

Table 2: Land Use and Population Statistics

	Area (ha)	% of GA
GROSS AREA	247.43	100.0%
Natural Area (Environmental Reserve)	14.24	
Pipeline & Utility Right-of-Way	1.19	
Arterial Road Right-of-Way	15.69	
GROSS DEVELOPABLE AREA	216.31	100.0%
Commercial		
Neighbourhood Commercial	6.55	3.03%
Parkland, Recreation, School (Municipal Reserve)		
Schools / Community Park	11.03	5.10%
Pocket Parks / Natural Area	4.70	2.17%
Transportation		
Circulation	45.09	20.85%
Greenway	1.93	0.89%
Infrastructure / Servicing		
Stormwater Management Facilities	19.31	8.93%
TOTAL Non-Residential Area	88.61	40.97%
Net Residential Area (NRA)	127.70	59.03%

RESIDENTIAL LAND USE AREA, UNIT & POPULATION COUNT

Land Use	Area (ha)	Units/ha	Units	People/Unit	Pop.	% of NRA
Single/Semi-Detached	73.38	25	1,834	2.80	5,135	57.46%
Street-Oriented Residential	39.30	30	1,179	2.80	3,301	30.78%
Medium Density Residential	15.01	90	1,351	1.80	2,431	11.75%
Total Residential	127.70		4,364		10,867	100.00%