



City of La Crosse, Wisconsin

City Hall
400 La Crosse Street
La Crosse, WI 54601

Meeting Minutes - Final

City Plan Commission

Monday, June 1, 2020

4:00 PM

Council Chambers

In an effort to keep members of the public, City staff and Council Members as safe as possible from the spread of COVID-19, the City Plan Commission meeting will be conducted through video conferencing.

The meetings can be accessed through the following link:

<https://stream.lifefizecloud.com/extension/3286075/0c19151b-3006-4d33-af75-c1d452407a87>

Call to Order

The meeting was called to order at 4:00pm.

Present: 8 - Randy Turtenwald, James Cherf, Tim Kabat, Scott Neumeister, Chris Kahlow, Elaine Yager, Paul Schoenfeld, Cassandra Woodward

Excused: 1 - Paul Medinger

Approval of Minutes

1. Approval of May 18, 2020 Meeting Minutes.

Chris Kahlow moved to approve the minutes. James Cherf seconded. The motion passed 7-0 by voice vote.

Agenda Items:

2. [20-0253](#) AN AMENDED ORDINANCE to amend Subsection 115-110 of the Code of Ordinances of the City of La Crosse transferring certain property from the Local Business, Light Industrial and Heavy Industrial Districts to the Planned Development District - Specific at 1407/1501 and 1514 St. Andrew Street, 528 Loomis Street and Island Street property.

James Cherf abstained from this item. Jason Gilman provided an update to the Commission. Mayor Kabat asked if the information related to this item that was received today is part of the approval and conditions. Jason Gilman stated that it was.

Commissioner Paul Medinger joined the meeting at 4:09pm.

Scott Neumeister moved to approve as submitted. Chris Kahlow seconded. The motion passed 7-0 by voice vote. James Cherf abstained.

3. [20-0551](#) AN ORDINANCE to amend Subsection 115-110 of the Code of Ordinances of the City of La Crosse transferring certain property from the Residence District to the Commercial Industrial District allowing a family historical museum and

monument at 303 Rose Street.

James Cherf moved to not adopt and withdraw this item. Chris Kahlow seconded. The motion passed 8-0.

4. [20-0450](#) AN ORDINANCE to amend Subsection 115-110 of the Code of Ordinances of the City of La Crosse transferring certain property from the Local Business District to the Multi-Family District allowing multi-family development at 207-213 Rose Street.
- Andrea Schnick provided an update to the Commission. The owner stated that the project would be approximately 10-12 units with a mix of 1-2 bedrooms. Elaine Yager moved to approve. James Cherf seconded. The motion passed 5-3 by voice vote. Neumeister, Kahlow, Kabat voting NO.**
5. [20-0637](#) AN ORDINANCE to amend Subsection 115-110 of the Code of Ordinances of the City of La Crosse transferring certain property from the Single Family District to the Residence District allowing duplex at 1940 State Road.
- Jack Zabrowski provided an overview of the item to the Commission. Chris Kahlow asked if there was a guarantee that the property would be owner-occupied. Jack stated that the owner stated that they would live in one of the units and rent out the other. Scott Neumeister moved to approve with the condition that they provide adequate parking. Cassandra Woodward seconded. The motion passed 5-3 by voice vote. Cherf, Kahlow, Turtenwald voting NO.**
6. [20-0716](#) AN ORDINANCE to amend Subsection 115-110 of the Code of Ordinances of the City of La Crosse transferring certain property from the Public/Semi-Public District and Agricultural to the Single Family District allowing single family homes at 5215 and 5235 Creekside Place.
- Mayor Kabat stated that Items #6, #9, & #10 were all related and suggested that they all be taken up and discussed together. Andrea Schnick provided an overview of the items to the Commission. Chris Kahlow moved to approve. James Cherf seconded. The motion passed 8-0 by voice vote.**
7. [20-0638](#) AN ORDINANCE to amend Subsection 115-110 of the Code of Ordinances of the City of La Crosse transferring certain property from the Traditional Neighborhood District - General to the Traditional Neighborhood District - Specific allowing addition to building at 1514-1516 Market Street.
- James Cherf abstained from this item. Tim Acklin provided an overview of the item. Randy Turtenwald asked if all of the uses stated in the application have the same parking requirements. Tim stated they did. Scott Neumeister moved to approve per staff recommendation of the two requested waivers and the list of approved business uses as stated in their application. Chris Kahlow seconded. The motion passed 7-0 by voice vote. James Cherf abstained.**
8. [20-0694](#) Resolution declaring certain property located at Enterprise Ave. (parcel #17-10251-171) as surplus property.
- Andrea Schnick provided an overview of the item. Chris Kahlow moved to approve. Elaine Yager seconded. The motion passed 8-0 by voice vote.**
9. [20-0709](#) Resolution approving sale of City owned surplus property on Creekside Place

to Sam Morris and Jennifer Schmaltz.

Chris Kahlow moved to approve. James Cherf seconded. The motion passed 8-0 by voice vote.

10. [20-0733](#)

Resolution approving Certified Survey Map - All of Lot 1 and Outlot 1 of Certified Survey Map Volume 9, Page 20, Located in the NW 1/4 of the SW 1/4 of Section 23, Township 14 North, Range 7 West, City of La Crosse, La Crosse County, Wisconsin, and request to waive requirement of plat.

Chris Kahlow moved to approve. James Cherf seconded. The motion passed 8-0 by voice vote.

Adjournment

Notice is further given that members of other governmental bodies may be present at the above scheduled meeting to gather information about a subject over which they have decision-making responsibility.

NOTICE TO PERSONS WITH A DISABILITY

Requests from persons with a disability who need assistance to participate in this meeting should call the City Clerk's office at (608) 789-7510 or send an email to ADAcityclerk@cityoflacrosse.org, with as much advance notice as possible.