

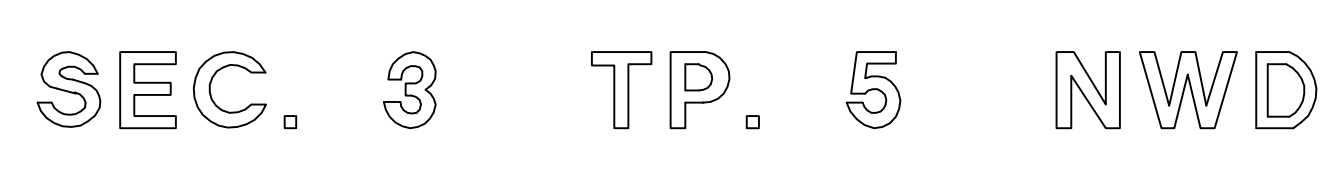
B.C.G.S. 92G.005
SCALE: 1:300
CIVIC: #5090 1 AVENUE, DELTA, B.C.

NOTES:
 -ALL DISTANCES ARE SHOWN IN METRES AND DECIMALS THEREOF, UNLESS SHOWN OTHERWISE
 -THIS PLAN USES WITHIN INTEGRATED SURVEY AREA NO. 13 "CITY OF AREA"
 NAD(83) 430 0.0 BC 1 MMID
 -GRID BEARINGS ARE DERIVED FROM OBSERVATIONS BETWEEN
 CONTROL MONUMENTS 5875 AND 8091149 (NAD(83) 430 0.0 BC 1 MMID)
 -ALL STATIONS ARE GEODETIC, SHOWN IN METRES AND DERIVED FROM CITY OF
 DELTA INTEGRATED MONUMENT NO. 8091149 (ELEV. +63.87M) (ICVD2013/IRD2018)
 -FEATURES SHOWN WITHOUT DIMENSIONS SHOULD BE CONFIRMED
 WITH WATSON AND BARNARD LAND SURVEYING.

PROPERTY:
 THIS PLAN IS NOT A BOUNDARY SURVEY.
 LOT DIMENSIONS ARE DERIVED FROM MEASURED LEGAL BOUNDARY EVIDENCE.
 LOT DIMENSIONS ARE SUBJECT TO CHANGE UPON SURVEY OF THE BOUNDARIES.
 OFFSETS TO PROPERTY LINES ARE NOT TO BE USED TO DEFINE BOUNDARIES.
SEE LAND TAX DEFERMENT ACT AGREEMENT: BR3046732

DESIGN:
CURRENT ZONING: RS-1
PROPOSED ZONING: RS4 & RS5

THIS PLAN SHOWS THE LOCATION OF VISIBLE SERVICES AND THE APPROXIMATE LOCATION OF UNDERGROUND SERVICES AND UTILITIES WHICH HAVE BEEN DERIVED FROM SKETCHES AND DRAWINGS. BEWARE OF UNDERGROUND ELEC/TEL/CABLE SERVICES SURROUNDING SUBJECT PROPERTY. CONTACT BC-ONE CALL FOR LOCATIONS PRIOR TO CONSTRUCTION



TREE LIST				
POINT #	TRUNK O	TYPE	CROWN O	
887	0.30	BECHO	8.0	
888	1.00	CONIF	12.0	
889	0.60	CONIF	12.0	
890	0.60	CONIF	12.0	
891	0.60	CONIF	12.0	
892	0.60	CONIF	12.0	
893	STUMP WITH GRASS			
894	0.55	BECHO	4.0	
895	0.20	BECHO	4.0	
896	STUMP WITH GRASS			
900	0.80	CONIF	10.0	
901	0.80	CONIF	10.0	
902	0.80	CONIF	10.0	
903	0.80	CONIF	10.0	
904	0.80	CONIF	10.0	
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985	0.80	CONIF	10.0	
986	0.80	CONIF	10.0	

WATSON & BARNARD
B.C. LAND SURVEYORS
1524 56th STREET
DELTA, B.C., V4L 2A8
P: 604 943 9433

THIS PLAN LIES WITHIN THE METRO VANCOUVER REGIONAL DISTRICT
CITY OF DELTA

UNITED STATES OF AMERICA

2.	LOT AREA FOR LOT 1 TO 6 IS BEEN REVISED	JK	2024/10/11
1.	LOT AREA FOR LOT 7, 8, 9 AND 10 IS BEEN REVISED	JK	2024/09/09
REV:	DESCRIPTION:	BY:	DATE:
FILE: 24057-2PSD8 DATE: 2024/10/11 MAP: A-9(S)			