


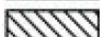

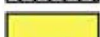








EAST PIONEER  
SPRUCE GROVE  
AREA STRUCTURE PLAN  
LAND USE CONCEPT

LEGEND

	Low to Medium Density Residential		Environmental Reserve
	Medium to High Density Residential		Special Study Area
	Commercial		Entertainment District
	Institutional		Potential Park
	Park / Open Space		Potential Private Collector
	Easton Natural Area		ASP Boundary
	Stormwater Management Facility		Amendment Boundary