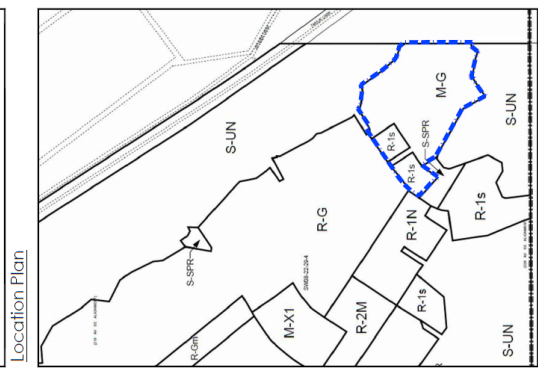
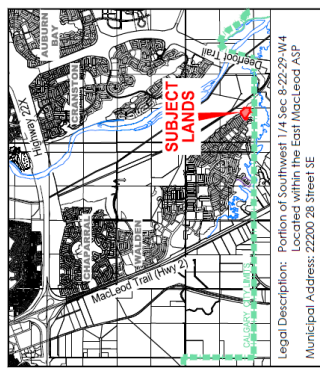
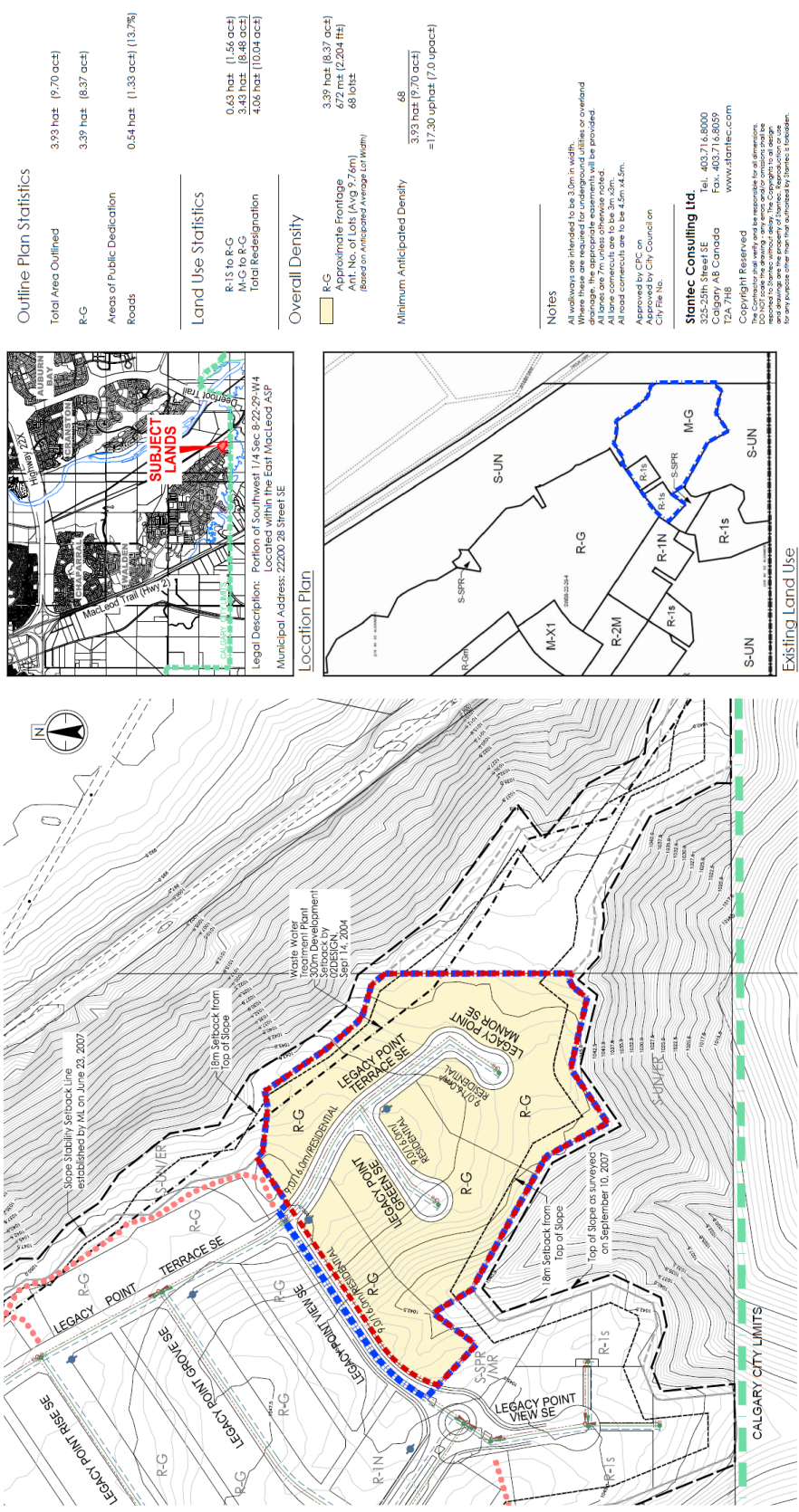


Proposed Outline Plan



Outline Plan Statistics

Total Area Outlined: 3.93 hat (9.70 act)

R-G: 3.39 hat (8.37 act)

Areas of Public Dedication: 0.54 hat (1.33 act) (13.7%)

Roads: 0.54 hat (1.33 act) (13.7%)

R-1S to R-G: 0.43 hat (1.56 act)

R-1S to R-G: 3.43 hat (8.46 act)

Total Redesignation: 4.06 hat (10.04 act)

Land Use Statistics

R-1S to R-G: 0.43 hat (1.56 act)

R-1S to R-G: 3.43 hat (8.46 act)

Total Redesignation: 4.06 hat (10.04 act)

Overall Density

R-G: 3.39 hat (8.37 act)

Approximate Frontage: 672 mt (2,204 ft)

Ant. No. of Lots (Avg 9.74m): 68 lots

(Based on Anticipated Average Lot Width)

Minimum Anticipated Density: 48

3.93 hat (9.70 act) = 17.30 uphat (7.0 upact)

NOTES

All walkways are intended to be 3.0m in width. Where these are required for underground utilities or overhead power lines, the width of the walkway will be provided. All lane corners are to be 3m x 3m. All road corners are to be 4.5m x 4.5m.

Approved by CFC on [Date] by City Council on [Date]

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LEGACY
Timeless Living

WESTCREEK DEVELOPMENTS

116500267
November 19, 2019

LEGACY
Timeless Living

LEGACY STAGE II
OUTLINE PLAN and LAND USE REDESIGNATION - DTR2
PHASE 38
PREPARED FOR: WEST PINE CREEK DEVELOPMENTS INC
V:\116500267\116500267_2022\Drawing\38_Outline Plan_DTR2.dwg

Legend

- Outline Plan Boundary
- Land Use Redesignation Boundary
- Hydrant shown thus
- Sanitary Sewer shown thus
- Storm Sewer shown thus
- Water Lines shown thus
- Local Pathway System

Scale: 1:200