

In the Matter of the conditional partial
vacation of the 400 block of 12th Street North.

LIS PENDENS

NOTICE IS HERBY GIVEN that a resolution has
been introduced to the Common Council to be acted
upon by such Common Council, which said action has
been taken at the initiative of the Common Council of the
City of La Crosse, wherein the following property, to-wit:

LEGAL DESCRIPTION ATTACHED
and shown on the map attached hereto as Exhibit "A"
showing the location thereof, is sought to be vacated.

Dated this 20th day of March, 2025.



DocId:8511148

Tx:4190486

1831263

LACROSSE COUNTY
REGISTER OF DEEDS
ROBIN L. KADRMAS

RECORDED ON
03/20/2025 03:25 PM
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EXEMPT #:
RECORDING FEE 30.00

This space is reserved for recording data

Return to

City Clerk
400 La Crosse St
La Crosse WI 54601

Parcel Identification Number/Tax Key Number

CITY OF LA CROSSE

By: Krista A. Gallagher
Krista A. Gallagher
Deputy City Attorney

Drafted by:

City Attorney's Office
400 La Crosse Street
La Crosse WI 54601
(608) 789-7511

Resolution approving the conditional partial vacation of the 400 block of 12th Street North.

RESOLUTION

WHEREAS, the public interest requires the vacation or partial vacation of certain streets and alleys within the corporate limits of the City of La Crosse, and

WHEREAS, such vacation or partial vacation should be done as expeditiously as possible,

NOW, THEREFORE, BE IT RESOLVED, by the Common Council, City of La Crosse that it hereby declares that the public interest requires the partial vacation of the street as described and shown on attached Exhibit "A," subject to the conditions herein.

BE IT FURTHER RESOLVED that the portion of the street above-described be, and the same is hereby ordered vacated, subject, however, to any and all reservations for any and all public and private utilities.

BE IT FURTHER RESOLVED that legal and survey documents shall not be recorded at La Crosse County until the following two (2) conditions are met:

1. The developer shall facilitate and fund at its expense, the removal, adjustment, and installation of facilities within the right-of-way of 12th Street, and adjacent to it, including but not limited to existing and proposed sidewalk, curb & gutter, and roadway; storm, sewer, and water structures, pipes, and castings; and restoration and boulevard trees—all subject to Standard Specifications and Procedures and Details of the City of La Crosse, and approval of the Engineering Department.
2. The developer shall complete the Design Review process for the proposed development, satisfying all comments and requirements and obtaining building permits.

Abutting properties:

Tax Parcel	Owner Name	Property Address	Mailing Address	Mail City State Zip
17-20162-100	BADGER WEST RESIDENCES LLC	413 WEST AVE N	PO BOX 609	LA CROSSE WI 54602
17-20163-10	BADGER WEST RESIDENCES LLC	1204 BADGER ST 431 WEST AVE N	PO BOX 609	LA CROSSE WI 54602
17-20162-90	BENSON PROPERTIES 1 LLC	411 WEST AVE N	N1693 BOULDER CT	LA CROSSE WI 54601
17-20200-100	BENSON PROPERTIES 1 LLC	1137 PINE ST	N1693 BOULDER CT	LA CROSSE WI 54601
17-20162-120	SCHOOL HOUSE PROPERTIES LLC	421 & 423 WEST AVE N	1243 BADGER ST	LA CROSSE WI 54601
17-20162-110	SCHOOL HOUSE PROPERTIES LLC C/O THREE SIXTY REAL ESTATE SOLUTIONS LLC	417 WEST AVE N	PO BOX 609	LA CROSSE WI 54602
17-20162-130	SCHOOL HOUSE PROPERTIES LLC C/O THREE SIXTY REAL ESTATE SOLUTIONS LLC	425 WEST AVE N	PO BOX 609	LA CROSSE WI 54602

EXHIBIT "A"

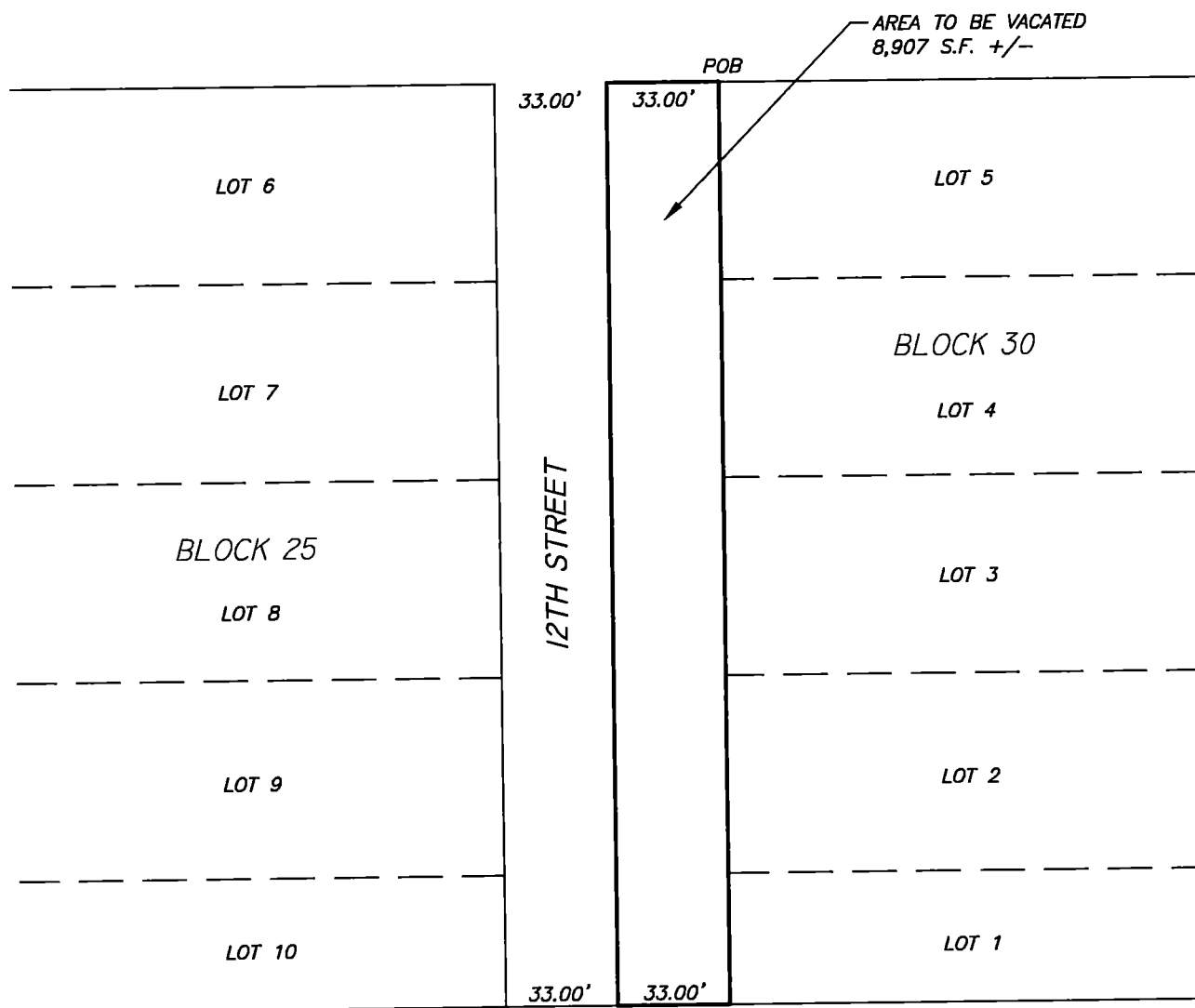


BURNS, DURAND, SMITH & RUBLEE'S ADDITION



BADGER STREET

66'



ALLEN OVERBAUGH & PETER BURN'S ADDITION
BLOCK 24

Legal Description

Partial Vacation of 12th Street

Part of the Northeast Quarter of the Southwest Quarter, Section 32,
Township 16 North, Range 7 West, City of La Crosse, La Crosse County,
Wisconsin being more particularly described as follows:

Beginning at the northwest corner of Lot 5, Block 30, of Burns, Durand, Smith & Rublee's Addition, said corner being the intersection of the south right-of-way line of Badger Street and the east right-of-way line of 12th Street; thence southerly, along the east line of said 12th Street, 269.91 feet to the south line of Burns, Durand, Smith & Rublee's Addition; thence westerly along said south line, 33.00 feet to the centerline of the 12th Street right-of-way; thence northerly along said centerline to its intersection with the south right-of-way line of Badger Street; thence easterly 33.00 feet to the point of beginning.

See attached Exhibit "A".

Drafted by: KJC, 11/2024

Checked by: JMC, 12/2024