

# Meeting Minutes

## Plan Commission

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Wednesday, June 3, 2026

6:00 PM

City Hall, Room 128  
7525 W. Greenfield Ave.

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### REGULAR MEETING (draft minutes)

#### A. CALL TO ORDER

*The meeting was called to order at 6:02 p.m.*

#### B. ROLL CALL

- Present** 7 - Wayne Clark, Brian Frank, Dan Devine, Brandon Reinke, David Raschka, Kathleen Dagenhardt, Eric Torkelson  
**Excused** 2 - Jessica Katzenmeyer, Lisa Coons

#### Staff

Steve Schaer, Director of Planning & Zoning  
Jack Kovnesky, Planner  
Emily Wagner, Planner

#### Others Attending

Lisa Sullivan, Milwaukee County Supporting Small Businesses  
Renae ReneAdan, Paleteria Yayo

#### C. APPROVAL OF MINUTES

1. [26-0226](#) April 22, 2026 (draft minutes)

**Attachments:** [April 22, 2026 \(draft minutes\)](#)

Clark moved to approve this matter, Torkelson seconded, motion carried.

#### D. NEW AND PREVIOUS MATTERS

- 2a. [26-0266](#) Conditional Use Permit for Paleteria Yayo, a proposed Food Production Use, at 5900 W. Burnham St.

**Attachments:** [2 CUP-SLA Paleteria Yayo](#)

*Items 2A & 2B were taken together.*

Clark moved to approve this matter, Frank seconded, motion carried.

- 2b. [26-0267](#) Site, Landscaping, and Architectural Design Review for Paleteria Yayo, a proposed Food Production use, at 5900 W. Burnham St. (Tax Key No. 455-0066-000)

**Attachments:** [2 CUP-SLA Paleteria Yayo](#)

*Items 2A & 2B were taken together.*

*Jack Kovnesky presented, outlining possible outdoor dining, along with a possible mural on the east side of the building. This property has been vacant for decades.*

*Recommendation: Common Council approval of the conditional use and approval of the Site, Landscaping, and Architectural Design Review for Paleteria Yayo, a proposed Food Production Use, at 5900 W. Burnham St. (Tax Key No. 455-0066-000) subject to the following conditions:*

*Items 1-3 below to be satisfied before starting work:*

*Common Council approval of the Conditional Use Permit (Scheduled for June 16, 2026)*

*Any work done within the City Right of Way will require a Permit from Engineering. Additionally, any contractors will need to be licensed and bonded in the City. Contact Engineering Dept/Greg Bartelme at [gbartelme@westalliswi.gov](mailto:gbartelme@westalliswi.gov) with questions.*

*Signage and lighting plans to be submitted for design review and permitting. Contact Planning and Zoning [planning@westalliswi.gov](mailto:planning@westalliswi.gov) with any questions.*

**Clark moved to approve this matter, Frank seconded, motion carried.**

**3. [26-0268](#)**

**Project Tracking**

*Jack Kovnesky presented.*

**This matter was Discussed.**

**E. ADJOURNMENT**

*There being no other business, a motion was made by Clark, seconded by Reinke to adjourn at 6:15 p.m.*

All meetings of the Plan Commission are public meetings. In order for the general public to make comments at the committee meetings, the individual(s) must be scheduled (as an appearance) with the chair of the committee or the appropriate staff contact; otherwise, the meeting of the committee is a working session for the committee itself, and discussion by those in attendance is limited to committee members, the mayor, other alderpersons, staff and others that may be a party to the matter being discussed.

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It is the policy of the City of West Allis to provide language access services to populations of persons with Limited English Proficiency (LEP) who are eligible to be served or likely to be directly affected by our programs. Such services will be focused on providing meaningful access to our programs, services and/or benefits.