

# SB2506



## 104TH GENERAL ASSEMBLY

State of Illinois

2025 and 2026

SB2506

Introduced 2/7/2025, by Sen. Julie A. Morrison

### SYNOPSIS AS INTRODUCED:

20 ILCS 605/605-1117

Amends the Department of Commerce and Economic Opportunity Law of the Civil Administrative Code of Illinois. Removes the Director of Commerce and Economic Opportunity and the member representing the Office of the Governor from the Task Force on Interjurisdictional Industrial Zoning Impacts. Provides that the Task Force on Interjurisdictional Industrial Zoning Impacts shall include 2 members who are zoning and land use attorneys. Provides that the Task Force shall submit a report to the Governor and the General Assembly no later than February 1, 2028 (currently, December 31, 2025). Effective immediately.

LRB104 11453 HLH 21541 b

A BILL FOR

1 AN ACT concerning State government.

2 **Be it enacted by the People of the State of Illinois,**  
3 **represented in the General Assembly:**

4 Section 5. The Department of Commerce and Economic  
5 Opportunity Law of the Civil Administrative Code of Illinois  
6 is amended by renumbering and changing Section 605-1115 as  
7 follows:

8 (20 ILCS 605/605-1117)

9 (Section scheduled to be repealed on June 1, 2026)

10 Sec. 605-1117 ~~605-1115~~. Task Force on Interjurisdictional  
11 Industrial Zoning Impacts.

12 (a) The General Assembly finds that industrial  
13 developments typically have regional impacts, both positive  
14 and negative. Those impacts extend beyond the zoning authority  
15 of the unit of local government where the development is  
16 located. Units of local government may experience impacts on  
17 public health, public safety, the environment, traffic,  
18 property values, population, and other considerations as a  
19 result of industrial development occurring outside of ~~the~~  
20 their zoning jurisdiction, including areas adjacent to their  
21 borders.

22 (b) The Task Force on Interjurisdictional Industrial  
23 Zoning Impacts is created within the Department of Commerce

1 and Economic Opportunity. The Task Force shall examine the  
2 following:

3 (1) current State and local zoning laws and policies  
4 related to large industrial developments;

5 (2) current State and local laws and policies related  
6 to annexation;

7 (3) State and local zoning and annexation laws and  
8 policies outside of Illinois;

9 (4) the potential impacts of large industrial  
10 developments on neighboring units of local government,  
11 including how those developments may affect residential  
12 communities;

13 (5) trends in industrial zoning across urban,  
14 suburban, and rural regions of Illinois;

15 (6) available methodologies to determine the impact of  
16 large industrial developments; and

17 (7) outcomes in recent zoning proceedings for large  
18 industrial developments or attempts to develop properties  
19 for large industrial purposes, including the recent  
20 attempt to convert a 101 acre campus in Lake County near  
21 Deerfield.

22 (c) The Task Force on Interjurisdictional Industrial  
23 Zoning Impacts shall consist of the following members:

24 (1) (Blank); ~~the Director of Commerce and Economic~~  
25 ~~Opportunity or his or her designee;~~

26 (2) one member, appointed by the President of the

1 Senate, representing a statewide organization of  
2 municipalities described in Section 1-8-1 of the Illinois  
3 Municipal Code;

4 (3) one member, appointed by the President of the  
5 Senate, representing a regional association of  
6 municipalities and mayors;

7 (4) one member, appointed by the President of the  
8 Senate, representing a regional association that  
9 represents the commercial real estate industry;

10 (5) one member, appointed by the Speaker of the House  
11 of Representatives, representing a statewide association  
12 representing counties;

13 (6) one member, appointed by the Speaker of the House  
14 of Representatives, representing a regional association of  
15 municipalities and mayors;

16 (7) one member, appointed by the Minority Leader of  
17 the Senate, representing a statewide professional economic  
18 development association;

19 (8) one member, appointed by the Minority Leader of  
20 the House of Representatives, representing a statewide  
21 association of park districts;

22 (9) one member representing a statewide labor  
23 organization, appointed by the Governor;

24 (10) (Blank); ~~one member representing the Office of~~  
25 ~~the Governor, appointed by the Governor;~~

26 (11) one member of the Senate, appointed by the

1 President of the Senate;

2 (12) one member of the Senate, appointed by the  
3 Minority Leader of the Senate;

4 (13) one member of the House of Representatives,  
5 appointed by the Speaker of the House of Representatives;

6 (14) one member of the House of Representatives,  
7 appointed by the Minority Leader of the House of  
8 Representatives; ~~and~~

9 (15) one member representing a statewide manufacturing  
10 association, appointed by the Governor; and -

11 (16) two members who are zoning and land use  
12 attorneys, appointed by the President of the Senate.

13 (d) The members of the Task Force shall serve without  
14 compensation. The Department of Commerce and Economic  
15 Opportunity shall provide administrative support to the Task  
16 Force.

17 (e) The Task Force shall meet at least once every 2 months.  
18 Upon the first meeting of the Task Force, the members of the  
19 Task Force shall elect a chairperson of the Task Force.

20 (f) The Task Force shall prepare a report on its findings  
21 concerning zoning for large industrial development and  
22 associated interjurisdictional impacts, including any  
23 recommendations. The report shall be submitted to the Governor  
24 and the General Assembly no later than February 1, 2028  
25 ~~December 31, 2025~~.

26 (g) This Section is repealed June 1, 2029 ~~June 1, 2026~~.

1 (Source: P.A. 103-882, eff. 8-9-24; revised 9-23-24.)

2 Section 99. Effective date. This Act takes effect upon  
3 becoming law.