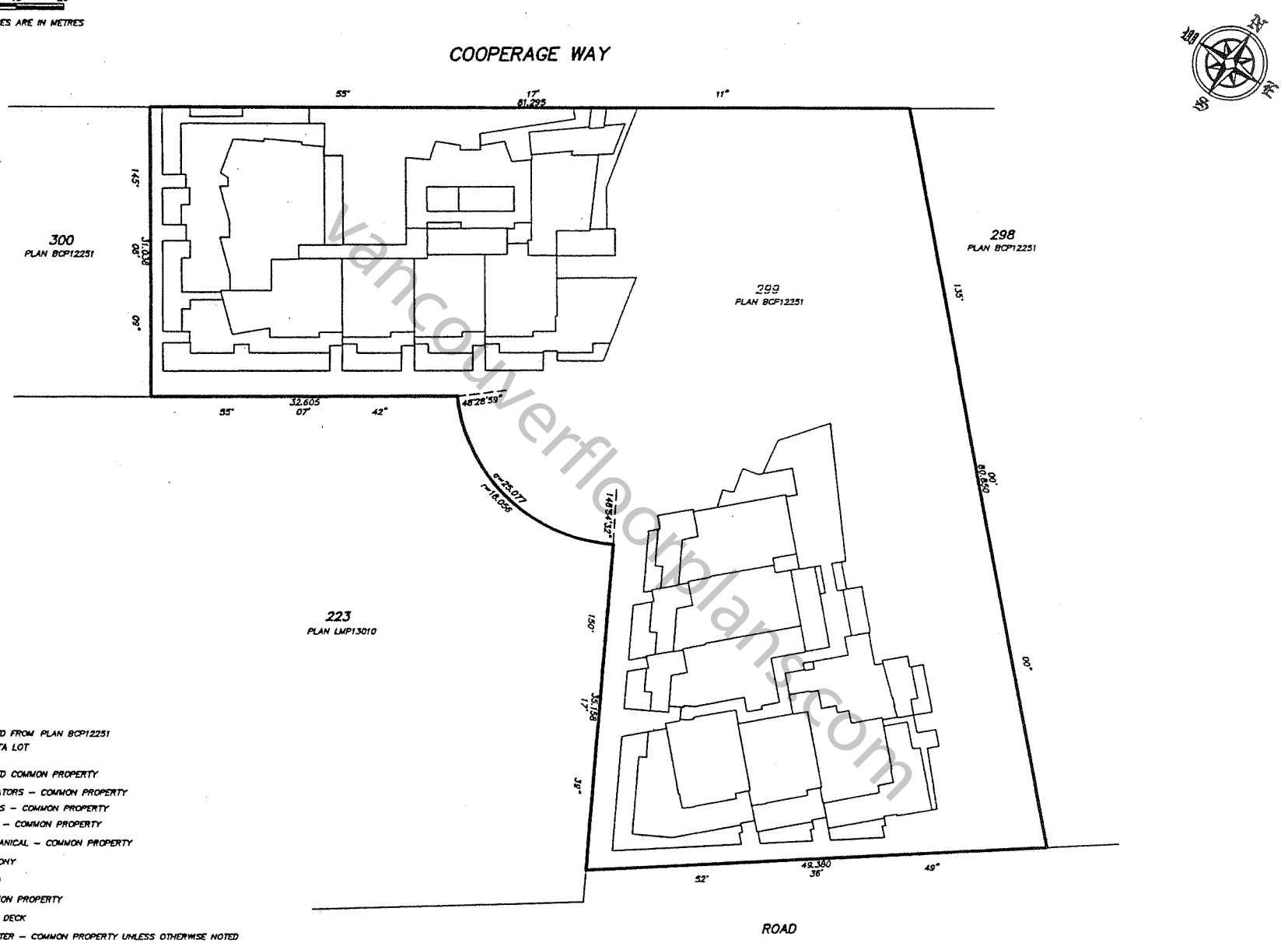
PROPOSED STRATA PLAN OF LOT 299
FALSE CREEK PLAN BCP12251

0 5 10 15 20

SCALE 1:300 DISTANCES ARE IN METRES

PROPOSED
CIVIC ADDRESS:



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LEGEND:

GRID BEARINGS ARE DERIVED FROM PLAN BCP12251

S.L.	DENOTES STRATA LOT
PT.	DENOTES PART
L.C.P.	DENOTES LIMITED COMMON PROPERTY
(E)	DENOTES ELEVATORS – COMMON PROPERTY
(S)	DENOTES STAIRS – COMMON PROPERTY
(D)	DENOTES DUCT – COMMON PROPERTY
(M)	DENOTES MECHANICAL – COMMON PROPERTY
(B)	DENOTES BALCONY
(P)	DENOTES PATIO
(C)	DENOTES COMMON PROPERTY
(RD)	DENOTES ROOF DECK
(PL)	DENOTES PLANTER – COMMON PROPERTY UNLESS OTHERWISE NOTED
(EL)	DENOTES ELECTRICAL – COMMON PROPERTY

NOTE:

THE 4th, 13th, 14th AND 24th FLOORS HAVE BEEN ELIMINATED FROM CONSECUTIVE FLOOR NUMBERING.

ALL PATIOS (P), BALCONIES (B) AND ROOF DECKS (RD) ARE LIMITED COMMON PROPERTY FOR ADJOINING STRATA LOT UNLESS OTHERWISE NOTED

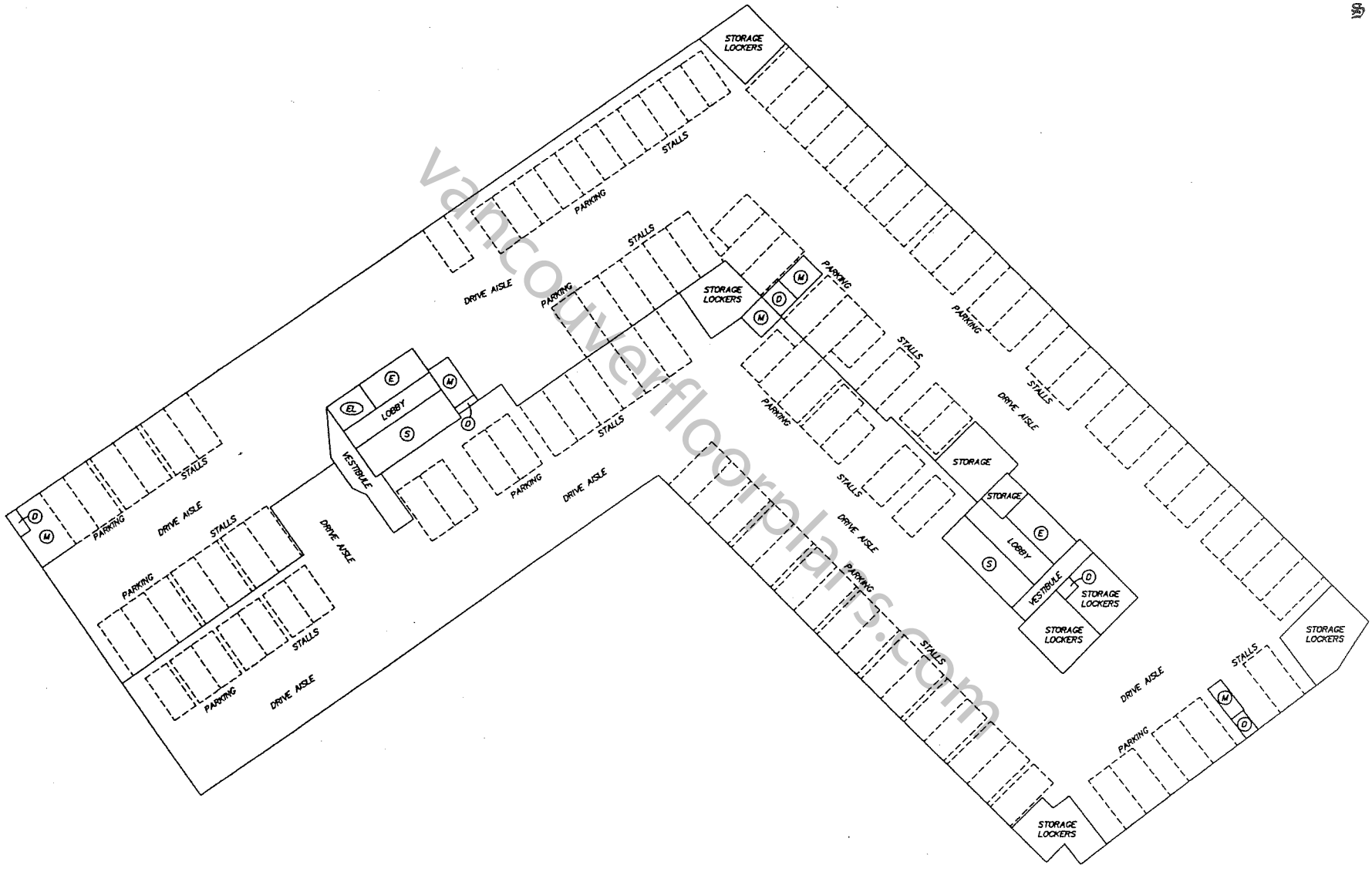
APRIL 13, 2006
BUTLER, SUNDVICK & ASSOCIATES
PROFESSIONAL LAND SURVEYORS
4, 19089 94th AVENUE
SURREY, B.C. V4N 3S4
TEL: 604.513.9611 FAX: 604.513.2202
FILE : 3126
DWG : 3126-P1

Exhibit A

PARKING LEVEL P4

0 5 10 15 20

SCALE 1 : 250 DISTANCES ARE IN METRES



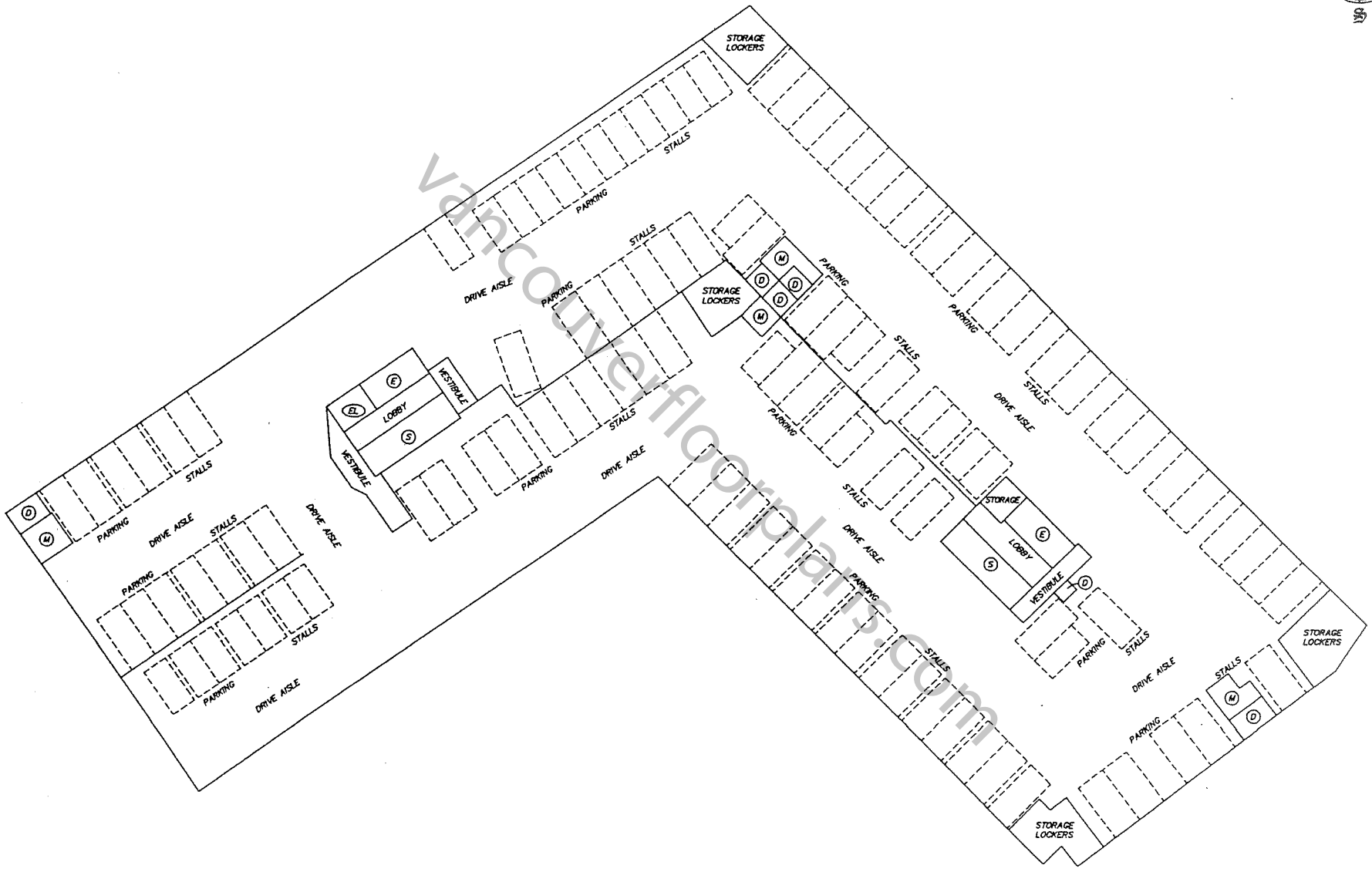
vancouverfloorplans.com

APRIL 13, 2006
BUTLER, SUNDVICK & ASSOCIATES
FILE: 3126 DWG: 3126-P2

PARKING LEVEL P3

0 5 10 15 20

SCALE 1 : 250 DISTANCES ARE IN METRES



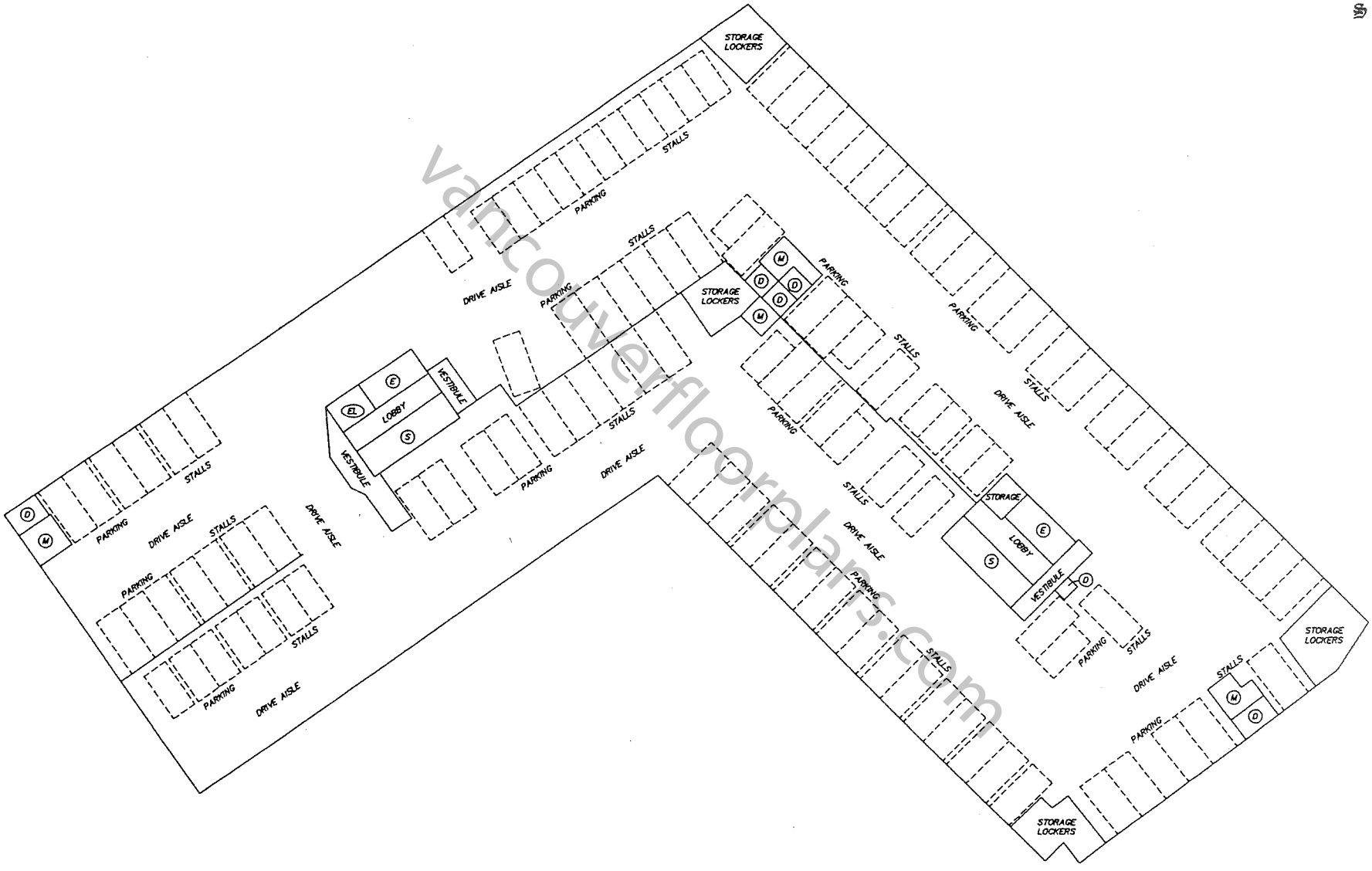
vancouverfloorplans.com

APRIL 13, 2006
BUTLER, SUNDWICK & ASSOCIATES
FILE: 3126 DWG: 3126-P2

PARKING LEVEL P2

0 5 10 15 20

SCALE 1 : 250 DISTANCES ARE IN METRES



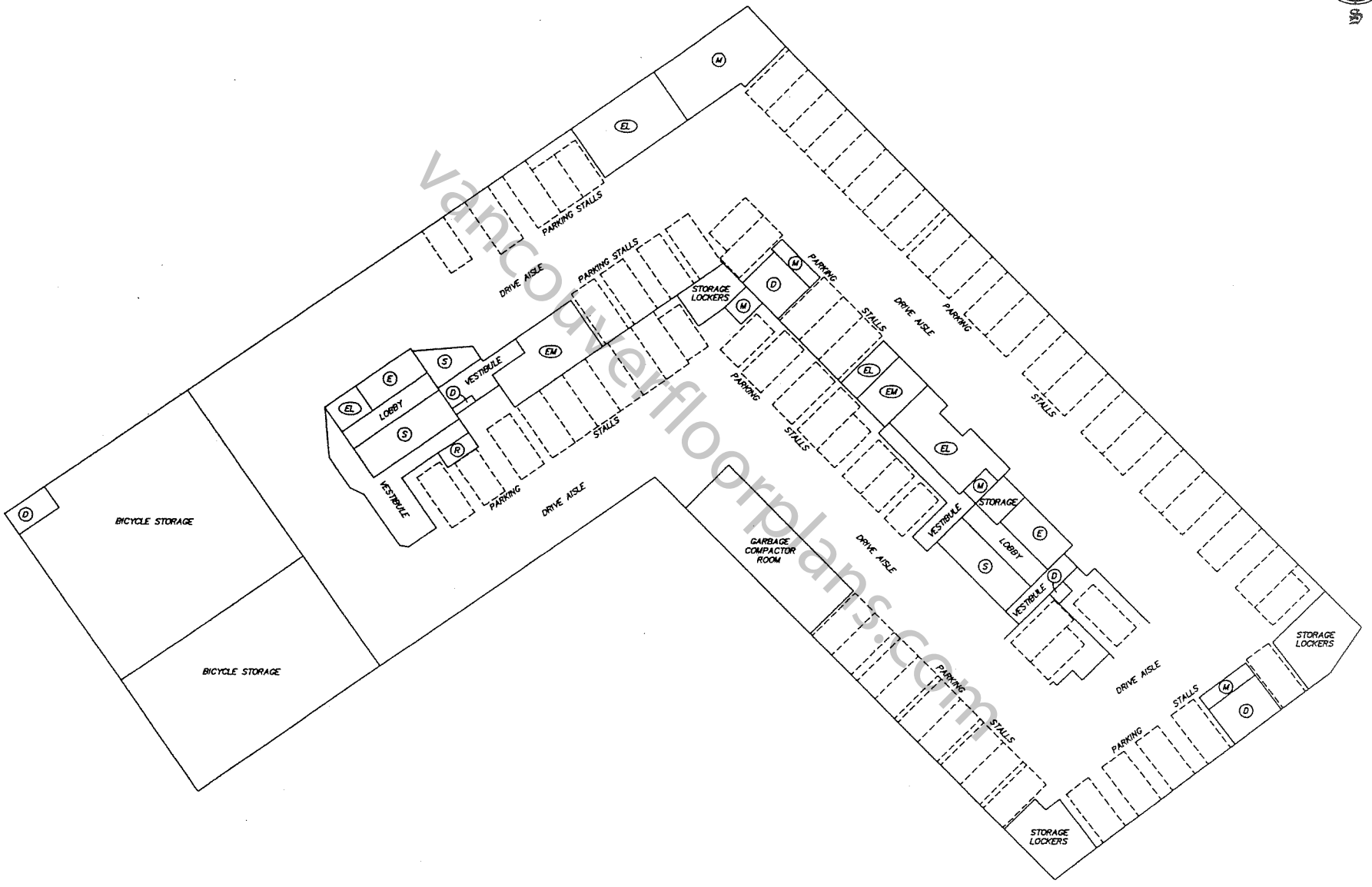
vancouverfloorplans.com

APRIL 13, 2006
BUTLER, SUNDWICK & ASSOCIATES
FILE: 3126 DWG: 3126-P2

PARKING LEVEL P1

0 5 10 15 20

SCALE 1 : 250 DISTANCES ARE IN METRES



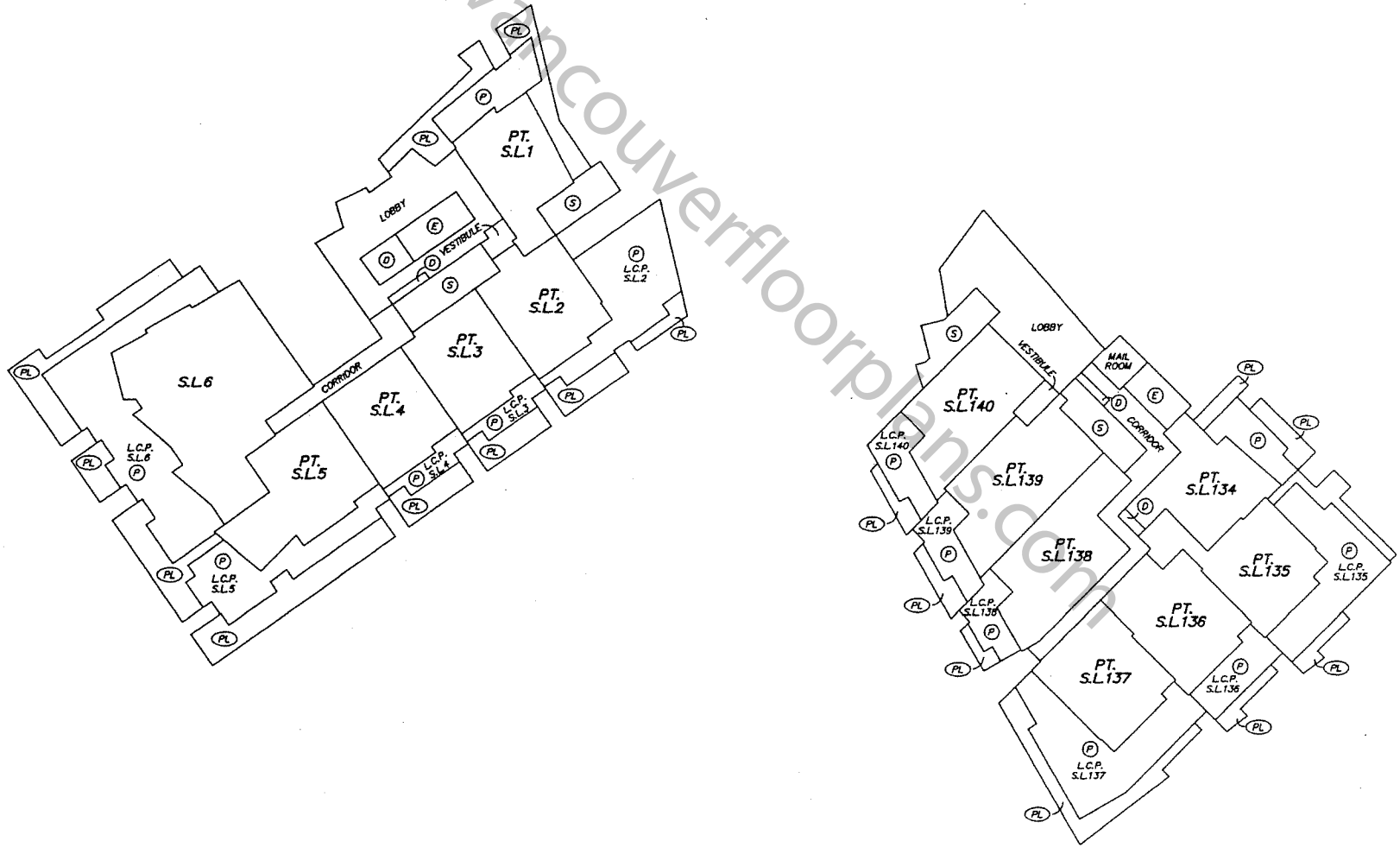
vancouverfloorplans.com

APRIL 13, 2006
BUTLER, SUNDVICK & ASSOCIATES
FILE: 3126 DWG: 3126-P2

GROUND FLOOR

0 5 10 15 20

SCALE 1 : 250 DISTANCES ARE IN METRES



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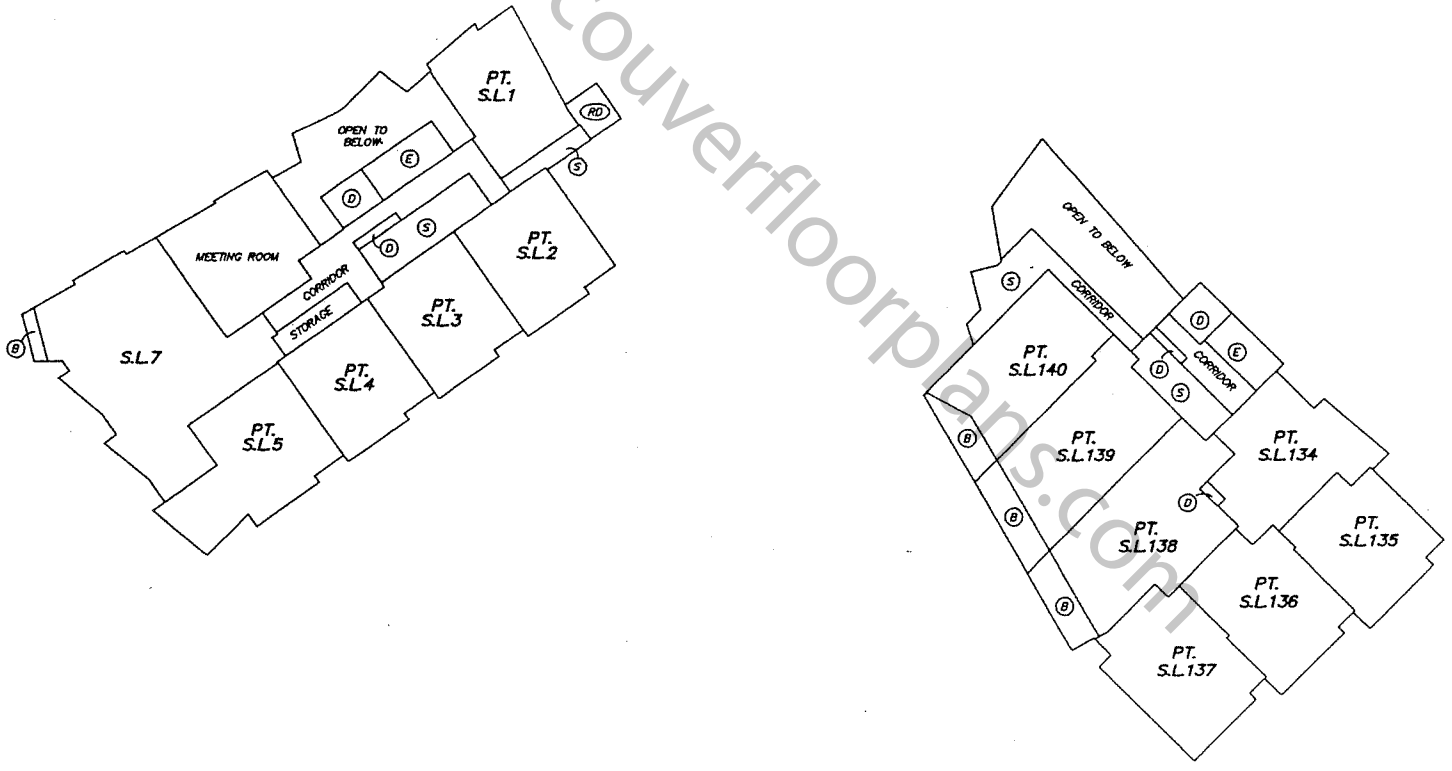
APRIL 13, 2006
BUTLER, SUNDWICK & ASSOCIATES
FILE: 3126 DWG: 3126-P2

2nd FLOOR

0 5 10 15 20

SCALE 1 : 250 DISTANCES ARE IN METRES





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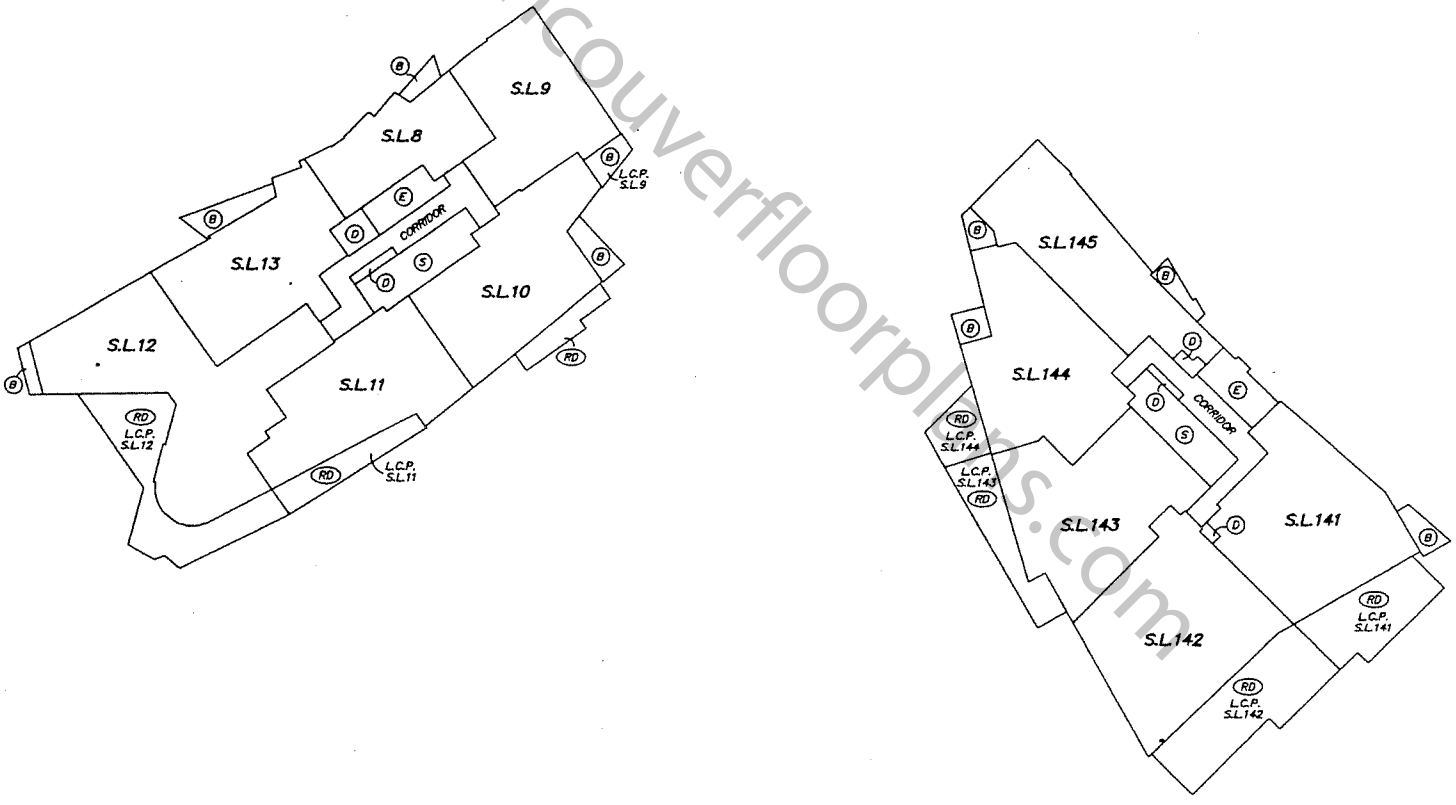
APRIL 13, 2006
BUTLER, SUNDWICK & ASSOCIATES
FILE: 3126 DWG: 3126-P2

3rd FLOOR

0 5 10 15 20

SCALE 1 : 250 DISTANCES ARE IN METRES





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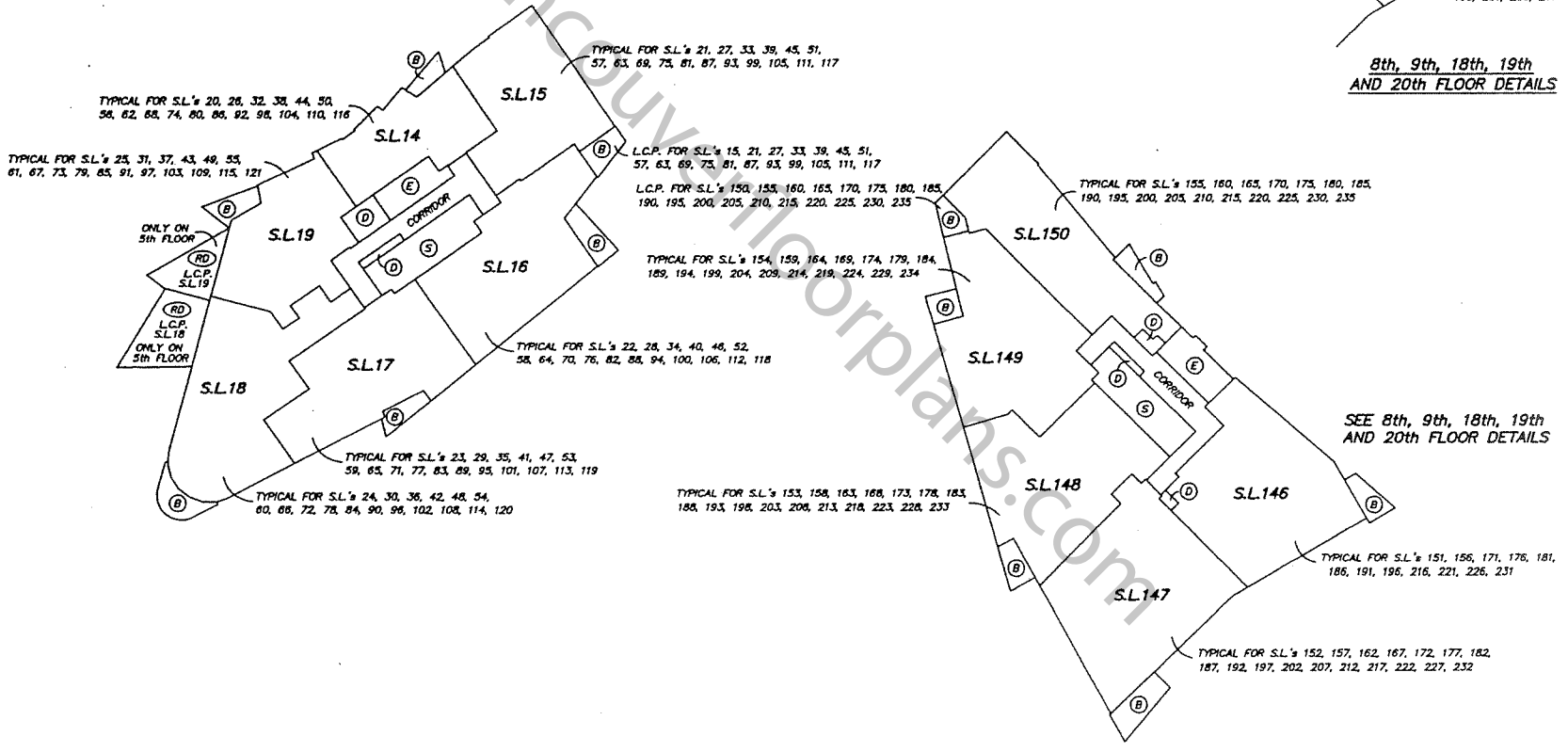
APRIL 13, 2006
BUTLER, SUNDVICK & ASSOCIATES
FILE: 3126 DWG: 3126-P2

TYPICAL FLOORS (5th – 25th FLOORS)

0 5 10 15 20

SCALE 1 : 250 DISTANCES ARE IN METRES





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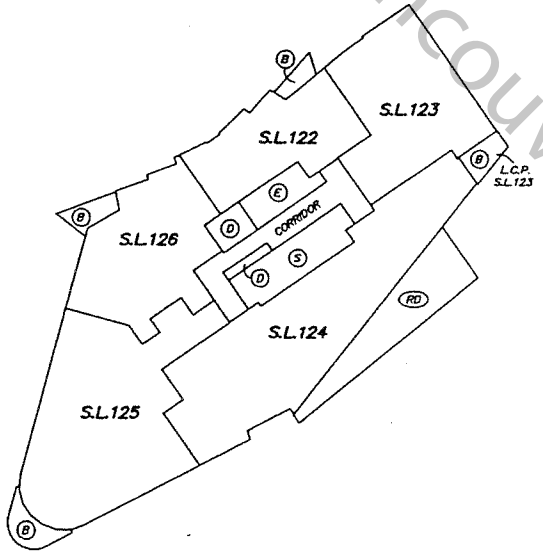
APRIL 13, 2006
BUTLER, SUNDVICK & ASSOCIATES
FILE: 3126 DWG: 3126-P2

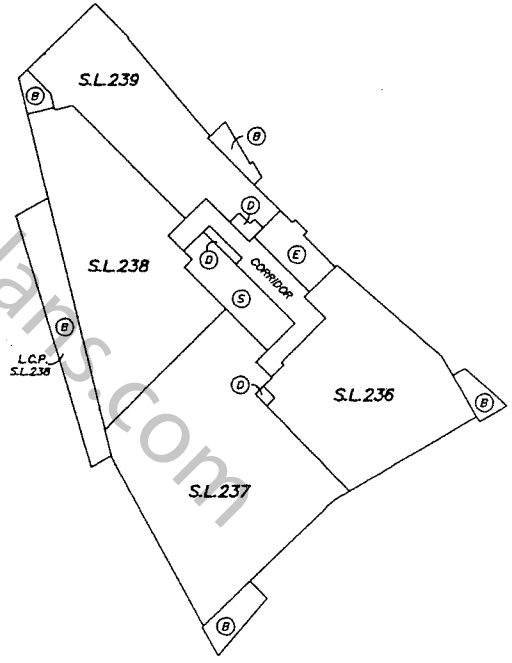
26th FLOOR

0 5 10 15 20

SCALE 1 : 250 DISTANCES ARE IN METRES







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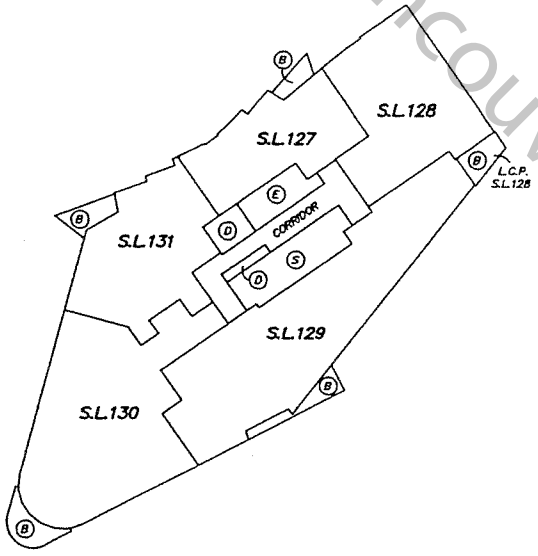
APRIL 13, 2006
BUTLER, SUNDWICK & ASSOCIATES
FILE: 3126 DWG: 3126-P2

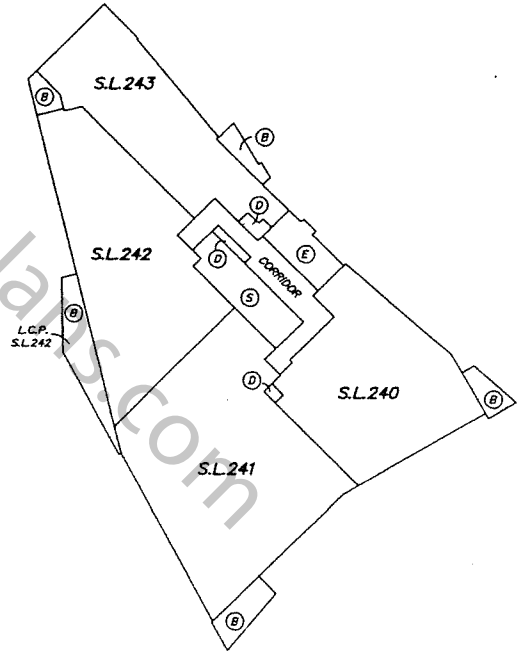
27th FLOOR

0 5 10 15 20

SCALE 1 : 250 DISTANCES ARE IN METRES







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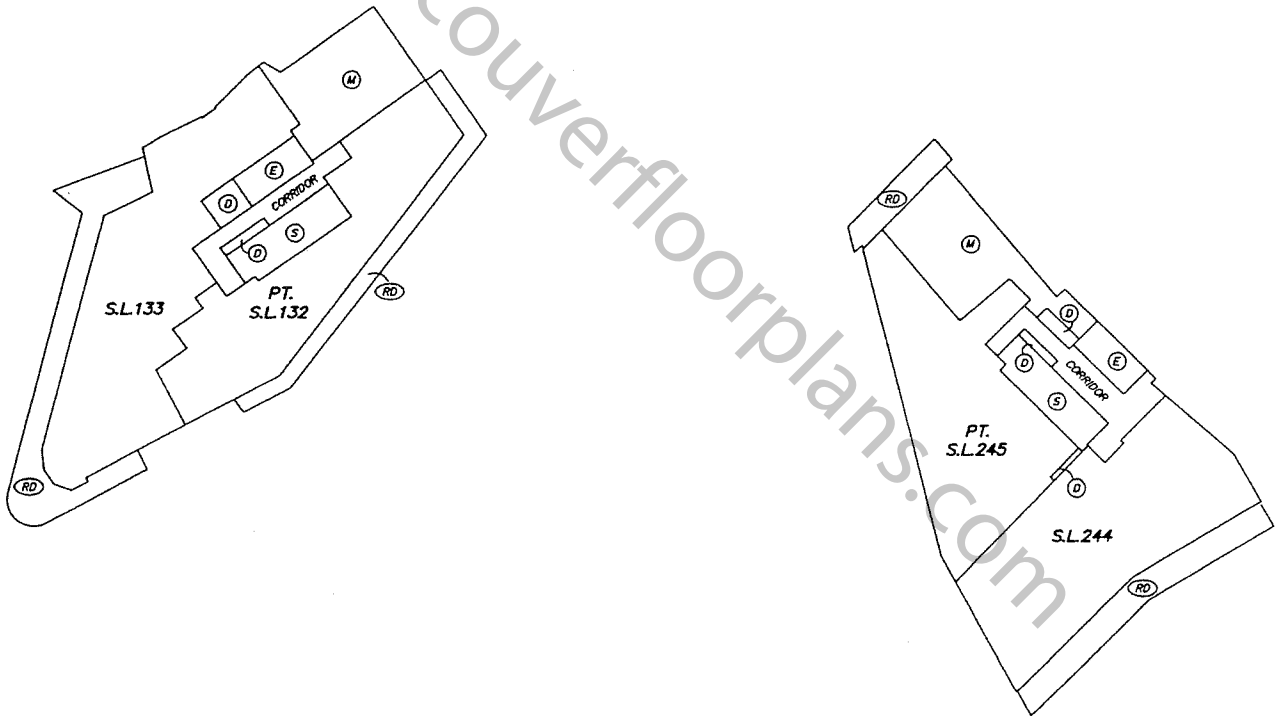
APRIL 13, 2006
BUTLER, SUNDVICK & ASSOCIATES
FILE: 3126 DWG: 3126-P2

28th FLOOR

0 5 10 15 20

SCALE 1 : 250 DISTANCES ARE IN METRES





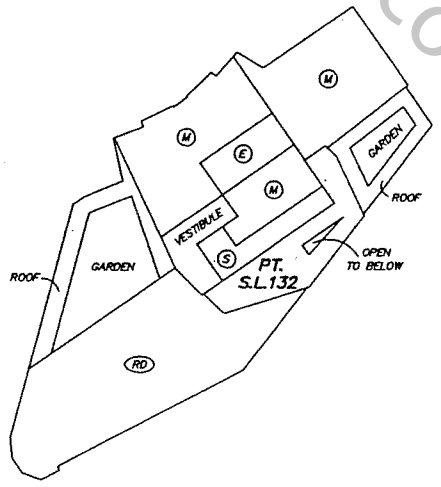
vancouverfloorplans.com

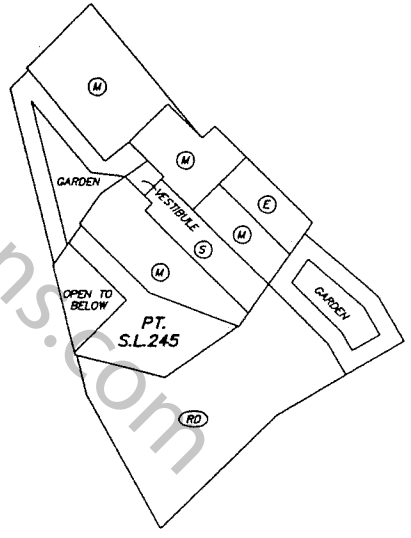
APRIL 13, 2006
BUTLER, SUNDVICK & ASSOCIATES
FILE: 3126 DWG: 3126-P2

MECHANICAL PENTHOUSE

0 5 10 15 20

SCALE 1 : 250 DISTANCES ARE IN METRES





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APRIL 13, 2006
BUTLER, SUNDWICK & ASSOCIATES
FILE: 3126 DWG: 3126-P2

EXHIBIT B

Estimated Area Calculation for Mariner and Flagship

April 13, 2006

NOTE: Estimated Areas are computed to outside of exterior walls, outside of walls adjacent to common property, and centre line of walls common to other Lots, including, where applicable, enclosed balconies (solariums), in-suite storage spaces and in-suite stairs.

STRATA LOT NUMBER	Estimated Area From Architectural Plans		STRATA LOT NUMBER	Estimated Area From Architectural Plans	
	Square Metres	Square Feet		Square Metres	Square Feet
S.L. 1	128.1	1379	S.L. 32	61.1	658
S.L. 2	136.5	1469	S.L. 33	85.7	923
S.L. 3	129.6	1395	S.L. 34	104.3	1123
S.L. 4	127.6	1373	S.L. 35	101.5	1093
S.L. 5	167.4	1802	S.L. 36	118.3	1273
S.L. 6	164.6	1772	S.L. 37	81.3	875
S.L. 7	155.4	1673	S.L. 38	61.1	658
S.L. 8	61.1	658	S.L. 39	85.7	923
S.L. 9	85.7	923	S.L. 40	104.3	1123
S.L. 10	104.3	1123	S.L. 41	101.5	1093
S.L. 11	98.7	1062	S.L. 42	118.3	1273
S.L. 12	157.3	1693	S.L. 43	81.3	875
S.L. 13	96.9	1043	S.L. 44	61.1	658
S.L. 14	61.1	658	S.L. 45	85.7	923
S.L. 15	85.7	923	S.L. 46	104.3	1123
S.L. 16	104.3	1123	S.L. 47	101.5	1093
S.L. 17	101.5	1093	S.L. 48	118.3	1273
S.L. 18	118.3	1273	S.L. 49	81.3	875
S.L. 19	81.3	875	S.L. 50	61.1	658
S.L. 20	61.1	658	S.L. 51	85.7	923
S.L. 21	85.7	923	S.L. 52	104.3	1123
S.L. 22	104.3	1123	S.L. 53	101.5	1093
S.L. 23	101.5	1093	S.L. 54	118.3	1273
S.L. 24	118.3	1273	S.L. 55	81.3	875
S.L. 25	81.3	875	S.L. 56	61.1	658
S.L. 26	61.1	658	S.L. 57	85.7	923
S.L. 27	85.7	923	S.L. 58	104.3	1123
S.L. 28	104.3	1123	S.L. 59	101.5	1093
S.L. 29	101.5	1093	S.L. 60	118.3	1273
S.L. 30	118.3	1273	S.L. 61	81.3	875
S.L. 31	81.3	875	S.L. 62	61.1	658

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STRATA LOT NUMBER	Estimated Area From Architectural Plans		STRATA LOT NUMBER	Estimated Area From Architectural Plans	
	Square Metres	Square Feet		Square Metres	Square Feet
S.L. 63	85.7	923	S.L. 105	85.7	923
S.L. 64	104.3	1123	S.L. 106	104.3	1123
S.L. 65	101.5	1093	S.L. 107	101.5	1093
S.L. 66	118.3	1273	S.L. 108	118.3	1273
S.L. 67	81.3	875	S.L. 109	81.3	875
S.L. 68	61.1	658	S.L. 110	61.1	658
S.L. 69	85.7	923	S.L. 111	85.7	923
S.L. 70	104.3	1123	S.L. 112	104.3	1123
S.L. 71	101.5	1093	S.L. 113	101.5	1093
S.L. 72	118.3	1273	S.L. 114	118.3	1273
S.L. 73	81.3	875	S.L. 115	81.3	875
S.L. 74	61.1	658	S.L. 116	61.1	658
S.L. 75	85.7	923	S.L. 117	85.7	923
S.L. 76	104.3	1123	S.L. 118	104.3	1123
S.L. 77	101.5	1093	S.L. 119	101.5	1093
S.L. 78	118.3	1273	S.L. 120	118.3	1273
S.L. 79	81.3	875	S.L. 121	81.3	875
S.L. 80	61.1	658	S.L. 122	61.1	658
S.L. 81	85.7	923	S.L. 123	85.7	923
S.L. 82	104.3	1123	S.L. 124	148.4	1597
S.L. 83	101.5	1093	S.L. 125	135.6	1460
S.L. 84	118.3	1273	S.L. 126	81.3	875
S.L. 85	81.3	875	S.L. 127	61.1	658
S.L. 86	61.1	658	S.L. 128	85.7	923
S.L. 87	85.7	923	S.L. 129	148.4	1597
S.L. 88	104.3	1123	S.L. 130	135.6	1460
S.L. 89	101.5	1093	S.L. 131	81.3	875
S.L. 90	118.3	1273	S.L. 132	185.3	1995
S.L. 91	81.3	875	S.L. 133	195.6	2105
S.L. 92	61.1	658	S.L. 134	140.4	1511
S.L. 93	85.7	923	S.L. 135	141.5	1523
S.L. 94	104.3	1123	S.L. 136	149.1	1605
S.L. 95	101.5	1093	S.L. 137	151.4	1630
S.L. 96	118.3	1273	S.L. 138	183.8	1978
S.L. 97	81.3	875	S.L. 139	172.8	1860
S.L. 98	61.1	658	S.L. 140	153.5	1652
S.L. 99	85.7	923	S.L. 141	122.2	1315
S.L. 100	104.3	1123	S.L. 142	131.7	1418
S.L. 101	101.5	1093	S.L. 143	115.0	1238
S.L. 102	118.3	1273	S.L. 144	114.5	1232
S.L. 103	81.3	875	S.L. 145	98.0	1055
S.L. 104	61.1	658	S.L. 146	122.2	1315

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STRATA LOT NUMBER	Estimated Area From Architectural Plans		STRATA LOT NUMBER	Estimated Area From Architectural Plans	
	Square Metres	Square Feet		Square Metres	Square Feet
S.L. 147	131.7	1418	S.L. 189	114.5	1232
S.L. 148	115.0	1238	S.L. 190	98.0	1055
S.L. 149	114.5	1232	S.L. 191	122.2	1315
S.L. 150	98.0	1055	S.L. 192	131.7	1418
S.L. 151	122.2	1315	S.L. 193	115.0	1238
S.L. 152	131.7	1418	S.L. 194	114.5	1232
S.L. 153	115.0	1238	S.L. 195	98.0	1055
S.L. 154	114.5	1232	S.L. 196	122.2	1315
S.L. 155	98.0	1055	S.L. 197	131.7	1418
S.L. 156	122.2	1315	S.L. 198	115.0	1238
S.L. 157	131.7	1418	S.L. 199	114.5	1232
S.L. 158	115.0	1238	S.L. 200	98.0	1055
S.L. 159	114.5	1232	S.L. 201	121.6	1309
S.L. 160	98.0	1055	S.L. 202	131.7	1418
S.L. 161	121.6	1309	S.L. 203	115.0	1238
S.L. 162	131.7	1418	S.L. 204	114.5	1232
S.L. 163	115.0	1238	S.L. 205	98.0	1055
S.L. 164	114.5	1232	S.L. 206	121.6	1309
S.L. 165	98.0	1055	S.L. 207	131.7	1418
S.L. 166	121.6	1309	S.L. 208	115.0	1238
S.L. 167	131.7	1418	S.L. 209	114.5	1232
S.L. 168	115.0	1238	S.L. 210	98.0	1055
S.L. 169	114.5	1232	S.L. 211	121.6	1309
S.L. 170	98.0	1055	S.L. 212	131.7	1418
S.L. 171	122.2	1315	S.L. 213	115.0	1238
S.L. 172	131.7	1418	S.L. 214	114.5	1232
S.L. 173	115.0	1238	S.L. 215	98.0	1055
S.L. 174	114.5	1232	S.L. 216	122.2	1315
S.L. 175	98.0	1055	S.L. 217	131.7	1418
S.L. 176	122.2	1315	S.L. 218	115.0	1238
S.L. 177	131.7	1418	S.L. 219	114.5	1232
S.L. 178	115.0	1238	S.L. 220	98.0	1055
S.L. 179	114.5	1232	S.L. 221	122.2	1315
S.L. 180	98.0	1055	S.L. 222	131.7	1418
S.L. 181	122.2	1315	S.L. 223	115.0	1238
S.L. 182	131.7	1418	S.L. 224	114.5	1232
S.L. 183	115.0	1238	S.L. 225	98.0	1055
S.L. 184	114.5	1232	S.L. 226	122.2	1315
S.L. 185	98.0	1055	S.L. 227	131.7	1418
S.L. 186	122.2	1315	S.L. 228	115.0	1238
S.L. 187	131.7	1418	S.L. 229	114.5	1232
S.L. 188	115.0	1238	S.L. 230	98.0	1055

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STRATA LOT NUMBER	Estimated Area From Architectural Plans		STRATA LOT NUMBER	Estimated Area From Architectural Plans	
	Square Metres	Square Feet		Square Metres	Square Feet
S.L. 231	122.2	1315	S.L. 240	122.2	1315
S.L. 232	131.7	1418	S.L. 241	181.6	1955
S.L. 233	115.0	1238	S.L. 242	146.5	1577
S.L. 234	114.5	1232	S.L. 243	98.0	1055
S.L. 235	98.0	1055	S.L. 244	179.8	1935
S.L. 236	122.2	1315	S.L. 245	205.5	2212
S.L. 237	181.6	1955			
S.L. 238	146.5	1577	**TOTALS**	**26576.0**	**286083**
S.L. 239	98.0	1055			

NOTE: The Estimated Area calculation in respect to each Lot has been prepared based upon architectural plans and is subject to the terms of the Offer to Purchase between the Developer and a purchaser.

3126-EXHIBIT B

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Exhibit D
Strata Property Act
Form V
SCHEDULE OF UNIT ENTITLEMENT

(*Section* 245 (a), 246, 264)

Re: Proposed Strata Plan

Being a Proposed Strata Plan of Lot 299
False Creek Plan BCP12251

P.I.D.: 025-995-201

Complete and file only the applicable form and schedule

STRATA PLAN CONSISTING ENTIRELY OF RESIDENTIAL STRATA LOTS

The unit entitlement for each residential strata lot is one of the following, as set out in the following table:

☐(a) the habitable area of the strata lot, in square metres, rounded to the nearest whole number as determined by a British Columbia land surveyor as set out in section 246 (3) (a) (i) of the *Strata Property Act*.

Certificate of British Columbia Land Surveyor

I, Gary Sundvick, a British Columbia land surveyor, certify that the following table reflects the habitable area of each residential strata lot.
Date : April 13, 2006

_____
Signature

☐(b) a whole number that is the same for all of the residential strata lots as set out in section 246 (3) (a) (ii) of the *Strata Property Act*.

OR

☐(c) a number that is approved by the Superintendent of Real Estate in accordance with section 246 (3) (a) (iii) of the *Strata Property Act*.

_____
Signature of the Superintendent of Real Estate

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Strata Lot No.	Sheet No.	Habitable Area in m2	Unit Entitlement	%* of Total Unit Entitlement **
1	6,7	128.1	128	0.48
2	6,7	136.5	137	0.52
3	6,7	129.6	130	0.49
4	6,7	127.6	128	0.48
5	6,7	167.4	167	0.63
6	6	164.6	165	0.62
7	7	155.4	155	0.58
8	8	61.1	61	0.23
9	8	85.7	86	0.32
10	8	104.3	104	0.39
11	8	98.7	99	0.37
12	8	157.3	157	0.59
13	8	96.9	97	0.36
14	9	61.1	61	0.23
15	9	85.7	86	0.32
16	9	104.3	104	0.39
17	9	101.5	102	0.38
18	9	118.3	118	0.44
19	9	81.3	81	0.30
20	9	61.1	61	0.23
21	9	85.7	86	0.32
22	9	104.3	104	0.39
23	9	101.5	102	0.38
24	9	118.3	118	0.44
25	9	81.3	81	0.30
26	9	61.1	61	0.23
27	9	85.7	86	0.32
28	9	104.3	104	0.39
29	9	101.5	102	0.38
30	9	118.3	118	0.44
31	9	81.3	81	0.30
32	9	61.1	61	0.23
33	9	85.7	86	0.32
34	9	104.3	104	0.39
35	9	101.5	102	0.38
36	9	118.3	118	0.44

vancouverfloorplans.com

Strata Lot No.	Sheet No.	Habitable Area in m2	Unit Entitlement	%* of Total Unit Entitlement **
37	9	81.3	81	0.30
38	9	61.1	61	0.23
39	9	85.7	86	0.32
40	9	104.3	104	0.39
41	9	101.5	102	0.38
42	9	118.3	118	0.44
43	9	81.3	81	0.30
44	9	61.1	61	0.23
45	9	85.7	86	0.32
46	9	104.3	104	0.39
47	9	101.5	102	0.38
48	9	118.3	118	0.44
49	9	81.3	81	0.30
50	9	61.1	61	0.23
51	9	85.7	86	0.32
52	9	104.3	104	0.39
53	9	101.5	102	0.38
54	9	118.3	118	0.44
55	9	81.3	81	0.30
56	9	61.1	61	0.23
57	9	85.7	86	0.32
58	9	104.3	104	0.39
59	9	101.5	102	0.38
60	9	118.3	118	0.44
61	9	81.3	81	0.30
62	9	61.1	61	0.23
63	9	85.7	86	0.32
64	9	104.3	104	0.39
65	9	101.5	102	0.38
66	9	118.3	118	0.44
67	9	81.3	81	0.30
68	9	61.1	61	0.23
69	9	85.7	86	0.32
70	9	104.3	104	0.39
71	9	101.5	102	0.38
72	9	118.3	118	0.44

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Strata Lot No.	Sheet No.	Habitable Area in m2	Unit Entitlement	%* of Total Unit Entitlement **
73	9	81.3	81	0.30
74	9	61.1	61	0.23
75	9	85.7	86	0.32
76	9	104.3	104	0.39
77	9	101.5	102	0.38
78	9	118.3	118	0.44
79	9	81.3	81	0.30
80	9	61.1	61	0.23
81	9	85.7	86	0.32
82	9	104.3	104	0.39
83	9	101.5	102	0.38
84	9	118.3	118	0.44
85	9	81.3	81	0.30
86	9	61.1	61	0.23
87	9	85.7	86	0.32
88	9	104.3	104	0.39
89	9	101.5	102	0.38
90	9	118.3	118	0.44
91	9	81.3	81	0.30
92	9	61.1	61	0.23
93	9	85.7	86	0.32
94	9	104.3	104	0.39
95	9	101.5	102	0.38
96	9	118.3	118	0.44
97	9	81.3	81	0.30
98	9	61.1	61	0.23
99	9	85.7	86	0.32
100	9	104.3	104	0.39
101	9	101.5	102	0.38
102	9	118.3	118	0.44
103	9	81.3	81	0.30
104	9	61.1	61	0.23
105	9	85.7	86	0.32
106	9	104.3	104	0.39
107	9	101.5	102	0.38
108	9	118.3	118	0.44
109	9	81.3	81	0.30

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Strata Lot No.	Sheet No.	Habitable Area in m2	Unit Entitlement	%* of Total Unit Entitlement **
110	9	61.1	61	0.23
111	9	85.7	86	0.32
112	9	104.3	104	0.39
113	9	101.5	102	0.38
114	9	118.3	118	0.44
115	9	81.3	81	0.30
116	9	61.1	61	0.23
117	9	85.7	86	0.32
118	9	104.3	104	0.39
119	9	101.5	102	0.38
120	9	118.3	118	0.44
121	9	81.3	81	0.30
122	10	61.1	61	0.23
123	10	85.7	86	0.32
124	10	148.4	148	0.56
125	10	135.6	136	0.51
126	10	81.3	81	0.30
127	11	61.1	61	0.23
128	11	85.7	86	0.32
129	11	148.4	148	0.56
130	11	135.6	136	0.51
131	11	81.3	81	0.30
132	12,13	185.3	185	0.70
133	12	195.6	196	0.74
134	6,7	140.4	140	0.53
135	6,7	141.5	142	0.53
136	6,7	149.1	149	0.56
137	6,7	151.4	151	0.57
138	6,7	183.8	184	0.69
139	6,7	172.8	173	0.65
140	6,7	153.5	154	0.58
141	8	122.2	122	0.46
142	8	131.7	132	0.50
143	8	115.0	115	0.43
144	8	114.5	115	0.43
145	8	98.0	98	0.37
146	9	122.2	122	0.46

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Strata Lot No.	Sheet No.	Habitable Area in m2	Unit Entitlement	%* of Total Unit Entitlement **
147	9	131.7	132	0.50
148	9	115.0	115	0.43
149	9	114.5	115	0.43
150	9	98.0	98	0.37
151	9	122.2	122	0.46
152	9	131.7	132	0.50
153	9	115.0	115	0.43
154	9	114.5	115	0.43
155	9	98.0	98	0.37
156	9	122.2	122	0.46
157	9	131.7	132	0.50
158	9	115.0	115	0.43
159	9	114.5	115	0.43
160	9	98.0	98	0.37
161	9	121.6	122	0.46
162	9	131.7	132	0.50
163	9	115.0	115	0.43
164	9	114.5	115	0.43
165	9	98.0	98	0.37
166	9	121.6	122	0.46
167	9	131.7	132	0.50
168	9	115.0	115	0.43
169	9	114.5	115	0.43
170	9	98.0	98	0.37
171	9	122.2	122	0.46
172	9	131.7	132	0.50
173	9	115.0	115	0.43
174	9	114.5	115	0.43
175	9	98.0	98	0.37
176	9	122.2	122	0.46
177	9	131.7	132	0.50
178	9	115.0	115	0.43
179	9	114.5	115	0.43
180	9	98.0	98	0.37
181	9	122.2	122	0.46
182	9	131.7	132	0.50
183	9	115.0	115	0.43

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Strata Lot No.	Sheet No.	Habitable Area in m2	Unit Entitlement	%* of Total Unit Entitlement **
184	9	114.5	115	0.43
185	9	98.0	98	0.37
186	9	122.2	122	0.46
187	9	131.7	132	0.50
188	9	115.0	115	0.43
189	9	114.5	115	0.43
190	9	98.0	98	0.37
191	9	122.2	122	0.46
192	9	131.7	132	0.50
193	9	115.0	115	0.43
194	9	114.5	115	0.43
195	9	98.0	98	0.37
196	9	122.2	122	0.46
197	9	131.7	132	0.50
198	9	115.0	115	0.43
199	9	114.5	115	0.43
200	9	98.0	98	0.37
201	9	121.6	122	0.46
202	9	131.7	132	0.50
203	9	115.0	115	0.43
204	9	114.5	115	0.43
205	9	98.0	98	0.37
206	9	121.6	122	0.46
207	9	131.7	132	0.50
208	9	115.0	115	0.43
209	9	114.5	115	0.43
210	9	98.0	98	0.37
211	9	121.6	122	0.46
212	9	131.7	132	0.50
213	9	115.0	115	0.43
214	9	114.5	115	0.43
215	9	98.0	98	0.37
216	9	122.2	122	0.46
217	9	131.7	132	0.50
218	9	115.0	115	0.43
219	9	114.5	115	0.43
220	9	98.0	98	0.37

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Strata Lot No.	Sheet No.	Habitable Area in m2	Unit Entitlement	%* of Total Unit Entitlement **
221	9	122.2	122	0.46
222	9	131.7	132	0.50
223	9	115.0	115	0.43
224	9	114.5	115	0.43
225	9	98.0	98	0.37
226	9	122.2	122	0.46
227	9	131.7	132	0.50
228	9	115.0	115	0.43
229	9	114.5	115	0.43
230	9	98.0	98	0.37
231	9	122.2	122	0.46
232	9	131.7	132	0.50
233	9	115.0	115	0.43
234	9	114.5	115	0.43
235	9	98.0	98	0.37
236	10	122.2	122	0.46
237	10	181.6	182	0.68
238	10	146.5	147	0.55
239	10	98.0	98	0.37
240	11	122.2	122	0.46
241	11	181.6	182	0.68
242	11	146.5	147	0.55
243	11	98.0	98	0.37
244	12	179.8	180	0.68
245	12,13	205.5	206	0.77
Total number of lots: 245			**Total unit entitlement: 26590**	

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* expression of percentage is for informational purposes only and has no legal effect
** not required for a phase of a phased strata plan

Date : _____ *[month day, year]*

_____

Signature of Owner Developer

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Exhibit G

INTERIM BUDGET OF OPERATING EXPENSES AND MONTHLY ASSESSMENTS

Item			Estimated Annual Cost
HVAC & Building Maintenance			$ 70,000
Elevator Maintenance & Monitoring			41,800
Landscape Maintenance			36,000
Janitorial Contract, Window Cleaning, Cleaning & Other Supplies			90,000
Utility Expenses :			
Common Property Utility Expenses - Electricity/Gas/Steam where applicable (including Strata Lot Hot Water)			140,000
Strata Lot Utilities -			
Gas for Cooktop			40,000
Gas for fireplaces (only applies to Strata Lot 134 to 245)			20,160
Components outside Strata Lots 1 to and including 133 for air cooling and heating system (e.g. Cooling Tower & Boiler)		45,000	
Components outside Strata Lots 134 to and including 245 for air cooling system (e.g. Cooling Tower)		10,000	
			55,000
Fire Alarm Monitoring & Fire System Inspection			15,000
Window Maintenance - Inspection			5,000
Management Fees			56,625
Concierge (16-hour)			115,000
Building Manager			45,000
Office Expenses & Administration Cost			20,000
Insurance			80,000
Garbage Removal & Recycling			24,000
Water & Sewer			40,000
Payment for Promissory Notes on Handicapped Parking Stalls *			12,700
Esprit City Club **			
Direct Costs for Recreational Facilities	$	28,500	
Related HVAC, Building Maintenance & Janitorial Services		34,000	
Utilities for Recreational Facilities		40,000	
Club Attendent (18-hours per day 7 days per week)		116,000	
Miscellaneous (fire alarm, management & administration, insurance, water & sewer, etc.)		27,740	
Recreational Facilities (Total)	$	246,240	
Mariner & Flagship's Share of the Esprit City Club **			117,907
Estimated Operating Expenses			**1,024,192**
add 5% Contingency Reserve Fund ***			51,210
TOTAL ESTIMATED ANNUAL BUDGET			**$ 1,075,401**

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Note: This budget was prepared in September, 2005 using 2005 figures. The budget may increase in the future due toinflation, wear and tear, expiration of warranty periods and other circumstantial changes.

** The amount of this item may change pending on the number of handicapped parking stalls.*

*** Esprit City Club and its club attendent (as and when hired) may be shared by the strata corporations of other Concord Developments as and when it is formed. All shared unless separately metered, will be based on unit entitlement. The proportionate share by Mariner and Flagship as shown above is based on the assumption that the Esprit City Club is shared between the strata corporations of Lot 298* Development, Lot 301 Development, Mariner and Flagship.

**** In addition to this line item, the Developer will contribute a minimum of 5% of the Estimated Operating Expenses to the contingency reserve fund at the time of the first conveyance of a strata lot to a purchaser in accordance with the Strata Property Act.*

ESTIMATED INITIAL BUDGET OF MONTHLY ASSESSMENTS

Strata Lot	Suite	Estimated Assessment	Strata Lot	Suite	Estimated Assessment
1	TH-101	438.65	44	1001	209.04
2	TH-102	469.49	45	1002	294.72
3	TH-103	445.50	46	1003	356.40
4	TH-105	438.65	47	1005	349.55
5	TH-106	572.30	48	1006	404.38
6	TH-107	565.44	49	1007	277.58
7	201	531.17	50	1101	209.04
8	301	209.04	51	1102	294.72
9	302	294.72	52	1103	356.40
10	303	356.40	53	1105	349.55
11	305	339.27	54	1106	404.38
12	306	538.03	55	1107	277.58
13	307	332.41	56	1201	209.04
14	501	209.04	57	1202	294.72
15	502	294.72	58	1203	356.40
16	503	356.40	59	1205	349.55
17	505	349.55	60	1206	404.38
18	506	404.38	61	1207	277.58
19	507	277.58	62	1501	209.04
20	601	209.04	63	1502	294.72
21	602	294.72	64	1503	356.40
22	603	356.40	65	1505	349.55
23	605	349.55	66	1506	404.38
24	606	404.38	67	1507	277.58
25	607	277.58	68	1601	209.04
26	701	209.04	69	1602	294.72
27	702	294.72	70	1603	356.40
28	703	356.40	71	1605	349.55
29	705	349.55	72	1606	404.38
30	706	404.38	73	1607	277.58
31	707	277.58	74	1701	209.04
32	801	209.04	75	1702	294.72
33	802	294.72	76	1703	356.40
34	803	356.40	77	1705	349.55
35	805	349.55	78	1706	404.38
36	806	404.38	79	1707	277.58
37	807	277.58	80	1801	209.04
38	901	209.04	81	1802	294.72
39	902	294.72	82	1803	356.40
40	903	356.40	83	1805	349.55
41	905	349.55	84	1806	404.38
42	906	404.38	85	1807	277.58
43	907	277.58	86	1901	209.04

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Strata Lot	Suite	Estimated Assessment	Strata Lot	Suite	Estimated Assessment
87	1902	294.72	132	2801	633.98
88	1903	356.40	133	2802	671.68
89	1905	349.55	134	TH-101	464.31
90	1906	404.38	135	TH-102	470.95
91	1907	277.58	136	TH-103	494.16
92	2001	209.04	137	TH-105	500.80
93	2002	294.72	138	TH-106	610.24
94	2003	356.40	139	TH-107	573.76
95	2005	349.55	140	TH-108	510.75
96	2006	404.38	141	301	404.62
97	2007	277.58	142	302	437.78
98	2101	209.04	143	303	381.40
99	2102	294.72	144	305	381.40
100	2103	356.40	145	306	325.02
101	2105	349.55	146	501	404.62
102	2106	404.38	147	502	437.78
103	2107	277.58	148	503	381.40
104	2201	209.04	149	505	381.40
105	2202	294.72	150	506	325.02
106	2203	356.40	151	601	404.62
107	2205	349.55	152	602	437.78
108	2206	404.38	153	603	381.40
109	2207	277.58	154	605	381.40
110	2301	209.04	155	606	325.02
111	2302	294.72	156	701	404.62
112	2303	356.40	157	702	437.78
113	2305	349.55	158	703	381.40
114	2306	404.38	159	705	381.40
115	2307	277.58	160	706	325.02
116	2501	209.04	161	801	404.62
117	2502	294.72	162	802	437.78
118	2503	356.40	163	803	381.40
119	2505	349.55	164	805	381.40
120	2506	404.38	165	806	325.02
121	2507	277.58	166	901	404.62
122	2601	209.04	167	902	437.78
123	2602	294.72	168	903	381.40
124	2603	507.19	169	905	381.40
125	2605	466.06	170	906	325.02
126	2606	277.58	171	1001	404.62
127	2701	209.04	172	1002	437.78
128	2702	294.72	173	1003	381.40
129	2703	507.19	174	1005	381.40
130	2705	466.06	175	1006	325.02
131	2706	277.58	176	1101	404.62

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Strata Lot	Suite	Estimated Assessment	Strata Lot	Suite	Estimated Assessment
177	1102	437.78	212	2002	437.78
178	1103	381.40	213	2003	381.40
179	1105	381.40	214	2005	381.40
180	1106	325.02	215	2006	325.02
181	1201	404.62	216	2101	404.62
182	1202	437.78	217	2102	437.78
183	1203	381.40	218	2103	381.40
184	1205	381.40	219	2105	381.40
185	1206	325.02	220	2106	325.02
186	1501	404.62	221	2201	404.62
187	1502	437.78	222	2202	437.78
188	1503	381.40	223	2203	381.40
189	1505	381.40	224	2205	381.40
190	1506	325.02	225	2206	325.02
191	1601	404.62	226	2301	404.62
192	1602	437.78	227	2302	437.78
193	1603	381.40	228	2303	381.40
194	1605	381.40	229	2305	381.40
195	1606	325.02	230	2306	325.02
196	1701	404.62	231	2501	404.62
197	1702	437.78	232	2502	437.78
198	1703	381.40	233	2503	381.40
199	1705	381.40	234	2505	381.40
200	1706	325.02	235	2506	325.02
201	1801	404.62	236	2601	404.62
202	1802	437.78	237	2602	603.61
203	1803	381.40	238	2603	487.53
204	1805	381.40	239	2605	325.02
205	1806	325.02	240	2701	404.62
206	1901	404.62	241	2702	603.61
207	1902	437.78	242	2703	487.53
208	1903	381.40	243	2705	325.02
209	1905	381.40	244	2801	596.98
210	1906	325.02	245	2802	683.21
211	2001	404.62			

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