

**STRATA PLAN OF LOT A,
DISTRICT LOT 233, GROUP 1,
N.W.D. PLAN BCP13772**

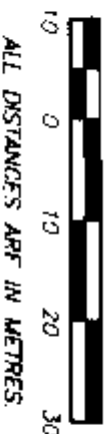
STRATA PLAN BCS 1470

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

"SUTER BROOK"
BUILDING "A" 100 CAPILANO ROAD
BUILDING "B" 200 CAPILANO ROAD
PORT MOODY, B.C.

DEPOSITED AND REGISTERED IN
THE LAND TITLE OFFICE AT
NEW WESTMINSTER, B.C.
THIS 1 DAY OF Sept, 2005.
REGISTRAR *MacDonald*
BX368509-637

SCALE 1:750



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

THIS PLAN SHOWS GROUND-LEVEL MEASURED DISTANCES.
PRIOR TO COMPUTATION OF UTM CO-ORDINATES,
MULTIPLY BY COMBINED SCALE FACTOR 0.9996032

LEGEND

GRID BEARINGS ARE DERIVED FROM OBSERVATION BETWEEN
CONTROL MONUMENTS BOH3224 AND BOH2568

- ① - DENOTES CONTROL MONUMENT FOUND
- - DENOTES STANDARD IRON POST FOUND
- - DENOTES STANDARD IRON POST PLACED
- D/R - DENOTES DESTROYED/RESET
- SL - DENOTES STRATA LOT
- Ⓒ - DENOTES COMMON PROPERTY
- Ⓔ - DENOTES ELECTRICAL ROOM BEING COMMON PROPERTY
- Ⓥ - DENOTES VENT BEING COMMON PROPERTY
- Ⓨ1 - DENOTES YARD BEING LIMITED COMMON PROPERTY FOR THE EXCLUSIVE USE OF SL 1
- ⓇⓅ69 - DENOTES ROOF DECK BEING LIMITED COMMON PROPERTY FOR THE EXCLUSIVE USE OF SL 69
- Ⓡ22 - DENOTES BALCONY BEING LIMITED COMMON PROPERTY FOR THE EXCLUSIVE USE OF SL 22
- Ⓟ89 - DENOTES PATIO BEING LIMITED COMMON PROPERTY FOR THE EXCLUSIVE USE OF SL 89

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

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: JULY 11, 2005.

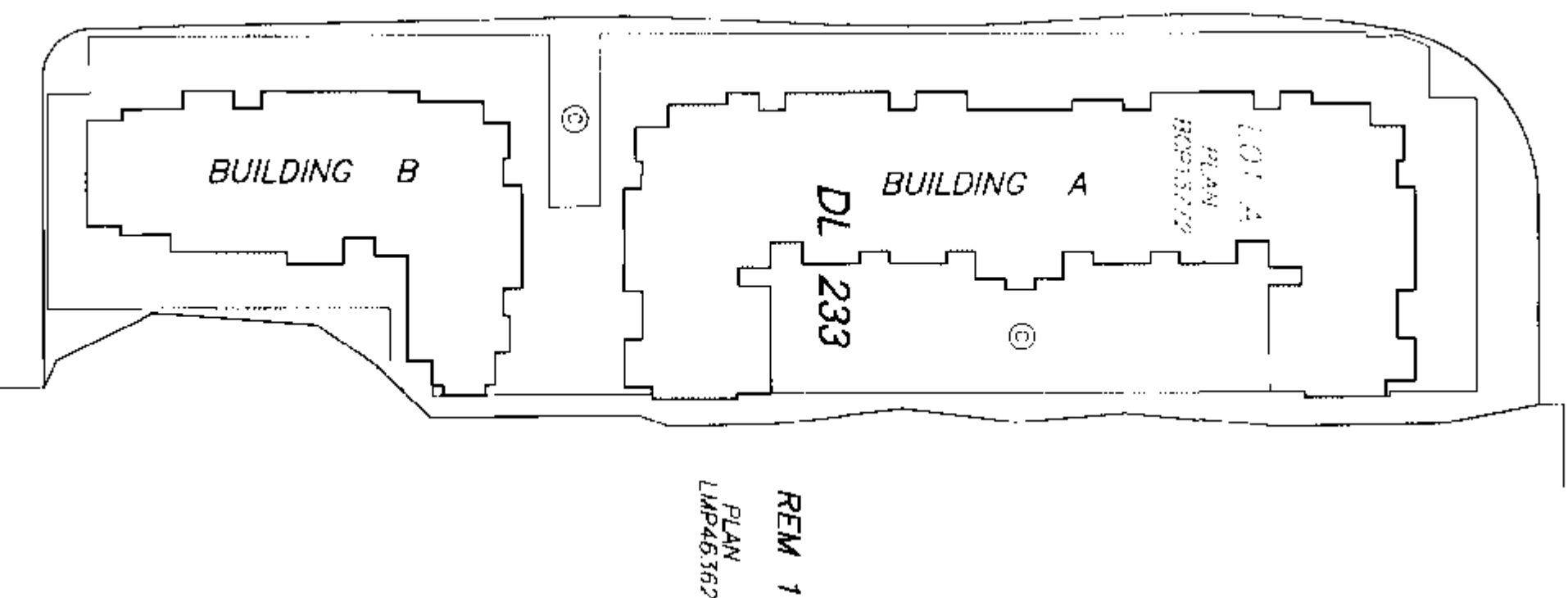
Mike E. Shaw

BENNETT & ASSOCIATES
B.C. LAND SURVEYORS
#201-9547 152nd STREET,
SURREY, B.C.
PHONE : 582-0717

DRAWING # 30566-10
FILE # 30566-10-FS
DATE : JULY 11, 2005.

CAPILANO ROAD

MURRAY STREET



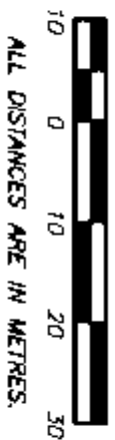
NOTE:
ALL BOUNDARIES OF STRATA LOTS ARE PARALLEL
TO PERPENDICULAR TO, OR AT 45° DEFLECTION
TO, UNLESS OTHERWISE SHOWN.

SEE SHEET #2 FOR
BOUNDARY DIMENSIONS

SEE SHEET #3 FOR
BUILDING LOCATION
AND DIMENSIONS

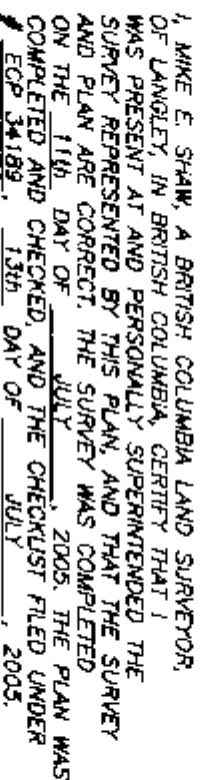
THIS PLAN LIES WITHIN THE
GREATER VANCOUVER REGIONAL DISTRICT

ORIGINAL



SCALE 1:750

ALL DISTANCES ARE IN METRES.



B-6-L-5-

DRAWING # 30566-10
FILE # 30566-10_Post

DATE : JULY 11, 2005

20.3.20

BUILDING LOCATION AND DIMENSIONS

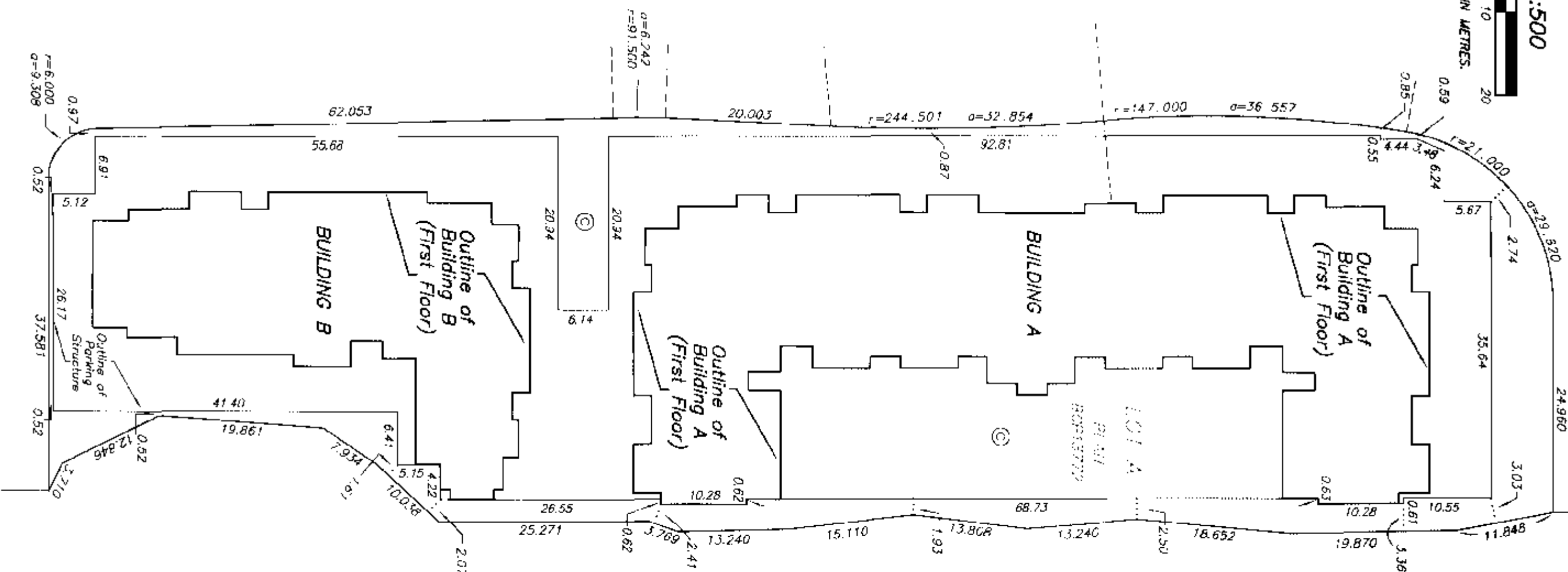
MURRAY STREET

STRATA PLAN BCS 1410

SCALE 1:500



ALL DISTANCES ARE IN METRES.



DL 233

REM 1
PLAN
LMP46362

DRAWING # 30566-10
FILE # 30566-10_CE

DATE: JULY 11, 2005

M.E.D.

ORIGINAL

STRATA PLAN BCS 1410OWNER:

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



AUTHORIZED SIGNATORY Rosmarie DE CONIS

AUTHORIZED SIGNATORY

WITNESS AS TO BOTH SIGNATURES IAN DUNE

LAWYER

OCCUPATION OF WITNESS

550-058 BENTLEY ST. VANCOUVER, B.C.
ADDRESS OF WITNESS

MORTGAGEE:

THE BANK OF NOVA SCOTIA



AUTHORIZED SIGNATORY G. Brock Henderson

Gregory Miller
AUTHORIZED SIGNATORY D. Akar

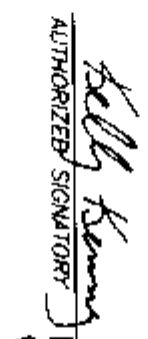
G. Henderson
WITNESS AS TO BOTH SIGNATURES ROBINSON

Pat Officer
OCCUPATION OF WITNESS

650 W. Langley St. Vancouver B.C.
ADDRESS OF WITNESS

THE CITY OF PORT MOODY
REGISTERED OWNER OF COVENANT BMS4568
HEREBY CONSENTS TO THE DEPOSIT OF THIS PLAN.


AUTHORIZED SIGNATORY Giuseppe Tragolini
Mayor

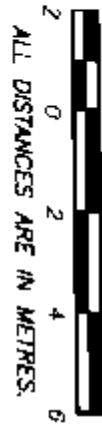

AUTHORIZED SIGNATORY Kelly Kenney
Deputy City Clerk

I, MIKE E. SHAW, A BRITISH COLUMBIA LAND SURVEYOR,
CERTIFY THAT THE BUILDING INCLUDED IN THIS STRATA
PLAN HAS NOT, AS OF JULY 11, 2005, BEEN
PREVIOUSLY OCCUPIED.

Mike E Shaw B.C.L.S.

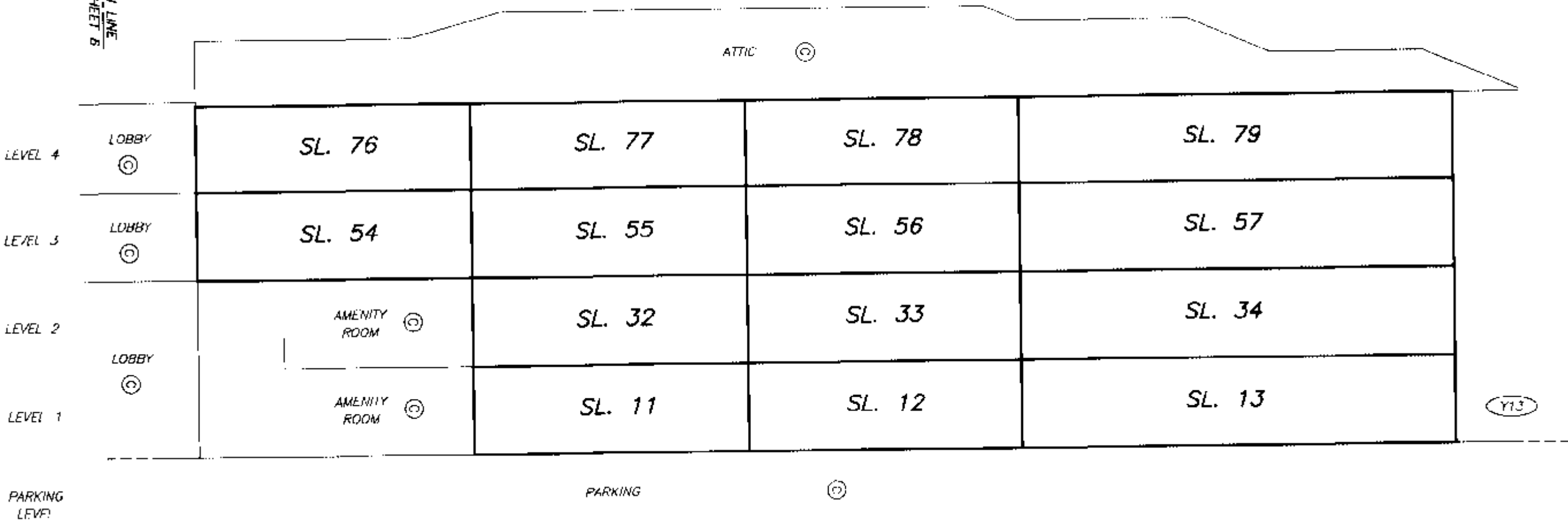
SECTION A - A'
NORTH HALF

SCALE 1:150



ALL DISTANCES ARE IN METRES.

MATCH LINE
SEE SHEET B



MATCH LINE
SEE SHEET B

STRATA PLAN BCS 1470

SHEET 5 OF 30 SHEETS

DRAWING # 30566-10
FILE # 30566-10.SAN

DATE: JULY 11, 2005

M.C.B.

ORIGINAL

SECTION A - A'
SOUTH HALF

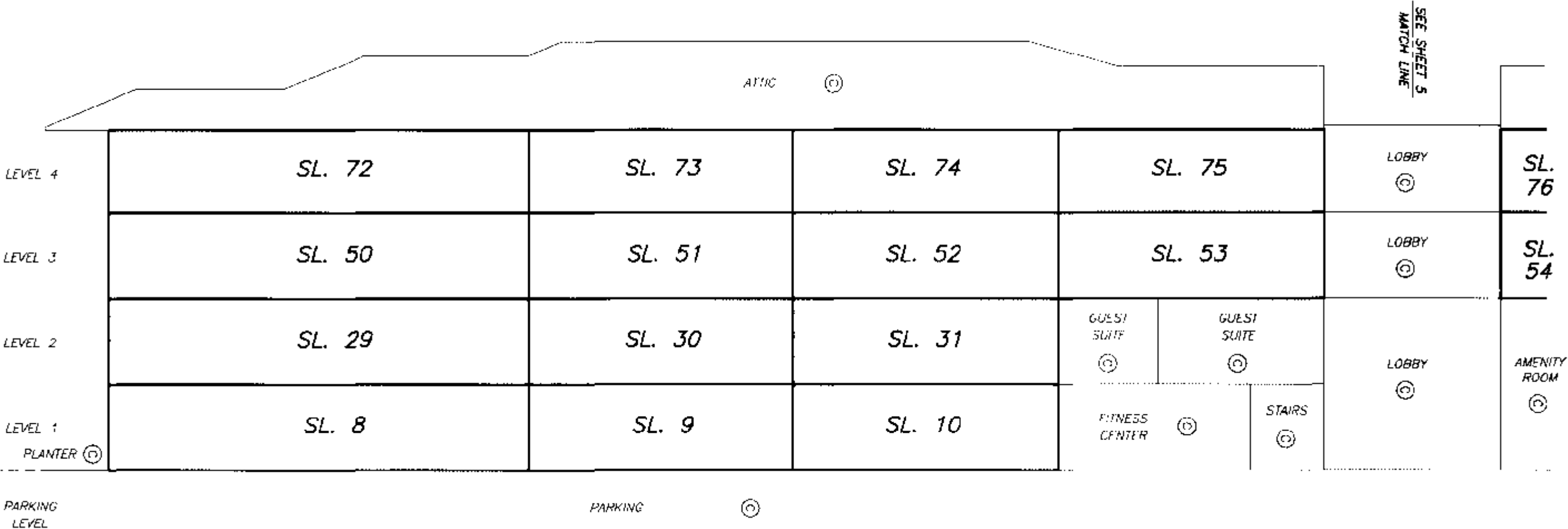
SCALE 1:150



ALL DISTANCES ARE IN METRES.

SEE SHEET 5
MATCH LINE

SEE SHEET 5
MATCH LINE



STRATA PLAN BCS 1410

SHEET 6 OF 30 SHEETS

DRAWING # 30566-10
FILE # 30566-10_SAS

DATE : JULY 11, 2005

M.C. 08

ORIGINAL

SECTION B - B'

STRATA PLAN BCS 1470

SHEET 7 OF 30 SHEETS

SCALE 1:150
2 0 2 4 6
ALL DISTANCES ARE IN METRES.

ATTIC

LEVEL 4	SL. 126	SL. 127	SL. 128	SL. 129	SL. 119
LEVEL 3	SL. 115	SL. 116	SL. 117	SL. 118	SL. 108
LEVEL 2	SL. 104	SL. 105	SL. 106	SL. 107	SL. 97
LEVEL 1 Y03	SL. 93	SL. 94	SL. 95	SL. 96	LOBBY PLANTER

PARKING
LEVEL

PARKING

DATE : JULY 11, 2005

M.C.B.

DRAWING # 30566-10
FILE # 30566-10_S8

ORIGINAL

PARKING LEVEL FLOOR PLAN NORTH PORTION

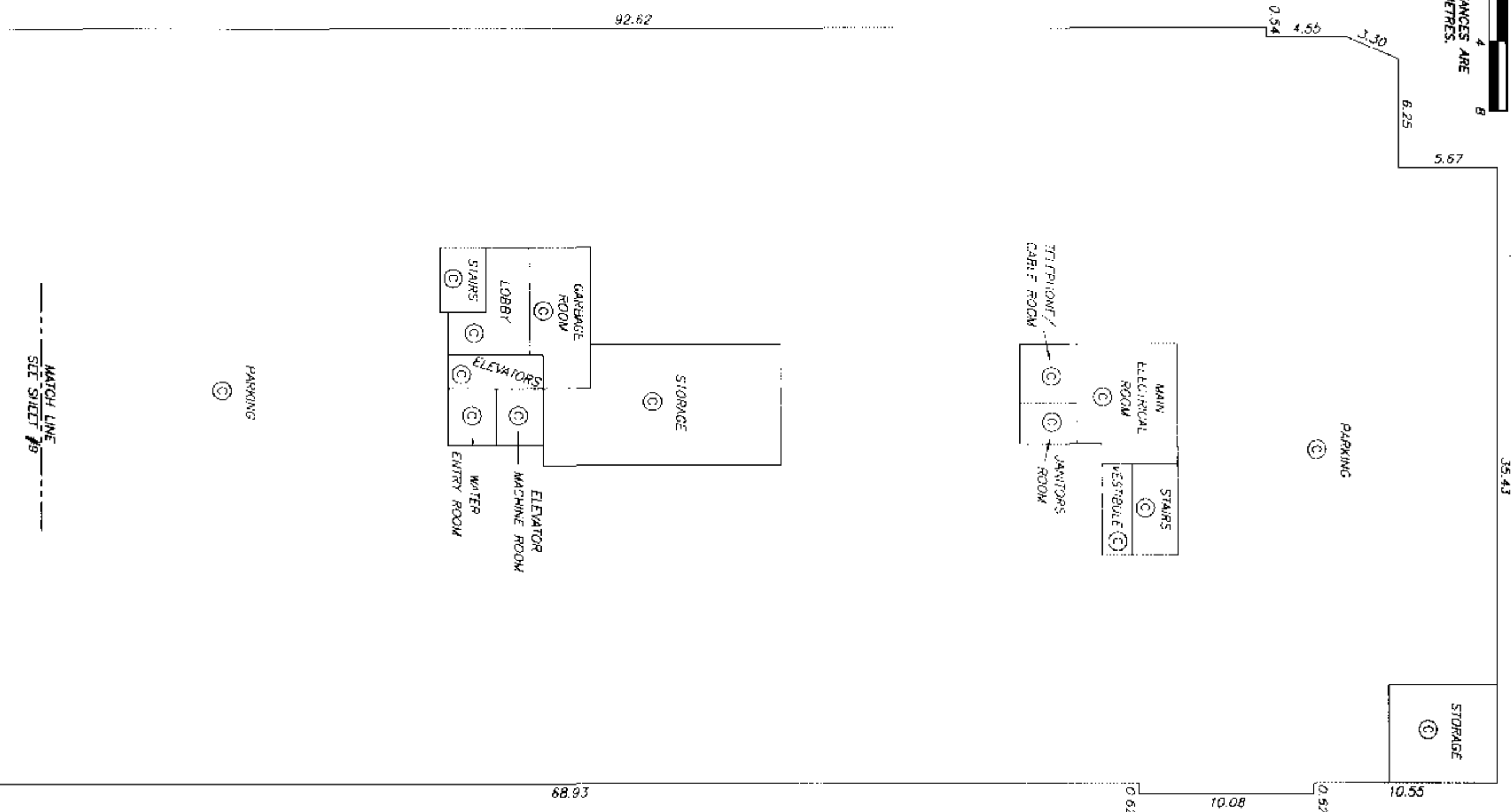
STRATA PLAN BCS 1470

SCALE 1:250



ALL DISTANCES ARE
IN METRES.

A'



DRAWING # 30566-10
FILE # 30366-10_PKN

DATE : JULY 11, 2005

M.C.B.

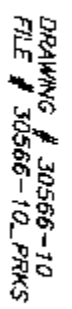
ORIGINAL

STRATA PLAN BCS 1470

ALL DISTANCES ARE
IN METRES.



SEE SHEET #8
MATCH LINE



DATE : JULY 11, 2005

27.3.08

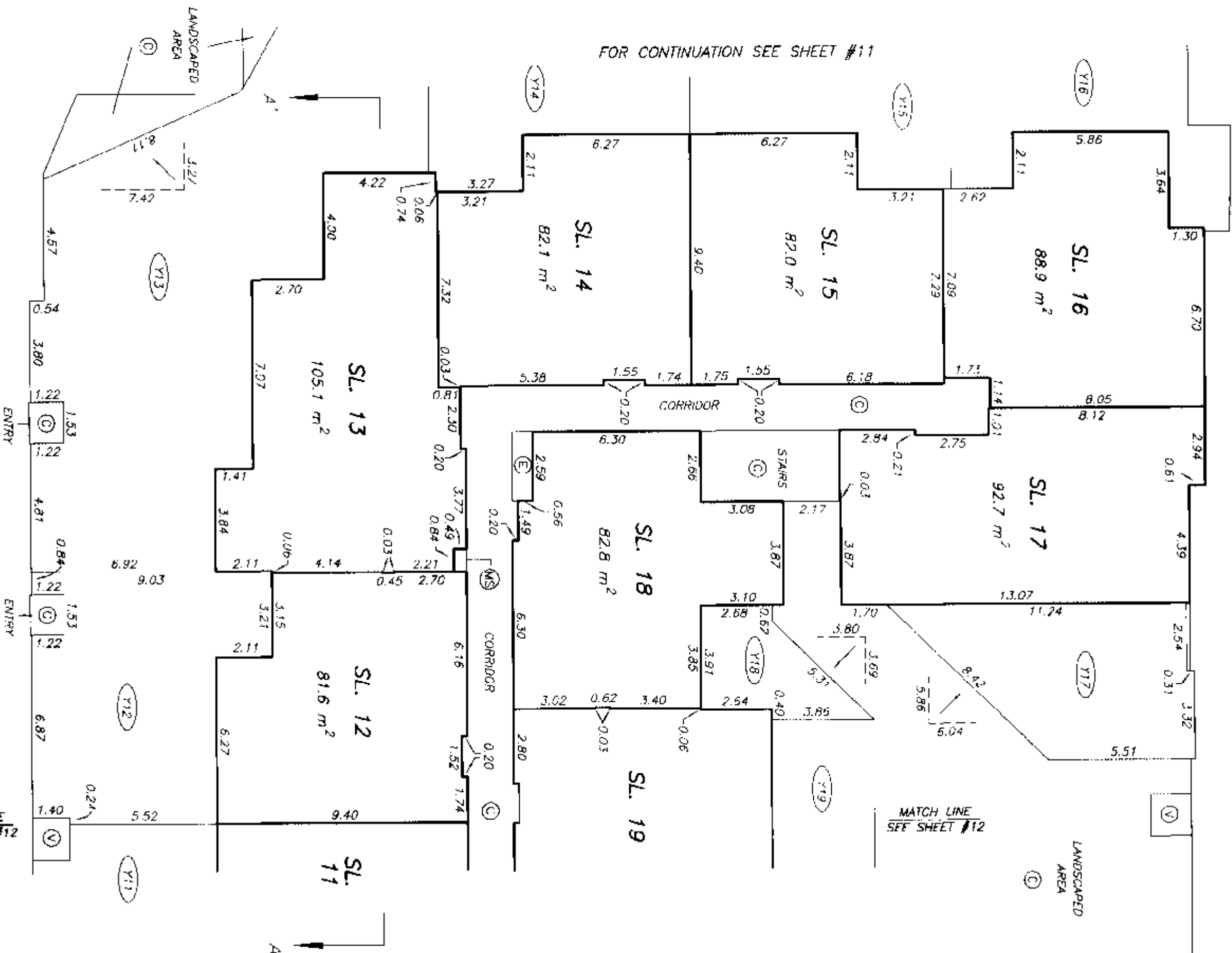
ORIGINAL

BUILDING A LEVEL 1 FLOOR PLAN NORTH PORTION

STRATA PLAN BCS 1470

SHEET 10 OF 30 SHEETS

SCALE 1:150
ALL DISTANCES ARE IN METRES.



DRAWING # 30566-10
FILE # 30566-10_BAL1N

DATE : JULY 11, 2005

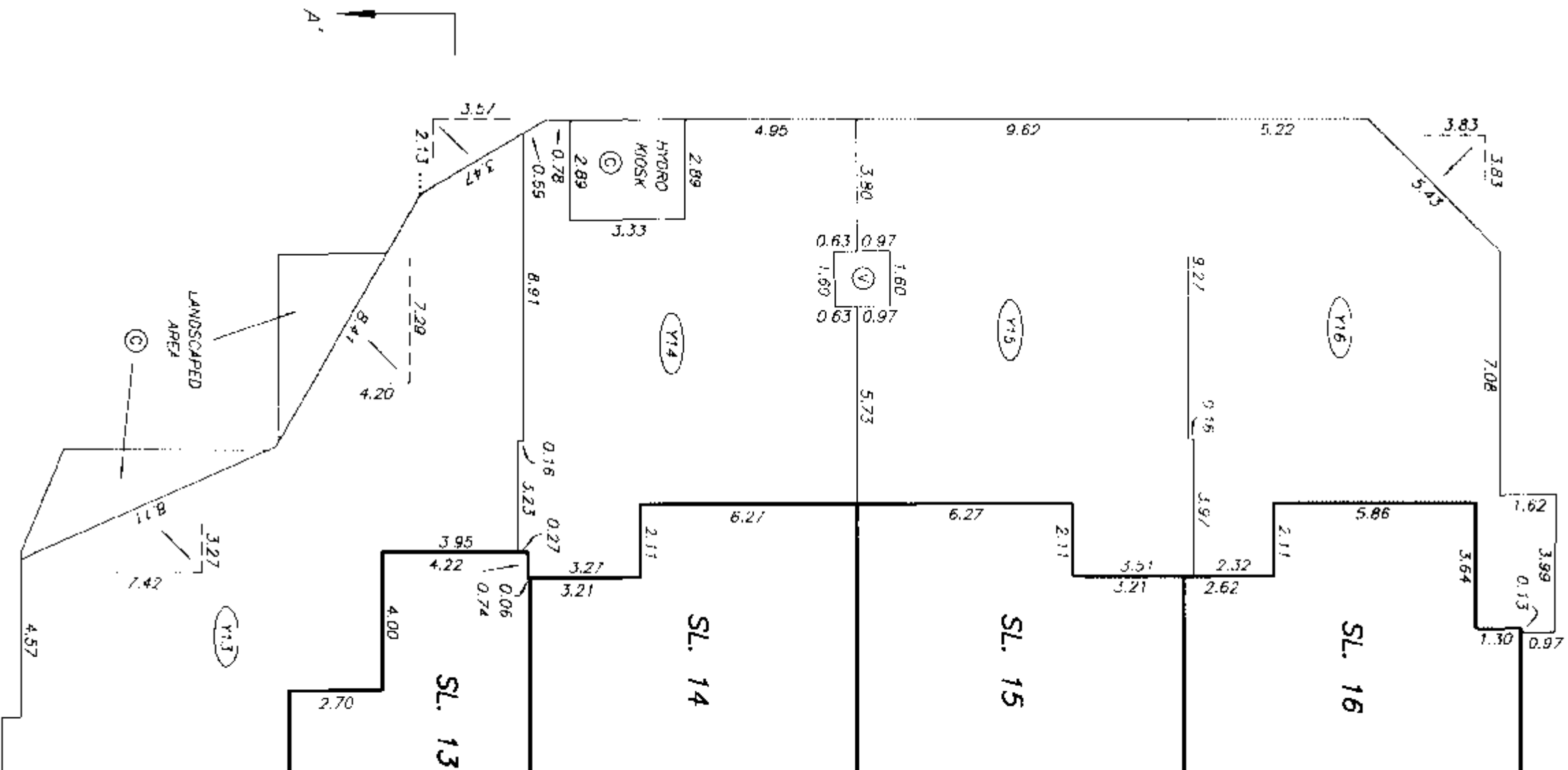
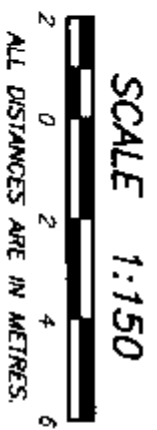
M. A. B.

ORIGINAL

BUILDING A
LEVEL 1 FLOOR PLAN
NORTH PORTION DETAIL

STRATA PLAN BCS 1470

SHEET 11 OF 30 SHEETS



DRAWING # 30566-10
 FILE # 30566-10_BALIN_A

DATE : JULY 11, 2005

M.C.B.

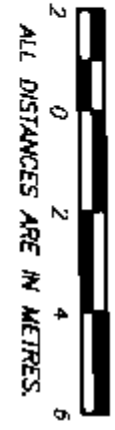
ORIGINAL

BUILDING A
LEVEL 1 FLOOR PLAN
MIDDLE PORTION

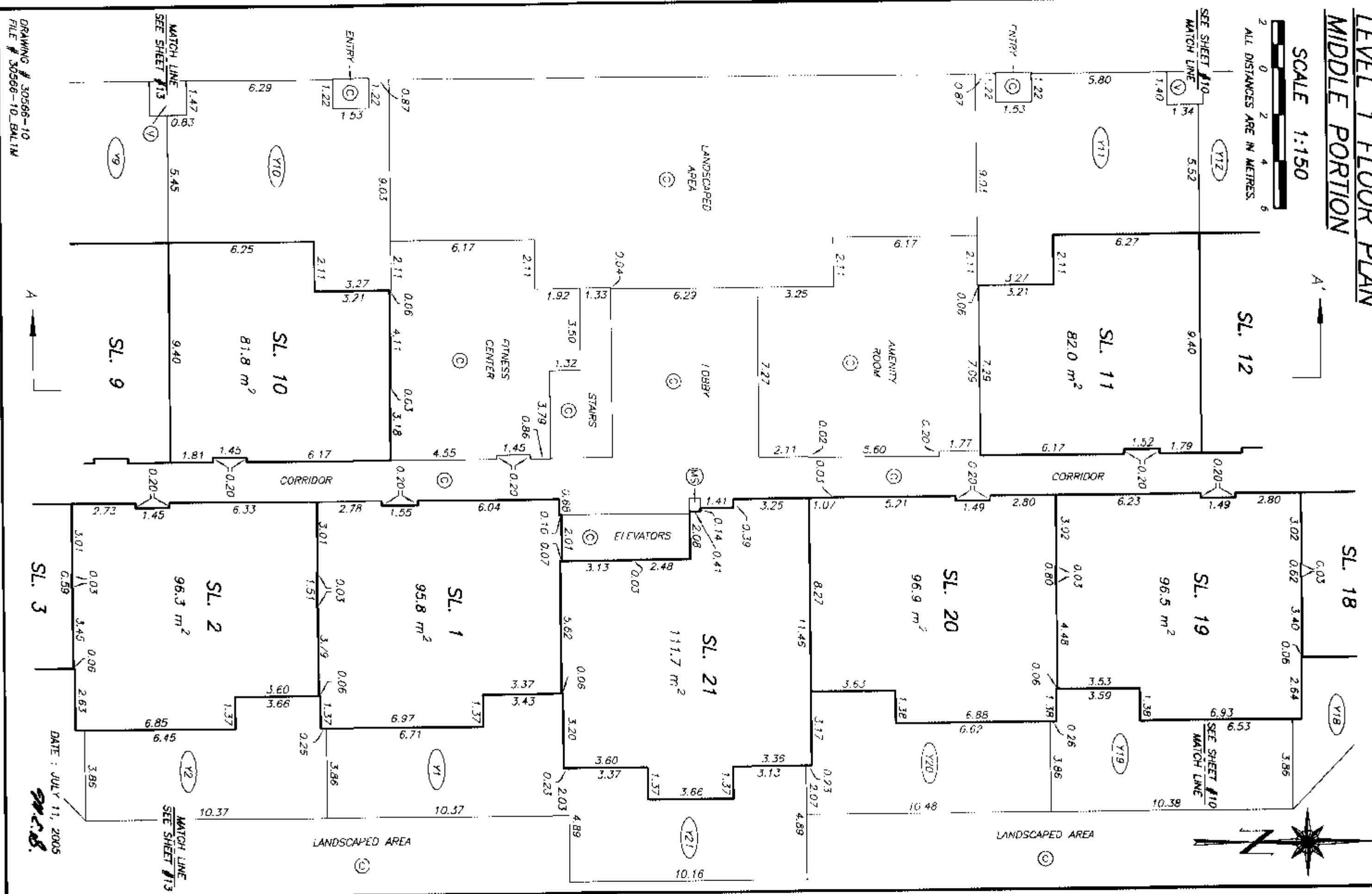
STRATA PLAN BCS 1470

SHEET 12 OF 30 SHEETS

SCALE 1:150



ALL DISTANCES ARE IN METRES.



DRAWING # 30566-10
FILE # 30566-10_BALLM

DATE: JULY 11, 2005

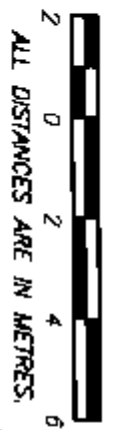
W.C.B.

ORIGINAL

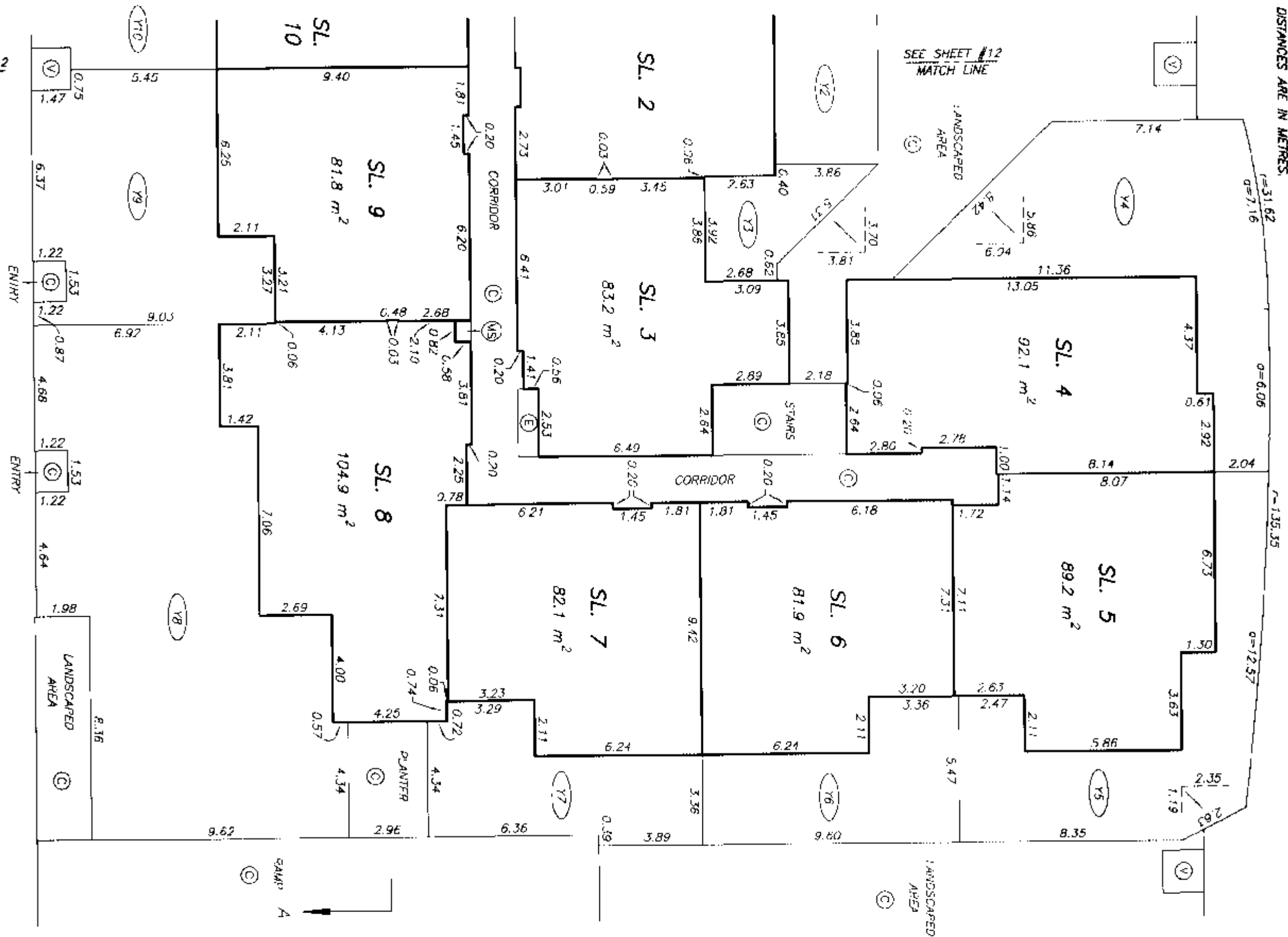
BUILDING A
LEVEL 1 FLOOR PLAN
SOUTH PORTION

STRATA PLAN BCS 1470

SCALE 1:150



ALL DISTANCES ARE IN METRES.



SEE SHEET #12
MATCH LINE

DRAWING # 30566-10
FILE # 30566-10_BA.15

DATE : JULY 11, 2005

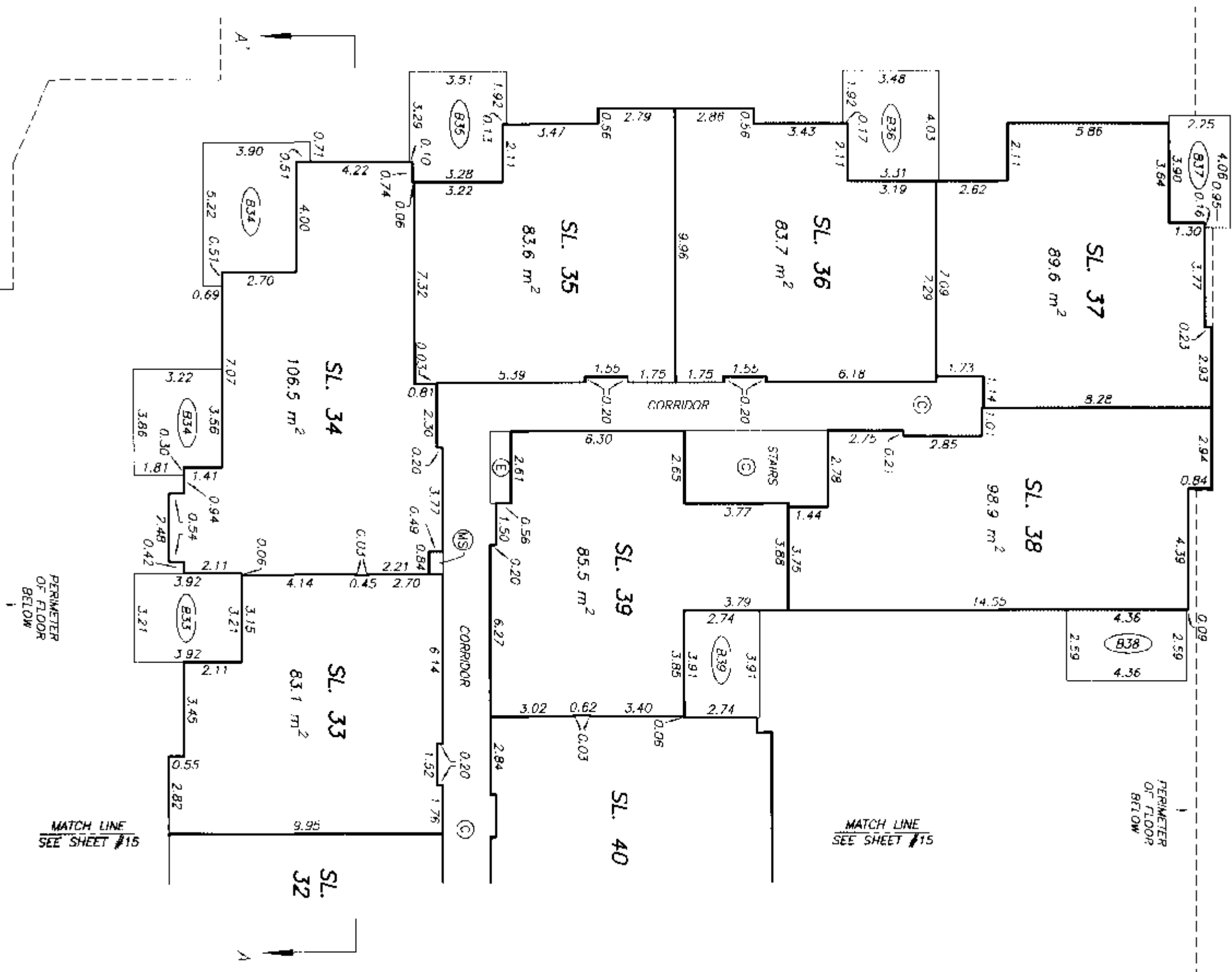
M.C.D.

ORIGINAL

BUILDING A LEVEL 2 FLOOR PLAN NORTH PORTION

STRATA PLAN BCS 1470

SCALE 1:150
ALL DISTANCES ARE IN METRES.



DRAWING # 30556-10
FILE # 30556-10 BALZN

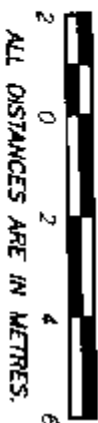
DATE: JULY 11, 2005
M.E.S.

ORIGINAL

BUILDING A LEVEL 2 FLOOR PLAN MIDDLE PORTION

STRATA PLAN BCS 1470

SCALE 1:150

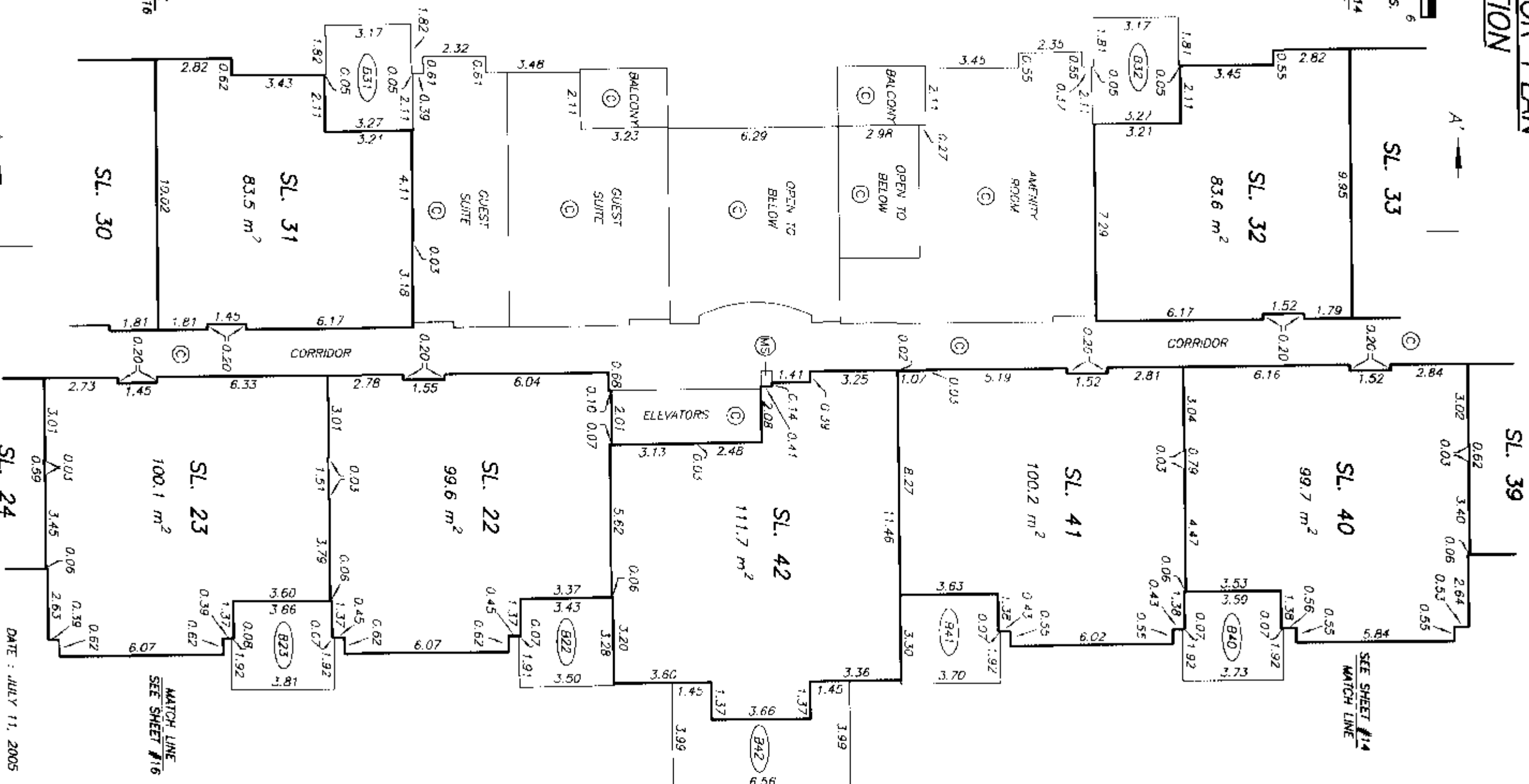


SEE SHEET #14
MATCH LINE



PERIMETER
OF FLOOR
BELOW

MATCH LINE
SEE SHEET #16



DRAWING # 30566-10
FILE # 30566-10_BAL2M

DATE : JULY 11, 2005

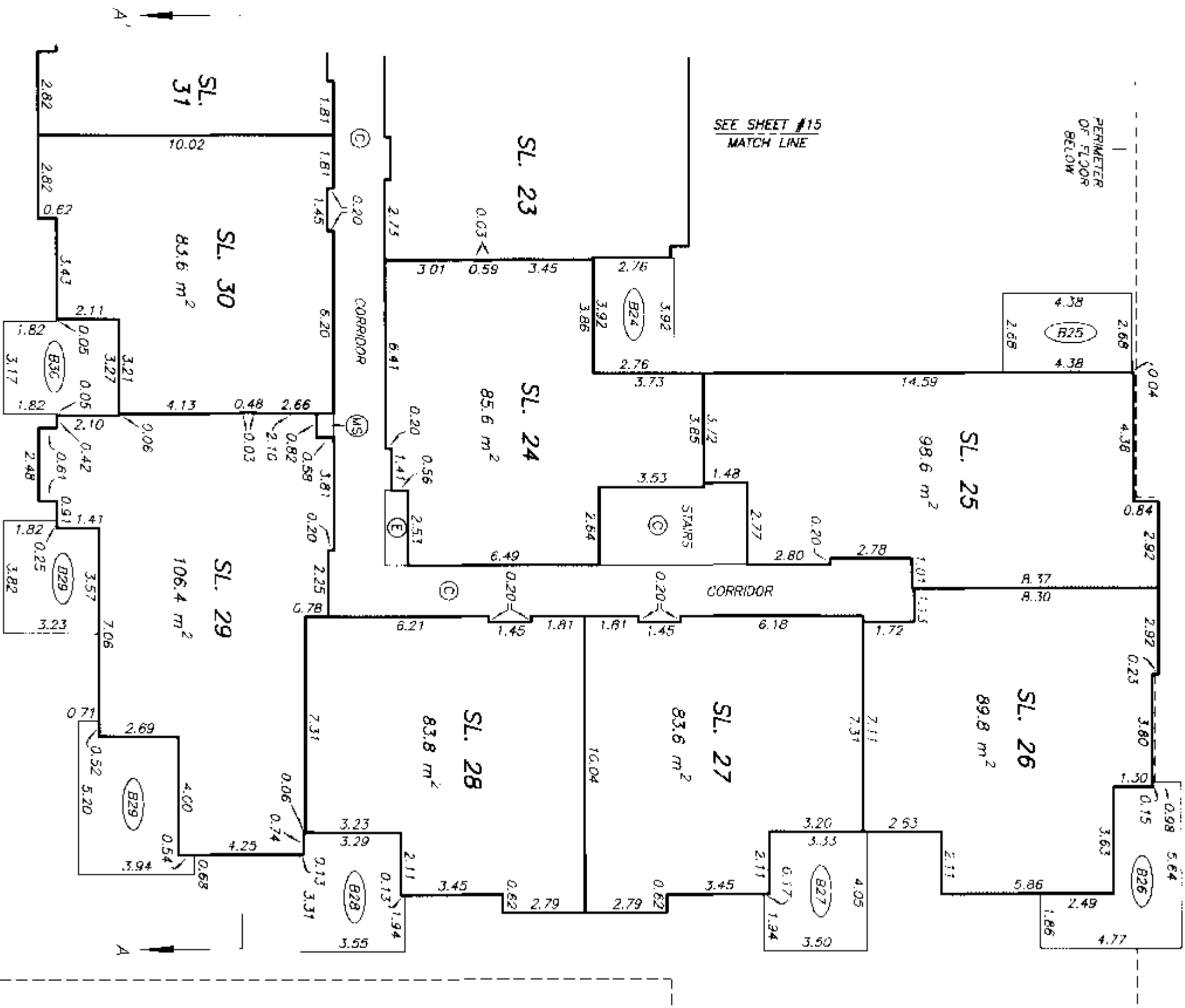
M.C.B.

ORIGINAL

BUILDING A
LEVEL 2 FLOOR PLAN
SOUTH PORTION

STRATA PLAN BCS 1470

SCALE 1:150
0 2 4 6
ALL DISTANCES ARE IN METRES.



SEE SHEET #15
MATCH LINE

SEE SHEET #15
MATCH LINE

PERIMETER
OF FLOOR
BELOW

DRAWING # 30566-10
FILE # 30566-10 BAL25

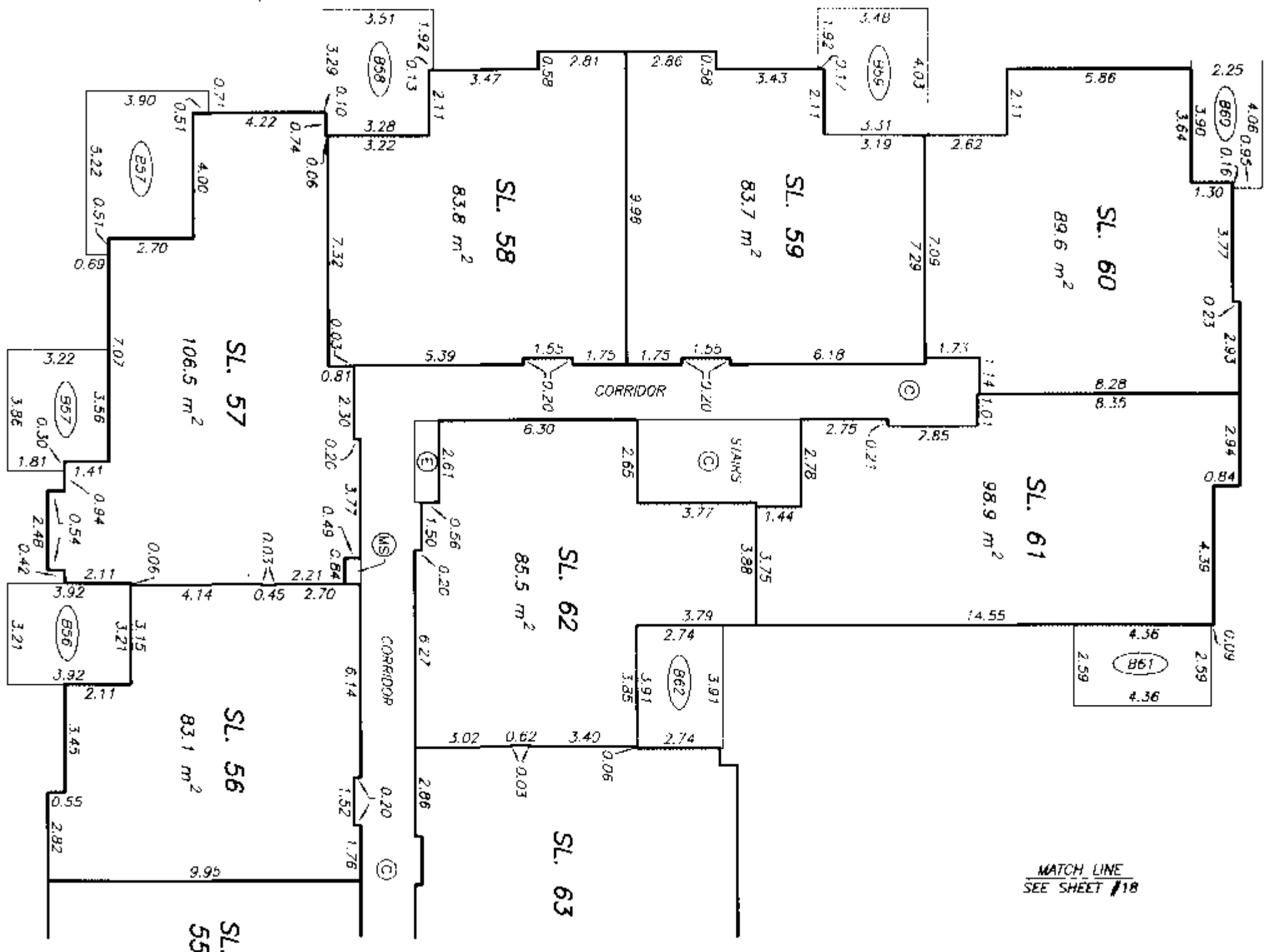
DATE : JULY 11, 2005
M.E.B.

ORIGINAL

BUILDING A
LEVEL 3 FLOOR PLAN
NORTH PORTION

STRATA PLAN BCS 1470

SCALE 1:150
2 0 2 4 6
ALL DISTANCES ARE IN METRES.



MATCH LINE
SEE SHEET 18

MATCH LINE
SEE SHEET 18

DRAWING # 30566-10
FILE # 30566-10-BAL3N

DATE : JULY 11, 2005
m.c.d.

ORIGINAL

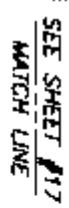
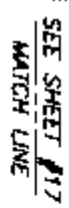
STRATA PLAN BCS 1470

A'



A'

SEE SHEET #17
MATCH LINE



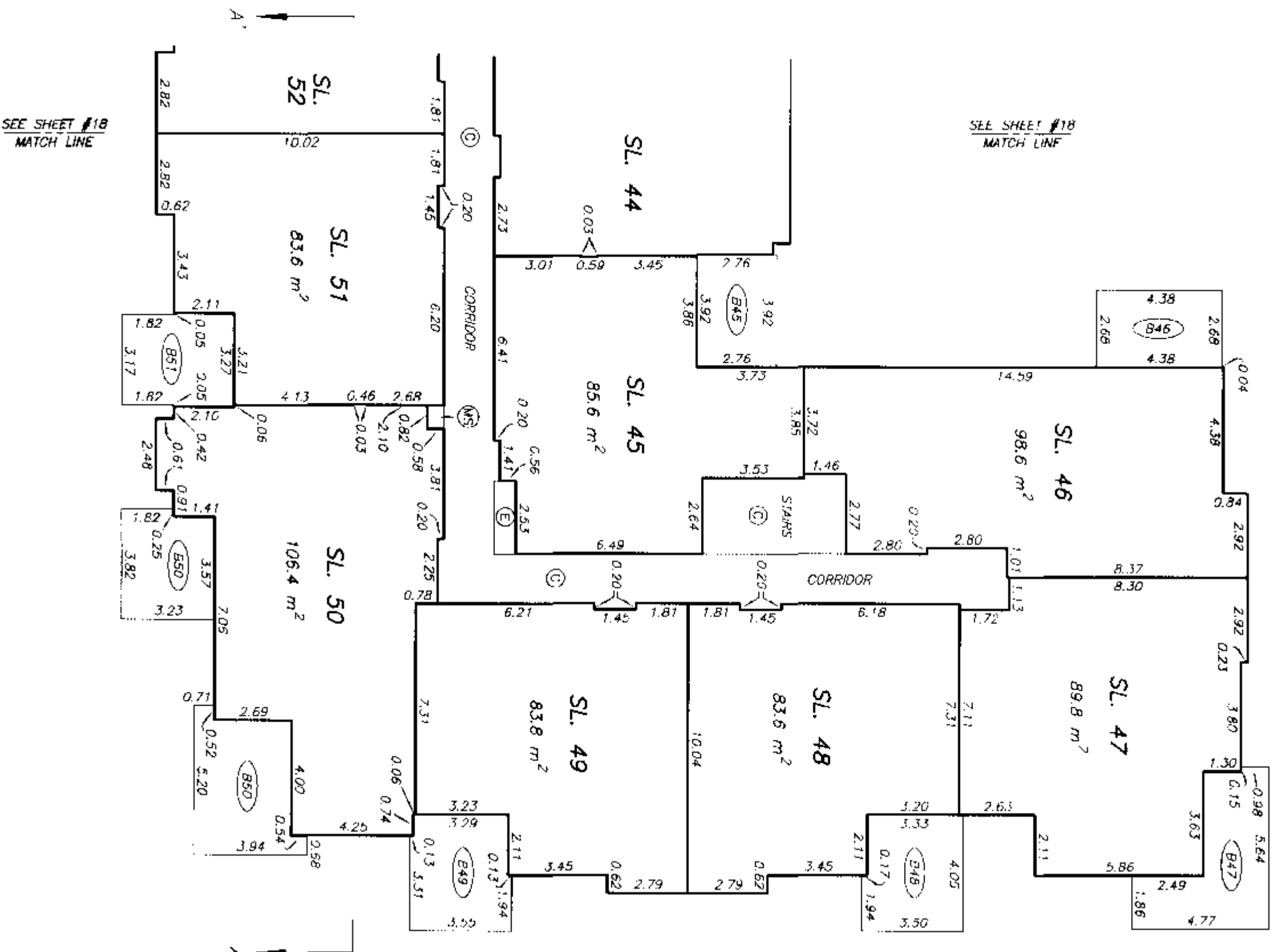
DATE : JULY 11, 2005
M. C. D.

77. E. D.

ORIGINAL

BUILDING A
LEVEL 3 FLOOR PLAN
SOUTH PORTION

SCALE 1:150
0 2 4 6
ALL DISTANCES ARE IN METRES.



DRAWING # 30565-10
FILE # 30566-10_BALJS

DATE : JULY 11, 2005

M.E.B.

ORIGINAL

STRATA PLAN BCS 1470

2	0	2	4	6
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ALL DISTANCES ARE IN METRES.



MATCH LINE
SEE SHEET 721

The floor plan shows a rectangular area with a vertical wall on the left. To the left of this wall, the text "ROOM ABOVE STAIRS" is written vertically. The wall has a height dimension of 7.65. Inside the room, there is a "STAIRS" area and a "MECHANICAL ROOM". The distance from the left wall to the stairs is 2.65. The distance from the stairs to the mechanical room is 6.68. The distance from the stairs to the right wall is 3.41. The distance from the mechanical room to the right wall is 3.27.

DRAWING # 30566-10
FILE # 30566-10_BALAN

DATE : JULY 11, 2005

77-4-26

ORIGINAL

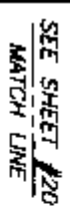
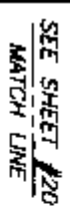
STRATA PLAN BCS 1470

4



4

SEE SHEET #20
MATCH LINE



DATE : JULY 11, 2005
707.6.28

201.5.25.

ORIGINAL

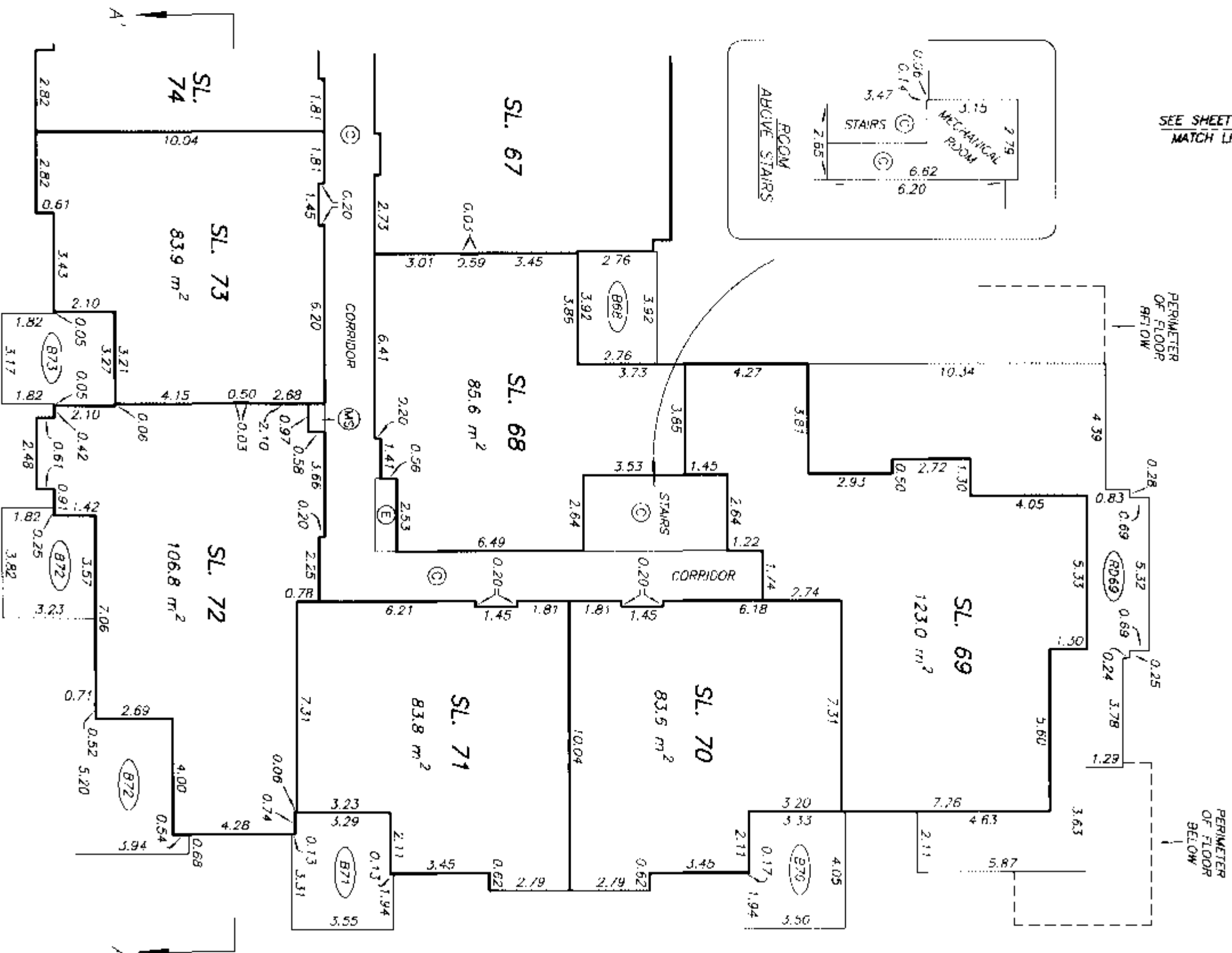
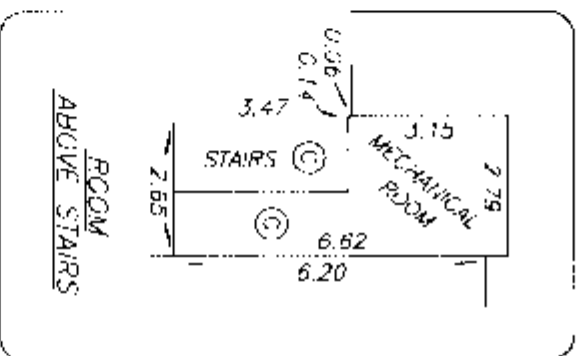
BUILDING A
LEVEL 4 FLOOR PLAN
SOUTH PORTION

STRATA PLAN BCS 1470
SHEET 22 OF 30 SHEETS

SCALE 1:150
ALL DISTANCES ARE IN METRES.



SEE SHEET #21
MATCH LINE



SEE SHEET #21
MATCH LINE

DRAWING # 30566-10
FILE # 30566-10_BAL4S

DATE : JULY 11, 2005

W.E.B.

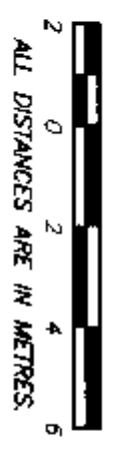
ORIGINAL

BUILDING B
LEVEL 1 FLOOR PLAN
NORTH PORTION

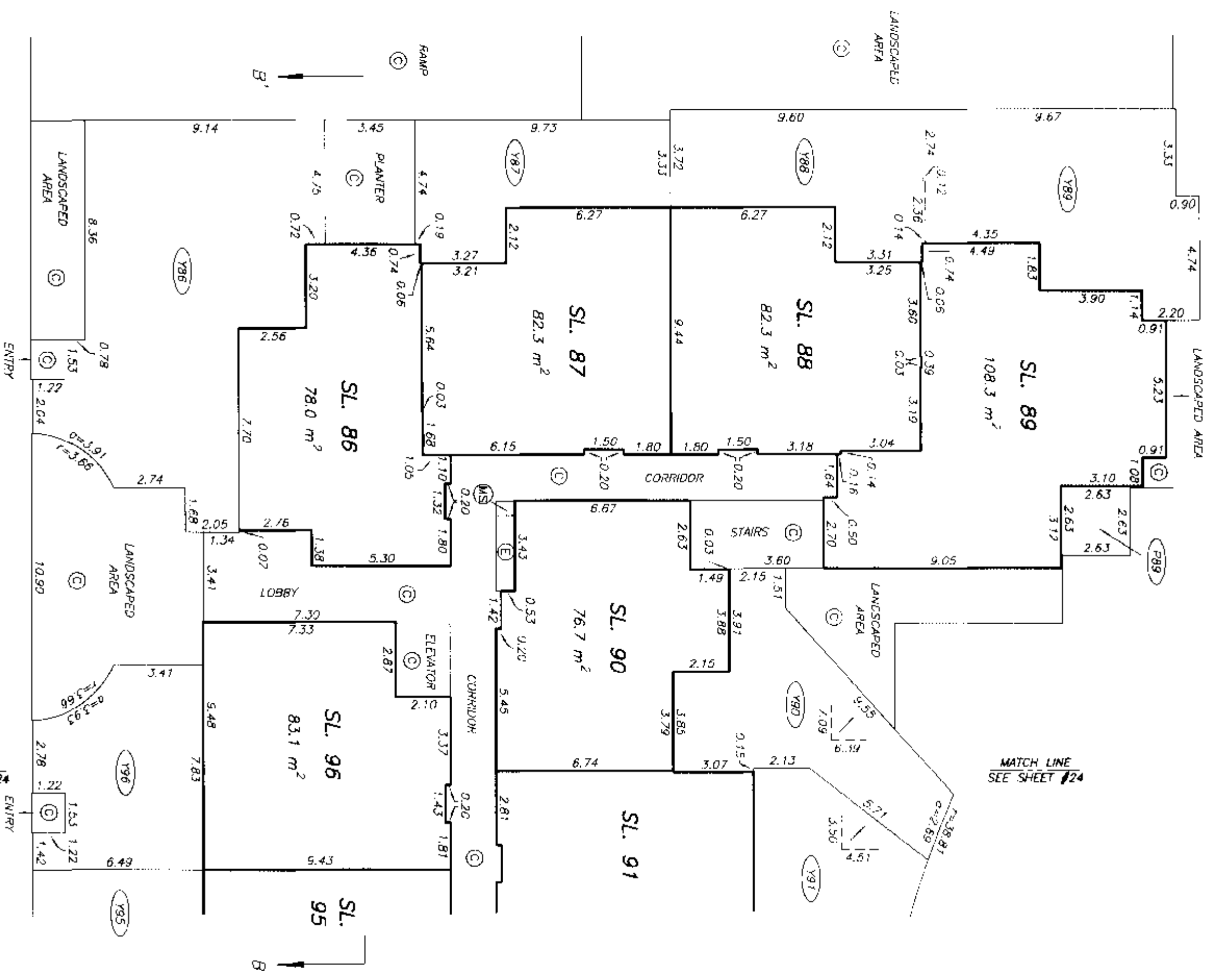
STRATA PLAN BCS 1410

SHEET 23 OF 30 SHEETS

SCALE 1:150



ALL DISTANCES ARE IN METRES.



DRAWING # 30566-10
FILE # 30566-10_BBL.IN

MATCH LINE
SEE SHEET #24

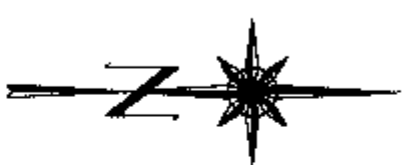
MATCH LINE
SEE SHEET #24

DATE : JULY 11, 2005
M.C.B.

ORIGINAL

STRATA PLAN BCS 1470

ALL DISTANCES ARE IN METRES.



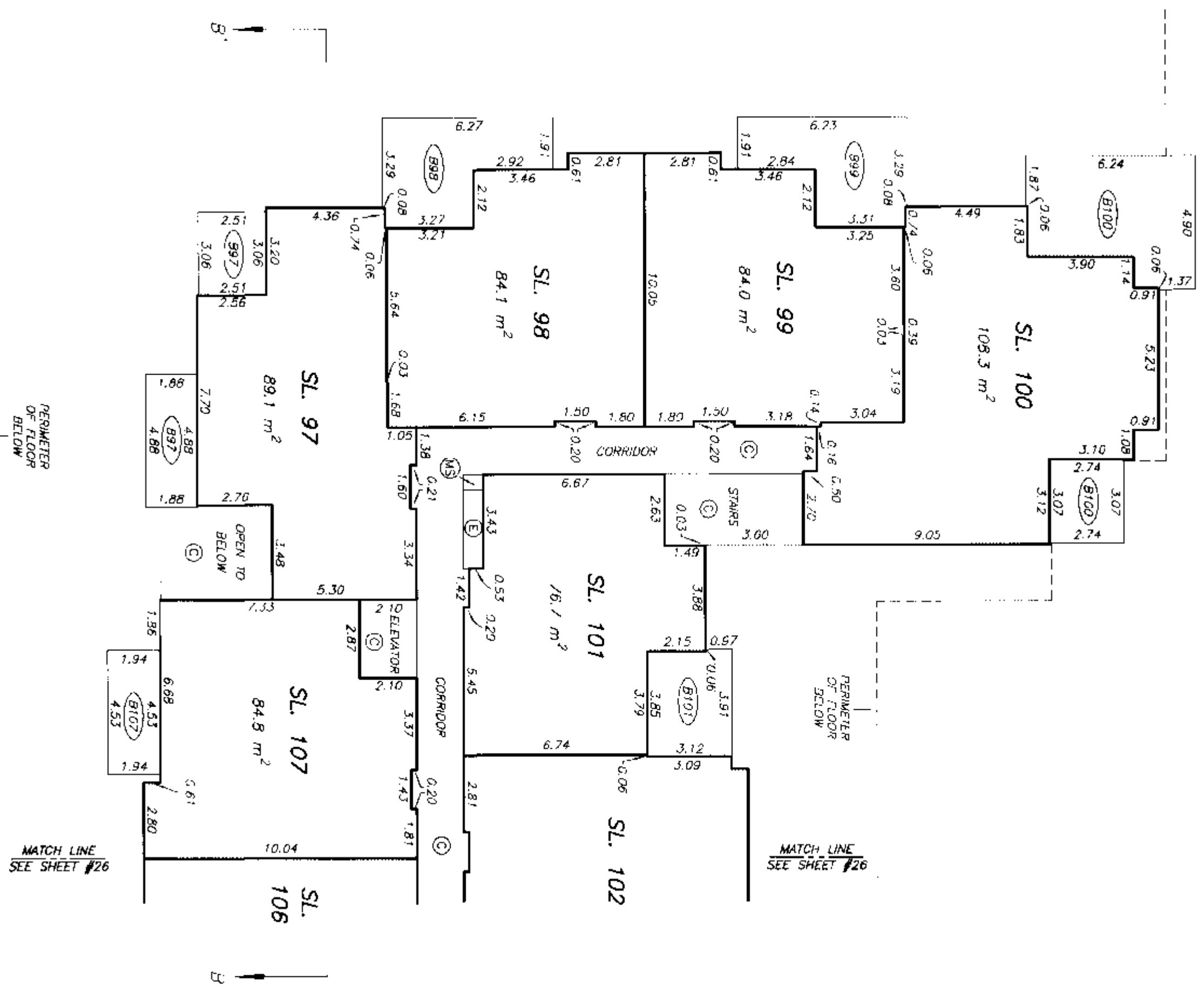
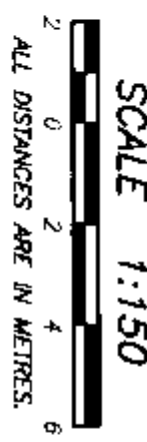
DATE : JULY 11, 2005

27.5.05

ORIGINAL

BUILDING B
LEVEL 2 FLOOR PLAN
NORTH PORTION

STRATA PLAN BCS 1470



DRAWING # 30566 10
FILE # 30566-10_BBL2N

DATE : JULY 11, 2005

M.C.S.

ORIGINAL

BUILDING B
LEVEL 2 FLOOR PLAN
SOUTH PORTION

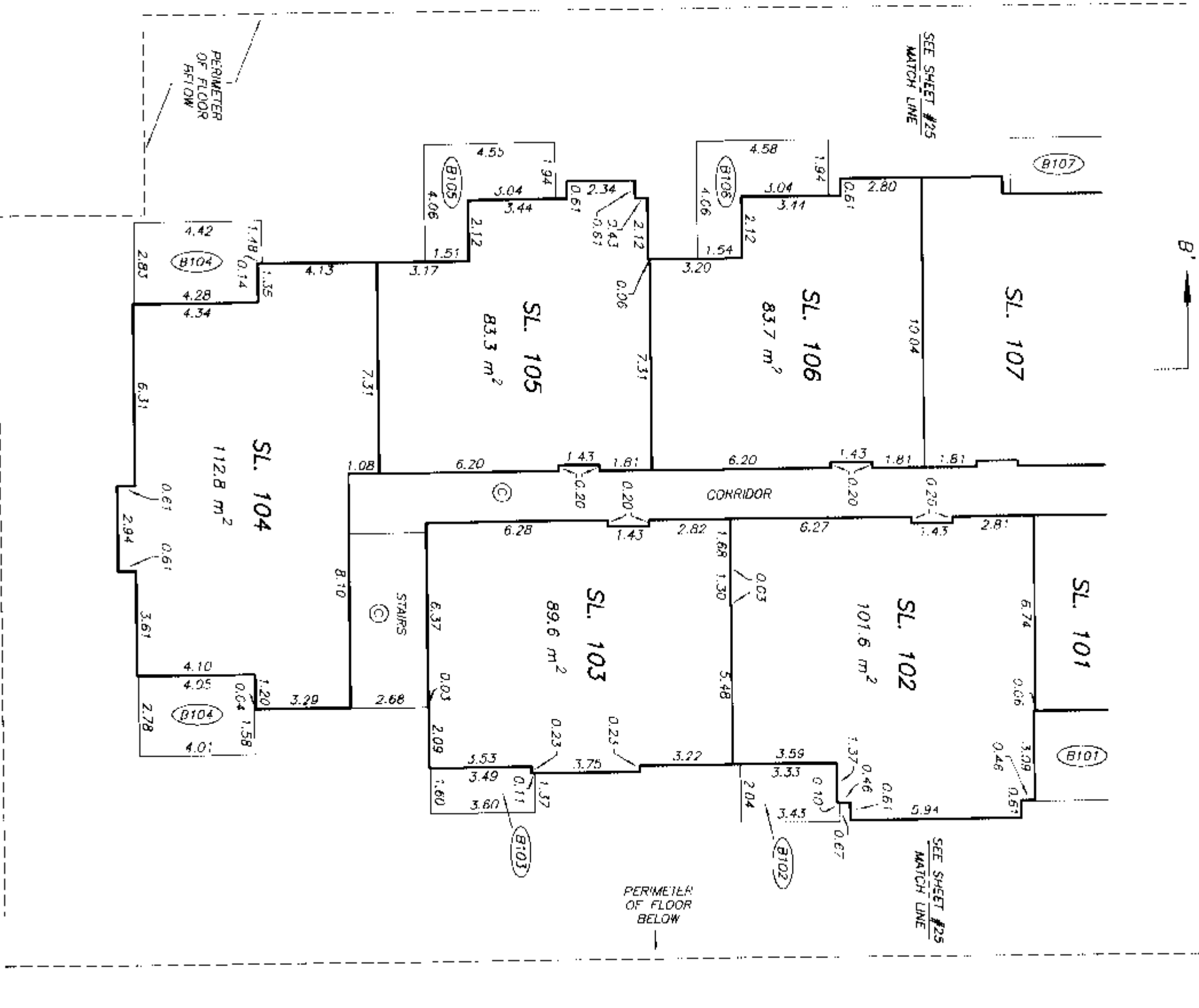
STRATA PLAN BCS 1470

SHEET 26 OF 30 SHEETS

SCALE 1:150



ALL DISTANCES ARE IN METRES.



DRAWING # 30566-10
FILE # 30566-10_BBL25

DATE : JULY 11, 2005

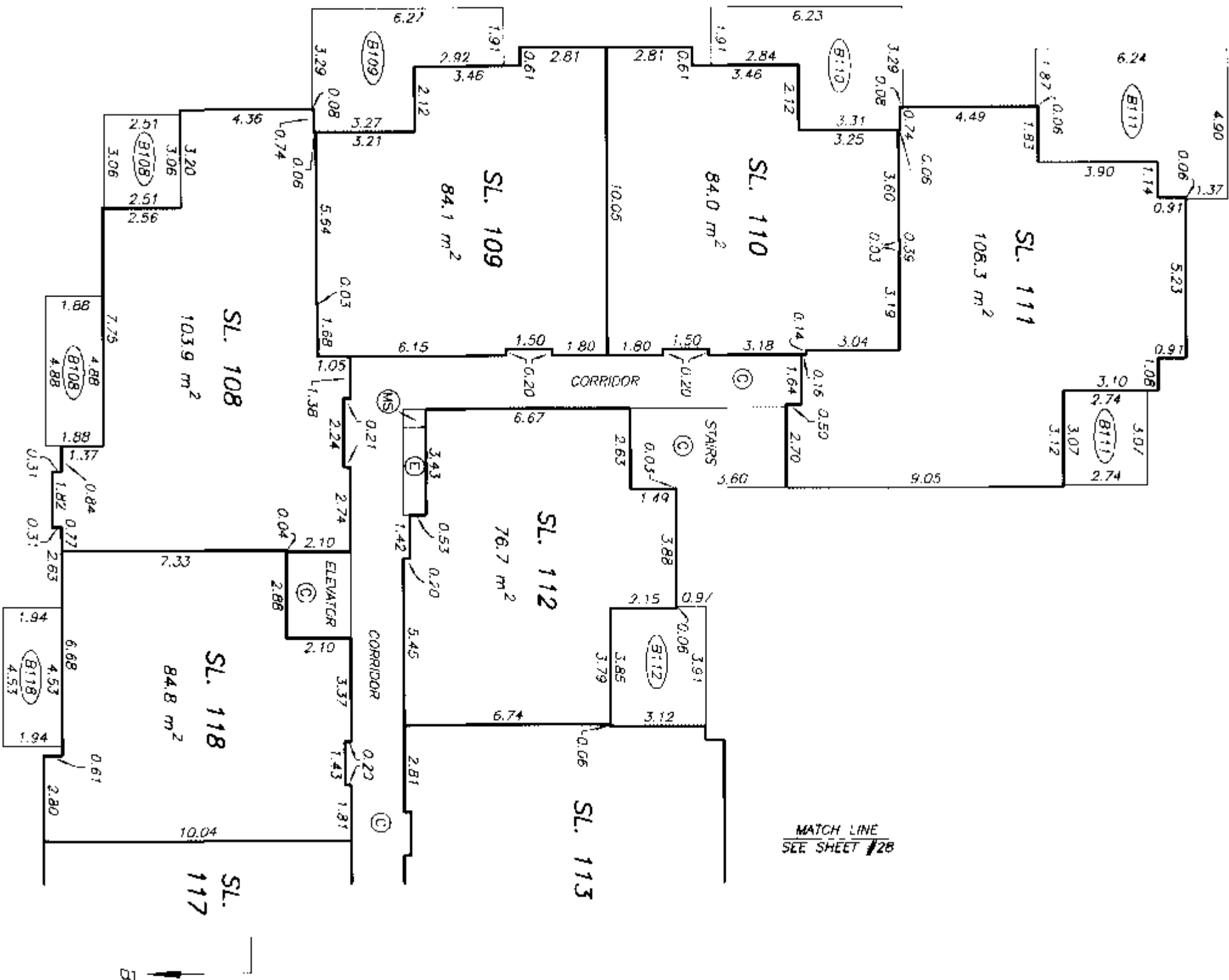
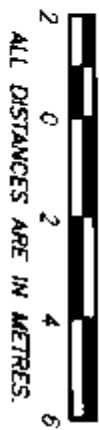
m.c.d.

ORIGINAL

BUILDING B
LEVEL 3 FLOOR PLAN
NORTH PORTION

STRATA PLAN BCS 1470

SCALE 1:150



MATCH LINE
SEE SHEET #28

MATCH LINE
SEE SHEET #28

DRAWING # 30566-10
FILE # 30566-10_BBL3N

DATE : JULY 11, 2005
m.c.d.

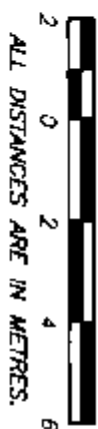
ORIGINAL

BUILDING B
LEVEL 3 FLOOR PLAN
SOUTH PORTION

STRATA PLAN BCS 1470

SHEET 28 OF 30 SHEETS

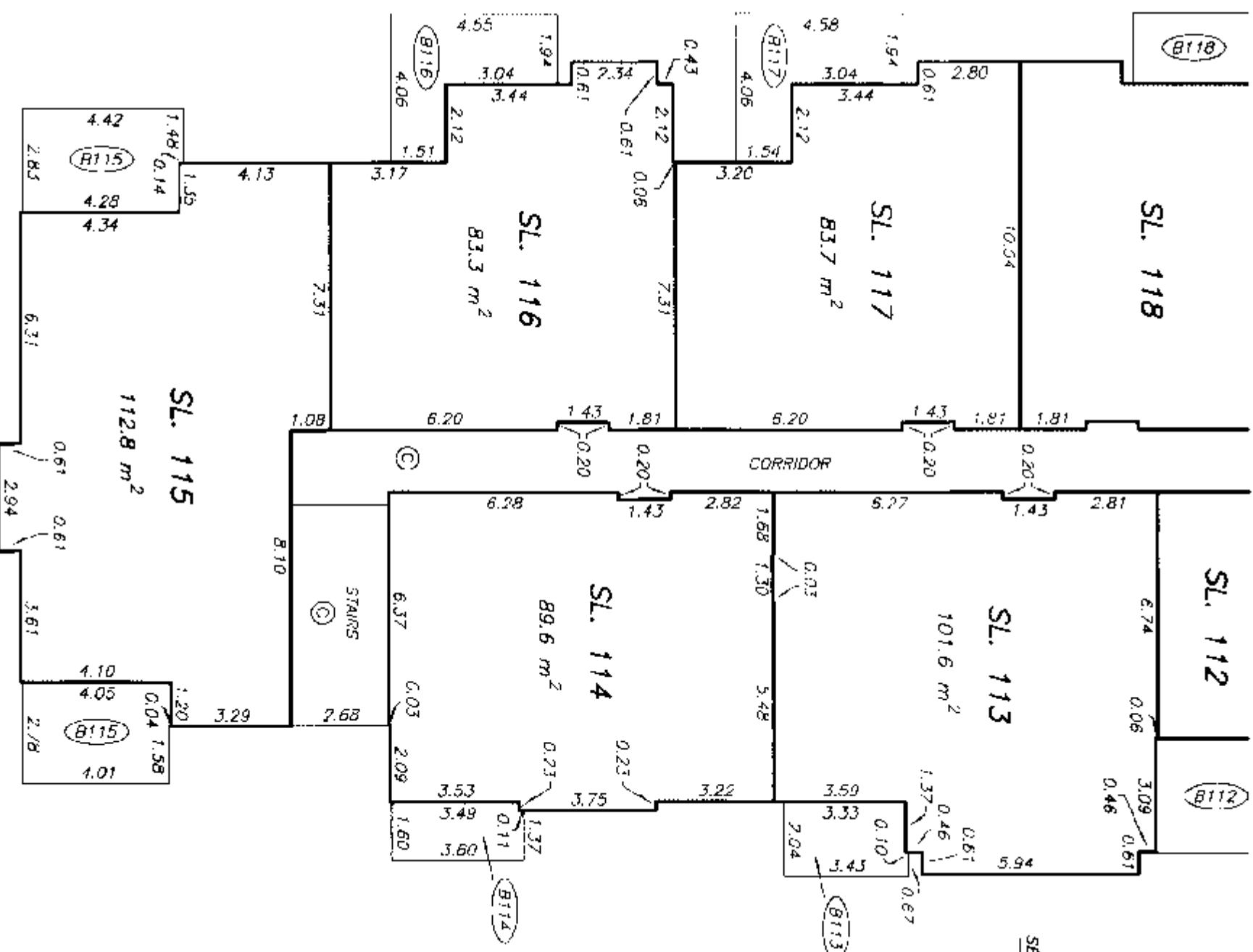
SCALE 1:150



B' →



B →



DRAWING # 30566-10
FILE # 30566-10_BBLJS

DATE : JULY 11, 2005

M.C.B.

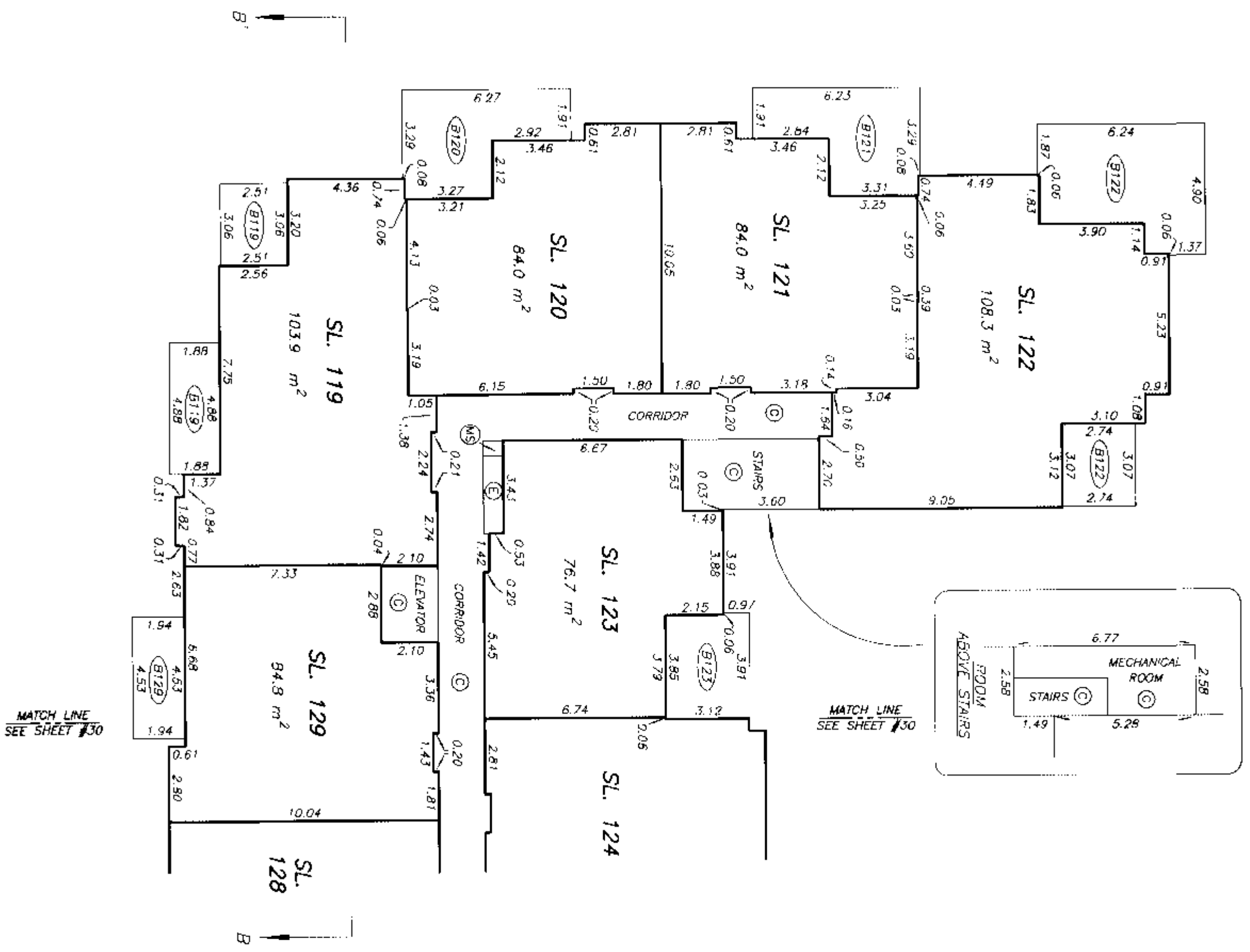
ORIGINAL

BUILDING B
LEVEL 4 FLOOR PLAN
NORTH PORTION

STRATA PLAN BCS 1470

SHEET 29 OF 30 SHEETS

SCALE 1:150
ALL DISTANCES ARE IN METRES.



DRAWING # 30566-10
FILE # 30566-10_BBL4N

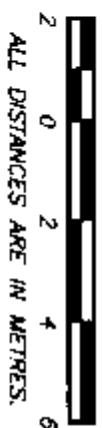
DATE : JULY 17, 2005
M.C.S.

ORIGINAL

BUILDING B
LEVEL 4 FLOOR PLAN
SOUTH PORTION

STRATA PLAN BCS 1470

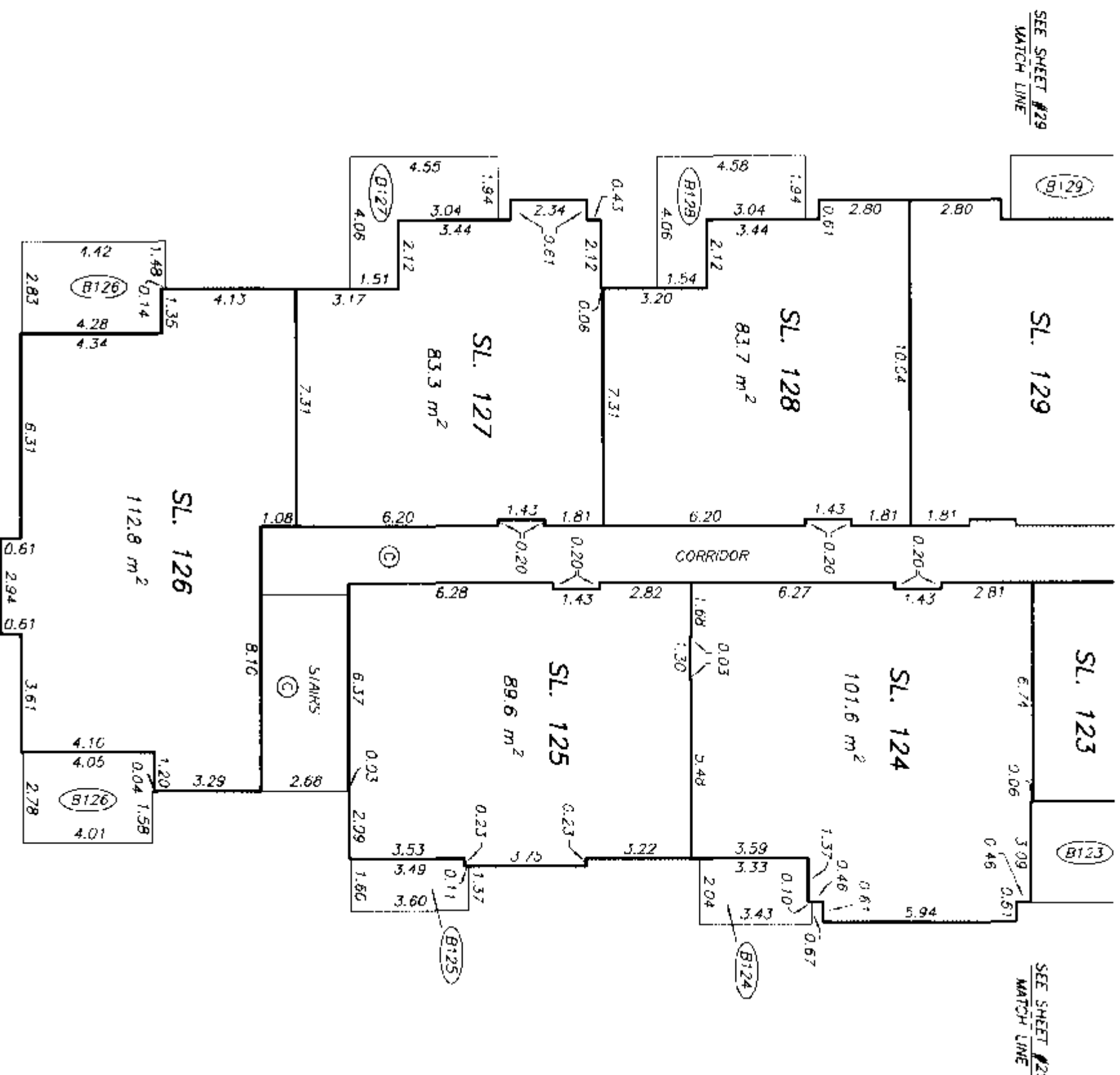
SCALE 1:150



ALL DISTANCES ARE IN METRES.



R' →



B →