

DAHL
AUTOMOTIVE
— 1911 —

Dahl Automotive
711 South 3rd Street
La Crosse, WI 54601
608.784.9600

May 4, 2016

**Dahl Hyundai
Mazda Subaru**
608.784.9600
La Crosse, WI

City Council
400 La Crosse Street
La Crosse, Wisconsin 54601

Dahl Ford Lincoln
608.779.2886
Onalaska, WI

Dear Common Council:

**Dahl Chevrolet
Buick GMC**
507.452.3660
Winona, MN

Automotive Enterprises, a division of Dahl Automotive, is applying for a conditional use permit to obtain permission to demolish two (2) single family homes located at 410 and 414 Division Street. The approximately 0.13 acre lot where the homes now sit will be converted into a professionally landscaped parking area. Please see the attached landscape plan. The amount of landscape shown is based on the city's listed landscape requirements.

Dahl Toyota
507.452.4080
Winona, MN

Our plan is to initially raze 410 Division Street because the home has been vacant for several years and is in heavy disrepair. We have determined that mold is present throughout and it is an eye-sore for the neighborhood. The home at 414 Division Street will stay in place until plans are finalized for the La Crosse campus renovation to occur in the next 8 to 12 months.

**Dahl Auto
Museum**
608.791.6494
La Crosse, WI

Feel free to contact me at any time with questions or concerns at 608-784-9601 or jansen@dahlauto.com

Clearview Sign
608.783.6460
West Salem, WI

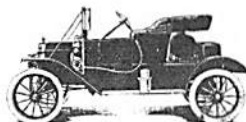
Sincerely,

**Line-X Protective
Coatings**
608.786.4403
West Salem, WI



Jansen Dahl
Vice President of Dahl Automotive Holdings Ltd.

**ABRA
Auto Body & Glass**
608.785.1160
La Crosse, WI



CONDITIONAL USE PERMIT APPLICATION

Applicant (name and address):

JANSEN DAHL, 230 FRONT ST N, SUITE 401, LA CROSSE, WI

Owner of site (name and address):

AUTOMOTIVE ENTERPRISES, LLC, 711 3RD ST S, LA CROSSE, WI

Architect (name and address), if applicable:

GRIES ARCHITECTURE GROUP, BRANNIN GRIES, BGRIES@GRIESARCHITECTURAL.COM

Professional Engineer (name and address), if applicable:

N/A

Contractor (name and address), if applicable:

WIFSTER BROS. PAT RIES, PATR@WIFSFRBROTHERS.COM

Address of subject premises:

410 & 414 DIVISION ST. LA CROSSE

Tax Parcel No.: 410 DIVISIONS: 17-30116-140; 414 DIVISION: 17-30117-020

Legal Description:

410 DIVISION: STODDARD & LEVYS ADDITIONA LOT 5 EX E 50 FT & EX W 77.5FT BLOCK 18 LOT SIZE 42X60. 414 DIVISION: STODDARD & LEVYS ADD'N E 50FT LOT 5 BLOCK 18 SZ: 50X60

Zoning District Classification: C2 COMMERCIAL

Conditional Use Permit Required per La Crosse Municipal Code sec. 115- 353

(If the use is defined in 115-347(6)(c)(1) or (2), see "" below.)

Is the property/structure listed on the local register of historic places? Yes _____ No X

Description of subject site and current use (include such items as number of rooms, housing units, bathrooms, square footage of buildings and detailed use, if applicable). If available, please attach blueprint of building(s):

410 DIVISION: SINGLE FAMILY HOME, 1 LEVEL, 1 BATH, 2 BEDROOM APPROX 1000 SF
414 DIVISION: SINGLE FAMILY HOME, 3 LEVEL,, 1.5 BATH, 3 BEDROOM APPROX 2500 SF

Description of proposed site and operation or use (include number of rooms, housing units, bathrooms, square footage of buildings and detailed use). If available, please attach blueprint of building(s):

PROFESSIONALLY LANDSCAPED PARKING AREA FOR DAHL LA CROSSE BUSINESS

Type of Structure (proposed): LANDSCAPED PARKING AREA

Number of current employees, if applicable: N/A

Number of proposed employees, if applicable: N/A

CITY OF LA CROSSE, WI
General Billing - 137362 - 2016
002801-0004 Paula G. 05/08/2016 03:35PM
9023 - DAHL AUTOMOTIVE

Payment Amount: 300.00

Number of current off-street parking spaces: _____

Number of proposed off-street parking spaces: 14

Check here if proposed operation or use will be a parking lot: X

Check here if proposed operation or use will be green space: _____

* If the proposed use is defined in 115-347(6)(c)(1) or (2)

_____ (1) and is proposed to have 3 or more employees at one time, a 500-foot notification is required and off-street parking shall be provided.

_____ (2) a 500-foot notification is required and off-street parking is required.

If the above paragraph is applicable, the Conditional Use Permit shall be recorded with the County Register of Deeds at the owner's expense.

In accordance with Sec. 115-356 of the La Crosse Municipal Code, a Conditional Use Permit is not required for demolition permits if this application includes plans for a replacement structure(s) of equal or greater value. Any such replacement structure(s) shall be completed within two (2) years of the issuance of any demolition or moving permit.

I hereby certify under oath the current value of the structure(s) to be demolished or moved is \$ 410 Division 2016 \$45,100 414 Division 2016 \$56,600

I hereby certify under oath the value of the proposed replacement structure(s) is \$ _____.

If the above paragraph is applicable, this permit shall be recorded and should the applicant not complete the replacement structure or structures of equal or greater value within two (2) years of the issuance of any demolition and moving permit, then the applicant or the property shall be subject to a forfeiture of up to \$5,000 per day for each day the structure(s) is not completed.

CERTIFICATION: 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 application and that the above statements and attachments submitted hereto are true and correct to the best of my knowledge and belief.

[Signature]
[Signature]

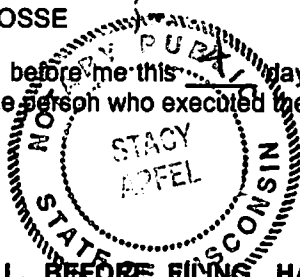
[Signature] 5/4/16
(signature) (date)

608-769-1122
(telephone)

jansen@dahlauto.com
(email)

STATE OF WISCONSIN)
)ss.
COUNTY OF LA CROSSE

Personally appeared before me this 6th day of May, 2016, the above named individual, to me known to be the person who executed the foregoing instrument and acknowledged the same.



[Signature]
Notary Public
My Commission Expires: 09.07.2019

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

Review was made on the 6th day of May, 2016.

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

AFFIDAVIT

STATE OF)
) ss
COUNTY OF)

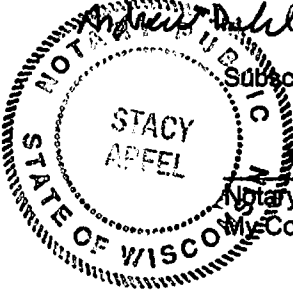
The undersigned, _____, being duly sworn states:

1. That the undersigned is an adult resident of the City of La Crosse, State of Wisconsin.
2. That the undersigned is (one of the) legal owner(s) of the property located at 410 & 414 DIVISION ST. LA CROSSE.
3. By signing this affidavit, the undersigned authorizes the application for a conditional use permit/district change or amendment (circle one) for said property.

[Signature]
member

[Signature]
member
Tyler Dahl

[Signature]
Property Owner - member



Subscribed and sworn to before me this 4 day of MAY, 2016.

[Signature]
Notary Public
My Commission expires 09.07.2019

Parcel
 410 10/2011 - inspection passed (5-year)
 414 - no current inspection - coming close

1495354

LACROSSE COUNTY
 REGISTER OF DEEDS
 CHERYL A. MCBRIDE

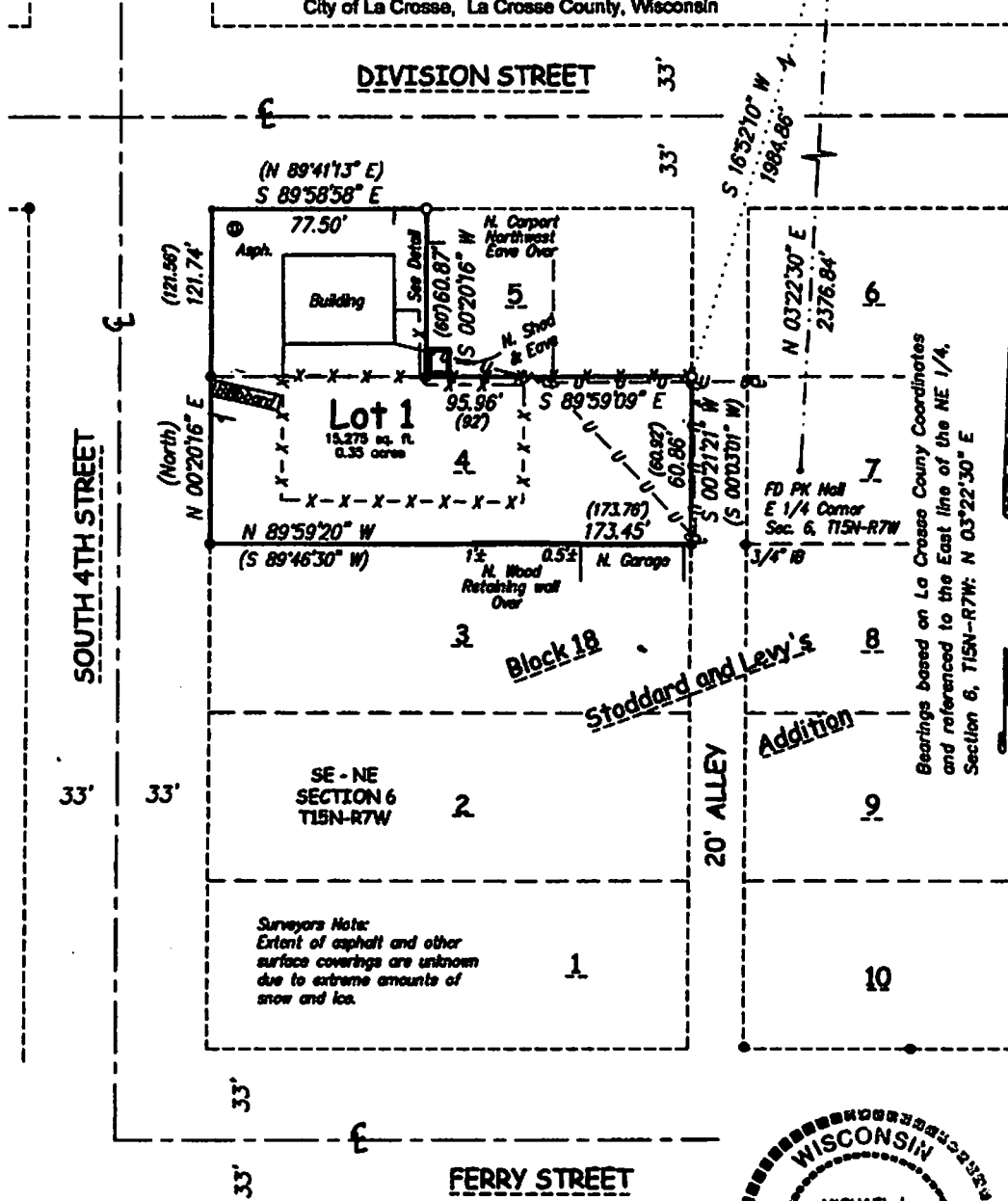
FILED ON
 02/20/2008 01:23PM

FILING FEE: 13.00

PAGES: 3/4 B
 NE Corner
 Sec. 6, T15N-R7W

CERTIFIED SURVEY MAP

PART OF
 SE-NE, Section 6, T15N-R7W being all of
 Lot 4 and part of Lot 5 in Block 18 of Stoddard and Levy's Addition
 City of La Crosse, La Crosse County, Wisconsin



SOUTH 4TH STREET

DIVISION STREET

FERRY STREET

20' ALLEY

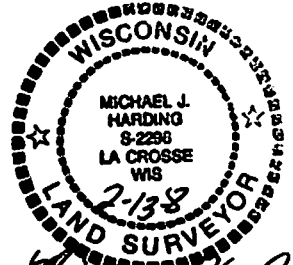
V6L 13 PAGE 138

- LEGEND**
- = Found 1" Iron Pipe (unless stated otherwise)
 - = Set Drill Hole
 - = Set 3/4" x 24" Iron bar (1.50 lb/in. ft.)
 - () = Recorded dimensions
 - ⊕ = Utility Pole
 - = Sign
 - = Boundary of this survey
 - = Cantarino
 - U—U— = Utility lines
 - x-x- = Fence line
 - ⊙ = Drain

GRAPHIC SCALE

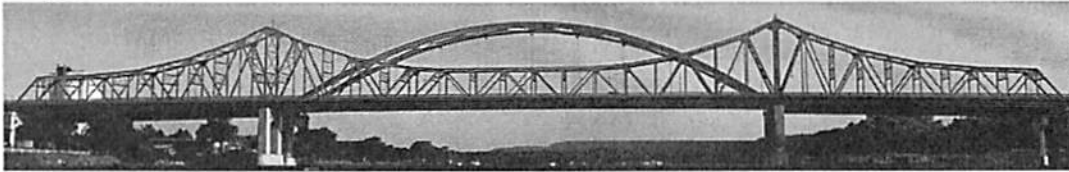


(IN FEET)
 1 inch = 50 ft.



Michael J. Harding

S-1661A
 SHEET 1 OF 2


[Parcel Search](#) | [Permit Search](#)

410 DIVISION ST LA CROSSE

Print View

Parcel: 17-30116-140 Internal ID: 31931
 Municipality: City of La Crosse Record Status: Current

Parcel Information:

Parcel: 17-30116-140
 Internal ID: 31931
 Municipality: City of La Crosse
 Record Status: Current
 On Current Tax Roll: Yes
 Total Acreage: 0.060
 Township: **1** 15
 Range: **1** 07
 Section: **1** 06
 Qtr: **1** SE-NE

Parcel

Taxes

Outstanding Taxes

Assessments

Deeds

Permits

History

Legal Description:

STODDARD & LEVYS ADDITION LOT 5 EX E 50FT & EX W 77.5 FT BLOCK 18 LOT
 SZ: 42 X 60

Property Addresses:

<u>Street Address</u>	<u>City(Postal)</u>
410 DIVISION ST	LA CROSSE

Owners/Associations:

<u>Name</u>	<u>Relation</u>	<u>Mailing Address</u>	<u>City</u>	<u>State</u>	<u>Zip Code</u>
AUTOMOTIVE ENTERPRISES LLC	Owner	711 3RD ST S	LA CROSSE	WI	54601

Districts:

<u>Code</u>	<u>Description</u>	<u>Taxation District</u>
2849	LA CROSSE SCHOOL	Y
3	Book 3	N
CDZ	Community Development Zone	N

Additional Information

<u>Category</u>	<u>Description</u>
2012+ VOTING SUPERVISOR	2012+ Supervisor District 9
2012 + VOTING WARDS	2012+ Ward 14
POSTAL DISTRICT	LACROSSE POSTAL DISTRICT 54601
Use	1 UNIT

Lottery Tax Information **1**

Lottery Credits Claimed: 0
 Lottery Credit Application Date:



[Parcel Search](#) | [Permit Search](#)

414 DIVISION ST LA CROSSE

[Print View](#)

Parcel: 17-30117-20 Internal ID: 31933
Municipality: City of La Crosse Record Status: Current

Parcel Information:

Parcel: 17-30117-20
Internal ID: 31933
Municipality: City of La Crosse
Record Status: Current
On Current Tax Roll: Yes
Total Acreage: 0.070
Township: 15
Range: 07
Section: 06
Qtr: SE-NE

Parcel
Taxes
Outstanding Taxes
Assessments
Deeds
Permits
History

Legal Description:

STODDARD & LEVYS ADDITION E 50FT LOT 5 BLOCK 18 LOT SZ: 50 X 60

Property Addresses:

Street Address	City(Postal)
414 DIVISION ST	LA CROSSE

Owners/Associations:

Name	Relation	Mailing Address	City	State	Zip Code
AUTOMOTIVE ENTERPRISES LLC	Owner	711 3RD ST S	LA CROSSE	WI	54601

Districts:

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2849	LA CROSSE SCHOOL	Y
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Additional Information

Category	Description
2012+ VOTING SUPERVISOR	2012+ Supervisor District 9
2012 + VOTING WARDS	2012+ Ward 14
POSTAL DISTRICT	LACROSSE POSTAL DISTRICT 54601
Use	1 UNIT

Lottery Tax Information

Lottery Credits Claimed: 0
Lottery Credit Application Date: