

STRATA PLAN OF:

LOT 1, OF LOTS 392 AND 393,
VICTORIA CITY, PLAN 41500

PLAN

A
407

VIP63518

402

401

STRATA PLAN EPS522

FIRST SHEET, SHEET 1 OF 21 SHEETS



All distances are in metres AND decimals thereof.
The intended plot size of this plan is 432mm in width by
280mm in height (B size) when plotted at a scale of 1:200

BCGS 928.044

LEGEND

This plan lies within Integrated Survey Area No. 17, City of Victoria.
Grid Bearings are derived from observations between Control
Monuments 16-113, 16-145
The Plan shows Ground Level Measured Distances. Refer to
computation of U.T.M. Co-ordinates, multiply by Combined Factor
0.999804 (NAD83-CCRS).

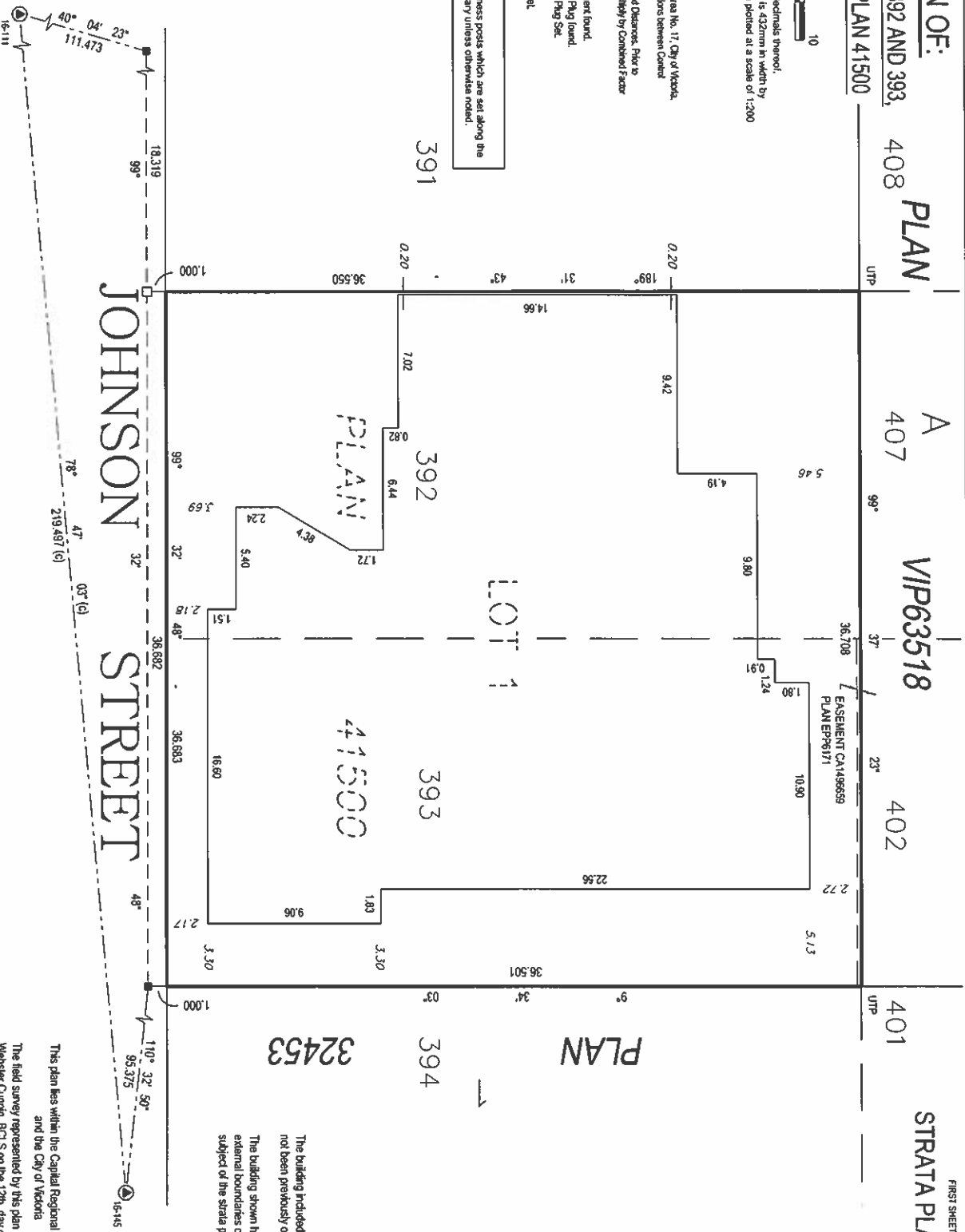
- - denotes - Control Monument found.
- - denotes - Standard Lead Plug found.
- UTP - denotes - Unable to Post.
- WT - denotes - Witness Post Set.

Note:
This plan shows one or more witness posts which are set along the
production of the property boundary unless otherwise noted.



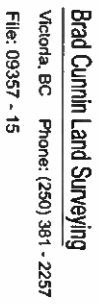
The Address of the Project is:
834 Johnson Street
Victoria, British Columbia
V8W 1N3

FILE #: 9357-15
BRAD CLANN LAND SURVEYING
100-407 SWH Street
Victoria, BC V8W 1S2
PH: (250) 381-5227 F: 381-2288



SHEET 3 OF 21 SHEETS
STRATA PLAN EPS522

KEYMAP
NOT TO SCALE



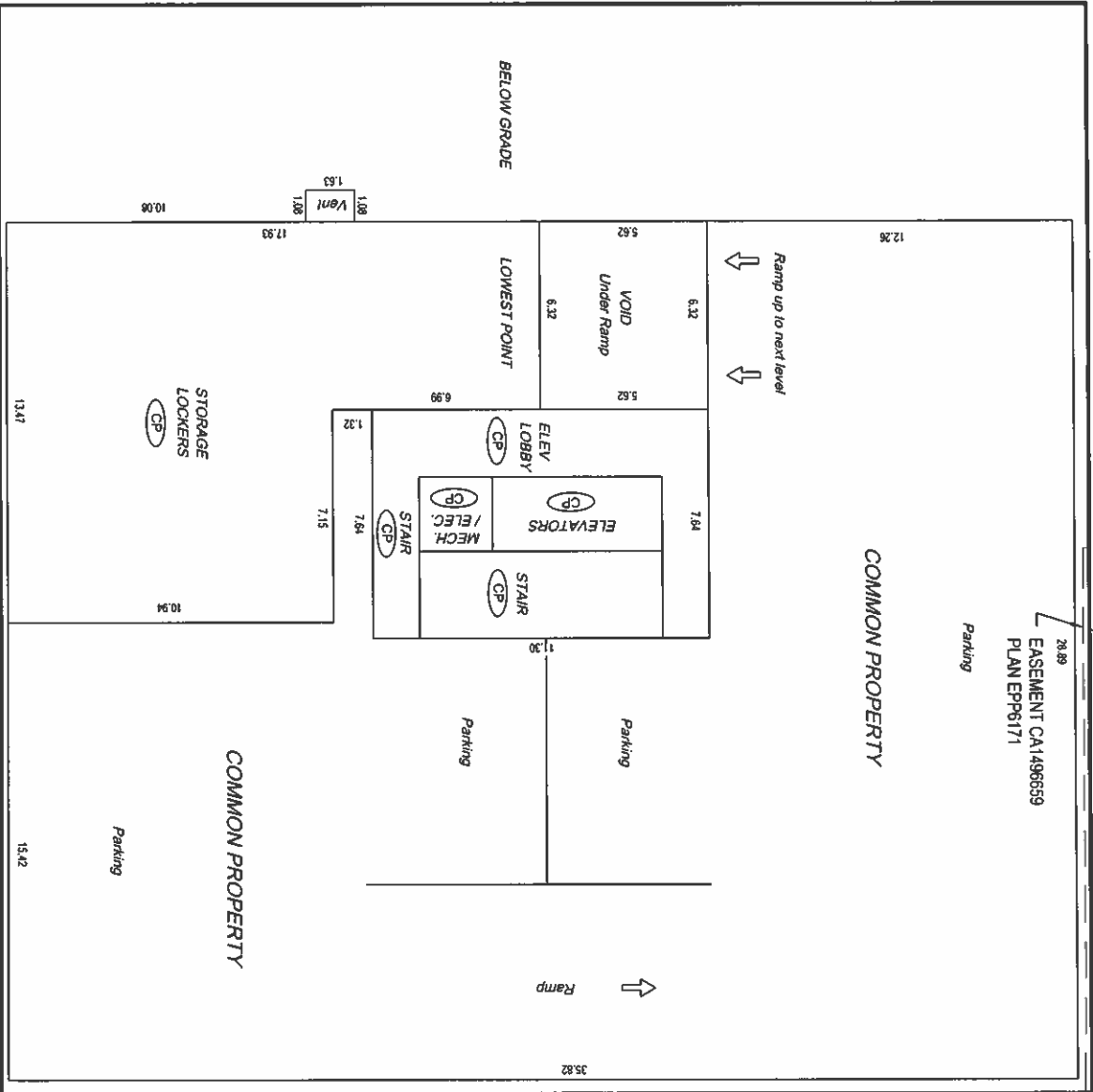
P3 PARKADE LEVEL



All distances are in metres AND decimal's thereof.
The intended plot size of this plan is 432mm in width by 280mm in height (B size) when plotted at a scale of 1:150

LEGEND

- SL - Denotes - Strata Lot
- PT - Denotes - Part
- m² - Denotes - square metres
- Denotes - Perimeter of Floor Below
- OTB - Denotes - Open to Below (Stairs)
- CP - Denotes Common Property



28.89
EASEMENT CA1496659
PLAN EPP6171

SHEET 4 OF 21 SHEETS
STRATA PLAN EPS522



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JOHNSON STREET

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November 12, 2011

P2 PARKADE LEVEL



All distances are in metres AND decimals thereof.
The intended plot size of this plan is 432mm in width by 288mm in height (B size) when plotted at a scale of 1:150

LEGEND

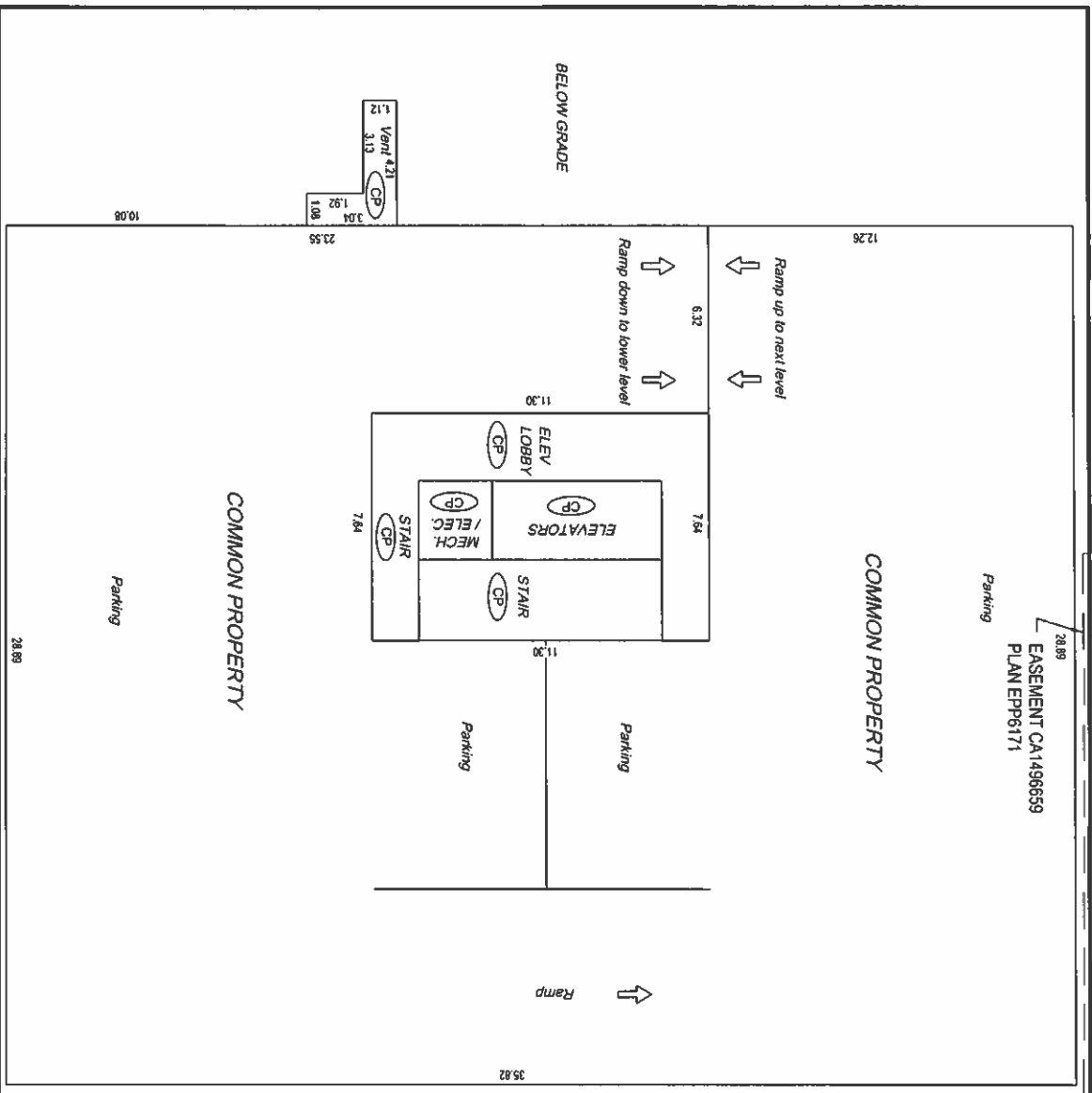
- SL - Dencles - Strata Lot
- PT - Dencles - Pat
- m² - Dencles - square metres
- - Dencles - Perimeter of Floor Below
- OTB - Dencles - Open to Below (Stairs)
- CP - Dencles Common Property

Note: Any areas not specifically designated as part of a strata lot or as limited common property are common property.

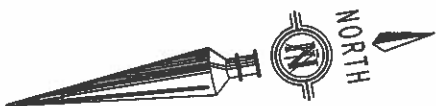
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SHEET 5 OF 21 SHEETS
STRATA PLAN EPS522



Bradley Webster Cunin, BCLS
November 12, 2011

P1 PARKADE LEVEL



All distances are in metres AND decimal fractions thereof.
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LEGEND

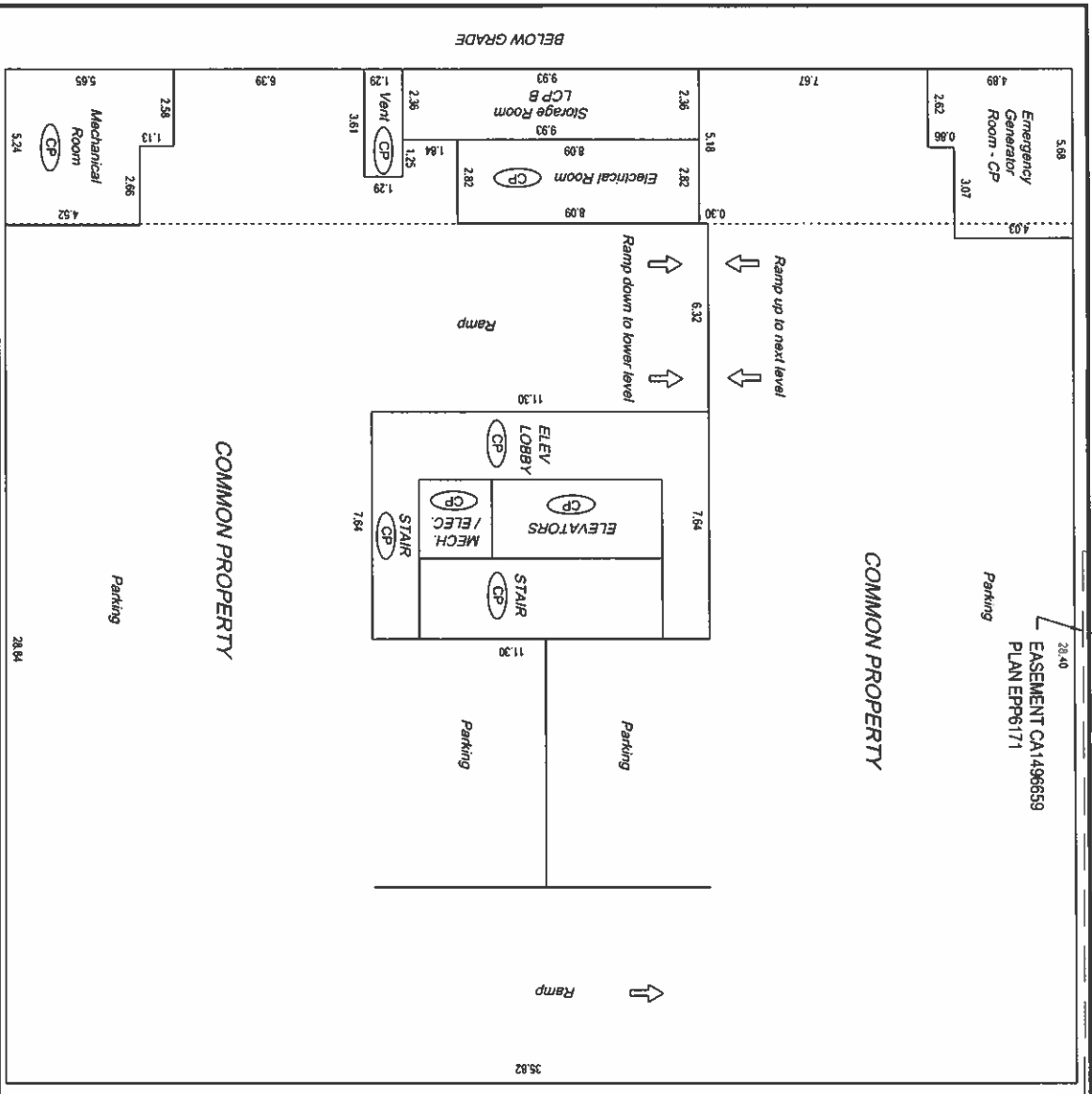
- SL - Denotes - Strata Lot
- PT - Denotes - Part
- m² - Denotes - square metres
- - Denotes - Perimeter of Floor Below
- OTB - Denotes - Open to Below (Stairs)
- CP - Denotes Common Property
- CP m - Denotes - Limited Common Property, for the exclusive use of Strata Lot m
- LCP B - Denotes - Limited Common Property, for the exclusive use of Strata Lot B to 19

Note: Any areas not specifically designated as part of a strata lot or as limited common property are common property.

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EASEMENT CA1496559
PLAN EPP6171

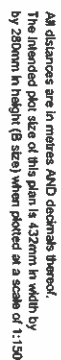
SHEET 6 OF 21 SHEETS
STRATA PLAN EPS522



JOHNSON STREET

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STRATA PLAN EPS522

EASEMENT CA1496659
PLAN EPP6171

SL - Denotes - Strata Lot

- SL - Denotes - Strata Lot
PT - Denotes - Part
LCP-A - Denotes - Limited Common Property
m² - Denotes - square metres
■ - Denotes - Lead Plug Found
..... - Denotes - Perimeter of Floor Below
GP - Denotes Common Property
LCP m - Denotes - Limited Common Property
for the exclusive use of Strata Lot m



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SECOND FLOOR

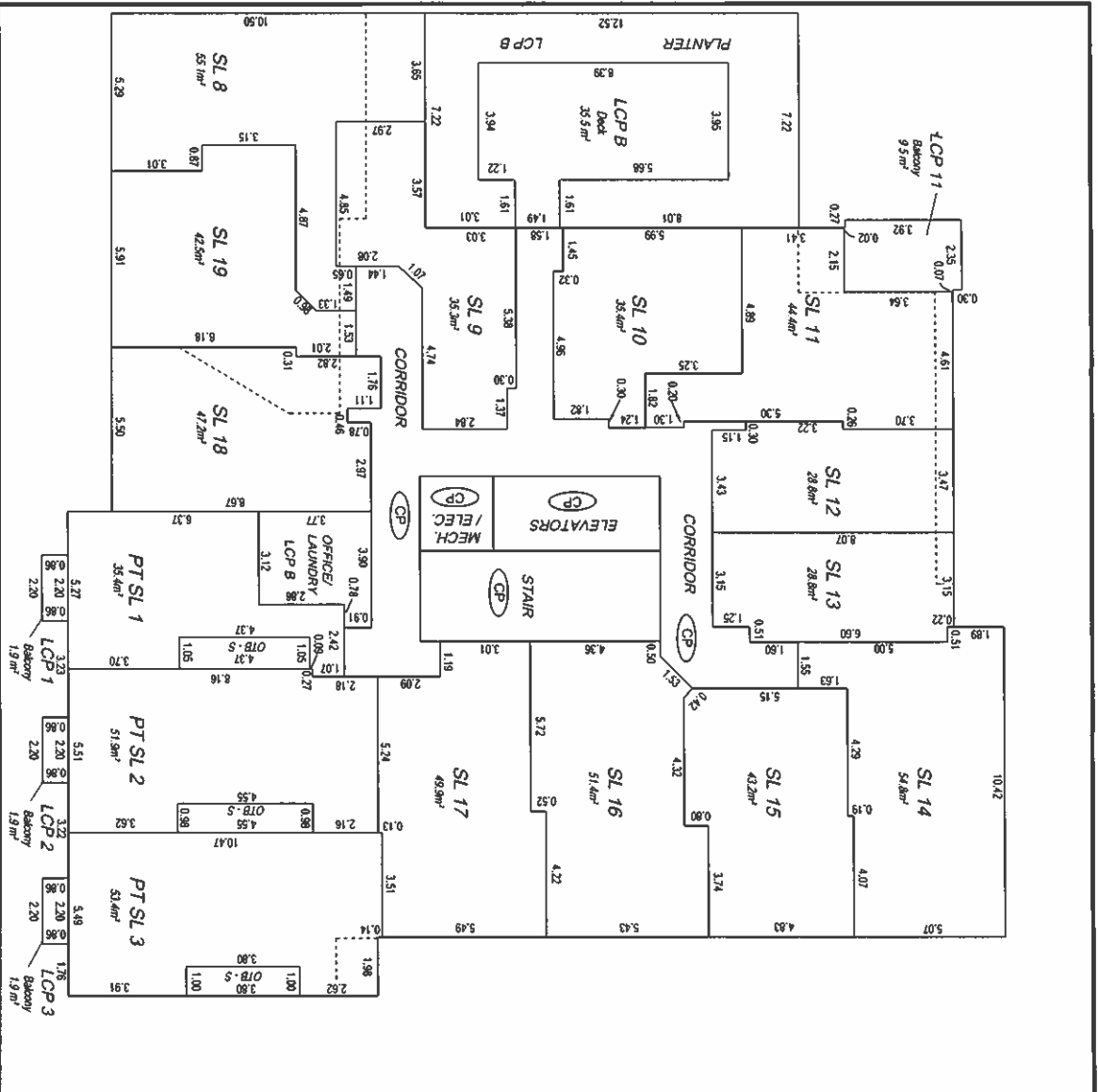
SHEET 8 OF 21 SHEETS
STRATA PLAN EPS522

0 5

All distances are in metres AND declinate thereof.
The intended plot size of this plan is 432mm in width by 280mm in height (B size) when plotted at a scale of 1:150

LEGEND

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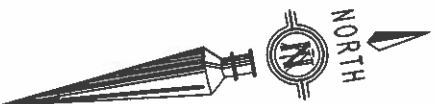


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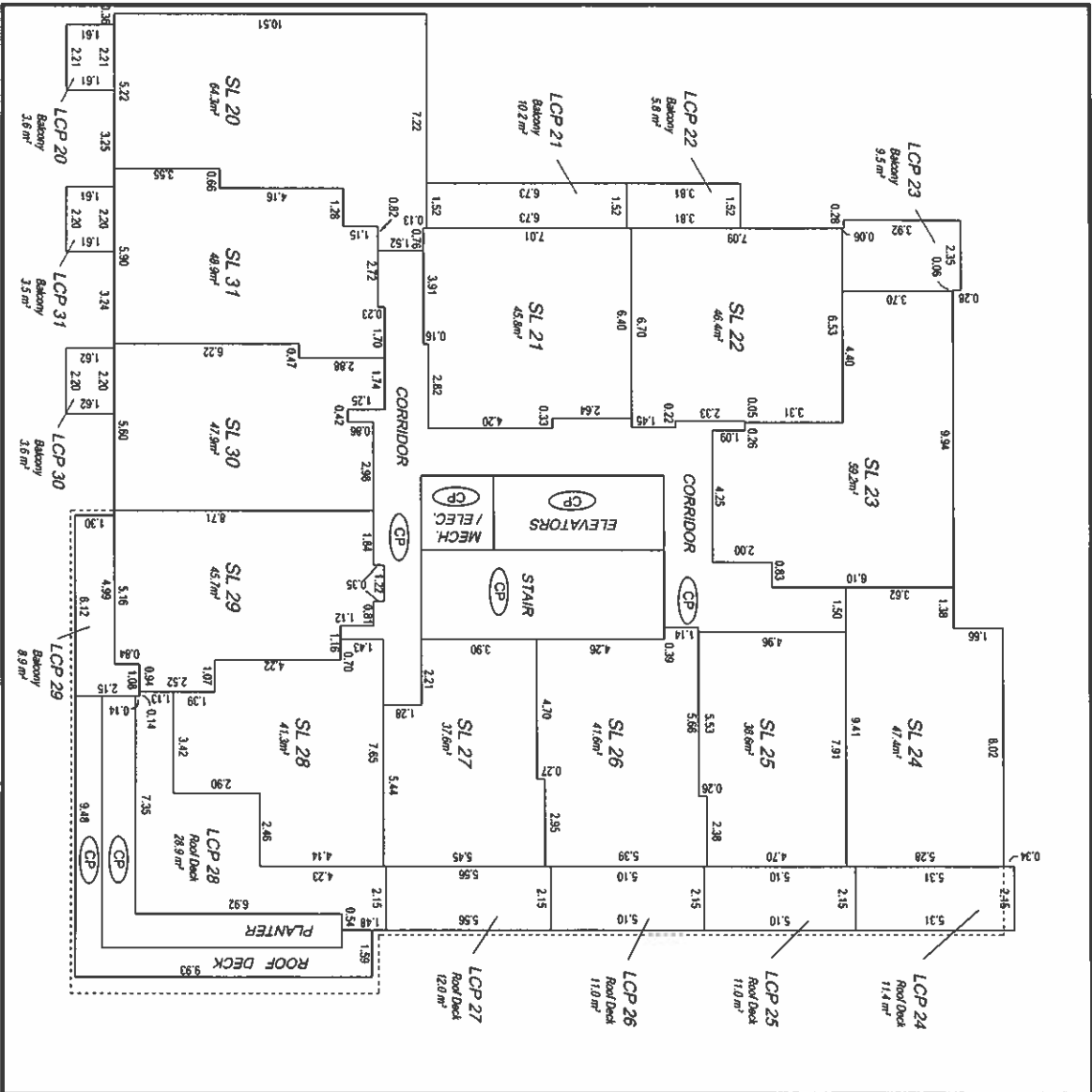
THIRD FLOOR



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- m² - Dencles - square metres
- Dencles - Perimeter of Floor Below
- CP - Dencles Common Property
- LCP m - Dencles - Limited Common Property, for the exclusive use of Strata Lot m



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SHEET 9 OF 21 SHEETS
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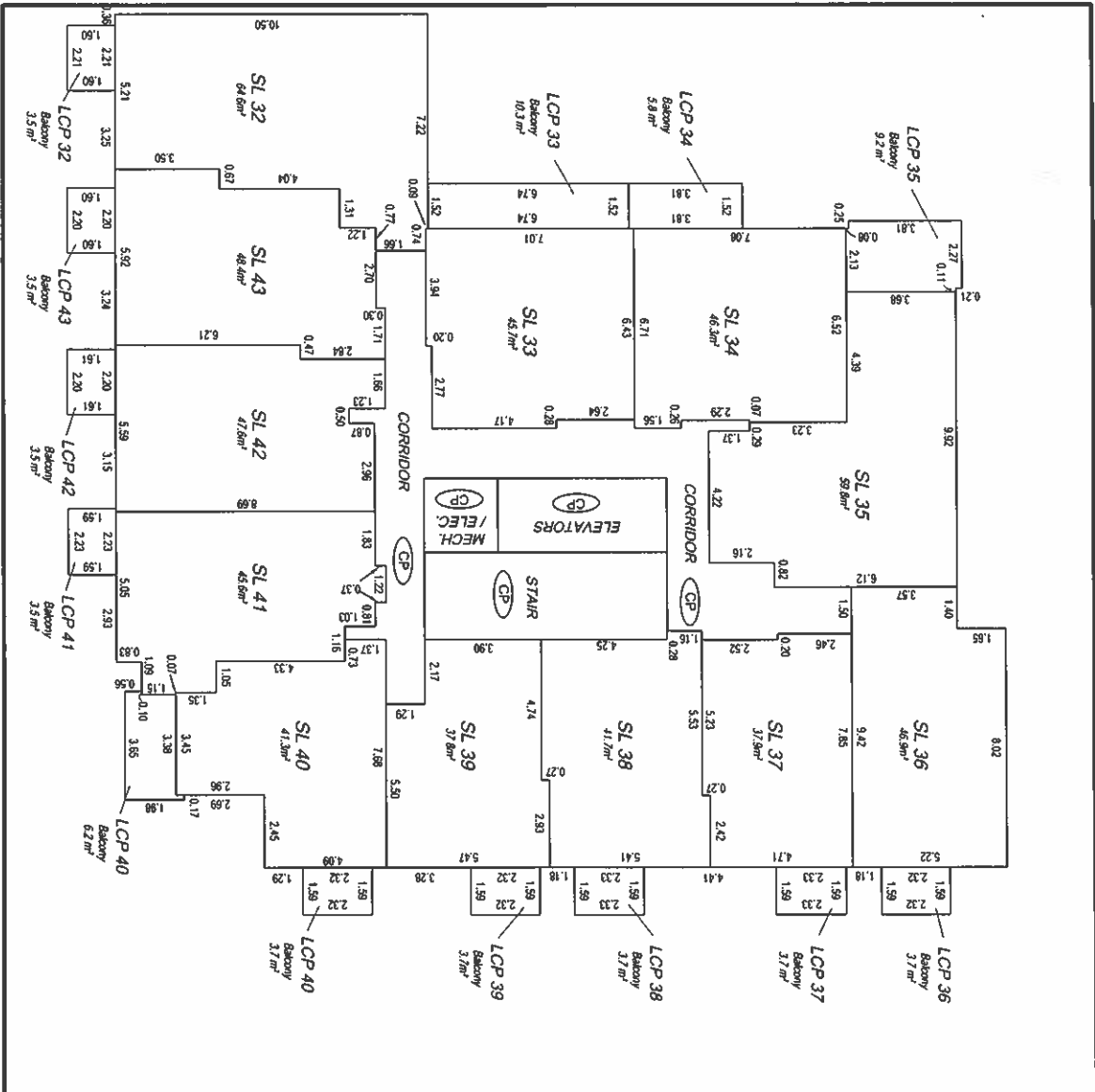
FOURTH FLOOR

0 5

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- CP - Denotes Common Property
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SHEET 10 OF 21 SHEETS
STRATA PLAN EPS522



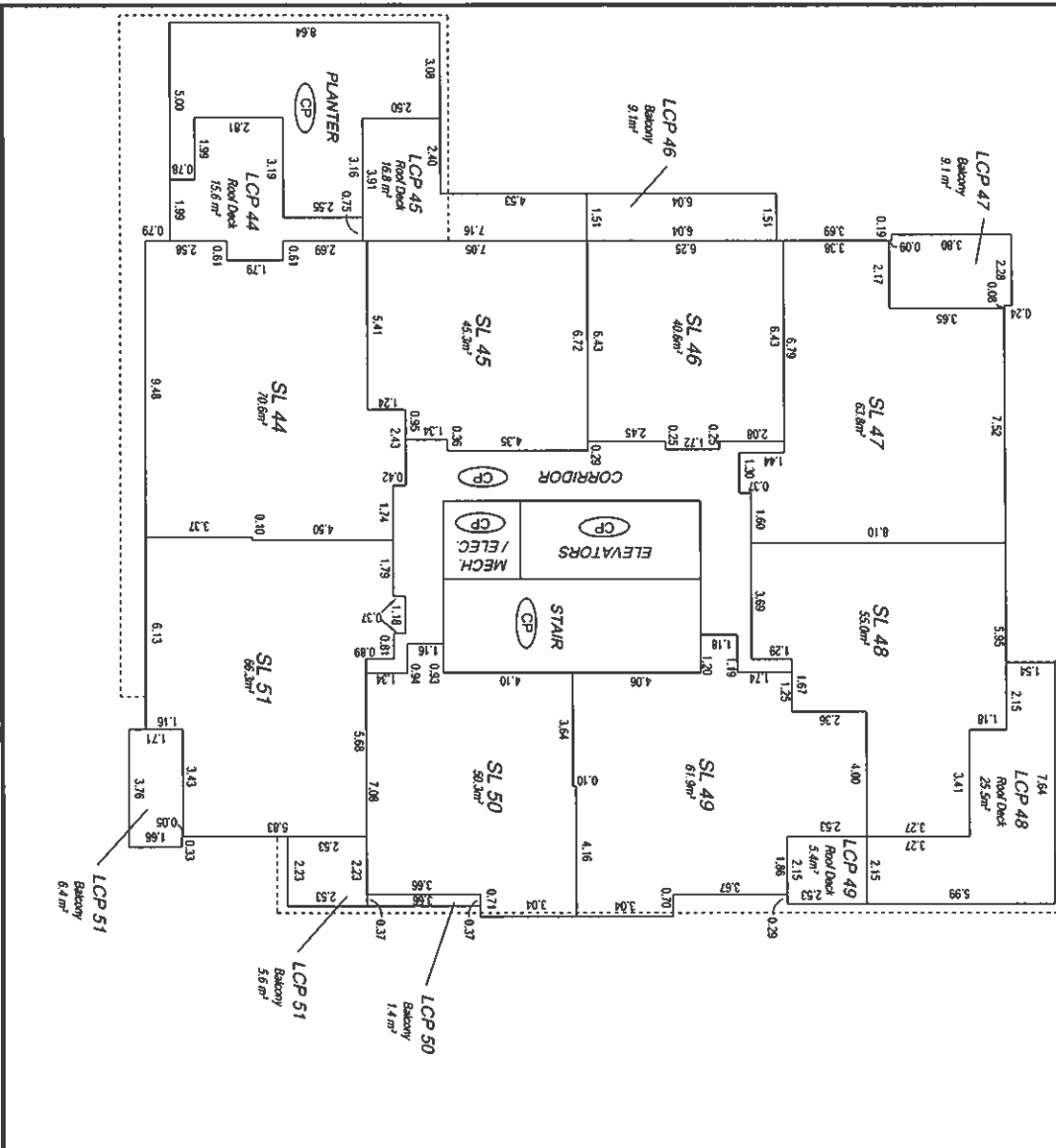
FIFTH FLOOR



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LEGEND

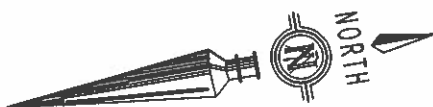
- SL - Denotes - Strata Lot
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SHEET 11 OF 21 SHEETS
STRATA PLAN EPS522



SIXTH FLOOR

0 5

All distances are in metres AND decimals thereof.
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LEGEND

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ALL PATIOS AND BALCONIES are defined as to height by the centre of the floor above, or its extensions, or where there is no floor above by the average height of a strata lot within the same building unless otherwise indicated.

All balconies and decks are defined by the glass finishing of the railings and privacy screens.

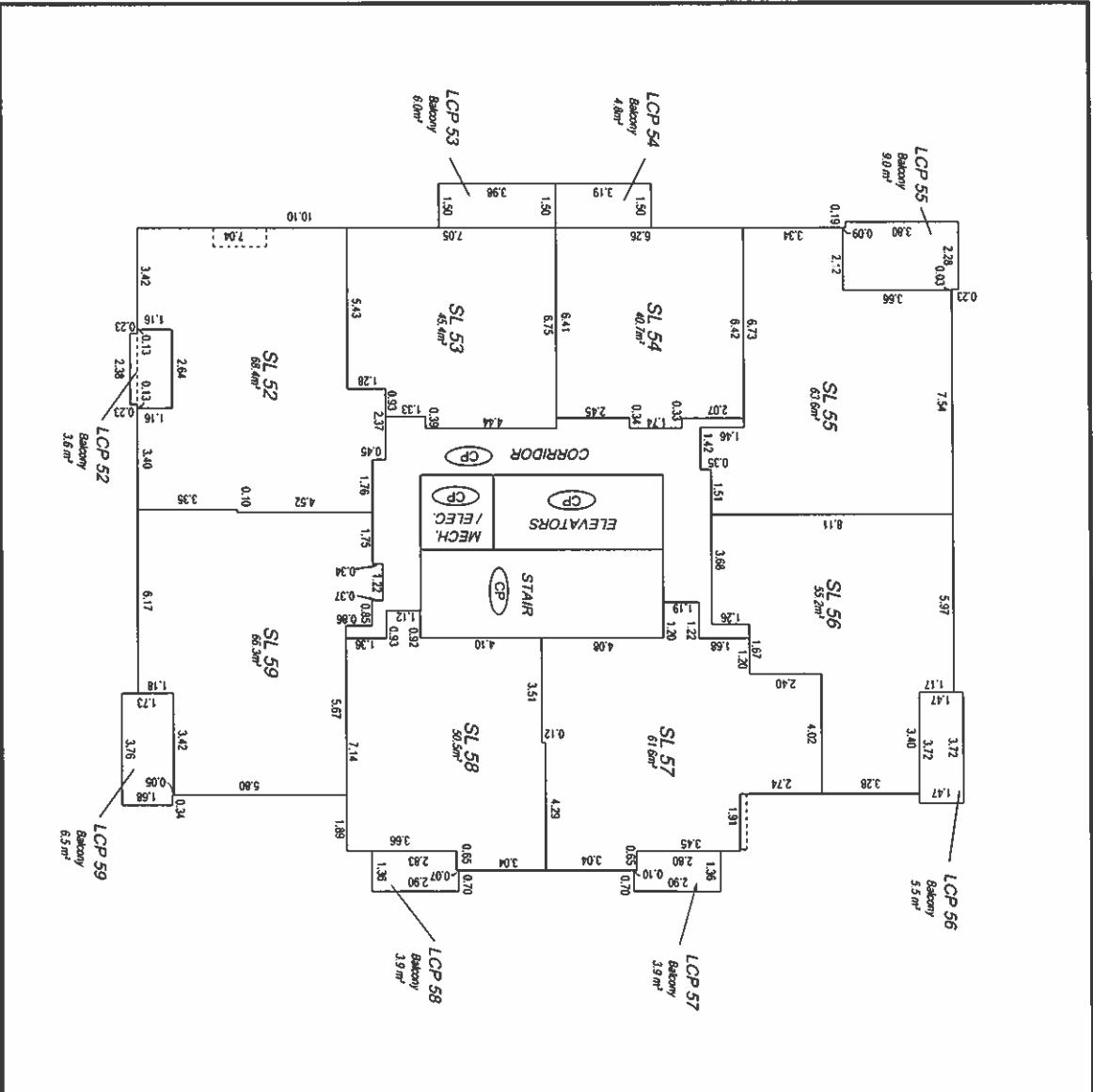
Areas without railings are defined by the centre-line of the concrete retaining walls.

Note: Any areas not specifically designated as part of a strata lot or as limited common property are common property.

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JOHNSON STREET

STRATA PLAN EPS522

SHEET 12 OF 21 SHEETS



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November 12, 2011

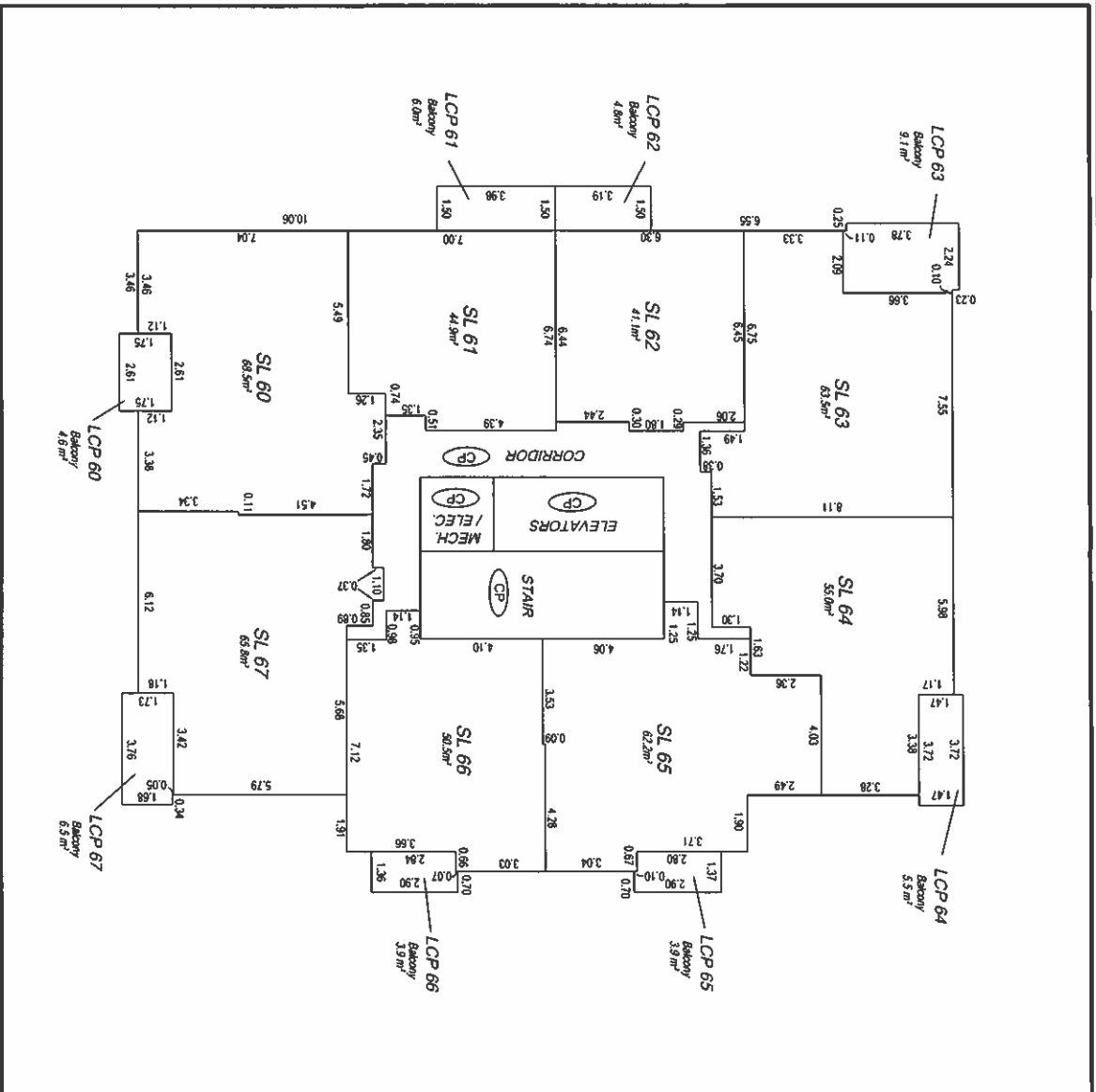
SEVENTH FLOOR



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by 280mm in height (B size) when plotted at a scale of 1:150

LEGEND

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- PT - Denotes - Part
- m² - Denotes - square metres
- Denotes - Perimeter of Floor Below
- CP - Denotes Common Property
- LCP m - Denotes - Limited Common Property,
for the exclusive use of Strata Lot m

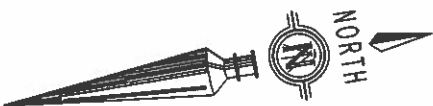


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STRATA PLAN EPS522

SHEET 13 OF 21 SHEETS



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EIGHTH FLOOR

0 5

All distances are in metres AND declinate thereof.
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280mm in height (B size) when plotted at a scale of 1:150

LEGEND

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- Denotes - Perimeter of Floor Below
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- LCP m - Denotes - Limited Common Property,
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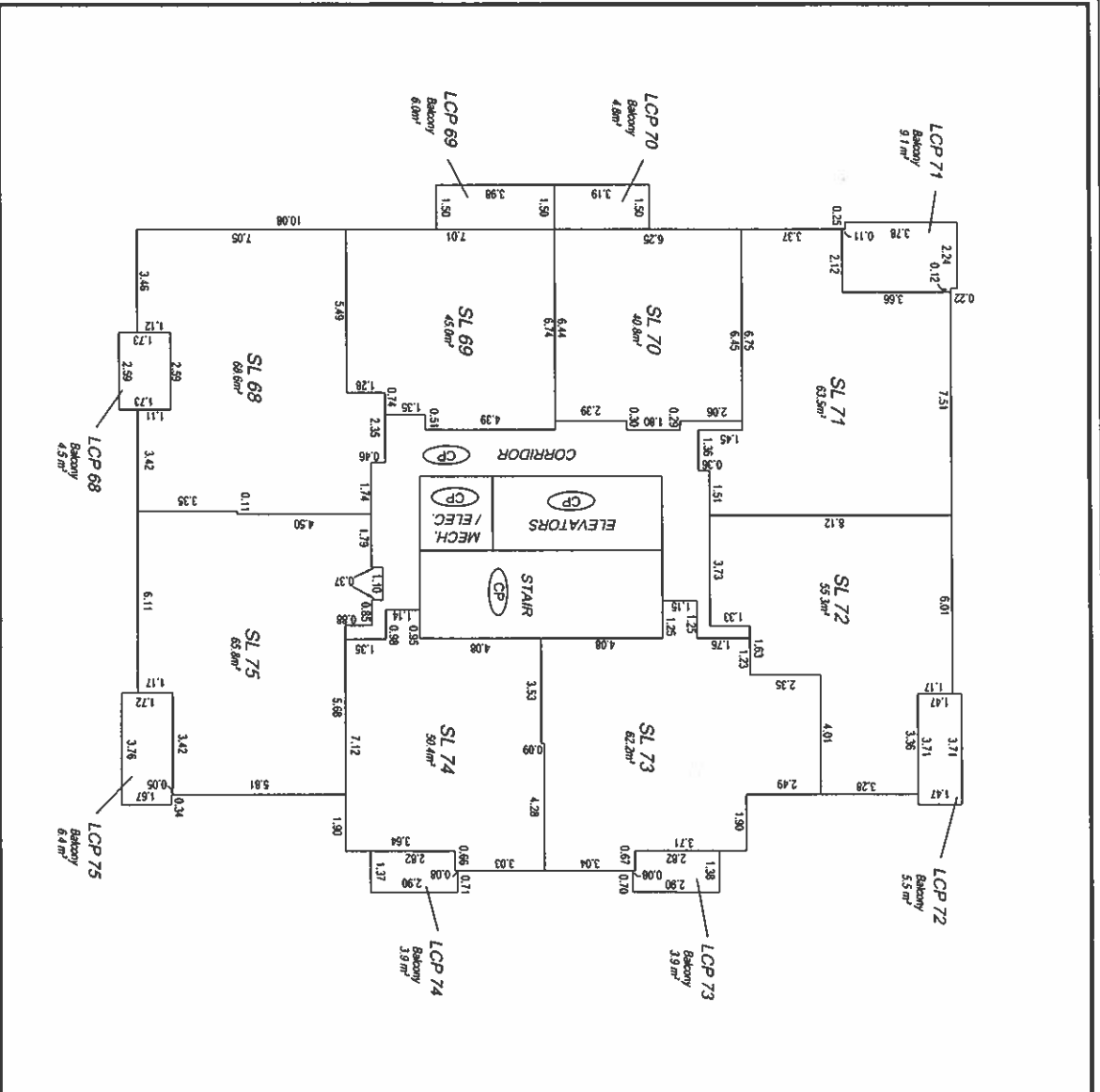
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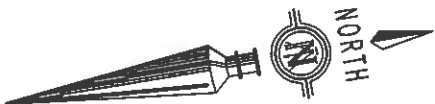
File: 09357 - 15



JOHNSON STREET

STRATA PLAN EPS522

SHEET 14 OF 21 SHEETS



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November 12, 2011

NINTH FLOOR

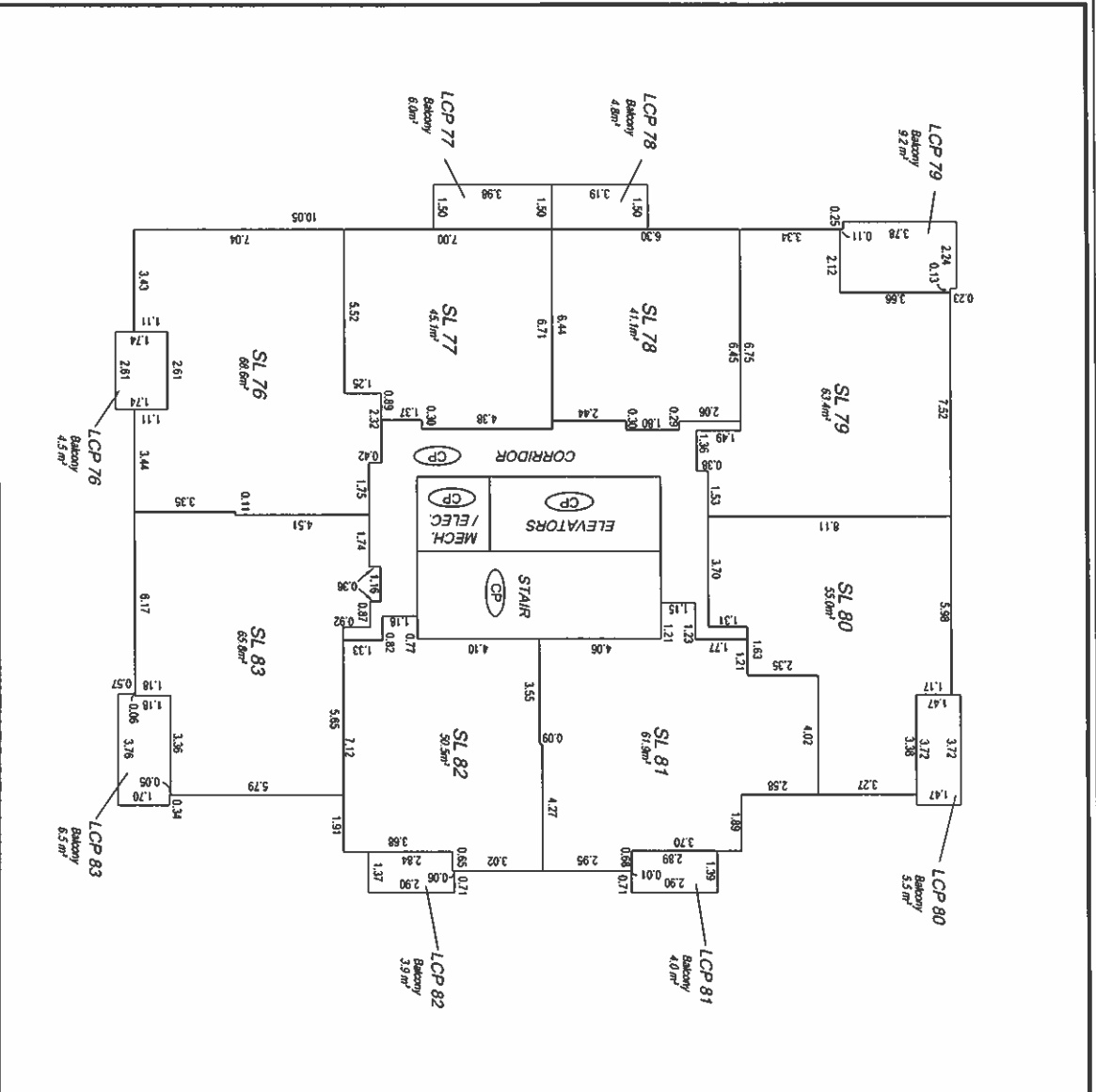
0 5

All distances are in metres AND dedrinate thereof.
The intended plot size of this plan is 432mm in width by
290mm in height (B size) when plotted at a scale of 1:150

LEGEND

- SL - Denotes - Strata Lot
- PT - Denotes - Part
- m² - Denotes - square metres
- Denotes - Perimeter of Floor Below
- CP - Denotes Common Property
- LCP m - Denotes - Limited Common Property,
for the exclusive use of Strata Lot m

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SHEET 15 OF 21 SHEETS
STRATA PLAN EPS522



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November 12, 2011

TENTH FLOOR

0 5

All distances are in metres AND declinate thereof.
The intended plot size of this plan is 432mm in width by 280mm in height (B3 size) when plotted at a scale of 1:150

LEGEND

- SL - Denotes - Strata Lot
- PT - Denotes - Part
- m² - Denotes - square metres
- Denotes - Perimeter of Floor Below
- CP - Denotes Common Property
- LCP m - Denotes - Limited Common Property, for the exclusive use of Strata Lot m

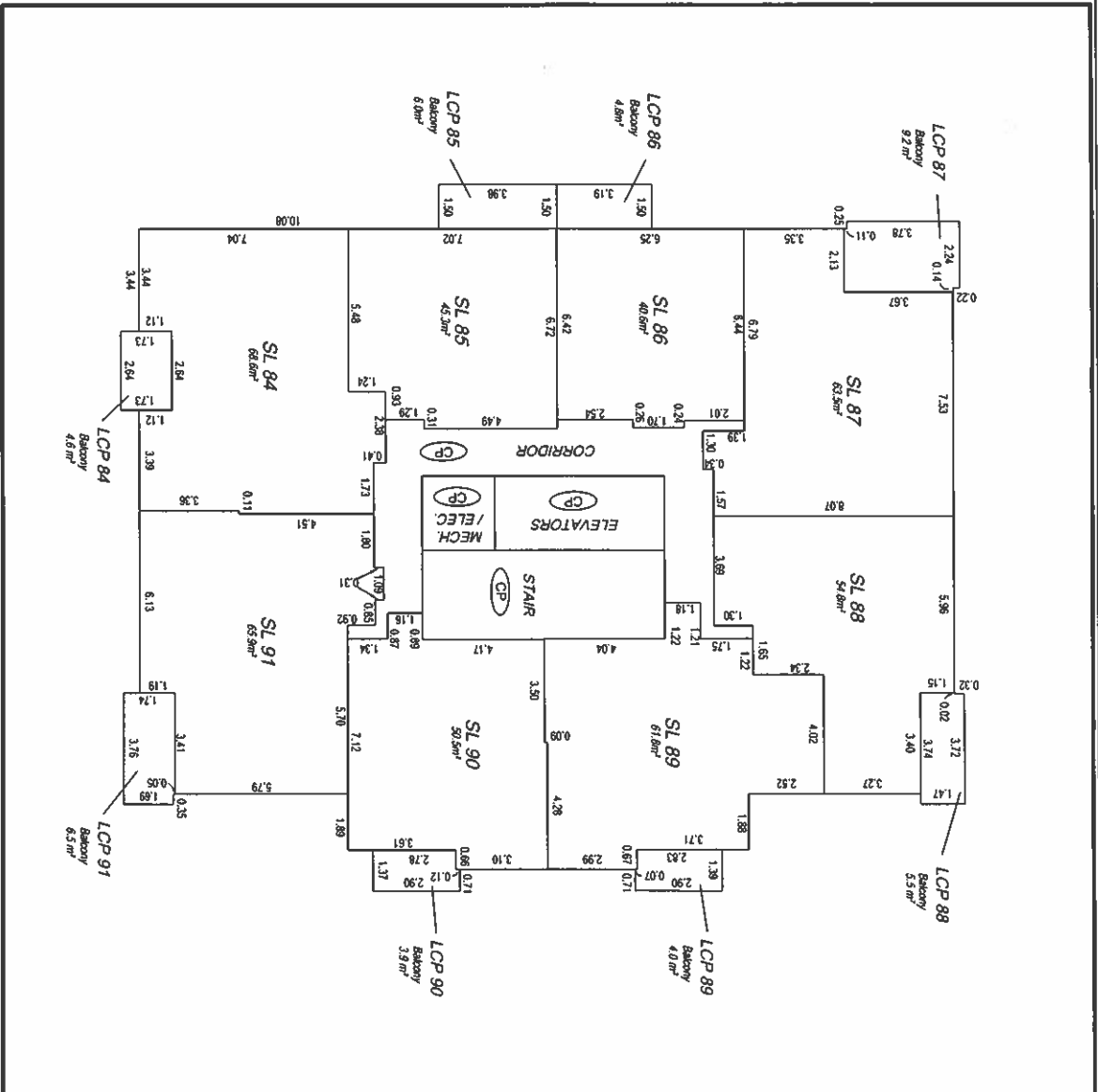
ALL PATIOS AND BALCONIES are defined as to height by the centre of the floor above, or its extensions, or where there is no floor above by the average height of a strata lot within the same building unless otherwise indicated.

All balconies and decks are defined by the glass finishing of the railings and privacy screens.

Areas without railings are defined by the centre-line of the concrete retaining walls.

Note: Any areas not specifically designated as part of a strata lot or as limited common property are common property.

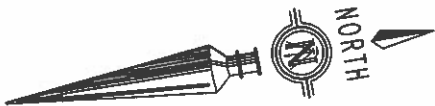
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JOHNSON STREET

STRATA PLAN EPS522

SHEET 16 OF 21 SHEETS



Bradley Webster Cumlin, BCLS
November 12, 2011

ELEVENTH FLOOR



All distances are in metres AND decimals thereof.
The intended plot size of this plan is 432mm in width by 280mm in height (B size) when plotted at a scale of 1:150

LEGEND

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- PT - Denotes - Part
- m² - Denotes - square metres
- - Denotes - Perimeter of Floor Below
- CP - Denotes Common Property
- LCP m - Denotes - Limited Common Property, for the exclusive use of Strata Lot m

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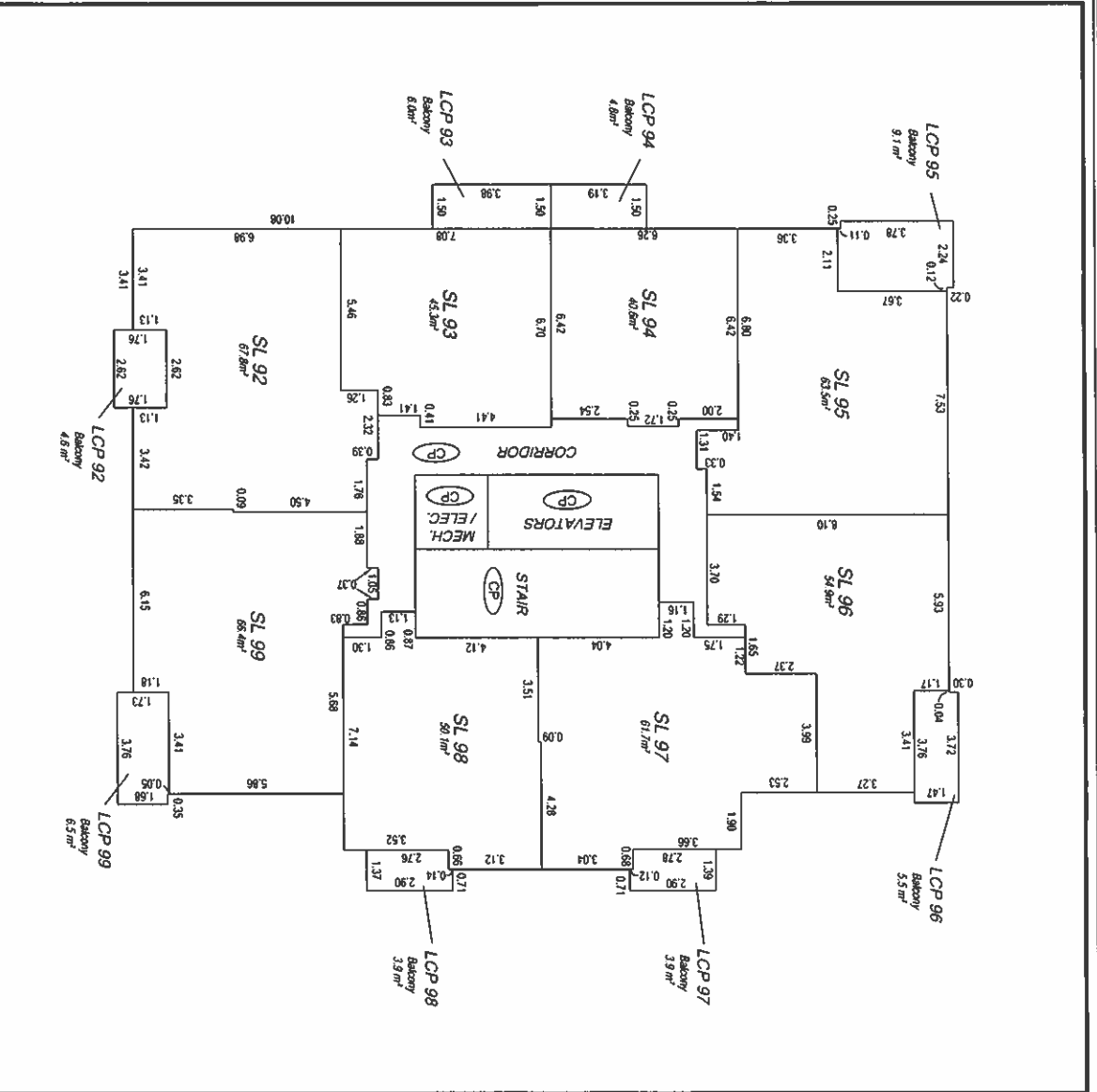
Areas without railings are defined by the centre-line of the concrete retaining walls.

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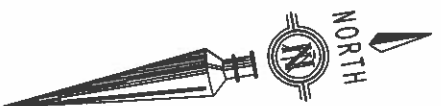
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JOHNSON STREET

SHEET 17 OF 21 SHEETS
STRATA PLAN EPS522



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November 12, 2011

TWELFTH FLOOR

0 5

All distances are in metres AND decimals thereof.
The intended plot size of this plan is 432mm in width by 280mm in height (B size) when plotted at a scale of 1:150

LEGEND

- SL - Denotes - Strata Lot
- PT - Denotes - Part
- m² - Denotes - square metres
- - Denotes - Perimeter of Floor Below
- CP - Denotes - Common Property
- LCP m - Denotes - Limited Common Property, for the exclusive use of Strata Lot m

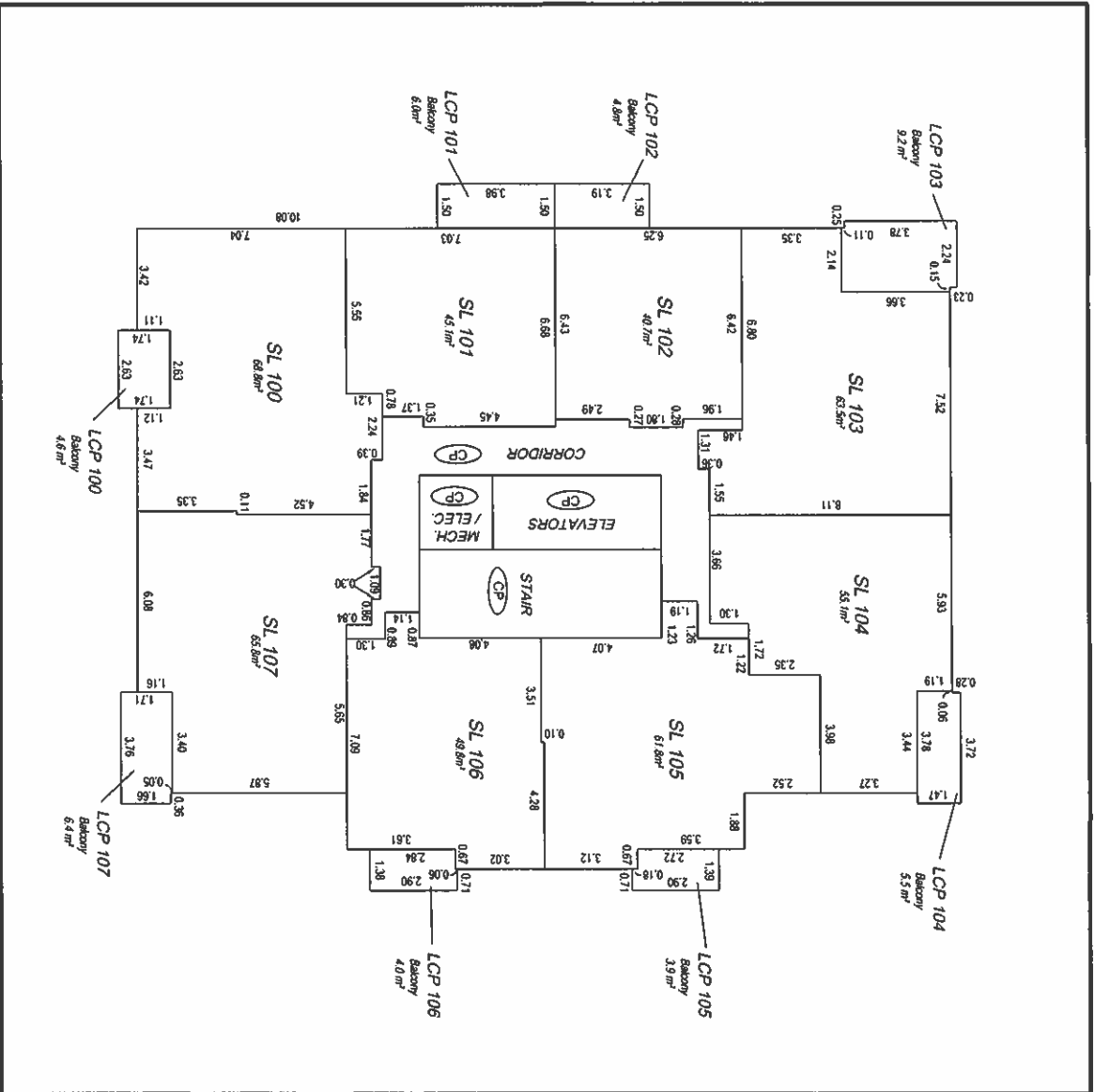
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Note: Any areas not specifically designated as part of a strata lot or as limited common property are common property.

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JOHNSON STREET

STRATA PLAN EPS622

SHEET 18 OF 21 SHEETS



Bradley Webster Cumlin, BCLS
November 12, 2011

FOURTEENTH FLOOR

0 5

All distances are in metres AND decimals thereof.
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280mm in height (B size) when plotted at a scale of 1:150

LEGEND

- SL - Denotes - Strata Lot
- PT - Denotes - Part
- m² - Denotes - square metres
- - Denotes - Perimeter of Floor Below
- GP - Denotes Common Property
- LCP m - Denotes - Limited Common Property,
for the exclusive use of Strata Lot m

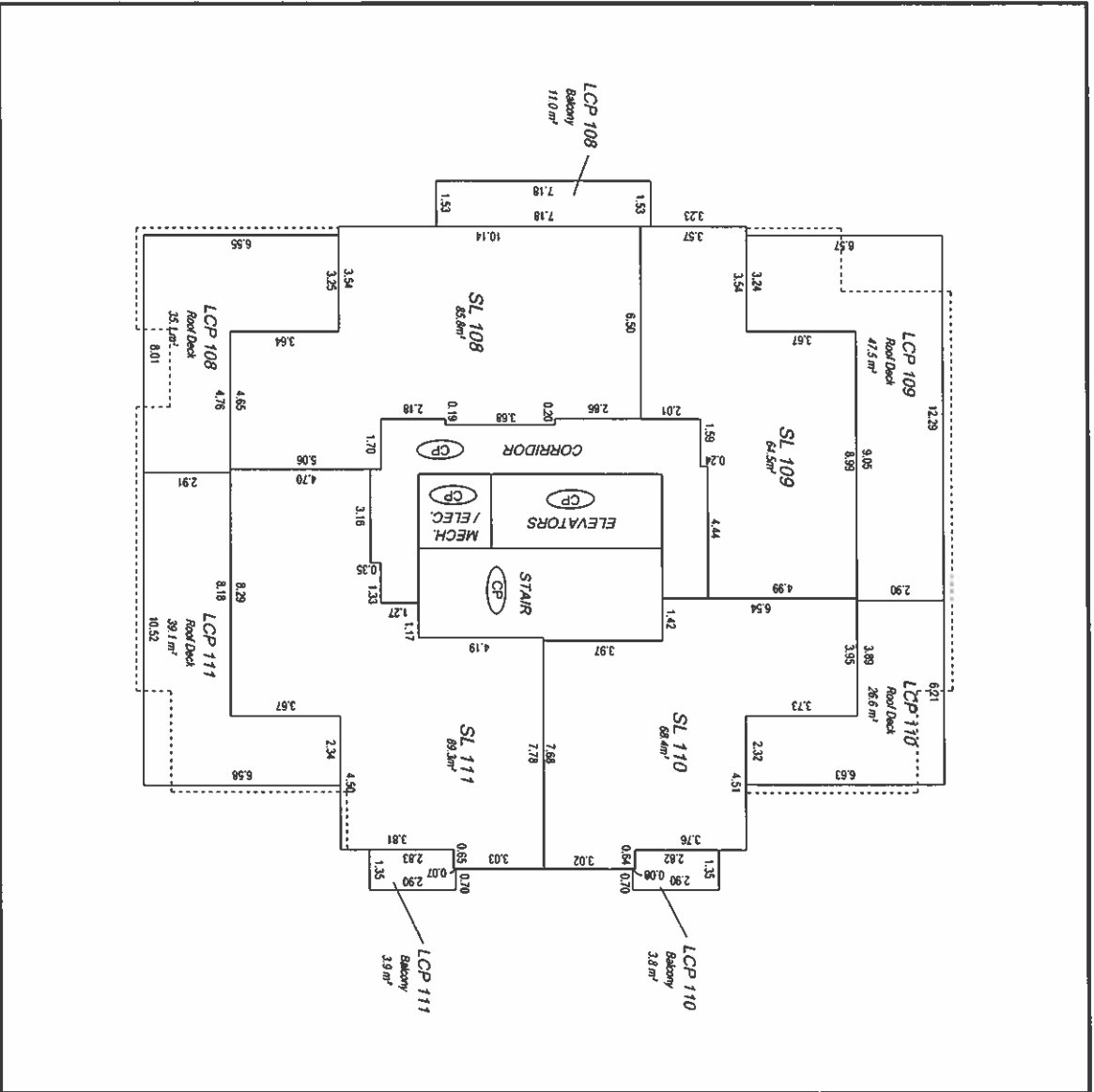
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JOHNSON STREET

STRATA PLAN EPS522
SHEET 19 OF 21 SHEETS



Bradley Webster Cumlin, BC.L.S.
November 12, 2011

FIFTEENTH FLOOR

SHEET 20 OF 21 SHEETS
STRATA PLAN EPS522

0 5

All distances are in metres AND decimals thereof.
The intended plot size of this plan is 432mm in width by
280mm in height (B size) when plotted at a scale of 1:150

LEGEND

- SL - Denotes - Strata Lot
- PT - Denotes - Part
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- Denotes - Perimeter of Floor Below
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- LCP m - Denotes - Limited Common Property,
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Areas without railings are defined by the
centreline of the concrete retaining walls.

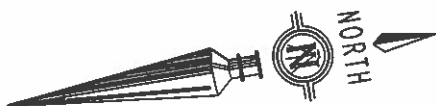
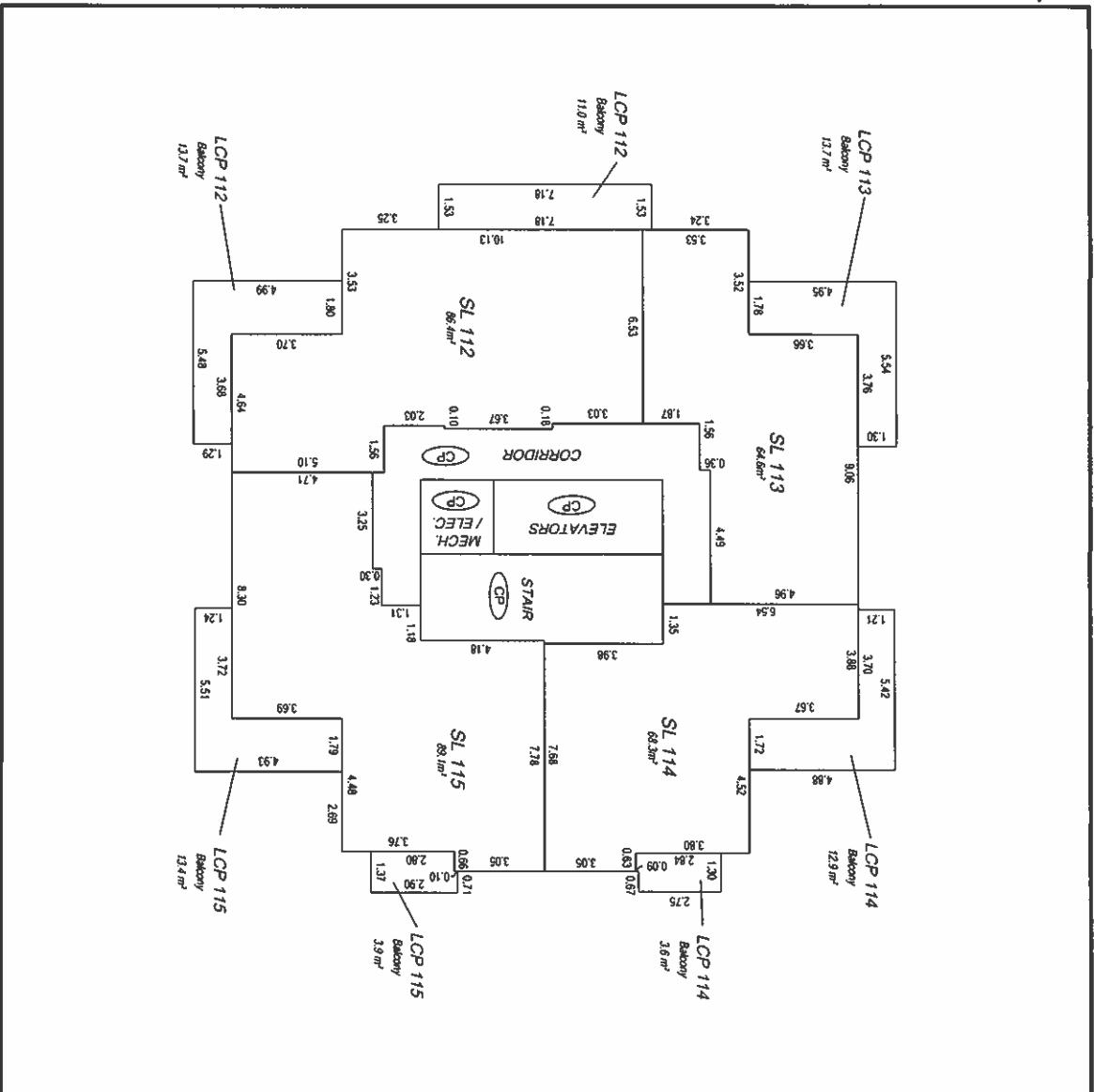
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JOHNSON STREET



Bradley Webster Cumlin, BCLS
November 12, 2011

ROOF TOP LEVEL

0 5

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LEGEND

..... - Denotes - Perimeter of Floor Below

CP - Denotes Common Property

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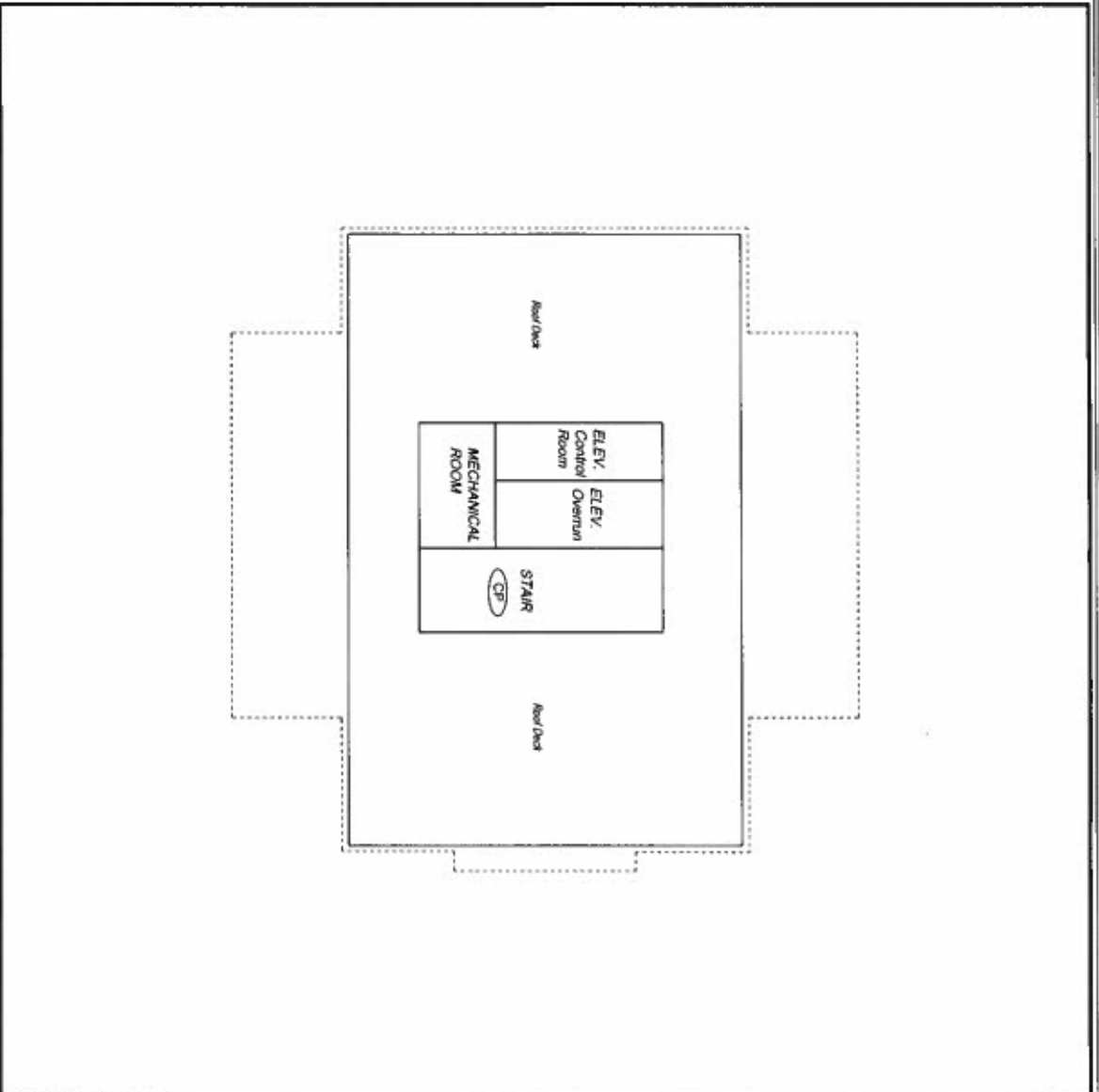
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JOHNSON STREET

SHEET 21 OF 21 SHEETS
STRATA PLAN EPS522



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November 12, 2011