

THE HAMPTONS COPPERWOOD PHASE SIX

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Sept 2008



GENERAL NOTES:

1. THIS PLAN IS FOR INFORMATION PURPOSES ONLY, AND IS SUBJECT TO CHANGES, ERRORS AND OMISSIONS.
2. CITY BOULEVARD TREE LOCATIONS ARE APPROXIMATE ONLY AND SUBJECT TO ACTUAL ABOVEGROUND AND UNDERGROUND UTILITY CLEARANCE REQUIREMENTS.
3. REFER TO APPROVED ENGINEERING DRAWINGS REGARDING STREET FURNITURE LOCATIONS FOR EACH LOT.
4. CITY BOULEVARD TREES ARE PLANNED FOR THE RESIDENTIAL STREETS IN ACCORDANCE WITH PLANS APPROVED BY THE CITY OF EDMONTON.
5. CITY BOULEVARD TREES ARE PLANTED IN ADDITION TO THE TREES REQUIRED BY THE DESIGN (ARCHITECTURAL) GUIDELINES FOR EACH RESIDENTIAL LOT AND DO NOT SATISFY THE DESIGN (ARCHITECTURAL) GUIDELINES REQUIREMENTS FOR RESIDENTIAL LOTS.
6. CITY BOULEVARD TREES MAY BE PLANTED SUBSEQUENT TO HOUSE CONSTRUCTION.
7. DIMENSIONS ARE IN METRES REFER TO SUBDIVISION PLAN TO CONFIRM ALL LOT INFORMATION.
8. EXISTING TREES ARE CONCEPTUAL ONLY AND MUST BE CONFIRMED.
9. ALL FENCES NOTED ON THE PLAN ARE LOCATED WITHIN THE PROPERTY LOT LINES.
10. THERE ARE RESTRICTIONS AND LIMITATIONS WITH RESPECT TO THE EASEMENT AND CONSERVATION AREA ON LOTS 58 & 59, +51 BLOCK 11; REFER TO THE EASEMENT AND RESTRICTIVE COVENANT REGISTERED ON TITLE FOR DETAILED INFORMATION. FOR ADDITIONAL INFORMATION ALSO REFER TO THE PURCHASER ACKNOWLEDGMENT FORM.
11. THE APPROXIMATE EXISTING VEGETATION LINE WITHIN THE LOT TO BE VERIFIED BY THE PURCHASER. RETENTION, PROTECTION AND/OR REMOVAL OF EXISTING VEGETATION WITHIN THE LOT WITH THE EXCEPTION OF VEGETATION WITHIN THE EASEMENT/CONSERVATION AREA IS THE RESPONSIBILITY OF THE PURCHASER/BUILDER. REMOVAL OF VEGETATION WITHIN THE EASEMENT/CONSERVATION AREA IS NOT PERMITTED REFER TO THE PURCHASER ACKNOWLEDGMENT FORM FOR DETAILED INFORMATION.

Legend

- (28) Suggested House Width in Feet
- (20) Special Treatment to Side/Rear House Elevation Required
- Garage Location
- Transformer
- ⊕ Fire Hydrant
- Street Light
- Communication Cabinet
- ⊠ Street light/Communication Cabinet(s)
- Bollard
- 🌳 City Boulevard Tree (May change due to utility and garage locations)
- Decorative Fence (Stone and / or Steel)
- Wood Screen Fence
- Black Coated Chain Link Fence
- BS Bus Stop
- * Proposed Mailbox
- Granular Trail
- Conservation Area/Easement
- Municipal Reserve/Walkway

This Plan is an Information Guide Only, and is subject to changes, errors and omissions. All green spaces are conceptual only and should be confirmed. For current planning information contact the City of Edmonton Planning and Development Department.