



City of Lake Geneva, 626 Geneva St, Lake Geneva, WI 53147-262.248.3673-www.cityoflakeneva.gov

Plan Commission Agenda
Monday, May 18, 2026 - 6:00 PM
Lake Geneva City Hall; Council Chambers

Members:

Chair: Mayor Todd Krause

Aldersperson JaNelle Powers, John Gibbs, Doug Skates, Jeremy Nafziger, Kyle Cary, and Anne Esarco

1. Call to Order
2. Roll Call
3. Approve Minutes of the April 20, 2026, Plan Commission meeting as distributed.
4. Comments from the public as allowed by Wis. Stats. §19.84(2), limited to items on this agenda, except for public hearing items. Comments will be limited to five (5) minutes.
5. Acknowledgment of Correspondence.
6. Downtown Design Review:
 - a. Discussion/Action on Resolution PC-2026-004 for Downtown Design Review application for new signage at **410 Broad Street**, filed by Amanda Werner, 104 Mosswood Court, Kathleen, GA, Tax Key No. ZOP 00107.
 - b. Discussion/Action on Resolution PC-2026-012 for Downtown Design Review application for new signage at **744 W Main Street**, filed by Sean Payne, 127 Sumner St, Genoa City, WI, Tax Key No. ZOP 00317.
 - c. Discussion/Action on Resolution PC-2026-017 for Downtown Design Review application for signage at **772 W Main Street**, filed by Happy Ending Cocktail Co, 772 W Main Street, Suite 204, Lake Geneva, WI, Tax Key No. ZOP 00321.
 - d. Discussion/Action on Resolution PC-2026-018 for Downtown Design Review application for signage at **234 Broad Street**, filed by Lindsey Guerrero, 408 Lakewood Drive, Williams Bay, WI, Tax Key No. ZOP 00257.
 - e. Discussion/Action on Resolution PC-2026-020 for Downtown Design Review application for signage at **264 Center Street**, filed by Denise Wendell, 264 Center Street, Lake Geneva, WI, Tax Key No. ZOP 00259.
 - f. Discussion/Action on Resolution PC-2026-004 for Downtown Design Review application for Rebuild of the Penthouse and Relocation of Antennas onto New Penthouse at 703 W Main Street, filed by Eileen Boland, 1S660 Midwest Road, Suite 308, Oakbrook Terrace, IL, Tax Key No. ZA27600001.
7. Public Hearing, Review, and Recommendation
 - a. Public Hearing for a **Text Amendment** to repeal and replace Section 98-707 Exterior

Lighting Standards of the City of Lake Geneva Zoning Ordinance filed by City of Lake Geneva Avian Committee, 626 Geneva Street, Lake Geneva, WI.

- b. Discussion/Action on Resolution PC-049 recommending approval of Text Amendment to repeal and replace Section 98-707 Exterior Lighting Standards of the City of Lake Geneva Zoning Ordinance filed by City of Lake Geneva Avian Committee, 626 Geneva Street, Lake Geneva, WI.
- c. Public Hearing for a Conditional Use Permit (CUP) to allow a fence height of four (4) feet within the street yard of property at **1310 W Main Street** filed by Robert Loquercio, 1600 W Lake Street, Streamwood, IL, Tax Key No, ZYUP 00094N.
- d. Discussion/Action on Resolution PC-2026-021 recommending approval of a Conditional Use Permit (CUP) to allow a fence height of four (4) feet within the street yard of property at **1310 W Main Street** filed by Robert Loquercio, 1600 W Lake Street, Streamwood, IL, Tax Key No, ZYUP 00094N.
- e. Public Hearing for a Conditional Use Permit (CUP) to allow the construction and operation of a Restaurant at the Northeast corner of Center Street and Interchange North filed by David Scotney, 2890 Bridle Court, Lake Geneva, WI, Tax Key No. ZYUP 00140.
- f. Discussion/Action on Resolution PC-2026-003 recommending approval of a Conditional Use Permit (CUP) to allow the construction and operation of a Restaurant at the Northeast corner of Center Street and Interchange North filed by David Scotney, 2890 Bridle Court, Lake Geneva, WI, Tax Key No. ZYUP 00140.

8. Condominium Plat Review

- a. Discussion/Action on Resolution PC-2026-019 approving *Unique Lake Geneva Office Park, A condominium Addendum No. 3* filed by Jenni Becker, POB 794, Mukwonago, WI, Common Addresses: **804 and 816 Geneva Parkway**, Tax Key Nos. ZUN 00007A and ZUN 00007B.

9. Adjournment

A quorum of the Council may be present; however, no official Council action will be taken.
Requests from persons with disabilities who need assistance to participate in this meeting should be made to the City Clerk's office in advance so that the appropriate accommodations can be made.