



## **Bylaw No. 2131 - Land Use Bylaw amendment**

### **Lot 10 & 11 Plan 3115HW Summary of Proposed Changes to the Road Network**

1. What: Extend existing median along 74 Avenue by 40m  
Why: To block illegal westbound left turning movements at the intersection of 100 Avenue & 74 Street.
2. What: Close the Right-In, Right-Out access from Highway 2 onto 100 Ave at 76 Ave.  
Why:
  - The spacing requirements for access points along highways do not meet the minimum requirement of 400m.
  - There is not enough room in the ditch to add deceleration and acceleration lanes to safely provide space for the right-in and right-out turning movements.
  - Traffic queues are expected to block the southbound left turning movement coming off Highway 2 and the through traffic along 100 Avenue.
3. What: Extending westbound left turn storage lane at the intersection of Highway 2 & 78 Street by 25 metres.  
Why: To provide more space for vehicle queuing at the intersection, without affecting the west bound through lanes.



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### Lot 10 & 11 Plan 3115HW Proposed Site Plan

Showing seventeen commercial retail units and 1 67-unit apartment building, with two site accesses onto 100 Avenue.

