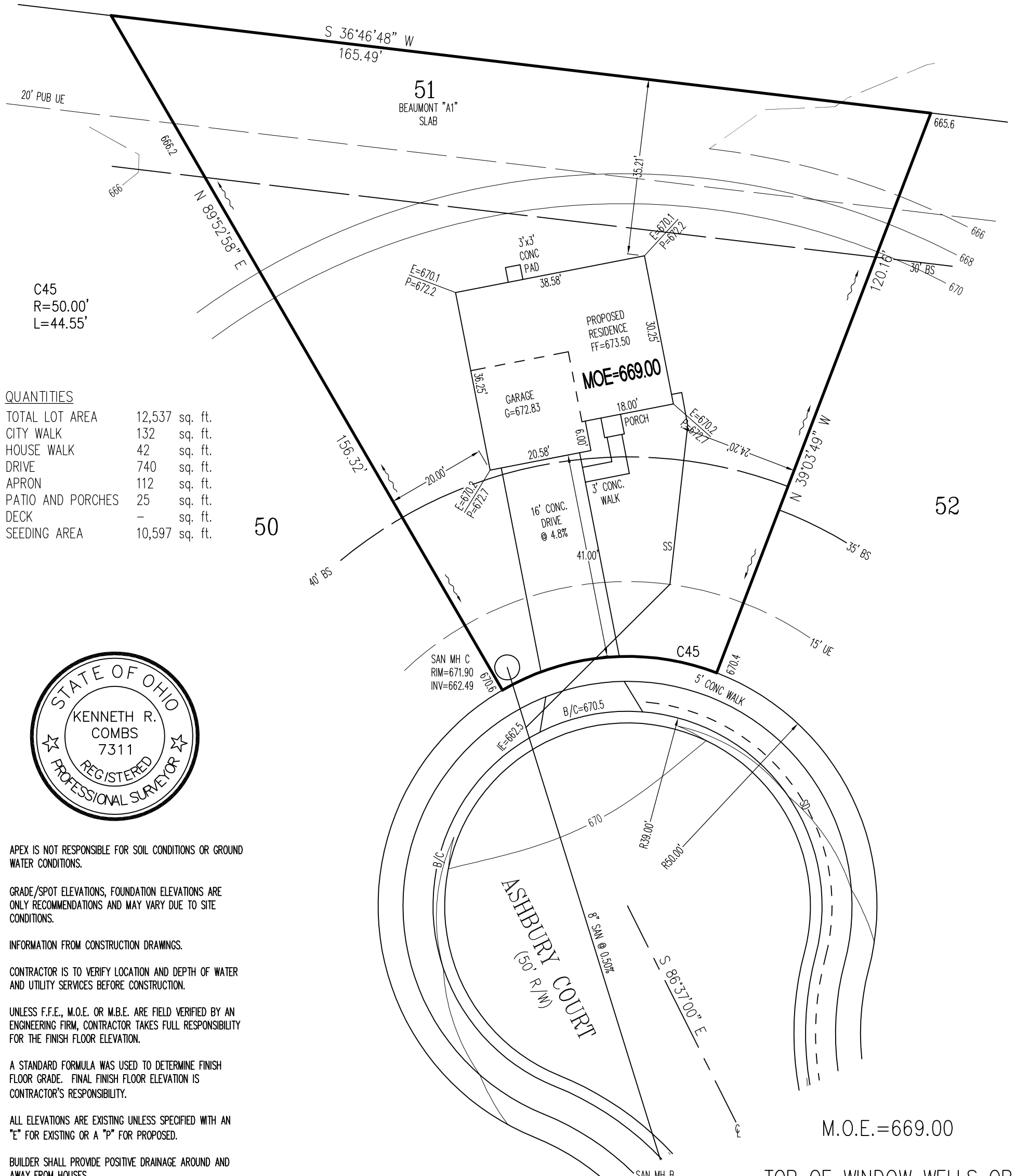


**PLOT PLAN**  
**LOT 51 (12,537 SF) 0.2878 AC.**  
**WATERBURY VILLAGE, SECTION 2**  
**CITY OF CARLISLE**  
**WARREN CO., OHIO**  
**FOR: CRISTO HOMES**

MARKET HOME  
1609 ASHBURY COURT

SETBACKS  
FRONT=40'  
REAR=30'  
SIDE=10'



**QUANTITIES**

TOTAL LOT AREA	12,537 sq. ft.
CITY WALK	132 sq. ft.
HOUSE WALK	42 sq. ft.
DRIVE	740 sq. ft.
APRON	112 sq. ft.
PATIO AND PORCHES	25 sq. ft.
DECK	- sq. ft.
SEEDING AREA	10,597 sq. ft.



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.

FEMA FLOOD PANEL  
39165C0012E, ZONE "AE".  
EFFECTIVE: 12/17/2010  
BASE FLOOD ELEV.=667.0

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

TOPOGRAPHY FROM CRISTO SUPPLIED CAD FILE, DECEMBER 2020.

MAY NOT REFLECT CURRENT CONDITIONS.

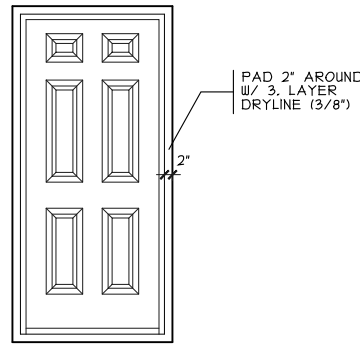
SCALE: 1"=20'  
DATE: 8/31/2021  
DRAWN: JLL/REW  
DESIGNED: -  
CHECKED: KRC

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

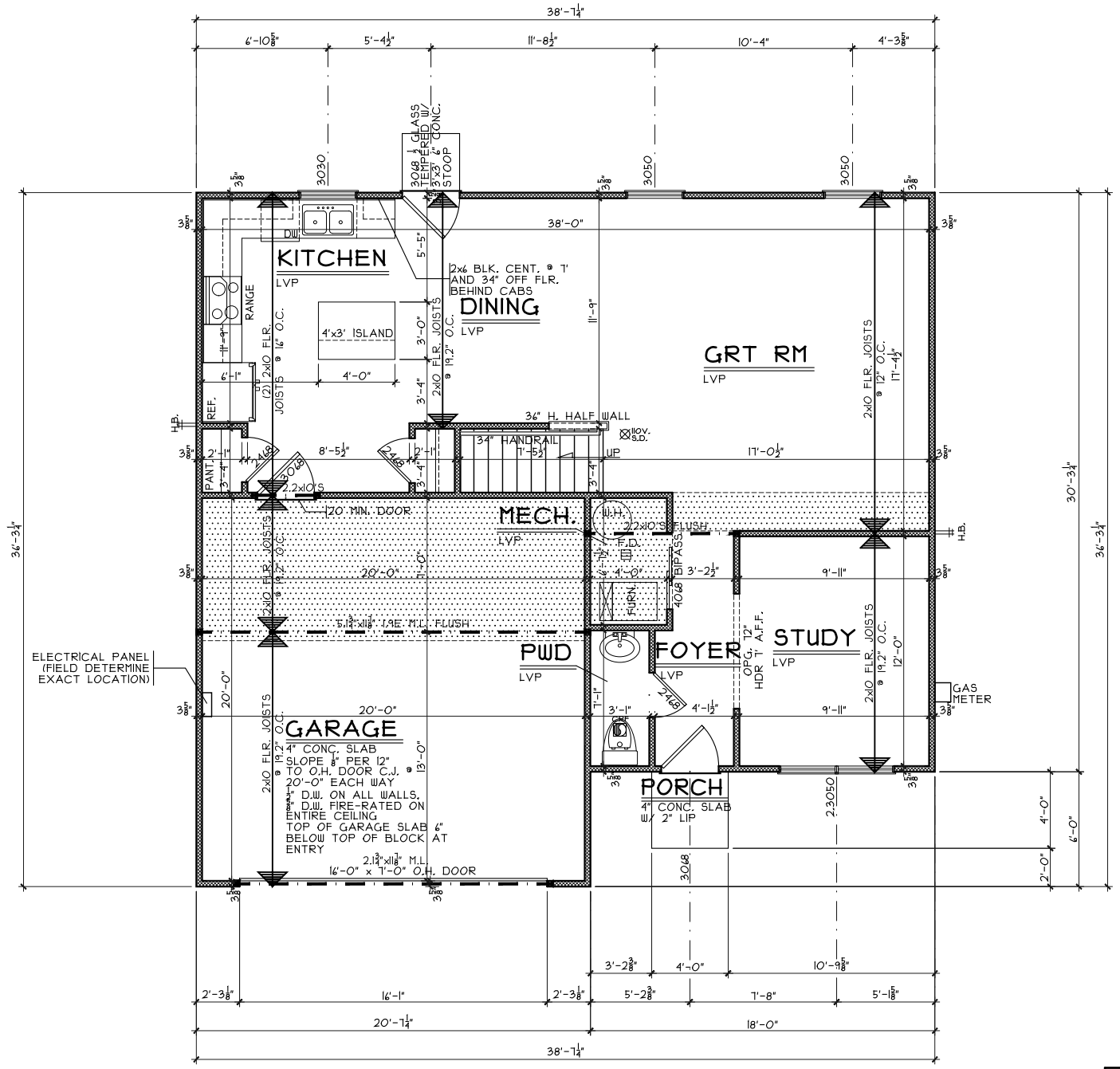
REVISIONS: 1. 2. 3. 4.	PROJECT: WATERBURYMILL DRAWING: 212175PA	SHEET 1 OF 1
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**DOOR FRAMING DTL.**  
SCALE: 1/4" = 1'-0"



**FIRST FLOOR PLAN**  
SCALE: 1/8" = 1'-0" 819 S.F.

OPTIONS

**First Floor Plan**  
Plan: Beaumont Slab  
Date: 8/18/21  
Drawn: SMC  
Scale: As Noted  
Revised: 8/25/21  
Sheet: 7 of 15

WV-51

Proposed Residence:  
**Cristo Rental**  
1609 Ashbury Court  
Waterbury Village Lot #51



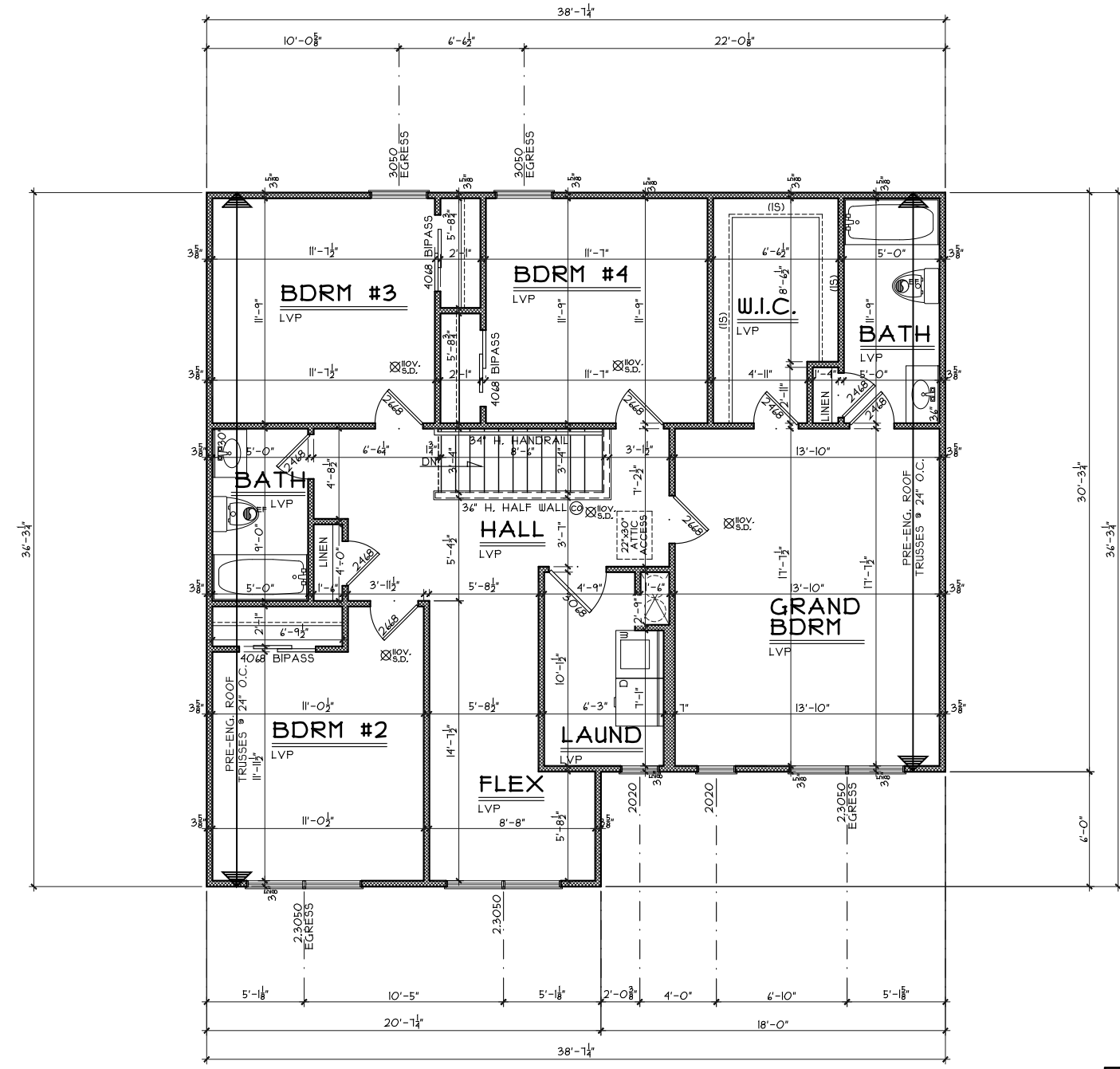
Beaumont Slab - A1 - Vinyl

Issue Dates
Review

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Carlisle  
Warren

**A3**



**SECOND FLOOR PLAN**  
SCALE: 1/8" = 1'-0" 1213 S.F

OPTIONS

Second Floor Plan

Plan: Beaumont Slab  
Date : 8/18/21  
Drawn: SMC  
Scale : As Noted  
Revised: 8/25/21  
Sheet : 9 of 15



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

WV-51

Proposed Residence:  
Cristo Rental  
1609 Ashbury Court  
Waterbury Village Lot #51

Beaumont Slab - A1 - Vinyl

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Issue Dates

Review	Issue Dates

Carlisle  
Warren

A4