OBJECTION TO
AMENDMENT OF ZONING DISTRICT BOUNDARIES
(rev. 8/2020)

I/We hereby object to the amendment to the Zoning Code by the transfer of the following described land (include address and tax parcel number from Notice of Hearing): 2500 CTY Rd SS
LaCrosse, WI 54601
Parcel 17-10254-78

from the multiple dwelling District to the heavy industrial District.

I/We object for the following reason(s): See attached-1

RECEIVED
FEB 28 2022
City Clerk's Office

I/We further certify that I am/we are the owner of the following described lands (include address and tax parcel number from tax bill): 1374 CTH SS, Onalaska, WI 54650
Parcel # 18-3509-0

unknown ft. frontage on Cty Rd SS Street

_____ ft. frontage on _____ Street

Steven C Martin — Steven C. Martin
Signature of Objector — printed name

Trustee of The James J and Arlene C Martin Living Trust
Signature of Objector — printed name

1374 Cty Rd SS
Onalaska, WI 54601
Address

NOTE: In order for the entire parcel to count toward the protest percentage, all owners must sign this objection. For example, if only the husband signs for a property that both husband and wife own, only one-half (1/2) of the parcel is counted in the protest percentage.

Completed forms should be submitted to the City Clerk prior to final action by the Common Council.
Forms can be mailed to the address below or deposited in the green drop box on the north side of City Hall.
Forms can also be emailed to cityclerk@cityoflacrosse.org.
City Clerk, 400 La Crosse Street, La Crosse, WI 54601. Questions? 608-789-7510 (press 5).

attachment-1

February 20, 2022

Steven C Martin, Trustee of the James J and Arlene C Martin Living Trust
1374 CTH SS. Tax Parcel 18-3509-0
Objection to rezoning of 17-10254-78 from R-5 Multiple dwelling to M-2 Heavy Industrial.

Owning a home that is adjacent to the proposed rezoning for reasons of "all surrounding properties are zoned heavy industrial" is not factual. The five single dwelling home sites that would be affected by the rezoning is zoned multiple dwelling. With this rezoning proposed by Mr. Harter, the change presents many health & safety concerns, as well as the welfare of the residents and the surrounding community.

- Traffic will be greatly increased on CTH SS which is already heavily traveled with industrial business traffic. Large trucks will cause the many residents whom live on CTH SS decreased safety when walking, entering or exiting their driveways. CTH SS is also used for many as an entry onto the Great River State trail.

- Statistics also present that vermin is increased with the storage and processing of refuse and waste spreading disease as they will travel to areas adjacent to the waste site. Adjacent Fields for Kids-soccer fields house many children throughout the summer, will the vermin and smell continue to make this a desirable site. Many families travel to La Crosse for soccer events at the Fields for Kids, the tourism dollars spent should be a consideration for not rezoning the proposed site.

- Mr. Harter proposes "future improvement and use" with the proposed rezoning. What future improvements can be made at a new location? Why not improve your existing location instead of destroying another? At any given time you travel by 2850 Larson Street, the current site of Mr. Harters family business, garbage and refuse is seen in the street and adjacent properties. Will this be an example of future improvement?

Our home has been in our family for 50 years, it was built by my father, I was raised in this home and appreciate all the beauty that surrounds it. We have a high traveled county highway in front of our home, so we appreciate the use of our back yard for gatherings without traffic, noise, pollution and garbage. The rezoning we fear willl decrease the value of our home greatly. to live between a busy highway and a garbage and refuse collection site is not desireable by any means.

I know Mr. Harter does not disclose the use of the proposed site, and maybe we are assuming garbage and refuse collection. Please let the City of La Crosse not be easily swayed when he is not disclosing what his future use involves for the future health and safety of those directly affected.

Sincerely-

Steven C Martin

Steven C Martin
Trustee of the James J Martin and Arlene C Martin Living Trust

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FEB 28 2022
City Clerk's Office

February 20, 2022

Steven C Martin, Trustee of the James J and Arlene C Martin Living Trust
1074 CTH SS, Tax Parcel 1-3309-0
Objection to rezoning of 17-1029-78 from R-6 Multiple dwelling to M-2 Heavy Industrial.

Owning a home that is adjacent to the proposed rezoning for reasons of "all surrounding properties are zoned heavy industrial" is not factual. The five single dwelling home sites that would be affected by the rezoning is zoned multiple dwelling. With this rezoning proposed by Mr. Harter, the change presents many health & safety concerns, as well as the welfare of the residents and the surrounding community.

- Traffic will be greatly increased on CTH SS which is already heavily traveled with industrial business traffic. Large trucks will cause the many residents who live on CTH SS decreased safety when walking, entering or exiting their driveways. CTH SS is also used for many an entry onto the Great River State Trail.

- Statistics also present that vermin is increased with the storage and processing of refuse and waste spreading diseases as they will travel to areas adjacent to the waste site. Adjacent Fields for Kids-soccer field house many children throughout the summer, will be vermin and smell continue to make this a desirable site. Many families travel to La Crosse for soccer events at the Fields for Kids, the tourism dollars spent should be a consideration for not rezoning the proposed site.

- Mr. Harter promotes "future improvement and use" with the proposed rezoning. When [illegible] increase of disappointed tourists? Why not improve [illegible] Right now the current site of Mr. Harters family business, garbage and refuse is seen in the street and adjacent properties. Will this be an example of future improvement?

Our home has been in our family for 50 years, it was built by my father, I was raised in this home and appreciate all the beauty that surrounds it. We have a high traveled county highway in front of our home, so we appreciate the use of our back yard for gatherings without traffic, noise, pollution and garbage. The rezoning we fear will decrease the value of our home greatly to live between a busy highway and a garbage and refuse collection site is not desirable by any means.

I know Mr. Harter does not disclose the use of the proposed site, and maybe we are assuming garbage and refuse collection. Please let the City of La Crosse not be easily swayed when he is not disclosing what his future use involves for the future health and safety of those directly affected.

Sincerely-

Steven C Martin
Trustee of the James J Martin and Arlene C Martin Living Trust

1789772

LACROSSE COUNTY
REGISTER OF DEEDS
ROBIN L. KADRMAS

RECORDED ON
02/24/2022 11:50 AM
PAGE COUNT: 2
EXEMPT #: 77.25(3)
RECORDING FEE 30.00
ELECTRONICALLY RECORDED
AND RETURNED TO SUBMITTER

Document Number

State Bar of Wisconsin Form 00-2011
CORRECTION INSTRUMENT
Under Wis. Stat. § 706.085

Document Name

Recording Area

Name and Return Address

Arndt, Buswell & Thorn, S.C.
101 West Oak Street
Sparta, WI 54656

18-3509-000

Undersigned hereby states that a certain document ("conveyance") titled as Trustee's Deed , and executed between Michael J. Martin and Steven C. Martin as Trustee of the James J. and Arlene C. Martin Living Trust u/d/t April 20, 1994 , Grantor, and Steven J. Martin, Grantee, was recorded in La Crosse County, Wisconsin, on 1-18-2022 as Document number 1788109, and contained the following error:

Grantee's middle initial is a scrivenor's error. It should be Steven "C" Martin

Undersigned makes this Correction Instrument for the purpose of correcting the Conveyance as follows:

The basis for Undersigned's personal knowledge is (check one):

☐ Undersigned is the Grantor/Grantee of the property described in the conveyance.

☒ Undersigned is the drafter of the conveyance that is the subject of the Correction Instrument

☐ Undersigned is the settlement agent in the transaction that is the subject of this Correction Instrument

☐ Other (Explain):

A copy of the conveyance (in part or whole) ☒ is ☐ is not attached to this Correction Instrument (if a copy of the conveyance is not attached, attach the legal description).
Undersigned has sent notice of the execution and recording of this Correction Instrument by 1st class mail to all parties to the transaction that was the subject of the conveyance at their last known addresses.

Dated 2-24-22

*Matt Klos

AUTHENTICATION

Signature(s) _____

Authenticated on _____

*

TITLE: MEMBER STATE BAR OF WISCONSIN
(If not, _____
Authorized by Wis. Stat. § 706.06)

THIS INSTRUMENT DRAFTED BY:

Arndt, Buswell & Thorn, S.C. by Attorney Matt Klos

ACKNOWLEDGEMENT

STATE OF WISCONSIN)
) ss.
MONROE COUNTY)

Personally came before me on 2-24-2022
the above-named Matt Klos

to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

Corrie C Martin
Corrie Martin
Notary Public, State of Wisconsin
My Commission (~~is permanent~~) (expires: 2-16-26)

1788109
LACROSSE COUNTY
REGISTER OF DEEDS
ROBIN L. KADRMAS

RECORDED ON
01/18/2022 11:59 AM
PAGE COUNT: 1
EXEMPT #: 77.25(9)
RECORDING FEE 30.00
ELECTRONICALLY RECORDED
AND RETURNED TO SUBMITTER

Recording Area

Name and Return Address
Arndt, Buswell & Thorn, S.C.
101 W Oak St
PO Box 349
Sparta, WI 54656

18-3509-000
Parcel Identification Number (PIN)

Document Number

Document Name

State Bar of Wisconsin Form 7-2003
TRUSTEE'S DEED

THIS DEED, made between Michael J. Martin and Steven C. Martin as Trustee of the James J. and Arlene C. Martin Living Trust, u/d/t dated April 20, 1994 ("Grantor," whether one or more), and Steven J. Martin ("Grantee," whether one or more). Grantor conveys to Grantee, without warranty, the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in La Crosse County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

Lot One (1) of Certified Survey Map recorded in Volume 1 of Certified Survey Maps, pages Eight (8) and Eight A (8a), City of Onalaska, La Crosse County, Wisconsin, recorded as Doc. No. 772656, being part of the Northwest one-quarter (NW ¼) of the Northeast one-quarter (NE ¼) of the Northeast one-quarter (NE ¼) of Section 16, Township 16 North, of Range 7 West.

Dated 12-28-2021.

(SEAL) * Michael J. Martin

(SEAL) * Steven C. Martin

(SEAL) *

(SEAL) *

ACKNOWLEDGMENT

Signature(s) Steven C. Martin

authenticated on 12-28-2021.

* Matt Klos

TITLE: MEMBER STATE BAR OF WISCONSIN
(If not, authorized by Wis. Stat. § 706.06)

THIS INSTRUMENT DRAFTED BY:
Atty Matt Klos

ACKNOWLEDGMENT

STATE OF WISCONSIN)
) ss.
Dane COUNTY)

Personally came before me on 12/23/2021 the above-named Michael J. Martin

to me known to be the person(s) who executed the foregoing instrument and acknowledged the same.

* Bryan Daggett
Notary Public, State of Wisconsin
My Commission (is permanent) (expires: 02/16/2029)

BRYAN DAGGETT NOTARY PUBLIC STATE OF WISCONSIN

(Signatures may be authenticated or acknowledged. Both are not necessary.)
NOTE: THIS IS A STANDARD FORM. ANY MODIFICATIONS TO THIS FORM SHOULD BE CLEARLY IDENTIFIED.

* Type name below signatures.