

Agenda Item 23-0071 (Julie Emslie/Tim Acklin)

Resolution approving amendment to the Declaration of Restrictions for the Airport Industrial Park with respect to Lot 27 - 2930 Airport Road.

General Location

Airport Industrial Park, 2930 Airport Road. Council District 1.

Background Information

Performance Elite Gymnastics (PEG), property owner at 2930 Airport Rd, has requested to amend the covenant restrictions for the Airport Industrial Park. PEG has experiencing continued growth and is requesting to expand their building. Expanding their current location in the AIP has been challenging due to certain restrictions in the covenants.

The process for amending the covenants states that modifications and amendments can be made with the signed consent of the majority of property-owners, the number of votes per property-owner being determined by land owned as is outlined in the covenants, and a Resolution passed by three-fourths of the Common Council. The City received 20 of 37 property-owner votes in favor of this amendment.

We received approval from Wisconsin Airport Warehouse (1 vote), Top Flight Investments (1 vote), Russ Davis Wholesale (3 votes), Gaco Properties (1 vote), Walman Optical Company (1 vote), La Crosse Investors/Indiana Strip (3 votes), Bonsack Property (2 votes), 3003 Airport Road (2 votes), Property Logic (1 vote), VSC Corporation (1 vote), Ka Lia Vang, Chee Meng Vang (1 vote), RCM LLC (1 vote), PEG Enterprises LLC (1 vote), and Brown-Wilbert Inc (1 vote) for a total of 20 votes, meeting the 51% threshold.

Recommendation of Other Boards and Commissions

This item was referred by the Council at the February 9, 2023 meeting.

Consistency with Adopted Comprehensive Plan

Development in the industrial/business parks is encouraged in the Comprehensive Plan.

Staff Recommendation

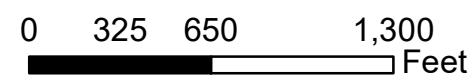
Planning staff recommend approval.

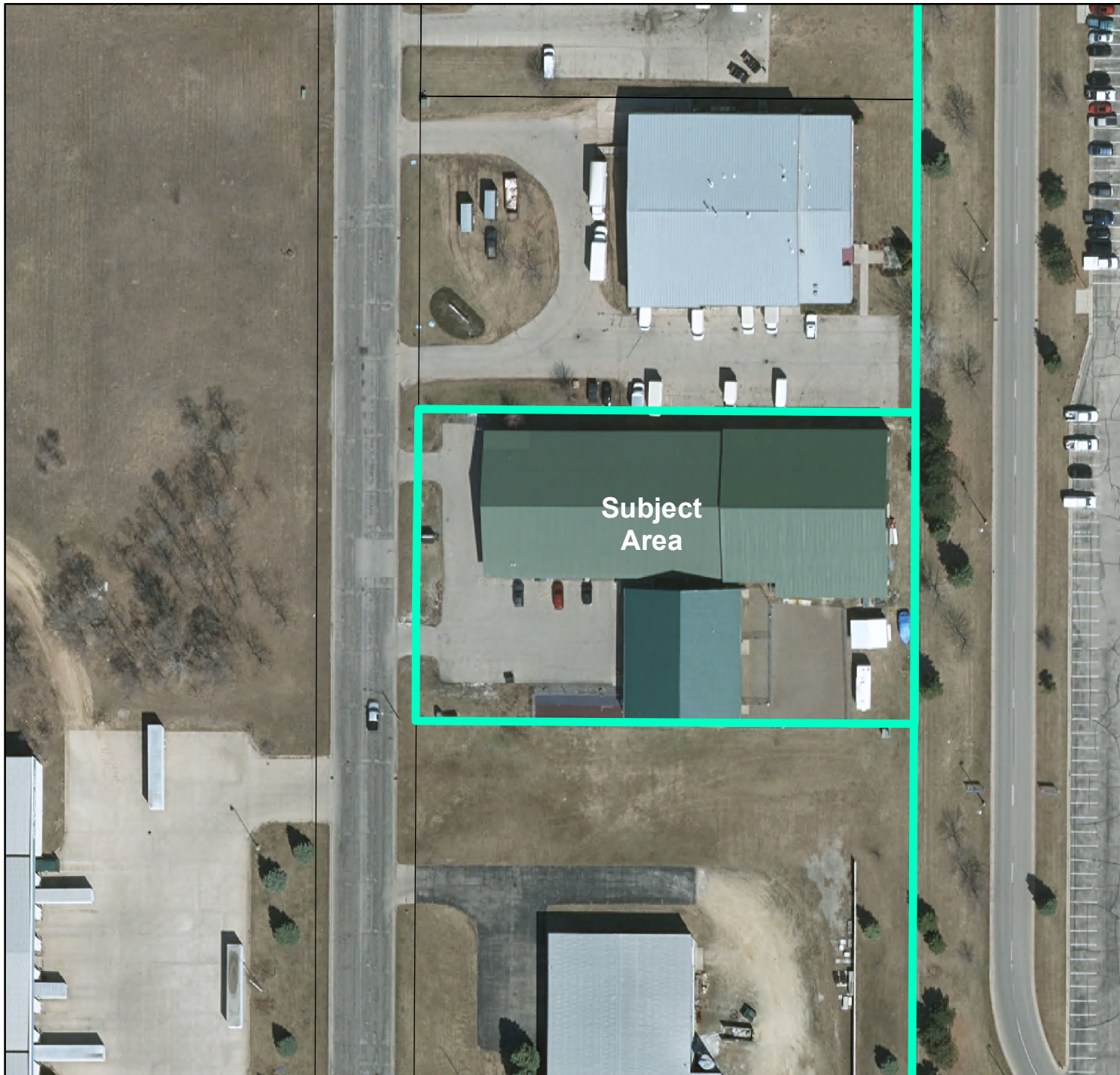
Routing J&A 2.28.2023





BASIC ZONING DISTRICTS

-  R1 - SINGLE FAMILY
-  R2 - RESIDENCE
-  WR - WASHBURN RES
-  R3 - SPECIAL RESIDENCE
-  R4 - LOW DENSITY MULTI
-  R5 - MULTIPLE DWELLING
-  R6 - SPECIAL MULTIPLE
-  PD- PLANNED DEVELOP
-  TND - TRAD NEIGH DEV.
-  C1 - LOCAL BUSINESS
-  C2 - COMMERCIAL
-  C3 - COMMUNITY BUSINESS
-  M1 - LIGHT INDUSTRIAL
-  M2 - HEAVY INDUSTRIAL
-  PS - PUBLIC & SEMI-PUBLIC
-  PL - PARKING LOT
-  UT - PUBLIC UTILITY
-  CON - CONSERVANCY
-  FW - FLOODWAY
-  A1 - AGRICULTURAL
-  EA - EXCLUSIVE AG
-  City Limits
-  SUBJECT PROPERTY





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