

BH 120

7878 N. Bel Haven Lane

1 Story Slab

1 small tankless heater

2 Hose bibs - no valves required

1 - tiled shower

1 - LH tub

Irrigation system

Humidifier Valve

Washer room laundry tub

Gas Furnace , Tankless Heater , Fireplace and Cooktop



Epcon Foundation DG

Bel Haven LLC
West Chester, OH.

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BH 120

MASTER PLAN: Portico Plus | ELEVATION: Elevation E - Euro Country | COMMUNITY: Bel Haven | LOT NUMBER: 120 | ADDRESS: 7878 N. Bel Haven Lane, West Chester, Ohio 45069

PLANS POWERED BY HIGHARC

PROJECT SUMMARY	
BUILDING AREA	
CONDITIONED AREA	
FIRST FLOOR SF	2117 SF
TOTAL CONDITIONED AREA :	2117 SF
TOTAL GARAGE AREA :	532 SF
FRONT PORCH AND PORTICO AREA :	203 SF
REAR PORCH AREA :	32 SF
PATIO AREA :	274 SF

GENERAL NOTES
ONLY LOCATION SPECIFIC OPTIONS ARE SHOWN ON THESE DRAWINGS. PLEASE REFER TO OPTION SUMMARY AND/OR PURCHASE ORDERS FOR A COMPLETE LISTING OF OPTIONS.
DESIGN CRITERIA:
NUMBER OF STORIES: 1
BUILDING WIDTH: 42'-0"
BUILDING DEPTH: 81'-10"
BUILDING HEIGHT: 23'-10 1/4"
GOVERNMENTAL CODES AND STANDARDS
HOME TO BE BUILT TO CONFORM TO ALL APPLICABLE LOCAL CODES, PRACTICES AND STANDARDS.
BUILDING CODE ANALYSIS / DESIGN CRITERIA
HOME TO BE BUILT TO 2019 RESIDENTIAL CODE OF OHIO STANDARDS

GRAPHIC SYMBOLS & LEGEND	
	FIRST FLOOR EL. 0'-0"
	SLOPE 4:12
	SD
	SD / CO
	ELEVATION MARKER
	ROOF SLOPE
	SD
	SD / CO

SHEET INDEX	
COVER	A-000
SCHEDULES	A-010
GENERAL NOTES	A-020
FOUNDATION PLAN	A-050
FIRST FLOOR PLAN	A-101
ROOF PLAN	A-120
FRONT / BACK ELEVATION	A-200
LEFT / RIGHT ELEVATION	A-201
DETAILS	A-401
DETAILS	A-402
DETAILS	A-403
DETAILS	A-404
DETAILS	A-405
PERSPECTIVE VIEWS	A-900
FIRST FLOOR ELECTRICAL PLAN	E-101
SHEAR WALL PLAN	S-100
SHEAR WALL DETAILS	S-101

ISSUE	DESCRIPTION	DATE
01	BUILDER SET	5/29/2024

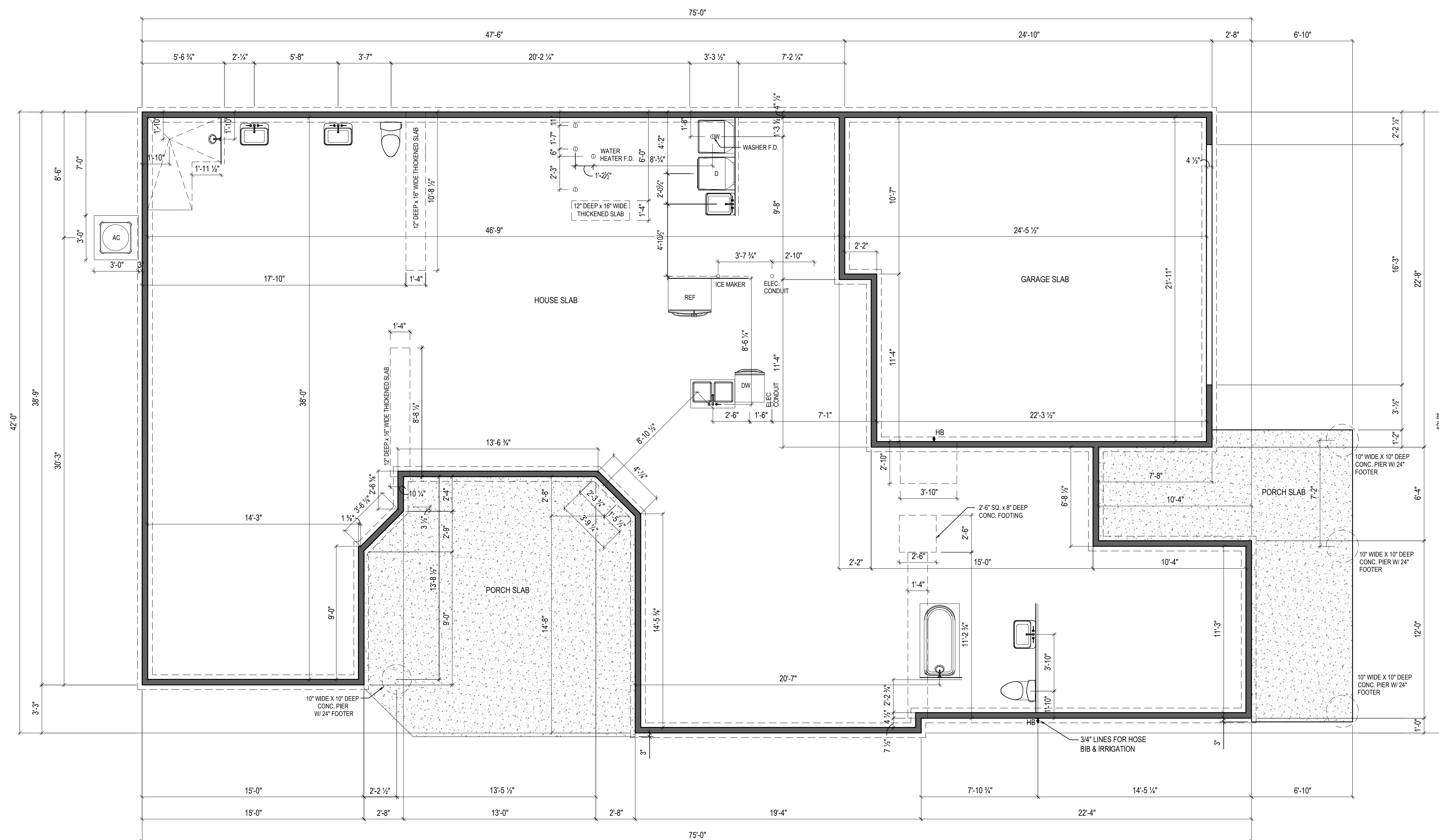
PROJECT
PLAN: BH Portico D2 D2+ - 4.5"
ELEV: Elevation E - Euro Country
LOT: 120

DRAWING TITLE
COVER

SHEET NUMBER
A-000

NOT FOR CONSTRUCTION
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NOTES:
THICKENED SLAB SHALL BE REINFORCED WITH CONTINUOUS (2) #4 REBAR

ISSUE	DESCRIPTION	DATE
01	BUILDER SET	5/29/2024

PROJECT
PLAN: BH Portico D2 D2+ - 4.5"
ELEV: Elevation E - Euro Country
LOT: 120

DRAWING TITLE
FOUNDATION PLAN

SHEET NUMBER
A-050

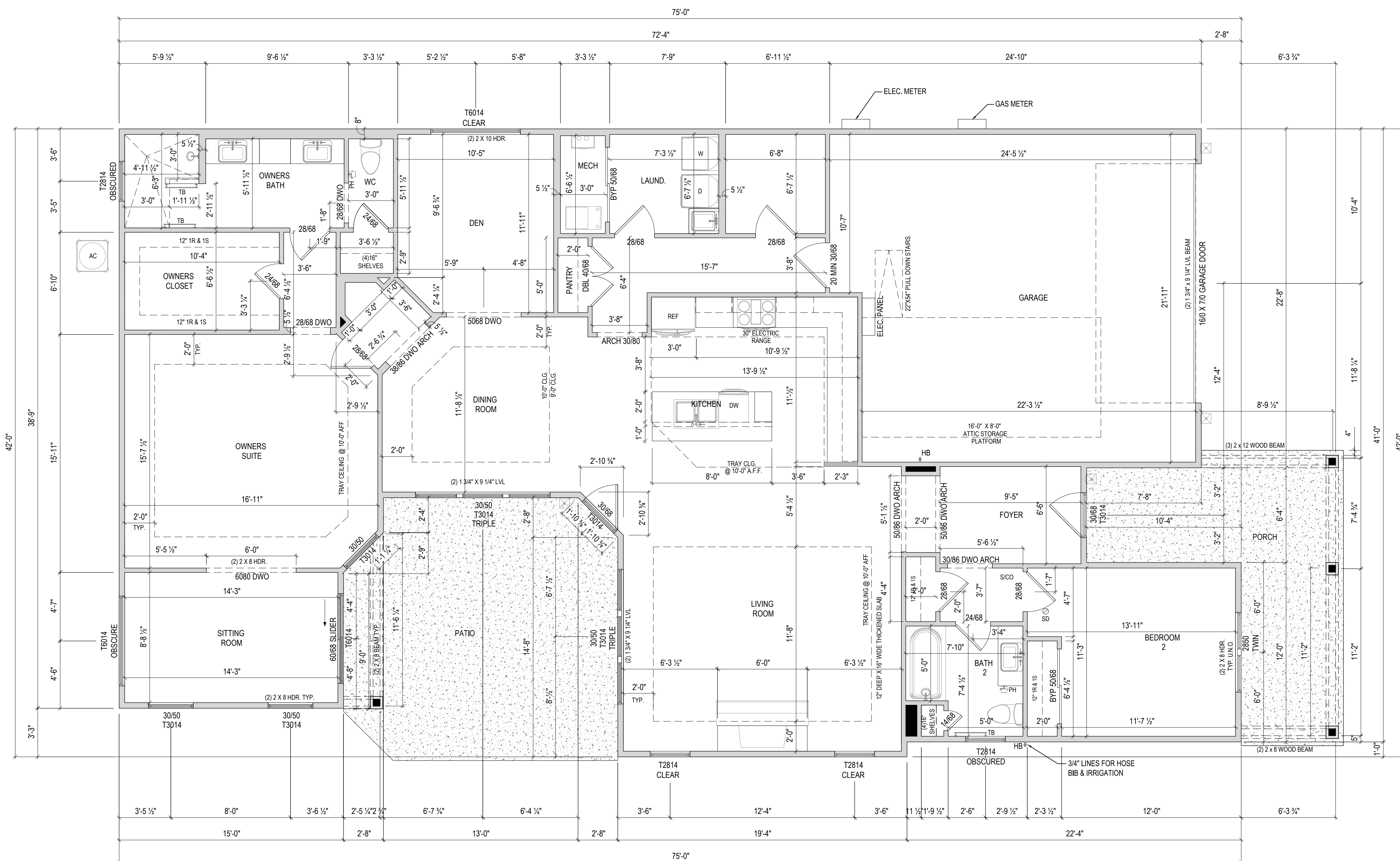
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NOTES:
- ARCHED OPENINGS: SPRING POINT @ 78" A.A.F.
TOP OF ARCH 8'-6" ABOVE SPRING POINT.

1 FLOOR PLAN
A-101

1/8" = 1'-0" @ 11" x 17"

ISSUE	DESCRIPTION	DATE
01	BUILDER SET	5/29/2024

PROJECT
PLAN: BH Portico D2 D2+ - 4.5"
ELEV: Elevation E - Euro Country
LOT: 120

DRAWING TITLE
FIRST FLOOR PLAN

SHEET NUMBER
A-101

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