



Village Board & Plan Commission Joint Meeting Minutes

Union Grove Municipal Center 925 15th Avenue

Monday, June 8, 2026

1. **Call to Order** | Doug Nelson called the meeting to order at 6:04 p.m.

2. Roll Call - Quorum Present

Village Board Members	Plan Commission Members	Staff Present
Doug Nelson* – Present Cory Bartlett* – Present Rob Funk – Present Dan Maurice – Present Steve Nelson – Present	Aaron Alby – Present Tim DeGarmo – Absent Barb Geschke – Present *Also serves on Plan Commission	Michael McKinney, Administrator Janine Carls, Clerk Nick Carriker, Public Works Tim Pruitt, Attorney

Also in attendance: Ted Petri (Stericycle), Justin and Amanda Thompson, David Navin, Scott and Beth Maier, Trevor and Emily Niemyjski, Larry and Diane Zirbel, Matt and Megan Kusek. The following representatives for Daniels SharpSmart: Jennifer Vaisnoras, Daniel Gleeson, David Tran, and Joe Hameister. Present via Microsoft Teams: Jonathan McKelvey and Melanie Burns (Wisconsin Department of Natural Resources).

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. May 26, 2026, Village Board meeting minutes
- b. Stormwater financial reports
- c. Village invoices
- d. Building Inspector's Report - report on building permits issued and other activity
- e. License and permit applications for the period of July 1, 2026, through June 30, 2027:
 1. Combination Class "B" beer and "Class B" liquor license
 - i. Apple Holler, 5006 South Sylvania Avenue (West Frontage Road) (Agent: Arthur D. Flannery)
 - ii. Blue Badger Bar and Grill, 717 South Sylvania Avenue (West Frontage Road) (Agent: Dena M. Payne)
 - iii. Ives Grove Golf Links, 14101 Washington Avenue (STH 20) (Agent: Peter J. Eitel)
 - iv. Racine County Agricultural Society, 19805 Durand Avenue (STH 11) (Agent: Jeffrey R. Busch)
 - v. Racine Instinctive Bowmen, 14403 50th Road (Agent: Jennifer L. Imhoff)
 - vi. Range Time, 14101 Washington Avenue (STH 20) (Agent: Ramiro P. Romo)
 - vii. Route 20, 14001 Washington Avenue (STH 20) (Agent: Raymond J. Stibeck)
 - viii. The 14K Kitchen, 13851 56th Road/2624 South Sylvania Avenue (West Frontage Road) (Agent: Kristin L. Beasley)
 - ix. TinCan Roadhouse, 20715 Durand Avenue (STH 11) (Agent: Tina M. Jahnke)
 2. Combination Class "A" beer and "Class A" liquor license
 - i. Country Mart, 1920 South Colony Avenue (STH 45) (Agent: Bhagvanbhai Ratada)
 - ii. Petro Stopping Centers, 717 South Sylvania Avenue (West Frontage Road) (Agent: Dena M. Payne)
 - iii. Refuel Pantry - Sturtevant, 611 South Sylvania Avenue (West Frontage Road), Suite A (Agent: Harinder Singh)
 3. Class "B" beer license
 - i. Cheese and Cheers Bistro, 611 South Sylvania Avenue (West Frontage Road), Suite B (Agent: Mellisa M. Jacobson)
 - ii. Country Rose Bakery and Café, 19319 Washington Avenue (STH 20) (Agent: Rita A. Zadurski)
 - iii. Safron Grill House, 904 S. Sylvania Avenue (West Frontage Road) (Agent: Jaswinder Singh)
 4. Cigarette, electronic vaping device, and tobacco product retail license

- i. Country Mart, 1920 South Colony Avenue (STH 45) (Agent: Bhagvanbhai Ratada)
 - ii. Ives Grove Golf Links, 14101 Washington Avenue (STH 20) (Agent: Peter Eitel)
 - iii. Petro Stopping Centers, 717 South Sylvania Avenue (West Frontage Road) (Agent: Dena Payne)
 - iv. Refuel Pantry - Sturtevant, 611 South Sylvania Avenue (West Frontage Road), Suite A (Agent: Harinder Singh)
- 5. Gaming machine license
 - i. Blue Badger Bar and Grill, 717 South Sylvania Avenue (West Frontage Road) (4 amusement)
 - ii. Cheese & Cheers Bistro, 611 South Sylvania Avenue (West Frontage Road) (5 video gaming + 2 amusement) (grant to be issued upon restaurant opening)
 - iii. Route 20, 14001 Washington Avenue (STH 20) (5 video gaming + 2 amusement)
 - iv. Saffron Grill House, 904 S Sylvania Ave (West Frontage Road) (3 amusement)
 - v. TinCan Roadhouse, 20715 Durand Avenue (STH 11) (5 video gaming + 2 amusement)
- 6. Dance hall license
 - i. Blue Badger Bar and Grill, 717 South Sylvania Avenue (West Frontage Road) - Class B
 - ii. Route 20, 14001 Washington Avenue (STH 20) - Class A
 - iii. TinCan Roadhouse, 20715 Durand Avenue (STH 11) - Class B
- 7. Shooting facility license
 - i. Wisconsin Sportsman's Association, Inc. (Gerald Werner), 16010 Durand Avenue (STH 11)
- 8. Hotel/motel license
 - i. Esmonds Motel (Konstantinos Gianakakis), 4900 South Colony Avenue (STH 45)
 - ii. Super 8 Sturtevant (Mohammad Sakib Hasan/Manchester Hospitality LLC), 910 South Sylvania Avenue (West Frontage Road)
- 9. Junk or auto salvage facility license
 - i. Gleason Truck and Equipment (Robert Gleason), 2118 North Sylvania Avenue (West Frontage Road)
- 10. Mobile Home Park License
 - i. Harvest View MHC, LLC (Jonathan Uretz/Ravinia Communities), 15941 Durand Avenue (STH 11)

S. Nelson asked to set aside item 3.a. (May 26, 2026, Village Board meeting minutes) for separate consideration.

Motion (S. Nelson, Maurice) to approve the consent agenda, with the exception of item 3.a., Motion Carried (MC).

S. Nelson noted that under item 4.a. of May 26, 2026, meeting minute draft the motion was recorded without indication that it had been carried. Carls stated that the motion had indeed been carried and she would make the correction.

Motion (S. Nelson, Bartlett) to approve May 26, 2026, meeting minutes subject to Carls making the noted correction, MC.

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

- a. Extension request for a conditional use permit originally approved on September 8, 2025, to construct seven self-service storage buildings, two climate-controlled commercial buildings, and six commercial business suite located at 18917 Spring Street (CTH C), Sec. 20, T3N, R21E, Village of Yorkville, County of Racine, State of Wisconsin (Parcel ID # 194-03-21-20-040-000); Jon Erickson and Kay Erickson, Owner; Jon Erickson and Kay Erickson, Applicant/Agent

Motion (Bartlett, Alby) to extend the conditional use permit originally approved on September 8, 2025, by another 9 months, MC.

Motion (S. Nelson, Funk) to approve the extension recommended by the Plan Commission, MC.

- b. Solar energy system review request submitted by Andrew and Tanya Fritchen (with Charles Smith/Current Electric Co. as applicant/agent) for the installation of a residential 14-panel, 294.27-square-foot, 4.48 kW ground mounted photovoltaic solar system on the parcel located at 18212 Spring Street (CTH C) (Parcel ID # 194-03-21-20-001-050) in the A-2 (General Farming and Residential II) Zoning District

McKinney stated that Fire Chief Tim Allen reviewed and did not have any concerns. Regarding battery storage, Bartlett pointed out that the submitted information noted "none."

Motion (Alby, Geschke) to recommend approval of the solar energy request, MC.

Motion (Maurice, S. Nelson) to accept the recommendation of the Plan Commission and approve the solar energy request, MC.

- c. **Public Hearing** - The Village Board will hold a public hearing to hear public comment on an application submitted by Stericycle, Inc., for a Solid Waste Disposal, Storage or Treatment Permit for the period of July 1, 2026, through June 30, 2027, to operate a regulated medical waste treatment facility utilizing Electro-Thermal Deactivation (shredding and thermal inactivation by use of low frequency radio waves) technology at 14035 Leetsbir Road and 14114 Leetsbir Road (Parcel ID #'s 194-03-21-24-002-130, 194-03-21-24-002-120, and 194-03-21-24-002-008) in the M-3 (Heavy Industrial) Zoning District

D. Nelson opened the public hearing at 6:18 p.m. Ted Petri of Stericycle noted that they have made no changes to their operations and are in good standing with the Department of Natural Resources (McKinney confirmed there are no notice of violations on file with the DNR). Pruitt noted that an updated Certificate of Insurance will need to be submitted as the one included with the application expires on July 1, 2026. After calling for public comments and receiving none, the hearing was closed at 6:08 p.m.

- d. Application submitted by Stericycle, Inc., 14035 Leetsbir Road and 14114 Leetsbir Road, for a Solid Waste Disposal, Storage or Treatment Permit for the period of July 1, 2026, through June 30, 2027

Motion (S. Nelson, Bartlett) to renew the Stericycle Solid Waste Disposal, Storage or Treatment Permit for the period of July 1, 2026, through June 30, 2027, MC.

- e. Site plan application submitted by Thomas Hribar, Sr. Revocable Trust (with Mike Rivecca/RivCrete Ready Mix/Steve McGuire/McGuire Contractors, Inc. as applicant/agent) for the parcel located at 2221 Raymond Avenue (CTH U) (Parcel ID # 194-03-21-03-002-000) in the M-3 (Heavy Industrial) and A-2 (General Farming and Residential II) Zoning Districts to construct an 1,800-square-foot building over an existing concrete batch plant

Mike Rivecca explained that this building will just enclose the existing batch plant to protect from weather and allow work throughout the seasons; building at ground level.

- f. Resolution 2026-25 Approving a site plan request to construct an 1,800-square-foot building over an existing concrete batch plant, at 2221 Raymond Avenue (CTH U), Sec. 03, T3N, R21E, Village of Yorkville, County of Racine, State of Wisconsin (Parcel ID # 194-03-21-03-002-000); Thomas Hribar, Sr. Revocable Trust, Owner; Mike Rivecca/RivCrete Ready Mix/Steve McGuire/McGuire Contractors, Inc., Applicant/Agent

Motion (Geschke, Alby) to recommend approval of Resolution 2026-25 as presented, MC.

Motion (Maurice, Funk) to accept the Plan Commission recommendation and adopt Resolution 2026-25, MC.

- g. Request submitted by Randall Henderson for (1) a waiver of Section 38-111 of the Code of Ordinances of the Village of Yorkville, County of Racine, State of Wisconsin, relating to the requirement that newly-installed driveways shall contain a culvert, to allow for the installation of a driveway without a culvert and (2) a waiver of Section 38-115 of the Code of Ordinances of the Village of Yorkville, County of

Racine, State of Wisconsin, relating to the limitation on the number of driveway entrances, to allow for an application to obtain a permit for a second driveway entrance located at 15210 Ives Grove Road (Parcel ID # 194-03-21-11-033-000) in the A-2 (General Farming and Residential II) Zoning District

Henderson stated that he wants to move the farm access driveway (which currently has no gravel or ditch) about 60 feet to the east to line up with the planned construction of a new home and shed. He noted that there is no need for a culvert as there is no ditch, and the slope continues well past the property line. Maurice agreed the ditch is flat, and Bartlett added that over a 200-foot span, it drops about 5 feet. Henderson also noted that several other driveways along that stretch do not have culverts.

Motion (S. Nelson, Bartlett) to approve the request for one driveway without a culvert, MC.

- h. Request for reconsideration of the denial of the request submitted by Megan & Matthew Kusek for an exemption from the Class B weight limit restriction on 1st Street

Motion (Funk, Maurice) to reconsider the denial, MC.

- i. Request submitted by Megan & Matthew Kusek for an exemption from the Class B weight limit restriction on 1st Street

Megan and Matthew Kusek explained the reason for the request, noting that they would have made it earlier if they had realized there were differences between state and county laws. S. Nelson commented that in Yorkville residents are discouraged from backing semis into driveways, recommending the Kuseks consider ways to eliminate the need to back in. He also expressed concerns about allowing heavy traffic on local roads and potential repair costs. Other members supported the request.

Motion (Funk, Maurice) to approve the Class B weight limit exemption, MC. (Motion carried by a 4-1 voice vote, with S. Nelson voting nay.)

- j. **Public Hearing** - The Village Board and Plan Commission will hold a joint public hearing to hear public comment on a rezoning request submitted by Justin and Amanda Thompson for the parcel located immediately to the west of 740 Log Cabin Drive (Parcel ID # 194-03-21-17-025-000) in the R-2 (Suburban Residential (Unsewered)) Zoning District to allow for the rezoning of this parcel from the R-2 (Suburban Residential (Unsewered)) Zoning District to the C-2 (Upland Resource Conservation) Zoning District

D. Nelson opened the public hearing at 6:32 p.m.

Applicants Justin and Amanda Thompson explained that they are seeking to rezone the 3+ acre parcel for the following reasons:

- Existing wetlands on the west side of the parcel complicate standard property maintenance.*
- A residential home cannot be constructed on the parcel due to a lack of driveway access.*
- The owners desire to utilize the natural habitat for their children's use and outdoor recreation.*
- The owners intend to restore native Wisconsin woodlands, grasses, and plants. 750 trees have been planted. They noted that Yorkville ordinances mandate the mowing of grasses over twelve inches tall and expressed hope that the C-2 reclassification would provide an exemption for this restoration project.*

Attorney Pruitt noted that the rezoning request is consistent with the current Comprehensive Plan and would not be considered "spot zoning."

Public Comment:

The following residents spoke regarding the rezoning request: Larry Zirbel (19207 Savage Road), Scott Maier (19214 52nd Road), Scott Ennis (19221 Savage Road), and Randy Ennis (19221 Savage Road).

Public concerns and inquiries focused on the following areas:

- *Noxious Weeds and Grass Maintenance: Multiple residents expressed opposition regarding current property maintenance, noting that weeds and grass routinely exceed the village's mandatory one-foot height limit. Concerns were raised regarding increased mosquito populations and negative impacts on neighborhood allergies. Larry Zirbel submitted eight photographs into the record as evidence of the overgrowth.*
- *Zoning Justification and Precedent: Inquiries were made into why the rezone was necessary given that both R-2 and C-2 districts allow for a single residence and carry identical maintenance codes. It was noted that there are no visible precedents for this type of rezoning within existing local subdivisions.*
- *Long-Term Property Maintenance: Questions were raised regarding the long-term implications of the rezone, specifically who would be held responsible for maintaining the acreage if the parcel is sold in the future.*
- *Property Boundaries and Drainage: Inquiries were made regarding property line confirmation and whether a recent Certified Survey Map (CSM) had been completed; Justin Thompson provided a copy of the CSM to neighbors during the meeting. Additionally, concerns were raised regarding a bridge constructed across the creek by the applicant, which neighbors noted is trapping debris and causing local drainage issues.*
- *Regulatory Changes: Residents requested clarification on what specific land-use allowances or restrictions would legally change if the zoning transition were approved.*

The owners responded, acknowledging that before they purchased this parcel it was maintained and used by the surrounding neighbors, expressed commitment to maintain it, noted the bridge was constructed to aid in maintenance access to that wetland area.

The owners also stated that when initially working with Racine County Development Services, they were led to believe that the change to C-2 would be advantageous to their plans but since learned that the C-2 zoning is subject to the same ordinances.

After calling for additional public comments and receiving none, the hearing was closed at 6:52 p.m.

- k. Rezoning request submitted by Justin and Amanda Thompson for ±3.048 acres of land located immediately to the west of 740 Log Cabin Drive (Parcel ID # 194-03-21-17-025-000), in the NW¼ of the SW¼ of Sec. 17, T3N, R21E, Village of Yorkville, Racine County, State of Wisconsin, from the R-2 (Suburban Residential (Unsewered)) Zoning District to the C-2 (Upland Resource Conservation) Zoning District

Board and Plan Commission deliberations centered on the noxious weed concerns and whether changing the zoning was of any benefit to the requestors' plans. Members noted that a considerable amount of work had been done to standardize zoning in the community, correcting many anomalies, and without a clear benefit, this request seems to be an unnecessary delineation.

D. Nelson asked the owners to confirm they can move forward with their plans without rezoning. The owners reiterated their frustration that communication with Racine County Development Services had initially led them to believe the rezoning was beneficial, only to learn further into the process that it would not exempt them from the requirement to keep grass/weeds below 1 foot.

Attorney Pruitt emphasized that a property owner is entitled to request zoning that matches the comprehensive plan, which this does, so the question that must be asked is whether the Board has authority to deny the request.

Noting that the owners had stated that the rezoning would not benefit their plans and essentially be equivalent to the current zoning, the board did not see reason for the request to be granted.

- l. Plan Commission Resolution 2026-01 Recommending approval of an ordinance amending the Racine County Code of Ordinances as adopted by the Village of Yorkville under Section 55-1(a) of the Code of Ordinances of the Village of Yorkville relating to the proposed rezoning of ±3.048 acres of land located

immediately to the west of 740 Log Cabin Drive (Parcel ID # 194-03-21-17-025-000), in the NW¼ of the SW¼ of Sec. 17, T3N, R21E, Village of Yorkville, Racine County, State of Wisconsin, from the R-2 (Suburban Residential (Unsewered)) Zoning District to the C-2 (Upland Resource Conservation) Zoning District; Justin and Amanda Thompson, Owner; Justin and Amanda Thompson, Applicant/Agent

Motion (Alby, Geschke) to deny the rezone, Resolution 2026-01, as the request does not change anything for the requestor and they can move forward with their plan. Bartlett asked the owners if they would still request the rezone knowing what they know now. They affirmed, noting it led them to work with a professional to develop the plan for maintaining the acreage. Mr. Thompson stated it may be hard to understand, but a proper label for what they are trying to accomplish, which is conservation, is desired. Motion carried by a 5-0 voice vote.

- m. Ordinance 2026-06 Amending the Racine County Code of Ordinances as adopted by the Village of Yorkville under Section 55-1(a) of the Code of Ordinances of the Village of Yorkville relating to the proposed rezoning of ±3.048 acres of land located immediately to the west of 740 Log Cabin Drive (Parcel ID # 194-03-21-17-025-000), in the NW¼ of the SW¼ of Sec. 17, T3N, R21E, Village of Yorkville, Racine County, State of Wisconsin, from the R-2 (Suburban Residential (Unsewered)) Zoning District to the C-2 (Upland Resource Conservation) Zoning District; Justin and Amanda Thompson, Owner; Justin and Amanda Thompson, Applicant/Agent

Motion (Maurice, Funk) to deny the rezoning request, upholding the recommendation of the Plan Commission. Motion carried by a 5-0 voice vote.

- n. **Public Hearing** - The Village Board and Plan Commission will hold a joint public hearing to hear public comment on (1) a conditional use request submitted by Daniels Sturtevant WI, LLC (with Daniels Sharpsmart, Inc./David Tran as applicant/agent) for the parcel located at 1340 Grandview Parkway (Parcel ID # 194-03-21-13-029-070) in the M-3 (Heavy Industrial) Zoning District to occupy the entire existing industrial building at this address with a medical waste processing facility known as "Daniels Sharpsmart, Inc." and (2) an application submitted by Daniels Sharpsmart, Inc., for a Solid Waste Disposal, Storage or Treatment Permit for the period of July 1, 2026, through June 30, 2027, to operate a regulated medical waste treatment facility utilizing Autoclave (steam sterilization treatment) technology at 1340 Grandview Parkway (Parcel ID # 194-03-21-13-029-070) in the M-3 (Heavy Industrial) Zoning District

Doug Nelson opened the public hearing for Daniels Sturtevant WI, LLC at 7:05 p.m. Present on behalf of the applicant were David Tran – Compliance Specialist, Daniel Gleeson – Vice President of Operations, Jennifer Vaisnoras – Compliance Attorney, and Joey Hameister – Regional Director of Operations (collectively, "the Applicant").

The Applicant presented an overview of the conditional use request, noting that the business had grown significantly in recent years and stated that the proposed expansion would allow use of the full building, improve safety, reduce congestion, add truck and employee parking capacity, and keep more loading and waste handling inside the building.

Attorney Pruitt asked the Applicant if there is any outdoor storage, noting recent reports of medical waste on the exterior of the property. Mr. Gleeson acknowledged that there had been an issue and that actions were taken to address it. He explained the company had experimented with a TIPPA compactor process but found that it could not be achieved outside of the building successfully and has moved back to an open top waste container until the process can be completed inside of the building.

Wastewater impacts were discussed extensively. Carriker, Yorkville Public Works Manager, reviewed historical sampling data and raised concerns about analyte compliance, including chlorides, BOD, pH, phosphorus, suspended solids, and discharge volume. He indicated that 9,000 gallons per day would be the maximum acceptable discharge level, and emphasized the need for stronger monitoring, reporting, and verification measures, recommending a 3rd party service be used for monitoring.

The Applicant confirmed that 9,000 gallons per day would still provide sufficient buffer for increased service over the next 6-7 years. In addition, the Applicant acknowledged the need for additional controls and expressed willingness to work with consultants and staff on pretreatment, monitoring, and compliance planning.

David Navin (1360 Grandview Parkway), a neighboring business owner, spoke in support of moving loading operations inside the building if it results in safer and cleaner operations, but raised concerns regarding truck traffic, blocked access, property damage, easement encroachment, and medical waste or sharps found outside the building.

Wisconsin Department of Natural Resources staff, attending via Microsoft Teams, stated they are familiar with the facility and that an investigation remains ongoing in response to complaints received in March and April concerning waste material found outside the building and in or near stormwater areas. DNR staff indicated that inspection observations appeared to include both treated and possibly untreated items, including sharps and vials, and that the matter is in the agency's enforcement process. DNR further advised that although the facility is normally inspected annually, more frequent follow-up inspections are anticipated under the current circumstances.

Mr. Gleeson responded that he is confident that the waste found outside had been treated.

After calling for further public comments and receiving none, the hearing was closed at 8:00 p.m.

- O.** Conditional use request submitted by Daniels Sturtevant WI, LLC (with Daniels Sharpsmart, Inc./David Tran as applicant/agent) for the parcel located at 1340 Grandview Parkway (Parcel ID # 194-03-21-13-029-070) in the M-3 (Heavy Industrial) Zoning District to occupy the entire existing industrial building at this address with a medical waste processing facility known as "Daniels Sharpsmart, Inc."

Board members discussed the importance of enforceable conditions, improved oversight, and a documented traffic-flow plan to address current and future truck circulation, parking, and neighbor impacts. Carriker stressed the importance of progress being made to stay within current analyte limits before we allow 9,000 gallons a day (chlorides and phosphorus must come down to a treatable number). It was noted that property damage issues need to be resolved between the two property owners.

- p.** Resolution 2026-26 Approving a conditional use request to occupy the entire existing industrial building at this address with a medical waste processing facility known as "Daniels Sharpsmart, Inc." at 1340 Grandview Parkway, Sec. 13, T3N, R21E, Village of Yorkville, County of Racine, State of Wisconsin (Parcel ID # 194-03-21-13-029-070); Daniels Sturtevant WI, LLC, Owner; Daniels Sharpsmart, Inc./David Tran, Applicant/Agent

S. Nelson suggested the Plan Commission consider tabling this item for a month, allowing the applicant time to prepare and provide a traffic plan (that includes no parking in the easement).

Motion (Bartlett, Alby) to lay this over till the next meeting with the expectation that Daniels submit a plan to resolve parking and traffic flow issues called out today, MC.

Motion (S. Nelson, Maurice) to adopt the recommendation of the Plan Commission, MC.

- q.** Application submitted by Daniels Sharpsmart, Inc., 1340 Grandview Parkway, for a Solid Waste Disposal, Storage or Treatment Permit for the period of July 1, 2026, through June 30, 2027

Motion (S. Nelson, Bartlett) to approve a 60-day extension for this application, with the understanding that the new permit will include all of the conditional recommendations set forth by staff (Nick and Gary) in their draft conditions, MC.

- r.** Ordinance 2026-05 Amending Sections 20-237, 20-257, 20-277, 20-297, 20-317, 20-337, 20-357, 20-377, 20-397, 20-407, 20-417, 20-437, 20-507, 20-677, and 20-1115 of the Racine County Zoning Code as adopted by the Village of Yorkville under Section 55-1(a) of the Village of Yorkville's Municipal Code

of Ordinances pertaining to permitted building heights in certain zoning districts and the method of measuring the height of an accessory structure

McKinney highlighted two updates to the original version first discussed on April 13, 2026.

1. *The maximum residential accessory structure height in the A-2 zoning district was increased from 17 feet to 25 feet (previously set at 35 feet).*
2. *Accessory structures located in the R-1 district and other non-"R" districts are limited in height to that listed for the **accessory** structures in those districts. In the A-2 zoning district, this means that the maximum height of an accessory structure cannot exceed 25 feet (previously, the height of an accessory structure could not exceed 35 feet, since that is the allowable height for principal structures in A-2).*

Motion (Alby, Bartlett) to approve Ordinance 2026-05, MC.

Motion (Funk, Maurice) to accept the recommendation of the Plan Commission and adopt Ordinance 2026-05, MC.

- s. Racine County Board of Drainage Commissioners' public hearing on proposed assessment of benefits and proposed assessment of costs for the Village of Union Grove

S. Nelson noted that he plans to attend this public hearing on June 9th at 5:00 p.m., regarding proposed assessment costs for the Village of Union Grove. No work has begun on the dredging project to date. No action was taken.

- t. 50th Road culvert replacement proposals

McKinney reviewed the two proposals. Racine County Public Works quoted \$25,300.00 and Mutter Excavating quoted \$28,125. Both proposals are for concrete culverts.

Motion (S. Nelson, Maurice) to approve the Racine County Public Works proposal at \$25,300.00. MC.

- u. South Raynor Avenue road damages/road bond establishment

McKinney stated that this is being considered following road damage caused to the road when a new driveway was installed. The builder, building inspector, and Town of Dover were all notified of the damage. The damage is under the jurisdiction of Dover. McKinney noted that we do not currently require a road bond for new construction, just erosion. Consensus was to add this to a future Long-range Planning agenda. No action taken.

5. Reports

- a. Engineer's Report - No report
- b. Yorkville Stormwater Utility District Report - No report
- c. Roads/Public Works Committee Report – Rob Funk and Dan Maurice

Received a report of concern from Brad Thom after his bails were hit by the Village of Yorkville contracted mowing service. Reportedly, Mr. Thom has been able to repair the damage and spoke with the contractor so that it will not happen again.

- d. Village President's Report - No report
- e. Public Works Report - No report
- f. Clerk's Report – Janine Carls

- *Matt Swanson will be attending the 6-22 meeting representing the Yorkville Youth Baseball and Softball programs*
- *Christine Smith has expressed concerns about Echo Lake Foods noise. Code Enforcement will be taking preliminary decibel readings and will provide feedback to the Village.*
- *Jeff Knuth may attend the LRP meeting to observe developments on the No Truck ordinance*

- *Following discussion with Attorney Shepro, Carls is working on Special Event Exemption Application for Route 20 and similar businesses. Draft should be ready for review on June 22nd.*
- *Uptick on traffic on 67th due to the closure on USH 45 bet*

g. Administrator's Report – Mike McKinney

- *A joint meeting to be held tomorrow, June 9th, with the Village of Union Grove regarding the 67th Drive project.*
- *Wednesday, June 10th, a public information meeting will be held from 4:30 – 7:00 p.m. with Nielsen, Madsen, and Barber presenting.*

6. Public Comments, Questions and Suggestions – No comments

7. Adjournment

<i>Motion (S. Nelson, Maurice) to adjourn at 9:05 p.m.</i>
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Respectfully submitted,
Janine Carls
Clerk

Village Board Meetings are normally held on the 2nd and 4th Mondays of each month. Schedules and agendas are available at villageofyorkville.com.