

**FLOOR AREA**

BASEMENT = 918.00 SQ. FT.  
 MAIN = 942.75 SQ. FT.  
 UPPER = 1039.58 SQ. FT.  
 TOTAL = 1982.33 SQ. FT.

PROJECT NOTES:

DO NOT SCALE DRAWINGS.  
 DRAWINGS ARE TO BE READ IN CONJUNCTION WITH ALL OTHER APPLICABLE CONSULTANT DRAWINGS.  
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**ISSUES:**

NO.	DATE(D/M/Y)	DETAIL	BY
01.	18/02/2026	DP PLANS	K.G.
02.	--	--	--
03.	--	--	--
04.	--	--	--
05.	--	--	--



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PROJECT: NEW HOME

STATUS: -

SIGNATURES:  
 X \_\_\_\_\_

PRINTED: 2026-02-20 8:54:08 AM

PROJECT NAME:  
 1604 22 ST N.W.  
 CALGARY, ALBERTA

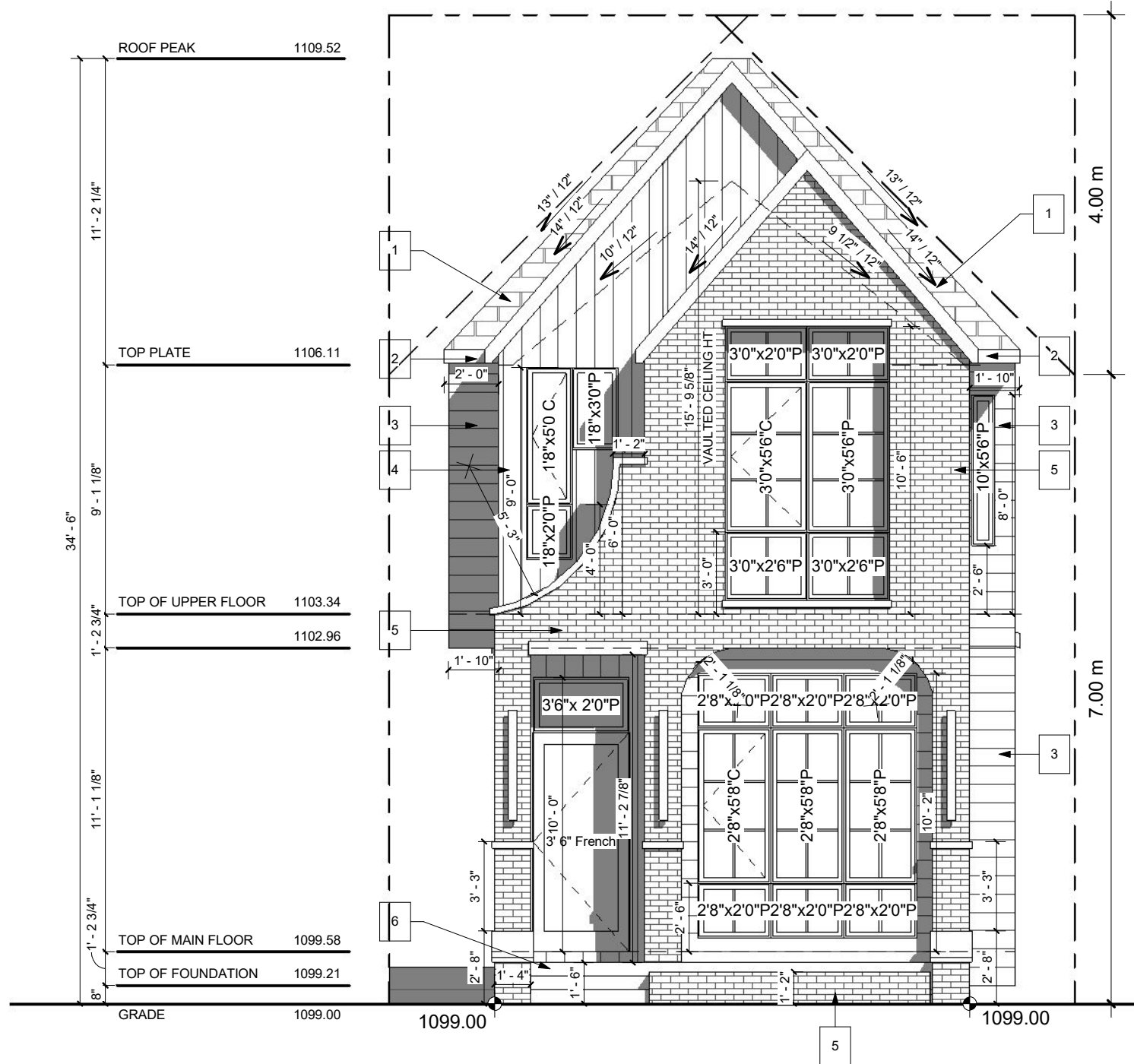
DESIGNER: JT JOB #: 130 - 26

SCALE: AS SHOWN SHEET: A-0.0

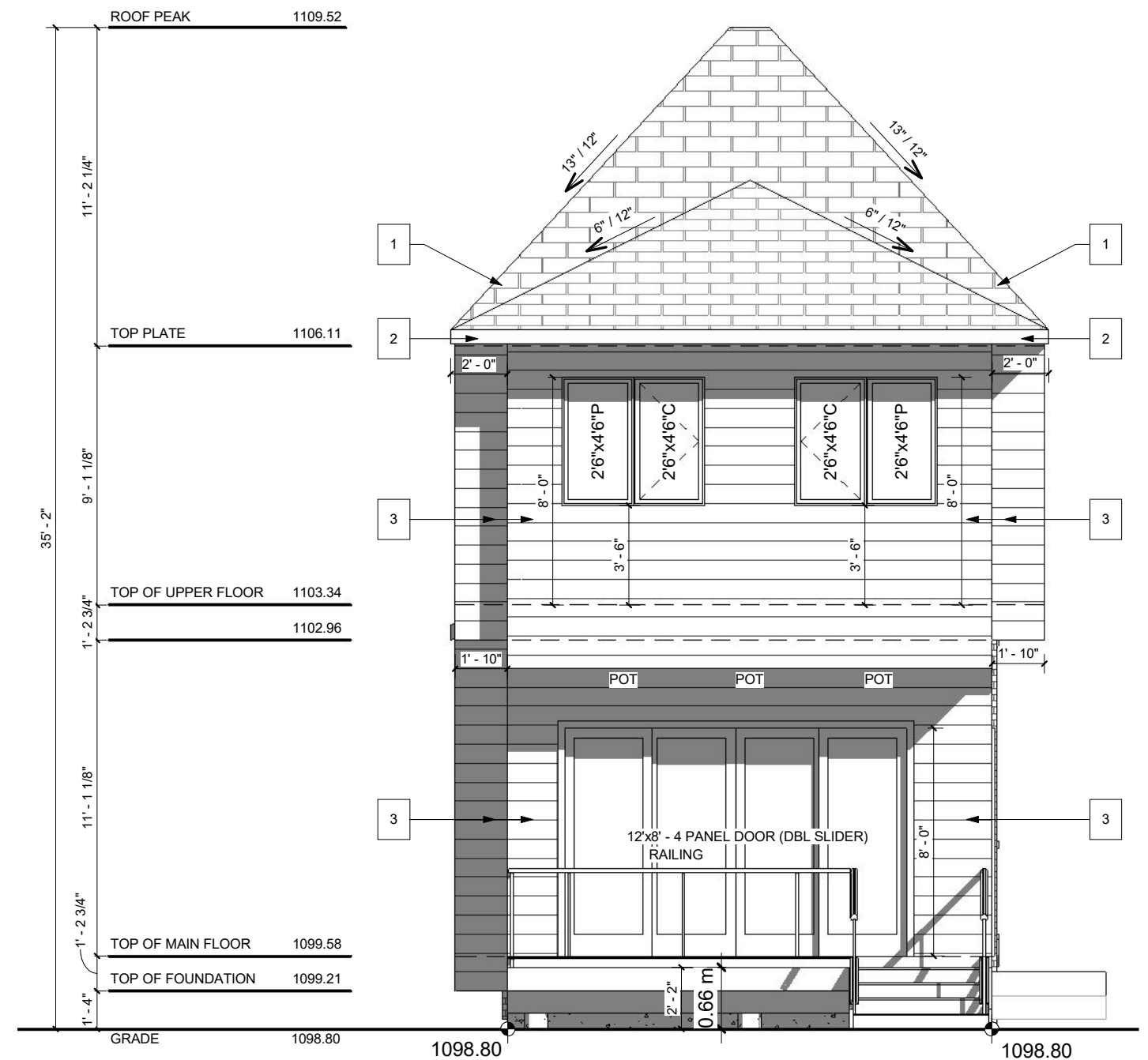
**EXTERIOR FINISHES:**

- |                         |                                  |                    |
|-------------------------|----------------------------------|--------------------|
| 1 ASPHALT SHINGLES      | 4 VERTICAL HARDIE FINISH - BLACK | 7 CONCRETE PARGING |
| 2 6" ALUMNIMUM FASCIA   | 5 BRICK FINISH - WHITE           |                    |
| 3 HARDIE FINISH - BLACK | 6 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)



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



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

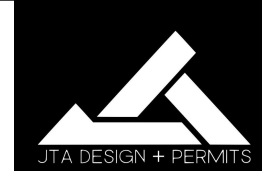
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05.	--	--	--

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<b>PROJECT:</b>	NEW HOME
<b>STATUS:</b>	-
<b>SIGNATURES:</b>	X
<b>PRINTED:</b>	2026-02-20 8:54:11 AM



<b>PROJECT NAME:</b> 1604 22 ST N.W. CALGARY, ALBERTA	
<b>DESIGNER:</b> JT	<b>JOB #:</b> 130 - 26
<b>SCALE:</b> AS SHOWN	<b>SHEET:</b> A-2.0

**EXTERIOR FINISHES:**

- |                         |                                  |                    |
|-------------------------|----------------------------------|--------------------|
| 1 ASPHALT SHINGLES      | 4 VERTICAL HARDIE FINISH - BLACK | 7 CONCRETE PARGING |
| 2 6" ALUMNIMUM FASCIA   | 5 BRICK FINISH - WHITE           |                    |
| 3 HARDIE FINISH - BLACK | 6 CAST-IN-PLACE CONCRETE         |                    |

**WINDOW CALCULATION**  
 WALL AREA = 1279.12 SQ. FT.  
 WINDOW AREA = 48.81 SQ. FT.  
 TOTAL: 48.81 / 1279.12 = 3.82%

**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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**PROJECT:**

NEW HOME

**STATUS:**

-

**SIGNATURES:**

X

PRINTED: 2026-02-20 8:54:11 AM



**PROJECT NAME:**

1604 22 ST N.W.  
 CALGARY, ALBERTA

DESIGNER: JT

JOB #: 130 - 26

SCALE: AS SHOWN

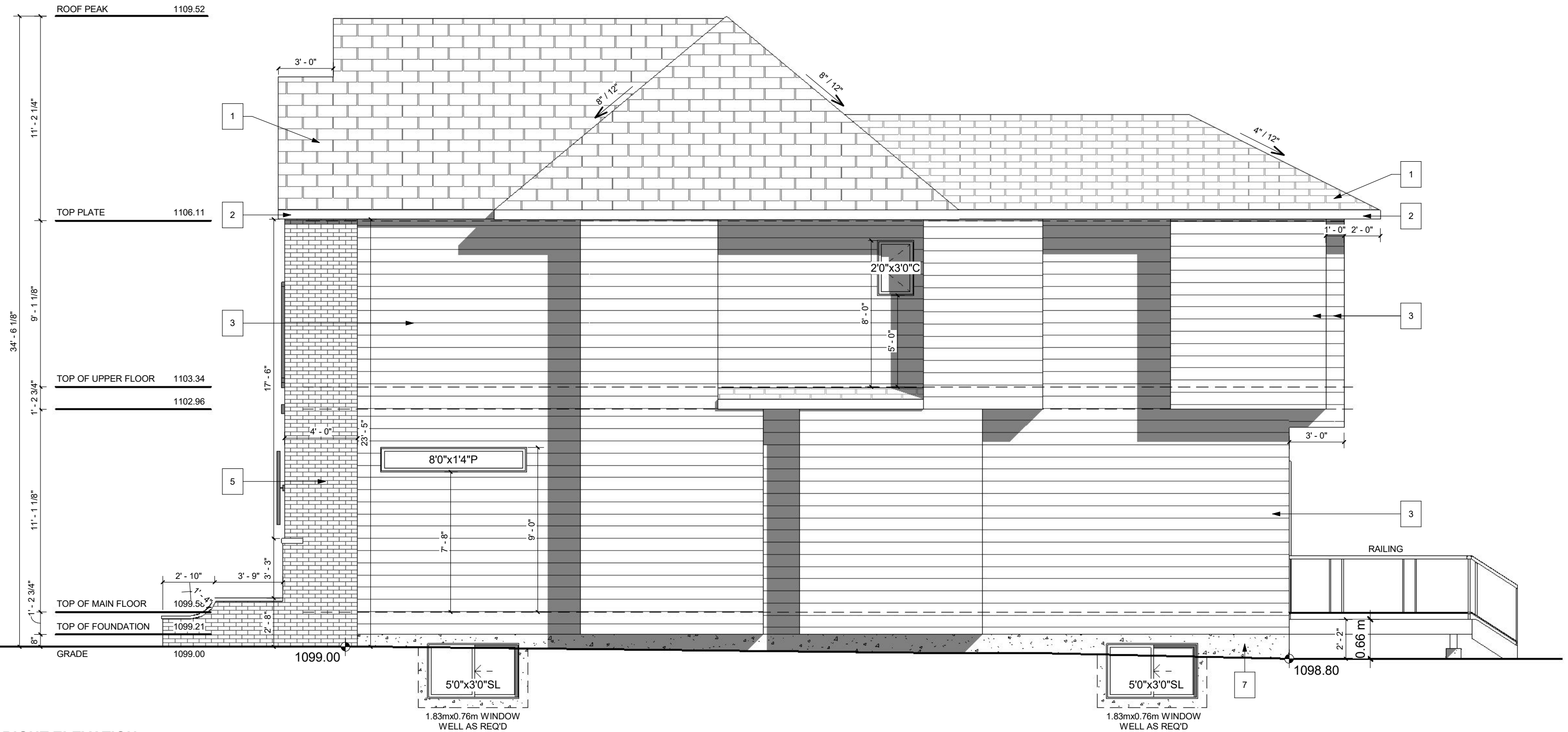
SHEET: A-2.1

**EXTERIOR FINISHES:**

- |                         |                                  |                    |
|-------------------------|----------------------------------|--------------------|
| 1 ASPHALT SHINGLES      | 4 VERTICAL HARDIE FINISH - BLACK | 7 CONCRETE PARGING |
| 2 6" ALUMNIMUM FASCIA   | 5 BRICK FINISH - WHITE           |                    |
| 3 HARDIE FINISH - BLACK | 6 CAST-IN-PLACE CONCRETE         |                    |

**WINDOW CALCULATION**  
 WALL AREA = 1307.31 SQ. FT.  
 WINDOW AREA = 22.81 SQ. FT.  
 TOTAL: 22.81 / 1307.31 = 1.74%

**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:**  
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**ISSUES:**

NO.	DATE(D/M/Y)	DETAIL	BY
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02.	--	--	--
03.	--	--	--
04.	--	--	--
05.	--	--	--

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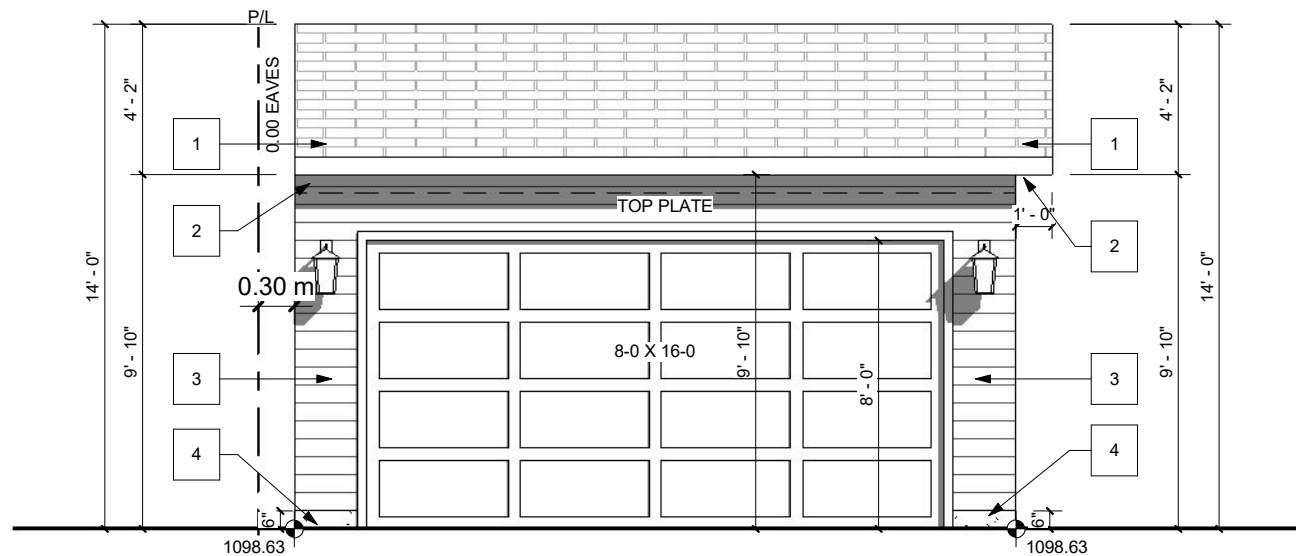
**PROJECT:** NEW HOME  
**STATUS:** -  
**SIGNATURES:** X  
**PRINTED:** 2026-02-20 8:54:12 AM



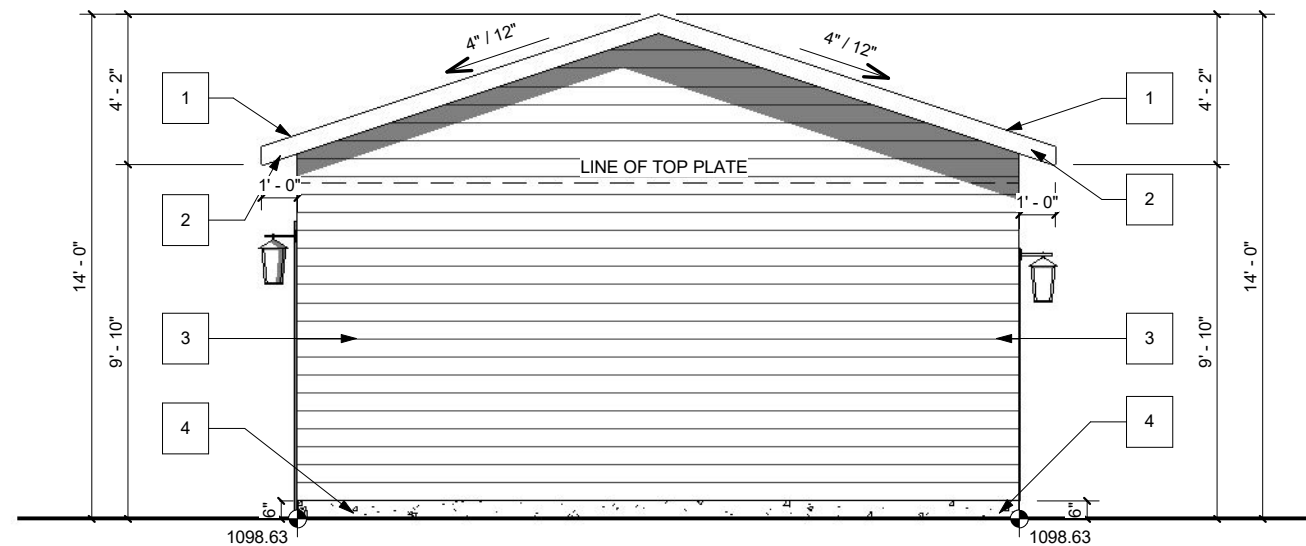
**PROJECT NAME:** 1604 22 ST N.W. CALGARY, ALBERTA  
**DESIGNER:** JT **JOB #:** 130 - 26  
**SCALE:** AS SHOWN **SHEET:** A-2.2

**EXTERIOR FINISHES:**

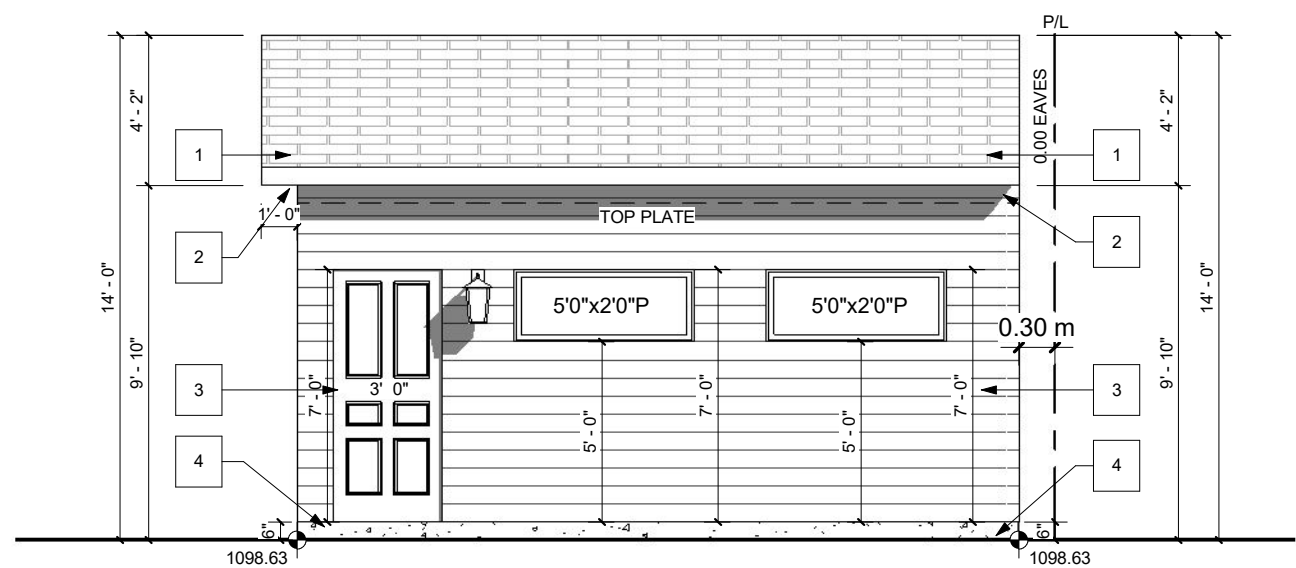
- 1 ASPHALT SHINGLES
- 2 8" ALUMNIMUM FASCIA
- 3 SIDING FINISH
- 4 CONC. PARGING



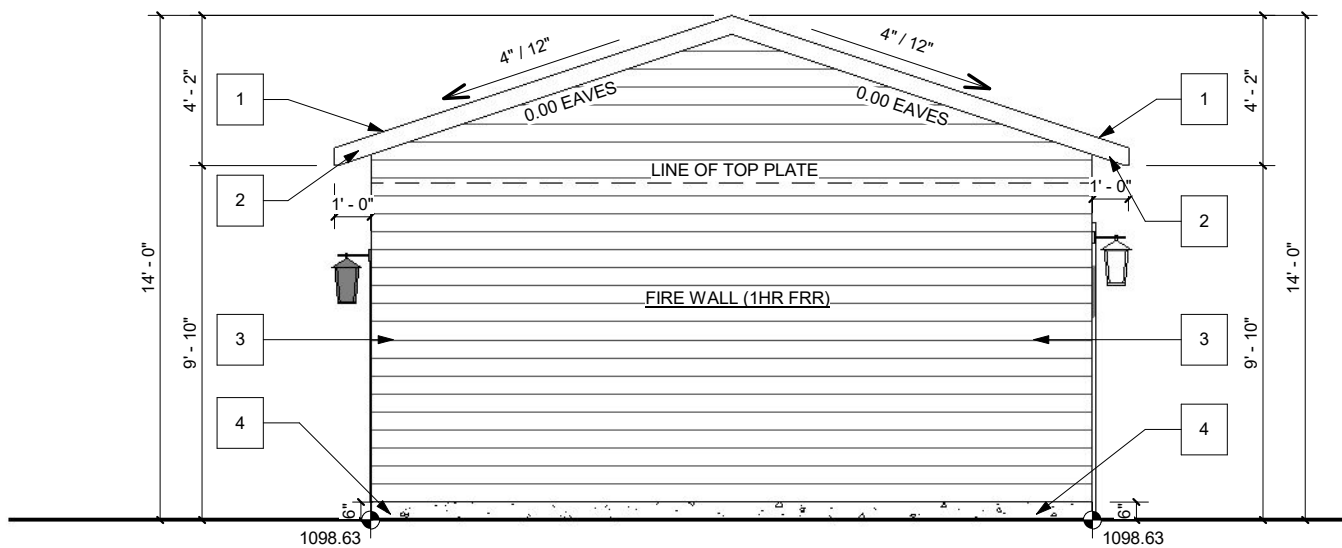
**GARAGE FRONT - BACK LANE**  
SCALE: 3/16" = 1'-0"



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



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



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

PROJECT NOTES:

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**ISSUES:**

NO.	DATE(D/M/Y)	DETAIL	BY
01.	18/02/2026	DP PLANS	K.G.
02.	--	--	--
03.	--	--	--
04.	--	--	--
05.	--	--	--



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PROJECT: **NEW HOME**

STATUS: -

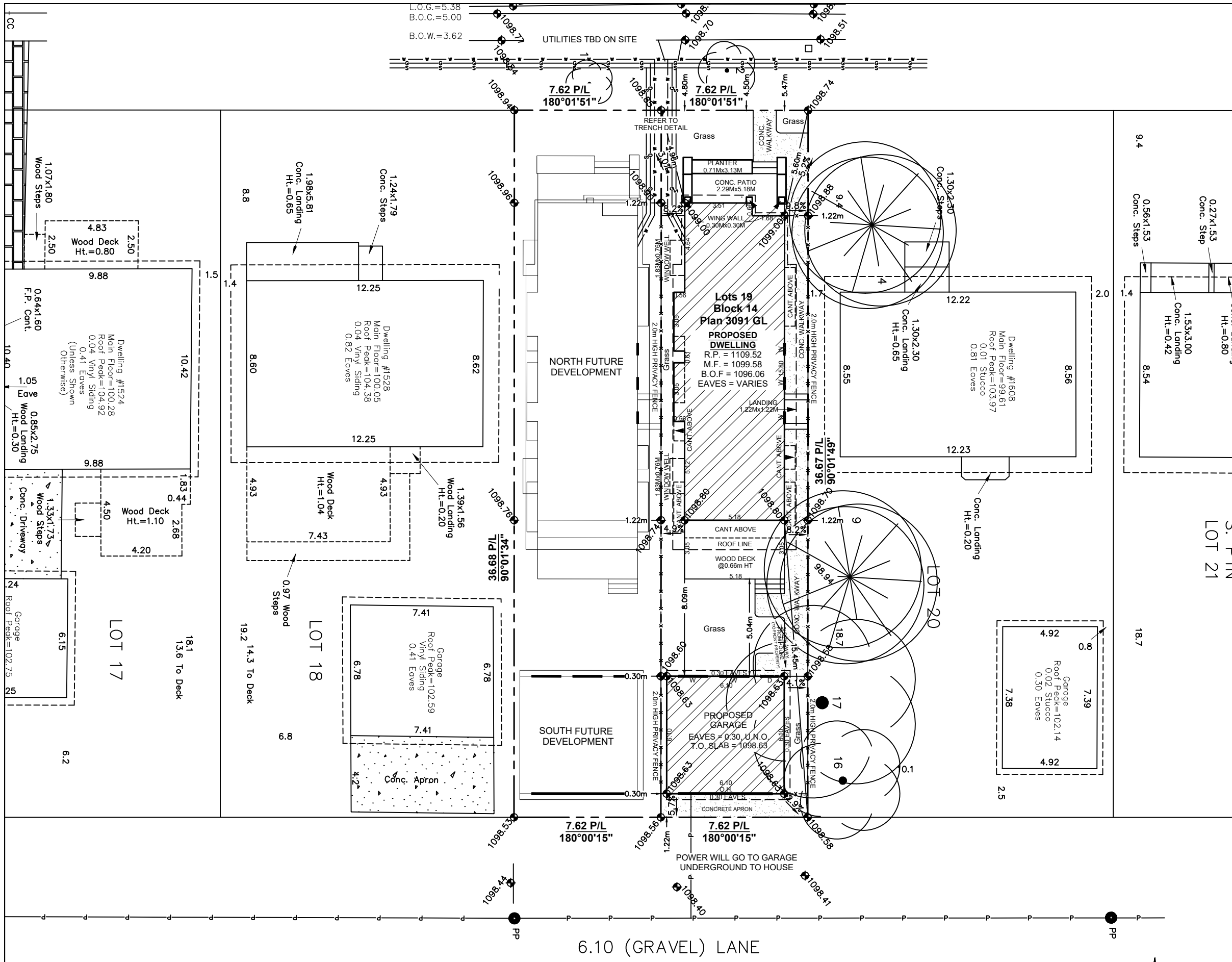
SIGNATURES:  
X \_\_\_\_\_

PRINTED: 2026-02-20 8:54:12 AM

PROJECT NAME:  
1604 22 ST N.W.  
CALGARY, ALBERTA

DESIGNER: JT JOB #: 130 - 26

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
  - X-X- denotes Fence
  - S-S- denotes Sanitary Line
  - ST- denotes Storm Line
  - W- denotes Water Line
  - G- denotes Gas Line
  - denotes Electrical Line
  - 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-C2 Residential  
 Contextual One/Two

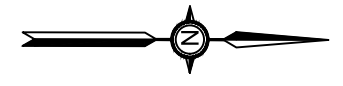
SCALE 1:200

LEGAL DESCRIPTION:

Lots 19  
 Block 14  
 Plan 3091 GL  
 MUNICIPAL ADDRESS:  
 1604 22 ST N.W.  
 Calgary, Alberta

LOT COVERAGE DETAIL:  
 (SINGLE LOT AND HOUSE)

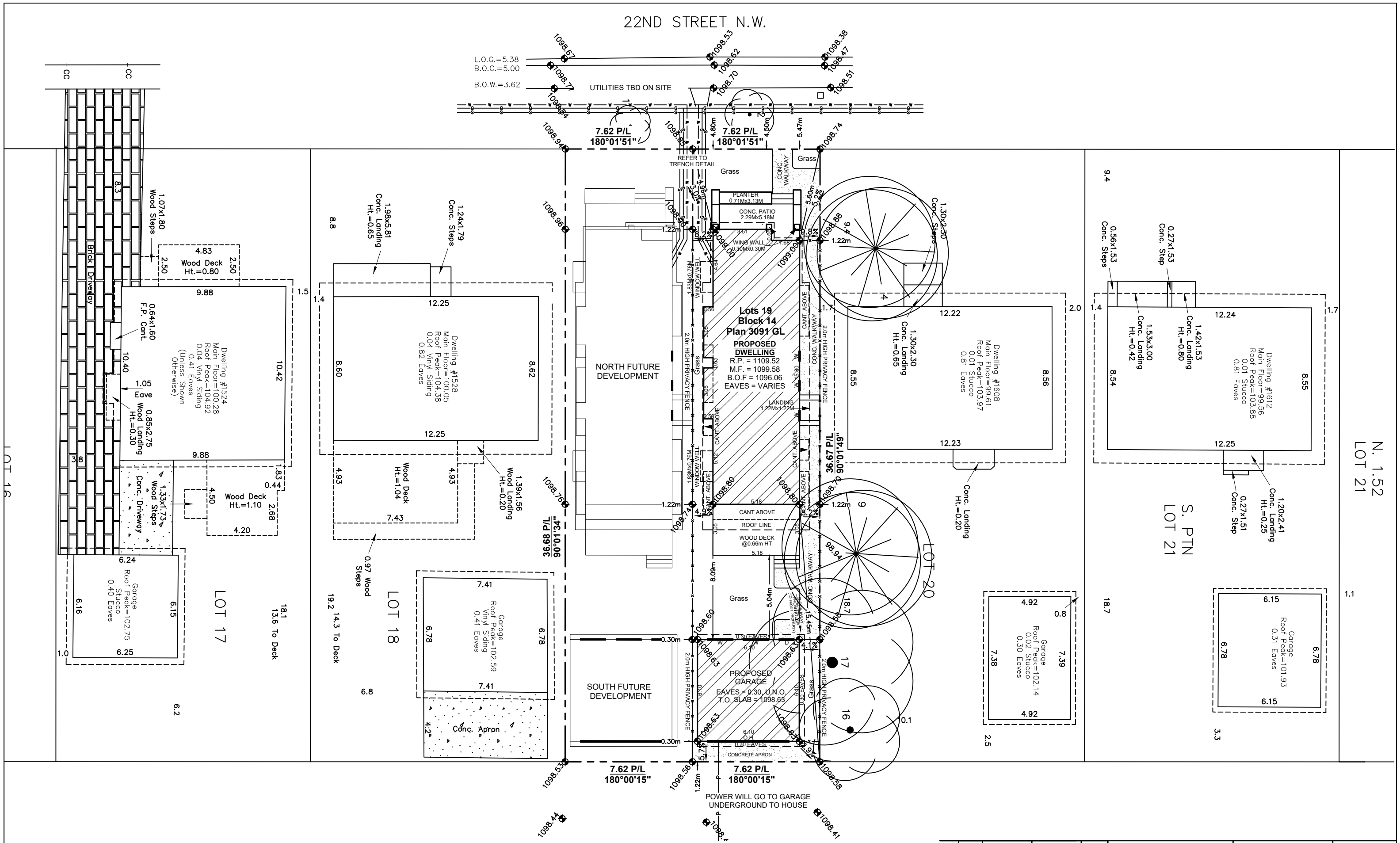
LOT SIZE: 279.459 SQ M  
 HOUSE SIZE: 87.484 SQ M  
 COVERED PORCH: 0.00 SQ M  
 CANT.: 3.406 SQ M  
 GARAGE: 37.161 SQ M  
 WING WALL: 0.279 SQ M  
 TOTAL: 124,924/279.459  
 = 44.70%



SITE/BLOCK PLAN  
 SCALE: 1:200

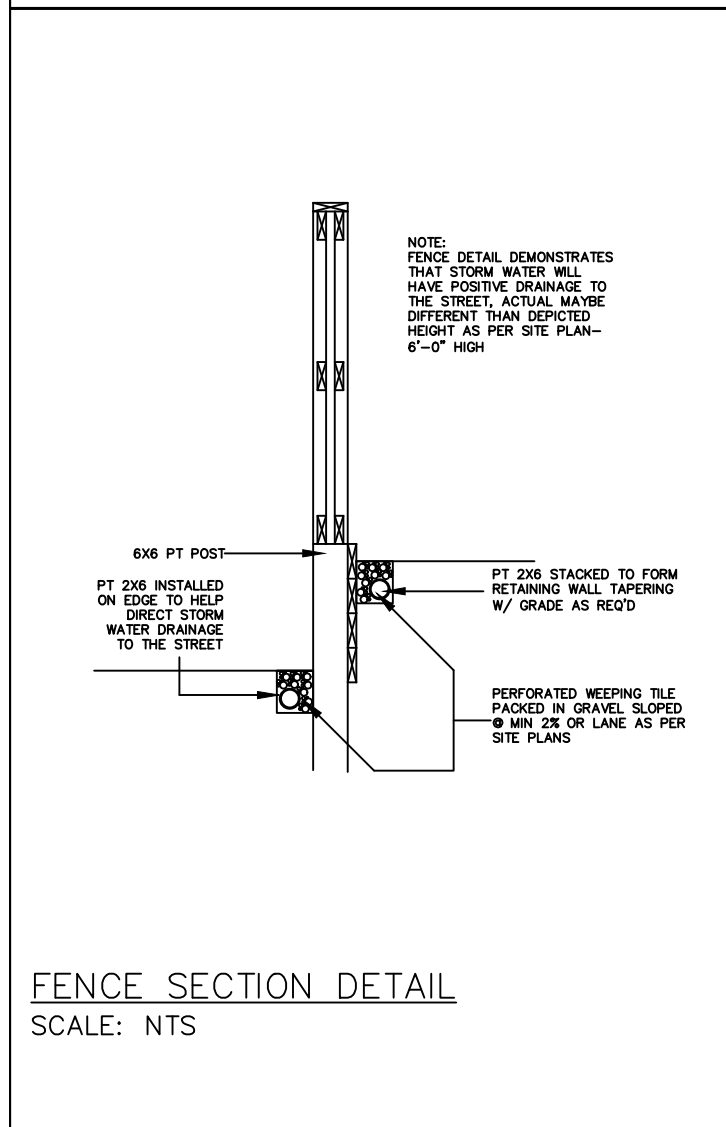
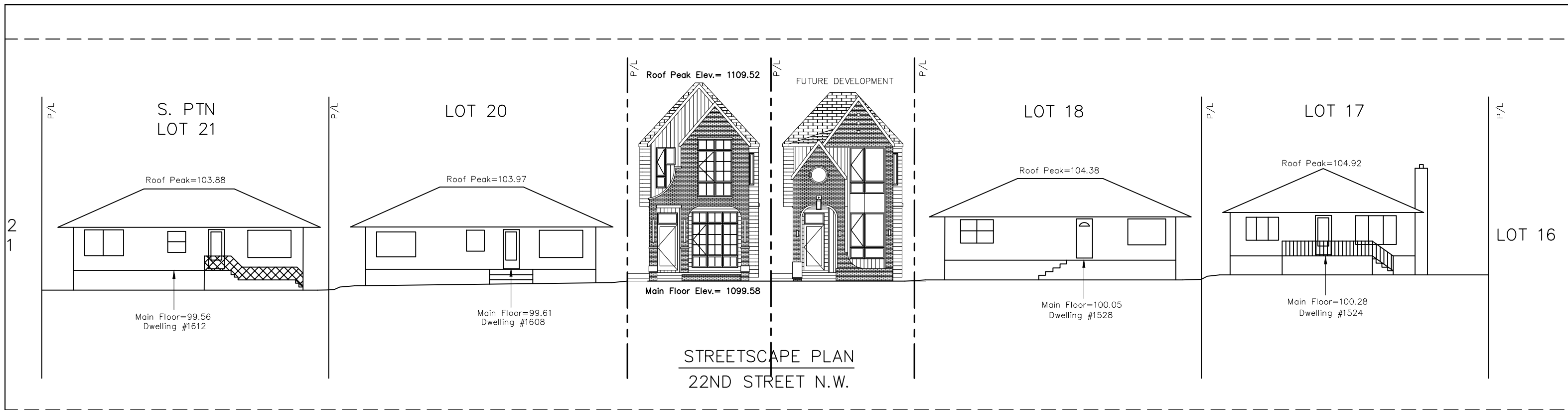
NO.	DATE (D/M/Y)	DETAIL	BY	PROJECT NAME AND ADDRESS:	PROJECT:	SCALE:
01.	18.02.2026	DP SITEPLAN	K.G.	1604 22 ST N.W. Calgary, Alberta	SINGLE FAMILY	1: 200
02.				Lots 19 Block 14 Plan 3091 GL	DATE:	DIVISION NUMBER
03.					18 FEB. 2025	S 01
04.						

22ND STREET N.W.



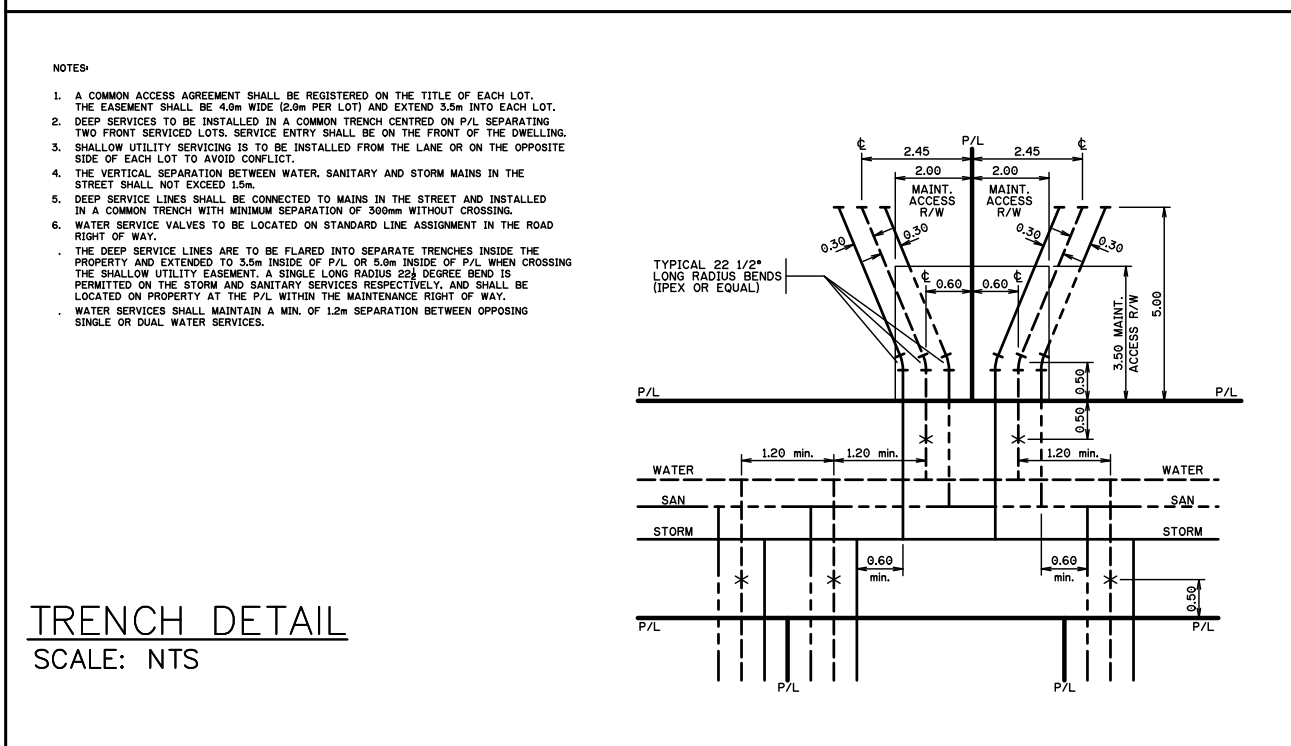
SITE/BLOCK PLAN  
 SCALE: 1:200

NO.	DATE (D/M/Y)	DETAIL	BY	PROJECT NAME AND ADDRESS:	PROJECT:	SCALE:
01.	18.02.2026	DP SITEPLAN	K.G.	1604 22 ST N.W. Calgary, Alberta	SINGLE FAMILY	1: 200
02.				Lots 19 Block 14 Plan 3091 GL	DATE:	DIVISION NUMBER
03.					18 Feb. 2026	S 01
04.						



SINGLE FAMILY SQFT.

	NEW HOME
<b>GARAGE</b>	<b>400.00 SQ FT</b>
<b>BASEMENT</b>	<b>918.00 SQ FT</b>
<b>MAIN FLOOR</b>	<b>941.67 SQ FT</b>
<b>UPPER FLOOR</b>	<b>1039.58 SQ FT</b>
<b>TOTAL AREA</b>	<b>1982.33 SQ FT</b>



TREE DATA

TREE	Type	Canopy	Height	Diameter	Disposition
1	Deciduous	2.4	3	0.08	To Stay
2	Deciduous	3	3	Clump.	To Stay
3	Deciduous	4	4	0.50	To Be Removed
4	Coniferous	8.8	10	0.60	To Stay
5	Deciduous	2.6	2.5	Clump.	To Be Removed
6	Deciduous	4	2.5	Clump.	To Be Removed
7	Deciduous	8	9	0.35	To Be Removed
8	Deciduous	6.6	5	0.45	To Be Removed
9	Coniferous	9	10	0.60	To Stay
10	Deciduous	4	1.5	Clump.	To Be Removed
11	Deciduous	6	4.5	0.25	To Be Removed
12	Deciduous	3	3	Clump.	To Be Removed
13	Deciduous	2	3.5	0.05	To Be Removed
14	Deciduous	2	3.5	0.05	To Be Removed
15	Deciduous	5	6	0.15	To Be Removed
16	Deciduous	6	3.5	Clump.	To Stay
17	Deciduous	10	11	0.45	To Stay
18	Coniferous	2	2.5	Clump.	To Be Removed
19	Coniferous	2	2.5	Clump.	To Be Removed

NO.	DATE (D/M/Y)	DETAIL	BY	PROJECT NAME AND ADDRESS:	PROJECT:	SCALE:
01.	18.02.2026	DP SITEPLAN	K.G.	1604 22 ST N.W. Calgary, Alberta	SINGLE FAMILY	AS SHOWN
02.				Lots 19 Block 14 Plan 3091 GL		
03.					DATE: 18th Feb. 2026	DIVISION NUMBER: S 02
04.						