

CITY OF SHEBOYGAN
CITY PLAN COMMISSION MINUTES

Tuesday, July 14, 2026

MEMBERS PRESENT: Mayor Ryan Sorenson, Jerry Jones, Kevin Jump, Kimberly Meller, and Braden Schmidt

EXCUSED: Joe Clarke and Alderperson Michael Close

STAFF/OFFICIALS PRESENT: City Administrator Casey Bradley, Director of Planning and Development Taylor Zeinert, City Attorney Liz Majerus, Chief of Police Kurt Zempel, Fire Chief Eric Montellano, Assistant to City Administrator Marie Foss and Zoning Administrator Ellise Rose

OPENING OF MEETING

1. Roll Call

Mayor Ryan Sorenson called the meeting order.

2. Pledge of Allegiance

The Pledge of Allegiance is recited.

3. Identify Potential Conflict(s) of Interest

No conflicts of interest are identified.

MINUTES

4. Approval of the Plan Commission minutes from June 23, 2026.

MOTION TO APPROVE THE MINUTES OF THE PREVIOUS MEETING HELD ON JUNE 23, 2026.

Motion made by Jerry Jones, seconded by Kevin Jump

Voting yea: Mayor Ryan Sorenson, Jerry Jones, Kevin Jump, Kimberly Meller, and Braden Schmidt

Motion carried.

PUBLIC HEARING

5. Public hearing regarding application for Conditional Use Permit by Logan Pulley to install a radio antenna on their home located at 2820 S 7th St.

No public comment.

Motion made by Jerry Jones, seconded by Kim Meller

Voting yea: Mayor Ryan Sorenson, Jerry Jones, Kevin Jump, Kimberly Meller, and Braden Schmidt

Motion carried.

ITEMS FOR DISCUSSION AND POSSIBLE ACTION

6. Application for Conditional Use Permit by Logan Pulley to install a radio antenna on their home located at 2820 S 7th St.

MOTION TO APPROVE WITH THE FOLLOWING CONDITIONS.

Motion made by Jerry Jones, seconded by Braden Schmidt

Voting yea: Mayor Ryan Sorenson, Jerry Jones, Kevin Jump, Kimberly Meller, and Braden Schmidt

1. Prior to construction, the applicant shall obtain all necessary permits and licenses including but not limited to building, plumbing, electrical, HVAC, health, etc.
2. All reasonable mechanisms must be used to mitigate safety hazards and the visual inputs of the device.
3. If there are any amendments to the approved conditional use permit and/or site plan, the applicant will be required to submit a new conditional use application reflecting those amendments.

Motion carried.

7. Res. No. 48-26-27 by Alderperson Close pursuant to the extraterritorial plat approval jurisdiction of the City of Sheboygan approving the final plat of Northtown Subdivision in the Town of Sheboygan.

MOTION TO RECOMMEND APPROVAL TO THE COMMON COUNCIL.

Motion made by Jerry Jones, seconded by Kevin Jump

Voting yea: Mayor Ryan Sorenson, Jerry Jones, Kevin Jump, Kimberly Meller, and Braden Schmidt

Motion carried.

PUBLIC HEARING

8. Public hearing regarding an ordinance creating Section 105-8 of the Municipal Code establishing a temporary moratorium on the issuance of zoning and building permit approvals for data centers with greater than 10,000 square feet of floor area.

Rebecca Clarke, Vicky Van Akkeren, Kurtis Orndorff, Sarah Arndt, Daniel Kamikawa, Betty Kamikawa, Mary Lynne Donohue, Peter Jacobs, Maeve Quinn, and Mark Goswitz spoke

MOTION TO CLOSE PUBLIC HEARING.

Motion made by Jerry Jones, seconded by Braden Schmidt

Voting yea: Mayor Ryan Sorenson, Jerry Jones, Kevin Jump, Kimberly Meller, and Braden Schmidt

Motion carried.

ITEMS FOR DISCUSSION AND POSSIBLE ACTION

9. Gen. Ord. No. 1-26-27 by Alderpersons Boorse, Close, Grawien, and Perrella creating Section 105-8 of the Municipal Code establishing a temporary moratorium on the issuance of zoning and building permit approvals for data centers with greater than 10,000 square feet of floor area. REFER TO CITY PLAN COMMISSION

MOTION TO RECOMMEND APPROVAL TO THE COMMON COUNCIL.

Motion made by Jerry Jones, seconded by Braden Schmidt

Voting yea: Mayor Ryan Sorenson, Jerry Jones, Kevin Jump, Kimberly Meller, and Braden Schmidt

Motion carried.

TENTATIVE DATE OF NEXT REGULAR MEETING

10. Tentative next meeting date: July 28, 2026 at 4:00 PM

ADJOURN

11. Motion to Adjourn

MOTION TO ADJOURN THE MEETING.

Motion made by Jerry Jones, seconded by Brandon Schmidt

Voting yea: Mayor Ryan Sorenson, Jerry Jones, Kevin Jump, Kimberly Meller, and Braden Schmidt

Motion carried.

Meeting is adjourned at 4:49pm.