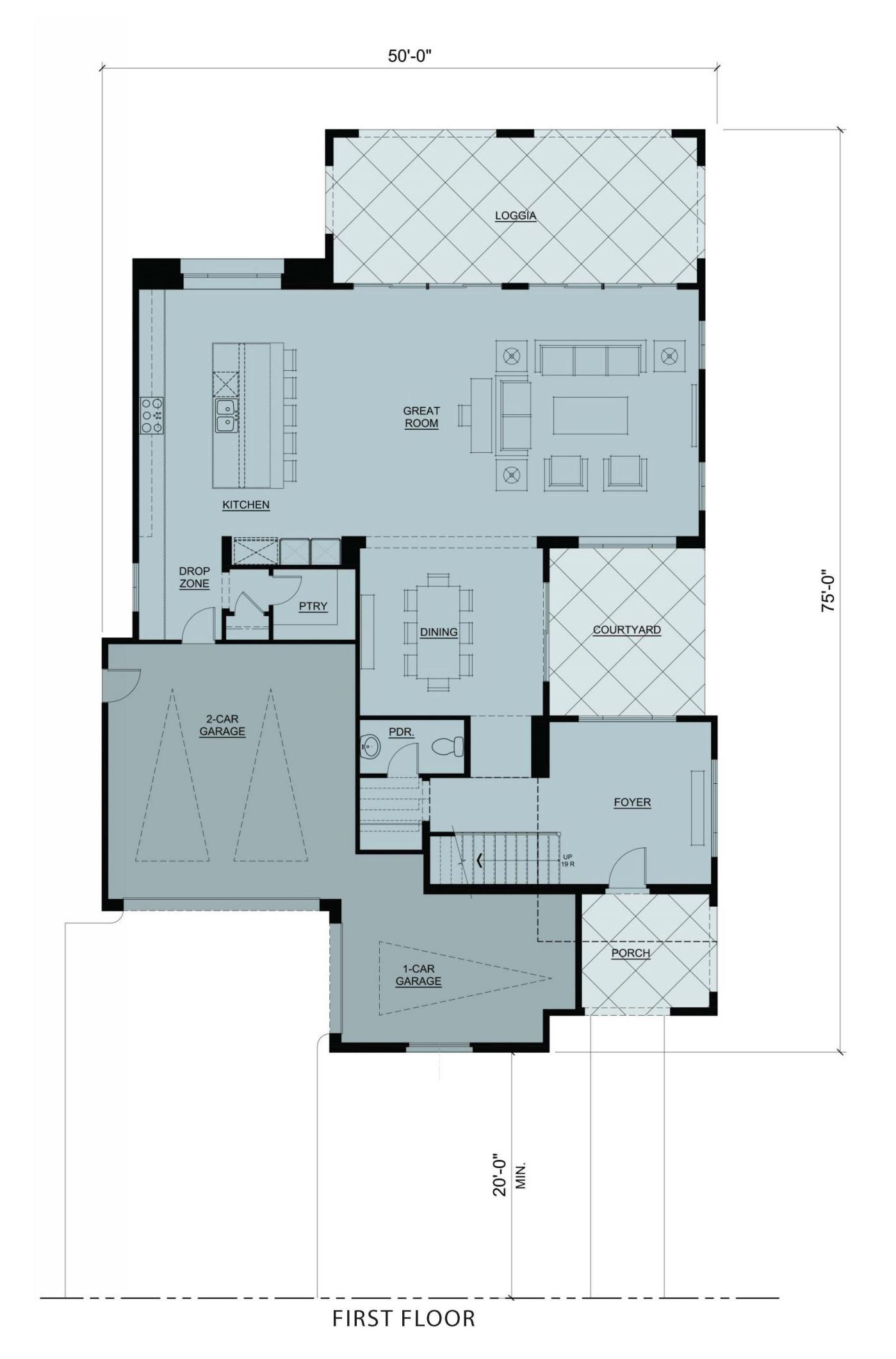


PRELIMINARY PLAN

UNDER COUNTY REVIEW



SECOND FLOOR



PLAN 1
4 BEDROOMS, 4.5 BATH
3-CAR GARAGE
3,650 SF

NOTE:

FIREPLACE WHERE SHOWN

ON THE FLOOR PLANS ARE

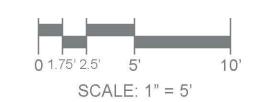
ELECTRONIC DEVISES THAT DO

NOT REQUIRE VENTILATION, AND

CONNECTED TO THE FIREPLACES.

CHIMNEYS, WHERE SHOWN ARE

DECORATIVE ONLY AND NOT



ROBERT HIDEY ARCHITECTS

3337 MICHELSON DRIVE, SUITE 170, IRVINE, CA 92612 TELEPHONE 949.655.1550
4301 HACIENDA DRIVE, SUITE 560, PLEASANTON, CA 94588 TELEPHONE 925.824.0440
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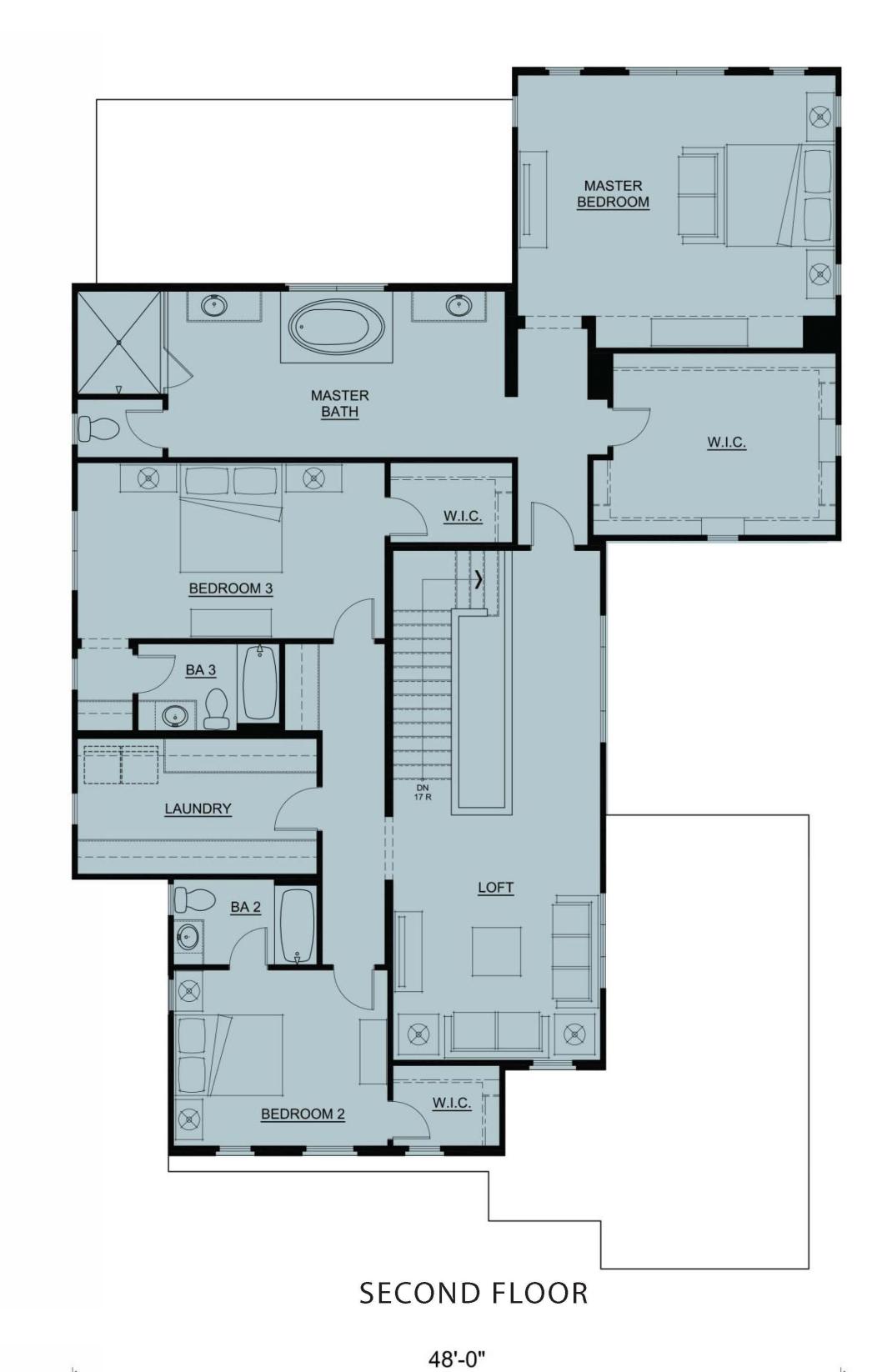


WILLIAM A. STEEN &
ASSOCIATES
CIVIL

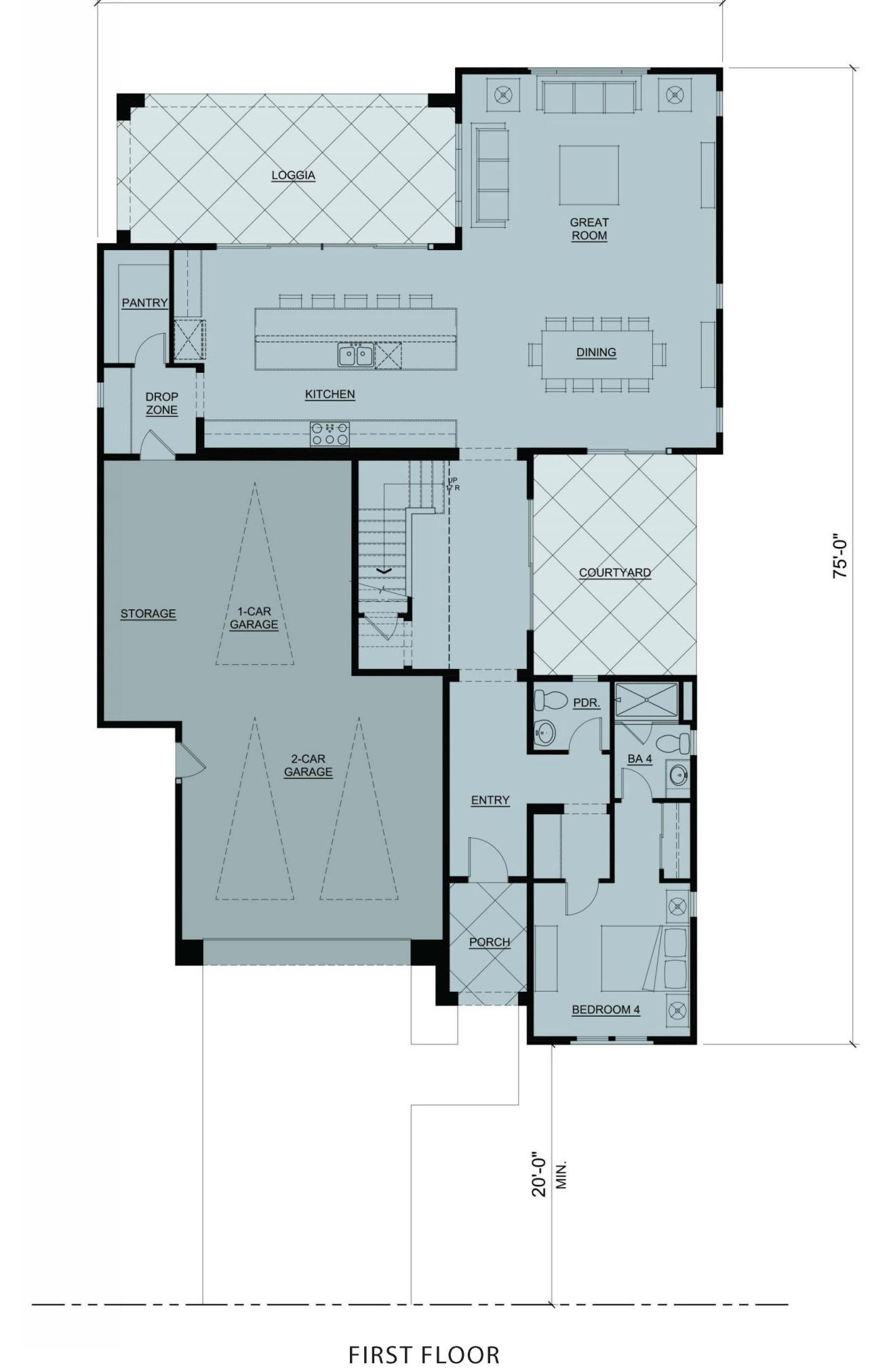
PV IVANHOE, LLC, AN AFFILIATE OF PACVENTURES INCORPORATED



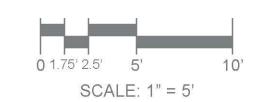
**UNDER COUNTY REVIEW** 



NOTE:
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PLAN 2
4 BEDROOMS + LOFT, 4.5 BATH
3-CAR GARAGE
3,800 SF



IVANHOE RANCH ESTATES

COUNTY OF SAN DIEGO, CA

ROBERT HIDEY ARCHITECTS

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HOWARD ASSOCIATES LANDSCAPE

ARCHITECTURE

LANDSCAPE

WILLIAM A. STEEN &
ASSOCIATES
CIVIL

PV IVANHOE, LLC, AN AFFILIATE OF PACVENTURES INCORPORATED



**UNDER COUNTY REVIEW** 



SECOND FLOOR



PLAN 3 5 BEDROOMS + BONUS, 5.5 BATH 3-CAR GARAGE 4,050 SF

NOTE:

FIREPLACE WHERE SHOWN

ON THE FLOOR PLANS ARE

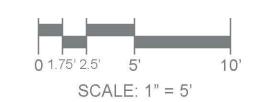
ELECTRONIC DEVISES THAT DO

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CONNECTED TO THE FIREPLACES.

CHIMNEYS, WHERE SHOWN ARE

DECORATIVE ONLY AND NOT



FIRST FLOOR

HOWARD ASSOCIATES LANDSCAPE ARCHITECTURE LANDSCAPE

WILLIAM A. STEEN & ASSOCIATES CIVIL

PV IVANHOE, LLC, AN AFFILIATE OF PACVENTURES INCORPORATED

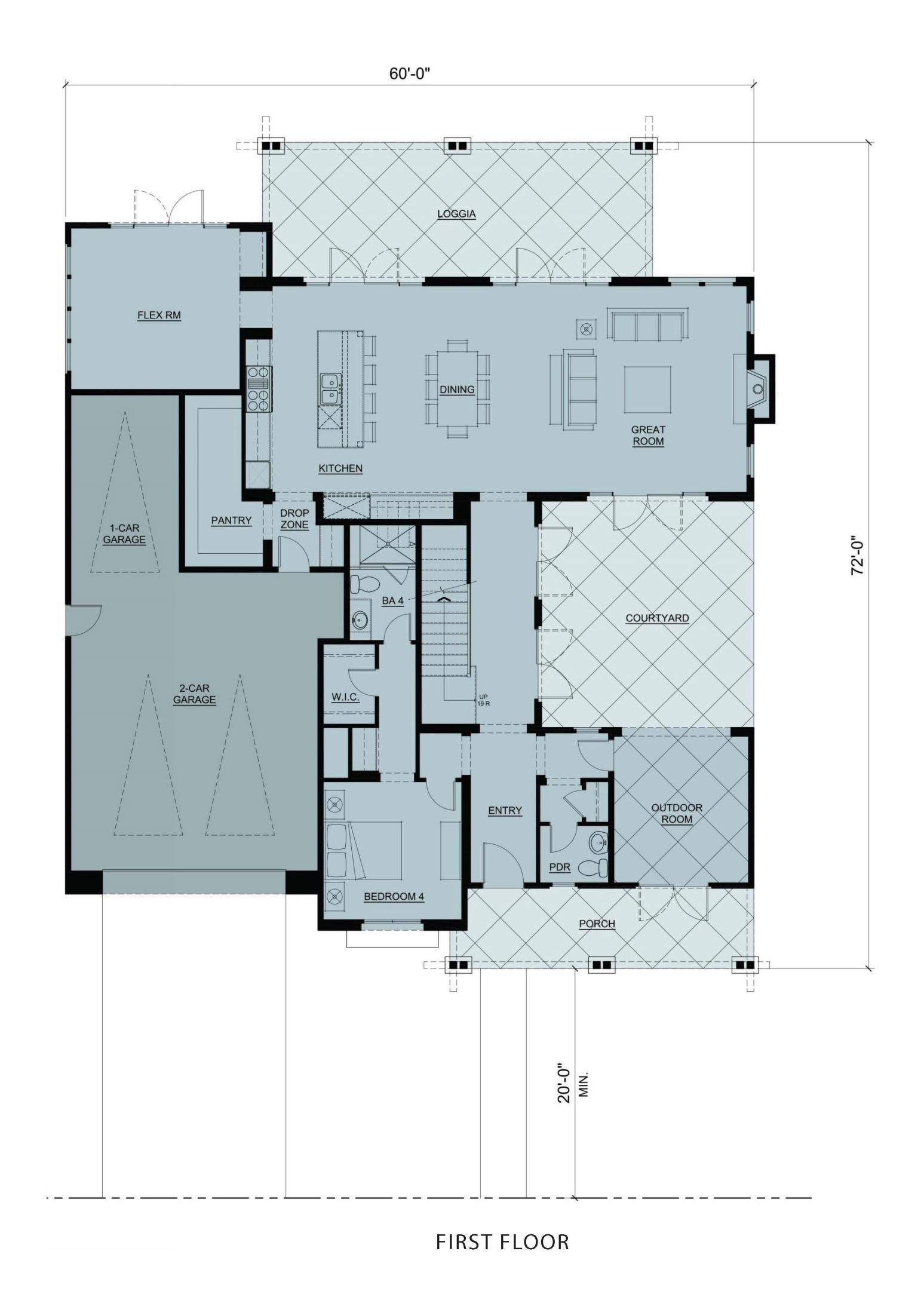
**IVANHOE RANCH ESTATES** 



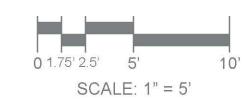
**UNDER COUNTY REVIEW** 

NOTE: FIREPLACE WHERE SHOWN ON THE FLOOR PLANS ARE ELECTRONIC DEVISES THAT DO NOT REQUIRE VENTILATION, AND CHIMNEYS, WHERE SHOWN ARE DECORATIVE ONLY AND NOT CONNECTED TO THE FIREPLACES.





PLAN 4 4 BEDROOMS, 4.5 BATH 3-CAR GARAGE 3,800 SF



WILLIAM A. STEEN &

ASSOCIATES

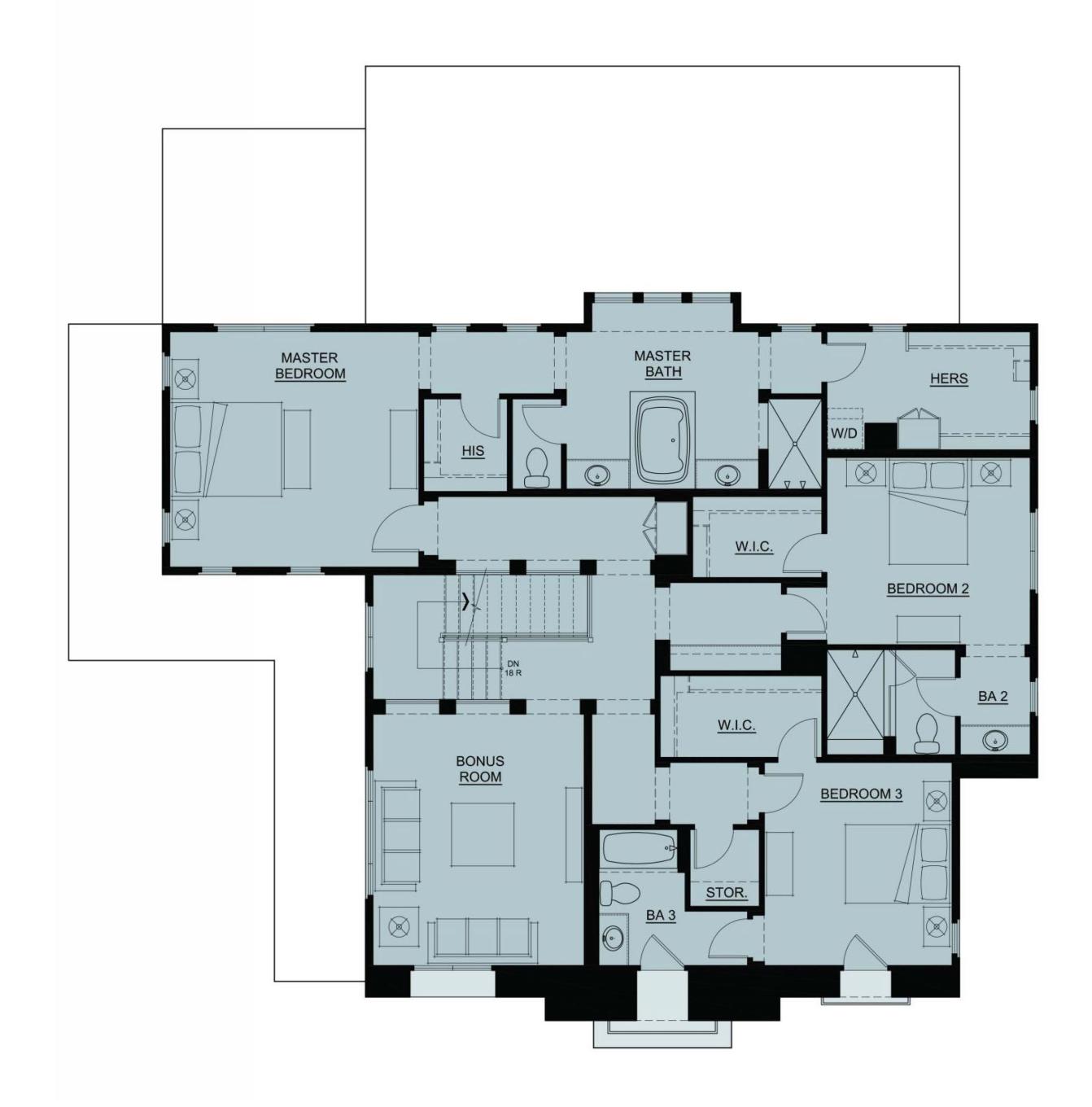
CIVIL

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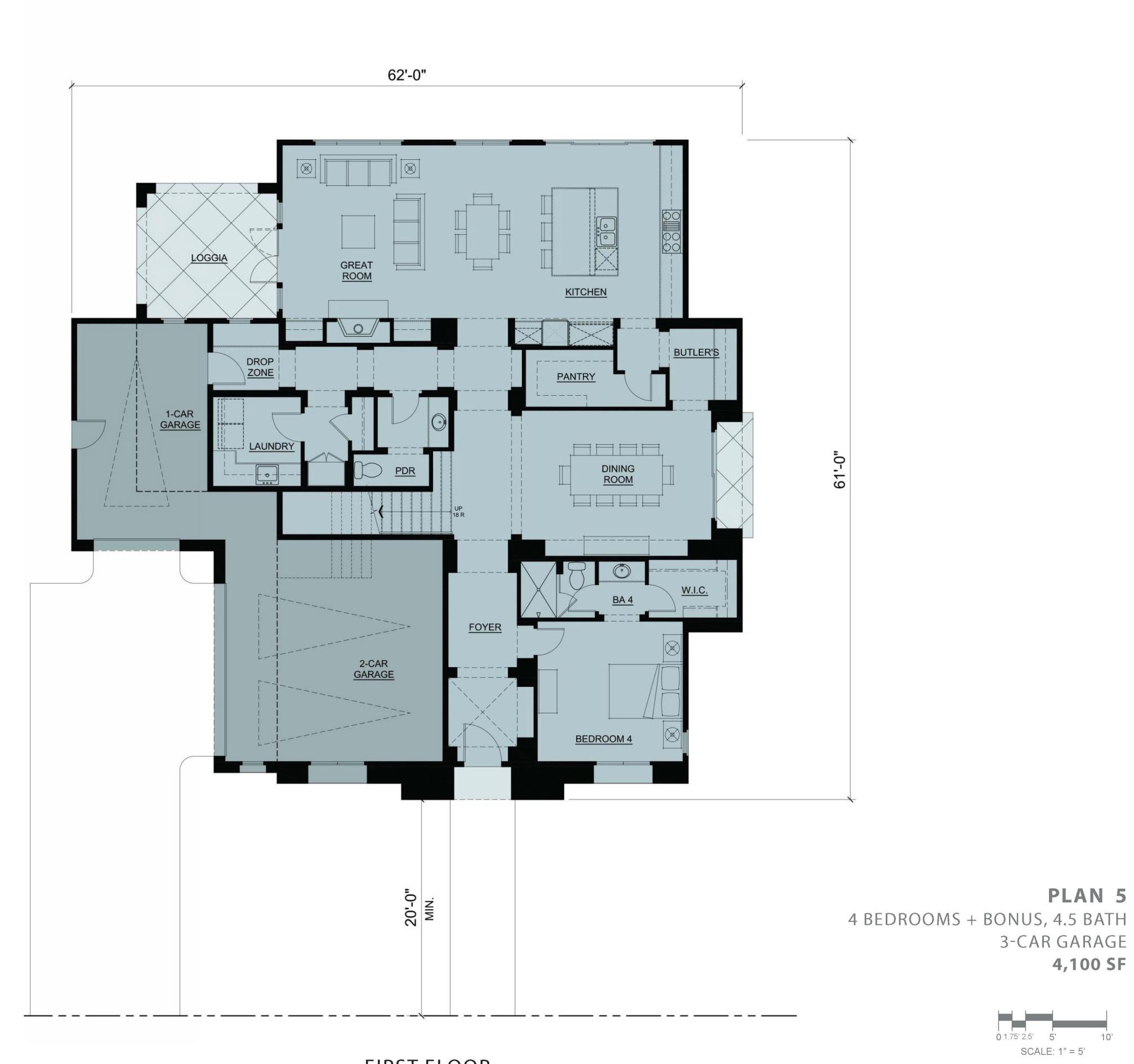


PRELIMINARY PLAN

UNDER COUNTY REVIEW



# SECOND FLOOR



WILLIAM A. STEEN &

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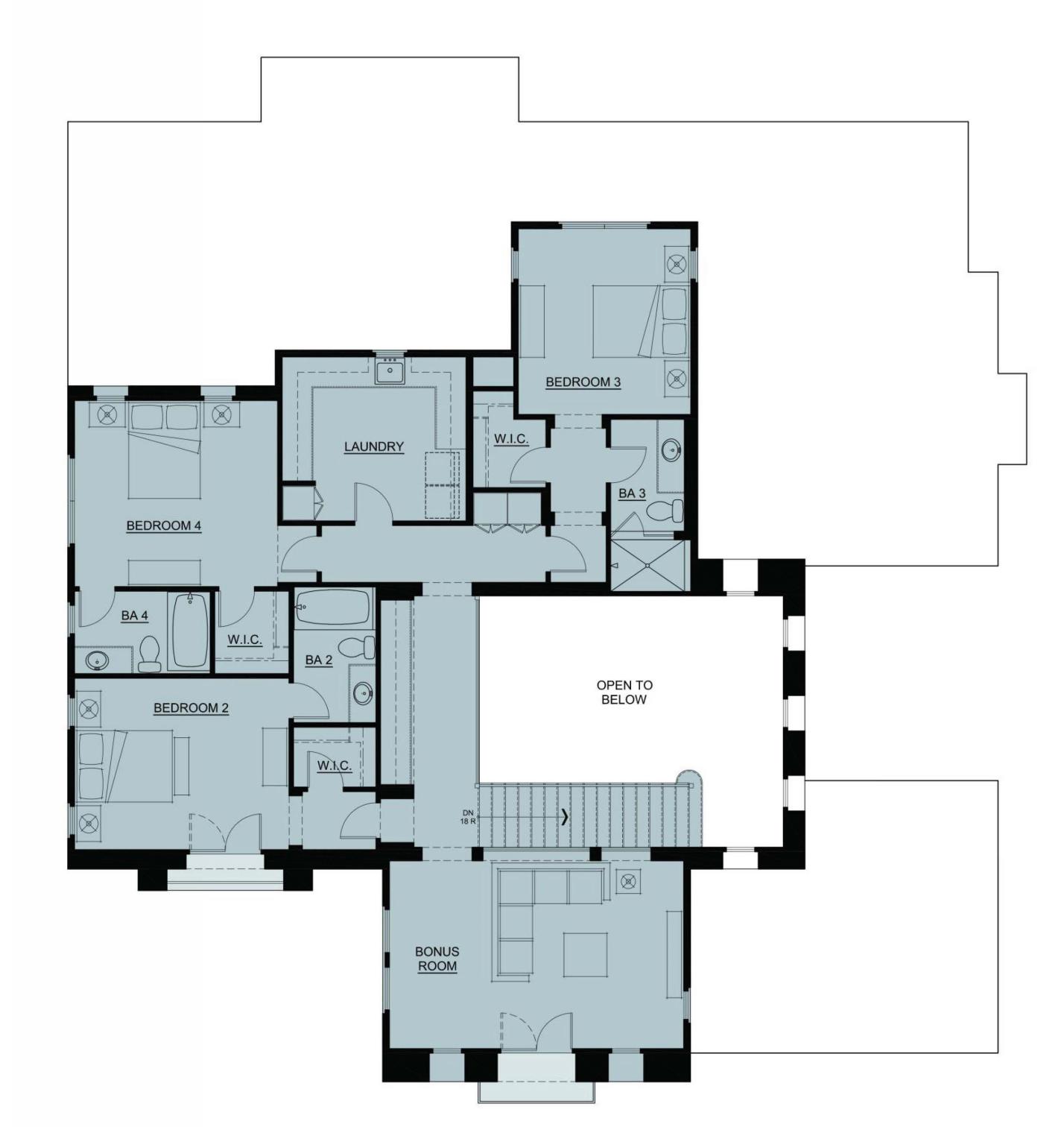
FIRST FLOOR



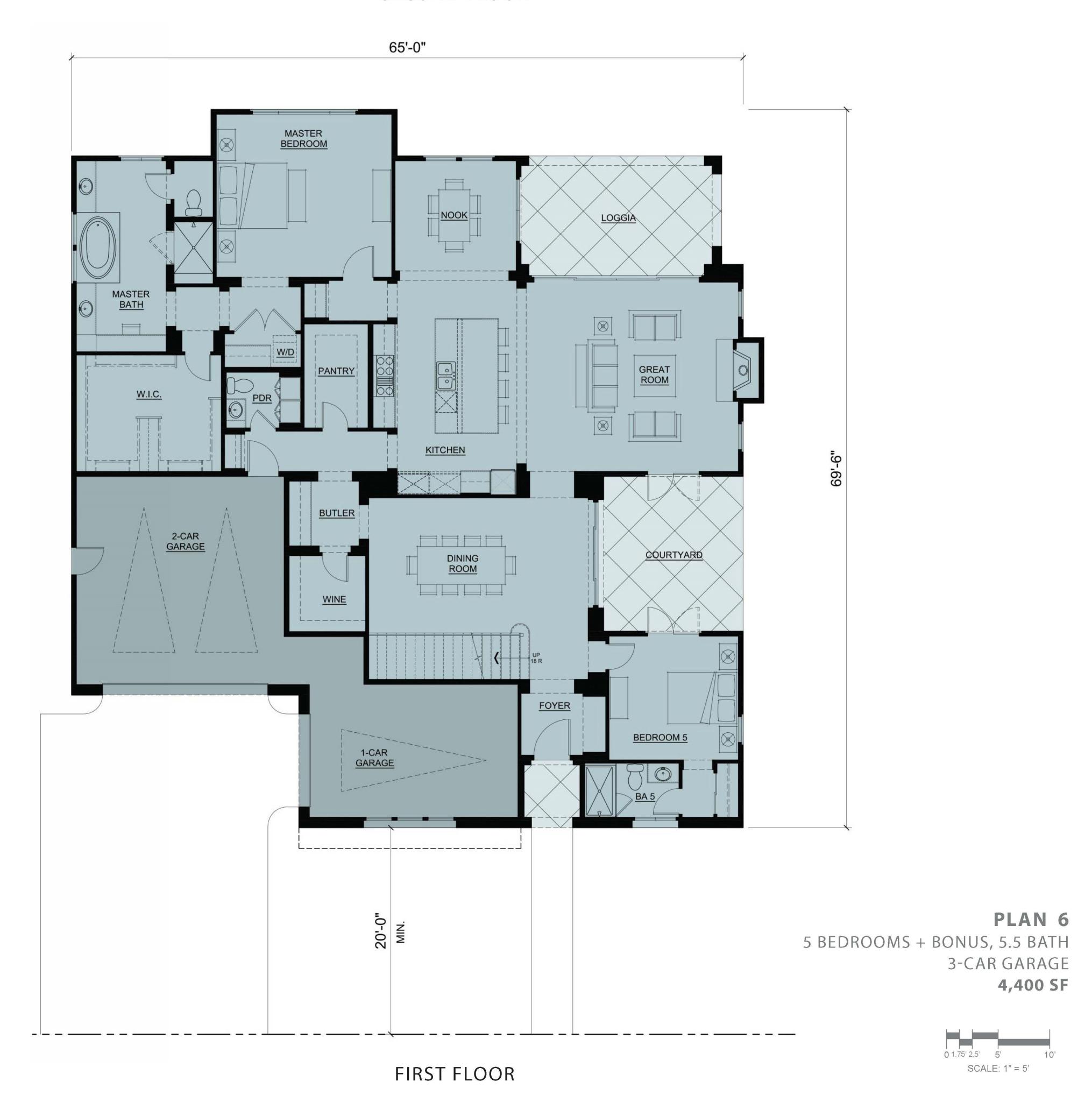
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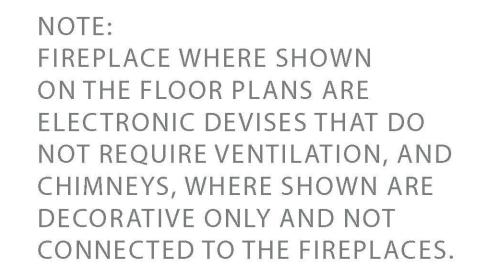
PRELIMINARY PLAN

UNDER COUNTY REVIEW



## SECOND FLOOR



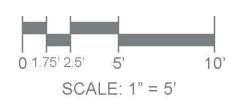




#### **UNDER REVIEW BY COUNTY**



PLAN 7
4 BEDROOMS, 4.5 BATH
3-CAR GARAGE, 4-CAR OPT.
4,400 SF



FIRST FLOOR



FIREPLACE WHERE SHOWN
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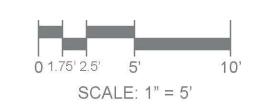
PRELIMINARY PLAN

### **UNDER COUNTY REVIEW**



PLAN 8
5 BEDROOMS + BONUS + OFFICE, 4.5 BATH
4-CAR GARAGE
5,250 SF

FIRST FLOOR





PRELIMINARY PLAN **UNDER COUNTY REVIEW**  NOTE: FIREPLACE WHERE SHOWN ON THE FLOOR PLANS ARE ELECTRONIC DEVISES THAT DO NOT REQUIRE VENTILATION, AND CHIMNEYS, WHERE SHOWN ARE



WILLIAM A. STEEN &

ASSOCIATES

CIVIL

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