

**SPECIAL SCHOOL BOARD MEETING
BOARDROOM
200 HIGHWAY 55 E
MAPLE LAKE, MINNESOTA 55358
WEDNESDAY, JUNE 24, 2026
INDEPENDENT SCHOOL DISTRICT #881
MAPLE LAKE, MN
AGENDA**

1. Call meeting to order
2. Pledge of Allegiance
3. **(INFORMATIONAL)** Recognition of visitors
4. **(INFORMATIONAL)** Open Forum
5. (4:35) New Business
 - A. Resolution Solar Contract
(ACTION) Resolution to Enter into Guaranteed Energy Savings Contract for Solar
 - B. East and West Side Window Replacement
(ACTION) Motion to approve replacing 13 west side windows (\$38,350), and 19 east side windows (\$59,050) for a total of \$97,400 using IAQ construction fund.
6. (4:40) Set Meeting Dates
7. (4:45) Other Business
 - A. Upcoming Meetings
 1. District Leadership Team Meeting: Wednesday, August, 26 at 9:45 am
 - B. Miscellaneous Information
8. (4:50) Adjourn

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Independent School District No. 881 - Maple Lake Public Schools

Resolution to Enter into Guaranteed Energy Savings Contract for Solar

WHEREAS, the Independent School District No. 881 - Maple Lake Public Schools School Board makes provision for its Chair and Clerk to sign Guaranteed Energy Savings Contract for the installation of a solar array, AND

NOW THEREFORE BE IT RESOLVED, that the School Board authorized its Superintendent of Schools to sign the Guaranteed Energy Savings Contract with Ideal Energies, LLC and Ideal Energies Solar Leasing, LLC.

Adopted by the Independent School District No. 881 - Maple Lake Public Schools School Board at their special board meeting held on June 24, 2026.”

Kaitlyn Helmbrecht

Board Chair

Branson Thomas

Clerk

Guaranteed Energy Savings Contract Publication Language

For the Guaranteed Energy Savings Contract, publish the following language in the local paper before a public school board meeting.

“Independent School District No. 881 - Maple Lake Public Schools, Public Notice: Independent School District No. 881 - Maple Lake Public Schools intends to enter into a guaranteed energy savings contract with Ideal Energies, LLC and Ideal Energies Solar Leasing, LLC for the installation of an on-site solar array at its meeting on June 8, 2026.”

SFS26-9038 Savings Analysis (Energy Offset Only)

Financial Modeling Inputs		Brief Justification
Snow Loss	7%	Snow Loss Expected Using NREL Research
Total Losses	21.08%	Using PVwatts base loss assumptions, increasing for snow loss above
Y1 Production (kWh)	198,821	Using PVwatts (or other modeling program) at install site, with above losses for system size
DC to AC ratio	1.473	176.73kWDC / 120kWAC
Y1 Electric Rate	0.0768	Calculated from Applicant electric utility bill (less demand charges)
Degradation Y1	2.00%	NREL research on median rates / this rate sourced from module spec sheet
Degradation Y2+	0.30%	
Rate Escalator	4.00%	Range of 2-3% is solar industry standard. Detail justification for selected value below with utility / other input.
Solar ITC % To School	40.00%	If value other than 30%, provide justification below.
Values and Input Expanded Explanations and Justifications:		
<p>To model energy production, and obtain Y1 Energy Production, Developer used PVWatts and helioscope software, which estimates System annual energy production using site-specific historical solar resource data; actual energy production will vary year to year. Modeling inputs used in these softwares include snow losses, shade losses, total losses, and DC to AC ratio, detailed and justified above.</p>		
<p>Each year, the energy production is decreased by Degradation Rate. Electric Rate is Applicant's specific utility \$/kWh charge; it doesn't include demand charge savings. While demand charge savings are likely in some capacity, they aren't guaranteed. Each year's Electric Rate beyond Y1 is increased by the Rate Escalator. Multiplying each year's production by its Electric Rate gives that year's Electric Savings value. Totalling all 25 years, gives the \$599,610 25Y Electric Savings.</p>		
<p>Inverter replacement cost is an estimated value based on actual market cost.</p>		
<p>O&M costs Y1 - Y5 are covered by Developer through 5Y O&M contract for an annual fixed cost of \$1,767. For Y6-Y25, Applicant has indicated they will take over System O&M through Facilities team at no additional cost to them.</p>		
<p>Electric utility-provided historical and anticipated future rate increase data reflects an average annual increase of approximately 4.0% over the last 12 years. For valuing future electricity production of the solar PV system, an escalator rate assumption of 4% was decided upon because it is consistent with utility-specific rate history, recent Minnesota rate case activity, and broader recent national commercial electric rate trends.</p>		
<p>25 Year Removal and Disposal cost based on the following costs and an annual escalator of 3.5%: 301 panels @ 49.6 lb./each and \$0.40/lb.; 301 - SolarEdge C651U Power Optimizer (Dom Con) @ 2.34 lb./each and \$0.25/lb.; 1 Inverter at 78.2 lb./each and \$0.25/lb.; 12 hours electrician @ 120/hr; 120 hours general labor @ 75/hr.; 3 40 yard dumpster \$400 each. Applicant will be fully responsible for end of life removal and recycling costs.</p>		
<p>Nonprofits (including schools) are now eligible for the Solar ITC valued at 30% of the cost of the system. The value of the 40.0% ITC (of eligible costs), which is inclusive of a 10% domestic content adder, will be received directly by the district (listed in Income table).</p>		

SFS26-9038 Savings Analysis (Energy Offset Only)

25Y System Production and Electric Rate Savings	Year	System Production (kWh)	Electric Rate (per kWh)	Electric Savings
	1	198,821.25	\$ 0.0768	\$15,267.12
	2	194,844.83	\$ 0.0799	\$15,560.25
	3	194,260.29	\$ 0.0831	\$16,134.11
	4	193,677.51	\$ 0.0864	\$16,729.14
	5	193,096.48	\$ 0.0898	\$17,346.11
	6	192,517.19	\$ 0.0934	\$17,985.83
	7	191,939.64	\$ 0.0972	\$18,649.15
	8	191,363.82	\$ 0.1010	\$19,336.93
	9	190,789.73	\$ 0.1051	\$20,050.08
	10	190,217.36	\$ 0.1093	\$20,789.52
	11	189,646.70	\$ 0.1137	\$21,556.24
	12	189,077.76	\$ 0.1182	\$22,351.24
	13	188,510.53	\$ 0.1229	\$23,175.55
	14	187,945.00	\$ 0.1279	\$24,030.26
	15	187,381.16	\$ 0.1330	\$24,916.50
	16	186,819.02	\$ 0.1383	\$25,835.42
	17	186,258.56	\$ 0.1438	\$26,788.23
	18	185,699.79	\$ 0.1496	\$27,776.18
	19	185,142.69	\$ 0.1556	\$28,800.57
	20	184,587.26	\$ 0.1618	\$29,862.73
	21	184,033.50	\$ 0.1683	\$30,964.07
	22	183,481.40	\$ 0.1750	\$32,106.02
	23	182,930.95	\$ 0.1820	\$33,290.09
	24	182,382.16	\$ 0.1893	\$34,517.83
	25	181,835.02	\$ 0.1968	\$35,790.85
Cumulative	4,717,260		\$599,610	

Additional Notes from Developer:

SFS26-9038 Savings Analysis (Energy Offset Only)

Expenses:	Item	Details/Notes	Value (\$)
	School Install Cost	Directly Purchased by School	\$407,215
	Replace Inverters	Estimate	\$25,818
	O&M Y1 - Y5	Y1 - Y5 O&M provided by Developer	\$8,837
	O&M Y1 - Y5	Y1 - Y5 O&M Covered by Developer	(\$8,837)
	O&M Y6 - Y25	School Facilities Conducting own O&M	\$53,474
	PPA Payments (total)	Y1 - Y5	\$8,837
	Removal/Recycling	Estimate of Future Costs	\$42,083
	Total Applicant 25Y Expenses		

Income/ Savings	Item	Details	Value (\$)
	Solar for Schools	Grant	\$244,329
	Solar ITC	Estimated Federal Tax Credit	\$162,886
	Other	N/A	\$0
	Utility XXXX Incentive	N/A	\$0
	Electric Savings	Savings	\$599,610
	Total Applicant 25Y Income/Savings		

System 25Y Cashflow	\$469,398
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X _____

School Authorized Representative Name

Title

As Applicant Authorized Representative, my signature signifies comprehension of this analysis, an understanding that *System 25Y Cashflow* represents a potential 25Y System cashflow as designed, and indicates Applicant's authorization in moving forward with the System as designed.

SFS26-9038 Savings Analysis (Energy Offset PV Credit)

Financial Modeling Inputs		Brief Justification
Snow Loss	7%	Snow Loss Expected Using NREL Research
Total Losses	21.08%	Using PVwatts base loss assumptions, increasing for snow loss above
Y1 Production (kWh)	198,821	Using PVwatts (or other modeling program) at install site, with above losses for system size
DC to AC ratio	1.473	176.73kWDC / 120kWAC
Y1 Electric Rate	0.0768	Calculated from Applicant electric utility bill (less demand charges)
Y1 PVCredit Rate	0.0326	Per Xcel's Photovoltaic Demand Credit Rider [Rate Code A86]
Degradation Y1	2.00%	NREL research on median rates / this rate sourced from module spec sheet
Degradation Y2+	0.30%	
Rate Escalator	4.00%	Range of 2-3% is solar industry standard. Detail justification for selected value below with utility / other input.
Solar ITC % To School	40.00%	If value other than 30%, provide justification below.
Values and Input Expanded Explanations and Justifications:		
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<p>Each year, the energy production is decreased by Degradation Rate. Electric Rate is Applicant's specific utility \$/kWh charge; it doesn't include demand charge savings. While demand charge savings are likely in some capacity, they aren't guaranteed. Each year's Electric Rate beyond Y1 is increased by the Rate Escalator. Multiplying each year's production by its Electric Rate gives that year's Electric Savings value. Totalling all 25 years, gives the \$854,325 25Y Electric Savings.</p>		
<p>Inverter replacement cost is an estimated value based on actual market cost.</p>		
<p>O&M costs Y1 - Y5 are covered by Developer through 5Y O&M contract for an annual fixed cost of \$1,767. For Y6-Y25, Applicant has indicated they will take over System O&M through Facilities team at no additional cost to them.</p>		
<p>Electric utility-provided historical and anticipated future rate increase data reflects an average annual increase of approximately 4.0% over the last 12 years. For valuing future electricity production of the solar PV system, an escalator rate assumption of 4% was decided upon because it is consistent with utility-specific rate history, recent Minnesota rate case activity, and broader recent national commercial electric rate trends.</p>		
<p>25 Year Removal and Disposal cost based on the following costs and an annual escalator of 3.5%: 301 panels @ 49.6 lb./each and \$0.40/lb.; 301 - SolarEdge C651U Power Optimizer (Dom Con) @ 2.34 lb./each and \$0.25/lb.; 1 Inverter at 78.2 lb./each and \$0.25/lb.; 12 hours electrician @ 120/hr; 120 hours general labor @ 75/hr.; 3 40 yard dumpster \$400 each. Applicant will be fully responsible for end of life removal and recycling costs.</p>		
<p>Nonprofits (including schools) are now eligible for the Solar ITC valued at 30% of the cost of the system. The value of the 40.0% ITC (of eligible costs), which is inclusive of a 10% domestic content adder, will be received directly by the district (listed in Income table).</p>		

SFS26-9038 Savings Analysis (Energy Offset PV Credit)

25Y System Production and Electric Rate Savings	Year	System Production (kWh)	Electric Rate (per kWh)	Electric Savings
	1	198,821.25	\$ 0.1094	\$21,752.62
	2	194,844.83	\$ 0.1138	\$22,170.27
	3	194,260.29	\$ 0.1183	\$22,987.91
	4	193,677.51	\$ 0.1231	\$23,835.71
	5	193,096.48	\$ 0.1280	\$24,714.77
	6	192,517.19	\$ 0.1331	\$25,626.25
	7	191,939.64	\$ 0.1384	\$26,571.34
	8	191,363.82	\$ 0.1440	\$27,551.29
	9	190,789.73	\$ 0.1497	\$28,567.39
	10	190,217.36	\$ 0.1557	\$29,620.95
	11	189,646.70	\$ 0.1620	\$30,713.37
	12	189,077.76	\$ 0.1684	\$31,846.08
	13	188,510.53	\$ 0.1752	\$33,020.56
	14	187,945.00	\$ 0.1822	\$34,238.36
	15	187,381.16	\$ 0.1895	\$35,501.07
	16	186,819.02	\$ 0.1970	\$36,810.35
	17	186,258.56	\$ 0.2049	\$38,167.92
	18	185,699.79	\$ 0.2131	\$39,575.55
	19	185,142.69	\$ 0.2216	\$41,035.10
	20	184,587.26	\$ 0.2305	\$42,548.47
	21	184,033.50	\$ 0.2397	\$44,117.66
	22	183,481.40	\$ 0.2493	\$45,744.72
	23	182,930.95	\$ 0.2593	\$47,431.78
	24	182,382.16	\$ 0.2697	\$49,181.07
25	181,835.02	\$ 0.2804	\$50,994.87	
Cumulative	4,717,260		\$854,325	

Additional Notes from Developer:

SFS26-9038 Savings Analysis (Energy Offset PV Credit)

Expenses:	Item	Details/Notes	Value (\$)
	School Install Cost	Directly Purchased by School	\$407,215
	Replace Inverters	Estimate	\$25,818
	O&M Y1 - Y5	Y1 - Y5 O&M provided by Developer	\$8,837
	O&M Y1 - Y5	Y1 - Y5 O&M Covered by Developer	(\$8,837)
	O&M Y6 - Y25	School Facilities Conducting own O&M	\$53,474
	PPA Payments (total)	Y1 - Y5	\$8,837
	Removal/Recycling	Estimate of Future Costs	\$42,083
Total Applicant 25Y Expenses			\$537,427

Income/ Savings	Item	Details	Value (\$)
	Solar for Schools	Grant	\$244,329
	Solar ITC	Estimated Federal Tax Credit	\$162,886
	Other	N/A	\$0
	Utility XXXX Incentive	N/A	\$0
	Electric Savings	Savings	\$854,325
Total Applicant 25Y Income/Savings			\$1,261,540

System 25Y Cashflow	\$724,114
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X _____

School Authorized Representative Name

Title

As Applicant Authorized Representative, my signature signifies comprehension of this analysis, an understanding that *System 25Y Cashflow* represents a potential 25Y System cashflow as designed, and indicates Applicant's authorization in moving forward with the System as designed.

System Purchase and Incentives

Operating & Purchase Expense

Period	System Payment	Solar for Schools Grant	IRS Direct Payment	Line of Credit Draw (Paydown)	Total Cumulative Financing	Interest Expense*	Total Cumulative Cashflow
May-26	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Jun-26	\$ (24,433)	\$ -	\$ -	\$ 24,433	\$ 24,433	\$ (143)	\$ (143)
Jul-26	\$ -	\$ -	\$ -	\$ -	\$ 24,433	\$ (143)	\$ (285)
Aug-26	\$ -	\$ 24,433	\$ -	\$ (24,433)	\$ -	\$ -	\$ (285)
Sep-26	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ (285)
Oct-26	\$ (179,175)	\$ -	\$ -	\$ 179,175	\$ 179,175	\$ (1,045)	\$ (1,330)
Nov-26	\$ -	\$ 179,175	\$ -	\$ (179,175)	\$ -	\$ -	\$ (1,330)
Dec-26	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ (1,330)
Jan-27	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ (1,330) ¹⁰
Feb-27	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ (1,330)
Mar-27	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ (1,330)
Apr-27	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ (1,330)
May-27	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ (1,330)
Jun-27	\$ (81,443)	\$ -	\$ -	\$ 81,443	\$ 81,443	\$ (475)	\$ (1,805)
Jul-27	\$ -	\$ 16,289	\$ -	\$ (16,289)	\$ 65,154	\$ (380)	\$ (2,185)
Aug-27	\$ -	\$ -	\$ -	\$ -	\$ 65,154	\$ (380)	\$ (2,565)
Sep-27	\$ -	\$ -	\$ -	\$ -	\$ 65,154	\$ (380)	\$ (2,946)
Oct - 27 - Startup	\$ (81,443)	\$ -	\$ -	\$ 81,443	\$ 146,597	\$ (855)	\$ (3,801)
Nov-27	\$ (40,722)	\$ -	\$ -	\$ 40,722	\$ 187,319	\$ (1,093)	\$ (4,893)
Dec-27	\$ -	\$ 24,433	\$ -	\$ (24,433)	\$ 162,886	\$ (950)	\$ (5,844)
Sep - 28 - Direct Pay Receipt	\$ -	\$ -	\$ 162,886	\$ (162,886)	\$ -	\$ (8,552)	\$ (14,395)
TOTAL	\$ (407,215)	\$ 244,329	\$ 162,886	\$ -	\$ -	\$ (14,395)	

* Interest rate assumed at 7%