

AMENDED STRATA PLAN NW 490  
OF LOT 174 DISTRICT LOT 380  
GROUP ONE PLAN 49201  
NEW WESTMINSTER DISTRICT

AMENDED  
 STRATA PLAN NW 490.

*Deposited and registered in the Land  
 Registry Office of New Westminster, B.C.  
 this 11th day of August 1977.*

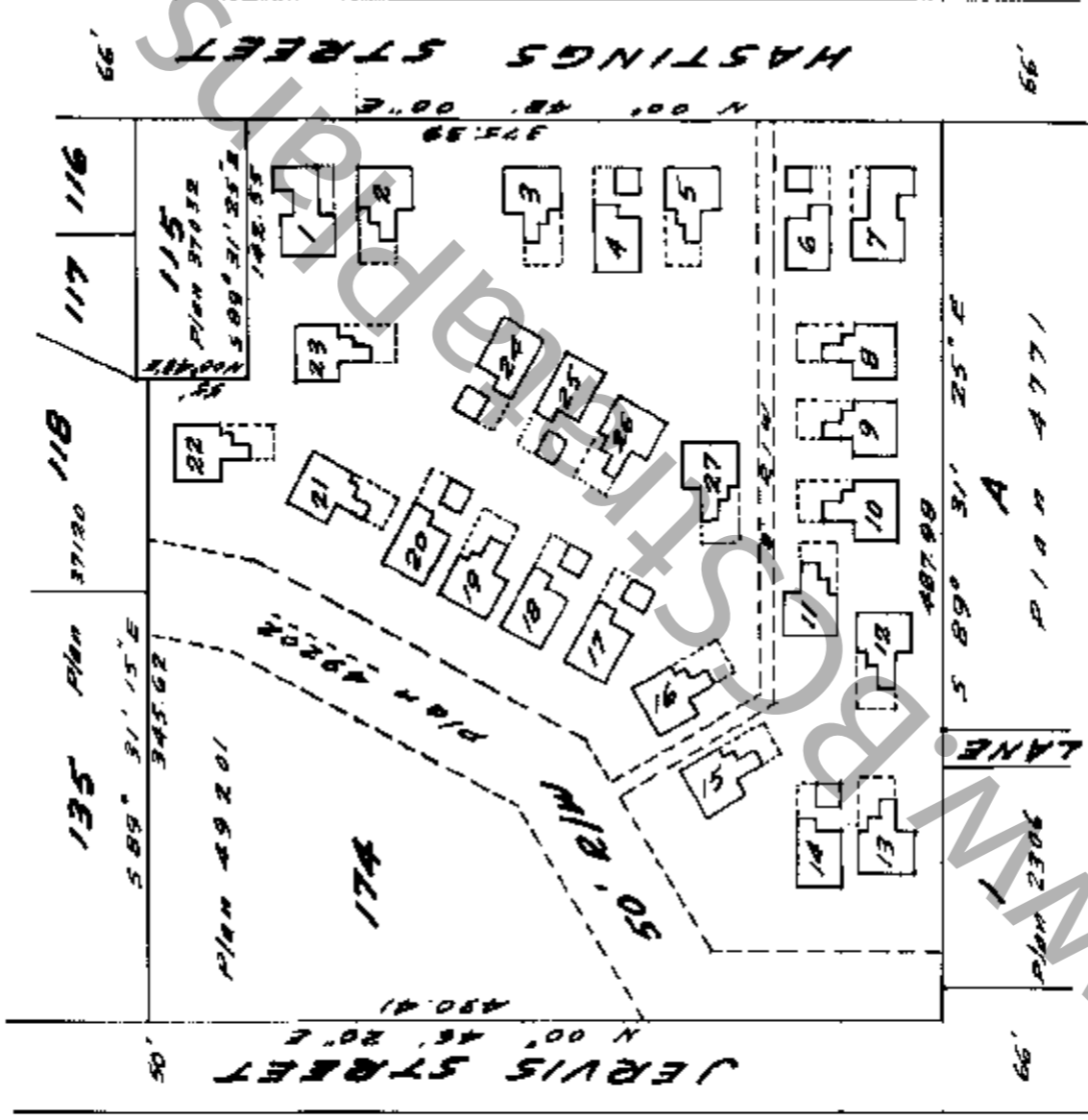
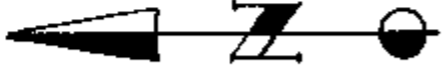
Scale: 1" = 100'

*WPS web site*  
 Registry

CITY OF PORT COQUITLAM

CIVIC ADDRESS:  
 3397 HASTINGS ST  
 PORT COQUITLAM  
 B.C.

*This plan lies within the Greater  
 Vancouver Regional District*



LEGEND:

- S.L. ~ Indicates Strata Lot.
- Sq. Ft. ~ Indicates Square Feet.
- Sx. ~ Indicates Part.

*The address for service of documents  
 on the Strata Corporation is:*

*The Owners, STRATA PLAN ---  
 C. H. McKee, Barrister & Solicitor  
 LAWSON, LUNDELL, LAWSON & MCINTOSH  
 409 Granville St. Port Coquitlam, B.C.  
 Vancouver, B.C. August 1977*

*V.C. Gouda & Associates  
 British Columbia Land Surveyors  
 2559 Shaughnessy Street,  
 Port Coquitlam, B.C.*

"For mailing address of the Strata Corporation"  
 Search the Strata Plan General Index"

*I, Walter E. Frith, of the City of Port Coquitlam,  
 British Columbia Land Surveyor, hereby certify  
 that the buildings erected on the parcel  
 described above are wholly within the external  
 boundaries of that parcel.*

*W. E. Frith*

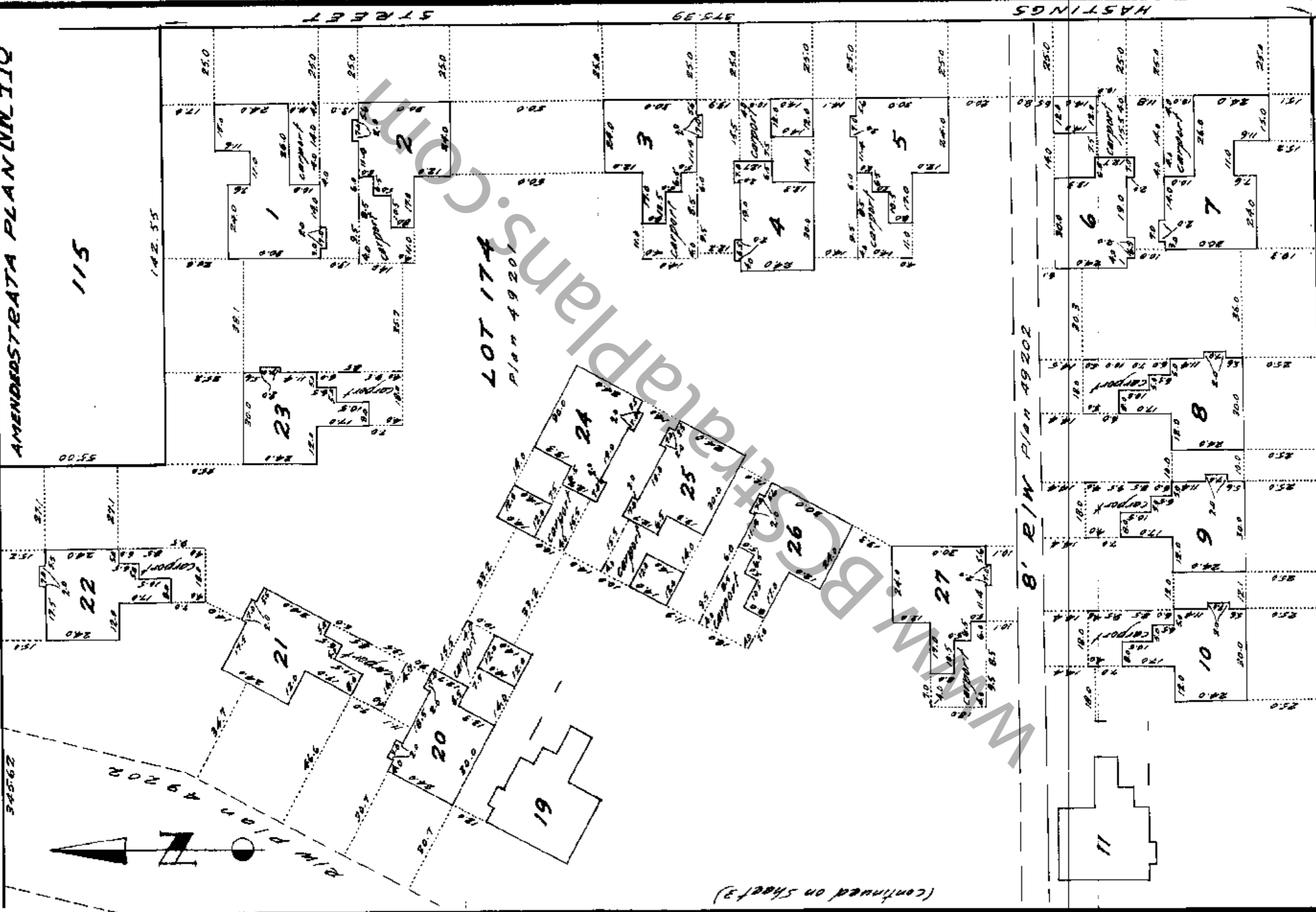
*See PA-06659-0  
 for Strata Management Ltd.  
 #300-1817 Marine Dr.  
 West Vancouver, B.C. V7V 1S7  
 Change of Address - See PL 2081-74*

Dated at Port Coquitlam, B.C.  
 this 29th day of August 1977.

**BUILDING DIMENSIONS AND LOCATIONS**

**SCALE: 1 INCH = 30 FEET**

**AMENDED STRATA PLAN NW 490**



Aug 29/72

B.C.L.S.

C-2081-74-A

(continued on sheet 2)

W.M.B. Architects

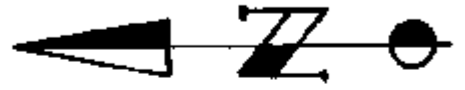
V.C. Goodale & Associates  
 British Columbia Land Surveyors  
 2559 Shaughnessy Street  
 Port Coquitlam B.C.

AMENDED STRATA PLAN NW 590

345.62

BUILDING DIMENSIONS AND LOCATIONS

scale: 1 inch = 30 feet.



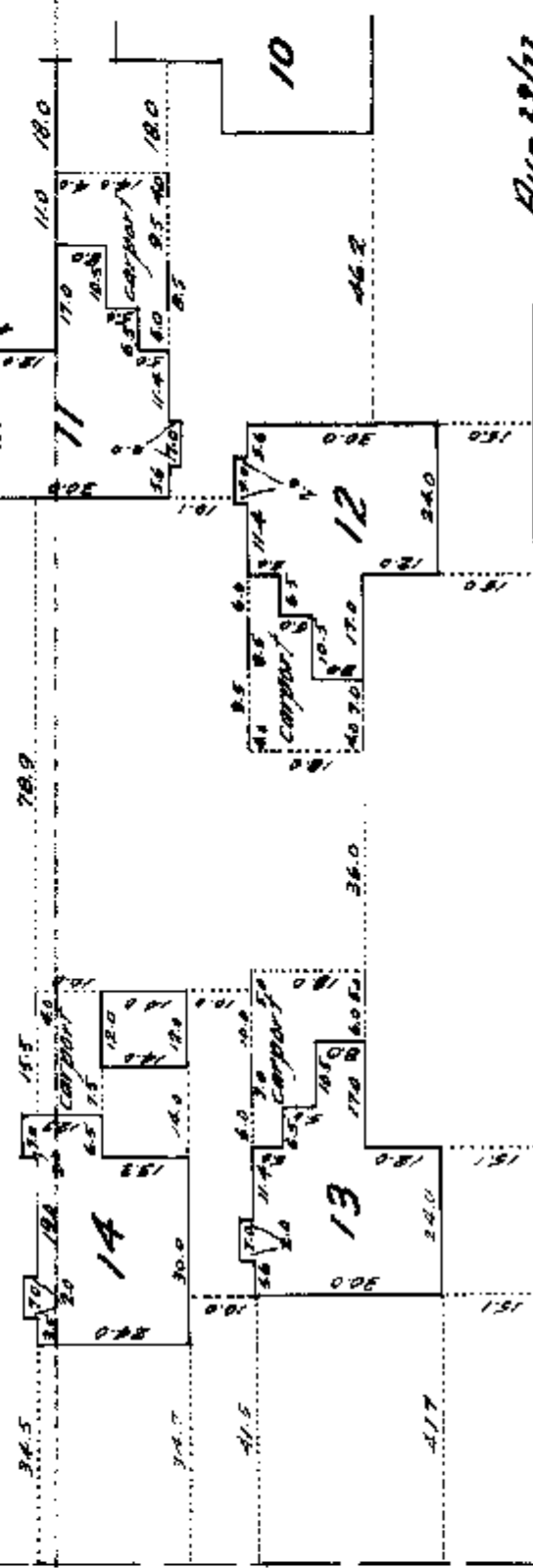
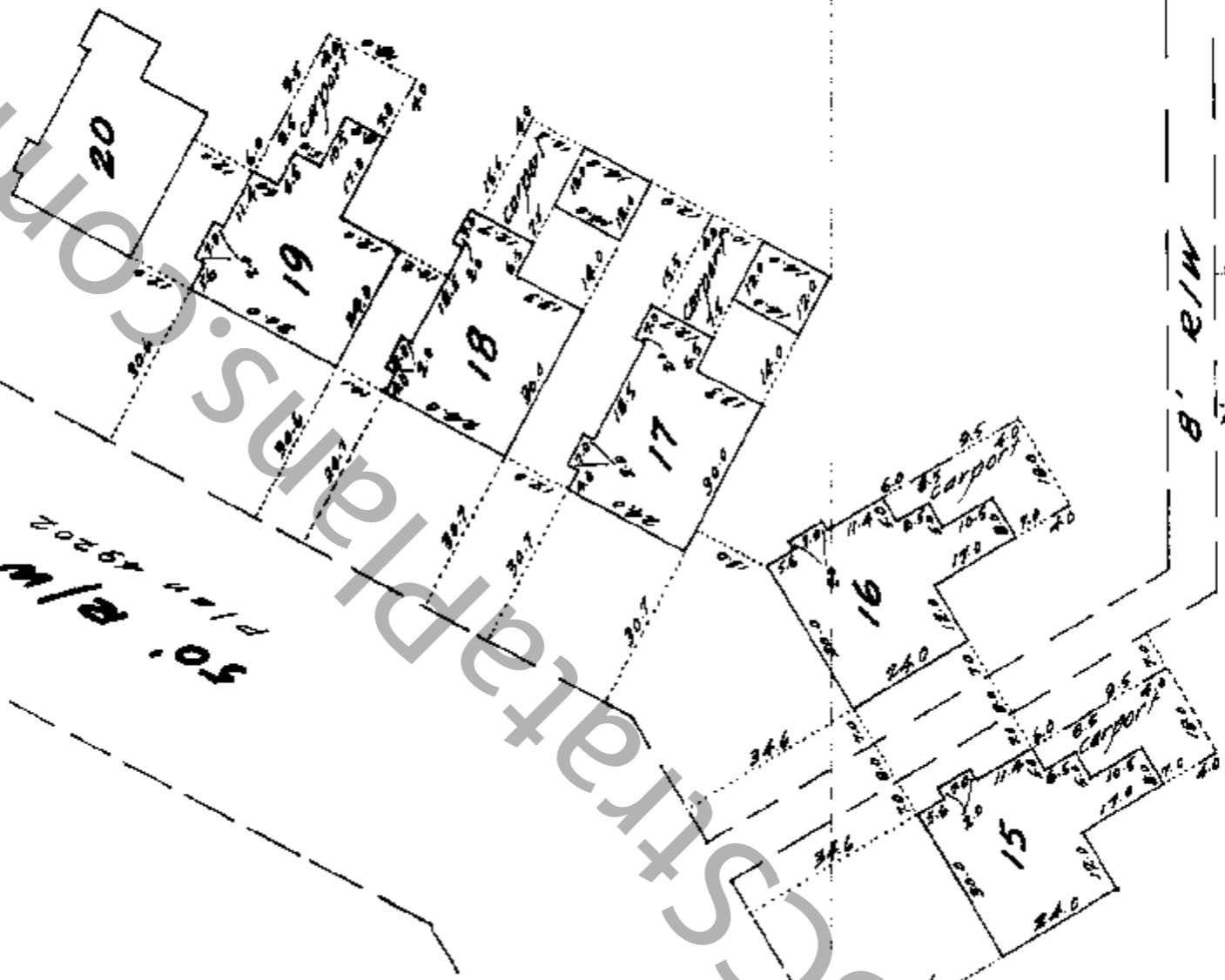
LOT  
PLAN

174  
49201

50' B/W  
Plan 49202

JEBVIS STREET  
480.41

(continued on sheet 2)



Aug 29/97

A.L.P.  
B.L.L.S.

487.98

V.C. Goudale & Associates  
British Columbia Land Surveyors,  
2559 Shaughnessy Street,  
Port Coquitlam, B.C.

C-2081-74-A

AMENDED STRATA PLAN - NW 490.-

STRATA TITLES ACT

LOT NO	SHEET NO	FORM 1		FORM 2		FORM 3	
		SCHEDULE OF UNIT ENTITLEMENT	UNIT ENTITLEMENT	SCHEDULE OF INTEREST DESTRUCTION	INTEREST DESTRUCTION	SCHEDULE OF VOTING RIGHTS	NUMBER OF SHARES
1	5		18	17512			
2	5		20	18266			
3	5		20	18267			
4	5		20	17814			
5	5		20	18266			
6	5		20	17814			
7	5		18	17512			
8	6		20	17965			
9	6		20	18266			
10	6		20	18266			
11	7		20	18116			
12	7		20	18529			
13	7		20	19173			
14	7		20	18871			
15	7		20	19173			
16	7		20	19173			
17	8		20	18871			
18	8		20	18871			
19	8		20	19173			
20	8		20	18871			
21	8		20	19173			
22	8		20	19173			
23	6		20	18871			
24	6		20	18116			
25	6		20	18116			
26	6		20	18871			
27	6		20	18871			
<b>AGGREGATE</b>			<b>536</b>		<b>500000</b>		

H.C. Gondal & Associates  
 2559 Shoughnessy Street  
 Port Coquitlam, B.C.  
 2559 Shoughnessy Street  
 Port Coquitlam, B.C.

Aug 29/07  
 H.C.  
 H.C.A.

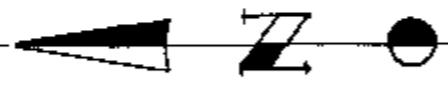
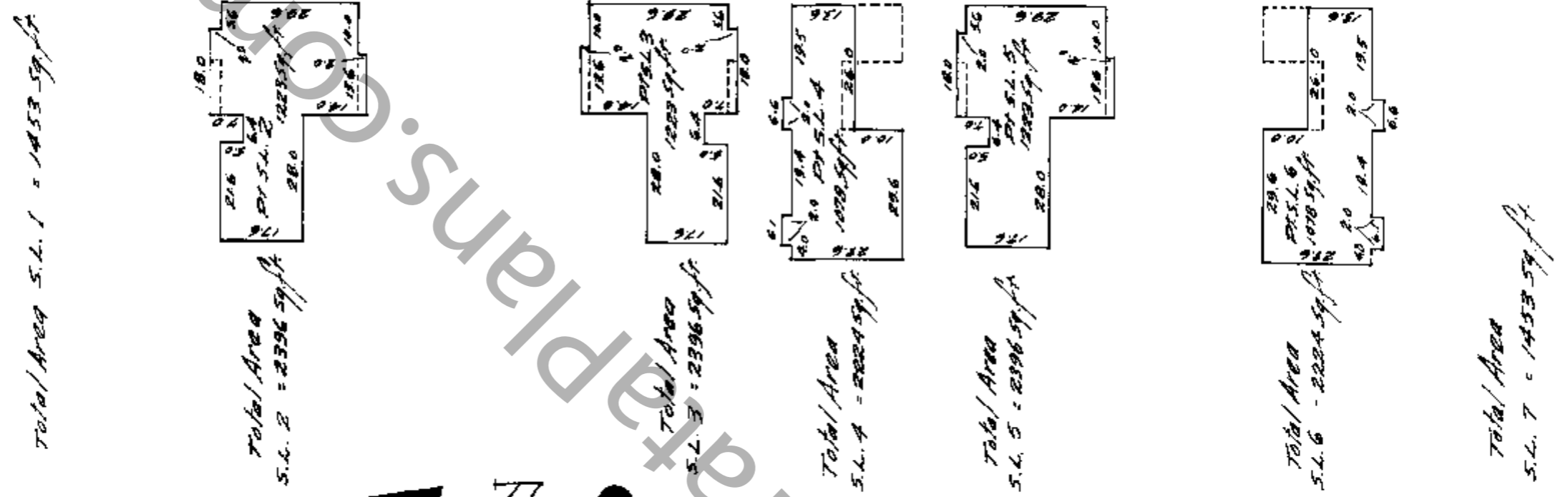
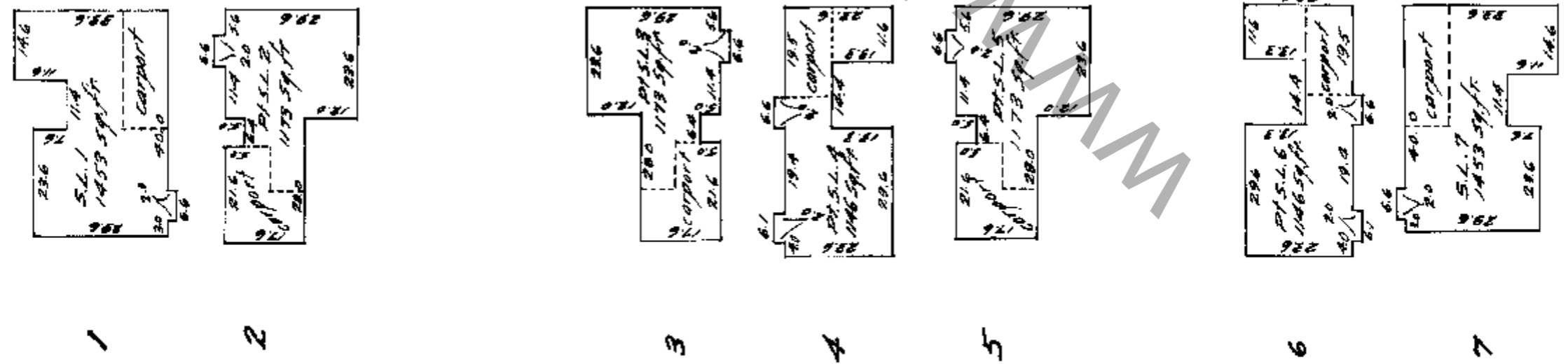
C-2081-74

AMENDED STRATA PLAN NW1490

scale: 1inch = 30 feet.

FIRST FLOOR PLAN

SECOND FLOOR PLAN



V.C. Goudal & Associates  
British Columbia Land Surveyors  
2559 Shaughnessy Street,  
Port Coquitlam, B.C.

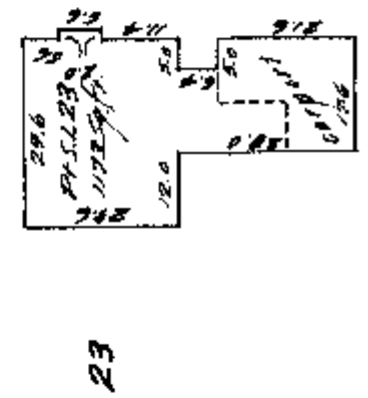
Aug 29/10  
Bck's

AMENDED STRATA PLAN NW 490--

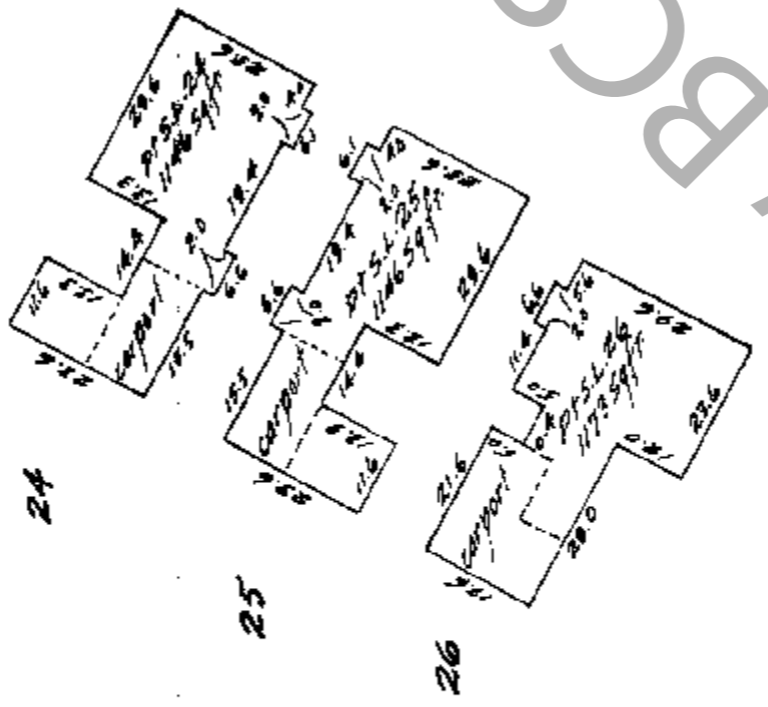
Scale: 1 inch = 30 feet.

FIRST FLOOR PLAN

SECOND FLOOR PLAN



Total Area  
S.L. 23 = 2396 sq.ft.



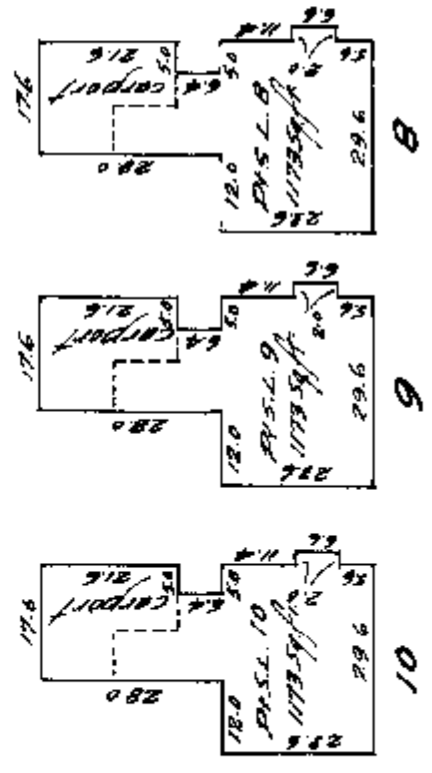
Total Area  
S.L. 24 = 2224 sq.ft.

Total Area  
S.L. 25 = 2224 sq.ft.

Total Area  
S.L. 26 = 2396 sq.ft.



Total Area  
S.L. 27 = 2396 sq.ft.



Total Area  
S.L. 10 = 2396 sq.ft.

Total Area  
S.L. 9 = 2396 sq.ft.

Total Area  
S.L. 8 = 2396 sq.ft.



W.C. Gendall & Associates  
British Columbia Land Surveyors  
2559 Shawanassa Street  
Port Coquitlam, B.C.

Aug 29/07

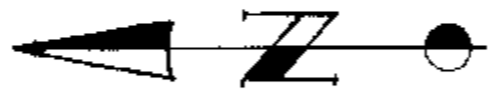
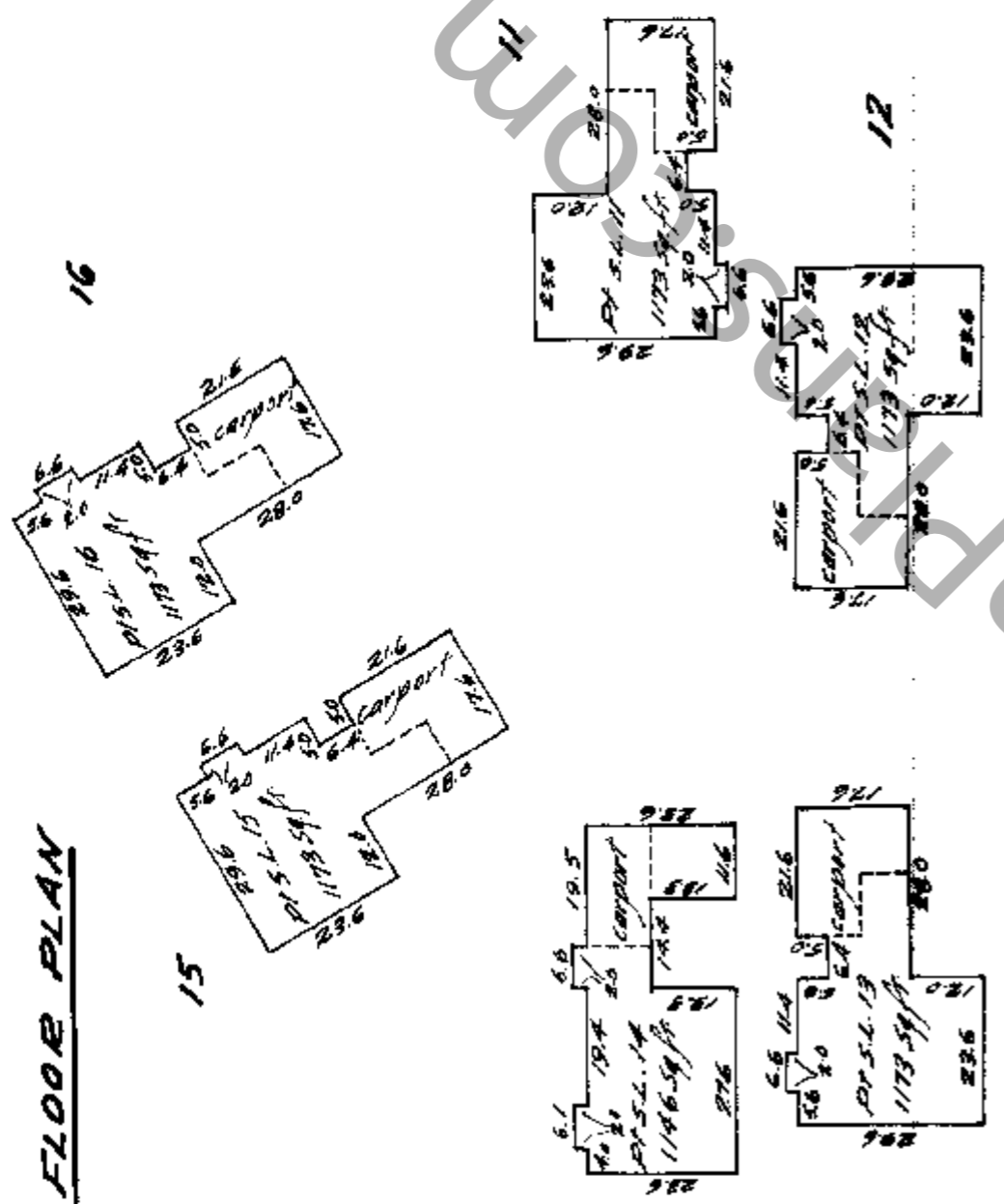
W.C.G.

C-2081-74-A

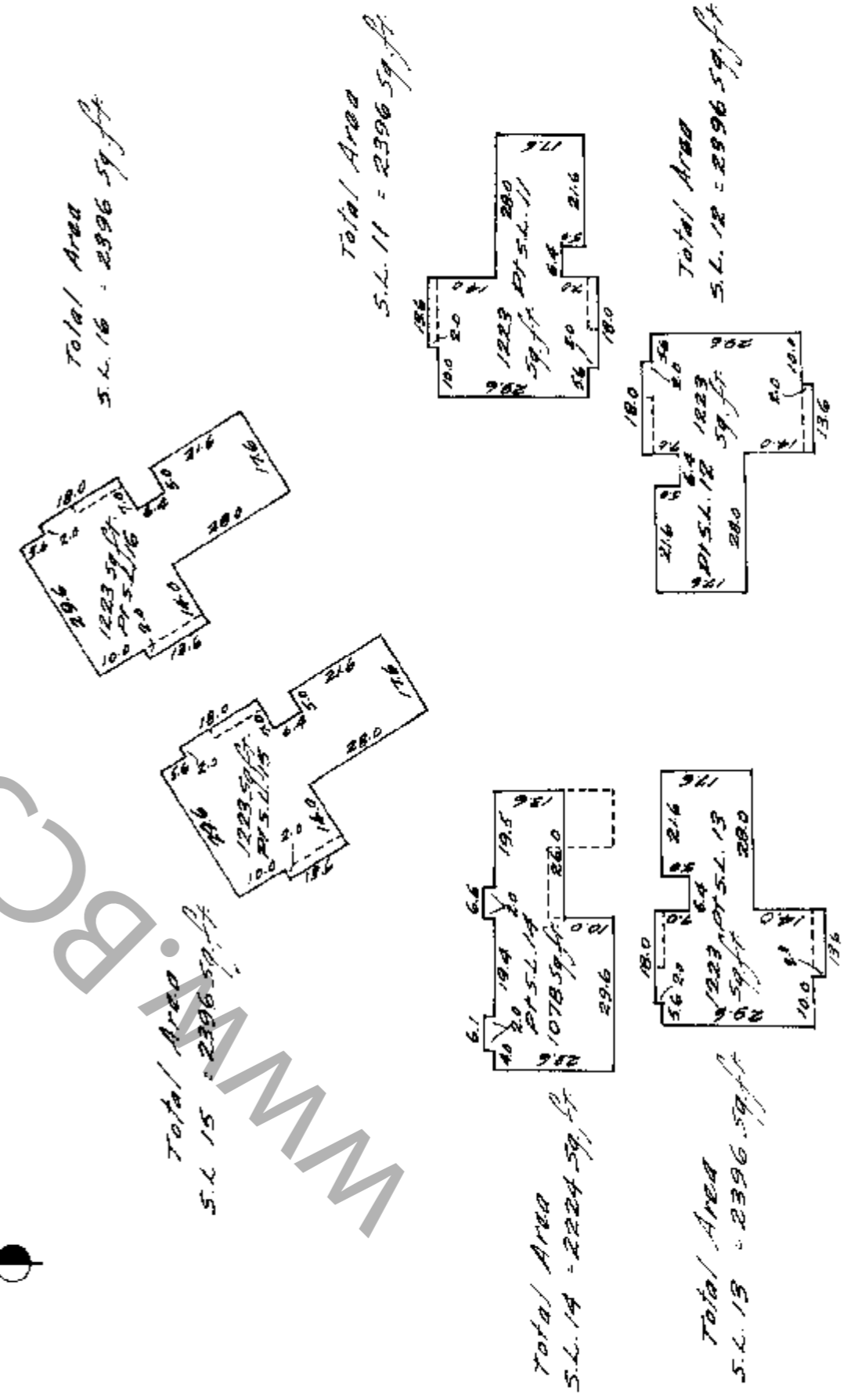
AMENDED STRATA PLAN NW 490

Scale: 1 inch = 30 feet

FIRST FLOOR PLAN



SECOND FLOOR PLAN



V.C. Goudale Associates  
 British Columbia Land Surveyors  
 2559 Spanghnessy Street  
 Port Coquitlam, B.C.

Aug 29/07  
 A.J.F.  
 B.C.L.S.

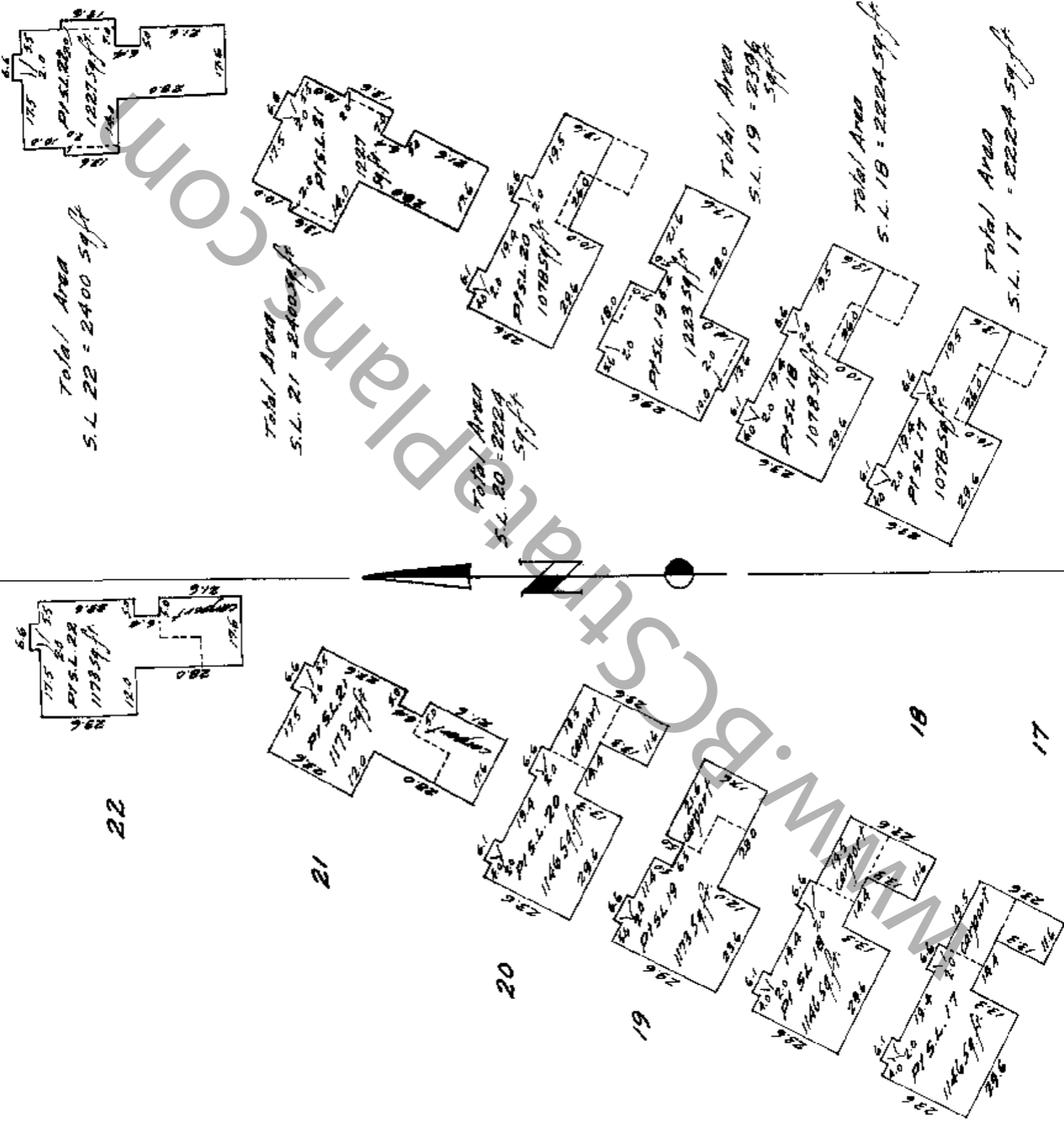
C-2081-74-A

AMENDED STRATA PLAN NW 490

Scale: 1 inch = 30 feet

FIRST FLOOR PLAN

SECOND FLOOR PLAN



V.C. Gaudal & Associates  
British Columbia Land Surveyors  
2559 Shaughnessy Street  
Port Coquitlam, B.C.

Aug 29/17  
W.J.  
B.C.L.S.



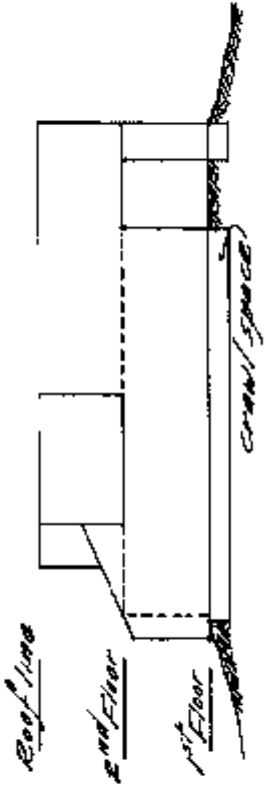
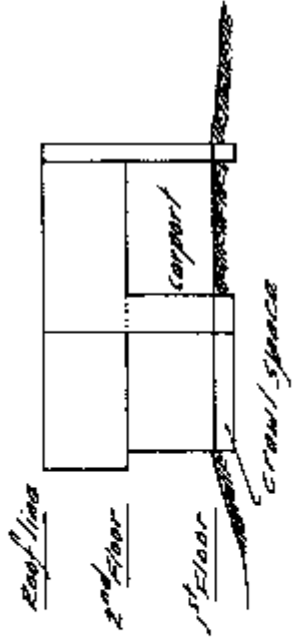
AMENDED STRATA PLAN - NW 490

TYPICAL ELEVATIONS

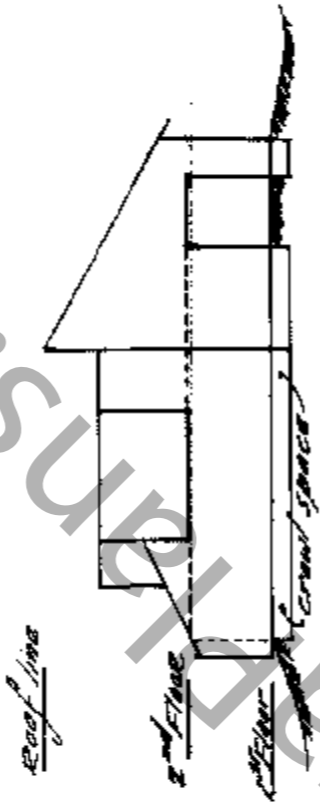
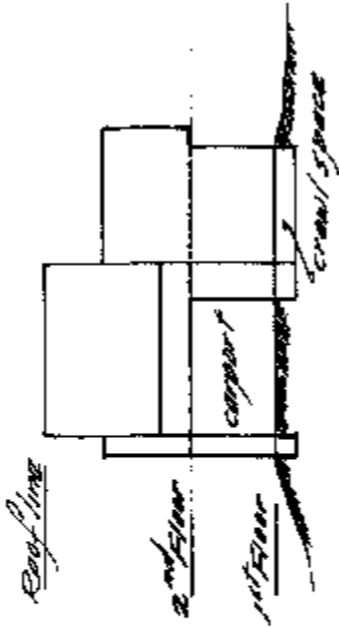
Scale: 1 inch = 20 feet

FRONT VIEW

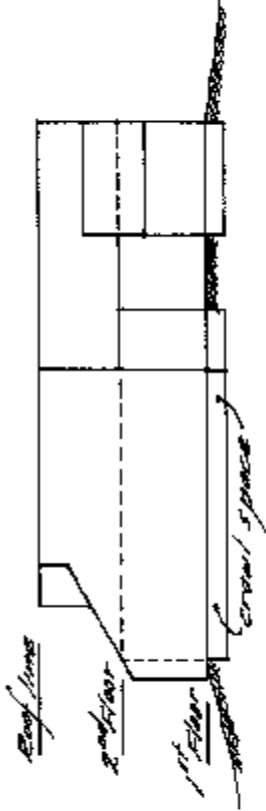
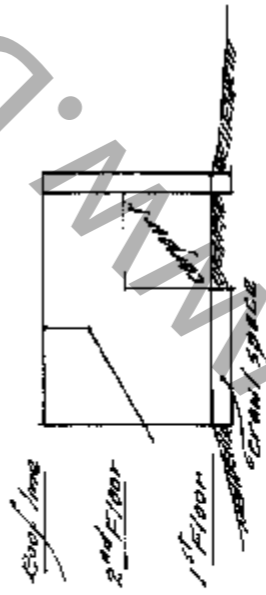
SIDE VIEW



TYPICAL of STRATA LOTS 3, 9, 10, 12, 15, 16, 19, 22, 23, 26

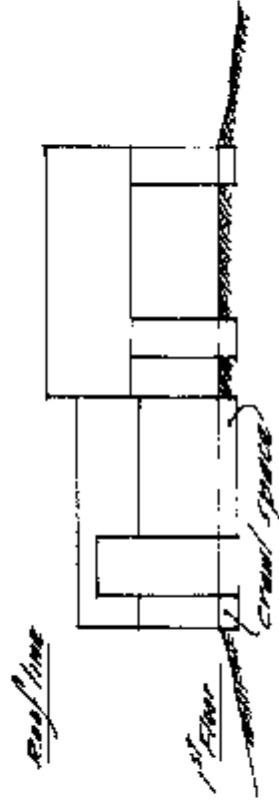
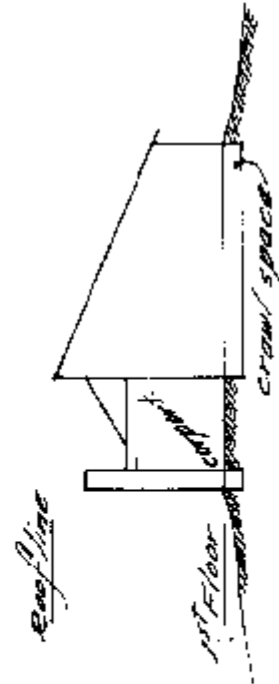


TYPICAL of STRATA LOTS 2, 5, 8, 11, 13, 21, 27



TYPICAL of STRATA LOTS 4, 6, 14, 17, 18, 20, 24, 25

NOTE: Typical Elevations must be reversed for some buildings



TYPICAL of STRATA LOTS 1 and 7

V.C. Groulx & Associates  
British Columbia Land Surveyors  
2559 Shaughnessy Street  
Port Coquitlam B.C.

Aug 29/97

W.F.  
B.C.L.S.

**STRATA PLAN OF LOT 174  
DISTRICT LOT 380 GROUP 1  
NEW WESTMINSTER DISTRICT  
PLAN 49201**

NW490  
STRATA PLAN  
49201

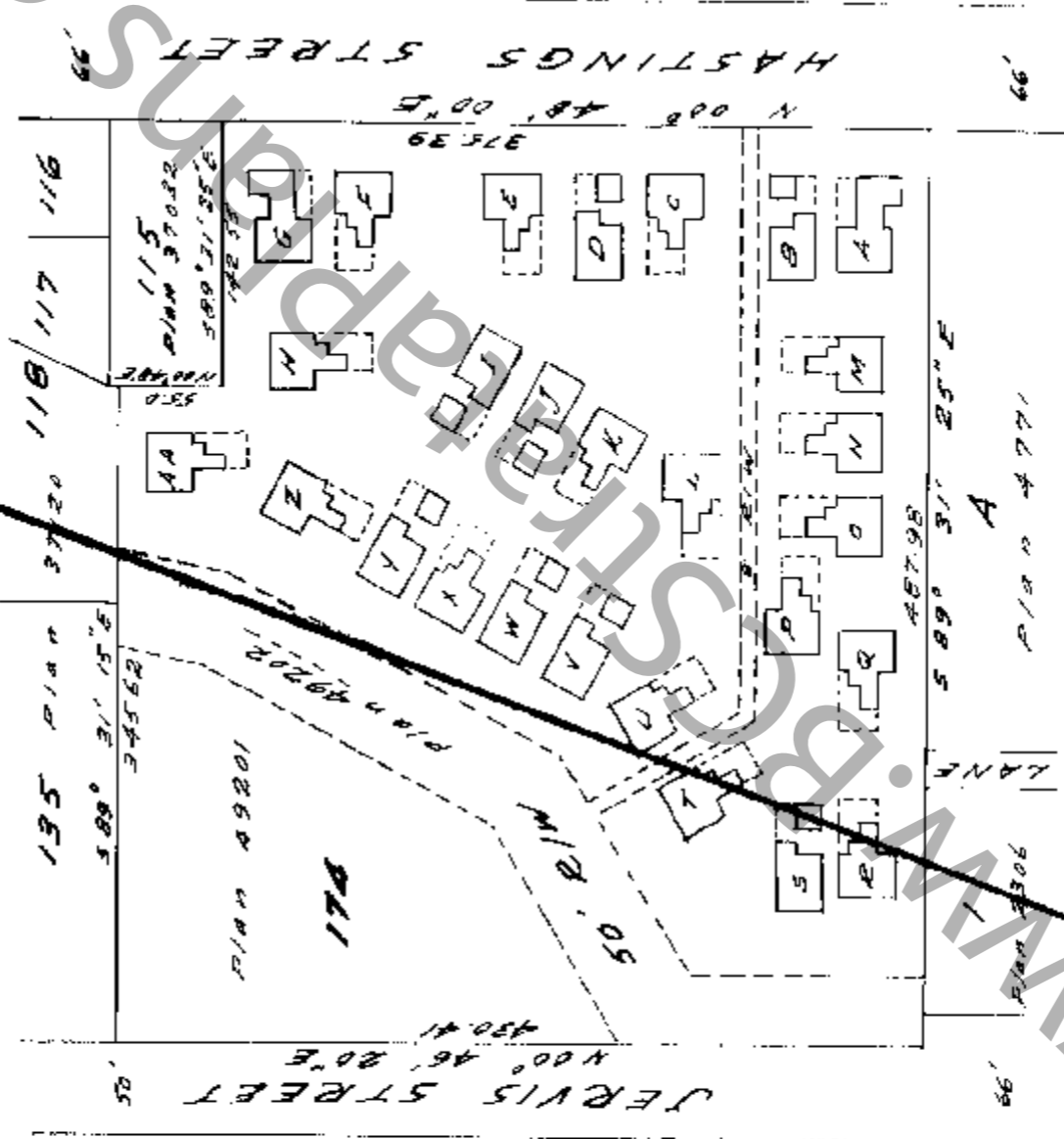
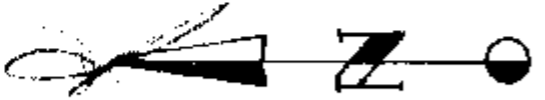
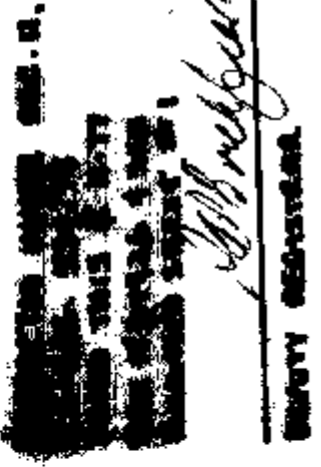
Deposited and registered in the Land  
Registry Office of New Westminster, B.C.  
this 22<sup>nd</sup> day of MAR 1976  
*W. E. Frith*  
REGISTRAR

CIVIC ADDRESS:  
3397 Hastings St.  
Port Coquitlam, B.C.

This plan lies within the Greater  
Vancouver Regional District.

Scale: 1" = 100'

CITY OF PORT COQUITLAM



BANK OF BRITISH COLUMBIA IN TRUST FOR  
BCC REALTY INVESTORS AS MORTGAGEE

*W. E. Frith*  
*W. E. Frith*

**LEGEND:**

- S.L. - Indicates Strata Lot
- 59' Ft. - Indicates Square Foot
- pt - Indicates part.

The address for service of documents  
on the Strata Corporation is:

The Owners, STRATA PLAN 49201  
270 4299 Canada Way Burnaby, B.C.  
C. H. McLeod, Barrister & Solicitor V5S 1H3  
LAWSON, LUNDELL, LAWSON & McLEOD  
409 Granville St.  
Vancouver, B.C.

A.C. Goudal & Associates  
British Columbia Land Surveyors,  
2359 Shaughnessy Street,  
Port Coquitlam, B.C.

Walter E. Frith, of the City of Port Coquitlam,  
British Columbia Land Surveyor, hereby certifies  
that the buildings shown on this plan as  
described above are wholly within the external  
boundaries of that parcel

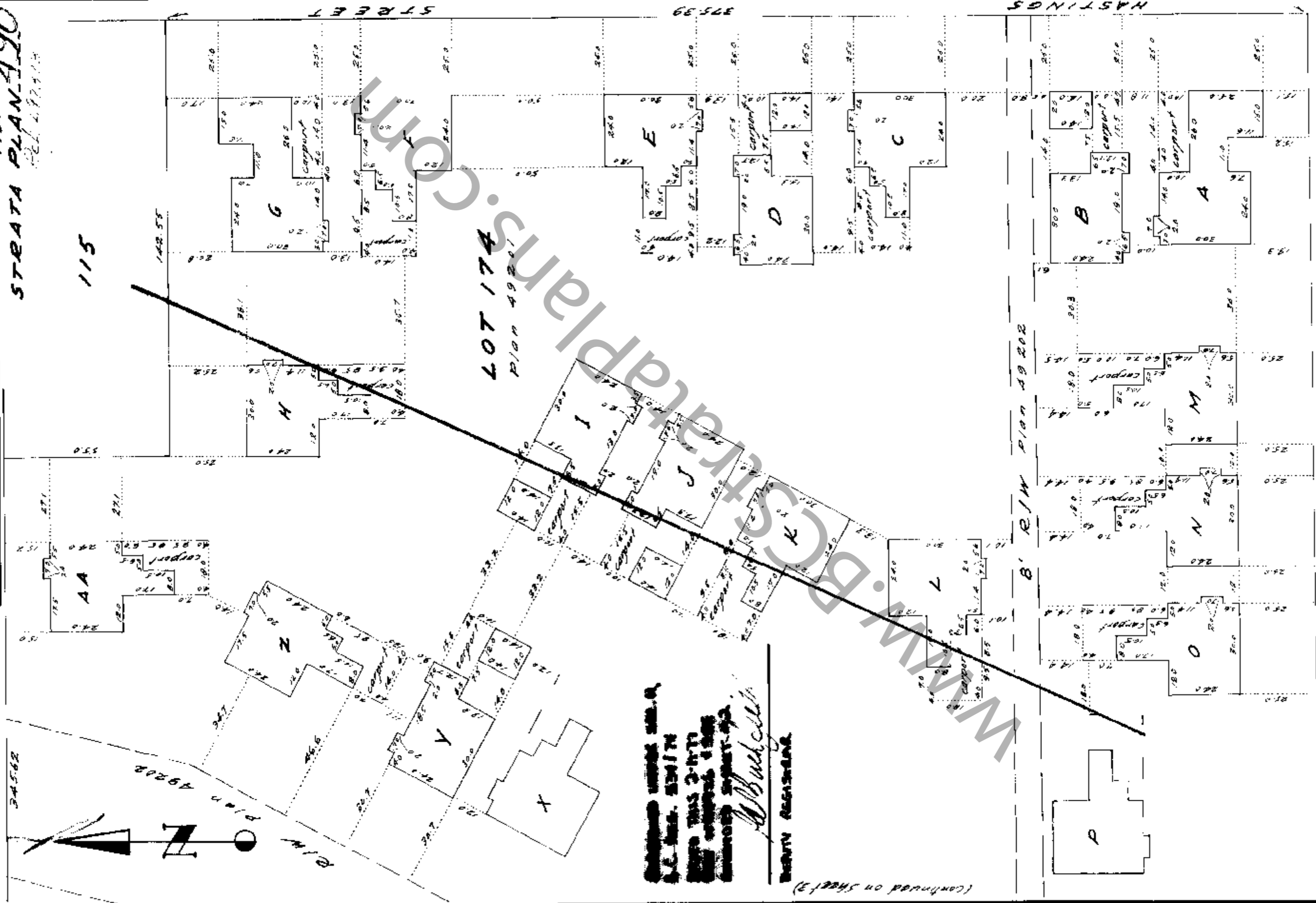
*W. E. Frith*  
B. C. L. S.

Dated at Port Coquitlam, B.C.,  
this 22<sup>nd</sup> day of February, 1976.

**BUILDING DIMENSIONS AND LOCATIONS**

**SCALE: 1 inch = 30 feet**

**STRATA PLAN A90**  
REV. 4.9.74



115

LOT 174  
PLAN 49201

APPROVED UNDER SUB-A  
S.C. REG. 55(1)(1)  
DATE THIS 2-17-74  
BY ARCHITECT 488  
BRUNNEN STREET 42

*A. Buckle*  
DEPUTY REGISTRAR

(Continued on Sheet 2)

W.C. Coward & Associates  
British Columbia Land Surveyors  
2559 Shawanassa Street  
Port Coquitlam, B.C.

Ed. 24/74

*W.C. Coward*  
B.C.L.S.

C-2081-74

STREATA PLAN 49C  
REA 49201

34562

**BUILDING DIMENSIONS AND LOCATIONS**

SCALE: 1 inch = 30 feet



LOT  
PLAN

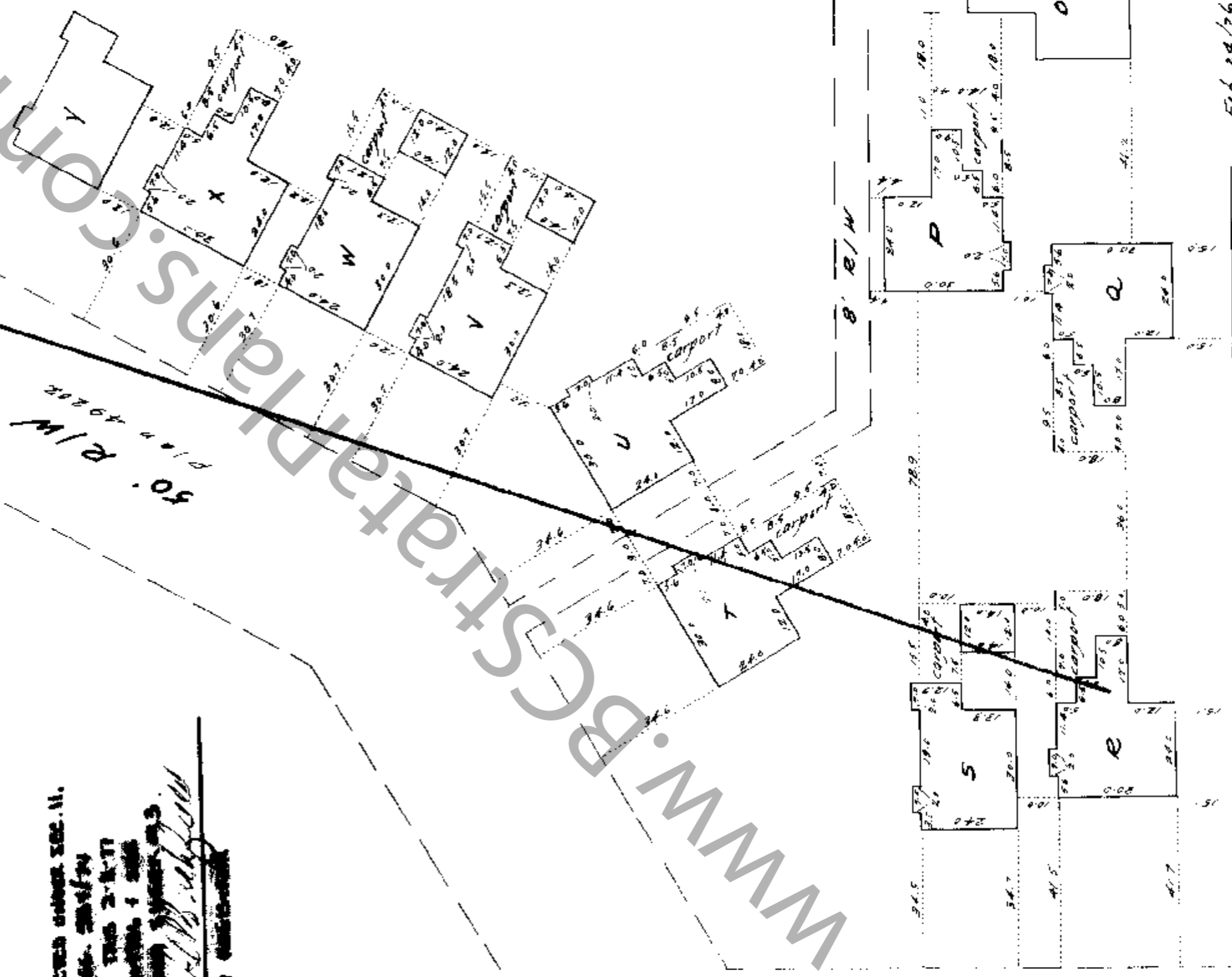
174  
49201

50' R/W  
PLAN 49202

CONNECTED UNDER SEC. 11.  
D.C. 66-28474  
Dated Feb 2-1-77  
See sheets 1 and  
2 of plan 49201  
*[Signature]*  
Surveyor

(continued on sheet 2)

JERVIS STREET 430.41



J. C. Goudale Associates  
British Columbia Land Surveyors  
2559 Shaughnessy Street  
Port Coquitlam, B.C.

Feb. 24/76

*[Signature]*  
B.C.L.S.

C-2081-74

NW 490  
STRATA PLAN  
REG. 470373F

STRATA TITLES ACT

CONTACTED UNDER  
SEC. 14, B.C. REG.  
534/74  
DATED THIS 2-11-77  
SEE APPENDIX 1  
SEE APPENDIX  
SHEET # 4

DEPUTY REGISTRAR

LOT NO	SHEET NO	FORM 1		FORM 2		FORM 3
		SCHEDULE OF UNIT ENTITLEMENT	UNIT ENTITLEMENT	SCHEDULE OF INTEREST UPON DESTRUCTION	INTEREST UPON DESTRUCTION	SCHEDULE OF VOTING RIGHTS NUMBER OF VOTES
1	5	18	17512			
2	5	20	18266			
3	5	20	18267			
4	5	20	17814			
5	5	20	18266			
6	5	20	17814			
7	5	18	17712			
8	6	20	17965			
9	6	20	18266			
10	6	20	18266			
11	6	20	18116			
12	6	20	18569			
13	6	20	19173			
14	6	20	18871			
15	6	20	19173			
16	7	20	19173			
17	7	20	18871			
18	7	20	18871			
19	7	20	19173			
20	7	20	18871			
21	7	20	19173			
22	8	20	19173			
23	8	20	18871			
24	8	20	18116			
25	8	20	18116			
26	8	20	18871			
27	8	20	18871			
AGGREGATE		536	500 000			

STATUTORY DECLARATION

I the undersigned do solemnly declare that:  
1. I the undersigned am the duly authorized signing officer for A & W Construction Ltd, the owner/developer.

2. The strata plan is entirely for residential use.  
I make this solemn declaration conscientiously believing it to be true and knowing that it is of the same force and effect as if made under oath.

DECLARED before me at

VANCOUVER BRITISH COLUMBIA this 4th day of MARCH 1976

A & W Construction Ltd  
A COMMISSIONER FOR TAKING AFFIDAVITS WITHIN BRITISH COLUMBIA

A & W Construction Ltd  
PRESIDENT

Accepted as to forms 1, 2, and 3 this 10th day of March 1976

for SUPERINTENDENT OF INSURANCE  
HIGHLAND ESTATES LTD. AS MORTGAGEE

Secretary

M.C. Gaudin & Associates  
British Columbia Land Surveyors  
2559 Shaughnessy Street  
Port Coquitlam, B.C.

Feb 29/76  
M.A.  
B.C.L.S.

C-2081-74

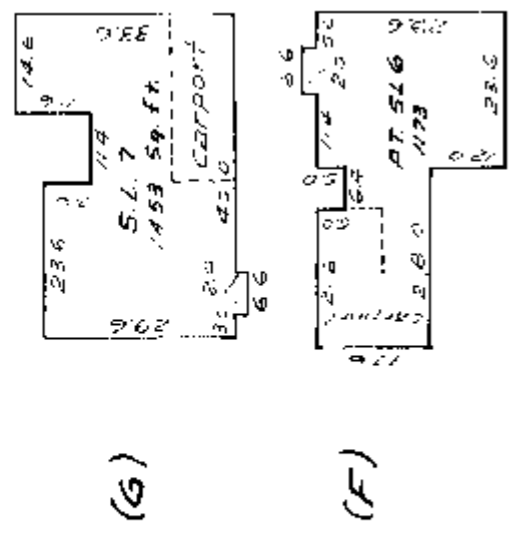
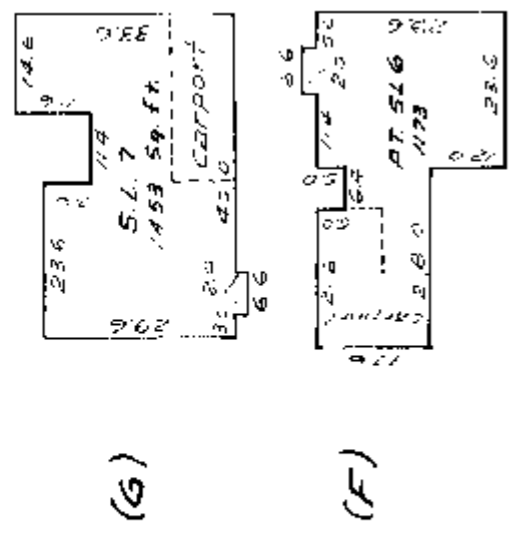
**MAJOR**  
STRATA PLAN  
196 L.A. 77923-1

**BUILDINGS A TO G**

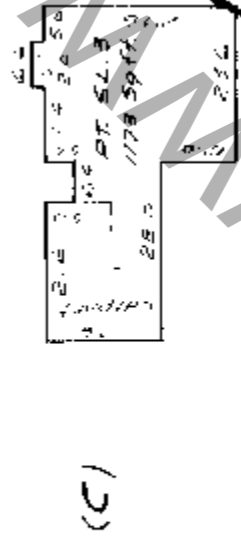
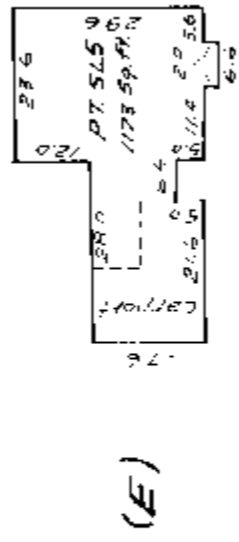
Scale: 1 inch = 30 feet

FIRST FLOOR PLAN

SECOND FLOOR PLAN



**ATTENTION: UNIT 201, 202, 203, 204, 205, 206, 207, 208, 209, 210, 211, 212, 213, 214, 215, 216, 217, 218, 219, 220, 221, 222, 223, 224, 225, 226, 227, 228, 229, 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, 270, 271, 272, 273, 274, 275, 276, 277, 278, 279, 280, 281, 282, 283, 284, 285, 286, 287, 288, 289, 290, 291, 292, 293, 294, 295, 296, 297, 298, 299, 300, 301, 302, 303, 304, 305, 306, 307, 308, 309, 310, 311, 312, 313, 314, 315, 316, 317, 318, 319, 320, 321, 322, 323, 324, 325, 326, 327, 328, 329, 330, 331, 332, 333, 334, 335, 336, 337, 338, 339, 340, 341, 342, 343, 344, 345, 346, 347, 348, 349, 350, 351, 352, 353, 354, 355, 356, 357, 358, 359, 360, 361, 362, 363, 364, 365, 366, 367, 368, 369, 370, 371, 372, 373, 374, 375, 376, 377, 378, 379, 380, 381, 382, 383, 384, 385, 386, 387, 388, 389, 390, 391, 392, 393, 394, 395, 396, 397, 398, 399, 400, 401, 402, 403, 404, 405, 406, 407, 408, 409, 410, 411, 412, 413, 414, 415, 416, 417, 418, 419, 420, 421, 422, 423, 424, 425, 426, 427, 428, 429, 430, 431, 432, 433, 434, 435, 436, 437, 438, 439, 440, 441, 442, 443, 444, 445, 446, 447, 448, 449, 450, 451, 452, 453, 454, 455, 456, 457, 458, 459, 460, 461, 462, 463, 464, 465, 466, 467, 468, 469, 470, 471, 472, 473, 474, 475, 476, 477, 478, 479, 480, 481, 482, 483, 484, 485, 486, 487, 488, 489, 490, 491, 492, 493, 494, 495, 496, 497, 498, 499, 500, 501, 502, 503, 504, 505, 506, 507, 508, 509, 510, 511, 512, 513, 514, 515, 516, 517, 518, 519, 520, 521, 522, 523, 524, 525, 526, 527, 528, 529, 530, 531, 532, 533, 534, 535, 536, 537, 538, 539, 540, 541, 542, 543, 544, 545, 546, 547, 548, 549, 550, 551, 552, 553, 554, 555, 556, 557, 558, 559, 560, 561, 562, 563, 564, 565, 566, 567, 568, 569, 570, 571, 572, 573, 574, 575, 576, 577, 578, 579, 580, 581, 582, 583, 584, 585, 586, 587, 588, 589, 590, 591, 592, 593, 594, 595, 596, 597, 598, 599, 600, 601, 602, 603, 604, 605, 606, 607, 608, 609, 610, 611, 612, 613, 614, 615, 616, 617, 618, 619, 620, 621, 622, 623, 624, 625, 626, 627, 628, 629, 630, 631, 632, 633, 634, 635, 636, 637, 638, 639, 640, 641, 642, 643, 644, 645, 646, 647, 648, 649, 650, 651, 652, 653, 654, 655, 656, 657, 658, 659, 660, 661, 662, 663, 664, 665, 666, 667, 668, 669, 670, 671, 672, 673, 674, 675, 676, 677, 678, 679, 680, 681, 682, 683, 684, 685, 686, 687, 688, 689, 690, 691, 692, 693, 694, 695, 696, 697, 698, 699, 700, 701, 702, 703, 704, 705, 706, 707, 708, 709, 710, 711, 712, 713, 714, 715, 716, 717, 718, 719, 720, 721, 722, 723, 724, 725, 726, 727, 728, 729, 730, 731, 732, 733, 734, 735, 736, 737, 738, 739, 740, 741, 742, 743, 744, 745, 746, 747, 748, 749, 750, 751, 752, 753, 754, 755, 756, 757, 758, 759, 760, 761, 762, 763, 764, 765, 766, 767, 768, 769, 770, 771, 772, 773, 774, 775, 776, 777, 778, 779, 780, 781, 782, 783, 784, 785, 786, 787, 788, 789, 790, 791, 792, 793, 794, 795, 796, 797, 798, 799, 800, 801, 802, 803, 804, 805, 806, 807, 808, 809, 810, 811, 812, 813, 814, 815, 816, 817, 818, 819, 820, 821, 822, 823, 824, 825, 826, 827, 828, 829, 830, 831, 832, 833, 834, 835, 836, 837, 838, 839, 840, 841, 842, 843, 844, 845, 846, 847, 848, 849, 850, 851, 852, 853, 854, 855, 856, 857, 858, 859, 860, 861, 862, 863, 864, 865, 866, 867, 868, 869, 870, 871, 872, 873, 874, 875, 876, 877, 878, 879, 880, 881, 882, 883, 884, 885, 886, 887, 888, 889, 890, 891, 892, 893, 894, 895, 896, 897, 898, 899, 900, 901, 902, 903, 904, 905, 906, 907, 908, 909, 910, 911, 912, 913, 914, 915, 916, 917, 918, 919, 920, 921, 922, 923, 924, 925, 926, 927, 928, 929, 930, 931, 932, 933, 934, 935, 936, 937, 938, 939, 940, 941, 942, 943, 944, 945, 946, 947, 948, 949, 950, 951, 952, 953, 954, 955, 956, 957, 958, 959, 960, 961, 962, 963, 964, 965, 966, 967, 968, 969, 970, 971, 972, 973, 974, 975, 976, 977, 978, 979, 980, 981, 982, 983, 984, 985, 986, 987, 988, 989, 990, 991, 992, 993, 994, 995, 996, 997, 998, 999, 1000**



Total Area  
SL. 7 = 1453 sq. ft.

Total Area  
SL. 6 = 2396 sq. ft.

Total Area  
SL. 5 = 2396 sq. ft.

Total Area  
SL. 4 = 2224 sq. ft.

Total Area  
SL. 3 = 2396 sq. ft.

Total Area  
SL. 2 = 2224 sq. ft.

Total Area  
SL. 1 = 1453 sq. ft.

V.C. Gouda & Associates  
British Columbia Land Surveyors  
2559 Shaughnessy Street,  
Port Coquitlam, B.C.

Feb 24/26  
W.F.  
B.C.L.S.

NW 490  
STRATA PLAN  
Feb 29/06

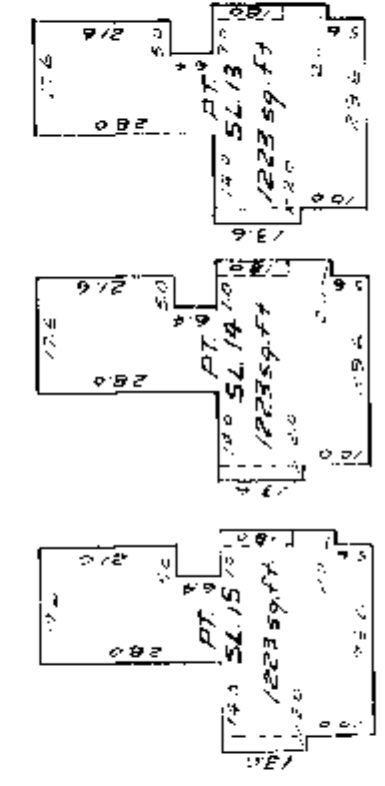
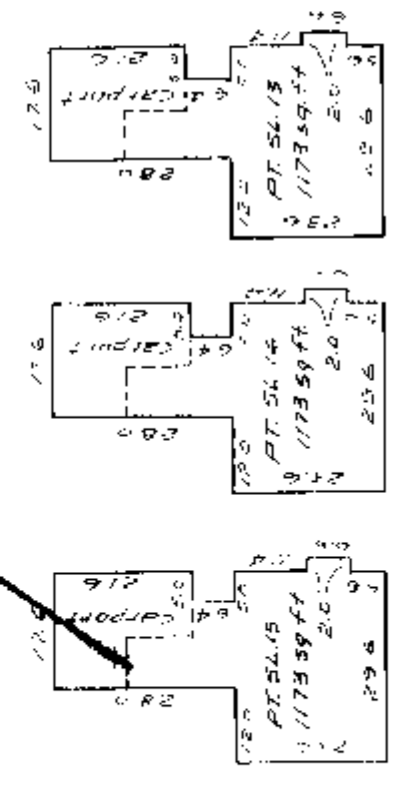
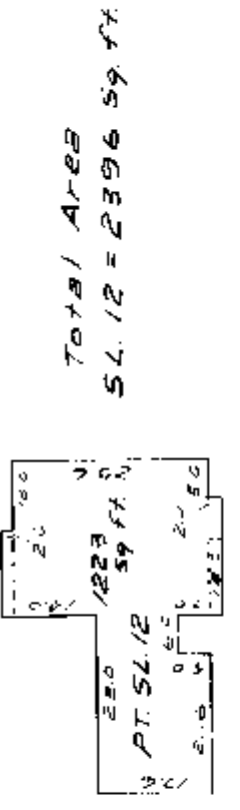
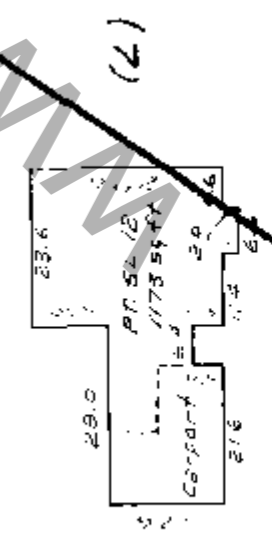
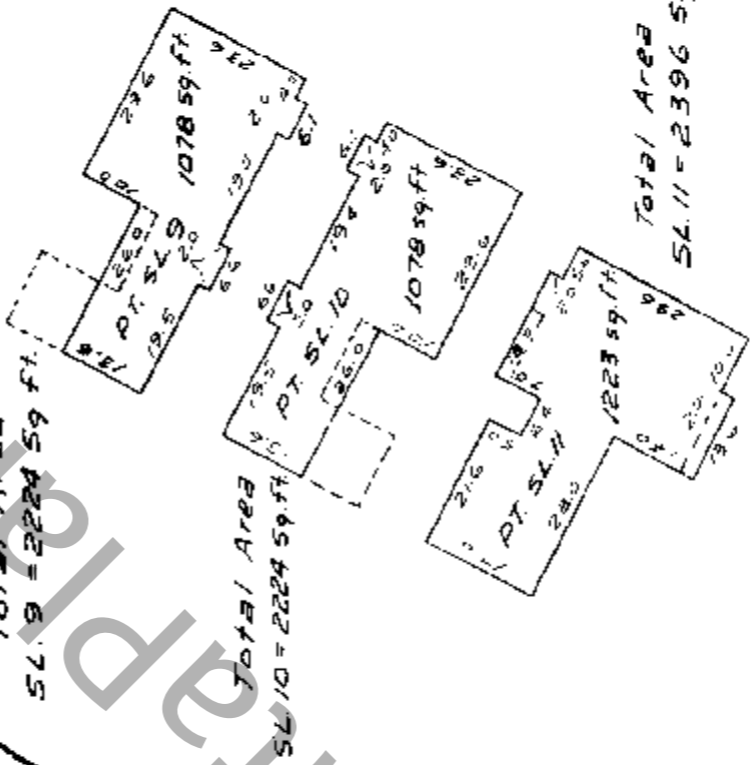
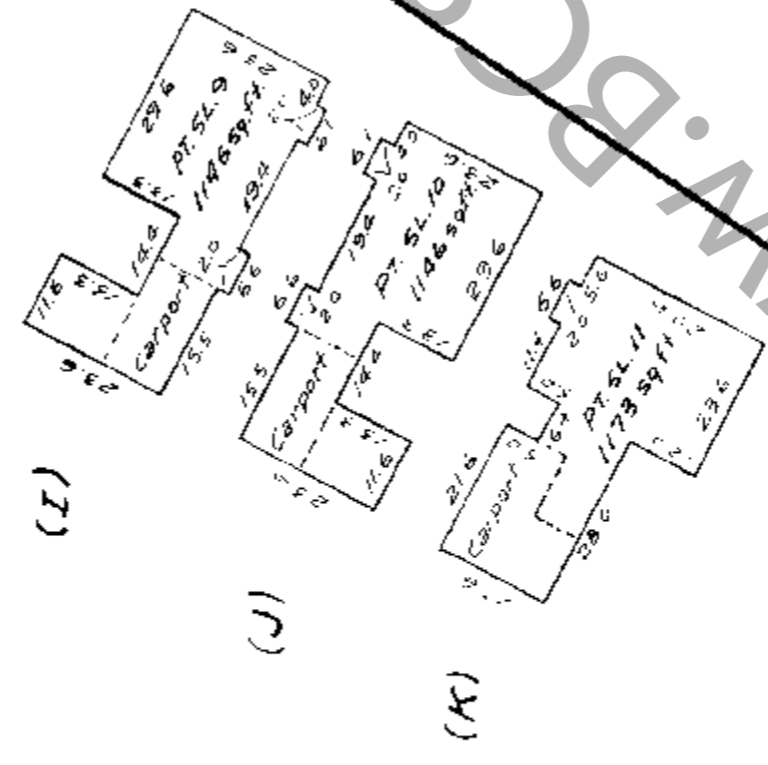
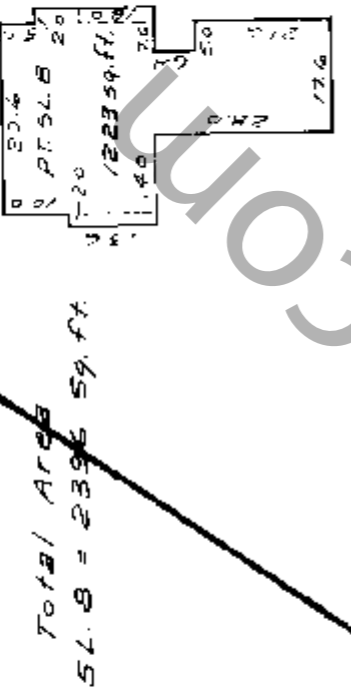
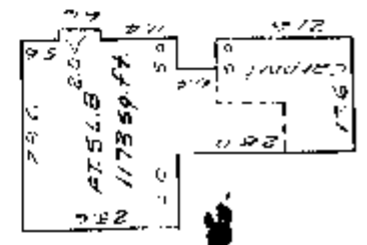
BUILDINGS H TO O

Scale: 1 inch = 30 feet

FIRST FLOOR PLAN

SECOND FLOOR PLAN

REGISTERED UNDER SEC. 11, B.C. REG.  
S34/74. IMPROV THIS 2-M-TI  
THE ORIGINAL & ALL SUBSEQUENT  
SHOWN BY  
*W.C. Goudale*  
SURVEY REGISTERED



(H) (I) (J) (K) (L) (M) (O)

Total Area  
SL. 8 = 2396 sq. ft.  
Total Area  
SL. 9 = 2224 sq. ft.  
Total Area  
SL. 10 = 2224 sq. ft.  
Total Area  
SL. 11 = 2396 sq. ft.  
Total Area  
SL. 12 = 2396 sq. ft.  
Total Area  
SL. 13 = 2396 sq. ft.  
Total Area  
SL. 14 = 2396 sq. ft.  
Total Area  
SL. 15 = 2396 sq. ft.

W.C. Goudale Associates  
British Columbia Land Surveyors  
2559 Shaughnessy Street  
Port Coquitlam, B.C.

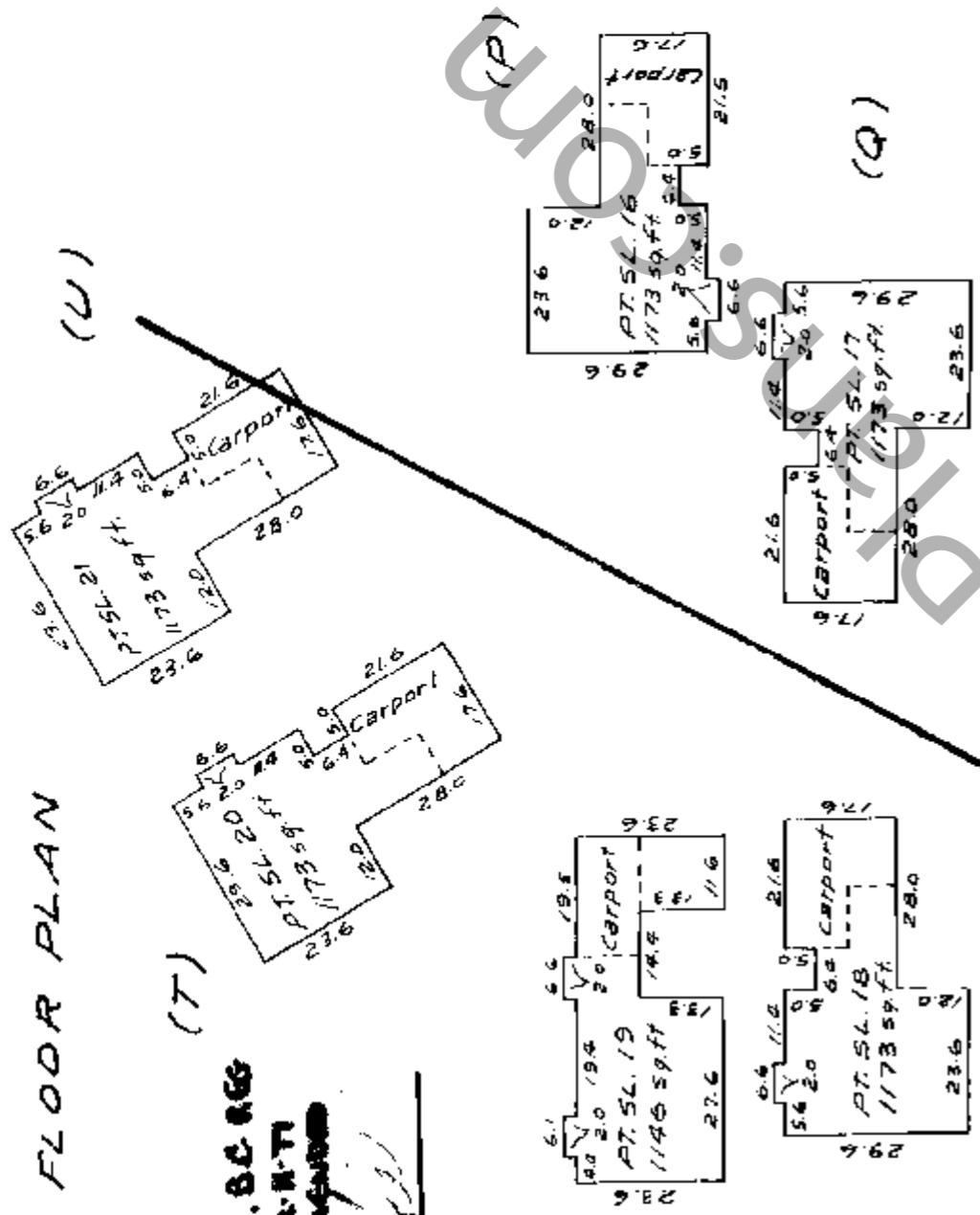
Feb 29/06 W.C.G.

C-2081-74

**NW 490**  
STRATA PLAN

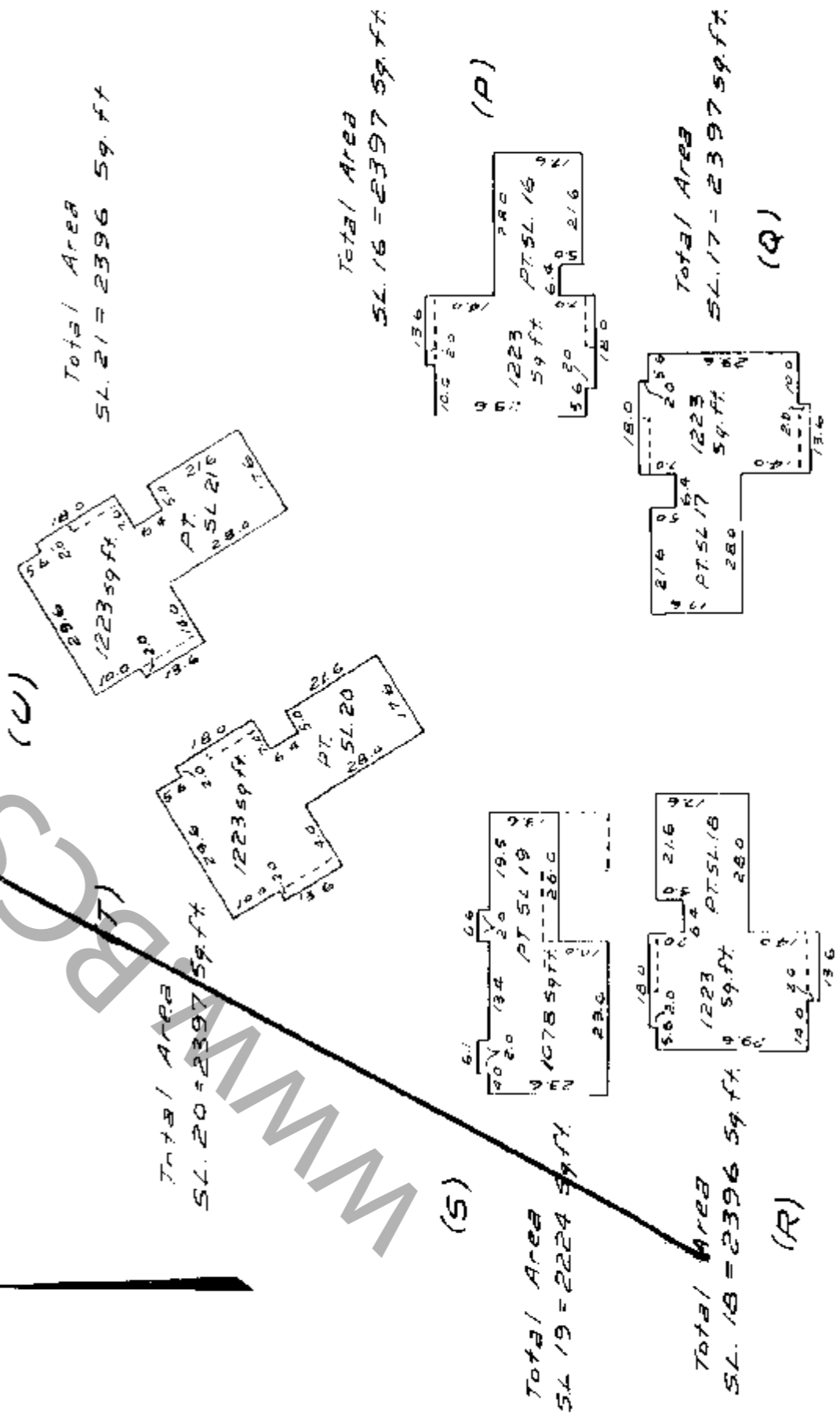
BUILDINGS P TO U  
Scale: 1 inch = 30 feet

FIRST FLOOR PLAN



COMPLETED UNDER SEC. 11, B.C. REG  
634/74, DATED THIS 21<sup>ST</sup>  
SEE MURAL & SEE REVERSE  
SHEET 2-7  
*[Signature]*  
DEPUTY REGISTRAR

SECOND FLOOR PLAN



W.C. Goudale Associates  
British Columbia Land Surveyors  
2559 Shaughnessy Street,  
Port Coquitlam, B.C.

Feb 24/76  
*[Signature]*  
B.C.L.S.

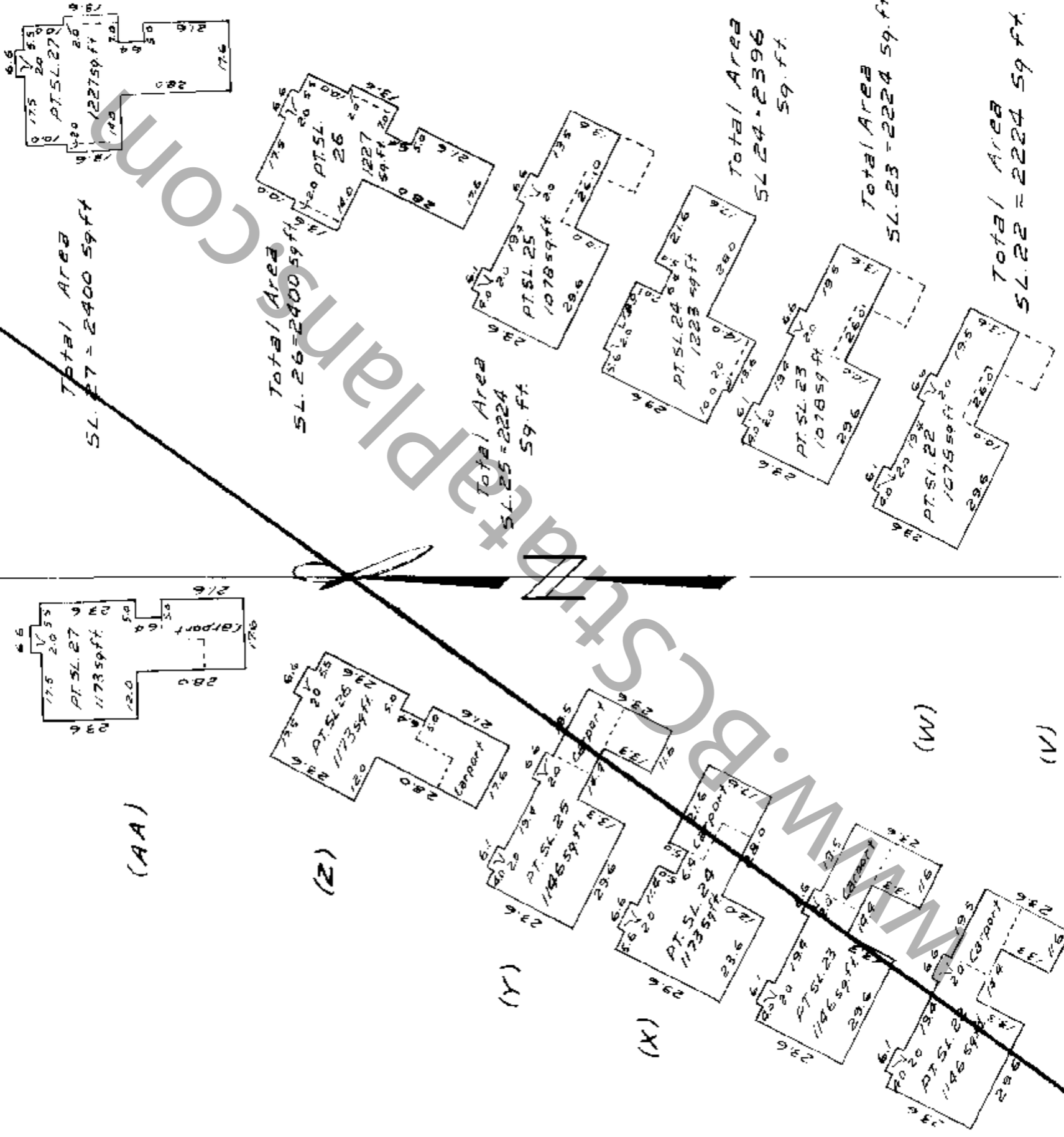


NW 490  
STRATA PLAN 490  
REV. 29/1/76

BUILDINGS V TO Z AND AA

Scale: 1 inch = 30 feet

FIRST FLOOR PLAN SECOND FLOOR PLAN



COLLECTED UNDER SEC. 11, BC REG 584/74  
DATED THIS 2-11-77. SEE NUM 136 V  
SEE ANNEXED SHEET # 5

*[Signature]*  
PROPERTY REGISTRAR.

Feb 24/76  
*[Signature]*  
B.C.L.S.

W.C. Goudale Associates  
British Columbia Land Surveyors  
2559 Sigaughnessy Street,  
Port Coquitlam, B.C.

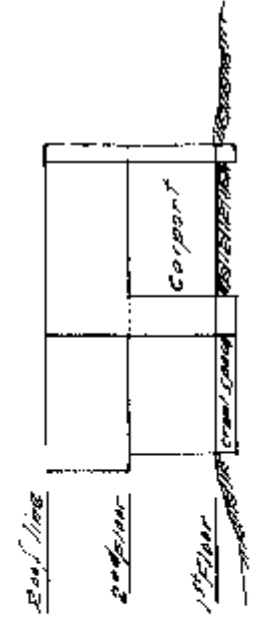
C-2081-74

NW 490  
 STRATA PLAN  
 Ref. 1973/13

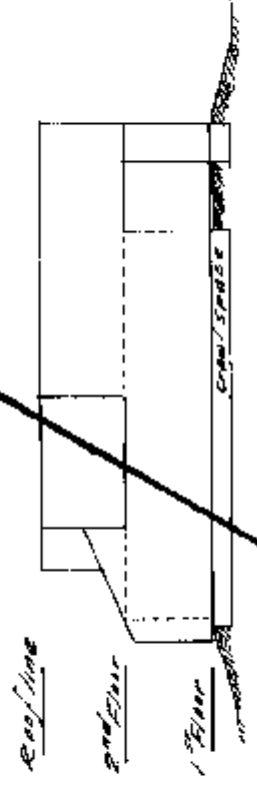
TYPICAL ELEVATIONS

Scale: 1 inch = 20 feet.

FRONT VIEW



SIDE VIEW

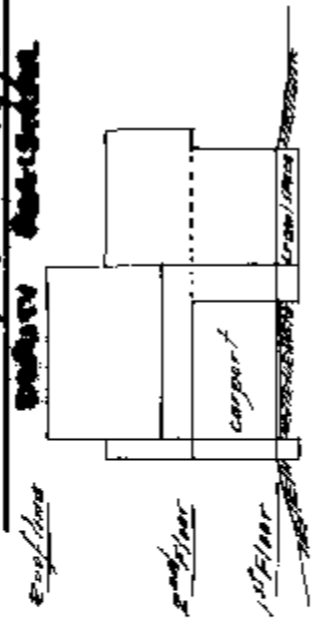


TYPICAL of BUILDINGS E, H, K, N, O, Q, T, U, X, AA

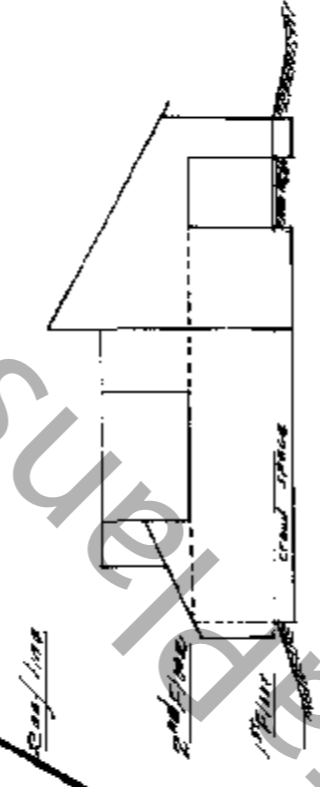
DEVELOPED UNDER SEC. 11, B.C. REG. 534/14  
 ISSUED THIS 2-18-77. FOR MARCH 1 1977  
 DRAWING NUMBER 49

*W. J. Gould*

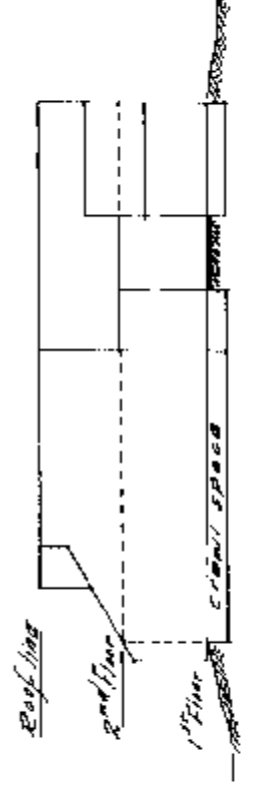
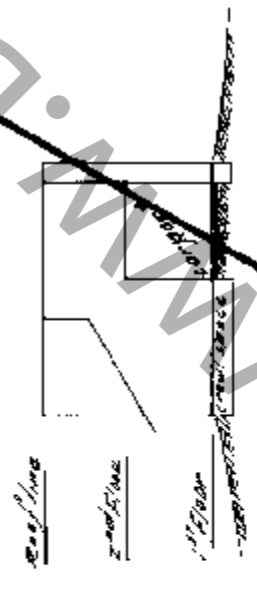
INDUSTRY BUILDINGS



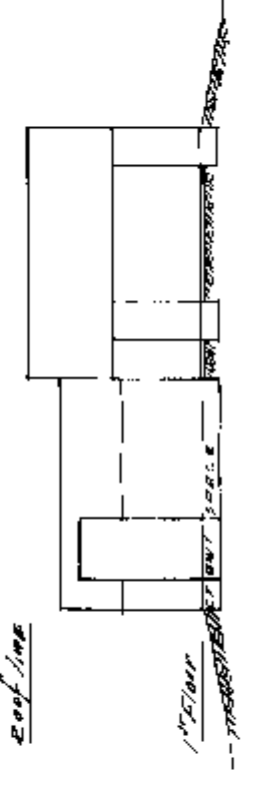
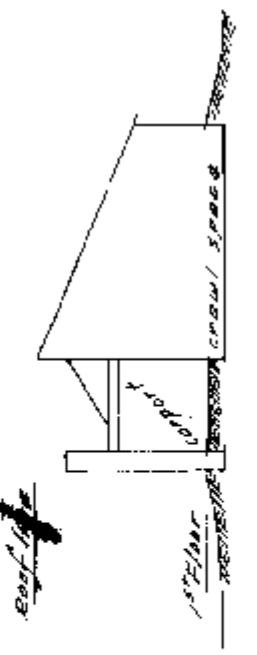
TYPICAL of BUILDINGS C, F, L, M, P, R, Z



TYPICAL of BUILDINGS B, D, I, J, S, V, W, Y



NOTE: Typical Elevations must be reversed  
 for some buildings



TYPICAL of BUILDINGS A and G

W. J. Gould's Associates  
 British Columbia Limited, Surveyors,  
 2559 Shaughnessy Street  
 Port Coquitlam, B.C.

Feb 24/76  
 W. J.  
 B.C.L.S.

C-2081-74



