

B.C. LAND SURVEYOR'S PROPOSED SUBDIVISION SURVEY OF:
LOT 4, SECTION 44, VICTORIA DISTRICT, PLAN 7733

LEGEND

Elevations are geodetic based on Integrated survey monument 81H4209 in Saanich at elevation 14.157m.
Note: Only trees with Trunk greater than 0.20m are identified. Consult Arborist to verify tree species

Grade shots are taken at the point marked X

- - denotes Iron Post found
- TRD - denotes Deciduous Tree Type
- TRC - denotes Coniferous Tree Type
- - denotes Utility Pole
- ⊕ - denotes Anchor
- - denotes Catchbasin
- WV - denotes Water Valve
- W - denotes Water Meter
- FH - denotes Fire Hydrant
- MFE - denotes Main Floor Elevation (Doorsill)
- LFE - denotes Lower Floor Elevation (Doorsill)

Parcel Identification Number (PID)

005-656-923

SITE AREA **SITE AREA after Road Dedication**
2033.5 m² 2000.2 m²

MUNICIPALITY
SAANICH

CIVIC ADDRESS

3944 TELEGRAPH BAY ROAD
VICTORIA, BC

ZONING

RS-10

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This document was prepared for the exclusive use of our client, WAYNE & VERONICA PSOTKA

*This document is intended for use as a topographic plan. It is based on Land Title Office records, and does not represent a boundary survey. Critical lot dimensions and areas must be confirmed by a proper cadastral survey.

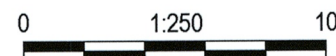
Undersurface charges and covenant will not be shown on this survey unless such documents are provided and can be shown in two dimensional view.

Explorer Land Surveying Inc., accepts no responsibility or liability for any damages that may be suffered by a third party as a result of any decisions made or actions taken based on this document.

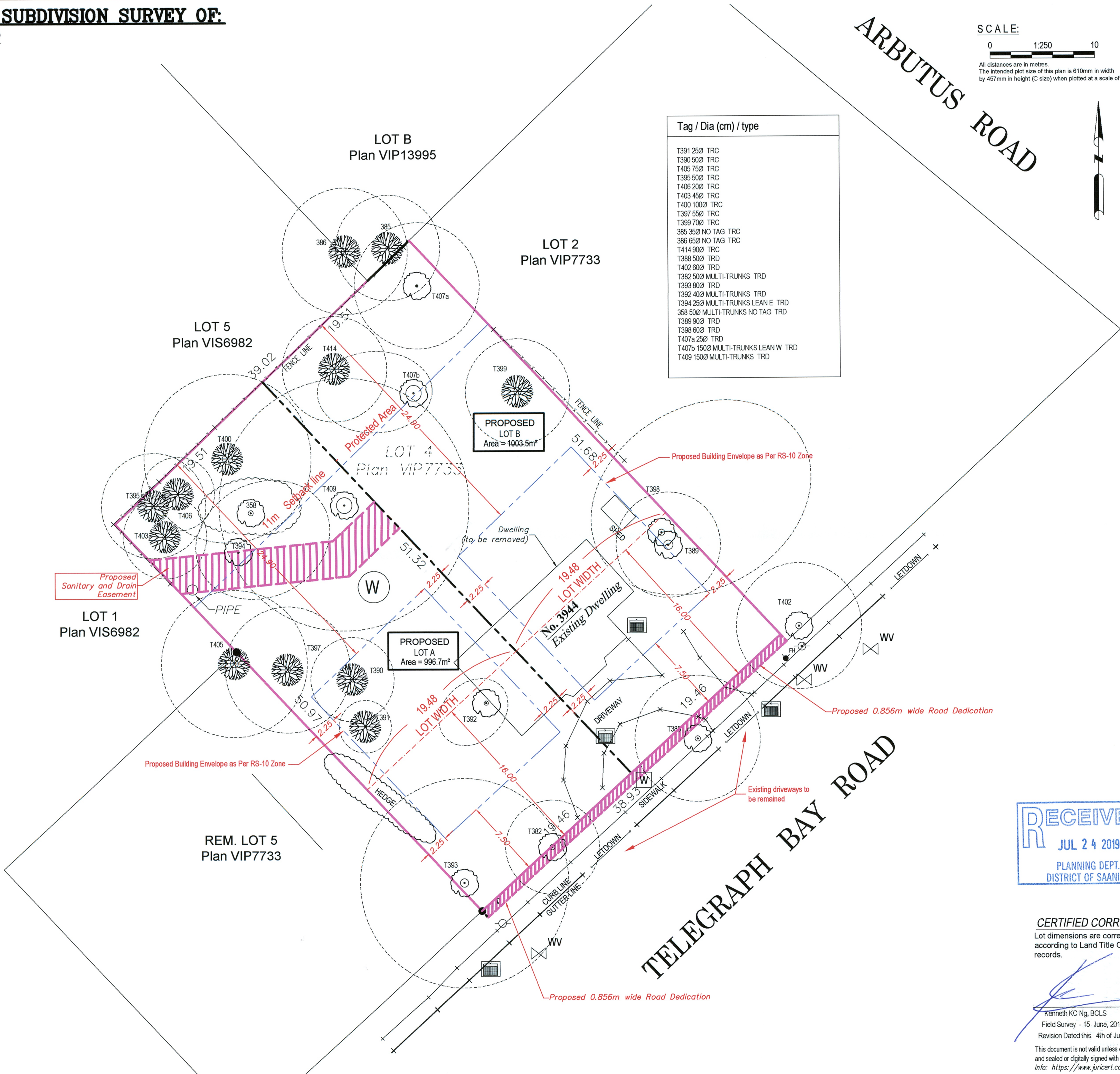
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DWGDATE: 11591-3944TelegraphBay2018-6-12

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SCALE:



All distances are in metres.
The intended plot size of this plan is 610mm in width by 457mm in height (C size) when plotted at a scale of 1:250



Tag / Dia (cm) / type		
T391	250	TRC
T390	500	TRC
T405	750	TRC
T395	500	TRC
T406	200	TRC
T403	450	TRC
T400	1000	TRC
T397	550	TRC
T399	700	TRC
385	350	NO TAG TRC
386	650	NO TAG TRC
T414	900	TRC
T388	500	TRD
T402	600	TRD
T382	500	MULTI-TRUNKS TRD
T393	800	TRD
T392	400	MULTI-TRUNKS TRD
T394	250	MULTI-TRUNKS LEAN E TRD
358	500	MULTI-TRUNKS NO TAG TRD
T389	900	TRD
T398	600	TRD
T407a	250	TRD
T407b	1500	MULTI-TRUNKS LEAN W TRD
T409	1500	MULTI-TRUNKS TRD



CERTIFIED CORRECT

Lot dimensions are correct according to Land Title Office records.

Kenneth KC Ng, BCLS
Field Survey - 15 June, 2018
Revision Dated this 4th of June, 2019.
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