



# CITY PLAN COMMISSION AGENDA

May 12, 2026 at 4:00 PM

City Hall, 3rd Floor - Council Chambers, 828 Center Avenue,  
Sheboygan, WI

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This meeting may be viewed LIVE on:

Charter Spectrum Channel 990, AT&T U-Verse Channel 99 and:  
[www.wcsssheboygan.com/vod](http://www.wcsssheboygan.com/vod).

It is possible that a quorum (or a reverse quorum) of the Sheboygan Common Council or any other City committees/boards/commissions may be in attendance, thus requiring a notice pursuant to State ex rel. Badke v. Greendale Village Board, 173 Wis. 2d 553, 494 N.W.2d 408 (1993).

Persons with disabilities who need accommodations to attend this meeting should contact the Department of City Development, (920) 459-3377. Persons other than commission, committee, and board members who wish to participate remotely shall provide notice to the City Development Department at 920-459-3377 at least 24 hours before the meeting so that the person may be provided a remote link for that purpose. All Commission members may attend the meeting remotely.

## OPENING OF MEETING

1. Roll Call
2. Pledge of Allegiance
3. Identify Potential Conflict(s) of Interest

## MINUTES

4. Approval of the Plan Commission minutes from April 28, 2026

## PUBLIC HEARINGS

5. Public hearing regarding application for Conditional Use Permit with exceptions by Velstand Commercial Properties, LLC to construct an addition at the Edward Jones Office located at 3019 Superior Avenue.
6. Public hearing regarding application for Conditional Use Permit with exceptions by Permit Solutions to construct and operate a McDonald's restaurant located at 1221 Erie Avenue.

## ITEMS FOR DISCUSSION AND POSSIBLE ACTION

7. Application for Conditional Use Permit by Velstand Commercial Properties, LLC to construct an addition to Edward Jones Investments located at 3019 Superior Ave.

8. Architectural Review of an exterior remodel and addition at Edward Jones located at 3019 Superior Avenue.
9. Application for Site Plan Review by Quorum Architects on behalf of Rogers Memorial Hospital to construct an addition located at 1108 S Wildwood Avenue.
10. Architectural Review of 1,260 square foot addition at Rogers Behavioral Health located at 1108 South Wildwood Avenue.
11. Application for Conditional Use Permit with exceptions by Permit Solutions to construct and operate a McDonald's restaurant located at 1221 Erie Avenue.
12. Architectural review of a proposed McDonalds located 1221 Erie Avenue.
13. Preliminary Plat Approval for Enterprise Estates in the Town of Sheboygan.

#### **TENTATIVE DATE OF NEXT REGULAR MEETING**

14. Next scheduled meeting: Month DD, 20YY at H:MM PM

#### **ADJOURN**

15. Motion to Adjourn

**In compliance with Wisconsin's Open Meetings Law, this agenda was posted in the following locations more than 24 hours prior to the time of the meeting:**

City Hall • Mead Public Library  
Sheboygan County Administration Building • City's website