

Range Point Joint Master Plan Site – Proposed Zoning

The zones proposed for the Plan site include:

- **RCS2 – Comprehensive Residential Single Family:** provides a comprehensive development zone for medium density, more energy efficient urban housing that is developed as part of a complete neighbourhood. It is anticipated that 59 RCS2 lots will be provided.
- **RCM3 – Cottage Cluster Homes:** provides a zone for the development of multiple ground-oriented single detached, duplex and triplex housing units that are located on the same lot. It is anticipated that between 35 and 129 RCM3 units will be provided on two lots.
- **RCM – Comprehensive Residential Multiple Family:** provides a medium density transition zone that is meant to be compatible with adjacent lower density housing types. It is anticipated that between 134 and 267 RCM units will be provided on five lots.
- **RM – Residential Multiple Housing:** provides a zone for higher density multiple housing. It is anticipated that between 22 and 68 RM units will be provided on one lot.
- **PE – Environmental Protection:** provides a zone for the protection and preservation of environmentally sensitive areas, wildlife habitat, and other significant natural areas. PE zoning is proposed along the north and west sides of the development where a trail is proposed and is approximately 2.6 ha.
- **PR – Parks and Recreation:** provides areas for indoor and outdoor active recreational uses requiring facilities and/or infrastructure. One PR lot is proposed in the centre of the development and is approximately 0.5 ha.
- **PG – Greenbelt:** provides a zone for areas of public land that are typically left in a natural state and may be used primarily for buffers, walkways, trails and for unorganized passive recreation. A 10-metre treed buffer between the development and Range Road as well as between the development and Northland Park are proposed.
- **PU – Public Utilities** provides a zone for public utility installations and facilities involving disposal, recycling, or similar uses. Two PU lots are proposed for a lift station that is approximately 0.1 ha and a stormwater pond that is approximately 0.45 ha.