

PLOT PLAN
LOT 78 (15,879 SF) 0.3645 ACRES
GREYCLIFF LANDING, SECTION 5
SECTION 21, TOWN 3, RANGE 4
FRANKLIN TOWNSHIP,
WARREN COUNTY, OHIO
FOR: CRISTO HOMES

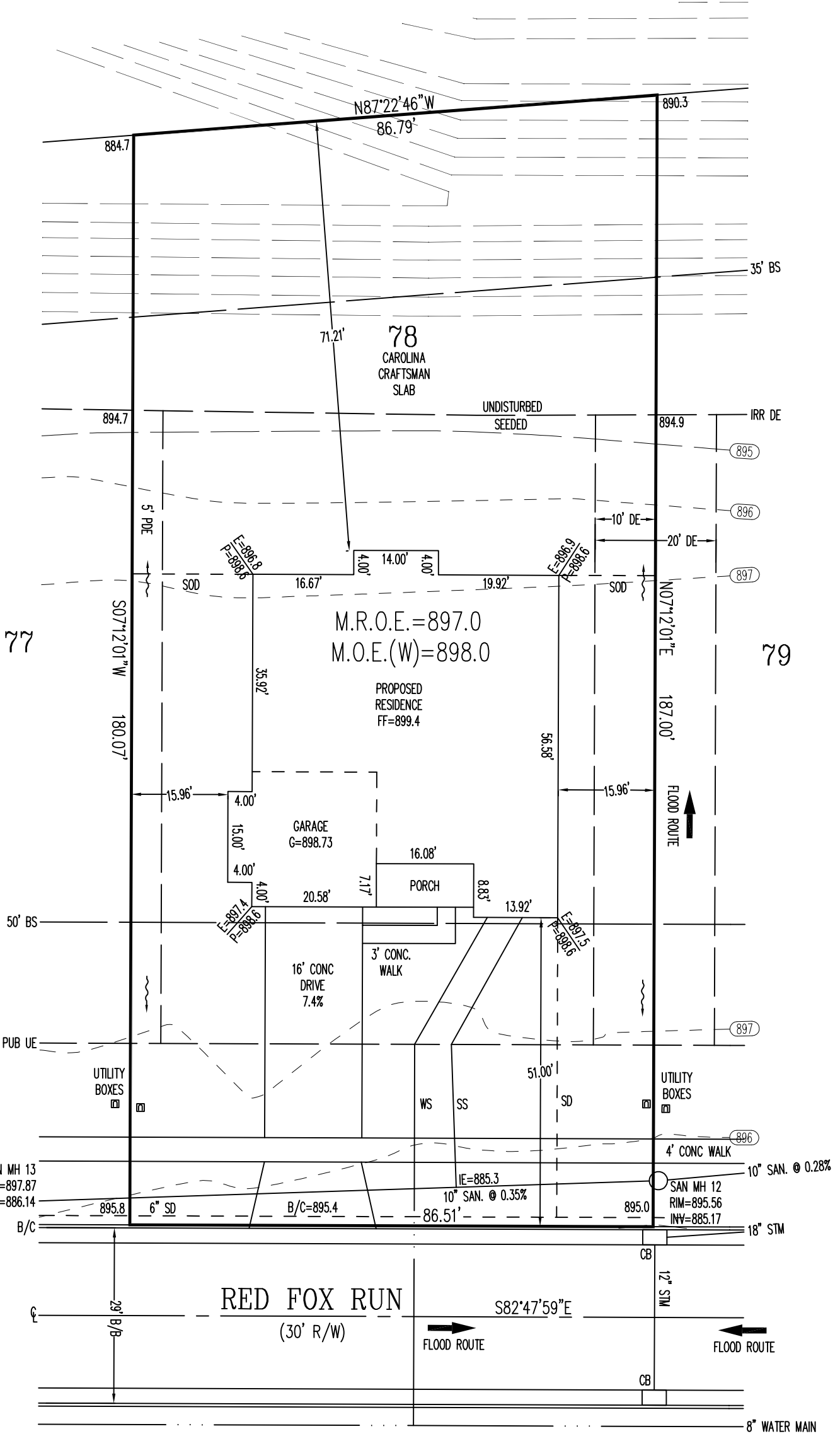
SILBERT RESIDENCE
3661 RED FOX RUN

M.R.O.E.=897.0
M.O.E.(W)=898.0
(PER CONSTRUCTION PLANS
M.O.E.=897.5)

SETBACKS:
 FRONT YARD=50'
 REAR YARD=35'
 SIDE YARD=5' MIN/20' TOTAL

QUANTITIES

TOTAL LOT AREA	15,879	sq. ft.
CITY WALK	282	sq. ft.
HOUSE WALK	55	sq. ft.
DRIVE	677	sq. ft.
APRON	204	sq. ft.
PATIO AND PORCHES	116	sq. ft.
DECK	-	sq. ft.
SEEDING AREA	2264	sq. ft.
UNDISTURBED AREA	4268	sq. ft.
SOD	5234	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.

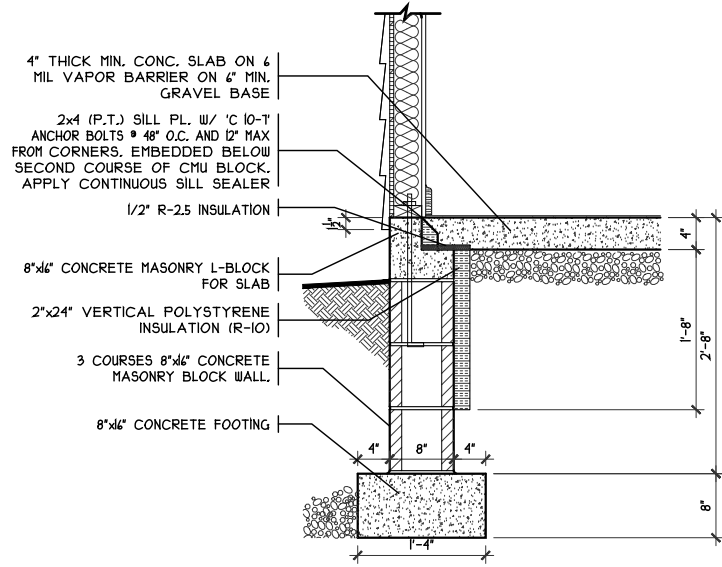
SCALE: 1"=20'
 DATE: 03/17/2020
 DRAWN: JLS
 DESIGNED:
 CHECKED: KRC

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. 3-19-20 NEW HOUSE
 2.
 3.
 4.

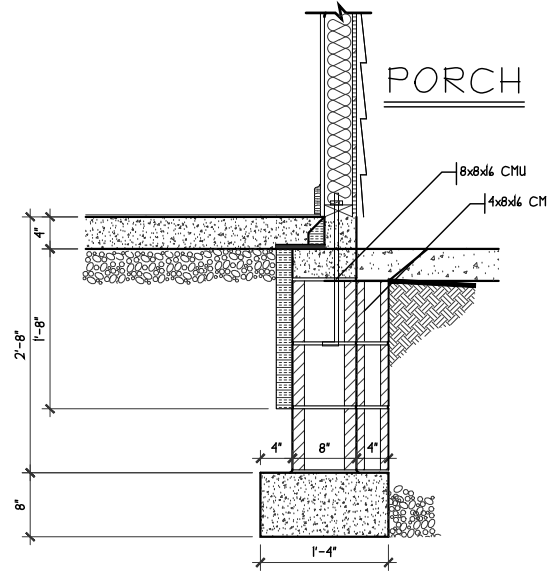
PROJECT: GREYCLIFF
 DRAWING: 200603PB

SHEET
 1 OF 1



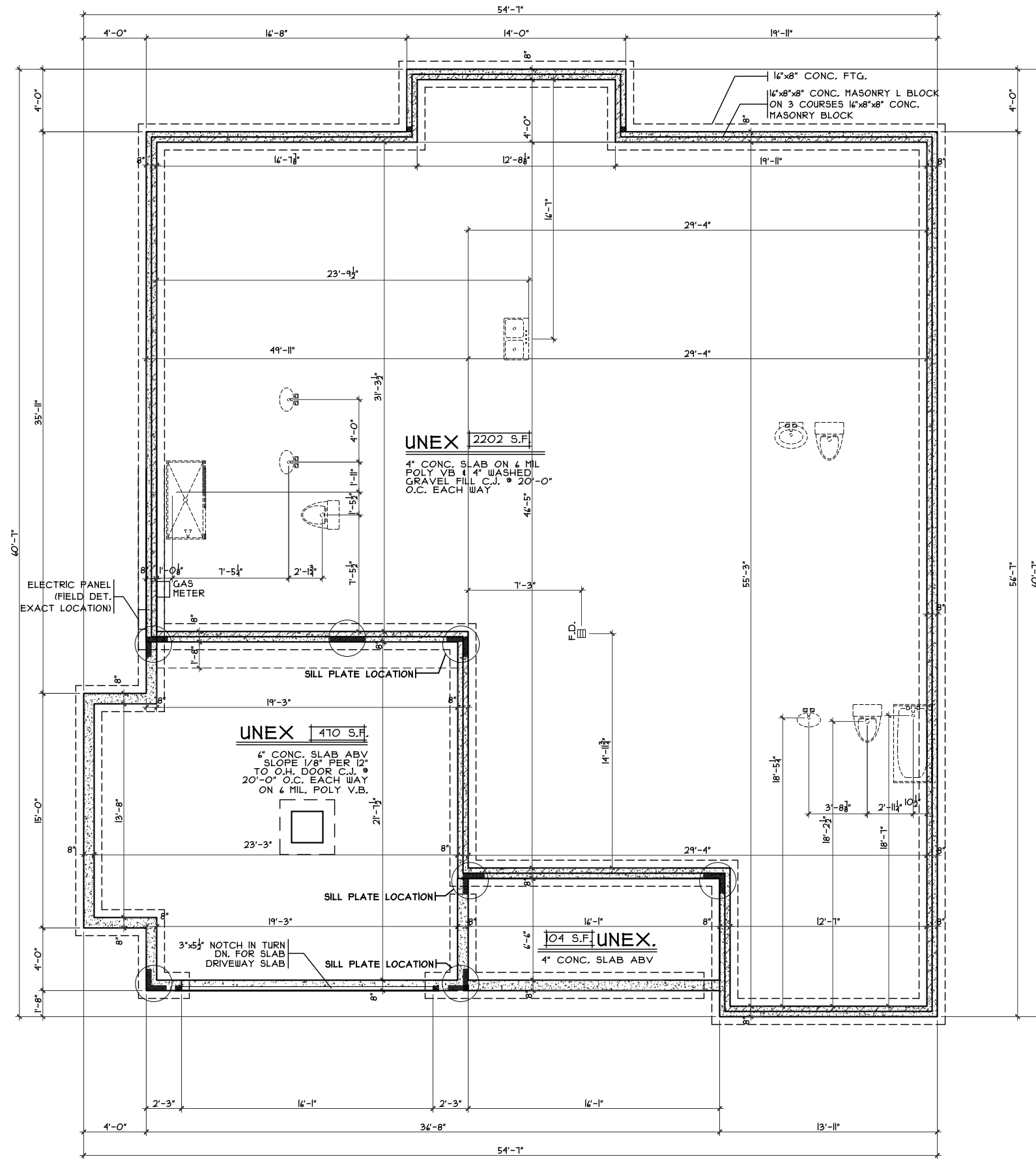
SOQ FDN DETAIL

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



PORCH BLOCK DETAIL

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



FOUNDATION PLAN

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

OPTIONS

Foundation Plan - Craftsman

Plan : CAROLINA
Date : 3/13/20
Drawn: MGO
Scale : As Noted
Revised:
Sheet : 3 of 9

Proposed Residence:
Silbert Residence
3661 Red Fox Run
Greycliff Landing Lot #78

Franklin, OH
Warren County

Carolina- Craftsman- Vinyl

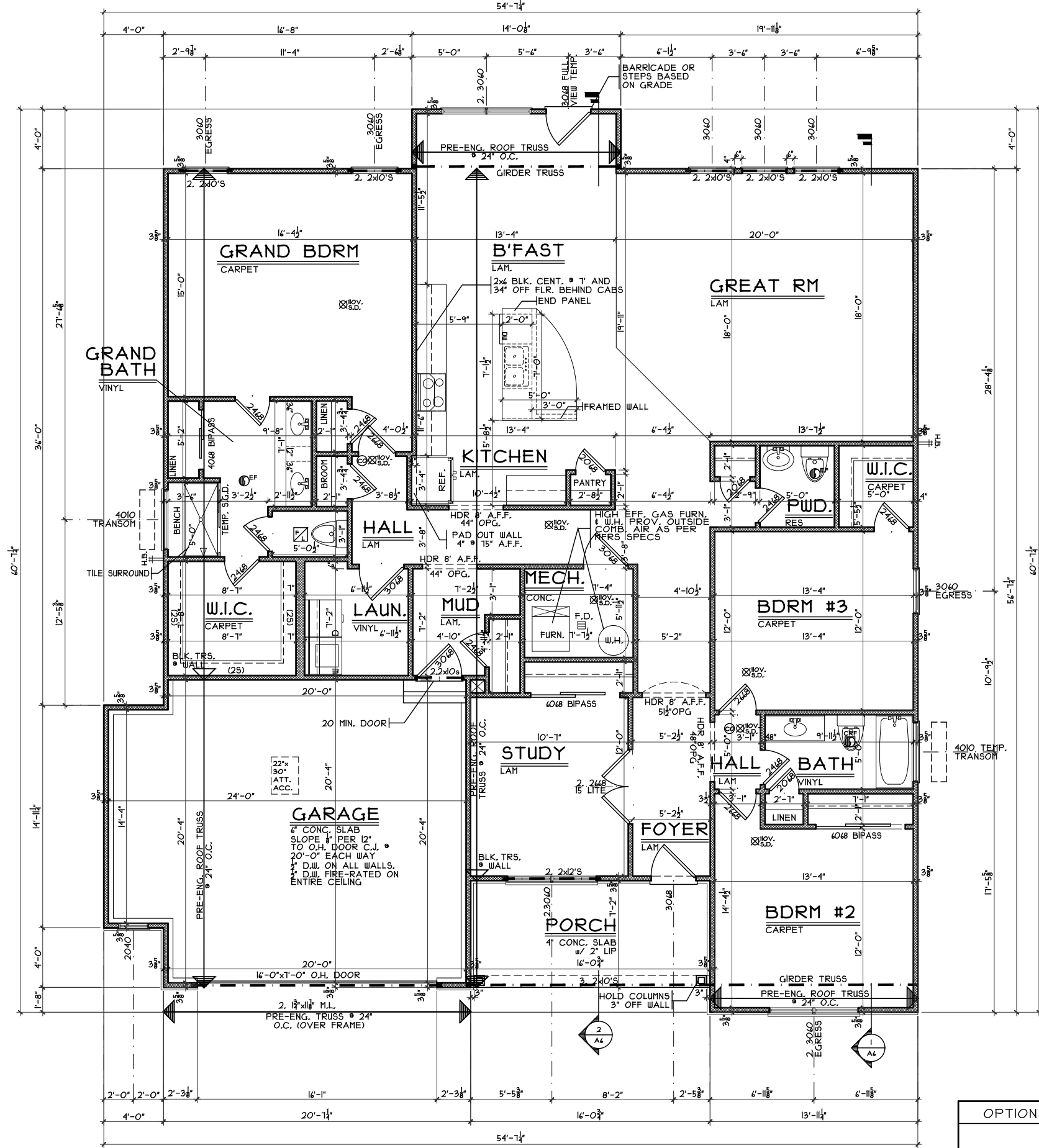
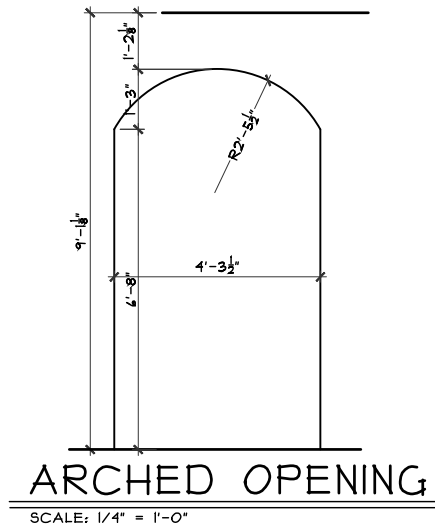
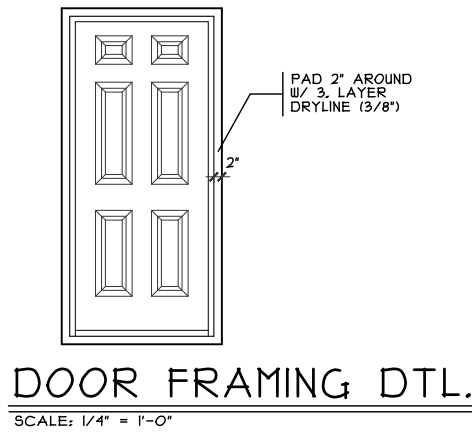
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Issue Dates:
Review #1



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

A2



OPTIONS

First Floor Plan (without Loft) - Craftsman
Plan : CAROLINA
Date : 3/13/20
Drawn: MGO
Scale : As Noted
Revised:
Sheet :4 of 9



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A3