

MAKRAS RESIDENCE
194 CARIESE DRIVE

PLOT PLAN

LOT 12 (16,634 SF) 0.3819 AC.

ASHTON WOODS

CITY OF SPRINGBORO

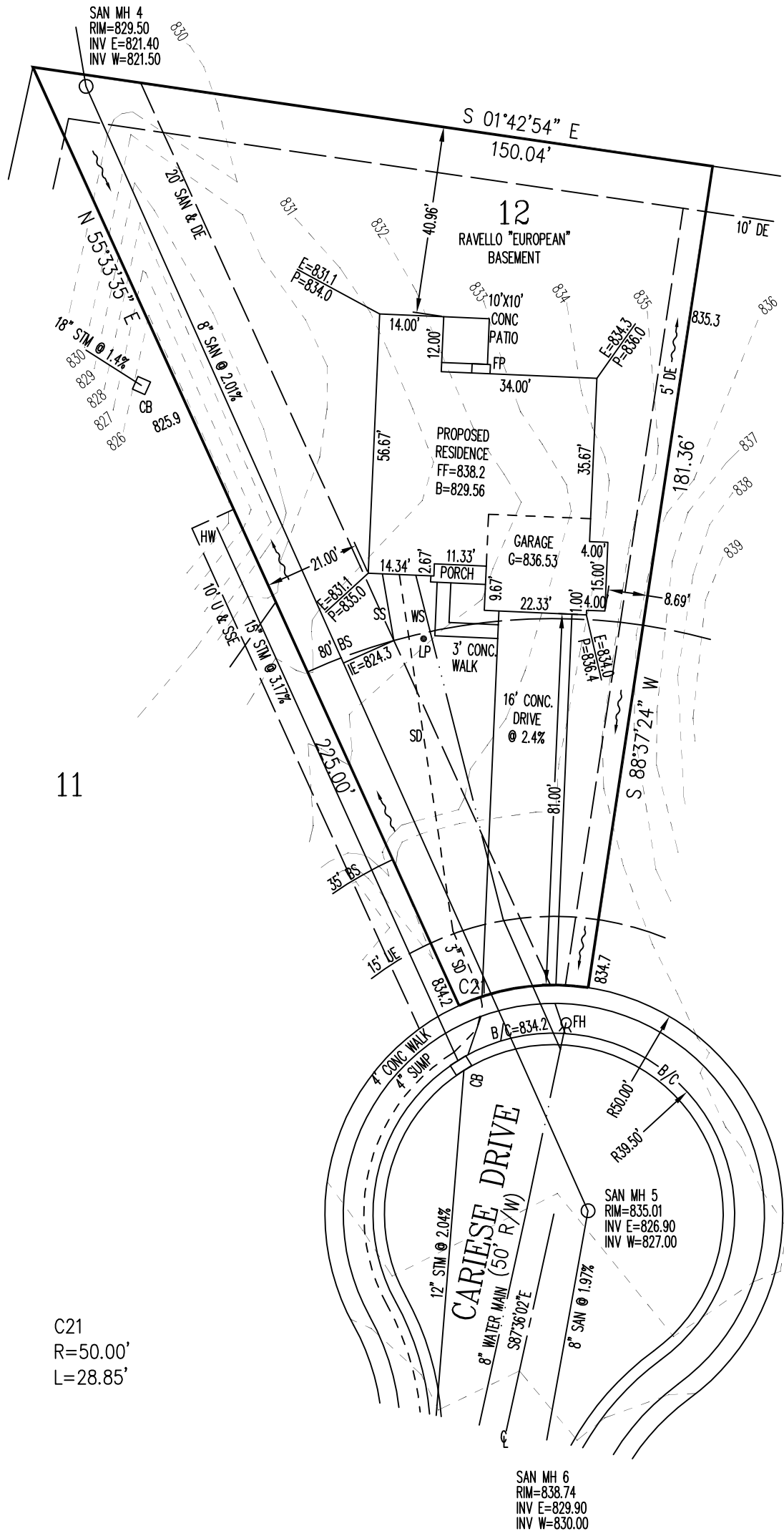
WARREN CO., OHIO

FOR: CRISTO HOMES

SETBACKS
FRONT=80'
REAR=30'
SIDE=5'

QUANTITIES

TOTAL LOT AREA=16,634 SF
CITY WALK=45.1 SF
HOUSE WALK=67.2 SF
DRIVE=1380.7 SF
APRON=124.6 SF
PATIO & PORCH=146.2 SF
DECK= X
SEEDING=12,564.6 SF
SOD=X
UNSEEDED=X



INFORMATION FROM CONSTRUCTION DRAWINGS.

CONTRACTOR IS TO VERIFY LOCATION AND DEPTH OF WATER AND UTILITY SERVICES BEFORE CONSTRUCTION.

ALL ELEVATIONS ARE EXISTING UNLESS SPECIFIED WITH AN "E" FOR EXISTING OR A "P" FOR PROPOSED.

UNLESS F.F.E., M.O.E. OR M.B.E. ARE FIELD VERIFIED BY AN ENGINEERING FIRM, CONTRACTOR TAKES FULL RESPONSIBILITY FOR THE FINISH FLOOR ELEVATION.

A STANDARD FORMULA WAS USED TO DETERMINE FINISH FLOOR GRADE. FINAL FINISH FLOOR ELEVATION IS CONTRACTOR'S RESPONSIBILITY.

PRIOR TO CONSTRUCTION, A GEOTECHNICAL REPORT SHALL BE OBTAINED BY THE BUILDER. APEX ASSUMES NO RESPONSIBILITY FOR SOIL CONDITIONS.

BUILDER SHALL PROVIDE POSITIVE DRAINAGE AROUND AND AWAY FROM HOUSES.

APEX ENGINEERING & SURVEYING INC. ADVISES AGAINST HOLDING THE MINIMUM REQUIRED DISTANCE ON ANY AND ALL SETBACKS, FRONT, REAR, AND SIDES. THE BUILDER ASSUMES ALL RESPONSIBILITIES FOR ANY BUILDING ENCROACHMENTS THAT MAY OCCUR.

C21
R=50.00'
L=28.85'

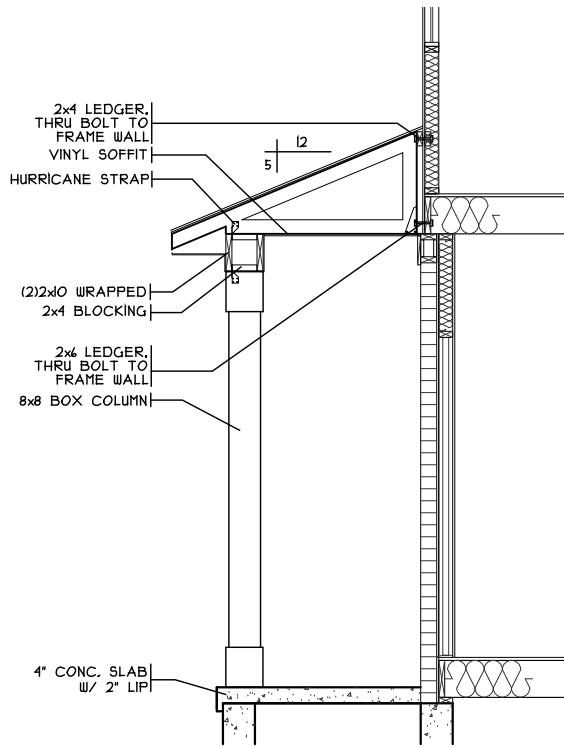


SCALE: 1"=30'
DATE: 11-16-18
DRAWN: JLL
DESIGNED:
CHECKED: KRC

APEX
ENGINEERING & SURVEYING, INC.
1068 N. UNIVERSITY BLVD MIDDLETOWN, OHIO 45042
PH.-(513) 424-5202 OR (513) 932-8991 FAX - (513) 424-6202

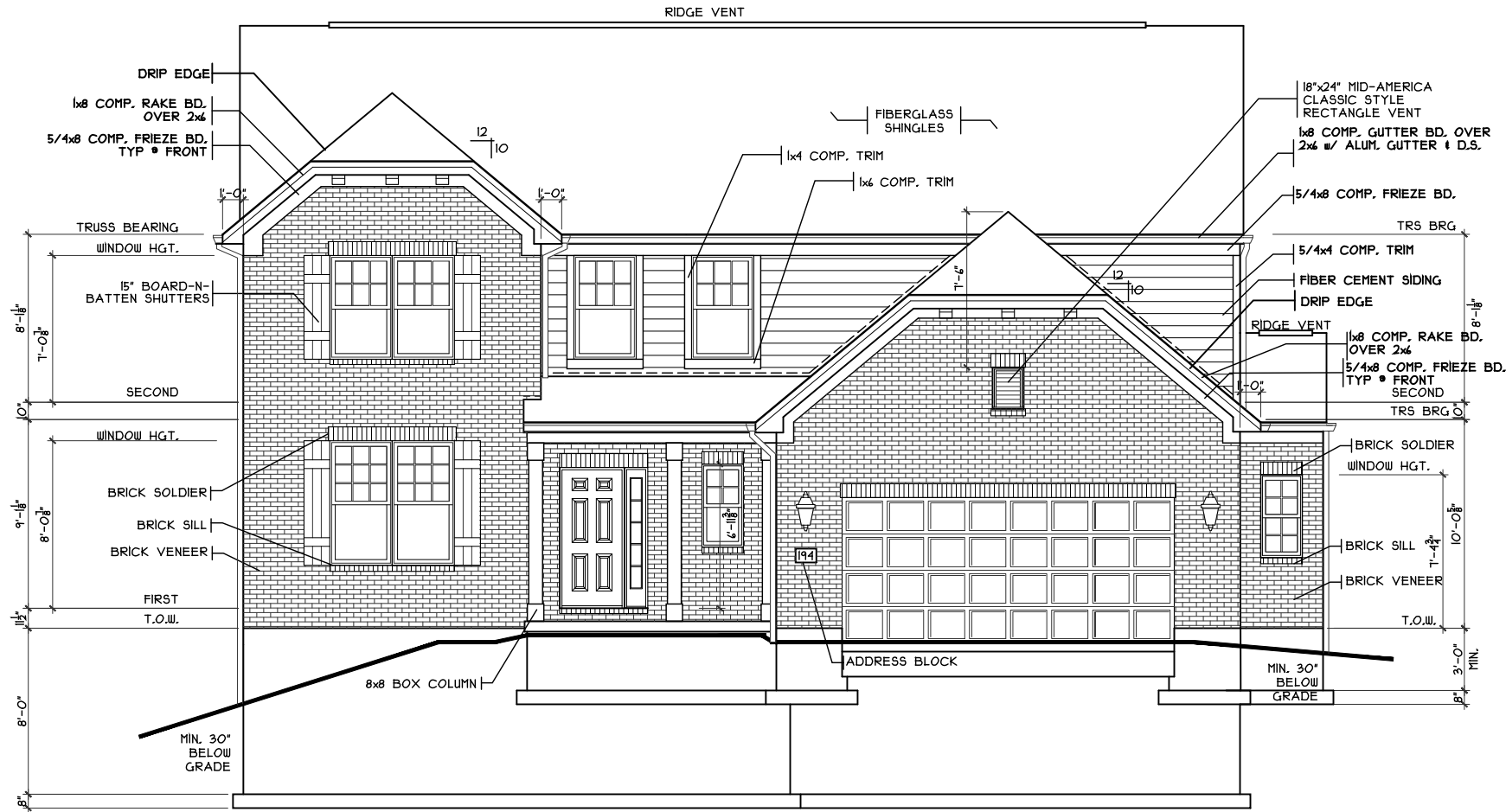
REVISIONS:
1. 11-29-18 PATIO LOCATION
2.
3.
4.

PROJECT: ASHTON WOODS DRAWING: 182028PA	SHEET 1 OF 1
--	-----------------



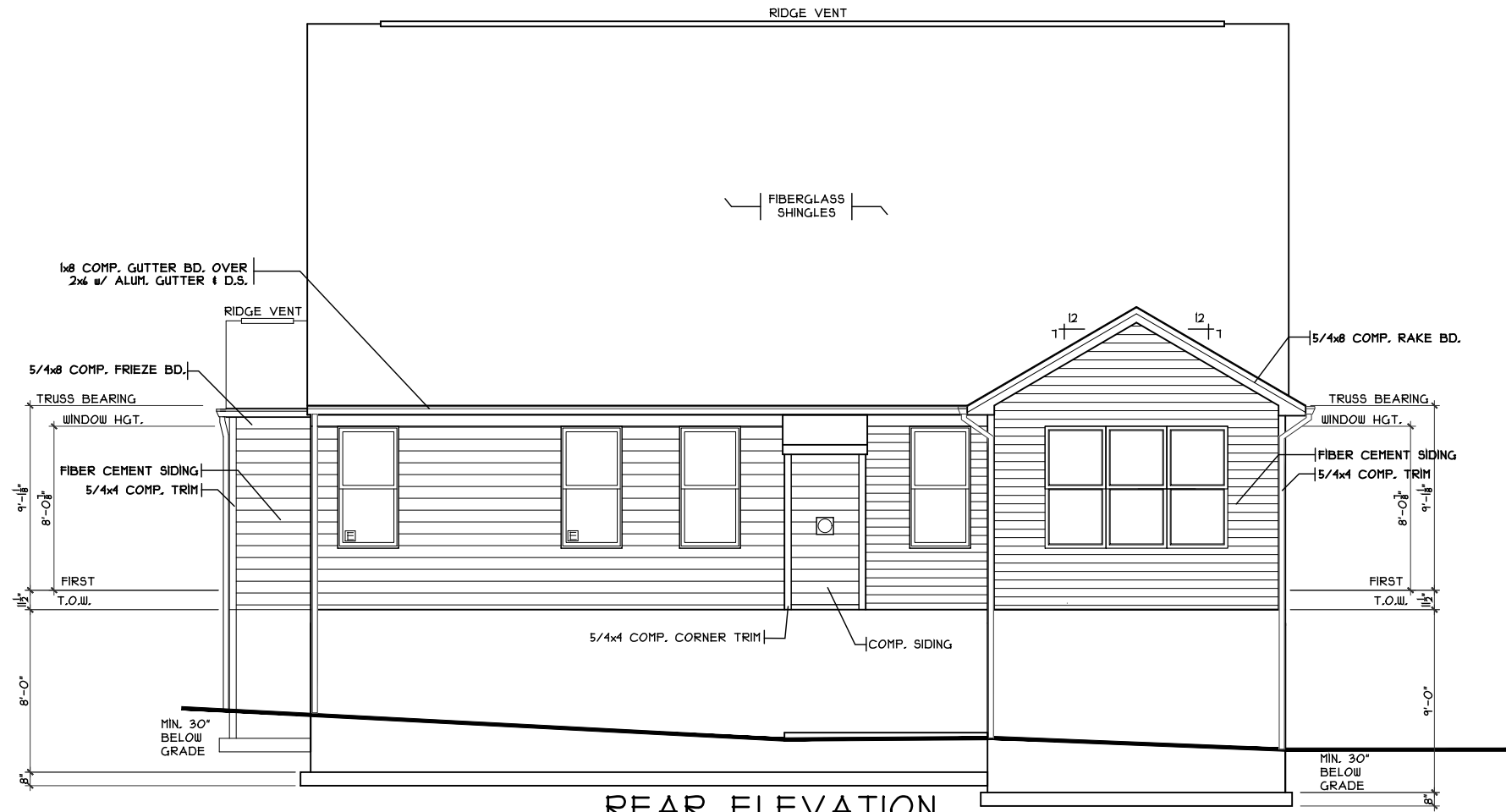
PORCH DETAIL

SCALE: 1/4" = 1'-0"



FRONT ELEVATION

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

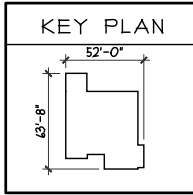


REAR ELEVATION

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

SHEET INDEX	
SHT#	DESCRIPTION
A1.0	Front & Rear Elevations
A1.0a	Side Elevations
A2	Foundation Plan
A3	First Floor Plan
A4	Second Floor Plan
A5	Typical Wall Sections
A6	Building Sections
A7	Portal Framing Detail / Stair Section
A8w	Composite Framing Details
G1	General Notes
E1	1st Floor Electric Plan
E2	2nd Floor Electric Plan
S1	1st Floor Joist Layout
S2	2nd Floor Joist Layout / Roof Plan

252911B4 PLAN INFO	
4	BDRMS
3.5	BATHS
2	CAR GARAGE
1	1ST FLR. CLG.
SQUARE FOOTAGE	
TOTAL	2911
MAIN	1985
UPPER	992
LOWER(SLAB)	N/A
GAR. (SLAB)	1834
	482



OPTIONS	

Issue Dates
 Review #1: 11-14-18
 Review #2: 12-10-18
 Review #3: 12-21-18

Proposed Residence:
 Makras Residence
 Ashton Woods
 194 Cariese Drive

AW-12

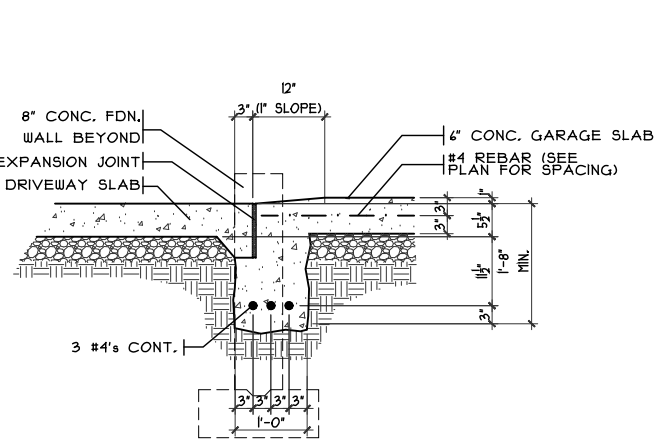
Elevations - European
 Plan : Ravello
 Date : 11/5/18
 Drawn: AG
 Scale : As Noted
 Revised: 12/21/18
 Sheet : 1 of 14

CRISTO HOMES
 7994-A Tylers Place Blvd.
 West Chester, OH 45069
 513.755.0570 www.cristohomes.com

Springboro
 Warren County

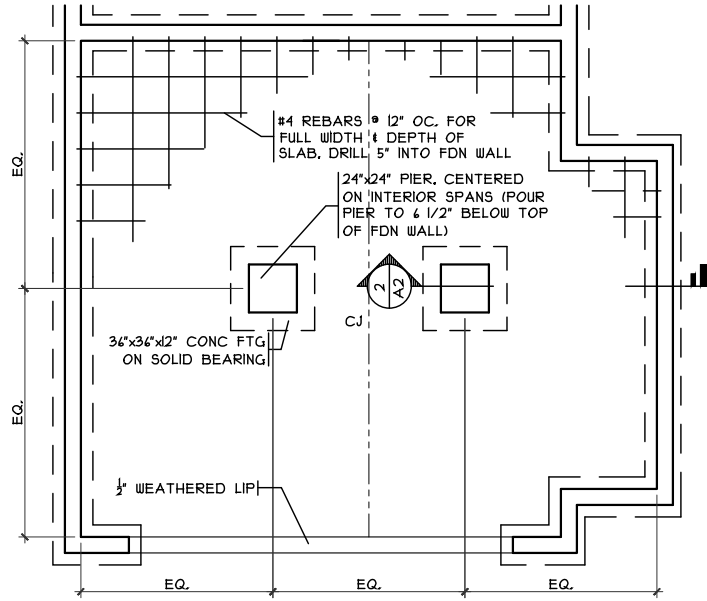
CRISTO HOMES

A1.0



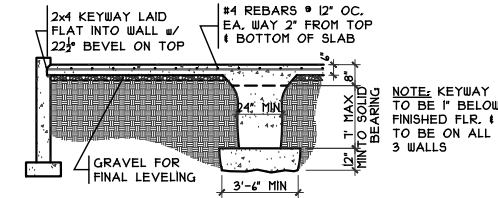
GARAGE DOOR GRADE BM

SCALE: 3/8" = 1'-0"



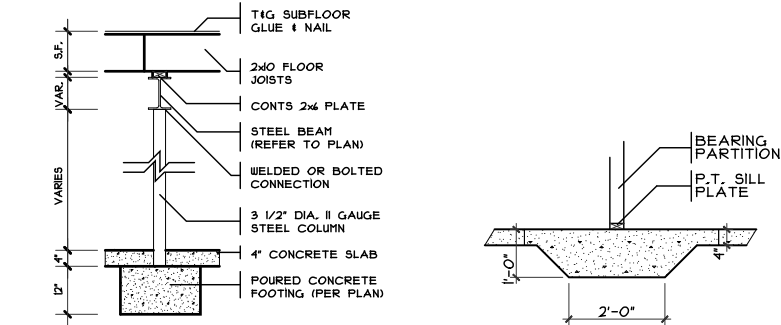
GRADE BM DETAIL

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



GRADE BM SECTION

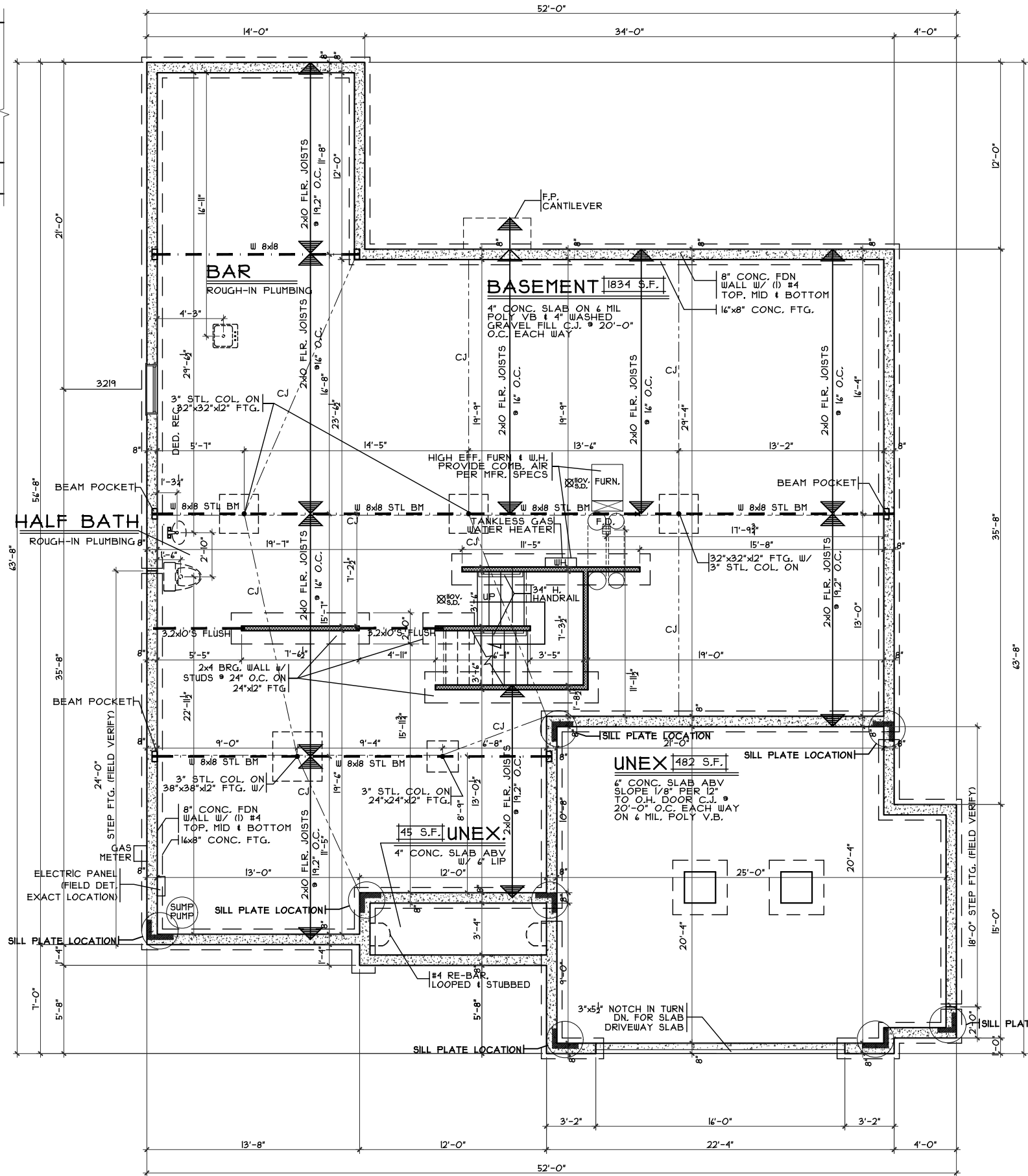
SCALE: 1/8" = 1'-0"



COLUMN DETAIL THICKENED SLAB

SCALE: 1/4" = 1'-0"

SCALE: 1/4" = 1'-0"



FOUNDATION PLAN

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

Foundation Plan
 Plan : Ravello
 Date : 11/5/18
 Drawn : AG
 Scale : As Noted
 Revised: 12/21/18
 Sheet : 3 of 14

Proposed Residence:
 Makras Residence
 Ashton Woods
 194 Cariese Drive

AW-12

Ravello - European - Comp.

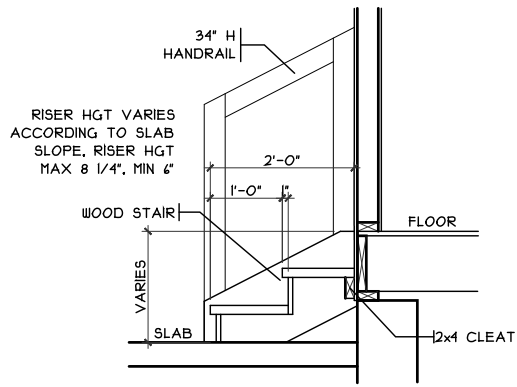
Springboro
 Warren County

Issue Dates
 Review #1: 11-14-18
 Review #2: 12-10-18
 Review #3: 12-21-18

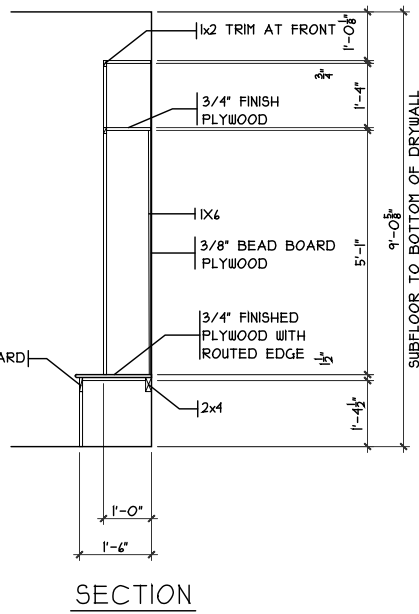
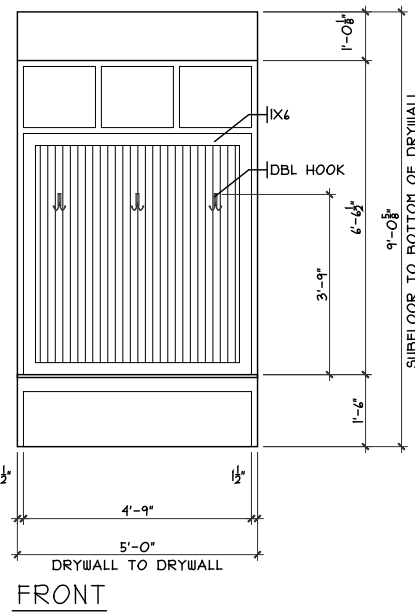
Cristo Homes reserves all property rights in these plans. These plans are not to be reproduced, changed, or copied in any manner. They are not to be given to a third party, either in full or in part, without first receiving written permission from Cristo Homes. In the event these plans are used by a third party, Cristo Homes shall be held harmless.

CRISTO HOMES
 7994-A Tylers Place Blvd.
 West Chester, OH 45069
 513.755.0570 www.cristohomes.com

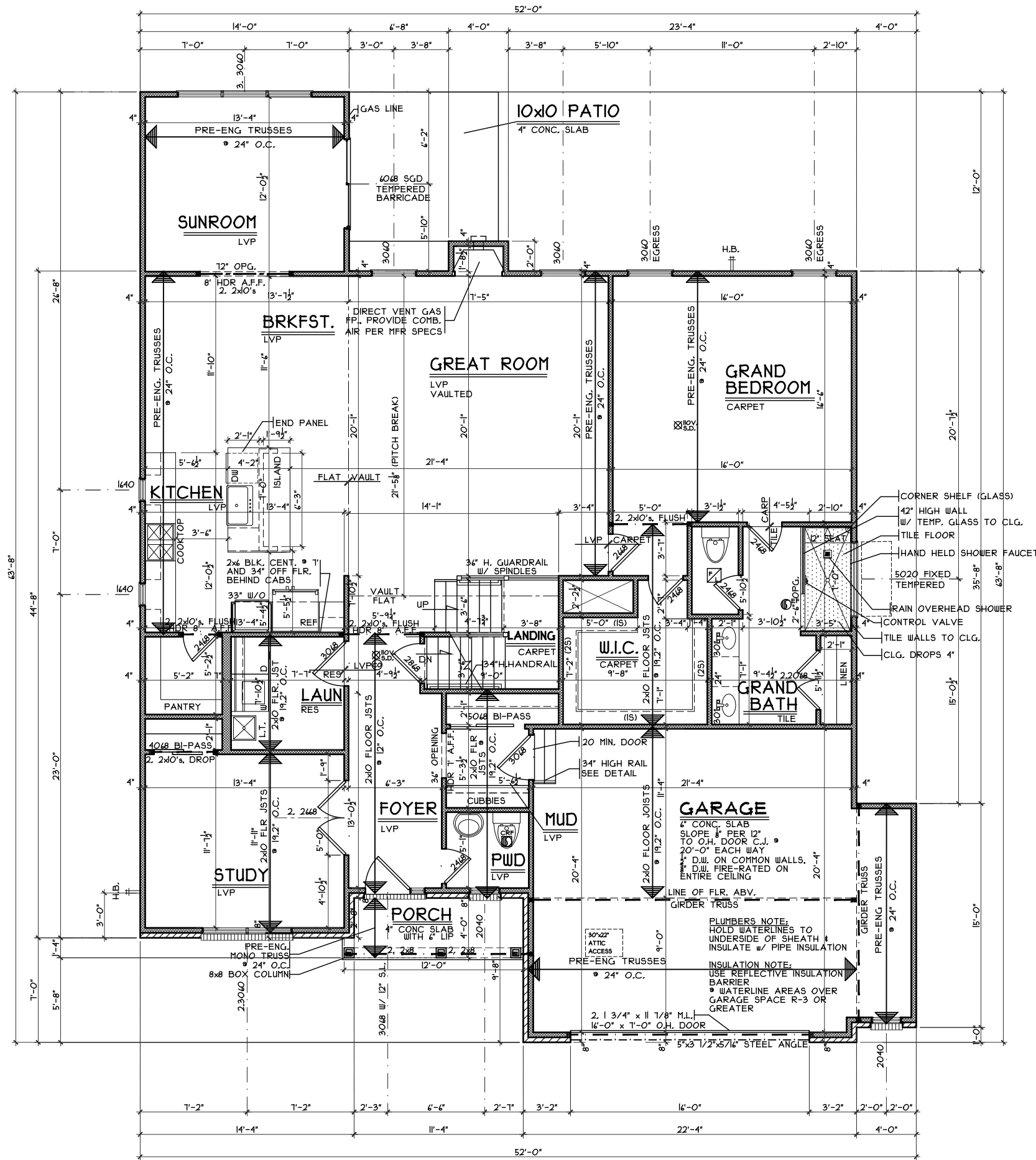
A2



GARAGE HANDRAIL DETAIL
 SCALE: 3/8" = 1'-0"



MUDRM CUBBIES DETAIL
 SCALE: 1/8" = 1'-0"



FIRST FLOOR PLAN
 SCALE: 1/8" = 1'-0" 1985 S.F.

NOTE:
 ■ DENOTES BEARING CRIPPLES. THERE SHOULD BE ONE CRIPPLE FOR EACH BEARING MEMBER. CONTINUOUS TO SOLID BEARING BELOW.

First Floor Plan
 Plan : Ravello
 Date : 11/5/18
 Drawn : AG
 Scale : As Noted
 Revised: 12/21/18
 Sheet : 4 of 14

Proposed Residence:
 Makras Residence
 Ashton Woods
 194 Cariese Drive

AW-12

Ravello - European - Comp.

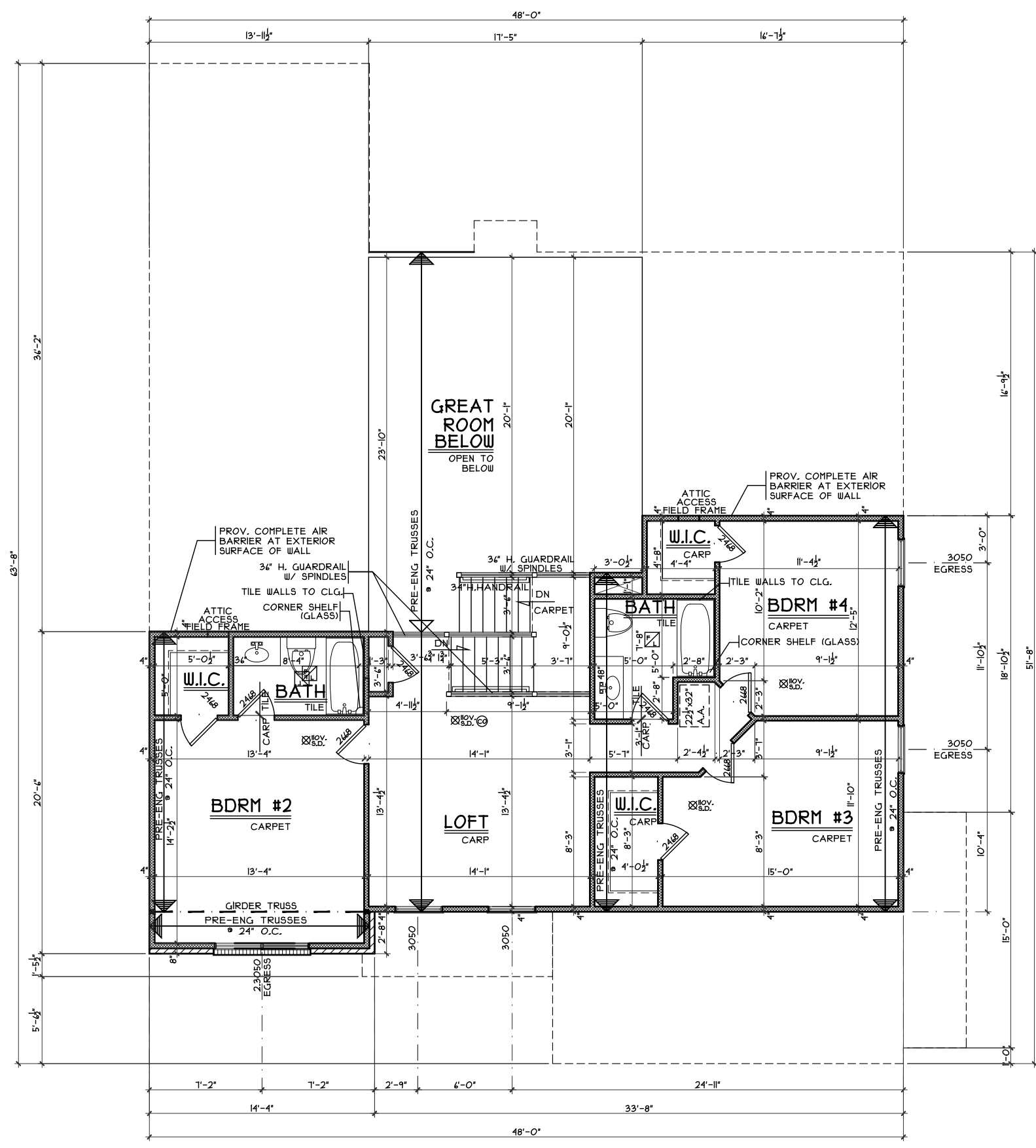
Springboro
 Warren County

Issue Dates
 Review #1: 11-14-18
 Review #2: 12-10-18
 Review #3: 12-21-18

CRISTO HOMES
 7994-A Tyers Place Blvd.
 West Chester, OH 45069
 513.755.0570 www.cristohomes.com

Cristo Homes reserves all property rights in these plans. These plans are not to be reproduced, changed, or copied in any manner. They are not to be given to a third party, either in full or in part, without first receiving written permission from Cristo Homes. In the event these plans are used by a third party, Cristo Homes shall be held harmless.

A3



SECOND FLOOR PLAN
SCALE: 1/8" = 1'-0" 992 S.F.

Second Floor Plan

Plan : Ravello
Date : 11/5/18
Drawn: AG
Scale : As Noted
Revised: 12/21/18
Sheet : 5 of 14



AW-12

Proposed Residence:
Makras Residence
Ashton Woods
194 Cariese Drive

Springboro
Warren County

Ravello - European - Comp.

Issue Dates

Review #1:	11-14-18
Review #2:	12-10-18
Review #3:	12-21-18

Cristo Homes reserves all property rights in these plans. These plans are not to be reproduced, changed, or copied in any manner. They are not to be given to a third party, either in full or in part, without first receiving written permission from Cristo Homes. In the event these plans are used by a third party, Cristo Homes shall be held harmless.

A4