



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: August 5, 2020
Re: Request to modify house plans for 1121 Avon St

Habitat is requesting to modify both the exterior and the floor plan for 1121 Avon St. This property was purchased with City Wide Replacement Housing and was sold to Habitat for Humanity of La Crosse in March of 2020. Habitat used Western Technical College to develop their concept plans as their architect was unavailable when they submitted their offer to purchase. The original floor plan was 3 bedrooms and 1 ½ baths and the revised floor plan is 3 bedrooms and 2 baths. The exterior of the original had two gable ends, the plan did not meet a specific historical style but mostly resembled a Bungalow. The revised plans are a Prairie Style w/ a hip roof.

Suggested Modifications: Add grids in the top sash of the windows on the front façade and to the side light. Increase the depth of the front porch. Can you add more interior storage?

Optional Modification: Increase the width of the hallway by increasing the width of the house plans. The side yard requirement for the parcel is 6ft on each side. They currently have 10.6 and 9.6. Could this help with interior storage?

VACANT, PLANNING & DEVELOPMENT DIRECTOR
ANDREA TRANE, ECONOMIC DEVELOPMENT PLANNER
TIM ACKLIN, SENIOR PLANNER
LEWIS KUHLMAN, ENVIRONMENTAL SUSTAINABILITY PLANNER
JACK ZABROWSKI, ASSOCIATE PLANNER

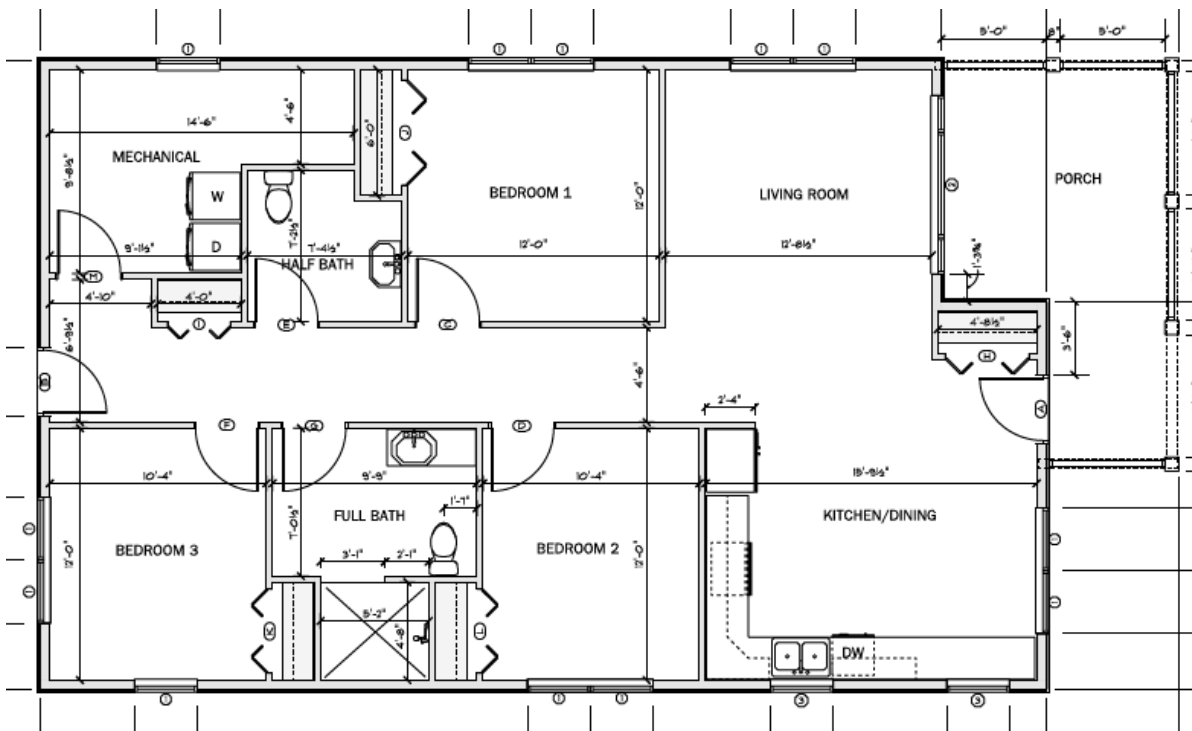
CAROLINE GREGERSON, COMMUNITY DEVELOPMENT ADMINISTRATOR
KEVIN CLEMENTS, HOUSING SPECIALIST
KEVIN CONROY, HOUSING SPECIALIST
DAWN REINHART, NEIGHBORHOOD HOUSING DEVELOPMENT ASSOCIATE
TARA FITZGERALD, PROGRAM COORDINATOR

PLANNING AND DEVELOPMENT

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

Original Plan:

3 BEDROOM 1-1/2 BATHROOM



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

Architectural elevation drawing of a house. The drawing includes the following elements and labels:

- Roof:** A gabled roof with a pitch of 12/4, indicated by a triangle with a vertical side of 12 and a horizontal side of 4. The roof is labeled "ASHALT SHINGLES".
- Eave:** The roof overhang is labeled "2'-6\"".
- Siding:** The main walls are labeled "SMART BD. SIDING (3' LAP AND 6' LAP) AND TRIM".
- Color:** Two color codes are indicated: "COLOR 2" for the main siding and "COLOR 3" for the trim.
- Trim:** The trim is labeled "1X4 TRIM".
- Design Features:**
 - "DESIGN FEATURE #1" points to the front porch railing.
 - "DESIGN FEATURE #2" points to the front door.
 - "DESIGN FEATURE #3" points to the horizontal siding on the right side of the house.
- Windows:** A set of windows is labeled "SINGLE HUNG WINDOWS, TYP.".

