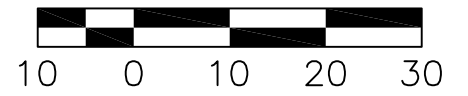
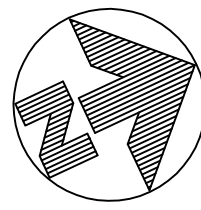


# PLOT PLAN

LOT 39 (14,086 SF) 0.3234 AC.  
 WATERBURY VILLAGE, SECTION 2  
 CITY OF CARLISLE  
 WARREN CO., OHIO  
 FOR: CRISTO HOMES



McCROSSIN RESIDENCE  
 1203 WATERBURY DRIVE

**SETBACKS:**  
 FRONT YARD=35'  
 REAR YARD=40'  
 SIDE YARD=10'

**QUANTITIES**

TOTAL LOT AREA	14,086 sq. ft.
CITY WALK	356 sq. ft.
HOUSE WALK	50 sq. ft.
DRIVE	656 sq. ft.
APRON	111 sq. ft.
PATIO AND PORCHES	292 sq. ft.
DECK	- sq. ft.
SEEDING AREA	11,899 sq. ft.



FOR PERMITTING PURPOSES ONLY.

TOPOGRAPHY FROM CRISTO-SUPPLIED CAD DRAWING, DEC. 2020.  
 MAY NOT REFLECT CURRENT CONDITIONS

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.

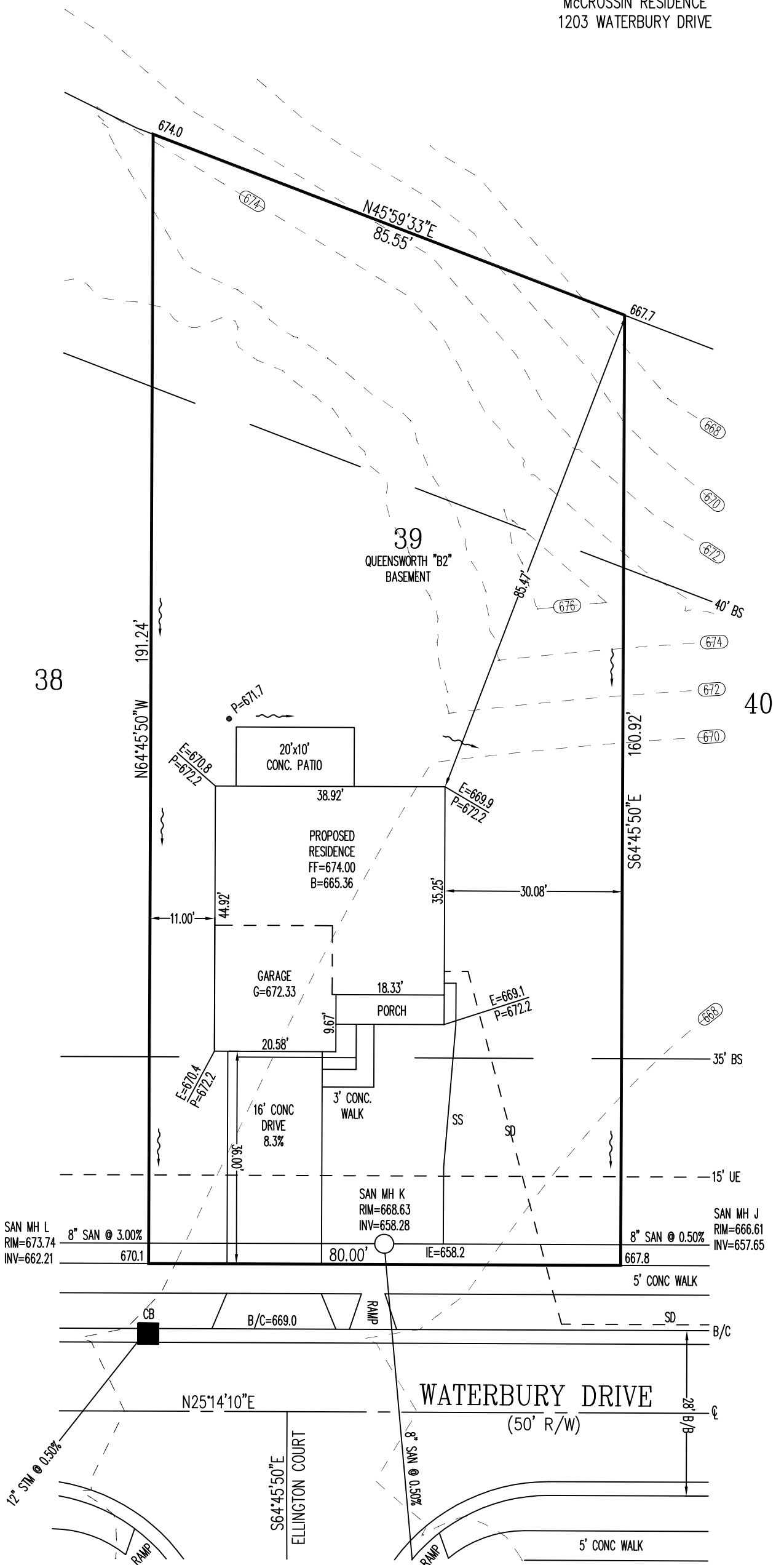
A STANDARD FORMULA WAS USED TO DETERMINE FINISH FLOOR GRADE. FINAL  
 FINISH FLOOR ELEVATION IS CONTRACTOR'S RESPONSIBILITY.

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.

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.



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

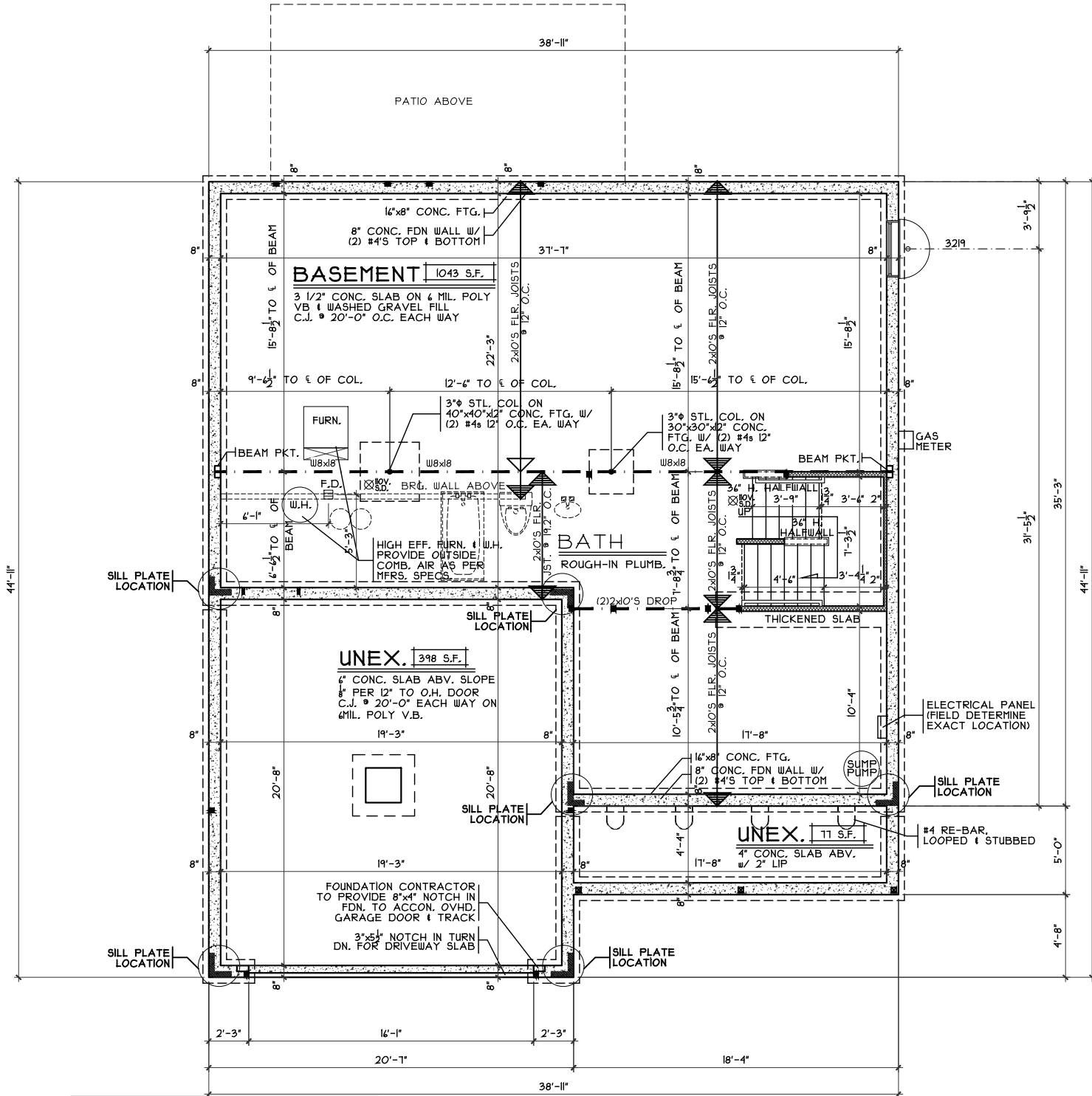
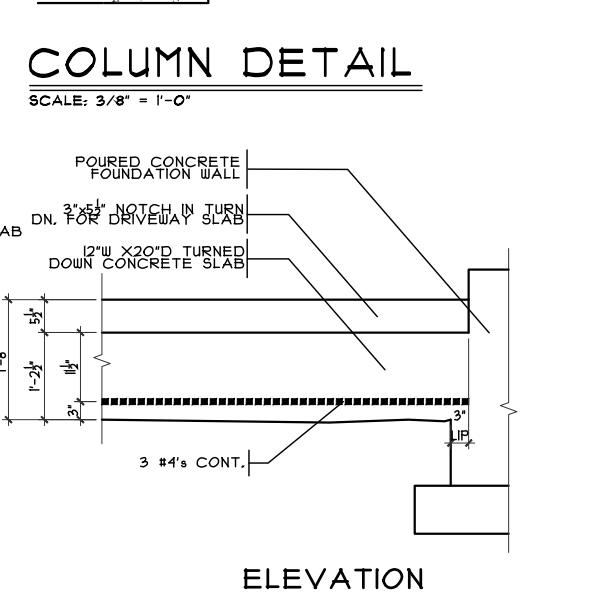
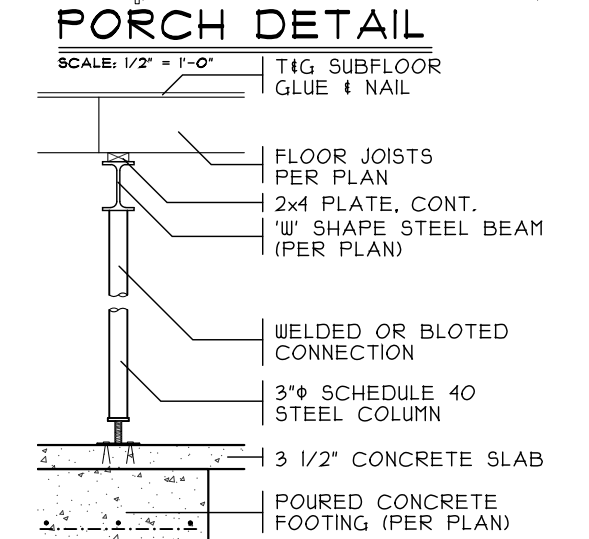
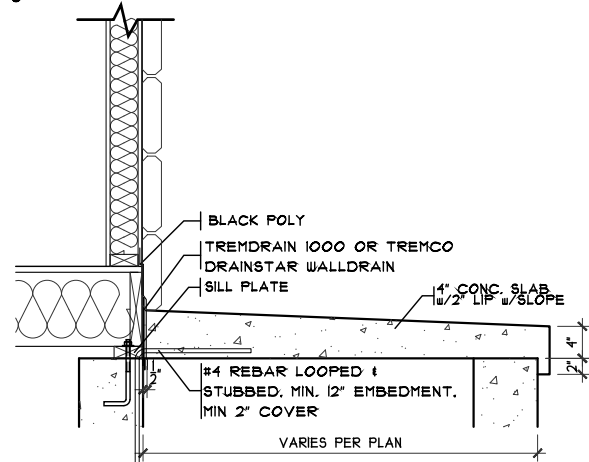
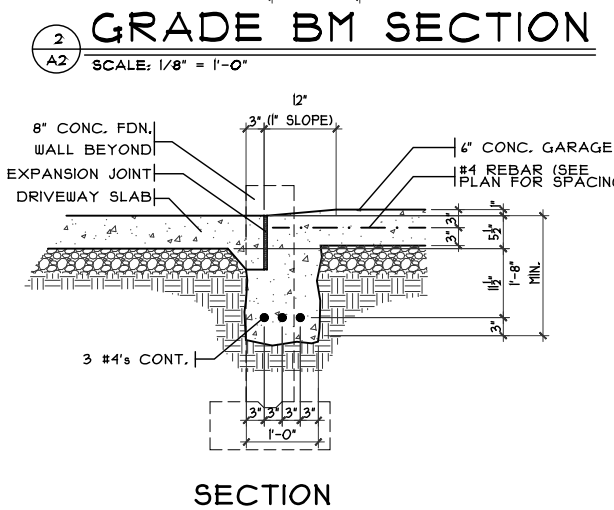
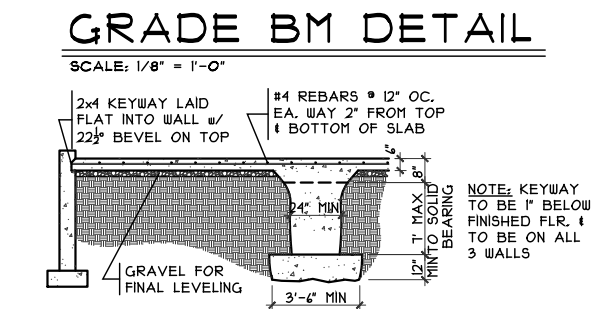
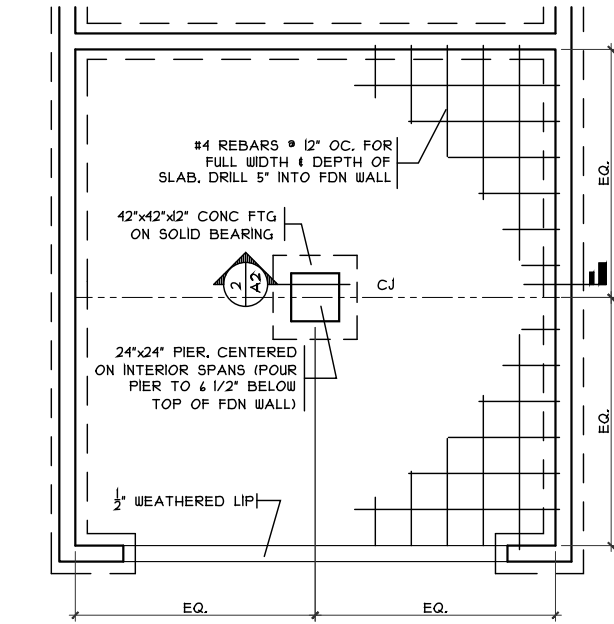
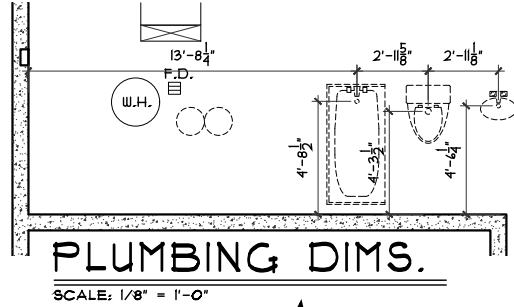
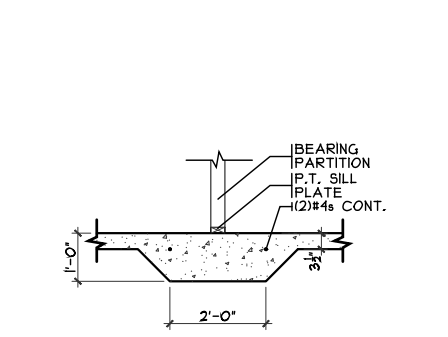
SCALE: 1"=20'  
 DATE: 02/07/2022  
 DRAWN: JLS  
 DESIGNED:  
 CHECKED: JLS

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

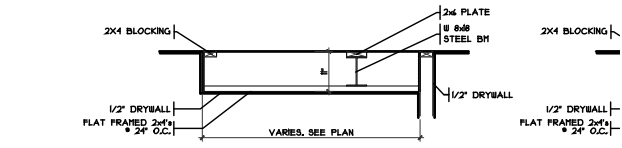
REVISIONS:  
 1.  
 2.  
 3.  
 4.  
 PROJECT: WATERBURYMILL SHEET  
 DRAWING: 220178PA 1 OF 1



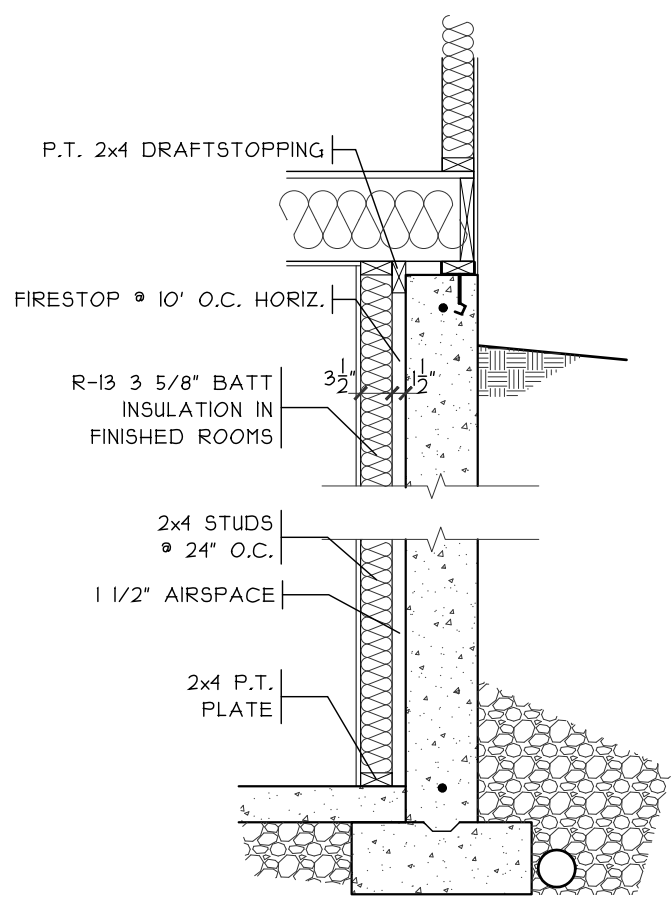
Wednesday, March 09, 2022 3:55:56 PM



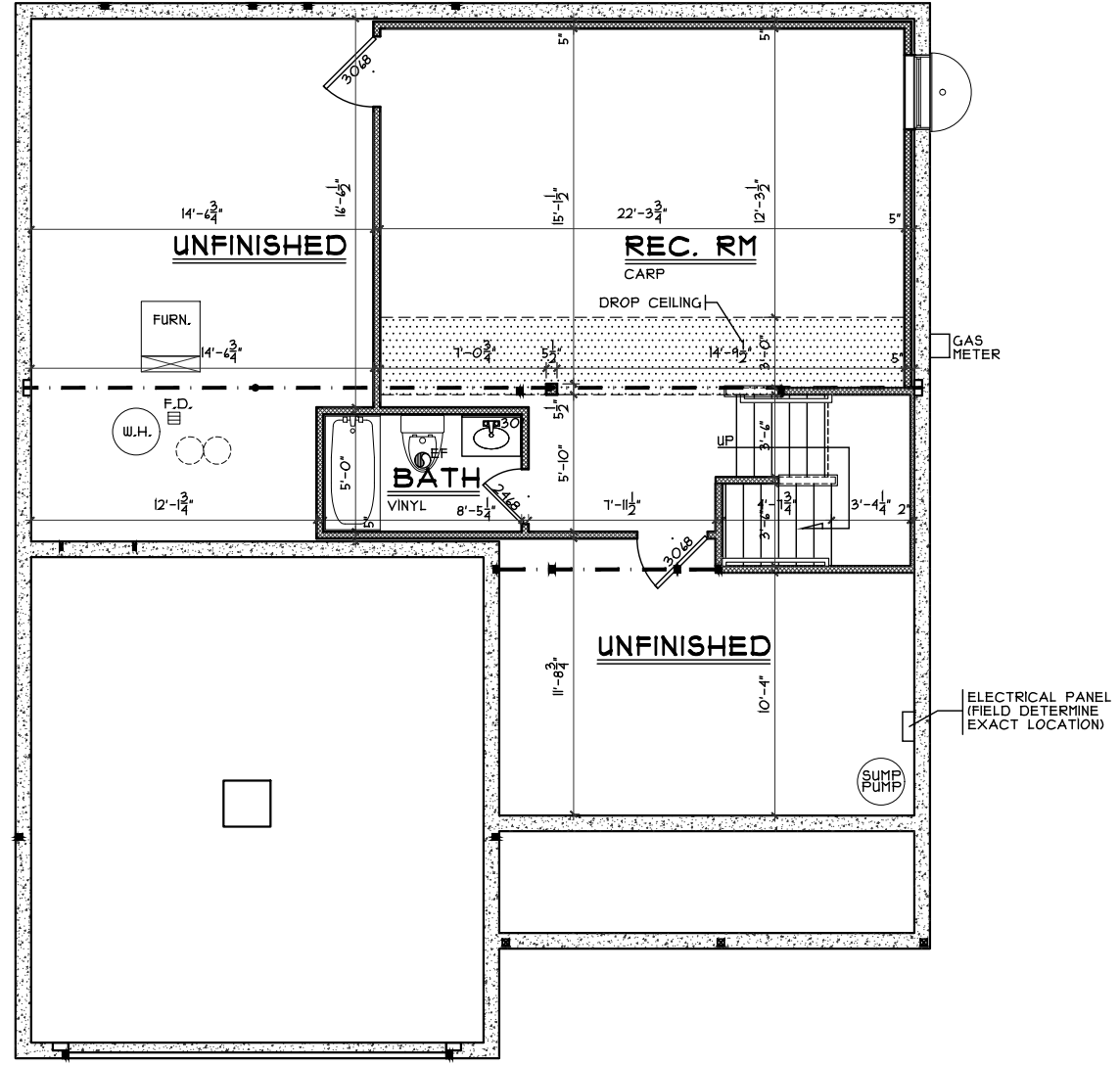
**NOTE:**  
■ DENOTES BEARING CRIPPLES. THERE SHOULD BE ONE CRIPPLE FOR EACH BEARING MEMBER. CONTINUOUS TO SOLID BEARING BELOW.



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



**COLUMN DETAIL**  
 SCALE: 3/8" = 1'-0"



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

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

Foundation Plan

Plan: Queensworth  
 Date: 1.19.2022  
 Drawn: DCI  
 Scale: As Noted  
 Revised: 3.9.2022  
 Sheet: 3 of 14

7894 A Tyers Place Blvd.  
 West Chester, OH 45389  
 513.755.0570  
[www.cristohomes.com](http://www.cristohomes.com)

Prestige - WV-39

Proposed Residence:

Eric McCrossin  
 1203 Waterbury Dr.  
 Waterbury Village

Carlisle  
 Springboro County

Queensworth - B2 - Vinyl

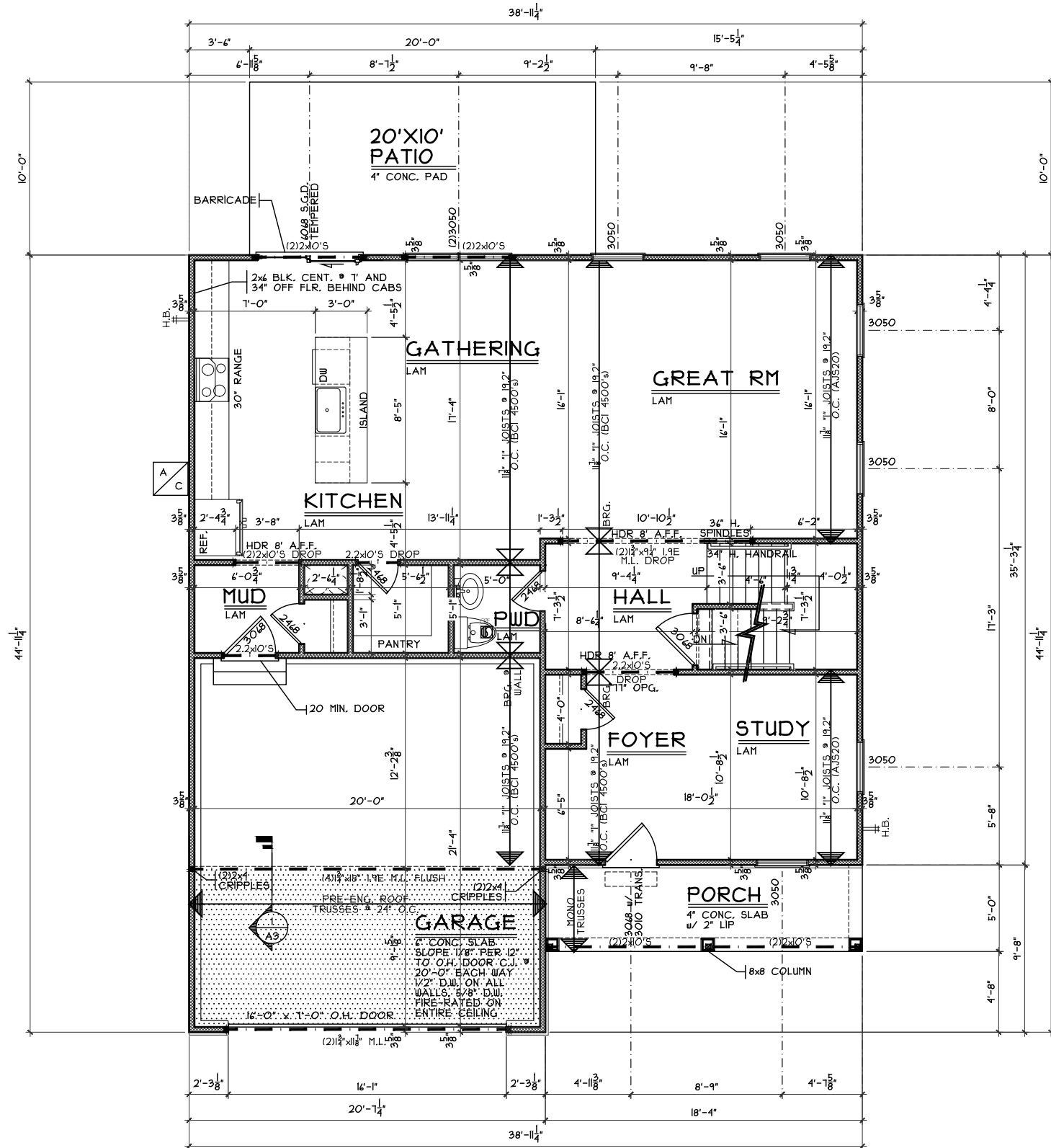
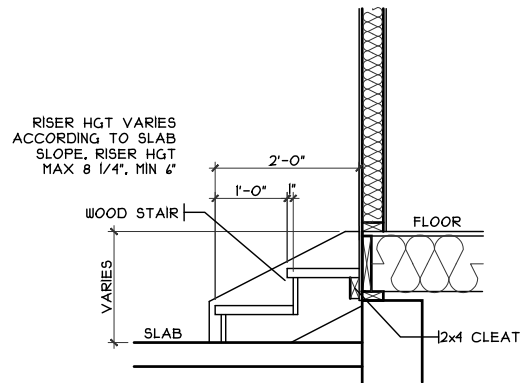
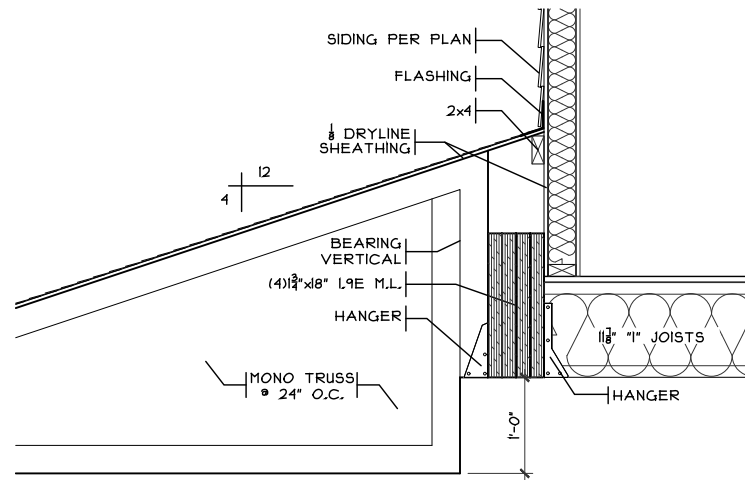
Cristo Homes reserves all property rights in these plans. These plans are not to be reproduced, changed, or copied in any manner. They are not to be given to a third party, either in full or in part, without first receiving written permission from Cristo Homes. In the event these plans are used by a third party, Cristo Homes shall be held harmless.

Issue Dates

Review	Issue Dates

**A2**





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

First Floor Plan

Plan: Queensworth  
 Date: 1.19.2022  
 Drawn: DCI  
 Scale: As Noted  
 Revised: 3.9.2022  
 Sheet: 5 of 14

Prestige - WV-39

Proposed Residence:

Eric McCrossin  
 1203 Waterbury Dr.  
 Waterbury Village

Queensworth - B2 - 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

Issue	Date	Review



7944 Tyers Place Blvd.  
 West Chester, OH 45689  
 513.755.0570  
 www.cristohomes.com

Carlisle  
 Springboro County

A3

