Agenda Item 26-0512 (Tim Acklin)

AN ORDINANCE to amend Subsection 115-110 of the Code of Ordinances of the City of La Crosse by transferring certain property from the Washburn Residential District to the Special Multiple Dwelling District, allowing an additional unit to be added to the building at 802 7th Street S.

General Location

Council District 9 in the Washburn Neighborhood Association. Located at the SE corner of the intersection of 7th Street S and Winnebago St as depicted on attached Map PC26-0512. The property is surrounded by residential to the north, west, and south, and Viterbo University to the east.

Background Information.

The applicant is requesting to rezone the property to allow for an additional unit to be created. Currently, the building has nine (9) residential units. The applicant would like to redesign the basement unit into two smaller units, increasing the total number to ten (10). No additional increase to the building footprint will occur.

Recommendation of Other Boards and Commissions

N/A

Consistency with Adopted Comprehensive Plan

A 10-unit multi-family building is considered medium-density residential in the Land Use Element of the Comprehensive Plan. This is a desirable use in the Washburn Neighborhood.

Staff Recommendation

This item is recommended for approval.

Routing J&A 6.02.26

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
- EA - EXCLUSIVE AG
- City Limits
- SUBJECT PROPERTY

N W E S

0 37.5 75 150 Feet

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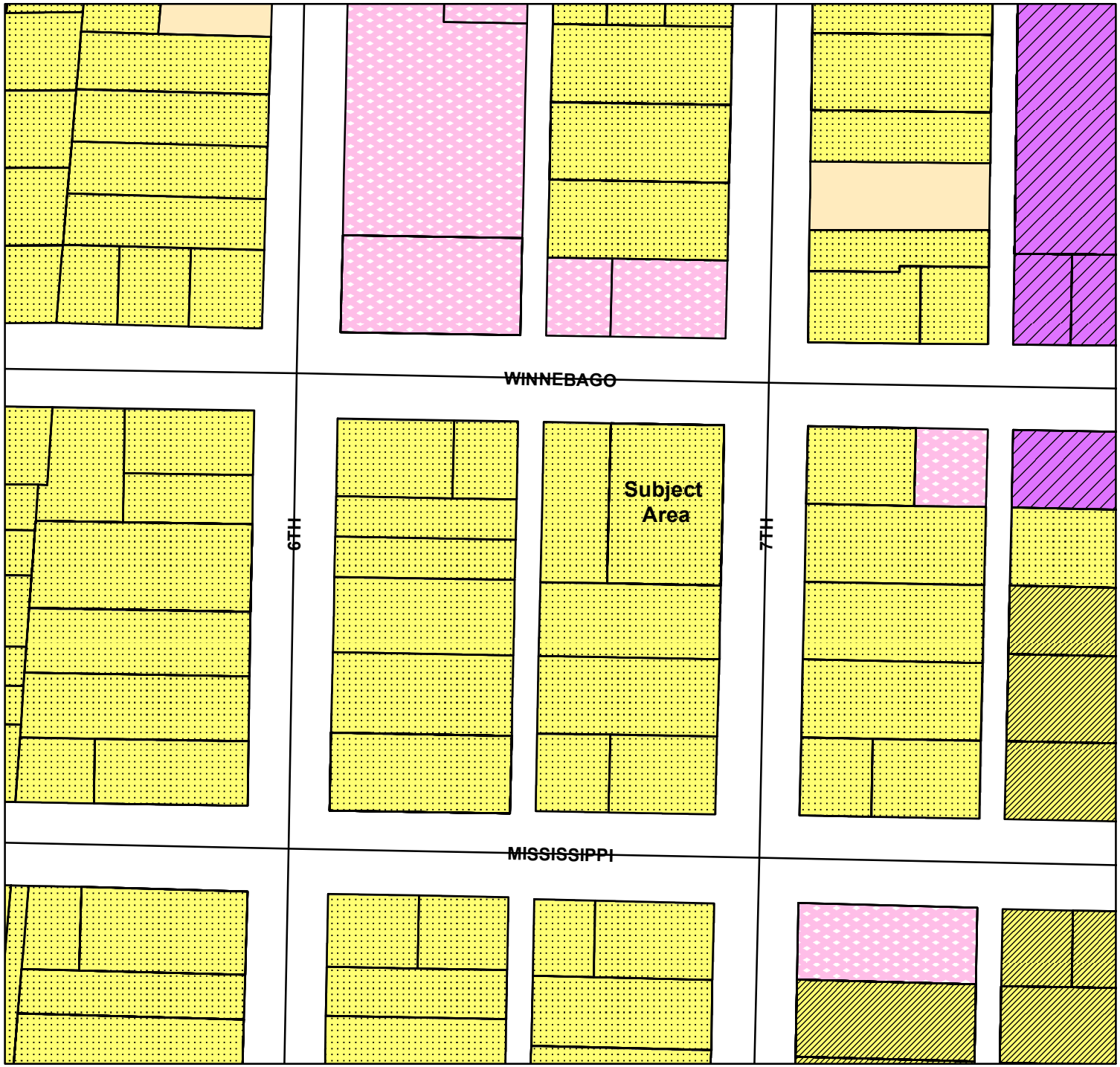
PC 26-0512



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0 50 100 200 Feet

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