

PLOT PLAN

MARKET HOME
310 GOVERNORS AVENUE

LOT 4672 (10,230 SF) 0.2348 AC.

CENTENNIAL RUN, SECTION THREE, BLK "A"

SECTION 31, TOWN 2, RANGE 4

CITY OF TRENTON

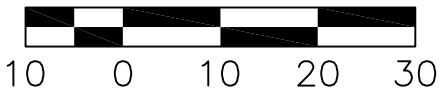
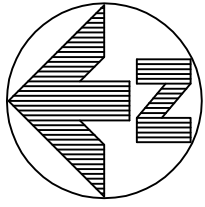
BUTLER COUNTY, OHIO

FOR: CRISTO HOMES

SETBACKS
FRONT=35'
REAR=40'
SIDE=6'/15' TOTAL

MS=660.38

C21
R=474.00'
L=1.30'



TOPOGRAPHY IS FROM APEX FIELD SURVEY DATED:
MAY 1, 2018, AND MAY NOT REFLECT CURRENT
CONDITIONS

QUANTITIES

TOTAL LOT AREA= 10,230 SF
CITY WALK= 221 SF
HOUSE WALK= 43 SF
DRIVE= 675 SF
APRON= 91 SF
PATIO & PORCH= 171 SF
DECK= X
SEEDING= 7,787 SF
SOD= X
UNSEEDED= X

BOTTOM OF BASEMENT WINDOWS TO BE
AT OR ABOVE THE M.O.E.

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.

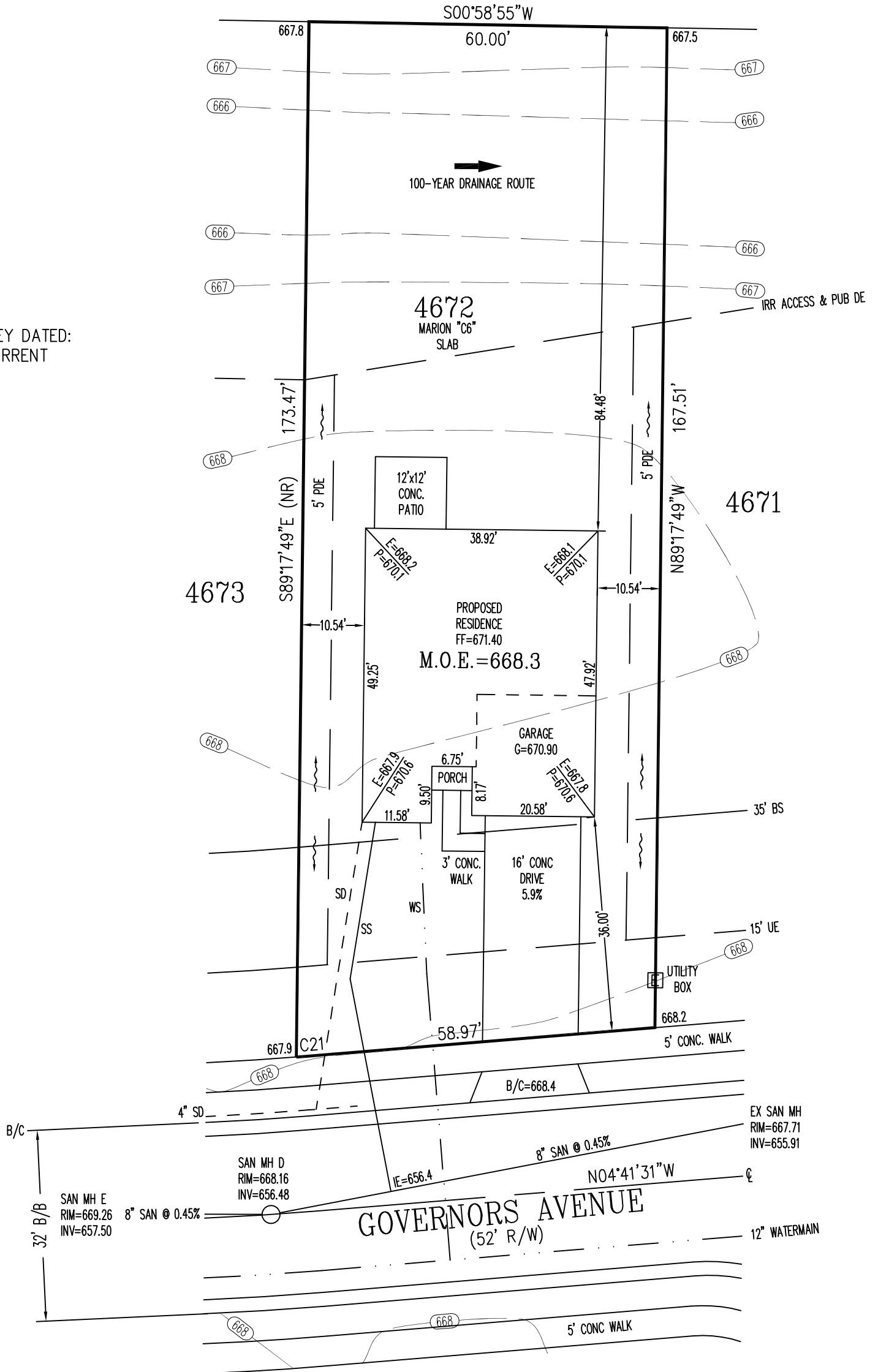
UNLESS F.F.E., M.O.E. OR M.B.E. ARE FIELD VERIFIED BY AN
ENGINEERING FIRM, CONTRACTOR TAKES FULL RESPONSIBILITY
FOR THE FINISH FLOOR ELEVATION.

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.



M.O.E.=668.3

SCALE: 1"=20'
DATE: 9/19/2019
DRAWN: REW
DESIGNED: -
CHECKED: KRC

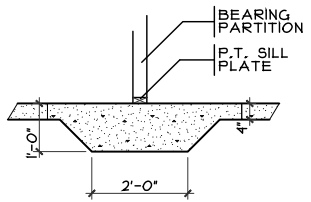


REVISIONS:

- 1.
- 2.
- 3.
- 4.

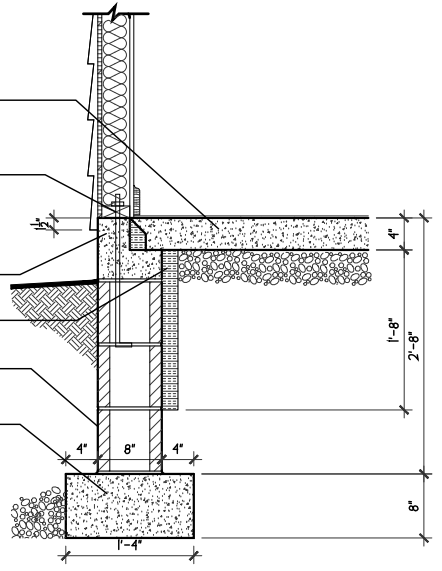
PROJECT: CENTENNIALRUN
DRAWING: 192048PA

SHEET
1 OF 1

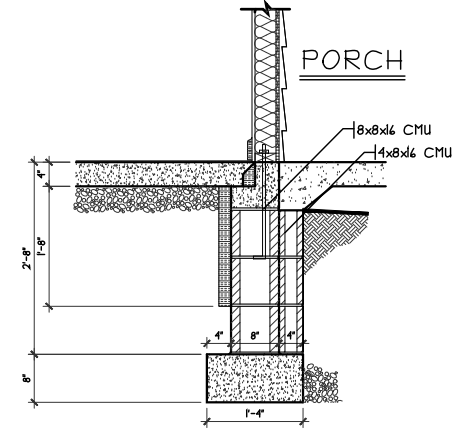


THICKENED SLAB
SCALE: 1/4" = 1'-0"

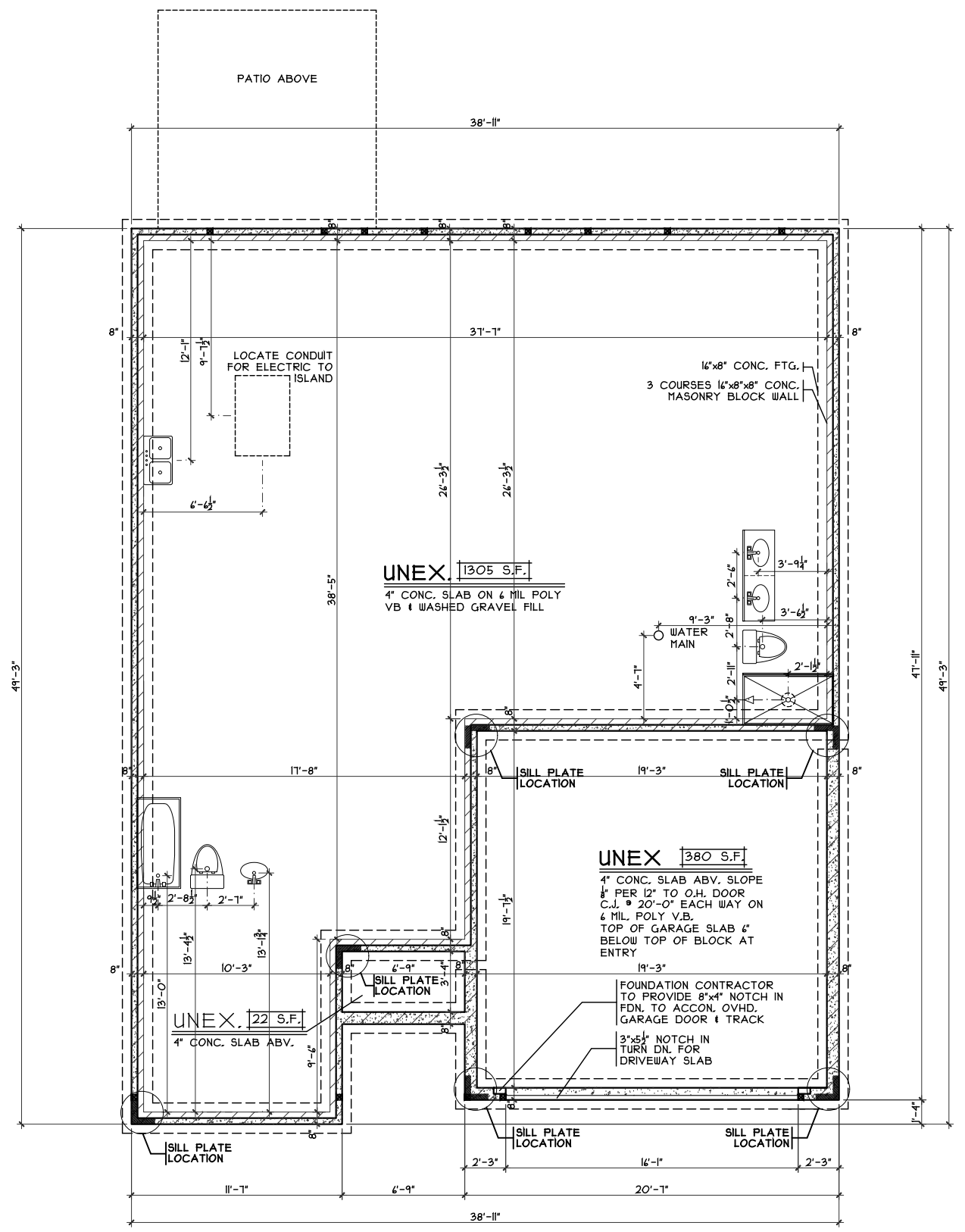
- 4" THICK MIN. CONC. SLAB ON 6 MIL VAPOR BARRIER ON 4" MIN. GRAVEL BASE
- 2x4 (P.T.) SILL PL. W/ 1" C 10-T ANCHOR BOLTS @ 48" O.C. AND 12" MAX FROM CORNERS. EMBEDDED BELOW SECOND COURSE OF CMU BLOCK. APPLY CONTINUOUS SILL SEALER
- 8"x16" CONCRETE MASONRY L-BLOCK FOR SLAB
- 2"x24" VERTICAL POLYSTYRENE INSULATION (R-10)
- 3 COURSES 8"x16" CONCRETE MASONRY BLOCK WALL
- 8"x16" CONCRETE FOOTING



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



BLK. DETAIL
SCALE: 3/8" = 1'-0"



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

OPTIONS

Foundation Plan
Plan: Marion Slab
Date: 10/11/19
Drawn: EMW
Scale: As Noted
Revised:
Sheet: 3 of 8

Proposed Residence:
Christopher Smallwood
310 Governors Avenue
Centennial Run Lot# 4672

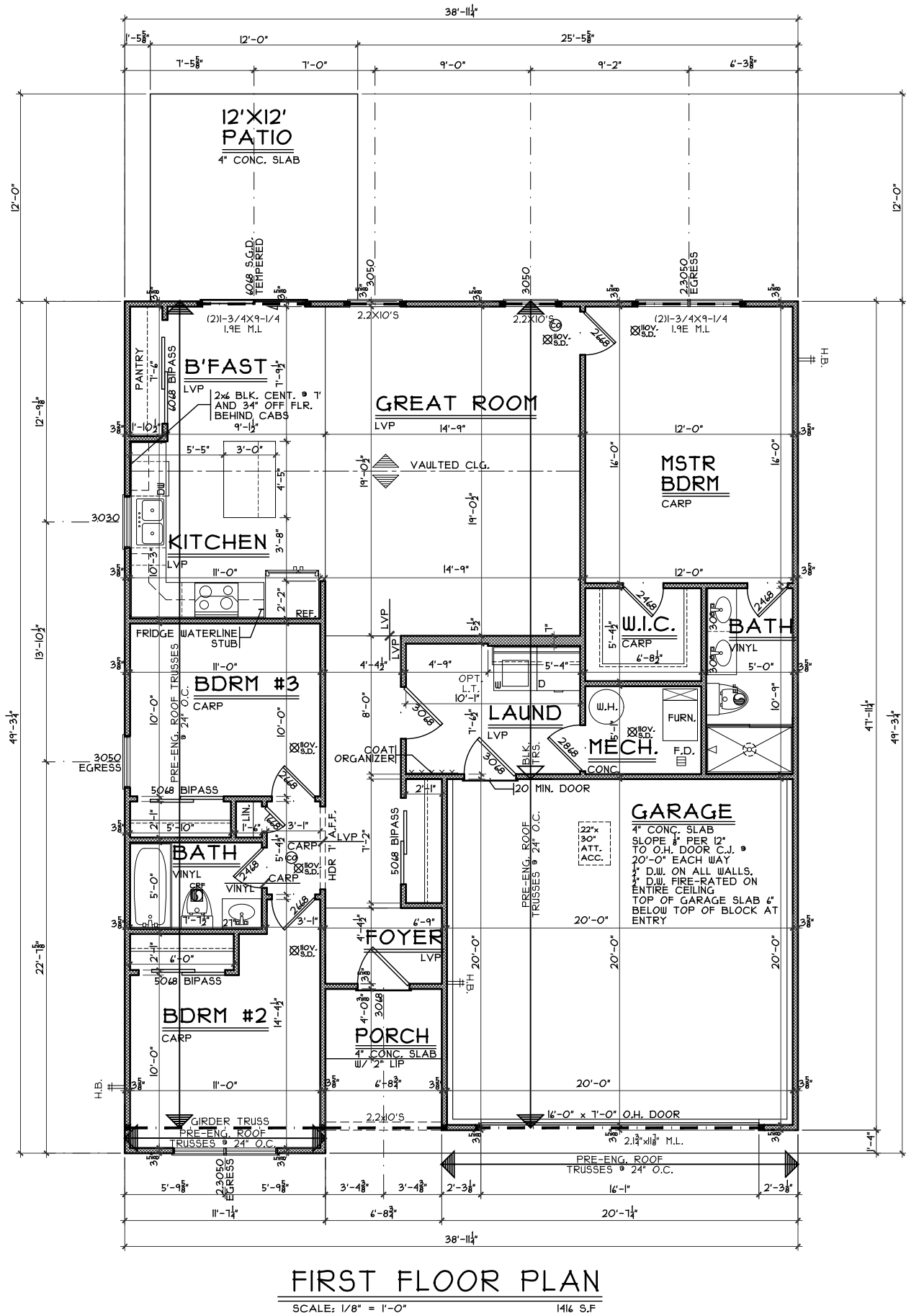
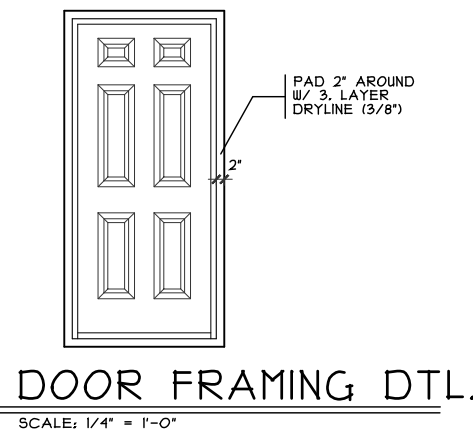
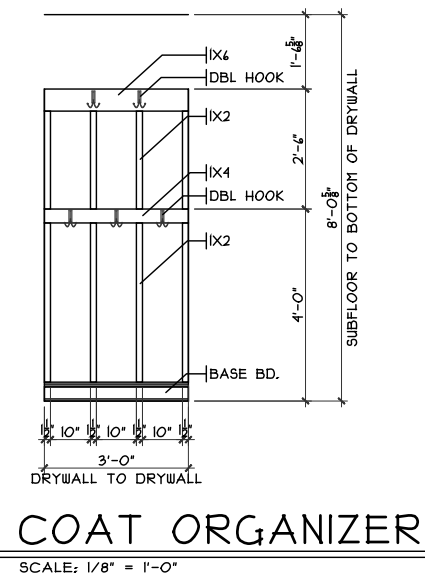
CR-4672

Marion Slab - C6 - Vinyl
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Trenton
Butler County

CRISTO HOMES
7594-A Tylers Place Blvd.
West Chester, OH 45069
513.755.0570 www.cristohomes.com

A2



OPTIONS

First Floor Plan
 Plan: Marion Slab
 Date: 10/11/19
 Drawn: EMW
 Scale: As Noted
 Revised:
 Sheet: 4 of 8

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Issue Dates
 Review

A3