

**Village of Somerset
Plan Commission Minutes
Regular Meeting
Thursday, August 6, 2026 | 6:00 PM**

Donald Kern called the Public Hearing to order at 6:00 p.m. Present at the village hall was Laine Belter, Brenda Forrest, Donald Kern, Jessica Plourde, Kim Putz, Brent Stanley, and Dan Vanasse.

PUBLIC HEARING - PUBLIC COMMENT

Mitch Ortner, CUP applicant from American Structural Metals, stated that the company is proposing to construct an additional maintenance bay at its existing facility.

Kern closed the Public Hearing at 6:01 pm.

Kern opened the regular meeting at 6:01 pm.

Belter arrived at 6:02pm.

PUBLIC COMMENT

No one from the public spoke on the new business items.

MINUTES

Motion by Forrest, second by Vanasse to approve the minutes of the June 4, 2026 regular meeting. Motion carried unanimously.

NEW BUSINESS

Conditional Use Permit Application, parcel #181-1045-20-200 located at 777 Lehmann Way. Applicant: Mitch Ortner, American Structural Metals

The Commission discussed the applicant's existing dust control measures. The applicant stated that an air filtration system is currently in place and that the filters are changed twice per year.

The applicant stated that the facility currently has approximately 85 employees. The proposed maintenance building would be approximately 60 feet by 84 feet and would be attached to the existing facility. The applicant indicated that additional parking would not be necessary, as employees and operations would be relocated within the existing and proposed areas.

The Commission discussed the proposed maintenance shed and the potential for oil and other materials associated with the wash bay. The applicant explained that the facility would have trench drains and catch basins to capture potential spills or runoff. The Commission discussed whether the floor drains would connect to the storm or sanitary sewer system and

noted that a separator may be required. The applicant will follow up regarding the appropriate drainage requirements.

The Commission clarified that the concern regarding hazardous materials was related to long-term storage of large quantities of hazardous materials, rather than incidental spills that would be captured by the proposed catch basin system. The applicant stated that hazardous materials would not be stored long-term in the maintenance area. The applicant also confirmed that the proposed maintenance area would be located inside the existing fence.

The Commission also discussed parking and access to the proposed maintenance building. The applicant stated that no additional parking would be added. A concrete apron will be installed in front of the building, with the area beyond the apron remaining gravel. The applicant explained that the existing gravel surface is used by forklifts and that they intend to maintain the gravel area rather than add additional pavement.

Motion by Vanasse, second by Belter to approve the Conditional Use Permit Application, parcel #181-1045-20-200 located at 777 Lehmann Way. Applicant: Mitch Ortner, American Structural Metals. Motion carried unanimously.

Site Plan Review Application, parcel #181-1001-40-000 located at 500 Laser Drive. Applicant: Frank See, Derrick Building Solutions; PRECO

The Commission discussed engineering concerns related to the proposed development, specifically the additional impervious surface and whether the downstream stormwater pond has sufficient capacity. The engineer indicated that additional modeling and review are needed to confirm the stormwater system can adequately handle the proposed improvements and to ensure compliance with applicable DNR requirements.

The applicant indicated that the requested information had been provided to the engineer and would follow up as needed. The engineer stated that the concerns did not appear to be insurmountable and that the overall plan was not problematic, but additional engineering review was necessary.

The Commission discussed whether the application could be approved subject to final engineering review. It was agreed that the application could be conditionally approved, with approval contingent upon final approval by the Village Engineer. The applicant agreed to this condition. The remaining concern discussed was the capacity of the stormwater pond.

Motion by Kern, second by Plourde to approve the Site Plan Application from Frank See, Derrick Building Solutions; PRECO contingent upon final review from the Village Engineer and the DNR. Motion carried unanimously.

Request from Larry Mondor to Connect Driveway to Foxtail Avenue, parcel #032-1071-30-000 located at 754 190th Avenue, Town of Somerset

The Commission discussed a request to allow a driveway from Foxtail Avenue, a Village road, to access property located in the Town of Somerset. The applicant explained that the property is currently undeveloped and that the proposed driveway would provide access for a future home while being positioned to allow for potential extension of the road in the future. The applicant also noted concerns regarding a future walking path and the existing grade of the property, stating that installing the driveway now would allow the property to be graded before the path is constructed.

The Commission discussed the precedent that approving a driveway from a Village road into Township property could create, as well as potential future development and zoning concerns. It was noted that the Village does not have jurisdiction over zoning in the Town of Somerset. The Commission also discussed the possibility of future commercial development in the Township and the potential for increased traffic on the Village road.

The Commission considered alternatives, including annexation of a portion of the property into the Village. However, the applicant expressed concerns about the cost of extending a Village road and utilities to the property. The Commission discussed whether a partial annexation or another arrangement could provide a solution without requiring a significant financial investment while still allowing for future development.

After discussion, the Commission indicated that the request, as presented, was not supported. The Commission agreed that the request should be denied for now, while leaving open the possibility of working with the applicant on an alternative that could involve some amount of annexation and address road access, utilities, and future development concerns.

Motion by Belter, second by Forrest to deny the request from Larry Mondor to connect a driveway from his property, located in the Town of Somerset, to Foxtail Ave which is a Village owned street. Motion carried unanimously.

Resolution 2026-05 Moratorium on the Receipt of Applications for or Issuance of Zoning and Other Permits for the Siting or Placement of Data Centers in the Village of Somerset.

The Commission discussed the Village Board's recently adopted one-year moratorium on the issuance of zoning permits for data centers. The purpose of the moratorium is to allow the Plan Commission time to review data center uses and develop appropriate regulations and standards for the Village. Members agreed that the goal is not necessarily to prohibit

data centers, but to determine responsible standards addressing potential impacts on the community.

The Commission discussed whether chip manufacturing should also be included in the review due to potential impacts related to electricity and water usage. Members agreed that chip manufacturing should be considered as part of the overall discussion and potential ordinance updates.

Discussion included potential ordinance standards addressing noise, water usage, electrical infrastructure, emergency and fire services, public works impacts, and the potential effects of large-scale facilities on Village infrastructure. The Commission also discussed the importance of addressing decommissioning and ensuring that the cost of removing or remediating a facility does not become a burden on Village taxpayers. A potential requirement for a decommissioning bond was discussed.

The Commission discussed reviewing model ordinances from other municipalities and states, as well as seeking guidance from the League of Wisconsin Municipalities and potentially obtaining legal review. Staff offered to assist with researching and developing potential ordinance language for the Commission's consideration.

The Commission agreed to continue the discussion as a standing agenda item while the regulations are being developed. Members agreed that additional information and education should be provided at future meetings, with the goal of eventually developing appropriate ordinance amendments. The Commission also agreed to include chip manufacturing in the ongoing review.

Part-time Zoning Administrator Update; Enforcement

The Commission discussed the need for consistent enforcement of the Village's zoning ordinances, including compliance with conditional use permits, property standards, fencing, parking, and other zoning requirements.

It was agreed that the Finance and Personnel Committee should develop a proposed job description and determine the anticipated hours and funding needed for the position. The proposed position and funding would then be presented to the Plan Commission for review and incorporated into the upcoming budget process. The Commission agreed that work should begin on developing the position and bringing a proposal forward for review.

ADJOURNMENT

Motion by Belter, second by Plourde to adjourn. Motion carried unanimously. The meeting adjourned at 6:55 pm.

Rec'd 8/13/26



PLAN COMMISSION APPLICATION

Submit completed application, application fee (if applicable), and two (2) copies of the application and attachments to:

Village Clerk, Village of Somerset - PO Box 356 Somerset WI 54025

The Village Clerk will present them to the *Village Planning Commission* for a public hearing and recommendation to the *Village Board*. The Village Clerk will issue a **CONDITIONAL USE PERMIT** if your application is granted.

APPLICANT NAME Tim Butterfield

APPLICANT ADDRESS 395 Reed St, Somerset, WI 54025

PHONE 715-247- [REDACTED]

EMAIL [REDACTED]

LOT SIZE: FRONTAGE 300.12' **DEPTH** 369.08' **TOTAL SQ FT** 111,078 SF

PARCEL NUMBER AND LEGAL DESCRIPTION OF PROPERTY PID 181-1001-45-170

SEC 36 T31N R19W NW NW 2.55 AC LOT 4 CSM 6/1785

- ☐ **REZONING** - Complete Application to Rezone (Fee \$250.00)
- ☐ **CONDITIONAL USE PERMIT** - Complete Conditional Use Permit Application (Fee \$250.00)
- ☐ **REPLAT OF LAND** - Attach survey of parcels to be replated. Refer to Section 14 Article D - Plat Review and approval and Article E - Technical Requirements for Plats and Certified Surveys. (Fee - see Sec. 14.1.90) There is a \$200.00 deposit required.
- ☐ **EXTRA TERRITORIAL PLAT REVIEW** - Attach survey of parcels. Refer to Section 14-1-20(b) for application fee - one hundred dollars (\$100.00) for each review of an extra-territorial plat that comes before the Plan Commission and an additional fee of ten dollars (\$10.00) per lot for plats of five (5) or more lots.
- ☒ **SITE PLAN REVIEW** - Complete Application and review Site Plan Checklist

I have completed this application to the best of my knowledge and believe the information herein to be true and correct. I submit that the request will not be detrimental to the general public interest and purpose of the Zoning Ordinances of the Village of Somerset.


SIGNATURE OF APPLICANT

08-11-2026

DATE SIGNED

Authorization: The Village Board, acting under the power given it under Zoning Ordinances of the Village of Somerset do hereby:

_____ Accept your application

_____ Reject your application

SIGNATURE OF VILLAGE PRESIDENT

DATE SIGNED

Rec'd 8/13/26

VILLAGE OF SOMERSET SITE PLAN CHECKLIST

Applicant Tim Butterfield Date Submitted 8-11-26

Location (Parcel No.) 181-1001

Current Zoning _____

Eight copies of a site plan must be sent to the Village Clerk and one copy to the Village engineer along with this site plan checklist. The site plan shall contain the following:

YES NO SHEET#

- | | | | |
|----------|----------|-------|--|
| <u>X</u> | _____ | _____ | 1. Contain a vicinity map showing railroad, major streams or rivers, and public streets within 1,000' of the site. |
| <u>X</u> | _____ | _____ | 2. Prepare at a scale of 1" = 10' to 1" = 60'. |
| <u>X</u> | _____ | _____ | 3. Arranged so that the top or left of the plan represents north, directional arrows and appropriate scale shown clearly. |
| <u>X</u> | _____ | _____ | 4. Show the date of preparation, name, address, and phone number of surveyor. |
| <u>X</u> | _____ | _____ | 5. Provide the address and legal description of the site and show the boundaries and dimensions graphically. |
| <u>X</u> | _____ | _____ | 6. Show the present and proposed topography of site and adjacent areas within 50' by 2' contour lines, and use directional arrows to show flow of drainage. |
| <u>X</u> | _____ | _____ | 7. Show the total area of the site in acres or square feet, location of existing and proposed structures, indicate as applicable height and building dimensions, entrances, number of dwelling units, and square footage by category of use. |
| <u>X</u> | _____ | _____ | 8. Show existing structures within 50' of the site and building line of existing buildings adjacent to any proposed structures. |
| <u>X</u> | _____ | _____ | 9. Show building and parking setbacks. |
| <u>X</u> | _____ | _____ | 10. Show the location and dimensions of existing and proposed curb cuts, aisles, off-street parking, loading spaces and walkways. |
| _____ | <u>X</u> | _____ | 11. Provide a landscaping schedule of all planting including grasses, shrubs, and trees showing the location. |
| _____ | <u>X</u> | _____ | 12. Show all exterior signs on site. Will need to apply for a sign permit for approval |
| <u>X</u> | _____ | _____ | 13. Show the location, height, and material for screening walls and fences. |

6 _____

14. List the type of surfacing proposed for all parking, loading, and walkway areas.

_____ 10 _____

15. Describe the proposed use, list the number of required parking spaces, show the location and number of parking spaces provided, including handicap spaces.

X _____

16. Show the existing and proposed public streets or right-of-way, easements or other reservations of land on the site.

17. Show the location of all fire hydrants and all existing and proposed lines and facilities for water, telephone, sewer, electricity, natural gas, and storm drainage.

18. Show adjacent property which is held under the same ownership and its zoning.

19. Show the location and method of screening outdoor trash areas.

20. Show the location, height and direction of proposed lighting.

10 _____

21. Show elevation views of proposed building and structures.

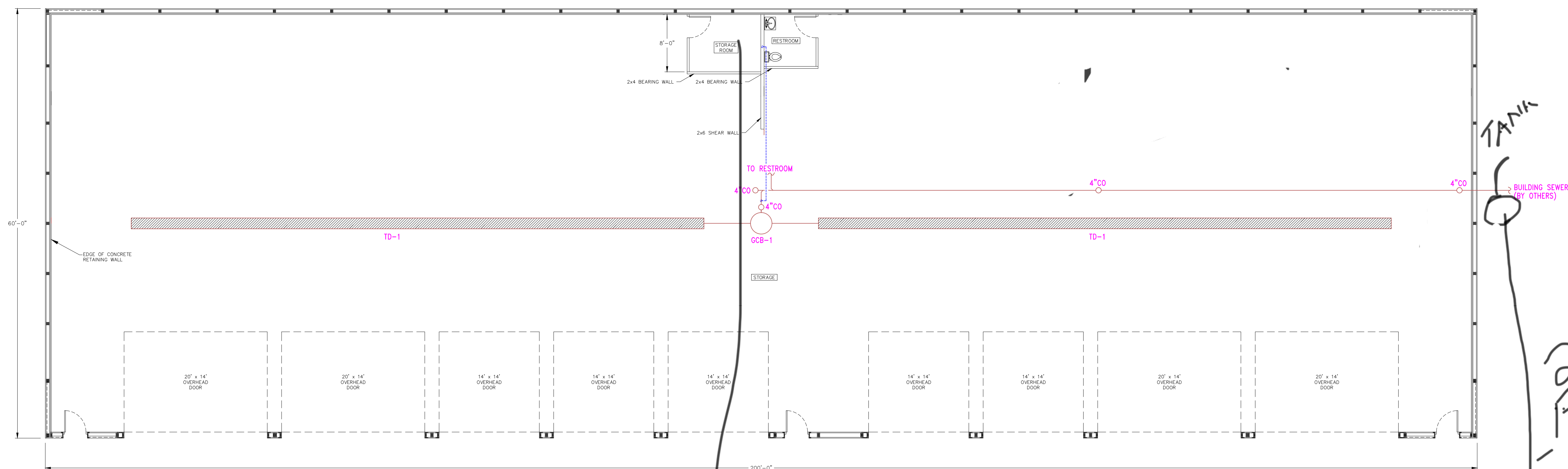
22. Show the ultimate development of the site and indicate development phases when the site is developed in stages.

23. Include a copy of covenants or deed restrictions intended to cover all or any part of the site.

10 _____

24. Include a statement and plan describing erosion control during and following project completion and describing method to prevent tracking of dirt and other materials from the site onto public streets during construction.

COMMENTS:



FLOOR PLAN
SCALE: 1/8"=1'-0"

11
water
to
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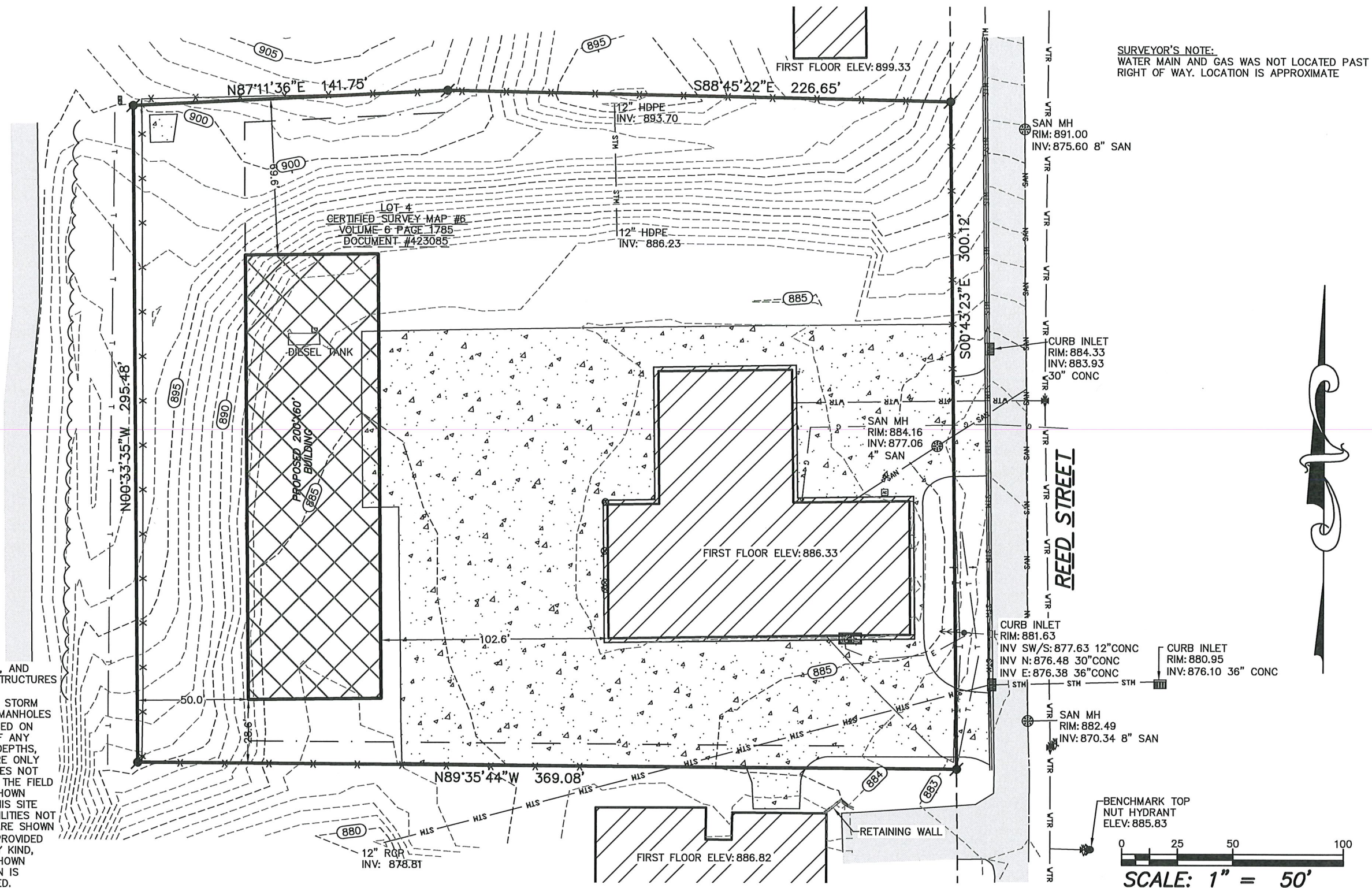
10
manhole

TANK

2
for
main

	-----	FOUND 3/4" REBAR
	-----	EXISTING BOLLARD
	-----	EXISTING BUILDING
	-----	EXISTING CONCRETE SURFACE
	-----	EXISTING BITUMINOUS SURFACE
	-----	EXISTING WATER SERVICES
	-----	EXISTING SANITARY SERVICES
	-----	EXISTING OVERHEAD LINES
	-----	EXISTING UNDERGROUND ELECTRIC
	-----	EXISTING UNDERGROUND GAS
	-----	EXISTING UNDERGROUND TELEPHONE
	-----	EXISTING GUY WIRE
	-----	EXISTING TELEPHONE PEDESTAL
	-----	EXISTING POWER POLE
	-----	EXISTING STORM MANHOLE
	-----	EXISTING CURB INLET
	-----	EXISTING STORMWATER SERVICES
	-----	EXISTING ELECTRIC PEDESTAL
	-----	EXISTING FIRE HYDRANT
	-----	EXISTING WATER VALVE
	-----	EXISTING SANITARY MANHOLE
	-----	EXISTING AIR CONDITIONING UNIT
	-----	EXISTING GAS METER
	-----	EXISTING FENCE
	-----	EXISTING TREE LINE
	-----	EXISTING CURB

TO ALL USING THIS TOPOGRAPHIC SURVEY: THE LOCATIONS, SIZES, AND TYPES OF UNDERGROUND PUBLIC AND PRIVATE UTILITIES OR SUBSTRUCTURES SHOWN HEREON, WERE OBTAINED FROM VISUAL INSPECTION, FIELD MEASUREMENTS, AND/OR AS-BUILT PLANS. SANITARY SEWER AND STORM SEWER PIPE SIZES, INVERTS, DIRECTION, AND LOCATION BETWEEN MANHOLES ARE SUPPLEMENTED BY AS-BUILT PLANS AND/OR ESTIMATED BASED ON FIELD OBSERVATIONS. PRIOR TO CONSTRUCTION IN THE VICINITY OF ANY UTILITIES SHOWN HEREON, IT IS REQUIRED THAT THE LOCATIONS, DEPTHS, AND SIZES BE FIELD VERIFIED. THE LOCATIONS SHOWN HEREON ARE ONLY APPROXIMATE, WITH THE POSSIBILITY THAT ADDITIONAL UTILITY LINES NOT DISCOVERED, OR MARKED, DURING THE SEARCH OF RECORDS AND THE FIELD SURVEY MAY EXIST. ANY CONTRACTOR USING THE INFORMATION SHOWN HEREON IS HEREBY FOREWARNED THAT ANY EXCAVATION UPON THIS SITE MAY RESULT IN THE DISCOVERY OF ADDITIONAL UNDERGROUND UTILITIES NOT SHOWN HEREON. IN GENERAL, UNDERGROUND UTILITY LOCATIONS ARE SHOWN FROM UTILITY MARKINGS, BY OTHERS, AND/OR AS BUILT PLANS, PROVIDED BY OTHERS. REAL LAND SURVEYING MAKES NO WARRANTY OF ANY KIND, EXPRESS OR IMPLIED, WITH RESPECT TO THE EXISTING UTILITIES SHOWN HEREON, AND BELIEVES THAT THE INFORMATION CONTAINED HEREIN IS RELIABLE AND GENERALLY ACCURATE FOR THE PURPOSED INTENDED.



1356 INTERNATIONAL DRIVE
EAU CLAIRE, WI 54701
(715) 514-4116

FIELD WORK WAS COMPLETED ON 04/27/2026
DIGGERS HOTLINE #2026-161-2498

rlswi.com
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REAL LAND SURVEYING

CADD No. 26154PLN

TOPOGRAPHIC MAP
IN THE NORTHWEST 1/4 OF THE NORTHWEST 1/4,
SECTION 36, TOWNSHIP 31 NORTH, RANGE 19 WEST,
VILLAGE OF SOMERSET, ST. CROIX COUNTY, WISCONSIN

FOR: BUTTERFIELD WELL DRILLING

BUTTERFIELD DRILLING & IRRIGATION

GENERAL NOTES

PLEASE NOTE:	- DESIGNER LIABILITY LIMITED TO THE PREPARATION OF THE DRAWINGS WITH THE PARAMETER CONTRACTED AND ASCERTAINING TO CODE COMPLIANCE. - THESE DRAWINGS ARE DIAGRAMMATIC AND SHALL NOT BE SCALED. ADDITIONAL DATA SHALL BE RECEIVED FROM THE ENGINEER THROUGH WRITTEN CLARIFICATION ONLY. VERIFY ALL EXISTING CONDITIONS, ELEVATIONS, & DIMENSIONS BEFORE PROCEEDING WITH ANY PORTION OF ANY WORK. - NO CHANGES, MODIFICATIONS, OR DEVIATIONS SHALL BE MADE FROM THESE DRAWINGS OR SPECIFICATIONS WITHOUT FIRST SECURING WRITTEN PERMISSION FROM THE ENGINEER. - WHERE LACK OF INFORMATION, OR ANY DISCREPANCY SHOULD APPEAR IN THE DRAWINGS OR SPECIFICATIONS, REQUEST WRITTEN INTERPRETATION FROM THE ENGINEER BEFORE PROCEEDING WITH THAT PORTION OF THE WORK. - IMPORTANT!! THIS BUILDING IS DESIGNED USING THE ROOF AS A DIAPHRAGM (DEEP THIN BEAM) TO TRANSFER SIDEWALL AND ROOF WIND LOADS TO THE ENDWALL SHEAR WALLS. STEEL PANELS ARE AN INTEGRAL PART OF THE BUILDING STRUCTURE AND ANY FUTURE FIELD MODIFICATIONS MADE MAY BE DETRIMENTAL TO THE BUILDING'S STRUCTURAL PERFORMANCE. - ROOF SYSTEM USES A SLIPPERY ROOF SURFACE. THE USE OF ACCESSORIES TO PREVENT THE SLIDING OF SNOW IS NOT PERMITTED. - THESE PLANS ARE FOR THE STRUCTURAL BUILDING DESIGN. ANY FEATURES DEAMED BY THE BUILDING OFFICIAL REQUIRING ARCHITECTURAL REVIEW SHALL BE PERFORMED BY A LICENSED ARCHITECT.				
SOIL:	- OWNER RESPONSIBLE FOR VERIFYING SITE SOIL CONDITIONS. ALL SOILS TO MEET OR EXCEED REQUIREMENTS AS REFERENCED IN THE GENERAL NOTES. CONSULT GEOTECHNICAL ENGINEER IF NECESSARY. - ALL SOILS BELOW CONCRETE SHALL BE A NON-FROST SUSCEPTIBLE SOIL AS REQUIRED IN ASCE 32. - FOOTINGS TO BE ABOVE THE WATER TABLE - ALL FOOTINGS AND SLAB TO BEAR ON UNDISTURBED INORGANIC SOIL OR SOIL COMPACTED TO 95% MODIFIED PROCTOR DENSITY. - SOIL DESIGN BASED ON IBC CHAPTER 18 (CHAPTERS 16, 19, 21, 22 AND 23) - PRESUMPTIVE SOIL TYPE FROM WEB SOIL SURVEY, USDA AND NRCS: (CLASS OF MATERIAL: SW, SP, SM, AND SC). - SOIL CONSISTENCY: MEDIUM - A SOIL BEARING PRESSURE AT GRADE ASSUMED AT A MINIMUM 2000 PSF.				
CONCRETE:	- CONCRETE SHALL BE IN ACCORDANCE WITH ACI 318. - CONCRETE SHALL HAVE A MINIMUM COMPRESSIVE STRENGTH OF 3000 PSI AT 28 DAYS. - ALL DEFORMED REBAR SHALL MEET A615 GRADE 60 OR BETTER.				
LUMBER:	- ALL WOOD CONSTRUCTION SHALL BE OF MATERIALS SHOWN AND WORKMANSHIP SHALL BE IN ACCORDANCE TO THE NATIONAL FOREST PRODUCTS ASSOCIATION SPECIFICATIONS FOR WOOD CONSTRUCTION. - ALL 2x4, 2x6, 2x8 LUMBER SHALL BE #2 SPF OR BETTER UNLESS NOTED OTHERWISE. ALL 2x10 & 2x12 LUMBER SHALL BE AS SPECIFIED ON THE BUILDING PRINT. - FOR LUMBER REQUIRED TO BE PROTECTED FROM DECAY AND/OR INSECTS, SEE MOST CURRENT AWPA U1 FOR USE CATEGORIES AND EXPOSURE CONDITIONS.				
STEEL TRIMS:	- COLOR MATCHED STEEL TRIMS - CERAM-A-STAR 1050 PAINT SYSTEM				
FRAMING FASTENERS:	- ALL FASTENERS SHALL BE AS LISTED BELOW UNLESS NOTED OTHERWISE. - ALL FASTENERS SHALL BE EXTERIOR RATED FINISH UNLESS NOTED OTHERWISE.				
	<table><tr><td>PRIMARY FASTENERS (WOOD SCREWS):</td><td>SECONDARY FASTENERS (WOOD SCREWS):</td></tr><tr><td> #14 x 4" WOOD SCREWS #14 x 6" WOOD SCREWS </td><td> #10 x 3" WOOD SCREWS #14 x 4" WOOD SCREWS </td></tr></table>	PRIMARY FASTENERS (WOOD SCREWS):	SECONDARY FASTENERS (WOOD SCREWS):	#14 x 4" WOOD SCREWS #14 x 6" WOOD SCREWS	#10 x 3" WOOD SCREWS #14 x 4" WOOD SCREWS
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PANEL FASTENERS:	ALL MITEK PRODUCTS, I.E. JOIST HANGERS, TRUSS TIES, FRAMING ANGLES, ETC., SHALL BE SECURED PER MANUFACTURER'S SPECIFICATIONS UNLESS NOTED OTHERWISE.				
HANDLING AND STORING:	- COLOR MATCHED GALVANIZED WOODGRIP SCREWS, #10 DIAMETER, 1/4" HEX HEAD. - ALL STEEL PANELS AND TRUSS PRODUCTS SHOULD BE HANDLED AND STORED PER MANUFACTURER SPECIFICATIONS.				
GRADE:	ALL FINISHED GRADES TO SLOPE AWAY FROM BUILDING AT A MIN. 5% GRADE FOR PROPER DRAINAGE (2% FOR IMPERVIOUS SURFACES) (IBC 1804).				
CONSTRUCTION BRACING:	TEMPORARY BRACING DURING CONSTRUCTION SHALL BE CONTRACTORS' RESPONSIBILITY. REFER TO BCSI-B1 AND/OR B10 SUMMARY SHEET "GUIDE FOR HANDLING, INSTALLING, RESTRAINING AND BRACING OF TRUSSES", BY THE TRUSS PLATE INSTITUTE (TPI) AND THE WOOD TRUSS COUNCIL OF AMERICA (WTCA).				
HVAC:	HEATING, VENTING, AND AIR CONDITIONING REQUIREMENTS WERE NOT ADDRESSED ON THE DRAWINGS AND SHOULD BE APPROVED BY LOCAL OFFICIALS.				
PLUMBING:	PLUMBING REQUIREMENTS WERE NOT ADDRESSED ON THE DRAWINGS AND SHOULD BE INSTALLED IN ACCORDANCE WITH REQUIRED BUILDING CODES.				
ELECTRICAL:	ELECTRICAL REQUIREMENTS WERE NOT ADDRESSED ON THE DRAWINGS AND SHOULD BE INSTALLED IN ACCORDANCE WITH THE NATIONAL ELECTRICAL CODE AND ANY LOCAL CODES.				
EXIT LIGHTS:	EXIT SIGNS SHALL BE ILLUMINATED AT ALL TIMES. TO ENSURE CONTINUED ILLUMINATION FOR A DURATION OF NOT LESS THAN 90 MINUTES IN CASE OF PRIMARY POWER LOSS, THE EXIT SIGNS SHALL BE CONNECTED TO AN EMERGENCY ELECTRICAL SYSTEM PROVIDED FROM STORAGE BATTERIES, UNIT EQUIPMENT OR AN ON-SITE GENERATOR. THE INSTALLATION OF THE EMERGENCY POWER SYSTEM SHALL BE IN ACCORDANCE WITH THE ICC ELECTRICAL CODE.				
ACCESSIBLE PARKING:	SHALL COMPLY WITH ICC/ANSI A117.1 CHAPTER 5.				
ACCESSIBLE ROUTE:	SHALL COMPLY WITH ICC/ANSI A117.1 CHAPTER 4.				
ACCESSIBLE DOOR HARDWARE:	SHALL COMPLY WITH ICC/ANSI A117.1 CHAPTER 3 SECTION 309. HANDLES, PULLS, LATCHES, AND OTHER OPERATING DEVICES ON ACCESSIBLE DOORS SHALL HAVE A SHAPE THAT IS EASY TO GRASP WITH ONE HAND AND DOES NOT REQUIRE TIGHT GRASPING, TIGHT PINCHING, OR TWISTING OF THE WRIST TO OPERATE. LEVER OPERATED MECHANISMS, PUSH-TYPE MECHANISMS, AND U-SHAPED HANDLES ARE ACCEPTABLE DESIGNS. WHEN SLIDING DOORS ARE FULLY OPENED, OPERATING HARDWARE SHALL BE EXPOSED AND USABLE FROM BOTH SIDES. HARDWARE REQUIRED FOR ACCESSIBLE DOOR PASSAGE SHALL BE MOUNTED NO HIGHER THAN 48" (1220 MM) ABOVE FINISHED FLOOR. THE THRESHOLD OF SERVICE DOORS MAY NOT EXCEED 1/2" ON EITHER SIDE OF THE DOOR WITH 1:2 SLOPE IF GREATER THAN 1/4".				
FIRE EXTINGUISHERS:	SHALL BE INSTALLED, PROVIDED, AND MAINTAINED AS SPECIFIED IN NFPA NO. 10 (BY OTHERS).				

BUILDING SPECIFICATIONS

OWNERS INFORMATION: - NAME: BUTTERFIELD DRILLING & IRRIGATION - ADDRESS: 395 REED STREET - CITY: SOMERSET - STATE: WI - ZIP: 54025	BUILDING DESIGN LOADS: <table><tr><td>SNOW</td><td></td></tr><tr><td>(Pg)</td><td>= 50.0 PSF</td></tr><tr><td>(Ce)</td><td>= 0.90</td></tr><tr><td>(ls)</td><td>= 1.00</td></tr><tr><td>(ct)</td><td>= 1.20</td></tr><tr><td>(Pf)</td><td>= 37.80 PSF</td></tr><tr><td>(Cs)</td><td>= 1.00</td></tr><tr><td>(Ps)</td><td>= 37.80 PSF</td></tr><tr><td>(Lr)</td><td>= 20.00 PSF</td></tr></table>	SNOW		(Pg)	= 50.0 PSF	(Ce)	= 0.90	(ls)	= 1.00	(ct)	= 1.20	(Pf)	= 37.80 PSF	(Cs)	= 1.00	(Ps)	= 37.80 PSF	(Lr)	= 20.00 PSF
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(Lr)	= 20.00 PSF																		
BUILDING DESIGN INFORMATION: - DESIGN CODE: 2025 WI COMM. BLDG. CODE - USE OF BUILDING: STORAGE - OCCUPANCY CLASSIFICATION: GROUP (S-1) - CONSTRUCTION TYPE: SB - RISK CATEGORY: 2 - FIRE SUPPRESSION SYSTEM: NO	<table><tr><td>WIND</td><td></td></tr><tr><td>B.W.S.</td><td>= 115 MPH</td></tr><tr><td>EXPOSURE</td><td>= Q</td></tr></table>	WIND		B.W.S.	= 115 MPH	EXPOSURE	= Q												
WIND																			
B.W.S.	= 115 MPH																		
EXPOSURE	= Q																		
NOTE: NO STORAGE OF COMMERCIAL MOTOR VEHICLES OR HIGH-PILED STORAGE.																			
BUILDING AREA: - AREA OF WORK: 12000 SQFT - MEZZANINE AREA: 0 SQFT - EXISTING BUILDING AREA: 0 SQFT - TOTAL BUILDING AREA: 12000 SQFT	<table><tr><td>SEISMIC</td><td></td></tr><tr><td>SEISMIC IMPORTANCE FACTOR:</td><td>1.00</td></tr><tr><td>SPECTRA RESPONSE COEFFICIENT SDS:</td><td>0.049</td></tr><tr><td>SPECTRA RESPONSE COEFFICIENT SDI:</td><td>0.046</td></tr><tr><td>SITE CLASSIFICATION:</td><td>D</td></tr><tr><td>SEISMIC DESIGN CATEGORY:</td><td>A</td></tr></table>	SEISMIC		SEISMIC IMPORTANCE FACTOR:	1.00	SPECTRA RESPONSE COEFFICIENT SDS:	0.049	SPECTRA RESPONSE COEFFICIENT SDI:	0.046	SITE CLASSIFICATION:	D	SEISMIC DESIGN CATEGORY:	A						
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SPECTRA RESPONSE COEFFICIENT SDI:	0.046																		
SITE CLASSIFICATION:	D																		
SEISMIC DESIGN CATEGORY:	A																		
ALLOWABLE AREA: - TABLE AREA: 9000 SQFT - PERIMETER INCREASE: 5365 SQFT - SPRINKLER INCREASE:	<table><tr><td>TRUSS DEAD LOADS</td><td></td></tr><tr><td>DLTC</td><td>= 4 PSF</td></tr><tr><td>DLBC</td><td>= 5 PSF</td></tr></table>	TRUSS DEAD LOADS		DLTC	= 4 PSF	DLBC	= 5 PSF												
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DLTC	= 4 PSF																		
DLBC	= 5 PSF																		
SPECIAL INSPECTION CHART: SEE SHEET S/2.	<table><tr><td>ELEVATED PLATFORM LOADS</td><td></td></tr><tr><td>LIVE LOAD</td><td>= 125 PSF</td></tr><tr><td>DEAD LOAD</td><td>= 15 PSF</td></tr></table>	ELEVATED PLATFORM LOADS		LIVE LOAD	= 125 PSF	DEAD LOAD	= 15 PSF												
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LIVE LOAD	= 125 PSF																		
DEAD LOAD	= 15 PSF																		

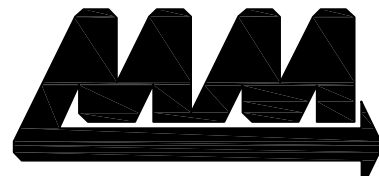
MAJOR STRUCTURAL COMPONENTS

MIDWEST MANUFACTURING STRUCTURAL COMPONENTS (COLUMNS, TRUSSES, AND STEEL) ARE USED IN THE DESIGN OF THIS BUILDING. ANY DEVIATIONS OR SUBSTITUTIONS OF THESE MATERIALS REQUIRE A CHANGE ORDER DUE TO THE DESIGN VALUES OF THE MATERIALS SPECIFIED.

*A CHANGE ORDER CAN BE OBTAINED FROM ENGINEERING@MIDWESTMANUFACTURING.COM AND IS REQUIRED FOR ANY STRUCTURAL, LAYOUT, OR MATERIAL CHANGES.

COLUMNS:	ALL LAMINATED COLUMNS SHALL BE MIDWEST MANUFACTURING'S, RIVET CLINCHED, WITH STEEL REINFORCED JOINTS UNLESS SPECIFIED OTHERWISE.		
TRUSSES:	- DESIGNED IN ACCORDANCE TO 2021 IBC - TPI APPROVED - THIRD PARTY INSPECTED - MIDWEST MANUFACTURING TRUSS QUOTE NUMBER: QTREC0984429 - LATERAL BRACING IS REQUIRED. SEE TRUSS SPECIFICATION SHEET(S) FOR LATERAL BRACE LOCATIONS.		
STEEL PANEL:	<table><tr><td> - MIDWEST MANUFACTURING'S PRO-RIB STEEL PANEL .0142" MINIMUM THICKNESS BEFORE PAINTING .0165" NOMINAL THICKNESS AFTER PAINTING 660 GALVANIZED COATING PLUS ZINC PHOSPHATE 40 YEAR PAINT WARRANTY - STRUCTURAL STRENGTH ASTM-A653 GRADE 80 (FULL HARD STEEL) 82000 PSI MINIMUM TENSILE STRENGTH - UL 790 CLASS A FIRE RESISTANCE - UL 580 CLASS 90 WIND UPLIFT - FLORIDA STATE APPROVAL FL42461 (STEEL PANEL ON 5/8" PLYWOOD) - FLORIDA STATE APPROVAL FL42564 (STEEL PANEL ON 2x MATERIAL) </td><td> - MIDWEST MANUFACTURING'S PREMIUM PRO-RIB STEEL PANEL .0157" MINIMUM THICKNESS BEFORE PAINTING .018" NOMINAL THICKNESS AFTER PAINTING - G100 GALVANIZED COATING PLUS ZINC PHOSPHATE - LIFETIME PAINT WARRANTY - STRUCTURAL STRENGTH ASTM-A653 GRADE 80 (FULL HARD STEEL) 100,000 PSI NOMINAL TENSILE STRENGTH - UL 790 CLASS A FIRE RESISTANCE - UL 580 CLASS 90 WIND UPLIFT - FLORIDA STATE APPROVAL FL42461 (STEEL PANEL ON 5/8" PLYWOOD) - FLORIDA STATE APPROVAL FL42564 (STEEL PANEL ON 2x MATERIAL) </td></tr></table>	- MIDWEST MANUFACTURING'S PRO-RIB STEEL PANEL .0142" MINIMUM THICKNESS BEFORE PAINTING .0165" NOMINAL THICKNESS AFTER PAINTING 660 GALVANIZED COATING PLUS ZINC PHOSPHATE 40 YEAR PAINT WARRANTY - STRUCTURAL STRENGTH ASTM-A653 GRADE 80 (FULL HARD STEEL) 82000 PSI MINIMUM TENSILE STRENGTH - UL 790 CLASS A FIRE RESISTANCE - UL 580 CLASS 90 WIND UPLIFT - FLORIDA STATE APPROVAL FL42461 (STEEL PANEL ON 5/8" PLYWOOD) - FLORIDA STATE APPROVAL FL42564 (STEEL PANEL ON 2x MATERIAL)	- MIDWEST MANUFACTURING'S PREMIUM PRO-RIB STEEL PANEL .0157" MINIMUM THICKNESS BEFORE PAINTING .018" NOMINAL THICKNESS AFTER PAINTING - G100 GALVANIZED COATING PLUS ZINC PHOSPHATE - LIFETIME PAINT WARRANTY - STRUCTURAL STRENGTH ASTM-A653 GRADE 80 (FULL HARD STEEL) 100,000 PSI NOMINAL TENSILE STRENGTH - UL 790 CLASS A FIRE RESISTANCE - UL 580 CLASS 90 WIND UPLIFT - FLORIDA STATE APPROVAL FL42461 (STEEL PANEL ON 5/8" PLYWOOD) - FLORIDA STATE APPROVAL FL42564 (STEEL PANEL ON 2x MATERIAL)
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SHEET INDEX	
SHEET #	SHEET DESCRIPTION
S1	GENERAL NOTES AND BUILDING SPECIFICATIONS
S2	SITE PLAN
S3	ELEVATIONS
S4	FOUNDATION PLAN AND DETAILS
S5	FLOOR PLAN
S6	ROOF FRAMING PLAN
S7	SIDEWALL SECTION
S8	SIDEWALL SECTION DETAILS
S9	ENDWALL SECTION AND SECTION DETAILS
S10	OVERHEAD DOOR DETAILS
S11	ELEVATED PLATFORM FRAMING PLAN, SHEAR WALL SECTION, AND SECTION DETAIL
S12	RESTROOM DETAILS
S13	STEEL APPLICATION DETAILS



ENGINEERING SERVICES

5311 KANE RD. EAU CLAIRE, WI 54703 (715) 876-0505

CERTIFICATE OF AUTHORIZATION: 3224

FOR QUESTIONS PLEASE CONTACT BUILDING DESIGNER AT THE FOLLOWING: ENGINEERING@MIDWESTMANUFACTURING.COM

CONTRACTOR: SUNNYSIDE CONSTRUCTION

PROJECT NAME:

BUTTERFIELD
DRILLING
395 REED STREET
SOMERSET, WI

PROF. ENGINEER: CHOUA KHA

PLAN DESIGNER: CHOUA KHA

DRAWN BY: DAS

DATE: 8/4/2026

SCALE: AS NOTED

REVISIONS

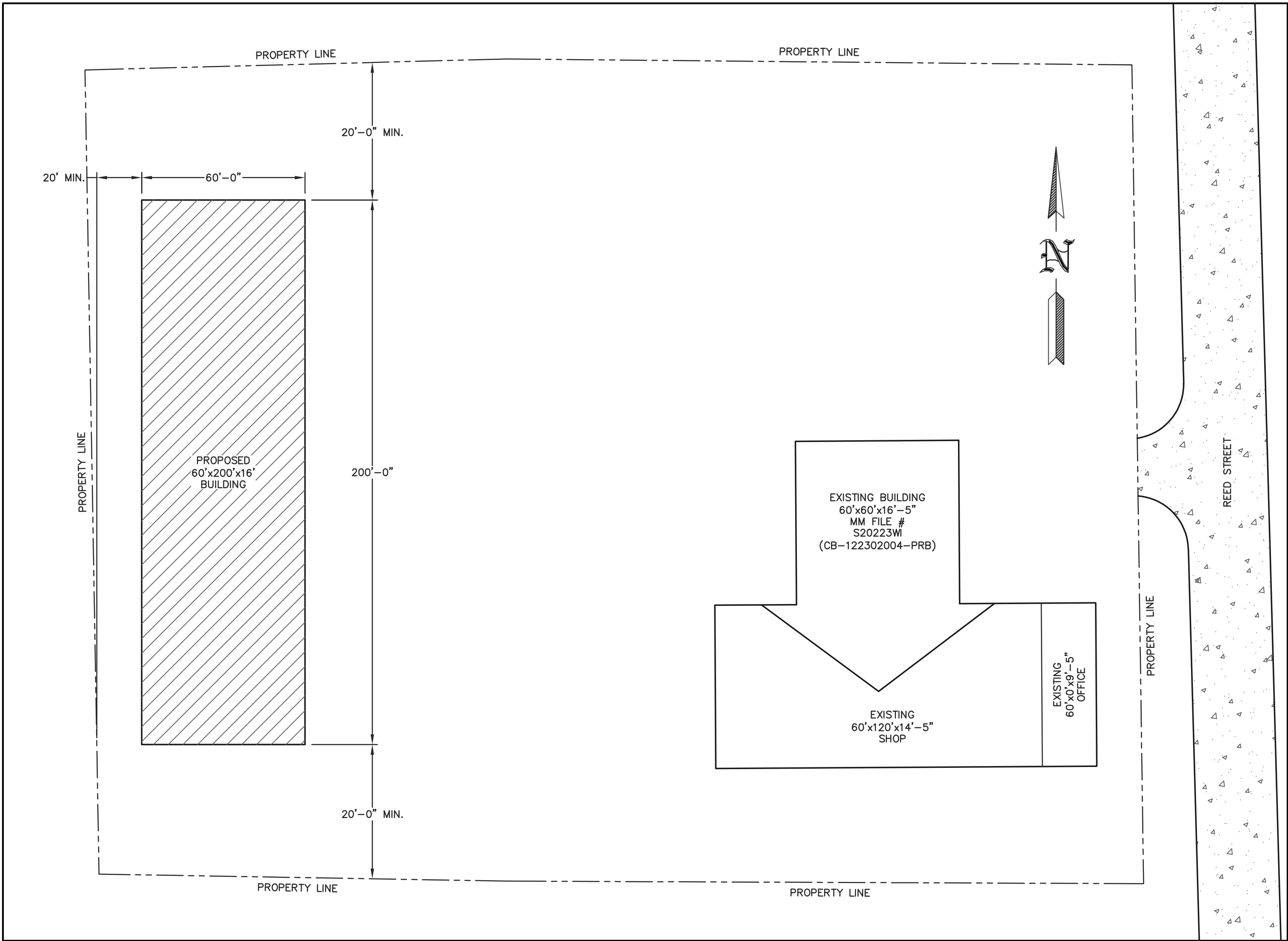
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SHEET TITLE:
GENERAL NOTES AND BUILDING SPECIFICATIONS

FILE NAME: S23026WI

SHEET NO.

S1



96" MIN

96" MIN

96" MIN

NOTE:

PARKING LOT REQUIRES HANDICAP ACCESSIBLE PARKING STALLS. (ICC A117.1 502) FOR NUMBER OF STALLS REQUIRED, SEE IBC 1106.

- NOTES:
- FLOOR ELEVATION @ ALL SERVICE DOORS SHALL BE LEVEL AND FLUSH WITH ADJACENT INSIDE AND OUTSIDE FLOORS AS PER IBC 1010.1.4.
 - CURB RAMPS COMPLYING WITH ICC A117.1 406 ARE REQUIRED WHEREVER AN ACCESSIBLE ROUTE CROSSES A CURB.
 - IF MORE THAN ONE ACRE OF LAND IS DISTURBED BY BUILDING ERECTION AND/OR PARKING AND ACCESS DRIVE SURFACE, THEN THE OWNER/CONTRACTOR SHALL SUBMIT A WATER RESOURCES APPLICATION FOR PROJECT PERMITS (WRAPP) AS PER NR 216.
 - THE OWNER SHALL PROVIDE AN ALL WEATHER HARD SURFACE AREA 30 FEET OR MORE IN WIDTH EXTENDING AT LEAST 50% OF THE LENGTH OF ONE SIDE OF THE PROPOSED STRUCTURE AND MUST BE ACCESSIBLE TO FIRE FIGHTING EQUIPMENT.
 - EACH SERVICE DOOR @ EACH UNIT SHALL BE EQUIPPED WITH LEVER OPERATED HANDLES AS PER ICC A117.1 404.2.6
 - THE OWNER SHALL PROVIDE DESIGNATED SPACE WITHIN OR ADJACENT TO STRUCTURE FOR THE COLLECTION OF RECYCLABLE MATERIALS AS PER SPS 362.0400(2).

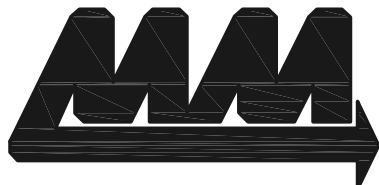
NOTE:
OWNER/CONTRACTOR SHALL PROVIDE A PLAT OF SURVEY WITH PROPOSED BUILDING LOCATIONS AND VERIFY ALL PROPOSED BUILDING SETBACKS AND LOCATION ON PROPERTY WITH LOCAL BUILDING OFFICIAL AT TIME OF CONSTRUCTION AND MAKE ADJUSTMENTS ACCORDINGLY.

SITE PLAN
SCALE: 1"=30'

SPECIAL INSPECTION SCHEDULE				
TYPE	REQUIRED	CONTINUOUS INSPECTION	PERIODIC INSPECTION	REFERENCE
CONCRETE CONSTRUCTION (1705.3 IBC)				
—INSPECT REINFORCEMENT, INCLUDING PRESTRESSING TENDONS AND VERIFY PLACEMENT.	YES		X	ACI 318: CH. 20, 25.2, 25.3, 26.6.1–26.6.3.
—INSPECT ANCHORS POST—INSTALLED IN HARDENED CONCRETE MEMBERS.				
(a) ADHESIVE ANCHORS INSTALLED IN HORIZONTALLY OR UPWARDLY INCLINED ORIENTATIONS TO RESIST SUSTAINED TENSION.	NO			ACI 318: 17.8.2.4
(b) MECHANICAL ANCHORS AND ADHESIVE ANCHORS NOT DEFINED IN (a).	YES		X	ACI 318: 17.8.2
—VERIFY USE OF REQUIRED DESIGN MIX	YES		X	ACI 318: CH. 19, 26.4.3, 26.4.4; IBC: 1904.1, 1904.2
—PRIOR TO PLACEMENT, FABRICATE SPECIMENS FOR STRENGTH TESTS, PERFORM SLUMP AND AIR CONTENT TESTS AND DETERMINE TEMPERATURE OF THE CONCRETE.	YES	X		ASTM C31; ASTM C172; ACI 318: 26.5, 26.12
—INSPECT CONCRETE PLACEMENT FOR PROPER APPLICATION TECHNIQUES.	YES	X		ACI 318: 26.5
—VERIFY MAINTENANCE OF SPECIFIED CURING TEMPERATURE AND TECHNIQUES.	YES		X	ACI 318: 26.5.3–26.5.5
—INSPECT FORMWORK FOR SHAPE, LOCATION AND DIMENSIONS OF THE CONCRETE MEMBERS.	YES		X	ACI 318: 26.11.1.2(b)

NOTE:
REFER TO WISCONSIN DEPARTMENT OF SAFETY AND PROFESSIONAL SERVICES (DSPS) – GUIDELINES FOR SPECIAL STRUCTURAL TESTING AND INSPECTIONS FOR REQUIREMENTS AND RESPONSIBILITIES.

BUILDING INFORMATION:
NAME: BUTTERFIELD DRILLING
ADDRESS: 395 REED STREET
CITY: SOMERSET
STATE: WI
ZIP: 54025
COUNTY: ST. CROIX



ENGINEERING SERVICES
0311 KANE RD. BAU CLAIRE, WI 54703 (715) 676-5555

CERTIFICATE OF
AUTHORIZATION: 3224

FOR QUESTIONS PLEASE CONTACT BUILDING
DESIGNER AT THE FOLLOWING:
ENGINEERING@MIDWESTMANUFACTURING.COM

CONTRACTOR:
SUNNYSIDE CONSTRUCTION

PROJECT NAME:

**BUTTERFIELD
DRILLING**
395 REED STREET
SOMERSET, WI

PROF. ENGINEER: CHOUA KHA

PLAN DESIGNER: CHOUA KHA

DRAWN BY: DAS

DATE: 8/4/2026

SCALE: AS NOTED

REVISIONS

NO	DATE	DESCRIPTION	BY
1			
2			

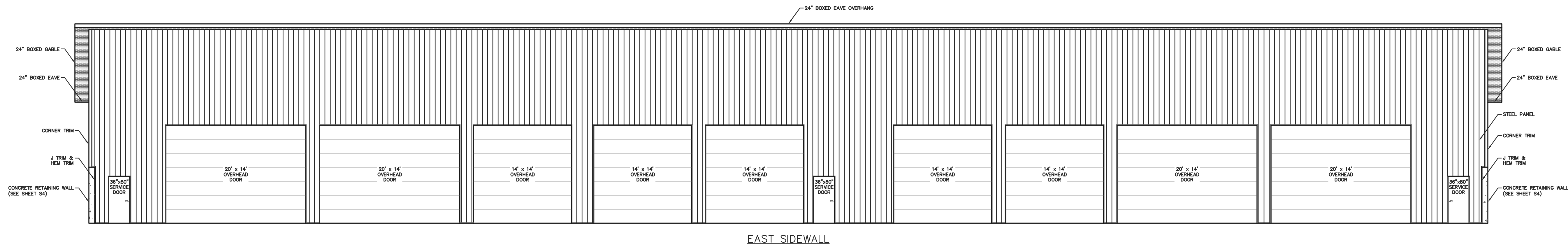
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SITE PLAN

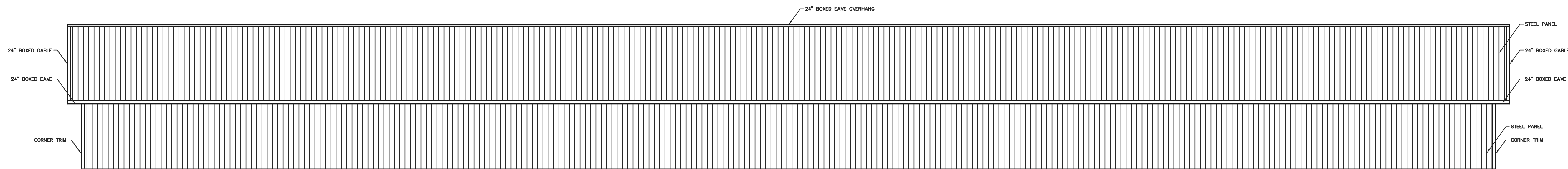
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SHEET NO.

S2

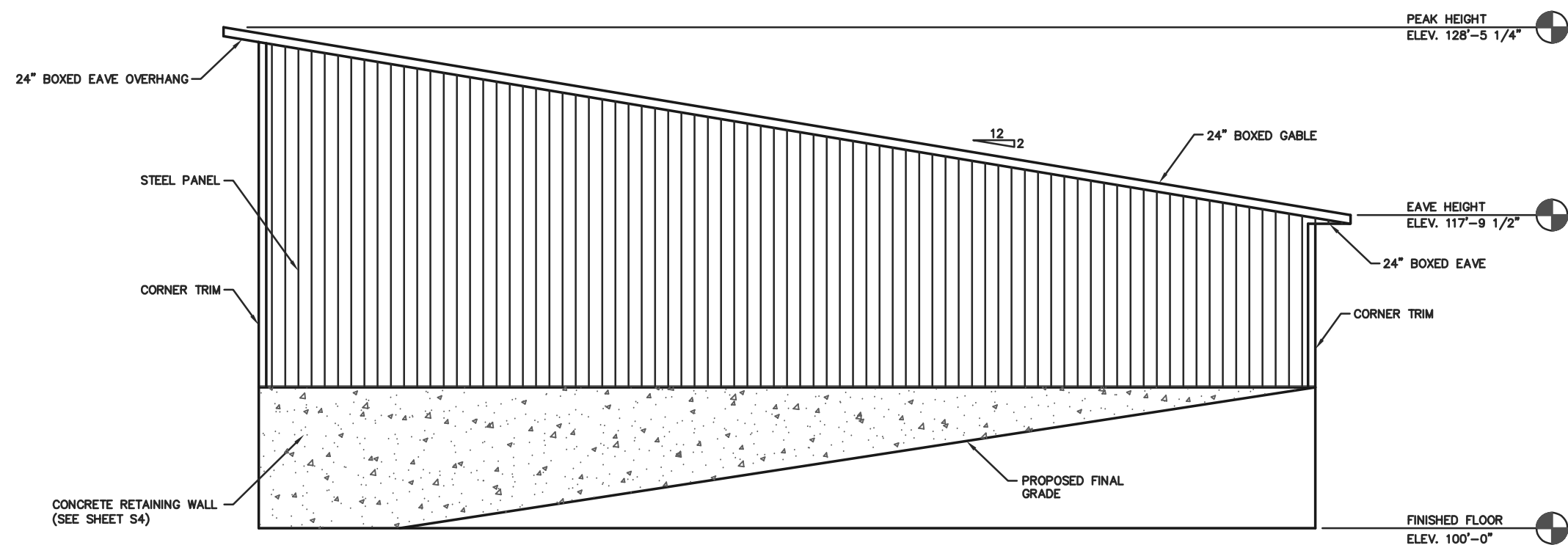


EAST SIDEWALL

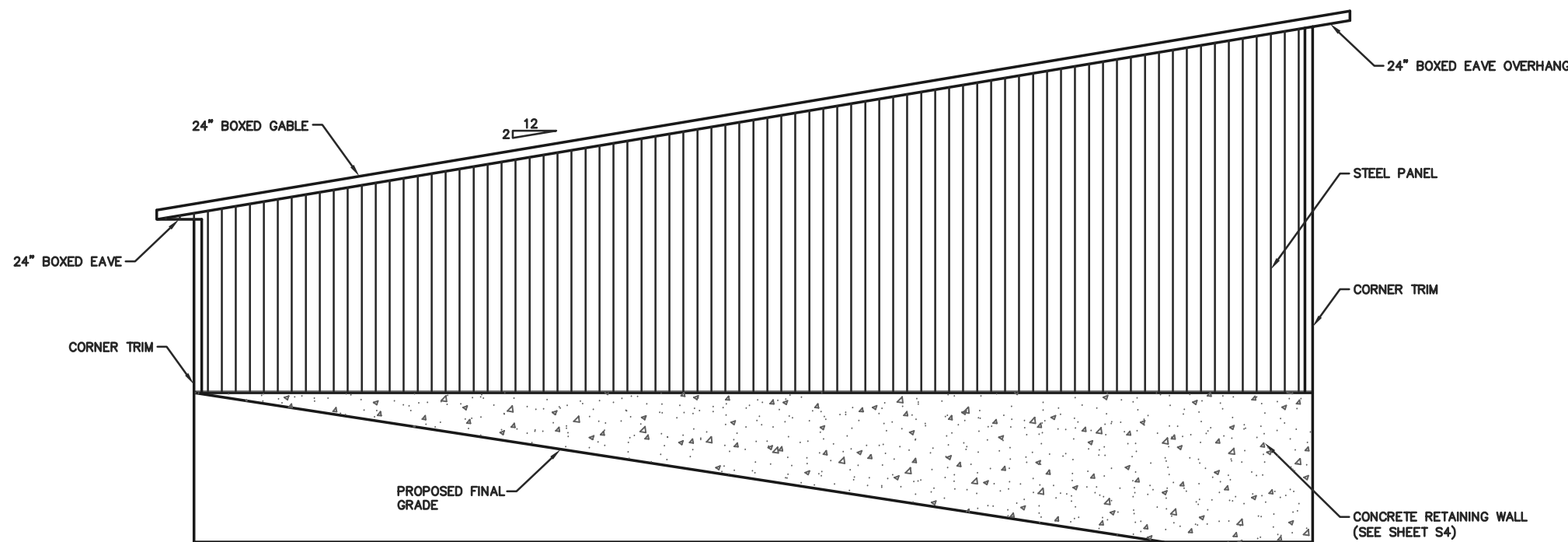


WEST SIDEWALL

NOTE:
OWNER/CONTRACTOR TO VERIFY FINAL
GRADE AT TIME OF CONSTRUCTION.



NORTH ENDWALL



SOUTH ENDWALL

ELEVATIONS
SCALE: 1/8"=1'-0"



ENGINEERING SERVICES
6311 KANIS RD. WAU CLAIRE, WI 54980 (715) 876-5555

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ENGINEERING@MIDWESTMANUFACTURING.COM

CONTRACTOR:
SUNNYSIDE CONSTRUCTION

PROJECT NAME:

**BUTTERFIELD
DRILLING**
395 REED STREET
SOMERSET, WI

PROF. ENGINEER: CHOUA KHA
PLAN DESIGNER: CHOUA KHA
DRAWN BY: DAS
DATE: 8/4/2026
SCALE: AS NOTED

REVISIONS

NO	DATE	DESCRIPTION	BY
1			
2			

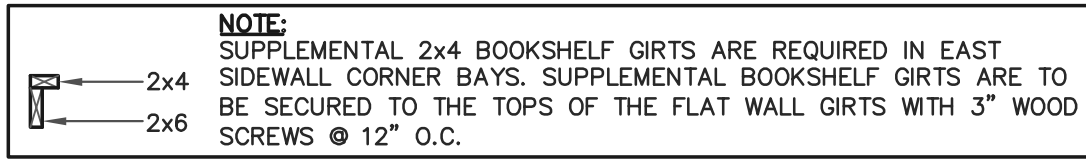
SHEET TITLE:

ELEVATIONS

FILE NAME: S23026WI

SHEET NO.

S3



SCALE: 1/8"=1'-0"

PRO-ANCHOR (PA) BRACKET DESIGNATION
PA60 = 6" UNIVERSAL BRACKET
PA63 = 3-PLY 2x6 COLUMN BRACKET
PA64 = 4-PLY 2x6 COLUMN BRACKET
PA83 = 3-PLY 2x8 COLUMN BRACKET

COLUMN BRACKET SCHEDULE				
COLUMN LOCATION	BRACKET DESCRIPTION	NO. OF BRACKETS PER COLUMN	BRACKET TO COLUMN (PER COLUMN)	BRACKET TO CONCRETE (PER COLUMN)
S1	PA63	1	(2)-1/2"x6"x6" BOLTS & (4)-1/4"x3"x3" WOOD SCREWS	(2)-5/8"x6"x6" TITEN HD SCREW ANCHORS, 5 3/4" MIN. EMBEDMENT
S2	CUSTOM (SEE DETAIL A/5)	2	(2)-3/4"x6"x6" BOLTS	(2)-3/4"x6"x6" TITEN HD SCREW ANCHORS, 5 3/4" MIN. EMBEDMENT
S3	CUSTOM (SEE DETAIL A/5)	2	(2)-3/4"x6"x8" BOLTS	(2)-3/4"x6"x6" TITEN HD SCREW ANCHORS, 5 3/4" MIN. EMBEDMENT
S4	PA63	1	(2)-1/2"x6"x6" BOLTS & (8)-1/4"x4"x3" WOOD SCREWS	(2)-5/8"x6"x6" TITEN HD SCREW ANCHORS, 5 3/4" MIN. EMBEDMENT
E1	PA60	1	(2)-1/2"x4 1/2" LAG SCREWS & (2)-1/4"x3"x3" WOOD SCREWS	(1)-5/8"x6"x6" TITEN HD SCREW ANCHOR, 5 3/4" MIN. EMBEDMENT
E2	PA63	1	(2)-1/2"x6"x6" BOLTS & (4)-1/4"x3"x3" WOOD SCREWS	(2)-5/8"x6"x6" TITEN HD SCREW ANCHORS, 5 3/4" MIN. EMBEDMENT
E3	PA63	1	(2)-1/2"x6"x6" BOLTS & (4)-1/4"x3"x3" WOOD SCREWS	(2)-5/8"x6"x6" TITEN HD SCREW ANCHORS, 5 3/4" MIN. EMBEDMENT
E4	PA63	1	(2)-1/2"x6"x6" BOLTS & (4)-1/4"x3"x3" WOOD SCREWS	(2)-5/8"x6"x6" TITEN HD SCREW ANCHORS, 5 3/4" MIN. EMBEDMENT
E6	PA63	1	(2)-1/2"x6"x6" BOLTS & (4)-1/4"x3"x3" WOOD SCREWS	(2)-5/8"x6"x6" TITEN HD SCREW ANCHORS, 5 3/4" MIN. EMBEDMENT
E7	PA63	1	(2)-1/2"x6"x6" BOLTS & (4)-1/4"x3"x3" WOOD SCREWS	(2)-5/8"x6"x6" TITEN HD SCREW ANCHORS, 5 3/4" MIN. EMBEDMENT
E7	PA60	1	(2)-1/2"x6"x6" LAG SCREWS & (2)-1/4"x3"x3" WOOD SCREWS	(1)-5/8"x6"x6" TITEN HD SCREW ANCHOR, 5 3/4" MIN. EMBEDMENT

NOTE:
ALL DIMENSIONS ARE TO CENTERLINE OF
COLUMNS EXCEPT FOR CORNERS OR UNLESS
NOTED OTHERWISE.

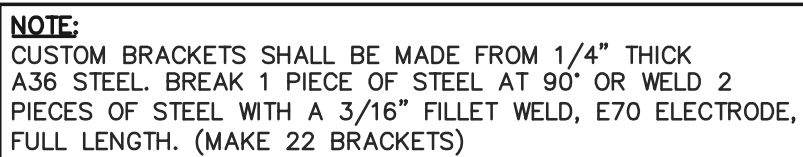
NOTE:
SHEAR BRACE SHALL BE 1/2" O.S.B. SHEATHING EXTENDING FULL HEIGHT FROM THE GRADEBOARD TO THE TOP OF THE UPPER MOST FRAMING MEMBER, I.E. SOFFIT NAILER OR TOP CHORD. SHEAR BRACE SHALL BE SECURED TO ALL FRAMING MEMBERS W/ 0.120"x2" RINGSHANK GUN NAILS AT 6" O.C.

NOTE:
CORNER BRACE SHALL BE A 2x6 EXTENDING FROM THE GRADEBOARD AT THE INTERIOR COLUMN TO THE TOP OF THE CORNER COLUMN. CORNER BRACE SHALL BE SECURED TO THE GRADEBOARD W/(3)-3" WOOD SCREWS AND TO THE SOFFIT NAILER/ENDFRAME BOTTOM CHORD W/(3)-3" WOOD SCREWS. EACH BRACE TO GIRT LOCATION SHALL BE SECURED W/(1)-3" WOOD SCREWS.

OCCUPANT LOAD AND FIXTURE COUNT									
ROOM LABEL	AREA	FLOOR AREA PER OCCUPANT (IBC 1004)	OCCUPANTS	OCCUPANTS PER FIXTURE (TABLE 2902.1)	WATER CLOSETS (TOTAL)	OCCUPANTS PER FIXTURE (TABLE 2902.1)	LAVATORIES	OCCUPANTS PER FIXTURE (TABLE 2902.1)	DRINKING FOUNTAINS
STORAGE	12000	500	24	100	0.24	100	0.24	1000	0.024
TOTAL	12000		24		0.24		0.24		0.024

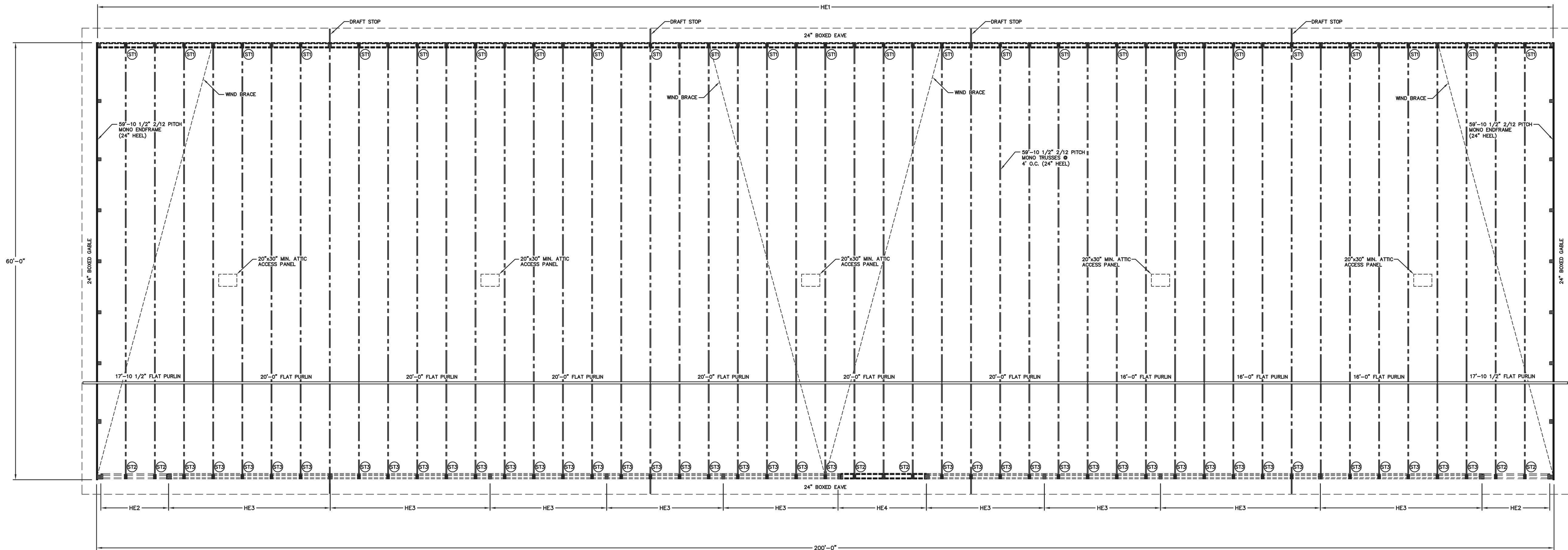


SCALE: 1 1/2"=1'-0"



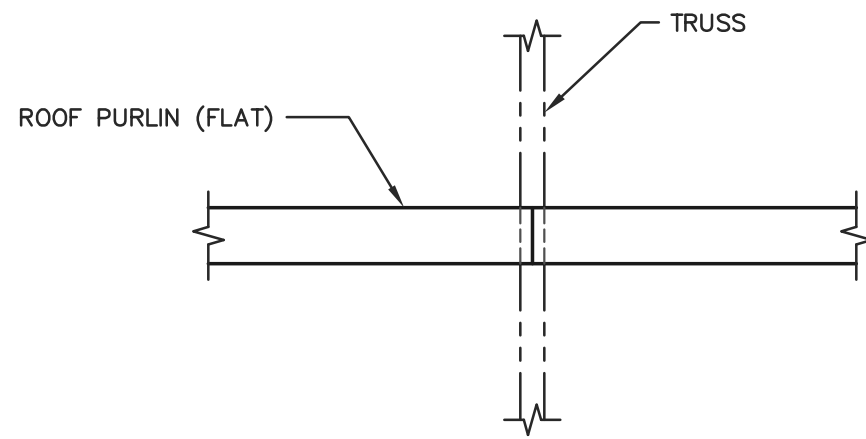
5 SCALE: 3"=1'-0"

S5



ROOF FRAMING PLAN
SCALE: 1/8"=1'-0"

NOTE:
ADD BLOCKING TO FACE
OF TOP CHORD AS NEEDED
TO PREVENT SPLITTING.



NOTE:
2x4 ROOF PURLINS (FLAT) @ 24" O.C. ROOF PURLINS
ARE TO BE SECURED TO THE TRUSS W/(2)-3" WOOD
SCREWS AT EACH PURLIN TO TRUSS LOCATION.

A
6 PURLIN CONNECTION DETAIL
SCALE: 1"=1'-0"

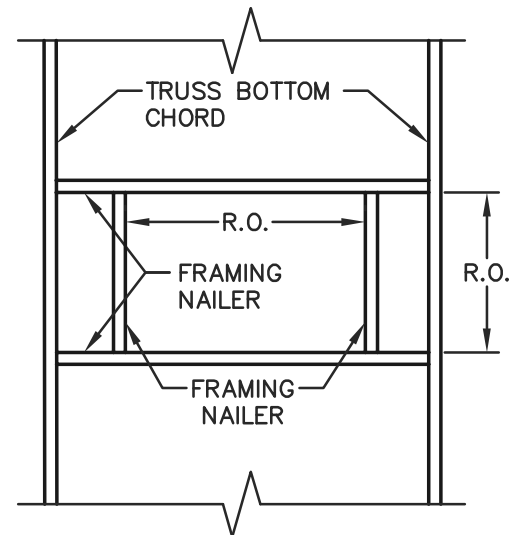
HEADER SCHEDULE		
HEADER LOCATION	HEADER DESCRIPTION	REFERENCE DETAIL(S)
HE1	2-PLY 2x12 2400f MSR SYP (2.0E) TRUSS HEADER	B/8
HE2	3-PLY 1 3/4"x11 7/8" LVL (2850Fb, 1.9E) TRUSS HEADER	C/8
HE3	3-PLY 1 3/4"x24" LVL (3300Fb, 2.0E) OVERHEAD DOOR HEADER	A/10
HE4	2-PLY 2x12 2400f MSR SYP (2.0E) TRUSS HEADER	C/8

STUB COLUMN SCHEDULE		
COLUMN LOCATION	COLUMN DESCRIPTION	NUMBER OF COLUMNS
ST1	3-PLY 2x6-(4") STUB COLUMN (CUT TO FIT)	25
ST2	3-PLY 2x8-(2") STUB COLUMN (CUT TO FIT)	6
ST3	3-PLY 2x8-(4") STUB COLUMN (CUT TO FIT)	40

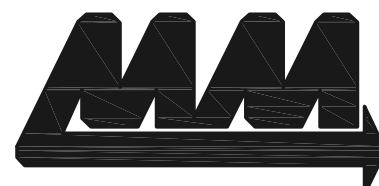
NOTE:
WIND BRACE SHALL BE A 2x6 PLACED ON THE
UNDERSIDE OF THE ROOF PURLINS. WIND BRACE SHALL
BE SECURED W/(4)-4" WOOD SCREWS AT EACH END
AND W/(1)-3" WOOD SCREWS AT EACH BRACE TO
PURLIN LOCATION.

NOTE:
LATERAL BRACING IS REQUIRED. SEE TRUSS SPECIFICATION
SHEET(S) FOR LATERAL BRACE LOCATIONS.

NOTE:
ATTIC AREA SHALL BE COMPARTMENTALIZED INTO AREAS NOT
GREATER THAN 3000 SQ. FT. BY FIRE STOPPING AS SPECIFIED
IN IBC 718.4. EVERY ATTIC COMPARTMENT SHALL BE PROVIDED
WITH A 20"x30" ACCESS PANEL FROM LOWER AREA OR ACCESS
PANELS IN COMPARTMENT WALLS SHALL BE PROVIDED WITH
SELF CLOSING DEVICES. (INCLUDES OVERHANGS)



ATTIC ACCESS FRAMING
SCALE: 1/2"=1'-0"



ENGINEERING SERVICES
6311 KANE RD. WAU CLAUDE, WI 54703 (715) 876-5555

CERTIFICATE OF
AUTHORIZATION: 3224

FOR QUESTIONS PLEASE CONTACT BUILDING
DESIGNER AT THE FOLLOWING:
ENGINEERING@MIDWESTMANUFACTURING.COM

CONTRACTOR:
SUNNYSIDE CONSTRUCTION

PROJECT NAME:

**BUTTERFIELD
DRILLING**
395 REED STREET
SOMERSET, WI

PROF. ENGINEER: CHOUA KHA

PLAN DESIGNER: CHOUA KHA

DRAWN BY: DAS

DATE: 8/4/2026

SCALE: AS NOTED

REVISIONS		
NO	DATE	DESCRIPTION
1		
2		

SHEET TITLE:

ROOF FRAMING PLAN

FILE NAME: S23026WI

SHEET NO.

S6

SIDEWALL SECTION FASTENER NOTES

OVERHANG JACK:
OVERHANG JACKS SECURED TO TRUSS WITH (2) CLUSTERS OF (4)-3" WOOD SCREWS, 24" MIN. APART. 3" MIN. FROM EDGE OF TRUSS AND 3" MIN. FROM END OF OVERHANG JACK.

SOFFIT NAILER:
SOFFIT NAILER SECURED WITH (2)-3" WOOD SCREWS AT EACH SOFFIT NAILER TO COLUMN LOCATION.

WALL GIRTS:
WALL GIRTS SECURED WITH (2)-3" WOOD SCREWS AT EACH GIRT TO COLUMN LOCATION.

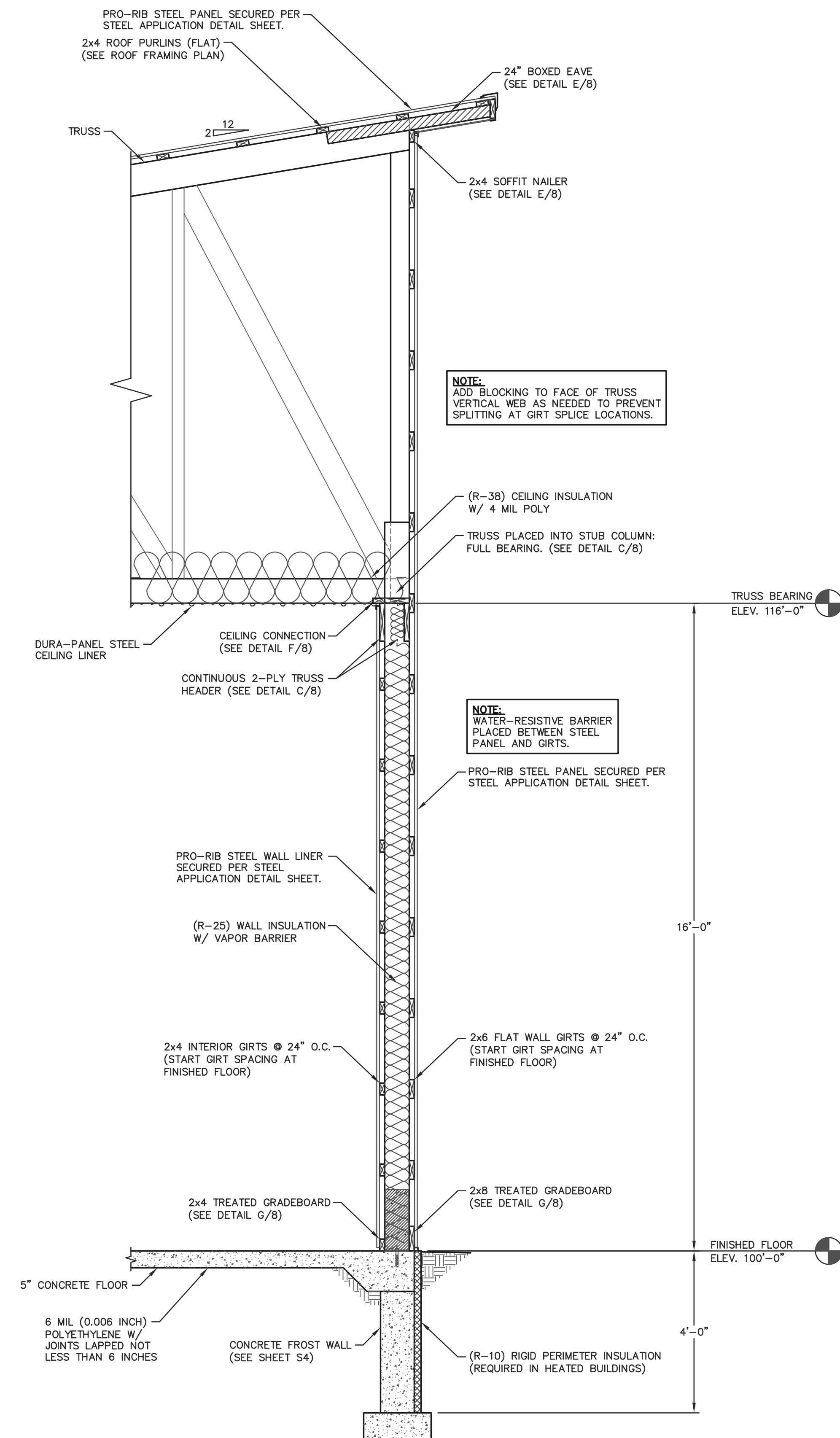
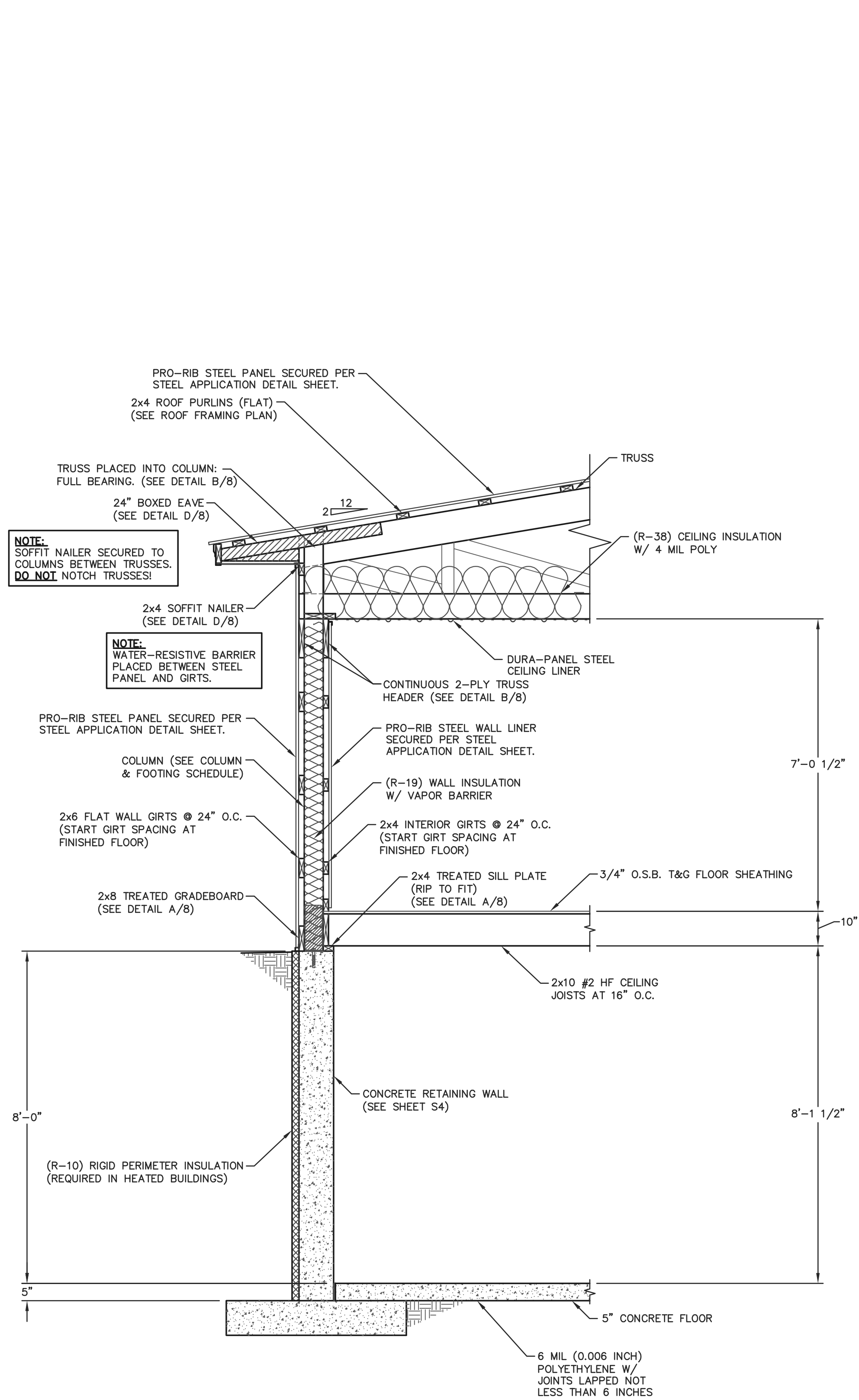
INTERIOR TREATED SILL PLATE:
TREATED SILL PLATE SECURED TO CONCRETE RETAINING WALL WITH 1/4"x3 1/4" CONCRETE SCREWS AT 12" O.C.

INTERIOR TREATED GRADEBOARD:
TREATED GRADEBOARD SECURED WITH (2)-3" WOOD SCREWS AT EACH GRADEBOARD TO COLUMN LOCATION.

EXTERIOR TREATED GRADEBOARD:
TREATED GRADEBOARD SECURED WITH (4)-3" WOOD SCREWS AT EACH GRADEBOARD TO COLUMN LOCATION.

NOTE:
OWNER SHALL PROVIDE THICKNESS MARKERS WHICH ARE INSTALLED AT LEAST ONE FOR EVERY 300 SQUARE FEET THROUGHOUT THE ATTIC SPACE IF THE INSULATION IS BLOWN INTO PLACE. THE MARKERS SHALL BE AFFIXED TO THE TRUSSES AND MARKED WITH THE MINIMUM INITIAL INSTALLED THICKNESS AND MINIMUM SETTLED THICKNESS. EACH MARKER SHALL FACE THE ATTIC ACCESS PANEL.

NOTE:
CONCEALED WALL SPACES SHALL HAVE FIRE BLOCKING AT CEILING AND FLOOR LEVELS AND HORIZONTAL INTERVALS NOT EXCEEDING 10' PER IBC 718.2. FIRE BLOCKING MAY CONSIST OF TWO INCH NOMINAL MATERIAL OR INSULATION MEETING IBC REQUIREMENTS.



SIDEWALL SECTION
SCALE: 1/2"=1'-0"

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CONTRACTOR:
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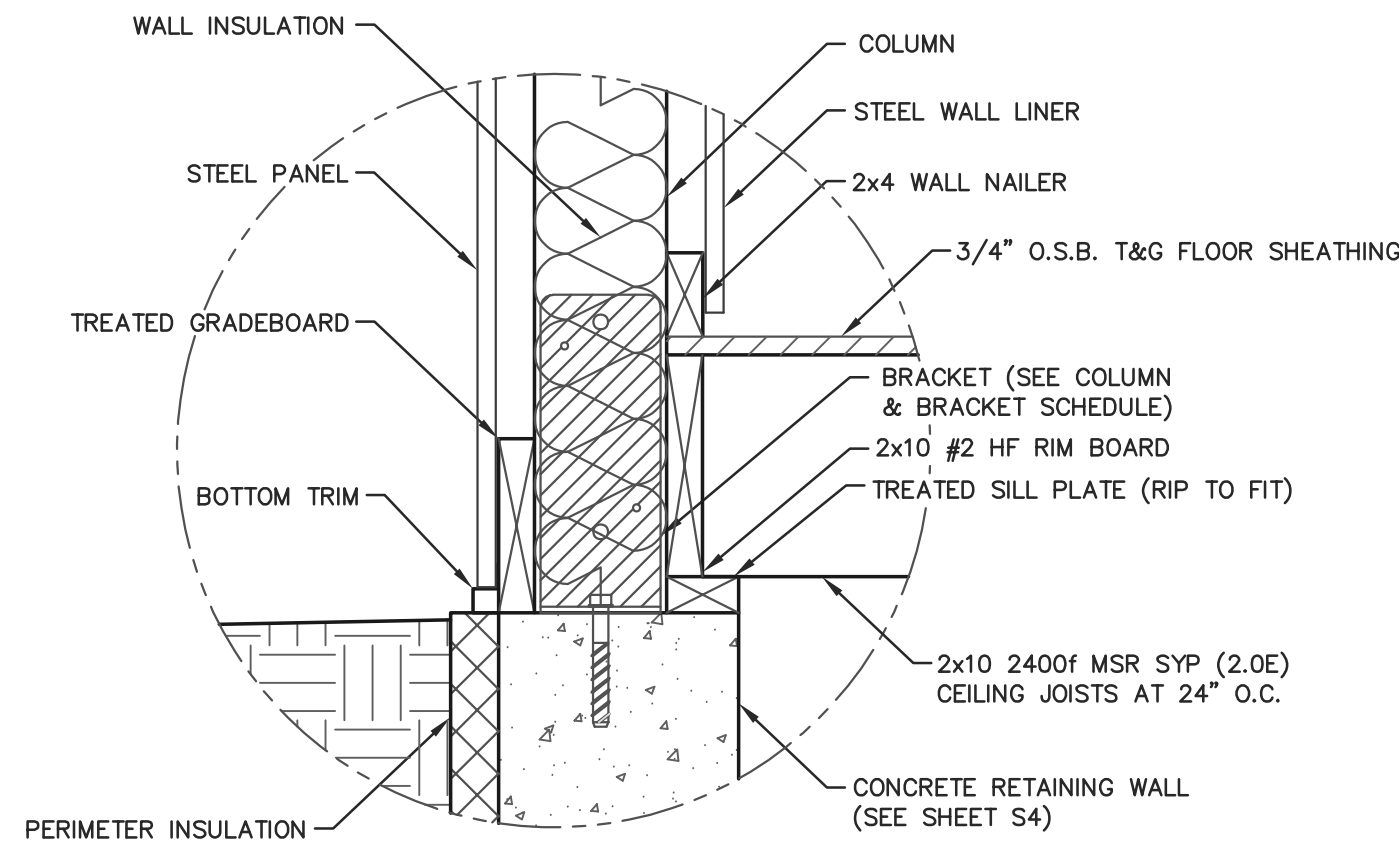
PROJECT NAME:
BUTTERFIELD DRILLING
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PROF. ENGINEER: CHOUA KHA
PLAN DESIGNER: CHOUA KHA
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DATE: 8/4/2026
SCALE: AS NOTED

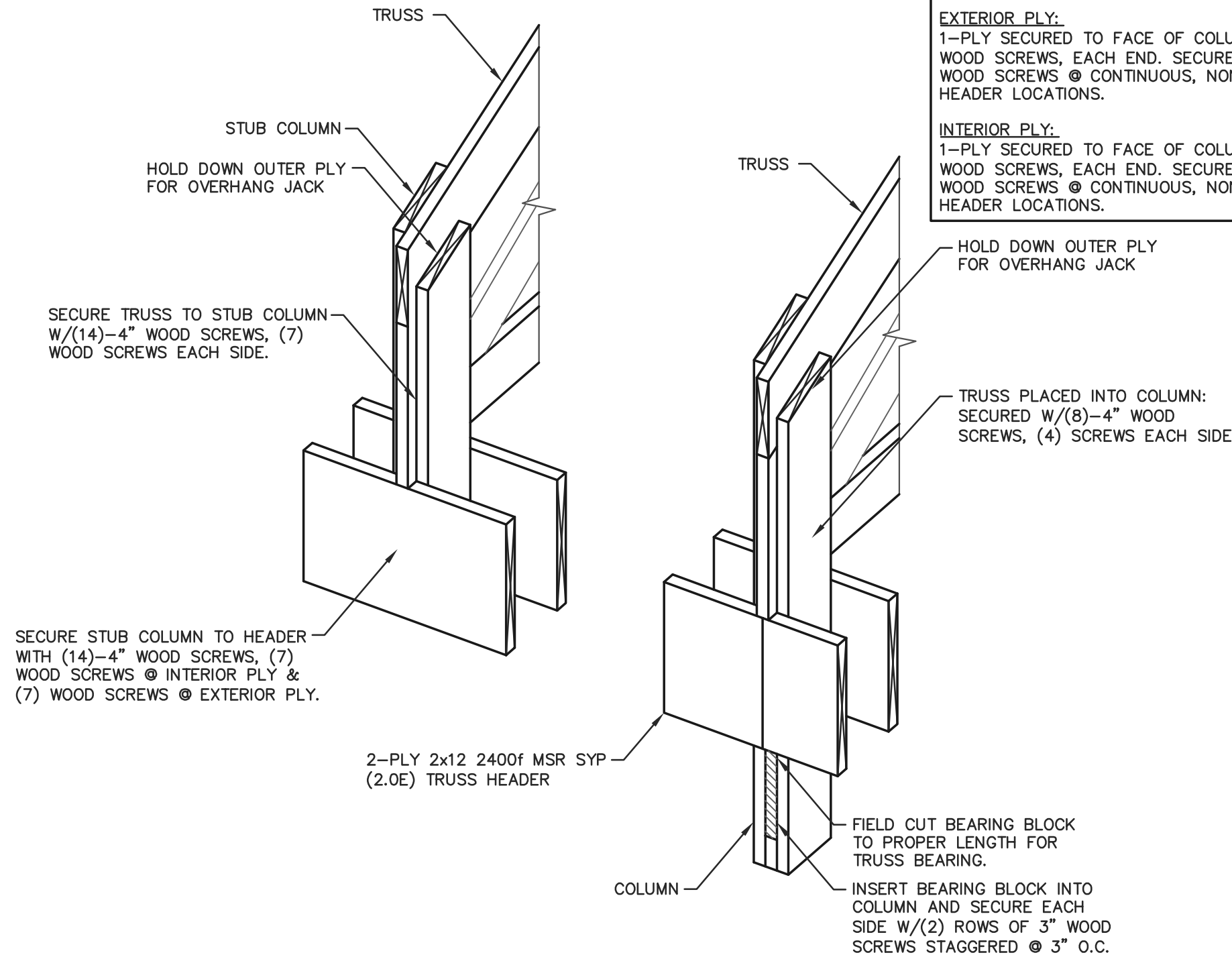
REVISIONS			
NO	DATE	DESCRIPTION	BY
1			
2			

SHEET TITLE:
SIDEWALL SECTION

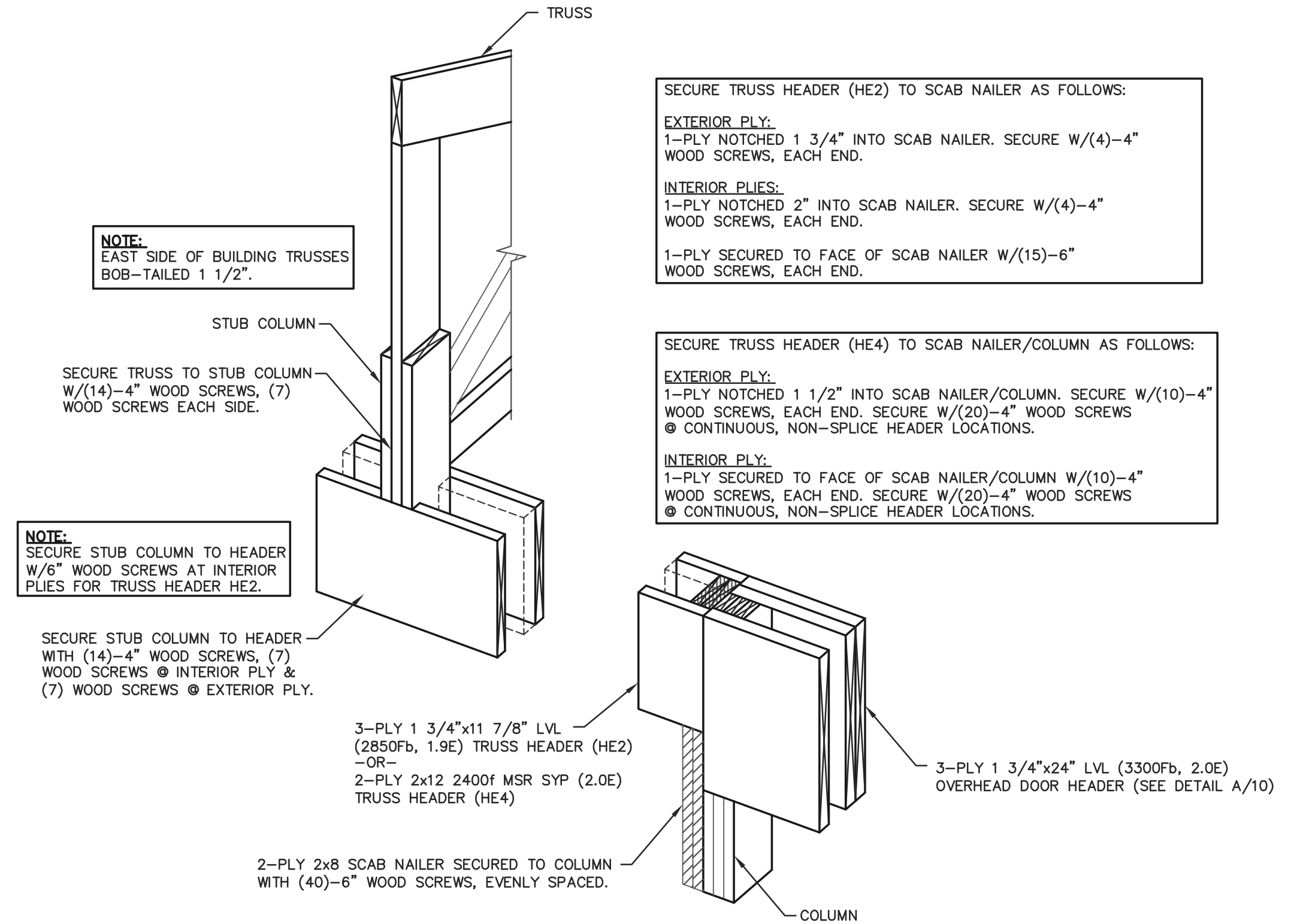
FILE NAME: S23026WI
SHEET NO.
S7



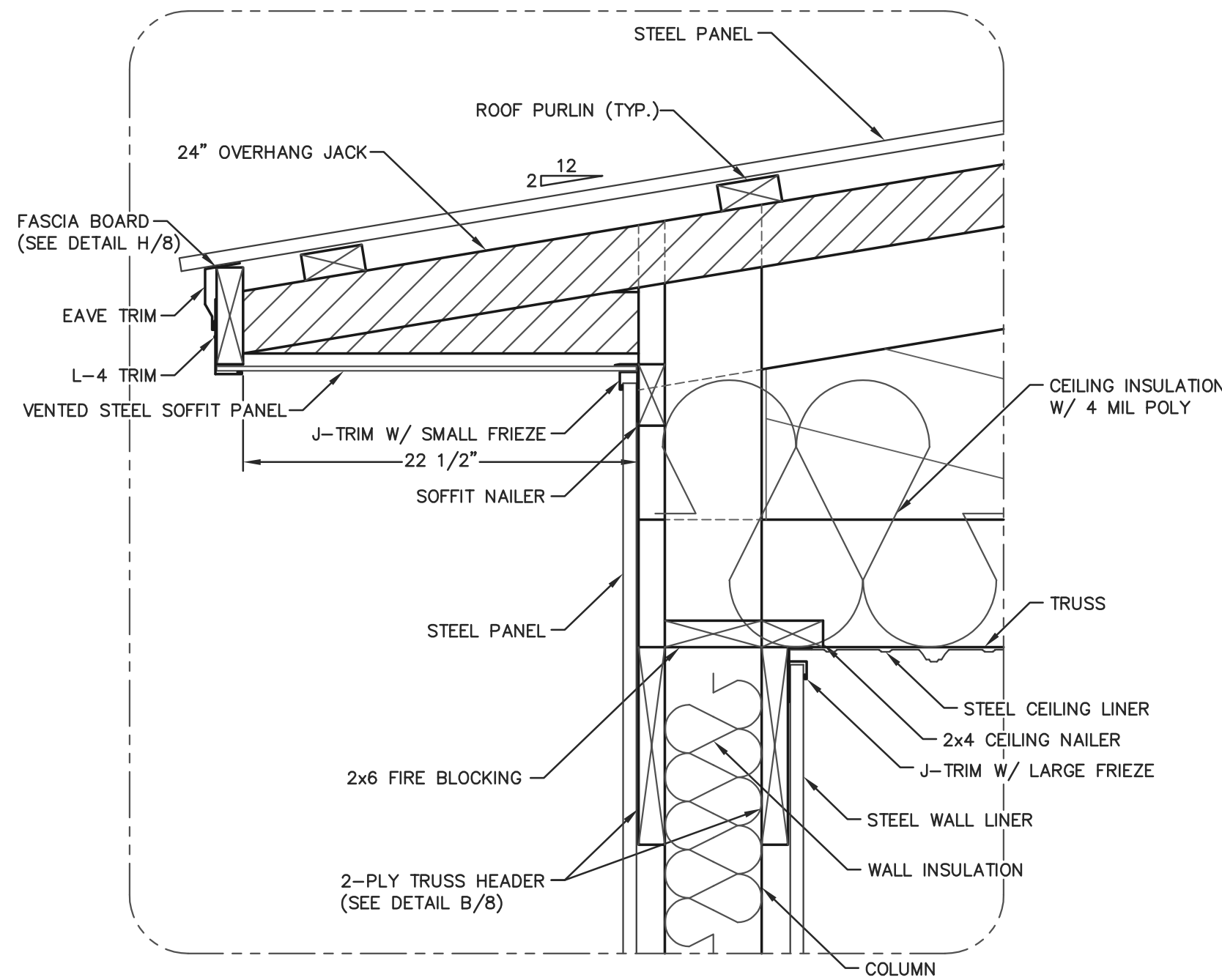
A
8
GRADE DETAIL
SCALE: 1 1/2"=1'-0"



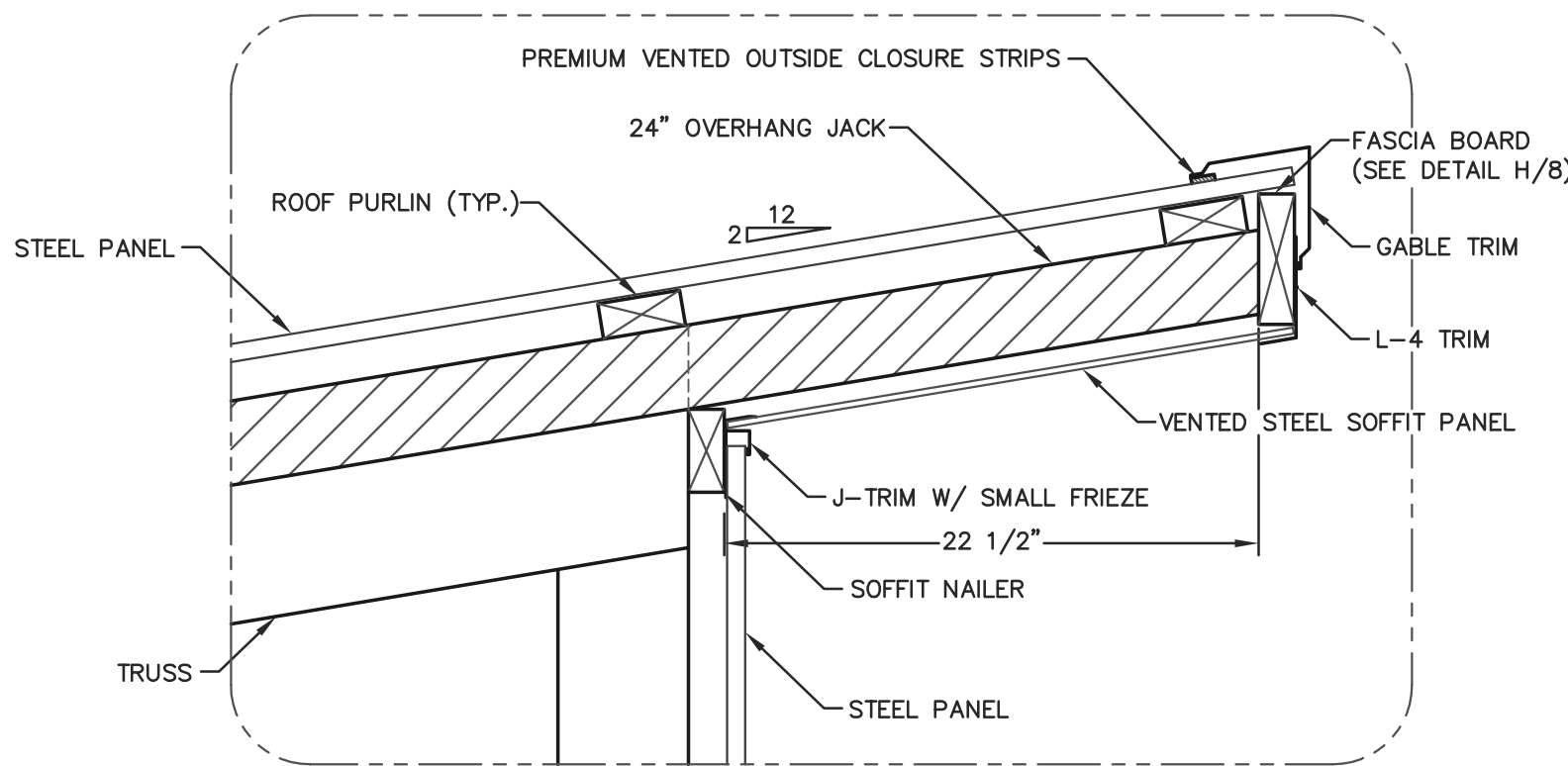
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8
TRUSS HEADER INSTALLATION DETAIL
NOT TO SCALE



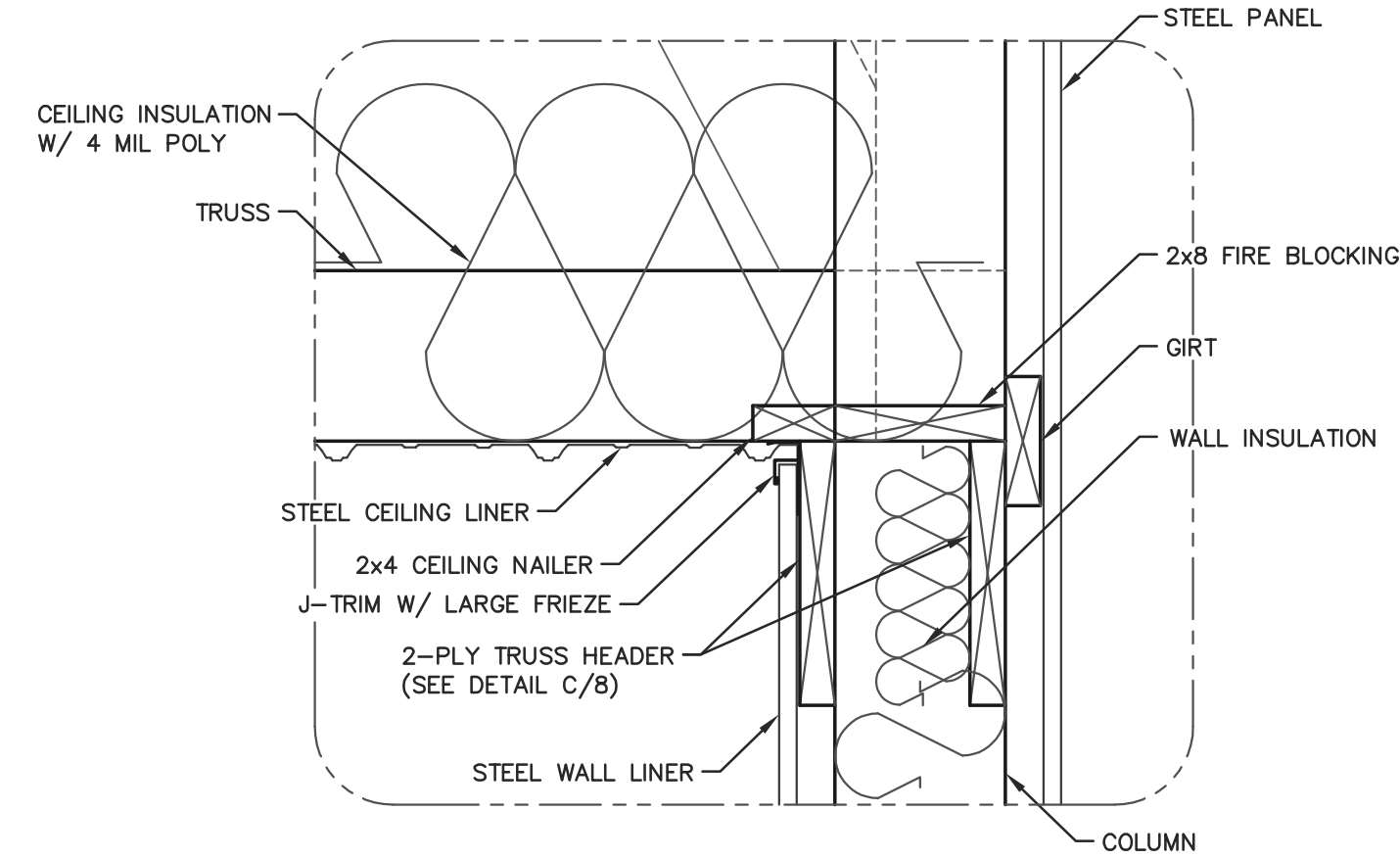
C
8
TRUSS HEADER INSTALLATION DETAIL
NOT TO SCALE



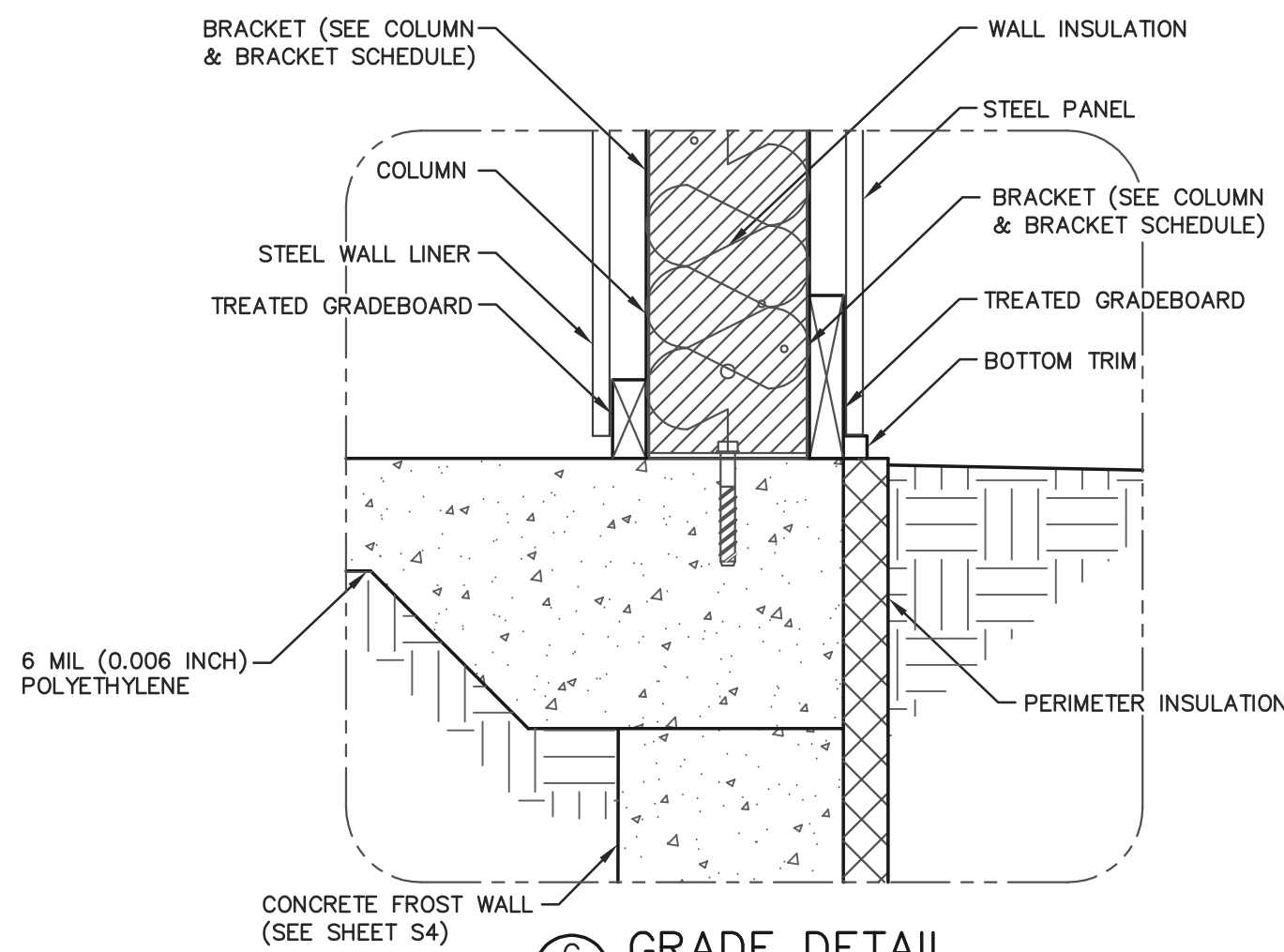
D
8
24" BOXED EAVE DETAIL
SCALE: 1 1/2"=1'-0"



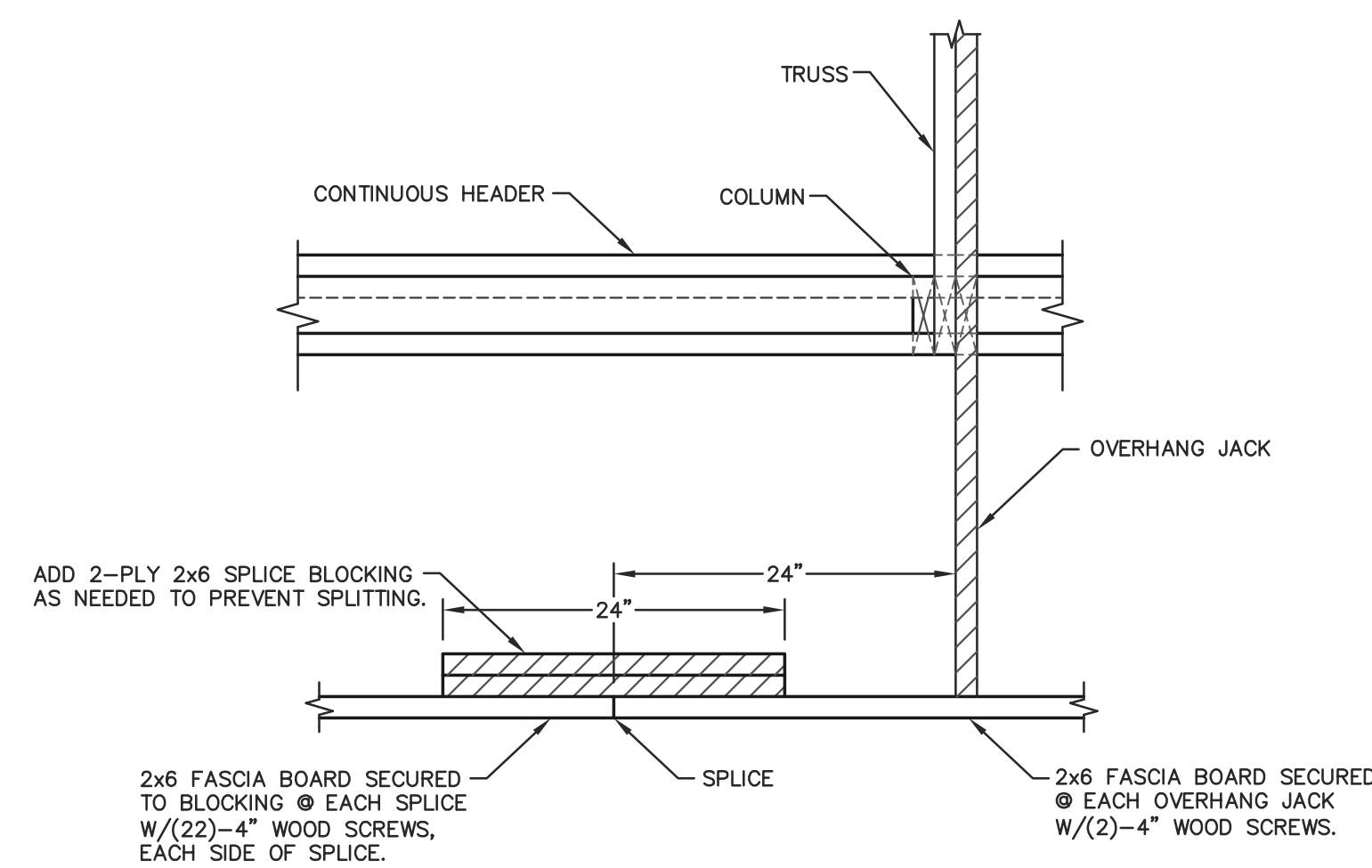
E
8
24" BOXED EAVE OVERHANG DETAIL
SCALE: 1 1/2"=1'-0"



F
8
CEILING CONNECTION DETAIL
SCALE: 1 1/2"=1'-0"



G
8
GRADE DETAIL
SCALE: 1 1/2"=1'-0"



H
8
FASCIA BOARD DETAIL
SCALE: 1"=1'-0"



ENGINEERING SERVICES

0311 KANE RD. WAU CLAUDE, WI 54703 (715) 876-5555

CERTIFICATE OF AUTHORIZATION: 3224

FOR QUESTIONS PLEASE CONTACT BUILDING DESIGNER AT THE FOLLOWING:
ENGINEERING@MIDWESTMANUFACTURING.COM

CONTRACTOR:

SUNNYSIDE CONSTRUCTION

PROJECT NAME:

BUTTERFIELD DRILLING

395 REED STREET
SOMERSET, WI

PROF. ENGINEER: CHOUA KHA

PLAN DESIGNER: CHOUA KHA

DRAWN BY: DAS

DATE: 8/4/2026

SCALE: AS NOTED

REVISIONS

NO	DATE	DESCRIPTION	BY
1			
2			

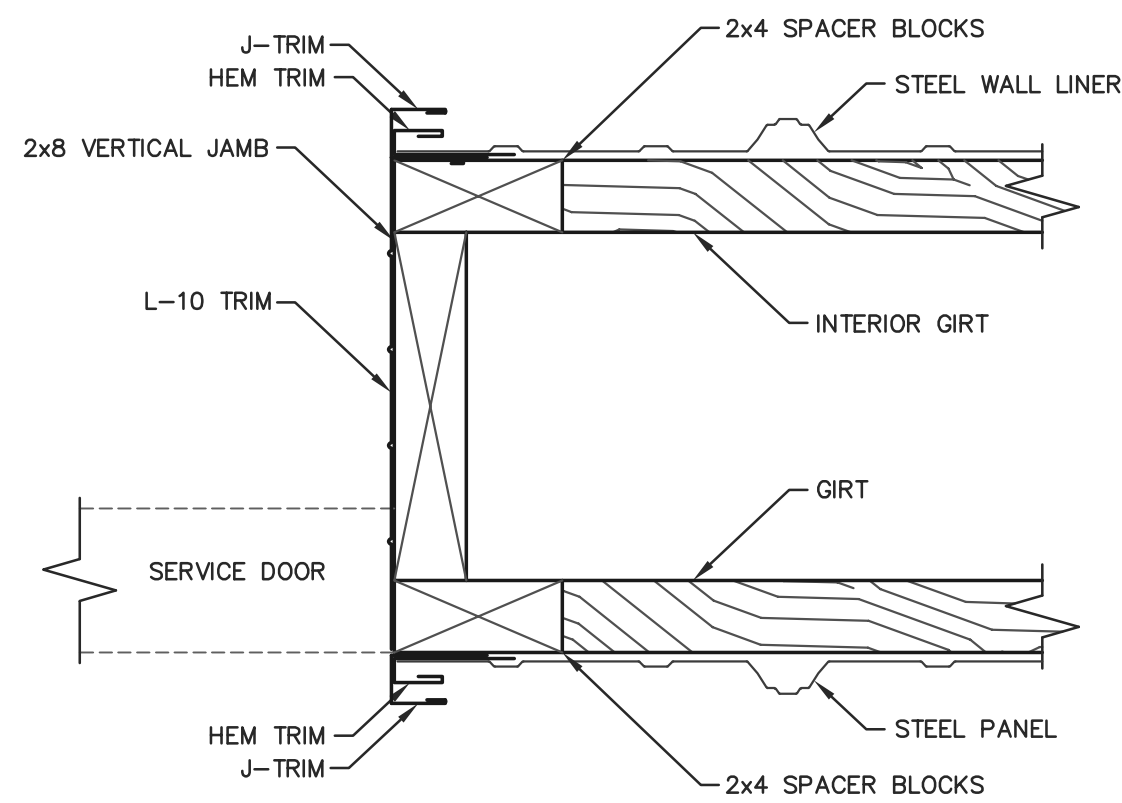
SHEET TITLE:

SIDEWALL SECTION DETAILS

FILE NAME: S23026WI

SHEET NO.

S8



SERVICE DOOR JAMB DETAIL
SCALE: 3"=1'-0"

ENDWALL SECTION FASTENER NOTES

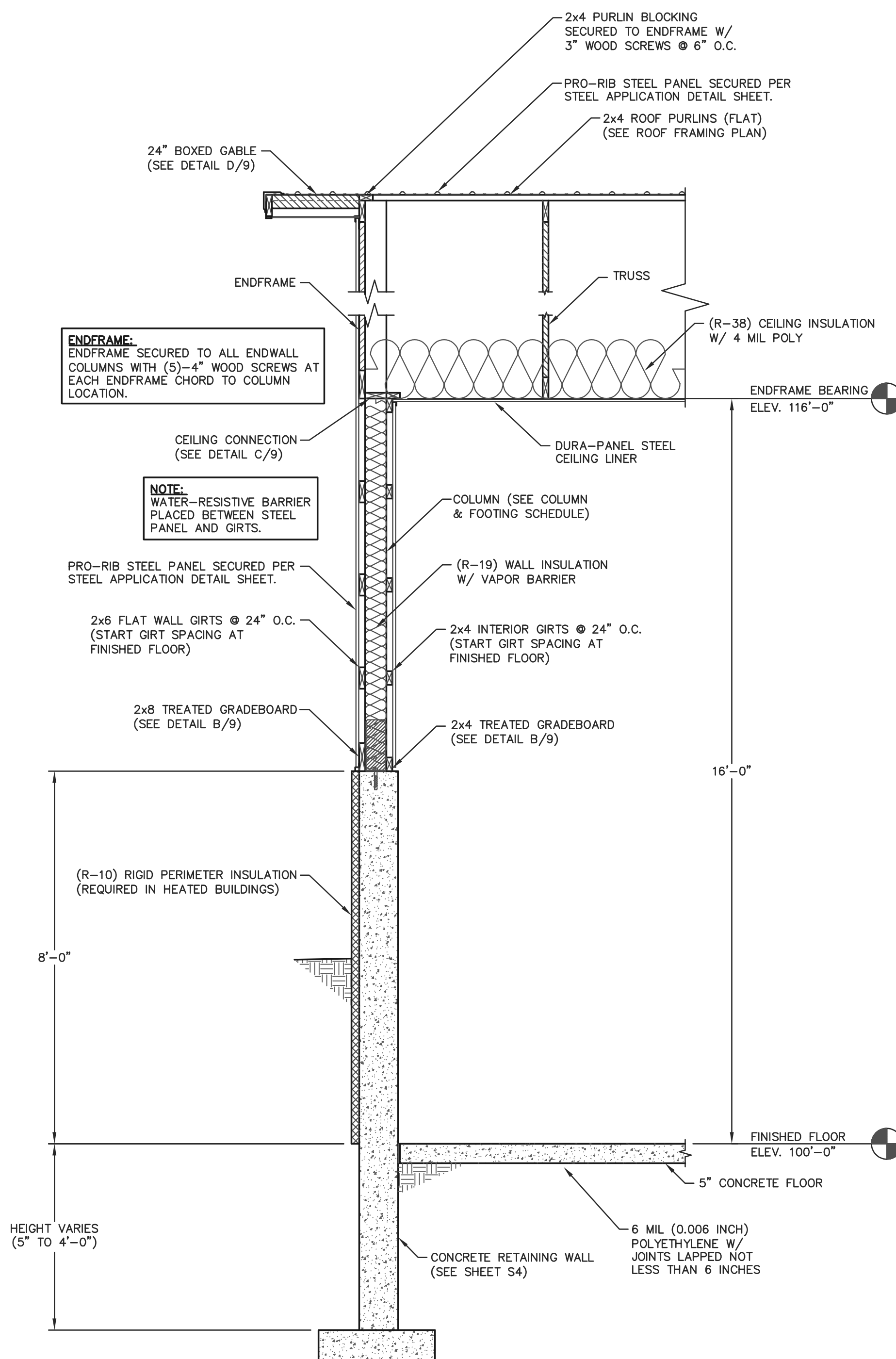
WALL GIRTS:
WALL GIRTS SECURED WITH (2)-3" WOOD SCREWS AT EACH GIRT TO COLUMN LOCATION.

INTERIOR TREATED GRADEBOARD:
TREATED GRADEBOARD SECURED WITH (2)-3" WOOD SCREWS AT EACH GRADEBOARD TO COLUMN LOCATION.

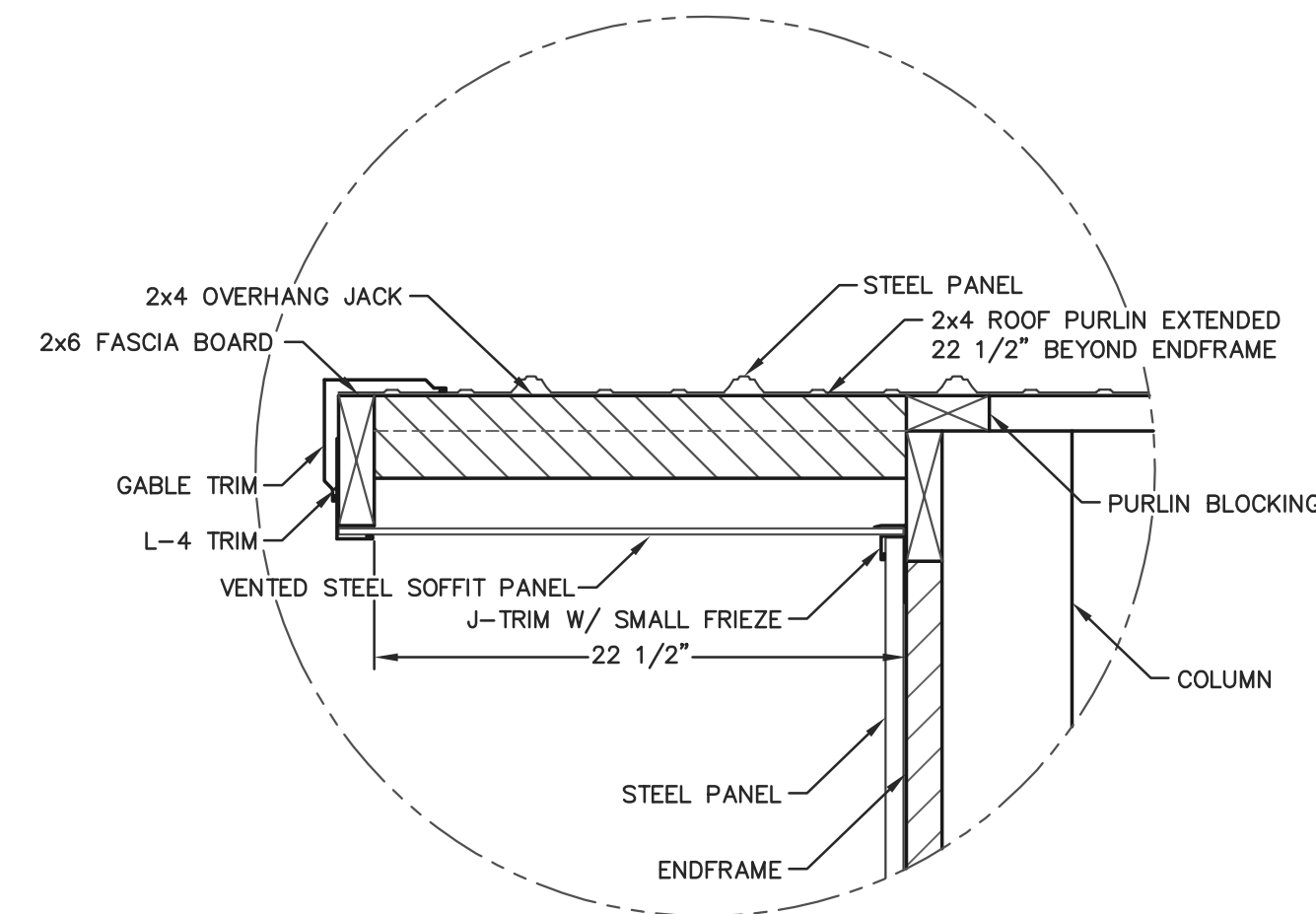
EXTERIOR TREATED GRADEBOARD:
TREATED GRADEBOARD SECURED WITH (4)-3" WOOD SCREWS AT EACH GRADEBOARD TO COLUMN LOCATION.

NOTE:
OWNER SHALL PROVIDE THICKNESS MARKERS WHICH ARE INSTALLED AT LEAST ONE FOR EVERY 300 SQUARE FEET THROUGHOUT THE ATTIC SPACE IF THE INSULATION IS BLOWN INTO PLACE. THE MARKERS SHALL BE AFFIXED TO THE TRUSSES AND MARKED WITH THE MINIMUM INITIAL INSTALLED THICKNESS AND MINIMUM SETTLED THICKNESS. EACH MARKER SHALL FACE THE ATTIC ACCESS PANEL.

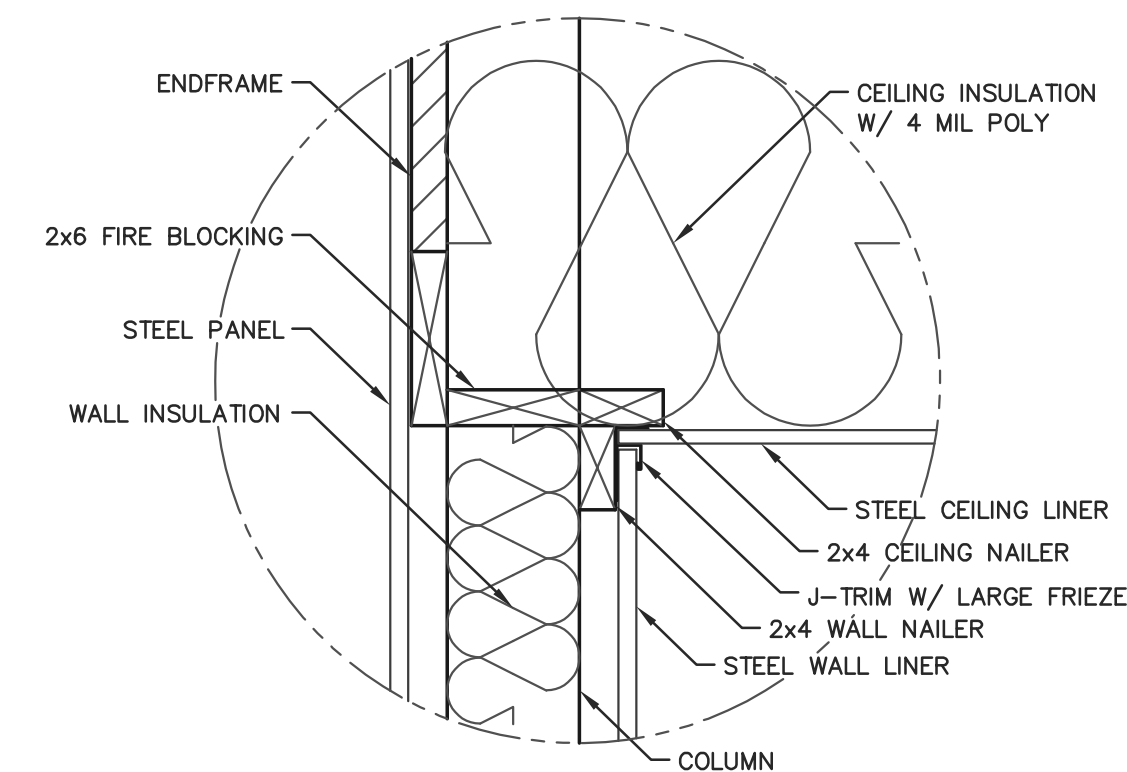
NOTE:
CONCEALED WALL SPACES SHALL HAVE FIRE BLOCKING AT CEILING AND FLOOR LEVELS AND HORIZONTAL INTERVALS NOT EXCEEDING 10' PER IBC 718.2. FIRE BLOCKING MAY CONSIST OF TWO INCH NOMINAL MATERIAL OR INSULATION MEETING IBC REQUIREMENTS.



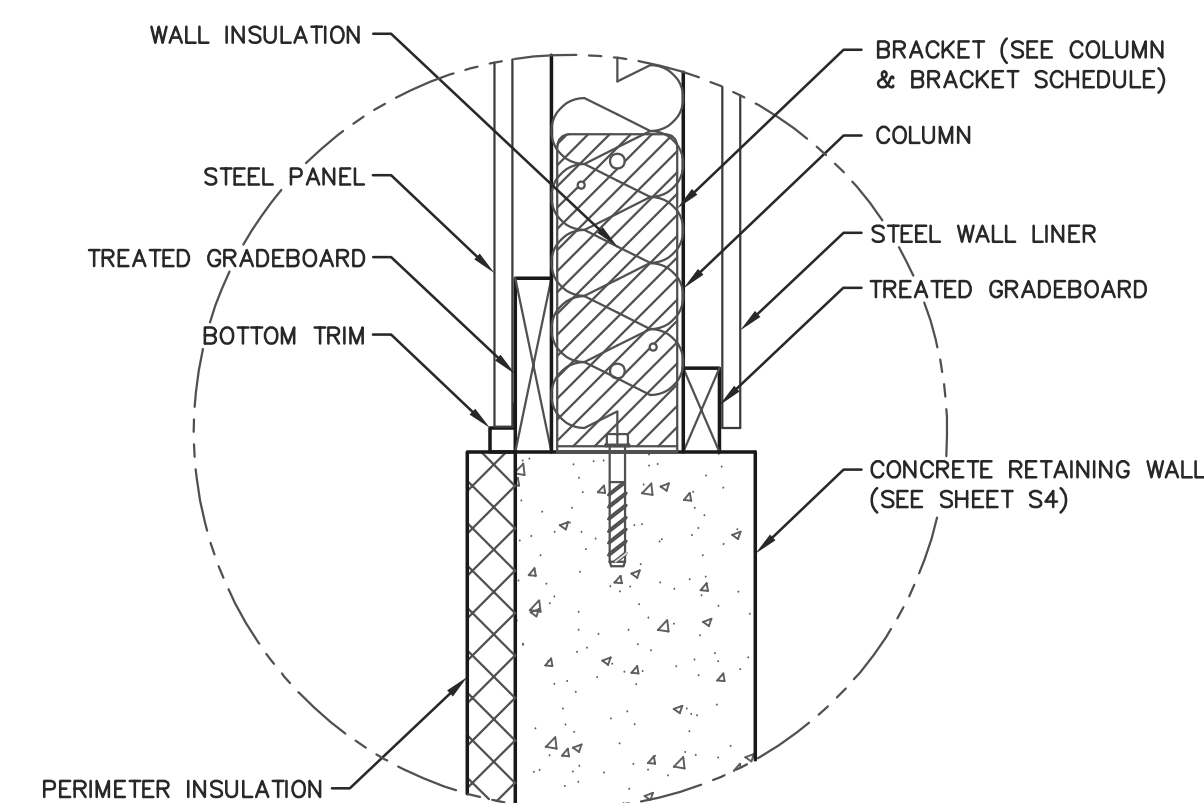
ENDWALL SECTION
SCALE: 1/2"=1'-0"



24" BOXED GABLE DETAIL
SCALE: 1 1/2"=1'-0"



CEILING CONNECTION DETAIL
SCALE: 1 1/2"=1'-0"



GRADE DETAIL
SCALE: 1 1/2"=1'-0"



CERTIFICATE OF AUTHORIZATION: 3224

FOR QUESTIONS PLEASE CONTACT BUILDING DESIGNER AT THE FOLLOWING:
ENGINEERING@MIDWESTMANUFACTURING.COM

CONTRACTOR:
SUNNYSIDE CONSTRUCTION

PROJECT NAME:

BUTTERFIELD DRILLING
395 REED STREET
SOMERSET, WI

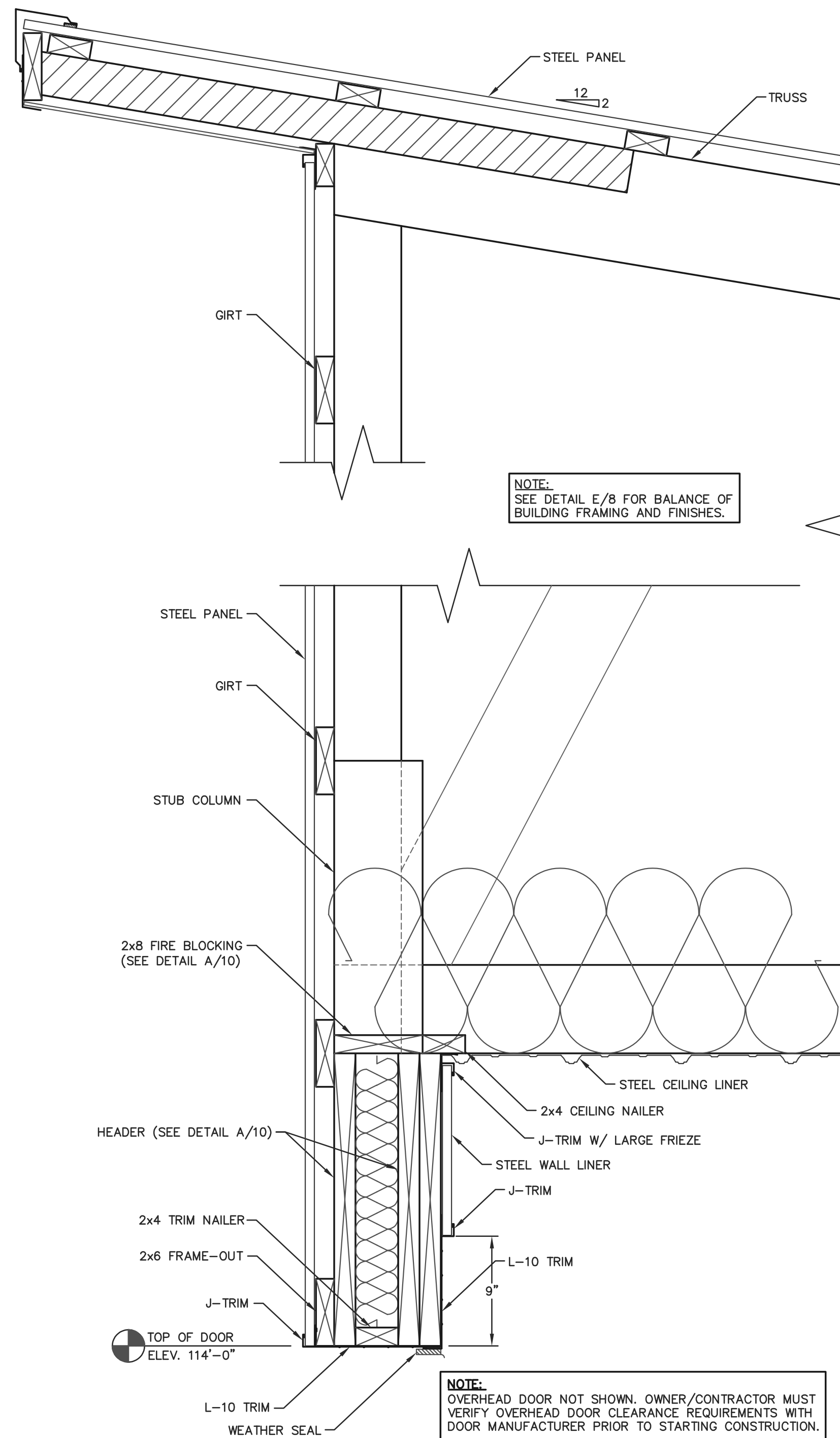
PROF. ENGINEER: CHOUA KHA
PLAN DESIGNER: CHOUA KHA
DRAWN BY: DAS
DATE: 8/4/2026
SCALE: AS NOTED

REVISIONS		
NO	DATE	DESCRIPTION
1		
2		

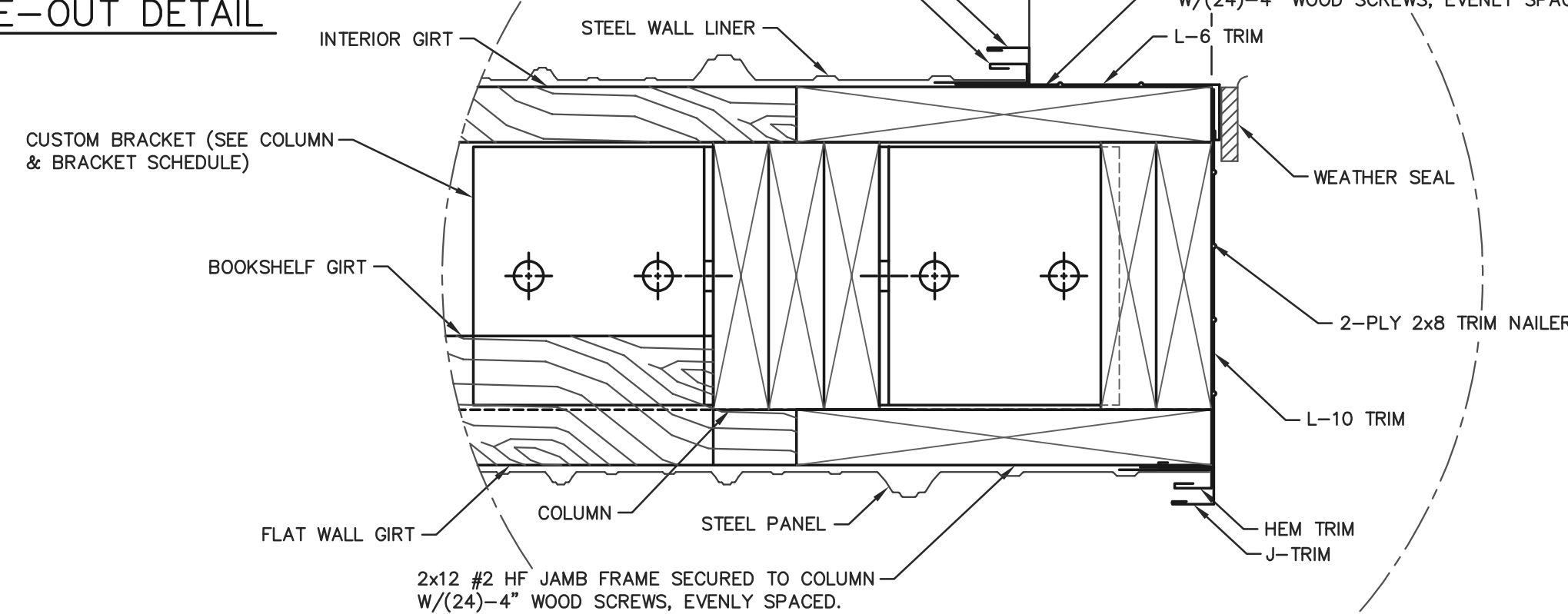
SHEET TITLE:
ENDWALL SECTION AND SECTION DETAILS

FILE NAME: S23026WI
SHEET NO.

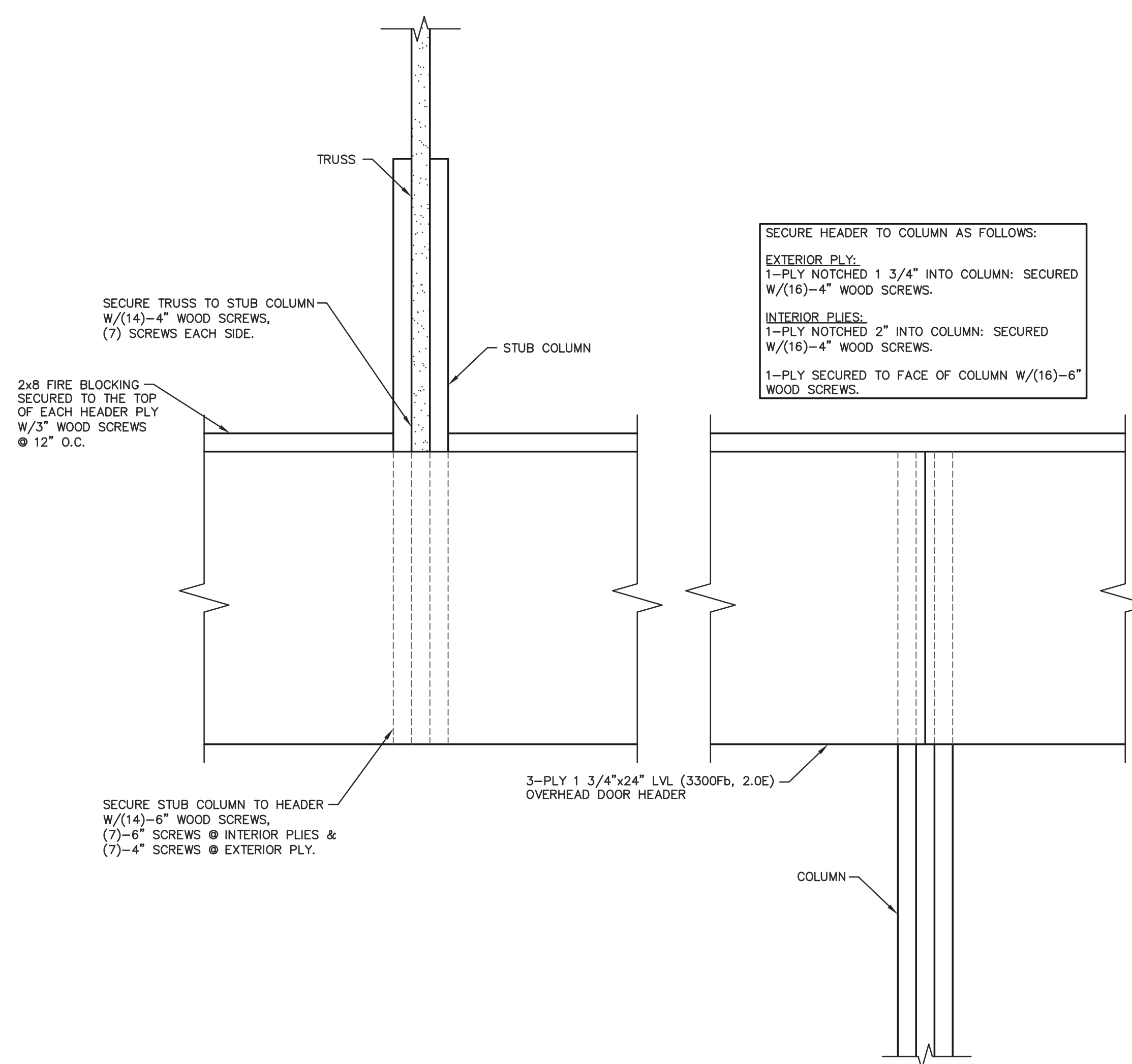
S9



SIDEWALL OVERHEAD DOOR FRAME-OUT DETAIL
SCALE: 1 1/2"=1'-0"



(B) SIDEWALL OVERHEAD DOOR JAMB DETAIL
SCALE: 3"=1'-0"

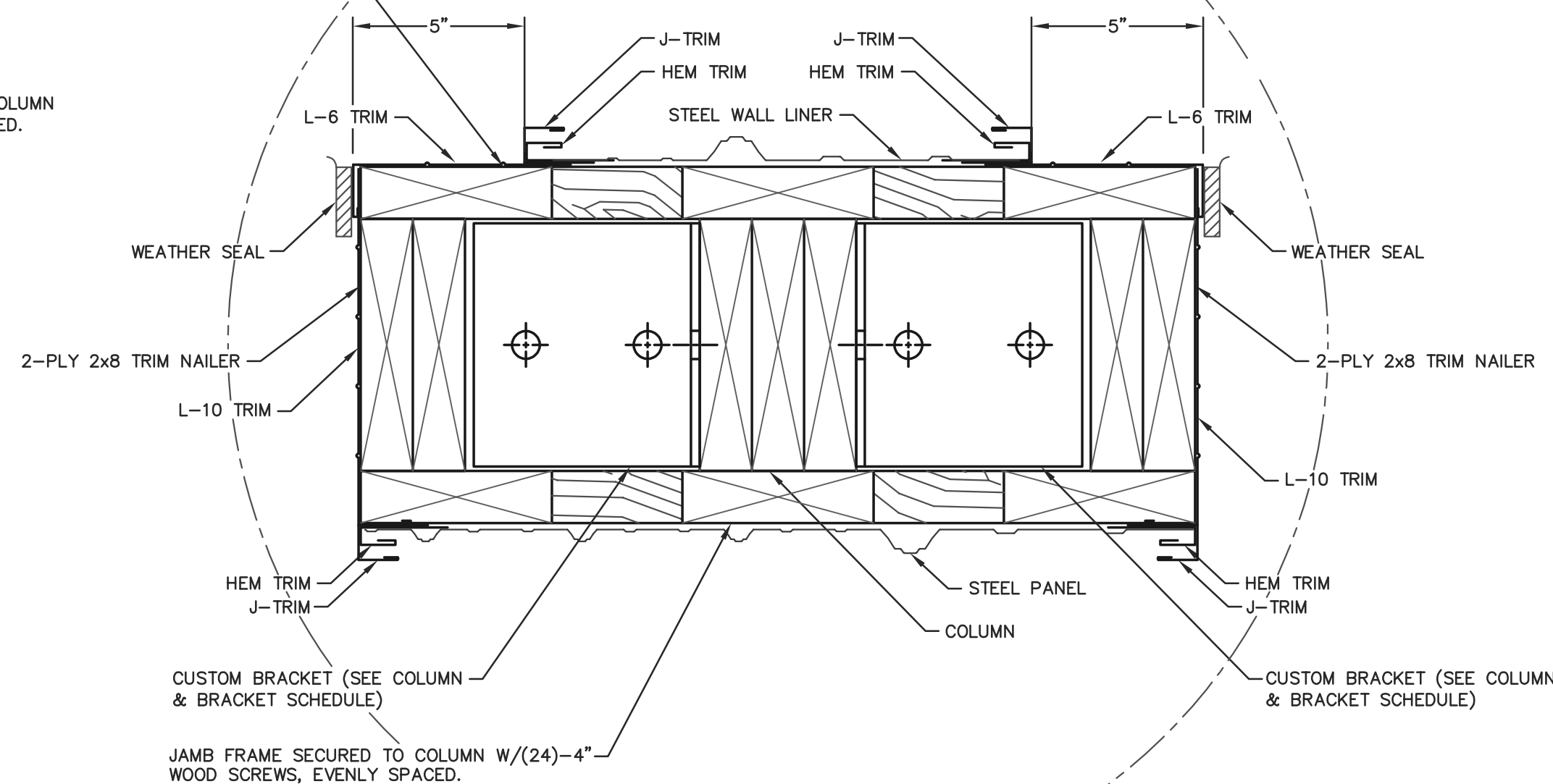


(A) OVERHEAD DOOR HEADER INSTALLATION DETAIL
SCALE: 1 1/2"=1'-0"

NOTE: 2x12 DOOR JAMBS SHALL EXTEND FROM FINISHED FLOOR TO BOTTOM OF HEADER.

NOTE: OVERHEAD DOOR NOT SHOWN. OWNER/CONTRACTOR MUST VERIFY OVERHEAD DOOR CLEARANCE REQUIREMENTS WITH DOOR MANUFACTURER PRIOR TO STARTING CONSTRUCTION.

JAMB FRAME SECURED TO COLUMN W/(24)-4\"/>



(C) SIDEWALL OVERHEAD DOOR JAMB DETAIL
SCALE: 3"=1'-0"



ENGINEERING SERVICES
6311 KANE RD. WAU CLAUKE, WI 54703 (715) 876-5555

CERTIFICATE OF AUTHORIZATION: 3224

FOR QUESTIONS PLEASE CONTACT BUILDING DESIGNER AT THE FOLLOWING:
ENGINEERING@MIDWESTMANUFACTURING.COM

CONTRACTOR:

SUNNYSIDE CONSTRUCTION

PROJECT NAME:

BUTTERFIELD DRILLING
395 REED STREET
SOMERSET, WI

PROF. ENGINEER: CHOUA KHA

PLAN DESIGNER: CHOUA KHA

DRAWN BY: DAS

DATE: 8/4/2026

SCALE: AS NOTED

REVISIONS

NO	DATE	DESCRIPTION	BY
1			
2			

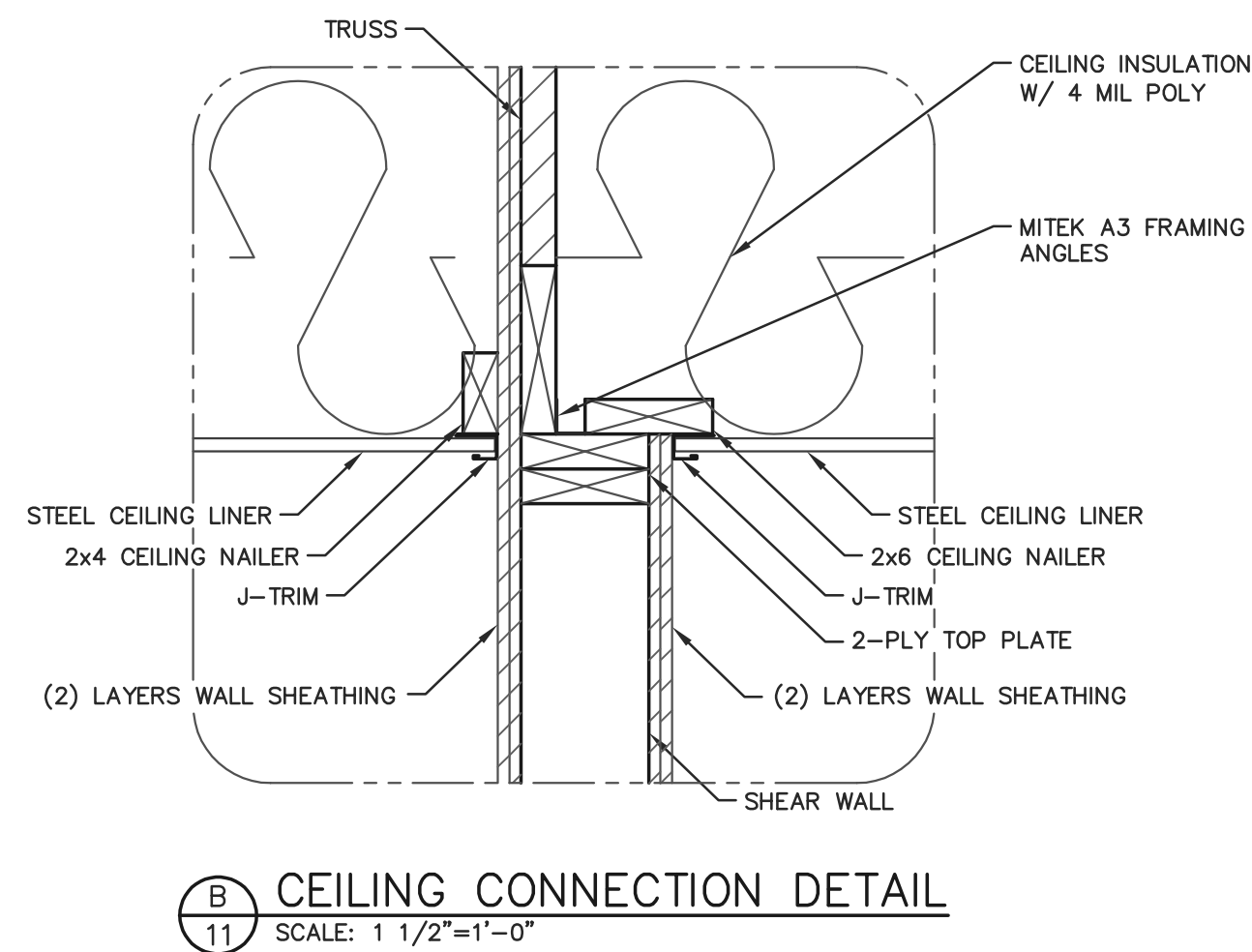
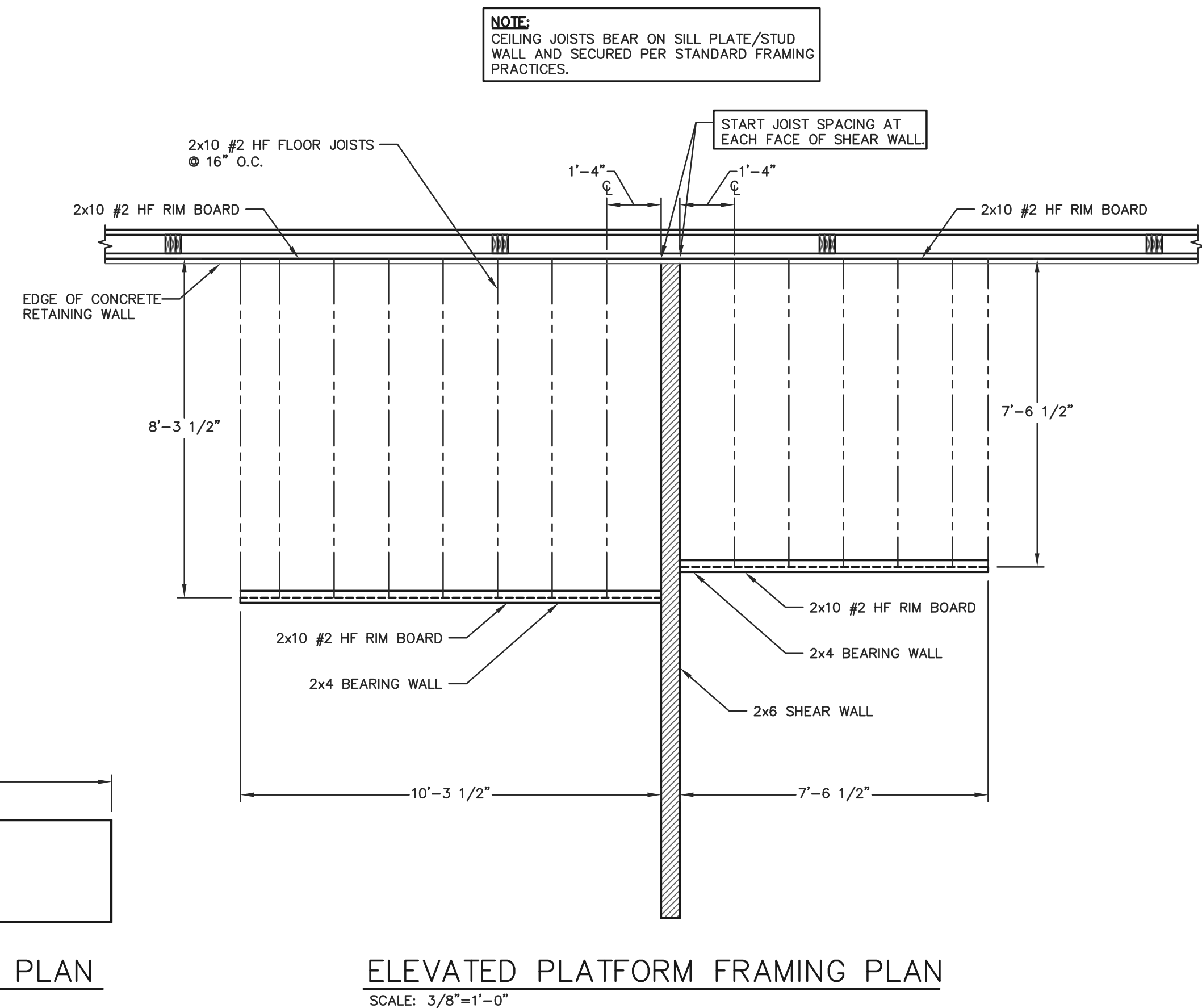
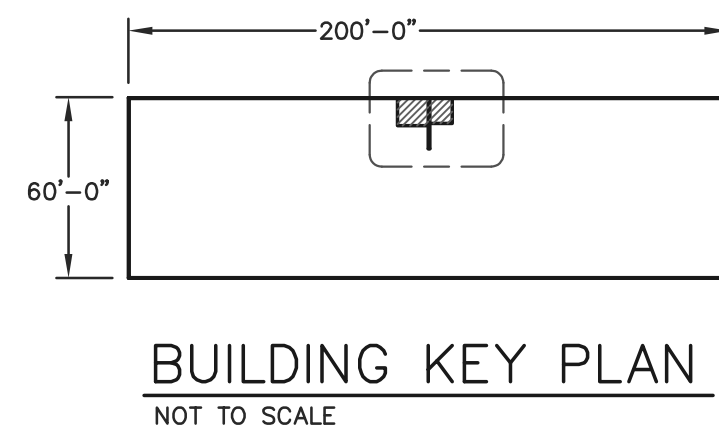
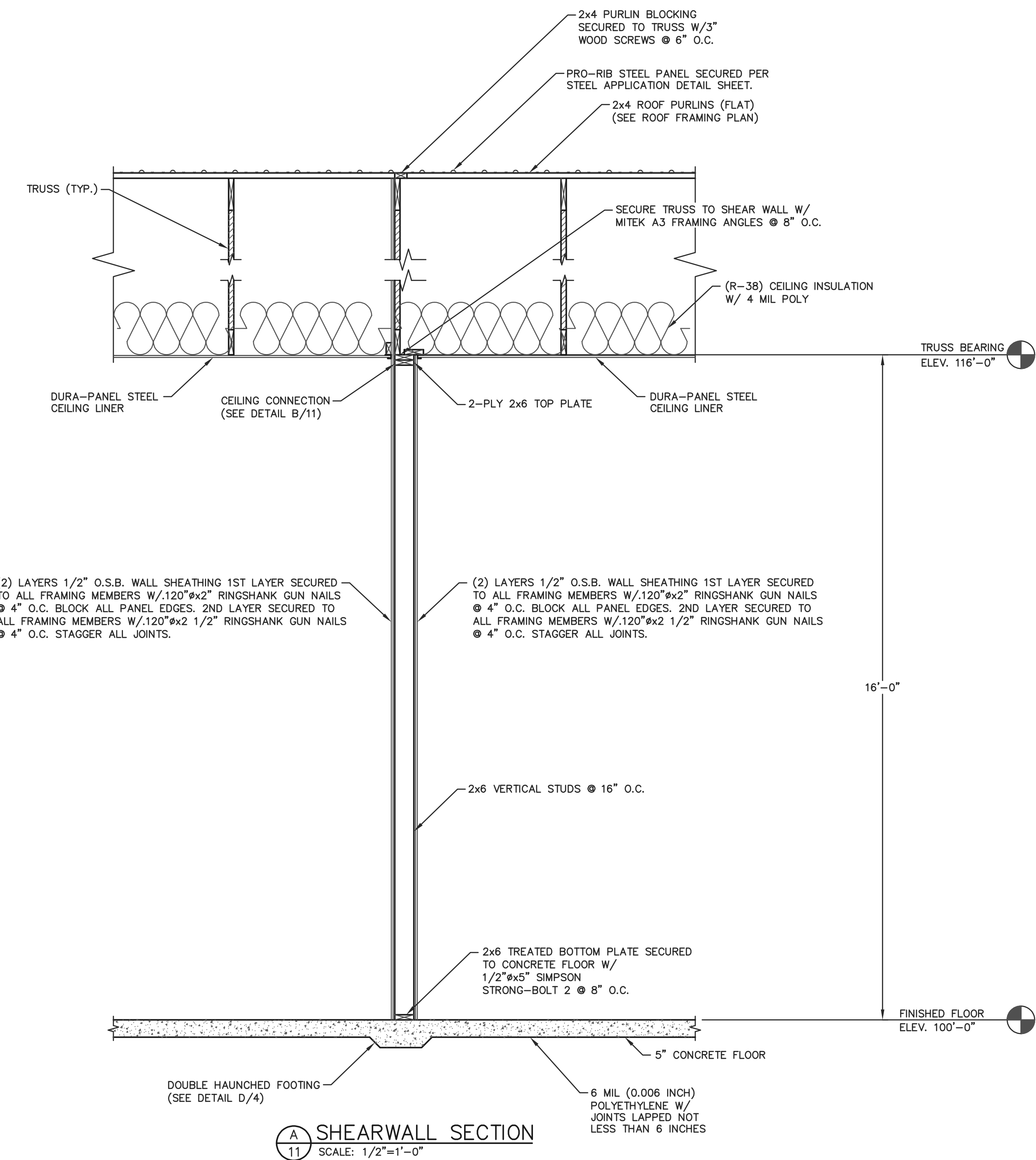
SHEET TITLE:

OVERHEAD DOOR DETAILS

FILE NAME: S23026WI

SHEET NO.

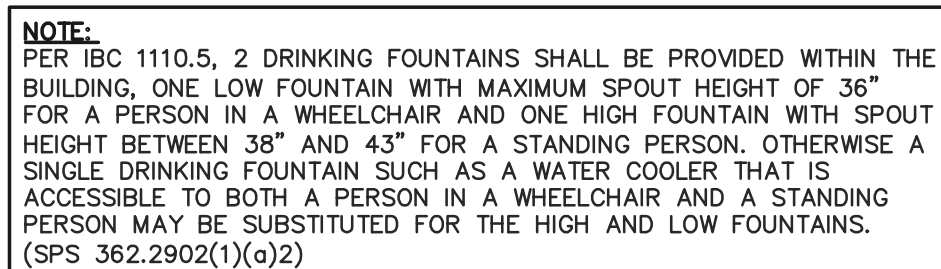
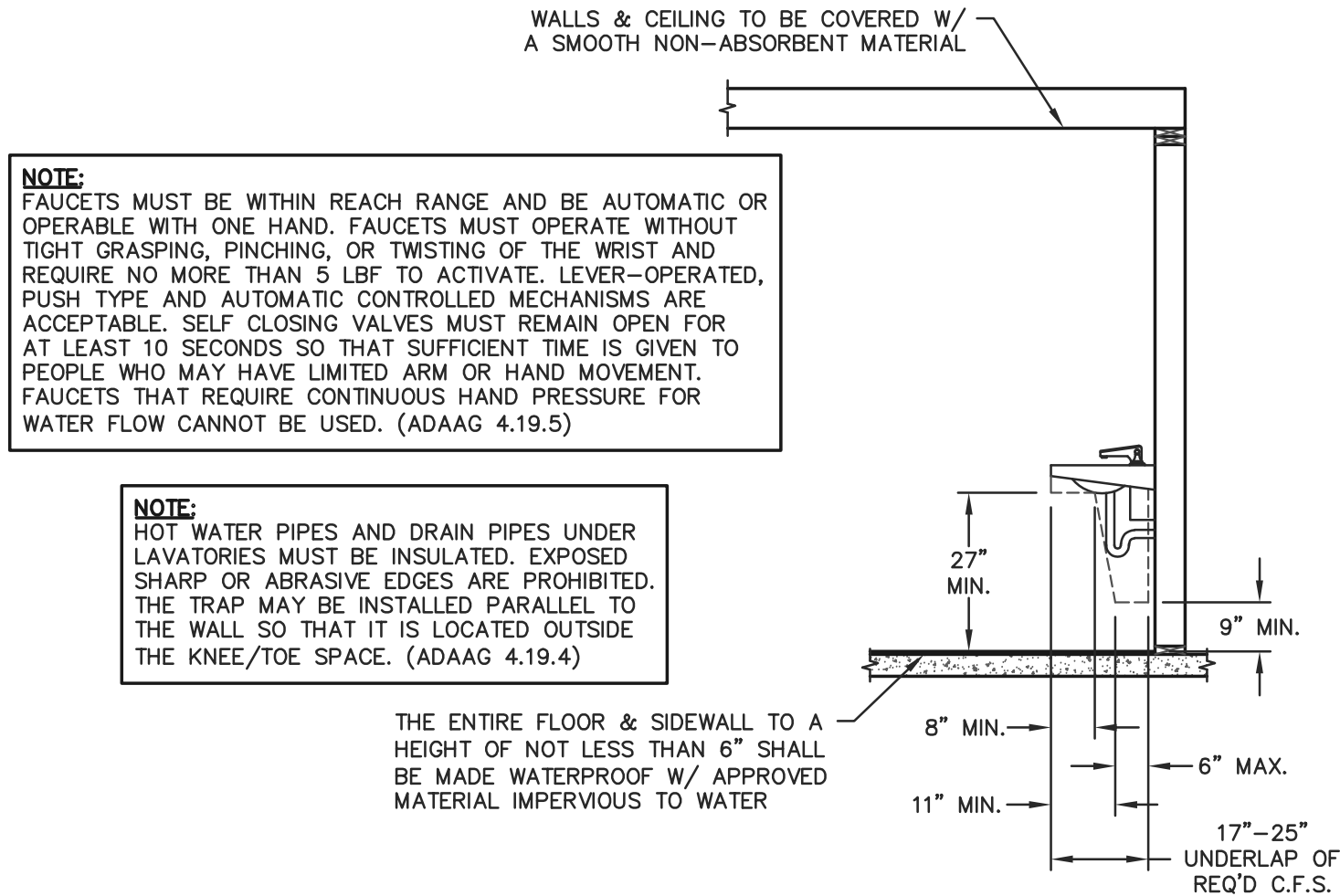
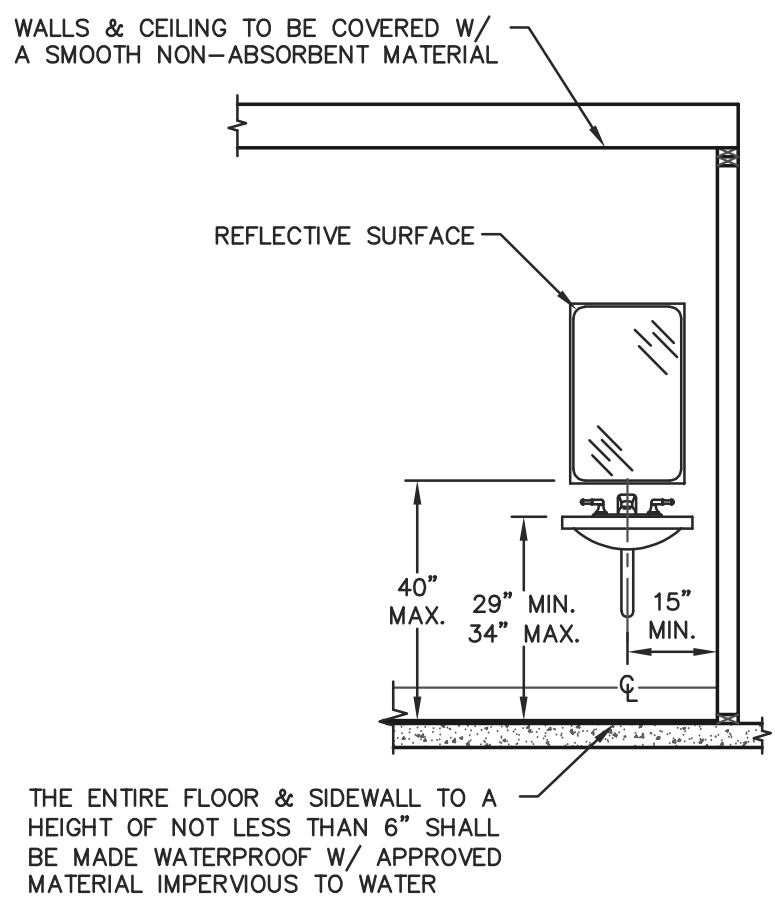
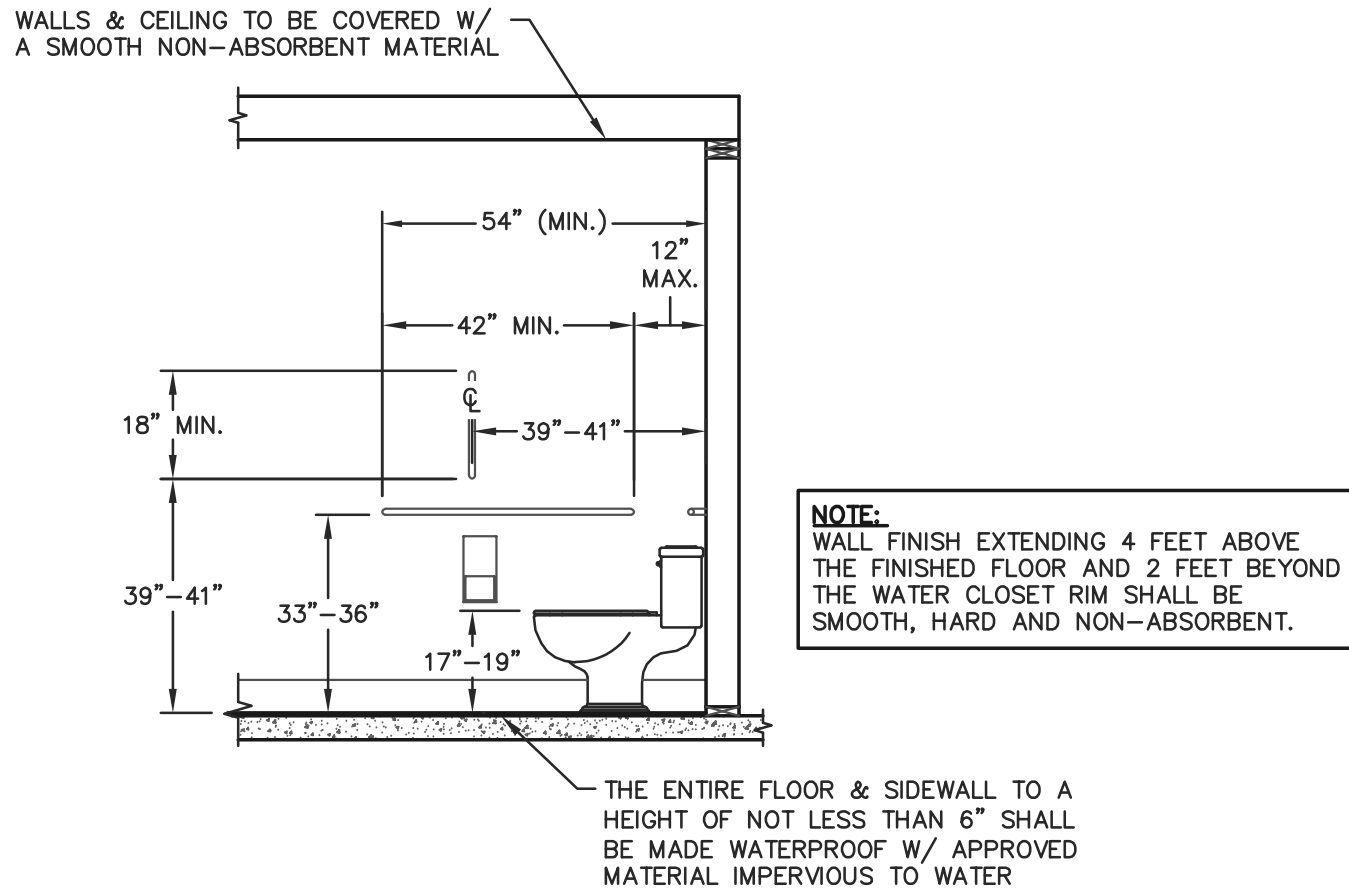
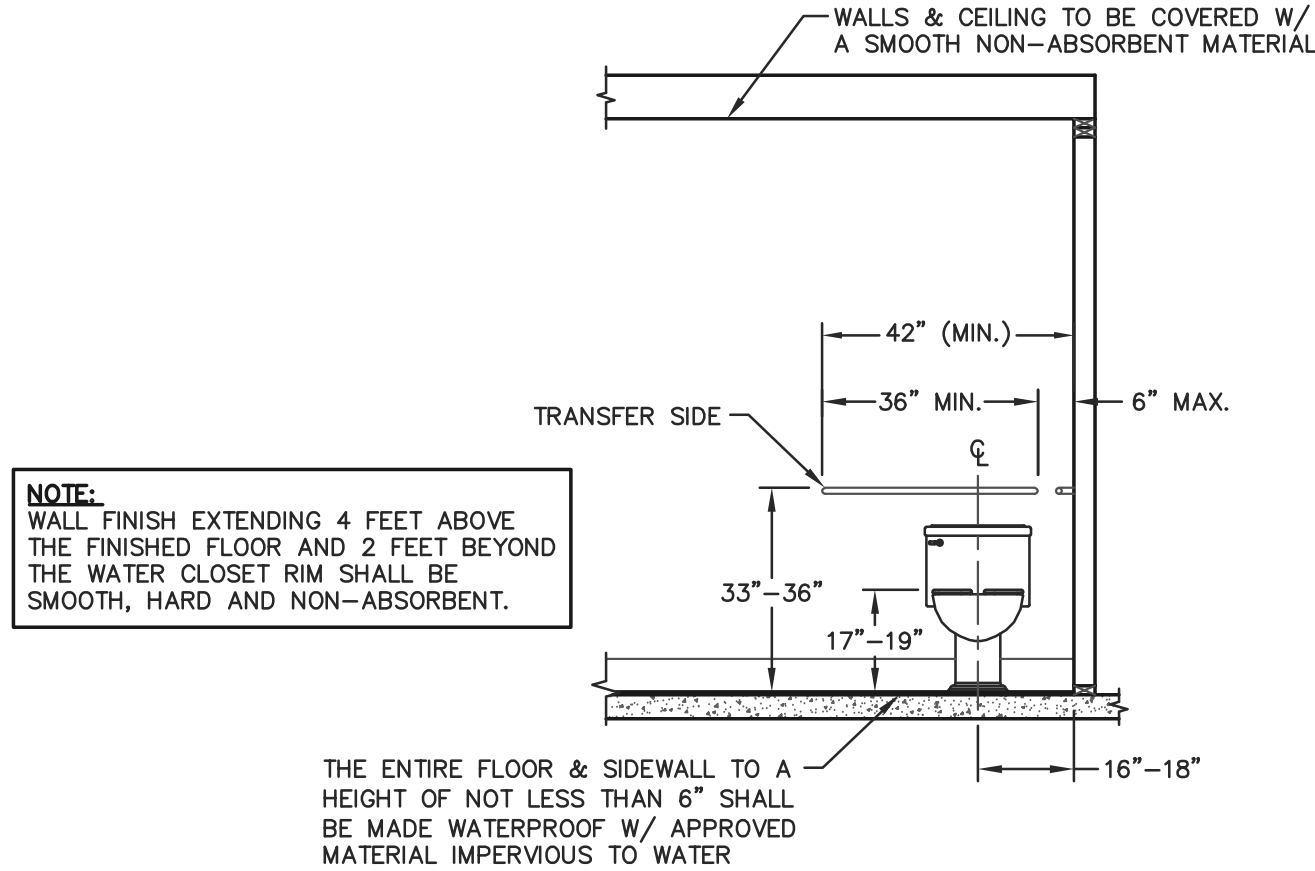
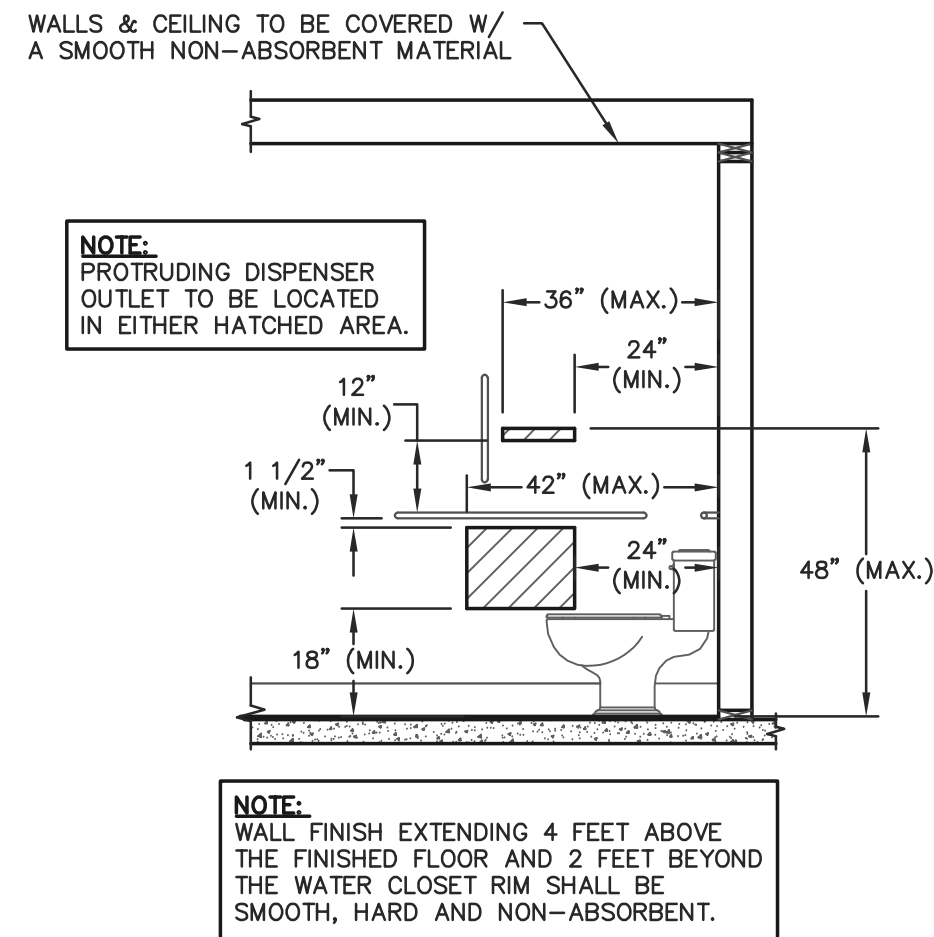
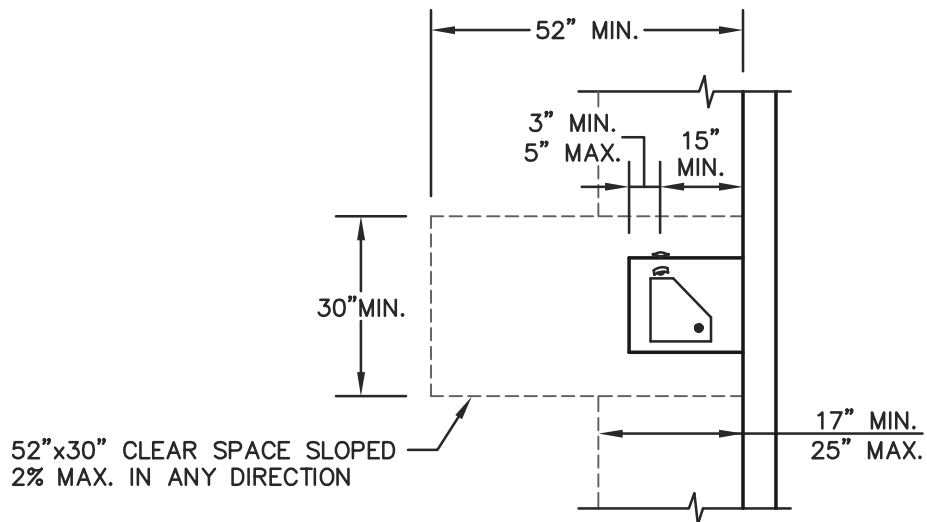
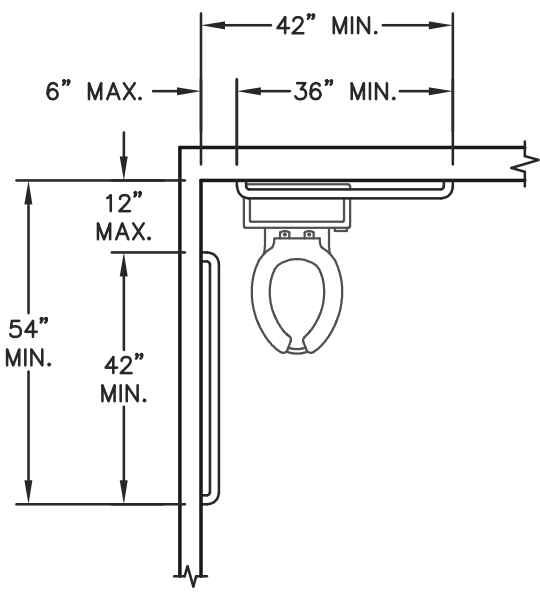
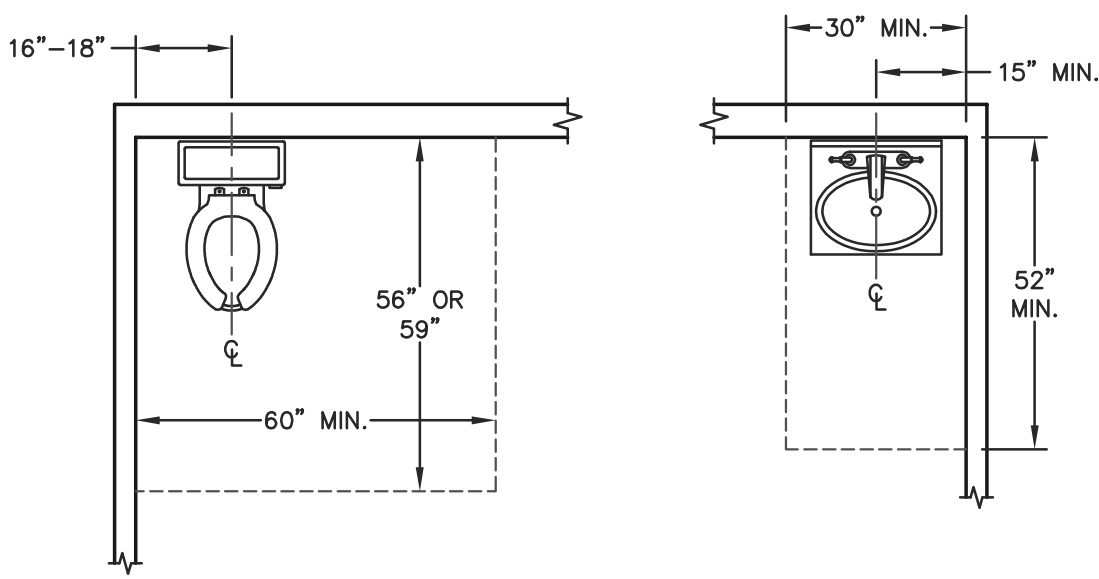
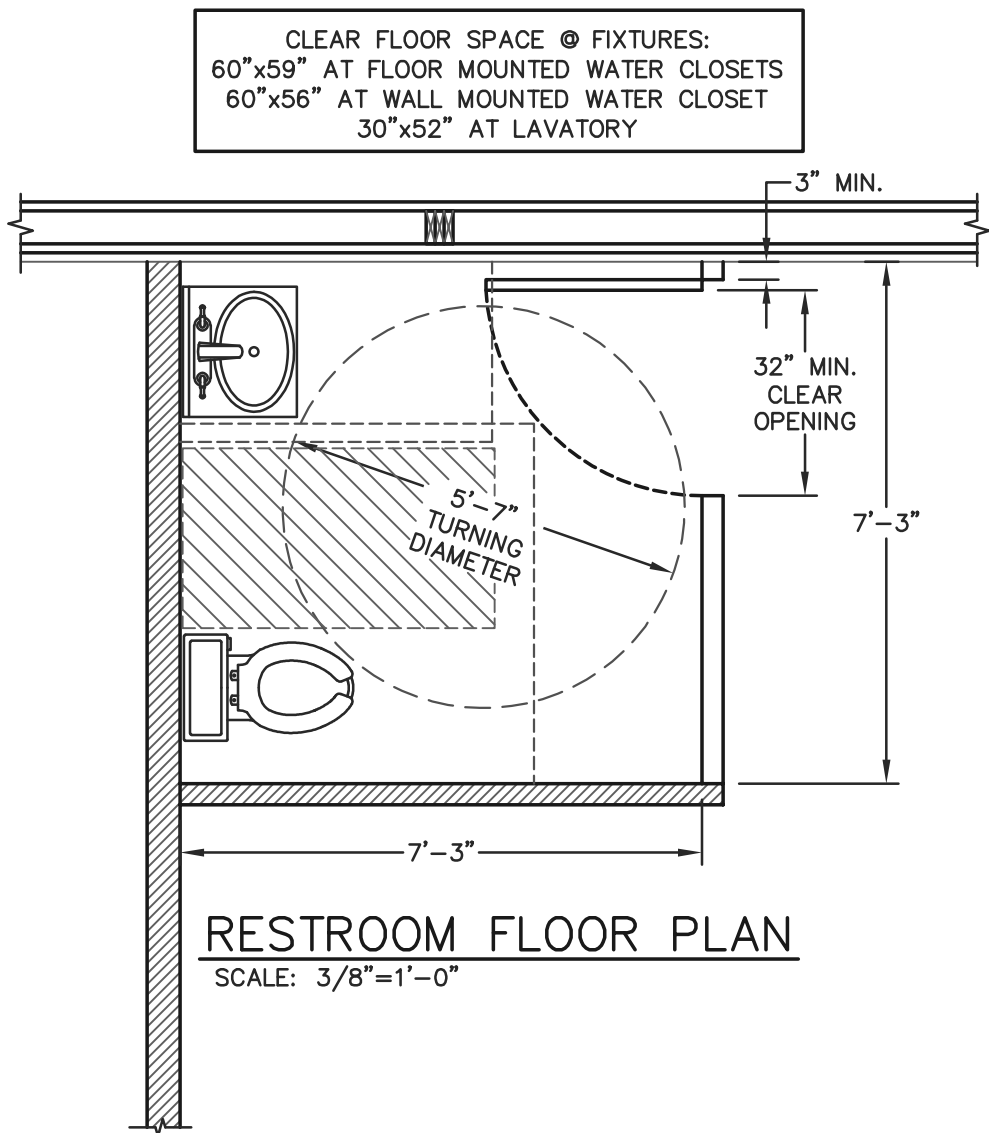
S10



ENGINEERING SERVICES
0311 KANE RD. BAU CLAIRE, WI 54703 (715) 676-5555
CERTIFICATE OF AUTHORIZATION: 3224
FOR QUESTIONS PLEASE CONTACT BUILDING DESIGNER AT THE FOLLOWING: ENGINEERING@MIDWESTMANUFACTURING.COM
CONTRACTOR: **SUNNYSIDE CONSTRUCTION**
PROJECT NAME: **BUTTERFIELD DRILLING**
395 REED STREET
SOMERSET, WI
PROF. ENGINEER: CHOUA KHA
PLAN DESIGNER: CHOUA KHA
DRAWN BY: DAS
DATE: 8/4/2026
SCALE: AS NOTED

REVISIONS		
NO	DATE	DESCRIPTION
1		
2		

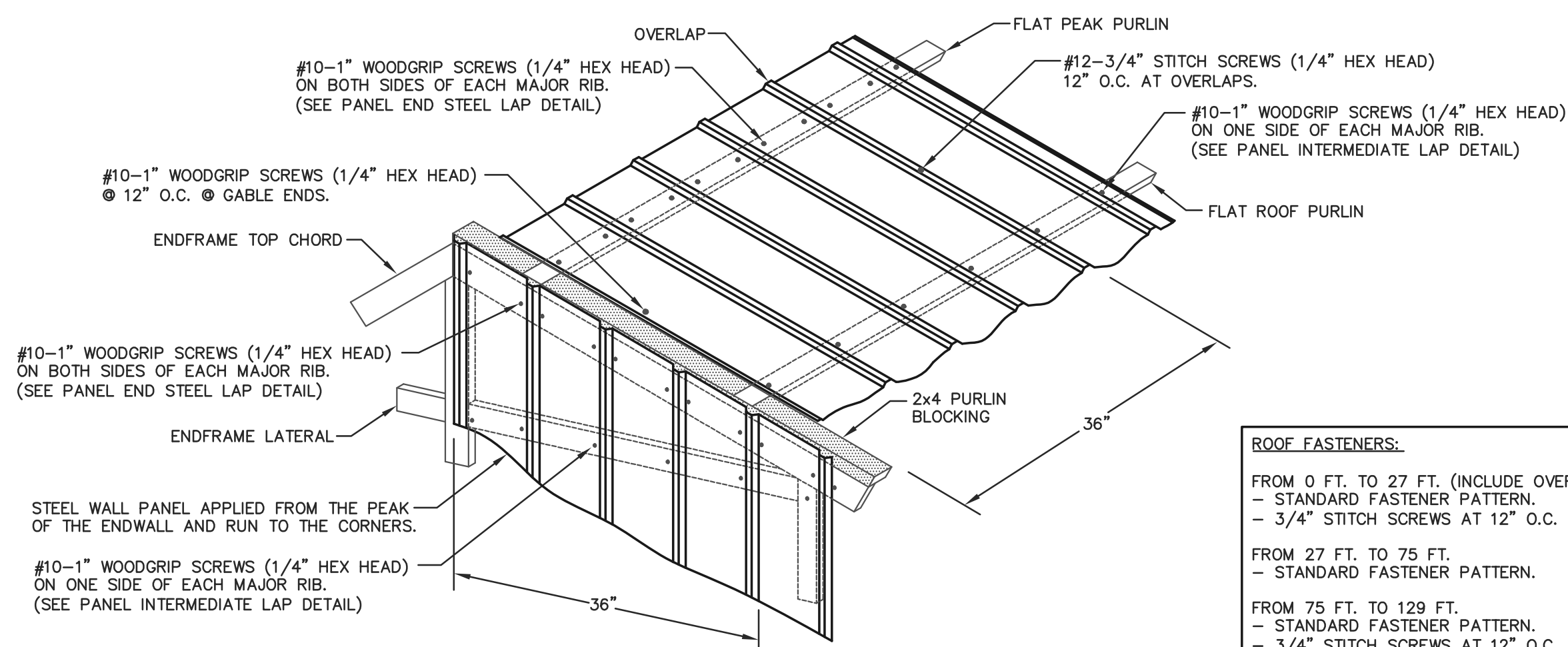
SHEET TITLE: ELEVATED PLATFORM FRAMING PLAN, SHEAR WALL SECTION, AND SECTION DETAIL
FILE NAME: S23026WI
SHEET NO. **S11**



ENGINEERING SERVICES
0311 KANE RD. KAU CLAIRE, WI 54703 (715) 876-5555
CERTIFICATE OF
AUTHORIZATION: 3224
FOR QUESTIONS PLEASE CONTACT BUILDING
DESIGNER AT THE FOLLOWING:
ENGINEERING@MIDWESTMANUFACTURING.COM
CONTRACTOR:
SUNNYSIDE CONSTRUCTION
PROJECT NAME:
**BUTTERFIELD
DRILLING**
395 REED STREET
SOMERSET, WI
PROF. ENGINEER: CHOUA KHA
PLAN DESIGNER: CHOUA KHA
DRAWN BY: DAS
DATE: 8/4/2026
SCALE: AS NOTED
REVISIONS
NO. DATE DESCRIPTION BY
1
2
SHEET TITLE:
**RESTROOM
DETAILS**
FILE NAME: S23026WI
SHEET NO.
S12

STEEL PANEL INSTALLATION GENERAL NOTES:

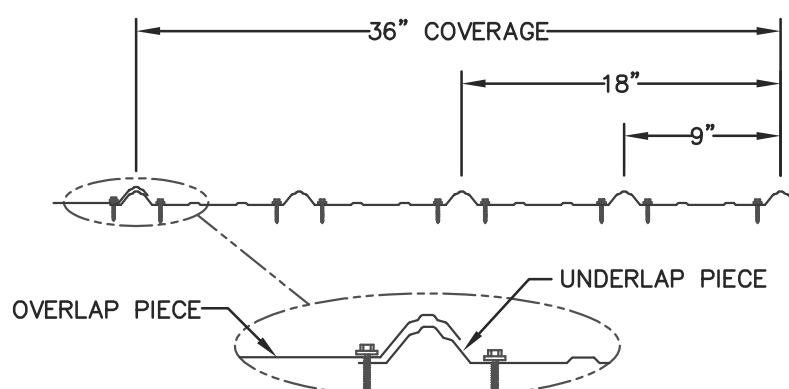
1. PROPER LAPPING OF STEEL PANEL IS VERY IMPORTANT IN THE PANEL'S ABILITY TO PREVENT LEAKING. OVERSEATING AND UNDERSEATING OF LAP IS NOT PERMITTED.
2. FASTENER TIGHTNESS IS CRITICAL IN THE LONGEVITY OF THE FASTENER'S ABILITY TO HELP PREVENT LEAKS AND STRUCTURAL LOAD CARRYING CAPACITY. OVER-TORQUING OF SCREWS WILL REDUCE THE SCREW'S WITHDRAWAL CAPACITY, REGARDLESS OF THE CONSTRUCTION MATERIALS INVOLVED. UNDER-TORQUING OF SCREWS WILL INCREASE THE POTENTIAL OF ROOF LEAKS.
3. FASTENER LOCATION IS CRITICAL FOR INSTALLERS TO MINIMIZE THE POTENTIAL OF OIL CANNING, DIMPLES, AND OTHER APPEARANCE RELATED ISSUES.
4. THE ANTI-SYPHON DRAIN CHANNEL MUST BE CLEAR OF DEBRIS AND OBSTRUCTIONS FOR THE PANEL'S ABILITY TO MINIMIZE THE POTENTIAL OF CAPILLARY ACTION OF WATER FROM GETTING UNDER THE STEEL PANEL.



ROOF & ENDWALL STEEL APPLICATION @ GABLE PEAK & INTERMEDIATE

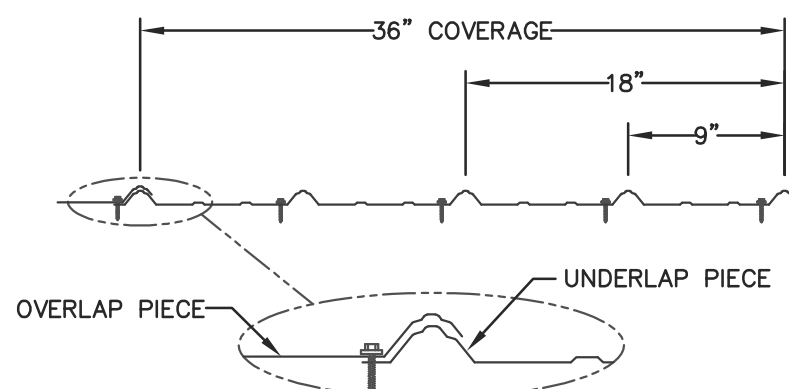
ROOF FASTENERS:

- FROM 0 FT. TO 27 FT. (INCLUDE OVERHANG)
 - STANDARD FASTENER PATTERN.
 - 3/4" STITCH SCREWS AT 12" O.C. ALONG OVERLAPS.
- FROM 27 FT. TO 75 FT.
 - STANDARD FASTENER PATTERN.
- FROM 75 FT. TO 129 FT.
 - STANDARD FASTENER PATTERN.
 - 3/4" STITCH SCREWS AT 12" O.C. ALONG OVERLAPS.
- FROM 129 FT. TO 177 FT.
 - STANDARD FASTENER PATTERN.
- FROM 177 FT. TO 204 FT.
 - STANDARD FASTENER PATTERN.
 - 3/4" STITCH SCREWS AT 12" O.C. ALONG OVERLAPS.



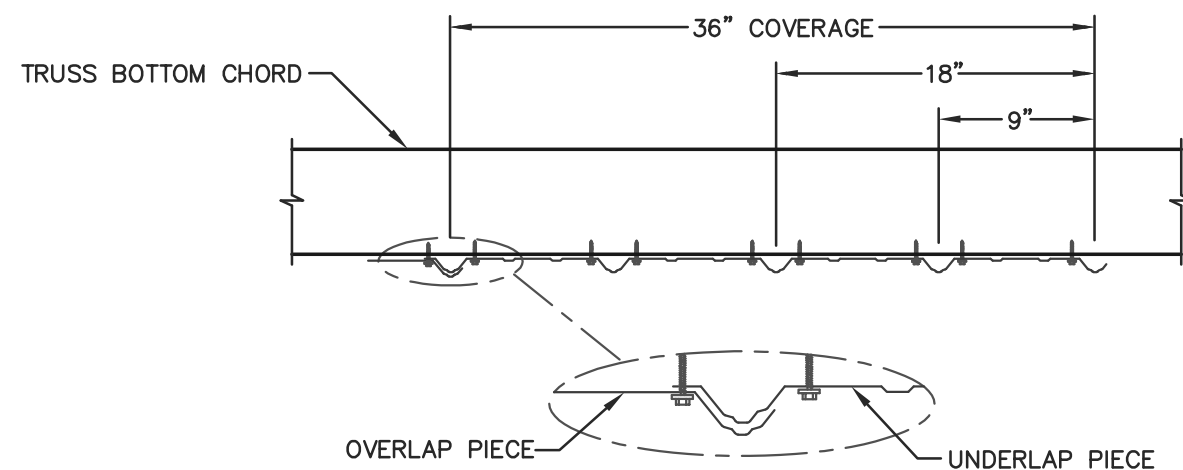
PANEL END STEEL LAP DETAIL

NOT TO SCALE



PANEL INTERMEDIATE LAP DETAIL

NOT TO SCALE

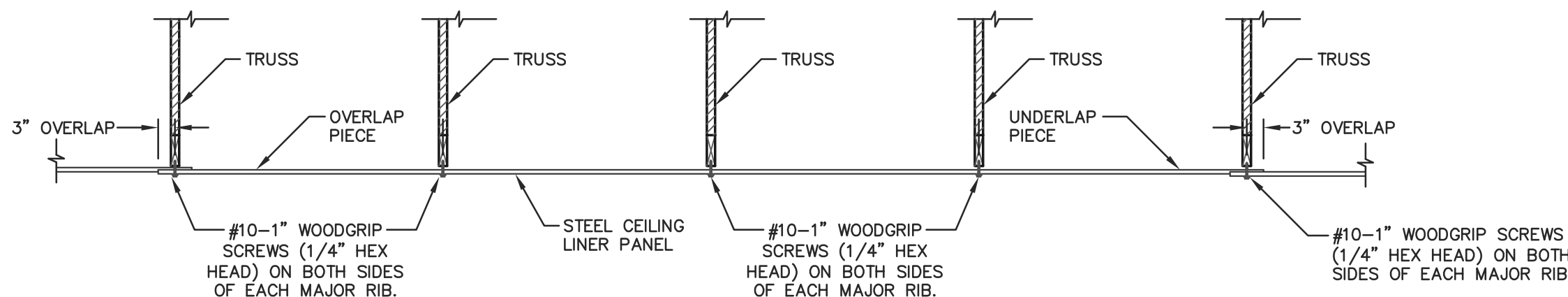


STEEL CEILING LINER-LAP DETAIL

NOT TO SCALE

NOTE:

THE RECOMMENDED PROCEDURE FOR APPLYING THE CEILING LINER IS: STARTING IN ONE CORNER OF THE BUILDING, HOLD THE STEEL CEILING LINER FLUSH TO THE BOTTOM OF THE CEILING NAILER AND ALL TRUSSES. PLACE A 1" WOODGRIP SCREW INTO THE CEILING NAILER ON BOTH SIDES OF EACH MAJOR RIB. REPEAT THIS CONSECUTIVELY AT THE 1ST TRUSS, 2ND TRUSS, 3RD TRUSS, ETC. BEFORE SECURING THE STEEL CEILING LINER AT THE FINAL TRUSS, OVERLAP THE NEXT PIECE OF STEEL CEILING LINER 3" BEYOND THE CENTER OF THE TRUSS. IT IS RECOMMENDED TO LAP THE STEEL CEILING LINER END-TO-END PRIOR TO LAPPING IT SIDE-TO-SIDE SO REPEAT THESE STEPS FOR THE FULL LENGTH OF THE BUILDING PRIOR TO MOVING TO THE NEXT ROW OF STEEL CEILING LINER.

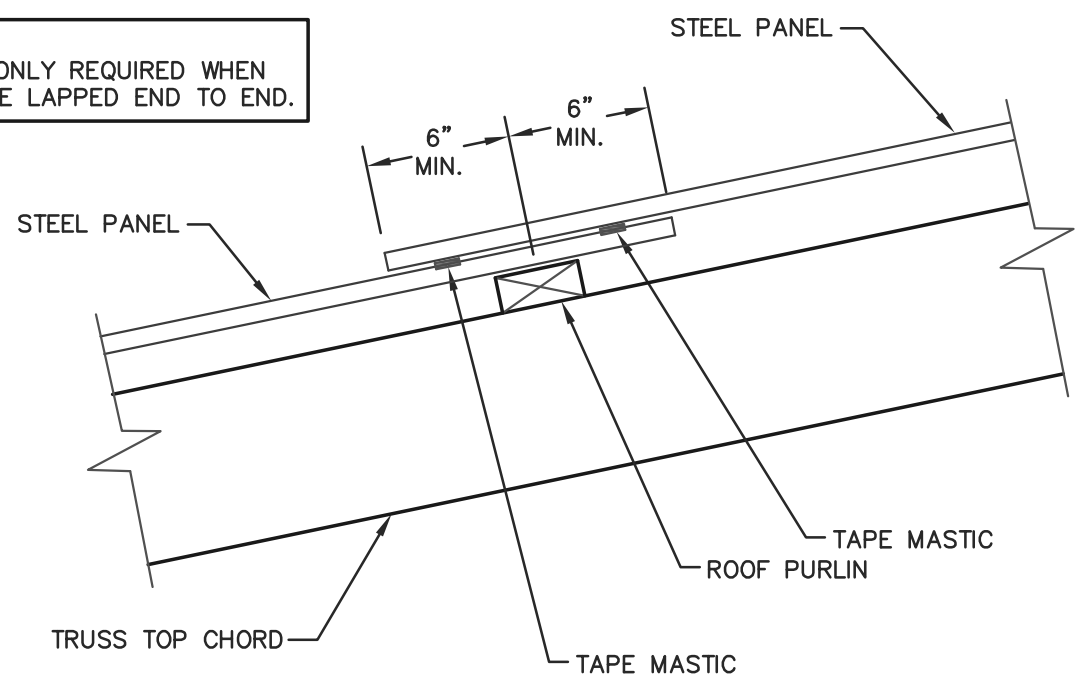


STEEL APPLICATION DETAIL @ CEILING LINER

SCALE: 1/2"=1'-0"

NOTE:

TAPE MASTIC IS ONLY REQUIRED WHEN ROOF PANELS ARE LAPPED END TO END.

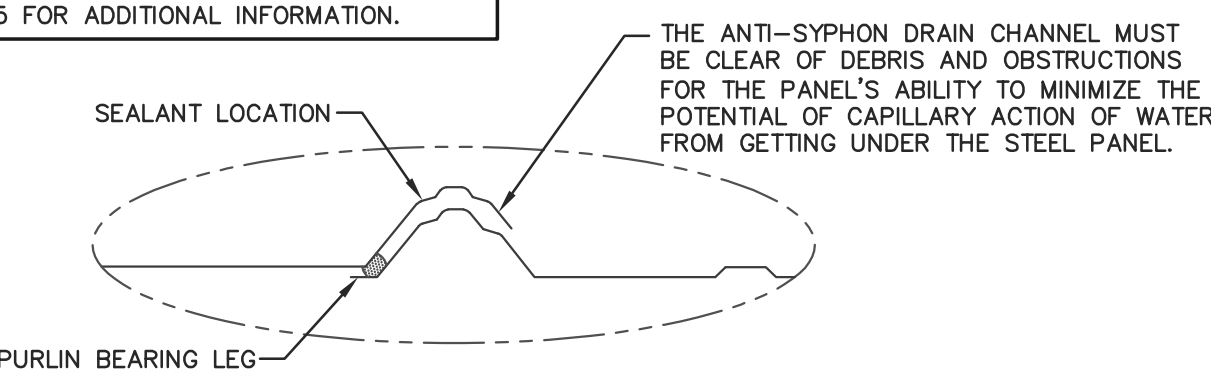


TAPE MASTIC DETAIL

SCALE: 1 1/2" = 1'-0"

NOTE:

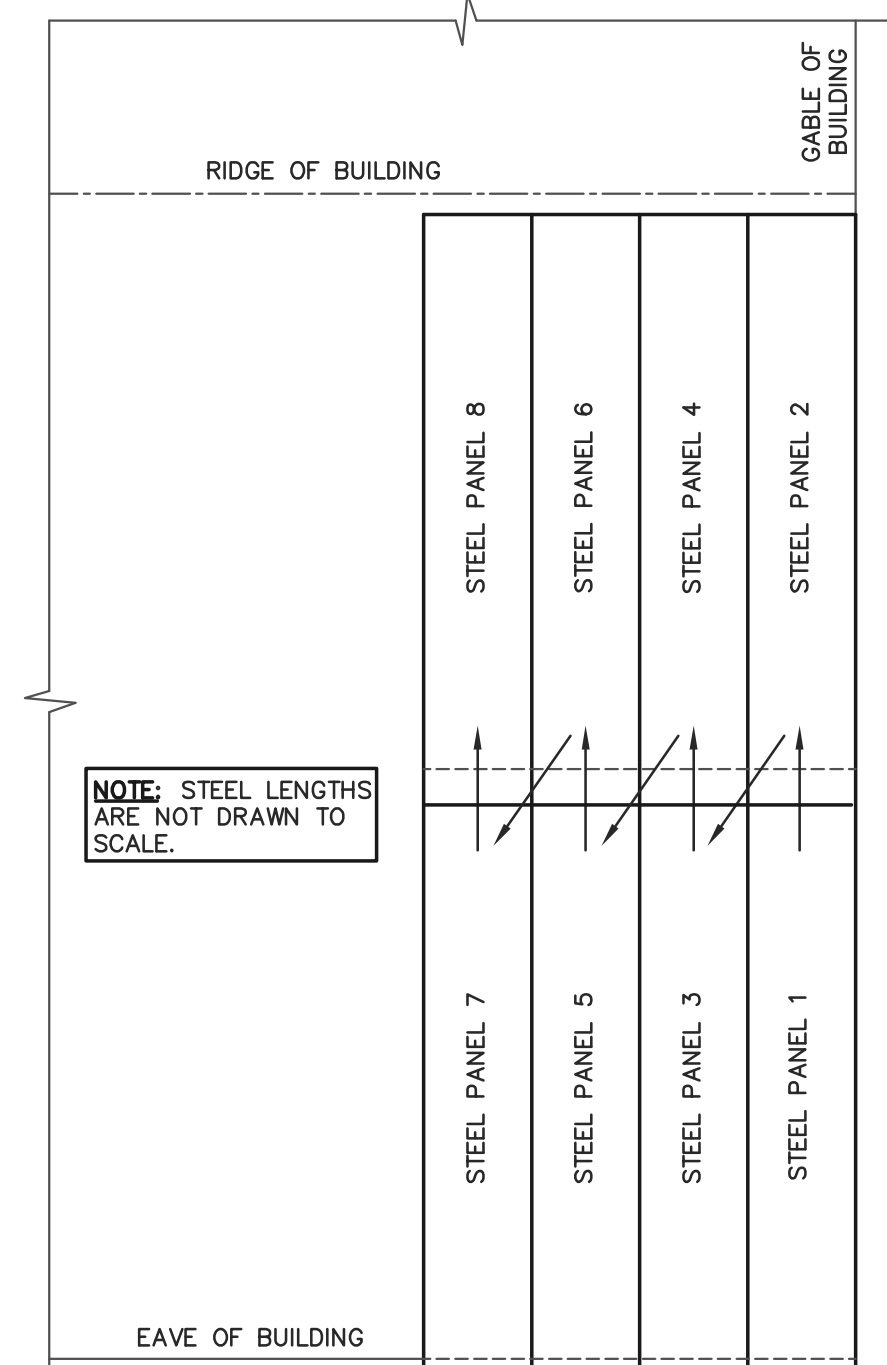
BEAD MASTIC IS REQUIRED FOR LOW SLOPED ROOFS ONLY. SEE IBC CHAPTER 15 FOR ADDITIONAL INFORMATION.



BEAD MASTIC DETAIL

NOT TO SCALE

NOTE: STEEL LENGTHS ARE NOT DRAWN TO SCALE.



ROOF STEEL APPLICATION SEQUENCE

NOT TO SCALE



ENGINEERING SERVICES

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CERTIFICATE OF AUTHORIZATION: 3224

FOR QUESTIONS PLEASE CONTACT BUILDING DESIGNER AT THE FOLLOWING: ENGINEERING@MIDWESTMANUFACTURING.COM

CONTRACTOR:

SUNNYSIDE CONSTRUCTION

PROJECT NAME:

BUTTERFIELD DRILLING

395 REED STREET SOMERSET, WI

PROF. ENGINEER: CHOUA KHA

PLAN DESIGNER: CHOUA KHA

DRAWN BY: DAS

DATE: 8/4/2026

SCALE: AS NOTED

REVISIONS

NO	DATE	DESCRIPTION	BY
1			
2			

SHEET TITLE:

STEEL APPLICATION DETAILS

FILE NAME: S23026WI

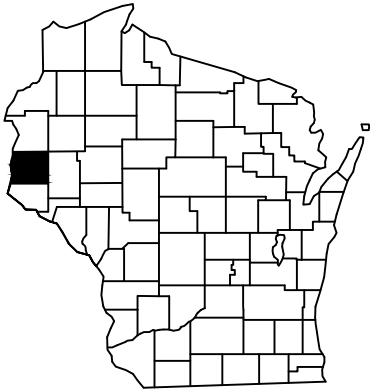
SHEET NO.

S13

ST. CROIX COUNTY



Know what's below.
Call before you dig.



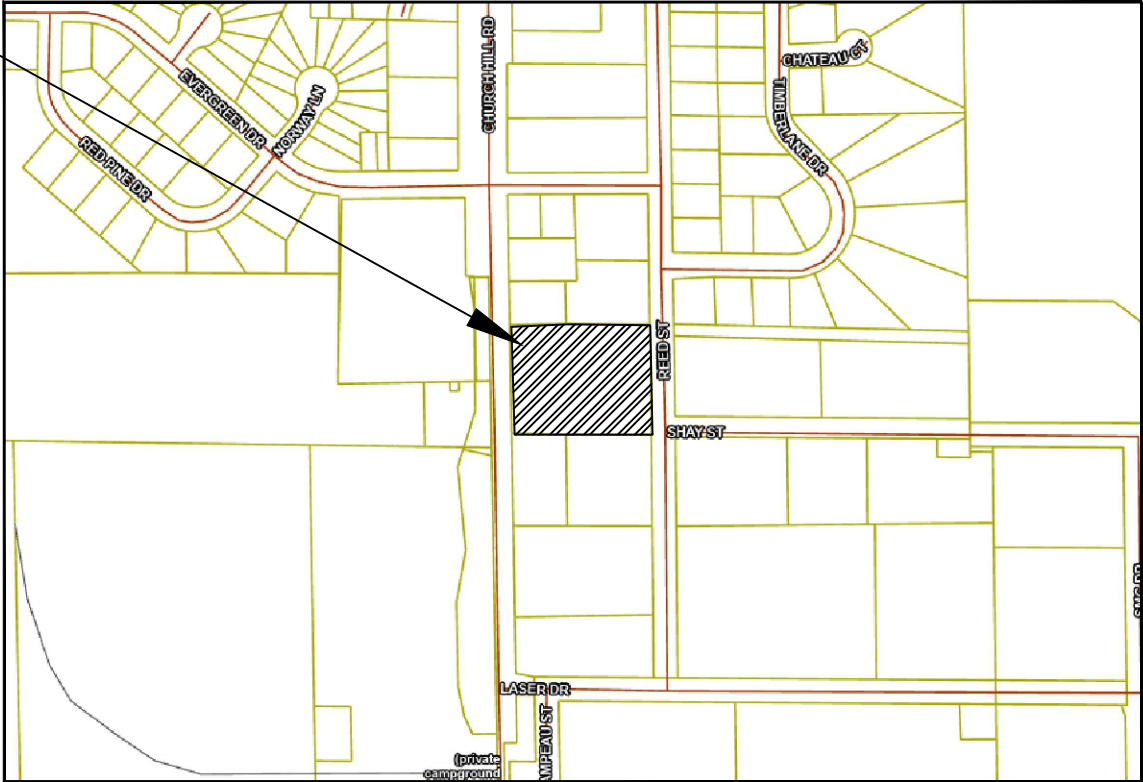
VICINITY MAP

BUTTERFIELD DRILLING & IRRIGATION REAR SHOP 395 REED STREET, SOMERSET, WI 54025

PROJECT LOCATION

CONTACTS

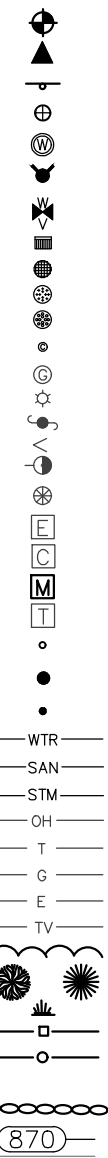
VILLAGE OF SOMERSET	PUBLIC WORKS/ ECONOMIC DEVELOPMENT DIRECTOR, PUBLIC WORKS ATTN: ROBERT GUNTHER – 715-760-0884
VILLAGE OF SOMERSET	STREET OPERATOR ATTN: MIKE BODLOVICK – 715-760-0933
VILLAGE OF SOMERSET	VILLAGE CLERK/ DEPUTY TREASURER ATTN: TASIA BERGER – 715-247-3395
WATER	WATER UTILITY OPERATOR, PUBLIC WORKS ATTN: BRIAN PARNELL – 715-760-0485
TELEPHONE	SOMERSET TELEPHONE 715-790-2337
ELECTRIC	XCEL ENERGY 800-895-4999
GAS	MIDWEST NATURAL GAS 715-247-5279
CABLE	BALDWIN TELECOM 651-895-5892
FIRE DEPT.	SOMERSET FIRE/RESCUE 715-247-5364



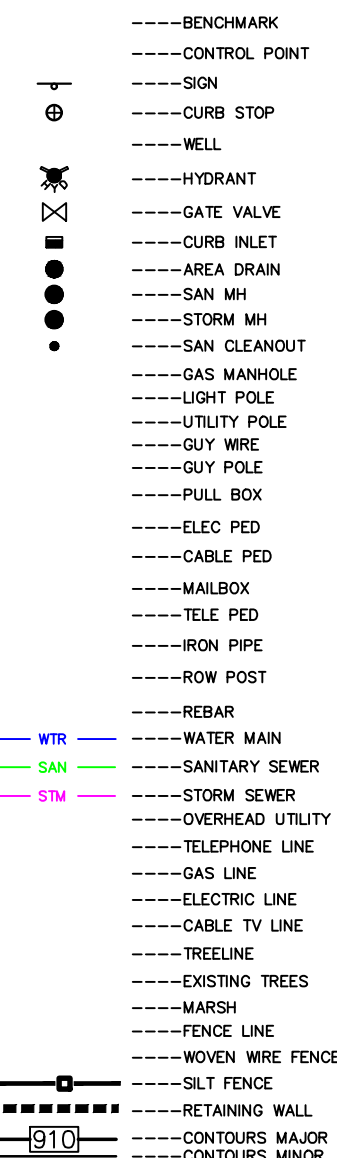
LOCATION MAP

LEGEND

EXISTING



PROPOSED



ABBREVIATIONS:

BC=BACK OF CURB
BLK=BLOCK NUMBER
BTM=BOTTOM (ELEV)
CL=CENTERLINE
CS=CURB STOP
ELEV=ELEVATION
EOP=EDGE OF PAVEMENT
EX=EXISTING
FES=FLARED END SECTION
FF=FINISHED FLOOR (ELEV)
FL=FLOWLINE
GF=GARAGE FLOOR (ELEV)
OVERHEAD DOOR
GLG=GROUND LINE GROOVE
HWL=HIGH WATER LEVEL
INV=INVERT
LF=LINEAR FEET
LO=LOOKOUT STYLE HOME
LT=LEFT
MIN=MINIMUM
NWL=NORMAL WATER LEVEL
PC=POINT OF CURVE
PRC=CURVE REVERSAL POINT
PT=POINT OF TANGENCY
RAD=RADIUS
RT=RIGHT
R/W=RIGHT OF WAY
SAN=SANITARY SEWER
SP=SPOT ELEVATION
SS=SAFETY SHELF (ELEV)
STA=STATION
STM=STORM SEWER
TC=TOP OF CURB
T.O.P.=TOP OF PIPE
TP=TOP OF PAVEMENT
TYP=TYPICAL
W=WATER FITTINGS
WTR=WATER
WM=WATERMAIN
WO=WALKOUT STYLE HOME

SHEET SCHEDULE

SHEET NO.	DESCRIPTION
1	TITLE SHEET
2	EXISTING CONDITIONS & DEMOLITION PLAN
3	SITE & UTILITY PLAN
4	GRADING & EROSION CONTROL PLAN
5	DETAILS

AEC PROJECT #: 26056 PLANS DATED: AUGUST 2026



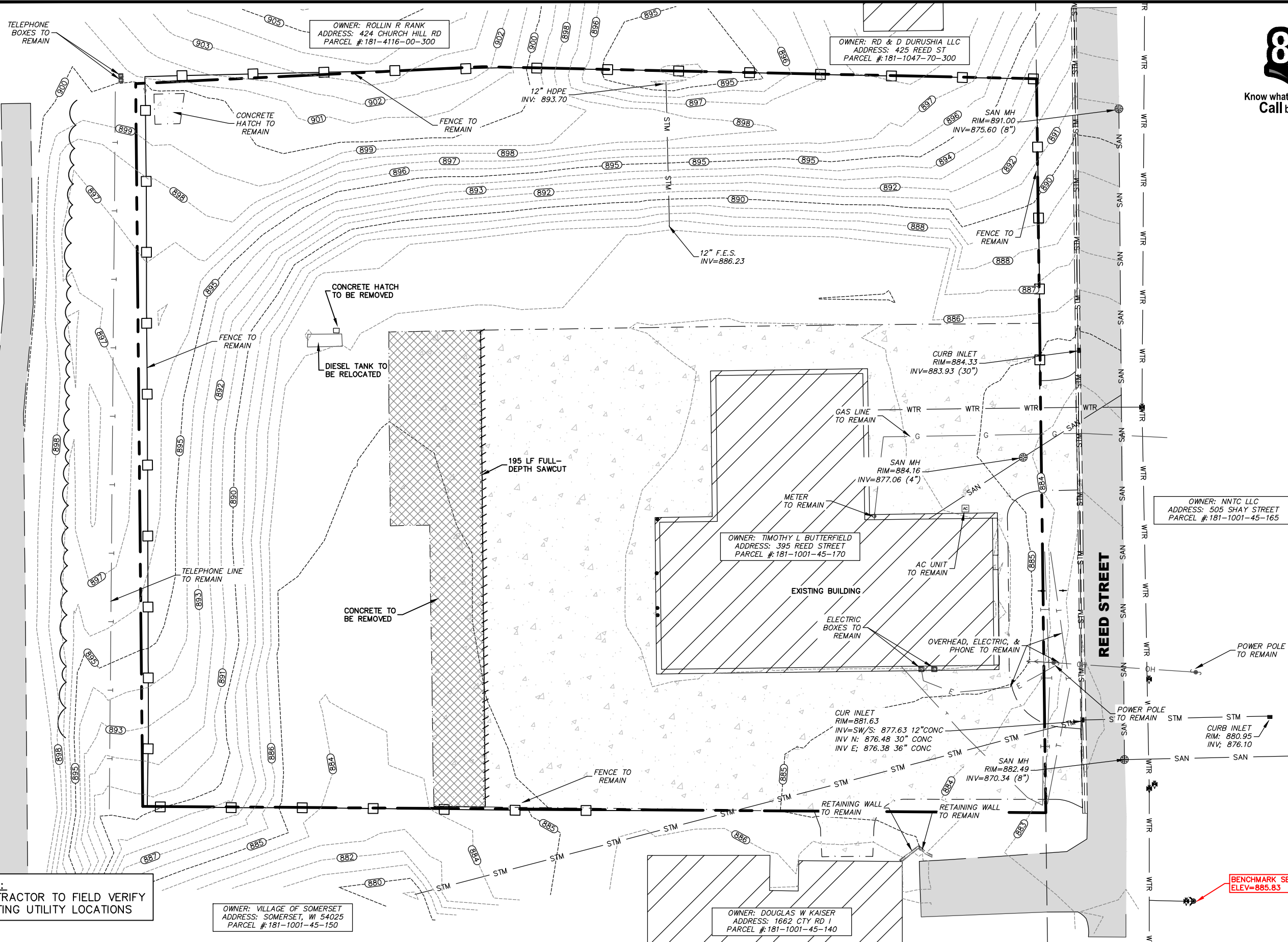
ADVANCED ENGINEERING CONCEPTS
1360 INTERNATIONAL DR.
EAU CLAIRE, WI 54701
PH 715-552-0330
INFO@AEC.ENGINEERING
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PROJECT DEVELOPER/ CLIENT:
TIM BUTTERFIELD DRILLING, INC.
ATTN: TIM BUTTERFIELD
395 REED STREET
SOMERSET, WI 54025
PHONE: 715.247.4873
EMAILS: info@timbutterfielddrilling.com

PROJECT MANAGER:
ADVANCED ENGINEERING CONCEPTS
ATTN: SCOTT CERVENY
1360 INTERNATIONAL DRIVE
EAU CLAIRE, WI 54701
PHONE: 715.552.0330
EMAIL: scerveny@aec.engineering

SCHEDULE OF REQUIRED PERMITS		
APPROVALS NEEDED	DATE SUBMITTED	APPROVAL
VILLAGE OF SOMERSET		

STATE HIGHWAY 35



Know what's below.
Call before you dig.



LEGEND

- EXISTING CONTOURS-MNR
- EXISTING CONTOURS-MJR
- CLEAR AND GRUB TREES (CLEARING LIMITS)
- REMOVE PAVEMENT
- FULL-DEPTH SAWCUT
- CURB & GUTTER REMOVAL
- UTILITY REMOVAL

GENERAL NOTES:

- UNDERGROUND UTILITIES ARE SHOWN IN APPROXIMATE LOCATIONS ONLY AND ARE NOT SHOWN IN THEIR ENTIRETY. CONTRACTOR SHALL NOTIFY UTILITIES A MINIMUM OF 3 DAYS PRIOR TO ANY EXCAVATION FOR FIELD VERIFICATION OF LOCATIONS. THE CLIENT, CITY, AND THE ENGINEER ARE NOT RESPONSIBLE OR LIABLE FOR ANY DAMAGE CAUSED TO EXISTING UTILITIES.
- CLEARING AND GRUBBING SHALL ONLY BE IN THOSE LOCATIONS DIRECTED BY THE ENGINEER AND/OR OWNER. CONTRACTOR SHALL PROTECT ALL TREES, SHRUBS, AND CORRESPONDING ROOT SYSTEMS FROM DAMAGE. ALL WORK WITH POTENTIAL IMPACT ON UN-CLEARED TREES AND/OR SHRUBS SHALL BE COORDINATED WITH THE ENGINEER AND/OR OWNER.
- CONTRACTOR SHALL NOT DISTURB ANY R/W IRONS. ANY REMOVAL SHALL BE APPROVED BY THE ENGINEER, OTHERWISE THE CONTRACTOR SHALL BE BILLED FOR REPLACEMENT.
- CONTRACTOR SHALL VERIFY THE AMOUNT OF PAVEMENT REMOVAL WITH THE PROJECT MANAGER.
- CONTRACTOR TO COORDINATE LOCATIONS AND LIMITS OF SAWCUTS WITH THE PROJECT MANAGER.
- NO TREES OR STUMPS ARE TO BE BURIED ON SITE. CONTRACTOR IS RESPONSIBLE FOR ANY PERMITS FOR BURNING OR MATERIAL DISPOSAL.
- CONTRACTOR TO REPAIR AND RESTORE ANY DAMAGED OR DISTURBED AREAS OF PAVEMENT, CONCRETE, LANDSCAPING, ELECTRICAL, AND AUTOMATIC IRRIGATION, ETC. TO ITS ORIGINAL CONDITION ON ADJACENT PROPERTIES.
- IF DURING THE COURSE OF CONSTRUCTION THE CONTRACTOR FINDS ANY DISCREPANCIES OR CONFLICTS BETWEEN THE PROPOSED SITE IMPROVEMENTS INDICATED ON THE PLANS AND THE PHYSICAL CONDITIONS OF THE SITE, OR ANY ERRORS OR OMISSIONS WITHIN THE PLANS OR IN THE SITE LAYOUT AS PROVIDED BY THE ENGINEER, IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO IMMEDIATELY NOTIFY THE ENGINEER. UNTIL AUTHORIZED TO PROCEED, ANY WORK PERFORMED AFTER SUCH DISCOVERY WILL BE AT THE CONTRACTOR'S SOLE RISK AND EXPENSE.
- TOPOGRAPHIC SURVEY PERFORMED BY REAL LAND SURVEYING ON 07/17/2026.

NOTE:
CONTRACTOR TO FIELD VERIFY
EXISTING UTILITY LOCATIONS

OWNER: VILLAGE OF SOMERSET
ADDRESS: SOMERSET, WI 54025
PARCEL #: 181-1001-45-150

OWNER: DOUGLAS W KAISER
ADDRESS: 1662 CTY RD
PARCEL #: 181-1001-45-140

PROJ. NO.
26056



ADVANCED ENGINEERING CONCEPTS
1360 INTERNATIONAL DR
EAU CLAIRE, WI 54701
PH: 715-552-0330
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EXISTING CONDITIONS & DEMOLITION PLAN

BUTTERFIELD DRILLING & IRRIGATION
REAR SHOP
395 REED STREET
SOMERSET, WI 54025

DWG NAME
26056 PG1
EXISTING
DATE
08/2026

2

5

STATE HIGHWAY 35



Know what's below.
Call before you dig.



0 10 20 40

HATCHING LEGEND

- EXISTING CONCRETE PAVEMENT
- EXISTING BUILDING
- PROPOSED BITUMINOUS PAVEMENT
- PROPOSED BUILDING
- PROPOSED CONCRETE PAVEMENT (SIDEWALKS: 4" THICKNESS) (IF EXPOSED TO VEHICULAR TRAFFIC: 6" THICKNESS)

BUTTERFIELD DRILLING REAR SHOP
395 REED ST. SOMERSET, WI 54025

SITE DATA

TOTAL SITE AREA : 111,078 S.F. (2.55 ACRES)

PROPOSED BUILDING: 12,000-SF
PROPOSED PAVEMENT: 13,365-SF

PERVIOUS AREA (AS A % OF LOT AREA)

OPEN SPACE: 77,117-SF (1.77-AC)
PERCENT PERVIOUS: 35.4%

SITE NOTES:

- BUILDER MUST VERIFY BUILDINGS DIMENSIONS WITH ARCHITECTURAL PLANS.
- RESTORE ALL DISTURBED AREAS WITH A MINIMUM OF 4" TOPSOIL, SEED AND MULCH.
- ALL LENGTHS OF PIPE INCLUDE FLARED END SECTION (F.E.S.). CONTRACTOR WILL ONLY BE PAID FOR L.F. OF PIPE, NOT INCLUDING LENGTH OF F.E.S.

GENERAL NOTES:

- CONTRACTOR SHALL NOT DISTURB ANY R/W IRONS. ANY REMOVAL SHALL BE APPROVED BY THE ENGINEER, OTHERWISE THE CONTRACTOR SHALL BE BILLED FOR REPLACEMENT.
- CONTRACTOR IS RESPONSIBLE FOR ALL DUST CONTROL NECESSARY THROUGHOUT THE PROJECT. COSTS FOR DUST CONTROL ARE INCIDENTAL TO PROJECT.
- IF DURING THE COURSE OF CONSTRUCTION THE CONTRACTOR FINDS ANY DISCREPANCIES OR CONFLICTS BETWEEN THE PROPOSED SITE IMPROVEMENTS INDICATED ON THE PLANS AND THE PHYSICAL CONDITIONS OF THE SITE, OR ANY ERRORS OR OMISSIONS WITHIN THE PLANS OR IN THE SITE LAYOUT AS PROVIDED BY THE ENGINEER, IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO IMMEDIATELY NOTIFY THE ENGINEER. UNTIL AUTHORIZED TO PROCEED, ANY WORK PERFORMED AFTER SUCH DISCOVERY WILL BE AT THE CONTRACTOR'S SOLE RISK AND EXPENSE.
- PAINT LINE WORK ON ASPHALTIC PAVING, CONCRETE CURBS, WALKS, AND RAMPS SHALL BE FACTORY MIXED, QUICK DRYING, NON-BLEEDING TRAFFIC MARKING PAINT COMPLYING WITH AASHTO M248, Type COLOR SHALL BE WHITE, EXCEPT WHERE ANOTHER COLOR IS REQUIRED BY CODE. CONTRACTOR SHALL CLEAN SURFACE IN THE AREAS RECEIVING PAINT AND SHALL PAINT ALL MARKINGS AND SYMBOLS WITH TRAFFIC MARKING PAINT. PAINT SHALL BE APPLIED WITH MECHANICAL EQUIPMENT TO PRODUCE UNIFORM STRAIGHT EDGES. CONTRACTOR SHALL APPLY TWO (2) COATS AT MANUFACTURER'S RECOMMENDED RATES.
- ALL TURF GRASS AREAS ARE TO BE RESTORED WITH A MIN. 4" OF SCREENED TOPSOIL; SEED & STRAW MULCH; 4" TOPSOIL, SEED & EROSION MAT OR 4" TOPSOIL AND SOD.

NOTE:
CONTRACTOR TO FIELD VERIFY
EXISTING UTILITY LOCATIONS

NO.	DATE	REVISIONS	DRAFTED BY	DESIGN BY	CHECKED

PROJ. NO.
26056



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SITE & UTILITY PLAN

BUTTERFIELD DRILLING & IRRIGATION
REAR SHOP
395 REED STREET
SOMERSET, WI 54025

DWG NAME
26056 PG2
SITE PLAN
DATE
08/2026

3

5

STATE HIGHWAY 35



Know what's below.
Call before you dig.



GRADING PLAN LEGEND

- (1106) EXISTING CONTOURS-MNR
- (1105) EXISTING CONTOUR-MJR
- 851 FINAL CONTOUR-MJR
- 849 FINAL CONTOUR-MNR
- DRAINAGE PATTERN LINES
- GRADE BREAK LINES
- 1% PROPOSED DRAINAGE DIRECTION
- + XXX.XX PROPOSED SPOT ELEVATION
- + XXX.X± EXISTING SPOT ELEVATION
- FF FINISHED FLOOR ELEVATION
- TC TOP OF CURB
- TP TOP OF PAVEMENT
- TW TOP OF WALL ELEVATION
- BW GROUND AT TOE OF WALL

GRADING NOTES:

- ALL CONTOURS ARE COMPUTER GENERATED AND REPRESENT APPROXIMATE LOCATIONS. PROPOSED CONTOURS REPRESENT FINISHED GROUND GRADES AFTER RESTORATION. CONTOURS IN STREET REPRESENT THE TOP OF PAVEMENT.
- CONTRACTOR SHALL BE RESPONSIBLE FOR ENSURING POSITIVE DRAINAGE AWAY FROM STRUCTURES. BUILDER SHALL VERIFY ACTUAL FINISH FLOOR ELEVATION(S) PRIOR TO CONSTRUCTION AND SHALL INSURE ALL SITE DRAINAGE IS DIRECTED AWAY FROM STRUCTURES AND TOWARD DRAINAGE WAYS.
- ALL SPOT ELEVATIONS ARE TOP OF PAVEMENT AND/OR FINISHED GRADE UNLESS OTHERWISE NOTED.
- IF DURING THE COURSE OF CONSTRUCTION THE CONTRACTOR FINDS ANY DISCREPANCIES OR CONFLICTS BETWEEN THE PROPOSED SITE IMPROVEMENTS INDICATED ON THE PLANS AND THE PHYSICAL CONDITIONS OF THE SITE, OR ANY ERRORS OR OMISSIONS WITHIN THE PLANS OR IN THE SITE LAYOUT AS PROVIDED BY THE ENGINEER, IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO IMMEDIATELY NOTIFY THE ENGINEER. UNTIL AUTHORIZED TO PROCEED, ANY WORK PERFORMED AFTER SUCH DISCOVERY WILL BE AT THE CONTRACTOR'S SOLE RISK AND EXPENSE.
- ALL DISTURBED GROUND LEFT INACTIVE FOR FOURTEEN OR MORE DAYS MUST BE STABILIZED BY SEEDING, MULCH OR SODDING.
- ALL TURF GRASS AREAS ARE TO BE RESTORED WITH A MIN. 4" OF SCREENED TOPSOIL, SEED & STRAW MULCH, 4" TOPSOIL, SEED & EROSION MAT OR 4" TOPSOIL AND SOD.
- USE CARE TO SECURE A UNIFORM GRADE. GRADES SHALL BE CAREFULLY CHECKED AND IRREGULARITIES REPORTED TO ENGINEER. DEVIATION FROM ESTABLISHED LINES AND GRADES SHALL BE CAUSE FOR REJECTION OF WORK.
- UNDERGROUND UTILITIES ARE SHOWN IN APPROXIMATE LOCATIONS ONLY AND ARE NOT SHOWN IN THEIR ENTIRETY. CONTRACTOR SHALL NOTIFY UTILITIES A MINIMUM OF 3 DAYS PRIOR TO ANY EXCAVATION FOR FIELD VERIFICATION. THE CITY, THE DEVELOPER, AND THE ENGINEER ARE NOT RESPONSIBLE OR LIABLE FOR ANY DAMAGE CAUSED TO EXISTING UTILITIES.

NOTE:
CONTRACTOR TO FIELD VERIFY
EXISTING UTILITY LOCATIONS

STM F.E.S.
(TO CITY OWNED
PROPERTY)

PROPOSED BUILDING
GF=886.00

EXISTING BUILDING
FF = 886.33±

REED STREET

PROJ. NO.
26056



ADVANCED ENGINEERING CONCEPTS
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GRADING & EROSION CONTROL PLAN

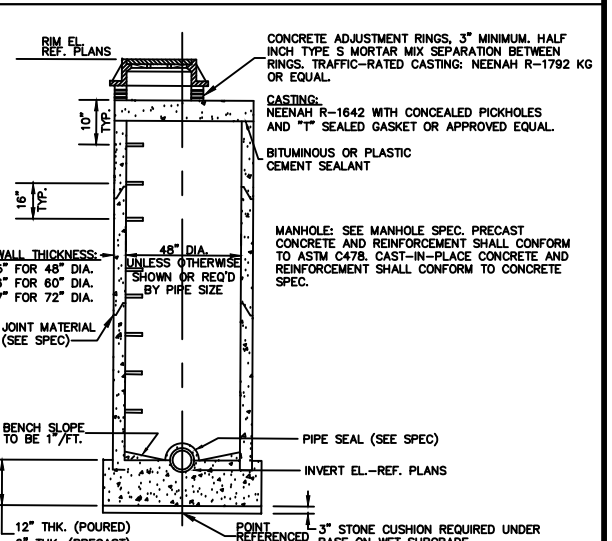
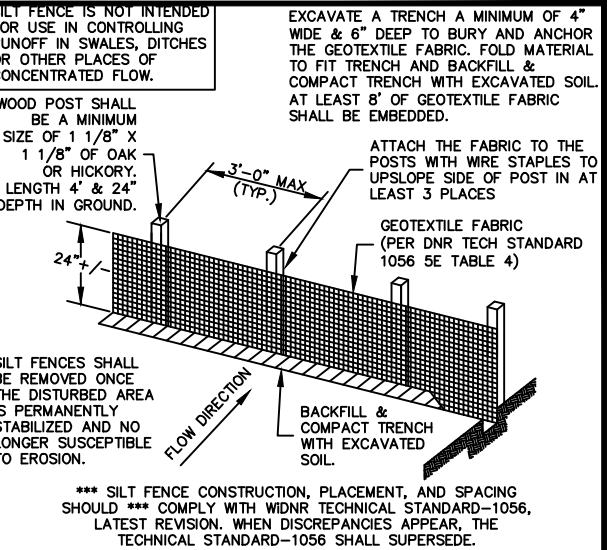
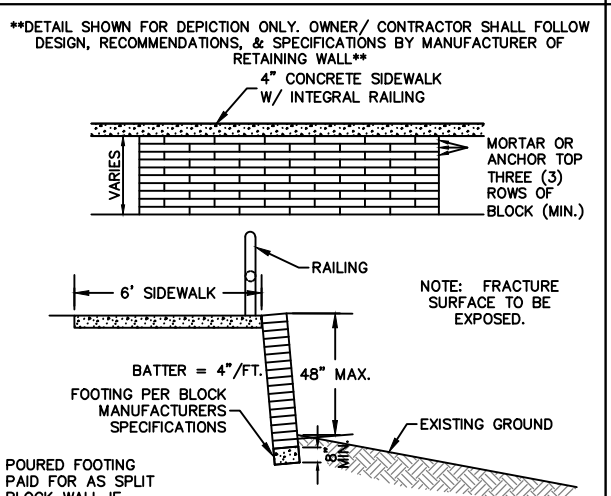
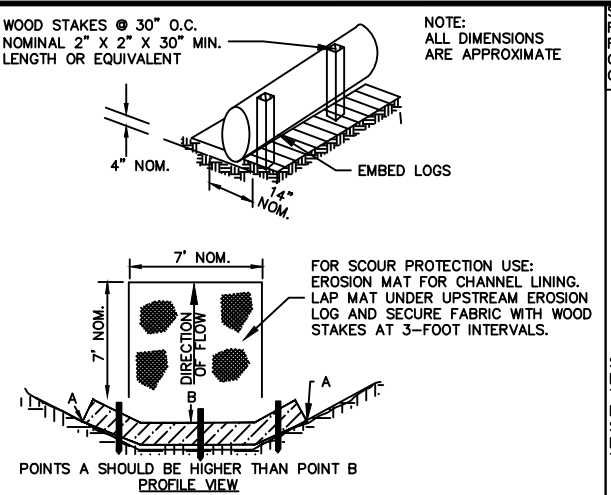
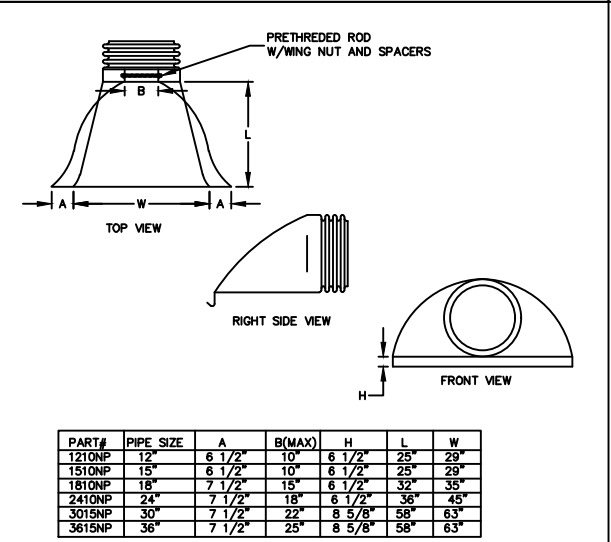
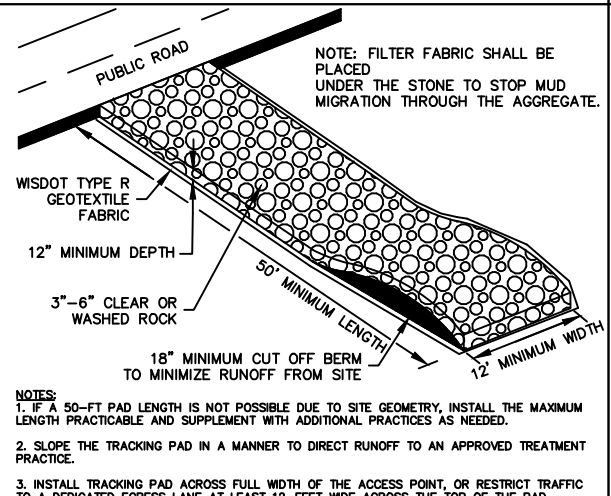
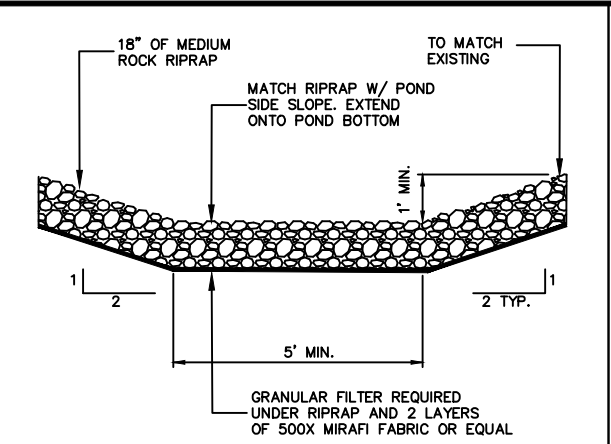
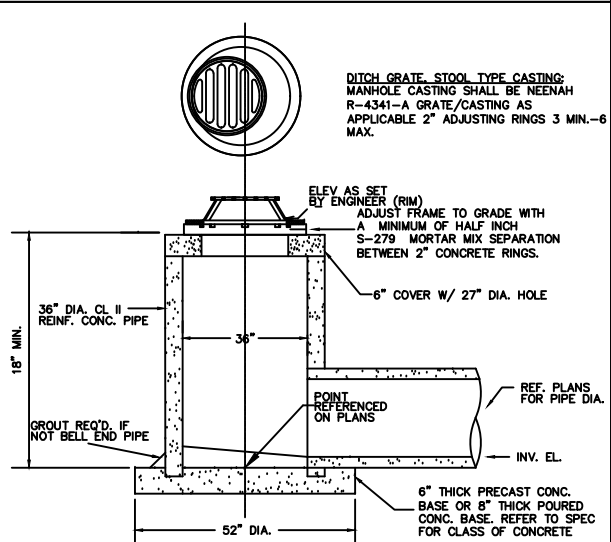
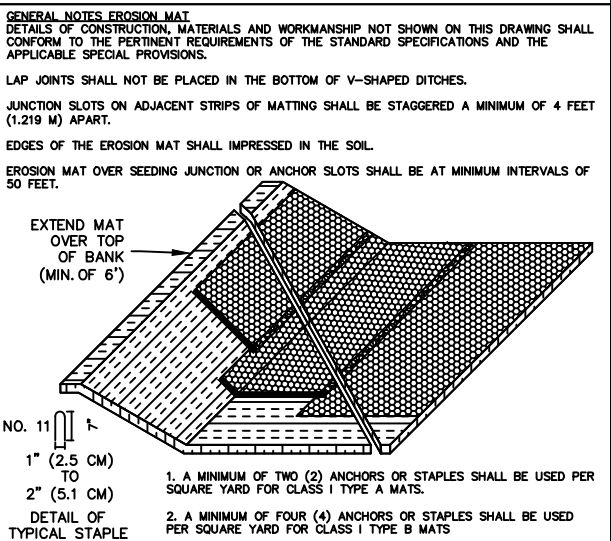
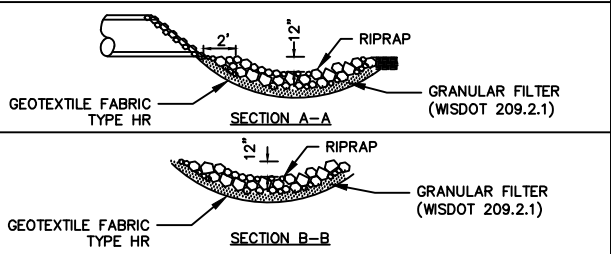
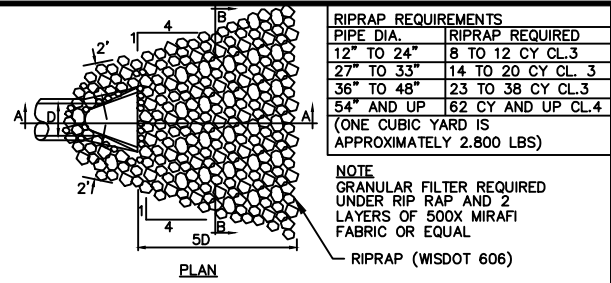
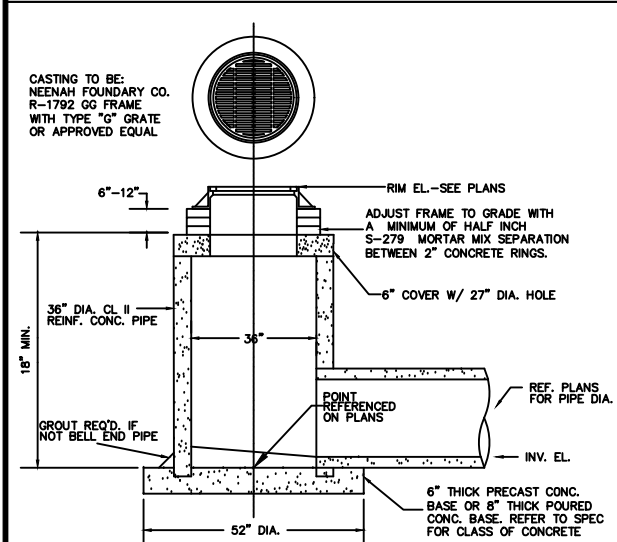
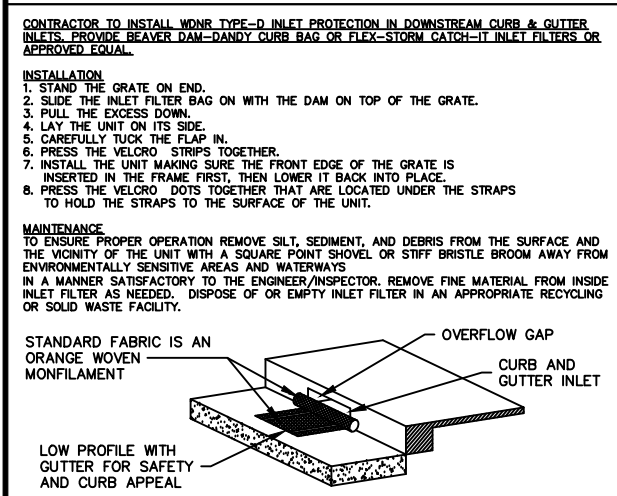
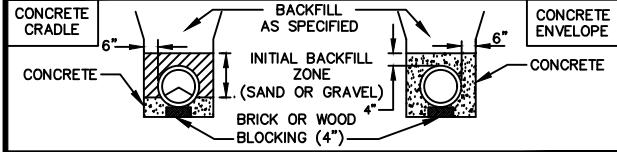
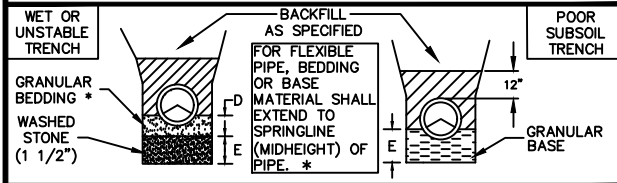
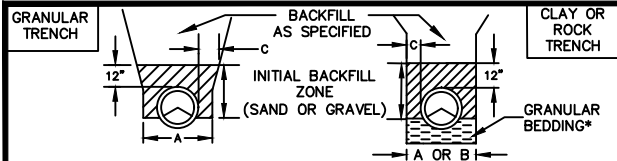
BUTTERFIELD DRILLING & IRRIGATION
REAR SHOP
395 REED STREET
SOMERSET, WI 54025

DWG NAME
26056 PG3
GRADING
DATE
08/2026

4

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NO.	DATE	REVISIONS	DRAFTED BY	DESIGN BY	CHECKED



NO.	DATE	REVISIONS	DRAFTED BY	DESIGN BY	CHECKED

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DETAILS

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REAR SHOP
395 REED STREET
SOMERSET, WI 54025

DWG NAME
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DETAILS

DATE
08/2026

5

5