

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

➤ **AGENDA ITEM – 16-0484 (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 Multiple Dwelling District to the Commercial District at 1216 Rose Street allowing for consistent zoning with adjacent parcel necessary to combine parcels.

➤ **ROUTING:** J&A Committee

➤ **BACKGROUND INFORMATION:**

The Subject Ordinance would transfer the property depicted on attached **MAP PC-16-0484** from the R5-Multiple Dwelling District to the C2-Commercial District. The applicant (River Bank) is requesting to rezone the property to C2-Commercial in order combine the property with the one immediately adjacent to the north. The applicant applied for a Conditional Use Permit for the subject property in order to demolish the structure for a parking lot. The Common Council approved the CUP with the condition that the property is combined with the adjacent parcel to the north. Parcels are not permitted to be combined unless their zoning is the same.

➤ **GENERAL LOCATION:**

1216 Rose Street

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

The Common Council approved a CUP for this property at their May 2016 meeting with the condition that it was combined with the property to north. (1232 Rose St)

➤ **CONSISTENCY WITH ADOPTED COMPREHENSIVE PLAN:**
























The proposed zoning district is consistent with the Comprehensive Plan. The Future Land Use Map depicts this property as High Intensity Retail, Office, or Housing which includes C2-Commercial zoning.


➤ **PLANNING RECOMMENDATION:**

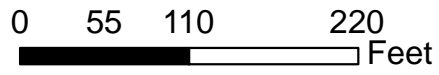
This ORDINANCE is recommended for approval.

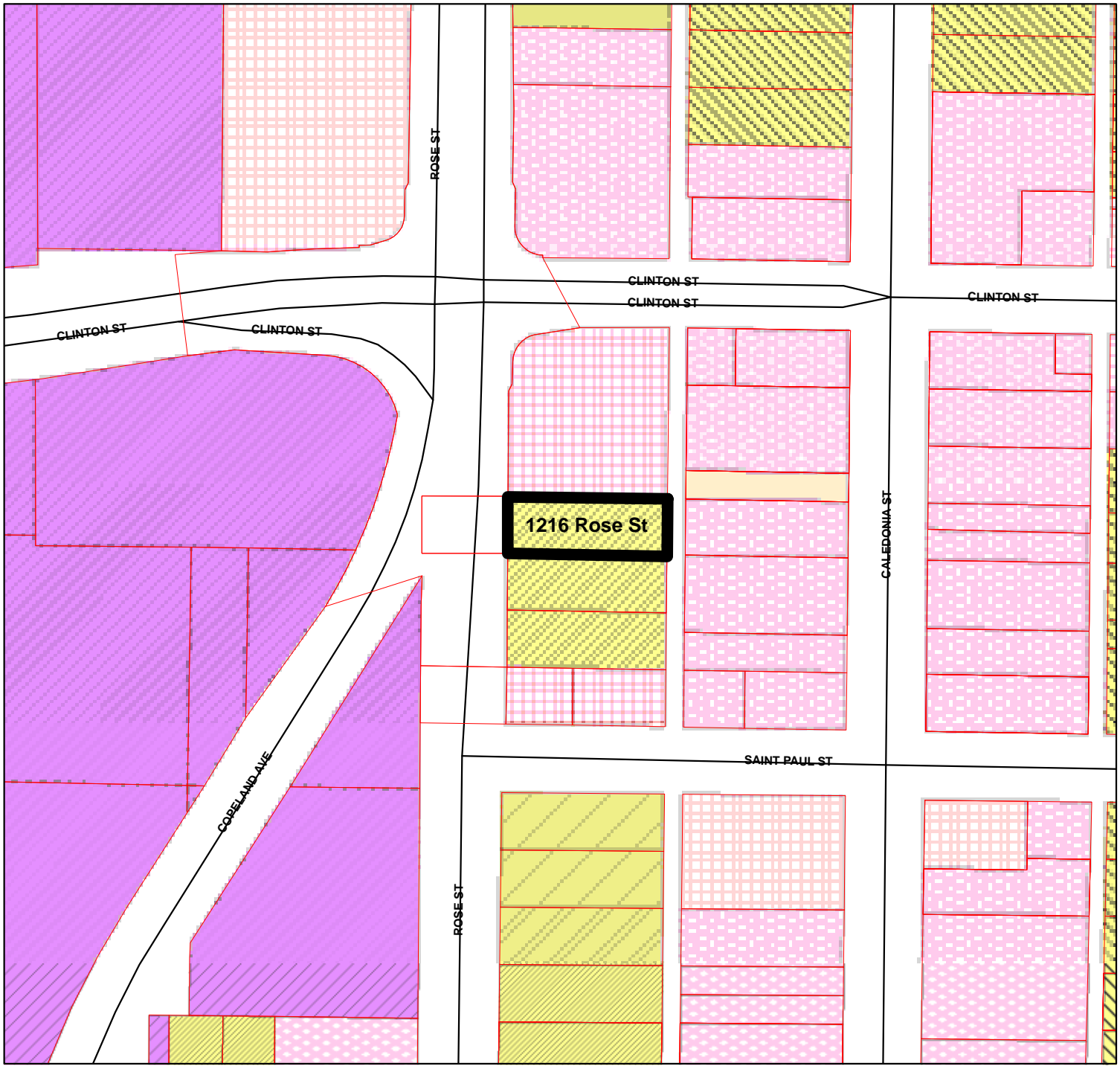


BASIC ZONING DISTRICTS

	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
	EA - EXCLUSIVE AG
	City Limits
	SUBJECT PROPERTY







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