



City of Naperville

400 S. Eagle Street
Naperville, IL 60540
<http://www.naperville.il.us/>

Meeting Minutes - Draft

City Council

Tuesday, July 15, 2025

7:00 PM

Council Chambers

TO WATCH OR LISTEN TO THE CITY COUNCIL MEETING LIVE: • Watch on WCNC GOVERNMENT ACCESS TELEVISION (Ch. 6-Astound, Ch. 10 - Comcast, Ch. 99 – AT&T U-verse) • Watch online at <https://naperville.legistar.com>

TO PROVIDE PUBLIC COMMENT:

The public may choose to provide public comment in any of the following ways:

1. Address the City Council live during the City Council meeting in-person in City Council Chambers. Individuals wishing to address the City Council during the meeting must sign up online at www.naperville.il.us/speakersignup by 6:30 p.m. on July 15.
2. Individuals can also have their name added to the speaker list by calling the Community Services Department at (630) 305-5300 by 6:30 p.m. on July 15.
3. Submit a written comment to the City in advance of the City Council meeting by 4 p.m. on July 15. Written comments will be compiled and posted with the electronic meeting agenda on the City's website prior to the start of the meeting. The cumulative number of comments will be announced during the City Council meeting.
4. Submit a one-word statement of "SUPPORT" or "OPPOSITION" regarding a specific agenda item by 4 p.m. on July 15. The names of participants who submitted position statements will be compiled and posted with the electronic meeting agenda on the City's website prior to the start of the meeting. The cumulative number of position statements will be announced during the City Council meeting.

There will be no on-site speaker sign up permitted.

PUBLIC ACCOMMODATION:

Any individual who may require an accommodation to listen to or participate in the meeting should contact the Community Services Department at (630) 305-5300 by 4 p.m. on July 15. Questions regarding online sign-up may be directed to the Community Services Department by calling (630) 305-5300.

PARTICIPATION GUIDELINES: The citizen participation guidelines are outlined in 1-5-6-6: - CITIZEN PARTICIPATION of the Naperville Municipal Code.

ALL VIEWPOINTS AND OPINIONS WELCOME: All viewpoints are welcome, positive comments and constructive criticism are encouraged. Speakers must refrain from harassing or directing threats or personal attacks at Council members, staff, other speakers or members of the public. Comments made to intentionally disrupt the meeting may be managed as necessary to maintain appropriate decorum and allow for city business to be accomplished.

SPEAKER TIME LIMITS: Speakers must limit their remarks to no more than three minutes. Petitioners may speak on an agenda item first and have up to 10 minutes and are also granted a five-minute rebuttal once all other speakers have commented.

IF YOU SIGNED UP TO SPEAK, staff will call your name at the appropriate time during the City Council meeting. Once your name is called you may identify yourself for the public record and then address remarks to the City Council as a whole. Speak clearly and try to limit remarks directly to the matter under discussion. Speakers are called in the order they sign up.

A. CALL TO ORDER:**B. ROLL CALL:****C. CLOSED SESSION - CANCELED**

OPEN SESSION - 7:00 p.m.

D. ROLL CALL:

Present: 9 - Mayor Scott Wehrli
Councilwoman Mary Gibson
Councilman Ian Holzhauer
Councilman Patrick Kelly
Councilwoman Allison Longenbaugh
Councilman Josh McBroom
Councilman Ashfaq Syed
Councilman Benjamin White
Councilman Nathan Wilson

Also Present

City Manager Doug Krieger; Deputy City Manager Pam Gallahue; City Attorney Mike DiSanto; City Clerk Dawn Portner; Assistant to the City Manager Marcie Schatz; Fire Chief Mark Puknaitis; Deputy Police Chief Jason Zbrozek; Director Finance Raymond Munch; Deputy Director of Finance Traci Marrocco; Director of IT Jacqueline Nguyen; Director of TED Jennifer Loudon; Deputy Director of TED Allison Laff; Deputy Director of TED Andy Hynes; Director of Public Utilities - Electric Brian Groth; Director of Public Utilities - Water Darrell Blenniss; Director of Community Services Melanie Marcordes; Director of Human Resources Helga Oles; Director of Communications Linda LaCloche.

Daily Herald, Naperville Sun, NCTV-17

E. PLEDGE TO THE FLAG:

The Pledge of Allegiance was recited.

F. AWARDS AND RECOGNITIONS:

1. Presentation of Fire Chief's Citizen Award

The Fire Chief's Citizen Award was presented by Fire Chief Mark Puknaitis.

G. PUBLIC FORUM:

SPEAKERS

Ayanna Mukherjee (Naperville) is opposed to the extension of the IMEA contract.

The IMEA coal contract

Adi Julka (Naperville) is opposed to the extension of the IMEA contract.

Anushka Sampathkumar (Naperville) is opposed to the extension of the IMEA contract.

Nest Comment on IMEA

Albert Karvelis (Naperville) is opposed to the extension of the IMEA contract.

Electricity Contract

James Fillar (Naperville) in favor of the extension of the IMEA contract and is requesting to have PUAB Board members included in the upcoming IMEA Council Workshop.

Electricity Sourcing

Michael J Lapinski (Naperville) in favor of the extension of the IMEA contract.

IMEA Contract

Louis Halkias (Naperville) in favor of the extension of the IMEA contract.

Accelerate Climate Solutions - Say No to Coal for IMEA contract

Rakshita Ruparel (Naperville) is opposed to the extension of the IMEA contract.

IMEA Contract Extension

Tim Ferritto (Naperville) in favor of the extension of the IMEA contract.

IMEA Contract

Rithu Ratheesh (Aurora) is opposed to the extension of the IMEA contract.

Public Forum ended at 7:37 p.m.

WRITTEN COMMENTS ONLY

Mara Vettori (Naperville) My name is Mara Vettori and I am writing to urge you to vote against the IMEA contract extension. I work in Naperville and the entirety of my K-12 education was in the city of Naperville. By extending the IMEA contract, you are enabling the city of Naperville to continue to be fueled by coal. There is so much opportunity to invest in clean energy and work toward a clean future for younger generations and more generations to come. Allowing Naperville to be powered by coal until 2055 in this day and age is just wrong. It is very clear the impacts burning coal has on our climate both locally and globally. Dragging out our reliance on coal is setting future generations up for failure. I urge you to think about how you want Naperville and our world to look by 2055. If you image a clean and healthy world, voting for the contract extension will not allow that. Please vote for your future, your kid's futures, as well as future generations futures.

Zoe Rountree (Naperville) Hello my name is Zoe Rountree and I am a constituent of Naperville. I am not in support of the extended IMEA bill. I do not support the use of coal in Naperville. As an 18 year old this IMEA bill will affect the majority of my adulthood and my future children's lives resulting in major health troubles.

Rebecca Mask (Naperville) I am asking that Naperville City Council votes against the IMEA contract extension. Voting against IMEA is the decision that will benefit the most amount of people and the city as a whole. Running on coal is something that should be put in the past. The future is clean energy (which will bring better health, sustainable innovation, and new jobs). Hence, Naperville City Council should vote against coal. Thank you for your time

Ani Apresyan (Naperville) I ask the Naperville City Council to oppose the extension of Naperville's contract with IMEA. IMEA sources about 80% of its power supply from coal power plants. Much of this comes from Prairie State Generating Station, which consistently ranks among the ten greatest polluters in the entire United States. Prairie State dumps coal ash in the Near Field Facility, which houses 750 acres consisting entirely of coal ash. This is a blemish on all of Illinois, and Naperville should refrain from continuing to remain so intrinsically connected to this facility. Naperville's continued contract with IMEA would signify a turning point in the future of Naperville and Illinois at large. Naperville is a model for the rest of Illinois. I have grown up here, I volunteer here, and I am active in the community. I know how beautiful this town is, and I am familiar with

how often nearby communities turn to us to determine what the best course of action is. Naperville's commitment to green energy would drive others to follow suit. Likewise, committing to dirty sources of energy would drive our state further away from sustainable goals moving forward - a move which is detrimental to us all. Coal power harms our health and our planet. Committing to a contract which tethers us to dirty sources of energy until 2055 entirely neglects the potential of renewable sources of energy. We cannot tout our Sustainable Naperville 2036 action plan while actively taking steps to undermine the initiatives set forth by the Naperville Environment and Sustainability Task Force. I am currently nineteen years old. This decision will continue to affect me until I am nearing my fifties, and likely much longer. The environmental and public health degradation caused by a continued reliance on coal power will greatly diminish the community's quality of life by the middle of this century. Sacrificing citizens' health and the environment for cheaper utility bills is extremely near-sighted. The current administration has slashed incentives for renewable energy. But this administration will only remain in power for another four years. This contract will last decades beyond that, with incentives and rebates likely to reoccur in the coming years. Meanwhile, while other communities advance forward, we will remain compliant with the IMEA, which will struggle to transition from its overwhelming reliance on coal power to renewable energy. We will lag behind our fellow communities in Illinois. We will no longer be the suburb to beat in Illinois. To avert this, I implore you to please oppose the extension of Naperville's IMEA contract. Thank you for your time and all that you do.

Luke Goodfellow (Naperville) We must not go forward with the IMEA contract extension. Continuing to rely on coal powered electricity will further the irreversible damage we've already done to our planet, and we live in a time where we have the ability to switch to a greener solution. I hope you'll consider how damaging this 20 year contract extension is and look into what alternatives are possible. Thank you

Carrie Mask (Naperville) I would like Naperville City Council to support renewable energy for our power source. Please do NOT renew our contract with IMEA. Let's lead by example and support a healthy environment that is sustainable.

Nisshita Marikumar (Naperville) As a citizen of Naperville, I do not think we should extend our contract with IMEA. We are responsible for keeping the environment and city safe, and relying on coal for our energy source is extremely unsustainable and dangerous. Please vote against an extension so we can mitigate climate change and move towards renewable energy.

Kelvin Price (Warrenville) Vociferously opposed to any long term, coal burning contract extension, not least of all one that offers no egress. We literally do not have the time to continue to burn fossil fuels, and the sooner we transition to 100 or near 100% clean energy the better it will be for everyone on the planet.

Naperville has a golden opportunity to be leaders in this transition. Don't do the wrong thing

George Kalinka (Naperville) I'm wondering if the City might consider addressing the issue of e-bikes and e-scooters. I noticed this issue in the news lately. For example, Elk Grove Village's new regulations were enacted as of July 1. <https://www.elkgrove.org/government/police-department/community-resources/e-bikes-e-scooters> I live in Naperville and have noticed these vehicles on streets, sidewalks, and walkways.

Karen Adams (Naperville) I have been a Naperville resident for 32 years and have had reliable, cost effective power supply. IMEA has been vetted by other towns and proven to be a reliable source of our power. It is not the time to try to replace with another unproven entity. Not the time to increase costs with potential for unreliable resources. I support retaining g IMEA and renewing our contract with them. Thank you!

Caroline Dejesus (Naperville) I do not support the proposal of a rental community in the area near Plank and Tuthill road. This is a small and extremely dangerous intersection. There is not enough room for a large population of people to move into this area. It is bad for the traffic pattern, making it dangerous. It will add to over crowded schools. It will cause flooding in the nearby retention pond in my neighborhood. This area would be a benefit to the city with single family homes. Rental units that are managed by an out of state company will not be a positive for the Naperville community.

Susan Weber (Naperville) Please outline the process and timeline being used to decide whether to renew IMEA contract or choose another supplier.

H. CONSIDERATION OF MOTION TO USE OMNIBUS METHOD FOR THE CONSENT AGENDA:

A motion was made by Councilman White, seconded by Councilman Kelly, to use the Omnibus method to approve the Consent Agenda. The motion carried by a voice vote.

I. CONSENT AGENDA:

A motion was made by Councilman White, seconded by Councilman Kelly, to approve the Consent Agenda including the Q&A Amendment to I3 scheduling the Budget Workshop for Monday, September 29, 2025 rather than Tuesday, September 23, 2025 and removing I16. The motion carried by the following vote:

Aye: 9 - Wehrli, Gibson, Holzhauer, Kelly, Longenbaugh, McBroom, Syed, White, and Wilson

1. Approve the Cash Disbursements for the period of June 1, 2025, through June 30, 2025, for a total of \$47,740,702.62

Council approved.

2. Approve the regular City Council meeting minutes of June 17, 2025

Council approved.

3. Approve the City Council meeting schedule for July, August, September, and October 2025

Council approved.

4. Receive the year-to-date Investment and Cash Balance Report through March 31, 2025

Report received.

5. Approve appointments and reappointment to various boards and commissions

Council approved.

6. Approve the award of Bid 25-074, Field Services for Tollway Substation Transformers, to Reinhausen Manufacturing and Transfluid Services, Inc. for an amount not to exceed \$597,079

Council approved.

7. Approve the award of RFQ 25-072, Streetscape Phase II Design Engineering, to V3 Companies, Civiltech Engineering, Patrick Engineering dba RINA, and Thomas Engineering Group, as approved vendors for future projects for a five-year term

Council approved.

8. Approve the award of Cooperative Procurement 25-207, Veeam Renewal, to Hewlett Packard Enterprise for an amount not to exceed \$106,534.36 and for a one-year term

Council approved.

9. Approve the award of Cooperative Procurement 25-192, Substation Fiber Optic Cable, to Graybar, Inc. for an amount not to exceed \$120,155.58

Council approved.

10. Approve the award of Cooperative Procurement 25-202, Rapid7 Managed Detection and Response, to Carahsoft Technology Corporation for an amount not to exceed \$380,160 and for a three-year term

Council approved.

11. Approve the award of Cooperative Procurement 25-217, Electric Gatekeepers, to Wesco Distribution for an amount not to exceed \$136,140

Council approved.

12. Approve the award of Cooperative Procurement 25-218, Replacement 138kV Switches, to Wesco for an amount not to exceed \$232,296

Council approved.

13. Approve the award of Cooperative Procurement 25-215, OpenGov e-Procurement Software, to Vertosoft, LLC for an amount not to exceed \$328,250.07 and for a 41-month term

Council approved.

14. Approve the award of Cooperative Procurement 23-296, Office Supplies, Operating Supplies and Small Equipment, to Amazon for an amount not to exceed \$200,000 and for a 19-month term

Council approved.

15. Approve the award of Change Order #4 to Contract 17-220, Phase 2 Engineering Design Services for Downtown Washington Street Bridge Improvements, to Ciorba Group for an amount not to exceed \$26,321 and a total award of \$910,497

Council approved.

16. Approve the award of Change Order #2 to Contract 24-010, Riverwalk Fountain Repairs, to Crossroad Construction, for an amount not to exceed \$40,700 and a total award of \$464,300 and for an additional 10 months

Council discussed the total repair costs for the fountain and the reasons for requesting additional funds.

Hynes explained that while repairing the known leaks, the contractor discovered additional leaks, which have since been fixed. The extra funds are needed to cover required electrical work to complete the project.

A motion was made by Councilman White, seconded by Councilman Kelly to approve the award of Change Order #2 to Contract 24-010, Riverwalk Fountain Repairs, to Crossroad Construction, for an amount not to exceed \$40,700 and a total award of \$464,300 and for an additional 10 months. The motion failed by the following vote:

Aye: 4 - Wehrli, Gibson, Kelly, and White

Nay: 5 - Holzhauer, Longenbaugh, McBroom, Syed, and Wilson

17. Approve the award of Change Order #1 to Option Year #2 of Contract 22-049, Fire and Security Alarm, Fire Suppression and Extinguisher Maintenance Services, to Fox Valley Fire and Safety Company, Inc. for an amount not to exceed \$75,000 and a total award of \$185,000

Council approved.

18. Approve the award of Change Order #1 to Contract 24-147, Trillium Lift Station Rehabilitation, to Performance Construction & Engineering, LLC for an additional 269

days

Council approved.

19. Approve the award of Change Order #1 to Contract 20-336, Phase III - Downtown Washington Street Bridge Improvements, to Civiltech Engineering for an amount not to exceed \$331,759 and a total award of \$1,285,491 (Item 1 of 2)

Council approved.

20. Adopt a resolution approving the Local Public Agency Amendment #1 for Federal Participation with Illinois Department of Transportation for Phase III - Downtown Washington Street Bridge Improvements (Item 2 of 2)

RES 25-28

Council adopted.

21. Accept the public sanitary improvements at 1075-1079 Parkside Road and authorize the City Clerk to reduce the corresponding public improvement surety

Council accepted.

22. Pass an ordinance to establish temporary traffic controls and issue Special Event and Amplifier permits for the India Day Parade on Sunday, August 10, 2025

ORD 25-063

Council passed.

23. Pass an ordinance to establish temporary traffic controls and issue Special Event and Amplifier permits for Saints Peter & Paul Catholic Church Homecoming Fest on Saturday, August 23, 2025

ORD 25-064

Council passed.

24. Pass an ordinance to establish temporary traffic controls and issue Special Event and Amplifier permits for the 2025 Last Fling and Labor Day Parade on Friday, August 29 through Monday, September 1, 2025

ORD 25-065

Council passed.

25. Pass an ordinance approving a final plat of subdivision and OAA for Northwoods of Naperville (Northwoods of Naperville Final) - DEV-055-2025

ORD 25-066

Council passed.

26. Conduct the first reading of the ordinance amending Chapter 9, Article B Sections 4, 7, 8,

9, and 10 of the Naperville Municipal Code regarding updates to the City's Procurement Code

Council conducted.

27. Waive the first reading and pass the ordinance amending Section 9-1E-5 of the Naperville Municipal Code to increase the annual recurring rate to collocate a small wireless facility on a City-owned pole from \$200 to \$270 (requires six positive votes)

ORD 25-067

Council passed.

28. Waive the first reading and pass the ordinance amending Section 10-6A of the Naperville Municipal Code regarding public safety responses to security alarm systems (requires six positive votes)

ORD 25-068

Council passed.

29. Adopt the resolution approving a license agreement between the City of Naperville and the Naperville Astronomical Association

RES 25-29

Council adopted.

30. Adopt the resolution authorizing execution of a collective bargaining agreement between the City of Naperville and International Union of Operating Engineers, Local 399

RES 25-30

Council adopted.

J. PUBLIC HEARINGS:

1. Concur with the petitioner and open the public hearing for 706 Parkside (DEV-0045-2025) and continue the case to the August 19, 2025 City Council meeting

Mayor Wehrli opened the Public Hearing at 7:50 p.m.

A motion was made by Councilman White and seconded by Councilman Kelly, to continue the public hearing for 706 Parkside (DEV-0045-2025) to the August 19, 2025 City Council meeting. The motion carried by a voice vote.

2. Receive the staff report and conduct the public hearing to consider the Annexation Agreement for The Residences at Naper and Plank (PZC 24-1-128/DEV-0035-2025) (Item 1 of 7)

Mayor Wehrli opened the Public Hearing at 7:50 p.m.

SPEAKERS

Kevin Madden (Naperville) opposes the annexation for the Residences at Naper

and Plank.

Alice Chin (Naperville) opposes the annexation for the Residences at Naper and Plank.

Maggie Hartigan (Naperville) opposes the annexation for the Residences at Naper and Plank.

Dawn Pintsak (Naperville) opposes the annexation for the Residences at Naper and Plank.

Elizabeth Baumgart (Naperville) opposes the annexation for the Residences at Naper and Plank.

Gabriel Carhill (Naperville) opposes the annexation for the Residences at Naper and Plank.

Andrew Serino (Naperville) opposes the annexation for the Residences at Naper and Plank.

Vince Rosanova (Naperville) - representing the petitioner and members of the Lincoln Property Company discussed traffic concerns, the traffic study conducted in this area, and roadway improvements planned for this new development.

Council discussed the traffic study, access into the subdivision, the safety of the Tuthill and Plank Roads intersection, the location of the park, and traffic concerns related to the addition of 7-Brew Coffee in the area.

Krieger stated that he and the Mayor recently met with members of 7-Brew Coffee to discuss traffic concerns the City has experienced since the business opened. The company was receptive to the suggested changes and shared that three additional locations will be opening in the area, which should help ease traffic at the Naperville store.

Hynes stated that even after the annexation is approved, the area will remain under Lisle Township's jurisdiction. The Township is providing additional right-of-way to allow future realignment of the approach to Plank Road into a more perpendicular (90-degree) intersection. A similar realignment will be done in the future at the south end of Tuthill Road. Additionally, the City will add vegetation to ensure clear sight lines through the intersection.

Rosanova stated they worked with the Naperville Park District, which recommended the park location for the subdivision. The park will be adjacent to

open space along Tuthill and Plank Roads, and sidewalks will be added along Plank Road as part of the subdivision's design features.

WRITTEN COMMENTS ONLY

Dave Nelson (Naperville)- I live in the house directly south across Plank from the development. I fully support the development called "The Residences at Naper and Plank" and support the approval of the agenda items 25-0882 through 25-0888 related to the development. I would like the City of Naperville, the County of DuPage, and Lisle Township, to consider adding the following road traffic and pedestrian enhancements to the area, primarily for the existing safety and congestion, not due to the incremental traffic from the development:

1. Add right turn lanes in all directions at the intersection of Naper and Plank
2. Add a four way stop or traffic lights to the corner of either Tuthill and Plank or Naperville-Wheaton and Plank
3. Connect the new sidewalks along Tuthill and Naper to the existing sidewalks to the north, and
4. Develop a pedestrian and bike path between the intersection at Plank and Naper and the intersection at Naper and Chicago/Maple as this has become incredibly dangerous for both the existing pedestrian and bike traffic.

Thank you for your consideration.

Chad A Vargo (Naperville) I am writing to formally express my opposition to the proposed development project DEV-0035-2025, which seeks to construct a 90-unit town home community at the properties located at 25W344 Plank Road, 25W372, 25W354, and 25W424 Burlington Ave, among others . While I understand the need for development and growth within our community, I have significant concerns regarding the impact this project will have on our local infrastructure and quality of life.

1. Overcrowded Schools

The proposed development will add a substantial number of new residents to our community, which will inevitably lead to an increase in the number of students attending our local schools. Our schools are already operating at or near capacity, and the addition of new students will exacerbate this issue, leading to overcrowded classrooms and strained resources. This will negatively impact the quality of education our children receive.

The current infrastructure in the area surrounding the proposed development is not equipped to handle the increased traffic that will result from the addition of 90 new town homes. The roads are already congested during peak hours, and the increase in traffic will only worsen this situation. Additionally, there are no sidewalks in the area which does not provide safe pedestrian access and is a significant concern for the safety of our residents.

3. Water Runoff Issues

The construction of a large-scale development will increase the amount of

impervious surfaces in the area, leading to greater water runoff. This can cause flooding and water damage to nearby properties, as well as negatively impact the local environment. The proposed development does not adequately address how it will manage this increased runoff and mitigate its effects on the surrounding neighborhoods.

4. Property Value Concerns

The introduction of a high-density town home community in an area predominantly consisting of single-family homes can lead to a decrease in property values for existing homeowners. The change in the neighborhood's character and the potential increase in traffic and noise can make the area less desirable for potential buyers, thereby affecting the market value of nearby properties. This is a significant concern for residents who have invested in their homes and expect their property values to appreciate over time.

In conclusion, while development is necessary for the growth of our community, it must be done in a way that does not compromise the quality of life for existing residents. I urge the Naperville Planning and Zoning Commission to reconsider the approval of this project until these critical issues are addressed.

5. Safety Concerns with Proposed Park Location

The proposed park near the intersection of Plant and Tuthill is situated too close to a busy road, raising significant safety concerns for children and families. With heavy traffic frequently passing through this area, it would not be safe for children to play in such close proximity to moving vehicles. The lack of a sufficient buffer between the playground and the street increases the risk of accidents and does not provide a safe recreational environment for our community's youngest residents.

Susan Weber (Naperville) Additional support for northbound traffic is necessary. To allow the proposed development to proceed, a left turn lane and left turn signal on Naperville-Wheaton Road northbound at Ogden must be added. Northbound traffic on Naperville-Wheaton Road is already problematic with waits of up to 3 cycles of the traffic lights to get through. This plan creates a HUGE traffic issue traveling north on Naperville-Wheaton Road as well as Tuthill Road. With no left turn lane or left turn signal northbound on Naperville-Wheaton Road, cars going straight or turning right pile up, frequently not making it through the green light. The added traffic in past years from Aldi's, Starbucks and the 14 houses built on Burlington and Declan has significantly worsened the northbound traffic. With no light at Tuthill Road and Ogden Avenue, anyone from the proposed development headed north would likely use Naperville-Wheaton Road. It is extremely hard and unsafe to turn left onto Ogden from Tuthill and almost impossible to turn right and cross lanes to turn left/north on Naper Boulevard given Tuthill's proximity to the light there. 7 Brew Coffee has recently added enormous traffic to Iroquois Avenue and Naperville-Wheaton Road as well, with cars lining the road on Iroquois all the way down to Naperville-Wheaton Road and around the corner. Sometimes two-way traffic on Iroquois is impeded by the line of waiting cars as well as the many U-turns done in the street. Adding 90 additional families without any northbound traffic support will be disastrous. The best option to support the existing northbound traffic, along with additional traffic from the proposed development, would be to add a left turn lane and left turn signal on Naperville-Wheaton Road northbound at

Ogden. If that is not possible, no left turns should be allowed at all, forcing left turns at Naper Boulevard or Iroquois Avenue. Not allowing left turns at Tuthill onto Ogden would also be a good idea, so people can get onto Ogden headed east. If the intent is to have northbound traffic from the 90 families use Plank Road to exit, that could not be enforced and would exacerbate the traffic problems at Plank Road. I sincerely hope the traffic situation is addressed properly. The current situation CANNOT support the additional traffic from the proposed development.

Brittany Rhyne (Naperville) I would like to be sure a conversation around adding a right turn lane on Plank going South on Naper is part of the discussion around The Residences. Traffic already backs up on Plank at this intersection because of the large number of vehicles that need to turn but get held up by a single car going straight. There is not enough space for pulling up safely to let turners past - the car going straight risks getting too close to the intersection. The light isn't that long and doesn't always accommodate the amount of traffic waiting. With additional traffic added from the development, a right turn lane needs to also be added. Thanks

POSITION STATEMENT

OPPOSE

Caroline Dejesus (Naperville)

A motion was made by Councilman White and seconded by Councilman Kelly to close the public hearing at 8:35 p.m. and consider the Annexation Agreement for The Residences at Naper and Plank. The motion carried by a voice vote.

3. Pass an ordinance annexing certain property into the City of Naperville for The Residences at Naper and Plank (PZC 24-1-128/DEV-0035-2025) (Item 2 of 7)

ORD 25-069

A motion was made by Councilman White, seconded by Councilman Kelly, to pass an ordinance annexing certain property into the City of Naperville for The Residences at Naper and Plank (PZC 24-1-128/DEV-0035/2025). The motion carried by the following vote:

Aye: 8 - Wehrli, Gibson, Holzhauer, Kelly, Longenbaugh, McBroom, Syed, and White

Nay: 1 - Wilson

4. Pass an ordinance approving an annexation agreement for The Residences at Naper and Plank (PZC 24-1-128/DEV-0035-2025) (Item 3 of 7)

ORD 25-070

A motion was made by Councilman White, seconded by Councilman Kelly, to

pass an ordinance approving an annexation agreement for The Residences at Naper and Plank (PZC 24-1-128/DEV-0035-2025). The motion carried by the following vote:

Aye: 8 - Wehrli, Gibson, Holzhauer, Kelly, Longenbaugh, McBroom, Syed, and White

Nay: 1 - Wilson

5. Pass an ordinance rezoning certain property located at the intersections of Naper Boulevard, Plank Road, Tuthill Road, Burlington Avenue, and Naperville-Wheaton Road for The Residences at Naper and Plank (PZC 24-128/DEV-0035-2025) (Item 4 of 7)

ORD 25-071

A motion was made by Councilman White, seconded by Councilman Kelly, to pass an ordinance rezoning certain property located at the intersections of Naper Boulevard, Plank Road, Tuthill Road, Burlington Avenue, and Naperville-Wheaton Road for The Residences at Naper and Plank (PZC 24-128/DEV-0035-2025). The motion carried by the following vote:

Aye: 8 - Wehrli, Gibson, Holzhauer, Kelly, Longenbaugh, McBroom, Syed, and White

Nay: 1 - Wilson

6. Pass an ordinance approving a Preliminary Plat of Subdivision for The Residences at Naper and Plank (PZC 24-1-128/DEV-0035-2025) (Item 5 of 7)

ORD 25-072

A motion was made by Councilman White, seconded by Councilman Kelly to pass an ordinance approving a Preliminary Plat of Subdivision for The Residences at Naper and Plank (PZC 24-1-128/DEV-0035-2025). The motion carried by the following vote:

Aye: 8 - Wehrli, Gibson, Holzhauer, Kelly, Longenbaugh, McBroom, Syed, and White

Nay: 1 - Wilson

7. Pass an ordinance granting a Conditional Use for a Planned Unit Development, a Preliminary Planned Unit Development Plat, and associated deviations for The Residences at Naper and Plank (PZC 24-1-128/DEV-0035-2025) (Item 6 of 7)

ORD 25-073

A motion was made by Councilman White, seconded by Councilman Kelly, to pass an ordinance granting a Conditional Use for a Planned Unit Development, a Preliminary Planned Unit Development Plat, and associated deviations for The Residences at Naper and Plank (PZC 24-1-128/DEV-0035-2025). The motion carried by the following vote:

Aye: 8 - Wehrli, Gibson, Holzhauer, Kelly, Longenbaugh, McBroom, Syed, and White

Nay: 1 - Wilson

8. Pass an ordinance granting deviations from the City of Naperville Design Manual for Public Improvements for The Residences at Naper and Plank (PZC

24-1-128/DEV-0035-2025) (Item 7 of 7)

ORD 25-074

The meeting was recessed from 8:56 p.m. to 9:04 p.m.

A motion was made by Councilman White, seconded by Councilman Kelly, to pass an ordinance granting deviations from the City of Naperville Design Manual for Public Improvements for The Residences at Naper and Plank (PZC 24-1-128/DEV-0035-2025). The motion carried by the following vote:

Aye: 8 - Wehrli, Gibson, Holzhauer, Kelly, Longenbaugh, McBroom, Syed, and White

Nay: 1 - Wilson

K. OLD BUSINESS:

L. ORDINANCES AND RESOLUTIONS:

1. Option A: Concur with the Planning and Zoning Commission and deny the request for a conditional use pursuant to Section 6-7C-3:2 to allow an existing non-conforming automobile service station to be expanded to accommodate additional U-Haul operations on the property located at 991 W Ogden Avenue (DEV-0026-2025); or

Option B: Concur with staff and the petitioner and pass an ordinance approving a conditional use pursuant to Section 6-7C-3:2 to allow an existing non-conforming automobile service station to be expanded to accommodate additional U-Haul operations on the property located at 991 W Ogden Avenue (DEV-0026-2025)

SPEAKERS

Ramona Kuna (Naperville) is opposed to expanding the Marathon service station to accommodate additional U-Haul operations.

Robert Jungels (Naperville)) is opposed to expanding the Marathon service station to accommodate additional U-Haul operations.

Henry Patel (Petitioner) discussed his request to add additional U-Haul operations to the property located at 991 W. Ogden Avenue.

Council discussed the municipal code, parking violations, the property's poor condition, ways the City can prevent similar issues in the future, and the timeline for the petitioner to reapply if the request is denied.

Laff stated that prior to 2016, the property was a permitted use, but a 2016 code change made it conditional. At that time, the gas station was not in compliance with the City's code. While the use of U-Hauls on site is permitted, the issue began when the owner added a gravel area and started parking U-Hauls on that gravel area, which is not allowed under City code. U-Hauls may be parked on site only if the required 10 parking spots are maintained. The owners were also

blocking drive aisles with several U-Hauls and were asked to remove those vehicles for safety reasons. Residents can report municipal code complaints to the City's Code Enforcement, who will review and investigate.

DiSanto stated if the petition is denied Council cannot consider the request for 62 days and the petitioner would need to repeat the entire process.

A motion was made by Councilman Kelly, seconded by Councilman White to concur with the Planning and Zoning Commission and deny the request for a conditional use pursuant to Section 6-7C-3:2 to allow an existing non-conforming automobile service station to be expanded to accommodate additional U-Haul operations on the property located at 991 W Ogden Avenue. The motion carried by the following vote:

Aye: 9 - Wehrli, Gibson, Holzhauer, Kelly, Longenbaugh, McBroom, Syed, White, and Wilson

2. Option A: Concur with the Financial Advisory Board and staff to pass the ordinance amending Chapter 1, Title 3 of the Naperville Municipal Code to establish a Municipal Grocery Retailers' Occupation Tax and a Municipal Grocery Service Occupation Tax; or

Option B: Conduct the first reading of an ordinance amending the Home Rule Sales Tax and Downtown Food and Beverage Tax by amending Section 11 of Chapter 1, Title 3 and Section 9 of Chapter 1, Title 3 of the Naperville Municipal Code

SPEAKER

Kaylin Risvold (Naperville Area Chamber of Commerce) is opposed to option B amending the Home Rule Sales Tax (HRST).

Munch made a presentation on the elimination of the 1% State Grocery Tax effective January 1, 2026, the two replacement options available to reduce the pending budget deficit and the considerations made by the Financial Advisory Board (FAB) and staff in making the recommendation of adding a 1% grocery tax to reduce the long-term funding gap facing the City beginning in 2026.

Council discussed reducing City expenses, the impact of the grocery tax on the City's residents, the recent cuts to the Federal SNAP program, adding a sunset option on either the 1% grocery tax option or the 0.25% increase in the HRST and the administrative fees associated with the HRST.

A motion was made by Councilman Holzhauer, seconded by Councilman White to conduct the first reading of an ordinance amending the Home Rule Sales Tax and Downtown Food and Beverage Tax by amending Section 11 of Chapter 1, Title 3 and Section 9 of Chapter 1, Title 3 of the Naperville Municipal Code with a two-year sunset provision. The motion carried by the following vote:

Aye: 5 - Gibson, Holzhauer, Kelly, Syed, and White

Nay: 4 - Wehrli, Longenbaugh, McBroom, and Wilson

M. AWARD OF BIDS AND OTHER ITEMS OF EXPENDITURE:

1. Approve the award of Bid 25-096, Springbrook Water Reclamation Center (SWRC) South Plant Improvements, to Vissering Construction Company for an amount not to exceed \$59,302,000 plus a 3% contingency (Item 1 of 2)

A motion was made by Councilman White, seconded by Councilman Kelly, to approve the award of Bid 25-096, Springbrook Water Reclamation Center (SWRC) South Plant Improvements, to Vissering Construction Company for an amount not to exceed \$59,302,000 plus a 3% contingency. The motion carried by the following vote:

Aye: 9 - Wehrli, Gibson, Holzhauer, Kelly, Longenbaugh, McBroom, Syed, White, and Wilson

2. Approve the award of RFP 25-090, Springbrook Water Reclamation Center (SWRC) South Plant Expansion Construction Management, to CDM Smith, Inc. for an amount not to exceed \$1,326,745 and for a three-year term (Item 2 of 2)

A motion was made by Councilman White, seconded by Councilman Kelly, to approve the award of RFP 25-090, Springbrook Water Reclamation Center (SWRC) South Plant Expansion Construction Management, to CDM Smith, Inc. for an amount not to exceed \$1,326,745 and for a three-year term. The motion carried by the following vote:

Aye: 9 - Wehrli, Gibson, Holzhauer, Kelly, Longenbaugh, McBroom, Syed, White, and Wilson

3. Approve the award of Sole Source Procurement 25-213, Automated Switchgear, to Universal Utility Supply Company for an amount not to exceed \$1,051,504

A motion was made by Councilman White, seconded by Councilman Kelly, to approve the award of Sole Source Procurement 25-213, Automated Switchgear, to Universal Utility Supply Company for an amount not to exceed \$1,051,504. The motion carried by the following vote:

Aye: 9 - Wehrli, Gibson, Holzhauer, Kelly, Longenbaugh, McBroom, Syed, White, and Wilson

N. PETITIONS AND COMMUNICATIONS:

O. REPORTS AND RECOMMENDATIONS:

1. Receive the Annual Comprehensive Financial Report and Management Letter for the year ended December 31, 2024

SPEAKER

Brian LeFevre (Sikich CPA) discussed the results from the City's annual year end audit.

A motion was made by Councilman White, seconded by Councilman Kelly, to receive the Annual Comprehensive Financial Report and Management Letter for the year ended December 31, 2024. The motion carried by a voice vote.

2. Receive the 2025 Mid-Year Financial Report

Marracco presented the mid-year review of the 2025 annual operating budget,

an update on the capital improvement projects, the timeline for the upcoming budget process and staff's areas of focus for 2026.

At 10:35 p.m. a motion was made by Councilman White, seconded by Councilman Kelly to extend the meeting to 11:30 p.m.. The motion carried by a voice vote.

Public Forum resumed at 10:48 p.m.

The Illinois Municipal Electric Agency contract
Steve Goreham (Wheaton) in favor of the extension of the IMEA contract.

Accelerate Climate Solutions - safety for cyclists and pedestrians
Bavya Chowdavarapu (Lisle) is opposed to the extension of the IMEA contract.

Accelerate Climate Solution youth intern & Say No To Coal. The IMEA 2 Billion contract extension
Jack Ma (Naperville) is opposed to the extension of the IMEA contract.

IMEA contract extension
Steve Cushman (Naperville) in favor of the extension of the IMEA contract.

Accelerated Climate Solution - Say no to coal
Achala Nagareshwara (Aurora) is opposed to the extension of the IMEA contract.

E-bikes and E-scooter safety and education
Randall L Case (Naperville) discussed his concerns with children riding e-bikes and e-scooters throughout the community.

IMEA contract extension
Paul Deffenbaugh (Naperville) is opposed to the extension of the IMEA contract.

Nest IMEA agreement
Joseph Hus (Naperville) is opposed to the extension of the IMEA contract.

IMEA contract
Theresa Hus (Naperville) is opposed to the extension of the IMEA contract.

Energy service contract
Sharon Gorrell (Naperville) in favor of the extension of the IMEA contract.

Coal
Mike Nicholus (Naperville) is opposed to the extension of the IMEA contract.

At 11:08 p.m. a motion was made by Councilman White, seconded by

Councilman Kelly to extend the meeting to midnight. The motion carried by a voice vote.

IMEA vote

Kari Nicewander (Batavia First Congregational Church, Naperville) - is opposed to the extension of the IMEA contract.

Naperville's future energy contract

Fernando Arriola (Naperville NEST) is opposed to the extension of the IMEA contract.

Quality of Naperville water supply

Patrick A Burke (Naperville) discussed medical waste in the City's water supply.

Power Marketers

Maureen Stillman (Naperville Nest) - is opposed to the extension of the IMEA contract.

IMEA

Michael Costello (Naperville) offered his services as an owner of an electrical solutions company to work with the Chair of PUAB and review all of the available information and report back to Council.

Electric rates

Daniel Bulley (Naperville) in favor of the extension of the IMEA contract.

Encourage ban on Tesla Robotaxi for public safety

Kevin Gould (Naperville) is opposed to Tesla promoting their robotaxi product in Naperville.

IMEA contract

Tim Messer (Naperville) is opposed to the extension of the IMEA contract.

IMEA contract

Richard Stark (Naperville) discussed developing support team to discuss an electric strategy for the City.

Council discussed the renewal of the IMEA contract.

At 11:39 p.m. a motion was made by Councilman White, seconded by Councilman Kelly to extend the meeting to 12:30 p.m. The motion carried by a voice vote.

P. NEW BUSINESS:

Renewal of the IMEA contract

McBroom requested support from Council to vote on the IMEA contract at the

August 19, 2025 Council meeting.

By consensus Council directed staff to prepare an agenda item for the August 19, 2025 Council meeting to vote on the renewal of the IMEA contract

White requested that the August 19, 2025 agenda item on either the grocery sales tax or the HRST include semi-annual updates to ensure the City is tracking in the right direction as budget season approaches.

Q. ADJOURNMENT:

A motion was made by Councilman White, seconded by Councilman Kelly, to adjourn the Regular City Council Meeting of July 15, 2025, at 12:05 a.m. on July 16, 2025. The motion carried by a voice vote.

/S/ Dawn C. Portner
Dawn C. Portner
City Clerk