

ORDINANCE NO.: 4886

AN ORDINANCE to amend Section 115-548 of the Code of Ordinances of the City of La Crosse to require the Commercial Development Design Standards to apply in the Public/Semi-Public Zoning District.

THE COMMON COUNCIL of the City of La Crosse do ordain as follows:

SECTION I: Section 115-548 is hereby amended to read as follows:

Sec. 115-548. Intent and scope.

The following standards are established to improve the appearance, quality, and function of commercial structures, avoid "off-the-shelf" projects and shall apply to new commercial construction throughout the City in all Commercial Zoning Districts, the Traditional Neighborhood Development District and Planned Development District, the Public/Semi-Public Zoning District, as well as all property zoned Light Industrial (M-1) located adjacent to an arterial or collector street. These standards shall apply to newly constructed buildings, renovations exceeding 50 percent of the equalized assessed value of the structure at the time of reconstruction/renovation, and additions or alterations that significantly change the exterior facade and penetrations of the building (does not include nonstructural repairs or ordinary maintenance repairs such as internal and external painting, decorating, paneling and the replacement of doors and other nonstructural components). The property owner of an existing structure that is being remodeled or renovated for use as a commercial structure shall meet the requirements of this section and obtain Development Review Committee approval for building design and site plans as a condition of obtaining any rezoning or building permit. These regulations shall not apply to structures that have been approved by the Common Council as part of a developer's agreement or Planned Development District rezoning so long as the developer's agreement or rezoning was completed prior to issuance of a building permit. These regulations shall not apply to building renovations using the Secretary of Interior Standards for historic buildings. The standards contained in this section shall supersede all the City of La Crosse ordinances as they relate to commercial construction and development, and if there is a conflict, this article shall control, unless specifically stated.

SECTION II: Should any portion of this ordinance be declared unconstitutional or invalid by a court of competent jurisdiction, the remainder of this division shall not be affected.

SECTION III: This ordinance shall take effect and be in force from and after its passage and publication.

_____/s/_____
Timothy Kabat, Mayor

_____/s/_____
Teri Lehrke, City Clerk

Passed: 9/10/15
Approved: 9/14/15
Published: 9/19/15