

REPORT OF THE PLANNING, RESOURCES AND DEVELOPMENT COMMITTEE  
TO THE COUNTY BOARD ON A HEARING FOR A PETITION TO AMEND  
THE LA CROSSE COUNTY ZONING ORDINANCE

TO THE COUNTY BOARD OF SUPERVISORS FOR LA CROSSE COUNTY:

The La Crosse County Planning, Resources and Development Committee, having considered Petition No. 2041 to amend the La Crosse County Zoning Ordinance filed by:

**WILLIAM AND MARGARET LAMPRICH,**  
**N6163 ERIC AVE, ONALASKA, WI, 54650,**  
**O/B/O WM LAND AND RENTALS,**  
**N6163 ERIC AVE, ONALASKA, WI, 54650**

and having held a public hearing on the 1<sup>st</sup> day of June 2020 for a petition to rezone 3 acres of a 10.84 acre lot from the GENERAL AGRICULTURE DISTRICT to the COMMERICAL DISTRICT for warehouse storage units located in the Town of Onalaska and is described as follows:

The west 300-ft of tax parcel 10-1547-2 being part of the NW/NE and the SW/NE of Section 15, T17N, R8W. Property address W8200 County Rd Z. Town of Onalaska.

And pursuant to s. 59.69 Wis. Stats.: the Committee did publish and receive proof of a Class II notice of the hearing; did receive receipts of mailing of the notices to the affected Town Clerk(s); did hold a public hearing to hear testimony and official correspondence; and, did receive and consider action from the affected Town Board(s). The Committee, under s. 59.69(5)(e)4, and under s. 91.48(1), Wis. Stats., has the authority to approve the petition as submitted; to disapprove of the petition; or, to modify and approve the petition. Having considered the entire record the Committee's recommendation is to:

**By a vote of six (6) in favor, zero (0) no, and one (1) excused (Hoyer), the committee voted to approve Zoning Petition No. 2041 subject to the recording of the following one (1) deed restriction:**

- 1. Warehouse storage is the only use authorized. This condition may only be lifted by the La Crosse County Board of Supervisors.**

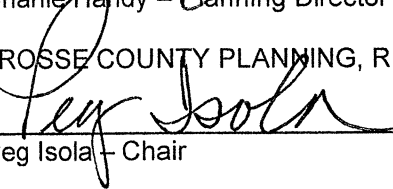
(IF THIS PETITION IS APPROVED AS A CONDITIONAL ZONING, DEED RESTRICTIONS MUST BE RECORDED BEFORE ZONING TAKES EFFECT.)

Dated this 8<sup>th</sup> day of June 2020

ZONING, PLANNING AND LAND INFORMATION DEPARTMENT

BY   
Charlie Handy – Planning Director

LA CROSSE COUNTY PLANNING, RESOURCES AND DEVELOPMENT COMMITTEE

BY   
Peg Isola – Chair

**The County Board**, under s.59.69(5)(e)5 Wis. Stats., has the authority to effectuate the petition by ordinance or to disapprove it. The County Board took the following action this 18<sup>th</sup> day of June, 2020

Approved the petition as submitted, \_\_\_\_\_ becomes an ordinance.

Approved the petition with amendments/conditions,  becomes an ordinance, after recording conditions.

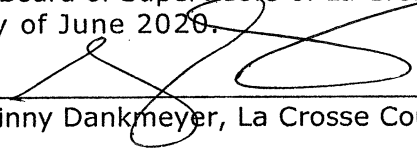
Denied the petition, \_\_\_\_\_ (no ordinance is adopted)

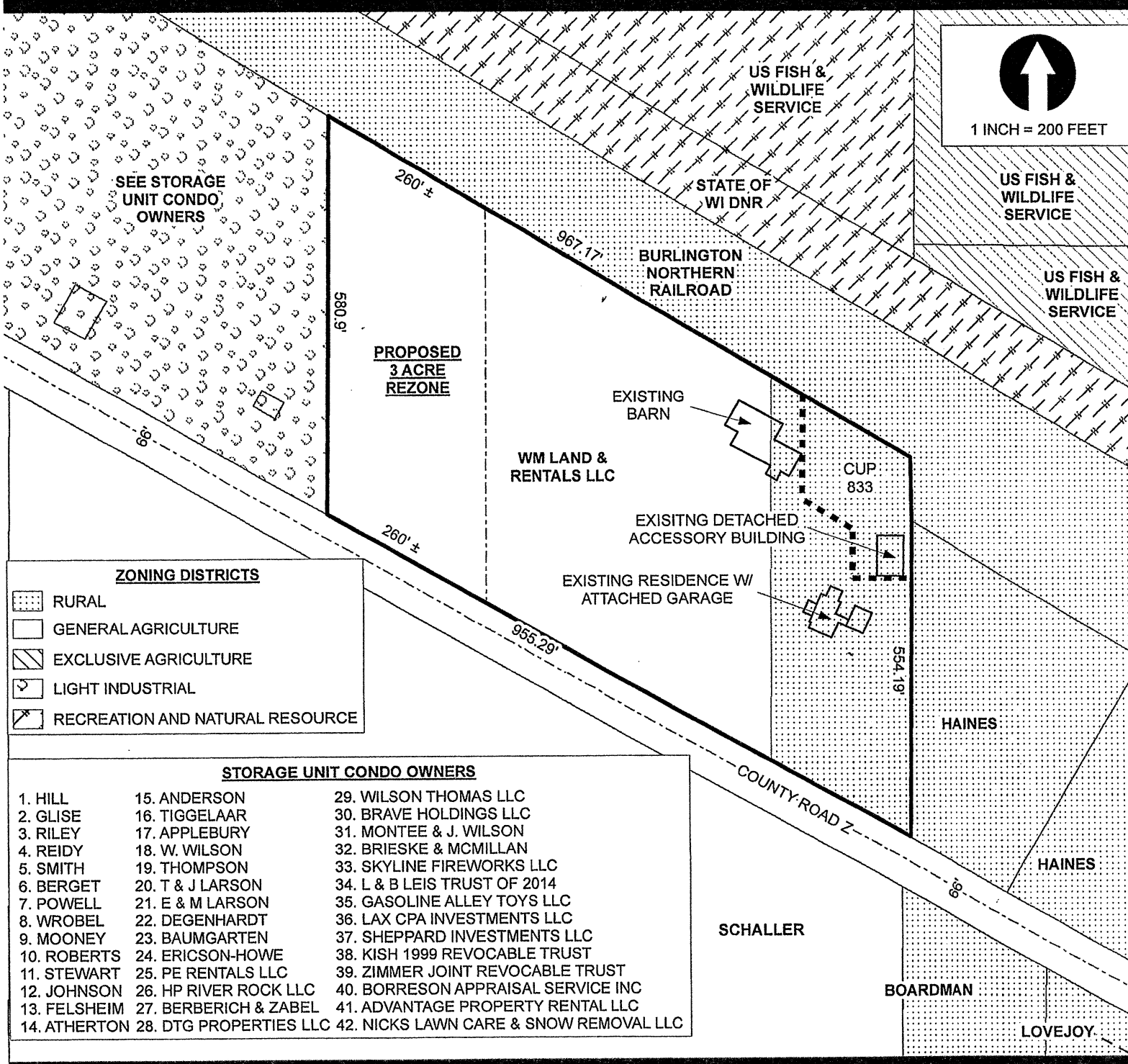
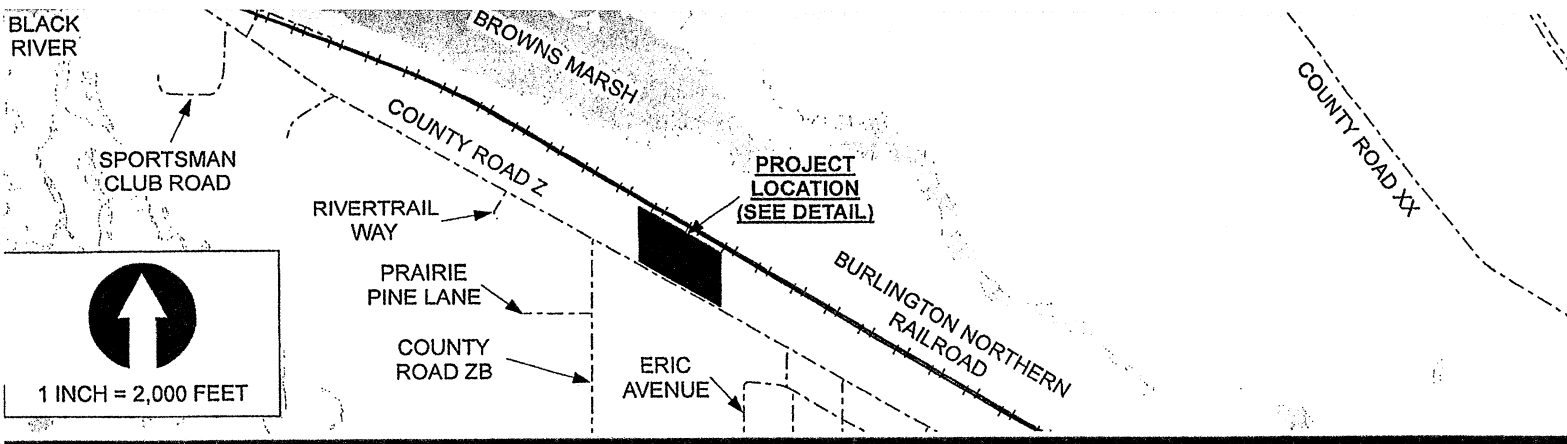
Denied the petition with amendments/conditions, \_\_\_\_\_ (no ordinance adopted)

Refused to deny the petition with re-referral, \_\_\_\_\_ (no ordinance adopted unless reported out with approval)

STATE OF WISCONSIN  
COUNTY OF LA CROSSE

I, Ginny Dankmeyer, County Clerk of La Crosse County do hereby certify that this document is a true and correct copy of the original zoning ordinance required by law to be in my custody and which the County Board of Supervisors of La Crosse County approved at a meeting held on the 18<sup>th</sup> day of June 2020.

  
Ginny Dankmeyer, La Crosse County Clerk



**ZONING DISTRICTS**

- RURAL
- GENERAL AGRICULTURE
- EXCLUSIVE AGRICULTURE
- LIGHT INDUSTRIAL
- RECREATION AND NATURAL RESOURCE

**STORAGE UNIT CONDO OWNERS**

- |              |                        |  |
|--------------|------------------------|--|
| 1. HILL      | 15. ANDERSON           | 29. WILSON THOMAS LLC                  |
| 2. GLISE     | 16. TIGGELAAR          | 30. BRAVE HOLDINGS LLC                 |
| 3. RILEY     | 17. APPLEBURY          | 31. MONTEE & J. WILSON                 |
| 4. REIDY     | 18. W. WILSON          | 32. BRIESKE & MCMILLAN                 |
| 5. SMITH     | 19. THOMPSON           | 33. SKYLINE FIREWORKS LLC              |
| 6. BERGET    | 20. T & J LARSON       | 34. L & B LEIS TRUST OF 2014           |
| 7. POWELL    | 21. E & M LARSON       | 35. GASOLINE ALLEY TOYS LLC            |
| 8. WROBEL    | 22. DEGENHARDT         | 36. LAX CPA INVESTMENTS LLC            |
| 9. MOONEY    | 23. BAUMGARTEN         | 37. SHEPPARD INVESTMENTS LLC           |
| 10. ROBERTS  | 24. ERICSON-HOWE       | 38. KISH 1999 REVOCABLE TRUST          |
| 11. STEWART  | 25. PE RENTALS LLC     | 39. ZIMMER JOINT REVOCABLE TRUST       |
| 12. JOHNSON  | 26. HP RIVER ROCK LLC  | 40. BORRESON APPRAISAL SERVICE INC     |
| 13. FELSHEIM | 27. BERBERICH & ZABEL  | 41. ADVANTAGE PROPERTY RENTAL LLC      |
| 14. ATHERTON | 28. DTG PROPERTIES LLC | 42. NICKS LAWN CARE & SNOW REMOVAL LLC |

**ZONING PETITION NO. 2041 WILLIAM AND MARGARET LAMPRICH, N6163 ERIC AVE, ONALASKA, WI, 54650, O/B/O WM LAND AND RENTALS, N6163 ERIC AVE, ONALASKA, WI, 54650, PETITIONS TO REZONE 3 ACRES OF A 10.84 ACRE LOT FROM THE GENERAL AGRICULTURE DISTRICT TO THE COMMERCIAL DISTRICT FOR WAREHOUSE STORAGE UNITS. PROPERTY DESCRIBED AS THE WEST 300-FT OF TAX PARCEL 10-1547-2 BEING PART OF THE NW/NE AND THE SW/NE OF SECTION 15, T17N, R8W. PROPERTY ADDRESS W8200 COUNTY RD Z. TOWN OF ONALASKA.**

**ZONING PETITION NO. 2041**

WILLIAM AND MARGARET LAMPRICH O/B/O WM LAND RENTALS  
LOCATED IN THE NW/NE AND SW/NE OF SECTION 15, T 17 N, R 8 W

SOIL CLASS  
CLASS IV = 100%

3.00 ACRES TO BE REZONED  
TOWN OF ONALASKA

LAND CLASS  
IDLE = 100%

REASON FOR REZONE: COMMERCIAL USE

91.48 REZONING OF LAND OUT OF A FARMLAND PRESERVATION ZONING DISTRICT. (1) A political subdivision with a certified farmland preservation zoning ordinance may rezone land out of a farmland preservation zoning district without having the rezoning certified under s. 91.36, if the political subdivision finds all of the following, after public hearing: (a) The land is better suited for a use not allowed in the farmland preservation zoning district. (b) The rezoning is consistent with an applicable comprehensive plan. (c) The rezoning is substantially consistent with the county certified farmland preservation plan. (d) The rezoning will not substantially impair or limit current or future agricultural use of surrounding parcels of land that are zoned for or legally restricted to agricultural use.