

## Response to Standards for EXHIBIT 2 (in bold font)

### EXHIBIT 2: Section 6-4-7:1: Standards for Granting or Amending a Planned Unit Development

1. The design of the planned unit development presents an innovative and creative approach to the development of land and living environments.

**Naperville ACM and Dog Haus Resubdivision was platted and designed with two specific uses in mind. The Advance Care Medical (ACM) building was recently completed (lot 26) and, for reasons unknown, the Dog Haus restaurant (lot 25) was never constructed. This left lot 25 vacant with limited options for future development. The proposed Schlotzsky's restaurant provides an innovative and creative design for lot 25 that includes a 2,000 square-foot restaurant with drive-thru lanes, outdoor eating area, surface parking lot, and professional landscaping.**

2. The planned unit development meets the requirements and standards of the planned unit development regulations.

**It is our belief that the project meets the requirements and standards of the planned unit development regulations.**

3. The physical design of the planned unit development efficiently utilizes the land and adequately provides for transportation and public facilities while preserving the natural features of the site.

**Yes, the physical design of the project efficiently utilizes the land and adequately provides transportation and public facilities while preserving the natural features of the site. The proposed site plan works within the limitations presented by the existing ACM site geometrics while still providing good traffic circulation for the proposed restaurant use. The drive-thru and bypass lane widths are in accordance with City design standards. The site plan provides pedestrian circulation that closely approximates what was originally proposed in the Naperville ACM and Dog Haus Resubdivision PUD.**

4. Open space, outdoor common area, and recreational facilities are provided.

**An outdoor eating area capable of seating thirty (30) patrons has been provided. The 20-foot parking setback has been maintained along 95<sup>th</sup> Street and will be extensively landscaped.**

5. The modifications in design standards from the subdivision control regulations and the waivers in bulk regulations from the zoning regulations fulfill the intent of those regulations.

**It is our belief that the site design meets the design standards and zoning regulations that fulfill the intent of PUD. No modifications are requested.**

6. The planned unit development is compatible with the adjacent properties and nearby land uses.

**It is our belief that the site is compatible with the existing PUD zoning and adjacent properties.**

7. The planned unit development fulfills the objectives of the comprehensive plan and planning policies of the city.

**It is our belief that the site design meets the objectives of the comprehensive plan and planning policies of the City.**