

THE PRESERVE AT WESTFIELDS



AKRIDGE
Invested.

DEVELOPMENT PROGRAM

THE PRESERVE AT WESTFIELDS



- **Diversity of housing types and uses:**
 - Up to 650 MF – studios to 3-bedrooms
 - 155 attached - rear load, front load, size range, roof terraces
 - Up to 20,000 SF of community serving retail
- **Substantial Public Amenities:**
 - Amphitheater/performance area – summer concerts, screen on the green
 - Pavilion - public gatherings, picnics, farmers markets
 - Trails - 1 mile of trails, 1/3 mile around the lake
 - 25 acres of open space

PUBLIC IMPROVEMENTS AND IMPACTS

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Stonecroft Boulevard

- Signalized entrance
- Right turn lanes into entrances
- West-bound widening
- Dual left turns
- Signalized dual right turns

Westfields Boulevard

- Southbound through/right lane

Dual lefts

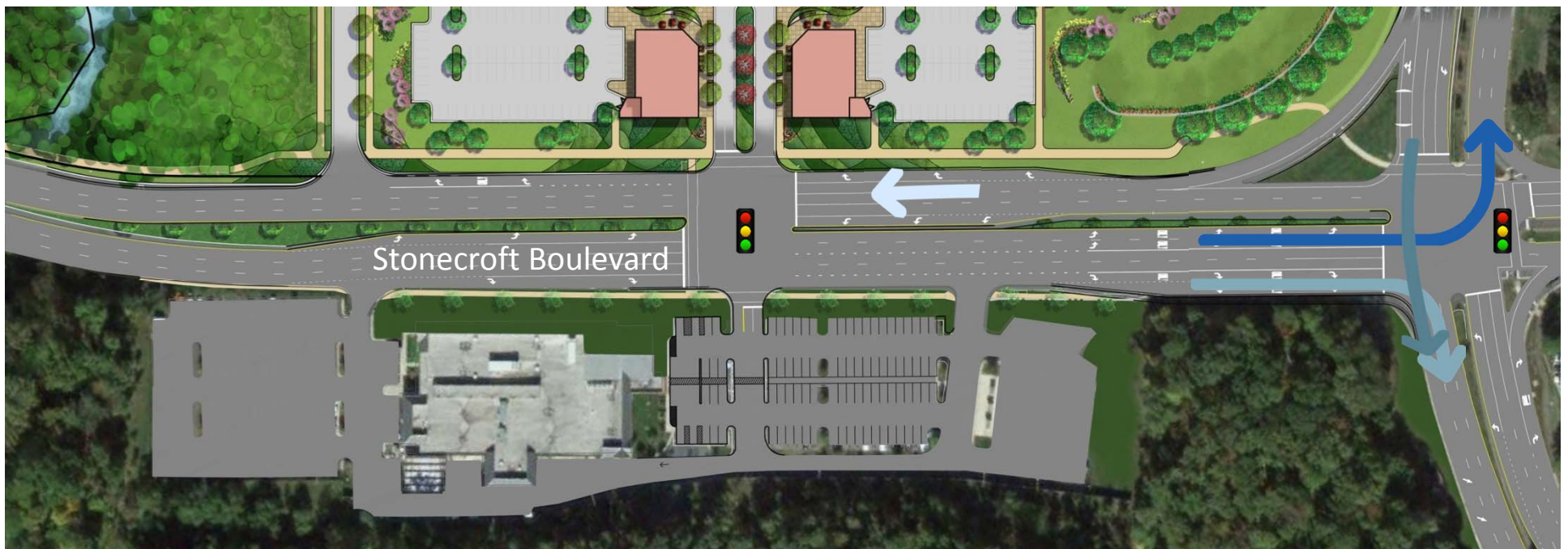
- Decrease in delay - 58% (AM) and 78% (PM)
- Decrease in queue - 17% (AM) and 39% (PM)

Dual rights

- Decrease in delay - 80% (AM) and 93%(PM)
- Decrease in queue - 84% (PM)

SB Through Lane

- Decrease in delay - 43% (PM)
- Decrease in queue - 46%(PM)



PROJECT DELIVERY UPDATE

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- Public Improvement (Road Work and Traffic Signals)
 - Work currently in progress
 - Road widening and intersection to be completed Summer 2017
 - Signalized entrance to be completed Fall 2017
- On Site Infrastructure and Amenities
 - Work currently in progress
 - To be completed Summer 2017
- Townhouse Residential
 - Vertical construction starting in Spring 2017
 - Phased deliveries between Fall and Winter 2017
- Multi-family Residential and Retail
 - Phase 1 – First multi-family building and two retail parcels start Summer 2017
 - Phase 2 – Second multi-family building. Start date is TBD.