

# SITE PLAN

## LEGEND

ELEVATIONS ARE SHOWN THIS: ● = 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:

- denotes Calculation points
- ⊠ denotes Water Valve
- ⊕ denotes Gas Valve
- ⊙ denotes Manhole
- ⊗ denotes Tree
- ⊕ denotes Power Pole
- ⊠ denotes Sign
- ⊙ denotes Light Standard
- ⊗ denotes Fire Hydrant
- X-X- denotes Fence
- S-S- denotes Sanitary Line
- ST-ST- denotes Storm Line
- W-W- denotes Water Line
- C-C- denotes Gas Line
- E-E- denotes Electrical Line
- A.G.T-A.G.T- denotes A.G.T Line
- U-U- denotes Utility Right of Way Line
- P-P- 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

**DEVELOPMENT  
 PERMIT  
 DECISION  
 RENDERED  
 ON THIS PLAN**

'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:**  
 Lots 17 to 20  
 Block 12  
 Plan 1693 AF

**MUNICIPAL ADDRESS:**  
 535 & 539 - 52 Avenue S.W.,  
 Calgary, Alberta

**LOT COVERAGE DETAIL:**  
 (MULTI HOUSE)  
 LOT SIZE: 1113.658 SQ M  
 HOUSE: 495.173 SQ M  
 MAIN CANT.: :0.000 SQ M  
 GARAGE + STORAGE: 150.820 SQ M  
 COVERED PORCH: 9.104 SQ M  
 WING WALL: 0.000 SQ M

TOTAL UNITS: 8  
 LOT SIZE: 1113.658 SQ M (0.111366 ha)  
 DENSITY: 71 UNITS/ha

PARKING PROVIDED: 8 STALLS

TOTAL : 655.098/1113.658  
 = 58.82%

**SITE PLAN**  
 SCALE: 1: 200

NO.	DATE (D/M/Y)	DETAIL	BY
01.	09.12.2025	DP SITEPLAN	D.L.
02.			
03.			
04.			

**JOHN TRINH & ASSOCIATES**  
 Design | Drafting | Planning | Permits  
 www.johntrinh.ca - 403.472.8184

PROJECT NAME AND ADDRESS:  
 535 & 539 - 52 AVENUE S.W.  
 Calgary, Alberta  
 Lot 17 to 20  
 Block 12  
 Plan 1693 AF

PROJECT	SCALE
Multi-Family	1: 200
DATE	DIVISION NUMBER
DEC 09, 2025	S 01

4A Street S.W.

5 Street S.W.

Asphalt Lane

52 Avenue S.W.



DEVELOPMENT PERMIT DECISION RENDERED ON THIS PLAN

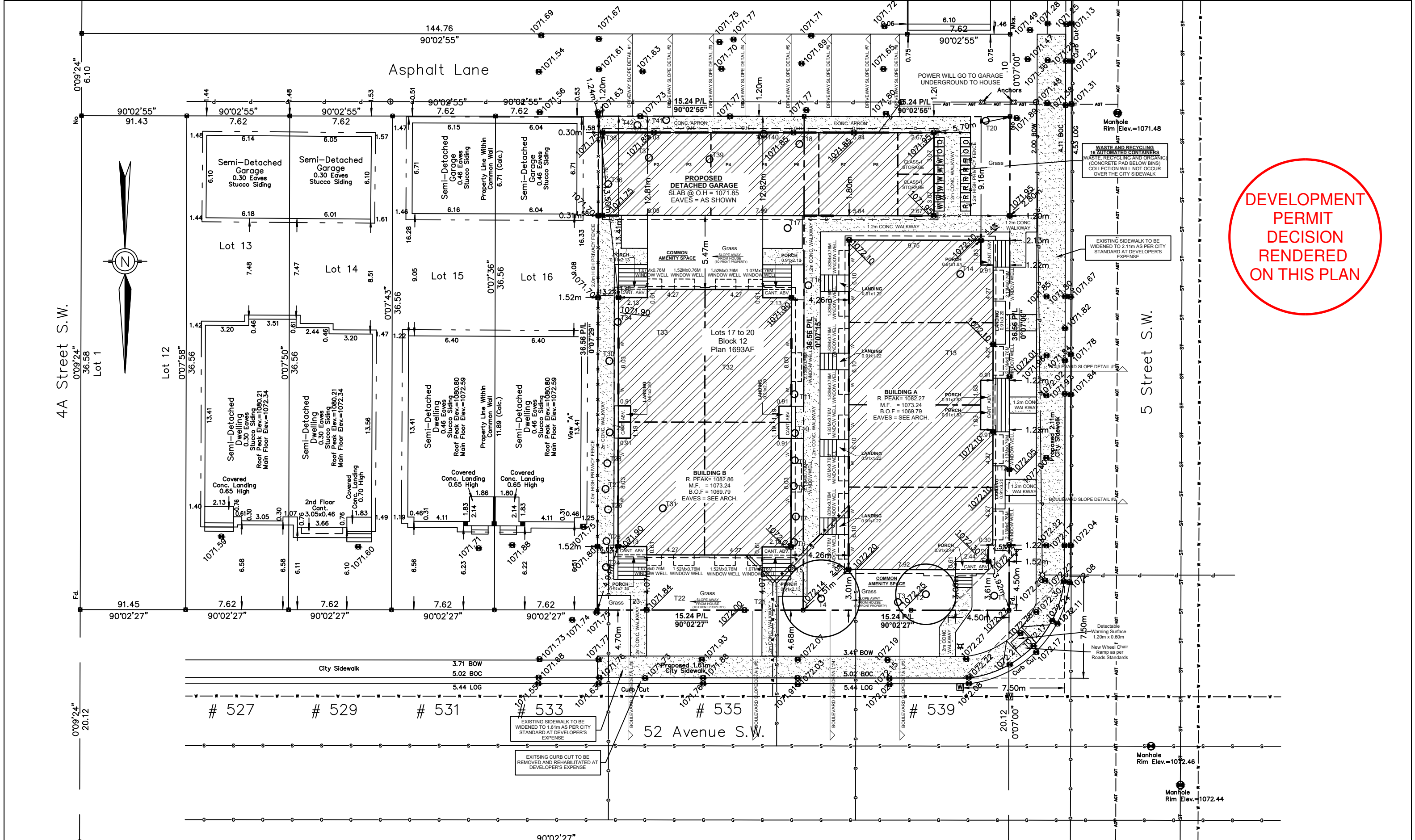
BLOCK PLAN 2256  
SCALE: 1:250

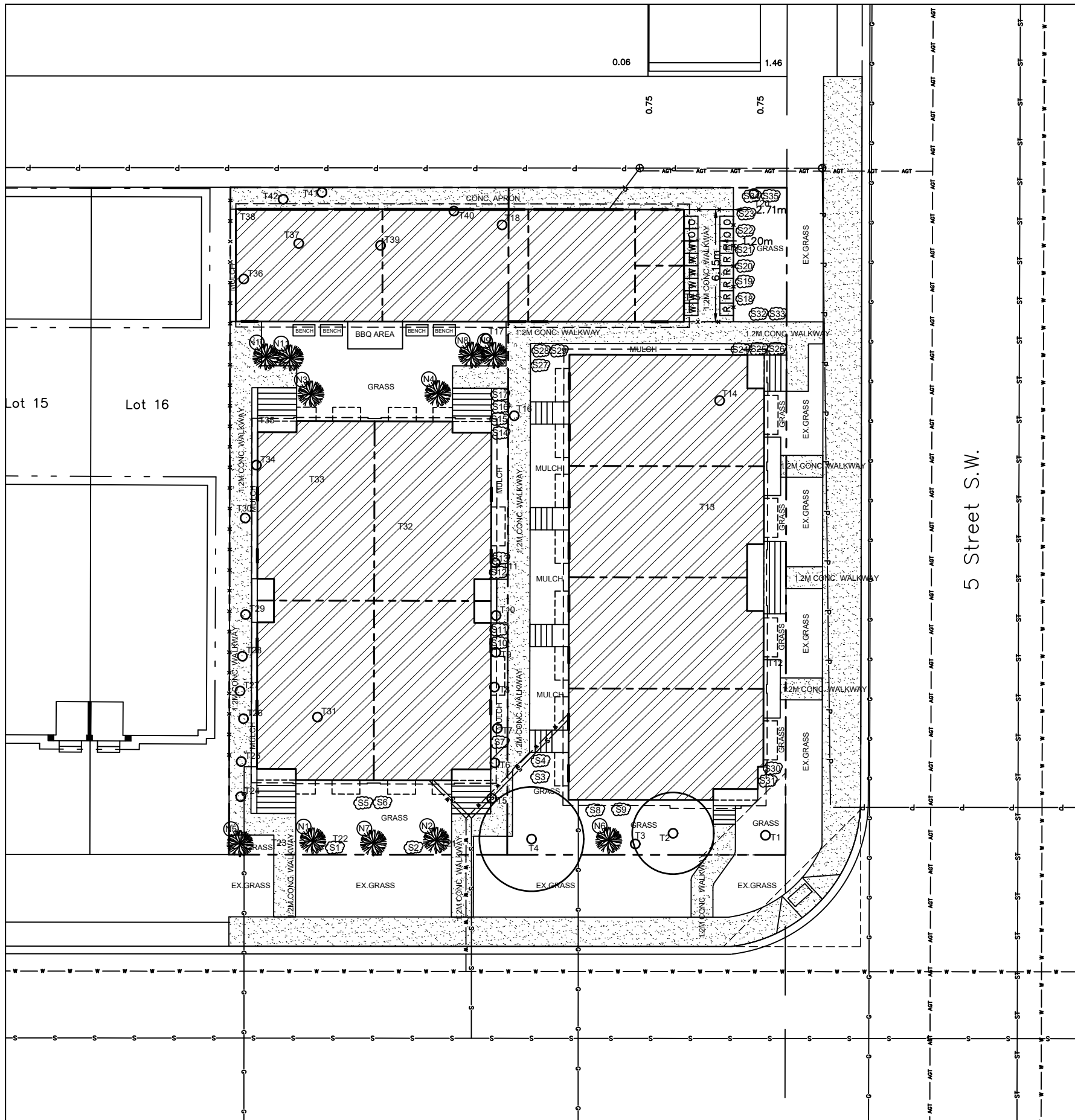
NO.	DATE (D/M/Y)	DETAIL	BY
01.	09.12.2025	DP SITEPLAN	D.L.
02.			
03.			
04.			

**JOHN TRINH & ASSOCIATES**  
Design | Drafting | Planning | Permits  
www.johntrinh.ca - 403.472.8184

PROJECT NAME AND ADDRESS:  
535 & 539 - 52 AVENUE S.W.  
Calgary, Alberta  
Lot 17 To 20  
Block 12  
Plan 1693 AF

PROJECT:	SCALE:
Multi-Family	1: 250
DATE: DEC 09, 2025	DIVISION NUMBER: S 02





MINIMUM SOIL DEPTH OF 600MM FOR PLANTING BEDS WITH SHRUBS AND 300MM IN ALL OTHER AREAS

**TREE SCHEDULE**

Tree No.	Tree Type	Trunk Dia.	Canopy Dia.	Height	LOCATION	DISPOSITION
1	Deciduous	0.50	6.00	9.00	In Subject Property	To Be Removed
2	Coniferous	0.60	5.00	11.00	In Subject Property	To Stay as per City reqs.
3	Deciduous	0.40	5.00	9.00	In Subject Property	To Be Removed
4	Coniferous	0.50	6.00	13.00	In Subject Property	To Stay as per City reqs.
5	Deciduous	0.60	3.00	8.00	In Subject Property	To Be Removed
6	Coniferous	0.50	4.00	10.00	In Subject Property	To Be Removed
7	Deciduous	0.50	3.00	9.00	In Subject Property	To Be Removed
8	Deciduous	0.50	3.00	9.00	In Subject Property	To Be Removed
9	Deciduous	0.50	3.00	9.00	In Subject Property	To Be Removed
10	Deciduous	0.50	3.00	9.00	In Subject Property	To Be Removed
11	Deciduous	0.50	3.00	9.00	In Subject Property	To Be Removed
12	Bush	---	1.00	2.00	In Subject Property	To Be Removed
13	Bush	---	1.00	2.00	In Subject Property	To Be Removed
14	Deciduous	0.40	5.00	6.00	In Subject Property	To Be Removed
15	Bush	---	2.00	1.00	In Subject Property	To Be Removed
16	Deciduous	0.20	4.00	10.00	In Subject Property	To Be Removed
17	Deciduous	0.50	5.00	8.00	In Subject Property	To Be Removed
18	Deciduous	1.00	7.00	10.00	In Subject Property	To Be Removed
19	Bush	---	2.00	3.00	In Subject Property	To Be Removed
20	Deciduous	0.80	8.00	10.00	In Subject Property	To Be Removed
21	Bush	---	1.00	3.00	In Subject Property	To Be Removed
22	Bush	---	1.00	3.00	In Subject Property	To Be Removed
23	Bush	---	3.00	3.00	In Subject Property	To Be Removed
24	Deciduous	0.80	3.00	7.00	In Subject Property	To Be Removed
25	Deciduous	0.80	3.00	7.00	In Subject Property	To Be Removed
26	Deciduous	0.60	3.00	7.00	In Subject Property	To Be Removed
27	Deciduous	0.50	3.00	7.00	In Subject Property	To Be Removed
28	Deciduous	0.30	3.00	10.00	In Subject Property	To Be Removed
29	Deciduous	0.80	3.00	10.00	In Subject Property	To Be Removed
30	Deciduous	0.10	2.00	10.00	In Subject Property	To Be Removed
31	Deciduous	0.40	5.00	10.00	In Subject Property	To Be Removed
32	Bush	---	1.00	1.00	In Subject Property	To Be Removed
33	Tree Line	---	3.00	3.00	In Subject Property	To Be Removed
34	Deciduous	0.50	4.00	8.00	In Subject Property	To Be Removed
35	Bush	---	3.00	3.00	In Subject Property	To Be Removed
36	Deciduous	0.40	5.00	7.00	In Subject Property	To Be Removed
37	Coniferous	0.30	4.00	10.00	In Subject Property	To Be Removed
38	Bush	---	3.00	3.00	In Subject Property	To Be Removed
39	Coniferous	0.30	4.00	12.00	In Subject Property	To Be Removed
40	Deciduous	0.50	7.00	9.00	In Subject Property	To Be Removed
41	Deciduous	0.20	4.00	6.00	In Subject Property	To Be Removed
42	Deciduous	0.30	5.00	7.00	In Subject Property	To Be Removed

DEVELOPMENT PERMIT DECISION RENDERED ON THIS PLAN

LANDSCAPING REQUIREMENTS:  
 LOT SIZE: 1113.658 SQ M  
 1 TREE PER/110,000 SQM  
 3 SHRUBS PER/110,000 SQM  
 1113.658/110,000 = 10.124  
 11 TREES  
 31 SHRUBS

LANDSCAPING LEGEND  
 ----- denotes Deciduous Tree  
 ----- denotes Coniferous Tree  
 ----- denotes Shrubs

**PROPOSED TREE SCHEDULE**

TREE NO.	VARIETY	CALLIPER (±)	CANOPY (±)	HEIGHT (±)	LOCATION	DISPOSITION
N1	Prairie Spire Green Ash (Deciduous Tree)	0.06	0.90	3.00	In Subject Property	New
N2	Prairie Spire Green Ash (Deciduous Tree)	0.06	0.90	3.00	In Subject Property	New
N3	Prairie Spire Green Ash (Deciduous Tree)	0.06	0.90	3.00	In Subject Property	New
N4	Prairie Spire Green Ash (Deciduous Tree)	0.06	0.90	3.00	In Subject Property	New
N5	Prairie Spire Green Ash (Deciduous Tree)	0.06	0.90	3.00	In Subject Property	New
N6	Prairie Spire Green Ash (Deciduous Tree)	0.06	0.90	3.00	In Subject Property	New
N7	Prairie Spire Green Ash (Deciduous Tree)	0.06	0.90	3.00	In Subject Property	New
N8	Swedish Aspen (Deciduous Tree)	0.06	0.75	3.00	In Subject Property	New
N9	Swedish Aspen (Deciduous Tree)	0.06	0.75	3.00	In Subject Property	New
N10	Swedish Aspen (Deciduous Tree)	0.06	0.75	3.00	In Subject Property	New
N11	Swedish Aspen (Deciduous Tree)	0.06	0.75	3.00	In Subject Property	New

TREE NO.	VARIETY	CALLIPER (±)	CANOPY (±)	HEIGHT (±)	LOCATION	DISPOSITION
S1 TO S6	Hawthorn (Crataegus Spp.) (Shrub)	---	0.61	0.61	In Subject Property	New
S7 TO S17	Mugo Pine (Pinus Mugo) (Shrub)	---	0.61	0.61	In Subject Property	New
S18 TO S26	Lilac (Syringa Spp.) (Shrub)	---	0.61	0.61	In Subject Property	New
S27	Mugo Pine (Pinus Mugo) (Shrub)	---	0.61	0.61	In Subject Property	New
S28	Mugo Pine (Pinus Mugo) (Shrub)	---	0.61	0.61	In Subject Property	New
S29	Mugo Pine (Pinus Mugo) (Shrub)	---	0.61	0.61	In Subject Property	New
S30	Hawthorn (Crataegus Spp.) (Shrub)	---	0.61	0.61	In Subject Property	New
S31	Hawthorn (Crataegus Spp.) (Shrub)	---	0.61	0.61	In Subject Property	New
S32 TO S35	Lilac (Syringa Spp.) (Shrub)	---	0.61	0.61	In Subject Property	New

**LANDSCAPE COVERAGE**

LOT SIZE = 1113.658 SQ. M  
 LANDSCAPE AREA = 405.652 SQ. M  
 HARD LANDSCAPE (CONC. WALKWAY, APRONS AND CONC. PADS) = 155.982 SQ. M  
 SOFT LANDSCAPE (GRASS + MULCH) = 249.670 SQ. M  
 155.982 / 405.652 = 38.452% OF HARD LANDSCAPE  
 249.670 / 405.652 = 61.548% OF SOFT LANDSCAPE

"Any tree planting in the City boulevard shall be performed and inspected in accordance with Parks Development Guidelines and Standard Specifications (current edition). Applicant is to contact the Parks Development Inspector at 403-804-9417 or call 311 to arrange an inspection".

"All soft surfaced landscaped area will be irrigated by an underground irrigation system".

**NOTE:**  
 "If clearance pruning of public trees is required, Urban Forestry must be given minimum two business days' notice and an approved tree contractor, who has met the City's minimum qualifications, must be used at the applicant's expense. Please contact Urban Forestry at 311 for more information".

"All sodded areas are planted with a drought tolerant grass species."

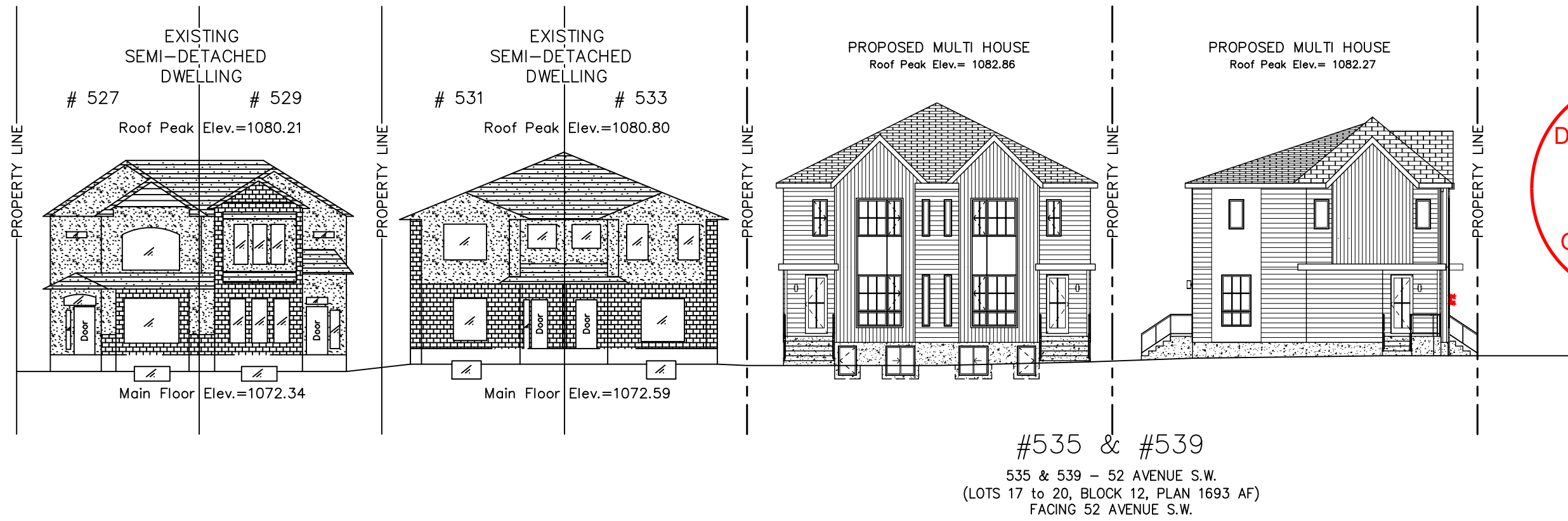
**LANDSCAPING PLAN**  
 SCALE: 1:200

"An Urban Forestry Technician must be onsite to mitigate possible root damage to adjacent public trees during excavation. Please contact Urban Forestry at 311 to make arrangements. Urban Forestry requires minimum two business days' notice prior to meeting onsite".

NO.	DATE (D/M/Y)	DETAIL	BY
01.	09.12.2025	DP SITEPLAN	D.L.
02.			
03.			
04.			

**JOHN TRINH & ASSOCIATES**  
 Design | Drafting | Planning | Permits  
 www.johntrinh.ca -- 403.472.8184

PROJECT NAME AND ADDRESS: 535 & 539 - 52 AVENUE S.W. Calgary, Alberta	PROJECT: Multi-Family	SCALE: 1: 200
Lot 17 to 20 Block 12 Plan 1693 AF	DATE: DEC 09, 2025	DIVISION NUMBER: S 03

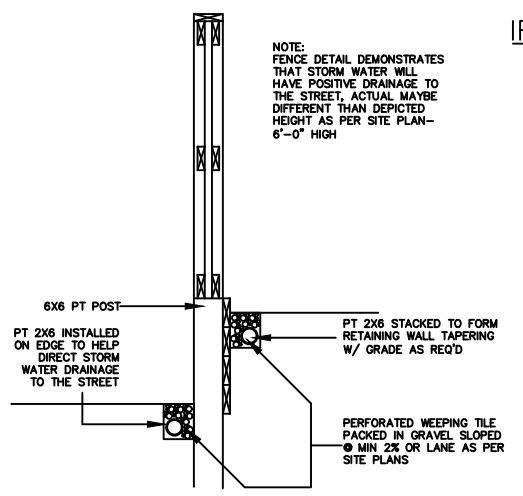


DEVELOPMENT  
 PERMIT  
 DECISION  
 RENDERED  
 ON THIS PLAN

**STREETSCAPE**  
 SCALE: 1:200

**BUILDING AREA**

	UNIT #1 AREA	UNIT #2 AREA	UNIT #3 AREA	UNIT #4 AREA	UNIT #5 AREA	UNIT #6 AREA	UNIT #7 AREA	UNIT #8 AREA
<b>BASEMENT</b>	678.00 SQ.FT.	700.00 SQ.FT.	700.00 SQ.FT.	700.00 SQ.FT.	677.25 SQ.FT.	677.25 SQ.FT.	677.25 SQ.FT.	677.25 SQ.FT.
<b>MAIN FLOOR</b>	678.00 SQ.FT.	682.00 SQ.FT.	682.00 SQ.FT.	682.00 SQ.FT.	651.50 SQ.FT.	651.50 SQ.FT.	651.50 SQ.FT.	651.50 SQ.FT.
<b>UPPER FLOOR</b>	694.00 SQ.FT.	700.00 SQ.FT.	700.00 SQ.FT.	700.00 SQ.FT.	677.25 SQ.FT.	677.25 SQ.FT.	677.25 SQ.FT.	677.25 SQ.FT.
<b>TOTAL AREA</b>	1372.00 SQ.FT.	1382.00 SQ.FT.	1382.00 SQ.FT.	1382.00 SQ.FT.	1328.75 SQ.FT.	1328.75 SQ.FT.	1328.75 SQ.FT.	1328.75 SQ.FT.



IF APPLICABLE

**FENCE SECTION DETAIL**  
 SCALE: NTS

NO.	DATE (D/M/Y)	DETAIL	BY	<b>JOHN TRINH &amp; ASSOCIATES</b> Design   Drafting   Planning   Permits www.johntrinh.ca - 403.472.8184	PROJECT NAME AND ADDRESS: 535 & 539 - 52 AVENUE S.W. Calgary, Alberta Lot 17 TO 20 Block 12 Plan 1693 AF	PROJECT: Multi-Family	SCALE: AS SHOWN	
01.	09.12.2025	DP SITEPLAN	D.L.				DATE: DEC 09, 2025	DIVISION: NUMBER S 04
02.								
03.								
04.								

LIST OF DRAWINGS	
A-0.0	Cover Page
A-1.1	Basement Plan
A-1.2	Main Floor Plan
A-1.3	Upper Floor Plan
A-2.0	Building A Elevations
A-2.1	Building B Elevation



GENERAL NOTES:



**FLOOR AREA - UNIT #1**  
 BASEMENT = 678.00 SQ. FT.  
 MAIN = 678.00 SQ. FT.  
 UPPER = 694.00 SQ. FT.  
 TOTAL = 1372.00 SQ. FT.

**FLOOR AREA - UNIT #2**  
 BASEMENT = 700.00 SQ. FT.  
 MAIN = 682.00 SQ. FT.  
 UPPER = 700.00 SQ. FT.  
 TOTAL = 1382.00 SQ. FT.

**FLOOR AREA - UNIT #3**  
 BASEMENT = 700.00 SQ. FT.  
 MAIN = 682.00 SQ. FT.  
 UPPER = 700.00 SQ. FT.  
 TOTAL = 1382.00 SQ. FT.

**FLOOR AREA - UNIT #4**  
 BASEMENT = 700.00 SQ. FT.  
 MAIN = 682.00 SQ. FT.  
 UPPER = 700.00 SQ. FT.  
 TOTAL = 1382.00 SQ. FT.

**FLOOR AREA - UNIT #5**  
 BASEMENT = 677.25 SQ. FT.  
 MAIN = 651.50 SQ. FT.  
 UPPER = 677.25 SQ. FT.  
 TOTAL = 1328.75 SQ. FT.

**FLOOR AREA - UNIT #6**  
 BASEMENT = 677.25 SQ. FT.  
 MAIN = 651.50 SQ. FT.  
 UPPER = 677.25 SQ. FT.  
 TOTAL = 1328.75 SQ. FT.

**FLOOR AREA - UNIT #7**  
 BASEMENT = 677.25 SQ. FT.  
 MAIN = 651.50 SQ. FT.  
 UPPER = 677.25 SQ. FT.  
 TOTAL = 1328.75 SQ. FT.

**FLOOR AREA - UNIT #8**  
 BASEMENT = 677.25 SQ. FT.  
 MAIN = 651.50 SQ. FT.  
 UPPER = 677.25 SQ. FT.  
 TOTAL = 1328.75 SQ. FT.

MUNICIPAL ADDRESS:  
**535 & 539 - 52 Ave SW**  
**CALGARY, ALBERTA**

PROJECT:  
**Multi-plex**

PROJECT NUMBER:  
**428-25**

STATUS:  
 -

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.

NO.	DATE(D/M/Y)	DETAIL	BY
01.	09.12.25	DP PLANS	D.L.
02.	--	--	--
03.	--	--	--
04.	--	--	--
05.	--	--	--
06.	--	--	--

COPYRIGHT:  
 ALL IDEAS AND DESIGNS REPRESENTED BY THIS DRAWING ARE OWNED BY JOHN TRINH & ASSOCIATES INC. AND WERE CREATED FOR USE IN A SPECIFIED PROJECT.

NONE OF THE IDEAS AND/OR DESIGNS MAY BE USED BY, OR DISCLOSED TO, ANY OTHER PERSON OR ORGANIZATION FOR ANY PURPOSE WITHOUT THE WRITTEN PERMISSION.

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

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.



DRAWING SET:

SHEET NAME:  
**Cover Page**

DESIGN BY: JT

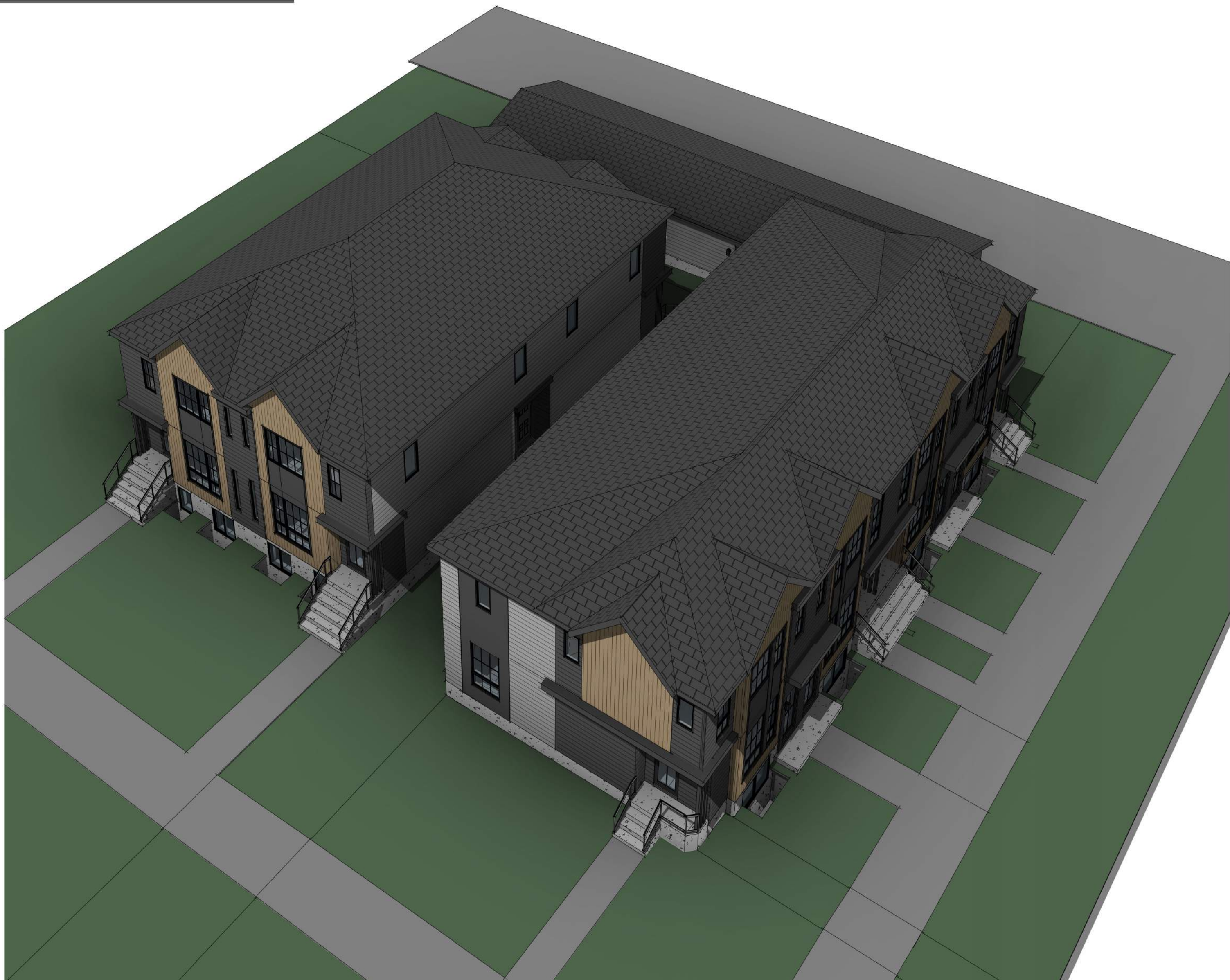
DRAWN BY: JT

LAST REVISION BY:

PRINTED: 2026-02-26 9:00:51 AM

SCALE:

PAGE: **A-0.0**



**EXTERIOR FINISHES:**

- 1 ASPHALT SHINGLES
- 2 8" ALUMINUM FASCIA - BLACK
- 3 HARDIE SIDING FINISH - LIGHT GREY
- 4 HARDIE SIDING FINISH - BLACK
- 5 VERTICAL SIDING FINISH- BROWN
- 6 PANEL SMART BOARD - BLACK
- 7 CONC. PAVING
- 8 CAST-IN PLACE CONCRETE

**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)



GENERAL NOTES:

MUNICIPAL ADDRESS:  
**535 & 539 - 52 Ave SW  
 CALGARY, ALBERTA**

PROJECT:  
**Multi-plex**

PROJECT NUMBER:  
**428-25**

STATUS:  
 -

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.

NO.	DATE(D/M/Y)	DETAIL	BY
01.	09.12.25	DP PLANS	D.L.
02.	--	--	--
03.	--	--	--
04.	--	--	--
05.	--	--	--
06.	--	--	--

**COPYRIGHT:**  
 ALL IDEAS AND DESIGNS REPRESENTED BY THIS DRAWING ARE OWNED BY JOHN TRINH & ASSOCIATES INC. AND WERE CREATED FOR USE IN A SPECIFIED PROJECT.

NONE OF THE IDEAS AND/OR DESIGNS MAY BE USED BY, OR DISCLOSED TO, ANY OTHER PERSON OR ORGANIZATION FOR ANY PURPOSE WITHOUT THE WRITTEN PERMISSION.

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

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



DRAWING SET:

SHEET NAME:  
**Building A Elevations**

DESIGN BY: JT

DRAWN BY: JT

LAST REVISION BY:

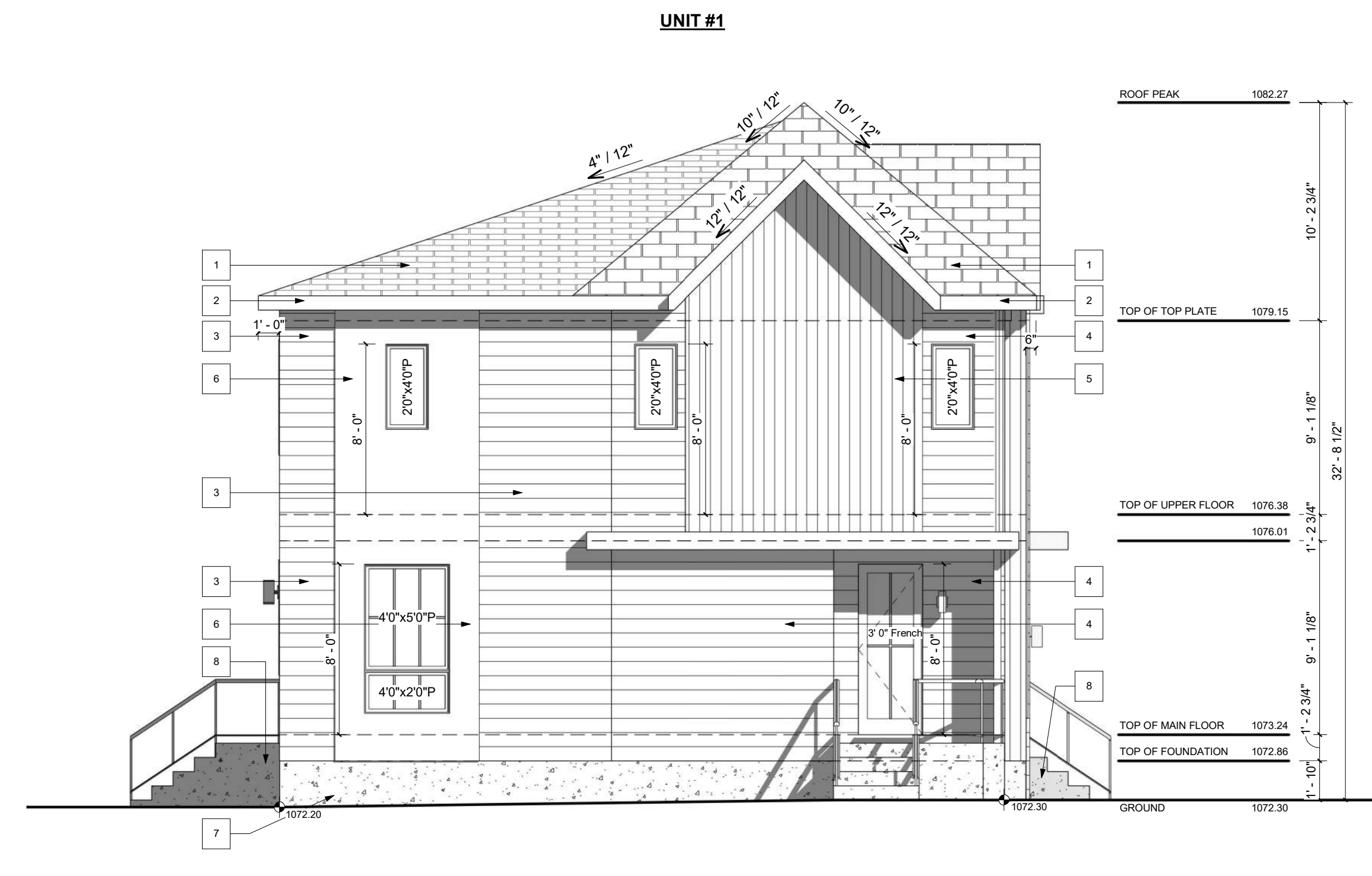
PRINTED: 2026-02-26 9:01:06 AM

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

PAGE: **A-2.0**



**FRONT ELEVATION (BUILDING A)**  
 SCALE: 3/16" = 1'-0"

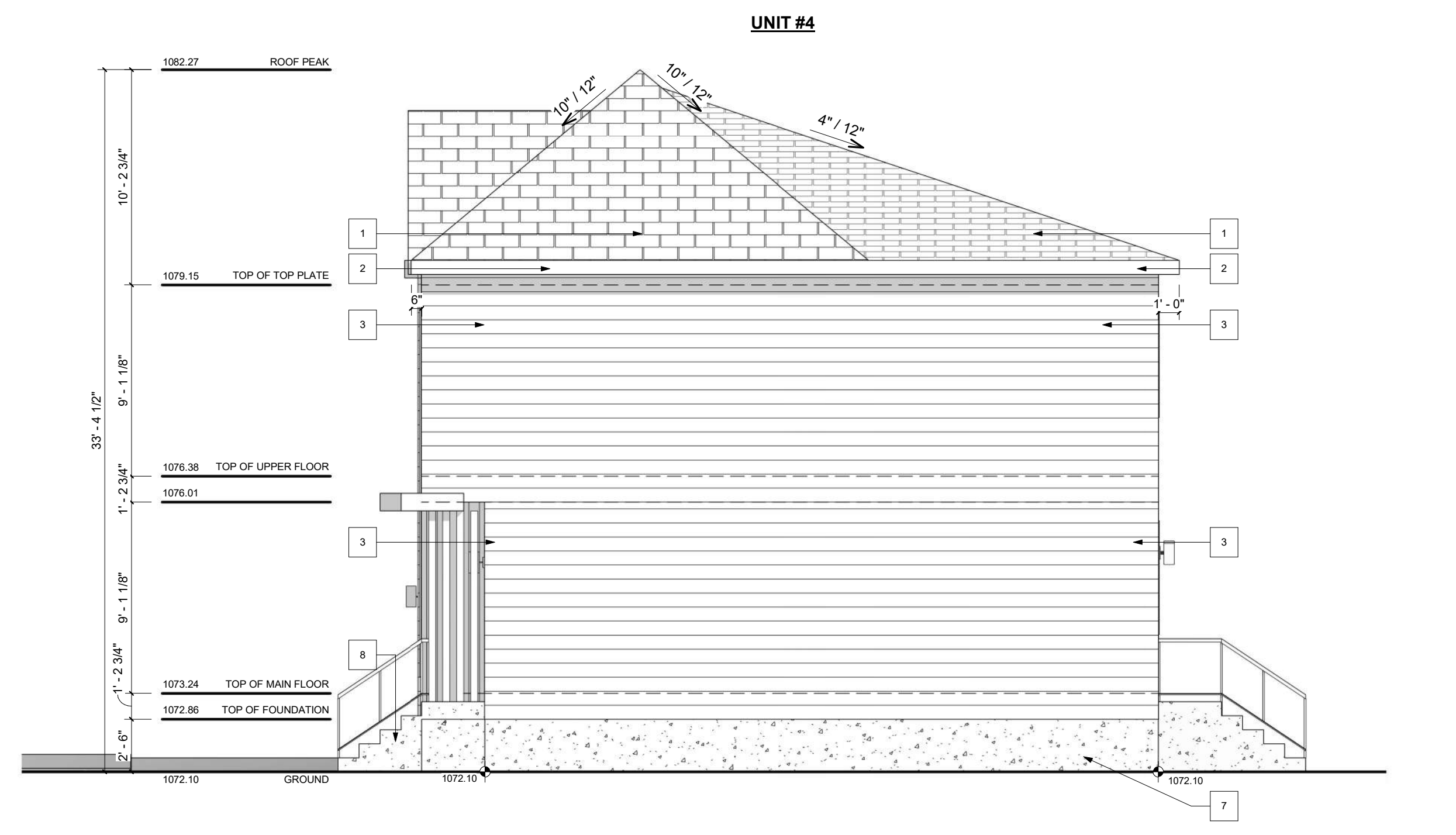


**LEFT ELEVATION (BUILDING A)**  
 SCALE: 3/16" = 1'-0"



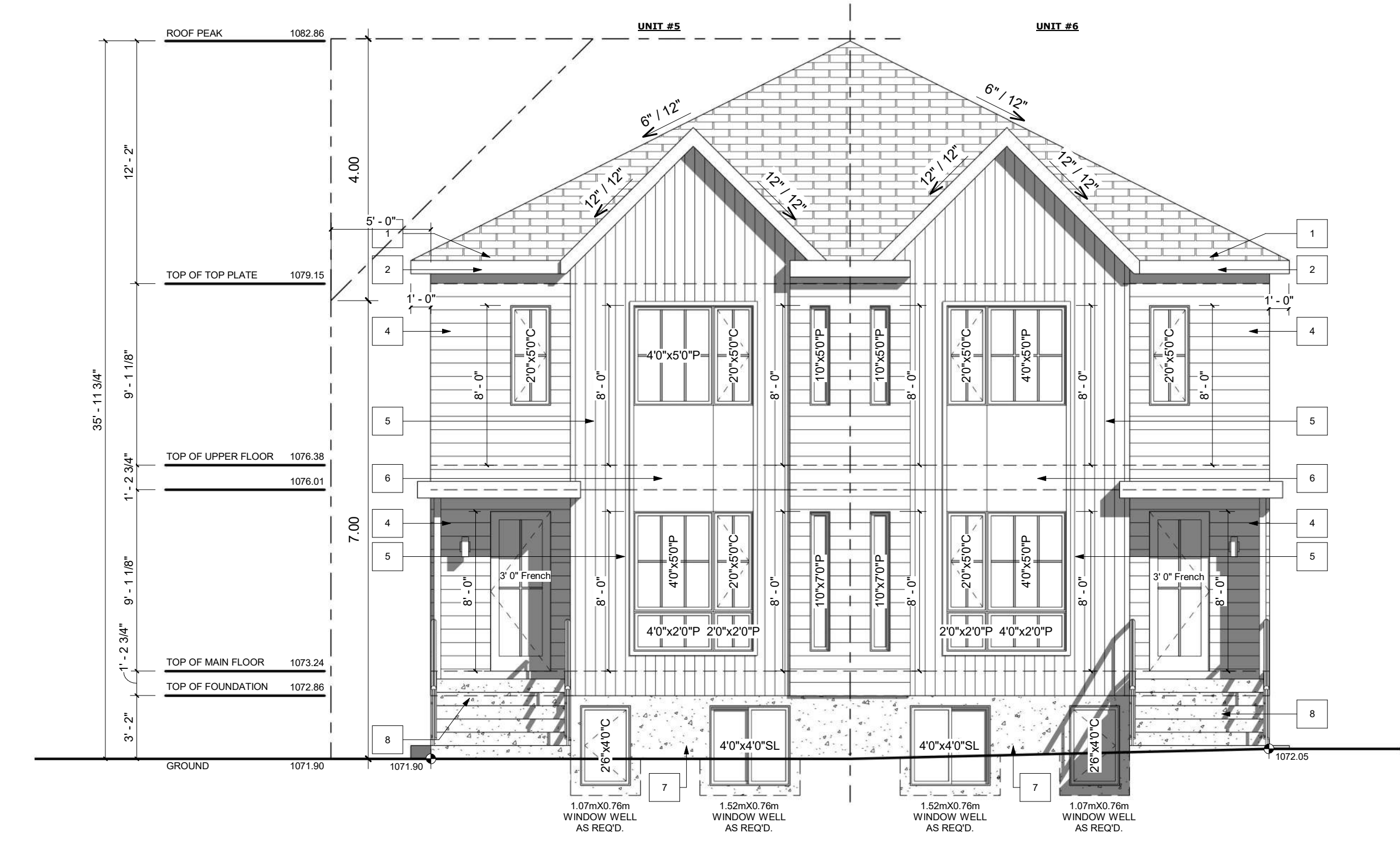
**REAR ELEVATION (BUILDING A)**  
 SCALE: 3/16" = 1'-0"

WINDOW CALCULATION  
 WALL AREA= 1850.49 SQ. FT.  
 WINDOW AREA = 375.69 SQ. FT.  
 TOTAL: 375.69/1850.49 = 20.30%



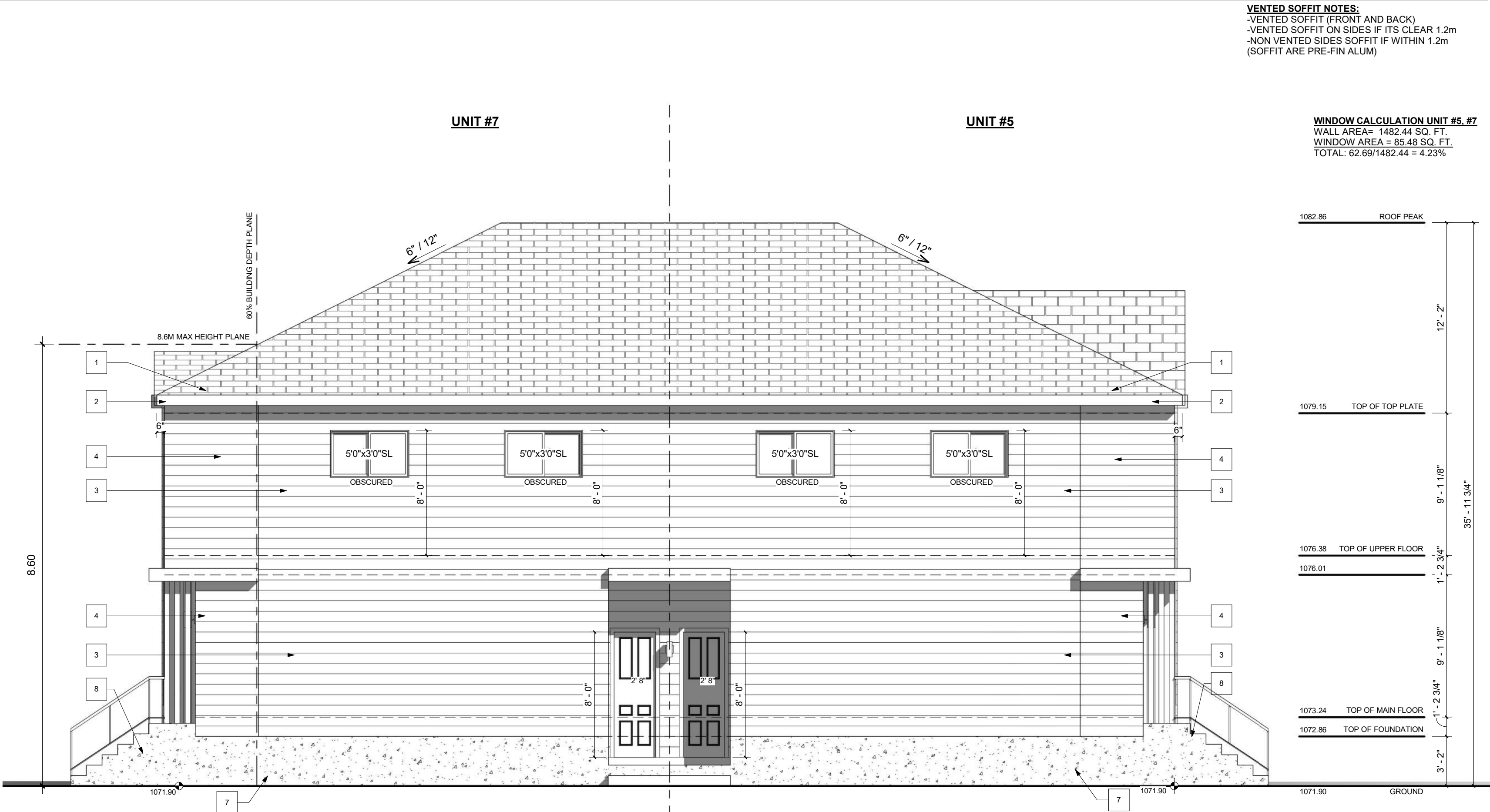
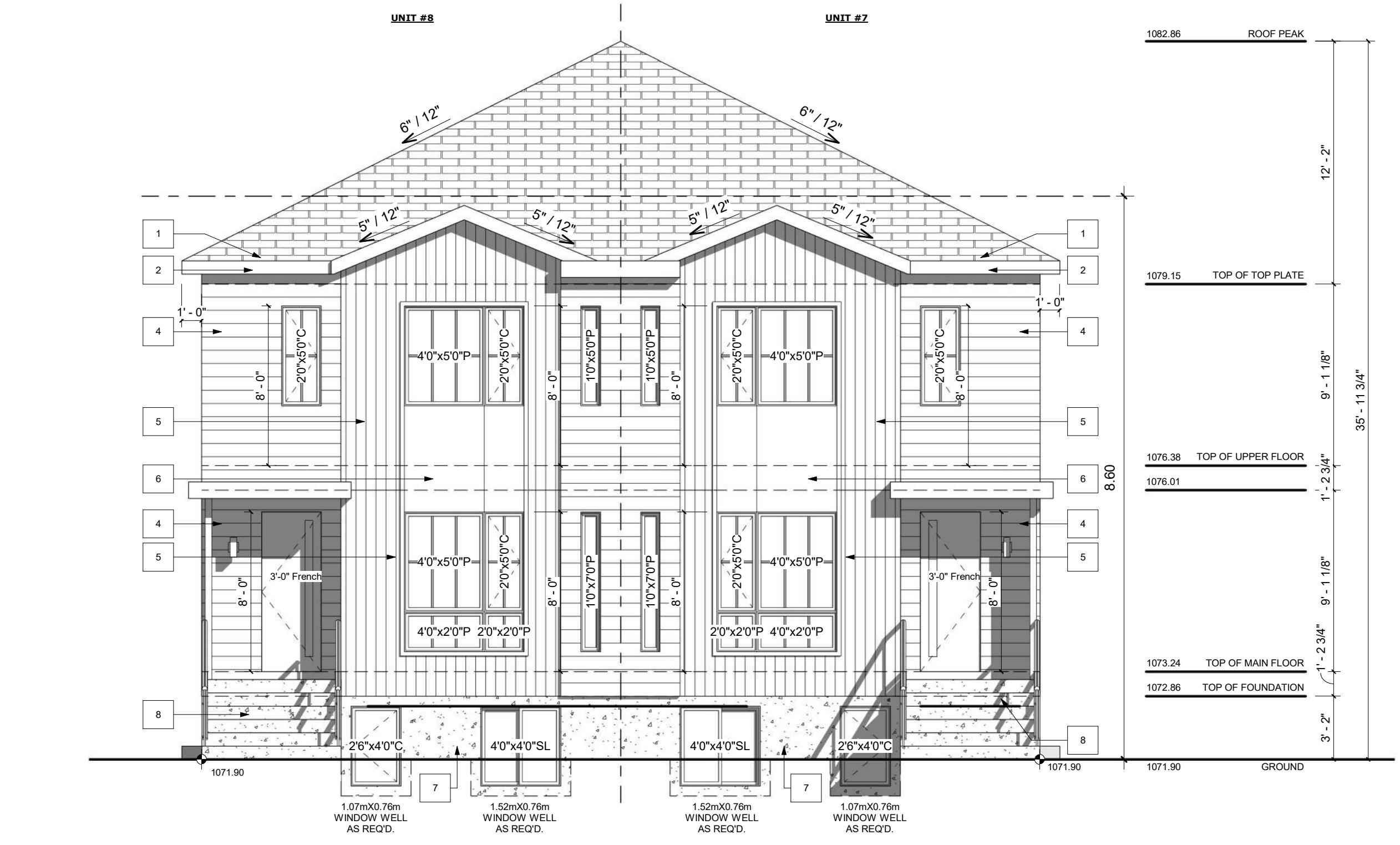
**RIGHT ELEVATION (BUILDING A)**  
 SCALE: 3/16" = 1'-0"

- EXTERIOR FINISHES:**
- 1 ASPHALT SHINGLES
  - 2 8" ALUMINUM FASCIA - BLACK
  - 3 HARDIE SIDING FINISH - LIGHT GREY
  - 4 HARDIE SIDING FINISH - BLACK
  - 5 VERTICAL SIDING FINISH- BROWN
  - 6 PANEL SMART BOARD - BLACK
  - 7 CONC. PAVING
  - 8 CAST-IN PLACE CONCRETE

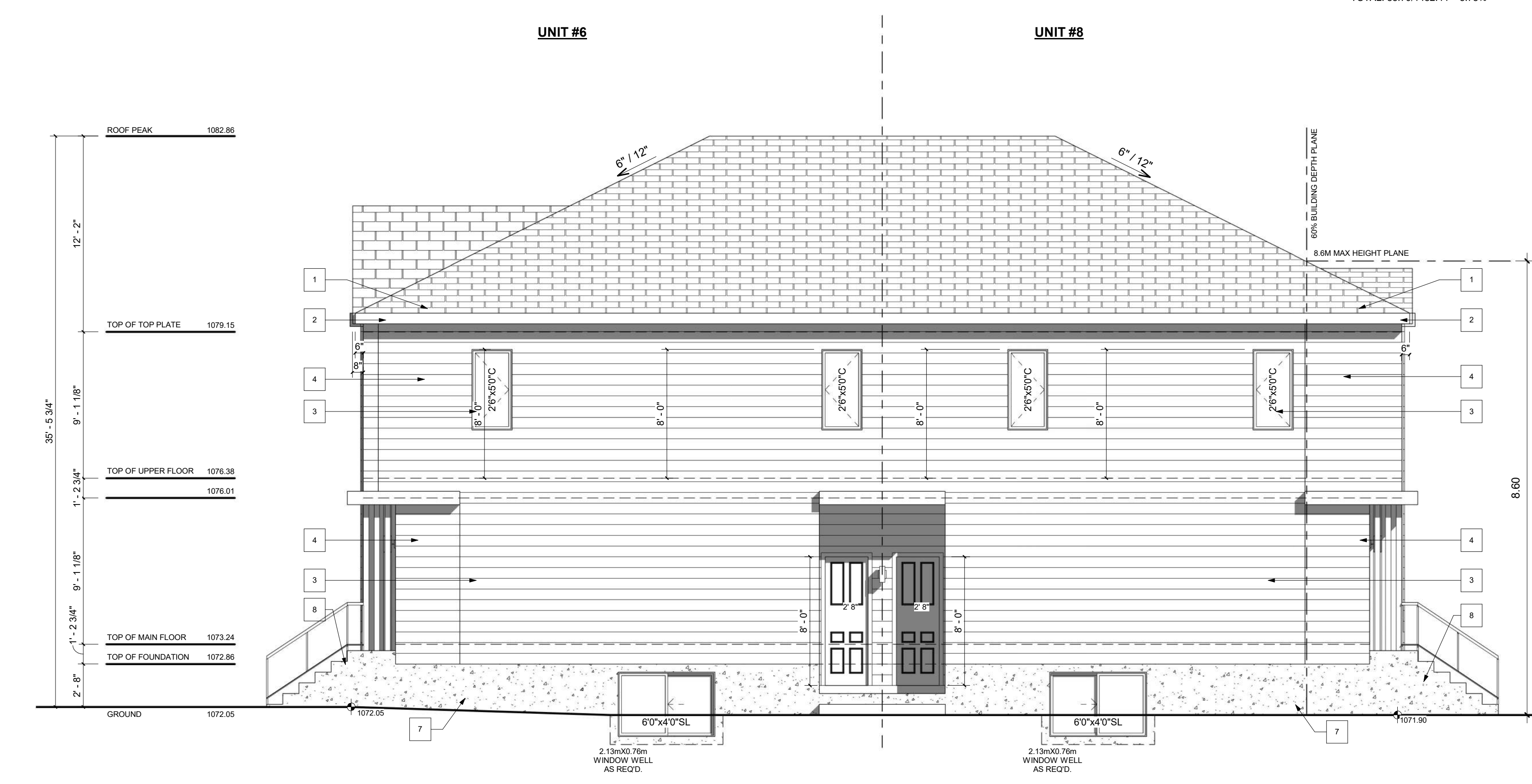


**FRONT ELEVATION (BUILDING B)**  
SCALE: 3/16" = 1'-0"

**REAR ELEVATION (BUILDING B)**  
SCALE: 3/16" = 1'-0"



**LEFT ELEVATION (BUILDING B)**  
SCALE: 3/16" = 1'-0"



**RIGHT ELEVATION (BUILDING B)**  
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)

**WINDOW CALCULATION UNIT #5, #7**  
WALL AREA= 1482.44 SQ. FT.  
WINDOW AREA = 85.48 SQ. FT.  
TOTAL: 82.69/1482.44 = 4.23%

**WINDOW CALCULATION UNIT #6, #8**  
WALL AREA= 1482.44 SQ. FT.  
WINDOW AREA = 85.70 SQ. FT.  
TOTAL: 85.70/1482.44 = 5.76%



GENERAL NOTES:

MUNICIPAL ADDRESS:  
**535 & 539 - 52 Ave SW  
CALGARY, ALBERTA**

PROJECT:  
**Multi-plex**

PROJECT NUMBER:  
**428-25**

STATUS:  
-

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.

NO.	DATE(D/M/Y)	DETAIL	BY
01.	09.12.25	DP PLANS	D.L.
02.	--	--	--
03.	--	--	--
04.	--	--	--
05.	--	--	--
06.	--	--	--

**COPYRIGHT:**  
ALL IDEAS AND DESIGNS REPRESENTED BY THIS DRAWING ARE OWNED BY JOHN TRINH & ASSOCIATES INC. AND WERE CREATED FOR USE IN A SPECIFIED PROJECT.

NONE OF THE IDEAS AND/OR DESIGNS MAY BE USED BY, OR DISCLOSED TO, ANY OTHER PERSON OR ORGANIZATION FOR ANY PURPOSE WITHOUT THE WRITTEN PERMISSION.

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

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



DRAWING SET:

SHEET NAME:  
**Building B Elevation**

DESIGN BY: JT

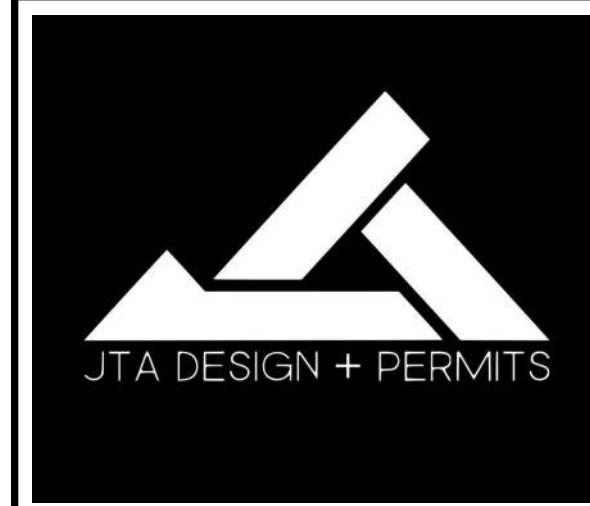
DRAWN BY: JT

LAST REVISION BY:

PRINTED: 2026-02-26 9:01:15 AM

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

PAGE: **A-2.1**



GENERAL NOTES:

**GARAGE TO BE BUILT USING SPV-003**

- EXTERIOR FINISHES:**
- 1 ASPHALT SHINGLES
  - 2 6" ALUMINUM FASCIA
  - 3 SIDING FINISH
  - 4 CONC. PAVING

MUNICIPAL ADDRESS:  
535 & 539 - 52 Ave SW  
CALGARY, ALBERTA

PROJECT:  
Multi-plex

PROJECT NUMBER:  
428-25

STATUS:  
-

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.

NO.	DATE(D/M/Y)	DETAIL	BY
01.	09.12.25	DP PLANS	D.L.
02.	--	--	--
03.	--	--	--
04.	--	--	--
05.	--	--	--
06.	--	--	--

**COPYRIGHT:**  
ALL IDEAS AND DESIGNS REPRESENTED BY THIS DRAWING ARE OWNED BY JOHN TRINH & ASSOCIATES INC. AND WERE CREATED FOR USE IN A SPECIFIED PROJECT.

NONE OF THE IDEAS AND/OR DESIGNS MAY BE USED BY, OR DISCLOSED TO, ANY OTHER PERSON OR ORGANIZATION FOR ANY PURPOSE WITHOUT THE WRITTEN PERMISSION.

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

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.



DRAWING SET:

SHEET NAME:  
Garage Elevations

DESIGN BY: JT

DRAWN BY: JT

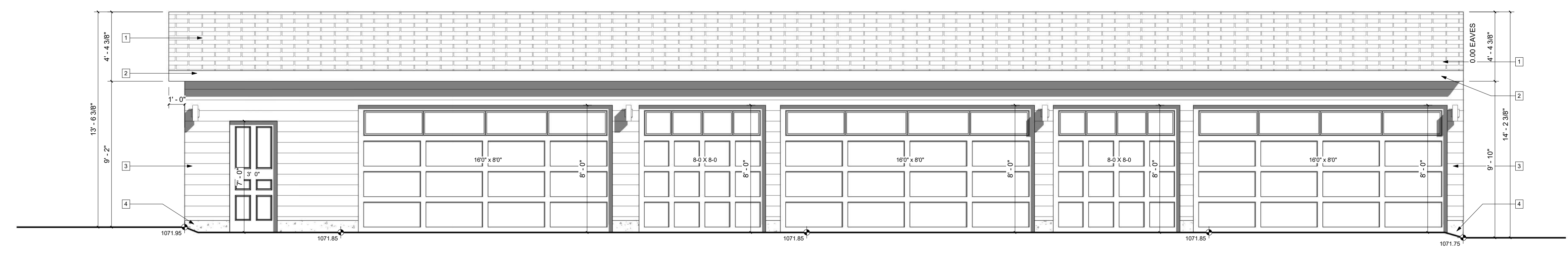
LAST REVISION BY:

PRINTED: 2026-02-26 9:01:17 AM

SCALE: 1/4" = 1'-0"

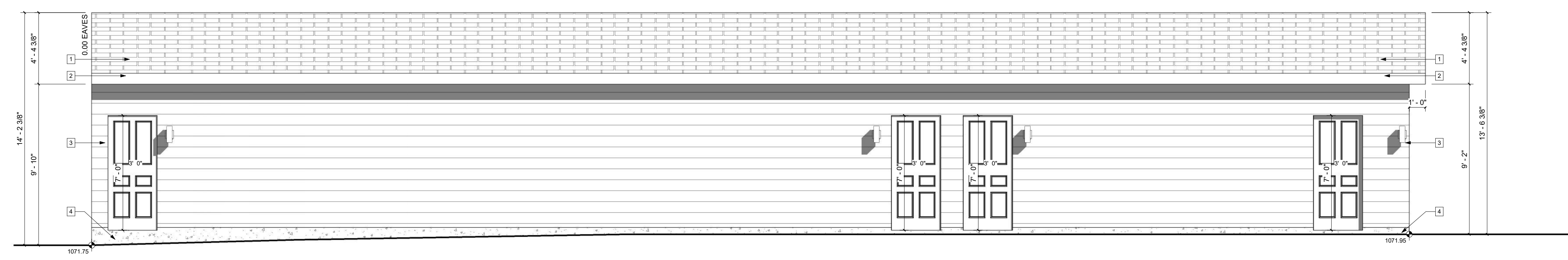
PAGE: **A-3.1**

TO BE BUILT USING SPV-003



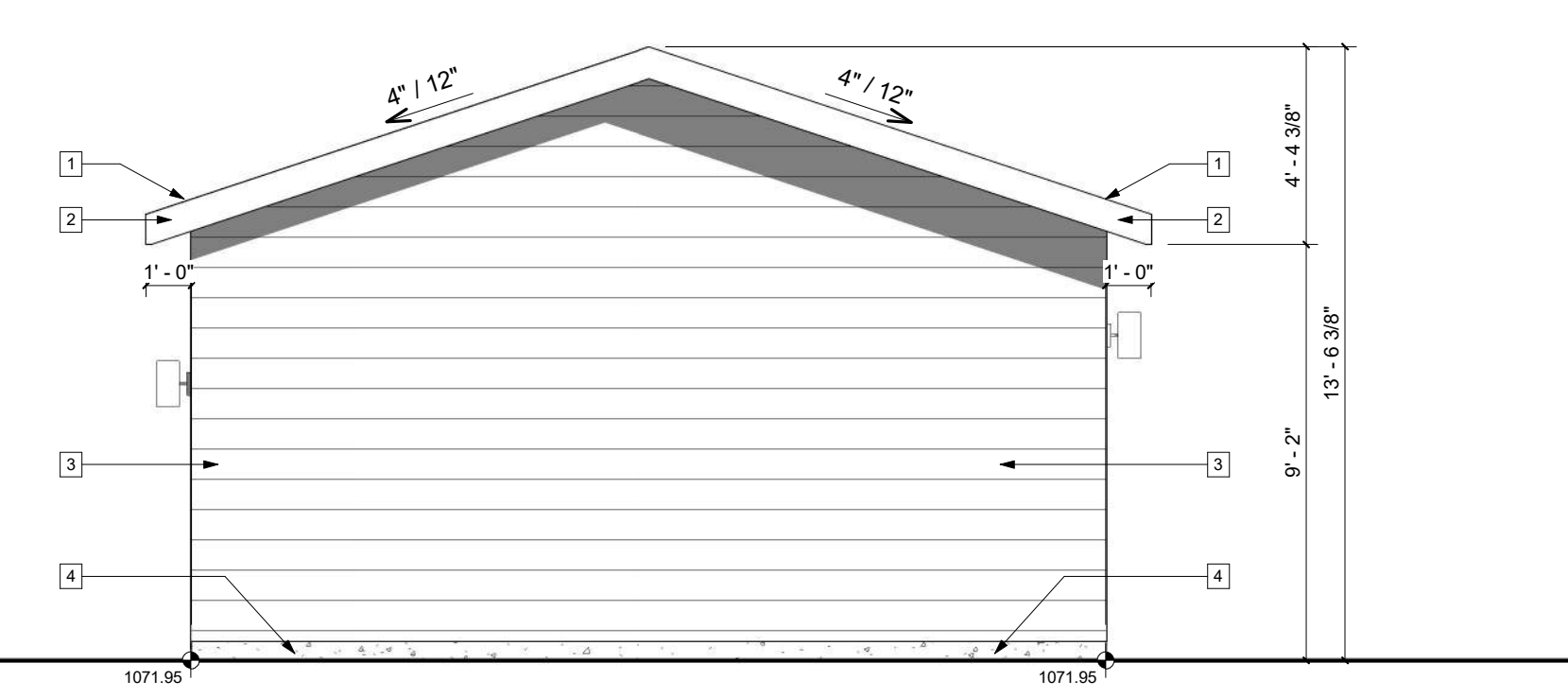
**GARAGE FRONT - BACK LANE**  
SCALE: 1/4" = 1'-0"

TO BE BUILT USING SPV-003



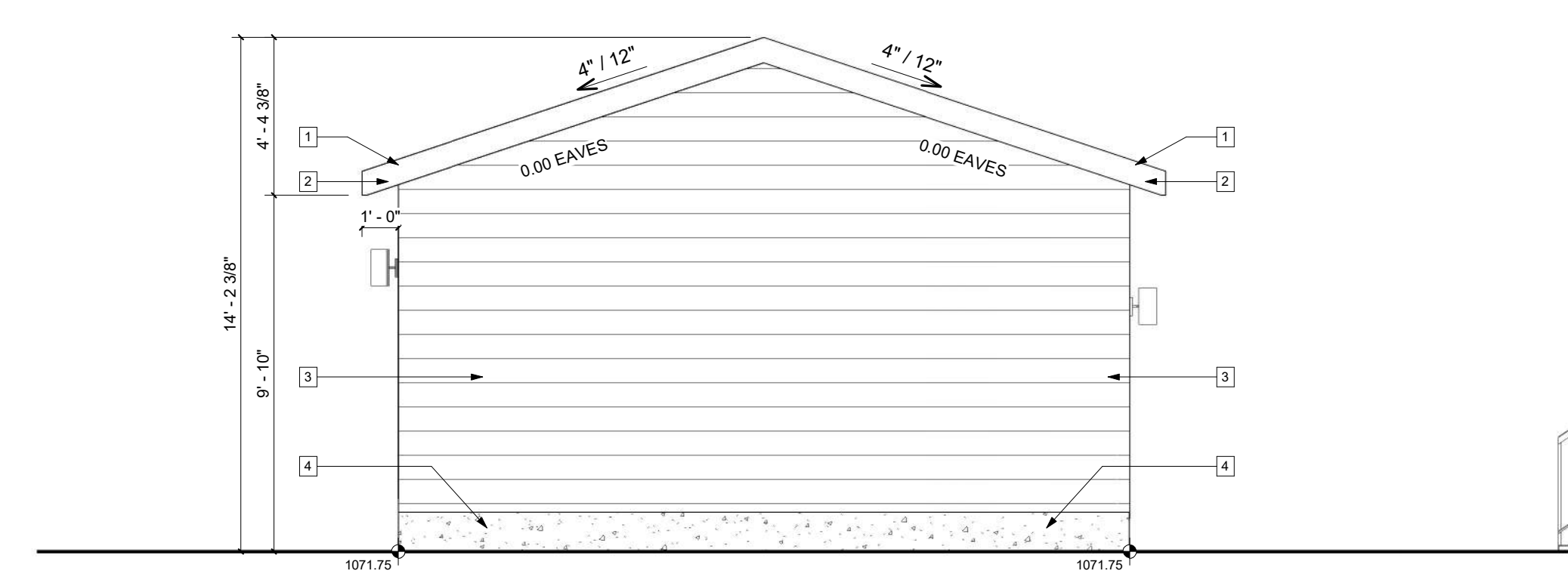
**GARAGE REAR**  
SCALE: 1/4" = 1'-0"

TO BE BUILT USING SPV-003



**GARAGE LEFT ELEVATION**  
SCALE: 1/4" = 1'-0"

TO BE BUILT USING SPV-003



**GARAGE RIGHT ELEVATION**  
SCALE: 1/4" = 1'-0"