

WHAT PROJECTS REQUIRE A ZONING PERMIT?

Note: This is not a complete list of construction activities requiring a zoning permit.

- All new primary structures
- Detached Buildings
 - Garages
 - Pole buildings
 - Garden/Utility sheds
 - Carports & lean-to's
- Detached Accessory Structures
 - Gazebos
 - Canvas tent enclosure
 - Swimming pools
 - Signage
- Residential Additions
 - Attached garage
 - 3 or 4 season porches
 - Decks
 - Any other addition
 - Structural Modifications
 - o Egress windows
 - o Roofline changes

If your parcel is located within a Shoreland District, a permit will also be required for almost **ANY CONSTRUCTION ACTIVITY**. The Shoreland District is defined as any property located 300 feet from the Ordinary High-Water Mark of navigable rivers, streams or to the landward side of the floodplain, whichever distance is greater, or within 1000 feet of a lake. If your property is located within a Shoreland District, refer to the Shoreland District Document.

TYPICAL SETBACKS

Shown here are the most required setbacks for residential structures. All plans for construction will be reviewed by zoning staff prior to the issuance of a Zoning Permit. Your project may be subject to additional requirements. Side yard and rear yard setbacks may vary with the zoning district. Please call the Zoning Department at 608-785-9722 or email zoning@lacrossecounty.org to discuss your plans.

- Front Yard Building Setback
 - 60' from the centerline of a town road

- 50' from the R.O.W. line of a federal, state or county highway

- Side Yard Building Setback
 - The sum of the widths of the required side yard shall not be less than 20' and no single side yard shall be less than 8'
- Rear Yard Building Setback
 - Measured from the rear property line (No portion of the main residence or structure attached to it may intrude into the rear yard setback)
 - 20' for Residential A & B
 - 16' for Residential C
 - 25' for all other zoning districts

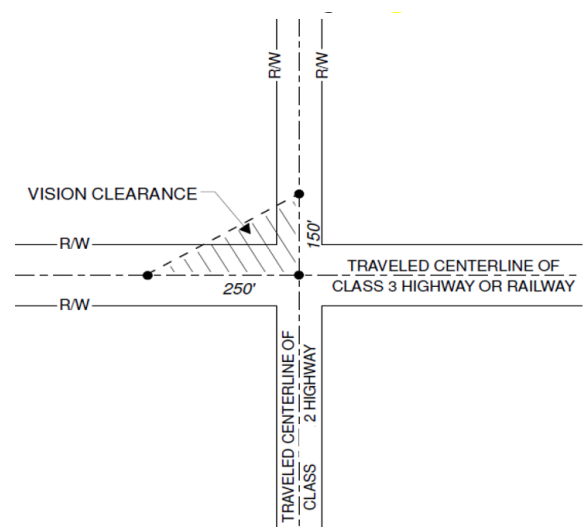
NOTE:

All setbacks subject to plat and survey restrictions and easements.

VISION CLEARANCE

The vision clearance is calculated by connecting the endpoints of line segments which begin at the vertex of an intersection thence along the traveled centerlines away from the vertex for a measured minimum distance of:

- a) 100 feet along the traveled centerline of a Class 1 (town or public road) Highway.
- b) 150 feet along the traveled centerline of a Class 2 (county road) Highway
- c) 250 feet along the traveled centerline of a Class 3 (state or federal roads) Highway and the centerline of a railway.



- Front Yard Building Setback
 - 60' from the centerline of a town road

WHAT INFORMATION IS REQUIRED FOR MY PERMIT APPLICATION?

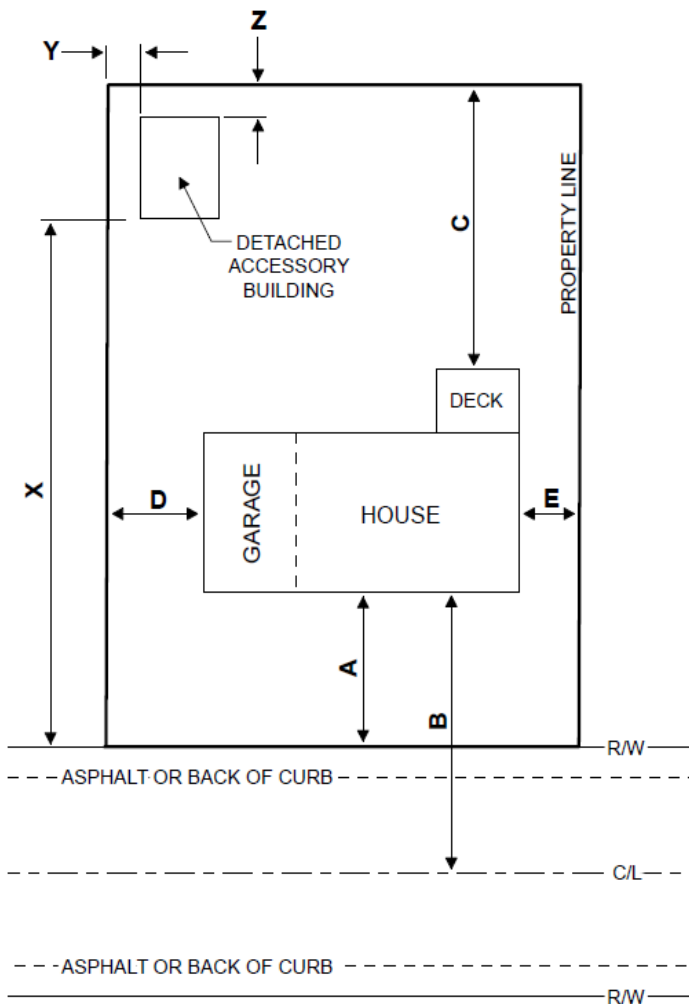
1. Completed application form
2. Site sketch drawn to scale including:
 - a. All existing structures
 - b. Proposed construction
 - c. Lot lines / Highway R.O.W.
 - d. Setback dimensions
 - e. Building plans (new residence only)
3. Other required permits
4. Permit fee
5. Apply in-person or online at CitySquared



LA CROSSE COUNTY

COUNTY ADMINISTRATIVE CENTER
 212 6 TH ST. NORTH, SUITE 1300
 LA CROSSE, WI 54601-3200
 (608) 785-9722
www.lacrossecounty.org

TYPICAL SITE PLAN



DISCLAIMER

This brochure is merely an outline of the important provisions of the La Crosse County Zoning Ordinance. The regulations listed within the official version of the Zoning Ordinance, found on the county website, will take precedence.

Accessory Building Table

The requirements for detached accessory structures are listed in the chart below. The first step is to find the column that pertains to your lot size. The standards for height, total area, setbacks, and number of detached accessory structures are clearly listed.

LOT SIZE	0 - 7,500 S.F.	7,501 S.F. - 1 AC.	1.01 - 3 AC.	3.01 - 5 AC.	5.01 - 10 AC.	10.01+ AC.
MAXIMUM HEIGHT	17'	17'	25'*	25'*	25'*	35'*
MAXIMUM BUILDING AREA S.F.	576	768	1,200	1,500	3,200	5,000
MINIMUM FRONT YARD	See 17.06 Highway Setback Lines.					
MINIMUM SIDE YARD	3'	3'	3'	5'	5'	10'
MINIMUM REAR YARD	3'	3'	3'	5'	5'	10'
MAXIMUM ADU HEIGHT	17'*	17'*	25'*	25'*	25'*	25'*
MINIMUM ADU SIDE YARD	8'	8'	10'	10'	10'	10'
MINIMUM ADU REAR YARD	8'	8'	10'	10'	10'	10'
MAXIMUM ADU AREA S.F.	576	768	1,200	1,500	1,500	1,500
MAXIMUM NUMBER OF ACCESSORY BUILDINGS	1	2	3	3	3	3
* : And not to exceed the height of the principal structure						