

DEVELOPMENT PETITION FORM

DEVELOPMENT NAME (should be consistent with plat): Naperville - South Forty Lots 4, 5, and 6 Resubdivision

ADDRESS OF SUBJECT PROPERTY: N/A

PARCEL IDENTIFICATION NUMBER (P.I.N.) 07-01-15-101-045-0000; 07-01-15-101-046-0000; 07-01-15-101-044-0000

I. PETITIONER: LTF Real Estate, Inc.

PETITIONER'S ADDRESS: 2900 Corporate Place

CITY: Chanhassen STATE: MN ZIP CODE: 55317

PHONE: 952-229-7284 EMAIL ADDRESS: SFerguson2@lt.life

II. OWNER(S): City of Naperville

OWNER'S ADDRESS: 400 S. Eagle Street

CITY: Naperville STATE: IL ZIP CODE: 60540

PHONE: 630-420-4172 EMAIL ADDRESS: lordp@naperville.il.us

III. PRIMARY CONTACT (review comments sent to this contact): Russell G. Whitaker, III & Caitlin Csuk

RELATIONSHIP TO PETITIONER: Attorney

PHONE: 630-355-4600 EMAIL ADDRESS: russ@rw-attorneys.com; caitlin@rw-attorneys.com

IV. OTHER STAFF

NAME: Fran Fazio

RELATIONSHIP TO PETITIONER: Civil Engineer

PHONE: 847-634-5550 EMAIL ADDRESS: ffazio@manhard.com

NAME: _____

RELATIONSHIP TO PETITIONER: _____

PHONE: _____ EMAIL ADDRESS: _____

V. PROPOSED DEVELOPMENT

(check applicable and provide responses to corresponding exhibits on separate sheet)

<p>PZC&CC Processes</p>	<p> <input type="checkbox"/> Annexation (Exhibit 3) <input checked="" type="checkbox"/> Rezoning (Exhibit 4) <input type="checkbox"/> Conditional Use (Exhibit 1) <input type="checkbox"/> Major Change to Conditional Use (Exhibit 1) <input type="checkbox"/> Planned Unit Development (PUD) (Exhibit 2) <input type="checkbox"/> Major Change to PUD (Exhibit 2) <input type="checkbox"/> Preliminary PUD Plat (Exhibit 2) <input type="checkbox"/> Preliminary/Final PUD Plat <input type="checkbox"/> PUD Deviation (Exhibit 6) <input checked="" type="checkbox"/> Zoning Variance (Exhibit 7) <input type="checkbox"/> Sign Variance (Exhibit 7) <input type="checkbox"/> Subdivision Variance to Section 7-4-4 </p>
<p>CC Only Process</p>	<p> <input type="checkbox"/> Minor Change to Conditional Use (Exhibit 1) <input type="checkbox"/> Minor Change to PUD (Exhibit 2) <input type="checkbox"/> Deviation to Platted Setback (Exhibit 8) <input type="checkbox"/> Amendment to an Existing Annexation Agreement <input checked="" type="checkbox"/> Preliminary Subdivision Plat (creating new buildable lots) <input type="checkbox"/> Final Subdivision Plat (creating new buildable lots) <input type="checkbox"/> Preliminary/Final Subdivision Plat (creating new buildable lots) <input type="checkbox"/> Final PUD Plat (Exhibit 2) <input type="checkbox"/> Subdivision Deviation (Exhibit 8) <input type="checkbox"/> Plat of Right-of-Way Vacation </p>
<p>Administrative Review Administrative Review</p>	<p> <input type="checkbox"/> Administrative Subdivision Plat (no new buildable lots are being created) <input type="checkbox"/> Administrative Adjustment to Conditional Use <input type="checkbox"/> Administrative Adjustment to PUD <input type="checkbox"/> Plat of Easement Dedication/Vacation <input type="checkbox"/> Landscape Variance (Exhibit 5) </p>
<p>Other</p>	<p><input type="checkbox"/> Please specify:</p>

ACREAGE OF PROPERTY: 22,190 Square feet

DESCRIPTION OF PROPOSAL/USE (use a separate sheet if necessary)

Please see attached petition for development relief.

VI. REQUIRED SCHOOL AND PARK DONATIONS (RESIDENTIAL DEVELOPMENT ONLY)

(per Section 7-3-5: Dedication of Park Lands and School Sites or for Payments or Fees in Lieu of)

Required School Donation will be met by:

- Cash Donation (paid prior to plat recordation)
- Cash Donation (paid per permit basis prior to issuance of each building permit)
- Land Dedication

Required Park Donation will be met by:

- Cash Donation (paid prior to plat recordation)
- Cash Donation (paid per permit basis prior to issuance of each building permit)
- Land Dedication

VII. PETITIONER'S SIGNATURE

I, SLOTT FERGUSON, DEVELOPMENT MANAGER (Petitioner's Printed Name and Title), being duly sworn, declare that I am duly authorized to make this Petition, and the above information, to the best of my knowledge, is true and accurate.


 (Signature of Petitioner or authorized agent)

8/14/23
 (Date)

SUBSCRIBED AND SWORN TO before me this 14th day of August, 2023

Susan M. Schilling
 (Notary Public and Seal)



VIII. OWNER'S AUTHORIZATION LETTER

I/we hereby certify that I/we am/are the owner(s) of the above described Subject Property. I/we am/are respectfully requesting processing and approval of the request(s) referenced in this Petition. I/we hereby authorize the Petitioner listed on this Petition to act on my/our behalf during the processing and presentation of this request(s).

[Signature]
(Signature of 1st Owner or authorized agent)

(Signature of 2nd Owner or authorized agent)

29 AUG 23
(Date)

(Date)

Douglas A. Krieger, City Manager
1st Owner's Printed Name and Title

2nd Owner Printed Name and Title

SUBSCRIBED AND SWORN TO before me this 29th day of August, 2023

[Signature]
(Notary Public and Seal)



¹ Please include additional pages if there are more than two owners.

CITY OF NAPERVILLE
PETITIONER/APPLICANT - DISCLOSURE OF BENEFICIARIES

In compliance with Title 1 (Administrative), Chapter 12 (Disclosure of Beneficiaries) of the Naperville Municipal Code ("Code"), as amended, the following disclosures are required when any person or entity applies for permits, licenses, approvals, or benefits from the City of Naperville unless they are exempt under 1-12-5:2 of the Code. Failure to provide full and complete disclosure will render any permits, licenses, approvals or benefits voidable by the City.

1. Petitioner: LTF Real Estate Company Inc., a Minnesota Corporation
Address: _____

2. Nature of Benefit sought: Rezoning and Variances

3. Nature of Petitioner (select one):
 - a. Individual
 - b. Corporation
 - c. Land Trust/Trustee
 - d. Trust/Trustee
 - e. Partnership
 - f. Joint Venture
 - g. Limited Liability Corporation (LLC)
 - h. Sole Proprietorship

4. If Petitioner is an entity other than described in Section 3, briefly state the nature and characteristics of Petitioner:

5. If your answer to Section 3 was anything other than "Individual", please provide the following information in the space provided on page 9 (or on a separate sheet):
 - **Limited Liability Corporation (LLC):** The name and address of all members and managing members, as applicable. If the LLC was formed in a State other than Illinois, confirm that it is registered with the Illinois Secretary of State's Office to transact business in the State of Illinois.
 - **Corporation:** The name and address of all corporate officers; the name and address of every person who owns five percent (5%) or more of any class of stock in the corporation; the State of incorporation; the address of the corporation's principal place of business. If the State of incorporation is other than Illinois, confirm that the corporation is registered with the Illinois Secretary of State's Office to transact business in the State of Illinois.
 - **Trust or Land Trust:** The name, address and interest of all persons, firms, corporations or other entities who are the beneficiaries of such trust.
 - **Partnerships:** The type of partnership; the name and address of all general and limited partners, identifying those persons who are limited partners and those who are general partners; the address of the partnership's principal office; and, in the case of a limited partnership, the county where the certificate of limited partnership is filed and the filing number.
 - **Joint Ventures:** The name and address of every member of the joint venture and the nature of the legal vehicle used to create the joint venture.
 - **Sole Proprietorship:** The name and address of the sole proprietor and any assumed name.
 - **Other Entities:** The name and address of every person having a proprietary interest, an interest in profits and losses or the right to control any entity or venture not listed above.

See attached

6. Name, address and capacity of person making this disclosure on behalf of the Petitioner:

SLOTT FERGUSON, REAL ESTATE DEVELOPMENT MANGER
2900 CORPORATE PLACE CHANHASSELL, MN. 55317

VERIFICATION

I, SLOTT FERGUSON (print name), being first duly sworn under oath, depose and state that I am the person making this disclosure on behalf of the Petitioner, that I am duly authorized to make this disclosure, that I have read the above and foregoing Disclosure of Beneficiaries, and that the statements contained therein are true in both substance and fact.

Signature: _____

Subscribed and Sworn to before me this 14th day of August, 2023.

Susan M. Schilling
Notary Public and seal



OWNERSHIP DISCLOSURE

LTF Real Estate Company, Inc.

Bahram Akradi	Chairman and Chief Executive Officer
Robert Houghton	Chief Financial Officer
Kari L. Broyles	Vice President, Deputy General Counsel and Assistant Secretary
Eric Buss	Executive Vice President
John Griffith	Senior Vice President of Real Estate and Development
Parham Javaheri	Executive Vice President and Chief Property Development Officer
Aaron Koehler	Senior Vice President, Real Estate and Development
Steve Kerzman	Director of Tax and Revenue and Assistant Treasurer
Erik Lindseth	Senior Vice President, General Counsel, and Secretary
Stuart McFarland	Vice President, Senior Associate General Counsel and Assistant Secretary
Erik Weaver	Senior Vice President, Controller and Treasurer
Chris Ryan	Senior Associate General Counsel and Assistant Secretary

LTF Real Estate Holdings, LLC 100%

LTF Real Estate Holdings, LLC

Bahram Akradi	Chairman and Chief Executive Officer
Robert Houghton	Chief Financial Officer
Kari L. Broyles	Vice President, Deputy General Counsel and Assistant Secretary
Eric Buss	Executive Vice President
Erik Weaver	Senior Vice President of Finance, Controller and Treasurer
Aaron Koehler	Senior Vice President, Real Estate and Development
Parham Javaheri	Executive Vice President and Chief Property Development Officer
Steve Kerzman	Director of Tax and Revenue and Assistant Treasurer
Erik Lindseth	Senior Vice President, General Counsel, and Secretary
Stuart McFarland	Vice President, Senior Associate General Counsel and Assistant Secretary
Jeff Zwiefel	Executive Vice President and Chief Operating Officer
Chris Ryan	Senior Associate General Counsel and Assistant Secretary

LTF Operations Holdings, LLC 100%

LTF Operations Holdings, LLC

Bahram Akradi	Chairman and Chief Executive Officer
Robert Houghton	Chief Financial Officer
Eric Buss	Executive Vice President
Erik Weaver	Senior Vice President of Finance, Controller and Treasurer
Steve Kerzman	Director of Tax and Revenue and Assistant Treasurer
Erik Lindseth	Senior Vice President, General Counsel, and Secretary
Stuart McFarland	Vice President, Senior Associate General Counsel and Assistant Secretary
Chris Ryan	Senior Associate General Counsel and Assistant Secretary

Life Time, Inc. 100%

Life Time, Inc.

Bahram Akradi	Chairman and Chief Executive Officer
Robert Houghton	Chief Financial Officer
Kari L. Broyles	Vice President, Deputy General Counsel and Assistant Secretary
Eric Buss	Executive Vice President
Parham Javaheri	Executive Vice President and Chief Property Development Officer
Aaron Koehler	Senior Vice President, Real Estate and Development
Steve Kerzman	Director of Tax and Revenue and Assistant Treasurer
Erik Lindseth	Senior Vice President, General Counsel, and Secretary
Stuart McFarland	Vice President, Senior Associate General Counsel and Assistant Secretary
Chris Ryan	Senior Associate General Counsel and Assistant Secretary
Jeff Zwiefel	Executive Vice President and Chief Operating Officer

LTF Intermediate Holdings, Inc. 100%

LTF Intermediate Holdings, Inc.

Bahram Akradi	Chairman and Chief Executive Officer
Robert Houghton	Chief Financial Officer
Erik Lindseth	Secretary

LTF Group Holdings, Inc. 100%

LTF Group Holdings, Inc.

Publicly Traded Entity

In compliance with Title 1 (Administrative), Chapter 12 (Disclosure of Beneficiaries) of the Naperville Municipal Code ("Code"), as amended, the following disclosures are required when any person or entity applies for permits, licenses, approvals, or benefits from the City of Naperville unless they are exempt under 1-12-5:2 of the Code. Failure to provide full and complete disclosure will render any permits, licenses, approvals or benefits voidable by the City.

1. Owner: City of Naperville, an Illinois municipal corporation

Address: 400 South Eagle Street, Naperville, Illinois 60540

2. Nature of Benefit sought: _____

3. Nature of Owner (select one):

a. Individual

e. Partnership

b. Corporation

f. Joint Venture

c. Land Trust/Trustee

g. Limited Liability Corporation (LLC)

d. Trust/Trustee

h. Sole Proprietorship

4. If Owner is an entity other than described in Section 3, briefly state the nature and characteristics of Owner:

5. If your answer to Section 3 was anything other than "Individual", please provide the following information in the space provided on page 9 (or on a separate sheet):

- a. **Limited Liability Corporation (LLC):** The name and address of all members and managing members, as applicable. If the LLC was formed in a State other than Illinois, confirm that it is registered with the Illinois Secretary of State's Office to transact business in the State of Illinois.
 - b. **Corporation:** The name and address of all corporate officers; the name and address of every person who owns five percent (5%) or more of any class of stock in the corporation; the State of incorporation; the address of the corporation's principal place of business. If the State of incorporation is other than Illinois, confirm that the corporation is registered with the Illinois Secretary of State's Office to transact business in the State of Illinois.
 - c. **Trust or Land Trust:** The name, address and interest of all persons, firms, corporations or other entities who are the beneficiaries of such trust.
 - d. **Partnerships:** The type of partnership; the name and address of all general and limited partners, identifying those persons who are limited partners and those who are general partners; the address of the partnership's principal office; and, in the case of a limited partnership, the county where the certificate of limited partnership is filed and the filing number.
 - e. **Joint Ventures:** The name and address of every member of the joint venture and the nature of the legal vehicle used to create the joint venture.
 - f. **Sole Proprietorship:** The name and address of the sole proprietor and any assumed name.
 - g. **Other Entities:** The name and address of every person having a proprietary interest, an interest in profits and losses or the right to control any entity or venture not listed above.
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VERIFICATION

I, Douglas A. Rieger (print name), being first duly sworn under oath, depose and state that I am the person making this disclosure on behalf of the Owner, that I am duly authorized to make this disclosure, that I have read the above and foregoing Disclosure of Beneficiaries, and that the statements contained therein are true in both substance and fact.

Signature: *Doug A Rieger*

Subscribed and Sworn to before me this 29th day of August, 2023.

Grace Michalak
Notary Public and seal

