



City of La Crosse, Wisconsin

City Hall
400 La Crosse Street
La Crosse, WI 54601

Meeting Agenda City Plan Commission

Monday, April 4, 2016

4:00 PM

3rd Floor Conference Room

Call to Order, Roll Call

Approval of Minutes

1. Approval of the February 29, 2016 Meeting Minutes.

Agenda Items:

2. [16-0211](#) Resolution modifying the conditions of approval for the Conditional Use Permit for the Fenigor Group, LLC project at 500 Prospect Street, 513 Harvey Street and a parcel on Island Street (17-10213-091).

Attachments: [Resolution](#)
[Fenigor Coorespondence](#)
[CPC Report 4-1-16](#)

3. [16-0224](#) Resolution approving sale of City owned land to Courtesy Corporation for construction of a new McDonalds.

Attachments: [Resolution](#)
[Exhibit A](#)
[CPC Report 4-1-16](#)

4. [16-0225](#) Resolution vacating a portion of George Place.

Attachments: [Resolution](#)
[Legal and Map](#)
[Lis Pendens](#)
[Notice to Adjacent Property Owners](#)
[LT DOT Re Vacate Portion George Pl](#)
[PD Affidavit of Personal on Popoutsis](#)
[PD letter - George Pl](#)
[Adjacent Property Owners](#)
[BPW Ltr 03-25-16](#)
[CPC Report 4-1-16](#)

5. [16-0249](#) Resolution renegotiating the sale of Lot 26 in the La Crosse International Business Park to James J. DeBoer Sr. and Donna J. DeBoer.
Attachments: [Proposed Amended Resolution](#)
[Proposed Amended Agreement](#)
[Resolution](#)
[Purchase Agreement](#)
[Request Letter](#)
[CPC Report 4-1-16](#)
6. [16-0259](#) AN ORDINANCE to amend Section 115-110 of the Code of Ordinances of the City of La Crosse by transferring certain property from the Single Family District to the Residence District at 2006 Weston Street allowing for future property improvements.
Attachments: [Ordinance](#)
[Petition](#)
[Submittal Letter](#)
[Notice of Hearing](#)
[Property Owner Buffer List](#)
[Property Owner Buffer Map](#)
[CPC Report 4-1-16](#)
7. [16-0260](#) AN ORDINANCE to amend Section 115-110 of the Code of Ordinances of the City of La Crosse by transferring certain property from the Traditional Neighborhood Development - General to the Traditional Neighborhood Development - Specific at 5305, 5313 and 5405 Mormon Coulee Road allowing for construction of a 49-unit handicap accessible multi-family apartment complex.
Attachments: [Ordinance](#)
[Petition](#)
[Request for Exception to car and bicycle parking space requirements](#)
[Plans](#)
[Submittal Letter](#)
[Notice of Hearing](#)
[Affidavit of Publication - Notice](#)
[Property Owner Buffer Map](#)
[Property Owner Buffer List](#)
[CPC Report 4-1-16](#)

8. [16-0261](#) AN ORDINANCE to amend Section 115-110 of the Code of Ordinances of the City of La Crosse by transferring certain property from the Planned Development District - General to the Planned Development District - Specific at 3004 Gillette Street allowing for construction of two 16-unit multi-family apartment buildings.

Attachments: [Ordinance](#)
[Petition](#)
[Submittal Letter](#)
[Plans](#)
[Notice of Hearing](#)
[Affidavit of Publication - Notice](#)
[Property Owner Buffer Map](#)
[Property Owner Mailing List](#)
[CPC Report 4-1-16](#)

9. [16-0263](#) Application of Gundersen Health System for a Conditional Use Permit at 1501, 1507, 1511 and 1517 8th St. S., 1508, 1518 and 1524 9th St. S., 817 and 819 Denton St. allowing for demolition of structures for use as parking lots.

Attachments: [Application](#)
[Maps](#)
[Notice of Hearing](#)
[Affidavit of Publication - Notice](#)
[Property Owner Buffer Map](#)
[Property Owner Buffer List](#)
[CPC Report 4-1-16](#)

10. [16-0264](#) Application of Gundersen Health System for a Conditional Use Permit at 820 Farnam St. allowing for demolition of structure for use as green space.

Attachments: [Application](#)
[Notice of Hearing](#)
[Affidavit of Publication - Notice](#)
[Property Owner Buffer Map](#)
[Property Owner Buffer List](#)
[CPC Report 4-1-16](#)

11. [16-0266](#) Application of Nathan Brooks for a Conditional Use Permit at 2966 Airport Road allowing for mini-storage units.
Attachments: [Application](#)
[Plan](#)
[Notice of Hearing](#)
[Affidavit of Publication - Notice](#)
[Property Owner Buffer Map](#)
[Property Owner Buffer List](#)
[CPC Report 4-1-16](#)
12. [16-0268](#) Certified Survey Map located in part of the NW 1/4 - SE 1/4, Section 27, T15N, R7W, Town of Shelby, La Crosse County, Wisconsin.
Attachments: [Request for referral](#)
[CSM - Oelke](#)
[LT Oelke and Lydon re meetings](#)
[CPC Report 4-1-16](#)
13. [16-0269](#) Certified Survey Map part of the Southeast Quarter of the Southeast Quarter in Section 35, Township 16 North, Range 7 West, Town of Medary, La Crosse County, Wisconsin.
Attachments: [CSM - Gerke](#)
[LT Gerke and Hilby re meetings](#)
[CPC Report 4-1-16](#)
14. [16-0271](#) Resolution authorizing the sale of surplus land to Dahl Automotive.
Attachments: [Resolution](#)
[LF Dahl Ford re offer](#)
[Value Assessment](#)
[BPW Ltr 03-25-16](#)
[CPC Report 4-1-16](#)
15. [16-0310](#) Review of plans for the proposed addition to Torrance Casting, located at 3131 Commerce Street in the Interstate Industrial Park.
Attachments: [Torrance Casting Proposed Addition](#)
[CPC Report 4-1-16](#)

Next Meeting Date/Agenda Items

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, with as much advance notice as possible.