

# Village of Yorkville

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## AGENDA

**VILLAGE OF YORKVILLE  
JOINT VILLAGE BOARD/PLAN COMMISSION  
VILLAGE BOARD ROOM  
UNION GROVE MUNICIPAL CENTER  
MONDAY, JULY 10, 2023  
6:00 P.M.**

- 1. Call to Order**
- 2. Roll Call**
- 3. Minutes** - Approval of the June 26, 2023, Village Board meeting minutes
- 4. Approval of Financial Reports**
- 5. Approval of Village Invoices**
- 6. Approval of Stormwater Invoices**
- 7. New and Unfinished Business - Discussion and possible action on the following:**
  - a. Site plan review application submitted by Mark and Joyce Sondag (with Sinaj Maliakal as applicant/agent) for the parcel located at 14314 58<sup>th</sup> Road (Parcel ID # 194-03-21-24-007-000) in the M-3 (Heavy Industrial) Zoning District for the occupancy of an existing industrial building (Building #4) with a stone product warehousing and distribution business known as "3D Stones & Surfaces, LLC"
  - b. Resolution 2023-19 Approving a site plan review request for the occupancy of an existing industrial building (Building #4) with a stone product warehousing and distribution business known as "3D Stones & Surfaces, LLC" at 14314 58<sup>th</sup> Road, Sec. 24, T3N, R21E, Village of Yorkville, Racine County, Wisconsin (Parcel ID # 194-03-21-24-007-000); Mark and Joyce Sondag, Owner; Sinaj Maliakal, Applicant/Agent
  - c. **Public Hearing** - The Village Board and Plan Commission will hold a joint public hearing to hear public comment on a conditional use application submitted by 2232 North Sylvania LLC and 2118 North Sylvania LLC (with Robert Gleason as applicant/agent) for the parcel located at 2232 North Sylvania Avenue (West Frontage Road) and the vacant parcel located immediately to the south of 2232 North Sylvania Avenue (West Frontage Road) (Parcel ID #'s 194-03-21-01-019-000 and 194-03-21-01-020-000) in the M-3 (Heavy Industrial) Zoning District to combine these two parcels and to construct two ±10,000-square-foot industrial building shells on the resulting parcel, with site work and buildout to be determined once potential commercial tenants are established
  - d. Conditional use application submitted by 2232 North Sylvania LLC and 2118 North Sylvania LLC (with Robert Gleason as applicant/agent) for the parcel located at 2232 North Sylvania Avenue (West Frontage Road) and the vacant parcel located immediately to the south of 2232 North Sylvania Avenue (West Frontage Road) (Parcel ID #'s 194-03-21-01-019-000 and 194-03-21-

01-020-000) in the M-3 (Heavy Industrial) Zoning District to combine these two parcels and to construct two ±10,000-square-foot industrial building shells on the resulting parcel, with site work and buildout to be determined once potential commercial tenants are established

- e. Resolution 2023-20 Approving a conditional use permit request to combine two parcels and to construct two ±10,000-square-foot industrial building shells on the resulting parcel, with site work and buildout to be determined once potential commercial tenants are established, at 2232 North Sylvania Avenue (West Frontage Road) and the vacant parcel located immediately to the south of 2232 North Sylvania Avenue (West Frontage Road), Sec. 01, T3N, R21E, Village of Yorkville, Racine County, Wisconsin (Parcel ID #'s 194-03-21-01-019-000 and 194-03-21-01-020-000); 2232 North Sylvania LLC and 2118 North Sylvania LLC, Owner; Robert Gleason, Applicant/Agent
- f. Leetsbir Road ditch repair proposal
- g. Leetsbir Road drain tile repair proposal
- h. Queens Brook Lane ditch repair proposal
- i. North Raynor Avenue culvert replacement proposal
- j. Engineering design standard details and construction specifications
- k. Engineer's Report - report on activities and issues
- l. 2023-2024 annual Operator License applications submitted by the following (all applications may be approved by one motion or individually):
  - 1. Taylor Branch
  - 2. Nicole Flores
  - 3. John Pisanello
  - 4. Joshua Reading
  - 5. Raquel Rodriguez

## **8. Reports**

- a. Building Inspector's Report - report on building permits issued and other activity
- b. Code Enforcement Officer'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. Village President's Report - report on activities and issues
- f. Administrator/Clerk's Report - report on activities and issues

## **9. Public Comments, Questions and Suggestions - 5-minute limit per person**

## **10. Adjournment**

Michael McKinney  
Administrator/Clerk

Posted: July 7, 2023

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