



LIST OF DRAWINGS	
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A-1.1	Basement Plan
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A-1.4	Loft Floor Plan
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A-2.2	Left Elevation
A-4.0	Garage Plan
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A-4.3	Garage Section

PROJECT NOTES:	
FLOOR AREA	
BASEMENT = 1000.00 SQ. FT.	
MAIN = 1000.00 SQ. FT.	
UPPER = 1096.99 SQ. FT.	
LOFT = 694.00 SQ. FT.	
TOTAL = 2790.99 SQ. FT.	
DO NOT SCALE DRAWINGS. DRAWINGS ARE TO BE READ IN CONJUNCTION WITH ALL OTHER APPLICABLE CONSULTANT DRAWINGS. CONTRACTOR IS TO CONFIRM AND COORDINATE ALL DETAILS WITH SITE CONDITIONS AND OTHER CONSULTANT DRAWINGS PRIOR TO STARTING CONSTRUCTION. JOHN TRINH & ASSOCIATES INC. ASSUMES NO RESPONSIBILITY, IMPLIED OR DIRECT UNLESS THE DRAWINGS BEAR THE SEAL AND SIGNATURE OF A REGISTERED PROFESSIONAL.	
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ISSUES:			
NO.	DATE(D/M/Y)	DETAIL	BY
01.	23/07/2025	CONCEPT	S.W.
02.	25/08/2025	DP ARCH	K.R.
03.	--	--	--
04.	--	--	--
05.	--	--	--



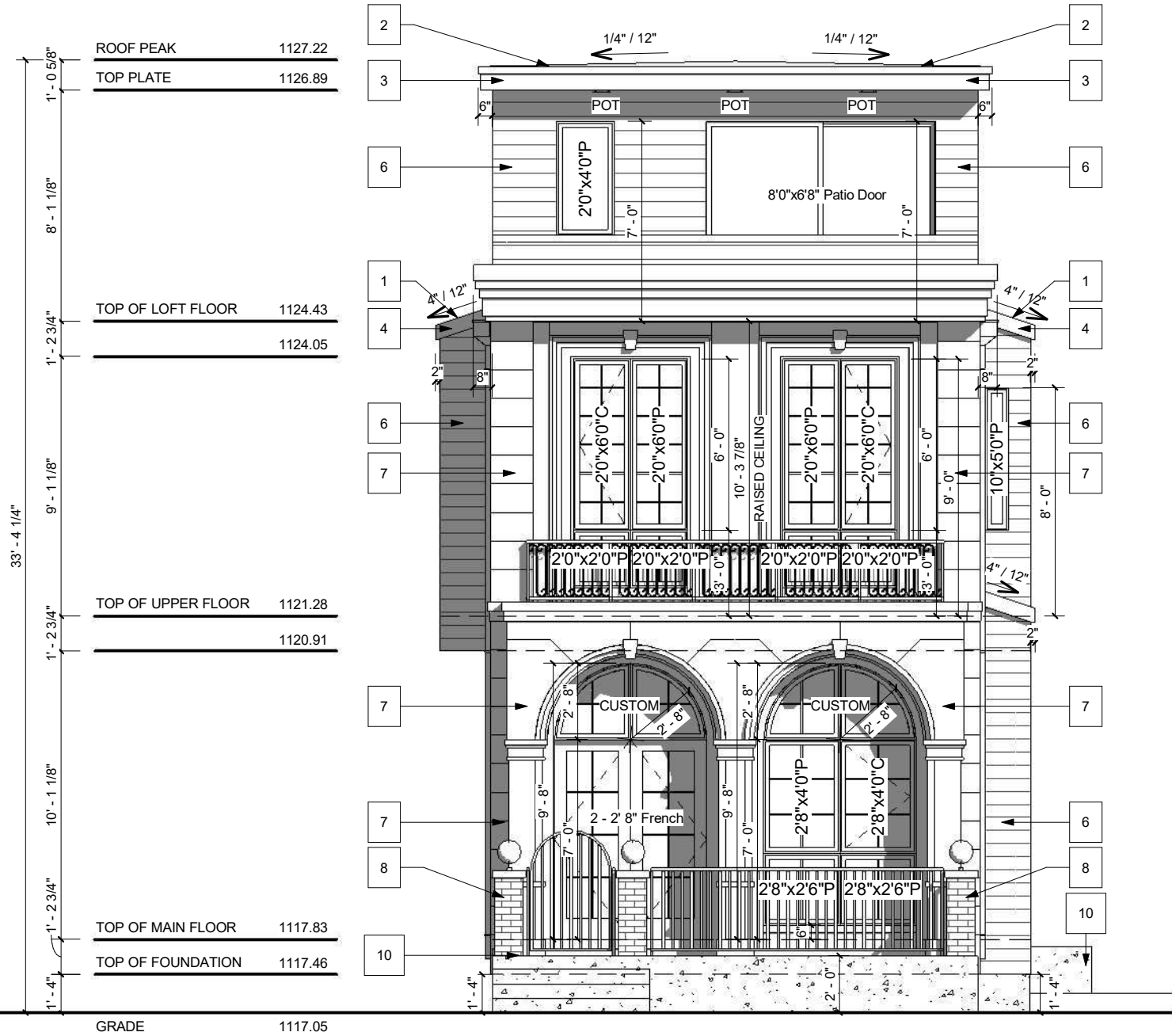
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PERMISSION

ALL WORK MUST COMPLY WITH THE MOST
RECENT EDITION OF THE ALBERTA
BUILDING CODE AND ANY OTHER
GOVERNING AUTHORITIES.

PROJECT:	
NEW HOME	
STATUS: -	
SIGNATURES:	
X _____	
PRINTED: 2025-09-08 12:29:32 PM	
PROJECT NAME:	
1731 24 st SW CALGARY, ALBERTA	
DESIGNER:	JOB #:
JT	#276-25
SCALE:	SHEET:
AS SHOWN	A-0.0

EXTERIOR FINISHES:

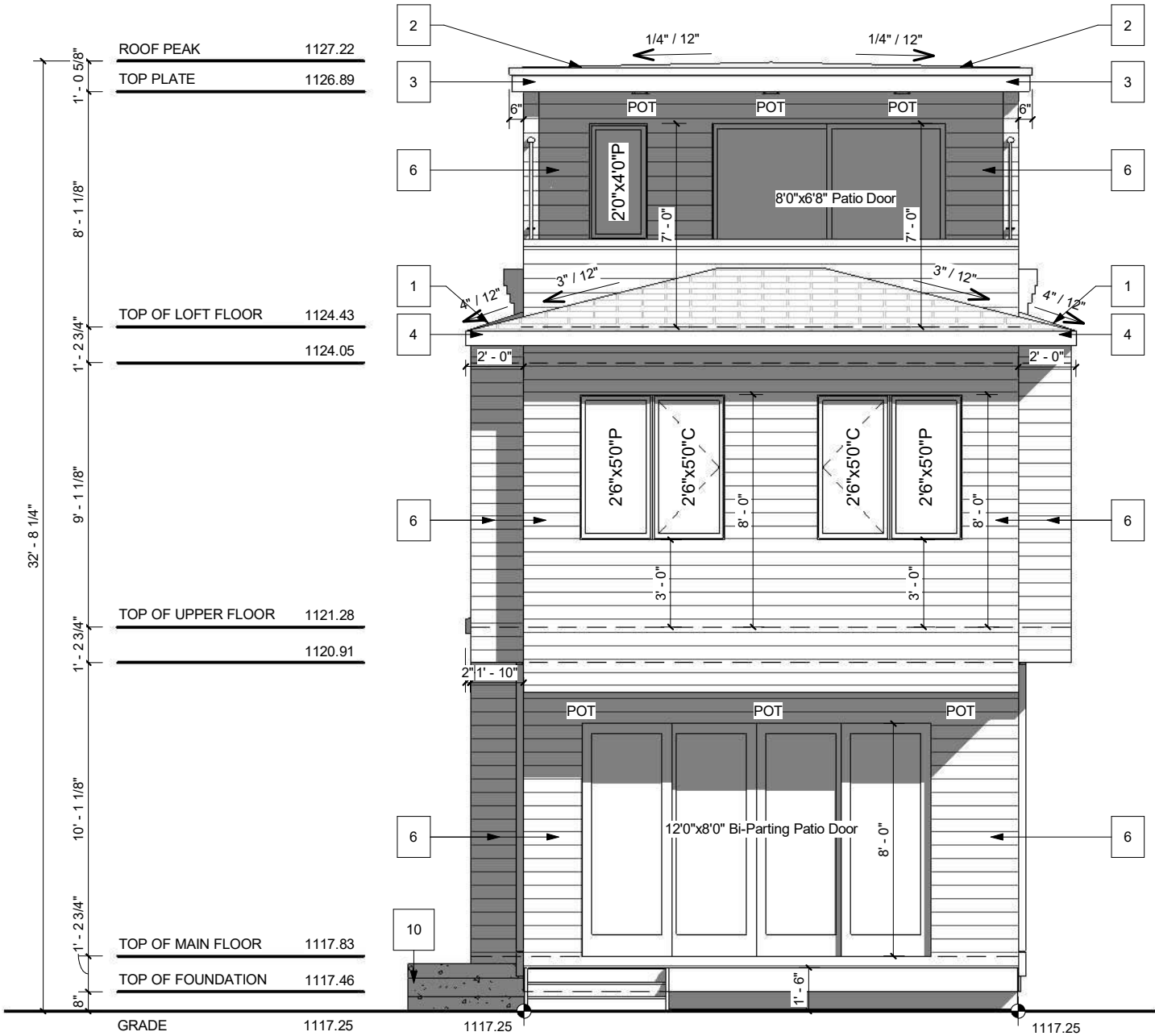
1	ASPHALT SHINGLES	4	6" ALUMINIUM FASCIA	7	SMOOTH STUCCO - WHITE	10	CAST-IN-PLACE CONCRETE
2	TORCH ON ROOFING	5	HARDIE SIDING FINISH - LIGHT GREY	8	BRICK FINISH - GREY		
3	10" ALUMINIUM FASCIA	6	HARDIE SIDING - DARK GREY / BLACK	9	CONCRETE PARGING		



FRONT ELEVATION
SCALE: 3/16" = 1'-0"

VENTED SOFFIT NOTES:

- VENTED SOFFIT (FRONT AND BACK)
- VENTED SOFFIT ON SIDES IF ITS CLEAR 1.2m
- NON VENTED SIDES SOFFIT IF WITHIN 1.2m (SOFFIT ARE PRE-FIN ALUM)



REAR ELEVATION
SCALE: 3/16" = 1'-0"

PROJECT NOTES:

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ISSUES:

NO.	DATE(D/M/Y)	DETAIL	BY
01.	23/07/2025	CONCEPT	S.W.
02.	25/08/2025	DP ARCH	K.R.
03.	--	--	--
04.	--	--	--
05.	--	--	--

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PROJECT:

NEW HOME

STATUS:

-

SIGNATURES:

X

PRINTED: 2025-09-08 12:29:36 PM



PROJECT NAME:

1731 24 st SW
CALGARY, ALBERTA

DESIGNER:

JT

JOB #:

#276-25

SCALE:

AS SHOWN

SHEET:

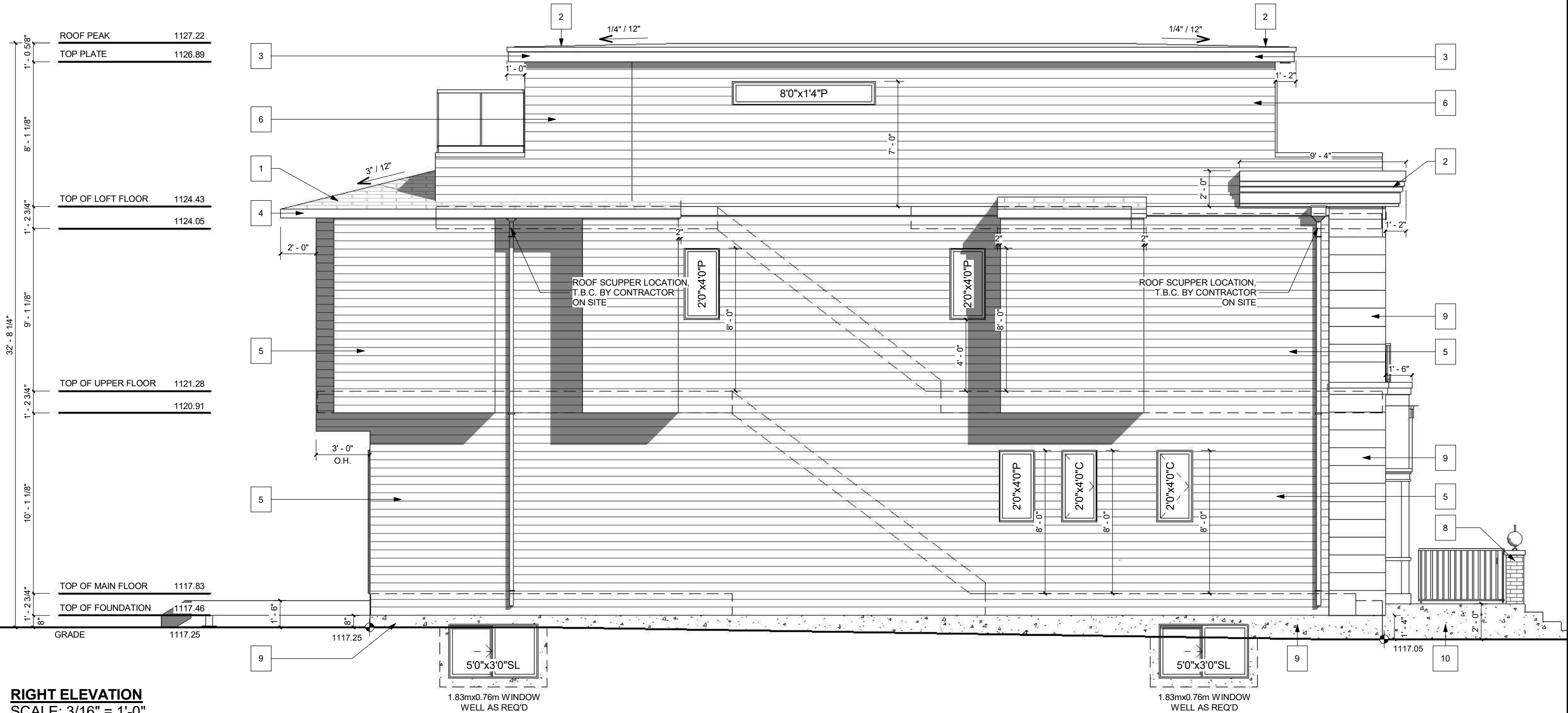
A-2.0

EXTERIOR FINISHES:

1	ASPHALT SHINGLES	4	6" ALUMINIUM FASCIA	7	SMOOTH STUCCO - WHITE	10	CAST-IN-PLACE CONCRETE
2	TORCH ON ROOFING	5	HARDIE SIDING FINISH - LIGHT GREY	8	BRICK FINISH - GREY		
3	10" ALUMINIUM FASCIA	6	HARDIE SIDING - DARK GREY / BLACK	9	CONCRETE PARGING		

WINDOW CALCULATION
WALL AREA = 1697.67 SQ. FT.
WINDOW AREA = 56.10 SQ. FT.
TOTAL: 56.10 / 1697.67 = 3.30%

VENTED SOFFIT NOTES:
-VENTED SOFFIT (FRONT AND BACK)
-VENTED SOFFIT ON SIDES IF ITS CLEAR 1.2m
-NON VENTED SIDES SOFFIT IF WITHIN 1.2m
(SOFFIT ARE PRE-FIN ALUM)



RIGHT ELEVATION
SCALE: 3/16" = 1'-0"

PROJECT NOTES:

-ALL FRAMING, ELECTRICAL ROUGH-IN AND PLUMBING ROUGH-IN NEEDS TO BE CONFIRMED BY TRADES/CONTRACTOR AND HOME OWNER. ANY ISSUE NEEDS TO BE NOTIFIED TO THE DESIGNER TO BE RESOLVED BEFORE PROCEEDING

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02.	25/08/2025	DP ARCH	K.R.
03.	--	--	--
04.	--	--	--
05.	--	--	--

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PROJECT:

NEW HOME

STATUS:

-

SIGNATURES:

X

PRINTED: 2025-09-08 12:29:37 PM



PROJECT NAME:

1731 24 st SW
CALGARY, ALBERTA

DESIGNER:

JT

JOB #:

#276-25

SCALE:

AS SHOWN

SHEET:

A-2.2

EXTERIOR FINISHES:

1	ASPHALT SHINGLES	4	6" ALUMINIUM FASCIA	7	SMOOTH STUCCO - WHITE	10	CAST-IN-PLACE CONCRETE
2	TORCH ON ROOFING	5	HARDIE SIDING FINISH - LIGHT GREY	8	BRICK FINISH - GREY		
3	10" ALUMINIUM FASCIA	6	HARDIE SIDING - DARK GREY / BLACK	9	CONCRETE PARGING		

WINDOW CALCULATION

WALL AREA = 1644.45 SQ. FT.
WINDOW AREA = 55.92 SQ. FT.
TOTAL: 55.92 / 1644.45 = 3.40%

VENTED SOFFIT NOTES:

-VENTED SOFFIT (FRONT AND BACK)
-VENTED SOFFIT ON SIDES IF ITS CLEAR 1.2m
-NON VENTED SIDES SOFFIT IF WITHIN 1.2m
(SOFFIT ARE PRE-FIN ALUM)



LEFT ELEVATION
SCALE: 3/16" = 1'-0"

PROJECT NOTES:

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ISSUES:

NO.	DATE(D/M/Y)	DETAIL	BY
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02.	25/08/2025	DP ARCH	K.R.
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04.	--	--	--
05.	--	--	--

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PROJECT:

NEW HOME

STATUS:

-

SIGNATURES:

X

PRINTED: 2025-09-08 12:29:38 PM



PROJECT NAME:

1731 24 st SW
CALGARY, ALBERTA

DESIGNER:

JT

JOB #:

#276-25

SCALE:

AS SHOWN

SHEET:

A-2.1

EXTERIOR FINISHES:

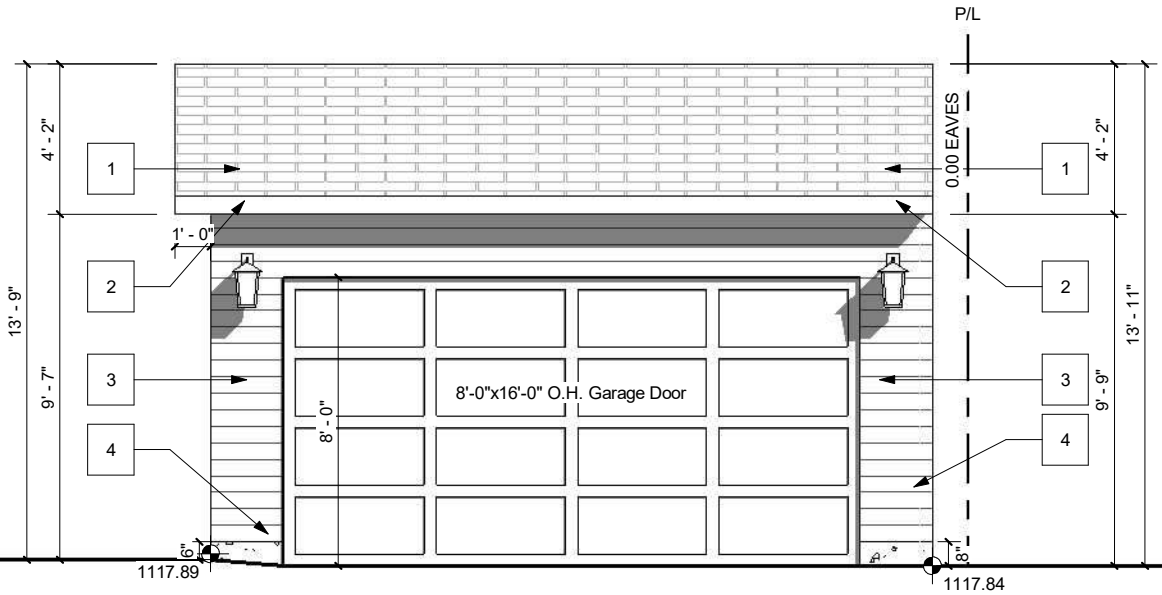
- 1

ASPHALT SHINGLES
- 2

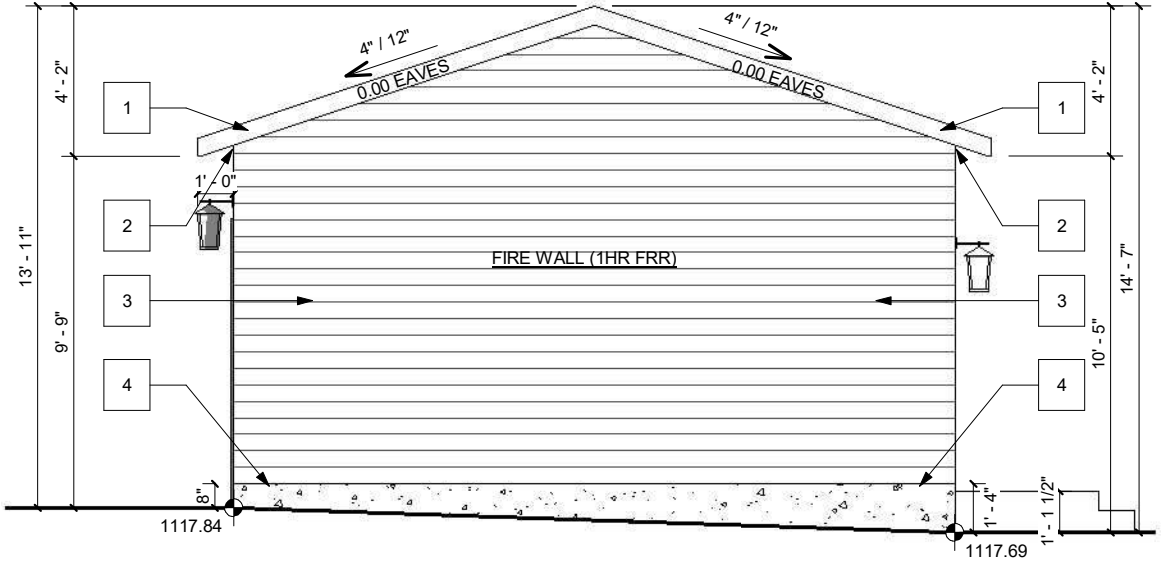
8" ALUMNIMUM FASCIA
- 3

HARDIE FINISH
- 4

CONC. PARGING



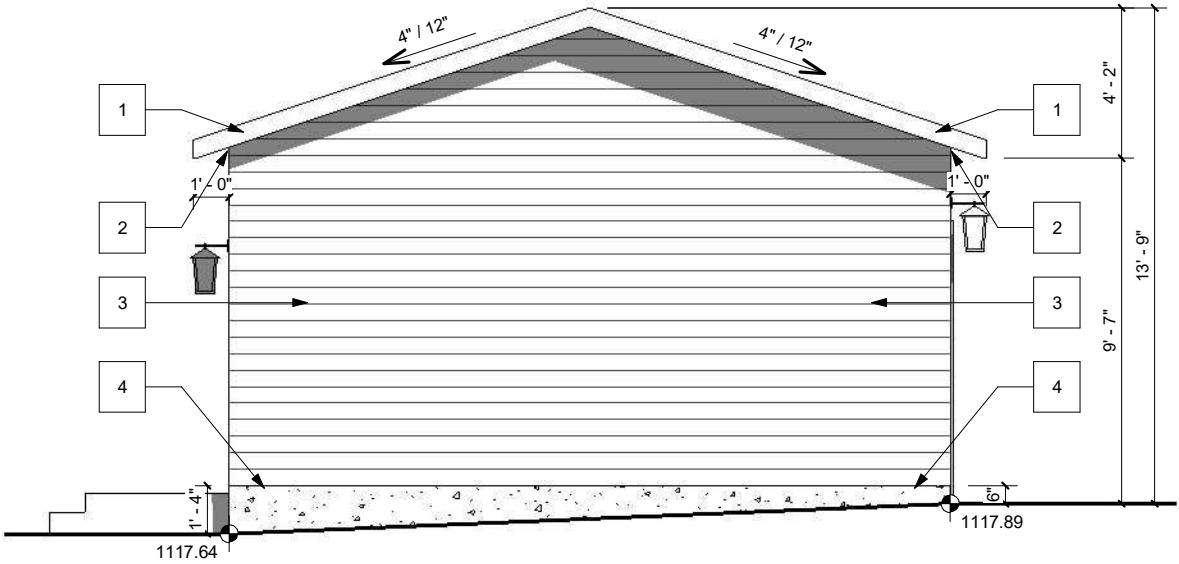
GARAGE FRONT - BACK LANE
SCALE: 3/16" = 1'-0"



GARAGE LEFT
SCALE: 3/16" = 1'-0"



GARAGE REAR
SCALE: 3/16" = 1'-0"



GARAGE RIGHT
SCALE: 3/16" = 1'-0"

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ISSUES:

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01.	23/07/25	CONCEPT	S.W.
02.	25/08/2025	DP ARCH	K.R.
03.	--	--	--
04.	--	--	--
05.	--	--	--

JOHN TRINH & ASSOCIATES
Design | Drafting | Planning | Permits

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OTHER GOVERNING AUTHORITIES.

PROJECT:
NEW HOME

STATUS: -

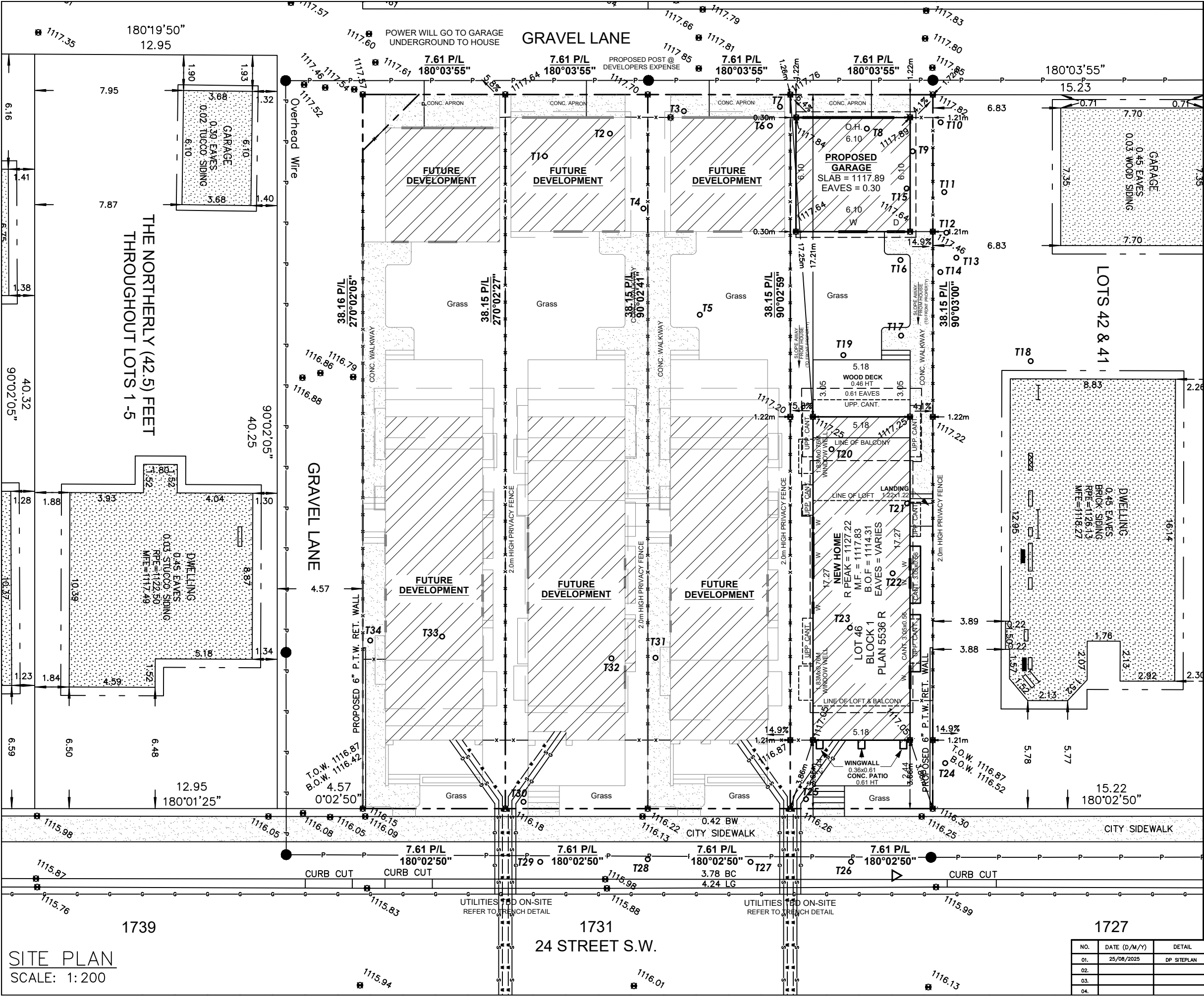
SIGNATURES:
X _____

PRINTED: 2025-09-08 12:29:40 PM

PROJECT NAME:
1731 24 st SW
CALGARY, ALBERTA

DESIGNER: JT JOB #: #276-25

SCALE: AS SHOWN SHEET: A-4.1



SITE PLAN

LEGEND

- ELEVATIONS ARE SHOWN THUS: $\blacksquare$ = 1000.00 METRES. (GEODETIC)
DISTANCES ARE IN METRES AND DECIMALS THEREOF.
ELEVATIONS ARE REFERRED TO GEODETIC DATUM
AND ARE DERIVED FROM ASCMS 55269 AND 179085
ASCM 55269 IS HELD FOR HORIZONTAL AND VERTICAL POSITIONING.
WINDOWS AND DOORS ARE DESCRIBED AS WIDTH x HEIGHT.
THE FOLLOWING ABBREVIATIONS MAY APPEAR ON THIS PLAN:
- $\blacksquare$ ----- denotes Calculation points
 - $\boxtimes$ ----- denotes Water Valve
 - $\blacklozenge$ ----- denotes Gas Valve
 - $\odot$ ----- denotes Manhole
 - $\odot$ ----- denotes Tree
 - $\bullet$ ----- denotes Power Pole
 - $\triangle$ ----- denotes Sign
 - $\odot$ ----- denotes Light Standard
 - $\times$ ----- denotes Fence
 - ---S--- denotes Sanitary Line
 - ---ST--- denotes Storm Line
 - ---W--- denotes Water Line
 - ---G--- denotes Gas Line
 - ---E--- denotes Electrical Line
 - ---A.G.T.--- denotes A.G.T. Line
 - --- denotes Utility Right of Way Line
 - --- denotes Property Line
 - --- denotes Door
 - --- denotes Main Floor Windows
 - --- denotes Second Floor Windows
 - --- denotes Basement Floor Windows
 - --- denotes Shed Hatch
 - --- denotes Detached Garage Hatch
 - --- denotes Main Building Hatch
 - --- denotes Concrete and Asphalt Hatch
 - --- denotes Wood Hatch

'Cant.' denotes Cantilevers
'Enc.' denotes Encroach(es)
'BW' denotes Back of Walkway
'BOW' denotes Bottom of Wall

'Conc.' denotes Concrete
'Ret.' denotes Retaining
'BC' denotes Back of Curb
'TOW' denotes Top of Wall

Disclaimer
The gas line information shown on this sheet is compiled from records maintained by ATCO GAS NO warrantee or guarantee is given as to the accuracy or completeness of those records. service lines, water lines, storm, sanitary, electrical and cable as shown are schematic representation only, and do not indicate the actual location or length of the service line. Dial-before-you-dig services should be utilized before commencement of any excavation or construction.

LAND USE: R-CG Residential
Grade Oriented Infill

SCALE 1: 200

LEGAL DESCRIPTION:

Lot 46
Block 1
Plan 5536 R

MUNICIPAL ADDRESS:

1731 - 24 ST S.W. (NORTH)
Calgary, Alberta

LOT COVERAGE DETAIL:
(SINGLE LOT AND HOUSE)

LOT SIZE: 290.304 SQ M
HOUSE SIZE: 89.497 SQ M
COVERED PORCH: 0.000 SQ M
CANT.: 3.463 SQ M
GARAGE: 37.161 SQ M
WING WALL: 0.490 SQ M

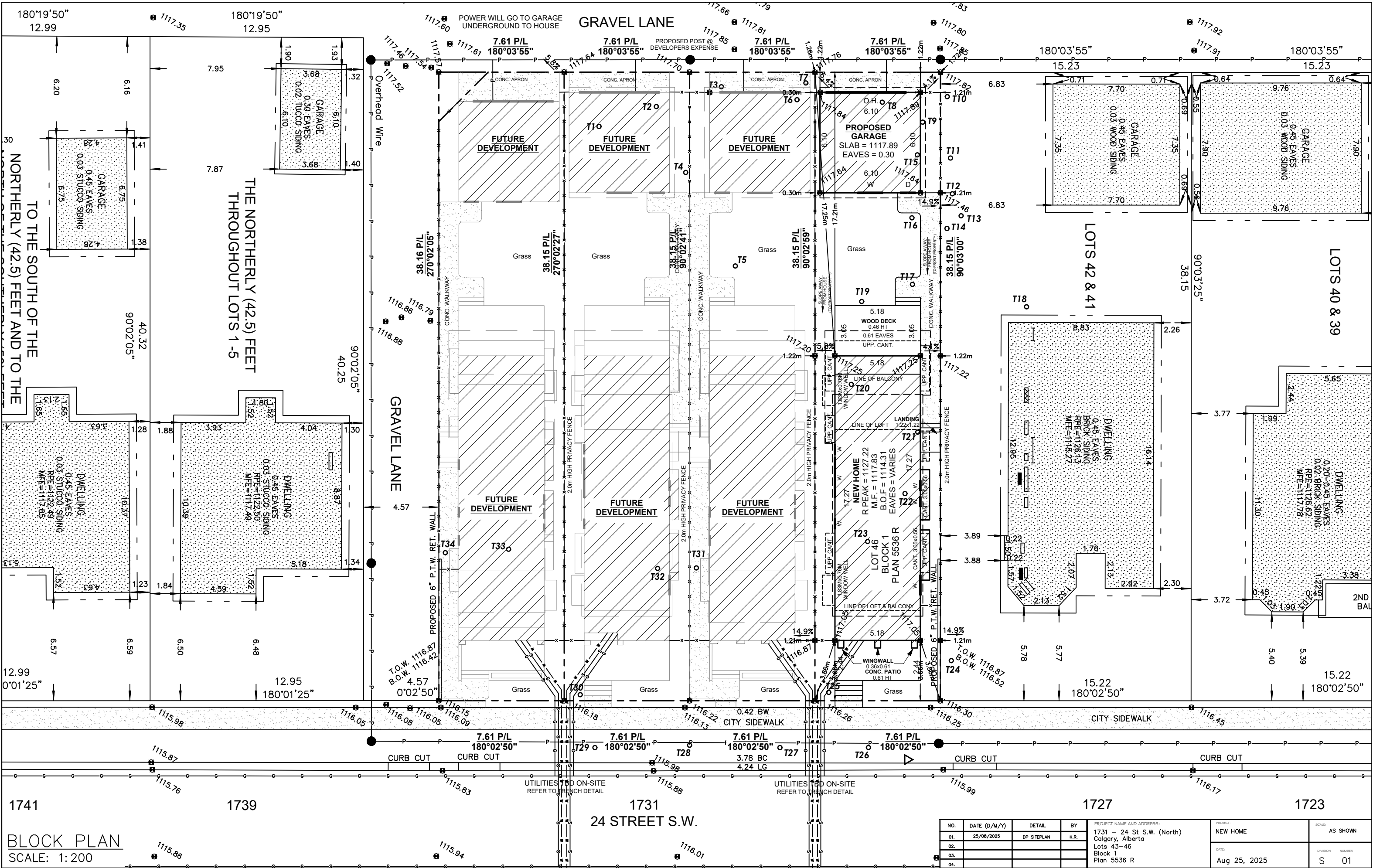
= 130.611/290.304
= 44.99%



SITE PLAN
SCALE: 1: 200

NO.	DATE (D/M/Y)	DETAIL	BY	PROJECT NAME AND ADDRESS:	PROJECT:	SCALE:
01.	25/08/2025	DP SITEPLAN	K.R.	1731 - 24 St S.W. (North) Calgary, Alberta	NEW HOME	1: 200
02.				Lots 43-46 Block 1		
03.				Plan 5536 R		
04.						

DATE:	DIVISION	NUMBER
Aug 25, 2025	S	01



BLOCK PLAN
SCALE: 1: 200

NO.				PROJECT NAME AND ADDRESS:				PROJECT:		SCALE:	
01.	25/08/2025	DP SITEPLAN	K.R.	1731 - 24 St S.W. (North) Calgary, Alberta Lots 43-46 Block 1 Plan 5536 R				NEW HOME		AS SHOWN	
02.								DATE:		DIVISION	
03.								Aug 25, 2025		NUMBER	
04.										S 01	

