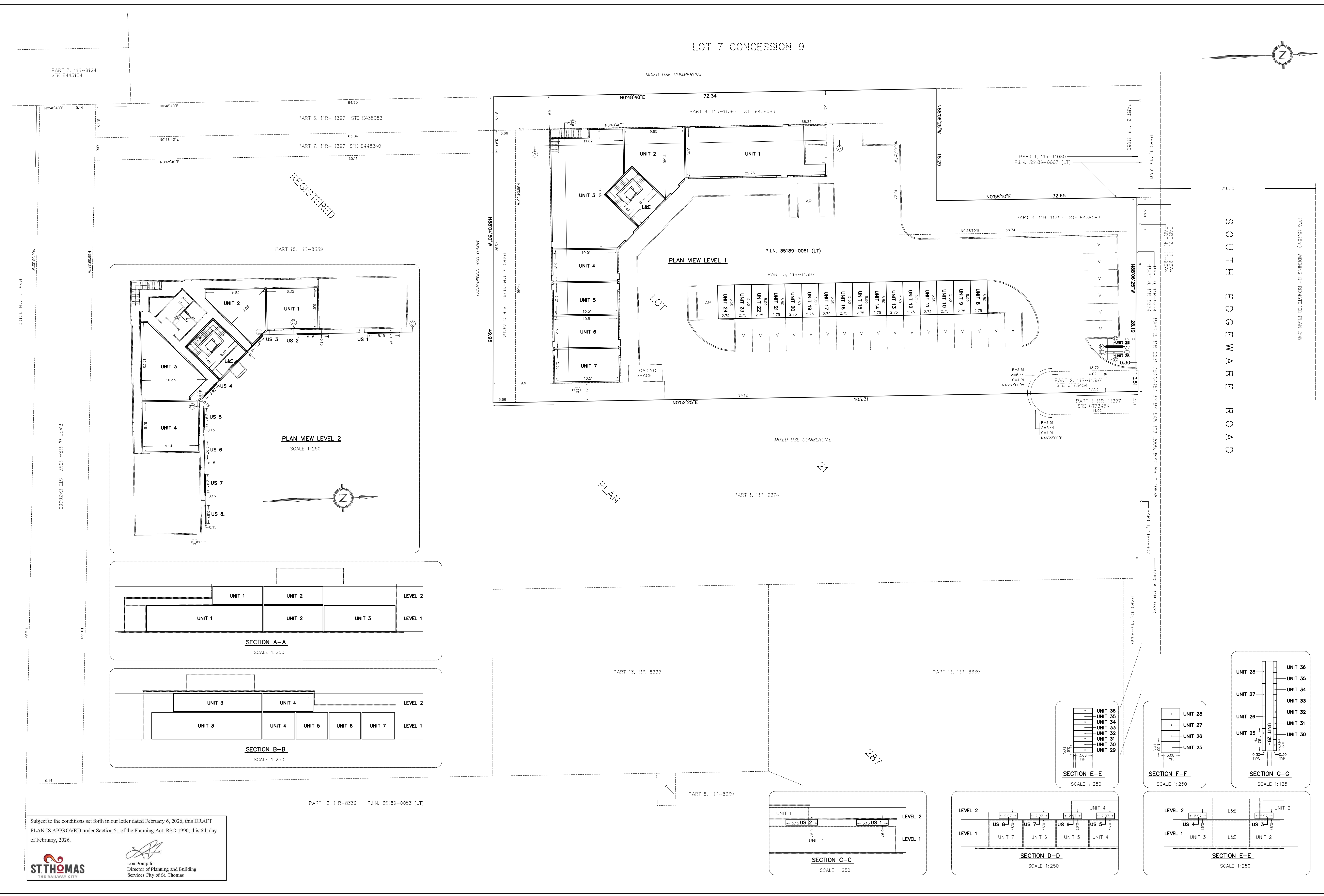




DRAFT PLAN OF CONDOMINIUM
PART OF LOT 21
REGISTERED PLAN 287
IN THE
CITY OF ST. THOMAS
(COUNTY OF ELGIN)

SCALE & NOTES
Scale 1:250

ALTIMAP LAND SURVEYORS INC.

METRIC
DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

PLANNING ACT, SECTION 51(17)
(A) AS SHOWN ON DRAFT PLAN
(B) AS SHOWN ON DRAFT PLAN
(C) AS SHOWN ON DRAFT PLAN
(D) MIXED USE COMMERCIAL (BEL)
(E) AS SHOWN ON DRAFT PLAN
(F) AS SHOWN ON DRAFT PLAN
(G) AS SHOWN ON DRAFT PLAN
(H) MUNICIPAL PIPED WATER
(I) SANDY LOAM
(J) AS SHOWN ON DRAFT PLAN
(K) ALL
(L) AS SHOWN ON DRAFT PLAN

SCHEDULE OF LAND USE
LEVEL 1 (MIXED USED COMMERCIAL) UNITS 1 TO 7
UNIT (PILON SIGN) UNITS 8 TO 24
EXCLUSIVE USE - FOR LEVEL 2, UNITS 1 TO 4 (LOBBY & ELEVATOR) - L&E
LEVEL 2
UNIT (MIXED USED COMMERCIAL) UNITS 1 TO 4
EXCLUSIVE USE - FOR LEVEL 2, UNITS 1 TO 4 (LOBBY & ELEVATOR) - L&E
EXCLUSIVE USE - FOR LEVEL 1, UNIT 1 (UNIT SIGNAGE) - US1 & US2
FOR LEVEL 1, UNIT 2 (UNIT SIGNAGE) - US3
FOR LEVEL 1, UNIT 3 (UNIT SIGNAGE) - US4
FOR LEVEL 1, UNIT 4 (UNIT SIGNAGE) - US5
FOR LEVEL 1, UNIT 5 (UNIT SIGNAGE) - US6
FOR LEVEL 1, UNIT 6 (UNIT SIGNAGE) - US7
FOR LEVEL 1, UNIT 7 (UNIT SIGNAGE) - US8
COMMON ELEMENTS - ALL ELSE

SURVEYOR'S CERTIFICATE
I HEREBY CERTIFY THAT THE BOUNDARIES OF LANDS BEING SUBDIVIDED AND THEIR RELATIONSHIP TO THE ADJACENT LANDS ARE ACCURATELY AND CORRECTLY SHOWN ON THIS PLAN.

DECEMBER 2, 2025
BRUNO IAVICOLI O.L.S.

DRAFT PLAN OF CONDOMINIUM
PREPARED FOR SUBMISSION

DECEMBER 2, 2025
BRUNO IAVICOLI O.L.S.

OWNER'S CERTIFICATE
AS OF THE DATE ON THE PLAN, WE ARE THE REGISTERED OWNERS OF THE LANDS TO BE SUBDIVIDED AND WE AUTHORIZE ALTIMAP LAND SURVEYORS INC. TO PREPARE AND SUBMIT THIS PLAN FOR DRAFT APPROVAL ON OUR BEHALF.

Dec 2, 2025
SONAM GOYAL
REALTENT INC.
I HAVE THE AUTHORITY TO BIND THE CORPORATION

REV	DATE	REMARKS
5	25/12/02	O.L.S. SIGNATURE
4	25/09/03	addition of 2 unit signs
3	25/08/12	UNIT SIGNAGE & PILON SIGNAGE
2	25/04/04	LOBBY & ELEVATOR EXCLUSIVE USE OF LEVEL 2
1	25/04/01	REMOVE PARKING SPOT (WAS UNIT 8)
0	25/03/14	FOR REVIEW

ALTIMAP LAND SURVEYORS INC.
222 FINCH AVE. W., UNIT 212, TORONTO, ON M2X 1M6
TEL. 416 993 3051 INFO@ALTIMAP.COM

DWN BY: BI
CHK BY: BI
JOB No. : 20-1497