

**CITY OF LA CROSSE, WISCONSIN
CITY PLAN COMMISSION
REPORT
December 1, 2014**

➤ **AGENDA ITEM - 14-1081 (Tim Acklin)**

Communication from Margaret Ebner requesting the City of La Crosse accept Outlot 1 CSM Part of Government Lot 5, Section 15, T16N-R7W (west of Hwy near 12th Ave) to be dedicated as a public street and resolution approving same.

➤ **ROUTING:** F&P Committee

➤ **BACKGROUND INFORMATION:**

The property owner has constructed a cul-de-sac on the property depicted on attached **MAP PC14-1081**. The street is intended to add access points from 12th Avenue for its future owners. The applicant is requesting to dedicate this cul-de-sac as a public street.

➤ **GENERAL LOCATION:**

Off 12th Avenue South by State Highway 16

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

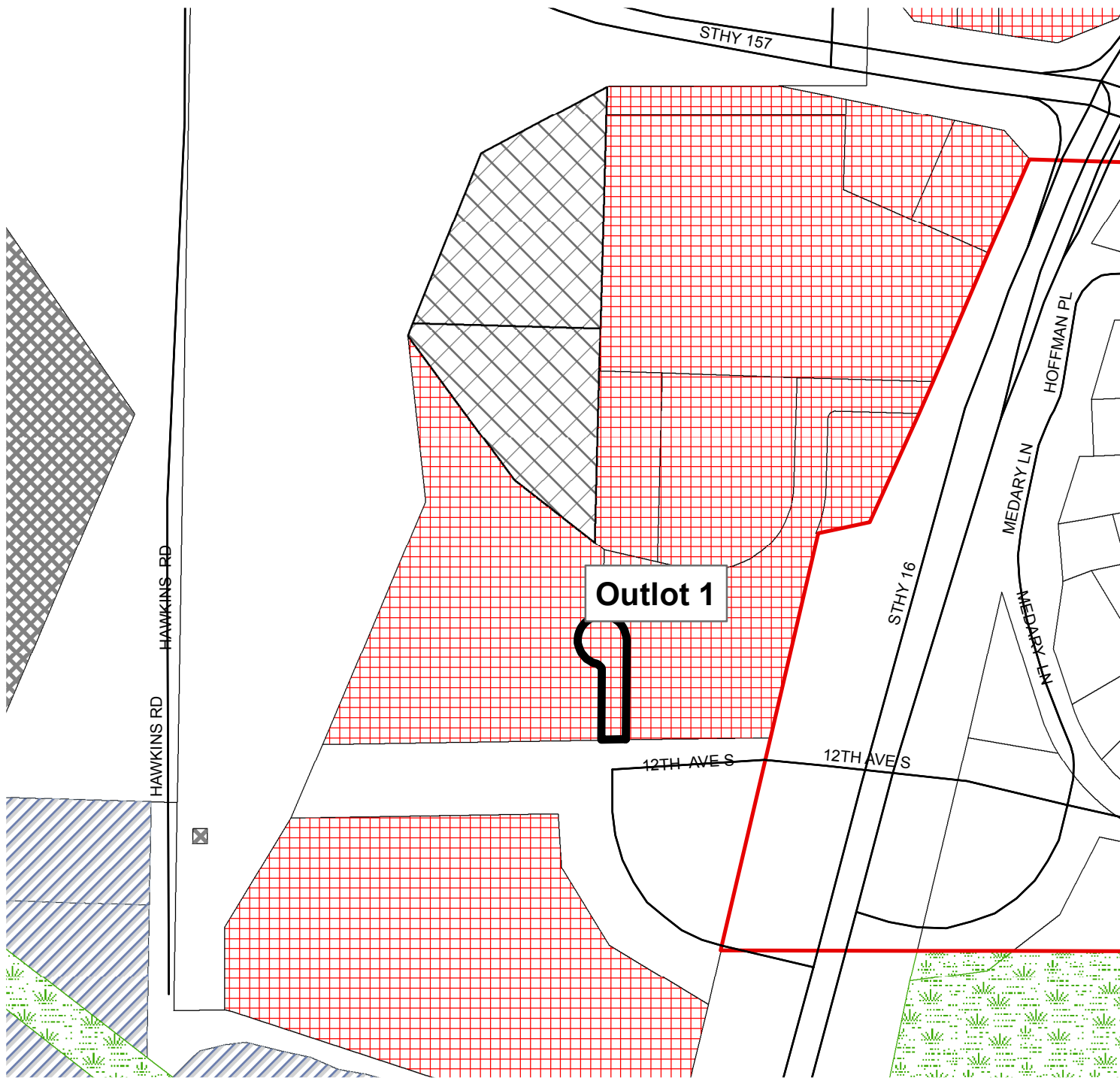
The Board of Public Works approved this item at their September 22, 2014 meeting with the condition that there is a one-year guarantee on the improvements.

➤ **CONSISTENCY WITH ADOPTED COMPREHENSIVE PLAN:**
























This cul-de-sac is not consistent with the comprehensive plan. The Future Land Use Map identifies this area as 'high intensity retail, office, or housing'. Cul-de-sacs are indicative of low intensity development.


➤ **PLANNING RECOMMENDATION:**

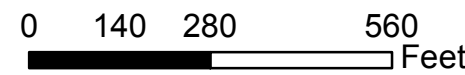
Planning staff recommends approval of the request for dedication, provided there is a one-year guarantee on the improvements and pending the City Engineer's approval of any current issues.



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
	EA - EXCLUSIVE AG
	City Limits
	SUBJECT PROPERTY



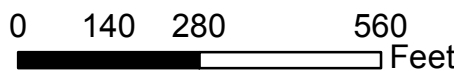


PC-14-1081



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