

SUBDIVISION PLAN OF LOT 26 SECTION 10 TOWNSHIP 12
 NEW WESTMINSTER DISTRICT PLAN 55335
 EXCEPT PLAN EPP122487

Plan EPP145595

BCGS 92G.028



The intended plot size of this plan is 432 mm in width by 560 mm in height (C SIZE) when plotted at a scale of 1:500

This Plan Lies Within Integrated Survey Area No. 36, Maple Ridge, NAD83 (CSRS), 4.0.0.BC.1.MVRD

Grid bearings are derived from observations between geodetic control monuments 88H1387 and 88H1389 and are referred to the central meridian of UTM Zone 10N.

The UTM coordinates and estimated absolute accuracy achieved are derived from the MASCOT published coordinates and standard deviations for geodetic control monuments 88H1387 and 88H1389

This plan shows horizontal ground-level distances unless otherwise specified. To compute grid distances, multiply ground-level distances by the average combined factor of 0.9996026. The average combined factor has been determined based on geodetic control monument 88H1389.

LEGEND:

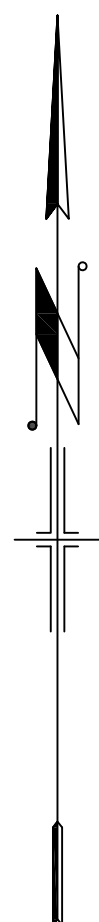
All Distances Are In Metres And Decimals Thereof

- ⊙ Control Monument Found
- Standard Iron Post Found
- Standard Iron Post Set
- Ha Hectares
- m² Square Meters
- Wt Witness

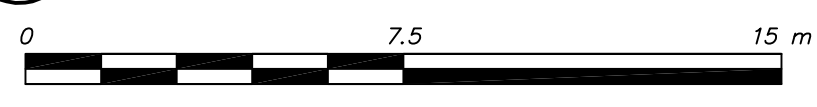
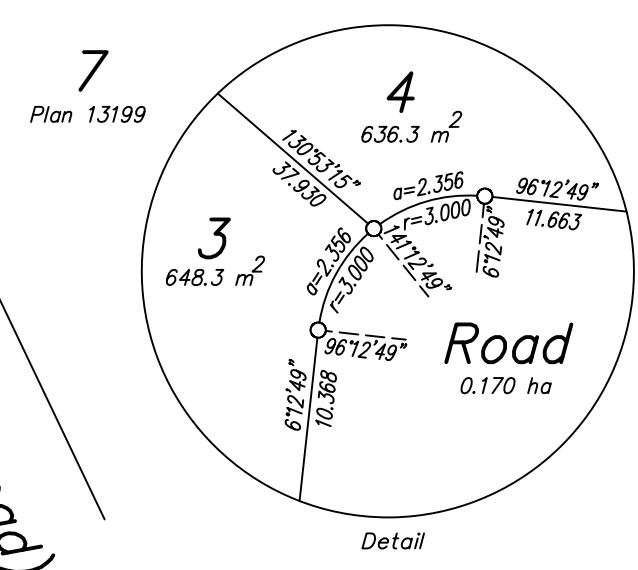
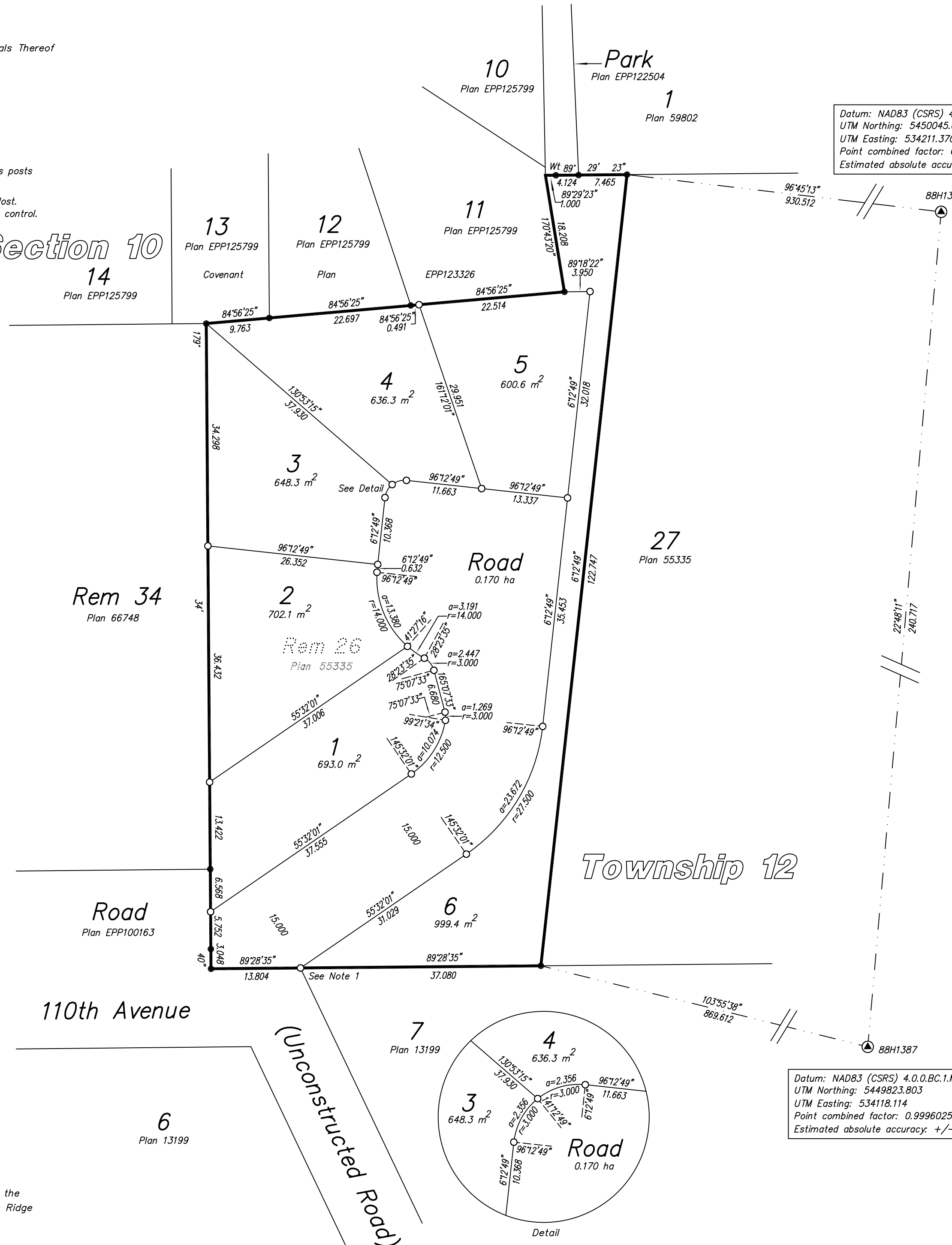
Note: This plan shows one or more witness posts which are not set on the true corner(s).

Note 1: Previously found OIP in 2018 now lost. Reset in tied position from original control.

Datum: NAD83 (CSRS) 4.0.0.BC.1.MVRD UTM Zone 10
 UTM Northing: 5450045.618
 UTM Easting: 534211.370
 Point combined factor: 0.9996026
 Estimated absolute accuracy: +/-0.02 m



Section 10
 14
 Plan EPP125799



Scale of enlargement is 1:150 at intended plot size of plan

This plan lies within the jurisdiction of the Approving Officer for the City of Maple Ridge

This plan lies within the Metro Vancouver Regional District.

The field survey represented by this plan was completed on the 11th day of June, 2025
 Mike Bernemann, BCLS 793