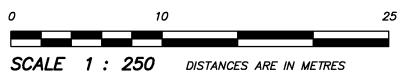
STRATA PLAN OF LOT B DISTRICT LOT 153 GROUP 1 NEW WESTMINSTER DISTRICT PLAN EPP61157 EXCEPT AIR SPACE PLAN EPP108591

CITY OF BURNABY BCGS 92G.025



THE INTENDED PLOT SCALE OF THIS PLAN IS 864 mm IN WIDTH BY 560 mm IN HEIGHT (D SIZE) WHEN PLOTTED AT A SCALE OF 1:250.

INTEGRATED SURVEY AREA No. 25, BURNABY NAD83(CSRS) 4.0.0.BC.1.MVRD

GRID BEARINGS ARE DERIVED FROM OBSERVATIONS BETWEEN
GEODETIC CONTROL MONUMENTS 87H3251 AND 87H3252 AND ARE
REFERRED TO CENTRAL MERIDIAN OF UTM ZONE 10.

THE UTM COORDINATES AND ESTIMATED ABSOLUTE ACCURACY ACHIEVED ARE DERIVED FROM THE MASCOT PUBLISHED COORDINATES FOR GEODETIC CONTROL MONUMENTS 87H3251 AND 87H3252.

THIS PLAN SHOWS HORIZONTAL GROUND—LEVEL DISTANCES, UNLESS OTHERWISE SPECIFIED. TO COMPUTE GRID DISTANCES, MULTIPLY GROUND—LEVEL DISTANCES BY THE AVERAGE COMBINED FACTOR OF 0.99958215 WHICH HAS BEEN DERIVED FROM GEODETIC CONTROL MONUMENTS 87H3251 AND 87H3252.

NAD83 (CSRS) 4.0.0.BC.1.MVRD UTM ZONE 10 COORDINATES			
TABLET MARKING	NORTHING	EASTING	ABSOLUTE ACCURACY
87H3251	5452438.538 m	499845.959 m	0.01 m
87H3252	5452592.251 m	499622.652 m	0.01 m

VUIES:

THE BUILDING SHOWN HEREON IS WITHIN THE EXTERNAL BOUNDARIES OF THE LAND THAT IS THE SUBJECT OF THE STRATA PLAN

THE BUILDING INCLUDED IN THIS STRATA PLAN HAS NOT BEEN PREVIOUSLY OCCUPIED

NOTICE UNDER SECTION 68 OF THE STRATA PROPERTY ACT. STRATA LOT BOUNDARIES ARE DEFINED AS THE EXTERIOR FACE OF EXTERIOR WALLS, THE EXTERIOR FACE OF INTERIOR WALLS ADJOINING COMMON AREAS, AND THE CENTRE LINE OF DEMISING WALLS BETWEEN STRATA LOTS.

BALCONY AND ROOF DECK LCP AREAS ARE DEFINED AS TO HEIGHT BY THE CENTRE OF THE FLOOR ABOVE OR ITS EXTENSION OR WHERE THERE IS NO FLOOR ABOVE, BY THE AVERAGE HEIGHT OF A STRATA LOT WITHIN THE SAME BUILDING, UNLESS OTHERWISE NOTED

<u>LEGEND</u>

DENOTES CONTROL MONUMENT DENOTES LEAD PLUG FOUND DENOTES STANDARD IRON POST FOUND DENOTES WITNESS DENOTES NOTHING FOUND DENOTES SQUARE METRES DENOTES STRATA LOT DENOTES PART DENOTES TOTAL DENOTES COMMON PROPERTY DENOTES ELECTRICAL ROOM BEING COMMON PROPERTY DENOTES MECHANICAL ROOM BEING COMMON PROPERTY DENOTES VESTIBULE BEING COMMON PROPERTY DENOTES STAIRS BEING COMMON PROPERTY DENOTES ELEVATOR BEING COMMON PROPERTY DENOTES PLANTER BEING COMMON PROPERTY DENOTES ROOF DECK BEING LIMITED COMMON PROPERTY

NOTE: THIS PLAN SHOWS ONE OR MORE WITNESS POSTS
WHICH ARE NOT SET ON THE TRUE CORNER(S).

THE FIELD SURVEY REPRESENTED BY THIS PLAN WAS COMPLETED ON THE 16th DAY OF JULY, 2021 JESSE MORIN, BCLS (880)

THIS PLAN LIES WITHIN THE METRO VANCOUVER REGIONAL DISTRICT

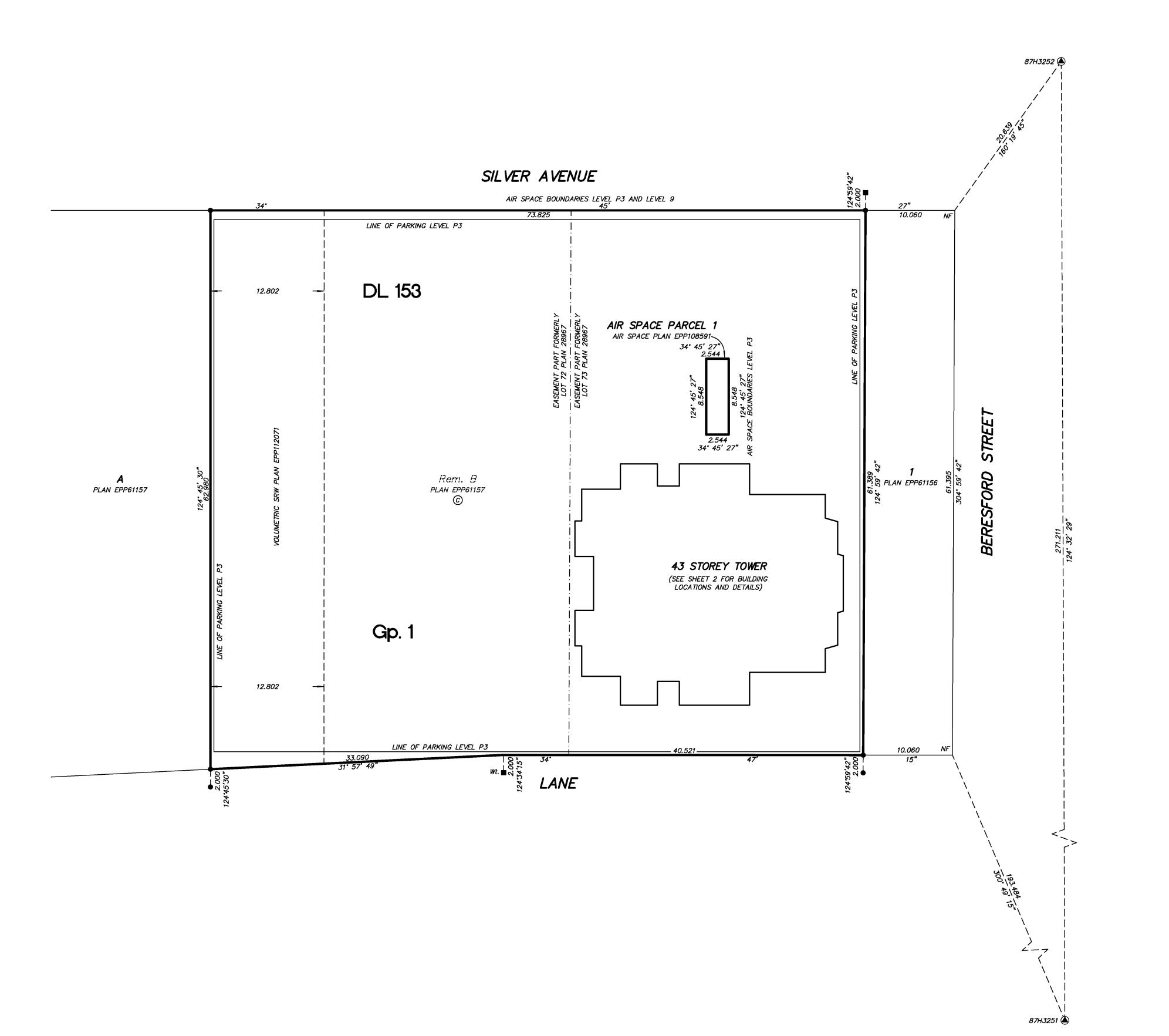
FOR THE EXCLUSIVE USE OF STRATA LOT 1 (TYPICAL)
DENOTES BALCONY BEING LIMITED COMMON PROPERTY
FOR THE EXCLUSIVE USE OF STRATA LOT 8 (TYPICAL)

'SUN TOWER'

CIVIC ADDRESS: 4458 BERESFORD STREET

BURNABY, BC





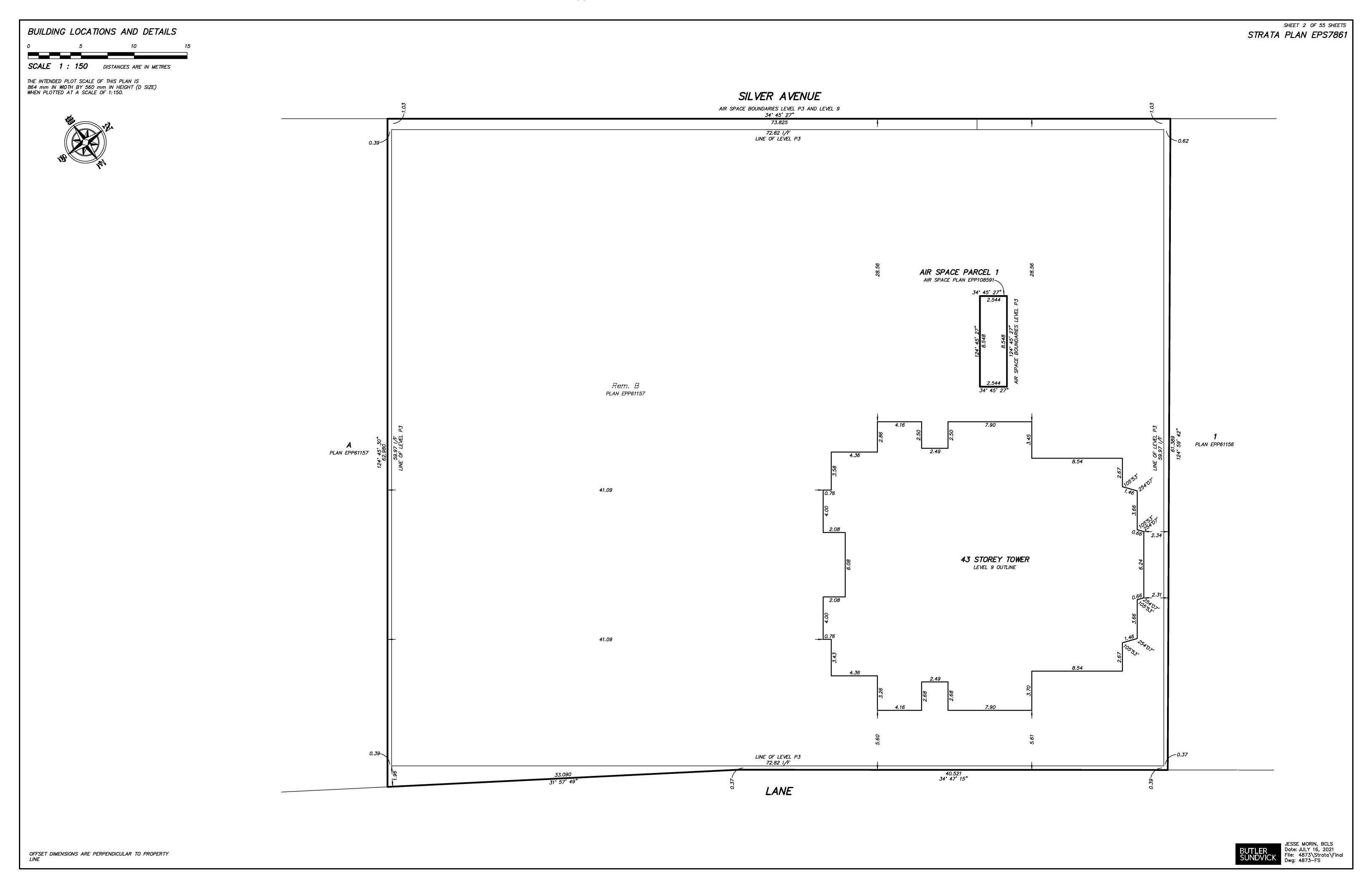
4 — 19089 94th Ave Surrey, BC V4N 3S4 www.butlersundvick.ca Tel. 604—513—9611

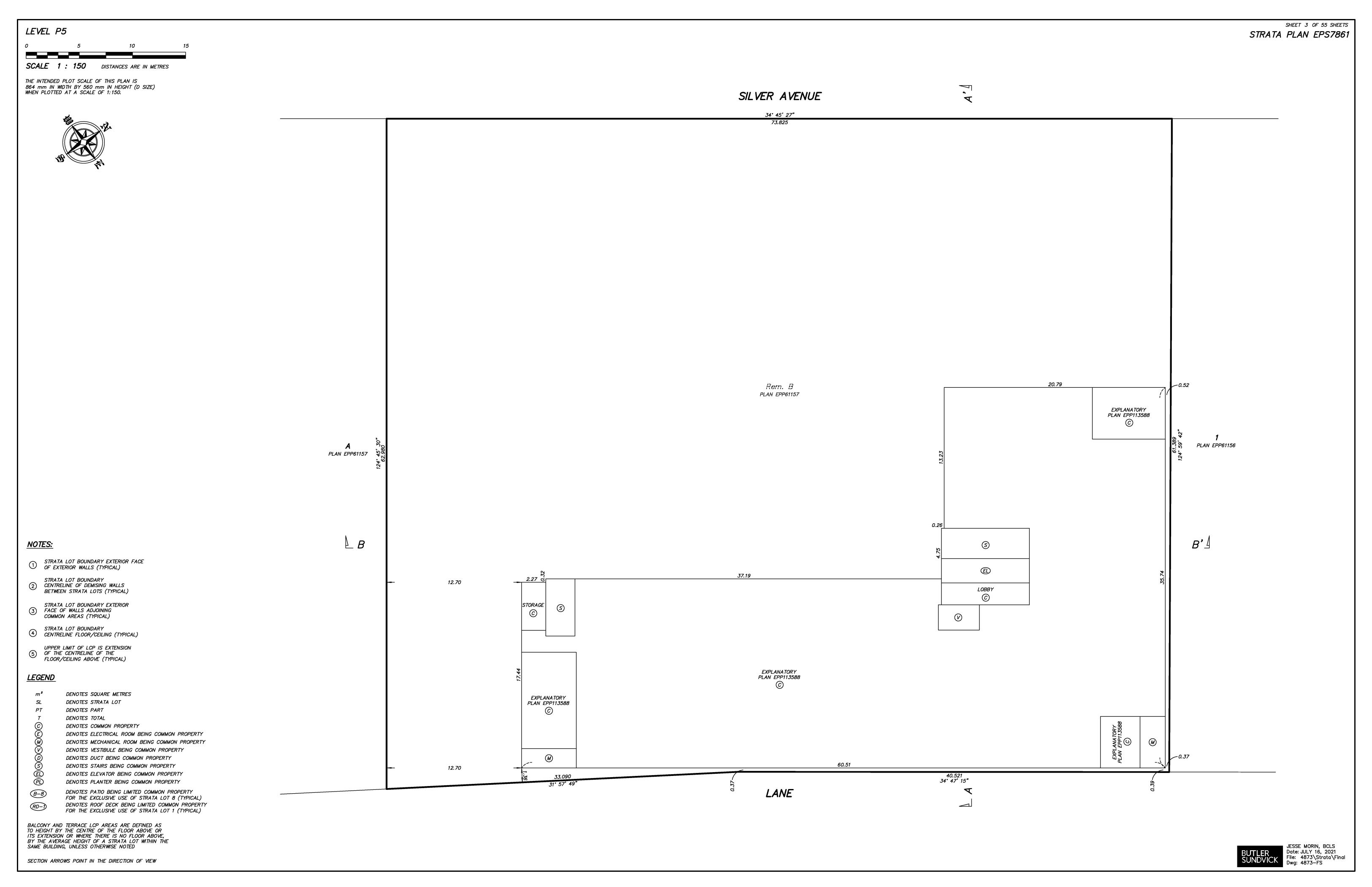
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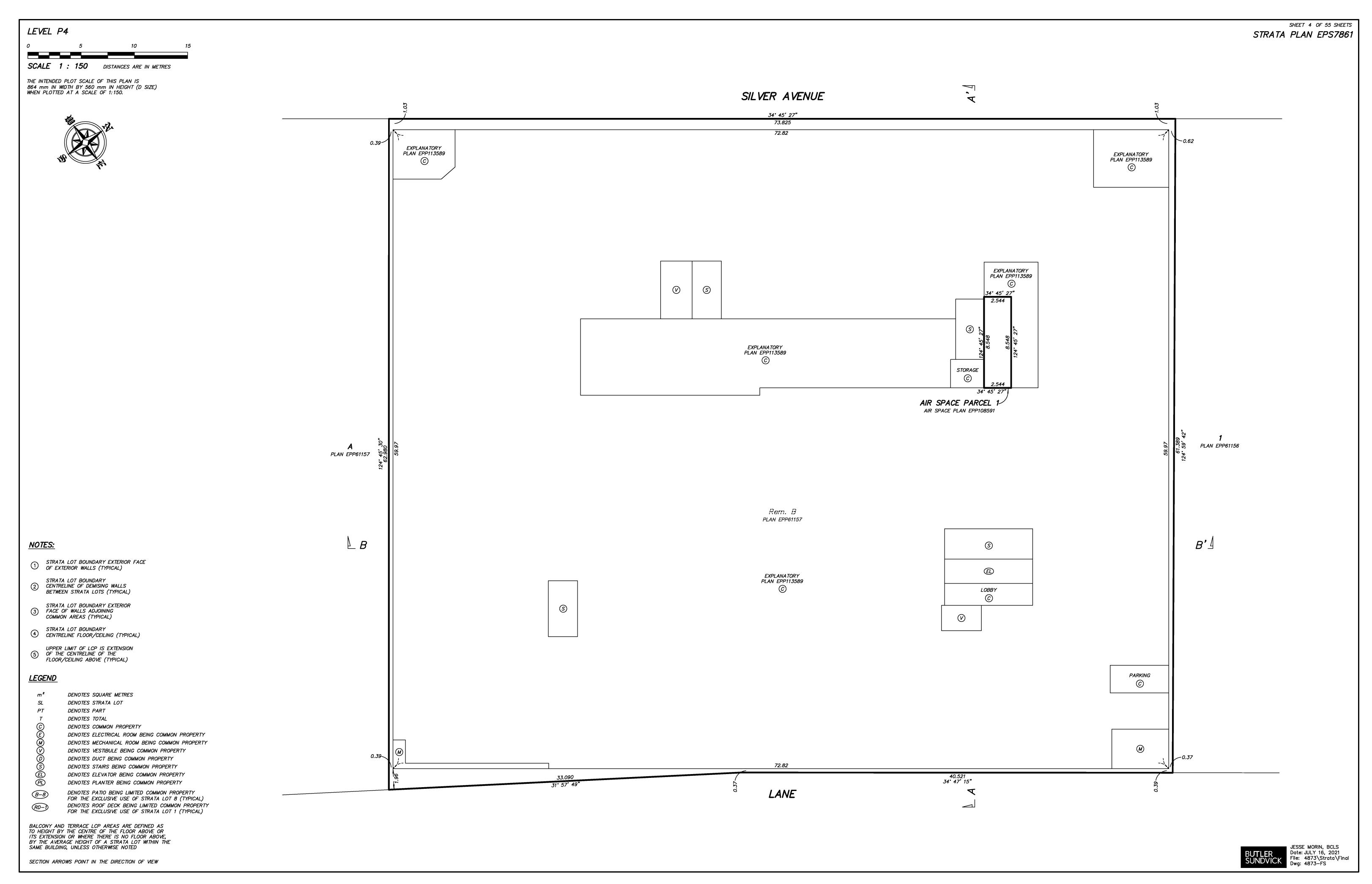
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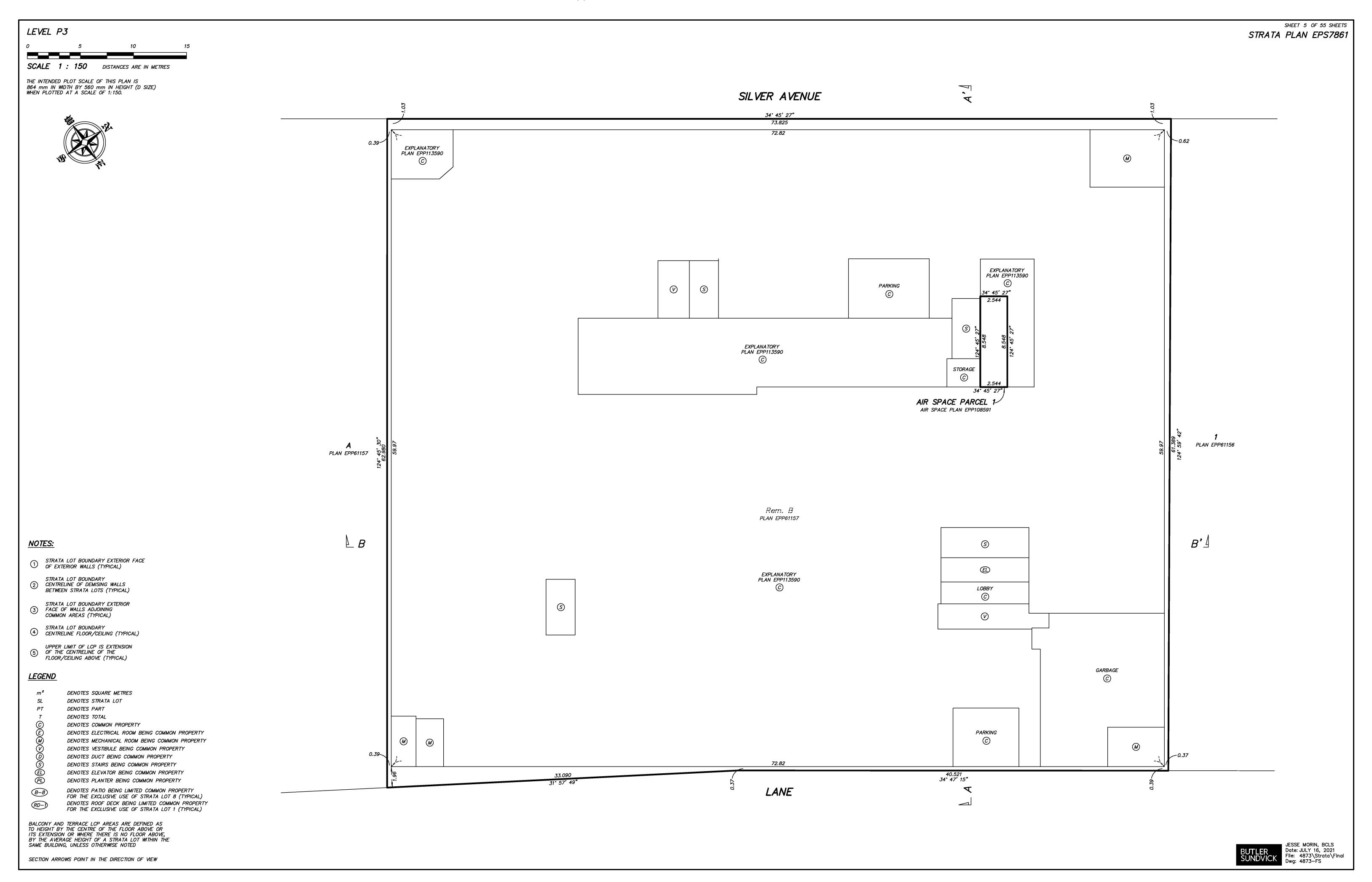
SHEET 1 OF 55 SHEETS

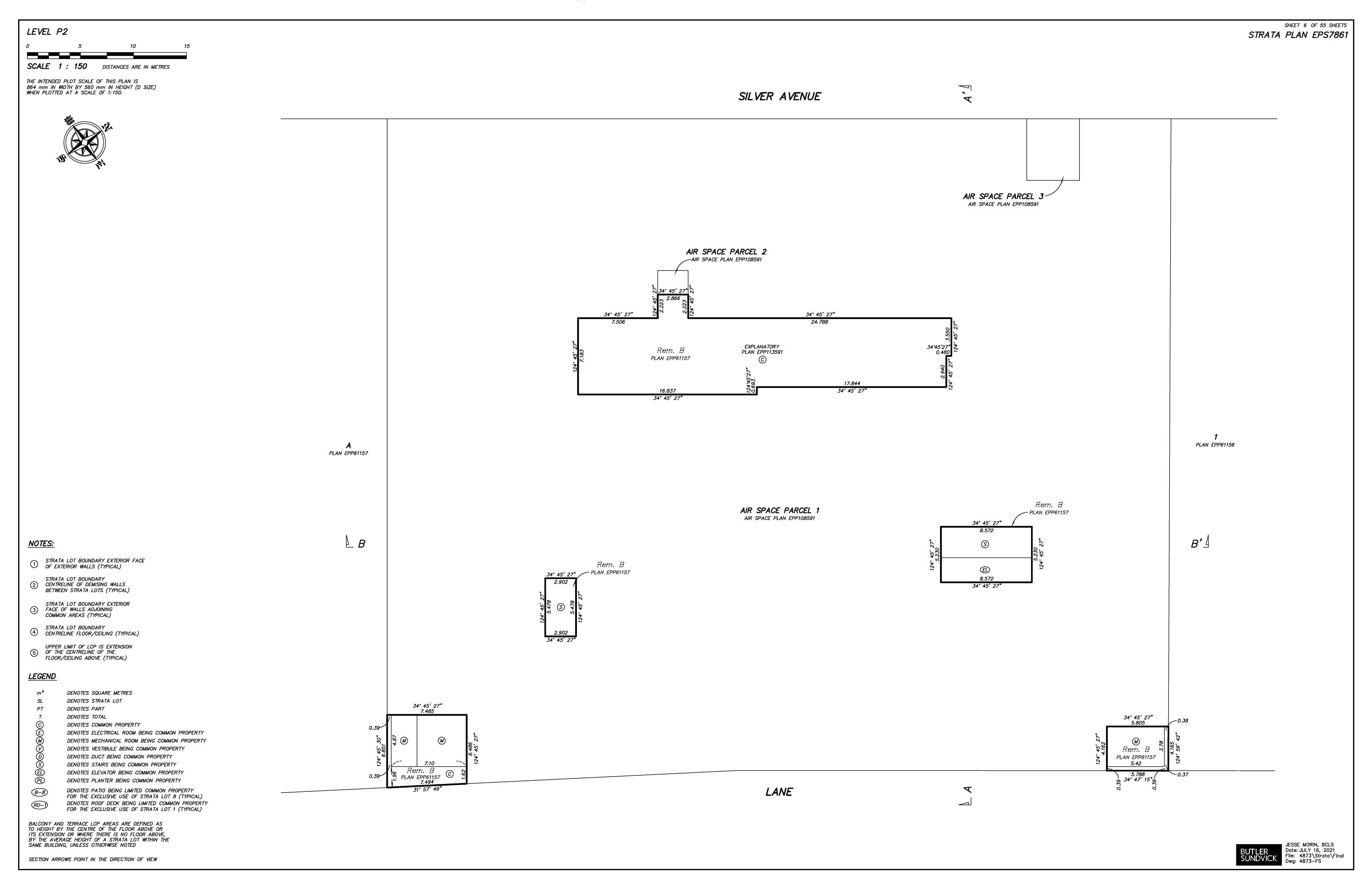
STRATA PLAN EPS7861

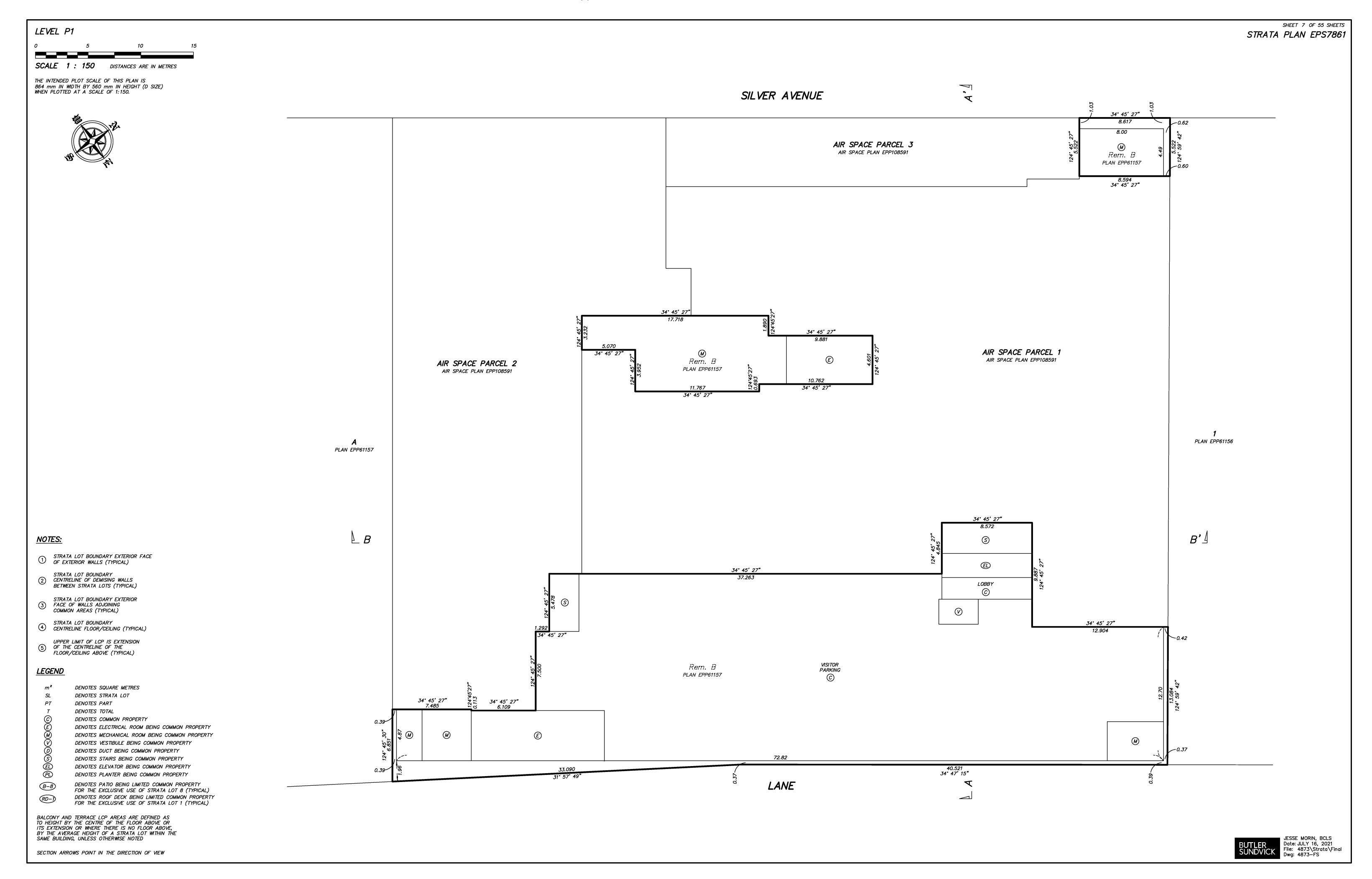


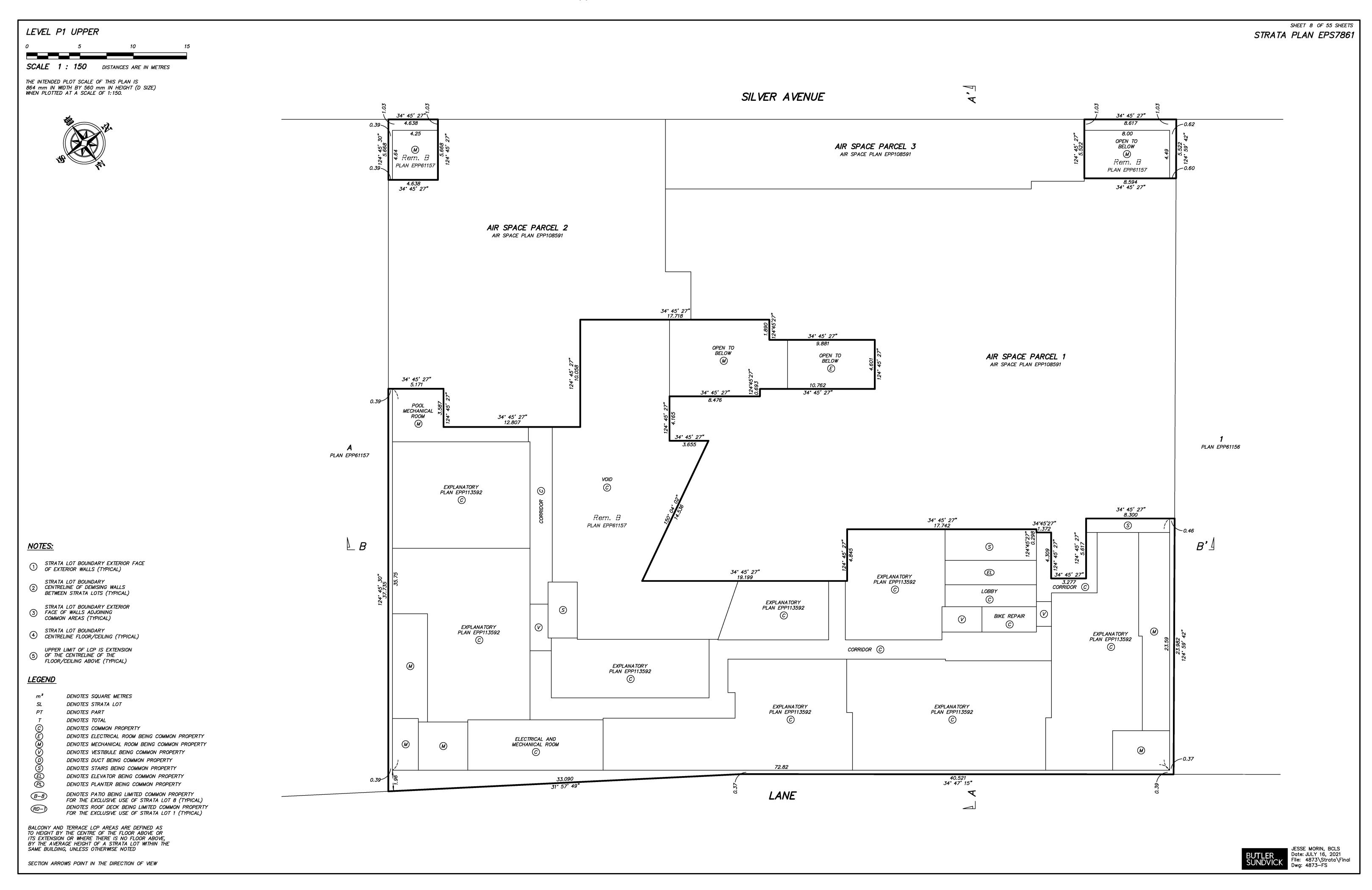


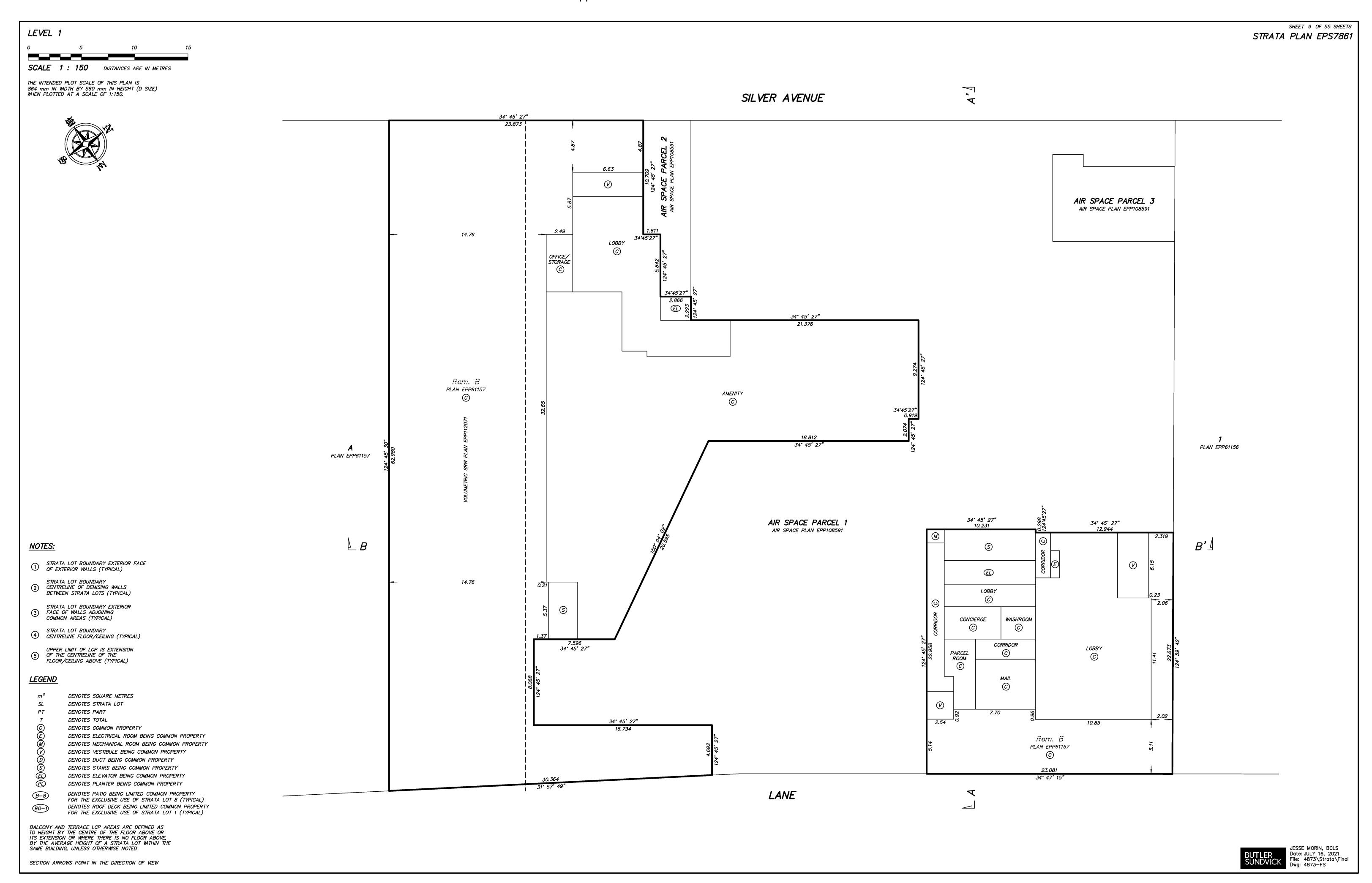


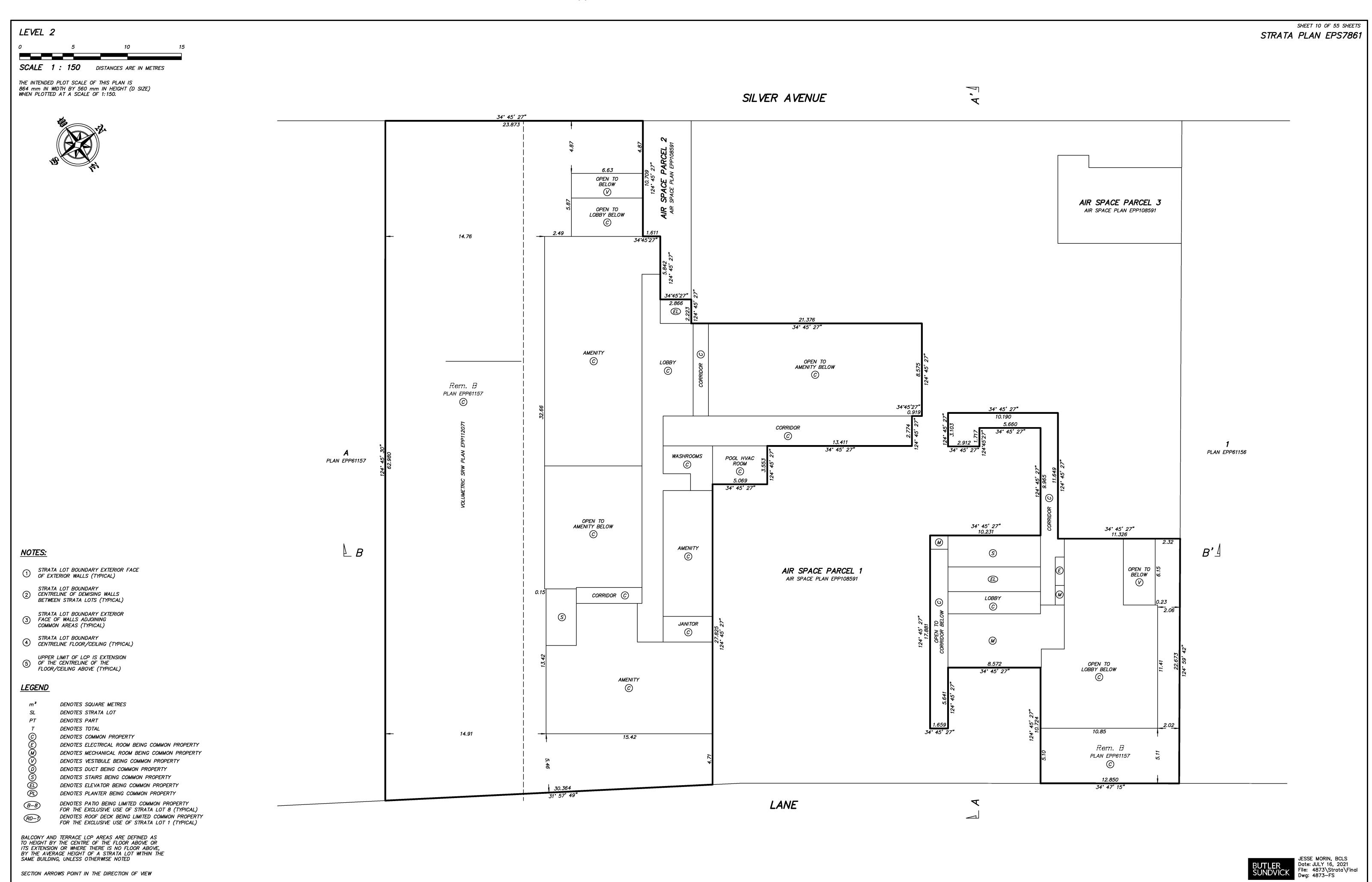




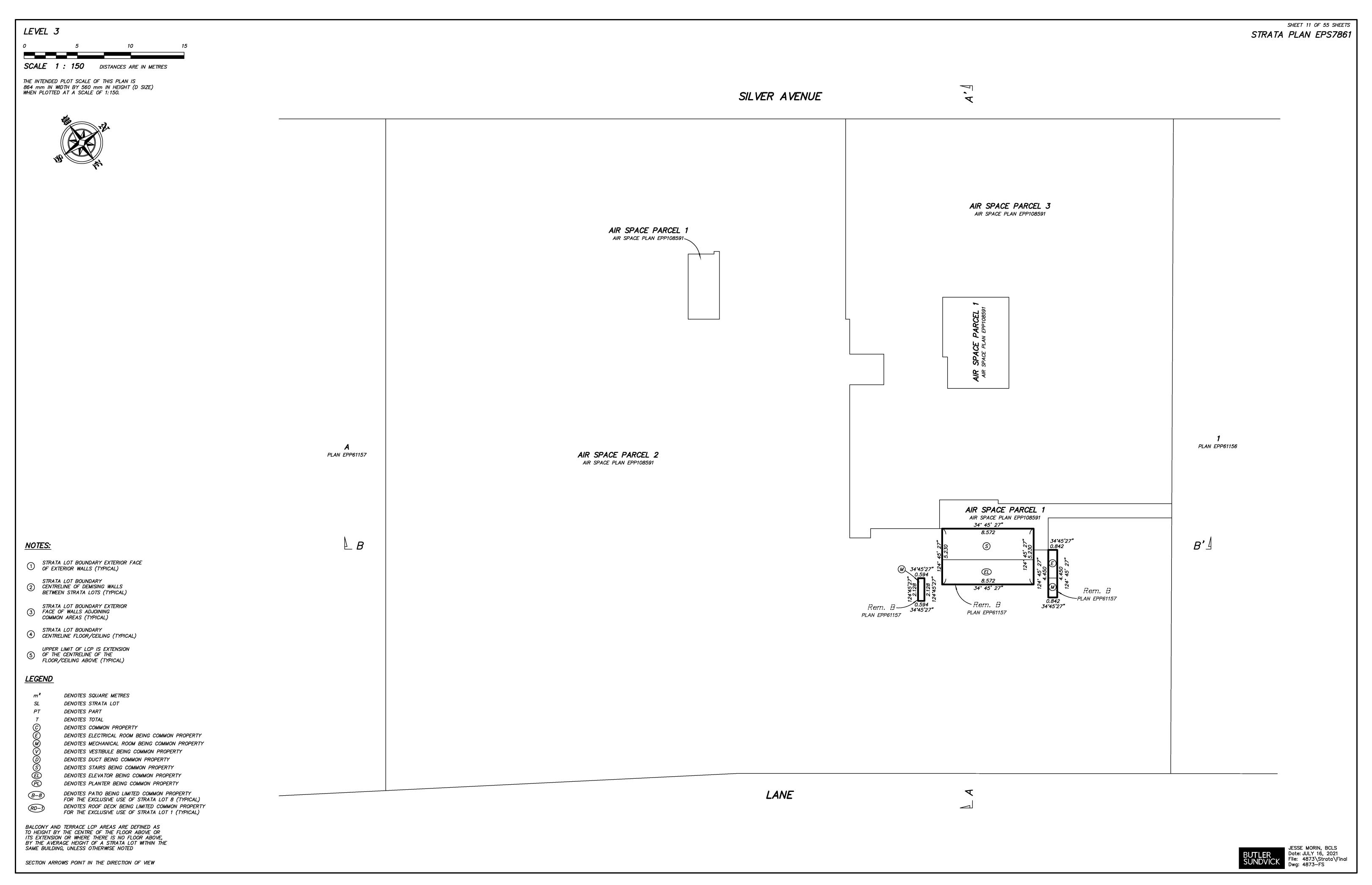


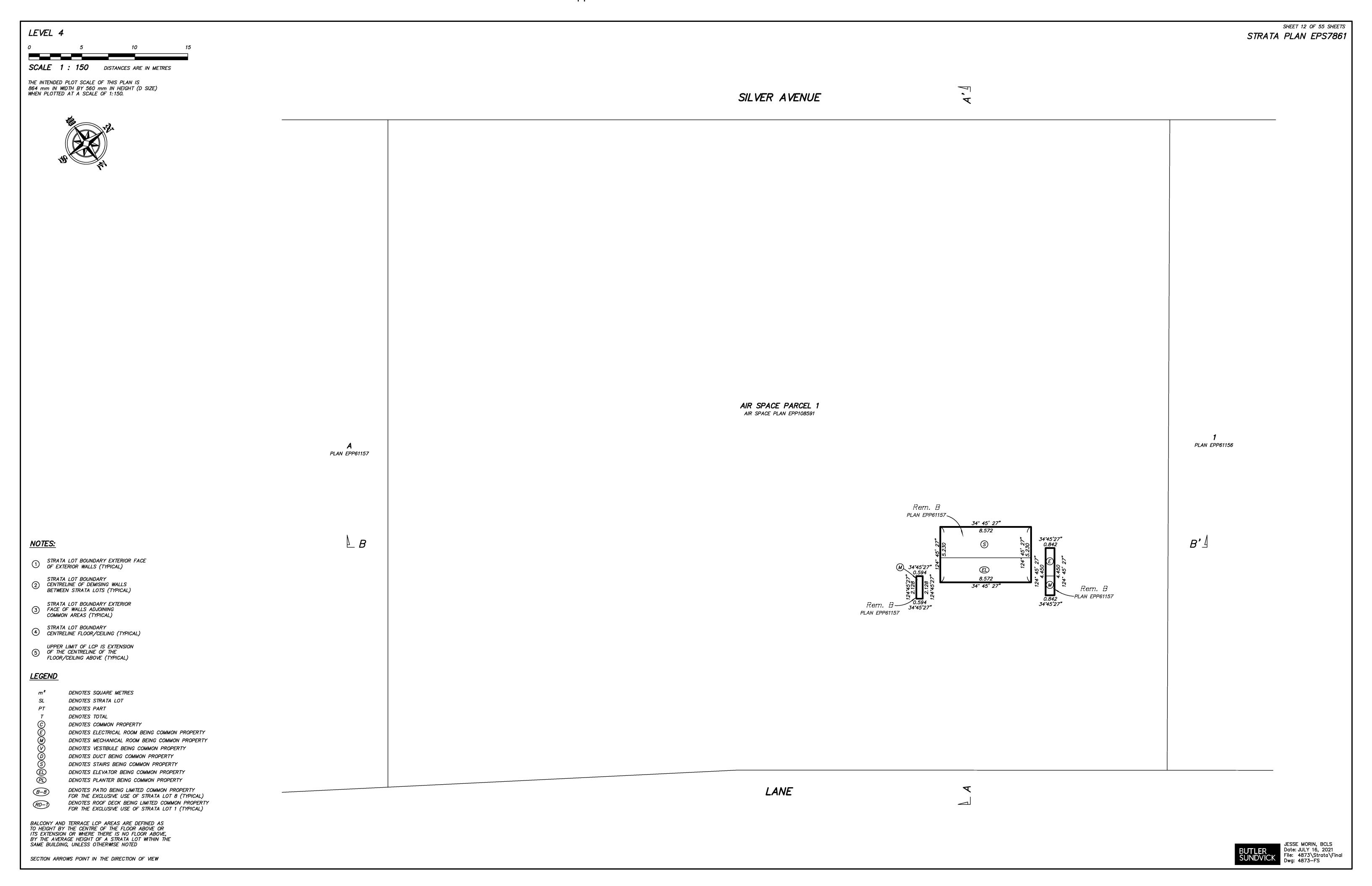


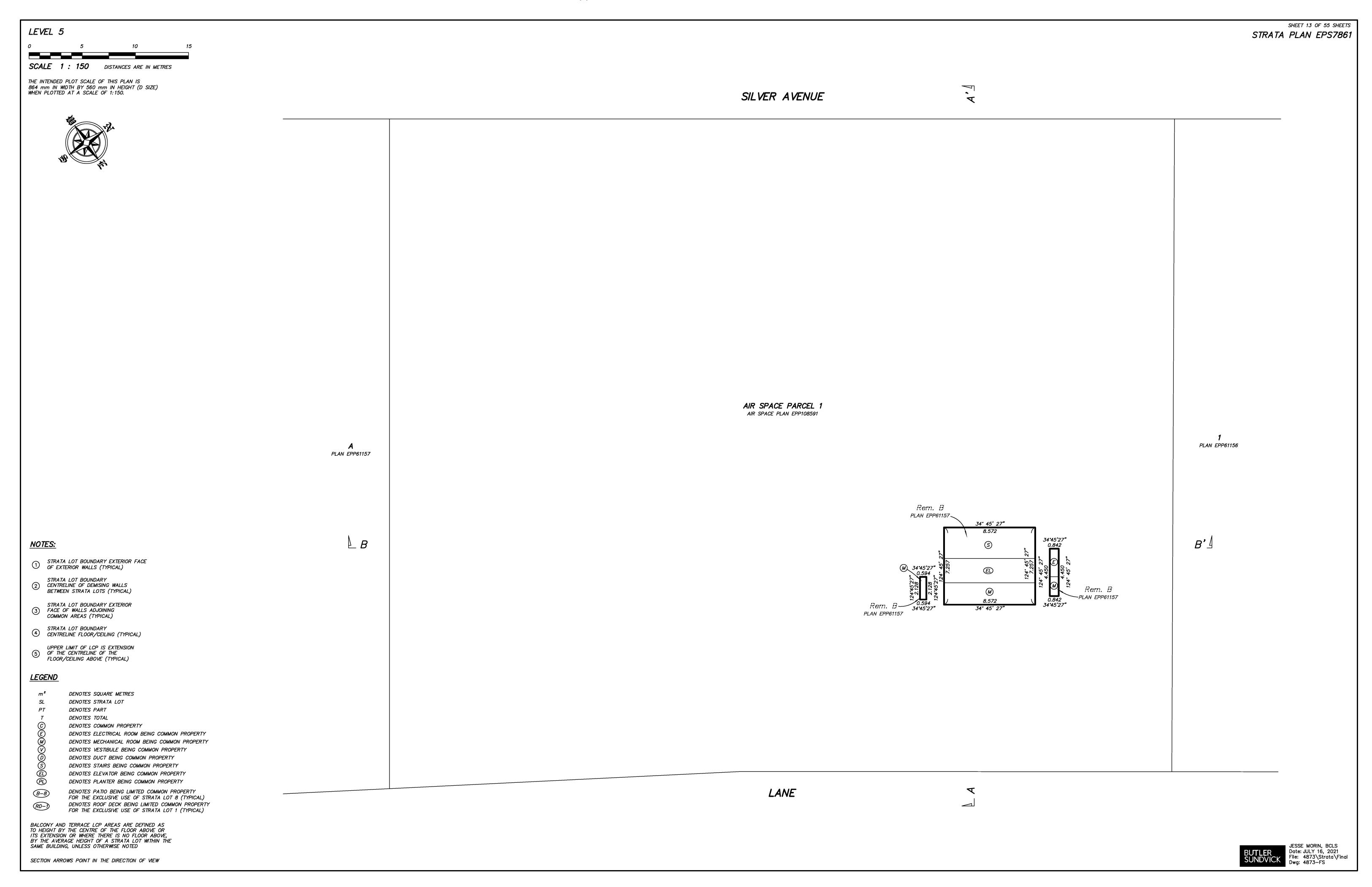


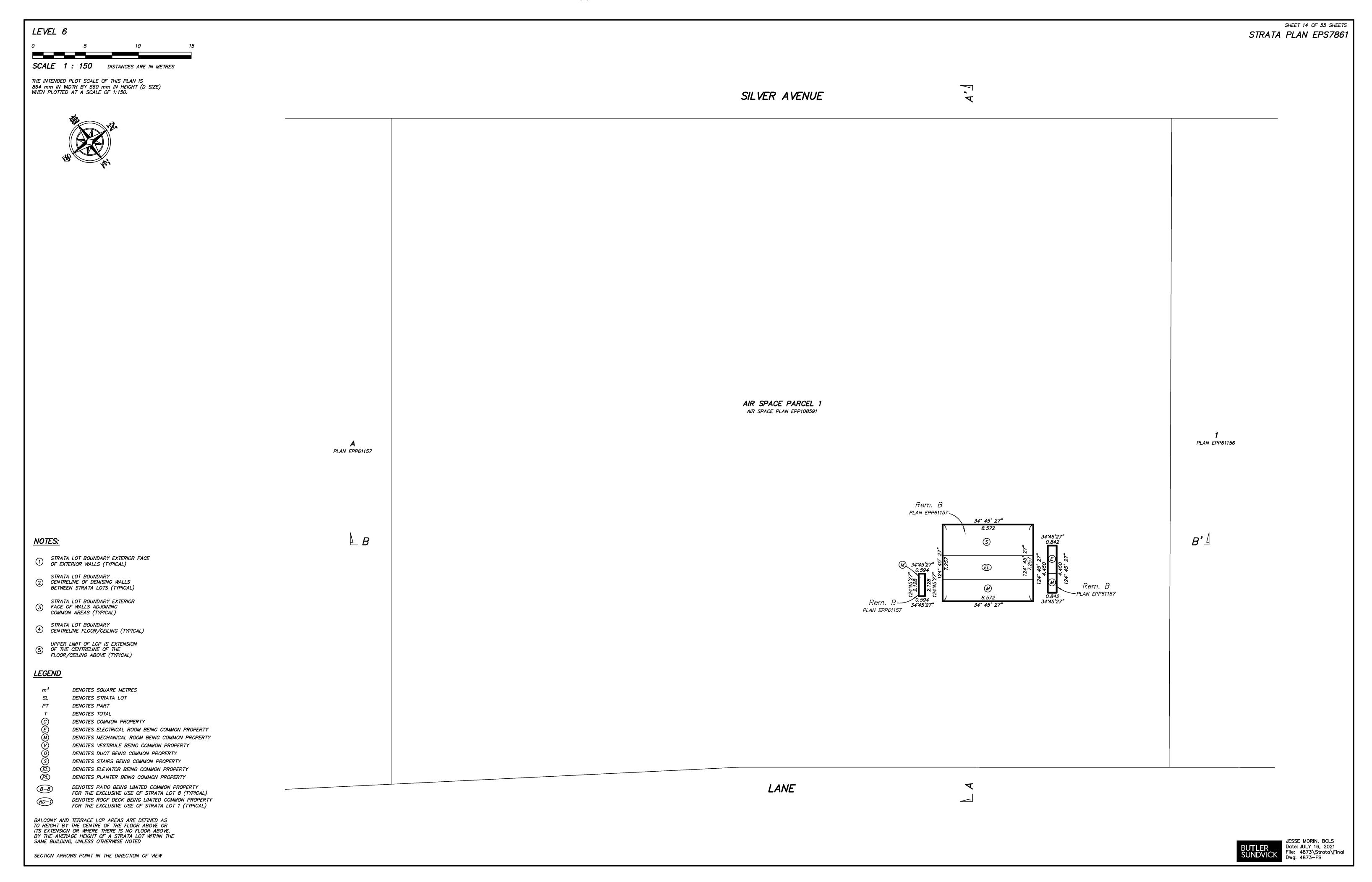


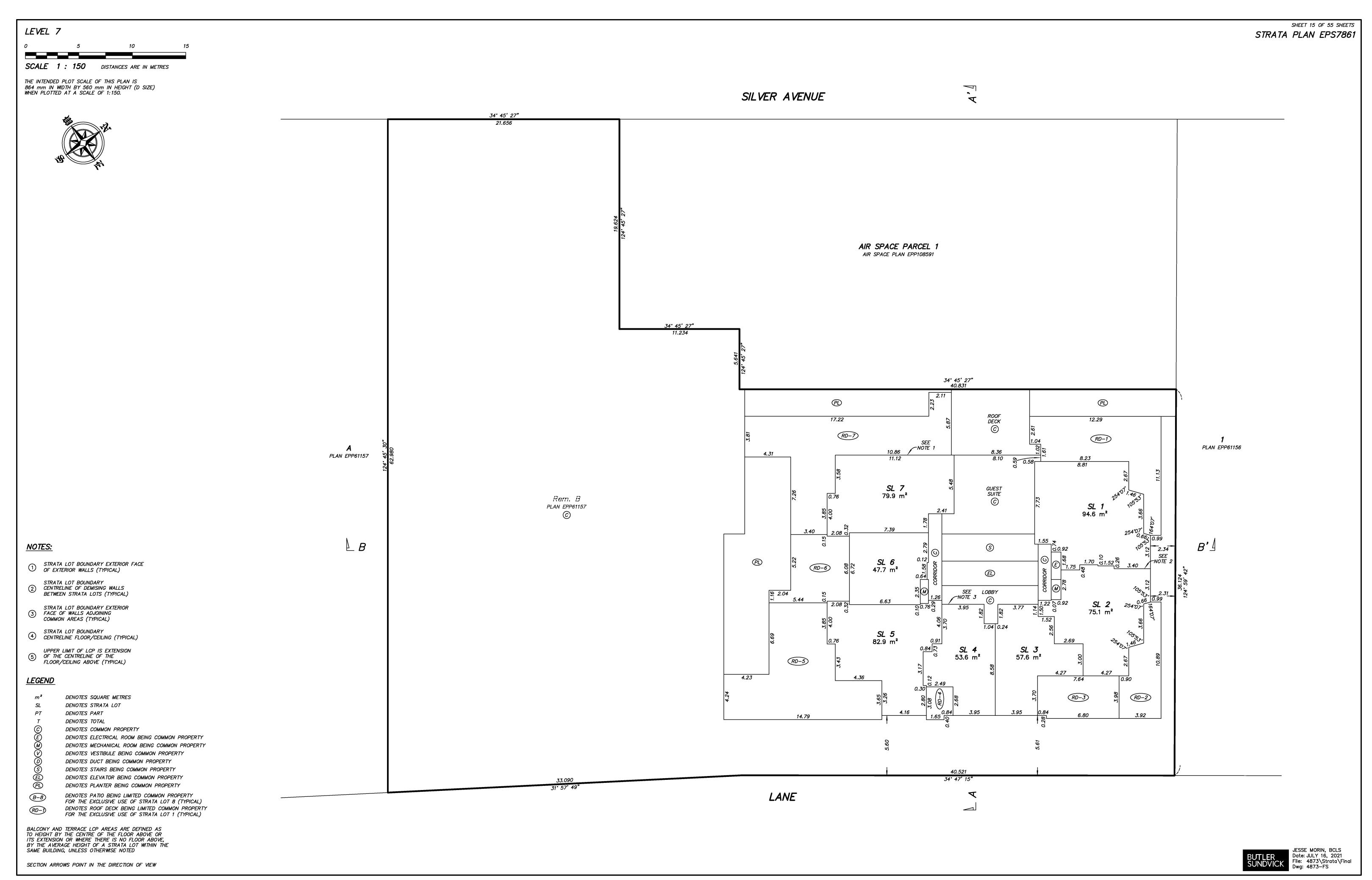
RCVD: 2021-10-22 RQST: 2024-11-27 15.21.07



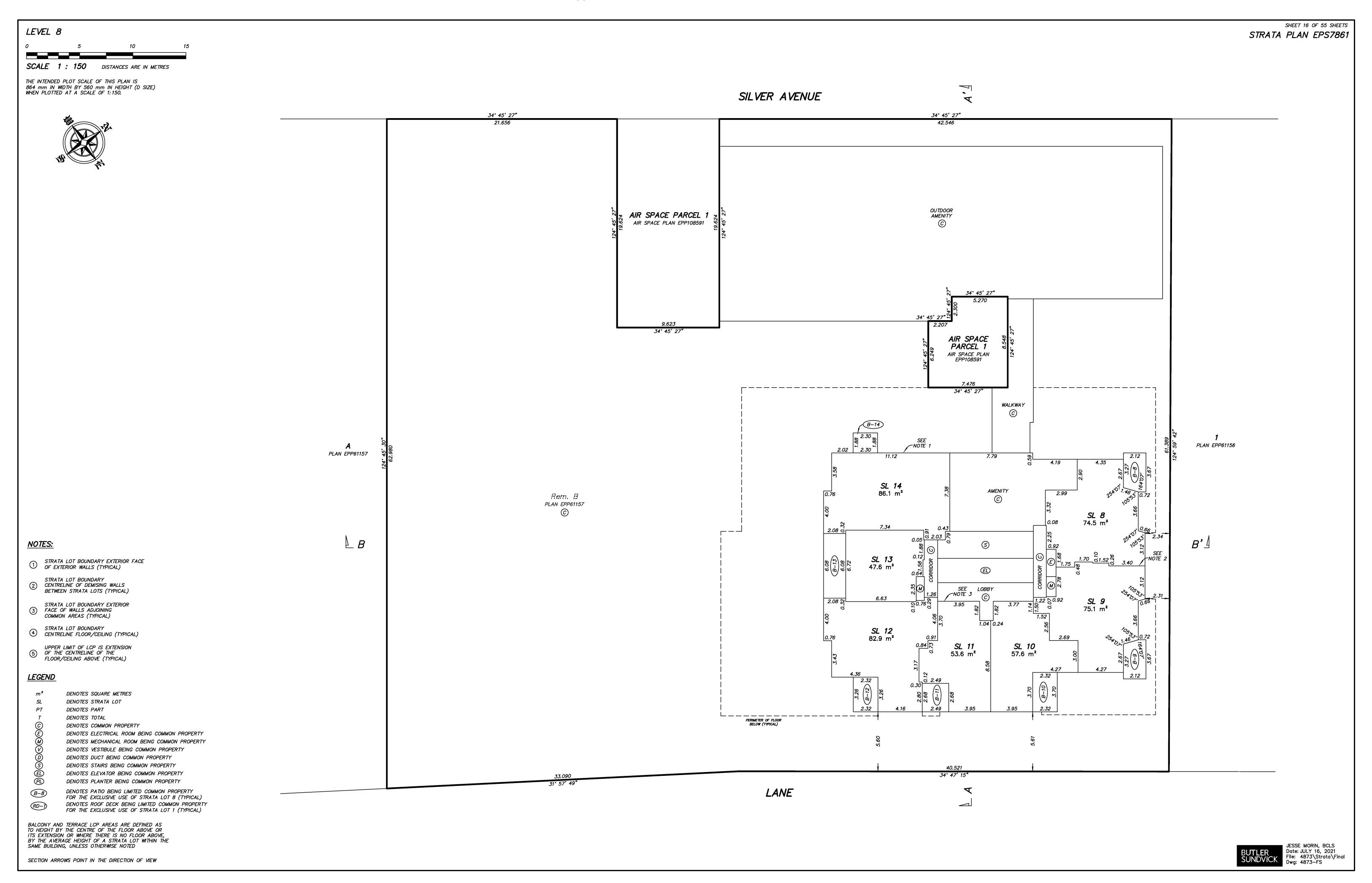


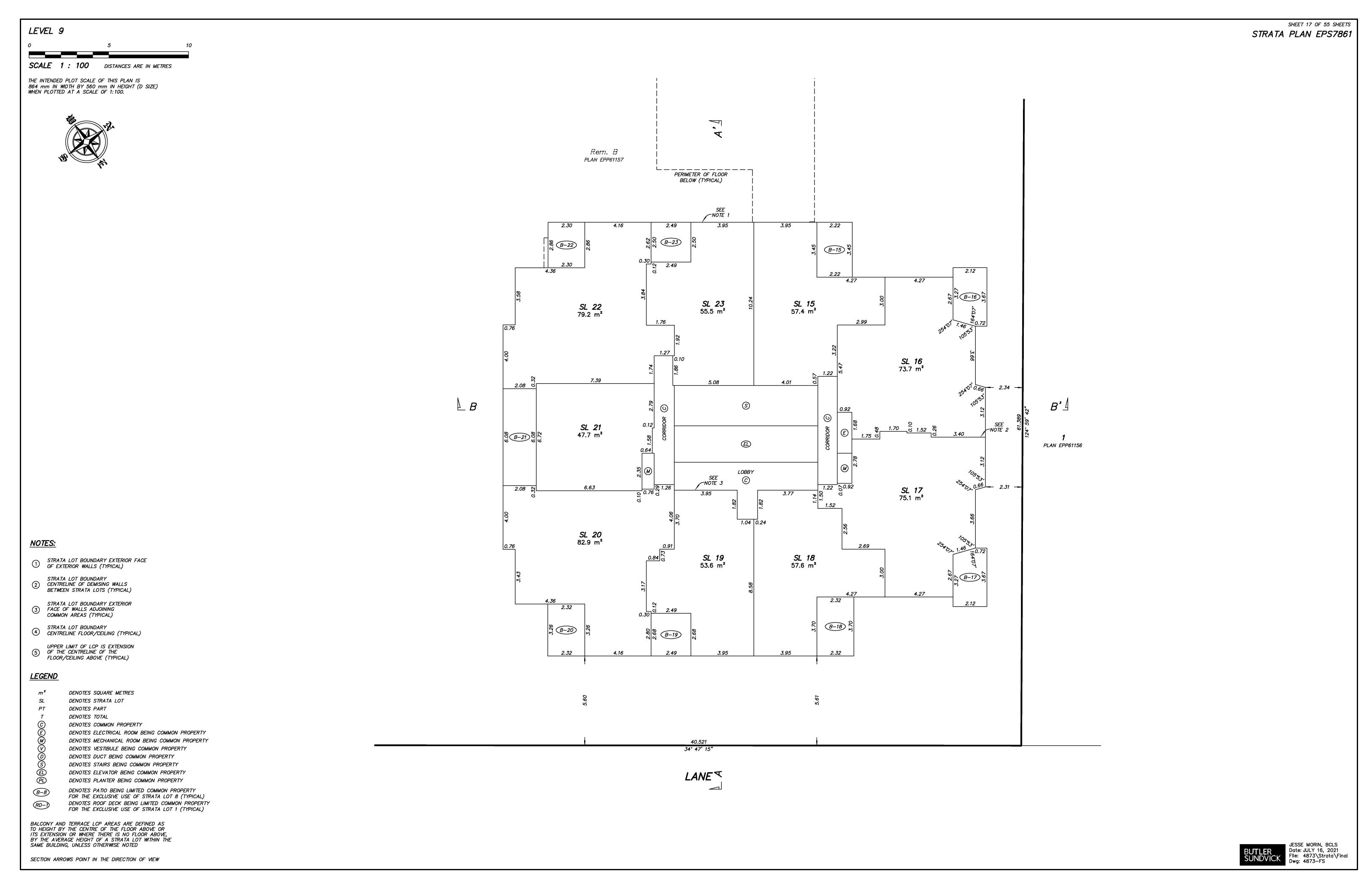


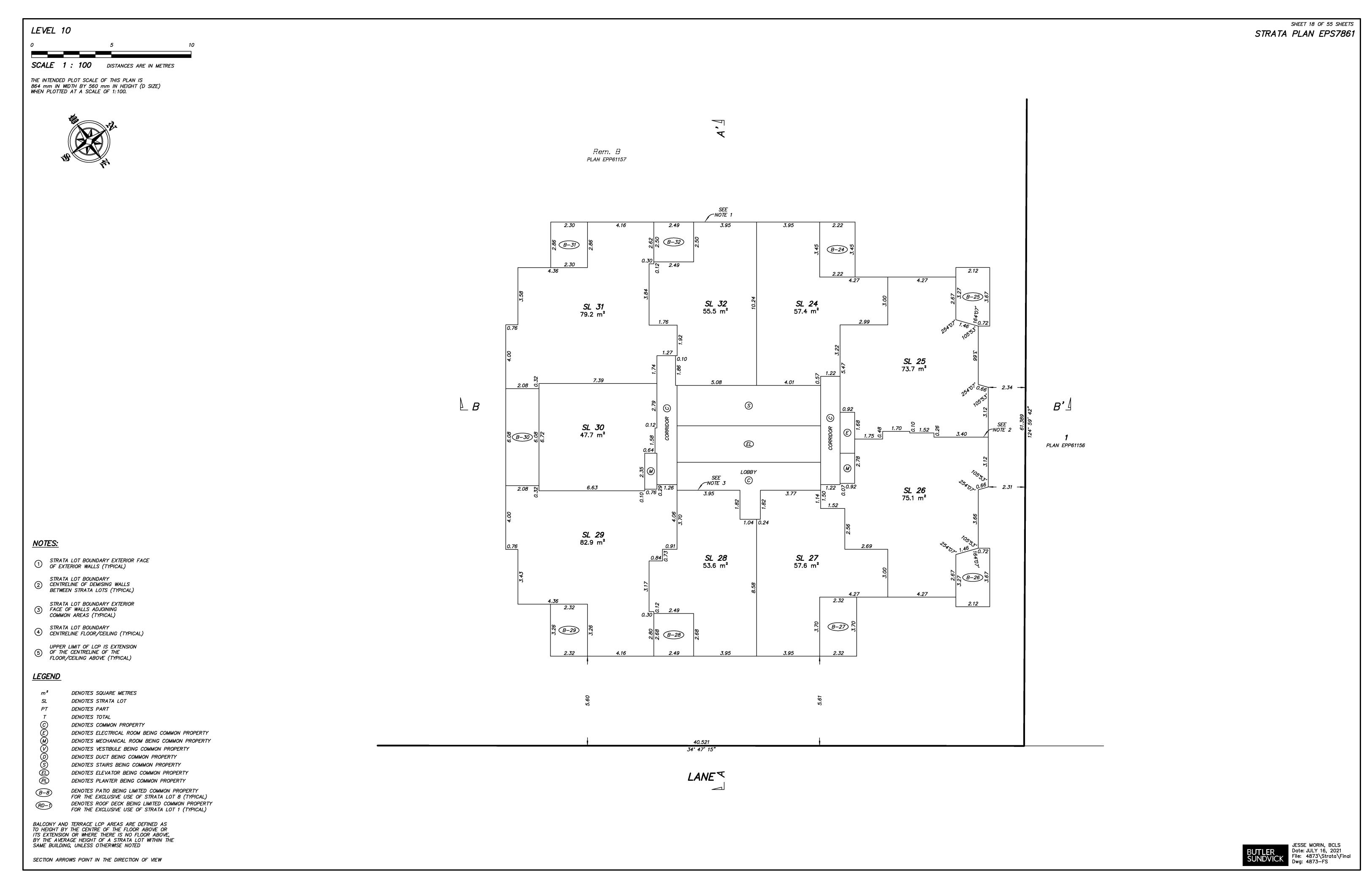


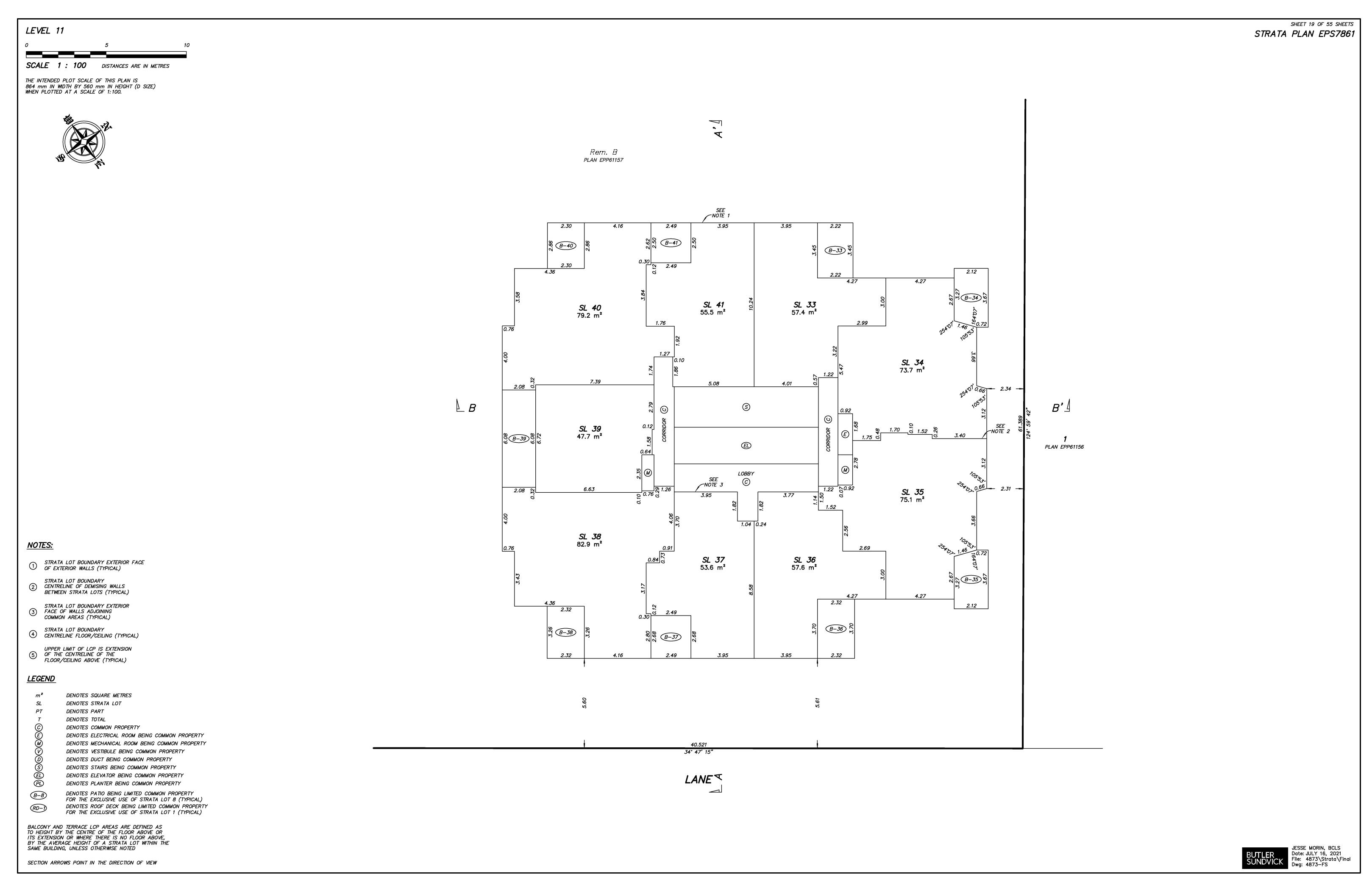


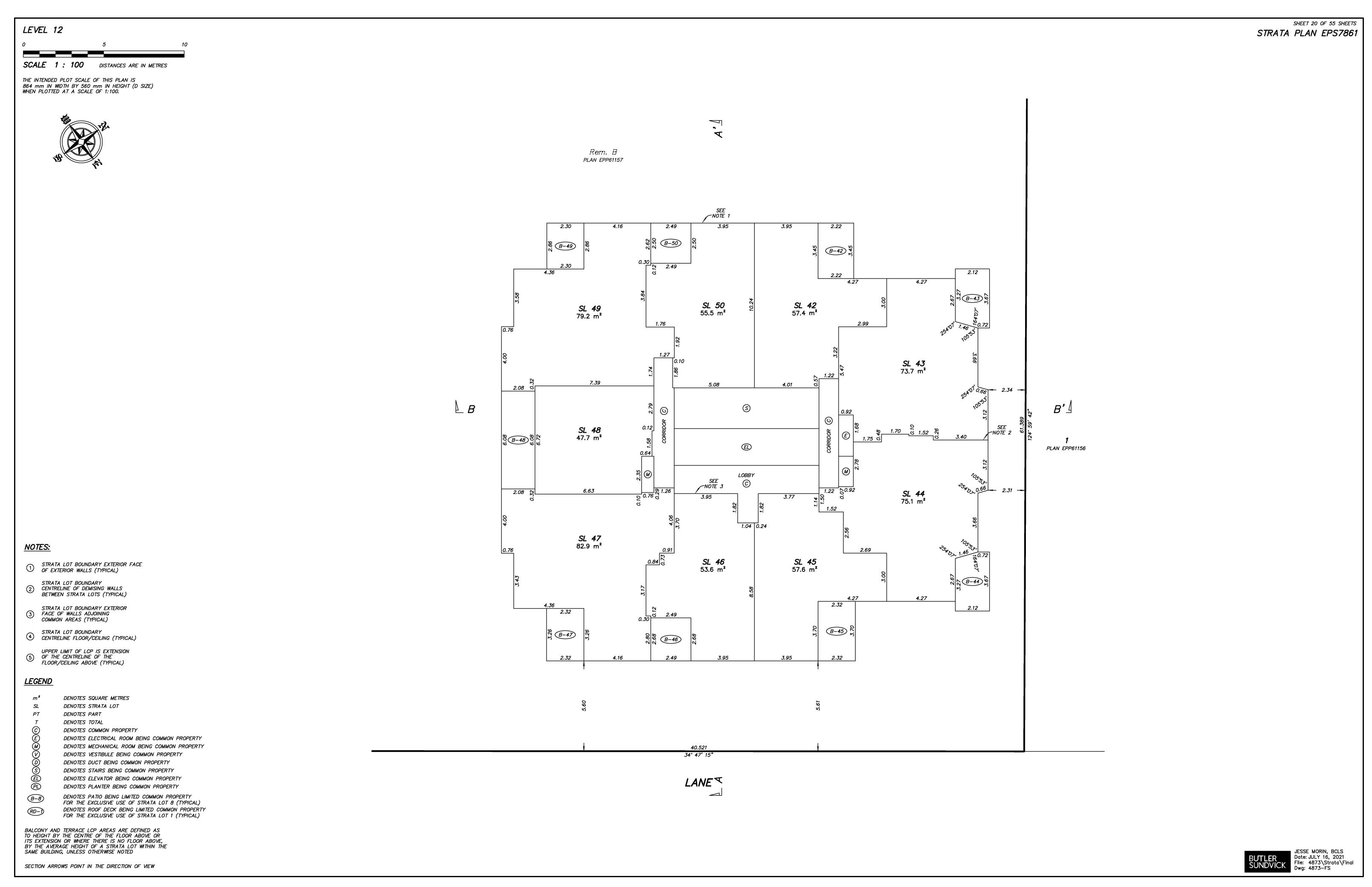
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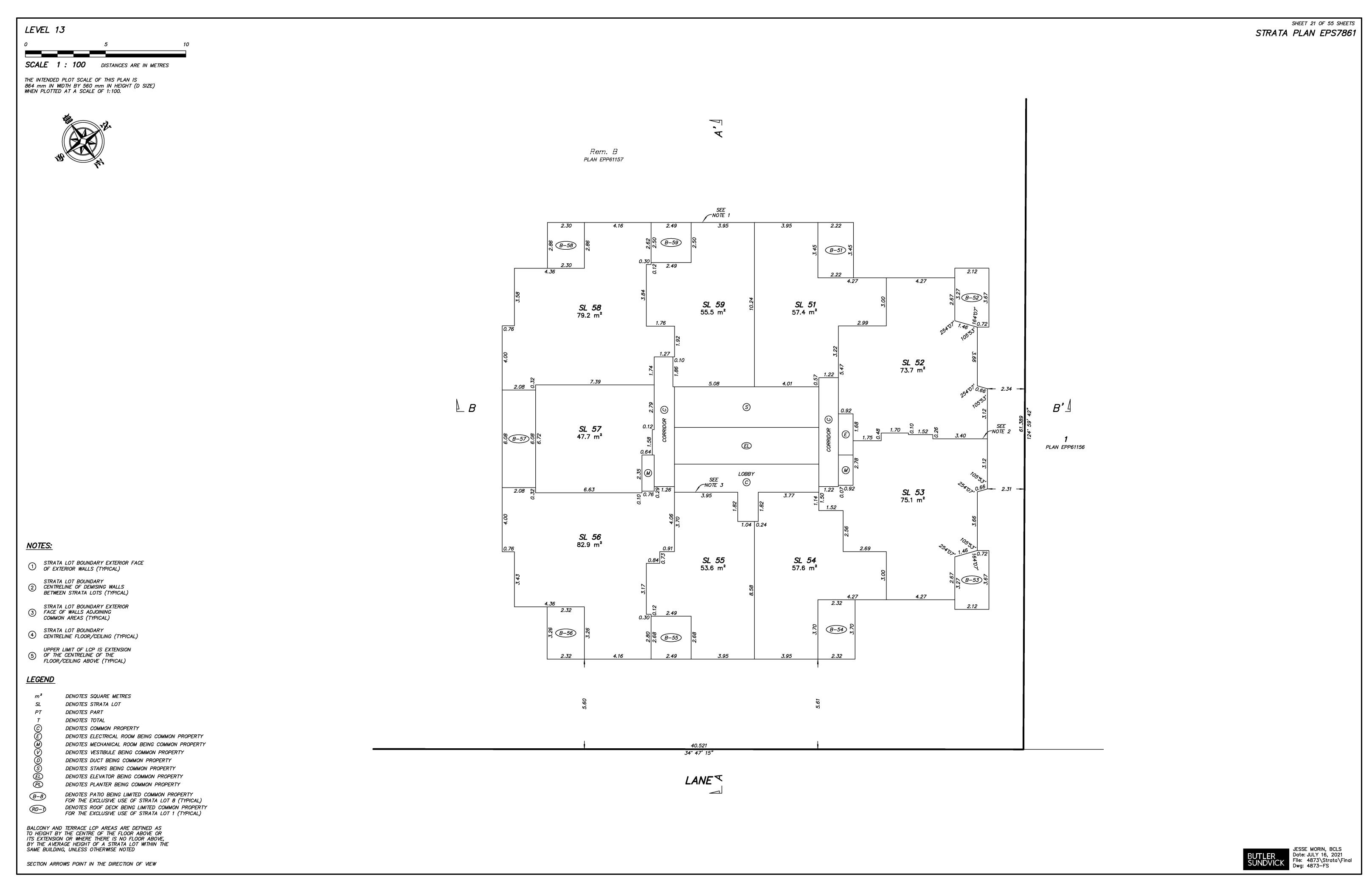


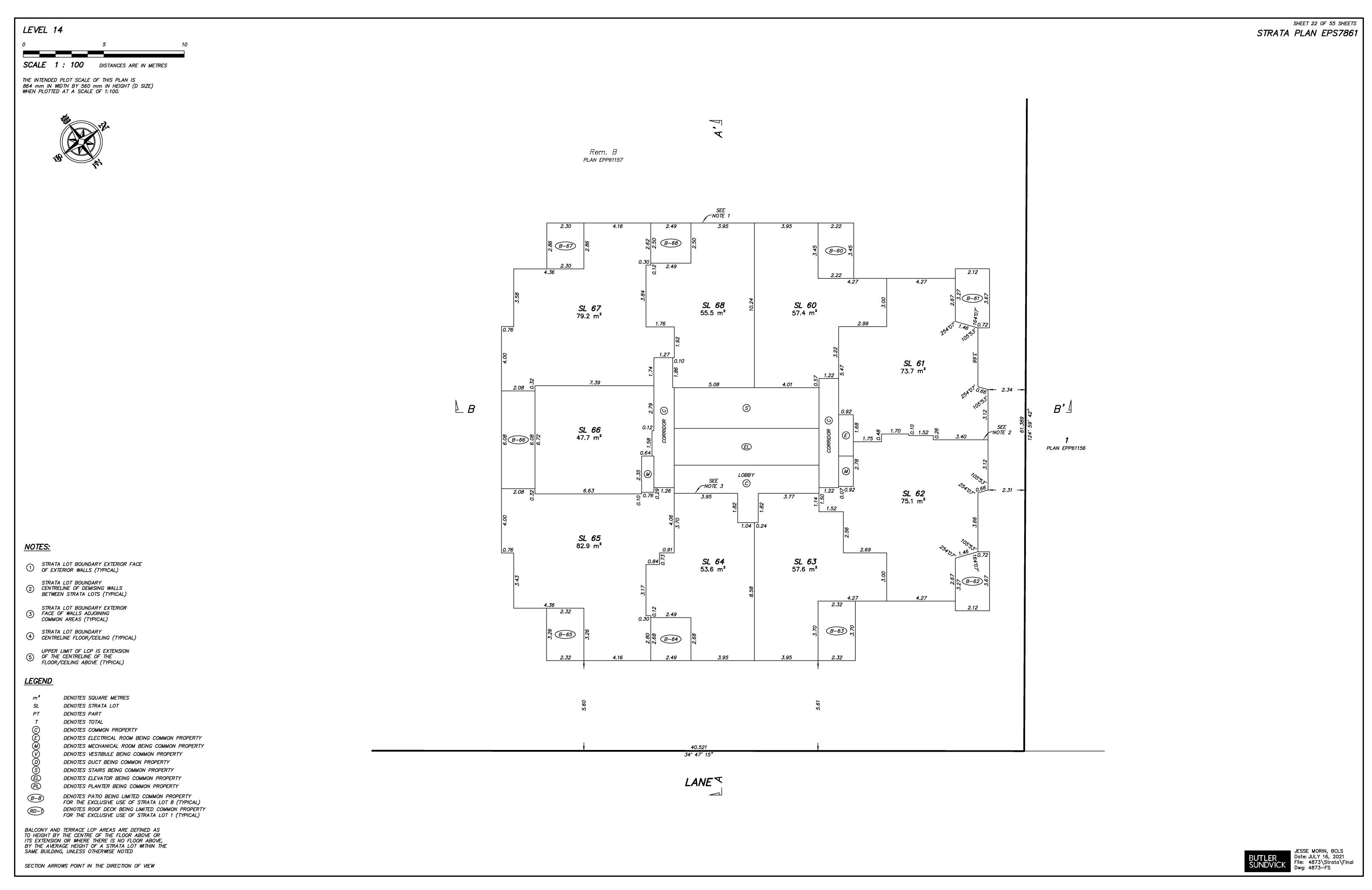


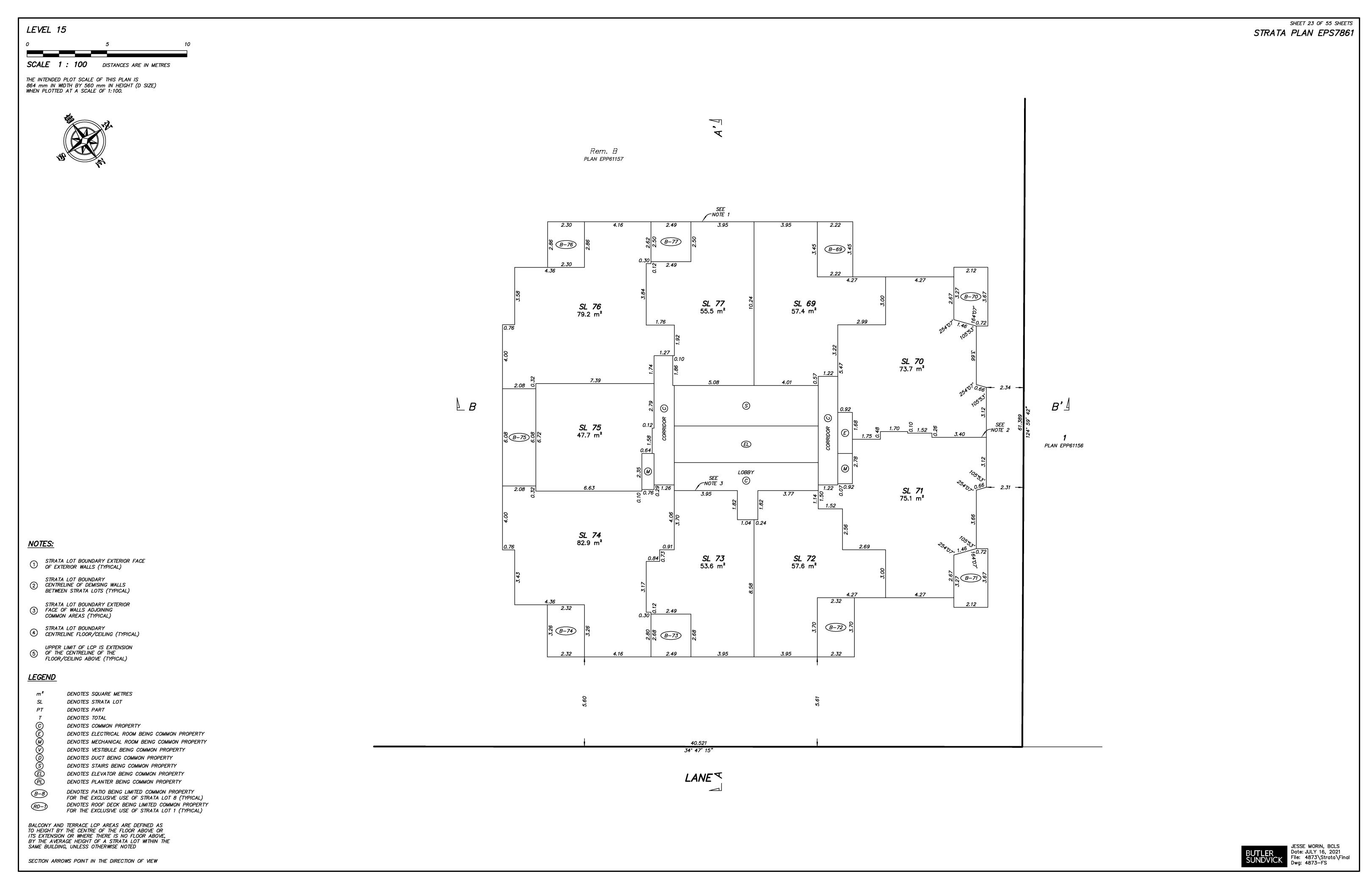


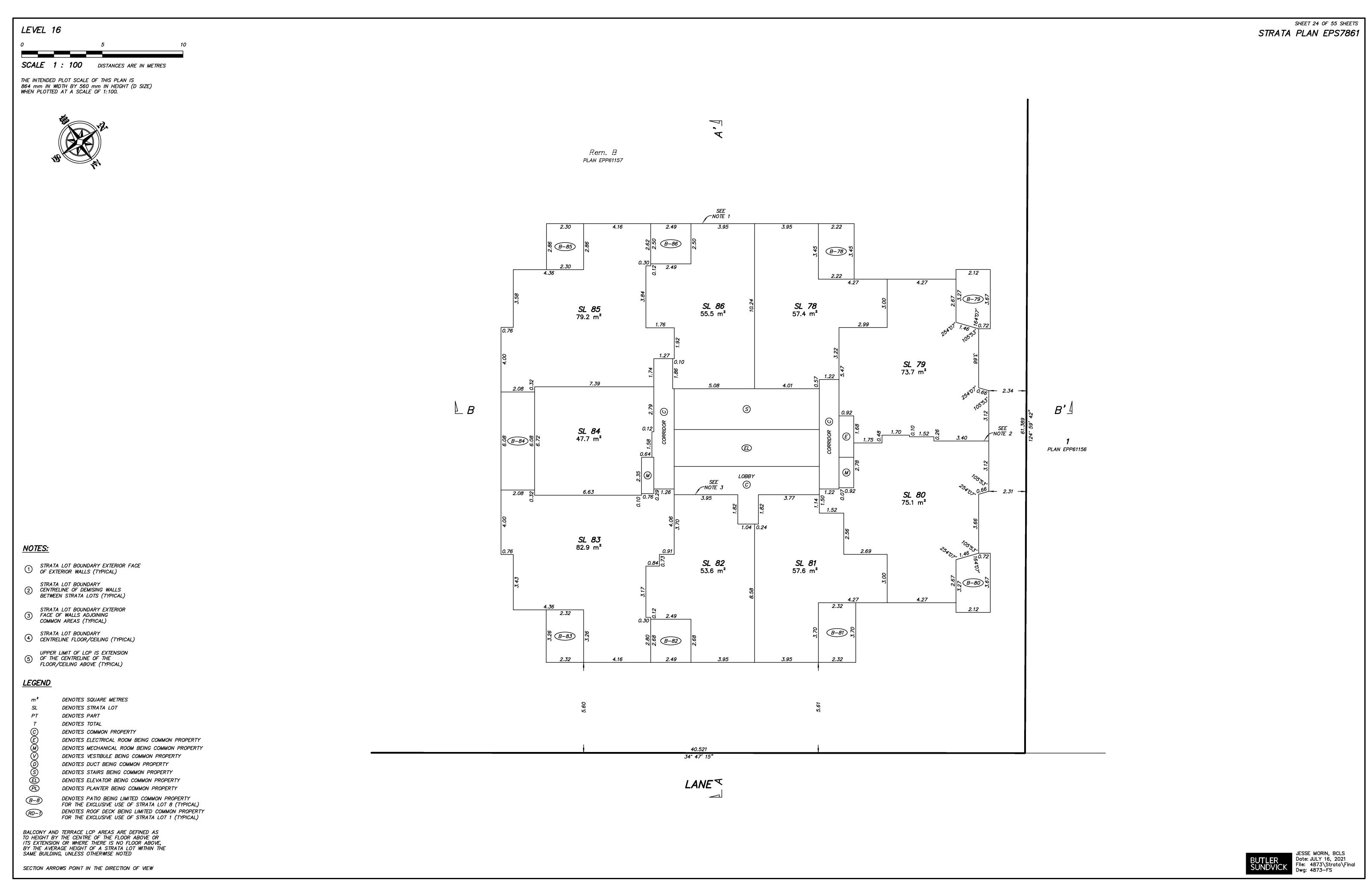


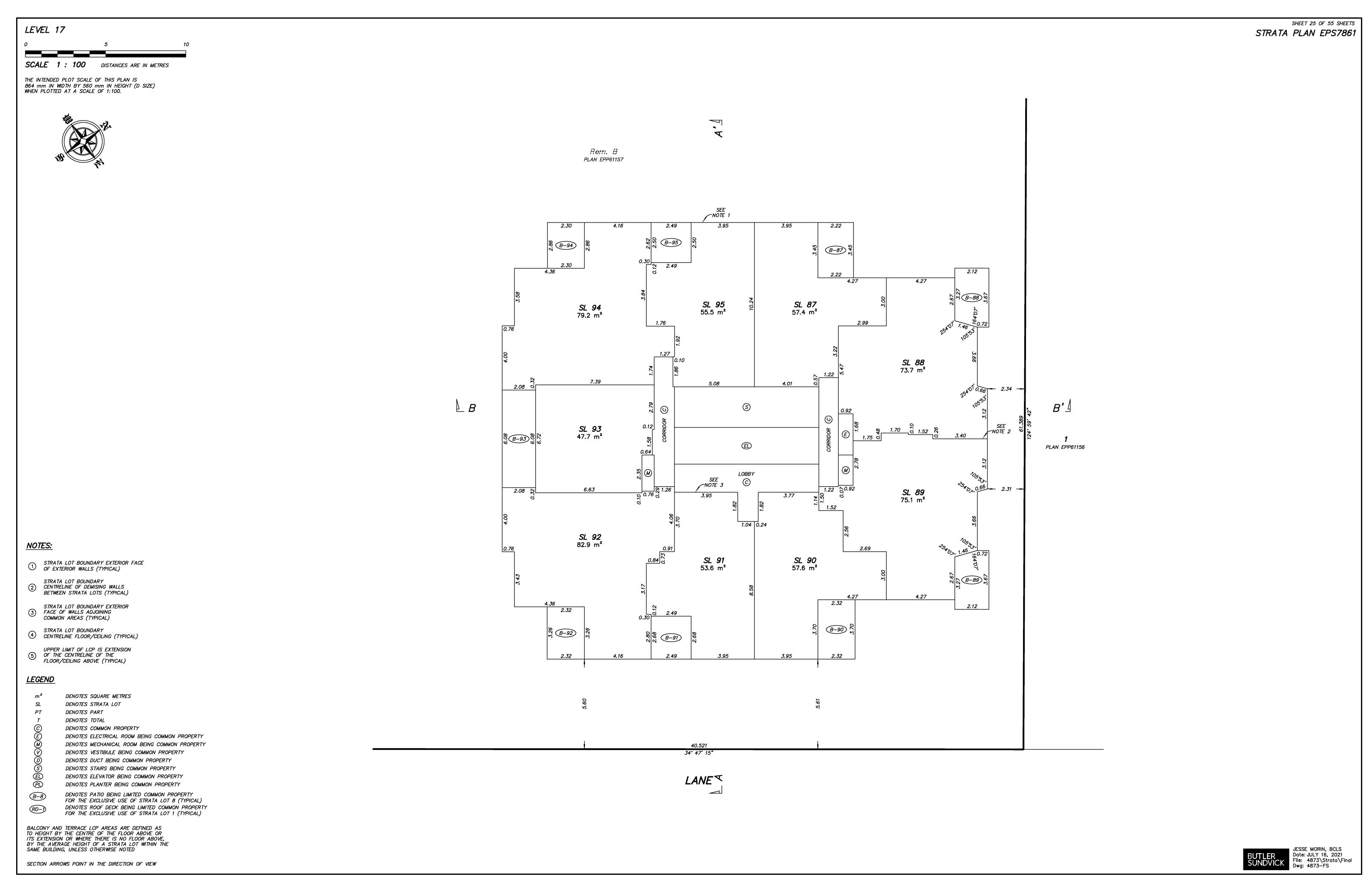


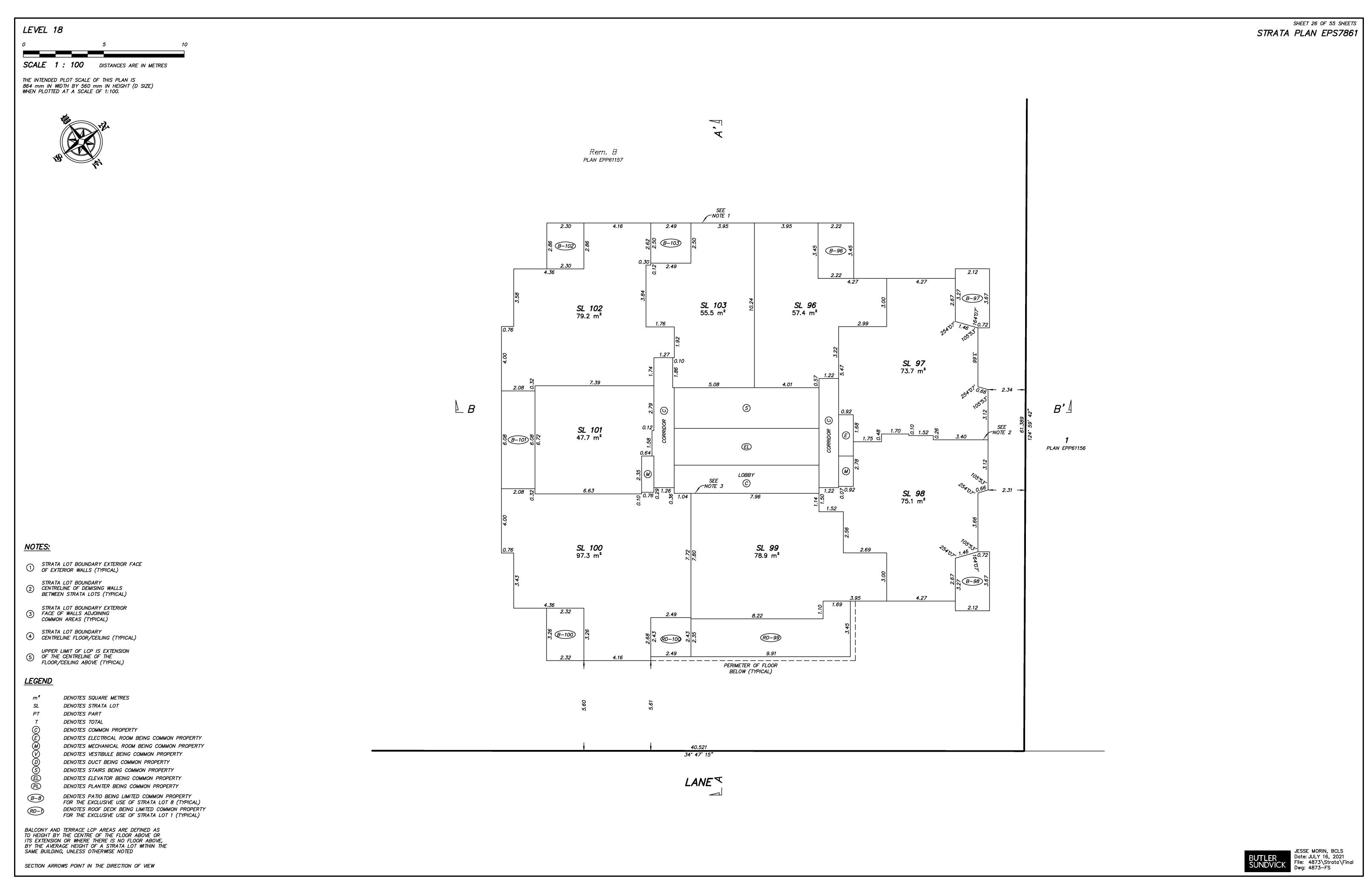


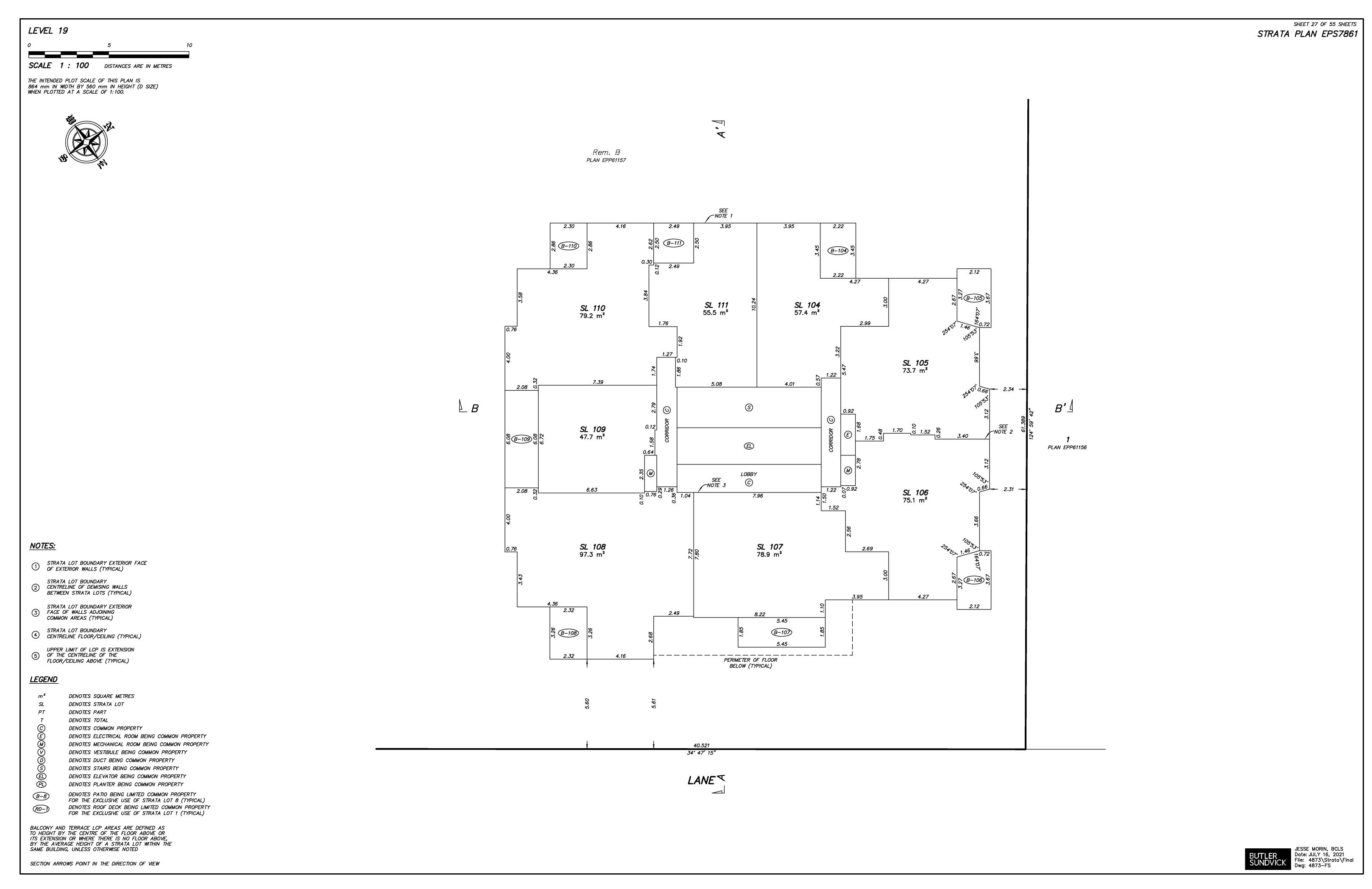


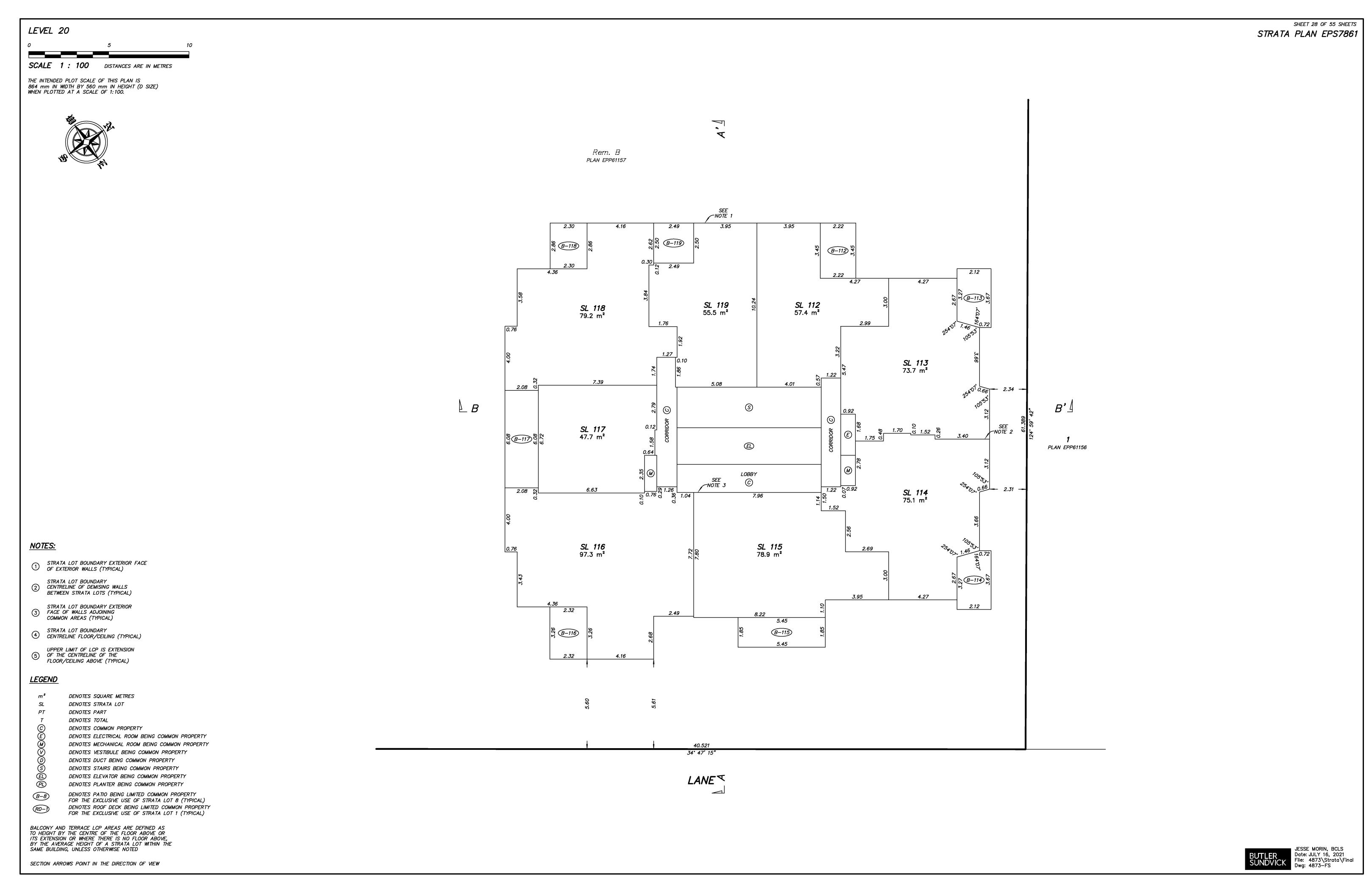


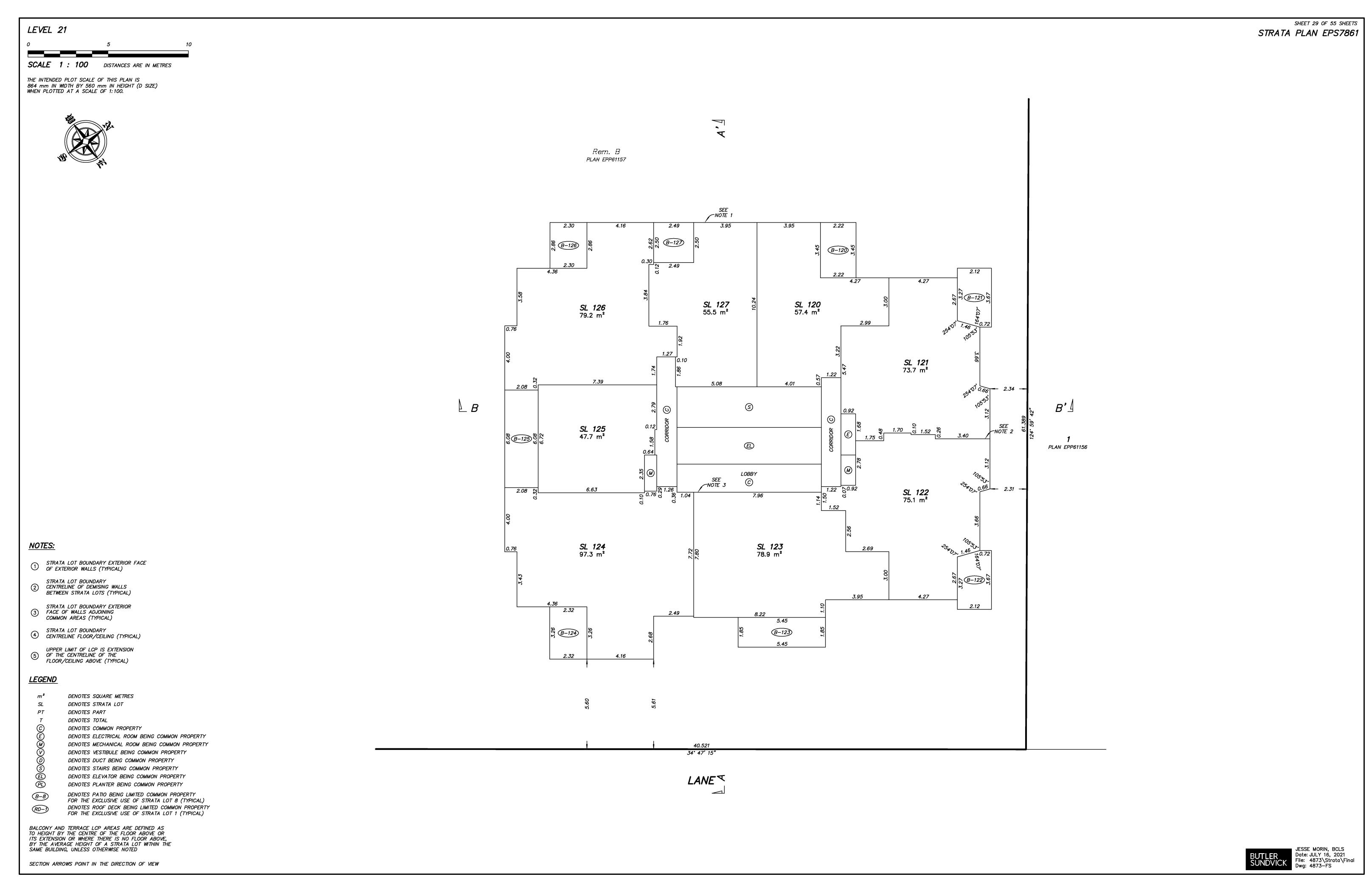


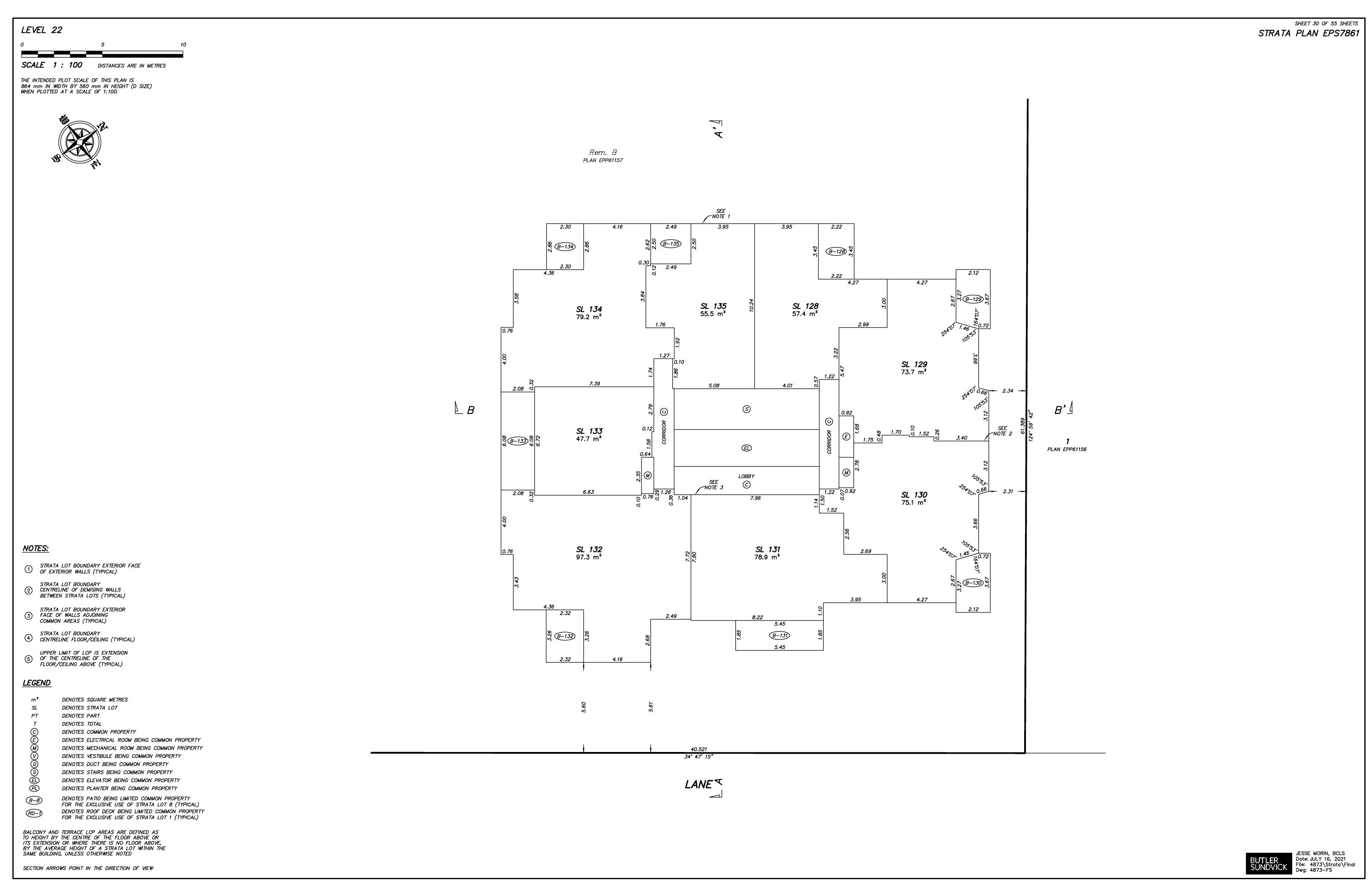


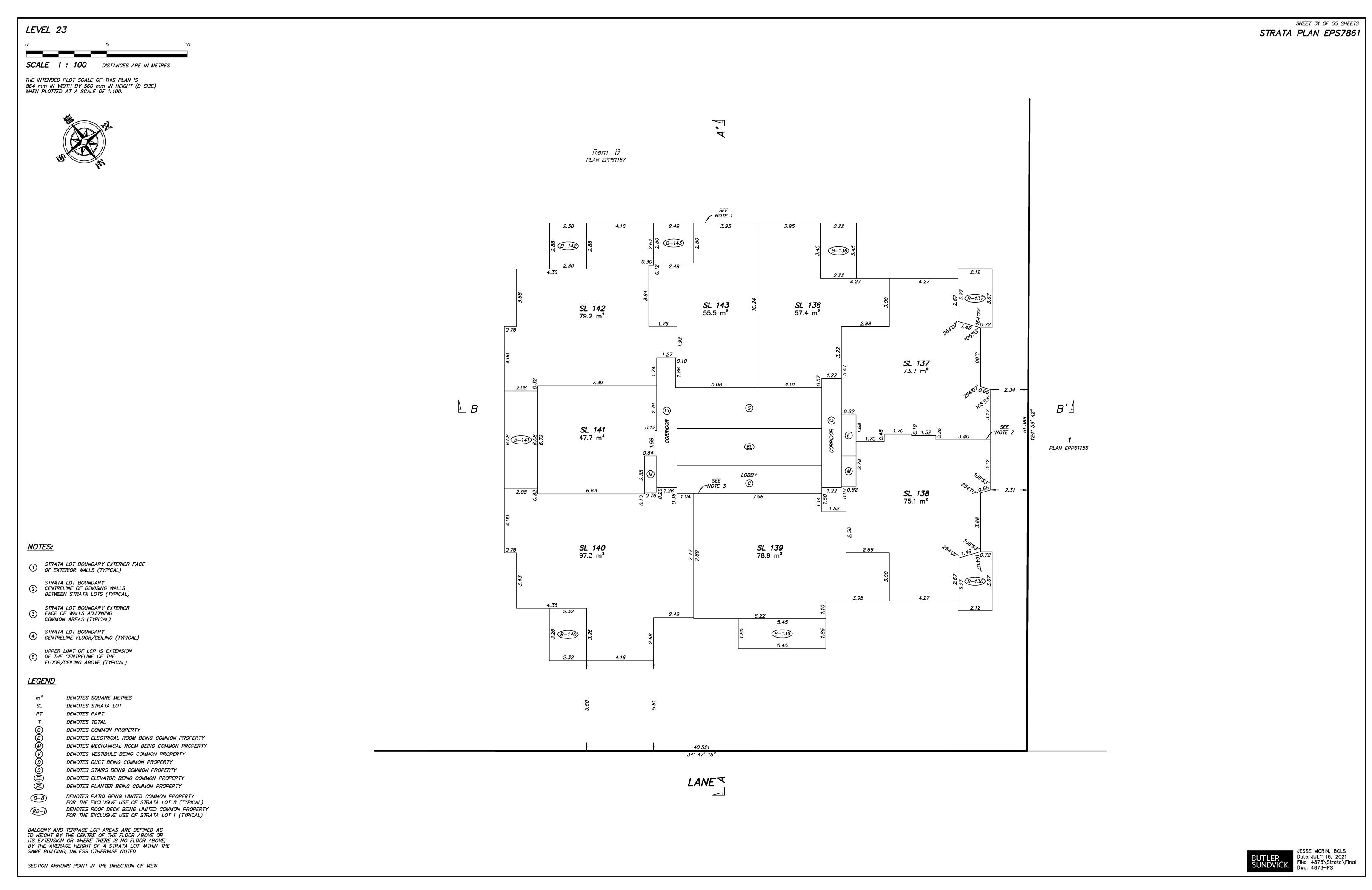


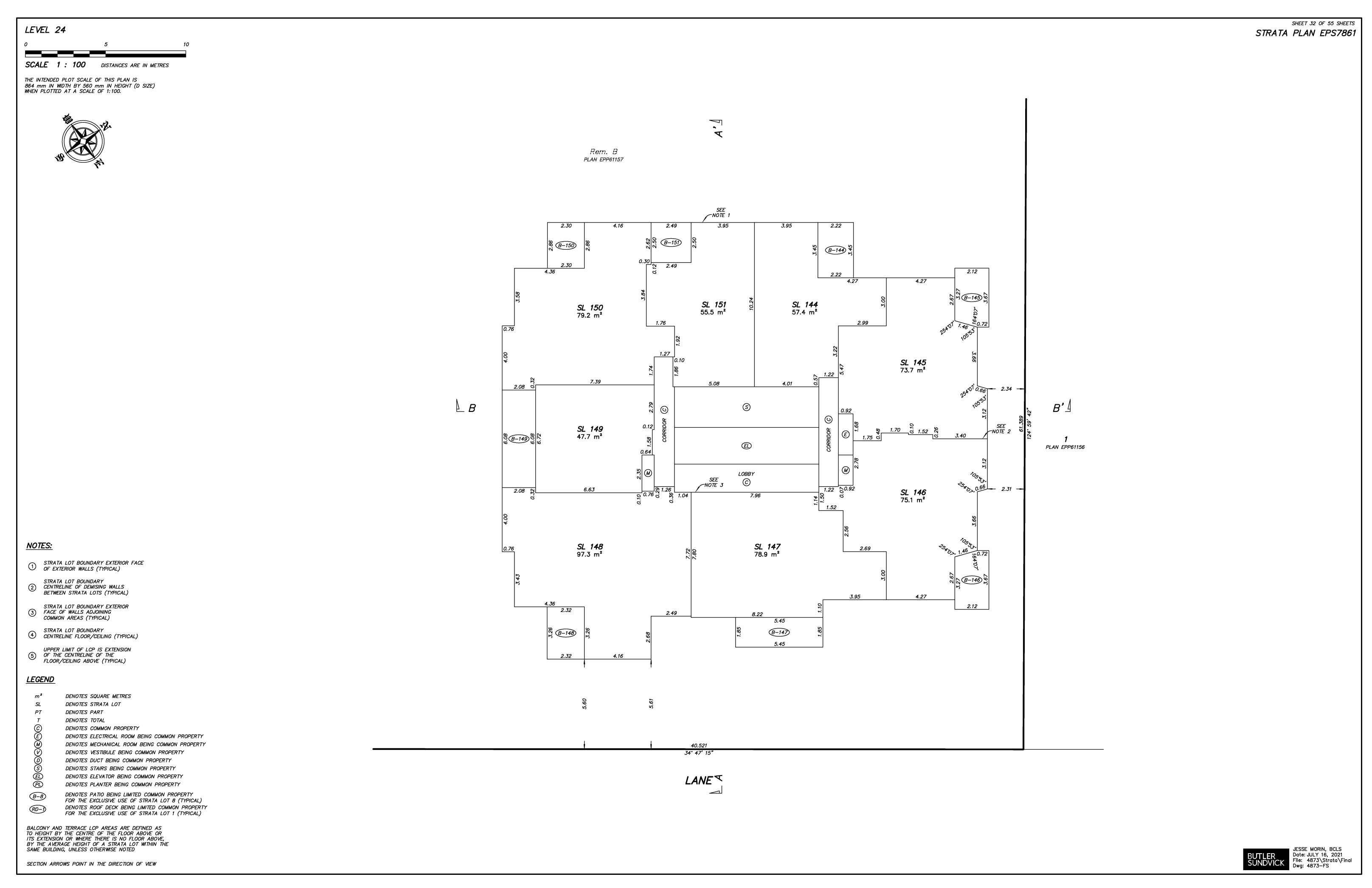


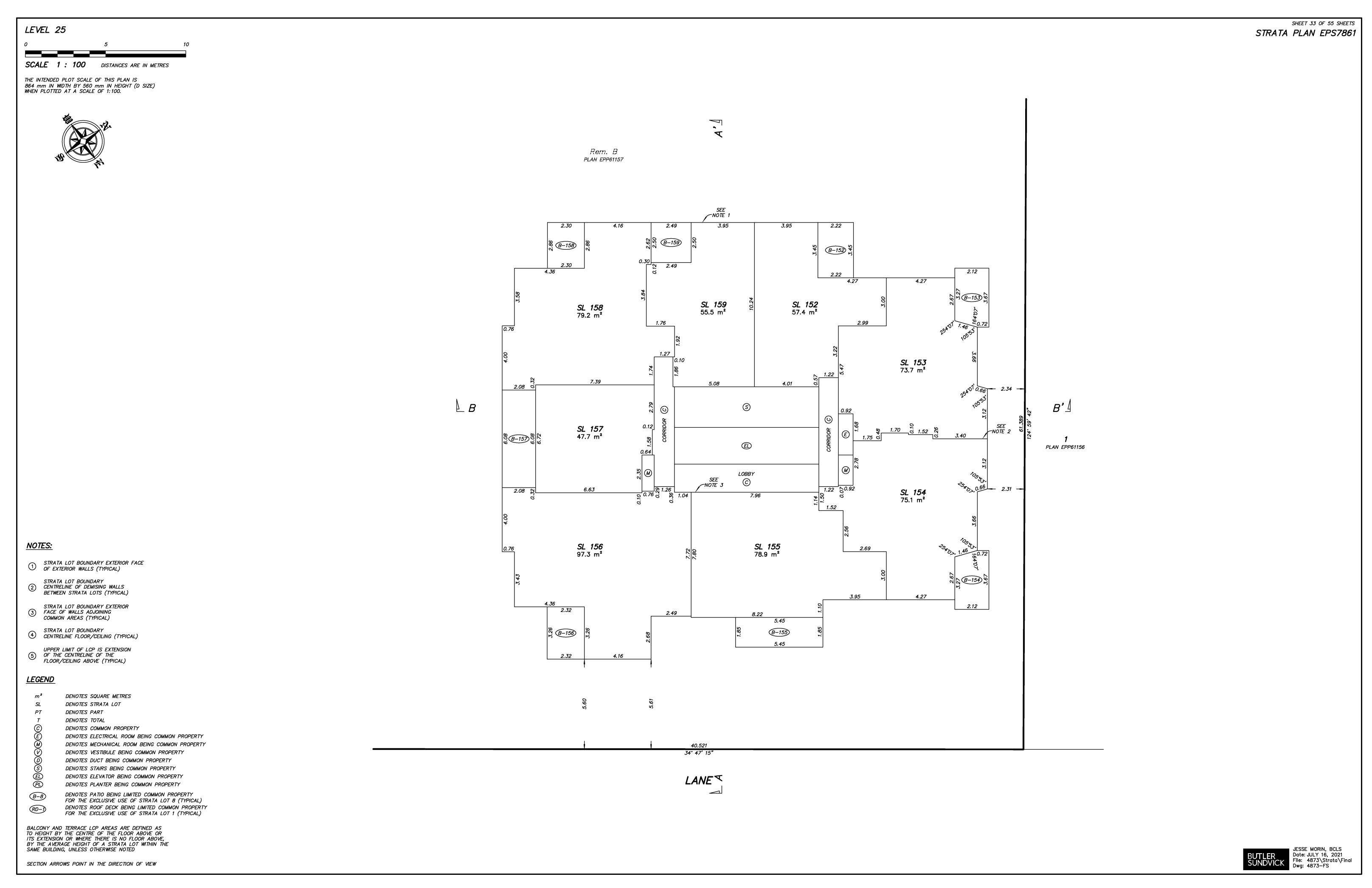


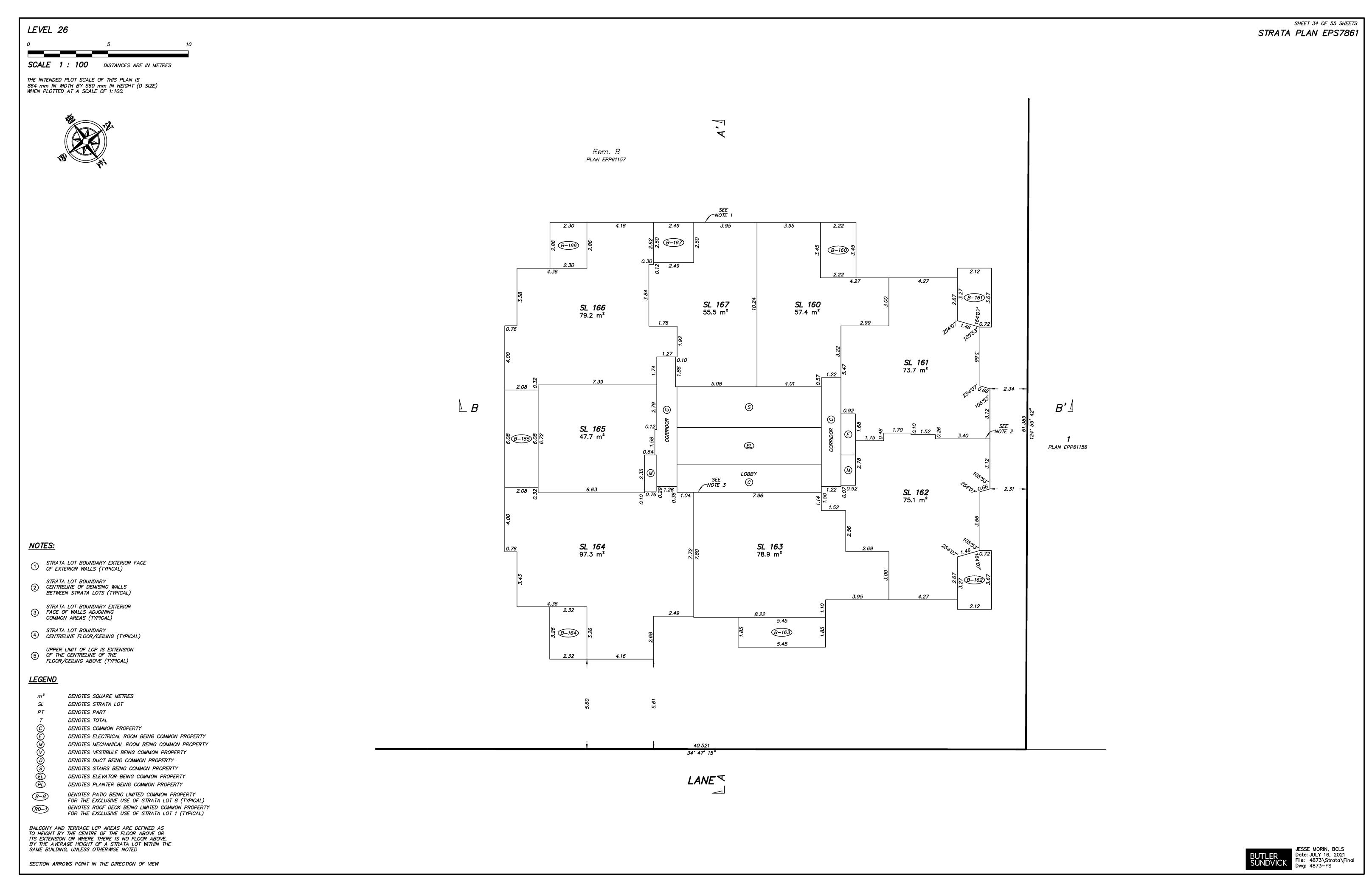


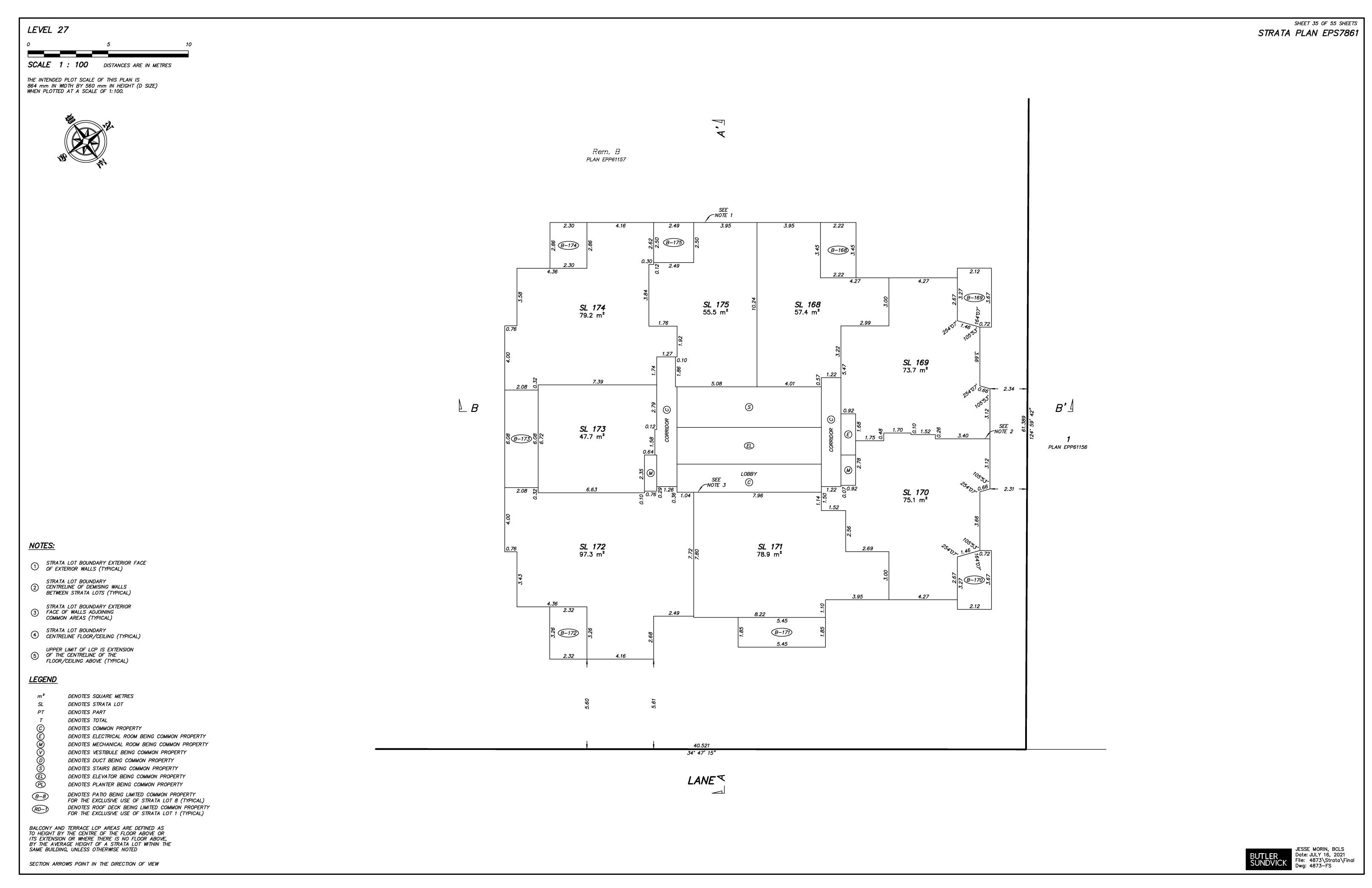


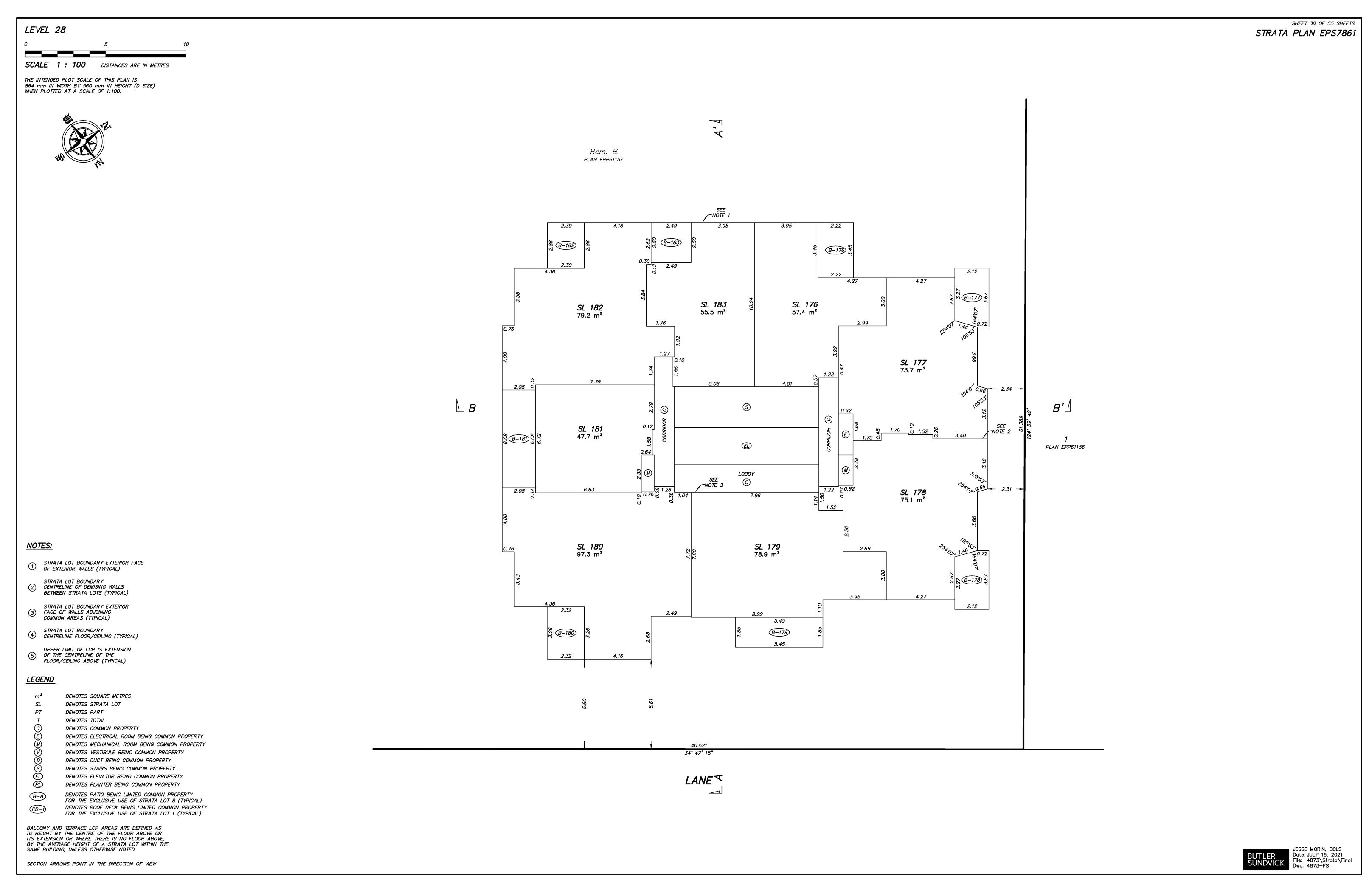


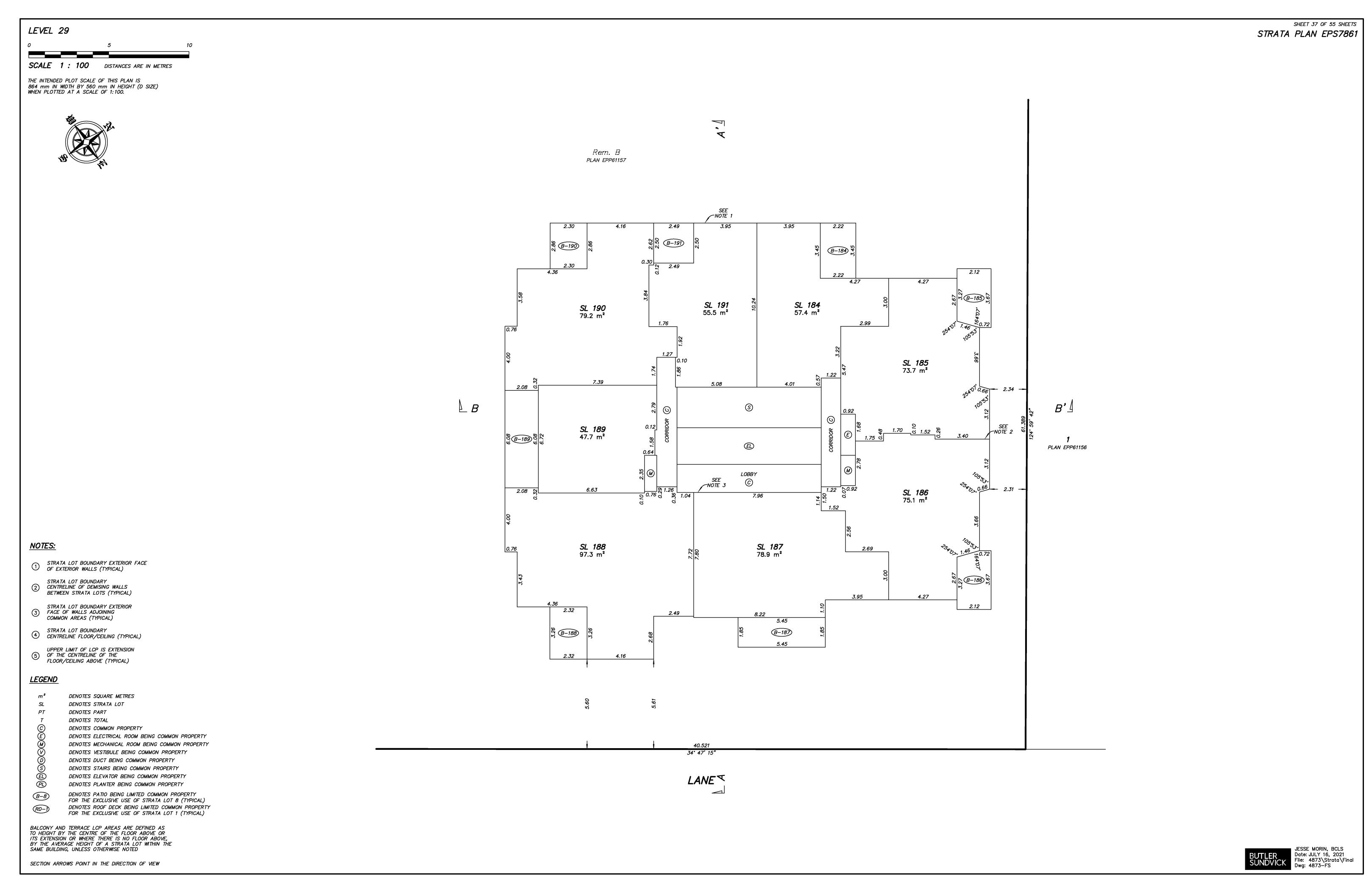


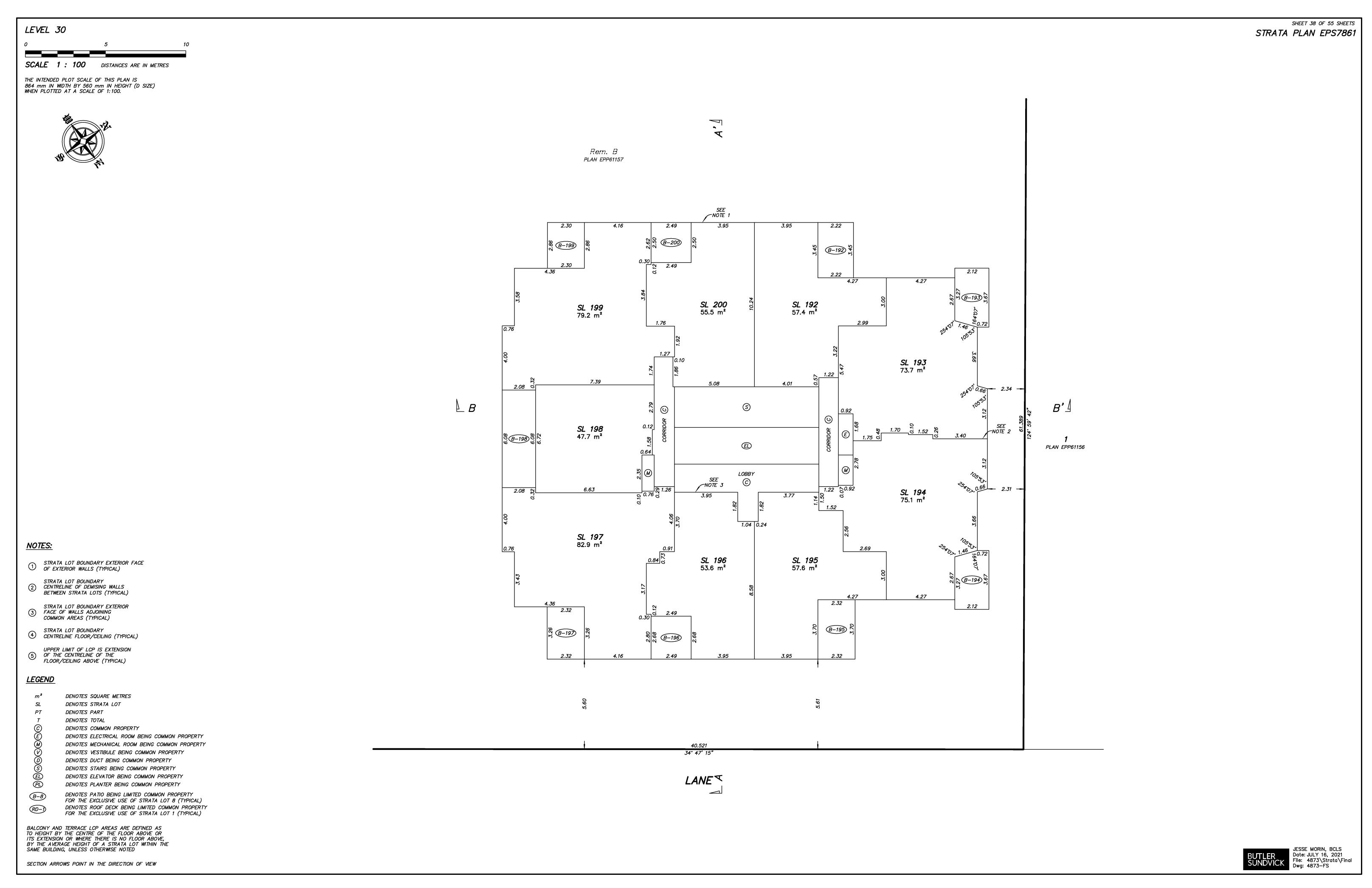


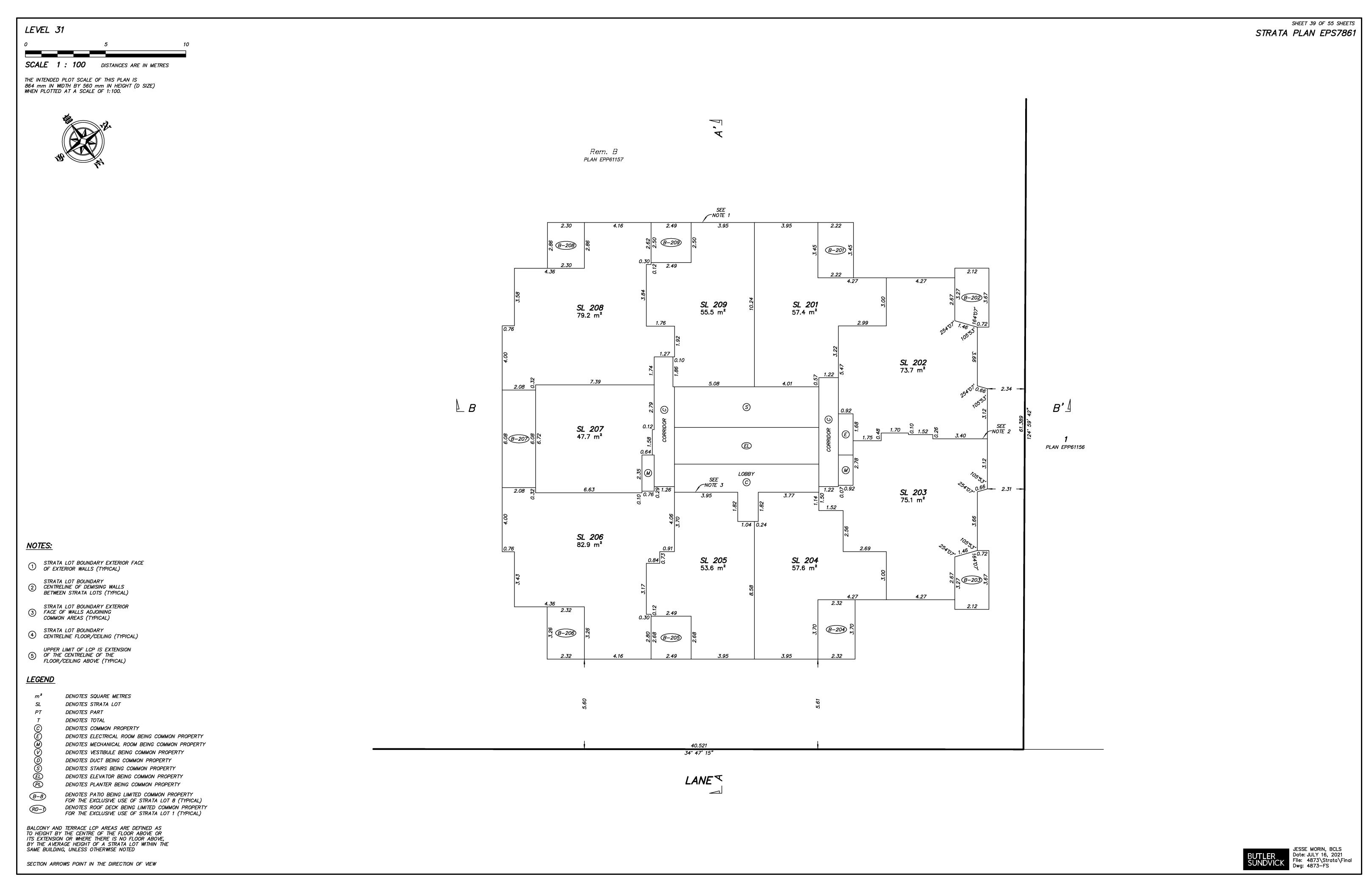


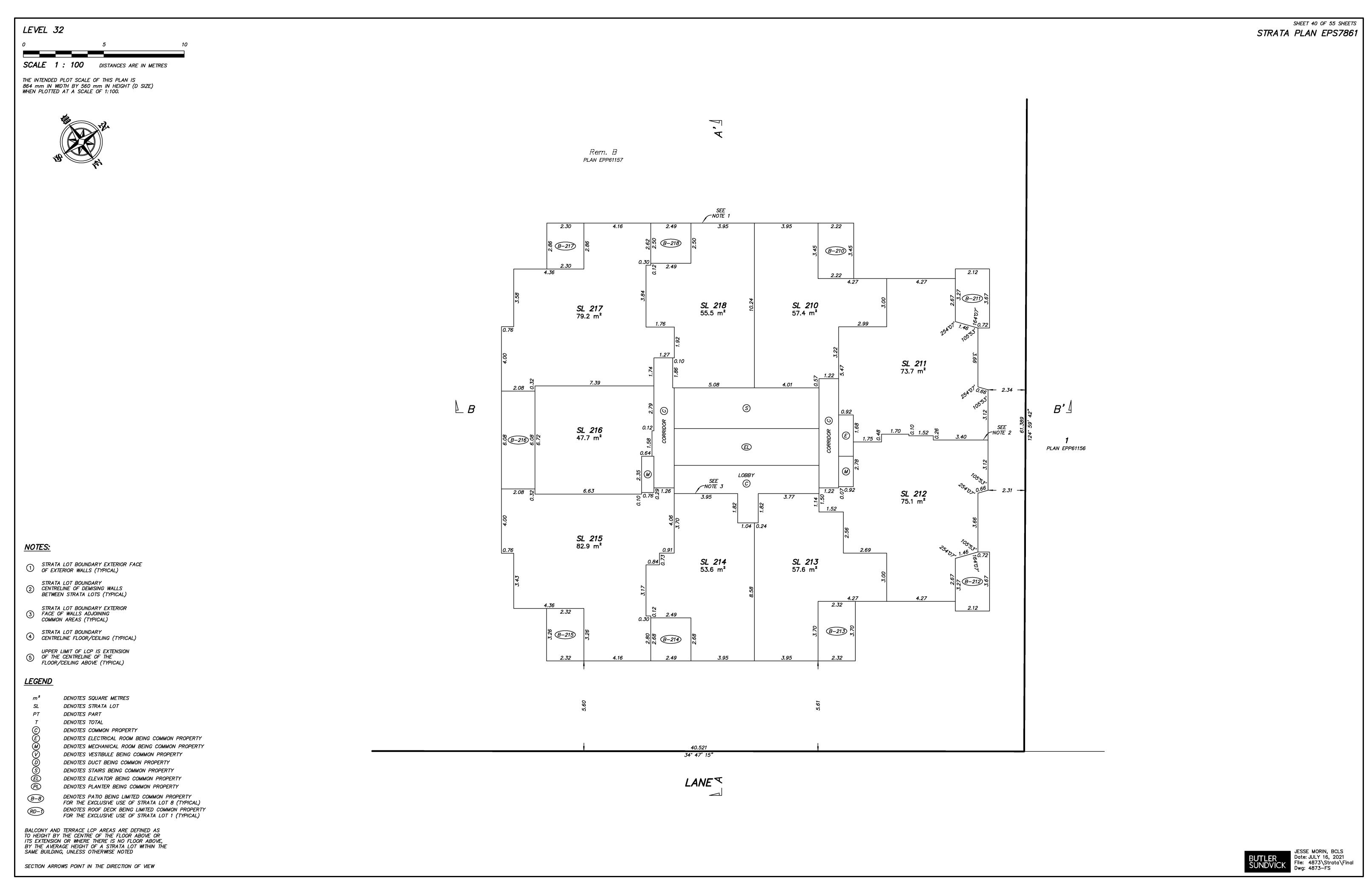


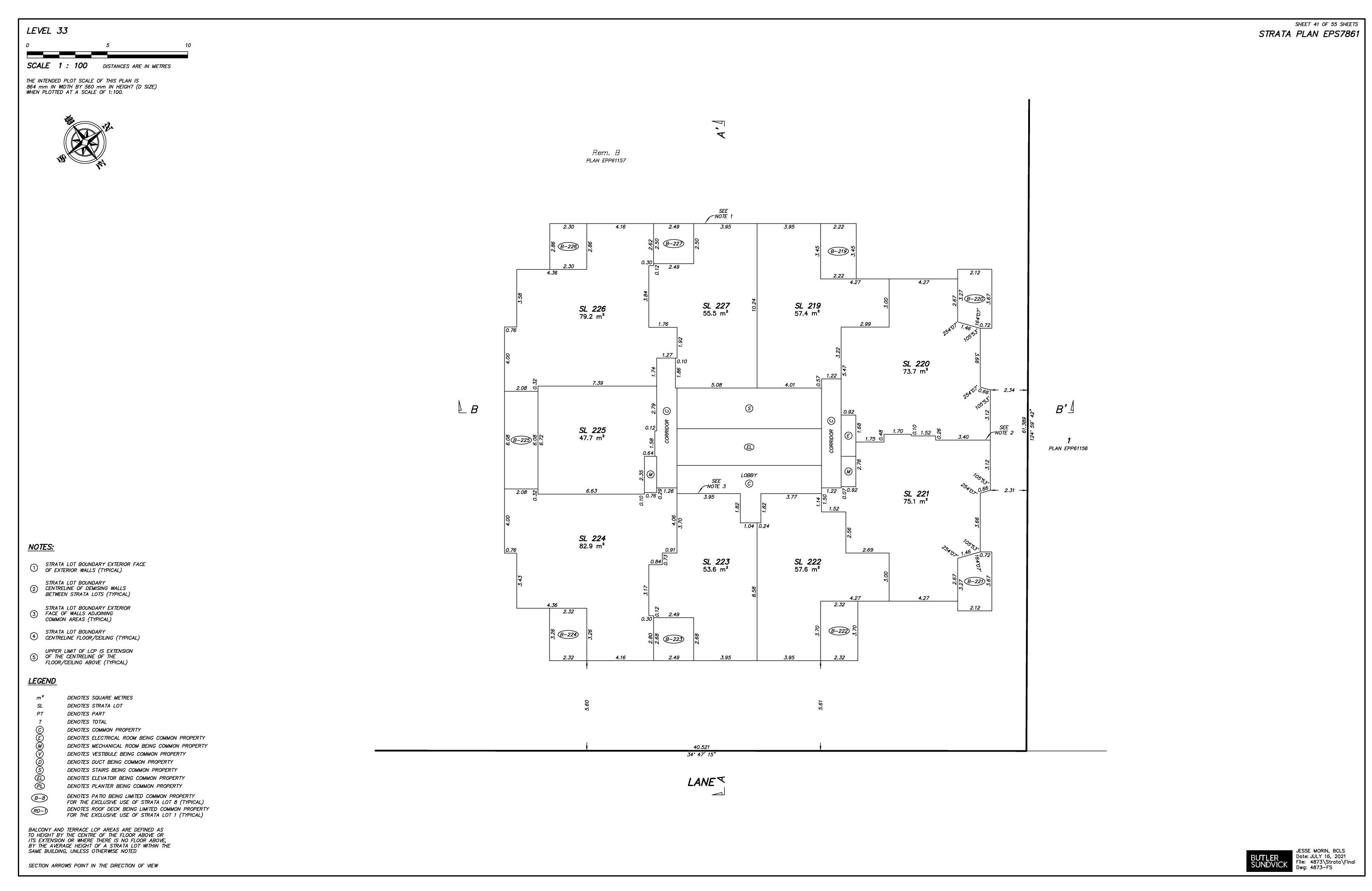


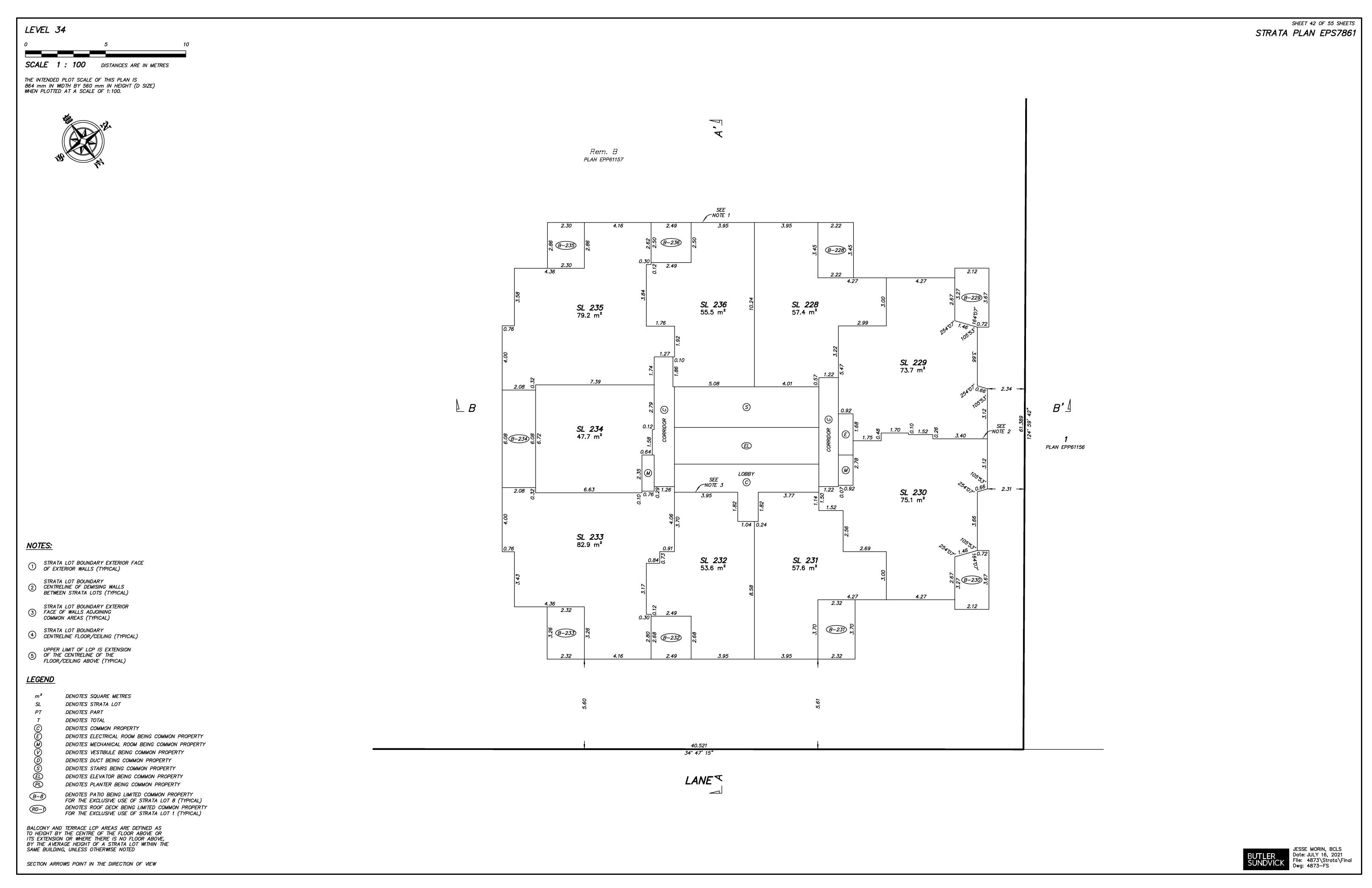


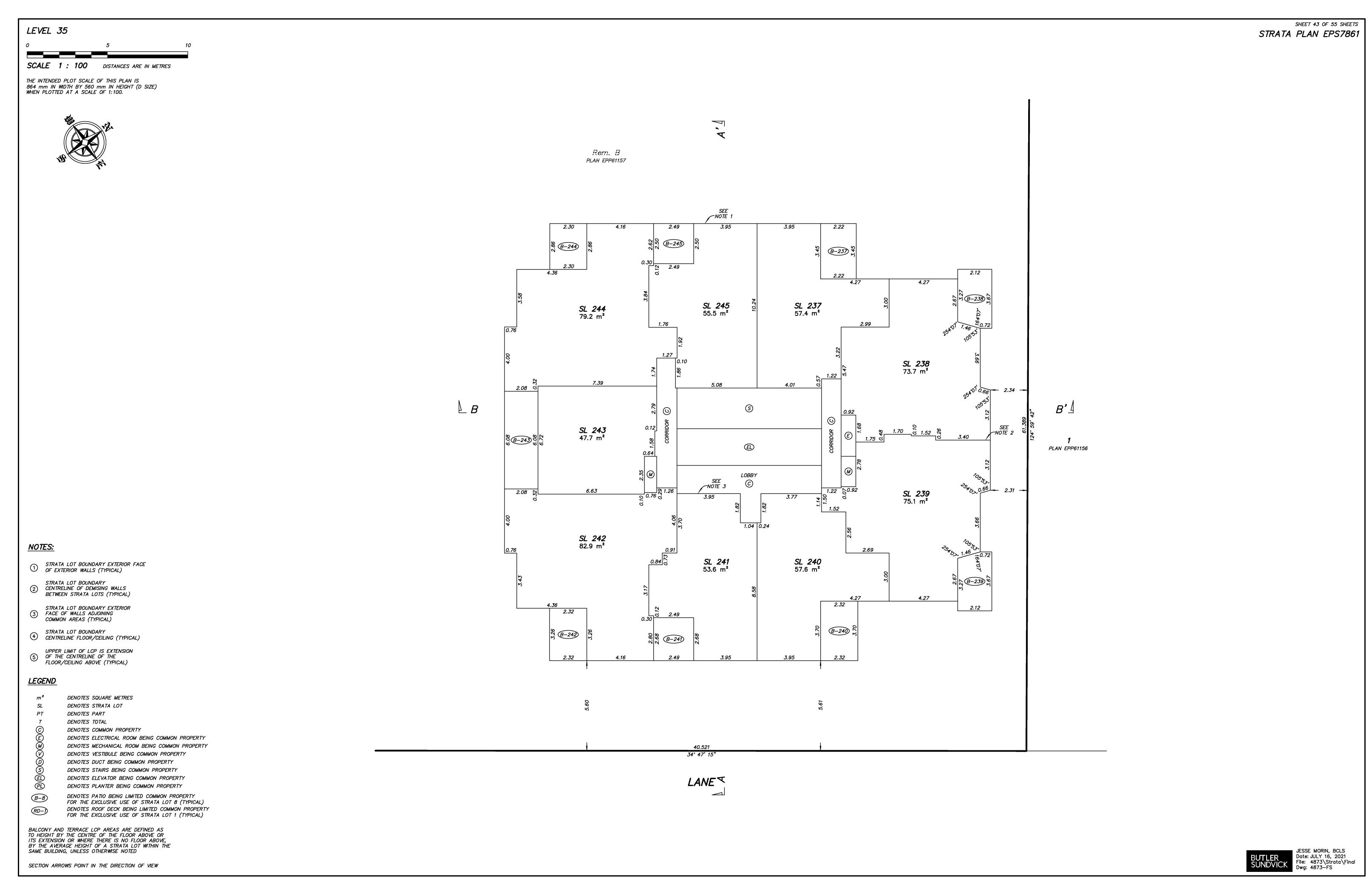


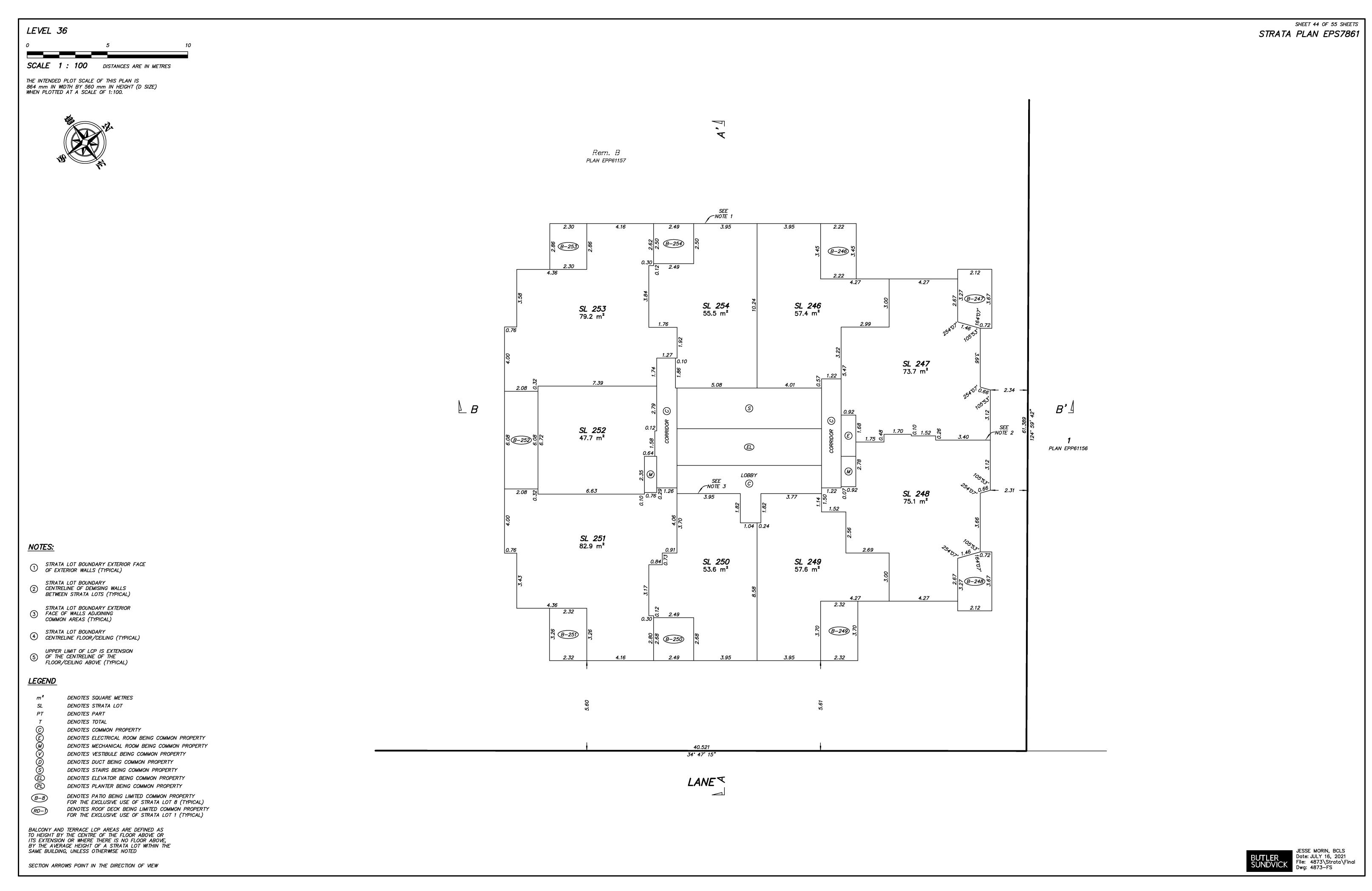


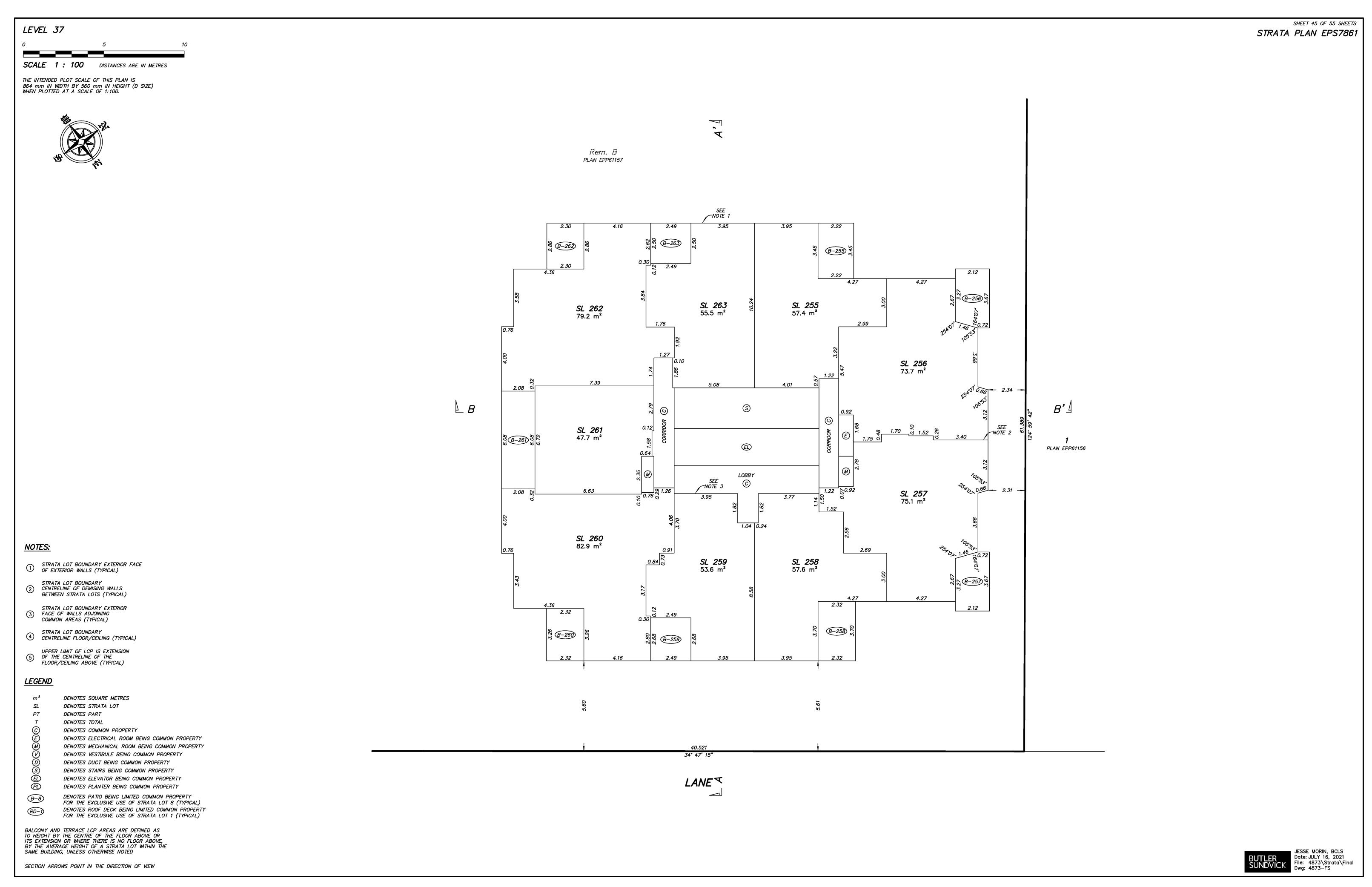


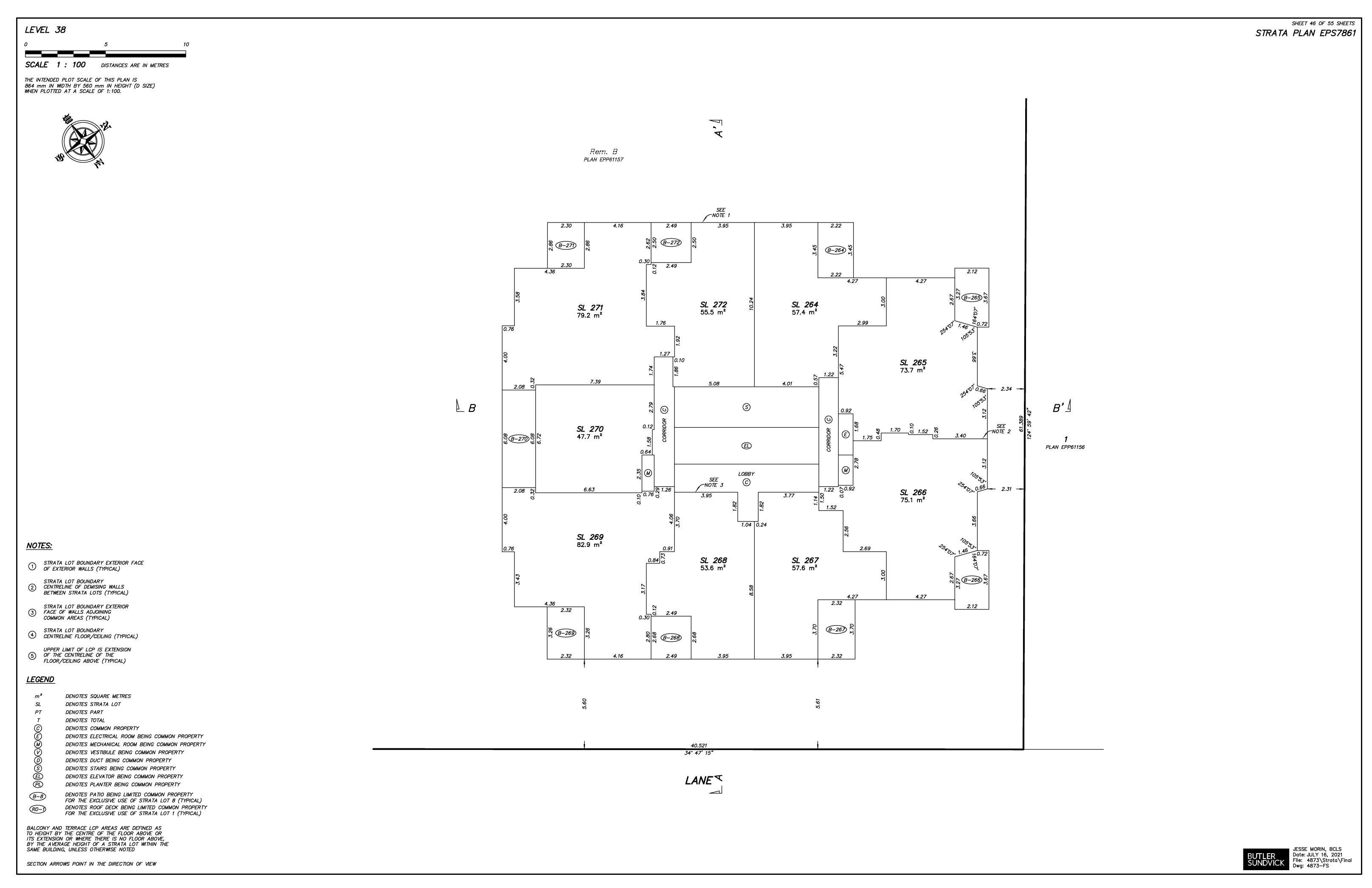


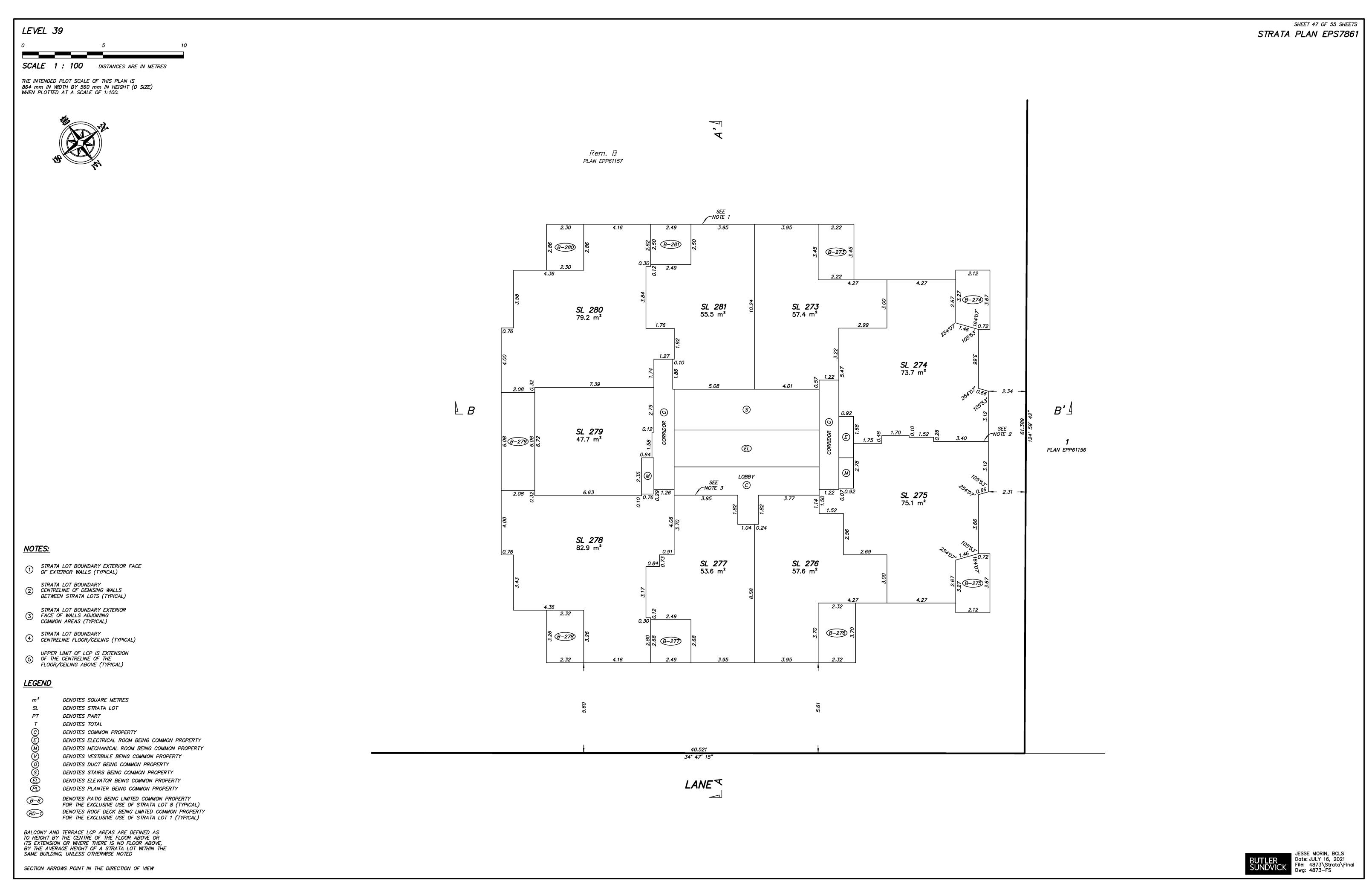


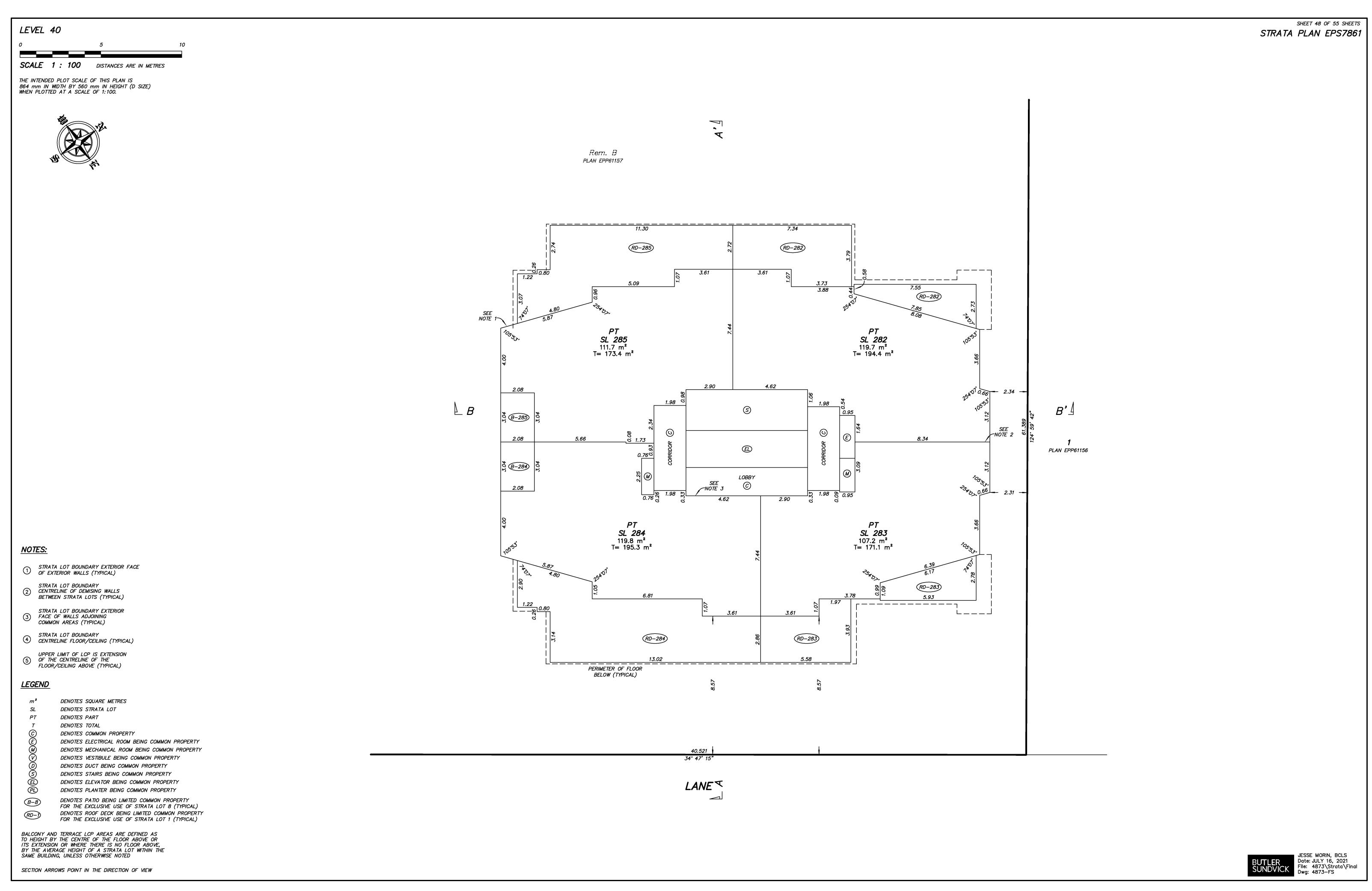


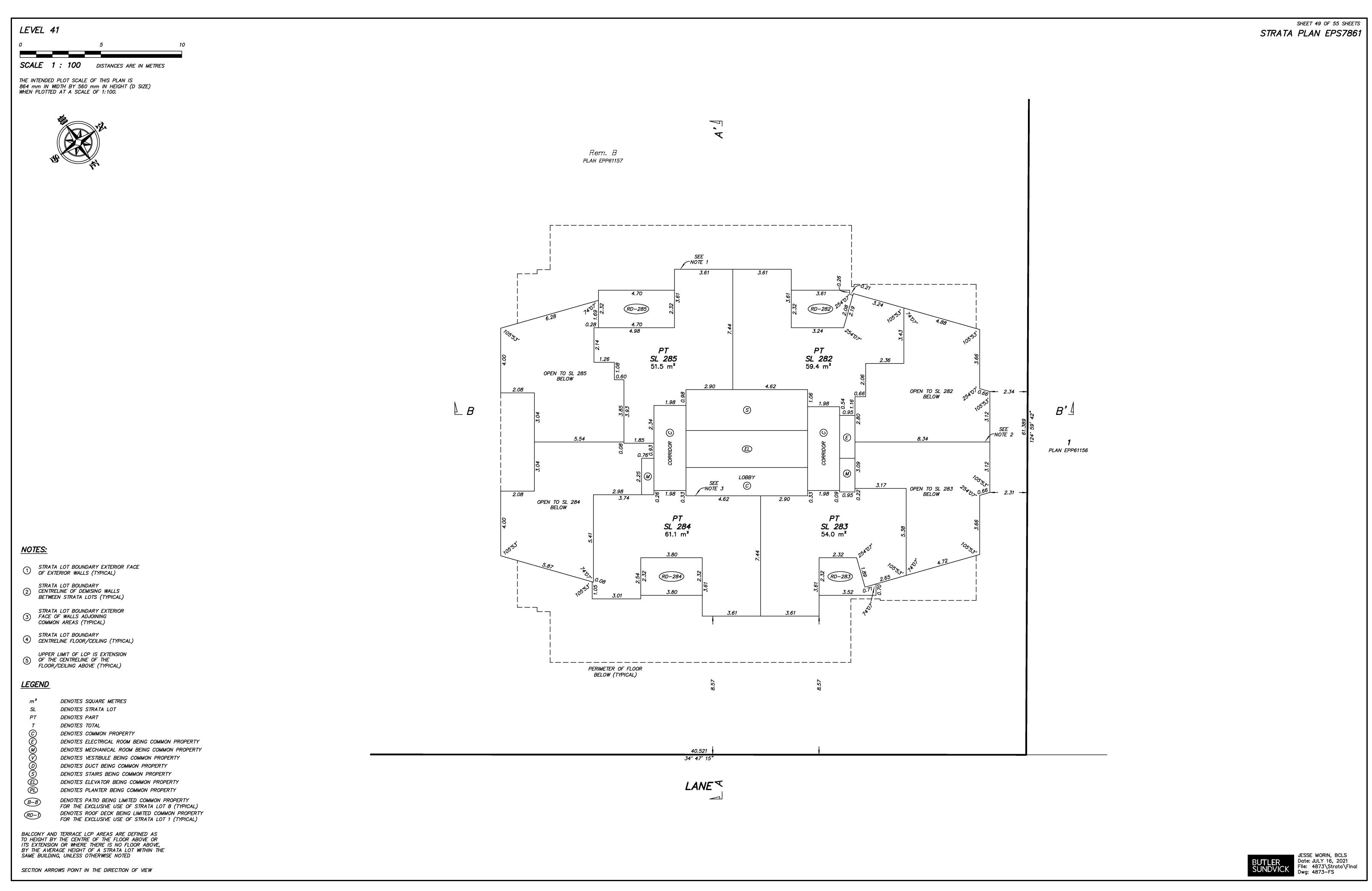


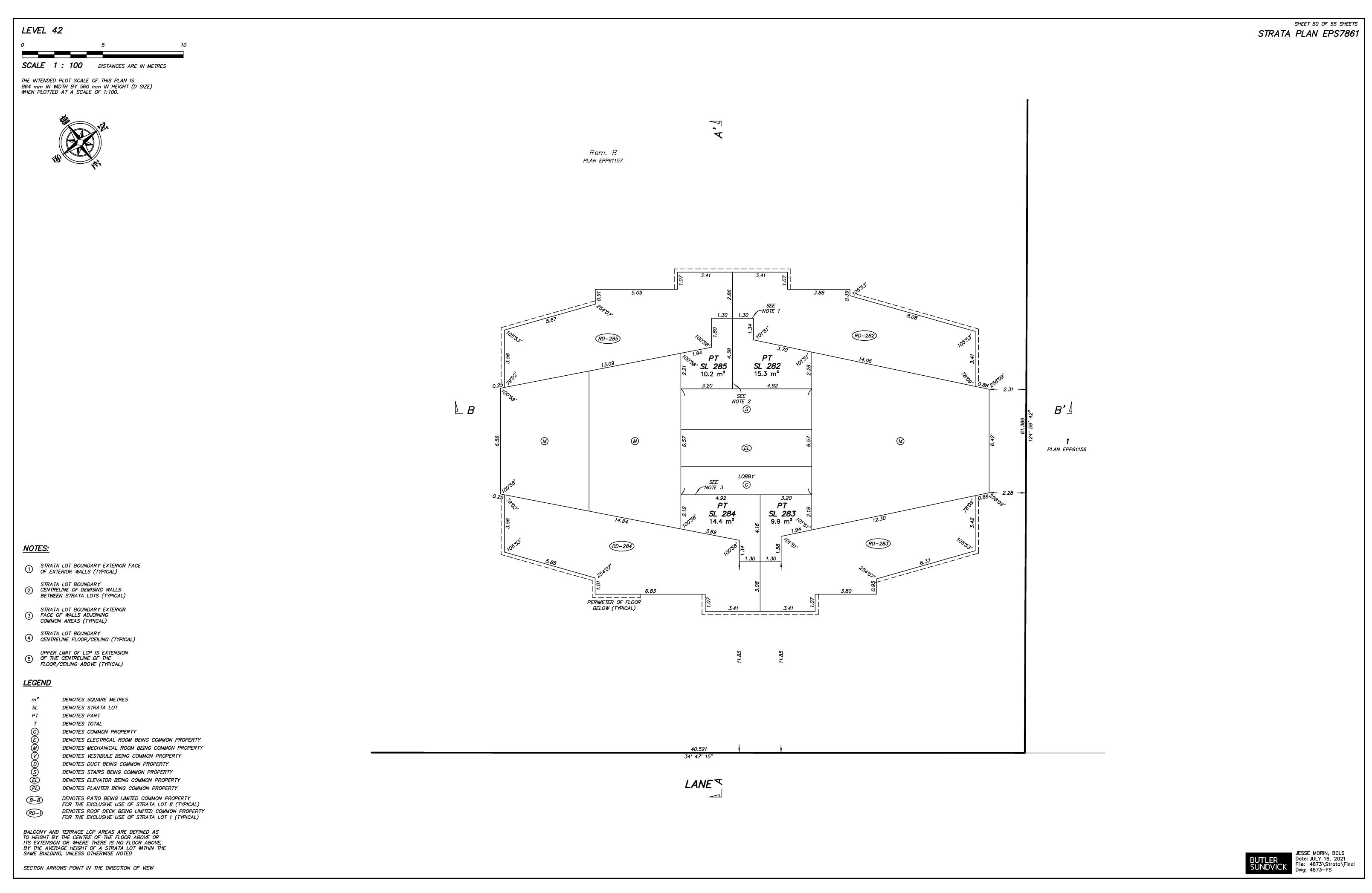


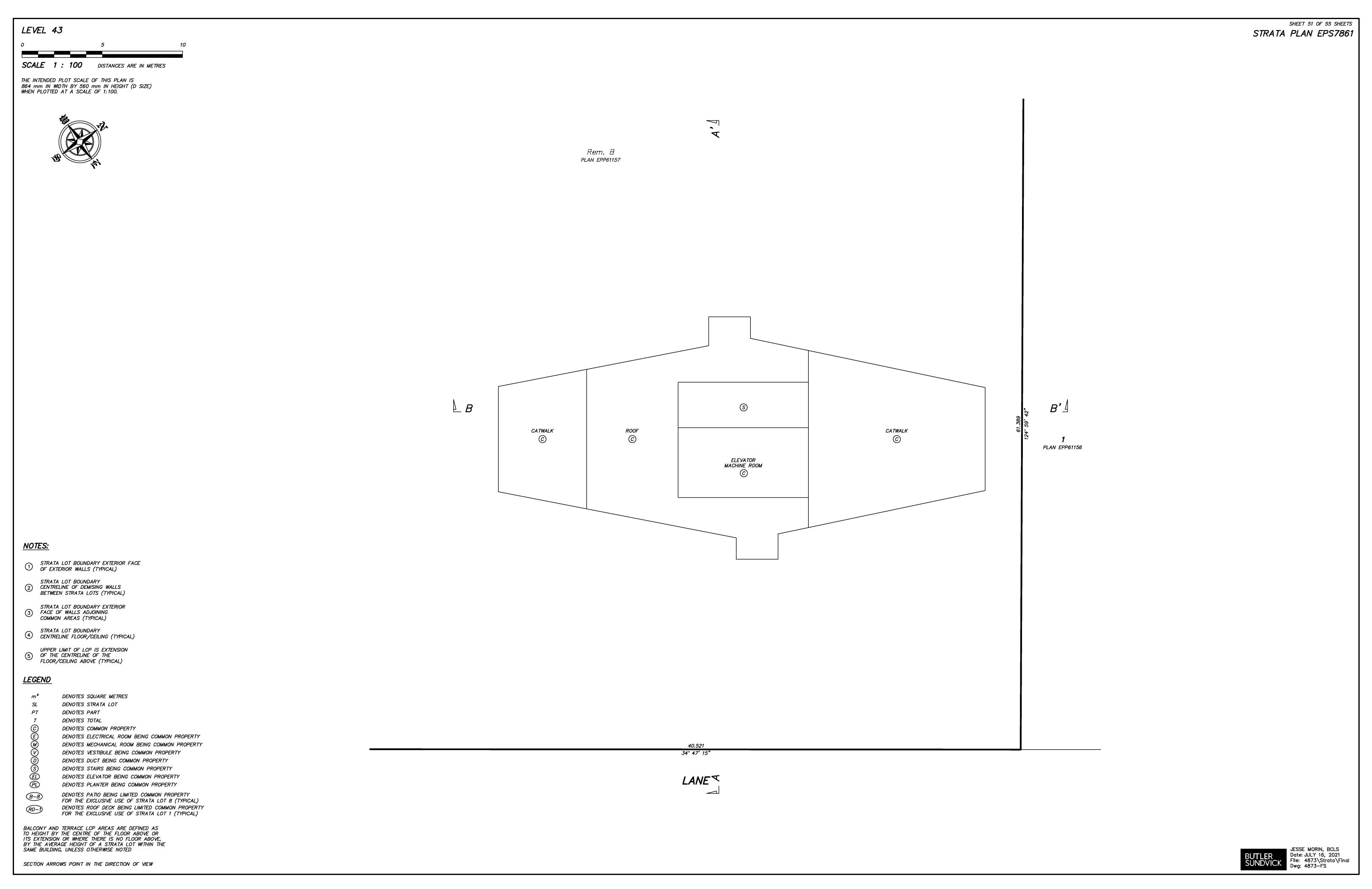


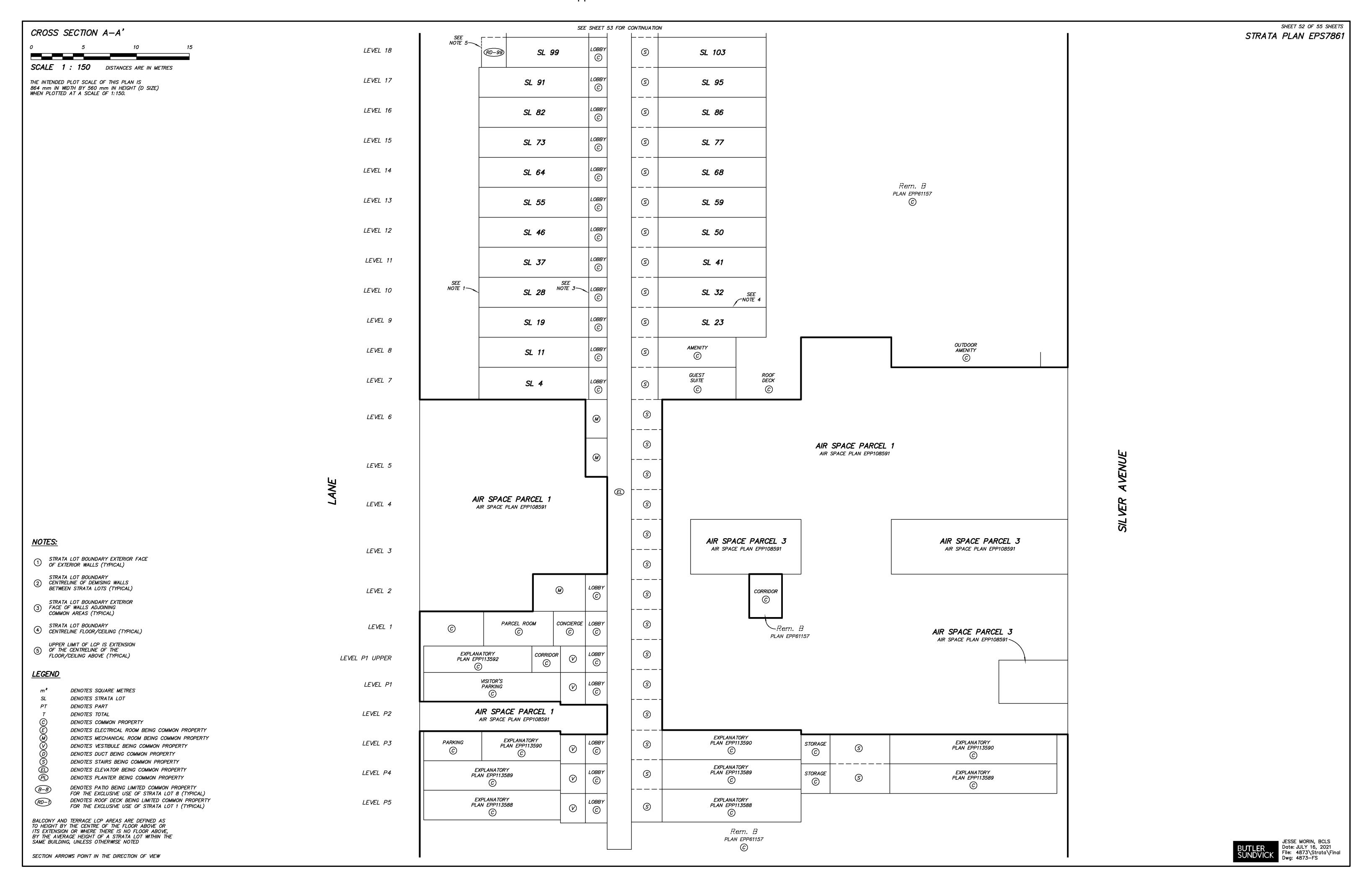


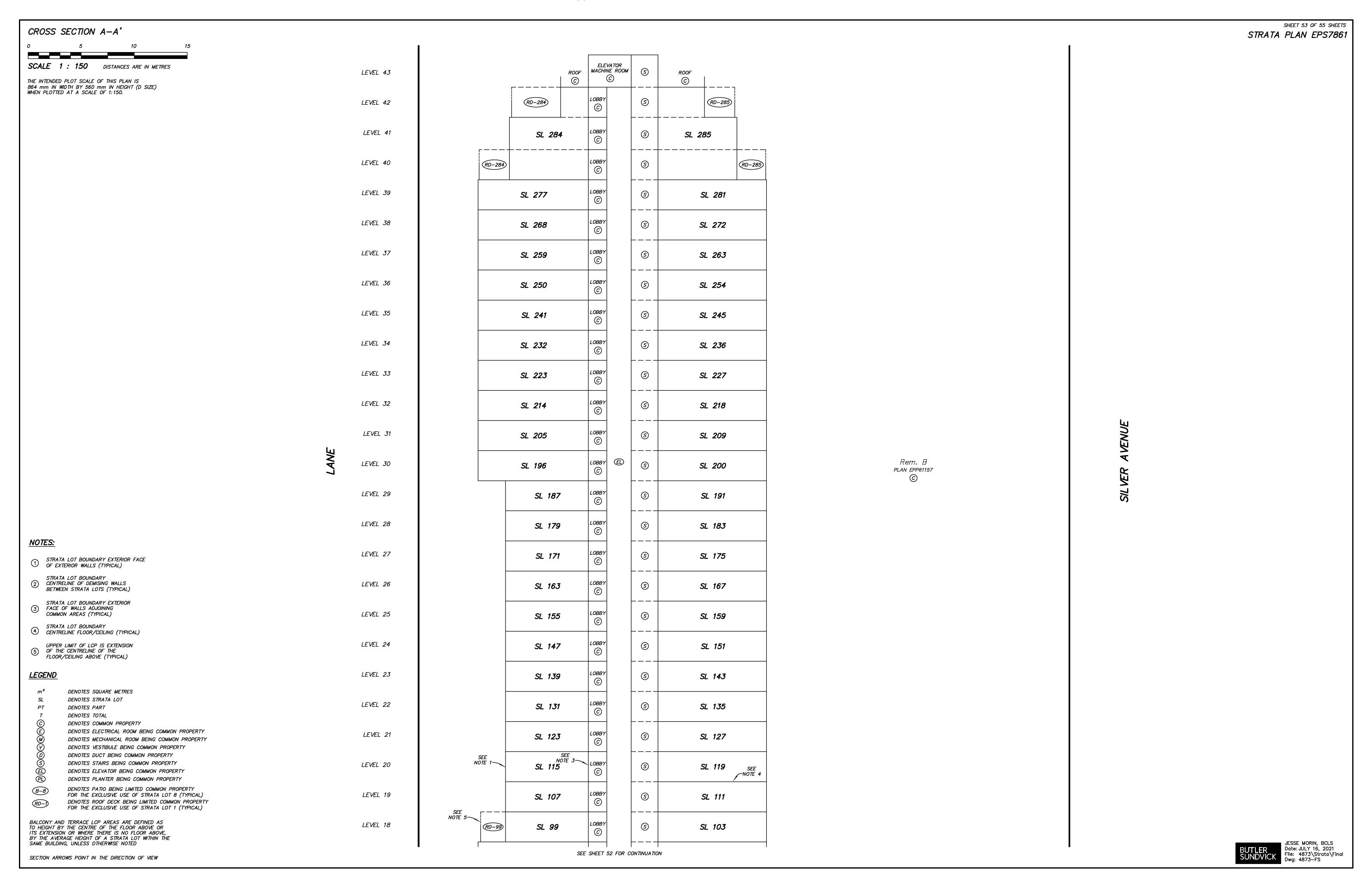












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