



Meeting Minutes

Planning and Zoning Commission

Thursday, April 8, 2021

7:00 PM

Held on Zoom due to COVID-19

CITY OF NAPERVILLE PUBLIC MEETINGS UPDATE:

Pursuant to Section 120/7(e) of the Illinois Open Meetings Act, the continuation of the Governor's disaster proclamation, and Mayor Chirico's executive order determining that in-person public meetings are not currently practical or prudent because of the Covid-19 pandemic, we are holding the April 8, 2021 Planning and Zoning Commission meeting remotely.

The commissioners and staff participating in the meeting are all in different locations in accordance with social distancing guidelines, and steps have been taken to ensure that the Commissioners can hear one another and all discussion and testimony. All votes shall be taken by roll call. The means by which the public may watch, listen, and/or participate in the meeting are described below.

IMPORTANT NOTE: You do not need to create a Zoom account or download software to participate or listen to a Zoom meeting. Registered speakers and participants will receive instructions on how to access the meeting and may use the "join from your browser" link to access the meeting.

TO WATCH OR LISTEN TO THE PZC MEETING LIVE:

1. Watch on WCNC GOVERNMENT ACCESS TELEVISION (Ch. 6-WOW, Ch. 10 - Comcast, Ch. 99 - AT&T);
2. Watch online at <https://naperville.legistar.com/calendar.aspx>; or
3. Listen by telephone (audio only) – register to receive a dial-in phone number by calling the Planning Services Team, (630) 420-6694, before 5 p.m. on April 8, 2021. If a staff member is unavailable, please leave a voicemail.

TO PROVIDE LIVE PUBLIC COMMENT, TESTIMONY, OR TO CROSS-EXAMINE WITNESSES DURING THE MEETING:

1. Register by 5 p.m. on Thursday, April 8, 2021 at: www.naperville.il.us/pzcspeaker. After the sign-up time has ended, you will receive an email with information about how to join the Zoom meeting. Questions regarding online sign-up may be directed to the Planning Services Team via email at planning@naperville.il.us; or
2. Participate by telephone. Register with the Planning Services Team before 5 p.m. on Thursday, April 8, 2021 to receive a dial-in phone number by calling (630)-420-6694. If a staff member is unavailable, please leave a voicemail.

TO SUBMIT WRITTEN COMMENTS OR MATERIALS:

1. Submit a written comment to planning@naperville.il.us in advance of the meeting. (Please note, because emailed written comments are available for advance review by the PZC, they will not be read into the record during the PZC hearing.)
 - Written comments received by 5 p.m. the Wednesday before the meeting will be included in the meeting packet sent to the PZC. This meeting packet is also posted on the City's website.
 - Written comments received after 5 p.m. the Wednesday before the meeting through 5 p.m. the day before the meeting, will be emailed directly to the PZC, but will not be included in the PZC packet or posted online.
 - Written comments received after 5 p.m. the day before the meeting will be added to the case file.
2. If you register to speak on one of these cases and would like to share a presentation, please contact Planning at planning@naperville.il.us by 10 p.m. on the Friday before the meeting. Written materials which are relevant to a public comment or public hearing before the Planning and Zoning Commission (e.g. a PowerPoint, photographs, reports) should be sent electronically to planning@naperville.il.us by 10 p.m. on the Friday before the meeting.

NOTE: All submissions should be sent by the dates and times indicated above to:
planning@naperville.il.us.

PUBLIC ACCOMMODATION:

Any individual who may require an accommodation to submit comments or materials, or to view materials for the Planning and Zoning Commission meeting, should contact the City Clerk at (630) 305-5300 or napervilleclerks@naperville.il.us as soon as possible, but not later than by 5 p.m. on Thursday, April 8th.

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 Commission 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.
- **IF YOU SIGNED UP TO SPEAK,** staff will call your name at the appropriate time during the Planning and Zoning Commission meeting. Once your name is called you may identify yourself for the public record and then address remarks to the Planning and Zoning Commission 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:**

Present 6 - Krishna Bansal, Bruce Hanson, Bill Habel, Oriana Van Someren, Whitney Robbins, and Carl Richelia

Absent 3 - Manas Athanikar, Brett Fessler, and Anthony Losurdo

C. PUBLIC FORUM:

D. PUBLIC HEARINGS:

1. Remove PZC #21-1-024 from the April 8th, 2021 PZC agenda

E. REPORTS AND RECOMMENDATIONS:

1. Approve the minutes of the March 17, 2021 Planning and Zoning Commission meeting

A motion was made by Commissioner Bansal, seconded by Commissioner Robbins to approve the minutes of the March 17, 2021 Planning and Zoning Commission meeting.

Aye: 6 - Bansal, Hanson, Habel, Van Someren, Robbins, and Richelia

Absent: 3 - Athanikar, Fessler, and Losurdo

F. OLD BUSINESS:

1. Reconvene the public hearing for the Islamic Center of Naperville located at 3540 248th Avenue (ICN) - PZC 20-1-052

A motion was made by Commissioner Robbins, seconded by Commissioner Bansal to resume the public hearing for PZC 20-1-052.

Aye: Bansal, Habel, Hanson, Richelia, Robbins, Van Someren

Sara Kopinski, City of Naperville Planning Services Team, stated the total number of names in support or opposition that were received through the online speaker signup prior to the April 8, 2021 meeting. The names are attached to the minutes.

Chairman Hanson asked the petitioner if any changes to the plans have been made since the case was last heard on March 3, 2021.

Len Monson, Kuhn, Heap & Monson, stated the petitioner prepared a change to the plans to address some of the concerns raised. The petitioner is also working on an exhibit to clearly illustrate the parking and occupancy rates for each phase of the project, as requested by the neighbors. Mr. Monson indicated the preliminary plan is still under review and will be made public once finalized.

Shishir Ranjan spoke in opposition.

Anil Kar spoke in opposition.

Viral Shah spoke in opposition

Sid Koul spoke in opposition.

Brad Knell spoke in opposition.

Lee Chow spoke in opposition.

Pranay Shah spoke in opposition.

Shyam Ramaiya spoke in opposition.

Sudheer Holenarasipura spoke in opposition.

Ram Inukurti, Mrudu, Anil Kumar Parepalli, Shashi Kallae, Veera Saravanan provided a joint presentation in opposition.

The Commission took a brief recess - 9:42 PM

The Commission reconvened - 9:50 PM

Raj Hegde spoke in opposition.

Karthick Giri spoke in opposition (speaker was called upon a second time out of speaker signup order due to connection issues when the speaker was first called)

Raj Bansal spoke in opposition

Monika Bansal spoke in opposition.

Ravi Manda spoke in opposition.

Benny Kurian spoke in opposition.

A motion was made by Commissioner Habel, seconded by Commissioner Robbins to extend the meeting to 11:10 pm.

Aye: Bansal, Habel, Hanson, Richelia, Robbins, Van Someren

A motion was made by Commissioner Bansal, seconded by Commissioner Van Someren to continue PZC 21-1-052 to the April 21, 2021 meeting.

Aye: 6 - Bansal, Hanson, Habel, Van Someren, Robbins, and Richelia

Absent: 3 - Athanikar, Fessler, and Losurdo

G. NEW BUSINESS:

H. ADJOURNMENT:

11:00 PM

A motion was made by Commissioner Bansal, seconded by Commissioner Van Someren to adjourn the meeting.

Aye: 6 - Bansal, Hanson, Habel, Van Someren, Robbins, and Richelia

Absent: 3 - Athanikar, Fessler, and Losurdo

April 8, 2021 PZC Meeting

Online Speaker Sign-up – Names Received in Support or Opposition

Names in Support

Ibrahim Galaria

Names in Opposition

Sara Warren