



### Application for Zoning Change

Applicant Name: John APPLE
Address: 1720 COLLEGE City: RACINE
State: <u>(u i Zip: 53403</u>
Telephone: 262-633-3686 Cell Phone:
Email:
Agent Name:
Address: City:
State: Zip:
Telephone:Cell Phone:
Email:
Property Address (Es): 3015-3021 WACHINGTON AVE.  Current Zoning: ComERCIAL  Proposed Zoning: H" L. 2023 AVE.
Current Zoning: Com ERCIAL
Proposed Zoning: H" historic PROPETIES eleSTRICT (Code 58-64)
Current/Most Recent Property Use: RESIDENT
Proposed Use: COMERCIAL + HEATER







The application will be evaluated using the standards of Sec. 114-154 of the Municipal Code, (below). Please use the space to justify and explain how your proposal addresses these conditions; use an additional

- (a) The plan commission shall submit recommendations to the common council within 60 days of receipt of the application for amendment. Extension of this time period may be allowed by mutual consent of applicant and plan commission. Where the purpose and effect of the proposed amendment is to change the zoning classification of a particular property, the plan commission shall make findings based upon the evidence presented to it in each specific case with respect to, but not limited to, the following
  - 1) Existing uses of property within the general area of the property in question; COMERCIAL THEATER, RESIDENTAL
  - 2) The zoning classification of property within the general area of the property in question; COMERCIAL
- 3) The suitability of the property in question to the uses permitted under the existing zoning UNDER EVALUATION
- 4) The trend of development, if any, in the general area of the property in question, including changes, if any, which have taken place in its present zoning classification; and
- 5) The objectives of the current land use plan for the city.
- (b) The plan commission shall not recommend the adoption of a proposed amendment unless it finds that the adoption of such amendment is not detrimental to the public interest. The plan commission may recommend the adoption of an amendment changing the zoning classification of the property in question to any higher classification than that requested by the applicant. For the purpose of this subsection, the R1 district shall be considered the lowest classification.

# RACINE PLANNING, HERITAGE AND DESIGN COMMISSION RACINE (LOCAL) LANDMARK NOMINATION FORM

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Street and Number:					
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TRACIME		,			
State			Racine		
CLASSIFICATION:					
Category		Ownership	Status	Accessible to	Orientation of Main
(check one)				the Public	Facade
District Building Site Structure	☐ Public Private	Public Acquisition:	Occupied	Yes:	racade S N N S
Object	Both	Being Considered	Unoccupied	Restricted	I NE SW
			Preservation	☐ Unrestricted  No	
resent Use			work in progress	27 190	D SE D NW
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OWNER OF PROPERT	<u>Y:</u>				
Owner's Name: Joh	N APP	LE			
Street and Number:					
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City or Town:	0 000	TIS MUE.			
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CITY OF RACINE PLANNING, HERITAGE AND DESIGN COMMISSION 730 Washington Avenue, Room 102, Racine, WI 53403





If the required supplemental materials, which constitute a completed application, are not submitted, the application will not be processed.

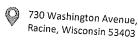
#### Required Submittal Format

- 1. An electronic submission via email/USB drive/CD/Download link; and
- 2. One (1) paper copy, no larger than 11" x 17" size.

Required Submittal Item	Applicant	CONTRACTOR AND ADDRESS OF THE PARTY OF THE P
1. Zoning Change Application	Submitted	Received
2. Written description of project including:		
a. Flours of operation		
b. Anticipated delivery schedule		
c. Maintenance plan		
d. General use of the building and let		
5. Zonnig Analysis Table		
a. Land area (in acres and square feet)		
b. Building area (in square feet)		
c. Setbacks (required yards in feet)		
d. Floor Area Ratio (building area divided by lot area)		
- COVCIAGE UNITION TO Official 1: 1 11		
f. Height of all buildings and structures		
g. Percentage of greenspace (lands and structures		
g. Percentage of greenspace (landscaped areas divided by lot  h. Parking spaces	area)	
4. Review Fee		

### Acknowledgement and authorization signatures

The signature(s) hereby certify that the statements made by myself and constituting part of this are true and correct. I am fully aware that any misrepresentation of any information on this application.	application ication may
Owner Signature (acknowledgement and authorization):	
Applicant Signature (acknowledgement):	3-17-2020
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# Wisconsin Historical Society Determination of Eligibility Form

(Revised May 2013)

151

WHS #:  Capitol Theatr 3015-3021 Wa Racine, Racine Range:	shington A	l II Theater ⁄enue			JUN 2 2 BY:	20
3015-3021 Wa Racine, Racine Range:	shington Ave County	III Theater ⁄enue			BY:	
Range:				Zip Code:	50405	
		Section:	17		53405	
egister of Historiational Registe	oric Places or of Historic	criteria. Places criteria	a	as amended,	I hereby certify	
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State Historic Preservation Office

In my opinion, the property:

Meets the National Register of Historic Places criteria.

Does not meet the National Register of Historic Places criteria.

Aduna

Jim Draeger, State Historic Preservation Officer

Comments (FOR AGENCY USE ONLY):

Has sufficient integrity for Cut. A: Intertainment

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Division of Historic Preservation Wisconsin Historical Society 816 State Street Madison, WI 53706

C	lass	ific	atio	on:

Ownership  X private public If public, specify:	Type Property: x building site structure object district	>	# Contribu 1	of ting	# of Non- Contributing
Function/Use: Historic Function(s): Current Function(s):		EATION AND CUL IT/NOT IN USE	.TURE: thea	ter	
Architectural Style(s)	: 20 <sup>th</sup> CE	NTURY REVIVAL	.S: Mediterra	anean Reviv	/al
Criteria:  A (history) B (important pers C (architecture/er D (archaeology)	ng.)	Areas of Signifi Period of Signif Significant Date Significant Pers Cultural Affiliati Architect/Builde	icance: es: eon: on:	ARCHITE 1928-19 1928; 19 None None Dick & B	75
Criteria Consideration  A (owned by religion B (moved) C (birthplace/grave) D (cemetery)	ous institution)	-	E (reconstru F (commem G (<50 year	orative)	

#### ATTACHMENT CHECKLIST

☑ USGS map with UTM coordinates (Figure 1)
☑ Historic boundary map (Figure 2)
☑ Labeled, professionally printed color photographs