

**PLOT PLAN**  
**LOT 31593-0.230 AC.**  
**GARDNER RIDGE, SEC. ONE, BLOCK B**  
**CITY OF HAMILTON**  
**BUTLER CO., OHIO**  
**FOR: CRISTO HOMES**

HAZELTINE RESIDENCE  
174 WEEPING OAK DRIVE

SETBACKS  
FRONT=30'  
REAR=30'  
SIDE=5'/15'

**QUANTITIES**

TOTAL LOT AREA=10,000 SF  
 CITY WALK=256.0 SF  
 HOUSE WALK=49.0 SF  
 DRIVE=576.0 SF  
 APRON=203.5 SF  
 PATIO & PORCH=24.0 SF  
 DECK=X  
 SEEDING=9070.6 SF  
 SOD=X  
 UNSEEDED=X  
 MS=724.1



**INFORMATION FROM CONSTRUCTION DRAWINGS.**

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

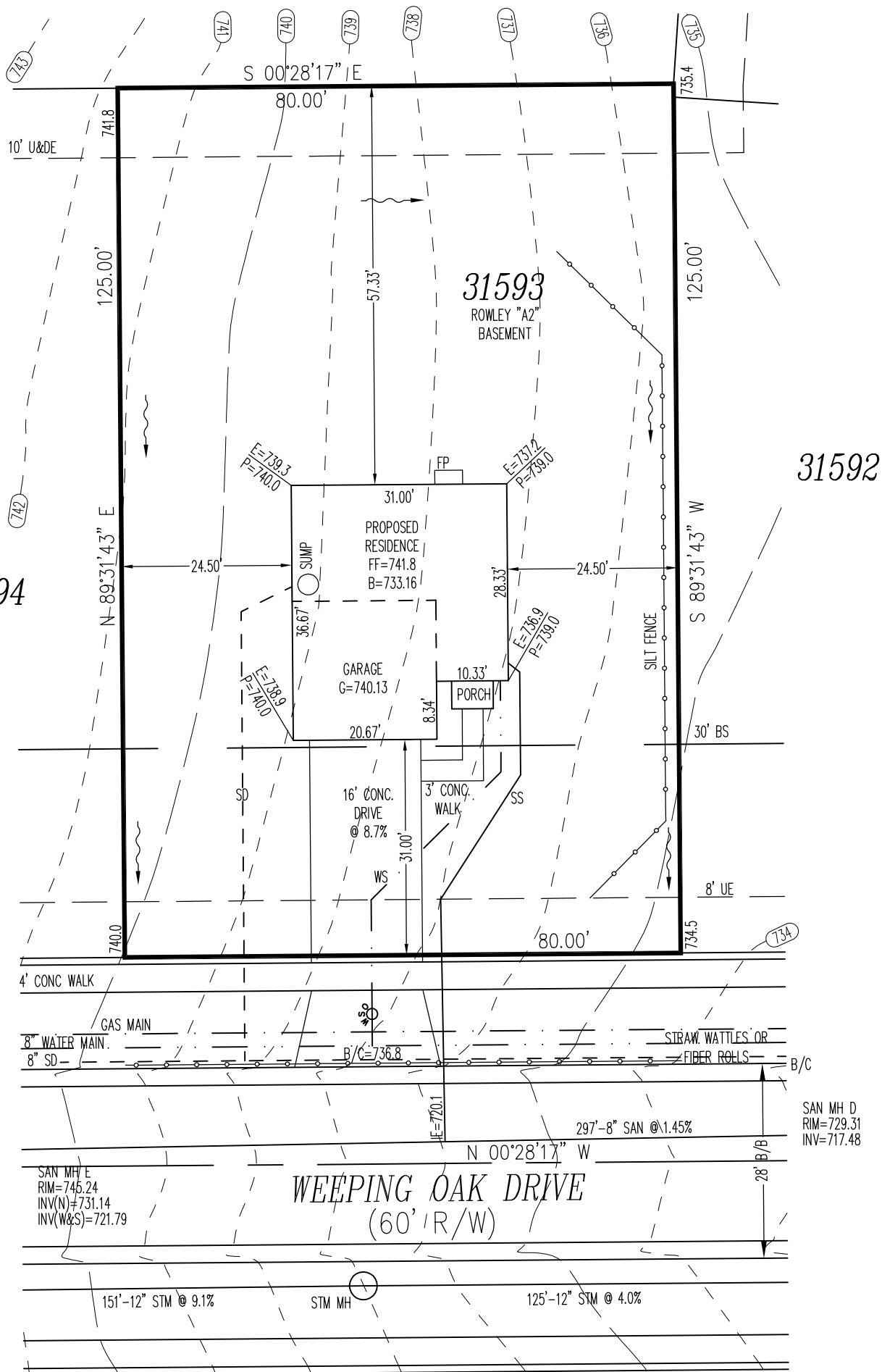
ALL ELEVATIONS ARE EXISTING UNLESS SPECIFIED WITH AN "E" FOR EXISTING OR A "P" FOR PROPOSED.

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.

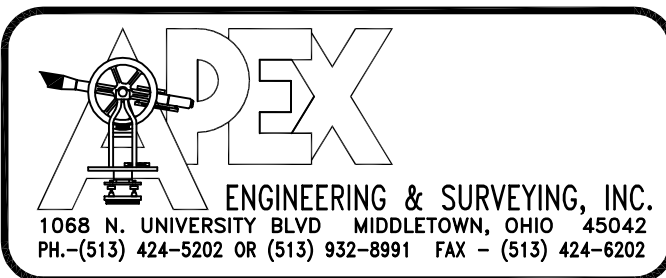
PRIOR TO CONSTRUCTION, A GEOTECHNICAL REPORT SHALL BE OBTAINED BY THE BUILDER. APEX ASSUMES NO RESPONSIBILITY FOR SOIL CONDITIONS.

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.



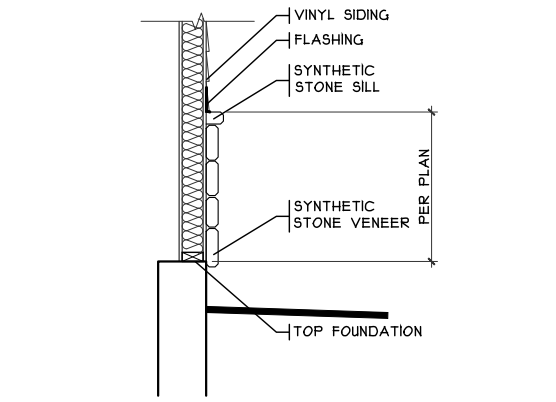
TOPO BY APEX  
9-17-14, AND MAY  
NOT MATCH CURRENT  
CONDITIONS

SCALE: 1"=20'  
 DATE: 04-06-18  
 DRAWN: JLL  
 DESIGNED:  
 CHECKED: KRC

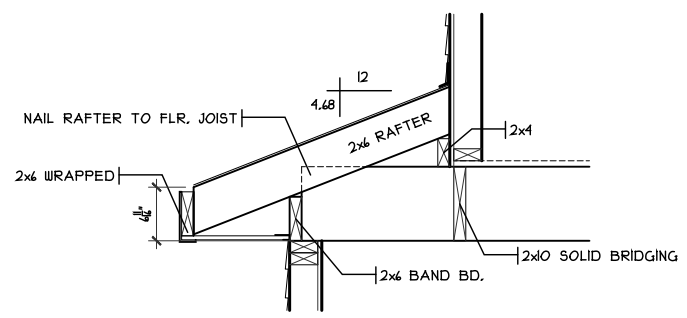


**REVISIONS:**  
 1.5-02-18 ADDED SILT FENCE  
 2.  
 3.  
 4.

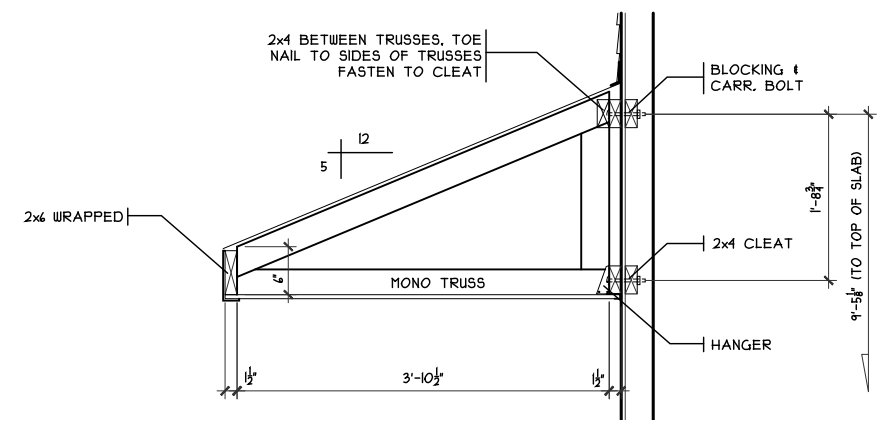
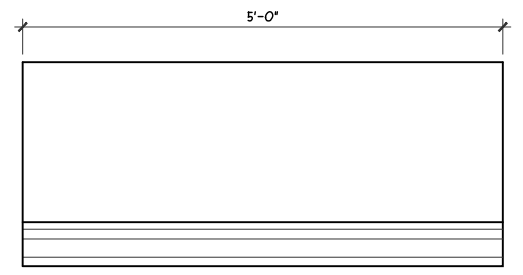
PROJECT: GARDNER DRAWING: 180599PA	SHEET 1 OF 1
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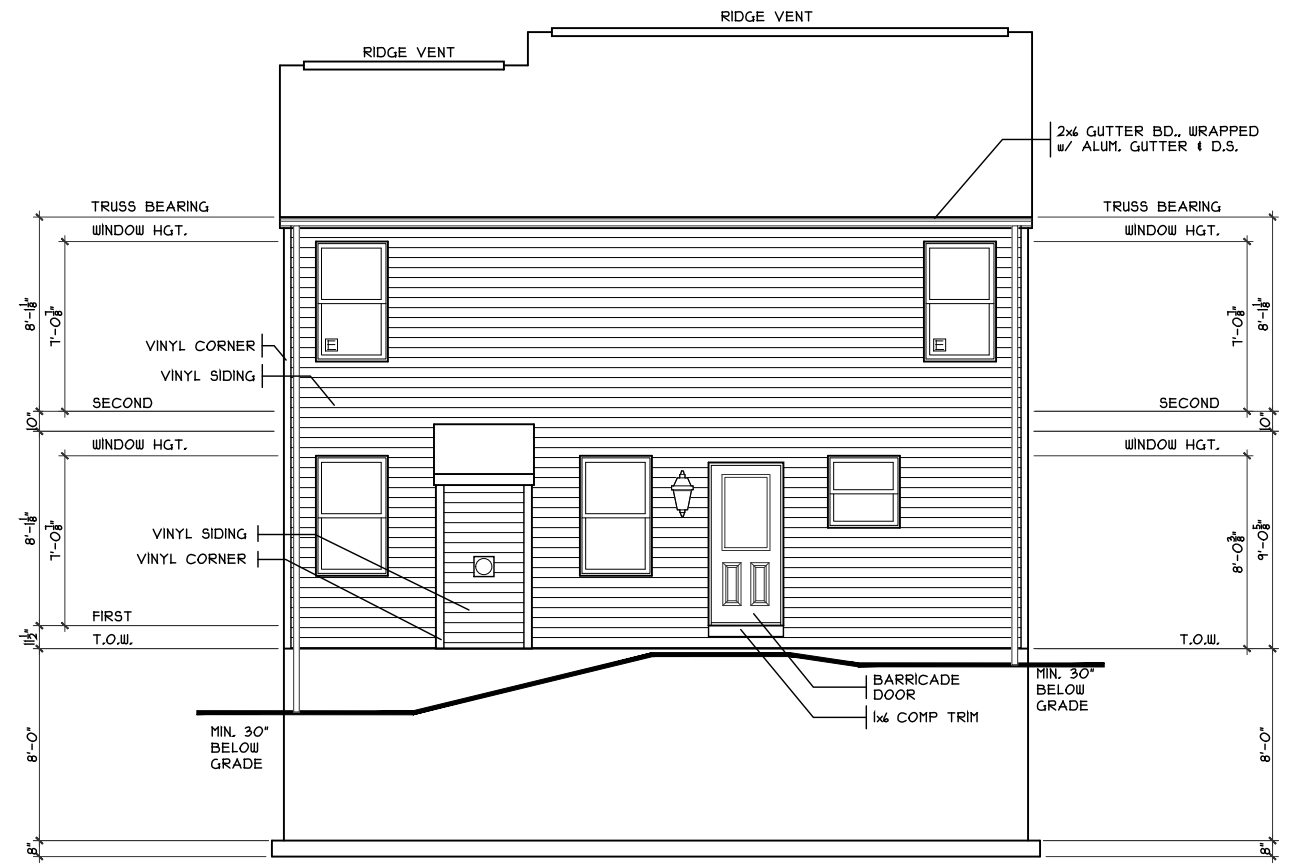
**STONE BASE**  
SCALE: 1/8" = 1'-0"



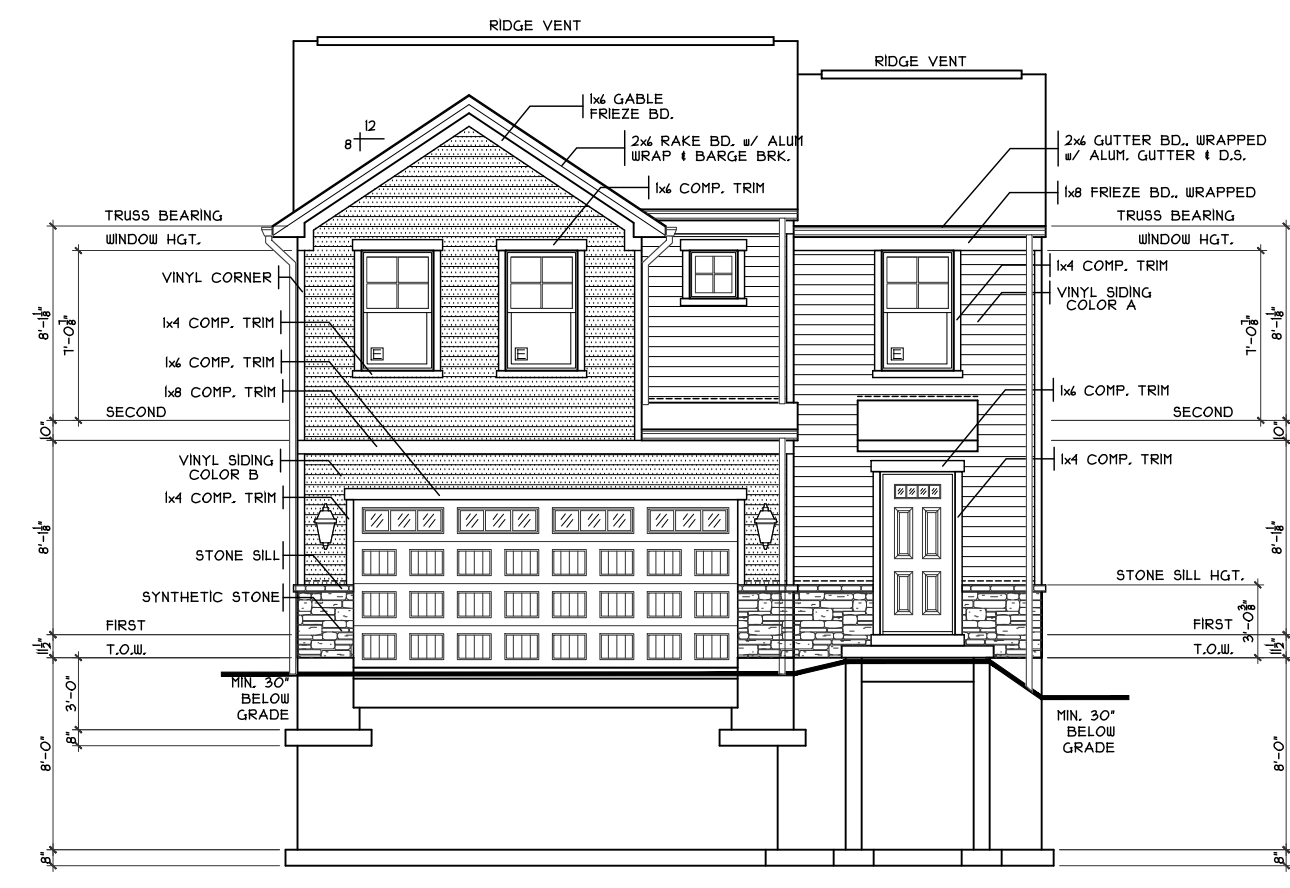
**GARAGE DETAIL**  
SCALE: 1/2" = 1'-0"



**PORCH DETAIL**  
SCALE: 1/2" = 1'-0" ELEVATION A



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

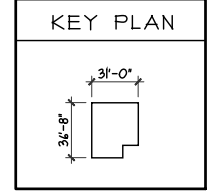


**FRONT ELEVATION**  
SCALE: 1/8" = 1'-0" A

SHEET INDEX	
SHT#	DESCRIPTION
A1	Front and Rear Elevations
A1a	Left and Right Elevations
A2	Foundation 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"

251646B3 PLAN INFO	
3	BDRMS
2.5	BATHS
2	CAR GARAGE
8	1ST FLR. CLG.
SQUARE FOOTAGE	
TOTAL	1646
MAIN	134
UPPER	1012
LOWER	561
GARAGE	380



**OPTIONS**

GR-1593  
Proposed Residence:  
Hazeltime Residence  
174 Sweeping Oak Drive  
Gardner Ridge Lot 1593

Issue Dates  
Review: 4/19/18

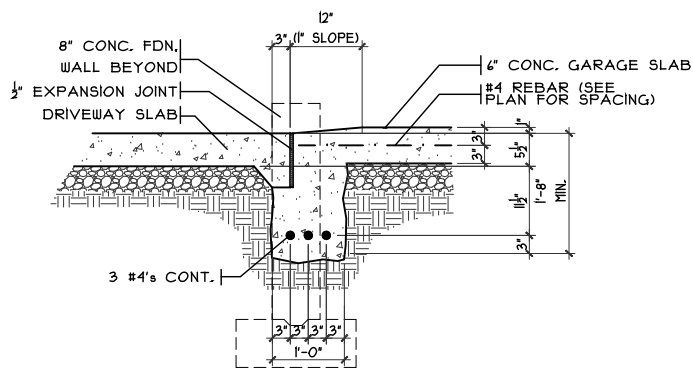
Rowley - A2 - Vinyl  
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Elevation A  
Plan: Rowley Basement  
Date: 3.27.2018  
Drawn: AMW  
Scale: As Noted  
Revised: 4.25.2018  
Sheet: 1 of 11

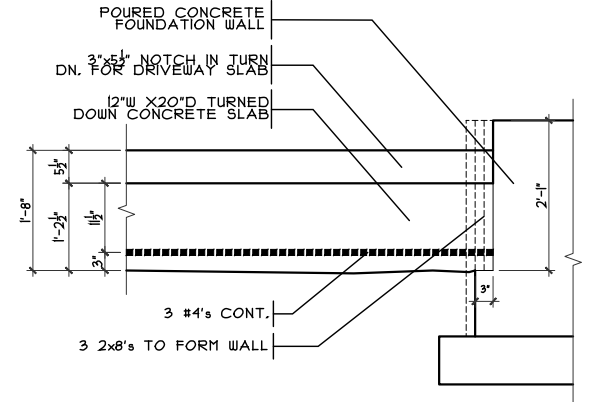
Hamilton  
Butler

**CRISTO HOMES**  
7594-A Tylers Place Blvd.  
West Chester, OH 45380  
513.755.0570 www.cristohomes.com

**A1**



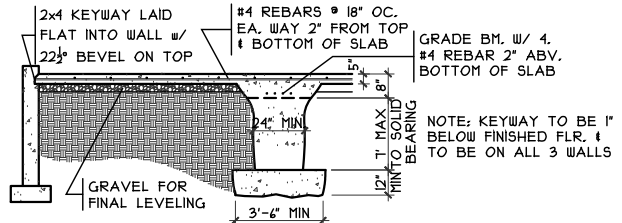
SECTION



ELEVATION

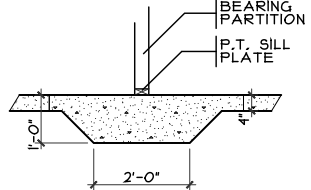
**GARAGE DOOR GRADE BM**

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



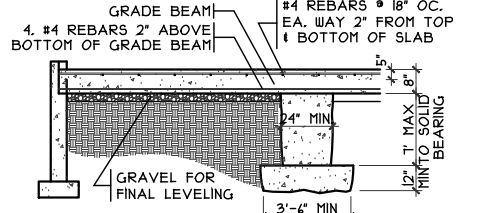
**GRADE BM SECTION**

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



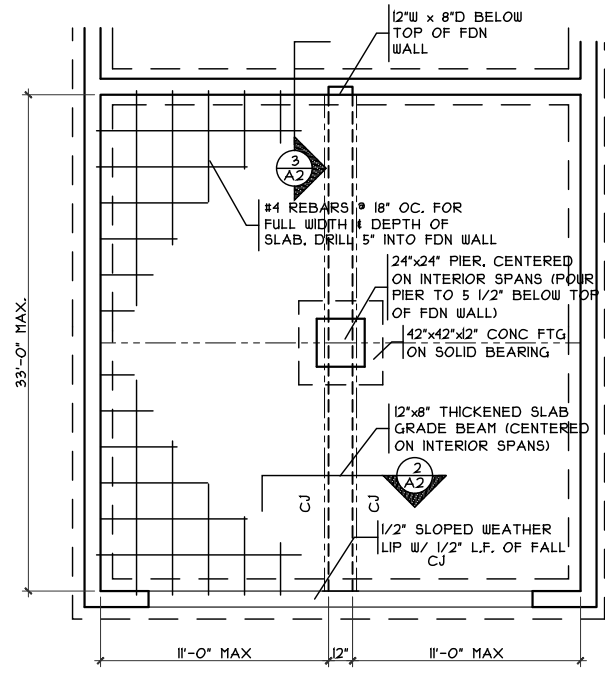
**THICKENED SLAB**

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



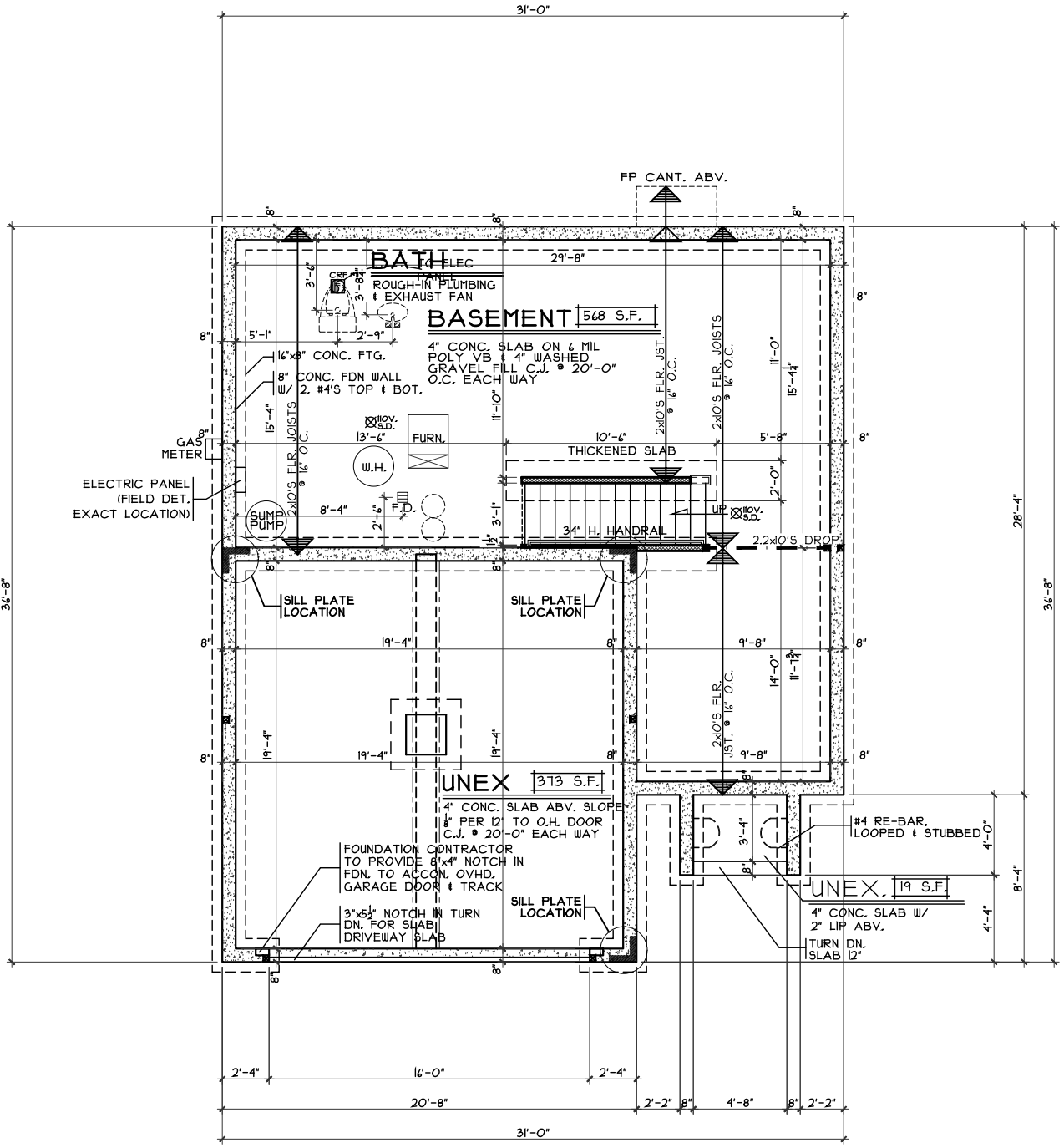
**GRADE BM SECTION**

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



**GRADE BM DETAIL**

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



**FOUNDATION PLAN**

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

OPTIONS
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Foundation Plan  
 Plan: Rowley Basement  
 Date: 3.27.2018  
 Drawn: AMW  
 Scale: As Noted  
 Revised: 4.25.2018  
 Sheet: 3 of 11



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

GR-1593

Proposed Residence:  
 Hazeltine Residence  
 174 Sweeping Oak Drive  
 Gardner Ridge Lot 1593

Rowley - A2 - Vinyl

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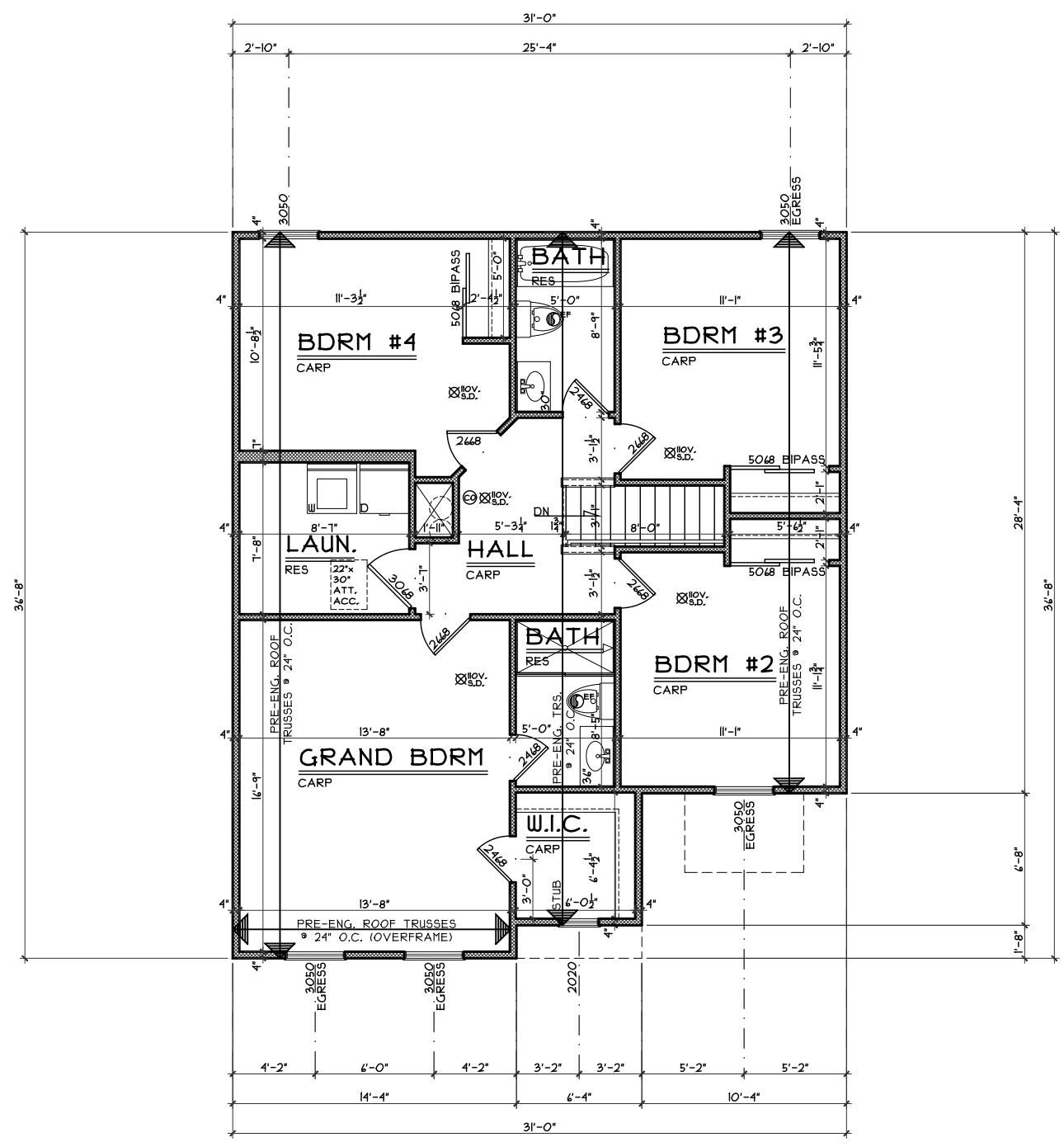
Issue Dates

Review	4/19/18

Hamilton  
 Butler

A2





**SECOND FLOOR PLAN**  
SCALE: 1/8" = 1'-0" 1012 S.F.

OPTIONS

Second Floor Plan  
Plan: Rowley Basement  
Date: 3.27.2018  
Drawn: AMW  
Scale: As Noted  
Revised: 4.25.2018  
Sheet: 5 of 11



GR-1593  
Proposed Residence:  
Hazeltime Residence  
174 Sweeping Oak Drive  
Gardner Ridge Lot 1593

Rowley - A2 - Vinyl  
Hamilton  
Butler

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Issue Dates  
Review: 4/19/18

A4