



CITY OF RACINE

General Application Form

Department of City Development
730 Washington Ave., Rm. 102
Racine, WI 53403
Phone: 262-636-9151
Fax: 262-635-5347

Type of Reviews

- 2035 Comprehensive Plan Amendment (\$0 Fee)
- Administrative Review (\$0 Fee)
- Certified Survey Map (\$170 + \$50 per lot)
- Conditional Use Permits (\$695 Fee)
- Design Review (\$0 Fee)
- Research Request (\$0 Fee)
- Rezoning (\$830 Fee)

APPLICANT NAME: Cardinal Capital Management, Inc.
ADDRESS: STREET: 901 S. 70th Street **CITY:** West Allis **STATE:** WI **ZIP:** 53214
TELEPHONE: 414-395-4993 **CELL PHONE:** 410-236-8649
EMAIL: jguzman@cardinalcapital.us

AGENT NAME (IF APPLICABLE): _____
ADDRESS: STREET _____ **CITY:** _____ **STATE:** _____ **ZIP:** _____
TELEPHONE: _____ **CELL PHONE:** _____
EMAIL: _____

PROPERTY ADDRESS (ES): 1520 Clark Street; 1536 Clark Street
CURRENT ZONING: I2FD
CURRENT/MOST RECENT PROPERTY USE: Industrial
PROPOSED USE: Multifamily residential
PROPOSED ZONING (only if applicable): R-5

LEGAL DESCRIPTION AND TAXKEY (only required for CSM, Rezoning and Comprehensive Plan Amendments): BLK 84 SECTION BLAKE + FISH'S SUB PT DESC VOL 1651 RECS PG 473 + ADJ VAC BLAKE ST (AKA HIGGINS CT) & PT VACA FIFTEENTH ST AS DESC IN DOC #2441026, 5-12 AC TMOI BLK 84 SCHOOL SECTION BLAKE + FISH'S SUB LOT 33 + PT LOT 28 DESC VOL 1823 RECS PG 764

CURRENT COMPREHENSIVE PLAN DESIGNATION: (only for comp plan amendments) _____
PROPOSED COMPREHENSIVE PLAN DESIGNATION: (only for comp plan amendments) _____

Are you the owner of the property included in the area of the requested zoning?
 Yes No Option to Purchase Lease

***NOTE: The owner of the property (if different than the applicant) must sign this application.**

OWNER & APPLICANT AUTHORIZATION

The signature(s) hereby certify that the statements made by myself and constituting part of this application are true and correct. I am fully aware that any misrepresentation of any information on this application may be grounds for denial of this application. I agree that if this request is approved, it is issued on the representations made in this submittal, and any approval or subsequently issued building permit(s) or other type of permit(s) may be revoked without notice if there is a breach of representation or conditions of approval. The applicant/owner by their signature understands and agrees that they are responsible for the completion of all on-site and off-site improvements as shown and approved on the final plan:

Owner (s) Signature: _____ **Date** _____
Print Name: _____

Applicant (s) Signature: X Erich Schwenker **Date** 10/29/18
Print Name: Erich Schwenker, Pres., Cardinal Capital Management, Inc.

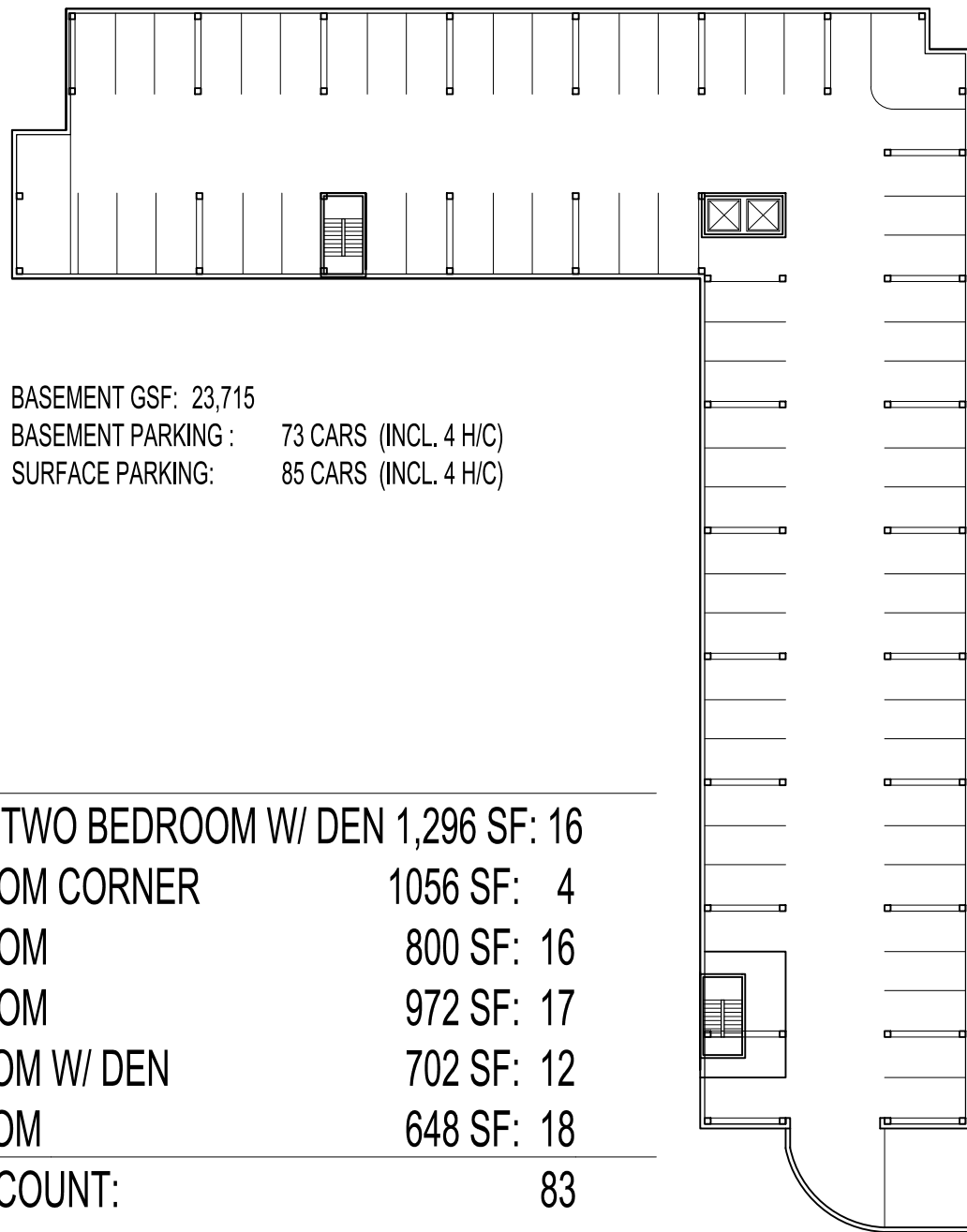


AJAX SITE DESIGN PROPOSAL - PHASE ONE

SITE PLAN (NOT TO SCALE)
28 AUGUST 2018

 **CARDINAL**
CAPITAL MANAGEMENT, INC

KA
KORB + ASSOCIATES ARCHITECTS



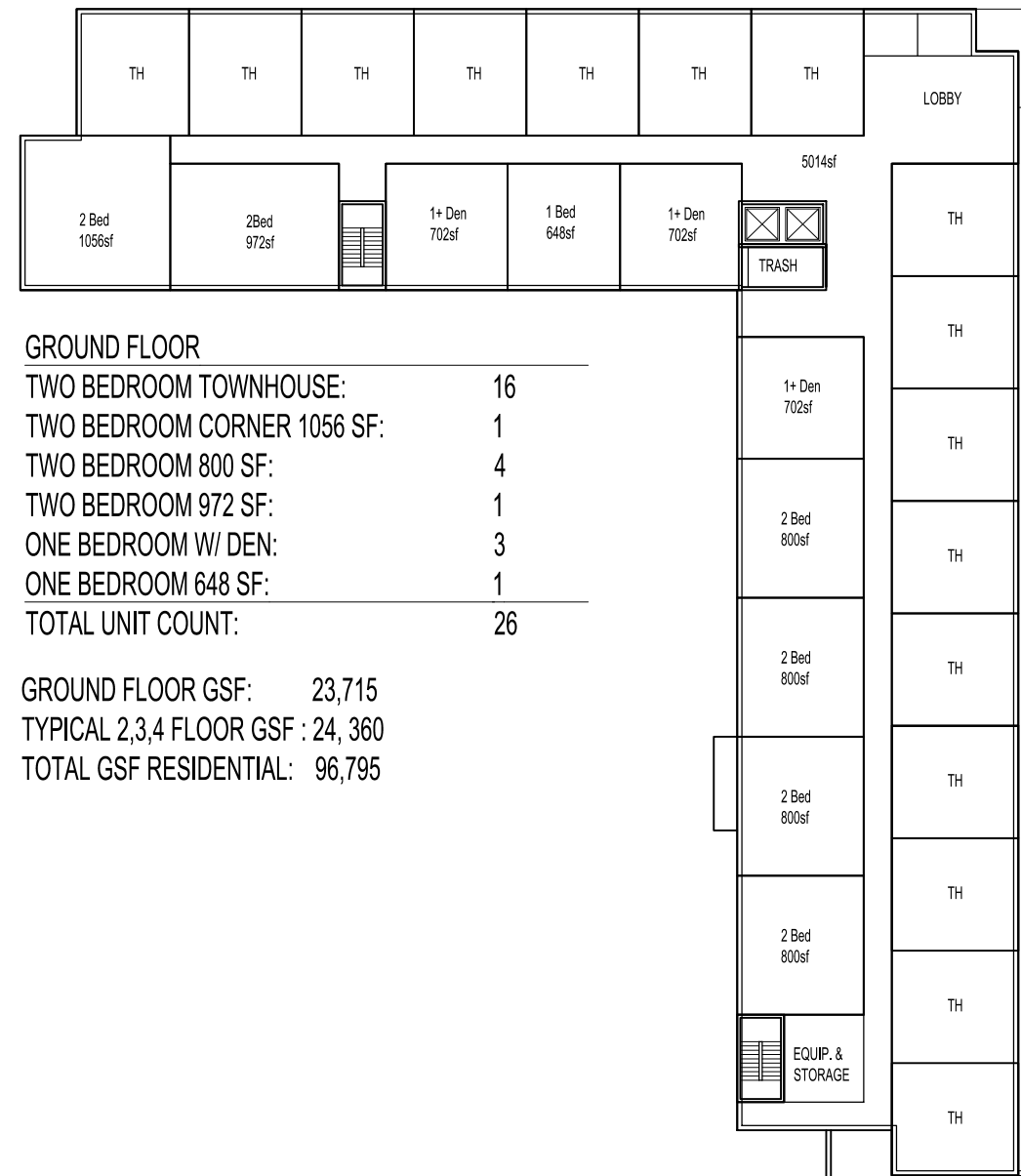
BASEMENT GSF: 23,715
 BASEMENT PARKING : 73 CARS (INCL. 4 H/C)
 SURFACE PARKING: 85 CARS (INCL. 4 H/C)

UNIT MIX

TOWNHOME TWO BEDROOM W/ DEN	1,296 SF:	16
TWO BEDROOM CORNER	1056 SF:	4
TWO BEDROOM	800 SF:	16
TWO BEDROOM	972 SF:	17
ONE BEDROOM W/ DEN	702 SF:	12
ONE BEDROOM	648 SF:	18
TOTAL UNIT COUNT:		83

BASEMENT

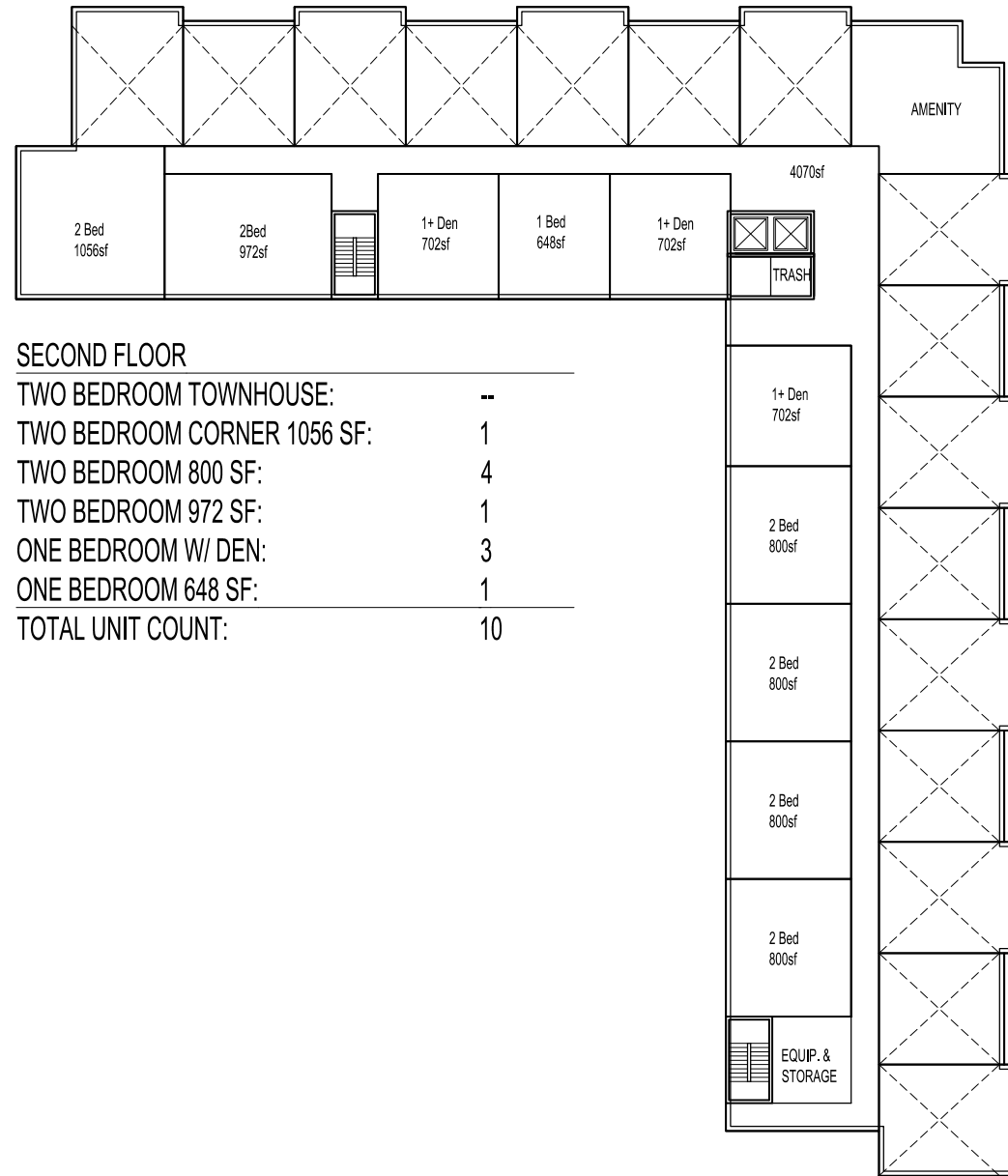
GROUND FLOOR



GROUND FLOOR

TWO BEDROOM TOWNHOUSE:	16
TWO BEDROOM CORNER 1056 SF:	1
TWO BEDROOM 800 SF:	4
TWO BEDROOM 972 SF:	1
ONE BEDROOM W/ DEN:	3
ONE BEDROOM 648 SF:	1
TOTAL UNIT COUNT:	26

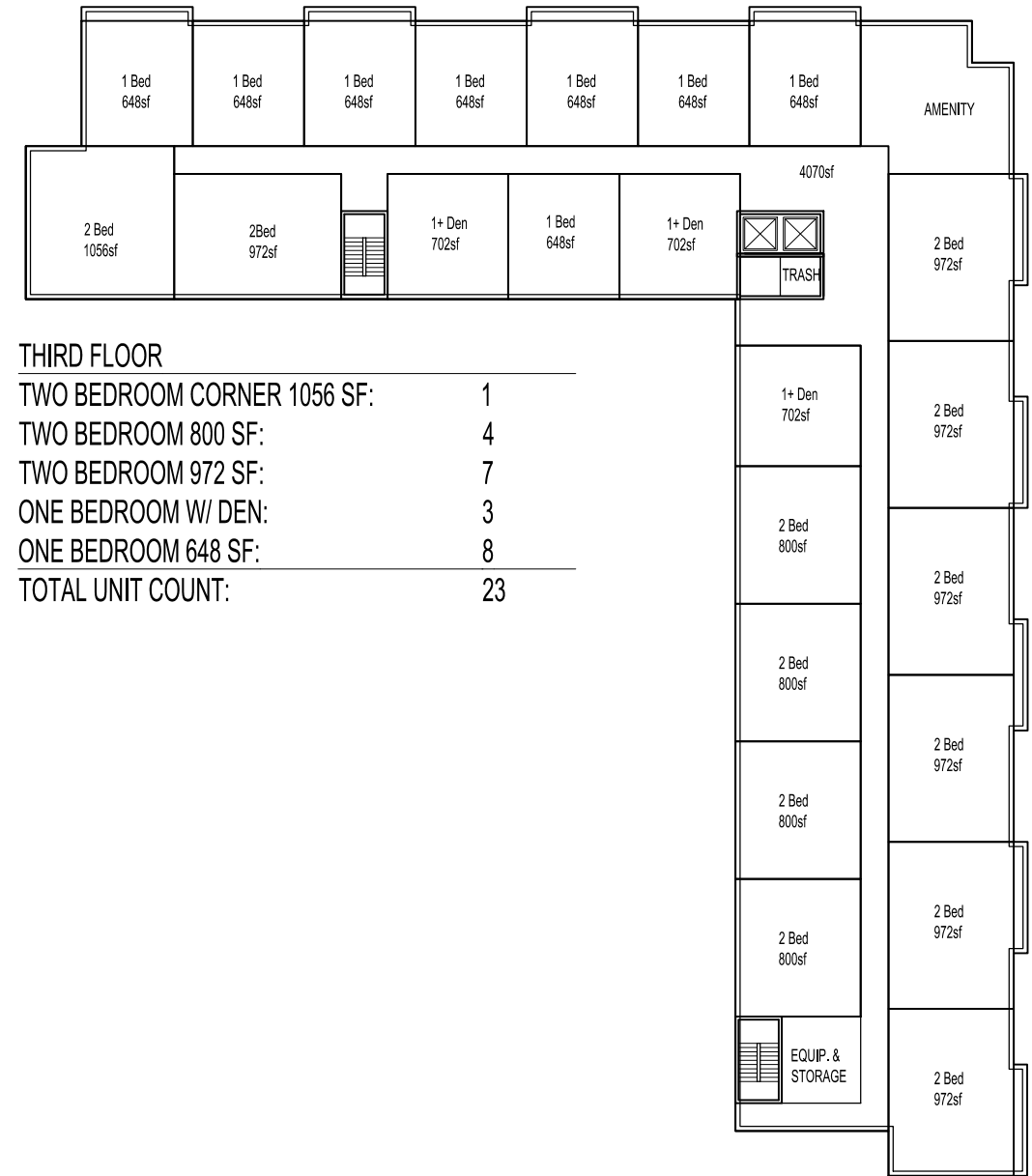
GROUND FLOOR GSF: 23,715
 TYPICAL 2,3,4 FLOOR GSF : 24, 360
 TOTAL GSF RESIDENTIAL: 96,795



SECOND FLOOR

TWO BEDROOM TOWNHOUSE:	--
TWO BEDROOM CORNER 1056 SF:	1
TWO BEDROOM 800 SF:	4
TWO BEDROOM 972 SF:	1
ONE BEDROOM W/ DEN:	3
ONE BEDROOM 648 SF:	1
TOTAL UNIT COUNT:	10

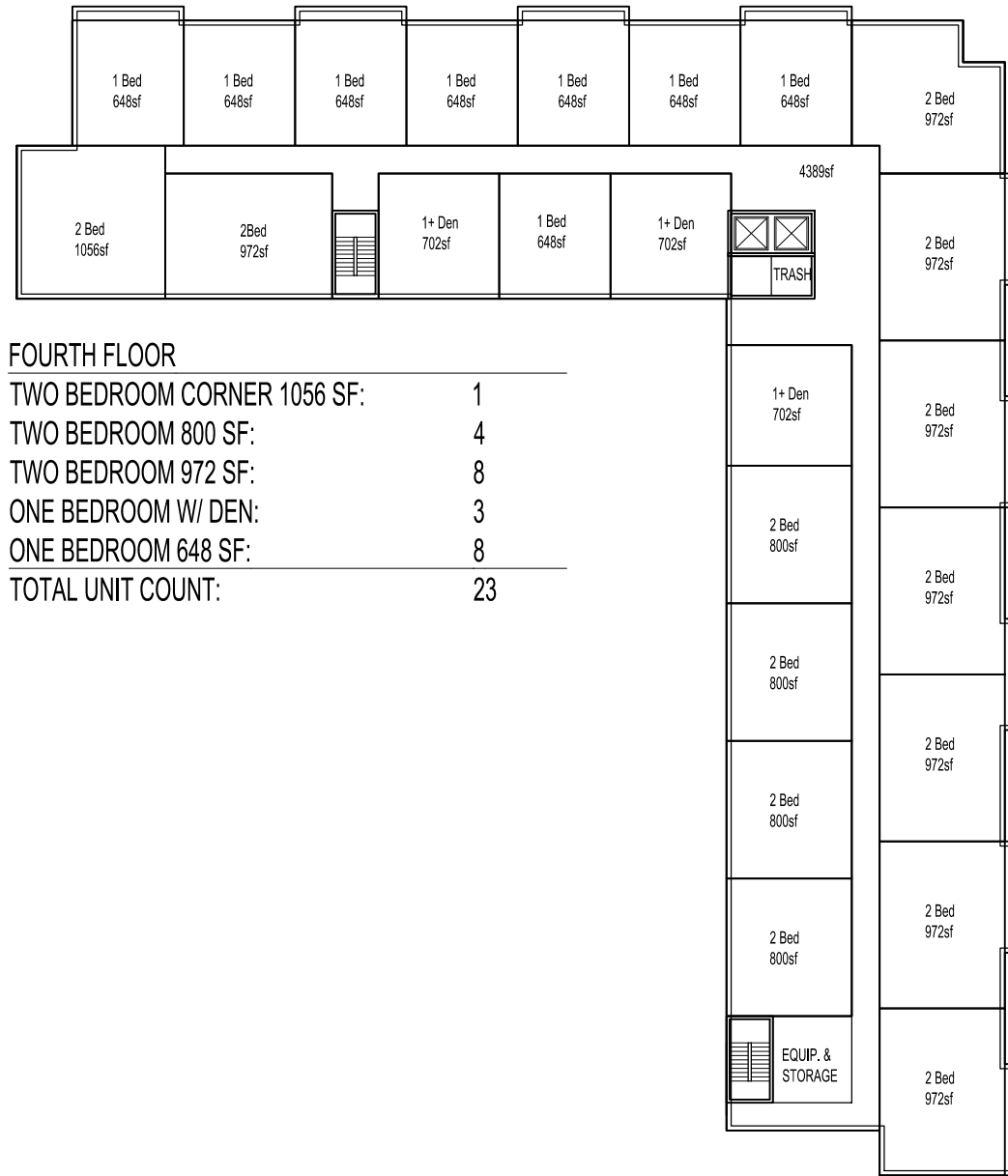
SECOND FLOOR



THIRD FLOOR

TWO BEDROOM CORNER 1056 SF:	1
TWO BEDROOM 800 SF:	4
TWO BEDROOM 972 SF:	7
ONE BEDROOM W/ DEN:	3
ONE BEDROOM 648 SF:	8
TOTAL UNIT COUNT:	23

THIRD FLOOR



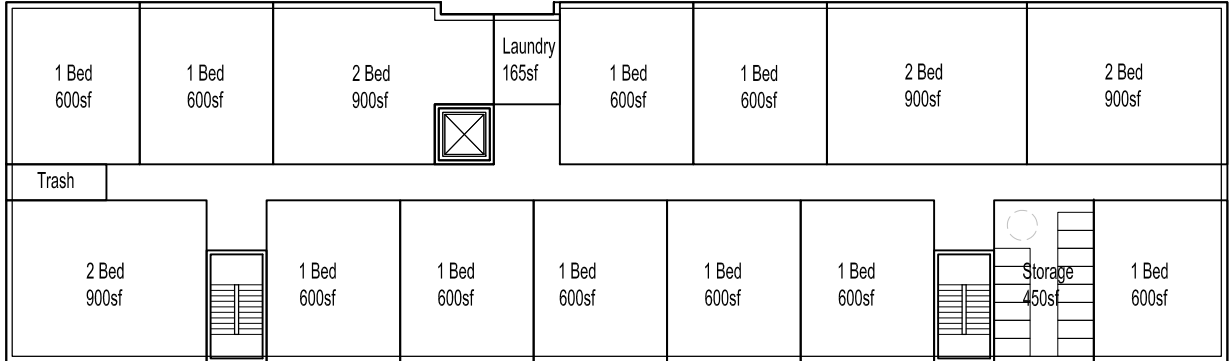
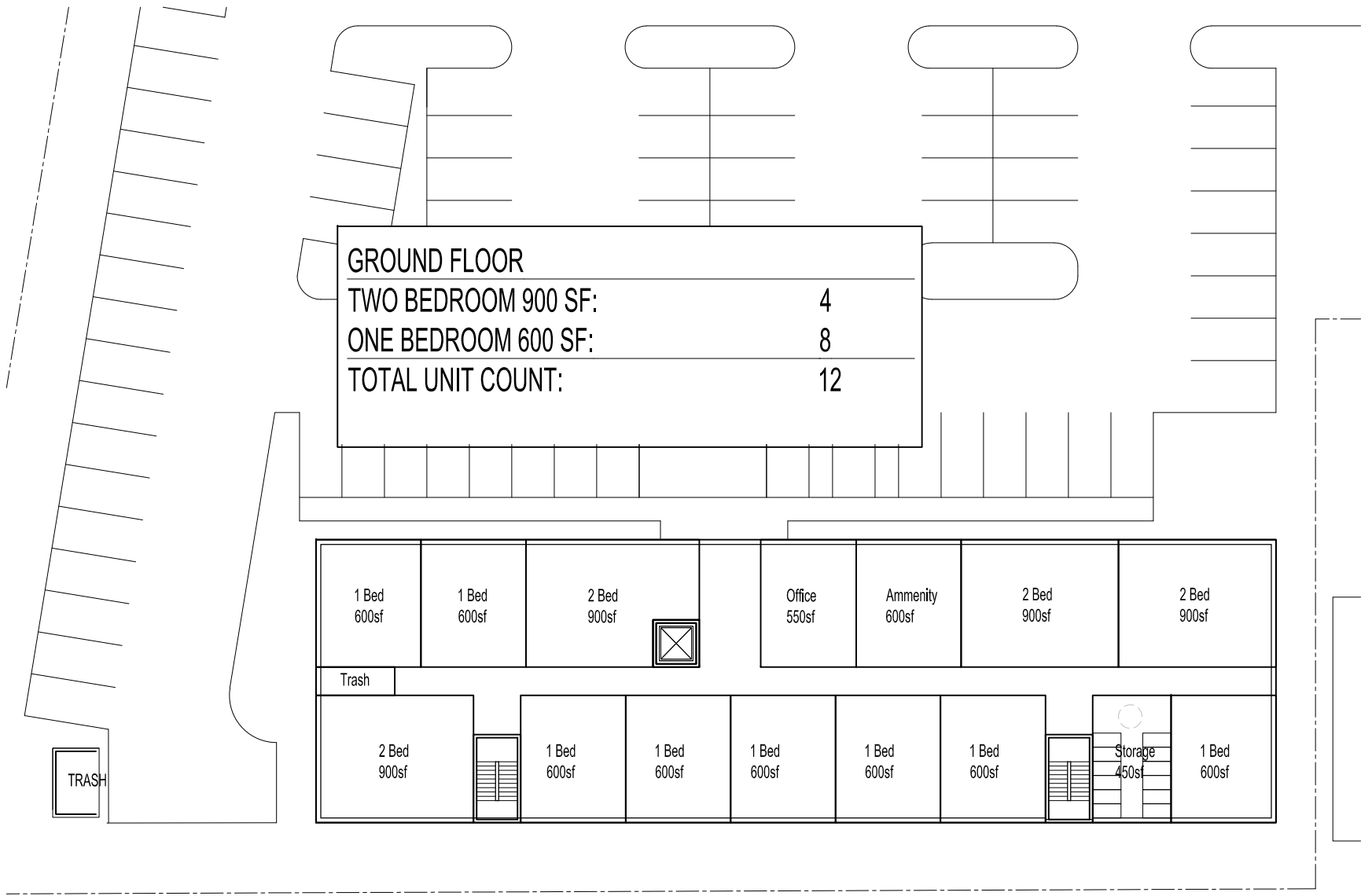
FOURTH FLOOR

TWO BEDROOM CORNER 1056 SF:	1
TWO BEDROOM 800 SF:	4
TWO BEDROOM 972 SF:	8
ONE BEDROOM W/ DEN:	3
ONE BEDROOM 648 SF:	8
TOTAL UNIT COUNT:	23

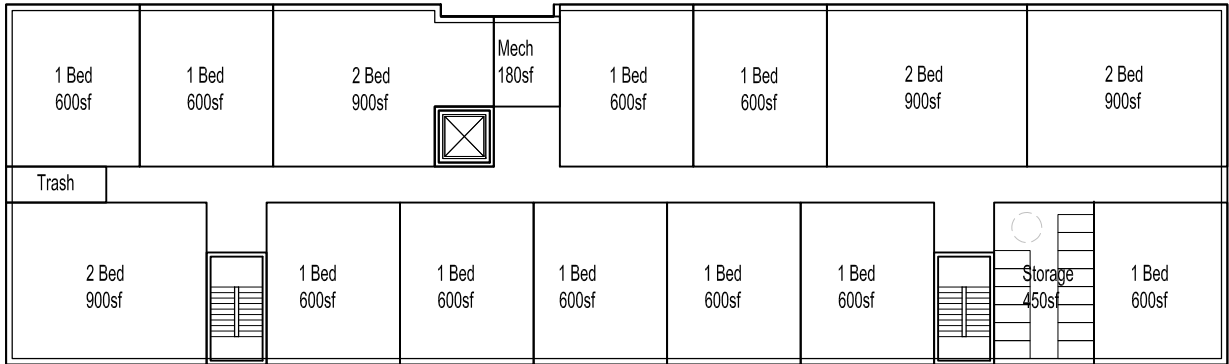
FOURTH FLOOR

TOTAL UNIT MIX	
TWO BEDROOM	900 SF: 16
ONE BEDROOM	600 SF: 38
TOTAL UNIT COUNT:	54
TOTAL GSF:	48,726 SF

SECOND & THIRD FLOORS	
TWO BEDROOM 900 SF:	4
ONE BEDROOM 600 SF:	10
TOTAL UNIT COUNT:	14



FOURTH FLOOR	
TWO BEDROOM 900 SF:	4
ONE BEDROOM 600 SF:	10
TOTAL UNIT COUNT:	14



AJAX SITE LIHTC DESIGN PROPOSAL

1" = 40'-0"
17 OCTOBER 2018





AJAX SITE DESIGN PROPOSAL - PHASE ONE

NORTHEAST PERSPECTIVE
28 AUGUST 2018

 **CARDINAL**
CAPITAL MANAGEMENT, INC

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