



Application for Conditional Use Review

Applicant Name: SERQUASIA L. TYE

Address: 3149 N. 41ST City: MILWAUKEE

State: WI Zip: 53216

Telephone: 414 940-2402 Cell Phone: _____

Email: SLAYSHADESbsb@gmail.com

Agent Name: SAME

Address: _____ City: _____

State: _____ Zip: _____

Telephone: _____ Cell Phone: _____

Email: _____

Property Address (Es): 1919 MEAD STREET

Current Zoning: R-3

Current/Most Recent Property Use: RESTAURANT

Proposed Use: BARBER/HAIR SALON NO NAILS





DEPARTMENT OF CITY DEVELOPMENT



The application will be evaluated using the standards of Sec. 114-154 of the Municipal Code (below). Please use the space to justify and explain how your proposal addresses these conditions; use an additional sheet if necessary.

- (1) The establishment, maintenance, or operation of the conditional use will not be detrimental to, or endanger, the public health, safety, morals, comfort, or general welfare;

Correct Existing

- (2) The conditional use will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminish and impair property values within the neighborhood;

Correct Existing

- (3) The establishment of the conditional use will not impede the normal and orderly development and improvement of the surrounding property for uses permitted in the district;

Correct

- (4) Adequate utilities, access roads, drainage and/or necessary facilities have been or are being provided;

See ATTACHED PAPER

- (5) Adequate measures have been or will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets;

Existing Building Street Parking

- (6) The proposed conditional use is not contrary to the objectives of the current land use plan for the city; and

Zone B-3 Landuses in R1 conditional use permitted

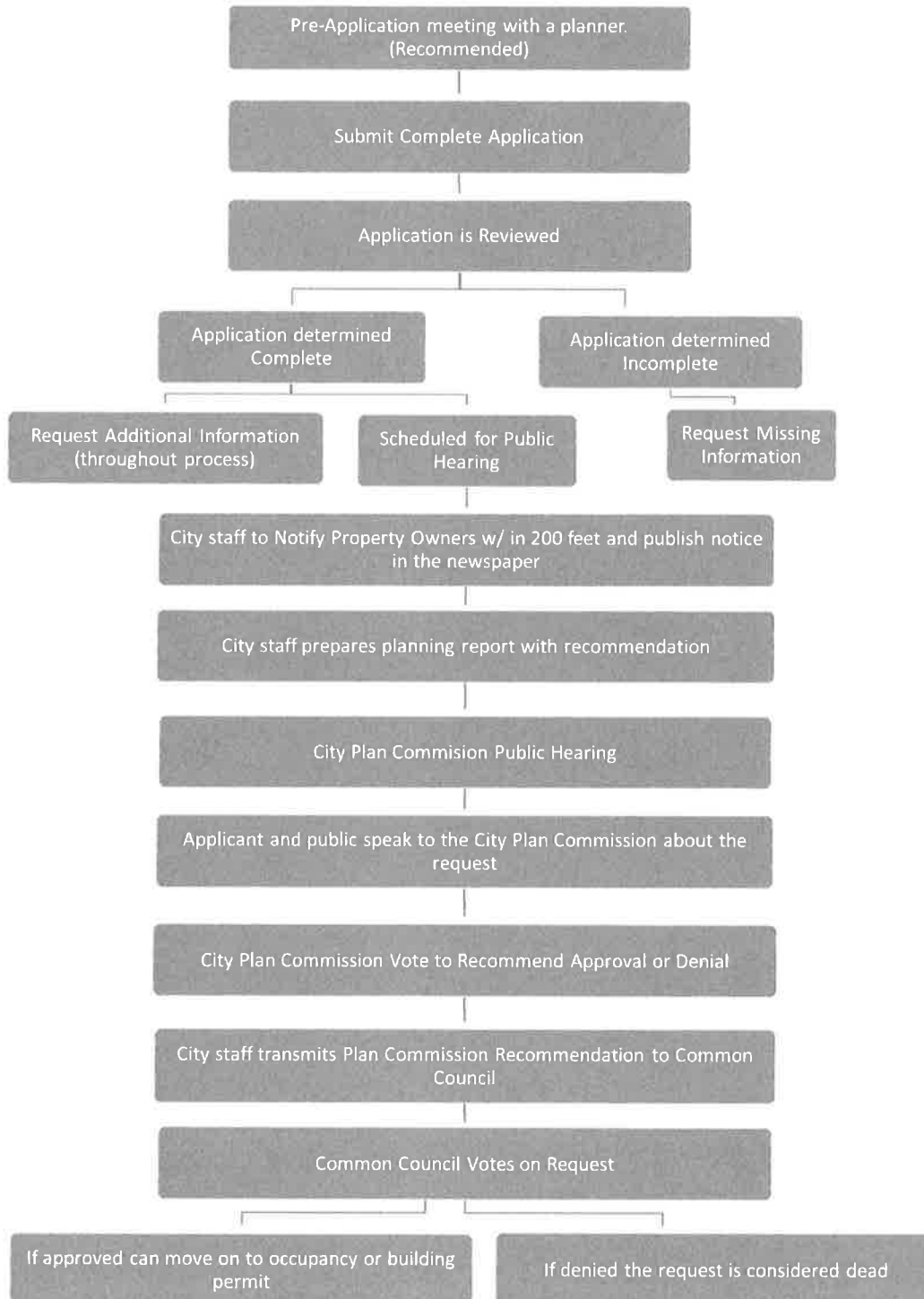
- (7) The conditional use shall, in all other respects, conform to the applicable regulations of the district in which it is located, except as such regulations may, in each instance, be modified pursuant to the recommendations of the plan commission.

Agreed





Application Review Process





If the required supplemental materials, which constitute a completed application, are not submitted, the application will not be processed.

Required Submittal Format

1. An electronic submission via email/USB drive/CD/Download link; and
2. One (1) paper copy, no larger than 11" x 17" size.

Required Submittal Item	Applicant Submitted	City Received
1. Conditional Use Review Application		
2. Written description of project, including: <ol style="list-style-type: none"> a. Hours of operation b. Anticipated delivery schedule c. Maintenance plan d. General use of the building and lot 	<input checked="" type="checkbox"/>	
3. Site Plan (drawn to scale), including: <ol style="list-style-type: none"> a. Fully dimensioned property boundary b. All buildings (existing and proposed) c. Setbacks from property lines d. Identification as to whether all elements are "Existing" or "Proposed" e. Dimensioned parking spaces and drive aisle layout f. Trash enclosure location and materials g. Loading spaces h. Fire hydrant locations i. Location of signage, with setbacks 	<i>See photo's Attached</i> <input checked="" type="checkbox"/> <i>Existing</i>	
4. Zoning Analysis Table <ol style="list-style-type: none"> a. Land area (in acres and square feet) b. Building area (in square feet) c. Setbacks (required yards in feet) d. Floor Area Ratio (building area divided by lot area) e. Lot Coverage (building footprint divided by lot area) f. Height of all buildings and structures g. Percentage of greenspace (landscaped areas divided by lot area) h. Parking spaces 	<i>Existing</i> <input checked="" type="checkbox"/>	
5. Landscape Plan <ol style="list-style-type: none"> a. Bufferyards b. Parking Areas c. Screening and fencing locations d. Plant lists including the following: Latin and Common Names, Number of each planting material, and Size at planting. 	<i>See Attached Floor plan</i> <input checked="" type="checkbox"/>	





Required Submittal Item	Applicant Submitted	City Received
6. Lighting Plan a. Location of light fixtures b. A cut sheet of light fixtures with indication of cut-offs or shielding c. Illumination diagram indicating intensity of lighting on the property.	<input checked="" type="checkbox"/> Existing	
7. Floor Plan a. Preliminary floor plan layout of all buildings/structures b. Labels for the type of use of the area c. Labels for square footage of the area	<input checked="" type="checkbox"/>	
8. Engineering Plan a. Stormwater Plan (Drainage pattern, flow, detention) b. Existing and proposed roadway and access configurations c. Cross access	<input type="checkbox"/> N/A	
9. Signage Plan a. dimensioned color elevations of signage b. A diagram showing the location of the proposed signage	<input checked="" type="checkbox"/> Existing Party	
10. Building/site elevations (if new building or exterior changes planned) a. Building elevations showing all four sides of the buildings in color b. Elevation of trash enclosure area	<input type="checkbox"/> N/A	
11. Building Material Samples (if making exterior changes)	<input type="checkbox"/> N/A	
12. Review Fee	<input type="checkbox"/>	

Acknowledgement and authorization signatures

A conditional use is not like a building permit; applying does not mean it will be approved.

The approval may contain conditions related to the improvement of the site which must be met prior to the issuance of a building occupancy permit. Conditions related to the operational aspect(s) of the business must be complied with at all times. That, in the event site improvement work required by ordinance cannot be completed prior to desired occupancy, a financial assurance, at 100% of the improvement estimate, guaranteeing completion of the required improvements must be placed on file with the City of Racine. Estimates and Assurance documents are subject to the review and final approval by the City. Improvements may include but are not limited to landscaping, fencing, lighting, pavement surfacing and sealing, dumpster enclosures, and exterior building improvements;

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.

Owner Signature (acknowledgement and authorization): Jerquasia L. Tye Date: 7-10-20

Applicant Signature (acknowledgement): Alexa Jain Date: 7-10-20



2. WRITTEN DESCRIPTION OF PROJECT including:
- A HOURS OF OPERATION (7 DAYS A WEEK 8 A.M TO 8 P.M.)
 - B ANTICIPATED DELIVERY SCHEDULE (NONE)
 - C MAINTENANCE PLAN KEEP SWEEP & GRASS CUT
 - D GENERAL USE OF BUILDING AND LOT - HAIR SALON

3. SITE PLAN DRAW TO SCALE including:

- A Fully Dimensioned property boundary (25 by 113.6)
 - B ALL BUILDING EXISTING AND PROPOSED (EXISTING)
 - C SETBACKS FROM PROPERTY LINES
 - D IDENTIFICATION AS TO WHETHER ALL ELEMENTS ARE EXISTING OR PROPOSED (EXISTING)
 - E DIMENSIONED PARKING SPACES AND DRIVE AISLE LAYOUT NO ACCESS
 - F TRASH ENCLOSURE LOCATION AND MATERIALS (IN ALLEY CITY TRASH PICK UP)
 - G. LOADING SPACES (N/A)
 - H FIRE HYDRANT LOCATIONS N/A
 - I LOCATION OF SIGNAGE WITH SETBACKS
- ZONING ANALYSIS TABLE

4. a. Land area in acres and square feet (.065 ACRE)
- b. building area in square feet 2840 sq ft ^{1st} Floor 880 sq ft
- c. Setbacks required yards in feet
- d. Floor area ratio building area divided by lot area (.61)
- e. Lot coverage (building footprint divided by lot area (.61))
- f. Height of all building and structures 2 STORY
- g. Percentage of greenspace (landscaped areas divided by lot area (39 percent))
- h. PARKING SPACES Street

5.

LANDSCAPE PLAN

A. buffer yards N/A

B. parking area N/A

C. Screening & fencing Locations (South & East Fencing)

D. Plant Lists including the following: Latin and common NAMES number OF EACH PLANTING MATERIAL size of planting. 2 10 inch Flower perennial POTS
Mulch in front where grass is gone

1919 MEAD St
LOWER

Light window window

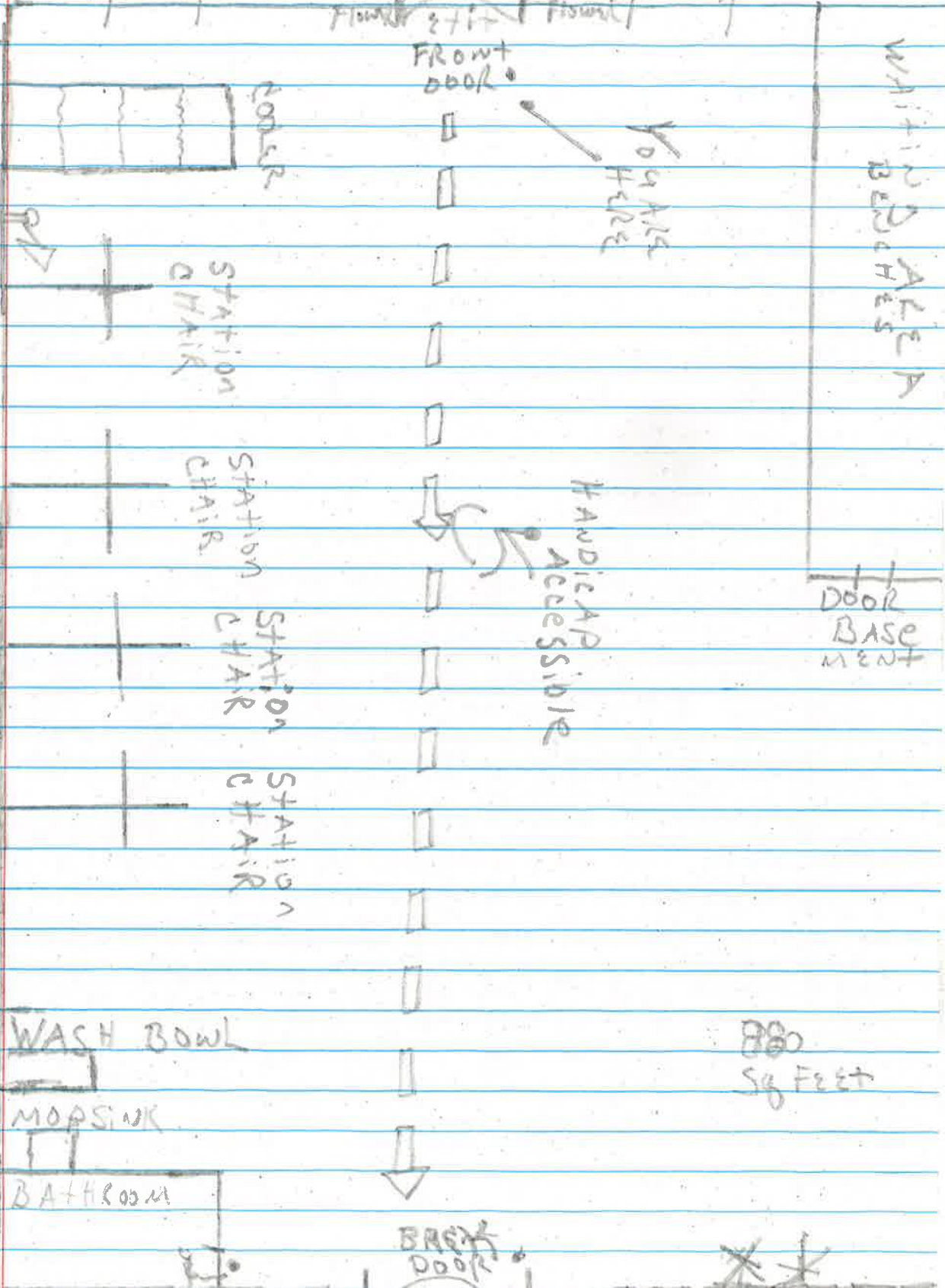
EXISTING
SIGNAGE
WOOD
pot flower

Window window

Light

HAND
WASHER
FIRST AID KIT
FIRST AID
KIT

FIRST AID
DOOR
WINDOW
HERE



880
Sq Feet

WINDOW

1919 Mead St



○ - 10" Planters w/curbside etc



1919 Mead St

