

CONDITIONAL USE PERMIT NO. 856

REPORT OF THE PLANNING, RESOURCES AND DEVELOPMENT COMMITTEE
TO THE COUNTY BOARD ON A HEARING FOR A CONDITIONAL USE PERMIT

TO THE COUNTY BOARD OF SUPERVISORS OF LA CROSSE COUNTY:

The La Crosse County Planning, Resources and Development Committee, having considered an application filed by:

MICHAEL P SHELDON & LARRY V SEBRANEK, N1753 HESS RD, LA CROSSE, WI 54601

and having held a public hearing on the 4th day of June, 2012 for a Conditional Use Permit to operate a second hand retail store selling used items, older unused items and antiques in an existing building on a 0.40 acre parcel of land zoned EXCLUSIVE AGRICULTURE DISTRICT in the Town of Washington and described as follows:

Part of the NW/SE, Section 8, T15N, R8W, Town of Washington. Tax parcel is 12-193-0. Property address is W1890 State Road 33.

And pursuant to s. 59.69 Wis. Stats. and s. 17.36 Zoning Code: 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 or correspondence from the people; and, did receive and consider action from the affected Town Board(s). The Committee, under s. 91.48(1), Wis. Stats., along with the affected Town Board(s), under s. 17.36(4), have the authority to approve the application with integral conditions or to disapprove of the application. Having considered the entire record the Committee's recommendation is to:

By vote of five (5) in favor, one (1) excused (Wehrs), and one (1) committee position vacancy, the committee recommended approval of Conditional Use Permit No. 856 subject to the following ten (10) conditions:

1. This permit is approved specifically for Michael Sheldon and Larry Sebranek to operate a retail store selling second hand and used items, older unused items, and antiques in an existing approximately 34-ft x 26-ft schoolhouse;
2. This permit is non-transferable;
3. There shall be no outside storage, no outside sales beyond the front porch, and no inventory for sale shall remain outdoors between the hours from 6:00 p.m. to 9:00 a.m.;
4. A minimum of six (6) parking spaces shall be provided;
5. A turn-around lane or area shall be provided so that vehicles are not required to back onto State Road 33 when exiting;
6. Contact the La Crosse County Environmental Health Department to certify code requirements relating to water supply and waste water disposal. Such certification shall be in the form of an e-mail or memo and shall be made part of this file;
7. It shall be the applicants' responsibility to make sure any code requirements regarding the public's use of this building are met;
8. The applicant shall contact the WI Department of Transportation (DOT) and provide documentation from the DOT indicating this change in use of the access road is acceptable;
9. The number of employees is limited to the two (2) applicants, Larry Sebranek and Michael Sheldon; and
10. Hours of operation are three (3) days per week maximum, eight (8) hours per day or equivalent.

Dated this 13th day of June, 2012

ZONING, PLANNING AND LAND INFORMATION DEPARTMENT

BY Nathan Sampson
Nathan Sampson, Interim Director

LA CROSSE COUNTY PLANNING, RESOURCES AND DEVELOPMENT COMMITTEE

BY Marilyn Pedretti
Marilyn Pedretti - Chair

THE COUNTY BOARD took the following action this 21st of June, 2012

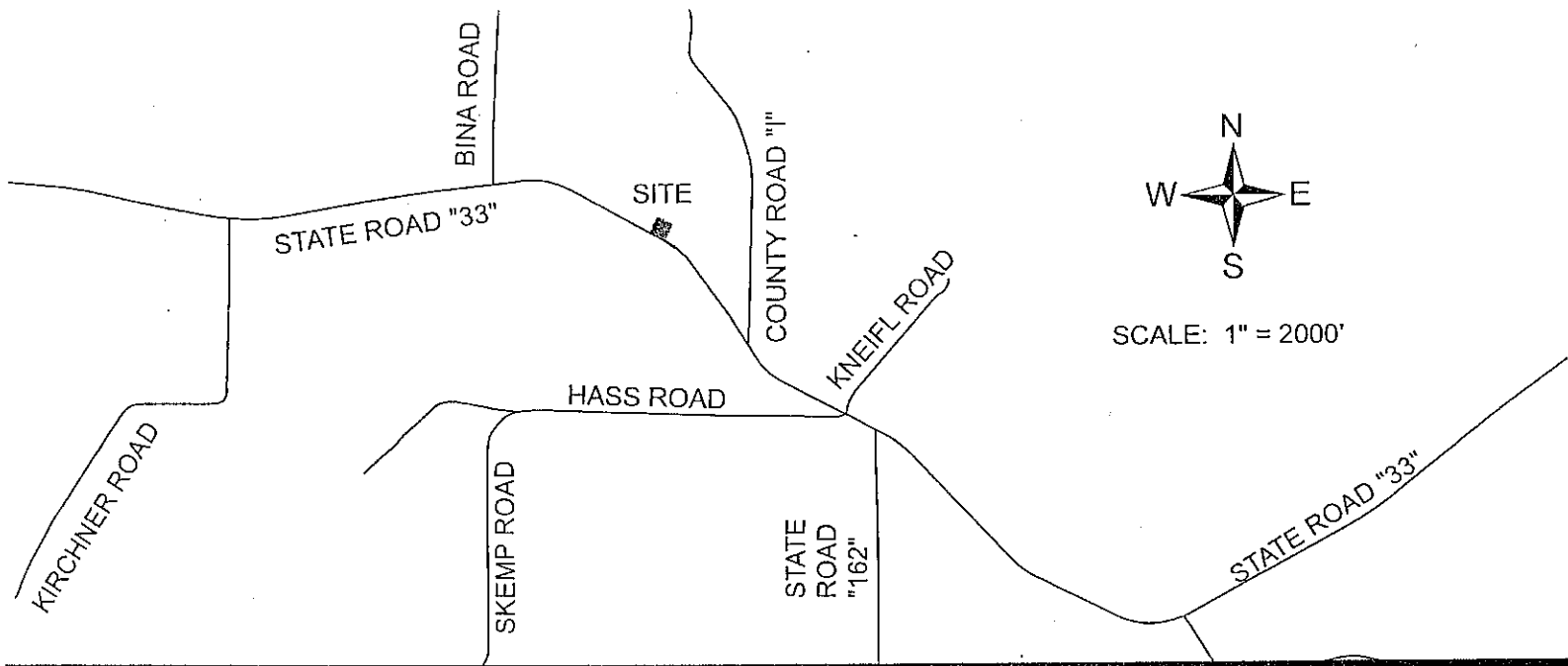
Approved subject to conditions as outlined

Disapproved the application

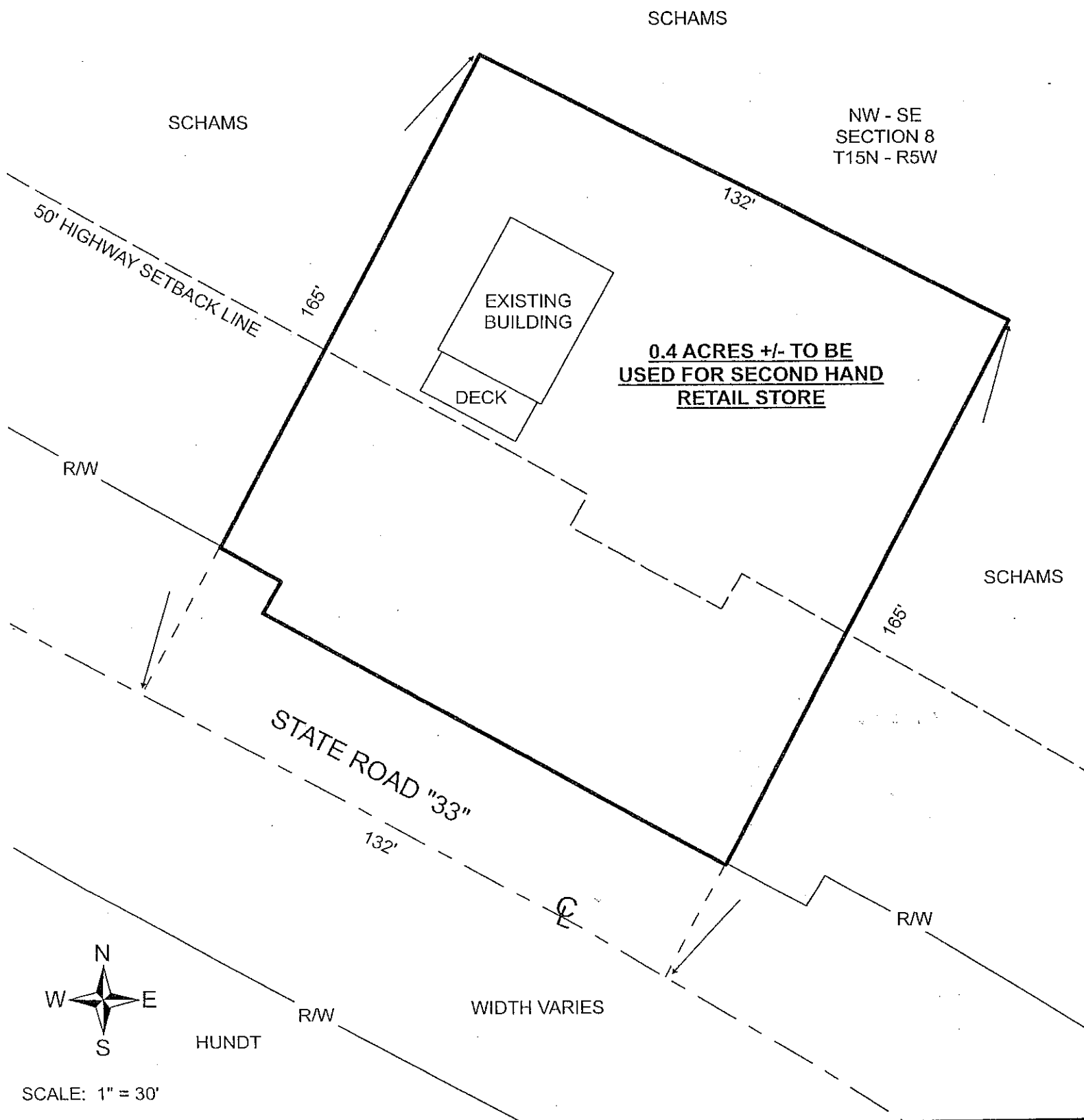
STATE OF WISCONSIN
COUNTY OF LA CROSSE

I, Ginny Dankmeyer, County Clerk of La Crosse County do hereby certify that this document is a true and correct copy of the original conditional use permit 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 21st day of June, 2012.

Ginny Dankmeyer
Ginny Dankmeyer, La Crosse County Clerk



ALL PARCELS SHOWN
HEREON ARE ZONED
EXCLUSIVE AGRICULTURE



CONDITIONAL USE PERMIT NO. 856

MICHAEL P. SHELDON & LARRY V. SEBRANEK
PART OF THE NW 1/4 - SE 1/4, SECTION 8, T15N - R5W