

Planning & Zoning Commission

2025 Annual Report

2025 Accomplishments

- The Commission conducted 33 public hearings at a total of 21 meetings.
- The Commission voted to recommend approval of 31 of 33 development cases.
- The Commission conducted a public hearing over four (4) meeting dates related to the Karis Critical Data Center's request for a conditional use and variances for operation of a data center (1960 Lucent Lane).
- The Commission reviewed a variety of other development cases including but not limited to Primrose School (471 E. 75th Street), Northwoods of Naperville (1151 E. Warrenville Road), Charleston Place (1103 Aurora Avenue), Naperville Sweat Lodge (1936 Springbrook Square Drive), U-Haul Operations (991 W Ogden Avenue), Casey's (20 E. Ogden Avenue), Residences at Naper and Plank, Everly Trace (25013 & 20535 W. 111th Street), Reserves of Saddle Creek, (10826-10846 S. Book Road), Guzman y Gomez (844 S. Route 59), Dutch Bros (1230 S. Naper Boulevard), and Benton + Main (115 E. Benton Avenue).
- The Commission voted to recommend approval of one zoning code amendment pertaining to banks and financial institutions in the B4 (Downtown Core) zoning district.
- Whitney Robbins was appointed as the new Chair of the Commission in June.
- Commissioner training sessions were conducted in May and July.
- Three new Commissioners were appointed to the Commission and onboarded.
- Two student representatives were trained and added to the Commission in November.

2025 Challenges

- The Commission conducted four (4) contentious and lengthy meetings for the Karis Critical Data Center public hearing, including over 13 hours of public testimony, discussion, and cross examination of expert witnesses.

2026 Upcoming Work

- Additional code amendments are expected as the City continues to implement the 2022 Land Use Master Plan.
- One or more new Commissioners are anticipated to join the Commission and be onboarded as terms expire.