STRATA PLAN OF
LOT A SEC 31 TP 11
NWD PLAN LMP54549

B.C.G.S. 92G.017

SCALE 1 : 750

0 10 25 50 75 m

ALL DISTANCES ARE IN METRES AND DECIMALS THEREOF

INTEGRATED SURVEY AREA No. 41, (TP. OF LANGLEY), NAD83 (CSRS)

THIS PLAN SHOWS HORIZONTAL GROUND-LEVEL DISTANCES EXCEPT WHERE OTHERWISE NOTED. TO COMPUTE GRID DISTANCES, MULTIPLY GROUND-LEVEL DISTANCES BY COMBINED FACTOR 0.99964036

GRID BEARINGS ARE DERIVED FROM PLAN BCP54549

CIVIC ADDRESS: 21661 – 88th AVENUE
LANGLEY, BC

LEGEND

- ● STANDARD IRON POST FOUND
- ◉ STANDARD ROCK POST FOUND
- ◬ SURVEY CONTROL MONUMENT
- ○ DENOTES IRON POST SET
- SL ..... DENOTES STRATA LOT
- LCP ..... DENOTES LIMITED COMMON PROPERTY
- PT DENOTES PART
- Ⓒ ..... DENOTES COMMON PROPERTY
- Ⓓ ..... DENOTES DECK – LCP OF ADJACENT SL
- Ⓨ ..... DENOTES YARD – LCP OF ADJACENT SL
- Ⓖ ..... DENOTES GARAGE – PT SL
- Ⓟ ..... DENOTES CARPORT PARKING – COMMON PROPERTY

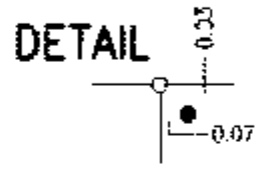
STRATA PLAN BCS 1588

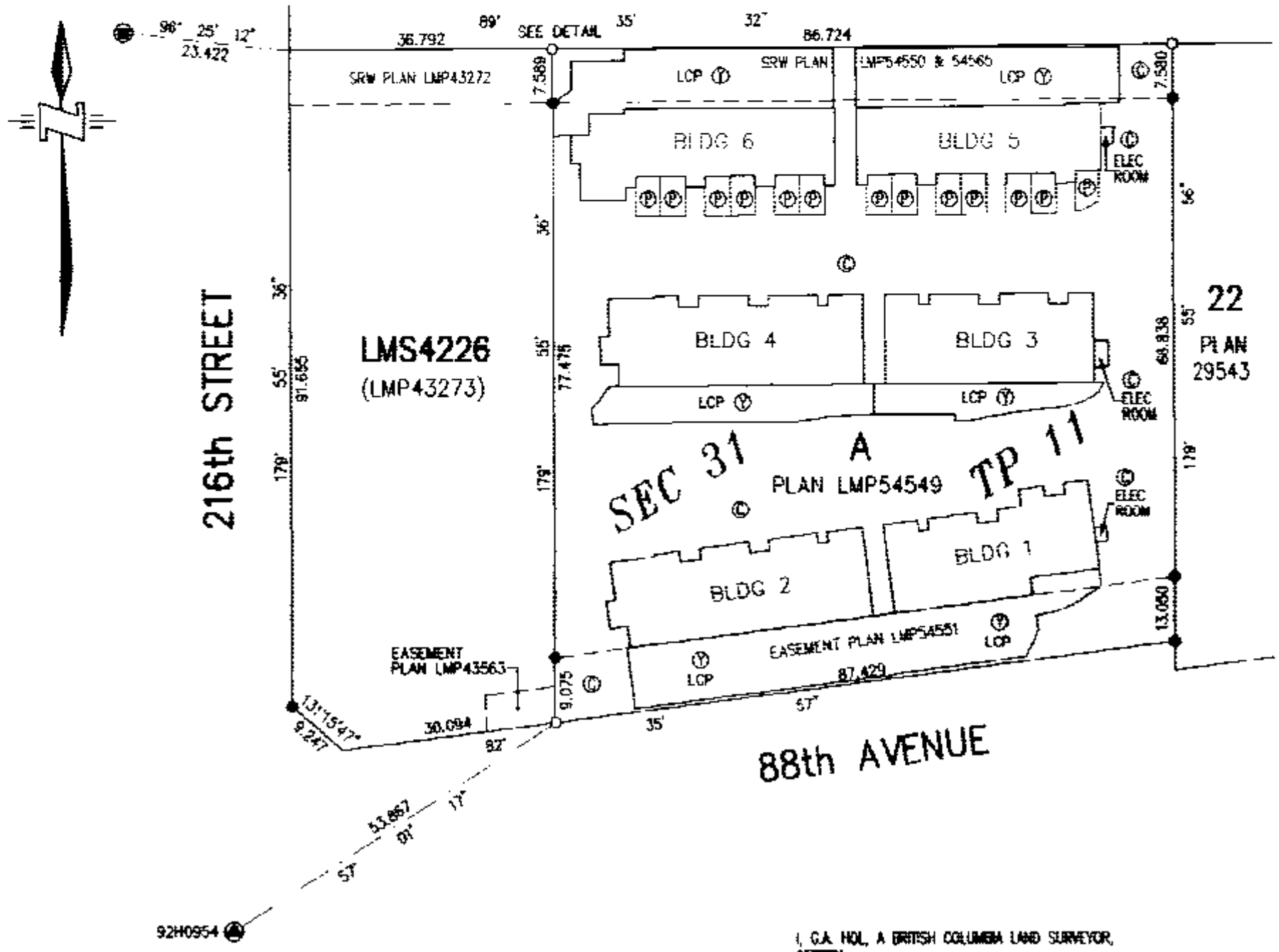
DEPOSITED AND REGISTERED IN THE LAND TITLE OFFICE AT NEW WESTMINSTER, B.C. THIS 15th DAY OF NOV., 2005.

I. MacDonald LDS.
Deputy REGISTRAR

BX19528 - BX19567

DETAIL





I, G.A. HOL, A BRITISH COLUMBIA LAND SURVEYOR OF SURREY, 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 7th DAY OF NOVEMBER, 2005.
THE PLAN WAS COMPLETED AND CHECKED, AND THE CHECKLIST FILED UNDER ECP#39990, ON THE 8th DAY OF NOVEMBER, 2005.

B.C.L.S.

I, G.A. HOL, 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: 7th DAY OF NOVEMBER, 2005

B.C.L.S.

McELHANNEY ASSOCIATES
LAND SURVEYING LTD.
13160 88th AVENUE
SURREY, BC V3W 3K3
TEL: 604-596-0391
FILE: 2112-07118-03

THIS PLAN LIES WITHIN THE GREATER VANCOUVER REGIONAL DISTRICT – TOWNSHIP OF LANGLEY

FILED NWBCS1588 RCVD:2005-11-15 PRNT: 2007-11-20-18.21.55.933133

DETAIL – FOUNDATIONS

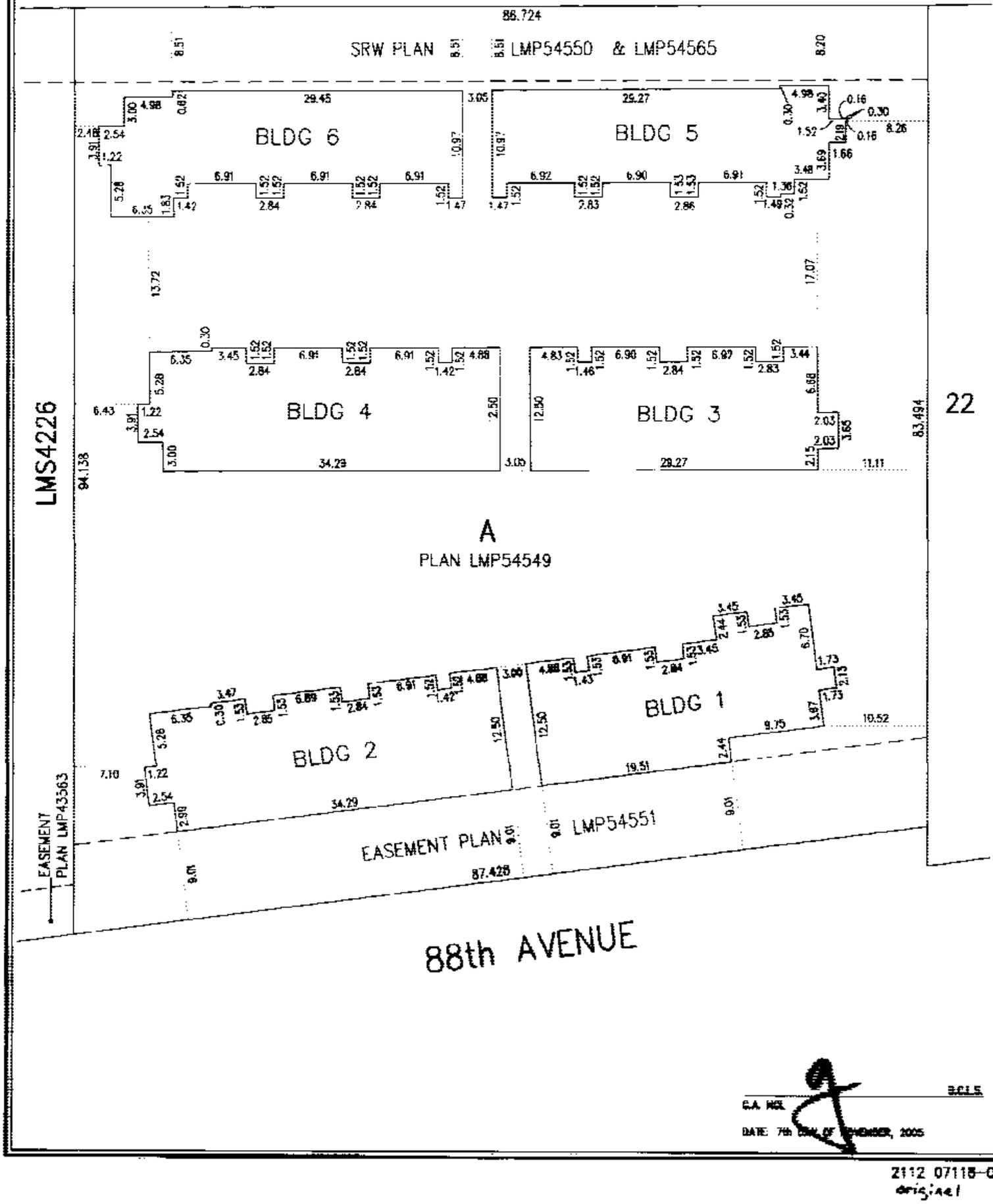
SCALE 1 : 250

STRATA PLAN BCS_1588

0 5 10 15 20 25 m

ALL DISTANCES ARE IN METRES AND DECIMALS THEREOF

LMS3865



B.C.L.S.

C.A. NO.

DATE: 7th DAY OF NOVEMBER, 2005

2112 07118-03

original

FILED NWBCS1588 RCVD:2005-11-15 PRNT: 2007-11-29-18.21.55.933133

STRATA PLAN BCS 1588

FORM 5

I, G.A. HOL, A BRITISH COLUMBIA LAND SURVEYOR, CERTIFY THAT THE BUILDINGS INCLUDED IN THIS STRATA PLAN HAVE NOT, AS OF THE 1st DAY OF NOVEMBER, 2005 BEEN PREVIOUSLY OCCUPIED.

B.C.L.S.

THE TOWNSHIP OF LANGLEY
AUTHORIZED SIGNATORIES

MAYOR:

CITY CLERK:

WITNESS AS TO BOTH SIGNATURES
PRINT NAME:
ADDRESS
OCCUPATION

Owner
MONTERRA HOMES LTD.
INC. No.688762

AUTHORIZED SIGNATORY
PRINT NAME: OTTAVIO BOFFO

AUTHORIZED SIGNATORY
PRINT NAME: MICHAEL BOFFO

WITNESS AS TO BOTH SIGNATURES
PRINT NAME: KASSIE HICKMAN
ADDRESS #201 - 4645 E. HASTINGS ST. BBY, BC V5C 2K6
OCCUPATION EXECUTIVE ASSISTANT

Mortgage
HSBC BANK OF CANADA

AUTHORIZED SIGNATORY
PRINT NAME: DEAN LACKEY

AUTHORIZED SIGNATORY
PRINT NAME: GREG SHERMAN

WITNESS AS TO BOTH SIGNATURES
PRINT NAME: HOLLY ARMSTRONG
ADDRESS 200 - 555 W. GEORGIA ST. VAN. BC V6C 3G1
OCCUPATION CONSULTATION ADVISOR

G.A. HOL B.C.L.S.

DATE: 07 NOV 05

original

FILED NMBCS1588 RCVD:2005-11-15 PRNT: 2007-11-29-18.21.55.933133

FLOOR PLANS
STRATA LOTS 1–6
BUILDING #1

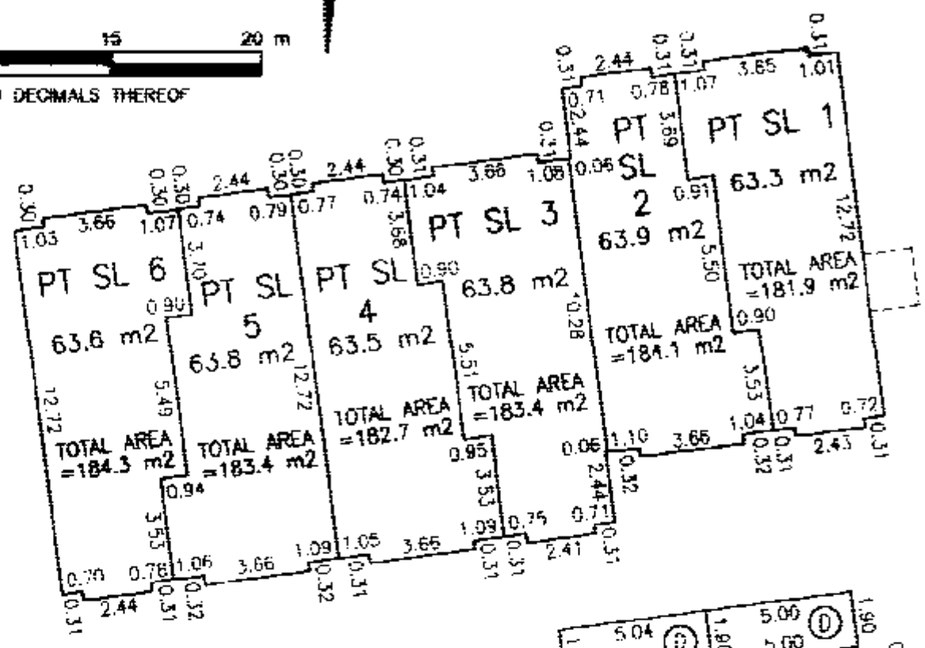
STRATA PLAN BCS 1588

SCALE 1 : 200

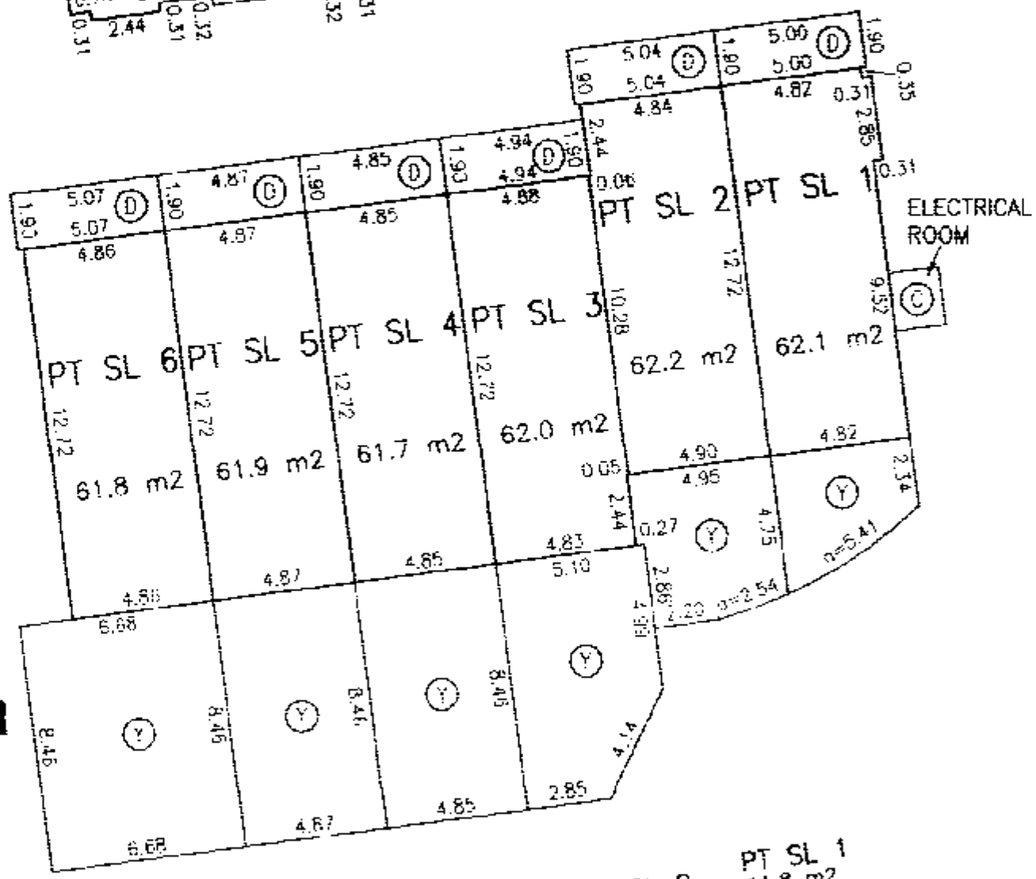
0 5 10 15 20 m

ALL DISTANCES ARE IN METRES AND DECIMALS THEREOF

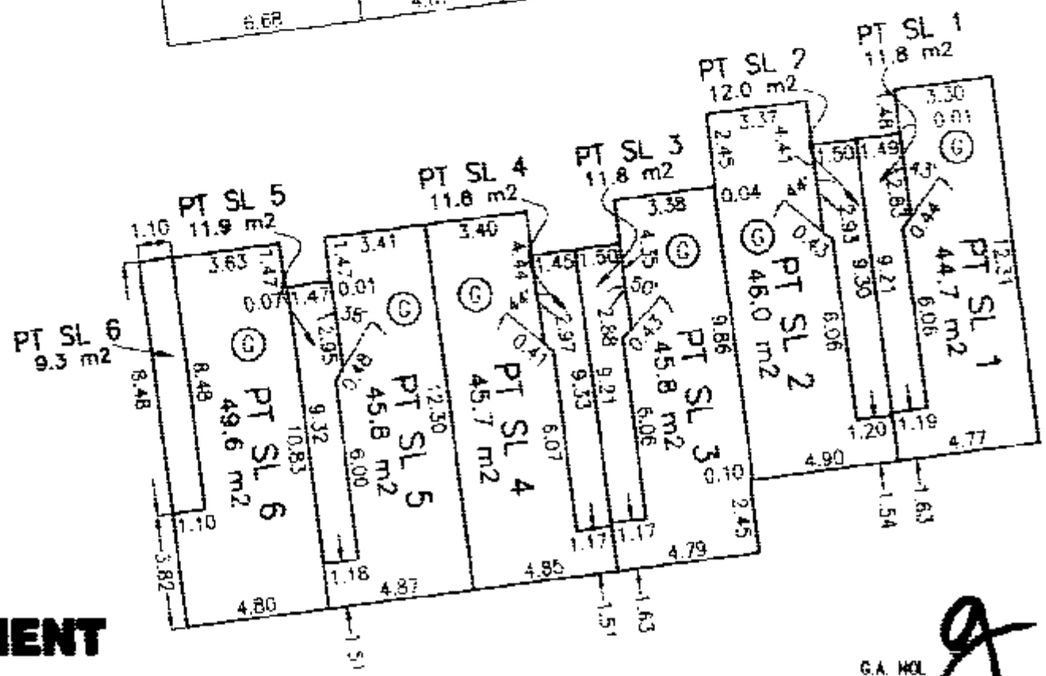
2nd FLOOR



MAIN FLOOR



BASEMENT



G.A. NOL

DATE: 7th DAY OF NOVEMBER, 2005

B.C.L.S.

2112 07116-03
original

FILED NMBCS1588 RCVD:2005-11-15 PRNT: 2007-11-20-18.21.55.933133

FLOOR PLANS
STRATA LOTS 7–13
BUILDING #2

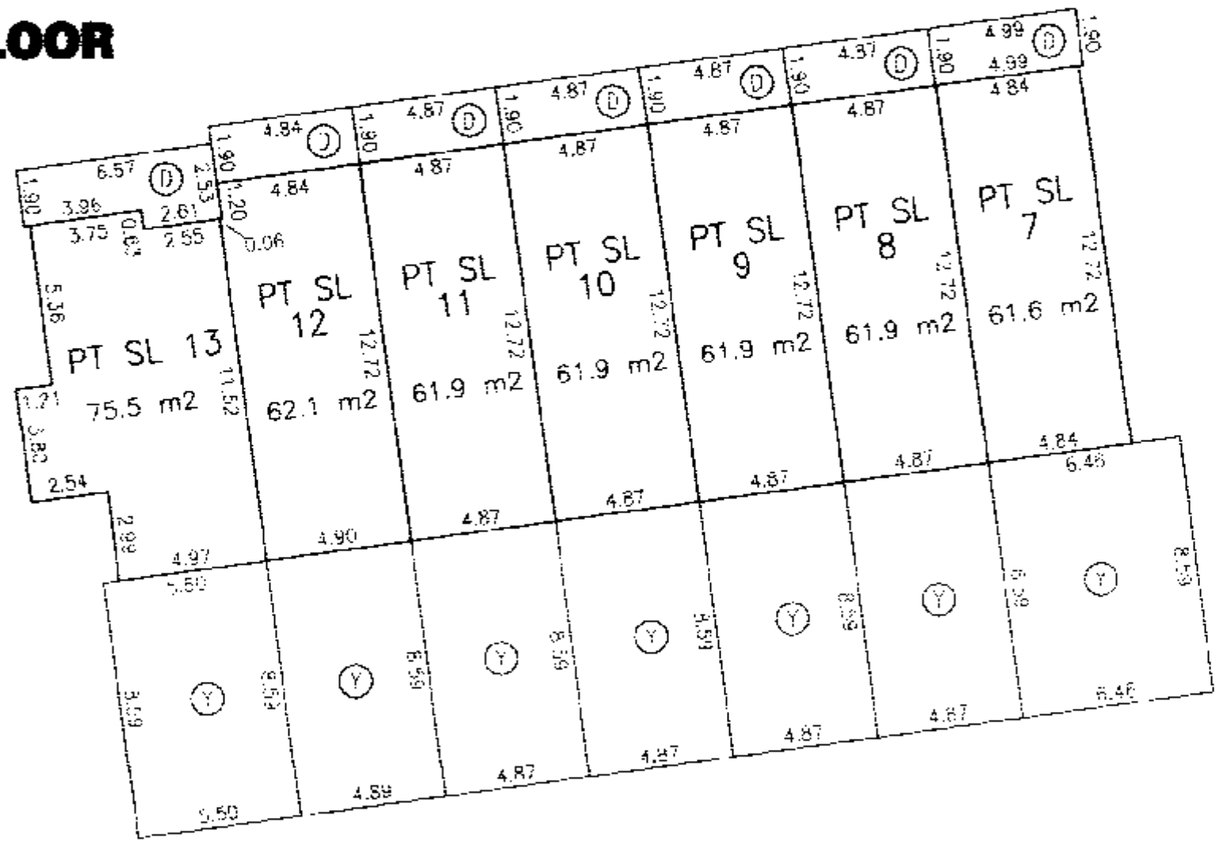
STRATA PLAN BCS 1588

SCALE 1 : 200

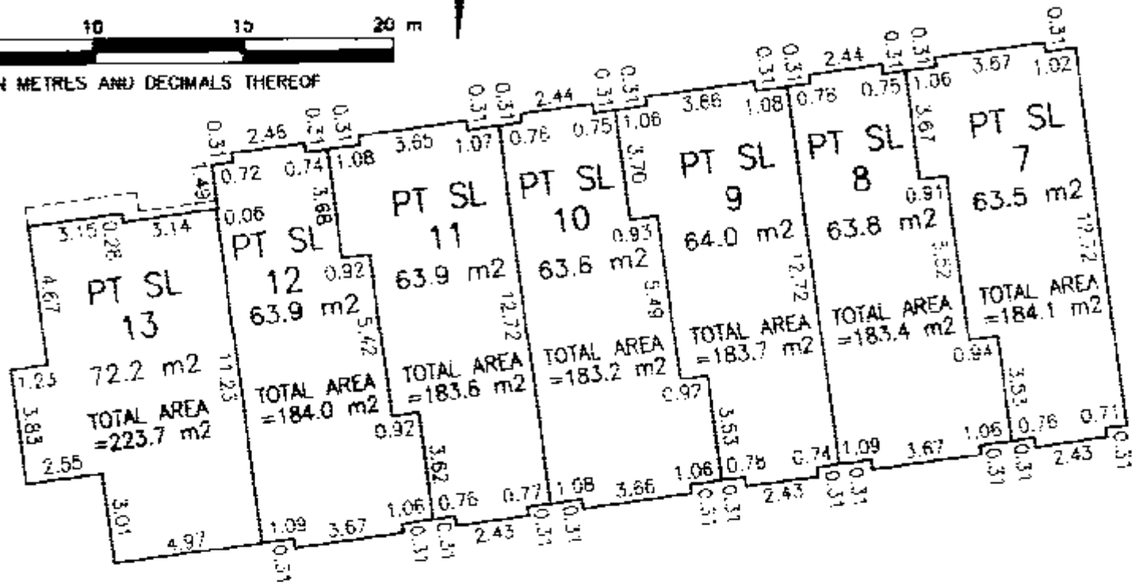
0 5 10 15 20 m

ALL DISTANCES ARE IN METRES AND DECIMALS THEREOF

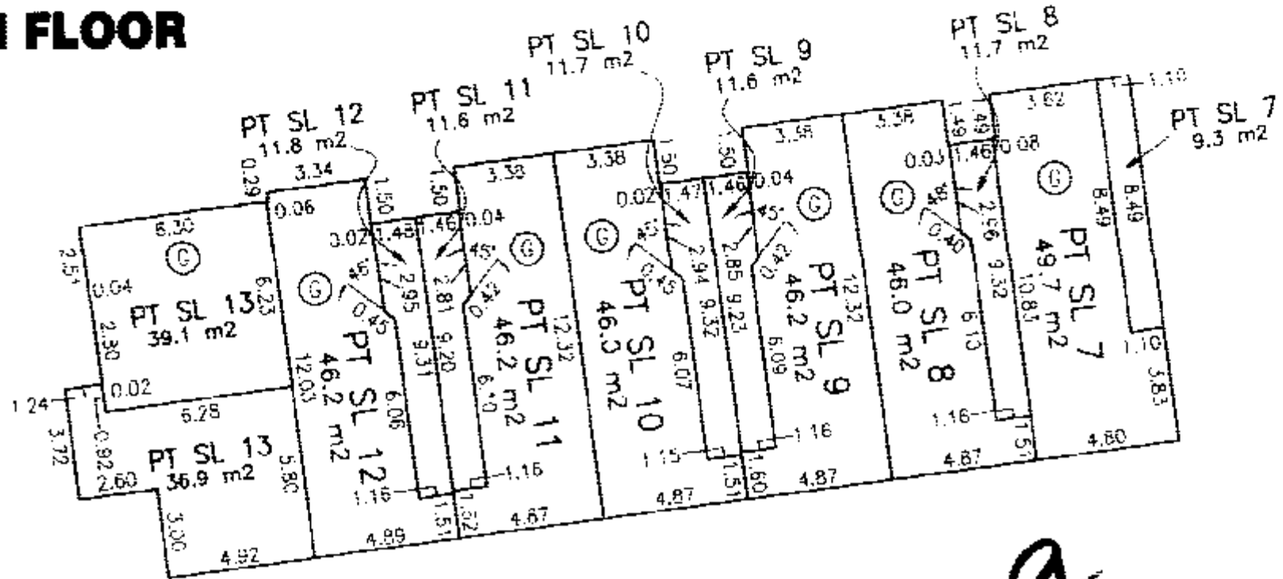
2nd FLOOR



MAIN FLOOR



BASEMENT



G.A. HOL B.C.L.S.

DATE: 7th DAY OF NOVEMBER, 2005

2112 07118-03
original

FILED NMBCS1588 RCVD:2005-11-15 PRNT: 2007-11-20-18.21.55.933133

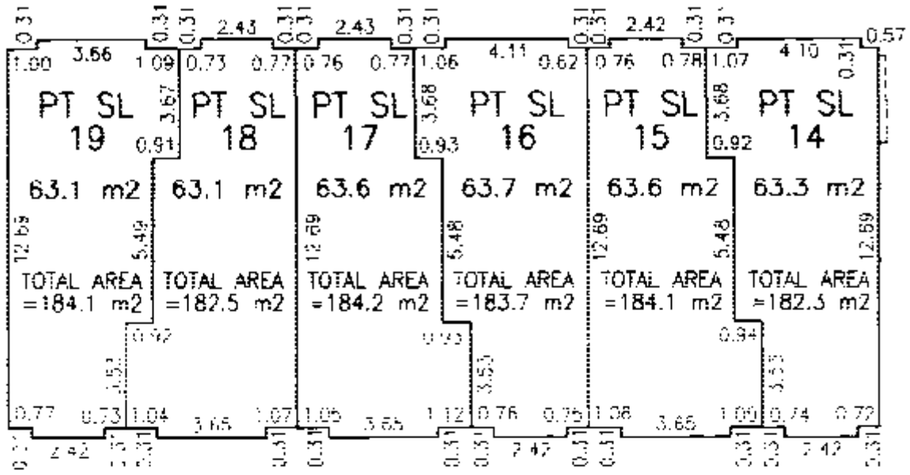
FLOOR PLANS
STRATA LOTS 14–19
BUILDING #3

STRATA PLAN BCS 1588

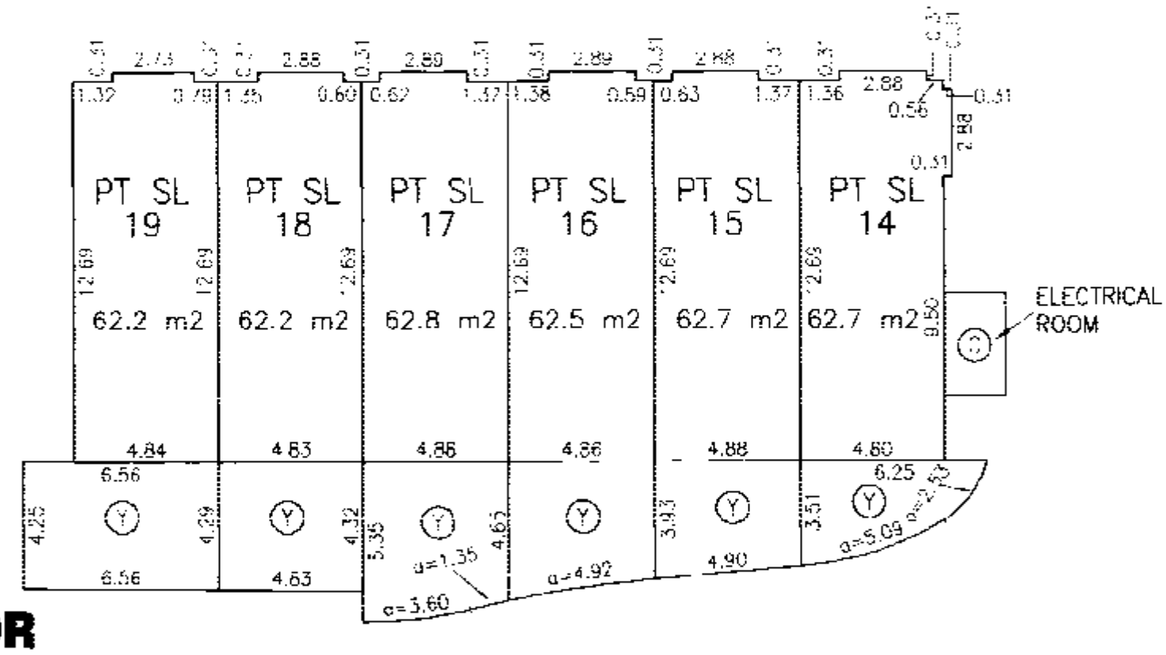
SCALE 1 : 200

0 5 10 15 20 m

ALL DISTANCES ARE IN METRES AND DECIMALS THEREOF



2nd FLOOR



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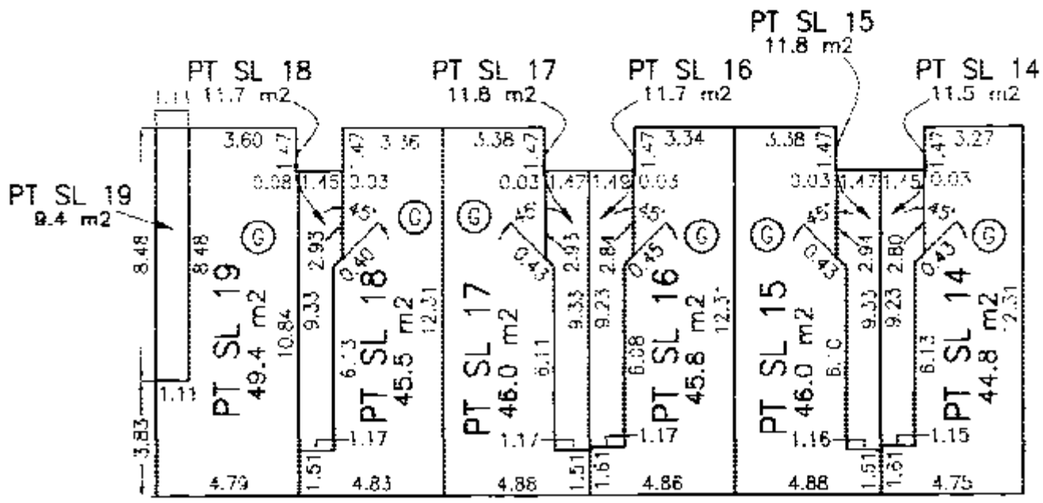


BASEMENT

G.A. HOL B.C.L.S.

DATE: 7th DAY OF NOVEMBER, 2005

2112 07118-03
original

FILED NWBCS1588 RCVD:2005-11-15 PRNT: 2007-11-29-18.21.55.933133

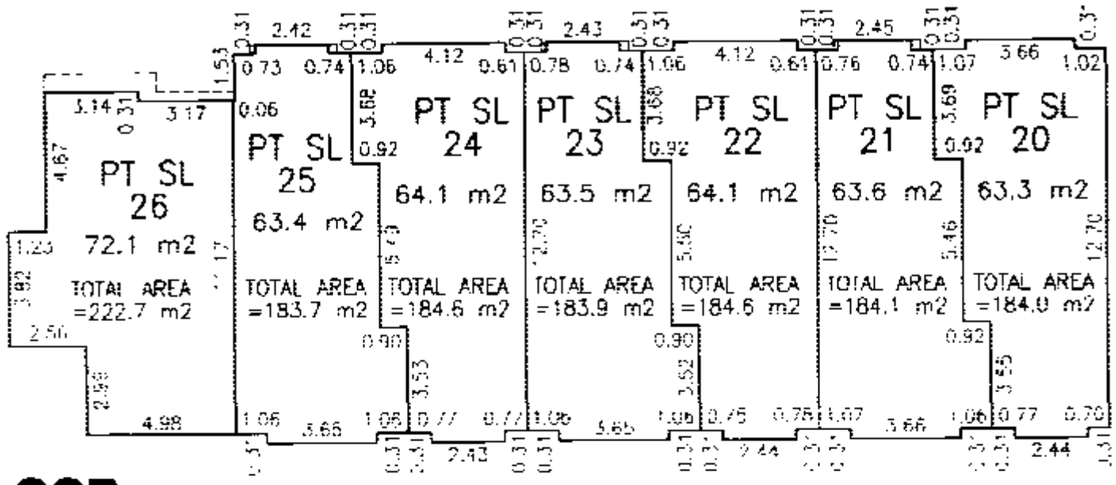
FLOOR PLANS
STRATA LOTS 20–26
BUILDING #4

STRATA PLAN BCS_1588

SCALE 1 : 200

0 5 10 15 20 m

ALL DISTANCES ARE IN METRES AND DECIMALS THEREOF



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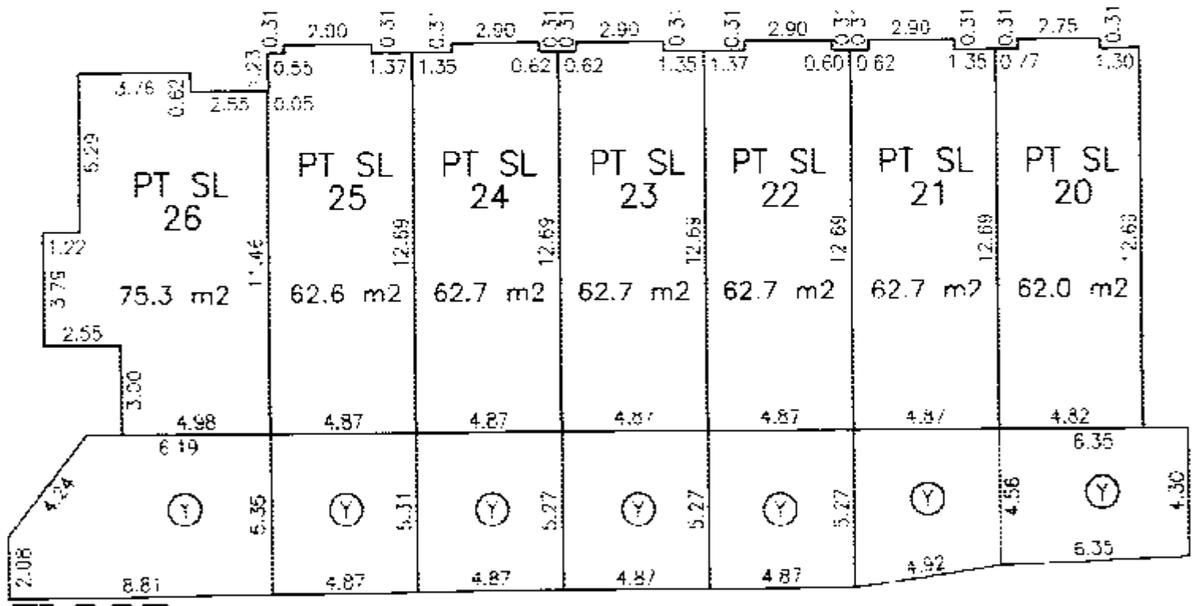
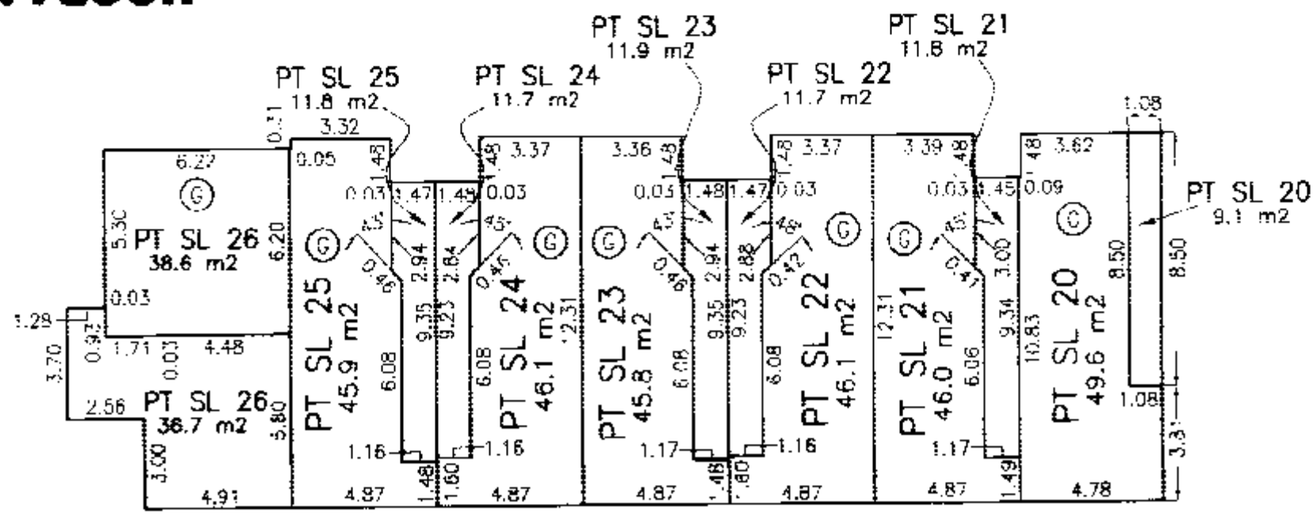


MAIN FLOOR



BASEMENT

B.C.L.S.

C.A. HOL

DATE: 7TH DAY OF NOVEMBER, 2005

2112 07118–03
Original

FILED NWBCS1588 RCVD:2005-11-15 PRNT: 2007-11-29-18.21.55.933133

FLOOR PLANS
STRATA LOTS 27–33

BUILDING #5

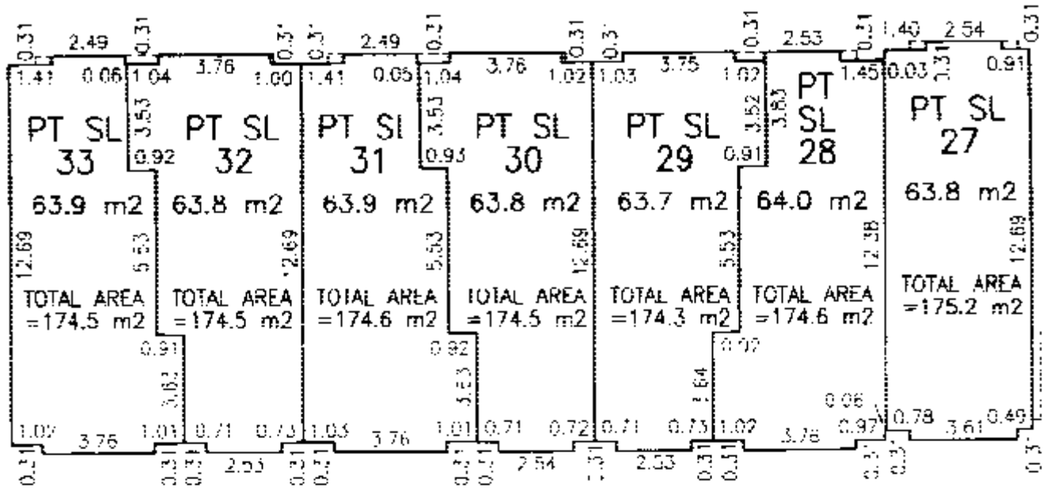
STRATA PLAN BCS 1588

AMENDED PURSUANT TO SEC. 258 STRATA PROPERTY ACT. THIS 21 DAY DEC 2005. SEE AMENDED SHEET 8A AND BX35186

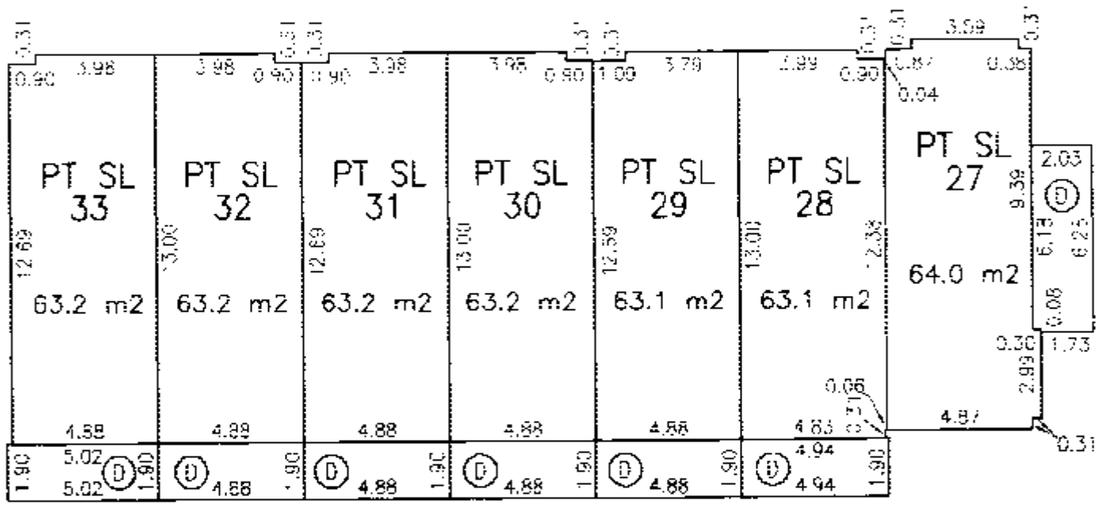
SCALE 1 : 200

0 5 10 15 20 m

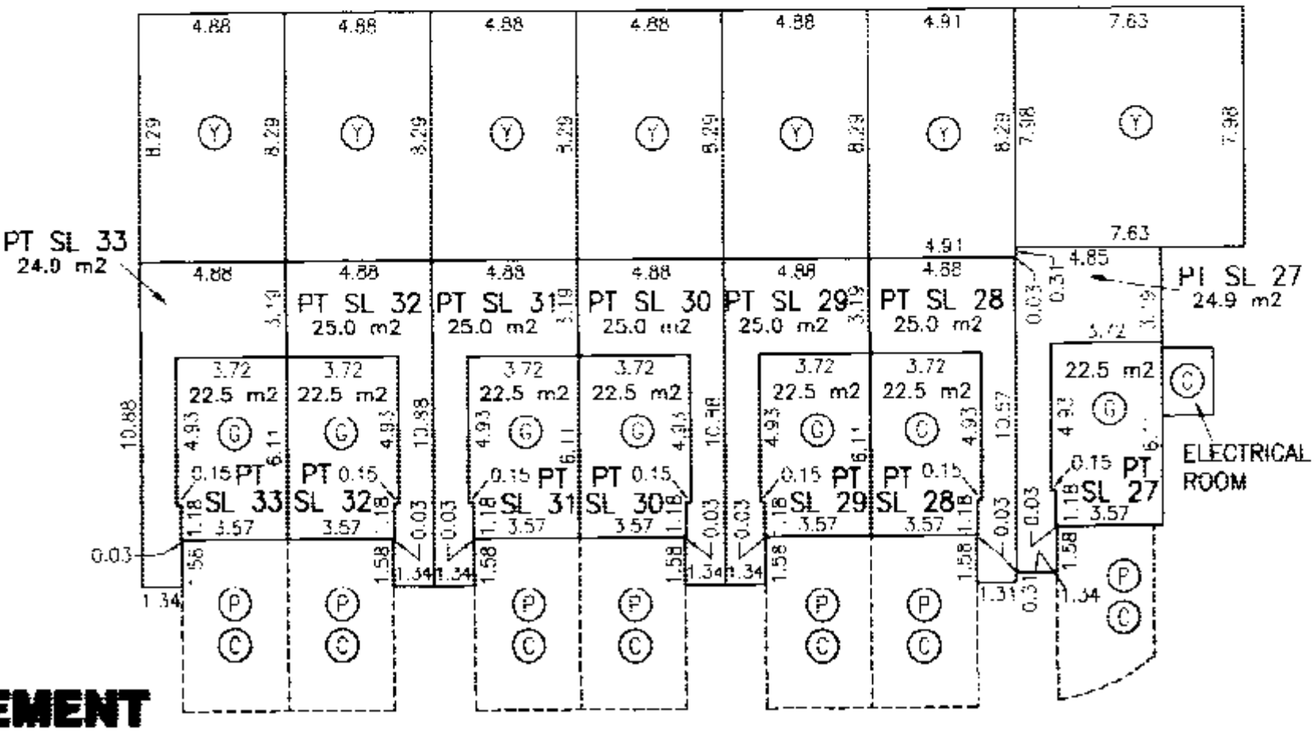
ALL DISTANCES ARE IN METRES AND DECIMALS THEREOF



2nd FLOOR



MAIN FLOOR



BASEMENT

B.C.L.S.

G.A. HO

DATE: 7TH DAY OF NOVEMBER, 2005

2112 07118-03

original

FILED NWBCS1588 RCVD:2005-11-15 PRNT: 2007-11-20-18.21.55.933133

EXPLANATORY PLAN TO DESIGNATE LCP FOR SL 27 TO 40 INCLUSIVE SEC 31 TP 11 NWD PLAN BCS1588

STRATA PLAN BCS1588

PURSUANT TO SEC. 258 OF THE STRATA PROPERTY ACT
B.C.G.S. 92G.017

SCALE 1 : 200

0 5 10 15 20 m

ALL DISTANCES ARE IN METRES AND DECIMALS THEREOF

DEPOSITED AND REGISTERED IN THE LAND TITLE OFFICE AT NEW WESTMINSTER, B.C. THIS 21 DAY OF DEC 2005.

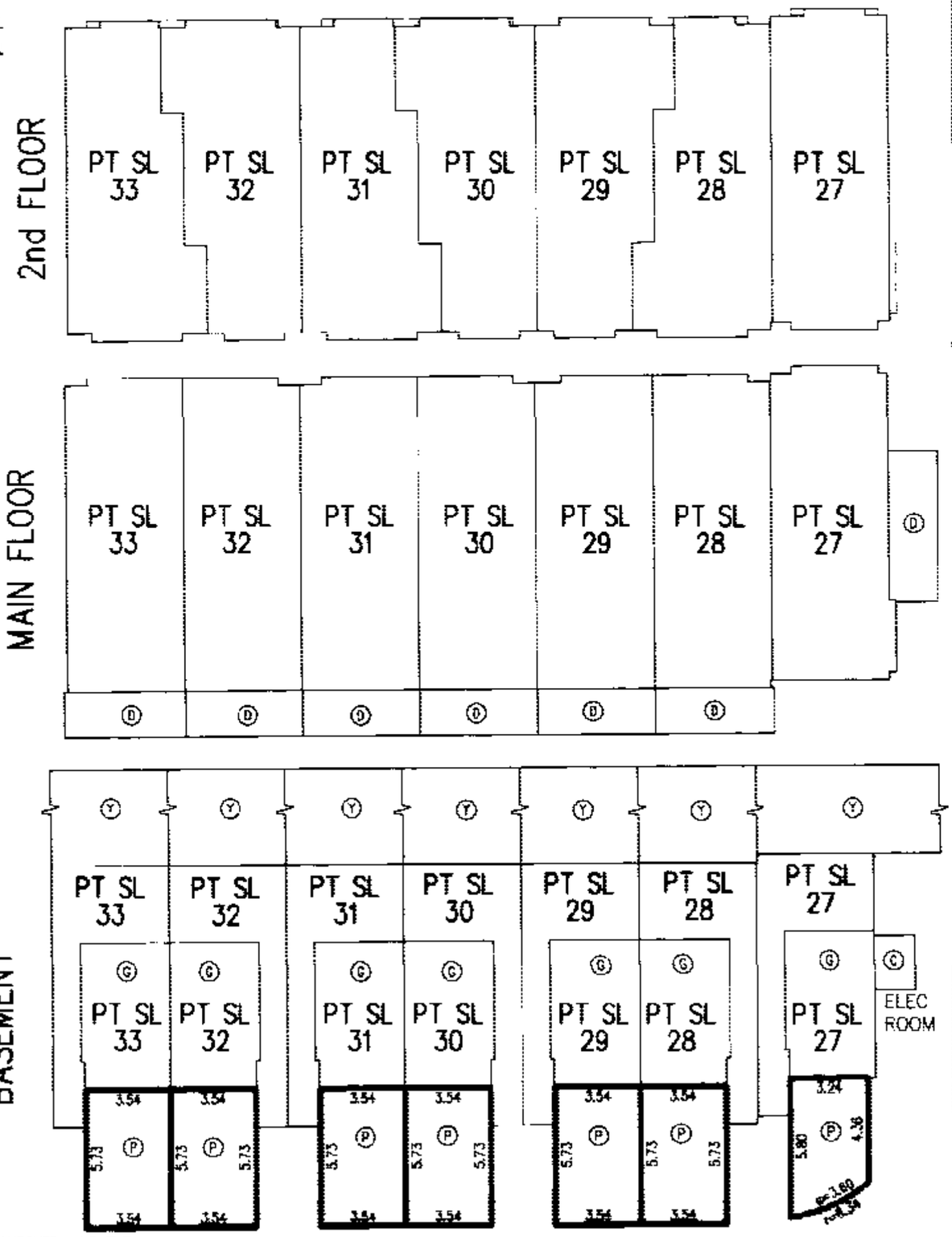
Ian MacDonald LCT
REGISTRAR

BX35186

STRATA LOTS 27-33 (BLDG 5)

LEGEND

SL ___ STRATA LOT
LCP ___ LIMITED COMMON PROPERTY
PT ___ PART
(C) ___ COMMON PROPERTY
(D) ___ DECK - LCP OF ADJACENT SL
(Y) ___ YARD - LCP OF ADJACENT SL
(G) ___ GARAGE - PT SL
(P) ___ CARPORT PARKING - LCP OF ADJACENT SL



THIS PLAN WAS COMPLETED AND CHECKED, AND THE CHECKLIST FILED UNDER EGP#42066, ON THE 14th DAY OF DECEMBER, 2005 AND IS HEREBY CERTIFIED CORRECT IN ACCORDANCE WITH THE LAND TITLE OFFICE RECORDS.

McELHANNEY ASSOCIATES
LAND SURVEYING LTD.
13160 88th AVENUE
SURREY, BC V3W 3K3
TEL: 604-596-0391
FILE: 2112-07118-04

G.A. HOL B.C.L.S.

THIS PLAN LIES WITHIN THE GREATER VANCOUVER REGIONAL DISTRICT
TOWNSHIP OF LANGLEY

FILED NWBCS1588 RCVD:2005-11-15 PRNT: 2007-11-29-18.21.55.933133

FLOOR PLANS
STRATA LOTS 34–40
BUILDING #6

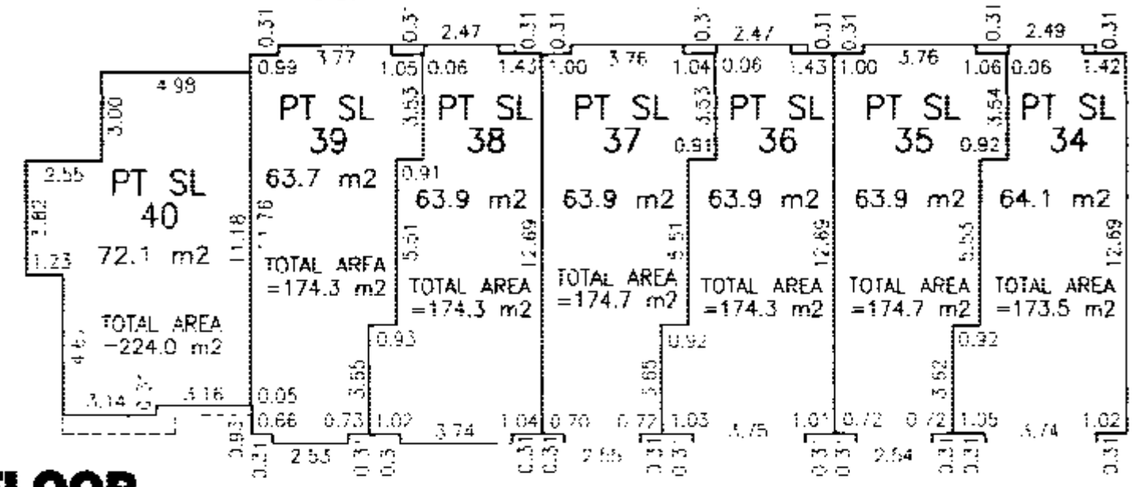
STRATA PLAN BCS 1588

AMENDED PURSUANT TO SEC 258
STRATA PROPERTY ACT.
THIS 21 DAY DEC 2005.
SEE AMENDED SHEET 9A
AND BX35186

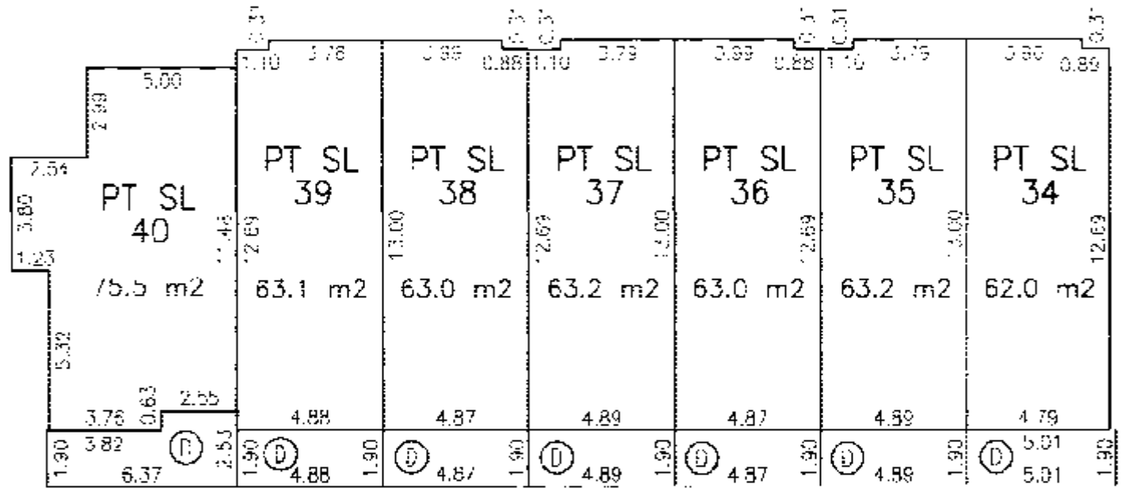
SCALE 1 : 200

0 5 10 15 20 m

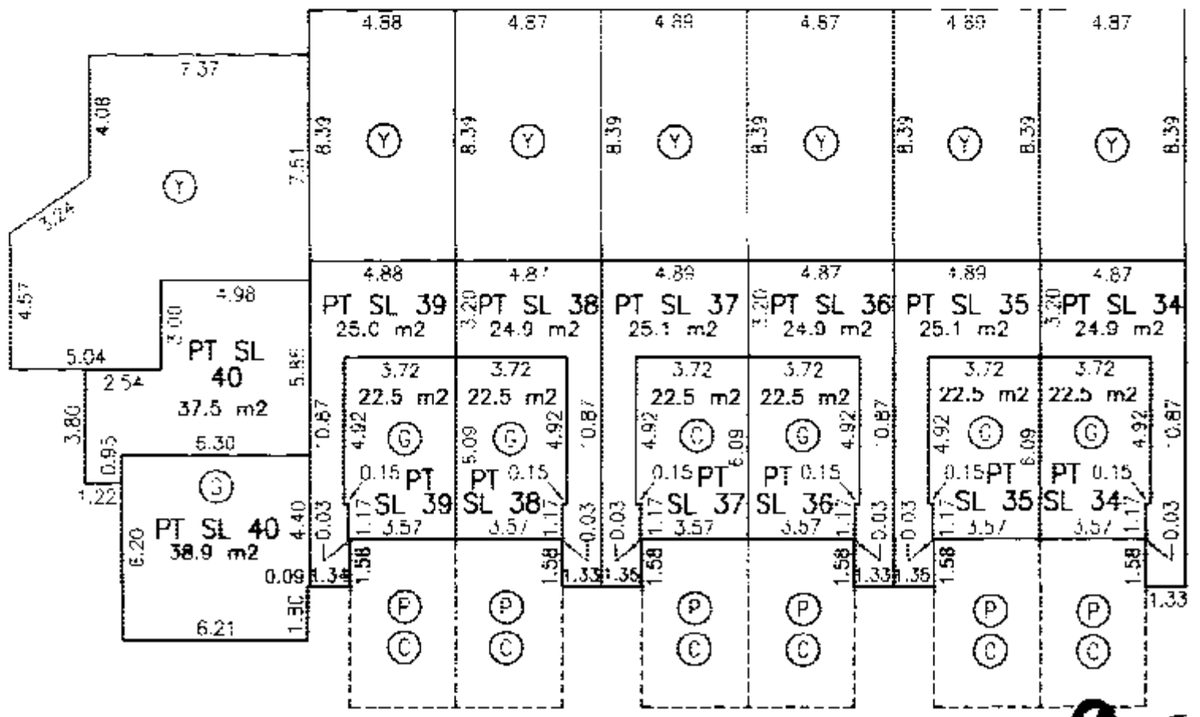
ALL DISTANCES ARE IN METRES AND DECIMALS THEREOF



2nd FLOOR



MAIN FLOOR



BASEMENT

B.C.L.S.

G.A. HOL

DATE: 7TH DAY OF NOVEMBER, 2005

2112 07118-03
original

FILED NMBCS1588 RCVD: 2005-11-15 PRNT: 2007-11-29-18.21.55.933133

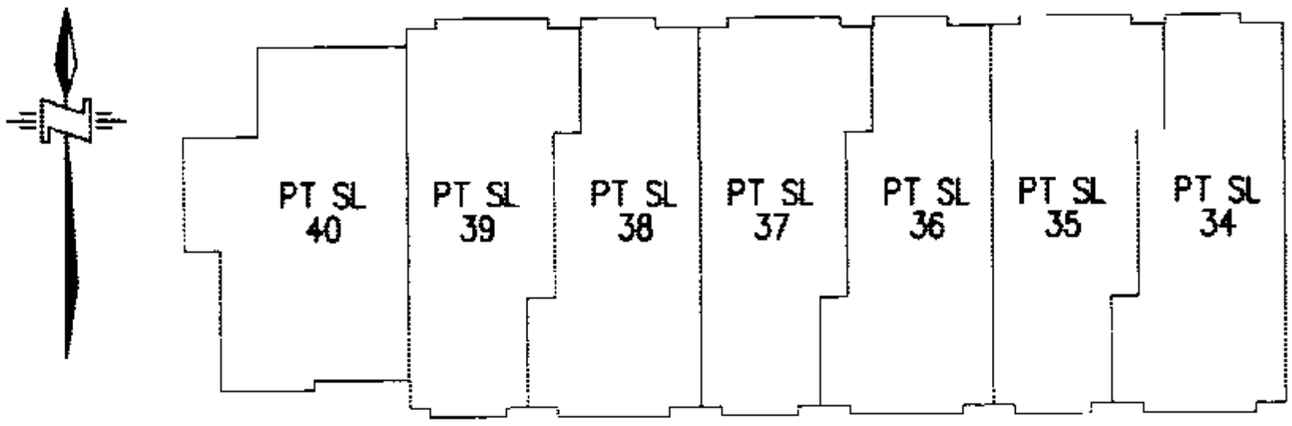
STRATA LOTS 34-40 (BLDG 6)

STRATA PLAN BCS1588

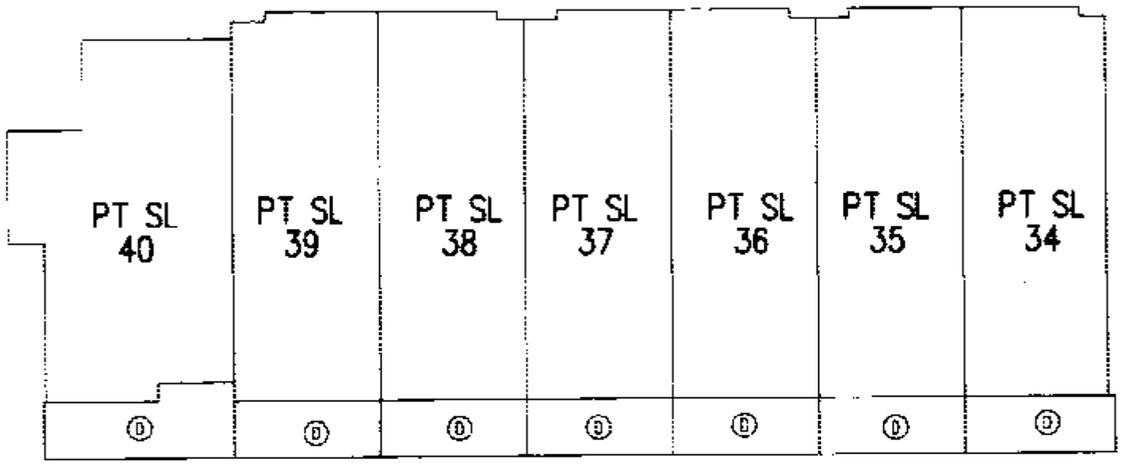
SCALE 1 : 200

0 5 10 15 20 m

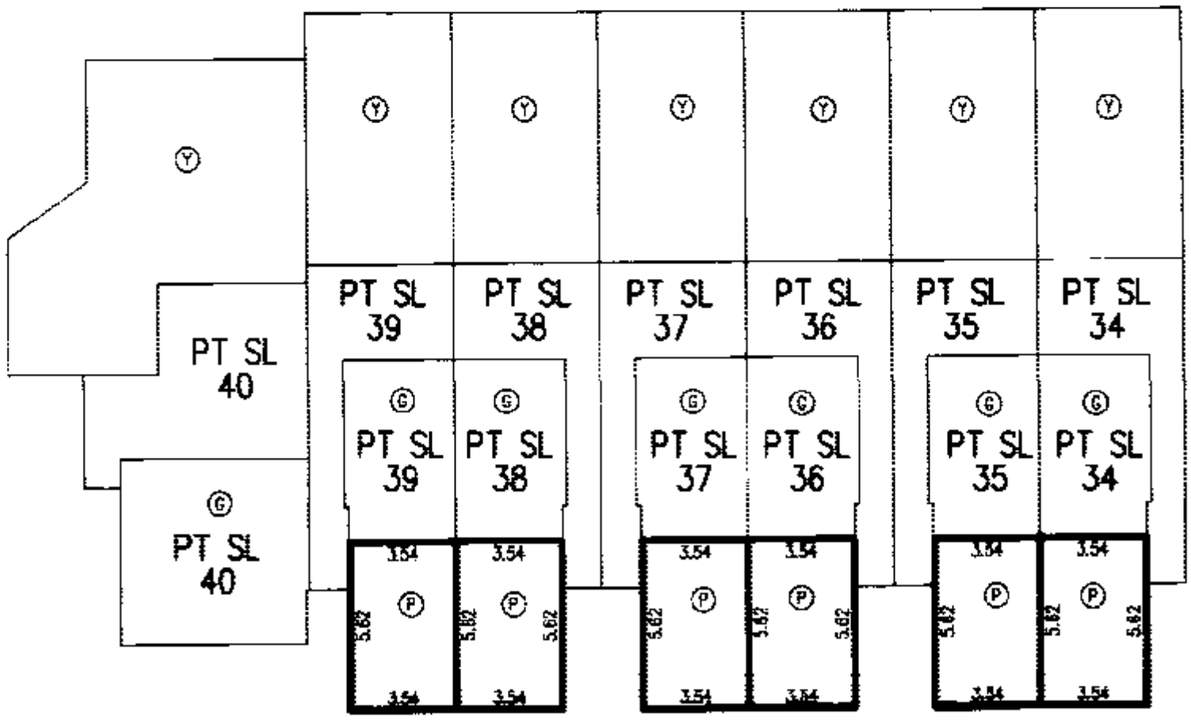
ALL DISTANCES ARE IN METRES AND DECIMALS THEREOF



2nd FLOOR



MAIN FLOOR



BASEMENT

C.A. HOL

DATE: 9 DECEMBER 2005

B.C.L.S.

2112 07118-04

FILED NWBCS1588 RCVD:2005-11-15 PRNT: 2007-11-20-18.21.55.933133