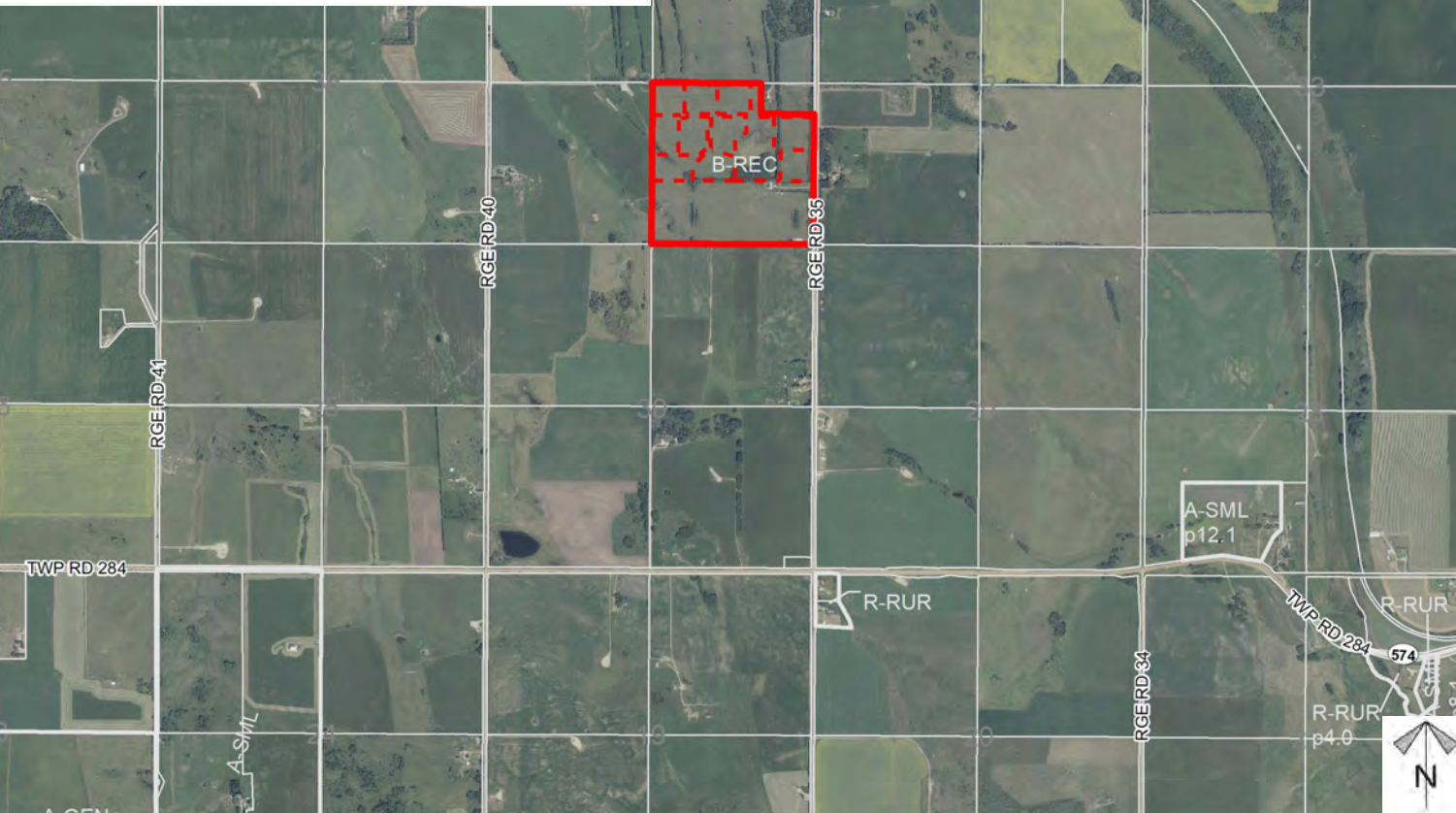
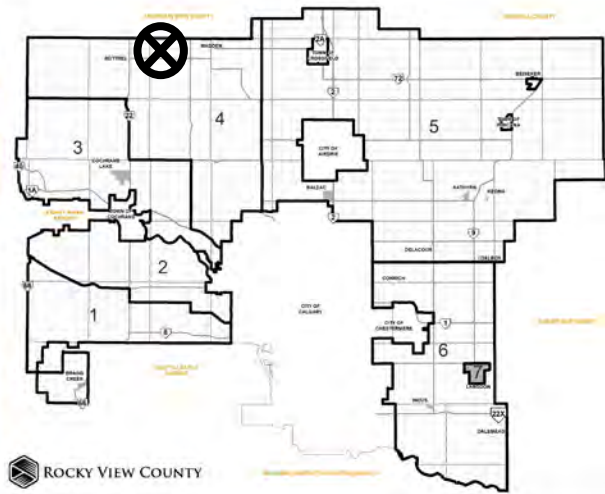


# Location & Context

## Redesignation Proposal

To redesignate a portion of the subject lands from Business, Recreation District (B-REC) to Residential, Rural District (R-RUR) to facilitate a future subdivision of 9 lots totaling ± 24.12 hectares (± 59.6 acres) with a ± 36.58 hectare (± 90.4 acre) remainder.



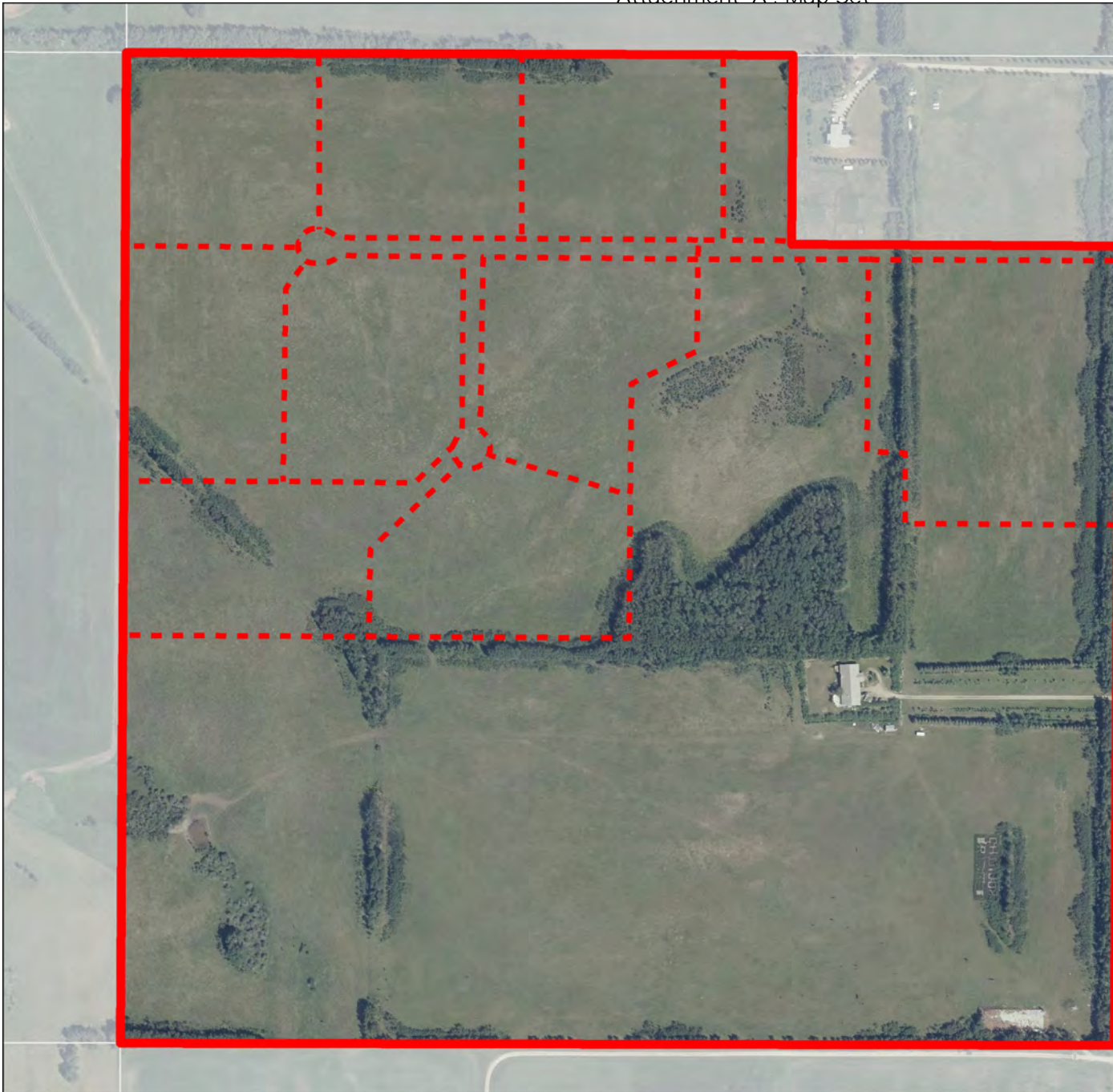
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Roll: 08731001  
File: PL20230002  
Printed: Oct 25, 2023  
Legal: A portion of SE-31-28-03-W05M



# Development Proposal

## Redesignation Proposal

To redesignate a portion of the subject lands from Business, Recreation District (B-REC) to Residential, Rural District (R-RUR) to facilitate a future subdivision of 9 lots totaling  $\pm 24.12$  hectares ( $\pm 59.6$  acres) with a  $\pm 36.58$  hectare ( $\pm 90.4$  acre) remainder.



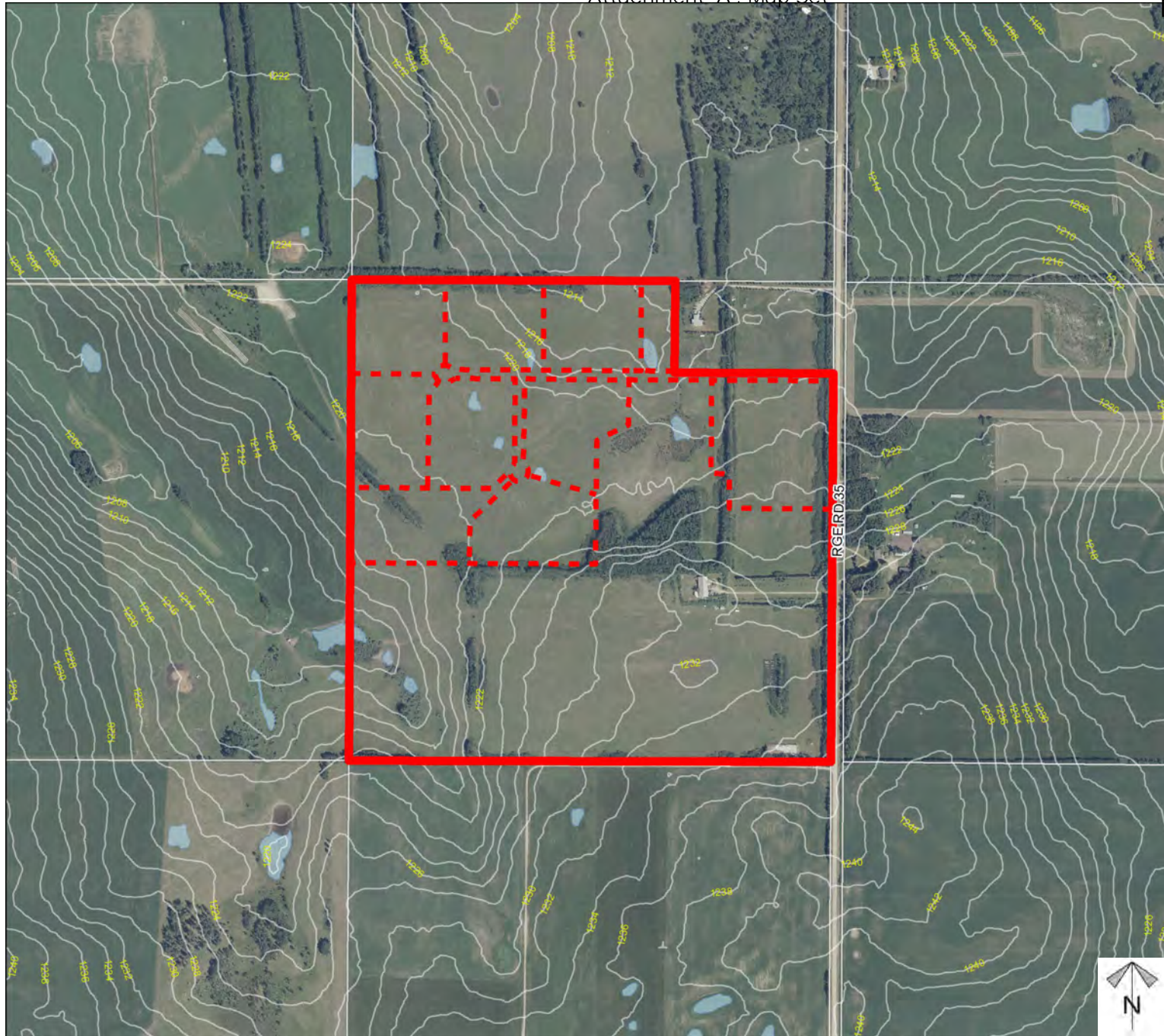
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File: PL20230002  
Printed: Oct 25, 2023  
Legal: A portion of SE-31-28-03-W05M



# Environmental

## Redesignation Proposal

To redesignate a portion of the subject lands from Business, Recreation District (B-REC) to Residential, Rural District (R-RUR) to facilitate a future subdivision of 9 lots totaling ± 24.12 hectares (± 59.6 acres) with a ± 36.58 hectare (± 90.4 acre) remainder.



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

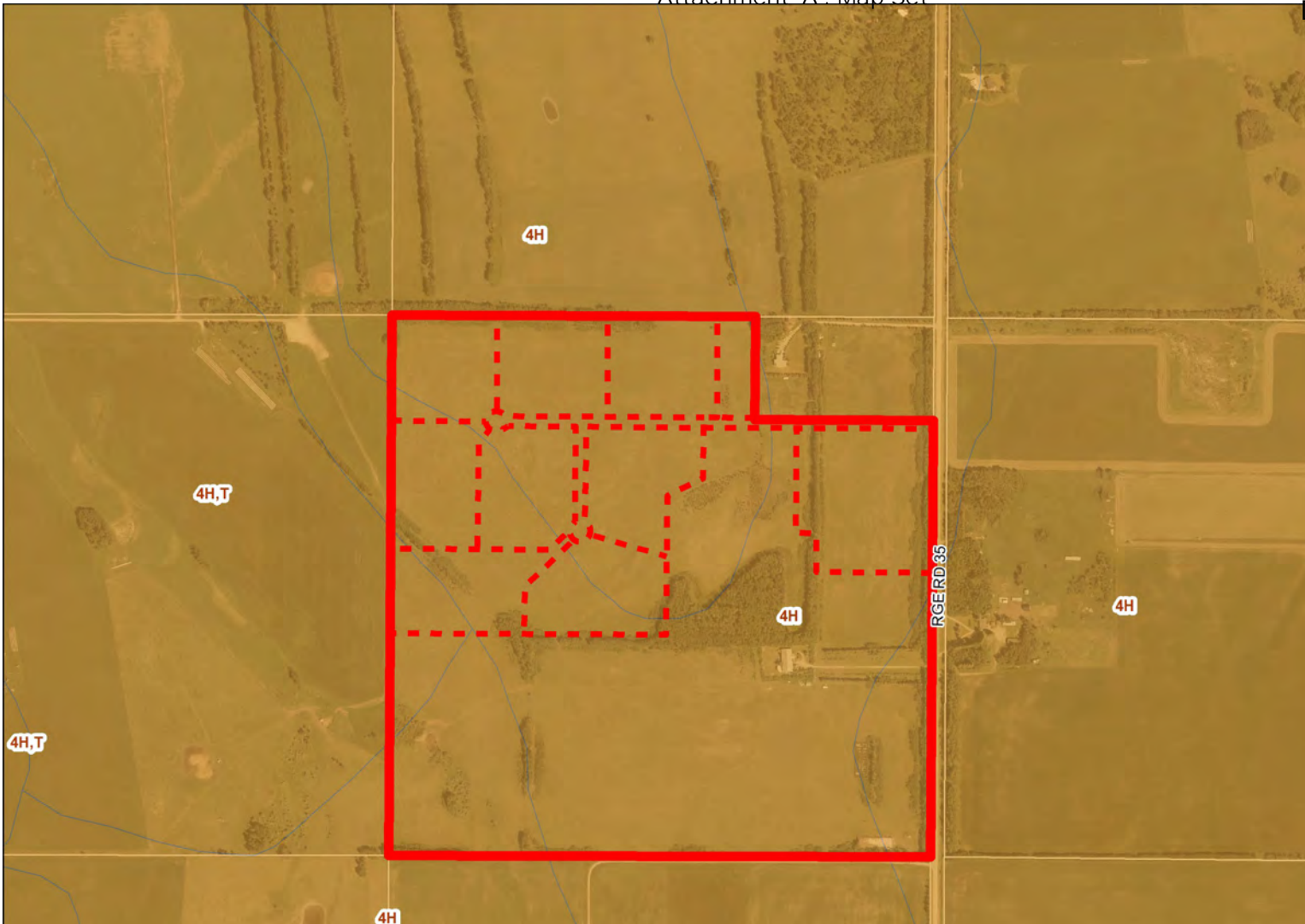
Division: 4  
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 File: PL20230002  
 Printed: Oct 25, 2023  
 Legal: A portion of SE-31-28-03-W05M



# Soil Classifications

## Redesignation Proposal

To redesignate a portion of the subject lands from Business, Recreation District (B-REC) to Residential, Rural District (R-RUR) to facilitate a future subdivision of 9 lots totaling ± 24.12 hectares (± 59.6 acres) with a ± 36.58 hectare (± 90.4 acre) remainder.



### LAND CAPABILITY CLASSIFICATION LEGEND

CLI Class	Limitations	
1 - No significant limitation	B - brush/tree cover	N - high salinity
2 - Slight limitations	C - climate	P - excessive surface stoniness
3 - Moderate limitations	D - low permeability	R - shallowness to bedrock
4 - Severe limitations	E - erosion damage	S - high solidity
5 - Very severe limitations	F - poor fertility	T - adverse topography
6 - Production is not feasible	G - Steep slopes	U - prior earth moving
7 - No capability	H - temperature	V - high acid content
	I - flooding	W - excessive wetness/poor drainage
	J - field size/shape	X - deep organic deposit
	K - shallow profile development	Y - slowly permeable
	M - low moisture holding, adverse texture	Z - relatively impermeable



Division: 4  
 Roll: 08731001  
 File: PL20230002  
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## Landowner Circulation Area

### Redesignation Proposal

To redesignate a portion of the subject lands from Business, Recreation District (B-REC) to Residential, Rural District (R-RUR) to facilitate a future subdivision of 9 lots totaling ± 24.12 hectares (± 59.6 acres) with a ± 36.58 hectare (± 90.4 acre) remainder.

#### Support

- 1 letter within circulation area
- 8 letters outside circulation area
- 42 letters outside Rocky View County
- 8 unknown locations

#### Opposition

- 14 letters within circulation area (3 duplicate submissions)
- 9 letters outside circulation area (1 duplicate submissions)
- 12 letters outside Rocky View County (2 duplicate submissions)
- 1 Group letter

#### Legend

Support



Not Support



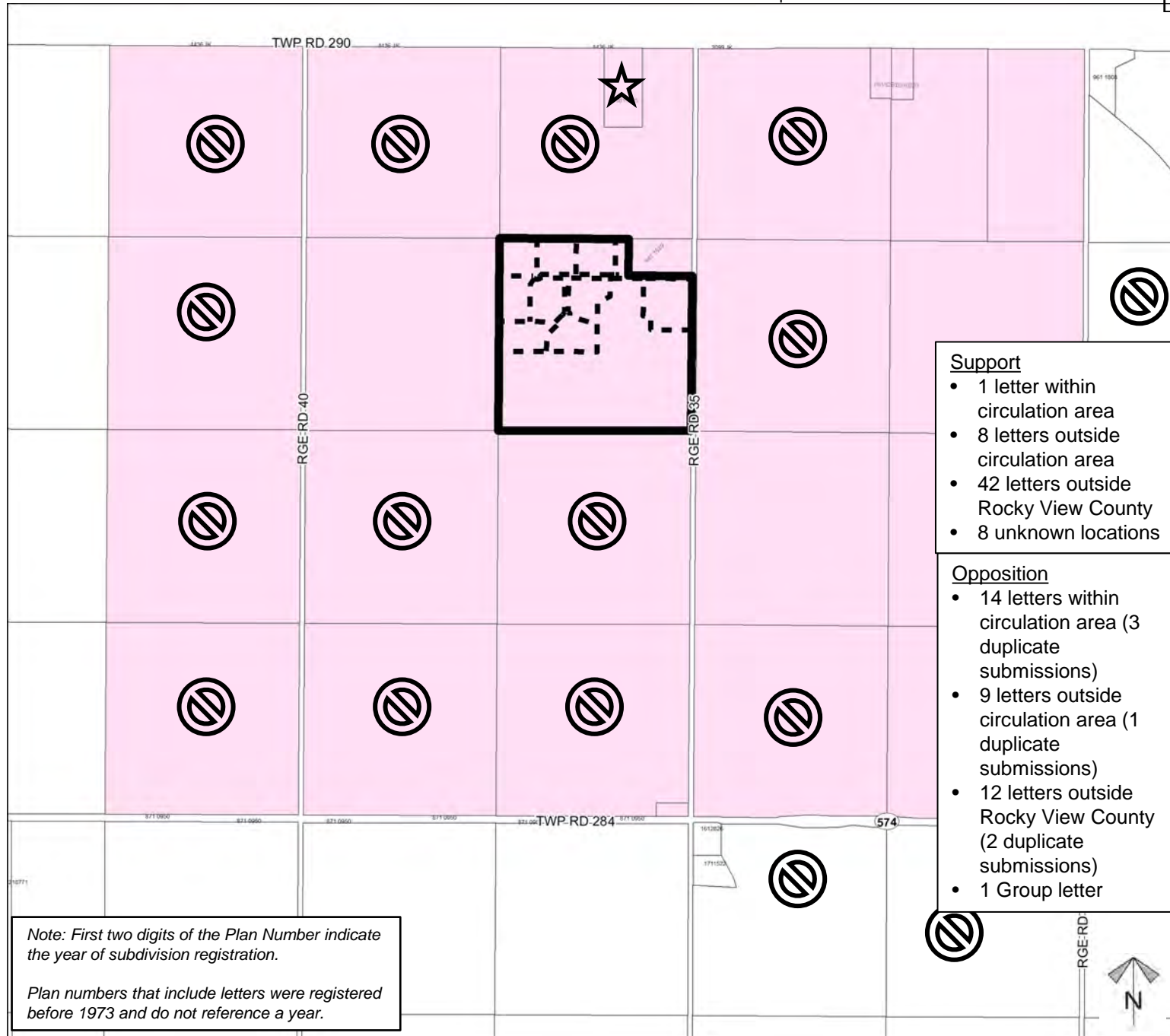
Division: 4

Roll: 08731001

File: PL20230002

Printed: Oct 25, 2023

Legal: A portion of SE-31-28-03-W05M



Note: First two digits of the Plan Number indicate the year of subdivision registration.

Plan numbers that include letters were registered before 1973 and do not reference a year.