

# PLOT PLAN

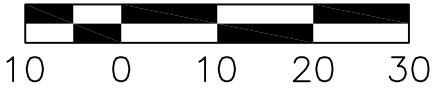
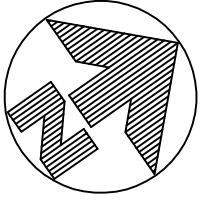
LOT 4710 (12,834 SF) 0.2946 AC.

CENTENNIAL RUN, SECTION THREE, BLK "B"

SECTION 31, TOWN 2, RANGE 4

CITY OF TRENTON BUTLER COUNTY, OHIO

FOR: CRISTO HOMES



LAMBE RESIDENCE  
827 PRESCOT CIRCLE

HUNG SEWER

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

**QUANTITIES**

TOTAL LOT AREA	12,834 sq. ft.
CITY WALK	240 sq. ft.
HOUSE WALK	59 sq. ft.
DRIVE	660 sq. ft.
APRON	112 sq. ft.
PATIO AND PORCHES	296 sq. ft.
DECK	- sq. ft.
SEEDING AREA	10,699 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.

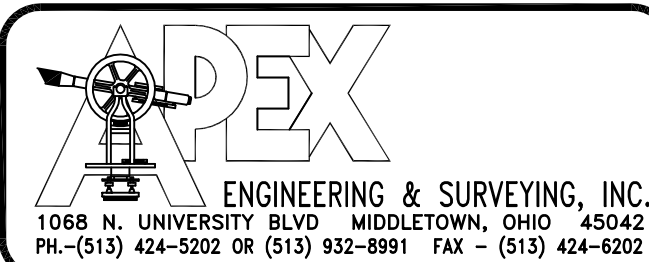
PRIOR TO CONSTRUCTION, A GEOTECHNICAL REPORT SHALL BE OBTAINED BY THE BUILDER. APEX ASSUMES NO RESPONSIBILITY FOR SOIL CONDITIONS.

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.

M.O.E. = 668.4

SCALE: 1"=20'  
DATE: 01/15/2020  
DRAWN: JLS  
DESIGNED:  
CHECKED: KRC



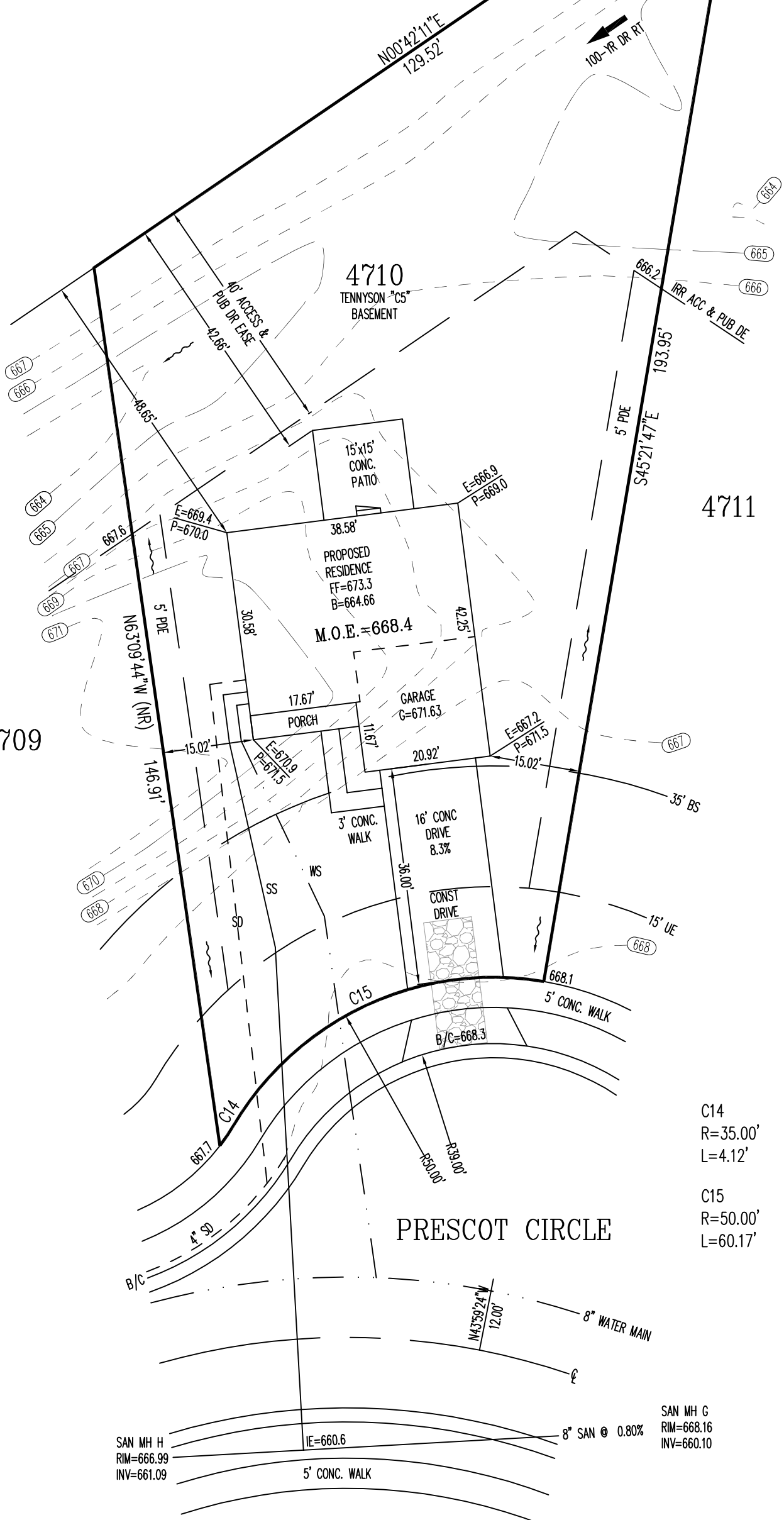
REVISIONS:  
1.  
2.  
3.  
4.

PROJECT: CENTENNIALRUN  
DRAWING: 200029PA

SHEET  
1 OF 1

4709

4711



C14  
R=35.00'  
L=4.12'

C15  
R=50.00'  
L=60.17'

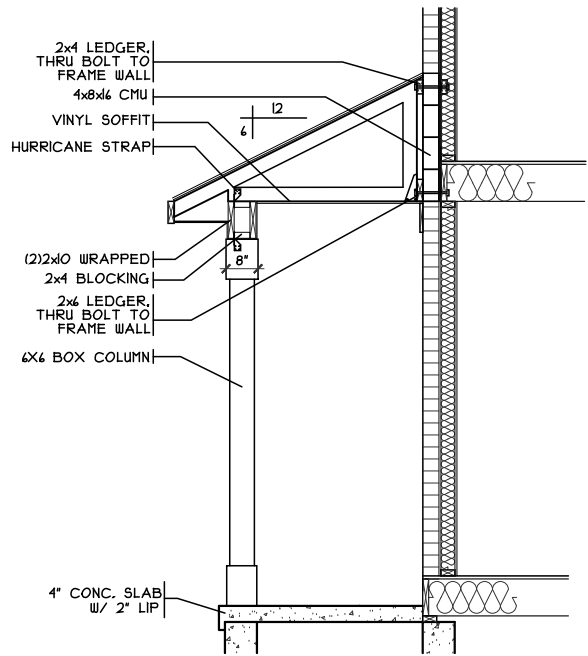
PRESCOT CIRCLE

SAN MH H  
RIM=666.99  
INV=661.09

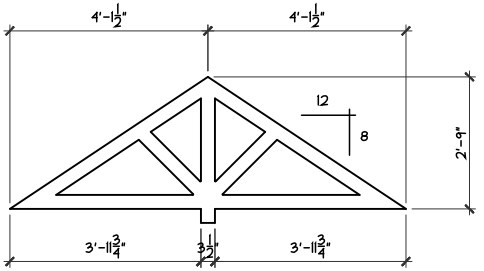
IE=660.6

SAN MH G  
RIM=668.16  
INV=660.10

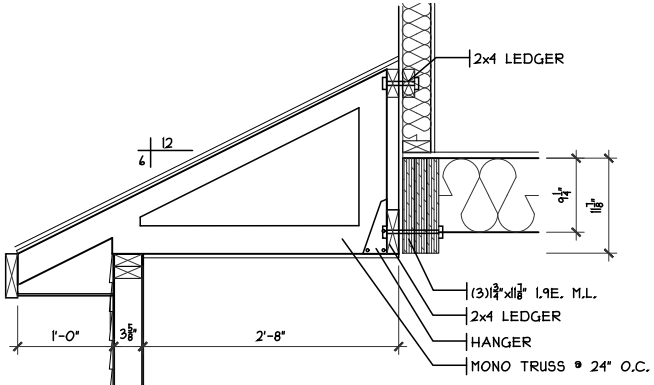
5' CONC. WALK



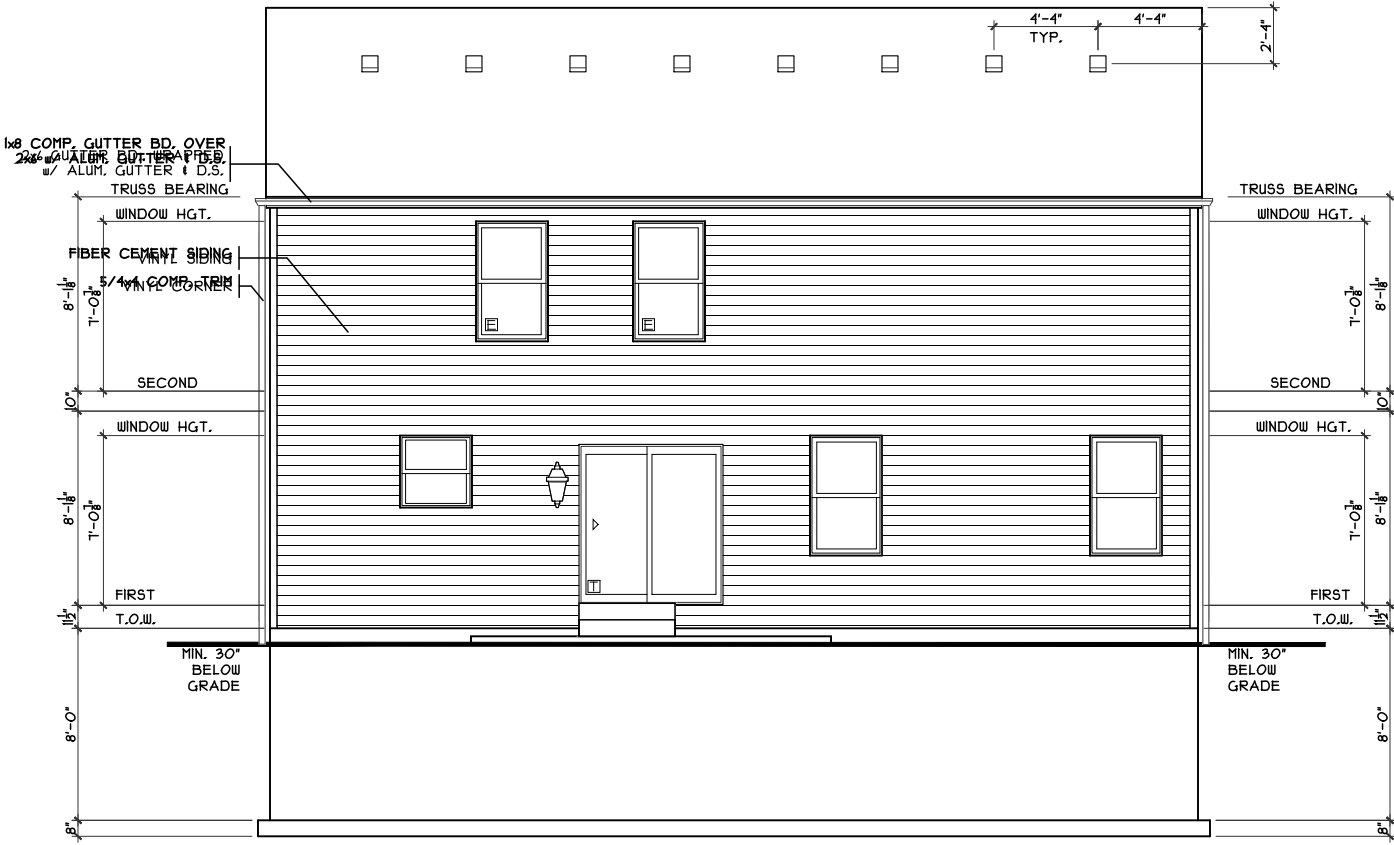
**PORCH DETAIL**  
SCALE: 1/4" = 1'-0"



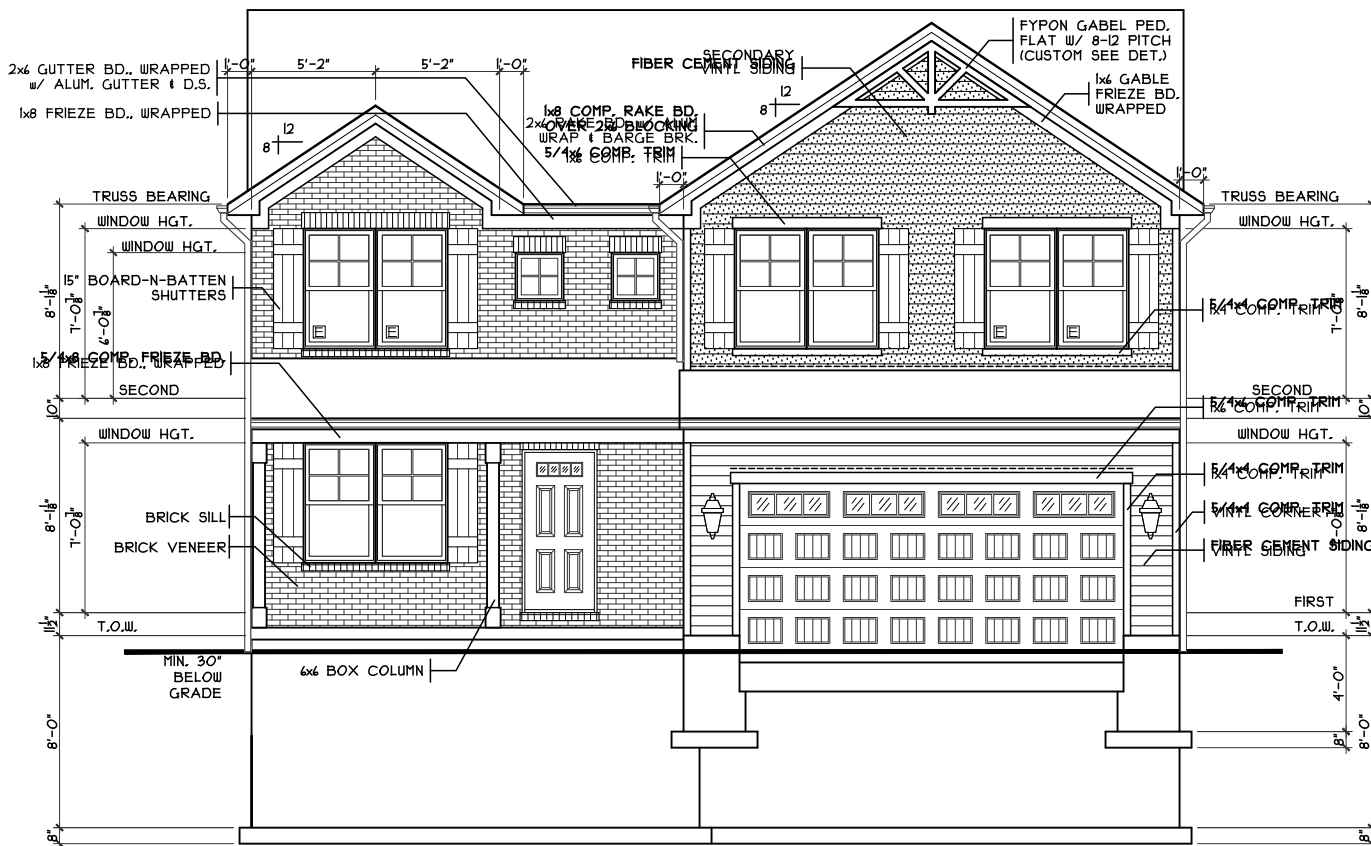
**GABLE PEDIMENT DIMS**  
SCALE: 1/2" = 1'-0"



**GARAGE DETAIL**  
SCALE: 1/2" = 1'-0"



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

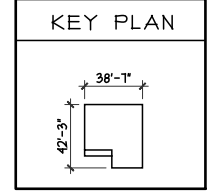


**FRONT ELEVATION**  
SCALE: 1/8" = 1'-0"

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
A3a	Portal Framing Detail
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"

252355B4 PLAN INFO	
4	BDRMS
2.5	BATHS
2	CAR GARAGE
8	1ST FLR. CLG.
SQUARE FOOTAGE	
TOTAL	2355
MAIN	422
UPPER	1351
LOWER	523
LOWER (SLAB)	422
GARAGE	318



**OPTIONS**

Proposed Residence:  
**John Lambie**  
 Centennial Run-70's Lots  
 Lot #4710

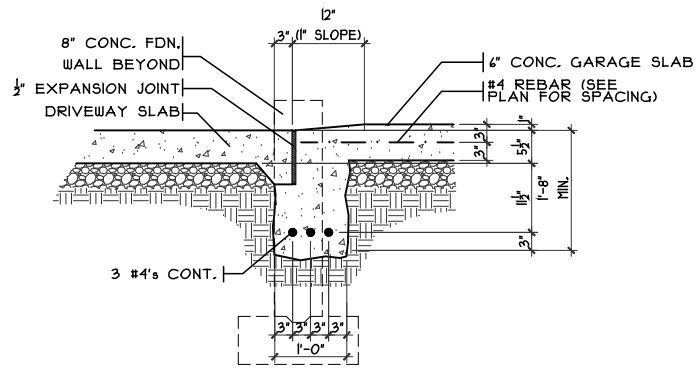
CR-4710  
 Tennyson - C5 - Vinyl  
 Issue Dates: Review

Front And Rear Elevations  
 Plan: Tennyson Basement  
 Date: 1.2.2020  
 Drawn: KMA  
 Scale: As Noted  
 Revised:  
 Sheet: 1 of 13

Trento  
 Butler County

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

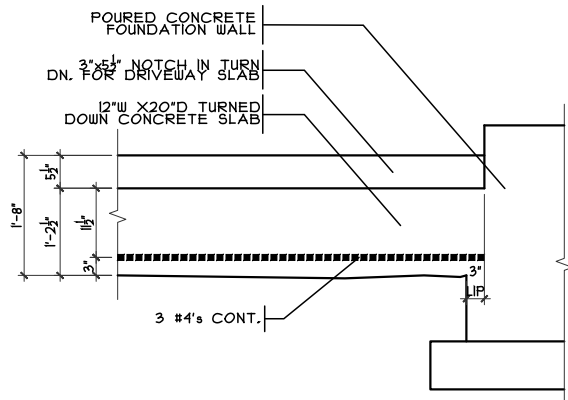
**A1**



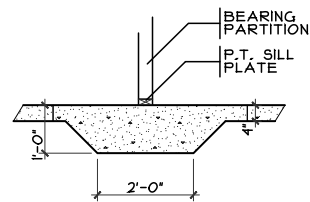
SECTION

**GARAGE DOOR GRADE BM**

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

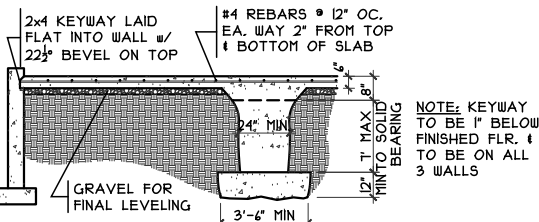


ELEVATION



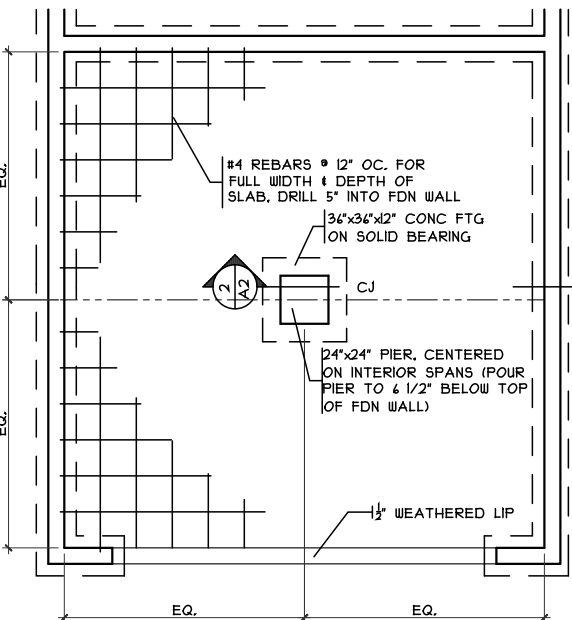
**THICKENED SLAB**

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



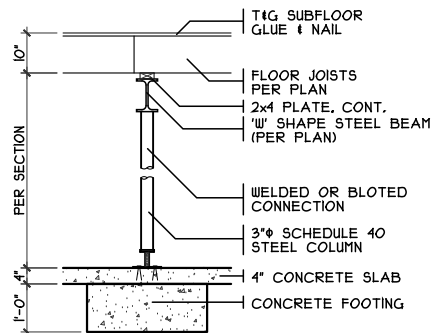
**GRADE BM SECTION**

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



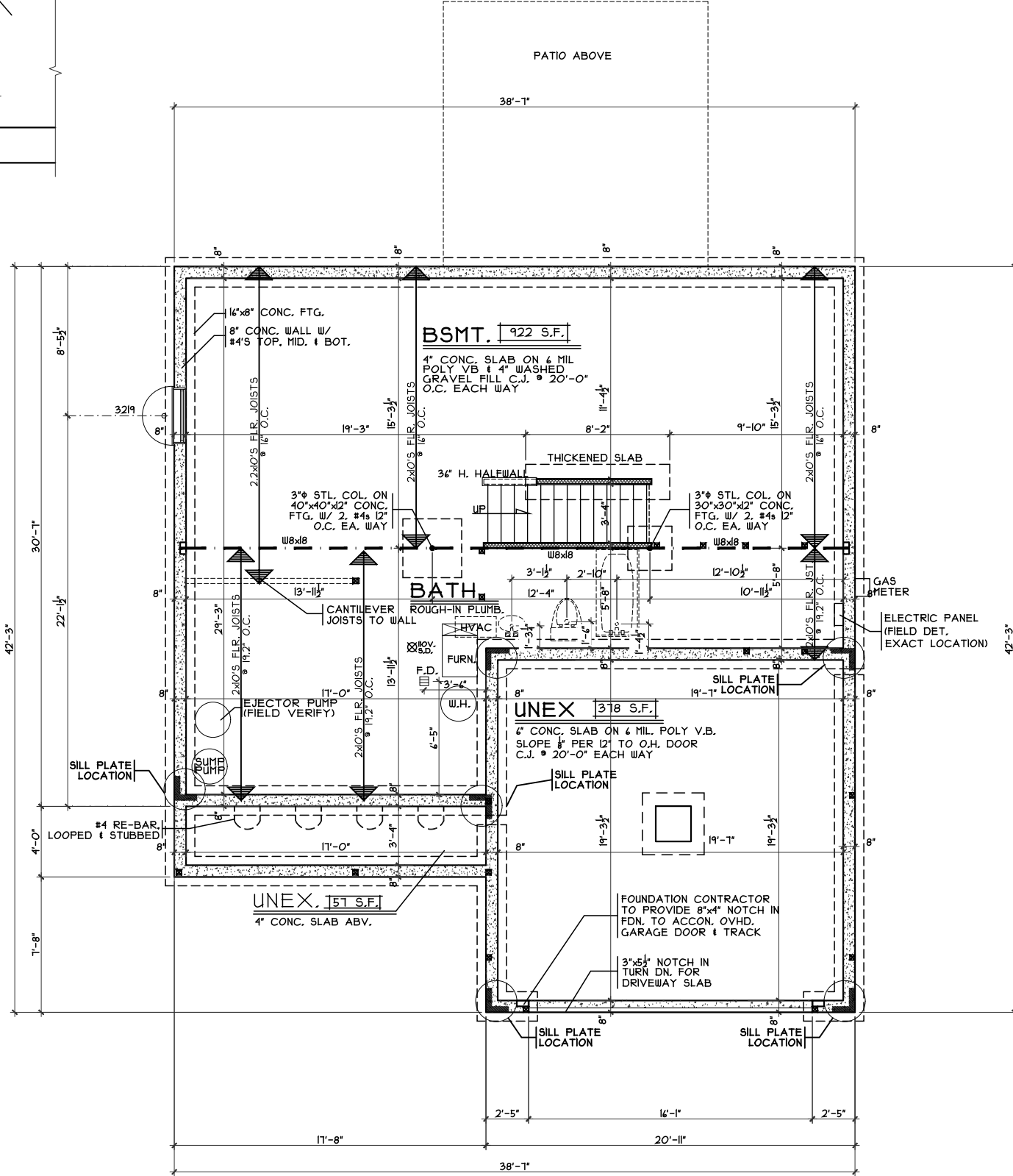
**GRADE BM DETAIL**

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



**COLUMN DETAIL**

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



**FOUNDATION PLAN**

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

OPTIONS

Foundation Plan  
 Plan: Tennyson Basement  
 Date: 1.2.2020  
 Drawn: KMA  
 Scale: As Noted  
 Revised:  
 Sheet: 3 of 13

Proposed Residence:  
 John Lambie  
 Centennial Run-70's Lots  
 Lot #4710

CR-4710

Trenton  
 Butler County

Tennyson - C5 - Vinyl

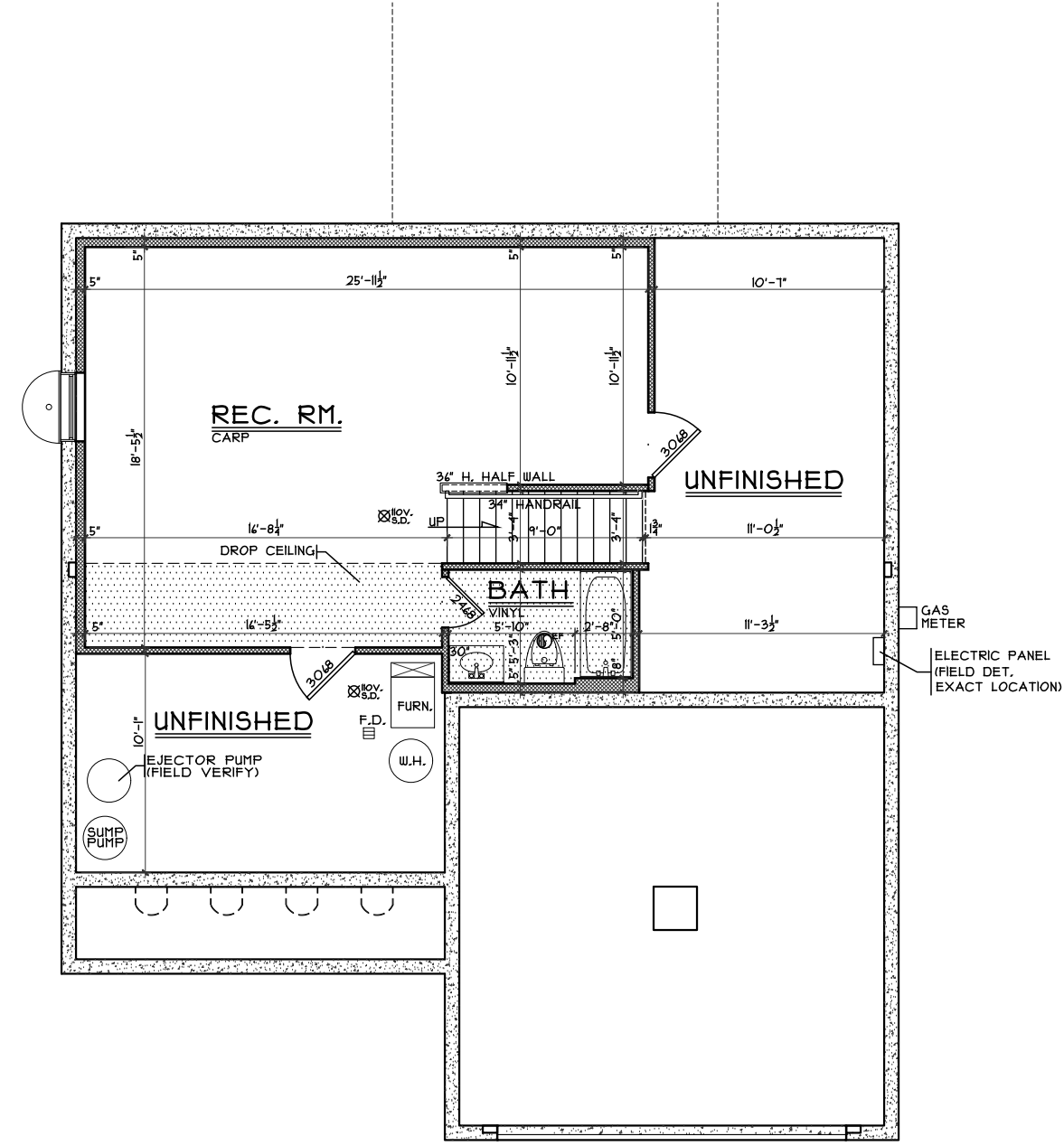
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Issue Dates  
 Review



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 West Chester, OH 45069  
 513.755.0570 www.cristohomes.com

**A2**



**LOWER LEVEL PLAN**  
 SCALE: 1/8" = 1'-0" 523 S.F.

OPTIONS

A2a

Lower Level Plan  
 Plan: Tennyson Basement  
 Date : 1.2.2020  
 Drawn: KMA  
 Scale : As Noted  
 Revised:  
 Sheet : 4 of 13



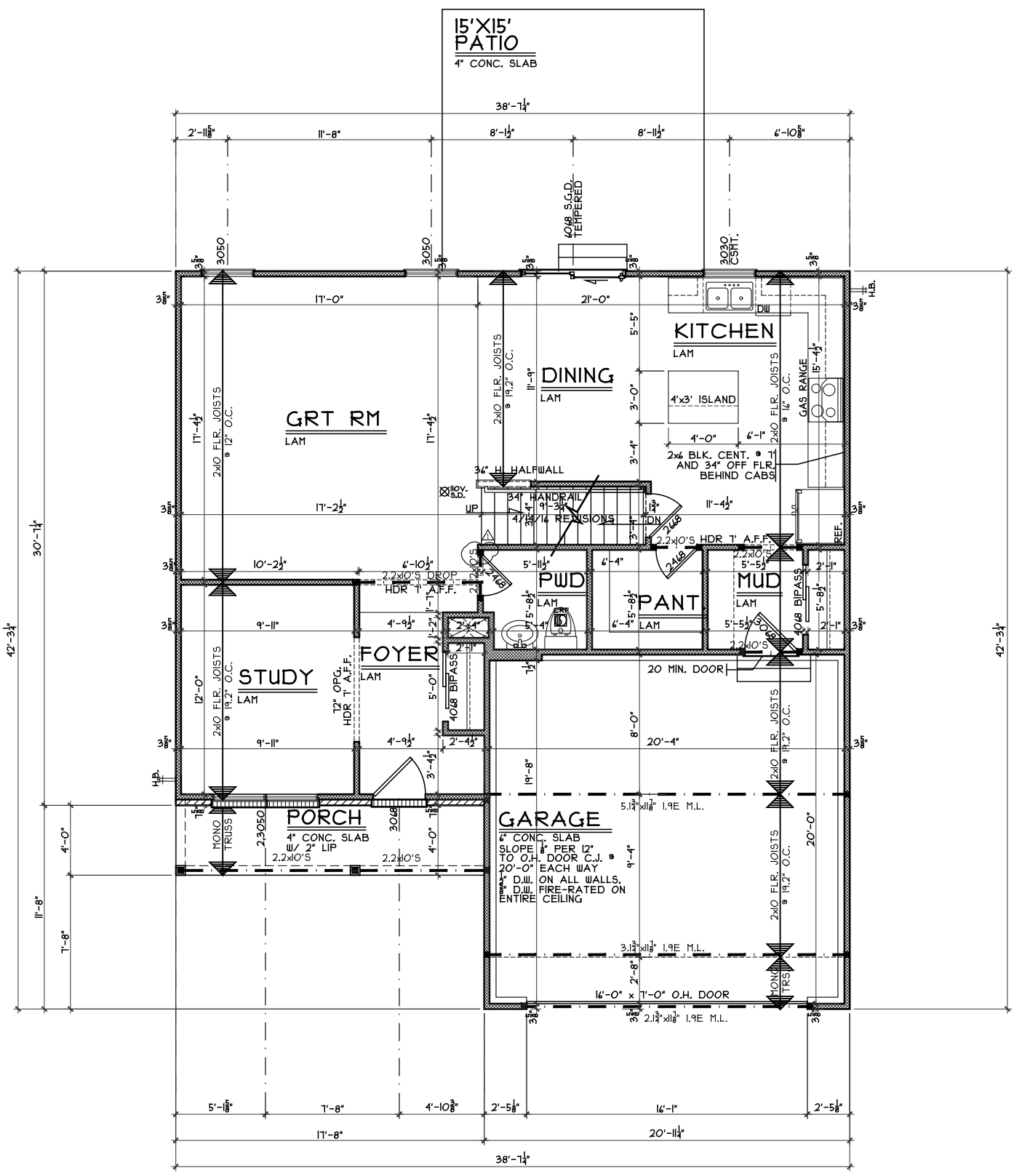
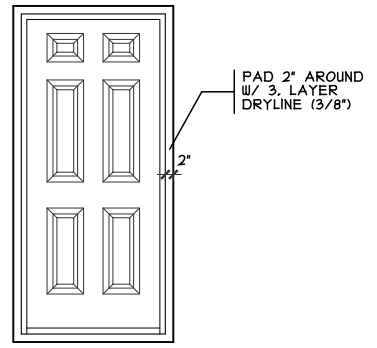
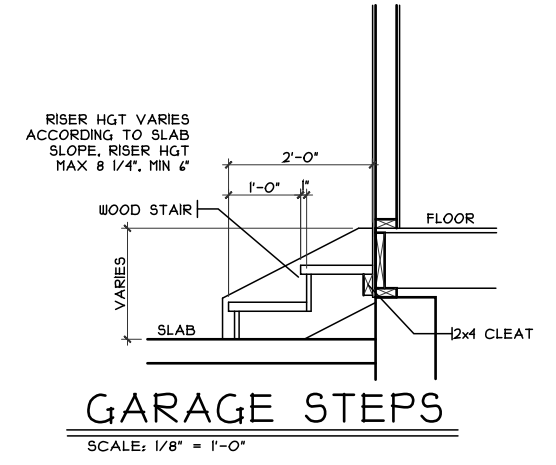
CR-4710  
 Proposed Residence:  
 John Lambie  
 Centennial Run-70's Lots  
 Lot #4710

Trenton  
 Butler County

Tennyson - C5 - Vinyl

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**FIRST FLOOR PLAN**  
SCALE: 1/8" = 1'-0" 998 S.F.

**NOTE:**  
■ DENOTES BEARING CRIPPLES. THERE SHOULD BE ONE CRIPPLE FOR EACH BEARING MEMBER. CONTINUOUS TO SOLID BEARING BELOW.

OPTIONS

**CRISTO HOMES**  
7594-A Tylers Place Blvd.  
West Chester, OH 45389  
513.755.0570 www.cristohomes.com

Proposed Residence:  
**John Lambie**  
Centennial Run-70's Lots  
Lot #4710

CR-4710

**CRISTO HOMES**

Plan: Tennyson Basement  
Date: 1.2.2020  
Drawn: KMA  
Scale: As Noted  
Revised:  
Sheet: 5 of 13

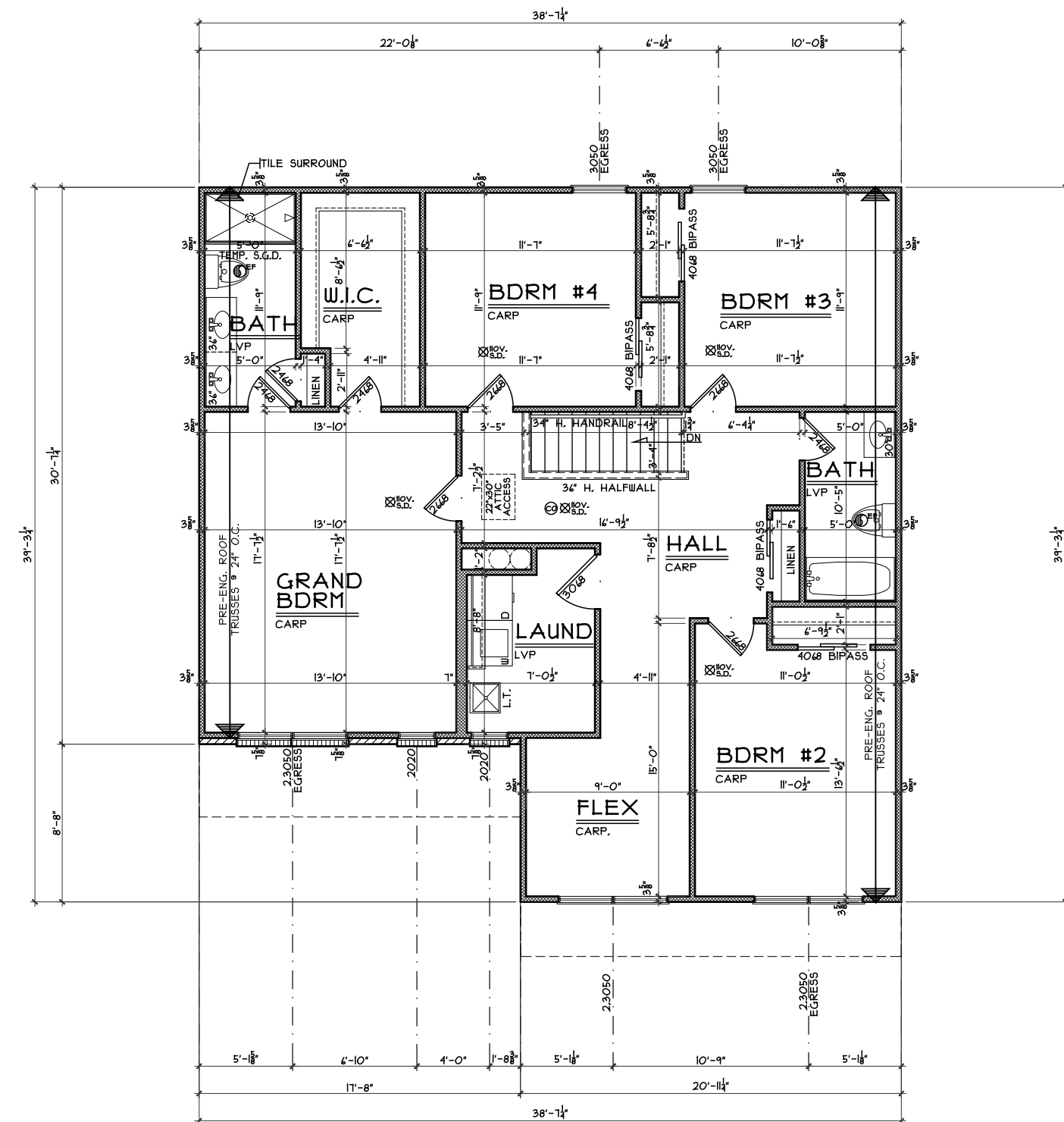
**A3**

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Butler County

Tennyson - C5 - Vinyl

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Issue Dates  
Review



**SECOND FLOOR PLAN**  
SCALE: 1/8" = 1'-0" 1351 S.F.

OPTIONS

Second Floor Plan  
Plan: Tennyson Basement  
Date : 1.2.2020  
Drawn: KMA  
Scale : As Noted  
Revised:  
Sheet : 7 of 13



CR-4710  
Proposed Residence:  
John Lambie  
Centennial Run-70's Lots  
Lot #4710

Trenton  
Butler County

Tennyson - C5 - Vinyl

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Issue Dates	Review

A4