

TG 277

668 Catapla Drive

Wilmington, OH 45177

2 Story Basement

Unfinished basement - 3 pc rough

2 hose bibs - no valves required

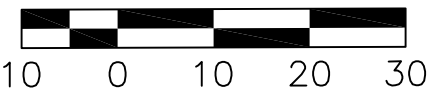
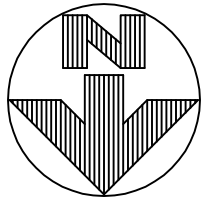
ice maker

1 tub

1 shower

inside water meter

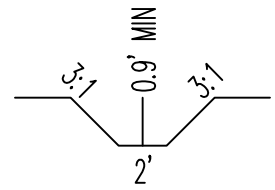
Gas Furnace



MARKET HOME
668 CATAPLA DRIVE

PLOT PLAN

LOT 277 (9,793 SF) 0.2248 ACRES
TIMBER GLEN, PHASE SIX, BLOCKS A AND B
VIRGINIA MILITARY SURVEY #2471
CITY OF WILMINGTON, CLINTON COUNTY, OHIO
FOR: CRISTO HOMES

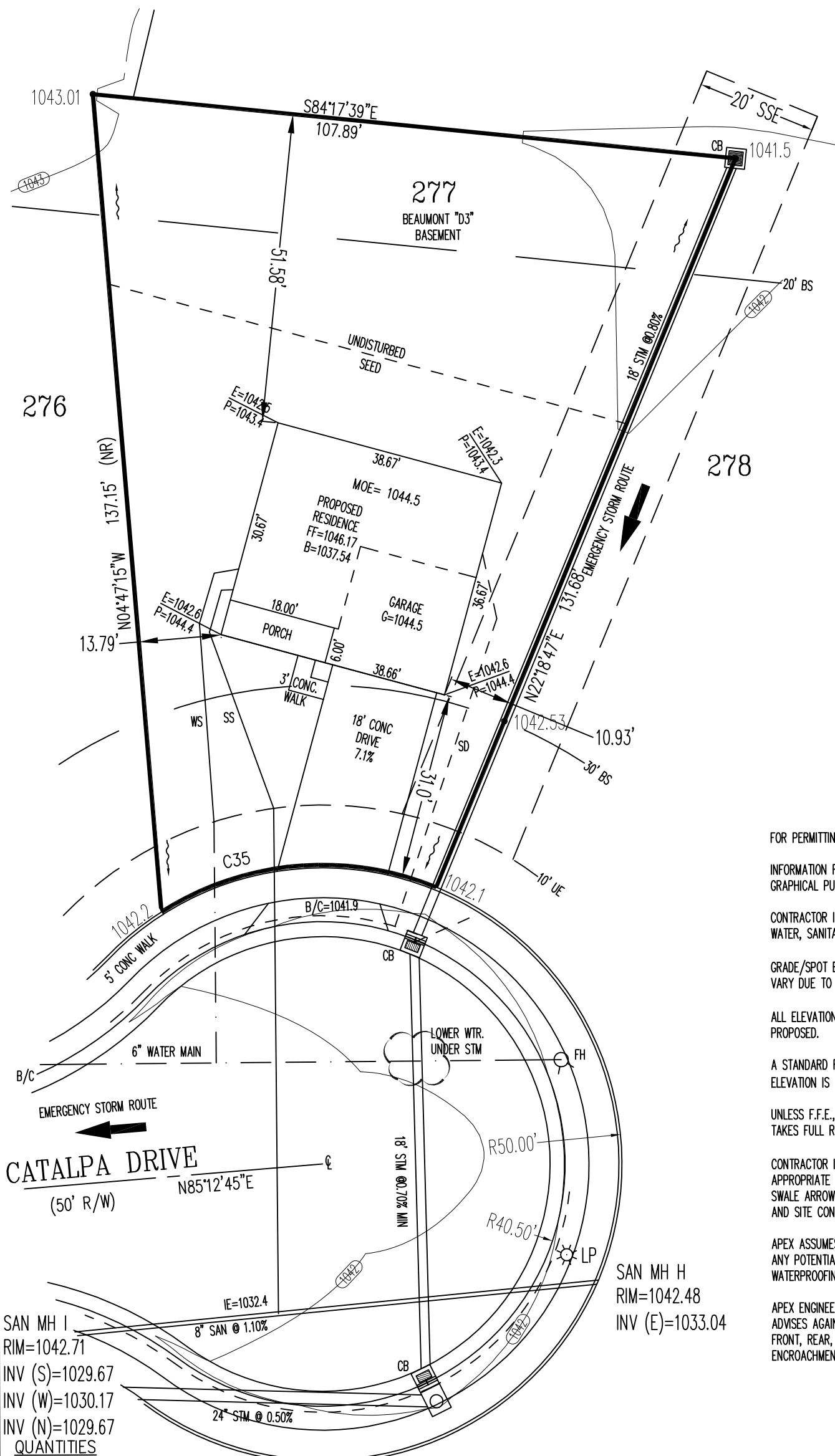


EMERGENCY STORM ROUTE
LOT LINE (277/278)
N.T.S.

SETBACKS:
FRONT YARD=30'
REAR YARD=20'
SIDE YARD=5' MIN/15' TOTAL

M.O.E.=1044.5
BOTTOM OF BASEMENT WINDOWS
OR TOP OF WINDOW WELL TO
BE AT OR ABOVE THE M.O.E.

C35
R=50.00'
L=47.91'



FOR PERMITTING PURPOSES ONLY.

INFORMATION FROM CONSTRUCTION DRAWINGS. UTILITIES SHOWN HEREON ARE FOR GRAPHICAL PURPOSES ONLY AND MAY NOT REFLECT CURRENT SITE CONDITIONS

CONTRACTOR IS RESPONSIBLE FOR THE VERIFICATION OF THE LOCATION AND DEPTH OF WATER, SANITARY AND OTHER UTILITY MAINS AND SERVICES BEFORE CONSTRUCTION.

GRADE/SPOT ELEVATIONS, FOUNDATION ELEVATIONS ARE ONLY RECOMMENDATIONS AND MAY VARY DUE TO CURRENT SITE CONDITIONS.

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

A STANDARD FORMULA WAS USED TO DETERMINE FINISH FLOOR GRADE. FINAL FINISH FLOOR ELEVATION IS CONTRACTOR'S RESPONSIBILITY.

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.

CONTRACTOR IS RESPONSIBLE FOR POSITIVE DRAINAGE AROUND/AWAY FROM HOUSES AND APPROPRIATE FINAL GRADING TO INSURE PROPER DRAINAGE OF THE LOT. SWALE ARROWS AND DRAINAGE ROUTES ARE SUBJECT TO CHANGE DEPENDING ON GRADING AND SITE CONDITIONS.

APEX ASSUMES NO RESPONSIBILITY FOR SOIL CONDITIONS, GROUND WATER CONDITIONS AND ANY POTENTIAL WATER INFILTRATION. CONTRACTOR IS RESPONSIBLE FOR ADEQUATE WATERPROOFING INSTALLATION AND DRAINAGE MEASURES.

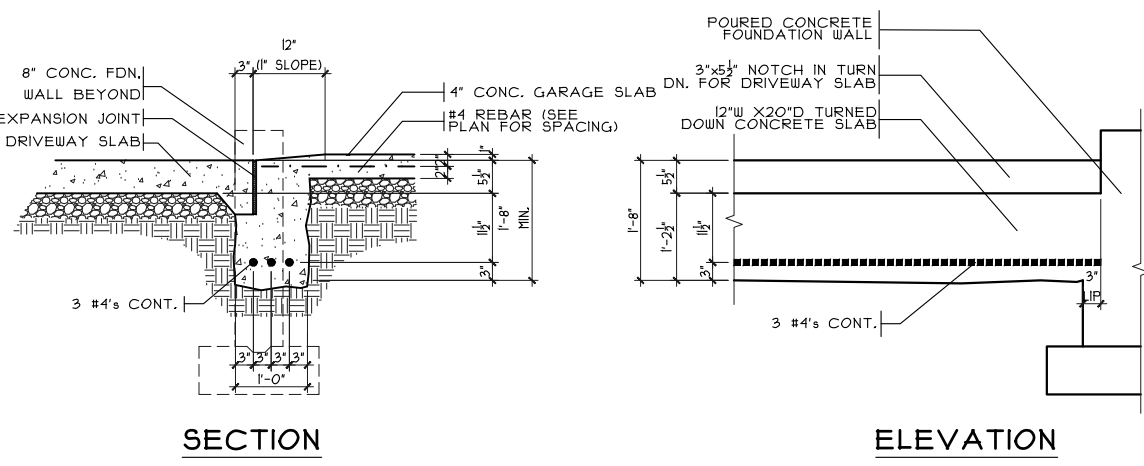
APEX ENGINEERING & SURVEYING INC. ADVISES AGAINST HOLDING THE MINIMUM REQUIRED DISTANCE ON ANY AND ALL SETBACKS, FRONT, REAR, AND SIDES. THE BUILDER ASSUMES ALL RESPONSIBILITIES FOR ANY BUILDING ENCROACHMENTS THAT MAY OCCUR.

TOTAL LOT AREA	9793	sq. ft.
CITY WALK	155	sq. ft.
HOUSE WALK	27	sq. ft.
DRIVE	689	sq. ft.
APRON	86	sq. ft.
PATIO AND PORCHES	108	sq. ft.
DECK	-	sq. ft.
SEEDING AREA	4026	sq. ft.
UNDISTURBED AREA	3822	sq. ft.

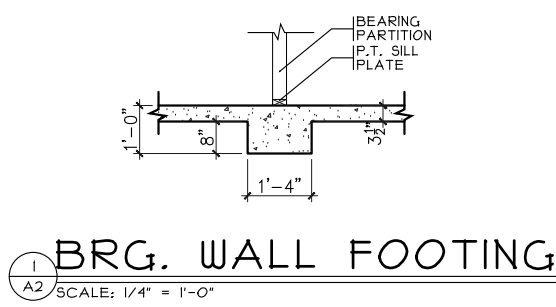
SCALE: 1"=20'
DATE: 5/17/2023
DRAWN: FAK
DESIGNED:
CHECKED: JLS

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

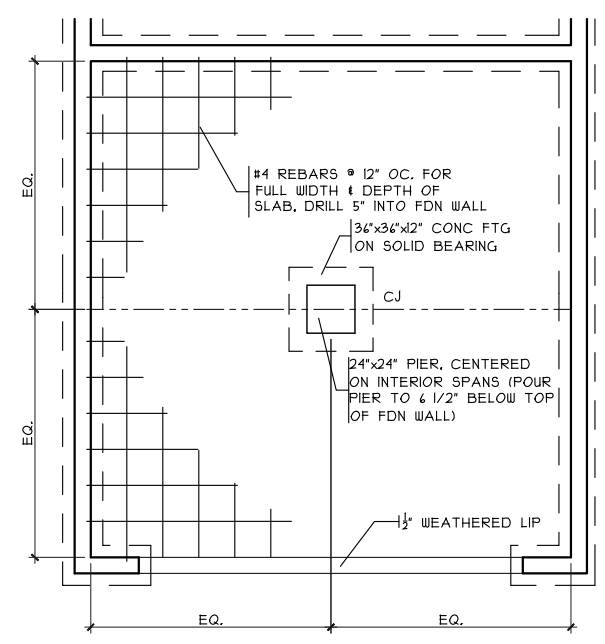
REVISIONS:	
1.	
2.	
3.	
4.	
PROJECT: TIMBER GLEN	SHEET
DRAWING: 230891PA	1 OF 1



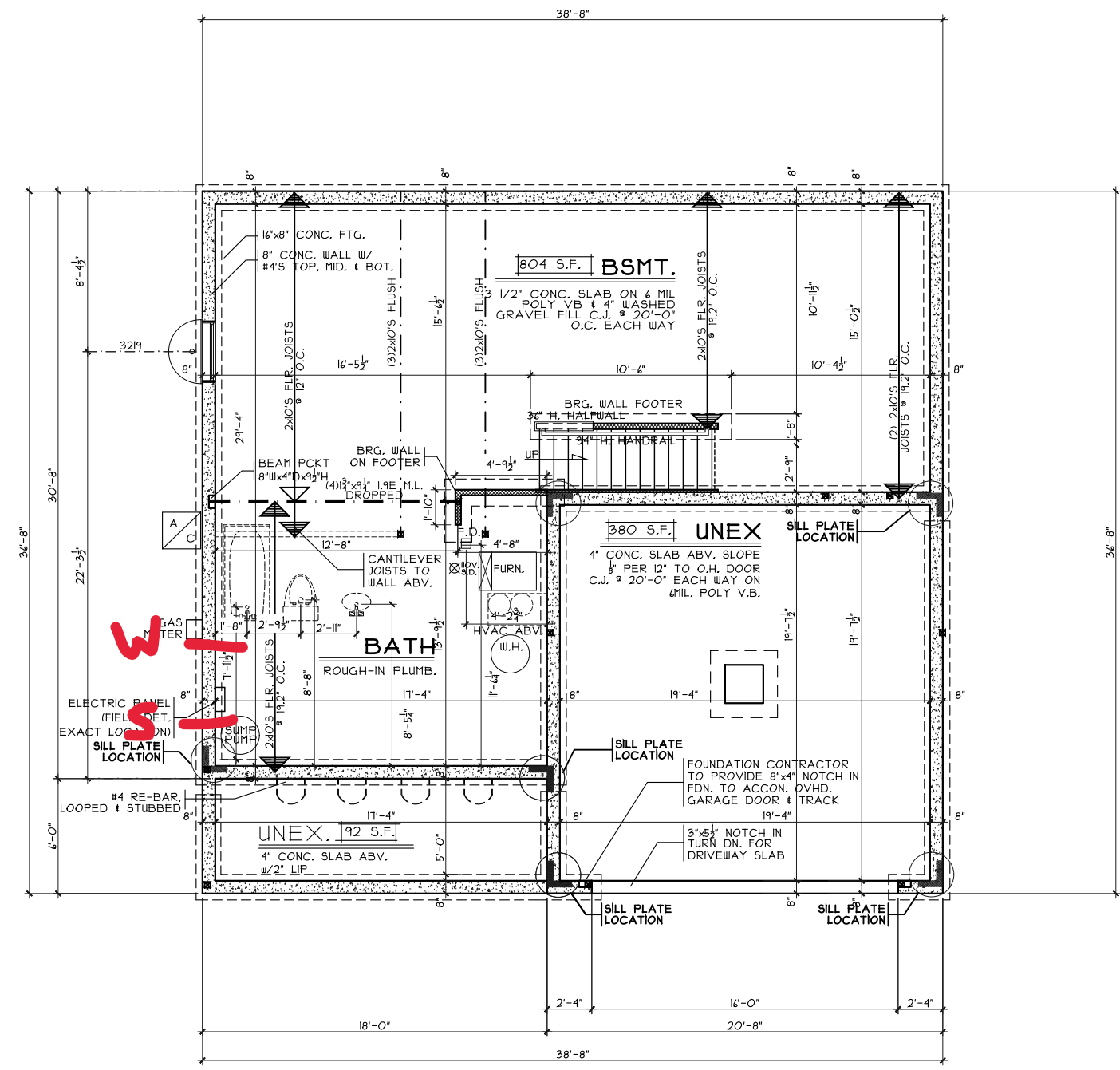
GARAGE DOOR GRADE BM
SCALE: 3/8" = 1'-0"



BRG. WALL FOOTING
SCALE: 1/4" = 1'-0"



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



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

Foundation Plan
Plan: Beaumont Basement
Date: 5/1/23
Drawn: JRK
Scale: As Noted
Revised: 7/10/23
Sheet: 6 of 8



7594-A Tylers Place Blvd.
West Chester, OH 45069
513.795.0570 www.cristohomes.com

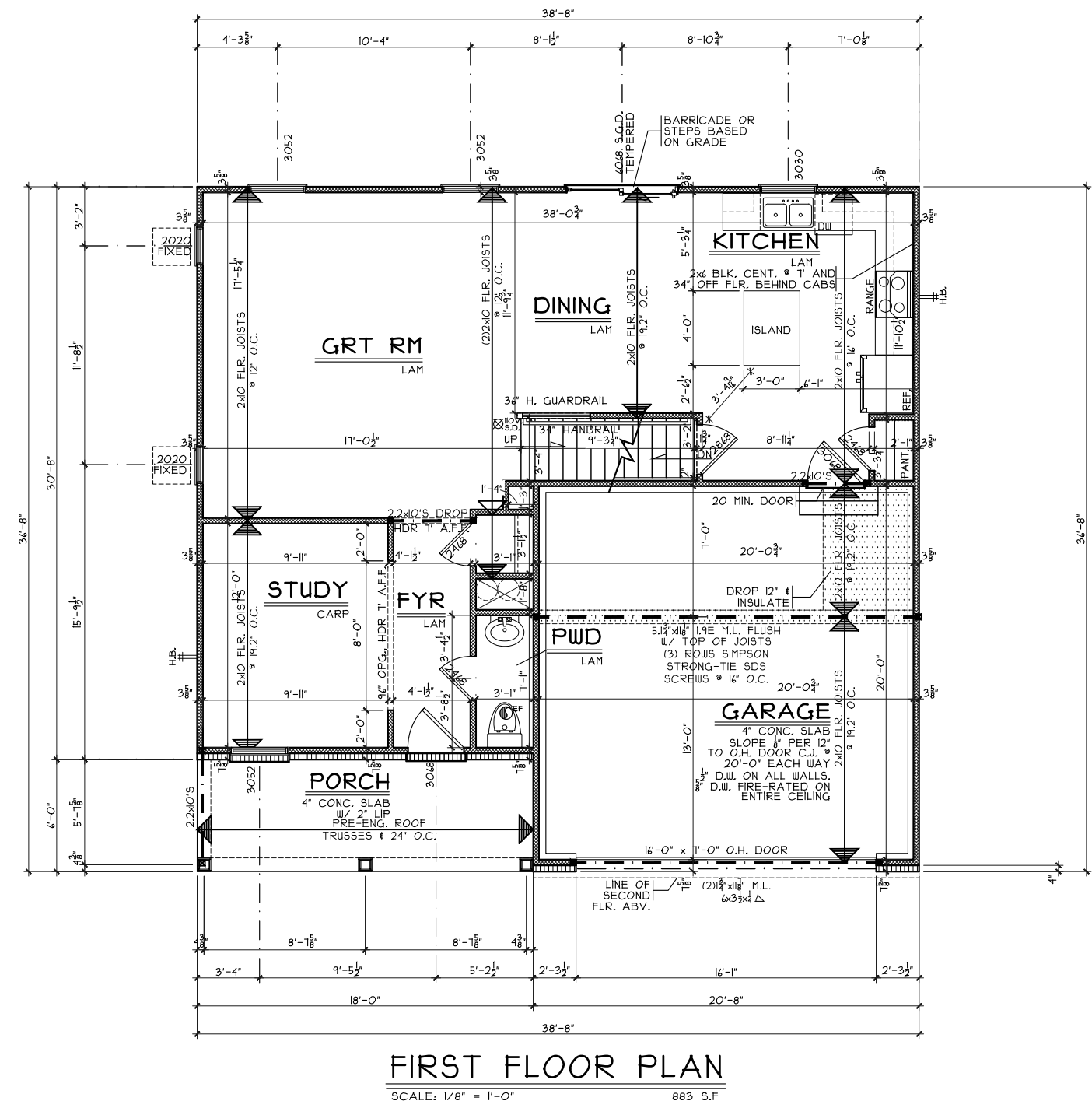
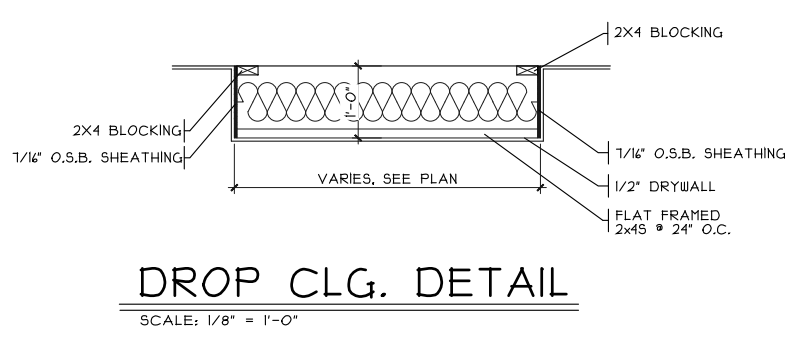
Renaissance - TG-277
Proposed Residence:
Market Home
668 Catapla Drive
Timber Glen Lot 277

Beaumont - D3 - Vinyl
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Issue Dates	Review

A2

Wilmington
Clinton County



First Floor Plan
Plan: Beaumont Basement
Date: 5/1/23
Drawn: JRK
Scale: As Noted
Revised: 7/10/23
Sheet: 4 of 8

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Timber Glen Lot 277

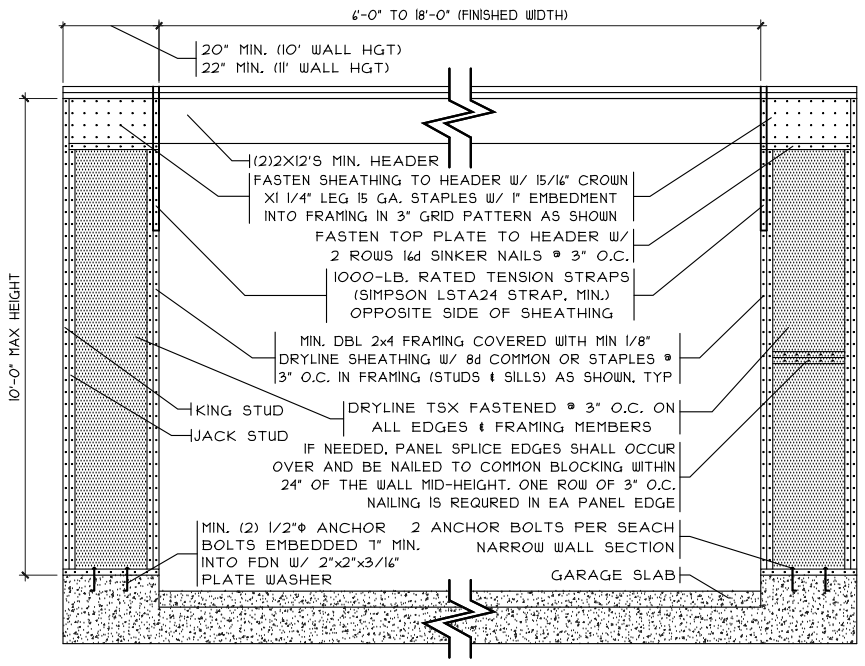
Beaumont - D3 - Vinyl
Wilmington
Clinton County

Issue Dates

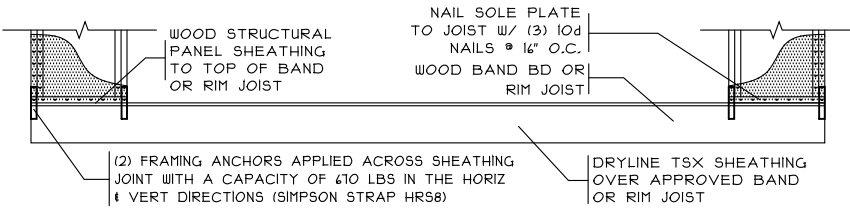
Review	Issue Dates

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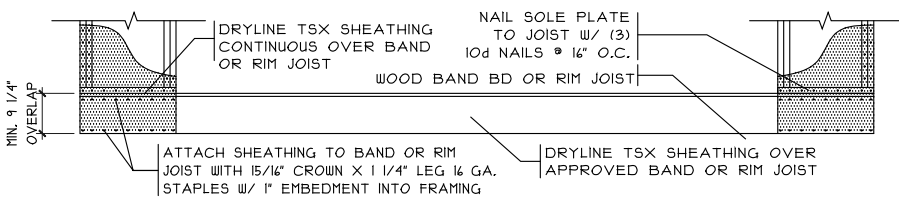
A3



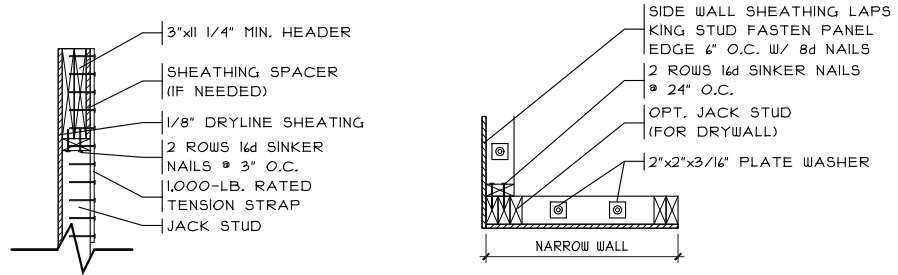
WALL OVER POURED FOUNDATION
SCALE: 1/4" = 1'-0"



WALL OVER RAISED WOOD FLOOR
SCALE: 1/4" = 1'-0" FRAMING ANCHOR OPTION



WALL OVER RAISED WOOD FLOOR
SCALE: 1/4" = 1'-0" OVERLAP OPTION



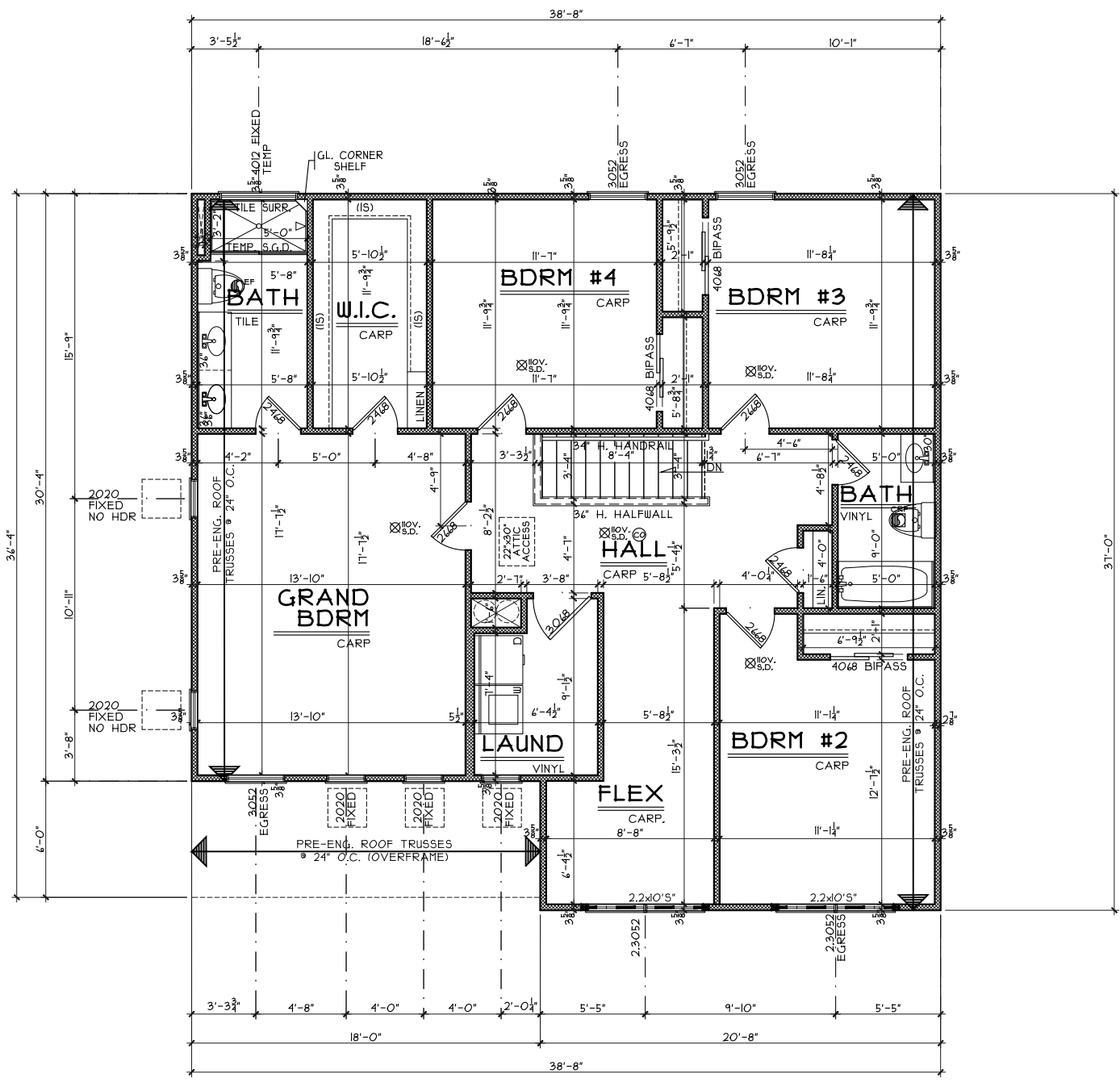
SECTION
1" = 1'-0"

PLAN VIEW
1" = 1'-0"

METHOD CS-PF CONTINUOUSLY SHEATHED PORTAL FRAME PANEL CONSTRUCTION

SCALE PER DETAIL

POURED WALL FDN



SECOND FLOOR PLAN
SCALE: 1/8" = 1'-0" 1281 S.F.

Second Floor Plan
Plan: Beaumont Basement
Date: 5/1/23
Drawn: JRK
Scale: As Noted
Revised: 7/10/23
Sheet: 5 of 8

Beaumont - D3 - Vinyl
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A4