

CONDITIONAL USE PERMIT APPLICATION

Applicant (name and address): Ron Brown - MEMBER
3310 Bayside Court, LaCrosse, WI 54601

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

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(es) of subject parcel(s): 200 PEARL ST., LaCROSSE, WI 54601

Tax Parcel Number(s): 17-20016-15

Legal Description (must be a recordable legal description; see Requirements): RESTAURANT & BAR
Hotel

Zoning District Classification: C3 - Community Business

A Conditional Use Permit is required per La Crosse Municipal Code Sec. 115- 359
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

Description of subject site and CURRENT use: Hotel, Restaurant, Bar

Description of PROPOSED site and operation/use (detailed plan of the proposed site):

RESTAURANT & BAR

N/A

Type of Structure proposed: _____

Number of current employees, if applicable: _____

Number of proposed employees, if applicable: 10-15

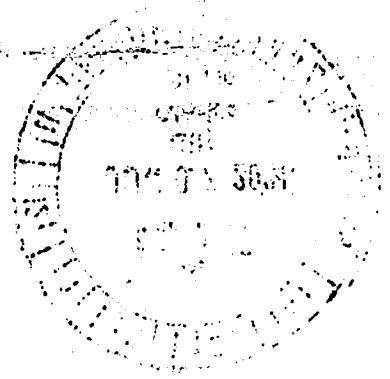
Number of current off-street parking spaces: Parking Ramp

Number of proposed off-street parking spaces: "

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Handwritten notes at the bottom of the page, including the word "Lecture" and other illegible scribbles.



*** 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 _____

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: _____ N/A

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.

X Ronda Brown 5-4-2021
(signature) (date)

(telephone) (email)

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

Personally appeared before me this 4TH day of JUNE, 2021, the above named individual, to me known to be the person who executed the foregoing instrument and acknowledged the same.

[Signature]
Notary Public
My Commission Expires: 1-7-2025

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 _____ day of _____, 20____.

Signed: _____
Director of Planning & Development





AFFIDAVIT OF OWNER

STATE OF WI)
COUNTY OF Lacrosse) ss

The undersigned, Ron Brown, being duly
(owner of subject parcel(s) for Conditional Use)

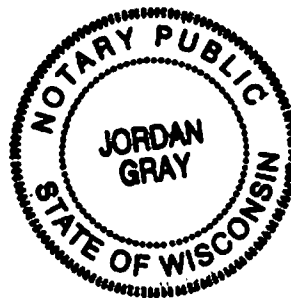
sworn states:

1. That the undersigned is an adult resident of the City of Lacrosse,
State of WI.
2. That the undersigned is a/the legal owner of the property located at:
200 Pearl 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.

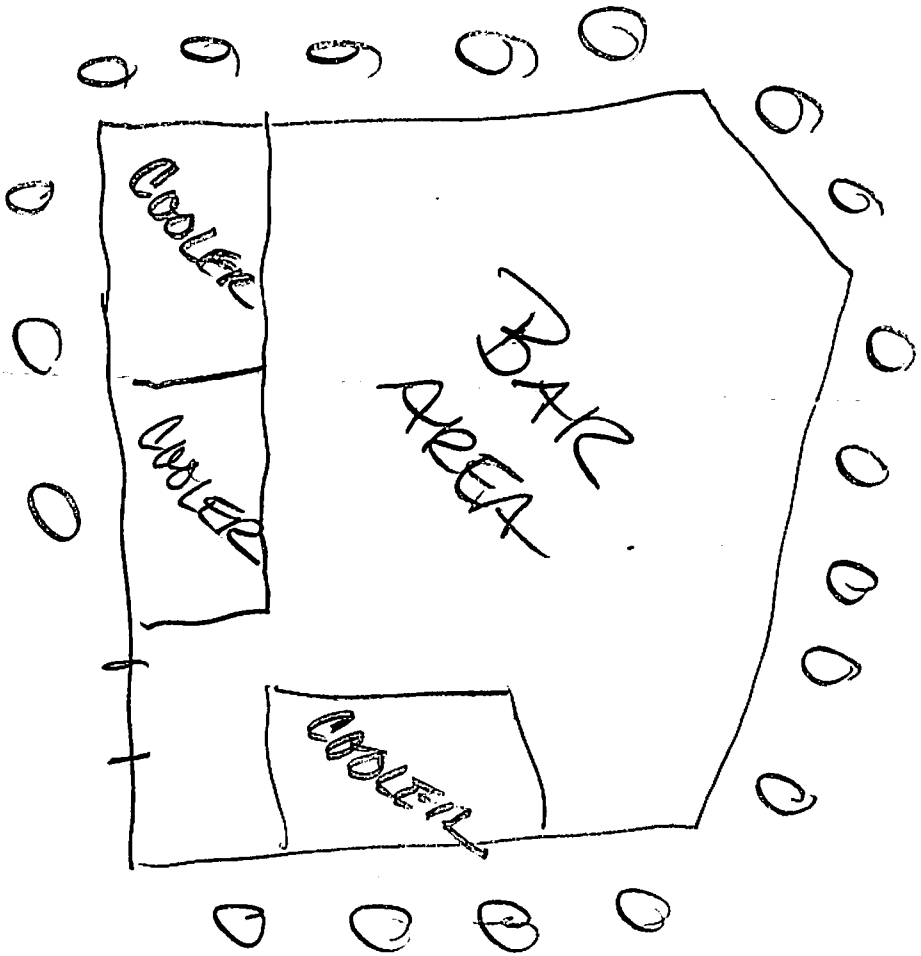
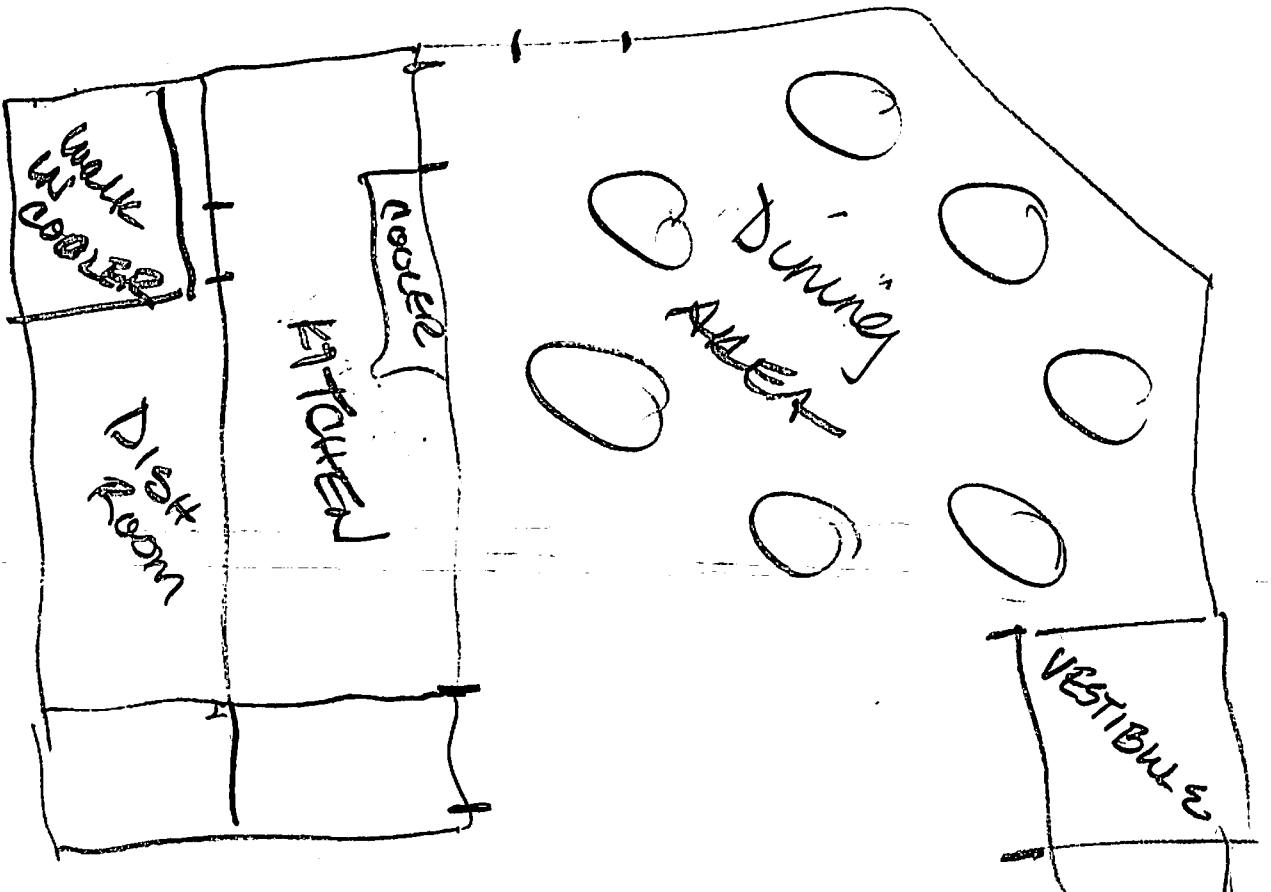
X Ronald Brown
Property Owner

Subscribed and sworn to before me this 4TH day of JUNE, 2021.

Jordan Gray
Notary Public
My Commission expires 1-7-2025.







100 PEARL STREET

Craig, Sondra

From: Victoria Ostrander <victoriaostrander21@gmail.com>
Sent: Monday, June 7, 2021 12:07 PM
To: Craig, Sondra
Subject: Re: CUP Application - 200 Pearl Street

*** CAUTION: This email originated from an external sender. DO NOT click links or open attachments unless you recognize the sender and know the content is safe. ***

Hi Sondra, I'm still so new at the licensing process. I remember talking to Nikki, but not sure exactly what it is you need for a recordable legal description?? I'm sorry to bother you. As far as food to food to alcohol sales I would say 60% food to 40% Alcohol. Thank you for your patience with me, you all have been very helpful.

Victoria Ostrander/ GM

On Mon, Jun 7, 2021 at 11:36 AM Craig, Sondra <craigs@cityoflacrosse.org> wrote:

Good morning,

I just got to your CUP application today and wanted to follow up with you that we also need the recordable legal description as well as your estimated percentage of food to alcohol sales. Nikki said that she talked to you about both of those items. If you could email both the recordable legal description along with the food/alcohol sales to me as soon as you can, that would be great.

Thank you,

Sondra Craig (she/her)

Deputy Clerk

La Crosse City Clerk's Office

400 La Crosse Street

La Crosse WI 54601