

City of Joliet

150 West Jefferson Street
Joliet, IL 60432



Meeting Minutes - Pending Approval

Thursday, February 16, 2023

4:00 PM

City Hall, Council Chambers

Plan Commission

Commission Members

Jason Cox

Jeff Crompton

John Dillon

Jason Heath

John Kella

Roberto Perez

Brigette Roehr

Marc Rousonelos

Bob Wunderlich

Citizens who are unable to attend the meeting can email comments in advance of the meeting to publiccomment@joliet.gov.

CALL TO ORDER

ROLL CALL

Present	John Dillon, John Kella, Jason Cox, Jeff Crompton, Roberto Perez, Marc Rousonelos, Bob Wunderlich and Jason Heath
Absent	Brigette Roehr

APPROVAL OF MINUTES

[TMP-5254](#)

Attachments: [011923](#)

A motion was made by John Kella, seconded by Jason Cox, to approve the Plan Commission Minutes from the January 19, 2023 meeting. The motion carried by the following vote:

Aye: Dillon, Kella, Cox, Crompton, Perez, Rousonelos, Wunderlich and Heath

Absent: Roehr

CITIZENS TO BE HEARD ON AGENDA ITEMS

This section is for anyone wanting to speak regarding agenda items and are allowed a maximum of 4 minutes. It is not a question and answer period and staff, and the Plan Commission members do not generally respond to public comments. The City Clerk has a copy of the public speaking procedures; please note, speakers who engage in conduct injurious to the harmony of the meeting shall be called to order by the Presiding Officer and may forfeit the opportunity to speak.

None.

OLD BUSINESS: PUBLIC HEARING

During the Public Hearing, members of the public will be allowed to present evidence and ask questions subject to the rules of the meeting.

PUD-2-23: PRELIMINARY PLANNED UNIT DEVELOPMENT OF STEPPING STONES.

PUD-3-23: FINAL PLANNED UNIT DEVELOPMENT OF STEPPING STONES.

[TMP-5251](#)

Attachments: [PUD-2-23 & PUD-3-23 Stepping Stones \(1620 Plainfield Road\) Staff Report Packet](#)

Mr. Torri gave the Planning Staff Report.

Mr. Ken Carlson, Tracy, Johnson and Wilson, Mr. Paul Lauridsen, Executive Director with Stepping Stones, Mr. Mr. Bob Morris with Orbis Architects and Mr. Rod Tonelli, Ruettiger, Tonelli & Associates, appeared on behalf of the petitions.

Mr. Lauridsen gave further background information about the proposed project.

Commissioner Cox inquired if the petitioner had any communications directly with Crest Hill. Mr. Glen Conklin, City of Crest Hill Treasurer, responded that they did receive communication through their City Administrator of the intent of the Stepping Stones project.

Chairman Dillon had concerns about children being at the proposed development. Mr. Lauridsen responded.

Commissioner Wunderlich made a motion to table which failed due to lack of a second.

A motion was made by John Kella, seconded by Jason Heath, to recommend for approval by the City Council the Preliminary Planned Unit Development of Stepping Stones and the Final Planned Unit Development of Stepping Stones. The motion carried by the following vote:

Aye: Dillon, Kella, Perez, Rousonelos, Wunderlich and Heath

Nay: Cox and Crompton

Absent: Roehr

OLD BUSINESS

NEW BUSINESS: PUBLIC HEARING

During the Public Hearing, members of the public will be allowed to present evidence and ask questions subject to the rules of the meeting.

NEW BUSINESS

V-1-23: VACATION OF A 10' WIDE LANDSCAPE EASEMENT AND 30' WIDE PUBLIC UTILITY AND DRAINAGE EASEMENT LOCATED AT 3050 RING ROAD.

[TMP-5241](#)

Attachments: [V-1-23 Staff Report Packet](#)

Mr. Torri gave the Planning Staff Report.

Mr. Jason Wiesbrock, Spaceco Inc., appeared on behalf of the petition.

No one appeared in opposition to the petition.

A motion was made by John Kella, seconded by Jason Heath, to recommend for approval by the City Council the Vacation of a 10' Wide Landscape Easement and 30' Wide Public Utility and Drainage Easement located at 3050 Ring Road. The motion carried by the following vote:

Aye: Dillon, Kella, Cox, Crompton, Perez, Rousonelos, Wunderlich and Heath

Absent: Roehr

SN-1-23: STREET NAME CHANGE FOR A PORTION OF SOUTH CHICAGO STREET TO EASTERN AVENUE.

[TMP-5236](#)

Attachments: [SN-1-23 Staff Report Packet](#)

Mr. Torri gave the Planning Staff Report.

Mr. Torri appeared on behalf of the petition.

No one appeared in opposition to the petition.

A motion was made by Bob Wunderlich, seconded by John Kella, to recommend for approval by the City Council the Street Name Change for a Portion of South Chicago Street to Eastern Avenue. The motion carried by the following vote:

Aye: Dillon, Kella, Cox, Crompton, Perez, Rousonelos, Wunderlich and Heath

Absent: Roehr

NEW OR OLD BUSINESS, NOT FOR FINAL ACTION OR RECOMMENDATION

None.

PUBLIC COMMENT

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None.

ADJOURNMENT

A motion was made by John Kella, seconded by Jason Cox, to adjourn. The motion carried by the following vote:

Aye: Dillon, Kella, Cox, Crompton, Perez, Rousonelos, Wunderlich and Heath

Absent: Roehr

This meeting will be held in an accessible location. If you need a reasonable accommodation, please contact Christa M. Desiderio, City Clerk, 150 West Jefferson Street, Joliet, Illinois 60432 at (815) 724-3780.