

BH 158

7799 N. Bel Haven Lane

2 story slab

1 large tankless heater

2 Hose bibs - no valves required

2 - tiled shower

1 - LH tub

Irrigation system

Laundry Tub in washer room

Ice maker

Humidifier valve

Gas Furnace , Tankless Heater , Fireplace , Range and Courtyard Grill








BH 158

MASTER PLAN: Portico Plus | ELEVATION: Elevation A - Euro Country | COMMUNITY: Bel Haven | LOT NUMBER: 158 | CUSTOMER: 7799 N. Bel Haven Lane, West Chester, Ohio 45069


PLANS POWERED BY HIGHARC

PROJECT SUMMARY	
BUILDING AREA	
CONDITIONED AREA	
FIRST FLOOR SF	1980 SF
SECOND FLOOR SF	742 SF
TOTAL CONDITIONED AREA :	2722 SF
TOTAL GARAGE AREA :	532 SF
FRONT PORCH AND PORTICO AREA :	331 SF
REAR PORCH AREA :	32 SF
PATIO AREA :	275 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: 2
BUILDING WIDTH: 42'-0"
BUILDING DEPTH: 81'-10"
BUILDING HEIGHT: 23'-2 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
	ELEVATION MARKER
	ROOF SLOPE
	SD
	SD / CO

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EPCON
COMMUNITIES

Epcon Foundation DG

Bel Haven LLC
West Chester, OH.

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ISSUE	DESCRIPTION	DATE
01	BUILDER SET	4/27/2025

PROJECT

PLAN: BH Portico D2 D2+ - 4.5"

ELEV: Elevation A - Euro Country

LOT:

LOT ADDRESS:

DRAWING TITLE

COVER

SHEET NUMBER

A-000

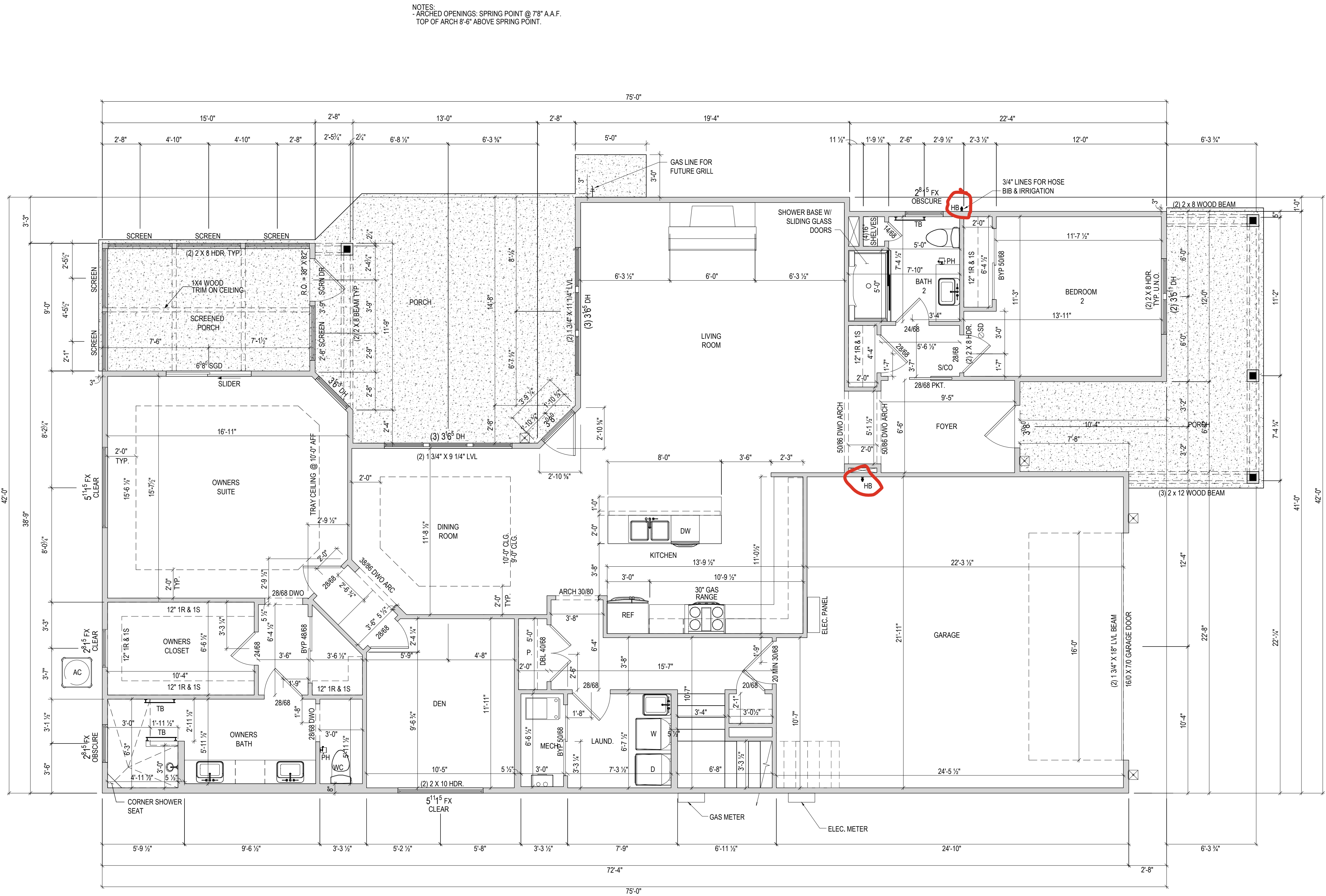
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ISSUE	DESCRIPTION	DATE
01	BUILDER SET	4/27/2025

PROJECT
PLAN: BH Portico D2 D2+ - 4.5"
ELEV: Elevation A - Euro Country
LOT: 158

DRAWING TITLE
FIRST FLOOR
PLAN

SHEET NUMBER

A-101



Epcon Foundation DG

Bel Haven LLC
West Chester, OH.

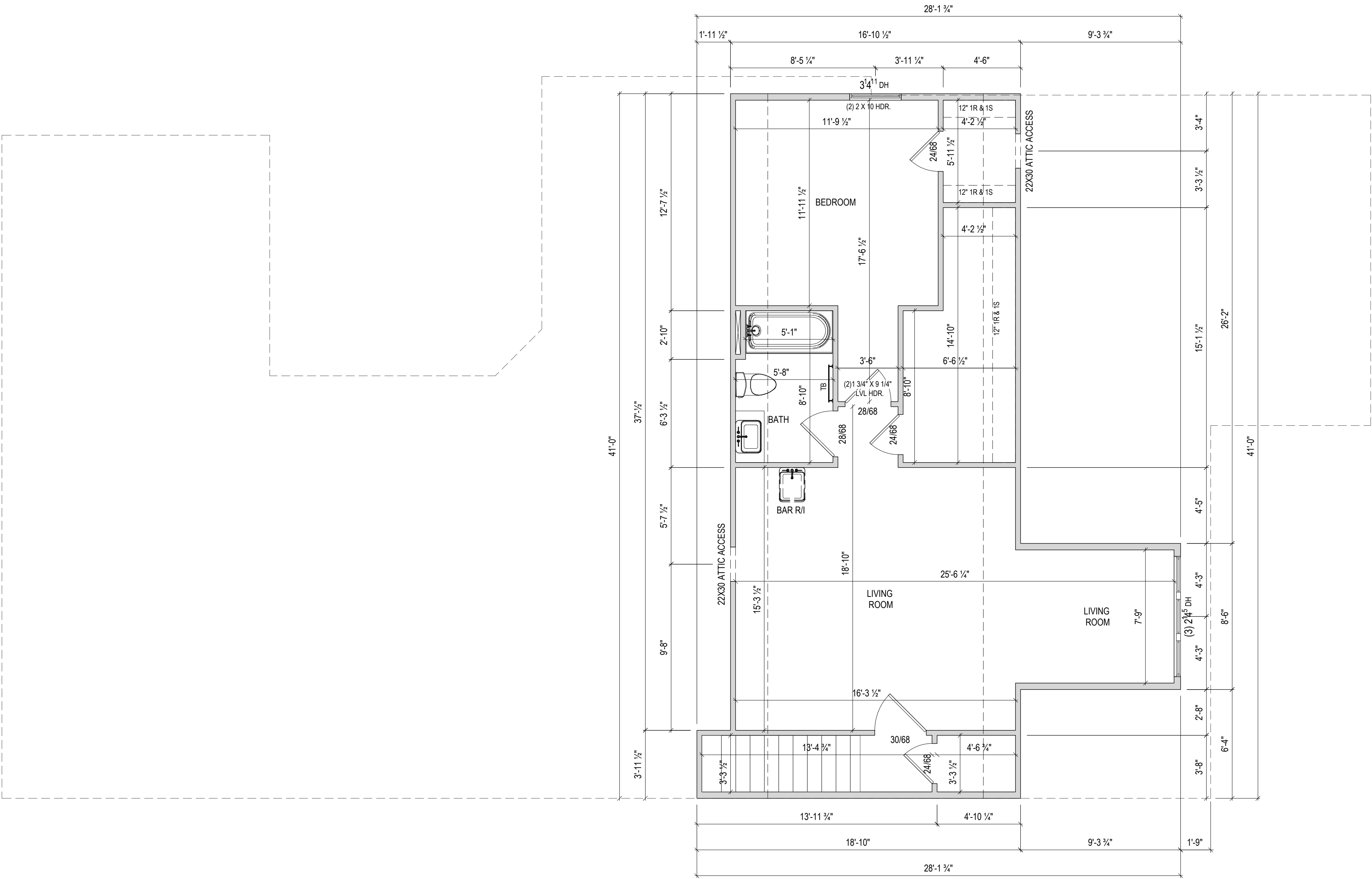
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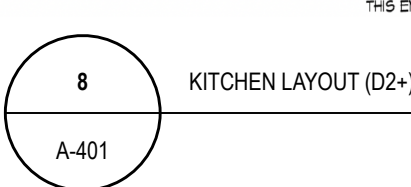
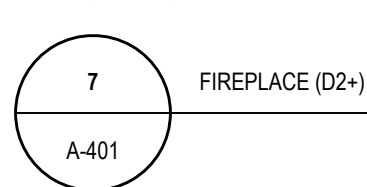
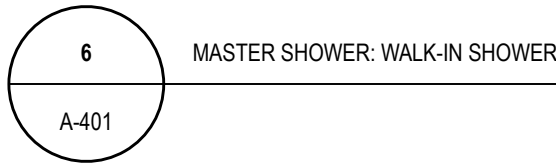
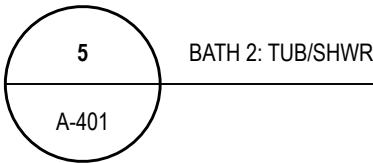
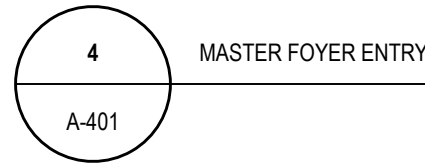
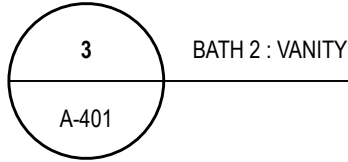
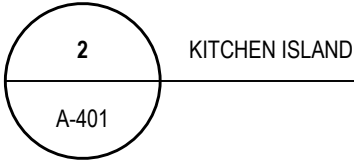
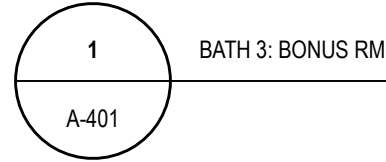
ISSUE	DESCRIPTION	DATE
01	BUILDER SET	4/27/2025

PROJECT
PLAN: BH Portico D2 D2+ - 4.5"
ELEV: Elevation A - Euro Country
LOT: 158

DRAWING TITLE
SECOND FLOOR
PLAN

SHEET NUMBER
A-102





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ISSUE	DESCRIPTION	DATE
01	BUILDER SET	4/27/2025

PROJECT

PLAN: BH Portico D2 D2+ - 4.5"

ELEV: Elevation A - Euro Country

LOT: 158

DRAWING TITLE

DETAILS

SHEET NUMBER

A-401