

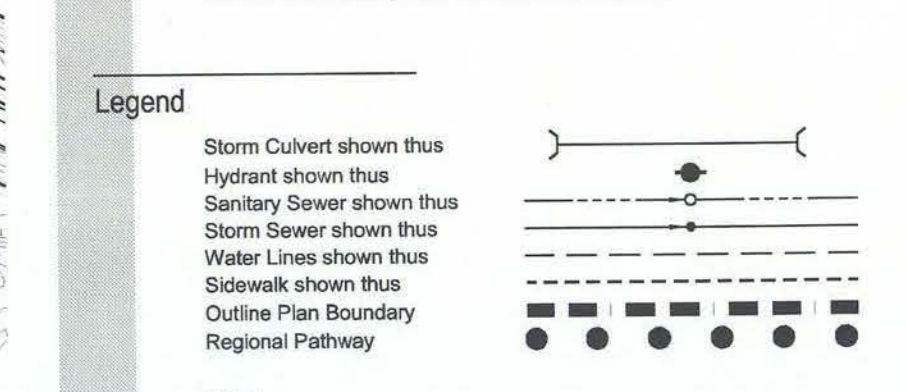
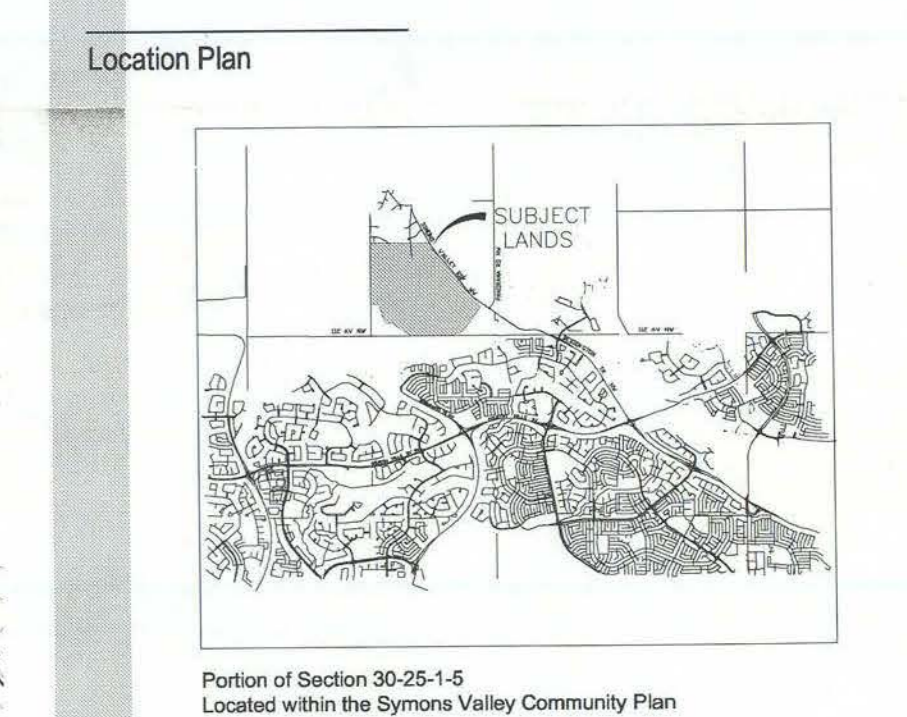
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Outline Plan Statistics

Total Area Outlined	129.78 ha (320.7 ac)
Environment Reserve	30.07 ha (74.6 ac)
Land Purchase	1.81 ha (4.5 ac)
Net Developable Area	92.90 ha (229.7 ac)
R-2A	1.08 ha (2.6 ac)
Approximate Footage	442 m (1450 ft)
Avg. No. of Units (Avg 7.5m)	58 units
Max. No. of Units (Avg 7.5m)	58 units
RS-1	1.11 ha (2.7 ac)
Avg. No. of Units (15 spec)	111 units
Max. No. of Units (30 spec)	222 units
RS-1	8.42 ha (20.8 ac)
Approximate Footage	232 m (760 ft)
Avg. No. of Lots (Avg 5.1m)	250 lots
Max. No. of Lots (Avg 7.5m)	250 lots
R-1A	28.11 ha (69.4 ac)
Approximate Footage	703 m (23,000 ft)
Avg. No. of Lots (Avg 9.7m)	722 lots
Max. No. of Lots (Avg 9.7m)	722 lots
R-1	18.57 ha (45.8 ac)
Approximate Footage	4508 m (14,793 ft)
Avg. No. of Lots (Avg 12m)	375 lots
Max. No. of Lots (Avg 12m)	375 lots
Anticipated Density	58+111+250+722+375=1522 92.90 ha (229.7 ac) ~16.36 units/ha (6.8 units/ac)
Maximum Density	58+250+722+375=1372 92.90 ha (229.7 ac) ~17.99 units/ha (7.3 units/ac)
Areas of Public Dedication	
Stable	1.87 ha (4.6 ac)
Major (27,443.0m)	3.73 ha (9.2 ac)
Portion of Symons Valley Road NW	5.81 ha (14.3 ac)
Private Collector (207,027.0m)	21.77 ha (54.0 ac)
Residential (248,522.0m)	9.91 ha (24.5 ac)
Residential (8,15.0m)	1.04 ha (2.6 ac)
Lane (5.0m)	0.03 ha (0.1 ac)
Lane (10.0m)	22.36 ha (55.5 ac) (24.2%)
Open Space Areas	
PEIR	4.05 ha (10.0 ac)
PEMR	4.95 ha (12.2 ac)
TOTAL	9.00 ha (22.2 ac) (10.3%)
PS/PUL	0.09 ha (0.2 ac)
DC(SITE 1)	1.08 ha (2.7 ac)

Land Use Statistics

UR to R-2A	2.11 ha (5.2 ac)
UR to DC(SITE 1)	1.08 ha (2.7 ac)
UR to R-1A	39.89 ha (98.6 ac)
UR to R-1	24.77 ha (61.2 ac)
UR to RS-1	12.35 ha (30.5 ac)
UR to PE	44.67 ha (110.4 ac)
UR to PS	0.05 ha (0.2 ac)
UR to RM-475	3.91 ha (9.7 ac)
Total Redevelopment Area not to be redesignated (Land Purchase area)	127.87 ha (318.2 ac)
Land Purchase area	1.81 ha (4.5 ac)



Notes:
All buildings are intended to be 3.0m in width. Where these are required for underground utilities or overhead drainage, the appropriate assessments will be provided.

Approved by CPC on
Approved by City Council on
Am. No. AM2000/0152 City File No. 2000-Y-2043/30N

Client/Project
THE APEX CORPORATION
SYMONS VALLEY
KINCORA
JUL 0 3 2001

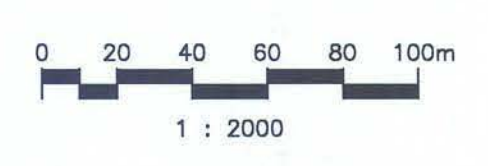
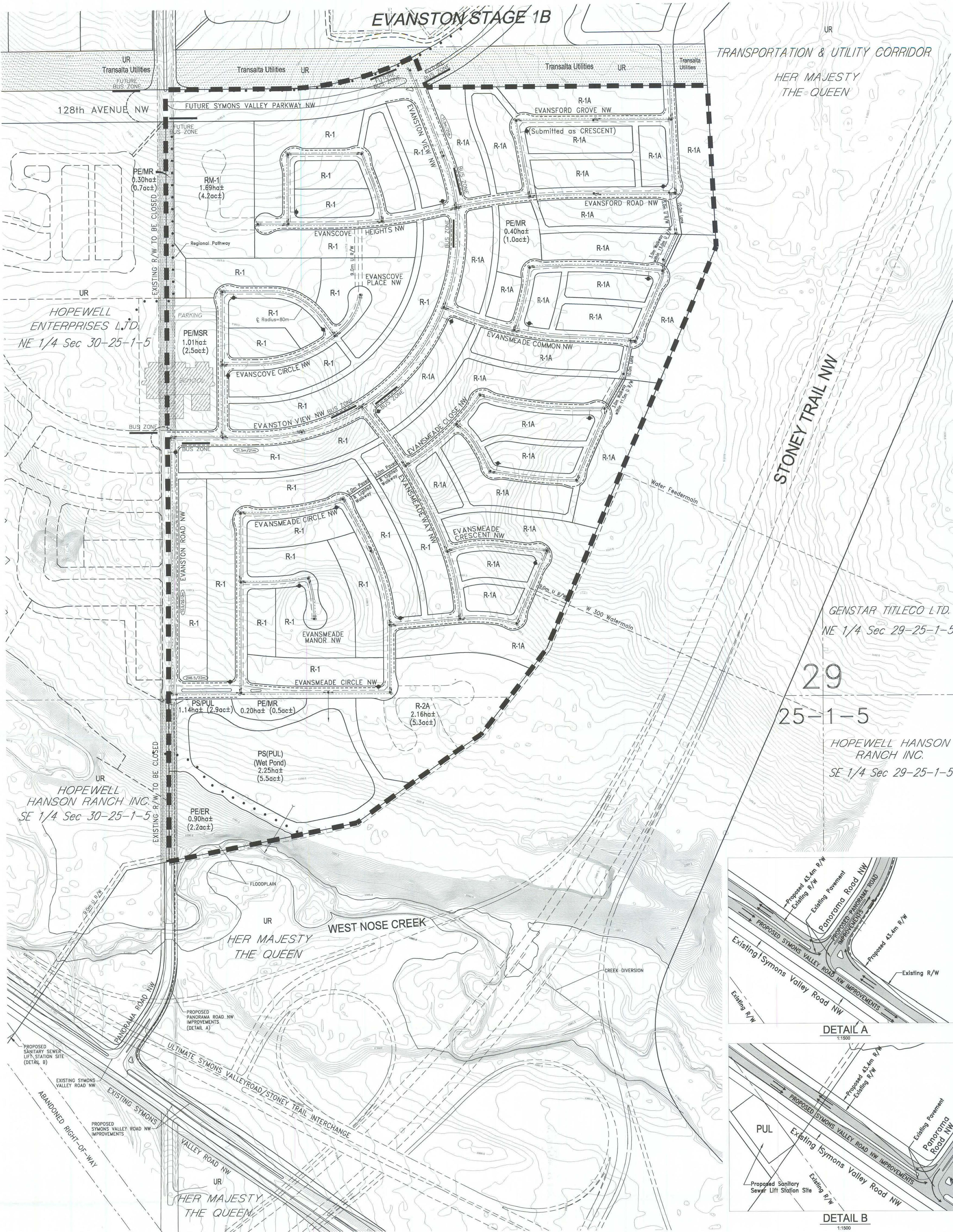
Title
**Outline Plan and
Land Use Redesignation**
June 2001
16501688



Kincora



EVANSTON STAGE 1B



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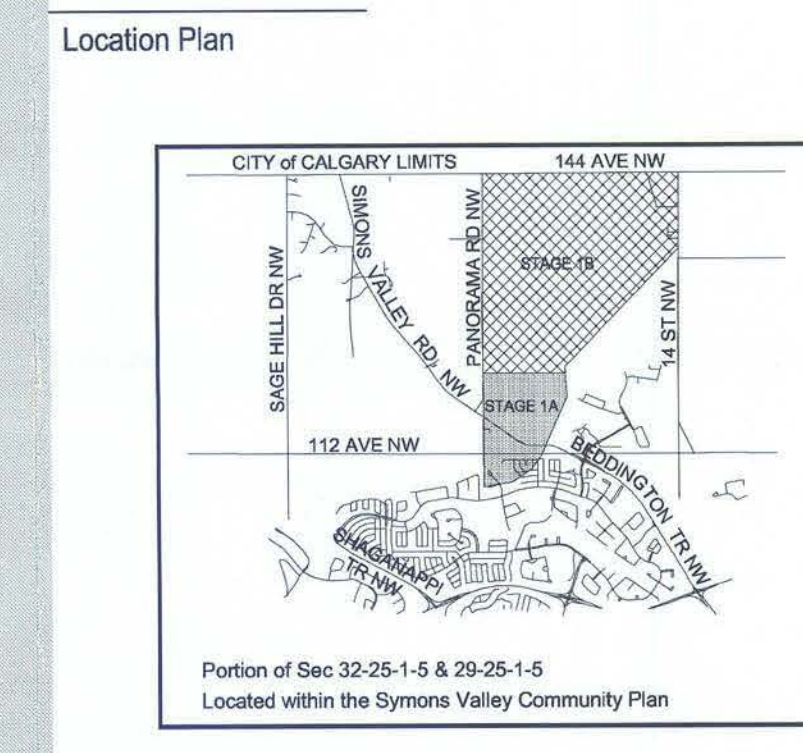
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Outline Plan Statistics

Total Area Outlined	51.18ha (126.4 ac)
Environmental Reserve	0.90ha (2.2 ac)
Net Developable Area	50.28ha (124.2 ac)
R-1	14.73 ha (36.4 ac)
Approximate Frontage	3,858 m (12,975 ft)
Art. No. of Lots (Avg 12m)	329 lots
Max. No. of Lots (Avg 12m)	329 lots
R-2A	2.16 ha (5.3 ac)
Approximate Frontage	352 m (1,154 ft)
Art. No. of Lots (Avg 7.9m)	44 lots
Max. No. of Lots (Avg 7.9m)	46 lots
R-1A	13.67 ha (34.3 ac)
Approximate Frontage	3,604 m (12,119 ft)
Art. No. of Lots (Avg 9.7m)	360 lots
Max. No. of Lots (Avg 9.7m)	380 lots
RM-1	1.69 ha (4.2 ac)
Art. No. of Lots (18 upac)	75 lots
Max. No. of Lots (18 upac)	75 lots
Anticipated Density	329+44+380+75+828 50.28ha (124.2 ac) =16.47 upha (6.7 upac)
Maximum Density	329+44+380+75+830 50.28ha (124.2 ac) =16.51 upha (6.7 upac)
Areas of Public Dedication	
Roads	
Major (2x7.4/40.0m)	1.30 ha (3.2 ac)
Collector (11.50/21.0m)	1.43 ha (3.5 ac)
Residential (11.50/21.0m)	0.45 ha (1.1 ac)
Residential (2x6.5/22.0m)	0.17 ha (0.4 ac)
Residential (9.0/15.0m)	6.83 ha (16.9 ac)
Lane (8.00m)	2.27 ha (5.6 ac)
Lane (10.00m)	0.02 ha (0.2 ac)
Total	12.53 ha (30.9 ac) (24.9%)
Open Space Areas	
PE/MR	1.01 ha (2.5 ac)
PE/MR	0.90 ha (2.2 ac)
Total	1.91 ha (4.7 ac) (3.9%)
PS/PUL	3.39 ha (8.4 ac)

Land Use Statistics

UR to R-1	21.49 ha (53.0 ac)
UR to R-2A	2.23 ha (5.5 ac)
UR to R-1A	19.33 ha (47.8 ac)
UR to RM-1	1.69 ha (4.2 ac)
UR to PE	2.81 ha (6.9 ac)
UR to PS	3.39 ha (8.4 ac)
Total Redesignation	50.94 ha (125.8 ac)
Area not to be Redesignated (Transalta Utility R/W)	0.24 ha (0.6 ac)



Legend

Hydrant shown thus

Sanitary Sewer shown thus

Storm Sewer shown thus

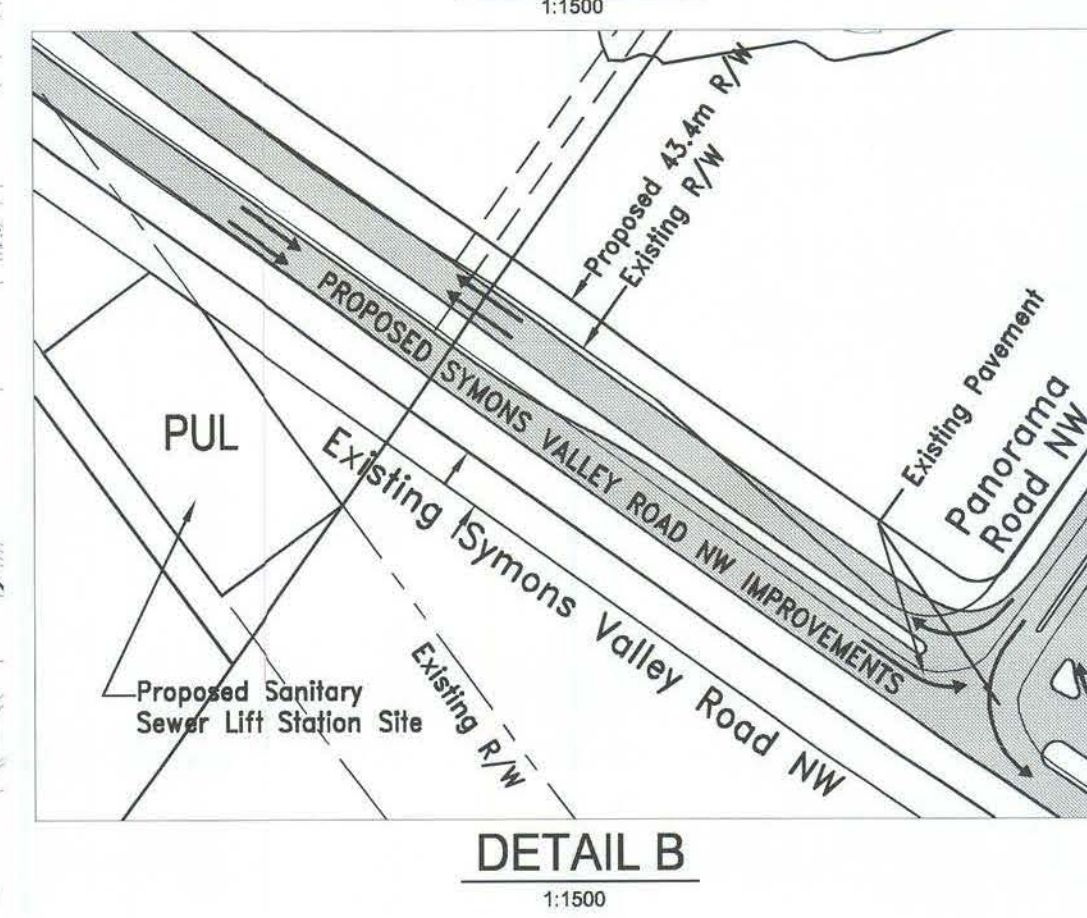
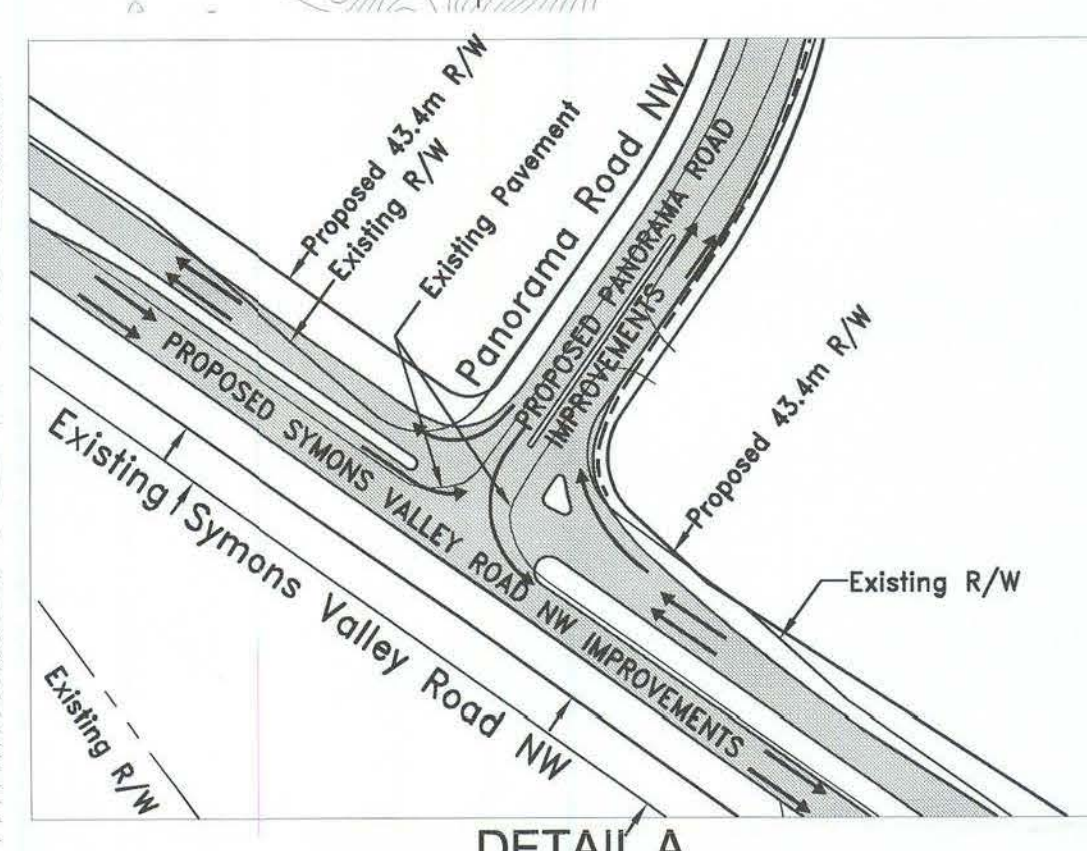
Water Lines shown thus

Sidewalk shown thus

Outline Plan Boundary

Regional Pathway

Notes:
All walkways are intended to be 3.0m in width. Where these are required for underground utilities or overhead drainage, the appropriate easements will be provided.
All roads are 9.00m/15.00m unless otherwise noted.



Approved by CPC on
Approved by City Council on
Am. No. AM2000/0131 City File No. 2000-Y-2042/29N&32N

Client/Project
QUALICO DEVELOPMENTS LTD.
SYMONS VALLEY
EVANSTON STAGE 1A

Title
**Outline Plan and
Land Use Redesignation**
May 2001
16504494
16504499

Evanston

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