5105 20 ST SW

2-UNIT & 2 SUITE
+
3-UNIT & 3-SUITE

MULTI-FAMILY
DEVELOPMENT

LOTS 21 & 22, BLOCK 17,
PLAN 8620AH

NORTH GLENMORE PARK,
SW CALGARY
LOT ZONING: R-CG

Contents

A1 COVER PAGE& BLOCK PLAN
A2 SITE PLAN, SECTION & STATS
A3 MAIN FLOOR PLANS
A4 SECOND FLOOR PLANS
A5 BASEMENT DEV. PLANS
A6 EAST & NORTH ELEVATIONS
A7 WEST & SOUTH ELEVATIONS



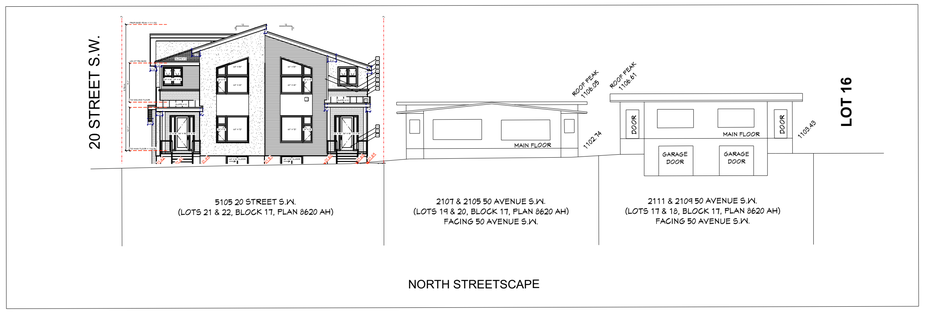
EXTERIOR RENDERING - 20 ST VIEW
SCALE: N.T.S

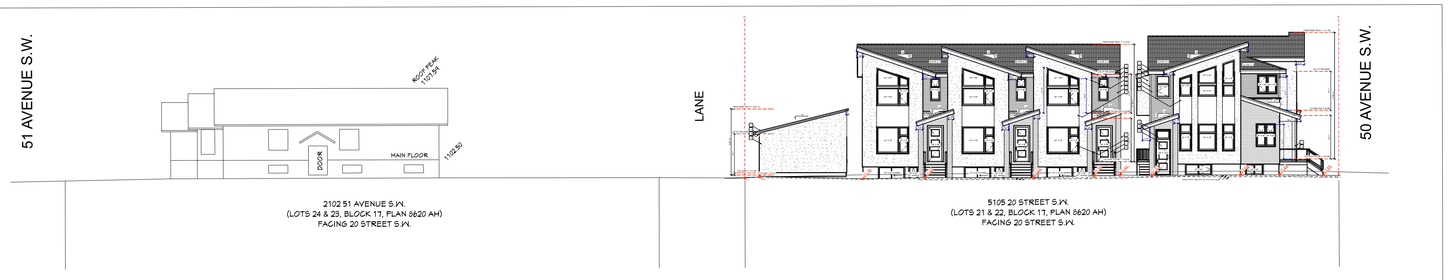


EXTERIOR RENDERING - BUILDING 1
SCALE: N.T.S

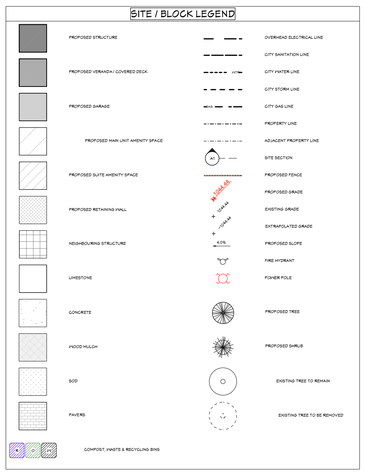


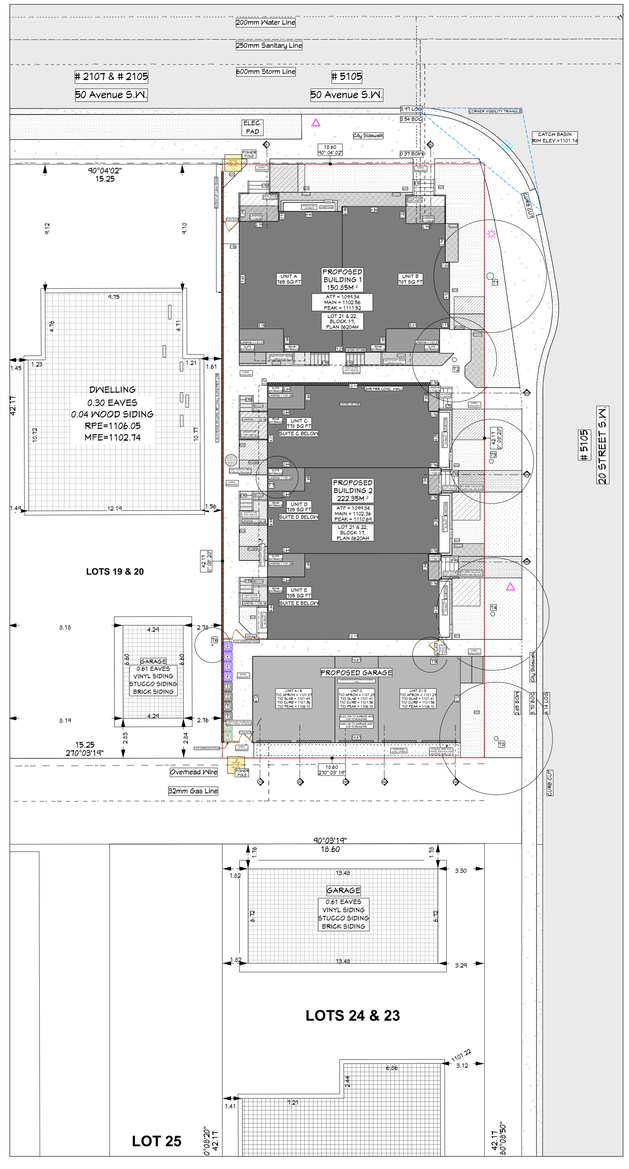
EXTERIOR RENDERING - BUILDING 2
SCALE: N.T.S





STREETSCAPE
SCALE: 1:200





BLOCK PLAN
SCALE: 1:200

RESPONSIBILITIES

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Design Draft	10.16.25
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DP Draft	11.27.25

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	UPPER	785
	SUITE A	571
UNIT B	**TOTAL**	**1501**
	MAIN	718
	UPPER	783
	SUITE B	588
UNIT C	**TOTAL**	**1442**
	MAIN	705
	UPPER	737
	SUITE C	647
UNIT D	**TOTAL**	**1511**
	MAIN	738
	UPPER	773
	SUITE D	678
UNIT E	**TOTAL**	**1512**
	MAIN	738
	UPPER	773
	SUITE E	652

STREET ADDRESS
5105 20 ST SW

LEGAL ADDRESS
LOTS 21, 22, BLOCK 17, PLAN 8620AH

PROJECT
NORTH GLENMORE PARK MULTI

DESIGN: DK | DRAWN: DK/PR | CHECKED: DK

PROJECT # 25-3-PL-MA-039

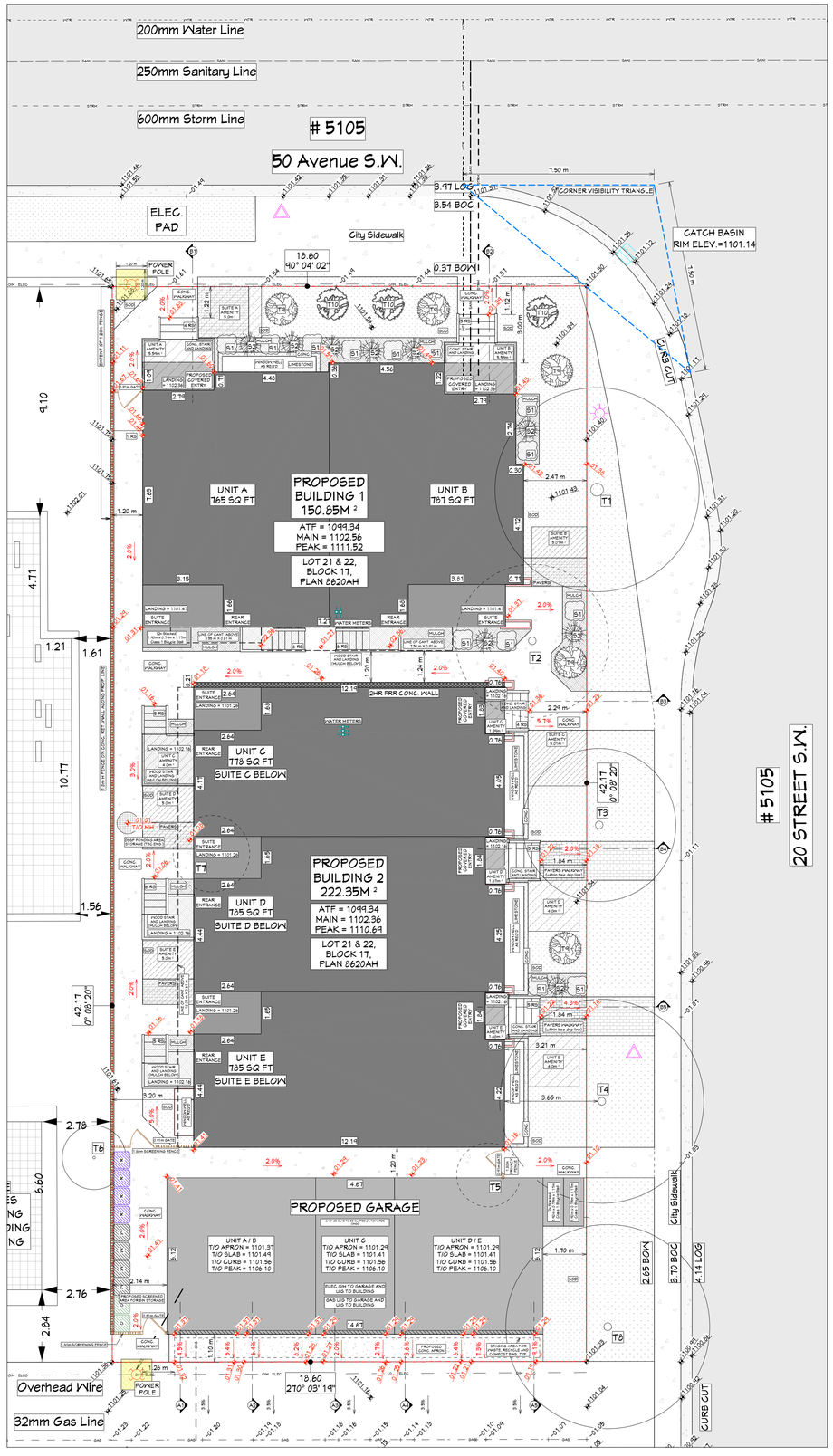
SCALE
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TITLE
COVER PAGE & BLOCK PLAN

ZONING R-CG

PAGE A1 / 7

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2025-11-28



SITE PLAN
SCALE: 1:100

EXISTING *TREE LEGEND*

#	DIA. (m)	SPRD. (m)	HGT. (m)	TYPE	STATUS
T1	0.60	8.00	12.00	DECIDUOUS	TO BE RETAINED (CITY)
T2	0.40	6.00	12.00	CONIFEROUS	TO BE REMOVED
T3	0.40	6.00	8.00	DECIDUOUS	TO BE RETAINED (CITY)
T4	0.40	8.00	8.00	DECIDUOUS	TO BE RETAINED (CITY)
T5	---	2.50	3.00	BUSH	TO BE REMOVED
T6	0.10	2.50	3.50	DECIDUOUS	TO BE RETAINED (PRIVATE)
T7	0.10	3.00	3.50	DECIDUOUS	TO BE REMOVED
T8	0.40	8.00	12.00	DECIDUOUS	TO BE RETAINED (CITY)

PROPOSED *TREE LEGEND*

#	DIA. (m)	SPRD. (m)	HGT. (m)	TYPE	SPECIES	STATUS
T9	0.60	---	---	DECIDUOUS	Syringa Reticulata	TO BE PLANTED (x5)
T10	---	---	2.00	CONIFEROUS	Pica Pungens (Fastigiata)	TO BE PLANTED (x3)
S1	---	0.60	0.60	SHRUB	Juniperis Scopulorum	TO BE PLANTED (x13)
S2	---	0.60	0.60	SHRUB	Dasiphora Floribunda	TO BE PLANTED (x9)

SITE PLAN NOTES

-SITE TO BE IRRIGATED BY A LOW WATER IRRIGATION SYSTEM
-ALL SOD AREAS TO BE PLANTED WITH A DROUGHT TOLERANT GRASS SPECIES
-ALL SOD TOPSOIL TO BE MINIMUM 300mm DEPTH
-ALL SHRUB AND TREE BEDS TO BE MINIMUM 600mm DEPTH

[redacted]

SITE / BLOCK LEGEND

- PROPOSED STRUCTURE
- PROPOSED VERANDA / COVERED DECK
- PROPOSED GARAGE
- PROPOSED MAIN UNIT AMENITY SPACE
- PROPOSED SUITE AMENITY SPACE
- PROPOSED RETAINING WALL
- NEIGHBOURING STRUCTURE
- LIMESTONE
- CONCRETE
- WOOD MULCH
- SOD
- PAVERS
- COMPOST, WASTE & RECYCLING BINS
- OVERHEAD ELECTRICAL LINE
- CITY SANITATION LINE
- CITY WATER LINE
- CITY STORM LINE
- CITY GAS LINE
- PROPERTY LINE
- ADJACENT PROPERTY LINE
- SITE SECTION
- PROPOSED FENCE
- PROPOSED GRADE
- EXISTING GRADE
- EXTRAPOLATED GRADE
- PROPOSED SLOPE
- FIRE HYDRANT
- POWER POLE
- PROPOSED TREE
- PROPOSED SHRUB
- EXISTING TREE TO REMAIN
- EXISTING TREE TO BE REMOVED

[redacted]

N

Building Statistics

BUILDING HEIGHT

BLDG1	Proposed main floor geodetic	1102.56
	Maximum building geodetic	1112.27
	Proposed peak geodetic	1111.52
	Lowest adjacent grade	1101.27
	Proposed building height	**10.25 m**
BLDG2	Proposed main floor geodetic	1102.36
	Maximum building geodetic	1112.08
	Proposed peak geodetic	1110.69
	Lowest adjacent grade	1101.08
	Proposed building height	**9.61 m**

RESIDENTIAL DENSITY 63.75 units/ha

Lot area = ~ 0.078437 ha
Units = 5

PARCEL COVERAGE 59.69 %

Lot area	784.37 m2
Building 1 footprint	150.85 m2
Building 2 footprint	222.35 m2
Garage footprint	90.43 m2
Storage Footprint	4.56 m2
Total coverage area 468.19 m2	

AREA OF AMENITY SPACE 52.94 m2

Unit A	5.59 m2
Unit B	5.59 m2
Unit C	5.39 m2
Unit D	5.67 m2
Unit E	5.68 m2
Suite A	5.00 m2
Suite B	5.01 m2
Suite C	5.01 m2
Suite D	5.00 m2
Suite E	5.00 m2

TOTAL A.G. GROSS FLOOR AREA 7460 SF (291.43 m2)

TOTAL = 10596 sf (984.52 m2)

Unit A	1495 sf (138.92 m2)
Unit B	1502 sf (139.56 m2)
Unit C	1441 sf (133.88 m2)
Unit D	1511 sf (140.35 m2)
Unit E	1511 sf (140.38 m2)
Suite A	571 sf (53.04 m2)
Suite B	588 sf (54.66 m2)
Suite C	647 sf (60.15 m2)

RESPONSIBILITIES

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	MAIN	718
	UPPER	783
	SUITE B	588
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	MAIN	705
	UPPER	737
	SUITE C	647
UNIT D	**TOTAL**	**1511**
	MAIN	738
	UPPER	773
	SUITE D	678
UNIT E	**TOTAL**	**1512**
	MAIN	738
	UPPER	773
	SUITE E	652

STREET ADDRESS
5105 20 ST SW

LEGAL ADDRESS
LOTS 21, 22, BLOCK 17, PLAN 8620AH

PROJECT
NORTH GLENMORE PARK MULTI

DESIGN: DK	DRAWN: DK/PR	CHECKED: DK

PROJECT # 25-3-PL-MA-039

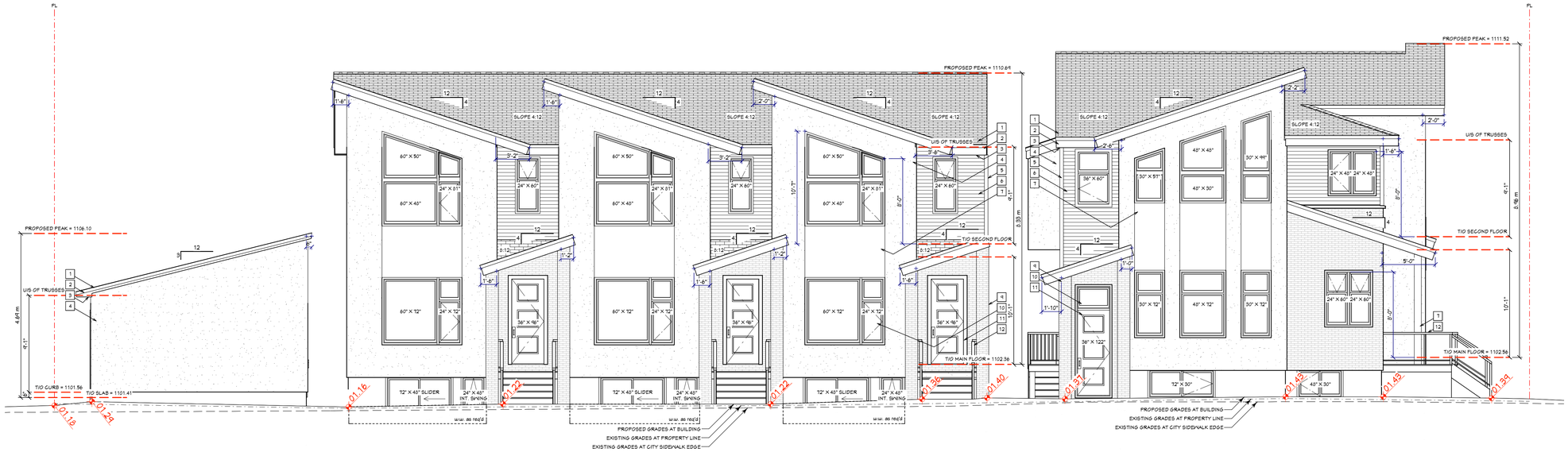
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TITLE
SITE PLAN, SECTIONS & STATS

ZONING R-CG

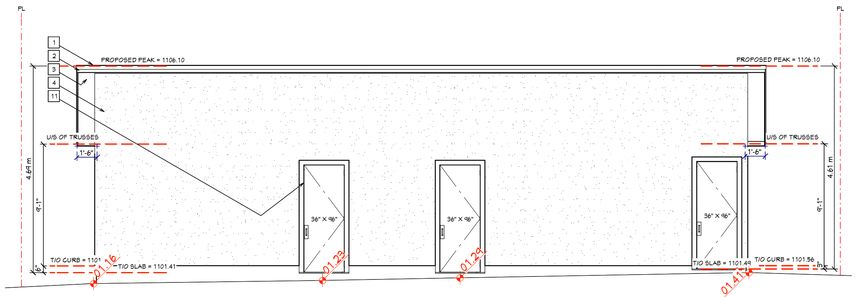
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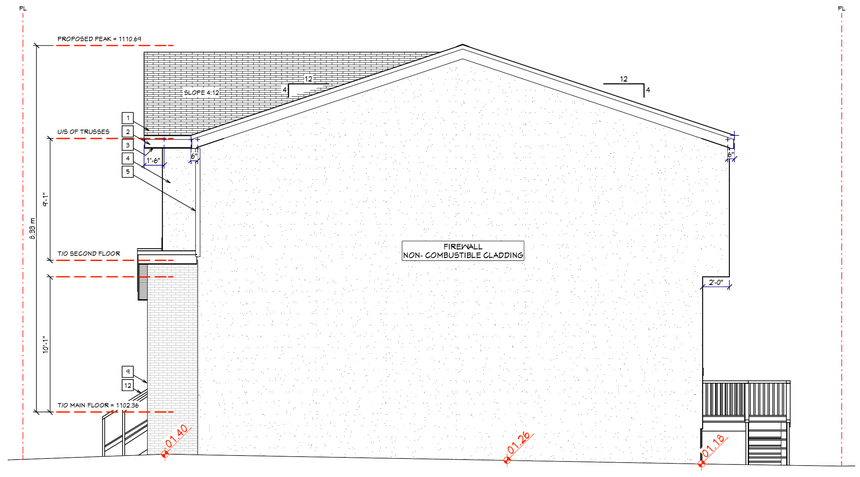


EAST ELEVATION - BUILDING 2
SCALE: 3/16" = 1'-0"

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



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



NORTH ELEVATION - BUILDING 2
SCALE: 3/16" = 1'-0"



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

EXTERIOR CLADDING SCHEDULE	
1	ASPHALT ROOFING
2	6" ALUMINUM FASCIA
3	VENTED ALUMINUM SOFFIT
4	KWHITE STUCCO
5	4" COMPOSITE CORNER BOARD
6	COMPOSITE HORIZONTAL SIDING
7	JAMES HARDIE SMOOTH PANEL
8	STONE CAP
9	STONE OR BRICK VENEER
10	VINYL OR WOOD WINDOWS TBD.
11	FIBREGLASS OR WOOD DOOR TBD.
12	GLASS OR SPINDLES RAILING TBD.
13	STEEL SEAM ROOF
14	STEEL OR WOOD INSUL. O/H DOOR

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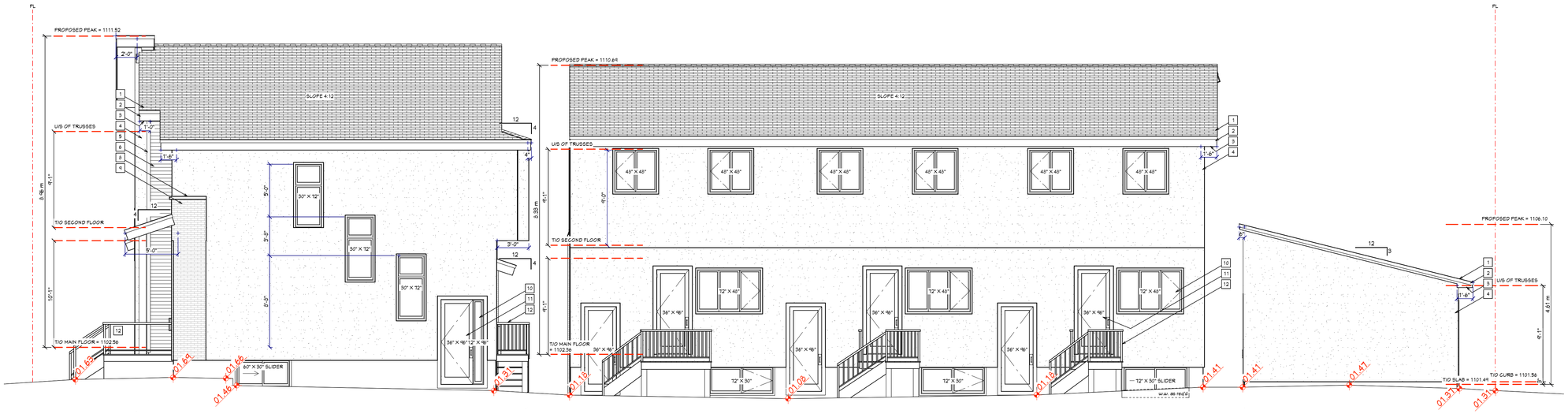
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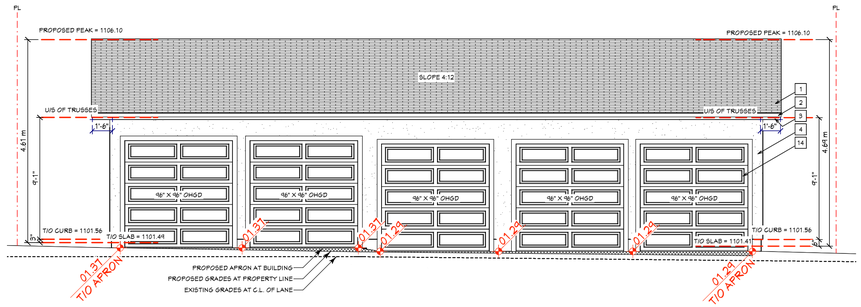
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A6 / 7

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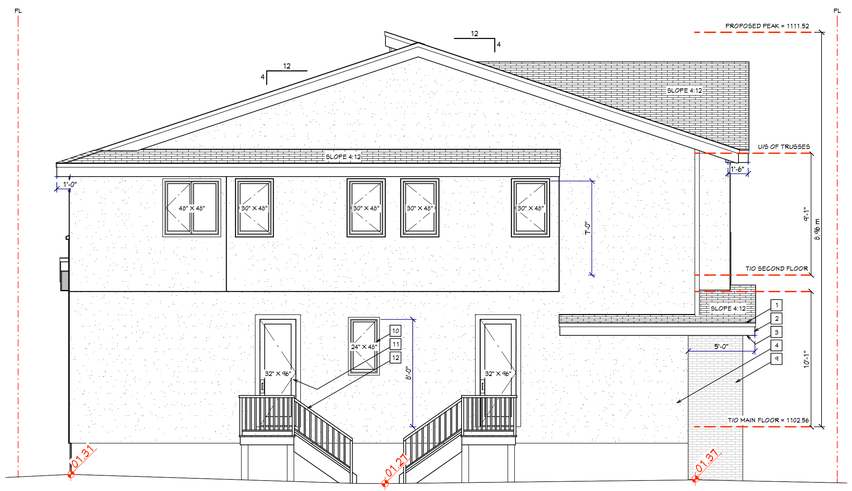


WEST ELEVATION - BUILDING 1
SCALE: 3/16" = 1'-0"

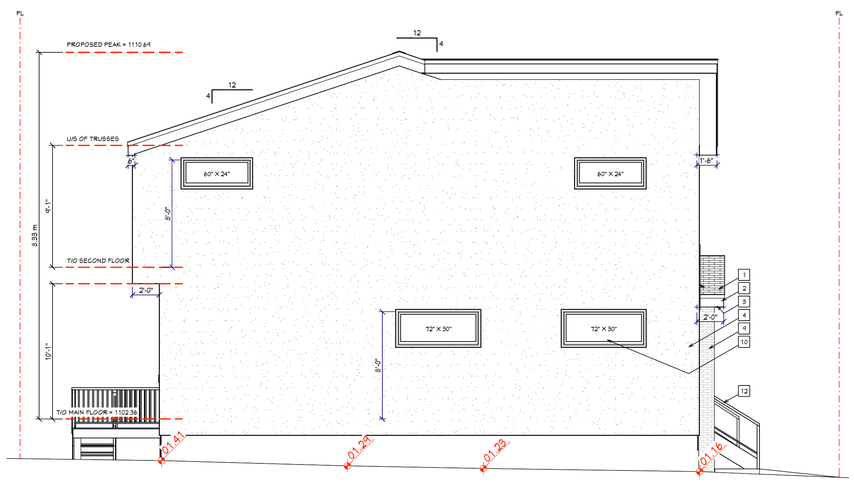
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SOUTH ELEVATION - GARAGE
SCALE: 3/16" = 1'-0"



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A7 / 7

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