



City of Racine

Meeting Agenda - Final

City Plan Commission

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

Mayor Gary Becker
Alderman Gregory Holding
Atty. Jud Wyant, Elaine Sutton Ekes
Vincent Esqueda, Frank Tingle
Brent Oglesby

Wednesday, November 14, 2007

4:15 PM

Room 330 City Hall ANNEX

Call To Order

Approval of Minutes for the October 31, 2007 Meeting

[ZOrd.0005-07](#) An Ordinance to rezone properties in the 11th Street and Lake Avenue Area

To amend the map of the Zoning Ordinance of the City of Racine.

The Common Council of the City of Racine do ordain as follows:

Part 1:

Those properties known as 1135 & 1145 South Main Street, 1121, 1127, 1132, 1135 & 1147 Lake Avenue as well as 100 & 107 Twelfth Street and more particularly described as follows:

"Lots 9, 10, 11, 12 as well as the south 60 feet of Lot 7 Block 28 of the School Section and Lots 1,2,3 (plus part of adjacent vacated Lake Avenue as described in Volume 1734, page 926, except those parts deeded to the City), 4, 5, & 6 of Block 27 of the School Section. Said land being in the City of Racine, Racine County, Wisconsin."

be rezoned from "R-2" Single Family Residence District, or "R-3" Limited General Residence District, or "O-I" Office/Institutional District, to "R-2" Single Family Residence District, or "R-3" Limited General Residence District, or "O-I" Office/Institutional District, all with an H - Historic Property District Overlay, and designated as Supplement No. _____, which Supplement is hereby made a part of this ordinance.

Part 2:

This ordinance shall take effect upon passage and the day after publication.

Passed by the Common Council:

Approved: _____

Mayor

Attest:

City Clerk

Fiscal Note: N/A

Recommend that the ordinance be adopted.

Agendas sent to Mary Whitman of Landmarks Preservation Commission, Aldermen Robert Anderson and Jeff Coe.

07-1352

Subject: (Direct Referral) Review of contributing property descriptions for the 11th Street and Lake Avenue Racine Historic District.

Recommendation of City Plan Commission on 10-31-07: That this item be deferred.

Recommend to approve.

Agendas sent to Mary Whitman of Landmarks Preservation Commission, Aldermen Robert Anderson and Jeff Coe.

Ord.22-07

Ordinance No. 22-07

To repeal and recreate Chapter 114, Article VI, Section 638, Land uses, of the Municipal Code of the City of Racine, Wisconsin relating to Zoning.

The Common Council of the City of Racine do ordain as follows:

Part 1:

Chapter 114, Article VI, Section 638 is hereby repealed and recreated to read as follows:

“All listed permitted and conditional uses in the underlying zoning district shall be conditional uses in the access corridor district except single and two-family residences and those uses which will occupy existing buildings and are compatible with the applicable corridor plans that may be adopted (as interpreted by the director of city development). Upon submittal of a conditional use permit application, the appointed access corridor representatives of the affected area shall receive a public hearing notice, and a copy of the application and supporting materials. The representatives may appear at the plan commission to offer a review and recommendation for city plan commission consideration.”

Part 2:

This ordinance shall take effect upon passage and the day after publication.

Passed by the Common Council

Approved _____

Mayor

Attest:

City Clerk

Fiscal Note: N/A

Recommend that the ordinance be adopted.

Agendas Sent to Aldermen Jim Spangenberg, Michael Shields, Jim Kaplan, David Maack; Kristin Niemiec of RCEDC; and Access Corridor Review Committee members.

07-1377

Subject: Communication from Nora Grosse of Racine Habitat for Humanity that the City ask Racine County to transfer a small piece of nonbuildable property to the City to provide off-street parking for the home at 1124-12th Street.

Item also referred to the City Plan Commission

Attachments: [L. Racine Habitat .pdf](#)

Recommend that the transfer be approved.

Agendas sent to Nora Grosse of Racine Habitat for Humanity and Alderman Jeff Coe.

07-1410

Subject: (Direct Referral) Request by Landmark Credit Union (aka Belle City Credit Union) to vacate a portion of public right-of-way at 3413 Rapids Drive.

Recommend to approve.

Agendas sent to Richard Jones, Commissioner of Public Works; John Rooney, City Engineer; and Alderman Sandy Weidner.

07-1412

Subject: (Direct Referral) Review of a Certified Survey Map for Landmark Credit Union (aka Belle City Credit Union) at 3413 Rapids Drive.

Recommend to approve.

Agendas sent to Richard Jones, Commissioner of Public Works; John Rooney, City Engineer; and Alderman Sandy Weidner.

Public Hearings Starting at 4:30 p.m.**07-1400**

Subject: (Direct Referral) Request by Landmark Credit Union (aka Belle City Credit Union) for a conditional use permit to install a 20 square foot electronic sign at 3413 Rapids Drive.

Attachments: [3413 Rapids Dr.pdf](#)

Recommend to approve, subject to conditions.

Agendas sent to Landmark Credit Union and Alderman Sandy Weidner.

07-1401

Subject: (Direct Referral) Request by Corine Perez of First Class Resale Shop seeking a conditional use permit for a shop selling new and used household goods and antiques at 3723 Douglas Avenue.

Attachments: [3723 Douglas.pdf](#)

Recommend to defer pending Access Corridor recommendation.

Agendas sent to Corine Perez, David Namowicz, Bob Morrison, Tom Sollman, Kristin Niemiec of RCEDC, and Alderman Ray DeHahn.

07-1404

Subject: (Direct Referral) Request by Suhail Sarsonz seeking a conditional use permit for a telephone store at 1957 Douglas Avenue.

Attachments: [1957 Douglas.pdf](#)

Recommend to defer pending Access Corridor recommendation.

Agendas sent to Suhail Sarsonz, David Namowicz, Bob Morrison, Tom Sollman, Kristin Niemiec of RCEDC, and Alderman David Maack.

07-1405

Subject: (Direct Referral) Request by Charles Mott, Jr. representing Cricket Communications seeking a conditional use permit for a wireless communication facility at 100-7th Street.

Attachments: [100-7th Street.pdf](#)

Recommend approval, subject to conditions.

Agendas sent to Charles Mott, Jr. and Alderman Jeff Coe.

Adjournment

If you are disabled and have accessibility needs or need information interpreted for you, please contact the Department of City Development at 636-9151 at least 48 hours prior to this meeting.