

STRATA PLAN BCS 3176

STRATA PLAN OF AIR SPACE
PARCEL 4, DISTRICT LOT 233,
GROUP 1, N.W.D., AIR SPACE
PLAN BCP37032

DEPOSITED AND REGISTERED IN
THE LAND TITLE OFFICE AT
NEW WESTMINSTER, B.C.
THIS 31 DAY OF OCT 2008

TAN MacDONALD / CP
REGISTRAR

BB 909 508 - 603

"CITY OF PORT MOODY"
B.C.G.S. 92G.026

"ROOM"
121 BREW STREET
PORT MOODY, BC

SCALE 1:300



ALL DISTANCES ARE IN METRES.



STRATA PLAN BCS2972

INTEGRATED SURVEY AREA No. 35
(PORT MOODY) NAD-83 (CSRS)

THIS PLAN SHOWS HORIZONTAL GROUND-LEVEL MEASURED
DISTANCES EXCEPT WHERE OTHERWISE NOTED. TO COMPUTE
GRID DISTANCES, MULTIPLY GROUND LEVEL DISTANCES
BY COMBINED FACTOR 0.9996028

ELEVATIONS ARE IN METRES TO GEODETIC DATUM
BASED ON CITY OF PORT MOODY CONTROL MONUMENT
80H2568, ELEVATION=13.139 m; LOCATED AT THE
INTERSECTION OF MURRAY STREET AND 1000 ROAD

LEGEND

GRID BEARINGS ARE DERIVED FROM OBSERVATIONS
BETWEEN CONTROL MONUMENTS 80H2567 AND 80H2568

- - DENOTES CONTROL MONUMENT FOUND
- - DENOTES LEAD PLUG FOUND
- - DENOTES LEAD PLUG PLACED
- - DENOTES STANDARD IRON POST FOUND
- - DENOTES STANDARD IRON POST PLACED
- NR - DENOTES NO RECORD
- C/R - DENOTES DESTROYED/RESET
- SL - DENOTES STRATA LOT
- PT - DENOTES PART
- Ⓢ - DENOTES COMMON PROPERTY
- ⓔ - DENOTES ELECTRICAL ROOM
BEING COMMON PROPERTY
- Ⓥ - DENOTES VENT BEING
COMMON PROPERTY
- Ⓦ - DENOTES MECHANICAL SPACE
BEING COMMON PROPERTY
- Ⓟ - DENOTES BALCONY BEING LIMITED
COMMON PROPERTY FOR THE
EXCLUSIVE USE OF SL 1

THIS STRATA PLAN CONTAINS LIMITED COMMON
PROPERTY ACCORDING TO SEC. 73 (a)(i) OF
THE STRATA PROPERTY ACT.

SEE SHEET #3 FOR
BOUNDARY DIMENSIONS

SEE SHEET #'S 4 TO 6
FOR BUILDING LOCATION
AND DIMENSIONS

I, MIKE E. SHAW, A BRITISH COLUMBIA LAND SURVEYOR
CERTIFY THAT THE BUILDING SHOWN ON THIS STRATA PLAN
IS WITHIN THE EXTERNAL BOUNDARIES OF THE LAND
THAT IS THE SUBJECT OF THE STRATA PLAN.

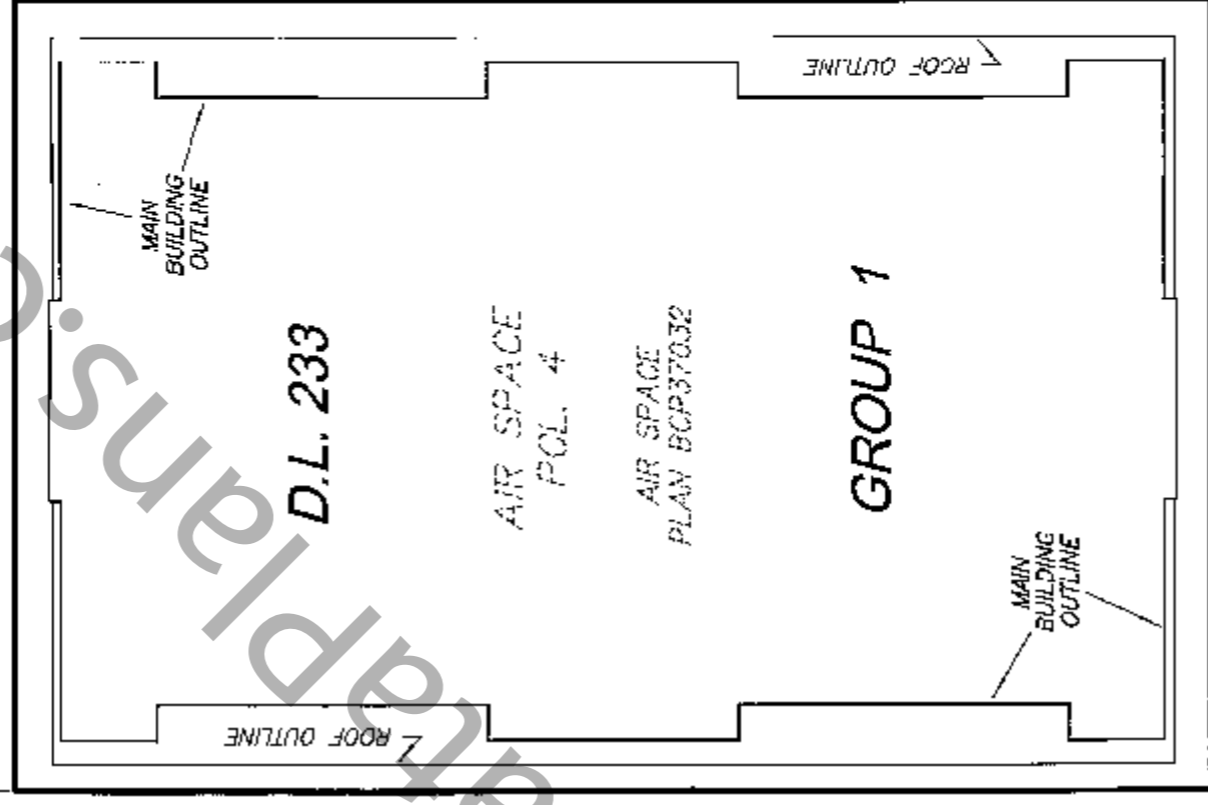
DATE: OCTOBER 21st, 2008.

BENNETT LAND SURVEYING LTD.
B.C. & CANADA LAND SURVEYORS
#201-8547 152ND STREET,
SURREY, B.C. V3R 5Y5
PHONE : 604-582-0717

DRAWING # 30538-7
FILE # 30638-7_FS
DATE : OCTOBER 21, 2008

REM. A
PLAN
BCP37030

M O R R I S S E Y
R O A D



D.L. 233

REM. A
PLAN
BCP37030

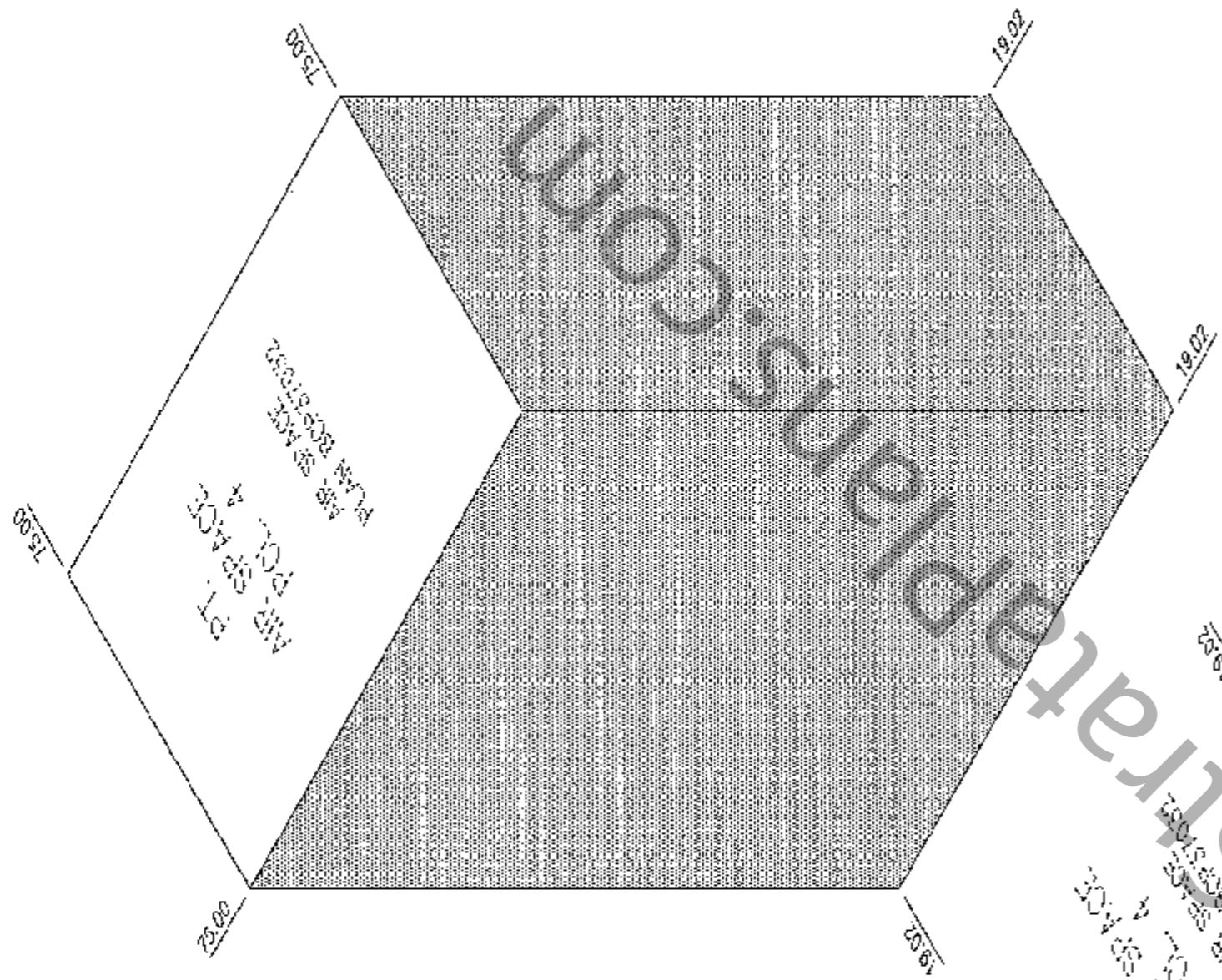
PT. AIR SPACE PCL. 7
AIR SPACE PLAN BCP37032

THIS PLAN LIES WITHIN THE
GREATER VANCOUVER REGIONAL DISTRICT

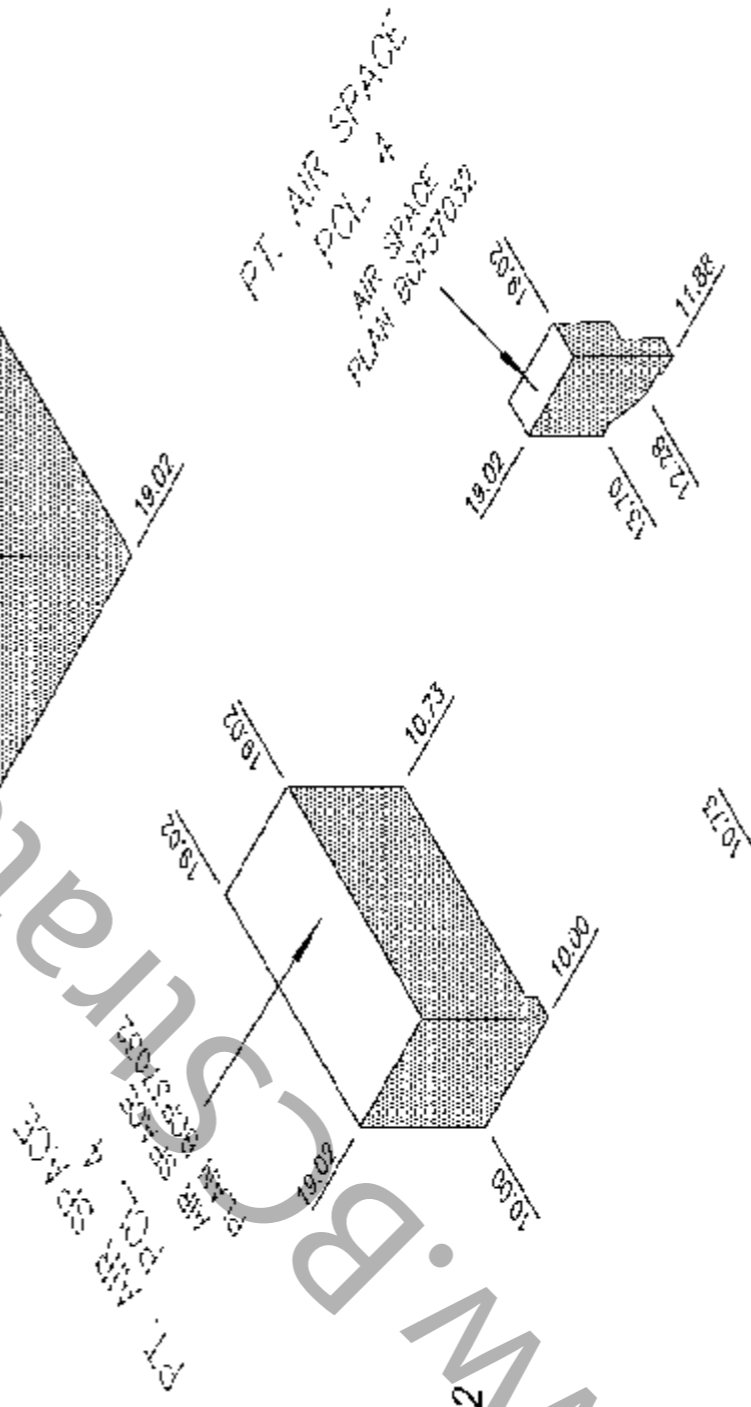
ISOMETRIC VIEW AIR SPACE PCL. 4 STRATA PLAN BCS 3176

DISTRICT LOT 233, GP. 1, N.W.D.

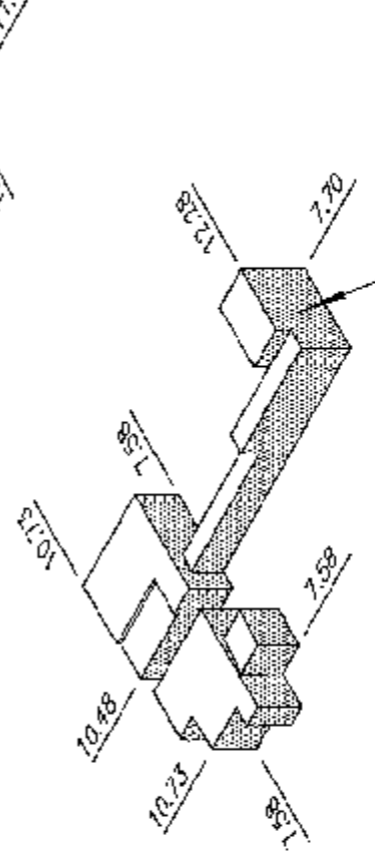
AIR SPACE PLAN BCP37032



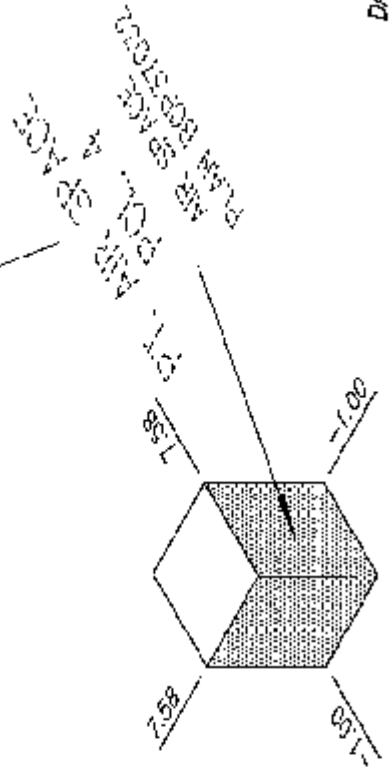
ISOMETRIC VIEW
ELEV. 19.02 TO 75.00



ISOMETRIC VIEW
ELEV. 10.00 TO 19.02



ISOMETRIC VIEW
ELEV. 7.58 TO 12.28



ISOMETRIC VIEW
ELEV. -1.00 TO 7.58

DATE : OCTOBER 21, 2008

DRAWING # 30638-7
FILE # 30638-7-ISO

M.S.D.

BOUNDARY DIMENSIONS

STRATA PLAN BCS 3176

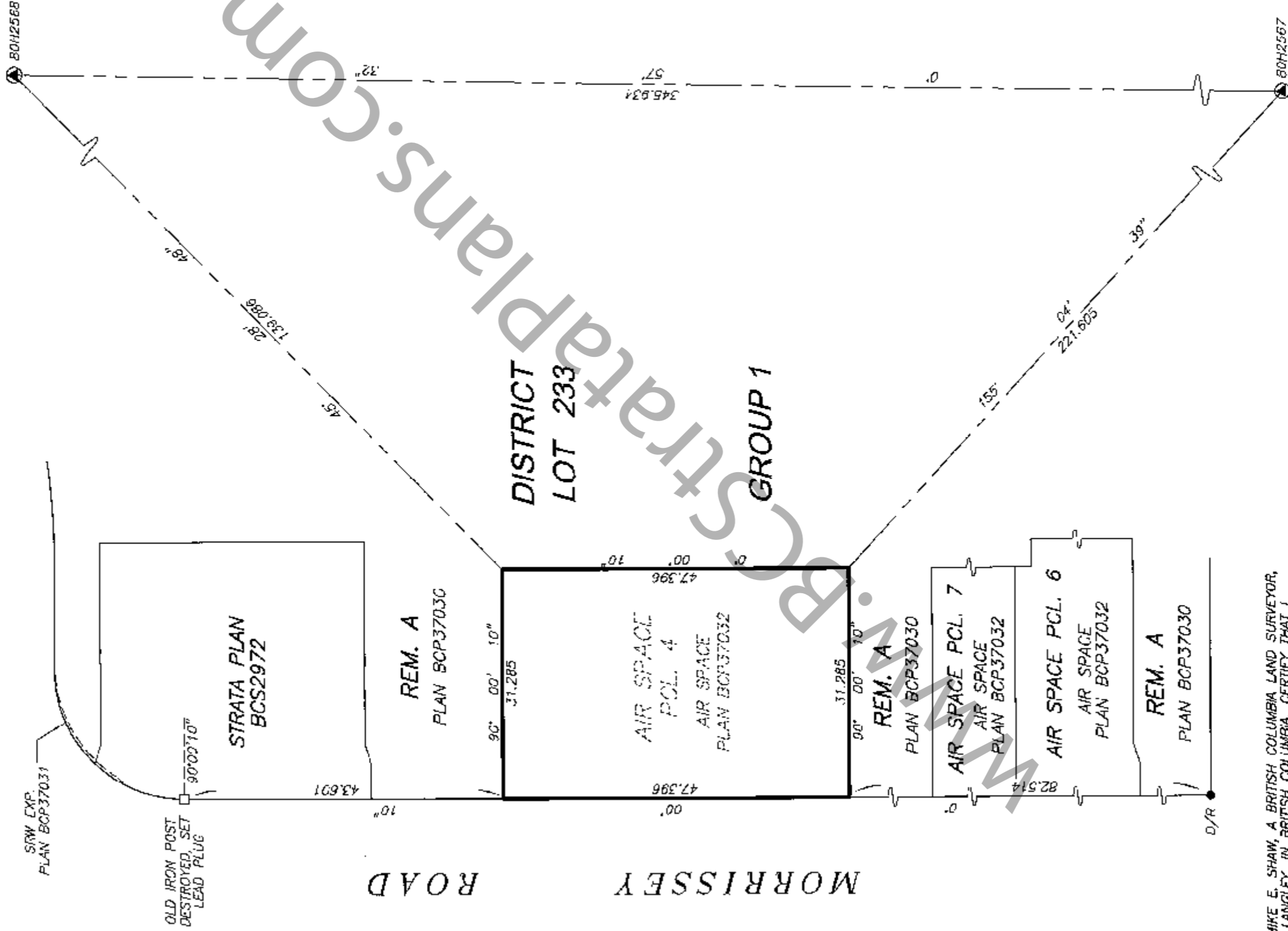
SCALE 1:600



ALL DISTANCES ARE IN METRES.



MURRAY STREET



I, MIKE E. SHAW, A BRITISH COLUMBIA LAND SURVEYOR, OF LANGLEY, IN BRITISH COLUMBIA, CERTIFY THAT I WAS PRESENT AT AND PERSONALLY SUPERINTENDED THE SURVEY REPRESENTED BY THIS PLAN, AND THAT THE SURVEY AND PLAN ARE CORRECT. THE FIELD SURVEY WAS COMPLETED ON THE 21st DAY OF OCTOBER, 2008. THE PLAN WAS COMPLETED AND CHECKED, AND THE CHECKLIST FILED UNDER # ECP88723, 22nd DAY OF OCTOBER, 2008.

Mike E. Shaw

B.C.L.S.

DRAWING # 30638-7
FILE # 30638-7_Post

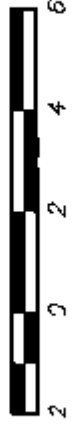
DATE : OCTOBER 21, 2008

M.E.S.

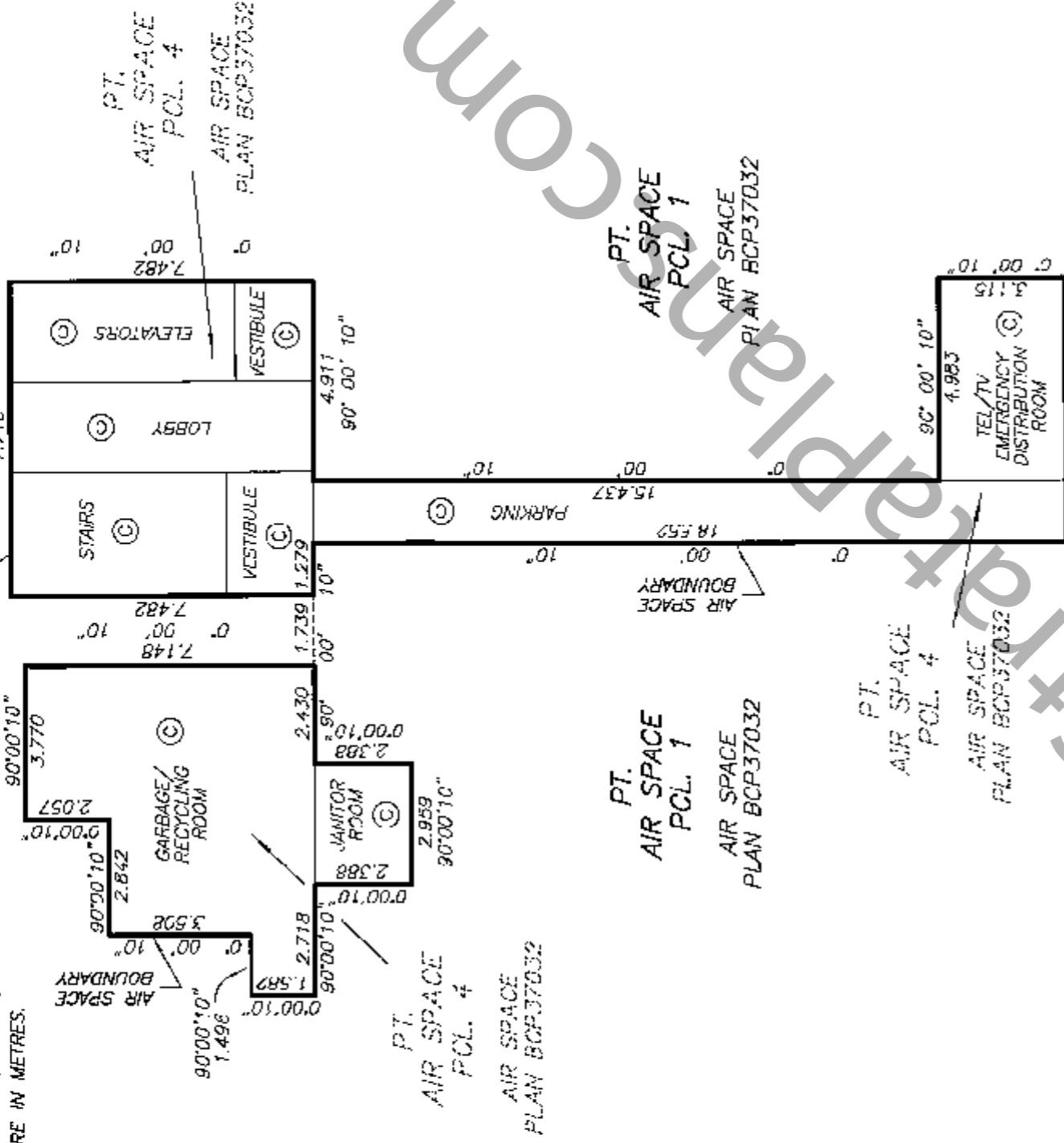
ORIGINAL

BUILDING LOCATION AND DIMENSIONS

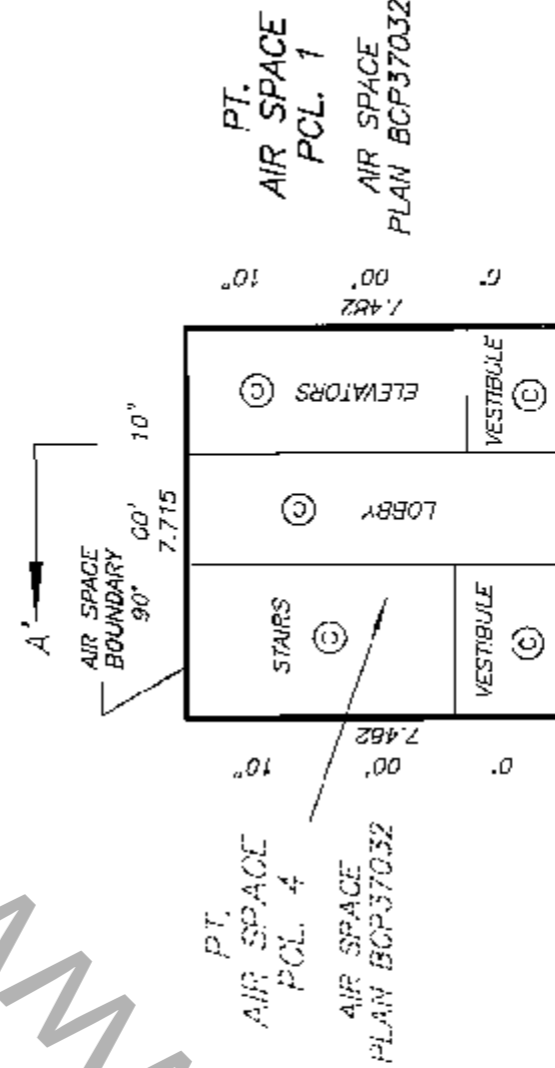
SCALE 1:150



ALL DISTANCES ARE IN METRES.



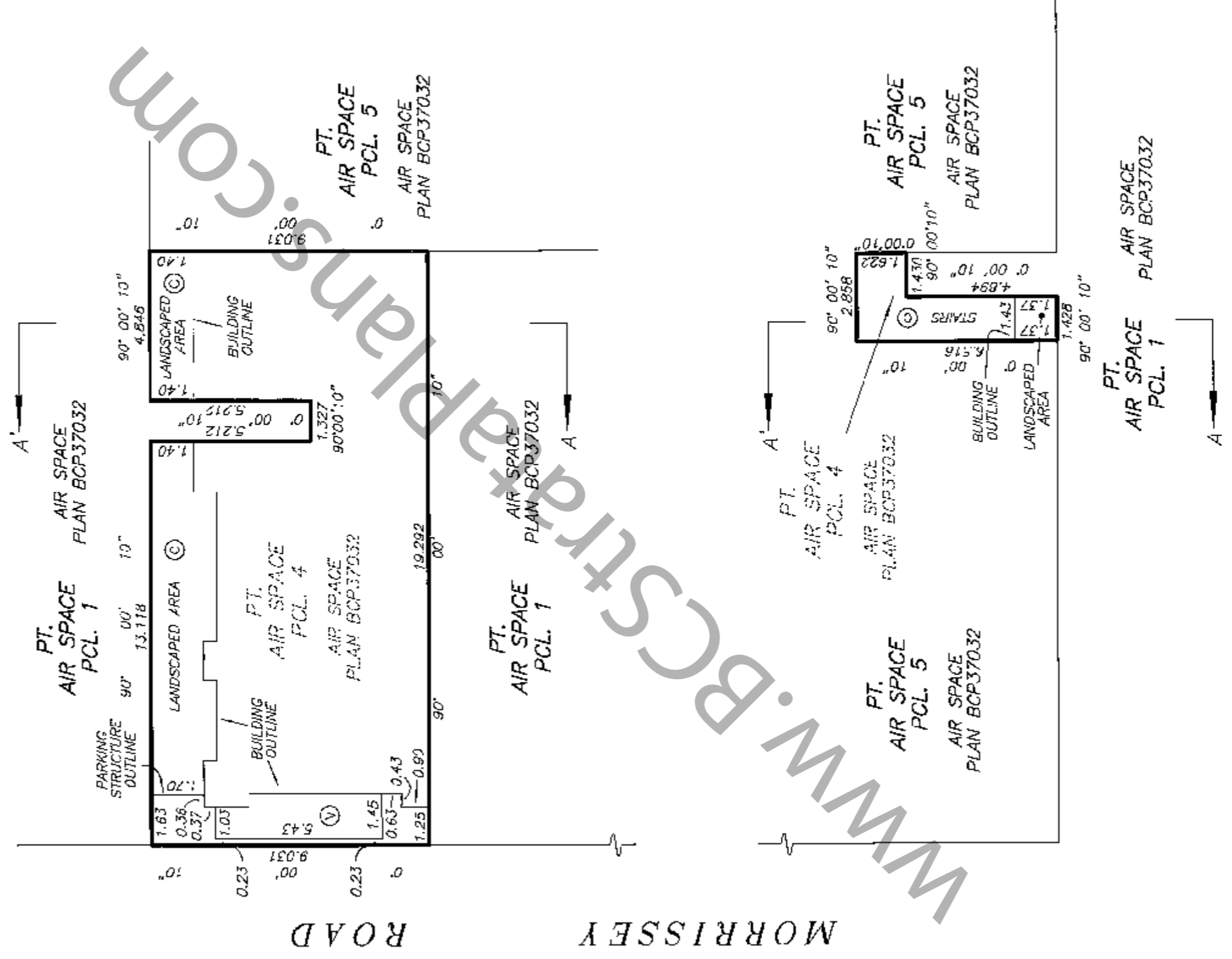
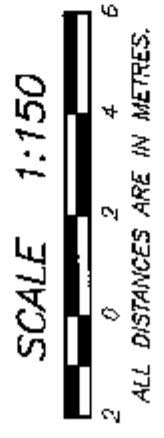
**ELEV. 7.58 TO 10.73
(PARKING LEVEL P1)**



**ELEV. -1.00 TO 7.58
(PARKING LEVEL P3 AND P2)**

BOUNDARY DIMENSIONS AND BUILDING LOCATION

STRATA PLAN BCS 3176



ELEV. 10.00 TO 19.02
(GROUND FLOOR)

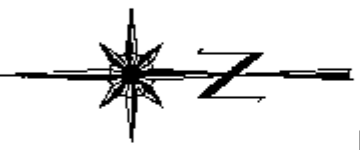
DATE : OCTOBER 21, 2008
M.C.A.

ORIGINAL

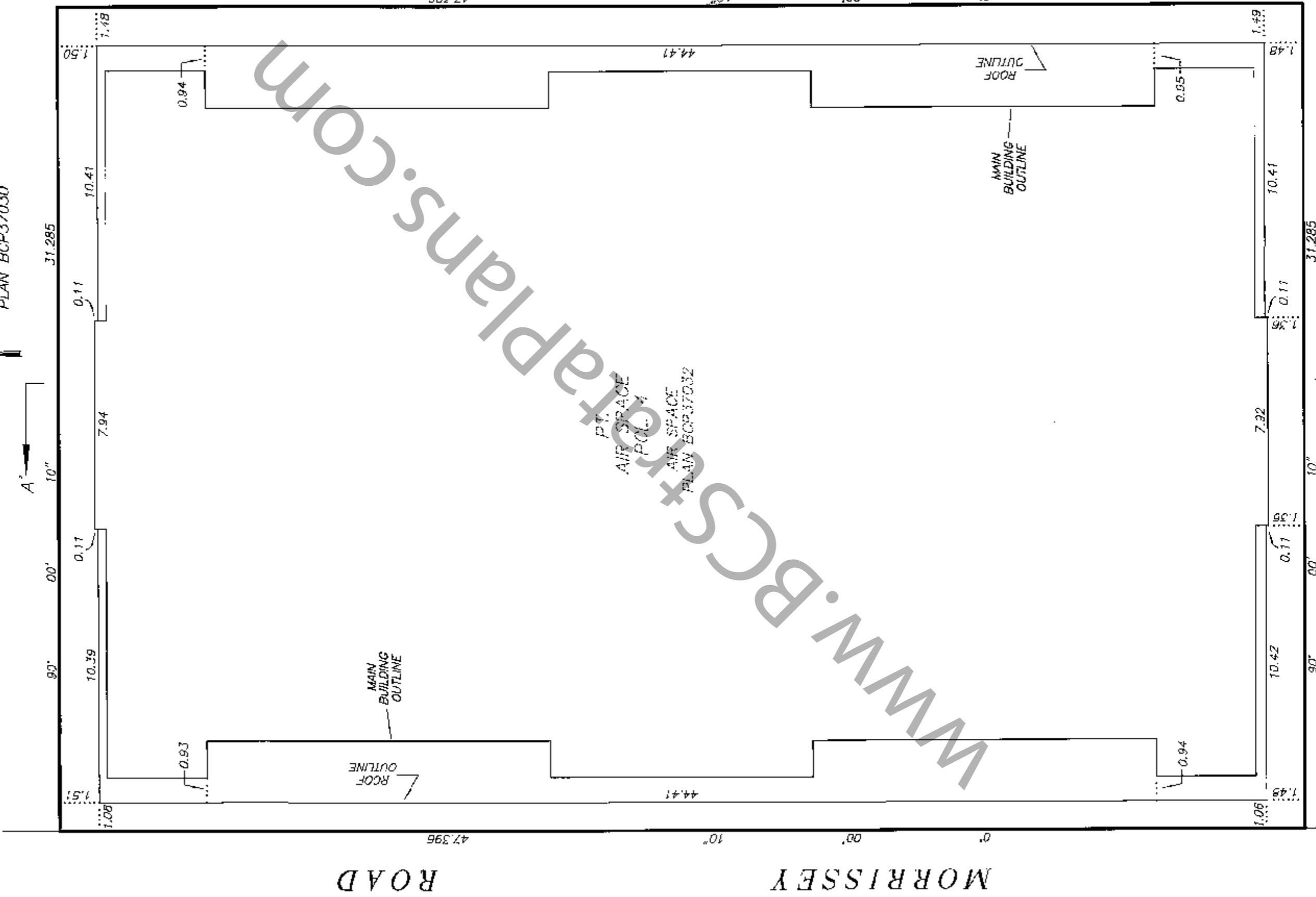
SHEET 6 OF 18 SHEETS

**PROPERTY DIMENSIONS
AND BUILDING LOCATION**

STRATA PLAN BCS 3176



REM. A
PLAN BCP37030



REM. A
PLAN BCP37030

ELEV. 19.02 TO 75.00
(2nd FLOOR TO THE TOP)

DATE : OCTOBER 21, 2008
M.C.B.

DRAWING # 30638-7
FILE # 30638-7_CE_L2

ORIGINAL

BUILDING LOCATION
SECTION A - A'

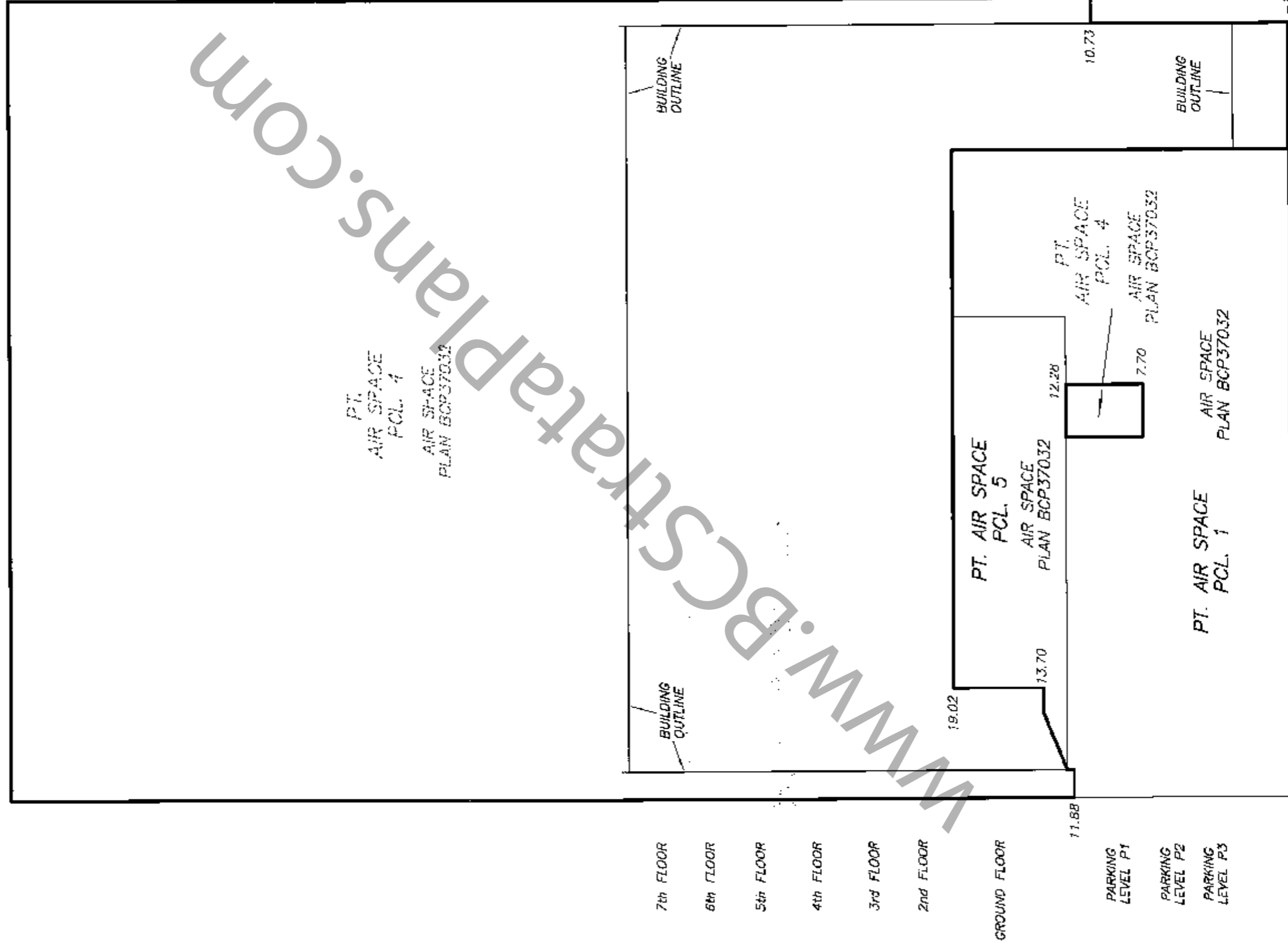
STRATA PLAN BCS 3176

SCALE 1:250



ALL DISTANCES ARE
IN METRES.

75.00



www.bcsstrataplans.com

DATE : OCTOBER 21, 2008
M.E.S.

DRAWING # 30638-7
FILE # 30638-7_SA

ORIGINAL

STRATA PLAN BCS 3176

OWNER:

OMNI DEVELOPMENT (1000 ROAD) CORP.
(INCORPORATION No. 362946)

AUTHORIZED SIGNATORY
Rossano DeCorus

AUTHORIZED SIGNATORY
[Signature]
FRASER HALL
WITNESS AS TO BOTH SIGNATURES

DEVELOPMENT MANAGER
OCCUPATION OF WITNESS
300-550 ROBSON ST. VANCOUVER
ADDRESS OF WITNESS

MORTGAGEE:

CIBC WORLD MARKETS INC.
(INCORPORATION No. A0043586)

X *[Signature]*
AUTHORIZED SIGNATORY
Dean Rogers - Director
AUTHORIZED SIGNATORY
Ann Marie Merrick, Manager Discharge
[Signature]
WITNESS AS TO BOTH SIGNATURES
At. Shimerain
At. Shymanski
Notary for the Province of Ontario / Banker
OCCUPATION OF WITNESS
545 Bay Street, 5th Floor
Toronto, ON M5G 2C2
ADDRESS OF WITNESS

THE CITY OF FORT MOODY REGISTERED OWNER
OF COVENANTS BA120542, BA120544, BA120546,
BA120548, BA120550, BA120552, BB358878,
BB163928 AND BB683113 HEREBY
CONSENTS TO THE DEPOSIT OF THIS PLAN.

[Signature]
AUTHORIZED SIGNATORY
Giuseppe Trasolini, Mayor

[Signature]
AUTHORIZED SIGNATORY
KELLY KENNEY, CITY CLERK

I, MIKE E. SHAW, A BRITISH COLUMBIA LAND SURVEYOR,
CERTIFY THAT THE BUILDING INCLUDED IN THIS STRATA
PLAN HAS NOT, AS OF OCTOBER 21st, 2008, BEEN
PREVIOUSLY OCCUPIED.

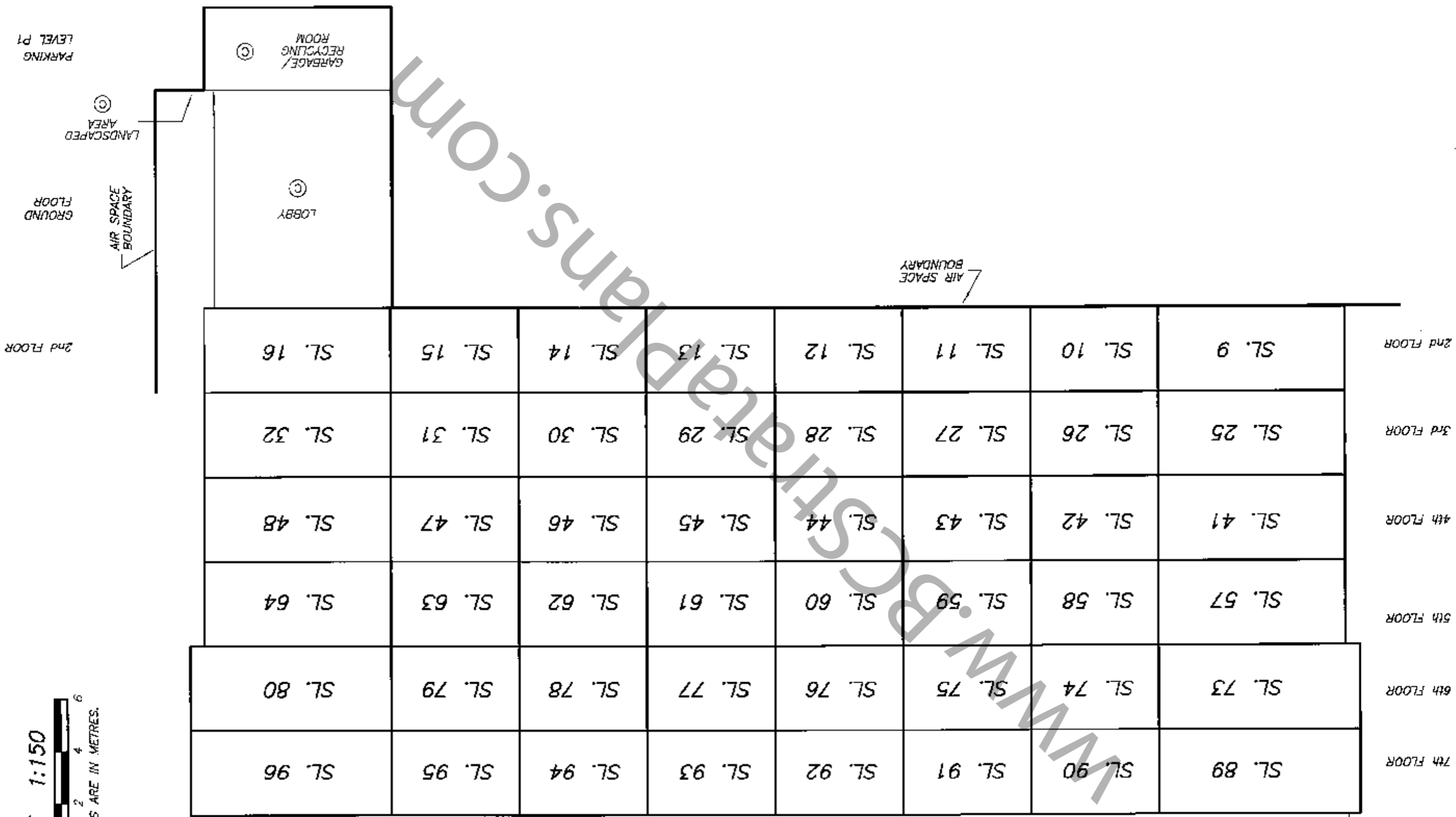
[Signature] B.C.L.S.

DATE : OCTOBER 21, 2008

[Signature]

STRATA PLAN BCS 3176

SECTION B - B'



DATE : OCTOBER 21, 2008

M.F.S.

DRAWING # 30638-7
 FILE # 30638-7-05

ORIGINAL

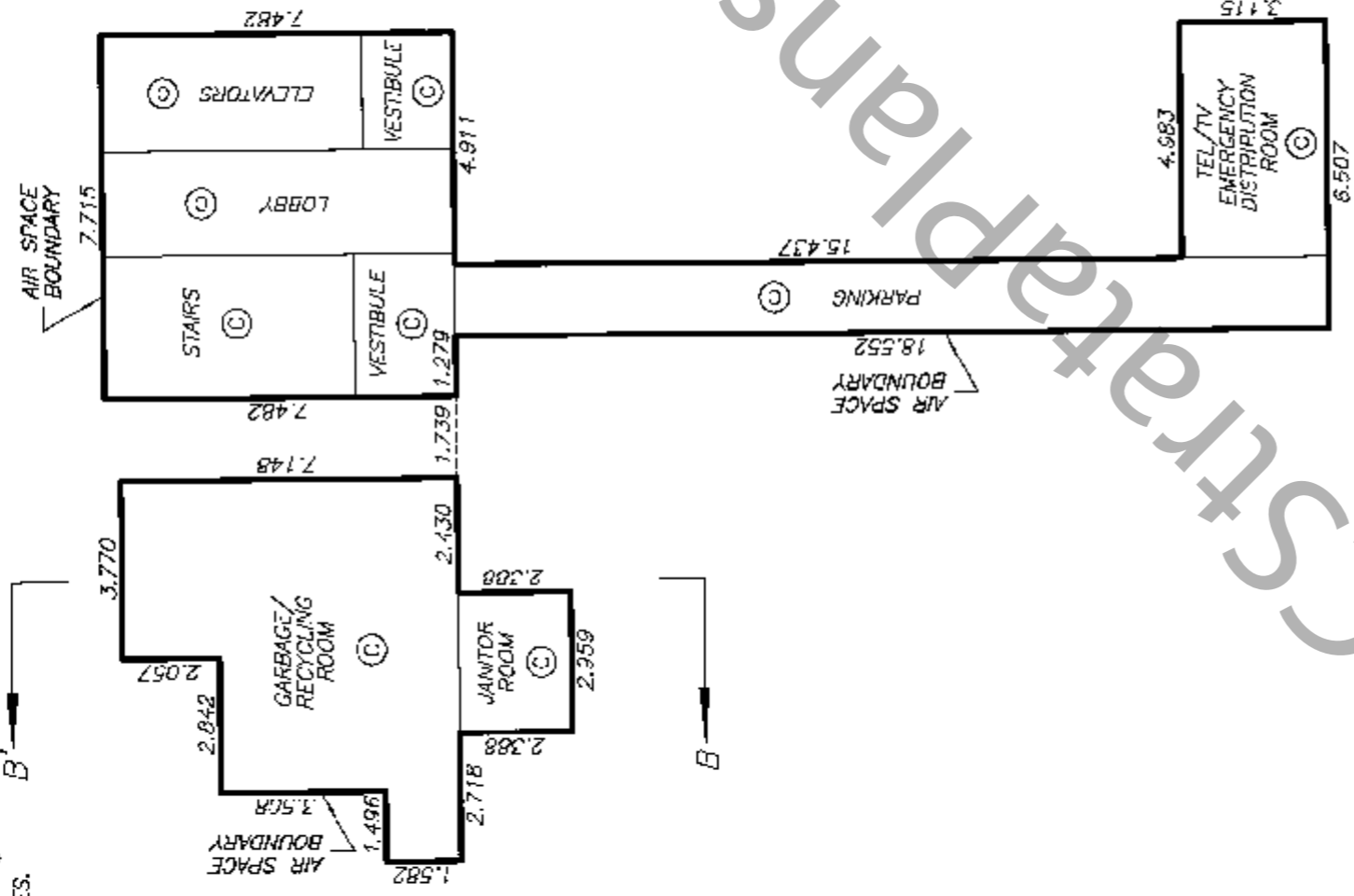
PARKING LEVEL FLOOR PLANS

STRATA PLAN BCS 3176

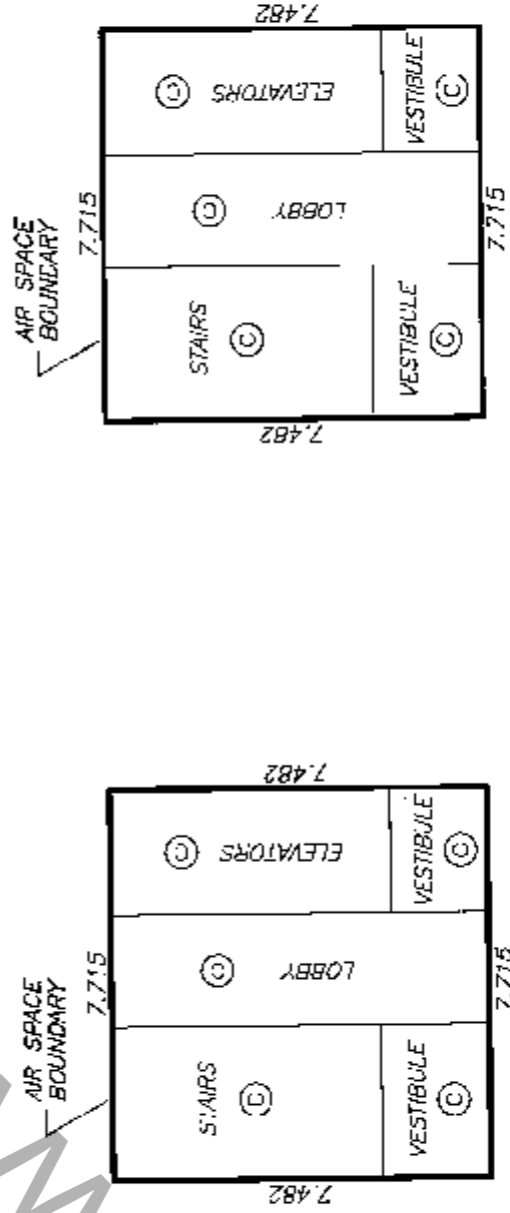
SCALE 1:150



ALL DISTANCES ARE IN METRES.



PARKING LEVEL P1

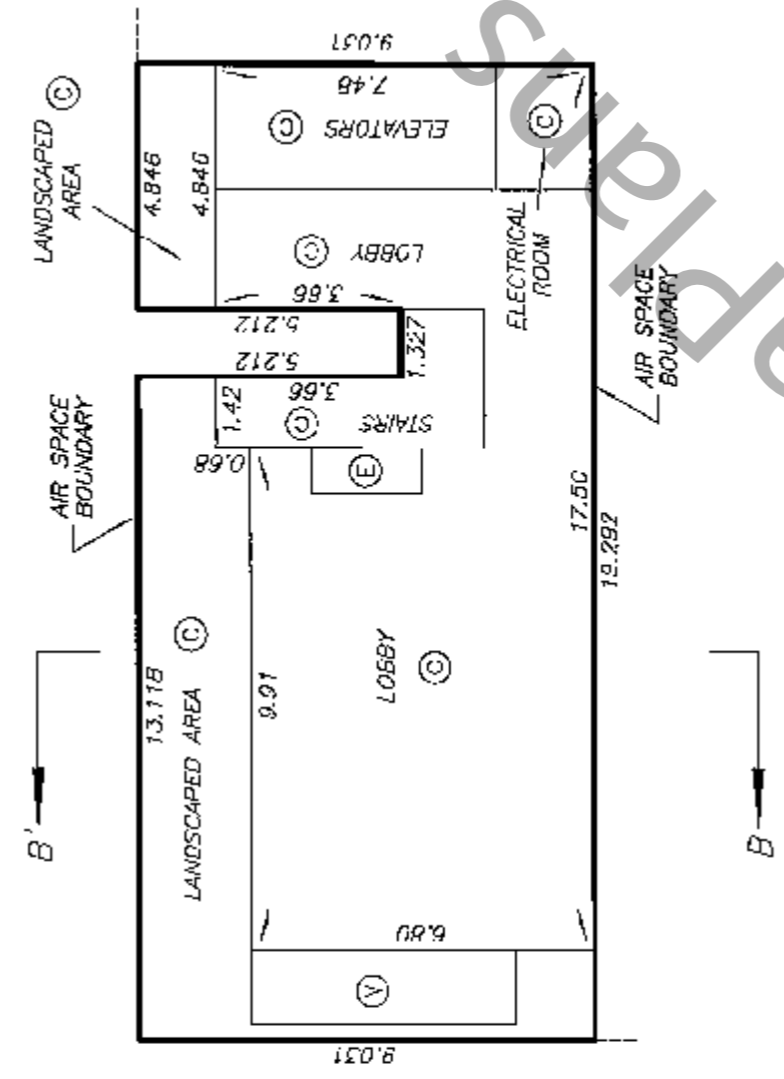
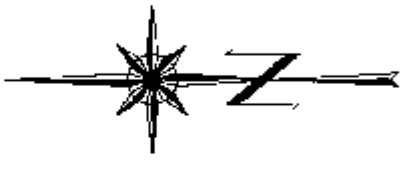


PARKING LEVEL P2

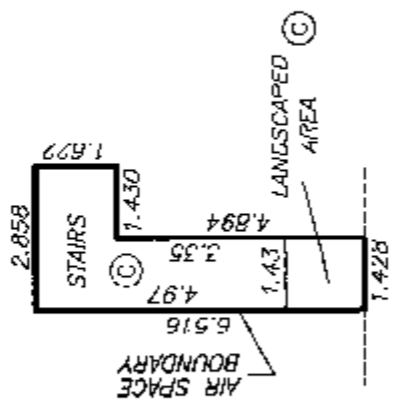
PARKING LEVEL P3

GROUND FLOOR PLAN

STRATA PLAN BCS 3176

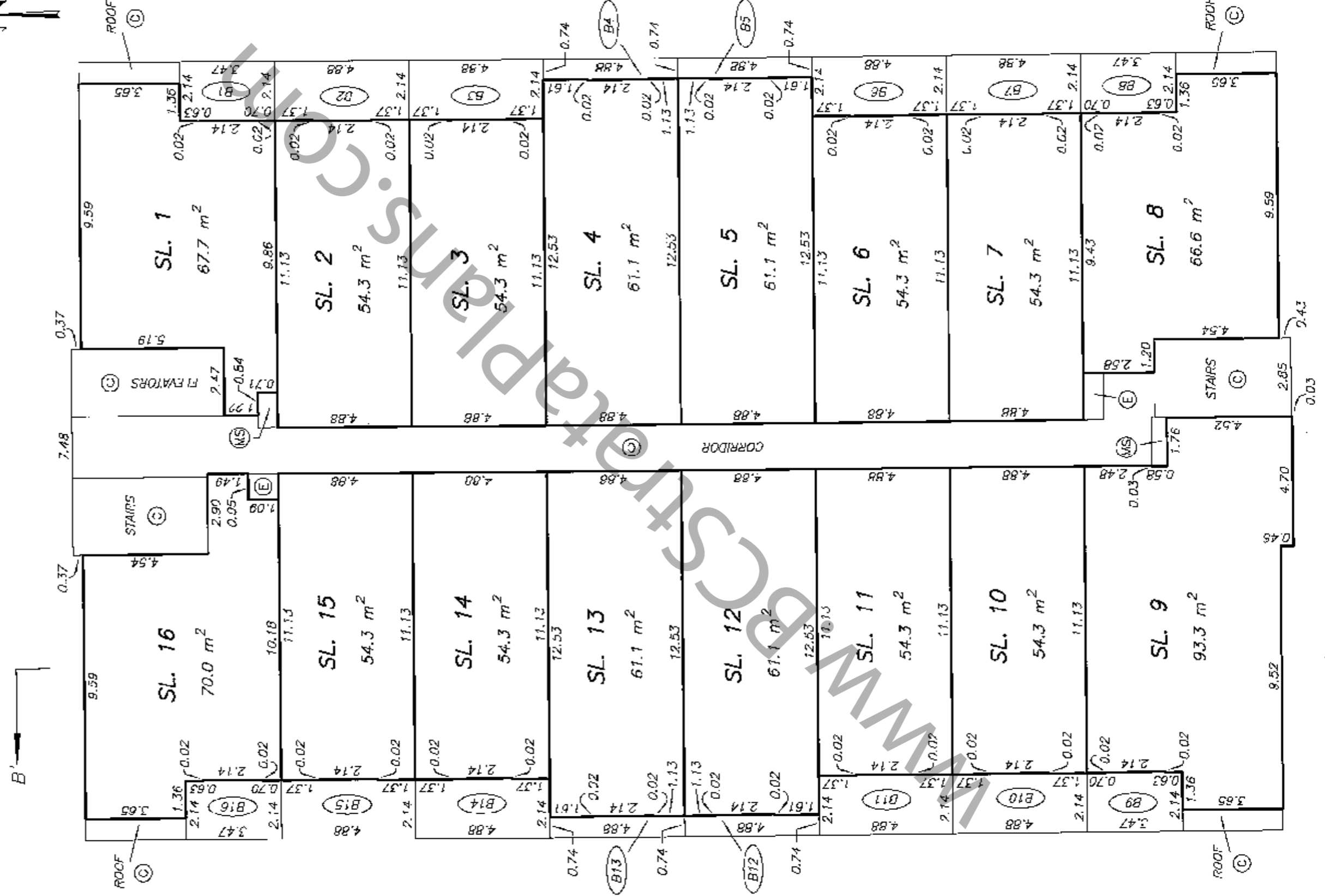
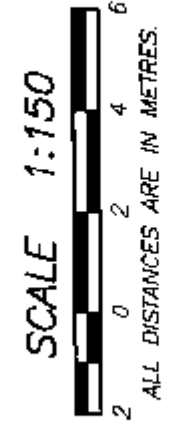


NOT PART OF STRATA PLAN



STRATA PLAN BCS 3176

2nd FLOOR PLAN



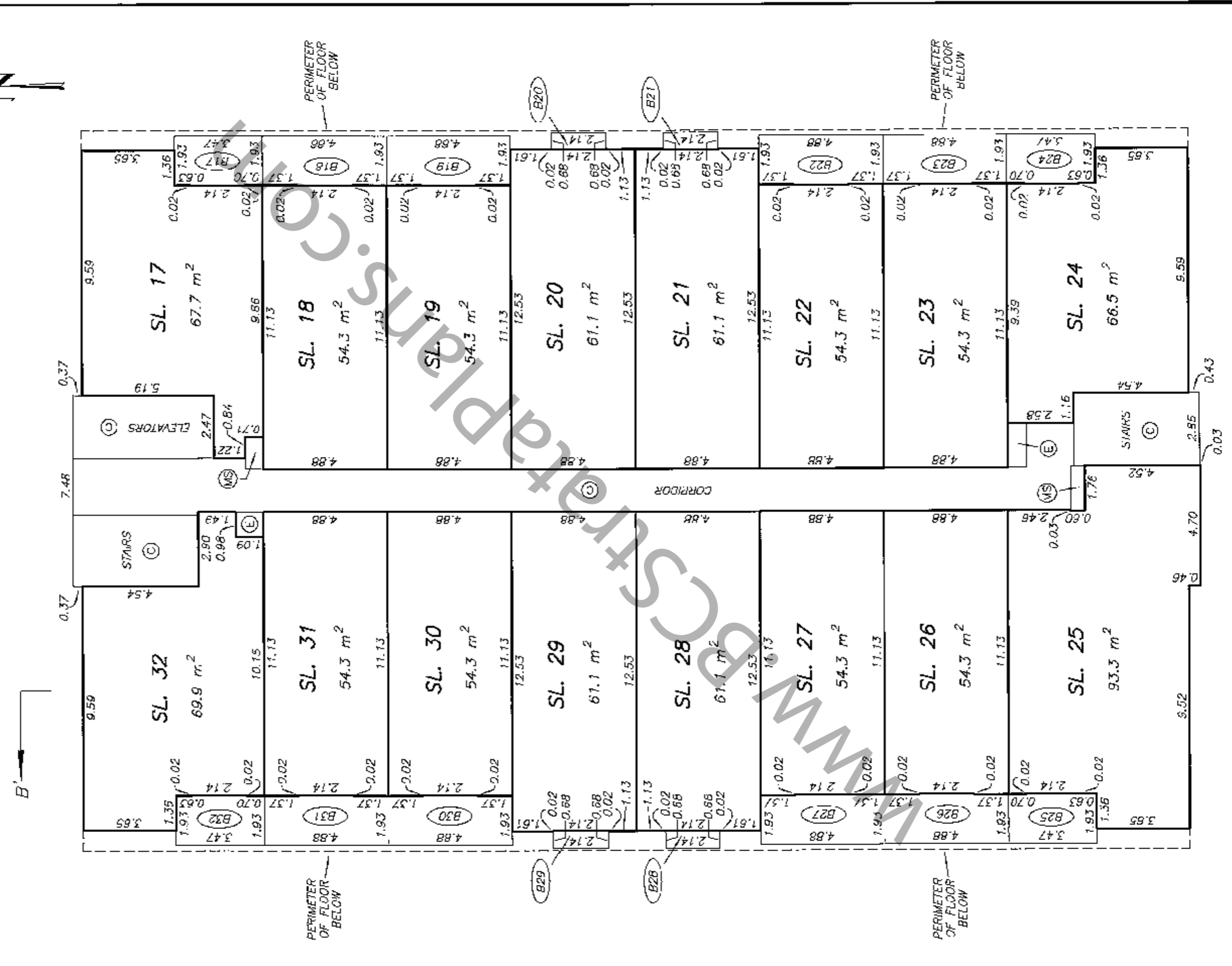
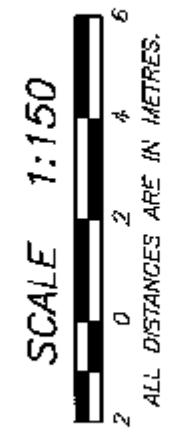
DATE : OCTOBER 21, 2008
M.C.S.

DRAWING # 30638-7
FILE # 30638-7_L2

ORIGINAL

STRATA PLAN BCS 3176

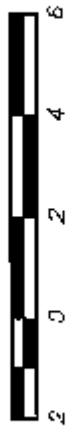
3rd FLOOR PLAN



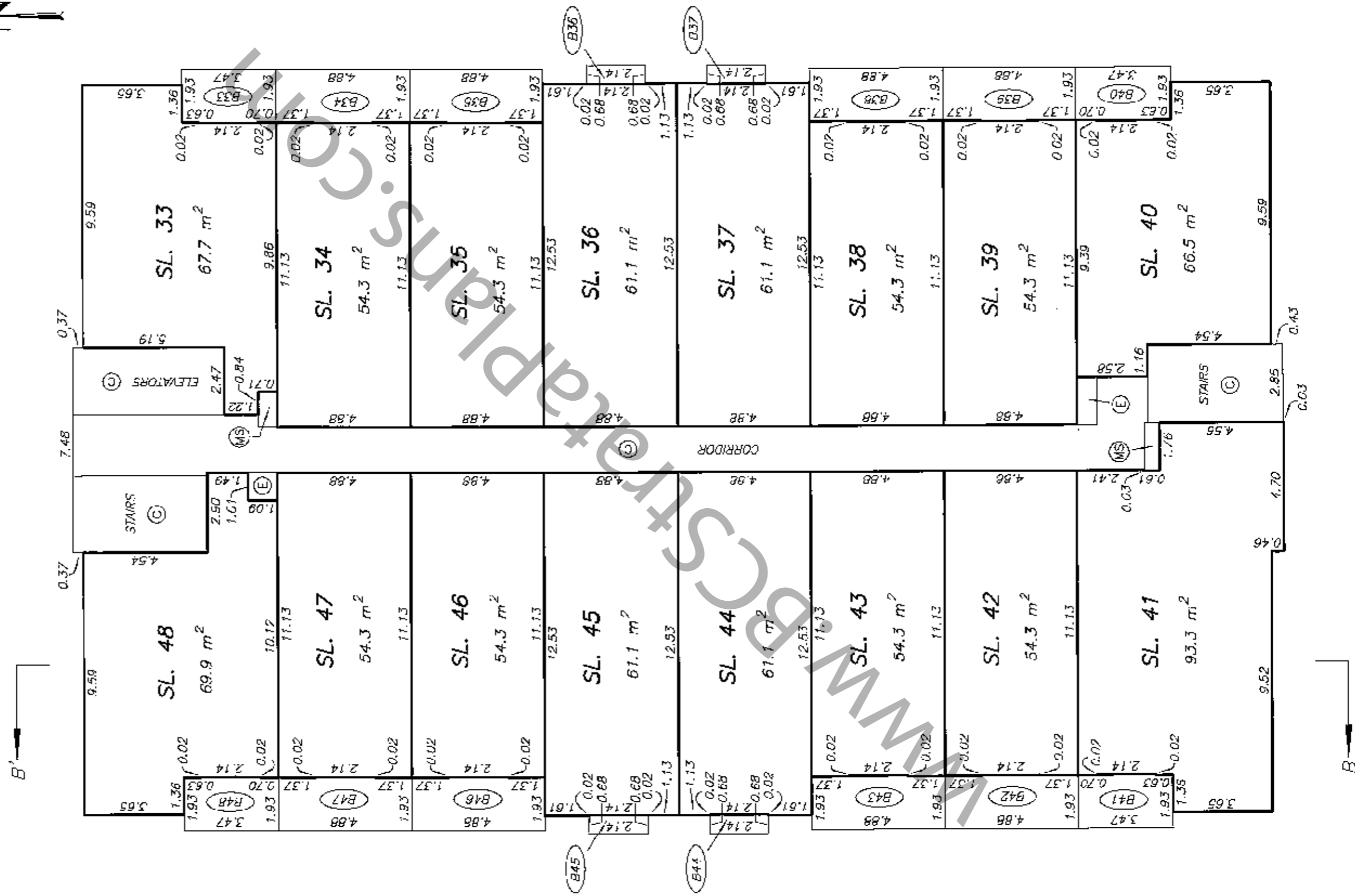
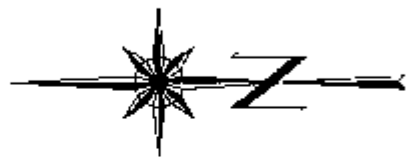
4th FLOOR PLAN

STRATA PLAN BCS 3176

SCALE 1:150



ALL DISTANCES ARE IN METRES.

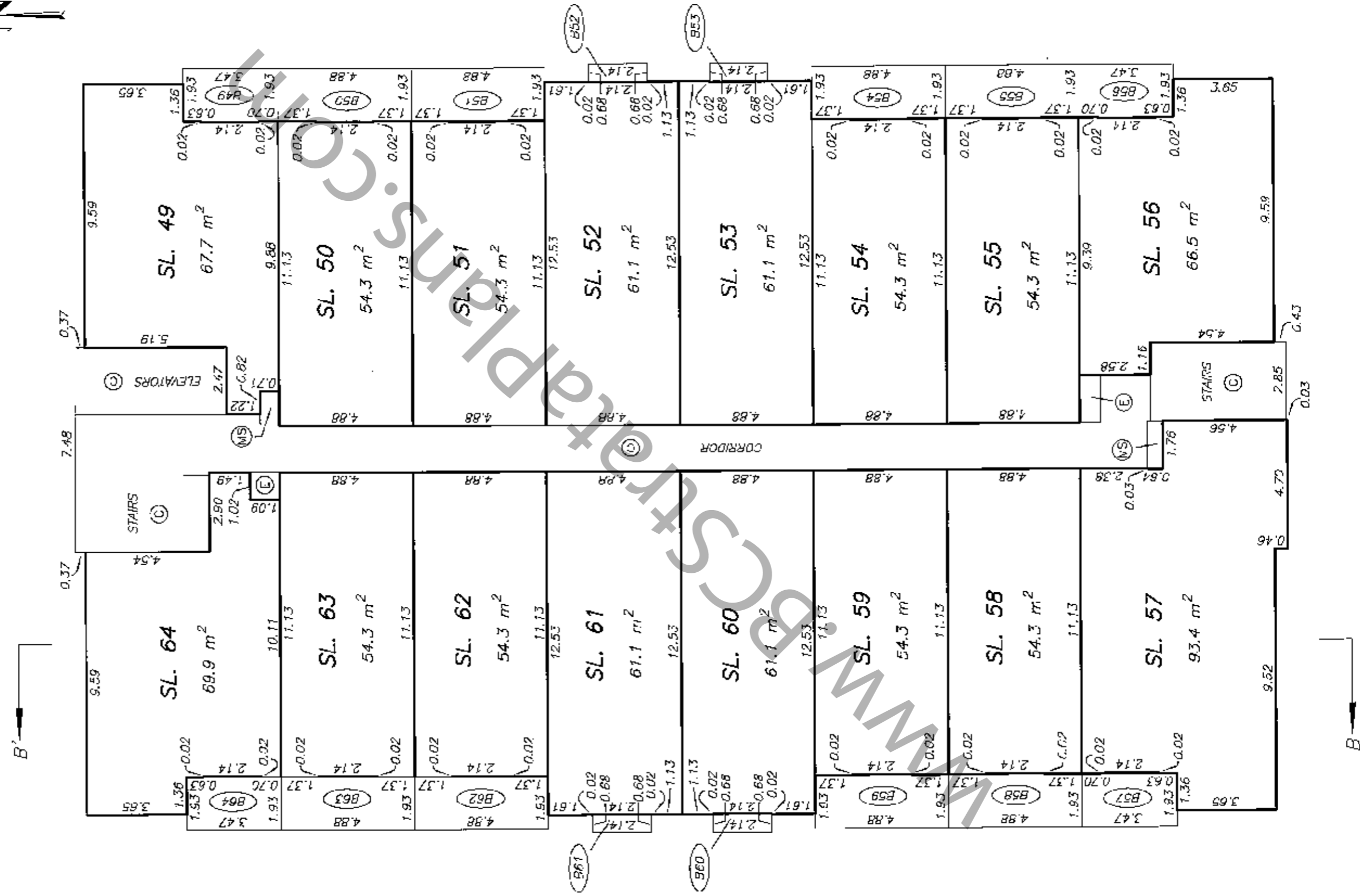


M.C.B.

ORIGINAL

5th FLOOR PLAN

STRATA PLAN BCS 3176



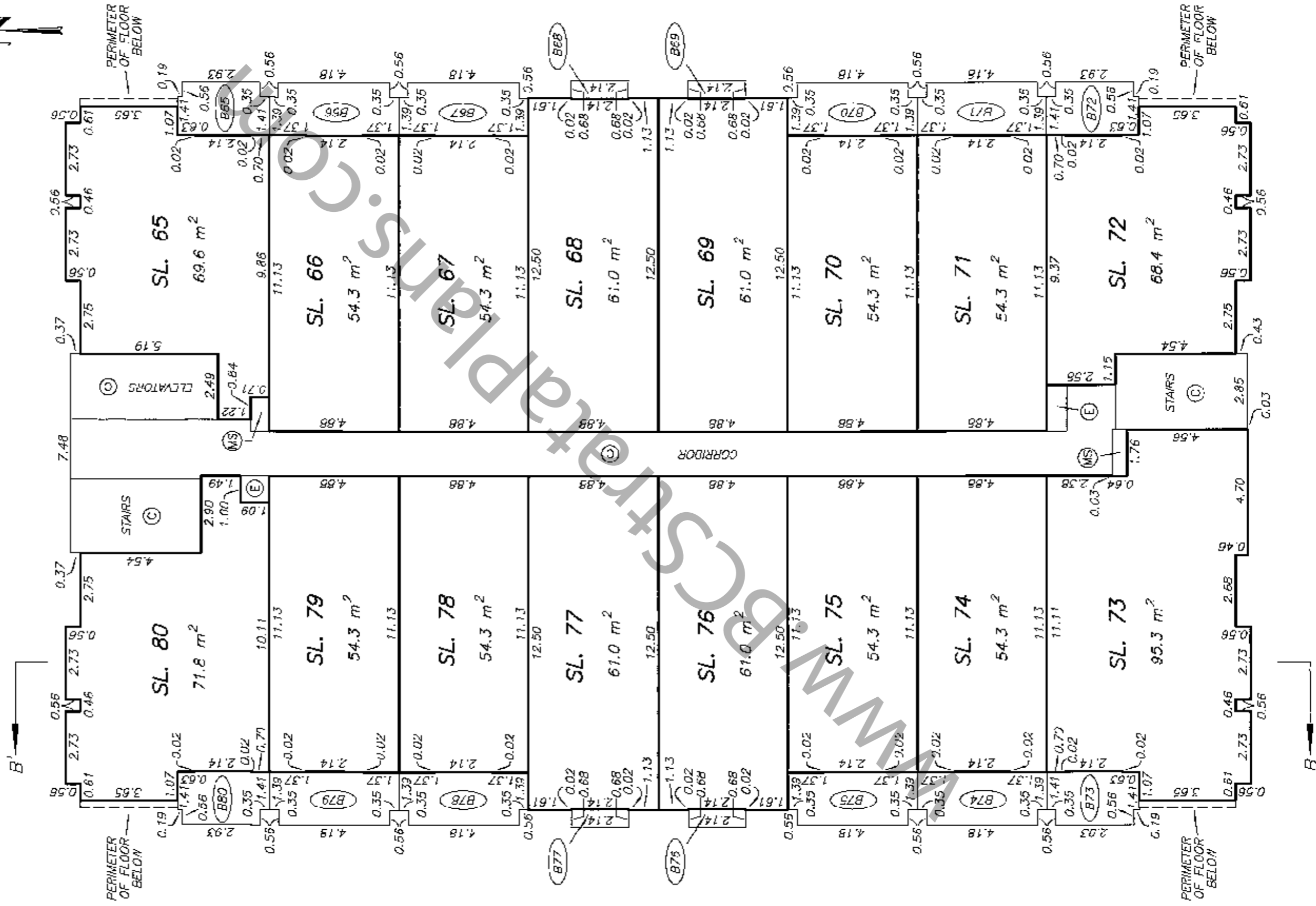
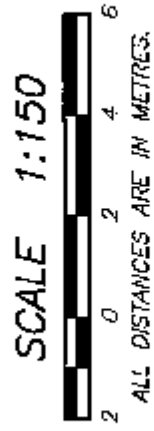
DATE : OCTOBER 21, 2008
M.E.S.

DRAWING # 30638-7
FILE # 30638-7_LL5

ORIGINAL

6th FLOOR PLAN

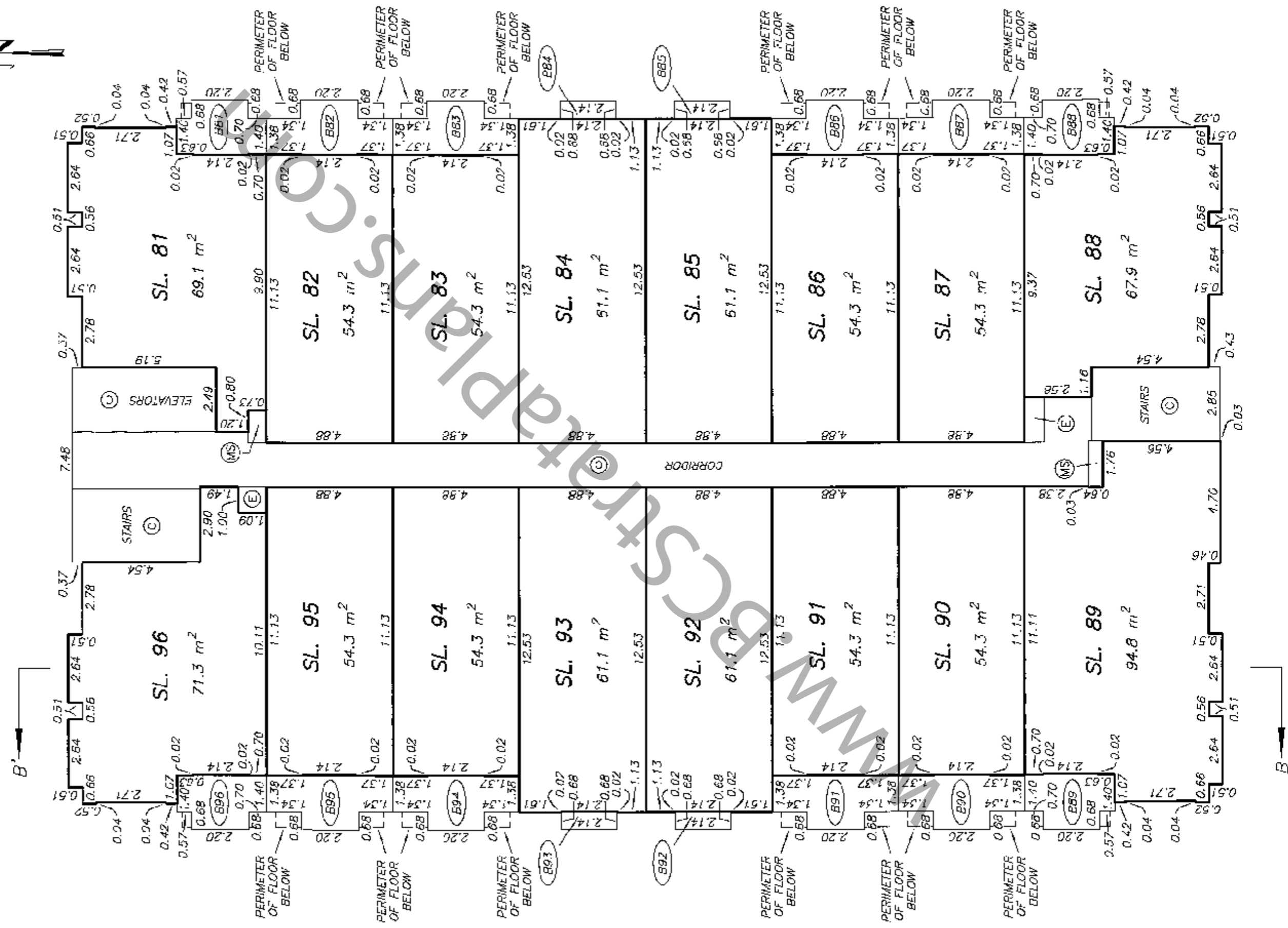
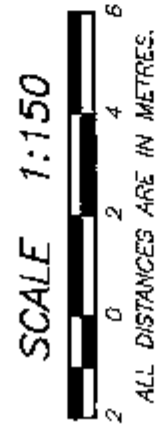
STRATA PLAN BCS 3176

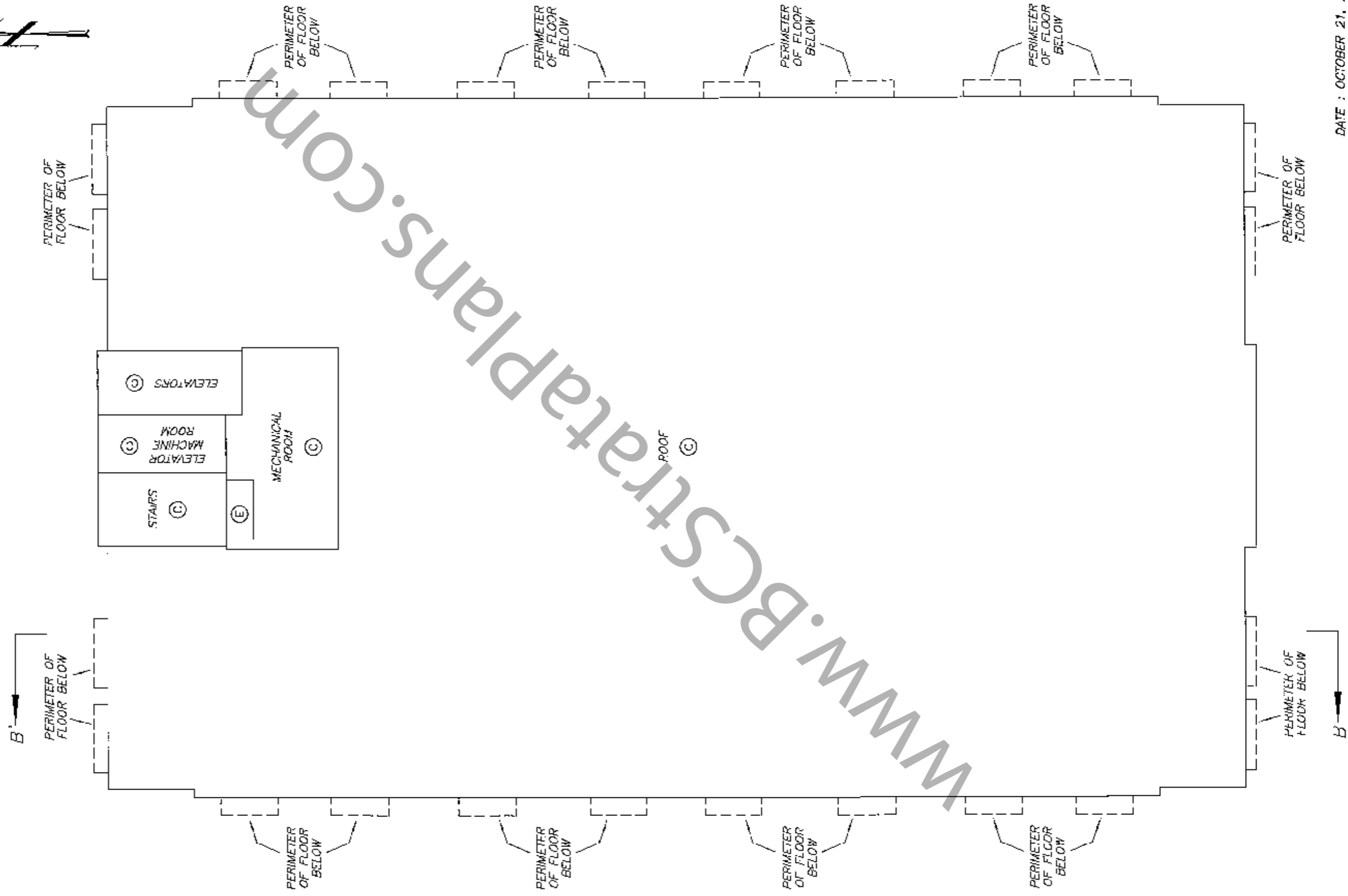
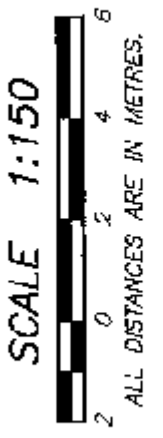


DATE : OCTOBER 21, 2008
M.C.S.

DRAWING # 30638-7
FILE # 30638_7_16

ORIGINAL





DATE : OCTOBER 21, 2008
M.C.S.

DRAWING # 30638-7
FILE # 30638-7_LB

ORIGINAL