

August 27, 2013

City of La Crosse
La Crosse, WI

To Whom It May Concern:

Subject: 2837 Harvey Street



We are writing to request permission to rent a house we recently purchased with the intention of renting, located at 2837 Harvey Street in La Crosse. We purchased this house at an auction on August 5, 2013, fully believing that the six-month moratorium on renting homes in La Crosse was under review with a final decision to be made on September 1. This was further confirmed at the time of sale by both the realtor, Ron Rothering, and the auctioneer, Brian Craig, who both stated the moratorium was not yet in place.

We did not find out otherwise until the closing on August 21 when the title company attorney, Kristine Gerke, informed us the moratorium was already in place. At that point, we had to ask ourselves if it was worth it to back out and lose our down payment, plus also create a difficult situation for the seller, who would have to resell it, and thus involve the auctioneer and realtor. Since we purchased it in good faith, we did not feel it fair to back out; we felt it was the honorable thing to do and hope it will work out ok with our being able to rent it.

Once we decided to go through with the sale we immediately contacted Dave Reinhart, the Chief City Inspector, at City Hall to discuss the situation. He suggested we send a letter explaining exactly what happened and request permission to rent.

We have bought several properties in La Crosse over the past five years; sometimes we have rented them and sometimes we have sold them. Our renters, as well as those purchasing our homes, have always spoken very highly of the work we do in restoring the homes. We presently own a duplex on Weston Street and feel we do a great job maintaining it as well as in setting high expectations for our renters. We intend to do the same with the house on Harvey Street--fix it up so that it will make a wonderful home with quality renters and thus benefit the neighborhood.

Since purchasing the house, we have discovered that the house next door at 2845 Harvey Street is a rental as is the house in the back yard at 2830 Onalaska Avenue. The house we purchased is in a flood plain so probably would not be that easy to sell if we were denied an opportunity to rent. Today we are cutting down trees which will be a great improvement to the property, and we are also working on the inside and doing whatever we can to make it a desirable dwelling.

Please grant our request to rent this property.

Regards

John and Judy Graf
1520 Cedar Drive
La Crescent, MN 55947