

# Village of Yorkville

925 15<sup>th</sup> Avenue, Union Grove, Wisconsin 53182

Phone: (262) 878-2123 Website: [www.villageofyorkville.com](http://www.villageofyorkville.com)

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## AGENDA

VILLAGE OF YORKVILLE  
JOINT VILLAGE BOARD/PLAN COMMISSION  
VILLAGE BOARD ROOM  
UNION GROVE MUNICIPAL CENTER  
MONDAY, FEBRUARY 9, 2026  
6:00 P.M

1. **Call to Order**

2. **Roll Call**

3. **Consent Agenda** - Any item listed on the consent agenda for approval may be removed at the request of any member of the Board. The request does not require a second, is not discussed, and is not voted upon.

- a. January 26, 2026, Village Board meeting minutes
- b. Financial reports
- c. Village invoices
- d. Building Inspector's Report - report on building permits issued and other activity
- e. Code Enforcement Officer's Report - report on activities and issues

4. **Business** - Discussion and possible action on the following:

- a. Preliminary certified survey map request submitted by Robert Ryterski for the parcel located at 16727 2 Mile Road (Parcel ID # 194-03-21-03-005-000) in the A-2 (General Farming and Residential II) Zoning District to allow for the division of this parcel into a 3.00-acre parcel and a ±156.85-acre remnant parcel
- b. Lot line adjustment waiver request submitted by Nathan Voge for two vacant parcels located between 15055 Plank Road (CTH A) and 15225 Plank Road (CTH A) (Parcel ID #'s 194-03-21-11-036-000 and 194-03-21-14-001-000) due to one proposed parcel containing insufficient road frontage
- c. **Public Hearing** - The Village Board and Plan Commission will hold a joint public hearing to hear public comment on a shoreland conditional use amendment request submitted by Twenty Sheds, LLC (with John Kurt as applicant/agent) for the parcel located at 19503 Washington Avenue (STH 20) (Parcel ID # 194-03-21-07-001-022) in the A-2 (General Farming and Residential II) and B-3 (Commercial Service) Zoning Districts to construct a 30-foot by 40-foot (1,200-square-foot) office and storage garage
- d. Shoreland conditional use amendment request submitted by Twenty Sheds, LLC (with John Kurt as applicant/agent) for the parcel located at 19503 Washington Avenue (STH 20) (Parcel ID # 194-03-21-07-001-022) in the A-2 (General Farming and Residential II) and B-3 (Commercial Service) Zoning Districts to construct a 30-foot by 40-foot (1,200-square-foot) office and storage garage
- e. Resolution 2026-03 Approving a shoreland conditional use amendment request to construct a 30-foot by 40-foot (1,200-square-foot) office and storage garage at 19503 Washington Avenue (STH 20), Sec. 07, T3N, R21E, Village of Yorkville, County of Racine, State of Wisconsin (Parcel ID # 194-03-21-07-001-022); Twenty Sheds, LLC, Owner; John Kurt, Applicant/Agent
- f. **Public Hearing** - The Village Board and Plan Commission will hold a joint public hearing to hear public comment on a conditional use request submitted by Gail Brand (with Gail Brand as

applicant/agent) for the parcel located at 16122 50<sup>th</sup> Road (Parcel ID # 194-03-21-03-022-000) in the A-2 (General Farming and Residential II) Zoning District to operate a rural home-based business (currently operating without zoning approval) known as “Brand Construction, LLC”

- g. Conditional use request submitted by Gail Brand (with Gail Brand as applicant/agent) for the parcel located at 16122 50<sup>th</sup> Road (Parcel ID # 194-03-21-03-022-000) in the A-2 (General Farming and Residential II) Zoning District to operate a rural home-based business (currently operating without zoning approval) known as “Brand Construction, LLC”
- h. Resolution 2026-04 Approving a conditional use request to operate a rural home-based business (currently operating without zoning approval) known as “Brand Construction, LLC” at 16122 50<sup>th</sup> Road, Sec. 03, T3N, R21E, Village of Yorkville, County of Racine, State of Wisconsin (Parcel ID # 194-03-21-03-022-000); Gail Brand, Owner; Gail Brand, Applicant/Agent
- i. Final certified survey map request submitted by the Village of Yorkville (with Michael McKinney/Nielsen Madsen + Barber as applicant/agent) for the parcel located at 2403 South Colony Avenue (USH 45) (Parcel ID # 194-03-21-20-021-001) in the B-3 (Commercial Service) Zoning District to allow for the division of this parcel into a 3.735-acre parcel and a 10.601-acre parcel
- j. Resolution 2026-05 Approving a final certified survey map to allow for the division of the parcel located at 2403 South Colony Avenue (USH 45) into a 3.735-acre parcel and a 10.601-acre parcel, Sec. 20, T3N, R21E, Village of Yorkville, County of Racine, State of Wisconsin (Parcel ID # 194-03-21-20-021-001); Village of Yorkville, Owner; Michael McKinney/Nielsen Madsen + Barber, Applicant/Agent
- k. Resolution 2026-06 Updating the Village of Yorkville’s personnel manual related to personal days and holidays
- l. Resolution 2026-07 Adopting a code enforcement policy for the Village of Yorkville
- m. Letter of opposition to Wisconsin 2025 Senate Bill 473 and 2025 Assembly Bill 449 and Wisconsin 2025 Senate Bill 247 and 2025 Assembly Bill 365 related to the permitting of accessory dwelling units by right on properties zoned for residential use
- n. Annual WE Energies road weight restriction request
- o. Draft policy on discussion and action on reports

## **5. Reports**

- a. Engineer’s Report - report on activities and issues
- b. Yorkville Stormwater Utility District Report - report on activities and issues
- c. Roads/Public Works Committee Report - report on activities and issues
- d. Village President’s Report - report on activities and issues
- e. Public Works Report - report on activities and issues
- f. Clerk’s Report - report on activities and issues
- g. Administrator’s Report - report on activities and issues

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

## **7. Adjournment**

Janine Carls  
*Clerk*

Posted: February 6, 2026

*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.*