

REQUEST FOR EXCEPTION TO STANDARDS

(Check One)

Payment Amount: 300.00

MULTI-FAMILY HOUSING DESIGN  
 COMMERCIAL DESIGN

Applicant (name and address):

VEH Properties LLC

Owner of site (name and address):

Lacrosse Chamber of Commerce

Architect (name and address), if applicable:

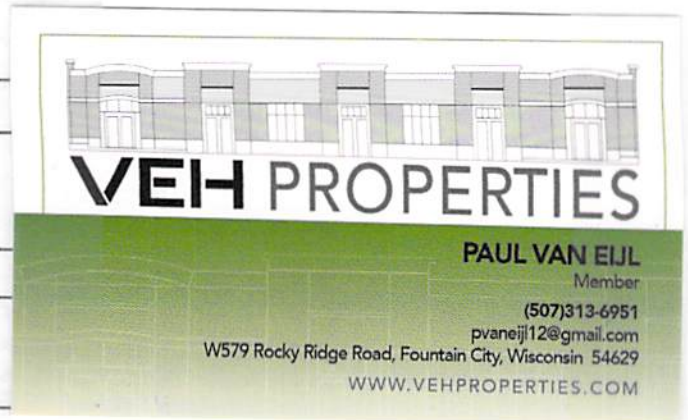
N/A

Professional Engineer (name and address), if applicable:

N/A

Contractor (name and address), if applicable:

N/A



Address of subject premises:

707, 713, 717, 721 Lacrosse St, Lacrosse, WI Initials of Inspector TR

Tax Parcel No.: 20145-30, 20145-40, 20145-61 Initials of Inspector TR

Legal Description:

SEE ATTACHED  
  
Initials of Inspector TR

Details of Exception Request:

VEH Properties LLC is proposing to construct a two-tenant commercial building on the lots listed above. Section C(2) requires building to be next to sidewalk and not in center of property.

Please explain why the standards of this ordinance should not apply to your property:

The property is a corner lot and the building does but up to the sidewalk to the south. By requiring the building to be in the corner, the parking lot would be long and narrow and would move customers further from the front door. Also, the closest wheel chair stall would be on the other side of the building from the proposed coffee shop.

What other options have you considered and why were they not chosen:

We did consider placing the building in the corner but the drive thru window would be very close to the street intersection.

Please explain how granting this/these exceptions is consistent with protecting the public interest; in particular, explain how it will impact adjacent properties:

The building is on a long narrow lot which makes compliance and lot layout more difficult. By placing the building towards the center it equally distributes the parking to each tenant and provides a more symmetrical layout. Therefore, the lot is broken up and not a "sea of parking."

Please explain the granting of the requested waiver(s) is consistent with the spirit and intent of the Ordinance; in particular, how will it meet the purpose of the Commercial District in which your property is located:

The building remains adjacent to the sidewalk in the Grant which was the intent of the Standard.

I hereby certify that I am the owner or authorized agent of the owner (include affidavit signed by owner) and that I have read and understand the content of this request and that the above statements and any attachments submitted hereto are true and correct to the best of my knowledge and belief.

Vicki Markuszewski  
(signature)

608-784-4880 9/3/15  
(telephone) (date)

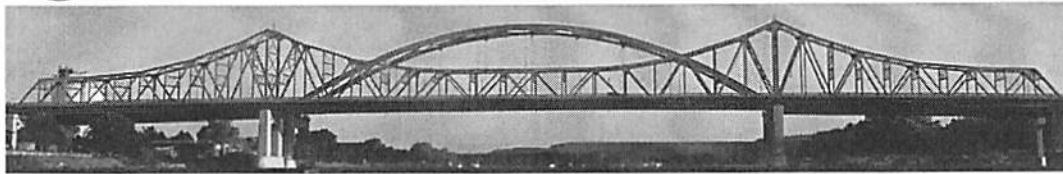
info@lacrossechamber.com  
(email)

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

Personally appeared before me this 3rd day of September, 2015, the above named individual, to me known to be the person who executed the foregoing instrument and acknowledged the same.

[Signature] Senior planner

[Signature]  
Notary Public  
My Commission Expires: 6/23/17


[Parcel Search](#) | [Permit Search](#)

## 707 LA CROSSE ST LA CROSSE

Print View

Parcel: 17-20145-30 Internal ID: 29188  
 Municipality: City of La Crosse Record Status: Current

### Parcel Information:

Parcel: 17-20145-30  
 Internal ID: 29188  
 Municipality: City of La Crosse  
 Record Status: Current  
 On Current Tax Roll: Yes  
 Total Acreage: 0.267  
 Township: 16  
 Range: 07  
 Section: 32  
 Qtr: NW-SW

Parcel

Taxes

Outstanding Taxes

Assessments

Deeds

Permits

History

### Legal Description:

T BURNS HS DURAND ST SMITH & FM RUBLEES ADDITION LOTS 1 & 2 BLOCK 11  
 EX E 45FT LOT SZ: 100.75X115.58

### Property Addresses:

<u>Street Address</u>	<u>City (Postal)</u>
707 LA CROSSE ST	LA CROSSE

### Owners/Associations:

<u>Name</u>	<u>Relation</u>	<u>Mailing Address</u>	<u>City</u>	<u>State</u>	<u>Zip Code</u>
GREATER LACROSSE CHAMBER OF COMMERCE		601 7TH ST N	LA CROSSE WI		54601

### Districts:

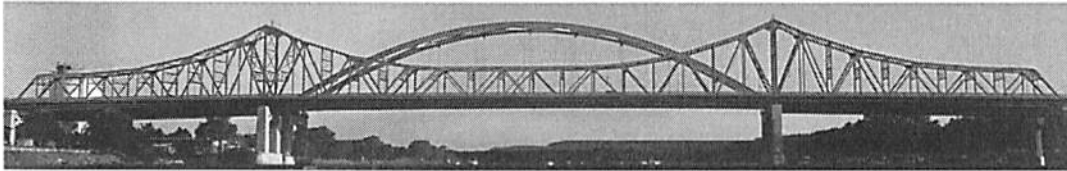
<u>Code</u>	<u>Description</u>	<u>Taxation District</u>
2849	LA CROSSE SCHOOL	Y
2	Book 2	N
DBS	DOWNTOWN BUSINESS STUDY	N

### Additional Information

<u>Category</u>	<u>Description</u>
2012+ VOTING SUPERVISOR	2012+ Supervisor District 3
2012 + VOTING WARDS	2012+ Ward 6
POSTAL DISTRICT	LACROSSE POSTAL DISTRICT 54601
Use	VACANT LOT

### Lottery Tax Information ⓘ

Lottery Credits Claimed: 0  
 Lottery Credit Application Date:


[Parcel Search](#) | [Permit Search](#)

## 713 LA CROSSE ST LA CROSSE

Print View

Parcel: 17-20145-40 Internal ID: 60647  
 Municipality: City of La Crosse Record Status: Current

### Parcel Information:

Parcel: 17-20145-40  
 Internal ID: 60647  
 Municipality: City of La Crosse  
 Record Status: Current  
 On Current Tax Roll: Yes  
 Total Acreage: 0.146  
 Township: 16  
 Range: 07  
 Section: 32  
 Qtr: NW-SW

Parcel

Taxes

Outstanding Taxes

Assessments

Deeds

Permits

History

### Legal Description:

T BURNS HS DURAND ST SMITH & FM RUBLEES ADDITION E 45FT LOTS 1 & 2  
 BLOCK 11 & W1/2 VAC ALLEY ADJ ON E LN PER RESL DOC NO. 1458163

### Property Addresses:

<u>Street Address</u>	<u>City/Postal</u>
713 LA CROSSE ST	LA CROSSE

### Owners/Associations:

<u>Name</u>	<u>Relation</u>	<u>Mailing Address</u>	<u>City</u>	<u>State</u>	<u>Zip Code</u>
GREATER LACROSSE CHAMBER OF COMMERCE INC		601 7TH ST N	LA CROSSE	WI	54601

### Districts:

<u>Code</u>	<u>Description</u>	<u>Taxation District</u>
2849	LA CROSSE SCHOOL	Y
2	Book 2	N
DBS	DOWNTOWN BUSINESS STUDY	N

### Additional Information

<u>Category</u>	<u>Description</u>
2012+ VOTING SUPERVISOR	2012+ Supervisor District 3
2012 + VOTING WARDS	2012+ Ward 6
POSTAL DISTRICT	LACROSSE POSTAL DISTRICT 54601
Use	VACANT LOT

### Lottery Tax Information

Lottery Credits Claimed: 0  
 Lottery Credit Application Date:





[Parcel Search](#) | [Permit Search](#)

**717 LA CROSSE ST LA CROSSE**

Print View

Parcel: 17-20145-61 Internal ID: 60655  
 Municipality: City of La Crosse Record Status: Current

**Parcel Information:**

Parcel: 17-20145-61  
 Internal ID: 60655  
 Municipality: City of La Crosse  
 Record Status: Current  
 On Current Tax Roll: Yes  
 Total Acreage: 0.281  
 Township: 16  
 Range: 07  
 Section: 32  
 Qtr: NW-SW

Parcel
Taxes
Outstanding Taxes
Assessments
Deeds
Permits
History

**Legal Description:**

T BURNS HS DURAND ST SMITH & FM RUBLEES ADDITION LOTS 11 & 12 EX E 50FT BLOCK 11 & INCL E1/2 VAC ALLEY ADJ ON W LN PER RESL DOC NO. 1458163

**Property Addresses:**

Street Address	City(Postal)
717 LA CROSSE ST	LA CROSSE
721 LA CROSSE ST	LA CROSSE

**Owners/Associations:**

Name	Relation	Mailing Address	City	State	Zip Code
GREATER LACROSSE CHAMBER OF COMMERCE		601 7TH ST N	LA CROSSE	WI	54601

**Districts:**

Code	Description	Taxation District
2849	LA CROSSE SCHOOL	Y
2	Book 2	N
DBS	DOWNTOWN BUSINESS STUDY	N

**Additional Information**

Category	Description
2012+ VOTING SUPERVISOR	2012+ Supervisor District 3
2012 + VOTING WARDS	2012+ Ward 6
POSTAL DISTRICT	LACROSSE POSTAL DISTRICT 54601
Use	VACANT LOT

**Lottery Tax Information**

Lottery Credits Claimed: 0  
 Lottery Credit Application Date:

VEH PROPERTIES  
LA CROSSE  
STREET

08-02-2015

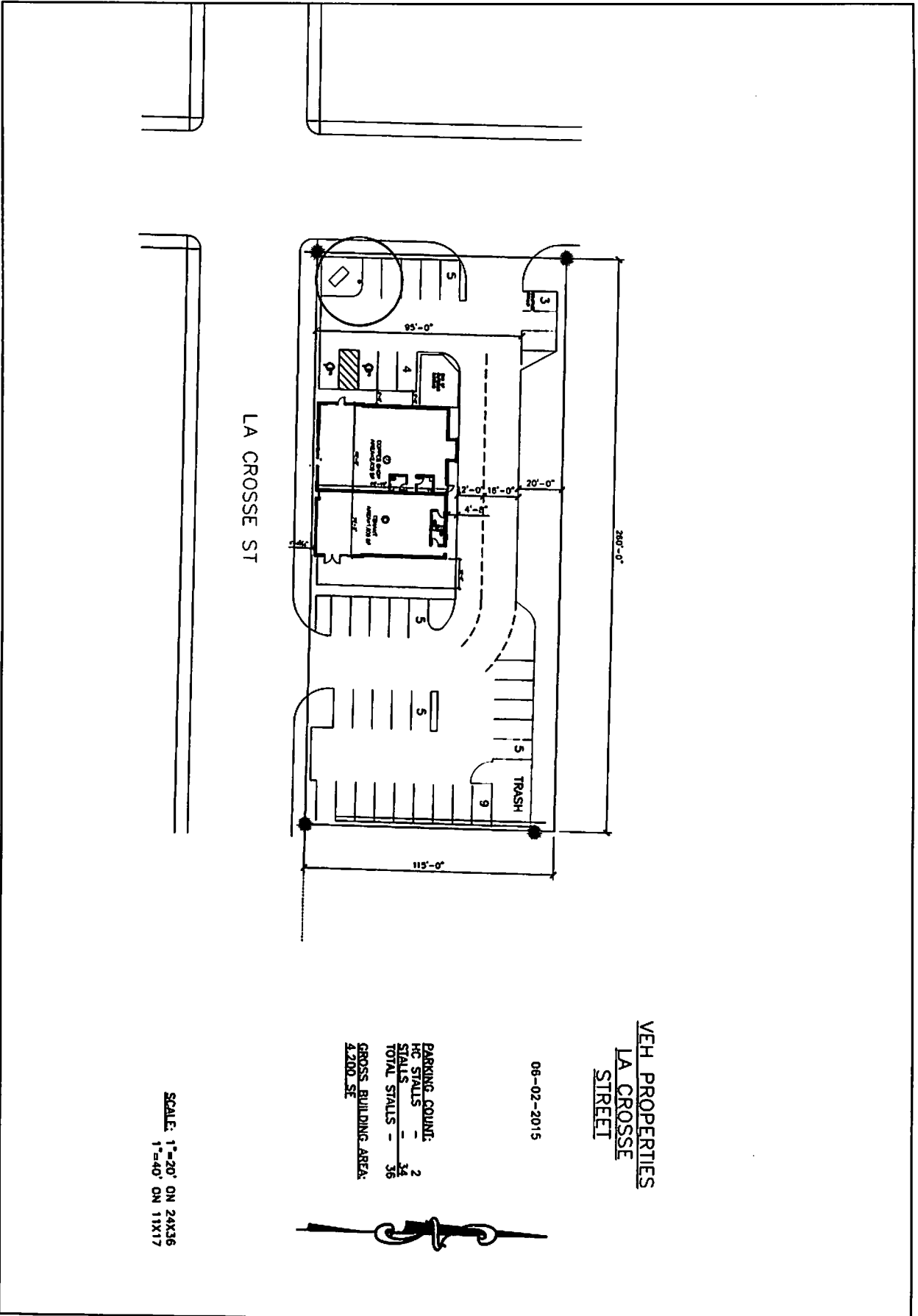
PARKING COUNT:

HC STALLS	-	2
STALLS	-	34
TOTAL STALLS	-	36

GROSS BUILDING AREA:  
4,200 SF



SCALE: 1"=20' ON 24X36  
1"=40' ON 11X17





**City of La Crosse**  
 400 La Crosse Street  
 La Crosse, WI 54601-3396  
 http://www.cityoflacrosse.org

# INVOICE

Invoice Date	Invoice No.
09/04/2015	129802
Customer Number	
176643	
Invoice Total Due	
\$300.00	
Due Date	
09/04/2015	

VEH PROPERTIES LLC  
 W579 ROCKY RIDGE RD  
 FOUNTAIN CITY, WI 54629

**Due upon receipt**

REQUEST FOR EXCEPTION TO  
 COMMERCIAL DESIGN  
 STANDARDS -  
 707, 713, 717, 721 LA CROSSE ST



**City of Lacrosse**

Invoice Date 09/04/2015 Invoice Number 129802

Description	Quantity	Price	UOM	Original Bill	Adjustment	Paid	Amount Due
220 LICENSES MISCELLANEOUS - REQEST FOR EXCEPTION	1.00	\$300.00	EACH	\$300.00	\$0.00	\$0.00	\$300.00
<b>Invoice Total:</b>							<b>\$300.00</b>

CITY OF LA CROSSE, WI  
 General Billing - 129802 - 2015  
 002129-0013 Paula G. 09/04/2015 08:51AM  
 176643 - VEH PROPERTIES LLC

Payment Amount: 300.00

PLEASE MAKE CHECKS PAYABLE TO: CITY TREASURER  
 MAIL TO: CITY OF LA CROSSE TREASURER 400 LA CROSSE ST LA CROSSE, WI 54601