

MARKET HOME  
24 ENGLISH OAK LANE

# PLOT PLAN

## LOT 96 (11,300 SF) 0.2594 AC.

### NORTH HILLS OF STONE RIDGE, SEC. 4 CITY OF SPRINGBORO WARREN CO., OHIO FOR: CRISTO HOMES

SETBACKS  
FRONT=25'  
REAR=30'  
SIDE=7.5'

**QUANTITIES**

TOTAL LOT AREA=11,300 SF  
CITY WALK=298.4 SF  
HOUSE WALK=61.3 SF  
DRIVE=506.7 SF  
APRON=120.3 SF  
PATIO & PORCH=109.9 SF  
DECK= 120.0  
SEEDING=5733.9 SF  
SOD=2,417.5 SF  
UNSEEDED=X



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.

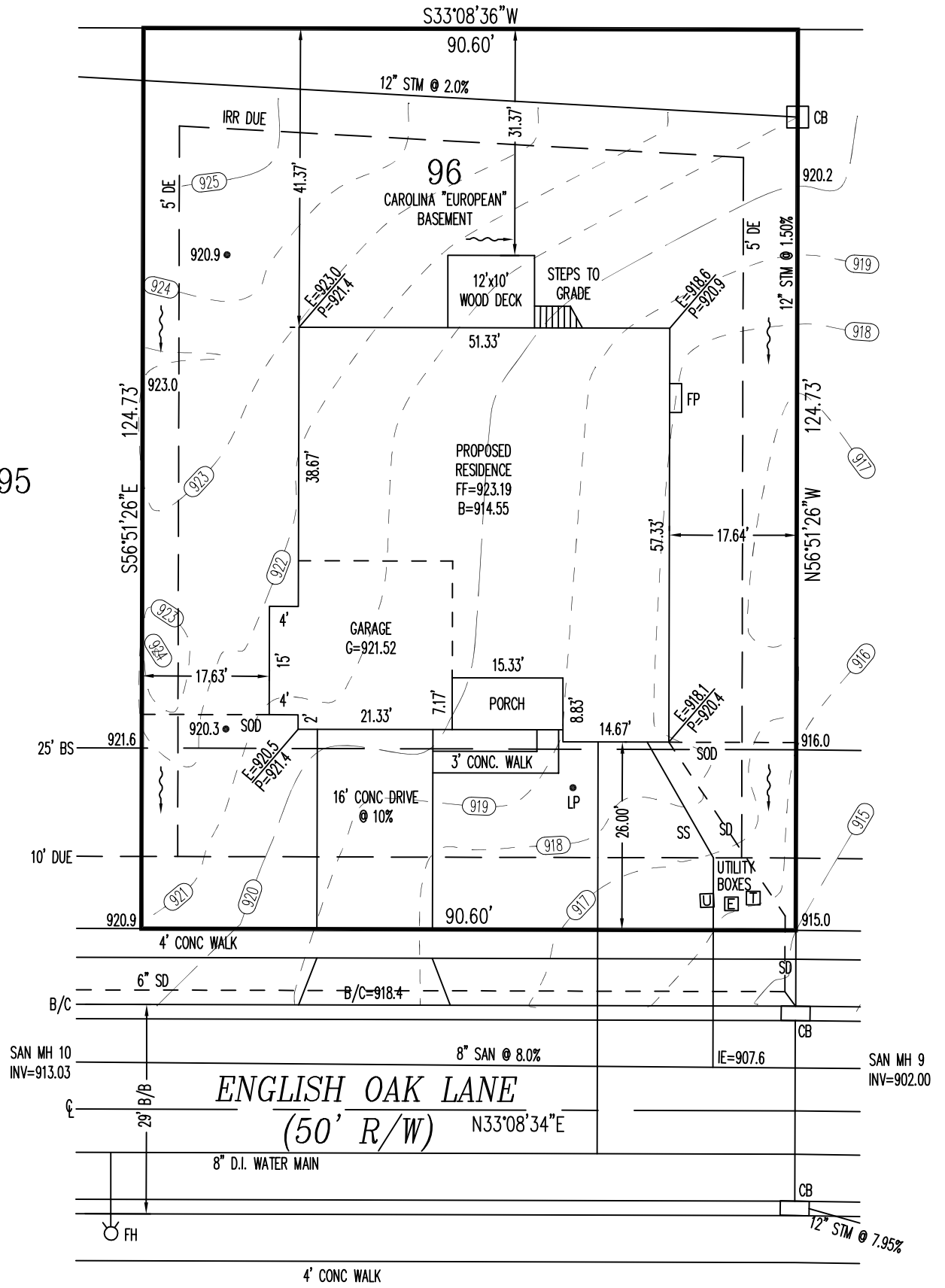
UNLESS F.F.E., M.O.E. OR M.B.E. ARE FIELD VERIFIED BY AN ENGINEERING FIRM, CONTRACTOR TAKES FULL RESPONSIBILITY FOR THE FINISH FLOOR ELEVATION.

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.

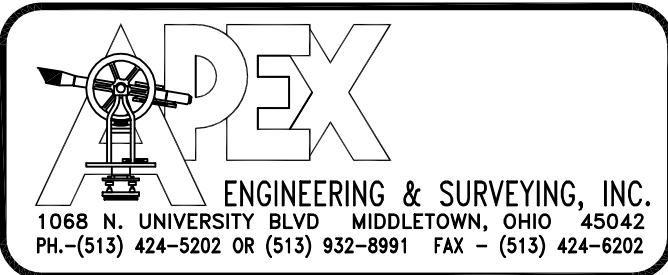
BUILDER SHALL PROVIDE POSITIVE DRAINAGE AROUND AND AWAY FROM HOUSES.

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.



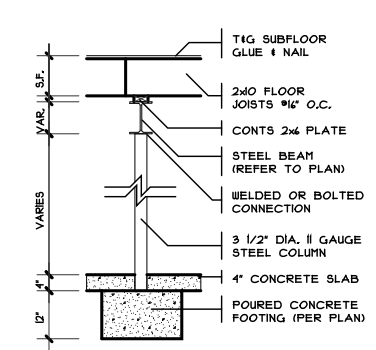
TOPOGRAPHY FROM CURB TO TREELINE BY  
APEX - 02-21-14  
TOPOGRAPHY BEYOND TREELINE FROM  
CONSTRUCTION PLANS - 11-18-02

SCALE: 1"=20'  
DATE: 04/06/2017  
DRAWN: JLS  
DESIGNED:  
CHECKED: KRC

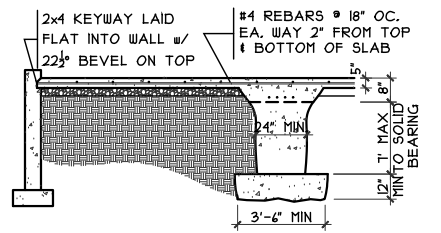


REVISIONS:  
1.  
2.  
3.  
4.

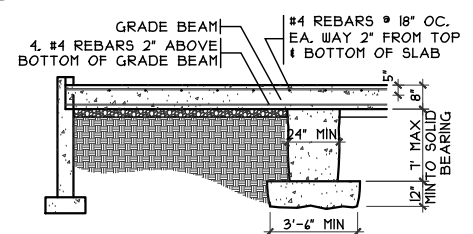
PROJECT: HILLSSTONERIDGE SHEET  
DRAWING: 170563PA 1 OF 1



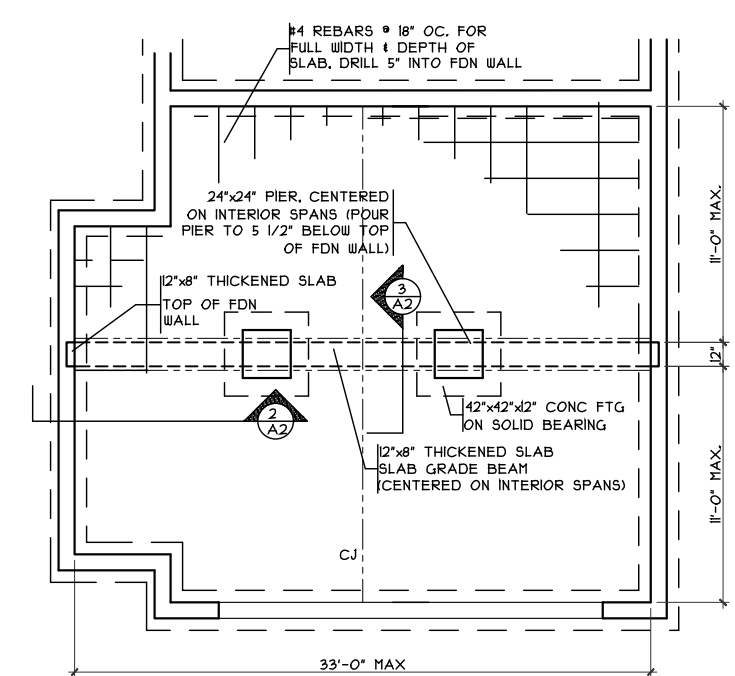
**COLUMN DETAIL**  
SCALE: 1/4" = 1'-0"



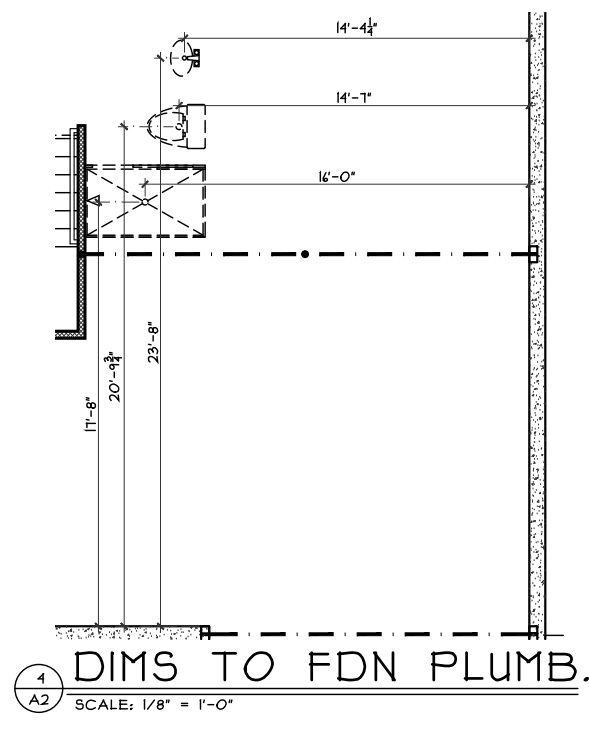
**GRADE BM SECTION**  
SCALE: 1/8" = 1'-0"



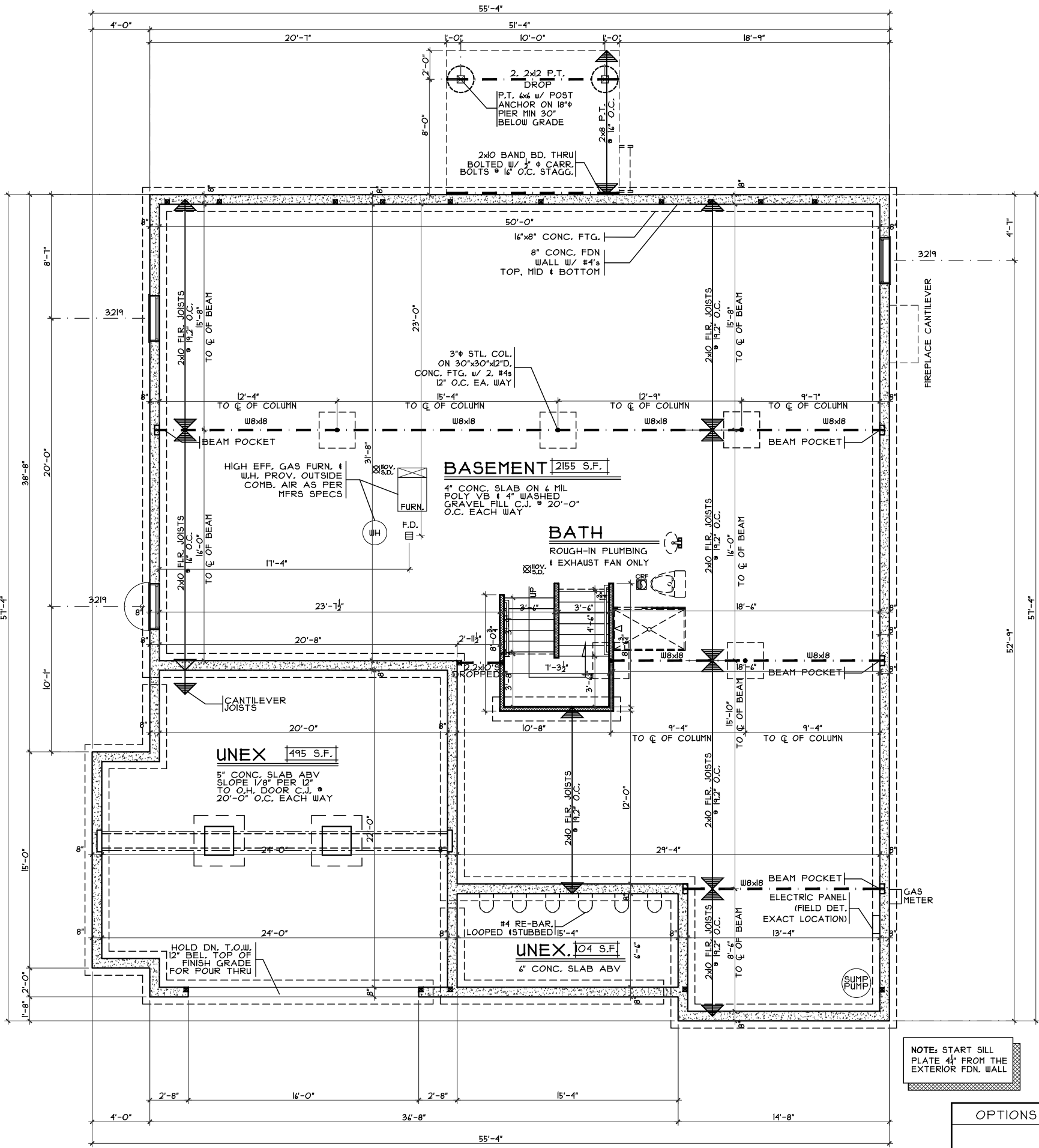
**GRADE BM SECTION THICKENED SLAB**  
SCALE: 1/4" = 1'-0"



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



**DIMS TO FDN PLUMB.**  
SCALE: 1/8" = 1'-0"



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

NOTE: START SILL PLATE 4\"/>

OPTIONS

**Foundation Plan**  
Plan : CAROLINA  
Date : 3/29/2017  
Drawn : CKB  
Scale : As Noted  
Revised: 5/24/2017  
Sheet : 3 of 12

**Proposed Residence:**  
Market Home  
24 English Oak Lane  
North Hills at Stoneridge Lot 96

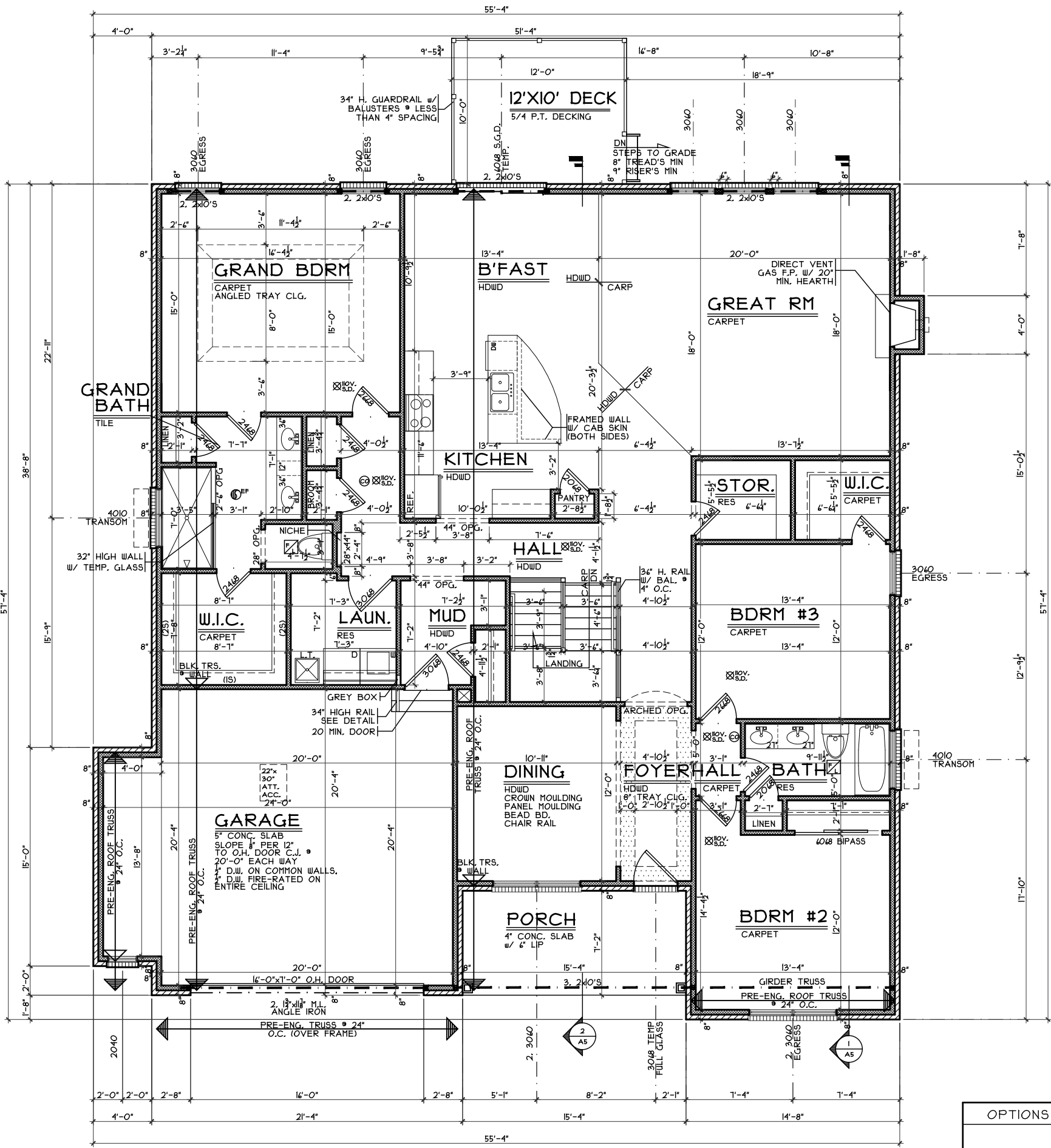
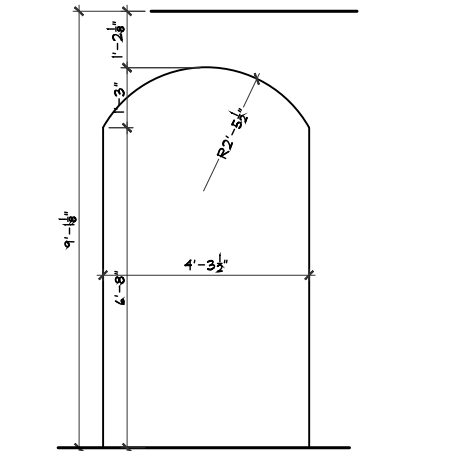
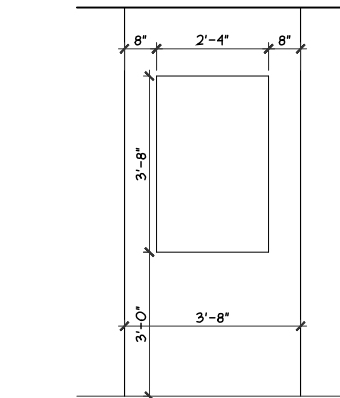
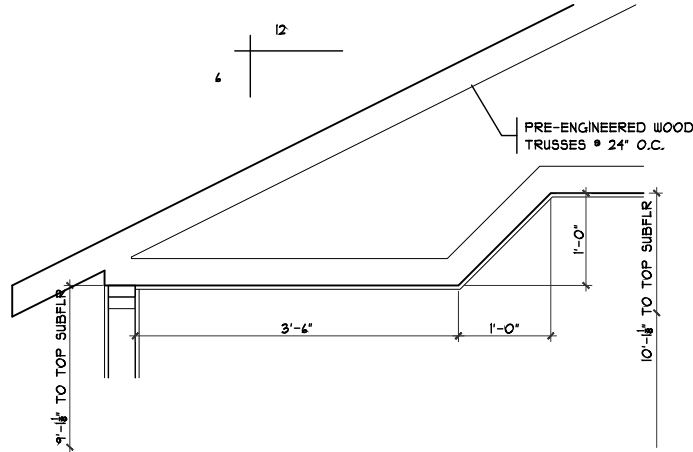
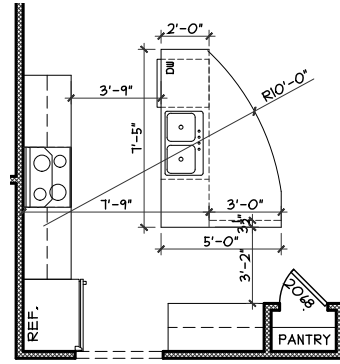
**Issue Dates**  
Review #1 05/04/2017  
Correction 4/7/17  
Revision #2 4/20/17  
Correction 5/10/17  
Change 5/24/17

**Carolina - European - Comp.**  
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**Springboro**  
Warren County

**CRISTO HOMES**  
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**A2**



OPTIONS

First Floor Plan  
Plan : CAROLINA  
Date : 3.29.2017  
Drawn: CKB  
Scale : As Noted  
Revised: 5.24.2017  
Sheet :4 of 12

NH-96  
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North Hills at Stoneridge Lot 96

Springboro  
Warren County

Carolina - European - Comp.  
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**A3**