

# Village Of Yorkville

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## AGENDA

VILLAGE OF YORKVILLE  
JOINT VILLAGE BOARD/PLAN COMMISSION  
VILLAGE BOARD ROOM  
UNION GROVE MUNICIPAL CENTER  
MONDAY, OCTOBER 8, 2018  
6:00 P.M.

1. **Pledge of Allegiance**
2. **Call to Order**
3. **Roll Call**
4. **Public Comments, Questions and Suggestions** - 5 minute limit per person
5. **Minutes** - Approval of the September 10, 2018 joint Village Board/Plan Commission, September 24, 2018 Village Board and October 1, 2018 Village Board meeting minutes
6. **Approval of Financial Reports**
7. **Approval of Village Invoices**
8. **Approval of Stormwater Invoices**
9. **New and Unfinished Business - Discussion and possible action on all of the following:**
  - a. Election of a Plan Commission chairperson
  - b. Request submitted by Sylvania Partners, LLC (on behalf of BRP US, Inc.) for occupancy approval for the property located at 1520 South Sylvania Avenue, Units 307-310 (Parcel ID #'s 018-03-21-13-030-307 to 310) in the M-3 (Heavy Industrial) Zoning District to permit occupancy of said units at this address with storage and warehouse space for a recreational products manufacturer called BRP US, Inc.
  - c. Application submitted by Global Hotels, Inc. for certified survey map approval for the parcels located at 904 South Sylvania Avenue and 910 South Sylvania Avenue (Parcel ID #'s 018-03-21-13-008-030 and 018-03-21-13-008-040) in the B-3 (Commercial Service) Zoning District to allow for the reconfiguration of these parcels by transferring approximately 0.27 acres from the parcel located at 904 South Sylvania Avenue to the parcel located at 910 South Sylvania Avenue
  - d. Pre-application conference regarding proposed lot line adjustments for eight parcels on Acorn Trail
  - e. 15941 Durand Avenue (STH 11) property maintenance inspection request
  - f. **Public Hearing** - The Village Board and Plan Commission will hold a joint public hearing to hear public comment on a request submitted by 2232 North Sylvania LLC / 2118 North Sylvania LLC (with Robert Gleason as applicant/agent) for the following for the property

located at 2232 North Sylvania Avenue and the vacant parcel located immediately to the south of this property (Parcel ID #'s 018-03-21-01-019-000 and 018-03-21-01-020-000) in the A-2 (General Farming and Residential II) Zoning District:

1. Amendment of the Village of Yorkville's Land Use Map and Multi-Jurisdictional Comprehensive Plan for Racine County: 2035 for these two parcels from the Urban Reserve classification to the Industrial classification
  2. Rezoning of these two parcels from the A-2 (General Farming and Residential II) Zoning District to the M-3 (Heavy Industrial) Zoning District
  3. Conditional use approval to allow for the expansion of the existing undamaged and damaged vehicle auction platform fulfillment center known as Copart that is located at 2118 North Sylvania Avenue onto these two parcels
- g. Resolution 2018-22 Recommending approval of an amendment to the Village of Yorkville's Land Use Map and Multi-Jurisdictional Comprehensive Plan for Racine County: 2035 as it pertains to approximately 11.90 acres comprising Tax Parcels ID # 018-03-21-01 019-000 and ID # 018-03-21-01-020-000, located at 2232 North Sylvania Avenue and the vacant parcel immediately south of this parcel, within the Village of Yorkville
- h. Ordinance 2018-12 Adopting an amendment to the Village of Yorkville's Land Use Map and Multi-Jurisdictional Comprehensive Plan for Racine County: 2035 as it pertains to approximately 11.90 acres comprising Tax Parcels ID # 018-03-21-01 019-000 and ID # 018-03-21-01-020-000, located at 2232 North Sylvania Avenue and the vacant parcel immediately south of this parcel, within the Village of Yorkville
- i. Resolution 2018-23 Recommending approval of an amendment to the Zoning Map referenced in Section 20-212 of the Racine County Zoning Code as adopted by the Village of Yorkville under Section 55-1 of the Village's Code of Ordinances by approving a request to rezone Tax Parcels ID # 018-03-21-01-019-000 and ID # 018-03-21-01-020-000 from A-2 General Farming and Residential District II to M-3 Heavy Industrial District, located at 2232 North Sylvania Avenue and the vacant parcel immediately south of this parcel, within the Village of Yorkville, Racine County, Wisconsin and to amend Section 55-3 of the Code of Ordinances for the Village of Yorkville pertaining to a listing of approved amendments to the Village's Zoning Map
- j. Ordinance 2018-13 Amending the Zoning Map referenced in Section 20-212 of the Racine County Zoning Code as adopted by the Village of Yorkville under Section 55-1 of the Village's Code of Ordinances by approving a request to rezone Tax Parcels ID # 018-03-21-01-019-000 and ID # 018-03-21-01-020-000 from A-2 General Farming and Residential District II to M-3 Heavy Industrial District, located at 2232 North Sylvania Avenue and the vacant parcel immediately south of this parcel, within the Village of Yorkville, Racine County, Wisconsin and to amend Section 55-3 of the Code of Ordinances for the Village of Yorkville pertaining to a listing of approved amendments to the Village's Zoning Map
- k. Conditional use application submitted by 2232 North Sylvania LLC / 2118 North Sylvania LLC (with Robert Gleason as applicant/agent) for the property located at 2232 North Sylvania Avenue and the vacant parcel located immediately to the south of this property (Parcel ID #'s 018-03-21-01-019-000 and 018-03-21-01-020-000) in the A-2 (General Farming and Residential II) Zoning District to allow for the expansion of the existing undamaged and damaged vehicle auction platform fulfillment center known as Copart that is located at 2118 North Sylvania Avenue onto these two parcels
- l. Pre-application conference regarding a proposed subdivision of the parcel located at 15501 Braun Road and an undeveloped parcel located on County Line Road (CTH KR) immediately to the south of this parcel (Parcel ID #'s 018-03-21-35-007-000 and 018-03-21-35-025-010)
- m. Stonecrest Shores Subdivision communal mound system
- n. Holding tank agreement and holding tank servicing contract approval policy
- o. Street access/driveway policy
- p. 58<sup>th</sup> Road and 67<sup>th</sup> Drive ditch maintenance
- q. Fahrner Asphalt Sealers' remaining 2018 scheduled road maintenance projects

- r. Evans Lane culvert replacement proposal
- s. 58<sup>th</sup> Road bridge over the West Branch of the Root River Canal
- t. 2019 road and bridge construction and/or maintenance projects
- u. 2019 Village General Fund annual budget
- v. 2019 Wisconsin Humane Society stray and impound animal shelter services agreement

## **10. Reports**

- a. Building Inspector's Report – report on building permits issued and other activity
- b. Engineer's Report – report on activities and issues
- c. Yorkville Stormwater Utility District Report – report on activities and issues
- d. Roads/Public Works Committee Report – report on activities and issues
- e. Clerk's Report – report on activities and issues

## **11. Adjournment**

Michael McKinney  
*Clerk-Treasurer*

Posted: October 5, 2018

*A quorum of other elected or appointed bodies may be present at this meeting for informational purposes only. No action from those bodies will be taken at this meeting.*

*This building is handicap accessible. Requests from persons with disabilities who need assistance should be made to the Village Office, (262) 878-2123, with as much advance notice as possible.*