

PLOT PLAN
LOT 4705 (11,226 SF) 0.2577 AC.
CENTENNIAL RUN, SECTION THREE, BLK "B"
SECTION 31, TOWN 2, RANGE 4
CITY OF TRENTON BUTLER COUNTY, OHIO
FOR: CRISTO HOMES

4704

4705
 BEAUMONT "A5"
 SLAB

4706

MS=663.21
 MFOE=668.9
 MROE=667.5
 BASEMENT
 NOT
 PERMITTED

C7 C9
 R=50.00' R=140.00'
 L=26.02' L=2.83'

C8
 R=35.00'
 L=20.85'

MODEL HOME
 817 PRESCOT CIRCLE

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

QUANTITIES

TOTAL LOT AREA	11,226 sq. ft.
CITY WALK	158 sq. ft.
HOUSE WALK	39 sq. ft.
DRIVE	757 sq. ft.
APRON	120 sq. ft.
PATIO AND PORCHES	152 sq. ft.
DECK	- sq. ft.
SEEDING AREA	9208 sq. ft.

INFORMATION FROM CONSTRUCTION DRAWINGS.

CONTRACTOR IS TO VERIFY LOCATION AND DEPTH OF WATER AND UTILITY SERVICES BEFORE CONSTRUCTION.

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.

ALL ELEVATIONS ARE EXISTING UNLESS SPECIFIED WITH AN "E" FOR EXISTING OR A "P" FOR PROPOSED.

BUILDER SHALL PROVIDE POSITIVE DRAINAGE AROUND AND AWAY FROM HOUSES.

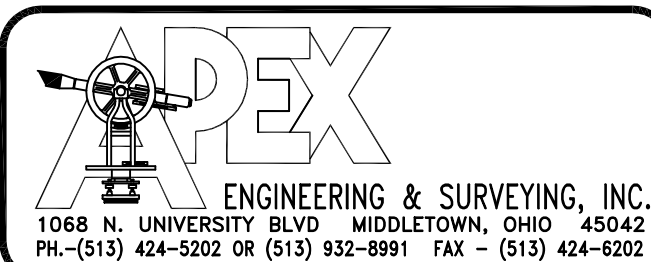
PRIOR TO CONSTRUCTION, A GEOTECHNICAL REPORT SHALL BE OBTAINED BY THE BUILDER. APEX ASSUMES NO RESPONSIBILITY FOR SOIL CONDITIONS.

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.

TOPOGRAPHY FROM
 FIELD LOCATIONS, DATED
 DECEMBER 2019.
 MAY NOT REFLECT
 CURRENT CONDITIONS.



SCALE: 1"=20'
 DATE: 02-06-20
 DRAWN: JLL
 DESIGNED:
 CHECKED: KRC

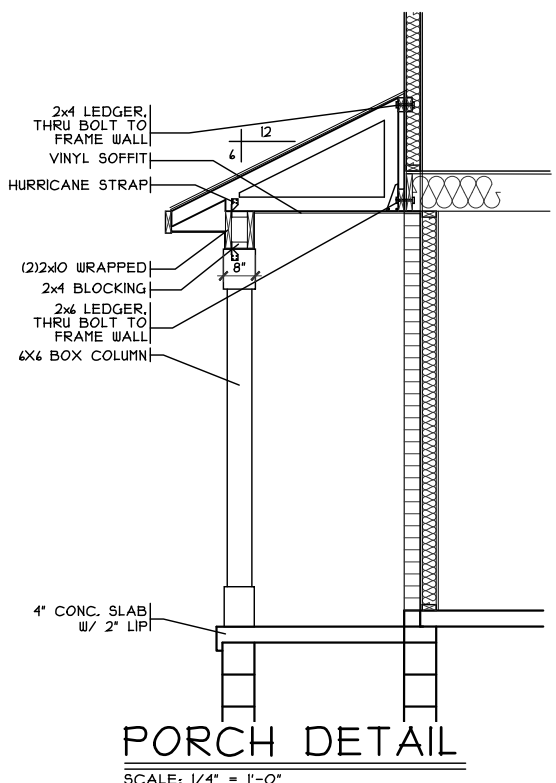


REVISIONS:

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

PROJECT: CENTENNIALRUN
 DRAWING: 200236PA

SHEET
 1 OF 1

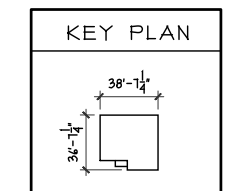


SHEET INDEX	
SHT#	DESCRIPTION
A1	Front and Rear Elevations
A1a	Left and Right Elevations
A2	Foundation Plan
A3	First Floor Plan
A4	Second Floor Plan
A5	Typical Wall Sections/Stair Section
A5a	Portal Framing Detail
A6	Typical Framing Details (Aluminum)
G1	General Notes
E1	Electrical Plan
S1	First Floor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

2S2151B4 PLAN INFO

4	BDRMS
2.5	BATHS
2	CAR GARAGE
8'	1ST FLR. CLG.
SQUARE FOOTAGE	
TOTAL	2151
MAIN	819
UPPER	1212
LOWER (SLAB)	199
GARAGE (SLAB)	384



OPTIONS

CR-4705
Proposed Residence:
Model Home
817 Prescott Circle
Centennial Run Lot #4705

Issue Dates
Review

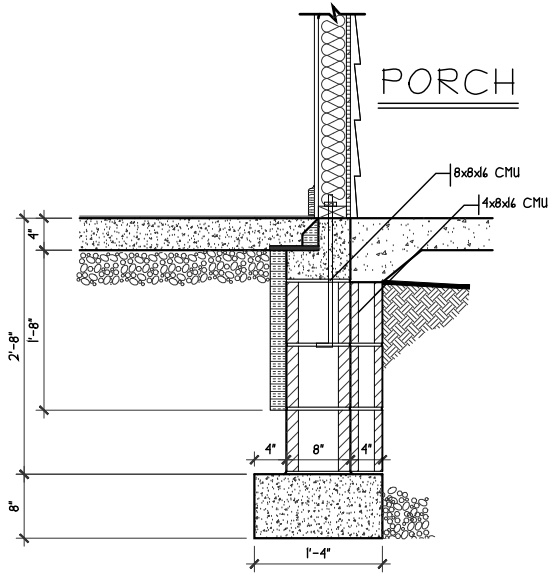
Beamont Slab - A5 - Vinyl
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Trenton
Butler County

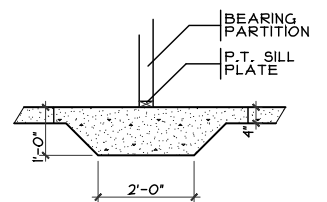
Front And Rear Elevations
Plan: Beamont Slab
Date: 1.28.2020
Drawn: KMA
Scale: As Noted
Revised: 2/7/2020
Sheet: 1 of 11

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West Chester, OH 45069
513.755.0570 www.cristohomes.com

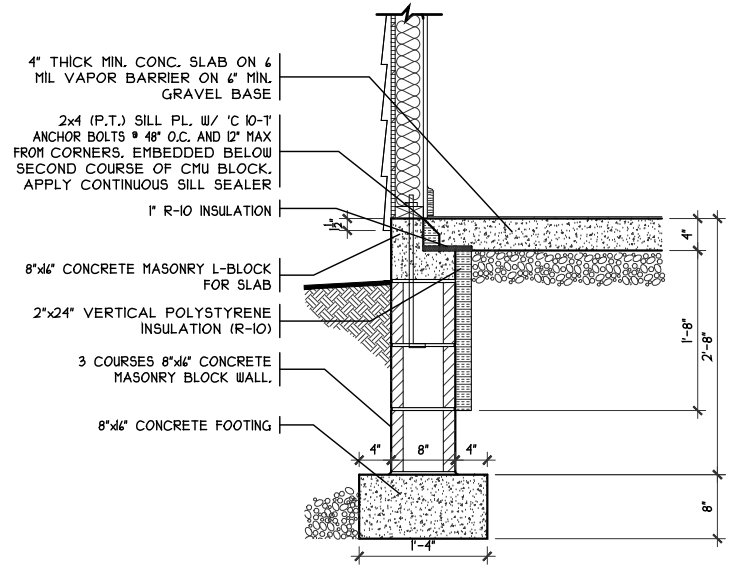
A1



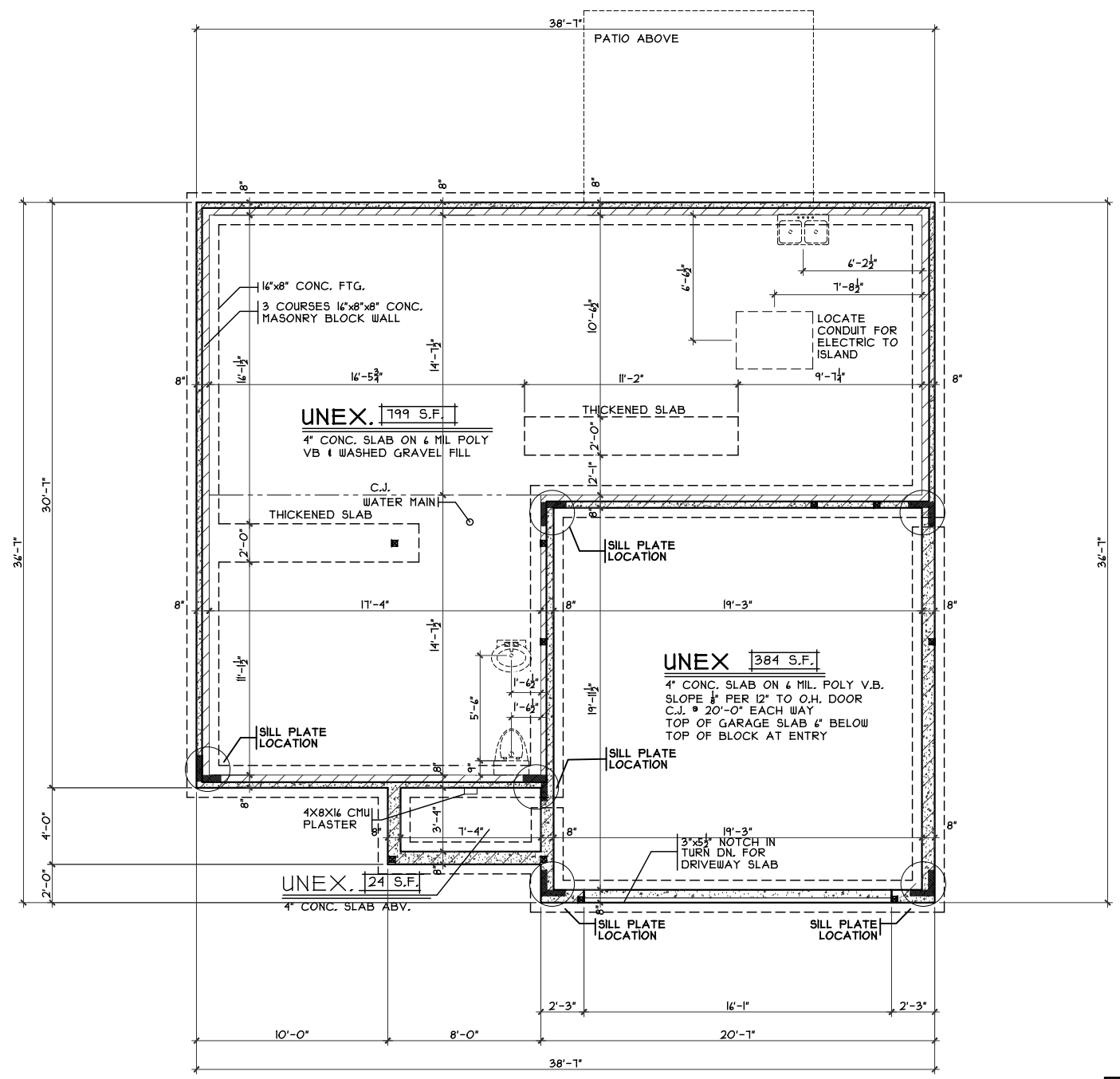
BLK. DETAIL
SCALE: 1" = 1'-0"



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



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



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

OPTIONS

Foundation Plan
Plan: Beaumont Slab
Date: 1.28.2020
Drawn: KMA
Scale: As Noted
Revised: 2/7/2020
Sheet: 3 of 11

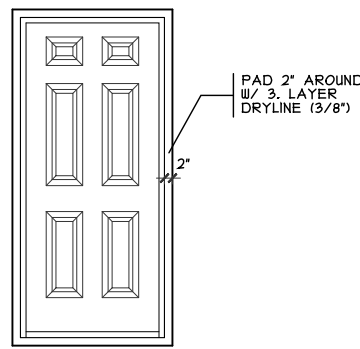
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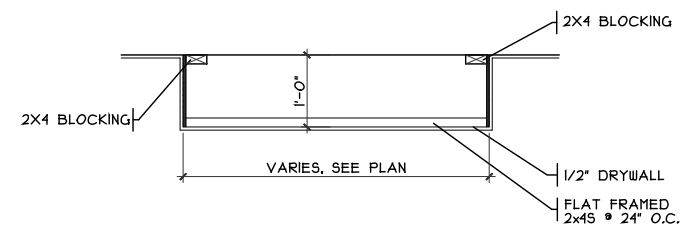
CR-4705
Beaumont Slab - A5 - Vinyl
Trenton
Butler County

Issue Dates	Review

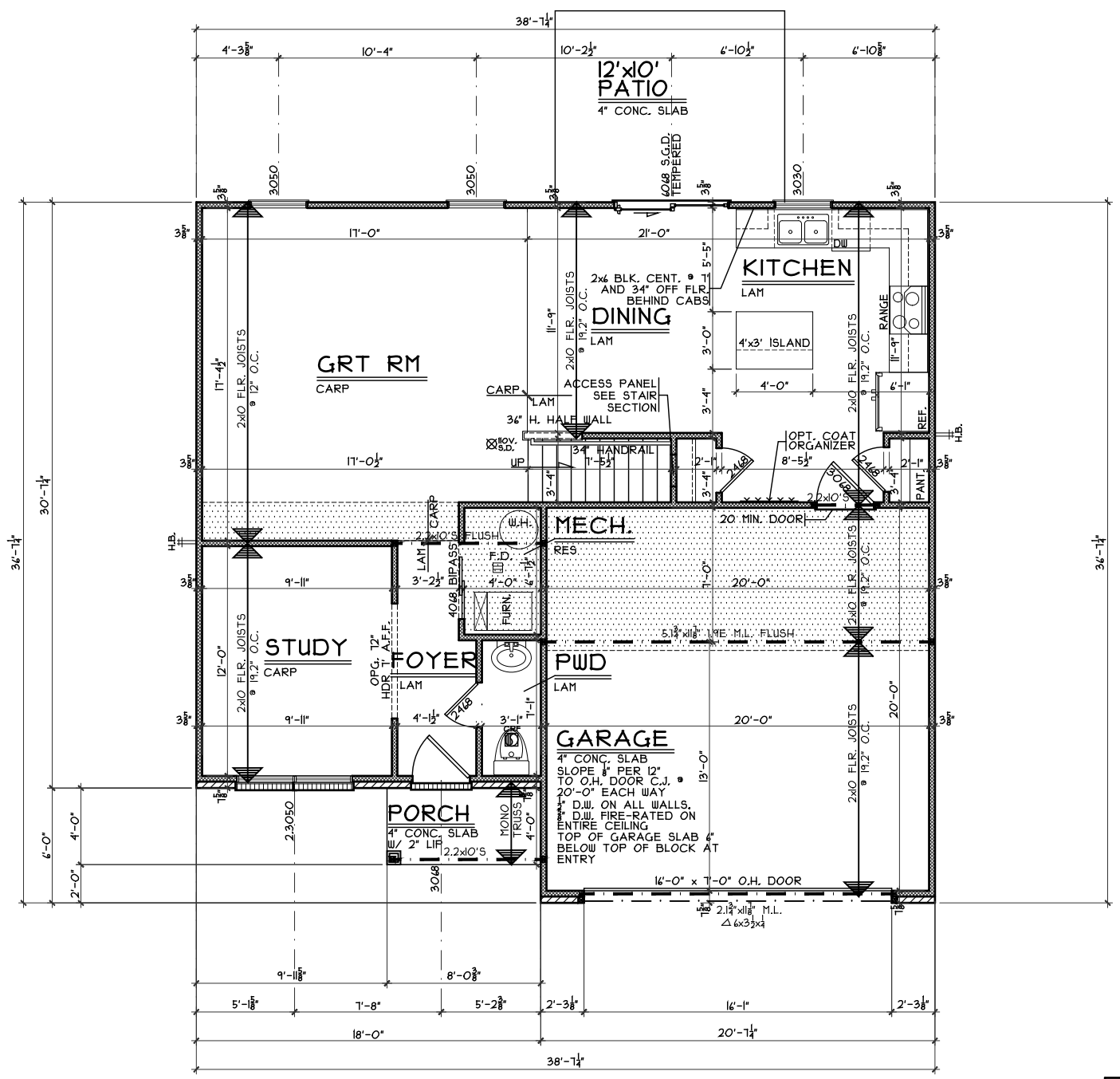
A2



DOOR FRAMING DTL.
SCALE: 1/4" = 1'-0"



DROP CLG. DETAIL
SCALE: 1/8" = 1'-0"



FIRST FLOOR PLAN
SCALE: 1/8" = 1'-0" 819 S.F.

OPTIONS

First Floor Plan
Plan: Beaumont Slab
Date: 1.28.2020
Drawn: KMA
Scale: As Noted
Revised: 2/7/2020
Sheet: 4 of 11

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Butler County

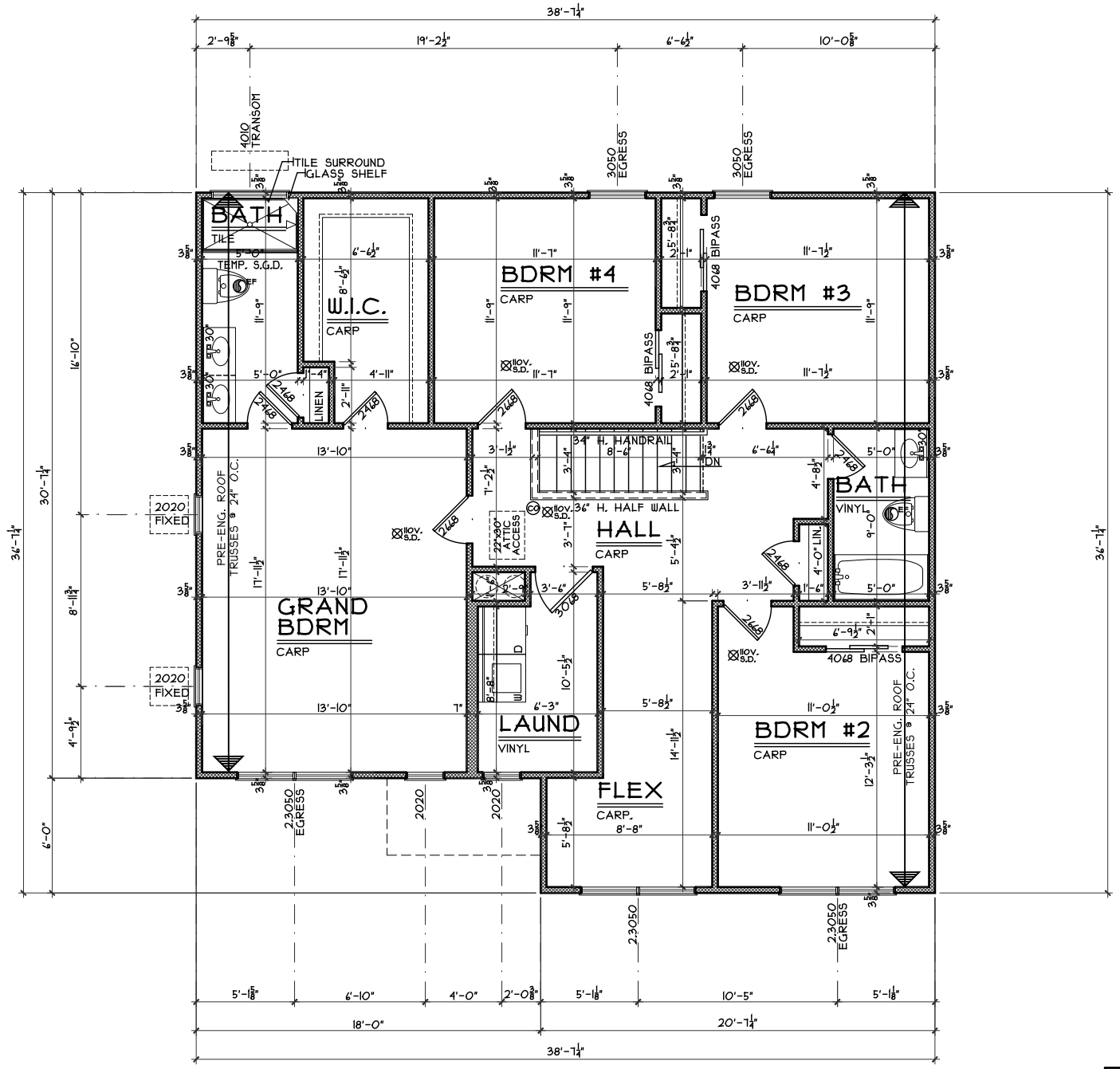
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A3



SECOND FLOOR PLAN
SCALE: 1/8" = 1'-0" 1212 S.F

OPTIONS

Second Floor Plan

Plan: Beaumont Slab
Date: 1.28.2020
Drawn: KMA
Scale: As Noted
Revised: 2/7/2020
Sheet: 5 of 11



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Issue Dates

Review	Issue Dates

A4