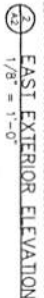


GENERAL ELEVATION NOTES.

- ALL ROOF PITCHES TO BE 6:12 UNLESS NOTED OTHERWISE.
- PROVIDE THICK WOOD SHAKING AND/OR VENT, THIS IS NECESSARY AT EXTERIOR LOFTS, PORCHES AND OTHER AREAS WHERE THERE IS ELECTRIC OR PLUMBING PENETRATIONS.
- ALL PORCHES AND DOINGS TO BE FINISHED ALUMINUM.
- ALL ROOF SHAKING TO BE 40 YEAR TYPICAL PERMAHOLD.
- PROVIDE CORRODS DOWNS AND SHALL-RODS NOT GOING THROUGHOUT.



5-07	COULE MFG
2-08	COULE MFG
1-09	COULE MFG
1-08	COULE MFG

--	--

EXT
ENLA
ENLA
STAN
DOO

Design

LA UNIOE, MI SEU
TEL 608-784-9083

3183 LOZEV BLVD.
LA CROSSE, WISCONSIN

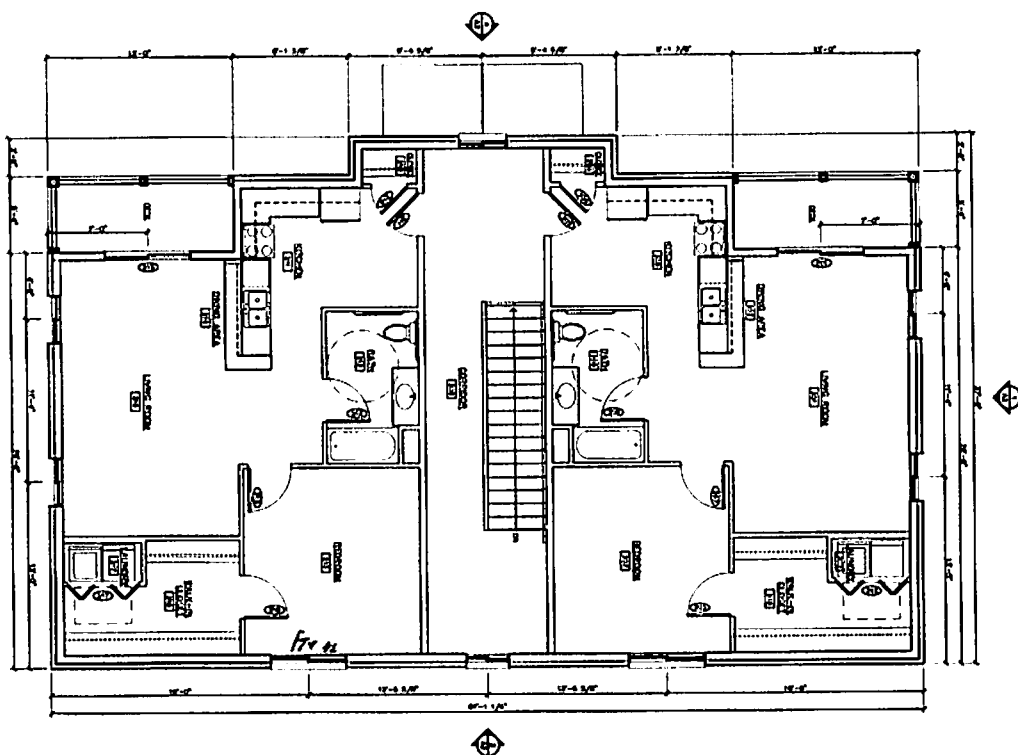
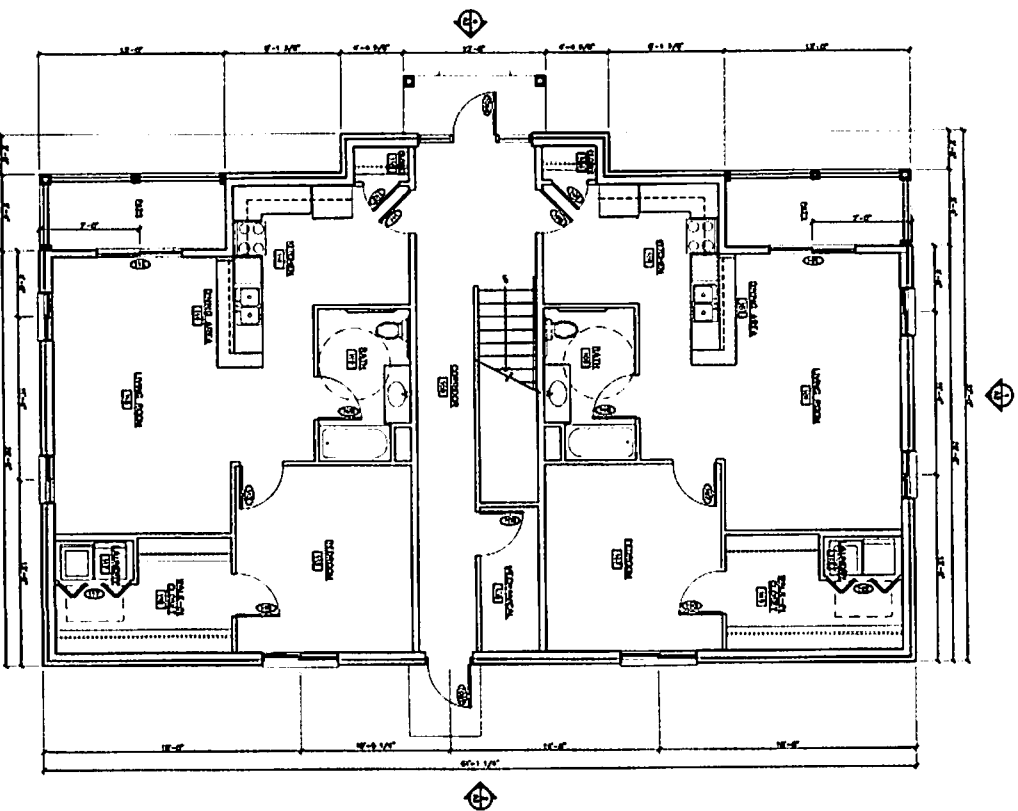
A2

FIRST FLOOR PLAN
SECOND FLOOR PLAN

Scale: 1/8" = 1'-0"
Drawing No.: 101
Designed by: J. M.
Reviewed by: J. M.

4 UNIT
APARTMENT
COMPLEX
3143 LOSTY BLVD.
LA CROSSE, WISCONSIN

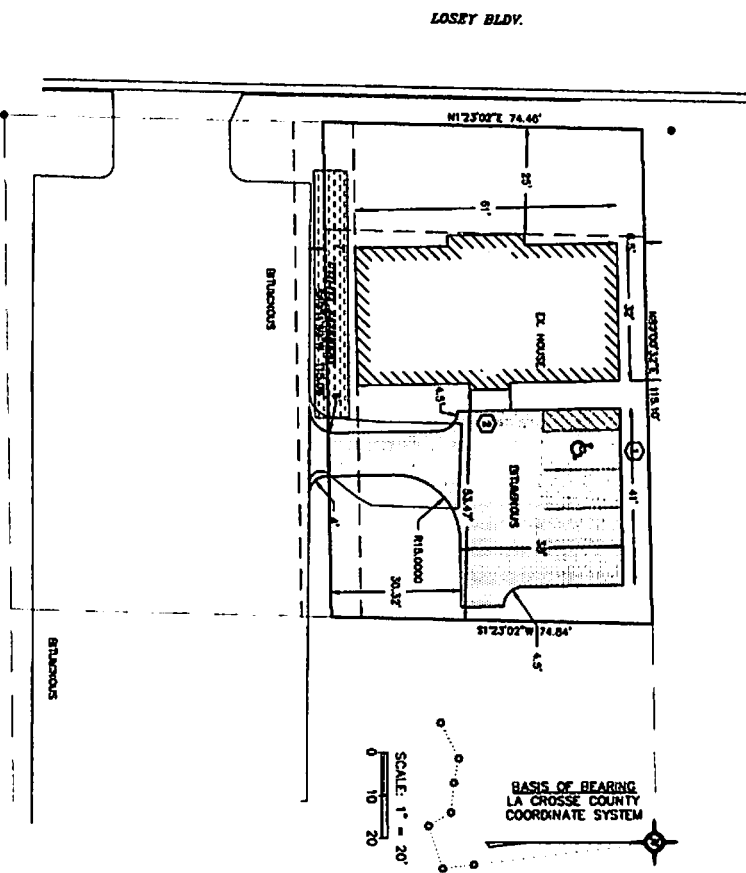
A1



- LEGEND**
- FOUND MONUMENT
 - LANDSCAPE ROCK
 - LANDSCAPE ROCK

EXISTING CONDITIONS:
 FOOT: 1,120 S.F.
 PAVED: 375 S.F.
 GRASS/LANDSCAPE: 6,845 S.F.
 OR: 70

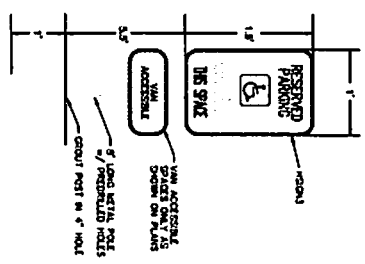
PROPOSED CONDITIONS:
 FOOT: 2,810 S.F.
 PAVED: 1,120 S.F.
 GRASS/LANDSCAPE: 4,500 S.F.
 OR: 70



- NOTES - LAYOUT PLAN**
- ① HANDICAP PARKING STALL - SEE SIGN DETAIL
 - ② SIDEWALK SHALL BE FLUSH WITH PAVED/PAVEMENT

- 4 PARKING STALLS TOTAL (3 REGULAR, 1 HANDICAP)

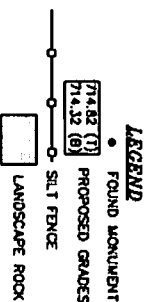
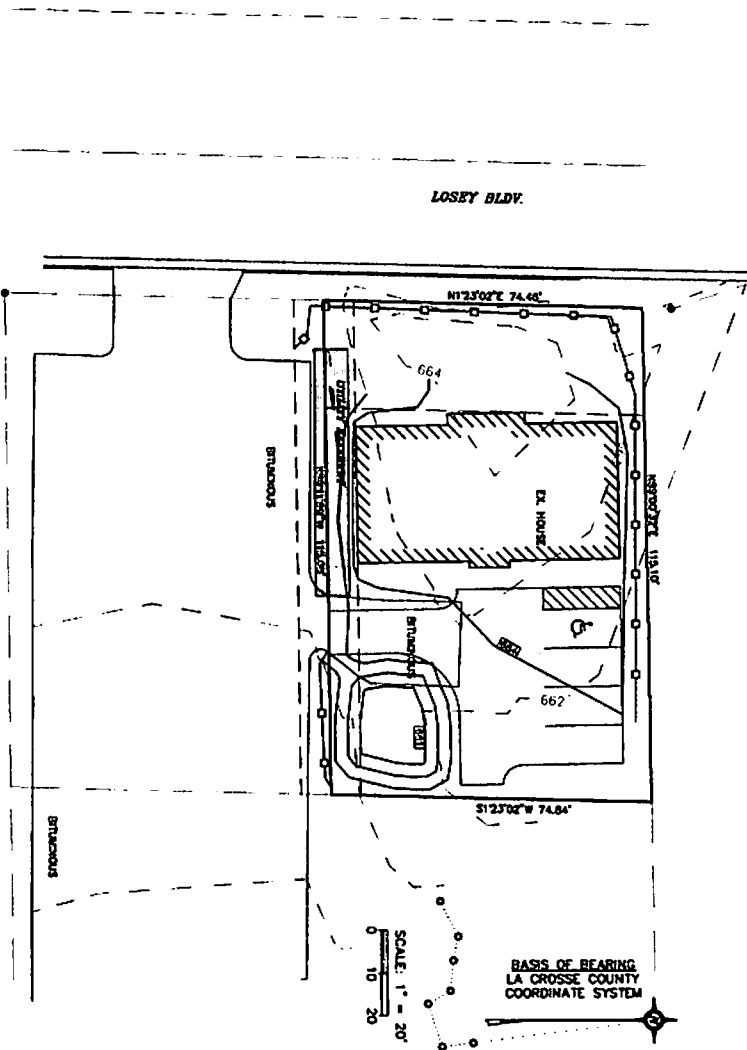
HANDICAP SIGN DETAIL



C1

STEVEN NICOLAI
 1831 LOSEY BLVD S.
 SITE LAYOUT PLAN

LA CROSSE
 ENGINEERING & SURVEYING CO., INC.
 202 S. 3RD STREET, LA CROSSE, WI 54601
 PHONE: (608) 785-4444 FAX: (608) 785-4444
 WWW.LACROSSEENGINEERING.COM



GRADING NOTES

The location of existing utilities, both underground and overhead are approximate only and have not been independently verified by the owner or its representatives. The contractor shall be responsible for determining the exact location of all existing utilities, whether shown on these plans or not, before commencing work, and shall be fully responsible for any and all damages which might be caused by the contractor's failure to specify locate and preserve any and all utilities.

CALL DIGGERS NOTICE (800)-242-6511.

- There may be more underground utility installations within the project area than are shown.
- It shall be the contractor's responsibility to arrange for any necessary inspections by local government that may be required.
- Contours shown are for finished surfaces, any adjustment to subgrade is the contractor's responsibility.
- All disturbed areas shall be seeded and sodded.
- Spot elevations and lot elevations over contours and slopes shown. However, the contractor shall notify the Engineer if spot elevations do not appear to agree with the contours and slopes indicated. Spot elevations and specific profile information shall be used for establishing the elevation of curbs, driveways, and other utilities.
- All finished grading shall provide for a smooth transition to ungraded areas.

BUILDING AND WASTE MATERIAL SHALL BE DEPOSED OF IN A LAWFUL MANNER AND SHALL BE PROHIBITED FROM BEING CARRIED BY RUNOFF INTO RECEIVING CHANNEL.

TEMPORARY STABILIZATION ACTIVITY SHALL COMMENCE WITHIN LAND DISTURBED ACTIVITIES HAVE TEMPORARILY CEASED AND WILL NOT RESULT FOR A PERIOD EXCEEDING 14 CALENDAR DAYS.

EXISTING CONDITIONS:	
NO. 1	1830 S.F.
PAVED	578 S.F.
GRASS/LANDSCAPE	6,028 S.F.
OK TO	
PROPOSED CONDITIONS:	
NO. 1	7700 S.F.
PAVED	1,520 S.F.
GRASS/LANDSCAPE	4,880 S.F.
OK TO	

GENERAL NOTES - EROSION CONTROL

1.0 STANDARDS:

- 1.1 ALL WORK SHALL MEET THE STANDARDS OUTLINED IN WISCONSIN DEPARTMENT OF NATURAL RESOURCES (DNR) CONSTRUCTION SITE EROSION AND SEDIMENT CONTROL, STANDARDS AND BEST MANAGEMENT PRACTICES FOR EROSION CONTROL, FOR BOTH PERFORMANCE AND MAINTENANCE.
- 1.2 ADDITIONAL EROSION CONTROL MEASURES MAY BE REQUIRED DUE TO UNPREDICTED CONDITIONS.
- 1.3 SEDIMENT CONTROL STRUCTURES SHALL BE DESIGNED AND CONSTRUCTED TO PREVENT EROSION AND SEDIMENTATION IN UPSTREAM AREAS. EROSION CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS. EROSION CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS.
- 1.4 SEDIMENT CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS. EROSION CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS.
- 1.5 ALL FENCE SHALL BE PLACED OPEN TO THE SIDE OF THE ROAD. FENCE SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS. EROSION CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS.

2.0 EXECUTION:

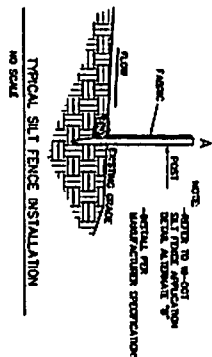
- 2.1 ALL DISTURBED AREAS SHALL HAVE TOPSOIL, LAYERS, AND BE SEEDING, MULCHED, AND FERTILIZED WITHIN 7 DAYS OF FINAL DISTURBANCE.
- 2.2 SEED SHALL BE PLANTED IN A MANNER THAT ALLOWS THE SEED TO BE COVERED AND PROTECTED FROM EROSION AND SEDIMENTATION. SEED SHALL BE PLANTED IN A MANNER THAT ALLOWS THE SEED TO BE COVERED AND PROTECTED FROM EROSION AND SEDIMENTATION.
- 2.3 FERTILIZER SHALL BE PLACED ON ALL AREAS WITHIN THE PROJECT LIMITS.
- 2.4 EROSION CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS. EROSION CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS.
- 2.5 SEDIMENT CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS. EROSION CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS.
- 2.6 SEDIMENT CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS. EROSION CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS.
- 2.7 SEDIMENT CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS. EROSION CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS.
- 2.8 SEDIMENT CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS. EROSION CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS.
- 2.9 SEDIMENT CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS. EROSION CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS.
- 2.10 SEDIMENT CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS. EROSION CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS.

3.0 MAINTENANCE:

- 3.1 MAINTENANCE OF ALL INSTALLED EROSION AND SEDIMENT CONTROL DEVICES SHALL BE THE RESPONSIBILITY OF THE OWNER. HOWEVER, THE INSTALLER SHALL PROVIDE REQUIRED MAINTENANCE AT THE DISCRETION OF THE OWNER.
- 3.2 INSPECTING ALL EROSION AND SEDIMENT CONTROL DEVICES DAILY AND WITHIN 24 HOURS OF A RAINFALL EVENT OF 0.5 INCHES OR GREATER.
- 3.3 EROSION AREAS THAT HAVE BEEN DAMAGED OR ERODED SHALL BE RESTORED WITHIN 72 HOURS OF THE DAMAGE.
- 3.4 UNPAVED AREAS THAT HAVE BEEN DAMAGED OR ERODED SHALL BE RESTORED WITHIN 72 HOURS OF THE DAMAGE.
- 3.5 EROSION CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS. EROSION CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS.
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4.0 EROSION CONTROL MEASURES:

- 4.1 SEDIMENT CONTROL STRUCTURES SHALL BE DESIGNED AND CONSTRUCTED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS. EROSION CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS.
- 4.2 SEDIMENT CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS. EROSION CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS.
- 4.3 SEDIMENT CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS. EROSION CONTROL STRUCTURES SHALL BE DESIGNED TO PREVENT EROSION AND SEDIMENTATION IN DOWNSTREAM AREAS.
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GRADING & EROSION CONTROL PLAN

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GRADING & EROSION CONTROL PLAN