CONDITIONAL USE PERMIT APPLICATION

Applicant (name and address): Christopher and Kelly Jo Eberlein
4816 Stanley Court, La Crosse 54601
Owner of property (name and address), if different than Applicant:
Architect (name and address), if applicable:
Professional Engineer (name and address), if applicable:
Contractor (name and address), if applicable: Jonathan Powell
W5846 County Road V, Holmen WI, 54636-9022
Address(es) of subject parcel(s): 4808 Stanley Court
Tax Parcel Number(s): _17-10405-16
Legal Description (must be a recordable legal description; see Requirements): CERTIFIED SURVEY MAP NO. 185 VOL 19 LOT 5 DOC NO. 1803299 T/W ACCESS ESMT IN DOC NO. 1797560
Zoning District Classification: R-1 - Single Family
A Conditional Use Permit is required per La Crosse Municipal Code Sec. 115-343(IS) If the use is defined in Sec.: 115-347(6)(c)(1) or (2), see "*" on the next page. 115-353 or 356, see "**" on the next page.
Is the property/structure listed on the local register of historic places? Yes No _x
Description of subject site and CURRENT use:
Vacant Lot with small storage shed. Lot is used for storage/gardening
Description of PROPOSED site and operation/use (detailed plan of the proposed site): Build a detached garage for personal use equipment and recreation, in accordance with building code.
28x34 with 10 foot side walls less than 17 feet in height. LP Smart Siding glacier white color/black trim.
Asphalt shingles to match house on adjacent lot for roofing.
Type of Structure proposed: Detached Garage 28x34 LP smart siding, asphalt shingles
Number of current employees, if applicable: N/A
Number of proposed employees, if applicable: N/A
Number of current off-street parking spaces: 0
Number of proposed off-street parking spaces: 0

* If the proposed use is defined in Sec. 115-347(0)(C)
(1) and is proposed to have 3 or more employees at one time, a 500-foot notification is required and off-street parking shall be provided. Will there be 3 or more employees at one time? Y_ N_
or (2) a 500-foot notification is required and off-street parking is required.
Where the side or rear lot line abuts or is located across an alley from any residential zoning district, abutting residential property owners shall be notified of the privacy fence provision by the City Clerk.
Any Conditional Use Permit required pursuant Sec. 115-347(6) shall be recorded with the La Crosse County Register of Deeds at the owner's expense.
**If the proposed use is defined in Sec. 115-353 or 115-356, abutting property owners shall be notified of the privacy fence provision by the City Clerk.
Check here if proposed operation or use will be a parking lot:
Check here if proposed operation or use will be green space:
Applicant/property owner may be subject to a payment in lieu of taxes for a period of twenty (20) years or until the property tax valuation of any new structure or improvements is equal to or greater than the base year valuation of the improvement or structure being demolished.
In accordance with Sec. 115-356 of the La Crosse Municipal Code, a Conditional Use Permit is required for demolition or moving permits if the application does not include plans for a replacement structure of equal or greater value. Any such replacement structure shall be completed within two (2) years of the issuance of any demolition or moving permit.
If the above paragraph is applicable, the Conditional Use Permit shall be recorded with the La Crosse County Register of Deeds and should the applicant not complete the replacement structure of equal or greater value within two (2) years of the issuance of any demolition/moving permit, the applicant or property owner shall be subject to a forfeiture of up to \$5,000 per day for each day not completed. CERTIFICATION: I hereby certify that I am the owner of the subject parcel(s) or authorized agent and that I have read and understand the content of this application and that the above statements and attachments submitted hereto are true and correct to the best of my knowledge and belief.
(signature) (date) (Signature) (KSSE (18160 g moil)
(telephone) $\frac{6083973712}{\text{(kSSE})8160gmel}$
STATE OF WISCONSIN)
)ss. COUNTY OF LA CROSSE)
Personally appeared before me this 5th day of 100, 200, the above named individual,
to me known to be the person who executed the foregoing instrument and acknowledged the same.
Notary Public My Commission Expires: SUPEMBER 38,2033
Applicant shall, before filing with the City Clerk's Office, have this application reviewed and the information verified by the Director of Planning & Development.
Review was made on the day of April , 2023.
Signed:, Director of Planning & Development

With Regard to 4808 Stanley Court:

We are applying for a conditional-use permit to build an accessory structure on 4808 Stanley Court for personal/recreational uses. This structure is needed due to the maintenance and recreation equipment needed to care for our current acreage. This is a unique property within the city limits due to the large lot size and geography along Smith Valley Creek.

We have resided on the adjacent lot at 4816 Stanley Court for the past 18 years. Due to superior access from Eastbrook Ave., we purchased an additional 1 acre of land from our neighbor which includes a permanent easement agreement.

We applied for a building permit to build the accessory structure and was directed to split the lot to obtain approval for the building. This purchase and the lot split were done in 2022.

Our plan is to build a code-compliant accessory building on this new, additional lot on 4808 Stanley Court. This will be built at the required flood plain elevation that has already been surveyed. The structure is designed to complement the current house at 4816 Stanley Court, including matching roofing and siding. We will not sell off the second lot for an additional house. Access for the proposed structure will be via the easement from Eastbrook Ave.

Chris and Kelly Eberlein



La Crosse Fire Department

Division of Community Risk Management
inspection@cityoflacrosse.org (P) 608.789,7530 (F) 608.789,7589
http://www.cityoflacrosse.org/your-government/departments/fire-department



APPLICATION FOR BUILDING PERMIT

Application Number	in the second			Date			Parcel Number	-		
OWNER INFORM	MATION		H v.							
Name:										
Chris and Kelly E	berlein							01-1-	Zip Code	
Address of Above: Street 4816 Stanley Court					[_a Cros		State W I	54601	
Phone: Cell: 6083973212				Fax:		Email: cksse4816@gmail.com				
CONTRACTOR I	NEORM	ATION		THE T						
Name:	TTI OIG									
Jonathan Powell										
Address of Above: Stre W5846 County P	eet Road V					City State Zip Code Holmen WI 64636			Zip Code 64636	
VV3646 County I				_		T =				
Phone:	Cell: 6087	7697604		Fax: Email: jdpow			rellconstruction@gmail.com			
PROJECT INFO	RMATIO	N				10				
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4808 Stanley Co	urt La C	rosse W	154601							
Construction Cost: \$60000 Project Type:		Bi	escription Demolition include Jild 28x) foot si	34 foot de	etached ga Deak heigh	rage or t 17 foo	n floating slat t, 8 foot gara	abov ge do	re flood plain. ors.	
☐ Building ☐ Addition ☐ Alteration/Remodel ☐	⊔ Sign 3 Demolition	1						17	Tho.	
Architect/Engineer Name: Archit				tect/Engineer Phone:			Level of Alteration (per IEBC):			
								///		
PROPERTY INF	ORMAT	ION		1 1 1 2 2 2 2				11111	MAR District	
Zoning:	Nihu Di		ing Units: Flood Plain: ☐ Yes ☐			Fire Limits: ☐ Yes ☐ No		Archaeological Distric		
Building Construction	Type:				Occupancy	Туре:		-		
								10		
FEE INFORMA		iour	Permit:		Record Mto	e:	Other:		Total:	
	Copies: Plan Revie		eview:		\$		\$		\$	
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IT IS HEREBY AGREED between the occupancy of a building or proper this statement, and as more fully descurrences, and to obey any and all lawful structures and permanent building equ	ry as above descrit ribed in the specifi orders of Fire Pro	bed, to be issued and	granted by the	Trevenden und Dona	and the same of the	move man or ins	tall and occupy in strict componential and occupy in struction, alternation, repairs	oliance with t i, removal an	ne ordinances of the City of La I safety buildings and other	
Jonathan F	Powell			In		<i>(0)</i>			OCQ - 0422004 (WI Cred/Qual)	
Agent/Contr			(Print) /	/	1/1	(Sign)	3/16/23	(Date)	(WI CIEU/ Quai)	
Chris Eberle	eiin			///	00	· · ·		(Data)		
Owner:			(Print)	/ [_		(Sign)		(Date)		
OFFICE USE OF				- 171	T to a market m			Date:		
Application Approved	1:				Inspector:			Date.		

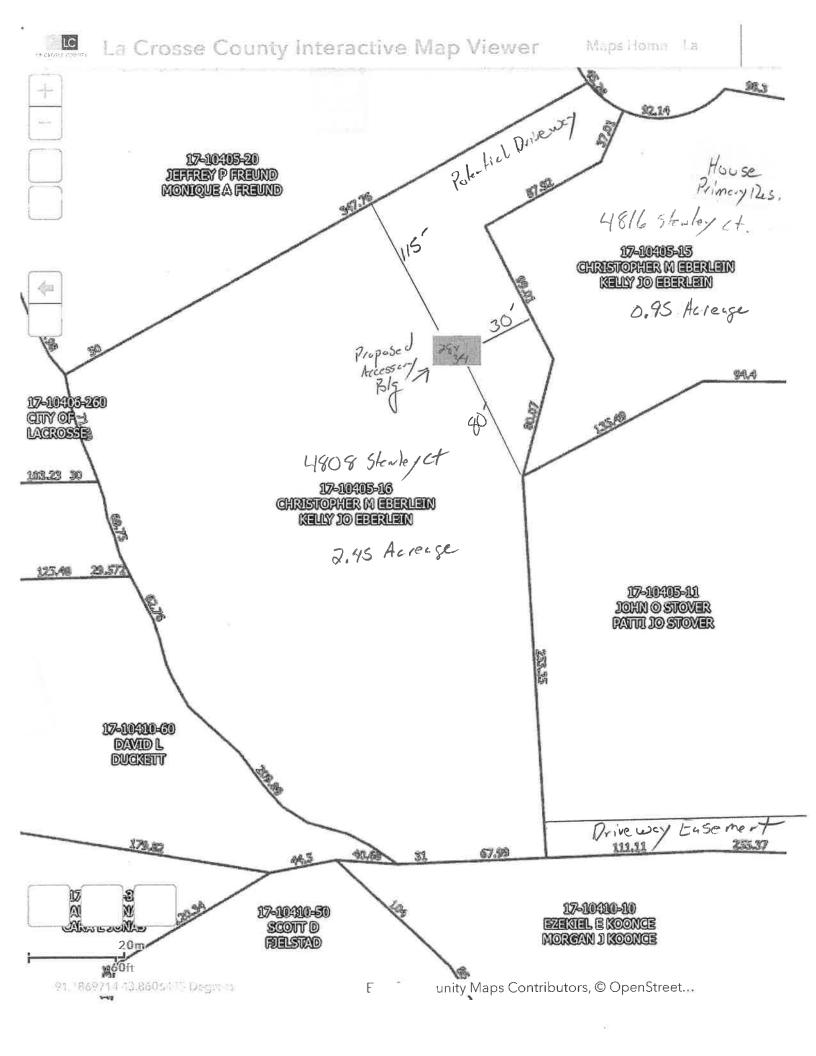
ArcGIS Web Map

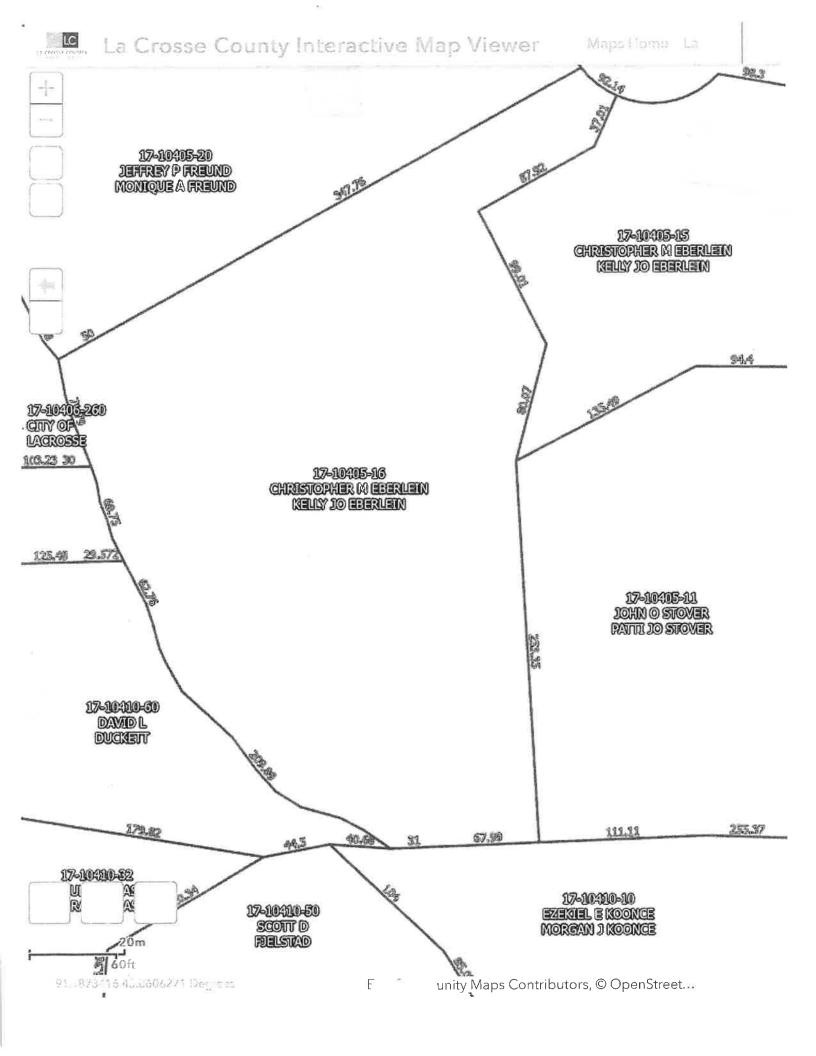


La Crosse County

Tax Parcels

TaxParcelArcs







1803299 LACROSSE COUNTY

REGISTER OF DEEDS ROBIN L. KADRMAS **CERTIFIED SURVEY MAP** LOCATION: LOT 2 AND PART OF LOT 1, C.S.M. #138, VOL. 7, RECORDED ON DOC. #1174707, LOCATED IN PART OF THE 12/19/2022 03:31 PM NW 1/4-SW 1/4, SECTION 14, T.16N., R.7W., PAGE COUNT: 2 PAGE: 185 CITY OF LA CROSSE, LA CROSSE COUNTY, WI VOLUME: 19 PREPARED AT THE DIRECTION OF: OWNER: **NORTH CHRISTOPHER & KELLY JO EBERLEIN 4816 STANLEY COURT** LEGEND LA CROSSE, WI 54603 = EXISTING SECTION CORNER MONUMENT AS NOTED BEARINGS ARE REFERENCED TO THE RECORDED BEARINGS ON C.S.M. #138, VOL. 7, DOC. #1174707 - THE SOUTH RIGHT OF WAY OF STANLEY COURT O = 3/4" X 24" IRON BAR SET WEIGHING 1.50 LBS. PER LIN. FT. (RECORDED AS N 80°08'00" W) = 1" I.P. FOUND UNLESS NOTED LOT 4 LOT 5 3/4" A STANDARD OF THE OWNER OF THE OWNER OF THE OWNER OF THE OWNER OWN SCALE 1"=100" 50 100 OT 3 LOT 6 1-1/4" IB STANLEY COURT 1-1/4" LOT 2 B N 80°08'00" W OWNED BY OTHERS 33 98.30 HOUSE 560°50'49"W 101 37.01 5°32'46" 178.25' LOT 3 N 27°22'37" W 99.01 CERTIFIED SURVEY MAP. LOT 4 #138, VOL. 7, DOC. #1174707 LOT 62.7 41,229 SQ. FT. 66' CERTIFIED S URVEY MAP EAST 33 140.00 DOC. #1174707 #138, VOL. 7, 33' 7.7/4. DRAINAGE EASEMENT S 89°31'23" E (WIDTH VARIES) 94.40 EASTBROOK LOT 5 106,688 SQ. FT. N 00°04'20" \ 301.37' LOT CERTIFIED SURVEY MAP VOL. 7, DOC. #1174707 #138, DRIVE ٤ĺ N 3°42'57" W 253.35 25' WIDE ACCESS EASEMENT AREA RECORDED IN W.D. DOC. #1234567 25 VALLEY 25' WIDE ACCESS EASEMENT AREA UNPLATTED LAND OWNED BY OTHERS S 87°33'45" W. N 88°32'42" W N 87°33'45" E NAT 255.37

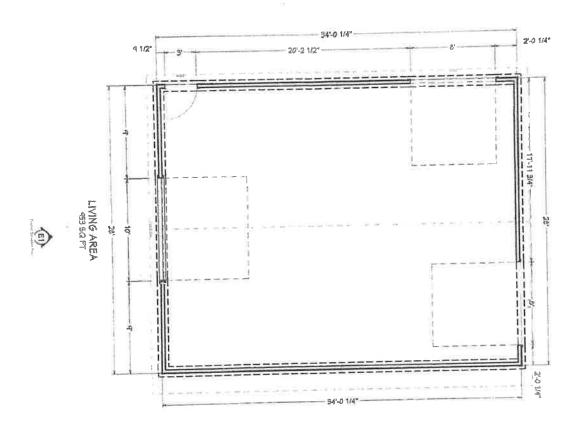
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67.99

2x4x10' walls 6/12 roof 3/12 vaulted ceiling 24" eve overhang 12" rake overhang



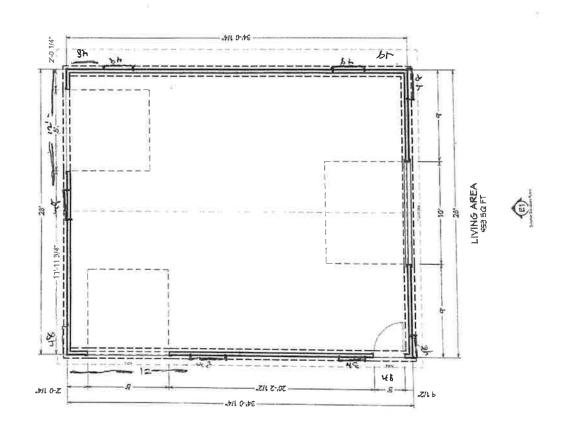






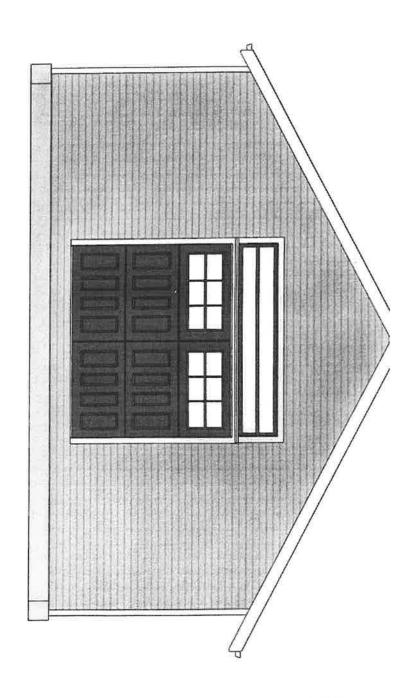


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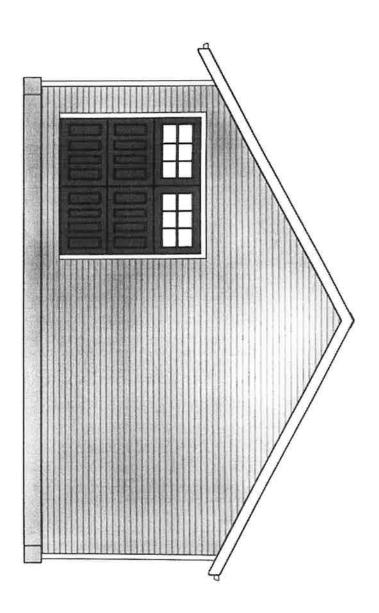








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	Front Rear Left Right	7.37 7.37 6.07 6.07	height 1.00 1.00 1.00 1.00	7.37 6.07	8.00 8.00 8.00	1.00 1.00 1.00
All Henders 2 Dly 13/4 X1178' L	_vL		Angle views of version			

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