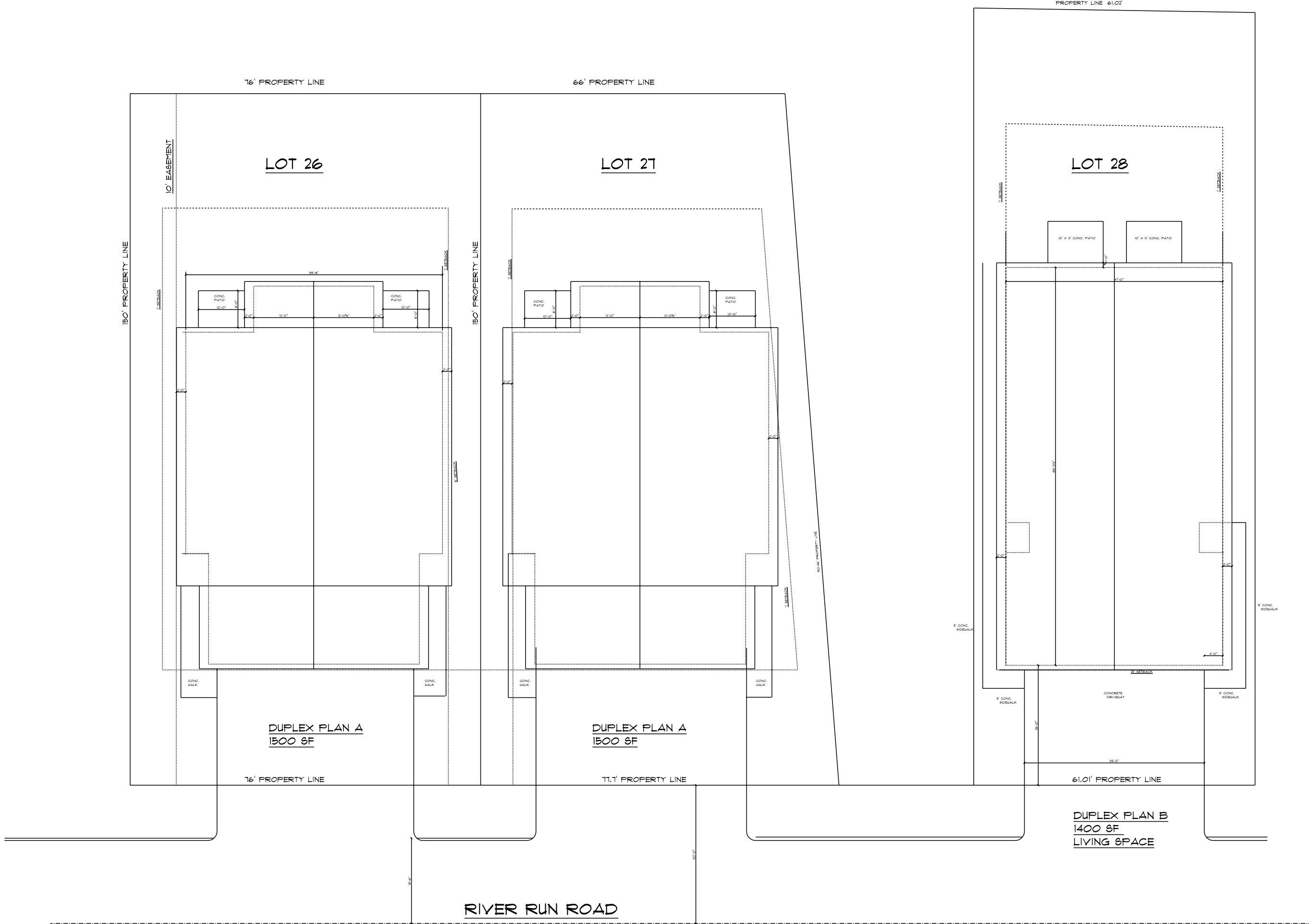


# DUPLEX FOR LOT 28 CHAMBERS-MARKLE FARMSTEAD SUBDIVISION LA CROSSE, WI



## INDEX OF DRAWINGS:

- T1 SITE PLAN
- A1 FLOOR PLAN
- A2 EXTERIOR ELEVATIONS
- A3 EXTERIOR ELEVATIONS
- A4 BUILDING SECTIONS
- A5 WINDOW & DOOR SCHEDULE
- S1 FOUNDATION PLAN
- S2 ROOF FRAMING PLAN

SEAL:

SCALE: AS NOTED
DRAWN BY: PCB
CHECKED BY:
DATE: 9/25/2025

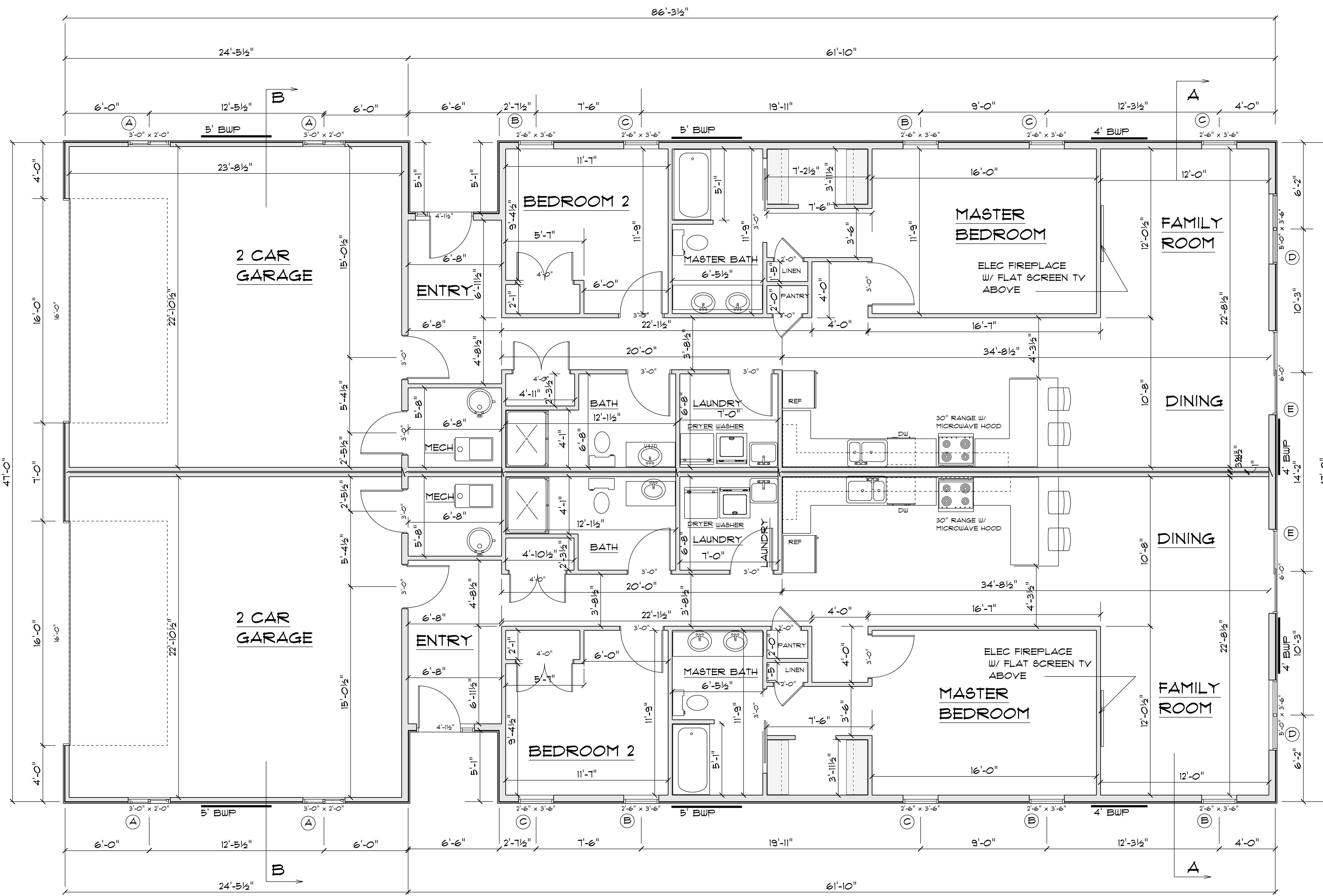
**MAKEPEACE ENGINEERING**

2845 MIDWEST DRIVE  
SUITE 103  
ONALASKA, WI 54650  
608.881.6030

DUPLEX FOR  
KARL SCHILLING  
CHAMBERS-MARKLE  
FARMSTEAD SUBDIVISION  
LOT 28  
LA CROSSE, WI

DUPLEX B  
SITE PLAN  
INDEX OF  
DRAWINGS

**T1**

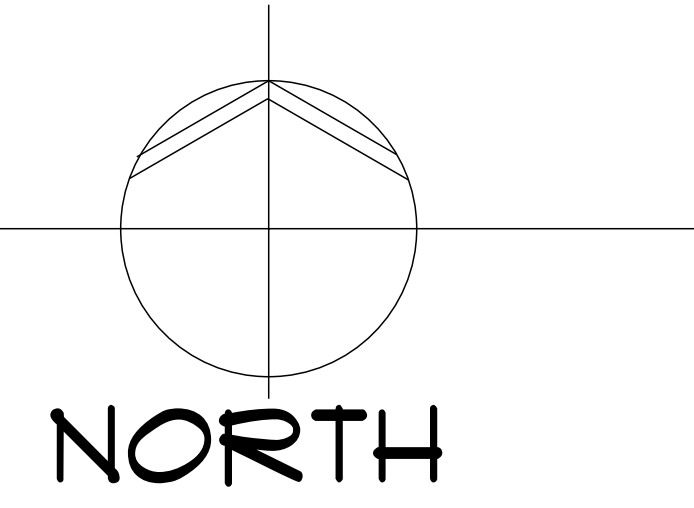


**GENERAL NOTES:**

- BUILDING IS FRAMED WITH 2 X 6 STUDS @ 16" O.C. FOR EXTERIOR WALLS.
- INTERIOR WALLS ARE 2 X 4 STUDS @ 16" OC.
- STRUCTURAL LUMBER USED FOR POSTS AND COLUMNS TO BE DOUG-FIR #1 GRADE OR BETTER
- FINAL KITCHEN DESIGN TO BE COORDINATED WITH THE OWNER AND THE CABINET SUPPLIER.
- THE GARAGE SHALL BE SEPARATED FROM THE HOUSE BY A 3/4 HOUR FIRE WALL. PROVIDE 5/8" TYPE X DRYWALL AT GARAGE CEILING AND WALLS BETWEEN THE HOUSE. THE DOOR AND FRAME BETWEEN THE GARAGE AND THE HOUSE SHALL BE A 20 MINUTE FIRE RATED DOOR.
- A LISTED AND LABELED MULTIPLE STATION SMOKE ALARM ALONG WITH BATTERY BACKUP SHALL BE INSTALLED IN ALL OF THE FOLLOWING LOCATIONS:
  - AN ALARM SHALL BE INSTALLED IN EACH SLEEPING ROOM.
  - A SMOKE DETECTOR SHALL BE INSTALLED OUTSIDE OF EACH SLEEPING ROOM.
  - SMOKE DETECTORS SHALL CONTINUOUSLY POWERED BY THE HOUSE ELECTRICAL SERVICE AND SHALL BE INTERCONNECTED SO THAT ACTIVATION OF ONE DETECTOR WILL CAUSE ACTIVATION OF ALL DETECTORS.
- CARBON MONOXIDE ALARMS WITH BATTERY BACKUP SHALL BE INSTALLED IN THE FOLLOWING LOCATIONS:
  - OUTSIDE OF EACH BEDROOM.
  - CARBON MONOXIDE DETECTORS SHALL BE CONTINUOUSLY POWERED BY THE HOUSE ELECTRICAL SERVICE AND SHALL BE INTERCONNECTED SO THAT ACTIVATION OF ONE DETECTOR WILL CAUSE ACTIVATION OF ALL DETECTORS.
- PROVIDE VENTED EXHAUST FANS IN ALL BATHROOMS, KITCHEN HOOD TO BE VENTED TO THE EXTERIOR.

# FLOOR PLAN - DUPLEX B

1/4" = 1'-0"



**WIND BRACING NOTES:**  
 WIND BRACING: REFER TO SHEET S2 FOR NAILING PATTERN  
 4' BWP = 4' OF BRACED WALL PANEL NAILING  
 REFER TO SHEET S2 FOR WIND BRACING NOTES

SEAL:

SCALE: AS NOTED
DRAWN BY: PCB
CHECKED BY:
DATE: 9/25/2025

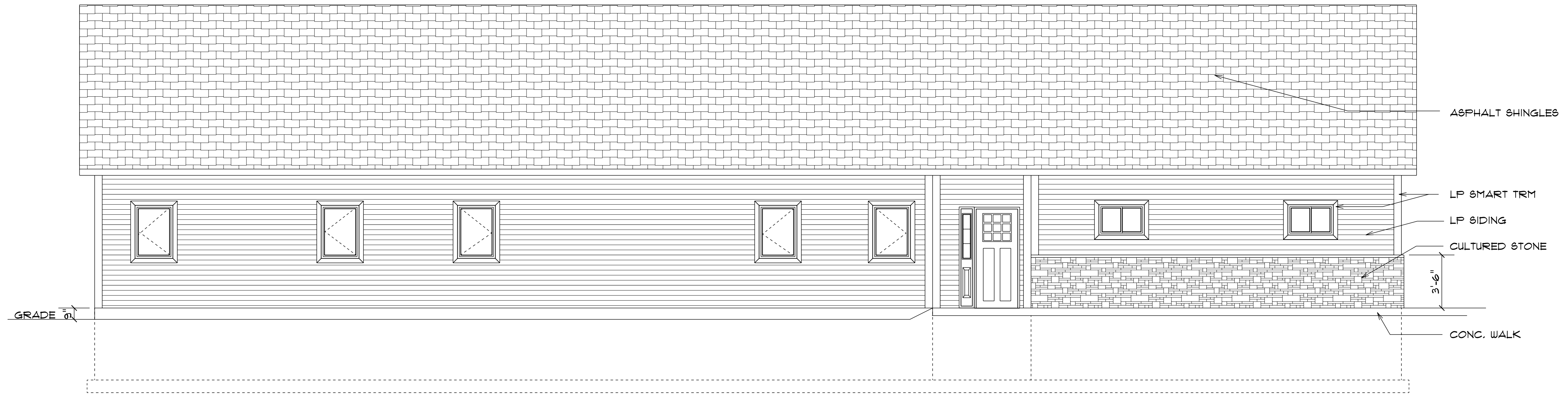
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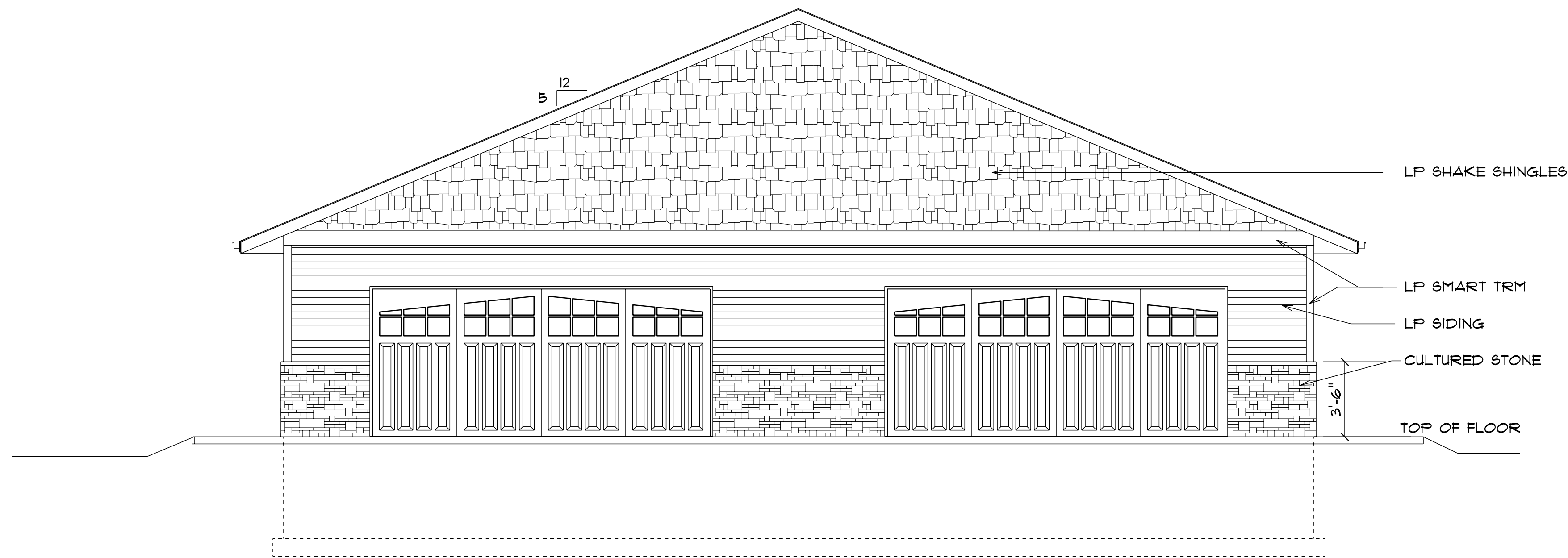
DUPLEX B  
 FLOOR PLAN

**A1**



# NORTH ELEVATION

1/4" = 1'-0"



# WEST ELEVATION

1/4" = 1'-0"

SEAL:

SCALE: AS NOTED

DRAWN BY: PCB

CHECKED BY:

DATE: 9/25/25

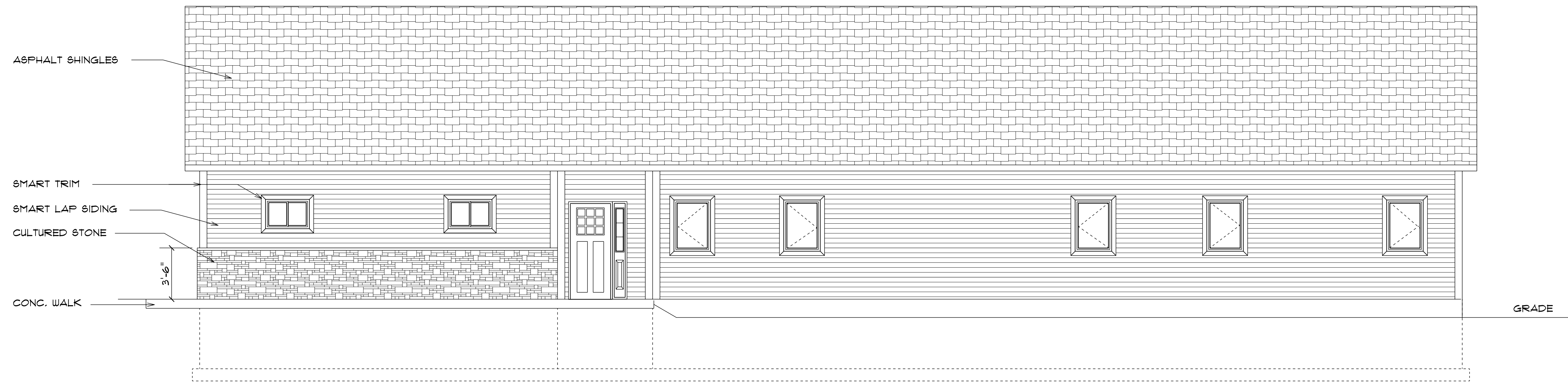


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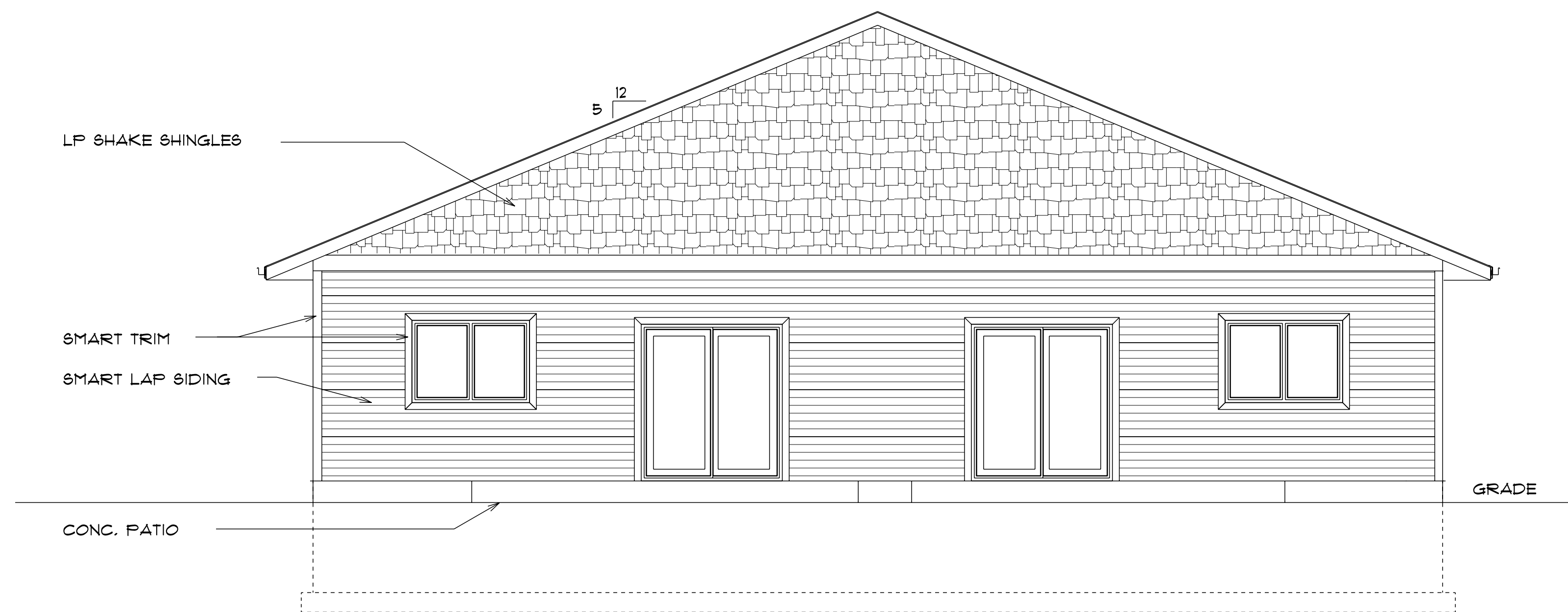
WEST AND  
NORTH  
ELEVATIONS  
DUPLEX B

A2



## SOUTH ELEVATION

1/4" = 1'-0"



## EAST ELEVATION

1/4" = 1'-0"

SEAL:

SCALE: AS NOTED

DRAWN BY: PCB

CHECKED BY:

DATE: 9/25/25

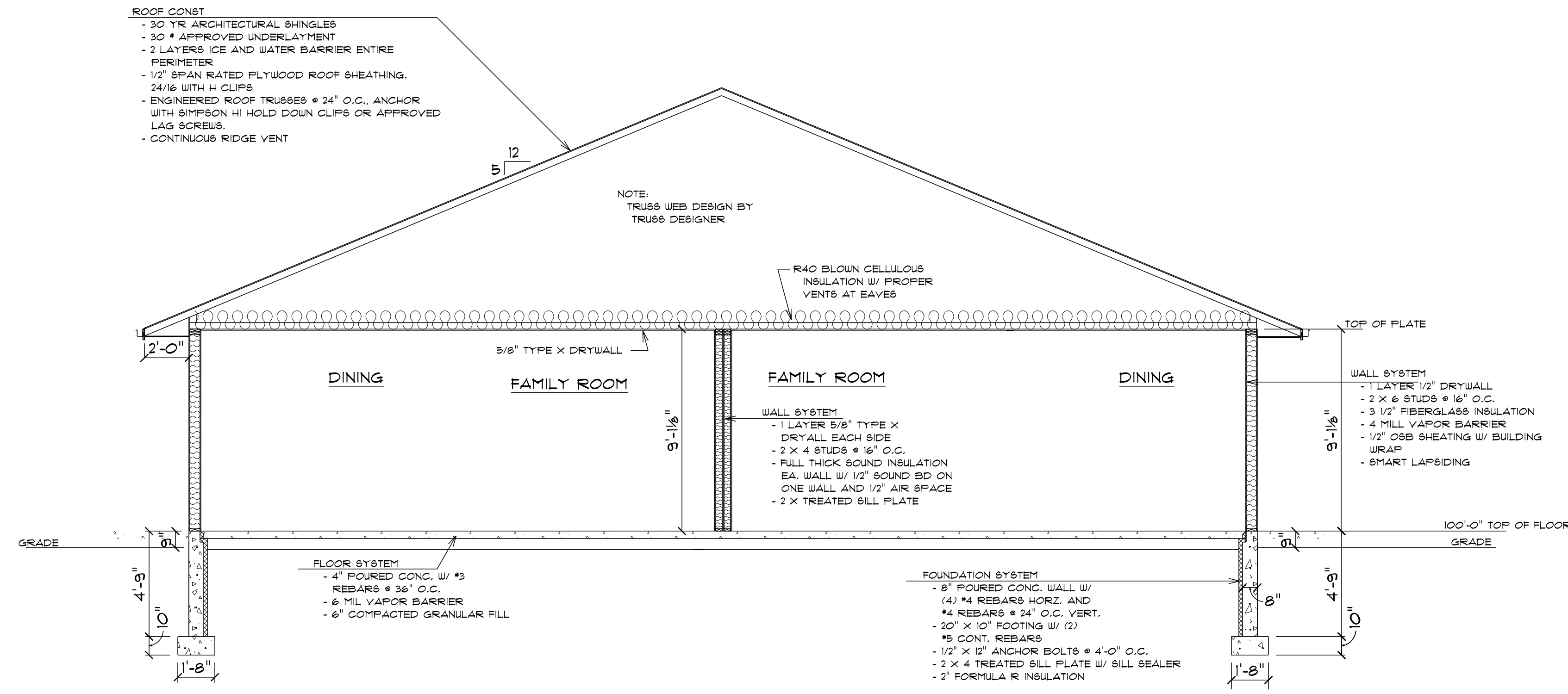


2845 MIDWEST DRIVE  
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DUPLEX  
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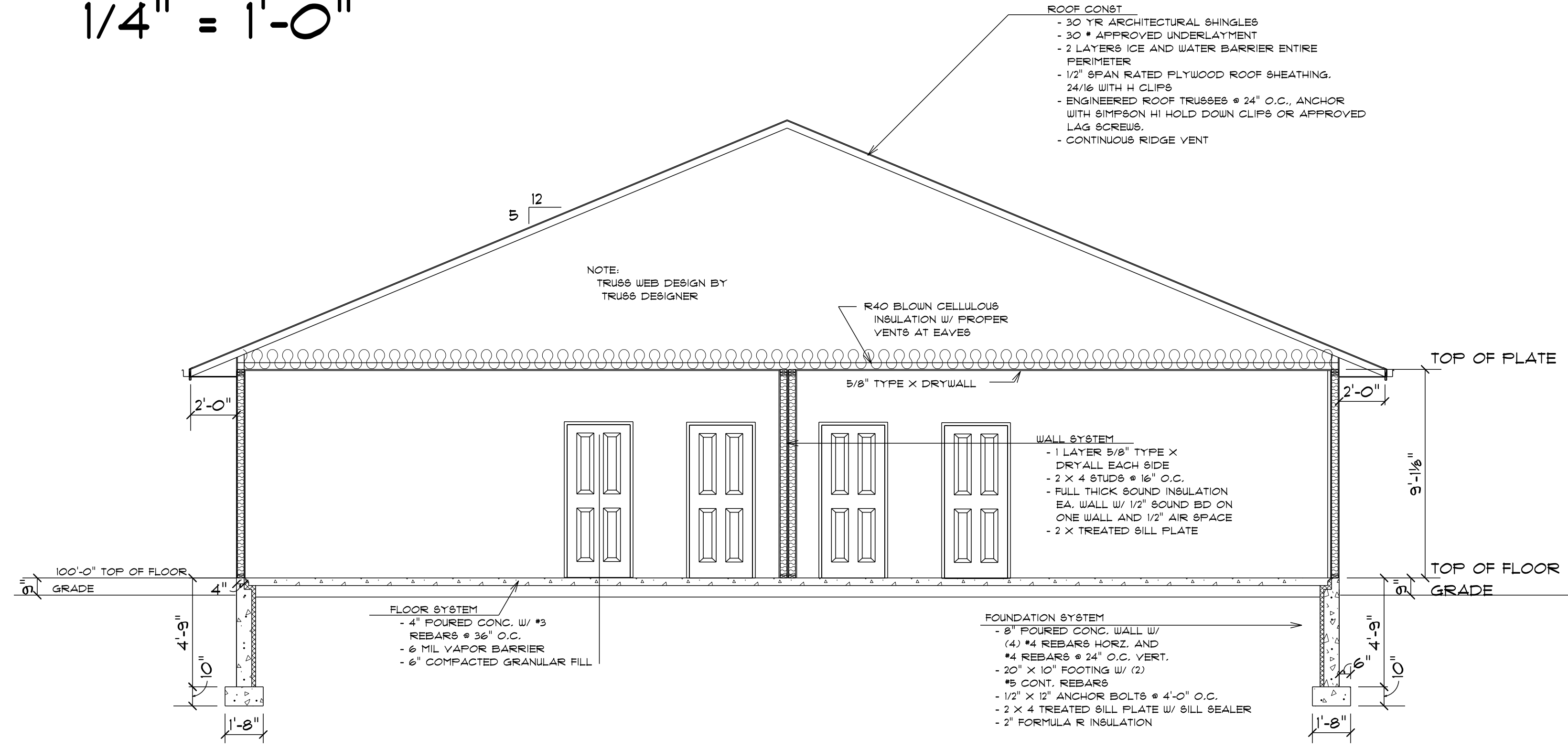
EAST AND  
SOUTH  
ELEVATIONS  
DUPLEX B

A3



# SECTION AA

1/4" = 1'-0"



# SECTION BB

1/4" = 1'-0"

SEAL:

SCALE: AS NOTED
DRAWN BY: PCB
CHECKED BY:
DATE: 9/25/2025

**MAKEPEACE ENGINEERING**

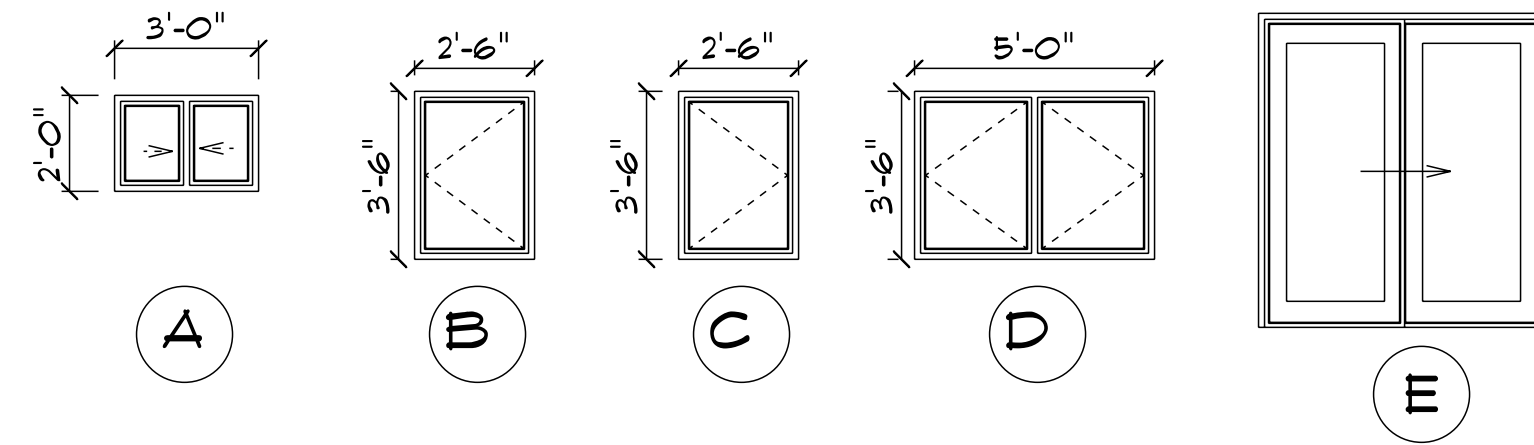
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LA CROSSE, WI

BUILDING SECTIONS

A4

WINDOW SCHEDULE										
MARK	FRAME SIZE	ROUGH OPENING	JAMB DEPTH	SERIES	TYPE	GLAZING	U-VALUE	SHGC	QUANTITY	REMARKS
A	3'-0" X 2'-0"	3'-0 3/4" X 2'-0 3/4"	4 9/16"	900	DOUBLE SLIDER	DOUBLE	.28	.28	4	
B	2'-6" X 3'-6"	2'-6 3/4" X 3'-6 3/4"	6 9/16"	500	LH CASEMENT	TRIPLE	.15	.22	5	
C	2'-6" X 3'-6"	2'-6 3/4" X 3'-6 3/4"	6 9/16"	500	RH CASEMENT	TRIPLE	.15	.22	5	
D	5'-0" X 3'-6"	5'-0 3/4" X 3'-6 3/4"	6 9/16"	500	DOUBLE CASEMENT	TRIPLE	.15	.22	2	
E	6'-1" X 6'-7 3/8"	6'-1 3/4" X 6'-8 1/4"	6 9/16"	2000	2 PANEL PATIO	TRIPLE	.24	.32	2	



WINDOW AND PATIO DOOR SPECIFICATIONS:

EQUAL TO RICHLIN WINDOWS SERIES 500 AND 600 WINDOWS AND SERIES 2000 PATIO DOORS

TRIPLE INSULATED WITH LOW E/ARGON OR DOUBLE INSULATED WITH LOW E/ARGON AS SCHEDULED  
FOAM FILLED FRAMES  
WHITE EXTERIOR/WHITE INTERIOR  
WHITE FACTORY APPLIED EXTENSION JAMBS  
NAILING FINIS

DOOR SCHEDULE					
LOCATION	SIZE	TYPE	HARDWARE	U-VALUE	REMARKS
ENTRY	3'0" X 6'8"	FIBERGLASS W/ 12" SIDELITE	ENTRY LOCKSET	.58	
GARAGE TO HOUSE	3'0" X 6'8"	INSULATED STEEL	ENTRY LOCKSET	.35	20 MINUTE FIRE DOOR/FRAME/HARDWARE
MECHANICAL ROOM	3'0" X 6'8"	INSULATED STEEL	PASSAGE SET	.35	20 MINUTE FIRE DOOR/FRAME/HARDWARE
ENTRY CLOSET	4'0" X 6'8"	PAIR FRENCH DOORS	DUMMY HANDLES		
LAUNDRY	3'0" X 6'8"	4 PANEL	PASSAGE SET		
BATH	3'0" X 6'8"	4 PANEL	PRIVACY LOCK		
KITCHEN PANTRY	2'0" X 6'8"	2 PANEL	PASSAGE SET		
BEDROOM 2 CLOSET	3'0" X 6'8"	4 PANEL	PRIVACY LOCK		
BEDROOM 2	4'0" X 6'8"	PAIR FRENCH DOORS	DUMMY HANDLES		
MASTER BEDROOM	3'0" X 6'8"	4 PANEL	PRIVACY LOCK		
MASTER BATH	3'0" X 6'8"	POCKET DOOR			
MASTER BATH LINEN CLOSET	1'6" X 6'8"	2 PANEL	PASSAGE SET		

SEAL:

SCALE: AS NOTED

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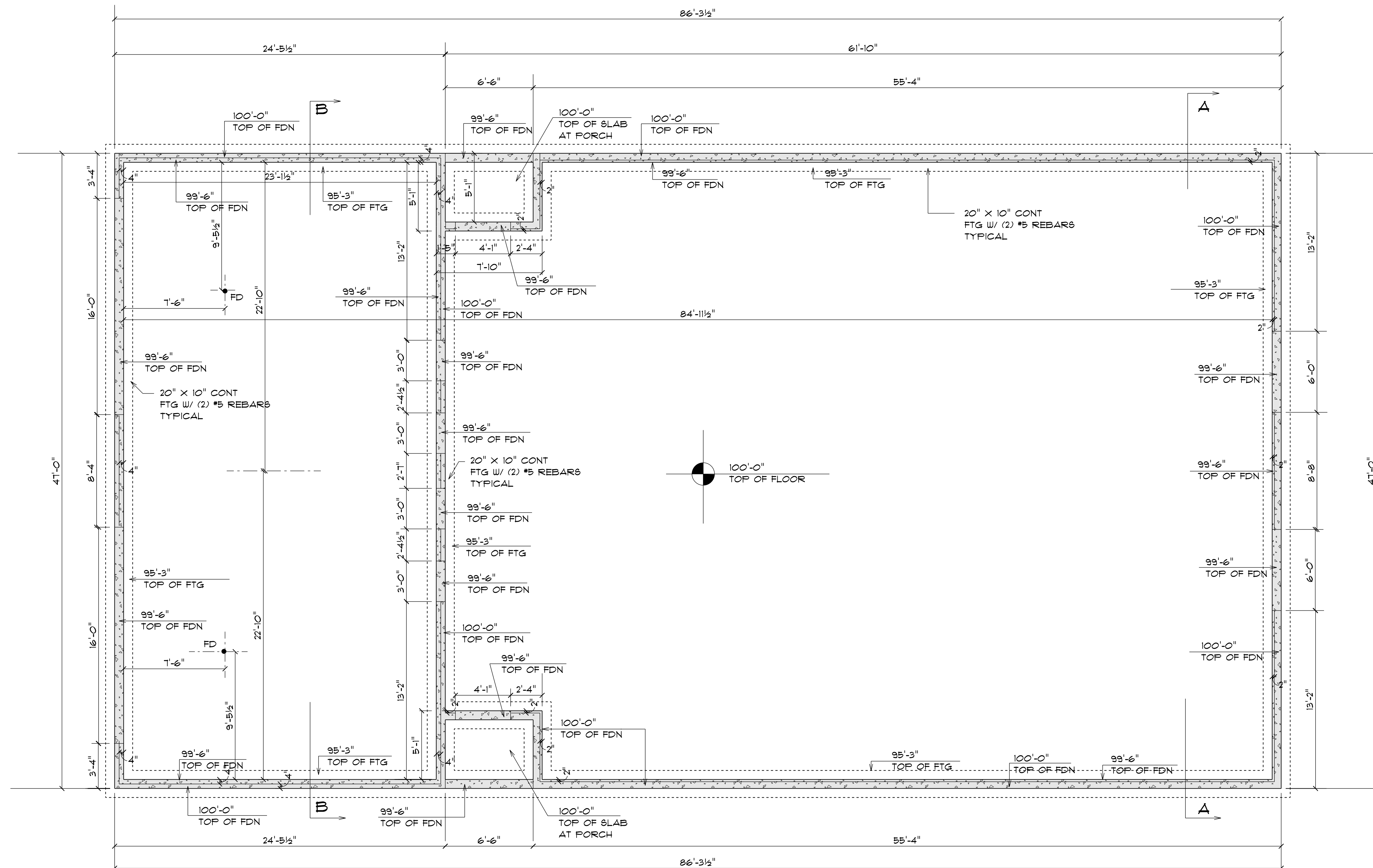


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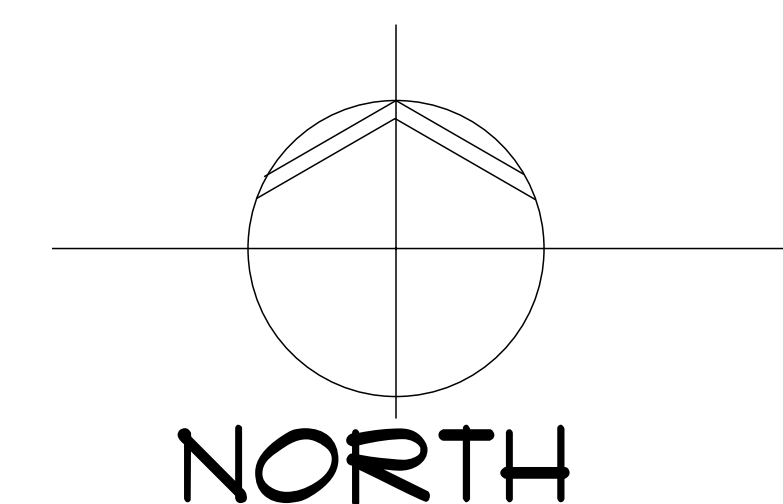
WINDOW  
AND  
DOOR  
SCHEDULES

A5



# FOUNDATION PLAN - DUPLEX B

1/4" = 1'-0"



**FOUNDATION GENERAL NOTES:**

- PROVIDE 1/4" SAW CUT CONTROL JOINTS IN FLOOR. JOINT SPACING TO BE 12' MAXIMUM IN ANY DIRECTION. SAW CUT JOINTS WITHIN 24 HOURS OF POURING CONCRETE.
- ANCHOR SILL PLATES TO FOUNDATION WALL WITH 1/2" DIAMETER A307 HEX HEAD ANCHOR BOLTS (1" EMBEDDED INTO CONCRETE) AT 4'-0" O.C. AND WITHIN 12" OF THE CORNERS. PROVIDE TREATED 2 X 6 # HOUSE OR 2 X 4 SILL PLATE # GARAGE AT TOP OF WALL WITH CONTINUOUS SILL SEALER. DRILL HOLES TO MATCH ANCHOR BOLT LOCATION AND ATTACH TO FOUNDATION WALL WITH WASHER AND NUT.
- PROVIDE FOUNDATION STEP DOWNS AT DOOR LOCATIONS AS SHOWN ON THE FOUNDATION PLAN.
- CONTINUOUS FOOTINGS TO HAVE (2) #5 CONTINUOUS REBARS 2" CLEAR FROM BOTTOM OF FOOTING, CONTINUOUS AROUND CORNERS. LAP SPLICES MIN. OF 15", STAGGER SPLICES.
- FOOTING TIE BARS: PROVIDE #4 BENT DOWELS @ 48" O.C. CAST INTO FOOTING. ALTERNATE DIRECTION OF BEND AND EXTEND 28" MINIMUM ABOVE FOOTING.
- VERTICAL WALL REINFORCING: PROVIDE #4 CONTINUOUS REBARS @ 24" O.C. FROM TOP OF FOOTING TO WITHIN 3" FROM TOP OF WALL. PLACE VERTICAL BARS IN CENTER OF WALL.
- HORIZONTAL WALL REINFORCING: PROVIDE #4 REBARS @ 16" O.C.
- CONCRETE FLOORS TO BE 4" THICK, 4000 PSI CONCRETE WITH #3 REBAR GRID 36" O.C. EACH WAY, CENTERED IN SLAB. PROVIDE 6 MIL POLY VAPOR BARRIER.
- INSTALL FLOOR DRAINS WITH SEDIMENT BASKETS IN GARAGE FLOOR. TIE DRAINS INTO BUILDING DRAIN/WASTE PIPING.
- PROVIDE FLOOR DRAIN IN MECHANICAL ROOM. COORDINATE WITH PLUMBER AND HVAC CONTRACTOR FOR FLOOR DRAIN LOCATION.
- SOIL BEARING PRESSURE IS ASSUMED TO BE 2000 PSI. ALL FOOTINGS TO BEAR ON UNDISTURBED SOIL OR MACHINE COMPACTED FILL.
- CONCRETE STRENGTH:  
3000 PSI # FOOTINGS  
4000 PSI # FOUNDATION WALLS, FLOORS, AND EXTERIOR SLABS.  
GRADE 60 REBARS

SEAL:

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FOUNDATION PLAN

**S1**

SEAL:

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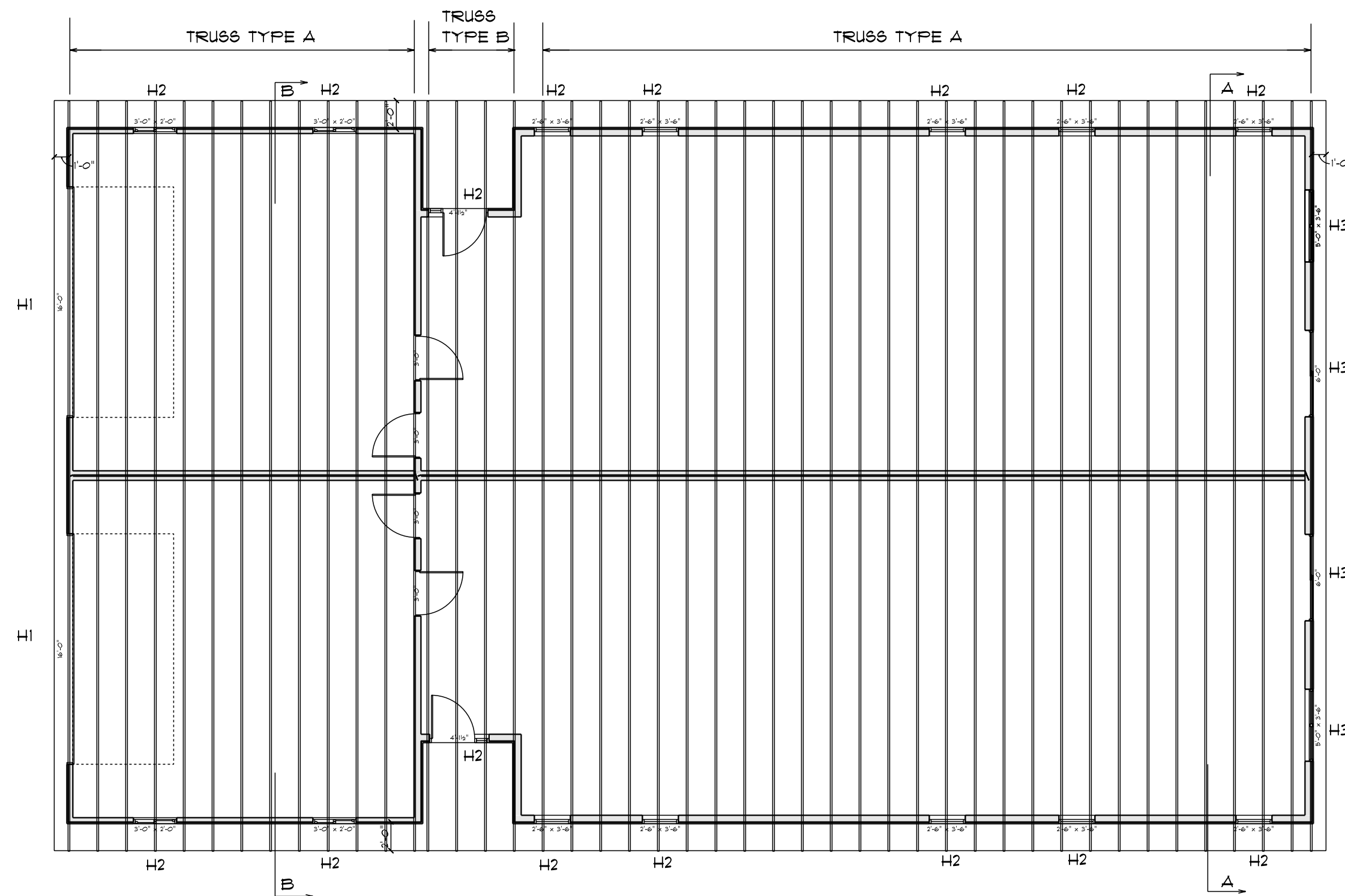


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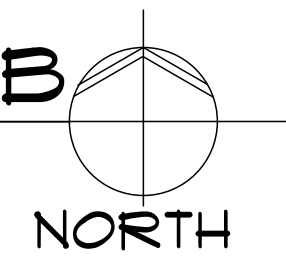
ROOF  
FRAMING  
PLAN  
TRUSSES

S2

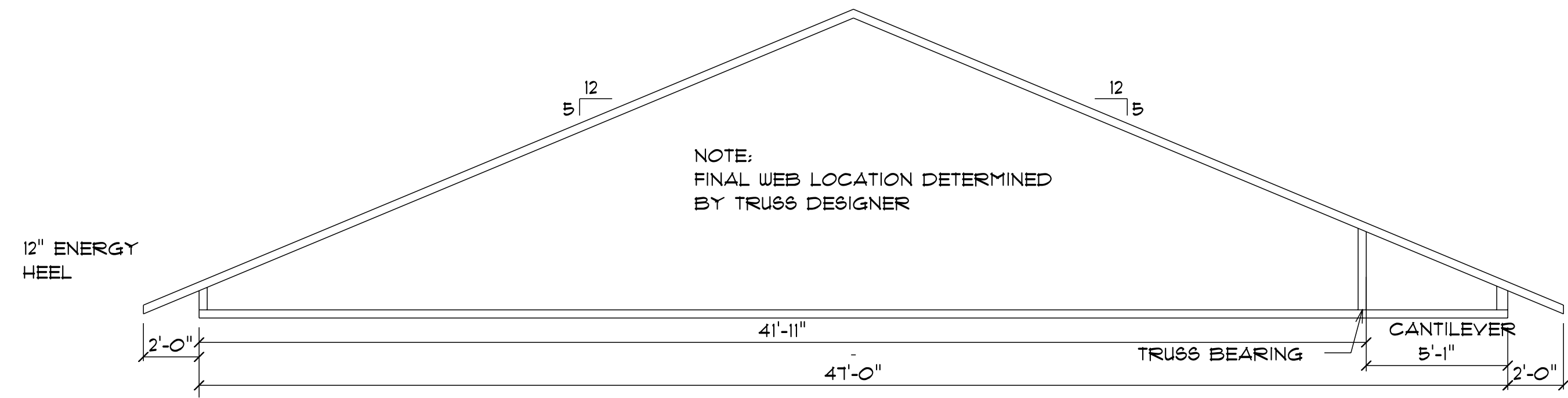


ROOF FRAMING PLAN - DUPLEX B

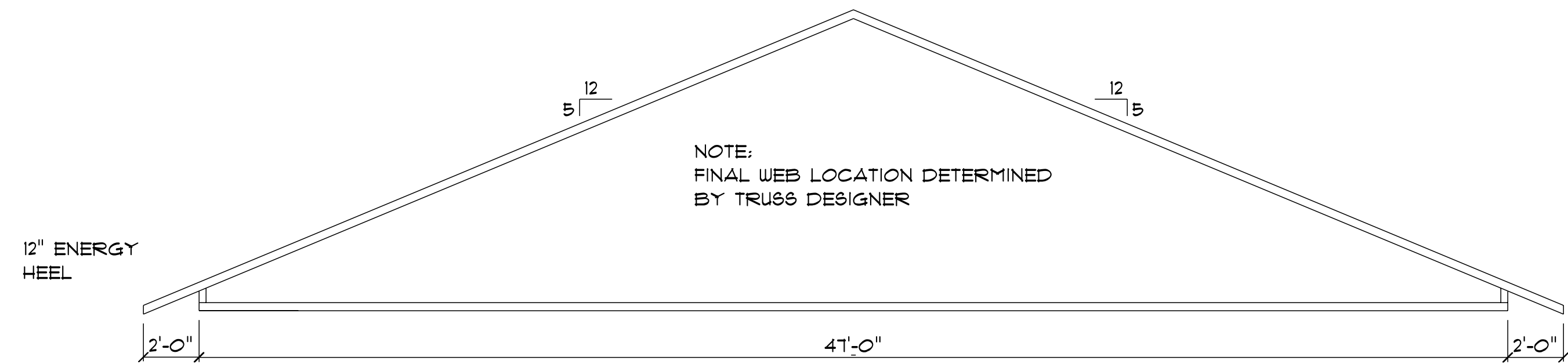
1/8" = 1'-0"



HEADER SCHEDULE	
MARK	SIZE
H1	(2) PLY 1 3/4" X 9 1/4" 2.0E MICROLAM LVL
H2	(2) PLY 1 3/4" X 5 1/2" 2.0E MICROLAM LVL
H3	(2) PLY 2 X 6



TRUSS TYPE B



TRUSS TYPE A

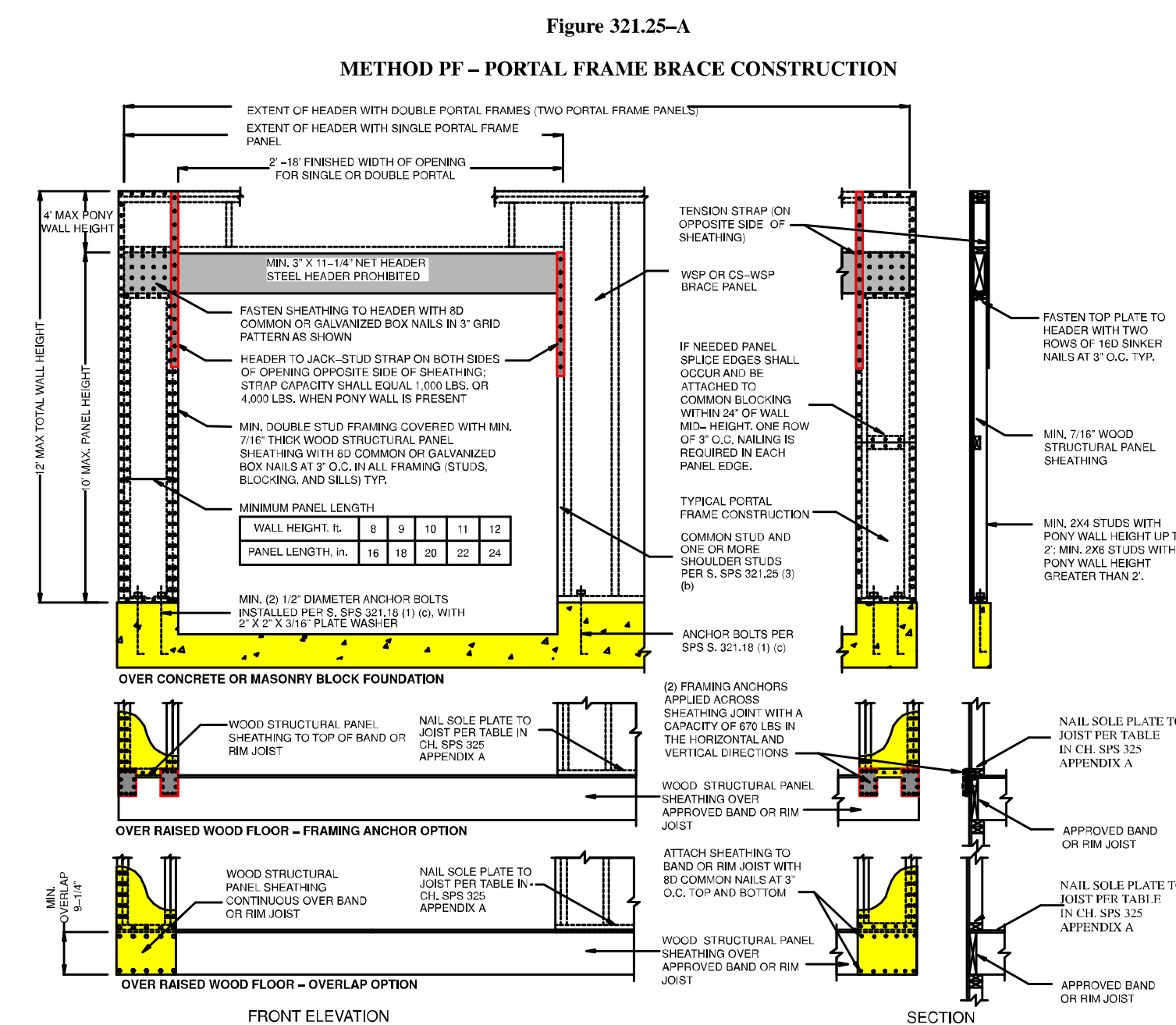
ROOF FRAMING NOTES:

- ROOF TRUSSES ARE TO BE DESIGNED BY A REPUTABLE TRUSS MANUFACTURER UTILIZING ALL APPLICABLE CODES REQUIRED BY THE STATE OF WISCONSIN. PROVIDE SHOP DRAWINGS CERTIFIED BY A REGISTERED WISCONSIN ENGINEER TO THE ARCHITECT FOR REVIEW.
- ALL TRUSSES ARE TO BE 2'-0" O.C. WITH A ROOF PITCH OF 5/12. ROOF FRAMING PLAN SHOWS THE INTENT OF THE ROOF FRAMING. FINAL TRUSS PLAN TO BE PROVIDED BY THE TRUSS MANUFACTURER. REFER TO TRUSS PROFILE DRAWINGS FOR OUT TO OUT SIZES AND BEARING POINTS.
- ALL ROOF TRUSSES TO BE DESIGNED WITH A 12" ENERGY HEEL. ROOF TRUSSES TO HAVE A 2'-0" OVERHANG AS NOTED ON THE SECTIONS AND ELEVATIONS. GABLE ENDS TO HAVE A LADDER FRAMED 1'-0" OVERHANG. PROVIDE WIND BRACING AS DETERMINED BY TRUSS ENGINEERING.
- PROVIDE CONTINUOUS RIDGE VENTING AND SOFFIT VENTS.
- PROVIDE CODE REQUIRED ATTACHMENT OF TRUSSES TO TOP PLATE WITH APPROVED HOLD DOWN CLIPS OR CODE APPROVED LAG BOLTS.
- ROOF SHEATHING:
  - A. 1/2" APA RATED PLYWOOD (24/16) GROUP I OR
  - B. 1/16" STRUCTURAL RATED OSB (24/16) FOR EXTERIOR USE
- ROOF LOADING:
  - SNOW = 30 PSF
  - DEAD = 15 PSF
  - WIND (UPLIFT) = 20 PSF

WIND BRACING NOTES:

- WIND BRACING TO BE CONTINUOUS SHEATHING METHOD PER SPS 321.25 1/16" WOOD STRUCTURAL PANEL (WSP) OVER 2 X 6 STUDS @ 16" O.C. NAILING PER TABLE 321.25-G.
  - 6d COMMON NAIL OR 8d BOX NAIL (2 3/8" LONG X 0.113" DIAMETER, OR 1/16" OF 1/2" CROWN 13-GAUGE STAPLES, 1 1/4" LONG. NAILING PATTERN: 6" EDGES, 12" FIELD FOR NAILS AND 3" EDGES, 6" FIELD FOR STAPLES.
- REQUIRED LENGTH OF CONTINUOUS BRACING ON WALLS PER TABLE 321.25-J
  - NORTH SIDE:
    - 86'-3 1/2" LONG REQUIRES 14'-0" OF FULL HEIGHT BRACING 14' PROVIDED
  - WEST SIDE W/ GARAGE INCLUDED:
    - PORTAL FRAMING FOR EACH GARAGE DOOR OPENING
  - SOUTH SIDE:
    - 86'-3 1/2" LONG REQUIRES 14'-0" OF FULL HEIGHT BRACING 14' PROVIDED
  - EAST SIDE:
    - 48'-0" LONG REQUIRES 1'-6" OF FULL HEIGHT BRACING 8'-0" PROVIDED
- GARAGE REQUIRES PORTAL FRAMING AT EACH DOOR OPENING AS SHOWN.

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SPS 321.25 WISCONSIN ADMINISTRATIVE CODE 48



PORTAL FRAMING