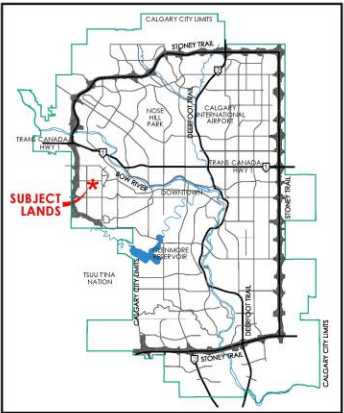
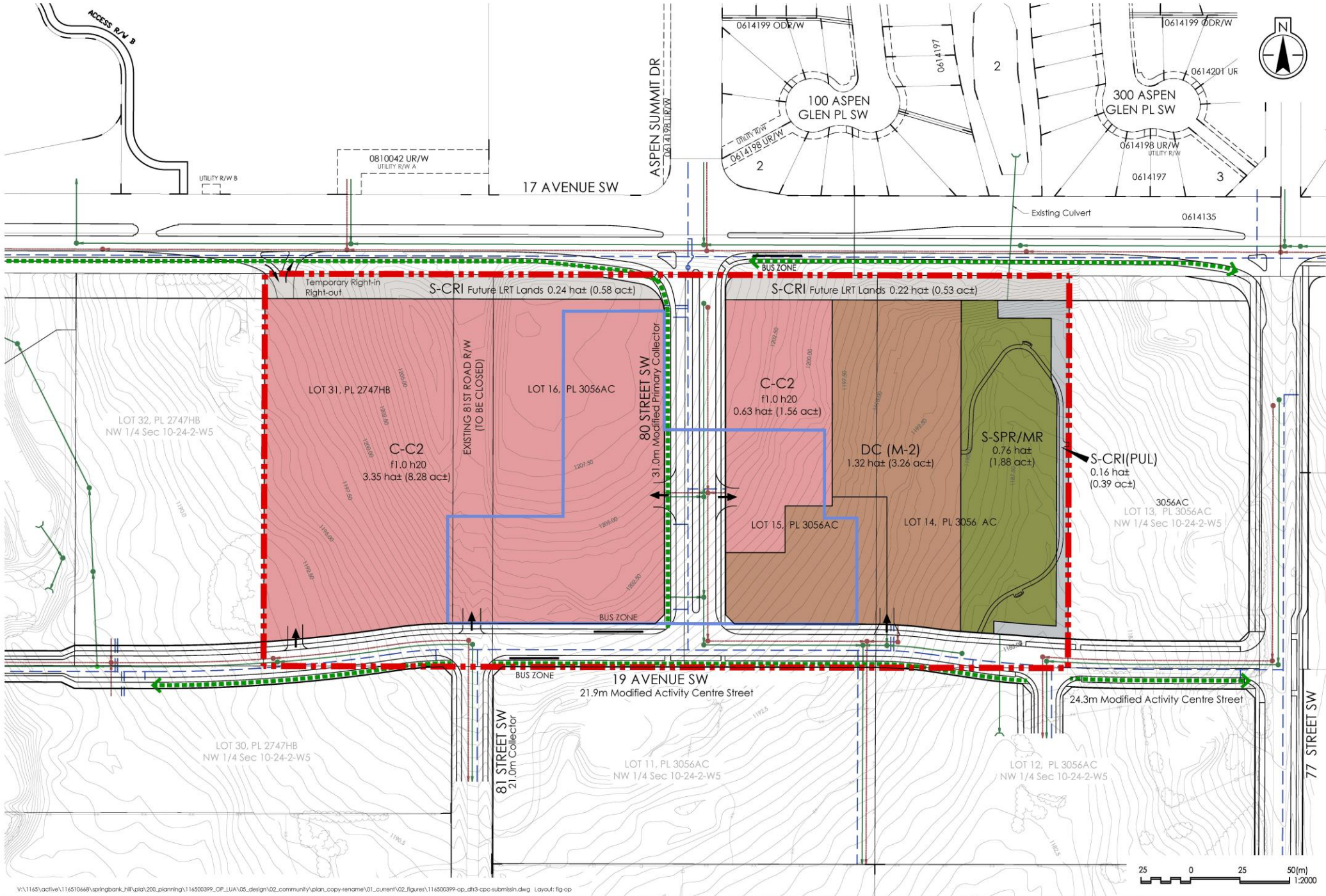


Proposed Outline Plan



Location Plan
Portions of NW10-24-2-W5
Located within the Springbank Hill ASP

Legend

- Hydrant shown thus
- Sanitary Sewer shown thus
- Storm Sewer shown thus
- Water Lines shown thus
- Outline Plan Boundary
- Regional Pathway
- Local Pathway and Walkway
- Potential Access Points
- Neighbourhood Activity Centre (NAC) - 2.0 hat (4.9ac±)

Notes

All walkways are intended to be 3.0m in width. Where these are required for underground utilities or overland drainage, the appropriate easements will be provided.

All lanes are 7m unless otherwise noted.

All lane cornercuts are to be 3m x 3m.

All road cornercuts are to be 4.5m x 4.5m.

Client/Project

RONMOR DEVELOPERS INC
RONMOR SPRINGBANK
Calgary, Alberta, Canada

Project Information - LOC2017-0386		
Revision		
NO	DATE	DESCRIPTION
1	20-12-2017	Submission
2	17-08-2018	DTR1 Submission
3	26-04-2019	DTR2 Submission
4	21-11-2019	DTR3 Submission

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FIGURE 1.0 | RONMOR SPRINGBANK

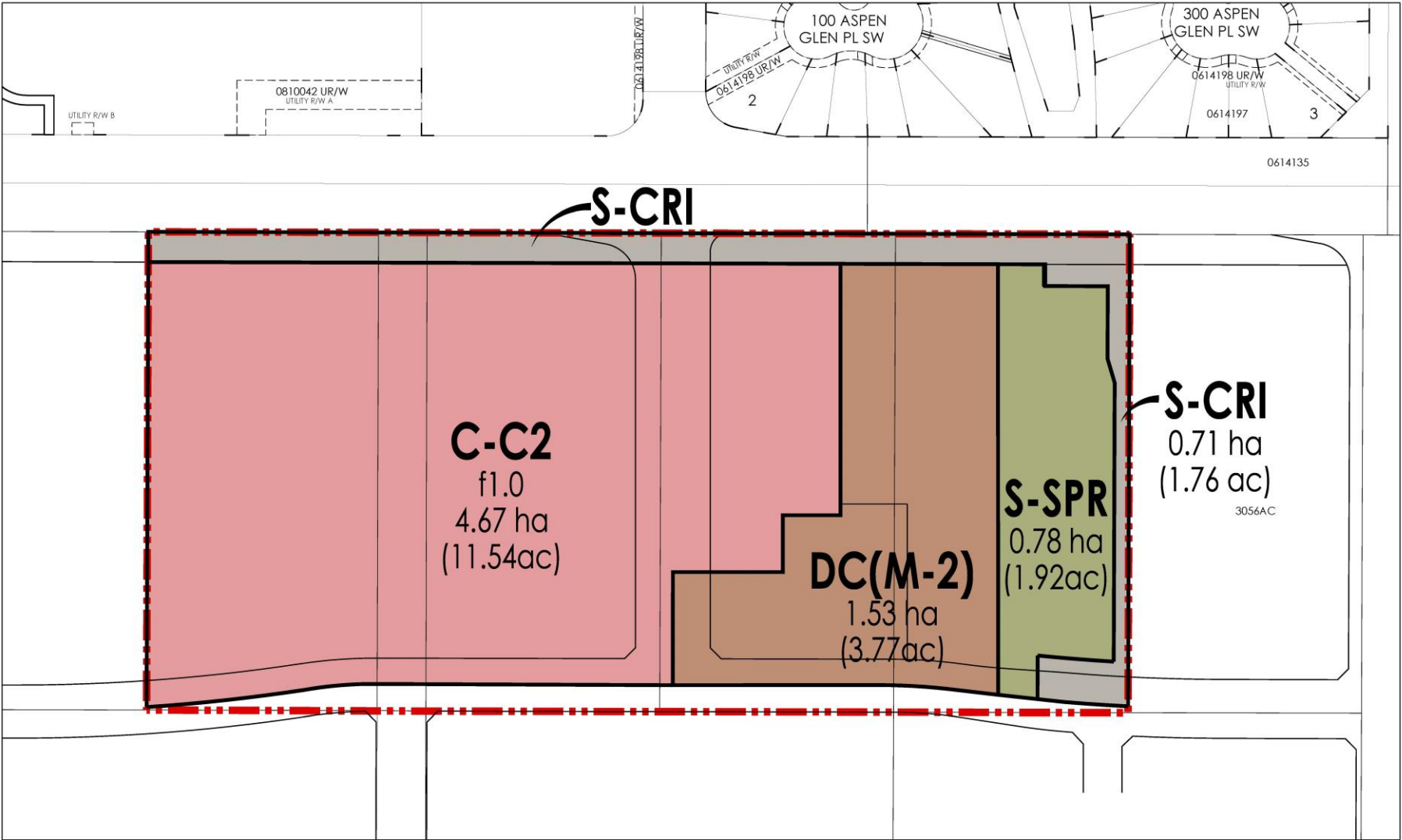
Outline Plan



Jan 2020

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Proposed Outline Plan



Outline Plan Statistics

Total Area Outlined	8.05 ha± (19.88 ac±)
DC(M-2)	1.32 ha± (3.26 ac±)
Ant. No. of Units (171.2 upha)	226 units±
C-C2	3.98 ha± (9.84 ac±)
Anticipated Density	226
	8.05 ha± (19.88 ac±)
	= 28.07 upha± (11.37 upac±)
<u>Areas of Public Dedication</u>	
Roads	1.37 ha± (3.40 ac±) (17.1%)
S-CRI	0.16 ha± (0.39 ac±)
S-CRI (Future LRT R.O.W.)	0.46 ha± (1.11 ac±)
<u>Open Space Area</u>	
S-SPR(MR)	0.76 ha± (1.88 ac±) (9.5%)
*Remaining 0.5% of required MR (0.04 ha 0.11 ac) to be provided as cash-in-lieu	

Land Use Statistics

DC12Z96 to DC(M-2)	1.53 ha± (3.77 ac±)
DC12Z96 to C-C2	4.67 ha± (11.54 ac±)
DC12Z96 to S-CRI	0.71 ha± (1.76 ac±)
DC12Z96 to S-SPR	0.78 ha± (1.92 ac±)
Total Redesignation	7.69 ha± (18.99 ac±)

Proposed Land Use Redesignation
1:2000

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FIGURE 1.0 | RONMOR SPRINGBANK

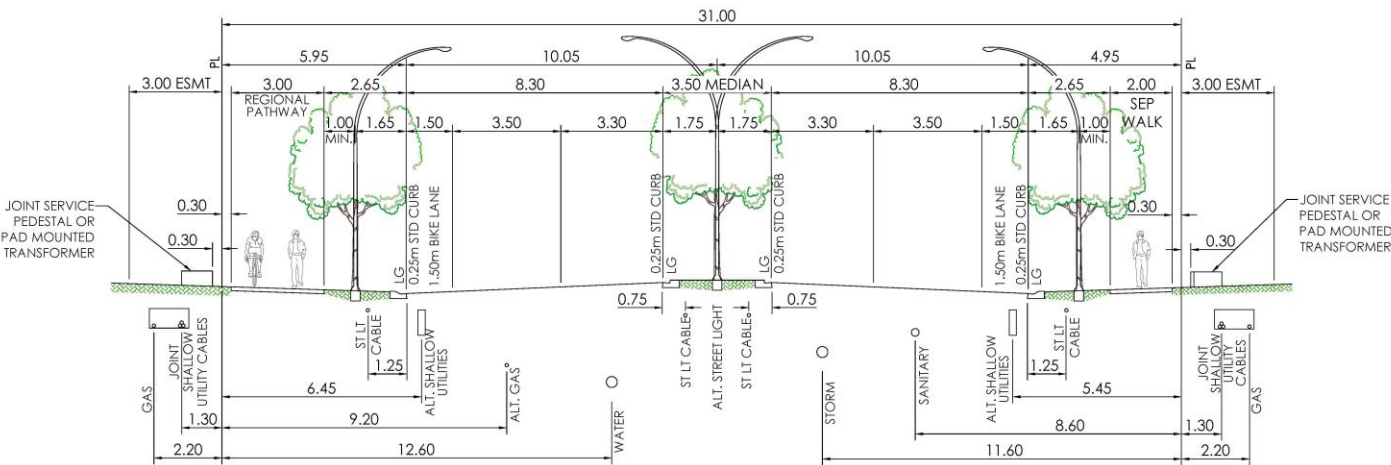
Land Use Redesignation and Statistics



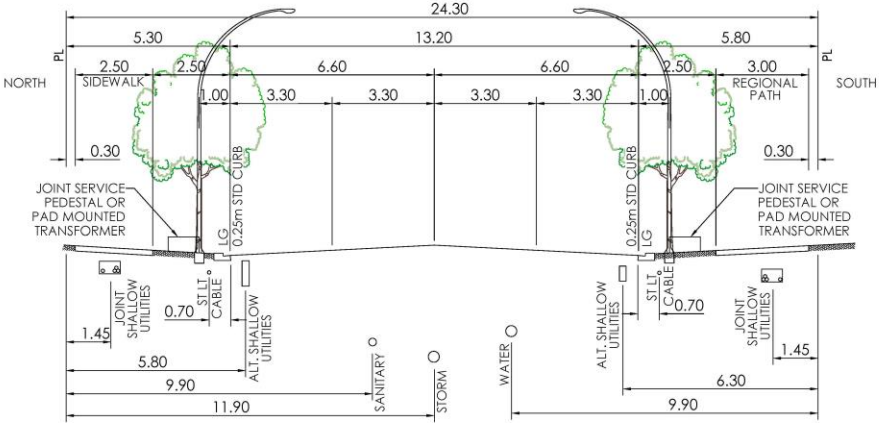
Jan 2020

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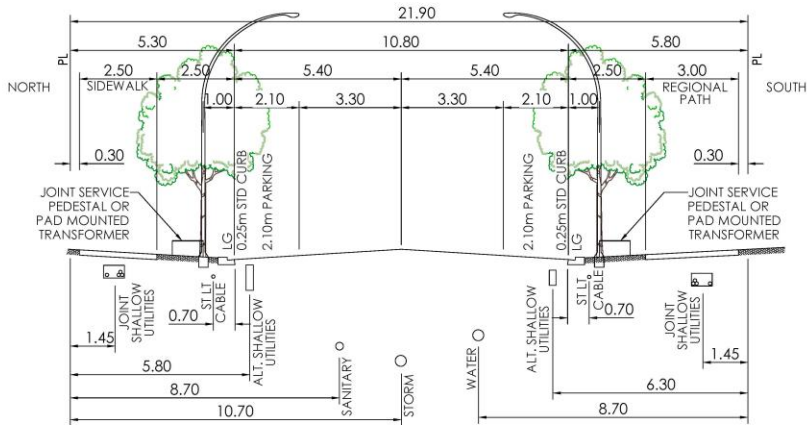
Proposed Outline Plan



31.0m MODIFIED PRIMARY COLLECTOR
3.0m REGIONAL PATH ONE SIDE/2.0m SEPARATE WALK ONE SIDE - BUS ROUTE
1:200



24.3 MODIFIED ACTIVITY CENTRE STREET
2.5m SEPARATE WALK ONE SIDE/3.0m REGIONAL PATH ONE SIDE
1:200



21.9 MODIFIED ACTIVITY CENTRE STREET
2.5m SEPARATE WALK ONE SIDE/3.0m REGIONAL PATH ONE SIDE
1:200

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FIGURE 1.0 | RONMOR SPRINGBANK
Street Cross Sections



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