



# City of Racine

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

## Meeting Agenda - Final City Plan Commission

*Mayor Cory Mason  
Mario Martinez  
Christina Hefel  
Marvin Austin  
Alderman Jason Meekma  
Trevor Jung  
Sam Peete*

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Wednesday, January 23, 2019

4:30 PM

City Hall, Room 205

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**PROCEDURAL NOTE:** While action on items typically proceeds in the order in which they appear on the agenda, certain items may be postponed to allow the start of public hearings at the published time of 4:30 p.m. Following the public hearings, the Plan Commission will resume action on postponed items.

### Call To Order

### Approval of Minutes for the January 9, 2019 Meeting

### Beginning of Public Hearings

[0098-19](#)

**Subject:** (Direct Referral) Request by Mildred Zamorano-Perry seeking a conditional use permit to operate a Spanish Immersion Montessori School in an existing building at 1407 S. Memorial Drive (PC-19).

**Attachments:**

[Public Hearing Notice](#)

[Review and Recommendation](#)

[Applicant Submittals](#)

*Staff Summary:*

*The subject property is zoned B-2 Community Shopping District. Qualifying as a Class 1 non-commercial type use in a commercial district, the proposed immersion school is permitted in a B-2 zoning district with a conditional use permit. The school is intended to serve students in Racine County aged 3 to 6 years, and the school would be open from 8:30 AM to 12:30 PM Monday through Friday. Depending on enrollment, an afternoon session is planned for 12:45 PM to 3:45 PM to offer classes. Subject to conditions, the Commission should consider recommending approval of this request.*

### End of Public Hearings

[0099-19](#)

**Subject:** (Direct Referral) Review of Draft Heritage Preservation Plan (PC 18)

**Attachments:**

[Draft Heritage Preservation Plan](#)

[Resolution](#)

*Staff Summary:*

*Having the project introduced to the Plan Commission on January 10, 2018, members continue the review and receipt of comments on the draft of the Heritage Preservation Plan (the Plan) document, as approved and recommended for adoption by the Landmarks Preservation Commission (LPC) on October 29, 2018. The Plan is purposed as an amendment to the document "A Comprehensive Plan for the City of Racine: 2035". At the meeting of January 23, 2019 the Plan Commission will be closing it's public review and comment period that began on December 12, 2018. The Plan draft reflects input from the review of previous drafts as well as those accumulated from multiple community workshops, focus groups, stakeholder interviews, community organizations, on-line surveys and comments from LPC members. The Plan Commission should now consider adopting a resolution approving the Plan and the various changes cited during the public review and comment period, and that the Plan and resolution be forwarded to the Common Council for consideration.*

[0029-19](#)

**Subject:** Ordinance adopting an amendment to a document titled "A Comprehensive Plan for the City of Racine: 2035" (Comp Plan 2035) to incorporate the document titled "Racine Heritage Preservation Plan, Final Draft October, 23, 2018" (Heritage Plan).

**Attachments:**

[Draft Heritage Preservation Plan](#)

[Ord. 0019-18](#)

*Staff Summary:*

*A public hearing is scheduled to be held at the Common Council meeting of February 5, 2019. The proposed ordinance is a required component of the adoption of amendments to the document "A Comprehensive Plan for the City of Racine: 2035". The Commission should consider recommending that Ord.0019-18 be adopted.*

## Adjournment

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