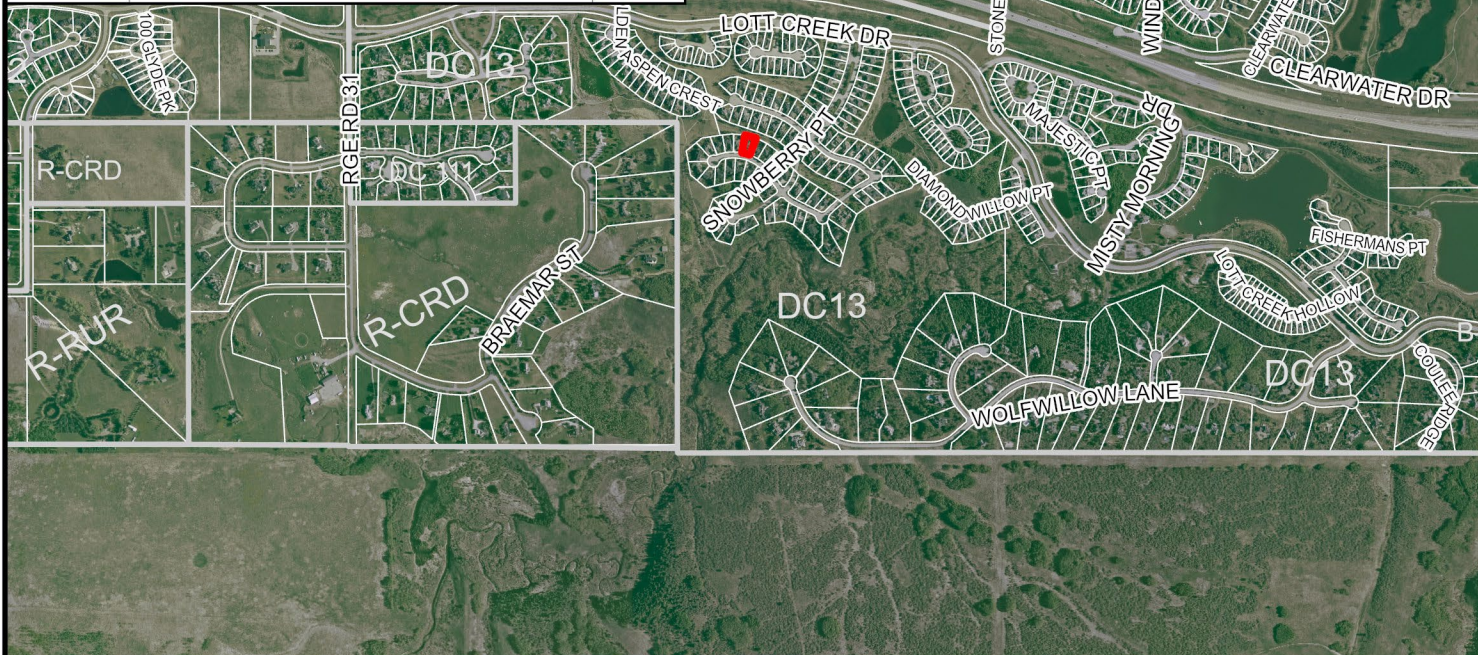
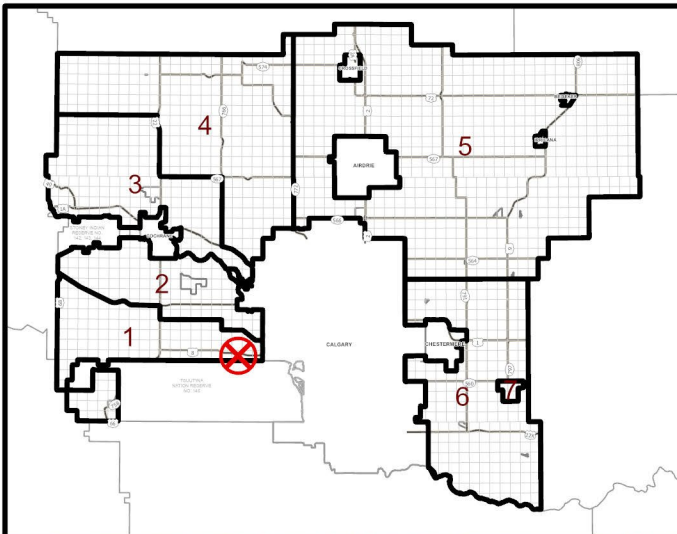




Location & Context

A site-specific amendment to Direct Control Bylaw C-4763-97 (DC-13) on Unit 41 Plan 0013252 to allow the existing dwelling to have a minimum side yard setback of 1.42 m (4.66 ft) on the southeast corner instead of the required 1.5 m (4.92 ft).



Division: 1  
 Roll: 04701314  
 File: PL20260006  
 Printed: 1/20/2026  
 Legal: A portion of  
 SE-01-24-03-W05M

ALBERTA LAND SURVEYOR'S REAL PROPERTY REPORT



110, 4129-8th Street S.E.  
Calgary, Alberta T2G 3A5  
Phone (403) 283-5455  
E-mail: admin@globalraymac.ca  
Fax (403) 283-5418

DESCRIPTION OF PROPERTY

UNIT 41  
AND 114 UNDIVIDED ONE TEN THOUSANDTH  
SHARES IN THE COMMON PROPERTY  
CONDOMINIUM PLAN 001 3252

I hereby certify that this Report, which includes the attached plan and related survey, was prepared and performed under my supervision, direction and control and in accordance with standards and rules for the practice of surveying prescribed by the Alberta Land Surveyors' Association Accordingly, within those standards and as of the date of this Report, I am of the opinion that:

- The Plan illustrates the boundaries of the Property, the improvements as defined in Part C, Section 6.5 of the Alberta Land Surveyors' Association's Manual of Standard Practice, registered easements and rights-of-way affecting the extent of the title to the property;
- The improvements are entirely within the boundaries of the property unless otherwise noted;
- No visible encroachments exist on the Property from any improvement situated on an adjacent property unless otherwise noted, and;
- No visible encroachments exist on registered easements or rights-of-way affecting the extent of the property, unless otherwise noted;
- Title information is based on a title search dated October 29th, 2025, C. of T. No. 041148 055;
- Date of Survey November 12th, 2025;
- Unless otherwise specified the dimensions shown relate to distances from Property boundaries to foundation walls at time of survey;
- Distances are in metres and decimals thereof;
- This document is not valid unless it bears the original digital signature of Robert M. Wallace, (Alberta Land Surveyor) and the Global Raymac Surveys's permit stamp;
- Purpose: This report has been prepared for the benefit of the Property owner, subsequent owners and any of their agents for the purpose of a real estate transaction. Copying is permitted only for the benefit of these parties. Where applicable, registered easements and utility rights of way affecting the extent of the property have been shown on the plan. Unless shown otherwise, property corner markers have not been placed during the survey for this report. The plan should not be used to establish boundaries due to the risk of misinterpretation or measurement error by the user. The information on this Real Property Report reflects the status of this property as of the date of survey only. Users are encouraged to have the Real Property Report updated for future requirements.
- Property is subject to Easement Reg. No. 001 361 249;
- Property is subject to Agreement Reg. No. 001 361 250
- RE: Restrictive Covenant, Easement, Utility Right-Of-Way
- Property is subject to Agreement Reg. No. 001 362 078
- RE: Restrictive Covenant and Utility Right-Of-Way

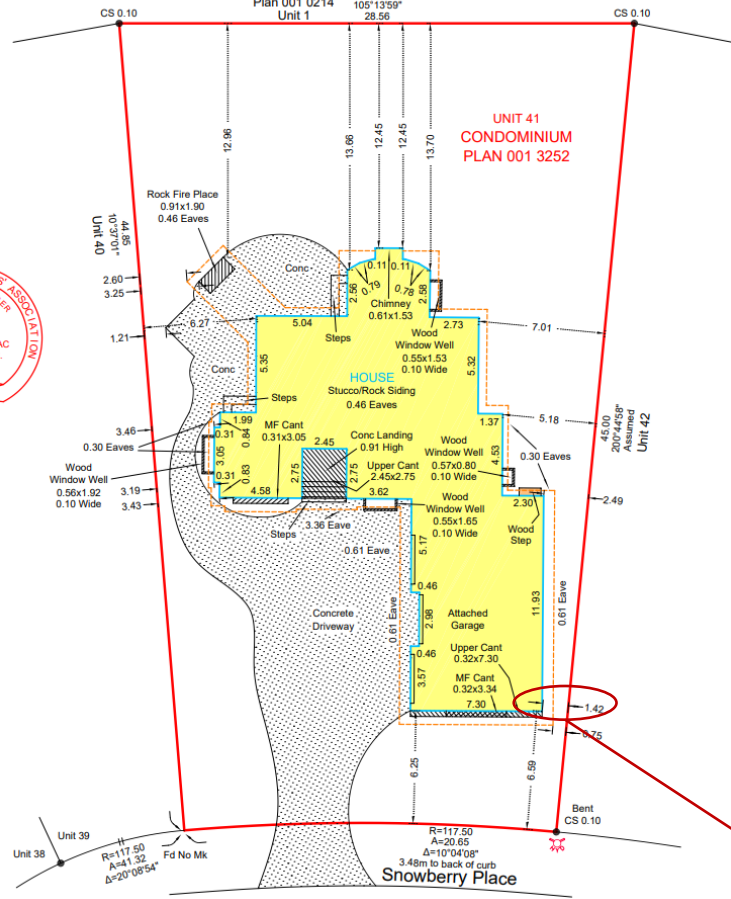
Proposal

A site-specific amendment to Direct Control Bylaw C-4763-97 (DC-13) on Unit 41 Plan 0013252 to allow the existing dwelling to have a minimum side yard setback of 1.42 m (4.66 ft) on the southeast corner instead of the required 1.5 m (4.92 ft).



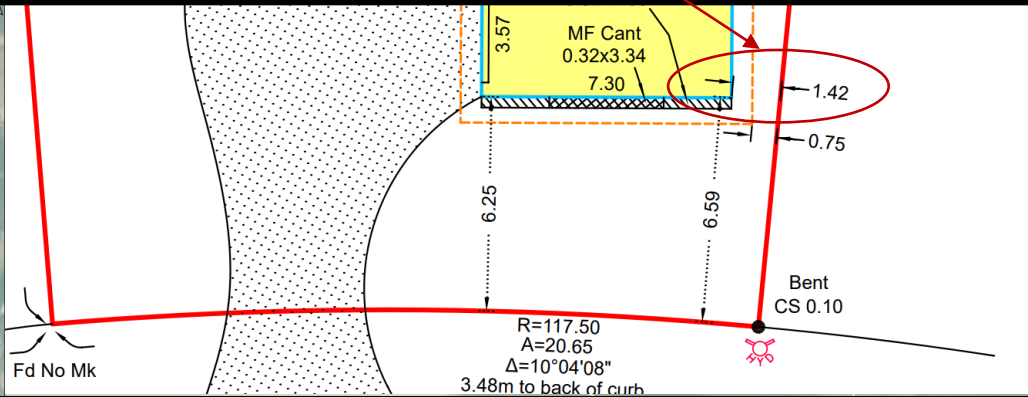
LEGEND

- ABBREVIATIONS AND SYMBOLS THAT MAY APPEAR ON THIS PLAN.
- Drill Hole found shown thus, .....
  - Iron Bar found shown thus, .....
  - Statutory Iron Post found shown thus, .....
  - Centre (Central) angle of arc shown thus, .....
  - Eave Fascia are shown thus, .....
  - Fences are shown thus, .....
  - Line not to scale shown thus, .....
  - Utility Rights-Of-Way are shown thus, .....
  - Building foundation shown thus, .....
  - Property line shown thus, .....
  - A denotes length of arc
  - AC denotes Air Conditioner
  - SB denotes Brick
  - CB denotes Cinder Block
  - CS denotes depth Fd. I. is counter sunk
  - CD denotes cantilever
  - Conc denotes concrete
  - E denotes Eave
  - Eave dimensioned to fascia
  - Fd denotes found
  - Fences are within 0.10m of property line unless otherwise noted
  - GL denotes ground level
  - I denotes iron post
  - m denotes metres
  - Mk denotes Maintenance Access
  - MF denotes Main Floor
  - Mk denotes mark
  - Mix denotes marks
  - N denotes North
  - OD denotes Overland Drainage
  - R denotes radius of arc
  - ROV denotes Right-Of-Way
  - Reg No denotes registration number
  - Rft Wall denotes retaining wall
  - S denotes South
  - U denotes Utility
  - W denotes distance Fd. I. is above ground
  - W denotes West
  - WOH denotes Walk Out Basement



Dated this 12th day of November 2025.

MUNICIPAL ADDRESS: 323 Snowberry Place Rocky View County, Alberta	Robert M. Wallace, A.L.S.
CLIENT: Dan Lindquist	Drawn by: LC
CLIENT FILE NO.	GRSL FILE NO. 25CR1157
SCALE 1: 200	



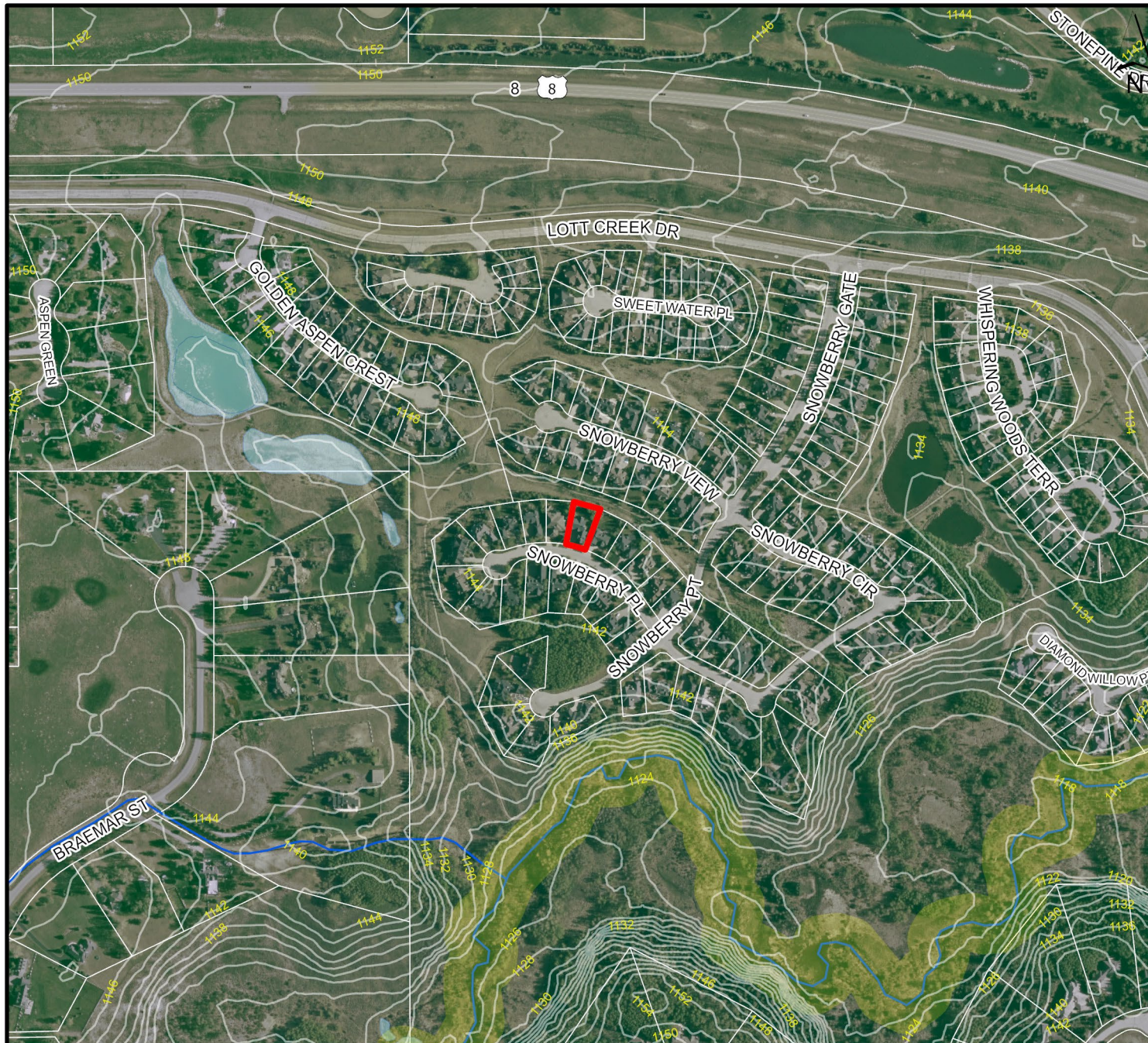
Division: 1  
Roll: 04701314  
File: PL20260006  
Printed: 1/20/2026  
Legal: A portion of SE-01-24-03-W05M



ROCKY VIEW COUNTY

## Environmental

A site-specific amendment to Direct Control Bylaw C-4763-97 (DC-13) on Unit 41 Plan 0013252 to allow the existing dwelling to have a minimum side yard setback of 1.42 m (4.66 ft) on the southeast corner instead of the required 1.5 m (4.92 ft).



### Legend

-  Subject Lands
-  Contour - 2 meters
-  Riparian Setbacks
-  Alberta Wetland Inventory
-  Surface Water

Division: 1

Roll: 04701314

File: PL20260006

Printed: 1/20/2026

Legal: A portion of  
SE-01-24-03-W05M



Soil Classifications

A site-specific amendment to Direct Control Bylaw C-4763-97 (DC-13) on Unit 41 Plan 0013252 to allow the existing dwelling to have a minimum side yard setback of 1.42 m (4.66 ft) on the southeast corner instead of the required 1.5 m (4.92 ft).



Division: 1  
 Roll: 04701314  
 File: PL20260006  
 Printed: 1/20/2026  
 Legal: A portion of SE-01-24-03-W05M



ROCKY VIEW COUNTY

### Landowner Circulation Area

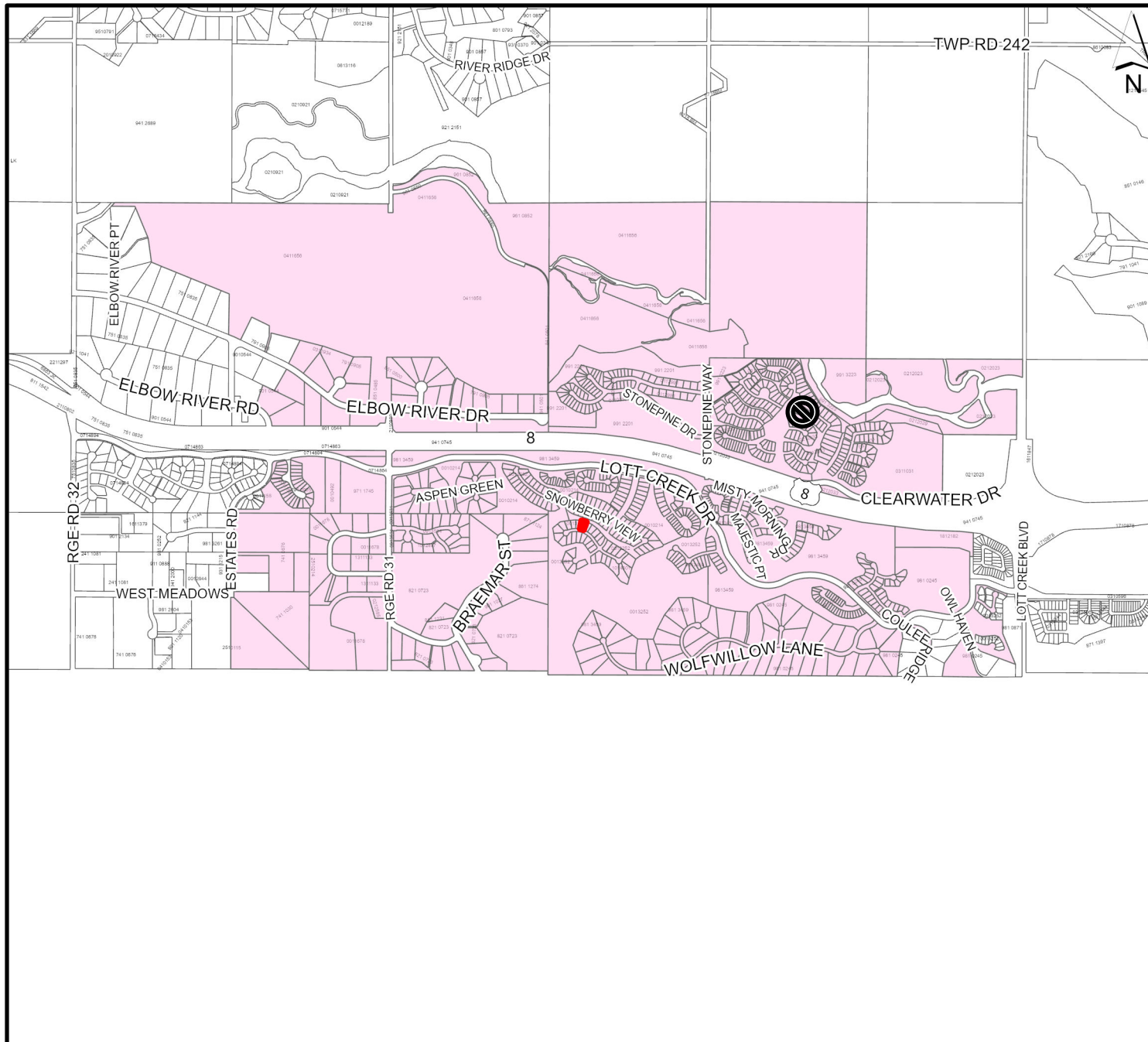
A site-specific amendment to Direct Control Bylaw C-4763-97 (DC-13) on Unit 41 Plan 0013252 to allow the existing dwelling to have a minimum side yard setback of 1.42 m (4.66 ft) on the southeast corner instead of the required 1.5 m (4.92 ft).

#### Legend

Support



Not Support



Division: 1  
Roll: 04701314  
File: PL20260006  
Printed: 1/20/2026  
Legal: A portion of SE-01-24-03-W05M