

ITEM 10

MANAGER'S REPORT NO. 80

COUNCIL MEETING Dec. 4/72

10. Re: Rezoning Reference #1/72  
Forest Lawn Housing Development  
"Green Tree Village"

At the Public Hearing held November 28 in connection with the captioned rezoning application, a question was raised concerning the standard of roads to be provided within the project. The following is a summary of the standards incorporated in the design:

1. Public collector road - 66-foot right-of-way, full 36-foot pavement standard with concrete curb and gutter each side; separated 6-foot concrete sidewalk 4 feet from curb, one side only; 10-foot offset from property line to road or edge of sidewalk on east and west sides respectively; boulevard to be grassed and planted with suitable boulevard trees by developer.
2. Public internal street (cul-de-sac) - 50-foot right-of-way, full 28-foot pavement standard with concrete curb and gutter each side; separated 4-foot concrete sidewalk 4 feet from curb, one side only; 7 foot offset from property line to road or edge of sidewalk, respectively; boulevard to be grassed and planted with suitable boulevard trees by developer.  
  
Cul-de-sac bulb 37' radius to inside of curb face.
3. Private (strata title) internal streets - 20-foot minimum pavement width, concrete curb and gutter one side, 4-foot concrete curb walk opposite side.  
  
cul-de-sac bulb 30' minimum radius.
4. Ornamental residential street lighting is to be provided throughout, with wiring and all services located underground.
5. Provision of the services and improvements listed above is to be the responsibility of the developer.

This is for the information of Council.