



**PLAN COMMISSION
TUESDAY, NOVEMBER 18, 2025
7:00 PM
VILLAGE BOARDROOM
24401 W. LOCKPORT STREET
PLAINFIELD, IL 60544
Agenda**

CALL TO ORDER

PLEDGE TO THE FLAG

ROLL CALL

APPROVAL OF MINUTES

- Seeking a motion to approve the Minutes of the Joint Zoning Board of Appeals and Plan Commission held on November 4, 2025.
[11-04-25 Plan Commission Minutes.pdf](#)

PUBLIC COMMENTS

DEVELOPMENT REPORT

OLD BUSINESS

NEW BUSINESS

1. DUNKIN' DONUTS (CASE 214-091825.AA.REZ.SU.VAR.SPR.PP)

- 1.a Seeking a motion to open and continue the public hearing for the proposed annexation, rezoning, and special use for case 2114-091825.AA.REZ.SU.SPR.PP to the December 16th, 2025 meeting of the Plan Commission.
[Dunkin' Donuts Staff Memo.pdf](#)

2. RIVERFRONT MANOR LLC - 24044 W. MAIN ST. (CASE 2118-102325.SU)

- 2.a Seeking a motion to open the public hearing for the purpose of hearing and considering testimony for a special use permit for a Bed & Breakfast at 24044 W. Main Street, in Will County, Illinois.
- 2.b Seeking a motion to close the public hearing for a special use permit for a Bed & Breakfast at 24044 W. Main Street, in Will County, Illinois.

- 2.c Seeking a motion to adopt the findings of fact of staff as the findings of fact of the Plan Commission and recommend approval of the special use permit for a bed and breakfast (rental property) for the property located at 24044 West Main Street, subject to the stipulations in the staff report.

[Riverfront Manor LLC Staff Report Packet.pdf](#)

3. PLAINFIELD PET RESORT - 14411 S. RT 59 (CASE 2119-102425.SU)

- 3.a Seeking a motion to open the public hearing for the purpose of hearing and considering testimony for a special use permit for an animal kennel/boarding at 14411 S. Route 59, in Will County, Illinois.
- 3.b Seeking a motion to close the public hearing for a special use permit for an animal kennel/boarding at 14411 S. Route 59, in Will County, Illinois.
- 3.c Seeking a motion to adopt the findings of fact of staff as the findings of fact of the Plan Commission and recommend approval of the special use permit for animal kenneling for the property located at 14411 S Route 59, subject to the stipulations in the staff report.

[Plainfield Pet Resort Staff Report Packet.pdf](#)

DISCUSSION

ADJOURN

REMINDERS

- **November 24th - Committee of the Whole Workshop at 7:00 p.m.**
- **November 27th & 28th - Village Offices Closed**
- **December 1st - Village Board Meeting at 7:00 p.m.**
- **December 2nd - Plan Commission Meeting at 7:00 p.m.**

Plan Commission