

An Ordinance rezoning property at 1710 and 1734 Washington Avenue.

To amend the map of the Zoning Ordinance of the City of Racine.

The Common Council of the City of Racine do ordain as follows:

Part 1: That 1710 and 1734 Washington Avenue, more particularly described as follows:

1710 Washington Avenue, being part of the southeast $\frac{1}{4}$ Section 17, Township 03 North, Range 23 East in the City of Racine, County of Racine and State of Wisconsin, being part of Lot 16, Block 4, Herrick's Second Addition to the City of Racine, bounded as follows: BEGIN ON THE NORTH LINE OF WASHINGTON AVENUE; RUN THENCE NORTH ALONG THE WEST LINE OF LOT 16, 123 FEET; THENCE EASTERLY PARALLEL WITH SAID WASHINGTON AVENUE TO THE EAST LINE OF SAID LOT 16; THENCE SOUTHERLY ALONG EAST LINE OF SAID LOT 16 TO THE NORTH LINE OF WASHINGTON AVENUE; THENCE WESTERLY ON SAID NORTH LINE OF WASHINGTON AVENUE TO THE PLACE OF BEGINNING (.0678 acres +/-); and

1734 Washington Avenue, being part of the southeast $\frac{1}{4}$ Section 17, Township 03 North, Range 23 East in the City of Racine, County of Racine and State of Wisconsin, bounded as follows: COMMENCE AT A POINT ON THE EAST-WEST $\frac{1}{4}$ LINE OF SAID SECTION 17 LOCATED NORTH $88^{\circ} 13' 55''$ EAST 1317.11 FEET FROM A CONCRETE MONUMENT WITH A BRASS CAP MARKING THE CENTER OF SAID SECTION; RUN THENCE SOUTH $01^{\circ} 52' 02''$ EAST 1184.92 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION; CONTINUE THENCE SOUTH $01^{\circ} 52' 02''$ EAST 30.00 FEET TO THE SOUTH LINE OF MAIDEN LANE; THENCE NORTH $88^{\circ} 03' 52''$ EAST 17.22 FEET TO THE NORTHEAST CORNER OF LOT 15, HERRICK'S SECOND ADDITION, A RECORDED PLAT; THENCE SOUTH $14^{\circ} 14' 08''$ EAST 273.99 FEET ON THE EAST LINE OF SAID LOT 15 TO THE NORTHERLY LINE OF WASHINGTON AVENUE; THENCE SOUTH $75^{\circ} 45' 52''$ WEST 40.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 15; THENCE NORTH $14^{\circ} 14' 08''$ WEST 120.15 FEET ON THE WEST LINE OF SAID LOT 15 TO A $\frac{3}{4}$ INCH DIAMETER IRON PIPE STAKE; THENCE SOUTH $75^{\circ} 45' 52''$ WEST 11.37 FEET TO A $\frac{3}{4}$ INCH DIAMETER IRON PIPE STAKE ON THE WEST LINE OF LOT 16, HERRICK'S SECOND ADDITION; THENCE SOUTH $01^{\circ} 52' 02''$ EAST 123.00 FEET ON THE WEST LINE OF SAID LOT 16 TO THE NORTH LINE OF WASHINGTON AVENUE; THENCE SOUTH $77^{\circ} 35' 41''$ WEST 174.29 FEET ON THE NORTH LINE OF WASHINGTON AVENUE TO THE EASTERLY LINE OF VALLEY DRIVE; THENCE NORTH $22^{\circ} 01' 04''$ WEST 223.03 FEET ON THE EASTERLY LINE OF VALLEY DRIVE TO A $\frac{3}{4}$ INCH DIAMETER IRON PIPE STAKE; THENCE NORTH $30^{\circ} 19' 20''$ WEST 73.68 FEET ON THE EASTERLY LINE OF VALLEY DRIVE TO A $\frac{3}{4}$ INCH DIAMETER IRON PIPE STAKE MARKING THE POINT OF CURVATURE OF A CURVE OF SOUTHWESTERLY CONVEXITY WHOSE RADIUS IS 353.62 FEET AND WHOSE CHORD BEARS NORTH $24^{\circ} 02' 47''$ WEST 77.32 FEET; THENCE NORTHWESTERLY 77.47 FEET ON THE ARC OF SAID CURVE THENCE NORTH $88^{\circ} 03' 52''$ EAST 312.48 FEET TO THE POINT OF BEGINNING (2.0671 acres +/-),

be rezoned from B-2 Community Shopping Zone District and R-3 Limited General Residence District to O-I Office/Institutional Zone District.

Part 2: This ordinance shall take effect upon passage by a majority vote of the members-elect of the City Common Council and publication or posting as required by law.

Passed by the Common Council:

Approved:

Mayor

Attest:

City Clerk

Fiscal Note: N/A