

**CITY OF LA CROSSE, WISCONSIN  
CITY PLAN COMMISSION  
REPORT  
March 2, 2020**

- **AGENDA ITEM – 20-0212 (Andrea Schnick)**  
Review of plans at 2401 Hauser St in the Interstate Industrial Park (Ironside Properties LLC for Mini-Warehouse/Self-Storage).
  
- **ROUTING:** CPC Only
  
- **BACKGROUND INFORMATION:**  
The plans are for new construction of 125 mini-warehouse/self-storage units in the Interstate Industrial Parks. In reviewing these plans in accordance with the covenants, there are no issues. The City authorized the transfer of the former city-owned property from Northern Engraving to American Warehousing in 2003 (File #2003-08-038.) The certified survey map for the lot split was approved 2.6.2020.  
  
Plans were reviewed by Fire Prevention and Building Safety and the Assistant Fire Chief with no issues.
  
- **GENERAL LOCATION:**  
A portion of the lot at 2401 Hauser Street in the Interstate Industrial Park.
  
- **RECOMMENDATION OF OTHER BOARDS AND COMMISSIONS:**  
N/A
  
- **CONSISTENCY WITH ADOPTED COMPREHENSIVE PLAN:**  
Development in the industrial parks is encouraged in the Comprehensive Plan. The Land Use Plan designation of general industry would permit warehousing and storage of various types.
  
- **PLANNING RECOMMENDATION:**  
Planning staff recommends approval.

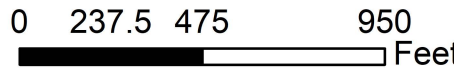




## BASIC ZONING DISTRICTS

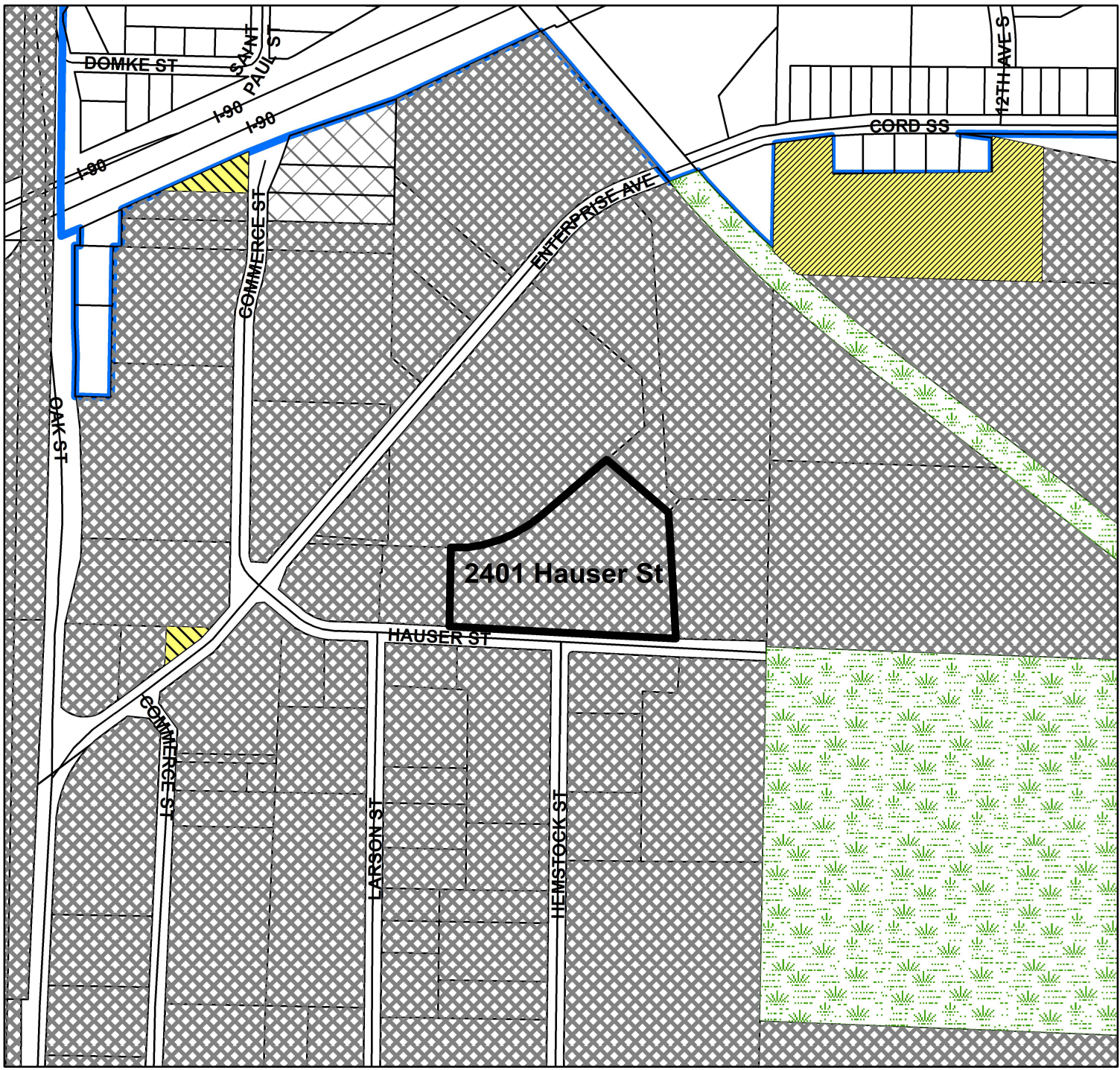
	R1 - SINGLE FAMILY
	R2 - RESIDENCE
	WR - WASHBURN RES
	R3 - SPECIAL RESIDENCE
	R4 - LOW DENSITY MULTI
	R5 - MULTIPLE DWELLING
	R6 - SPECIAL MULTIPLE
	PD- PLANNED DEVELOP
	TND - TRAD NEIGH DEV.
	C1 - LOCAL BUSINESS
	C2 - COMMERCIAL
	C3 - COMMUNITY BUSINESS
	M1 - LIGHT INDUSTRIAL
	M2 - HEAVY INDUSTRIAL
	PS - PUBLIC & SEMI-PUBLIC
	PL - PARKING LOT
	UT - PUBLIC UTILITY
	CON - CONSERVANCY
	FW - FLOODWAY
	A1 - AGRICULTURAL
	EA - EXCLUSIVE AG
	City Limits
	SUBJECT PROPERTY





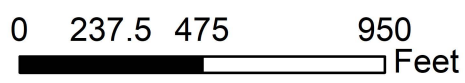
**PC20-0212**





## 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



**PC20-0212**