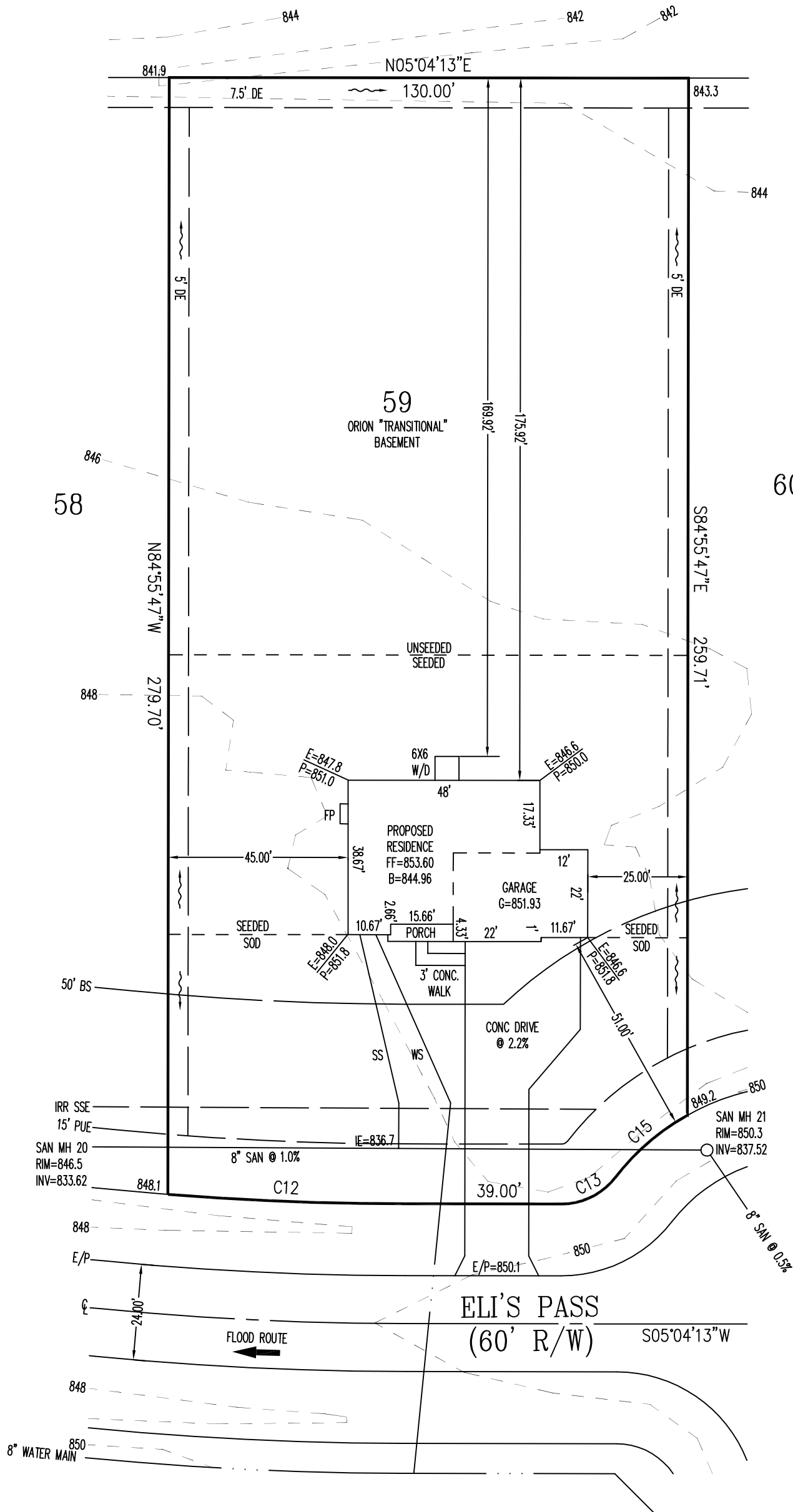


MARKET HOME
235 ELI'S PASS

PLOT PLAN

LOT 59 - 0.8335 AC.
THE ESTATES OF KEEVER CREEK, SEC 3
SECTION 23, TOWN 4, RANGE 3
TURTLECREEK TWP, WARREN CO., OHIO
FOR: CRISTO HOMES



QUANTITIES

TOTAL LOT AREA=36,305 SF
CITY WALK=X
HOUSE WALK=46.0 SF
DRIVE=1648.2 SF
APRON=92.5 SF
PATIO & PORCHES=68.9 SF
DECK=36
SEEDING=7,000.0 SF
SOD=8978.2 SF
UNSEEDED=18,791.5 SF

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.

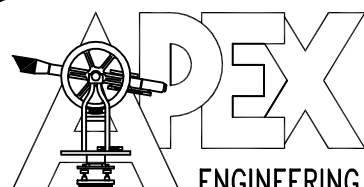
SETBACKS
FRONT=50'
REAR=35'
SIDE=5' / 20' TOTAL

C12	C13	C15
R=770.00'	R=17.00'	R=60.00'
L=59.49'	L=15.54'	L=24.09'



TOPOGRAPHY FROM
CONSTRUCTION PLANS,
DATED JUNE, 2016.

SCALE: 1"=30'
DATE: 12/23/2016
DRAWN: JLS
DESIGNED:
CHECKED:

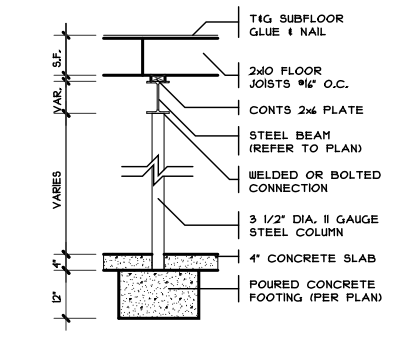
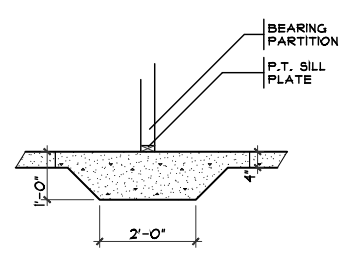


ENGINEERING & SURVEYING, INC.
1068 N. UNIVERSITY BLVD MIDDLETOWN, OHIO 45042
PH.-(513) 424-5202 OR (513) 932-8991 FAX - (513) 424-6202

REVISIONS:
1. 12-28-16 DECK ADDED DWM
2.
3.
4.

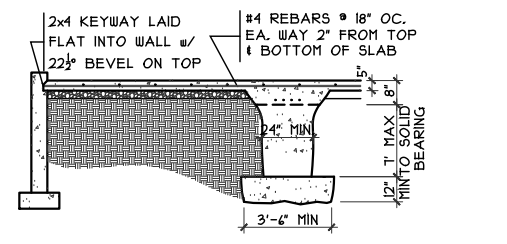
PROJECT: KEEVERCREEK
DRAWING: 161983PA

SHEET
1 OF 1

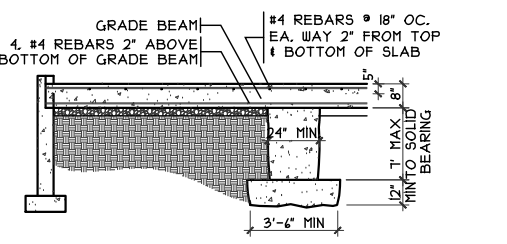


1 THICKENED SLAB DETAIL
SCALE: 1/4" = 1'-0"

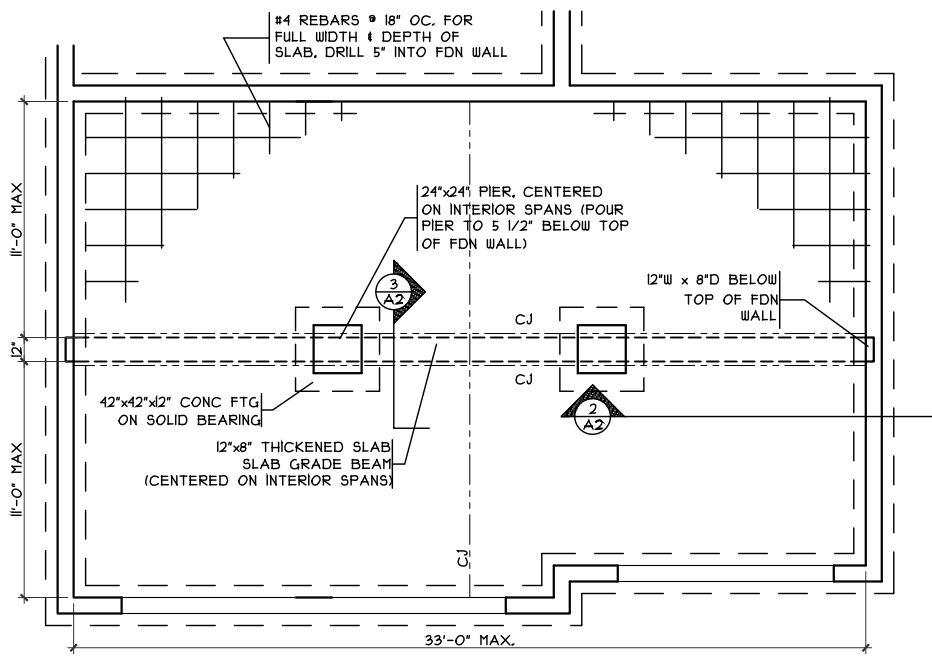
COLUMN DETAIL
SCALE: 1/4" = 1'-0"



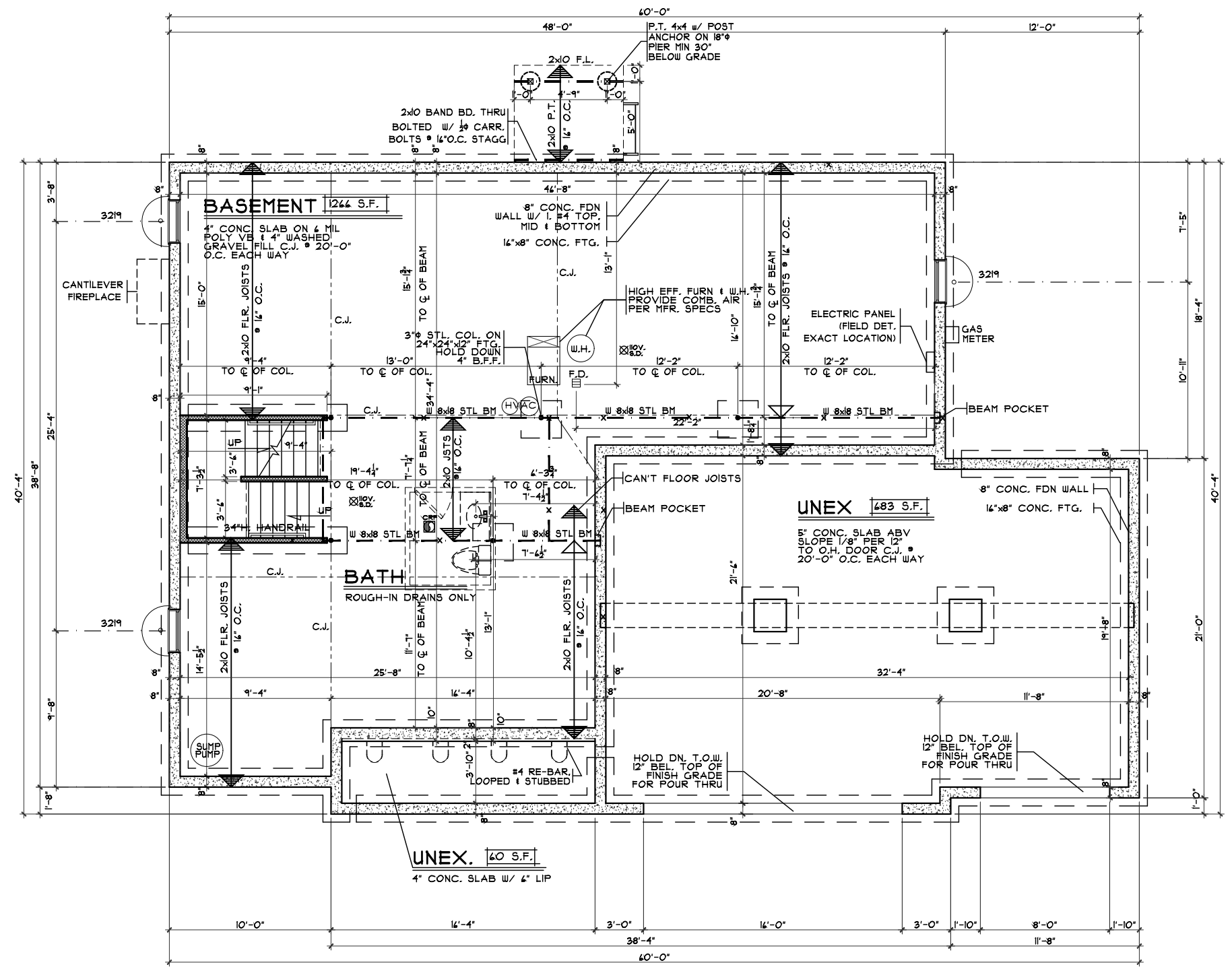
2 GRADE BM SECTION
SCALE: 1/8" = 1'-0"



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



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



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

Transitional Foundation Plan

Plan : Orion
Date : 12/15/16
Drawn: CKB
Scale : As Noted
Revised: 2/9/17
Sheet : 3 of 13

Proposed Residence:
Market Home
235 Eli's Pass
Estates of Keever Creek Lot #59

Orion - Transitional - Vinyl

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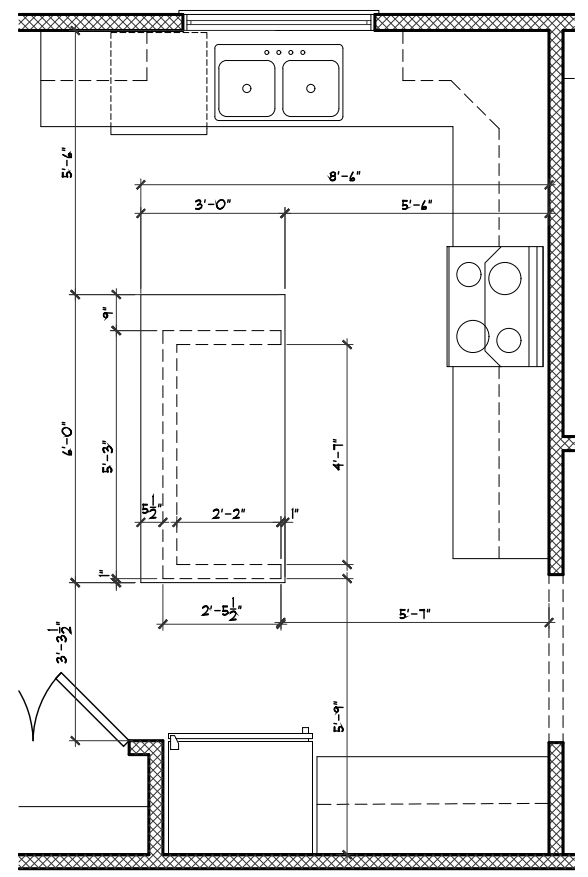
Turtle Creek Twp.
Warren County

Issue Dates
Review #1 2/1/17
Changes 2/9/17

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

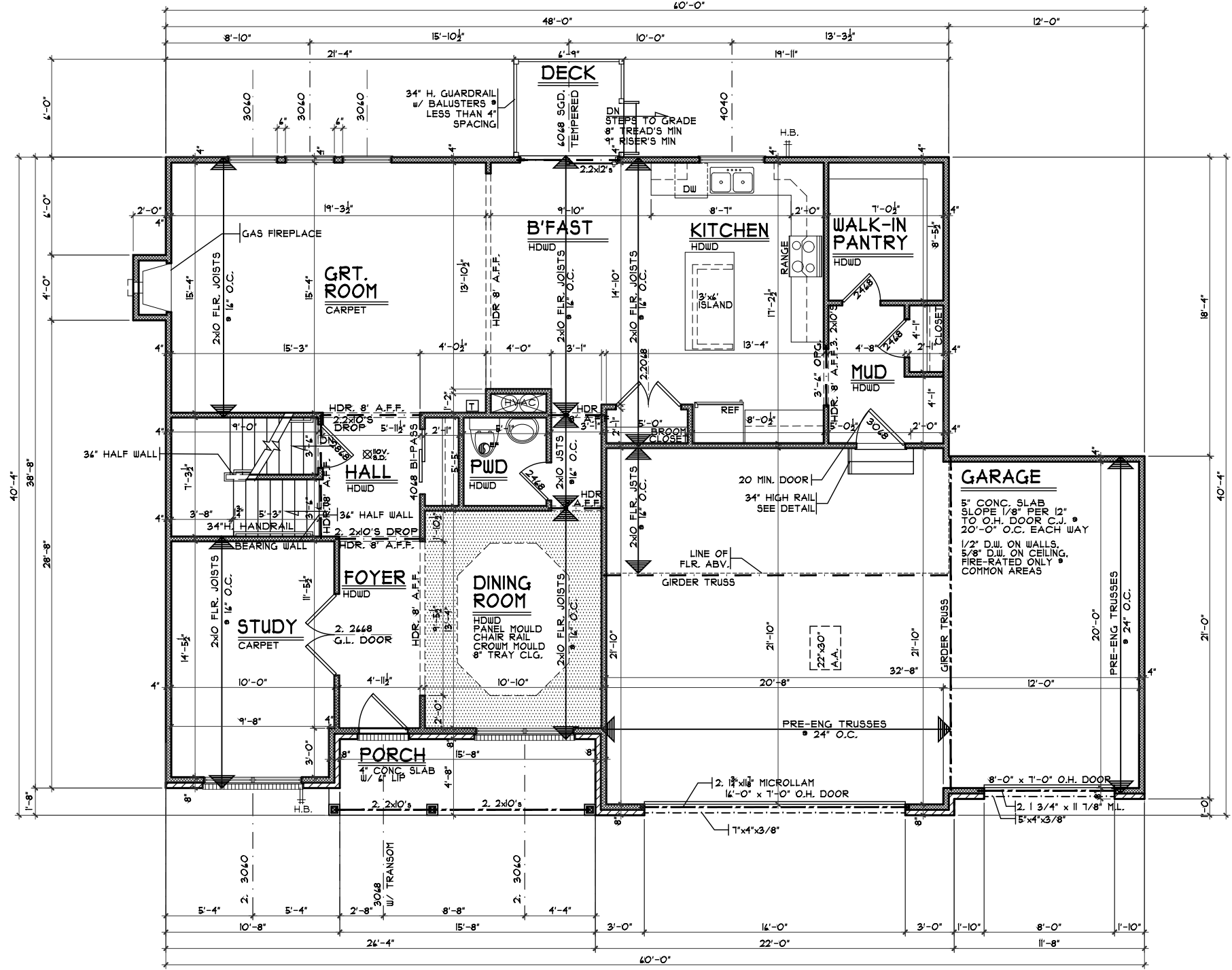
GARAGE HANDRAIL DETAIL

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



ISLAND FRAMING DETAIL

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



FIRST FLOOR PLAN

SCALE: 1/8" = 1'-0" 1370 S.F.

Transitional First Floor Plan

Plan : Orion
 Date : 12/15/16
 Drawn: CKB
 Scale : As Noted
 Revised: 2/9/17
 Sheet : 8 of 13

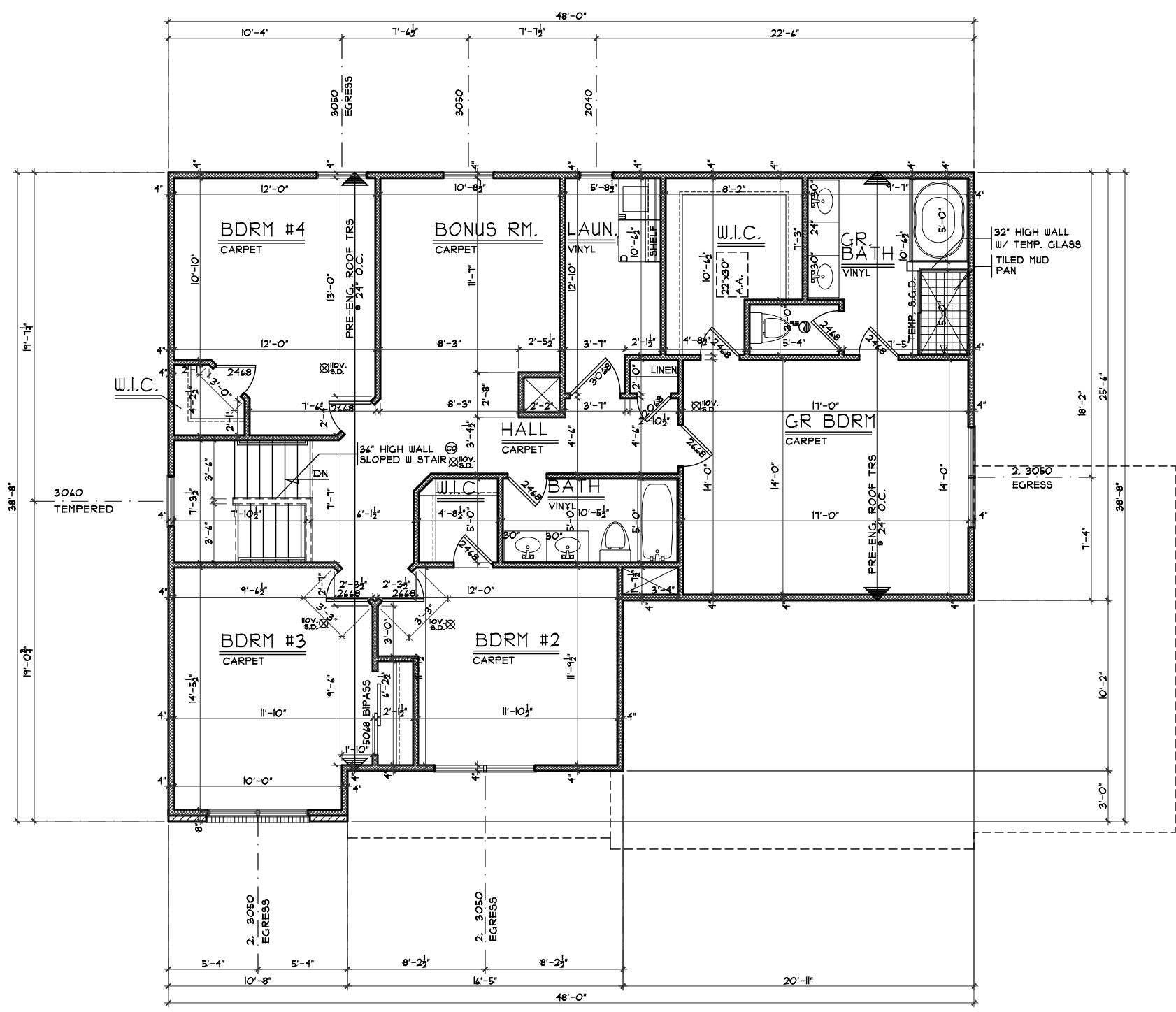
Proposed Residence:
 Market Home
 235 Eli's Pass
 Estates of Keever Creek Lot #59
 Turtle Creek Twp.
 Warren County

Orion - Transitional - Vinyl


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Issue Dates
 Review #1 2/1/17
 Changes 2/9/17

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 West Chester, OH 45389
 513.755.0570 www.cristohomes.com



SECOND FLOOR PLAN
 SCALE: 1/8" = 1'-0" 1468 S.F.

Plan : Orion Date : 12/15/16 Drawn: CKB Scale : As Noted Revised: 2/9/17 Sheet : 5 of 13	Transitional Second Floor Plan  7594-A Tylers Place Blvd. West Chester, OH 45069 513.755.0570 www.cristohomes.com	KC-59 Proposed Residence: Market Home 235 Eli's Pass Estates of Keever Creek Lot #59	Turtle Creek Twp. Warren County	Orion - Transitional - Vinyl Cristo Homes reserves all property rights in these plans. These plans are not to be reproduced, changed, or copied in any manner. They are not to be given to a third party, either in full or in part, without first receiving written permission from Cristo Homes. In the event these plans are used by a third party, Cristo Homes shall be held harmless. Issue Dates Review #1 2/1/17 Changes 2/9/17
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A4