

WV 67

1415 Edinburg Court

FRANKLIN, OH 45005

1 Story Slab

2 hose bibs - valves required

AA valve on kitchen sink

Well Tank

ice maker

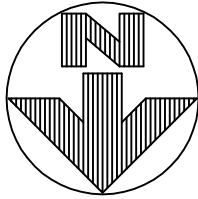
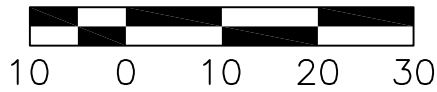
1 tub

1 shower

Gas Furnace and Fireplace

# PLOT PLAN

LOT 67 (14,127 SF) 0.3243 AC.  
 WATERBURY VILLAGE, SECTION 3  
 CITY OF CARLISLE  
 WARREN CO., OHIO  
 FOR: CRISTO HOMES



TOPOGRAPHY FROM APEX FIELD SURVEY, JAN. 2022.  
 MAY NOT REFLECT CURRENT CONDITIONS.

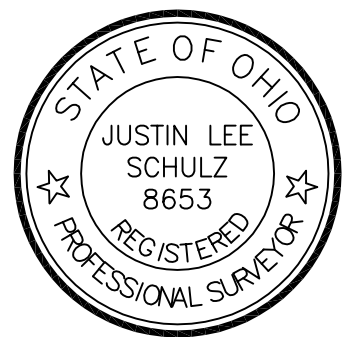
DEMARAIS RESIDENCE  
 EDINBURG COURT

### QUANTITIES

TOTAL LOT AREA	14127	sq. ft.
CITY WALK	346	sq. ft.
HOUSE WALK	32	sq. ft.
DRIVE	951	sq. ft.
APRON	111	sq. ft.
PATIO AND PORCHES	330	sq. ft.
DECK		sq. ft.
SEEDING AREA	6447	sq. ft.
UNDISTURBED AREA	4593	sq. ft.

C29	C20
R=50.00'	R=50.00'
L=11.60'	L=36.14'

SETBACKS:  
 FRONT=35'  
 REAR=30'  
 SIDE=10'



APEX IS NOT RESPONSIBLE FOR SOIL CONDITIONS OR GROUND WATER CONDITIONS.

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

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.

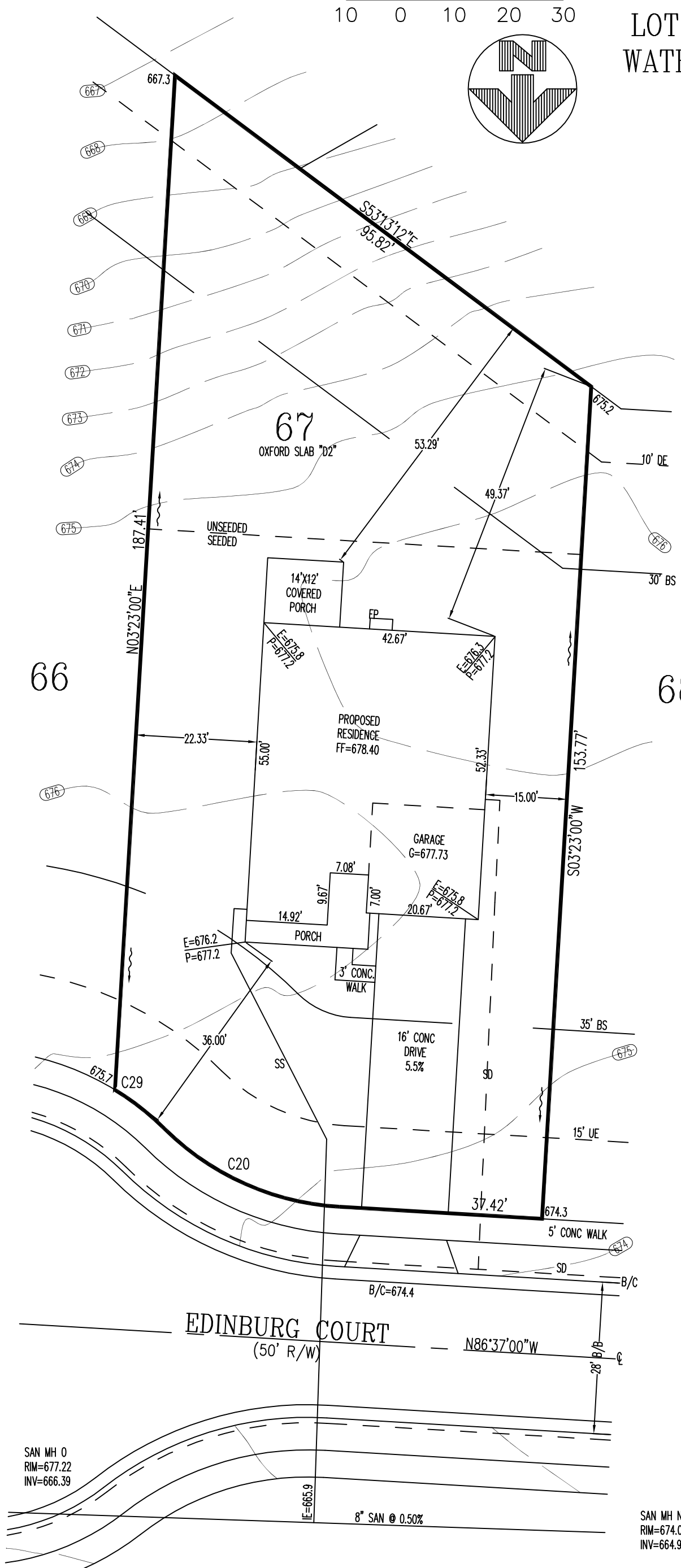
ALL ELEVATIONS ARE EXISTING UNLESS SPECIFIED WITH AN "E" FOR EXISTING OR A "P" FOR PROPOSED.

BUILDER SHALL PROVIDE POSITIVE DRAINAGE AROUND AND AWAY FROM HOUSES.

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.

NO FINISHED FLOOR SHOULD BE LOWER THAN 669.

M.O.E.=669



SAN MH 0  
 RIM=677.22  
 INV=666.39

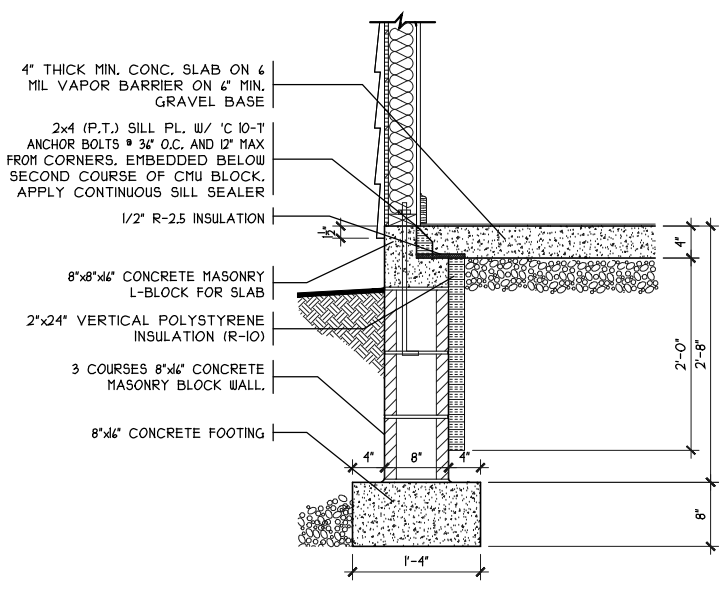
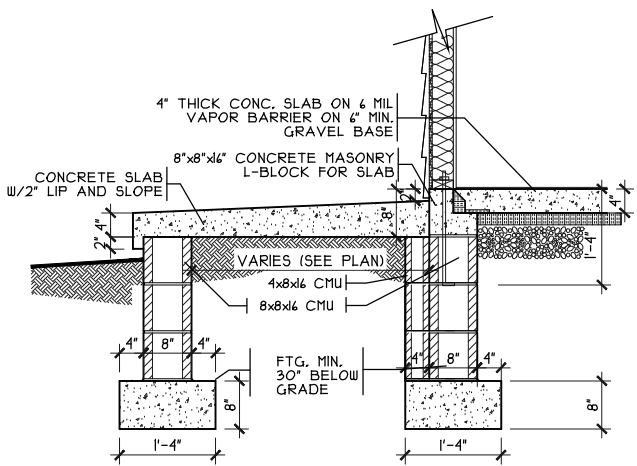
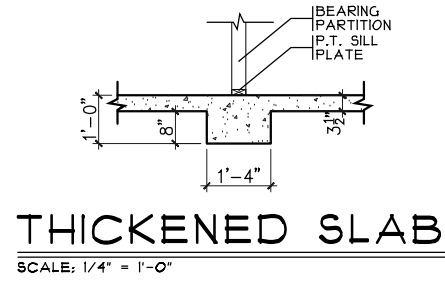
SAN MH N  
 RIM=674.09  
 INV=664.90

2 WORKING DAYS BEFORE YOU DIG  
  
 CALL TOLL FREE 800-362-2764  
 OHIO UTILITIES PROTECTION SERVICE

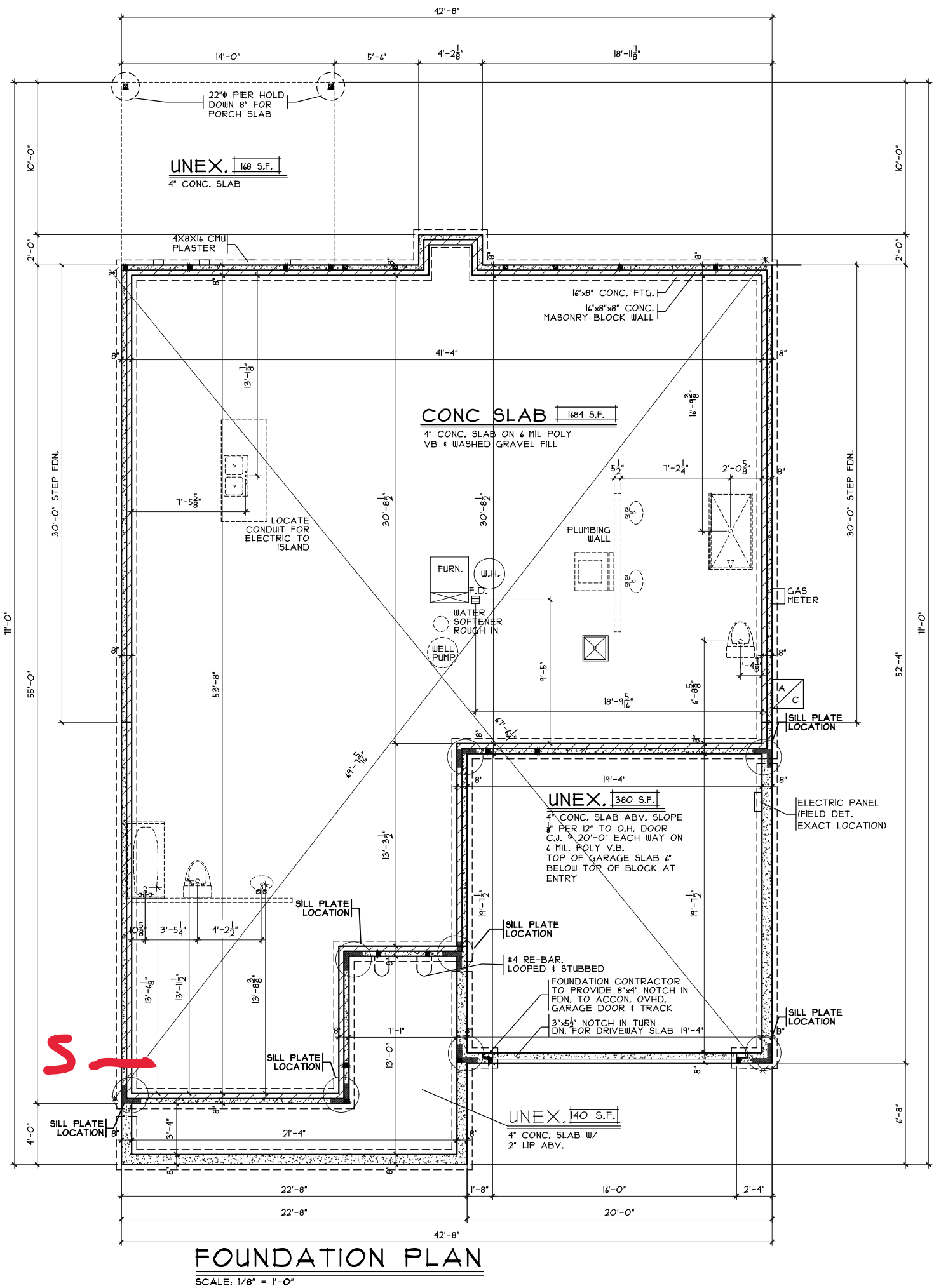
SCALE: 1"=20'  
 DATE: 09-13-23  
 DRAWN: JLL  
 DESIGNED:  
 CHECKED: JLS

**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. 10-05-23 NOW SLAB  
 2.  
 3.  
 4.  
 PROJECT: WATERBURYMILL SHEET 1 OF 1  
 DRAWING: 231728PA



**NOTE:**  
 ■ DENOTES BEARING CRIPPLES, THERE SHOULD BE ONE CRIPPLE FOR EACH BEARING MEMBER, CONTINUOUS TO SOLID BEARING BELOW.



**Foundation Plan**  
 Plan: Oxford Slab  
 Date: 5.31.2023  
 Drawn: SMB  
 Scale: As Noted  
 Revised: 9.7.2023  
 Sheet: 3 of 7

**Foundation Plan**  
 Proposed Residence:  
 Demaris Residence  
 1415 Edinburg Court  
 Waterbury Village - Lot 67

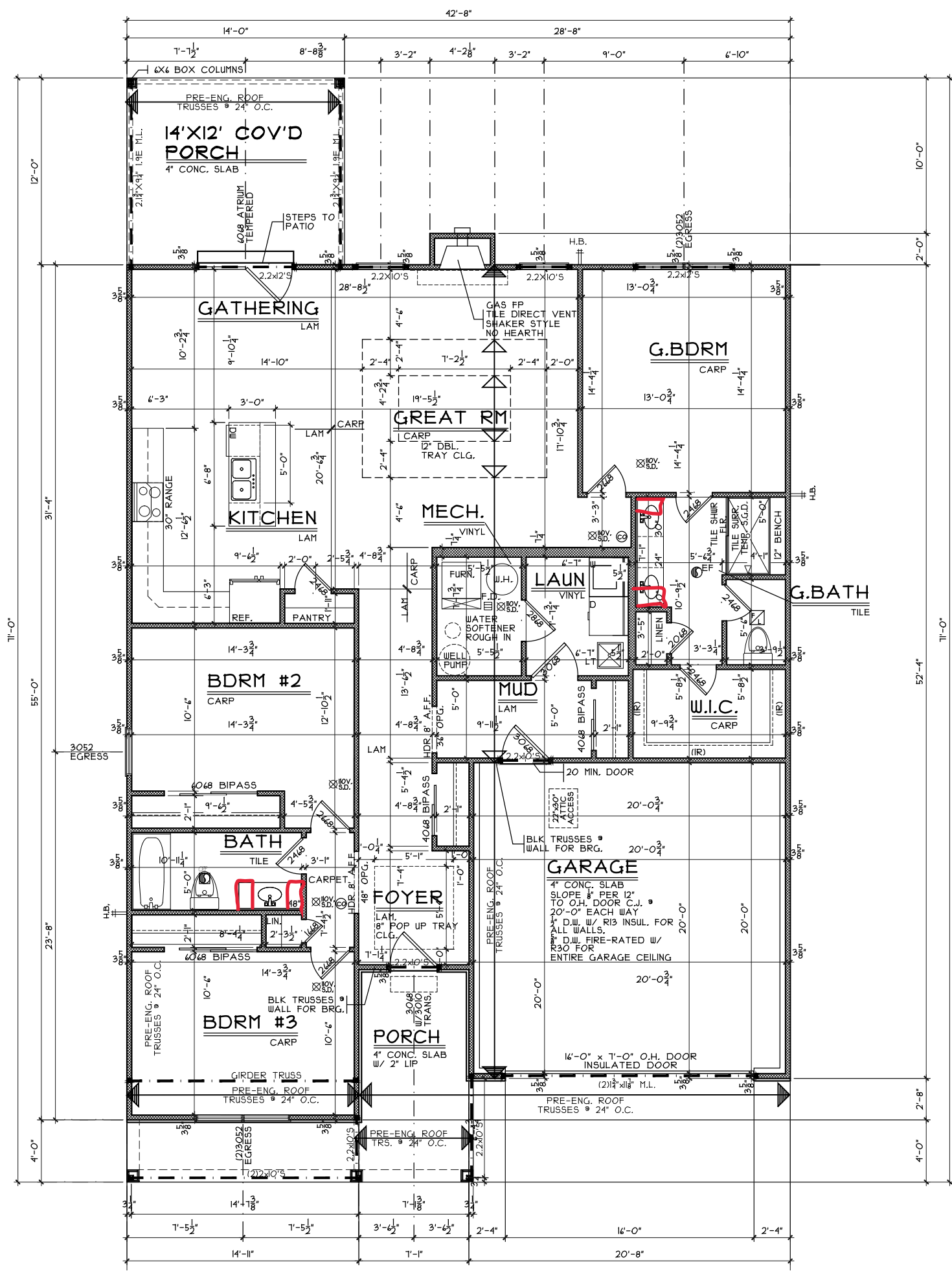
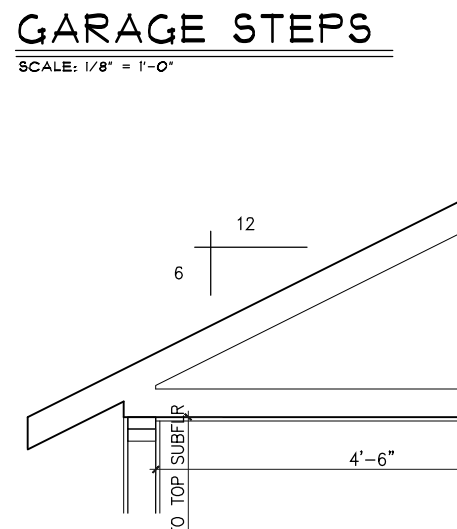
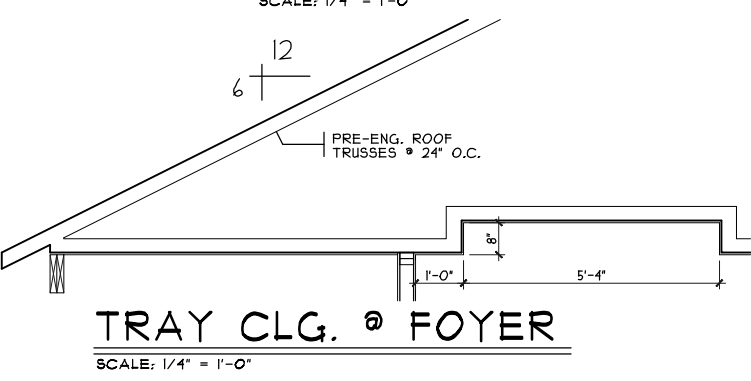
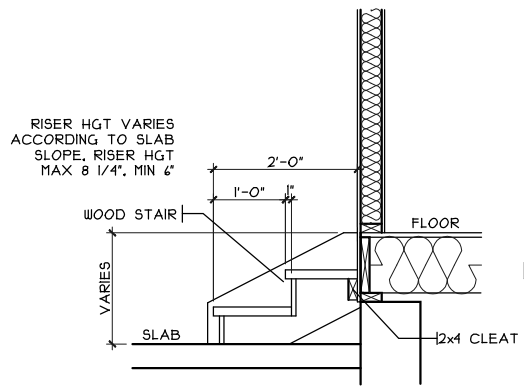
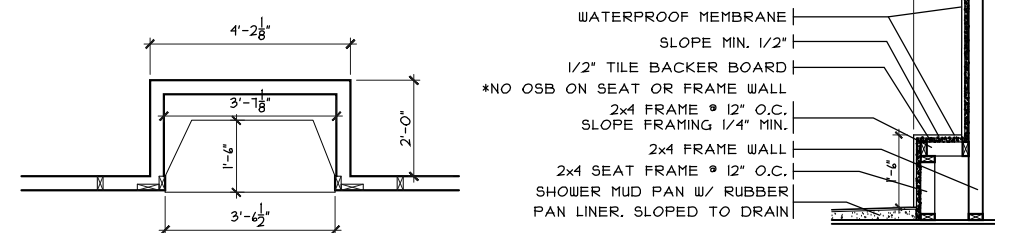
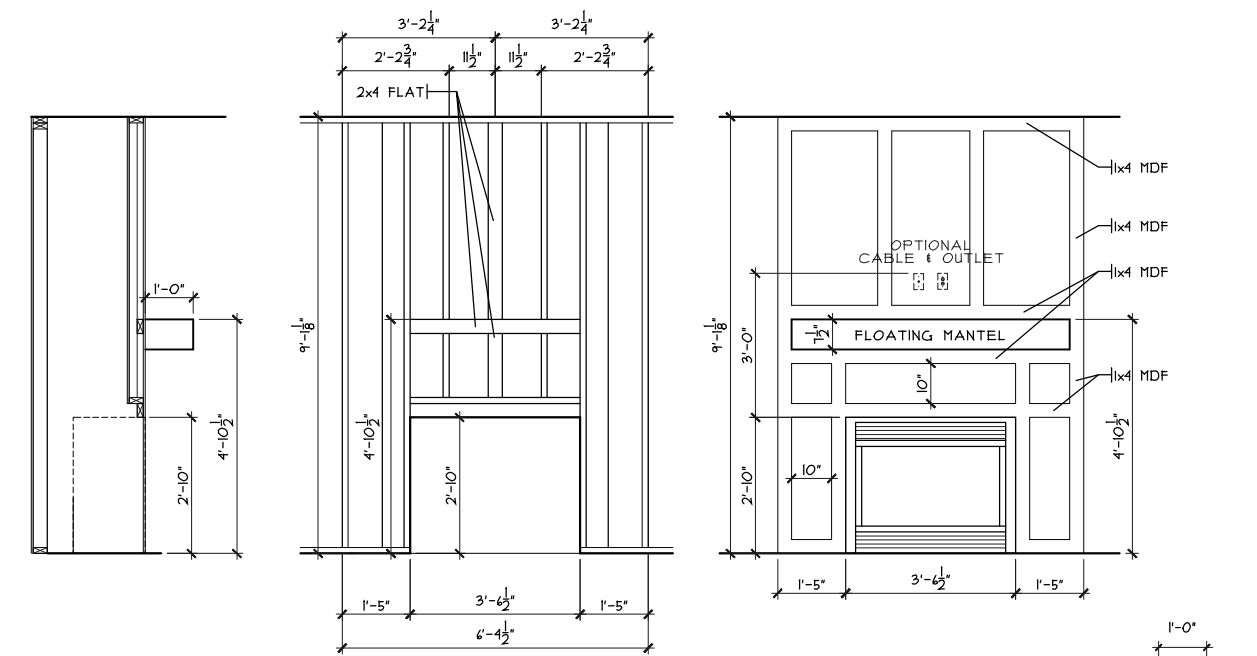
**CRISTO HOMES**  
 7594 A Tyers Place Blvd.  
 West Chester, OH 45069  
 513.755.0570 • www.cristohomes.com

**Oxford Slab - D2 - Vinyl**  
 Issue Dates:  
 Review

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Warren County  
 Carlisle

**A2**



**First Floor Plan**

Plan: Oxford Slab  
 Date: 5.31.2023  
 Drawn: SMB  
 Scale: As Noted  
 Revised: 9.7.2023  
 Sheet: 4 of 7

Prestige - WV-67  
 Proposed Residence:  
 Demaris Residence  
 1415 Edinburg Court  
 Waterbury Village - Lot 67

Oxford Slab - D2 - Vinyl

Issue Dates

Review	

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**A3**