PLOT PLAN
LOT 4675 (10,571 SF) 0.2427 ACRES
CENTENNIAL RUN, SECTION THREE, BLOCK "A"
SECTION 31, TOWN 2, RANGE 4
CITY OF TRENTON, BUTLER COUNTY, OHIO
FOR: CRISTO HOMES

ALEXANDER RESIDENCE
316 GOVERNORS AVENUE

10 0 10 20 30

MS=661.05

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

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

QUANTITIES

TOTAL LOT AREA	10,571	sq. ft.
CITY WALK	300	sq. ft.
HOUSE WALK	42	sq. ft.
DRIVE	576	sq. ft.
APRON	90	sq. ft.
PATIO AND PORCHES	32	sq. ft.
DECK	–	sq. ft.
SEEDING AREA	8,796	sq. ft.

STATE OF OHIO
KENNETH R. COMBS
7311
REGISTERED
PROFESSIONAL SURVEYOR

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.

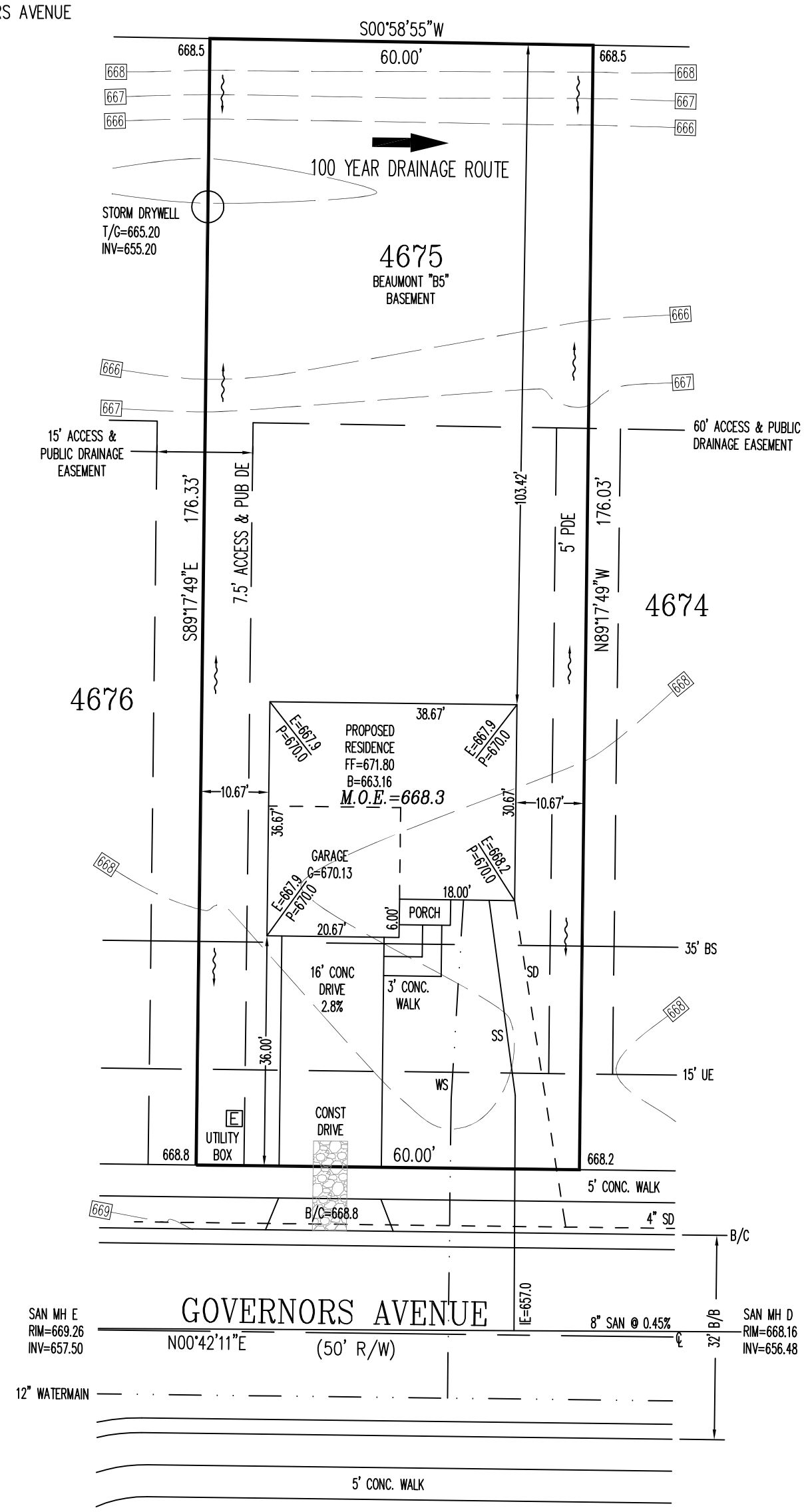
UNLESS F.F.E., M.O.E. OR M.B.E. ARE FIELD VERIFIED BY AN ENGINEERING FIRM, CONTRACTOR TAKES FULL RESPONSIBILITY FOR THE FINISH FLOOR ELEVATION.

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

TOP OF WINDOW WELLS OR BOTTOM OF BASEMENT WINDOWS TO BE ABOVE THE M.O.E.

SCALE: 1"=20'
DATE: 3/7/2019
DRAWN: REW
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.
2.
3.
4.

PROJECT: CENTENNIAL RUN
DRAWING: 190451PA

SHEET 1 OF 1

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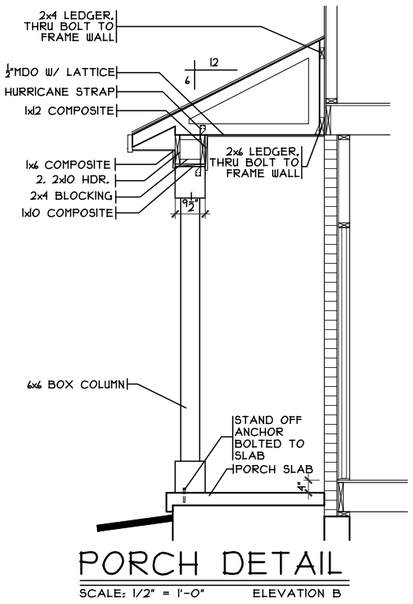
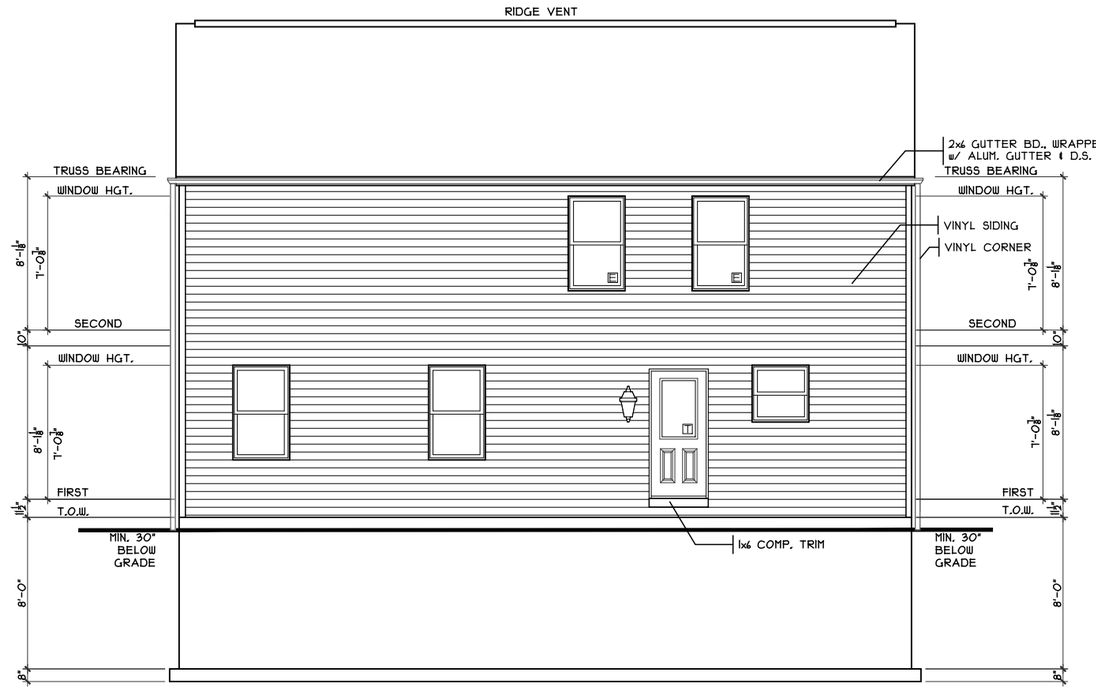


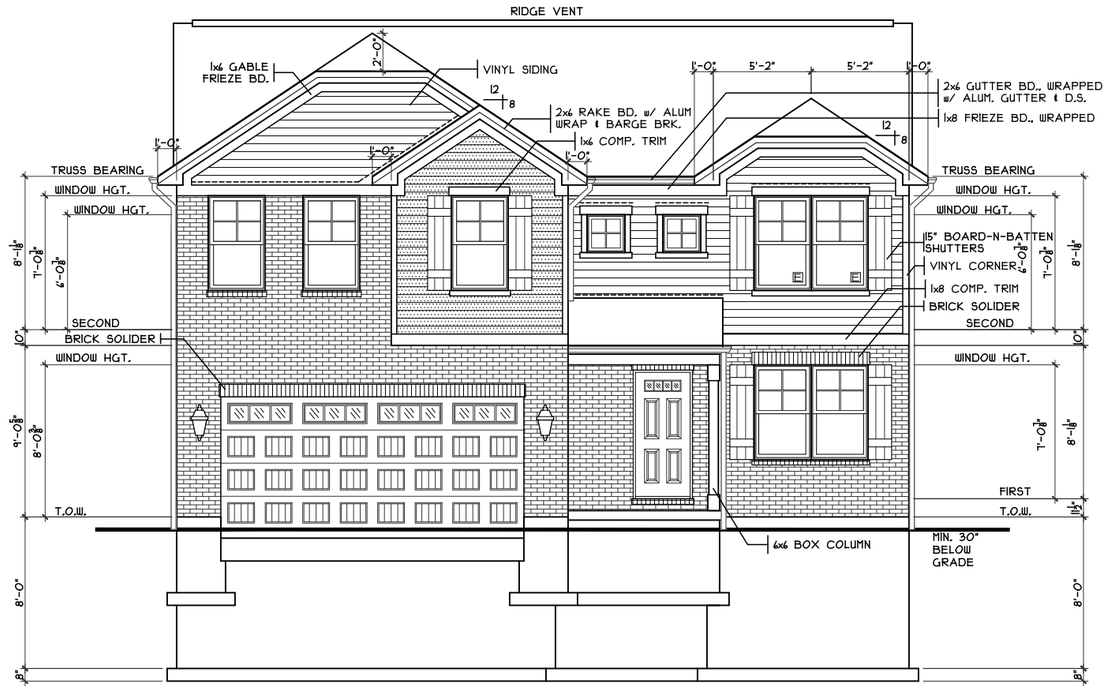
PORCH DETAIL

SCALE: 1/2" = 1'-0" ELEVATION B



REAR ELEVATION

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



FRONT ELEVATION

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

SHEET INDEX	
SHT#	DESCRIPTION
A1	Front and Rear Elevations
A1a	Left and Right Elevations
A2	Foundation Plan
A2a	Lower Level Plan
A3	First Floor Plan
A4	Second Floor Plan
A5	Typical Wall Sections/Stair Section
A5a	Portal Framing Detail
A6	Typical Framing Details (Aluminum)
G1	General Notes
E1	Electrical Plan
S1	First Floor Joist Layout
S2	Second Floor Joist Layout / Roof Plan

NOTE:
PLANS PRINTED ON 24x36 SHEETS TO BE SCALABLE AT FULL SCALE, 1/4" = 1'-0"
PLANS PRINTED ON 11x17 SHEETS TO BE SCALABLE AT HALF SCALE. 1/8" = 1'-0"

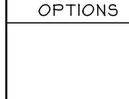
2S2136B4 PLAN INFO

4 BDRMS
2½ BATHS
2 CAR GARAGE
8' 1ST FLR. CLG.

SQUARE FOOTAGE

TOTAL	2134
MAIN	834
UPPER	1297
LOWER(FINISH)	415
LOWER(SLAB)	807
GARAGE(SLAB)	380

KEY PLAN



OPTIONS

Beaumont - B5 - Vinyl

Issue Dates

Review

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CR-4675

Proposed Residence:
Alexander Residence
CR-Centennial Run
316 Governors Avenue Lot#4675
Trenton
Butler County

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

Elevation B5

Plan: Beaumont Basement
Date : 2.22.2019
Drawn: MA
Scale : As Noted
Revised:
Sheet : 1 of 13

A1

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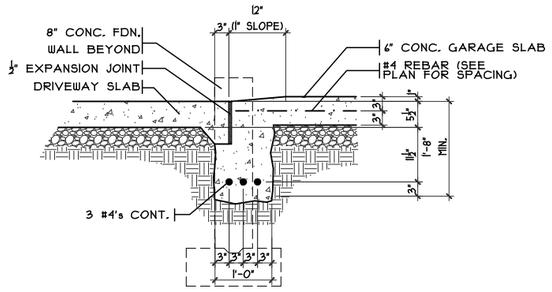
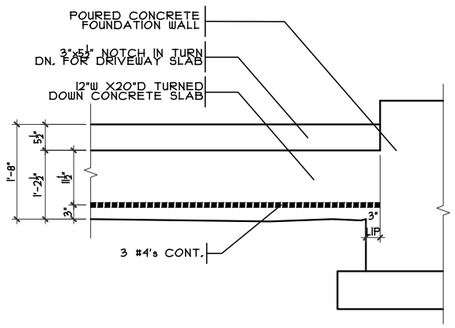


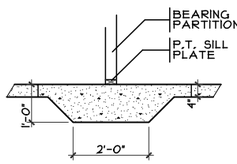
SECTION



ELEVATION

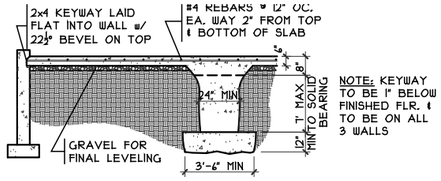
GARAGE DOOR GRADE BM

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



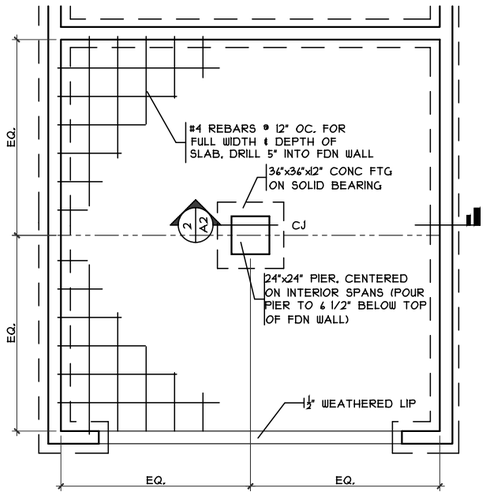
(1/A2) THICKENED SLAB

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



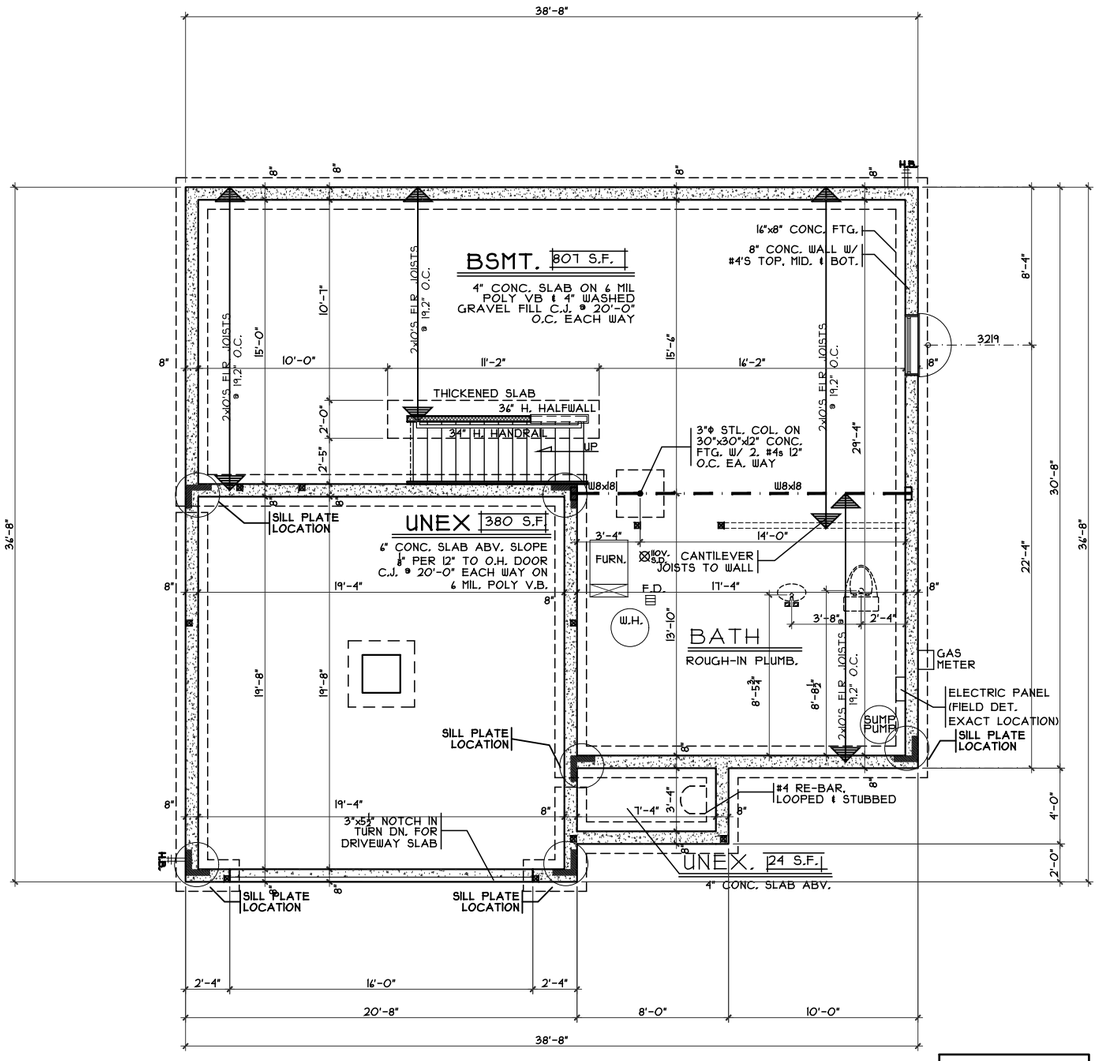
(2/A2) GRADE BM SECTION

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



GRADE BM DETAIL

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



FOUNDATION PLAN

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

OPTIONS

Beaumont - B5 - Vinyl

Issue Dates

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Trenton Butler County

CR-4675

Proposed Residence:
Alexander Residence
CR-Centennial Run
316 Governors Avenue Lot#4675

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

Foundation Plan

Plan: Beaumont Basement
Date : 2.22.2019
Drawn: MA
Scale : As Noted
Revised:
Sheet : 3 of 13

A2

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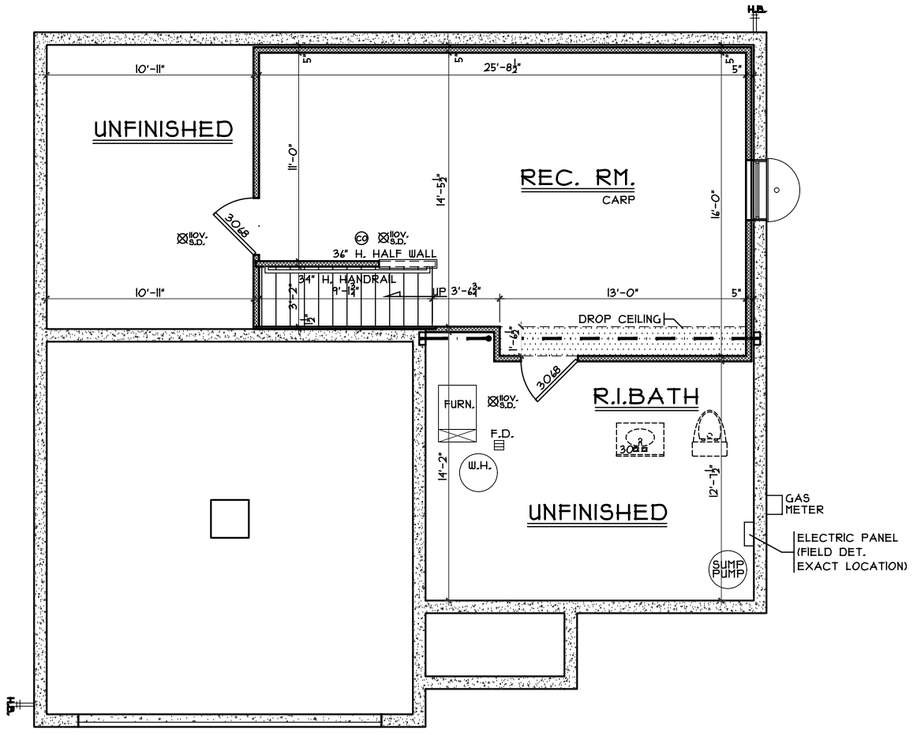
FIN. LL WALL DETAIL

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



LOWER LEVEL PLAN

SCALE: 1/8" = 1'-0" 415 S.F.

OPTIONS

Foundation Plan

Plan: Beaumont Basement
Date : 2.22.2019
Drawn: MA
Scale : As Noted
Revised:
Sheet : 4 of 13

A2a

CR-4675

Proposed Residence:
Alexander Residence
CR-Centennial Run
316 Governors Avenue Lot#4675
Trenton
Butler County

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Beaumont - B5 - Vinyl

Issue Dates

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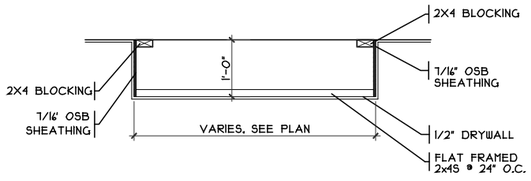
CRI19029.DWG

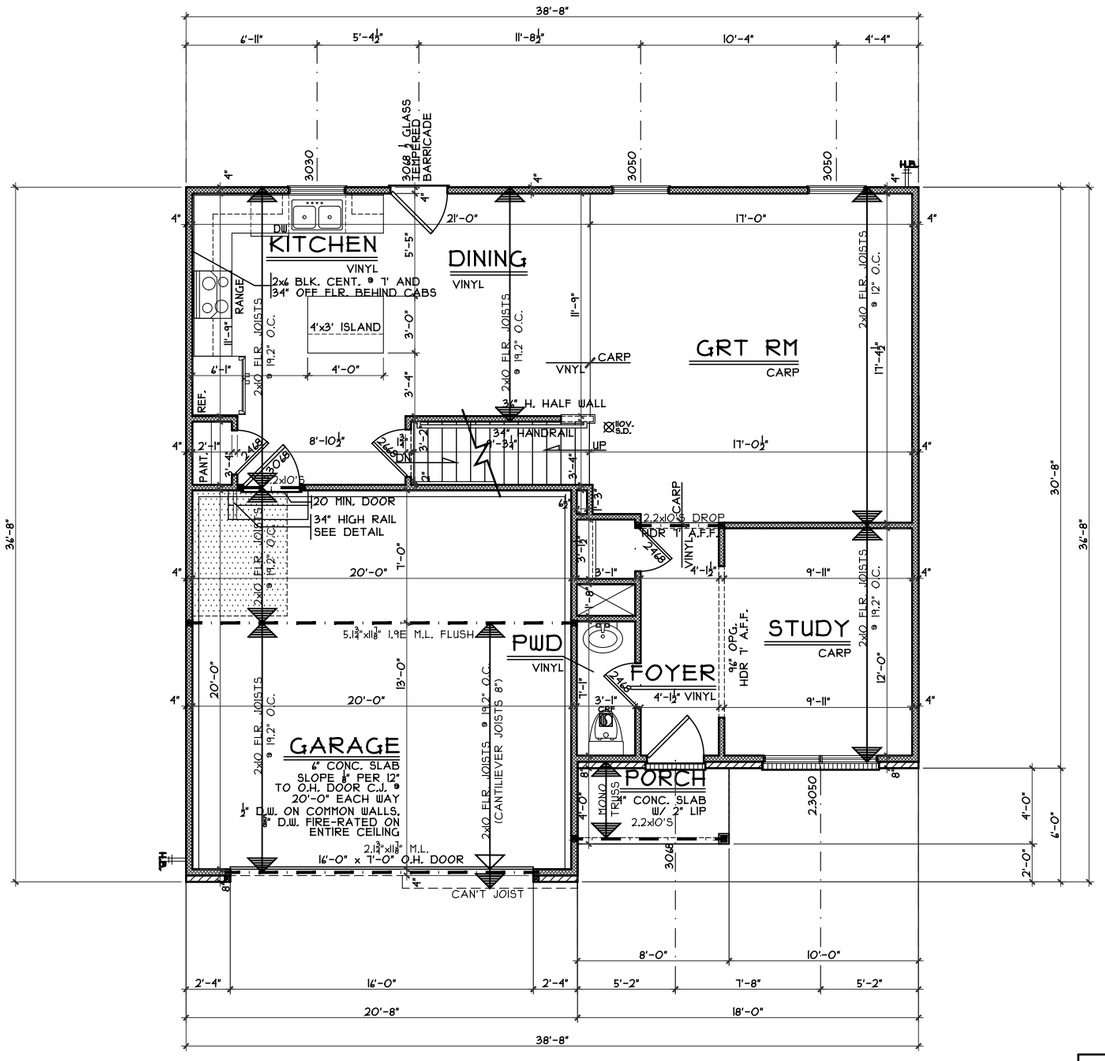
GARAGE STEPS

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



DROP CLG. DETAIL

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



FIRST FLOOR PLAN

SCALE: 1/8" = 1'-0" 883 S.F

OPTIONS

Beaumont - B5 - Vinyl

Issue Dates

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Trenton

Butler County

Lot#4675

CR-4675

Proposed Residence:

Alexander Residence

CR-Centennial Run

316 Governors Avenue Lot#4675

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

First Floor Plan

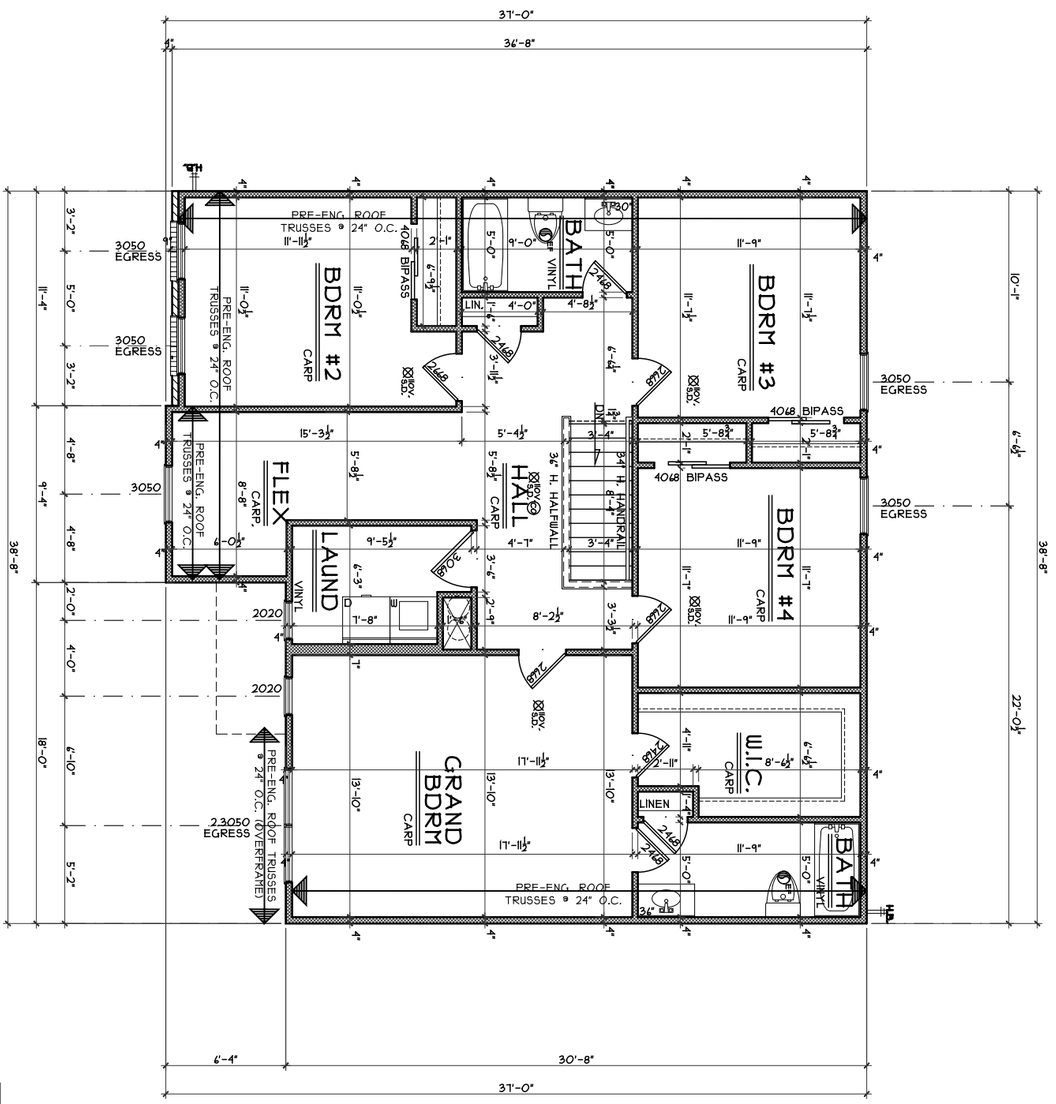
Plan: Beaumont Basement
Date : 2.22.2019
Drawn: MA
Scale : As Noted
Revised:
Sheet : 5 of 13

A3

SECOND FLOOR PLAN

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

1213 S.F



OPTIONS

A4

Second Floor Plan

Plan: Beaumont Basement
Date : 2.22.2019
Drawn: MA
Scale : As Noted
Revised:
Sheet : 7 of 13

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7594-A Tylers Place Blvd.
West Chester, OH 45069
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CR-4675

Proposed Residence:
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316 Governors Avenue Lot#4675

Trenton
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Issue Dates

Review