United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form.* If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions.

1. Name of Property

Historic name: HSR Building
Other names/site number: Arenco Office Building
Name of related multiple property listing**:** n/a

(Enter "N/A" if property is not part of a multiple property listing):

2. Location

Street & number: 100 Milwaukee Street
City or town: La Crosse State: WI County: La Crosse
Not For Publication: ☐ Vicinity: ☐

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended,

I hereby certify that this ☒ nomination ☐ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.

In my opinion, the property ☒ meets ☐ does not meet the National Register Criteria. I recommend that this property be considered significant at the following

level(s) of significance: ☐**National** ☐**Statewide** ☒**Local**

Applicable National Register Criteria ☐**A** ☐**B** ☒**C** ☐**D**

Signature of certifying official/Title: **Date** Tricia Canaday, Wisconsin State Historic Preservation Officer
State or Federal agency/bureau or Tribal Government
In my opinion, the property ☐meets ☐ does not meet the National Register criteria.
Signature of commenting official: **Date**
Title: **State or Federal agency/bureau or Tribal Government**

4. National Park Service Certification

I hereby certify that this property is:

☐ Entered in the National Register

☐ Determined eligible for the National Register

☐ Determined not eligible for the National Register

☐ Removed from the National Register

☐ Other (explain:) _____

_____

Signature of the Keeper Date of Action

5. Classification

Ownership of Property
(Check as many boxes as apply.)

Private:	☒
Public – Local	☐
Public – State	☐
Public – Federal	☐

Category of Property
(Check only **one** box.)

Building(s)	☒
District	☐
Site	☐
Structure	☐
Object	☐

Number of Resources within Property
(Do not include previously listed resources in the county)

Contributing	Noncontributing	
1	0	Buildings
0	0	Sites
0	0	Structures
1	0	Objects
2	0	Total

Number of contributing resources previously listed in the National Register 0

6. Function or Use

Historic Functions	Current Functions
COMMERCE / professional	COMMERCE / professional

7. Description

Architectural Classification

MODERN MOVEMENT

Materials: (enter categories from instructions.)
Principal exterior materials of the property: walls: EARTH; CONCRETE
foundation: CONCRETE; roof: ASPHALT

Narrative Description

Summary Paragraph

The HSR Building is located approximately one mile north of downtown La Crosse. The one-story office building has sloped earthen berms, heavily-textured exposed concrete retaining walls, and a flat roof with deep overhangs, making it an excellent – as well as the only known local – example of an Earth Shelter-style building. The building was designed in two phases in 1972 and 1977 by HSR and Associates, Inc., an architecture and engineering firm that has used the building as their own headquarters from the time of its construction to the present. The HSR Building retains historic integrity of the character-defining features that make it an excellent example of an earth shelter building.

Setting

The HSR Building is located at the southeast corner of Milwaukee Street and Buchner Place in an industrial and office park west of US Highway 53 (Copeland Avenue). A large paved parking lot is located south of the building and is accessed by a driveway running along the east edge of the lot and a small circular entry drive at the southwest corner of the lot. The lots around the

HSR Building are large and contain buildings with similar large setbacks and similar construction dates from the early and mid-1970s. A two-story apartment building is located directly east of the HSR Building, with a similar three-story apartment building to the north, on the opposite side of Buchner Place. Diagonally across the intersection is the one-story office of an industrial manufacturer, and on the opposite side of Milwaukee Street, to the west, is a one-story small office building. The area south of the HSR Building contains large industrial buildings with large parking and loading areas.

Exterior

A six-foot-high sloping earthen berm surrounds the building. In the center of each elevation, sloping concrete retaining walls project from the building and interrupt the berm, creating bays in which the full height of the building wall is exposed. These bays contain full-height windows on the north and south and entry vestibules on the east and west. The concrete retaining walls have a sandblasted finish; in silhouette, their outer edges taper inward as they rise. Above the berm, a three-foot-tall ribbon of clerestory windows runs in a continuous band around the entire building. The windows consist of fixed lights in anodized aluminum frames with thin rectangular profiles. Above the clerestory band is a flat roof with dramatic six-foot-deep overhangs. The roof structure is three feet six inches deep, and the outer fascia of the overhang is clad in anodized aluminum vertical panels arranged in overlapping horizontal bands. The current cladding was installed around 1995 and replaced the badly deteriorated original fascia material of cedar plywood with vertical grooves.

The building was constructed in two phases, both with identical materials and architectural details. The earlier portion was constructed in 1972 and was square in plan, measuring 91 feet on each side. Five years later an additional section, measuring 35 feet deep by 112 feet long, was added to the south of the existing building, creating the current upside-down T-shaped plan. The addition is approximately ten feet wider than the earlier portion on the east and west, and its east and west end walls consist of full-height, 10 inch-thick windowless concrete walls that contrast with the earth berm exterior of the rest of the building. These concrete walls, like the retaining walls, have a sandblasted finish and have a trapezoidal silhouette. When the building was expanded in 1977, the existing south exterior walls were kept in place and remain intact as space-dividing walls in the interior.

The west (primary, Milwaukee Street) elevation consists of the original 1972 northern portion of the building at the left, and the 1977 addition at the south (right). The majority of the 1972 portion consists of the earth berm, capped by the continuous band of clerestory windows and the wide roof fascia. The main entrance is located in the center of the west elevation and is flanked by concrete retaining walls. The entrance consists of a projecting vestibule with aluminum-framed window walls and doors. The vestibule forms an air lock, with similar aluminum window walls on the interior. The west (exterior) wall of the vestibule originally contained a solid wood entry door flanked by solid wood panels; these wood panels were replaced with the current window wall configuration around 1995. The south end of the west elevation consists of the blank concrete end wall of the 1977 addition.

The south elevation is symmetrical. The elevation is bookended by the tapering concrete walls. In the center of the elevation is a 20-foot-wide bay containing four full-height windows flanked by concrete retaining walls. On either side of the center bay are similar berms, clerestory window band, and roof fascia.

The east elevation is similar to the west elevation and consists of the blank concrete end wall of the 1977 addition at the south; and the bermed 1972 portion with a center entryway. The earthen berm does not extend all the way to the south on this elevation. Rather, a concrete retaining wall located at the northeast corner of the 1977 addition creates a small paved service entrance. In the center of the 1972 portion of the east elevation is a similar entry vestibule to the west elevation. This vestibule contains a projecting east wall consisting of an aluminum-framed glass door flanked by solid panels clad in wide cypress clapboards. The other walls of the entry vestibule are aluminum-framed glass window walls.

The north (Buchner Place) elevation is symmetrical. Like the south elevation, it has a central bay with full-height windows and a glass exit door flanked by concrete retaining walls with earthen berms on either side. The continuous clerestory band and the wide roof fascia run across the top of the full elevation.

Interior

The interior of the HSR Building consists of a central core, containing restrooms, a kitchen area, and a conference room, surrounded by open office space. The character-defining features of the interior include the original exposed concrete walls, the continuous band of clerestory windows, and the arrangement of the service core surrounded by open floor area, a concept often referred to as “universal space.”

The structural concrete walls that form the perimeter of the building are left exposed on the interior and have a sandblasted finish. These walls are approximately six feet tall. Two freestanding concrete walls, L-shaped in plan, are also located near the southern end of the interior; these walls were part of the 1972 section of the building and were retained when the building was expanded in 1977. The perimeter concrete walls are topped with a continuous band of aluminum-framed fixed-light clerestory windows. The current windows (which are double paned and have better energy efficiency) were installed in the early 2000s and replicate the size, rhythm, and frame profile of the originals. The top of the clerestory band aligns precisely with the plane of the ceiling. The ceiling is clad in panelized acoustical tiles with a combination of recessed small round can lights and larger troffer lights. The current acoustical tile ceiling and lights were installed in the early 2000s and replicate the materials and proportions of the original suspended ceiling and lighting.

The service core of the building is located at the center of the original 1972 portion of the building. The full-height walls of the service core are clad in a combination of drywall and opaque glass panels. The arrangement of spaces within the service core were modified slightly in the early 2000s. In the west part of the service core is a large conference room that was created out of two smaller spaces. The center part of the core is open and contains a large walk-through kitchen area lined with counters, cabinetry, and storage. The east part of the core contains men’s

and women's restrooms that are accessed through a small entry lobby at the east. The restrooms were originally located in this area in 1972 but opened into the center kitchen area. The restrooms were enlarged in the early 2000s and the entrance was moved to the east.

The majority of the floor space around the central core consists of open offices with shoulder-height cubicle partitions. The interior of the building does not contain any structural columns, creating a flexible and open space. Often associated with modernist architect Mies van der Rohe, this concept of "universal space" emphasized the removal of fixed partitions and structural elements in order to create interiors that could be adapted to changing needs and uses. Since there are no full-height interior partitions, all wiring (electrical, telephone, internet, etc.) is located above the suspended ceiling and then routed down to floor level through a series of brushed aluminum thin columns that are located throughout the open floor plan. Two enclosed rooms are located at the southwest and southeast corners of the building. The southwest room originally contained an enclosed office for Roger Roslansky, the design director of HSR from 1968 until his retirement in 1998. The southeast room originally contained blueprinting equipment and currently contains a large plotter and other supplies.

Landscape

A prominent concrete sign is located along the sidewalk at the west (primary) entrance to the building. The sign consists of a low concrete wall with the firm's stylized "HSR" logo stamped into the concrete and highlighted with red paint at the north end of the wall. The sign dates to 1972, the same year as the construction of the first portion of the building. The earthen berms form the primary landscape elements around the building. The berms consist of mowed lawn up to the drip line of the roof, and are covered in wood mulch in the section beneath the roof overhang. At the east and west entrance vestibule and at the north and south full-height window bays are small planter beds with ornamental grasses. The remainder of the landscaping consists of mature trees at the northwest corner and along the southwest and east sides. A bioswale with native plants is located on the south side of the property, between the building and the nearby paved parking lot.

Integrity

The HSR Building retains integrity for the majority of the seven aspects. Changes to the building include the in-kind replacement of exterior windows and interior ceiling; modifications to the spaces within the service core; and the replacement of the original roof fascia on the exterior.

The HSR Building retains integrity of location and setting as conveyed through its corner site in its surrounding office park; the location of the original parking lot south of the building; and its character-defining earthen berms with minimal landscaping.

The HSR Building retains integrity of design as conveyed through its rectilinear plan; integrated earthen berms; Brutalist-style exposed facades; and juxtaposition of horizontal and vertical elements on the exterior. The building also conveys its integrity of design on the interior through the unchanged location of its central service core; the universal space of the surrounding office area; and the precise details such as the alignment of windows, ceilings, and concrete wall heights.

The building retains integrity of materials as conveyed through its character-defining earthen berms and exposed concrete retaining walls. On the exterior, the building does not retain integrity of materials on the wide roof soffit, which was originally vertical plywood and was replaced with the current horizontal metal cladding in the early 2000s. The building's original windows also have been replaced, although the current windows match the size, shape, configuration, and frame profile of the originals.

The building retains integrity of workmanship as conveyed through its sandblasted exposed concrete.

The HSR Building retains integrity of both feeling and association as conveyed through its arrangement of interior cubicle partitions; its central core that contains service areas for the surrounding office space; and its continued use as the headquarters of an architecture and engineering professional office.

END OF DESCRIPTION, DO NOT DELETE

8. Statement of Significance

Applicable National Register Criteria
(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

☐ A. Property is associated with events that have made a significant contribution to the broad patterns of our history.

☐ B. Property is associated with the lives of persons significant in our past.

☒ C. Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.

☐ D. Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations
(Mark "x" in all the boxes that apply.)

☐ A. Owned by a religious institution or used for religious purposes

☐ B. Removed from its original location

☐ C. A birthplace or grave

☐ D. A cemetery

☐ E. A reconstructed building, object, or structure

☐ F. A commemorative property

☐ G. Less than 50 years old or achieving significance within the past 50 years

Areas of Significance	Significant Person
ARCHITECTURE	n/a

Period of Significance	Cultural Affiliation
1972-1977	n/a

Significant Dates	Architect/Builder
1972; 1977	Hackner, Schroeder, Roslansky & Associates, Inc., architects

Statement of Significance Summary Paragraph
The HSR Building is being nominated to the National Register under *Criterion C* in the area of Architecture at the local level of significance. With its earthen berms, its narrow clerestory windows, its deeply overhanging roof, and its expressive exposed concrete retaining walls, the HSR Building is an excellent and well-preserved example of an Earth Shelter-style building.

Period of Significance and Justification
The period of significance for the HSR Building is 1972 to 1977, coinciding with the first and second phases of construction of the building.

Criteria Consideration
n/a

Narrative Statement of Significance

The HSR Building is being nominated to the National Register as an outstanding example of an earth shelter building. Brief historic contexts follow for the City of La Crosse; a history of the subject property; a discussion of earth sheltered construction; and a brief biography of the architectural designers of the building.

Historic Context

Present-day La Crosse is located in western Wisconsin, on a prairie flanked by tall bluffs at the confluence of the Mississippi and Black Rivers. The Ho-Chunk, Ojibwe, and Sioux used the area as a meeting place and location for trade for centuries. When European fur traders and missionaries began moving into the Upper Midwest in the nineteenth century, the area became a popular location for fur traders, and a trading post was established in 1841 in a log building. In 1843, the post was moved to the site of present-day downtown and renamed "La Crosse" after the name of the field sport that Native Americans had played in the area.[1]

Within a decade, the settlement began to see rapid growth. The surrounding prairie proved to be excellent farmland, and the geographical advantage of the high banks of the Mississippi River made the location an excellent dock for river traffic and steamboats as well as being immune to flooding. River trade spurred on economic growth, and the population increased from 573 inhabitants in 1853 to 3,860 people in 1860.[2] The Chicago, Milwaukee, and St. Paul Railroad reached La Crosse in 1858 and offered larger markets for the city's industries of lumber and grain milling and brewing.[3]

The 1860s and 1870s saw the establishment in the city of large industries, railway lines, banks, local government, and an economy based on transportation and access to a large river port. Because of its river connection to the pineries of northern Wisconsin, La Crosse developed into a lumber boom town, with thirty-three mills located along the Mississippi and Black Rivers. Lumbering helped propel La Crosse into the second largest city in Wisconsin by 1880, with just over 25,000 inhabitants.

As La Crosse prospered, the city grew outwards from its location along the Mississippi River. Large residential neighborhoods were developed east of downtown, on a flat area between the Mississippi and the bluffs to the east.[4] The 1890s saw a decline in growth due to the end of the lumber industry and a nationwide economic recession, and by the 1910s and 1920s, the economy of the city had completely changed, with the lack of both lumber mills and the end of widespread river traffic. Infrastructure such as paved streets, municipal electricity, deep wells and water works, a public health department and hospitals, large public schools, zoning laws, and a park system were all introduced by 1913.

[1] Albert Sanford and H. J. Hirschheimer, *A History of La Crosse, Wisconsin, 1841-1900* (La Crosse: La Crosse County Historical Society, 1951).
[2] Susan Hessel and Gayda Hollnagel, *A History of La Crosse, Wisconsin in the Twentieth Century*, (La Crosse: La Crosse Historical Society, 2007); Joan Rausch and Richard Zeitlin, *City of La Crosse Intensive Architectural/Historical Survey Report* (La Crosse: City of La Crosse Department of City Planning, 1984).
[3] Rausch and Zeitlin, 17-20.
[4] Rausch and Zeitlin, 20-23.

The population of La Crosse reached 30,421 people in 1920.[5] The 1920s saw a renewed growth in the city's economy and in residential home construction, due in no small part to increased enrollments at the La Crosse Normal School (the present-day University of Wisconsin-La Crosse), the Wisconsin Business College, and the La Crosse Vocational School.[6] Other early 20th-century industries and businesses included implement and carriage manufacturing, button production, rubber boot and shoe production, and beer (and malt and soda products during Prohibition). By the early 1950s, several of La Crosse's larger industries were shuttered. The loss of these industries, along with a catastrophic flood of the Mississippi River in 1965, impacted the historic downtown industrial and business district, along with residential neighborhoods on French Island and the north side of the city. These events served as a catalyst for a series of federally-funded urban renewal projects in the 1960s and 1970s. In turn, the demolition of the city's nineteenth century courthouse, city hall, library, and post office under urban renewal inspired a historic preservation movement to preserve the remaining portions of La Crosse's historic downtown.[7]

The HSR Building (subject of this nomination) is located in an industrial park that was developed following World War II. The city of La Crosse is geographically divided into a north side and a south side by the La Crosse River and its surrounding marshes. Historically, Copeland Avenue (Highway 53) was a causeway that ran across the open marshes between downtown and the north part of the city. Beginning in the 1920s, city and business leaders began considering the possibility of filling in the wetland areas to create industrial spaces. A 1938 proposal to dredge and fill the marshes was rejected by the Public Works Administration, and a 1946 reclamation and floor control plan by a Chicago engineering firm was voted down by the City Council.[8] The following year, a private developer began dredging and "reclaiming" the area along Copeland Avenue. Max Bemel, the owner of an automobile and metal scrap yard, eventually created a new development area of approximately ten city blocks on the west side of the causeway, along with a frontage strip on the east side of the causeway.[9] Bemel also constructed the first building in the

[5] Laura Godden and Paul Beck. *La Crosse, Postcard and History Series,* (Charleston, SC: Arcadia Publishing, 2015); Joan Rausch and Richard Zeitlin, *Historic La Crosse: Architectural and Historic Record: A Summary of an Intensive Survey Report,* (La Crosse: Architectural Researches, Inc. and Historic Resources, Inc., 1984); La Crosse Historical Society, *La Crosse, Wisconsin (Images of America Series),* (Charleston, SC: Arcadia Publishing, 1999).
[6] Rausch and Zeitlin, 21-24.
[7] Rausch and Zeitlin, 311-313; "Footsteps of La Crosse: Early 20th-Century Industry," La Crosse Public Library Archives.
[8] "Another Flood Year? Remedies Since 1952 Face Test Next Month," *La Crosse Tribune*, March 21, 1965, p. 6; "La Crosse River Marsh: History of an Urban Wetland," La Crosse Public Library Archives, [undated], accessed from https://archives.lacrosselibrary.org/local-history/la-crosse-river-marsh/city-s-comprehensive-plan/.
[9] "Dredge Removing Black River Sand To Fill Causeway Marsh," *La Crosse Tribune*, June 15, 1947, p. 4.

new development: a Piggly Wiggly grocery store at 65 Copeland Avenue, completed in October 1948 and designed by local architects Boyum, Schubert, and Sorensen.[10]

Additional new retail and industrial buildings went up along the causeway in the next few years, and in 1950, the western part of the industrial park was officially ready for development after the installation of sewer mains.[11] By 1967, the *La Crosse Tribune* could report "No Building Sites Left: Businessmen Optimistic Along City's Causeway,"[12] and a handful of industries had relocated to the western section of the industrial park along Causeway Boulevard and Kraft Street. In the early 1970s, the character of the northern part of the industrial park began changing as a residential developer successfully rezoned several sites for apartment buildings along Buchner Place. Around the same time, two professional office buildings were built at the intersection of Buchner Place and Milwaukee Street: an accounting office at 99 Milwaukee Street, designed by architects Hackner, Schroeder, Roslansky and Associates (HSR); and HSR's own new headquarters at 100 Milwaukee Street, the subject building of this nomination.

*Hackner, Schroeder, Roslansky and Associates, architect*s

The firm of Hackner, Schroeder, Roslansky and Associates was founded by Robert Hackner (1921-2016), who earned degrees in architecture from Notre Dame in 1942 and the University of Pennsylvania in 1948. Hackner returned to La Crosse and worked for architects Boyum, Schubert, and Sorensen before becoming licensed and opening his own office in 1953.[13] Hackner's family had religious connections: his grandfather, Egid, founded the eponymous E. Hackner Altar Company, a prominent regional producer of church furnishings that was later run by Robert's father. Perhaps as a result of family connections, Robert Hackner's first independent architectural commission was for Newman Catholic High School in Wausau, WI, built between 1954 and 1956.[14] Another Catholic commission soon followed, for Pacelli High School in Stevens Point, also completed in 1956.

The same year the Catholic high schools were completed, Hackner went into partnership with Harry Schroeder. Schroeder (1924-2009) was born in Racine and had studied at the University of Wisconsin-Madison and Rice University, earning degrees in 1948 and 1952, respectively.[15] The newly-formed firm of Hacker, Schroeder & Associates, Inc. opened an office with five employees in the Rivoli Building in downtown La Crosse.

[10] "Piggly Wiggly Building Store In Bemel's Industrial Addition," *La Crosse Tribune*, July 11, 1948, p. 11. Max Bemel was also working concurrently with the same architects (Schubert, Boyum & Sorensen) on the design and construction of the Congregation Sons of Israel synagogue at 1820 Main Street (AHI 33259). Bemel was the congregation president as well as the head of the building committee and is widely credited with having been primarily responsible for the fundraising and construction of the new synagogue. Congregation Sons of Israel was designed in 1947 and completed in 1948, so it seems likely that Bemel returned to Schubert, Boyum & Sorensen for the new Piggly Wiggly store while the synagogue construction project was already underway.
[11] "Causeway Development Grows With $100,000 In Additions," *La Crosse Tribune*, Jan. 2, 1950, p. 9.
[12] Apr. 29, 1967, p. 4.
[13] George S. Koyl, ed., *American Architects Directory*, 2nd ed., (New York: R.R. Bowker Company, 1962), p. 275; Reid Magney, "Architecture Firm Celebrates 50th Anniversary," *La Crosse Tribune*, Oct. 22, 2006, p. H-1
[14] Charish Badzinski, "Exploring the E. Hackner Altar Company Legacy in La Crosse and Beyond," *Past Present & Future*, (La Crosse Historical Society), vol. 45, no. 1, March 2024; "The History of Newman Catholic Schools," accessed from: https://www.newmancatholicschools.com/about-ncs/history.
[15] Koyl, 624.

The firm's first major commission in La Crosse was for the Schuh Homes (1305 St. James St.), the first public housing complex built in the city and constructed between 1958 and 1959. The success of the project led to several other public housing developments in La Crosse as well: Stoffel Court (333 7th St. S., built 1964); Stokke Tower (421 6th St. S., built 1968); Mullen Homes (1305 St. James St., built 1968); and Sauber Manor (1033 Liberty St., built 1971).[16] In the early 1960s, the firm also completed out-of-town work including new elementary schools and a new high school in Sparta; a new school and an addition to St. Gabriel's Catholic Church in Prairie du Chien; and an addition to the Oneida County federal building in Rhinelander.[17]

Throughout the 1950s and early 60s, most of the architectural work in La Crosse had gone to Minneapolis firms or to one of two local architectural offices: Boyum, Schubert & Sorensen (Hackner's former employer) or the office of Frank Fuchs.[18] The young firm of Hackner, Schroeder & Associates began to establish themselves as an architectural contender within La Crosse, however, and beginning in the 1960s, the majority of their projects were in their own hometown.

Three of these La Crosse projects were for Catholic organizations: the modernist church of St. Thomas More (inspired by another church of the same name in Chicago, designed by architects Barry & Kay); a new grade school (now known as St. Joseph the Workman Cathedral School); and the New Formalist-style Roncalli Newman Center at the University of Wisconsin-La Crosse.[19] The firm also received the first of several major institutional and government projects when they were chosen to design the new gymnasium at UW-La Crosse, completed in 1964 (now named Mitchell Hall).[20] Other major projects included a $2.2 million addition to the Lutheran Hospital, built between 1963 and 1965.[21]

In 1960, Hackner, Schroeder & Associates began a decade-long series of projects with the county and municipal governments of La Crosse. The city was in the process of envisioning a new civic center to be built as a federal urban renewal project, and Hackner, Schroeder & Associates were selected to design the new county courthouse and safety building.[22] While

[16] Jenny DeRocher, "The La Crosse Housing Authority, 1946-1985," La Crosse Public Library Archives, Aug. 3, 2023, accessed from: https://archives.lacrosselibrary.org/blog/the-la-crosse-housing-authority-1946-1985/.
[17] "Welcome, Students," *La Crosse Tribune*, Sept. 9, 1962, p. 13; "School Board Given $5,000 Trust Fund," *La Crosse Tribune*, Dec. 17, 1963, p. 13.
[18] "Oral History Interview with Robert Hackner" by William Clayton [recorded 1987]. University of Wisconsin-La Crosse Oral History Program. UW-La Crosse Murphy Library Digital Collections. Accessed from: https://digitalcollections.uwlax.edu/jsp/RcWebAudioPlayer.jsp?doc_id=aa172543-df64-469f-9585-15a8bb4e56e4/wlacu000/00000018/00000006.
[19] "Plans For Catholic Grade School OK'd," *La Crosse Tribune*, July 17, 1968, p. 21.
[20] "Revised Plan 'Favorable'" *La Crosse Tribune*, Dec. 19, 1961, p. 1; "Bids Too High, LSC Building Is Delayed," *La Crosse Tribune*, Apr. 26, 1963, p. 1; "Reynolds Signs Contract For LSC Gymnasium," *La Crosse Tribune*, Sept. 18, 1963, p. 1.
[21] "Permit Granted for Lutheran Hospital Work," *La Crosse Tribune*, Apr. 9. 1963
[22] "Preliminary Plan For Civic Center Unveiled: Plan Approved By Commission," *La Crosse Tribune*, May 10, 1961, p. 1; "'Ideas' for Civic Center," *La Crosse Tribune*, May 11, 1961, p. 1.

courthouse planning and construction was underway, the firm was also hired in 1964 by the City of La Crosse to study space requirements for a new city hall building.[23]

The firm of Hackner, Schroeder and Associates was growing and had a large number of projects underway. In 1964, the office hired a draftsman named Roger Roslansky. Roslansky (b. 1934) studied architecture at Iowa State University and graduated in 1961. He worked briefly in Minneapolis before joining Hackner, Schroeder and Associates.[24] Roslansky was recognized as a talented designer. He was quickly named as the chief designer of the ongoing City Hall project, and within a year was promoted to associate in the firm. Roslansky briefly left the firm over personnel differences, but in 1968 Hackner and Schroeder persuaded him to return, making Roslansky a full partner and naming him as design director of Hackner, Schroeder, Roslansky and Associates (HSR).[25]

Running a large architectural firm entails more than just design work, however, and the three partners soon settled into distinct leadership roles. Robert Hackner specialized in business development and was often the "public face" of the firm. Harry Schroeder managed the office and business affairs. And Roger Roslansky worked as the firm's primary architectural designer, overseeing a team of associates and draftsmen.[26]

Roslansky served as chief designer of the La Crosse City Hall, which had progressed from space planning in 1963 to preliminary design by 1966 to final design and construction between 1968 and 1970.[27] Roslansky also designed the *La Crosse Tribune* Building and the new La Crosse Public Library, which, at its completion in 1967, won a national award of merit from the American Institute of Architects, the National Book Committee, and the American Library Association.[28]

By the early 1970s, HSR had projects underway for a residence hall at UW-La Crosse; the La Crosse Municipal Airport; the Wisconsin Rapids City Hall; and apartment buildings in La Crosse and Prairie du Chien.[29] The firm was still located in its same offices in the Rivoli Building downtown, a 1920 Neoclassical building. The firm was steadily growing, and by the end of the decade, it would be the second largest in Wisconsin, with 80 employees.[30] To accommodate the

[23] "New City Hall Cost Estimated At $692,000," *La Crosse Tribune*, March 13, 1964, p. 9.
[24] "Architects Are Named Associates," *La Crosse Tribune*, Oct 23, 1965, p. 8.
[25] Author interview with Kurt Schroeder, Aug. 20, 2025. According to firm lore, management at the firm refused to promote Roslansky, so he quit.
[26] Kurt Schroeder interview.
[27] "Model Shown Of 6-Story City Hall," *La Crosse Tribune*, Aug. 29, 1966, p. 9; "City Hall Plans Approved," *La Crosse Tribune*, Feb. 7, 1967; "City Officials Tour New City Hall," *La Crosse Tribune*, July 31, 1969; "Topping Off City Hall," *La Crosse Tribune*, Sept. 27, 1969; "A Dignified Landmark: Architects Wanted Distinctive Design" *La Crosse Tribune*, July 2, 1970, p. 22.
[28] "National Award of Merit : Architects Hackner, Schroeder & Associates, La Crosse Public Library, La Crosse, Wisconsin." *Wisconsin Architect* 39 (May 1968): 8–11; "Miss Thurow Gets Award For Library," *La Crosse Tribune*, July 7, 1968, p. 5.
[29] "Merit Award: Blackhawk Apartments, Housing for the Elderly, Prairie du Chien." *Wisconsin Architect* 43 (May 1972): 4–12.
[30] Robert Hackner oral history. HSR remains in existence to the present and continues to provide architectural, engineering, and interior design services.

increased number of employees, HSR decided to build its own office that reflected its modern corporate identity.

The HSR Building

Planning for the new building got underway in 1971. As with most projects in large architectural offices, designing a building is a collaborative affair, and a single specific designer of the new HSR building has not been identified. However, the functional spatial arrangement of the interior and the sculptural qualities of the exterior, combined with the symbolic nature of the building as the firm's own headquarters, all suggest that Roger Roslansky (head of design for HSR) was the chief designer of the HSR Building. Roslanky also stamped the final set of construction drawings for the building, which were drafted by Dave Lien.[31] Drawings were complete by December 1971, with minor revisions two months later. Around the same time, the company purchased the building site and construction began later that spring.[32] The building was completed the same year and the company moved from its former location in the Rivoli Building into its new professional offices.

In 1977, five years after its construction, the building was expanded to the south to accommodate a larger office staff. The addition was designed to blend with the existing portion of the building, but used exposed exterior concrete walls on the east and west to differentiate from the earthen berms on all four sides of the 1972 part. The designer of the 1977 expansion has not been identified either; the plans were drafted by "WDE" and the final drawings were stamped by architect Ronald Siggelkow. Following the construction of the addition, HSR continued to occupy the southern portion of the building while the area north of the central core was subdivided and leased as office space to several other companies. By the early 2000s, HSR had resumed occupancy of the entire building. The former subdivided offices in the north half of the building were removed, thereby recreating the open floor plan of the original building. As part of the renovations, HSR also combined two smaller conference rooms into a single large room and redesigned the bathrooms. HSR remains the single sole occupant of the building to the present.

Earth Shelter Architecture

Earth sheltered buildings use earth around, and sometimes over, a structure to moderate temperature changes. There are three types of earth shelter buildings: earth berm, hillside, and underground.[33] The most common occurrence of earth sheltering is an earth berm building, with a berm of earth piled against one or more exterior walls (as at the HSR Building, subject of this nomination.) Structures can also be built into an existing slope or hillside. Roofs may be earth-covered as well, often over precast concrete structural planks. In Wisconsin, fully underground buildings, with atriums or light wells, are rare. Instead, most earth sheltered buildings have at least a portion of the building exposed. The visible elevations of the building often display architectural styles of the era, such as Ranch, Usonian, Neo-Expressionist, or (as at the HSR

[31] "Arenco Office Building, La Crosse, Wisconsin, HSR 71066," dated Dec. 71, rev. Feb. 12, 1972, building plans on file at HSR Associates, Inc. The construction of the building was set up as a different corporate entity, named Arenco, rather than handled directly through the HSR company.

[32] "Property Transfers," *La Crosse Tribune*, Jan. 16, 1972, p 22.

[33] Moreland Associates, 6.

Building) Brutalist, with its chunky concrete walls that contrast with the deep-set band of clerestory windows.[34]

Earth shelter buildings were constructed in Wisconsin between the 1970s and the 1990s. The style remains relatively rare in the state, and a comprehensive survey to identify earth shelter buildings in Wisconsin has yet to be undertaken.

Humans have been building earth sheltered structures for millennia, both for defense and in response to climate conditions. In North America, the Ancestral Pueblo people built underground rooms known as kivas for religious and social uses in the present-day southwestern United States; and in the Great Plains, the Mandan peoples built semi-underground earth lodges with sod walls, a building technique later adopted by nineteenth-century white settlers and immortalized by popular children's author Laura Ingalls Wilder.[35] In the twentieth century, architect Frank Lloyd Wright experimented with earth shelter techniques at Taliesin West in Arizona and at the Jacobs II house in suburban Madison, Wisconsin, but general interest in earth sheltered and underground building did not become widespread until the 1960s.[36]

Scholars have identified two distinct factors that influenced the development of earth sheltered design in the 1960s. Residential interest in building underground was related to the emerging ecological design movement in America, which promoted environmental awareness, ecological conservation, and the preservation of natural landscapes. Such houses were initially called "architecture of little presence," "conservation architecture," or "nonbuildings."[37] At the same time, major cities around the world were beginning to build underground shopping centers and parking structures where urban space was at a premium. In America, architects explored underground designs for similar places, often on university campuses, which either lacked sufficient space to build or were constrained by monumental or landmark buildings and plazas. At Harvard University, for example, the Nathan Marsh Pusey Library was constructed under the landscape of Harvard Yard.[38] In the Midwest, architect David Bennett designed Williamson Hall at the University of Minnesota to house the campus bookstore and the admissions office. Nearly all of the building's 83,000 square feet were placed underground to preserve the views of surrounding 19th- and early-20th-century university buildings.[39]

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[34] Michael Bridgeman, ed., "Earth Shelter," [architectural style guide], Wisconsin State Historic Preservation Office, 2025.
[35] Boyer 4; Duchman 12; MacAlester 130, 132. See also *On the Banks of Plum Creek* (first published in 1937; multiple later editions), the fourth volume of Laura Ingalls Wilder's autobiographical *Little House* series of novels.
[36] Harboe Architects, "Taliesin West Master Plan," Frank Lloyd Wright Foundation, 2015; University of Pennsylvania Stuart Weitzman School of Design, "Historic Structure Report: The Cabaret at Taliesin West," Frank Lloyd Wright Foundation, Spring 2023; Marsha Weisiger et al., "Herbert and Katherine Jacobs House II", Buildings of Wisconsin, Marsha Weisiger and contributors. Charlottesville: University of Virginia Press, 2017, 463-464.
[37] Kenneth Labs, "The Earth-Covered Building Movement: A Perspective," 258, 263. See also, for example, Malcom Wells, "Nowhere to Go but Down," *Progressive Architecture*, February 1965, 174-179.
[38] Labs, 257-258; Maureen Meister, "Harvard Yard Libraries", [Cambridge, Massachusetts], SAH Archipedia, eds. Gabrielle Esperdy and Karen Kingsley, Charlottesville: UVaP, 2012—, http://sah-archipedia.org/buildings/MA-01-HY19.
[39] Duchman, 11; Loretta Hall, "Building Underground With a Light Touch," *Underground Buildings: Architecture and Environment*, 2024, accessed from https://www.subsurfacebuildings.com/BuildingUndergroundwithaLightTouch.html.

During the 1970s, earth sheltered design in the US became closely associated with energy conservation, particularly in the aftermath of the 1973 oil embargo imposed by the Organization of Petroleum Exporting Countries (OPEC), which resulted in fuel shortages and caused energy prices to nearly triple in less than six months. A second energy crisis occurred in 1979 as a result of decreased oil production following the Iranian Revolution.[40] Against the background of rapidly rising energy costs, earth sheltered buildings were touted as one of the easiest and most effective techniques of saving energy, along with other benefits such as security and protection against damage from earthquakes, fires, and tornadoes. A variety of how-to publications and courses were organized, including national conferences dedicated to earth shelter building technology.

By the early 1980s, private research and government-sponsored studies had amassed quantifiable data related to environmental, energy, and economic aspects of earth shelter construction.[41] Despite its benefits, earth sheltered construction remained an unconventional method of construction, largely due to excavation costs, the need for specialized drainage and waterproofing materials, and increased structural requirements. By the late 1990s, the Passive House construction standards (which rely on airtight building envelopes and super-insulated materials) and LEED certification had replaced the earth sheltered movement as the primary focus for energy- and environmental-conscious design in the US.[42]

The HSR Building, subject of this nomination, is an excellent example of the Earth Shelter style. The HSR Building is an "earth berm" building, as demonstrated by the six-foot-tall sloped berms that surround all four sides of the building. The HSR Building also displays a secondary architectural style in the parts of the building that are visible – in this case, the Brutalist style, as exhibited by the sandblasted concrete walls; the narrow, deeply-set band of clerestory windows; and the contrast between the projecting concrete retaining walls, the large void of the exposed central bays, and the hovering quality of the prominent flat roof.
The broad unbroken swaths of grassy berms play an important part of the building's composition, as well. The dimensions and slope of the berms relate to the size and depth of each set of concrete retaining walls in the center of each façade. Additionally, the berms at the northwest and northeast corners do not form a simple right angle but are modified in plan, forming elongated triangular corners that extend the building into its site and reinforce its strong horizontality. Such careful consideration of the relationship between landscape and building elevates the earthen berms from being merely an energy-saving feature to being an integral component of a cohesive, three-dimensional architectural design.

The construction date of the HSR Building also adds to its significance as an Earth Shelter-style building. The building was completed in May of 1972, a full year before the OPEC oil embargo and energy crisis increased public concerns over energy efficiency and helped spur interest in the

[40] Labs, 265-266; Duchman 4, 12-13; Boyer and Grondzik, 3.
[41] Boyer and Grondzik, xvii-xviii. See also, for example, Moreland Associates, "Earth-Covered Buildings: An Exploratory Analysis for Hazard and Energy Performance," prepared for the Federal Emergency Management Agency (FEMA), November 1981.
[42] McAlester, 768.

earth shelter building movement. Roger Roslansky's Earth Shelter design for the HSR Building can therefore be seen not as a superficial adoption of a "trendy" architectural style, but as a masterful design that demonstrated to clients that HSR was a thoughtful design firm, well aware of current architectural philosophies, and on par with other leading firms in the region.

The HSR Building retains good integrity of its character-defining earthen berms and its secondary Brutalist-style facades. The building embodies the distinctive characteristics of its style and is therefore worthy of inclusion in the National Register as an example of the Earth Shelter style.

Comparative Analysis
Known examples of earth sheltered construction in Wisconsin are extremely rare. There are three Earth Shelter properties recorded in the Wisconsin Architecture and History Inventory (AHI). There are likely other examples in the state that have not been surveyed. In addition, "earth shelter" was recently added to the AHI as a defined style category, so other examples may be classified under a different style or form in AHI but cannot be identified as no thematic or intensive survey has been undertaken.

The three properties identified in AHI area:

Pat Clark and Emogene Nelson House
N8064 975th St., River Falls, Pierce County (AHI 246848)
Designed in 1972 by architect Mike McGuire, this house as a type of earth shelter construction popularly known as a "Hobbit house" for its resemblance to the underground dwellings of the Hobbits in the stories of author J.R.R. Tolkein. The house has a rambling plan and is built of corrugated steel half-round vaulting coated with white concrete on the interior and earth completely covering the walls and roof on the exterior. The exposed end walls of the house contain wood-framed doors and glass. Inside, the house has built-in mahogany seating, bookcases, cabinetry, and light fixtures; as well as curved fireplace chimneys, round skylights, and rounded wall edges.

The HSR Building retains equal integrity to the Clark and Nelson House but represents a different stylistic interpretation of earth shelter construction. The exposed facades and interior detailing of the Clark and Nelson House are related to the Organic modernism of architects such as Bruce Goff or Jacques Couëlle. The curved elements and rambling, organic feel of the house are a strong contrast to the HSR Building, with its rectilinear plan; precise juxtaposition of horizontal and vertical elements; and intentional contrast between the "softness" of the earthen berms and the "hardness" of the concrete retaining walls.

5312 S. Stone Rd., Town of Parkland, Douglas County (AHI 246845)
This large compound was completed in 1979 in rural Douglas County, approximately fifteen miles southeast of Superior. Illustrating the "hillside" type of earth sheltered construction, the building is partially built into the natural slope of the topography and has concrete walls and prestressed hollow core concrete ceiling slabs covered in sod. The multi-family complex contains three three-bedroom units and several large shared common areas, as well as additional

service buildings for wind generators and other off-the-grid technology. The exposed facades of the building are Contemporary in style, with stone veneer cladding, groupings of large picture windows and sliding glass doors, and long horizontal rooflines with vertical metal fascias.[43]

The HSR Building retains overall equal integrity to this compound. In comparison to the rural location of this property, however, the HSR Building is notable as an urban example of a earth shelter building located on a city lot rather than in a large natural setting. The HSR Building also retains a higher degree of design and composition, with its well-articulated exterior symmetry and the flexible "universal space" of its interior.

Gerald and Menzi Klodt House
3409 Stevens St., Madison, Dane County (AHI 222652)
The Gerald and Menzi Klodt House was built in 1981. Like the Clark and Nelson House in River Falls, the Klodt House is built of a semicircular vault and has sod-covered walls and roof with exposed end walls. The two exposed facades are planned for function, not aesthetics. The street elevation has vertical board cladding, a front entry door with sidelight, and a single window. The rear elevation faces south and has five groups of windows and sliding patio doors, each a different size and staggered in placement, reflecting multiple floor levels on the interior. Inside, the house has typical residential finishes, including tile and carpet floors and wood paneled walls. Gerald Klodt, designer of the house, was a consultant and educator who specialized in earth shelter design and published a book on the topic several years after the construction of the house.

The HSR Building (subject of this nomination) retains equal integrity to the Klodt House but represents a significantly different approach to incorporating earth shelter principles into the overall design of the building. The Klodt house appears to have been designed solely for energy efficiency, not for its appearance.[44] The HSR Building, in contrast, uses its earth sheltered berms as part of the overall design of the building, which was designed by a formally trained architect who was well-versed in the principles of modernism and who understood that, especially for an architectural office, the appearance of the building played an equally important role as its functional aspects.

Concluding Significance Statement
The HSR Building is a unique example of earth shelter construction. The building was constructed in two phases in 1972 and 1977 and was designed by the architectural firm that still occupies it. The building retains a good degree of integrity to its period of significance, and with its earthen berms, its exposed concrete retaining walls, and its low, horizontal roof, the HSR

[43] "See Inside this Survivalist Compound For Sale near Superior," *Milwaukee Journal Sentinel*, March 14, 2024.
[44] The emphasis on energy efficiency at the expense of aesthetics and other factors was discussed by Kenneth Labs, who noted in 1981 that "It is an irony that the only concepts of underground developments that might have been movements – landscape preservation or nature conservation – have had no appreciable following. […]In the present rush to dig in for energy dollars, the quality of design is too often too willingly sacrificed. And, unfortunately, it is mostly this generation of underground buildings that will be judged as to what underground architecture is." (p. 266).

Building is arguably the best (in addition to being the only) example of earth sheltered construction in La Crosse and is therefore worthy of inclusion in the National Register of Historic Places.

Land Acknowledgement (will be reviewed by the Office of the State Archaeologist)
This nomination recognizes the depth of human presence here, the ancestral homeland of American Indians for millennia. From as early as the seventeenth century, Euro-American exploration and settlement, military campaigns, and government programs, all had the effect of repeated displacement of Indians of many tribal affiliations. This continuous tribal movement resulted in Wisconsin being home to many tribes who originated from other parts of the country, generating a pattern of immigration, relocation, and formation of a new homeland. Some of these tribes remain in Wisconsin but others may not. We acknowledge that the property that is the subject of this nomination is located on land long occupied by American Indians.

Archaeological Potential (will be drafted and reviewed by the Office of the State Archaeologist)

Preservation Activities
The HSR Building was evaluated as potentially eligible for the NRHP during a survey of La Crosse conducted in 2019. The building remains unchanged since that time, and eligibility was re-affirmed prior to the completion of this nomination.

END OF STATEMENT OF SIGNIFICANCE DO NOT DELETE

9. Major Bibliographical References

Previous documentation on file (NPS):

_____ preliminary determination of individual listing (36 CFR 67) has been requested
_____ previously listed in the National Register
_____ previously determined eligible by the National Register
_____ designated a National Historic Landmark
_____ recorded by Historic American Buildings Survey #
_____ recorded by Historic American Engineering Record #
_____ recorded by Historic American Landscape Survey #

Primary location of additional data:

X State Historic Preservation Office
_____ Other State agency
_____ Federal agency
_____ Local government
_____ University
X Other
Name of repository: HSR Associates, Inc.

Wisconsin Architecture and History Inventory # and/or Archaeological Site Inventory #: AHI 236698 (building)

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END OF BIBLIOGRAPHY DO NOT DELETE

10. Geographical Data

Acreage of Property: 1 acre

Provide either the UTM system or latitude/longitude coordinates

UTM References
Datum (indicated on USGS map):

☐ NAD 1927 or ☒ NAD 1983

1.	Zone:	15N	Easting:	640560	Northing:	4854123
2.	Zone::		Easting:		Northing:	
3.	Zone::		Easting:		Northing:	
4.	Zone:		Easting:		Northing:	

Verbal Boundary Description (Describe the boundaries of the property.)
The boundary of the HSR Building is roughly trapezoidal in shape and coincides with the current legal parcel, described as Mid-City Industrial Park Addition, Lots 6, 7 & 8, Block 3. The boundary can be described as follows: beginning at the northwest corner of the property, the boundary runs east for approximately 207 feet. The boundary then turns and runs south for approximately 198 feet. The boundary then turns and runs west for approximately 272 feet. The boundary then turns and runs north, following the curve of the property line, for approximately 212 feet to return to the point of origin.

Boundary Justification (Explain why the boundaries were selected.)
The boundary has been delineated to include the property's contributing building and sign. The boundary was drawn to exclude the parking lot south of the building. Although this parking lot was historically and is currently associated with the property, it is located on a separate legal parcel and was therefore excluded from the boundary of the nominated property. The boundary coincides with the legal tax parcel but lacks any landscape or streetscape elements to visually identify the boundary.

END OF GEOGRAPHIC DATA DO NOT DELETE

11. Form Prepared By

name/title: Justin Miller, Architectural Historian
organization: University of Wisconsin-Milwaukee Cultural Resource Management
street & number: P.O. Box 413
city or town: Milwaukee State: WI zip code: 53201
Email: jcmill@uwm.edu
Telephone: 414-229-3078

Additional Documentation

Figure Log

Figure 1. UTM map
Figure 2. Sketch map
Figure 3. Photo key
Figure 4. Plan of 1972 building and 1977 addition (drawing courtesy of HSR Associates, Inc.)
Figure 5. Detail of 1977 elevations (drawing courtesy of HSR Associates, Inc.)

Figure 1. UTM map

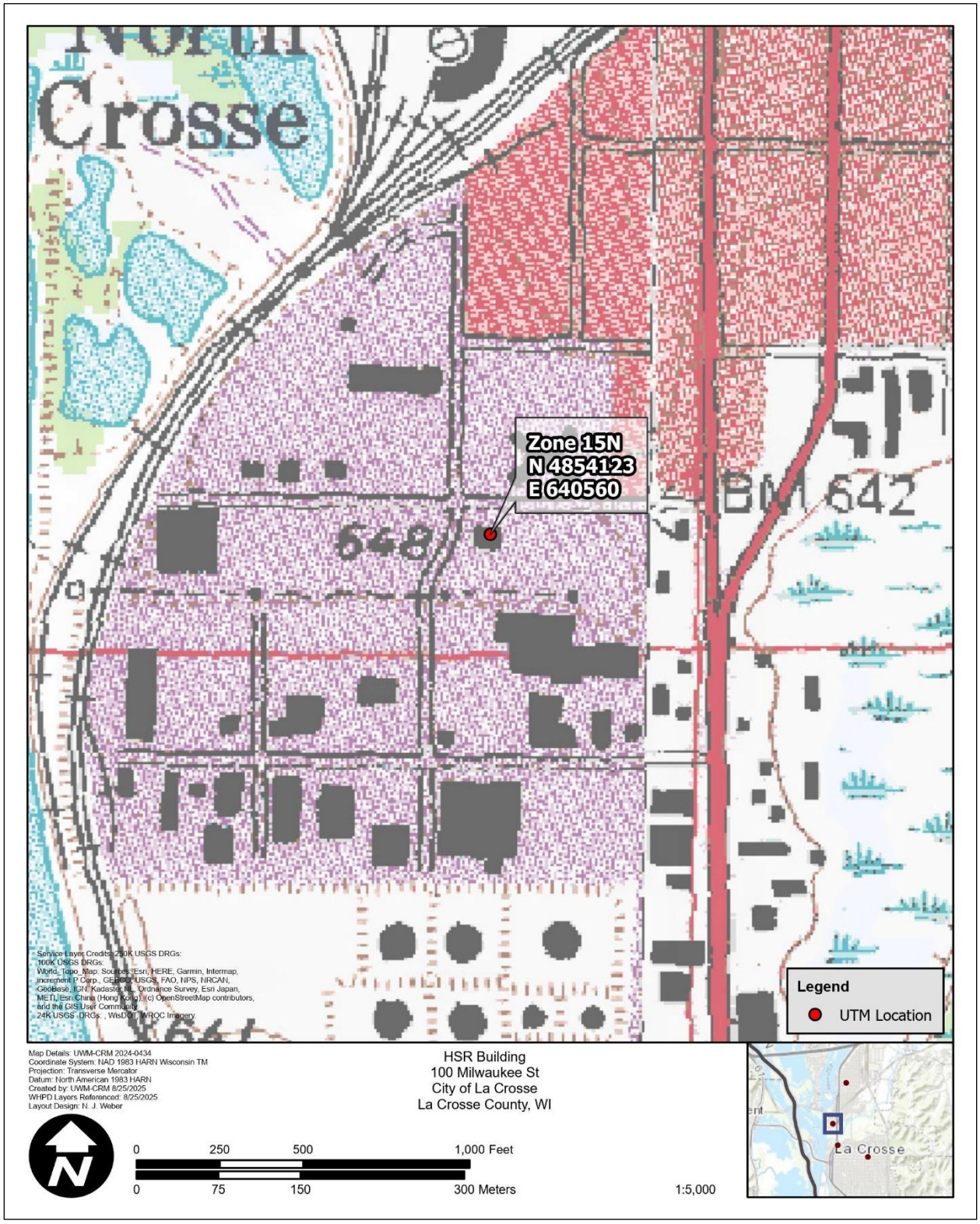


Figure 2. Sketch map

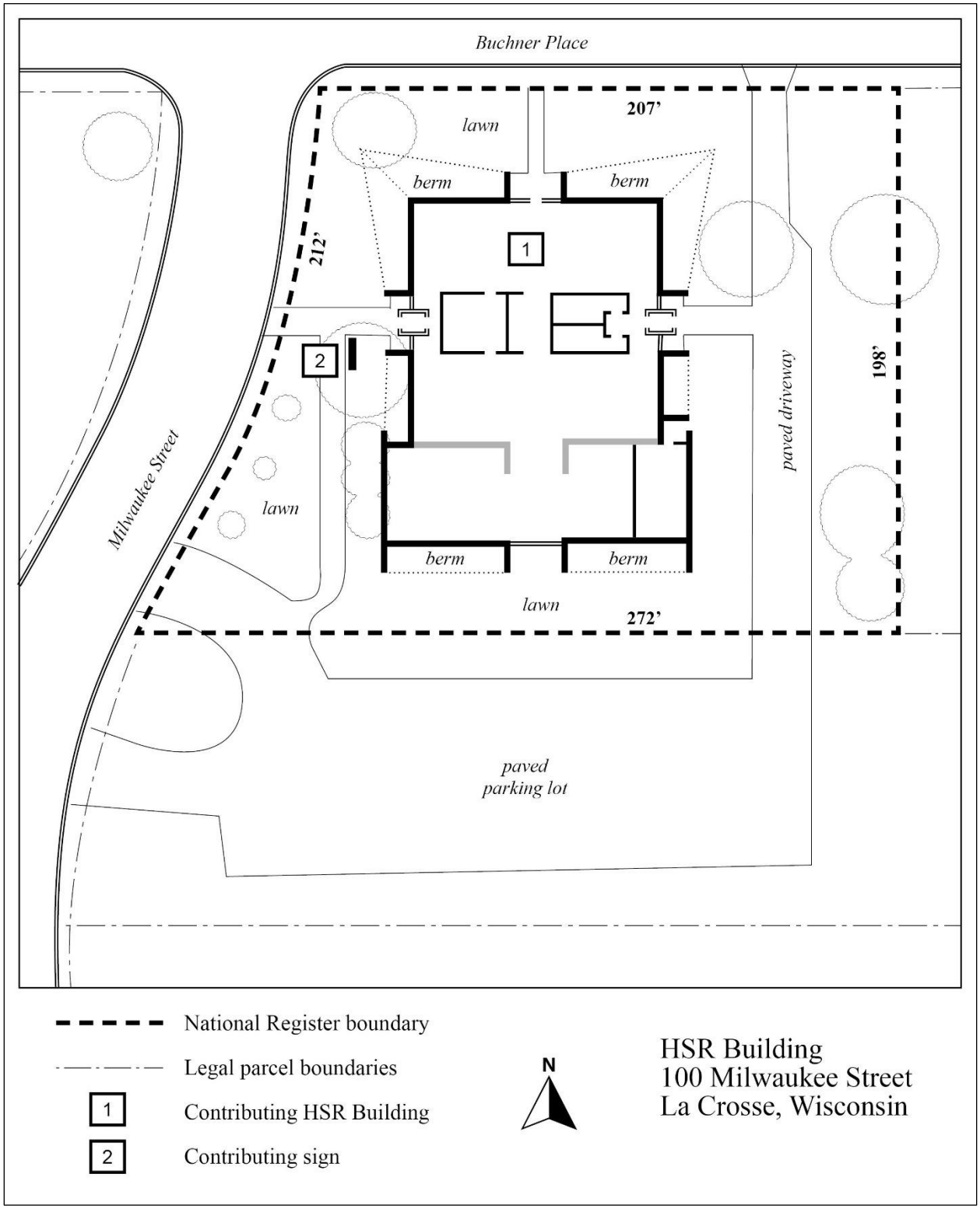


Figure 3. Photo key

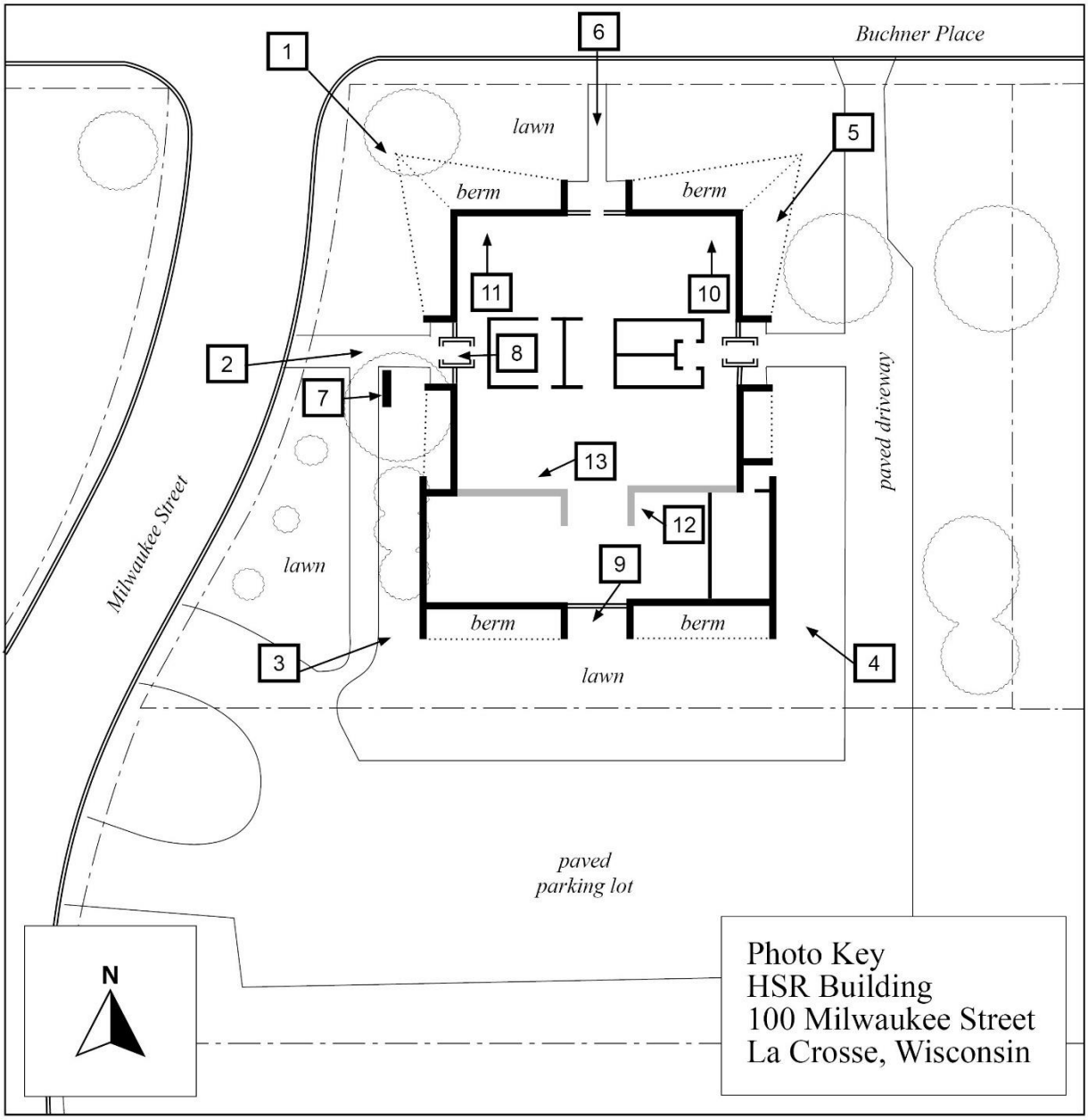


Figure 4. Plan of 1972 building and 1977 addition (drawing courtesy of HSR Associates, Inc.)

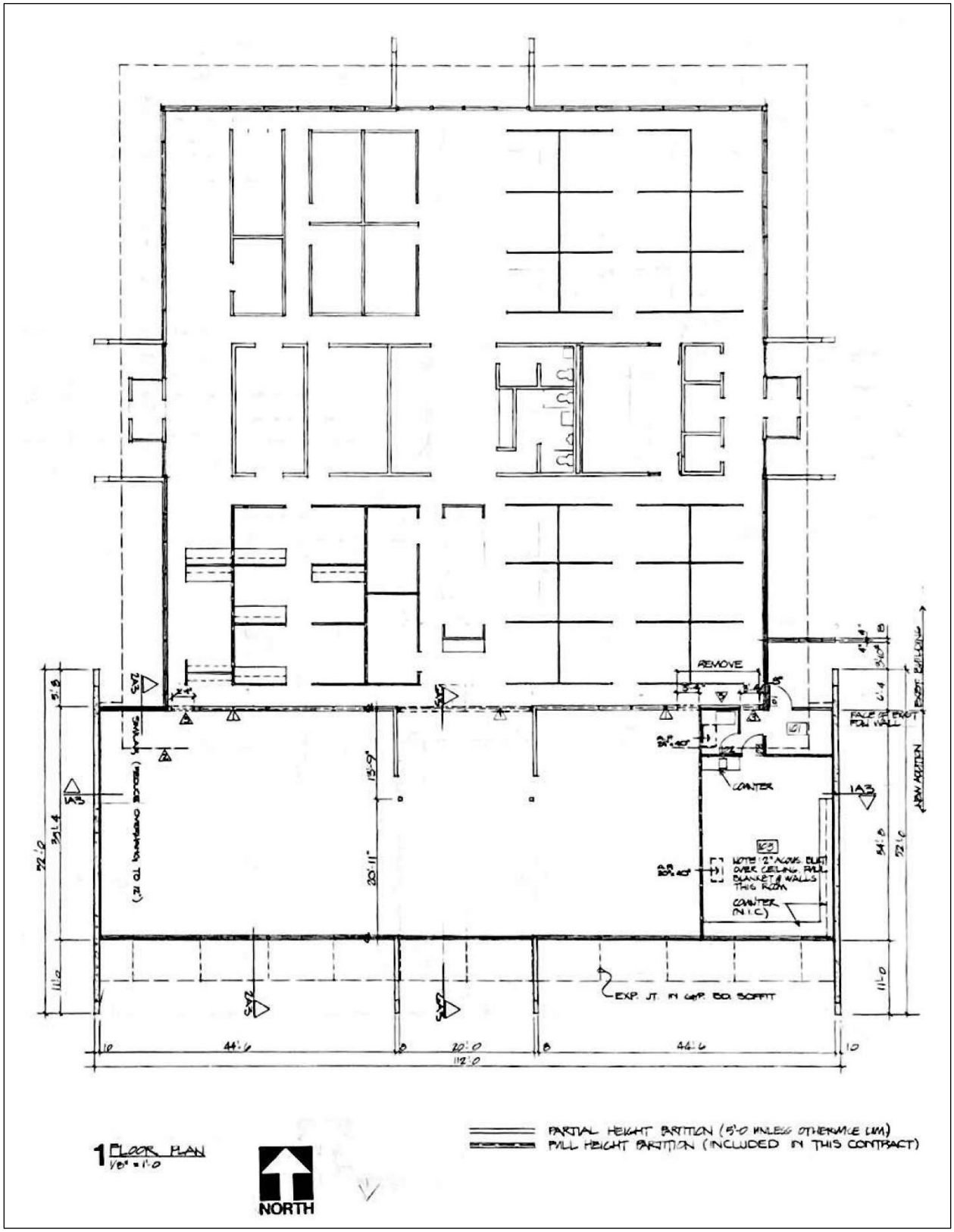
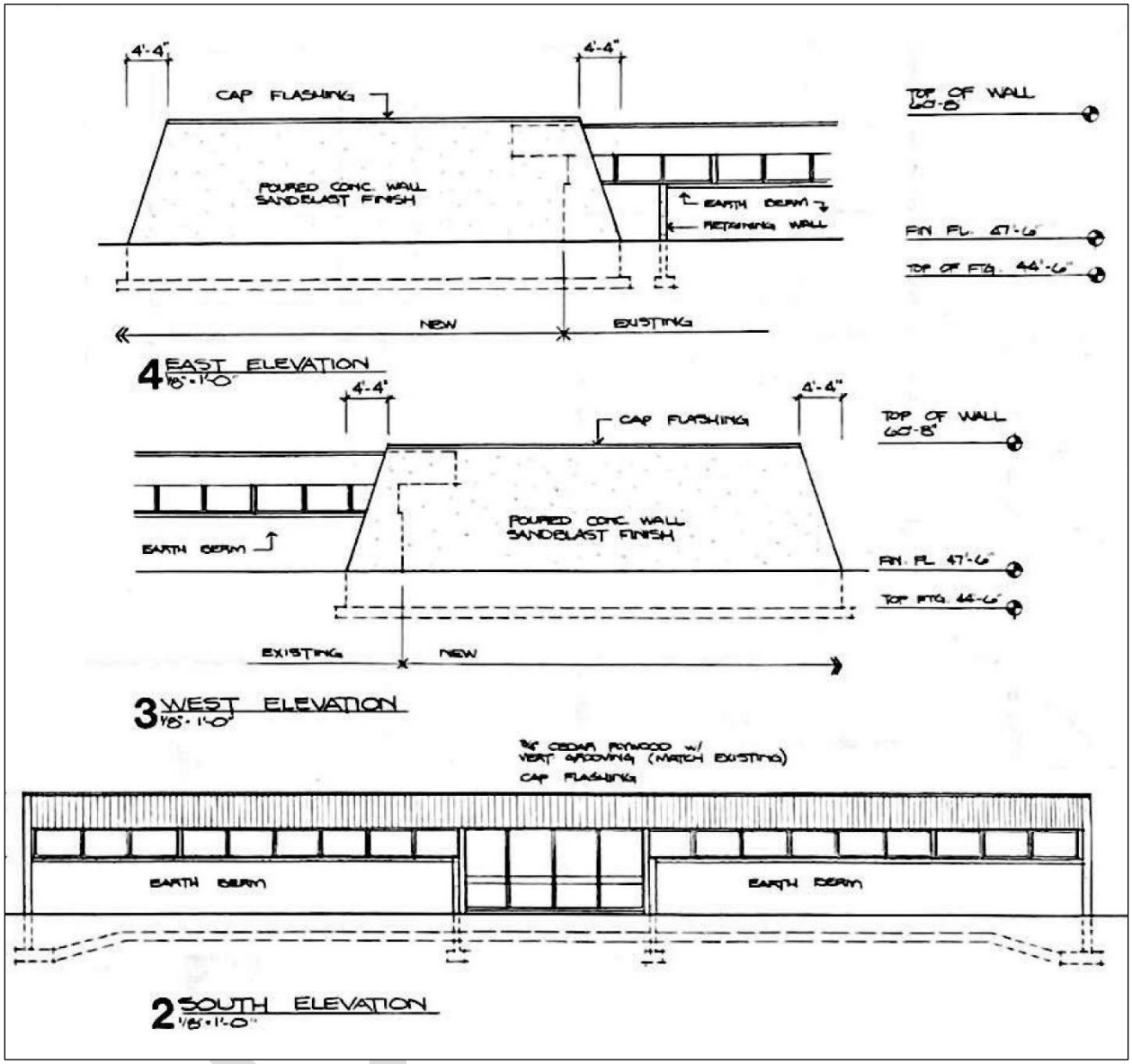


Figure 5. Detail of 1977 elevations (drawing courtesy of HSR Associates, Inc.)



END OF FIGURES SECTION DO NOT DELETE

Photographs

Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels (minimum), 3000x2000 preferred, at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map. For simplicity, the name of the photographer, photo date, etc. may be listed once in the photograph log. The photograph order must correspond with the photograph log.

Photo Log

Name of Property: HSR Building
City or Vicinity: La Crosse
County: La Crosse State: WI
Photographer: Justin Miller, UW-Milwaukee Cultural Resource Management
Date photographed: August 20, 2025

Description of Photograph(s) and number, include description of view indicating direction of camera:

1 of 13. Overview of west elevation, looking southeast.

2 of 13. West elevation, looking east.

3 of 13. Southwest corner, looking northeast.

4 of 13. Southeast corner, looking northwest.

5 of 13. Northeast corner, looking southwest.

6 of 13. North elevation, looking south.

7 of 13. Detail of HSR sign, looking east.

8 of 13. Interior, detail of west vestibule, looking southwest.

9 of 13. Interior, detail of south windows and retaining wall, looking southwest.

10 of 13. Interior, detail of east wall, looking north.

11 of 13. Interior, detail of west wall, looking north.

12 of 13. Interior, detail of south face of former 1972 exterior wall, looking northwest.

13 of 13. Interior, detail of north face of former 1972 exterior wall, looking west.

Paperwork Reduction Act Statement: This information is being collected for nominations to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.460 et seq.). We may not conduct or sponsor and you are not required to respond to a collection of information unless it displays a currently valid OMB control number.
Estimated Burden Statement: Public reporting burden for each response using this form is estimated to be between the Tier 1 and Tier 4 levels with the estimate of the time for each tier as follows:

Tier 1 – 60-100 hours
Tier 2 – 120 hours
Tier 3 – 230 hours
Tier 4 – 280 hours

The above estimates include time for reviewing instructions, gathering and maintaining data, and preparing and transmitting nominations. Send comments regarding these estimates or any other aspect of the requirement(s) to the Service Information Collection Clearance Officer, National Park Service, 1201 Oakridge Drive Fort Collins, CO 80525.

Property Owner

Complete this item at the request of SHPO or FPO.)

name/title	Hans and Susan Schroeder				
organization	Woodvale Development Company, LLC			**date**	Dec. 30, 2025
street & number	215 20th Street S.			**phone**	
city or town	La Crosse	**state**	WI	**zip code**	54601

If there are other interested parties that should be noticed, please provide in the tables below

name/title	Tim Acklin, Deputy Director, Planning and Development				
organization	City of La Crosse			**date**	Dec. 30, 2025
street & number	400 La Crosse St.			**phone**	608-789-7391
city or town	La Crosse	**state**	WI	**zip code**	54623
name/title					
organization				**date**	
street & number				**phone**	
city or town		**state**	WI	**zip code**	
name/title					
organization				**date**	
street & number				**phone**	
city or town		**state**	WI	**zip code**	