass Hay priced per ton, using the low price range figure for determining the cost per ton: https://usda.library.cornell.edu/concern/publications/wd375w32h?locale=en&page=4#release-items

Standard Measure: Small bale cost equivalency will be based on a two-string bale standard weight and dimensions:

A standard two string bale measure is 14″ high x 18″ wide x 35″ long and weighs 60 lbs.

Market Price per ton Conversion Formula:

1) Convert pricing per ton to small bale equivalency:

2,000 lbs. per ton divided by 60 lb. per standard bale = 33.33 bales per ton

2) Apply the Iowa Hay Report market pricing for the cutting month to determine market price for "Good" Alfalfa and Mixed Grass Hay priced per ton, using the low price range figure for determining the cost per ton:

Cost per ton divided by 33.33 bales per ton = $____ small bale price equivalency

3) Surplus hay purchase cost to the Farm Operator will be 50% of the small bale equivalency price per ton based on the reported market price in the month of cutting.

$___ small bale price equivalency X .5 = $___ Licensee purchase price per small bale.

Storage: Licensee shall extend an option for storage of remaining portions of the Licensor's share of hay produced at a cost of $0.50 per small bale delivered. The storage fee will be paid (or deducted from amounts owed to the Licensor) no later than November 30 of each license year.

Delivery to Ellis Equestrian Center: Licensee will communicate with Ellis Equestrian Center staff on timeliness and delivery of hay. Licensee will be responsible for delivery of hay bales on racks to Ellis Equestrian Center, and Ellis Equestrian Center staff will be responsible for unloading of hay bales.

NOW, THEREFORE, in consideration of the grants, covenants, and conditions of this Agreement, IT IS HEREBY AGREED AS FOLLOWS:

1. The proceeding introductory language is made a part hereof and incorporated herein.

2. Prior Agreements: All previous agreements between the Parties, whether oral or in writing, are hereby revoked. Neither party will seek to enforce any previous oral or written agreement between the Parties, regarding the license or use of the Subject Property.

3. Term: This license is for a term of one year ending December 31, 2026, with hay Storage provisions in effect through April 30, 2027.

4. Limited License: This Agreement grants only a contractual license to use the Subject Property under the terms and conditions stated herein. Further, the rights granted by Licensor herein shall vest only in Licensee and no such rights shall vest in any of Licensee's employees, agents, subcontractors or partners, if any. Nothing in this Agreement shall be construed to convey to Licensee any legal or equitable interest in the Subject Property.

5. Taxes: Licensor makes no claims as to the tax status of the Subject Property. As required by section 15-15 of the Illinois Property Tax Code, the Licensor will file a copy of the Agreement and a complete description of the premises with the assessment officer. 35 ILCS 200/15-15. In the event the Subject Property should be assessed and taxed pursuant to the process outlined in the Illinois Property Tax Code, at any time during the term of this License, it shall be the obligation of the Licensee to pay such taxes as are incurred during that term. At the termination of this Agreement, Licensee shall pay all taxes incurred, though not yet due and owing. Any such taxes shall be prorated based on 100% of the previous year's taxes. Licensee's obligations under this paragraph extend beyond the license year, and until all incurred taxes are paid.

6. Erodible Soils: The Licensor agrees that the Licensee may, without further license on the part of the Licensor, use the Subject Property for the purpose of farming the land. If there are highly erodible soils on the Subject Property, the Licensee is responsible for maintaining the soil according to the methods adopted in Licensee's farming plan approved by the Kendall County Soil and Water Conservation District. Said report must be submitted to the Licensor on or before ground breaking on the first year covered by this License. Failure to submit this report by this date may terminate this License.

7. "As is" Property: The Licensee has inspected the Subject Property prior to signing this Agreement and accepts the condition of the Subject Property "as is."

8. Records Requirements: Licensee shall keep and provide to the Licensor the following records at the end of the License term:

A. Soil Samples – The Licensee shall conduct annual soil testing (2.5 acre grid), with such costs split evenly with the Licensor. Soil test results shall be due to the Licensor by December 30 of each year of the License. The Licensee shall apply the minimum amount of fertilizer required to maintain the elemental P

(phosphorus) at 80 pounds per acre and elemental K (potassium) at 50 pounds per acre.

B. Fertilizers and rates applied

C. Pesticide applications, including dates of applications, types and amounts of pesticide used, fields treated, and the identity of the applicator for each application.

D. Number and dates of bales harvested from the Subject Property.

E. Number and dates of bales delivered to Ellis Equestrian Center.

9. If Lessee applies limestone to the Subject Property, the cost of the limestone will be depreciated at 25% annually. If the Lessee farms the Subject Property for a period less than four (4) years, the Lessor will reimburse the Lessee for the cost of the limestone less the total annual depreciation. Lime shall be applied when soil pH is less than 6.2.

10. Pesticide Use:

A. Licensee shall, and shall cause all other persons working on the Subject Property, to follow all label instructions of any pesticides used on the Subject Property. Upon signing this Agreement, Licensee shall supply Licensor with a copy of a valid State of Illinois pesticide applicator's license for each person who will be applying pesticide on the Subject Property during the term of this Agreement. If any licenses expire during the term of this Agreement, Licensee shall be responsible for obtaining a renewal or new license to replace the expired license and shall promptly provide Licensor with a copy thereof.

B. No pesticides shall be stored on the Subject Property unless they are in original, labeled containers, and then only for the period during which the pesticides are applied, which shall not exceed ten (10) days.

C. Licensee shall provide Licensor with a record of pesticide applications, including dates of applications, types and amounts of pesticide used, fields treated, and the identity of the applicator for each application.

D. Licensee is responsible, at the Licensee's sole expense, to repair any damage done to native vegetation due to pesticide drift and to repair rutting caused by farm equipment in areas owned by the Licensor.

E. Licensee agrees to indemnify, defend with counsel, and hold harmless the Licensor for all claims, demands, damage, judgments, fees (including attorneys' fees) and costs that may arise out of Licensee's application of pesticides on the Subject Property. Any attorney representing the Licensor pursuant to this paragraph must first be approved by the Kendall County State's Attorney and shall be appointed as a Special Assistant State's Attorney.

11. Hazardous Materials: Licensee shall comply with all federal, state, and local laws, ordinances, rules, and regulations that regulate, restrict, or prohibit any material defined therein as a hazardous, radioactive, toxic or carcinogenic material, substance, pollutant, or contaminant when using such materials on the Subject Property.

12. Duty of Care: The Licensee agrees to take care of the Subject Property, not to alter or change the physical landscape of the Subject Property and to farm in a careful and prudent manner.

13. Right of Entry: Licensor reserves the right to enter upon said land to inspect, make improvements thereon, and for any and all lawful purposes arising from the ownership of the land.

14. Termination: The Licensee agrees that this License is purely a personal license to use the Subject Property for farming purposes. To the extent permitted by law, the Licensor may terminate this Agreement at any time and for any reason by giving thirty (30) days' notice in writing to the Licensee. In the event of early termination, Licensor shall pay the Licensee for its one-half share of any hay cutting that has not yet taken place during the License year when the License is terminated based on the formula for surplus hay sales set forth above. Licensee hereby waives its rights to seek any other amounts from Licensor in the event the License is terminated.

15. Insurance & Liability:

A. Licensee shall procure and maintain for the duration of this Agreement insurance against claims for injuries to persons or damages to property which may arise from or in connection with the Licensee's operation and use of the Subject Property. The cost of such insurance shall be borne by the Licensee. Minimum scope and limit of insurance coverage shall be at least as broad as:

i. Commercial General Liability (CGL): Insurance Services Office Form CG 00 01 covering CGL on an "occurrence" basis, including products and completed operations, property damage, bodily injury and personal & advertising injury with limits no less than $2,000,000 per occurrence. If a general aggregate limit applies, either the general aggregate limit shall apply separately to this project/location (ISO CG 25 03 or 25 04) or the general aggregate limit shall be twice the required occurrence limit.

ii. Workers' Compensation insurance as required by the State of Illinois, with Statutory Limits, and Employer's Liability Insurance with limits of no less than $1,000,000 per accident for bodily injury or disease. (This applies to a Licensee with employees).

iii. Property insurance against all risks of loss to any Licensee improvements or betterments, at full replacement cost with no coinsurance penalty provision.

iv. Farm Pollution Liability covering third party liability for bodily injury or property damage with limits no less than $1,000,000 per occurrence.

B. If the Licensee maintains broader coverage and/or higher limits than the minimums shown above, Licensor requires and shall be entitled to the broader coverage and/or the higher limits maintained by Licensee. Any available insurance proceeds in excess of the specified minimum limits of insurance and coverage shall be available to Licensor. The insurance required under this Agreement does not represent that coverage and limits will necessarily be adequate to protect Licensee, nor be deemed as a limitation on Licensee's liability to Licensor in this Agreement.

C. Other Insurance Provisions:

The insurance policies are to contain, or be endorsed to contain, the following provisions:

i. Additional Insured Status. Licensor, its officers, officials, employees, and volunteers are to be covered as additional insureds on the CGL policy with respect to liability arising out of work or operations performed by or on behalf of the Licensee including materials, parts, or equipment furnished in connection with such work or operations. General liability coverage can be provided in the form of an endorsement to the Licensee's insurance (at least as broad as ISO Form CG 20 10).

ii. Primary Coverage. For any claims related to this contract, the Licensee's insurance coverage shall be primary insurance coverage at least as broad as ISO CG 20 01 04 13 as respects the Licensor, its officers, officials, employees, and volunteers. Any insurance or self-insurance maintained by the Licensor, its officers, officials, employees, or volunteers shall be excess of the Licensee's insurance and shall not contribute with it.

iii. Notice of Cancellation. Each insurance policy required above shall provide that coverage shall not be canceled, except with notice to the Licensor.

iv. Waiver of Subrogation. Licensee hereby grants to Licensor a waiver of any right to subrogation which any insurer of said Licensee may acquire against the Licensor by virtue of the payment of any loss under such insurance. Licensee agrees to obtain any endorsement that may be necessary to affect this waiver of subrogation, but this provision applies regardless of whether or

not the Licensor has received a waiver of subrogation endorsement from the insurer.

v. Acceptability of Insurers. Insurance is to be placed with insurers authorized to conduct business in the state with a current A.M. Best's rating of no less than A: VII, unless otherwise acceptable to the Licensor.

D. Licensee shall furnish the Licensor with original Certificates of Insurance including all required amendatory endorsements (or copies of the applicable policy language effecting coverage required by this clause) and a copy of the Declarations and Endorsement Page of the CGL policy listing all policy endorsements to Licensor before work begins. However, failure to obtain the required documents prior to the work beginning shall not waive the Licensee's obligation to provide them. The Licensor reserves the right to require complete, certified copies of all required insurance policies, including endorsements, required by these specifications, at any time.

E. Special Risks or Circumstances. Licensor reserves the right to modify these requirements at any time, including limits, based on the nature of the risk, prior experience, insurer, coverage, or other special circumstances.

F. Licensee shall indemnify, hold harmless and defend with counsel of Licensor's own choosing, Licensor, its past, present and future elected officials, department heads, employees, insurers, and agents (hereinafter collectively referred to as "Releasees") from and against all liability, claims, suits, causes of action, demands, proceedings, set-offs, liens, attachments, debts, expenses, judgments, or other liabilities including costs, reasonable fees and expense of defense, arising from any loss, damage, injury, death, or loss or damage to property, of whatsoever kind or nature as well as for any breach of any covenant in this Agreement and any breach by Licensee of any representations or warranties made within the contract documents (collectively, the "Claims"), to the extent such Claims result from the performance of this contract by Licensee or those Claims are due to any act or omission, neglect, willful acts, errors, omissions or misconduct of Licensee in its performance under this Agreement.

Nothing contained herein shall be construed as prohibiting Releasees from defending through the selection and use of their own agents, attorneys and experts, any claims, suits, demands, proceedings and actions brought against them. No attorney may be assigned to represent the Releasees pursuant to this Section of the Agreement unless the attorney has been approved in writing by the Kendall County State's Attorney. Releasees' participation in its defense shall not remove Licensee's duty to indemnify, defend, and hold Releasees harmless, as set forth above. Releasees do not waive their defenses or immunities under the Local Government and Governmental Employees Tort Immunity Act (745 ILCS 10/1 et seq.) by reason of this indemnification provision. Indemnification shall survive the termination of this Agreement.

16. Anti-Discrimination Compliance: Licensee, his officers, employees, and agents agree not to commit unlawful discrimination and agree to comply with all applicable provisions of the

Illinois Human Rights Act, Title VII of the Civil Rights Act of 1964, as amended, the Americans with Disabilities Act, the Age Discrimination in Employment Act, Section 504 of the Federal Rehabilitation Act, and all applicable rules and regulations.

17. Conflict of Interest: Both parties affirm no Kendall County Forest Preserve officer or elected official has a direct or indirect pecuniary interest in Licensee or this Agreement, or, if any Kendall County Forest Preserve officer or elected official does have a direct or indirect pecuniary interest in Licensee or this Agreement, that interest, and the procedure followed to effectuate this Agreement has and will comply with 50 ILCS 105/3.

18. Assignment: This License is not assignable or transferable to any person, company, or corporation, in whole or in part. Any attempt to assign or so transfer shall be void and without legal effect and shall constitute grounds for immediate termination of the license.

19. Independent Contractor: It is understood and agreed that Licensee is an independent contractor and is not an employee of, partner of, agent of, or in a joint venture with Licensor. Licensee understands and agrees that Licensee is solely responsible for paying all wages, benefits and any other compensation due and owing to Licensee's officers, employees, and agents for the performance of services set forth in the Agreement. Licensee further understands and agrees that Licensee is solely responsible for making all required payroll deductions and other tax and wage withholdings pursuant to state and federal law for Licensee's officers, employees and/or agents who perform services as set forth in the Agreement. Licensee also acknowledges its obligation to obtain appropriate insurance coverage for the benefit of Licensee, Licensee's officers, employees and agents and agrees that Kendall County is not responsible for providing any insurance coverage for the benefit of Licensee, Licensee's officers, employees and agents. Licensee hereby agrees to defend with counsel of Licensor's own choosing, indemnify and waive any right to recover alleged damages, penalties, interest, fees (including attorneys' fees), and/or costs from Licensor, its past, present and future board members, elected officials, employees, insurers, and agents for any alleged injuries that Licensee, its officers, employees and/or agents may sustain while performing services under the Agreement.

20. Liens: Licensee shall, and without any charge to Licensor, keep the Subject Property free of any and all liens against the Subject Property in favor of any person whatsoever for or by reason of any equipment, material, supplies or other item furnished, labor performed or anything done in connection with Licensee's use or occupancy of the Subject Property (a "Lien"). If the Subject Property becomes encumbered with any Lien, Licensor may, at Licensor's option, terminate this Agreement or direct Licensee to remove any such lien from the subject property. Licensee shall remove such Lien promptly and, in any event, not later than five (5) days after being directed to do so in writing by Licensor. Licensor shall have the right to remove or satisfy any Lien upon the Subject Property at any time with or without notice to Licensee, and shall be reimbursed by Licensee within ten (10) days after such amount is incurred, any amount that Licensor incurs to remove or satisfy the Lien, including the costs, expenses, attorneys' fees, and administrative expenses incurred by Licensor in connection therewith or by reason thereof.

21. Legal Compliance: Licensee shall give all notices, pay all fees, and take all other action that may be necessary to ensure that all activities on the Subject Property are provided, performed, and completed in accordance with all applicable laws, statutes, rules, regulations, ordinances, and requirements, and obtain all required governmental permits, licenses or other

approvals and authorizations that may be required in connection with providing, performing, and completing such activities.

22. Waiver of Lien: Licensee hereby waives any claim of lien against subject premises on behalf of Licensee, its officers, insurers, employees, agents, suppliers and/or sub-contractors

23. Venue: This Agreement shall be interpreted and enforced under the laws of the State of Illinois, and the parties agree that the venue for any legal proceeding between them shall be Kendall County, Twenty-Third Judicial Circuit, State of Illinois.

24. Legal Remedies: In any action with respect to this Agreement, the parties are free to pursue any legal remedies at law or in equity. The prevailing party by 75% or more of damages sought, in any action brought pursuant to this Agreement shall be entitled to reasonable attorneys' fees and court costs arising out of any action or claim to enforce the provisions of this Agreement.

25. Severability: If any provision of this Agreement shall be held to be invalid or unenforceable for any reason, the remaining provisions shall continue to be valid and enforceable. If a court finds that any provision of this agreement is invalid or unenforceable, but that by limiting such provision it becomes valid and enforceable, then such provision shall be deemed to be written, construed, and enforced as so limited.

26. Waiver: The waiver of one breach of any term, condition, covenant or obligation of this Agreement shall not be considered to be a waiver of that or any other term, condition, covenant or obligation or of any subsequent breach thereof.

27. Notice: Any notice required or permitted to be given pursuant to this Agreement shall be duly given if sent by certified mail or personal service and received. Notice should be send to the following parties:

Licensor, send to:

Kendall County Forest Preserve District

Brian DeBolt, President
110 W. Madison Street
Yorkville, Illinois 60560

Licensee send to:

_____
_____
_____

28. Entire Agreement: This Agreement represents the entire agreement between the parties, and there are no other promises or conditions in any other agreement whether oral or written. This agreement supersedes any prior written or oral agreements between the parties and may not be modified except in writing acknowledged by both parties.

29. Authority: Each party represents and warrants that their representative, whose signature appears below, has the power and authority to enter into this agreement and to obligate the party to the terms of this agreement.

Licensor:

Kendall County Forest Preserve District

By: _____ Date: _____
Brian DeBolt, President

Licensee:

By: _____ Date: _____

Kyle Connell

Exhibit 1A

Field A and B: Hay Production (Seeded in 2020)
Field C: Row Crop Production

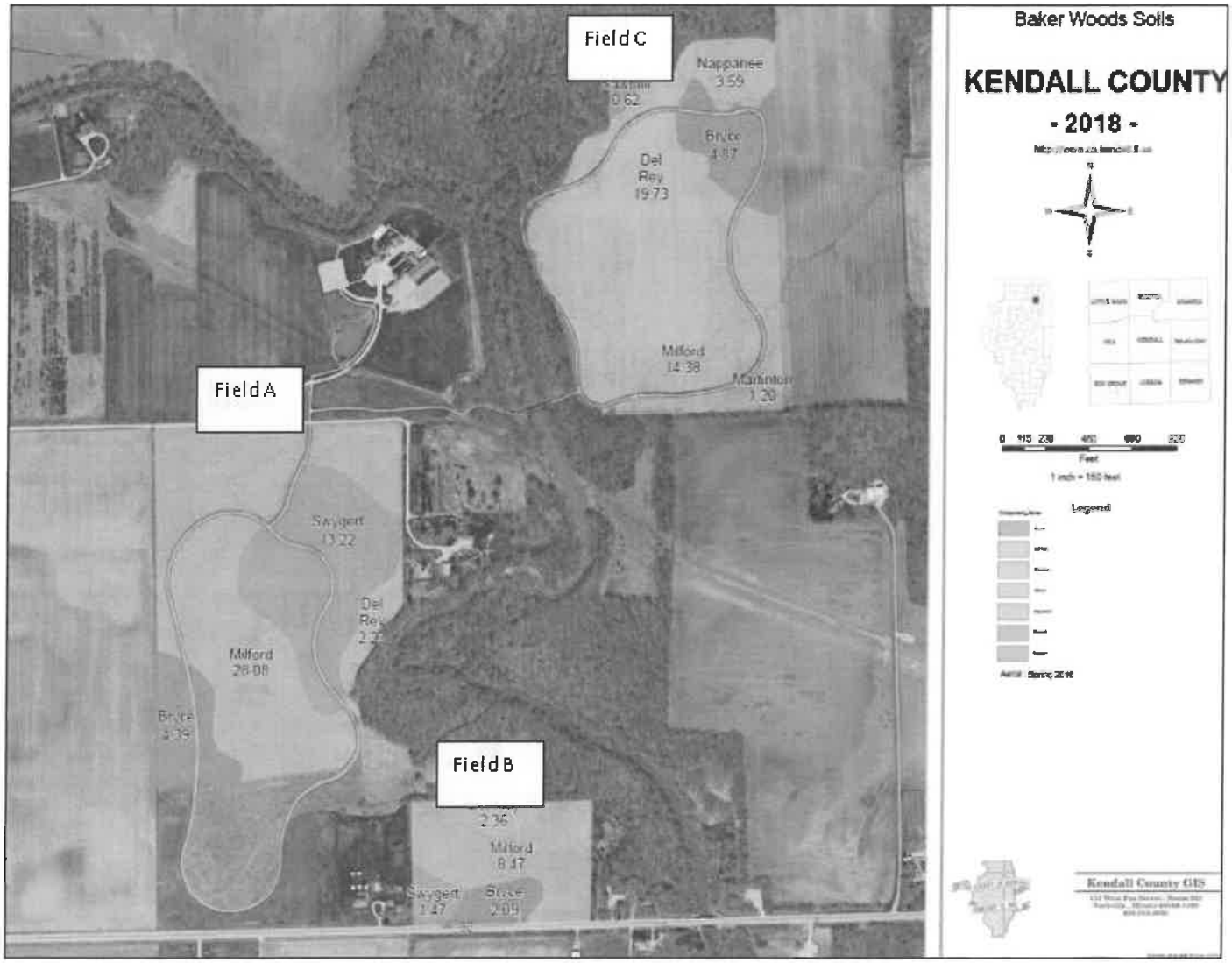

Exhibit 1B

Conversion of Existing Hayfields to Row Crop Production

Existing Hayfields – Conversion to Row Crop Production (Fields Labeled A, B and C)

New 22-acre 50/50 hay production

Exhibit C

Flexible Rate Calculation Example

For the following values for a 100 acre site with a base rent of $200 per acre:

Average grain price = Corn $5 per bushel
Basis = $0.30 per bushel
Yield = 200 bushels per acre x 100 acres = 20,000 bushels
Crop Insurance = 0
Base Rent = 100 acres x $200 per acre = $20,000

((((Average Grain Price - Basis) x Yield) + Crop Insurance) x 33.33%) - Base Rent

((($5 - $0.30) x 20,000) + 0) x 33.33%) - $20,000 = $11,330.20

The base rate amount is due May 31.
The flexible rate amount is due December 31.

Kendall County Forest Preserve District
Schedule for Annual Meetings - Calendar Year 2026

Amended 1/20/26
COMMISSION APPROVAL DATE: 10/21/25

All meetings of the Kendall County Forest Preserve District Board of Commissioners and Committee meetings will be held in the Kendall County Historic Courthouse - 3RD Floor Courtroom located at 109 W. Ridge Street, Yorkville, IL 60560. **Beginning Tuesday, February 17, 2026, meetings will be held in the Kendall County Board Room - 2ND Floor located at 111 W. Fox Road, Yorkville, IL 60560**

The regular meeting dates for Kendall County Forest Preserve District **Commission** meetings are the first and third Tuesdays of each calendar month.

6-Jan-26	6:00 PM		7-Jul-26	6:00 PM	*11/3/26 Election Day - Meeting date change TBA*
20-Jan-26	9:00 AM		21-Jul-26	9:00 AM	
3-Feb-26	6:00 PM		4-Aug-26	6:00 PM	
17-Feb-26	9:00 AM		18-Aug-26	9:00 AM	
3-Mar-26	6:00 PM		1-Sep-26	6:00 PM	
17-Mar-26	9:00 AM		15-Sep-26	9:00 AM	
7-Apr-26	6:00 PM		6-Oct-26	6:00 PM	
21-Apr-26	9:00 AM		20-Oct-26	9:00 AM	
5-May-26	6:00 PM		3-Nov-26	6:00 PM	
19-May-26	9:00 AM		17-Nov-26	9:00 AM	
2-Jun-26	6:00 PM		1-Dec-26	6:00 PM	
16-Jun-26	9:00 AM		15-Dec-26	9:00 AM	

The regular meeting date for the Kendall County Forest Preserve District **Committee of the Whole** meeting is the first Tuesday following the first Commission meeting of each calendar month.

13-Jan-26	4:30 PM		14-Jul-26	4:30 PM	
10-Feb-26	4:30 PM		11-Aug-26	4:30 PM	
10-Mar-26	4:30 PM		8-Sep-26	4:30 PM	
14-Apr-26	4:30 PM		13-Oct-26	4:30 PM	
12-May-26	4:30 PM		10-Nov-26	4:30 PM	
9-Jun-26	4:30 PM		8-Dec-26	4:30 PM	

The regular meeting date for the Kendall County Forest Preserve District **Finance Committee** meeting is the first Thursday in the week following the second Commission meeting.

29-Jan-26	4:00 PM		30-Jul-26	4:00 PM	11/26/2026 Thanksgiving Holiday
26-Feb-26	4:00 PM		27-Aug-26	4:00 PM	11/24/2026 Christmas Eve Holiday
26-Mar-26	4:00 PM		24-Sep-26	4:00 PM	
30-Apr-26	4:00 PM		29-Oct-26	4:00 PM	
28-May-26	4:00 PM		*No Meeting Nov. '26		
25-Jun-26	4:00 PM		*No Meeting Dec. '26		

The regular meeting date for the Kendall County Forest Preserve District **Operations Committee** meeting is the first Wednesday of each calendar month.

7-Jan-26	5:30 PM		1-Jul-26	5:30 PM	
4-Feb-26	5:30 PM		5-Aug-26	5:30 PM	
4-Mar-26	5:30 PM		2-Sep-26	5:30 PM	
1-Apr-26	5:30 PM		7-Oct-26	5:30 PM	
6-May-26	5:30 PM		4-Nov-26	5:30 PM	
3-Jun-26	5:30 PM		2-Dec-26	5:30 PM	

Kendall County Forest Preserve District 2026 Holiday Schedule		
New Year's Day	Thursday	1-Jan-26
Martin Luther King, Jr. Day	Monday	19-Jan-26
Lincoln's Birthday	Thursday	12-Feb-26
Washington's Birthday	Monday	16-Feb-26
Spring Holiday	Friday	3-Apr-26
Memorial Day	Monday	25-May-26
Juneteenth Independence Day	Friday	19-Jun-26
Independence Day	Friday	3-Jul-26
Labor Day	Monday	7-Sep-26
Columbus Day	Monday	12-Oct-26
Veteran's Day	Wednesday	11-Nov-26
Thanksgiving Day	Thursday	26-Nov-26
Day Following Thanksgiving Day	Friday	27-Nov-26
Christmas Eve-1/2 Day	Thursday	24-Dec-26
Christmas Day	Friday	25-Dec-26