Racine County
Economic Development & Land Use
Planning Committee Public Hearing Meeting
Monday, October 21, 2024 - 5:00 p.m.
Ives Grove Office Complex Auditorium



Update to the Racine County Farmland Preservation Plan.

This plan is to be used as a guide for the protection of farmland in Racine County.

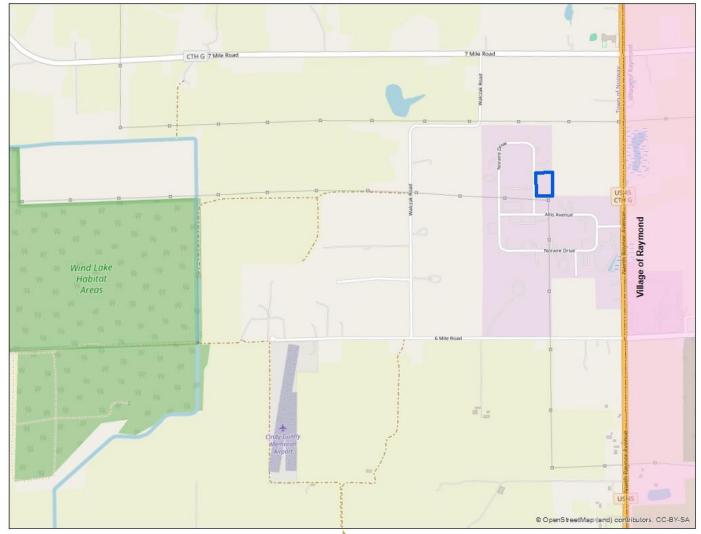
Adoption of the plan will guide future changes to the zoning ordinance.



Location Map

One Sorce Properties LLC, Owner Sorce Services LLC, Applicant Site Address: 7501 Nordale Avenue

M-3 Conditional Use to occupy an existing industrial building and site for inside storage of parts & supplies and outside storage for fleet parking



Racine County



SEC 12 – T4N – R20E

Town of Norway

Zoning Map

One Sorce Properties LLC, Owner Sorce Services LLC, Applicant Site Address: 7501 Nordale Avenue

M-3 Conditional Use to occupy an existing industrial building and site for inside storage of parts & supplies and outside storage for fleet parking



Racine County



SEC 12 - T4N - R20E

Town of Norway

One Sorce Properties LLC, Owner
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SEC 12 - T4N - R20E





Site Plan **One Sorce Properties LLC, Owner Sorce Services LLC, Applicant** RECEIVED **■SIGMA** Legal description per Chicago Title Insurance Company Commitment No. 240400055, with an effective date of April 2, 2024. Parel Tex (2) of CENTERED SURVEY MAP NO. 251, askips a next of Parel Tex (3) of Centified Envey Map No. 1384, Valence A, Page 321, being a part of the Societies Conveying No. 1384, Valence A, Page 321, being a part of the Societies Conveying (1) of the Notified One-space (1) (3) of the Notified One-space (1) (3) of the Societies (1) of the Soc OCT 04 2024 RACINE COUNTY DWNER: NORWAY BUSINESS PARK OWNERS ASSOCIATION INC. Par Chicago Title Insurance Company Commitment No. 240400055, with on effective date of April 2, 2024, the following items appear in Schedule II il as exceptions: Matters shows on the recorded plat of Certified Survey Map No. 2671, as follows: AFFECTS PARCEL, LOCATION IS SHOWN. (a) Private disinage easements. 15. Utility Ensement recorded on December 4, 1984 in Volume 644 of Deeds on Page 608, as Decement No. 1801/6. APPECES PARCES, LOCATION IS SHOWN 15. UEBy Esserved recorded on April 1, 1985 in Volume 901 of Records on Page 655, as Decument No. 854501 APPECTS PARCEL APPROXIMATE I COLUMN RECORDS 18. Restrictive Covenants recorded on December 9, 2000 as Decement No. 1947400. APPECTS PARCEL, BLANKET IN NATURE. 19. Distribution Easement Underground Joint recorded on May 5, 2004 as Document No. 1970157, AFFECTS PARCEL, LOCATION IS SHOWN. Storm Wolfer Management Provide Maintenance Agreement recorded on September 22, 2514 as Document No. 2993152. APPECTS PARCEL, CANNOT BE DEPICTED GRAPHICALLY. The underground stilly information shown on this drawing is based on field locations and/or records furnished by manicipatities and utility companies, the location and accuracy of which ceited be guaranteed. These may be additional switeground stilly installation entitins the project area that are not above. Searings are referenced to the Wascersin State Plane Coordinate System, South Zone, NAD 1983, with the West line of the NE ‡ of Seation 12, Yown 4 Harth, Range 20 East bearing North 50°024 6" West. Percel felts within Zotre X, Areas determined to be outside the 0.2% annual element floodplath, per FEMA FIRM Panel 55101-C00540, effective-date of 5/02/2012. 5. Sits centains a total of 0 parking spaces. 7501 NORDALE AVE. FRANKSVILLE, WISCONSIN (INPLATTED LANDS This is to certly definements or plate set for survey, over unlaw in its leased were made in promotions within \$2,000 Montain Education Extent Recording Control Extent Recording Control Extent Recording Control Extent Record Control Extend Re N89" 56" 01"W 1316.84" - -SE. COR. OF THE NE. COR. OF SEC. 12-04-20 NO. REVISION DATE BY DIRAWN BY: CHECKED BY: JOS SHEET NO.

Racine County

SEC 12 - T4N - R20E

Town of Norway

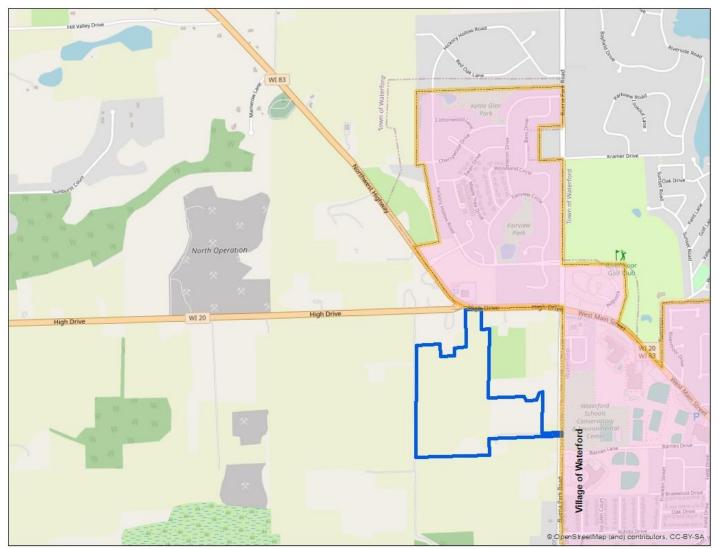
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1 OF 1

Location Map

Site Address: 3612 Buena Park Road

M-4 Site Plan Review to continue a nonmetallic (sand & gravel) extraction operation; includes processing, recycling of materials and reclamation



Racine County

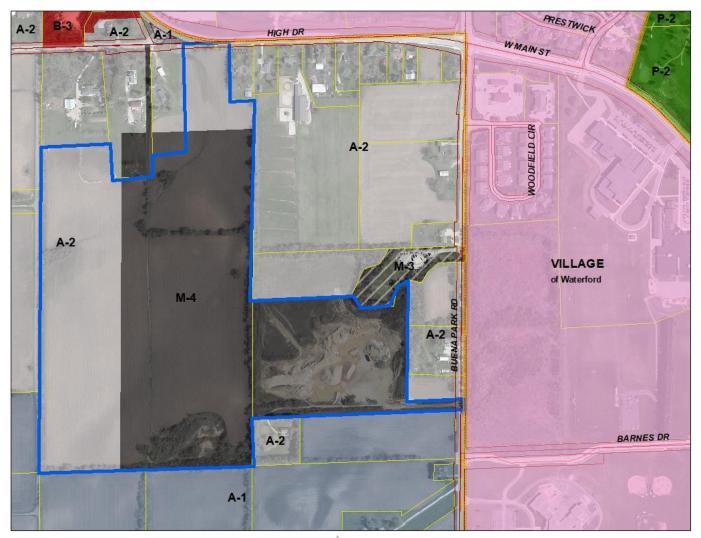


SEC 34 - T4N - R19E

Zoning Map

Site Address: 3612 Buena Park Road

M-4 Site Plan Review to continue a nonmetallic (sand & gravel) extraction operation; includes processing, recycling of materials and reclamation

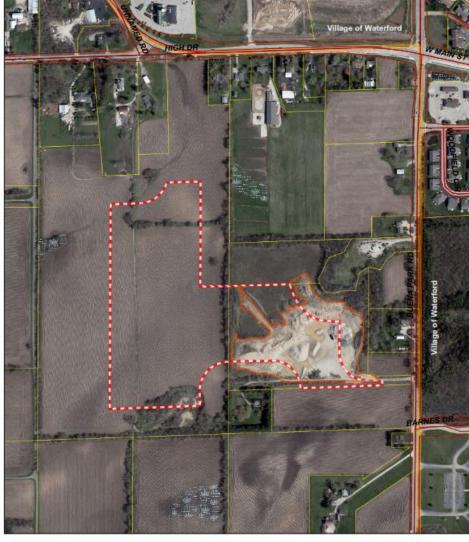


Racine County





Current Conditions



High View (Beck Pit)

Waterford S34 T4N R19E

2022 Aerial / Racine County Development Services Revised 10/10/2024 kf

Active Mining +/- 9.6 Acres Mining Area +/- 33 Acres Parcels

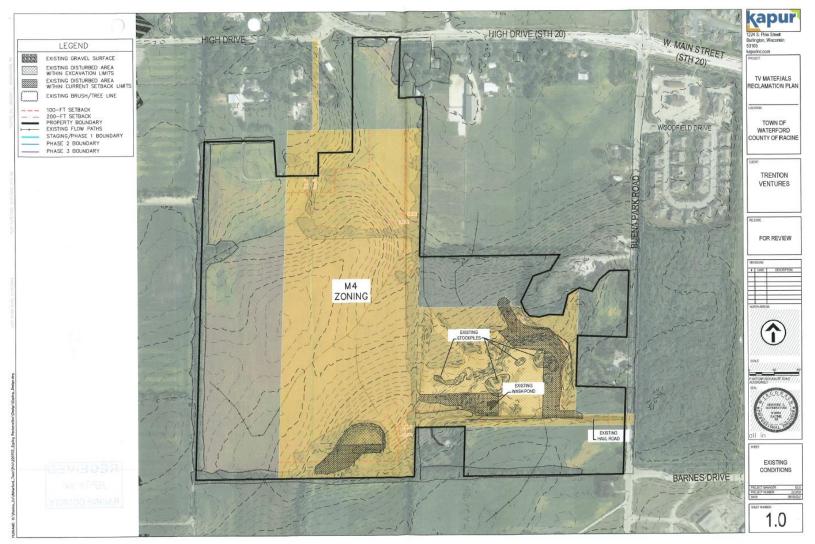
1 inch = 400 feet



Existing

Site Address: 3612 Buena Park Road

M-4 Site Plan Review to continue a nonmetallic (sand & gravel) extraction operation; includes processing, recycling of materials and reclamation



SEC 34 - T4N - R19E



Operations Plan - Phase 1

Site Address: 3612 Buena Park Road

M-4 Site Plan Review to continue a nonmetallic (sand & gravel) extraction operation; includes processing, recycling of materials and reclamation



SEC 34 - T4N - R19E

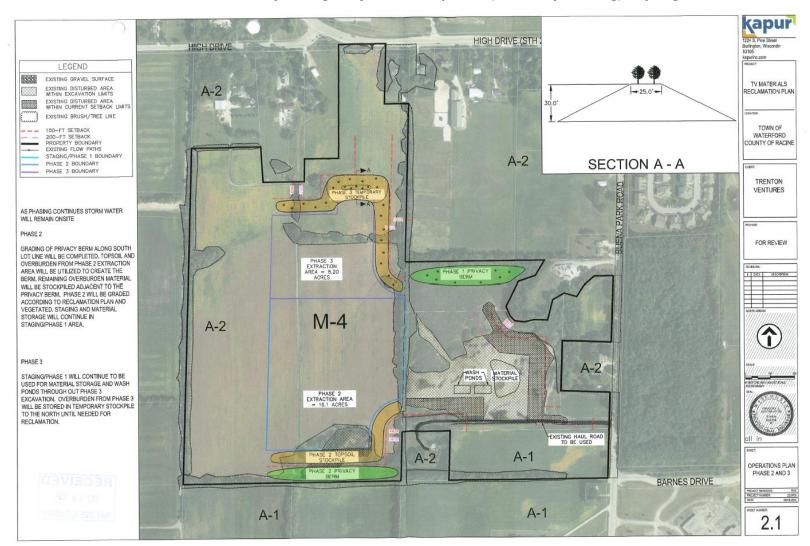




Operations Plan - Phase 2 & 3

Site Address: 3612 Buena Park Road

M-4 Site Plan Review to continue a nonmetallic (sand & gravel) extraction operation; includes processing, recycling of materials and reclamation



SEC 34 - T4N - R19E



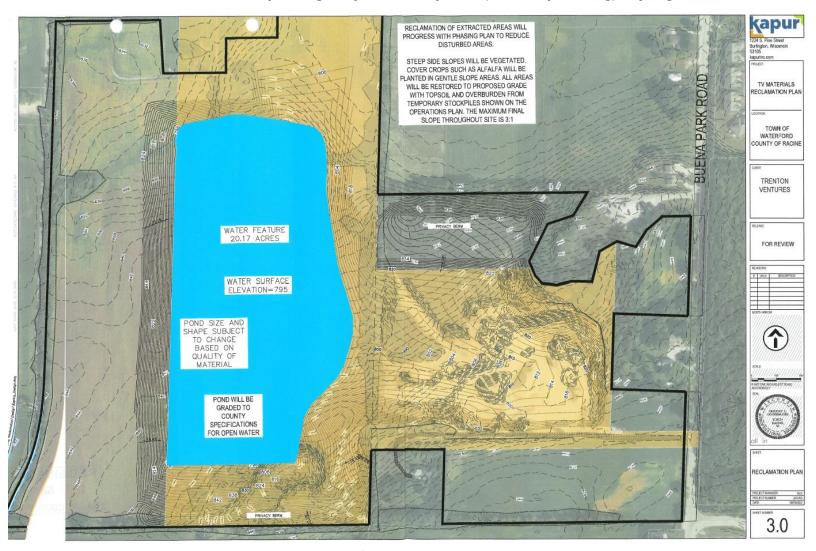


Robert Epping, Owner Reclamation Plan

TV Materials Inc, Applicant

Site Address: 3612 Buena Park Road

M-4 Site Plan Review to continue a nonmetallic (sand & gravel) extraction operation; includes processing, recycling of materials and reclamation



SEC 34 - T4N - R19E

