

Leah Erickson

From: N. Gene Briscoe <ngbriscoe@aol.com>
Sent: Wednesday, June 10, 2026 12:42 PM
To: lerickson@cbcregroup.com
Subject: Fwd: 115 S Ridge Road property

This information is from the Village's economic development manager.
Gene

From: jack.guldenbecker@minooka.com
To: ngbriscoe@aol.com
Sent: 6/10/2026 12:31:01 PM Central Daylight Time
Subject: RE: 115 S Ridge Road property

Hi Gene,

Generally any truck repair or parking operation is going to be a CPU. I have linked to our ordinance below on this. At a minimum any use like this would have to submit a traffic study and plan on packing, lighting, and screening. People are always free to reach out to me with questions.

https://codelibrary.amlegal.com/codes/minookail/latest/minooka_il/0-0-0-5847

Thanks,

Jack Guldenbecker

Community Development Officer

Village of Minooka

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From: N. Gene Briscoe <ngbriscoe@aol.com>
Sent: Wednesday, June 10, 2026 12:25 PM
To: Jack Guldenbecker <jack.guldenbecker@minooka.com>
Subject: 115 S Ridge Road property

Good afternoon Jack. The subject property is receiving a lot of interest. A variety of uses being discussed or considered, but the most common request is for truck/trailer parking. We have informed them that requires a special use permit.

The other interest seems to be for truck repair. They indicate that they are NOT going to lease space or store any vehicles other than they are servicing. Does this use also require a "special use permit " as well?

Thanks

N.Gene Briscoe

815 693 4252 cell

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