

Motion:

Commissioner Misselhorn moved to deny the request as presented, seconded by Commissioner Durand.

The motion to deny the request was unanimous by viva voce vote 7 to 0.

Comment by Commissioner Viera: he never wants to see industrial in residential.

Commissioner Misselhorn moved to defer the case of PZ 15-20, seconded by Commissioner Anderson.

The motion was approved unanimously by viva voce vote 7 to 0.

**CASE NO. PZ 15-18**

Public Hearing on the request of Jim Jorgensen of RLI Insurance Company to rezone property from a Class I-1 (Industrial/Business Park) District and I-2 (Railroad/Warehouse Industrial) District to a Class C-2 (Large Scale Commercial) District, for the property identified as Parcel Identification Nos. 14-05-201-009 (1200 W Bird Blvd.), 14-05-201-014 (Hale Ave), and 14-05- 251-008 (Lindbergh Dr), and to amend an existing Special Use Ordinance 14,254 as amended in a Class C-2 (Large Scale Commercial) District for a Shopping Center to add property into the boundary of the special use and obtain approval for a building addition, parking lot expansion, and street vacation and dedication. The Shopping Center Special Use currently includes Parcel Identification Nos. 09-32-455-001, 09-32-455-002, 09-32-455-003, 09-32-455-005, 09-32-455-006, 14-05-201-012, 14-05-202-009, 14-05-202-012, 14-05-202-013, 14-05-202-014, 14-05-202-017, 14-05-202-019, 14-05-202-020, and 14-05-202-021, with the following property to be added: 09-32-451-014 (N Lindbergh Dr), 14-05-201-001 (9025 N Lindbergh Dr), 14-05-201-004 (1116 W Bird Blvd), 14-05-201-005 (8919 N Hale Ave), 14-05-201-006 (N Hale Ave), 14-05-201-007 (8903 N Hale Ave), 14-05-201-009 (1200 W Bird Blvd), 14-05-201-014 (N Lindbergh Dr), and 14- 05-251-008 (N Hale Ave), Peoria, IL (Council District 5).

Senior Urban Planner Leah Allison, Community Development Department, read Case No. PZ 15-18 into the record and presented the request and recommended approval.

Chairperson Wiesehan opened the hearing to the public.

Jim Jorgensen, celebrated RLI's 50th Anniversary recently. RLI has been renovated recently and he is looking to continue to expand and to keep attracting people to Peoria to work at RLI. Employee's safety was a concern and motivation to create a campus like environment. RLI has been in Peoria for 50 years and they are looking to be here for 50 more if we can expand the way we have. Neighbors support the expansion. City has been very helpful and he expressed his appreciation.

Laura Tobben, Farnsworth representative, requested to have relief for signage setbacks and not to incorporate sidewalks on the RLI parcels, only on commercial side of new road.

Chairperson Wiesehan replied he could not approve a relief for the sign setback regulation.

Chairperson Misselhorn expressed this project is highly conceptual now and we should leave that up to the judgment of the designers and in working with staff.

There being no more testimony, Chairperson Wiesehan closed the public hearing.

Motion:

Commissioner Misselhorn moved to approve per staff's recommendation except for sidewalks which shall be developed by petitioner and approved by staff. This motion was seconded by Commissioner Anderson.

The motion was approved unanimously by viva voce vote 7 to 0.