

R 16,005003 11/19/2021
\$875.00 RB



City of Fitchburg
Planning/Zoning Department
5520 Lacy Road
Fitchburg, WI 53711
(608-270-4200)

REZONING APPLICATION

The undersigned owner, or owner's authorized agent, of property herein described hereby petitions to amend the zoning district map of the Fitchburg zoning ordinance by reclassifying from the PDD-GIP district to the PDD-SIP district the following described property:

1. **Location of Property/Street Address:** Lots 53 and 54 in Chapel Valley

Legal Description - (Metes & Bounds, or Lot No. And Plat):

See attached legal descriptions and exhibits.

***Also submit in electronic format (MS WORD or plain text) by email to: planning@fitchburgwi.gov

2. **Proposed Use of Property - Explanation of Request:**

Lot 53 to be developed as a 72 unit CBRF licensed assisted living facility.
Lot 54 to be developed as a 36 unit CBRF licensed memory care facility.

3. **Proposed Development Schedule:** Construction to commence within 120 days of receipt of final approvals.

***Pursuant to Section 22-3(b) of the Fitchburg Zoning Ordinance, all Rezoning shall be consistent with the currently adopted City of Fitchburg Comprehensive Plan.

***Attach three (3) copies of a site plan which shows any proposed land divisions, plus vehicular access points and the location and size of all existing and proposed structures and parking areas. Two (2) of the three (3) copies shall be no larger than 11" x 17". Submit one (1) electronic pdf document of the entire submittal to planning@fitchburgwi.gov. Additional information may be requested.

Type of Residential Development (If Applicable): Senior Assisted Living (licensed CBRF)

Total Dwelling Units Proposed: 108 units **No. Of Parking Stalls:** 53

Type of Non-residential Development (If Applicable): N/A

Proposed Hours of Operation: 24/7/365 **No. Of Employees:** TBD

Floor Area: 89,185 **No. Of Parking Stalls:** 53

Sewer: Municipal Private **Water:** Municipal Private

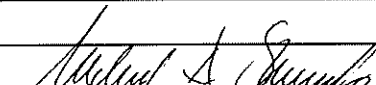
Current Owner of Property: McKee Family I, LLC

Address: 5704 Barbara Drive, Fitchburg, WI 53711 **Phone No:** (608) 271-4900

Contact Person: Brian McKee

Email: brianmckee@midwesthomesinc.com

Address: Same as above. **Phone No:** Same as above.

Respectfully Submitted By:  **Michael Samuels, purchaser's agent as***
Owner's or Authorized Agent's Signature **Print Owner's or Authorized Agent's Name**
*authorized by Owner in the purchase contract

PLEASE NOTE - Applicants shall be responsible for legal or outside consultant costs incurred by the City. Submissions shall be made at least four (4) weeks prior to desired plan commission meeting.

For City Use Only: **Date Received:** 11/17/2021 **Publish:** _____ and _____

Ordinance Section No. _____ **Fee Paid:** \$ 875.00

Permit Request No. RZ-2420-21