

**CITY OF LA CROSSE, WISCONSIN  
CITY PLAN COMMISSION  
REPORT  
May 31, 2016**

➤ **AGENDA ITEM - 16-0485 (Tim Acklin)**

AN ORDINANCE to amend Section 115-110 of the Code of Ordinances of the City of La Crosse by transferring certain property from the Single Family District to the Local Business District at 1221 Caledonia Street allowing for lower commercial space and upper residential space.

➤ **ROUTING:** J&A Committee

➤ **BACKGROUND INFORMATION:**

The Subject Ordinance would transfer the property depicted on attached **MAP PC16-0485** from the R1-Singel Family District to the C1-Local Business District. The applicant would like to rezone it to Local Business in order to market/sell the property for mixed use. (Residential upper floor, commercial ground floor) The property is located in Old Towne North and is a commercial building.

➤ **GENERAL LOCATION:**

1221 Caledonia Street

➤ **RECOMMENDATION OF OTHER BOARDS AND COMMISSIONS:**

N/A

➤ **CONSISTENCY WITH ADOPTED COMPREHENSIVE PLAN:**

The proposed zoning district is consistent with the Comprehensive Plan. The Future Land Use Map depicts this property as Medium Intensity Retail, Office, or Housing which includes the C1-Local Business zoning district.

➤ **PLANNING RECOMMENDATION:**

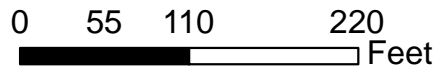
The proposed zoning is consistent with the surrounding properties. It is located within Old Towne North, which is a commercial corridor, where mixed-use zoning is desired. **This ORDINANCE is recommended for approval.**

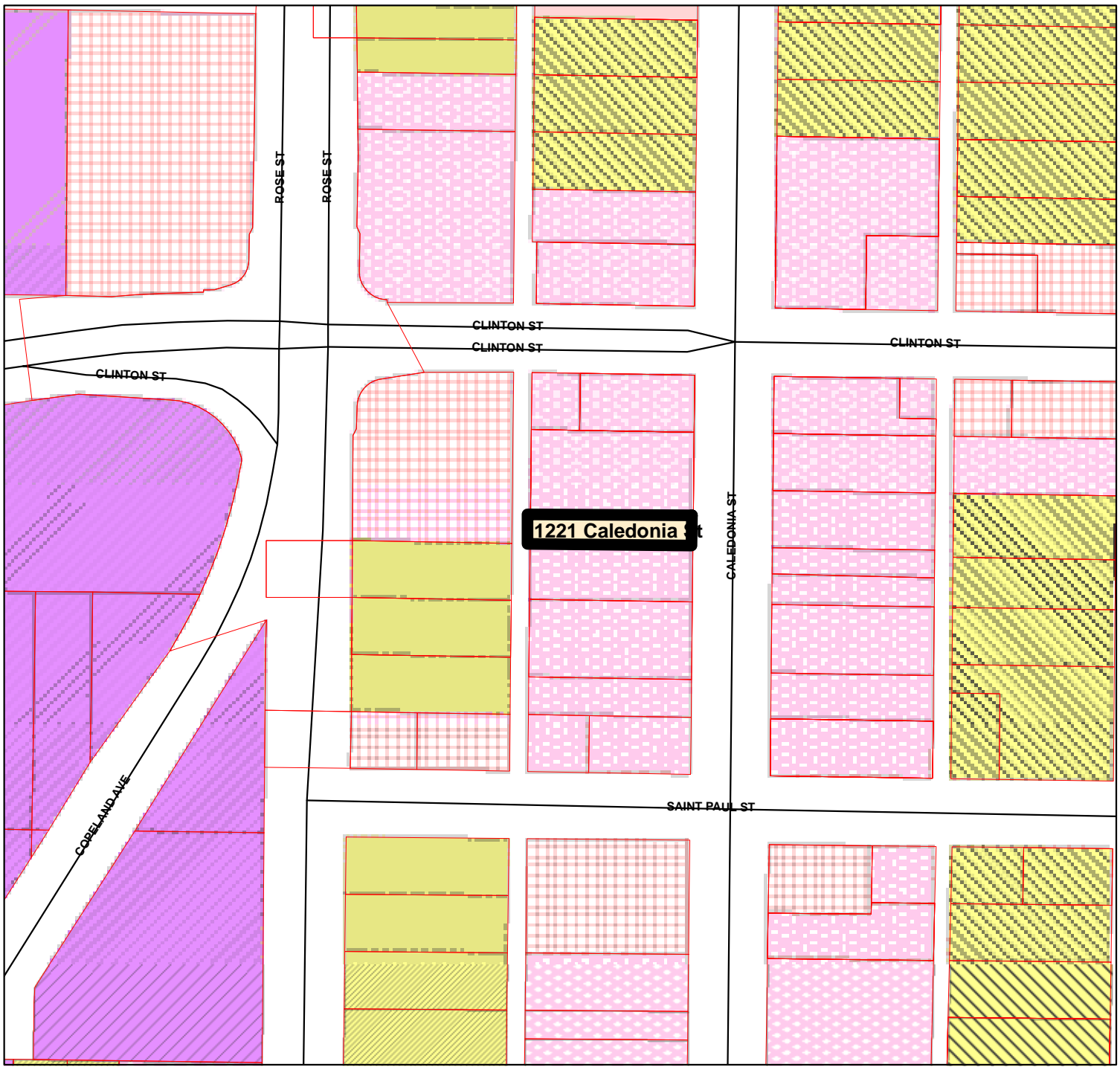


## BASIC ZONING DISTRICTS

	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
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	City Limits
	SUBJECT PROPERTY







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