

#100855
\$300.00

PETITION FOR CHANGE TO CHAPTER 15, ZONING,
OF THE CODE OF ORDINANCES
OF THE CITY OF LA CROSSE

AMENDMENT OF ZONING DISTRICT BOUNDARIES

Petitioner (name and address):
Viterbo University, Inc.
900 Viterbo Drive, La Crosse, WI 54601

DUPLICATE RECEIPT

Owner of site (name and address):
Viterbo University, Inc.
900 Viterbo Drive, La Crosse, WI 54601

405 CITY CLERK/LICENSES 0855
TF404367281 001 130204
2/04/13 1:39PM PAID 300.00

Address of subject premises:
802/804 8th Street South; 716 Winnebago Street

Tax Parcel No.: 17-30126-100

Legal Description: Lot 62 in Block 10 of Lord & Rodolf's Addition

Zoning District Classification: WR Washburn Residential Dist

Proposed Zoning Classification: PS Public/Semi-Public Dist

Is the property located in a floodway/floodplain zoning district? Yes No

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

Is the Rezoning consistent with Future Land Use Map of the Comprehensive Plan? Yes No

Is the Rezoning consistent with the policies of the Comprehensive Plan? Yes No

Property is Presently Used For:
Not applicable-vacant house purchased for subsequent campus development

Property is Proposed to be Used For:
Surface parking

Proposed Rezoning is Necessary Because (Detailed Answer):
This parcel, subject to approval of a conditional use permit application,
will be used for a pervious parking lot to support campus parking needs.

Proposed Rezoning will not be Detrimental to the Neighborhood or Public Welfare Because (Detailed Answer):
Development of the campus is occurring within its development boundaries
consistent with the University's campus master planning initiatives.

Proposed Rezoning will not be Detrimental to the City's Long Range Comprehensive Plan Goals, Objectives, Actions and Policies Because (Detailed Answer):

The proposed rezoning will accommodate the Univesity's growth and campus master planning initiatives, and those initiatives are not inconsistent with the City's comprehensive plan.

The undersigned depose and state that I/we am/are the owner of the property involved in this petition and that said property was purchased by me/us on the 28 day of November, 2011.

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 petition and that the above statements and attachments submitted hereto are true and correct to the best of my knowledge and belief.



(signature)

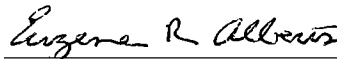
608.796.3850
(telephone)

1/24/13
(date)

tmericson@viterbo.edu
(email)

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

Personally appeared before me this 24 day of January, 2013, the above named individual, to me known to be the person who executed the foregoing instrument and acknowledged the same.

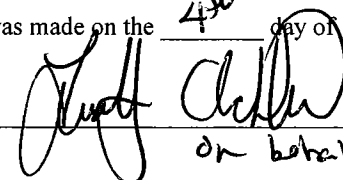


Notary Public

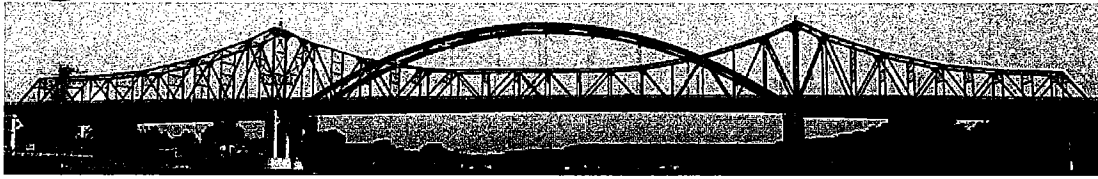
My Commission Expires: 12-8-13

PETITIONER SHALL, BEFORE FILING, HAVE PETITION REVIEWED AND INFORMATION VERIFIED BY THE DIRECTOR OF PLANNING & DEVELOPMENT.

Review was made on the 4th day of February, 2013.

Signed:  , Director of Planning & Development

on behalf of Larry Krich


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

716 WINNEBAGO ST LA CROSSE

Print View

Parcel: 17-30126-100 Internal ID: 32048
 Municipality: City of La Crosse Record Status: Current

Parcel Information:

Parcel: 17-30126-100
 Internal ID: 32048
 Municipality: City of La Crosse
 Record Status: Current
 On Current Tax Roll: Yes
 Total Acreage: 0.196
 Township: 15
 Range: 07
 Section: 05
 Qtr: NW-SW

[Parcel](#)
[Taxes](#)
[Outstanding Taxes](#)
[Assessments](#)
[Deeds](#)
[Permits](#)
[History](#)
[Maps](#)

Abbreviated Legal Description:

LORD & RODOLFS ADDITION LOT 62 BLOCK 10 LOT SZ: 60 5/6 X 140.33

Property Addresses:

Street Address	City(Postal)
716 WINNEBAGO ST	LA CROSSE
802 8TH ST S	LA CROSSE
804 8TH ST S	LA CROSSE

Owners/Associations:

Name	Relation	Mailing Address	City	State	Zip Code
VITERBO UNIVERSITY INC	Owner	900 VITERBO DR	LA CROSSE	WI	54601

Districts:

Code	Description	Taxation District
2849	La Crosse School	Y
9	2012+ Supervisor District 9	N
246014	2012+ Ward 14	N
3	Book 3	N
LPO1	LACROSSE POSTAL DISTRICT 54601	N

Additional Information

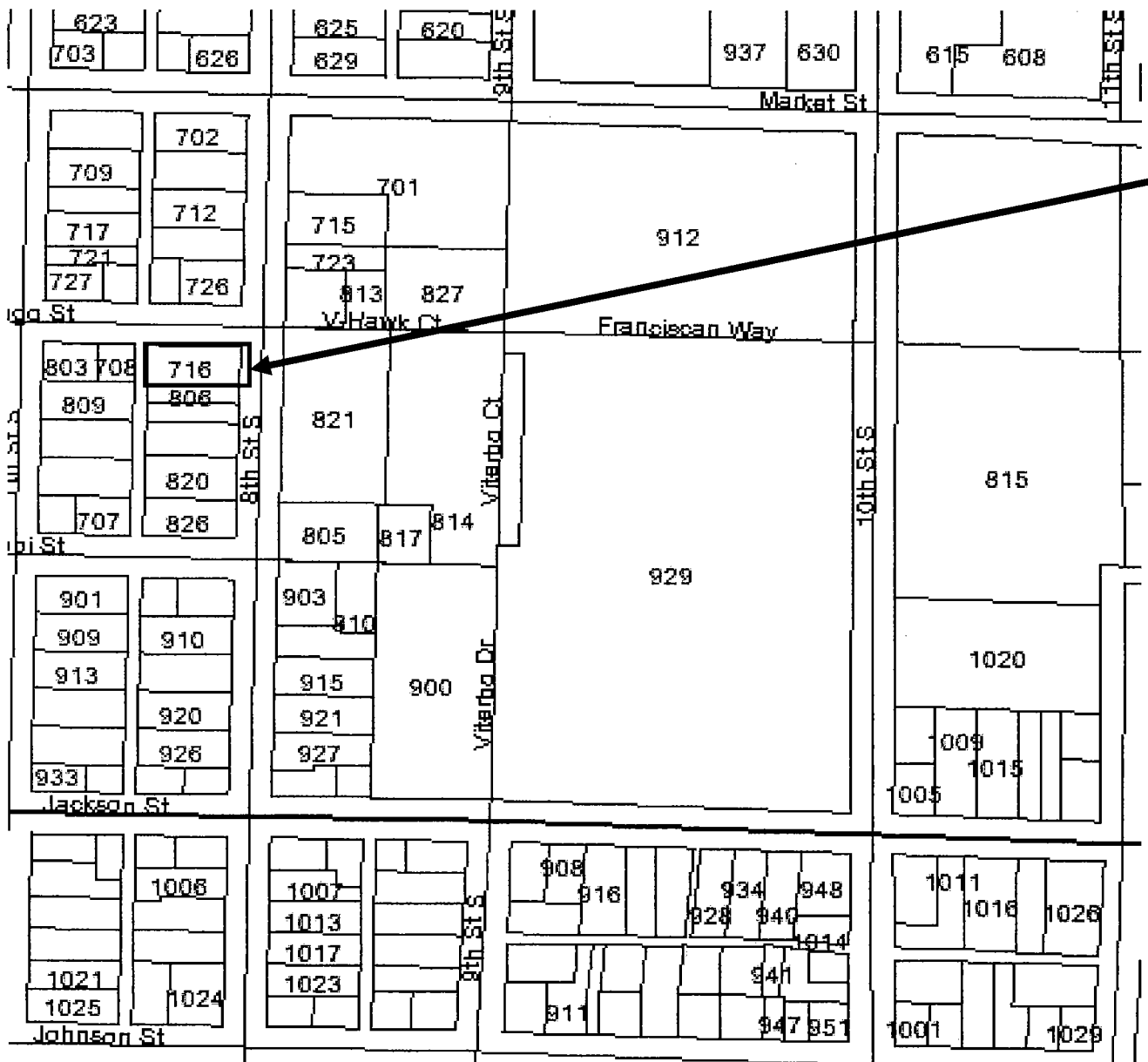
Category	Description
Use	1 UNIT

Lottery Tax Information

Lottery Credits Claimed: 0
 Lottery Credit Application Date:

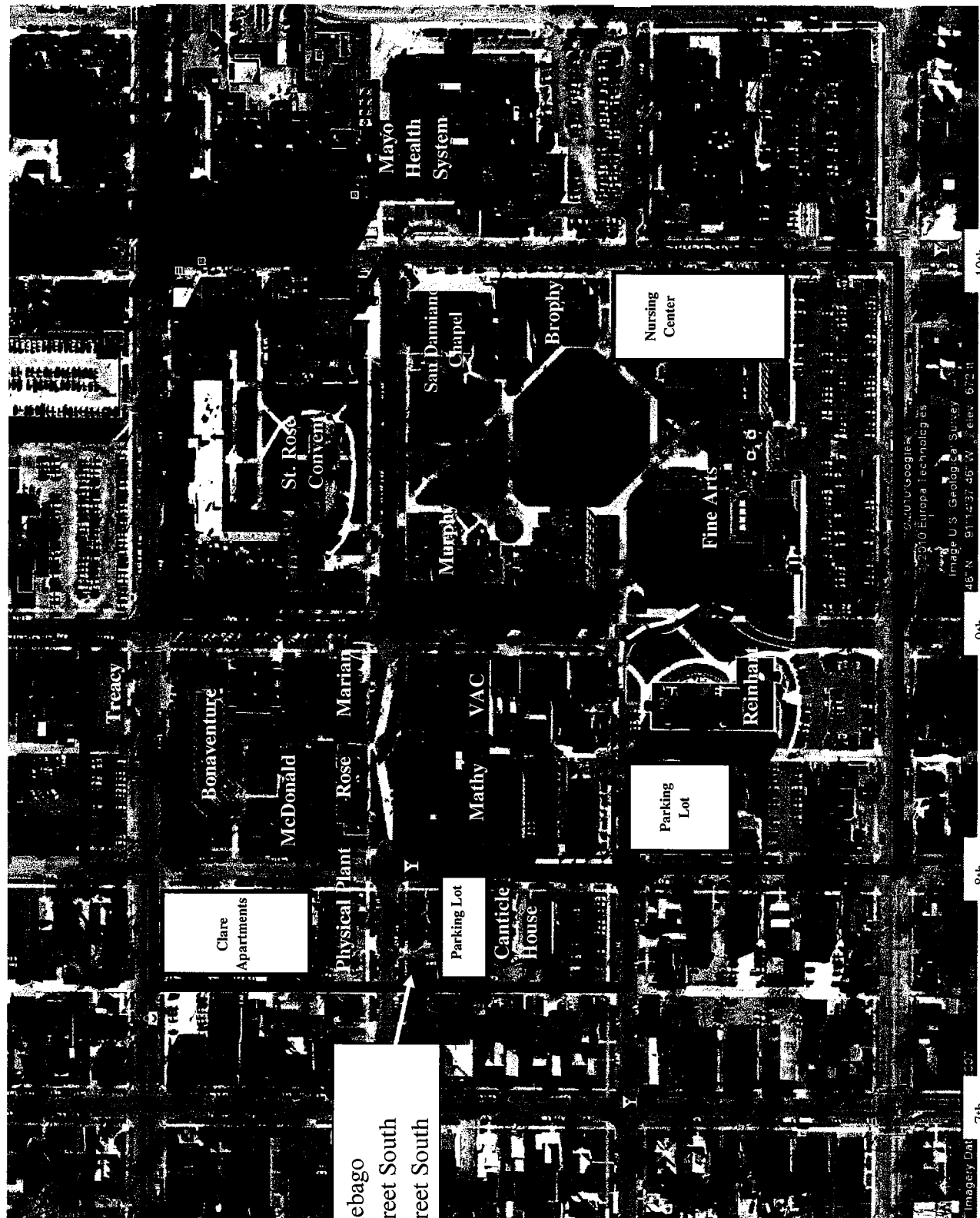
La Crosse County Land Records Information
 (Ver: 2013.1.3.1)

[Site Disclaimer](#)



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VITERBO UNIVERSITY CAMPUS MAP

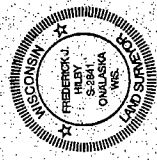
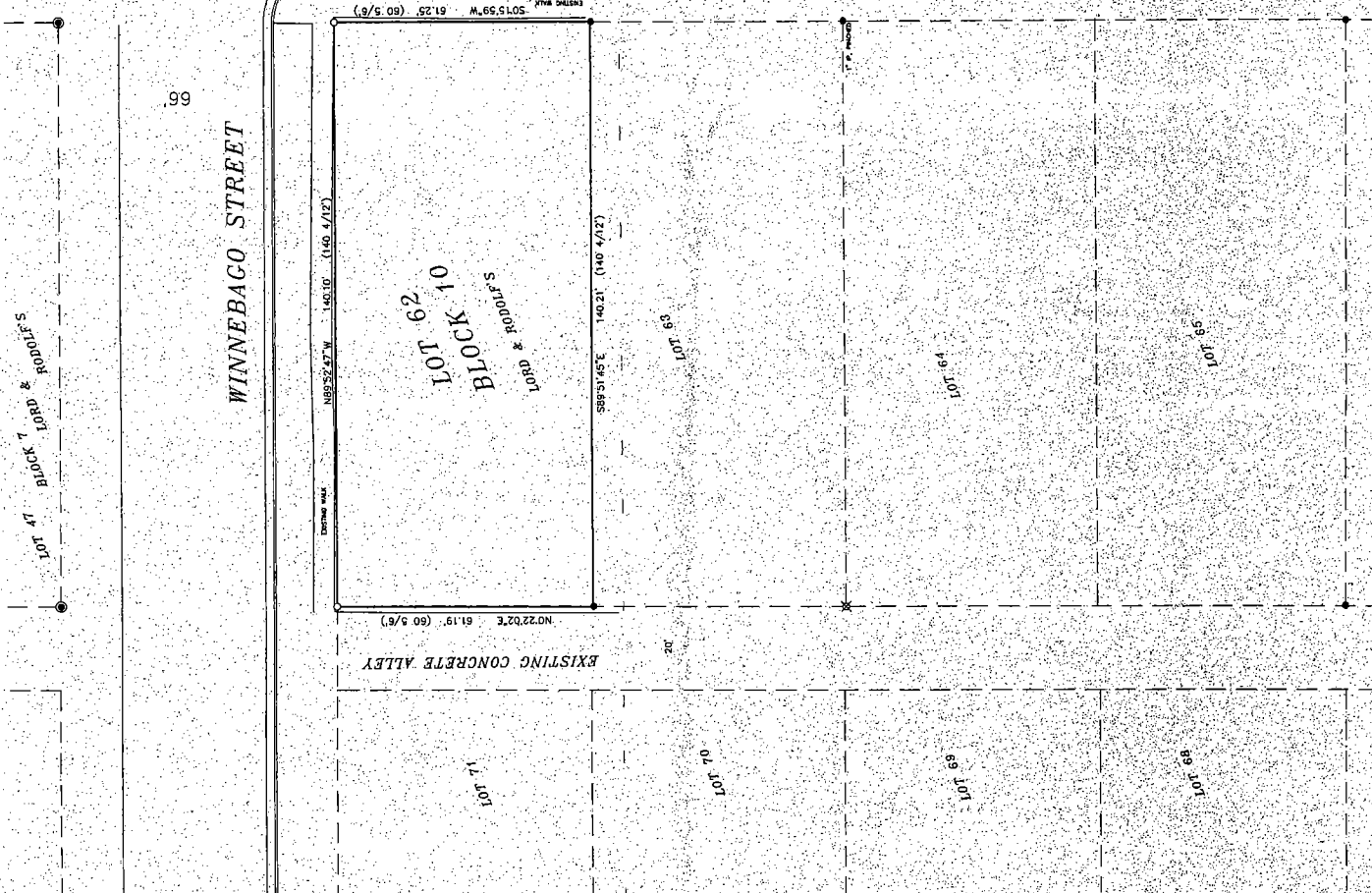


716 Winnebago
 802 8th Street South
 804 8th Street South

Campus Development Boundary

PLAT OF SURVEY

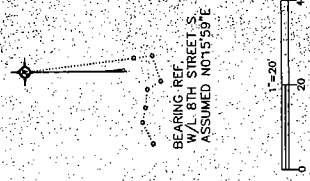
LOT 62, BLOCK 10, LORD & RODOLF'S ADDITION,
CITY OF LA CROSSE, LA CROSSE COUNTY, WISCONSIN.



I HEREBY CERTIFY THAT THIS SURVEY IS
CORRECT TO THE BEST OF MY KNOWLEDGE
AND BELIEF.

Frederick J. Hilby

FREDERICK J. HILBY, R.L.S. NO. 2841
LA CROSSE ENGINEERING & SURVEYING CO., INC.



- LEGEND**
- ⊙ FOUND 3/4" IRON BAR
 - FOUND 1" O.B. I.P.
 - ✕ FOUND P.K. WALL
 - SET 3/4" x 18" IRON BAR, 1.5 LBS./FT.
 - () RECORDED DIMENSION

LA CROSSE ENGINEERING & SURVEYING COMPANY, INC. 1212 SOUTH 3rd STREET LA CROSSE, WIS. 54601 PHONE (608) 782-4133 FAX (608) 782-4132	VTERBO UNIVERSITY LOT 62, BLOCK 10, LORD & RODOLF'S ADDITION CITY OF LA CROSSE	DATE: 7/17/13 PLAT: WTB000000-10 DRAWN BY: F.J.H.	C-1
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DRAINAGE PLAN

LOT 62, BLOCK 10, LORD & RODOLF'S ADDITION,
CITY OF LA CROSSE, LA CROSSE COUNTY, WISCONSIN

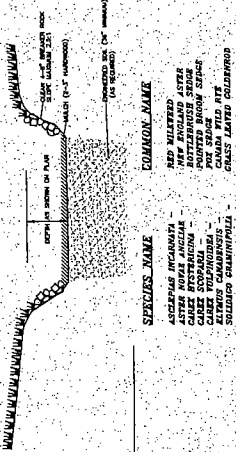
NOTES - GRADING

- ALL ELEVATIONS SHOWN ARE TO FINISH SURFACE. ANY ADJUSTMENT TO SUBGRADE IS THE CONTRACTOR'S RESPONSIBILITY.
- ALL LANDSCAPED OR SOILED AREAS SHALL HAVE A MINIMUM OF 2" OF TOPSOIL.
- ALL FINISHED GRADING SHALL PROVIDE FOR A SMOOTH TRANSITION TO UNGRADED AREAS.
- GEOTEXTILE FABRIC SHALL BE INSTALLED UNDER ANY ROCK PLACED WITHIN RAINGARDENS.
- THERE MAY BE UNDERGROUND UTILITIES NOT SHOWN ON THE PLAN. CALL DIGGERS HOTLINE PRIOR TO COMMENCING WORK.
- MAXIMUM SLOPES ON PONDS SHALL NOT BE GREATER THAN 2.5:1.

LEGEND

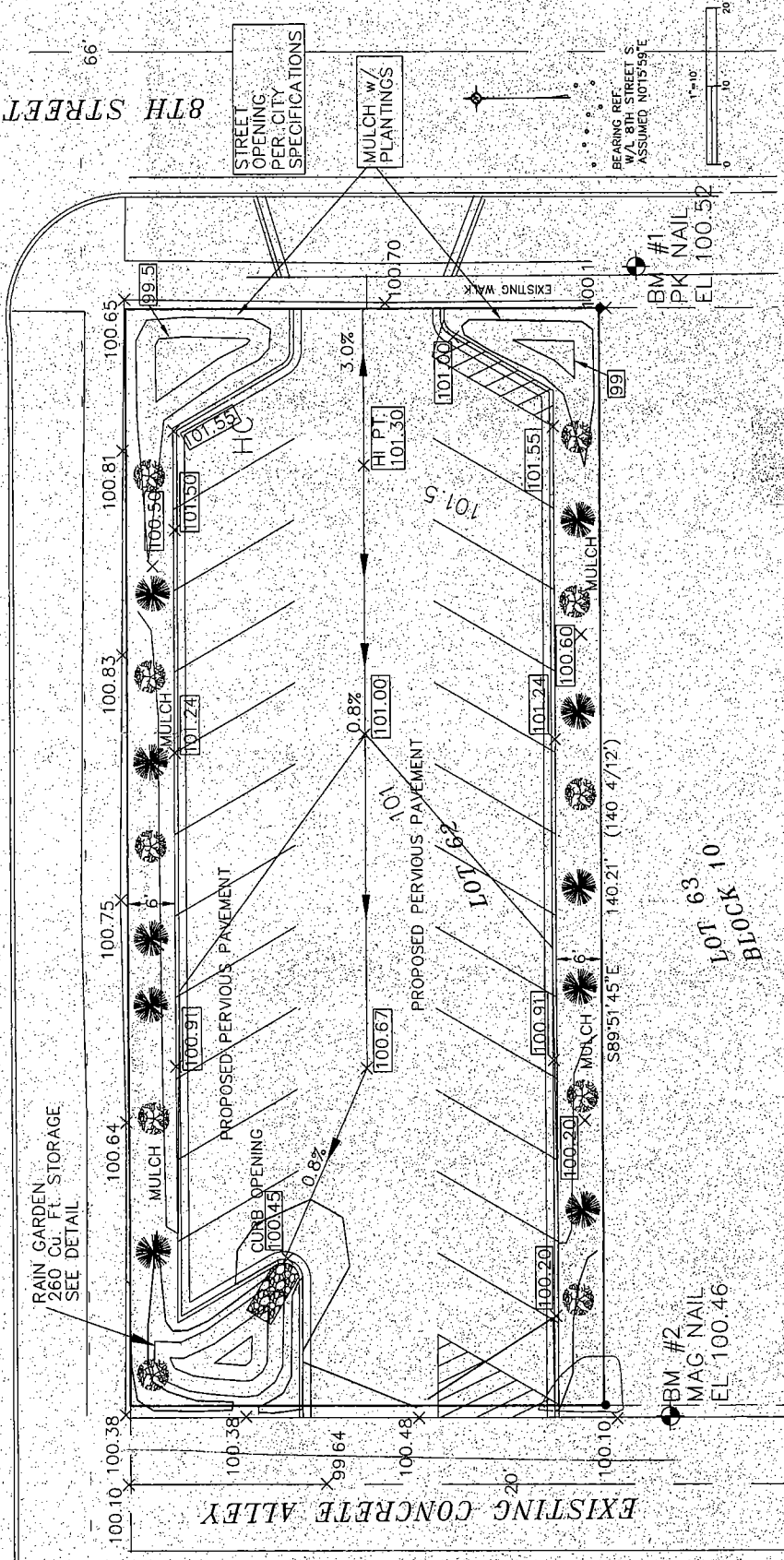
- 99.92 X EXISTING SPOT ELEVATION
- 100.41 X PROPOSED SPOT ELEVATION
- DRAINAGE DIRECTION
- 3" - 6" BREAKER ROCK
- SHRUB - DECIDUOUS
- SHRUB - EVERGREEN

RAINGARDEN DETAIL



WINNEBAGO STREET

8TH STREET SOUTH



LA CROSSE ENGINEERING & SURVEYING COMPANY, INC.
1212 SOUTH 3RD STREET
LA CROSSE, WI 54601
PHONE (608) 782-3433
FAX (608) 782-3432

VIERBO UNIVERSITY
LOT 62, BLOCK 10,
LORD & RODOLF'S ADDITION
CITY OF LA CROSSE

DATE: 7/24/13
PROJECT: VIERBO UNIV. LOT 62
DRAWN BY: JFH

C-2

City Clerk
City of La Crosse
400 La Crosse Street
La Crosse, WI 54601

Enclosed please find a rezoning petition for parcel 17-30126-100, 802/804 8th Street South and 716 Winnebago Street, and a conditional use permit application for this parcel. Viterbo would like the petition and application materials to be considered during the next cycle of the City Council meetings.

The University desires to demolish structures on this parcel and construct a pervious, paved surface parking lot to accommodate 23 vehicles. The construction of this new lot will allow the University to continue to address parking demands on campus. The new parking lot is located within the University's development plan boundary.

Thank you.

Sincerely,

VITERBO UNIVERSITY



Todd M. Ericson
Vice President of Finance
and Administration

Enclosures