



City of Joliet

Plan Commission

Meeting Agenda

Thursday, November 20, 2025

4:00 PM

City Hall, Council Chambers

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

APPROVAL OF MINUTES

Plan Commission Meeting Minutes 10-16-25

Attachments: [Plan Commission Meeting Minutes 10-16-25.pdf](#)

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.

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.

FP-4-25: Final Plat of Laraway ANR Pipeline TC Energy Subdivision. (4101 S. Cherry Hill Road) (PIN # 10-11-12-200-002-0000) (COUNCIL DISTRICT #5)

Attachments: [FP-4-25_TC Energy FP_Staff Report Packet.pdf](#)

PUD-7-25: Preliminary Planned Unit Development of Cumberland South Forty, Unit Five. (East of Cumberland Drive at Truman Drive) (PIN #'s 05-06-06-300-008-0000 and 05-06-06-301-001-0000) (COUNCIL DISTRICT #3) **TO BE DEFERRED INDEFINITELY**

Attachments: [PUD-7-25 \(Cumberland South Forty Unit Five\) Nov deferral.pdf](#)

A-4-25: Annexation of Approximately 793 Acres Surrounding S. Rowell Road and Bernhard Road, Classification to I-1 (Light Industrial) Zoning, and Approval of an Annexation Agreement. (S. Rowell Road and Bernhard Road) (PIN #'s 10-11-02-200-007-0010, 10-11-02-200-007-0020, 10-11-02-100-018-0010, 10-11-02-100-018-0020, 10-11-03-400-001-0000, 10-11-02-300-002-0000, 10-11-02-400-007-0000, 10-11-02-400-008-0000, 10-11-02-400-005-0000, 10-11-02-400-006-0000, 10-11-02-400-003-0000, 10-11-02-200-002-0000, 10-11-02-300-003-0000, and 10-11-03-200-002-0000) (COUNCIL DISTRICT #5) **TO BE DEFERRED INDEFINITELY**

PUD-8-25: Preliminary Planned Unit Development of Joliet Technology Center Subdivision. (S. Rowell Road and Bernhard Road) (PIN #'s 10-11-02-200-007-0010, 10-11-02-200-007-0020, 10-11-02-100-018-0010, 10-11-02-100-018-0020, 10-11-03-400-001-0000, 10-11-02-300-002-0000, 10-11-02-400-007-0000, 10-11-02-400-008-0000, 10-11-02-400-005-0000, 10-11-02-400-006-0000, 10-11-02-400-003-0000, 10-11-02-200-002-0000, 10-11-02-300-003-0000, and 10-11-03-200-002-0000) (COUNCIL DISTRICT #5) **TO BE DEFERRED INDEFINITELY**

Attachments: [A-4-25 & PUD-8-25 \(Joliet Tech Center\) staff report November 2025 deferred.pdf](#)

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.

A-5-25: Annexation of 580 Caton Farm Road, Classification to B-1 (Neighborhood Business) District, and Approval of an Annexation Agreement. (580 Caton Farm Road) (PIN #'s 00-06-36-100-012-0000 and 00-06-36-100-013-0000) (COUNCIL DISTRICT #3)

PUD-9-25: Preliminary Planned Unit Development of 580 Caton Farm. (580 Caton Farm Road) (PIN #'s 00-06-36-100-012-0000 and 00-06-36-100-013-0000) (COUNCIL DISTRICT #3)

Attachments: [A-5-25 PUD-9-25 \(580 Caton Farm Rd\) Staff Report Packet.pdf](#)

PUD-10-25: Preliminary Planned Unit Development of Joliet Catholic Academy Subdivision. (1201 Wyoming Avenue and 1200 N. Larkin Avenue) (PIN #'s 30-07-06-201-010-0000, 30-07-06-201-014-0000, and Part of 30-07-05-104-004-0000) (COUNCIL DISTRICT #2)

Attachments: [PUD-10-25 Staff Report \(JCA PUD\) v2 Staff Report Packet.pdf](#)

NEW BUSINESS

NEW OR OLD BUSINESS, NOT FOR FINAL ACTION OR RECOMMENDATION

Joliet Comprehensive Plan Status Update

I-80 Des Plaines River Bridge Community Plan Status Update

PUBLIC COMMENT

This section is for anyone wanting to speak regarding non-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.

ADJOURNMENT

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