



STOP THE SUBSTATION

COMMUNITY MEETING • June 22, 2026 • DiverseyCC.org



DON'T let ComEd fool you!

- This is NOT a done deal! It's far from over. We are currently fighting this at the city and state level. Volunteer to help!
- We WILL have more input than just what it looks like. Our full voices will be heard at OFFICIAL PUBLIC HEARINGS in front of the Zoning Board of Appeals (ZBA)!
- They DON'T care about our neighborhood. If they cared, they wouldn't put a football-field-sized substation on this RARE, equitable Transit-Oriented Development (eTOD) land only 700ft from an ADA-accessible L stop!

ComEd wants to build a \$253.6M industrial facility the **size of a football field** along **125 yards of Diversey** (a designated Pedestrian Street) and only 30 feet from Kensington School. **PLUS** they want to bill Illinois ratepayers for a private developer's infrastructure! **THIS BELONGS IN A MANUFACTURING ZONE NEAR THEM!**

**\$136M /
\$253.6M**

Substation / Total
with Transmission
& Distribution

62%

of THIS
substation's
capacity to a now
defunct project 1.5
miles away

<30 ft

from Kensington
School and < 400ft
from Growing
Seeds & Tubman
Elem.

138kV

Regional
transmission
voltage (the size &
power as across
from CostCo)

THE KEY FACT — FROM COMED'S OWN FILING

"Lincoln Yards will utilize the added capacity at ~62% of the customer build out."

— ComEd Appendix A, ITN 77687 (Illinois Commerce Commission Docket 26-0047)

This isn't our claim. It's a verbatim quote from ComEd's own ICC filing. A substation whose majority capacity serves one private developer (which is now defunct) is NOT a general grid investment...it's a developer cost. Illinois law requires the developer to pay.

NEW — COMED CONTRADICTS ITSELF

On June 17th, ComEd filed two rebuttal documents the same day. One ComEd witness (Noon Ex. 25.0) quietly ignores the 62% Lincoln Yards figure and claims residential customers are the real driver instead. The other ComEd witness (Tyschenko, Ex. 35.04) repeats the same "62%" figure **word-for-word**. ComEd's own filings disagree with each other about who this substation is really for.

NEW — THE ILLINOIS ATTORNEY GENERAL AGREES WITH US

The Illinois Attorney General's office has independently recommended that the ICC remove **all \$511.8 million** in new substations — including Diversey — from ComEd's Grid Plan, citing artificially manufactured urgency in ComEd's own capacity data.

TWO FIGHTS. ONE GOAL.

CITY: The zoning fight

Chicago has not yet classified this project. When ComEd submits its application, the City decides: Minor Utility or Major Utility?

- **Minor Utility:** few impacts on surrounding area, serves local area. =No public process.
- **Major Utility:** substantial land use impacts on surrounding area, transcends local district, community-wide interest =Requires Special Use Permit & a public hearing.

An acre+ 138kV regional hub serving a private developer, 30 feet from a school, on a Pedestrian Street, within a Transit-Zone, 700ft from an ADA-accessible L stop is NOT a typical neighborhood substation. **We are demanding Major Utility classification.**

STATE: The ICC fight

ComEd has filed a petition with the ICC to add this substation to the rate base — meaning Illinois electricity customers pay for it, for decades.

- Illinois law has a New Business tariff for exactly this situation: when a private developer drives the need for new infrastructure, the developer pays — not ratepayers.
- Intervenor in ICC Docket 26-0047 submitted Data Requests demanding ComEd identify the demand driving this project and explain why alternative solutions and locations were dismissed.
- The fight continues until December 15, 2026...when the ICC makes their final decision.

KEY DATES - Illinois Commerce Commission

Jun 29 ComEd must respond to Data Requests regarding this substation

Jul 16 Intervenor Rebuttal Testimony Due

Jul 31 ComEd Final Rebuttal Testimony Due

Aug 11–12 Evidentiary hearings in Springfield — ComEd witnesses questioned under oath

Dec 15 ICC final order. This is the decision.

THREE THINGS YOU CAN DO TONIGHT

01

Sign up for our newsletter at DiverseyCC.org to stay informed as the ICC proceeding develops.

02

File a Public Comment on the ICC's website for Docket 26-0047. Visit DiverseyCC.org to see our CALL TO ACTION!

03

Share this with your neighbors. ComEd's own filings say 62% serves one private developer. That fact needs to be known.

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