



November 1, 2019

Dear Property Owner:

The City of Racine Plan Commission has received an application from New Covenant Church, seeking a rezoning from I-1 Restricted Industrial District to B-2 Community Shopping District at 1400 13th Street, in conjunction with a conditional use permit for a class 1 non-commercial type use for a religious institution (church) at the ground floor, as allowed by Sec. 114-468 of the Municipal Code.

The proposed operations include a bookstore which would be open from 10:00 AM - 4:00 PM Monday - Saturday in addition to counseling and meeting which would take place Tuesdays and Thursdays from 2:00 PM-6:00 PM. Outreach programs for youth and seniors would occur within the operational hours of 10:00 AM - 6:00 PM Monday-Saturday in addition to worship Services on Sundays. Additionally, a yet to be operationalized, mobile showering facility for the homeless is proposed to be active at this location, and at others throughout the community. The shower facility would be stored at this location when not in use.

The subject property is currently zoned I-1 Restricted Industrial 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, November 13, 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 blue ink, appearing to read "Matt Sadowski".

Matt Sadowski, AICP
Planning Manager

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.



Rezoning and Conditional Use - 1400 13th Street

