



City of Racine

City Hall
730 Washington Ave.
Racine, WI 53403
www.cityofracine.org

Meeting Agenda - Final Planning Heritage and Design Commission

Monday, October 6, 2025

4:30 PM

City Hall, Room 205

Call To Order

Approval of Minutes for the September 15, 2025 Meeting.

4:30 P.M. PUBLIC HEARINGS

[1035-25](#)

Subject: Consideration of a request from the Planning, Heritage and Design Commission for the rezoning of properties bounded by North Memorial Drive to the west, Hamilton Street to the north, Hartman Court to the east, and Prospect Street to the south to B1 Neighborhood Convenience District. This item relates to an application from Vincent Esqueda of Kappy's Management LLC, to consider the rezoning of 1105 N Memorial Drive, currently zoned R3 Limited General Residence District. This block of properties is currently zoned B1 Neighborhood Convenience District, B2 Community Shopping District, and R3 Limited General Residence.

Attachments:

[Review and Recommendation](#)

[Public Hearing Notice](#)

[Applicant Submittal](#)

[1036-25](#)

Subject: Consideration of a request from Phesal Ckadan, represented by Karim Qedan, for a conditional use permit to allow two (2) electronic message signs (totaling 24 sq. ft.) at 1564 Packard Avenue (aka 1812 Sixteenth Street) as allowed by Sec. 114-1033 of the Municipal Code.

Attachments:

[Review and Recommendation](#)

[Public Hearing Notice](#)

[Applicant Submittal](#)

[1037-25](#)

Subject: Consideration of a request from Phesal Ckadan, represented by Karim Qedan, seeking to rezone the properties at 1562 Packard Avenue and 1558 Packard Avenue from R3 Limited General Residence District to B2 Community Shopping District, as allowed by Sec. 114-77 of the Municipal Code.

Attachments:

[Review and Recommendation](#)

[Public Hearing Notice](#)

[Applicant Submittal](#)

END OF PUBLIC HEARINGS

Adjournment

If you are disabled and have accessibility needs or need information interpreted for you, please contact the Department of City Development at (262) 636-9151 prior to this meeting.