



**PLAN COMMISSION
WEDNESDAY, MARCH 18, 2026
7:00 PM
VILLAGE BOARDROOM
24401 W. LOCKPORT STREET
PLAINFIELD, IL 60544
Agenda**

CALL TO ORDER AND PLEDGE TO THE FLAG

ROLL CALL

APPROVAL OF MINUTES

- Seeking a motion to approve the Minutes of the Plan Commission meeting held on March 3, 2026.
[03-03-26 Plan Commission Minutes.pdf](#)

PUBLIC COMMENTS

DEVELOPMENT REPORT

OLD BUSINESS

1. NORTHWEST CORNER OF JOHNSON RD. & RIDGE RD. (CASE 2120-121925.AA.REZ.SPR.PP)

Public hearing was opened and continued at the March 3, 2026 Plan Commission meeting.

- 1.a Seeking a motion to close the Public Hearing for the proposed annexation and rezoning for the property located generally north of Johnson Road, west of Ridge Road, and generally south of Cherry Road (excluding a portion of property along Plainfield Road (PIN's 06-01-300-002 and 06-01-300-004 and portions of PIN's 06-01-100-012 and 06-01-100-020), in Kendall County, Illinois.
- 1.b Seeking a motion to recommend annexation of the subject site (see plat of annexation for legal description) as a logical extension of the Village's municipal boundary.
- 1.c Seeking a motion to adopt the findings of fact of the staff as the findings of fact of the Plan Commission and recommend approval of the requested map amendment of Lot 1 of the Core5 Industrial subdivision from the default R-1 to requested I-1 zoning and the map amendment of Lots 2, 3, 4 and 5 of the Core5 Industrial subdivision from default R-1 to requested B-3 zoning district.

- 1.d Seeking a motion to recommend approval of the proposed site plan review for the Core5 industrial development on Lot 1 of the Core5 Industrial subdivision, subject to the stipulations in the staff report.
- 1.e Seeking a motion to recommend approval of the Preliminary Plat of Core5 Industrial subdivision, subject to the stipulations in the staff report.
[Core5 Staff Report Packet.pdf](#)

NEW BUSINESS

1. PLAINFIELD WHEELER/PANATTONI-NORTHWEST CORNER RT 126 & STEINER RD. (CASE 2122-011426.AA.REZ.SPR.PP)

- 1.a Seeking a motion to open the Public Hearing for the proposed annexation and rezoning from default R-1 (Low Density Single-Family Residential District) to I-1 (Office, Research, and Light Industrial District) for the property located generally north of Lockport Street (Illinois Route 126) and west of Steiner Road (PIN 06-03-07-400-002-0000), in Will County, Illinois.
- 1.b Seeking a motion to close the Public Hearing for the proposed annexation and rezoning from default R-1 (Low Density Single-Family Residential District) to I-1 (Office, Research, and Light Industrial District) for the property located generally north of Lockport Street (Illinois Route 126) and west of Steiner Road (PIN 06-03-07-400-002-0000), in Will County, Illinois.
- 1.c Seeking a motion to recommend annexation of the subject site (PIN 06-03-07-400-002-0000) as a logical extension of the Village's municipal boundary.
- 1.d Seeking a motion to adopt the findings of fact of the staff as the findings of fact of the Plan Commission and recommend approval of the requested map amendment from the default R-1 to requested I-1 zoning for the proposed Wheeler / Panattoni development.
- 1.e Seeking a motion to recommend approval of the proposed site plan review for the Wheeler / Panattoni industrial development located at the northwest corner of Illinois Route 126 and Steiner Road, subject to the stipulations in the staff report.
- 1.f Seeking a motion to recommend approval of the Preliminary Plat of the Wheeler Farm subdivision, subject to stipulations in the staff report.
[Panattoni Staff Report Packet.pdf](#)

DISCUSSION

ADJOURN

REMINDERS

- March 23rd - Committee of the Whole Workshop at 7:00 p.m.
- April 6th - Village Board Meeting at 7:00 p.m.
- April 7th - Plan Commission at 7:00 p.m.