

APPENDIX D REVIEW OF ASPs IN SPRUCE GROVE

Location / Name	Land Use	Rec. / Trail Plan	Concept Plan	Policy	Notes
Golden Spike Business Park ASP	General Industrial, MR	x	x	x	Section 4.3 (Municipal Reserve) – land to be used for future ball diamonds. No reference to open space, pedestrian linkages or otherwise
Grove Meadows ASP	Residential (SF/MF), Commercial, MR	✓	✓	✓	Section 4.0 (Rational) – examines the need to reduce the park size while ensuring the 10% MR requirement is still maintained.
Heritage Estates ASP	Residential (SF/MF), MR	✓	✓	✓	Section 3.0 (Development Concept) – pedestrian trail will connect to Tri Leisure Centre connecting the east-west of the City. Combines future and current trail system.
McLeod Avenue West Commercial Corridor ASP	Commercial, MR as Recreational	✓	✓	✓	Section 4.1 (The Land Use Pattern) – The Dog Creek MR area is to be for passive recreational uses. Pedestrian trails are also established to connect creek valleys.
Mobile Home Development (Spruce Woods Villa) ASP	Residential (SF), MR	x	x	x	10% MR was given to the City of Spruce Grove. No detail on the use of MR or potential linkages.
North Central ASP	Residential (MF), MR, ER	✓	✓	✓	Section 1.0 (Purpose) – parks and open space considered to ensure a large portion of existing tree stands could be retained. Concept plans provides a proposed trail linking the various MR, ER and open space areas.
Railway Avenue ASP	General Industrial, MR	x	x	✓	Section 8.0 (Urban Design) – briefly states that the LUB should be adhered to. No direction on linkages of MR to adjacent parcels.
SE 33-52-27-4 (Schutz) ASP	General Industrial, Commercial, EMA, MR	x	x	✓	Section 3.1 (Land Use) – the environmental management area (EMA) is to protect and preserve the creek and portion of wetland but does not explain how. The MR could be dedicated to accommodate sports fields – unsure if this in fact has happened. No discussion about linkages or trail development.
Seniors Co-op Housing (Grove Seniors Village) ASP	Residential (SF/MF), Private park, 2 parkettes	✓	✓	x	Section 6.0 (Proposed Development) – 2 small parkettes on the east side for passive recreation while linking Dog Creek ravine.

Southeast Spruce Grove ASP	General Industrial, MR	✓	✓	✓	Section 2 (Development Concept) – MR could be taken as land and incorporate the area into the future trail network while acting as a buffer between various degrees of industrial land use.
Spruce Village ASP	Residential, Commercial (minor), Pocket parks		✓	✓	Section 4.0 (Policy Context) Section 5.1 (Concept) – a community park to serve as a “village focus”, as well as provide pocket parks to link neighbourhoods.
Spruce Woods ASP	Residential (SF/MF), MR	✓	✓	✓	Section 2.0 (Proposed Amendments) 10% MR requirement will be used to provide future park. Open to linking community with Heritage Estates ASP to create walkable trails on ROW.
West Area ASP	Residential (SF/MF), Commercial, MR, ER	✓	✓	✓	Section 3.1 (Development objectives) – go into great detail on how to integrate and protect open space. Heavy emphasis on connecting TriLeisure Centre with pedestrian networks. Protection of Atim Creek area.
West Central ASP	Residential (SF/MF), Institutional, Commercial, MR, Parks	✓	✓	✓	MR will protect environmental area. Pedestrian linkages have been thoroughly thought out and in possible combination with stormwater.