

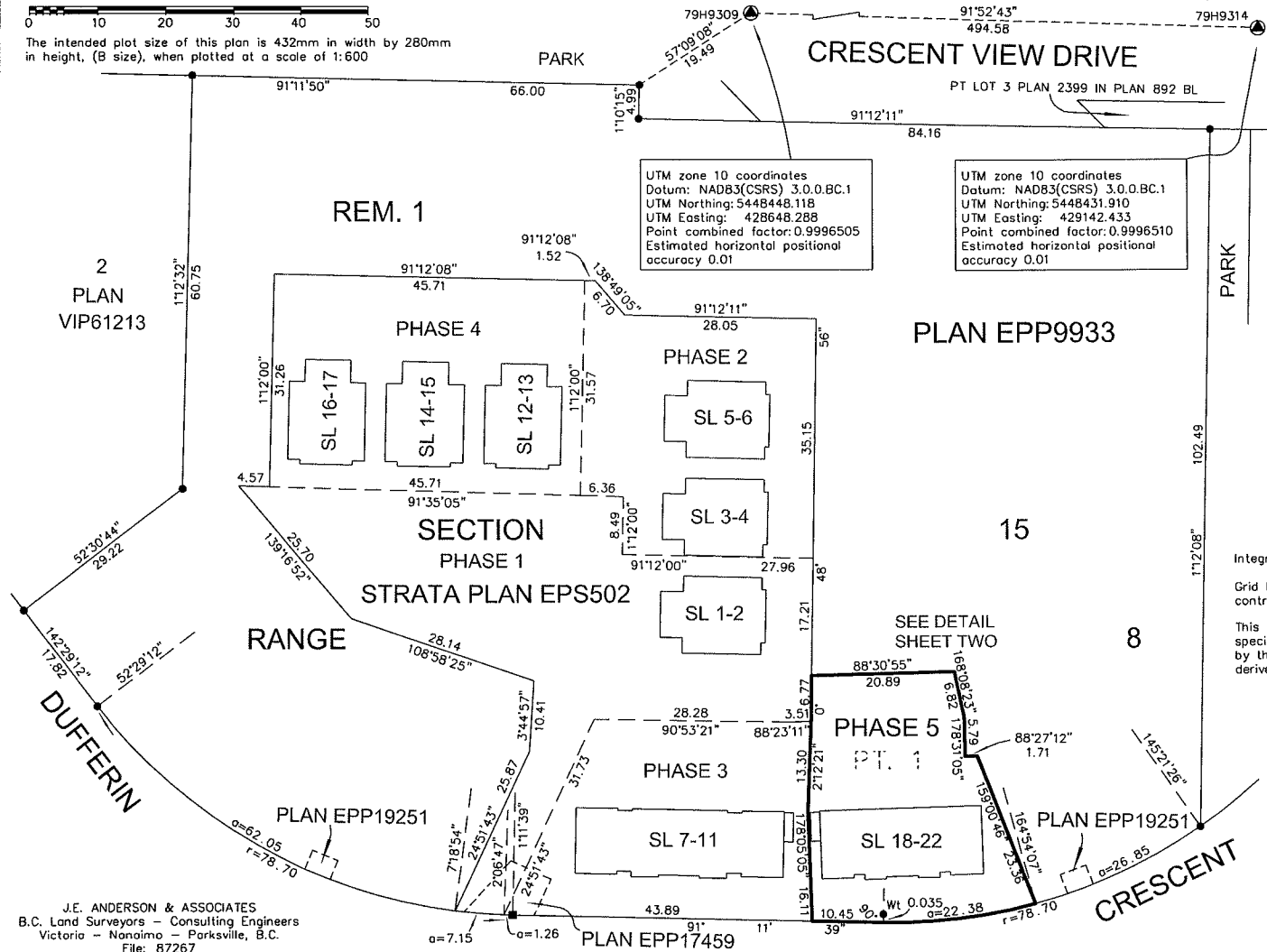
PHASED STRATA PLAN OF PART OF LOT 1 SECTION 15 RANGE 8 MOUNTAIN DISTRICT PLAN EPP9933, EXCEPT STRATA PLAN EPS502, PHASE 1,2,3 AND 4  
BCGS 92G. 011

Sheet 1 of 5 Sheets

PHASE FIVE  
STRATA PLAN EPS502



The intended plot size of this plan is 432mm in width by 280mm in height, (B size), when plotted at a scale of 1:600



UTM zone 10 coordinates  
Datum: NAD83(CSRs) 3.0.0.BC.1  
UTM Northing: 5448448.118  
UTM Easting: 428648.288  
Point combined factor: 0.9996505  
Estimated horizontal positional accuracy 0.01

UTM zone 10 coordinates  
Datum: NAD83(CSRs) 3.0.0.BC.1  
UTM Northing: 5448431.910  
UTM Easting: 429142.433  
Point combined factor: 0.9996510  
Estimated horizontal positional accuracy 0.01

LEGEND

- Standard Lead Plug found
- Standard Iron Post found
- ⊙ Standard Control Monument found

All distances shown are in metres.

Integrated Survey Area No. 20, Nanaimo, NAD83 (CSRS) 3.0.0.BC.1

Grid bearings are derived from observations between control monuments 79H9309 and 79H9314.

This plan shows horizontal ground-level distances unless otherwise specified. To compute grid distances, multiply ground-level distances by the average combined factor of 0.9996522 which has been derived from control monuments 79H9309 and 79H9314.

This plan shows one or more witness posts which are not set on the true corner(s)

Civic Address:  
1720 Dufferin Crescent, Nanaimo, B.C.

This Plan is phase 5 of an 14 phase Strata Plan under Section 224 of the Strata Property Act lying within the jurisdiction of the Approving Officer for the City of Nanaimo

This plan lies within the City of Nanaimo and the Regional District of Nanaimo

The field survey represented by this plan was completed on the 28th day of July, 2015.

D.G. Wallace, B.C.L.S. 590

J.E. ANDERSON & ASSOCIATES  
B.C. Land Surveyors - Consulting Engineers  
Victoria - Nanaimo - Parksville, B.C.  
File: 87267

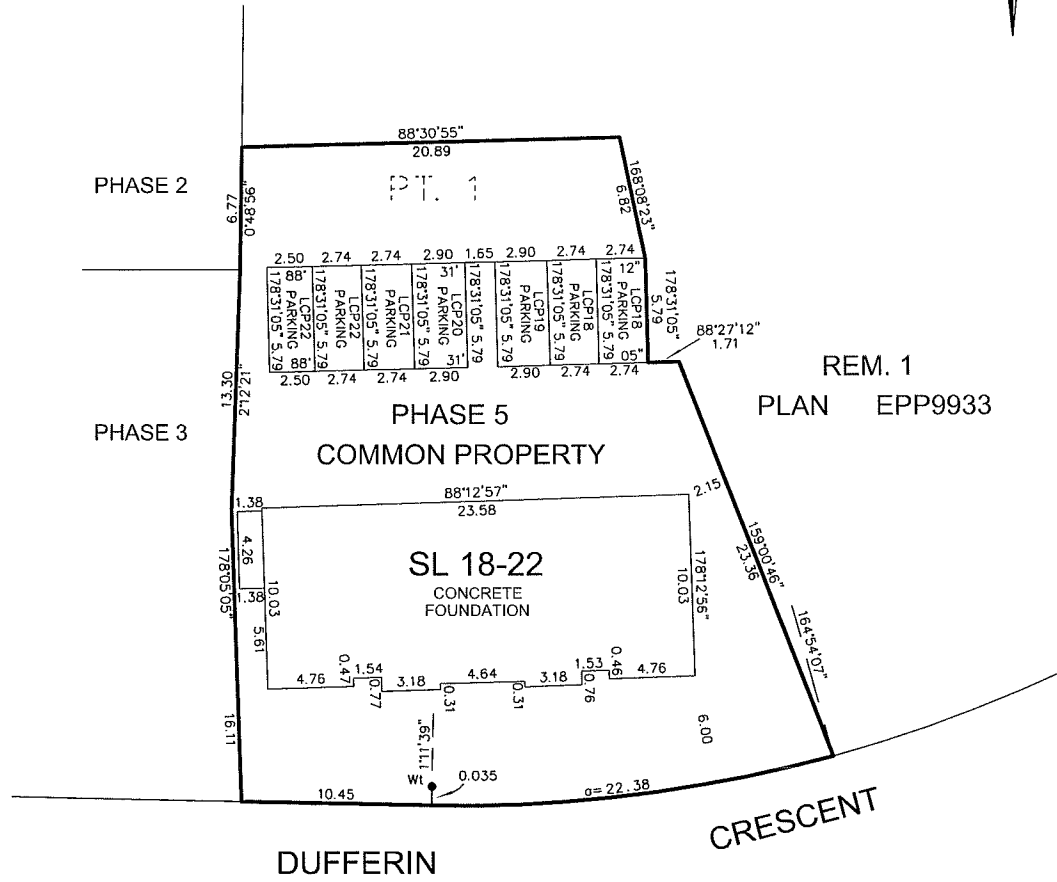
# STRATA LOTS 18 TO 22 FOUNDATION AND PARKING DETAIL

Sheet 2 of 5 Sheets

## PHASE FIVE STRATA PLAN EPS502



The intended plot size of this plan is 432mm in width by 280mm in height, B size, when plotted at a scale of 1:250



LCP denotes Limited Common Property  
SL denotes Strata Lot  
PT denotes part

The buildings shown hereon are within the external boundaries of the land that is the subject of this Strata Plan.

The buildings included within this Strata Plan have not been previously occupied

Unless otherwise noted, all building corners deflect by multiples of 90° from the given reference bearing

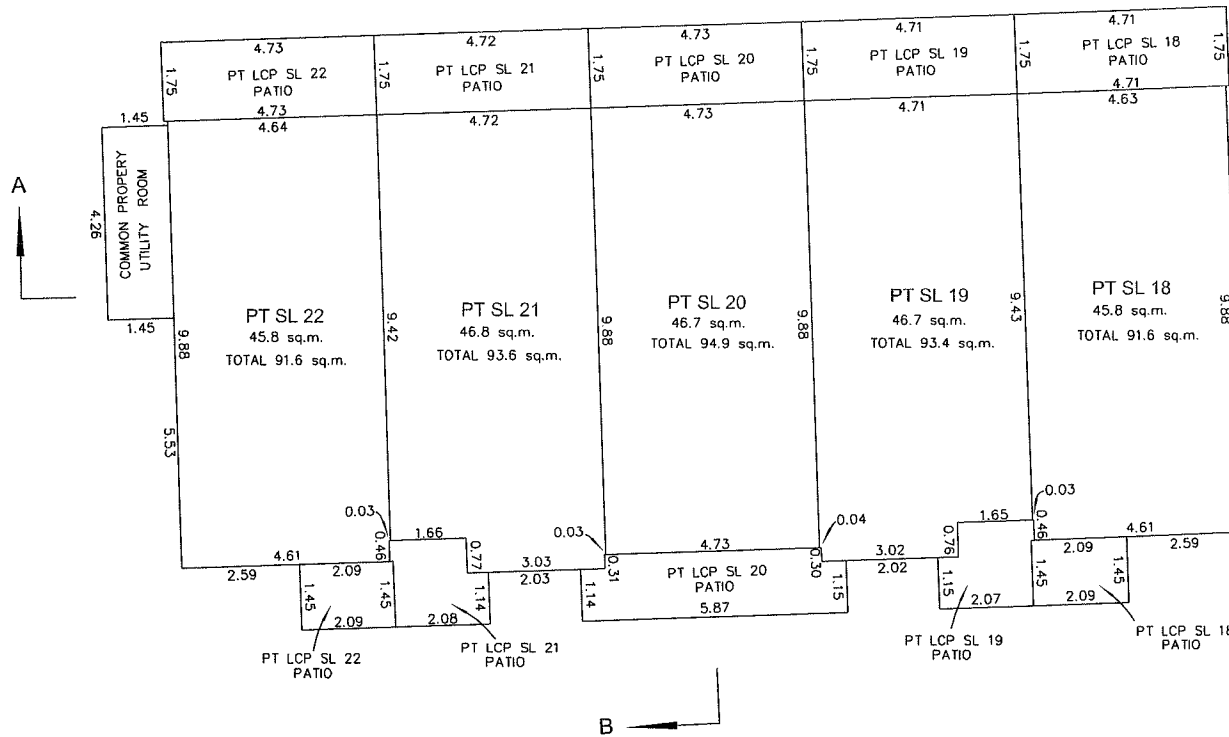
Offsets shown are to the exterior face of concrete foundation

# STRATA LOTS 18-22, FIRST FLOOR

Sheet 3 of 5 Sheets  
**PHASE FIVE**  
**STRATA PLAN EPS502**



The intended plot size of this plan is 432mm in width by 280mm in height, B size, when plotted at a scale of 1:100



All dimensions and areas are measured to the centreline of walls, except decks and patios, which are measured to the exterior of walls

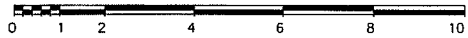
The height of the strata unit is defined by the centreline of the floor above, or where there is no floor above, the height is defined by the centreline of the roof

Decks and patios are defined as to height by the centreline of the floor above, or where there is no floor above, by the average height of the strata lot within

# STRATA LOTS 18-22, SECOND FLOOR

Sheet 4 of 5 Sheets

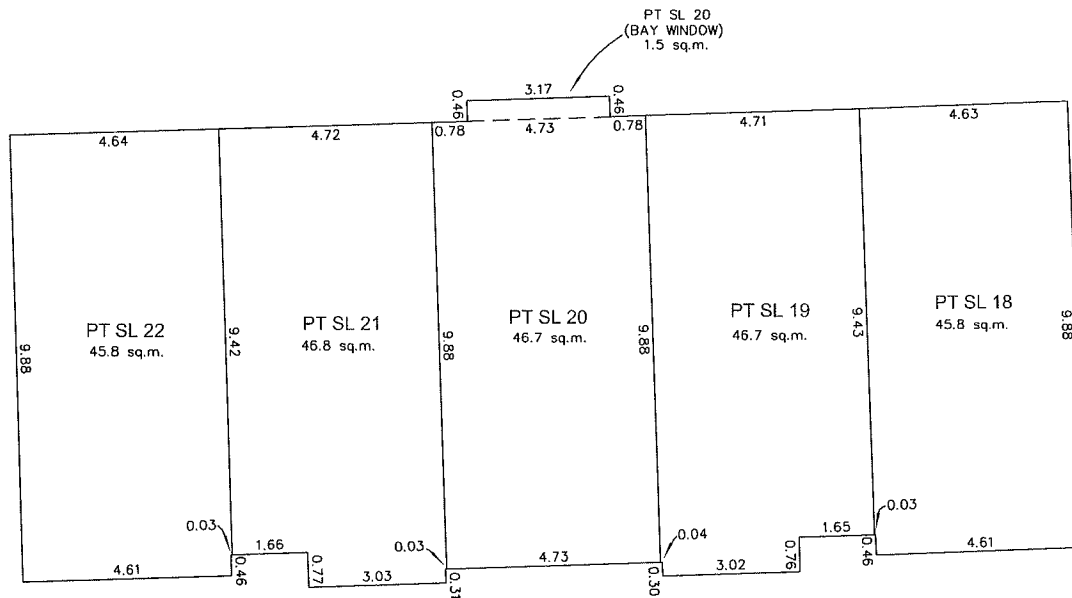
## PHASE FIVE STRATA PLAN EPS502



The intended plot size of this plan is 432mm in width by 280mm in height, B size, when plotted at a scale of 1:100



A'



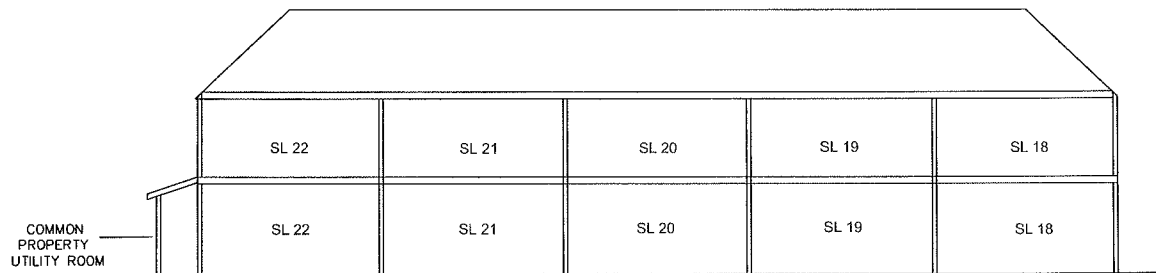
All dimensions and areas are measured to the centreline of walls, except decks and patios, which are measured to the exterior of walls

The height of the strata unit is defined by the centreline of the floor above, or where there is no floor above, the height is defined by the centreline of the roof

Decks and patios are defined as to height by the centreline of the floor above, or where there is no floor above, by the average height of the strata lot within

STRATA LOTS 18 TO 22, SECTIONS

Sheet 5 of 5 Sheets  
PHASE FIVE  
STRATA PLAN EPS502

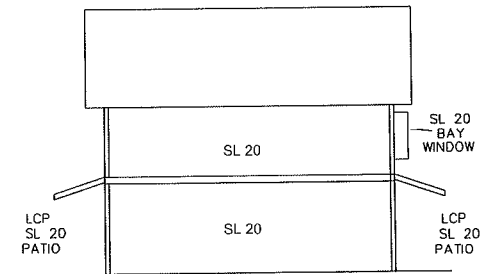


SECTION A - A'

ROOF  
COMMON  
PROPERTY

SECOND  
FLOOR

FIRST  
FLOOR



SECTION B - B'