

**SURVEY PLAN CERTIFICATION  
PROVINCE OF BRITISH COLUMBIA**

PAGE 1 OF 19 PAGES

Your electronic signature is a representation that you are a British Columbia land surveyor and a subscriber under section 168.6 of the *Land Title Act*, RSBC 1996 c.250. By electronically signing this document, you are also electronically signing the attached plan under section 168.3 of the act.

Robert Macdonald XJ61AI	Digitally signed by Robert Macdonald XJ61AI Date: 2022.12.22 09:05:07 -08'00'
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1. BC LAND SURVEYOR: (Name, address, phone number)

Robert T. Macdonald

Runnalls Denby BC Land Surveyors

259A Lawrence Avenue

Kelowna

BC V1Y6L2

rob@runnallsdenby.com

250-763-7322

Surveyor General Certification [For Surveyor General Use Only]

2. PLAN IDENTIFICATION:

Control Number: **167-172-8707**

Plan Number: **EPS8806**

3. CERTIFICATION:

Form 9     Explanatory Plan     Form 9A

I am a British Columbia land surveyor and certify that I was present at and personally superintended this survey and that the survey and plan are correct.

The field survey was completed on: 2022 December 19 (YYYY/Month/DD)    The checklist was filed under ECR#:

The plan was completed and checked on: 2022 December 21 (YYYY/Month/DD)    **267655**

I am a British Columbia land surveyor and certify that the buildings included in this strata plan have not been previously occupied as of 2022 December 21 (YYYY/Month/DD)  None  Strata Form S

None  Strata Form U1  Strata Form U1/U2

I am a British Columbia land surveyor and 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

Certification Date: 2022 December 21 (YYYY/Month/DD)

Arterial Highway

Remainder Parcel (Airspace)

4. ALTERATION:

STRATA PLAN OF PART OF LOT 1, SECTION 33, TOWNSHIP 26,  
OSOYOOS DIVISION YALE DISTRICT, PLAN EPP117751,  
EXCEPT STRATA PLAN EPS8806 (Phases 1-3)

Sheet 1 of 18 Sheets  
**STRATA PLAN EPS8806**  
Phase 4 and 5

BCGS BZE 093



The intended plot size of this plan is 432mm in width by 280mm in height (B size) when plotted at a scale of 1:500  
(All distances are in metres)

276 Valley Road,  
Kelowna, B.C.

**LEGEND**

- Denotes Standard Iron post (Type 5) found
- ⊙ Denotes Control Monument found
- (C) Denotes Common Property
- Wt Denotes witness
- SL Denotes Strata Lot
- LCP Denotes Limited Common Property
- NH Denotes Non-Habitable
- ET 23 Denotes LCP Entry for SL 23 (typ)
- WW 23 Denotes LCP Walk-way for SL 23 (typ)
- YD 23 Denotes LCP Yard for SL 23 (typ)
- Deck 23 Denotes LCP Deck for SL 23 (typ)
- PFB Denotes Perimeter of Floor Below

Note: This plan shows one or more witness posts which are not set on the true corner(s)

Integrated Survey Area No. 4, City of Kelowna, NAD83 (CSRS) 4.0.0.BC.1

Grid bearings are derived from GNSS observations and are referred to the central meridian of UTM Zone 11.

The UTM coordinates and estimated absolute accuracy achieved are derived from Real-time GNSS survey ties to geodetic control monuments 75H2487 and 96H2133

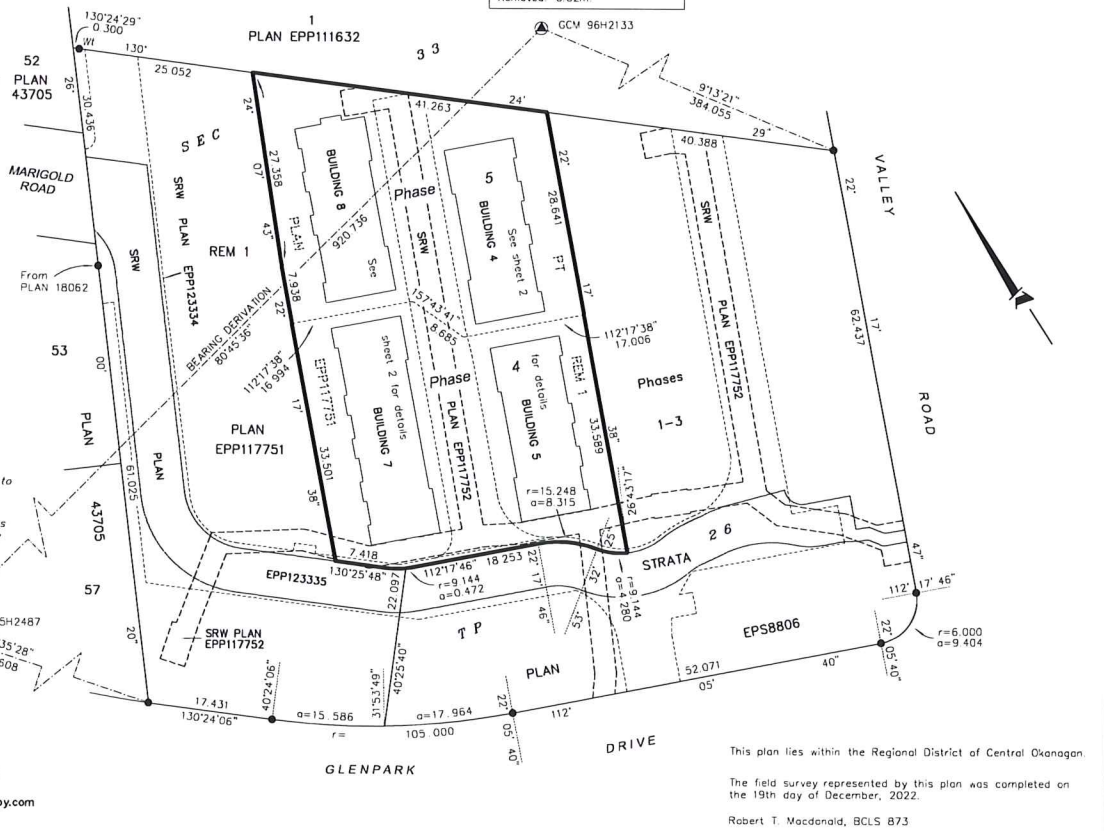
This plan shows horizontal ground-level distances unless otherwise specified. To compute grid distances, multiply ground-level distances by the combined factor of 0.9999140 which has been derived from geodetic control monuments 75H2487 and 96H2133.

GCM 75H2487  
UTM Zone 11 coordinates  
Datum: NAD83(CSRS) 4.0.0.BC.1  
UTM northing: 5332530.180  
UTM easting: 324265.150  
Estimated Absolute Accuracy  
Achieved: 0.02m.

GCM 96H2133  
UTM Zone 11 coordinates  
Datum: NAD83(CSRS) 4.0.0.BC.1  
UTM northing: 5332678.011  
UTM easting: 325173.861  
Estimated Absolute Accuracy  
Achieved: 0.02m.

**RUNNALLS DENBY**  
british columbia land surveyors  
259A Lawrence Avenue Phone: (250)763-7322  
Kelowna, B.C. Fax: (250)763-4413  
V1Y 6L2 Email: rob@runnallsdenby.com

DWG. No.: 14997 Strata Ph 4 and 5 FILE: 14997



This plan lies within the Regional District of Central Okanagan.  
The field survey represented by this plan was completed on the 19th day of December, 2022.  
Robert T. Macdonald, BCLS 873



# BUILDING 5, GROUND FLOOR

0 2.5 5 12.5  
 The intended plot size of this plan is 432mm in width by 280mm in height (B size) when plotted at a scale of 1:125  
 (All distances are in metres)

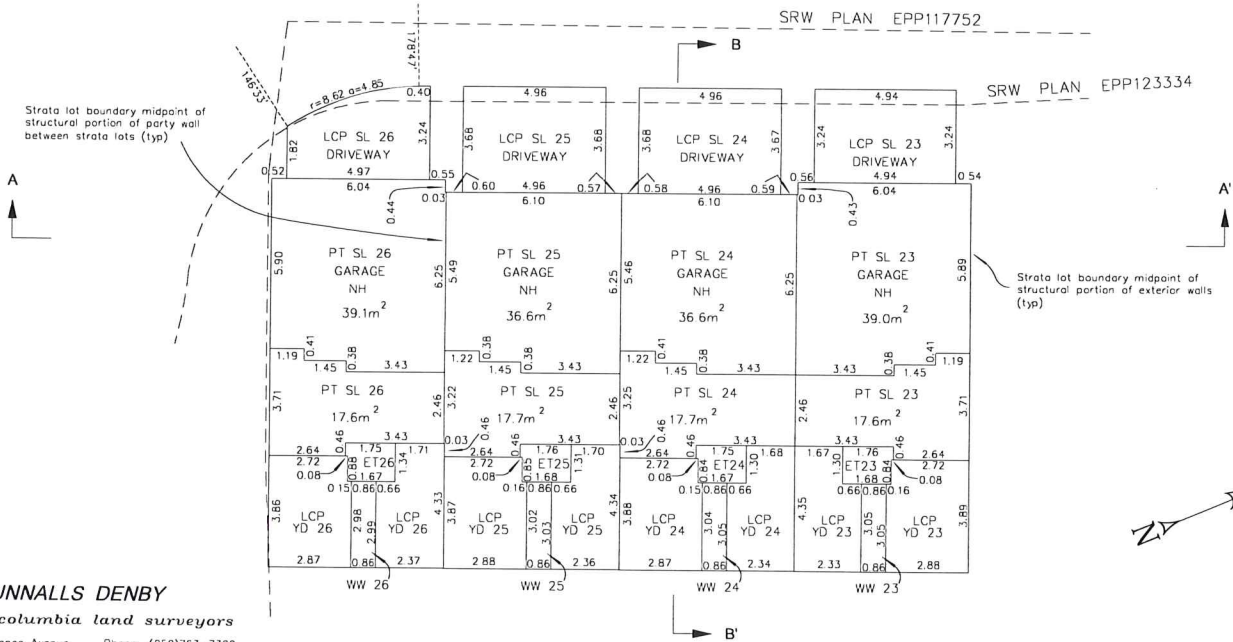
This sheet shows strata boundary dimensions to the midpoint of the structural portion of the exterior walls and the midpoint between structural portions of party walls between strata lots

All entries, walkways, decks, driveways and yards are limited in height by the centerline of the floor/ceiling above or its extension

Cross section arrows on this plan point in the direction of view

Sheet 3 of 18 Sheets

## STRATA PLAN EPS8806 Phase 4 and 5



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british columbia land surveyors

259A Lawrence Avenue Phone: (250)763-7322  
 Kelowna, B.C. Fax: (250)763-4413  
 V1Y 6L2 Email: rob@runnallsdenby.com

DWG. No.: 14997 Strata Ph 4

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Robert T. Macdonald, BCLS 873  
 December 19, 2022

# BUILDING 5, MAIN FLOOR



The intended plot size of this plan is 432mm in width by 280mm in height (B size) when plotted at a scale of 1:125  
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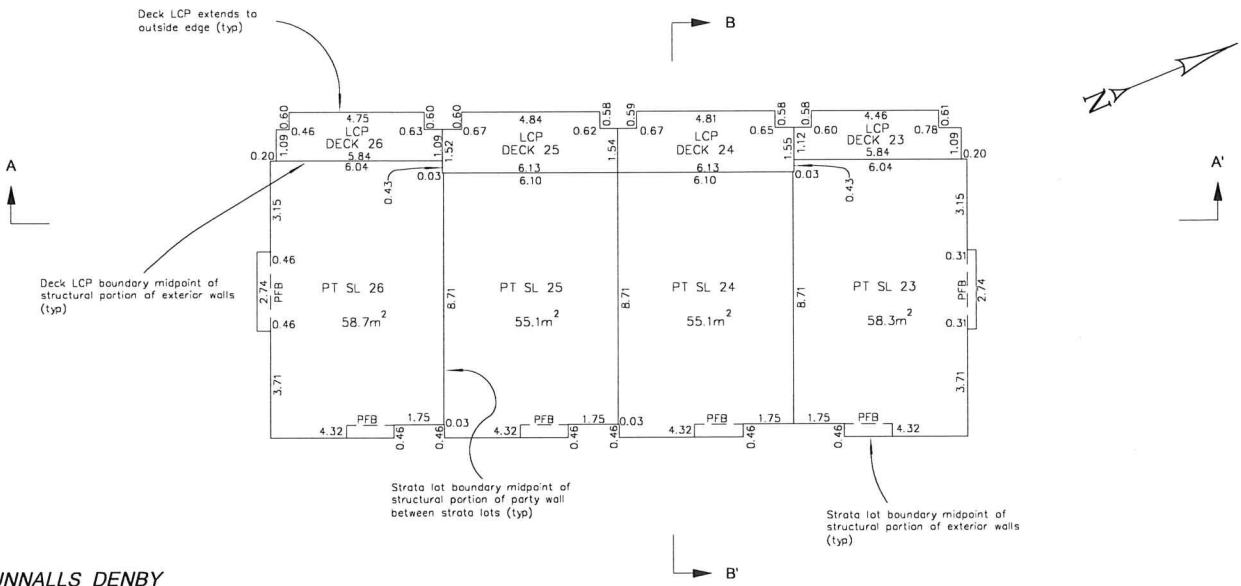
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Sheet 4 of 18 Sheets

## STRATA PLAN EPS8806 Phase 4 and 5



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british columbia land surveyors

259A Lawrence Avenue Kelowna, B.C. V1Y 6L2  
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 Email: rob@runnallsdenby.com

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 December 19, 2022

# BUILDING 5, UPPER FLOOR

0 2.5 5 12.5  
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 ( All distances are in metres )

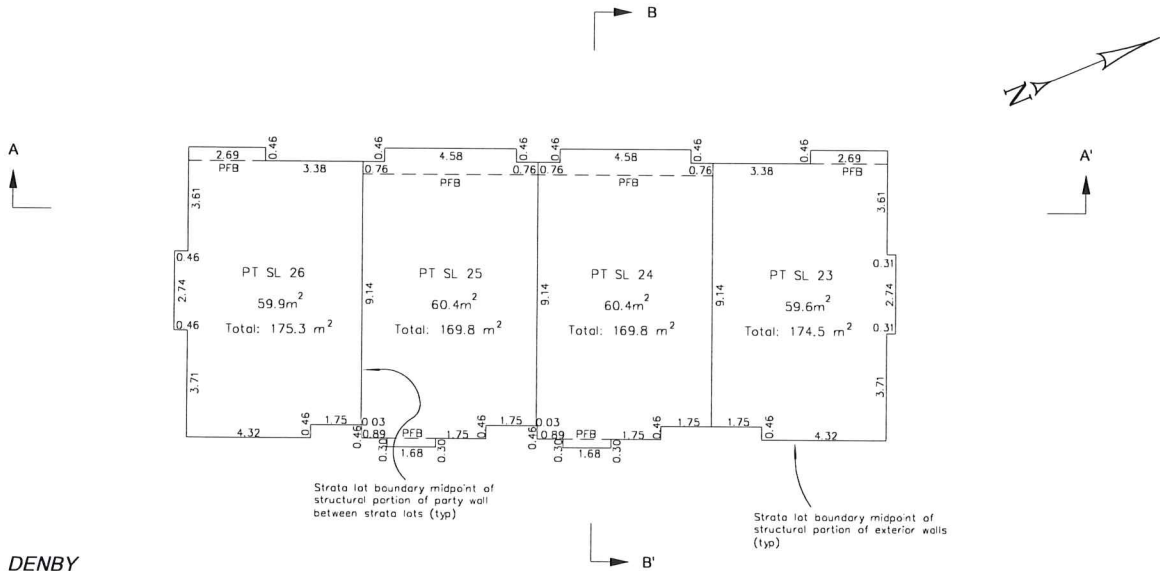
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Sheet 5 of 18 Sheets

## STRATA PLAN EPS8806 Phase 4 and 5



Strata lot boundary midpoint of structural portion of party wall between strata lots (typ)

Strata lot boundary midpoint of structural portion of exterior walls (typ)

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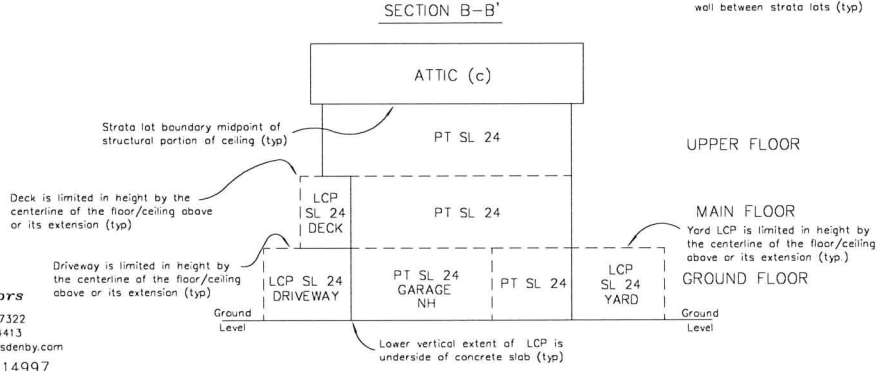
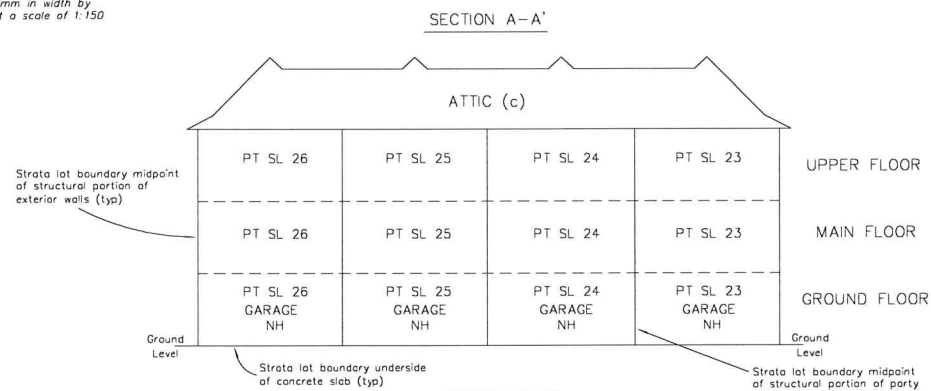
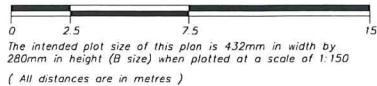
DWG. No.: 14997 Strata Ph 4 FILE: 14997

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 December 19, 2022

# BUILDING 5, CROSS SECTIONS

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## STRATA PLAN EPS8806 Phase 4 and 5



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*british columbia land surveyors*  
 259A Lawrence Avenue Kelowna, B.C. V1Y 6L2  
 Phone: (250)763-7322 Fax: (250)763-4413  
 Email: rob@runnallsdenby.com  
 DWG. No.: 14997 Strata Ph 4 FILE: 14997

Robert T. Macdonald, BCLS 873  
 December 19, 2022

# BUILDING 7, GROUND FLOOR



The intended plot size of this plan is 432mm in width by 280mm in height (B size) when plotted at a scale of 1:125  
 (All distances are in metres)

This sheet shows strata boundary dimensions to the midpoint of the structural portion of the exterior walls and the midpoint between structural portions of party walls between strata lots

All entries, walkways, decks, driveways and yards are limited in height by the centerline of the floor/ceiling above or its extension.

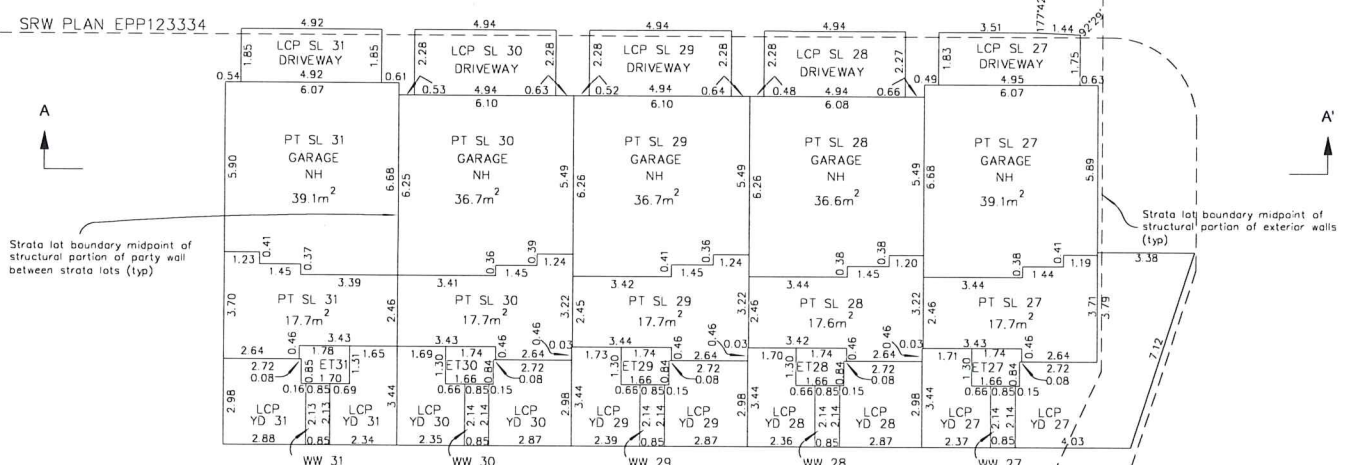
Cross section arrows on this plan point in the direction of view

Sheet 7 of 18 Sheets

## STRATA PLAN EPS8806 Phase 4 and 5

SRW PLAN EPP117752

SRW PLAN EPP123334



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british columbia land surveyors

259A Lawrence Avenue Kelowna, B.C. V1Y 6L2  
 Phone: (250)763-7322 Fax: (250)763-4413  
 Email: rob@runnallsdenby.com

DWG No.: 14997 Strata Ph 4

FILE: 14997

Robert T. Macdonald, BCLS 873  
 December 19, 2022

# BUILDING 7, MAIN FLOOR



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 ( All distances are in metres )

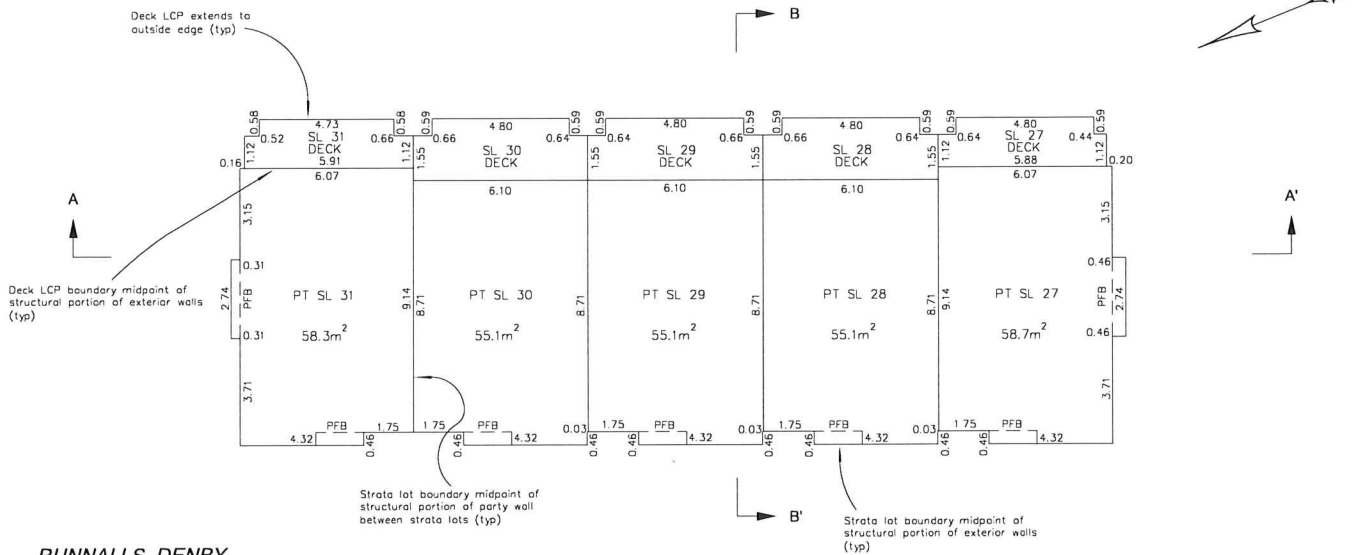
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Sheet 8 of 18 Sheets

## STRATA PLAN EPS8806 Phase 4 and 5



### RUNNALLS DENBY

british columbia land surveyors

259A Lawrence Avenue Phone: (250)763-7322  
 Kelowna, B.C. Fax: (250)763-4413  
 V1Y 6L2 Email: rob@runnallsdenby.com

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 December 19, 2022

# BUILDING 7, UPPER FLOOR



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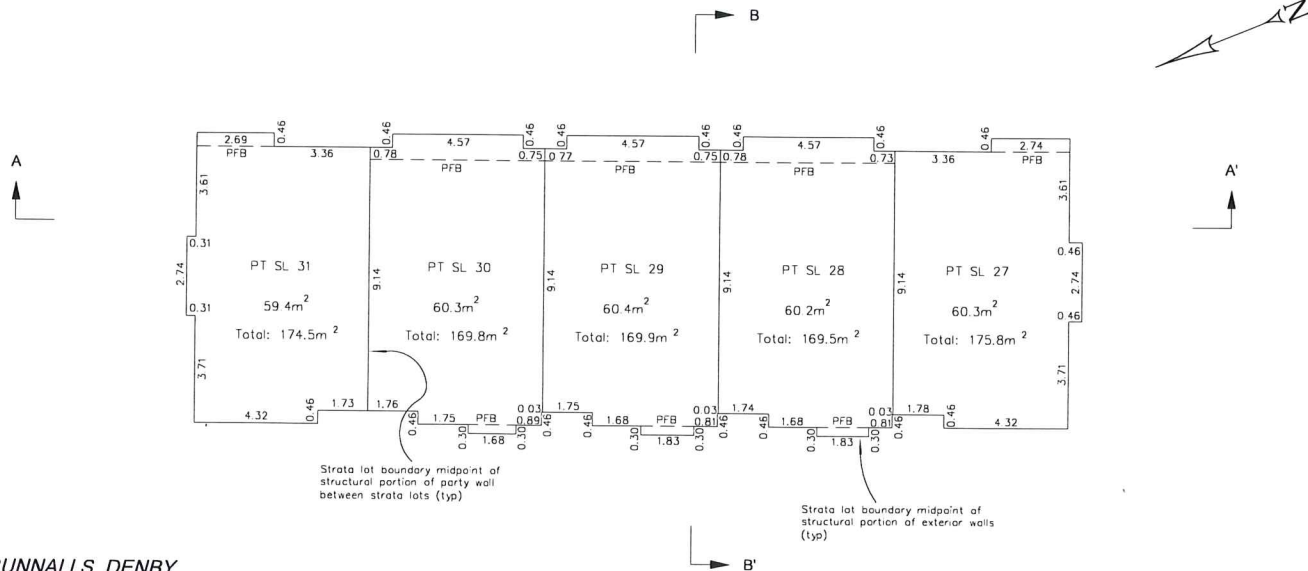
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Sheet 9 of 18 Sheets

## STRATA PLAN EPS8806 Phase 4 and 5



Strata lot boundary midpoint of structural portion of party wall between strata lots (typ)

Strata lot boundary midpoint of structural portion of exterior walls (typ)

### RUNNALLS DENBY

british columbia land surveyors

259A Lawrence Avenue Kelowna, B.C. V1Y 6L2  
 Phone: (250)763-7122 Fax: (250)763-4413  
 Email: rob@runnallsdenby.com

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 December 19, 2022

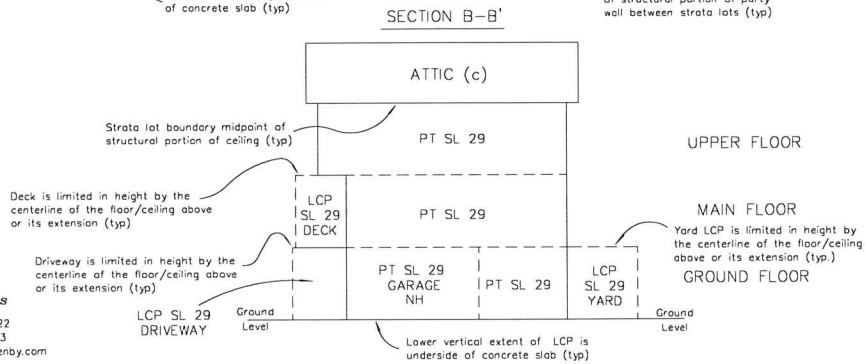
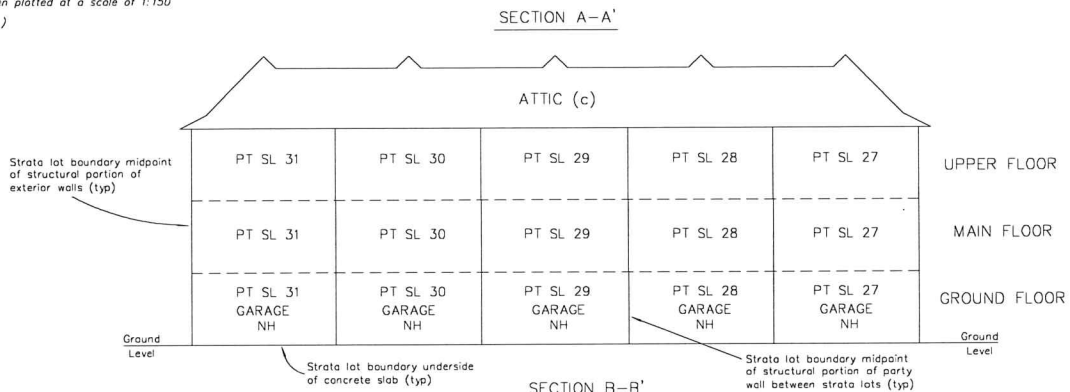
# BUILDING 7, CROSS SECTIONS

## STRATA PLAN EPS8806 Phase 4 and 5

All entries, walkways, decks, driveways and yards are limited in height by the centerline of the floor/ceiling above or its extension.



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(All distances are in metres)



### RUNNALLS DENBY

british columbia land surveyors

259A Lawrence Avenue  
Kelaana, B.C.  
V1Y 6L2

Phone: (250)763-7322  
Fax: (250)763-4413  
Email: rob@runnallsdenby.com

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December 19, 2022

# BUILDING 4, GROUND FLOOR

0 2.5 5 12.5  
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 ( All distances are in metres )

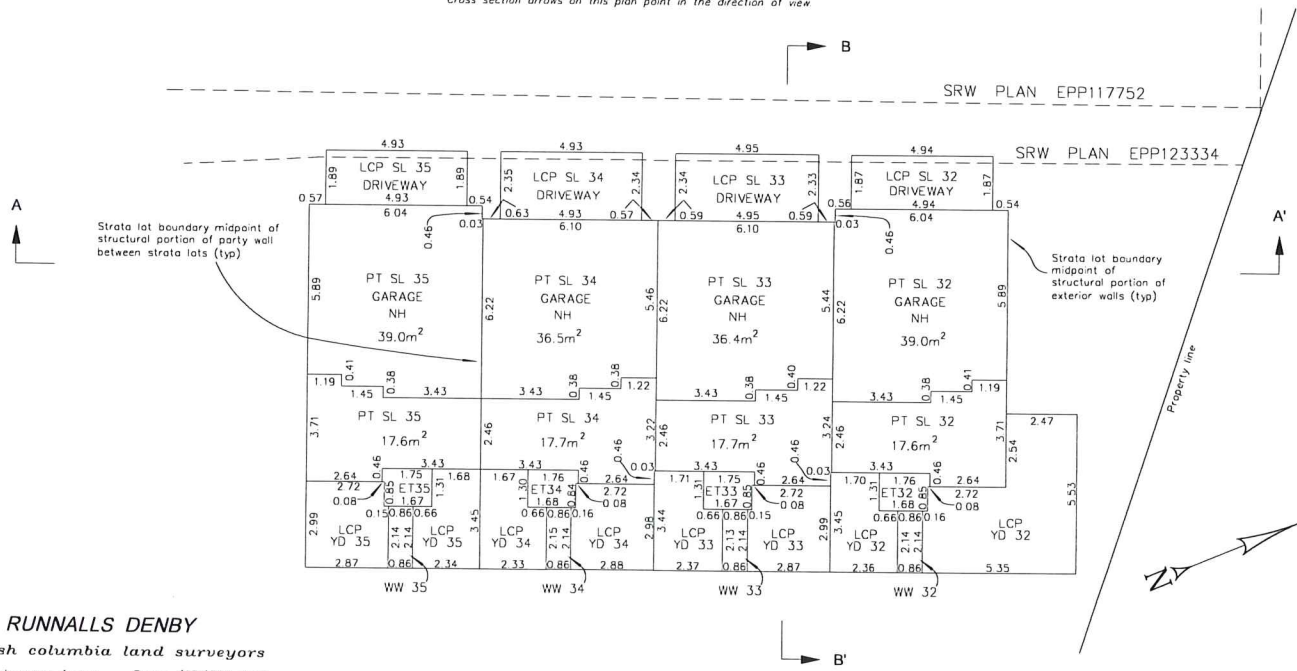
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Sheet 11 of 18 Sheets

## STRATA PLAN EPS8806 Phase 4 and 5



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259A Lawrence Avenue Phone: (250)763-7322  
 Kelowna, B.C. Fax: (250)763-4413  
 V1Y 6L2 Email: rob@runnallsdenby.com

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# BUILDING 4, UPPER FLOOR

0 2.5 5 12.5  
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 ( All distances are in metres )

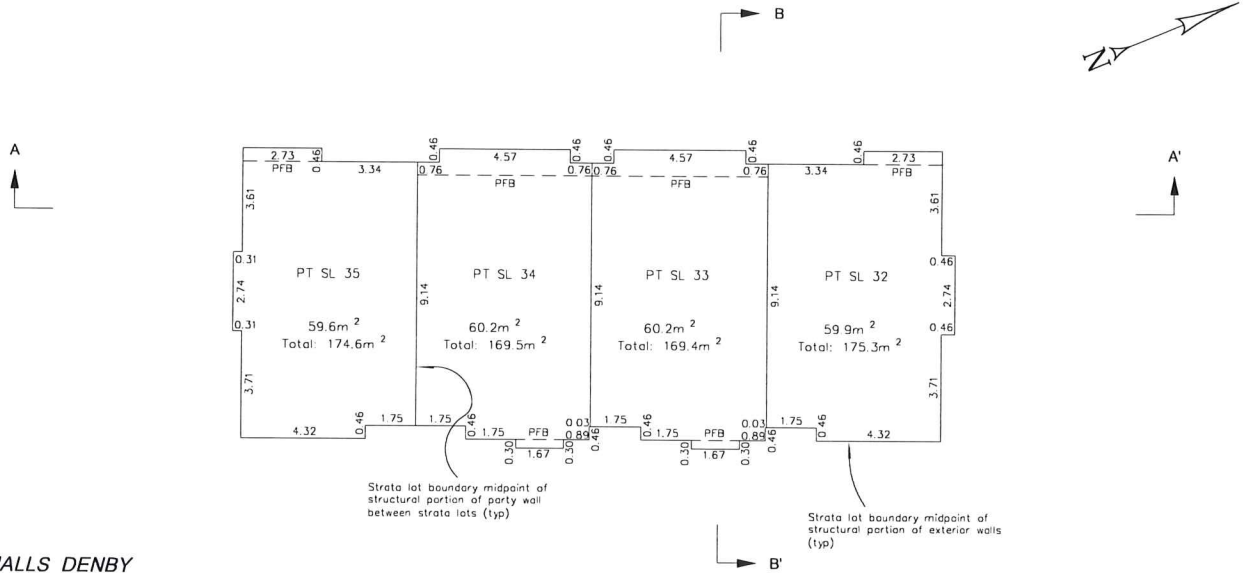
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Sheet 13 of 18 Sheets

## STRATA PLAN EPS8806 Phase 4 and 5



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259A Lawrence Avenue Phone (250)763-7322  
 Kelowna, B.C. Fax (250)763-4413  
 V1Y 6L2 Email: rob@runnallsdenby.com

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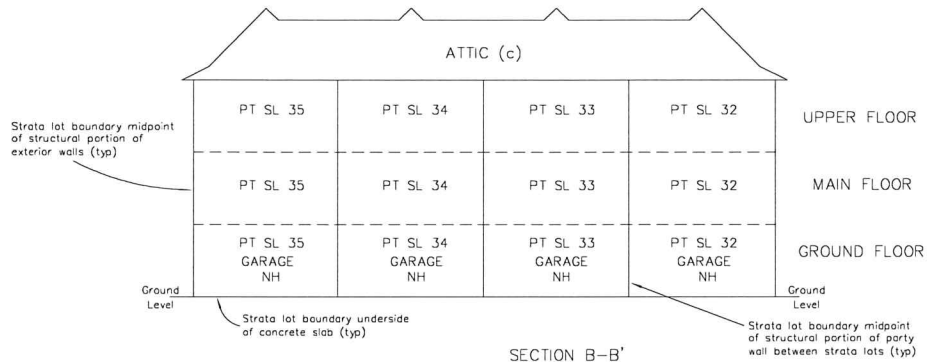
# BUILDING 4, CROSS SECTIONS

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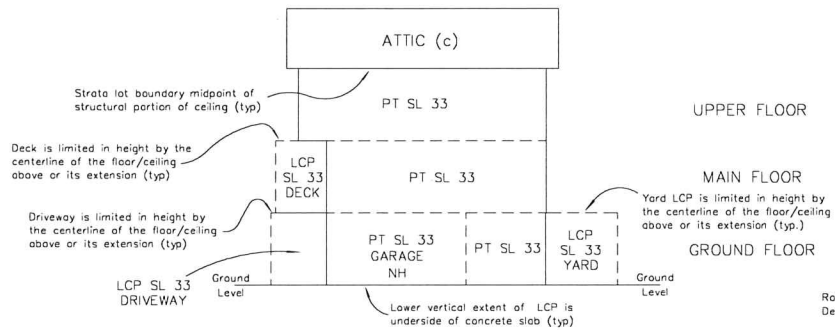
## STRATA PLAN EPS8806 Phase 4 and 5

0 2.5 7.5 15  
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### SECTION A-A'



### SECTION B-B'



**RUNNALLS DENBY**  
british columbia land surveyors

259A Lawrence Avenue  
Keloana, B.C.  
V1Y 6L2  
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FILE: 14997

Robert T. Macdonald, BCLS 873  
December 19, 2022

# BUILDING 8, GROUND FLOOR

Sheet 15 of 18 Sheets

## STRATA PLAN EPS8806 Phase 4 and 5

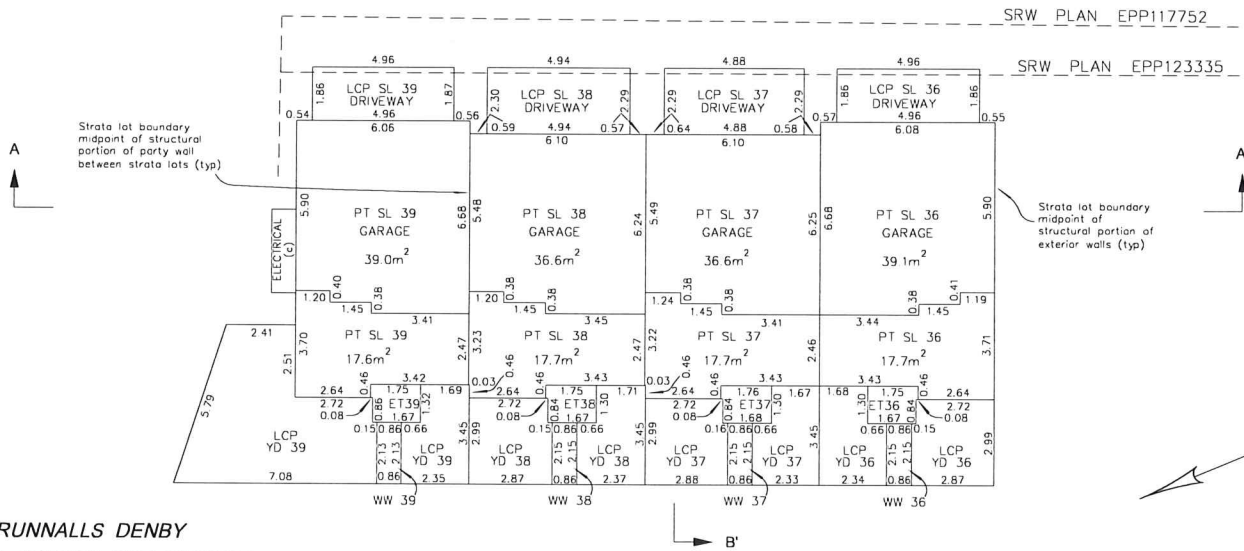


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259A Lawrence Avenue Kelowna, B.C. V1Y 6L2  
Phone: (250)763-7322 Fax: (250)763-4413 Email: rob@runnallsdenby.com

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Robert T. Macdonald, BCLS 873  
December 19, 2022

# STRATA PLAN EPS8806 Phase 4 and 5

## BUILDING 8, MAIN FLOOR

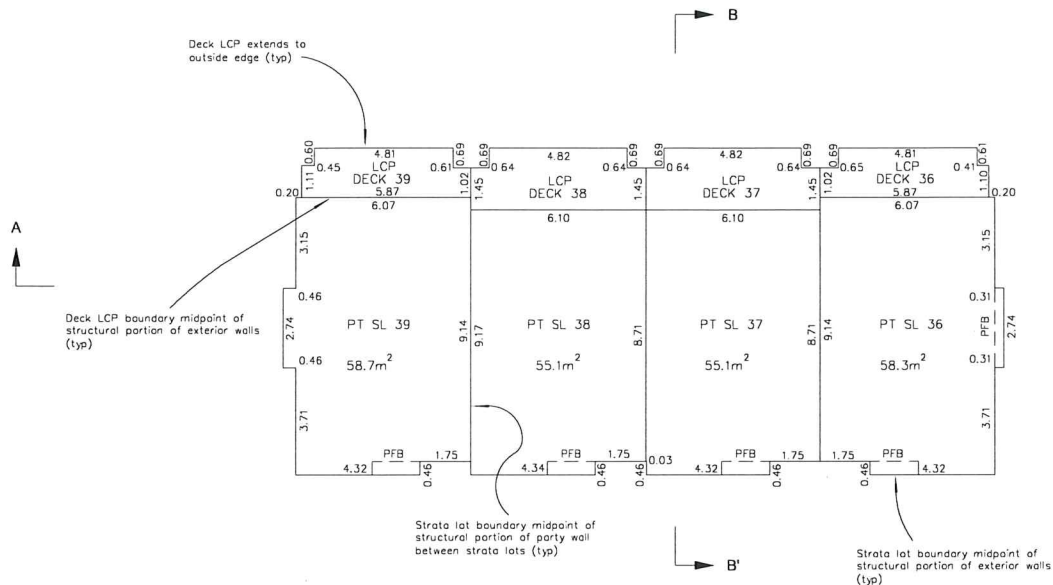


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# BUILDING 8, UPPER FLOOR

Sheet 17 of 18 Sheets

## STRATA PLAN EPS8806 Phase 4 and 5

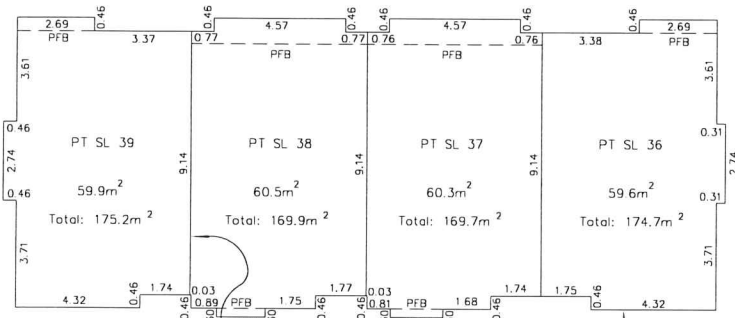


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Strata lot boundary midpoint of structural portion of party wall between strata lots (typ)

Strata lot boundary midpoint of structural portion of exterior walls (typ)

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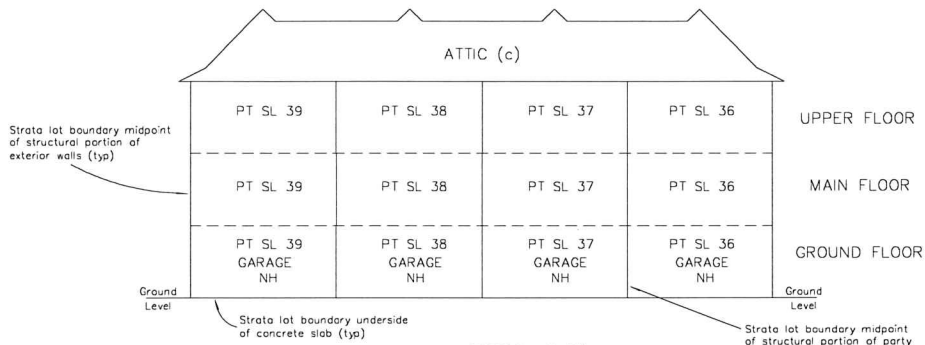
**BUILDING 8, CROSS SECTIONS**

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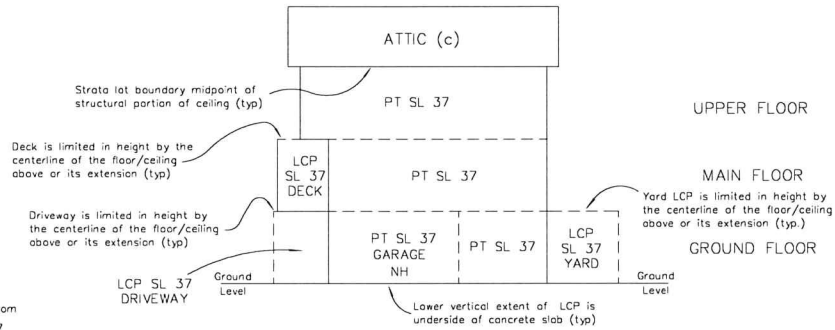


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SECTION A-A'



SECTION B-B'



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british columbia land surveyors

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