

**CONDITIONAL USE PERMIT APPLICATION**

Applicant (name and address):

Beverly Scott Lawrence  
1913 Crescent Hills Dr. La Crosse MN

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:

Brickl Brothers Inc  
400 Brickl Rd West Salem

Address(es) of subject parcel(s): 226 and 232 Hood St. La Crosse

Tax Parcel Number(s): 17-30098-50

Legal Description (must be a recordable legal description; see Requirements):

See attachment

Zoning District Classification: Heavy Industrial - M2

A Conditional Use Permit is required per La Crosse Municipal Code Sec. 115- 352

*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: \_\_\_\_\_

226 Hood - office Bldg for Top Hat Inc

232 Hood - 50' x 80' Garage storage for Access  
mobility Products

Description of **PROPOSED** site and operation/use (detailed plan of the proposed site):

Storage Units to be rented to the public

Type of Structure proposed: Metal

Number of current employees, if applicable: N/A

Number of proposed employees, if applicable: N/A

Number of current off-street parking spaces: 8

Number of proposed off-street parking spaces: 8

\* 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.

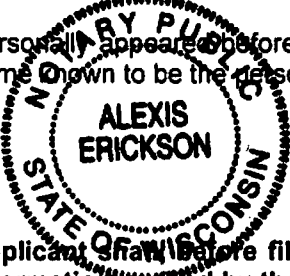
CERTIFICATION: I hereby certify that I am the owner of the subject parcel(s) or authorized agent and that I have read and understand the content of this application and that the above statements and attachments submitted hereto are true and correct to the best of my knowledge and belief.

Beryl Scott Laurel 7/1/20  
(signature) (date)

608-782-4200 bscott@tophatinc.com  
(telephone) (email)

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

Personally appeared before me this 1<sup>st</sup> day of July, 2020, the above named individual, to me known to be the person who executed the foregoing instrument and acknowledged the same.



Alexis Erickson  
Notary Public  
My Commission Expires: 11/24/2023

Applicant shall file 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 \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_.

Signed: \_\_\_\_\_  
Director of Planning & Development

AFFIDAVIT OF OWNER

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ ) ss

The undersigned, Beverly Scott Lawrence, being duly  
*(owner of subject parcel(s) for Conditional Use)*

sworn states:

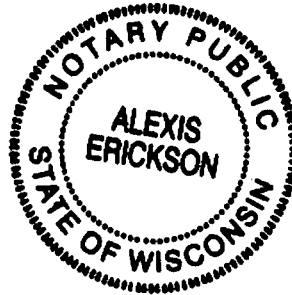
- 1. That the undersigned is an adult resident of the City of LaCrescent,  
State of MN.
- 2. That the undersigned is a/the legal owner of the property located at:  
226 and 232 Hood St. LaCrosse WI  
*(address of subject parcel for Conditional Use)*
- 3. By signing this affidavit, the undersigned property owner authorizes the application for a  
conditional use permit/district change or amendment (circle one) for said property.

Beverly Scott Lawrence  
Property Owner

Subscribed and sworn to before me this 1<sup>st</sup> day of July, 2020.

Alexis Erickson

Notary Public  
My Commission expires 1/24/2023



STATE BAR OF WISCONSIN FORM 3 - 1982  
QUIT CLAIM DEED

DOCUMENT NO.

Michael S. Scott

quit-claims to Beverly A. Scott

the following described real estate in La Crosse County,  
State of Wisconsin:

DEBORAH J. FLOCK  
REGISTER OF DEEDS  
LA CROSSE COUNTY

**1234867**

08-16-1999 3:26 PM

RECORDING FEE: 10.00  
TRANSFER FEE: 77.25 (8M)  
PAGES: 1

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THIS SPACE RESERVED FOR RECORDING DATA  
NAME AND RETURN ADDRESS  
**Attorney Patricia M. Heim  
Parke O'Flaherty, Ltd.  
P.O. Box 1147  
La Crosse, WI 54602-1147**

17-30098-050  
PARCEL IDENTIFICATION NUMBER

Part of Section 6, Township 15 North, Range 7 West, La Crosse County, Wisconsin, being a part of Block 18, of Burns Addition to the City of La Crosse, described as commencing at the intersection of the center of Fourth Street and the center of Johnson Street; thence west along the center of Johnson Street 515.60 feet; thence South 30°13'32" east 277.46 feet; thence south 33°24'25" east 234.97 feet to a point on the westerly line of the Chicago, Burlington and Quincy Railroad property; thence south 67°31'45" west 465.60 feet to the waters edge of Isle La Plume slough; thence south 12°52'53" east 169.36 feet along the waters edge; thence east 225.0 feet to the point of beginning of the property to be described; thence south 8°07'48" east 141.21 feet; thence east 156.11 feet; thence north 16°00' west 145.42 feet; thence west 136.00 feet to the point of beginning.

This is not homestead property.  
(is) (is not)

Dated this 21 day of July, 1999

\_\_\_\_\_  
(SEAL) Michael S. Scott (SEAL)  
\_\_\_\_\_  
(SEAL) \_\_\_\_\_ (SEAL)

**AUTHENTICATION**

Signature(s) \_\_\_\_\_

authenticated this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_

TITLE: MEMBER STATE BAR OF WISCONSIN  
(If not, \_\_\_\_\_  
authorized by 8706.06, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY  
**Attorney Patricia M. Heim**  
P.O. Box 1147  
La Crosse, WI 54602-1147  
(Signatures may be authenticated or acknowledged. Both are not necessary)

**ACKNOWLEDGMENT**

State of New York  
County of Niagara }  
County

Personally came before me this 21<sup>ST</sup> day of  
JULY, 1999, the above named

MICHAEL S. SCOTT

to me known to be the person \_\_\_\_\_ who executed the foregoing instrument and acknowledge the same.

Marilyn Caradonne  
Notary Public, New York County, Niagara  
My commission is permanent (if not, state expiration date \_\_\_\_\_)  
**MARILYN CARADONNE**  
Notary Public, State of New York  
Qualified in Niagara County  
My Commission Expires May 19, 2000

\* Names of persons signing in any capacity should be typed or printed below their signatures

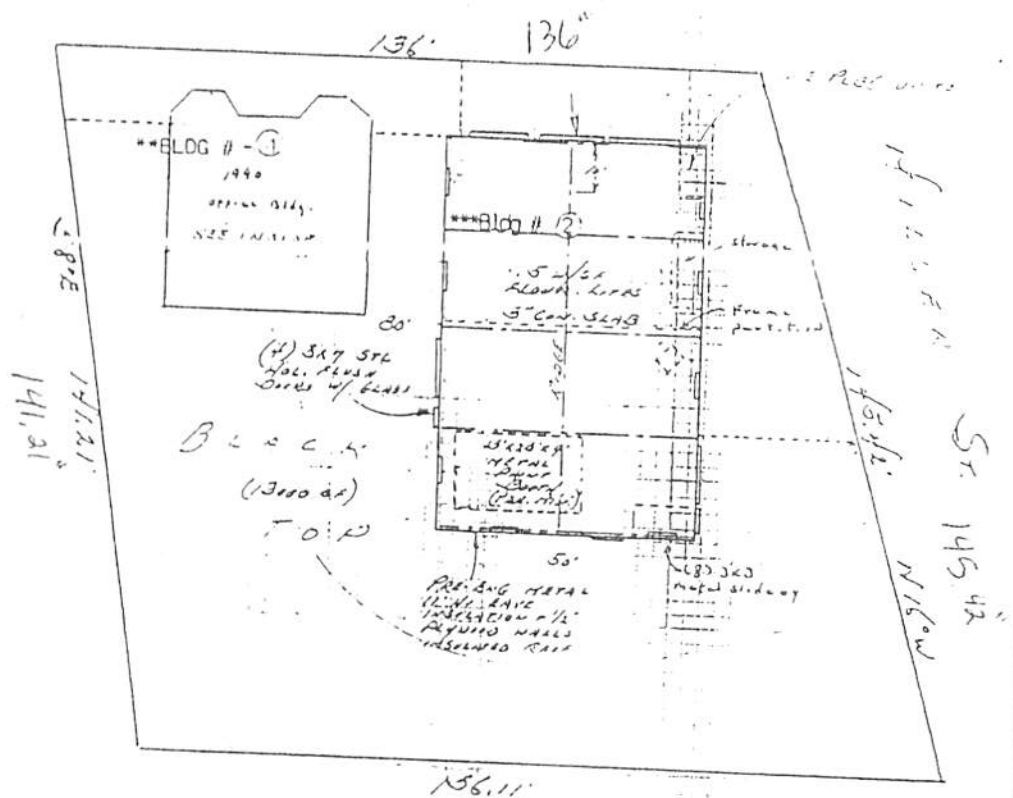
LEGAL DESCRIPTION

La Crosse County, State of Wisconsin

Tax Parcel No. 17-30098-050

Part of Section 6, Township 15 North, Range 7 West, La Crosse County, Wisconsin, being a part of Block 18, of Burns Addition to the City of La Crosse, described as commencing at the intersection of the center of Fourth Street and the center of Johnson Street; thence west along the center of Johnson Street 515.60 feet; thence south 30 deg 13' 32" east 277.46 feet; thence south 33 deg 24' 25" east 234.97 feet to a point on the westerly line of the Chicago, Burlington and Quincy Railroad property; thence south 67 deg 31' 45" west 465.50 feet to the waters edge of Isle La Plume slough; thence east 225.0 feet to the point of beginning of the property to be described; thence south 8 deg 07'48" east 141.21 feet; thence east 156.11 feet; thence north 16.00' west 145.42 feet; thence west 136.00 feet to the point of beginning.

This appraisal is a representation of value for the use of the Community Credit Union for the use of it in determining whether or not to extend credit in a credit transaction. Except as to Community Credit Union, this appraisal shall not be relied upon or used for any purpose by any other person or persons without the prior written consent of the appraiser. The conclusions and opinions expressed herein are for Community Credit Union's use and reliance, and neither Community Credit Union nor its assigns nor the appraiser shall be liable to any other person or persons for any matters concerned herein.



LAND/BUILDING SKI

ASSESSOR'S OFFICE  
CITY HALL  
LA CROSSE, WI 54601

156.11'  
156.11''  
20/50 SF 1/2 LANE



9-6-84 D.M.

-not to scale

This appraisal is for the use of the Community Credit Union for the use by it in determining whether or not to extend credit in a credit transaction. Except as to Community Credit Union, the appraisal shall not be relied upon or used for any purpose by any other person or persons without the prior written consent of the appraiser. The conclusions and opinions expressed herein are for Community Credit Union's use and reliance, and neither Community Credit Union nor its assigns nor the appraiser shall be liable to any other person or persons for any matters concerned herein.

Resolution approving Application of Beverly Scott-Lawrence for a Conditional Use Permit allowing storage buildings in a heavy industrial zoning district at 226 and 232 Hood Street.

RESOLUTION

BE IT RESOLVED by the Common Council of the City of La Crosse that after public hearing held on June 4, 2019, a conditional use permit is hereby granted to Beverly Scott-Lawrence, such permit being for the premises known as 226 and 232 Hood Street, and is granted in accordance with the plans and application made herein and is conditioned upon applicant fully complying with the terms and conditions of the application and all applicable City and State law.

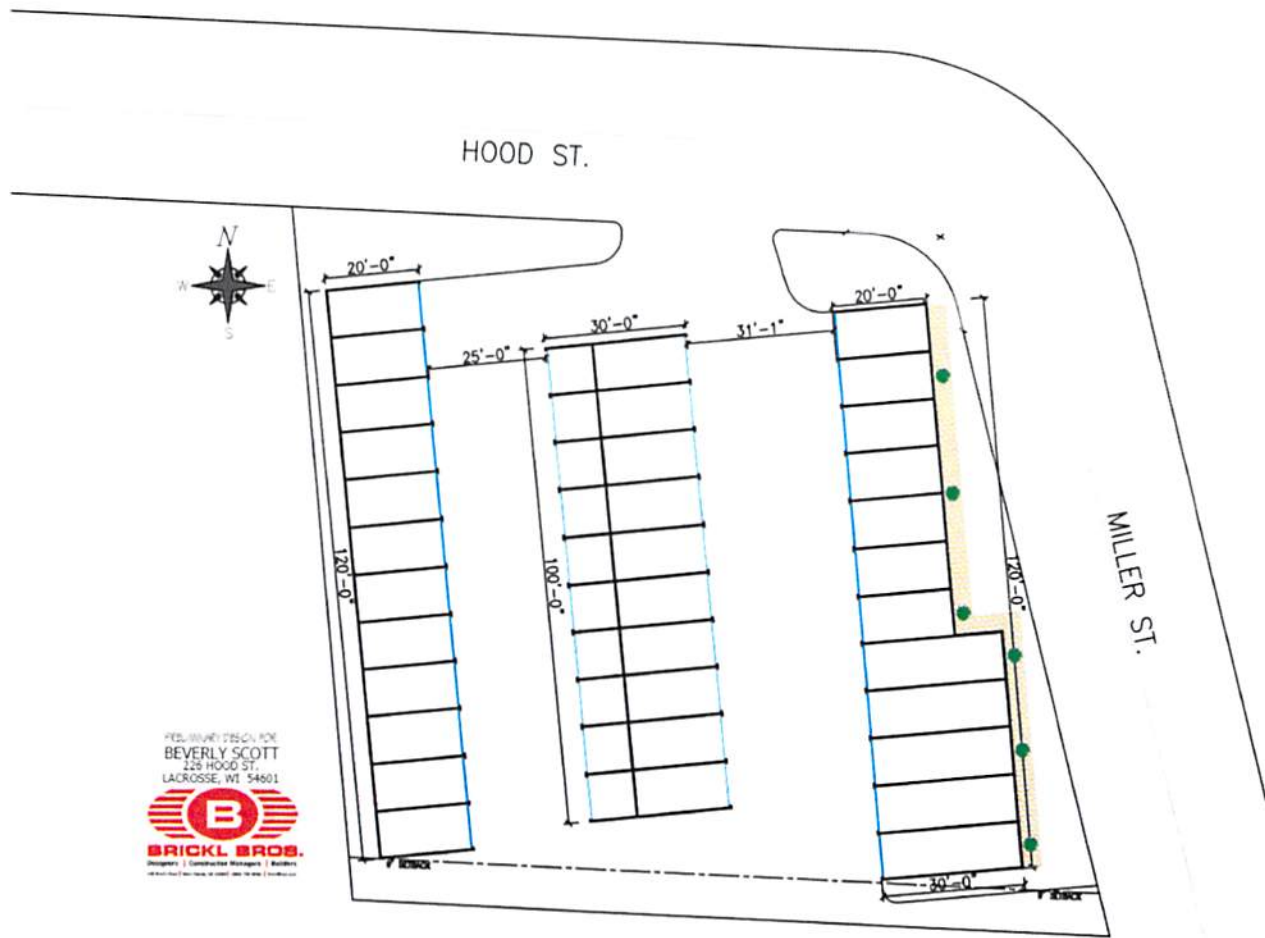
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*I, Teri Lehrke, certify that this resolution was duly and officially adopted by the Common Council of the City of La Crosse on June 13, 2019.*



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*Teri Lehrke, City Clerk  
City of La Crosse, Wisconsin*



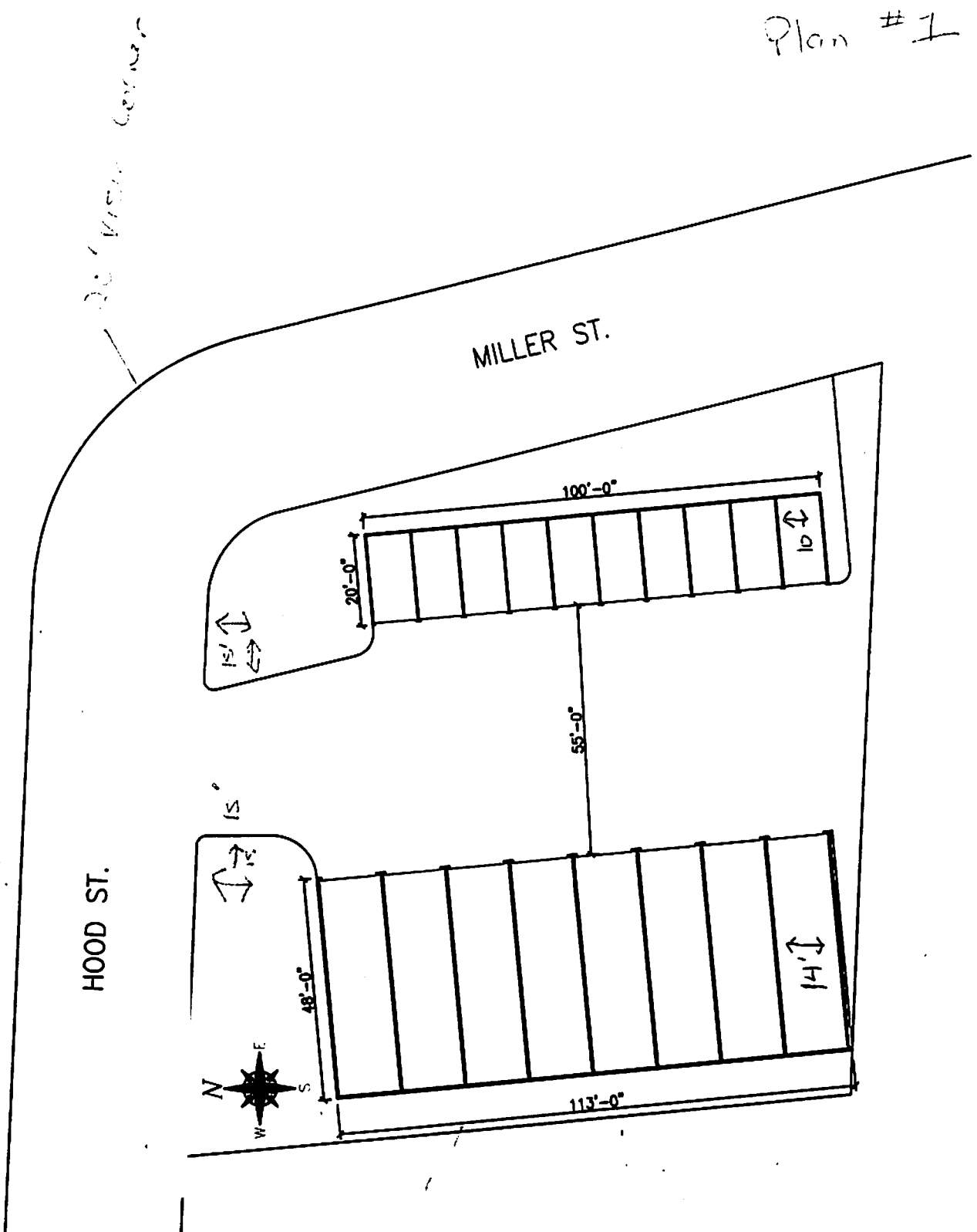
PREPARED FOR  
BEVERLY SCOTT  
229 HOOD ST.  
LACROSSE, WI 54601



**BRICK BROS.**  
Designers | Construction Managers | Builders



Plan # 1



HOOD ST.

MILLER ST.



20' Vision Center

