



# City of La Crosse, Wisconsin

City Hall  
400 La Crosse Street  
La Crosse, WI 54601

## Meeting Agenda - Final

### Judiciary & Administration Committee

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Tuesday, May 2, 2023

6:00 PM

Council Chambers  
City Hall, First Floor

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This meeting is open for in-person attendance and will also be conducted through video conferencing. The meeting can be viewed by visiting the Legislative Information Center (<https://cityoflacrosse.legistar.com/Calendar.aspx>) and clicking on the "In Progress" video link to the far right in the meeting list.

Agenda items approved for public hearing by the committee are open to public comment. If you wish to speak on an agenda item, arrive early to sign up before the meeting begins. If attending virtually and you wish to speak, contact the City Clerk at the email or phone number below so we can provide you with information to join.

Members of the public who would like to provide written comments on any agenda may do so by emailing [cityclerk@cityoflacrosse.org](mailto:cityclerk@cityoflacrosse.org), using a drop box outside of City Hall or mailing the City Clerk, 400 La Crosse Street, La Crosse WI 54601. Questions, call 608-789-7510.

*Public hearings before the respective standing committee shall be limited to 15 minutes for the proponents; followed by 15 minutes for the opponents and three-minute rebuttal for each side unless such time is extended by a majority vote of the committee. All speakers at a public hearing of the standing committees shall speak no more than three (3) minutes unless waived by the Chair or a majority of the committee.*

#### Call To Order

#### Roll Call

#### Election of Officers

#### Agenda Items:

#### OLD BUSINESS

[23-0244](#)

AN ORDINANCE to amend Subsection 115-110 of the Code of Ordinances of the City of La Crosse by transferring certain property from the Single Family Residence to the Residence District allowing for the existing dwelling to be used as a duplex at 3019 Ward Avenue.

*Referred from April 2023 meetings.*

#### NEW BUSINESS

[23-0377](#)

Application of K & M Chances R LLC dba Chances R for an Expansion of Alcohol Beverage License & Street Privilege Permit for special event at 417 Jay Street on June 3, 2023.

- [23-0381](#) Resolution recreating Council Rules (Appendix B of the Municipal Code).  
*Sponsors:* Reynolds
- [23-0393](#) Application of The Charmant Hotel LLC dba The Charmant Hotel for Expansion of Alcohol Beverage License & Street Privilege Permit for special event at the 100 Block of State Street on Friday, August 18, 2023.
- [23-0396](#) Resolution amending membership of the City of La Crosse Racial Equity Team to ten (10) members.  
*Sponsors:* Reynolds
- [23-0409](#) Application of Christopher and Kelly Jo Eberlein for a Conditional Use Permit at 4808 Stanley Court allowing for a detached garage.  
*Public hearing.*
- [23-0410](#) Application of Allan McCormick for a Conditional Use Permit at 455 Park Plaza Drive allowing for removal of structure and creation of green space for future development of a multi-story, mixed-use building.  
*Public hearing.*
- [23-0434](#) Application of Pump House Regional Arts Center, Inc. dba Pump House Regional Arts Center for an Expansion of Alcohol Beverage License for special event at 119 King Street on June 10 and 11, 2023.
- [23-0450](#) Request of Northern Grounds Properties LLC for an Exception to Minimum Height Standards allowing for a drive-thru coffee kiosk at 224 La Crosse Street.  
*Public hearing.*
- [23-0456](#) Various license applications pursuant to Chapters 4, 6, and/or 10 of the La Crosse Municipal Code for the remainder of license period 2022-2023 (May).

## Adjournment

*Notice is further given that members of other governmental bodies may be present at the above scheduled meeting to gather information about a subject over which they have decision-making responsibility.*

### **NOTICE TO PERSONS WITH A DISABILITY**

*Requests from persons with a disability who need assistance to participate in this meeting should call the City Clerk's office at (608) 789-7510 or send an email to [ADAcityclerk@cityoflacrosse.org](mailto:ADAcityclerk@cityoflacrosse.org), with as much advance notice as possible.*

### **Judiciary & Administration Committee Members:**

**Chris Kahlow, Tamra Dickinson, Jenasea Hameister, Mac Kiel, Mackenzie Mindel, Chris Woodard, Jennifer Trost**



# City of La Crosse, Wisconsin

City Hall  
400 La Crosse Street  
La Crosse, WI 54601

## Text File

File Number: 23-0244

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**Agenda Date:** 5/2/2023

**Version:** 1

**Status:** Referred

**In Control:** Judiciary & Administration Committee

**File Type:** Ordinance

**Agenda Number:**

ORDINANCE NO.: \_\_\_\_\_

AN ORDINANCE to amend Subsection 115-110 of the Code of Ordinances of the City of La Crosse by transferring certain property from the Single Family Residence to the Residence District allowing for the existing dwelling to be used as a duplex at 3019 Ward Avenue.

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

SECTION I: Subsection 115-110 of the Code of Ordinances of the City of La Crosse is hereby amended by transferring certain property from Single Family Residence to the Residence District on the Master Zoning Map, to-wit:

*Tax Parcel 17-50110-110  
SOUTH WEDGEWOOD ADDITION LOT 6 BLOCK 3 LOT SZ: 80 X 125*

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.

\_\_\_\_\_  
Mitch Reynolds, Mayor

\_\_\_\_\_  
Nikki M. Elsen, City Clerk

Passed:  
Approved:  
Published:

PETITION FOR CHANGE TO ZONING  
CITY OF LA CROSSE

AMENDMENT OF ZONING DISTRICT BOUNDARIES

Petitioner (name and address):

JAMES CHERF  
2949 BROADVIEW PLACE  
LACROSSE WI 54601

Owner of site (name and address):

JAMES CHERF purchased/closed 2/16/23  
2949 BROADVIEW PLACE  
LACROSSE WI 54601

Address of subject premises:

3019 WARD AVE  
LACROSSE WI 54601

Tax Parcel No.: 17-50110-110

Legal Description: SOUTH WEDGEWOOD ADDITIONAL LOT 6 BLOCK 3  
(LOT SIZE 80X125)

Zoning District Classification: R1 - Single Family

Proposed Zoning Classification: R2 - Residence

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:

I AM PURCHASING THIS PROPERTY THAT WAS USED AS A RESIDENCE FOR A HANDI-CAPPED PERSON & THEIR CAREGIVING STAFF. AN ADDITION WAS ADDED TO THE ORIGINAL 2 BEDROOM HOUSE TO ACCOMMODATE CARE. THAT ADDITION COMPRISES OF 1 BEDROOM, LIVING ROOM, DINING ROOM, KITCHEN, AND FULL HANDICAP BATHROOM. THE ADDITION HAS TWO INDEPENDANT ENTRANCES SEPARATE FROM ORIGINAL HOUSE.

Property is Proposed to be Used For:

THE ADDITION CREATED A SECOND RESIDENCE FOR THIS HOUSE - EACH UNIT HAS TWO INDEPENDANT ENTRANCES; KITCHEN; LIVING ROOM; BATHROOM; AND BEDROOMS. I AM REQUESTING REZONING TO USE AS A DUPLEX - PROVIDING AFFORDABLE HOUSING TO TWO UNRELATED FAMILIES.

Proposed Rezoning is Necessary Because (Detailed Answer):

ALTHOUGH CONSTRUCTED AS TWO HOUSEHOLDS, R1 ZONING ONLY ALLOWS THIS PROPERTY TO BE USED AS A SINGLE FAMILY HOME.

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

THE STRUCTURE IS ALREADY EXISTING & WAS EFFECTIVELY USED AS A DUPLEX FOR THE LAST 12 YEARS. THERE ARE MULTIFAMILY HOMES TO THE SOUTH OFF WARD AVENUE 1/2 BLOCK AWAY ON 32ND. THIS IS A MAIN THROUGHWAY.

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

THIS STRUCTURE IS ALREADY EXISTING - I WAS EFFECTIVELY USED AS A DUPLEX FOR THE LAST 12 YEARS. BY GRANTING R-2 ZONING, TWO AFFORDABLE HOUSING RENTALS WILL BE SANCTIONED ON A MAIN THROUGHFAIR.

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 16<sup>th</sup> day of FEBRUARY, 2023.

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.

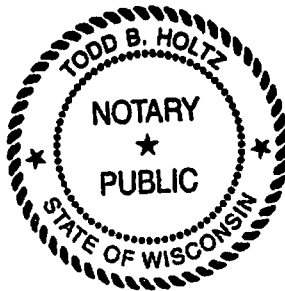
[Signature]  
(signature)

608-785-2637 16 FEBRUARY 2023  
(telephone) (date)

James.galleries@gmail.com  
(email)

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

Personally appeared before me this 16<sup>th</sup> day of February, 2023, the above named individual, to me known to be the person who executed the foregoing instrument and acknowledged the same.



Todd B Holtz  
Notary Public  
My Commission Expires: 12-15-2023

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

Review was made on the 20<sup>th</sup> day of February, 2023


Signed: [Signature] Plan. Admin.  
Director of Planning & Development

AFFIDAVIT

STATE OF Wisconsin )  
 ) ss  
COUNTY OF La Crosse )

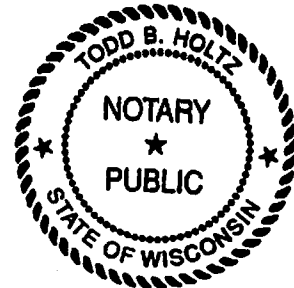
The undersigned, James T. Chert, being duly sworn states:

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 3019 Ward Av, La Crosse, WI 54601
3. By signing this affidavit, the undersigned authorizes the application for a conditional use permit/district change or amendment (circle one) for said property.

  
\_\_\_\_\_  
Property Owner

Subscribed and sworn to before me this 16<sup>th</sup> day of February, 2023

Todd B. Holtz  
\_\_\_\_\_  
Notary Public  
My Commission expires 12-15-2023



**Lot 6 in Block 3 of South Wedgewood Addition to the City of La Crosse, La Crosse County,  
Wisconsin.**



1321129

LACROSSE COUNTY, WI  
REGISTER OF DEEDS  
DEBORAH J. FLOCK

RECORDED ON 09-03-2002  
AT 5:26 PM

REC. FEE: 17.00  
TRANSFER FEE:

PAGES: 4

VOL. 1652 PAGE 758

Return Address Atty. Ronald Quillin  
COLLINS, QUILLIN & KNOTHE, Ltd.  
1208 Caledonia St.  
La Crosse, WI. 54603

#42

**LAND USE RESTRICTION**

Parcel I.D. Number 17-50110-110

Street Address: 3019 Ward Ave., La Crosse, WI

Re: Lot Six (6) in Block Three (3) of South Wedgewood Addition to the City of La Crosse, La Crosse County, Wisconsin.

The undersigned recite and declare as follows:

NOTE

\*

APARTMENT

1. Ruby M. Needham (sometimes hereinafter referred to as Owner) is the sole Owner of the land described above and there are no liens or mortgages on this property. During her Ownership of this property, there has been added on to the house an apartment type improvement consisting of a kitchenette, two bedrooms, and a bathroom which has a separate entrance (hereinafter referred to as the apartment) which is currently used by Owner's Daughter, Dolores Hake.

2. While married to Ralph A. Needham, Owner executed a will naming Jane Olsen as the sole beneficiary of her estate and by the terms of this will, it can no longer be changed or altered since Ralph A. Needham is now deceased. In order to provide some assurance that her Daughter will have a place in which to live in the future, Owner during her life time desires to deed this property to her step-Daughter, Jane L. Olsen and her husband, Gary R. Olsen (sometimes hereinafter referred to as

Grantees), subject to Owner's life use of the property, and further subject to a restriction as to the use of a portion of the premises by Grantees of that part of the dwelling referred to as the "apartment" so that Owner's Daughter, Delores Hake (sometimes hereinafter referred to as Daughter) may occupy and use the apartment portion of the dwelling after Owner's death, and for such time as the Daughter is able to live independently in this apartment. A Quit Claim Deed reserving a life estate in favor of Owner is being executed contemporaneously with the signing of this agreement conveying the property to Jane L. and Gary R. Olsen which reservation of rights covers Owner's future right of use of the property. One of the purposes of this agreement is to ensure that Delores Hake will have a right to continue to live in the apartment after Owner's death as long as Delores is able to do so. At the time of the signing of this agreement, Delores Hake is under a guardianship of the person and of her estate, and the parties are aware that her guardian will act on Delores' behalf in making decisions as they may pertain to this agreement and Delores' continued occupancy of the apartment.

3. Owner and Grantees, by signing below hereby agree to the following terms restricting their right to use the apartment portion of the dwelling so as to create a right in favor of Delores Hake to use the apartment upon the following terms and conditions, and the undersigned acknowledge that mutual consideration is being provided to each party so as to make this an enforceable agreement by any of the undersigned, and also by Delores Hake who is a third party beneficiary of this agreement. Further, any party may record a copy of this agreement in the future in the office of the Register of Deeds for La Crosse County, Wisconsin, if it felt such recording is necessary to protect that party's rights.

#### **RECITATIONS PERTAINING TO APARTMENT USE by DELORES HAKE**

- a.) **USE OF APARTMENT** shall be for the life of Delores Hake, subject to an earlier termination in the event that any of the following occur:
- 1.) Apartment is vacated for 12 consecutive months by Delores Hake;
  - 2.) Delores Hake or her Guardian notifies Grantees in writing that she is no longer able to continue to live independently in the apartment and wishes to terminate her right to use this apartment;
  - 3.) Delores Hake dies;
  - 4.) Delores Hake/Guardian fails to perform her payment obligations below and such failure continues for 12 months after notice of such default is given in writing by Grantees specifying what payment is past due;
  - 5.) Delores Hake or her Guardian for any reason of her own choosing notifies Grantees in writing of her desire to relinquish the right to use the apartment for any reason.

b.) **RESPONSIBILITY FOR EXPENSES DIRECTLY RELATED TO USE OF APARTMENT:** Delores Hake/Guardian shall pay for all expenses which are directly traceable to her use of the apartment such as insurance on the apartment contents,

and shall be responsible for her own meals and care. At the time of this agreement, parties are aware that Jane and Gary Olsen are residents of the State of Florida and spend at least half of each year living in that State, and will not be living in this property on a full time basis after the death of Ruby Needham.

**c.) CONTRIBUTION TOWARDS COMMON EXPENSES.** There is not a separate meter for the utilities, cable TV or for sewer/water to the apartment, nor for the furnace or the air conditioning unit, and therefore Delores Hake shall be responsible for paying one third of such bills as a contribution towards their cost, and such amounts shall be paid within 20 days of being given a copy of the bills and a statement of how much she is to pay. Failure to pay the bill within 20 days of notice shall constitute a default. Upon any default, written notice shall be given by Grantees of the default specifying the date, item for which payment was due, and the amount which needs to be paid, and if such default continues for a period of 12 months, then the right of Delores Hake to live in the apartment shall end, and a court action may be commenced by Grantees if such is necessary to have this right judicially terminated and if necessary, eviction from the apartment. Grantees shall pay the full real estate tax bill and insure the dwelling and there shall be no contribution towards these expenses. Grantees shall also be responsible for all of the expenses pertaining to the maintenance and necessary repair and upkeep of the structure without any contribution. However, if cosmetic changes are desired by Delores Hake to the apartment and such do not constitute necessary repairs or needed replacement, then such expense shall be paid solely by Delores Hake.

**d.) NO ASSIGNMENT OF RIGHT OF USE OR SUBLETTING OF APARTMENT:** The rights to the use of this apartment given to Delores Hake is personal to her and this right cannot be conveyed to anyone else, and the apartment cannot be sublet nor used by any other person. However, if a live in care provider is needed by Delores in the future, this care provider may also occupy the apartment with Delores.

**e.) SALE OF PROPERTY:** Unless her rights are terminated at an earlier time, this property may not be sold without the express written consent of Delores Hake, by her guardian, which consent shall be evidenced by signing the "Offer to Purchase" and this consent to the sale shall be required during the time that Delores is able to live in the apartment and is currently doing so. However, if Delores Hake by her Guardian does agree to such sale, her right to a portion of the sale price shall be limited to a payment of \$2,000. from the sale proceeds at the time of closing of the sale.

**f.) ENFORCEMENT OF RIGHTS set forth in this Instrument may be exercised by Owner or Delores Hake, or on behalf of either by anyone acting on her behalf such as her agent under a power-of-attorney, her attorneys, HALE, SKEMP, HANSON, SKEMP & SLEIK, or anyone appointed as her legal guardian or as her guardian ad litem. The Guardian acting on behalf of Delores Hake shall be responsible for performing those responsibilities assigned to Delores Hake, and any failure to make**

the required payments by the Guardian shall constitute a default under the terms of this agreement.

Dated August 14, 2002.

Ruby M. Needham  
Ruby M. Needham, Owner

**AUTHENTICATION**

Signature of Ruby M. Needham is authenticated this 14th day of August, 2002.

Kevin J. Roop  
Kevin J. Roop, Atty.  
Member State Bar of Wisconsin, Bar # 1024002

Jane L. Olsen  
Jane L. Olsen - Grantee

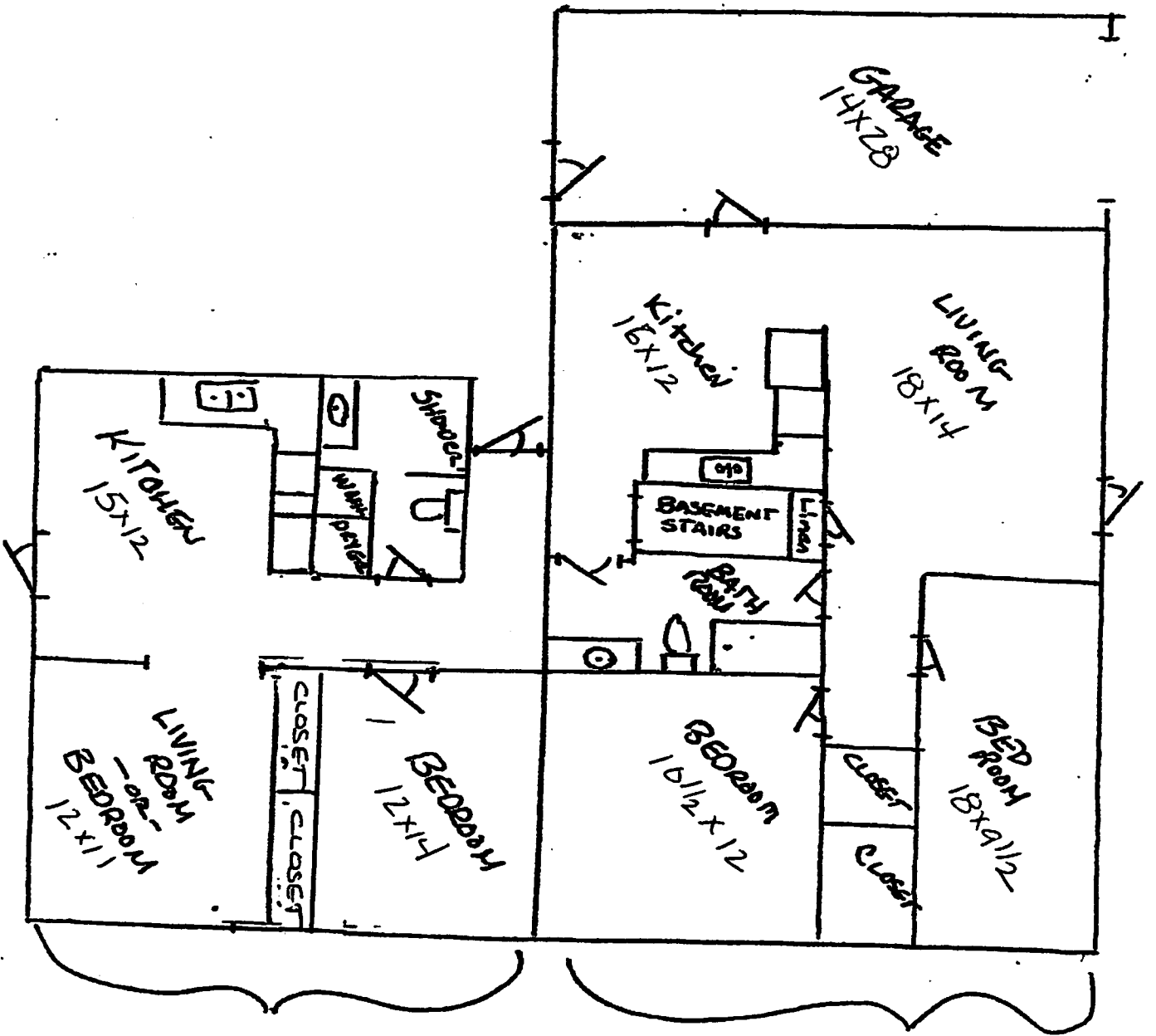
Gary R. Olsen  
Gary R. Olsen - Grantee

**AUTHENTICATION**

Signatures of Jane Olsen and Gary Olsen are authenticated this 30th day of July, 2002.

Ronald J. Quillin  
Ronald J. Quillin, Atty.  
Member State Bar of Wisconsin, Bar # 1014395

This instrument was drafted at the request of the Grantees by Atty. Ronald J. Quillin, COLLINS, QUILLIN & KNOTHE, Ltd., 1208 Caledonia St., La Crosse, WI 54603.

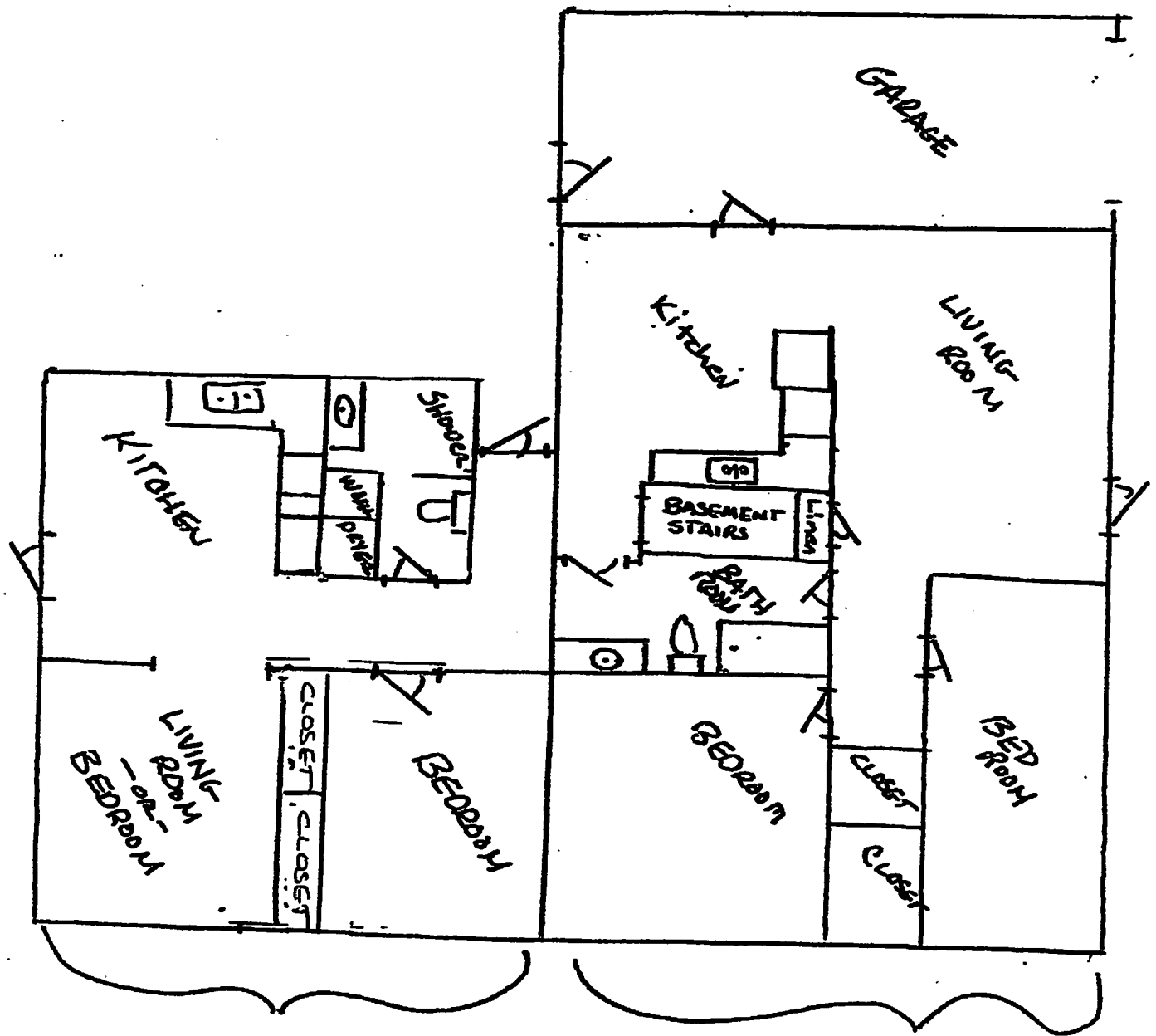


3019 WARD AVE.  
 LA CRASSE W1  
 LOT SIZE 80 X 125  
 (10,000 SQ FEET)

Original Structure  
 ± 1010 SQUARE FEET  
 Excluding garage

APARTMENT  
 Addition  
 ± 730 Sq Feet

\*note: there are  
 3 existing off-street  
 parking spaces for  
 this property



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 LA CRASSE W1  
 LOT SIZE 80 X 125  
 (10,000 SQ FEET)

Original Structure  
 ± 1010 SQUARE FEET  
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APARTMENT  
 Addition  
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\*note: there are  
 Existing off-street  
 parking spaces for  
 this property

**NOTICE OF HEARING ON  
AMENDMENT TO ZONING RESTRICTION**

TO WHOM IT MAY CONCERN:

NOTICE IS HEREBY GIVEN that the Common Council of the City of La Crosse, by its Judiciary & Administration Committee, will hold a public hearing on a proposed ordinance change in the zoning code as follows:

**AN ORDINANCE to amend Subsection 115-110 of the Code of Ordinances of the City of La Crosse by transferring certain property from the Single Family Residence to the Residence District allowing for the existing dwelling to be used as a duplex at 3019 Ward Avenue.**

**Property is presently: formerly a residence for a handicapped person with an addition created as a residence for the caregiving staff.**

**Property is proposed to be used as: a duplex.**

**Rezoning is necessary: because current zoning only allows the property to be used as a single family home.**

*Tax Parcel 17-50110-110*

*SOUTH WEDGEWOOD ADDITION LOT 6 BLOCK 3 LOT SZ: 80 X 125*

The City Plan Commission will meet to consider such application on **Monday, April 3, 2023, at 4:00 p.m.** in the Council Chambers of City Hall, 400 La Crosse St., in the City of La Crosse, La Crosse County, Wisconsin.

A public hearing before the Judiciary & Administration Committee will be held on **Tuesday, April 4, 2023, at 6:00 p.m.** in the Council Chambers of City Hall, 400 La Crosse St., in the City of La Crosse, La Crosse County, Wisconsin.

Final action will be determined by the **Common Council** on **Thursday, April 13, 2023, at 6:00 p.m.** in the Council Chambers of City Hall, 400 La Crosse St., in the City of La Crosse, La Crosse County, Wisconsin.

Any person interested may be heard for or against such proposed change, and may appear in person, by attorney or may file a formal objection, which objection forms are available in the City Clerk's Office.

The petition and/or maps relating to the above referenced amendment may be examined in the Office of the City Clerk, La Crosse City Hall, between the hours of 8:00 a.m. and 4:30 p.m. on any regular business day, holidays excepted, (by appointment) or in the Legislative Information Center which can be accessed from the City website at [www.cityoflacrosse.org](http://www.cityoflacrosse.org) (search for File 23-0244).

Dated this 24<sup>th</sup> day of February, 2023.

Nikki M. Elsen, City Clerk  
City of La Crosse

Tax Parcel #	OwnerName	PROPADDCOMP	Mailing Address	MailCityStateZip
17-50109-80	JORDAN JOLING, BRITNI JOLING	3013 LINCOLN AVE	3013 LINCOLN AVE	LA CROSSE WI 54601-7477
17-50109-90	FIRST EVANGELICAL LUTHERAN CONGREGATION	3023 LINCOLN AVE	400 WEST AVE S	LA CROSSE WI 54601-4759
17-50110-10	BROCK C MCMULLEN, HAYLEY K MCMULLEN	3101 LINCOLN AVE	3101 LINCOLN AVE	LA CROSSE WI 54601-7476
17-50110-100	JUDY E HANLEY 2009 REVOCABLE TRUST	3103 WARD AVE	3103 WARD AVE	LA CROSSE WI 54601-7490
17-50110-110	QUALITY LIFE INVESTMENTS LLC	3019 WARD AVE	210 N MAIN ST	WESTBY WI 54667
17-50110-120	ROBERT MAHR	3011 WARD AVE	3011 WARD AVE	LA CROSSE WI 54601-7467
17-50110-130	BERNADINE M WOYCZIK	3003 WARD AVE	3003 WARD AVE	LA CROSSE WI 54601-7467
	SHELLIA M FILLNER, DEBRA K CARPENTER, CHARLES J HOFFMANN, JEANNETTE HOFFMANN,			
17-50110-140	DAVID CARPENTER, NANCY KNEELAND	2929 WARD AVE	2929 WARD AVE	LA CROSSE WI 54601-7468
17-50110-60	RICHARD L ROCHELT, TAMMIE L ROCHELT	2702 32ND ST S	2702 32ND ST S	LA CROSSE WI 54601-7453
17-50110-70	JASON MCCOY	2710 32ND ST S	2710 32ND ST S	LA CROSSE WI 54601
17-50110-80	DENNIS H HANSEN, SUSAN T HANSEN	2720 32ND ST S	2720 32ND ST S	LA CROSSE WI 54601-7453
17-50110-90	JOHN P WEBSTER	3111 WARD AVE	3111 WARD AVE	LA CROSSE WI 54601-7490
17-50111-100	DAVID B SWAN, MICHELINE SWAN	3024 LINCOLN AVE	3024 LINCOLN AVE	LA CROSSE WI 54601-7462
17-50111-110	GARY L GARTNER, MARSHA G GARTNER	3100 LINCOLN AVE	3100 LINCOLN AVE	LA CROSSE WI 54601
17-50111-120	DEAN R ELLEFSON	3108 LINCOLN AVE	3108 LINCOLN AVE	LA CROSSE WI 54601-7463
17-50111-70	KIMBERLY M CARLSON	3000 LINCOLN AVE	3000 LINCOLN AVE	LA CROSSE WI 54601-7462
17-50111-80	WESLEY TOWNE, MALLORY TOWNE	3008 LINCOLN AVE	3008 LINCOLN AVE	LA CROSSE WI 54601
17-50111-90	DAVID L CRAIG, JACKIE R CRAIG	3016 LINCOLN AVE	3016 LINCOLN AVE	LA CROSSE WI 54601-7462
17-50195-20	ROBERT P DEML	2924 WARD AVE	2924 WARD AVE	LA CROSSE WI 54601-7464
17-50195-30	JEFFREY D GOEDE, KAREN GOEDE	3002 WARD AVE	3002 WARD AVE	LA CROSSE WI 54601-7465
17-50195-40	JEFF M BAHR	2812 BROOK CT	500 LAS OLAS BLVD E APT 2505	FT LAUDERDALE FL 33301-2581
17-50311-20	FRED K WILLIAMS, ANTOIWANA K WILLIAMS	3014 WARD AVE	3014 WARD AVE	LA CROSSE WI 54601-7496
17-50311-25	BRENT & DIANE DWYER	2811 BROOK CT	2811 BROOK CT	LA CROSSE WI 54601
17-50311-30	LTTW LLC	3016 WARD AVE	19201 STATE ROAD 21	TOMAH WI 54660
17-50311-35	SARAH & JEREMY MOSLEY	2802 31ST ST S	2802 31ST ST S	LA CROSSE WI 54601
17-50311-40	DONALD & PHYLLIS GREENO	2816 31ST ST S	2816 31ST ST S	LA CROSSE WI 54601
17-50312-20	SHANE SOMMERFELDT, BRITTANY DUMMER	2803 31ST ST S	2803 31ST ST S	LA CROSSE WI 54601-7732
17-50312-30	BENJAMIN & HANA SCHAUF	2809 31ST ST S	2809 31ST ST S	LA CROSSE WI 54601
17-50196-40	DOROTHY L JEFFERY, DAWN M JEFFERY	2819 BROOK CT	2819 BROOK CT	LA CROSSE WI 54601
17-50311-10	LACROSSE COUNTY	3018 WARD AVE	212 6TH ST N RM 2400	LA CROSSE WI 54601
17-50312-10	CLARE RASMUSSEN & MICHAEL TUMILOWICZ	2817 31ST ST S	2817 31ST ST S	LA CROSSE WI 54601

**Parcels within 20 feet of 3019 Ward Ave**

APPLICANT: JAMES CHERF 2949 BROADVIEW PL LA CROSSE WI 54601





★ Subject Parcel: 3019 Ward Ave

CITY CLERK  
400 LA CROSSE ST  
LA CROSSE WI 54601-3396  
RETURN SERVICE REQUESTED

F  
GARY L GARTNER, MARSHA G GARTNER  
3100 LINCOLN AVE  
LA CROSSE WI 54601



resort  
First Class Mail  
ComBasPrice



US POSTAGE PAID BY B  
  
ZIP 54601 \$ 000.531  
02 1W  
0001399329MAR 02 2023

INT

74 BRO 11115 546013396

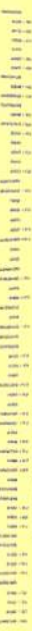
GARTNER

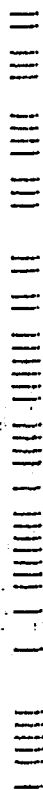
RETURN TO SENDER  
T 55 NEE 12692210003/04/23

TEMPORARILY AWAY

RETURN TO SENDER

BC: 54601339699 \*0378-03111-04-20





\*\*\* Proof of Publication \*\*\*

Lee Enterprises Proof of Publication Affidavit

Retain this portion for your records. Please do not remit payment until you receive your advertising invoice.

Mail to:

LA CROSSE CITY CLERK  
NIKKI ELSEN  
400 LA CROSSE ST  
LA CROSSE WI 54601

ORDER NUMBER 116844

STATE OF WISCONSIN } ss.  
La Crosse County

*Artene Staff*

being duly sworn, doth depose and say that he (she) is an authorized representative of Lee Enterprises, publishers of

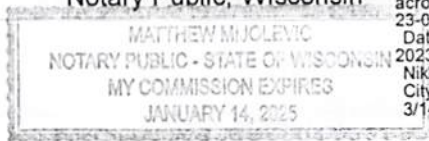
LA CROSS TRIBUNE

a newspaper, at La Crosse, the seat of government of said State, and that an advertisement of which the annexed is a true copy, taken from said paper, was published therein on the dates listed below.

Sworn to and subscribed before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

(Signed) *Artene Staff*  
(Title) Principal Clerk

Notary Public, Wisconsin



My Commission expires

Section: Legals

Category: 0001 Wisconsin Legals

PUBLISHED ON: 03/14/2023, 03/21/2023

TOTAL AD COST: 139.17

FILED ON: 3/21/2023

NOTICE OF HEARING ON AMENDMENT TO ZONING RESTRICTION

TO WHOM IT MAY CONCERN: NOTICE IS HEREBY GIVEN that the Common Council of the City of La Crosse, by its Judiciary & Administration Committee, will hold a public hearing on a proposed ordinance change in the zoning code as follows:

AN ORDINANCE to amend Sub-section 115-110 of the Code of Ordinances of the City of La Crosse by transferring certain property from the Single Family Residence to the Residence District allowing for the existing dwelling to be used as a duplex at 3019 Ward Avenue.

Property is presently: formerly a residence for a handicapped person with an addition created as a residence for the caregiving staff. Property is proposed to be used as: a duplex.

Rezoning is necessary: because current zoning only allows the property to be used as a single family home.

Tax Parcel 17-50110-110 SOUTH WEDGEWOOD ADDITION LOT 6 BLOCK 3 LOT SZ: 80 X 125

The City Plan Commission will meet to consider such application on Monday, April 3, 2023, at 4:00 p.m. in the Council Chambers of City Hall, 400 La Crosse St., in the City of La Crosse, La Crosse County, Wisconsin.

A public hearing before the Judiciary & Administration Committee will be held on Tuesday, April 4, 2023, at 6:00 p.m. in the Council Chambers of City Hall, 400 La Crosse St., in the City of La Crosse, La Crosse County, Wisconsin.

Final action will be determined by the Common Council on Thursday, April 13, 2023, at 6:00 p.m. in the Council Chambers of City Hall, 400 La Crosse St., in the City of La Crosse, La Crosse County, Wisconsin.

Any person interested may be heard for or against such proposed change, and may appear in person, by attorney or may file a formal objection, which objection forms are available in the City Clerk's Office.

The petition and/or maps relating to the above referenced amendment may be examined in the Office of the City Clerk, La Crosse City Hall, between the hours of 8:00 a.m. and 4:30 p.m. on any regular business day, holidays excepted, (by appointment) or in the Legislative Information Center which can be accessed from the City website at www.cityoflacrosse.org (search for File 23-0244).

Dated this 24th day of February, 2023.

Nikki M. Elsen, City Clerk  
City of La Crosse  
3/14, 3/21 LAC 116844 WNAXLP



**OBJECTION TO  
AMENDMENT OF ZONING DISTRICT BOUNDARIES**  
(rev. 8/2020)

I/We hereby object to the amendment to the Zoning Code by the transfer of the following described land (include address and tax parcel number from Notice of Hearing): 3119 Ward Ave

from the Single Family Residence District to the duplex family District.

I/We object for the following reason(s):  
Not enough parking for possible number of occupants. (Has caused previous problems)  
Noise - 2 entrances immediately adjacent to my bedroom. (caused problem with last owner)  
Heavy + constant traffic on Ward Ave, including Big trucks, cars parked on street narrow roadway.

I/We further certify that I am/we are the owner of the following described lands (include address and tax parcel number from tax bill): 3103 Ward Ave. #17-50110-100

85' ft. frontage on Ward Ave Street  
ft. frontage on \_\_\_\_\_ Street

Judy E. Hanley / Judy E. HANLEY  
Signature of Objector printed name

\* I am sole owner.  
Carol Redmann passed away in June, 2022. We lived here since 1974.

Signature of Objector printed name  
3103 Ward Ave  
La Crosse, WI 54601  
Address

NOTE: In order for the entire parcel to count toward the protest percentage, all owners must sign this objection. For example, if only the husband signs for a property that both husband and wife own, only one-half (1/2) of the parcel is counted in the protest percentage.

Completed forms should be submitted to the City Clerk prior to final action by the Common Council. Forms can be mailed to the address below or deposited in the green drop box on the north side of City Hall. Forms can also be emailed to [cityclerk@cityoflacrosse.org](mailto:cityclerk@cityoflacrosse.org). City Clerk, 400 La Crosse Street, La Crosse, WI 54601. Questions? 608-789-7510 (press 5).

3/27/2023

(i)

To Whom it May Concern:

This is a letter of objection concerning rezoning the neighborhood so that the property at 3119 Ward Ave. can be used as a duplex. I am Judy Hanley, I have lived at 3103 Ward Ave since 1974, adjacent to the property in question. Many people have occupied that property. Ruby Needham moved in in late 70's or early 80's.

She wanted to live there because she had a disabled daughter, a resident of Hillview, so she was close to her.

Some years later the government changed a law that made the daughter ~~was~~ no longer eligible to live at Hillview (she was too young). She had Spina Bifida since Birth and needed 24 hr care. Her mother could not care for her without help, but the government would not allow her to bring a live in caregiver into her home, so the daughter & carer had to occupy separate residence from the mother. The apartment was built on the back @ that time - 22

Ruby lived in the front of Delores & the <sup>(2)</sup>  
carer lived in the rear for several years.  
Again the laws ~~changed~~ changed & the  
daughter had to go live somewhere  
else.

The house was later rented for  
awhile. A couple, their daughter, her  
child & her boyfriend moved in. Not  
very good neighbors. A lot of yelling  
& late nite activity. After this  
group left someone bought and made  
a group home for the elderly.

The residents were not a problem -  
~~However~~ However the care-givers  
worked shifts and changed @ 7 AM &  
11 PM. They liked to talk to each other  
~~on the driveway or front porch,~~  
on the drive-way or front porch;  
Or talk on the phone while smoking  
during the nite. This would go on  
both back & front. These entrances  
are very close (12-15 ft?) from our  
bedroom windows. So we very  
rarely could have our windows  
open @ night.

Also the traffic has increased tremendously in recent years - (3)  
Especially trucks & heavy equipment.  
Ward Ave is a short-cut between Hwy 33 & Mormon Coulee Rd. When many cars are parked on the street it narrows the traffic lanes. This makes it difficult to see the driveways and many times hard to cross on foot.

In conclusion I believe that the dwelling is far too small to house 2 groups of ~~unrelated~~ <sup>unrelated</sup> ~~unrelated~~ (especially) people. The near apartment has created problems in the past and will create more in the future and will open ~~the~~ <sup>the</sup> door for more such dwellings in our neighborhood as well as similar or worse problems.  
Thank you for your attention.  
Judy Hanley



**OBJECTION TO  
AMENDMENT OF ZONING DISTRICT BOUNDARIES**

(rev. 8/2020)

I/We hereby object to the amendment to the Zoning Code by the transfer of the following described land (include address and tax parcel number from Notice of Hearing): \_\_\_\_\_

3019 WARD AVENUE TAX-P-#  
17-50110-110

from the SINGLE FAMILY District to the DUPLEX-2-FAMILY District.

I/We object for the following reason(s): THIS APPLICATION SHOULD BE

DENIED, THIS PROPERTY WAS PURCHASED AS A SINGLE  
FAMILY RESIDENCE IN A SINGLE FAMILY NEIGHBORHOOD  
IT NOT ZONE FOR MULTI FAMILY USE NOR  
SHOULD IT BE ON THE BLOCK THAT THIS DWELLING  
SITS THERE ARE ONLY SINGLE FAMILY HOMES!  
PLEASE SEE ATTACHED OBJECTION!

I/We further certify that I am/we are the owner of the following described lands (include address and tax parcel number from tax bill): 3024 LINCOLN AVENUE

LACROSSE WIS 54601  
TAX PARCEL # 17-50111-100

80x125 ft. frontage on LINCOLN Street

\_\_\_\_\_ ft. frontage on \_\_\_\_\_ Street

David B. Swan DAVID B. SWAN  
Signature of Objector printed name

Michelle M. Swan Michelle M. Swan  
Signature of Objector printed name

2024 LINCOLN AVE  
LACROSSE, WIS 54601  
Address

**NOTE:** In order for the entire parcel to count toward the protest percentage, all owners must sign this objection. For example, if only the husband signs for a property that both husband and wife own, only one-half (1/2) of the parcel is counted in the protest percentage.

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**FORMAL OBJECTION TO PROPOSED ORDINANCE CHANGE**

**City Plan Commission  
Council Chambers of City Hall  
400 La Crosse St  
La Crosse WI**

As property owners of 3024 Lincoln Avenue, we; David B. Swan and Micheline Swan, object to the ordinance to amend Subsection 115-110 of the Code of Ordinances of the City of La Crosse by transferring certain property from the Single Family Residence to the Residence District allowing for the existing dwelling to be used as a duplex at 3019 Ward Avenue.

We do not approve of the rezoning. It is not necessary for the property to be used as a duplex. It is a single family residence with some modifications. The homes on the block are single family homes. Changing the zoning will create a precedence that will allow for rental properties on the block. No amendment to the zoning should be approved.

We purchased our home at 3024 Lincoln Avenue to live in an area of well maintained single family homes. Duplexes are rental properties which may or may not be well maintained. It is not a given. Stability is also an issue. People who purchase and live in single family homes generally make a commitment to stay in their homes. There could be a higher change in residents if the property is rented out as a duplex. This could effect the neighborhood in regards to home maintenance, stability of residents and perhaps property values.

We hereby object to the ordinance to amend Subsection 115-110. We do not think the amendment is in the best interest of the homeowners in Subsection 115-110.

Respectfully Submitted,

David B. Swan David B. Swan Date 3-28-2023

Micheline M. Swan Micheline Swan Date 3-28-2023

**OBJECTION TO  
AMENDMENT OF ZONING DISTRICT BOUNDARIES**

I/We hereby object to the amendment of the Zoning Code by the transfer of the following described land (include address and the tax parcel number from Notice of Hearing):  
3019 Ward Avenue Tax Parcel 17-50110-110 from the Single Family Residence District to the Duplex District.

I/We object for the following reason(s):

We do not approve of the rezoning. It is not necessary for the property to be used as a duplex. It is a single family residence with some modifications. The homes on the block are single family homes. Changing the zoning will create a precedence that will allow for rental properties on the block. No amendment to the zoning should be approved.

We purchased our home at 3024 Lincoln Avenue to live in an area of well maintained single family homes. Duplexes are rental properties which may or may not be well maintained. It is not a given. Stability is also an issue. People who purchase and live in single family homes generally make a commitment to stay in their homes. There could be a higher change in residents if the property is rented out as a duplex. This could effect the neighborhood in regards to home maintenance, stability of residents and perhaps property values.

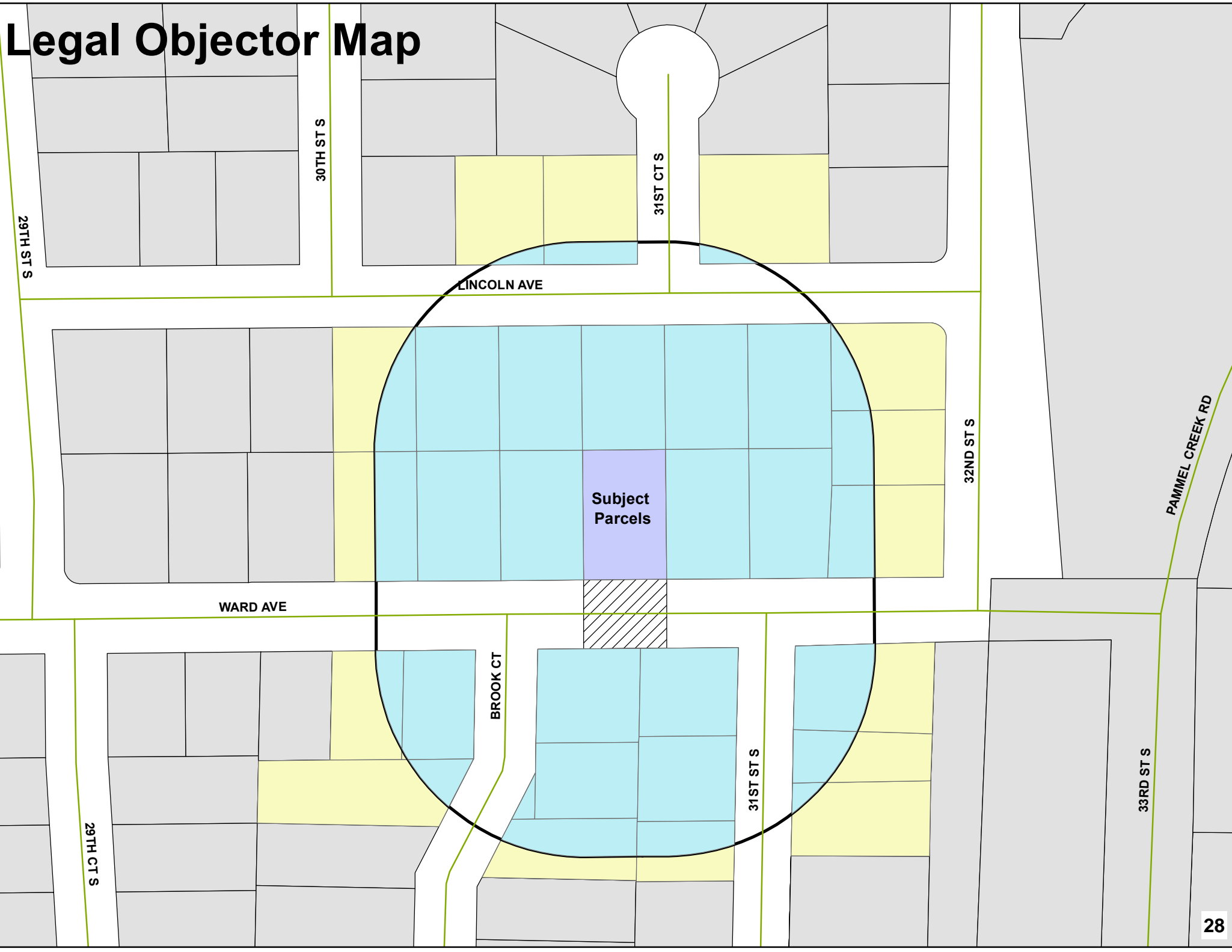
We hereby object to the ordinance to amend Subsection 115-110. We do not think the amendment is in the best interest of the homeowners in Subsection 115-110.

I/We further certify that I am/we are the owner of the following described lands (include address and tax parcel number from the tax bill):

3024 Lincoln Avenue La Crosse WI 54601 Tax Parcel Number 17-50111-100

80 x 125 ft. Frontage on LINCOLN Street

# Legal Objector Map



### Agenda Item 23-0244 (Lewis Kuhlman)

AN ORDINANCE to amend Subsection 115-110 of the Code of Ordinances of the City of La Crosse by transferring certain property from the Single-Family Residence to the Residence District allowing for the existing dwelling to be used as a duplex at 3019 Ward Avenue.

### General Location

Council District 12, on the north side of Ward Ave between 29<sup>th</sup> St and 32<sup>nd</sup> St as depicted in Map 23-0244. Adjacent land uses consist of single family, single story homes.

### Background Information

A former owner added a separate living quarter for a caregiver at this residence and it has had two units for 12 years. Attached caretaker residential units are a conditional use in R1 per [Sec. 115-343\(16\)](#). The main residence has two bedrooms, and the caretaker unit has one. The entrance to the caretaker unit is in the backyard and accessed by sidewalk from the front driveway. On the sidewalk side, the building is setback from the property line 17 feet—the minimum would be 7 feet for a duplex. We are not aware of any exterior changes that would result from the rezoning. Ward Ave is a minor arterial and there are three bus routes with stops along Ward Ave / Losey Blvd and 33<sup>rd</sup> St. To date, the City Clerk received two letters of objection.

### Recommendation of Other Boards and Commissions

Not applicable

### Consistency with Adopted Comprehensive Plan

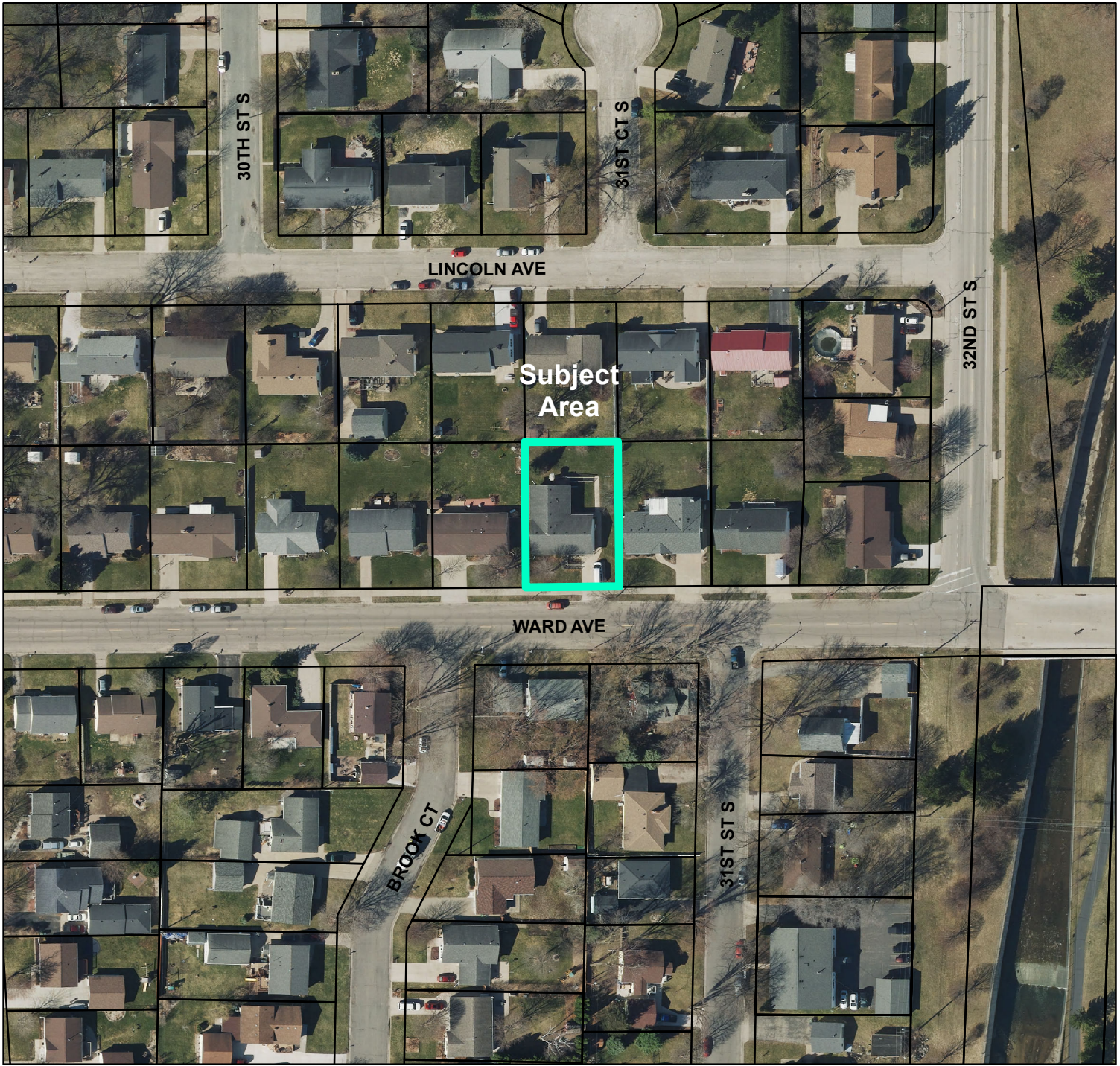
The Future Land Use Map shows this parcel as SFH – Single Family Housing, which entails predominant development of detached or semidetached (side-by-side duplex) housing.

### Staff Recommendation

**Approval** – the residence is already split into two units and likely would not change the appearance or character of the neighborhood. While not a side-by-side duplex, the building's height and size are comparable to adjacent houses. One duplex among three single-family homes on lots of similar size would align with the maximum of five residential units per acre. Three-bedroom residences may be desirable, but the second unit was an addition rather than created by dividing the house. To address some of the concerns of the objectors, regardless of whether the residence has one or two units, the home could be rented, have just as many vehicles, and just as much noise.

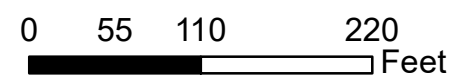
Requiring at least four parking spaces for three total bedrooms seems onerous and the Common Council may want to consider amending the minimum parking requirements in [Sec. 115-393\(a\)\(10\)\(i\)](#).

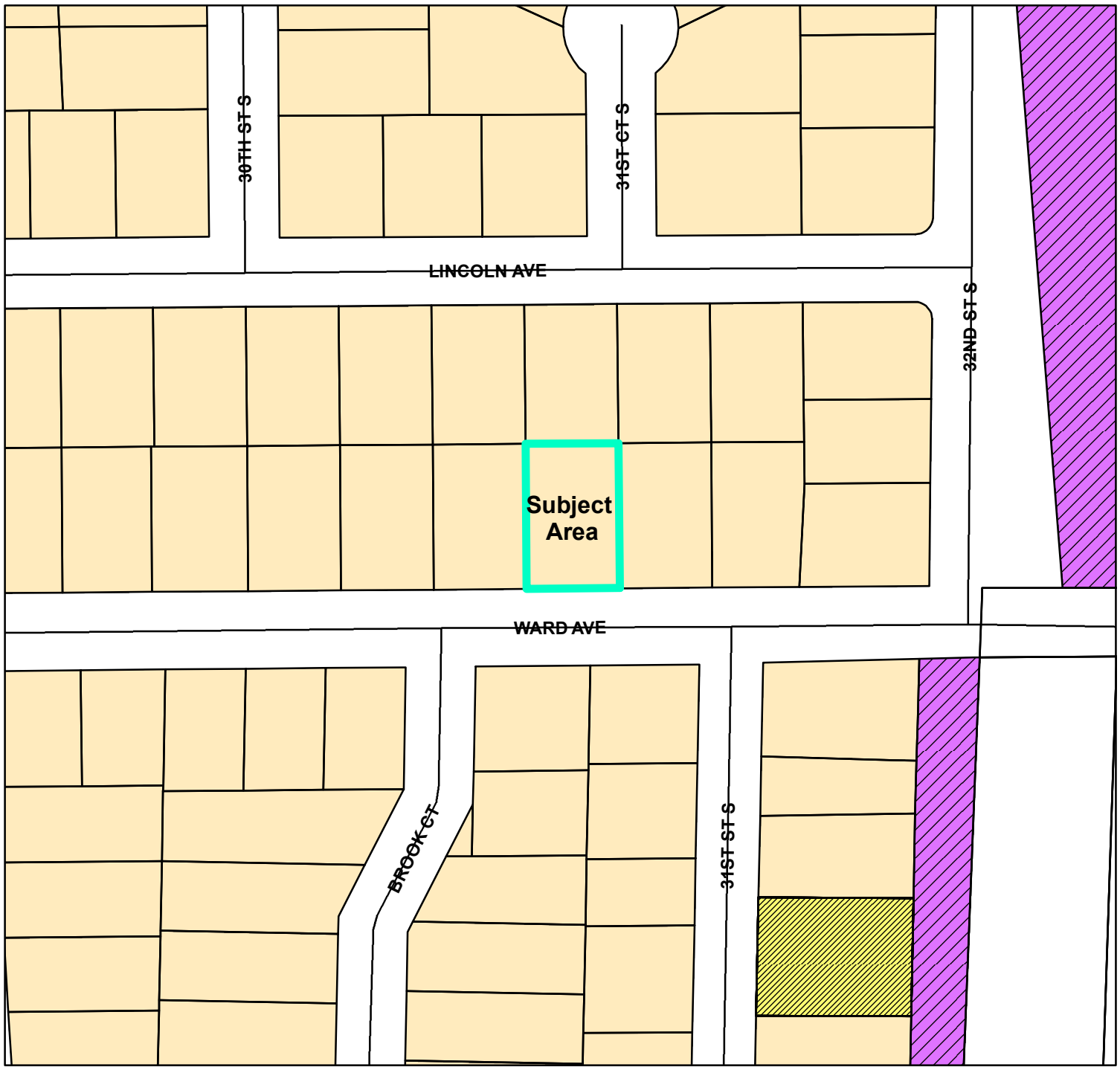
### Routing J&A 4.4.2023



# BASIC ZONING DISTRICTS

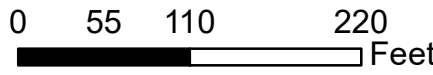
- R1 - SINGLE FAMILY
- R2 - RESIDENCE
- WR - WASHBURN RES
- R3 - SPECIAL RESIDENCE
- R4 - LOW DENSITY MULTI
- R5 - MULTIPLE DWELLING
- R6 - SPECIAL MULTIPLE
- PD- PLANNED DEVELOP
- TND - TRAD NEIGH DEV.
- C1 - LOCAL BUSINESS
- C2 - COMMERCIAL
- C3 - COMMUNITY BUSINESS
- M1 - LIGHT INDUSTRIAL
- M2 - HEAVY INDUSTRIAL
- PS - PUBLIC & SEMI-PUBLIC
- PL - PARKING LOT
- UT - PUBLIC UTILITY
- CON - CONSERVANCY
- FW - FLOODWAY
- A1 - AGRICULTURAL
- EA - EXCLUSIVE AG
- City Limits
- SUBJECT PROPERTY





## BASIC ZONING DISTRICTS

- R1 - SINGLE FAMILY
- R2 - RESIDENCE
- WR - WASHBURN RES
- R3 - SPECIAL RESIDENCE
- R4 - LOW DENSITY MULTI
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**OBJECTION TO  
AMENDMENT OF ZONING DISTRICT BOUNDARIES**  
(rev. 8/2020)

I/We hereby object to the amendment to the Zoning Code by the transfer of the following described land  
(include address and tax parcel number from Notice of Hearing): \_\_\_\_\_

3019 Ward Avenue  
La Crosse, WI 54601

from the 115-110 District to the \_\_\_\_\_ District.

Single Family Dwellings to Duplex -  
multi family Dwelling

I/We object for the following reason(s): \_\_\_\_\_

See attached letter.

I/We further certify that I am/we are the owner of the following described lands (include address and tax parcel number from tax bill): \_\_\_\_\_

3016 Lincoln Ave  
La Crosse, WI 54601

# 017-05011-090  
\_\_\_\_\_ ft. frontage on \_\_\_\_\_ Street

\_\_\_\_\_ ft. frontage on \_\_\_\_\_ Street

David L Craig      David L Craig  
Signature of Objector      printed name

Jacquette R Craig  
Signature of Objector      printed name

3016 Lincoln Avenue  
La Crosse, WI 54601

Address

**NOTE:** In order for the entire parcel to count toward the protest percentage, all owners must sign this objection. For example, if only the husband signs for a property that both husband and wife own, only one-half (1/2) of the parcel is counted in the protest percentage.

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City Clerk, 400 La Crosse Street, La Crosse, WI 54601. Questions? 608-789-7510 (press 5).



City Planning Commission  
City Hall – Council Chamber  
400 La Crosse Street  
La Crosse, WI 54601

Tax Key  
# 017-05011-090

RE: Formal Objection to Proposed Ordinance Change

March 28, 2023

This letter is to inform you that we reject to the ordinance to amend Subsection 115-110 which would allow the transfer of certain properties from single family residences to the residence district allowing for an existing dwelling to be used as a duplex in regard to the property located at 3019 Ward Avenue, La Crosse, WI 54601.


We have lived at 3016 Lincoln Avenue since 1999. We purchased our home because it was located in a single family/dwelling neighborhood. Changing the zoning in our neighborhood would change the dynamics of our great neighborhood.

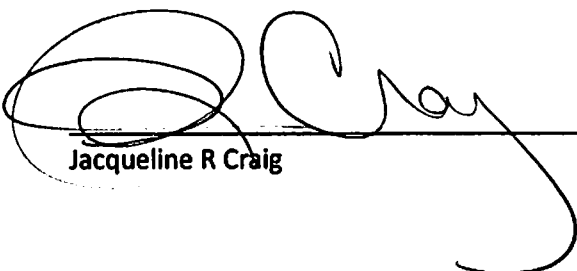
Most of us have lived in the neighborhood for many years and take pride in our homes, living among other neighbors that we have created long time friendships with. We have worked hard our entire life to be able to afford to live in a single-family dwelling neighborhood. Creating duplexes could decrease the value of our home. We would also lose the sense of safety and security that we have always had living in our neighborhood by allowing multi-family dwellings.

We hereby object to the ordinance to amend Subsection 115-110.

Thank you for your time and consideration.

Dave and Jackie Craig – 3016 Lincoln Avenue, La Crosse, WI 54601

  
\_\_\_\_\_  
David L Craig

  
\_\_\_\_\_  
Jacqueline R Craig

01-10-10 #

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Forms must be complete before the start of the meeting.

No forms will be considered after the start of the meeting; except in the case of public hearings that are required by law (as noted on the agenda).

Please put the File # of the Legislation beside the appropriate committee.

J&A 23-0244

F&P \_\_\_\_\_

COMMITTEE HEARING REGISTRATION SLIP

Name: JAMES CHERE Date: 4 APRIL 2023  
PLEASE PRINT

Municipality of Residence: LA CROSSE WI

I Represent: MYSELF

Legislation: 23-0244 Rezoning 3019 Wood Ave.

(Please fill out a separate sheet for each piece of legislation in which you are registering.)

Please check only one (1) of the following:

- I wish to SPEAK IN FAVOR of the legislation. ANSWER QUESTIONS.
- I wish to SPEAK IN OPPOSITION of the legislation.
- I wish to REGISTER IN FAVOR of the legislation.
- I wish to REGISTER IN OPPOSITION of the legislation.
- I'm in favor of the legislation, but only here to answer questions.
- I'm in opposition of the legislation, but only here to answer questions.

**OBJECTION TO  
AMENDMENT OF ZONING DISTRICT BOUNDARIES**  
(rev. 8/2020)

I/We hereby object to the amendment to the Zoning Code by the transfer of the following described land (include address and tax parcel number from Notice of Hearing): An ordinance to amend Sub section 115-110 of the code of ordinance of the City of LaCrosse by transferring certain property from the Single Family Residence to the Residence District allowing for the existing dwelling to be used as duplex at 3019 Ward Ave. Tax Parcel 17-50110-110

from the \_\_\_\_\_ District to the \_\_\_\_\_ District.

I/We object for the following reason(s): Please keep the property as single family home NOT make it a duplex.

We prefer not to have rentals in the area!  
Drops property values for all in the area!

I/We further certify that I am/we are the owner of the following described lands (include address and tax parcel number from tax bill): 2918 Ward Ave  
Tax Parcel 17-50195-10

200 or less ft. frontage on 2918 Ward Ave Street  
\_\_\_\_\_ ft. frontage on \_\_\_\_\_ Street

Brian L. Karable Brian L. Karable  
Signature of Objector printed name  
Julie A. Karable Julie A. Karable  
Signature of Objector printed name

2918 Ward Ave  
LaCrosse, WI 54601  
Address

**NOTE:** In order for the entire parcel to count toward the protest percentage, all owners must sign this objection. For example, if only the husband signs for a property that both husband and wife own, only one-half (1/2) of the parcel is counted in the protest percentage.

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**OBJECTION TO  
AMENDMENT OF ZONING DISTRICT BOUNDARIES**  
(rev. 8/2020)

I/We hereby object to the amendment to the Zoning Code by the transfer of the following described land  
(include address and tax parcel number from Notice of Hearing): 3019 WARD AVENUE  
TAX PARCEL 17-50110-110 SOUTH WEDGEWOOD ADDITIONAL LOT  
6 BLOCK 2 LOT SIZE 80 X 125

from the \_\_\_\_\_ District to the \_\_\_\_\_ District.

I/We object for the following reason(s): DECREASE PROPERTY VALUES, INCREASE  
NOISE & CRIME

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

I/We further certify that I am/we are the owner of the following described lands (include address and tax  
parcel number from tax bill): 3002 WARD AVENUE, LA CROSSE WI 54601  
TAX PARCEL 17-50195-30; LOT SIZE 69.2 X 105  
16-15 N. 07 ACRES 0.167 MEADOWBROOK ADDITION LOT 3 L

\_\_\_\_\_ ft. frontage on \_\_\_\_\_ Street

\_\_\_\_\_ ft. frontage on \_\_\_\_\_ Street

[Signature] JEFF GOEDE  
Signature of Objector printed name  
[Signature] KAREN GOEDE  
Signature of Objector printed name

3002 WARD AVENUE  
LA CROSSE, WI 54601-7465  
Address

**NOTE:** In order for the entire parcel to count toward the protest percentage, all owners must sign this objection. For example, if only the husband signs for a property that both husband and wife own, only one-half (1/2) of the parcel is counted in the protest percentage.

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**OBJECTION TO  
AMENDMENT OF ZONING DISTRICT BOUNDARIES**  
(rev. 8/2020)

I/We hereby object to the amendment to the Zoning Code by the transfer of the following described land  
(include address and tax parcel number from Notice of Hearing): 3019 Ward Ave  
Tax Parcel 17-50110-110 South Wedgewood addition  
Lot 6 Block 3 Lot SZ: 80 x 125  
from the Single Family Residence District to the Residence Duplex District.

I/We object for the following reason(s): We Do Not want multiple people  
in one house in our quiet neighborhood. No  
Duplex to increase the population on the block which  
that brings more friends to visit friends to increase  
traffic and increase the chance of criminal activity  
in our area. Now a single family safe quiet neighborhood.  
No Duplex rezoning, Single family ONLY.

I/We further certify that I am/we are the owner of the following described lands (include address and tax  
parcel number from tax bill): 2929 Ward Ave, La Crosse  
Tax Parcel # 17-50110-140 South Wedgewood  
addition lot 9 block 3 Lot SZ: 80 x 125

80 ft. frontage on Ward Ave Street  
ft. frontage on \_\_\_\_\_ Street

X Jeannette M. Hoffmann JEANNETTE M.  
Signature of Objector printed name HOFFMANN

Charles Hoffmann CHARLES H. HOFFMANN  
Signature of Objector printed name

2929 Ward Ave  
La Crosse, WI 54601  
Address

**NOTE:** In order for the entire parcel to count toward the protest percentage, all owners must sign this objection. For example, if only the husband signs for a property that both husband and wife own, only one-half (1/2) of the parcel is counted in the protest percentage.

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AMENDMENT OF ZONING DISTRICT BOUNDARIES**  
(rev. 8/2020)

I

I/We hereby object to the amendment to the Zoning Code by the transfer of the following described land

(include address and tax parcel number from Notice of Hearing): 3019 Ward Ave,

Tax Parcel 17-50110-110 South Wedgewood  
Addition LOT 6 Block 3 SZ: 80X125

from the \_\_\_\_\_ District to the \_\_\_\_\_ District.

I

I object for the following reason(s): Decrease in residential property values, more noise, more parking on the street and blocking to view to be able to back out onto an already busy street; this is the start of the ruination of a residential neighborhood which is event from other neighborhoods in the city that have rental properties.

I

I/We further certify that I am/we are the owner of the following described lands (include address and tax parcel number from tax bill):

3011 Ward Ave., LaCrosse, WI 54601  
Tax Parcel # 17-50110-120

\_\_\_\_\_ ft. frontage on \_\_\_\_\_ Street

\_\_\_\_\_ ft. frontage on \_\_\_\_\_ Street

Robert W. Mahr

Signature of Objector

Robert W. Mahr

printed name

my wife is deceased.

Signature of Objector

printed name

3011 Ward Ave.  
LaCrosse, WI  
54601

Address

**NOTE:** In order for the entire parcel to count toward the protest percentage, all owners must sign this objection. For example, if only the husband signs for a property that both husband and wife own, only one-half (1/2) of the parcel is counted in the protest percentage.

Completed forms should be submitted to the City Clerk prior to final action by the Common Council. Forms can be mailed to the address below or deposited in the green drop box on the north side of City Hall. Forms can also be emailed to [cityclerk@cityoflacrosse.org](mailto:cityclerk@cityoflacrosse.org). City Clerk, 400 La Crosse Street, La Crosse, WI 54601. Questions? 608-789-7510 (press 5).

**OBJECTION TO  
AMENDMENT OF ZONING DISTRICT BOUNDARIES**  
(rev. 8/2020)

I/We hereby object to the amendment to the Zoning Code by the transfer of the following described land  
(include address and tax parcel number from Notice of Hearing): \_\_\_\_\_

3019 Ward Ave 17-50110-110  
South wedgewood addition lot 6 Block 3 Lot SZ: 80x125

from the \_\_\_\_\_ District to the \_\_\_\_\_ District.

I/We object for the following reason(s): the property and neighborhood on  
Ward Ave is currently residence for single homes and we would  
like to keep it the same. Converting to duplex will change the care  
and attention ~~that~~ home owner <sup>that people live in</sup> in the area currently provides.  
We have enough apartments and rental property in the area  
that we do not need two families occupying the house. We don't want  
to take a chance that the property will be taken care and we end up with a  
slum lord.

I/We further certify that I am/we are the owner of the following described lands (include address and tax  
parcel number from tax bill): 3014 Ward Ave

16-15-07-NE-NE; 17-50311-20

\_\_\_\_\_ ft. frontage on \_\_\_\_\_ Street

\_\_\_\_\_ ft. frontage on \_\_\_\_\_ Street

Antwanara Will Antwanara Williams  
Signature of Objector printed name

Fred K W Fred Williams  
Signature of Objector printed name

3014 Ward Ave  
\_\_\_\_\_  
Address

**NOTE:** In order for the entire parcel to count toward the protest percentage, all owners must sign this objection. For example, if only the husband signs for a property that both husband and wife own, only one-half (1/2) of the parcel is counted in the protest percentage.

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Forms can be mailed to the address below or deposited in the green drop box on the north side of City Hall.  
Forms can also be emailed to [cityclerk@cityoflacrosse.org](mailto:cityclerk@cityoflacrosse.org).  
City Clerk, 400 La Crosse Street, La Crosse, WI 54601. Questions? 608-789-7510 (press 5).



**OBJECTION TO  
AMENDMENT OF ZONING DISTRICT BOUNDARIES**  
(rev. 8/2020)

I/We hereby object to the amendment to the Zoning Code by the transfer of the following described land  
(include address and tax parcel number from Notice of Hearing): 3069 Ward Ave.  
17-50110-110

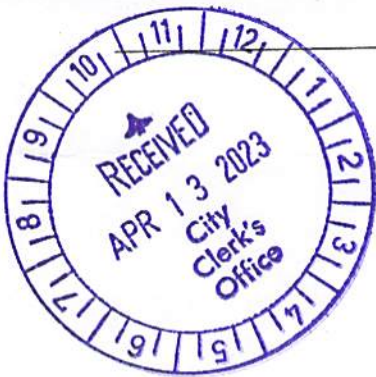
from the Single Family District to the Residence District.

I/We object for the following reason(s): We are worried that renters will not be good for neighborhood. Property will not be taken care of as well as by single family. It will decrease our property value due to it being a rental home.

I/We further certify that I am/we are the owner of the following described lands (include address and tax parcel number from tax bill): 3008 Lincoln Ave. 17-50111-80

80 ft. frontage on Lincoln Ave Street

ft. frontage on \_\_\_\_\_ Street



Wesley Towne Wesley Towne  
Signature of Objector printed name

Mallory Towne Mallory Towne  
Signature of Objector printed name

3008 Lincoln Ave.

Address

**NOTE:** In order for the entire parcel to count toward the protest percentage, all owners must sign this objection. For example, if only the husband signs for a property that both husband and wife own, only one-half (1/2) of the parcel is counted in the protest percentage.

Completed forms should be submitted to the City Clerk prior to final action by the Common Council. Forms can be mailed to the address below or deposited in the green drop box on the north side of City Hall. Forms can also be emailed to [cityclerk@cityoflacrosse.org](mailto:cityclerk@cityoflacrosse.org).  
City Clerk, 400 La Crosse Street, La Crosse, WI 54601. Questions? 608-789-7510 (press 5).

OFFICE OF THE DIRECTOR OF PUBLIC SAFETY  
STATE OF CALIFORNIA

TO: [Illegible]

FROM: [Illegible]

[Illegible]

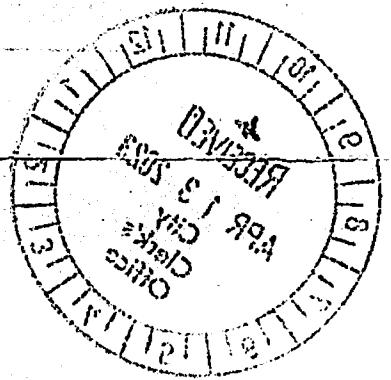
[Illegible]

[Illegible]

[Illegible]

[Illegible]

[Illegible]



**Agenda Item 23-0244 (Lewis Kuhlman)**

AN ORDINANCE to amend Subsection 115-110 of the Code of Ordinances of the City of La Crosse by transferring certain property from the Single Family Residence to the Residence District allowing for the existing dwelling to be used as a duplex at 3019 Ward Avenue.

**Original Date of Staff Report**

April 3, 2023

**Reason for Referral**

CM Happel requested a 30-day referral to give time for the applicant to talk to the neighbors about what he intends to do with the residence. He wanted this opportunity for the applicant to respond to neighbors' objections and talk about the project.

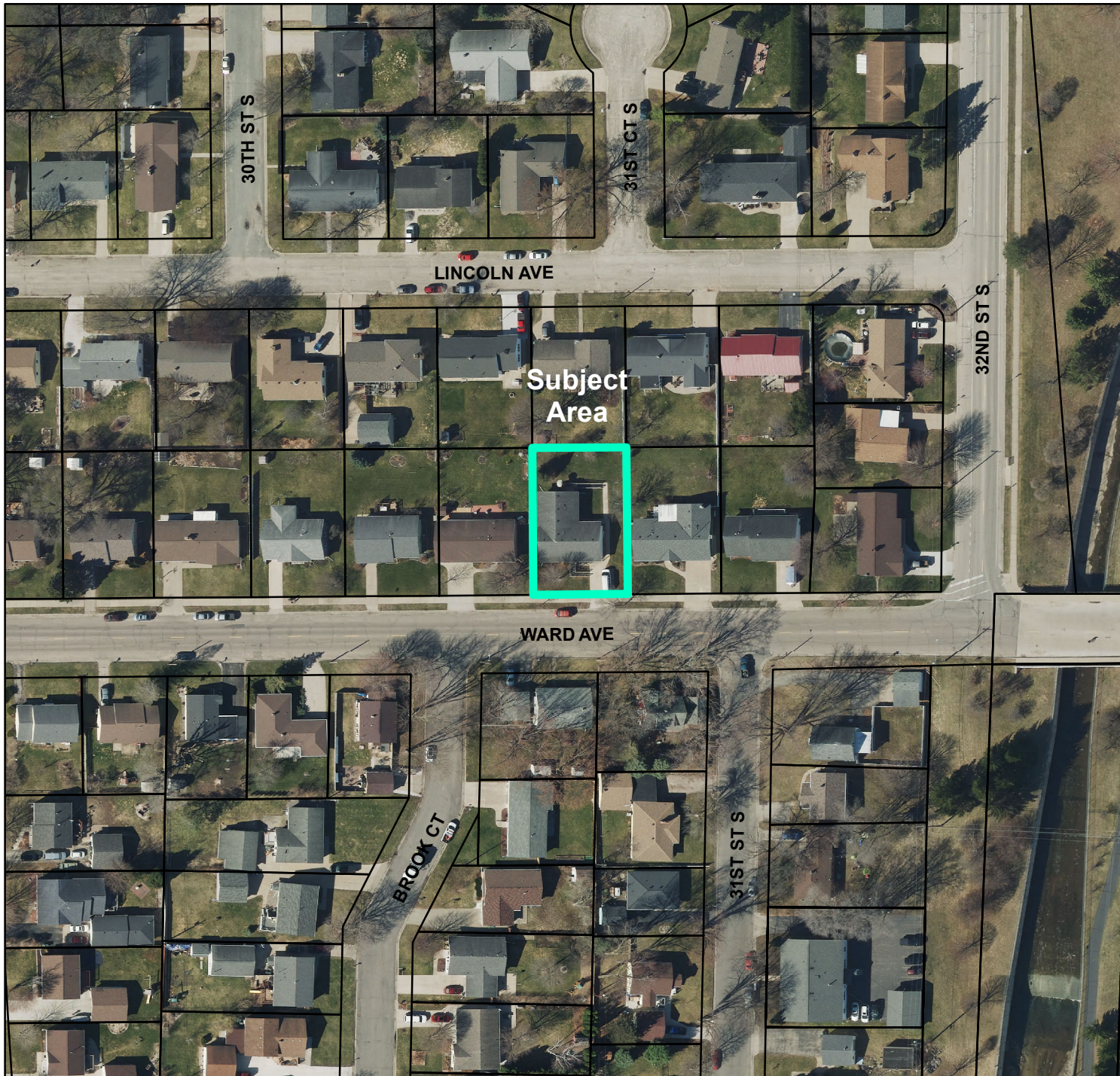
**New Information**

The applicant showed the house to two objectors and described what he planned to do with it. Happel participated in the tour and reached out to additional neighbors. He mentioned that some just wanted the chance to speak at the public hearing. Since the initial staff report, seven neighbors have submitted objections. That brings the total to nine objectors, covering 40% of adjacent property. Objectors cite concerns over potential changes in neighborhood dynamics, property value, sense of safety and security, noise, crime, traffic, on-street parking, and property maintenance.

















**Staff Recommendation**

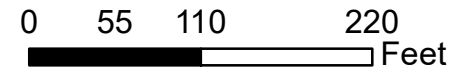
**Approval** - The second dwelling unit was an addition from decades ago and not a result of the residence being split. The building's height and size are comparable to adjacent houses. The applicant intends to fix up the existing residence, so the rezoning would likely not negatively impact the appearance or character of the neighborhood.

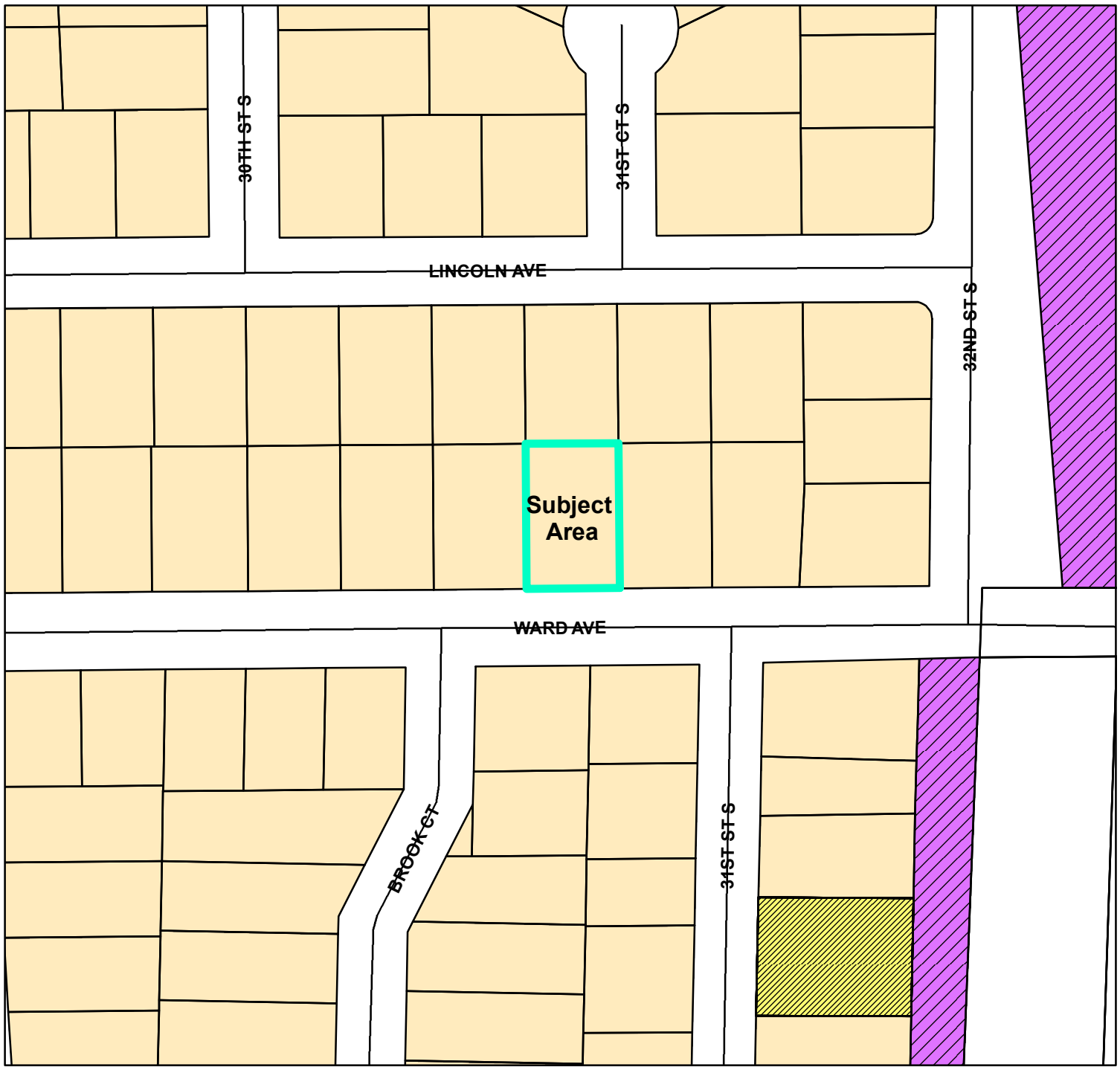
**Routing** J&A 5.2.2023



# BASIC ZONING DISTRICTS

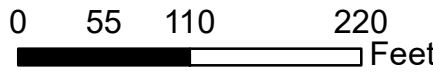
-  R1 - SINGLE FAMILY
-  R2 - RESIDENCE
-  WR - WASHBURN RES
-  R3 - SPECIAL RESIDENCE
-  R4 - LOW DENSITY MULTI
-  R5 - MULTIPLE DWELLING
-  R6 - SPECIAL MULTIPLE
-  PD- PLANNED DEVELOP
-  TND - TRAD NEIGH DEV.
-  C1 - LOCAL BUSINESS
-  C2 - COMMERCIAL
-  C3 - COMMUNITY BUSINESS
-  M1 - LIGHT INDUSTRIAL
-  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





## BASIC ZONING DISTRICTS

- R1 - SINGLE FAMILY
- R2 - RESIDENCE
- WR - WASHBURN RES
- R3 - SPECIAL RESIDENCE
- R4 - LOW DENSITY MULTI
- R5 - MULTIPLE DWELLING
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- UT - PUBLIC UTILITY
- CON - CONSERVANCY
- FW - FLOODWAY
- A1 - AGRICULTURAL
- EA - EXCLUSIVE AG
- City Limits
- SUBJECT PROPERTY



04/28/2023

**OBJECTION TO  
AMENDMENT OF ZONING DISTRICT BOUNDARIES**  
(rev. 8/2020)

I/We hereby object to the amendment to the Zoning Code by the transfer of the following described land  
(include address and tax parcel number from Notice of Hearing): Address: 3019 Ward Ave  
La Crosse, WI 54601

from the single family residence District to the duplex family <sup>residence</sup> district District.

I/We object for the following reason(s): single family residents in our area  
around this house on Ward Ave have tended to move "infrequently" since  
we have lived here thus providing a more stable neighborhood. Ward  
Ave. is a busy street, with parking making the street more narrow  
and harder to cross. There is pride among owners of homes in this area  
and they generally maintain their properties. This could be a factor in future  
with crowding. Do not rezone 3019 Ward Ave out of the Single Family Residence District

I/We further certify that I am/we are the owner of the following described lands (include address and tax  
parcel number from tax bill): 3100 Lincoln Ave, LaCrosse, WI 54601

Our property abuts the Healy residence next door to 3019 Ward Ave  
(via back yards)  
\_\_\_\_\_ ft. frontage on \_\_\_\_\_ Street  
\_\_\_\_\_ ft. frontage on \_\_\_\_\_ Street



Marsha Gartner Signature of Objector      Marsha Gartner printed name  
Gary L Gartner Signature of Objector      Gary Gartner printed name  
3100 Lincoln Ave  
LaCrosse, WI  
54601  
Address

NOTE: In order for the entire parcel to count toward the protest percentage, all owners must sign this objection. For example, if only the husband signs for a property that both husband and wife own, only one-half (1/2) of the parcel is counted in the protest percentage.

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City Clerk, 400 La Crosse Street, La Crosse, WI 54601. Questions? 608-789-7510 (press 5).

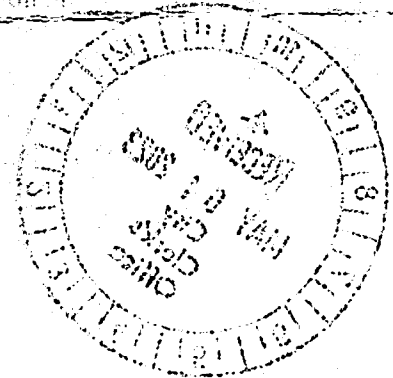
UNITED STATES DEPARTMENT OF JUSTICE  
FEDERAL BUREAU OF INVESTIGATION  
(Form No. 1)

1. Name of person or organization: \_\_\_\_\_  
2. Address: \_\_\_\_\_  
3. City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

4. Date of report: \_\_\_\_\_  
5. Name of reporting office: \_\_\_\_\_  
6. Name of reporting agent: \_\_\_\_\_  
7. Title of reporting agent: \_\_\_\_\_

8. Name of subject: \_\_\_\_\_  
9. Address of subject: \_\_\_\_\_  
10. City of subject: \_\_\_\_\_ State of subject: \_\_\_\_\_ Zip of subject: \_\_\_\_\_

11. Name of informant: \_\_\_\_\_  
12. Address of informant: \_\_\_\_\_  
13. City of informant: \_\_\_\_\_ State of informant: \_\_\_\_\_ Zip of informant: \_\_\_\_\_



14. Name of recipient: \_\_\_\_\_  
15. Address of recipient: \_\_\_\_\_  
16. City of recipient: \_\_\_\_\_ State of recipient: \_\_\_\_\_ Zip of recipient: \_\_\_\_\_

Legal Objection Table for 3019 Ward Avenue

TaxParcelN	OwnerName	CompleteAd	CompleteSe	City	State	ZipCode	PROPADDCOM	Shape_Area	Areasqft	Objection	Sqft
17-50109-80	JORDAN JOLING, BRITNI JOLING	3013 LINCOLN AVE		LA CROSSE	WI	54601-7477	3013 LINCOLN AVE	8924.775145	544.68		
17-50109-90	FIRST EVANGELICAL LUTHERAN CONGREGATION	400 WEST AVE S		LA CROSSE	WI	54601-4759	3023 LINCOLN AVE	9449.72241	1860.15		
17-50110-10	BROCK C MCMULLEN, HAYLEY K MCMULLEN	3101 LINCOLN AVE		LA CROSSE	WI	54601-7476	3101 LINCOLN AVE	13124.38835	595.62		
17-50110-60	RICHARD L ROCHELT, TAMMIE L ROCHELT	2702 32ND ST S		LA CROSSE	WI	54601-7453	2702 32ND ST S	9254.241557	1872.99		
17-50110-70	JASON MCCOY	2710 32ND ST S		LA CROSSE	WI	54601	2710 32ND ST S	7859.724326	2839.30		
17-50110-80	DENNIS H HANSEN, SUSAN T HANSEN	2720 32ND ST S		LA CROSSE	WI	54601-7453	2720 32ND ST S	9795.437472	3780.75		
17-50110-90	JOHN P WEBSTER	3111 WARD AVE		LA CROSSE	WI	54601-7490	3111 WARD AVE	9778.928342	9778.93		
17-50110-100	JUDY E HANLEY 2009 REVOCABLE TRUST	3103 WARD AVE		LA CROSSE	WI	54601-7490	3103 WARD AVE	10000.10277	10000.10	Y	10000.10
17-50110-120	ROBERT MAHR	3011 WARD AVE		LA CROSSE	WI	54601-7467	3011 WARD AVE	10000.4842	10000.48	Y	10000.48
17-50110-130	BERNADINE M WOYCZIK	3003 WARD AVE		LA CROSSE	WI	54601-7467	3003 WARD AVE	10000.56681	10000.57		
17-50110-140	SHELLIA M FILLNER, DEBRA K CARPENTER, CHARLES J HOFFMANN, JEANNETTE HOFFMANN, DAVID CARPENTER, NANCY KNEELAND	2929 WARD AVE		LA CROSSE	WI	54601-7468	2929 WARD AVE	10000.80546	5000.84	Y	1666.946
17-50111-70	KIMBERLY M CARLSON	3000 LINCOLN AVE		LA CROSSE	WI	54601-7462	3000 LINCOLN AVE	9598.902558	3251.28		
17-50111-80	WESLEY TOWNE, MALLORY TOWNE	3008 LINCOLN AVE		LA CROSSE	WI	54601	3008 LINCOLN AVE	9599.034329	9598.98	Y	9598.98
17-50111-90	DAVID L CRAIG, JACKIE R CRAIG	3016 LINCOLN AVE		LA CROSSE	WI	54601-7462	3016 LINCOLN AVE	9599.146152	9599.15	Y	9599.15
17-50111-100	DAVID B SWAN, MICHELINE SWAN	3024 LINCOLN AVE		LA CROSSE	WI	54601-7462	3024 LINCOLN AVE	9599.329149	9599.33	Y	9599.33
17-50111-110	GARY L GARTNER, MARSHA G GARTNER	3100 LINCOLN AVE		LA CROSSE	WI	54601	3100 LINCOLN AVE	9599.578439	9599.58	Y	9599.58
17-50111-120	DEAN R ELLEFSON	3108 LINCOLN AVE		LA CROSSE	WI	54601-7463	3108 LINCOLN AVE	9599.632622	9599.63		
17-50195-20	ROBERT P DEML	2924 WARD AVE		LA CROSSE	WI	54601-7464	2924 WARD AVE	7242.06889	1656.18		
17-50195-30	JEFFREY D GOEDE, KAREN GOEDE	3002 WARD AVE		LA CROSSE	WI	54601-7465	3002 WARD AVE	7263.022965	7232.27	Y	7232.27
17-50195-40	JEFF M BAHR	500 LAS OLAS BLVD E	APT 2505	FT LAUDERDALE	FL	33301-2581	2812 BROOK CT	11982.24889	1538.96		
17-50196-40	DOROTHY L JEFFERY, DAWN M JEFFERY	2819 BROOK CT		LA CROSSE	WI	54601-7711	2819 BROOK CT	7835.366316	4214.55		
17-50311-10	LACROSSE COUNTY	212 6TH ST N	RM 2400	LA CROSSE	WI	54601	3018 WARD AVE	494.0435955	494.04		
17-50311-20	FRED K WILLIAMS, ANTOIWANA K WILLIAMS	3014 WARD AVE		LA CROSSE	WI	54601-7496	3014 WARD AVE	8945.948709	8945.95	Y	8945.95
17-50311-25	BRENT D DWYER, DIANE K DWYER	2811 BROOK CT		LA CROSSE	WI	54601-7711	2811 BROOK CT	7239.774134	7239.77		
17-50311-30	LTTW LLC	19201 STATE ROAD 21		TOMAH	WI	54660	3016 WARD AVE	7980.687672	7980.69		
17-50311-35	SARAH MOSLEY, JEREMY MOSLEY	2802 31ST ST S		LA CROSSE	WI	54601-7754	2802 31ST ST S	7705.239403	7705.24		
17-50311-40	DONALD J GREENO, PHYLLIS D GREENO	2816 31ST ST S		LA CROSSE	WI	54601-7754	2816 31ST ST S	5450.067288	2898.17		
17-50312-10	CLARE A RASMUSSEN, MICHAEL K TUMILOWICZ	2817 31ST ST S		LA CROSSE	WI	54601-7732	2817 31ST ST S	9540.483592	500.68		
17-50312-30	BENJAMIN SCHAUF, HANA SCHAUF	2809 31ST ST S		LA CROSSE	WI	54601	2809 31ST ST S	6467.6567	2415.39		
17-50312-20	SHANE SOMMERFELDT, BRITTANY DUMMER	2803 31ST ST S		LA CROSSE	WI	54601-7732	2803 31ST ST S	11305.34646	5932.27		
								166276.50			76242.79
											45.85%

Updated: 5/1/2023





# City of La Crosse, Wisconsin

City Hall  
400 La Crosse Street  
La Crosse, WI 54601

## Text File

File Number: 23-0377

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**Agenda Date:** 5/2/2023

**Version:** 1

**Status:** New Business

**In Control:** Judiciary & Administration Committee

**File Type:** Request

**Agenda Number:**



# City of La Crosse, Wisconsin

## APPLICATION FOR EXPANSION OF ALCOHOL BEVERAGE LICENSE AND STREET PRIVILEGE PERMIT

\*Must be filed in conjunction with a Special Event Application.

Fee: \$ \_\_\_\_\_

The undersigned licensee requests permission to expand the following license(s) onto public property for the purpose set forth below. Check all license that apply.

- Combination "Class B" Beer & Liquor
- Class "B" Beer
- "Class C" Wine

BUSINESS INFORMATION	
Legal/Real Name:	Trade Name:
Hot M Chances R LLC      Chances R	
Address:	
417 Jay St	
Phone Number:	Name of Agent (If Corporation/LLC):
662-695-3306	Marla Snyder
EXPANSION INFORMATION	
Date of Expansion - must be between Memorial Day and Labor Day:	
June 3 2023	
Time of Expansion - when alcohol will be sold, possessed or consumed in the public way:	
Start	End
11am.	10p.m.
Describe Area of Expansion - Where Alcohol Will be Present:	
Alley way + empty lot by the bar. Only beer will be sold outside, cocktails will only be sold inside the bar	
Reason for Expansion:	
We want to have an outdoor party to celebrate Pride month Chances R Pride Party	
PERSON IN CHARGE	
Name:	First      Middle      Last
Marla      S      Michelle      Snyder	
Address:	Street      City      State      Zip Code
601 Callaway Ct      LaCrosse      WI      54603	
Phone Number:	
662-695-3306	

I have obtained written consent of at least two-thirds (2/3rds) of the abutting and adjacent property owners in support of this request for expansion and those signatures are attached hereto.

The above hereby makes application to expand its alcohol beverage license into a public way as described. I further state that I have received a copy of the Conditions for a Street Privilege Permit permitting the sale, possession and consumption of alcohol on a City street and agree to abide by the same and with all applicable state and local regulations including, but not limited, to the sale and service of alcoholic beverages, fencing and adherence to noise levels.

3-17-23

Signature of Applicant
Date

We, the undersigned, represent at least two-thirds (2/3rds) of the abutting and adjacent property owners who are affected by the **Application for Expansion of Alcohol Beverage License and Street Privilege Permit** requested by 417 Jay Street. We further state that we support the event to be held on June 3<sup>rd</sup>.

NAME (Print) Coryn Wieland ADDRESS 133 S. 4<sup>th</sup> St. Lehigh WI  
SIGNATURE [Signature] DATE 3/16/2023

NAME (Print) Dave Berg ADDRESS 121 4<sup>th</sup> St South  
SIGNATURE DAVE BERG DATE 3/16/2023

NAME (Print) Drew Williams ADDRESS 135 5<sup>th</sup> St  
SIGNATURE [Signature] DATE 3/16/23

NAME (Print) GREG SALINAS ADDRESS 412 MAIN ST  
SIGNATURE [Signature] (SOUL'S CUISINA) DATE 3/15/23

NAME (Print) Jennifer Smith ADDRESS 112 5<sup>th</sup> Ave S  
SIGNATURE [Signature] DATE 3/16/23

NAME (Print) Amy Kurtz (Wedding Tree) ADDRESS 418 Main St.  
SIGNATURE Amy E. Kurtz DATE 3/20/23

NAME (Print) Amy Kurtz (Court Above Main) ADDRESS 420 Main St.  
SIGNATURE Amy E. Kurtz DATE 3/20/23

NAME (Print) Adam Mueller ADDRESS 118 5<sup>th</sup> Ave S.  
SIGNATURE [Signature] DATE 3/20/23

NAME (Print) \_\_\_\_\_ ADDRESS \_\_\_\_\_  
SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

NAME (Print) \_\_\_\_\_ ADDRESS \_\_\_\_\_  
SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

OwnerName	CompleteAddress	PROPADDCOMP	MailCityStateZip
CAVALIER PROPERTIES OF LACROSSE LLC	511 MAIN ST	412 MAIN ST	LA CROSSE, WI 54601
DLL PROPERTIES LLC	418 MAIN ST	418 MAIN ST	LA CROSSE, WI 54601
4 SISTERS CATERING LLC	133 4TH ST S	133 4TH ST S	LA CROSSE, WI 54601
MICHAEL R KEIL, KAREN H KEIL	1222 CASS ST	116A 5TH AVE S	LA CROSSE, WI 54601-4855
I & B OF LACROSSE LLC	2000 N HILLCREST PKY	112 5TH AVE S	ALTOONA, WI 54720
DLL PROPERTIES LLC	418 MAIN ST	418 MAIN ST	LA CROSSE, WI 54601
WAKEEN PROPERTIES LLC	1512 NAKOMIS AVE	135 4TH ST S	LA CROSSE, WI 54603
DOERFLINGERS SECOND CENTURY INC	1222 CASS ST	118 5TH AVE S	LA CROSSE, WI 54601-4855
DALE B BERG	121 4TH ST S	119 4TH ST S	LA CROSSE, WI 54601-3257
DOERFLINGERS SECOND CENTURY INC	1222 CASS ST	113 4TH ST S	LA CROSSE, WI 54601-4855



fencing

trash  
bins

portable  
bathroom

Synergy

walkway to/from the alley  
and street

stage

seating/yard games

Entrance/  
Exit  
Bar

emergency lane/  
removable fence

beer/soda  
sales

423

43



Work

Chances R





## CITY CLERK'S OFFICE

400 La Crosse Street  
La Crosse, Wisconsin 54601  
(608) 789-7510  
cityclerk@cityoflacrosse.org  
www.cityoflacrosse.org

March 28, 2023

KARLA SNYDER  
K & M CHANCES R LLC  
417 JAY ST  
LA CROSSE WI 54601

Dear Karla,

Our office is in receipt of the application for Expansion of Alcohol Beverage license for K&M Chances R LLC for a special event on June 3, 2023 at 417 Jay Street.

Said application will be considered at the following meetings:

**Judiciary & Administration Committee**

**Tues., May 2, 6:00 p.m.**  
**Southside Neighborhood Center, 1300 6<sup>th</sup> St S**

**Common Council**

**Thurs., May 11, 2023, 6:00 p.m.**  
**Southside Neighborhood Center, 1300 6<sup>th</sup> St S**

*Note: The Special Event application that was also submitted does not require Council approval; it is routed internally for approval by the affected departments and for delinquency and background checks.*

We recommend someone attend the J&A meetings where public hearing is allowed; there may be questions or comments from a committee or council member or another citizen. Public hearing is not allowed at the Council meeting, though, you are welcome to attend.

Attendance is allowed either in person or virtually. If you wish to attend virtually, please email me for the link to participate. If you have any questions, comments, or concerns; do not hesitate to contact me.

Sincerely,

Sondra Craig  
Deputy Clerk  
[craigs@cityoflacrosse.org](mailto:craigs@cityoflacrosse.org)  
608-789-7549

## Craig, Sondra

---

**From:** Craig, Sondra  
**Sent:** Wednesday, April 26, 2023 2:07 PM  
**To:** KarlachancesR@aol.com  
**Subject:** Alcohol Expansion Meetings  
**Attachments:** Chances R - 2023 Expansion of Alcohol License.docx

Karla,

It was brought to my attention that the location for next week's meetings was incorrect on your letter. I must have used an old letter and just changed the dates, not looking at the location. The meetings will be here at City Hall. I've attached a revised letter for you.

Sorry for the confusion!!

*Sondra Craig* (she/her)

Deputy Clerk - City of La Crosse  
400 La Crosse Street  
La Crosse WI 54601  
608-789-7549  
[craigs@cityoflacrosse.org](mailto:craigs@cityoflacrosse.org)

Elected Officials and Members of Official Committees:

In order to comply with open meeting requirements, please limit any reply to only the sender of this electronic communication.

\* Spoke to Karla on  
phone @ 2:10 pm.



## CITY CLERK'S OFFICE

400 La Crosse Street  
La Crosse, Wisconsin 54601  
(608) 789-7510  
cityclerk@cityoflacrosse.org  
www.cityoflacrosse.org

April 26, 2023

KARLA SNYDER  
K & M CHANCES R LLC  
417 JAY ST  
LA CROSSE WI 54601

Dear Karla,

Our office is in receipt of the application for Expansion of Alcohol Beverage license for K&M Chances R LLC for a special event on June 3, 2023 at 417 Jay Street.

Said application will be considered at the following meetings:

**Judiciary & Administration Committee**

**Tues., May 2, 6:00 p.m.**

**Council Chambers, City Hall – 400 La Crosse St.**

**Common Council**

**Thurs., May 11, 2023, 6:00 p.m.**

**Council Chambers, City Hall – 400 La Crosse St.**

*Note: The Special Event application that was also submitted does not require Council approval; it is routed internally for approval by the affected departments and for delinquency and background checks.*

We recommend someone attend the J&A meetings where public hearing is allowed; there may be questions or comments from a committee or council member or another citizen. Public hearing is not allowed at the Council meeting, though, you are welcome to attend.

Attendance is allowed either in person or virtually. If you wish to attend virtually, please email me for the link to participate. If you have any questions, comments, or concerns; do not hesitate to contact me.

Sincerely,

Sondra Craig  
Deputy Clerk  
[craigs@cityoflacrosse.org](mailto:craigs@cityoflacrosse.org)  
608-789-7549





# City of La Crosse, Wisconsin

City Hall  
400 La Crosse Street  
La Crosse, WI 54601

## Text File

File Number: 23-0381

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**Agenda Date:** 5/2/2023

**Version:** 1

**Status:** New Business

**In Control:** Judiciary & Administration Committee

**File Type:** Resolution

Resolution recreating Council Rules (Appendix B of the Municipal Code).

AMENDED RESOLUTION

BE IT RESOLVED by the Common Council of the City of La Crosse that the Council Rules are hereby recreated as follows:

**Rule I. - Officers of the Common Council.**

The officers of the Common Council include: the Mayor, the Council President, the Chairperson of Judiciary and Administration Committee, the Chairperson of the Finance and Personnel Committee, a Council Member appointed to the Executive Committee, the Vice Chair of Judiciary and Administration Committee, and the Vice Chair of Finance and Personnel Committee. In accordance with Wis. Stats. 19.88(1), officers may be chosen by secret ballot as applicable.

**Rule II. – Meetings.**

All meetings shall be held in the Council Chambers at La Crosse City Hall unless otherwise ordered by the Council. If an emergency arises in which it would be unsafe or a threat to the health of members of the Council, members of the public, and staff to hold an in-person meeting, meetings may be conducted by electronic means at the discretion of the Mayor and/or Council President. All meetings, including any electronic meetings, must be conducted in accordance with the Wisconsin Open Meetings Law and provide reasonable access to members of the public.

- (1) Common Council Meetings. Regular meetings of the Common Council shall be held on the second Thursday of each month at 6:00 p.m.
- (2) Organizational Meeting. On the third Tuesday in April of odd years, the new Common Council shall hold an organizational meeting at which time they will elect the Council President to serve pursuant to Wis. Stats. sec. 64.07(2) and members of the Council to serve on the Board of Public Works. In addition, to confirm the Mayor's council member appointments to the Board of Park Commissioners. The voting method used for electing Council President and members to serve the Board of Public Works will be pursuant to sec. 2-106(d).
- (3) Annual Budget Meeting. A special November meeting, or meetings, will be held for the annual Operating Budget. An annual Council meeting calendar shall be created by the City Clerk modifying meetings dates for holidays and elections. The annual calendar shall be adopted by the Council at the annual budget meeting and publicly posted.
- (4) Special Meetings. Special meetings of the Common Council may be ordered by the Common Council or may be called by the Mayor, or in case of his/her refusal to act, by any five (5) Council Members and pursuant to provisions of sec. 2-34 of the Municipal Code as necessary.
- (5) Council Planning Meeting. A Council Planning Meeting shall be held quarterly with meetings in March, June, September, and December of each year the Tuesday immediately preceding the monthly Council Meeting at 6:00 p.m. Additional Council Planning Meetings may be scheduled at the discretion of the Council President. The

Council Planning Meeting shall be for the purpose of education and information only. No legislative items pending before the Council shall be added to the Council Planning Meeting agenda. No action on legislation shall be taken at this meeting and there will be no public hearings. The President of the Council shall call the meeting to order and shall be the Chair of said meeting. The Council President shall determine the items to be added to the Council Planning Meeting agenda, or in case of his/her refusal to act, by any five (5) Council Members.

- (6) Public Information Presentations. From time to time, the City may desire to host a public information presentation. A possible quorum of the Council (and other governing bodies) may attend; however, no deliberation or action may occur.

### **Rule III. – Cancellation of meetings.**

Only the Mayor or Council President may cancel a meeting listed under these Rules. Meetings may be cancelled only in the event of a lack of quorum, an emergency or inclement weather such that it would be unsafe for members of the Council and the public to attend the meeting, and due to open meetings law requirements. Prior to cancelling a meeting, the Mayor and Council President shall consult and immediately notify the City Clerk. The public and the news media shall be promptly informed of any meeting cancellation.

### **Rule IV. – Call to order and order of succession.**

At the hour appointed for any meeting, the Mayor, or in his/her absence, the President of the Council shall call the meeting to order. The Clerk shall then call the roll and announce whether a quorum be present. If a quorum be present, the Council shall then proceed with its business. If no quorum be present, that fact shall be entered in the minutes and the Council shall adjourn to such time as those present shall decide.

In the absence of the Council President, the Chair of the Judiciary and Administration Committee shall call the meeting to order and preside over the meeting. In the absence of the Chair of the Judiciary and Administration Committee, the Chair of the Finance and Personnel Committee, and in the absence of the Chair of the Finance and Personnel Committee, the Vice Chair of the Judiciary and Administration Committee shall call to order and preside over the meeting.

### **Rule V. – Recording of Meetings.**

When possible, all meetings of the Common Council shall be recorded electronically, excluding any closed sessions, and recordings shall be retained in accordance with the City records retention policies.

### **Rule VI. – Quorum.**

A quorum of the Council shall be two-thirds (2/3) of the members, excluding the Mayor, pursuant to Wis. Stats. sec. 62.11(3). As currently constituted, quorum is nine (9).

### **Rule VII. – Preserving order.**

It shall be the duty of the presiding officer to preserve decorum. If any member infringes the Rules of the Council, the presiding officer shall, on his or her own or at any member's request, call such offending member to order. The Council, if appealed to, shall decide the matter. The Council President shall assist the presiding officer in preserving order.

### **Rule VIII. - Order of business.**

The order of business shall, in all cases, be adhered to, but the same may be temporarily suspended by unanimous consent.

The order of business shall be as follows:

- (1) Approval of the minutes of the previous meeting(s)
- (2) Reports – monthly or annual reports of departments
- (3) Notices and discussions
- (4) Bills, accounts, and estimates
- (5) Appointments
- (6) Suspension of Rules
- (7) Public Works Contracts
- (8) Reports of standing committees
- (9) Unfinished business
- (10) Any item for closed session
- (11) Consent agenda
- (12) Adjournment

Items receiving unanimous consent out of standing committees may be placed in a consent agenda. The consent agenda will be approved with a single voice vote, based on the recommended actions by standing committee, unless an item is removed at the request of the Mayor or a Council Member. Any item requiring a vote other than majority shall not be placed on the consent agenda.

### **Rule IX. – Standing Committees.**

Standing committees of the Common Council shall be as described below along with the primary responsibilities. Items not fitting precisely within the following descriptions may be assigned to the most appropriate of the committees.

- (1) Judiciary & Administration Committee. Meetings of the Judiciary & Administration Committee shall be held at 6:00 p.m. on Tuesday of the week immediately preceding each regular meeting of the Council and shall be assigned matters concerning ordinances, annexations, license and permitting, rezonings, conditional uses, plats, quiet zones, judiciary and legislative matters and policy matters concerning police, fire, airport, La Crosse Center or other departments and boards, commissions, and committees.
- (2) Finance & Personnel Committee. Meetings of the Finance & Personnel Committee shall be held at 6:00 p.m. on Thursday of the week immediately preceding each regular meeting of the Council and shall be assigned matters concerning expenditures and fiscal planning, including the annual budget, bills and special claims, bond issuance, TIF funding, CDBG, insurance, purchase of supplies and equipment, property acquisition and sales, contracts and agreements, leases, easements, fees and assessments; public parks, facilities and buildings; parking, transit and utilities; salaries, contract negotiations and personnel matters.

Following each organizational meeting of the Common Council on the third Tuesday in April of odd years, and no later than ten (10) days thereof, the Council President shall appoint the standing committees with six (6) members to one and seven (7) members to the other. Once Council Members are appointed to a standing committee during the regular two-year session, a

Council Member may voluntarily agree to be reappointed to another standing Committee if the Council President approves of said reappointment.

Unless there is a vacancy on the Council, the Council President shall appoint himself/herself a member of one of the standing committees and shall vote thereon. The Council president may, should there be a vacancy on the Council, appoint himself/herself to a standing committee to fill a vacancy on such committee or delay his/her appointment to a standing committee until the vacancy is filled either by local election or pursuant to sec. 2-106.

At the first meeting of each committee, they shall elect a Chair and Vice Chair. The Chair shall preside at all subsequent meetings of the committee and in his/her absence, the Vice-Chair shall preside. The Council Attendant for standing committees shall record all votes taken by the committee on matters referred to it and the City Clerk shall keep a permanent record of such votes.

The Mayor, Chair, or majority of a committee may call special meetings of a standing committee.

A quorum of a standing committee shall be majority of its membership.

All matters pending before the Council and undisposed of at any meeting shall be referred to the appropriate committee unless otherwise directed by the Council.

#### **Rule X. – Public hearings and procedure.**

The purpose of public hearing shall be to gain information of fact and public opinion concerning an item of business before the Council.

Public hearings may be held during standing committee meetings and shall pertain to matters in each respective committee's hands. All statements shall be restricted to the subject matter of the hearing and shall avoid personality.

All statements shall be directed to the presiding officer, and upon conclusion of a statement, the presiding officer shall permit members of the Council to direct relevant questions to the speaker without initiating debate.

Public hearings shall be limited to 30 minutes when there are opposing viewpoints from the public. In the absence of opposing viewpoints, public hearings are limited to 15 minutes. Public hearing time limits may be extended by a majority vote of the committee. With respect to those matters that require a public hearing per state law, federal law or ordinance, those matters shall not be subject to the same time limitations and shall be subject to reasonable limitations as approved on a case-by-case basis by a majority of the committee.

All speakers at a public hearing shall speak no more than three (3) minutes unless waived by the chair or a majority of the committee. Speakers may not give their time to other people. For the agenda item on the floor, the chair shall call registered speakers to the podium in random order; excepting applicants and/or their agent who shall be given preference on the respective agenda item.

#### **Rule XI. - Limitations on standing committee meeting on same day or evening.**

If two (2) regular monthly standing committee meetings are scheduled on the same day or evening, they shall be scheduled at least one (1) hour apart.

**Rule XII. - President of Council to be ex officio member of standing committees; right of Council President to vote at meetings of standing committees.**

In addition to being an ex-officio member of the standing committees and voting member of one of the standing committees, the Council President may act as a voting member of any standing committee in cases where a quorum is not present in order that such standing committee may conduct business.

**Rule XIII. - Matters tabled by standing committee.**

Should a matter referred to a standing committee of the Council be tabled or held in such committee, such shall be reported to the Council by the committee chair and the Council may by a majority vote take up the matter.

**Rule XIV. - Executive Committee.**

The Executive Committee shall be comprised of the Chairs of each standing committee, the Council President, the Mayor, and a Council Member elected by the Council at the regular May Council meeting following the organizational meeting. The Mayor shall be Chair of the Executive Committee. Such committee shall hold a meeting at any reasonable time upon the request of the Mayor, or any two (2) members of said committee and shall act as a liaison committee and further aid in development of programs for the good of the City.

**Rule XV. – Presentation of business; legislation.**

Unless otherwise directed by the Council, all ordinances and resolutions shall be reduced to writing before being presented and shall be in as complete detail as possible and shall include a legislative staff report. All ordinances and resolutions shall be sponsored by the Mayor or no more than two (2) Council Members. The use of a sponsor's name must be with his or her knowledge and consent.

Except as provided in Rule I for special meetings, all ordinances and resolutions presented to the Common Council shall be submitted to and approved as to form by the City Attorney and items with fiscal impact shall be approved by the Director of Finance. Legislation shall be entered into the legislation management database in a timely manner by the department requesting the legislation or by the department facilitating a council member's request to enter legislation. Legislation receiving complete routing approval on or before 12:00 noon on Friday of the week after the regular Council meeting shall be submitted to the appropriate board, commission or committee and standing committee for recommendation to the Common Council for consideration at its next regular meeting; however, department reports, committee appointments by the Mayor and resolutions approving the monthly bills, estimates, and those awarding public construction contracts are exempt from this provision. If said routing approval date falls on a holiday, such approval date shall occur on the preceding business day.

Citizen petitions, applications, or communications shall be presented in the same manner as ordinances or resolutions, except for items otherwise provided in the Municipal Code of Ordinances and payment of any associated fee, in which case the item may be presented without a sponsor.

Legislation that pertains to adopting the annual operating budget, including, without limitations, a resolution to adopt an annual operating budget, resolution to enact a fee schedule, and resolution adopting the annual Council calendar, shall not require a suspension of Council Rule XV when such legislation is submitted on the Common Council's annual budget meeting

and where such legislation stems from the proposed annual operating budget from the Board of Estimates.

**Rule XVI. - Parliamentary Procedure.**

Except where governed by these rules or other sections of the Municipal Code, or the laws of the State of Wisconsin, the business of the Council shall be conducted in accordance with the most current version of Robert's Rules of Order.

**Rule XVII. – Recognition from presiding officer; speaking more than twice on same question.**

Whenever a member is to speak in debate, or deliver any matter to the Council, he or she shall first gain recognition from the presiding officer, avoid personalities, and confine his or her remarks to the question under debate.

No person shall speak more than twice upon any question without first obtaining leave of the Council or by majority vote.

**Rule XVIII. - Roll call votes.**

After all members have spoken, a roll call shall be called by the presiding officer and the City Clerk shall then record the votes. Once a vote is in progress, further discussion may not occur.

Every member, when a vote is taken, shall be expected to vote "aye" or "no." In the event a member abstains from a vote, it is expected that said member state their intention and the reason for abstaining.

While a vote is being recorded, it shall not be in order for any member to explain his or her vote.

Any unexcused absence at the time of a roll call vote is taken, shall be recorded as “non-voting” or “absent”.

Any member desiring to change their vote on any question must do so before the presiding officer announces the result of the vote.

**Rule XIX. - Reconsiderations.**

Any member voting on the prevailing side of a question may move to reconsider at the same meeting or prior to the next regular Council meeting and if a majority of members present shall be in favor of a reconsideration, the subject shall be before the Council for further action.

A member considering reconsideration at a succeeding meeting shall notify the City Clerk no less than twenty-four (24) hours prior to the time of the meeting of his or her intentions so the matter can be placed on the agenda.

**Rule XX. - Amendment to rules.**

These rules may be amended by resolution with a concurrence of two-thirds (2/3) of the members present.

**Rule XXI. - Suspension of rules.**

These rules of procedure and order of business shall be invariably adhered to unless the same be temporarily suspended by a minimum of two-thirds (2/3) vote of the members of the Council voting on the proposed suspension, except only a majority of those voting is required to suspend the rules to allow a public hearing at a meeting of the Common Council. Rules may not be suspended as they pertain to quorum.

**Rule XXII. - Notice of meetings.**

The Mayor and all Council Members shall receive notice of any regular or special meetings of the Council and notice of regular or special committee, boards, or commission meetings.

**Rule XXIII. – Notice of pending matters, department head and other official attendance at meetings.**

The City Clerk shall send meeting agendas to department heads and other officials who may have matters pending before the Council. It is further expressly made the duty of such department or official having charge of any pending matter to attend the meeting to inform the Council as necessary of the matter being considered.

**Rule XXIV. - Presence required at meetings, sanctions for nonattendance at meetings.**

Every Council Member who for whatever reason cannot attend a scheduled meeting shall notify the City Clerk and:

- (1) In the case of a Council, Council Planning or Executive Committee meeting, the Mayor and Council President.
- (2) In the case of a standing committee meeting, the committee chair.

All such excused absences shall be entered in the record. In cases where unavoidable circumstances make advance notice impossible, the notification of excused absence shall be filed with the City Clerk within one (1) week of the absence and entered into the record. Any Council Member who because of an emergency cannot file prior notification of absence may be excused by orally notifying, at any time prior to or during the meeting, another Council Member or City Clerk, who shall so advise the Common Council.

Those Council Members who are consecutively absent for a period of sixty (60) days or more from Council meetings, Council Planning and standing committee meetings shall not receive their salary and expenses for said corresponding period of time for said absence unless said absences are for good cause as determined by the Council President with the right to appeal to the entire Council, including matters beyond the control of the Council Member.

**Rule XXV. – Electronic attendance at meetings – policy, requirements, and responsibilities.**

Electronic meeting attendance for voting members should be used sparingly and in conformance with the provisions described herein.

The presiding officer of the respective bodies shall appear in person.



Members of the Council may attend any open meeting via electronic attendance, provided that such attendance is compliant with these rules and any applicable laws.

The presence of a quorum shall be determined by those present in-person and by the participation list of those attending electronically via the City's chosen video conferencing system. A quorum call may be made by any member during the meeting.

Members of the Council attending electronically have the following responsibilities:

- (1) Voting members shall notify the chair of the respective body and City Clerk with as much notice as possible prior to the meeting.
- (2) Have the communications equipment necessary to attend the meeting electronically.
- (3) Voting members must be able to participate using the applicable video conferencing system both visibly and audibly, in real time, for the purpose of discussion and voting. Remote appearance by audio only is permissible only if appearance by video is impracticable but must use the call-in feature of the applicable video conferencing system.
- (4) To seek recognition by the chair, a member shall use the raise hand feature in the video conferencing system or voting application.
- (5) A member who leaves the meeting before adjournment shall announce his or her departure but may not interrupt a speaker to do so.

The chair may cause or direct the disconnection or muting of a member's connection if it is causing undue interference. The chair's decision to do so shall be announced during the meeting and recorded in the minutes.

Attendance in closed sessions must be in-person to preserve and protect confidentiality. In the event electronic attendance is allowed in closed session by suspension of the rules or otherwise, those attending electronically shall affirm to the chairperson that no other person is present, listening, transmitting, or recording the closed session.

#### **Rule XXVI. – Electronic Devices and Communications.**

Any electronic communication device not used for the purpose of conducting meeting business shall be silenced or turned off so as not to interfere with, distract from, or disrupt the conduct of a public meeting. Electronic devices shall not be used for social media or entertainment purposes during governmental meetings. The use of any communication device to transmit or record a closed session is prohibited.

No member of the Council shall communicate electronically with another member of the Council during a meeting on any matter on the meeting agenda.

#### **Rule XXVII. – Conduct of Officials.**

The conduct of public officials shall be above reproach and avoid the appearance of impropriety. Public officials may disagree during debate of issues; however, the debate should be civil and cordial. Public officials shall refrain from the abusive conduct, personal charges,

and written/verbal attacks, including via social media, upon the character or actions of other Council Members or of members of other boards, commissions, committees, City staff, or the public.

Public officials shall prepare for meetings to conduct the business of the City in a meaningful manner regarding the public issues to be debated. Public officials will listen courteously and attentively to all public discussion before the body and focus on the business being conducted.

Public officials shall refrain from interrupting other speakers, making personal comments not related to the public discussion, or otherwise interfere with the orderly conduct of the meeting.

**Appendix B - COUNCIL RULES (MARKED UP 3.14.2023) DRAFT - Working Copy**

Rule XXIV. - Officers of the Common Council.

The officers of the Common Council include: the Mayor, the Council President, the Chairperson of Judiciary and Administration Committee, the Chairperson of the Finance and Personnel Committee, a Council member appointed to the Executive Committee, the Vice Chair of Judiciary and Administration Committee and the Vice Chair of Finance and Personnel Committee. In accordance with Wis. Stats. 19.88(1), officers may be chosen by secret ballot as applicable.

Rule I. – Regular Meetings.

All meetings shall be held in the Council Chambers at La Crosse City Hall unless otherwise ordered by the Council. If an emergency arises in which it would be unsafe or a threat to the health of members of the Council, members of the public and staff to hold an in-person meeting, meetings may be conducted by electronic means at the discretion of the Mayor and/or Council President. All meetings, including any electronic meetings, must be conducted in accordance with the Wisconsin Open Meetings Law and provide reasonable access to members of the public.

**Commented [EN1]:** Added to allow the authority for virtual meetings.

- (1) Common Council Meetings. Regular meetings of the Common Council shall be held on the second Thursday of each month ~~at~~. ~~The meetings shall be held at 6:00 o'clock in the evening p.m.~~
- (2) Organizational Meeting. On the third Tuesday in April of odd years, the newly elected Common Council shall hold an organizational meeting at which time they will elect the Council President to serve pursuant to Wis. Stats. sec. 64.07(2) and members of the Council to serve on the Board of Public Works. In addition, to confirm the Mayor's council member appointments to the Board of Park Commissioners.
- (3) Annual Budget Meeting. A special November meeting, or meetings, will be held for the annual Operating Budget. An annual Council meeting calendar shall be created by the City Clerk modifying meetings dates for holidays and elections. The annual calendar shall be adopted by the Council at the annual budget meeting and publicly posted.
- (4) Special Meetings. Special meetings of the Common Council may be ordered by the Common Council or may be called by the Mayor, or in case of his/her refusal to act, by any five (5) Council Members and pursuant to provisions of sec. 2-34 as necessary.
- (5) Council Planning Meeting. A Council Planning Meeting shall be held quarterly with meetings in March, June, September and December of each year the Tuesday immediately preceding the monthly Council Meeting at 6:00 p.m. Additional Council Planning Meetings may be scheduled at the discretion of the Council President. The Council Planning Meeting shall be for the purpose of education and information only. No legislative items pending before the Council shall be added to the Council Planning Meeting Agenda. No action on legislation shall be taken at this meeting and there will be no public hearings. The President of the Council shall call the meeting to order and shall be the Chair of said meeting. The Council President shall determine the items to be added to the Council Planning Meeting Agenda, or in case of his/her refusal to act, by any five (5) Council Members.
- (6) Public Information Presentations. From time to time, the City may desire to host a public information presentation. A possible quorum of the Council (and other governing bodies) may attend; however, no deliberation or action may occur.

**Commented [EN2]:** Added since these are recurring council meetings.

**Commented [EN3]:** Moved special meeting under Meetings Rule.

~~Rule II. - Special meetings:~~

~~Rule VI. - Council Planning Meeting:~~

- (c) ~~The City Clerk shall provide an agenda for the Council Planning meeting by mail on no later than the Friday preceding such meeting.~~

**Commented [EN4]:** Added since there are occasional information presentations i.e. school district long term discussion, project presentations i.e. La Crosse Center remodel, etc. These will be noticed as public info sessions that the Council is invited; they are not a meeting of the council since there is no quorum requirement.

**Commented [EN5]:** Moved under Meetings Rule.

**Commented [EN6]:** Moved under Meetings Rule.

Rule . – Cancellation of meetings.

Only the Mayor or Council President may cancel a meeting listed under these Rules. Meetings may be cancelled only in the event of a lack of quorum, an emergency or inclement weather such that it would be unsafe for members of the Council and the public to attend the meeting, and due to open meetings law requirements. Prior to cancelling a meeting, the Mayor and Council President shall consult and immediately notify the City Clerk. The public and the news media shall be promptly informed of any meeting cancellation.

**Commented [EN7]:** Added for clarity.

Rule III. - Calling meeting to order and order of succession.

At the hour appointed for any Regular or Special Council meeting, the Mayor, or in his/her absence, the President of the Council shall call the meeting to order. The Clerk shall then call the roll and announce whether or not a quorum be present. If a quorum be present, the Council shall then proceed with its business. If no quorum be present, that fact shall be entered on in the minutes journal and the Council shall adjourn to such time as those present shall decide.

**Commented [EN8]:** Minor modifications.

In the absence of the Council President, the Chair of the Judiciary and Administration Committee shall call the meeting to order and preside over the meeting. In the absence of the Chair of the Judiciary and Administration Committee, the Chair of the Finance and Personnel Committee, and in the absence of the Chair of the Finance and Personnel Committee, the Vice Chair of the Judiciary and Administration Committee shall call to order and preside over the meeting.

Rule . – Recording of Meetings.

When possible, all meetings of the Common Council shall be recorded electronically, excluding any closed sessions, and recordings shall be retained in accordance with the City records retention policies.

**Commented [EN9]:** Added for clarity; accompanying policy. This is a feature of the Granicus solution.

Rule . – Quorum.

A quorum of the Council shall be two-thirds (2/3) of the members, excluding the Mayor, pursuant to Wis. Stats. sec. 62.11(3). As currently constituted, quorum is nine (9).

**Commented [EN10]:** Added for clarity. It is based on statute but helpful to have listed in Rules since it is not majority.

Rule . – Preserving order.

It shall be the duty of the presiding officer to preserve decorum. If any member infringes the Rules of the Council, the presiding officer shall, on his or her own or at any member's request, call such offending member to order. The Council, if appealed to, shall decide the matter. The Council President shall assist the presiding officer in preserving order.

**Commented [EN11]:** Added for clarity.

Rule IV. - Order of business.

The order of business shall forth shall, in all cases, be adhered to; but the same may be temporarily suspended by unanimous consent.

The order of business shall be as follows:

- (1) Approval of the minutes of the previous meeting(s).
- (2) Reports – monthly or annually reports of departments of Director of Finance/Treasurer.
- (3) Notices and discussions.
- (4) Bills, accounts and estimates.
- (5) Appointments.
- (x) Suspension of Rules.
- (x) Public Works Contracts.
- (6) Reports of standing committees.

- (7) ~~Reports of special committees.~~
- (8) Unfinished business.
- (9) ~~New business.~~
- (x) Any item for closed session.
- (x) Consent agenda
- (x) Adjournment.

Items receiving unanimous consent out of standing committees may be placed in a consent agenda. The consent agenda will be approved with a single voice vote, based on the recommended actions by standing committee, unless an item is removed at the request of the Mayor or a Council Member. Any item requiring a vote other than majority shall not be placed on the consent agenda.

Rule V. – Standing Committees.

Standing committees of the Common Council shall be as described below along with the primary responsibilities. Items not fitting precisely within the following descriptions may be assigned to the most appropriate of the committees.

- (1) Judiciary & Administration Committee. Meetings of the Judiciary and Administration Committee shall be held at 6:00 p.m. on Tuesday of the week immediately preceding each regular meeting of the Council and shall be assigned matters concerning ordinances, annexations, license and permitting, rezonings, conditional uses, plats, quiet zones, judiciary and legislative matters and policy matters concerning police, fire, airport, La Crosse Center or other departments and boards, commissions and committees.
- (2) Finance & Personnel Committee. Meetings of the Finance and Personnel Committee shall be held at 6:00 p.m. on Thursday of the week immediately preceding each regular meeting of the Council and shall be assigned matters concerning expenditures and fiscal planning, including the annual budget, bills and special claims, bond issuance, TIF funding, CDBG, insurance, purchase of supplies and equipment, property acquisition and sales, contracts and agreements, leases, easements, fees and assessments; public parks, facilities and buildings; parking, transit and utilities; salaries, contract negotiations and personnel matters.

Following each organizational meeting of the Common Council on the third Tuesday in April of odd years, and no later than within ten (10) days thereof, the Council President shall appoint the standing committees with six (6) members to one and seven (7) members to the other. Council Members have been appointed to a standing committee during the regular two-year session, a Council Member may voluntarily agree to be reappointed to another standing Committee if the Council President approves of said reappointment.

Unless there is a vacancy on the Council, the Council President shall appoint himself/herself a member of one of the standing committees and shall vote thereon. The Council president may, should there be a vacancy on the Council, appoint himself/herself to a standing committee to fill a vacancy on such committee or delay his/her appointment to a standing committee until the vacancy is filled either by local election or pursuant to sec. 2-106.

At the first meeting of each committee, they shall elect a Chair and Vice Chair. The Chair shall preside at all subsequent meetings of the committee and in his/her absence, the Vice-Chair shall preside. The Council Attendant - Standing Committees shall record all votes taken by the committee on matters referred to it and the City Clerk shall keep a permanent record of such votes.

The Mayor, Chair or majority of a committee may call special meetings of a standing committee.

A quorum of a standing committee shall be majority of its membership.

**Commented [EN12]:** Modified Rules to match current practice.

Reports do not need standing committee action so they can go right to the Council agenda similar to the monthly Finance Report.

Added suspension of Rule and Public Works Contracts. Removed special committee reports; these do not come separately to Council.

Added Items for closed session; would like these at the end so closed session is not in the middle of meeting. Added Adjournment.

**Commented [EN13]:** Added to codify our current practice.

**Commented [EN14]:** Just reworded and simplified subjects.

Contracts and agreements moved to F&P since they are generally fiscal in nature.

**Commented [EN15]:** Added for clarity since it differs from Council quorum.

All matters pending before the Council and undisposed of at any meeting shall be referred to the appropriate committee unless otherwise directed by the Council.

- (a) ~~Following each organization meeting of the Common Council on the third Tuesday in April and no later than within ten days thereof, the Council President of the Common Council shall appoint the standing committees of the Council and each committee shall elect a Chair and Vice Chair. The Council President shall further be responsible for appointing eight six members to one standing committee and nine seven members to one standing committee. Once Council Members have been appointed to a standing committee during the regular two-year session, a Council Member may voluntarily agree to be reappointed to another standing Committee if the Council President approves of said reappointment. Effective April, 2017, the Council President shall appoint seven members to one standing committee and six to the other standing committee.~~
- (b) ~~The committees to be appointed in accordance with this rule shall include the following standing committees: Finance and Personnel and Judiciary and Administration. Unless there is a vacancy on the Council, the Council Member who is elected President of the Council shall appoint himself/herself a member of one of the standing committees and shall vote thereon. The Council president may, should there be a vacancy on the Council, appoint himself/herself to a standing committee to fill a vacancy on such committee or delay his or her appointment to a standing committee until the vacancy is filled. Immediately after appointment of the committees, the members of each committee shall meet and elect its officers. The Chair shall preside at all subsequent meetings of the committee and in his/her absence, the Vice Chair shall preside. The Council Attendant - Standing Committees shall record all votes taken by the committee on matters referred to it and the City Clerk shall keep a permanent record of such votes.~~
- (c) ~~Matters concerning ordinances, judiciary, annexations, re-zonings, conditional uses and policy matters concerning police, fire, licenses, health, contracts, La Crosse Center, airport or other departments, agencies, boards or commissions, congressional or state legislative matters, quiet zones, waiver of 2,500 foot rule, plans and specs, schools, lighting, buildings, telephone, power, plats and railroads shall be referred to the Judiciary and Administration Committee.~~
- (d) ~~Matters concerning bonds, sinking funds, TIF, salaries, insurance, special claims, current bills, purchase of supplies and equipment, printing, personnel matters, residency, property acquisition and sales, leases, land use license, purchases for grounds, street and alley easements, parks, playgrounds, public buildings, assessments, parking, transit and water utilities, CDBG, ISTEPA, claims, fees and all other expenditures or budgetary matters shall be referred to the Finance and Personnel Committee.~~
- (e) ~~Legislation that pertains to adopting the annual operating budget, including, without limitations, a resolution to adopt an annual operating budget and resolution to enact a fee schedule, shall not require a suspension of Council Rule V when such legislation is submitted on the Common Council's annual budget meeting and where such legislation stems from the proposed annual operating budget from the Board of Estimates.~~
- (f) ~~All matters pending before the Council and undisposed of at any meeting shall be referred to the appropriate committee unless otherwise directed by the Council.~~
- (g) ~~Meetings of the Judiciary and Administration Committee shall be held at 6:00 p.m. on Tuesday of the week immediately preceding each regular meeting of the Council.~~
- (h) ~~Meetings of the Finance and Personnel Committee shall be held at 6:00 p.m. on Thursday of the week immediately preceding each regular meeting of the Council.~~
- (i) ~~All public hearings pertaining to matters in each respective committee's hands shall be held at the time of their scheduled meeting. Public hearings before the respective standing committees shall be limited to 15 minutes for the proponents; followed by 15 minutes for the opponents and three-minute rebuttal for each side unless such time is extended by a majority vote of the committee. With respect to those matters that require a public hearing per state law, federal law or ordinance, those matters shall not be subject to the same time limitations and shall be subject to reasonable limitations as approved on a case-by-case basis by a majority of the standing committee before which such required public hearing is held. All speakers at a public hearing of the standing committees shall speak no more than three (3) minutes unless waived by the Chair or a majority of the committee. No individual or group, including the committee chair, shall pre-determine or prescribe the order of speakers. For the agenda item on the floor, within the categories of proponents and opponents, the chair shall call registered~~

**Commented [EN16]:** Removed from here and simplified version is now under Standing Committee Rule.

speakers to the podium in a random order; excepting applicants and/or their agent who shall be given preference. P

(j) ~~The Mayor, Chair or majority of a committee may call special meetings of a standing committee.~~

Rule . – Public hearings and procedure.

The purpose of public hearing shall be to gain information of fact and public opinion concerning an item of business before the Council.

Public hearings shall may be held during standing committee meetings and shall pertain to matters in each respective committee's hands. All statements shall be restricted to the subject matter of the hearing and shall avoid personality.

All statements shall be directed to the presiding officer, and upon conclusion of a statement, the presiding officer shall permit members of the common council to direct relevant questions to the speaker without initiating debate.

~~Public hearings shall be limited to 15 minutes for the proponents; followed by 15 minutes for the opponents and a three-minute rebuttal for each side unless such time is extended by a majority vote of the committee 30 minutes when there are opposing viewpoints from the public. In the absence of opposing viewpoints, public hearings are limited to 15 minutes.~~ With respect to those matters that require a public hearing per state law, federal law or ordinance, those matters shall not be subject to the same time limitations and shall be subject to reasonable limitations as approved on a case-by-case basis by a majority of the committee.

All speakers at a public hearing ~~of the standing committees~~ shall speak no more than three (3) minutes unless waived by the Chair or a majority of the committee. ~~Speakers may not give their time to other people. No individual or group, including the committee chair, shall pre-determine or prescribe the order of speakers.~~ For the agenda item on the floor, within the categories of proponents and opponents, the chair shall call registered speakers to the podium in random order; excepting applicants and/or their agent who shall be given preference on the respective agenda item.

Rule XIX. - Limitations on standing committee meeting on same day or evening.

If two (2) regular monthly standing Committee meetings are scheduled on the same day or evening, they shall be scheduled at least one (1) hour apart.

Rule XX. - President of Council to be ex officio member of standing committees; right of Council President to vote at meetings of standing committees.

In addition to being an ex-officio member of the standing committees and voting member of one of the standing committees, the Council President may act as a voting member of any standing committee in cases where a quorum is not present in order that such standing committee may conduct business.

Rule XVIII. - Matters tabled by standing committee.

Should a matter referred to a standing committee of the Council be tabled or held in such committee, such shall be reported to the Council by the committee chair and the Council may by a majority vote take up the matter.

Rule VII. - Executive Committee.

The Chair of ~~all~~ each standing committee of the Council, the President of the Council, the Mayor and a Council Member appointed by the Council at the regular May Council meeting following each organizational meeting shall constitute a special committee of which the Mayor shall be Chair and which shall be known as the Executive Committee. Such committee shall hold a meeting at any reasonable time

**Commented [EN17]:** Public hearing removed and made a separate Rule.

**Commented [EN18]:** Moved under Standing Committee Rule.

**Commented [EN19]:** Simplified. Remove designated time for proponent and opponent speaking; allow 30 minutes and people can speak 3 minutes. Some have expressed interest in being neutral or are undecided.

Separate Public Hearing Guidelines and Decorum policy.

upon the request of the Mayor, or any two (2) members of said committee, and shall act as a liaison committee and further aid in development of programs for the good of the City.

Rule VIII . – Presentation of business; legislation.

Unless otherwise directed by the Council, all ordinances and resolutions shall be reduced to writing before being presented and shall be in as complete detail as possible and shall include a legislative staff report. All ordinances and resolutions shall be sponsored by the Mayor or no more than two (2) Council Members. The use of a sponsor's name must be with his or her knowledge and consent.

**Commented [EN20]:** Added to include new policy effective 1.1.2023.

Except as provided in Rule II (special meetings), all ordinances and resolutions presented to the Common Council shall be submitted to and approved as to form by the City Attorney; and items with fiscal impact shall be approved by the Director of Finance. Legislation shall be entered into the legislation management database in a timely manner by the department requesting the legislation or by the department facilitating a council member's request to enter legislation. Legislation receiving complete routing approval on or before 12:00 noon on Friday of the week after the regular Council meeting shall be submitted to the appropriate board, commission or committee and standing committee for recommendation to the Common Council for consideration at its next regular meeting; however, Reports of the Finance Director and Fire Prevention & Building Safety, Committee Appointments by the Mayor and Resolutions approving the monthly bills, estimates and those awarding public construction contracts are exempt from this provision. If said routing approval date falls on a holiday, such approval date shall occur on the preceding business day.

**Commented [EN21]:** Added for clarity.

Citizen petitions, applications or communications shall be presented in the same manner as ordinances or resolutions, except for items otherwise provided in the Municipal Code of Ordinances and payment of any associated fee, in which case the item may be presented without a sponsor.

Legislation that pertains to adopting the annual operating budget, including, without limitations, a resolution to adopt an annual operating budget and resolution to enact a fee schedule, shall not require a suspension of Council Rule VIII (standing committees/action by committee) when such legislation is submitted on the Common Council's annual budget meeting and where such legislation stems from the proposed annual operating budget from the Board of Estimates.

Rule XIII . – Robert's Rules of Order Parliamentary Procedure.

**Commented [EN22]:** No change. Just reworded and we follow RRO for parliamentary procedure.

Except where governed by these rules or other sections of the Municipal Code, or the laws of the State of Wisconsin, the business of the Council shall be conducted in accordance with the most current version of Robert's Rules of Order.

Rule IX. – Recognition from presiding officer; Speaking more than twice on same question.

Whenever a member is to speak in debate, or deliver any matter to the Council, he or she shall first gain recognition from the presiding officer, avoid personalities, and confine his or her remarks to the question under debate.

**Commented [EN23]:** Added for clarity.

No person shall speak more than twice upon any question without first obtaining leave of the Council or by majority vote.

Rule X. - Roll call votes.

After all members who wish have spoken, a roll call shall be called upon the request of any member and the City Clerk or presiding secretary shall then record the votes.

Every member, when a vote is taken, shall be expected to vote "aye" or "no." In the event a member abstains from a vote, it is expected that said member will state the reasons for abstaining at that time.



~~While the vote is being recorded, it shall not be in order for any member to explain his or her vote.~~

~~Any unexcused absence at the time of a roll call vote is taken, shall be recorded as "non-voting" or "absent".~~

~~Any member desiring to change his vote on any question must do so before the presiding officer announces the result of the vote.~~

**Commented [EN24]:** Added for clarity.

Rule XI. - Reconsiderations.

~~Any member voting on the prevailing side of a question may move a reconsideration to reconsider at the same meeting or prior to the next regular Council meeting or succeeding meeting and if a majority of members present shall be in favor of a reconsideration, the subject shall be before the Council for further action. Reconsideration by a member on the prevailing side may also be requested at a special Council meeting following action on the question provided the item for reconsideration so the item is placed on the agenda of such special Council meeting.~~

~~A member considering reconsideration at a succeeding meeting shall notify the City Clerk no less than 24 hours prior to the time of the meeting of his or her intentions so the matter can be placed on the agenda.~~

**Commented [EN25]:** Simplified language .

Rule XII. - Duty of City Clerk.

~~It shall be the duty of the City Clerk, in addition to his/her other duties, to record all ordinances passed by the Council in a suitable book and to furnish the Chairs of the committees, all Council Members, and other City officers with the resolutions and other matters that may be referred to them and to perform all such other clerical duties as may be required by the Council.~~

**Commented [EN26]:** Removed, not necessary in Council Rules. Statutory duty of the clerk.

Rule XIV. - Amendment to rules.

~~These rules may be amended by resolution at any regular meeting of the Council with a concurrence of two-thirds (2/3) of the members present, provided the amendment be introduced in writing at a previous meeting.~~

**Commented [EN27]:** Clarity.

Rule XV. - Suspension of rules.

~~These rules of procedure and order of business shall be invariably adhered to unless the same be temporarily suspended by a minimum of two-thirds (2/3) vote of the members of the Council voting on the proposed suspension, except only a majority of those voting is required to suspend the rules in order to allow a public hearing at a regular meeting of the Common Council. Rules may not be suspended as they pertain to quorum.~~

**Commented [EN28]:** Added since quorum rule is one that cannot be suspended.

Rule XVI. - Notice of meetings.

~~All Council Members, and the Mayor, and Board of Public Works, shall receive notices of any regular or special meeting of the Council and also notice of regular or special committee, boards or commission meetings which notice shall be forwarded through the mail, unless the time shall not be sufficient to secure the delivery thereof before the meeting covered by such notice.~~

**Commented [EN29]:** Revised to bring up to date. Notices no longer mailed, they are emailed. ZZ Media, ZZ Council Members (includes Mayor) and ZZ Notices (internal group).

Rule XVII. - Notices of referred matters; inquires by department heads and other officials relative to attendance at meetings.

The City Clerk or applicable department shall send meeting agendas to all Council Members, to all members of the boards, commissions and other officials who may have matters pending before the

Council, and it is further expressly made the duty of such department or official having charge of any referred matter to determine when such matter will be considered by the committee in charge and to make inquiry from the Chair of the committee to ascertain whether it will be necessary or desirable for someone from such department or such official to attend the meeting to inform the Council upon the subject to be considered.

**Rule XXI. - Presence required at meetings; sanctions for nonattendance at meetings.**

Every Council Member who for whatever reason cannot attend a scheduled meeting shall notify the City Clerk and:

- (1) In the case of a Council, Council Planning or Executive Committee meeting, the Mayor and Council President.
- (2) In the case of a standing committee meeting, the committee Chair.

All such excused absences shall be entered in the record. In cases where unavoidable circumstances make advance notice impossible, the notification of excused absence shall be filed with the City Clerk within one week of the absence and entered into the record. Any Council Member who because of an emergency cannot file prior notification of absence may be excused by orally notifying, at any time prior to or during the meeting, another Council Member or City Clerk, who shall so advise the Common Council.

Those Council Members who are consecutively absent for a period of sixty (60) days or more from Council meetings, Council Planning and standing committee meetings shall not receive their salary and expenses for said corresponding period of time for said absence unless said absences are for good cause as determined by the Council President with the right to appeal to the entire Council, including matters beyond the control of the Council Member.

**Rule . – Electronic attendance at meetings – policy, requirements, rights and responsibilities.**

Electronic meeting attendance for voting members should be used sparingly and in conformance with the provisions described herein.

The presiding officer of the respective bodies shall appear in person.

Members of the Council may attend any open meeting via electronic attendance, provided that such attendance is compliant with these rules and any applicable laws.

The presence of a quorum shall be determined by those present in-person and by the participation list of those attending electronically via the City's chosen video conferencing system. A quorum call may be made by any member during the course of the meeting.

Members of the Council attending electronically have the following responsibilities:

- (1) Voting members shall notify the chair of the respective body and City Clerk with as much notice as possible prior to the meeting.
- (2) Have the communications equipment necessary to attend the meeting electronically.
- (3) Voting members must be able to participate using the applicable video conferencing system both visibly and audibly, in real time, for the purpose of discussion and voting. Remote appearance by audio only is permissible only if appearance by video is impracticable but must use the call-in feature of the applicable video conferencing system.
- (4) To seek recognition by the chair, a member shall use the raise hand feature in the video conferencing system or voting application.

**Commented [EN30]:** Added for clarity; not always done.

**Commented [EN31]:** Added; policy language is needed.

**Commented [EN32]:** Voting member may appear virtual but preference is in person. The chair must attend in person.

**Commented [EN33]:** When attending virtually, voting members should have their camera on. Only in rare circumstance and need for audio only is there an exception. New with Zoom, when camera is off, not in tile. Name is only listed in participation list. Makes it difficult for recording secretary.

(5) A member who leaves the meeting before adjournment shall announce his or her departure but may not interrupt a speaker to do so.

The chair may cause or direct the disconnection or muting of a member's connection if it is causing undue interference. The chair's decision to do so shall be announced during the meeting and recorded in the minutes.

Attendance in closed sessions must be in-person in order to preserve and protect confidentiality. In the event electronic attendance is allowed in closed session by suspension of the rules or otherwise, those attending electronically shall affirm to the chairperson that no other person is present, listening, transmitting or recording the closed session.

Rule . – Electronic Devices and Communications.

Any electronic communication device not used for the purpose of conducting meeting business shall be silenced or turned off so as not to interfere with, distract from, or disrupt the conduct of a public meeting. Electronic devices shall not be used for social media or entertainment purposes during governmental meetings. The use of any communication device to transmit or record a closed session is prohibited.

No member of the Council shall communicate electronically with another member of the Council during a meeting on any matter on the meeting agenda.

Rule . – Conduct of Officials.

The conduct of public officials shall be above reproach and avoid the appearance of impropriety. Public officials may disagree during debate of issues; however, the debate should be civil and cordial. Public officials shall refrain from the abusive conduct, personal charges, and written/verbal attacks, including via social media, upon the character or actions of other Council Members or of members of other boards, commissions, committees; City staff or the public.

Public officials shall prepare for meetings to conduct the business of the City in a meaningful manner regarding the public issues to be debated. Public officials will listen courteously and attentively to all public discussion before the body and focus on the business being conducted.

Public officials shall refrain from interrupting other speakers, making personal comments not related to the public discussion, or otherwise interfere with the orderly conduct of the meeting.

Rule XXII. – Increases in number of full-time positions for succeeding budget year.

Except as provided in Wis. Stats. § 43.58(4), as amended and superseded, and any other applicable state law, any new regular full-time position created by the City of La Crosse for the succeeding budget year shall be referred by the Director of Human Resources to the August Finance and Personnel Committee and Common Council, prior to the budget going before Council. Approval of positions shall require a majority vote.

Rule XXIII. – Annual Council Calendar.

An Annual Council Calendar shall be created by the City Clerk each year and adopted by reference at the annual budget meeting held in November of each calendar year by majority vote of those present.

**Commented [EN34]:** This is necessary to the roll can be updated. If we drop below quorum, the meeting just be adjourned.

**Commented [EN35]:** Attendance in closed session should be in person; no virtual attendance. If virtual attendance is allowed in closed, suspension of rule motion/vote must take place first and attendee must confirm there is no one else listening or recording.

**Commented [EN36]:** Added for clarity. Communicating back and forth could also be a violation of open meetings.

**Commented [EN37]:** Added for clarity and transparency.

**Commented [EN38]:** Not necessary in Council Rules - Per HR, FTEs are presented to Council during the Board of Estimates meetings and approved with the budget. If adding in the middle of the year, done by resolution.

**Commented [EN39]:** Removed and inserted in Meeting Rule under Annual Budget Meeting.

Resolution recreating Council Rules (Appendix B of the Municipal Code).

## RESOLUTION

BE IT RESOLVED by the Common Council of the City of La Crosse that the Council Rules are hereby recreated as follows:

### **Rule I. - Officers of the Common Council.**

The officers of the Common Council include: the Mayor, the Council President, the Chairperson of Judiciary and Administration Committee, the Chairperson of the Finance and Personnel Committee, a Council Member appointed to the Executive Committee, the Vice Chair of Judiciary and Administration Committee, and the Vice Chair of Finance and Personnel Committee. In accordance with Wis. Stats. 19.88(1), officers may be chosen by secret ballot as applicable.

### **Rule II. – Meetings.**

All meetings shall be held in the Council Chambers at La Crosse City Hall unless otherwise ordered by the Council. If an emergency arises in which it would be unsafe or a threat to the health of members of the Council, members of the public, and staff to hold an in-person meeting, meetings may be conducted by electronic means at the discretion of the Mayor and/or Council President. All meetings, including any electronic meetings, must be conducted in accordance with the Wisconsin Open Meetings Law and provide reasonable access to members of the public.

- (1) Common Council Meetings. Regular meetings of the Common Council shall be held on the second Thursday of each month at 6:00 p.m.
- (2) Organizational Meeting. On the third Tuesday in April of odd years, the new Common Council shall hold an organizational meeting at which time they will elect the Council President to serve pursuant to Wis. Stats. sec. 64.07(2) and members of the Council to serve on the Board of Public Works. In addition, to confirm the Mayor's council member appointments to the Board of Park Commissioners.
- (3) Annual Budget Meeting. A special November meeting, or meetings, will be held for the annual Operating Budget. An annual Council meeting calendar shall be created by the City Clerk modifying meetings dates for holidays and elections. The annual calendar shall be adopted by the Council at the annual budget meeting and publicly posted.
- (4) Special Meetings. Special meetings of the Common Council may be ordered by the Common Council or may be called by the Mayor, or in case of his/her refusal to act, by any five (5) Council Members and pursuant to provisions of sec. 2-34 of the Municipal Code as necessary.
- (5) Council Planning Meeting. A Council Planning Meeting shall be held quarterly with meetings in March, June, September, and December of each year the Tuesday immediately preceding the monthly Council Meeting at 6:00 p.m. Additional Council Planning Meetings may be scheduled at the discretion of the Council President. The Council Planning Meeting shall be for the purpose of education and information only. No legislative items pending before the Council shall be added to the Council Planning Meeting agenda. No action on legislation shall be taken at this meeting and there will be

no public hearings. The President of the Council shall call the meeting to order and shall be the Chair of said meeting. The Council President shall determine the items to be added to the Council Planning Meeting agenda, or in case of his/her refusal to act, by any five (5) Council Members.

- (6) Public Information Presentations. From time to time, the City may desire to host a public information presentation. A possible quorum of the Council (and other governing bodies) may attend; however, no deliberation or action may occur.

### **Rule III. – Cancellation of meetings.**

Only the Mayor or Council President may cancel a meeting listed under these Rules. Meetings may be cancelled only in the event of a lack of quorum, an emergency or inclement weather such that it would be unsafe for members of the Council and the public to attend the meeting, and due to open meetings law requirements. Prior to cancelling a meeting, the Mayor and Council President shall consult and immediately notify the City Clerk. The public and the news media shall be promptly informed of any meeting cancellation.

### **Rule IV. – Call to order and order of succession.**

At the hour appointed for any meeting, the Mayor, or in his/her absence, the President of the Council shall call the meeting to order. The Clerk shall then call the roll and announce whether a quorum be present. If a quorum be present, the Council shall then proceed with its business. If no quorum be present, that fact shall be entered in the minutes and the Council shall adjourn to such time as those present shall decide.

In the absence of the Council President, the Chair of the Judiciary and Administration Committee shall call the meeting to order and preside over the meeting. In the absence of the Chair of the Judiciary and Administration Committee, the Chair of the Finance and Personnel Committee, and in the absence of the Chair of the Finance and Personnel Committee, the Vice Chair of the Judiciary and Administration Committee shall call to order and preside over the meeting.

### **Rule V. – Recording of Meetings.**

When possible, all meetings of the Common Council shall be recorded electronically, excluding any closed sessions, and recordings shall be retained in accordance with the City records retention policies.

### **Rule VI. – Quorum.**

A quorum of the Council shall be two-thirds (2/3) of the members, excluding the Mayor, pursuant to Wis. Stats. sec. 62.11(3). As currently constituted, quorum is nine (9).

### **Rule VII. – Preserving order.**

It shall be the duty of the presiding officer to preserve decorum. If any member infringes the Rules of the Council, the presiding officer shall, on his or her own or at any member's request, call such offending member to order. The Council, if appealed to, shall decide the matter. The Council President shall assist the presiding officer in preserving order.

### **Rule VIII. - Order of business.**

The order of business shall, in all cases, be adhered to, but the same may be temporarily suspended by unanimous consent.

The order of business shall be as follows:

- (1) Approval of the minutes of the previous meeting(s)
- (2) Reports – monthly or annual reports of departments
- (3) Notices and discussions
- (4) Bills, accounts, and estimates
- (5) Appointments
- (6) Suspension of Rules
- (7) Public Works Contracts
- (8) Reports of standing committees
- (9) Unfinished business
- (10) Any item for closed session
- (11) Consent agenda
- (12) Adjournment

Items receiving unanimous consent out of standing committees may be placed in a consent agenda. The consent agenda will be approved with a single voice vote, based on the recommended actions by standing committee, unless an item is removed at the request of the Mayor or a Council Member. Any item requiring a vote other than majority shall not be placed on the consent agenda.

### **Rule IX. – Standing Committees.**

Standing committees of the Common Council shall be as described below along with the primary responsibilities. Items not fitting precisely within the following descriptions may be assigned to the most appropriate of the committees.

- (1) Judiciary & Administration Committee. Meetings of the Judiciary & Administration Committee shall be held at 6:00 p.m. on Tuesday of the week immediately preceding each regular meeting of the Council and shall be assigned matters concerning ordinances, annexations, license and permitting, rezonings, conditional uses, plats, quiet zones, judiciary and legislative matters and policy matters concerning police, fire, airport, La Crosse Center or other departments and boards, commissions, and committees.
- (2) Finance & Personnel Committee. Meetings of the Finance & Personnel Committee shall be held at 6:00 p.m. on Thursday of the week immediately preceding each regular meeting of the Council and shall be assigned matters concerning expenditures and fiscal planning, including the annual budget, bills and special claims, bond issuance, TIF funding, CDBG, insurance, purchase of supplies and equipment, property acquisition and sales, contracts and agreements, leases, easements, fees and assessments; public parks, facilities and buildings; parking, transit and utilities; salaries, contract negotiations and personnel matters.

Following each organizational meeting of the Common Council on the third Tuesday in April of odd years, and no later than ten (10) days thereof, the Council President shall appoint the standing committees with six (6) members to one and seven (7) members to the other. Once Council Members are appointed to a standing committee during the regular two-year session, a

Council Member may voluntarily agree to be reappointed to another standing Committee if the Council President approves of said reappointment.

Unless there is a vacancy on the Council, the Council President shall appoint himself/herself a member of one of the standing committees and shall vote thereon. The Council president may, should there be a vacancy on the Council, appoint himself/herself to a standing committee to fill a vacancy on such committee or delay his/her appointment to a standing committee until the vacancy is filled either by local election or pursuant to sec. 2-106.

At the first meeting of each committee, they shall elect a Chair and Vice Chair. The Chair shall preside at all subsequent meetings of the committee and in his/her absence, the Vice-Chair shall preside. The Council Attendant for standing committees shall record all votes taken by the committee on matters referred to it and the City Clerk shall keep a permanent record of such votes.

The Mayor, Chair, or majority of a committee may call special meetings of a standing committee.

A quorum of a standing committee shall be majority of its membership.

All matters pending before the Council and undisposed of at any meeting shall be referred to the appropriate committee unless otherwise directed by the Council.

#### **Rule X. – Public hearings and procedure.**

The purpose of public hearing shall be to gain information of fact and public opinion concerning an item of business before the Council.

Public hearings may be held during standing committee meetings and shall pertain to matters in each respective committee's hands. All statements shall be restricted to the subject matter of the hearing and shall avoid personality.

All statements shall be directed to the presiding officer, and upon conclusion of a statement, the presiding officer shall permit members of the Council to direct relevant questions to the speaker without initiating debate.

Public hearings shall be limited to 30 minutes when there are opposing viewpoints from the public. In the absence of opposing viewpoints, public hearings are limited to 15 minutes. Public hearing time limits may be extended by a majority vote of the committee. With respect to those matters that require a public hearing per state law, federal law or ordinance, those matters shall not be subject to the same time limitations and shall be subject to reasonable limitations as approved on a case-by-case basis by a majority of the committee.

All speakers at a public hearing shall speak no more than three (3) minutes unless waived by the chair or a majority of the committee. Speakers may not give their time to other people. For the agenda item on the floor, the chair shall call registered speakers to the podium in random order; excepting applicants and/or their agent who shall be given preference on the respective agenda item.

#### **Rule XI. - Limitations on standing committee meeting on same day or evening.**

If two (2) regular monthly standing committee meetings are scheduled on the same day or evening, they shall be scheduled at least one (1) hour apart.

**Rule XII. - President of Council to be ex officio member of standing committees; right of Council President to vote at meetings of standing committees.**

In addition to being an ex-officio member of the standing committees and voting member of one of the standing committees, the Council President may act as a voting member of any standing committee in cases where a quorum is not present in order that such standing committee may conduct business.

**Rule XIII. - Matters tabled by standing committee.**

Should a matter referred to a standing committee of the Council be tabled or held in such committee, such shall be reported to the Council by the committee chair and the Council may by a majority vote take up the matter.

**Rule XIV. - Executive Committee.**

The Executive Committee shall be comprised of the Chairs of each standing committee, the Council President, the Mayor, and a Council Member elected by the Council at the regular May Council meeting following the organizational meeting. The Mayor shall be Chair of the Executive Committee. Such committee shall hold a meeting at any reasonable time upon the request of the Mayor, or any two (2) members of said committee and shall act as a liaison committee and further aid in development of programs for the good of the City.

**Rule XV. – Presentation of business; legislation.**

Unless otherwise directed by the Council, all ordinances and resolutions shall be reduced to writing before being presented and shall be in as complete detail as possible and shall include a legislative staff report. All ordinances and resolutions shall be sponsored by the Mayor or no more than two (2) Council Members. The use of a sponsor's name must be with his or her knowledge and consent.

Except as provided in Rule I for special meetings, all ordinances and resolutions presented to the Common Council shall be submitted to and approved as to form by the City Attorney and items with fiscal impact shall be approved by the Director of Finance. Legislation shall be entered into the legislation management database in a timely manner by the department requesting the legislation or by the department facilitating a council member's request to enter legislation. Legislation receiving complete routing approval on or before 12:00 noon on Friday of the week after the regular Council meeting shall be submitted to the appropriate board, commission or committee and standing committee for recommendation to the Common Council for consideration at its next regular meeting; however, department reports, committee appointments by the Mayor and resolutions approving the monthly bills, estimates, and those awarding public construction contracts are exempt from this provision. If said routing approval date falls on a holiday, such approval date shall occur on the preceding business day.

Citizen petitions, applications, or communications shall be presented in the same manner as ordinances or resolutions, except for items otherwise provided in the Municipal Code of Ordinances and payment of any associated fee, in which case the item may be presented without a sponsor.

Legislation that pertains to adopting the annual operating budget, including, without limitations, a resolution to adopt an annual operating budget, resolution to enact a fee schedule, and resolution adopting the annual Council calendar, shall not require a suspension of Council Rule XV when such legislation is submitted on the Common Council's annual budget meeting



and where such legislation stems from the proposed annual operating budget from the Board of Estimates.

**Rule XVI. - Parliamentary Procedure.**

Except where governed by these rules or other sections of the Municipal Code, or the laws of the State of Wisconsin, the business of the Council shall be conducted in accordance with the most current version of Robert's Rules of Order.

**Rule XVII. – Recognition from presiding officer; speaking more than twice on same question.**

Whenever a member is to speak in debate, or deliver any matter to the Council, he or she shall first gain recognition from the presiding officer, avoid personalities, and confine his or her remarks to the question under debate.

No person shall speak more than twice upon any question without first obtaining leave of the Council or by majority vote.

**Rule XVIII. - Roll call votes.**

After all members have spoken, a roll call shall be called by the presiding officer and the City Clerk shall then record the votes. Once a vote is in progress, further discussion may not occur.

Every member, when a vote is taken, shall be expected to vote "aye" or "no." In the event a member abstains from a vote, it is expected that said member state their intention and the reason for abstaining.

While a vote is being recorded, it shall not be in order for any member to explain his or her vote.

Any unexcused absence at the time of a roll call vote is taken, shall be recorded as “non-voting” or “absent”.

Any member desiring to change their vote on any question must do so before the presiding officer announces the result of the vote.

**Rule XIX. - Reconsiderations.**

Any member voting on the prevailing side of a question may move to reconsider at the same meeting or prior to the next regular Council meeting and if a majority of members present shall be in favor of a reconsideration, the subject shall be before the Council for further action.

A member considering reconsideration at a succeeding meeting shall notify the City Clerk no less than twenty-four (24) hours prior to the time of the meeting of his or her intentions so the matter can be placed on the agenda.

**Rule XX. - Amendment to rules.**

These rules may be amended by resolution with a concurrence of two-thirds (2/3) of the members present.

**Rule XXI. - Suspension of rules.**

These rules of procedure and order of business shall be invariably adhered to unless the same be temporarily suspended by a minimum of two-thirds (2/3) vote of the members of the Council voting on the proposed suspension, except only a majority of those voting is required to suspend the rules to allow a public hearing at a meeting of the Common Council. Rules may not be suspended as they pertain to quorum.

**Rule XXII. - Notice of meetings.**

The Mayor and all Council Members shall receive notice of any regular or special meetings of the Council and notice of regular or special committee, boards, or commission meetings.

**Rule XXIII. – Notice of pending matters, department head and other official attendance at meetings.**

The City Clerk shall send meeting agendas to department heads and other officials who may have matters pending before the Council. It is further expressly made the duty of such department or official having charge of any pending matter to attend the meeting to inform the Council as necessary of the matter being considered.

**Rule XXIV. - Presence required at meetings, sanctions for nonattendance at meetings.**

Every Council Member who for whatever reason cannot attend a scheduled meeting shall notify the City Clerk and:

- (1) In the case of a Council, Council Planning or Executive Committee meeting, the Mayor and Council President.
- (2) In the case of a standing committee meeting, the committee chair.

All such excused absences shall be entered in the record. In cases where unavoidable circumstances make advance notice impossible, the notification of excused absence shall be filed with the City Clerk within one (1) week of the absence and entered into the record. Any Council Member who because of an emergency cannot file prior notification of absence may be excused by orally notifying, at any time prior to or during the meeting, another Council Member or City Clerk, who shall so advise the Common Council.

Those Council Members who are consecutively absent for a period of sixty (60) days or more from Council meetings, Council Planning and standing committee meetings shall not receive their salary and expenses for said corresponding period of time for said absence unless said absences are for good cause as determined by the Council President with the right to appeal to the entire Council, including matters beyond the control of the Council Member.

**Rule XXV. – Electronic attendance at meetings – policy, requirements, and responsibilities.**

Electronic meeting attendance for voting members should be used sparingly and in conformance with the provisions described herein.

The presiding officer of the respective bodies shall appear in person.

Members of the Council may attend any open meeting via electronic attendance, provided that such attendance is compliant with these rules and any applicable laws.

The presence of a quorum shall be determined by those present in-person and by the participation list of those attending electronically via the City's chosen video conferencing system. A quorum call may be made by any member during the meeting.

Members of the Council attending electronically have the following responsibilities:

- (1) Voting members shall notify the chair of the respective body and City Clerk with as much notice as possible prior to the meeting.
- (2) Have the communications equipment necessary to attend the meeting electronically.
- (3) Voting members must be able to participate using the applicable video conferencing system both visibly and audibly, in real time, for the purpose of discussion and voting. Remote appearance by audio only is permissible only if appearance by video is impracticable but must use the call-in feature of the applicable video conferencing system.
- (4) To seek recognition by the chair, a member shall use the raise hand feature in the video conferencing system or voting application.
- (5) A member who leaves the meeting before adjournment shall announce his or her departure but may not interrupt a speaker to do so.

The chair may cause or direct the disconnection or muting of a member's connection if it is causing undue interference. The chair's decision to do so shall be announced during the meeting and recorded in the minutes.

Attendance in closed sessions must be in-person to preserve and protect confidentiality. In the event electronic attendance is allowed in closed session by suspension of the rules or otherwise, those attending electronically shall affirm to the chairperson that no other person is present, listening, transmitting, or recording the closed session.

### **Rule XXVI. – Electronic Devices and Communications.**

Any electronic communication device not used for the purpose of conducting meeting business shall be silenced or turned off so as not to interfere with, distract from, or disrupt the conduct of a public meeting. Electronic devices shall not be used for social media or entertainment purposes during governmental meetings. The use of any communication device to transmit or record a closed session is prohibited.

No member of the Council shall communicate electronically with another member of the Council during a meeting on any matter on the meeting agenda.

### **Rule XXVII. – Conduct of Officials.**

The conduct of public officials shall be above reproach and avoid the appearance of impropriety. Public officials may disagree during debate of issues; however, the debate should be civil and cordial. Public officials shall refrain from the abusive conduct, personal charges, and written/verbal attacks, including via social media, upon the character or actions of other Council Members or of members of other boards, commissions, committees, City staff, or the public.

Public officials shall prepare for meetings to conduct the business of the City in a meaningful manner regarding the public issues to be debated. Public officials will listen courteously and attentively to all public discussion before the body and focus on the business being conducted.

Public officials shall refrain from interrupting other speakers, making personal comments not related to the public discussion, or otherwise interfere with the orderly conduct of the meeting.



# **CITY OF LA CROSSE**

**400 La Crosse Street  
La Crosse, Wisconsin 54601  
(608) 789-CITY  
[www.cityoflacrosse.org](http://www.cityoflacrosse.org)**

## LEGISLATION STAFF REPORT FOR COUNCIL

File ID            Caption

Staff/Department Responsible for Legislation

Requestor of Legislation

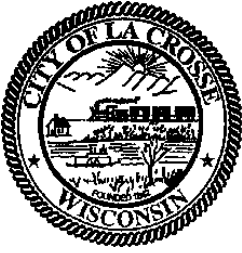
Location, if applicable

Summary/Purpose

Background

Fiscal Impact

Staff Recommendation



# City of La Crosse

## Governmental Meetings Recording Policy

Effective xx-xx-xxxx

### Policy

It is policy that open sessions of governmental meetings with legislative decision-making authority be recorded electronically, when possible, and the video recording be posted to the Legislation Information Center on the City website.

### Purpose

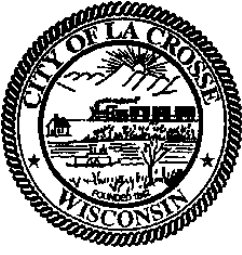
The purpose of this policy is to provide open and transparent access to government proceedings when legislative decisions are being made. It provides a historical record that can be used for verification of decisions and as a reminder of past events and actions with no detail being lost or forgotten.

### Guidelines

Meetings held in the City Hall Council Chambers can utilize the Granicus solution to record meetings and seamlessly upload them to the Legislation Information Center (LIC). Meetings held outside of the Council Chambers may not have access to the Granicus solutions in which case recordings using a video conferencing platform (i.e. Lifesize, Zoom, etc.) can be manually uploaded into the Granicus solution.

Once video recordings are uploaded to LIC, the goal is to maintain the video as long as possible with a goal of perpetuity in cloud storage. Any video stored on the City server will be retained pursuant to the City record retention policy as a meeting recording used to produce minutes and will not be stored permanently.

Record Series Title	Series Description	Retention	Confidential	WHS Notification
Audio Tapes	Recordings of meetings used to produce minutes. Authority provided by Wis. Stat. § 19.21(7).	Event+90 days; Event=Date the minutes have been approved and published	No	Waived



# City of La Crosse Legislative Staff Report Policy

Effective January 1, 2022

## Policy

It is policy that when submitting resolutions or ordinance to the Common Council, a legislative staff report be attached at the time it is entered into Legistar (legislative management software) and submitted for review and approval.

## Purpose

The purpose of the legislative staff reports is to provide the reasoning and proposed outcome of the legislation as well as background information.

The legislative staff report is a summary of the legislation topic and an open and transparent effort to assist the council and the public understand the reason for the legislation, not only present time but in future years.

## Guidelines

The legislative staff report should be completed by the requestor of the legislation; not the staff member tasked with entering the legislation in Legistar. If a council member is requesting legislation, they should prepare the staff report.

Staff reports are a summary and are limited to one page.

*File ID and Caption\* – File ID number generated by Legistar and caption from legislation.*

*Staff/Department Responsible for Legislation\* – contact person for the legislation; someone who has knowledge and can answer questions.*

*Requestor\* – person requesting the legislation – mayor, council member, department.*

*Location – if legislation pertains to a place, site, venue, etc.; provide address or general location.*

*Purpose\* – why is the legislation needed and what is it doing.*

*Background\* – circumstances leading to the need for the legislation.*

*Fiscal impact – if there are costs or funding necessary, provide amount and how it will be allocated.*

*Staff Recommendation – if staff has a recommendation, provide that information.*

\*Required fields.





## City of La Crosse Rules, Guidelines, and Decorum for Public Hearings

The purpose of public hearing is to gain information of fact and public opinion concerning an item of business before the Council. Public hearings may be held during standing committee meetings (J&A and F&P) and shall pertain to matters in each respective committee's hands. All statements shall be restricted to the subject matter and shall avoid personality.

### Time Considerations

Public hearings shall be limited to 30 minutes when there are opposing viewpoints from the public. In the absence of opposing viewpoints, public hearings are limited to 15 minutes. Public hearing time limits may be extended by a majority vote of the committee. With respect to items that require a public hearing per federal, state, or local law, those matters shall not be subject to the same time limitations and shall be subject to reasonable limitations as approved by a majority of the committee. These items are marked "public hearing" on the agenda.

All speakers at a public hearing shall speak no more than three (3) minutes unless waived by the chair or a majority of the committee. Speakers may not give their time to other people. The chair shall call registered speakers to the podium in random order; excepting applicants and/or their agent who shall be given preference on the respective agenda item. Following each public speaker, the chair shall permit members of the Council to direct relevant questions to the speaker without initiating debate. Questions of the individual are not included in the time limitations.

Speakers shall sign up at least two (2) hours in advance of the meeting using the online submission form or by contacting the City Clerk and by providing name, municipality of residence, agenda item, position – support, oppose, neutral. Anyone registering to speak in person before the meeting should arrive early; sign ups close 10 minutes before the start of the meeting. Sign up instructions will be noted on meeting agendas.

### Public Comment

Speakers are to address their remarks to the committee and not to other meeting participants or staff. The chair/speaker should refrain from back-and-forth exchanges.

Speakers must adhere to time limits. To be consistent and fair, a timer may be used.

The committee has the right to invite anyone to speak whom it wishes to hear from at other times than the public comment period. This is done by either unanimous consent or a majority vote.

### Guidelines for Speakers

- When called, approach the speaker's podium/microphone, and state your name and municipality of residence.
- If attending virtual, keep camera and microphone off until recognized by the chair. Once recognized, unmute your microphone to speak (camera optional for public).
- Keep comments relevant to the subject matter and as brief as possible trying not to duplicate information that has already been presented by another speaker.

### Behavioral Expectations

Both the council members and the public should model courtesy and respect.

Do not interrupt the proceedings with applause, heckling, outbursts, or other disruptive behavior. Waiving of signs, flags or other items that may be disruptive is not allowed.

When attending virtually, limit your distractions to other participants when you are on camera (i.e. surroundings, moving about, eating, etc.).

### Written Comments

In lieu of public comments, any person may provide written comment to the City Clerk which will be made a part of the legislative record.



# City of La Crosse, Wisconsin

City Hall  
400 La Crosse Street  
La Crosse, WI 54601

## Text File

File Number: 23-0393

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**Agenda Date:** 5/2/2023

**Version:** 1

**Status:** New Business

**In Control:** Judiciary & Administration Committee

**File Type:** Application

**Agenda Number:**



# City of La Crosse, Wisconsin

## APPLICATION FOR EXPANSION OF ALCOHOL BEVERAGE LICENSE AND STREET PRIVILEGE PERMIT

\*Must be filed in conjunction with a Special Event Application.

Fee: \$ \_\_\_\_\_

The undersigned licensee requests permission to expand the following license(s) onto public property for the purpose set forth below. Check all license that apply.

- Combination "Class B" Beer & Liquor
- Class "B" Beer
- "Class C" Wine

BUSINESS INFORMATION				
Legal/Real Name: <span style="font-size: 1.2em;">The Charmant Hotel, LLC</span>		Trade Name: <span style="font-size: 1.2em;">The Charmant Hotel</span>		
Address: <span style="font-size: 1.2em;">101 State Street - La Crosse, WI 54601.</span>				
Phone Number: <span style="font-size: 1.2em;">708-519-8800</span>		Name of Agent (If Corporation/LLC): <span style="font-size: 1.2em;">Libby Weber</span>		
EXPANSION INFORMATION				
Date of Expansion - must be between Memorial Day and Labor Day: <span style="font-size: 1.2em;">Friday - August 18<sup>th</sup>, 2023</span>				
Time of Expansion - when alcohol will be sold, possessed or consumed in the public way: Start <span style="font-size: 1.2em;">4pm</span> End <span style="font-size: 1.2em;">11pm</span>				
Describe Area of Expansion - Where Alcohol Will be Present: <span style="font-size: 1.2em;">100 Block of State Street - Downtown La Crosse</span>				
Reason for Expansion: <span style="font-size: 1.2em;">2023 River Feast Annual Event</span>				
PERSON IN CHARGE				
Name:                      First                      Middle                      Last <span style="font-size: 1.2em;">Stacy                      Jean                      Erickson</span>				
Address:                      Street                      City                      State                      Zip Code <span style="font-size: 1.2em;">W1627 City Rd 2B                      Onalaska                      WI                      54650</span>				
Phone Number: <span style="font-size: 1.2em;">310-333-4055</span>				

I have obtained written consent of at least two-thirds (2/3rds) of the abutting and adjacent property owners in support of this request for expansion and those signatures are attached hereto.

The above hereby makes application to expand its alcohol beverage license into a public way as described. I further state that I have received a copy of the Conditions for a Street Privilege Permit permitting the sale, possession and consumption of alcohol on a City street and agree to abide by the same and with all applicable state and local regulations including, but not limited, to the sale and service of alcoholic beverages, fencing and adherence to noise levels.

\_\_\_\_\_  
 Signature of Applicant

3/22/2023  
 Date

We, the undersigned, represent at least two-thirds (2/3rds) of the abutting and adjacent property owners who are affected by the **Application for Expansion of Alcohol Beverage License and Street Privilege Permit** requested by \_\_\_\_\_. We further state that we support the event to be held on \_\_\_\_\_.

NAME (Print) \_\_\_\_\_ ADDRESS \_\_\_\_\_

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

NAME (Print) \_\_\_\_\_ ADDRESS \_\_\_\_\_

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

NAME (Print) \_\_\_\_\_ ADDRESS \_\_\_\_\_

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

NAME (Print) \_\_\_\_\_ ADDRESS \_\_\_\_\_

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

NAME (Print) \_\_\_\_\_ ADDRESS \_\_\_\_\_

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

NAME (Print) \_\_\_\_\_ ADDRESS \_\_\_\_\_

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

NAME (Print) \_\_\_\_\_ ADDRESS \_\_\_\_\_

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

NAME (Print) \_\_\_\_\_ ADDRESS \_\_\_\_\_

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

NAME (Print) \_\_\_\_\_ ADDRESS \_\_\_\_\_

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

NAME (Print) \_\_\_\_\_ ADDRESS \_\_\_\_\_

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

We, the undersigned, represent at least two-thirds (2/3rds) of the abutting and adjacent property owners who are affected by the **Application for Expansion of Alcohol Beverage License and Street Privilege Permit** requested by The Charmant Hotel. We further state that we support the event to be held on 8/19/2023.

NAME (Print) Kristine H. Cleary ADDRESS See addresses Below:  
SIGNATURE Kristine H. Cleary DATE 3/22/23

- 100 2<sup>nd</sup> St. N., Parcel 20007-10 (100 Harborview Plaza City side)
- 100 Harborview Plaza (building) Parcel 120001-10
- 121 State Street (2<sup>nd</sup> & State parking lot) Parcel 1-20008-50
- 129 State Street (2<sup>nd</sup> & State parking lot) Parcel 1-20008-40

NAME (Print) \_\_\_\_\_ ADDRESS \_\_\_\_\_  
SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

NAME (Print) \_\_\_\_\_ ADDRESS \_\_\_\_\_  
SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

NAME (Print) \_\_\_\_\_ ADDRESS \_\_\_\_\_  
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NAME (Print) \_\_\_\_\_ ADDRESS \_\_\_\_\_  
SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

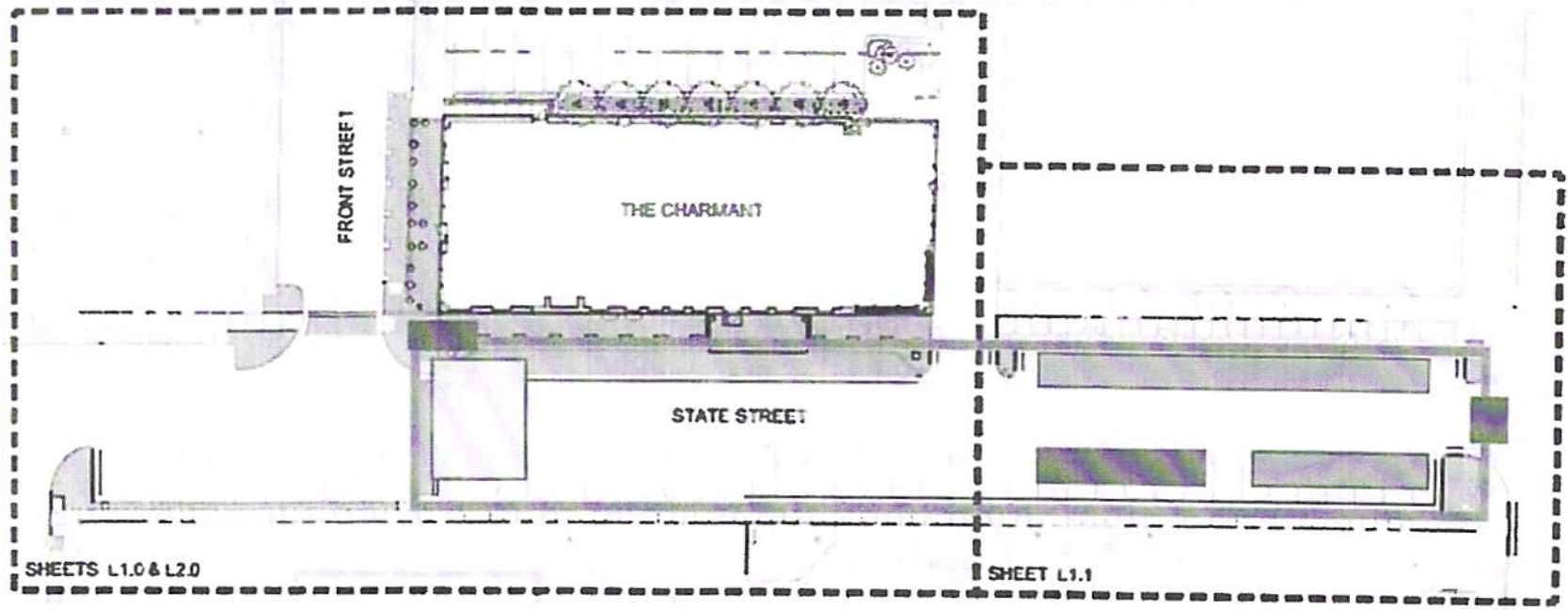
NAME (Print) \_\_\_\_\_ ADDRESS \_\_\_\_\_  
SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

NAME (Print) \_\_\_\_\_ ADDRESS \_\_\_\_\_  
SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

2023  
~~2018~~  
~~8/14/20~~

Charmant Hotel – River Roast 2018 Layout 8-17-18

Stage	Restrooms	Entrance/Exits
Fencing	F&B Area	Ticket Purchase



RiverRoast is an annual event that highlights live music for the local La Crosse community to enjoy. This event is free to the public and it serves as a thank you to the community for being so supportive of our establishment. We also like to highlight local vendors we work with and use their product in the F&B offerings. We will have music starting at 5pm and ending at 10pm with a few different bands (TBD). We have received approval from the Board of Public Works for a street permit and are requesting an expanded license for alcohol to be served on State St.



## **CITY CLERK'S OFFICE**

400 La Crosse Street  
La Crosse, Wisconsin 54601  
(608) 789-7510  
cityclerk@cityoflacrosse.org  
www.cityoflacrosse.org

April 4, 2023

STACY ERICKSON  
THE CHARMANT HOTEL LLC  
101 STATE ST  
LA CROSSE WI 54601

Dear Stacy,

Our office is in receipt of the application for Expansion of Alcohol Beverage license for The Charmant Hotel for a special event on Friday, August 18, 2023 at 101 State Street (RiverRoast 2023).

Said application will be considered at the following meetings:

**Judiciary & Administration Committee**

**Tues., May 2, 2023, 6:00 p.m.**

**Council Chambers, City Hall – 400 La Crosse St.**

**Common Council**

**Thurs., May 11, 2023, 6:00 p.m.**

**Council Chambers, City Hall – 400 La Crosse St.**

*Note: The Special Event application that was also submitted does not require Council approval; it is routed internally for approval by the affected departments.*

We recommend someone attend the J&A meetings where public hearing is allowed; there may be questions or comments from a committee or council member or another citizen. Public hearing is not allowed at the Council meeting, though, you are welcome to attend.

Attendance is allowed either in person or virtually. If you wish to attend virtually, please email me for the link to participate. If you have any questions, comments, or concerns; do not hesitate to contact me.

Sincerely,

Sondra Craig  
Deputy Clerk  
[craigs@cityoflacrosse.org](mailto:craigs@cityoflacrosse.org)  
608-789-7549



# City of La Crosse, Wisconsin

City Hall  
400 La Crosse Street  
La Crosse, WI 54601

## Text File

File Number: 23-0396

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**Agenda Date:** 5/2/2023

**Version:** 1

**Status:** New Business

**In Control:** Judiciary & Administration Committee

**File Type:** Resolution



Resolution amending membership of the City of La Crosse Racial Equity Team to ten (10) members.

RESOLUTION

WHEREAS, the City of La Crosse Racial Equity was created by Resolution 201244 and adopted by City of La Crosse Common Council on November 12, 2020; and

WHEREAS, the City of La Crosse Racial Equity team expanded membership to fourteen (14) members by Resolution 21-1399 which was adopted by City of La Crosse Common Council on November 11, 2021; and

WHEREAS, the City of La Crosse Racial Equity Team has had difficulty making quorum on a consistent basis; and

WHEREAS, current members of the City of La Crosse Racial Equity Team unanimously agreed at the meeting on February 22, 2023 to reduce the membership to ten (10) members.

NOW, THEREFORE, BE IT RESOLVED by the Common Council of the City of La Crosse that it hereby approves the reduction of staff membership to the City of La Crosse Racial Equity Team from fourteen (14) to ten (10) employee appointments.

BE IT FURTHER RESOLVED that the Mayor and various City department staff are hereby authorized to effectuate this resolution.



# **CITY OF LA CROSSE**

**400 La Crosse Street  
La Crosse, Wisconsin 54601  
(608) 789-CITY  
[www.cityoflacrosse.org](http://www.cityoflacrosse.org)**

## LEGISLATION STAFF REPORT FOR COUNCIL

File ID            Caption

Staff/Department Responsible for Legislation

Requestor of Legislation

Location, if applicable

Summary/Purpose

Background

Fiscal Impact

Staff Recommendation



# City of La Crosse, Wisconsin

City Hall  
400 La Crosse Street  
La Crosse, WI 54601

## Text File

File Number: 23-0409

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**Agenda Date:** 5/2/2023

**Version:** 1

**Status:** New Business

**In Control:** Judiciary & Administration Committee

**File Type:** Application

**CONDITIONAL USE PERMIT APPLICATION**

Applicant (name and address):  
Christopher and Kelly Jo Eberlein

4816 Stanley Court, La Crosse 54601

Owner of property (name and address), if different than Applicant:

Architect (name and address), if applicable:

Professional Engineer (name and address), if applicable:

Contractor (name and address), if applicable:  
Jonathan Powell

W5846 County Road V, Holmen WI, 54636-9022

Address(es) of subject parcel(s): 4808 Stanley Court

Tax Parcel Number(s): 17-10405-16

Legal Description (must be a recordable legal description; see Requirements):  
CERTIFIED SURVEY MAP NO. 185 VOL 19 LOT 5 DOC NO. 1803299 T/W ACCESS ESMT IN DOC  
NO. 1797560 *See attached CSM*

Zoning District Classification: R-1 *~ Single Family*

A Conditional Use Permit is required per La Crosse Municipal Code Sec. 115-343 *(15)*  
If the use is defined in Sec.:

- 115-347(6)(c)(1) or (2), see "\*" on the next page.
- 115-353 or 356, see "\*\*\*" on the next page.

Is the property/structure listed on the local register of historic places? Yes \_\_\_\_\_ No

Description of subject site and **CURRENT** use:  
Vacant Lot with small storage shed. Lot is used for storage/gardening

Description of **PROPOSED** site and operation/use (detailed plan of the proposed site):  
Build a detached garage for personal use equipment and recreation, in accordance with building code.  
28x34 with 10 foot side walls less than 17 feet in height. LP Smart Siding glacier white color/black trim.  
Asphalt shingles to match house on adjacent lot for roofing.

Type of Structure **proposed**: Detached Garage 28x34 LP smart siding, asphalt shingles

Number of **current** employees, if applicable: N/A

Number of **proposed** employees, if applicable: N/A

Number of **current** off-street parking spaces: 0

Number of **proposed** off-street parking spaces: 0

**\* If the proposed use is defined in Sec. 115-347(6)(c)**

\_\_\_\_\_ (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. Will there be 3 or more employees at one time? Y\_\_ N\_\_

or

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

Where the side or rear lot line abuts or is located across an alley from any residential zoning district, abutting residential property owners shall be notified of the privacy fence provision by the City Clerk.

Any Conditional Use Permit required pursuant Sec. 115-347(6) shall be recorded with the La Crosse County Register of Deeds at the owner's expense.

**\*\*If the proposed use is defined in Sec. 115-353 or 115-356, abutting property owners shall be notified of the privacy fence provision by the City Clerk.**

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

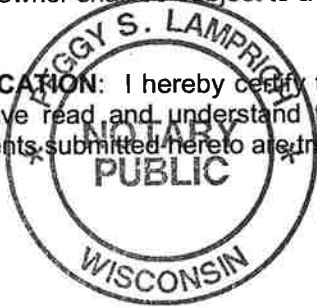
Check here if proposed operation or use will be green space: \_\_\_\_\_

Applicant/property owner may be subject to a payment in lieu of taxes for a period of twenty (20) years or until the property tax valuation of any new structure or improvements is equal to or greater than the base year valuation of the improvement or structure being demolished.

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

If the above paragraph is applicable, the Conditional Use Permit shall be recorded with the La Crosse County Register of Deeds and should the applicant not complete the replacement structure of equal or greater value within two (2) years of the issuance of any demolition/moving permit, the applicant or property owner shall be subject to a forfeiture of up to \$5,000 per day for each day not completed.

**CERTIFICATION:** I hereby certify that I am the owner of the subject parcel(s) or authorized agent 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) 4/5/23 (date)  
608 397 3212 (telephone) lcrosse4816@gmail.com (email)

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

Personally appeared before me this 5<sup>th</sup> day of April, 2023, the above named individual, to me known to be the person who executed the foregoing instrument and acknowledged the same.

Peggy S. Lamprich  
Notary Public  
My Commission Expires: September 28, 2023

**Applicant shall, before filing with the City Clerk's Office, have this application reviewed and the information verified by the Director of Planning & Development.**

Review was made on the 10<sup>th</sup> day of April, 2023.

Signed: [Signature]  
Director of Planning & Development

With Regard to 4808 Stanley Court:

We are applying for a conditional-use permit to build an accessory structure on 4808 Stanley Court for personal/recreational uses. This structure is needed due to the maintenance and recreation equipment needed to care for our current acreage. This is a unique property within the city limits due to the large lot size and geography along Smith Valley Creek.

We have resided on the adjacent lot at 4816 Stanley Court for the past 18 years. Due to superior access from Eastbrook Ave., we purchased an additional 1 acre of land from our neighbor which includes a permanent easement agreement.

We applied for a building permit to build the accessory structure and was directed to split the lot to obtain approval for the building. This purchase and the lot split were done in 2022.

Our plan is to build a code-compliant accessory building on this new, additional lot on 4808 Stanley Court. This will be built at the required flood plain elevation that has already been surveyed. The structure is designed to complement the current house at 4816 Stanley Court, including matching roofing and siding. We will not sell off the second lot for an additional house. Access for the proposed structure will be via the easement from Eastbrook Ave.

Chris and Kelly Eberlein



# La Crosse Fire Department

Division of Community Risk Management

inspection@cityoflacrosse.org (P) 608.789.7530 (F) 608.789.7589  
http://www.cityoflacrosse.org/your-government/departments/fire-department



Revision 5/27/2021

## APPLICATION FOR *BUILDING* PERMIT

Application Number \_\_\_\_\_ Date \_\_\_\_\_ Parcel Number: \_\_\_\_\_

<b>OWNER INFORMATION</b>					
Name: Chris and Kelly Eberlein					
Address of Above: Street 4816 Stanley Court			City La Crosse	State WI	Zip Code 54601
Phone:	Cell: 6083973212	Fax:	Email: cksse4816@gmail.com		
<b>CONTRACTOR INFORMATION</b>					
Name: Jonathan Powell					
Address of Above: Street W5846 County Road V			City Holmen	State WI	Zip Code 54636
Phone:	Cell: 6087697604	Fax:	Email: jdpowellconstruction@gmail.com		
<b>PROJECT INFORMATION</b>					
Project Address: 4808 Stanley Court La Crosse WI 54601					
Construction Cost: \$60000		Description of Work: <small>If Demolition include intended use of land after demolition</small> Build 28x34 foot detached garage on floating slab above flood plain. 10 foot sidewalls, peak height 17 foot, 8 foot garage doors.			
Project Type: <input type="checkbox"/> Building <input type="checkbox"/> Addition <input type="checkbox"/> Sign <input type="checkbox"/> Alteration/Remodel <input type="checkbox"/> Demolition					
Architect/Engineer Name:		Architect/Engineer Phone:		Level of Alteration (per IEBC):	
<b>PROPERTY INFORMATION</b>					
Zoning:	Nbr. Dwling Units:	Flood Plain: <input type="checkbox"/> Yes <input type="checkbox"/> No	Fire Limits: <input type="checkbox"/> Yes <input type="checkbox"/> No	Archaeological District: <input type="checkbox"/> Yes <input type="checkbox"/> No	
Building Construction Type:			Occupancy Type:		
<b>FEE INFORMATION</b>					
Copies: \$	Plan Review: \$	Permit: \$	Record Mtce: \$	Other: \$	Total: \$

IT IS HEREBY AGREED between the applicant, as owner, owner's agent or servant, and the City of La Crosse that for and in consideration for the premises and of the permit to construct, erect, alter, move, raze, or install and the occupancy of a building or property as above described, to be issued and granted by Fire Prevention and Building Safety of the City of La Crosse, that the work thereon will be done in accordance with the descriptions set forth in this statement, and as more fully described in the specifications and plans herewith filed; and it is further agreed to construct, erect, alter, move, raze or install and occupy in strict compliance with the ordinances of the City of La Crosse, and to obey any and all lawful orders of Fire Prevention and Building Safety of the City of La Crosse and State of Wisconsin laws relating to the construction, alteration, repairs, removal and safety buildings and other structures and permanent building equipment.

Jonathan Powell

Agent/Contractor:

(Print)

(Sign)

3/20/23

(Date)

DLG-047200439

(WI Cred/Qual)

Chris Eberlein

Owner:

(Print)

(Sign)

3/16/23

(Date)

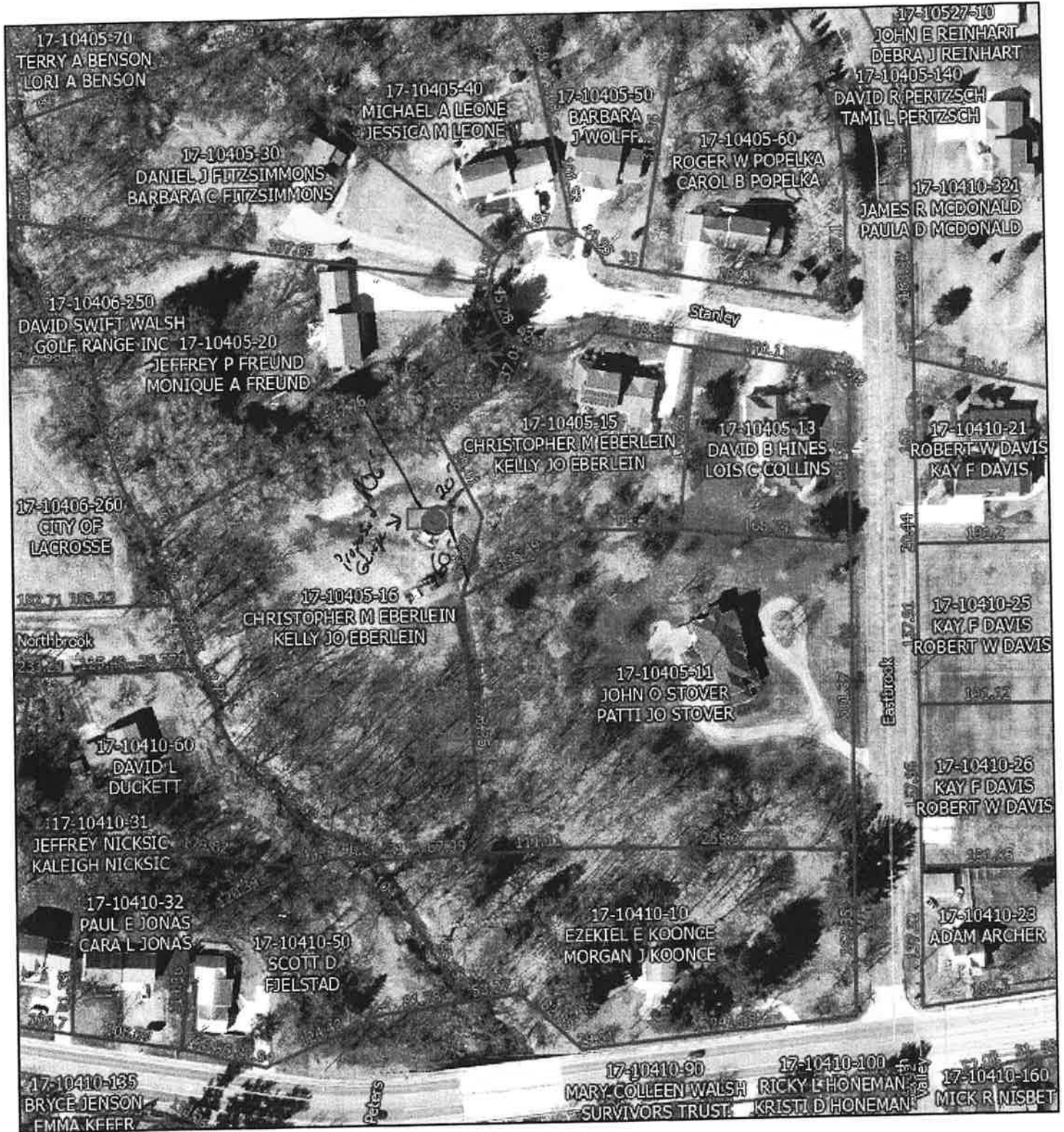
### OFFICE USE ONLY

Application Approved:

Inspector:





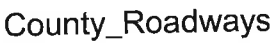


Date:

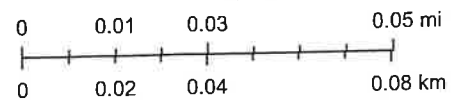
# ArcGIS Web Map



3/16/2023, 2:57:23 PM

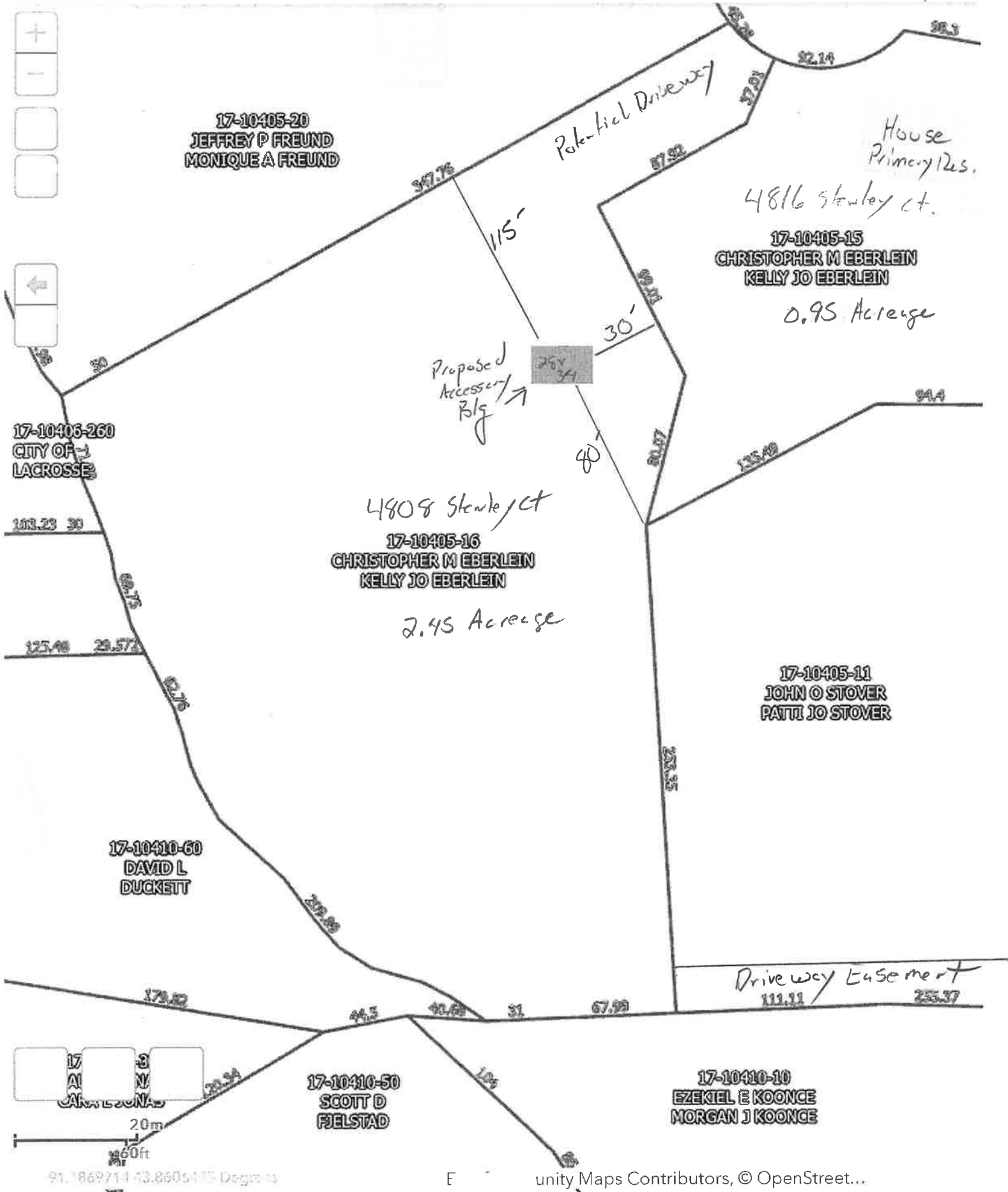
1:2,257

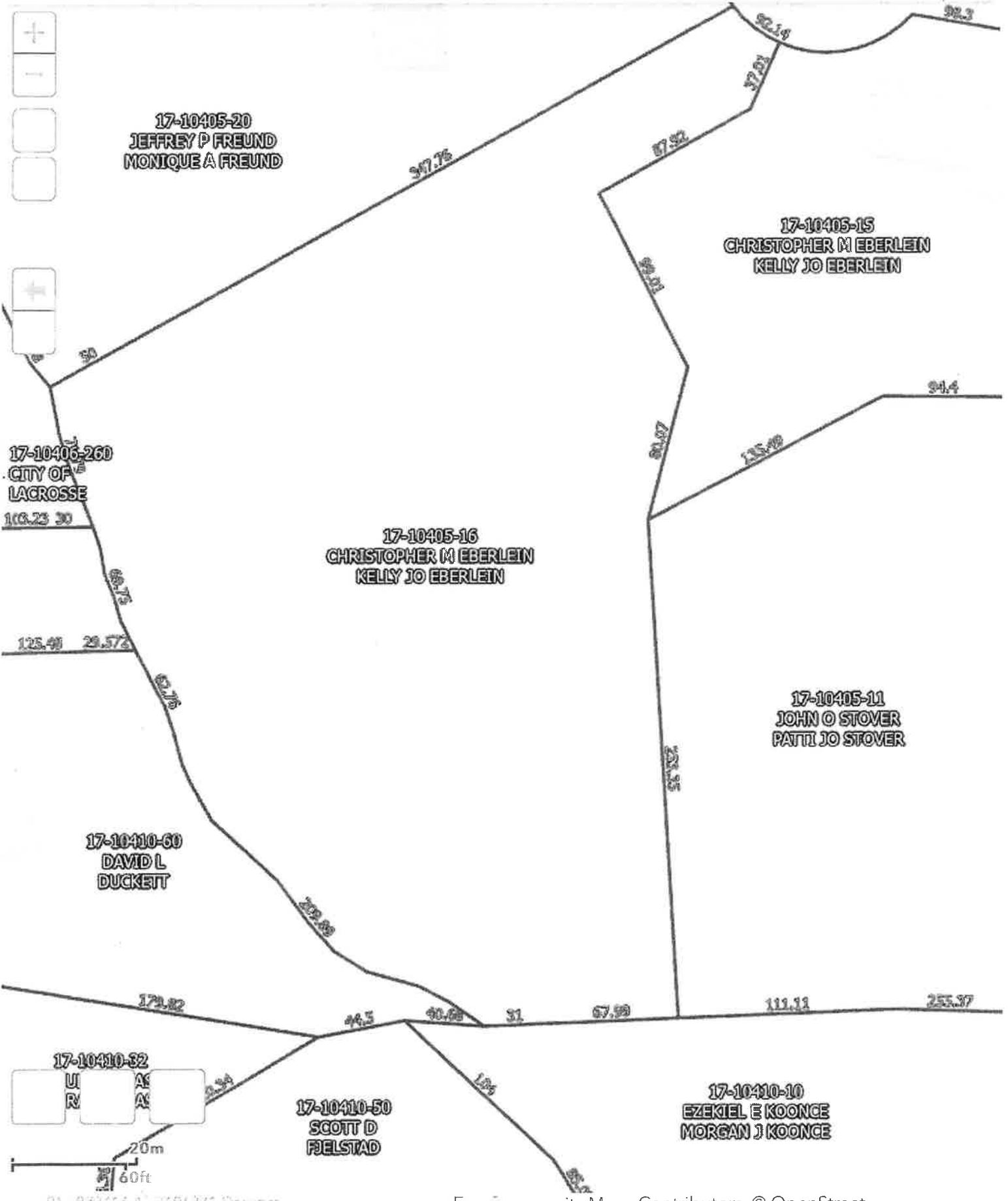
-  Municipal Boundaries Labels
-  Municipality Limits
-  Tax Parcels
-  TaxParcelArcs
-  County\_Roadways
-  County
-  Municipal



La Crosse County







17-10405-20  
JEFFREY P FREUND  
MONIQUE A FREUND

17-10405-15  
CHRISTOPHER M EBERLEIN  
KELLY JO EBERLEIN

17-10405-16  
CHRISTOPHER M EBERLEIN  
KELLY JO EBERLEIN

17-10405-11  
JOHN O STOVER  
PATTI JO STOVER

17-10410-60  
DAVID L  
DUCKETT

17-10410-50  
SCOTT D  
FELSTAD

17-10410-10  
EZEKIEL E KOONCE  
MORGAN J KOONCE

17-10406-260  
CITY OF  
LACROSSE

17-10410-82  
U R A C  
R A C



DocId:8420716

Tx:4119336

1803299

LACROSSE COUNTY  
REGISTER OF DEEDS  
ROBIN L. KADRMAS

RECORDED ON  
12/19/2022 03:31 PM  
PAGE COUNT: 2  
VOLUME: 19 PAGE: 185

# CERTIFIED SURVEY MAP

LOCATION: LOT 2 AND PART OF LOT 1, C.S.M. #138, VOL. 7,  
DOC. #1174707, LOCATED IN PART OF THE  
NW 1/4-SW 1/4, SECTION 14, T.16N., R.7W.,  
CITY OF LA CROSSE, LA CROSSE COUNTY, WI

PREPARED AT THE DIRECTION OF:  
OWNER:  
CHRISTOPHER & KELLY JO EBERLEIN  
4816 STANLEY COURT  
LA CROSSE, WI 54603

NORTH



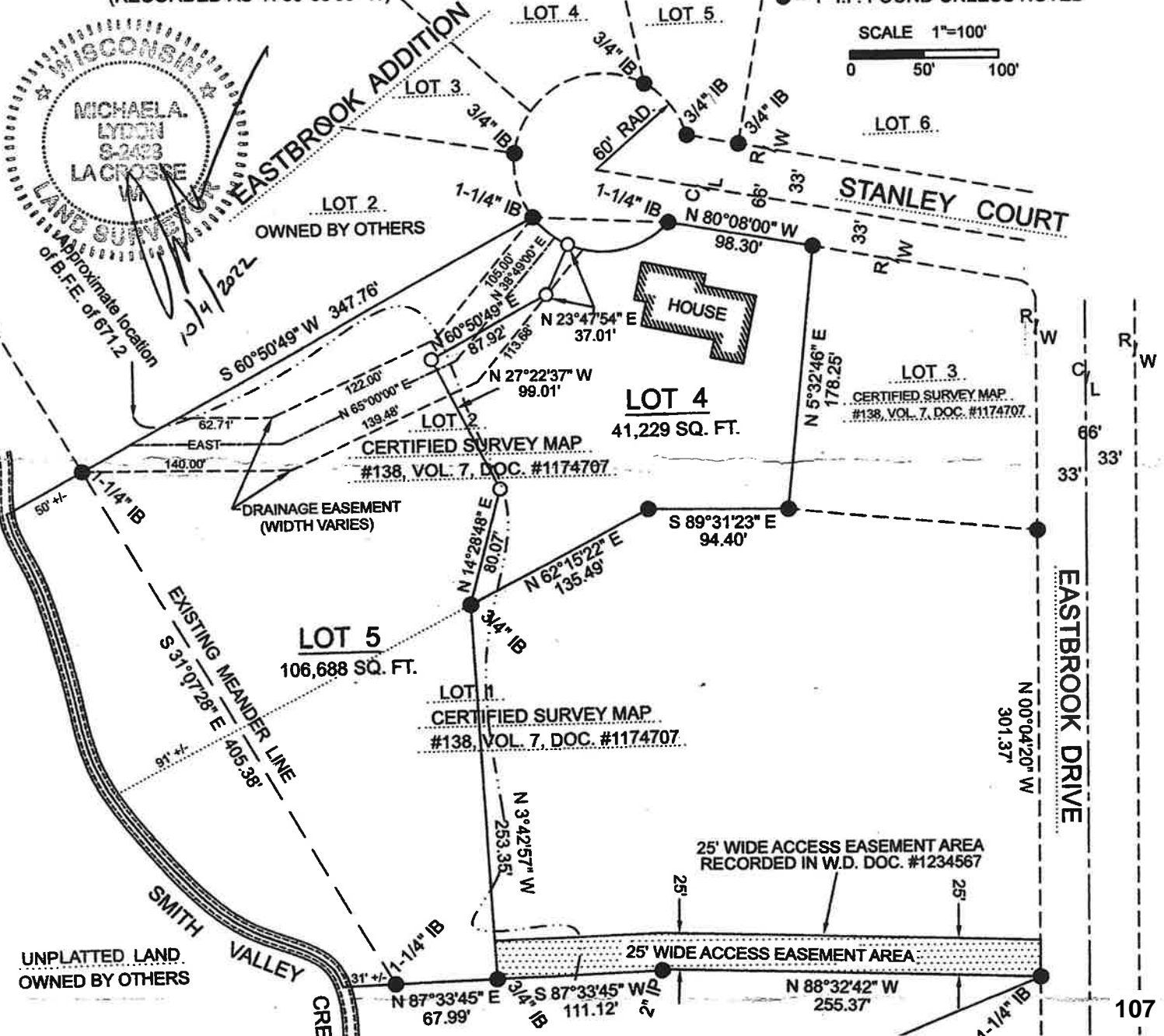
## LEGEND

- ⊕ = EXISTING SECTION CORNER MONUMENT AS NOTED
- = 3/4" X 24" IRON BAR SET WEIGHING 1.50 LBS. PER LIN. FT.
- = 1" I.P. FOUND UNLESS NOTED

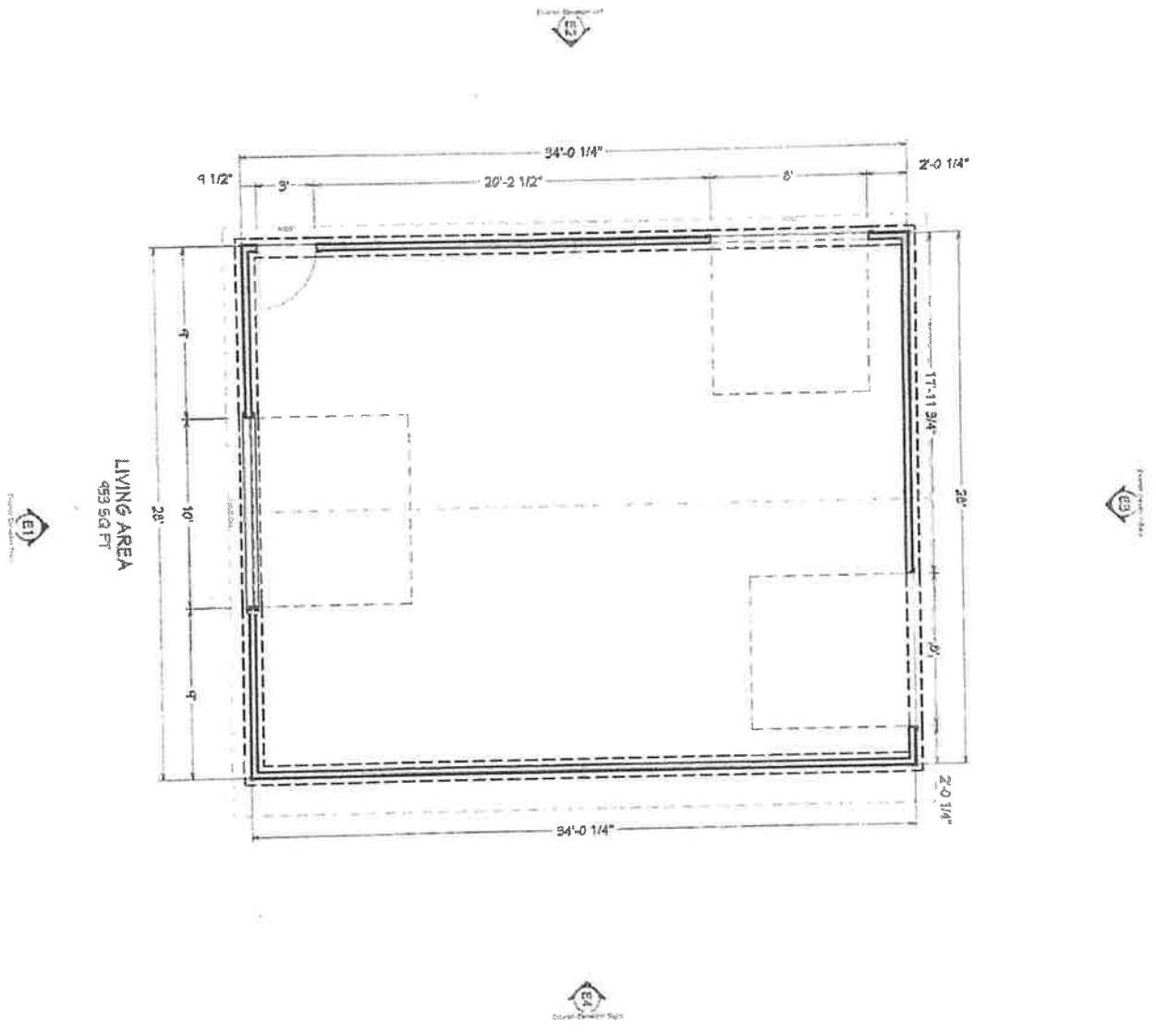
SCALE 1"=100'



BEARINGS ARE REFERENCED TO THE  
RECORDED BEARINGS ON C.S.M. #138, VOL. 7,  
DOC. #1174707 - THE SOUTH RIGHT OF WAY OF STANLEY COURT  
(RECORDED AS N 80°08'00" W)



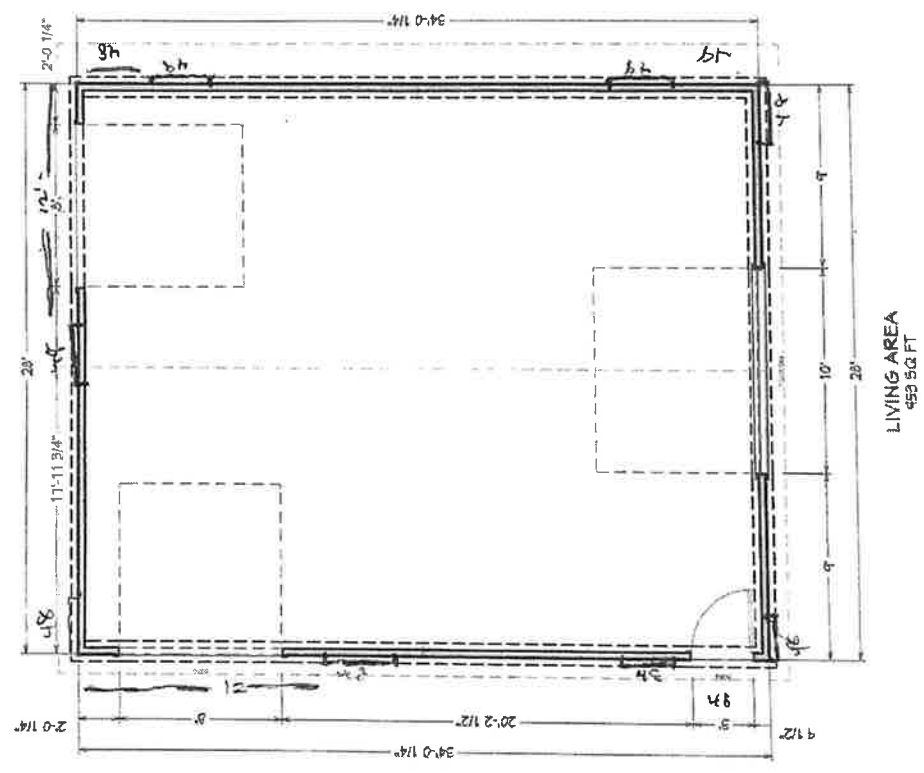
2x4x10' walls  
6/12 roof  
3/12 vaulted ceiling  
24" eave overhang  
12" rake overhang



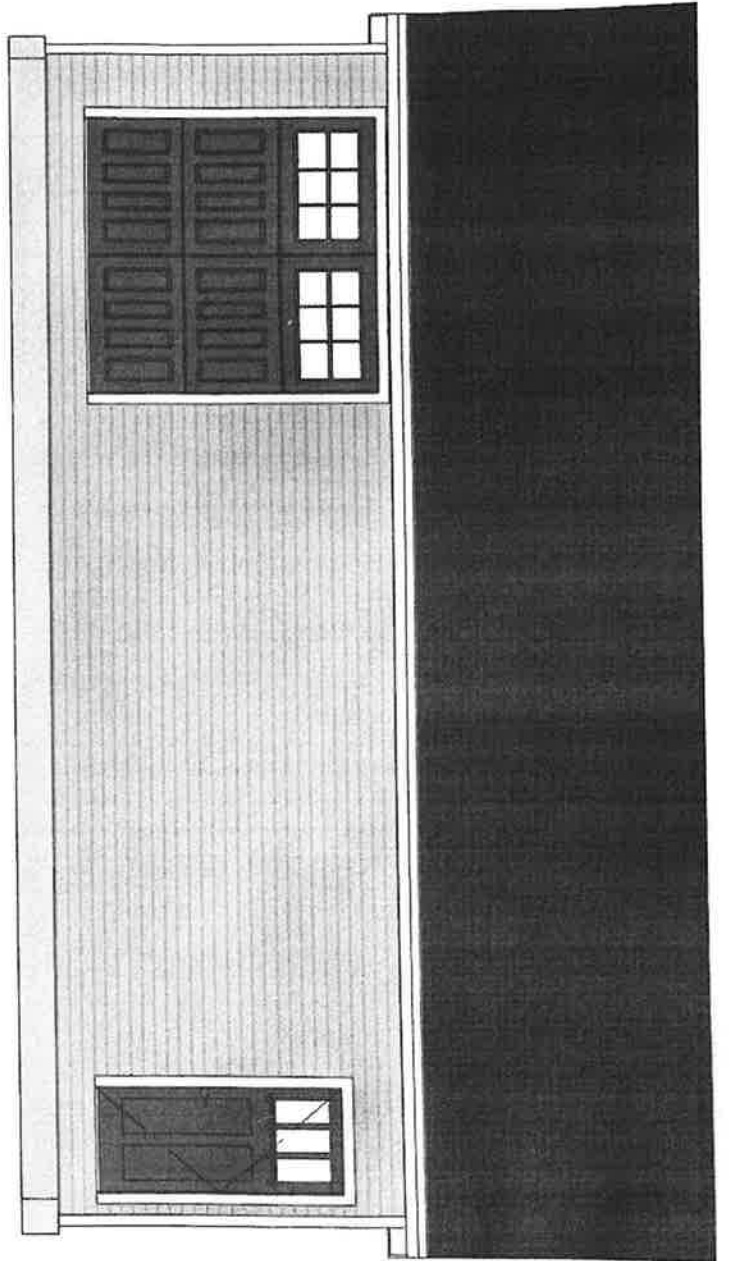
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Front	7.37	1.00	7.37	8.00	1.00
Rear	7.37	1.00	7.37	8.00	1.00
Left	6.07	1.00	6.07	8.00	1.00
Right	6.07	1.00	6.07	8.00	1.00



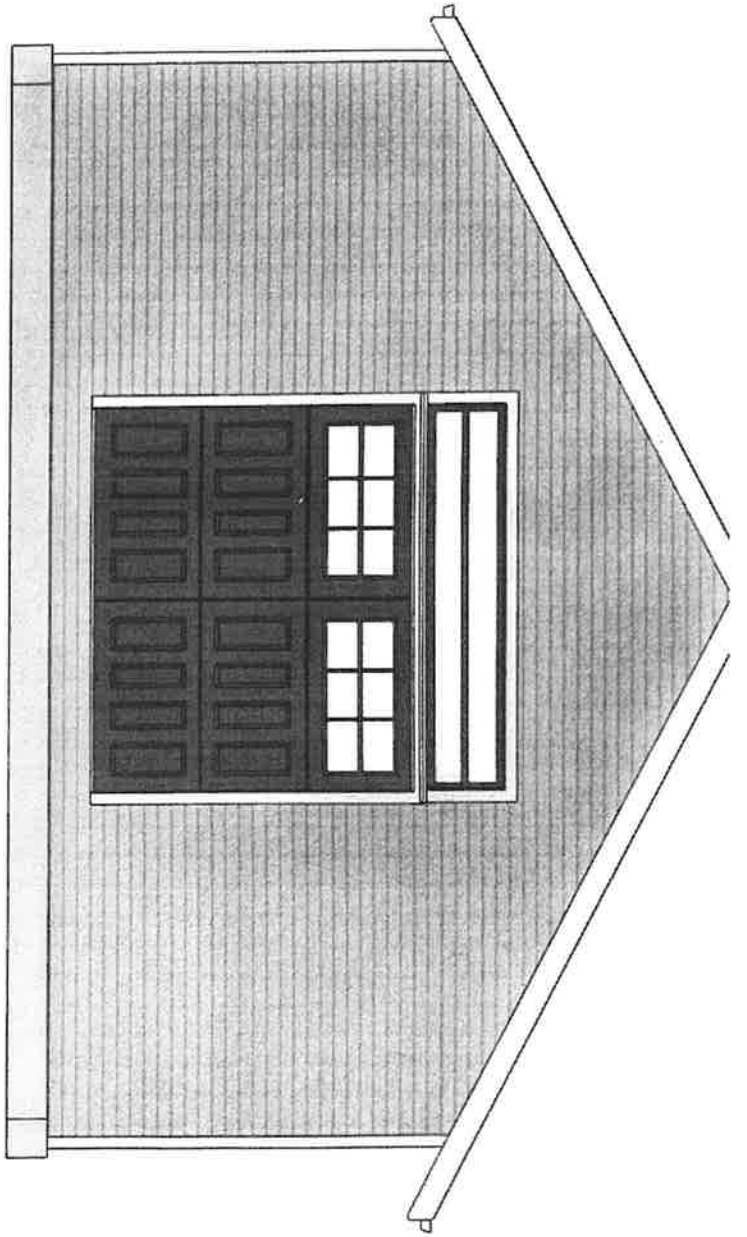
All Headers  
2 Ply 1 3/4 x 11 7/8" LVL



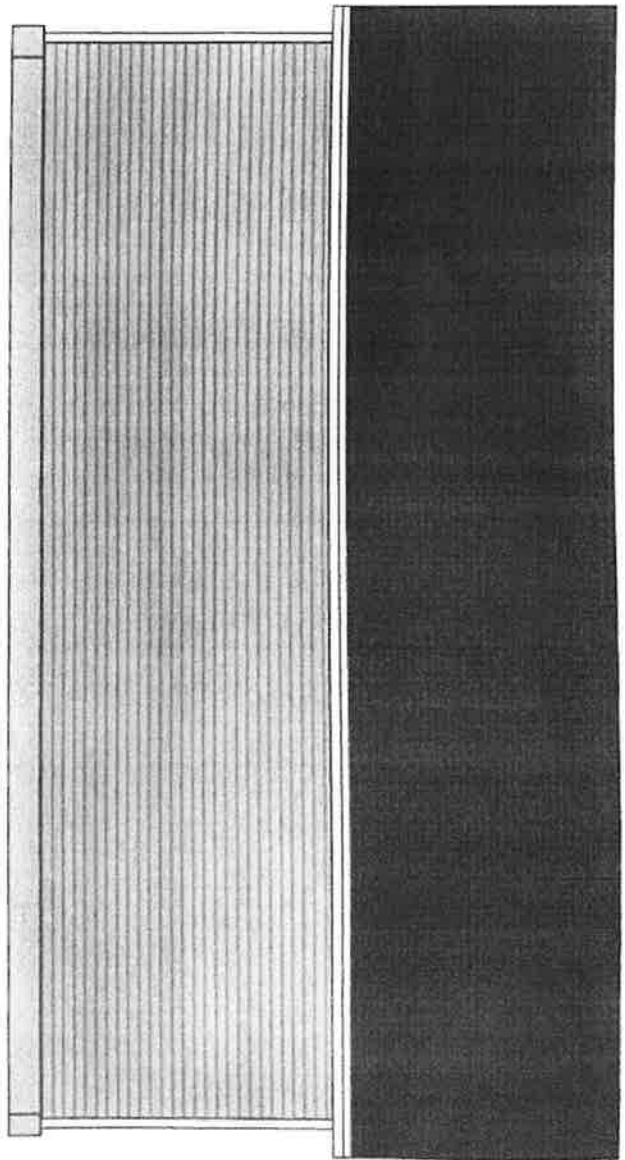
LIVING AREA  
450 SQ FT



N

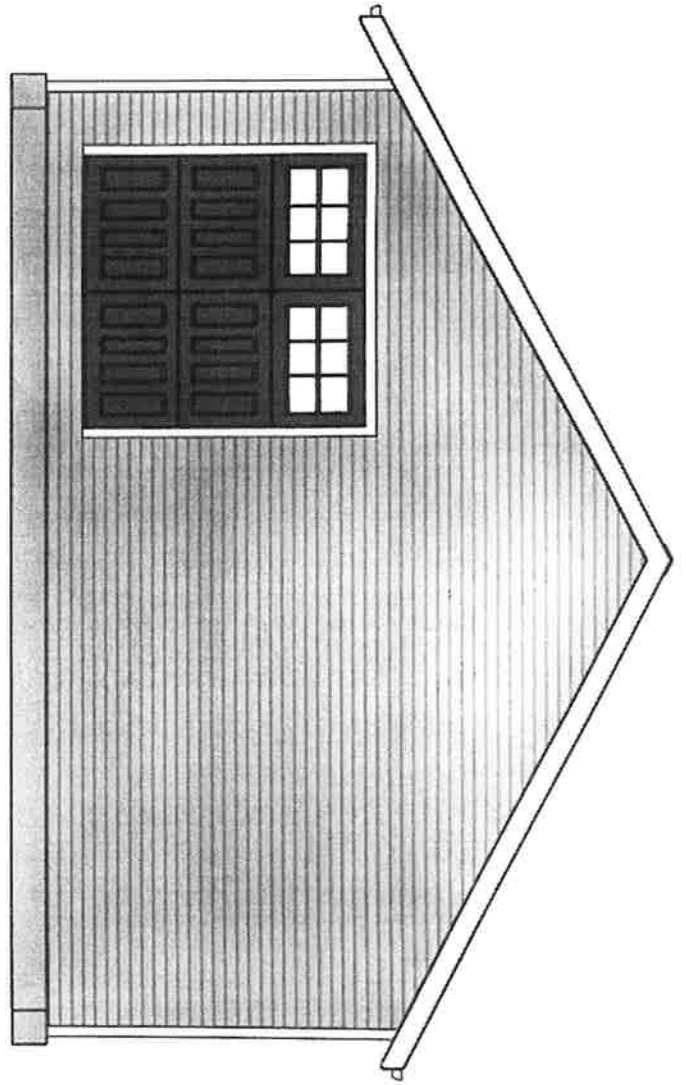


M



5



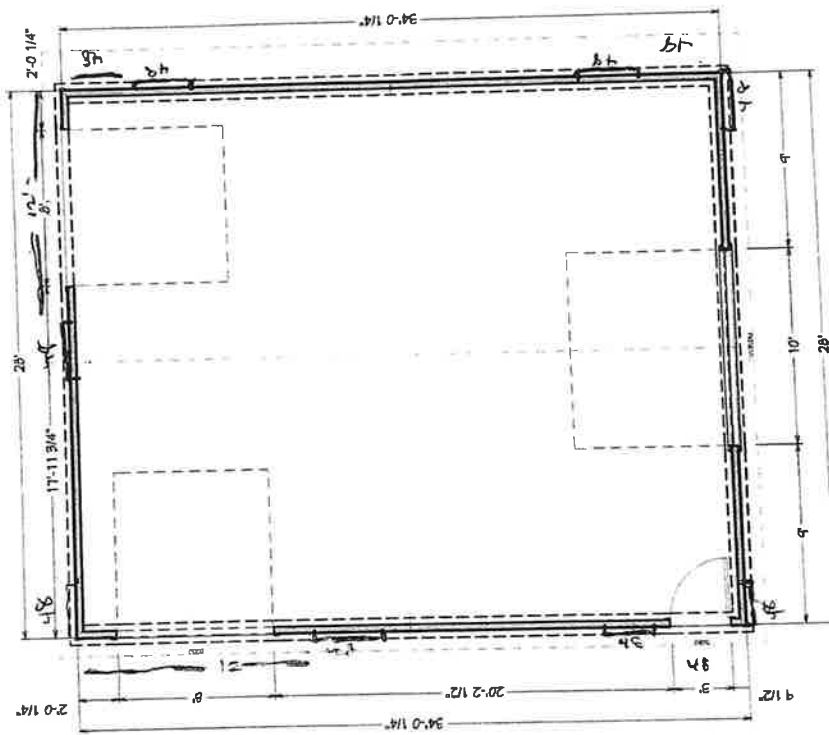


Handwritten mark resembling the number '3'.

	min	height	Required	Provided	Exposure
Front	7.37	1.00	7.37	8.00	1.00
Rear	7.37	1.00	7.37	8.00	1.00
Left	6.07	1.00	6.07	8.00	1.00
Right	6.07	1.00	6.07	8.00	1.00



All Headers  
2 Ply 1 3/4 x 1 7/8" LVL



**NOTICE OF HEARING ON  
APPLICATION FOR A CONDITIONAL USE PERMIT**

TO WHOM IT MAY CONCERN:

Notice is hereby given that the Common Council of the City of La Crosse, by its Judiciary & Administration Committee, will hold a public hearing upon the application of **Christopher and Kelly Jo Eberlein for the issuance of a Conditional Use Permit under Sec. 115-343 (15)** of the Municipal Code of Ordinances of the City of La Crosse **allowing for a detached garage.**

Said property is generally located at **4808 Stanley Court** and is further described as follows:

*Tax Parcel 17-10405-16  
CERTIFIED SURVEY MAP NO. 185 VOL 19 LOT 5 DOC NO. 1803299 T/W  
ACCESS ESMT IN DOC NO. 1797560*

The City Plan Commission will meet to consider such application on **Monday, May 1, 2023 at 4:00 p.m.** in the Council Chambers of City Hall, 400 La Crosse St., in the City of La Crosse, La Crosse County, Wisconsin.

A public hearing before the Judiciary & Administration Committee will be held on **Tuesday, May 2, 2023 at 6:00 p.m.** in the Council Chambers of City Hall, 400 La Crosse St., in the City of La Crosse, La Crosse County, Wisconsin.

Final action will be determined by the **Common Council** on **Thursday, May 11, 2023 at 6:00 p.m.** in the Council Chambers of City Hall, 400 La Crosse St., in the City of La Crosse, La Crosse County, Wisconsin.

Any person interested may be heard for or against such proposed change, and may appear in person, by attorney or may file a formal objection; which objection forms are available on the City website at [www.cityoflacrosse.org](http://www.cityoflacrosse.org) – Your Government – City Clerk – Forms – Conditional Use Permit.

The application and supporting documentation may be examined in the Office of the City Clerk, La Crosse City Hall, between the hours of 8:00 a.m. and 4:30 p.m. on any regular business day, holidays excepted, or in the Legislative Information Center which can be accessed from the City website at [www.cityoflacrosse.org](http://www.cityoflacrosse.org) (search for File 23-0409).

This notice is given pursuant to the order of the Common Council of the City of La Crosse.

Dated this 10<sup>th</sup> day of April, 2023.

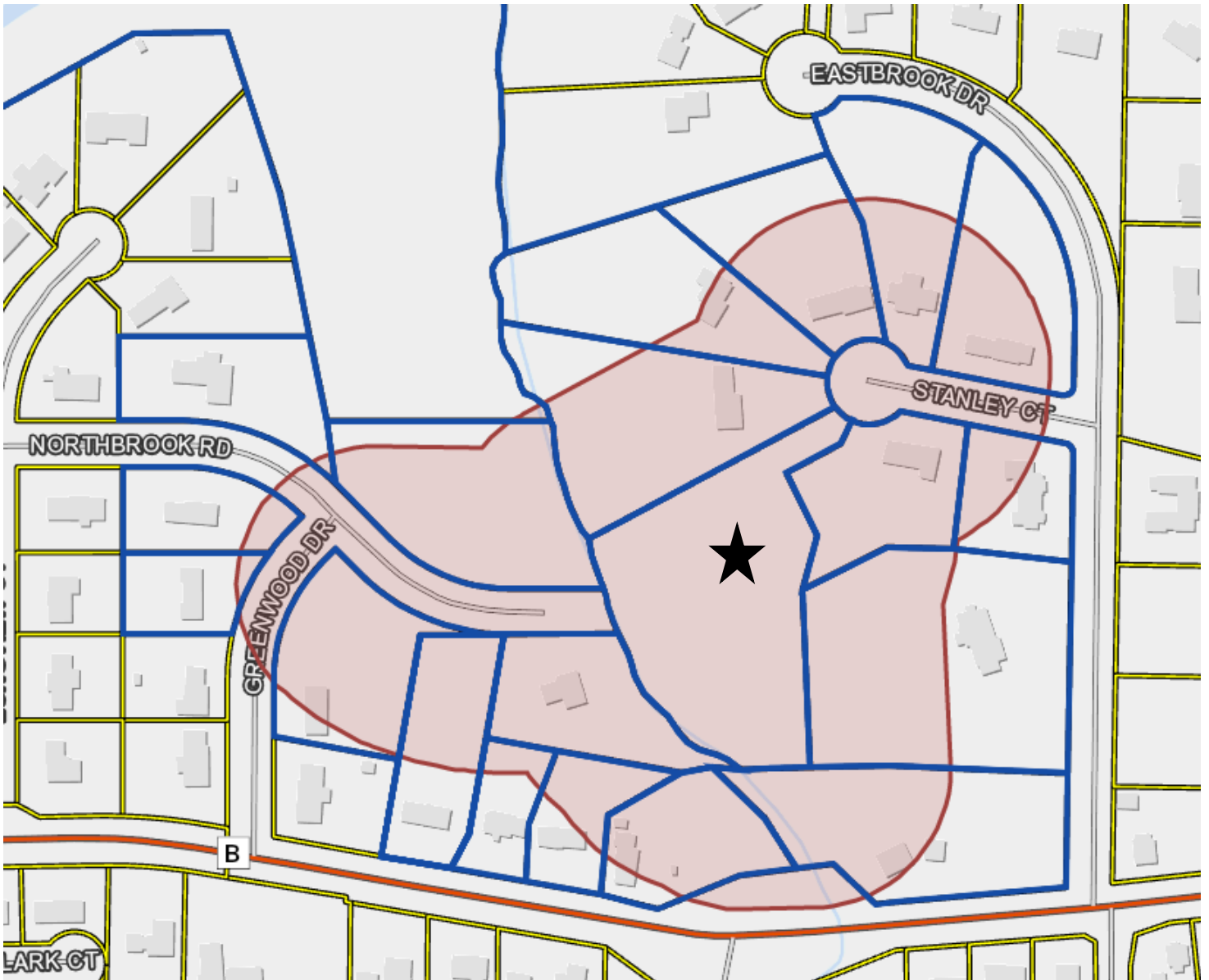
Nikki M. Elsen, City Clerk  
City of La Crosse

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Publish: April 18 and 25, 2023  
One (1) Affidavit

Tax Parcel	OwnerName	PROPADDCOMP	CompleteAddress	MailCityStateZip
17-10405-50	BARBARA J WOLFF	4815 STANLEY CT	4815 STANLEY CT	LA CROSSE WI 54601
17-10405-15	CHRISTOPHER M & KELLY JO EBERLEIN	4816 STANLEY CT	4816 STANLEY CT	LA CROSSE WI 54603
17-10406-260	CITY OF LACROSSE	4700 NORTHBROOK RD	400 LA CROSSE ST	LA CROSSE WI 54601
17-10405-30	DANIEL J & BARBARA C FITZSIMMONS	4801 STANLEY CT	4801 STANLEY CT	LA CROSSE WI 54601-2906
17-10405-13	DAVID B HINES, LOIS C COLLINS	2711 EASTBROOK DR	2711 EASTBROOK DR	LA CROSSE WI 54601
17-10410-60	DAVID L DUCKETT	4706 NORTHBROOK RD	4706 NORTHBROOK RD	LA CROSSE WI 54601-2966
17-10410-10	EZEKIEL & MORGAN KOONCE	4823 COUNTY ROAD B	4823 COUNTY ROAD B	LA CROSSE WI 54601
17-10410-31	JEFFREY & KALEIGH NICKSIC	4705 COUNTY ROAD B	4705 COUNTY ROAD B	LA CROSSE WI 54601
17-10405-20	JEFFREY P FREUND, MONIQUE A FREUND	4802 STANLEY CT	4802 STANLEY CT	LA CROSSE WI 54601-2906
17-10410-40	JFH PROPERTIES LLC	4631 COUNTY ROAD B, APT 1-5	N2118 BINA RD	COON VALLEY WI 54623
17-10405-11	JOHN O STOVER, PATTI JO STOVER	2631 EASTBROOK DR	2631 EASTBROOK DR	LA CROSSE WI 54601-1905
17-10405-40	MICHAEL A LEONE, JESSICA M LEONE	4805 STANLEY CT	4805 STANLEY CT	LA CROSSE WI 54601-2906
17-10406-210	MICHAEL D ABTS	2631 GREENWOOD DR	2631 GREENWOOD DR	LA CROSSE WI 54601-2963
17-10406-220	MICHAEL QUAM, REBECCA QUAM	4524 NORTHBROOK RD	4524 NORTHBROOK RD	LA CROSSE WI 54601-2964
17-10406-230	PATRICK R MCKENZIE, LINDA K MCKENZIE	2620 GREENWOOD DR	2620 GREENWOOD DR	LA CROSSE WI 54601
17-10410-32	PAUL & CARA JONAS	4711 COUNTY ROAD B	4711 COUNTY ROAD B	LA CROSSE WI 54601
	PAUL M POEHLING LIVING TRUST			
17-10406-130	PATRICIA M POEHLING LIVING TRUST	4525 NORTHBROOK RD	4525 NORTHBROOK RD	LA CROSSE WI 54601-2965
17-10405-60	ROGER W POPELKA, CAROL B POPELKA	4827 STANLEY CT	4827 STANLEY CT	LA CROSSE WI 54601-2906
17-10410-50	SCOTT FJELSTAD	4725 COUNTY ROAD B	4725 COUNTY ROAD B	LA CROSSE WI 54601
17-10406-250	WALSH GOLF RANGE INC		4203 COUNTY ROAD B	LA CROSSE WI 54601-2992

**Properties within 200 feet of 4808 Stanley Ct**

Applicant	CHRISTOPHER M & KELLY JO EBERLEIN	4808 STANLEY CT	4816 STANLEY CT	LA CROSSE WI 54603
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Properties within 200 feet of subject property.

★ = 4808 Stanley Ct

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TO WHOM IT MAY CONCERN:

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This notice is given pursuant to the order of the Common Council of the City of La Crosse.

Dated this 10<sup>th</sup> day of April, 2023.

Nikki M. Elsen, City Clerk  
City of La Crosse

-----  
Publish: April 18 and 25, 2023  
One (1) Affidavit

HERITAGE PRESERVATION COMMISSION REPORT  
Construction of second accessory structure on vacant adjacent lot  
Ordinance 115.344(15)

**TO:** Heritage Preservation Commission  
**FROM:** Planning Staff  
**MEETING DATE:** April 27, 2023

**PROPOSAL:** The applicant wants to construct a second accessory structure on an adjacent vacant lot. The primary residence is located at 4816 Stanley Ct and the proposed garage will be located at 4808 Stanley Ct.

**PROPERTY OWNER:**

Christopher Eberlein  
4816 Stanley Ct  
La Crosse, WI 54603

**APPLICANT:** Same as above.

**BACKGROUND:** The HPC was given the responsibility to review plans for second accessory structures that are being constructed on lots that are adjacent to the property owner's primary residence. Property owners that want to construct a second garage per Section 115.344(15) of the La Crosse Municipal Code. Plans must apply for a Conditional Use Permit and have their plans reviewed and approved by the HPC, the Plan Commission, and the Common Council before a building permit can be issued. Below is the Ordinance.

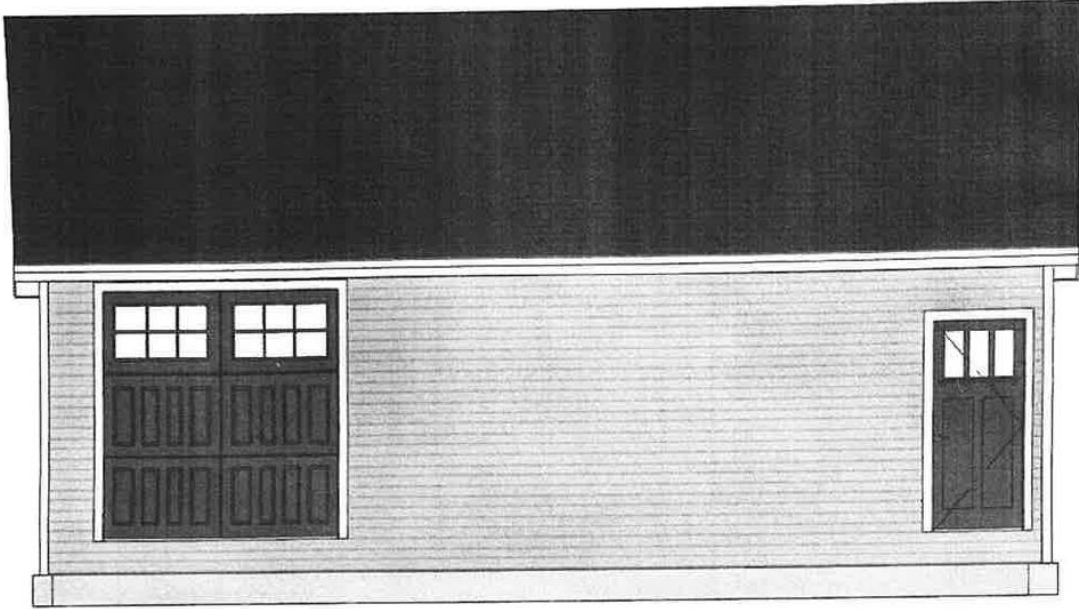
*115.344(15) A second accessory structure or replacement accessory structure may be permitted on an adjacent vacant lot under the same ownership in the Single-Family Residence District notwithstanding the requirement that there be a principal dwelling or house on one of the lots and provided said accessory structure meets the following:*

- (a) Architectural standards provided for in the carriage house provision of this code.*
- (b) The vacant lot is a lot of record.*
- (c) The construction of a new accessory structure or replacement accessory structure does not prevent the building of a principal dwelling or house on said vacant lot in the future.*
- (d) The Heritage Preservation Commission and City Plan Commission must review final architectural and design plans prior to issuance of a building permit.*
- (e) The location of said accessory structure or replacement accessory structure shall meet all other requirements of the R-1 Single Family Residence District.*

**PROJECT DESCRIPTION:** The applicant is proposing to construct a new 28x34ft single story garage that will be less than 17ft in height. Staff discussed the proposed garage and its design with the applicant after submittal of their Conditional Use Permit

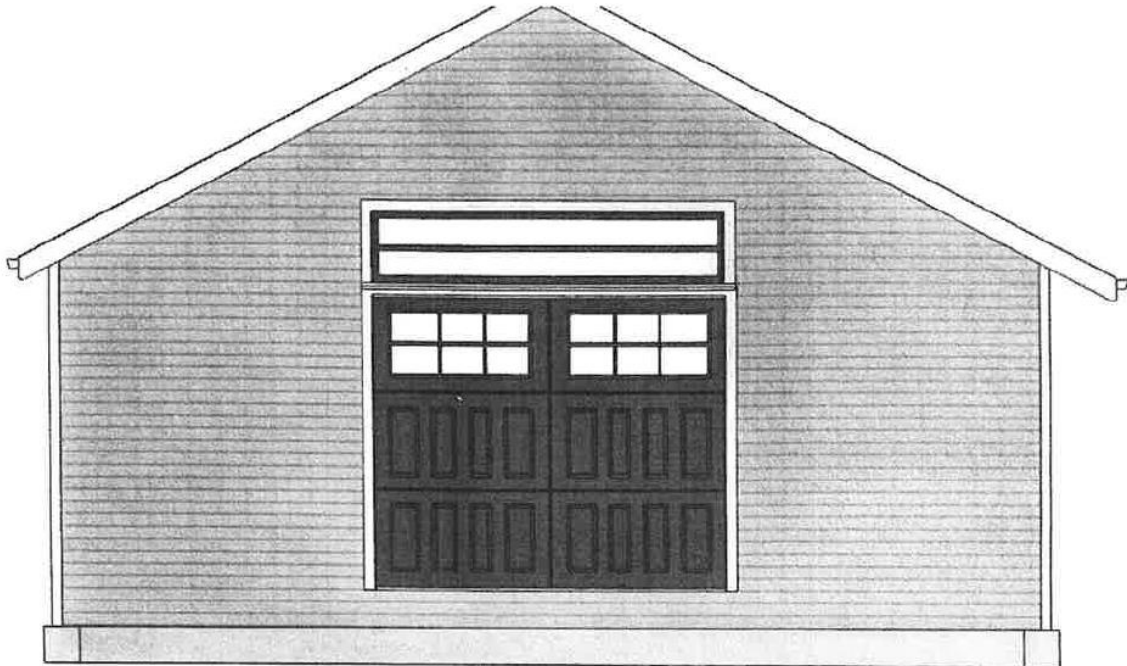
application and received additional design details. The below description reflects that discussion.

**North Façade**



The north façade includes an overhead door with a decorative window slate and a service door with windows.

**West Façade**

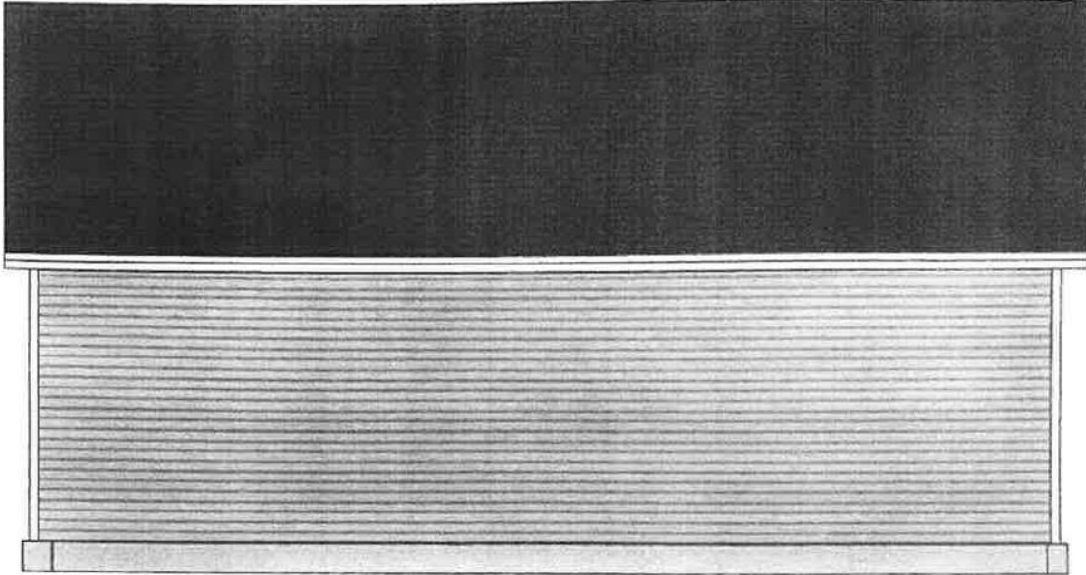


The west façade includes an overhead door with a decorative window slate. There is a transom window located above the overhead door. The applicant has stated that they



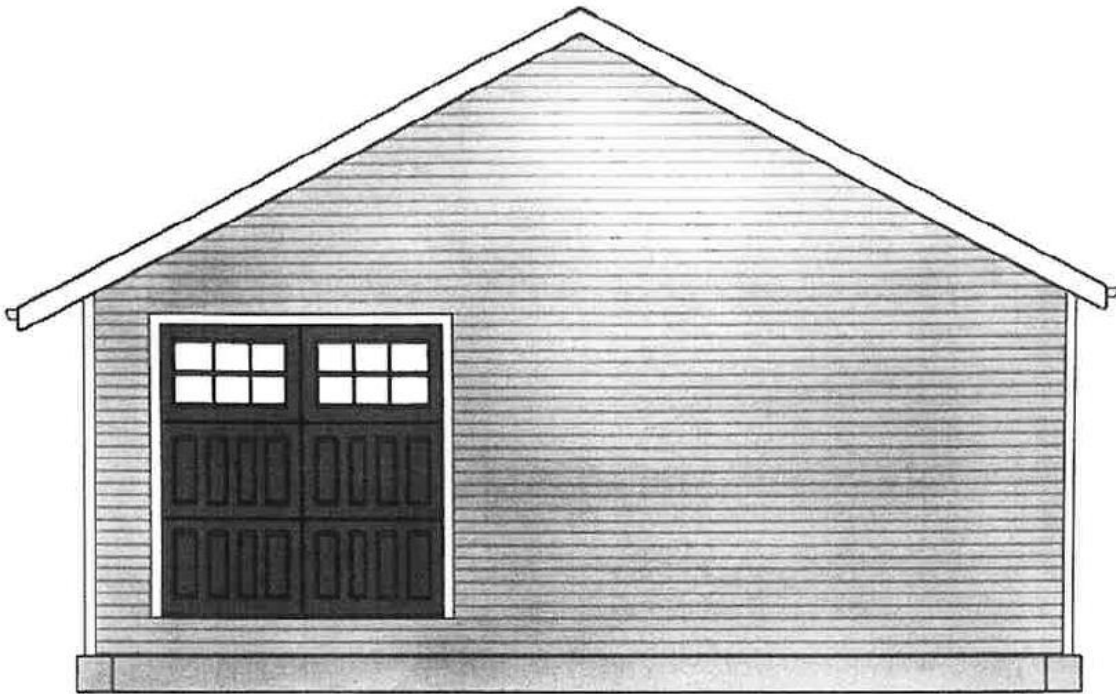
intend to add a trim piece to separate the side wall of the garage with the gable. The gable will be sided with LP SmartSide shakes.

**South Façade**



There are no unique features to delineate on this façade.

**East Façade**



The east façade includes an off-center overhead door with a decorative window slate. The applicant has stated that they intend to add a trim piece to separate the side wall of the garage with the gable. The gable will be sided with LP SmartSide shakes.

The roof will consist of asphalt shingles to match the house. The garage will be sided with LP Smart siding that will have a clapboard siding appearance when installed. The applicant stated to staff that they intend to side the primary house in the same manner within the next few years. The garage is intended to be primarily used for storage of implements and equipment to maintain both properties. Access to the property is primarily used via an existing gravel road along an easement on the property to the south.

See attached plans for more information.

### **ANALYSIS:**

One of the criteria for reviewing these applications is that it follows the architectural standards provided in the carriage house ordinance. The intent of this ordinance is to promote the livability of older neighborhoods by permitting unique designs of accessory buildings that are architecturally compatible with the primary structure. This is to ensure that the proposed accessory structure is in keeping with the historic nature of the primary structure and surrounding properties. The proposed accessory structure is in a neighborhood that is located within a more rural area of the City, complete with newer homes and larger city lots, aspects that are not what the carriage house ordinance was intended for. That being said, the proposed design does have provide some architectural features that are recommended per the carriage house ordinance. This includes overhead garage and service doors with windows, trim board separating the gable and side walls, shakes in the upper gable, and exterior materials that give the appearance of clapboard siding.

Staff finds that the proposed design of this garage meets all of the requirements of this ordinance including being located on the lot in a manner that will allow a house to constructed be constructed in the future.

**RECOMMENDED ACTION BY STAFF:** The design of the proposed second garage is recommended for approval with the condition that trim boards and shakes in the gables are used as stated in the above report by the applicant.

**Agenda Item 23-0409 (Tim Acklin & Jenna Dinkel)**

Application of Christopher and Kelly Jo Eberlein for a Conditional Use Permit at 4808 Stanley Court allowing for a detached garage.

**General Location**

Council District 2, not in a Neighborhood Association. Located on Stanley Ct off of County Road B as depicted on attached Map PC23-0409. Surrounding the property is single-family housing.

**Background Information**

The applicant is requesting a conditional use permit to construct a second accessory structure on an adjacent vacant lot. The primary residence is located at 4816 Stanley Ct and the proposed detached garage will be located at 4808 Stanley Ct. There are three potential access points to the garage that include two public rights-of-way and one easement. Part of this property is in the flood plain, so the garage is going to be elevated on a floating slab to bring it out of the flood plain.

The design features of the garage include a roof which will consist of asphalt shingles to match the house. The garage will be sided with LP Smart siding that will have a clapboard siding appearance when installed. The applicant stated to staff that they intend to side the primary house in the same manner within the next few years. The garage is intended to be primarily used for storage of implements and equipment to maintain both properties. Access to the property is primarily used via an existing gravel road along an easement on the property to the south.

**Recommendation of Other Boards and Commissions**

The Heritage Preservation Commission met on April 27, 2023, to recommend approval of the application and plans.

**Consistency with Adopted Comprehensive Plan**

A second accessory structure is permitted on a vacant lot if it does not hinder the development of a principal dwelling or house on the vacant lot in the future.

**Staff Recommendation**

In order to have a second accessory structure on an adjacent lot the applicant must apply for a CUP and meet the following requirements:

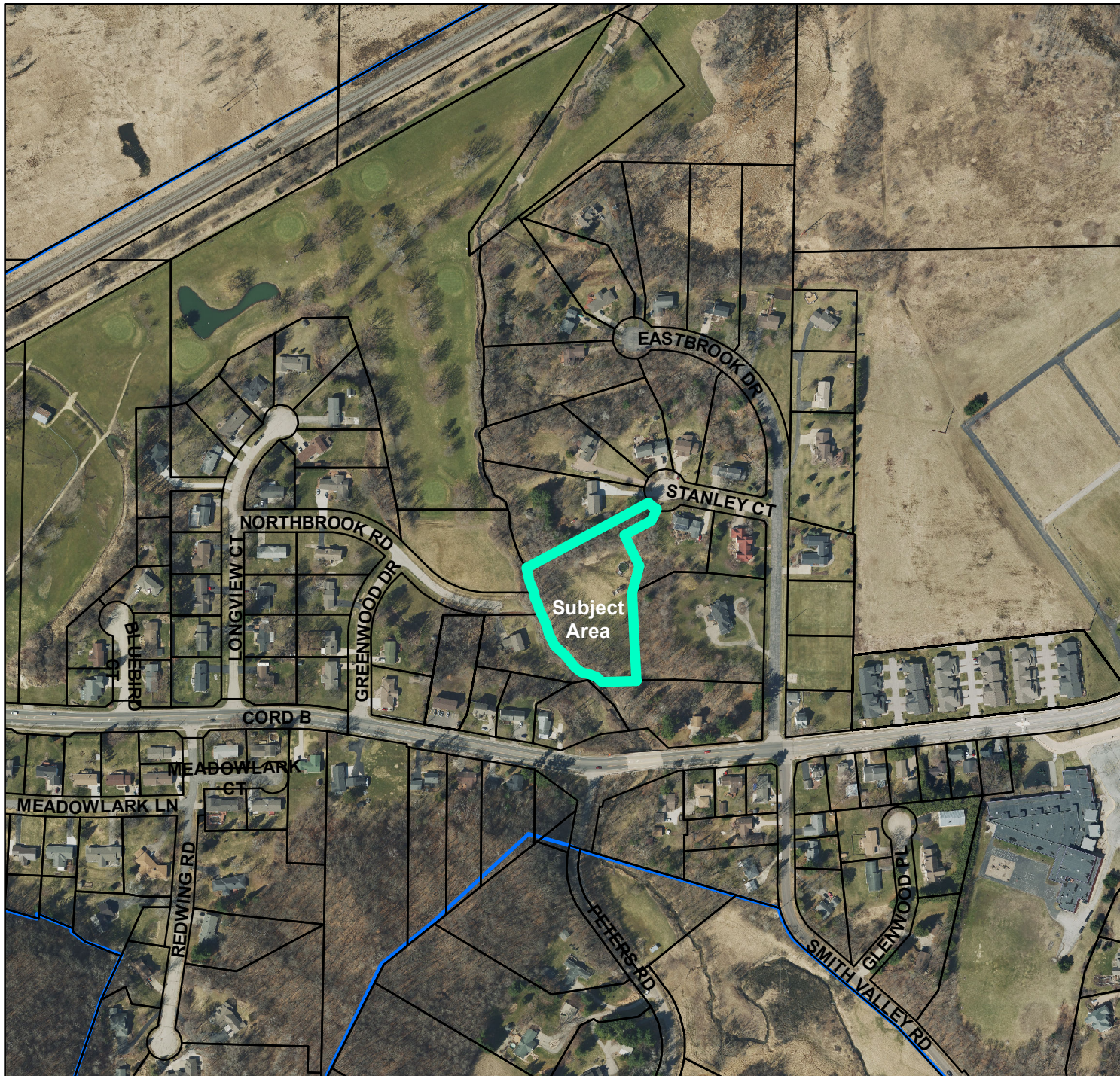
(a) *Architectural standards provided for in the carriage house provision of this code.*

- a. The proposed accessory structure is in a neighborhood that is in a rural area of the city, which includes larger lot sizes and newer homes. The carriage house ordinance was intended to permit accessory buildings that are architecturally compatible with the primary structure in older neighborhoods to ensure the structure keeps the historic nature of surrounding properties. The proposed design does have some architectural

















- features recommended in the carriage house ordinance including overhead garage and service doors with windows, trim board separating the gable and side walls, shakes in the upper gable, and exterior materials that give the appearance of clapboard siding. Please refer to the staff report for the Heritage Preservation Commission that is attached to this legislation for more information.
- (b) *The vacant lot is a lot of record.*
    - a. The lot was established as a lot of record via a Certified Survey Map.
  - (c) *The construction of a new accessory structure or replacement accessory structure does not prevent the building of a principal dwelling or house on said vacant lot in the future.*
    - a. The new accessory structure does not prevent the building of a principal dwelling in the future.
  - (d) *The Heritage Preservation Commission and City Plan Commission must review final architectural and design plans prior to issuance of a building permit.*
    - a. Both commissions will review as part of the May Council cycle. Revisions to these plans were discussed and agreed upon between staff and the applicant and reviewed and approved by the Heritage Preservation Commission.
  - (e) *The location of said accessory structure or replacement accessory structure shall meet all other requirements of the R-1 Single Family Residence District.*
    - a. Yes, accessory structure meets R-1 requirements. The accessory structure is 28' X 34' making it 952 square feet which is less than the 1000 square feet maximum. It also meets height requirements with a height of 17 feet.

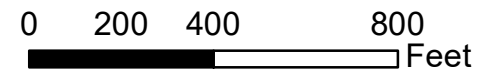
**This item is recommended for approval after meeting all conditions for a conditional use permit for a second accessory structure on an adjacent vacant lot with the condition that trim boards and shakes in the gables are used by the applicant as stated in the Heritage Preservation report.**

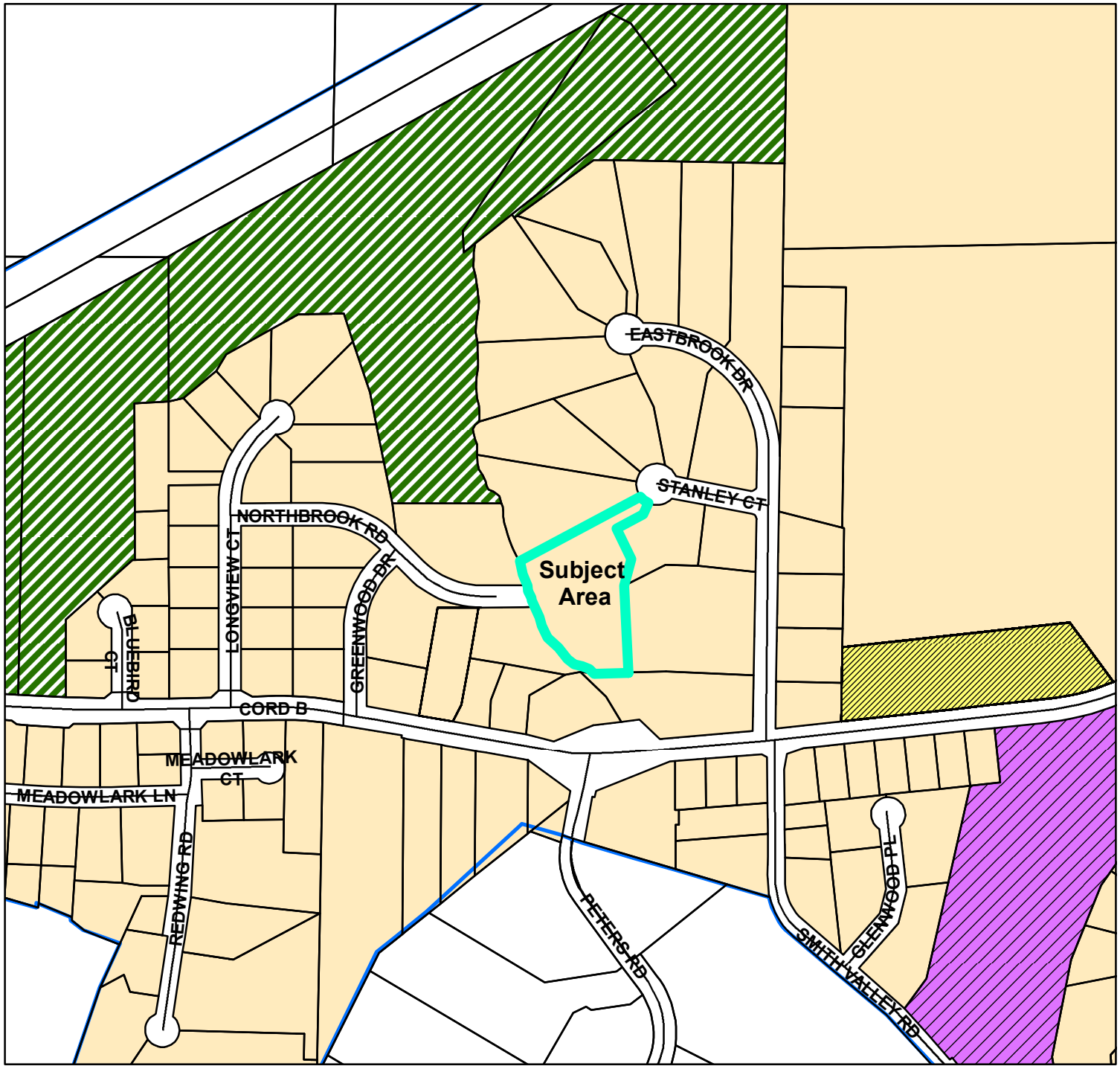
**Routing** J&A 5.2.2023



# BASIC ZONING DISTRICTS

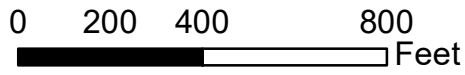
-  R1 - SINGLE FAMILY
-  R2 - RESIDENCE
-  WR - WASHBURN RES
-  R3 - SPECIAL RESIDENCE
-  R4 - LOW DENSITY MULTI
-  R5 - MULTIPLE DWELLING
-  R6 - SPECIAL MULTIPLE
-  PD- PLANNED DEVELOP
-  TND - TRAD NEIGH DEV.
-  C1 - LOCAL BUSINESS
-  C2 - COMMERCIAL
-  C3 - COMMUNITY BUSINESS
-  M1 - LIGHT INDUSTRIAL
-  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





## BASIC ZONING DISTRICTS

- R1 - SINGLE FAMILY
- R2 - RESIDENCE
- WR - WASHBURN RES
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- FW - FLOODWAY
- A1 - AGRICULTURAL
- EA - EXCLUSIVE AG
- City Limits
- SUBJECT PROPERTY



23-0409

**CERTIFIED COPY OF RESOLUTION ADOPTED AT A  
REGULAR MEETING OF THE HERITAGE PRESERVATION  
COMMISSION OF THE CITY OF LA CROSSE, WISCONSIN**

STATE OF WISCONSIN )  
 ) ss.  
County of La Crosse, City of La Crosse )

I HEREBY CERTIFY that I am the duly appointed, qualified secretary of the Heritage Preservation Commission of the City of La Crosse and State of Wisconsin; that the following is a true and correct copy of a Resolution adopted at a regular monthly meeting of the Heritage Preservation Commission of the City of La Crosse, State of Wisconsin, held on the 27<sup>th</sup> day of April, 2023 at six o'clock, p.m., in the Council Chambers at La Crosse the City Hall, 400 La Crosse Street, in said City; and that the same has been duly recorded in the minutes of said Commission and has never been rescinded or revoked.

---

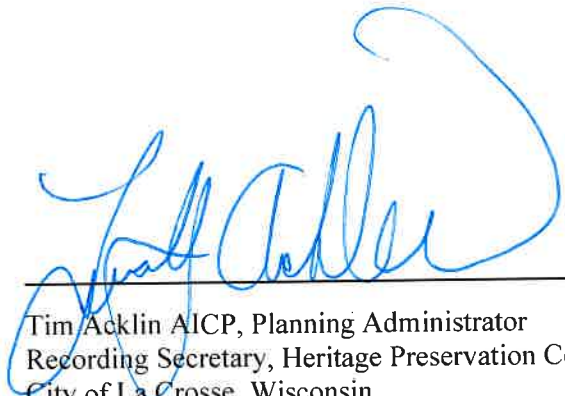
---

**BE IT RESOLVED:** that the Application of Christopher and Kelly Jo Eberlein for a Conditional Use Permit at 4808 Stanley Court allowing for a detached garage be approved with the condition that trim boards and shakes in the gables are included in the final design.

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**IN WITNESS WHEREOF,** I have hereunto signed my name at La Crosse, Wisconsin, this 28<sup>th</sup> day of April 2023.



---

Tim Acklin AICP, Planning Administrator  
Recording Secretary, Heritage Preservation Commission  
City of La Crosse, Wisconsin



# City of La Crosse, Wisconsin

City Hall  
400 La Crosse Street  
La Crosse, WI 54601

## Text File

File Number: 23-0410

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**Agenda Date:** 5/2/2023

**Version:** 1

**Status:** New Business

**In Control:** Judiciary & Administration Committee

**File Type:** Application



**CONDITIONAL USE PERMIT APPLICATION**

Applicant (name and address): Allan McCormick  
P.O. Box 135, 33966 Aerie Heights Lane, LaCrosse MN 55947

Owner of property (name and address), if different than Applicant: A+L McCormick, LLC  
Same as above

Architect (name and address), if applicable: \_\_\_\_\_

Professional Engineer (name and address), if applicable: \_\_\_\_\_

Contractor (name and address), if applicable: \_\_\_\_\_

Address(es) of subject parcel(s): 455 Park Plaza, LaCrosse 54601  
Tax Parcel Number(s): 17-20246-010, 17-20273-020, 050, 010, 011, 5<sup>see attached</sup> 5<sup>see attached</sup>

Legal Description (must be a recordable legal description; see Requirements): See attached  
CSM

Zoning District Classification: PPD-Garwin

A Conditional Use Permit is required per La Crosse Municipal Code Sec. 115- 356  
if the use is defined in Sec.:

- 115-347(6)(c)(1) or (2), see "\*" on the next page.
- 115-353 or 356, see "\*\*\*" on the next page.

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

Description of subject site and **CURRENT** use: Vacant Building  
Camper Parking

Description of **PROPOSED** site and operation/use (detailed plan of the proposed site):  
Multi story mixed use bldg.

Type of Structure proposed: \_\_\_\_\_

Number of **current** employees, if applicable: \_\_\_\_\_

Number of **proposed** employees, if applicable: \_\_\_\_\_

Number of **current** off-street parking spaces: \_\_\_\_\_

Number of **proposed** off-street parking spaces: \_\_\_\_\_

**\* If the proposed use is defined in Sec. 115-347(6)(c)**

\_\_\_\_\_ (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. Will there be 3 or more employees at one time? Y\_\_ N\_\_  
or  
\_\_\_\_\_ (2) a 500-foot notification is required and off-street parking is required.

Where the side or rear lot line abuts or is located across an alley from any residential zoning district, abutting residential property owners shall be notified of the privacy fence provision by the City Clerk.

Any Conditional Use Permit required pursuant Sec. 115-347(6) shall be recorded with the La Crosse County Register of Deeds at the owner's expense.

**\*\*If the proposed use is defined in Sec. 115-353 or 115-356, abutting property owners shall be notified of the privacy fence provision by the City Clerk.**

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

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

Applicant/property owner may be subject to a payment in lieu of taxes for a period of twenty (20) years or until the property tax valuation of any new structure or improvements is equal to or greater than the base year valuation of the improvement or structure being demolished.

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

If the above paragraph is applicable, the Conditional Use Permit shall be recorded with the La Crosse County Register of Deeds and should the applicant not complete the replacement structure of equal or greater value within two (2) years of the issuance of any demolition/moving permit, the applicant or property owner shall be subject to a forfeiture of up to \$5,000 per day for each day not completed.

**CERTIFICATION:** I hereby certify that I am the owner of the subject parcel(s) or authorized agent 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.

*Followed by [Signature]* April 6, 2023  
(date)

507 313 3230 Allan McCormick (telephone) @hotmail.com (email)

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

Personally appeared before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, the above named individual, to me known to be the person who executed the foregoing instrument and acknowledged the same.

Notary Public  
My Commission Expires: \_\_\_\_\_

**Applicant shall, before filing with the City Clerk's Office, have this application reviewed and the information verified by the Director of Planning & Development.**

Review was made on the 10<sup>th</sup> day of April, 2023.

Signed: [Signature]  
Director of Planning & Development

**AFFIDAVIT OF OWNER**

STATE OF Wisconsin )  
  ) ss  
COUNTY OF La Crosse )

The undersigned, Allan McCormick, being duly  
(owner of subject parcel(s) for Conditional Use)

sworn states:

1. That the undersigned is an adult resident of the City of La Crescent  
State of MN.
2. That the undersigned is a/the legal owner of the property located at:  
455 Park Plaza, La Crosse  
(address of subject parcel for Conditional Use)

3. By signing this affidavit, the undersigned property owner authorizes the application for a conditional use permit/district change or amendment (circle one) for said property.

Allan McCormick  
Property Owner

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_.

\_\_\_\_\_  
Notary Public  
My Commission expires \_\_\_\_\_.

1805541

LACROSSE COUNTY  
REGISTER OF DEEDS  
ROBIN L. KADRMAS

RECORDED ON

03/10/2023 09:15 AM

PAGE COUNT: 4

EXEMPT #:

RECORDING FEE 30.00

TRANSFER FEE 4,500.00

ELECTRONICALLY RECORDED  
AND RETURNED TO SUBMITTER

**WARRANTY DEED**

This Deed, made between **2 PM, LLC, a Minnesota limited liability company**

Grantor and **A & L McCormick, LLC, a Minnesota limited liability company** Grantee,

Grantor, for a valuable consideration, conveys to

Grantee the following described real estate in **La Crosse County, State of Wisconsin:**

**Legal Description attached hereto as Exhibit A and by this reference incorporated herein.**

RETURN TO:

A & L McCormick, LLC  
P.O. Box 135  
La Crescent, MN 55947

Tax Parcel No. **17-20246-010** and  
**17-20273-020** and  
**17-20273-050** and  
**17-20273-010** and  
**17-20273-011**

This **is not** a homestead property.

Together with all and singular the hereditaments and appurtenances thereunto belonging; and **2 PM, LLC** warrants that the title is good, indefeasible in fee simple and free and clear of encumbrances except recorded restrictions, covenants, easements of record and all applicable zoning ordinances, and will warrant and defend the same.

Dated: **March 09, 2023**

**2 PM, LLC, a Minnesota limited liability company, a Minnesota limited liability company**

By: 

Name: Mark Pretasky

Title: Member

By: 

Name: Paul Pretasky

Title: Member

## EXHIBIT 'A'

Those Lands described as Lot 1, Hoeschler's Park Plaza Addition; and parcels described in Volume 481, page 93; Volume 504, page 159 and 161; Volume 744, pages 935, 936 and 937; and Volume 760, page 105 at the La Crosse County Register of Deeds; all in Government Lots 5 and 6 of Section 13, T 104N-R4W., of the Fifth Prime Meridian, City of La Crosse, La Crosse County, Wisconsin, described more fully as follows:

Beginning at a nail found marking the northeast corner of Lot 1, Hoeschler's Park Plaza Addition;

thence South 17°08'00" East 555.27 feet along the easterly line of said Lot 1 and its extension, said line also being the southwesterly right-of-way line of Park Plaza Drive, to the north line of the drive to Barron Island;

thence South 72°53'00" West, 399.50 feet to a 1-inch iron pipe set on a meander line 10 feet from the water's edge of the West Channel of the Mississippi River;

thence North 00°33'00" East of 149.04 feet along said meander line to a 1-inch pipe set 10 feet easterly of said water's edge;

thence North 00°08'30" East 64.85 feet along said meander line, to a 1-inch iron pipe found 8 feet easterly of said water's edge;

thence North 26°07'31" West 63.49 feet, along said meander line to a 1-inch iron pipe found 25 feet easterly of said water's edge;

thence North 84°02'00" East 39.65 feet to a 1-inch iron pipe found;

thence North 80°13'00" West 56.65 feet to a 1-inch iron pipe found on a meander line 40 feet easterly of said water's edge;

thence North 59°12'30" West 216.81 feet, along said meander line to a 1-inch iron pipe found 14 feet northerly of said water's edge;

thence North 4°13'00" West 112.55 feet along the west line of Lot 1, Hoeschler's Park Plaza Addition, to a chiseled cross in concrete at the northwest corner of said Lot 1;

thence North 72°52'00" East 476.60 feet along the north line of said Lot 1 to the point of beginning.

Said parcel also includes land between meander line and shoreline.

And

Part of Lot 1 of La Crosse County Certified Survey Map recorded on October 18, 2016 in Volume 17 of Certified Survey Maps, page 14, as Document No. 1683829, located in part of Government Lot 5 of Section 13, Township 104 North, Range 4 West, in the City of La Crosse, La Crosse County, Wisconsin, described as follows:

Commencing at the Northwest corner of said Section 13; thence S45°49'13"E 2016.88 feet to the West line of said Lot 1; thence N72°28'15"E 28.31 feet to the Easterly line of said Lot 1; thence S04°35'21"E along said Easterly line 112.61 feet to the Southeast corner of said Lot 1; thence S85°13'25"W along the South line thereof 12.42 feet to the Southwest Corner of said Lot 1;

thence N12°42'37"W along the West line thereof 107.38 feet to the point of beginning.

Said property was formerly known as the following legal as contained in a Warranty Deed recorded on July 26, 1988 as Document No. 1011947:

Part of Government Lot 5 of Section 13, Township 104 North, Range 4 West, in the City of La Crosse, La Crosse County, Wisconsin, described as follows:

**Parcel 1:**

That part lying West of Lot 1 of Hoeschler's Park Plaza Addition to the City of La Crosse, South of the North line (extended) of said Lot 1 and North of the North line (extended) of Parcel 2 in a certain deed dated November 23, 1970 from People's Ice and Fuel Company to Marmar Corporation, recorded in Volume 481 of Records, page 93.

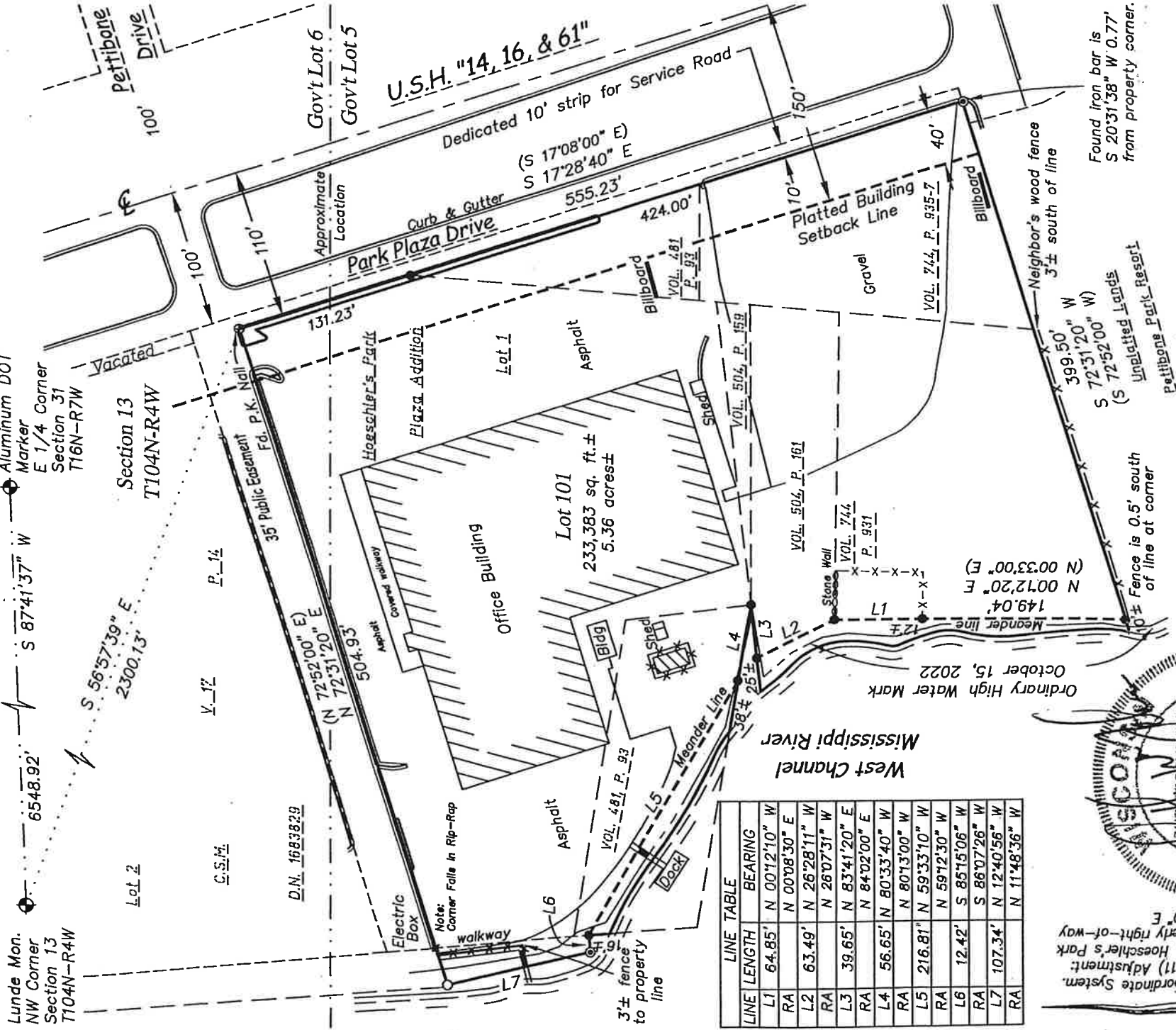
**Parcel 2:**

That part lying West of Lot 1 of Hoeschler's Park Plaza Addition to the City of La Crosse, South of the North line (extended) of said Lot 1 and North of the North line (extended) of Parcel 2 of a certain deed dated November 23, 1970 from People's Ice and Fuel Company to Marmar Corporation, recorded in Volume 481 of Records, page 93, and North of the South line (extended) of said Lot 1.

# CERTIFIED SURVEY MAP NO. \_\_\_\_\_

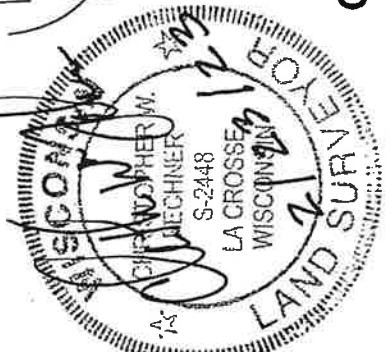
ALL OF

Lot 1, Hoeschler's Park Plaza Addition; Also part of Lot 2, C.S.M., V. 17, P. 14, D.N. 1683829; Also part of Government Lot 5, Section 13, T104N-R4W; City of La Crosse, La Crosse County, WI



LINE	LENGTH	BEARING
L1	64.85'	N 00°12'10" W
RA	N 00°08'30" E	
L2	63.49'	N 26°28'11" W
RA	N 26°07'31" W	
L3	39.65'	N 83°41'20" E
RA	N 84°02'00" E	
L4	56.65'	N 80°33'40" W
RA	N 80°13'00" W	
L5	216.81'	N 59°33'10" W
RA	N 59°12'30" W	
L6	12.42'	S 85°15'06" W
RA	S 86°07'26" W	
L7	107.34'	N 12°40'56" W
RA	N 11°48'36" W	

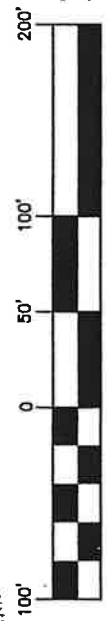
Bearing Basis: The La Crosse County Coordinate System. Referenced to the (WCCS) NAD 83 (2011) Adjustment. Referenced to the easterly line of Lot 1, Hoeschler's Park Plaza Addition, also being the southwesterly right-of-way line of Park Plaza Drive: S 17°28'40" E



Ordinary High Water Mark Note:  
Any land below the OHWM of a Lake or a navigable stream is subject to the Public Trust in navigable waters that is established under Article IX, Section 1 of the State Constitution.

- LEGEND**
- = Found 1" Iron Pipe (unless stated otherwise)
  - = Set 3/4" x 20" Rebar (1.50 lb/lin. ft.)
  - ( ) = Recorded dimensions
  - ⊙ = Found 3/4" Iron Bar
  - ⊕ = Found PK Nail
  - ⊙ = Found County marker
  - = Boundary of this survey
  - = Centerline
  - X-X- = Fence line

## Graphic Scale



**CERTIFIED SURVEY MAP NO. \_\_\_\_\_**  
ALL OF

**Lot 1, Hoeschler's Park Plaza Addition; Also part of Lot 2, C.S.M.,  
V. 17, P. 14, D.N. 1683829; Also part of Government Lot 5,  
Section 13, T104N-R4W; City of La Crosse, La Crosse County, Wisconsin**

**SURVEYOR'S CERTIFICATE**

I, Christopher W. Fechner, Professional Land Surveyor, do hereby certify that I have surveyed and mapped this Certified Survey Map being all of Lot 1, Hoeschler's Park Addition; Also part of Lot 2, Certified Survey Map, Volume 17, Page 14, Document Number 1683829; Also being part of Government Lot 5, Section 13, T104N-R4W, City of La Crosse, La Crosse County, Wisconsin as follows:

Commencing at the northwest corner of Section 13, T104N-R4W, thence S 56°57'39" E 2300.13 feet to the northeast corner of Lot 1, Hoeschler's Park Plaza Addition, the southwesterly right-of-way line of Park Plaza Drive, and the point of beginning of this description:

thence, along the easterly line of said Lot 1 and its southerly extension, also being said southwesterly right-of-way line, S 17°28'40" E 555.23 feet;

thence S 72°31'20" W 399.50 feet to the meander line of the West Channel of the Mississippi River;

thence, along said meander line, N 00°12'20" E 149.04 feet;

thence, continuing along said meander line, N 00°12'10" W 64.85 feet;

thence, continuing along said meander line, N 26°28'11" W 63.49 feet;

thence N 83°41'20" E 39.65 feet;

thence N 80°33'40" W 56.65 feet to said meander line;

thence, along said meander line, N 59°33'10" W 216.81 feet to the West line of said Lot 1, Hoeschler's Park Plaza Addition and the South line of Lot 2, Certified Survey Map, Volume 17, Page 14, Document Number 1683829;

thence, along said South line, S 85°15'06" W 12.42 feet to the southwest corner of said Lot 2;

thence, along the West line of said Lot 2, N 12°40'56" W 107.34 feet to

the westerly extension of the North line of said Lot 1;

thence, along said North line and its westerly extension, N 72°31'20" E

504.93 feet to the point of beginning of this description.

Including all lands lying between the meander line and the waters edge.

Subject to any easements, covenants and restrictions of record.

That I have made such survey, map and division of land in the direction of Allan McCormick, Acting Agent for A & L McCormick LLC, purchaser of said land. That such map is a correct representation of the exterior boundaries of the land surveyed and subdivision thereof made.

That I have fully complied with the provisions of s.236.34, Wisconsin Statutes and with the subdivision ordinances of the City of La Crosse in surveying and mapping the same.



Christopher W. Fechner PLS #2448  
Coulee Region Land Surveyors, LLC  
917 S. 4th Street  
La Crosse, WI 54601

Owner:  
2PM LLC  
333 Park Plaza Drive  
La Crosse, MN 55947

Purchaser:  
A & L McCormick LLC  
P.O. Box 135  
La Crosse, WI 54601



**CITY OF LA CROSSE APPROVAL**

Resolved that this Certified Survey Map is hereby approved by the City of La Crosse.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2023

City Clerk \_\_\_\_\_



## Craig, Sondra

---

**From:** Acklin, Tim  
**Sent:** Monday, April 10, 2023 1:54 PM  
**To:** Craig, Sondra  
**Subject:** FW: 455 Park Plaza/Company Store

Hey Sondra,

I forgot to print this and attach to his CUP application to serve as his cover letter.  
Can you make sure it gets attached?

Thanks.

Tim Acklin, AICP  
Planning Administrator  
City of La Crosse  
[400 La Crosse St](#)  
[La Crosse, WI 54601](#)  
[608-789-7391](#)  
[www.cityoflacrosse.org](#)



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### **PRIVILEGED AND CONFIDENTIAL**

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**From:** Allan McCormick <[AllanMcCormick@hotmail.com](mailto:AllanMcCormick@hotmail.com)>  
**Sent:** Friday, April 7, 2023 12:31 PM  
**To:** Acklin, Tim <[acklint@cityoflacrosse.org](mailto:acklint@cityoflacrosse.org)>  
**Subject:** 455 Park Plaza/Company Store

\*\*\* **CAUTION:** This email originated from an external sender. **DO NOT** click links or open attachments unless you recognize the sender and know the content is safe. \*\*\*

Planning and Development Department,

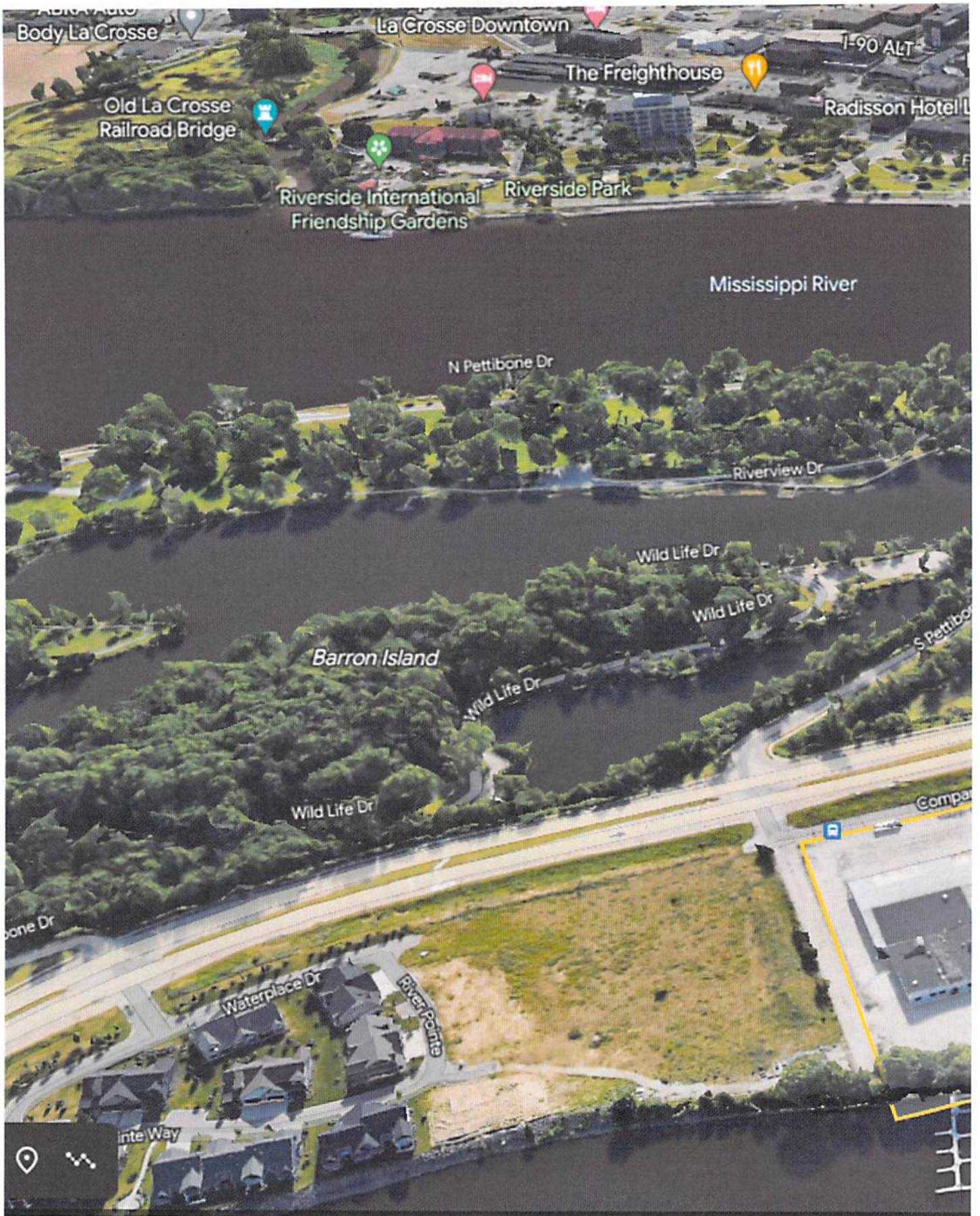
I've attached my Conditional Use Permit Application regarding the Company Store property at 455 Park Plaza. We purchased the five parcels that comprise approximately 5.3 acres and will consolidate them into one parcel.

We are on schedule to have the existing building removed by the end of 2023. Our goal is to build a multi-story, mixed-use building starting in 2025.

The unique features of this property with the Mississippi waterfront, proximity to parks, and downtown La Crosse make it arguably the most desirable undeveloped site in La Crosse. I look forward to working with you and being part of this development.

Sincerely,

Allan McCormick

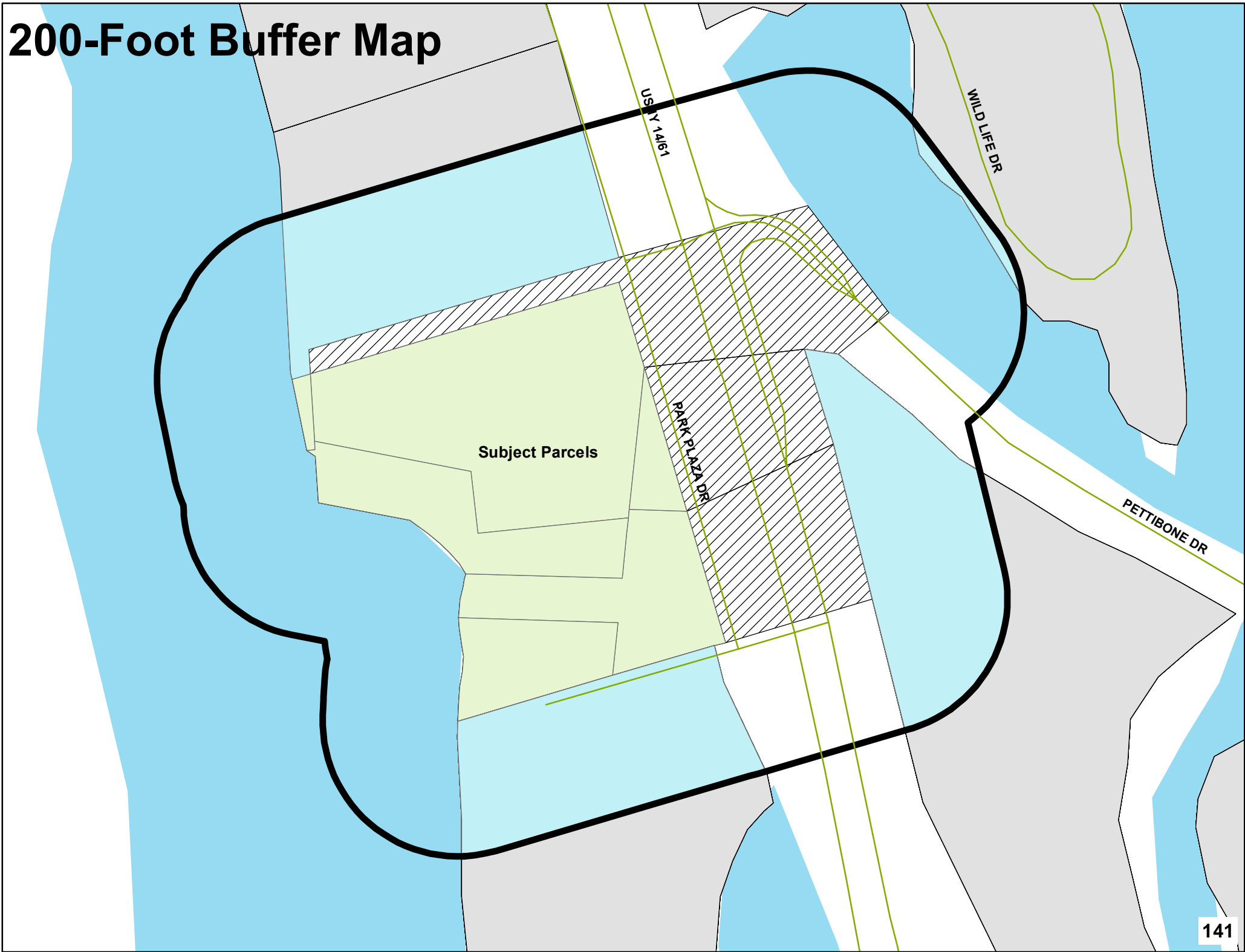


<b>Tax Parcel Number</b>	<b>OwnerName</b>	<b>PROPADDCOMP</b>	<b>MailingAddress</b>	<b>MailCityStateZip</b>
17-20246-32	WATER PLACE ONE LLC	529 PARK PLAZA DR	920 10TH AVE N	ONALASKA WI 54650
17-20273-30	CITY OF LACROSSE	333 PARK PLAZA DR	400 LA CROSSE ST	LA CROSSE WI 54601
17-20273-30	CITY OF LACROSSE	301 PETTIBONE DR S	400 LA CROSSE ST	LA CROSSE WI 54601
17-20273-30	CITY OF LACROSSE	700 PETTIBONE DR N	400 LA CROSSE ST	LA CROSSE WI 54601
17-20273-30	CITY OF LACROSSE	401 PETTIBONE DR S	400 LA CROSSE ST	LA CROSSE WI 54601
17-20273-30	CITY OF LACROSSE	101 PETTIBONE DR S	400 LA CROSSE ST	LA CROSSE WI 54601

**Properties within 200 feet of 455 Park Plaza Drive**

APPLICANT	ALLAN MCCORMICK	455 PARK PLAZA DR	PO BOX 135	LA CRESCENT MN 55947
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# 200-Foot Buffer Map



**NOTICE OF HEARING ON  
APPLICATION FOR A CONDITIONAL USE PERMIT**

TO WHOM IT MAY CONCERN:

Notice is hereby given that the Common Council of the City of La Crosse, by its Judiciary & Administration Committee, will hold a public hearing upon the application of **Allan McCormick for the issuance of a Conditional Use Permit under Sec. 115-356** of the Municipal Code of Ordinances of the City of La Crosse allowing for **removal of structure and creation green space for future development of a multi-story, mixed-use building.**

Said property is generally located at **455 Park Plaza Dr.** and is further described as follows:

*Tax Parcel 17-20246-10: HOESCHLER'S PARK PLAZA ADDN LOT 1 LOT SZ: 2.3743 AC*

*Tax Parcel 17-20273-10: PRT GOVERNMENT LOT 5 COM NE COR LOT 1 HOESCHLER PARK PLAZA ADDN S17D8ME 131.47FT TO POB S17D8ME 223.05FT S89D 7MW 85.62FT N5D22ME 212.75FT TO POB & COM NE COR LOT 1 HOESCHLER PARK PLAZA ADDN S17D8ME 131.47FT S5D22MW 225.37FT TO POB S5D22MW 89.8 FT N88D44MW 225.92FT N26D7M 31SW 63.49FT N84D2ME 39.65FT N84D2ME 224FT TO POB & COM NE COR LOT 1 HOESCHLER PARK PLAZA ADDN S17D8ME 131.47FT S5D55MW 225.37FT S84D2MW 224 FT TO POB N6D13MW 92.2FT N80D13MW 235.5FT S4D13ME 91.11FT S80D13ME 239.63FT TO POB & 2 PRCLS LYG W SD LOT 1 1 COM NW OF LOT 1 S4D13ME 101.7FT N80D13MW TO WATERS EDGE NLY ALG WATERS EDGE TO EXTD N LN LOT 1 N72D52ME TO POB & LAND BOUNDED BY S LN PREV PRCL, S LN LOT 1 EXTD W & WATERS EDGE EX CSM NO. 14 VOL 17 DOC NO. 1683829*

*Tax Parcel 17-20273-11: CERTIFIED SURVEY MAP NO. 14 VOL 17 DOC NO. 1683829 PRT LOT 2 LYG SLY OF N LN LOT 1 HOESCHLERS PARK PLAZA ADDN EXTD WLY TO THE WATERS EDGE*

*Tax Parcel 17-20273-20: PRT GOVERNMENT LOT 5 COM NE COR LOT 1 HOESCHLER PARK PLAZA ADDN S17D8ME 353.76FT TO POB S17D8ME 200.75FT S72D 52MW 175.5FT N5D22ME 78.53FT N88D44MW 247.17FT TO WATERS EDGE NLY 65FT S88D44ME 239.75FT N5D22ME 102.42FT N89D7ME 85.62FT TO POB*

*Tax Parcel 17-20273-50: PRT GOVERNMENT LOT 5 COM NE COR LOT 1 HOESCHLER PARK PLAZA ADDN S17D8ME 555.27FT TO N LN OF DR S72D52MW 175.5 FT TO POB N5D22ME 78.53FT N88D44MW 236FT SLY ALG WATERS EDGE TO EXTD N LN OF DR N72D52ME TO POB LOT SZ:.7003 AC*

The City Plan Commission will meet to consider such application on **Monday, May 1, 2023 at 4:00 p.m.** in the Council Chambers of City Hall, 400 La Crosse St., in the City of La Crosse, La Crosse County, Wisconsin.

A public hearing before the Judiciary & Administration Committee will be held on **Tuesday, May 2, 2023 at 6:00 p.m.** in the Council Chambers of City Hall, 400 La Crosse St., in the City of La Crosse, La Crosse County, Wisconsin.

Final action will be determined by the **Common Council** on **Thursday, May 11, 2023 at 6:00 p.m.** in the Council Chambers of City Hall, 400 La Crosse St., in the City of La Crosse, La Crosse County, Wisconsin.

Any residential property owner whose land abuts the subject property may request an opaque privacy fence of a minimum of five (5) feet and no more than eight (8) feet in height to be required in residential zoned districts. Such fence shall be placed on the property line and shall run from the front set back line to the rear property line.

Any person interested may be heard for or against such proposed change, and may appear in person, by attorney or may file a formal objection; which objection forms are available on the City website at [www.cityoflacrosse.org](http://www.cityoflacrosse.org) – Your Government – City Clerk – Forms – Conditional Use Permit.

The application and supporting documentation may be examined in the Office of the City Clerk, La Crosse City Hall, between the hours of 8:30 a.m. and 5:00 p.m. on any regular business day, holidays excepted, or in the Legislative Information Center which can be accessed from the City website at [www.cityoflacrosse.org](http://www.cityoflacrosse.org) (search for File 23-0410).

This notice is given pursuant to the order of the Common Council of the City of La Crosse.

Dated this 10<sup>th</sup> day of April, 2023.

Nikki M. Elsen, City Clerk  
City of La Crosse

-----  
Publish: April 18 and 25, 2023  
One (1) Affidavit

**Agenda Item 23-0410 (Tim Acklin)**

Application of Allan McCormick for a Conditional Use Permit at 455 Park Plaza Drive allowing for removal of structure and creation of green space for future development of a multi-story, mixed-use building.

**General Location**

Council District 9. These properties are not within a Neighborhood Association. Located on Park Plaza Drive along Hwy 14/61 as depicted on attached [Map PC23-0410](#). There are residential condominiums separated by a large vacant lot to the north, Pettibone Park to the east across Hwy 14/61, Pettibone Campground and a camper retailer to the south, and the West Channel of the Mississippi River to the west.

**Background Information**

The applicant is requesting a Conditional Use Permit to demolish the former Company Store call center building. The applicant intends to combine the five (5) parcels and develop a multi-story, mixed-use development. The applicant has stated that they intend to demolish the existing building by the end of year and begin construction of the new building in 2025. The site will sit as greenspace only and not be used as a parking lot.

Community Risk Management indicates that the building has been registered as a vacant property as of May 13, 2019, but has likely been vacant longer. There are currently no Orders to Correct on the property.

No plans were attached to the application.

**Recommendation of Other Boards and Commissions**

N/A

**Consistency with Adopted Comprehensive Plan**

Redevelopment of Brownfields and Underutilized Sites is a major objective in the Economic Development Element of the 2002 Comprehensive Plan.

The enhancement of riverfront land for parks, housing, offices and river-dependent industries is also a major strategy identified in the Economic Development Element of the 2002 Comprehensive Plan.

This site is within TID 10. Per the project plan TID 10 was established for the creation of new businesses, residential development, and/or a mix of these uses within it.

**Staff Recommendation**

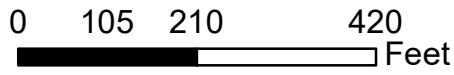
The property is currently zoned Planned Development-General which occurred when TID 10 was created in an effort to promote redevelopment within the TID. This included the former SkipperLiner, Bikini Yacht Club, Holiday Inn, and Company Store parcels. Any proposed development will have to go through the rezoning process.

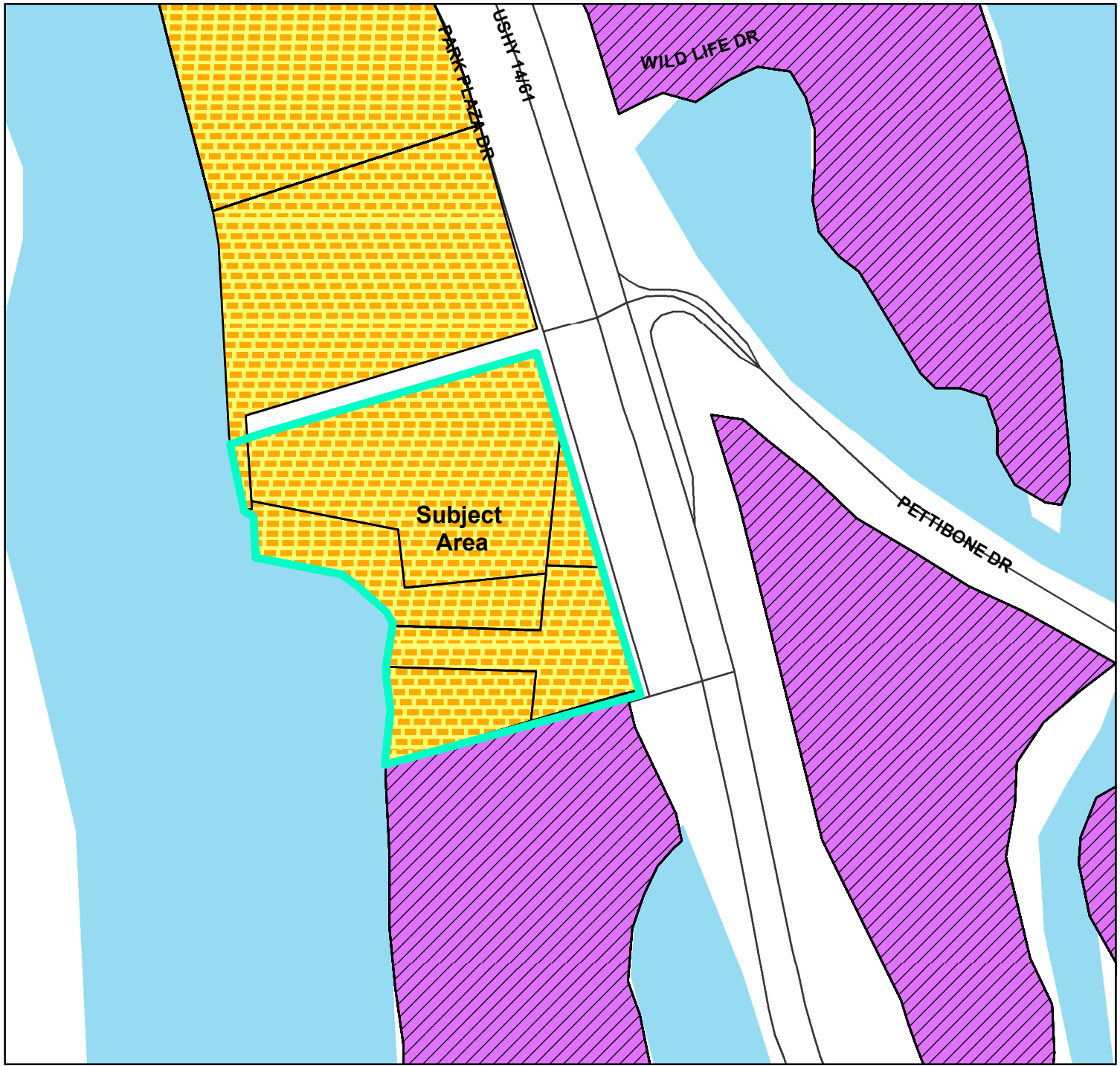


Redevelopment of these parcels have been anticipated for some time, including demolition of the existing building. Staff has met with the applicant regarding their future plans and have been working diligently with them to ensure that it continues to move forward with a shared vision.

This item is recommended for approval with the condition that a Payment for Municipal Services Agreement is signed by the applicant and returned to the City prior to the May 11, 2023, Common Council Meeting.

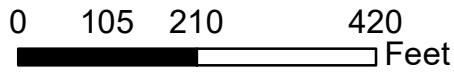
**Routing** J&A 5.2.2023





## 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



**CERTIFIED SURVEY MAP NO. \_\_\_\_\_**  
ALL OF

**Lot 1, Hoeschler's Park Plaza Addition; Also part of Lot 2, C.S.M.,  
V. 17, P. 14, D.N. 1683829; Also part of Government Lot 5,  
Section 13, T104N-R4W; City of La Crosse, La Crosse County, Wisconsin**

**SURVEYOR'S CERTIFICATE**

I, Christopher W. Fechner, Professional Land Surveyor, do hereby certify that I have surveyed and mapped this Certified Survey Map being all of Lot 1, Hoeschler's Park Addition; Also part of Lot 2, Certified Survey Map, Volume 17, Page 14, Document Number 1683829; Also being part of Government Lot 5, Section 13, T104N-R4W, City of La Crosse, La Crosse County, Wisconsin as follows:

Commencing at the northwest corner of Section 13, T104N-R4W, thence S 56°57'39" E 2300.13 feet to the northeast corner of Lot 1, Hoeschler's Park Plaza Addition, the southwesterly right-of-way line of Park Plaza Drive, and the point of beginning of this description:

thence, along the easterly line of said Lot 1 and its southerly extension, also being said southwesterly right-of-way line, S 17°28'40" E 555.23 feet;

thence S 72°31'20" W 399.50 feet to the meander line of the West Channel of the Mississippi River;

thence, along said meander line, N 00°12'20" E 149.04 feet;

thence, continuing along said meander line, N 00°12'10" W 64.85 feet;

thence, continuing along said meander line, N 26°28'11" W 63.49 feet;

thence N 83°41'20" E 39.65 feet;

thence N 80°33'40" W 56.65 feet to said meander line;

thence, along said meander line, N 59°33'10" W 216.81 feet to the West line of said Lot 1, Hoeschler's Park Plaza Addition and the South line of Lot 2, Certified Survey Map, Volume 17, Page 14, Document Number 1683829;

thence, along said South line, S 85°15'06" W 12.42 feet to the southwest corner of said Lot 2;

thence, along the West line of said Lot 2, N 12°40'56" W 107.34 feet to

the westerly extension of the North line of said Lot 1;

thence, along said North line and its westerly extension, N 72°31'20" E

504.93 feet to the point of beginning of this description.

Including all lands lying between the meander line and the waters edge.

Subject to any easements, covenants and restrictions of record.

That I have made such survey, map and division of land in the direction of Allan McCormick, Acting Agent for A & L McCormick LLC, purchaser of said land. That such map is a correct representation of the exterior boundaries of the land surveyed and subdivision thereof made.

That I have fully complied with the provisions of s.236.34, Wisconsin Statutes and with the subdivision ordinances of the City of La Crosse in surveying and mapping the same.



Christopher W. Fechner PLS #2448  
Coulee Region Land Surveyors, LLC  
917 S. 4th Street  
La Crosse, WI 54601

Owner:  
2PM LLC  
333 Park Plaza Drive  
La Crescent, MN 55947

Purchaser:  
A & L McCormick LLC  
P.O. Box 135  
La Crosse, WI 54601



**CITY OF LA CROSSE APPROVAL**

Resolved that this Certified Survey Map is hereby approved by the City of La Crosse.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2023

City Clerk \_\_\_\_\_



# City of La Crosse, Wisconsin

City Hall  
400 La Crosse Street  
La Crosse, WI 54601

## Text File

File Number: 23-0434

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**Agenda Date:** 5/2/2023

**Version:** 1

**Status:** New Business

**In Control:** Judiciary & Administration Committee

**File Type:** Application



# City of La Crosse, Wisconsin

APPLICATION FOR EXPANSION OF ALCOHOL BEVERAGE LICENSE

\*Must be filed in conjunction with a Special Event Application.

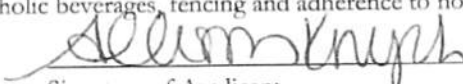
Fee: \$ \_\_\_\_\_

The undersigned licensee requests permission to expand the following license(s) onto public property for the purpose set forth below. Check all license that apply.

- Combination "Class B" Beer & Liquor
- Class "B" Beer
- "Class C" Wine

BUSINESS INFORMATION			
Legal/Real Name:		Trade Name:	
Pump House Regional Arts Center			
Address:			
119 King Street La Crosse, WI 54601			
Phone Number:		Name of Agent (If Corporation/LLC):	
608-785-1434		Allison Krzych	
EXPANSION INFORMATION			
Date of Expansion - must be between Memorial Day and Labor Day:			
06/10/23			
Time of Expansion - when alcohol will be sold, possessed or consumed			
Start 12 pm, 06/10/23 End 9 pm, 06/10/23			
Describe Area of Expansion - Where Alcohol Will be Present:			
The beer garden will be located primarily on private land in the courtyard directly behind the Pump House building. The b			
Reason for Expansion:			
to offer beer and wine outside during Artspire			
PERSON IN CHARGE			
Name:	First	Middle	Last
	Allison	Kurth	Krzych
Address:	Street	City	State Zip Code
	119 King Street	La Crosse	WI 54601
Phone Number:			
608-785-1434			

The above hereby makes application to expand its alcohol beverage license into a public way as described. I further state that I have received a copy of the Conditions for a Street Privilege Permit permitting the sale, possession and consumption of alcohol on a City street and agree to abide by the same and with all applicable state and local regulations including, but not limited, to the sale and service of alcoholic beverages, fencing and adherence to noise levels.

  
Signature of Applicant

04/11/2023  
Date

[REDACTED]

From richcork@acegroup.cc <richcork@acegroup.cc> on 2023-01-27 10:50

 Details  Headers  Plain text

Approval granted for closure of King St for Artspire on June 10, 2023

On Jan 27, 2023, at 11:47 AM, [olivia@thepumphouse.org](mailto:olivia@thepumphouse.org) wrote

Greetings,

Since 2014, you have cooperated with the Pump House as we present Artspire, a celebration of community through the arts. Thank you! We are now planning Artspire 2023 that will take place Saturday, June 10, 2023 in and around the Pump House neighborhood. We are requesting the closure of King Street (from Front Street to Second Street), and Front Street (from Jay Street to King Street) to vehicular traffic for Saturday, June 10, 6:00 AM to 11:00 PM for a street dance celebration, concerts, artist display tents and vendor booths. We are excited to again present this free celebration and welcome many to our neighborhood.

The City of La Crosse Special Event Permit requires approval from our neighbors affected by the street closure. Please reply to this email with your approval or let us know if you have any questions. Thank you very much!

All the Best,

--

Olivia Bull  
Arts Administrator  
Pump House Regional Arts Center  
608-785-1434



Artspire 



From Chris <chris@piggy.com> on 2023-01-31 18:51



 [Dartans](#)  [headers](#)  [Plain text](#)

No worries n our end Livia, looking forward to another great Artspire Celebration, Chris

201111, Jun 20, 2023 at 9:30 AM DILLON McAARDLE <dillmca@viterbo.edu> wrote:

Allison,

I'm looping in Erik Vose, LCT's Interim Executive Director on this email. From the looks of the building schedule on 6/10, LCT will have an evening performance in the Veterans Studio. The Lyche Theatre may possibly be able to accommodate being a rain-site, but there will more than likely be some semblance of a set on stage for the youth production of "Honk! Jr.". Erik may have some insight here on the feasibility of this portion.

Yes, you can still utilize the electrical services. Please coordinate with Ryan Van Berkum on the timing of this (included on this email).

Yes, the Weber Center is aware that Artspire will be taking place, and the Weber Center has no issue with any of the street closures associated with Artspire.

This is something that you and Erik can work out, but it would be nice if you could possibly include the LCT production happening that evening in your listing of events happening during/at Artspire.

I unfortunately do not have any good names to toss in the ring for a co-chair. 😊

Thanks,

**Dillon McArdle** (pronouns: He/him/his)

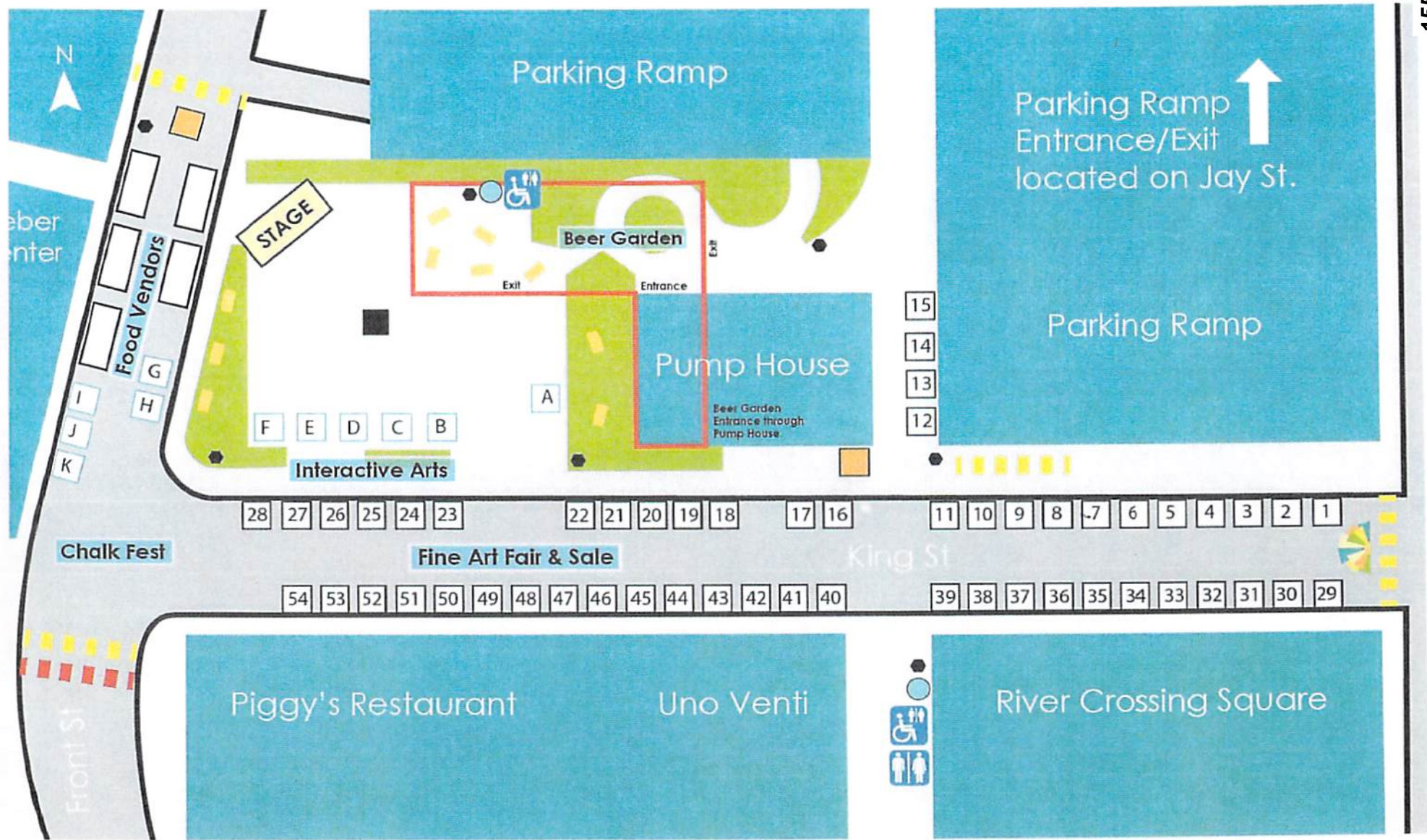
*Viterbo University*

Director | Fine Arts Center

608-796-3730

FAC - 128

[www.viterbo.edu/fine-arts-center](http://www.viterbo.edu/fine-arts-center) | 900 Viterbo Drive, La Crosse, WI 54601



- Portable Toilet location
- Trashcan
- Hand Washing Station
- Picnic Table
- Street Closed
- Emergency Vehicle Access
- Information Booth
- Art vendor Tent
- Interactive Art Tent
- Sound Booth



## CITY CLERK'S OFFICE

400 La Crosse Street  
La Crosse, Wisconsin 54601  
(608) 789-7510  
cityclerk@cityoflacrosse.org  
www.cityoflacrosse.org

April 13, 2023

ALLISON KRZYCH  
PUMP HOUSE REGIONAL ARTS CENTER  
119 KING ST  
LA CROSSE WI 54601

Dear Allison,

Our office is in receipt of the application for Expansion of Alcohol Beverage license for Pump House Regional Arts Center for a special event on June 10, 2023 at 119 King Street (Artspire 2023).

Said application will be considered at the following meetings:

**Judiciary & Administration Committee**

**Tues., May 2, 2023, 6:00 p.m.**

**Council Chambers, City Hall – 400 La Crosse St.**

**Common Council**

**Thurs., May 11, 2023, 6:00 p.m.**

**Council Chambers, City Hall – 400 La Crosse St.**

*Note: The Special Event application that was also submitted does not require Council approval; it is routed internally for approval by the affected departments.*

We recommend someone attend the J&A meetings where public hearing is allowed; there may be questions or comments from a committee or council member or another citizen. Public hearing is not allowed at the Council meeting, though, you are welcome to attend.

Attendance is allowed either in person or virtually. If you wish to attend virtually, please email me for the link to participate. If you have any questions, comments, or concerns; do not hesitate to contact me.

Sincerely,

Sondra Craig  
Deputy Clerk  
[craigs@cityoflacrosse.org](mailto:craigs@cityoflacrosse.org)  
608-789-7549



# City of La Crosse, Wisconsin

City Hall  
400 La Crosse Street  
La Crosse, WI 54601

## Text File

File Number: 23-0450

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**Agenda Date:** 5/2/2023

**Version:** 1

**Status:** New Business

**In Control:** Judiciary & Administration Committee

**File Type:** Request

**REQUEST FOR EXCEPTION TO MINIMUM HEIGHT STANDARDS**

Applicant (name and address):

Northern Grounds Properties LLC (Zach Mueller)  
1811 N Shore Dr., Clear Lake, IA 50428

Owner of site (name and address):

Cliff LeCleir

Architect (name and address), if applicable:

Hood-Rich Architecture - Billy Kimmons  
400 South Ave Ste 300, Springfield, MO 65806 (417) 862-4483

Professional Engineer (name and address), if applicable:

Pinnacle Engineering Group - Matt Carey  
20725 Watertown Rd Ste 100, Brookfield WI 53186 (262) 754-8888

Contractor (name and address), if applicable:

NA

Address of subject premises:

224 La Crosse St., La Crosse, WI 54601

Tax Parcel No.: 17-20009-95

Current Zoning: C3-Community Business

Legal Description:

Town of La Crosse PRT lots 8, 9, & 10 Block 15 Corn NE Cor lot 10 W  
Alg S LN La Crosse St 150.59 ft to PT 1.62 ft E of NW Cor SA Lot S 134.02 ft  
E 150.58 ft to W LN 3rd St N ALG St 134.79 ft to POB T/W ESMT In Doc No.

Details of Exception Request: 1643441 & corrected by Doc No. 1646791 LOT 52: IRR  
We are requesting an exception in order to build a  
drive-thru coffee kiosk along with patio with outdoor  
seating at the proposed lot in the downtown La Crosse area.

Please explain why the standards of this ordinance should not apply to your property:

As the lot size is small to begin with, we want to maximize the  
space available to support our car stack to remove any risk of impacting  
traffic, while also fitting a patio and all necessary parking for our  
business. This does not allow for a building much larger than ours.  
We also have brand standards we must adhere to, and part of that  
is following certain building design requirements.

What other options have you considered and why were they not chosen:

We considered a building design with the appearance of a second story. However, it was significantly more expensive, the building design did not adhere to our brand requirements, and ultimately it still would not have satisfied the requirement. Also considered adding a second story for storage and an office for our manager, but again, felt it did not satisfy the reasoning behind the height standard.

Please explain how granting this/these exceptions is consistent with protecting the public interest; in particular, explain how it will impact adjacent properties:

The height of the building will benefit the existing hotel to the west, as it will not block any views. We have adequate car stacking space, so there will be no negative impact to traffic. We will serve the people of downtown La Crosse with high quality coffee, fast and friendly.

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 request and that the above statements and any attachments submitted hereto are true and correct to the best of my knowledge and belief.



[Signature]  
(signature)  
641-494-6222 4/15/2023  
(telephone) (date)  
zmaeller223@gmail.com  
(email)

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

Personally appeared before me this 15<sup>th</sup> day of April, 2023, the above named individual, to me known to be the person who executed the foregoing instrument and acknowledged the same.

Jamie J. Steinhoff  
Notary Public  
My Commission Expires: 9/24/2023

Applicant shall, before filing with the City Clerk's Office, have this application reviewed and the information verified by the Director of Planning & Development.

Review was made on the 17<sup>th</sup> day of April, 2023.

Signed: [Signature]  
Director of Planning & Development

## **Craig, Sondra**

---

**From:** Cliff LeCleir <clifflecleir@gmail.com>  
**Sent:** Monday, April 17, 2023 2:47 PM  
**To:** Craig, Sondra  
**Subject:** 224 La Crosse St.

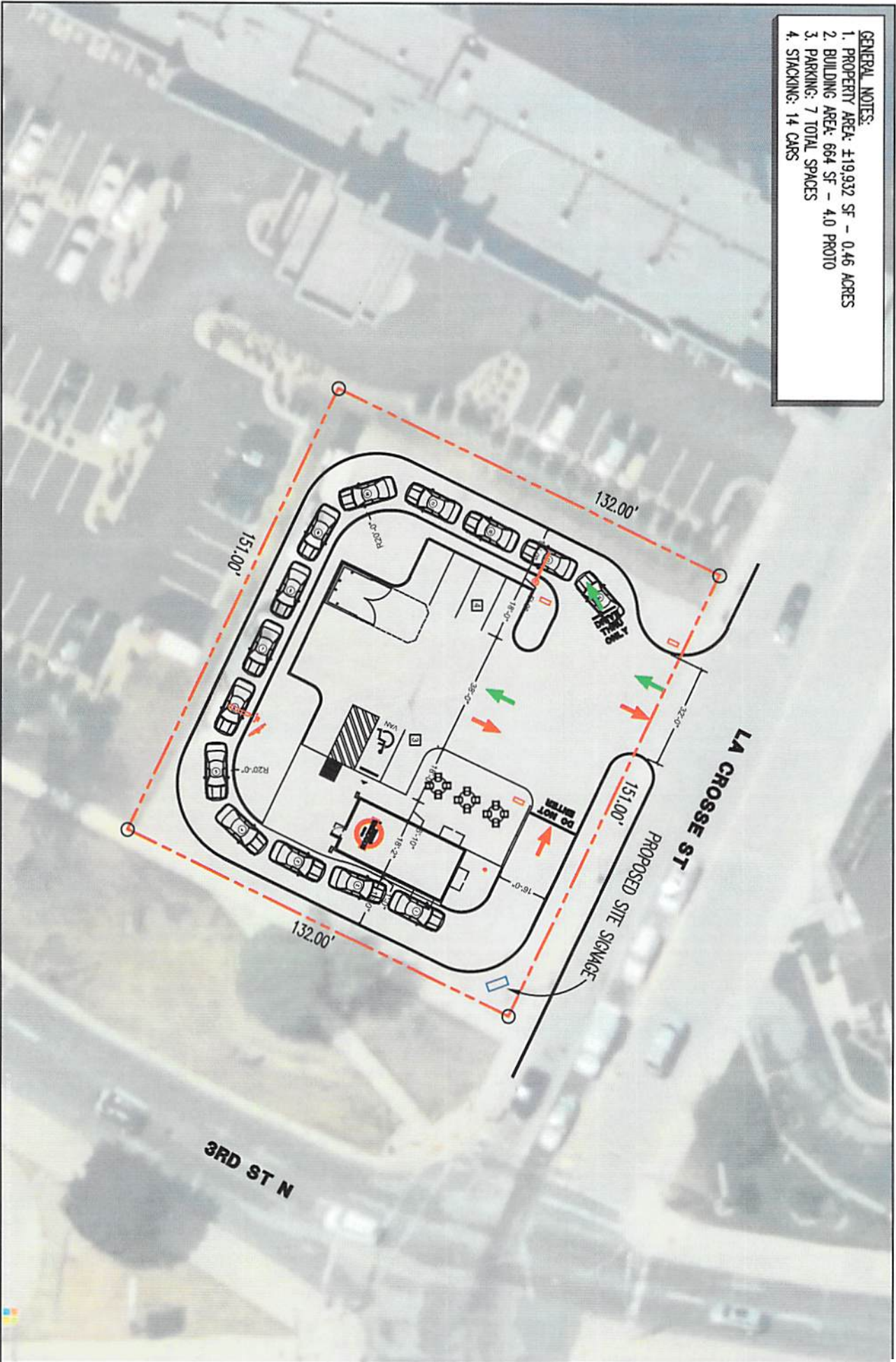
[You don't often get email from clifflecleir@gmail.com. Learn why this is important at <https://aka.ms/LearnAboutSenderIdentification> ]

**\*\*\* CAUTION: This email originated from an external sender. DO NOT click links or open attachments unless you recognize the sender and know the content is safe. \*\*\***

Sondra - Josh Neuman asked me to verify that I have authorized Scooters Coffee to apply for a variance at 224 la Crosse St. CLIFF LeCleir



- GENERAL NOTES:**
1. PROPERTY AREA: ±19,932 SF - 0.46 ACRES
  2. BUILDING AREA: 664 SF - 4.0 PROTO
  3. PARKING: 7 TOTAL SPACES
  4. STACKING: 14 CARS



14901 Quorum Drive  
 Suite 300  
 Dallas Texas 75254  
 Ph: 972 230-8884  
 Fax: 972 230-6064



TRUE NORTH  
 SCALE: 1"=40'-0"

Job No.  
23-1162

Date  
04/14/23

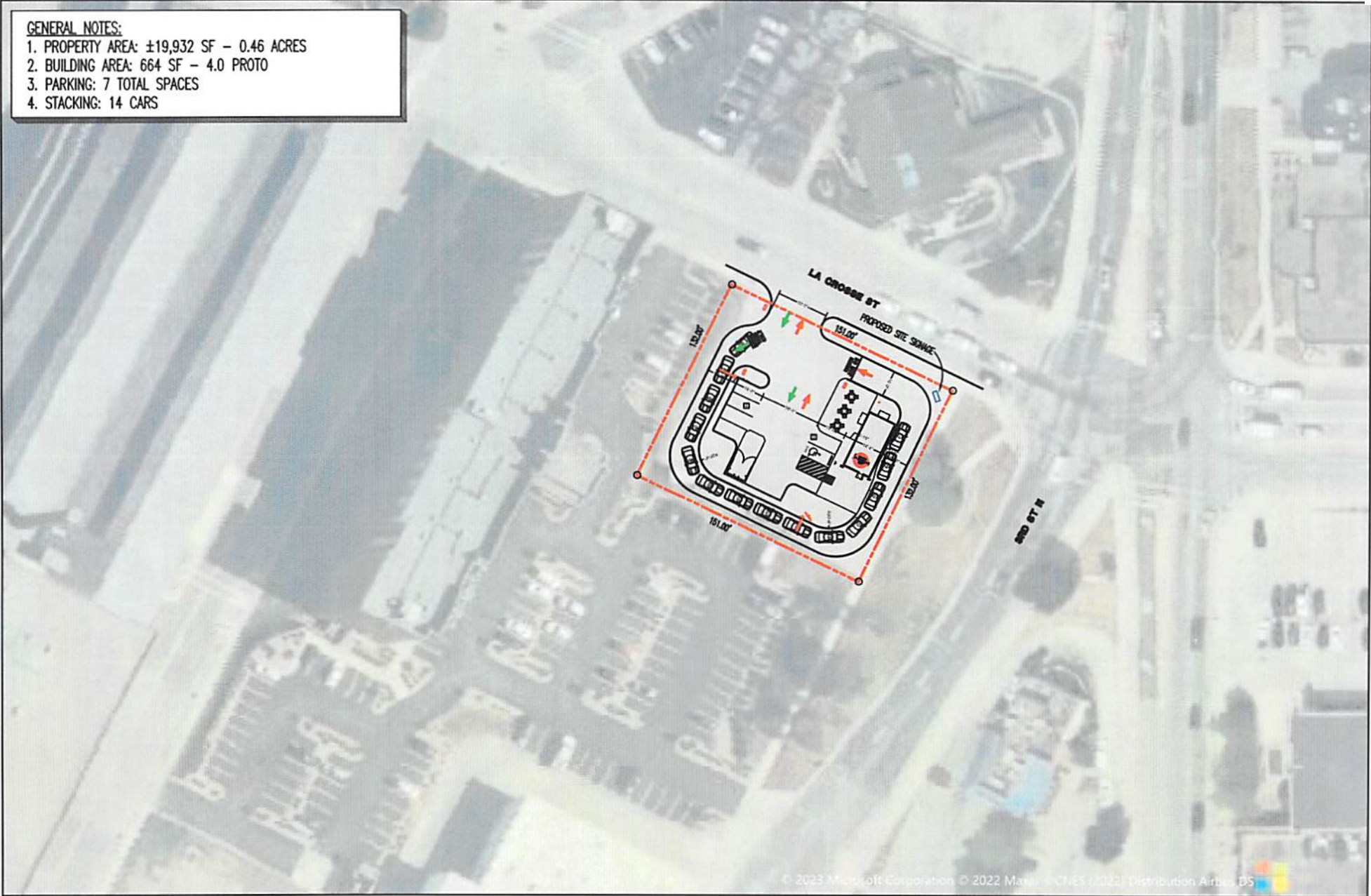
Sheet No.  
SCHEME: 3

Project  
SCOOTER'S  
SITE PLAN

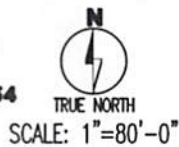
501 3RD ST N  
 LA CROSSE, WI

**GENERAL NOTES:**

- 1. PROPERTY AREA: ±19,932 SF - 0.46 ACRES
- 2. BUILDING AREA: 664 SF - 4.0 PROTO
- 3. PARKING: 7 TOTAL SPACES
- 4. STACKING: 14 CARS



14901 Quorum Drive  
 Suite 300  
 Dallas Texas 75254  
 Ph: 1972 239-8884  
 Fax: 1972 239-5054



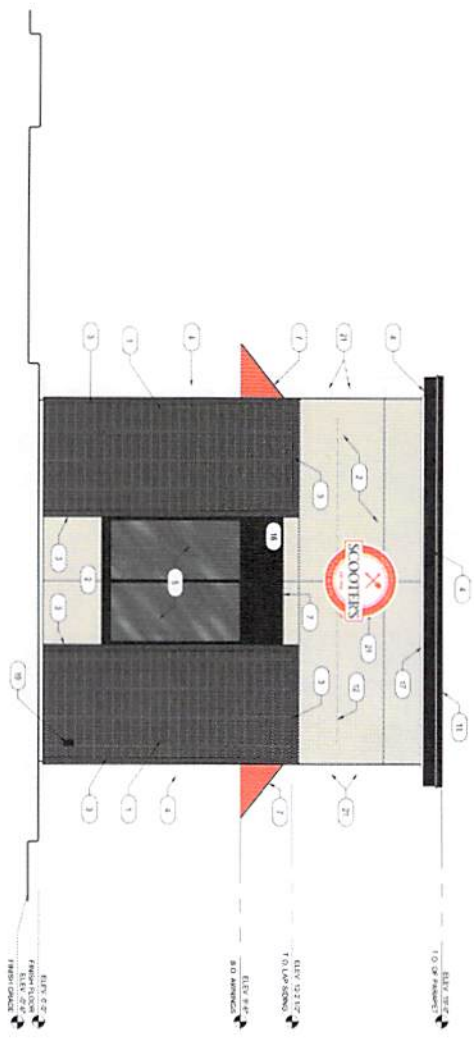
Job No.  
23-1162

Date  
04/14/23

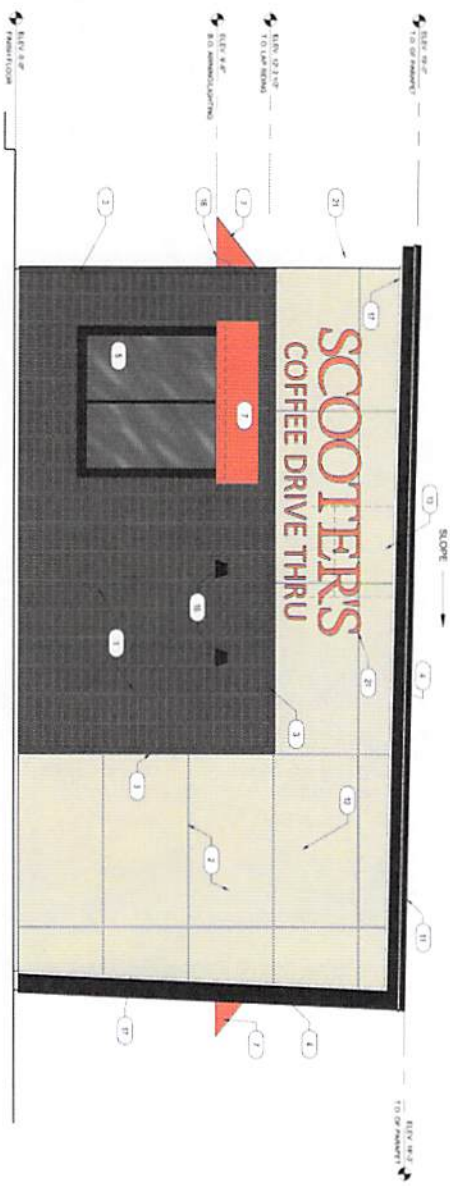
Sheet No.  
SCHEME: 3A

Project  
SCOOTER'S  
OVERALL PLAN

501 3RD ST N  
LA CROSSE, WI



2 EXTERIOR ELEVATIONS  
SCALE: 3/8" = 1'-0"



1 EXTERIOR ELEVATIONS  
SCALE: 3/8" = 1'-0"

KEYNOTES

- 1 FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)
- 2 FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)
- 3 1/2" FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)
- 4 FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)
- 5 FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)
- 6 FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)
- 7 FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)
- 8 FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)
- 9 FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)
- 10 FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)
- 11 FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)
- 12 FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)
- 13 FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)
- 14 FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)
- 15 FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)
- 16 FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)
- 17 FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)
- 18 FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)
- 19 FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)
- 20 FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)
- 21 FINISH: 2011 2011 1/8" (SEE FINISH SCHEDULE)

NOT FOR CONSTRUCTION

**FM**  
**GOULD INC.**  
 ARCHITECT  
 1000 N. W. 10th Ave.  
 MIAMI, FL 33136  
 (305) 571-1100

**SCOOTERS COFFEE**

PROJECT ADDRESS: XXXXXXXXXXXX

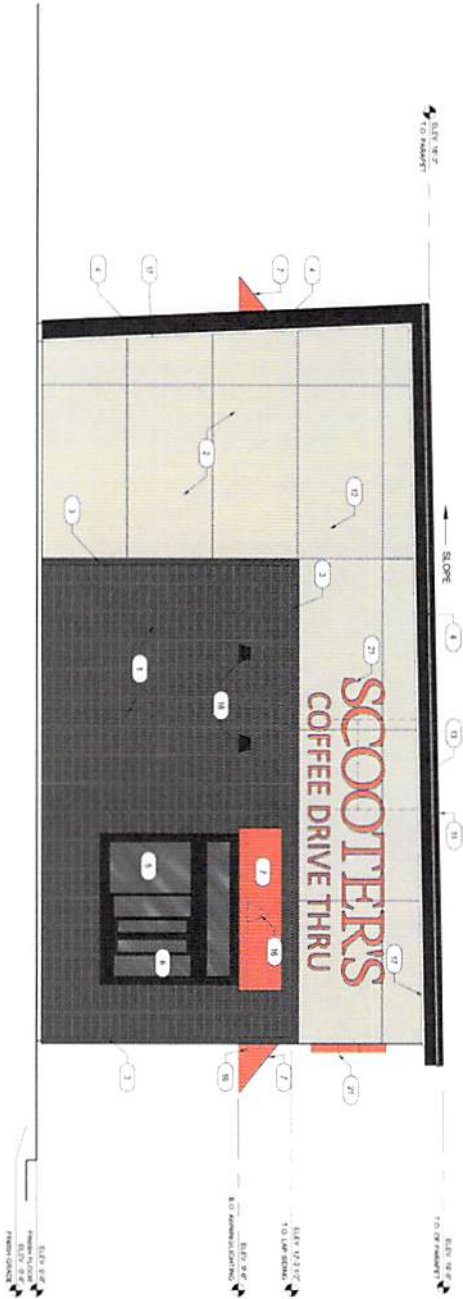
REVISIONS: 05XXXX

TITLE: EXTERIOR ELEVATIONS

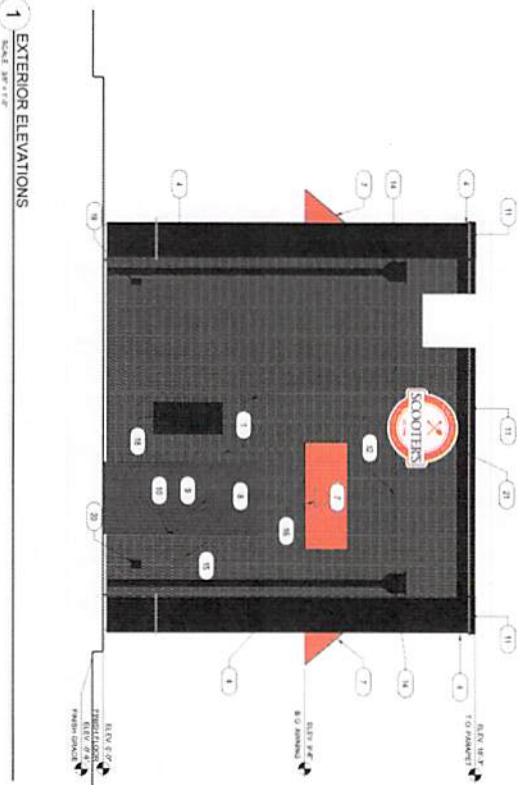
DATE: 05XXXX

PROJECT NO.: 19A00

A3.2



**2** EXTERIOR ELEVATIONS  
SCALE: 3/8" = 1'-0"



**1** EXTERIOR ELEVATIONS  
SCALE: 3/8" = 1'-0"

- KEYNOTES**
- 1 ENLIGHTENING CANOPY, STREET FACING SIDE, COLOR: BRONZE/BLACK METAL/BLACK POWDER-COATED ALUMINUM
  - 2 HARDWARE PANEL, 2" X 1/8" X 1/8" ENLIGHTENING MESH, COLORED COATING
  - 3 1/2" x 1/2" x 1/2" ENLIGHTENING MESH, COLORED COATING
  - 4 METAL ACCELS AND SOFTS, COLORED BLACK
  - 5 INSULATED BLACK ALUMINUM WINDOW FRAMES, FRAME TURNING GLASS
  - 6 GLASS WINDOW, COLOR: BLACK
  - 7 WINDOW FRAMES, COLOR: BLACK
  - 8 WINDOW FRAMES, COLOR: BLACK
  - 9 WINDOW FRAMES, COLOR: BLACK
  - 10 WINDOW FRAMES, COLOR: BLACK
  - 11 METAL WINDOW CAP
  - 12 LINE OF WINDOW FRAME
  - 13 ROOF TOP LIGHT FIXTURE, SEE MECHANICAL DRAWINGS
  - 14 ROOF SUPPORT AND CONNECTION, SEE DETAIL #A.3.1
  - 15 WALL TOP FINISH
  - 16 WALL FINISHES, COLOR: TEXTURE, SEE ELECTRICAL DRAWINGS
  - 17 LIGHT FIXTURE, SEE ELECTRICAL DRAWINGS
  - 18 SEE PANEL, SEE ELECTRICAL DRAWINGS
  - 19 ELECTRICAL, OVER THE, SEE ELECTRICAL DRAWINGS
  - 20 WINDOW SEE MECHANICAL DRAWINGS
  - 21 WINDOW SEE MECHANICAL DRAWINGS

NOT FOR CONSTRUCTION  
 DATE: 05/20/10  
 PROJECT: A3.1  
 TITLE: EXTERIOR ELEVATIONS  
 PROJECT ADDRESS: 10000000000



DATE: 05/20/10  
 PROJECT: A3.1  
 TITLE: EXTERIOR ELEVATIONS  
 PROJECT ADDRESS: 10000000000

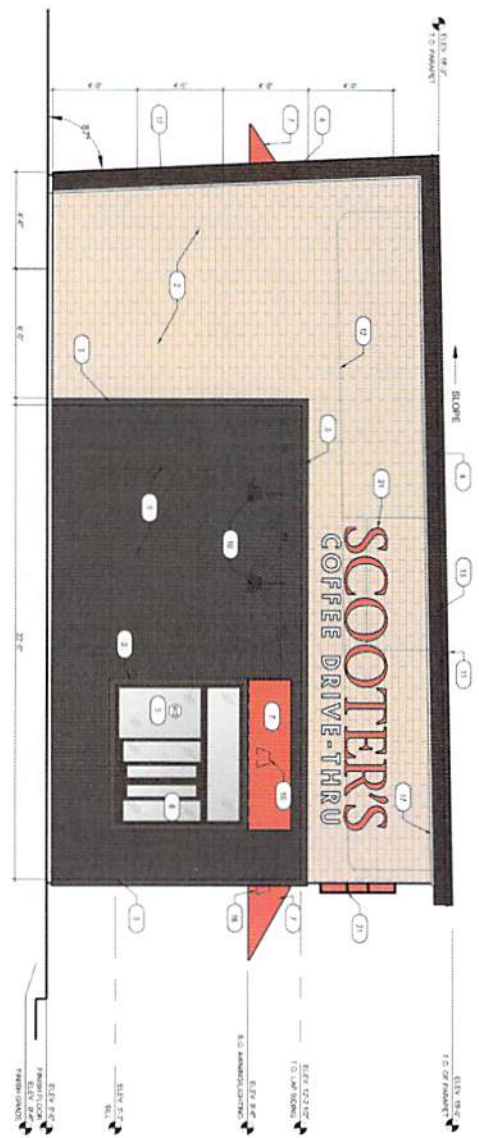


- ### KEYNOTES
- 1 BOARD WITH PRODUCT COP
  - 2 LINE OF PRODUCT COP
  - 3 ROOF FLASHING AND DAMPENER
  - 4 ROOF FLASHING AND DAMPENER
  - 5 ROOF FLASHING AND DAMPENER
  - 6 ROOF FLASHING AND DAMPENER
  - 7 ROOF FLASHING AND DAMPENER
  - 8 ROOF FLASHING AND DAMPENER
  - 9 ROOF FLASHING AND DAMPENER
  - 10 ROOF FLASHING AND DAMPENER
  - 11 ROOF FLASHING AND DAMPENER
  - 12 ROOF FLASHING AND DAMPENER
  - 13 ROOF FLASHING AND DAMPENER
  - 14 ROOF FLASHING AND DAMPENER
  - 15 ROOF FLASHING AND DAMPENER
  - 16 ROOF FLASHING AND DAMPENER
  - 17 ROOF FLASHING AND DAMPENER
  - 18 ROOF FLASHING AND DAMPENER
  - 19 ROOF FLASHING AND DAMPENER
  - 20 ROOF FLASHING AND DAMPENER
  - 21 ROOF FLASHING AND DAMPENER
  - 22 ROOF FLASHING AND DAMPENER

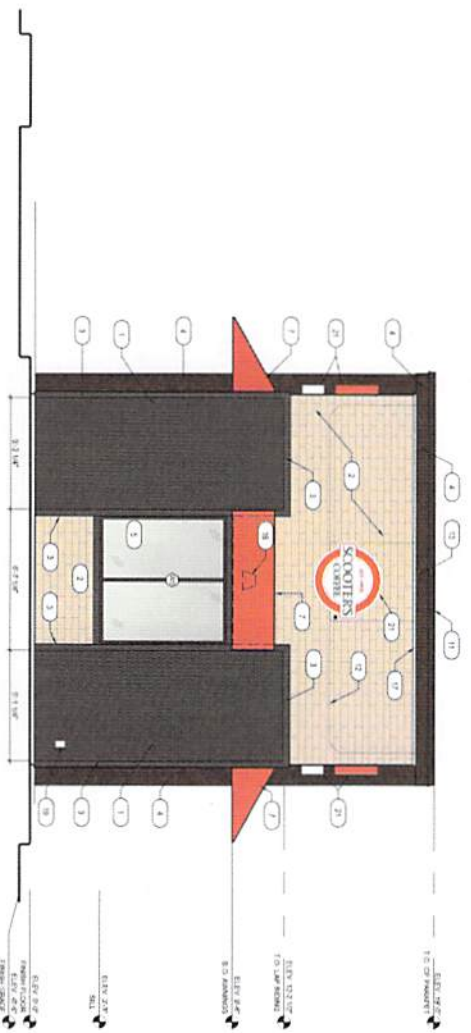
### MATERIAL BOARD

		1/2" ANGLE IRON BAR
		1/2" ANGLE IRON BAR
		1/2" ANGLE IRON BAR
		1/2" ANGLE IRON BAR
		1/2" ANGLE IRON BAR
		1/2" ANGLE IRON BAR
		1/2" ANGLE IRON BAR
		1/2" ANGLE IRON BAR
		1/2" ANGLE IRON BAR
		1/2" ANGLE IRON BAR

## 4 EXTERIOR ELEVATIONS



## 3 EXTERIOR ELEVATIONS



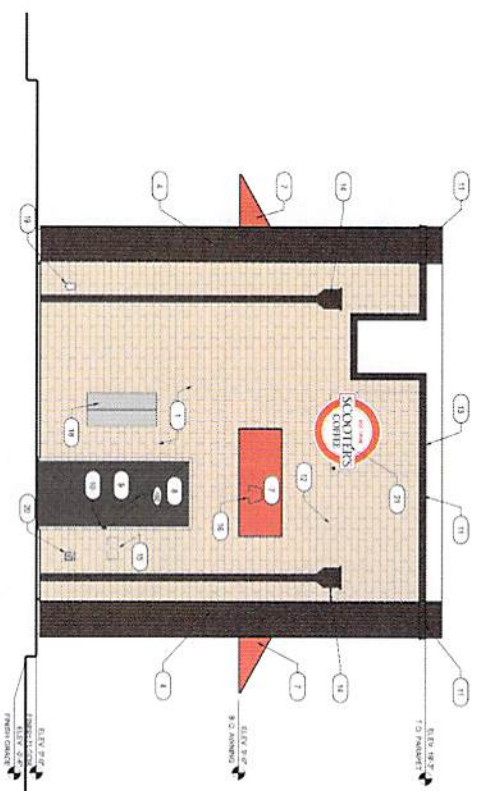
PROJECT ADDRESS

DATE

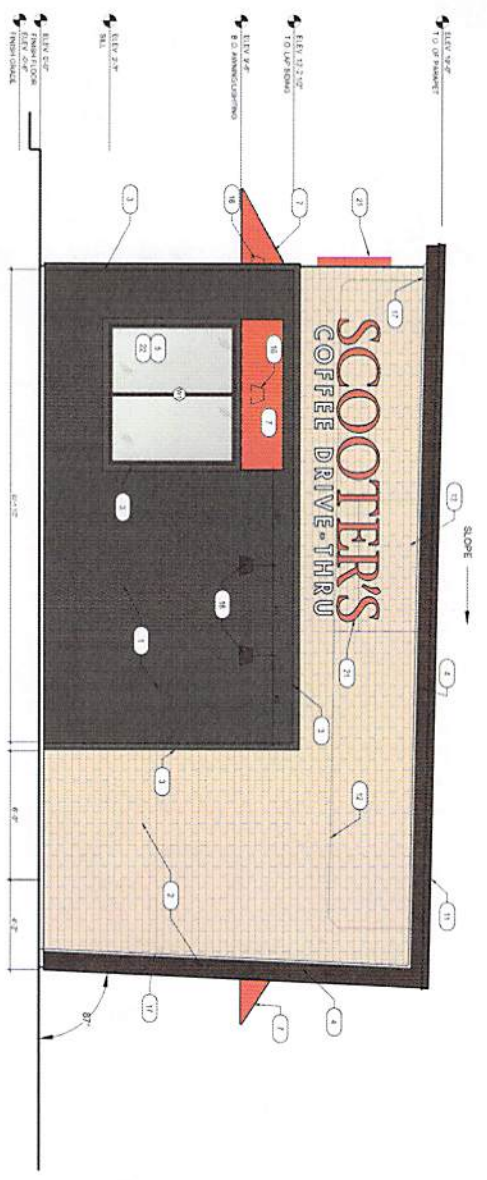
PROJECT NO.

TITLE  
EXTERIOR ELEVATIONS

- DESIGN DEVELOPMENT
  - PERMIT SUBMITTAL
  - BID PACKAGE
  - CONSTRUCTION SIDE
- SHEET NO.
- A3.2**



2 EXTERIOR ELEVATIONS  
SCALE 1/4" = 1'-0"



1 EXTERIOR ELEVATIONS  
SCALE 1/4" = 1'-0"

KEYNOTES

- 1 1/2" SQUARE KEYS, ALUMINUM CAP
- 2 1/2" SQUARE KEYS, ALUMINUM CAP
- 3 1/2" SQUARE KEYS, ALUMINUM CAP
- 4 1/2" SQUARE KEYS, ALUMINUM CAP
- 5 1/2" SQUARE KEYS, ALUMINUM CAP
- 6 1/2" SQUARE KEYS, ALUMINUM CAP
- 7 1/2" SQUARE KEYS, ALUMINUM CAP
- 8 1/2" SQUARE KEYS, ALUMINUM CAP
- 9 1/2" SQUARE KEYS, ALUMINUM CAP
- 10 1/2" SQUARE KEYS, ALUMINUM CAP
- 11 1/2" SQUARE KEYS, ALUMINUM CAP
- 12 1/2" SQUARE KEYS, ALUMINUM CAP
- 13 1/2" SQUARE KEYS, ALUMINUM CAP
- 14 1/2" SQUARE KEYS, ALUMINUM CAP
- 15 1/2" SQUARE KEYS, ALUMINUM CAP
- 16 1/2" SQUARE KEYS, ALUMINUM CAP
- 17 1/2" SQUARE KEYS, ALUMINUM CAP
- 18 1/2" SQUARE KEYS, ALUMINUM CAP
- 19 1/2" SQUARE KEYS, ALUMINUM CAP
- 20 1/2" SQUARE KEYS, ALUMINUM CAP
- 21 1/2" SQUARE KEYS, ALUMINUM CAP
- 22 1/2" SQUARE KEYS, ALUMINUM CAP

MATERIAL BOARD



PROJECT ADDRESS

REVISIONS

TITLE  
EXTERIOR  
ELEVATIONS

DATE  
PROJECT NO.

- DESIGN DEVELOPMENT
- PERMIT SUBMITTAL
- BID PACKAGE
- CONSTRUCTION ISSUE

SHEET NO.  
A3.1



Option 1- Cement Lap Siding & EIFS Exteriors (Springfield, MO)



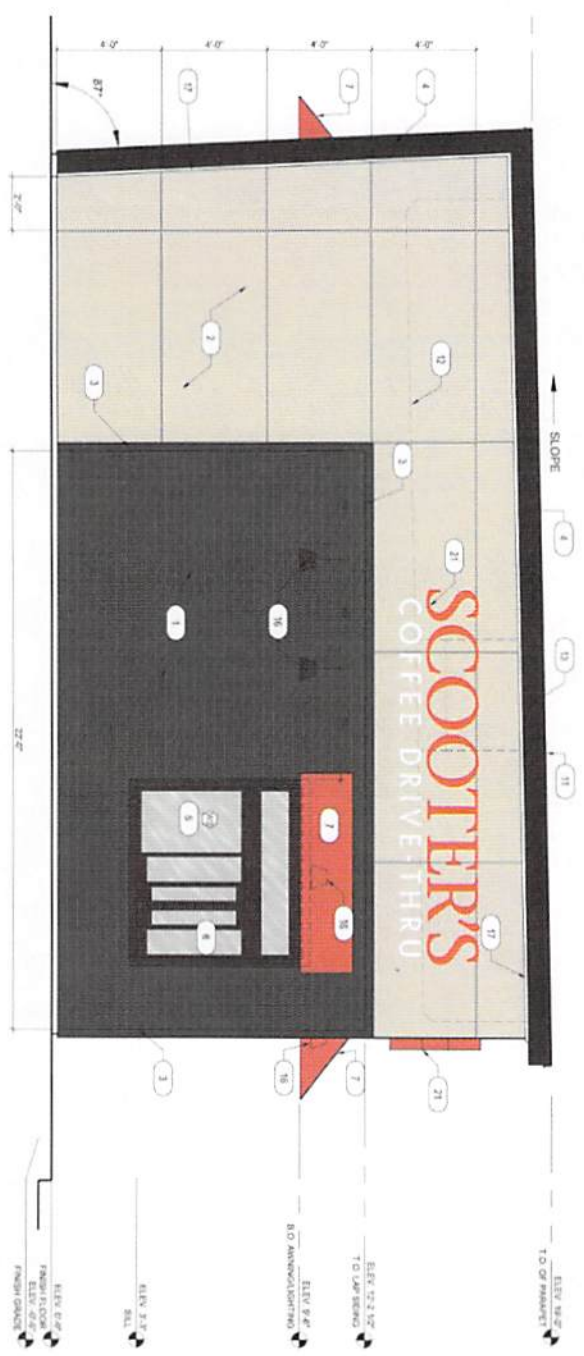
Option 2- EIFS and Thin Brick (Omaha- 90<sup>th</sup> & L)





Option 3- Ceramic Tile (Omaha- 60<sup>th</sup> & F)





**FINISH LEGEND**

Exterior Finish	HardiePlank H210 CedarMill Lap Siding (6.35" Width)	Painted to match Sherwin Williams "Tikwell" SW 6992, Eggshell Finish
Exterior Finish	Hardie Reveal Panel System WZ10, Smooth Finish	Painted to match Sherwin Williams "Skyline Steel" SW 1015
Exterior Finish	3.5" HardieTrim	Painted to match Sherwin Williams "Tikwell" SW 6992, Eggshell Finish
Window Frames	Dark Bronze Aluminum	
Door Frames	Insulated Hollow Metal Door and Frame	Painted to match Sherwin Williams "Tikwell" SW 6992, Eggshell Finish
Exterior Accents	Black 20 Gauge Metal	



**NOTICE OF HEARING ON  
REQUEST FOR EXCEPTION TO MINIMUM HEIGHT STANDARDS**

TO WHOM IT MAY CONCERN:

Notice is hereby given that the Common Council of the City of La Crosse by its Judiciary and Administration Committee will hold a public hearing upon the **Request of Northern Grounds Properties LLC for an Exception to Minimum Height Standards** under Chapter 115, Article VII of the Code of Ordinances of the City of La Crosse **allowing for a drive-thru coffee kiosk.**

Said property is generally located at **224 La Crosse Street** and is further described as follows:

*Tax Parcel 17-20009-95  
TOWN OF LA CROSSE PRT LOTS 8, 9 & 10 BLOCK 15 COM NE COR LOT 10 W ALG  
S LN LA CROSSE ST 150.59FT TO PT 1.62FT E OF NW COR SD LOT S 134.02FT E  
150.58FT TO W LN 3RD ST N ALG ST 134.79FT TO POB T/W ESMT IN DOC NO.  
1643441& CORRECTED BY DOC NO. 1646791 LOT SZ: IRR*

The City Plan Commission will meet to consider such application on **Monday, May 1, 2023 at 4:00 p.m.** in the Council Chambers of City Hall, 400 La Crosse St., in the City of La Crosse, La Crosse County, Wisconsin.

A public hearing before the Judiciary & Administration Committee will be held on **Tuesday, May 2, 2023 at 6:00 p.m.** in the Council Chambers of City Hall, 400 La Crosse St., in the City of La Crosse, La Crosse County, Wisconsin.

Final action will be determined by the **Common Council** on **Thursday, May 11, 2023 at 6:00 p.m.** in the Council Chambers of City Hall, 400 La Crosse St., in the City of La Crosse, La Crosse County, Wisconsin.

Any person interested may be heard for or against such proposed change, and may appear in person, by attorney or may file a formal objection, which objection forms are available in the City Clerk's Office.

The application and supporting documentation may be examined in the Office of the City Clerk, La Crosse City Hall, between the hours of 8:00 a.m. and 4:30 p.m. on any regular business day, holidays excepted, or in the Legislative Information Center which can be accessed from the City website at [www.cityoflacrosse.org](http://www.cityoflacrosse.org) (search for File 23-0450).

Dated this 19<sup>th</sup> day of April, 2023.

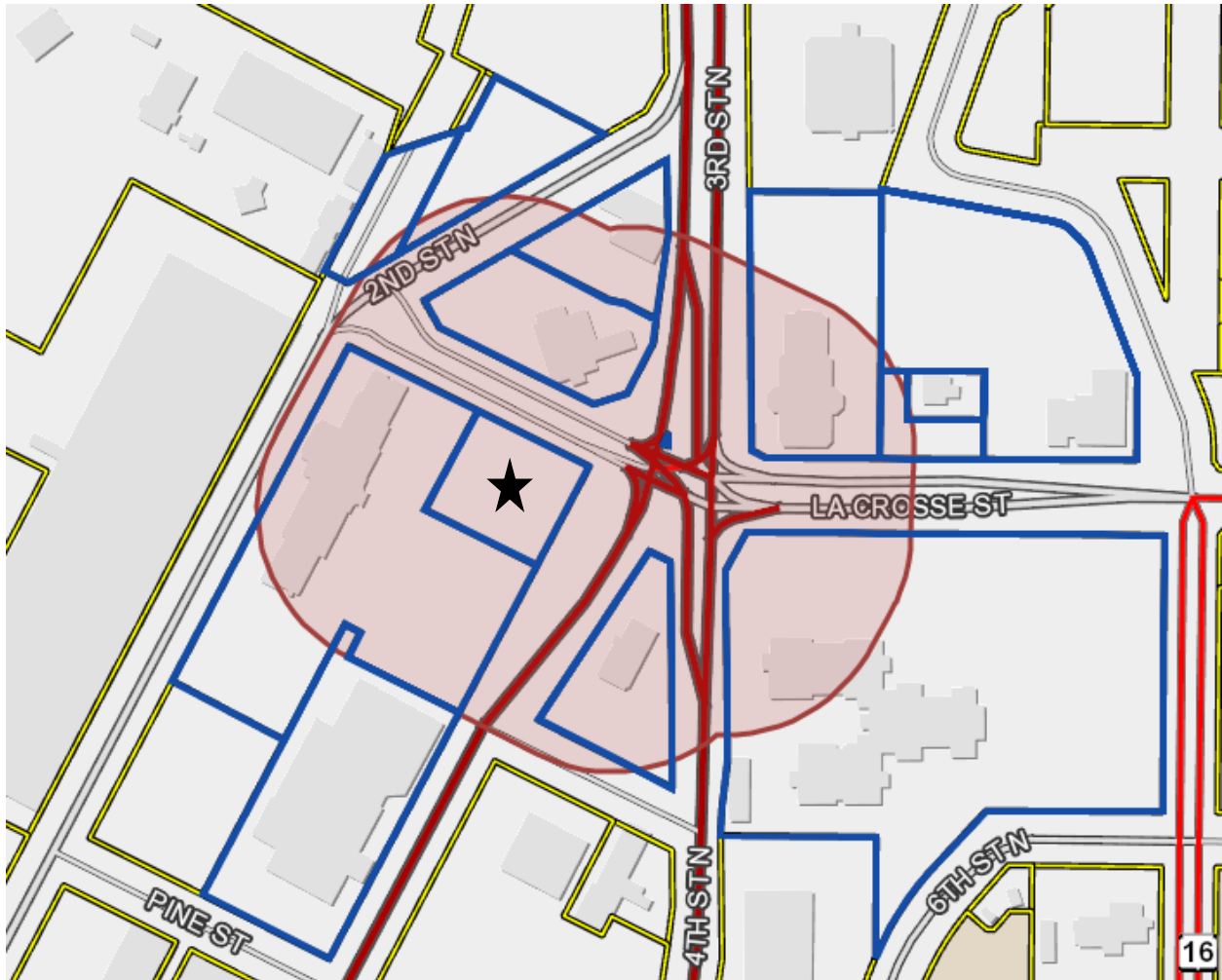
Nikki M. Elsen, City Clerk  
City of La Crosse

-----  
Mailed to property owners: 4/19/2023.

Tax Parcel Number	OwnerName	PROPADDCOMP	MailingAddress	MailCityStateZip
17-20009-110	CLIFFORD LECLEIR REVOCABLE TRUST SANDRA LECLEIR REVOCABLE TRUST	401 3RD ST N	N2487 NUTTLEMAN RD	LA CROSSE WI 54601
17-20009-20	NORTHERN STATES POWER CO	615 2ND ST N	PO BOX 8	EAU CLAIRE WI 54702-0008
17-20009-30	GOVERNMENTAL EMPLOYEES CU	225 LA CROSSE ST	225 LA CROSSE ST	LA CROSSE WI 54601
17-20009-40	CITY OF LACROSSE	621 3RD ST N	400 LA CROSSE ST	LA CROSSE WI 54601
17-20009-75	LACROSSE HOTEL GROUP LLC	511 3RD ST N	511 3RD ST N	LA CROSSE WI 54601
17-20021-10	DANIEL FELD, ERIKA TOTH C/O CAVE ENTERPRISES	507 & 515 4TH ST N	1624 18TH ST W	CHICAGO IL 60608
17-20021-30	CITY OF LACROSSE	500 4TH ST N	400 LA CROSSE ST	LA CROSSE WI 54601
17-20141-20	CITY OF LACROSSE	400 LA CROSSE ST	400 LA CROSSE ST	LA CROSSE WI 54601
17-20141-30	GERKE-EDWARDS PROPERTIES LLC	600 3RD ST N	901 ROSE ST	LA CROSSE WI 54603
17-20163-100	CBDC 2022 LLC	601 7TH ST N, STE 1, 101-104, 201-203	750 3RD ST N STE A	LA CROSSE WI 54601
17-20163-110	RRJ HOLDINGS LLC	411 LA CROSSE ST	119 19TH ST N	LA CROSSE WI 54601
17-20163-120	RRJ HOLDINGS LLC	601 LA CROSSE ST	119 19TH ST N	LA CROSSE WI 54601
17-20253-300	CITY OF LACROSSE	OKTOBERFEST STRASSE	400 LA CROSSE ST	LA CROSSE WI 54601

**Properties within 200 feet of 224 La Crosse Street**

APPLICANT	NORTHERN GROUNDS PROPERTIES LLC CLIFFORD LECLEIR REVOCABLE TRUST		1811 N SHORE DR	CLEAR LAKE IA 50428
PROPERTY OWNER	SANDRA LECLEIR REVOCABLE TRUST	224 LA CROSSE ST	N2487 NUTTLEMAN RD	LA CROSSE WI 54601



Properties within 200 feet of 224 La Crosse Street

★ = subject property

**Agenda Item 23-0450 (Andrea Trane)**

Request of Northern Grounds Properties LLC for an Exception to Minimum Height Standards allowing for a drive-thru coffee kiosk at 224 La Crosse Street.

**General Location**

Southwest corner of 3<sup>rd</sup> St and La Crosse St intersection, Council District 6, Downtown Neighborhood Association.

**Background Information**

The potential developer would like to build a one-story drive through coffee kiosk on this 0.456 acre vacant parcel.

Under Sec. 115-390. - Height and area regulations., (e) Buildings erected or constructed after July 1, 2002, in the area bounded by Cameron Street, Eighth Street, La Crosse River and Mississippi River within the multiple dwelling, special multiple dwelling, community business, commercial, light industrial, heavy industrial, planned development or public and semi-public district shall have a minimum of two stories in height. City park land and structures thereon within said boundaries shall be exempt from the provisions of this paragraph. The requirements of this paragraph may be modified or waived upon application to the Common Council. Applications shall be considered after a public hearing is duly noticed in advance and all property owners within 200 feet have been notified. An application fee in the amount established by resolution must be submitted to the City Clerk's Office at the time of submittal.

When this ordinance was created in 2002, the resolution stated "the commercial well being of the central city necessitates the construction of new buildings so as to be compatible with existing buildings and so as to further the revitalization of the City's Central Business District, including its real property tax base."

**Recommendation of Other Boards and Commissions**

N/A

**Consistency with Adopted Comprehensive Plan**

Future Land Use of the Comprehensive Plan is "Downtown" which allows and promotes high-intensity office, retail, housing, entertainment, convention and public land uses, preferably in mixed-use buildings. High priority is placed on providing attractive public amenities with strong pedestrian orientations. A one-story, car focused coffee kiosk would not be consistent with this use.

Inappropriate building design is also an issue that was identified in the Urban Design Element chapter of the plan. Staff feels that the proposed design would detract from the character and appearance of the downtown.

This site is also identified as a Prototypical Development Opportunity Site in the more recently adopted Imagine 2040 Downtown Plan. As an existing surface parking lot, the redevelopment opportunity is

identified as vertical mixed-use. Further explanation of Prototypical Development is attached to this report.





















### **Staff Recommendation**

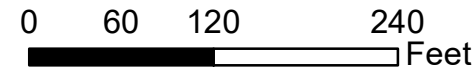
This item is recommended to be denied. In reviewing the staff report written in 2002 during the introduction of this ordinance, many of those points remain relevant 21 years later. At that time staff stated “Downtowns by their nature should be dense and contain building mass that is urban in nature. The City, being landlocked, can ill afford to not encourage buildings to go up rather than out”. We have seen great success in development downtown and feel that is helped through requirements such as the height standard.

**Routing** J&A 5.2.2023

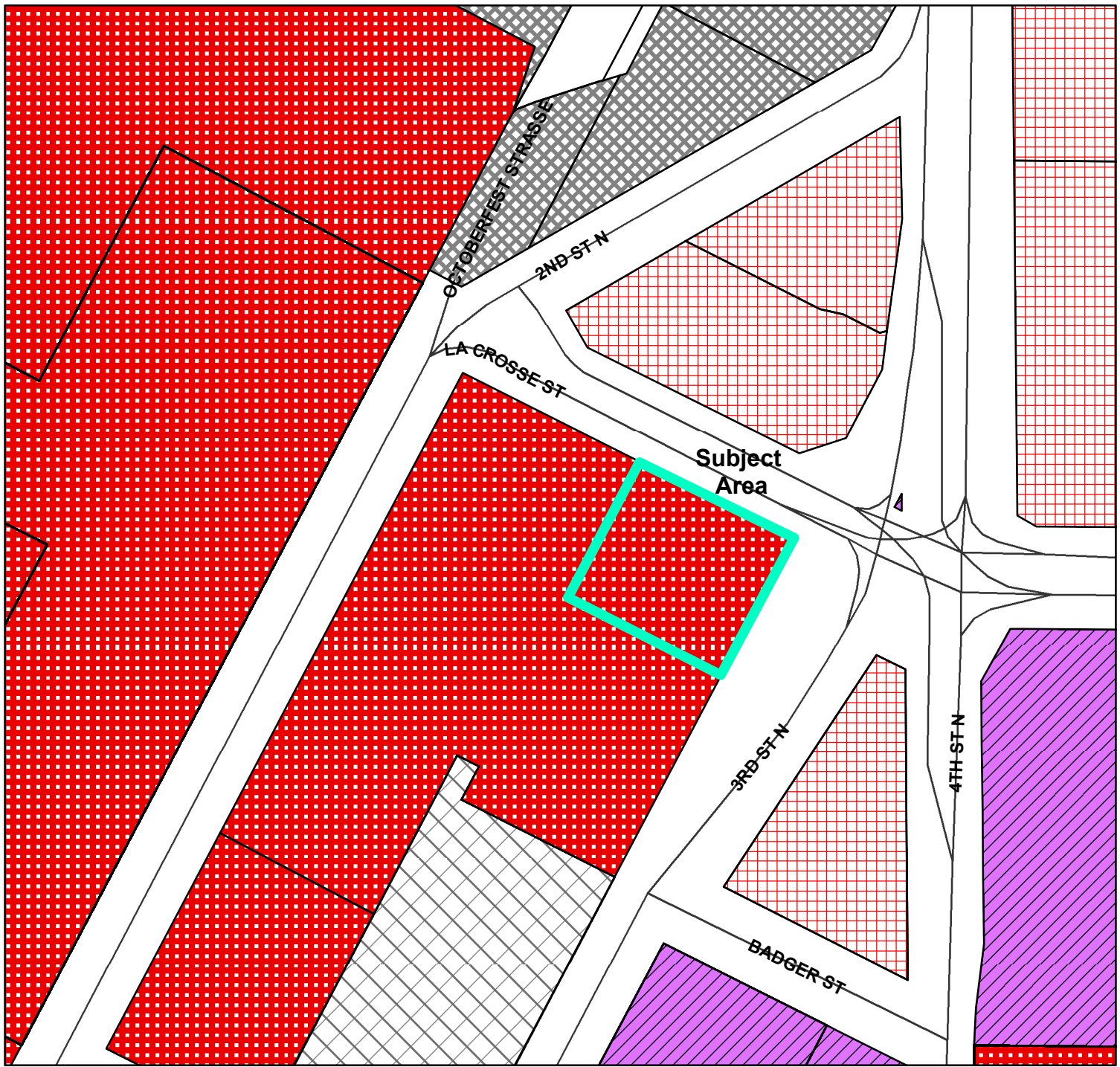


# BASIC ZONING DISTRICTS

-  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

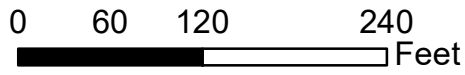






## BASIC ZONING DISTRICTS

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- R2 - RESIDENCE
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- A1 - AGRICULTURAL
- EA - EXCLUSIVE AG
- City Limits
- SUBJECT PROPERTY



# PROTOTYPICAL DEVELOPMENT

This section establishes the basic program of prototypical development in downtown La Crosse during the next twenty years. The diagrams illustrate the desirable intensity of development to support growth and maximize the limited real estate in the heart of the community. Population growth and changing markets will continue to create a demand for new housing options for people who want to live in downtown, and want a product that doesn't exist in the market today. Economic development and diversification efforts will require new product types for changing trends. Despite this section emphasis on vertical growth, the plan's focus steers development through infill prototypical developments that respects their surroundings.

Again, the Development Opportunities Map identifies properties in downtown that present possibilities for redirection. The prototypical diagrams apply to these sites.

General characteristics of the prototypical developments include:

- High Intensity
- Medium-High Intensity
- Medium Intensity
- Low Intensity

## HIGH-INTENSITY

The development of housing above office and commercial establishments adds vitality to business areas and increases the economic yield on the property. Nationally, more communities are finding that by mixing land uses, neighborhoods are more attractive to workers who are looking at quality of life criteria when determining where to settle.

Apartment buildings can be considered high-intensity uses, as well, assuming the structure is 5+ stories.

**Eligible Placement.** Any half-or full-blocks that are opportunity sites for redevelopment in the study area. The Hive (901 State Street) is a demonstration of quality high-intensity development east of 7th Street

## MEDIUM-HIGH INTENSITY

Medium-high intensity uses include townhomes, rowhomes, and shorter apartment buildings. Commercial uses can be integrated and more likely located at the crossroads of major streets. Parking can be shared and located within the structure.

**Eligible Placement.** Many of the auto dealerships operating in downtown intend to remain downtown. These uses often seek settings that allow them to display more merchandise – vehicles. If these uses relocate, then this plan imagines that these

areas become a neighborhood, offering housing options unlike the current choices found in the downtown core or Washburn Neighborhood.

## MEDIUM INTENSITY

Medium intensity uses include small lot single family uses that may be semi-attached with independent parking. The number of units per acre is greater than the surrounding neighborhood's single-family density. This housing type is unmet and offers a housing option for changing demographics in the La Crosse region. While the diagram shows a full-block redevelopment concept, a quarter of the concept can be adapted for select areas.

**Eligible Placement.** Medium intensity uses offers a transition from the downtown core to the historic neighborhoods.

## LOW INTENSITY

This plan does not identify any low-intensity redevelopment unless individual properties within the single-family neighborhoods can support only a single-family residence. These instances usually consist of one or two adjacent properties surrounded by stable housing. A string of three or more "in-flux" properties are eligible for greater intensity development. In flux properties refer to vacant lots or dilapidated structures.



# City of La Crosse, Wisconsin

City Hall  
400 La Crosse Street  
La Crosse, WI 54601

## Text File

File Number: 23-0456

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**Agenda Date:** 5/2/2023

**Version:** 1

**Status:** New Business

**In Control:** Judiciary & Administration Committee

**File Type:** Application

**Agenda Number:**

TO THE JUDICIARY AND ADMINISTRATION COMMITTEE:

Following is a list of various licenses to be considered by your committee on April 4, 2023.

**\*LICENSE TO OWN, KEEP AND/OR HARBOR CHICKENS\***

May 3, 2023 through December 31, 2023

ORIGINAL APPLICATION

JARED LEIS	2516 HOESCHLER DR	LA CROSSE WI 54601
JOSEPH & BRIA REYNOLDS	1422 MISSISSIPPI ST	LA CROSSE WI 54601
MEGAN DEVORE & DAN RYAN	220 9TH ST S	LA CROSSE WI 54601
SAVANNAH SHALLUE	2547 15TH ST S	LA CROSSE WI 54601

**\*Alcohol\***

May 25, 2023 through June 30, 2023

**Original Application – Effective May 25, 2023**

**“Class A” Liquor, Class “A” Beer**

*(surrendered from Virk LLC)*

Shikotar Maa LLC dba Mileage

603 Cass St

Agent: Ashwinkumar Dankhara – 420 5<sup>th</sup> Ave S

**\*Outdoor Dining Temporary Expansion of Combination “Class “B” Beer & Liquor\***

April 1, 2023 through October 31, 2023

DREAM ONCE LLC DBA FORK & FABLE CRAFTHOUSE	1003 16TH ST S	LA CROSSE WI 54601
FTW INC. DBA FAYZE'S	135 4TH ST S	LA CROSSE WI 54601
ROOT NOTE LLC DBA ROOT NOTE	115 4TH ST S	LA CROSSE WI 54601
THAT FOREIGN PLACE LLC DBA SOULA'S CUISINA	412 MAIN ST	LA CROSSE WI 54601
OLD CROW LA CROSSE LLC (THE) DBA THE CROW	100 3RD ST S	LA CROSSE WI 54601
TRA VIGNE DBA JAVAVINO	2311 STATE RD	LA CROSSE WI 54601

License Fee: \$25.00 (If not renewed by April 1 add \$50 late fee)

Invoice No.: \_\_\_\_\_ Customer No.:

**RENEWAL APPLICATION TO OWN, KEEP AND/OR HARBOR CHICKENS IN THE CITY OF LA CROSSE**

License Period: January 1, 2023 to December 31, 2023

Use Conditions:

- One property is limited to the keeping or harboring of up to five (5) chickens.
- A person may only own, keep or harbor chickens on property being used as a one-family dwelling (single family) or two-family dwelling (duplex).
- No person shall keep any rooster.
- No person shall slaughter any chickens.
- Chickens shall be provided with a covered enclosure and kept in covered enclosure or a fenced enclosure within the backyard of the property at all times.
- No enclosure shall be located closer than 25 feet to any residential structure on an adjacent lot.

**APPLICANT:**

JARED LEIS

**PROPERTY ADDRESS WHERE CHICKENS WILL BE KEPT:**

2516 HOESCHLER DR. LA CROSSE WI 54601

**PROPERTY OWNER(S):**

JARED D. LEIS

*If applicant is not the owner, please provide written documentation from the owner that they have been notified. Not applicable for renewal.*

Is the property X ONE-FAMILY dwelling or \_\_\_\_\_ TWO-FAMILY dwelling? (Check One)

*If duplex, provide written documentation from other occupant that they have been notified. Not applicable for renewal.*

**Attach a scale drawing showing property lot lines, dimensions of coop/enclosure and distance from adjoining lot lines and residential structures.**

*Applying for and obtaining this chicken permit DOES NOT provide any authority to violate any restrictive covenants that govern the property where you reside or intend to keep chickens. Please review any Declaration of Restrictions or Restrictive Covenants that apply to the property prior to applying for a chicken permit. No permit fees will be refunded once they are paid.*

I hereby certify that I have read and understand the content of this application and that the above statements are true and correct to the best of my knowledge. I further certify that I understand that any such license is subject to revocation in accordance with Municipal Code of Ordinances Sec. 6-16.

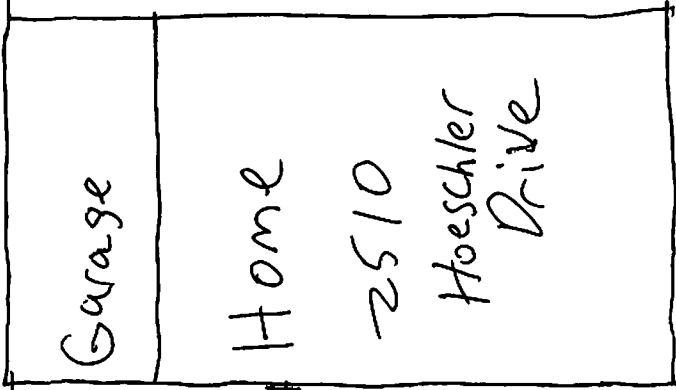
  
(signature)

\_\_\_\_\_  
(signature)

608-769-6787  
(telephone)

4/4/2023  
(date)

Alley



Home

2510

Hoeschler Drive

100'



Garage

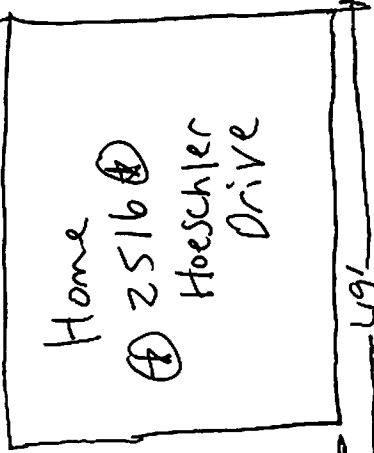
4.5'

6'

10'

Back covered & fenced in

~50'

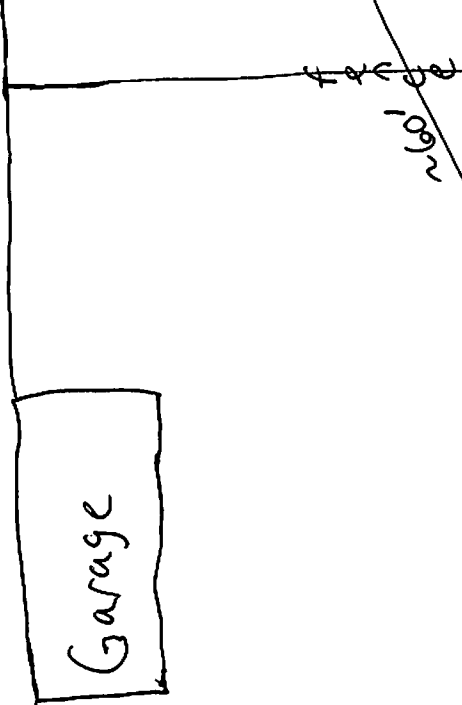


Home

2516

Hoeschler Drive

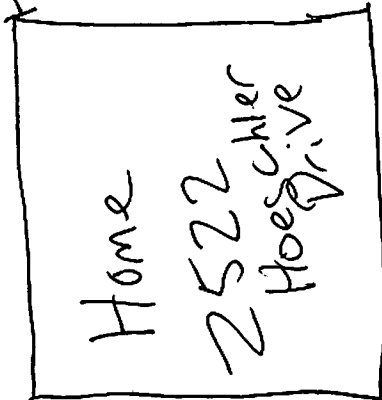
49'



Garage

60'

120'



Home

2522

Hoeschler Drive

51'

Hoeschler Drive

License Fee: \_\_\_\_\_

Invoice No.: \_\_\_\_\_

**APPLICATION TO OWN, KEEP AND/OR HARBOR CHICKENS  
IN THE CITY OF LA CROSSE**

License Period: January 1, 2023 to December 31, 2023

**Use Conditions:**

- One property is limited to the keeping or harboring of up to five (5) chickens.
- A person may only own, keep or harbor chickens on property being used as a one-family dwelling (single family) or two-family dwelling (duplex).
- No person shall keep any rooster.
- No person shall slaughter any chickens.
- Chickens shall be provided with a covered enclosure and kept in covered enclosure or a fenced enclosure within the backyard of the property at all times.
- No enclosure shall be located closer than 25 feet to any residential structure on an adjacent lot.

**APPLICANT:**

Joseph Reynolds, Bria Reynolds

**PROPERTY ADDRESS WHERE CHICKENS WILL BE KEPT:**

1422 MISSISSIPPI ST Lacrosse, WI, 54601

**PROPERTY OWNER(S):**

KEVIN BROWN

*If applicant is not the owner, please provide written documentation from the owner that they have been notified.  
Not applicable for renewal.*

Is the property X ONE-FAMILY dwelling or \_\_\_\_\_ TWO-FAMILY dwelling? (Check One)

*If duplex, provide written documentation from other occupant that they have been notified.  
Not applicable for renewal.*

**Attach a scale drawing showing property lot lines, dimensions of coop/enclosure and distance from adjoining lot lines and residential structures.**

**Applying for and obtaining this chicken permit DOES NOT provide any authority to violate any restrictive covenants that govern the property where you reside or intend to keep chickens. Please review any Declaration of Restrictions or Restrictive Covenants that apply to the property prior to applying for a chicken permit. No permit fees will be refunded once they are paid.**

I hereby certify that I have read and understand the content of this application and that the above statements are true and correct to the best of my knowledge. I further certify that I understand that any such license is subject to revocation in accordance with Municipal Code of Ordinances Sec. 6-16.

[Signature]  
(signature)

Bria Reynolds  
(signature)

608-865-1258 / 608-865-1376 04-05-2023  
(telephone) (date)

MISSISSIPPI ST

1416

1422

1424-26

1430-34

30218-60

71.5 feet to nearest structure

30218-70

30218-50

X

30218-60

4'4" x 4'6" x 5' long

30218-55

Alley Way

1,612,132,276,659,391,870 Feet

30218-20



To whom it may concern,

I am the owner/landlord of the property located at 1422 Mississippi Street in La Crosse. I am giving my approval for the current residents of the property to apply for a permit to have chickens on the premises.

A handwritten signature in black ink, appearing to read 'Kevin Brown', with a horizontal line extending to the right.

Kevin Brown

License Fee: \_\_\_\_\_

**APPLICATION TO OWN, KEEP AND/OR HARBOR CHICKENS**

License Period: January 1, 2023 to December 31, 2023

- One property is limited to the keeping or harboring of up to five (5) chickens.
- A person may only own, keep or harbor chickens on property being used as a one-family dwelling (single family) or two-family dwelling (duplex).
- No person shall keep any rooster
- No person shall slaughter any chickens.
- Chickens shall be provided with a covered enclosure and kept in covered enclosure or a fenced enclosure within the backyard of the property at all times.
- No enclosure shall be located closer than 25 feet to any residential structure on an adjacent lot

APPLICANT: Megan DeVore/Dan Ryan

**PROPERTY ADDRESS WHERE CHICKENS WILL BE KEPT:**

220 9th St S

PROPERTY OWNER(S): Megan DeVore/Dan Ryan

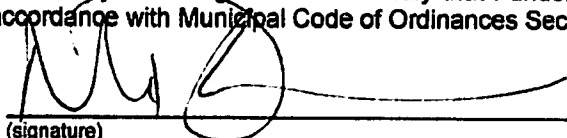
*\* applicant is not the owner, please provide written documentation from the owner that they have been notified.*

Is the property  ONE-FAMILY dwelling or \_\_\_\_\_ TWO-FAMILY dwelling? (Check One)  
*If duplex, provide written documentation from other occupant that they have been notified.*

**Attach a scale drawing showing property lot lines, dimensions of coop/enclosure and distance from adjoining lot lines and residential structures.**

*Applying for and obtaining this chicken permit DOES NOT provide any authority to violate any restrictive covenants that govern the property where you reside or intend to keep chickens. Please review any Declaration of Restrictions or Restrictive Covenants that apply to the property prior to applying for a chicken permit. No permit fees will be refunded once they are paid.*

I hereby certify that I have read and understand the content of this application and that the above statements are true and correct to the best of my knowledge. I further certify that I understand that any such license is subject to revocation in accordance with Municipal Code of Ordinances Sec. 6-16.

  
(signature)

608/304-4856  
(telephone)

4/7/23  
(date)

226 S. 9th St.



License Fee: \_\_\_\_\_

Invoice No.: \_\_\_\_\_

**APPLICATION TO OWN, KEEP AND/OR HARBOR CHICKENS  
IN THE CITY OF LA CROSSE**

License Period: January 1, 23 to December 31, 23

**Use Conditions:**

- One property is limited to the keeping or harboring of up to five (5) chickens.
- A person may only own, keep or harbor chickens on property being used as a one-family dwelling (single family) or two-family dwelling (duplex).
- No person shall keep any rooster.
- No person shall slaughter any chickens.
- Chickens shall be provided with a covered enclosure and kept in covered enclosure or a fenced enclosure within the backyard of the property at all times.
- No enclosure shall be located closer than 25 feet to any residential structure on an adjacent lot.

**APPLICANT:**

Savannah Shallue

**PROPERTY ADDRESS WHERE CHICKENS WILL BE KEPT:**

2547 15<sup>th</sup> St S La Crosse, WI 54601

**PROPERTY OWNER(S):**

Lucas Shallue

*If applicant is not the owner, please provide written documentation from the owner that they have been notified. Not applicable for renewal.*


Is the property  **ONE-FAMILY** dwelling or  **TWO-FAMILY** dwelling? (Check One)

*If duplex, provide written documentation from other occupant that they have been notified. Not applicable for renewal.*

**Attach a scale drawing showing property lot lines, dimensions of coop/enclosure and distance from adjoining lot lines and residential structures.**

*Applying for and obtaining this chicken permit DOES NOT provide any authority to violate any restrictive covenants that govern the property where you reside or intend to keep chickens. Please review any Declaration of Restrictions or Restrictive Covenants that apply to the property prior to applying for a chicken permit. No permit fees will be refunded once they are paid.*

I hereby certify that I have read and understand the content of this application and that the above statements are true and correct to the best of my knowledge. I further certify that I understand that any such license is subject to revocation in accordance with Municipal Code of Ordinances Sec. 6-16.

  
(signature)

\_\_\_\_\_  
(signature)  
(608) 385-3805 \_\_\_\_\_  
(telephone) 4/5/2023  
(date)



# Original Alcohol Beverage Retail License Application

(Submit to municipal clerk.)

For the license period beginning: 5/25/23 ending: 6/30/23  
(mm dd yyyy) (mm dd yyyy)

To the Governing Body of the:  Town of } La Crosse  
 Village of }  
 City of }  
 County of La Crosse Aldermanic Dist. No. \_\_\_\_\_  
 (if required by ordinance)

Check one:  Individual  Limited Liability Company  
 Partnership  Corporation/Nonprofit Organization

Applicant's Wisconsin Seller's Permit Number	
FEIN Number	
TYPE OF LICENSE REQUESTED	FEE
<input checked="" type="checkbox"/> Class A beer	\$ 100.00
<input checked="" type="checkbox"/> Class B beer	\$
<input checked="" type="checkbox"/> Class C wine	\$
<input checked="" type="checkbox"/> Class A liquor	\$ 500.00
<input type="checkbox"/> Class A liquor (cider only)	\$ N/A
<input type="checkbox"/> Class B liquor	\$
<input type="checkbox"/> Reserve Class B liquor	\$
<input type="checkbox"/> Class B (wine only) winery	\$
Publication fee	\$ 40.00
<b>TOTAL FEE</b>	\$ <u>640.00</u>

Name (individual / partners give last name, first, middle; corporations / limited liability companies give registered name)  
Shikotar Maa LLC

An "Auxiliary Questionnaire," Form AT-103, must be completed and attached to this application by each individual applicant, by each member of a partnership, and by each officer, director and agent of a corporation or nonprofit organization, and by each member/manager and agent of a limited liability company. List the full name and place of residence of each person.

President / Member Last Name <u>PATEL</u>	(First) <u>BHAVESHKUMAR</u>	(Middle Name) <u>D</u>	Home Address (Street, City or Post Office, & Zip Code) <u>952 Mankato Ave, Winona MN 55987</u>
Vice President / Member Last Name	(First)	(Middle Name)	Home Address (Street, City or Post Office, & Zip Code)
Secretary / Member Last Name	(First)	(Middle Name)	Home Address (Street, City or Post Office, & Zip Code)
Treasurer / Member Last Name	(First)	(Middle Name)	Home Address (Street, City or Post Office, & Zip Code)
Agent Last Name <u>7</u>	(First)	(Middle Name) <u>7</u>	Home Address (Street, City or Post Office, & Zip Code) <u>420 5th Ave S, La Crosse, WI 54602</u>
Directors / Managers Last Name <u>DANKHARA</u>	(First) <u>ASHWIN</u>	(Middle Name) <u>H</u>	Home Address (Street, City or Post Office, & Zip Code) <u>952 Mankato Ave Winona MN 55987</u>

1. Trade Name: Mileage Business Phone Number 608-782-3231  
 2. Address of Premises 603 CASS ST, LA CROSSE Post Office & Zip Code 54601

3. Premises description: Describe building or buildings where alcohol beverages are to be sold and stored. The applicant must include all rooms including living quarters, if used, for the sales, service, consumption, and/or storage of alcohol beverages and records. (Alcohol beverages may be sold and stored only on the premises described.)  
Storage of alcohol is in the store  
(Small storage in the back of the  
building) & records of purchase will  
be stored at the store.

4. Legal description (omit if street address is given above): \_\_\_\_\_  
 5. (a) Was this premises licensed for the sale of liquor or beer during the past license year? ..... NE .....  Yes  No  
 (b) If yes, under what name was license issued? Virk LLC

6. Is individual, partners or agent of corporation/limited liability company subject to completion of the responsible beverage server training course for this license period? **If yes, explain** .....  Yes  No
7. Is the applicant an employe or agent of, or acting on behalf of anyone except the named applicant? .....  Yes  No  
**If yes, explain.**
8. Does any other alcohol beverage retail licensee or wholesale permittee have any interest in or control of this business? **If yes, explain** .....  Yes  No
9. (a) **Corporate/limited liability company applicants only:** Insert state \_\_\_\_\_ and date \_\_\_\_\_ of registration.
- (b) Is applicant corporation/limited liability company a subsidiary of any other corporation or limited liability company? **If yes, explain** .....  Yes  No
- (c) Does the corporation, or any officer, director, stockholder or agent or limited liability company, or any member/manager or agent hold any interest in any other alcohol beverage license or permit in Wisconsin? **If yes, explain.**  Yes  No
10. Does the applicant understand they must register as a Retail Beverage Alcohol Dealer with the federal government, Alcohol and Tobacco Tax and Trade Bureau (TTB) by filing (TTB form 5630.5d) before beginning business? [phone 1-877-882-3277] .....  Yes  No
11. Does the applicant understand they must hold a Wisconsin Seller's Permit? [phone (608) 266-2776] .....  Yes  No
12. Does the applicant understand that they must purchase alcohol beverages only from Wisconsin wholesalers, breweries and brewpubs? .....  Yes  No

**READ CAREFULLY BEFORE SIGNING:** Under penalty provided by law, the applicant states that each of the above questions has been truthfully answered to the best of the knowledge of the signer. Any person who knowingly provides materially false information on this application may be required to forfeit not more than \$1,000. Signer agrees to operate this business according to law and that the rights and responsibilities conferred by the license(s), if granted, will not be assigned to another. (Individual applicants, or one member of a partnership applicant must sign; one corporate officer, one member/manager of Limited Liability Companies must sign.) Any lack of access to any portion of a licensed premises during inspection will be deemed a refusal to permit inspection. Such refusal is a misdemeanor and grounds for revocation of this license.

Contact Person's Name (Last, First, M.I.) <b>Bhavesh Patel</b>	Title/Member <b>President</b>	Date <b>25<sup>th</sup> April 2023</b>
Signature <b>B Patel</b>	Phone Number <b>352-615-6499</b>	Email Address <b>BHAVESHACTECH@gmail.com</b>

**TO BE COMPLETED BY CLERK**

Date received and filed with municipal clerk	Date reported to council / board	Date provisional license issued	Signature of Clerk / Deputy Clerk
Date license granted	Date license issued	License number issued	

## Schedule for Appointment of Agent by Corporation / Nonprofit Organization or Limited Liability Company

Submit to municipal clerk

All corporations/organizations or limited liability companies applying for a license to sell fermented malt beverages and/or intoxicating liquor must appoint an agent. The following questions must be answered by the agent. The appointment must be signed by an officer of the corporation/organization or one member/manager of a limited liability company and the recommendation made by the proper local official.

To the governing body of  Town  Village  City of La Crosse County of La Crosse

The undersigned duly authorized officer/member/manager of SHIKOTAR MAA LLC  
(Registered Name of Corporation / Organization or Limited Liability Company)

a corporation/organization or limited liability company making application for an alcohol beverage license for a premises known as MILEAGE

located at 603 CASS ST, La Crosse, WI 54601  
(Trade Name)

appoints Ashwin Dankhara  
(Name of Appointed Agent)

420 5th St, La Crosse 54601  
(Home Address of Appointed Agent)

to act for the corporation/organization/limited liability company with full authority and control of the premises and of all business relative to alcohol beverages conducted therein. Is applicant agent presently acting in that capacity or requesting approval for any corporation/organization/limited liability company having or applying for a beer and/or liquor license for any other location in Wisconsin?

Yes  No If so, indicate the corporate name(s)/limited liability company(ies) and municipality(ies).

Is applicant agent subject to completion of the responsible beverage server training course?  Yes  No  
How long immediately prior to making this application has the applicant agent resided continuously in Wisconsin? 6<sup>th</sup> month

Place of residence last year 236 S Concord St, Greenville AL 36032

For: Shikotar Maa LLC  
(Name of Corporation / Organization / Limited Liability Company)

B Patel  
(Signature of Officer / Member / Manager)

Any person who knowingly provides materially false information in an application for a license may be required to forfeit not more than \$1,000.

### ACCEPTANCE BY AGENT

I, Ashwin Dankhara, hereby accept this appointment as agent for the  
(Print / Type Agent's Name)

corporation/organization/limited liability company and assume full responsibility for the conduct of all business relative to alcohol beverages conducted on the premises for the corporation/organization/limited liability company.

Ashwin 26<sup>th</sup> April 2023 Agent's age 27  
(Signature of Agent) (Date)

420 5th Ave S, La Crosse, WI 54601 Date of birth [REDACTED]  
(Home Address of Agent)

### APPROVAL OF AGENT BY MUNICIPAL AUTHORITY (Clerk cannot sign on behalf of Municipal Official)

I hereby certify that I have checked municipal and state criminal records. To the best of my knowledge, with the available information, the character, record and reputation are satisfactory and I have no objection to the agent appointed.

Approved on \_\_\_\_\_ by \_\_\_\_\_ Title \_\_\_\_\_  
(Date) (Signature of Proper Local Official) (Town Clerk / Village President / Police Chief)



# Schedule for Appointment of Agent by Corporation / Nonprofit Organization or Limited Liability Company

Submit to municipal clerk.

All corporations/organizations or limited liability companies applying for a license to sell fermented malt beverages and/or intoxicating liquor must appoint an agent. The following questions must be answered by the agent. The appointment must be signed by an officer of the corporation/organization or one member/manager of a limited liability company and the recommendation made by the proper local official.

To the governing body of:  Town  Village  City of La Crosse County of La Crosse

The undersigned duly authorized officer/member/manager of SHIKOTAR MAA LLC.  
(Registered Name of Corporation / Organization or Limited Liability Company)

a corporation/organization or limited liability company making application for an alcohol beverage license for a premises known as \_\_\_\_\_  
(Trade Name)

located at 603 CASS ST, La Crosse, WI 54601

appoints Ashwin Dankhara  
(Name of Appointed Agent)

420 5th St, La Crosse WI 54601  
(Home Address of Appointed Agent)

to act for the corporation/organization/limited liability company with full authority and control of the premises and of all business relative to alcohol beverages conducted therein. Is applicant agent presently acting in that capacity or requesting approval for any corporation/organization/limited liability company having or applying for a beer and/or liquor license for any other location in Wisconsin?

Yes  No If so, indicate the corporate name(s)/limited liability company(ies) and municipality(ies).

Is applicant agent subject to completion of the responsible beverage server training course?  Yes  No  
How long immediately prior to making this application has the applicant agent resided continuously in Wisconsin? 6<sup>th</sup> month

Place of residence last year 236 S Concash St, Greenville AL 36032

For: Shikotar Maa LLC  
(Name of Corporation / Organization / Limited Liability Company)

By: [Signature]  
(Signature of Officer / Member / Manager)

Any person who knowingly provides materially false information in an application for a license may be required to forfeit not more than \$1,000.

### ACCEPTANCE BY AGENT

I, Ashwin Dankhara, hereby accept this appointment as agent for the  
(Print / Type Agent's Name)

corporation/organization/limited liability company and assume full responsibility for the conduct of all business relative to alcohol beverages conducted on the premises for the corporation/organization/limited liability company.

[Signature] 26<sup>th</sup> April 2023 Agent's age 27  
(Signature of Agent) (Date)

420 5th Ave S, La Crosse, WI 54601 Date of birth 11/06/1995  
(Home Address of Agent)

### APPROVAL OF AGENT BY MUNICIPAL AUTHORITY (Clerk cannot sign on behalf of Municipal Official)

I hereby certify that I have checked municipal and state criminal records. To the best of my knowledge, with the available information, the character, record and reputation are satisfactory and I have no objection to the agent appointed.

Approved on \_\_\_\_\_ by \_\_\_\_\_ Title \_\_\_\_\_  
(Date) (Signature of Proper Local Official) (Town Chair, Village President, Police Chief)

**SURRENDER OF LICENSE**  
*Part I*

Legal/Real Name of Current Licensee: VIRK LLC  
Premises Address: 603 CASS ST. LACROSSE WI 54601  
Trade Name: MILEAGE

This is to advise that the undersigned is surrendering the following license(s)  
Combination "Class B" Beer & Liquor -  
Class "B" Beer ✓  
Class "A" Beer and/or "Class A" Liquor (circle which apply)  
Wholesale Beer  
"Class C" Wine

to: SHIKOTAR MAA LLC  
(Insert Legal/Real Name of Proposed Licensee and Trade Name)

and understand that said license(s) will be cancelled upon the Common Council's granting of a license to the applicant named herein.

**New Applicant**

\_\_\_\_\_  
President, Member, Partner, Individual

\_\_\_\_\_  
Secretary, Member, Partner

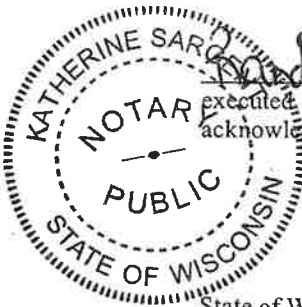
**Current Licensee**

RANDHIR SVIRK  
\_\_\_\_\_  
President, Member, Partner, Individual

MEMBER / OWNER  
\_\_\_\_\_  
Secretary, Member, Partner

State of Wisconsin )  
) ss.  
County of La Crosse )

On the 24 day of April, 2023, personally came before me  
Randhir Svirk, known to me to be the person(s) who  
executed the foregoing Surrender of License, and known to me to be the **Current Licensee** and  
acknowledged that s/he executed the foregoing document.



[Signature]  
\_\_\_\_\_  
Notary Public  
Lacrosse County, Wisconsin  
My Commission expires: 2-10-25

State of Wisconsin )  
) ss.  
County of La Crosse )

On the \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, personally came before me  
\_\_\_\_\_, known to me to be the person(s) who  
executed the foregoing Surrender of License, and known to me to be the **Proposed New Applicant** and  
acknowledged that s/he executed the foregoing document.

\_\_\_\_\_  
Notary Public  
\_\_\_\_\_  
County, Wisconsin  
My Commission expires: \_\_\_\_\_

SURRENDER OF LICENSE  
Part I

Legal/Real Name of Current Licensee: VIRK LLC  
Premises Address: 603 CASS ST. JACROSE WIS 54601  
Trade Name: MILEAGE

This is to advise that the undersigned is surrendering the following license(s)  
Combination "Class B" Beer & Liquor  
Class "B" Beer ✓  
Class "A" Beer and/or "Class A" Liquor (circle which apply)  
Wholesale Beer  
"Class C" Wine

to: SHIKOTAR MAA LLC  
(Insert Legal Real Name of Proposed Licensee and Trade Name)

and understand that said license(s) will be cancelled upon the Common Council's granting of a license to the applicant named herein.

New Applicant

Bhaveshkumar Patel  
President, Member, Partner, Individual

president

Secretary, Member, Partner

Current Licensee

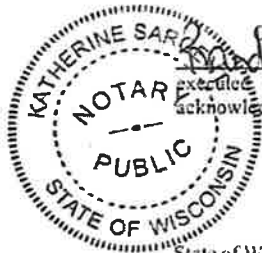
RANDHIR SVIRK  
President, Member, Partner, Individual

MEMBER / OWNER

Secretary, Member, Partner

State of Wisconsin )  
 ) ss.  
County of La Crosse )

On the 20 day of April, 2023, personally came before me  
Randhir Svirk, known to me to be the person(s) who  
executed the foregoing Surrender of License, and known to me to be the Current Licensee and  
acknowledged that s/he executed the foregoing document.

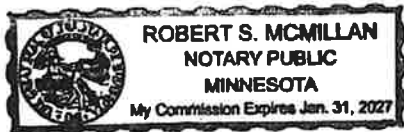


[Signature]  
Notary Public  
La Crosse County, Wisconsin  
My Commission expires: 2-10-25

State of Wisconsin )  
 ) ss.  
County of La Crosse )

On the 26<sup>th</sup> day of April, 2023, personally came before me  
Bhaveshkumar Patel, known to me to be the person(s) who  
executed the foregoing Surrender of License, and known to me to be the Proposed New Applicant and  
acknowledged that s/he executed the foregoing document.

[Signature]  
Notary Public  
Hennepin County, Wisconsin Minnesota  
My Commission expires: 01-31-2027





# City of La Crosse, Wisconsin

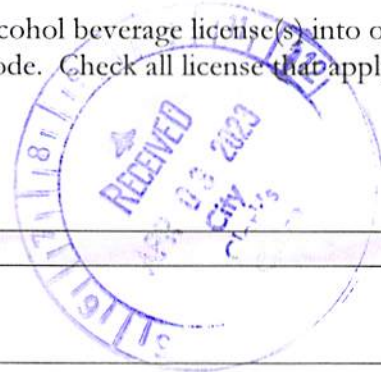
## APPLICATION FOR EXPANSION OF ALCOHOL BEVERAGE LICENSE INTO OUTDOOR DINING AREA

*Renewal - No changes*

Fee: \$ 150.00

The undersigned licensee requests permission to expand the following alcohol beverage license(s) into outdoor dining area pursuant to Sec. 4-45(b) and/or 4-109(b) of the Municipal Code. Check all license that apply.

- Combination "Class B" Beer & Liquor
- Class "B" Beer
- "Class C" Wine

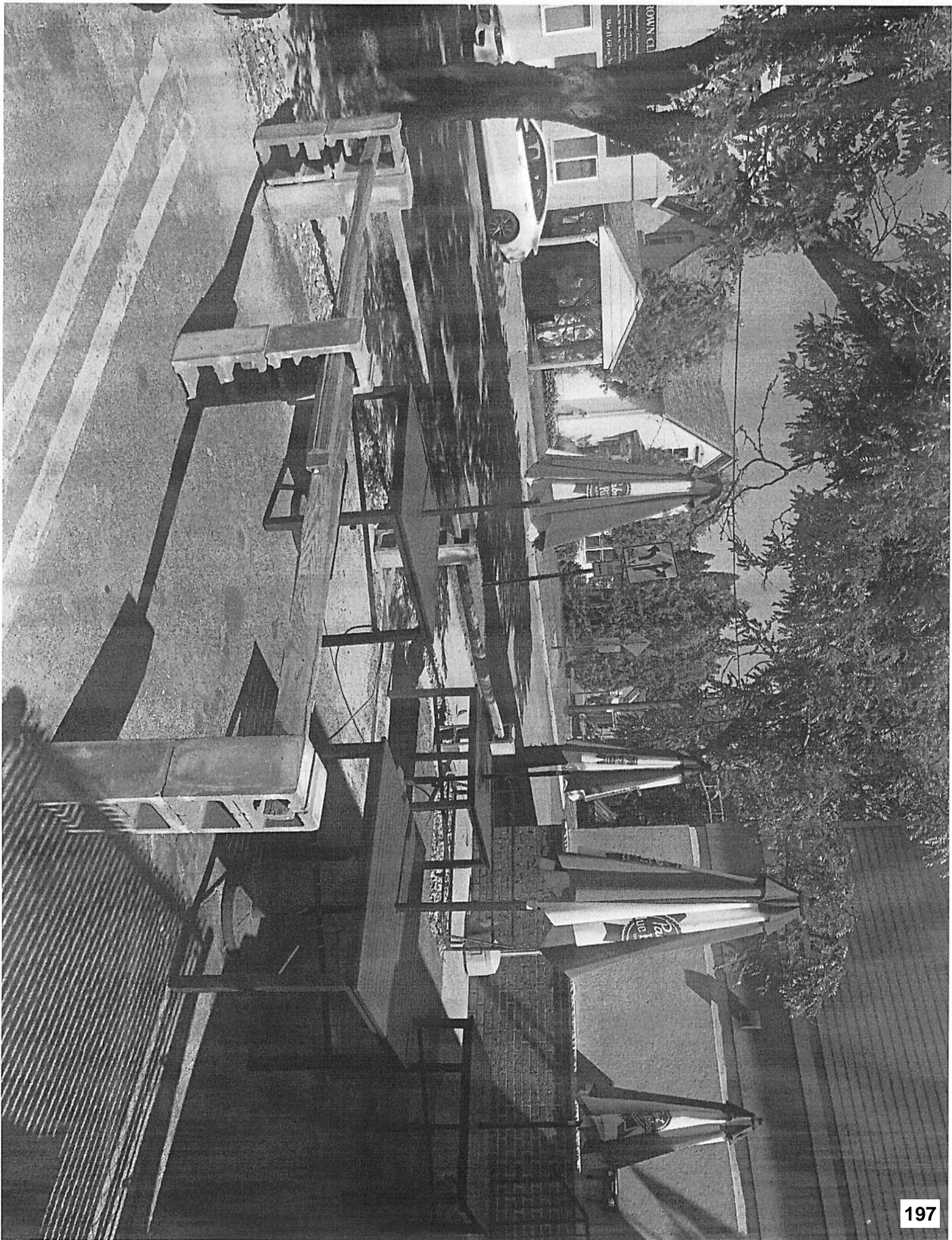


<b>BUSINESS INFORMATION</b>				
Legal/Real Name of Business: <i>Dream Once LLC</i>				
Business Address: <i>1003 16<sup>th</sup> St S.</i>				
Business Phone Number: <i>608-881-8877</i>		Business Email: <i>forkandfablecrafthouse@gmail.com</i>		
<b>PREMISES INFORMATION</b>				
Trade Name of Business: <i>Fork &amp; Fable Craffthouse</i>				
Address of Premise: <i>1003 16<sup>th</sup> St. S.</i>				
<b>EXPANSION INFORMATION</b>				
Dates of Expansion - must be between April 1 and October 31 (unless otherwise permitted by the Board of Public Works) <i>April 1<sup>st</sup> - October 31<sup>st</sup></i>				
Description of Proposed Expansion - Where Alcohol Will be Present (square feet, physical location, etc.): <i>Same area as last year. The square space right outside the main entrance, 4 table in the roughly 18' x 18' area.</i>				
<b>AGENT INFORMATION</b>				
Agent Name:	First	Middle	Last	
	<i>Mark</i>	<i>R</i>	<i>Brawson</i>	
Agent Home Address:	Street	City	State	Zip Code
	<i>N2065 Valley Rd.</i>	<i>LaCrosse</i>	<i>WI</i>	<i>54601</i>
Phone Number:	Email:			
<i>608-397-7348</i>				

The above hereby makes application to expand its alcohol beverage license into outdoor dining area pursuant to Sec. 4-45(b) and/or 4-109(b) and the provisions of Sec. 40-106(3) of the Municipal Code. I agree to abide by all applicable state and local regulations including, but not limited, to the sale and service of alcoholic beverages and adherence to noise levels.

*Mark Brawson*  
Signature of Applicant

*3/30/23*  
Date





# City of La Crosse, Wisconsin

## APPLICATION FOR EXPANSION OF ALCOHOL BEVERAGE LICENSE INTO OUTDOOR DINING AREA

Fee: \$ 150.00

The undersigned licensee requests permission to expand the following alcohol beverage license(s) into outdoor dining area pursuant to Sec. 4-45(b) and/or 4-109(b) of the Municipal Code. Check all license that apply.

- Combination "Class B" Beer & Liquor
- Class "B" Beer
- "Class C" Wine

<b>BUSINESS INFORMATION</b>				
Legal/Real Name of Business: <b>FTW INC.</b>				
Business Address: <b>135 4th St S. La Crosse, WI 54601</b>				
Business Phone Number: <b>608 7849548</b>			Business Email: <b>fayzesrestaurant@gmail.com</b>	
<b>PREMISES INFORMATION</b>				
Trade Name of Business: <b>Fayze's Restaurant</b>				
Address of Premise: <b>135 4th St S. La Crosse, WI 54601</b>				
<b>EXPANSION INFORMATION</b>				
Dates of Expansion - must be between April 1 and October 31 (unless otherwise permitted by the Board of Public Works) <b>4-1 through 10-31, weather permitting</b>				
Description of Proposed Expansion - Where Alcohol Will be Present (square feet, physical location, etc.): <b>Sidewalk Cafe tables</b>				
<b>AGENT INFORMATION</b>				
Agent Name:		First	Middle	Last
		<b>Kelsey</b>	<b>C</b>	<b>Williams</b>
Agent Home Address:		Street	City	State Zip Code
		<b>915 Orchid Pl.</b>	<b>Onalaska</b>	<b>WI 54650</b>
Phone Number:			Email:	
<b>608 385 7911</b>			<b>fayzesrestaurant@gmail.com</b>	

The above hereby makes application to expand its alcohol beverage license into outdoor dining area pursuant to Sec. 4-45(b) and/or 4-109(b) and the provisions of Sec. 40-106(3) of the Municipal Code. I agree to abide by all applicable state and local regulations including, but not limited, to the sale and service of alcoholic beverages and adherence to noise levels.

Kelsey Williams  
Signature of Applicant

3-23-23  
Date

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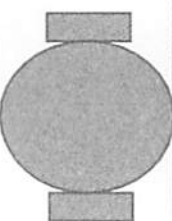
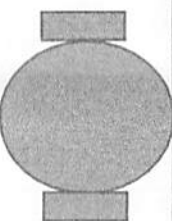
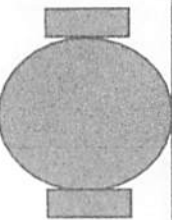
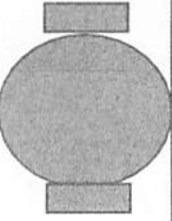
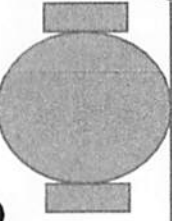
Handwritten text at the bottom of the page.

4<sup>th</sup> Street

Tree &  
grate

13ft

10.5ft



~2.5ft

Restaurant  
Entry  
6ft

Fayze's Building Front 52ft





# City of La Crosse, Wisconsin

APPLICATION FOR EXPANSION OF ALCOHOL BEVERAGE LICENSE INTO OUTDOOR DINING AREA

Fee: \$ 150.00

The undersigned licensee requests permission to expand the following alcohol beverage license(s) into outdoor dining area pursuant to Sec. 4-45(b) and/or 4-109(b) of the Municipal Code. Check all license that apply.

- Combination "Class B" Beer & Liquor
- Class "B" Beer
- "Class C" Wine

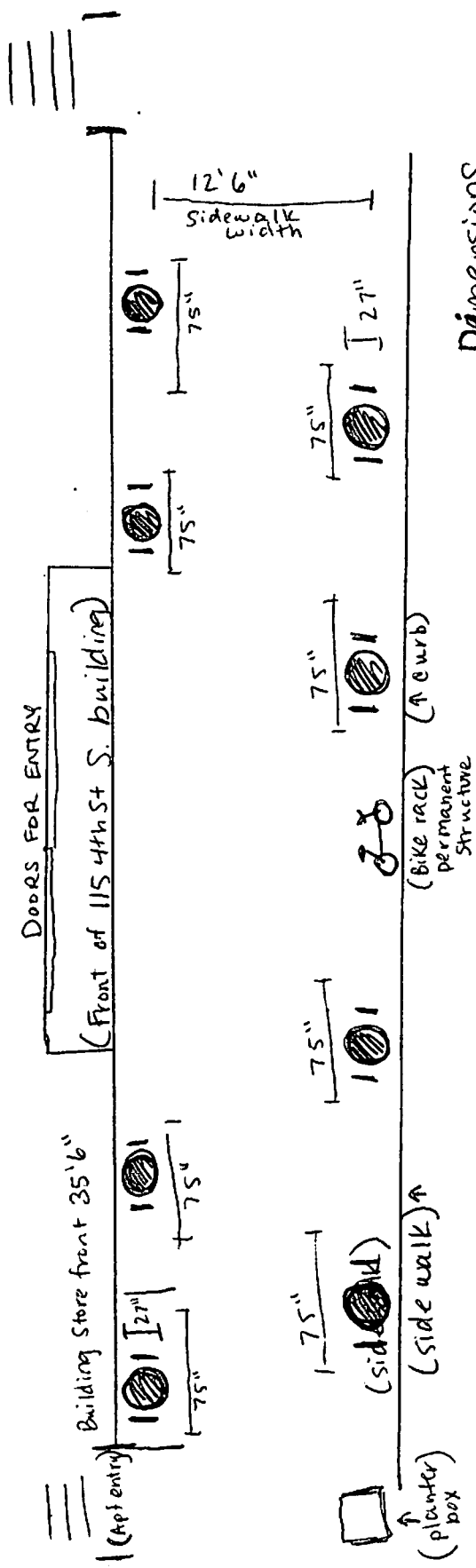
BUSINESS INFORMATION					
Legal/Real Name of Business: <b>Root Note LLC</b>					
Business Address: <b>115 4th St S. La Crosse, WI 54601</b>					
Business Phone Number: <b>608-782-7668</b>			Business Email: <b>therootnote@gmail.com</b>		
PREMISES INFORMATION					
Trade Name of Business: <b>The Root Note</b>					
Address of Premise: <b>115 4th St S. La Crosse, WI 54601</b>					
EXPANSION INFORMATION					
Dates of Expansion - must be between April 1 and October 31 (unless otherwise permitted by the Board of Public Works) <b>May 1 - Oct 31 2023</b>					
Description of Proposed Expansion - Where Alcohol Will be Present (square feet, physical location, etc.): <b>Expansion would allow for alcoholic beverages in the front of our build at arranged tables and chairs located on the sidewalk, occupying only the front of our business. 115 4th St S. LaCrosse, WI 35'6" running N-S and 12'6" running E-W</b>					
AGENT INFORMATION					
Agent Name:		First <b>Carrie</b>	Middle <b>Lynne</b>	Last <b>Brekke</b>	
Agent Home Address:		Street <b>113 4th St S.</b>	City <b>La Crosse</b>	State <b>WI</b>	Zip Code <b>54601</b>
Phone Number: <b>608-797-0654</b>			Email: <b>therootnote@gmail.com</b>		

The above hereby makes application to expand its alcohol beverage license into outdoor dining area pursuant to Sec. 4-45(b) and/or 4-109(b) and the provisions of Sec. 40-106(3) of the Municipal Code. I agree to abide by all applicable state and local regulations including, but not limited, to the sale and service of alcoholic beverages and adherence to noise levels.

  
Signature of Applicant

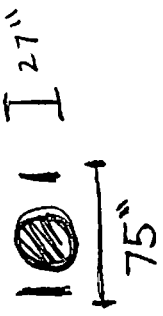
**4/10/23**  
Date

E



S

Dimensions of tables + chairs



N

(4th Street)

Tables will be located on east and west side of sidewalk, each table and chair arrangement will encroach 27" into the walkway. I will stagger tables to leave a 10 foot pathway on the sidewalk in front of the building.

The Root Note is a Café with food, beverages and a class B, Beer and Liquor license.

W



# City of La Crosse, Wisconsin

## APPLICATION FOR EXPANSION OF ALCOHOL BEVERAGE LICENSE INTO OUTDOOR DINING AREA

Fee: \$ 150.00

The undersigned licensee requests permission to expand the following alcohol beverage license(s) into outdoor dining area pursuant to Sec. 4-45(b) and/or 4-109(b) of the Municipal Code. Check all license that apply.

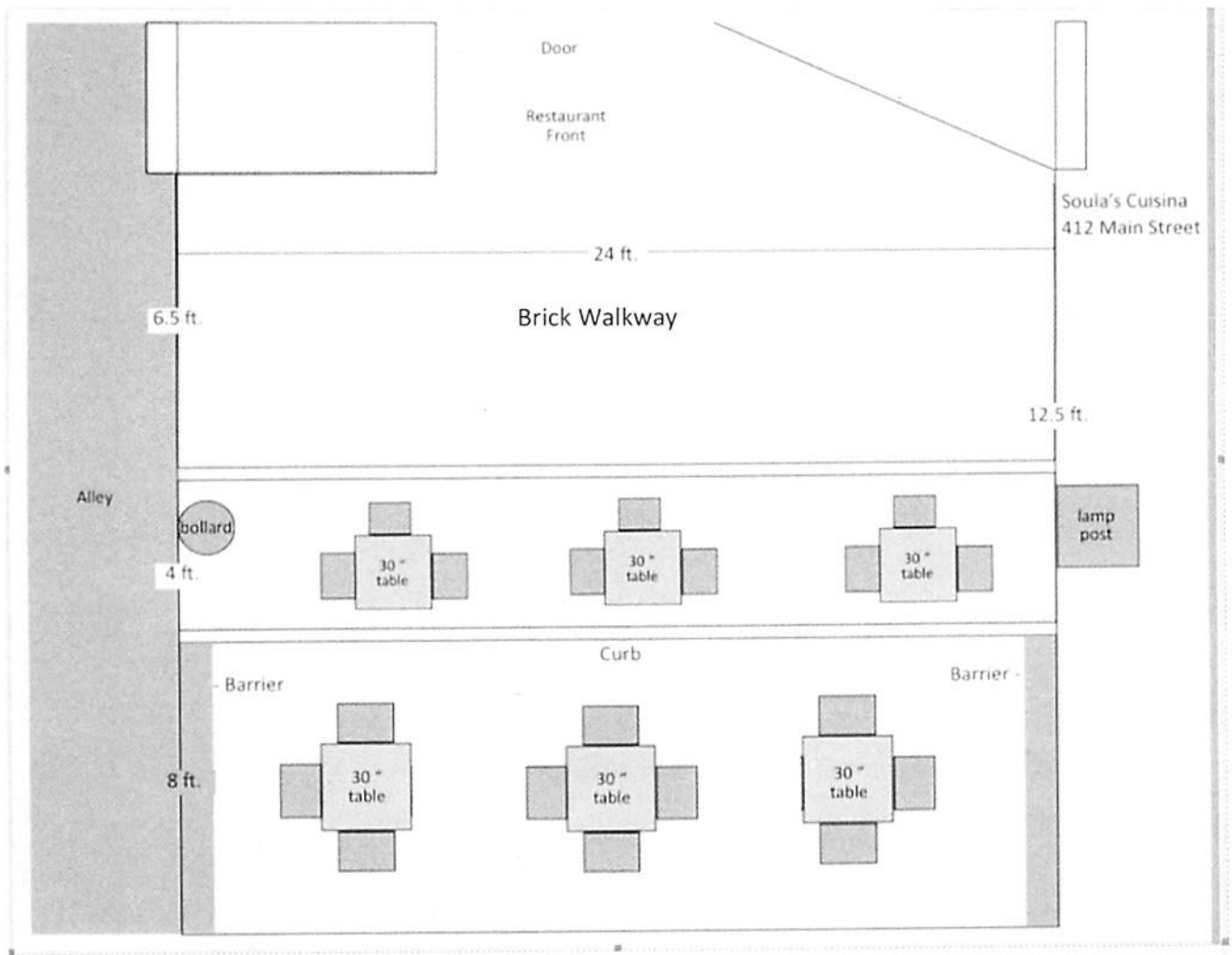
- Combination "Class B" Beer & Liquor
- Class "B" Beer
- "Class C" Wine

<b>BUSINESS INFORMATION</b>			
Legal/Real Name of Business: <i>THAT FOREIGN PLACE LLC</i>			
Business Address: <i>412 MAIN ST, LA CROSSE WI 54601</i>			
Business Phone Number: <i>608 8816888</i>		Business Email: <i>GSALIARAS @ YAHOO.COM</i>	
<b>PREMISES INFORMATION</b>			
Trade Name of Business: <i>SOULA'S CUISINA</i>			
Address of Premise: <i>412 MAIN ST, LA CROSSE WI 54601</i>			
<b>EXPANSION INFORMATION</b>			
Dates of Expansion - must be between April 1 and October 31 (unless otherwise permitted by the Board of Public Works) <i>APRIL 10 / October 31</i>			
Description of Proposed Expansion - Where Alcohol Will be Present (square feet, physical location, etc.): <i>sidewalk and <del>parklet</del> <sup>street</sup> cafe one parking spot directly adjacent of 413 Main Street</i>			
<b>AGENT INFORMATION</b>			
Agent Name:	First	Middle	Last
	<i>ROBBI</i>	<i>R</i>	<i>WOLFF</i>
Agent Home Address:	Street	City	State Zip Code
	<i>2133 JOHNSON ST</i>	<i>LC</i>	<i>WI 54601</i>
Phone Number:	Email:		
<i>608 317 1250</i>	<i>GSALIARAS @ YAHOO.COM</i>		

The above hereby makes application to expand its alcohol beverage license into outdoor dining area pursuant to Sec. 4-45(b) and/or 4-109(b) and the provisions of Sec. 40-106(3) of the Municipal Code. I agree to abide by all applicable state and local regulations including, but not limited, to the sale and service of alcoholic beverages and adherence to noise levels.

*[Handwritten Signature]*  
Signature of Applicant

*4/10/23*  
Date



Sidewalk – 3 tables and up to 9 chairs

Street – 3 tables and up to 10 chairs

Concrete Planters will be used for barriers on street.

Exits via sidewalk – open on both ends.

Metal fencing – 4 ft high.



# City of La Crosse, Wisconsin

## APPLICATION FOR EXPANSION OF ALCOHOL BEVERAGE LICENSE INTO OUTDOOR DINING AREA

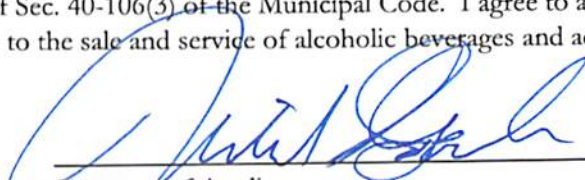
Fee: \$ 150.00

The undersigned licensee requests permission to expand the following alcohol beverage license(s) into outdoor dining area pursuant to Sec. 4-45(b) and/or 4-109(b) of the Municipal Code. Check all license that apply.

- Combination "Class B" Beer & Liquor
- Class "B" Beer
- "Class C" Wine

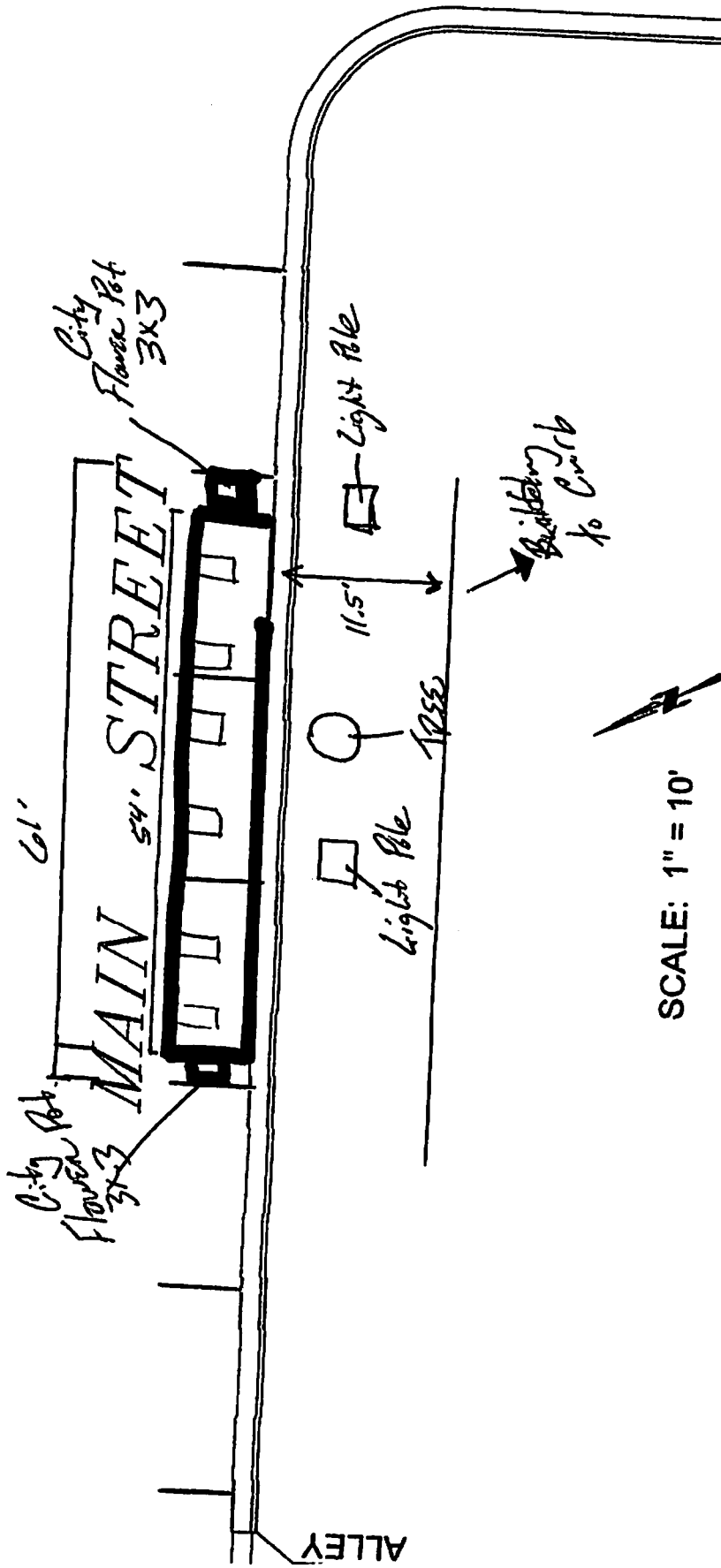
BUSINESS INFORMATION			
Legal/Real Name of Business:			
The Old Crow LLC			
Business Address:			
119 19th Street N, La Crosse, WI 54601			
Business Phone Number:		Business Email:	
608-881-6555		office.608group@gmail.com	
PREMISES INFORMATION			
Trade Name of Business:			
The Crow			
Address of Premise:			
100 3rd Street S, La Crosse, WI 54601			
EXPANSION INFORMATION			
Dates of Expansion - must be between April 1 and October 31 (unless otherwise permitted by the Board of Public Works)			
May 1 - October 31, 2023			
Description of Proposed Expansion - Where Alcohol Will be Present (square feet, physical location, etc.):			
See attached			
AGENT INFORMATION			
Agent Name:	First	Middle	Last
	Michael		Gorder
Agent Home Address:	Street	City	State      Zip Code
	1108 Newport Ln      Holmen	WI	54636
Phone Number:	Email:		
920-988-6746	mike.608group@gmail.com		

The above hereby makes application to expand its alcohol beverage license into outdoor dining area pursuant to Sec. 4-45(b) and/or 4-109(b) and the provisions of Sec. 40-106(3) of the Municipal Code. I agree to abide by all applicable state and local regulations including, but not limited, to the sale and service of alcoholic beverages and adherence to noise levels.

  
 \_\_\_\_\_  
 Signature of Applicant

4-2023  
 \_\_\_\_\_  
 Date

6 tables with 6 ~~feet~~ between.





# City of La Crosse, Wisconsin

## APPLICATION FOR EXPANSION OF ALCOHOL BEVERAGE LICENSE INTO OUTDOOR DINING AREA

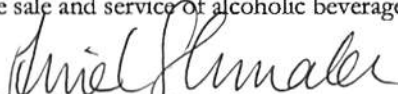
Fee: \$ 150.00

The undersigned licensee requests permission to expand the following alcohol beverage license(s) into outdoor dining area pursuant to Sec. 4-45(b) and/or 4-109(b) of the Municipal Code. Check all license that apply.

- Combination "Class B" Beer & Liquor
- Class "B" Beer
- "Class C" Wine

<b>BUSINESS INFORMATION</b>			
Legal/Real Name of Business:			
Tra Vigne LLC d/b/a JavaVino			
Business Address:			
2311 State Road, La Crosse, WI 54601			
Business Phone Number:		Business Email:	
608-787-5282		tina@javavinolax.com	
<b>PREMISES INFORMATION</b>			
Trade Name of Business:			
JavaVino			
Address of Premise:			
2311 State Road, La Crosse, WI 54601			
<b>EXPANSION INFORMATION</b>			
Dates of Expansion - must be between April 1 and October 31 (unless otherwise permitted by the Board of Public Works)			
April 1 to October 31			
Description of Proposed Expansion - Where Alcohol Will be Present (square feet, physical location, etc.):			
outdoor area adjacent to private parking lot 22 x 50, 1100 square feet on the East end of the building			
<b>AGENT INFORMATION</b>			
Agent Name:	First	Middle	Last
	Tina	C	Schumaker
Agent Home Address:	Street	City	State Zip Code
	N2271 Willow Way W	La Crosse	WI 54601
Phone Number:	Email:		
6084873081	tina@javavinolax.com		

The above hereby makes application to expand its alcohol beverage license into outdoor dining area pursuant to Sec. 4-45(b) and/or 4-109(b) and the provisions of Sec. 40-106(3) of the Municipal Code. I agree to abide by all applicable state and local regulations including, but not limited, to the sale and service of alcoholic beverages and adherence to noise levels.

  
 Tina C. Schumaker  
 Signature of Applicant

4/06/23  
 4/06/2023  
 Date



UNITED STATES DEPARTMENT OF JUSTICE  
FEDERAL BUREAU OF INVESTIGATION

... and ...  
... and ...  
... and ...

UNITED STATES DEPARTMENT OF JUSTICE  
FEDERAL BUREAU OF INVESTIGATION

... and ...

UNITED STATES DEPARTMENT OF JUSTICE  
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UNITED STATES DEPARTMENT OF JUSTICE  
FEDERAL BUREAU OF INVESTIGATION

*[Handwritten signatures and text]*



