



# City of Racine

City Hall  
730 Washington Ave.  
Racine, WI 53403  
www.cityofracine.org

## Meeting Minutes - Draft

### Downtown Area Design Review

*Amy Connolly*  
*Alderman Jeff Coe*  
*Michael Rosienski*  
*John Monefeldt*  
*Micah Waters*  
*Ryan Rudie*  
*Richard Christensen*

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Thursday, January 4, 2018

4:30 PM

City Hall, Room 307

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#### Call To Order

*Chairman Christensen called the meeting to order at 4:32 p.m.*

**PRESENT:** 5 - Amy Connolly, Michael Rosienski, Micah Waters, Ryan Rudie and Richard Christensen

**EXCUSED:** 2 - Jeff Coe and John Monefeldt

#### Approval of Minutes for the December 7th, 2017 Meeting

**A motion was made by Waters, seconded by Connolly, to approve the minutes of the December 7th meeting. The motion PASSED by a voice vote.**

#### [1172-17](#)

**Subject:** (Direct Referral) A request from James Wasley and Pamela Schermer for review and approval of a White Box Program Grant for the property at 613 Sixth Street.

**Attachments:** [\(1172-17\) 613 Sixth Street WB Submittal](#)

*Applicant, James Wasley, stated that he and his wife are requesting a White Box grant to upgrade their art studio. He stated they want to update the electrical, floors, and ADA toilet and shower, but the shower will not be funded by the White Box Grant. He stated that Ralph Nichols wants the sky light shaft closed. He stated they will be enclosing the first floor to comply with the Building Department, and enclosing the plumbing.*

*Chief Building Inspector, Ken Plaski, stated the maximum grant amount that Mr. Wasley is eligible for is \$13,300.00.*

*Conversation ensued regarding the estimates.*

**A motion was made by Waters, seconded by Connolly, to approve the request for a White Box grant for up to \$13,300.00 at 613 Sixth Street. The motion PASSED by a voice vote.**

#### [1266-17](#)

**Subject:** (Direct Referral) A request from Jason Berry for the review and approval of a White Box Program Grant for the property at 305 Main Street.

**Attachments:**     [\(1266-17\) 305 Main Street WB Submittal](#)

*The applicant, Jason Berry, stated he is requesting a White Box grant to update the 65 year old building to attract tenants. He plans to install an ADA compliant bathroom, upgrade the utility room, the electrical, and HVAC system.*

*Chief Building Inspector, Ken Plaski, stated the maximum grant amount that Mr. Berry is eligible for is \$10,800.00.*

**A motion was made by Rudie, seconded by Connolly, to approve the request for a White Box grant for up to \$10,800.00 at 305 Main Street. The motion PASSED by a voice vote.**

### [1267-17](#)

**Subject:** (Direct Referral) A review of plans submitted by Jon Klema of Micheal's Signs, representing the Racine Literacy Council, for a wall sign at 734 Lake Avenue. (DC-18)

**Attachments:**     [\(1267-17\) 734 Lake Avenue Design Review Application](#)  
                          [\(1267-17\) 734 Lake Avenue Review & Recommendations](#)

*Applicant, Jon Klema, stated the Racine Literacy Council is replacing their original sign as it is hard to see at night. He stated the sign will be internally illuminated at night and in compliance with the ordinance.*

*Conversation ensued about the placement of the sign.*

**A motion was made by Waters, seconded by Rosiensi, to approve the wall sign as presented with the sign centered under the windows. The motion PASSED by a voice vote.**

### [1268-17](#)

**Subject:** (Direct Referral) A review of plans submitted by Jon Klema of Micheal's Signs, representing Andy Molina of Racine Brewing Co., for a wall sign at 303 Main Street. (DC-18)

**Attachments:**     [\(1268-17\) 303 Main Street Design Review Application](#)  
                          [\(1268-17\) 303 Main Street Review & Recommendations](#)

*Applicant, Jon Klema, gave the simple design dimensions of the non-illuminated sign.*

*In response to Connolly, Mr. Molina stated that both present signs will be taken down as they own 305 and 305 1/2 Main Street. Connolly stated that adding a projecting sign, at some point in the future, can be beneficial to pedestrians in locating the business.*

*Conversation ensued about the need for a unified signage for the building as signs are changed out, citing the dry cleaner's sign as a design that is not compliant with current standards or the example the new brewery sign sets.*

**A motion was made by Connolly, seconded by Rosiensi, to approve the wall sign design as presented. The motion PASSED by a voice vote.**

## Administrative Business

*Mr. Sadowski stated that City Development is still working on the inventory of downtown signage to better guide applicants in the future. He hopes to be able to have*

*a "members' preference" exercise available for the commission in the next month.*

*Connolly stated the tourism specialist suggested focusing on pedestrian level and projecting signs, of which she has many pictures of examples.*

## **Adjournment**

**A motion was made by Christensen, seconded by Waters, to adjourn the meeting at 5:00 p.m. The motion PASSED by a voice vote.**