136 North Monroe Street
Waterloo, WI 53594
Phone: (920) 478-3025
Fax: (920) 478-2021
www.waterloowi.us

NOTICE OF PUBLIC HEARING FOR CONDITIONAL USE PERMIT UNDER PROVISIONS OF CHAPTER §385-10 B (7) OF THE ZONING CODE OF THE CITY OF WATERLOO, JEFFERSON COUNTY, WISCONSIN

Please take notice that the Plan Commission of the City of Waterloo, Jefferson County, Wisconsin, acting under provisions of Chapter §385-10 B (7) of the Zoning Code of the City of Waterloo, shall hold a public hearing on the matter of an application for a conditional use permit received from James Assmann for the property located at 557 Knowlton Street, Waterloo.

The applicant is requesting a conditional use permit to allow the construction of a 24′ X 40′ (960 sq. ft.) accessory building addition. A conditional use permit is required for additional garage space of this amount in a residential district.

The property is described as follows:

- Tax Parcel: #290-0813-0713-024
- Legal Description: OUT LOT 156 & E10FT of OUT LOT 157, ASR PLT. ALSO BEG 66FT S87DG09′W OF NW/C LOT 1, CSM 1336-4-314, S87DG09′W 86FT, N00DG26′E 66FT, N87DG 09′E 86FT, S00DG26′W 66FT TO POB 1, City of Waterloo, Jefferson County, WI
- Also known as 557 Knowlton Street

Be further notified that the Plan Commission will hear all persons interested or their agents or attorneys concerning the conditional use permit application at a public hearing. The public hearing will be held at **7:00 p.m. on Tuesday, April 23, 2019 in the Council Chamber of the Municipal Building, 136 N. Monroe Street, Waterloo.**

Subsequent to the public hearing, the Plan Commission shall recommend approval, denial, or conditional approval of the conditional use permit to the Common Council. The City Council will act on the Plan Commission's recommendation at its regular scheduled meeting on Thursday, May 2, 2019.

Mo Hansen
Morton J. Hansen
City Clerk/Treasurer

Pub: The Courier: April 18, 2018

136 NORTH MONROE STREET, WATERLOO, WISCONSIN 53594-1198
Phone (920) 478-3025
Fax (920) 478-2021
cityhall@waterloowis.com

APPLICATION FOR CONDITIONAL USE PERMIT

(Review and Action by City Plan Commission/Common Council)

Number: _____ Date Filed: 4/1/2019 Fee Paid: 285.00 receipt # 34504

Location of Property: 557 Knowlton St.

Applicant: James Assmann

Address: 557 Knowlton St. Telephone: 920-210-4116

Owner of Property: James Assmann

Address: 557 Knowlton St. Telephone: 920-210-4116

Contractor: MM+L Electric Inc

Address: N7399 Jungle Lane Waterloo WI Telephone: 920-728-4404

Architect or Professional Engineer: James Assmann/Menards

Address: _____ Telephone: _____

Legal Description of Property: < Attached >

Land Parcel Size: .423 acres Present Use: Residential Zoning District: R-2

Type of Existing Structure (if any): House

Proposed Use of the Structure or Site: Garage / storage Number of Employees: —

Terms of Municipal Code	Conditional Use Requested
385-10(B)(7)	Additional garage or accessory building exceeding 144 square feet

Specify Reason(s) for Application: (for example, insufficient lot area, setback, etc.)

additional space for Cars and storage for equipment

ATTACH THE FOLLOWING:

1. Adjoining owners, all names and addresses of all abutting and opposite property owners within 200 feet.
2. Site Plan showing the area involved, its location, dimensions, elevations, drainage, parking, etc., and location of adjacent structures within 200 feet.

Date: 4-1 20 19

James Assmann
Signature of Applicant

Name	JAMES D ASSMANN
Street	557 KNOWLTON ST
City State Zip	WATERLOO, WI 53594

PROPERTY SIZE

Acres	Front	Depth
0.423	86.00	214.50

BRIEF LEGAL DESCRIPTION
(NOT FOR USE ON LEGAL DOCUMENTS)

OUT LOT 156 & E10FT OF OUT LOT 157, ASR PLT. ALSO BEG 66FT S87DG09'W OF NW/C LOT 1, CSM 1336-4-314, S87DG09'W 86FT, N00DG26'E 66FT, N87DG 09'E 86FT, S00DG26'W 66FT TO POB.

Parcel Number 290-0813-07**13-024**

Adjoining Owners

Doug and Pat Meyer
565 Knowlton St. x_____*

Mike Dolphin
545 Knowlton St. x_____*

Daniel and Tina Farwell
561 Van Buren St. x_____*

Frank and Marie Radtke
550 Knowlton St. x_____*

* Denotes that Neighbor has been informed of proposed construction of garage addition and are in approval to allow construction to be done.

608-688-0997
SAFEbuilt

WI UNIFORM PERMIT APPLICATION

madisoninspections@safebuilt.com

Inspections need to be called in by 4 pm for next business day inspections.

PERMIT NO.

TAX KEY#

ISSUING MUNICIPALITY: ☐ TOWN ☐ VILLAGE ☑ CITY OF Waterloo COUNTY: Jefferson

PROJECT LOCATION (Building Address): 557 Knowlton St

PROJECT DESCRIPTION: Garage Addition ☐ COMMERCIAL ☑ ONE & TWO FAMILY

	Mailing Address - Include City & Zip	Telephone - Include Area Code
Owner's Name: James Assmann	557 KNowlton St Waterloo WI 53594	920-210-4116
Construction Contractor (DC Lic No.): MM&L Electric Inc.	N7399 Jungle Lane Waterloo WI. 53594	920-728-4404
Dwelling Contractor Qualifier (DCQ Lic No.): James Assmann	Dwelling Contractor Qualifier shall be an owner, CEO, COB, or employee of Dwelling Contractor	920-210-4116
Plumbing Contractor (Lic No.)		
Electrical Contractor (Lic No.): MM&L Electric Inc.	N7399 Jungle Lane Waterloo WI. 53594	920-728-4404
HVAC Contractor (Lic No.)		

PROJECT INFORMATION

Subdivision Name | Lot No. | Block No.

Zoning District: B-2 | Lot Area: Sq. Ft.

N.S.E.W. Setbacks: Front N/A Ft. (Rear) Ft. Left N/A Ft. (Right) Ft.

1a. PROJECT: ☐ New ☑ Addition ☐ Raze ☐ Alteration ☐ Repair ☐ Move ☐ Other

1b. GARAGE: ☑ Attached ☐ Detached

2. AREA: Basement ___ Sq. Ft. Living Area ___ Sq. Ft. Garage 960 Sq. Ft. Other ___ Sq. Ft. TOTAL 960 Sq Ft

3. TYPE: ☑ Single Family ☐ Two Family ☐ Multi ☐ Commercial

4. CONST. TYPE: ☑ Site Constructed ☐ Mfd. UDC ☐ Mfd. HUD

5. ELECTRICAL: Entrance Panel Size: ___ amp Service: ___ New ___ Rewire ___ Phase ___ Volts ___ Underground ___ Overhead Power Company:

6. STORIES: ☐ 1-Story ☐ 2-Story ☑ Other Garage 14-6

7. FOUNDATION: ☑ Concrete ☐ Masonry ☐ Treated Wood ☐ ICF ☐ Other

8. USE: ☐ Seasonal ☑ Permanent ☐ Other

9. HVAC EQUIPMENT: ☐ Forced Air Furnace ☐ Radiant Baseboard or Panel ☐ Heat Pump ☐ Boiler ☐ Central Air Conditioning ☐ Other

10. PLUMBING: Sewer ☐ Municipal ☐ Septic No.

11. WATER: ☑ Municipal Utility ☐ Private On-Site Well

12. ENERGY SOURCE

Fuel	Nat. Gas	L.P.	Oil	Elec. *	Solid	Solar
Space Htg	☐	☐	☐	☐	☐	☐
Water Htg	☐	☐	☐	☐	☐	☐

*☐ Dwelling unit will have 3 kilowatt or more installed electric space heater equipment capacity.

13. HEAT LOSS (Calculated): Total ___ BTU//HR

14. ESTIMATED COST: $ 17,500

I understand that I: am subject to all applicable codes, laws, statutes and ordinances, including those described on the Notice to Permit Applicants form; am subject to any conditions of this permit; understand that the issuance of this permit creates no legal liability, express or implied, on the state or municipality; and certify that all the above information is accurate. If one acre or more of soil will be disturbed, I understand that this project is subject to ch. NR 151 regarding additional erosion control and stormwater management and the owner shall sign the statement on the Notice to Permit Applicants form. I expressly grant the building inspector, or the inspector's authorized agent, permission to enter the premises for which this permit is sought at all reasonable hours and for any proper purpose to inspect the work which is being done.

☑ **I vouch that I am or will be an owner-occupant of this dwelling for which I am applying for an erosion control or construction permit without a Dwelling Contractor Certification and have read the cautionary statement regarding contractor responsibility on the Notice to Permit Applicants form.**

APPLICANT (PRINT): James Assmann **SIGN:** James Assmann **DATE:** 2/28/2019

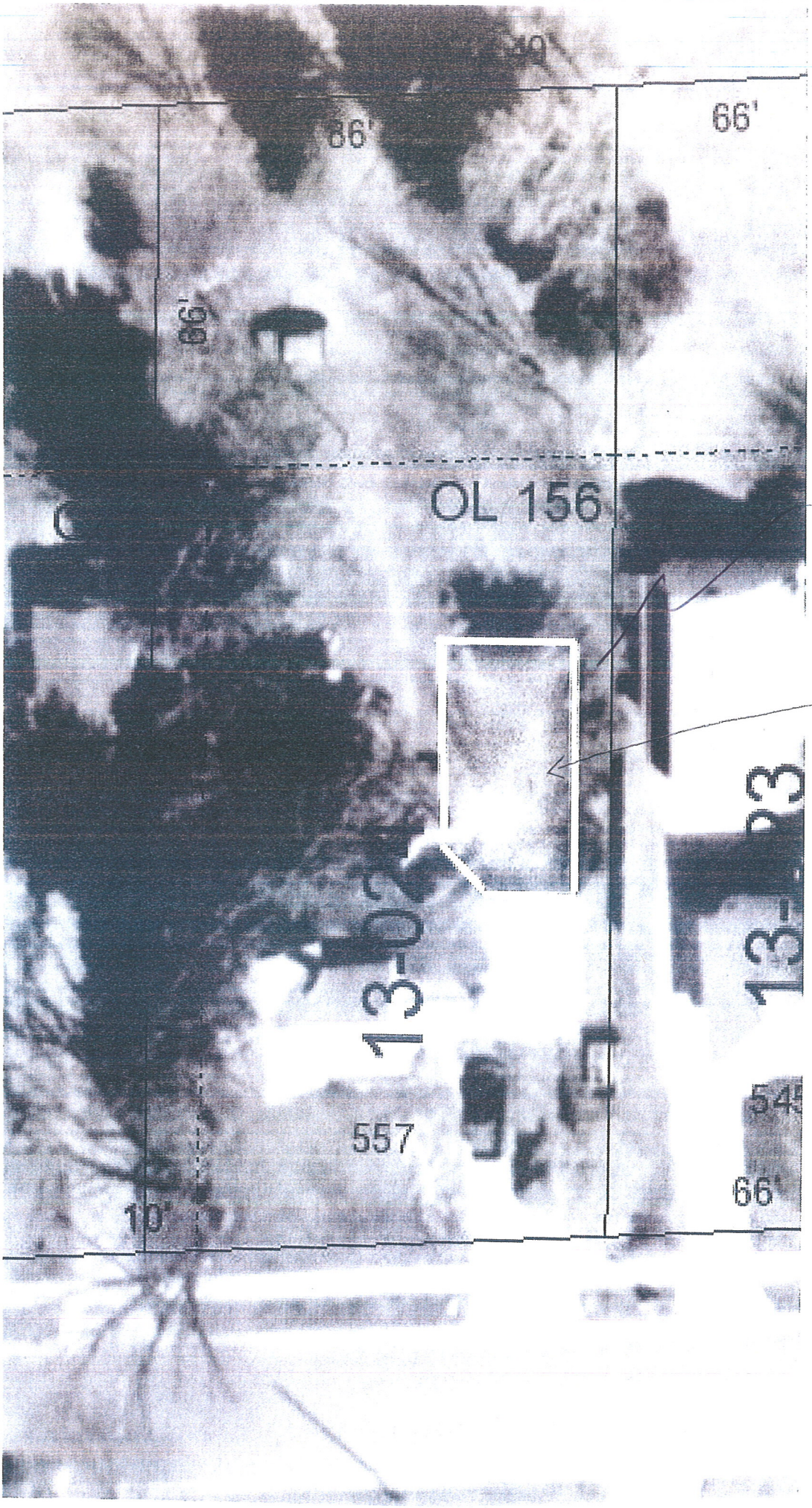
APPROVAL CONDITIONS This permit is issued pursuant to the attached conditions. Failure to comply may result in suspension or revocation of this permit or other penalty. Owner/Builder solely responsible for compliance with all applicable State & Local Building and Zoning codes.

INSPECTIONS NEEDED **Building** ☑ Footing ☑ Foundation ☑ Rough ☐ Insulation ☐ Bsmt. Fl. ☑ Final
Electric ☐ Rough ☐ Service ☐ Final **Plumbing** ☐ Rough ☐ Underfloor ☐ Final **HVAC** ☐ Rough ☐ Final

FEES:	PERMIT(S) ISSUED	SEAL NO. ___	Municipality No. ___ - ___
Building Fee ___	Bldg. # At top of form	RECEIPT	PERMIT EXPIRATION: / PERMIT ISSUED BY MUNICIPAL AGENT:
Zoning Fee ___	Zoning # ___	CK # ___	Permit expires two years from date issued unless municipal ordinance is more restrictive.
WI Seal ___	Elec. # ___	Amount $ ___	Name ___
Electric Fee ___	Plmb. # ___	Date ___	Date ___
Plumbing Fee ___	HVAC # ___	From ___	Certification No. ___
HVAC Fee ___		Rec By. ___	
Adm. Fee ___			
Other ___			
Total $ 0.00			

White - Municipal Files Yellow - Applicant Pink - Clerk/Assessor

Wisconsin Uniform 05/16



N

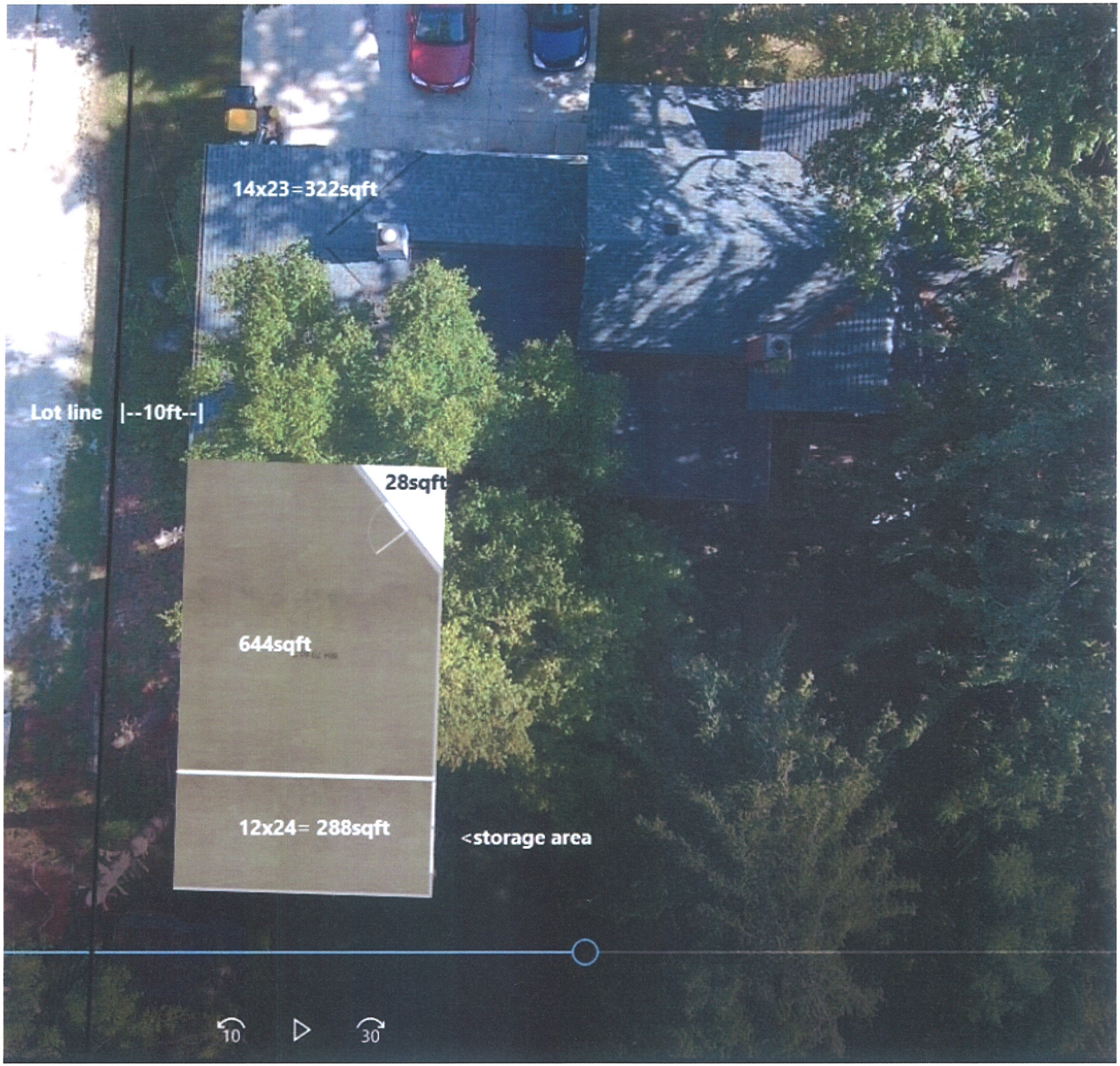
557 Knowlton St.
Waterloo WI 53594

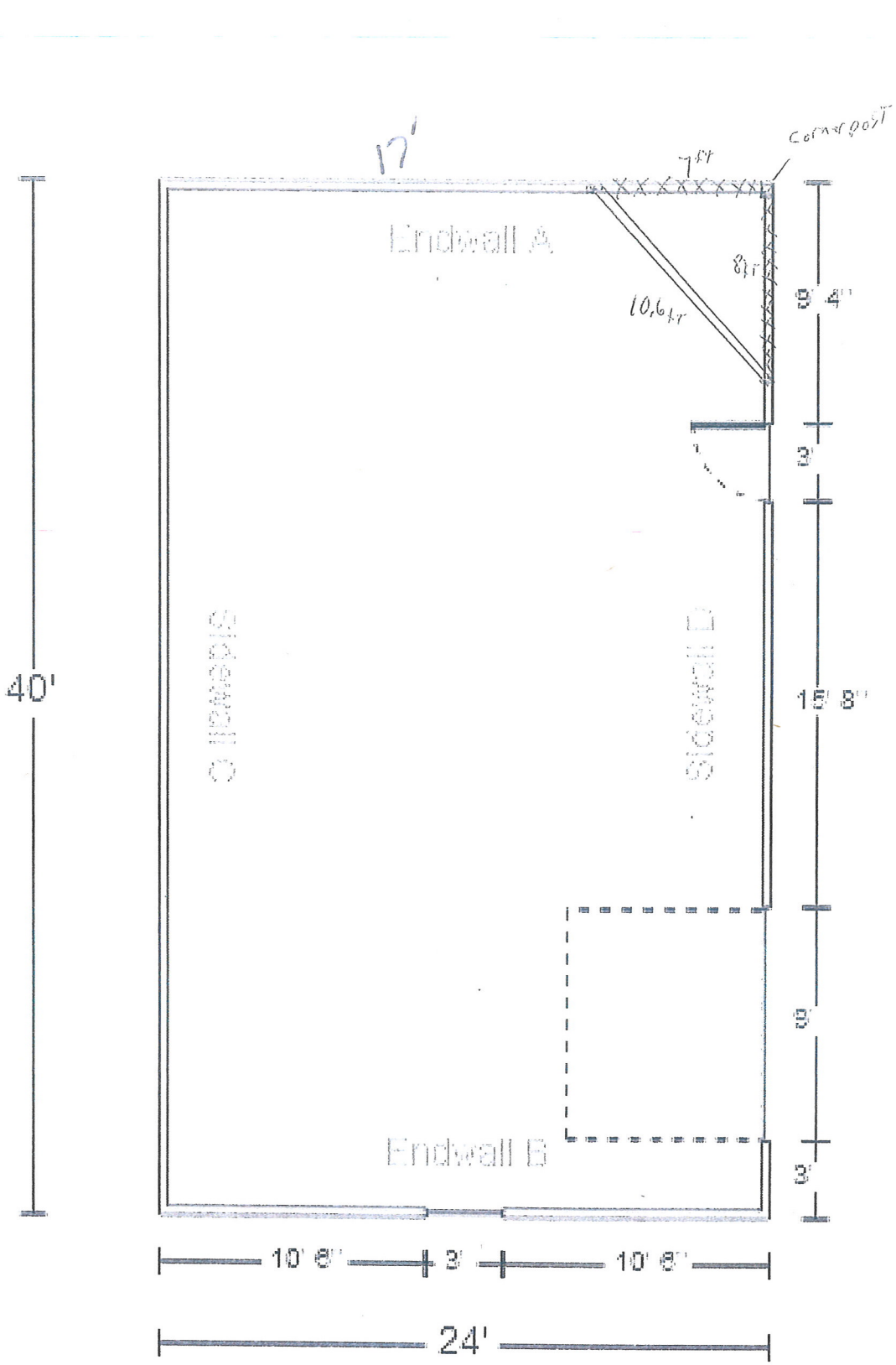
Setback?

Proposed Addition
Length 40'
width 24'

Exist. gar 408 ft

Lot
Width 86'
Depth 214.5'
0.423 Acres


14x23=322sqft
Lot line |--10ft--|
28sqft
644sqft
12x24= 288sqft
<storage area
10
30


N
17'
7ft
corner post
Endwall A
8ft
10.6ft
9' 4"
3'
Sidewall C
Sidewall D
40'
15' 8"
9'
Endwall B
3'
10' 8"
3'
10' 8"
24'

N

Lot
width 86 ft
Depth 214.5 ft

932
+408
1240
tot

Name	JAMES D ASSMANN
Street	557 KNOWLTON ST
City State Zip	WATERLOO WI 53594

PROPERTY SIZE

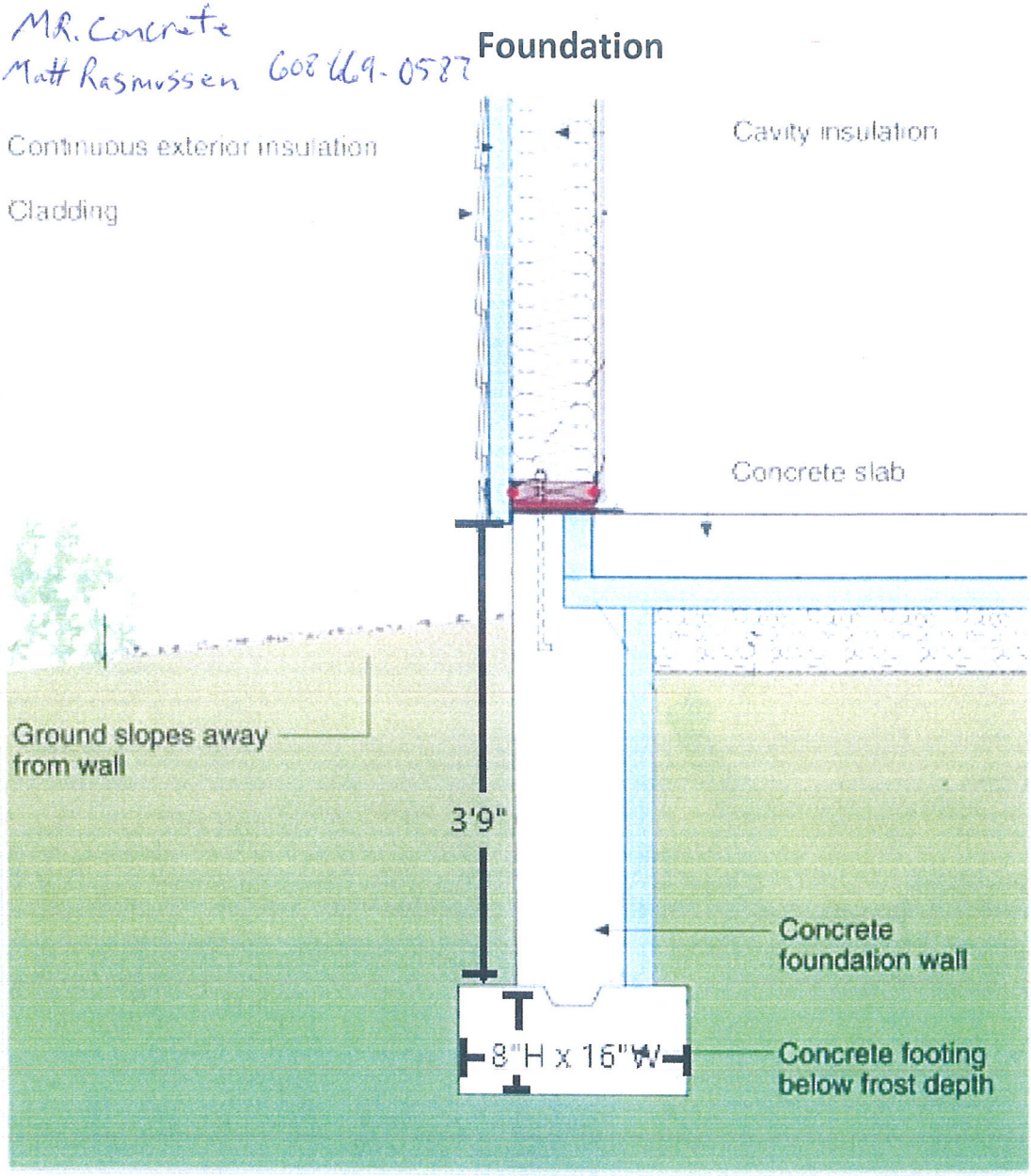
Acres	Front	Depth
0.423	86.00	214.50

BRIEF LEGAL DESCRIPTION

(NOT FOR USE ON LEGAL DOCUMENTS)

OUT LOT 156 & E10FT OF OUT LOT 157 ASR PLT ALSO BEG 66FT S87DG09'W OF NW C LOT 1 CSM 1336-4-314, S87DG09'W 86FT N00DG26'E 66FT N87DG 09'E 86FT S00DG26'W 66FT TO POB

MR. Concrete
Matt Rasmussen 608 669-0587



MENARDS

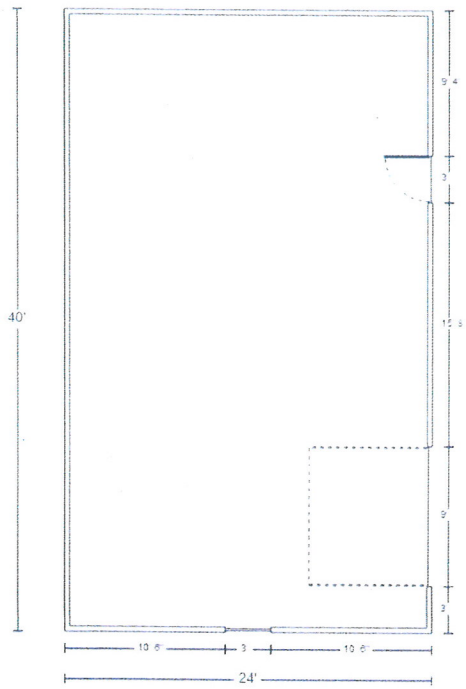
SUN PRAIRIE, 355 S GRAND AVE, SUN PRAIRIE, WI, 608-825-3824

Garage Floor Plan

**Illustration may not depict all selections.

Endwall A

Sidewall C



Sidewall D

960

Endwall B

Design Name: Garage Design
Design ID: 334657868140
Estimate ID: 28677

Estimated Total Price: $9233.08*

*Today's estimated price, future pricing may go up or down. Tax, labor, and delivery not included. Price does not reflect mail-in rebates.

Floor type (concrete, dirt, gravel) is NOT included in estimated price. The floor type is used in the calculation of materials needed. Labor, foundation, steel beams, paint, electrical, heating, plumbing, and delivery are also NOT included in estimated price. This is an estimate. It is only for general price information. This is not an offer and there can be no legally binding contract between the parties based on this estimate. The prices stated herein are subject to change depending upon the market conditions. The prices stated on this estimate are not firm for any time period unless specifically written otherwise on this form. The availability of materials is subject to inventory conditions.

MENARDS IS NOT RESPONSIBLE FOR ANY LOSS INCURRED BY THE GUEST WHO RELIES ON PRICES SET FORTH HEREIN OR ON THE AVAILABILITY OF ANY MATERIALS STATED HEREIN. All information on this form, other than price, has been provided by the guest and Menards is not responsible for any errors in the information on this estimate, including but not limited to quantity, dimension and quality. Please examine this estimate carefully.

MENARDS MAKES NO REPRESENTATIONS, ORAL, WRITTEN OR OTHERWISE THAT THE MATERIALS LISTED ARE SUITABLE FOR ANY PURPOSE BEING CONSIDERED BY THE GUEST BECAUSE OF WIDE VARIATIONS IN CODES, THERE ARE NO REPRESENTATIONS THAT THE MATERIALS LISTED HEREIN MEET YOUR CODE REQUIREMENTS. THE PLANS AND/OR DESIGNS PROVIDED ARE NOT ENGINEERED. LOCAL CODE OR ZONING REGULATIONS MAY REQUIRE SUCH STRUCTURES TO BE PROFESSIONALLY ENGINEERED AND CERTIFIED PRIOR TO CONSTRUCTION.

Design-It Center
GARAGE

MENARDS

SUN PRAIRIE, 355 S GRAND AVE, SUN PRAIRIE, WI, 608-825-3824

Design Summary

Here is a summary of all your customized selections.

Building Info:

- Truss Type: Common
- Pitch: 4/12 Pitch
- Framing Size: 2" x 6"
- Width: 24'
- Length: 40'
- Height: 10'
- Gable Overhang: 1'
- Eave Overhang: 2'
- Block Option: None

Wall Info:

- Siding Material Types: Vinyl
- Siding: ABCTO® Cedar Creek™ Double 4" Dutchlap
- Siding Color: White
- Gable Vents: Novik® 12" x 12" Square Gable Vent
- Gable Vent Color: ABT Co - White - 001
- Walls Sheathing: RoyOMartin 1/2" Eclipse Foil Faced OSB

Roof Info:

- Garage Roof Sheathing: 1/2" OSB (Oriented Strand Board)
- Roofing Material Type: Architectural Shingle
- Roof Vents: Air Vent 12" Galvanized Roof Turbine Vent Internally Braced with Base
- Roof Vent Color: Weathered Wood
- Ridge Vent: None
- Garage Roofing: Atlas Castlebrook™ 35 Architectural Shingles (32.8 sq. ft.)
- Roofing Color: Hearthstone Gray
- Roof Underlayment: #30 Felt Roofing Underlayment 3' x 72' (216 sq. ft.)
- Ice and Water Barrier: Owens Corning® WeatherLock® G Granulated Self-Sealing Ice and Water Barrier 3' x 66.7" (200 sq. ft.)
- Garage Fascia: 6" x 12' Aluminum Rustic Fascia
- Fascia Color: White
- Garage Soffit: 16" x 12' Aluminum Vented Soffit
- Soffit Color: White

Openings:

- JELD-WEN 36"W x 36"H Vinyl Sliding w/Nailing Flange: 1
- Mastercraft® Primed Steel 6-Panel Prehung Exterior Door: 1
- Ideal Door® 5-Star 9' x 8' White Premium Insulated Garage Door: 1

Additional Options:

- Wall Finish: None
- Truss Fastener: FastenMaster® TimberLOK® 5/16" x 6" Hex Drive Black Hex Head Wood Screw - 50 Count
- Ceiling Finish: None
- Wall Insulation: Guardian R-19 Kraft-Faced Fiberglass Insulation 6.5" x 15" x 39.17' - 49 sq ft'
- Ceiling Insulation: Guardian R-19 Kraft-Faced Fiberglass Insulation 6.5" x 23" x 39.17' - 75.1 sq ft'

What's Next

Finalized your Garage design? Great! Now it's time to set-up shipping!

1 Design — 2 Review — 3 Add-to-Cart — 4 Finish — Set Up Shipping

If you have already set up your shipping/delivery options, please disregard this section

Set Up Shipping

1. If you completed the order online, check your email for a confirmation receipt and follow the directions included in it.
2. Take this printout to the Menards store location you selected (shown above).
3. Find a team member from the Building Materials department and show them your receipt and this print-out
4. Set up a time and location for delivery.

Design-It Center GARAGE

Design Name: Garage Design **Design ID**: 334657868140 **Estimate ID**: 28677

MENARDS

SUN PRAIRIE, 355 S GRAND AVE, SUN PRAIRIE, WI, 608-825-3824

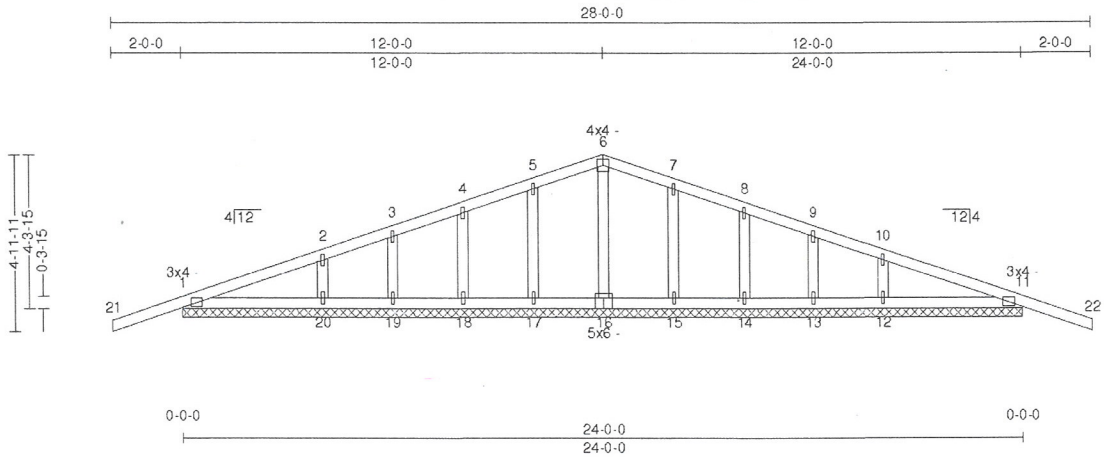
Sku	Description	Quantity	Usage
1616102	Guardian R-19 Kraft Faced Fiberglass Insulation Roll 15" x 39 17' (49 sq. ft.)	25	Wall Insulation
1616103	Guardian R-19 Kraft Faced Fiberglass Insulation Roll 23" x 39 17' (75.1 sq. ft.)	13	Ceiling Insulation
1871306	24-0-0 Common 4.0/12	19	Truss
1871322	24-0-0 End Truss 4.0/12	2	End Truss
2082165	Grip Fast® 1-1/4" Electro-Galvanized Coil Roofing Nails -7,200 Count	1	Roofing Nails
2271617	MiTek® 24" O.C. Multi-Unit Truss Spacer	8	Truss Spacer
2293672	Grip Fast® 1-1/2" Vinyl Siding Nail - 2 lb. Box	3	Siding Fasteners
2295347	Grip Fast® 2-1/2" 8D Vinyl-Coated Smooth Shank Sinker Nail - 5 lb. Box	52	Sheathing Fasteners
2300042	FastenMaster® TimberLOK® 5/16" x 6" Hex Drive Black Hex Head Wood Screw - 50 Count	1	Truss Fastener
4040456	JELD-WEN® Good Series 36" W x 36" H Vinyl Left Sliding Window - White/White	1	Window
4140346	Mastercraft® Embossed 36" W x 80" H Primed Steel 6-Panel Prehung Exterior Door with 6-9/16" Frame - Right Inswing	1	Service Door
4171635	Royal® Building Products 7/16" x 2" x 9' White PVC Garage Door Stop	2	Door Stop Vertical
4171635	Royal® Building Products 7/16" x 2" x 9' White PVC Garage Door Stop	1	Door Stop Horizontal
4179381	Royal® Building Products 11/16" x 5-13/16" x 10' White PVC Jamb Trim	2	Jamb Trim Vertical
4179381	Royal® Building Products 11/16" x 5-13/16" x 10' White PVC Jamb Trim	1	Jamb Trim Horizontal
4179734	Royal® Building Products 1-1/4" x 2" x 10' White PVC Brickmould	2	Brick Moulding Vertical
4179734	Royal® Building Products 1-1/4" x 2" x 10' White PVC Brickmould	1	Brick Moulding Horizontal
4251075	Ideal Door® Keyed Lockset Kit for Residential Overhead Garage Door	1	Overhead Door Lock
4251088	Ideal Door® Overhead Garage Door Track Angle Iron Hanging Kit	1	Overhead Door Hardware
4254687	Ideal Door® Traditional 9' x 8' White Insulated Garage Door (R-Value 6.5)	1	Overhead Door
4334206	Nelson 6" Pine Shims - 9-pack	1	Opening Shim
4400207	Tru-Bolt® Madison Entry Combo - Knob - Satin Chrome	1	Service Door Lock
5634342	White Lightning™ Window & Door Silicone Rubber Clear Sealant - 9 oz	1	Opening Caulk

Design-It Center GARAGE

Design Name: Garage Design **Design ID**: 334657868140 **Estimate ID**: 28677

	Midwest Manufacturing Address 1 Address 2 City, State Zip	Truss: C11124 JobName: RES STOCK ENDS Date: 02/22/17 09:35:29 Page: 1 of 1

SPAN	PITCH	QTY	OHL	OHR	CANT L	CANT R	PLYS	SPACING	WGT/PLY
24-0-0	4 /12	1	2-0-0	2-0-0	0-0-0	0-0-0	1	24 in	82 lbs



All plates shown to be Eagle 20 unless otherwise noted.

Loading (psf)	General	CSI Summary	Deflection		L/	(loc)	Allowed
TCLL: 42	Bldg Code: IRC 2012/ TPI 1-2007	TC: 0.77 (11-22)	Vert TL:	0.01 in	L / 999	(11-12)	L / 180
Snow(Ps/Pg): 42/60	Rep Mbr Increase: No	BC: 0.10 (11-12)	Vert LL:	0 in	L / 999	12	L / 240
TCDL: 10	Lumber D.O.L.: 115 %	Web: 0.09 (5-17)	Horz TL:	0 in			
BCLL: 0							
BCDL: 10							

Reaction Summary

Brg Combo	Brg Width	Max React	Ave React	Max Grav Uplift	Max MWFRS Uplift	Max C&C Uplift	Max Uplift	Max Horiz
1	-	560 lbs	166 plf	-34 lbs	-7 lbs	-149 lbs	-149 lbs	-122 lbs

Material Summary

TC	SPF #2 2 x 4
BC	SPF #2 2 x 4
Webs	SPF Stud 2 x 4

Bracing Summary

TC Bracing:	Sheathed or Purlins at 6-3-0, Purlin design by Others.
BC Bracing:	Sheathed or Purlins at 10-0-0, Purlin design by Others.

Loads Summary

1) This truss has been designed for the effects of balanced and unbalanced snow loads for hips/gables in accordance with ASCE7 - 10 with the following user defined input: 60 psf ground snow load, Terrain Category B, Exposure Category Fully Exposed (Ce = 0.9), Risk Category II (I = 1.00), Thermal Condition Cold ventilated (Ct = 1.1), DOL = 1.15. Ventilated. If the roof configuration differs from hip/gable, Building Designer shall verify snow loads.

2) This truss has been designed to account for the effects of ice dams forming at the eaves.
3) This truss has been designed for the effects of wind loads in accordance with ASCE7 - 10 with the following user defined input: 115 mph (Factored), Exposure B, Enclosed, Gable/Hip, Risk Category II, Overall Bldg Dims 25 ft x 60 ft, h = 15 ft, End Zone Truss, Both end webs considered. DOL = 1.60

Member Forces Summary

Table indicates Member ID, max CSI, max axial force, (max compr. force if different from max axial force). Only forces greater than 300 lbs are shown in this table.

TC			
BC			
Webs	2-20	0.069	-310 lbs
	10-12	0.069	-310 lbs

JSI Summary

1 = 0.48, 2 = 0.76, 3 = 0.55, 4 = 0.55, 5 = 0.55, 6 = 0.47, 7 = 0.55, 8 = 0.55, 9 = 0.55, 10 = 0.76, 11 = 0.48, 12 = 0.79, 13 = 0.57, 14 = 0.57, 15 = 0.57, 16 = 0.19, 17 = 0.57, 18 = 0.57, 19 = 0.57, and 20 = 0.79

Notes

1) Unless noted otherwise, do not cut or alter any truss member or plate without prior approval from a Professional Engineer.
2) Gable requires continuous bottom chord bearing.
3) Gable webs placed at 24" OC, U.N.O.
4) Attach gable webs with 1x4 20ga plates, U.N.O.
5) Bracing shown is for in-plane requirements. For out-of-plane requirements, refer to BCSI-B3 published by the SBCA.
6) When this truss has been chosen for quality assurance inspection, the Double Polygon Method per TPI 1-2007/Chapter 3 shall be used.
7) The fabrication tolerance for this roof truss is 10 % (Cq = 0.90).
8) Creep has been considered in the analysis of this truss.
9) Due to negative reactions in gravity load cases, special connections to the bearing surface at joints 12, 20 may need to be considered.
10) Listed wind uplift reactions based on MWFRS & C&C loading.

ALL PERSONS FABRICATING, HANDLING, ERECTING OR INSTALLING ANY TRUSS BASED UPON THIS TRUSS DESIGN DRAWING ARE INSTRUCTED TO REFER TO ALL OF THE INSTRUCTIONS, LIMITATIONS AND QUALIFICATIONS SET FORTH IN THE EAGLE METAL PRODUCTS DESIGN NOTES ISSUED WITH THIS DESIGN AND AVAILABLE FROM EAGLE UPON REQUEST. DESIGN VALID ONLY WHEN EAGLE METAL CONNECTORS ARE USED.

TrueBuild® Software v5.5.2.240
Eagle Metal Products
Dallas, TX 75234