

# PLOT PLAN

LOT 4696 (11,657 SF) 0.2676 AC.

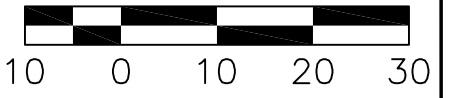
CENTENNIAL RUN, SECTION THREE, BLK "A"

SECTION 31, TOWN 2, RANGE 4

CITY OF TRENTON

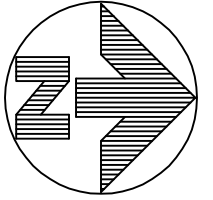
BUTLER COUNTY, OHIO

FOR: CRISTO HOMES



LINDEMANN RESIDENCE  
309 GOVERNORS AVE

MS=660.51



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.

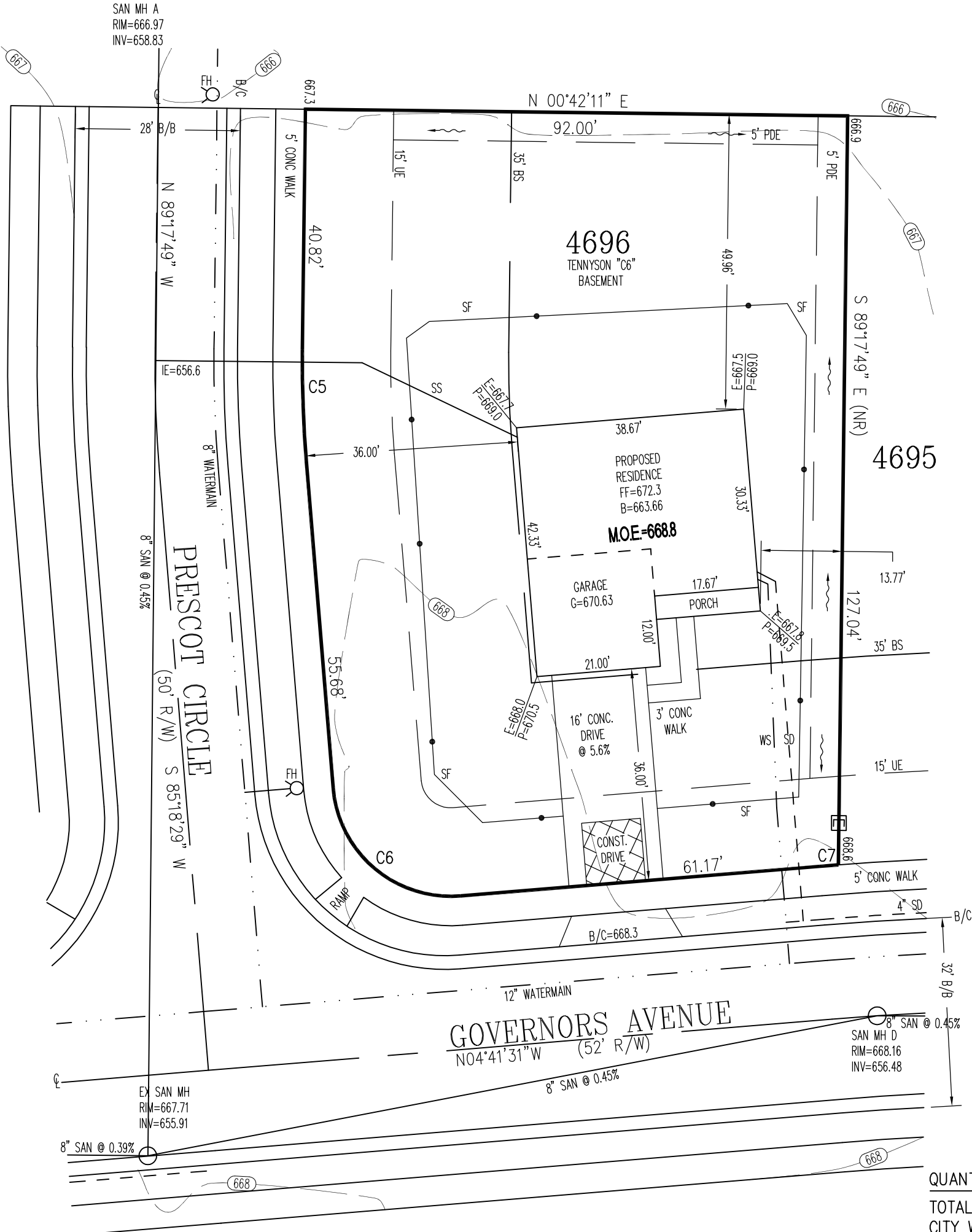
UNLESS F.F.E., M.O.E. OR M.B.E. ARE FIELD VERIFIED BY AN ENGINEERING FIRM, CONTRACTOR TAKES FULL RESPONSIBILITY FOR THE FINISH FLOOR ELEVATION.

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.



C5	C6	C7
R=200.00'	R=20.00'	R=526.00'
L=18.83'	L=31.42'	L=3.20'

M.O.E. = 668.8

### QUANTITIES

TOTAL LOT AREA= 11,657 SF  
CITY WALK= 1029.6 SF  
HOUSE WALK= 59.5 SF  
DRIVE= 656.0 SF  
APRON= 92.5 SF  
PATIO & PORCH= 70.7 SF  
DECK=  
SEEDING= 10616.2 SF  
SOD=  
UNSEEDED=

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

BOTTOM OF BASEMENT WINDOW TO  
ABOVE THE M.O.E.



SCALE: 1"=20'  
DATE: 11-27-18  
DRAWN: JLL  
DESIGNED:  
CHECKED: KRC



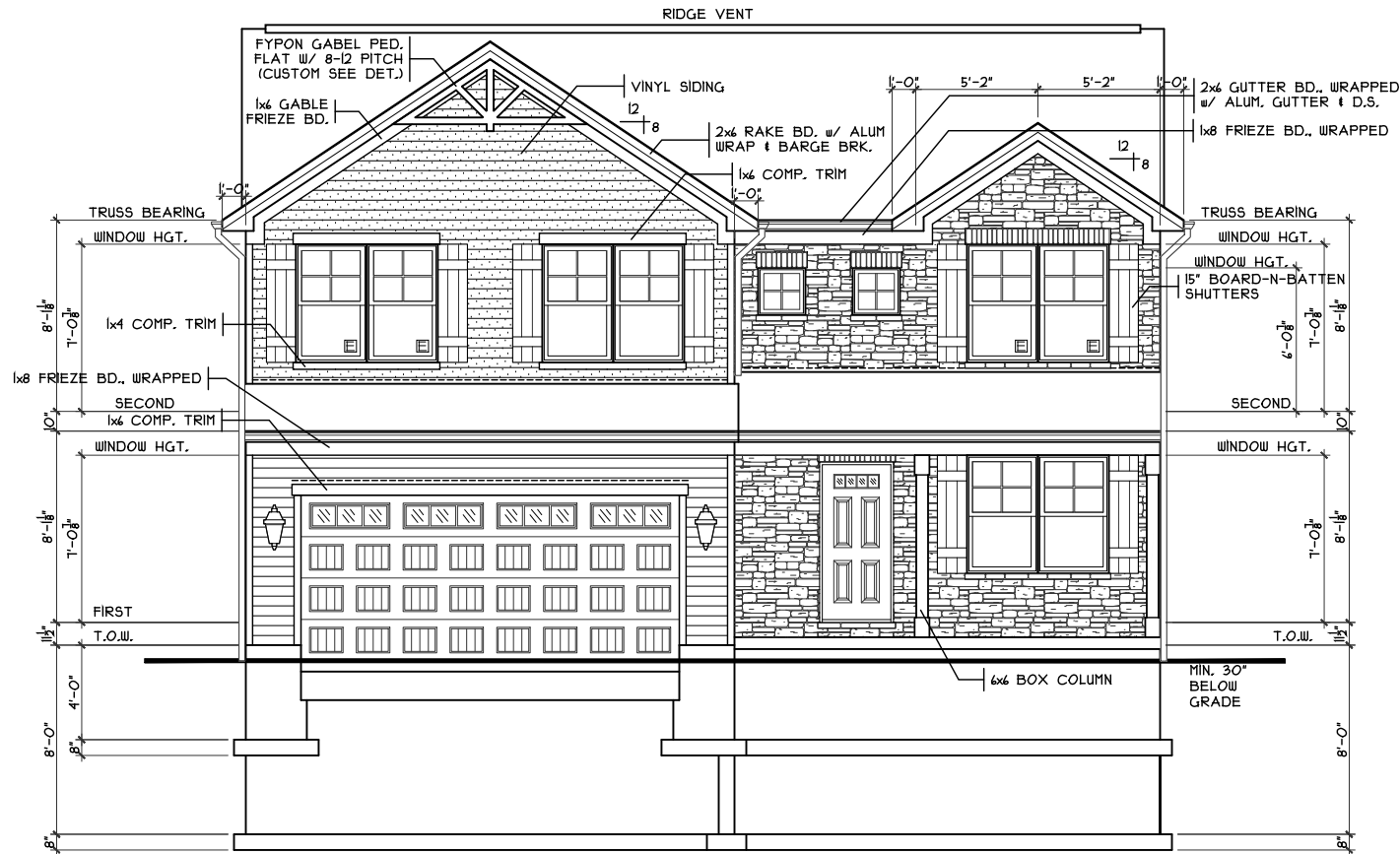
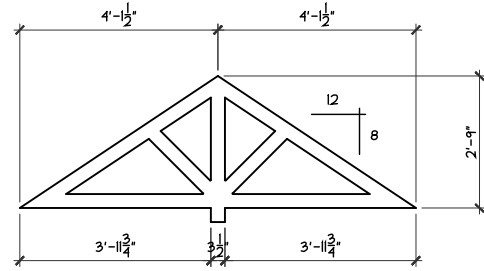
### REVISIONS:

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

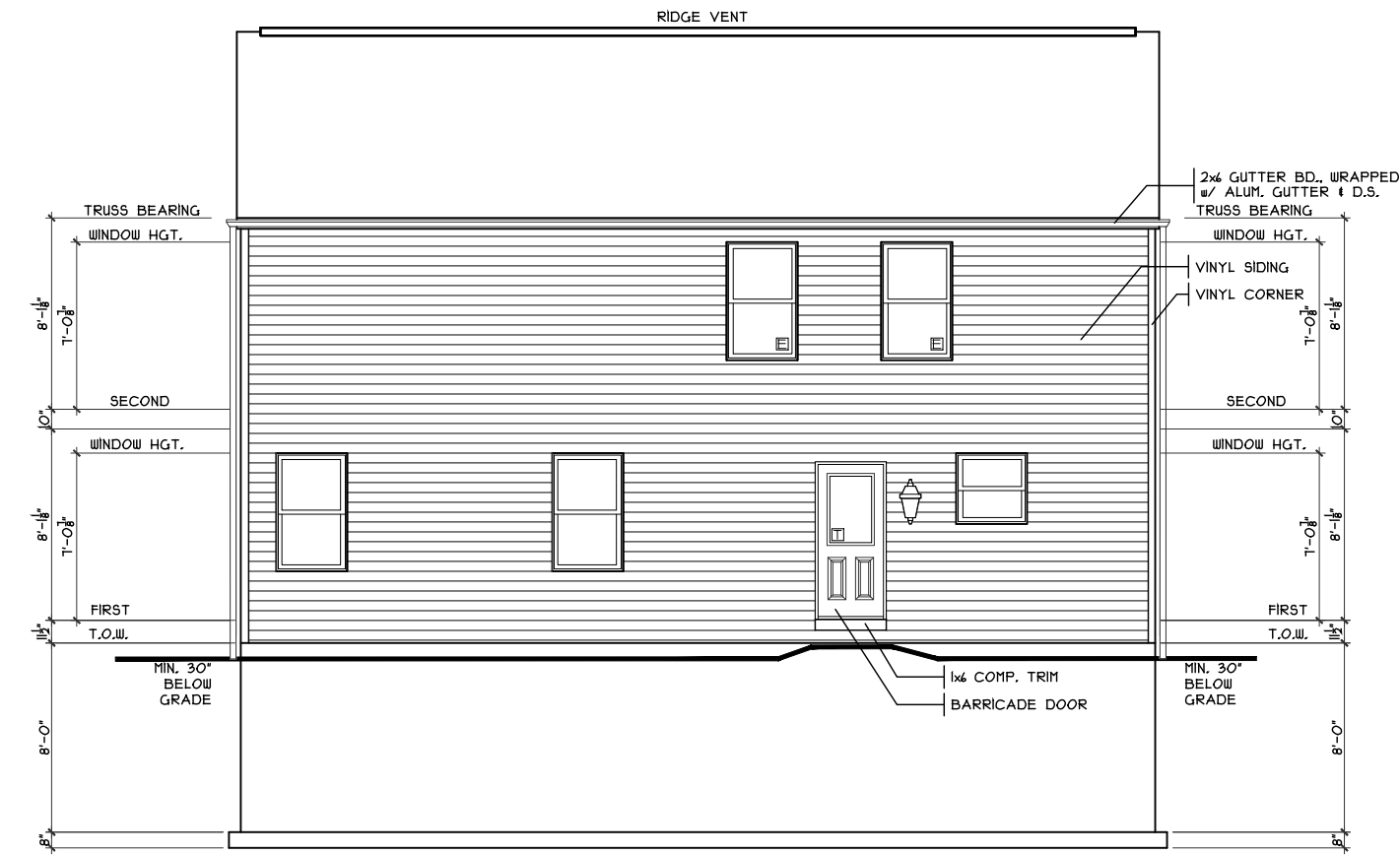
PROJECT: CENTENNIALRUN  
DRAWING: 182112PA

SHEET  
1 OF 1

**GABLE PEDIMENT DIMS**  
SCALE: 1/2" = 1'-0"



**FRONT ELEVATION**  
SCALE: 1/8" = 1'-0"



**REAR ELEVATION**  
SCALE: 1/8" = 1'-0"

SHEET INDEX	
SHT#	DESCRIPTION
A1	Front and Rear Elevations
A1a	Left and Right Elevations
A2	Foundation Plan
A3	First Floor Plan
A4	Second Floor Plan
A5	Typical Wall Sections/Stair Section
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"

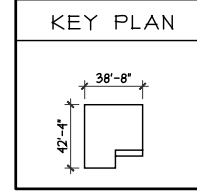
ISSUE DATES	
▲ BLDG. DEP. 12/17/18	REV
▲ BLDG. DEP. 12/19/18	REV

**Issue Dates**  
Tennyson - C6 - Vinyl  
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Trenton  
Butler County

**252333B4 PLAN INFO**

4	BDRMS
2.5	BATHS
2	CAR GARAGE
8	1ST FLR. CLG.
SQUARE FOOTAGE	
TOTAL	2333
MAIN	1000
UPPER	1333
LOWER	444
LOWER (SLAB)	420
GARAGE	380



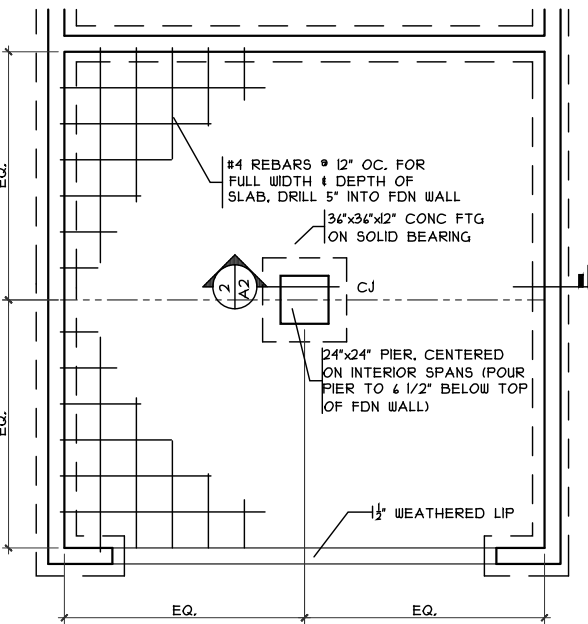
**OPTIONS**

Proposed Residence:  
Lindemann Residence  
309 Governors Avenue  
Centennial Run Lot #4696

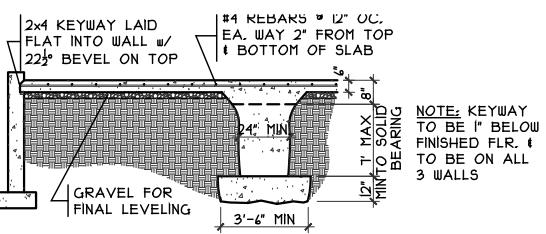
**CRISTO HOMES**  
7594-A Tylers Place Blvd.  
West Chester, OH 45069  
513.755.0570 www.cristohomes.com

**Elevation C**  
Plan: Tennyson Basement  
Date: 11.14.2018  
Drawn: CKB  
Scale: As Noted  
Revised: 12.19.2018  
Sheet: 1 of 11

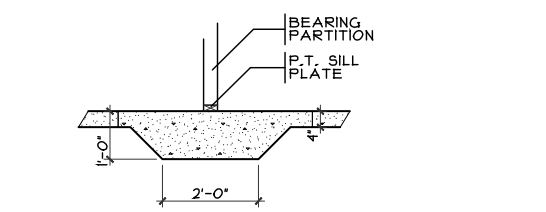
**A1**



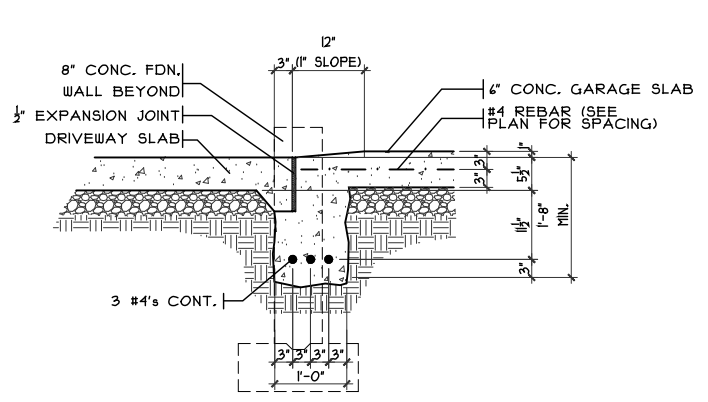
**GRADE BM DETAIL**  
SCALE: 1/8" = 1'-0"



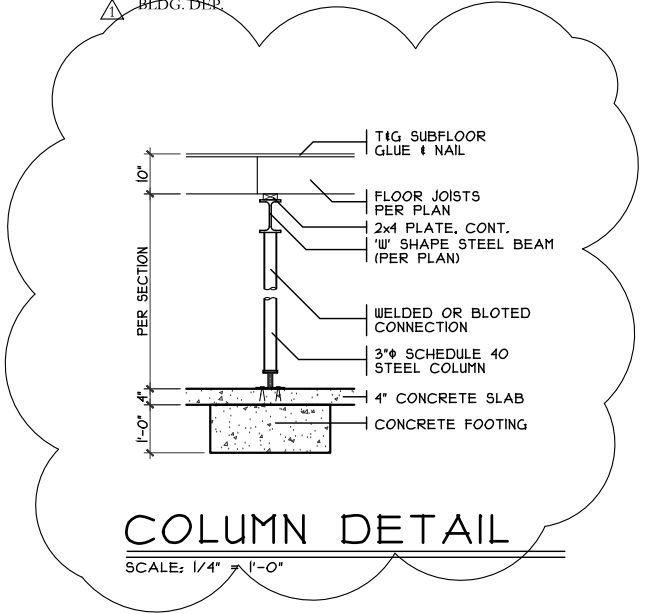
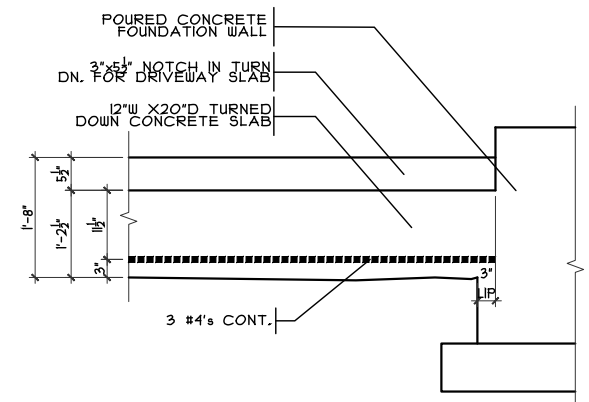
**THICKENED SLAB**  
SCALE: 1/4" = 1'-0"



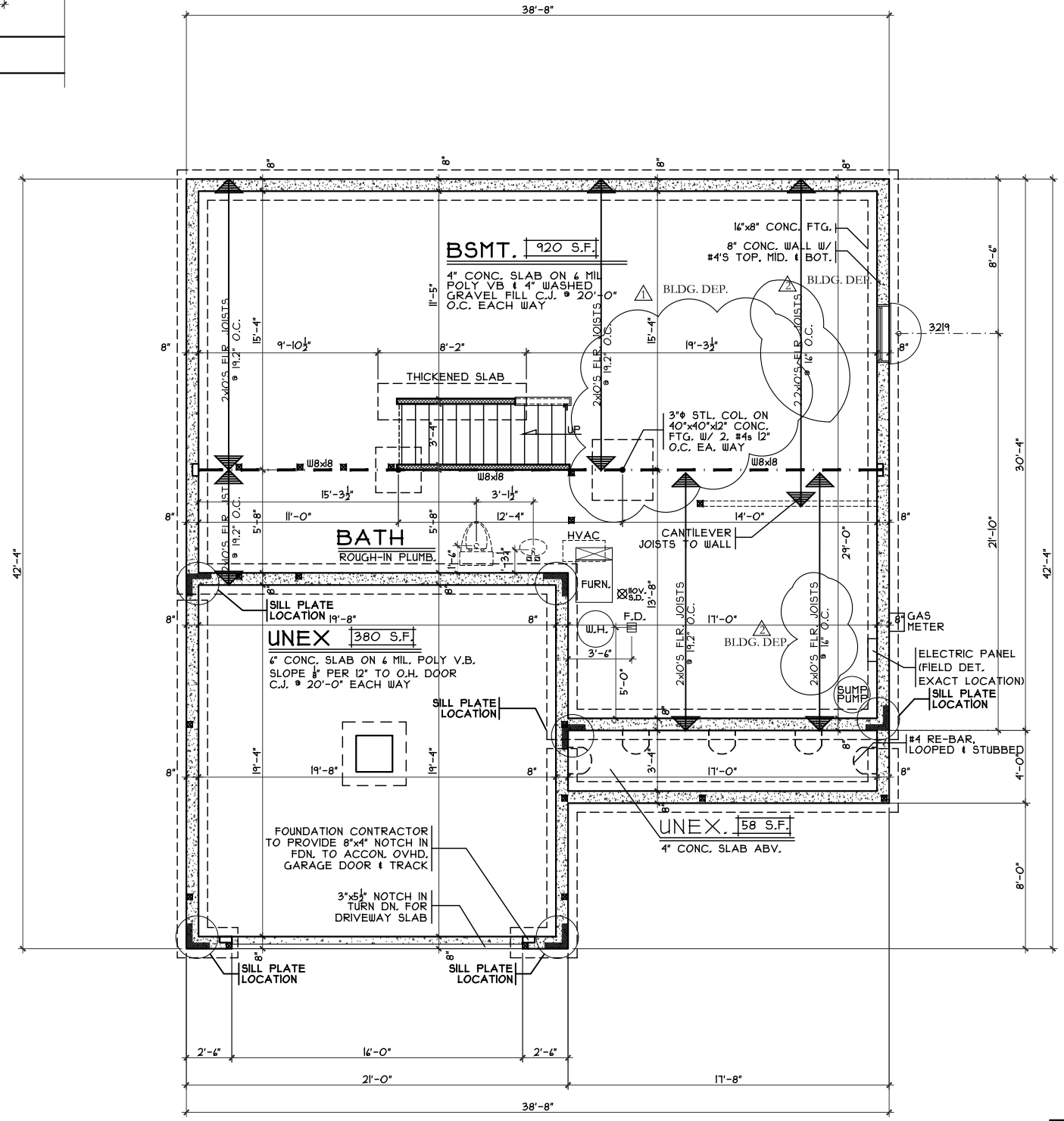
**GRADE BM SECTION**  
SCALE: 1/8" = 1'-0"



**SECTION**  
**ELEVATION**  
**GARAGE DOOR GRADE BM**  
SCALE: 3/8" = 1'-0"



**COLUMN DETAIL**  
SCALE: 1/4" = 1'-0"



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

OPTIONS

**Foundation Plan**  
Plan: Tennyson Basement  
Date: 11.14.2018  
Drawn: CKB  
Scale: As Noted  
Revised: 12.19.2018  
Sheet: 3 of 11

**CRISTO HOMES**  
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Centennial Run Lot #4696

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Butler County

CR-4696

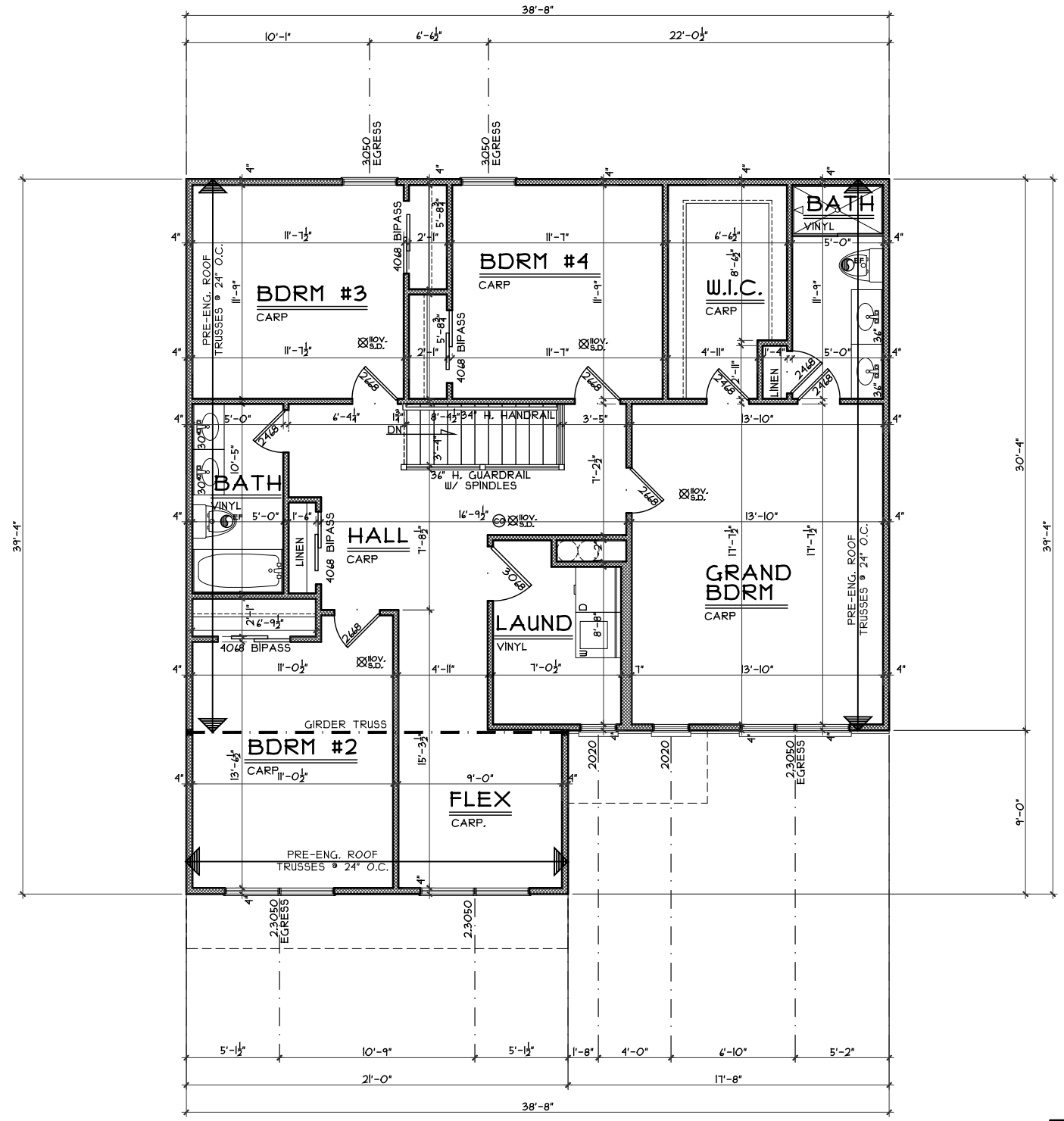
Tennyson - C6 - Vinyl

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Issue Dates:  
Review #1 - 11/19/18  
Review #2 - 12/14/18  
Review #3 - 12/17/18

**A2**





**SECOND FLOOR PLAN**  
SCALE: 1/8" = 1'-0" 1333 S.F

OPTIONS

**Second Floor Plan**  
Plan: Tennyson Basement  
Date : 11.14.2018  
Drawn: CKB  
Scale : As Noted  
Revised: 12.19.2018  
Sheet : 5 of 11



CR-4696  
Proposed Residence:  
Lindemann Residence  
309 Governors Avenue  
Centennial Run Lot #4696

Trenton  
Butler County

**Tennyson - C6 - Vinyl**  
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Review #1 - 11/19/18
Review #2 - 12/14/18
Review #3 - 12/17/18

A4