

(Village Board Meeting, February 9, 2026)

DENMARK VILLAGE BOARD MEETING

MONDAY, FEBRUARY 9, 2026

4:30 P.M., DENMARK VILLAGE HALL, 100 NORTH WALL STREET

Call to Order

President Selner called the meeting to order at 5:31 p.m. the meeting started after the Sex Offender Residency Board of Appeals and a Public Hearing

Pledge of Allegiance

Roll call

Present: Leah Goral, Michael Johnson, Jim Steffek, Tim Schroeder, Brandon Ackley, Vince Wertel, Susan Selner

Officials Present: Clerk/Treasurer Sherri Konkol, Deputy Clerk/Treasurer Charles Wanish, Director of Public Works Erika Thronson via Zoom, Building Inspector Chelsea Myers, Zoning Administrator Jeff Sanders via Zoom, Deputy Jeremiah Rusk, Deputy John Pigeon

Approval of Agenda

Steffek/Wertel moved to approve the agenda as presented. Motion carried.

Remarks/comments from the village president

President Selner welcomed all present. She recapped the rules of an open meeting and explained the only opportunity for the public to speak at the meeting is if they are a preregistered citizen or to discuss an agenda topic. Unless the rules of the meeting are suspended, the public cannot speak during the meeting.

Preregistered citizens to be heard

Willie Mae Barbier, 130 Wisconsin Avenue, one of the VFW gentlemen stopped by her house and asked if she would attend a meeting the Veterans were having about the park to stop construction that was going on the property next door to her. Barbier asked nicely if the Village would not destroy VD-46 by taking out all the monuments and trees and putting in a sidewalk from Wisconsin Avenue to the park. Trustee Steffek is member representative for the Village, of the Veterans quarterly meetings, and stated he wanted to set it straight that the park is not going to be disturbed. Barbier also received a call from another VFW person stating she was concerned about her because there were comments that "they" were going to run me off the road and poison her dog. Barbier had to take her dog to the vet this morning because the inside of her dog's mouth is blistered and burnt, she got ahold of something caustic. Barbier stated the vet said verbatim "she has been poisoned" and told her not to let her dog out by herself ever again. Barbier is also concerned about parcel VD-46 being rezoned to P-1 parks and stated she hopes the board will consider not rezoning.

Approve consent agenda, all items under the consent agenda are considered routine and will be enacted upon by one (1) motion. there will be no separate discussion of these items unless a trustee so requests, in which event the item will be removed and put on the regular agenda by the Village President

Wertel/Ackley moved to approve as presented.

a. Approval of Village Board minutes and other committee minutes for preceding meetings

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- i. **Village Board Meeting January 12, 2026**
- ii. **Special Village Board Meeting November 17, 2025**
- b. **Approve miscellaneous licenses and permits Motion carried.**

Board approval of monthly disbursements

Goral/Schroeder moved to approve the monthly disbursements as presented. Motion carried.

Report of Village Officials

Selner stated we have written reports from the electrical and plumbing inspectors.

Thronson

- Pretty much everything is in the written report
- Was going to meet with Sanders today and discuss the concept plans for the park, but we didn't meet today and rescheduled to meet next week before the Plan Commission meeting to discuss zoning in the parks
- The storm sewer in the easement behind Bank First extending to Wisconsin Avenue and then to Memorial Park, which the Village owns and has an easement, has been found to have defects. After engineer review of the televising and topo work it is a mystery how the system functions. There are several taps on the main that are unknown if they are active.
 - The sewer starts with a 36" pipe then narrows to a 24" pipe crosses Wisconsin Avenue and increases back to a 36" pipe
 - Replacement of the pipe shows that there would be minimal cover in certain locations, and the sewer would be extremely flat. It would be a slope of about 1" per 100 feet, which wouldn't be enough for self-cleaning
 - Prior to the Bank First project we had no idea that the storm sewer pipe was almost completely filled with solids (dirt and debris). We had no back-ups or known system problems
 - Since the Bank First project we have had the storm sewer completely cleaned and televised.
 - At this time the engineers do not feel confident that the replacement from Wisconsin Avenue to the west of the Bank would provide a justified improvement
 - They said the way to get slope on the pipe would be to begin replacement from the 36" pipe in the park, replace the sewer across Wisconsin Avenue and then to the west. This is a much bigger project than planned and takes into account a County Road
 - They suggested monitoring the system through the spring run off and rainy season. Try to figure out if the taps shown on the televising are active by using dye, keep the system cleaned and televised and make a determination after more information is gathered
- Getting ready to bid out the Central Business District parking lot storm sewer work, the engineers were asking if we had a deadline for completion Thronson stated her concern was we do a lot of summer activities in the Village, so if they do it in September or October, that is fine, because there will not be as much disruption for events going on, but we will see when the bids come in

A question was asked of Thronson regarding the part of Main Street or KB from Broadway up towards the top of the hill. ***Is our crew patching that or is the County that comes in and fills those holes?*** That is the County. ***Do they plan to do more permanent repairs after the frost is out?*** Thronson stated she hasn't heard anything, but can check with them. ***I think we have to start putting pressure on them to do something.***

Myers

- Have a permit application for a basement remodel
- Have a permit application for a two-story addition that someone wants to do
- Several commercial projects are still going on in the area, nothing really new has come up

A question was asked about how the order for correction is going with 120 Wisconsin Avenue. Myers stated she emailed the final notice of non-compliance and Mr. Mills was not happy with it and emailed back telling me to contact Attorney Bartels, as there were a number of mistakes in the notice on her part. Myers stated she has asked the Sheriff's Department to issue the citations, and Deputy Rusk stated they are working on it. Myers stated Mr. Mills requested a meeting with President Selner. Selner stated she also sent Mr. Mills a letter which chronologically went through the steps the Village has taken, starting in January of 2025 listing all the code violations.

Rusk

- Not a whole lot going on
- Responded to an apartment in the Village numerous times for animal complaints and disturbances. All parties have been spoken to, and the nuisance activity has been abated. The apartment is still being monitored as a potential chronic nuisance, DEO's are working with the landlord
- Has been quieter since putting together the residency board information, it took some time getting all that ready to go for today
- The new radar has been installed in the squad and is functioning as it should
- Did get a complaint that he wants to bring up and maybe Mr. Heiser could put it in the paper too. Cars coming north on North Wall Street will stop and let cars going south turn left in front of them on to Highridge. It has been an ongoing thing for years. Please tell people not to do that, and if you're going north towards the school in the morning at school time you have the right-of-way to turn onto Highridge, do not stop for cars turning left on Highridge

Sanders

- Would like to point the board's attention to page 2 on the report
- 2025 Wisconsin Act 68 has been signed into law
- 2025 AB Bill 885 is proposed it affects the Village's authority over extraterritorial platinum review

Selner

- Thanked trustee Schroeder for setting up a template for meeting recording for the board
- It asks for name, meeting date, and what committee meeting type, and there is a drop down you can select from. It also asks if it was in person or virtual those are also dropdowns, approved absences, approval date, one comment, for me, it would help if I had a time of when the meeting is because sometimes, I have multiple meetings in one day
- How often do you want these to be filled out? ***Wanish stated if he can get them monthly that would be great.***
- Schroeder will send the template to all board members
- We have some meetings going on that have to do with improvements for social events in the Village. Ackley stated they are hoping to set a foundation that supports all adult and youth programs in the Village. Multiple organizations in the Village are working together on this

Board discussion/action on the Plan Commission's recommendation to approve an amendment to Chapter 315, Zoning, pertaining to building height in the R-4 Multi-family District, Section 3325-56 (C) dimensional standards

Selner stated 45' is not out of normal standards, to be clear, we've had a proposal for a 3-story building.

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Selner asked Sanders if he had anything to add and Sanders said the only thing he would add is 45' is the normal standard for most zoning ordinances for multi-family structures, because again it accommodates a 3-story multi-family unit. **Steffek/Ackley moved to accept the Plan Commission's recommendation to approve an amendment to Chapter 315, Zoning, pertaining to building height in the R-4 Multi-family District Section 325-56 (C) dimensional standards. Motion carried.**

Board discussion/action on the Plan Commission's recommendation to deny a request by the Brown County Homebuilders Association to amend Chapter 265, Subdivision of Land, pertaining to depth-to-width ratio of lots

This was brought to the Plan Commission after we received a formal letter from the Brown County Homebuilders Association asking if they wanted to change the current 2 to 1 ratio of lots in subdivisions, and the Plan Commission recommends denial of the amendment. Selner asked Sanders if he had anything to add. Sanders stated 2 to 1 is the dominant depth to width ratio in the state of Wisconsin. **Wertel/Goral moved to accept the Plan Commission's request to deny a request by the Brown County Homebuilders Association to amend Chapter 265, Subdivision of Land, pertaining to depth-to-width ratio of lots. Motion carried.**

Board discussion/action on the Plan Commission's recommendation to the Village Board to approve a request by the Village of Denmark to change the zoning classification of Tax Parcel number VD-43, located at 100 North Wall Street in the Village of Denmark from B-1 Central Business District to IN Institutional District

Goral/Johnson moved to accept the Plan Commission's recommendation to approve a request by the Village of Denmark to change the zoning classification of Tax Parcel number VD-43, located at 100 North Wall Street in the Village of Denmark from B-1 Central Business District to IN Institutional District. Motion carried.

Board discussion/action on the Plan Commission's recommendation to the Village Board on a petition to approve a request by the Village of Denmark to change the zoning classification of Tax Parcel number VD-20-1, located at 100 North Wall Street (Village Hall) from B-1 Central Business District to P-1 Parks District

Schroeder/Ackley moved to accept the Plan Commission's recommendation to the Village Board on a petition to approve a request by the Village of Denmark to change the zoning classification of Tax Parcel number VD-20-1, located at 100 North Wall Street (Village Hall) from B-1 Central Business District to P-1 Parks District. Motion carried.

Board discussion/action on the Plan Commission's recommendation on a petition to approve a request by the Village of Denmark to change the zoning classification of Tax Parcel numbers VD-744, VD-745, VD-46 and VD-783, located at 812 Woodrow Street (Daybreak Park) from IN Institutional District to P-1 Parks District

Goral/Steffek moved to accept the Plan Commission's recommendation on a petition to approve a request by the Village of Denmark to change the zoning classification of Tax Parcel numbers VD-744, VD-745, VD-46 and VD-783, located at 812 Woodrow Street (Daybreak Park) from IN Institutional District to P-1 Parks District. Motion carried.

Board discussion/action on the Plan Commission's recommendation on a petition to approve a request by the Village of Denmark to change the zoning classification of Tax Parcels VD-21-1 from IN Institutional District to P-1 Parks District and Tax Parcel VD-21-13, located at 500 Diamond Ridge Circle (Highridge Park) from RD-Rural Residential District to P-1 Parks District

Steffek/Ackley moved to accept the Plan Commission's recommendation to approve a request by the Village of Denmark to change the zoning classification of Tax Parcels V-21 from IN Institutional District to P-1 Parks District and Tax Parcel VD-21-13, located at 500 Diamond

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Ridge Circle (Highridge Park) from RD-Rural Residential to P-1 Parks District. Motion carried.

Board discussion/action on the Plan Commission's recommendation on a petition to approve a request by the Village of Denmark to change the zoning classification of Tax Parcels VD-46, VD-59, VD-64-5 and VD-65-7-1, located at 146 Wisconsin Avenue (Memorial Park) from IN Institutional District to P-1 Parks District

Ackley/Schroeder moved to accept the Plan Commission's recommendation on a petition to approve a request by the Village of Denmark to change the zoning classification of Tax Parcels VD-46, VD-59, VD-64-5 and VD-64-7-1, located at 146 Wisconsin Avenue (Memorial Park) from IN Institutional District to P-1 Parks District. Motion carried.

Board discussion/action on the Plan Commission's recommendation on a petition to approve a request by the Village of Denmark to change the zoning classification of VD-41-2, located at Grand Avenue (Memorial Park) from C-1 Conservancy District to P-1 Parks District

Goral/Johnson moved to accept the Plan Commission's recommendation on a petition to approve a request by the Village of Denmark to change the zoning classification of VD-41-2, located at Grand Avenue (Memorial Park) from C-1 Conservancy District to P-1 Parks District. Motion carried.

Board discussion/action on the Plan Commission's recommendation on a petition to approve a request by Denmark War Memorial Incorporated located at 146 Wisconsin Avenue (Memorial Park) from IN Institutional District to P-1 Parks District

Wertel/Steffek moved to accept the Plan Commission's recommendation on a petition to approve a request by Denmark War Memorial Incorporated located at 146 Wisconsin Avenue (Memorial Park) from IN Institutional District to P-1 Parks District. Motion carried.

Board discussion/action on the Plan Commission's recommendation on a petition to approve a request by the Village of Denmark to change the zoning classification of VD-105-1, located at 205 Pine Street (Trailhead) from B-1 dual zoned District/IN Institutional District to P-1 Parks District, and VD-143-1 from IN-Institutional District to P-1 Parks District

Johnson/Steffek moved to accept the Plan Commission's recommendation on a petition to approve a request by the Village of Denmark to change the zoning classification of VD-105-1, located at 205 Pine Street (Trailhead) from B-1 dual zoned District/IN Institutional District to P-1 Parks District, and VD-143-1 from IN Institutional District to P-1 Parks District. Motion carried.

Board discussion/action on the Plan Commission's recommendation on a petition to approve a request by the Village of Denmark to change the land use classification of Tax Parcel number VD-20-1 located at 100 North Wall Street (Village Hall) from 'Downtown Commercial' to Institutional

Schroeder/Wertel moved to accept the Plan Commission's recommendation on a petition to approve a request by the Village of Denmark to change the land use classification of Tax Parcel number VD-20-1 located at 100 North Wall Street (Village Hall) from 'Downtown Commercial' to Institutional. Motion carried.

Board discussion/action on the Plan Commission's recommendation on a petition to approve a request by the Village of Denmark on an amendment to the Comprehensive Plan to change the land use classification of VD-21-13, located at 500 Diamond Ridge Circle (Highridge Park) from 'Mixed Residential' to 'Park'

Wertel/Johnson moved to accept the Plan Commission's recommendation on a petition to approve a request by the Village of Denmark on an amendment to the Comprehensive Plan to change the land use classification of VD-21-13, located at 500 Diamond Ridge Circle (Highridge

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Park) from 'Mixed Residential' to 'Park'. Motion carried.

Board discussion/action on the Plan Commission's recommendation on a petition to approve a request by the Village of Denmark on an amendment to the Comprehensive Plan to change the land use classification of VD-143-1 located at 205 Pine Street (Trailshead) from 'Downtown Commercial' to 'Park'

Ackley/Steffek moved to accept the Plan Commission's recommendation on a petition to approve a request by the Village of Denmark on and amendment to the Comprehensive plan to change the land use classification of VD-143-1 located at 205 Pine Street (Trailshead) from 'Downtown Commercial' to 'Park'. Motion carried.

Board discussion/action on 2026 budget for Water Utility, Sewer Utility, Stormwater Utility and TID

Wanish went over the talking points of the budgets for water, sewer, stormwater utilities and TID.

Johnson/Wertel moved to approve the 2026 budgets for Water Utility, Sewer Utility, Stormwater and TID as presented. Motion carried.

Board discussion/action on proposal for Wastewater Treatment Plant Facility Planning

Ackley/Goral moved to approve the proposal from McMahon Engineers for \$95,000 for the Wastewater Treatment Plant facility planning due April of 2027 (long term plan) for engineering. Motion carried.

Board discussion/action on mobile home park citizen comments

No action taken on this item. The fact sheet on mobile home park citizen comments will be published.

Board discussion/action on putting water hook ups on the building permit application

Johnson/Wertel moved to approve putting water hook ups on the building permit application. Motion carried.

Adjourn

Wertel/Schroeder moved to adjourn at 6:38 p.m. Motion carried.

Minutes submitted by Sherri Konkol, Village Clerk/Treasurer