



PLANNING AND DEVELOPMENT

400 LA CROSSE STREET | LA CROSSE, WI 54601 | P: (608) 789-7512 | F: (608) 789-7318

Memorandum

To: Community Development Committee

From: Dawn Reinhart

Date: 1/25/2018

Re: Update on approved acquisitions

1218-22 7th St: Property had a vacant single family dwelling and a triplex (one unit was vacant). The CDC did not take action on the property and asked the property owner to contact the City for reconsideration prior to listing the property. The property owner sold for \$197,500; did not contact the City or use a listing agent. PE Rentals (Nate Brooks) purchased this property.

500 Mississippi St: Still waiting to hear back from the IRS. Tax liens need to be removed from this property so the sale can proceed. The tax liens exceed the value of the property.

1513 Livingston St: City offered \$40,000; WHEDA accepted and offer for \$41,500.

2733 Onalaska Ave: The owner was not successful in completing necessary legal paperwork to transfer the property. Property will be demolished through Engineering. Property will likely go through tax foreclosure; Staff has notified the County of their interest in the property.

607 & 613 Liberty St: The tenants of 607 Liberty Street were able to purchase the property. The offer on 613 Liberty St was withdrawn as the redevelopment of this property was contingent upon purchasing 607 Liberty St.

708 Charles St: The owner has accepted the offer to purchase the property. Sale will occur in June 2018.

714 & 722 Charles St: The owner has accepted the offer to purchase the property, sale will occur in May 2018.

508 Winnebago St: The bank has accepted our offer of \$40,000, closing to occur on Feb 9th.

2130 Kane St: The owner accepted our offer; the closing is scheduled for Feb 12.

Available Funds:

- Floodplain Program: \$7,000
- Citywide: \$334,299.62
- TID14 Property acquisitions: \$107,500
- TID14 Housing Program Income: \$52,768.61
- TID14 Renovate Program: \$185,000

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TARA FITZGERALD, FEDERAL PROGRAMS ACCOUNTING TECHNICIAN
KEVIN CLEMENTS, HOUSING SPECIALIST
KEVIN CONROY, HOUSING REHABILITATION SPECIALIST

Potential future acquisitions:

- 624 Jackson St: \$118,000-\$130,000 plus demolition and relocation costs, expending TID14 property acquisitions and housing program income. Property merged with 618 Jackson and rezoned for commercial use.
- 1218 6th St: total project cost estimate \$109,000, from Citywide or TID14, property will be sold for vacant land program
- 1018 6th St: property going through County tax foreclosure should have purchase price in March. Funds could come from TID14, Citywide or RPLC Housing as blight elimination. Property will be sold for vacant land program