

Elsen, Nikki

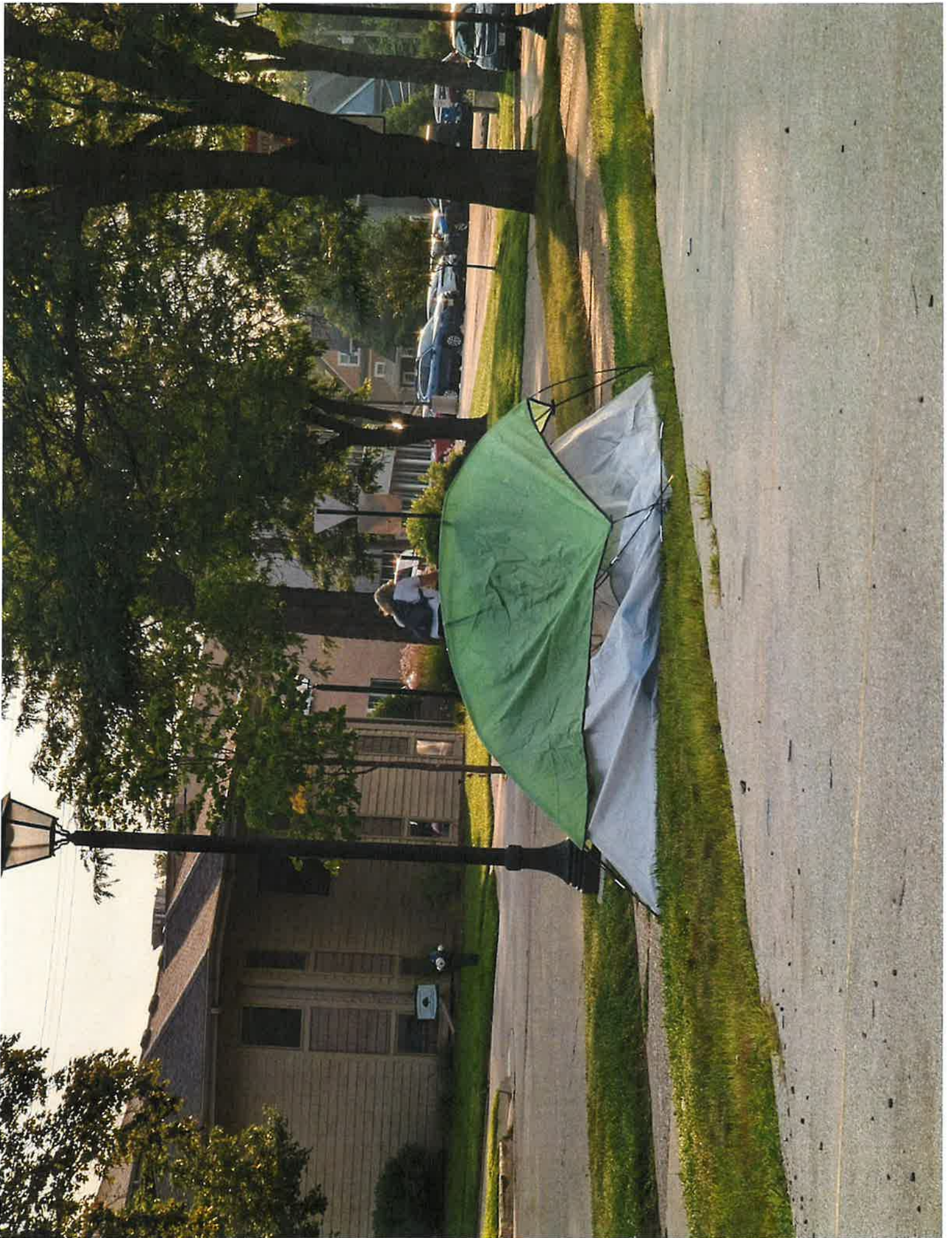
From: Lisa Middleton <elisemid@gmail.com>
Sent: Thursday, August 8, 2024 8:12 AM
To: Elsen, Nikki
Subject: Please attach these images to scenic Bluffs rezoning packet/agenda
Attachments: image0000 (3).JPG; IMG_3586 (2).JPEG; IMG_2261 (1).jpg

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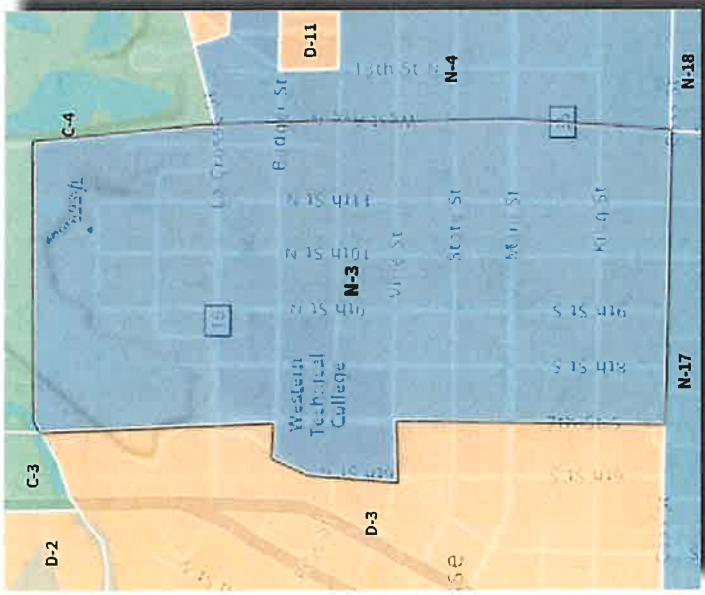
I was hoping we could attach these so that we can have them on record as part of the file for the permanent record.

Thanks,
Lisa Middleton





DOWNTOWN NEIGHBORHOOD (N-3)



Description

The Downtown neighborhood is adjacent to the La Crosse central business district and encompasses a portion of the 10th and Cass National Register Historic District. The Downtown neighborhood also includes the campus of Western Technical College and the School of Technology & Arts II. Residents have quick access to the Downtown district to the west. The Downtown Neighborhood Association boundaries are the Mississippi River to West Avenue and the La Crosse River to Cass Street.

Vision for Future Land Use

The Downtown neighborhood has a need to increase affordable housing while maintaining a good mix of housing types that includes high-end and luxury options. Single-family homes are needed, as well as additional housing types that complement existing uses. Medium-density is desired where it fits the scale and character of surrounding existing housing types. High-density housing is desired in certain areas including along 7th Street, along high-traffic corridors, and in areas identified in the Vision 2040 Downtown Plan. Both medium- and high-density housing should be consistent with strong design standards that complement historic character. Smaller-format commercial uses that serve residents are desired. Mixed-use commercial that incorporates a residential element is preferred.

Voices from the community

"Would love to see bike lanes implemented on 7th street in place of on street parking."

Build up more welcoming spaces next to the library. We need more green spaces like this with seating, paths, and play areas."

Existing Uses	D	A	Medium-Density Residential	D	A	High-Density Residential	D	Low-Intensity Mixed-Use	D	A	High-Intensity Mixed-Use	A	Neighborhood Retail/Commercial	U	Commercial	U	Industrial	U	Institutional	D	Parks and Open Space	A	Conservancy, Wetlands, Agricultural
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