

# CITY OF NAPERVILLE

## PETITION FOR DEVELOPMENT APPROVAL

DEVELOPMENT NAME (should be consistent with plat): ILNAP WB, LLC  
ADDRESS OF SUBJECT PROPERTY: 3103 Odyssey Avenue  
PARCEL IDENTIFICATION NUMBER (P.I.N.): 0704204012

**I. PETITIONER:** Christian Baldwin (ILNAP WB, LLC)  
PETITIONER'S ADDRESS: 653 W. Dickson Street  
CITY: Fayetteville STATE: AR ZIP CODE: 72701  
PHONE: 501-779-7302 EMAIL ADDRESS: scott@mclain-group.com

**II. OWNER(S):** Mario Halikias - Inter Continental Real Estate & Development  
OWNER'S ADDRESS: 62221 Camden Court, Suite 200  
CITY: Oak Brook STATE: IL ZIP CODE: 60523  
PHONE: 630-560-8305 EMAIL ADDRESS: mphalikias@icred.com

**III. PRIMARY CONTACT** (review comments sent to this contact): Steven M. Shanholtzer  
RELATIONSHIP TO PETITIONER: Civil Engineer  
PHONE: 630-925-1216 EMAIL ADDRESS: sshanholtzer@manhard.com

#### IV. OTHER STAFF

NAME: N/A  
RELATIONSHIP TO PETITIONER: \_\_\_\_\_  
PHONE: \_\_\_\_\_ EMAIL ADDRESS: \_\_\_\_\_  
NAME: \_\_\_\_\_  
RELATIONSHIP TO PETITIONER: \_\_\_\_\_  
PHONE: \_\_\_\_\_ EMAIL ADDRESS: \_\_\_\_\_

## V. PROPOSED DEVELOPMENT

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

<input type="checkbox"/> Amending or Granting a Conditional Use (Exhibit 1)*	<input type="checkbox"/> Landscape Variance (Exhibit 5)
<input type="checkbox"/> Amending or Granting a Planned Unit Development (Exhibit 2)	<input type="checkbox"/> Planned Unit Development Deviation (Exhibit 6)
<input type="checkbox"/> Annexation (Exhibit 3)	<input type="checkbox"/> Sign Variance (Exhibit 7)
<input type="checkbox"/> Plat of Easement/Vacation/Dedication	<input checked="" type="checkbox"/> Zoning Variance (Exhibit 7)
<input type="checkbox"/> Rezoning (Exhibit 4)	<input type="checkbox"/> Platted Setback Deviation (Exhibit 8)
<input checked="" type="checkbox"/> Subdivision Plat	<input type="checkbox"/> Subdivision Deviation/Waiver (Exhibit 8)
<input type="checkbox"/> Temporary Use	<input type="checkbox"/> Other (Please Specify: _____)

*\*When requesting approval of a Small Wind and/or a Solar Renewable Energy System complete Exhibit 9 instead of Exhibit 1.*

ACREAGE OF PROPERTY: 6.067 Acres

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

Per the Concept Meeting checklist prepared by the City of Naperville on January 19, 2017 the developer is proposing a resubdivision and parking variance at 3103 Odyssey Court.

## 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 ☐ Land Dedication

Required Park Donation will be met by:

☐ Cash Donation ☐ Land Dedication

**PETITIONER'S SIGNATURE**

I, Christian Baldwin (ILNAP WB, LLC) (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.

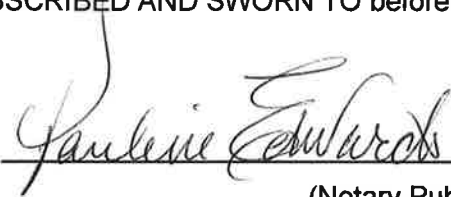


(Signature of Petitioner or authorized agent)

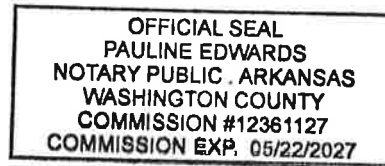


(Date)

SUBSCRIBED AND SWORN TO before me this 19 day of April, 2018



(Notary Public and Seal)



**CITY OF NAPERVILLE**  
**DISCLOSURE OF BENEFICIARIES**

In compliance with Ordinance 85-193, An Ordinance amending Title 1 (Administrative) of the Naperville Municipal Code, as amended, by adding Chapter 12 thereto requiring disclosure of certain interests by persons applying for permits, licenses, approvals or benefits from the City of Naperville.

1. Petitioner: Christian Baldwin (ILNAP WB, LLC)  
Address: 653 W. Dickson Street  
Fayetteville, AR 72701

2. Nature of Benefit sought: \_\_\_\_\_

3. Nature of Petitioner (select one):

- |                       |                  |
|-----------------------|------------------|
| a. Natural Person     | d. Trust/Trustee |
| b. Corporation        | e. Partnership   |
| c. Land Trust/Trustee | f. Joint Venture |

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

\_\_\_\_\_

5. If in your answer to Section 3 you checked box b, c, d, e or f, identify by name and address each person or entity which is a 5% shareholder in the case of a corporation, a beneficiary in the case of a trust or land trust, in the case of a joint venture, or who otherwise has a proprietary interest, interest in profits and losses or right to control such entity:

- a. \_\_\_\_\_
- b. \_\_\_\_\_
- c. \_\_\_\_\_
- d. \_\_\_\_\_

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

\_\_\_\_\_  
\_\_\_\_\_

**IMPORTANT NOTE:** In the event your answer to Section 5 identifies entities other than a natural person, additional disclosures are required for each entity.

**VERIFICATION**

I, Christian Baldwin (ILNAP WB, LLC), 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 19<sup>th</sup> day of April, 20 18.

  
Notary Public and seal

OFFICIAL SEAL  
PAULINE EDWARDS  
NOTARY PUBLIC - ARKANSAS  
WASHINGTON COUNTY  
COMMISSION #12361127  
COMMISSION EXP. 05/22/2027

**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 of 1<sup>st</sup> Owner or authorized agent)

\_\_\_\_\_  
(Signature of 2<sup>nd</sup> Owner or authorized agent)

\_\_\_\_\_  
(Date)

\_\_\_\_\_  
(Date)

\_\_\_\_\_  
1<sup>st</sup> Owner's Printed Name and Title

\_\_\_\_\_  
2<sup>nd</sup> Owner Printed Name and Title

SUBSCRIBED AND SWORN TO before me this 6 day of June, 2018

  
\_\_\_\_\_  
(Notary Public and Seal)

OFFICIAL SEAL  
BLANCHE I WEST  
Notary Public - State of Illinois  
My Commission Expires Aug 4, 2019

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