

City of South Beloit
Planning and Zoning Commission Meeting Agenda
Wednesday, March 18, 2026, at 6:00 p.m.
Council Chambers, City Hall,
519 Blackhawk Blvd., South Beloit

ROLL CALL:

PLEDGE OF ALLEGIANCE:

APPROVAL OF AGENDA:

PUBLIC COMMENT:

APPROVAL OF MINUTES: Approval of February 18, 2026, minutes

OLD BUSINESS:

1. TA # 08-11-25

To consider a Text Amendment amending Section 10, Base District Intent, Regulations & Uses, of Chapter 118, Zoning Regarding Mixed Uses Development in various Commercial Districts. Filed by City of South Beloit. Testimony in favor of or in opposition to the request will be heard.

NEW BUSINESS:

1. TA # 01-02-26

To consider a Text amendment to Chapter 118-10 Base district intent, regulations and uses of the City of South Beloit Zoning Code of Ordinances for to allow production, processing, servicing, testing, repair or storage of materials, goods or products as a special use in the Commercial Retail (CR) zoning district. Filed by the City of South Beloit. Testimony in favor of or in opposition to the request will be heard.

2. SUP #01-02-26

To consider a Special Use Permit in the Commercial Retail (CR) Zoning District for the property commonly known as 290 Elmwood Avenue, PIN: 04-06-430-002, allowing for the production of soil additives and amendments for wholesale distribution. Filed by property owner, Kent Roe. Testimony in favor of or in opposition to the request will be heard.

3. MAP #04-02-26

A request for a MAP amendment from Commercial Retail (CR) zoning district to Public Lands and Institutional (PLI) zoning district. 620 Blackhawk Blvd., South Beloit, Illinois, Winnebago County, PIN#04-06-430-011; 04-06-430-012. Filed by St. Peters Catholic Church of South Beloit. Testimony in favor of or in opposition to the request will be heard.

4. MAP # 05-02-26

A request for a MAP amendment from Commercial Retail (CR) zoning district to Public Lands and Institutional (PLI) zoning district. 620 Blackhawk Blvd., South Beloit, Illinois, Winnebago County, PIN# 04-05-308-001; 04-06-430-004. Filed by Catholic Diocese/Thomas. Testimony in favor of or in opposition to the request will be heard.

ADJOURN: