



DEPARTMENT OF CITY DEVELOPMENT



Application for Design Review

Applicant Name: Anthony Wooden

Address: 8107 Broadway Dr City: Sturtevant

State: WI Zip: 53177

Telephone: 262-833-5105 Cell Phone: 262-770-6278

Email: onlyrealestategroup@gmail.com

Agent Name: Anthony Wooden

Address: _____ City: _____

State: _____ Zip: _____

Telephone: _____ Cell Phone: _____

Email: _____

Property Address (Es): R 302 main St Racine WI 53403

Current Zoning: B-4

Current/Most Recent Property Use: Retail

Proposed Use: Real Estate Brokerage

Numerous areas of the City have design guidelines which are specific to projects and must be adhered to. The design guidelines can be found at the following link under the design review district heading on the page: <https://www.buildupracine.org/business-tools/planning/>



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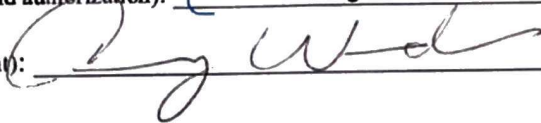
Acknowledgement and authorization signatures

Design Review 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 occupancy of the building, approval of the final work, or otherwise specified. 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):  Shane Ryan Date: 12/20/22

Applicant Signature (acknowledgement):  Date: 12-16-2022



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CITY DEVELOPMENT**



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.

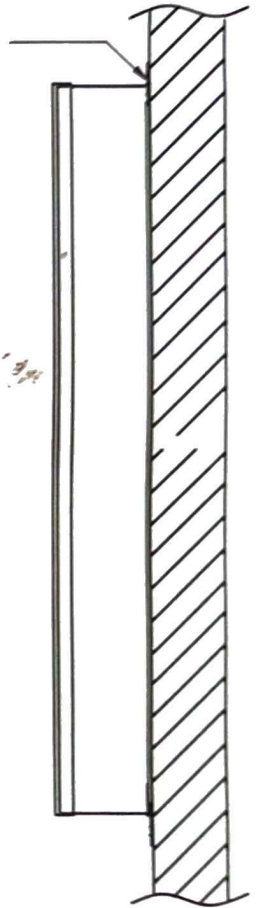
Required Submittal Item	Applicant Submitted	City Received
1. Design Area Review Application	<input type="checkbox"/>	
2. Written description of project, including: <ul style="list-style-type: none"> a. Hours of operation b. Anticipated delivery schedule c. Maintenance plan d. General use of the building and lot 	<input type="checkbox"/>	
3. Site Plan (drawn to scale), including: <ul 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. Location of signage, with setbacks ✓ 	<input type="checkbox"/>	
4. Landscape Plan <ul 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. 	<input type="checkbox"/>	
5. Lighting Plan <ul style="list-style-type: none"> 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 type="checkbox"/>	
6. Signage Plan <ul style="list-style-type: none"> a. dimensioned color elevations of signage ✓ b. A diagram showing the location of the proposed signage ✓ 	<input type="checkbox"/>	
7. Building/site elevations <ul style="list-style-type: none"> a. Building elevations showing all four sides of the buildings in color b. Elevation of trash enclosure area 	<input type="checkbox"/>	
8. Building Material Samples (if making exterior changes)	<input type="checkbox"/>	

Sign Size 30.00" H x 119.00" W, Total Sign 25 Square Feet



INSTALLATION DETAILS

Mounting Clips

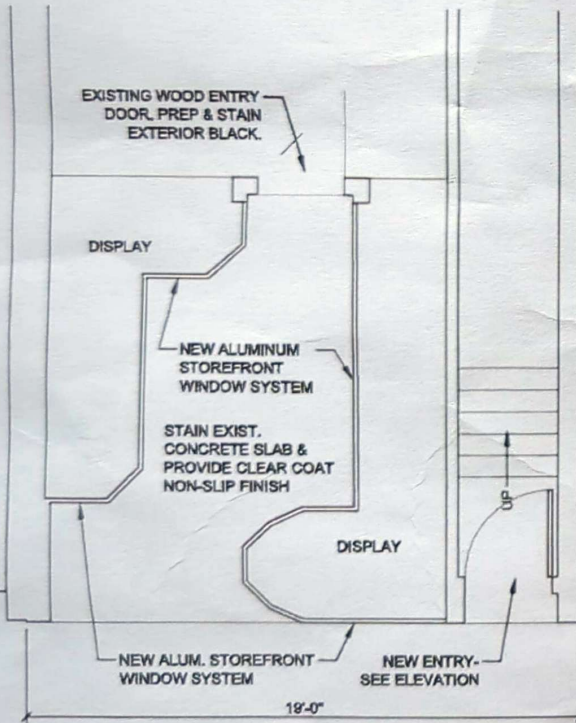


3/16" weep holes for draining condensation.

Sign attaches to wall through mounting clips with appropriate fasteners.

SCOPE OF WORK:

- REMOVE EXISTING VITROLITE CLADDING, PREP SUBSTRATE & INSTALL NEW PORCELAIN TILE CLADDING.
- REMOVE EXISTING STOREFRONT GLAZING SYSTEM, PREP OPENING & INSTALL NEW ALUMINUM STOREFRONT GLAZING SYSTEM W/ SILL & PERIMETER FLASHINGS.
- REMOVE EXISTING SIGN BOARD & INSTALL NEW SIGN BOARD & TRIM BOARDS/MOULDING
- INSTALL NEW LIGHT FIXTURES.
- REPLACE 2nd FLOOR CASEMENT WINDOWS.
- REPLACE 2nd FLOOR STREET LEVEL ENTRY DOOR & TRANSOM.
- PAINT SIGN BOARD/TRIMS & CORNICES.
- STAIN ENTRY CONCRETE SLAB & PROVIDE CLEAR NON-SLIP FINISH.



FLOOR PLAN

SCALE: 1/4" = 1'-0"



FACADE ELEVATION

SCALE: 1/4" = 1'-0"

PREP & PAINT CORNICE.
BENJAMIN MOORE
NARRAGANSETT GREEN HC-157

NEW VINYL CLAD DARK BRONZE
DOUBLE HUNG WINDOWS.

NOTE: PAINT CORNICE & SIGN
BOARD/TRIMS BENJAMIN MOORE
NARRAGANSETT GREEN HC-157

PREP & PAINT STOREFRONT CORNICE.

18" CONDORCET SCONCES IN
LACQUERED BURNISHED BRASS.

.75" x 5.5" SMOOTH LP SMARTSIDE
SIDE & HEAD TRIM W/ 3/4" X 1/2" MOLDING

3/4" MDO SIGN BOARD

.75" x 7.21" SMOOTH LP SMARTSIDE
BASE TRIM W/ 3/4" X 1/2" MOLDING

WOOD FRAMED TRANSOM
W/ INSULATED GLAZING

NEW STOREFRONT GLAZING SYSTEM W/
DARK BRONZE THIN PROFILE ALUMINUM
FRAMES W/ SINGLE PANE TEMPERED OR
SAFETY GLASS W/ VERT. BUTT JOINTS &
ALUMINUM SILL FLASHING & PERIMETER
TRIM TO MATCH

NEW 36X80 INSULATED FIBERGLAS
ENTRY DOOR W/ BRASS HARDWARE-
BLACK FINISH.

PATCH CONCRETE

NEW PORCELAIN TILE CLADDING,
AKDO-MANTRA 12"X24" POLISHED BLACK.

EXIST. VENT GRILLS

PATCH CONCRETE

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RPY Architecture, LLC

3316 N Wisconsin St
Racine, WI 53402
282-994-9285
mb_yuhaa@yahoo.com

Facade Improvements for:
302 Main Street

Racine, WI 53403

PLAN DATES:
12-12-22

SHEET
1 OF 1