

LA CROSSE, WISCONSIN

ISG PROJECT # 24-32213



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A. ALL WORK SHALL CONFORM TO THE CONTRACT DOCUMENTS, WHICH INCLUDE BUT ARE NOT LIMITED TO, THE OWNER - CONTRACTOR AGREEMENT, THE GENERAL MANUAL, URBAN DESIGN AND CONSTRUCTION STANDARDS (ALL CONDITIONS AND SPECIFICATIONS), DRAWINGS OF ALL DISCIPLINES AND ALL ADDENDA, MODIFICATIONS AND CLARIFICATIONS ISSUED BY THE ARCHITECT / ENGINEER.

B. CONTRACT DOCUMENTS SHALL BE ISSUED TO ALL SUBCONTRACTORS BY THE GENERAL CONTRACTOR IN COMPLETE SETS IN ORDER TO ACHIEVE THE FULL COMPLIANCE AND CONFORMANCE OF THE PROJECT. THE GENERAL CONTRACTOR IS RESPONSIBLE FOR COORDINATING AND CORRELATING QUANTITIES AND DIMENSIONS.

C. WHEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS, NOTIFY ARCHITECT/ENGINEER OF ANY DISCREPANCIES OR CONDITIONS REQUIRING INFORMATION OR CLARIFICATION BEFORE PROCEEDING WITH THE WORK.

D. WHEN DETAILS TAKE PRECEDENCE OVER SCALED DIMENSIONS, NOTIFY ARCHITECT/ENGINEER OF ANY DISCREPANCIES OR CONDITIONS REQUIRING INFORMATION OR CLARIFICATION BEFORE PROCEEDING WITH THE WORK.

E. DETAILS SHOWN ARE INTENDED TO BE INDICATIVE. THE PROFILES AND TYPE OF MATERIALS TO BE USED MAY VARY. OTHER DETAILS NOT SHOWN ARE INTENDED IN CHARACTER TO DETAILS SHOWN WHERE SPECIFIC DIMENSIONS, DIMENSIONS OR DESIGN CONDITIONS ARE SPECIFIED. NOTIFY ARCHITECT/ENGINEER BEFORE PROCEEDING WITH THE WORK.

F. ALL MANUFACTURED ARTICLES, MATERIALS AND EQUIPMENT SHALL BE APPLIED, INSTALLED, CONNECTED, AND FINISHED IN ACCORDANCE WITH THE INSTRUCTIONS TO MANUFACTURERS' INSTRUCTIONS. IN CASE OF DISCREPANCIES BETWEEN MANUFACTURERS' INSTRUCTIONS AND THE CONTRACT DOCUMENTS, NOTIFY ARCHITECT/ENGINEER BEFORE PROCEEDING WITH THE WORK.

G. LARGE-SCALE, MORE SPECIFIC DETAILS TAKE PRECEDENCE OVER SMALLER-SCALE, LESS SPECIFIC DETAILS AND INFORMATION, MORE STRINGENT REQUIREMENTS TAKE PRECEDENCE OVER LESS STRINGENT REQUIREMENTS. NOTIFY ARCHITECT/ENGINEER OF ANY DISCREPANCIES OR CONDITIONS REQUIRING INFORMATION OR CLARIFICATION BEFORE PROCEEDING WITH THE WORK.

H. PROVIDE CONTINUOUS SEALANT AROUND ALL MATERIALS AT ALL INTERIOR AND EXTERIOR WALL PENETRATIONS. REFER TO SPECIFICATIONS FOR APPROPRIATE SEALANT.

I. ALL DISSIMILAR METALS SHALL BE EFFECTUALLY ISOLATED FROM EACH OTHER TO AVOID GALVANIC CORROSION.

J. SEAL ALL OPENINGS IN WALLS, FLOORS, CEILINGS, AND ROOFS, AROUND DUCTS, VENTS, TRAPS, ETC. TO PREVENT AIR OR WATER PENETRATIONS WITH FIRE STOPPING AS SPECIFIED AND REQUIRED BY CODES. IF FIRE STOPPING IS NOT REQUIRED AT PENETRATIONS PER CODE, SEAL WITH CONTINUOUS SEALANT.

K. REMOVE ALL EXISTING MATERIALS AND DEMOLITION OF EXISTING MATERIALS AS REQUIRED TO SEPARATE DEMOLITION AND CONSTRUCTION FROM EXISTING BUILDING.

L. PROVIDE BRACING AND SHORING AS REQUIRED TO PROTECT EXISTING STRUCTURE TO REMAIN. PROVIDE SECURE AND WEATHERPROOF ENCLOSURE OF TEMPORARY OPENINGS IN EXTERIOR WALLS. PROTECT ALL BUILDING MATERIALS FROM WEATHER DURING CONSTRUCTION.

M. RESTORE ALL EXISTING AREAS AFFECTED BY DEMOLITION AND RELATED NEW CONSTRUCTION TO THEIR ORIGINAL CONDITION, INCLUDING BUT NOT LIMITED TO WALLS, FLOORS, AND CEILINGS. PROVIDE FINISHES TO MATCH EXISTING.

N. PROVIDE SOLID WALL BACKING WITH METAL OR FIRE-RETARDANT WOOD BLOCKING BEHIND DOOR HARDWARE SUCH AS WALL STOPS, BUMPERS, HOLD OPENERS, ETC. AND AT ALL ITEMS REQUIRING FASTENING THROUGH GIP BD. TO BLOCKING.

O. RENDERED IMAGES MAY NOT BE AN ACCURATE REPRESENTATION OF BUILDING CONDITIONS. REFER TO PLANS AND DETAILS CONTAINED WITHIN FOR SCOPE OF WORK.

[illegible]

The diagram illustrates a comprehensive set of structural symbols organized into several functional groups:

- SECTION**: Includes a diamond symbol for a section cut, labeled with "SECTION NUMBER" and "SHEET NUMBER". A smaller version shows "ELEVATION NUMBER" and "SHEET NUMBER".
- INTERIOR / EXTERIOR ELEVATION**: Features a diamond symbol with "1" at each corner, indicating the area to be referenced.
- DETAIL CALLOUT**: Shows a dashed rectangle representing a detail area, with labels for "DETAIL NUMBER", "SHEET NUMBER", and "AREA OF DETAIL".
- DRAWING TITLE**: Displays a circle containing the number "1" next to the "VIEW NAME" and scale "1/8\" = 1'-0\"".
- ELEVATION**: Shows a circle with a horizontal line through it, labeled "LEVEL 1" and "100'-0\"".
- NEW CONSTRUCTION GRIDS**: A vertical grid line labeled "A" at the top.
- EXISTING CONSTRUCTION GRIDS**: A vertical grid line labeled "B" at the top.
- ALTERNATE CALLOUT**: A box labeled "ALT # 1/A1-11" pointing to a detail.
- KEYNOTE TAG**: A circle containing the number "3".
- DOOR NUMBERS**: A circle containing "101".
- WALL TYPE**: A diamond shape labeled "M12".
- SHEAR WALL TYPE**: A diamond shape labeled "SW1".
- SLAB TYPE**: A square labeled "SL#".
- CEILING, FLOOR, OR ROOF ASSEMBLY TYPE**: A square labeled "F1".
- WINDOW TYPE**: A rectangle labeled "AL15".
- EQUIPMENT TYPE**: The letter "A".
- FLOOR MATERIAL TYPE**: A box labeled "F FIN".
- MATERIAL TYPE**: A box labeled "FIN".
- CASEWORK TAG**: A diamond shape labeled "CDS" with arrows pointing to "MOD LINE 1" and "MOD LINE 2".
- FRAMING TAG**: A rectangle labeled "18K W8x24 (25) C=1\" 15K", with arrows pointing to "MEMBER SIZE", "NUMBER OF STUDS", "CAMBER SIZE", and "REACTION, TYPICAL BOTH ENDS".
- SYMBOL REFERENCE TO MOMENT CONNECTION DETAILS**: A small icon of two beams connected.
- FOOTING STEP**: A horizontal line with a downward arrow.
- LEDGE STEP**: A horizontal line with a downward arrow.
- FOOTING & LEDGE STEP**: A horizontal line with a downward arrow.
- BEAM SPlice SYMBOL**: A horizontal line with a break symbol.
- PIER TYPE**: A horizontal line labeled "P1".
- FOOTING TYPE**: A horizontal line labeled "F1".
- FOUNDATION WALL TYPE**: A horizontal line labeled "FDN1".
- DIRECTION OF INSTALL**: An arrow pointing right.
- SPOT ELEVATION**: A point with a label "???.100' - 0\" and "DESCRIPTION ELEVATION".
- CAP PLATE**: A horizontal line labeled "CP#".
- COLUMN TYPE**: A vertical line labeled "C# B/P#".
- BASE PLATE**: A horizontal line labeled "B/P#".
- WELD SYMBOL**: A symbol consisting of a circle and a line, labeled "REFER TO AWS FOR WELD SYMBOL STANDARDS".

PROJECT INDEX:

OWNER:

THREESIXTY REAL ESTATE, LLC
JEREMY NOVAK
1243 BADGER STREET
LA CROSSE, WISCONSIN 54601
608-782-7368
608-782-7369

PROJECT ADDRESS:

**BADGER WEST DEVELOPMENT
ADDRESS
LA CROSSE, WISCONSIN 54601**

MANAGING OFFICE:



LA CROSSE OFFICE
201 MAIN STREET
SUITE 1020
LA CROSSE, WISCONSIN 54601
PHONE: 608.789.2034

PROJECT MANAGER: RYAN WELKE
EMAIL: RYAN.WELKE@ISGINC.COM

**TITLE SHEET,
SHEET INDEX,
PROJECT
GENERAL NOTES**

SHEET

G1-10

PRELIMINARY NOT FOR CONSTRUCTION PRELIMINARY NOT FOR CONSTRUCTION

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PROJECT

THREESIXTY REAL ESTATE BADGER WEST DEVELOPMENT

LA CROSSE WISCONSIN

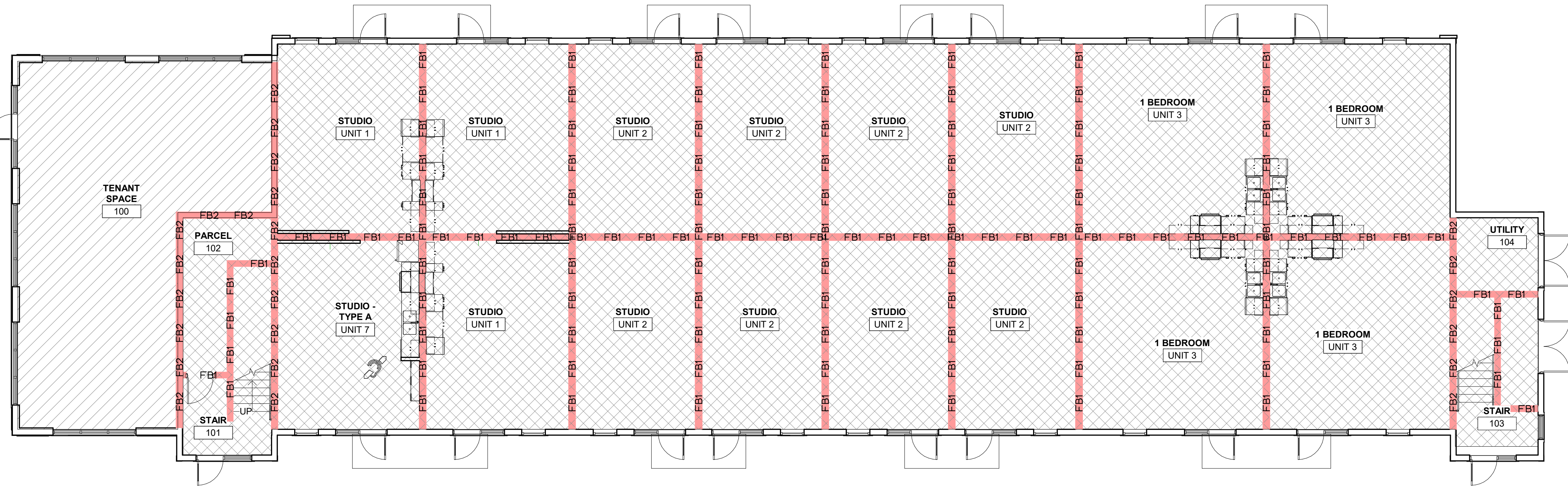
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PROJECT NO. 24-32213

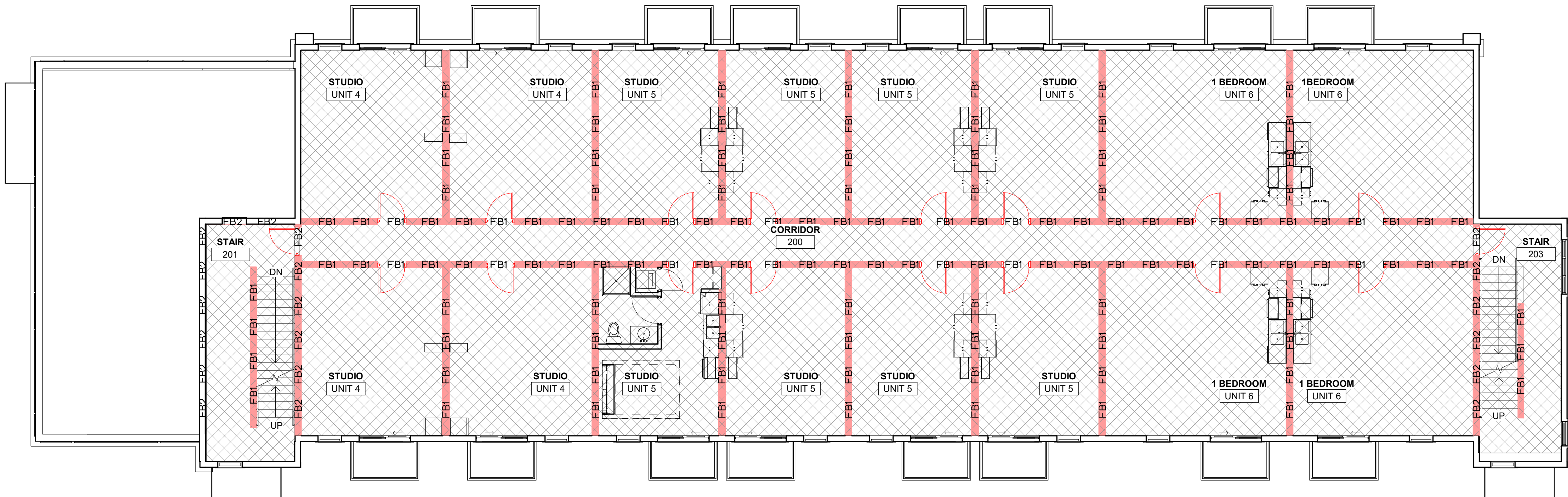
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DRAWN BY	Author
DESIGNED BY	Designer
REVIEWED BY	Checker
ORIGINAL ISSUE DATE	MM/DD/YY
CLIENT PROJECT NO.	

TITLE

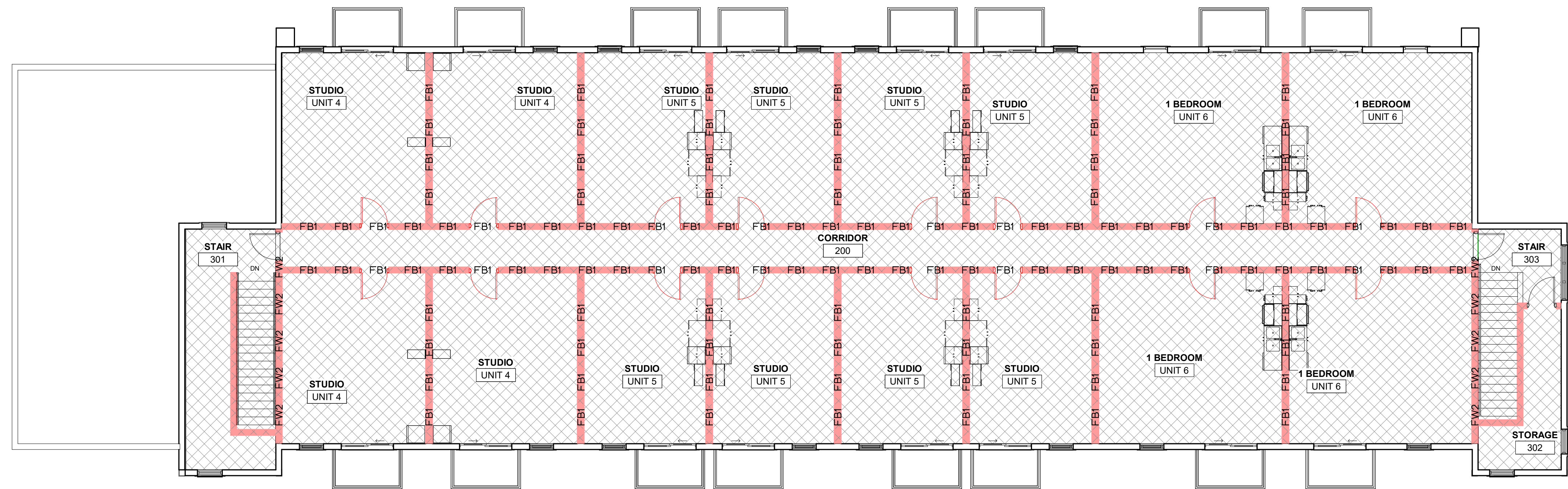
**TITLE SHEET,
SHEET INDEX,
PROJECT
GENERAL NOTES**



1 FIRST FLOOR CODE DATA PLAN
1/8" = 1'-0"



2 SECOND FLOOR CODE DATA PLAN
1/8" = 1'-0"



3 THIRD FLOOR CODE DATA PLAN
1/8" = 1'-0"

- CODE DATA PLAN STANDARDS:
1. ALL FIRE RATING WALL TYPE PARAMETERS MUST MATCH THE CODE DATA PLAN KEY ABBREVIATIONS.
A. USE THE DYNAMO SCRIPT "WALL FIRE RATINGS" TO GENERATE GRAPHICS IN THE ACTIVE PLAN VIEW
 2. REMOVE THIS NOTE WHEN VERIFIED.

GENERAL CODE DATA

(insert code data here)

WALL LEGEND

- EXISTING CONSTRUCTION TO REMAIN
- EXISTING RATED INTERIOR CONSTRUCTION TO REMAIN
- EXISTING RATED EXTERIOR CONSTRUCTION TO REMAIN
- NEW CONSTRUCTION
- NEW RATED INTERIOR CONSTRUCTION
- NEW RATED EXTERIOR CONSTRUCTION

CONTRACTOR TO VERIFY EXISTING RATED WALL CONSTRUCTION IN FIELD AND REPORT ANY DISCREPANCIES TO THE PROJECT ARCHITECT.

CODE DATA PLAN KEY

- EGRESS WIDTH INCHES
- EGRESS OCCUPANT CAPACITY
- COMMON PATH OF TRAVEL
- EGRESS PATH
- EXIT
- SEMI-RECESSED FIRE EXTINGUISHER CABINET COLOR, ENSURE TO COORDINATE WITH SPEC
- FRONTAGE DISTANCE
- KNOX BOX
- DOOR ACTUATOR BUTTON
- FIRE DEPARTMENT CONNECTION
- 2-HOUR FIRE WALL
- 2-HOUR FIRE BARRIER
- 1-HOUR FIRE BARRIER
- SIGHT/HEARING IMPAIRED UNIT

FIRE WALLS, FIRE BARRIERS, FIRE PARTITIONS, SMOKE BARRIERS AND SMOKE PARTITIONS OR ANY OTHER WALL REQUIRED TO HAVE PROTECTED OPENINGS OR PENETRATIONS SHALL BE EFFECTIVELY AND PERMANENTLY IDENTIFIED WITH SIGNS OR STENCILING, SUCH IDENTIFICATION SHALL:

1. BE LOCATED IN ACCESSIBLE CONCEALED FLOOR, FLOOR-CEILING OR ATTIC SPACES
2. BE LOCATED WITHIN 15 FEET OF THE END OF EACH WALL AND AT INTERVALS NOT EXCEEDING 30 FEET MEASURED HORIZONTALLY ALONG THE WALL OR PARTITION, AND
3. INCLUDE LETTERING NOT LESS THAN 3 INCHES IN HEIGHT WITH A MINIMUM 3/8" STROKE IN A CONTRASTING COLOR INCORPORATING THE SUGGESTED WORDING "FIRE AND/OR SMOKE BARRIER - PROTECT ALL OPENINGS" OR OTHER SIMILAR WORDING.

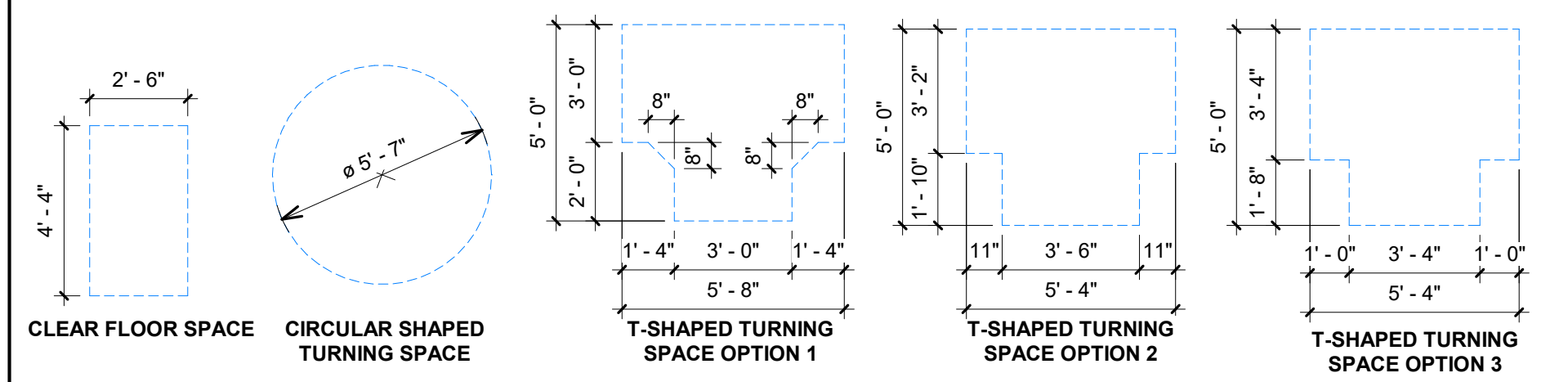
- AREA OF BUILDING TO BE EQUIPPED WITH SPRINKLER SYSTEM DESIGNED TO NFPA 13R
- AREA OF BUILDING TO BE EQUIPPED WITH SPRINKLER SYSTEM DESIGNED TO NFPA 13

FIRE SUPPRESSION NOTES (NEW SPRINKLER SYSTEM)

THROUGHOUT AREA OF WORK, PROVIDE A NEW NFPA 13 FIRE SUPPRESSION (SPRINKLER) SYSTEM. THE LICENSED AUTOMATIC SPRINKLER SYSTEM DESIGNER / INSTALLER SHALL FIELD VERIFY ALL CONDITIONS PRIOR TO BID. THE NFPA 13 SPRINKLER SYSTEM SHALL BE DESIGNED, INSTALLED, AND TESTED BY A LICENSED AUTOMATIC SPRINKLER SYSTEM DESIGNER / INSTALLER AND SHALL MEET ALL APPLICABLE CODE REQUIREMENTS. THE LICENSED AUTOMATIC SPRINKLER SYSTEM DESIGNER SHALL PROVIDE AUTOMATIC SPRINKLER SYSTEM DESIGN DOCUMENTS AND SHALL SUBMIT THEM TO ALL APPLICABLE JURISDICTIONS AND AUTHORITIES AND SHALL PROCURE ALL NECESSARY PERMITS. SPRINKLER DESIGNER / INSTALLER SHALL PAY ALL NECESSARY PERMITTING FEES.

- DESIGN OF NEW NFPA 13 SPRINKLER SYSTEM SHALL BE BASED ON, BUT NOT LIMITED TO THE FOLLOWING CRITERIA:
1. COMPLY WITH NFPA 13 AND ALL OTHER APPLICABLE CODES.
 2. DESIGN SPRINKLER HEAD LAYOUT TO PROVIDE ADEQUATE COVERAGE PER CODE REQUIREMENTS.
 3. DESIGN SPRINKLER HEAD AND PIPING LAYOUT INCLUDING ALL DROPS, ARM-OVERS AND MAIN PIPES TO AVOID DIFFUSERS, LIGHT FIXTURES, MECHANICAL WORK, PLUMBING WORK, ELECTRICAL WORK, NEW CONSTRUCTION WORK AND ALL OTHER WORK AND COMPONENTS IN THE CONTRACT.
 4. PROVIDE PROPER COVERAGE IN CONCEALED SPACES AS REQUIRED PER CODE.
 5. ALL SPRINKLER PIPING AND COMPONENTS SHALL BE CONCEALED ABOVE CEILINGS AND WITHIN WALLS.
 6. ALL SPRINKLER HEADS TO BE INSTALLED IN ACOUSTICAL CEILING TILE SHALL BE INSTALLED IN CENTER OF TILE.

ANSI A117.1 2017 NEW BUILDING CLEARANCE LEGEND



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PROJECT

**THREESIXTY
REAL ESTATE
BADGER WEST
DEVELOPMENT**

LA CROSSE

WISCONSIN

REVISION SCHEDULE		
DATE	DESCRIPTION	BY

PROJECT NO. 24-32213
FILE NAME
DRAWN BY Author
DESIGNED BY Designer
REVIEWED BY Checker
ORIGINAL ISSUE DATE MM/DD/YY
CLIENT PROJECT NO.

TITLE

**CODE DATA AND
CODE DATA PLAN**

SHEET

G1-21

PRELIMINARY NOT FOR CONSTRUCTION PRELIMINARY NOT FOR CONSTRUCTION

EXISTING		PROPOSED
	STORM MANHOLE	
	STORM CATCH BASIN	
EX CO	STORM CLEANOUT	
	STORM CULVERT	
	DOWNSPOUT	
	ROOF DRAIN	
	SANITARY MANHOLE	
EX CO	SANITARY CLEANOUT	
	LIFT STATION	
	WATER REDUCER	
	WATER VALVE	
	WATER VALVE MAHOLE	
	WATER CURB STOP	
	WATER SHUT-OFF	
EX POST INDICATOR VALVE	POST INDICATOR VALVE	
	FIRE DEPARTMENT CONNECTION	
	WELL	
	MONITORING WELL	
	LAWN SPRINKLER BOX	
	LAWN SPRINKLER HEAD	
	HYDRANT	
EX YARD HYD	YARD HYDRANT	
	UTILITY POLE	
	LIGHT POLE	
	GROUND LIGHT	
	GUY WIRE	
	TRANSFORMER	
	HANDHOLE	
EX ELEC MH	ELECTRIC MANHOLE	
	ELECTRIC METER	
	UTILITY VAULT	
	AIR CONDITIONER	
	GAS METER	
	GAS VALVE	
	SOIL BORING	
	FLAG POLE	
	MAILBOX	
EX SIGNAL	TRAFFIC SIGNAL	
	SIGN	
	STREET SIGN	
	WHEEL STOP	
	RAILROAD CROSSING SIGN	
	POST	
	DECIDUOUS TREE	
	CONIFEROUS TREE	
	BUSH	
	TREE STUMP	
	WETLAND / MARSH	
	ROCK / BOULDER	

NOTE:
CONTRACTOR SHALL FIELD VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES.

EXISTING		PROPOSED
--- >> ---	STORM DRAIN	--- >> ---
--- > ---	SANITARY SEWER	--- > ---
--- > ---	SANITARY SEWER FORCEMAIN	--- > ---
--- ---	WATER MAIN	--- ---
--- G ---	GAS	--- G ---
--- OE ---	OVERHEAD ELECTRIC	--- OE ---
--- UE ---	UNDERGROUND ELECTRIC	--- UE ---
--- UT ---	UNDERGROUND TELEPHONE	--- UT ---
--- UTV ---	UNDERGROUND TV	--- UTV ---
--- CHL ---	OVERHEAD UTILITY	--- CHL ---
--- UTL ---	UNDERGROUND UTILITY	--- UTL ---
--- FBO ---	FIBER OPTIC	--- FBO ---
--- WET ---	WETLAND	--- WET ---
--- W ---	WATER EDGE	---
--- X --- X ---	FENCE LINE	--- X --- X ---
~~~~~	TREE LINE	~~~~~
---	PROPERTY / LOT LINE	----
---	RIGHT OF WAY LINE	---
--- Δ --- Δ ---	ACCESS CONTROL	---
-----	EASEMENT LINE	-----

NOTE:  
CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES.

ADA	AMERICANS WITH DISABILITIES ACT	IN	INCH
ADD	ADDENDUM	IN	INVERT
AF	AFTER FINISHED FLOOR	IR	IRON PIPE
AG	AGGREGATE	IPS	IRON PIPE SIZE
APPROX	APPROXIMATE	J-BOX	JUNCTION BOX
ARCH	ARCHITECT, ARCHITECTURAL	JT	JOINT
BFC	BASEMENT FLOOR ELEVATION	LF	LINEAR FEET
BT	BUILDING	LN	LINE
BLDG	BUILDING	LPS	LOW PRESSURE STEAM
BM	BENCHMARK	LUM	LUMP SUM
CAD	COMPUTERIZED DESIGN	LSO	LOWEST STRUCTURAL OPENING
CA	CALCULATED	MAX	MAXIMUM
CS	CUBIC FEET PER SECOND	MB	MAIL BOX
CF	CUBIC FOOT	MECH	MECHANICAL
CI	CAST IRON	MH	MANHOLE
CIP	CAST IRON PIPE	MN	MINIMUM
CIPC	CAST IN PLACE CONCRETE	MISC	MISCELLANEOUS
CIJ	CONTROL JOINT	NO	NUMBER
CL	CENTERLINE	NTS	NOT TO SCALE
CMP	CORROSION METAL PIPE	NS	NORMAL WATER LEVEL
CO	CLEANOUT	ON	ON CENTER
CONC	CONCRETE	OCEW	ON CENTER EACH WAY
CONST	CONSTRUCTION	OH	OVERHEAD
CON	CONVENTION	OHV	ORDINARY HIGH WATER LEVEL
CR	COUNTY ROAD	OZ	OVERHEAD DOOR
CU	CUBIC YARD	OUN	OUNCE
CAG	CURBS AND GUTTER	PCF	PORTLAND CEMENT CONCRETE
CSO	SEWER	PEDEST	PEDESTAL, PEDESTRIAN
DI	DROP INTAKE	PERF	PERFORATED
DI	DIAMETER	PL	PROPERTY LINE
DMA	DIMENSION	PP	POLYPROPYLENE
DN	DOWNCUT	PSI	POUNDS PER SQUARE INCH
EA	EACH	PVC	POLYVINYL CHLORIDE
ELEC	ELECTRICAL	PWM	PAVEMENT
ELEV	ELEVATION	QTY	QUANTITY
EOP	ELECTRICAL OVERFLOW	R	RM
EQ	EQUAL	RAD	RADIUS
EX	EXISTING	RD	REINFORCED CONCRETE PIPE
FIG	FIGURE GRADE	RO	ROAD RAIN
FG	FIELD DEPARTMENT CONNECTION	REBAR	REINFORCING BAR
FIN	FOUNDATION	REM	REMOVE
FES	FLARED END SECTION	RW	RIGHT OF WAY
FEF	FINISHED FLOOR ELEVATION	RW	RIGHT OF WAY
FFM	FEET PER MINUTE	SA	SANITARY
FPS	FEET PER SECOND	SCH	SCHEDULE
FT	FEET	SF	SQUARE FOOT
FT	FOOT	SPEC	SPECIFICATION
GA	GALLONS	STA	STATION
GALL	GALLON	STR	STREET
GALV	GALVANIZED	STM	STORM
G	GENERAL CONTRACTOR	SY	SQUARE YARD
GFE	GARAGE FLOOR ELEVATION	TEL	TELEPHONE
GL	GUTTER LINE	TEMP	TEMPORARY
GPM	GALLONS PER MINUTE	THRU	THROUGH
GV	GATE VALVE	THN	TOP OUT OF FIRE HYDRANT
H	HIGH DENSITY POLYETHYLENE	TRANS	TRANSFORMER
HOPE	HIGH DENSITY POLYETHYLENE	TV	TELEVISION
H	HAND	TW	TWO OF WALL
HMA	HOT MIX ASPHALT	UT	UTILITY, UNDERGROUND
HORIZ	HORIZONTAL	UTP	UTILITY, UNDERGROUND
HOU	HOUR	TEL	TELEPHONE
HVL	HIGH WATER LEVEL	VCP	VITRIFIED CLAY PIPE
HWY	HIGHWAY	W	WITHOUT
HYD	HYDRANT	W	WITH
INVERT	INVERT	Y	YARD
DI	INSIDE DIAMETER	YR	YEAR



0 250 500

SCALE IN FEET

1. ALL WORK SHALL CONFORM TO THE CONTRACT DOCUMENTS, WHICH INCLUDE, BUT ARE NOT LIMITED TO, THE OWNER - CONTRACTOR AGREEMENT, THE PROJECT MANUAL (WHICH INCLUDES GENERAL SUPPLEMENTARY CONDITIONS AND SPECIFICATIONS), DRAWINGS OF ALL DISCIPLINE AND ALL ADDENDA, MODIFICATIONS, AND CLARIFICATIONS ISSUED BY ARCHITECT/ENGINEER.

2. CONTRACT DOCUMENTS SHALL BE ISSUED TO ALL SUBCONTRACTORS BY THE GENERAL CONTRACTOR IN COMPLETE SETS IN ORDER TO ACHIEVE THE FULL EXTENT AND COMPLETE COORDINATION OF ALL WORK.

3. WRITTEN DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS. NOTIFY ARCHITECT/ENGINEER OF ANY DISCREPANCIES OR CONDITIONS REQUIRING INFORMATION OR CLARIFICATION BEFORE PROCEEDING WITH THE WORK.

4. FIELD VERIFY ALL EXISTING CONDITIONS AND DIMENSIONS. NOTIFY ARCHITECT/ENGINEER OF ANY DISCREPANCIES OR CONDITIONS REQUIRING INFORMATION OR CLARIFICATION BEFORE PROCEEDING WITH THE WORK.

5. DETAILS SHOWN ARE INTENDED TO BE INDICATIVE OF THE PROFILES AND TYPE OF DETAILS REQUIRED THROUGHOUT THE WORK. DETAILS NOT SHOWN ARE SIMILAR IN CHARACTER TO DETAILS SHOWN, WHERE SPECIFIC DIMENSIONS, DETAILS, OR DESIGN INTENT CANNOT BE DETERMINED. NOTIFY ARCHITECT/ENGINEER BEFORE PROCEEDING WITH THE WORK.

6. ALL MANUFACTURED ARTICLES, MATERIALS, AND EQUIPMENT SHALL BE APPLIED, INSTALLED, CONNECTED, ERECTED, CLEANED, AND CONDITIONED ACCORDING TO MANUFACTURERS' INSTRUCTIONS IN CASE OF DISCREPANCIES BETWEEN MANUFACTURERS' INSTRUCTIONS AND THE CONTRACT DOCUMENTS. NOTIFY ARCHITECT/ENGINEER BEFORE PROCEEDING WITH THE WORK.

7. ALL DISSEMILAR METALS SHALL BE EFFECTIVELY ISOLATED FROM EACH OTHER TO AVOID GALVANIC CORROSION.

8. THE LOCATION AND TYPE OF ALL EXISTING UTILITIES SHOWN ON THE PLANS ARE FOR GENERAL INFORMATION ONLY AND ARE ACCURATE AND COMPLETE TO THE BEST OF THE KNOWLEDGE OF L & S GROUP, INC. (GSI). NO WARRANTY OR GUARANTEE IS IMPLIED. THE CONTRACTOR SHALL VERIFY THE SIZES, LOCATIONS AND ELEVATIONS OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION. CONTRACTOR SHALL IMMEDIATELY NOTIFY ENGINEER OF ANY DISCREPANCIES OR VARIATIONS FROM PLANS.

9. THE CONTRACTOR IS TO CONTACT "DIGGERS' HOTLINE" FOR UTILITY LOCATIONS A MINIMUM OF 3 BUSINESS DAYS PRIOR TO ANY EXCAVATION/ CONSTRUCTION (811 OR 1-800-242-8511).

Dial 811 or (800)242-8511

[www.DiggersHotline.com](http://www.DiggersHotline.com)

<b>PROJECT ADDRESS/LOCATION:</b>	1204 BADGER STREET LACROSSE, WISCONSIN 54601	
<b>SITE/LOT AREA:</b>	29,010 SF	(0.7 AC)
<b>PROPOSED IMPERVIOUS:</b>	21,598 SF	(0.5 AC)
<b>PROPOSED GREENSPACE:</b>	7,412 SF	(0.2 AC)
<b>PARKING DATA</b>		
STANDARD	36	
ACCESSIBLE	2	
TOTAL	38	

C0-10	SITE DATA
C0-20	SITE DETAILS
C0-21	SITE DETAILS
C0-22	SITE DETAILS
C0-23	SITE DETAILS
C1-20	EROSION CONTROL DETAILS
C1-30	EROSION CONTROL PLAN
C2-10	EXISTING SITE AND REMOVAL PLAN
C3-10	OVERALL SITE PLAN
C3-20	SITE UTILITY PLAN
C4-10	GRADING PLAN

ALL CONSTRUCTION SHALL COMPLY WITH THE CITY OF LACROSSE STANDARD SPECIFICATIONS, CURRENT EDITION, WISDOT STANDARD SPECIFICATIONS, 2024 EDITION, WISDOT CONSTRUCTION AND MATERIALS MANUAL, CURRENT EDITION, WISCONSIN DEPARTMENT OF SAFETY AND PROFESSIONAL SERVICES STATE PLUMBING CODE, CURRENT EDITION, AND STANDARD SPECIFICATION FOR SEWER & WATER CONSTRUCTION IN WISCONSIN, 6th EDITION, UNLESS DIRECTED OTHERWISE.

HORIZONTAL COORDINATES HAVE BEEN REFERENCED TO THE NORTH AMERICAN DATUM OF 1983 (NAD83), 2011 ADJUSTMENT (NAD83(2011)) ON THE LACROSSE COUNTY COORDINATE SYSTEM, IN U.S. SURVEY FEET.

THIS PROJECT'S TOPOGRAPHIC SURVEY CONSISTS OF DATA COLLECTED IN FEBRUARY 2025 BY ISG INC.

**PRELIMINARY NOT FOR CONSTRUCTION PRELIMINARY NOT FOR CONSTRUCTION**

SHEET NOT VALID UNLESS THIS TEXT IS COLOR

PROJECT

**BADGER WEST  
WEST  
DEVELOPMENT**

## LACROSSE

WISCONSIN

## REVISION SCHEDULE

[illegible]

PROJECT NO. 25-32213

FILE NAME	32213-C0-GENERA
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DRAWN BY DT

DESIGNED BY KR

REVIEWED BY KR

ORIGINAL ISSUE DATE --/--/--

CLIENT PROJECT NO.

TITLE

## SITE DATA

**C0-10**

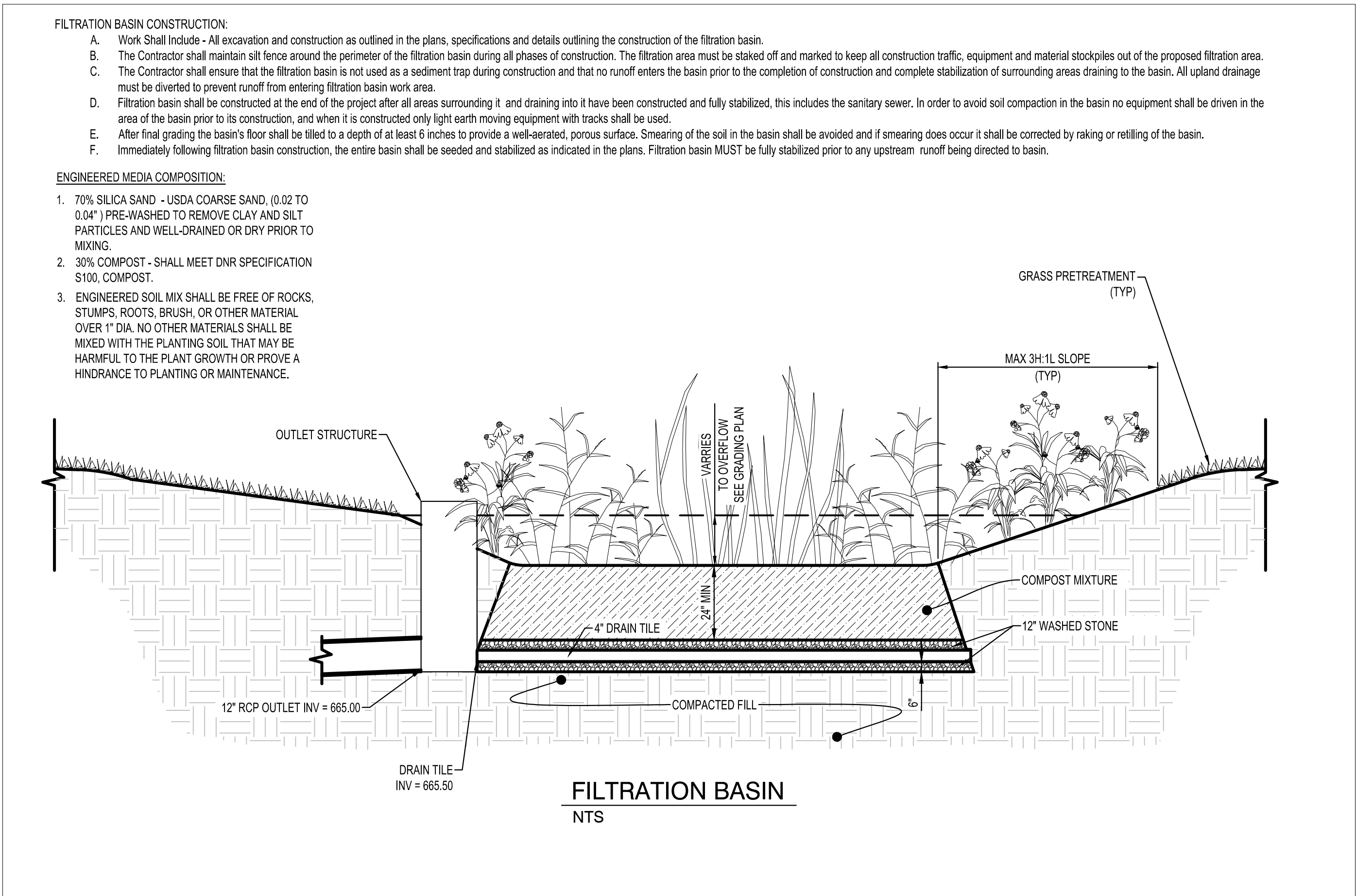
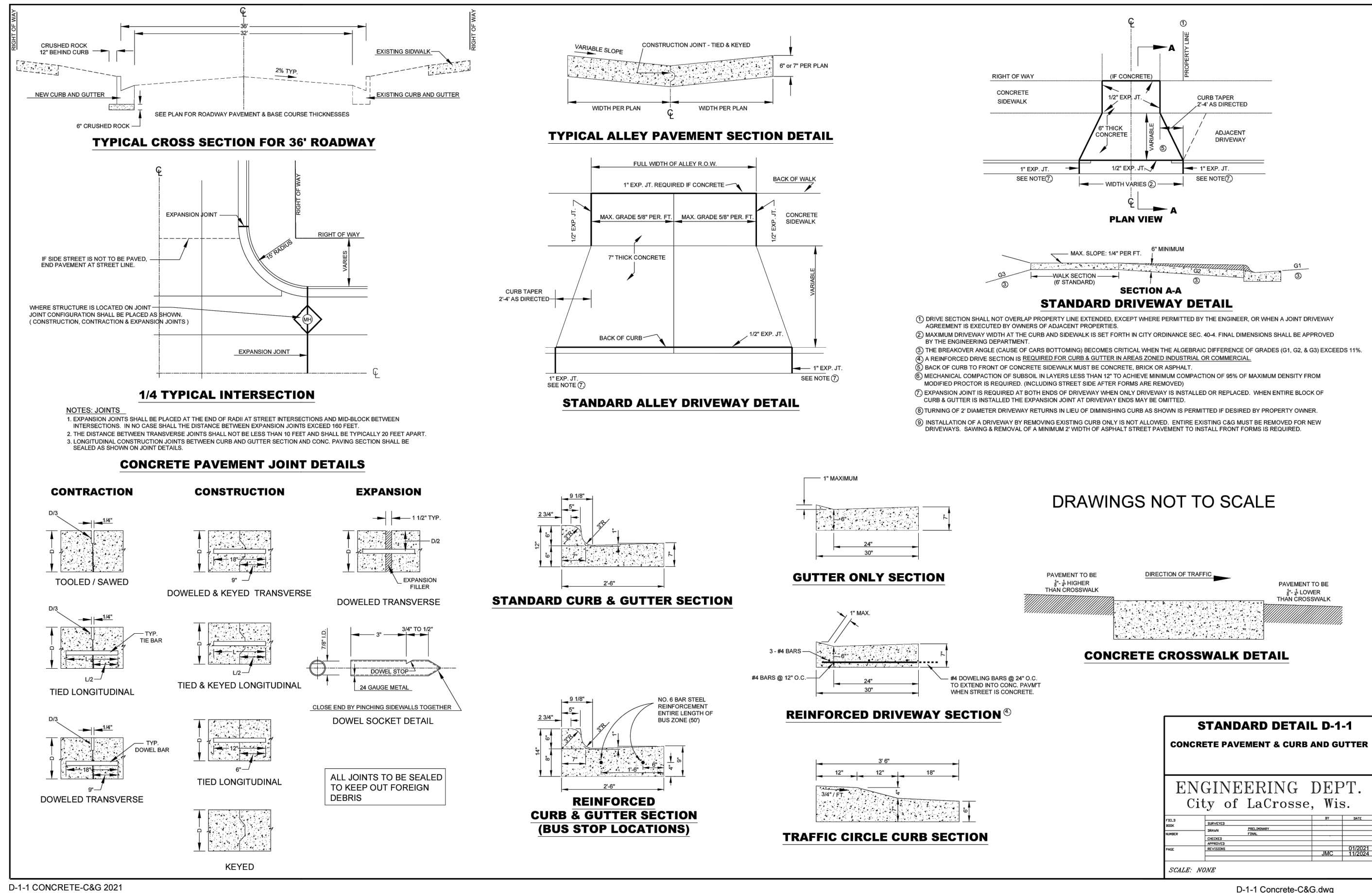
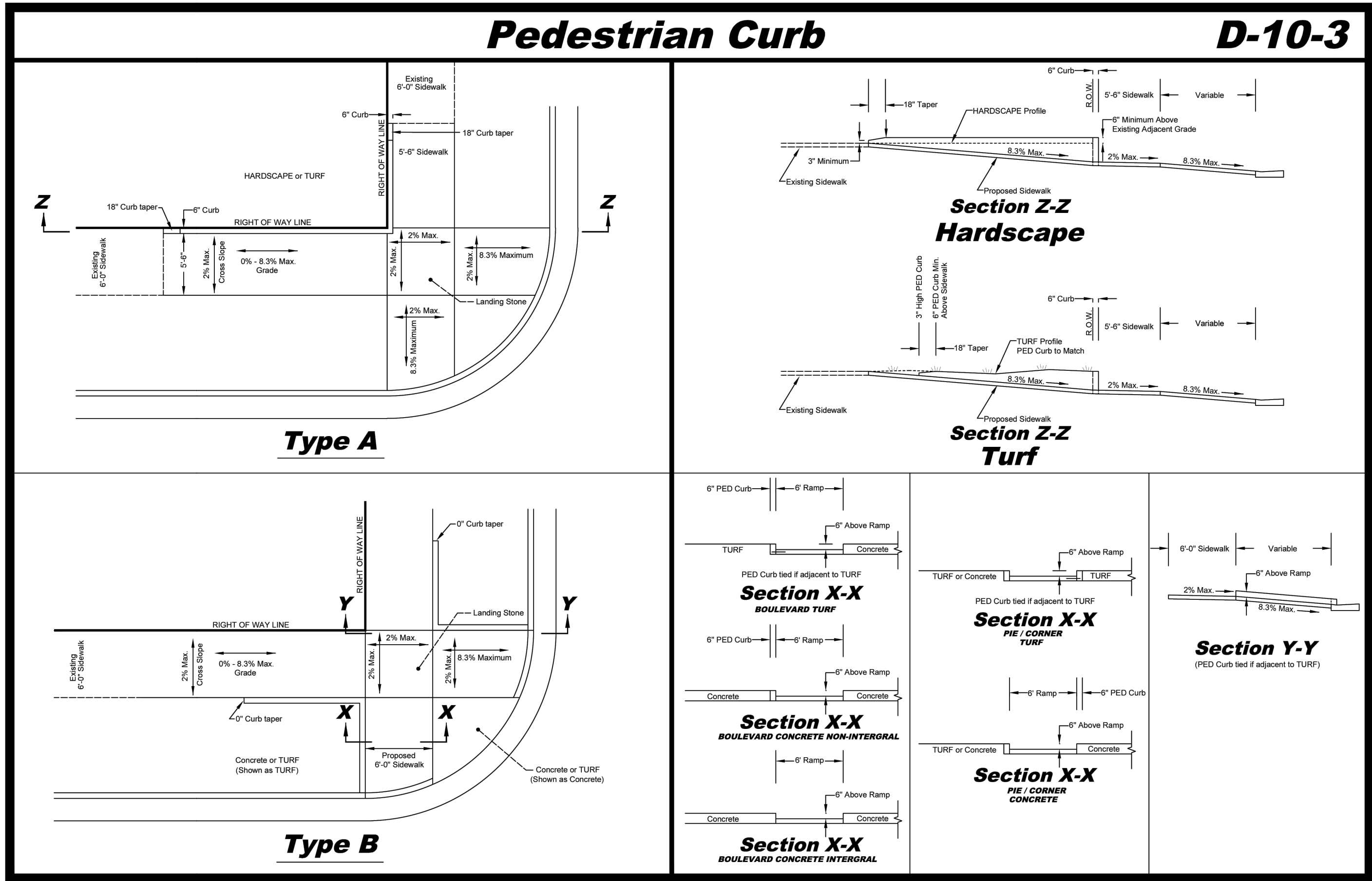
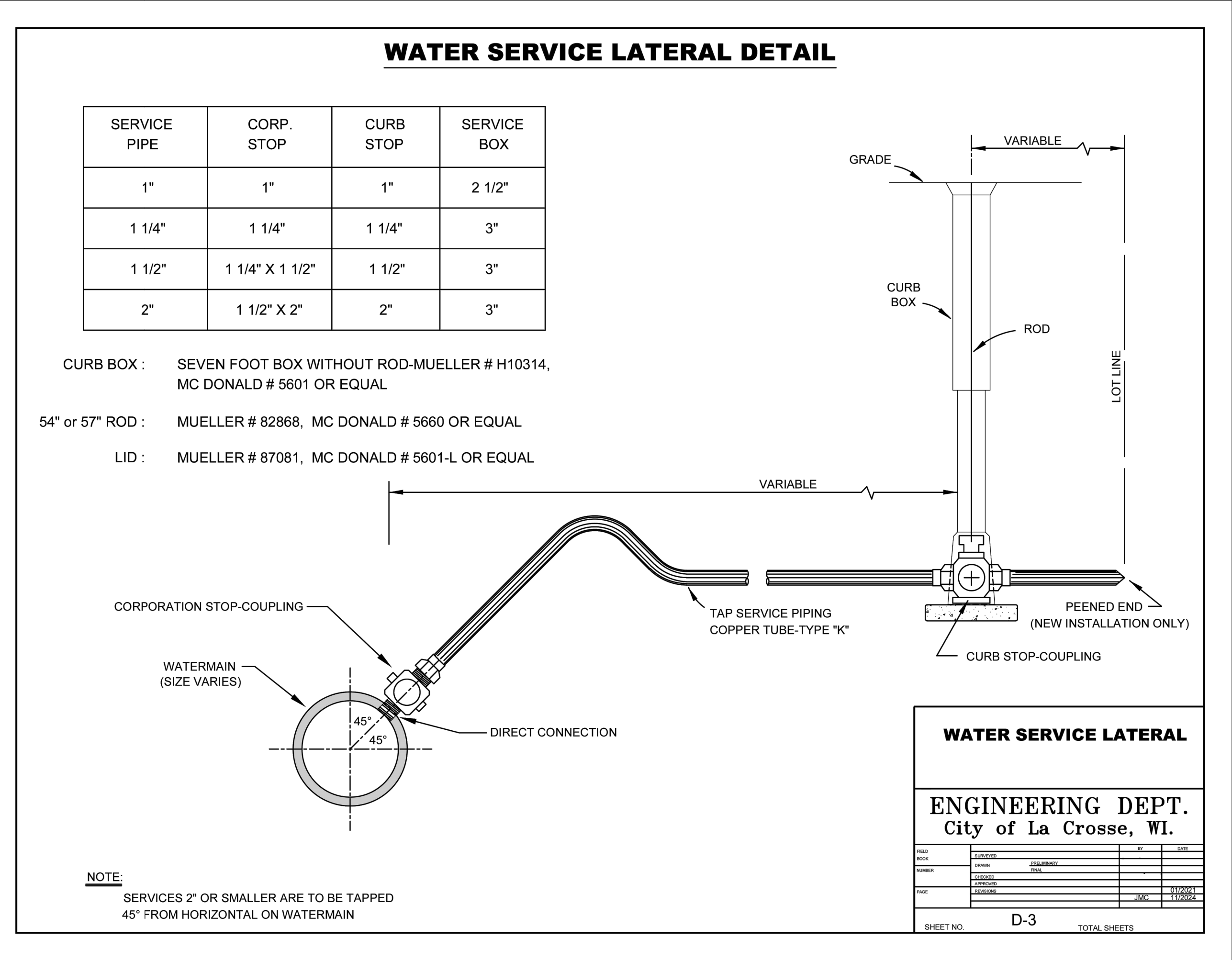








PRELIMINARY NOT FOR CONSTRUCTION



SHEET NOT VALID UNLESS THIS TEXT IS COLOR.

PROJECT

**BADGER WEST  
WEST  
DEVELOPMENT**

LACROSSE

WISCONSIN

REVISION SCHEDULE

DATE	DESCRIPTION	BY

PROJECT NO. 25-32213

FILE NAME 32213-00-DETAILS

DRAWN BY DT

DESIGNED BY KR

REVIEWED BY KR

ORIGINAL ISSUE DATE 11/11/2021

CLIENT PROJECT NO. -

TITLE

**SITE DETAILS**

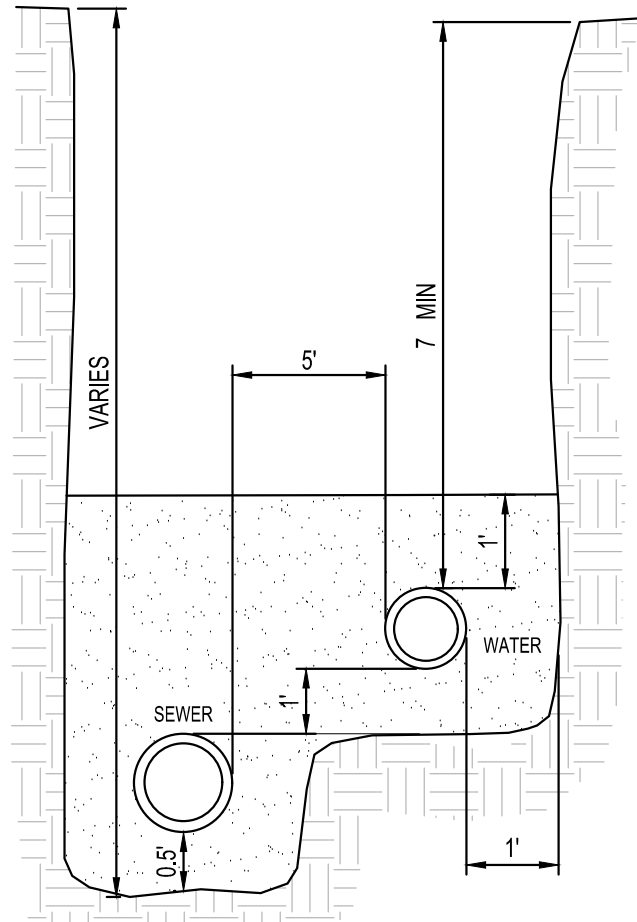
SHEET

**C0-21**

D-1-1 CONCRETE-C&G 2021

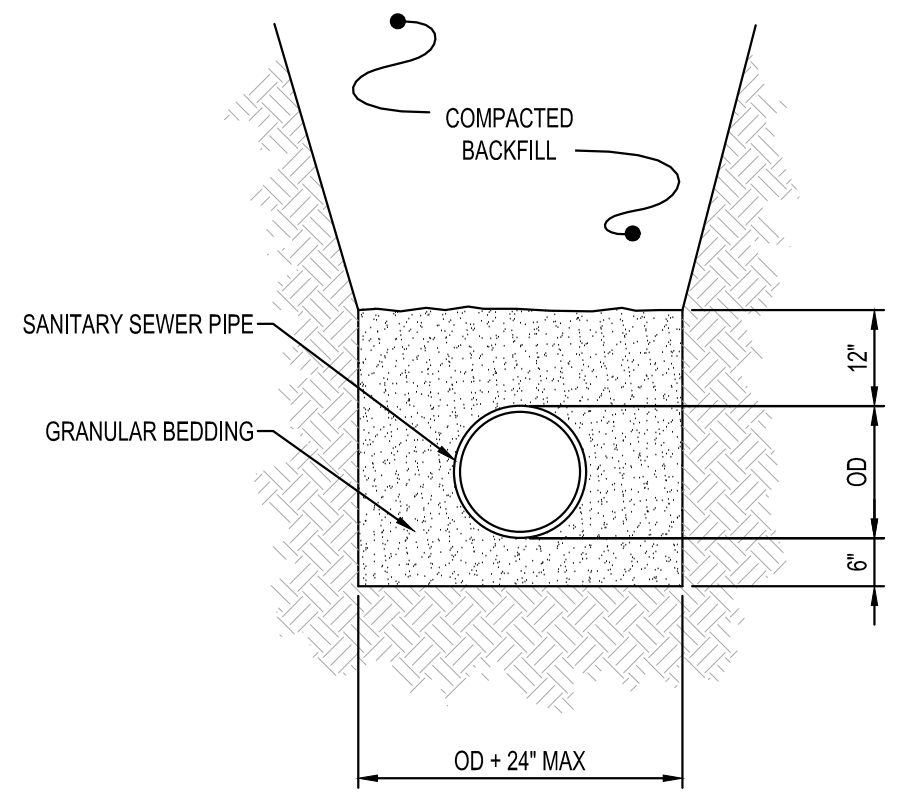
D-1-1 Concrete C&G.dwg





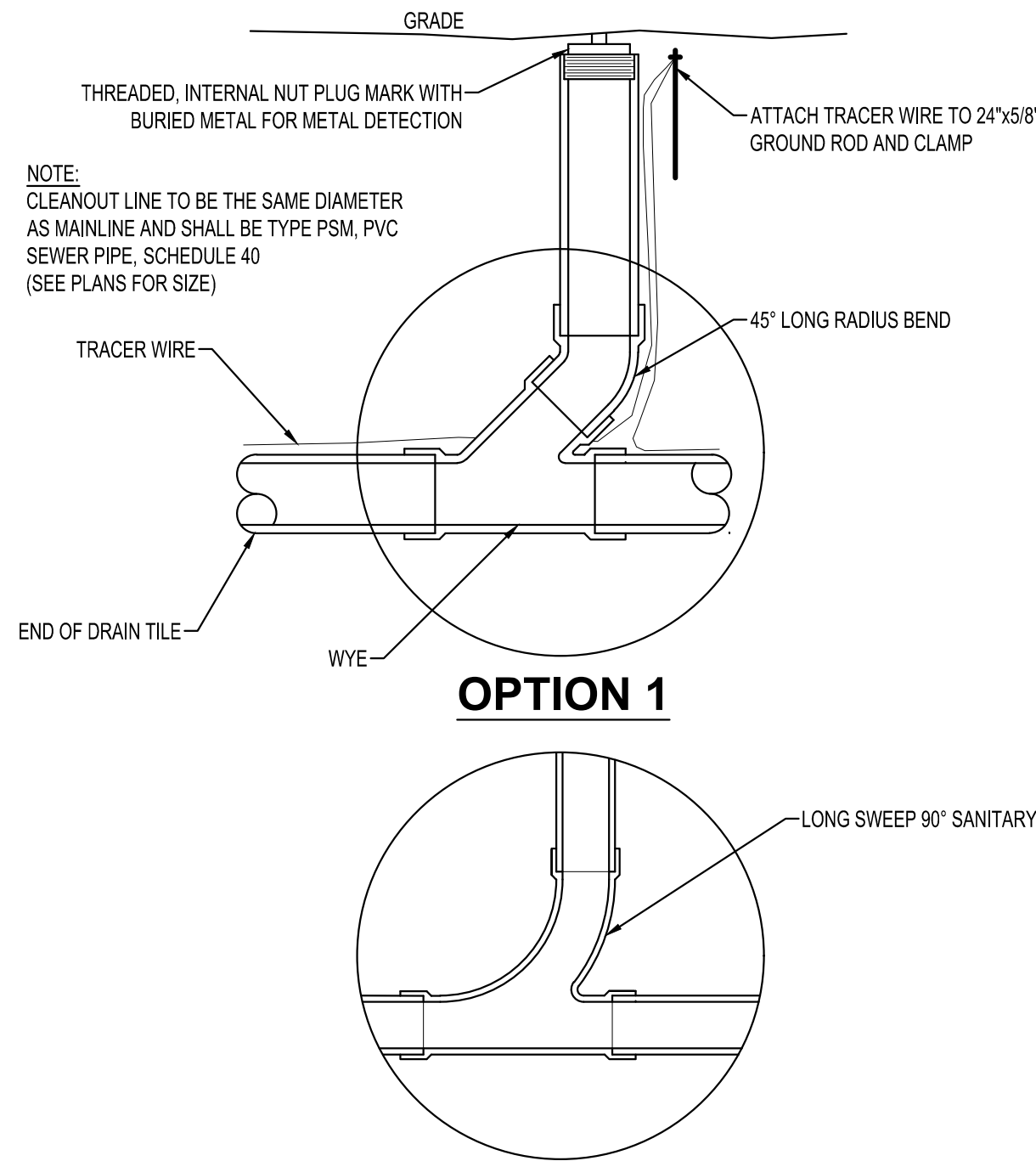
- NOTES:**
1. GRANULAR MATERIAL IN THIS ZONE SHALL BE INCIDENTAL TO PIPE INSTALLATION.
  2. IF THE SANITARY SEWER LOCATION IS ABOVE THE WATERMAIN, THE SANITARY SEWER PIPE MATERIAL SHALL BE WATERMAIN SPECIFICATION CLASS 180 SDR 26 PRESSURE PIPE.
  3. 5' OF SEPARATION IS STANDARD. SERVICES MAY BE CLOSER NEAR CONNECTION POINT IF NECESSARY DUE TO EXISTING SERVICE LOCATIONS.

**SANITARY & WATER SERVICES (SAME TRENCH)**  
NTS

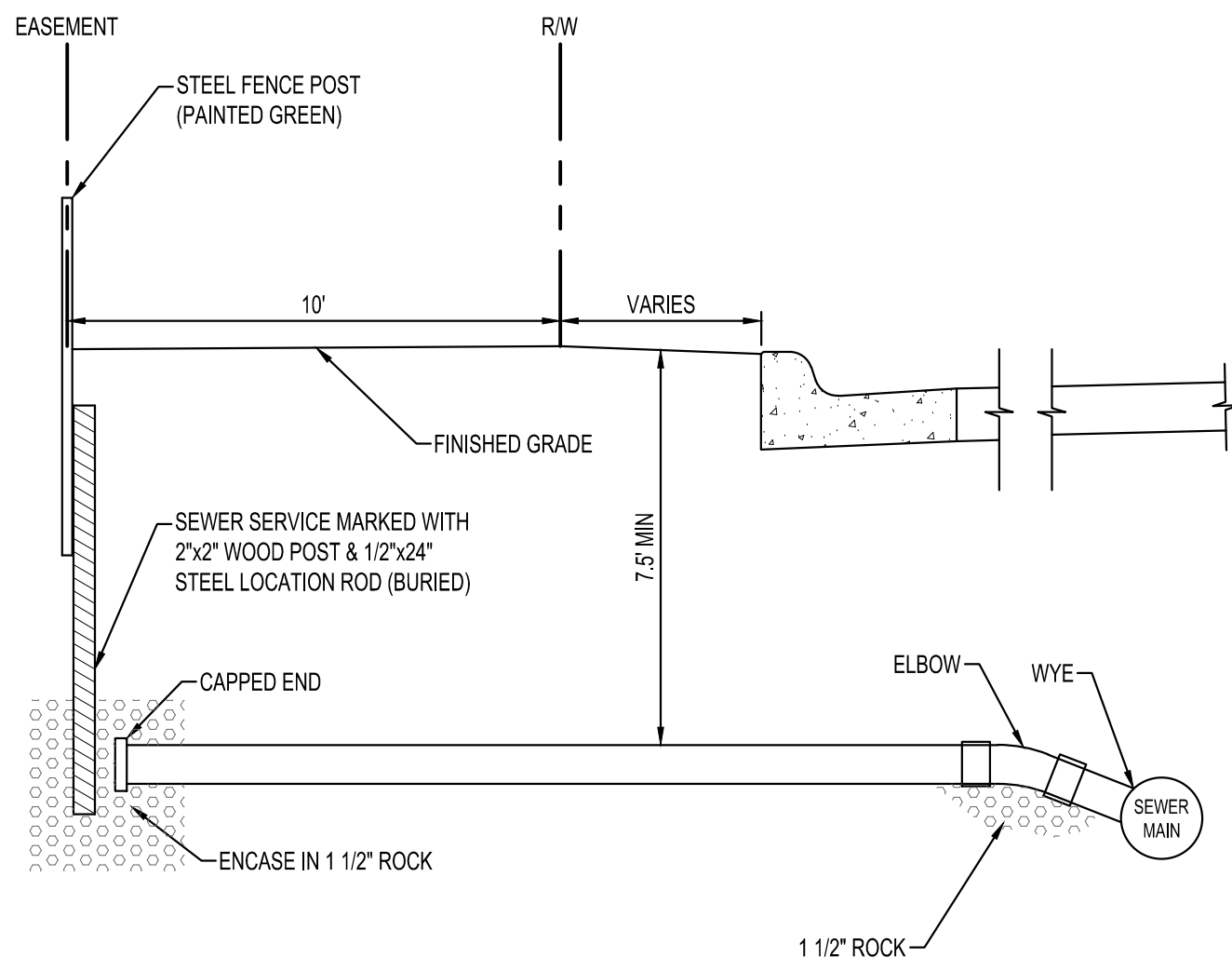


- NOTES:**
1. GRANULAR BEDDING AND ENCASEMENT FOR SANITARY SEWER PIPES SHALL BE INCIDENTAL TO CONSTRUCTION

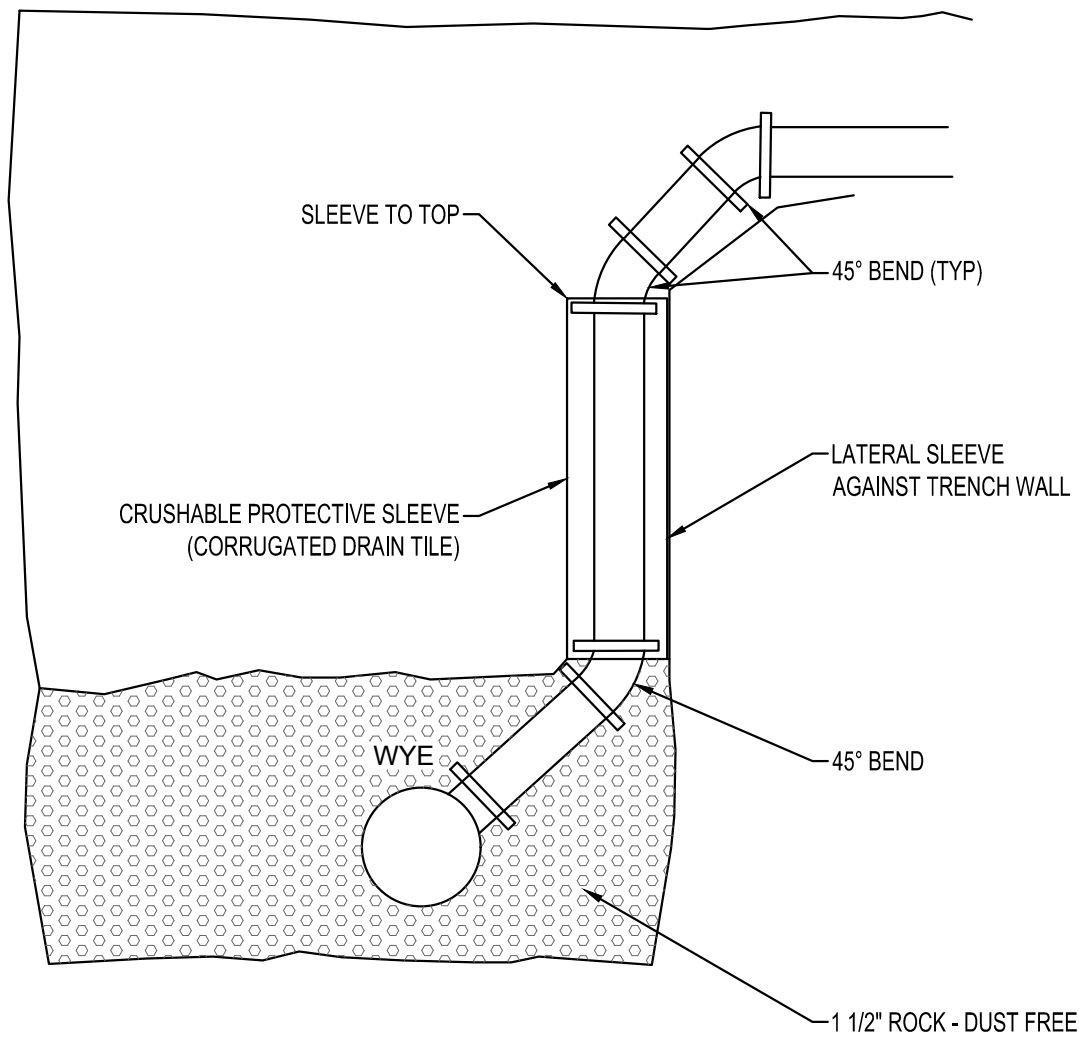
**PIPE BEDDING  
SANITARY SEWER**  
NTS



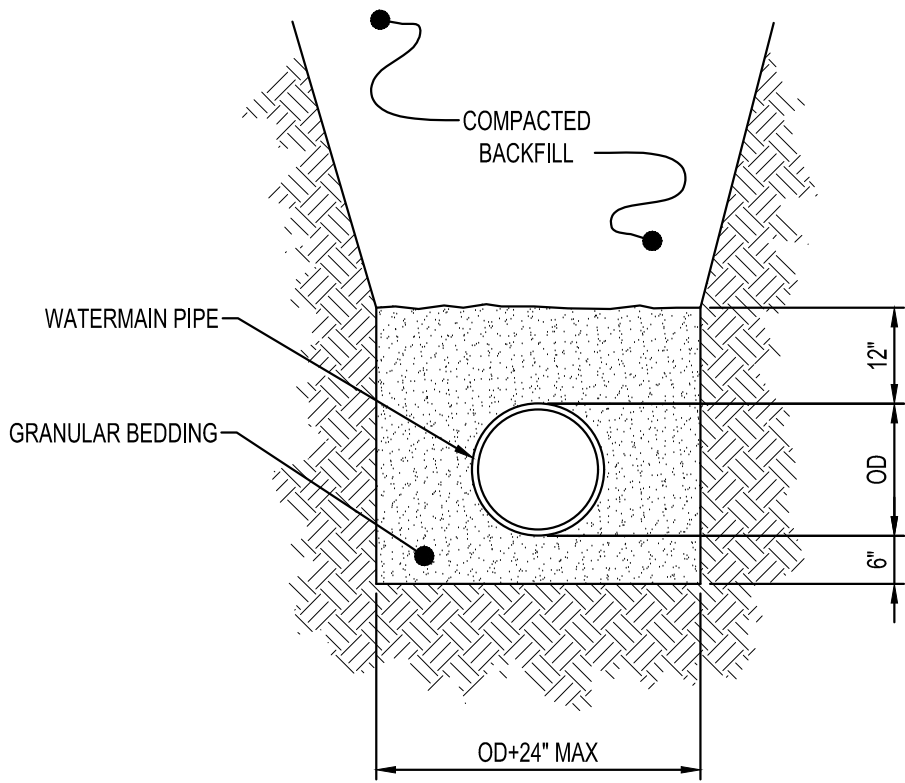
**OPTION 2  
SANITARY CLEANOUT**  
NTS



**RESIDENTIAL  
SANITARY SERVICE**  
NTS

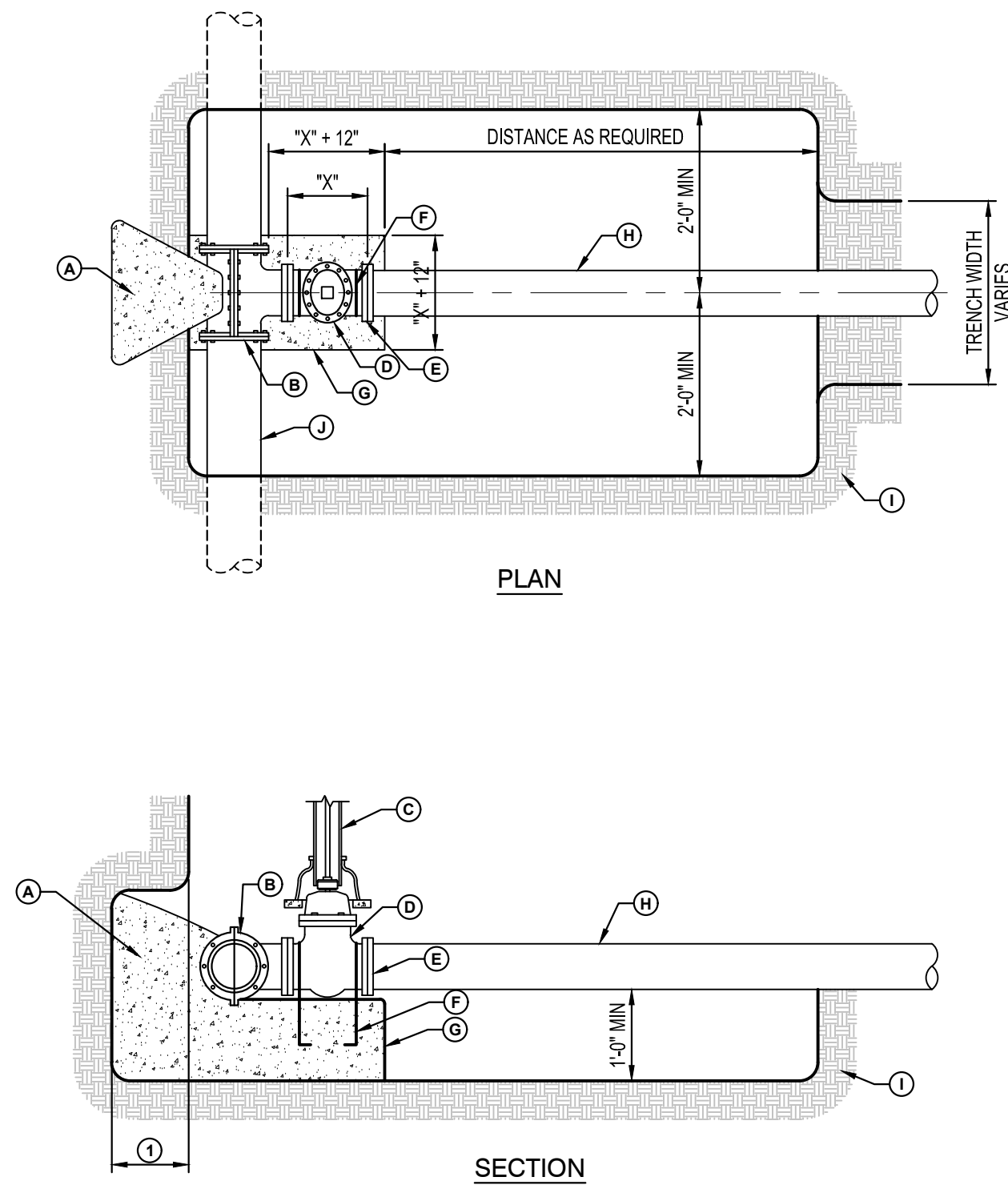


**DEEP  
SANITARY SERVICE**  
NTS



- NOTE:**
1. GRANULAR BEDDING AND ENCASEMENT FOR WATERMAIN PIPES SHALL BE INCIDENTAL TO CONSTRUCTION

**PIPE BEDDING  
WATERMAIN**  
NTS



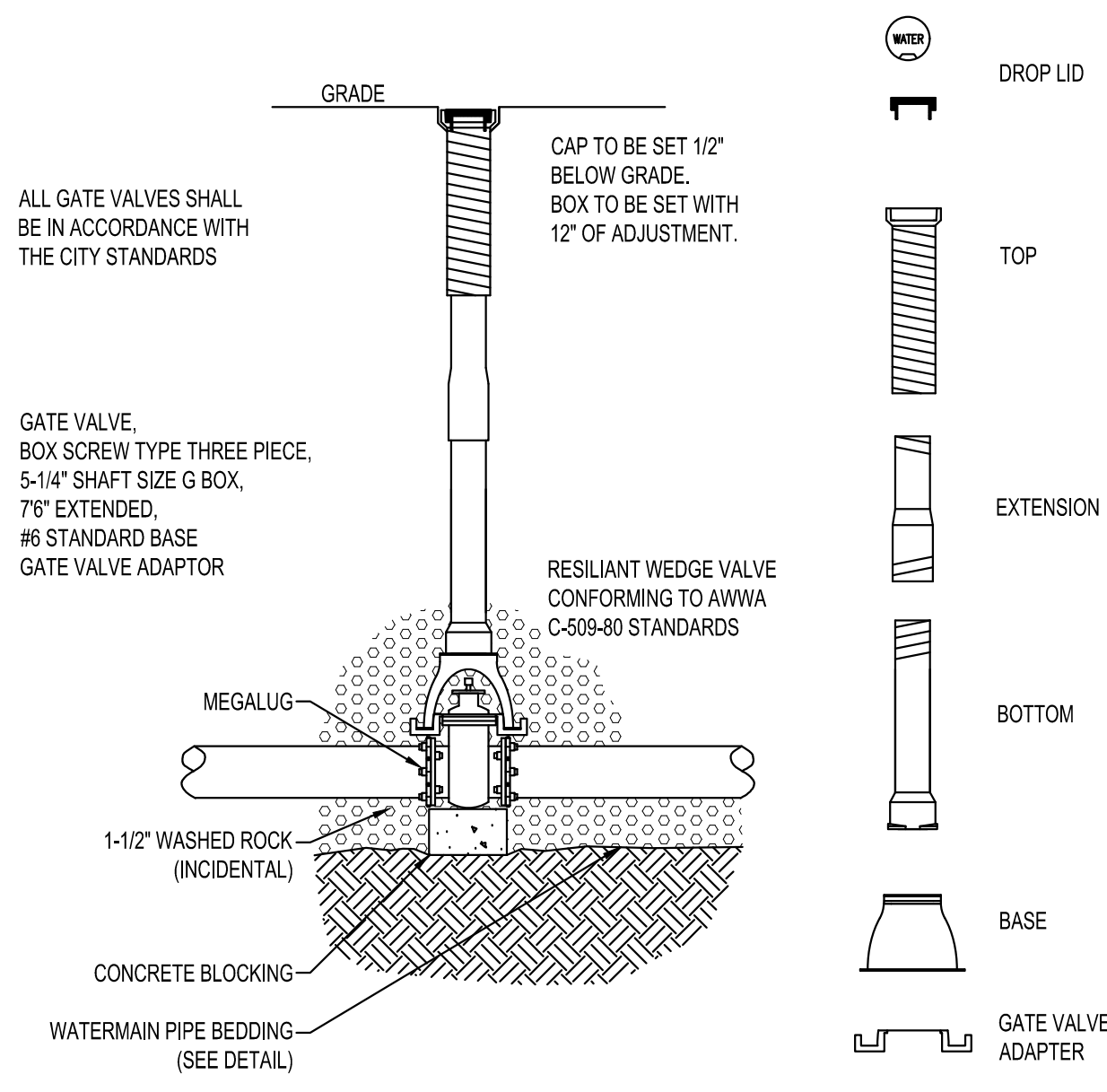
**GENERAL NOTES**

1. THRUST BLOCKING SHALL EXTEND TO UNDISTURBED EARTH.
2. TAPPING SLEEVE SHALL BE 18\"/>
3. JOINTS AND BOLTS SHALL BE CLEAR OF CONCRETE.
4. INSTALL PERMANENT THRUST BLOCKING UNDER VALVE BEFORE TAP IS MADE. JOINTS AND BOLTS TO BE CLEAR OF CONCRETE.

**CONSTRUCTION KEY NOTES**

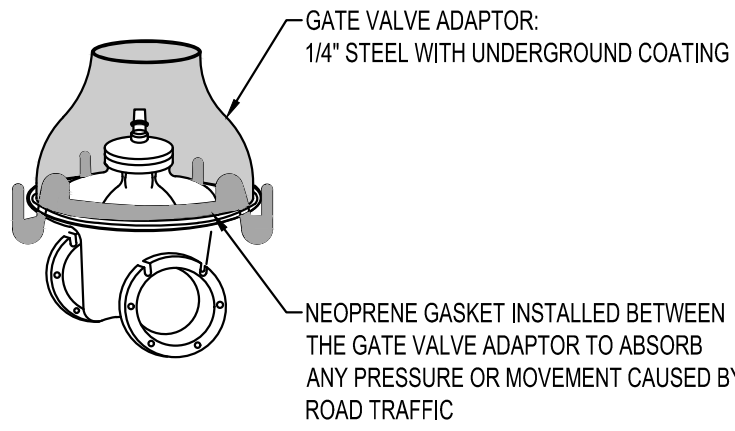
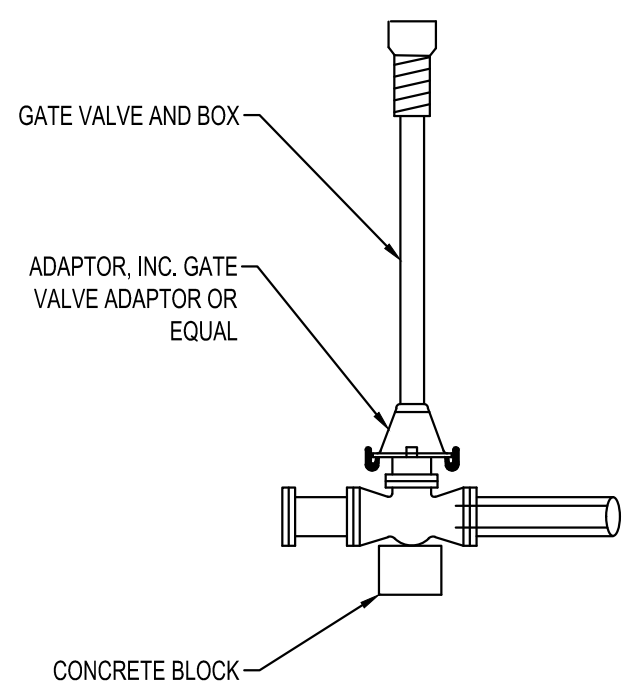
- (A) CONCRETE THRUST BLOCKING  
(B) TAPPING SLEEVE  
(C) RISER INSTALLATION  
(D) TAPPING VALVE  
(E) VALVE ENDS FOR TYPE OF PIPE INSTALLED  
(F) 2-#5 REBAR HAIRPINS PAINT UNEMBEDDED PORTION OF BARS WITH 2 COATS OF COAL TAR EPOXY THEN COVER WITH 2\"/>
- (G) CONCRETE VALVE SUPPORT  
(H) NEW WATERMAIN TO BE INSTALLED  
(I) UNDISTURBED SOIL  
(J) EXISTING WATERMAIN TO BE TAPPED

**TAPPING VALVE CONNECTION**  
NTS

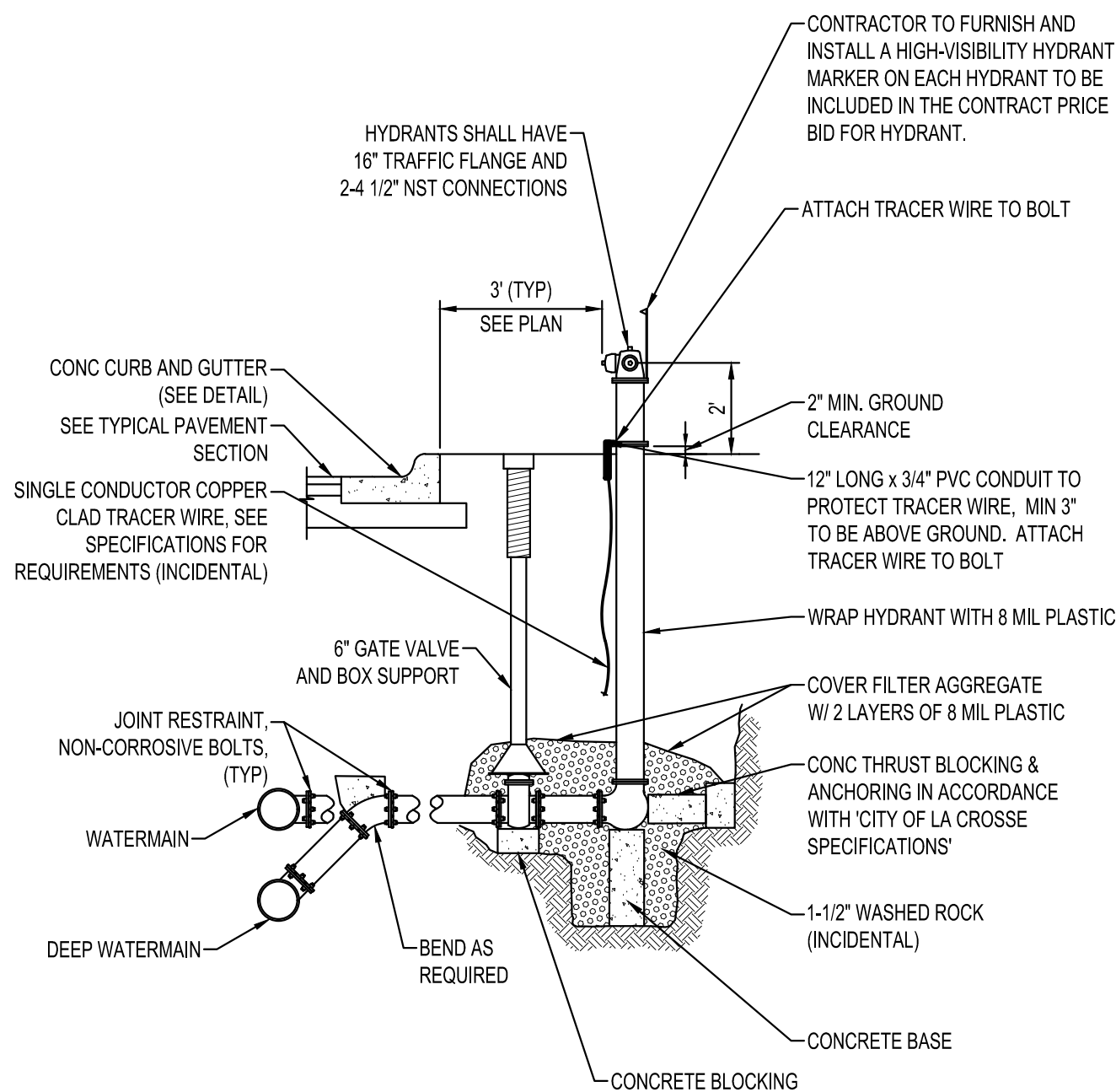


- NOTES:**
1. INSTALL TOP NUT EXTENDER TO 7\"/>

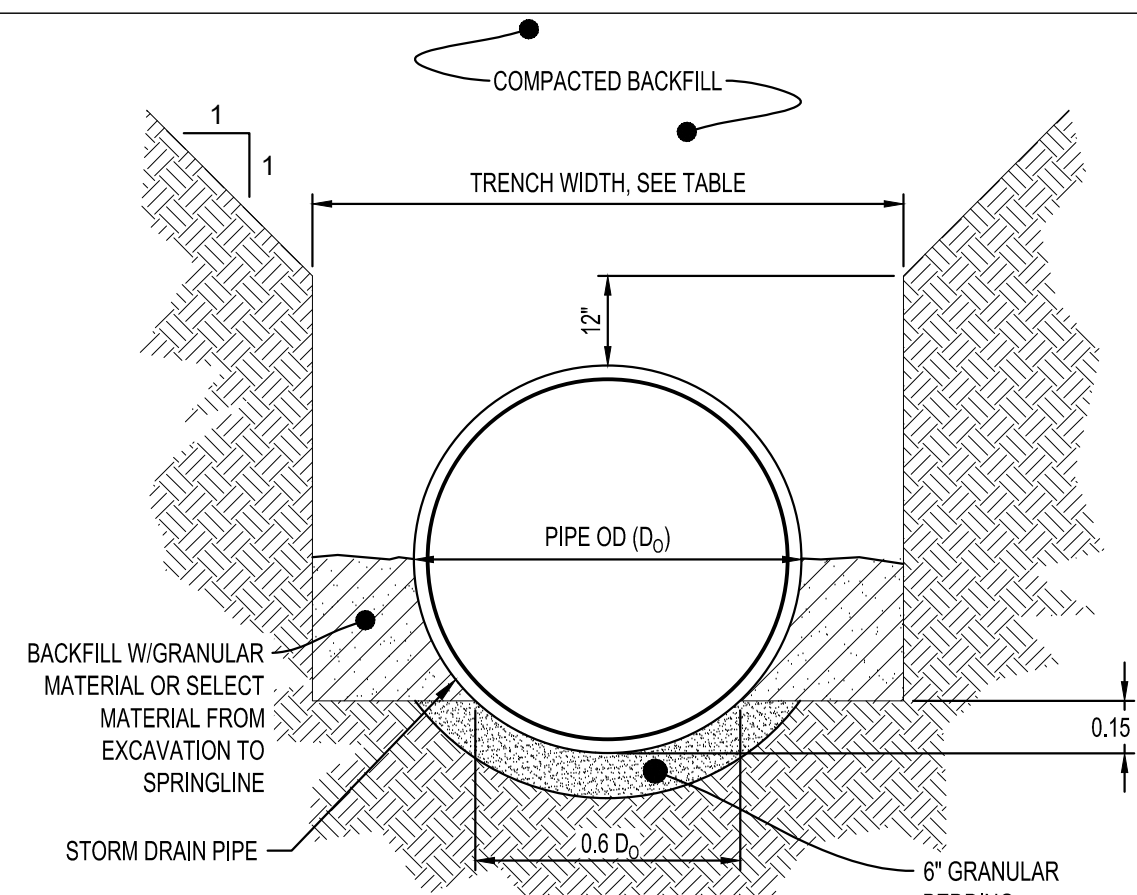
**TYPICAL  
GATE VALVE & BOX INSTALLATION**  
NTS



**GATE VALVE ADAPTOR**  
NTS



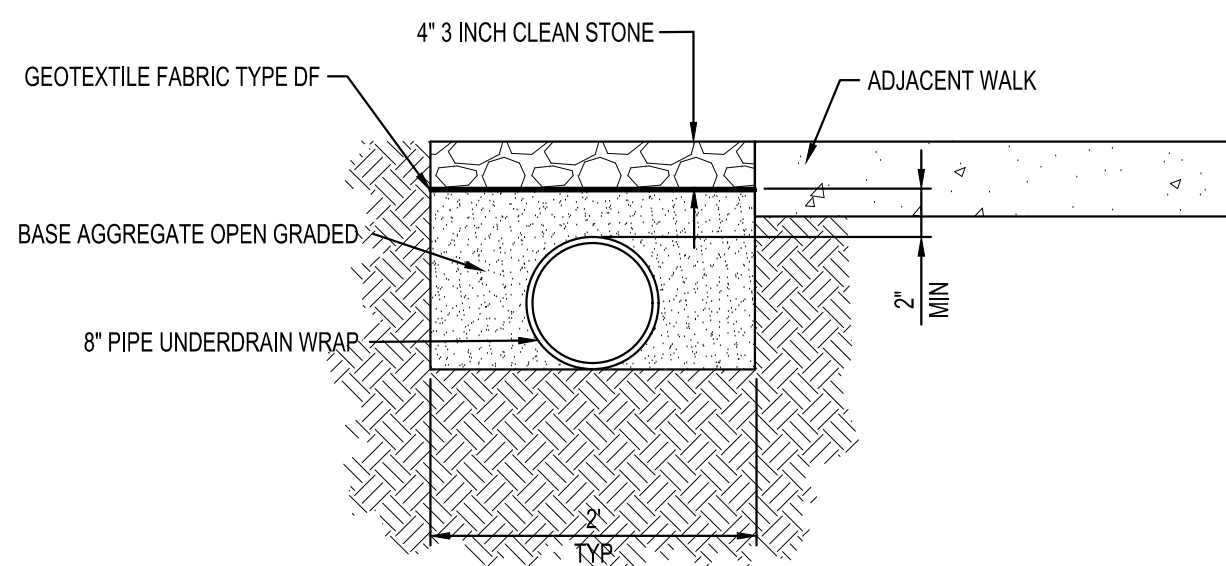
**TYPICAL  
HYDRANT INSTALLATION**  
NTS



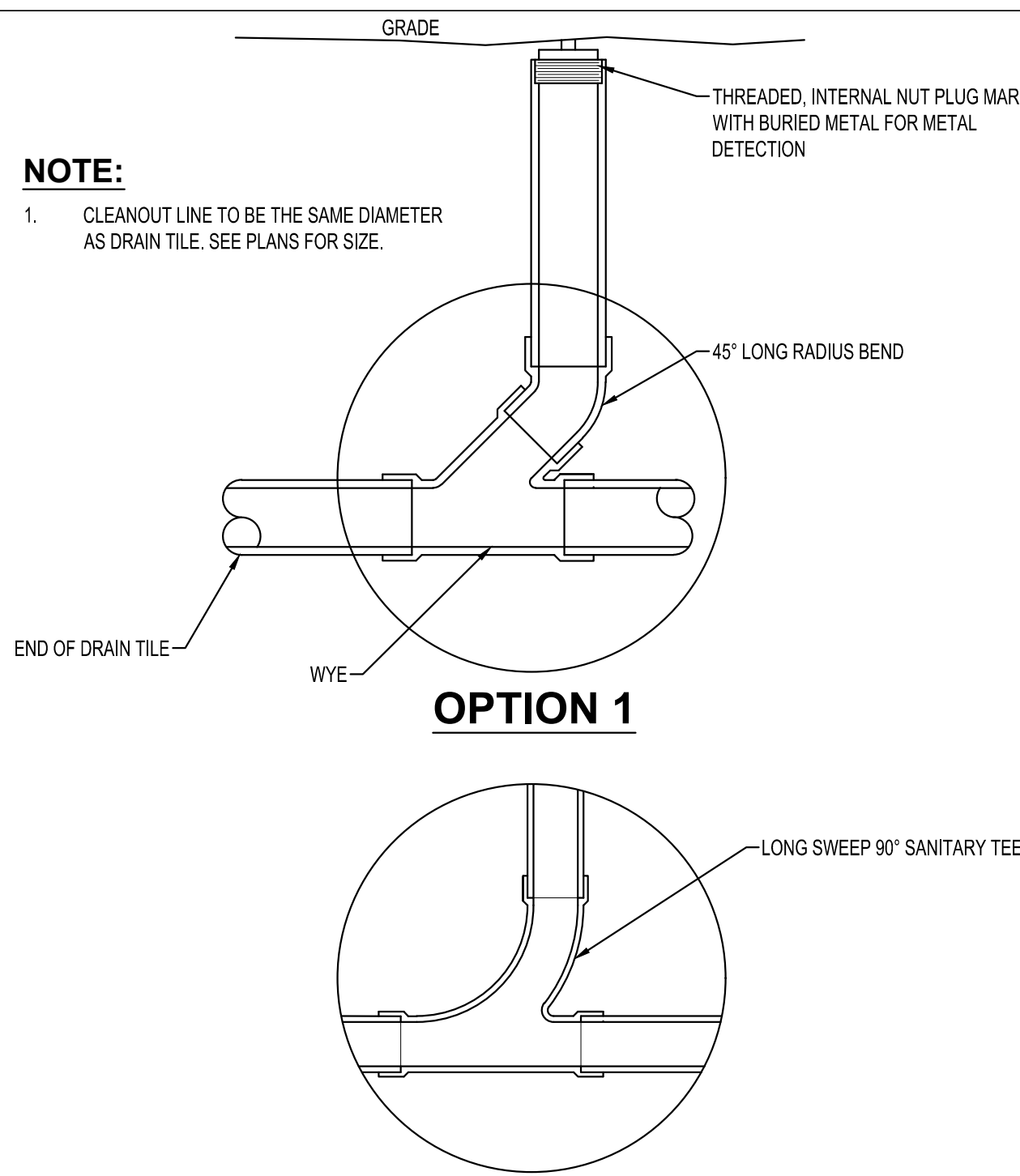
TRENCH WIDTH	
PIPE Ø	TRENCH WIDTH
36" OR LESS	D ₀ + 24"
42" TO 54"	1.5 x D ₀
60" OR OVER	D ₀ + 36"

- NOTES:**
1. GRANULAR BEDDING AND BACKFILL FOR STORM DRAIN PIPES SHALL BE INCIDENTAL TO STORM DRAIN CONSTRUCTION

**REINFORCED CONCRETE  
STORM DRAIN PIPE BEDDING**  
NTS

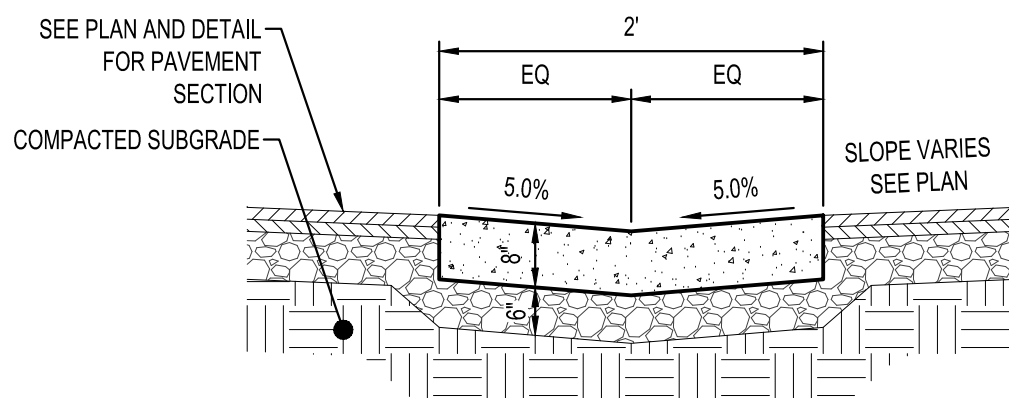


**ROCK LANDSCAPING  
WITH UNDERDRAIN DETAIL**  
NTS



**OPTION 2**

**SUBDRAIN CLEANOUT**  
NTS



**CONCRETE VALLEY GUTTER**  
NTS



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PROJECT

**BADGER WEST  
WEST  
DEVELOPMENT**

LACROSSE

WISCONSIN

REVISION SCHEDULE		
DATE	DESCRIPTION	BY

PROJECT NO.	25-32213
FILE NAME	32213-00-DETAILS
DRAWN BY	DT
DESIGNED BY	KR
REVIEWED BY	KR
ORIGINAL ISSUE DATE	11/14/2025
CLIENT PROJECT NO.	-

TITLE

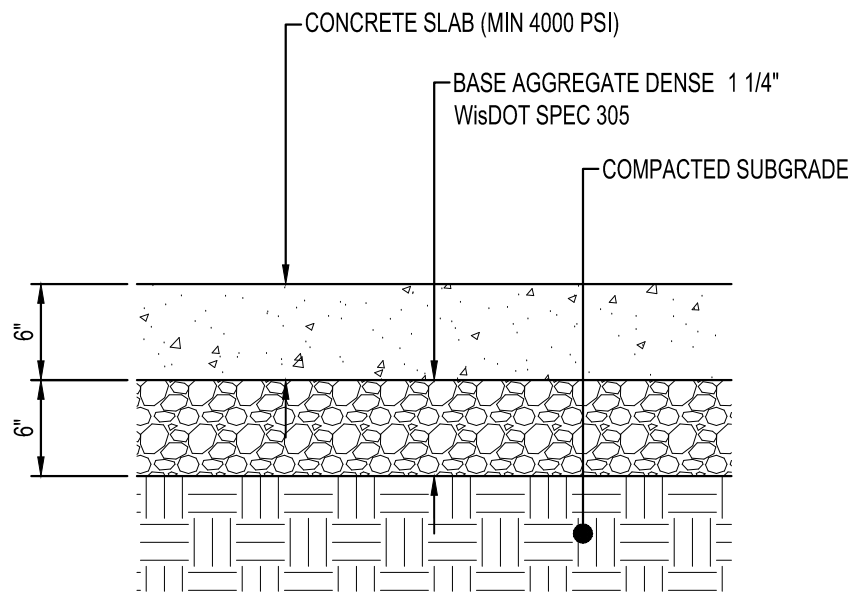
**SITE DETAILS**

SHEET

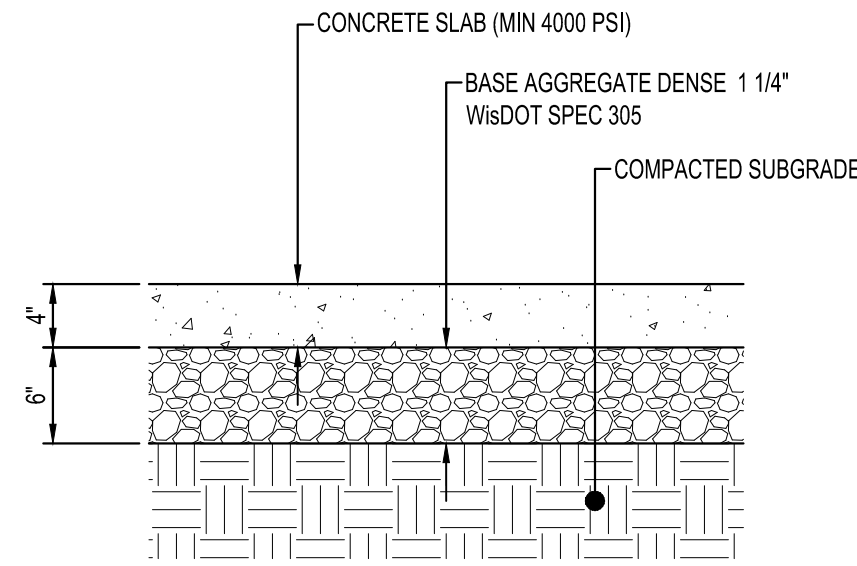
**C0-22**

PRELIMINARY NOT FOR CONSTRUCTION

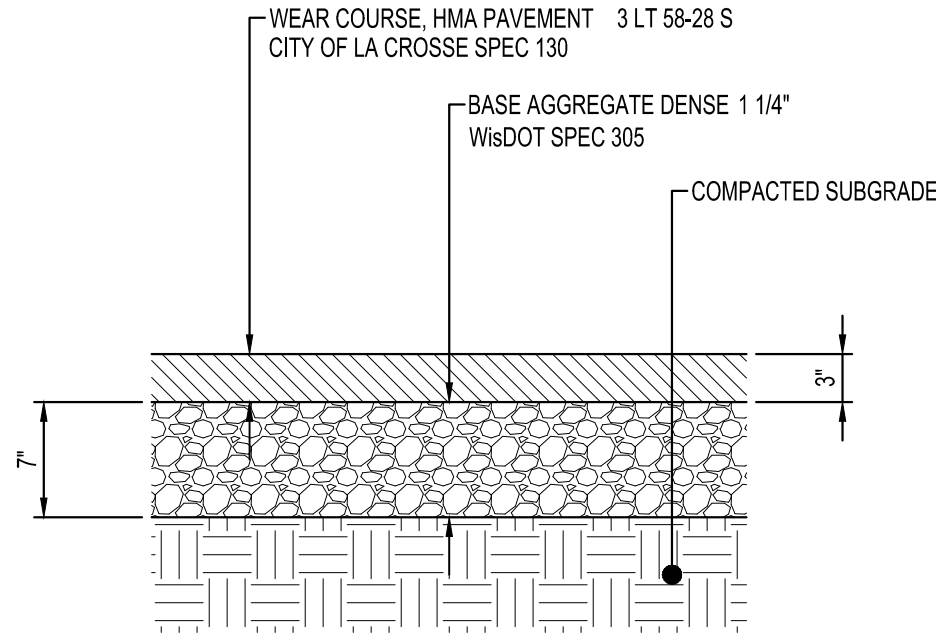




STANDARD  
CONCRETE PAVEMENT  
NTS



CONCRETE WALK  
NTS



RESIDENTIAL  
BITUMINOUS CONCRETE PAVEMENT  
NTS



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PROJECT

**BADGER WEST  
WEST  
DEVELOPMENT**

LACROSSE WISCONSIN

REVISION SCHEDULE		
DATE	DESCRIPTION	BY

PROJECT NO.	25-32213
FILE NAME	32213-CO-DETAILS
DRAWN BY	DT
DESIGNED BY	KR
REVIEWED BY	KR
ORIGINAL ISSUE DATE	11/1/2025
CLIENT PROJECT NO.	-

TITLE

**SITE DETAILS**

SHEET

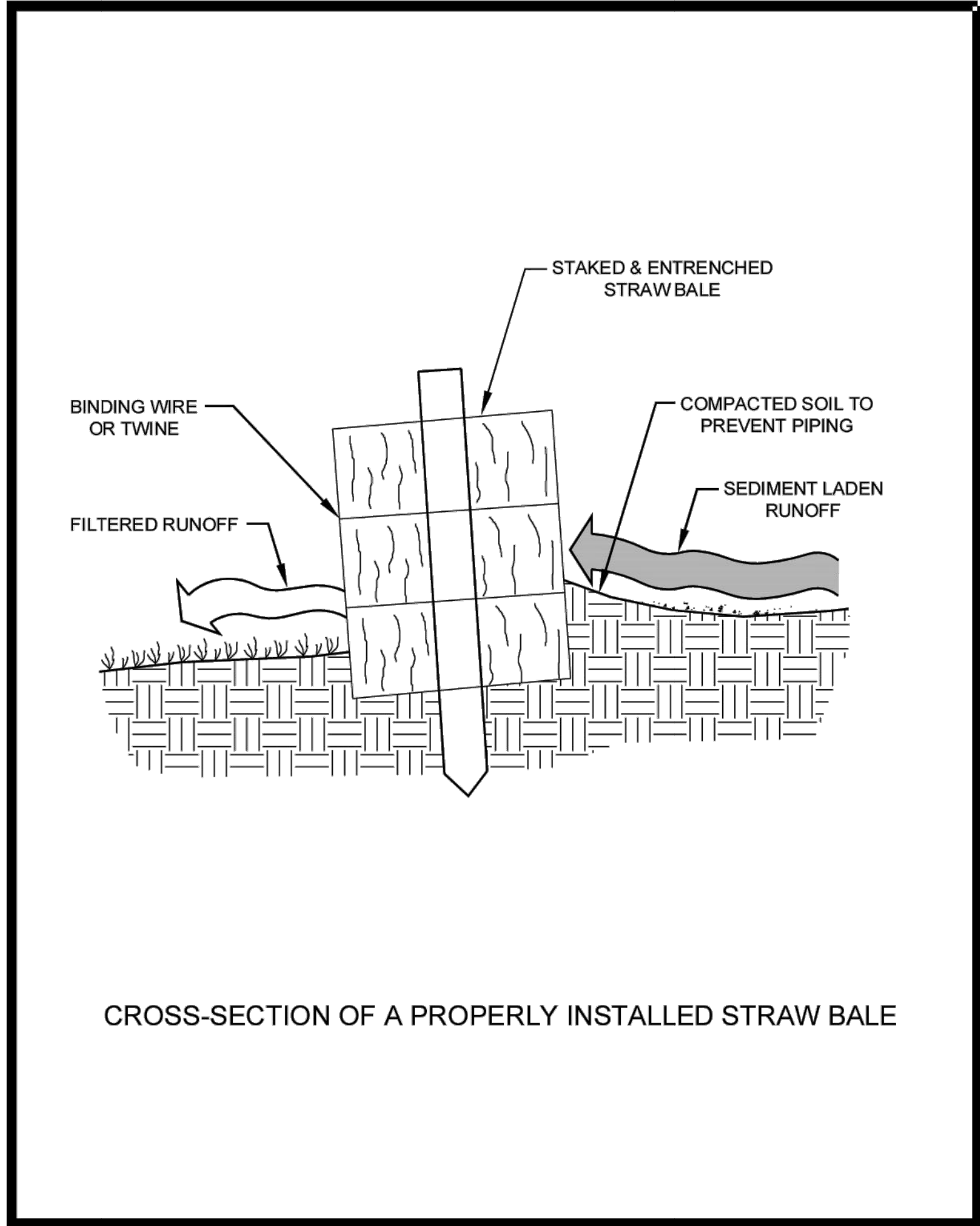
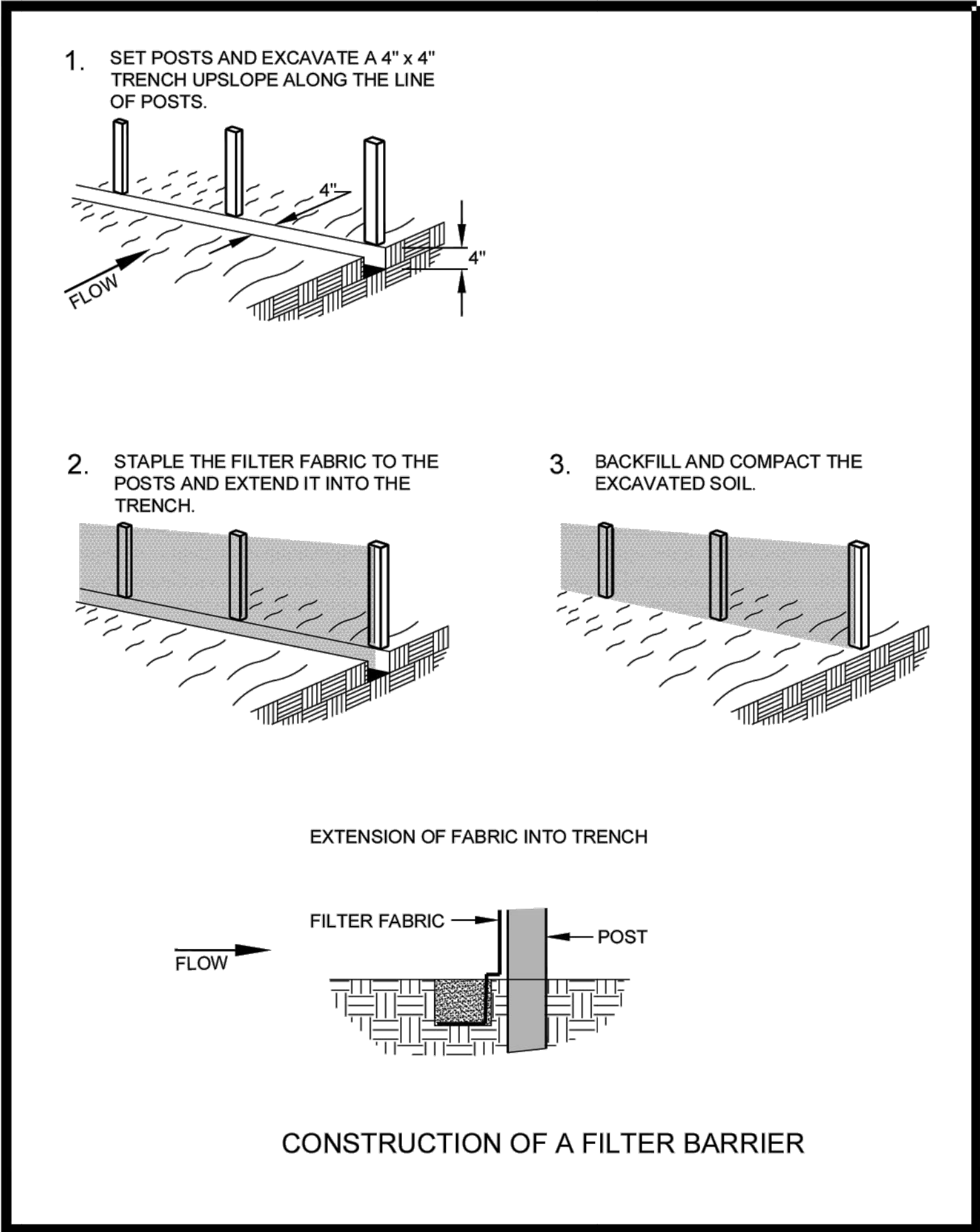
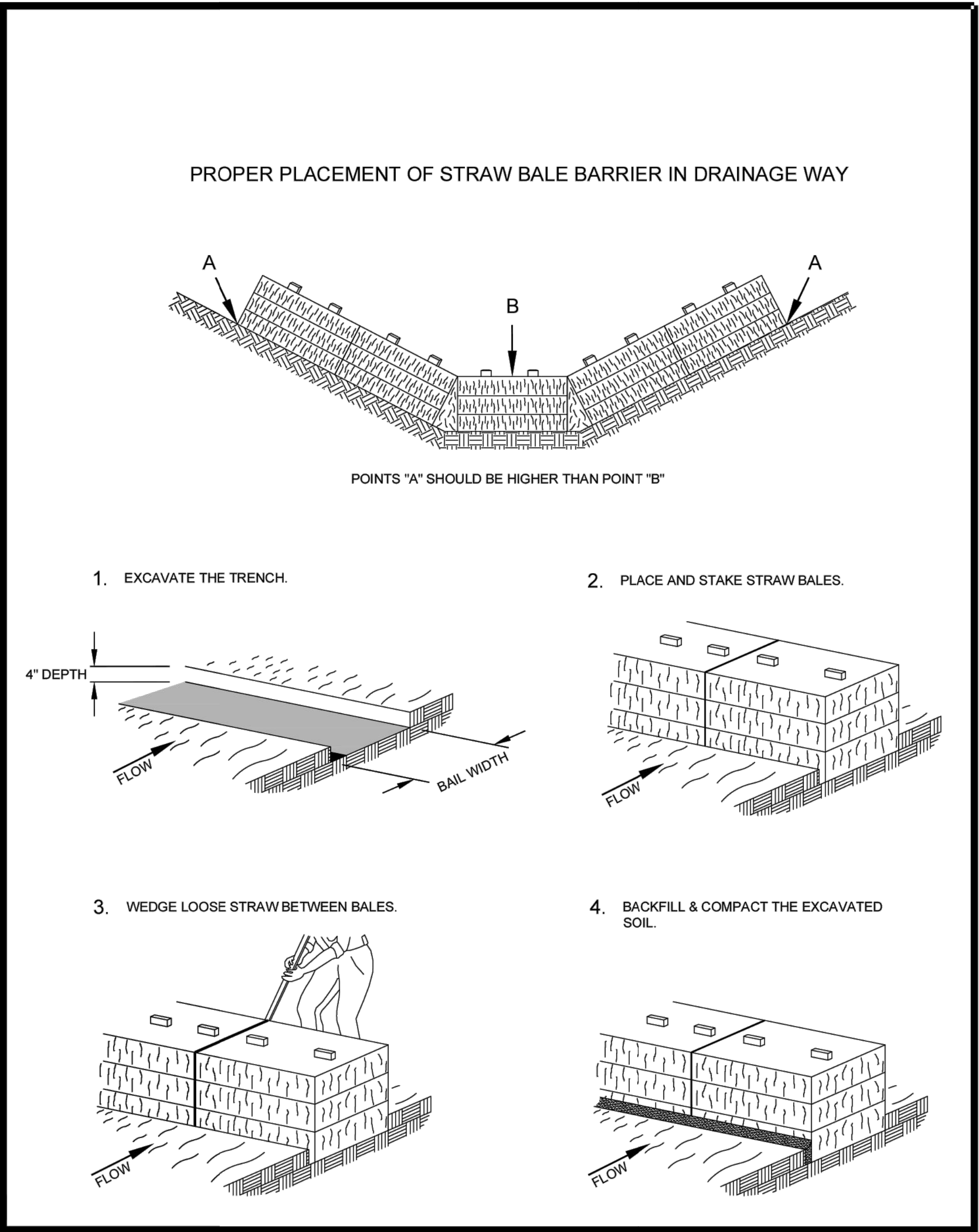
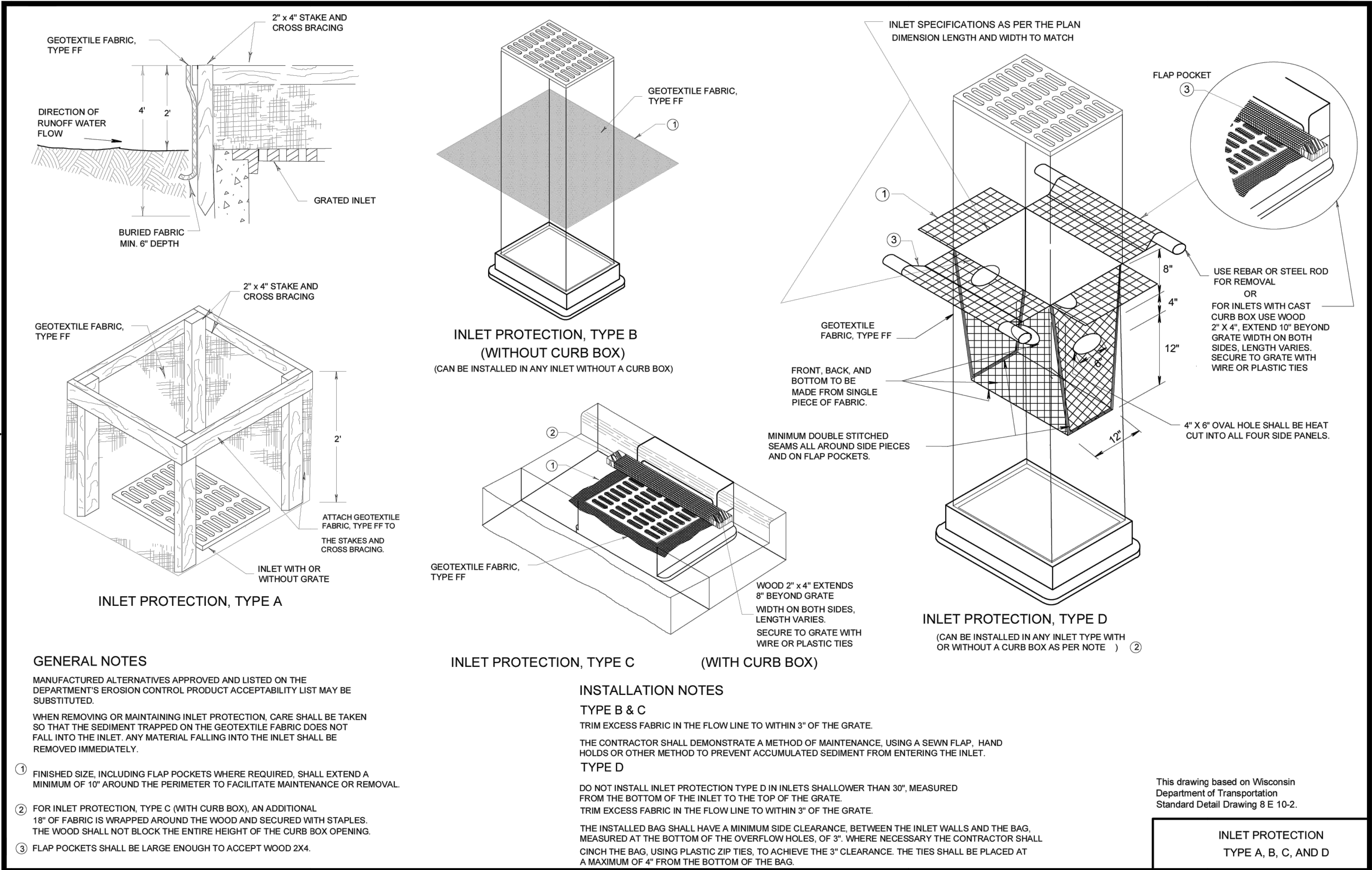
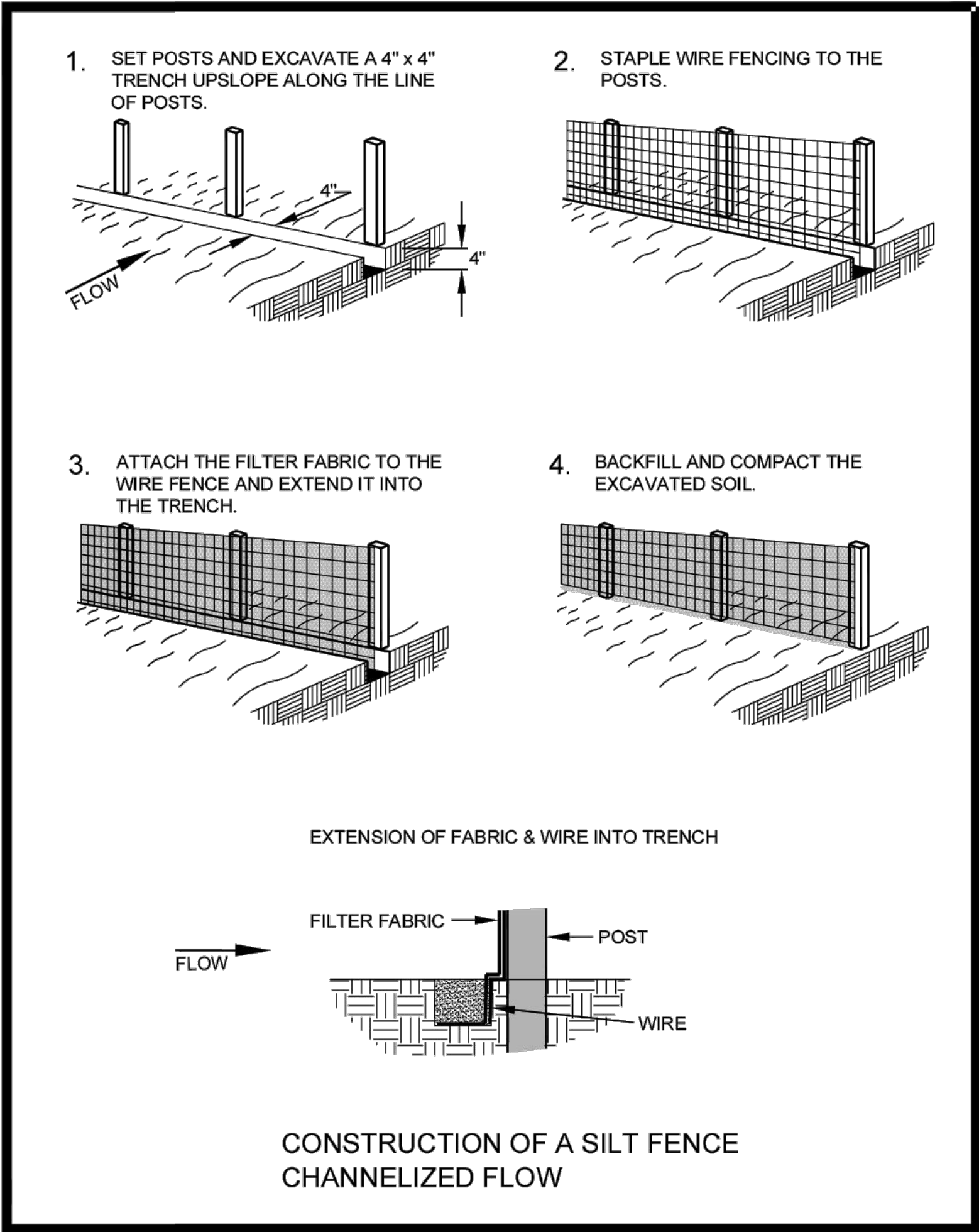
**C0-23**

PRELIMINARY NOT FOR CONSTRUCTION PRELIMINARY NOT FOR CONSTRUCTION





PRELIMINARY NOT FOR CONSTRUCTION



This drawing based on Wisconsin Department of Transportation Standard Detail Drawing 8 E 10-2.

INLET PROTECTION TYPE A, B, C, AND D

EDF #	DWG NAME: EROSION-CONTROL.DWG		
PROJECT No.	EROSION CONTROL DETAILS		
LOCATION	D-1-2		
RESOLUTION	DATE		
<b>ENGINEERING DEPT.</b> <b>City of La Crosse, Wis.</b>			
FIELD BOOK	SURVEYED	BY	DATE
NUMBER	DRAWN	PRELIMINARY	JMC 2/2009
PAGE	CHECKED	APPROVED	
	REVISIONS		
SHEET NO.		TOTAL SHEETS	

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PROJECT

**BADGER WEST**  
**WEST**  
**DEVELOPMENT**

LACROSSE WISCONSIN

REVISION SCHEDULE		
DATE	DESCRIPTION	BY

PROJECT NO. 25-32213  
FILE NAME 32213-01-EROSION  
DRAWN BY DT  
DESIGNED BY KR  
REVIEWED BY KR  
ORIGINAL ISSUE DATE 2/2/09  
CLIENT PROJECT NO. -

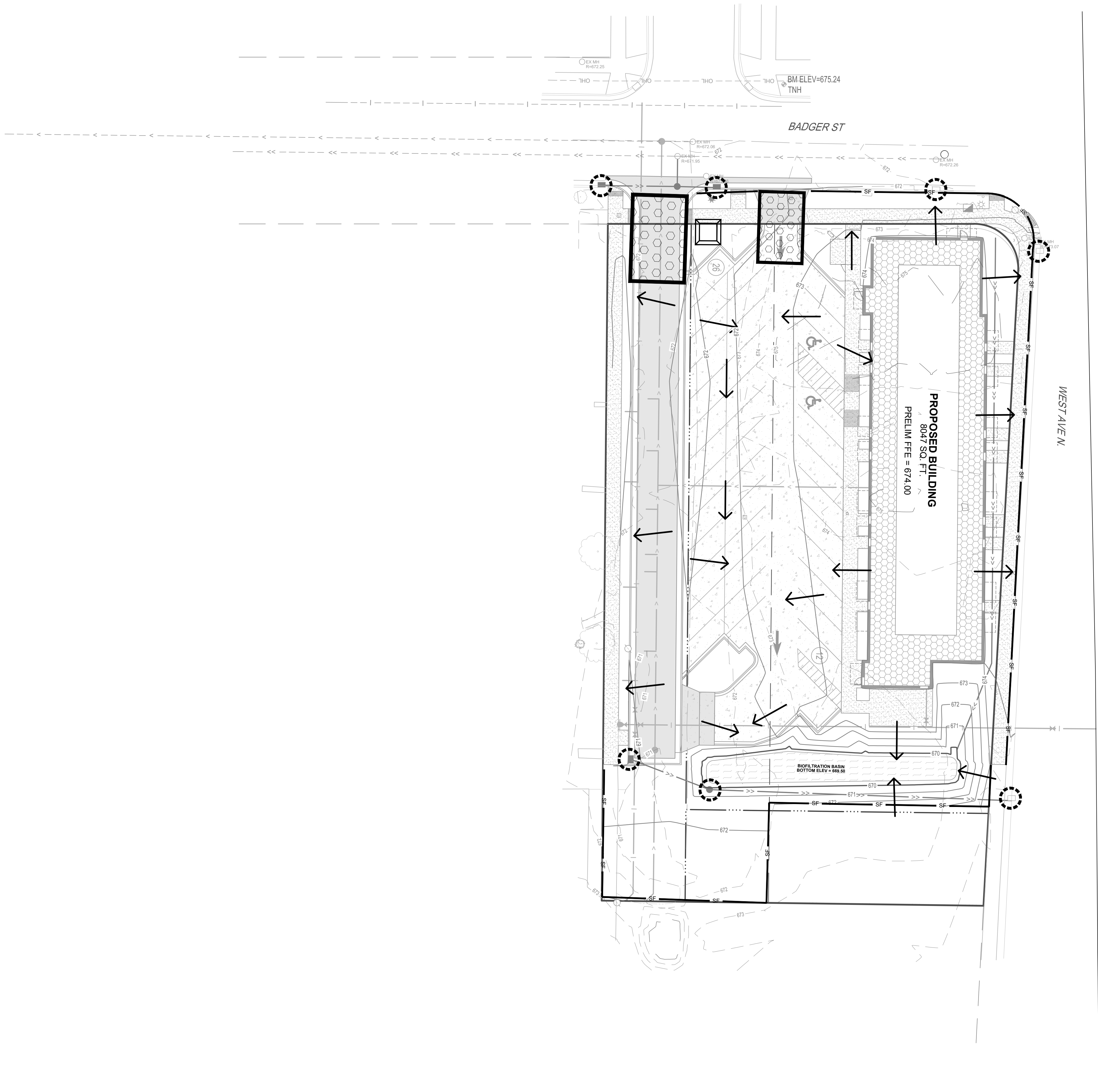
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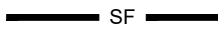
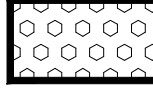
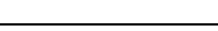
**EROSION**  
**CONTROL**  
**DETAILS**

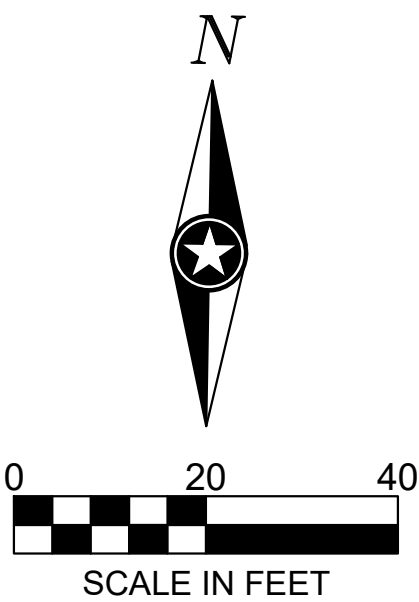
SHEET

**C1-20**





EROSION CONTROL LEGEND	
SYMBOL	DESCRIPTION
	SILT FENCE, PREASSEMBLED
	STORM DRAIN INLET PROTECTION
	ROCK CONSTRUCTION EXIT
	CONCRETE WASHOUT AREA
	EXISTING DRAINAGE ARROW
	PROPOSED DRAINAGE ARROW
	EXISTING CONTOUR (MINOR INTERVAL)
	EXISTING CONTOUR (MAJOR INTERVAL)
	PROPOSED CONTOUR (MINOR INTERVAL)
	PROPOSED CONTOUR (MAJOR INTERVAL)
SEE SITE RESTORATION PLAN FOR FINAL TURF ESTABLISHMENT. NOTE: EROSION CONTROL PLAN COVERAGE INCLUDES ELECTRIC, GAS, TELEPHONE, AND CABLE INSTALLATION. EACH COMPANY OR THEIR SUBCONTRACTOR IS RESPONSIBLE TO FOLLOW THE REQUIREMENTS OF THIS PLAN, INCLUDING PROVIDING THEIR OWN RESTORATION IF INSTALLATION OCCURS AFTER PRIMARY INSTALLATION OF SEEDING/SODDING/MULCHING DURING CONSTRUCTION OF EACH UTILITY.	



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PROJECT

**BADGER WEST  
WEST  
DEVELOPMENT**

LACROSSE WISCONSIN

REVISION SCHEDULE		
DATE	DESCRIPTION	BY

PROJECT NO.	25-32213
FILE NAME	32213-01-EROSION
DRAWN BY	DT
DESIGNED BY	KR
REVIEWED BY	KR
ORIGINAL ISSUE DATE	11/11/2025
CLIENT PROJECT NO.	-

TITLE

**EROSION  
CONTROL PLAN**

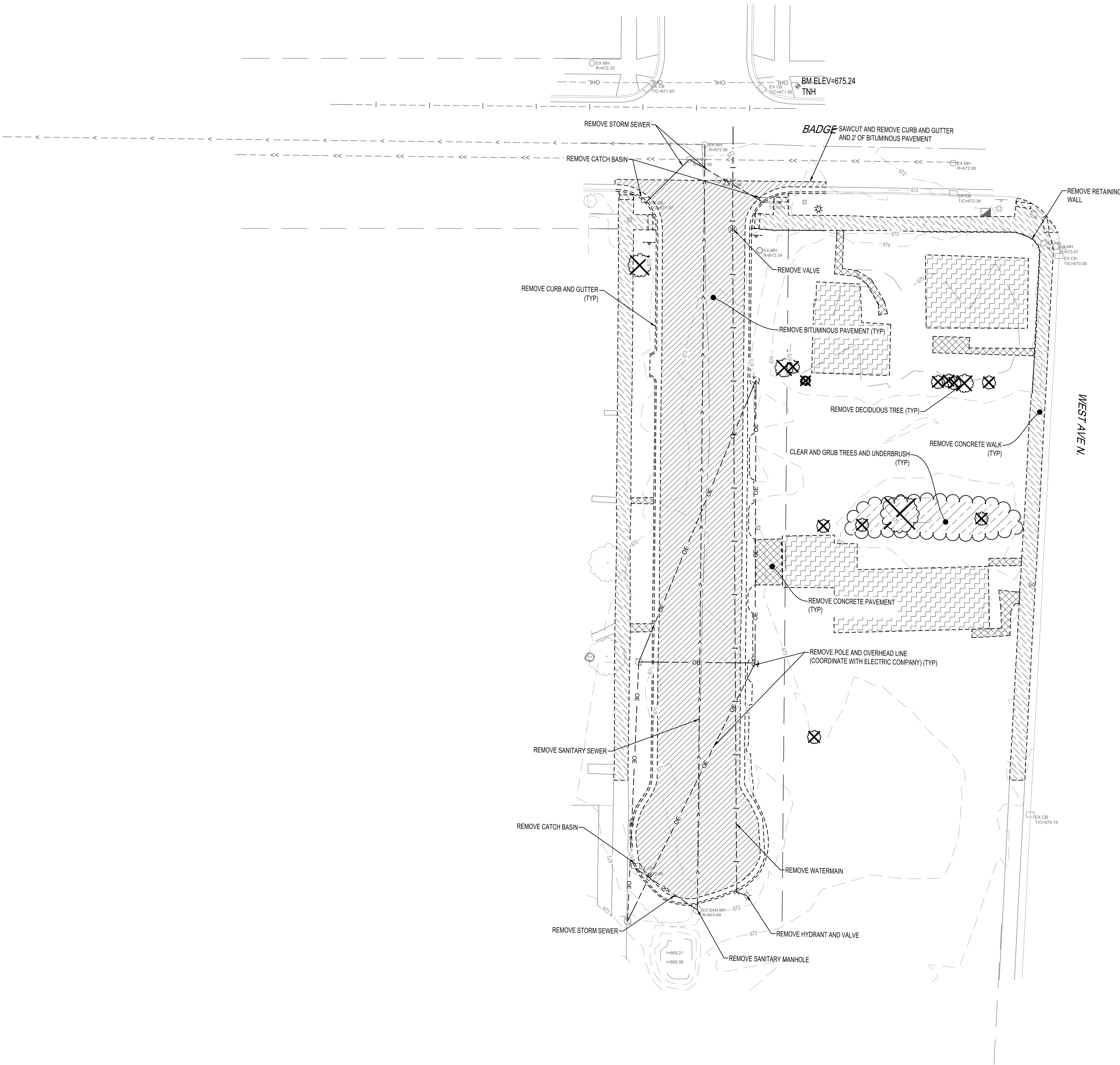
SHEET  
**C1-30**

PRELIMINARY NOT FOR CONSTRUCTION PRELIMINARY NOT FOR CONSTRUCTION





REMOVAL LEGEND	
SYMBOL	DESCRIPTION
	REMOVE BITUMINOUS PAVEMENT
	REMOVE CONCRETE PAVEMENT
	REMOVE CONCRETE WALK
	DEMOLISH BUILDING
	CLEAR AND GRUB TREES AND UNDERBRUSH
	REMOVE DECIDUOUS TREE (CLEAR AND GRUB)
CONTRACTOR SHALL VERIFY EXISTING PAVEMENT SECTION AND NOTIFY ENGINEER OF ANY DISCREPANCIES. PAVEMENT REMOVALS SHALL INCLUDE FULL DEPTH SAWCUT AND SECTION REMOVAL.	



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PROJECT

**BADGER WEST  
WEST  
DEVELOPMENT**

LACROSSE

WISCONSIN

REVISION SCHEDULE		
DATE	DESCRIPTION	BY

PROJECT NO.	25-32213
FILE NAME	32213-C2-EXIST
DRAWN BY	DT
DESIGNED BY	KR
REVIEWED BY	KR
ORIGINAL ISSUE DATE	11/11/2025
CLIENT PROJECT NO.	-

TITLE

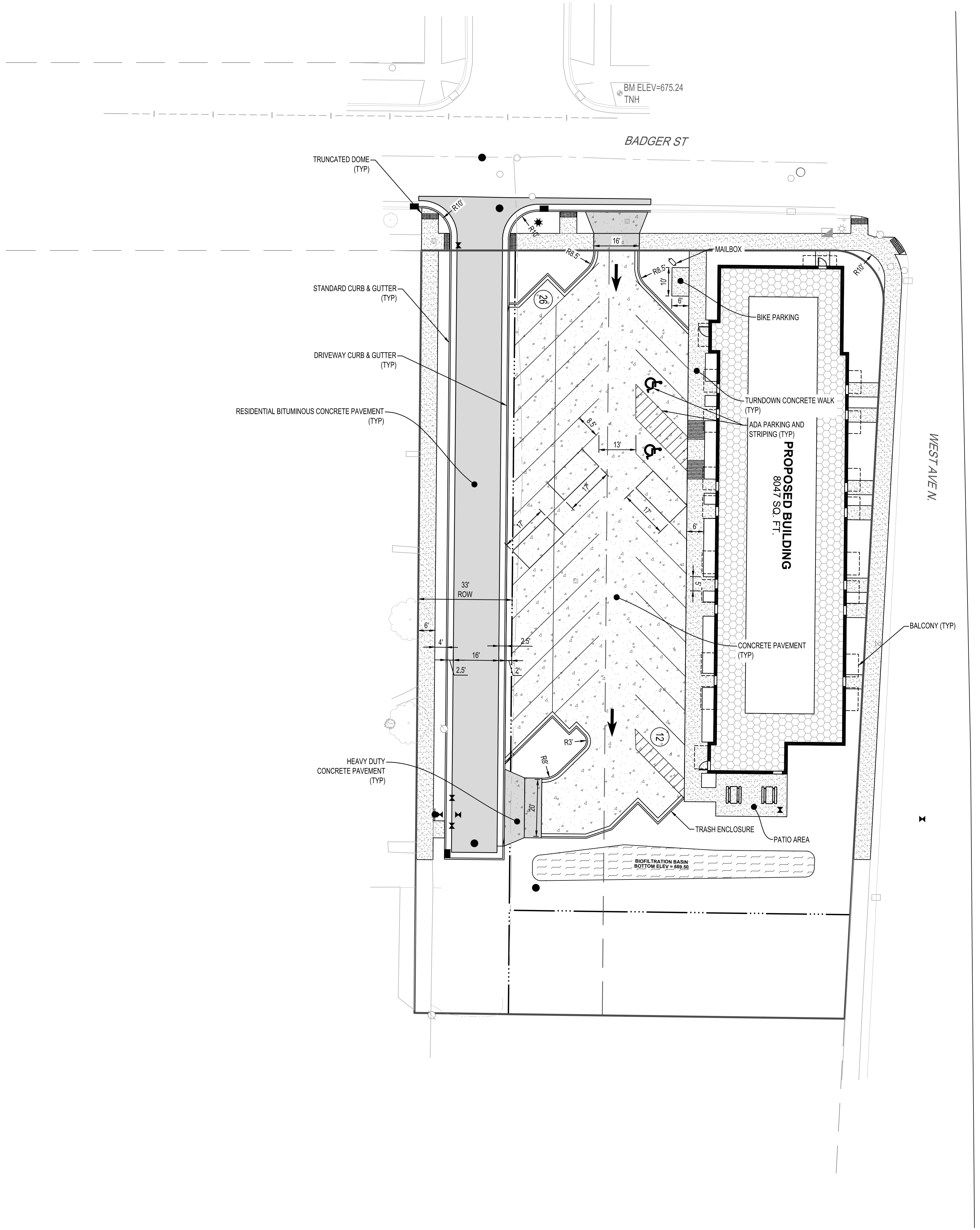
**EXISTING SITE  
AND REMOVAL  
PLAN**

SHEET

**C2-10**

PRELIMINARY NOT FOR CONSTRUCTION PRELIMINARY NOT FOR CONSTRUCTION





PAVEMENT LEGEND	
SYMBOL	DESCRIPTION
	BITUMINOUS PAVEMENT
	CONCRETE PAVEMENT
	HEAVY DUTY CONCRETE PAVEMENT
	CONCRETE WALK
NOTE: SNOW TO BE REMOVED FROM SITE.	



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PROJECT

**BADGER WEST  
WEST  
DEVELOPMENT**

LACROSSE WISCONSIN

REVISION SCHEDULE		
DATE	DESCRIPTION	BY

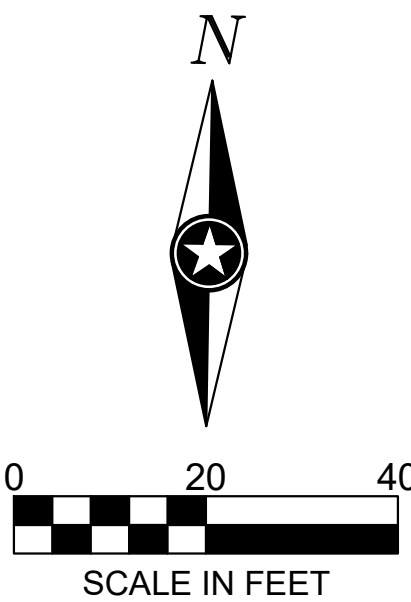
PROJECT NO.	25-32213
FILE NAME	32213-C3-SITE
DRAWN BY	DT
DESIGNED BY	KR
REVIEWED BY	KR
ORIGINAL ISSUE DATE	11/11/2025
CLIENT PROJECT NO.	-

TITLE

**OVERALL SITE  
PLAN**

SHEET

**C3-10**

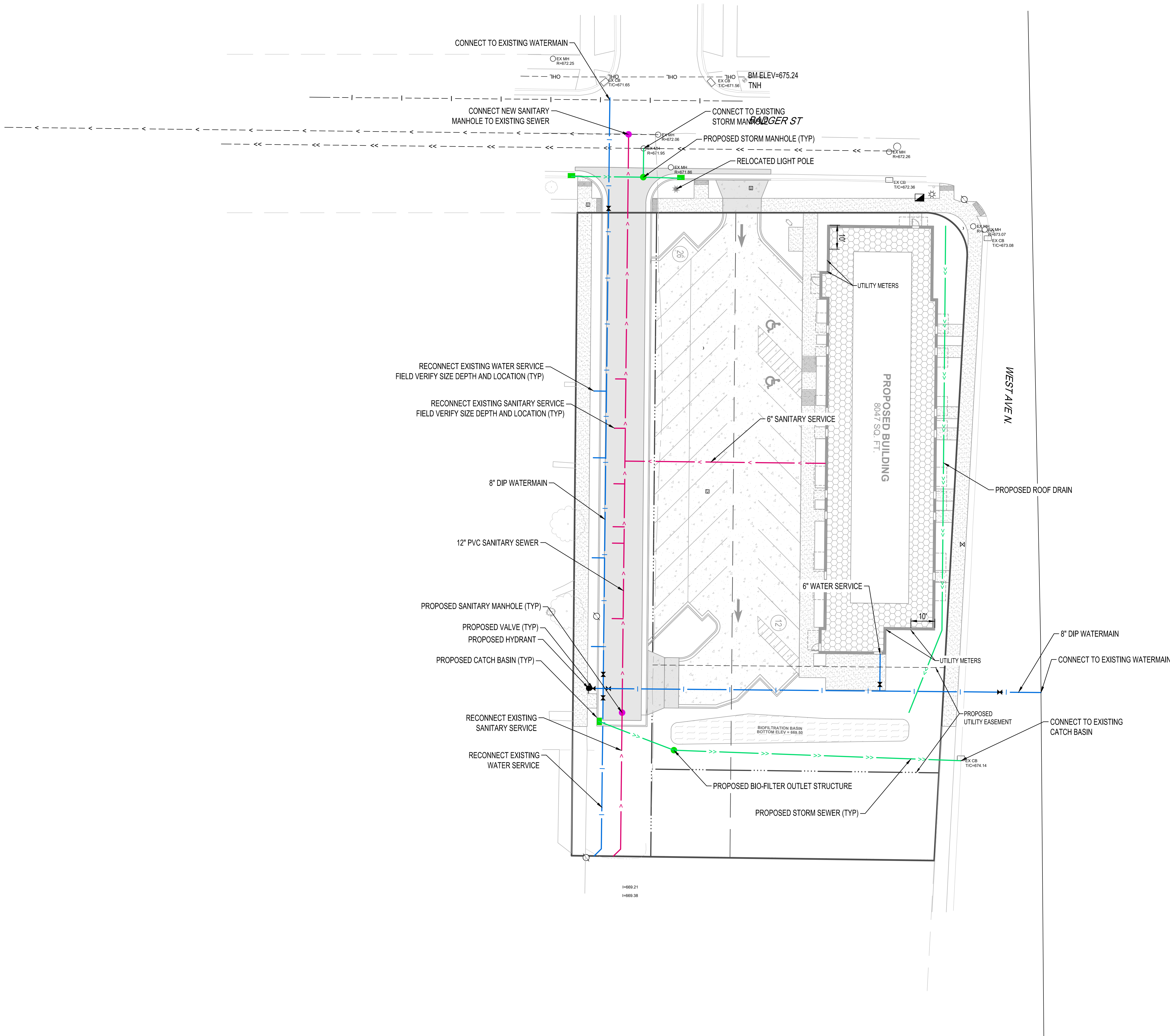


PRELIMINARY NOT FOR CONSTRUCTION PRELIMINARY NOT FOR CONSTRUCTION





PRELIMINARY NOT FOR CONSTRUCTION PRELIMINARY NOT FOR CONSTRUCTION



UTILITY LEGEND		
EXISTING		PROPOSED
--- >> ---	STORM DRAIN	--- >> ---
--- > ---	SANITARY SEWER	--- > ---
--- II> ---	SANITARY SEWER FORCEMAIN	--- II> ---
--- I ---	WATER MAIN	--- I ---
--- G ---	GAS	--- G ---
--- OE ---	OVERHEAD ELECTRIC	--- OE ---
--- UE ---	UNDERGROUND ELECTRIC	--- UE ---
--- UT ---	UNDERGROUND TELEPHONE	--- UT ---
--- UTV ---	UNDERGROUND TV	
--- OHL ---	OVERHEAD UTILITY	
--- UTL ---	UNDERGROUND UTILITY	
--- FBO ---	FIBER OPTIC	
NOTE:		
CONTRACTOR SHALL FIELD VERIFY THE LOCATIONS OF ALL EXISTING UTILITIES.		

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PROJECT

**BADGER WEST  
WEST  
DEVELOPMENT**

LACROSSE

WISCONSIN

REVISION SCHEDULE		
DATE	DESCRIPTION	BY

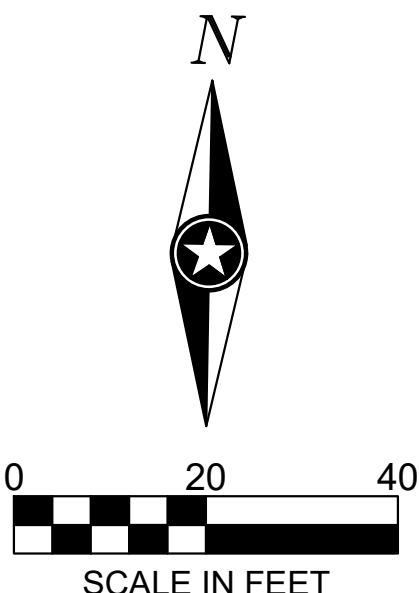
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FILE NAME	32213-C3-UTILITY
DRAWN BY	DT
DESIGNED BY	KR
REVIEWED BY	KR
ORIGINAL ISSUE DATE	11/11/2025
CLIENT PROJECT NO.	-

TITLE

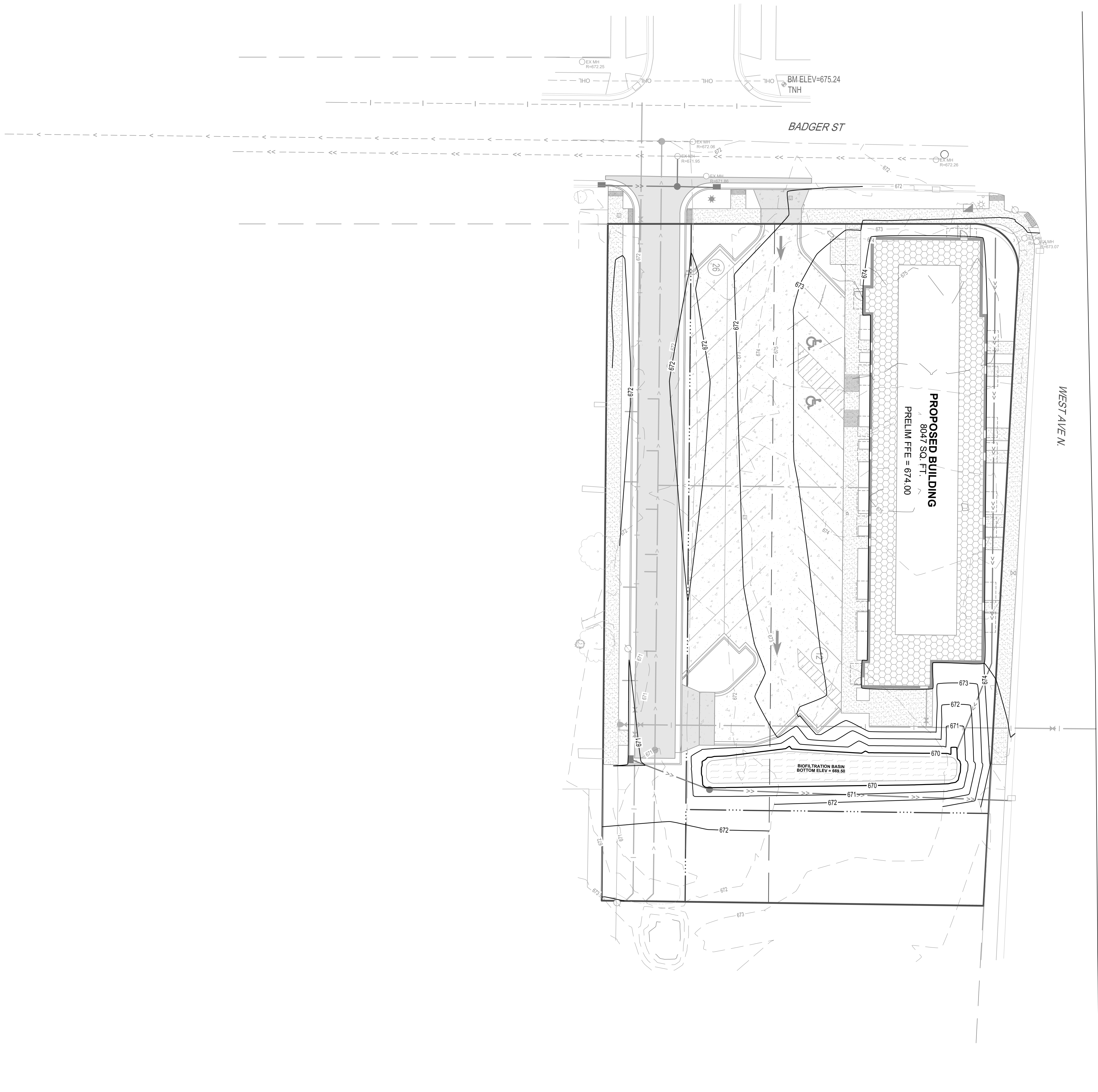
**SITE UTILITY  
PLAN**

SHEET

**C3-20**







Grading Legend	
	EXISTING CONTOUR (MINOR INTERVAL)
	EXISTING CONTOUR (MAJOR INTERVAL)
	PROPOSED CONTOUR (MINOR INTERVAL)
	PROPOSED CONTOUR (MAJOR INTERVAL)
	PROPOSED SPOT ELEVATION
	PROPOSED TOP BACK OF CURB SPOT ELEVATION
	SURFACE GRADE / DIRECTION
General Grading Notes	
PROPOSED CONTOURS SHOW FINISHED GRADE ELEVATIONS. BUILDING PAD AND PAVEMENT HOLD DOWNS ARE NOT INCLUDED. WHEN CONSTRUCTING BUILDING PADS WITH A HOLD DOWN, GRADE AREAS TO ENSURE POSITIVE BUILDING PAD DRAINAGE.	



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PROJECT

**BADGER WEST  
WEST  
DEVELOPMENT**

LACROSSE WISCONSIN

REVISION SCHEDULE		
DATE	DESCRIPTION	BY

PROJECT NO.	25-32213
FILE NAME	32213-C4-GRADE
DRAWN BY	DT
DESIGNED BY	KR
REVIEWED BY	KR
ORIGINAL ISSUE DATE	11/1/2025
CLIENT PROJECT NO.	-

TITLE

**Grading Plan**

SHEET

**C4-10**

PRELIMINARY NOT FOR CONSTRUCTION PRELIMINARY NOT FOR CONSTRUCTION



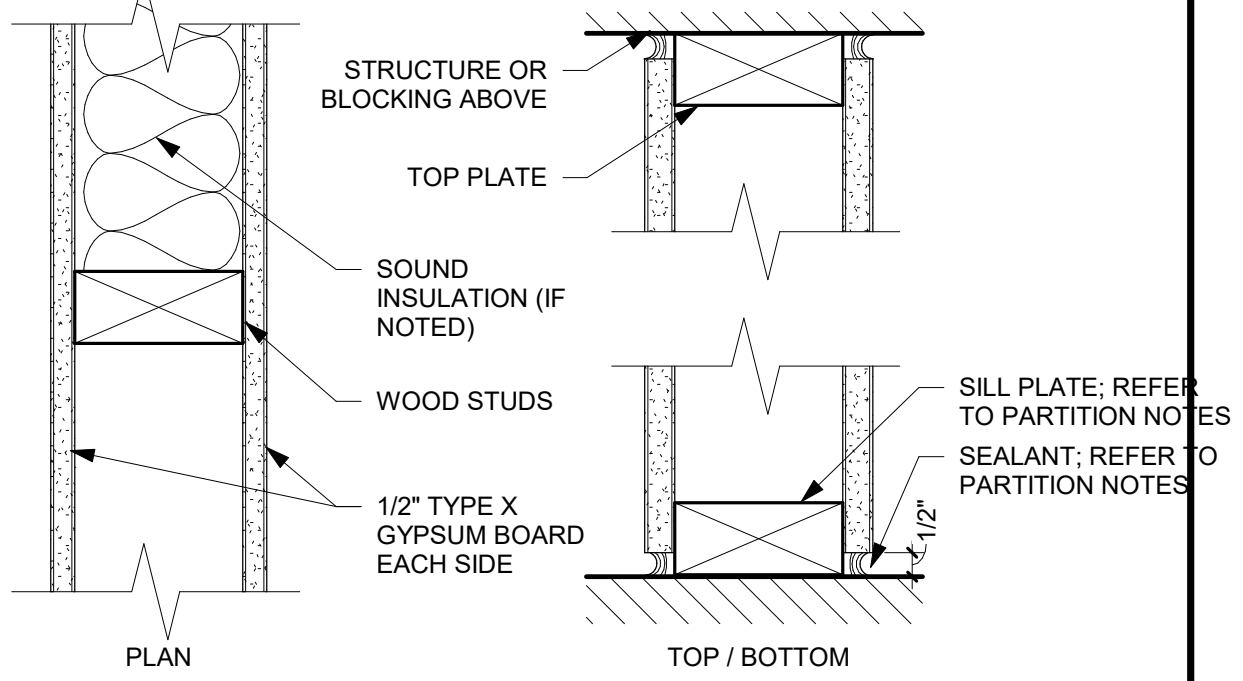


PRELIMINARY NOT FOR CONSTRUCTION

### GENERAL ASSEMBLY NOTES:

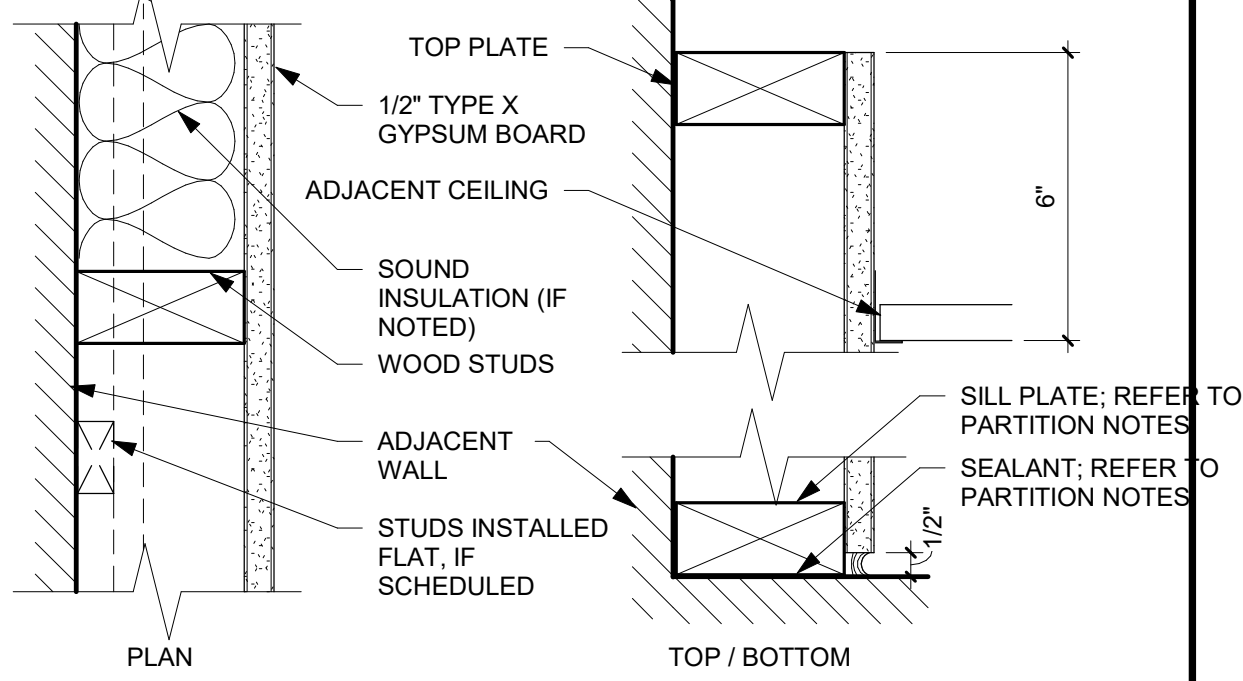
- A. NOT ALL ASSEMBLY TYPES LISTED APPLY TO THIS PROJECT. REFER TO FLOOR PLANS FOR LOCATIONS AND ADDITIONAL NOTES.
- B. LIGHT GAUGE STEEL FRAMING MEMBER DESIGNATION SYSTEM: (REFER TO STRUCTURAL NOTES)
- 60S/125-54 (EQUIVALENT TO 6" x 16 GAUGE STUD OR JOIST WITH 1 1/4" FLANGES)
- MINIMUM BASE METAL THICKNESS IN MILS. EXAMPLE - .054 = 54 MILS)
- 19 = 25 GAUGE 43 = 18 GAUGE  
27 = 22 GAUGE 54 = 16 GAUGE  
30 = 20 GAUGE (DRYWALL) 68 = 14 GAUGE  
33 = 20 GAUGE (STRUCTURAL) 97 = 12 GAUGE
- FLANGE WIDTH (1/100 INCHES): EXAMPLE - 125 = 1.25"
- STYLE: S = STUD OR JOIST SECTION (WITH FLANGE STIFFENERS) =   
T = TRACK SECTION =   
U = CHANNEL SECTION (STUDS WITHOUT FLANGE STIFFENERS) =   
F = FURRING CHANNEL =   
Z = ZEE SECTION = 
- MEMBER DEPTH (1/100 INCHES): EXAMPLE - 600 = 6"
- C. IN ALL WET AREAS SUCH AS SHOWERS AND TUBS, INSTALL CEMENT-BASED BACKER BEHIND AREAS SCHEDULED TO RECEIVE TILE FINISH.
- D. PROVIDE A MINIMUM OF MOISTURE-RESISTANT GYPSUM BOARD ON ALL RESTROOM WALLS AND OTHER AREAS SCHEDULED TO RECEIVE FRP OR TILE FINISH.
- E. ALL PARTITIONS CONTAINING PLUMBING OR HAVING AN EXTERIOR FACE SHALL BE INSULATED.
- F. REFERENCE FINISH PLANS FOR ADDITIONAL FINISHES NOT INDICATED ON PARTITION TYPES.
- G. INCLUDE PAINTABLE ACOUSTIC SEALANT AT WALL PERIMETER (TOP, BOTTOM, AND SIDES) TERMINATIONS AND PENETRATIONS FOR ALL NON RATED ASSEMBLIES. TYPICAL BOTH SIDES OF ASSEMBLY.
- H. PROVIDE FIRE-TREATED WOOD OR STEEL BACKING FOR ALL WALL-MOUNTED FINISH CARPENTRY, ARCHITECTURAL WOODWORK, TOILET PARTITIONS, ACCESSORIES AND OTHER SIMILAR ITEMS.
- I. WOOD FRAMING MEMBERS IN CONTACT WITH CONCRETE OR MASONRY SHALL BE PRESSURE TREATED.
- J. REFER TO STRUCTURAL DOCUMENTS FOR SHEAR WALL CRITERIA.
- K. ALL NON-RATED WALLS TO BE CONSTRUCTED FULL HEIGHT TO THE UNDERSIDE OF FLOOR OR ROOF STRUCTURE ABOVE UNLESS NOTED OTHERWISE.
- L. PROVIDE DOUBLE TOP PLATES AT ALL WOOD LOAD BEARING WALLS.
- M. NON LOAD BEARING METAL STUD WALLS SHALL HAVE A SLOTTED TOP TRACK FOR DEFLECTION. FINISHES/ SUBSTRATES SHALL NOT BE FASTENED TO THE TOP TRACK.
- N. PROVIDE 1" GAP FOR DEFLECTION ALLOWANCE BETWEEN WALL FINISH, SUBSTRATE, AND STRUCTURE ABOVE. TYPICAL UNLESS NOTED OTHERWISE ON STRUCTURAL DOCUMENTS.
- O. COLD FORMED FRAMING DESIGNED BY FRAMING CONTRACTOR, REFER TO STRUCTURAL NOTES FOR COMPONENTS AND CLADDING DESIGN REQUIREMENTS.
- ADDITIONAL NOTES FOR FIRE-RATED ASSEMBLIES:**
- P. ALL ASSEMBLIES NOTED TO BE FIRE-RESISTANCE RATED SHALL BE CONSTRUCTED IN STRICT ACCORDANCE WITH THE REFERENCED FIRE RESISTANCE TEST. ANY PROPRIETARY PRODUCTS REQUIRED BY FIRE RATED ASSEMBLIES AS INDICATED ON THE DRAWINGS ARE APPROVED.
- Q. ALTERNATE MATERIALS AND ASSEMBLIES MUST BE APPROVED BY THE ARCHITECT PRIOR TO COMMENCING WORK.
- R. HIGHER FIRE-RATED ASSEMBLIES SHALL BE CONSTRUCTED BEFORE LOWER (OR NON-RATED) ASSEMBLIES.
- S. ALL FIRE-RATED WALLS TO BE CONSTRUCTED FULL HEIGHT FROM TOP OF UNFINISHED FLOOR TO UNDERSIDE OF STRUCTURE ABOVE.
- T. INCLUDE SEALANT, MATERIALS, AND/OR ASSEMBLIES AT WALL PERIMETER (TOP, BOTTOM, AND SIDES) TERMINATIONS AND PENETRATIONS WHICH MAINTAIN THE FIRE-RESISTANCE RATING. TYPICAL BOTH SIDES OF ASSEMBLY.
- U. REFER TO IBC CHAPTER 7, TABLE "MINIMUM EQUIVALENT THICKNESS OF BEARING OR NONBEARING CONCRETE MASONRY WALLS" FOR CALCULATED FIRE-RESISTANCE RATING.

CONFIRM DEFLECTION  
CLEARANCE WITH STRUCTURAL



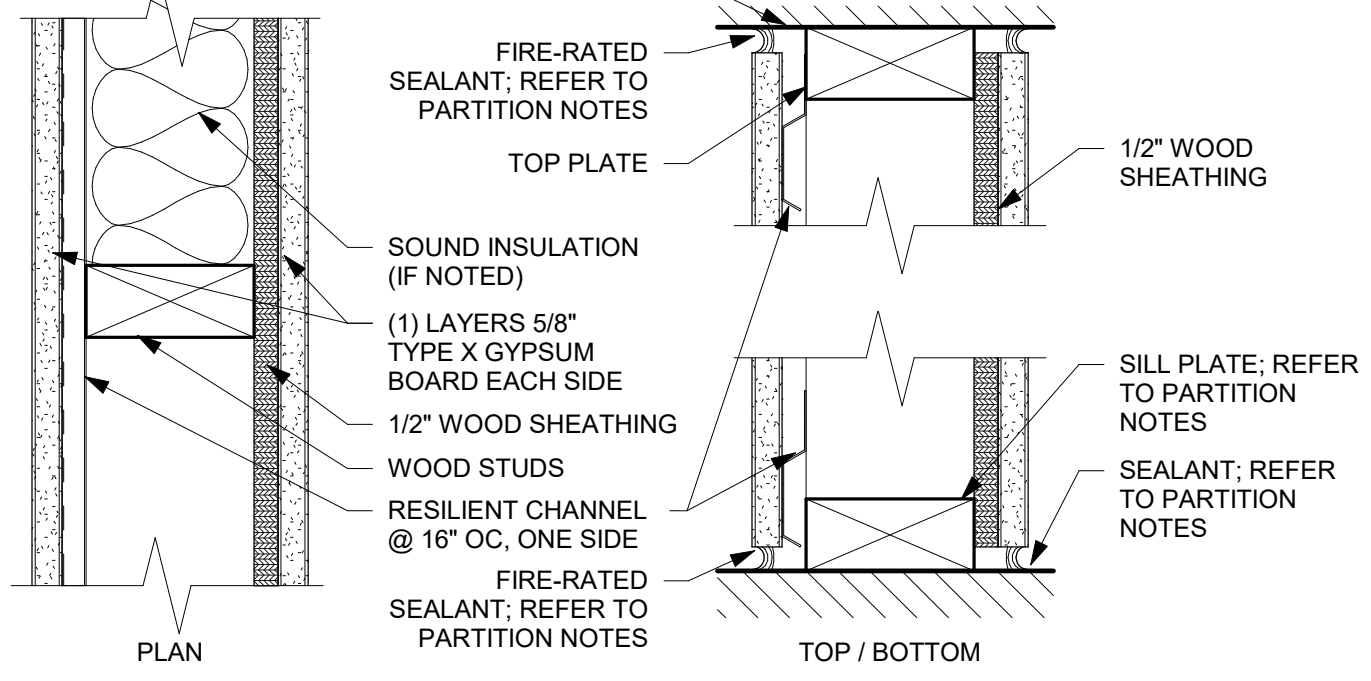
WALL TYPE	STUD DESIGNATION	SPACING			KEY NOTES
<E2>	2x2	16"			1
<E4>	2x4	16"			1
<E6>	2x6	16"			1
<E8>	2x8	16"			1
					1
					1

WALL TYPE E (WOOD STUD PARTITION)  
NOT TO SCALE



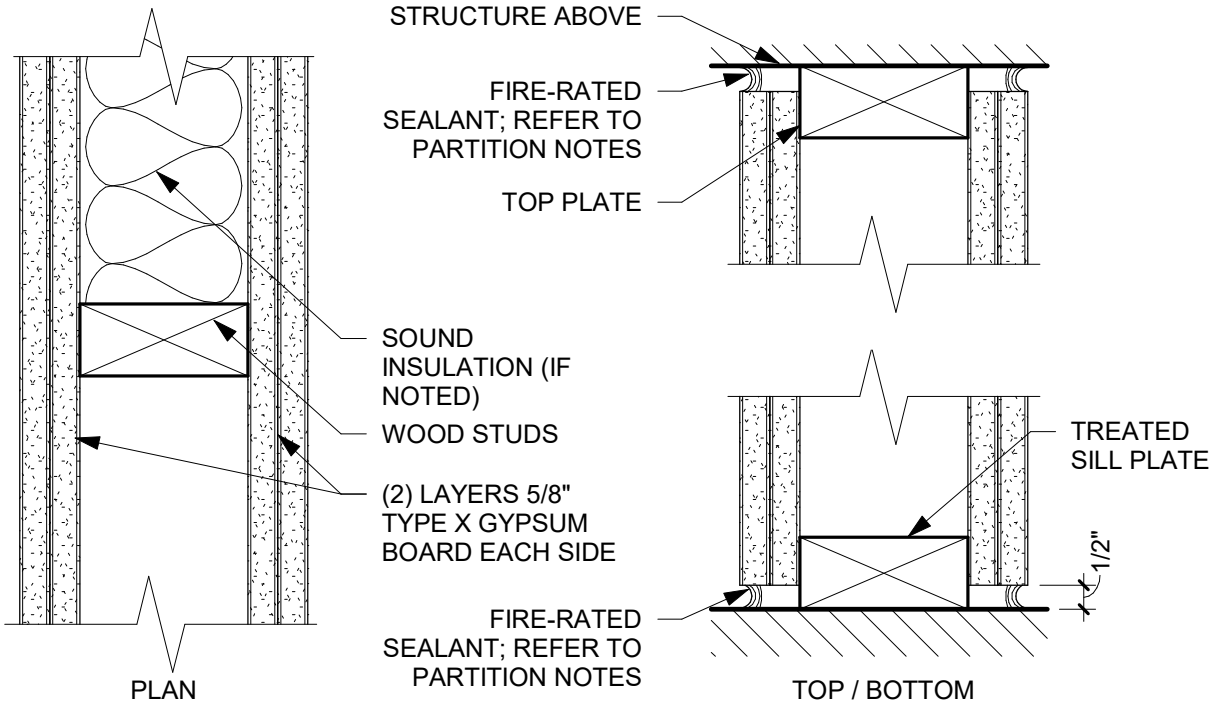
WALL TYPE	STUD DESIGNATION	SPACING			KEY NOTES
<F1>	1x2 (FLAT)	16"			1
<F2>	2x2	16"			1
<F4>	2x4	16"			1
<F6>	2x6	16"			1
<F8>	2x8	16"			1
					1

WALL TYPE F (WOOD STUD FURRING)  
NOT TO SCALE



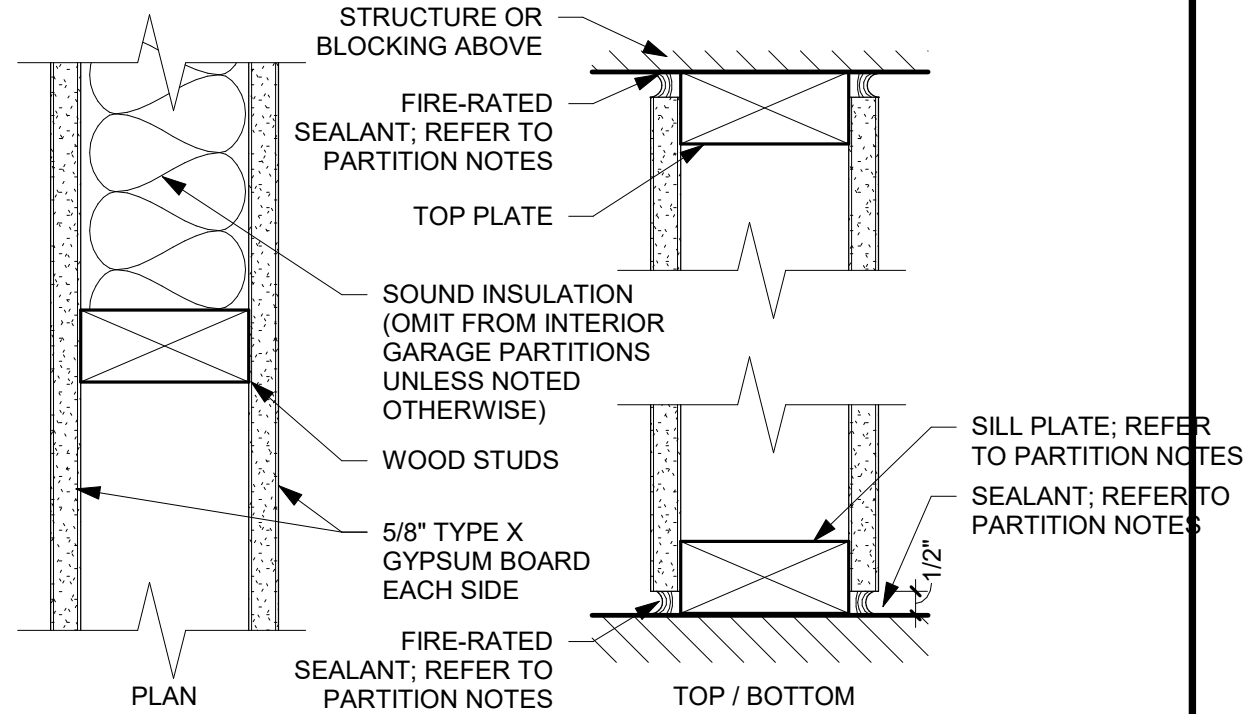
WALL TYPE	STUD DESIGNATION	SPACING	FSTC	FIRE RATING / UL DESIGN	KEY NOTES
<G4>	2x4	16"			1
<G6>	2x6	16"	50	U311	1
<G8>	2x8	16"			1

WALL TYPE G (WOOD STUD - 1-HOUR FIRE RATED)  
NOT TO SCALE



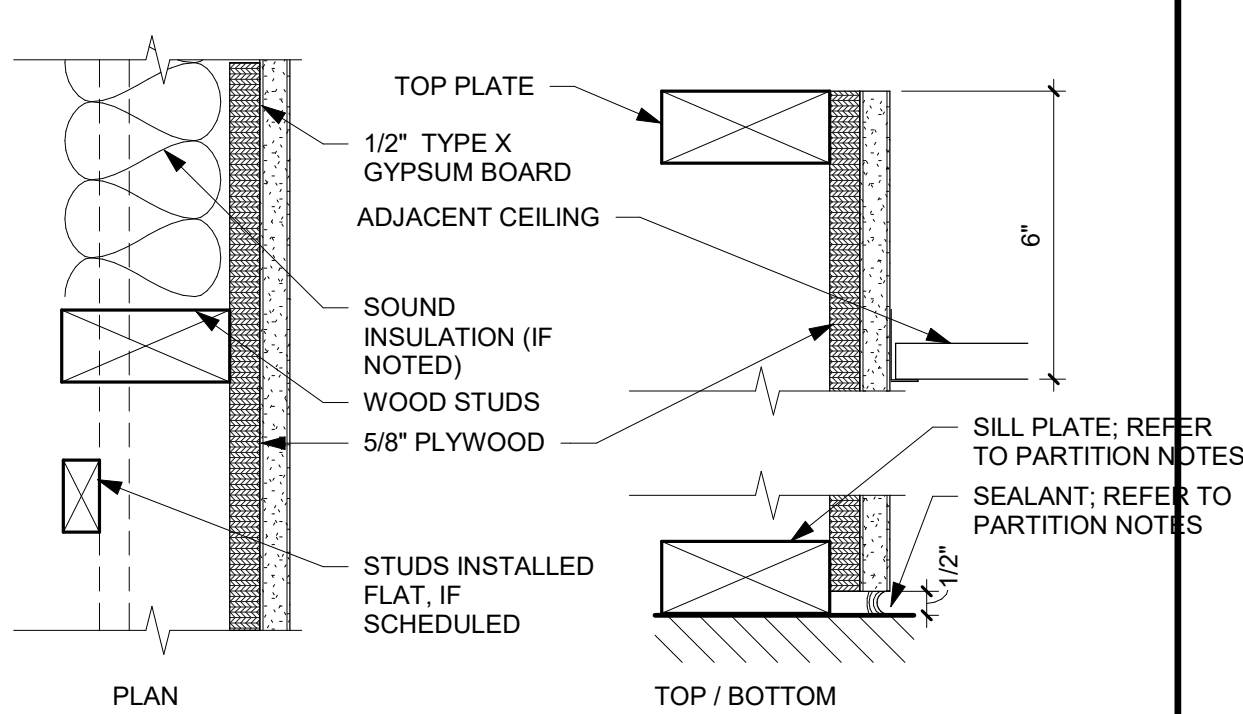
WALL TYPE	STUD DESIGNATION	SPACING		FIRE RATING / UL DESIGN	KEY NOTES
<H2>	2x2	16"		U301	1
<H4>	2x4	16"		U301	1
<H6>	2x6	16"		U301	1
<H8>	2x8	16"		U301	1

WALL TYPE H (WOOD STUD - 2-HOUR FIRE RATED)  
NOT TO SCALE



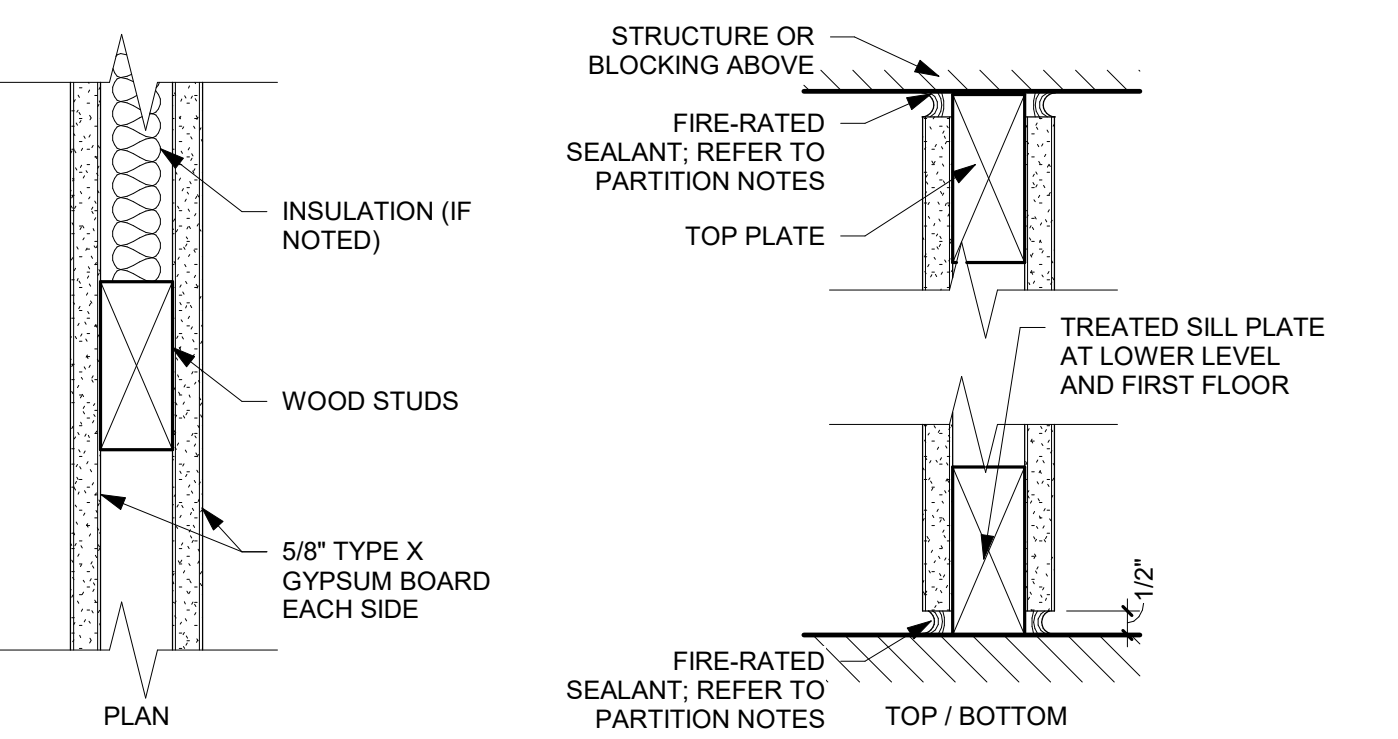
WALL TYPE	STUD DESIGNATION	SPACING		FIRE RATING / UL DESIGN	KEY NOTES
<J2>	2x2	16"		U311	1, 2
<J4>	2x4	16"		U311	1, 2
<J6>	2x6	16"		U311	1, 2
<J8>	2x8	16"		U311	1, 2

WALL TYPE J (WOOD STUD - 1-HOUR FIRE RATED, 50 TO 54 STC SOUND)  
NOT TO SCALE



WALL TYPE	STUD DESIGNATION	SPACING			KEY NOTES
<K1>	1x2 (FLAT)	16"			1
<K2>	2x2	16"			1
<K4>	2x4	16"			1
<K6>	2x6	16"			1
<K8>	2x8	16"			1
					1

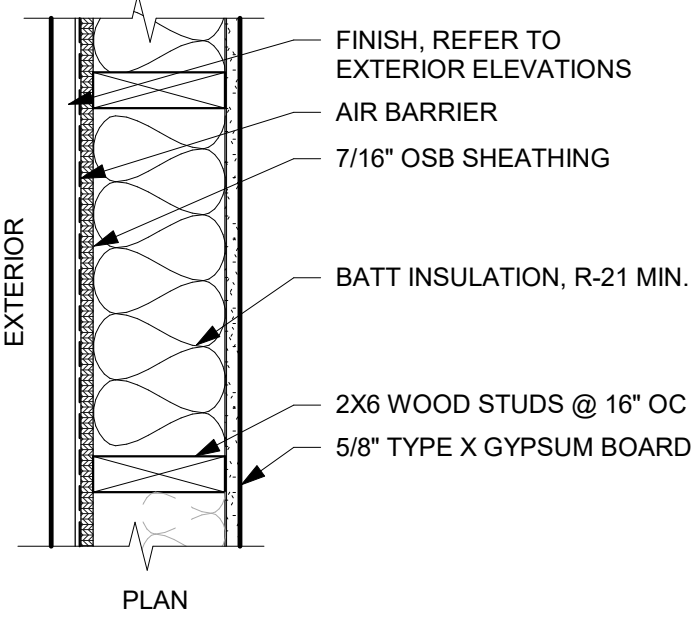
WALL TYPE K (WOOD STUD FURRING)  
NOT TO SCALE



WALL TYPE	STUD DESIGNATION	SPACING		FIRE RATING / UL DESIGN	KEY NOTES
<X>	2x4 FLAT	24"		U338	1, 2

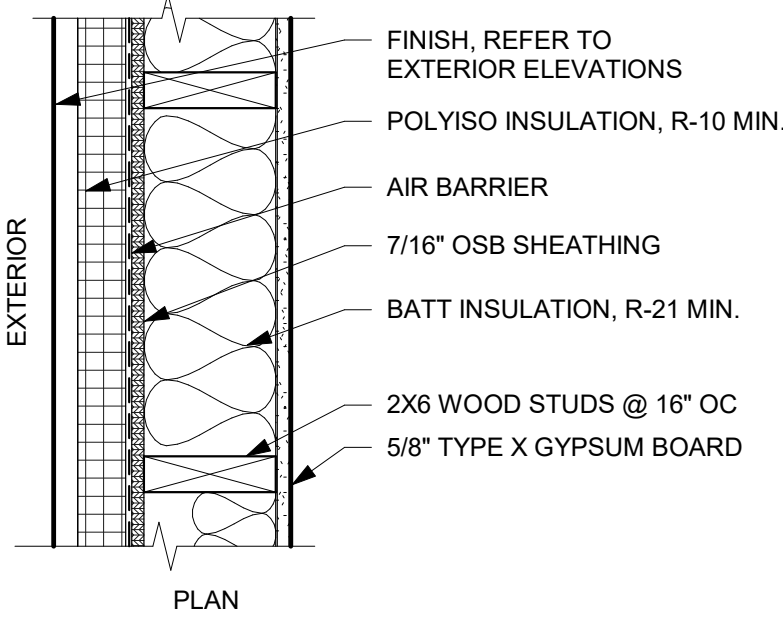
WALL TYPE FOR USE BEHIND SEMI-RECESSED FIRE EXTINGUISHERS IN 1 HOUR RATED WALL ASSEMBLIES

WALL TYPE BEHIND FEC (WOOD STUD - 1-HOUR FIRE RATED)  
NOT TO SCALE



WALL TYPE	STUD DESIGNATION	SPACING	FIRE RATING / UL DESIGN
<X1>	2x6	16"	
NOTES			

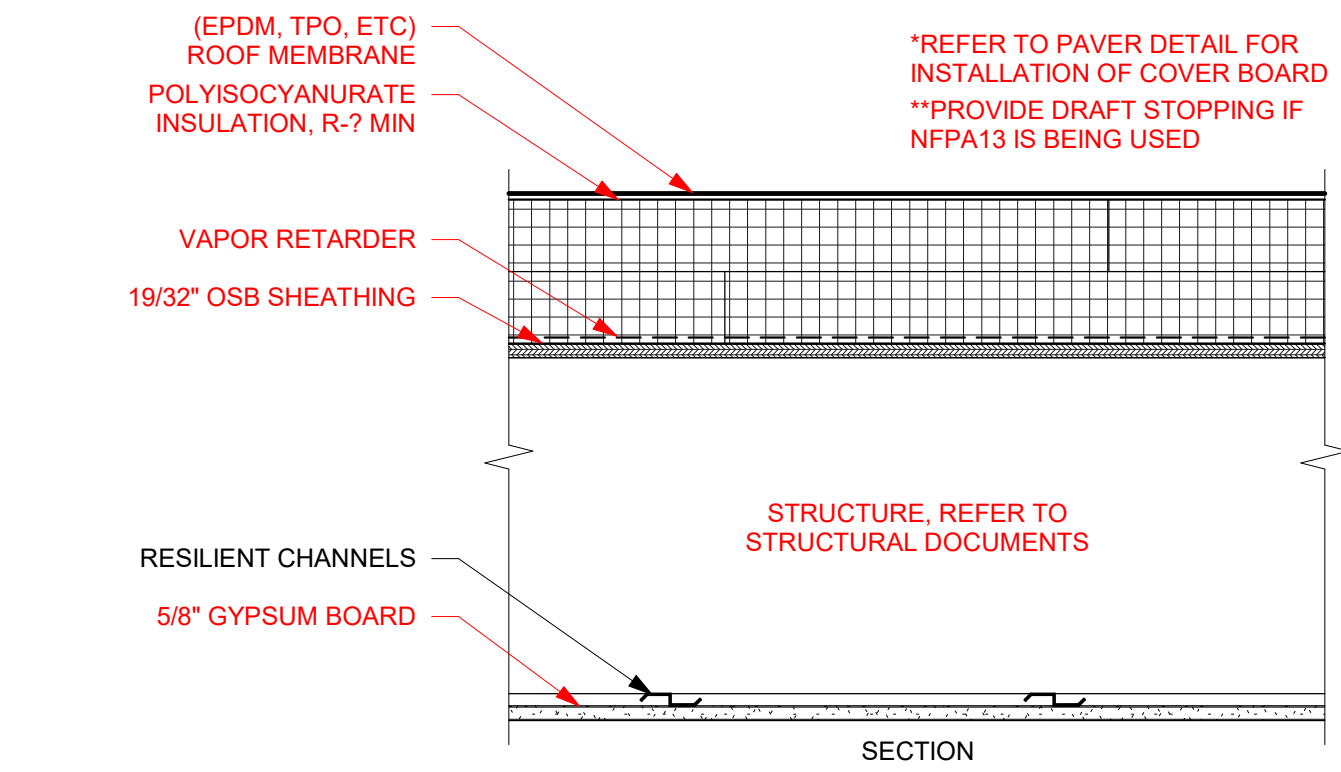
EXTERIOR WALL TYPE  
NOT TO SCALE



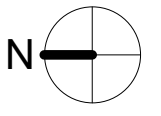
WALL TYPE	STUD DESIGNATION	SPACING	FIRE RATING / UL DESIGN
<X2>	2x6	16"	
NOTES			

EXTERIOR WALL TYPE  
NOT TO SCALE

REFERENCE SCALE  
1" = 1'-0"  
0 1/4" 1/2" 3/4" 1" 2"



FIRE RATING: 1 HOUR  
UL DESIGN: UL P522  
ROOF/CEILING ASSEMBLY R1  
NOT TO SCALE



### WALL TYPES AND NOTES

A1-01

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PROJECT

### THREESIXTY REAL ESTATE BADGER WEST DEVELOPMENT

LA CROSSE

WISCONSIN

REVISION SCHEDULE		
DATE	DESCRIPTION	BY

PROJECT NO.	24-32213
FILE NAME	
DRAWN BY	Author
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SHEET



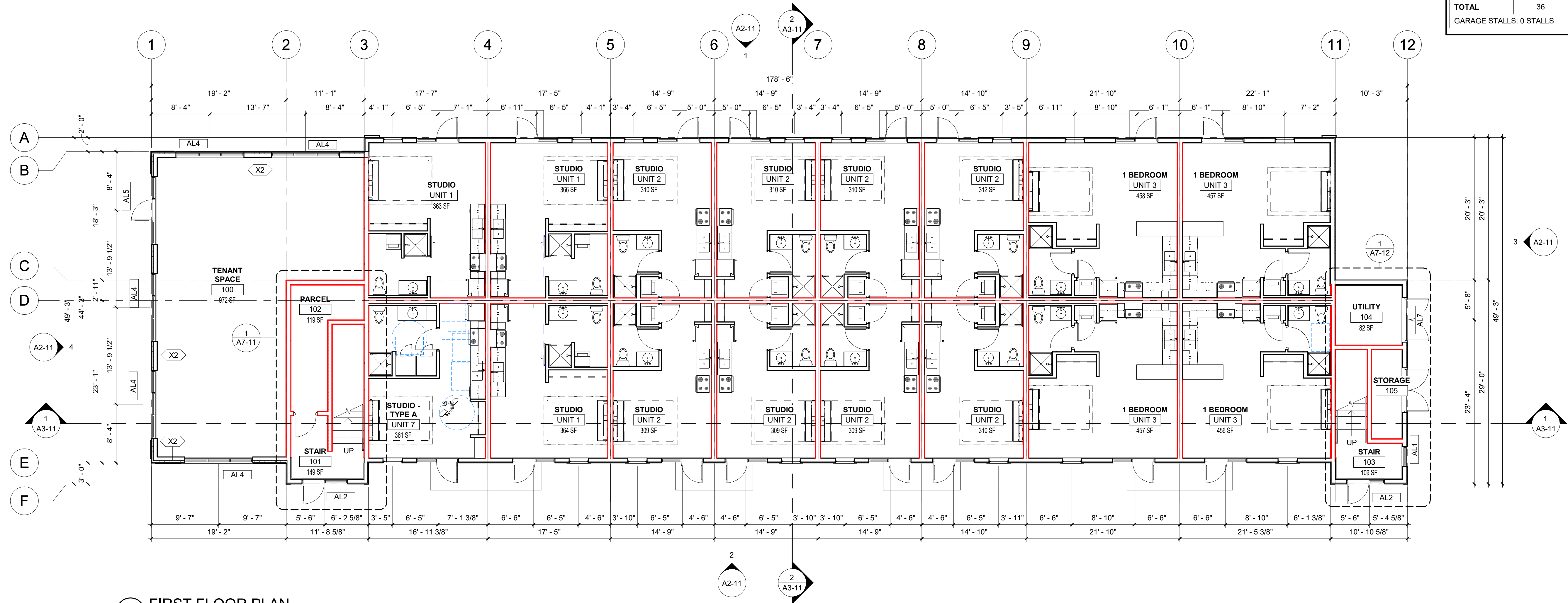


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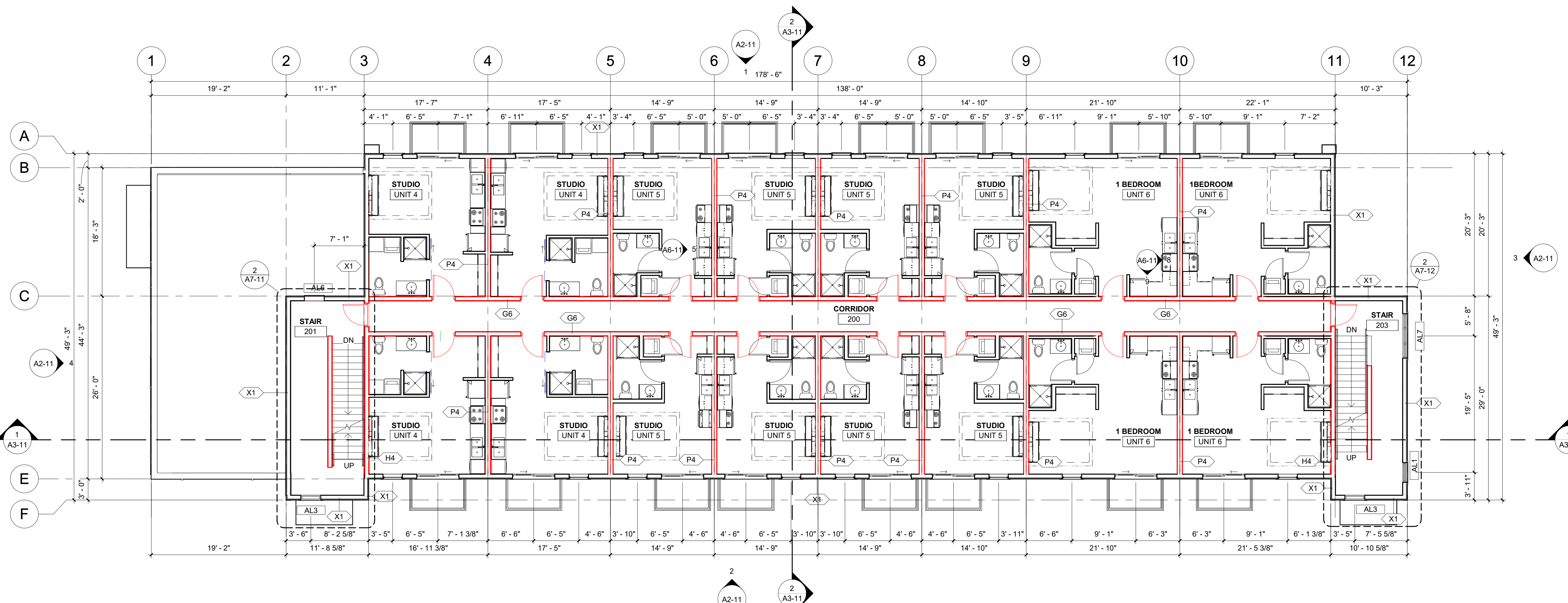
BUILDING AREAS		
UNIT NAME	# OF INSTANCES	AREA
UNIT 1: STUDIO (TYPE A)	1	367 SF
UNIT 1: STUDIO (TYPE B)	3	367 SF
UNIT 2: STUDIO (TYPE B)	8	308 SF
UNIT 3: 1 BEDROOM	4	457 SF
UNIT 4: STUDIO	8	324 SF
UNIT 5: STUDIO	16	273 SF
UNIT 6: 1 BEDROOM	8	401 SF
LEVEL		AREA
3RD FLOOR		6,993 SF
2ND FLOOR		6,993 SF
1ST FLOOR		8,047 SF
TOTAL		22,033 SF

UNIT MATRIX				
	STUDIO	1 BEDROOM	2 BEDROOM	TOTAL UNITS
3RD FLOOR	12	4	0	16
2ND FLOOR	12	4	0	16
1ST FLOOR	12	4	0	16
TOTAL	36	12	0	48
GARAGE STALLS: 0 STALLS				

- FLOOR PLAN SHEET NOTES**
- EXTERIOR BUILDING DIMENSIONS ARE FROM OUTSIDE FACE OF THE EXTERIOR SHEATHING.
  - INTERIOR WALL DIMENSIONS ARE FROM CENTER OF WALL. STUD. UNLESS NOTED OTHERWISE.
  - IDENTIFY WITH PAINTED LETTERING 'FIRE WALL' AND 'FIRE BARRIER WALL' ABOVE CEILING 20'-0" OC MAX. BOTH SIDES OF WALL. REFER TO CODE DATA PLANS FOR LOCATIONS OF RATED WALLS.
  - PREROCK ALL RATED WALLS PRIOR TO INSTALLING ANY ADJACENT WALLS OR FIXTURES. INSTALL SECOND LAYER OF ROCK TO CONCEAL SHOWER/TUB NAILING FLANGES AS NECESSARY.
  - PROVIDE FLASHING AND CAULKING AROUND ALL ROOF PENETRATIONS. VERIFY SIZE AND LOCATIONS WITH ALL CONTRACTORS.
  - VERIFY ALL FRAMING DIMENSION W/ TUB ROUGH OPENING REQUIREMENTS PRIOR TO PANELIZING WALL SYSTEMS.



1 FIRST FLOOR PLAN  
1/8" = 1'-0"



2 SECOND FLOOR PLAN  
1/8" = 1'-0"

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PROJECT

**THREESIXTY  
REAL ESTATE  
BADGER WEST  
DEVELOPMENT**

LA CROSSE WISCONSIN

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**FIRST AND  
SECOND FLOOR  
PLAN**

SHEET

**A1-21**

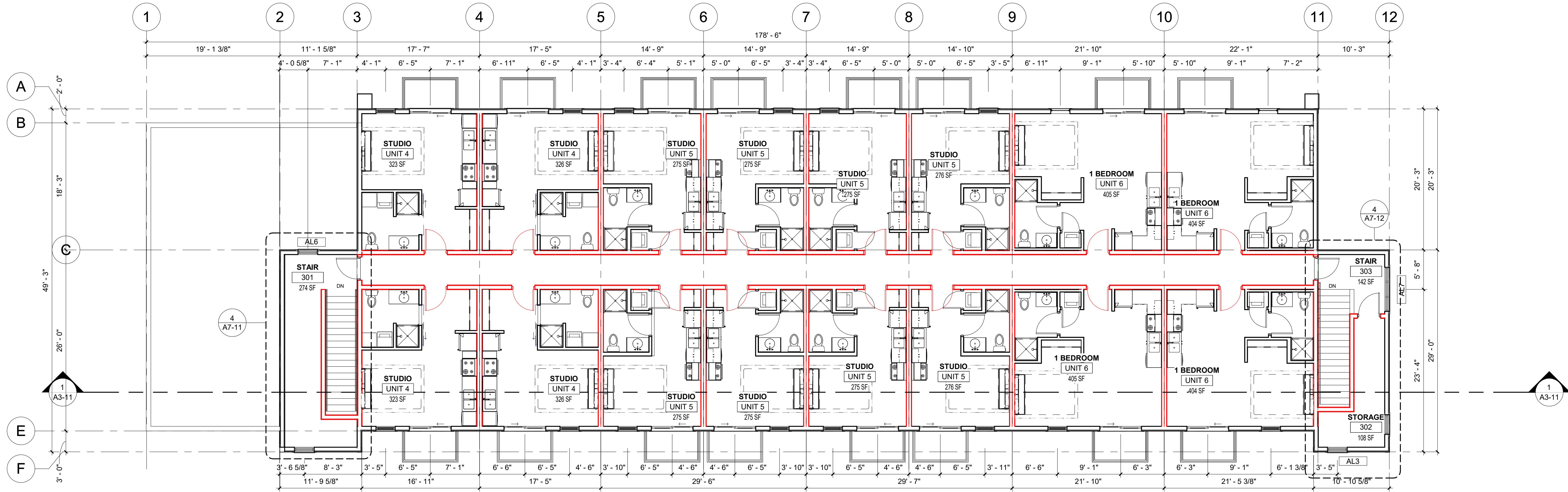
REFERENCE SCALE  
1" = 1'-0"  
0 1/4" 1/2" 3/4" 1" 1 1/4" 1 1/2" 2"

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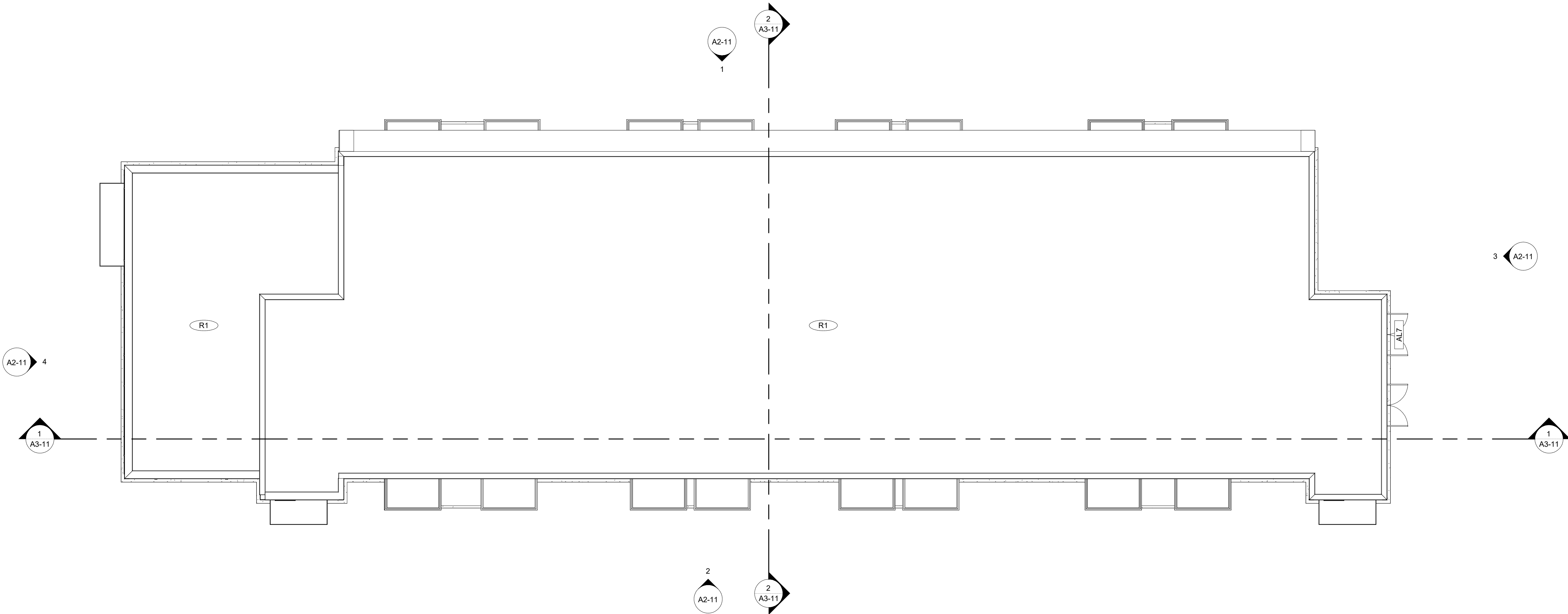




- FLOOR PLAN SHEET NOTES**
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  3. IDENTIFY WITH PAINTED LETTERING 'FIRE WALL' AND 'FIRE BARRIER WALL' ABOVE CEILING 20'-0" OC MAX. BOTH SIDES OF WALL. REFER TO CODE DATA PLANS FOR LOCATIONS OF RATED WALLS.
  4. PREROCK ALL RATED WALLS PRIOR TO INSTALLING ANY ADJACENT WALLS OR FIXTURES. INSTALL SECOND LAYER OF ROCK TO CONCEAL SHOWER/TUB NAILING FLANGES AS NECESSARY.
  5. PROVIDE FLASHING AND CAULKING AROUND ALL ROOF PENETRATIONS. VERIFY SIZE AND LOCATIONS WITH ALL CONTRACTORS.
  6. VERIFY ALL FRAMING DIMENSION W/ TUB ROUGH OPENING REQUIREMENTS PRIOR TO PANELIZING WALL SYSTEMS.



1 THIRD FLOOR PLAN  
1/8" = 1'-0"



2 ROOF PLAN  
1/8" = 1'-0"

REFERENCE SCALE  
0 1/4" 1/2" 1" 2"

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BADGER WEST  
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LA CROSSE WISCONSIN

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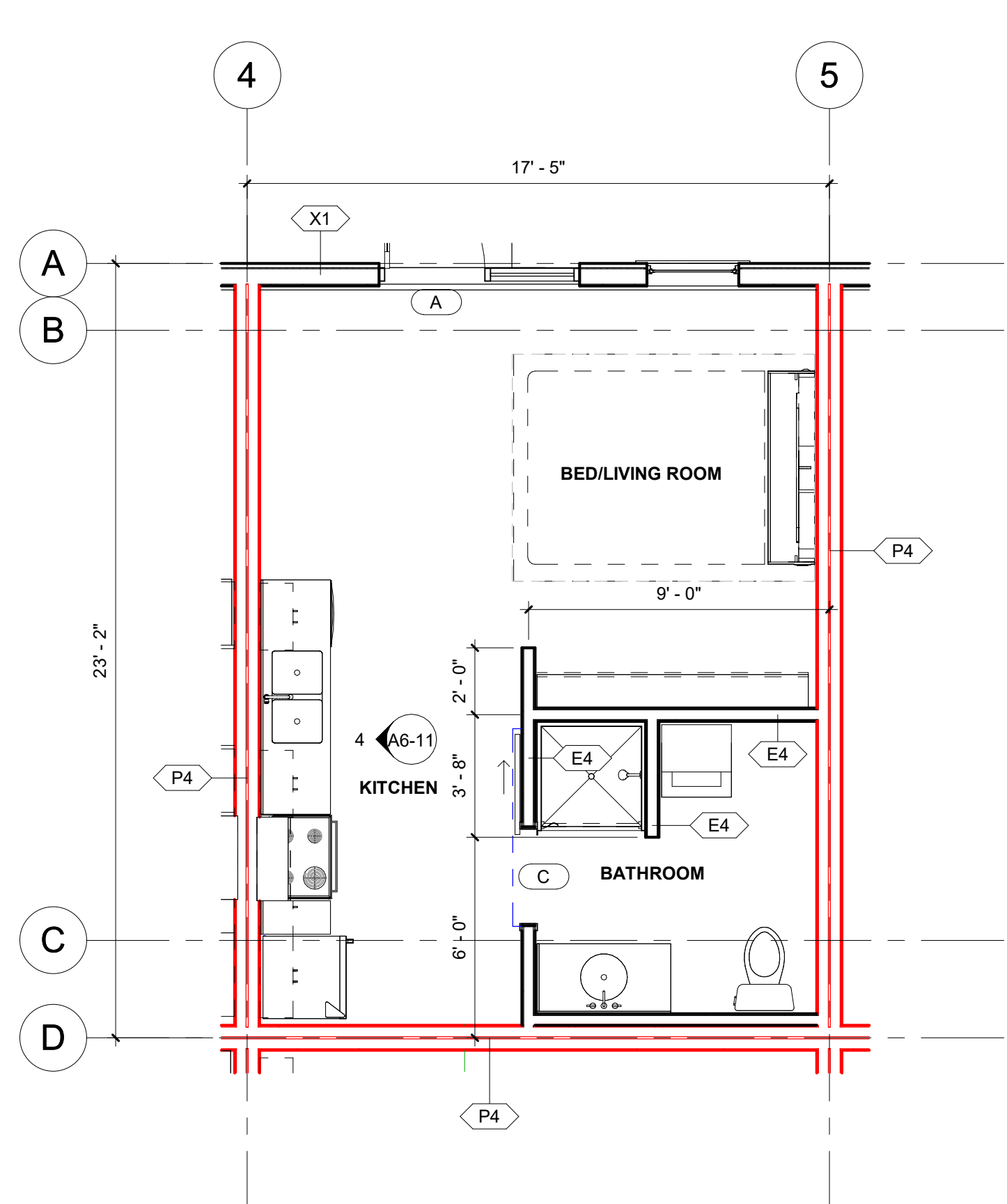
**THIRD FLOOR  
AND ROOF PLAN**

SHEET

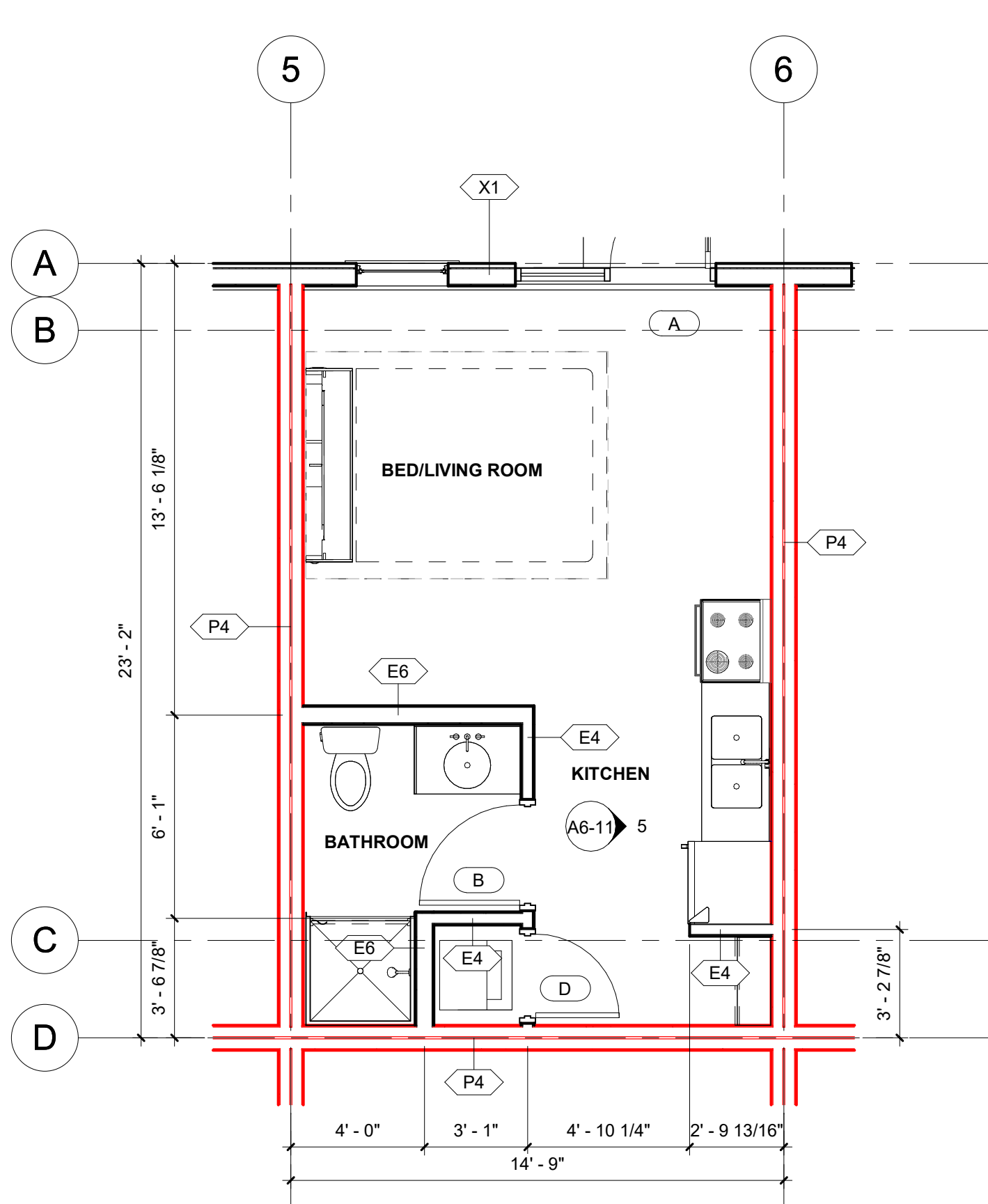
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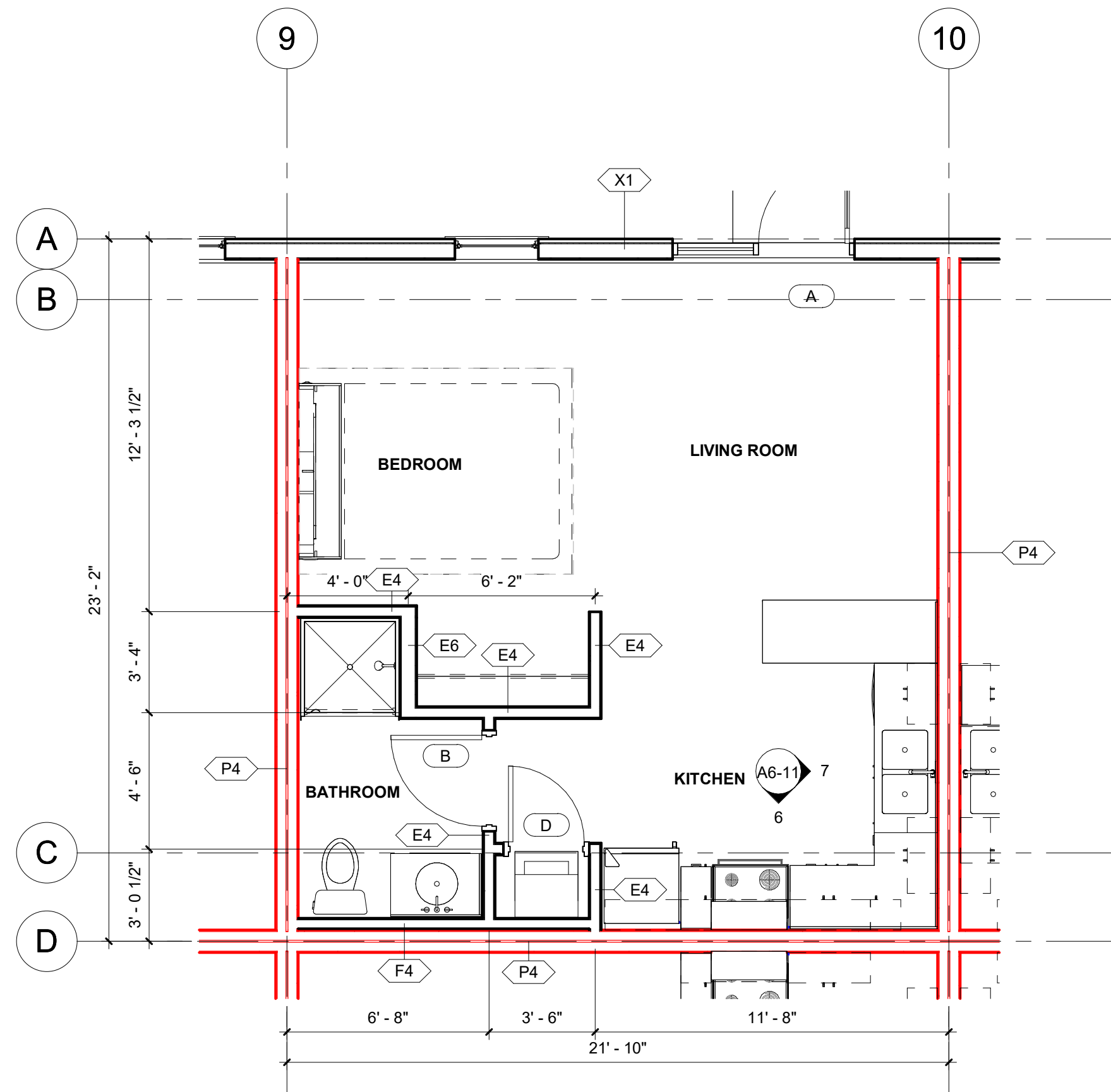




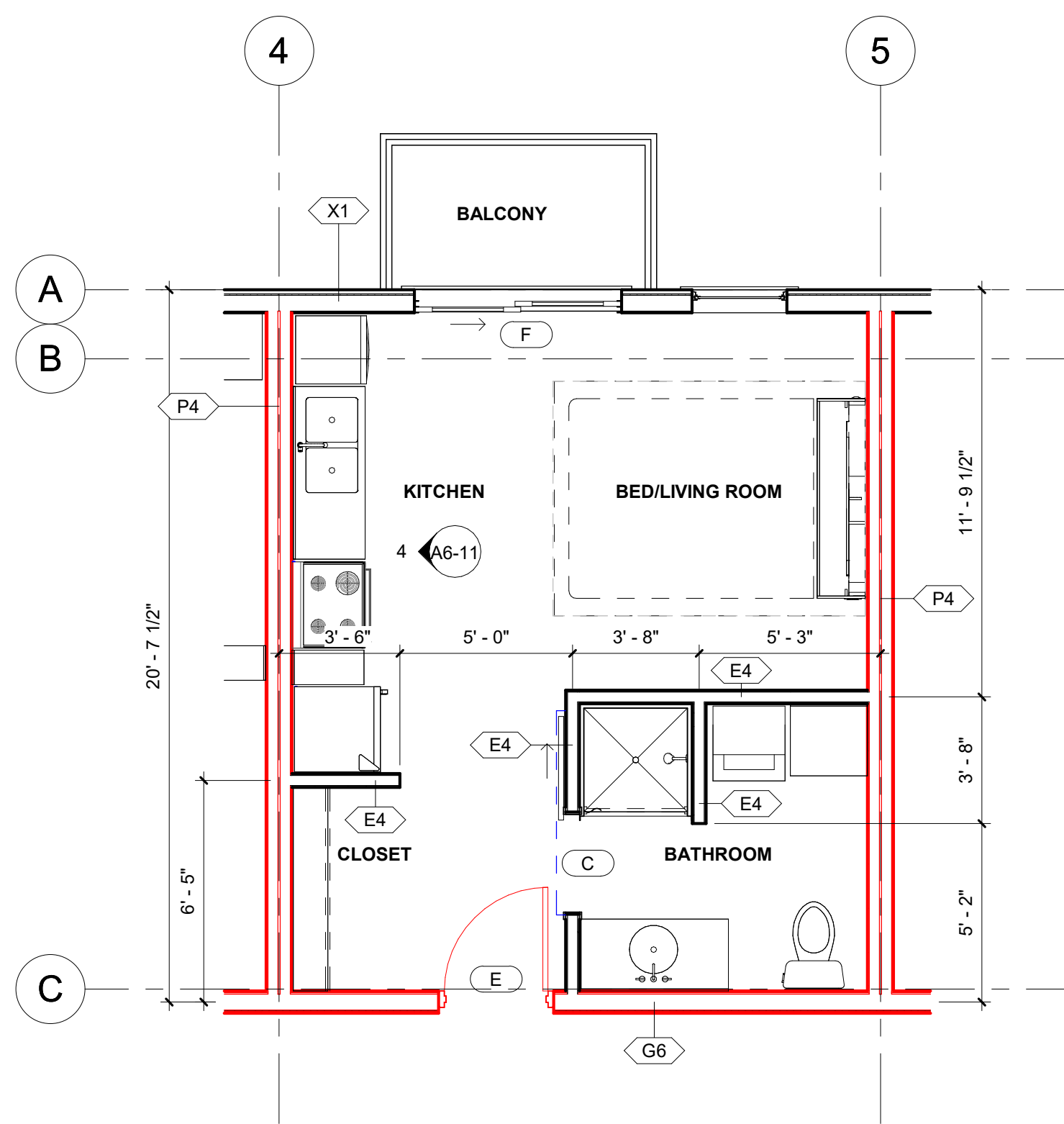
1 UNIT 1 - STUDIO (TYPE B)  
1/4" = 1'-0"



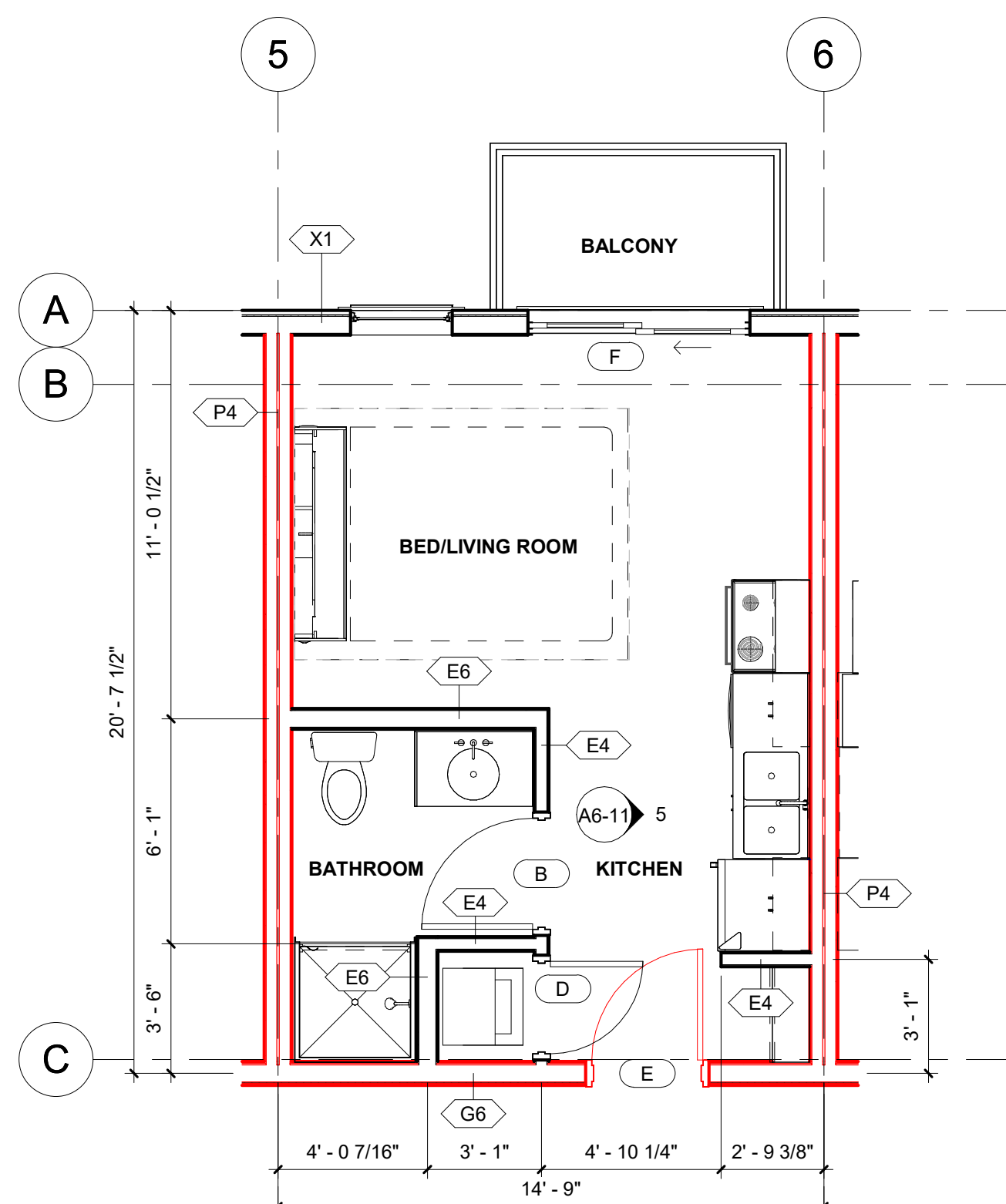
2 UNIT 2 - STUDIO (TYPE B)  
1/4" = 1'-0"



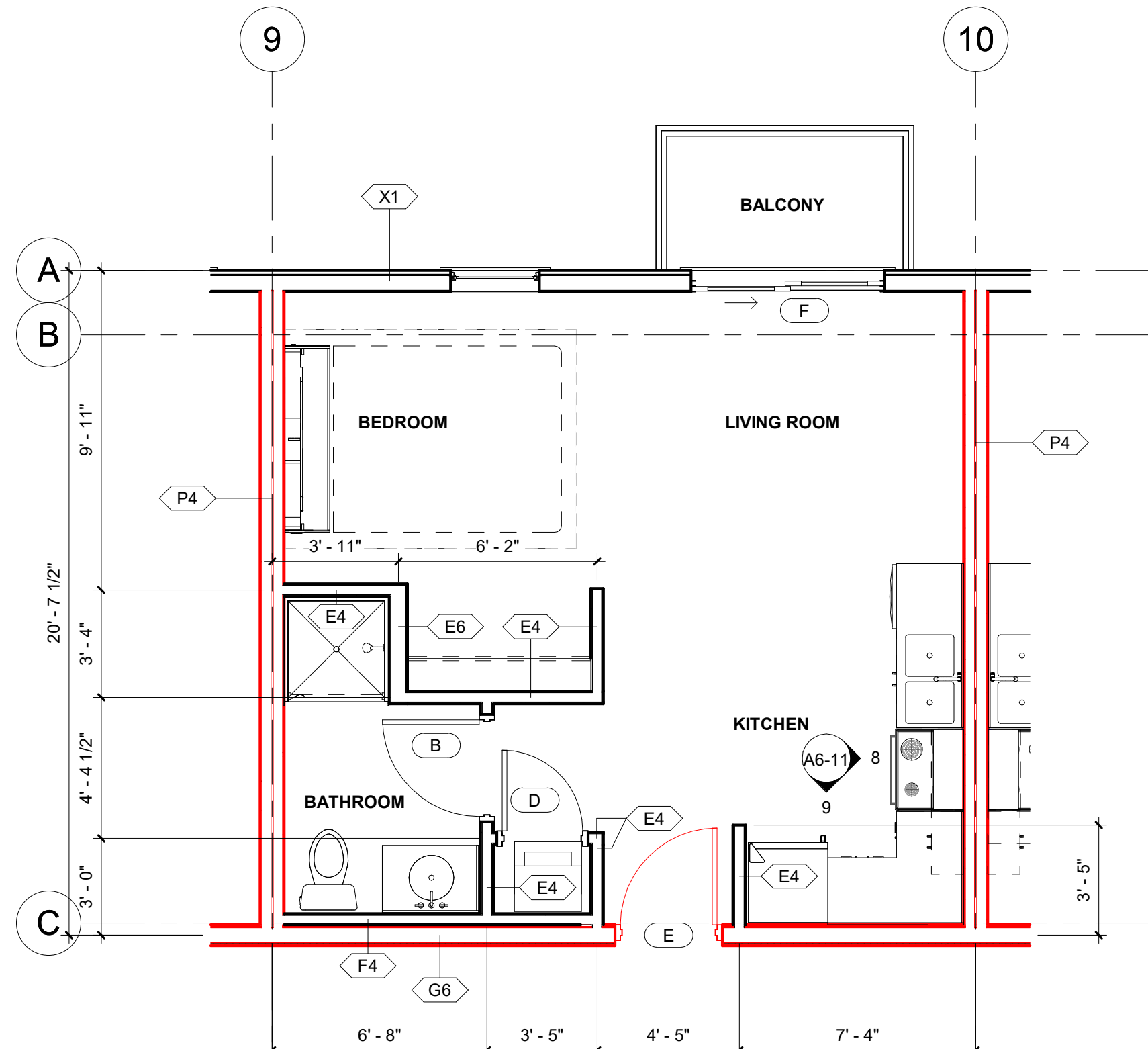
3 UNIT 3 - STUDIO (TYPE B)  
1/4" = 1'-0"



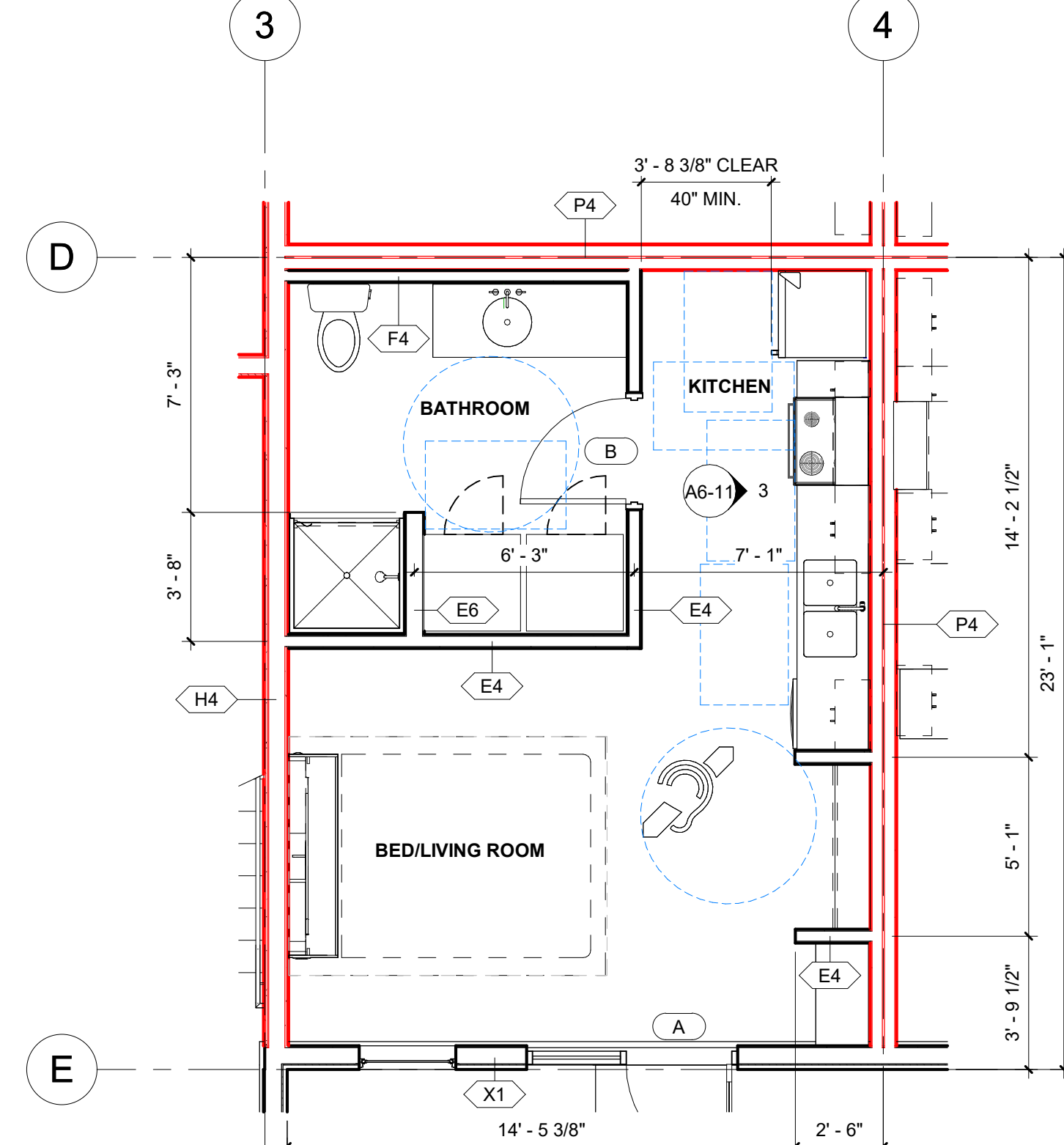
4 UNIT 4 - STUDIO  
1/4" = 1'-0"



5 UNIT 5 - STUDIO  
1/4" = 1'-0"



6 UNT 6 - 1 BEDROOM  
1/4" = 1'-0"



7 UNIT 7 - STUDIO (TYPE A)  
1/4" = 1'-0"

**WALL LEGEND**  
— EXISTING CONSTRUCTION TO REMAIN  
= NEW CONSTRUCTION

**FLOOR PLAN SHEET NOTES**  
1. EXTERIOR BUILDING DIMENSIONS ARE FROM OUTSIDE FACE OF THE EXTERIOR SHEATHING.  
2. INTERIOR WALL DIMENSIONS ARE FROM CENTER OF WALL STUD, UNLESS NOTED OTHERWISE.  
3. IDENTIFY WITH PAINTED LETTERING 'FIRE WALL' AND 'FIRE BARRIER WALL' ABOVE CEILING 20'-0" OC MAX. BOTH SIDES OF WALL. REFER TO CODE DATA PLANS FOR LOCATIONS OF RATED WALLS.  
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5. PROVIDE FLASHING AND CAULKING AROUND ALL ROOF PENETRATIONS. VERIFY SIZE AND LOCATIONS WITH ALL CONTRACTORS.  
6. VERIFY ALL FRAMING DIMENSION W/ TUB ROUGH OPENING REQUIREMENTS PRIOR TO PANELIZING WALL SYSTEMS.



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**THREESIXTY  
REAL ESTATE  
BADGER WEST  
DEVELOPMENT**

LA CROSSE

WISCONSIN

REVISION SCHEDULE		
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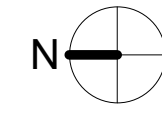
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**UNIT PLANS**

SHEET

**A1-23**





EXTERIOR FINISH SCHEDULE						
MARK	MATERIAL TYPE	MANUFACTURER	MODEL / SIZE	COLOR	ADDITIONAL INFORMATION	COMMENTS
EF-1	PRIMARY METAL PANEL	TBD	STANDING SEAM PROFILE	TBD	REFER TO ELEVATIONS FOR ORIENTATION	
EF-2	ACCENT METAL PANEL	TBD	FLUSH PROFILE	TBD	REFER TO ELEVATIONS FOR ORIENTATION	
EF-3	ACCENT METAL PANEL	TBD	RIBBED PROFILE	TBD	REFER TO ELEVATIONS FOR ORIENTATION	
EF-4	SECONDARY METAL PANEL	TBD	STANDING SEAM PROFILE	TBD	REFER TO ELEVATIONS FOR ORIENTATION	

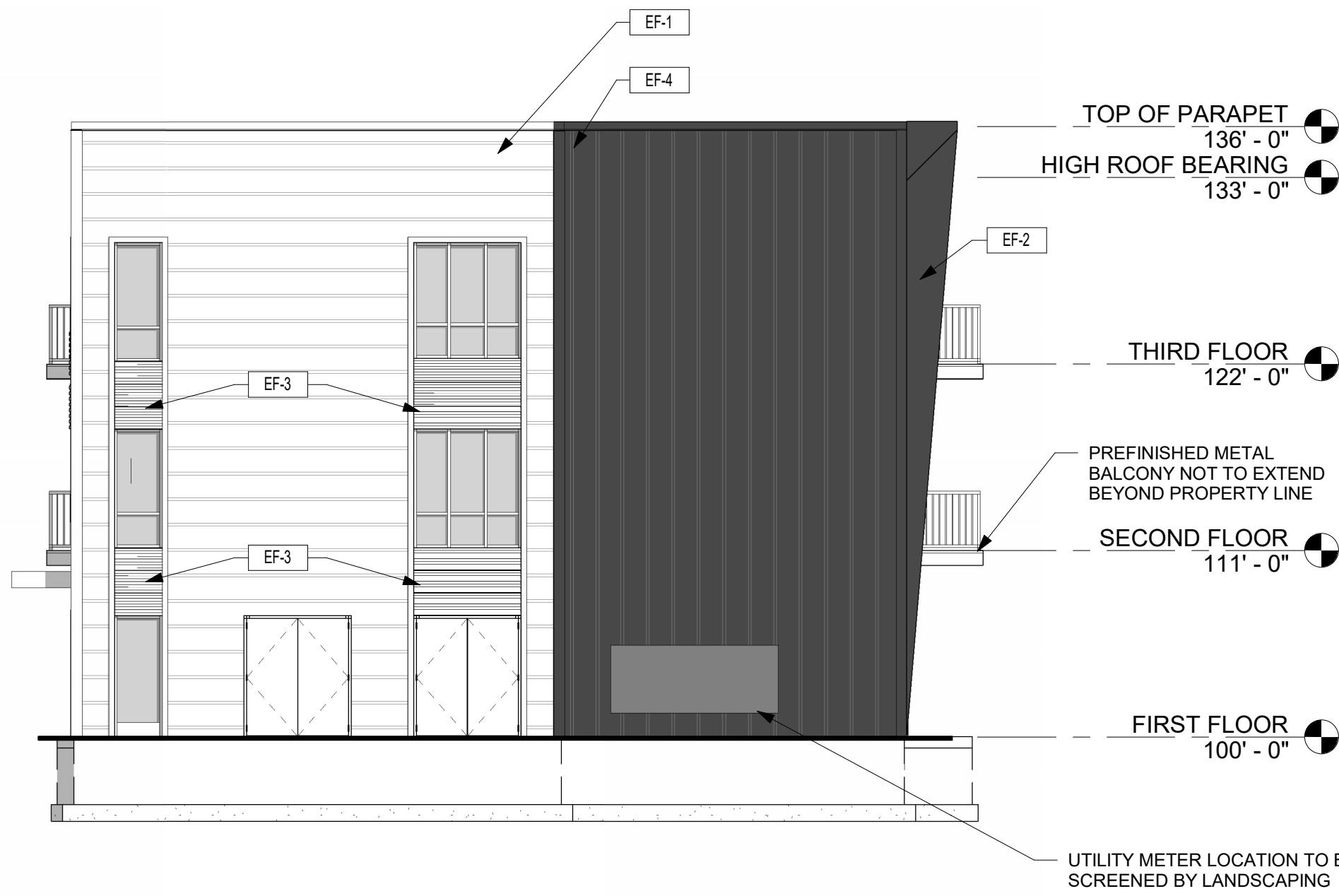
EXTERIOR ELEVATION FINISH SCHEDULE NOTES
• THROUGH-WALL FLASHING - LOCATED ABOVE GRADE.
• PAINT ALL EXPOSED METALS TO MATCH ADJACENT FACADE MATERIAL.
• SEALANT TO MATCH ADJACENT FINISHED SURFACES.



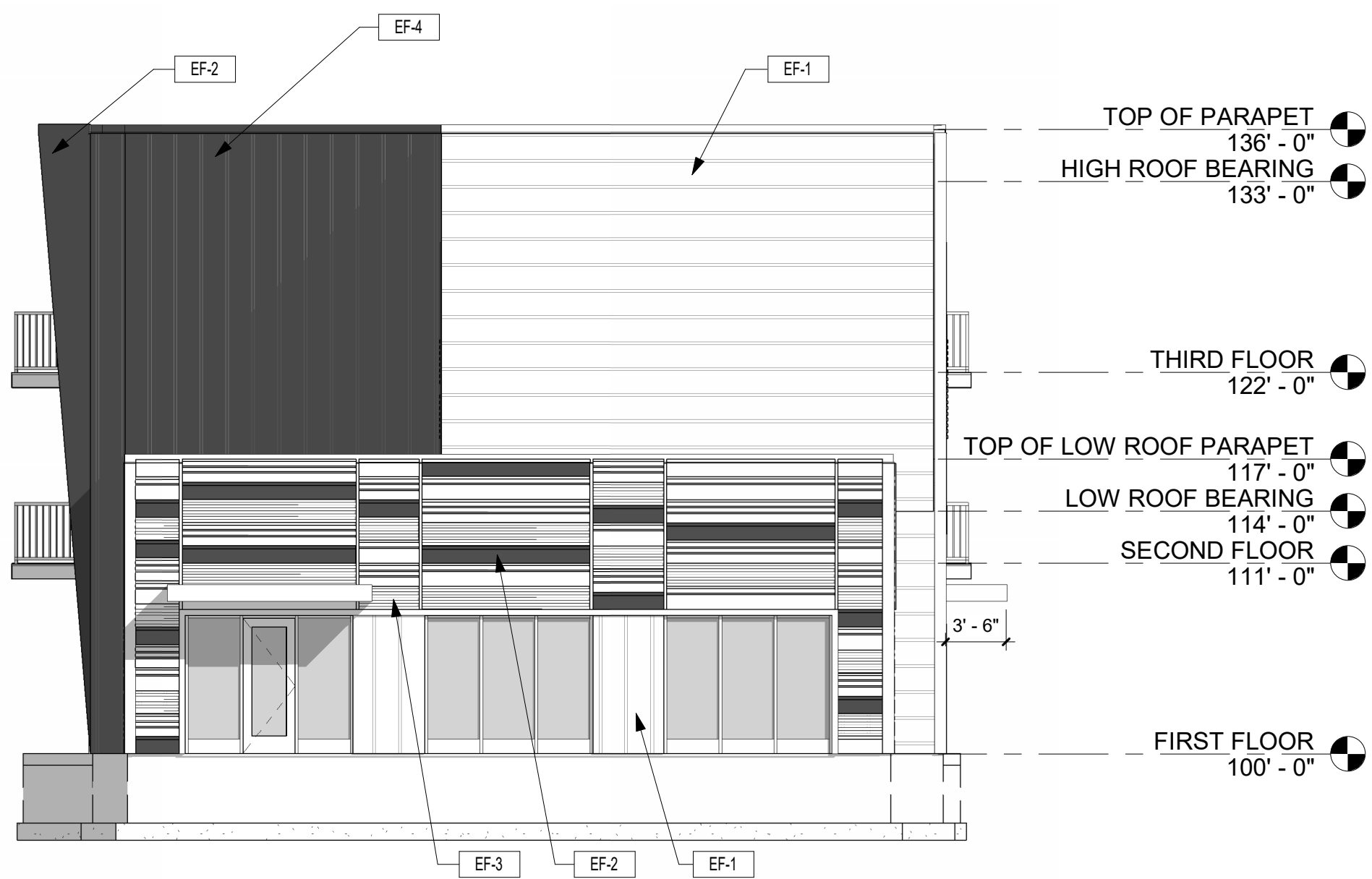
1 EAST ELEVATION  
1/8" = 1'-0"



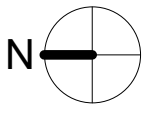
2 WEST ELEVATION  
1/8" = 1'-0"



3 SOUTH ELEVATION  
1/8" = 1'-0"



4 NORTH ELEVATION  
1/8" = 1'-0"



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PROJECT

THREESIXTY  
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LA CROSSE WISCONSIN

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PROJECT NO.	24-32213
FILE NAME	Author
DRAWN BY	Designer
DESIGNED BY	Checker
REVIEWED BY	March 7, 2025
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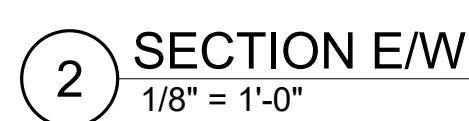
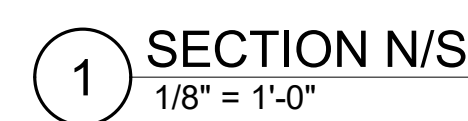
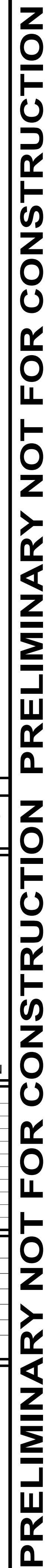
EXTERIOR  
ELEVATIONS

SHEET

A2-11

PRELIMINARY NOT FOR CONSTRUCTION





**A3-11**

