

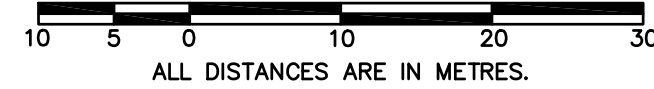
# PRELIMINARY

## BARE LAND STRATA PLAN OF LOT A, DL 2450s, SDYD, PLAN EPP51294.

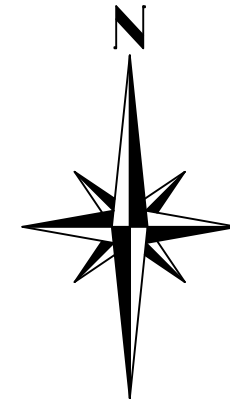
BCGS 82E.003

SHEET 1 OF 1 SHEETS

## STRATA PLAN EPS2860 PHASE 2



THE INTENDED SIZE OF THIS PLAN IS 864 mm IN WIDTH BY 560 mm IN HEIGHT (D SIZE) WHEN PLOTTED AT A SCALE OF 1:500



### LEGEND

- DENOTES STANDARD IRON POST PLACED
- DENOTES STANDARD IRON POST FOUND
- +
- +
- SL DENOTES STRATA LOT
- m<sup>2</sup> DENOTES SQUARE METRES
- CP DENOTES COMMON PROPERTY
- Pt DENOTES PART

GRID BEARINGS ARE DERIVED FROM GNSS DUAL FREQUENCY OBSERVATIONS AND ARE REFERRED TO THE CENTRAL MERIDIAN OF UTM ZONE 11. TO OBTAIN LOCAL ASTRONOMIC BEARINGS REFERRED TO THE MERIDIAN THROUGH THE NORTH EAST CORNER (OIP 10) OF LOT 2, PLAN 6514, SUBTRACT 1° 52' 40".

THIS PLAN SHOWS HORIZONTAL GROUND-LEVEL DISTANCES UNLESS OTHERWISE SPECIFIED. TO COMPUTE GRID DISTANCES MULTIPLY GROUND-LEVEL DISTANCES BY THE AVERAGE COMBINED FACTOR OF 0.9999637. THE AVERAGE COMBINED FACTOR HAS BEEN DETERMINED BASED ON AN ELLIPSOIDAL ELEVATION OF 267 METRES.

THE UTM COORDINATES AND ESTIMATED HORIZONTAL POSITIONAL ACCURACY ACHIEVED ARE DERIVED FROM GNSS DUAL FREQUENCY OBSERVATIONS USING NATURAL RESOURCES CANADA PPP SERVICES.

THIS BARE LAND STRATA PLAN LIES WITHIN THE JURISDICTION OF THE APPROVING OFFICER FOR THE MINISTRY OF TRANSPORTATION AND INFRASTRUCTURE  
MOTI FILE: 02-008-17043

THIS PLAN IS PHASE 2 OF A 2 PHASE STRATA PLAN UNDER SECTION 224 OF THE STRATA PROPERTY ACT LYING WITHIN THE JURISDICTION OF THE APPROVING OFFICER FOR THE MINISTRY OF TRANSPORTATION AND INFRASTRUCTURE

THIS PLAN LIES WITHIN THE REGIONAL DISTRICT OF OKANAGAN SIMILKAMEEN AND THE PENTICTON ASSESSMENT AREA

THE CIVIC ADDRESS OF THE PROPERTY IS:  
8401 - 120th AVENUE, OSOYOOS

DATUM	NAD83(CSRS) 2002.0
UTM ZONE	11
UTM NORTHING	5436025.88
UTM EASTING	318217.63
POINT COMBINED FACTOR	0.9999641
ESTIMATED HORIZONTAL POSITIONAL ACCURACY	0.05

### NATURAL BOUNDARY TABLE

OIP94 to NB12	96° 10' 20"	150.834
OIP94 to NB13	85° 30' 45"	136.789
OIP94 to NB14	91° 27' 39"	127.690
OIP94 to NB15	89° 44' 22"	122.267
OIP94 to NB16	88° 02' 41"	99.114
OIP94 to NB17	83° 52' 40"	84.806
OIP94 to NB18	79° 47' 05"	68.196
OIP94 to NB19	70° 09' 56"	51.386
OIP94 to NB20	57° 41' 53"	36.339
OIP94 to NB21	38° 22' 37"	30.395
OIP94 to NB22	14° 31' 26"	37.349
OIP94 to NB23	355° 26' 10"	43.280
OIP94 to NB24	342° 59' 47"	48.769
OIP94 to NB25	328° 54' 26"	61.947

PRELIMINARY VERSION 2: NOVEMBER 9, 2017

V2 CHANGES: LOT 22 FRONTAGE INCREASED TO 18.0m, LOT 23 FRONTAGE REDUCED TO 17.0m

LOT 1  
PLAN KAP60019

REM LOT 1  
PLAN 6514

LOT A  
EPP51294  
REM PLAN

LOT 2  
PLAN 6514

DATUM	NAD83(CSRS) 2002.0
UTM ZONE	11
UTM NORTHING	5435896.35
UTM EASTING	318378.48
POINT COMBINED FACTOR	0.9999634
ESTIMATED HORIZONTAL POSITIONAL ACCURACY	0.04

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