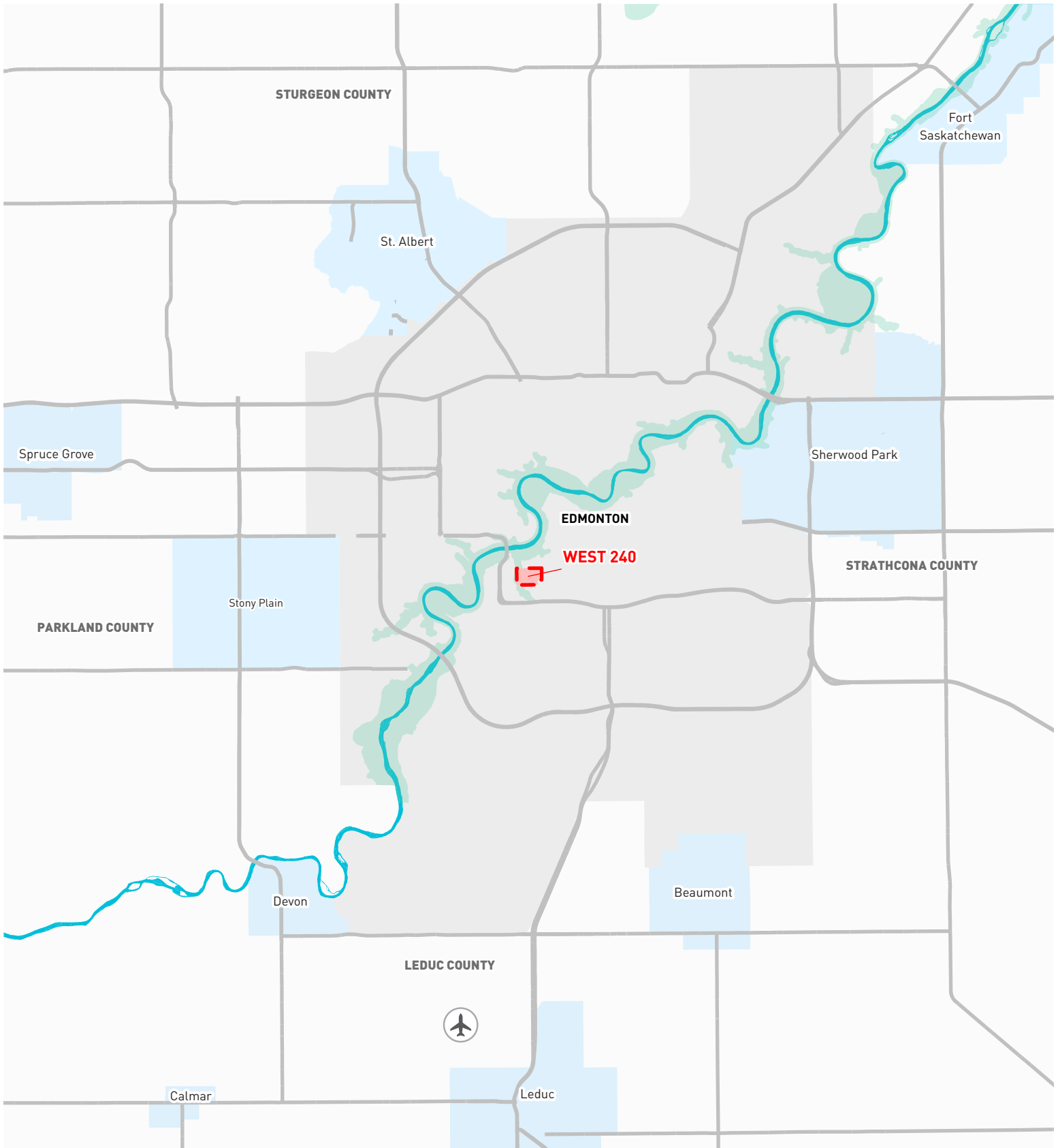




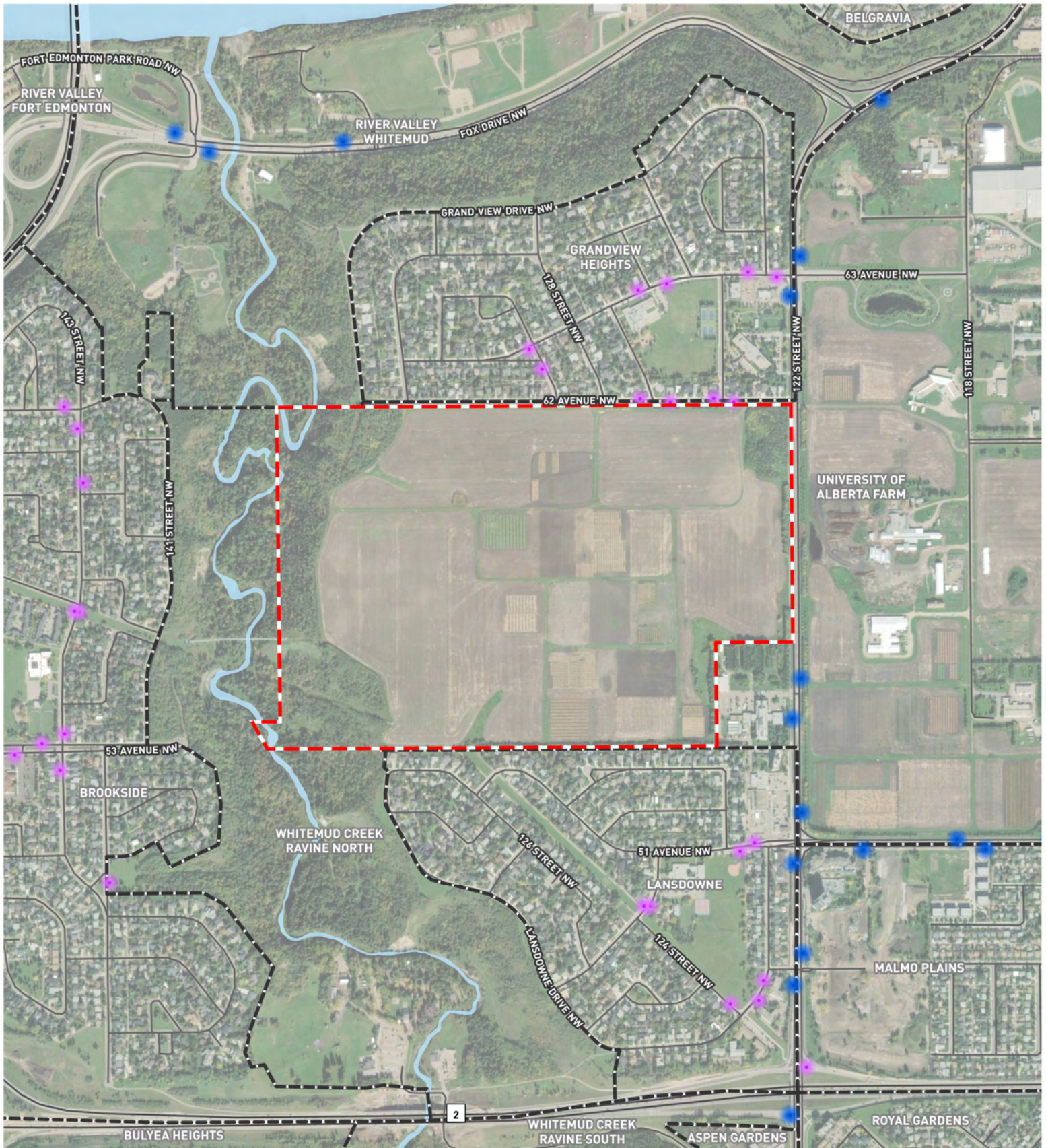
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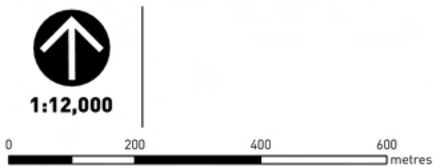
West 240 Neighbourhood Area Structure Plan

Figure 1: Location Plan





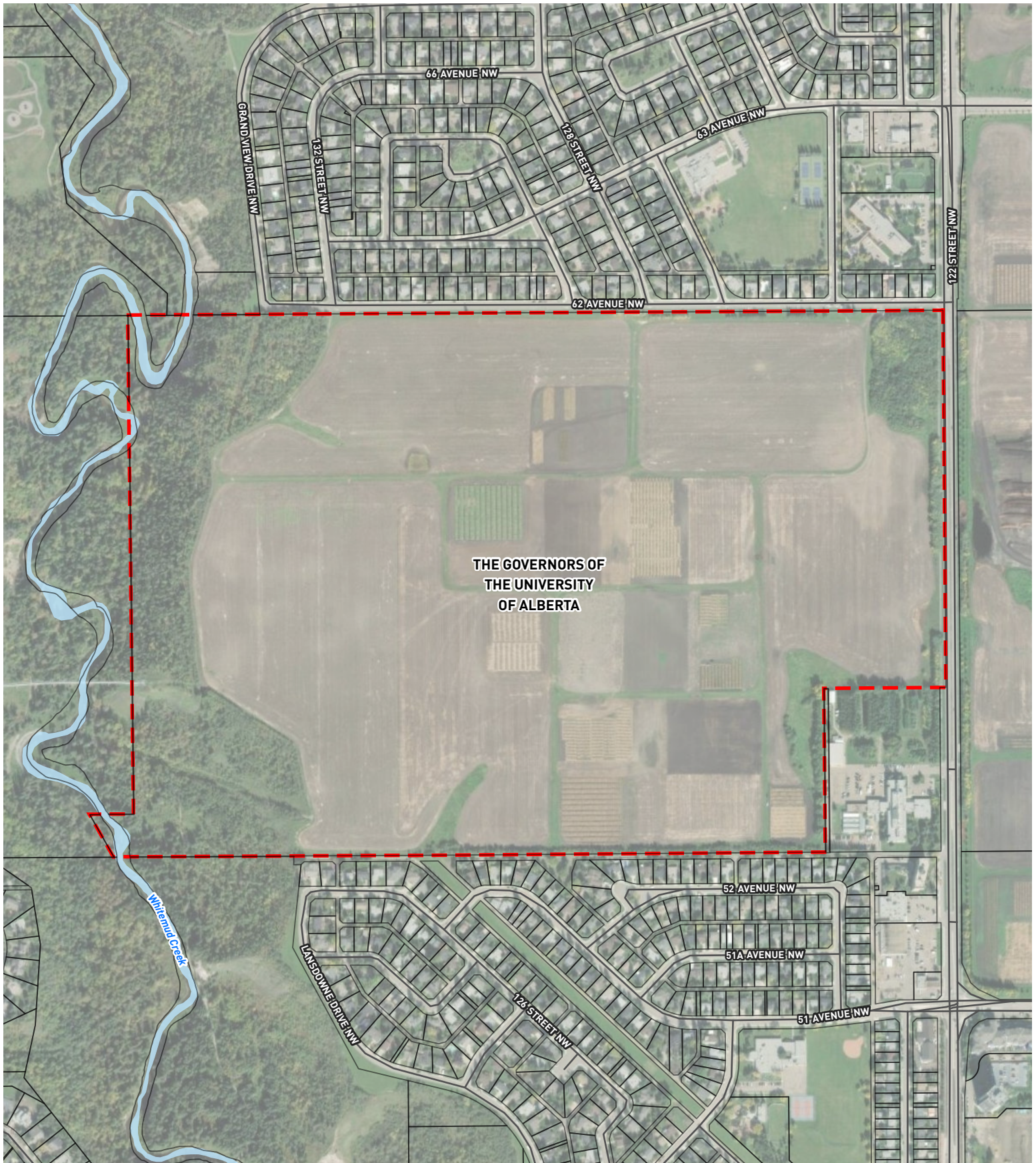
- NASP Boundary
- Existing ETS Bus Stop
- Major Road
- Neighbourhood
- Existing ETS On-Demand Bus Stop
- Road
- Waterbody



West 240 Neighbourhood Area Structure Plan

Figure 2: Context Plan





 NASP Boundary  Parcel  Waterbody



1:7,500

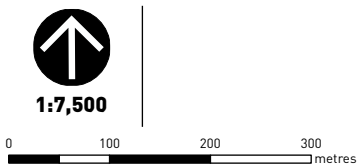
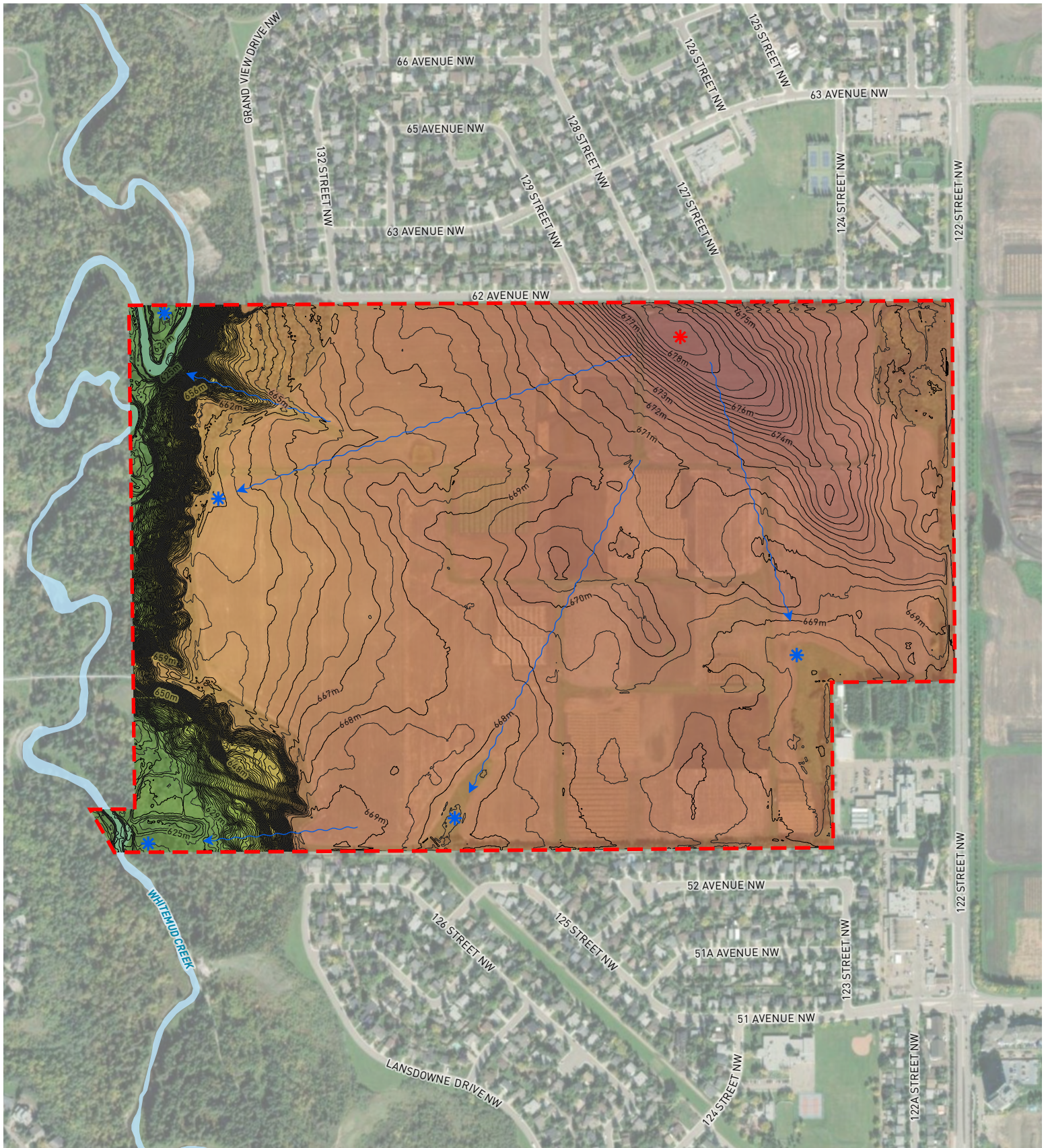
0 100 200 300 metres

West 240 Neighbourhood Area Structure Plan

Figure 3: Land Ownership

University of Alberta Properties Trust
Plan 2522350, Block 1, Lot A

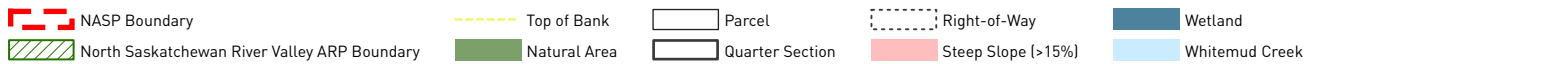




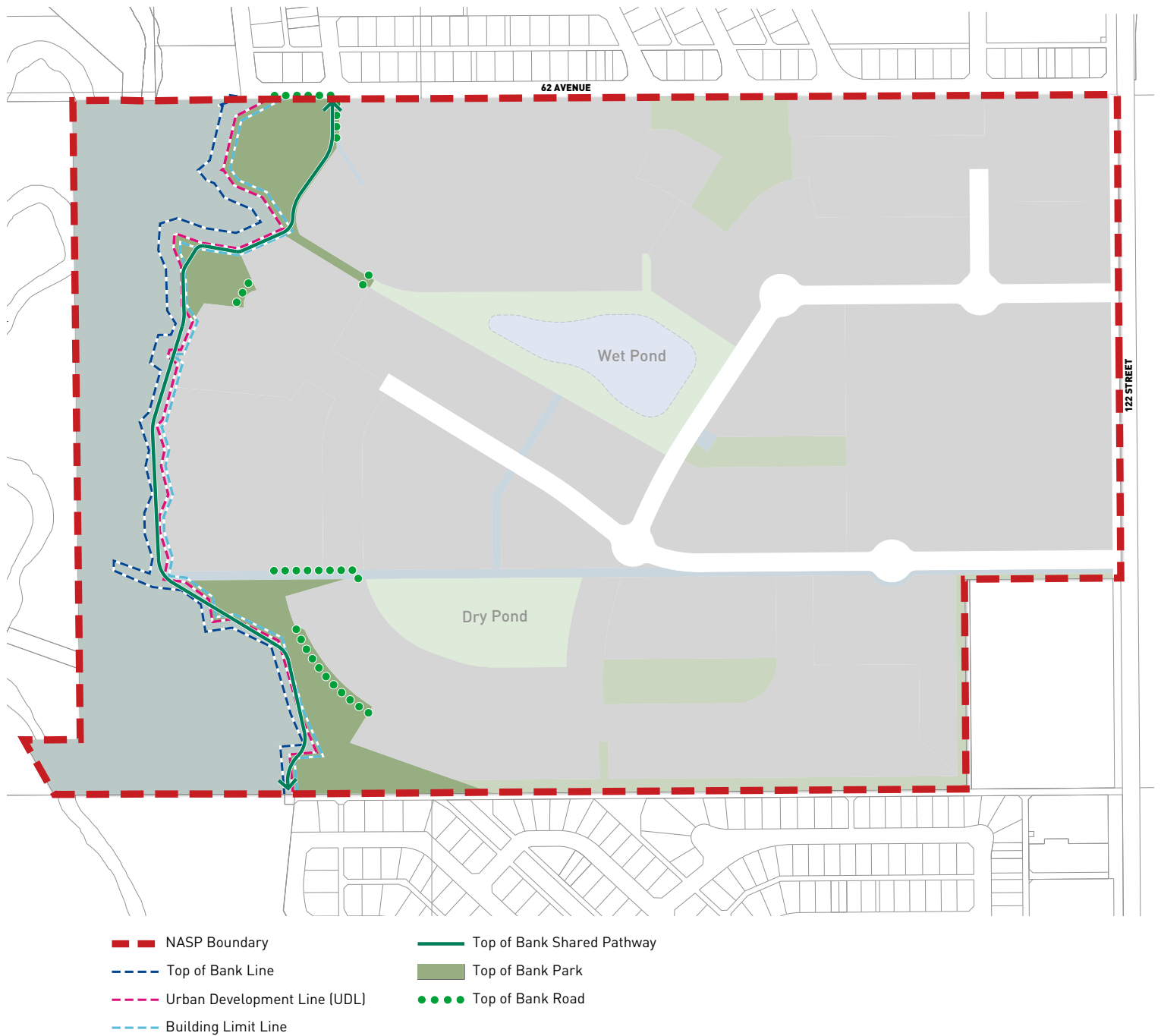
West 240 Neighbourhood Area Structure Plan

Figure 4: Topography





September 2025



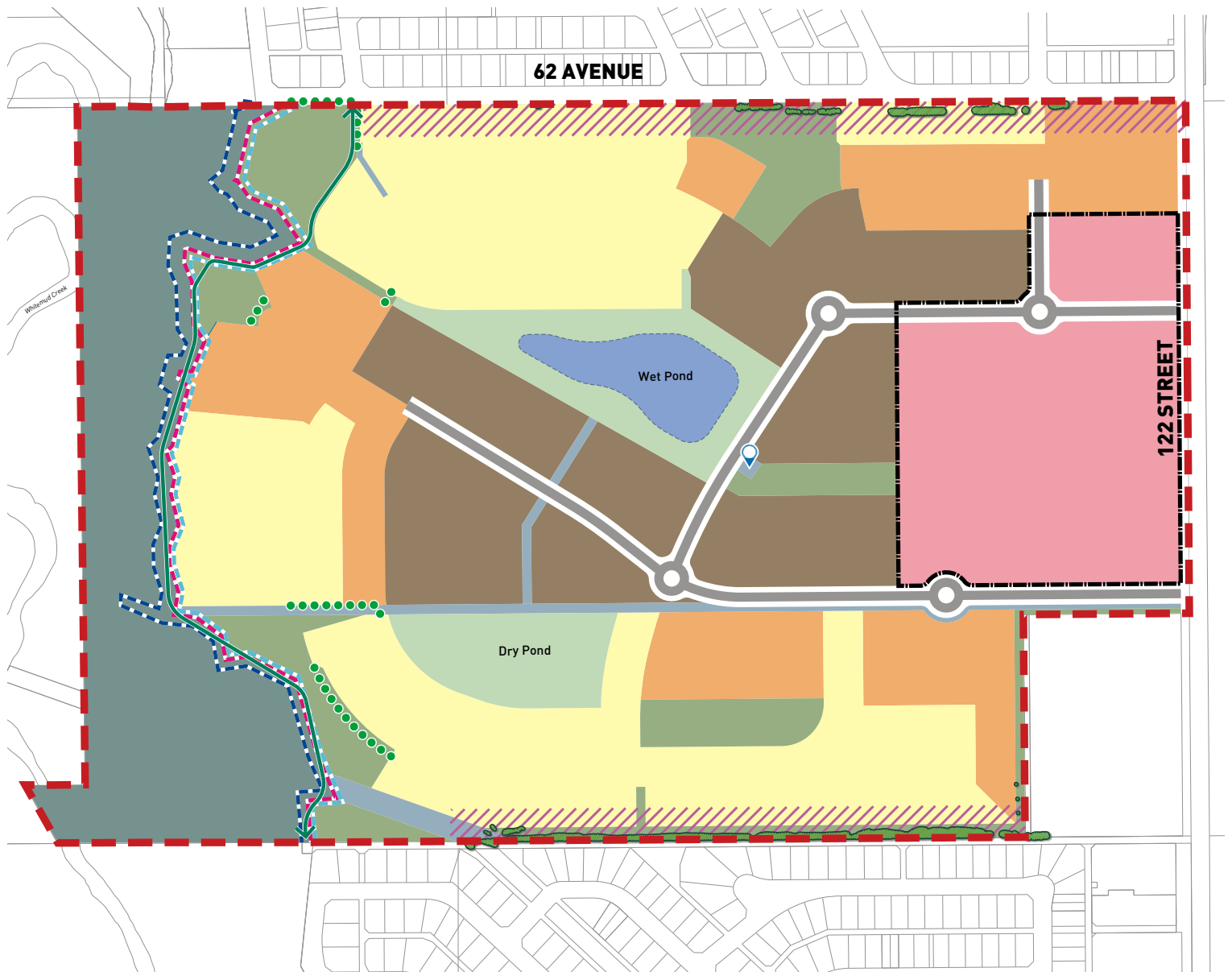
NTS

West 240 - Neighbourhood Area Structure Plan (NASP)

Figure 6: Top of Bank



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- | | | |
|--|---|--|
| <ul style="list-style-type: none"> NASP Boundary Collector Road Top of Bank Shared Pathway (SP) Top of Bank Road Top of Bank Line Urban Development Line (UDL) Building Limit Line Existing Trees To Be Retained | <ul style="list-style-type: none"> Urban Village Compatible Housing Area Low Density Residential Medium Density Residential High Density Residential Mixed Use Flex Area Future Location of Mobility Hub | <ul style="list-style-type: none"> Public Utility Lot (PUL) Stormwater Management Facility (Wet & Dry) Park (Municipal Reserve) Environmental Reserve (ER) |
|--|---|--|



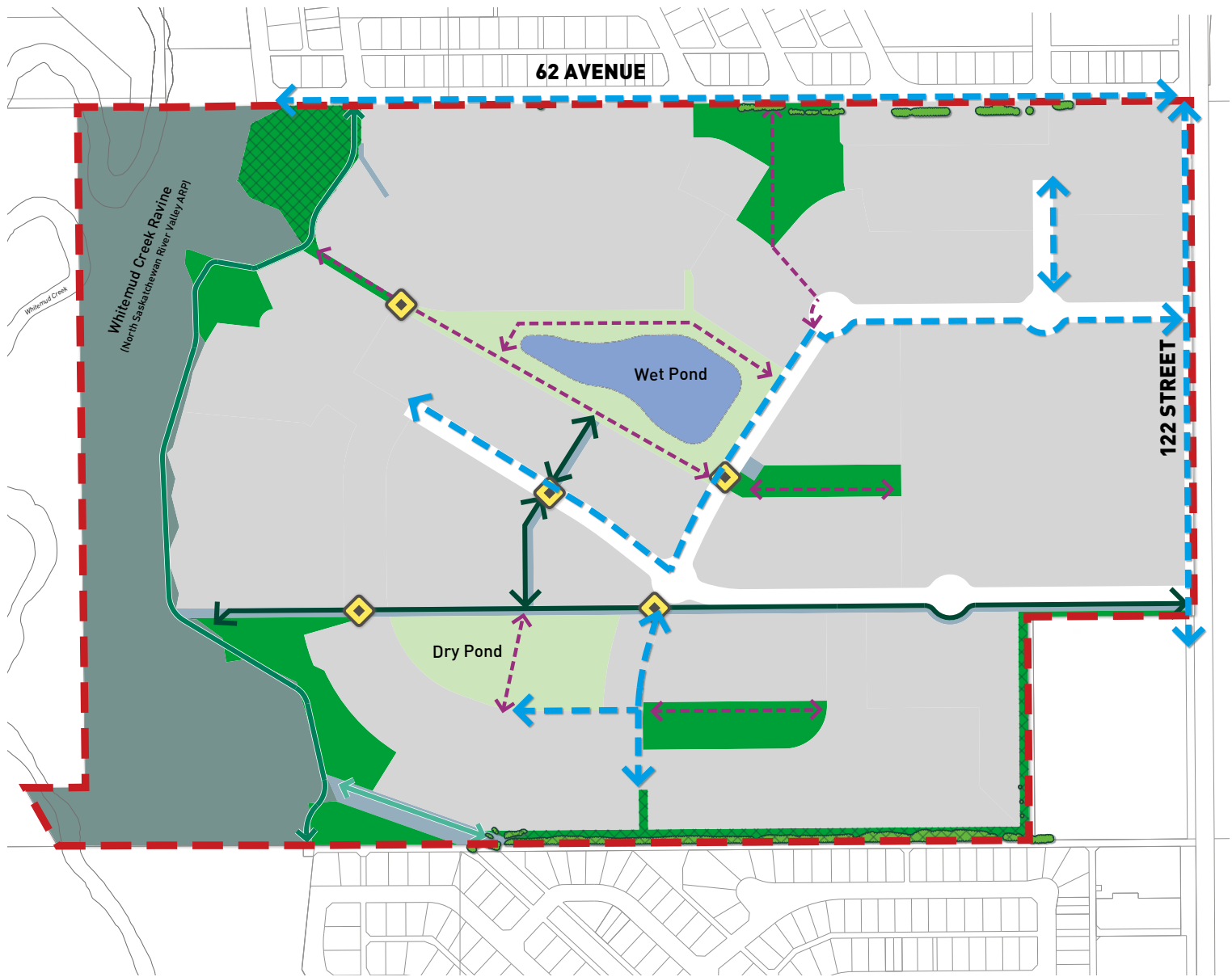
NTS

West 240 - Neighbourhood Area Structure Plan (NASP)

Figure 7: Development Concept



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- NASP Boundary
- Urban Greenway
- Habitat Greenway
- Top of Bank Shared Pathway
- ◆ Wildlife Crossing
- Public Utility Lot (PUL)
- Existing Trees To Be Retained
- Shared Pathway*
* Within Road ROW
- Shared Pathway Through Open Space*
** Alignments Shown Through Open Spaces are Conceptual
- Stormwater Management Facility (Wet & Dry)
- Park (Municipal Reserve)
- Environmental Reserve (ER)
- Natural Area (MR)



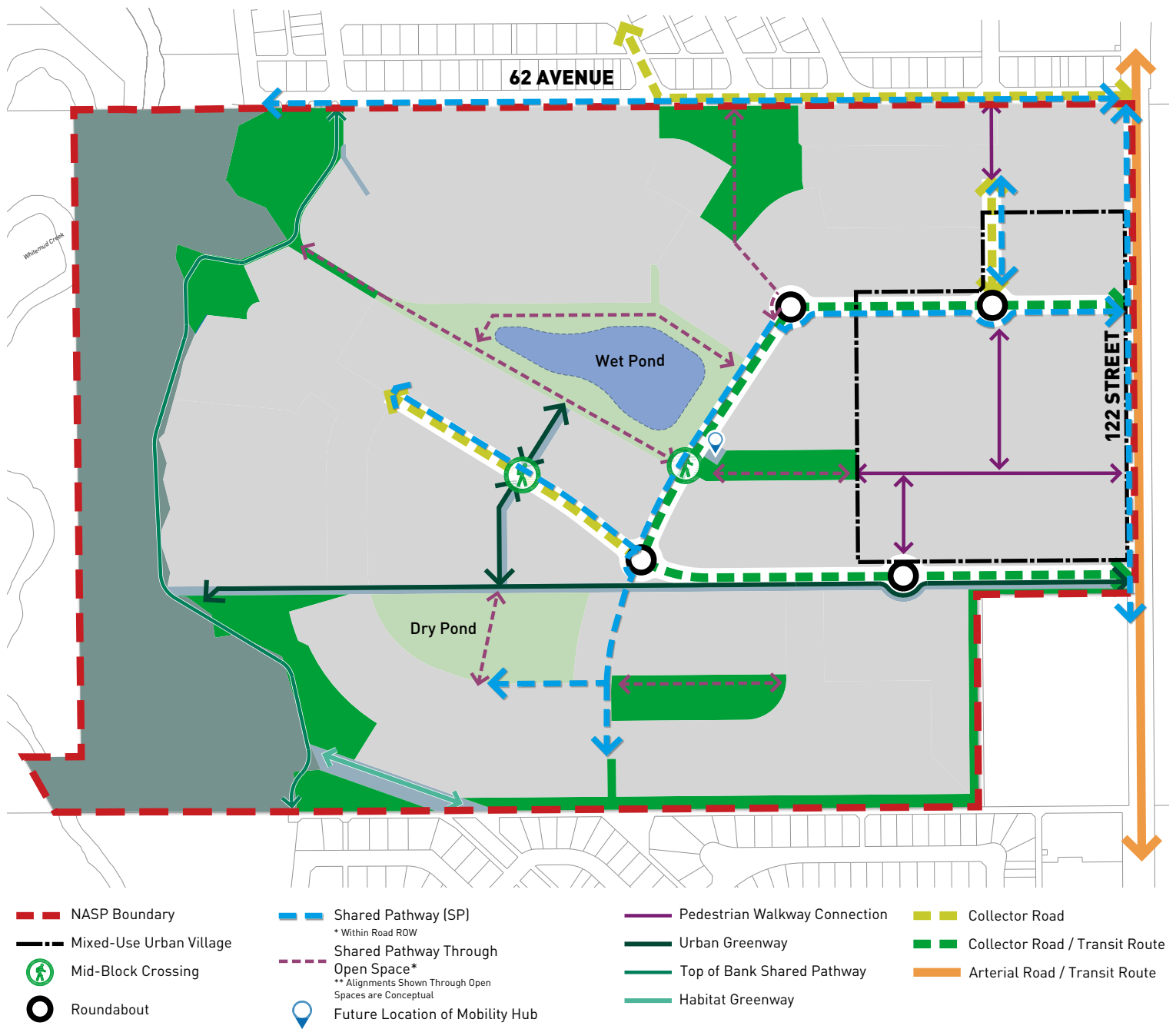
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West 240 - Neighbourhood Area Structure Plan (NASP)

Figure 8: Ecological Network and Parks



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West 240 - Neighbourhood Area Structure Plan (NASP)

Figure 9: Transportation Network



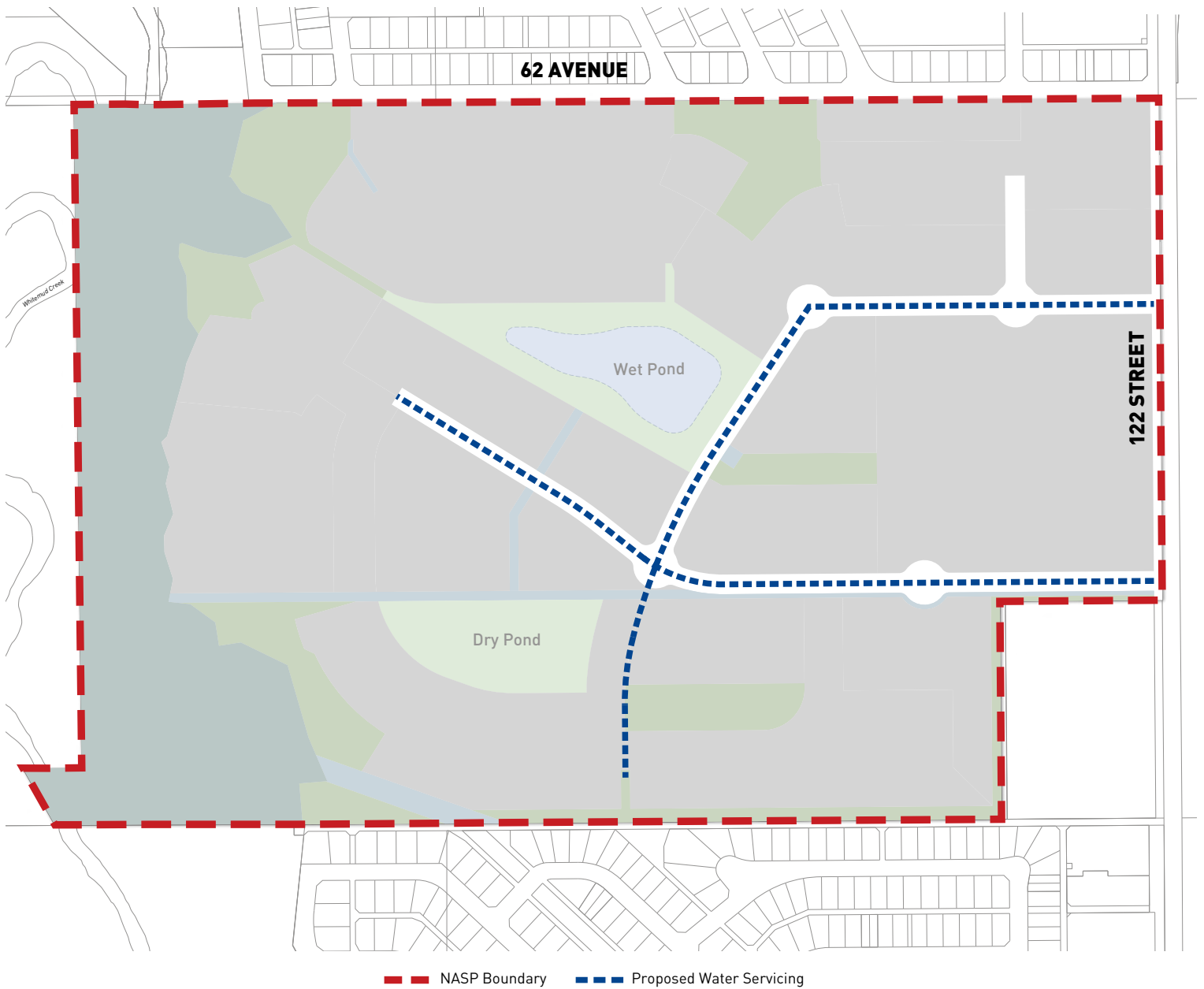
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West 240 - Neighbourhood Area Structure Plan (NASP)

Figure 10: Sanitary Servicing

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West 240 - Neighbourhood Area Structure Plan (NASP)

Figure 11: Water Servicing



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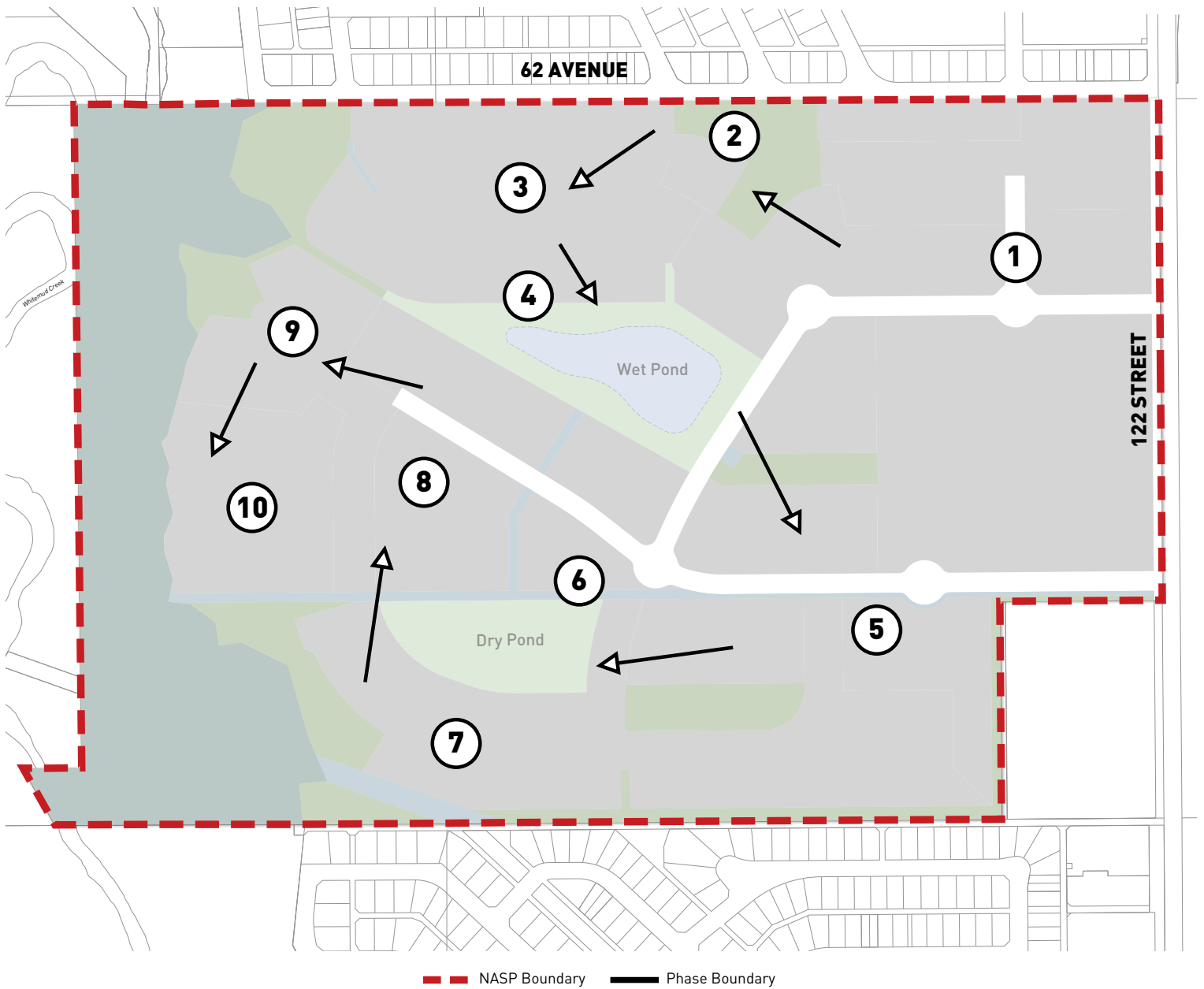
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West 240 - Neighbourhood Area Structure Plan (NASP)

Figure 12: Stormwater Servicing



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West 240 - Neighbourhood Area Structure Plan (NASP)

Figure 13: Phasing Plan



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