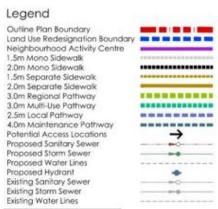
## Proposed Outline Plan

Calgary Planning Commission is the Approving Authority for the Outline Plan. Attachment for Council's reference only.





## **QUALICO®** communities



- 1. All residential roads are intended to be 16.0m Residential standards unless otherwise noted
- 2. 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.
- 3. 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.
- 6. Levies for 144 Avenue are Subject to Figure 1,
- Street light cables to be located in joint shallow utilities trench where appropriate. To be confirmed at subdivision.



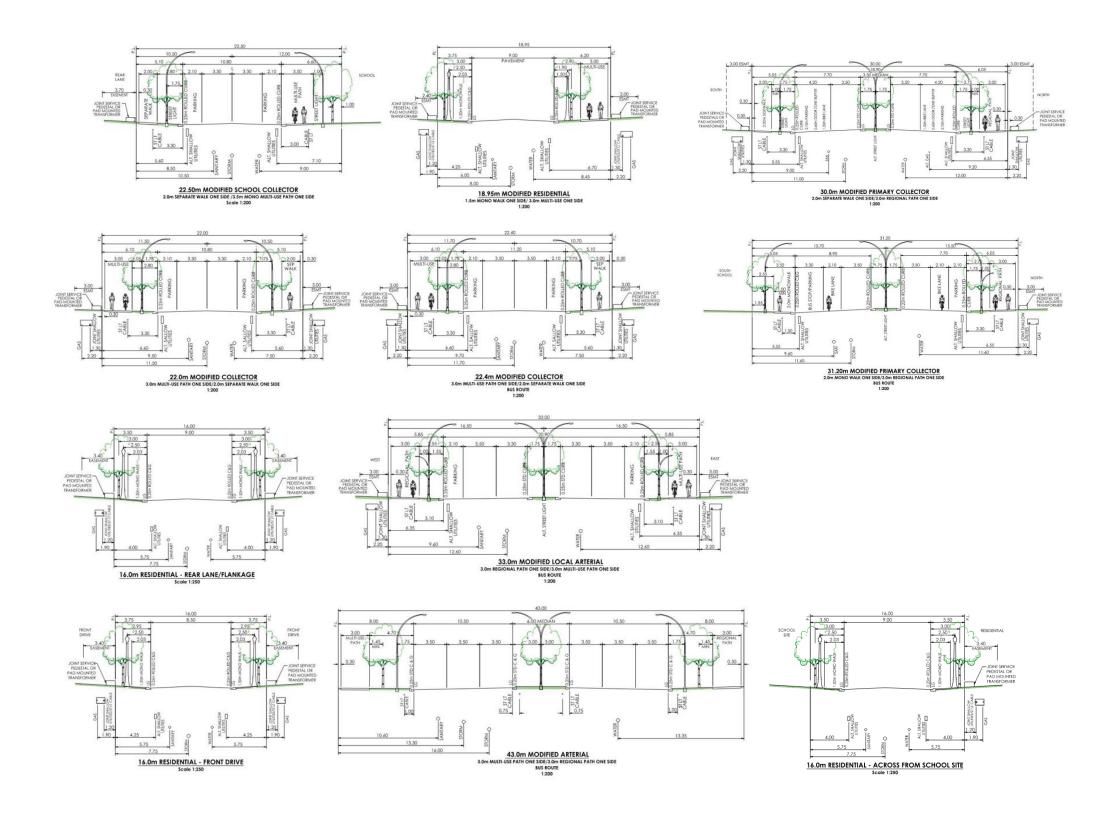
Location Plan

Portion of S ½ Section 6, Twp 26, Rge 1, W5 Located within the Glacier Ridge ASP





Proposed Land Use NTS



UTLINE PLAN STATISTICS					
TAL AREA OUTLINED	67.31 ha	166.32 ac			
less ENVIRONMENTAL RESERVE (S-UN)	2.19 ha	5.40 ac			
OSS DEVELOPABLE AREA (GDA)	65.12 ha	160.92 ac			100.0%
			Front age	Units	
SIDENTIAL	37.56 ha	92.80 ac			57.7%
v Density	36.67 ha	90.62 ac			56.3%
RG - Laned	10.32 ha	25.49 ac			
Anticipated Number of Units (8.23m lot width)			3,152m	382 units	
RG - Laneless	22.26 ha	55.01 ac			
Anticipated Number of Units (9.75m lot width)			6,574m	674 units	
RGm - Townhomes	4.10 ha	10.12 ac			
Anticipated Number of Units (6.1 m lot width)			1,280m	209 units	
Total frontage			11,006m		
th Density	0.88 ha	2.18 ac			1.4%
M-1	0.88 ha	2.18 ac			
Number of units (110upha)				97 units	
TAL UNITS			Anticipated	1362 units	
NSITY Anticipated: 20.9 upha 8.5 upac					
DMMERCIAL	0.37 ha	0.92 ac			0.6%
C-N1	0.37 ha	0.92 ac			
EDIT OPEN SPACE (S-SPR)	7.46	18.42 ac			11.4%
*0.95ha of 3-SPR deferred to development of parcel to the north. 10			red to for overa	ll developmer	of
Open Space & Parks	2.59 ha	6.39 ac			
School	4.87 ha	12.03 ac			
BLIC DEDICATION	19.74 ha	48.78 ac			30.3%
Stormwater Pond	1.21 ha	2.99 ac			
	0.93 ha	2.31 ac			
PUL					
PUL Roads and Lanes	17.60 ha	43.48 ac			
	17.60 ha	43.48 ac			1.79

AND USE STATISTICS		
S-FUD to R-G	22.10 ha	54.62 ac
S-FUD to R-Gm	3.26 ha	8.05 ac
S-FUD to M-1	1.07 ha	2.65 ac
S-FUD to C-N1	0.53 ha	1.30 ac
S-FUD to S-SPR	1.83 ha	4.52 ac
S-FUD to S-CRI	2.28 ha	5.64 ac
S-FUD to S-UN	1.95 ha	4.81 ac
<b>Total Redesignation</b>	33.02 ha	81.59 ac
S-FUD to remain S-FUD	0.29 ha	0.71 ac

NAC Use	Unit Count/Area	Intensity Calculation	People/Jobs
Multi-Unit Dwellings	97	1.6 people/unit*	155
Townhomes	24	2.3 people/unit*	55
Retail / Commercial Iotal People/Job	1100 m² (GFA)	1 job per 28m²	39 249
Total NAC Area	2.40 ha		
Total Intensity (people/jobs per ha)			103
based on the City of Calgary 201	9 Chic Census Results, Wan	12	