CONDITIONAL USE PERMIT APPLICATION

Applicant (name and address):
Housing Authority of the City of La Crosse
1307 Badger Street, La Crosse, WI 54601

Owner of property (name and address), if different than Applicant:

Architect (name and address), if applicable:
HSR Associates, Inc.
100 Milwaukee Street, La Crosse, WI 54603

Professional Engineer (name and address), if applicable:

Contractor (name and address), if applicable:

Address(es) of subject parcel(s): ***711 Division Street; 713 Division Street; 717 Division Street***

Tax Parcel Number(s): ***17-30071-60; 17-30071-50; 17-30071-40***

Legal Description (must be a recordable legal description; see Requirements):
711 - ***Lot 9 Except the West 11 ½ Feet of the Plat of Block O of Stevens Addition***
713 - ***The West 1/2 of Lot 8 of the Plat of Block O of Stevens Addition***
717 - ***The East 1/2 of Lot 8 of the Plat of Block O of Stevens Addition***

Zoning District Classification: ***WR - Washburn Residential***

A Conditional Use Permit is required per La Crosse Municipal Code Sec. 115-***343(13)***
If the use is defined in Sec.:
- *115-347(6)(c)(1) or (2), see "*" on the next page.*
- *115-353 or 356, see "**" on the next page.*

Is the property/structure listed on the local register of historic places? Yes _____ No ***X***

Description of subject site and **CURRENT** use: ***Each property is currently an empty lot with all structures removed.***

Description of **PROPOSED** site and operation/use (detailed plan of the proposed site): ***The housing authority would like to build (1) Fourplex building consisting of (4) one bedroom handicapped accessible living units. Each unit would be a self sufficient dwelling with no common areas associated with each; so each would have their own front and rear doors with front and rear sidewalks; and with (4) handicapped parking spaces in the rear off of the alley.***

Type of Structure **proposed**: ***See above description***

Number of **current** employees, if applicable: ***NA***

Number of **proposed** employees, if applicable: ***NA***

Number of **current** off-street parking spaces: ***(0)***

Number of **proposed** off-street parking spaces: ***(4)***

** If the proposed use is defined in Sec. 115-347(6)(c)*

_____ *(1)* and is proposed to have 3 or more employees at one time, a 500-foot notification is required and off-street parking shall be provided. **Will there be 3 or more employees at one time? Y__ N x**

or

_____ *(2)* a 500-foot notification is required and off-street parking is required.

Where the side or rear lot line abuts or is located across an alley from any residential zoning district, abutting residential property owners shall be notified of the privacy fence provision by the City Clerk.

Any Conditional Use Permit required pursuant Sec. 115-347(6) shall be recorded with the La Crosse County Register of Deeds at the owner's expense.

*****If the proposed use is defined in Sec. 115-353 or 115-356, abutting property owners shall be notified of the privacy fence provision by the City Clerk.***

Check here if proposed operation or use will be a **parking lot**: _____

Check here if proposed operation or use will be **green space**: _____

Applicant/property owner may be subject to a payment in lieu of taxes for a period of twenty (20) years or until the property tax valuation of any new structure or improvements is equal to or greater than the base year valuation of the improvement or structure being demolished.

In accordance with Sec. 115-356 of the La Crosse Municipal Code, a Conditional Use Permit is required for demolition or moving permits if the application does not include plans for a replacement structure of equal or greater value. **Any such replacement structure shall be completed within two (2) years of the issuance of any demolition or moving permit.**

If the above paragraph is applicable, the Conditional Use Permit shall be recorded with the La Crosse County Register of Deeds and should the applicant not complete the replacement structure of equal or greater value within two (2) years of the issuance of any demolition/moving permit, the applicant or property owner shall be subject to a forfeiture of up to $5,000 per day for each day not completed.

CERTIFICATION: I hereby certify that I am the owner of the subject parcel(s) or authorized agent and that I have read and understand the content of this application and that the above statements and attachments submitted hereto are true and correct to the best of my knowledge and belief.

Jane Alberts 10-2-18
(signature) (date)

608-782-2264 jalberts@lacrossehousing.org
(telephone) (email)

STATE OF WISCONSIN)
)ss.
COUNTY OF LA CROSSE)

Personally appeared before me this 2nd day of October, 2018, the above named individual, to me known to be the person who executed the foregoing instrument and acknowledged the same.

Linda S Pierce
Notary Public
My Commission Expires: 10-6-2019

Applicant shall, before filing with the City Clerk's Office, have this application reviewed and the information verified by the Director of Planning & Development.

Review was made on the 3rd day of October, 2018.

Signed: _____, Senior Planner,
Director of Planning & Development

AFFIDAVIT OF OWNER

STATE OF Wisconsin)
) ss
COUNTY OF La Crosse)

The undersigned, Housing Authority of the City of LaCrosse, being duly
(owner of subject parcel(s) for Conditional Use)

sworn states:

1. That the undersigned is an adult resident of the City of La Crosse,
   State of Wisconsin.

2. That the undersigned is a/the legal owner of the property located at:
   711 Division Street; 713 Division Street; 717 Division Street.
   (address of subject parcel for Conditional Use)

3. By signing this affidavit, the undersigned property owner authorizes the application for a conditional use permit/district change or amendment (circle one) for said property.

Jane Alberts
Property Owner

Subscribed and sworn to before me this 2nd day of October, 2018.

Linda S. Pierce

Notary Public
My Commission expires 10-6-2019.