

APPROVED: STAFF APPROVAL DATE
 APPROVED: ENGINEERING DEPT. APPROVAL DATE
 APPROVED: LANDSCAPE ARCHITECT APPROVAL DATE

BUILDER: PULTE HOMES OF OHIO, LLC.
 ADDRESS: 387 MEDINA ROAD SUITE 1700, MEDINA, OHIO 44256
 PHONE: 330-239-1587

CURVE	LENGTH	RADIUS	TANGENT CHORD	BEARING	DELTA
CT	47.12'	30.00'	30.00'	42.43°N45°26'29"W	90°00'00"

INITIAL SITE BENCHMARK:
 SUMMIT COUNTY GEODETIC MONUMENT HU 118
 STATE PLAN COORDINATE
 N 572,745.649
 E 2,250,912.641
 ELEVATION = 1006.912 NAVD 1988

****PRIMARY BENCHMARK:****
 TOC/BOC ELEV @ P/L
 IN FRONT OF SUBLT 88/BLOCK "2C"
 ON KINGSWOOD DRIVE
 ELEV. = 1006.71

****SECONDARY BENCHMARK****
 TOP STEM OF HYDRANT
 IN FRONT OF SUBLT 88
 ON TIMBERLINE TRAIL
 ELEV. = 1009.78

****THE CONTRACTOR MUST CHECK THE BENCHMARK WITH THE CURB GRADES PRIOR TO DIGGING THE FOUNDATION.****

OWNER:
 ADDRESS:
 PHONE:

NOTE:
 ALL PROPOSED FOOTERS WILL REQUIRE SURVEY CERTIFICATION ONCE SET AND PRIOR TO THE COMPLETION OF HOME CONSTRUCTION

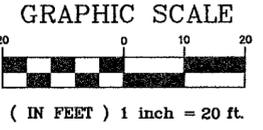
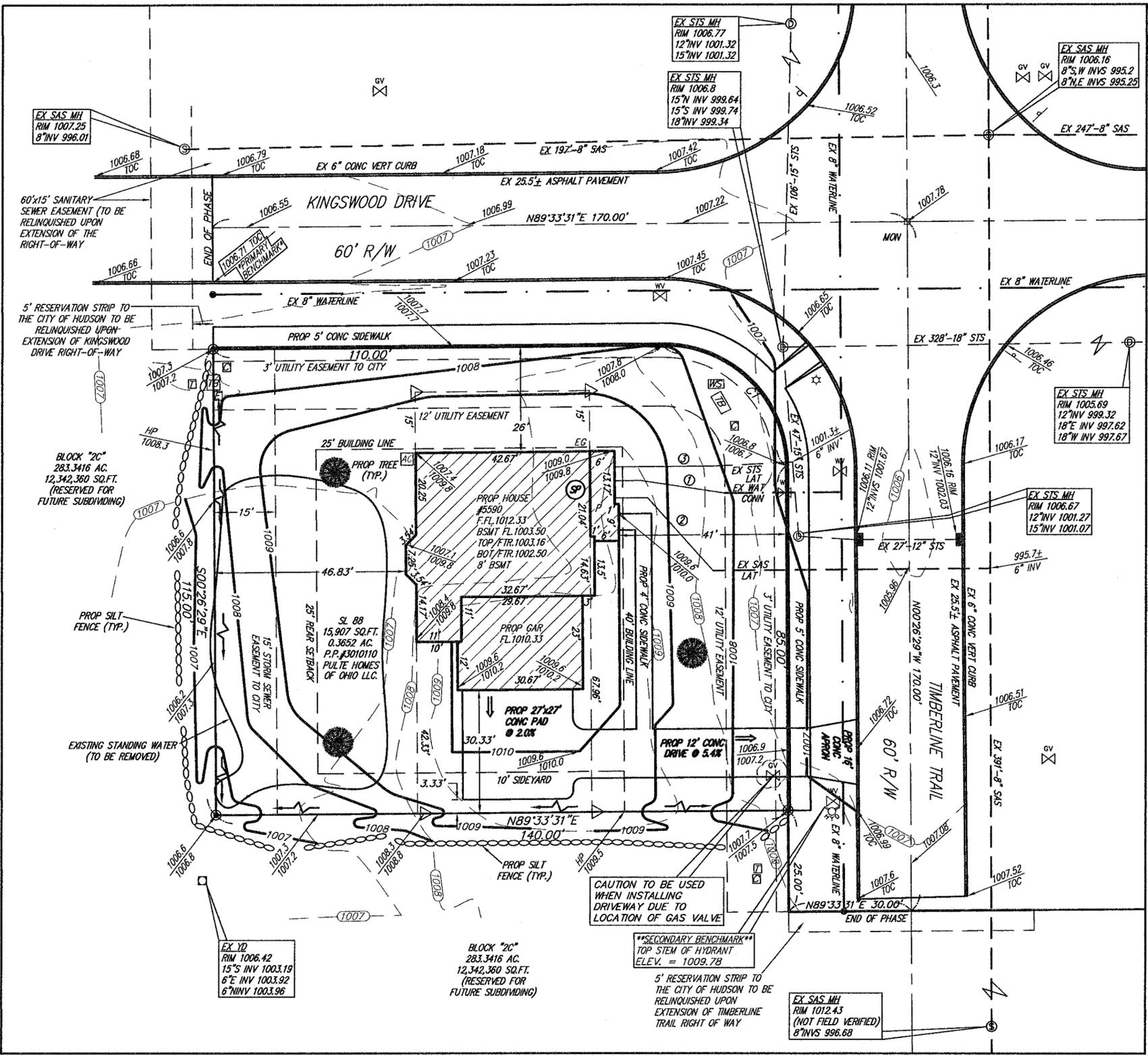
NOTE:
 FINAL LOCATION OF (3) TREES TO BE DETERMINED AND INSTALLED BY PURCHASER IN COMPLIANCE WITH CITY OF HUDSON LAND DEVELOPMENT CODE (1207.04J).

NOTES:
 DOWNSPOUTS TO BE CONNECTED TO STORM SEWER CONNECTION
 SUMP PUMP REQUIRED FOR FOOTER DRAINS

NOTE:
 PURCHASER TO INSTALL MINIMUM OF 3 TREES PER MUNICIPAL REQUIREMENTS

NOTE:
 PURCHASER TO INSTALL LANDSCAPING PER CITY OF HUDSON LANDSCAPING REQUIREMENTS.

NOTE:
 PER ARB, EGRESS WINDOW WELLS SHOULD BE NO MORE THAN 6" ABOVE FINISHED GRADE



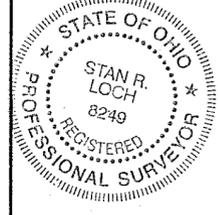
PERCENTAGE OF LOT COVERAGE = 25.5%

HOUSE COVERAGE = 2,504 SQ.FT.
 DRIVEWAY COVERAGE = 1,342 SQ.FT.
 WALKWAY COVERAGE = 226 SQ.FT.
 TOTAL COVERAGE = 4,072 SQ.FT.

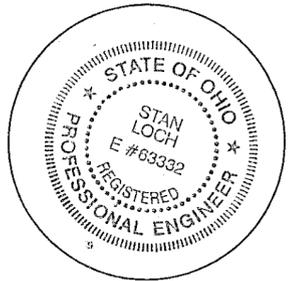
DATE OF SURVEY:
 NOVEMBER 15th, 2017

TYPE OF HOUSE:
 PLAN # ATWATER
 ELEVATION: 10 EURO COUNTRY
 GAR: 3 CAR SIDE LEFT W/8' BASEMENT, FIREPLACE & GUEST SUITE OPTION

- ① = PROP 1" WAT CONN
- ② = PROP 6" PVC SAS CONN @ 1.0% MIN 10% MAX
- ③ = PROP 6" PVC STS CONN @ 1.0% MIN 10% MAX



- LEGEND:
- = PROPOSED TREE
 - = EX MONUMENT
 - ⊕ = EX CURB INLET
 - ⊙ = EX SANITARY MANHOLE
 - = EX YARD DRAIN
 - ⊙ = IRON PIN SET 5/8"x30" REBAR CAPPED "AZTECH #8249"
 - = EXISTING GRADE
 - = PROPOSED GRADE
 - ⊕ = PROP SILT FENCE
 - = INLET PROTECTION
 - ⊕ = EX HYDRANT
 - ⊕ = EX WATER VALVE
 - ⊕ = SUMP PUMP
 - ⊕ = EX STORM MANHOLE
 - = SWALE
 - = FLOW ARROW
 - ⊕ = ELECTRIC STUB
 - ⊕ = CABLE PEDESTAL
 - ⊕ = TELEPHONE PEDESTAL
 - ⊕ = TRANSFORMER BOX
 - ⊕ = AIR CONDITIONER
 - E = ELECTRIC CONNECTION
 - G = GAS CONNECTION
 - ⊕ = OFFSET HUB
 - ⊕ = EX SIGN
 - ⊕ = GAS VALVE



I CERTIFY THAT THIS PLAN WAS PREPARED BY ME AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

10-15-18
 STAN R. LOCH P.E. #63332 DATE

5425 WARNER ROAD - SUITE 12
 VALLEY VIEW, OHIO 44125
 440-602-9071



ENGINEERING and SURVEYING
 Civil Engineering - Land Surveying

SHEET CONTENT

SITE PLAN FOR
 PULTE HOMES
 SUBLT 88
 5590 TIMBERLINE TRAIL
 IN THE
 RESERVE AT RIVER
 OAKS SUBDIVISION PH.2
 SITUATED IN THE
 CITY OF HUDSON
 COUNTY OF SUMMIT
 STATE OF OHIO

REVISIONS			
NO.	DATE	DESCRIPTION	BY

HORIZ. SCALE	VERT. SCALE
1" = 20'	
DRAWN BY	DATE
KEG	10/15/2018
CHECKED BY	DRAWING NO.
SRL	River Oaks 2
JOB NO.	SHEET
20142977-2	1 OF 1

REV #	DATE	DESCRIPTION

PRODUCTION MANAGER
 Jamey Hehzman
 CURRENT RELEASE DATE: 10/16/2018

PROJECT TYPE
SINGLE FAMILY

COMMUNITY NAME
RIVER OAKS LOT 88
 LAWSON COMMUNITY ID

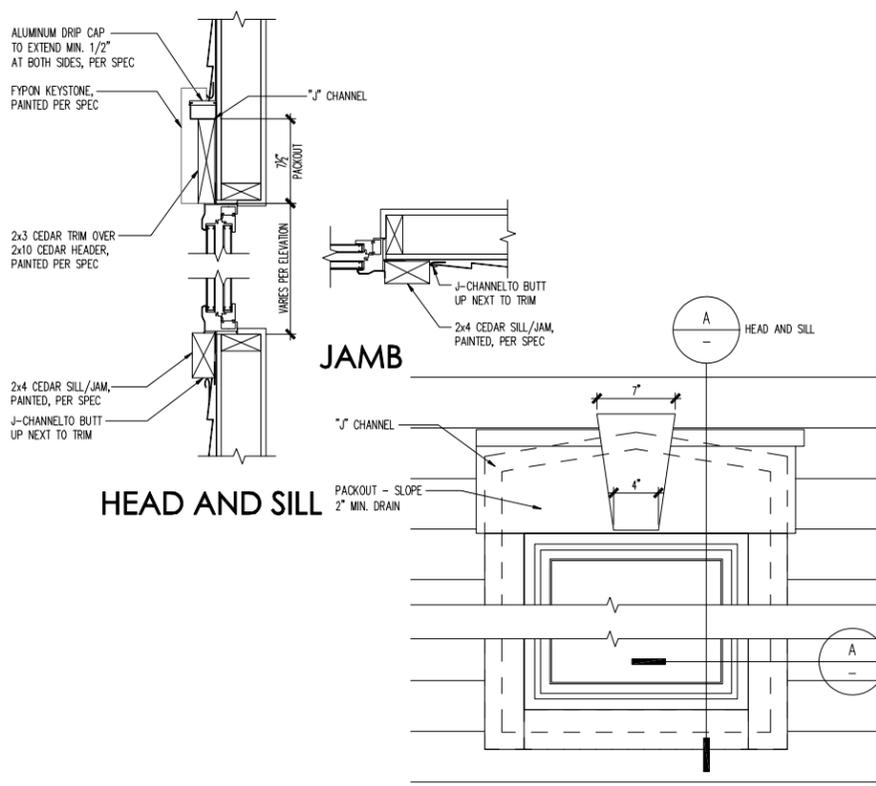
GARAGE HANDING
GARAGE LEFT

SPECIFICATION LEVEL
TBD

PLAN NAME
ATWATER
 NPC PLAN NUMBER
1642
 LAWSON PLAN ID

LEGACY PLAN NUMBER / NAME
PLAN 3295

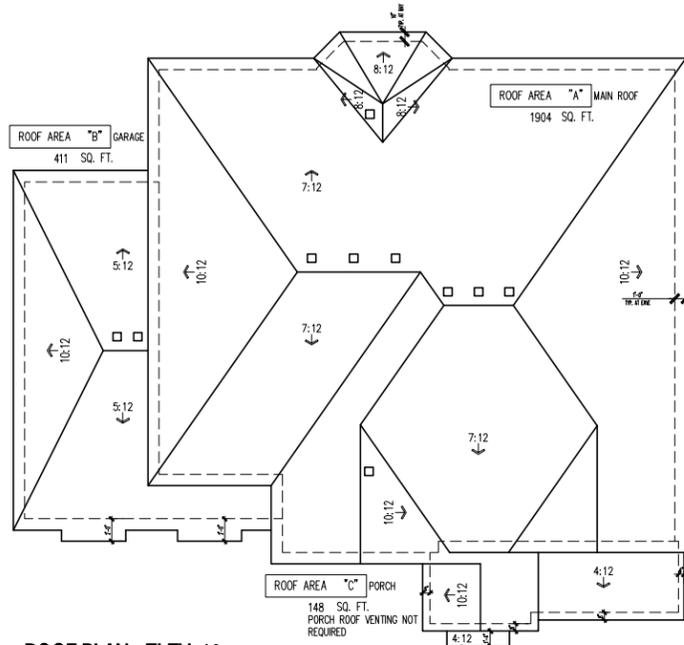
SHEET
7.10a1



NOTE: SCALES NOTED ON DRAWINGS RELATE TO FULL SIZE PLOTS ON 22x34 SHEETS - 11x17 SHEETS REPRESENT 1/2 SCALE PLOTS

ENGINEER OF RECORD: MULHEARN & KULP ENGINEERS
 ARCHITECT OF RECORD: GODOLICO DESIGN - ARCHITECTS

ATTIC VENTILATION SCHEDULE													
10 ELEVATION	1ST FLOOR ROOF			2ND FLOOR ROOF			GARAGE ROOF			TOTAL			
	LOC	AREA	REQ'D SUPP	AREA	REQ'D SUPP	AREA	REQ'D SUPP	AREA	REQ'D SUPP	AREA	REQ'D SUPP	AREA	REQ'D SUPP
RIDGE	-	-	-	3.17	3.39	411	.69	.85	-	-	-	-	-
EAVE	-	-	-	3.17	3.54	411	.69	.83	-	-	-	-	-
TOTAL	-	-	-	6.36	6.93	1.37	1.68	-	-	-	-	-	-



ROOF PLAN - ELEV. 10
SCALE 1/8" = 1'-0"



LEFT ELEVATION
SCALE 1/4" = 1'-0"



RIGHT ELEVATION
SCALE 1/4" = 1'-0"

Cleveland Division
387 Medina Rd. Suite 1700
Medina, OH 44256



Elevation - 10 Euro-Country
Side Elevations & Roof Plan

PRODUCTION MANAGER
Jamey Hehzman
CURRENT RELEASE DATE: 10/16/2018

REV #	DATE	DESCRIPTION

PROJECT TYPE
SINGLE FAMILY

COMMUNITY NAME
RIVER OAKS LOT 88
LAWSON COMMUNITY ID

GARAGE HANDING
GARAGE LEFT

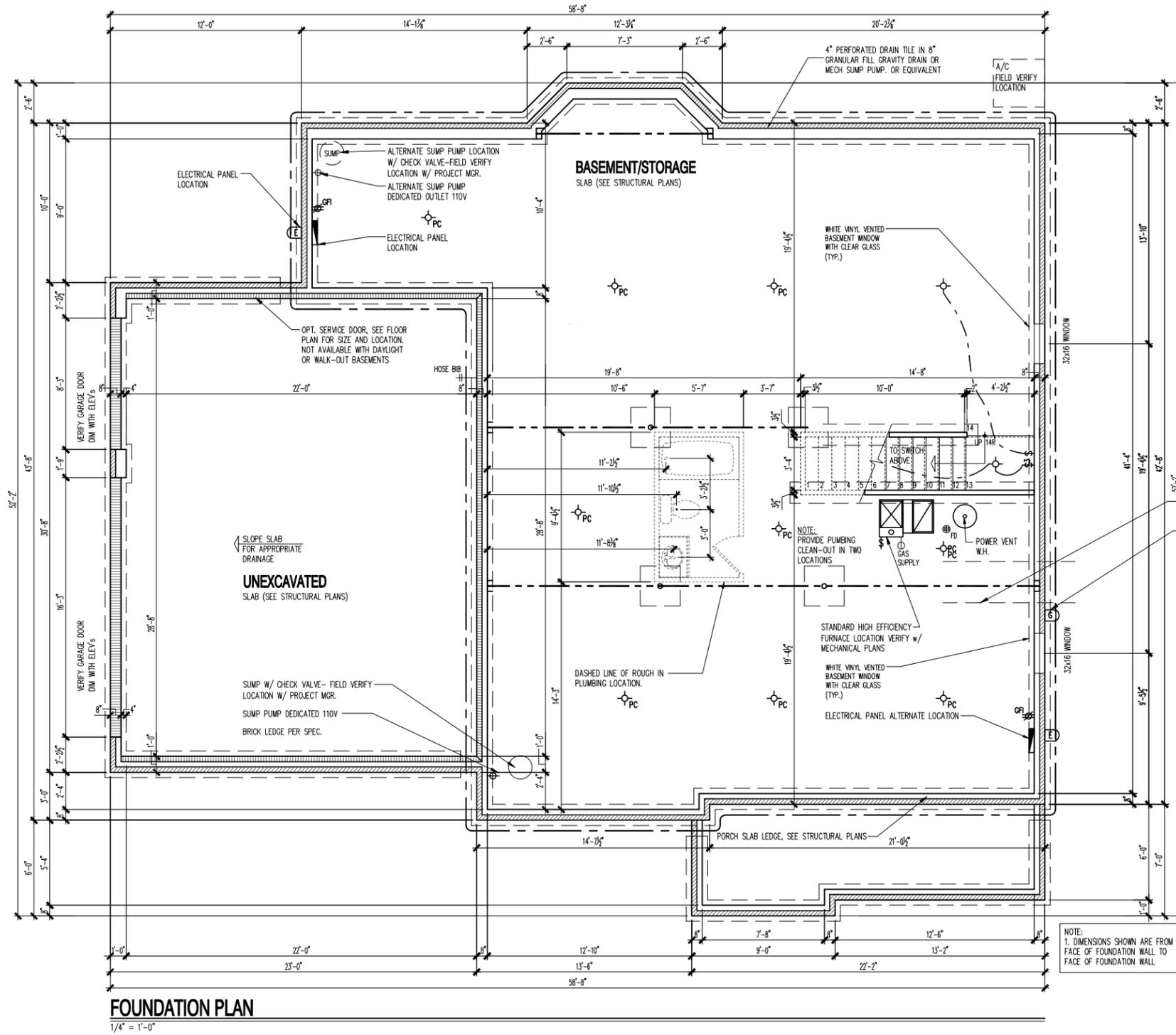
SPECIFICATION LEVEL
TBD

PLAN NAME
ATWATER
NPC PLAN NUMBER
1642
LAWSON PLAN ID

LEGACY PLAN NUMBER / NAME
PLAN 3295

SHEET
7.10a2

(c) Copyright PulteGroup, Inc. - 2013
 ENGINEER OF RECORD: MULHERN & KULP ENGINEERS
 ARCHITECT OF RECORD: GODOLICO DESIGN - ARCHITECTS
 NOTE: SCALES NOTED ON DRAWINGS RELATE TO FULL SIZE PLOTS ON 22x34 SHEETS - 11x17 SHEETS REPRESENT 1/2 SCALE PLOTS



Cleveland Division
387 Medina Rd. Suite 1700
Medina, OH 44256



Full Basement Foundation Plan

PRODUCTION MANAGER
Jammy Heshzman
CURRENT RELEASE DATE: 10/16/2018

REV #	DATE	DESCRIPTION

PROJECT TYPE
SINGLE FAMILY

COMMUNITY NAME
RIVER OAKS LOT 88
LAWSON COMMUNITY ID

GARAGE HANDING
GARAGE LEFT

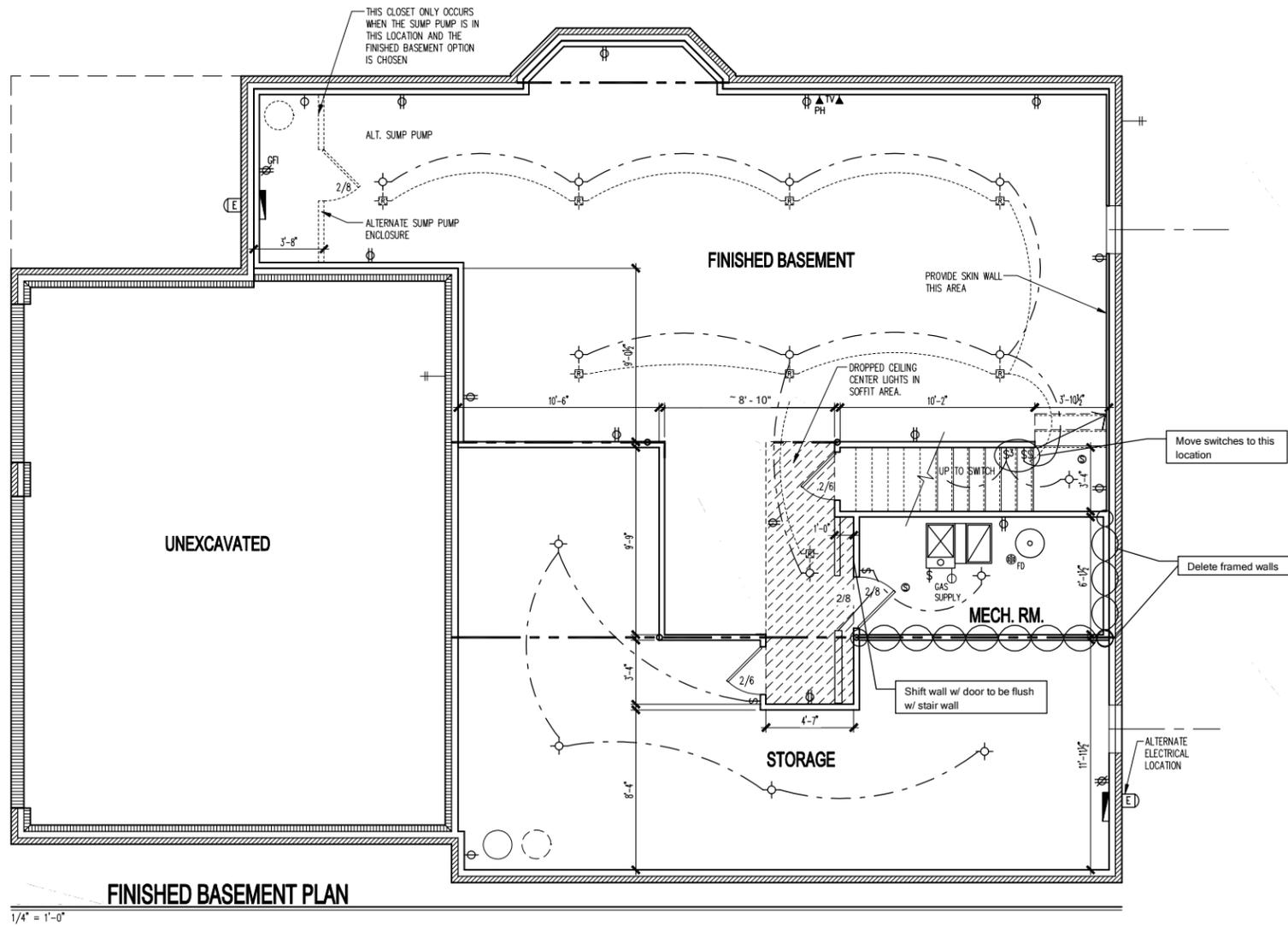
SPECIFICATION LEVEL
TBD

PLAN NAME
ATWATER
NPC PLAN NUMBER
1642
LAWSON PLAN ID
LEGACY PLAN NUMBER / NAME
PLAN 3295

SHEET
1.30b

ENGINEER OF RECORD: MULHERN & KULP ENGINEERS
ARCHITECT OF RECORD: GODOLICO DESIGN - ARCHITECTS

NOTE: SCALES NOTED ON DRAWINGS RELATE TO FULL SIZE PLOTS ON 22x34 SHEETS - 11x17 SHEETS REPRESENT 1/2 SCALE PLOTS



Finished Basement Plan - CL1A

PRODUCTION MANAGER
 Rick Storker
 CURRENT RELEASE DATE: 03/15/13

REV #	DATE	DESCRIPTION

PROJECT TYPE
SINGLE FAMILY

COMMUNITY NAME
BASE
 LAWSON COMMUNITY ID

GARAGE HANDING
GARAGE LEFT

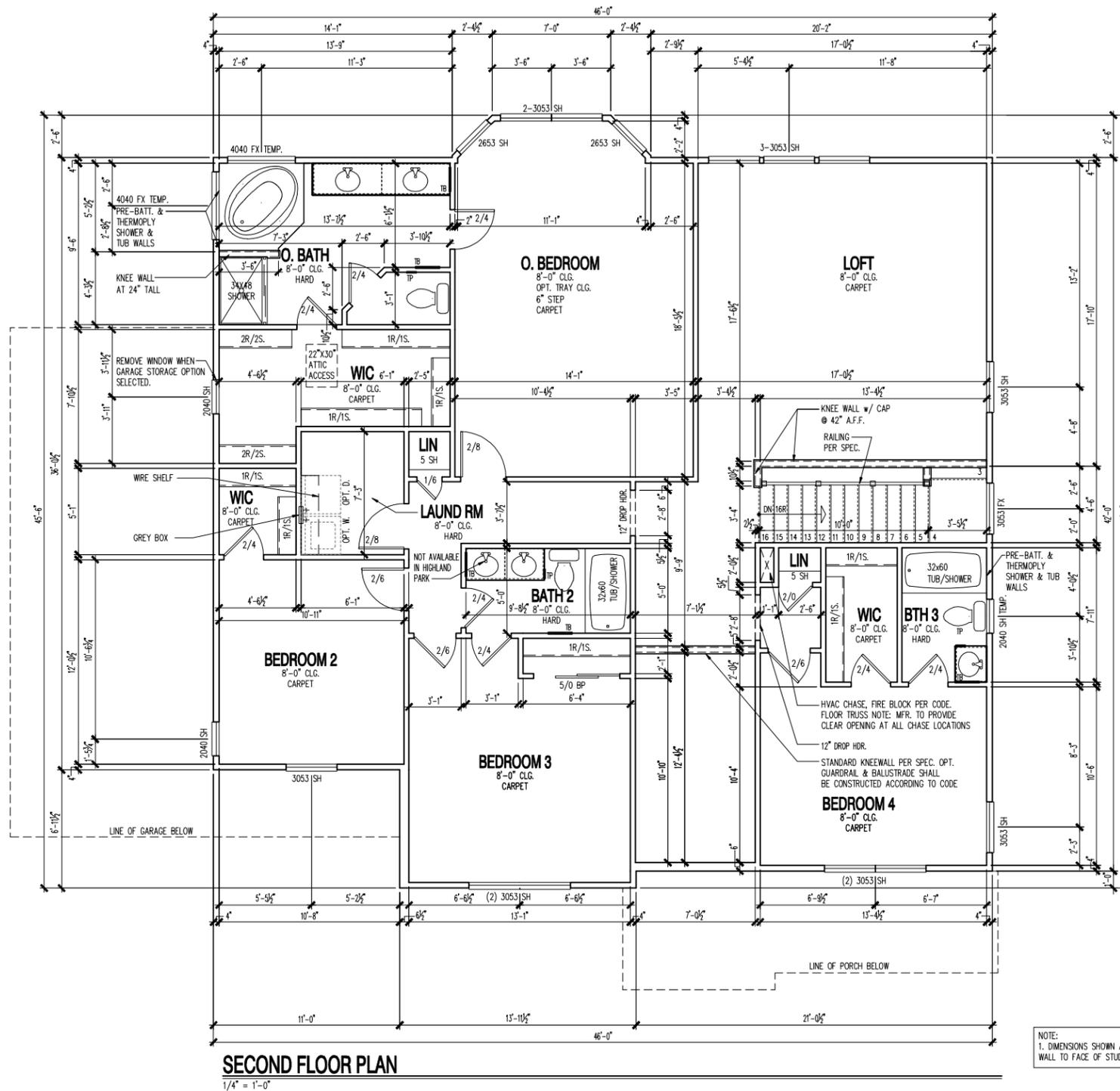
SPECIFICATION LEVEL
TBD

PLAN NAME
ATWATER
 NPC PLAN NUMBER
1642
 LAWSON PLAN ID
PLAN 3295

SHEET
2.00

NOTE: SCALES NOTED ON DRAWINGS RELATE TO FULL SIZE PLOTS ON 22x34 SHEETS - 11x17 SHEETS REPRESENT 1/2 SCALE PLOTS

ENGINEER OF RECORD: M. & K. ENGINEERING
 ARCHITECT OF RECORD: PULTEGROUP, INC.



Cleveland Division
387 Medina Rd. Suite 1700
Medina, OH 44256

Second Floor Plan

NOTE: SCALES NOTED ON DRAWINGS RELATE TO FULL SIZE PLOTS ON 22x34 SHEETS - 11x17 SHEETS REPRESENT 1/2 SCALE PLOTS

REV #	DATE / DESCRIPTION

PRODUCTION MANAGER
Jammy Heshzmon
CURRENT RELEASE DATE: 10/16/2018

PROJECT TYPE
SINGLE FAMILY

COMMUNITY NAME
RIVER OAKS LOT 88
LAWSON COMMUNITY ID

GARAGE HANDING
GARAGE LEFT

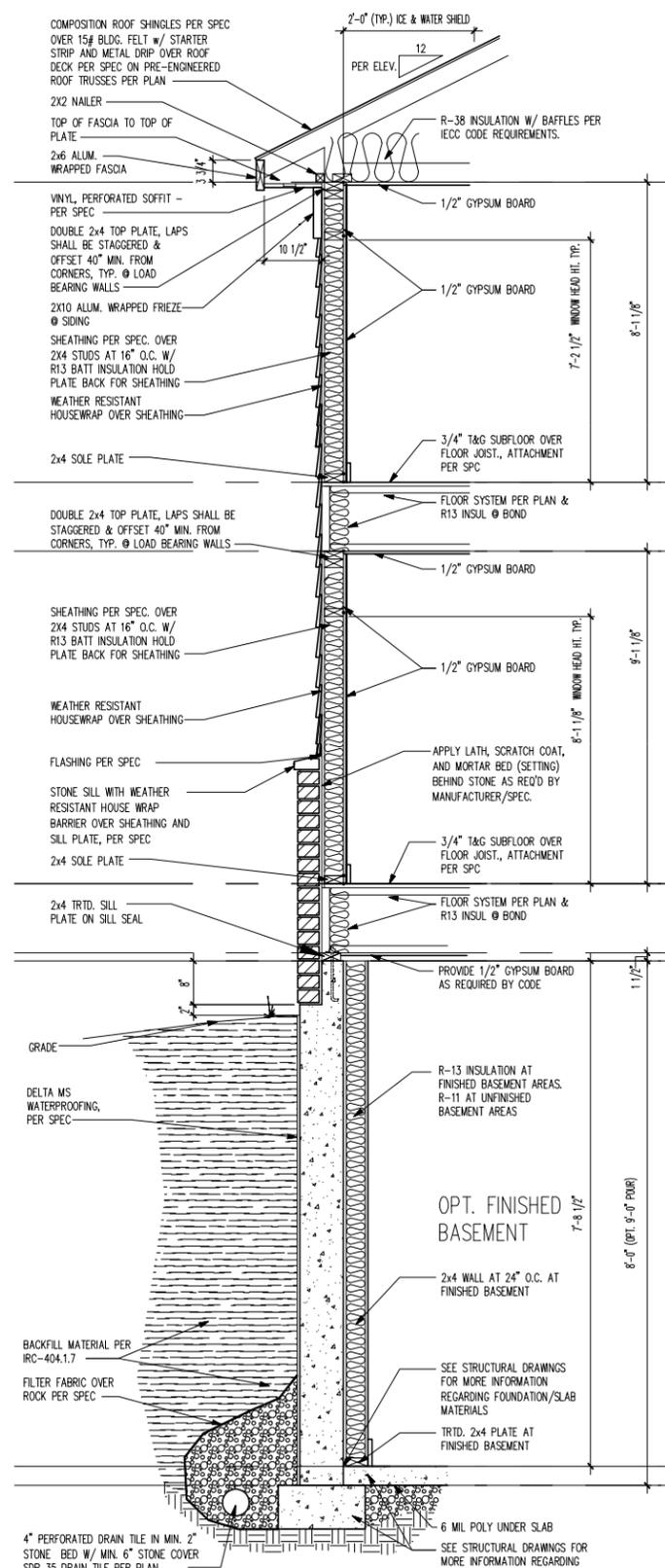
SPECIFICATION LEVEL
TBD

PLAN NAME
ATWATER
NPC PLAN NUMBER
1642
LAWSON PLAN ID
LEGACY PLAN NUMBER / NAME
PLAN 3295

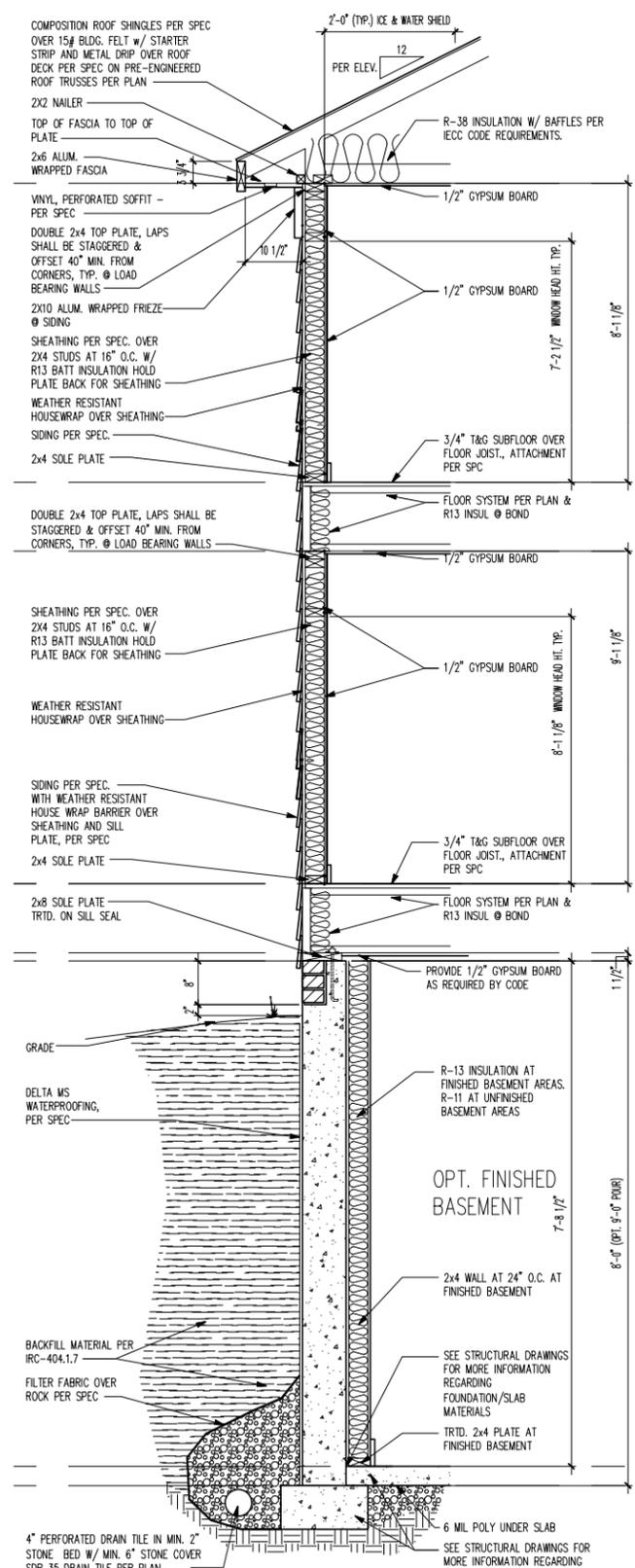
SHEET
2.20a

ENGINEER OF RECORD: MULHERN & KULP ENGINEERS
ARCHITECT OF RECORD: GODOLICO DESIGN - ARCHITECTS

PLOTTED: October 16, 2018 / Kaminhigh Blight / P:\IN-3295-RC-FRMP.DWG



TYPICAL WALL SECTION - w/ brick wainscoat
SCALE 1/2" = 1'-0"



TYPICAL WALL SECTION - sides & rear
SCALE 1/2" = 1'-0"

(c) Copyright PulteGroup, Inc. - 2013

Cleveland Division
387 Medina Rd. Suite 1700
Medina, OH 44256



Typical Wall Sections

REV #	DATE	DESCRIPTION
△		
△		
△		
△		
△		
△		
△		
△		
△		

PRODUCTION MANAGER
Jimmy Hehzman

CURRENT RELEASE DATE: 10/16/2018

PROJECT TYPE
SINGLE FAMILY

COMMUNITY NAME
RIVER OAKS LOT 88

GARAGE HANDING
GARAGE LEFT

SPECIFICATION LEVEL
TBD

PLAN NAME
ATWATER

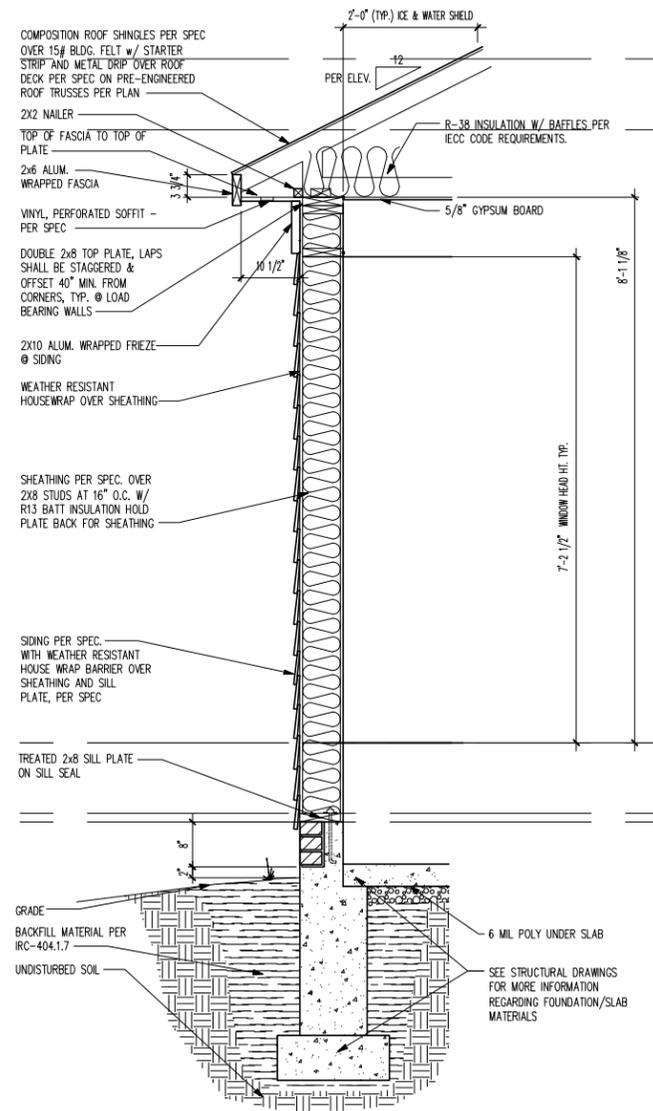
IPC PLAN NUMBER
1642

LAWSON PLAN ID
PLAN 3295

SHEET
3.31a

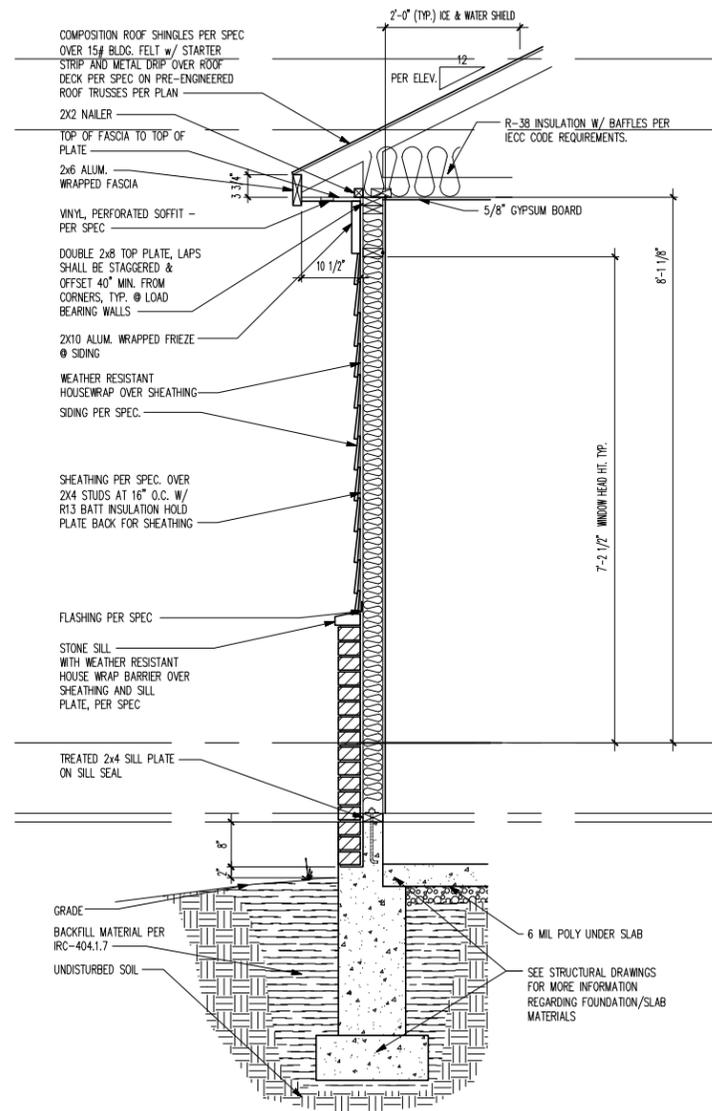
ENGINEER OF RECORD: MULHORN & KULP ENGINEERS
ARCHITECT OF RECORD: GODDUCO DESIGN - ARCHITECTS

NOTE: SCALES NOTED ON DRAWINGS RELATE TO FULL SIZE PLOTS ON 22x34 SHEETS - 11x17 SHEETS REPRESENT 1/2 SCALE PLOTS



TYPICAL WALL SECTION - garage

SCALE 1/2" = 1'-0"



TYPICAL WALL SECTION - garage w/ 2x4 wall w/ brick wainscot

SCALE 1/2" = 1'-0"

Cleveland Division
387 Medina Rd. Suite 1700
Medina, OH 44256



Typical Wall Sections

PRODUCTION MANAGER	
Jeremy Heshzman	
CURRENT RELEASE DATE: 10/16/2018	
REV #	DATE / DESCRIPTION
△	
△	
△	
△	
△	
△	
△	
△	

PROJECT TYPE
SINGLE FAMILY

COMMUNITY NAME
RIVER OAKS LOT 88
LAWSON COMMUNITY ID

GARAGE HANDING
GARAGE LEFT

SPECIFICATION LEVEL
TBD

PLAN NAME
ATWATER
NPC PLAN NUMBER
1642
LAWSON PLAN ID
PLAN 3295

SHEET
3.31b

ENGINEER OF RECORD: MULHERN & KULP ENGINEERS
ARCHITECT OF RECORD: GODOLICO DESIGN - ARCHITECTS

NOTE: SCALES NOTED ON DRAWINGS RELATE TO FULL SIZE PLOTS ON 22x34 SHEETS - 11x17 SHEETS REPRESENT 1/2 SCALE PLOTS

72



130



130

129



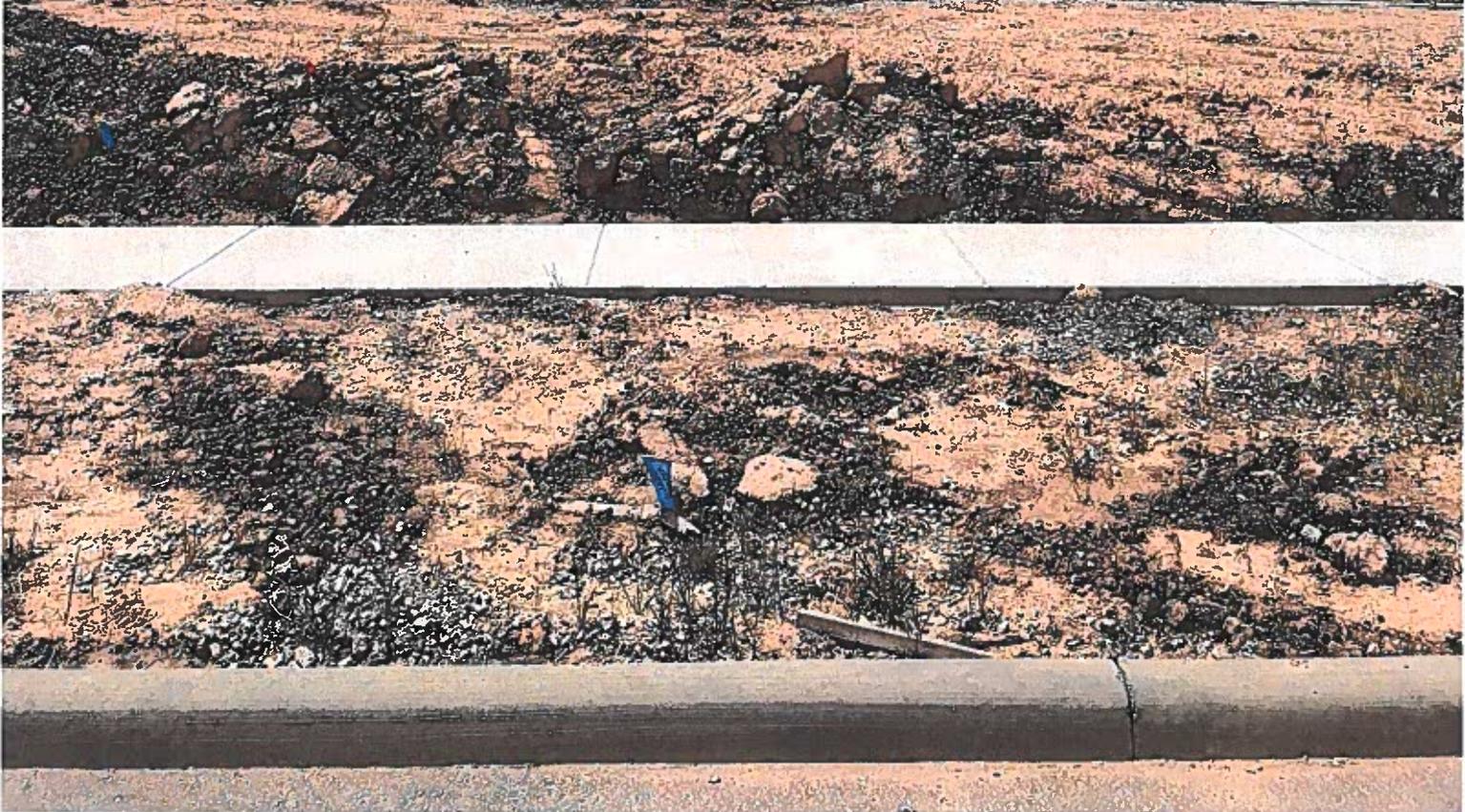
87



89



90





121



121

122



122