



December 28, 2018

Dear Property Owner:

The City of Racine Plan Commission has received an application from Racine Revitalization Partnership, seeking a conditional use permit for a Mini-Planned Development as allowed by Sec. 114-186 of the Municipal Code, which would allow for the construction of three townhouse dwellings at the properties of 1107 12th Street and 1204 Highland Avenue.

The applicant has proposed three dwelling units on three individual lots, whereas three dwelling units would be permitted by current zoning, but on one lot. The Mini-Planned Development would authorize zero lot line style dwelling with shared walls to achieve a townhouse style development for the three dwelling units.

The subject properties are zoned R-3 Limited General Residence District. The specific location is shown as "SUBJECT PROPERTY" on the map on the reverse side of this page (flip page over).

The Commission has scheduled a public hearing at which you can be informed of the details of the request and where your views regarding the proposal may be expressed. The hearing will be held on **Wednesday, January 9, 2019 at 4:30 p.m., or soon thereafter, in Room 205 of City Hall, 730 Washington Avenue, Racine, Wisconsin 53403.**

If you have any questions, feel free to contact the Department of City Development at 636-9151.

A handwritten signature in black ink, appearing to read "Amy Connolly".

Amy Connolly, AICP
Director of City Development



JPH

If you are disabled and have accessibility needs or need information interpreted for you, please call the Department of City Development at 262-636-9151 at least 48 hours prior to the meeting.



Conditional Use - 1107 12th Street and 1204 Highland Avenue



 Subject Property
 Notification Area

 Street Centerline
 Tax Parcel Boundary
 Building Footprint

0 15 30 60 90 120 Feet

