

FFCA QUARRY PARK MODERNIZATION AND GYM ADDITION

109 QUARRY PARK BLVD SE, CALGARY, AB

Project Number: 25111

Issue: ISSUED FOR DP RESUBMISSION
Date: 2026-07-14



NOT FOR CONSTRUCTION

ARCHITECTURAL
START Architecture



SHEET LIST - ARCHITECTURAL	
SHEET NUMBER	DESCRIPTION
104	PHASING PLAN
106	SITE PLAN - DEMOLITION
107	SITE PLAN - NEW CONSTRUCTION
120	FLOOR PLAN - PARKADE
121	FLOOR PLAN - MAIN FLOOR - OVERALL
124	FLOOR PLAN - SECOND FLOOR - TILE A
125	FLOOR PLAN - THIRD FLOOR - TILE A
126	ROOF PLAN - TILE A
127	ROOF PLAN - TILE B
136	EXTERIOR ELEVATIONS
137	EXTERIOR ELEVATIONS
138	BUILDING SECTIONS

STRUCTURAL
PROTOSTATIX



MECHANICAL
MCW HEMISPHERE



ELECTRICAL
MCW HEMISPHERE



SHEET LIST - ELECTRICAL	
SHEET NUMBER	DESCRIPTION
DPE400.1	ELECTRICAL SITE PLN - DEMOLITION
DPE401	ELECTRICAL SITE PLA
DPE402	SITE LIGHTING CALCULATION

CIVIL
AL-TERRA



SHEET LIST - CIVIL	
SHEET NUMBER	DESCRIPTION
501	SITE SERVING PLAN
502	SITE GRADING PLAN
504	PROJECT DETAILS
505	PROJECT DETAILS

LANDSCAPE
GROUND CUBED

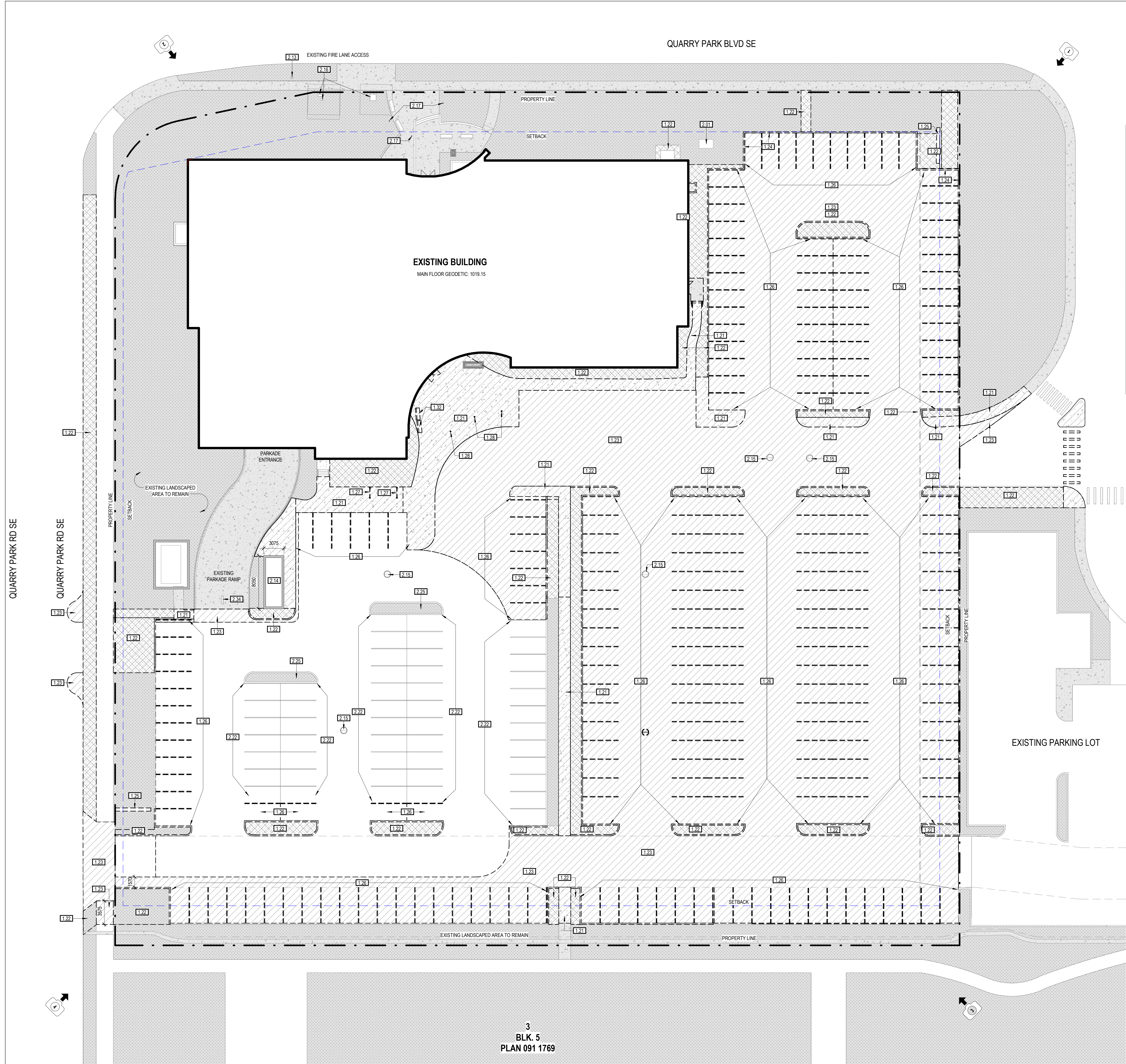


SHEET LIST - LANDSCAPE	
SHEET NUMBER	DESCRIPTION
700	TREE REMOVAL AND BYLAW PLAN
701	LANDSCAPE PLAN
702	LANDSCAPE PLAN

RADON
ParklandGEO Ltd.



IMAGE FOR VISUALIZATION ONLY. REFER TO DRAWINGS AND SPECIFICATIONS FOR PROJECT INFORMATION.



SITE LEGEND - DEMOLITION	
	ASPHALT PAVEMENT - EXISTING TO REMAIN
	ASPHALT PAVEMENT - EXISTING TO BE REMOVED
	LANDSCAPING - EXISTING TO REMAIN
	LANDSCAPING - EXISTING TO BE REMOVED
	CONCRETE WALKWAYS - EXISTING TO REMAIN
	CONCRETE WALKWAYS - EXISTING TO BE REMOVED
	PROPERTY LINE
	SETBACK LINE
REFER TO LANDSCAPE DRAWINGS FOR LANDSCAPE DEMOLITION EXTENTS AND SCOPE	

KEYNOTE LEGEND - BY SHEET	
KEYNOTE	DESCRIPTION
1.21	DEMOLISH SIDEWALK AND PREPARE SUBSTRATE FOR NEW CONCRETE SIDEWALK, ASPHALT, OR LANDSCAPING AS PER NEW CONSTRUCTION DRAWINGS
1.22	DEMOLISH LANDSCAPE AND ANY ASSOCIATED CURBS AND PREPARE SUBSTRATE FOR NEW CONCRETE SIDEWALK, ASPHALT, OR LANDSCAPING AS PER NEW CONSTRUCTION DRAWINGS
1.23	DEMOLISH ASPHALT AND PREPARE SUBSTRATE FOR NEW CONCRETE SIDEWALK, ASPHALT, OR LANDSCAPING AS PER NEW CONSTRUCTION DRAWINGS
1.24	DEMOLISH CURB
1.25	DEMOLISH SIGNAGE
1.26	REMOVE PARKING STALL
1.27	DEMOLISH FIRE RACK
1.28	DEMOLISH BOLLARD WITH LIGHT
1.32	DEMOLISH SITE SEATING
2.01	EXISTING TRANSFORMER
2.13	EXISTING FIRE HYDRANT
2.14	EXISTING GARBAGE ENCLOSURE
2.15	EXISTING MANHOLE
2.16	EXISTING ELECTRICAL PEDESTAL
2.17	EXISTING BOLLARD WITH LIGHT
2.22	EXISTING PARKING STALL - REPAINT WHITE
2.25	EXISTING LANDSCAPE AND CURB
2.34	EXISTING PARADE ENTRANCE PEDESTAL



1 - NORTH-EAST VIEW



2 - NORTH-WEST VIEW



3 - SOUTH-EAST VIEW



4 - SOUTH-WEST VIEW

DEVELOPMENT
PERMIT
DECISION
RENDERED
ON THIS PLAN

AMENDED DRAWINGS
DP No: DP2025-05683 Date Received: JUL 14 2026
THESE DRAWINGS REFER TO THE ABOVE DEVELOPMENT PERMIT NO.

Rev / Issue	Date	Description
1	2025-08-10	ISSUED FOR DESIGN DEVELOPMENT
2	2025-09-24	ISSUED FOR DEVELOPMENT PERMIT
3	2025-12-03	ISSUED FOR 60% REVIEW
4	2026-02-06	ISSUED FOR DP RESUBMISSION
5	2026-04-22	ISSUED FOR 100% REVIEW
6	2026-06-04	ISSUED FOR DP RESUBMISSION
7	2026-07-14	ISSUED FOR DP RESUBMISSION

START ARCHITECTURE
9431 - 41st Avenue NW
Edmonton, AB T6E 5X7
780.451.1240
www.startarchitecture.ca

Alberta
Infrastructure

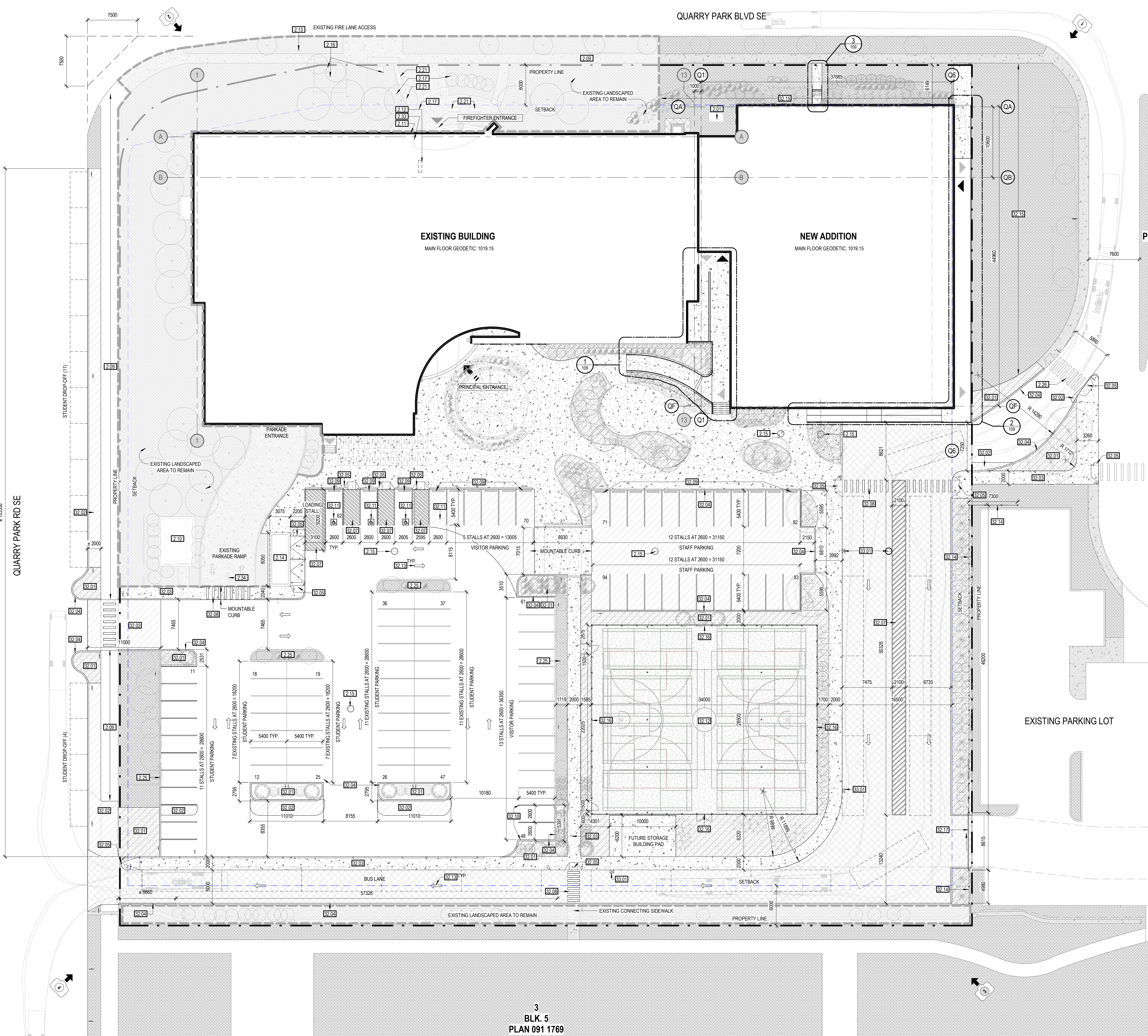
PROJECT
**FFCA QUARRY PARK
MODERNIZATION AND GYM
ADDITION**
109 QUARRY PARK BLVD SE, CALGARY, AB

TITLE
SITE PLAN - DEMOLITION

SEAL	PROJECT ID P-007917	PLAN NO. 023355A	PHASE
	BUILDING NO.	SITE NO.	DISCIPLINE A
	DRAWN BY KR	CHECKED BY CW	SCALE As indicated
	DATE 2026-07-14	SHEET NO. 106	

DOCUMENT CODE

NOT FOR CONSTRUCTION



1 SITE PLAN - NEW CONSTRUCTION
1:250

BYLAW REQUIREMENTS CALGARY LAND USE BYLAW 1P2007 (FOR INFORMATION ONLY)	
ADDRESS:	109 QUARRY PARK BOULEVARD SE, CALGARY, AB
LEGAL DESCRIPTION:	LOT 1 / BLOCK 5 / PLAN 091 4594
LAND USE DISTRICT:	DIRECT CONTROL DISTRICT 14-B INDUSTRIAL BUSINESS
DISCRETIONARY USE:	SCHOOL AUTHORITY - SCHOOL
SITE AREA:	16430 m ²
GROSS FLOOR AREA:	
EXISTING	8200 m ²
NEW ADDITION	3378 m ²
TOTAL	5978 m ²
SITE COVERAGE:	
EXISTING	2762 m ²
NEW ADDITION	1544 m ²
TOTAL	4306 m ²
SITE COVERAGE:	26.2%
BUILDING HEIGHT (ADDITION):	MAX. 12.0m
STOREYS (ADDITION):	1 STOREY
FRONT YARD SETBACK:	0.0m
REAR YARD SETBACK:	6.0m (PROPERTY LINE ABUTTING A SPECIAL PURPOSE DISTRICT)
SIDE YARD SETBACK:	1.2m
LANDSCAPE STANDARDS:	
VEHICULAR PARKING:	
1.0 MOTOR VEHICLE PARKING STALLS PER 100m ² OF GROSS USEABLE FLOOR SPACE AREA	
REQUIRED: 62 FOR SCHOOL, 12 FOR DENTAL OFFICE = 104 TOTAL	
PROVIDED 145 (84 SURFACE, 51 PARKADE)	
LOADING SPACE REQUIRED:	
1.0 LOADING STALLS PER 500m ² OF GROSS USEABLE FLOOR SPACE AREA	
REQUIRED: 1	
BICYCLE PARKING REQUIRED:	
CLASS 1 STALLS EQUAL 3% OF THE MAX. NUMBER OF EMPLOYEES (60)	
REQUIRED: 2 STALLS	
PROVIDED 2 (IN PARKADE)	
CLASS 2 STALLS	
FOR SCHOOL	
EQUAL 10% OF THE MAX. NUMBER OF STUDENTS (870)	
REQUIRED: 87 STALLS	
PROVIDED: 87 (84 ON SITE / 23 IN PARKADE)	
FOR MEDICAL OFFICE USE	
EQUAL TO 1.0 BICYCLE STALL PER 250m ² OF GROSS USEABLE FLOOR SPACE AREA	
REQUIRED: 200m ² / 250 = 2 STALLS REQUIRED (2 ON SITE)	
89 TOTAL CLASS 2 STALLS REQUIRED (86 ON SITE, 23 IN PARKADE)	
GARBAGE ENCLOSURE REQUIRED:	
EXISTING - NO CHANGE	

KEYNOTE LEGEND - BY SHEET	
KEYNOTE	DESCRIPTION
2.01	EXISTING TRANSFORMER
2.08	EXISTING SIDEWALK
2.10	EXISTING EMERGENCY BACKUP GENERATOR
2.11	EXISTING SIAMSE CONNECTION
2.12	EXISTING FIRE ANNUNCIATOR PANEL
2.13	EXISTING FIRE HYDRANT
2.14	EXISTING GARBAGE ENCLOSURE
2.15	EXISTING MANHOLE
2.16	EXISTING ELECTRICAL PEDESTAL
2.17	EXISTING BOLLARD WITH LIGHT
2.21	EXISTING OUTDOOR SEATING
2.25	EXISTING LANDSCAPE AND CURB
2.26	EXISTING CROSS WALK LINES, REPAINT, WHITE
2.33	EXISTING FIRE FIGHTER LOOK BOX
2.34	EXISTING PARKADE ENTRANCE PEDESTAL
32.01	LANDSCAPED AREA, PROVIDE TOP SOIL AND SOO
32.02	ASPHALT
32.03	CONCRETE SIDEWALK
32.04	CONCRETE CURB ON SIDEWALK OR LANDSCAPE
32.05	BARRIER FREE CURB RAMP, MAXIMUM SLOPE 1:12
32.07	DIAGONAL NO PARKING LINES, PAINT, WHITE
32.08	CROSS WALK LINES, PAINT, WHITE
32.09	PRECAST CONCRETE WHEEL STOPS
32.10	PARKING STALL, PAINT, WHITE
32.11	BARRIER FREE SYMBOL
32.12	ACRYLIC CUSHIONED COMPOSITE SPORTS COURT ON ASPHALT
32.13	TRAFFIC DIRECTIONAL ARROW, PAINT, WHITE
32.14	CHAINLINK FENCE 1200mm HIGH, COMPLETE WITH PRIVACY SLATES
32.15	PROVIDE SOO AND ENSURE GRADE IS RETURNED TO EXISTING OR TO MATCH REQUIRED BY CIVIL
32.16	CHAINLINK FENCE 3000mm HIGH, COMPLETE WITH LOOKABLE GATES
32.17	SLIDING CHAINLINK GATE 1200mm HIGH, LOCKABLE WITH PRIVACY SLATES
33.01	MANHOLE/CATCH BASIN, REFER TO CIVIL

SITE LEGEND - CONSTRUCTION	
	NEW ASPHALT - LIGHT DUTY
	NEW ASPHALT - HEAVY DUTY
	LANDSCAPING - EXISTING TO REMAIN
	LANDSCAPING - NEW
	CONCRETE WALKWAY - EXISTING TO REMAIN
	CONCRETE WALKWAY - NEW
	MAIN BUILDING ACCESS
	SECONDARY BUILDING ACCESS
	BUILDING EXIT
	PROPERTY LINE
	SETBACK LINE
REFER TO LANDSCAPE DRAWINGS FOR LANDSCAPE EXTENTS AND SCOPE.	

KEY PLAN

DEVELOPMENT PERMIT DECISION RENDERED ON THIS PLAN

AMENDED DRAWINGS
DP No: DP2025-05683
Date Received: JUL 14 2026
THESE DRAWINGS REFER TO THE ABOVE DEVELOPMENT PERMIT NO.

Rev / Issue	Date	Description
1	2025-09-10	ISSUED FOR DESIGN DEVELOPMENT
2	2025-09-24	ISSUED FOR DEVELOPMENT PERMIT
3	2025-12-01	ISSUED FOR 60% REVIEW
4	2026-02-06	ISSUED FOR DP RESUBMISSION
5	2026-04-22	ISSUED FOR 100% REVIEW
6	2026-06-04	ISSUED FOR DP RESUBMISSION
7	2026-07-14	ISSUED FOR DP RESUBMISSION

START ARCHITECTURE
9431 - 41st Avenue NW
Edmonton, AB T6E 5X7
780.451.1240
www.startarchitecture.ca

Alberta Infrastructure

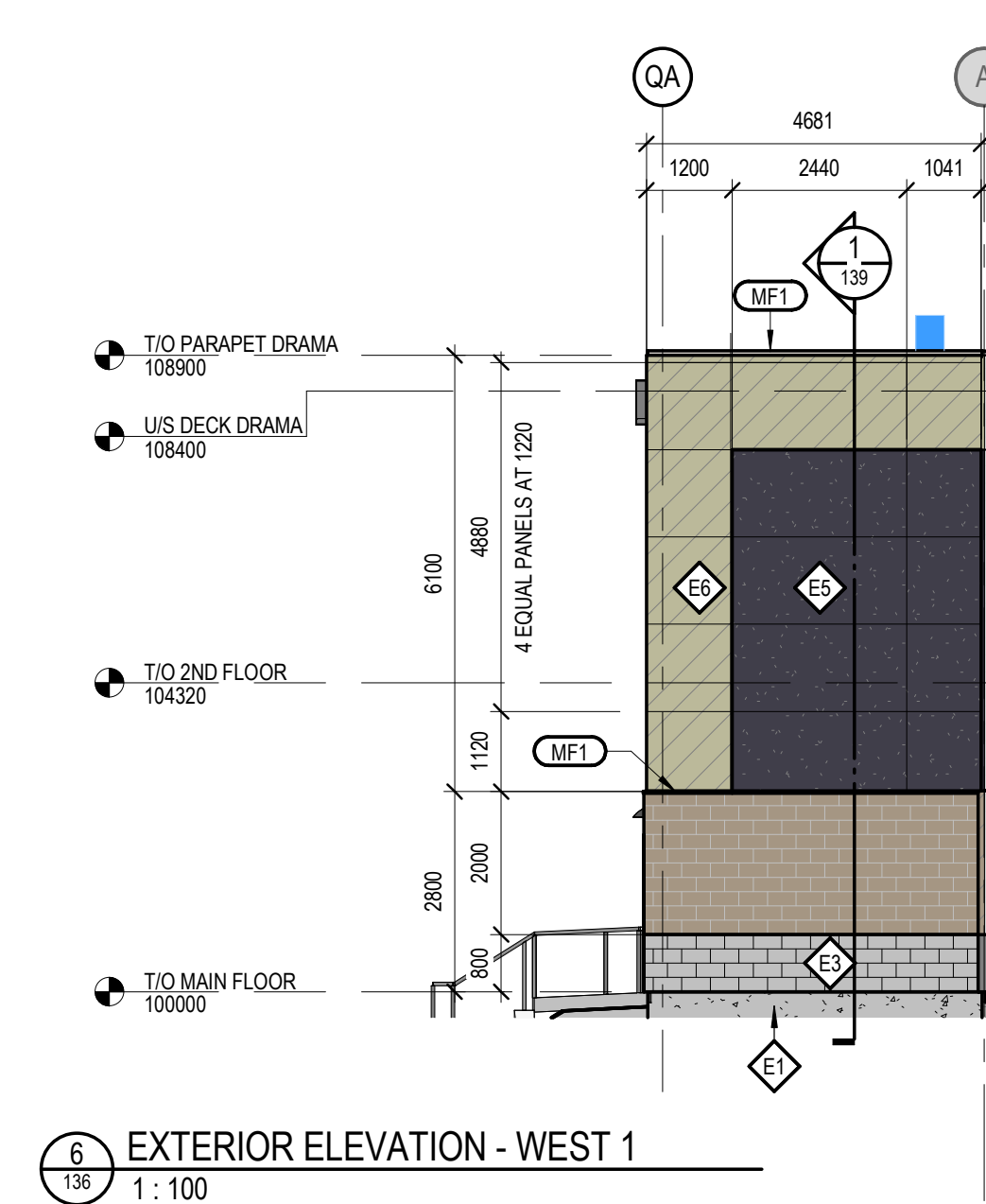
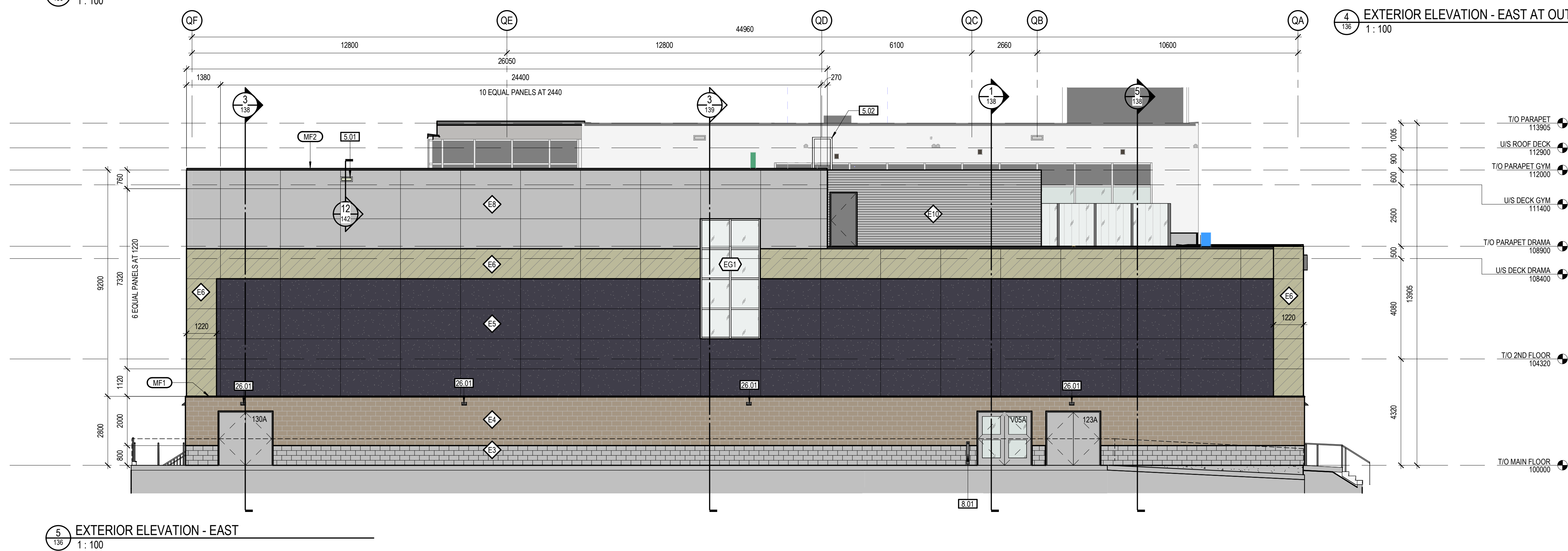
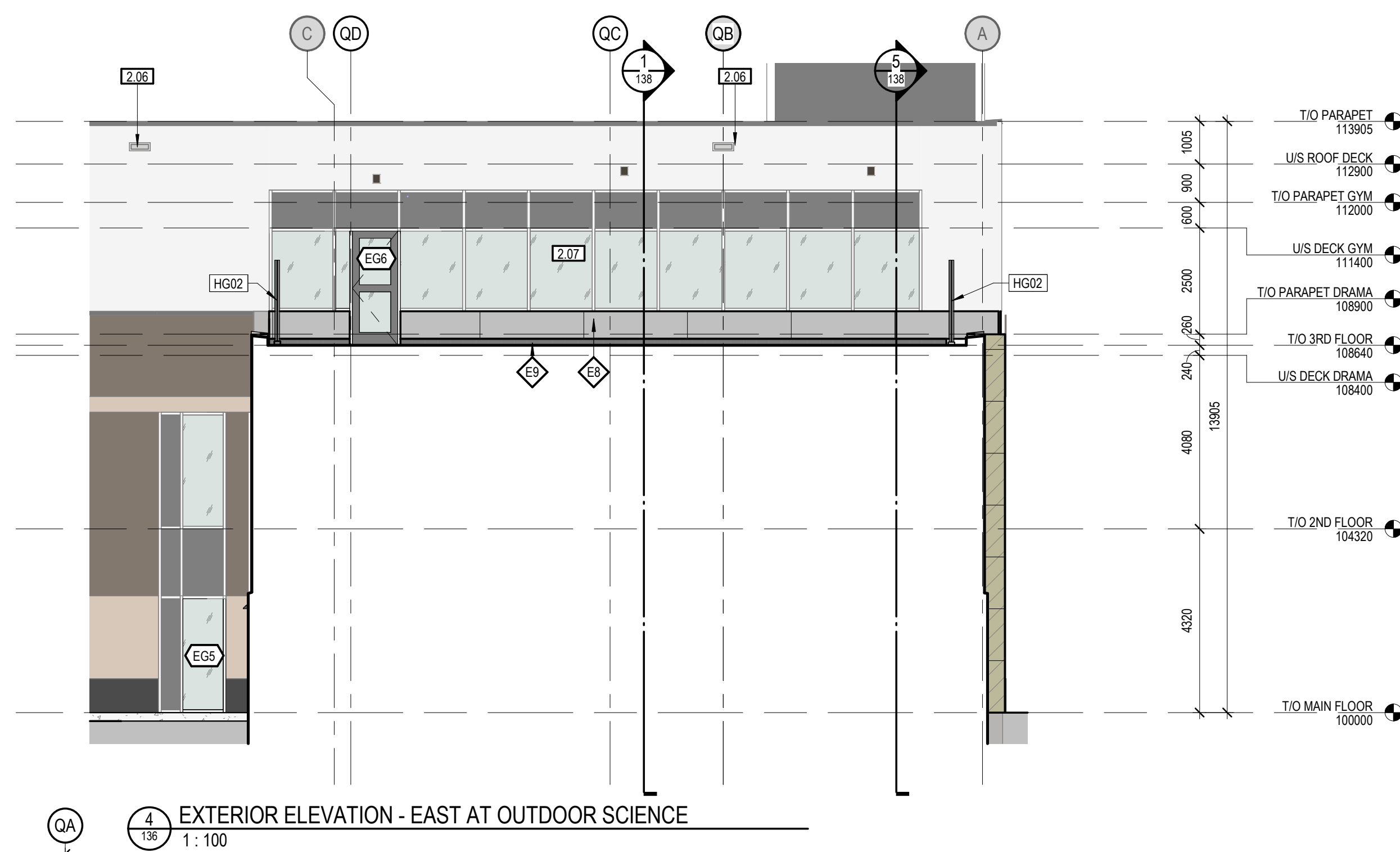
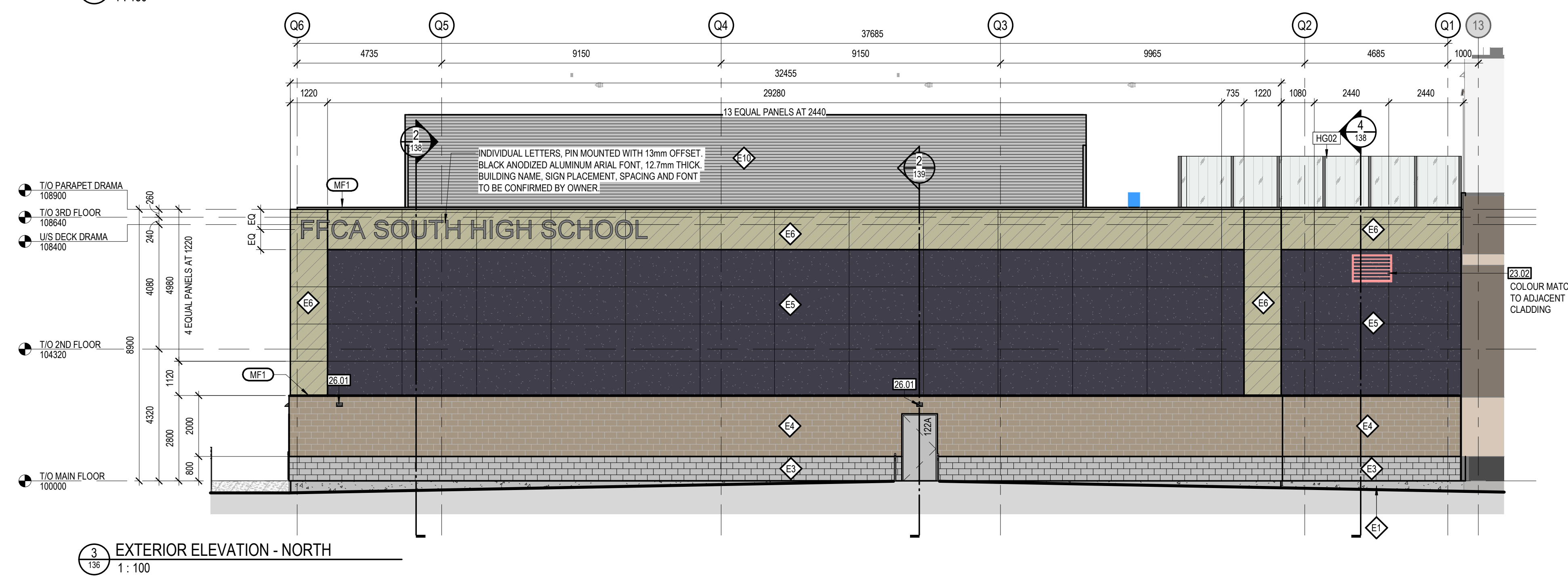
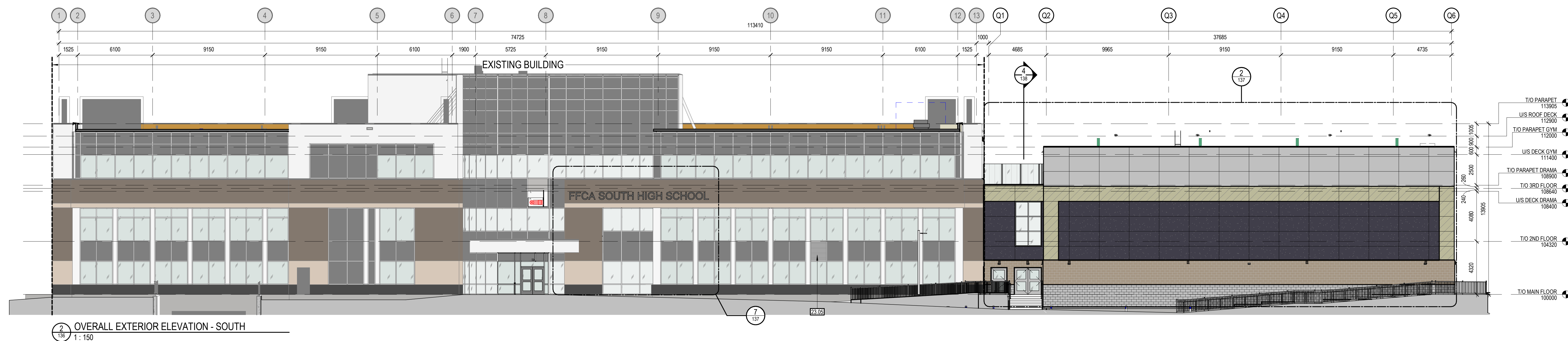
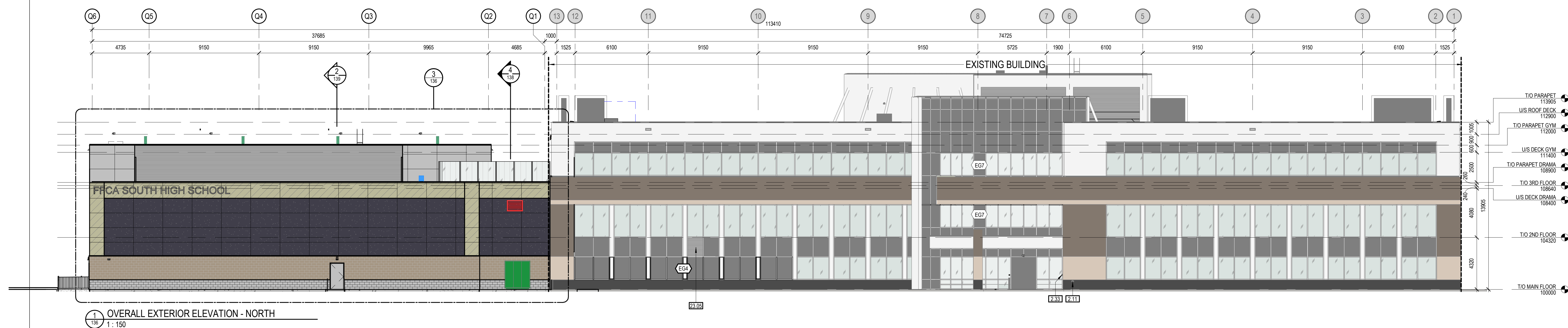
PROJECT
FFCA QUARRY PARK
MODERNIZATION AND GYM
ADDITION
109 QUARRY PARK BLVD SE, CALGARY, AB

TITLE
SITE PLAN - NEW CONSTRUCTION

SEAL	PROJECT ID P-007917	PLAN NO. 023355A	PHASE
	BUILDING NO.	SITE NO.	DISCIPLINE A
	DRAWN BY KR	CHECKED BY CW	SCALE As indicated
	DATE 2026-07-14	SHEET NO. 107	

DOCUMENT CODE

NOT FOR CONSTRUCTION



KEYNOTE LEGEND - BY SHEET	
KEYNOTE	DESCRIPTION
2.06	EXISTING ROOF SCUPPER
2.07	EXISTING CURTAIN WALL SYSTEM
2.11	EXISTING SIAMESE CONNECTION
2.33	EXISTING FIRE FIGHTER LOCK BOX
5.01	ROOF SCUPPER
5.02	450mm WIDE ROOF LADDER, PAINTED PT1
8.01	BARRIER FREE PUSH BUTTON - OPEN
23.02	MECHANICAL CLOUSE
23.05	MECHANICAL LOUIRE IN EXISTING CURTAIN WALL, COLOUR TO MATCH ADJACENT SPANDREL PANEL
26.01	EXTERIOR LIGHT FIXTURE

ASSEMBLIES - EXTERIOR CLADDING	
TYPE	DESCRIPTION
E1	20mm concrete FACED INSULATION BOARD ON C/PJS TO 200mm BELOW GRADE 100mm RIGID INSULATION FOR REMAINDER OF GRADE BELOW GRADE DAMP-PROOFING MEMBRANE 100MM SEMI-RIGID CONCRETE GRADE BEAM
E2	100mm RIGID INSULATION FOR REMAINDER OF GRADE BELOW GRADE DAMP-PROOFING MEMBRANE STRUCTURAL CONCRETE GRADE BEAM
E3	90mm RIGID MASONRY UNIT, SMOOTH FACE TERRAZZO, COLOUR A, DARK 25mm AIR SPACE ON MASONRY TIES 100MM SEMI-RIGID MINERAL FIBRE INSULATION AR/VAPOUR BARRIER MEMBRANE BACKUP WALL ASSEMBLY
E4	90mm CONCRETE MASONRY UNIT, SMOOTH FACE TERRAZZO, COLOUR B, LIGHT 25mm AIR SPACE ON MASONRY TIES 100MM SEMI-RIGID MINERAL FIBRE INSULATION AR/VAPOUR BARRIER MEMBRANE BACKUP WALL ASSEMBLY
E5	ALUMINIUM COMPOSITE PANEL SYSTEM, COLOUR A STONE PATTERN 25mm THERMAL C/PJS AT 400°C. MAX OR AS REQUIRED 100MM SEMI-RIGID MINERAL FIBRE INSULATION AR/VAPOUR BARRIER MEMBRANE BACKUP WALL ASSEMBLY
E6	ALUMINIUM COMPOSITE PANEL SYSTEM, COLOUR B CHAMPAGNE 25mm THERMAL C/PJS AT 400°C. MAX OR AS REQUIRED 100MM SEMI-RIGID MINERAL FIBRE INSULATION AR/VAPOUR BARRIER MEMBRANE BACKUP WALL ASSEMBLY
E7	ALUMINIUM COMPOSITE PANEL SYSTEM, COLOUR C CHAMPAGNE 25mm THERMAL C/PJS AT 400°C. MAX OR AS REQUIRED 100MM SEMI-RIGID MINERAL FIBRE INSULATION AR/VAPOUR BARRIER MEMBRANE BACKUP WALL ASSEMBLY
E8	ALUMINIUM COMPOSITE PANEL SYSTEM, COLOUR C ANODIZED 25mm THERMAL C/PJS AT 400°C. MAX OR AS REQUIRED 100MM SEMI-RIGID MINERAL FIBRE INSULATION AR/VAPOUR BARRIER MEMBRANE BACKUP WALL ASSEMBLY
E9	PREPRESSED METAL FLASHING - MP2 175mm HORIZONTAL Z-BAR 100MM SEMI-RIGID MINERAL FIBRE INSULATION AR/VAPOUR BARRIER MEMBRANE BACKUP WALL ASSEMBLY
E10	100mm ALU-SCREEN SCREEN WITH SUPPORTING STRUCTURE

DEVELOPMENT
PERMIT
DECISION
RENDERED
ON THIS PLAN

AMENDED DRAWINGS
 DP No Date Received
 DP2025-05683 JUL 14 2026
 THESE DRAWINGS REFER TO THE
 ABOVE DEVELOPMENT PERMIT NO.

Rev. / Issue	Date	Description
1	2025-09-10	ISSUED FOR DESIGN DEVELOPMENT
2	2025-09-24	ISSUED FOR DEVELOPMENT PERMIT
3	2025-12-03	ISSUED FOR 60% REVIEW
4	2026-02-06	ISSUED FOR DP RESUBMISSION
5	2026-04-22	ISSUED FOR 100% REVIEW
6	2026-06-04	ISSUED FOR DP RESUBMISSION
7	2026-07-14	ISSUED FOR DP RESUBMISSION

START ARCHITECTURE
9431 - 41st Avenue NW
Edmonton, AB T6E 5X7
780.451.1240
www.startarchitecture.ca

Alberta
Infrastructure

PROJECT

**FFCA QUARRY PARK
MODERNIZATION AND GYM
ADDITION**

109 QUARRY PARK BLVD SE, CALGARY, AB

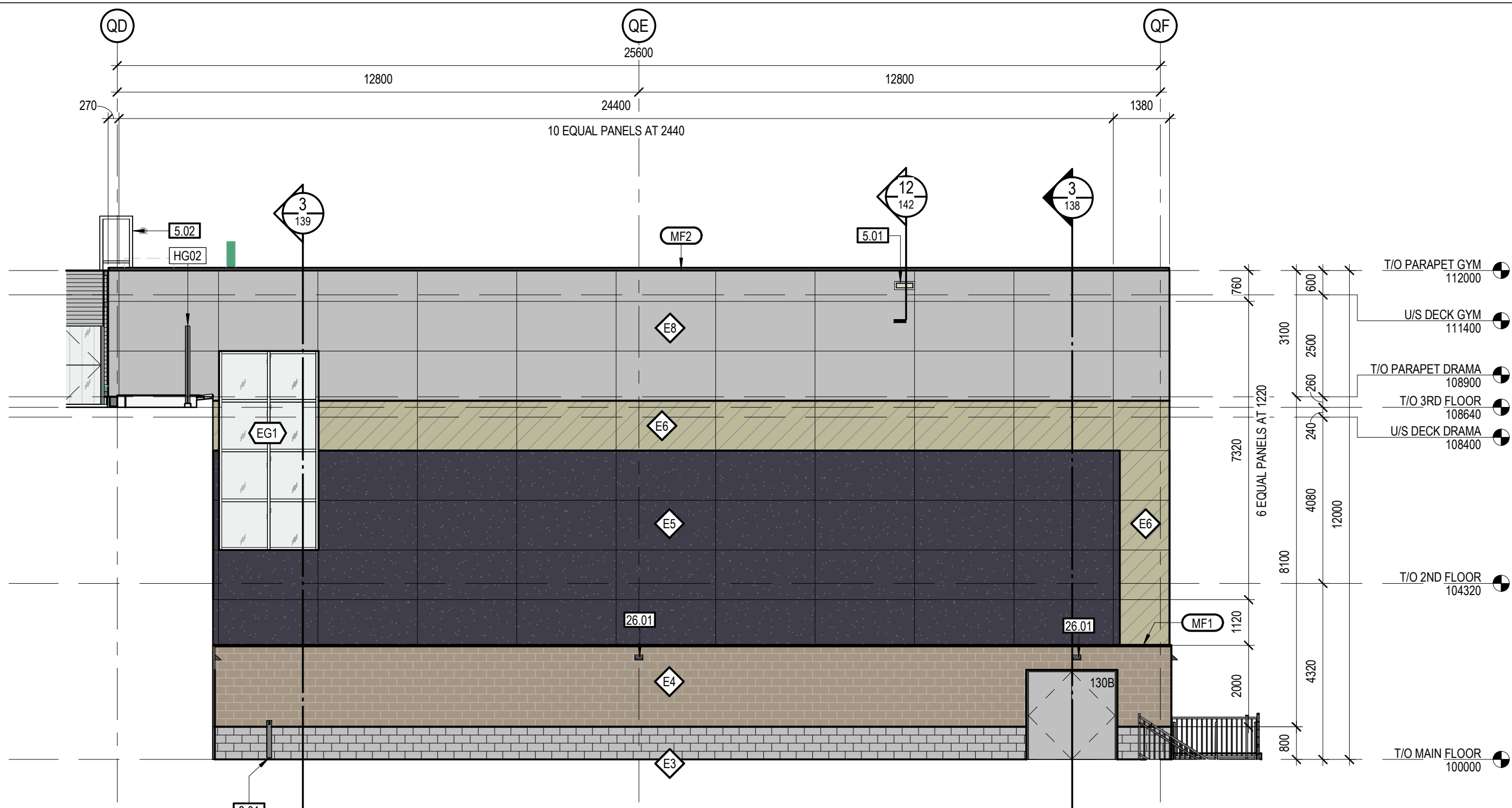
TITLE

EXTERIOR ELEVATIONS

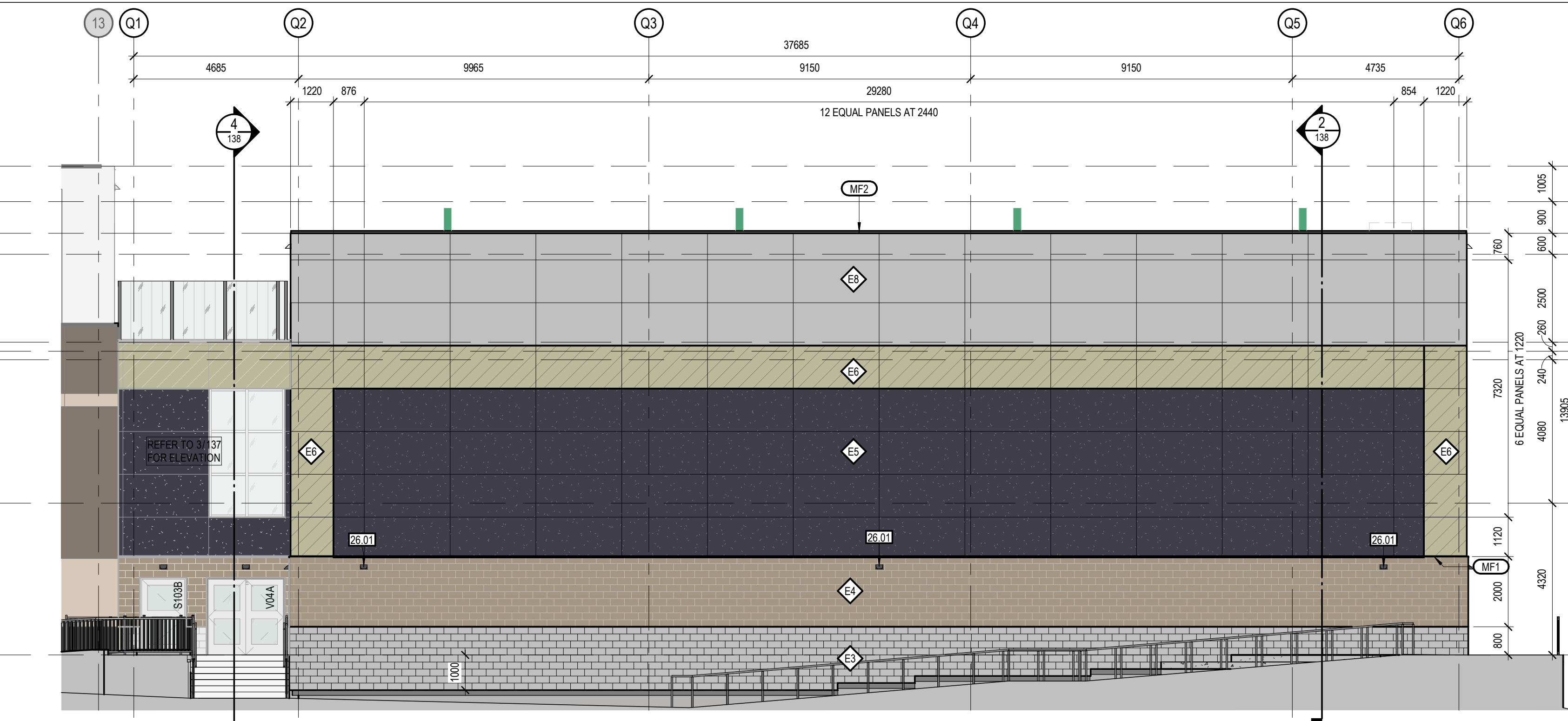
SEAL	PROJECT ID P-007917	PLAN NO. 023355A	PHASE
	BUILDING NO.	SITE NO.	DISCIPLINE A
	DRAWN BY KR	CHECKED BY CW	SCALE As indicated
	DATE 2026-07-14		SHEET NO. 136

DOCUMENT CODE

NOT FOR CONSTRUCTION



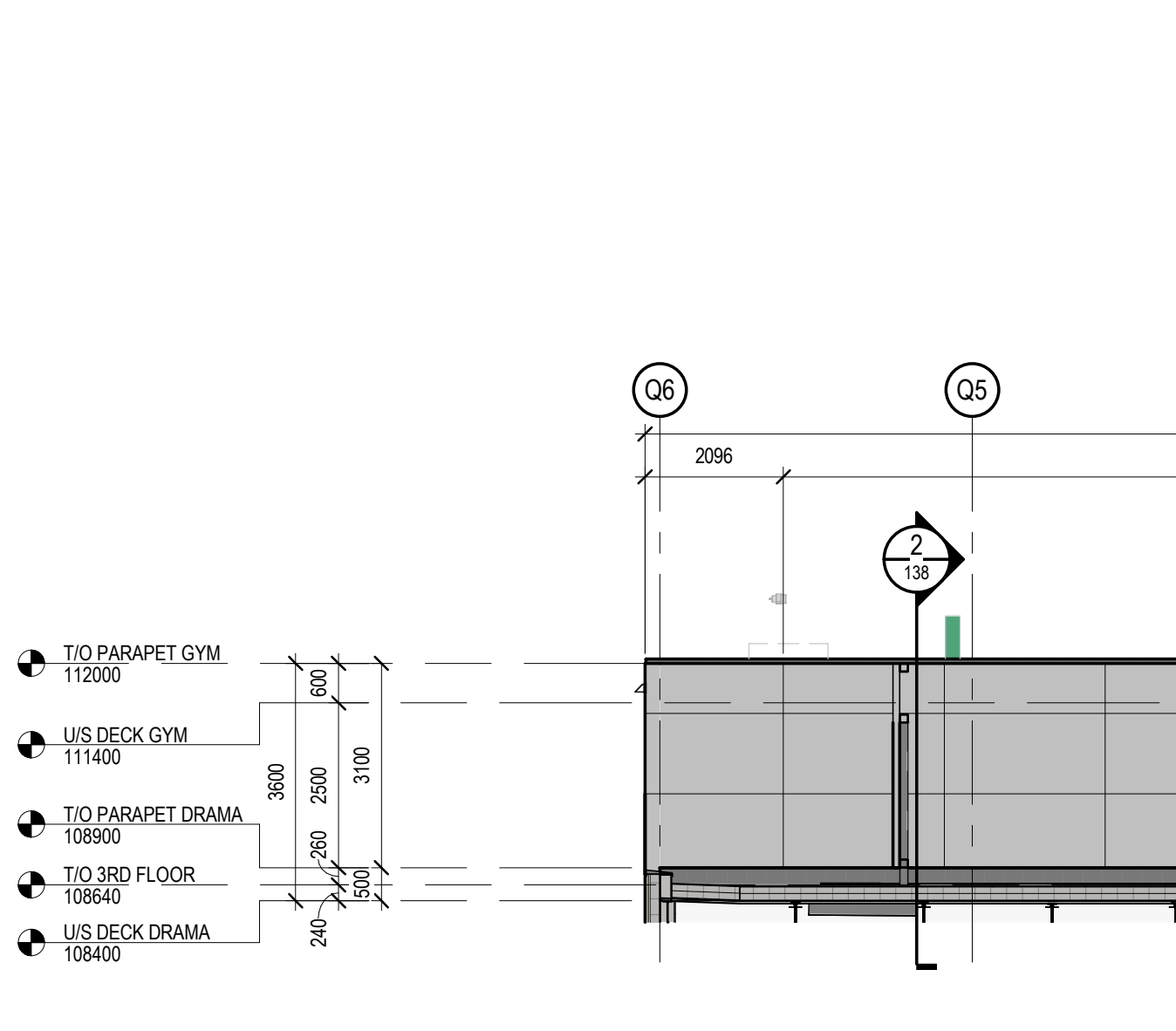
1 EXTERIOR ELVATIONS - WEST 2
1: 100



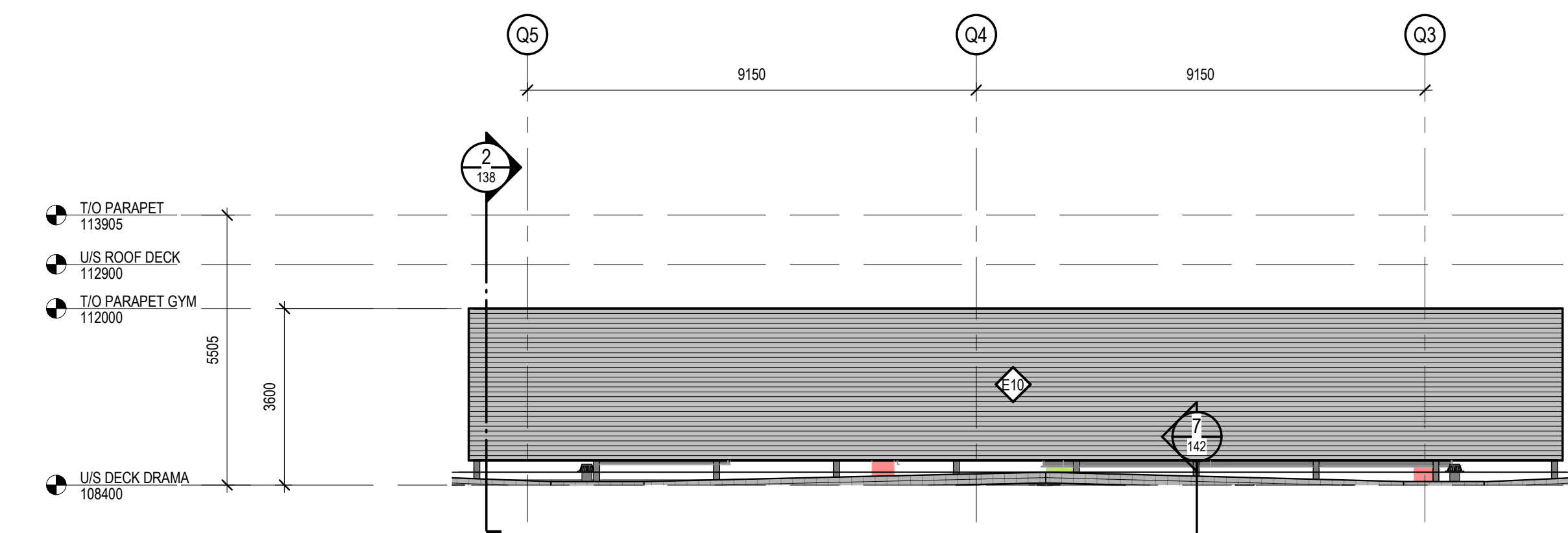
2 EXTERIOR ELEVATION - SOUTH
1: 100



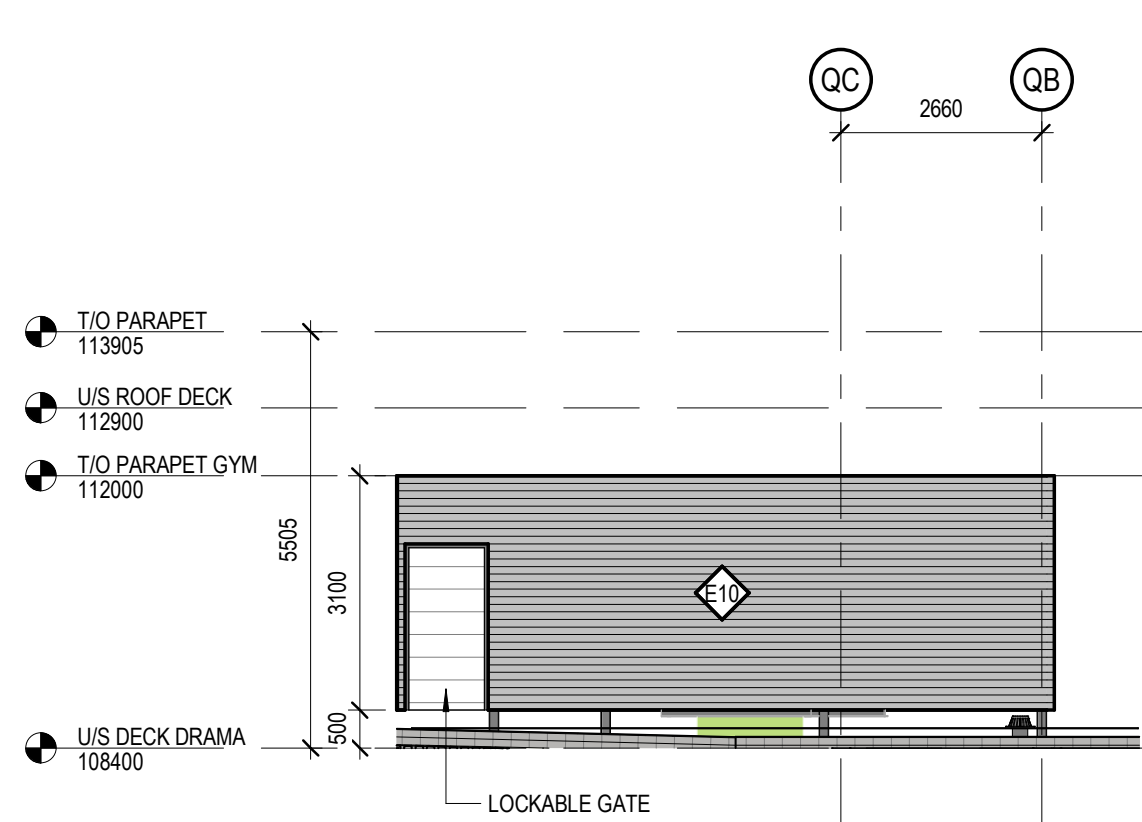
3 EXTERIOR ELEVATION - SOUTH 2
1: 100



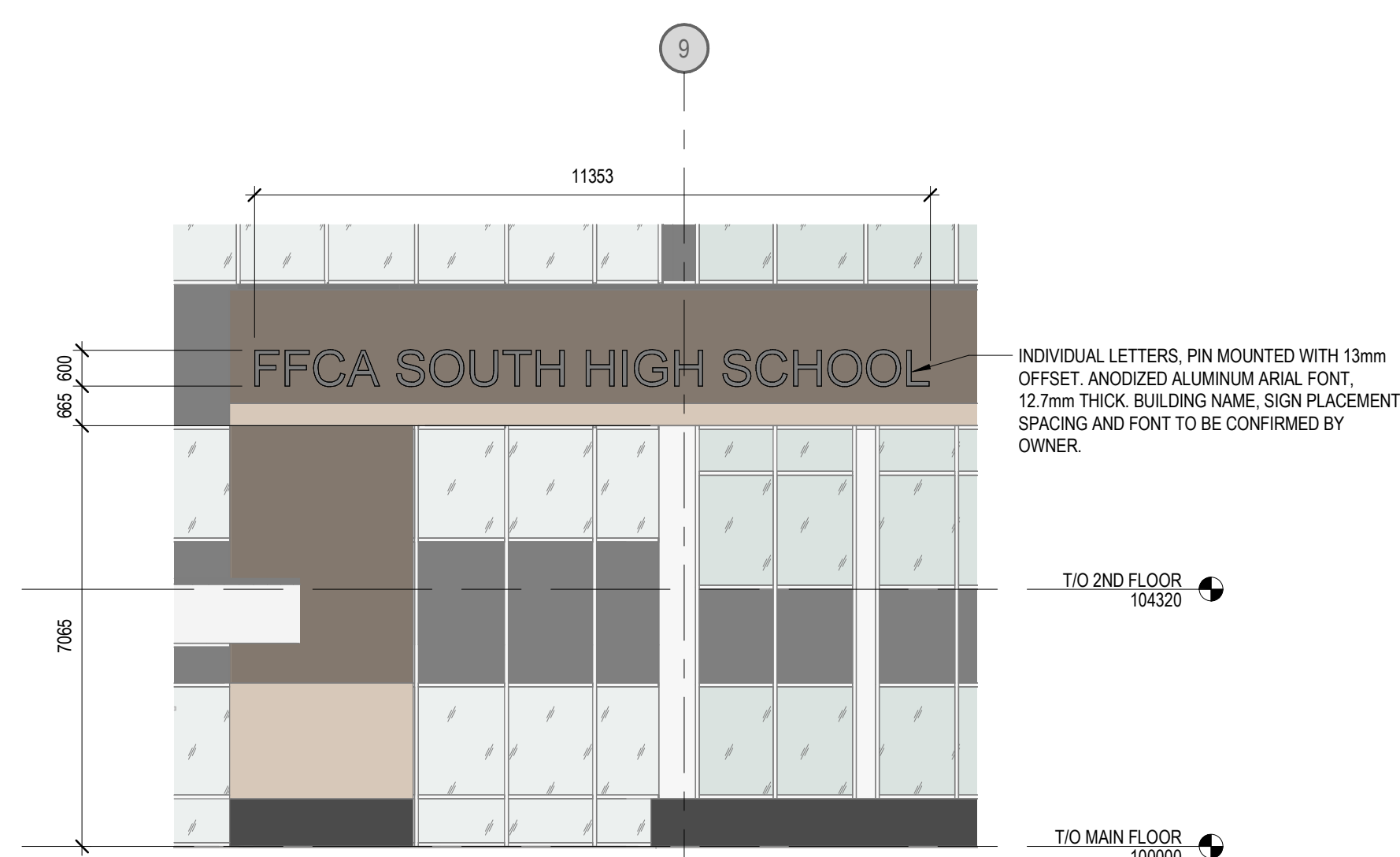
4 EXTERIOR ELEVATION - NORTH WALL AT GYMNASIUM
1: 100



5 EXTERIOR ELEVATION - MECHANICAL SCREEN NORTH
1: 100



6 EXTERIOR ELEVATION - MECHANICAL SCREEN WEST
1: 100



7 EXTERIOR ELEVATION - BUILDING SIGNAGE
1: 100

KEYNOTE LEGEND - BY SHEET	
KEYNOTE	DESCRIPTION
5.01	ROOF SCUPPER
5.02	450mm WIDE ROOF LADDER, PAINTED PT1
5.03	BARRIER FREE PUSH BUTTON - OPEN
26.01	EXTERIOR LIGHT FIXTURE

ASSEMBLIES - EXTERIOR CLADDING	
TYPE	DESCRIPTION
E1	200mm CONCRETE FACED INSULATION BOARD CW CLIPS TO 200mm BELOW GRADE 150mm BOARD INSULATION FOR REMAINDER OF GRADE BEAM BELOW GRADE DAMP-PROOFING MEMBRANE STRUCTURAL CONCRETE GRADE BEAM
E2	150mm BOARD INSULATION FOR REMAINDER OF GRADE BEAM BELOW GRADE DAMP-PROOFING MEMBRANE STRUCTURAL CONCRETE GRADE BEAM
E3	95mm CONCRETE MASONRY UNIT, SMOOTH FACE TERRAZZO, COLOUR A, DARK 25mm AIR SPACE c/w MASONRY TIES 150mm SEMI-RIGID MINERAL FIBRE INSULATION AIR/VAPOUR BARRIER MEMBRANE BACK-UP WALL ASSEMBLY
E4	150mm CONCRETE MASONRY UNIT, SMOOTH FACE TERRAZZO, COLOUR B, LIGHT 25mm AIR SPACE c/w MASONRY TIES 150mm SEMI-RIGID MINERAL FIBRE INSULATION AIR/VAPOUR BARRIER MEMBRANE BACK-UP WALL ASSEMBLY
E5	ALUMINUM COMPOSITE PANEL SYSTEM, COLOR A, STONE PATTERN 25mm Z-GIRTS AT 400mm O.C. MAX. OR AS REQUIRED 150mm SEMI-RIGID MINERAL FIBRE INSULATION c/w THERMAL CLIPS AT 400 O.C. MAX. OR AS REQUIRED AIR/VAPOUR BARRIER MEMBRANE BACK-UP WALL ASSEMBLY
E6	ALUMINUM COMPOSITE PANEL SYSTEM, COLOR B, CHAMPAGNE 25mm Z-GIRTS AT 400mm O.C. MAX. OR AS REQUIRED 150mm SEMI-RIGID MINERAL FIBRE INSULATION c/w THERMAL CLIPS AT 400 O.C. MAX. OR AS REQUIRED AIR/VAPOUR BARRIER MEMBRANE BACK-UP WALL ASSEMBLY
E7	ALUMINUM COMPOSITE PANEL SYSTEM, COLOR B, CHAMPAGNE 25mm Z-GIRTS AT 400mm O.C. MAX. OR AS REQUIRED 65mm SPRAY FOAM INSULATION 75mm THERMAL CLIPS AT 400 O.C. MAX. OR AS REQUIRED AIR/VAPOUR BARRIER MEMBRANE BACK-UP WALL ASSEMBLY
E8	ALUMINUM COMPOSITE PANEL SYSTEM, COLOR C, CANOZOID ALUMINUM 150mm SEMI-RIGID MINERAL FIBRE INSULATION c/w THERMAL CLIPS AT 400 O.C. MAX. OR AS REQUIRED AIR/VAPOUR BARRIER MEMBRANE BACK-UP WALL ASSEMBLY
E9	PRE-FINISHED METAL FLASHING - MF2 15mm HORIZONTAL Z-BAR 150mm SEMI-RIGID MINERAL FIBRE INSULATION AIR/VAPOUR BARRIER MEMBRANE BACK-UP WALL ASSEMBLY
E10	MECHANICAL LOUVER SCREEN WITH SUPPORTING STRUCTURE

KEY PLAN

DEVELOPMENT
PERMIT
DECISION
RENDERED
ON THIS PLAN

AMENDED DRAWINGS
DP No. DP2025-05683 JUL 14 2026
Date Received
THESE DRAWINGS REFER TO THE ABOVE DEVELOPMENT PERMIT NO.

Rev / Issue	Date	Description
1	2025-09-10	ISSUED FOR DESIGN DEVELOPMENT
2	2025-09-24	ISSUED FOR DEVELOPMENT PERMIT
3	2025-12-03	ISSUED FOR 60% REVIEW
4	2026-02-06	ISSUED FOR DP RESUBMISSION
5	2026-04-22	ISSUED FOR 100% REVIEW
6	2026-06-04	ISSUED FOR DP RESUBMISSION
7	2026-07-14	ISSUED FOR DP RESUBMISSION

START ARCHITECTURE
9431 - 41st Avenue NW
Edmonton, AB T6E 5X7
780.451.1240
www.startarchitecture.ca

Alberta
Infrastructure

PROJECT
**FFCA QUARRY PARK
MODERNIZATION AND GYM
ADDITION**
109 QUARRY PARK BLVD SE, CALGARY, AB

TITLE
EXTERIOR ELEVATIONS

SEAL	PROJECT ID P-007917	PLAN NO. 023355A	PHASE
	BUILDING NO.	SITE NO.	DISCIPLINE A
	DRAWN BY KR	CHECKED BY CW	SCALE 1: 100
	DATE 2026-07-14	SHEET NO. 137	

DOCUMENT CODE

NOT FOR CONSTRUCTION