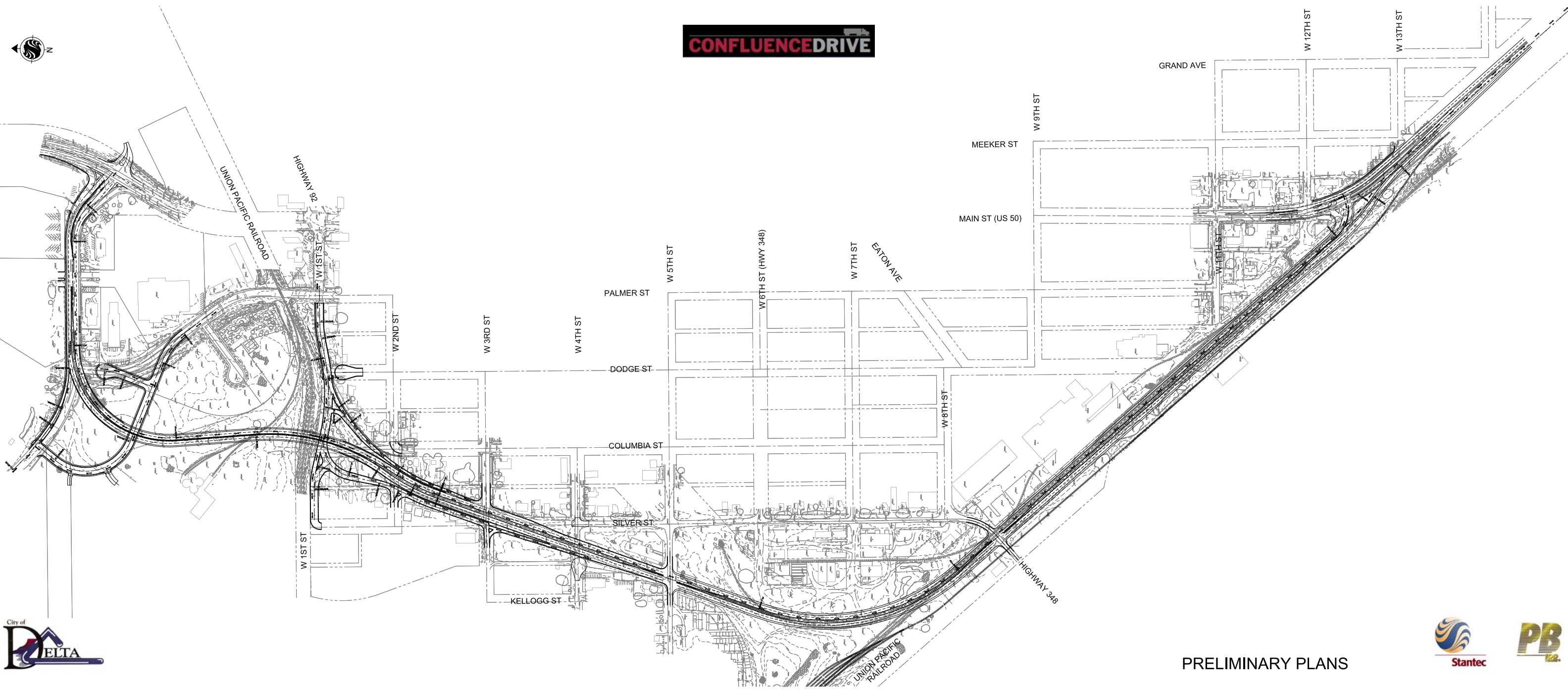




CONFLUENCE DRIVE



PRELIMINARY PLANS

