

**B.C. LAND SURVEYOR'S CERTIFICATE OF LOCATION ON:  
 LOT 3, SECTION 4, RANGE 4, WELLINGTON DISTRICT, PLAN 19541.**

Scale 1:400



ALL DISTANCES AND ELEVATIONS ARE IN METRES AND DECIMALS THEREOF, UNLESS OTHERWISE NOTED.

LOT DIMENSIONS ARE DERIVED FROM REGISTERED PLANS.

CIVIC ADDRESS: 5282 SOMERSET DRIVE, NANAIMO

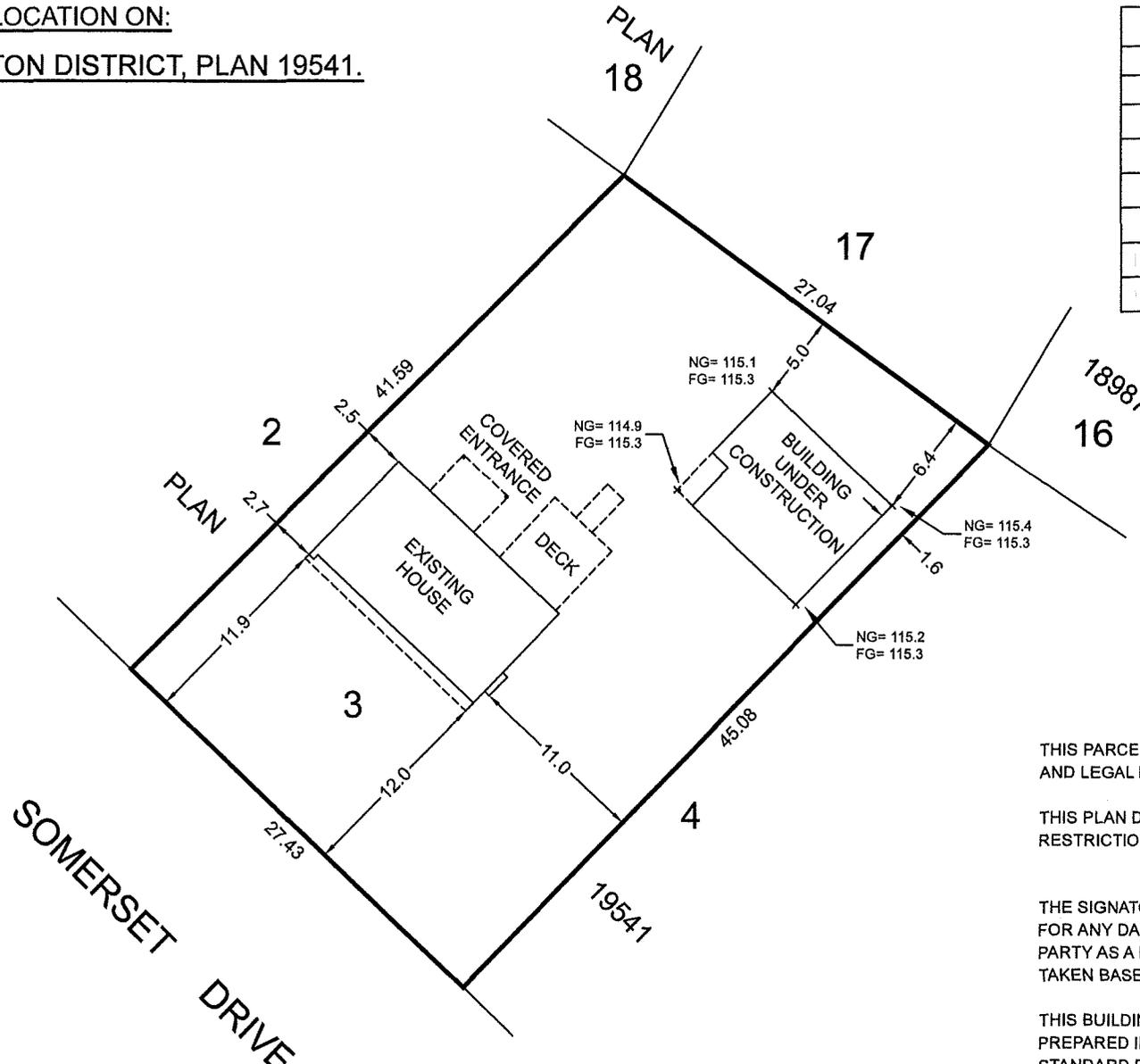
PID: 003-729-869 ZONING: R-1.

ELEVATION DATUM IS DERIVED FROM OBSERVATION TO GEODETIC MONUMENT 79H9164. MONUMENT ELEVATION = 116.52.

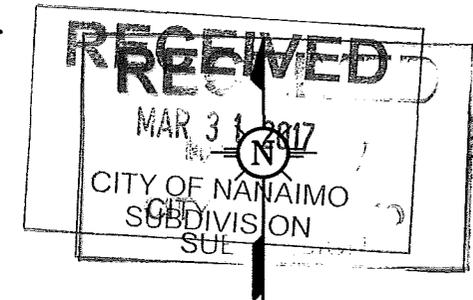
FG 115.3 DENOTES TYPICAL SPOT ELEVATION OF PROPOSED FINISHED GRADE (FG) IN CONFORMANCE WITH THE CITY OF NANAIMO ZONING BYLAW.

NG 114.9 DENOTES TYPICAL SPOT ELEVATION OF NATURAL GRADE (NG) IN CONFORMANCE WITH THE CITY OF NANAIMO ZONING BYLAW.

THIS PLAN PURPORTS TO POSITION ONLY THE ACTUAL AND/OR PROPOSED IMPROVEMENT(S) SHOWN RELATIVE TO ONLY THE BOUNDARIES SHOWN OF OR APPURTENANT TO THE ABOVE DESCRIBED PARCEL(S). THIS PLAN PROVIDES NO WARRANTY OR REPRESENTATION WHATSOEVER WITH RESPECT TO THE LOCATION OF ANY OTHER ACTUAL OR PROPOSED IMPROVEMENT(S) RELATIVE TO ANY BOUNDARY OF OR APPURTENANT TO THE ABOVE DESCRIBED PARCEL(S). THIS PLAN IS NOT TO BE USED TO RE-ESTABLISH BOUNDARY LINES.



MAXIMUM HOUSE HEIGHT CALCULATION	
MEAN FG	115.30
MEAN NG	115.15
MAX HEIGHT PER BYLAW	7.0
MAXIMUM ROOF PEAK	122.15
SUB FLOOR ELEVATION	115.50
HEIGHT TO PEAK	7.07
ROOF PEAK ELEVATION	122.57
REQUESTED VARIANCE	0.42



THIS PARCEL MAY BE SUBJECT TO REGISTERED CHARGES, INTERESTS AND LEGAL NOTATIONS AS SHOWN ON TITLE NO: CA4297500.

THIS PLAN DOES NOT PURPORT TO VERIFY COMPLIANCE WITH THE RESTRICTIONS THEREIN.

THE SIGNATORY ACCEPTS NO RESPONSIBILITY OR LIABILITY FOR ANY DAMAGES THAT MAY BE SUFFERED BY A THIRD PARTY AS A RESULT OF ANY DECISIONS MADE, OR ACTIONS TAKEN BASED ON THIS DOCUMENT.

THIS BUILDING LOCATION CERTIFICATE HAS BEEN PREPARED IN ACCORDANCE WITH THE MANUAL OF STANDARD PRACTICE AND IS CERTIFIED CORRECT THIS DATE OF : MARCH 29, 2016.

*André McNicoll*  
 ANDRÉ MCNICOLL B.C.L.S.  
 THIS DOCUMENT IS INVALID UNLESS SIGNED AND SEALED.

**Harbour City Land Surveying Ltd.**  
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 NANAIMO BC V9S 5H2  
 PHONE: 250-758-4180

DRAWING: 16055-VARIANCE.DWG  
 LAYOUT: 1