

PROJECT: SANDSTONE DEVELOPMENT AREA 6
1750 RAJEENA WAY

LEGAL: PART OF LOT 1, SECTIONS 2 & 3,
NANAIMO DISTRICT, PLAN EPP19870

CLIENT: SEACLIFF PROPERTIES

DRAWING: PROPOSED SUBDIVISION CONCEPT (PH 1)

NOTES:
DISTANCES AND ELEVATIONS ARE IN METRES. ELEVATIONS ARE GEODETIC REFERENCED TO CANADIAN GEODETIC VERTICAL DATUM 1987 (CGVD87) DERIVED FROM INTEGRATED SURVEY CONTROL MONUMENTS. THIS PLAN PURPORTS TO POSITION ONLY THE ACTUAL AND / OR PROPOSED IMPROVEMENTS SHOWN RELATIVE TO ONLY THE BOUNDARIES SHOWN OF OR APPURTENANT TO THE SUBJECT PARCELS. THIS PLAN PROVIDES NO WARRANTY OR REPRESENTATION WHATSOEVER WITH RESPECT TO THE LOCATION OF ANY OTHER ACTUAL OR PROPOSED IMPROVEMENTS RELATIVE TO ANY BOUNDARY OF OR APPURTENANT TO THE SUBJECT PARCELS.

CONTOUR INTERVAL IS 1m. CONTOURS ARE PROVIDED BY NEWCASTLE ENGINEERING.

PROPOSED LOT ALIGNMENT AND AREA ARE PRELIMINARY AND SUBJECT TO CHANGE. EXISTING LOT BOUNDARIES ARE DERIVED FROM FIELD SURVEYS.

THIS PARCEL MAY BE SUBJECT TO REGISTERED CHARGES & PERMITS:
- STATUTORY RIGHT OF WAY: K98131 & E94251
- CONVEYANCE: C8138986 & C8138982;
- EASEMENT: C8135366.

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

CURRENT LAND USE ZONING: R10 (RESIDENTIAL)
DEVELOPMENT PERMIT AREA: DP1 & DP6

THIS PLAN WAS PREPARED FOR PLANNING PURPOSES AND IS FOR THE EXCLUSIVE USE OF SEACLIFF PROPERTIES.

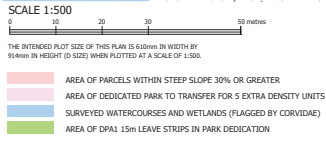
NO.	DATE	REVISION
00	MARCH 25, 2026	FIRST ISSUE

DRAWN: TP

FILE: 26027-1.PLA

BASE PLAN: 16152

WILLIAMSON & ASSOCIATES
PROFESSIONAL SURVEYORS
3088 BARKING ROAD, NANAIMO B.C. V9T 4B5
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ZONING SETBACK NOTES:
FRONT SETBACK: 4.5m
REAR SETBACK: 7.5m
SIDE SETBACK: 1.5m
FLANKING SETBACK: 4.0m

SITE STATISTICS:
TOTAL PARCEL AREA = 4,646 ha.
TOTAL PARK DEDICATION = 2,185 ha. (47% OF PARCEL)
TOTAL PARK DEDICATION (EXCLUDING WETLANDS & SETBACKS) = 0,323 ha. (7% OF TOTAL PARCEL AREA)
TOTAL PROPOSED NEW ROAD DEDICATION = 0,849 ha.

