

Cook, Michelle

From: Nancy Helker
Sent: Tuesday, January 19, 2021 1:31 PM
To: _EXT_CDV
Subject: Taylor Avenue Overlay District

Hello,

I received your letter in the mail today concerning the Taylor Avenue Overlay District. If I am looking at the map correctly our home would be in overlay district. Would that mean you would be purchasing our home? I understand that this is in the beginning stages but we were considering selling our home in 2021 but would hold off if this is the case.

Our address is : 2307 16th Street
Racine, WI 53404

Any answer would be appreciated.

Thanks,
Nancy Helker

Cook, Michelle

From: Loreen Mohr
Sent: Wednesday, January 20, 2021 5:45 AM
To: _EXT_CDV
Subject: Proposed Taylor Avenue Overlay District letter

Follow Up Flag: Follow up
Flag Status: Flagged

Hello,

I received a letter about Proposed Taylor Avenue Overlay District.

What does this mean for me as a homeowner?

Do I need to be concerned about anything?

Loreen Mohr
1808 Holmes Ave.
Racine, WI 53403

Cook, Michelle

From: Vevlon Days-Kimmons
Sent: Thursday, January 21, 2021 6:44 PM
To: _EXT_CDV
Subject: Horlick Overlay District

Are there commercial, industrial, residential projects scheduled for development in 2021 that can only move forward if the overlay districts are approved now.

Vevlon Days-Kimmons

Cook, Michelle

From: Marcos Chavez
Sent: Sunday, January 24, 2021 1:42 PM
To: _EXT_CDV
Subject: Horlick Overlay District Zoning Ordinance

To whom it may concern,

I Marcos Chavez am against the proposed Horlick Overlay District Zoning Ordinance. I see that it affects units, exceeding more than 2 living units and commercial buildings, but I feel it's only opening the gate to eventually affecting the rest of the property owners. I feel like we already have to jump through hoops to do anything to our properties, especially when the city doesn't pay our mortgages or property taxes and that this is only another way to charge more unnecessary fee's, cause the city is looking for more ways to allocate more money from property owners. Which is unfair with already high property taxes. Also I think holding meetings during these tough times (Covid-19), is not right because there are alot of people that can't access a computer or internet, and their only way to speak up would be in person. This just seems like a way to push through an agenda without any push back! So again please don't pass zoning ordinance.

Cook, Michelle

From: Anthony Bronaugh
Sent: Monday, January 25, 2021 4:35 PM
To: _EXT_CDV
Subject: Public Hearing Racine Street

Is this imminent domain?

Is there already a City Plan in place? If so, who is the developer.

Will we be forced to sell our property?

If so, at fair Market prices?

Will a third party broker be used to determine value?

Anthony Bronaugh

From: Tom
Sent: Monday, January 25, 2021 1:49 PM
To: _EXT_CDV
Subject: Planning Heritage and Design Commission

Hello Matt –

I hope all is well.

I am sending this e-mail to confirm my approval to an amendment to the Zoning ordinance to establish additional access corridor over districts within Article VI. Of Chapter 114 – Zoning.

If you have any question please give me a call

Thanks,

Tom Sollman
Gallo Office Center Investments, LLC
2200 DeKoven Avenue
Racine, WI 53403

Cook, Michelle

From: Scott Radwill
Sent: Tuesday, January 26, 2021 2:51 PM
To: _EXT_CDV
Cc: Robert Radwill; John Vlasak; Dan Peterson
Subject: Comments regarding Racine Planning Commission Proposed Amendment to the Zoning Ordinance Letter of Jan. 15, 2021, Taylor Avenue Overlay District

Dear Planning Commission,

I am the managing owner of Master Appliance Corp. and half owner of 1756 Taylor Ave. LLC. Both entities own properties on 18th. St. and Taylor Avenue. The properties are just south of the old Brannum property bordered by Flett Avenue on the West, 18th St. on the South and Taylor Ave on the East. Master Appliance has been in this location for 63 years and employs about 30 people at this time.

We plan to put a driveway off of Taylor Avenue which would give our trucks access to a proposed new shipping dock on the east side of our building. Doing this would eliminate trucks from blocking 18th St. during pick-ups and deliveries.

My son, Robert Radwill will be available to address the commission during the hearing. You can call him at

We would like to confirm that any new amendment to this Zoning ordinance will not prevent us from doing so. We are available to discuss the details of this issue with you at any convenient time.

Thank you for your consideration.

Best Regards,

Scott Radwill
President & CEO
Master Appliance Corp.
2420 18th. St.
Racine, WI. 53403 USA
Direct:
Office: (262) 633-8840
Fax: (262) 633-0295

Masterappliance.com



JANUARY 26,2021

RACINE PLANNING HERITAGE AND DESIGN COMMISSION

RACINE, WIS.

COMMISSION MEMBERS:

I AM AGAINST THE ADDITIONAL ACCESS CORRIDOR OVERLAY DISTRICT. MORE GOVERNMENT CONTROL OVER MY PROPERTY IS NOT NEEDED.

CH PETERS CO HAS BEEN AT 1214 – 16TH SINCE 1974. BETWEEN 1963 TO 1974 WE WERE IN THE RACINE INDUSTRIAL PLANT ON 16TH STREET. I REMEMBER THE RESTAURANTS, GAS STATIONS, TWO MEN'S CLOTHING STORES, BANKS, DRUG STORE AND JUNCTION FURNITURE. ALL OF THESE EXISTED BECAUSE OF THE INDUSTRIES, TOOL AND DIE SHOPS AND MANUFACTURERS THAT EXISTED, BUT ARE NOW GONE. UNTIL YOU FIND A REPLACEMENT FOR THESE JOB AND WEALTH PRODUCING COMPANIES, RACINE WILL CONTINUE TO DECLINE.

IN REGARDS TO YOUR LATEST PROJECT, "AJAX APARTMENTS", SUBSIDIZING PEOPLE TO LIVE IN \$200,000 APARTMENTS IS NOT ECONOMIC DEVELOPMENT.

SINCERELY,

JEFFREY PETERS (TRUSTEE TO NELMIE PETERS TRUST)

CH PETERS CO

1214-16TH STREET

RACINE, WI 53403