

PLAN 2C - SQUARE FOOTAGE	
FIRST FLOOR	2017 SQ. FT.
SECOND FLOOR	2653 SQ. FT.
TOTAL LIVING	4670 SQ. FT.
PORCH	141 SQ. FT.
GARAGE	831 SQ. FT.
CALIFORNIA ROOM	238 SQ. FT.
DECK	42 SQ. FT.
JULIET BALCONY	19 SQ. FT.

FIRST FLOOR PLAN

SCALE: 1/4"=1'-0"



Architecture + Planning
17911 Von Karman Ave.
Suite 200
Irvine, CA 92614
ktgy.com
949.851.2133

KTGY Project No: 2023-0281

Project Contact: Joe Figueras
Email: jfigueras@ktgy.com

Principal: Alan Scales
Project Designer: JZMK Partners

Developer



PLANET HOME LIVING
1451 QUAIL STREET, SUITE 204

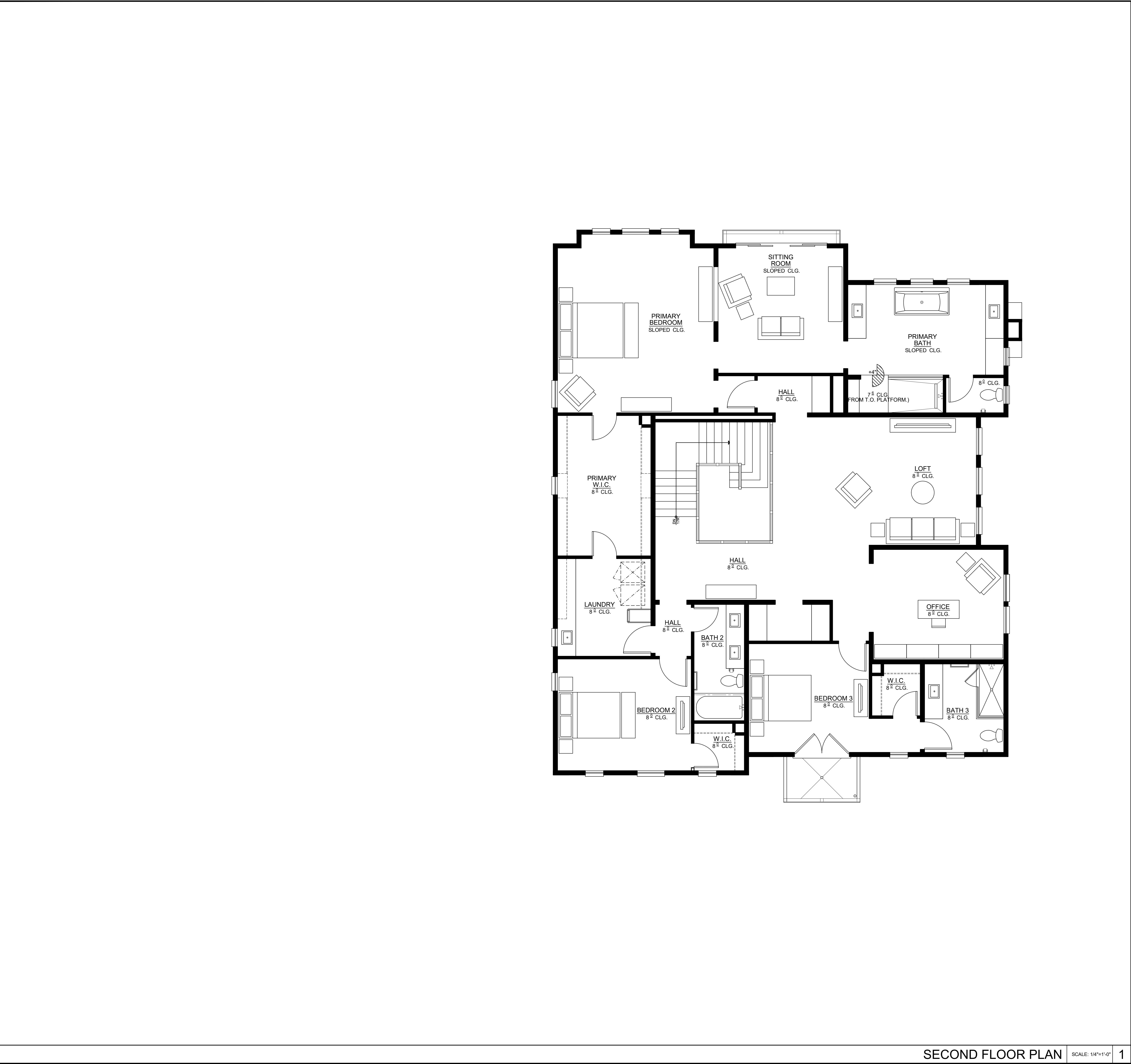
NEWPORT BEACH, CA
PHONE NO. 949.208.7248
FAX NO. ----

OCEAN KNOLL

ENCINITAS, CA

It is the client's responsibility prior to or during construction to notify the architect in writing of any perceived errors or omissions in the plans and specifications of which a contractor thoroughly knowledgeable with the building code and methods of construction should reasonably be aware. Written instructions addressing such perceived errors or omissions shall be received from the architect prior to the client or client's subcontractors proceeding with the work. The client will be responsible for any defects in construction if these procedures are not followed.

PLAN 2C FIRST FLOOR
PLAN 816 OCEAN
KNOLL CT. (LOT 5)



SEE SHEET A2-51 FOR
SQUARE FOOTAGE
CALCULATIONS



Architecture + Planning
17911 Von Karman Ave.
Suite 200
Irvine, CA 92614
ktgy.com
949.851.2133

KTGY Project No: 2023-0281

Project Contact: Joe Figueras
Email: jfigueras@ktgy.com

Principal: Alan Scales
Project Designer: JZMK Partners

Developer



PLANET HOME LIVING
1451 QUAIL STREET, SUITE 204

NEWPORT BEACH, CA
PHONE NO. 949.208.7248
FAX NO. ----

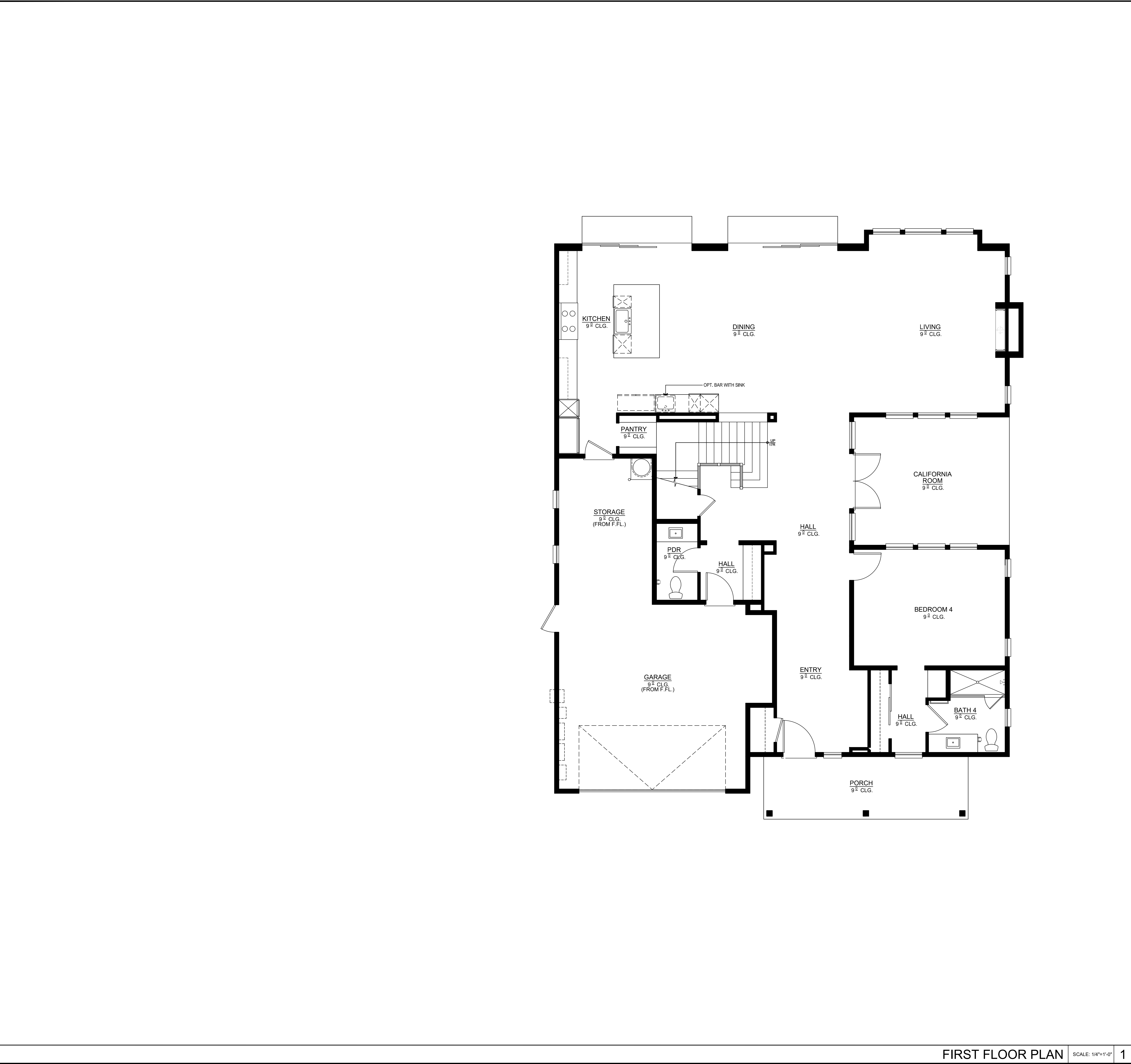
OCEAN KNOLL

ENCINITAS, CA

It is the client's responsibility prior to or during construction to notify the architect in writing of any proposed errors or omissions in the plans and specifications of which a contractor thoroughly knowledgeable with the building code and methods of construction should reasonably be aware. Written instructions addressing such proposed errors or omissions shall be received from the architect prior to the client or client's subcontractors proceeding with the work. The client will be responsible for any defects in construction if these procedures are not followed.

PLAN 2C SECOND
FLOOR PLAN 816
OCEAN KNOLL CT. (LOT
5)

A2-52



FIRST FLOOR PLAN

SCALE: 1/4"=1'-0"

1

PLAN 2C - SQUARE FOOTAGE	
FIRST FLOOR	2017 SQ. FT.
SECOND FLOOR	2653 SQ. FT.
TOTAL LIVING	4670 SQ. FT.
PORCH	141 SQ. FT.
GARAGE	831 SQ. FT.
CALIFORNIA ROOM	238 SQ. FT.
DECK	42 SQ. FT.
JULIET BALCONY	19 SQ. FT.

COPYRIGHT ©



Architecture + Planning
17911 Von Karman Ave.
Suite 200
Irvine, CA 92614
ktgy.com
949.851.2133

KTGY Project No: 2023-0281

Project Contact: Joe Figueras
Email: jfigueras@ktgy.com

Principal: Alan Scales
Project Designer: JZMK Partners

Developer



PLANET HOME LIVING
1451 QUAIL STREET, SUITE 204

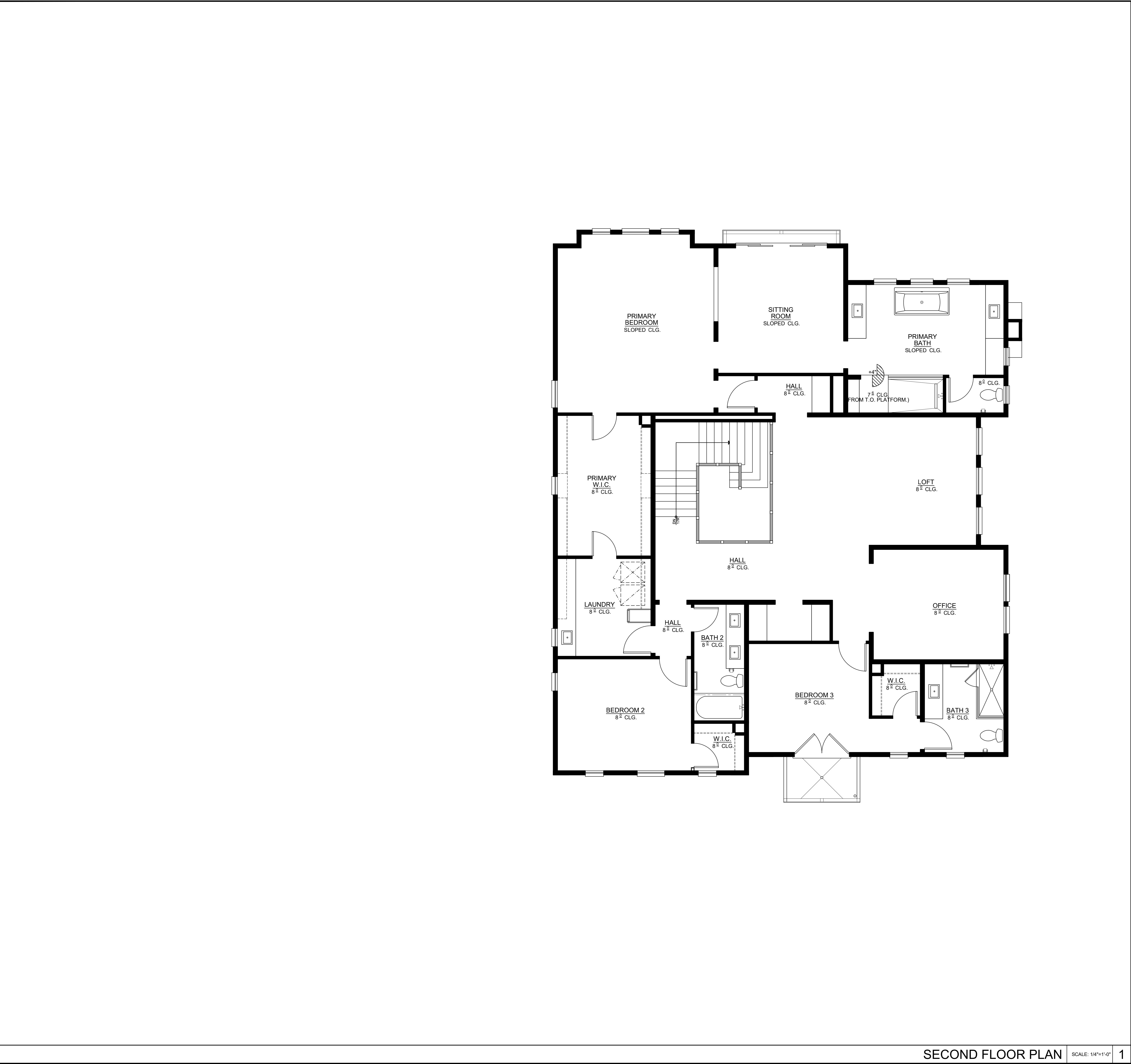
NEWPORT BEACH, CA
PHONE NO. 949.208.7248
FAX NO. ----

OCEAN KNOLL

ENCINITAS, CA

It is the clients responsibility prior to or during construction to notify the architect in writing of any potential errors or omissions in the plans and specifications of which a contractor thoroughly knowledgeable with the building codes and methods of construction should reasonably be aware. Written instructions addressing such potential errors or omissions shall be received from the architect prior to the client or clients subcontractors proceeding with the work. The client will be responsible for any defects in construction if these procedures are not followed.

PLAN 2C FIRST FLOOR
PLAN 816 OCEAN
KNOLL CT. (LOT 5)



ktgy

Architecture + Planning
17911 Von Karman Ave.
Suite 200
Irvine, CA 92614
ktgy.com
949.851.2133

KTGY Project No: 2023-0281

Project Contact:

Joe Figueras

Email:

jfigueras@ktgy.com


Principal:

Alan Scales

Project Designer:

JZMK Partners

Developer



PLANET HOME LIVING
1451 QUAIL STREET, SUITE 204

NEWPORT BEACH, CA
PHONE NO. 949.208.7248
FAX NO. ----

OCEAN KNOLL

ENCINITAS, CA

It is the client's responsibility prior to or during construction to notify the architect in writing of any perceived errors or omissions in the plans and specifications of which a contractor thoroughly knowledgeable with the building code and methods of construction should reasonably be aware. Written instructions addressing such perceived errors or omissions shall be received from the architect prior to the client or client's subcontractors proceeding with the work. The client will be responsible for any defects in construction if these procedures are not followed.

PLAN 2C SECOND
FLOOR PLAN 816
OCEAN KNOLL CT. (LOT
5)

A2-52