STRATA PLAN OF LOT 'P'
BLOCKS 1 AND 2 DISTRICT LOT 321 GROUP 1
NEW WESTMINSTER DISTRICT PLAN LMP35940

STRATA PLAN LMS 4274

DEPOSITED AND REGISTERED IN THE LAND TITLE OFFICE AT NEW WESTMINSTER B.C.
OCTOBER 3, 2000

J. Small for Deputy
DEPUTY REGISTRAR

BP237464 - BP237522

CITY OF VANCOUVER
B.C.G.S. 92G.025

0 10 50

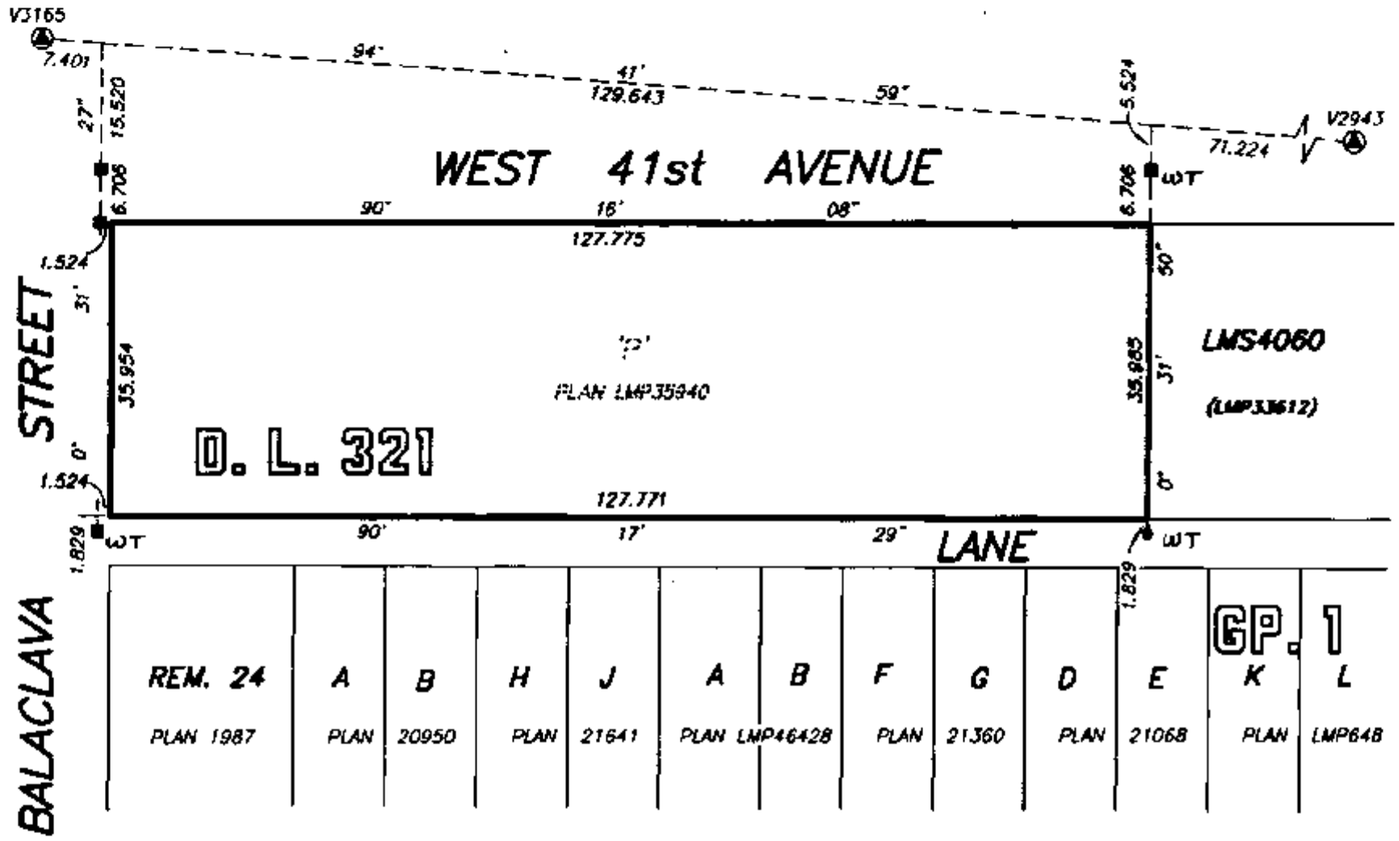
SCALE 1 : 750 DISTANCES ARE METRIC

INTEGRATED SURVEY AREA NO. 31 (VANCOUVER)

THIS PLAN SHOWS GROUND LEVEL MEASURED DISTANCES.
PRIOR TO COMPUTATION OF U.T.M. CO-ORDINATES,
MULTIPLY BY COMBINED FACTOR 0.9995961 NAD83(CSRS)

N W E S

CIVIC ADDRESS:
3088+3188 ~~3088~~ WEST 41st AVENUE
VANCOUVER.B.C.



LEGEND

GRID BEARINGS ARE DERIVED FROM OBSERVATIONS BETWEEN CONTROL MONUMENTS V3165 AND V2943

- ⓐ DENOTES CONTROL MONUMENT
- • DENOTES IRON POST
- ■ DENOTES LEAD PLUG
- SL. DENOTES STRATA LOT
- PT. DENOTES PART
- T DENOTES TOTAL
- m2 DENOTES SQUARED METRES
- Ⓒ DENOTES COMMON PROPERTY
- Ⓟ DENOTES PATIO BEING LIMITED COMMON PROPERTY FOR EXCLUSIVE USE OF ADJOINING STRATA LOT
- Ⓑ DENOTES BALCONY BEING LIMITED COMMON PROPERTY FOR EXCLUSIVE USE OF ADJOINING STRATA LOT
- Ⓔ DENOTES ELECTRICAL ROOM BEING COMMON PROPERTY
- Ⓓ DENOTES DUCT BEING COMMON PROPERTY
- (P-11) DENOTES PATIO BEING LIMITED COMMON PROPERTY FOR EXCLUSIVE USE OF STRATA LOT 11 (TYPICAL)
- (B-21) DENOTES BALCONY BEING LIMITED COMMON PROPERTY FOR EXCLUSIVE USE OF STRATA LOT 21 (TYPICAL)

FORM 5
ENDORSEMENT OF NON OCCUPANCY

I, GRANT BUTLER, A BRITISH COLUMBIA LAND SURVEYOR CERTIFY THAT THE BUILDINGS INCLUDED IN THIS STRATA PLAN HAVE NOT, AS OF SEPTEMBER 14, 2000 BEEN PREVIOUSLY OCCUPIED.

G.B.tl
B.C.L.S.

FORM U
ENDORSEMENT OF SURVEYOR

I, GRANT BUTLER, A BRITISH COLUMBIA LAND SURVEYOR CERTIFY THAT THE BUILDINGS SHOWN ON THIS STRATA PLAN ARE WITHIN THE EXTERNAL BOUNDARIES OF THE LAND THAT IS THE SUBJECT OF THE STRATA PLAN.
DATE: SEPTEMBER 14, 2000

G.B.tl
B.C.L.S.

DYCK & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
102 – 10277 154th STREET
SURREY, B.C. V3R 4J7
TEL: 584-9700 FAX: 589-7447
FILE : 2477
DWG : 2477-S11

THIS PLAN LIES WITHIN THE GREATER VANCOUVER REGIONAL DISTRICT

FILED LMLMS4274 U87722 2006-08-15-11.00.17.228519

STRATA PLAN LMS 4274

STRATA PROPERTY ACT

OWNER:

POLYGON LANESBOROUGH DEVELOPMENT LTD
(INC. No 523332)

Name P.R. GENEST
Authorized Signatory

Name MICHAEL AHDAWN
Authorized Signatory

WITNESS AS TO BOTH SIGNATURES
Name DEANNA YUE

1800 SPYGLASS PLACE
ADDRESS
VANCOUVER, B.C. V5Z 4K8

PROJECT COORDINATOR
OCCUPATION OF WITNESS

MORTGAGEE:

THE BANK OF NOVA SCOTIA

Name
Authorized Signatory

Name
Authorized Signatory

WITNESS AS TO BOTH SIGNATURES
Name D. BAO

650 W. BROADWAY ST.
ADDRESS
VAN. B.C. V5Z 4P6

BANKER
OCCUPATION OF WITNESS

THE CITY OF VANCOUVER, THE REGISTERED OWNER OF THE COVENANT BM101455 HEREBY CONSENT TO THE DEPOSIT OF THIS PLAN.
AUTHORIZED SIGNATURES

MAYOR AUTHORIZED SIGNATORY

CLERK

SEPTEMBER 14, 2000
FILE: 2477-S11

FILED LMLMS4274 U87722 2006-08-15-11.00.17.228519

FILED LMLMS4274 U87722 2006-08-15-11.00.17.228519

STRATA PLAN LMS 4274

SEPTEMBER 14, 2000
FILE: 2477-S12

(FOR CONTINUATION SEE SHEET 4)

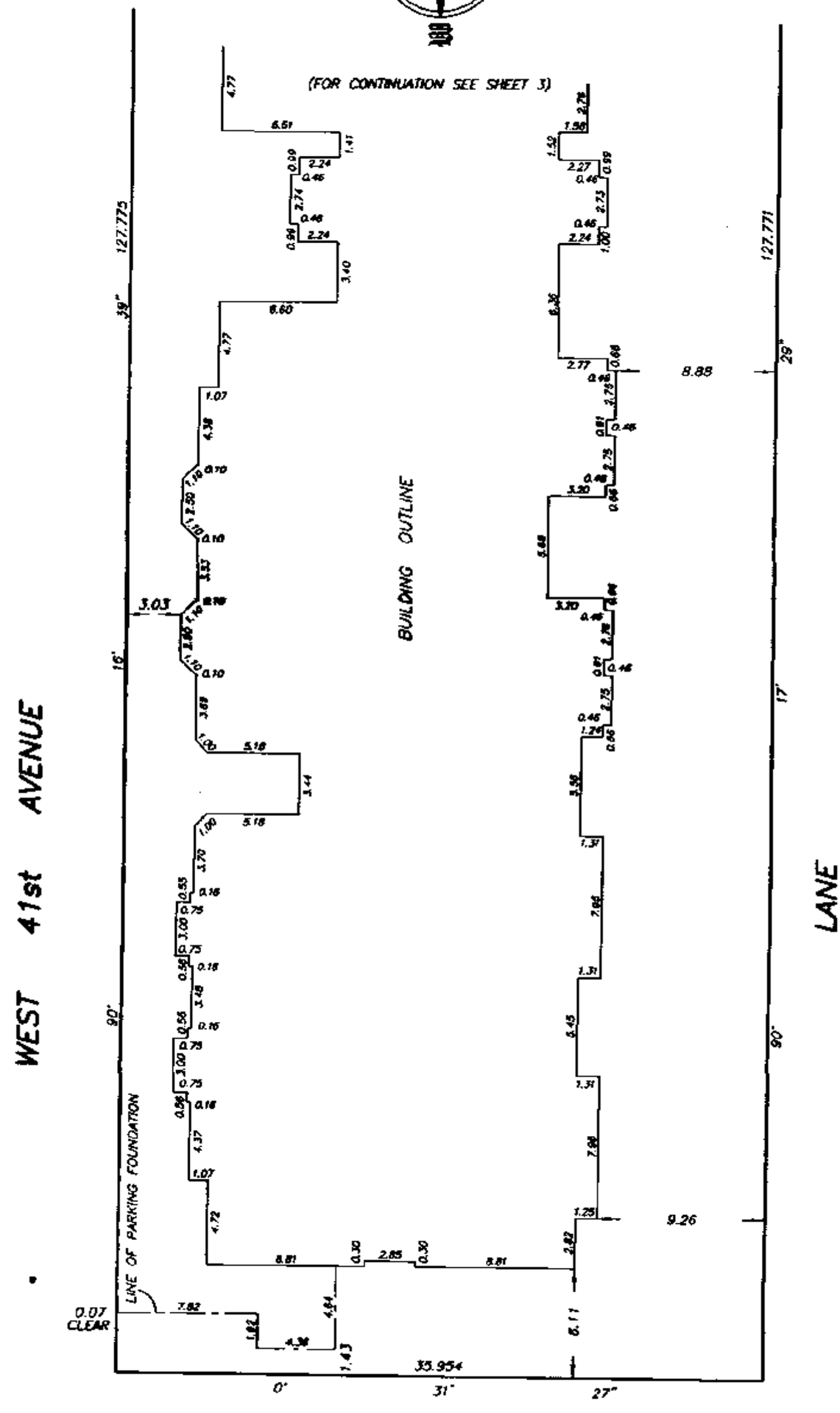
FILED LMLMS4274 U87722 2006-08-15-11.00.17.228519

STRATA PLAN LMS 4274

BUILDING LOCATION
WEST BUILDING

0 5 10 15 20

SCALE 1 : 250 DISTANCES ARE METRIC



SEPTEMBER 14, 2000
FILE: 2477-S12

FLOOR PLANS
EAST BUILDING

0 5 10 15 20

SCALE 1 : 250 DISTANCES ARE METRIC

STRATA PLAN LMS 4274

(FOR CONTINUATION SEE SHEET 7)

EXP. PLAN LMP_____

PARKING ©

ELECTRICAL ©

MECHANICAL ROOM ©

PT. SL.5 54.9 m2 T=110.8 m2

PT. SL.4 53.8 m2 T=111.4 m2

PT. SL.3 54.0 m2 T=111.6 m2

PT. SL.2 53.8 m2 T=111.4 m2

SL.1 71.2 m2

ELEVATOR ©

ELEVATOR MACHINE ROOM ©

LOBBY ©

VESTIBULE ©

STAIRS ©

RECYCLING ©

CORRIDOR ©

A — A'

LOWER LEVEL

(FOR CONTINUATION SEE SHEET 7)

PATIO ©

LIBRARY ©

SL.6 106.0 m2

SL.7 78.5 m2

SL.8 82.5 m2

SL.9 82.3 m2

SL.10 78.6 m2

SL.11 112.4 m2

LOBBY ©

ELEVATOR ©

STAIRS ©

CORRIDOR ©

ACTIVITY ROOM ©

PATIO ©

PT. SL.5 55.9m2

PT. SL.4 57.6m2

PT. SL.3 57.6m2

PT. SL.2 57.6m2

SEE DETAIL A

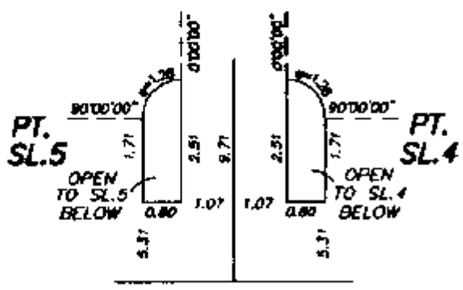
SEE DETAIL B

SL.13 116.5 m2

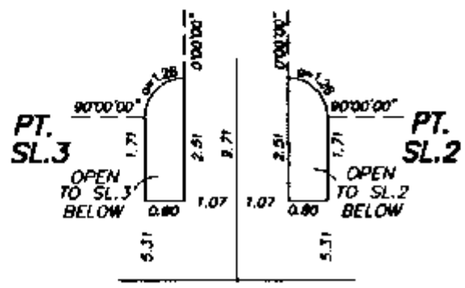
SL.12 115.4 m2

A — A'

FIRST FLOOR



DETAIL A
NOT TO SCALE



DETAIL B
NOT TO SCALE

SEPTEMBER 14, 2000
FILE: 2477-S13

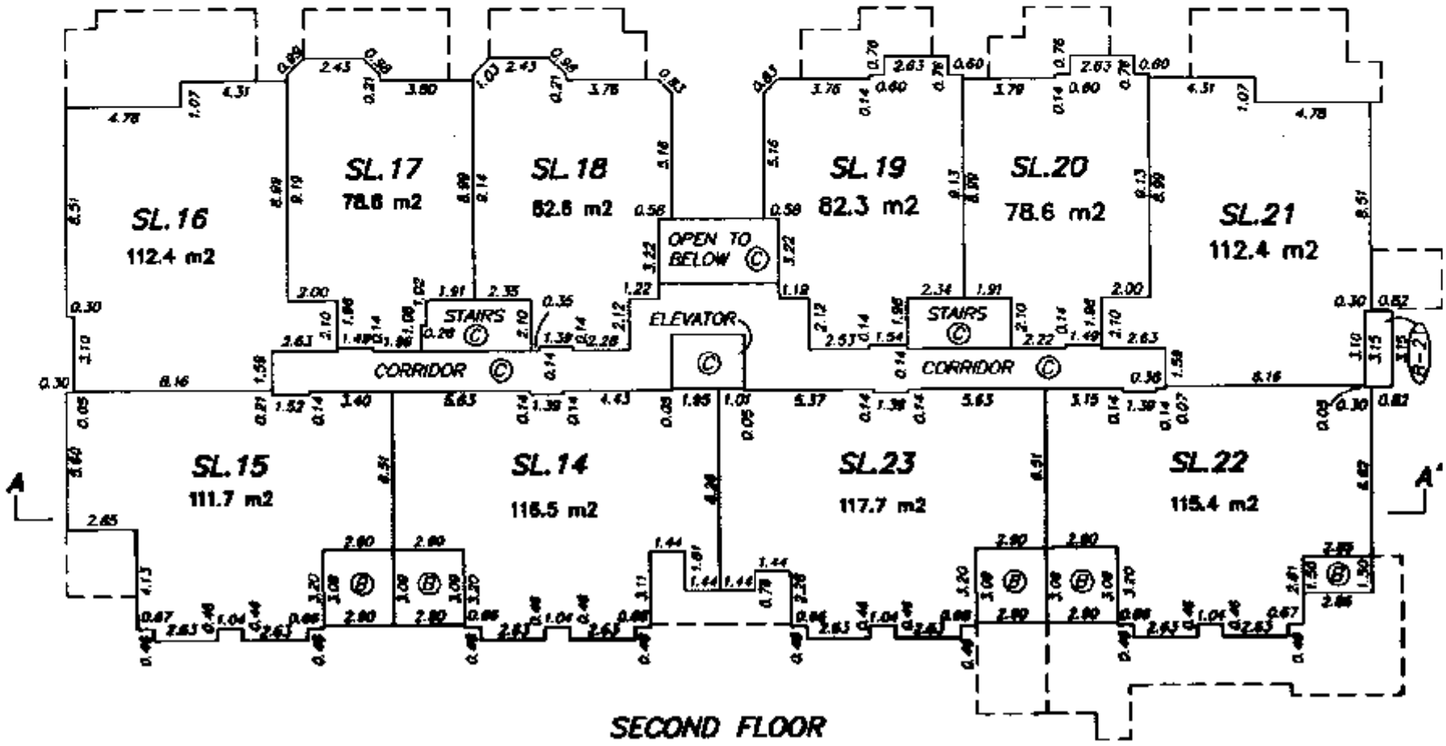
FILED LMLMS4274 U87722 2006-08-15-11.00.17.228519

FLOOR PLANS
EAST BUILDING

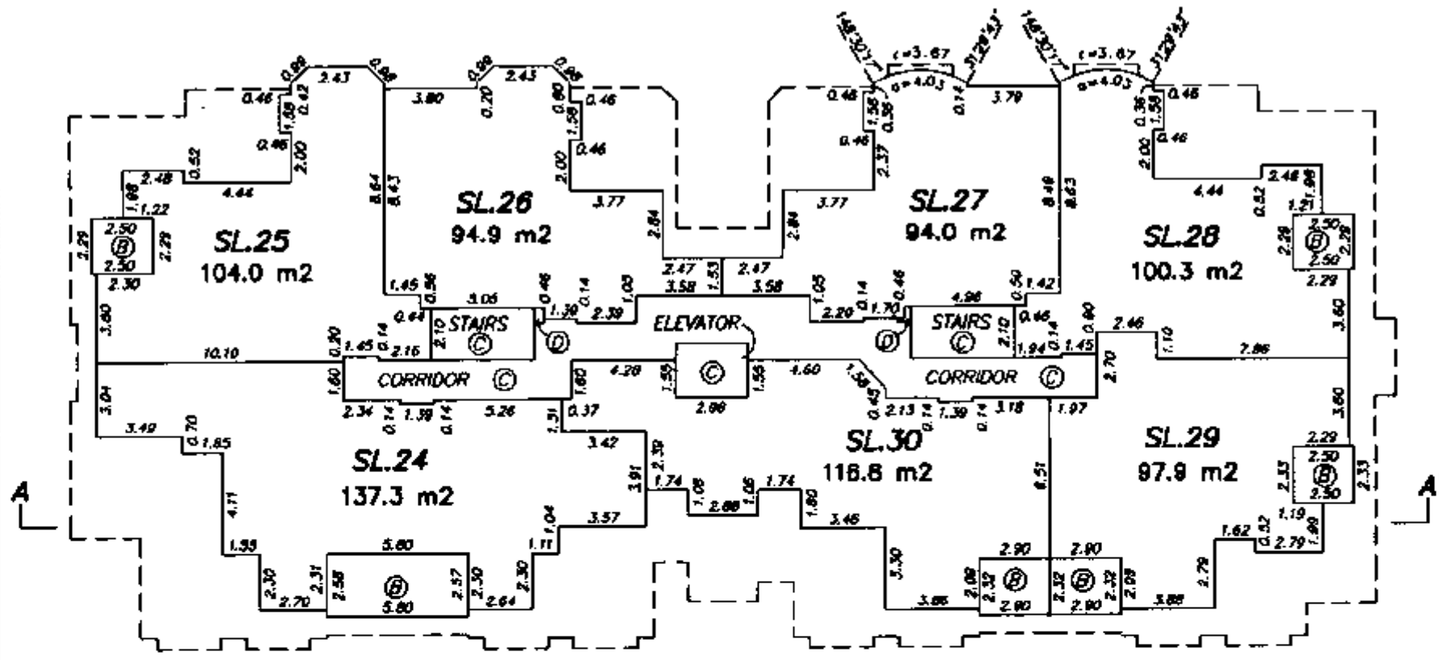
0 5 10 15 20

SCALE 1 : 250 DISTANCES ARE METRIC

STRATA PLAN LMS 4274



SECOND FLOOR



THIRD FLOOR

SEPTEMBER 14, 2000
FILE: 2477-S13

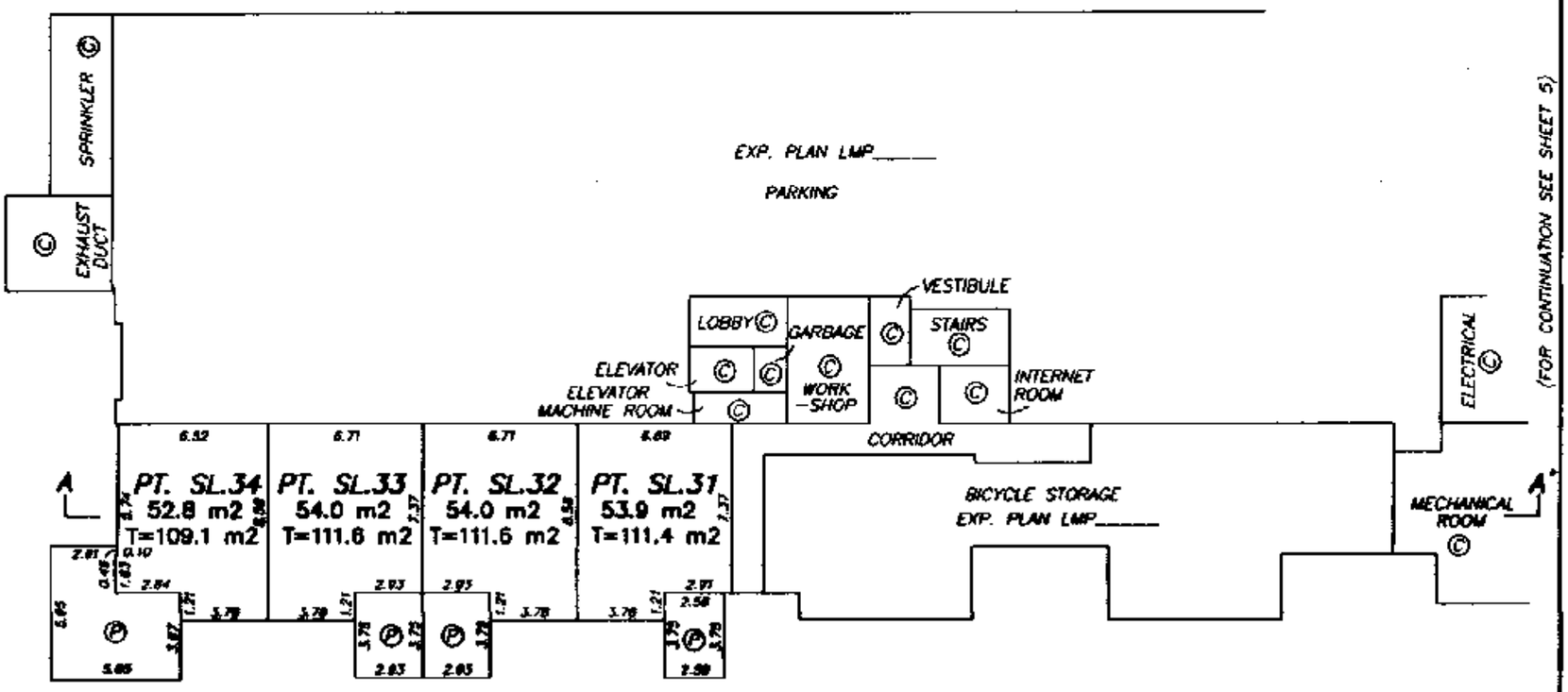
FILED LMLMS4274 U87722 2006-08-15-11.00.17.228519

FLOOR PLANS
WEST BUILDING

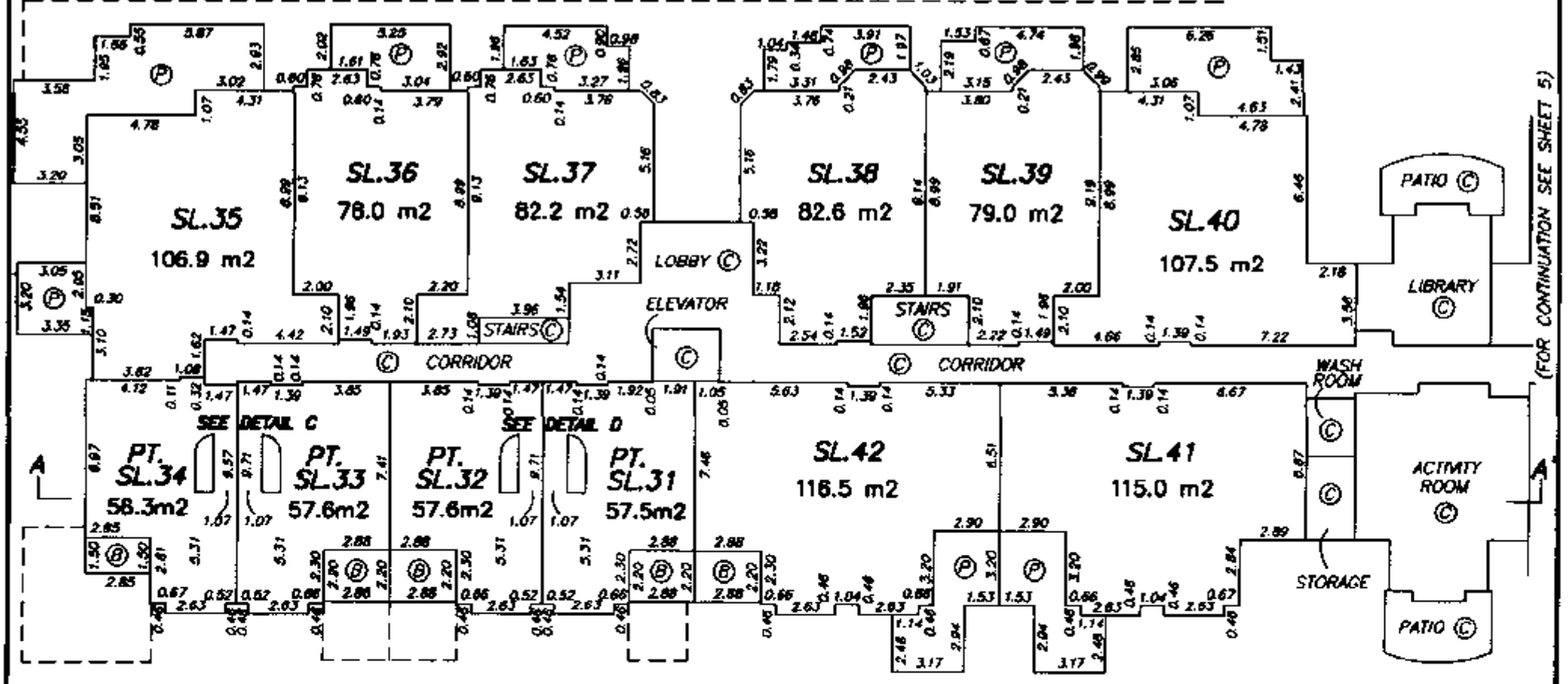
0 5 10 15 20

SCALE 1 : 250 DISTANCES ARE METRIC

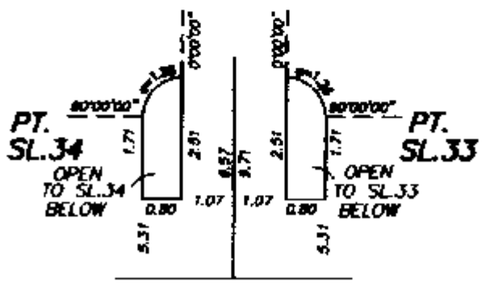
STRATA PLAN LMS 4274



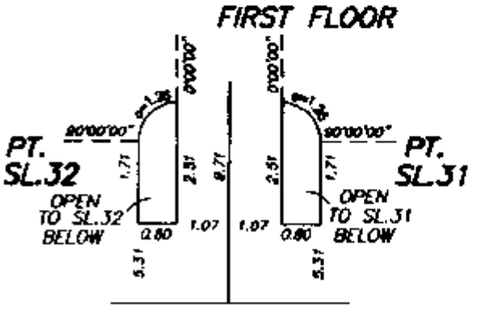
LOWER LEVEL



FIRST FLOOR



DETAIL C
NOT TO SCALE



DETAIL D
NOT TO SCALE

SEPTEMBER 14, 2000
FILE: 2477-S13

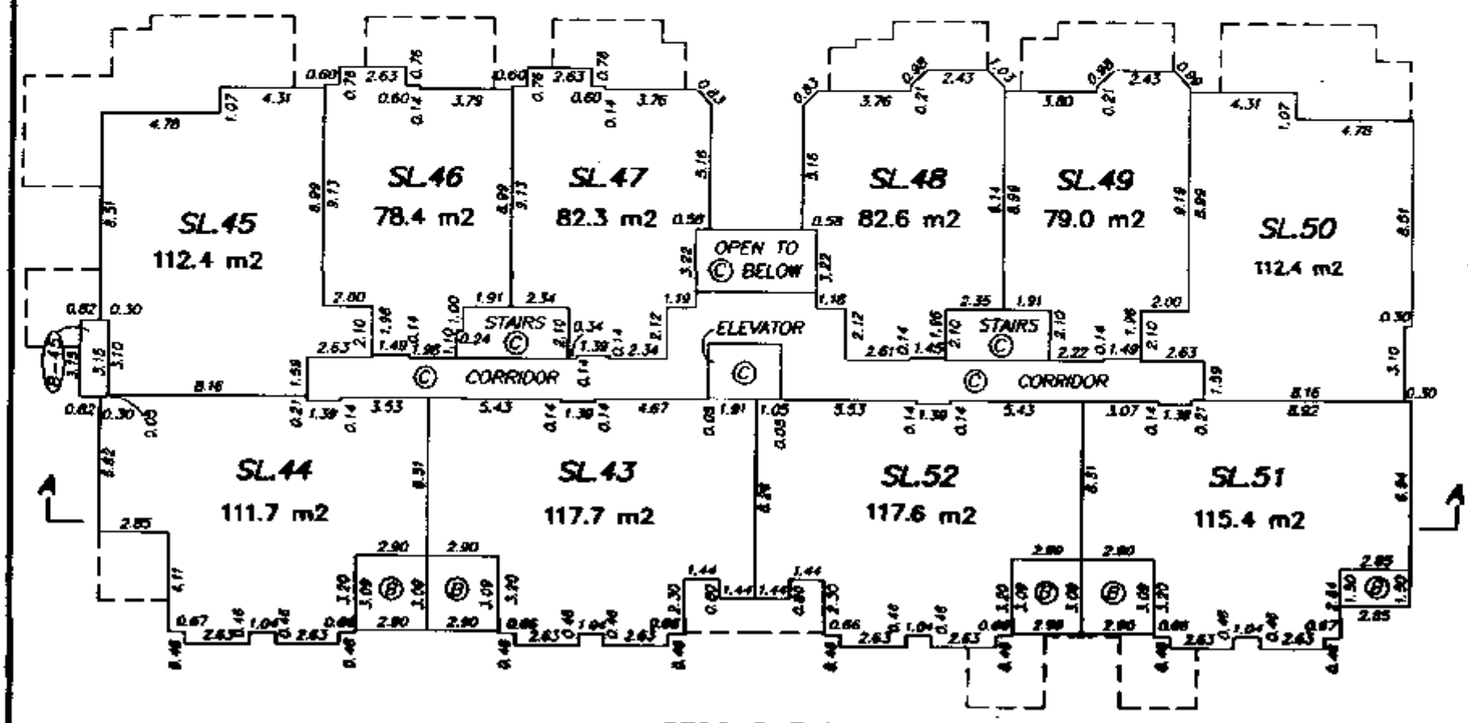
FILED LMLMS4274 U87722 2006-08-15-11.00.17.228519

FLOOR PLANS
WEST BUILDING

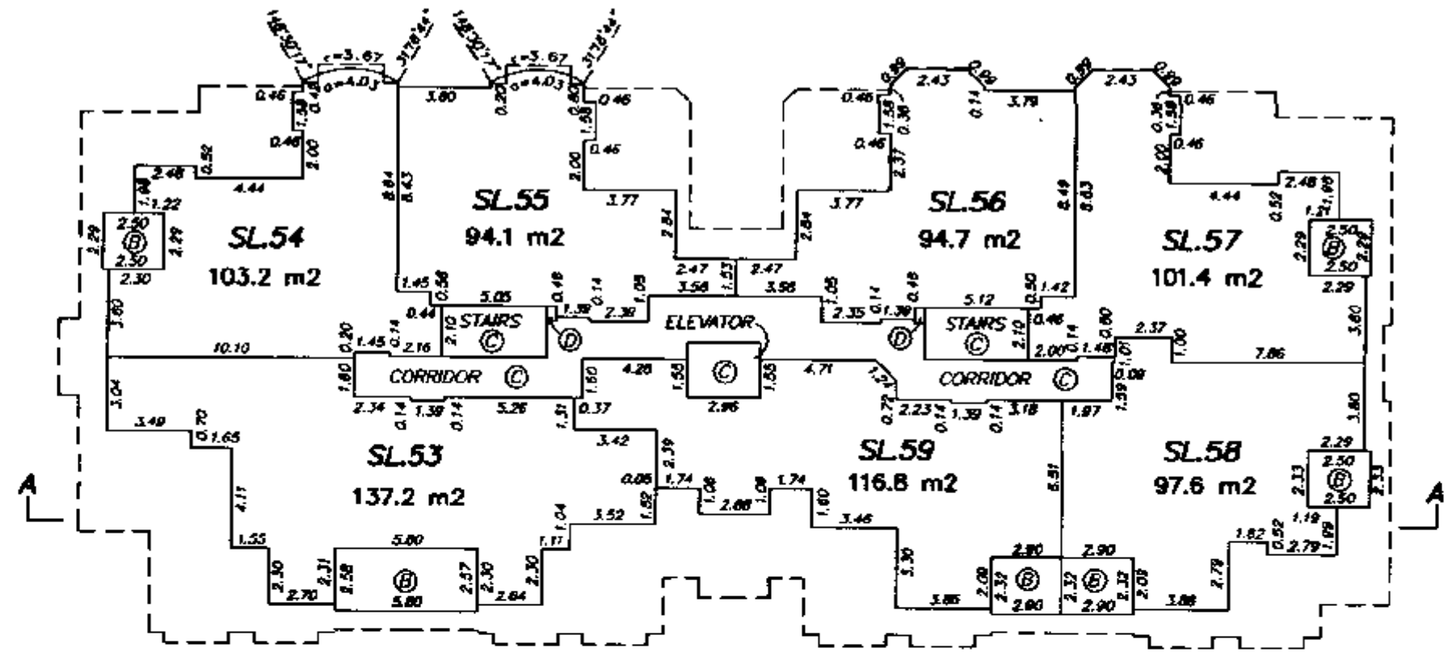
0 5 10 15 20

SCALE 1 : 250 DISTANCES ARE METRIC

STRATA PLAN LMS 4274



SECOND FLOOR



THIRD FLOOR

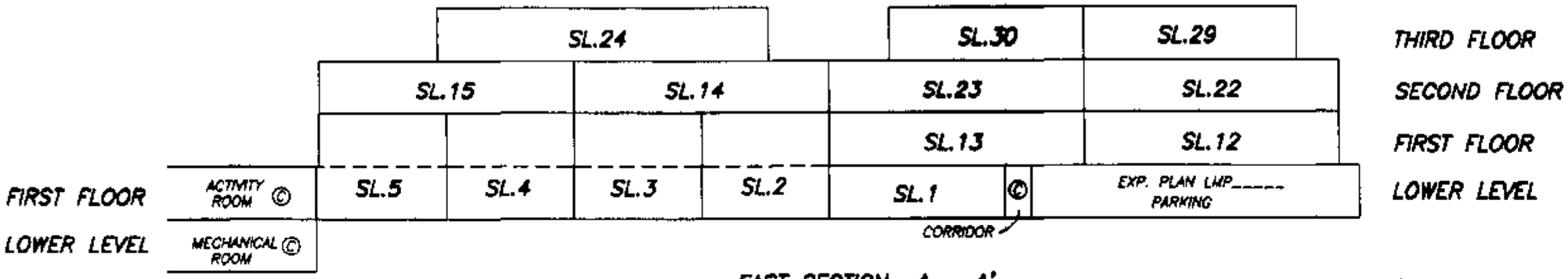
SEPTEMBER 14, 2000
FILE: 2477-S13

FILED LMLMS4274 U87722 2006-08-15-11.00.17.228519

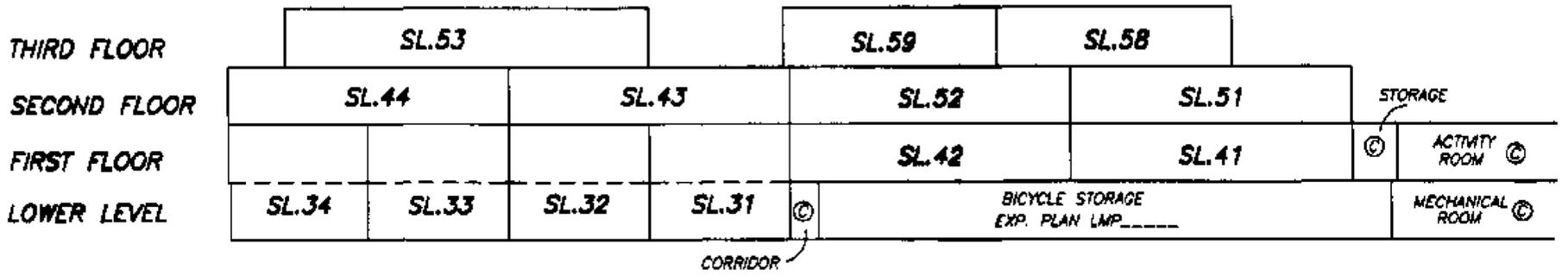
SECTIONS

SCALE 1 : 250 DISTANCES ARE METRIC

0 5 10 15 20



EAST SECTION A – A'



WEST SECTION A – A'

STRATA PLAN LMS 4274

SHEET 9 OF 9 SHEETS

SEPTEMBER 14, 2000
FILE: 2477-S13

B

FILED LMLMS4274 U877222 2006-08-15-11.00.17.228519