

**CITY OF LA CROSSE, WISCONSIN
CITY PLAN COMMISSION
REPORT
June 29, 2015**

➤ **AGENDA ITEM - 15-0648 (Tim Acklin/Jack Zabrowski)**

AN ORDINANCE to amend Section 115-110 of the Code of Ordinance of the City of La Crosse by transferring certain property from the Public/Semi-Public District to the Community Business District 210 Jay Street allowing for a hotel.

➤ **ROUTING:** J&A Committee

➤ **BACKGROUND INFORMATION:**

The Subject Ordinance would transfer the property depicted on attached **MAP PC15-0648** from the PS-Public/Semi-Public District to the C3-Community Business District. The applicant is in the process of purchasing the property from the City and the rezoning to Community Business is required prior to closing of the sale.

The applicant is proposing to construct a Home2 by Hilton Hotel on the property. The proposed hotel will have approximately 100+ rooms. Preliminary plans for the hotel are attached.

➤ **GENERAL LOCATION:**

The block fronting 2nd Street, across from both the LHI and La Crosse Center parking ramps.

➤ **RECOMMENDATION OF OTHER BOARDS AND COMMISSIONS:**

Plans for the proposed hotel went through a preliminary commercial design review meeting in May 2015. Final Plans have not been approved.

➤ **CONSISTENCY WITH ADOPTED COMPREHENSIVE PLAN:**
























Downtown Revitalization is a major objective within the Land Use and Urban Design Elements of the Comprehensive Plan. Community Business zoning is consistent with the Future Land Use Map.

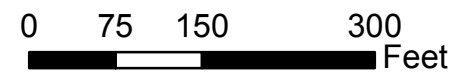
➤ **PLANNING RECOMMENDATION:**

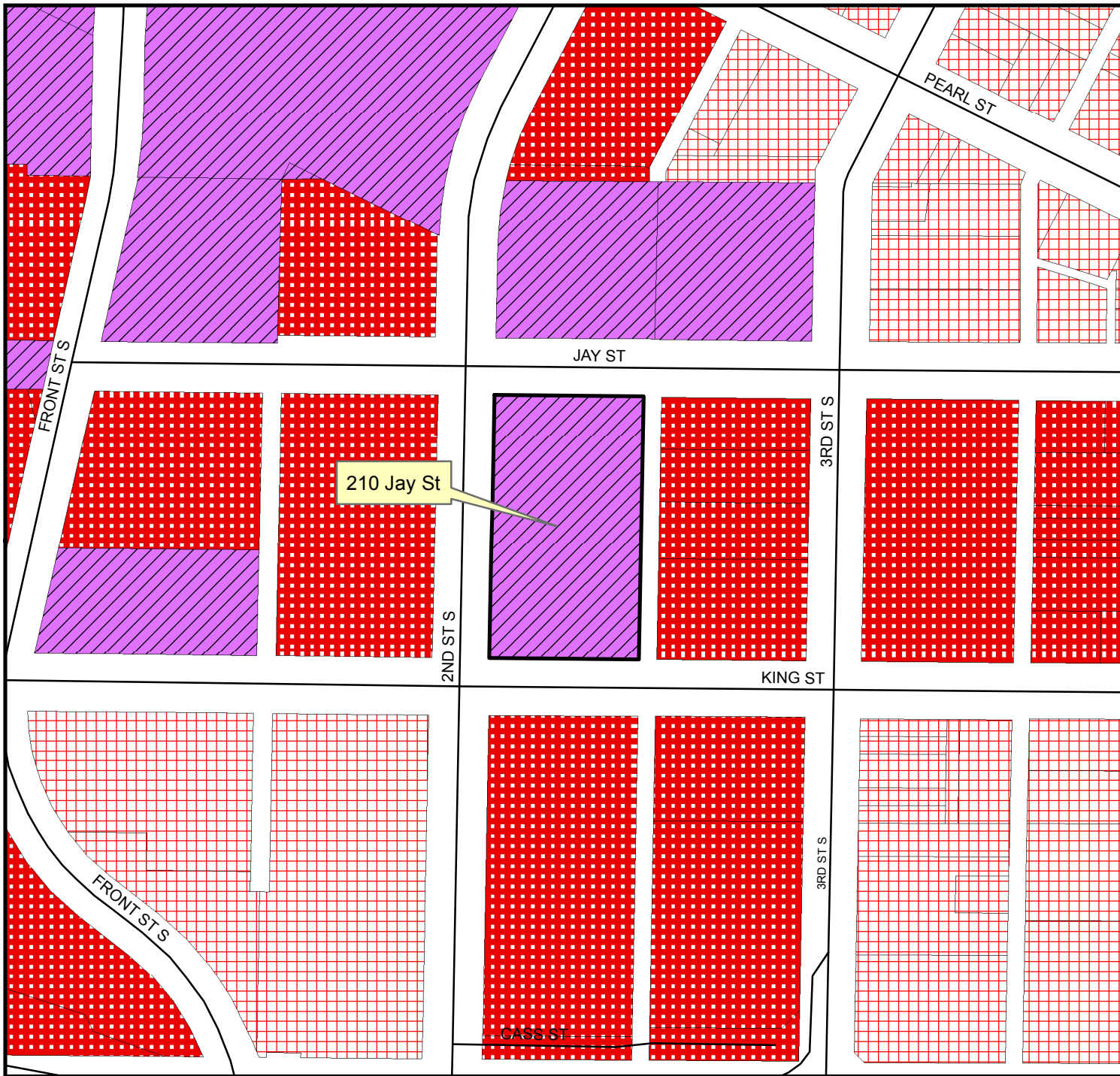
The redevelopment of a surface parking lot for a hotel will be an added benefit to our Downtown. **This ORDINANCE is recommended for approval.**



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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