

PETITION FOR CHANGE TO ZONING
CITY OF LA CROSSE

AMENDMENT OF ZONING DISTRICT BOUNDARIES

Petitioner (name and address):

Rick Lommen
421 Country Club Ln
Onalaska, WI 54650

Owner of site (name and address):

COUNTRY CORPORATION
2700 National Dr Suite 100
Onalaska, WI 54650

Address of subject premises:

City property behind 2417 George Place

Tax Parcel No.:

T&D

Legal Description:

See exhibit

Zoning District Classification:

R-1 - Single Family

Proposed Zoning Classification:

C-1 - Local Business

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:

City Property

Property is Proposed to be Used For:

McDonald's Restaurant

Proposed Rezoning is Necessary Because (Detailed Answer):

to rebuild the restaurant

Proposed Rezoning will not be Detrimental to the Neighborhood or Public Welfare Because (Detailed Answer):

all other necessary properties are already zoned commercial

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

future land use map defines this area as commercial.

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 _____ day of _____, _____.

Property has not yet been purchased

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.

Rick Commen
(signature)

608-781-8080
(telephone)

10-28-16
(date)

Rick.Commen@courtesycorporation.com
(email)

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

Personally appeared before me this 28th day of October, 2016, the above named individual, to me known to be the person who executed the foregoing instrument and acknowledged the same.



Rachel M. Senn
Notary Public
My Commission Expires: Oct. 16, 2020

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

Review was made on the 4th day of November, 2016

Signed: *[Signature]* Senior Planner
Director of Planning & Development

(Name of the person)

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Elsen, Nikki

From: Kabat, Tim
Sent: Friday, November 04, 2016 12:59 PM
To: Elsen, Nikki
Cc: Acklin, Tim
Subject: RE: Sale of land to McDonalds - rezoning petition

Dear Nikki,

Yes I am okay with introducing this now to run at the same time as the sale.

Thank you.

Tim

Tim Kabat

Mayor
City of La Crosse
400 La Crosse Street
La Crosse, WI 54601
(608) 789-7500
www.cityoflacrosse.org

From: Elsen, Nikki
Sent: Thursday, November 03, 2016 3:13 PM
To: Kabat, Tim
Cc: Acklin, Tim
Subject: Sale of land to McDonalds - rezoning petition

Mayor,

Courtesy Corp is buying a second parcel of City-owned land (16-1060) as part of the rebuild of the McDonalds restaurant on George (due to the highway reconstruction).

They are filing a rezoning petition which will run concurrently with the resolution approving the sale.

The rezoning petition was signed by Rick Lommen of Courtesy Corp, but they are not the current owners. We require the owner of the property to sign the petition.

Can you please respond to this email indicating your approval (as Mayor of the City) in lieu of signature that the rezoning can be introduced and run concurrently with the sale. If the sale is not approved, the rezoning petition can also be denied.

Let me know if you have questions. Thank you.

Nikki M. Elsen, WCMC
Deputy City Clerk
City of La Crosse (Population 52,377)
400 La Crosse Street, La Crosse WI 54601
608-789-7555 phone

EXHIBIT "A"

Surplus land sale to McDonalds

A parcel of land being part of Block 40 of the vacated Plat of Northern Addition to the Village of La Crosse located in Government Lot 1, Section 17, Township 16 North, Range 7 West, City of La Crosse, La Crosse County, Wisconsin being more particularly described as follows:

Said parcel being part of the abandoned Chicago, Milwaukee, St. Paul and Pacific Railroad Right of Way described as: Commencing at the Northeast corner of Lot 12 in Block 2 of N.W. Twinning's Addition; thence N 82°04'12" W, 24.91' along the North lines of Lots 12 and 13 to a point on the former Southeast Railroad Right of Way line; thence S 31°51'10" W, 50.57' along said former Southeast Railroad Right of Way line to the Southeast corner of a tract of land described in Document Number 1680352 of County records and the Point of Beginning of this parcel description, said point being on the Southeast Right of Way line of said abandoned Railroad as well as the Northwesterly line of Block 2 of N.W. Twinning's Addition to the City of La Crosse; thence S 31°51'10" W, 48.37' along the former Southeast Railroad Right of Way line; thence N 58°08'50" W, 100.00' to the former Northwest Railroad Right of Way line; thence N 31°51'10" E, 48.37' along former Northwest Railroad Right of Way line to the Southwest corner of a parcel described in said Document Number 1680352; thence S 58°08'50" E, 100.00' to the Point of Beginning.

Described parcel area is 4,837 square feet more or less.

Created by: jmc 10/18/2016

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Surplus Land Sale to McDonalds

