

**CITY OF LA CROSSE, WISCONSIN
CITY PLAN COMMISSION
REPORT
May 2, 2016**

➤ **AGENDA ITEM - 16-0359 (Jason Gilman)**

Condominium Plat of Belle Square Condominium (Lot C), City of La Crosse, Wisconsin.

➤ **ROUTING:** J&A Committee

➤ **BACKGROUND INFORMATION:**

This request is for the establishment of condominiums for the Belle Square (Lot C) development containing six distinct condominium units per the developer's attorney letter enclosed in the attachment. The condominium plat will allow for the large structure to be divided into separate ownership for each of the 6 units which include:

1. A "bank unit" for Associated Bank
2. A "café unit" for a café on the State Street side of the development
3. A "dental unit" to house a dental office
4. An "office unit" for the offices in the structure (120,000 sf+)
5. An "apartment unit" containing apartments and accessory spaces
6. A "parking unit" for the surface parking on the main level and garage on the lower level

➤ **GENERAL LOCATION:**

Lot C Development bounded by State Street, Vine Street, 3rd Street and 4th Street

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

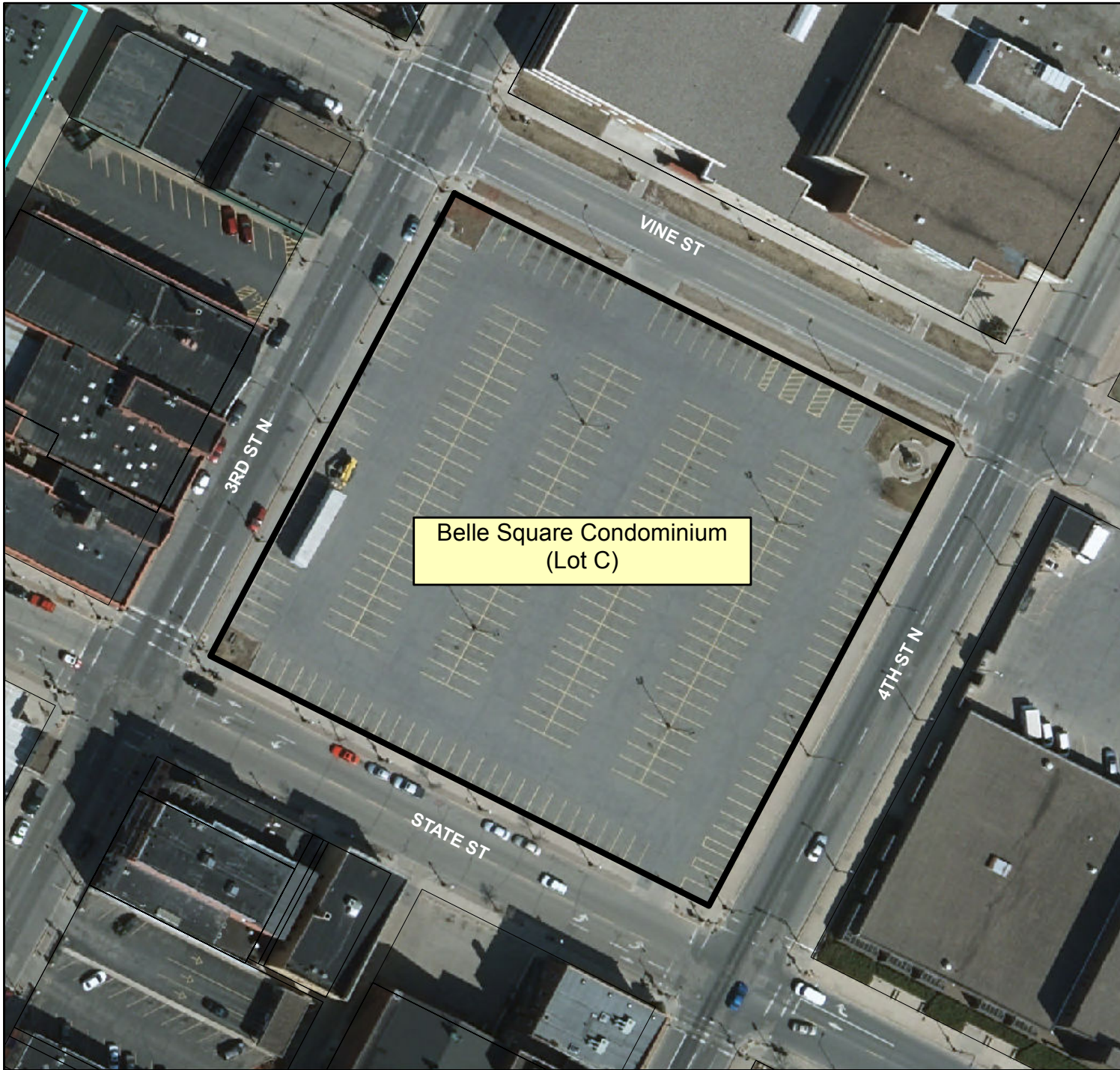
N/A

➤ **CONSISTENCY WITH ADOPTED COMPREHENSIVE PLAN:**

This project is consistent with the Comprehensive Land Use Plan

➤ **PLANNING RECOMMENDATION:**

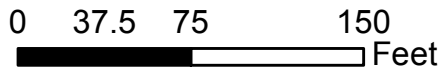
The recommendation of the Department of Planning and Development is to approve the request for a condominium plat.

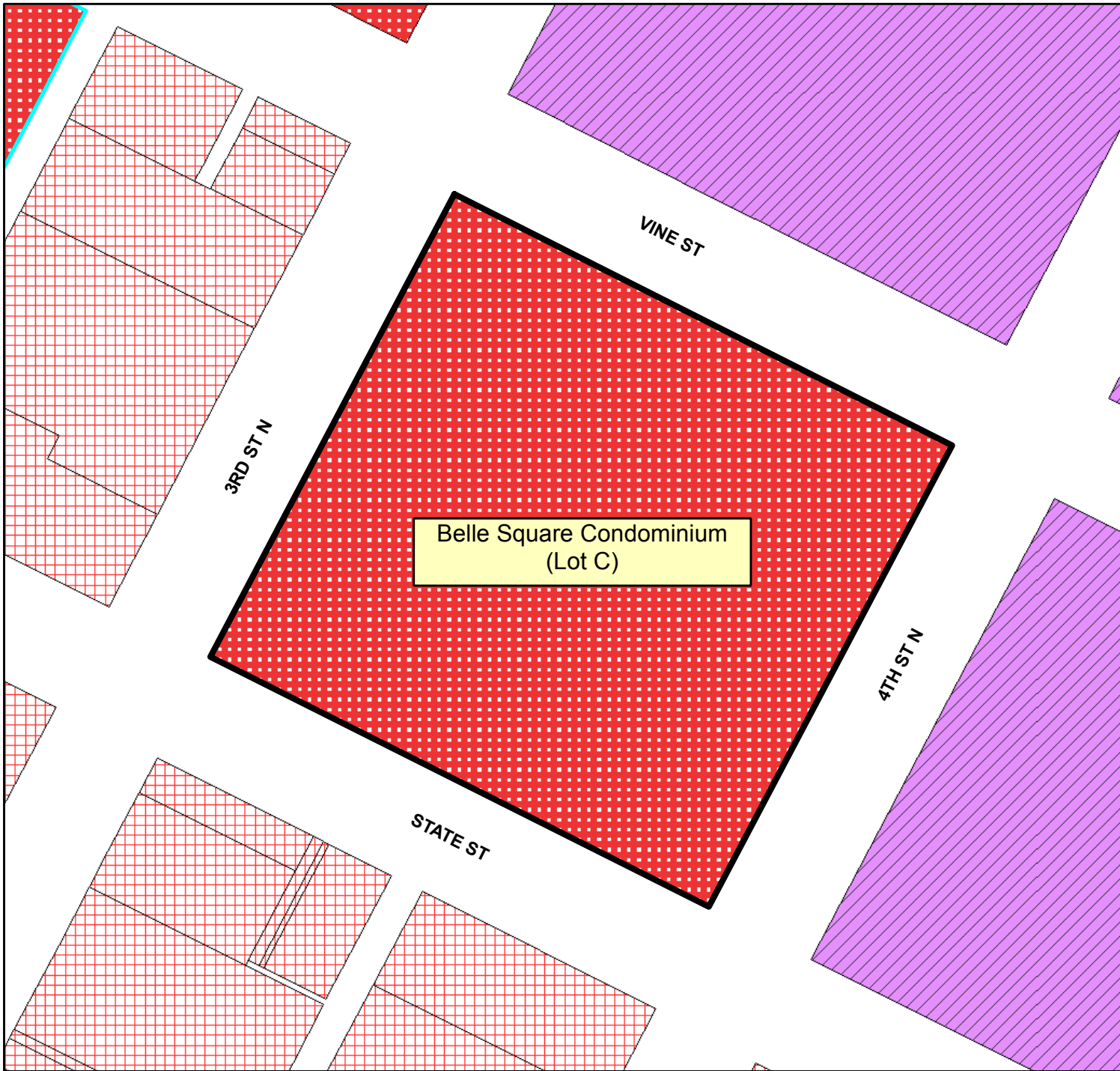


BASIC ZONING DISTRICTS

	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
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	City Limits
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