

0 2.5 5 10 15 20 25
 The intended plot size of this plan is 560mm in width by 432mm in height, (C size), when plotted at a scale of 1:250.
 V:\Projects\32578\08\02\Microsurvey\32578.dwg

- LEGEND**
- --- Denotes Standard Iron Post Found
 - ▲ --- Denotes Traverse Station Placed
 - ★ --- Denotes Coniferous Tree
 - --- Denotes Deciduous Tree
 - ⊙ --- Denotes Hydrant
 - ⊕ --- Denotes Sewer Manhole
 - ⊙ --- Denotes Typical Spot Elevation
 - ⊕ --- Denotes Utility Pole

This sketch does not constitute a redefinition of the legal boundaries hereon described and is not to be used in any matter which would assume same.
 J.E. Anderson & Associates accepts no responsibility or liability for any damages that may be suffered by a third party as a result of any decision made, or actions taken based on this document.
 This plan is intended for use as a tentative subdivision plan. It is based on Land Title Office records and ties to surrounding survey evidence and does not represent a boundary survey. Critical lot dimensions, lot areas and building setbacks should be confirmed by a legal cadastral survey.
 Subject to charges, legal notations, and interests shown on: Title No. CA8001393 (P.I.D. 005-192-421)

Distances and elevations are in metres
 Elevations are geodetic based on control monument 80H1435
 Elevations are at natural grade unless noted otherwise
 Setbacks shown are based on RS-6 zoning and are to be confirmed by Saanich staff 4.5m combined yard requirement not shown.
 Services shown schematically
 GIS data used with permission from the District of Saanich



TENTATIVE PLAN

AMARJEET GILL

Lot 1, Section 54,
 Victoria District, Plan 10138
 Except Part in Plan 17083

ADDRESS : 4171 Cedar Hill Road
 PROJECT SURVEYOR : RPH
 DRAWN BY : BAR DATE : MAY 11/20
 OUR FILE : 32578 REVISION: Jan 08/21

JEA J.E. ANDERSON & ASSOCIATES
 SURVEYORS - ENGINEERS

4212 GLANFORD AVE, VICTORIA, B.C. V8Z 4B7
 TEL: 250-727-2214 FAX: 250-727-3395
 E-MAIL: info@jeanderson.com
 VICTORIA-NANAIMO-PARKSVILLE-CAMPBELL RIVER

Handwritten: Servicing & Regrading Concept Sketch.

Handwritten: Jan. 27, 2021
 Servicing + Regrading Schematic Sketch
 - all information subject to final design, + is approximate
 - [530] - figure in box is approximate finished grade or floor elevation
 - hatched building envelope reductions to be discussed

Tree Inventory

Tag #	Tree Type	JEA #	DBH (cm)	PRZ (m)
102	Cedar	71	100	18.0
105	Pine	70	40 x 2	7.0
106	Deciduous	69	25 x 3	4.5
109	Deciduous	68	15	3.0
229	Cluster of Cedars	56	20 x 4 &	2.0
			40 x 2 &	3.5
			60 x 2	7.0
			60 x 2	11.0
230	Deciduous	54	25	4.5
235	Oak	72	50	9.0
246	Maple	52	25 x 2	4.5
427	Pine	73	20	3.5
428	Deciduous	51	35	6.5
439	Oak	74	30	5.5
485	Oak	26	30 x 3	5.5
486	Oak	27	40	7.0
487	Oak	28	20 x 2	3.5
488	Oak	29	25	4.5
489	Oak	30	30 x 3	5.5
490	Oak	31	35 x 2	6.5
491	Deciduous	35	50	9.0
492	Oak	36	40	7.0
493	Oak	37	60	11.0
496	Oak	39	60	11.0
497	Oak	41	50	9.0
498	Oak	42	30	5.5
499	Oak	43	40	7.0
500	Deciduous	44	10 x 6	2.0
512	Deciduous	55	45 x 2	8.0
634	Deciduous	53	20	3.5
714	Deciduous	57	15 x 2	3.0
792	Oak	50	40 &	7.0
			60 x 2	11.0

All tree data subject to verification by a certified arborist

