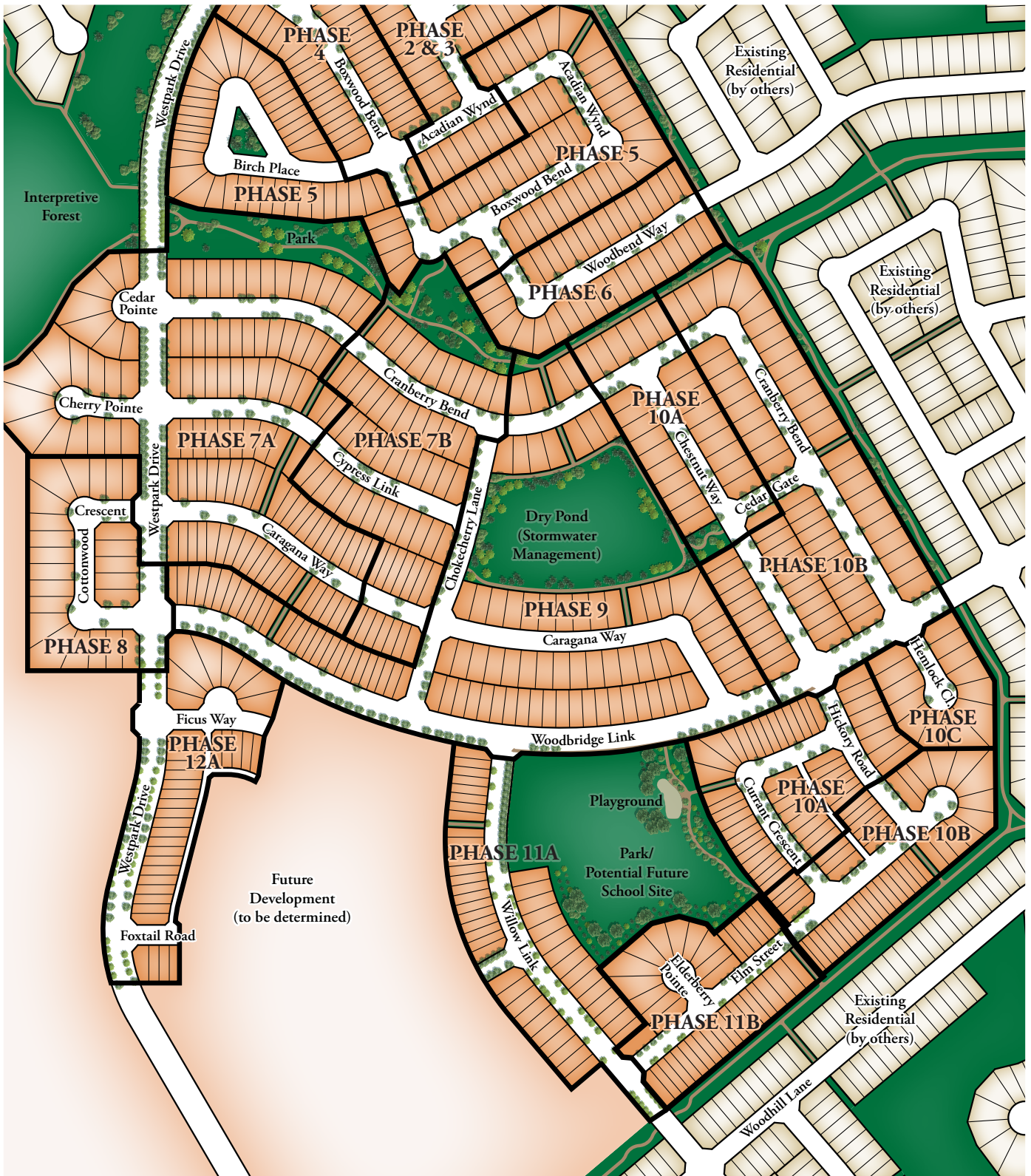


Forest Ridge in West Park

Neighbourhood Concept Plan



ForestRidgeFortSask.com

This is prepared as a conceptual plan only and is based on the approved ASP at the time of printing. All elements are **subject to change** without notification and should not be relied upon. Future residential may include low density residential and/or medium density residential. Please contact the City of Fort Saskatchewan for current information (780) 992-6248 or fortsask.ca.

February 6, 2023

WE CREATE WHAT WE
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QUALICO
communities

Phase 11B

Lot Information Plan

Preliminary Plan

ForestRidgeFortSask.com

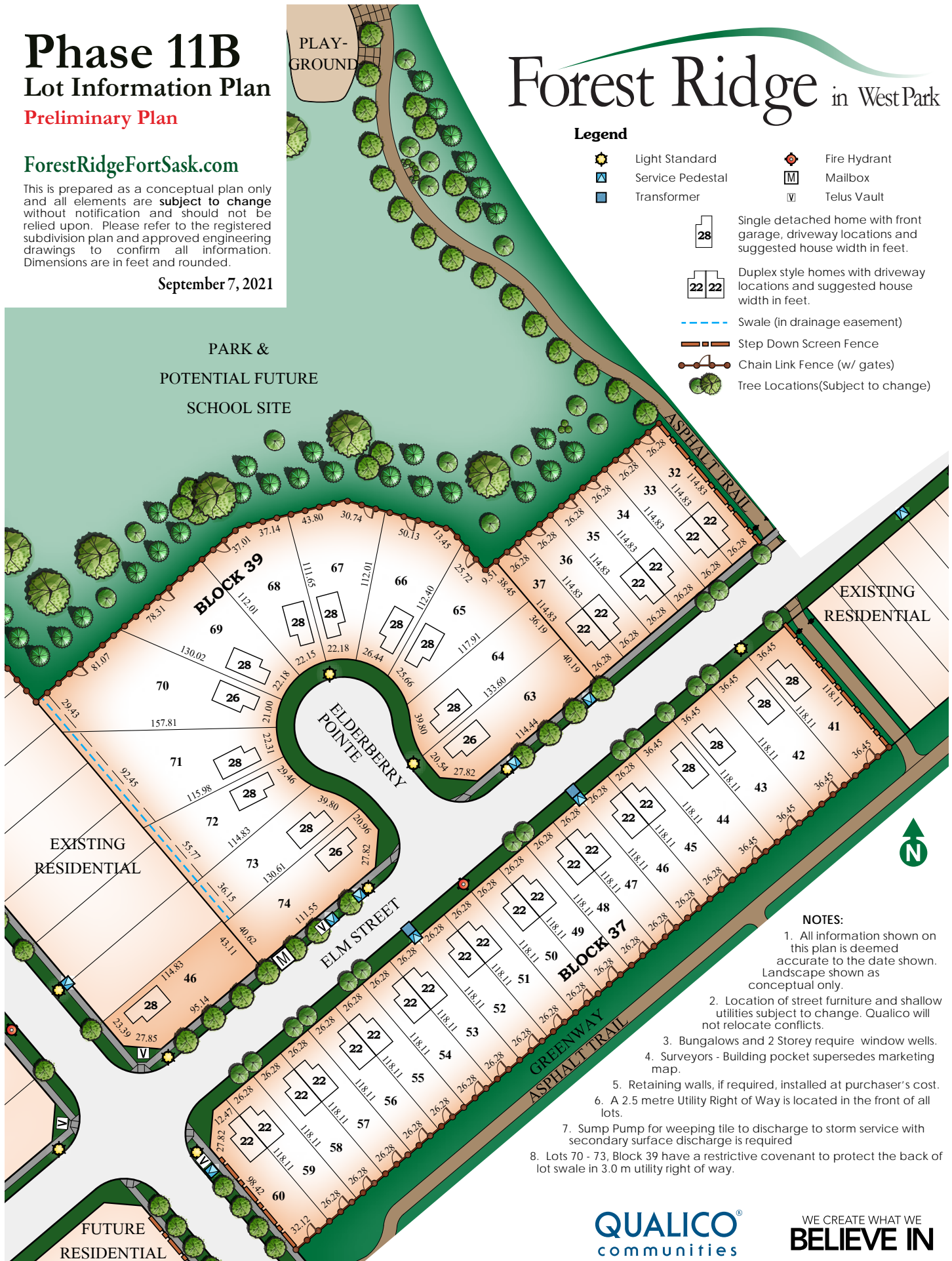
This is prepared as a conceptual plan only and all elements are **subject to change** without notification and should not be relied upon. Please refer to the registered subdivision plan and approved engineering drawings to confirm all information. Dimensions are in feet and rounded.

September 7, 2021

Forest Ridge in West Park

Legend

- | | | | |
|--|---|--|--------------|
| | Light Standard | | Fire Hydrant |
| | Service Pedestal | | Mailbox |
| | Transformer | | Telus Vault |
| | Single detached home with front garage, driveway locations and suggested house width in feet. | | |
| | Duplex style homes with driveway locations and suggested house width in feet. | | |
| | Swale (in drainage easement) | | |
| | Step Down Screen Fence | | |
| | Chain Link Fence (w/ gates) | | |
| | Tree Locations(Subject to change) | | |



NOTES:

1. All information shown on this plan is deemed accurate to the date shown. Landscape shown as conceptual only.
2. Location of street furniture and shallow utilities subject to change. Qualico will not relocate conflicts.
3. Bungalows and 2 Storey require window wells.
4. Surveyors - Building pocket supersedes marketing map.
5. Retaining walls, if required, installed at purchaser's cost.
6. A 2.5 metre Utility Right of Way is located in the front of all lots.
7. Sump Pump for weeping tile to discharge to storm service with secondary surface discharge is required
8. Lots 70 - 73, Block 39 have a restrictive covenant to protect the back of lot swale in 3.0 m utility right of way.

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Phase 12A

Lot Information Plan

Preliminary Plan

