DRAWING LIST

A-0 DRAWING LIST, SCOPE OF WORK, SITE PLAN

A-1.0 EXISTING MAIN FLOOR PLAN

A-1.1 PROPOSED MAIN FLOOR PLAN

A-1.2 EXISTING BASEMENT

A-1.3 PROPOSED BASEMENT

A-1.4 PROPOSED ROOF PLAN

A-2.0 EXISTING & PROPOSED ELEVATION - FRONT

A-2.1 EXISTING & PROPOSED ELEVATION - RIGHT

A-2.2 EXISTING & PROPOSED ELEVATION - REAR

A-2.3 EXISTING & PROPOSED ELEVATION - LEFT

SCOPE OF WORK

- SITE PLAN TO BE MODIFIED
- FLOOR PLAN TO BE MODIFIED
- ELEVATIONS TO BE REDESIGNED
- ROOF STRUCTURE TO BE REPLACED

BUILDING INFORMATION

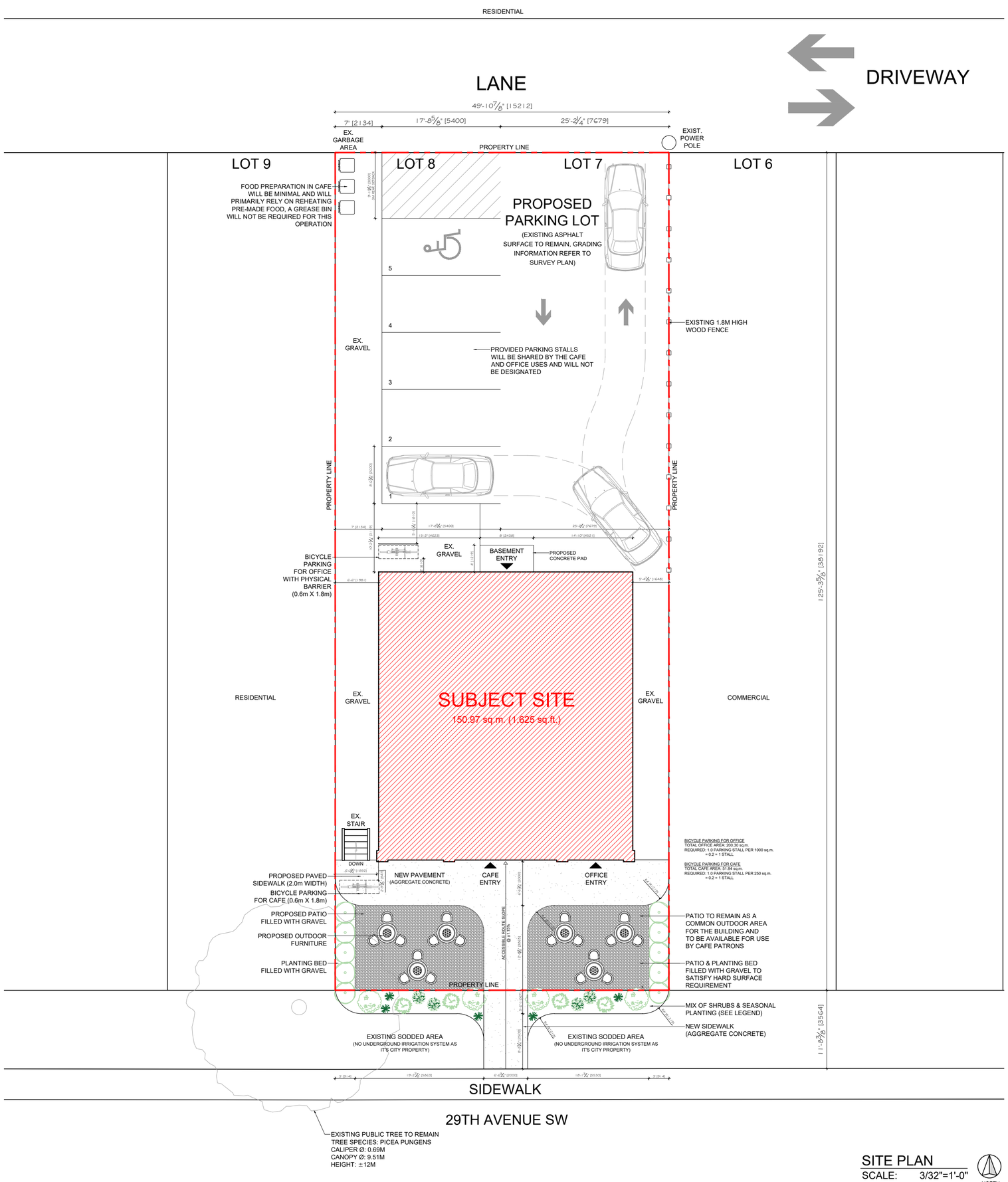
ADDRESS:
1516 29 AVE SW, CALGARY AB

LEGAL DESCRIPTION:
PLAN 4479P ; BLK 27 ; LOT 7-8

LAND USE
C-COR1
(C-COR1f1.0h12)

PROPOSED USE:
CAFE & OFFICE

BUSINESS AREA:
1526 sq.ft. (MAIN FLOOR)
1526 sq.ft. (BASEMENT)



SITE PLAN
SCALE: 3/32"=1'-0"

NORTH

VISTA DRAFTING CONSULTING INC.
401, 3007 - 14th STREET SW
CALGARY, AB, T2T 3V6
admin@vistadc.ca

Notes

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ISSUED ON SEP 11, 2026 FOR DP DTR 1

PLAN 4479P
BLOCK 27
LOT 7&8

Revisions

No.	Description	Date
0	ISSUED FOR DP	MAR 13, 26
1	ISSUED FOR DP REV 1	JUN 15, 26
2	ISSUED FOR DP DTR 1	SEP 11, 26

Project

1516 29 AVE SW

1516 29 AVE SW, CALGARY AB T2T 1M3

Drawing Title

DRAWING LIST, SCOPE OF WORK, BUILDING INFO., SITE PLAN

Drawn By: M. T.
Date: SEP 2026
Designed By: A. N.
Scale: AS SHOWN
Job Number: -
Drawing Number: A - 0.1
Rev. No.: 2

EX. STAIR

DOWN

PROPOSED PAVED SIDEWALK (2.0m WIDTH)

BICYCLE PARKING FOR CAFE (0.6m X 1.8m)

PROPOSED PATIO FILLED WITH GRAVEL

PROPOSED OUTDOOR FURNITURE

PLANTING BED FILLED WITH GRAVEL

6'-2½" [1892]

2'-9⅜" [847]

NEW PAVEMENT (AGGREGATE CONCRETE)

CAFE ENTRY

OFFICE ENTRY

ACCESSIBLE ROUTE SLOPE @ ±1.15%

6'-6¾" [2000]

12'-8⅜" [3865]

3'-6" [1067]

8'-2¾" [2509]

R4' [R] 2' [9]

PROPERTY LINE

EXISTING SODDED AREA
(NO UNDERGROUND IRRIGATION SYSTEM AS IT'S CITY PROPERTY)

EXISTING SODDED AREA
(NO UNDERGROUND IRRIGATION SYSTEM AS IT'S CITY PROPERTY)

3' [914]

19'-2⅞" [5863]

6'-6¾" [2000]

18'-1¾" [5530]

3' [914]

SIDEWALK

29TH AVENUE SW

EXISTING PUBLIC TREE TO REMAIN
TREE SPECIES: PICEA PUNGENS
CALIPER Ø: 0.69M
CANOPY Ø: 9.51M
HEIGHT: ±12M

BICYCLE PARKING FOR OFFICE
TOTAL OFFICE AREA: 200.30 sq.m.
REQUIRED: 1.0 PARKING STALL PER 1000 sq.m.
= 0.2 = 1 STALL

BICYCLE PARKING FOR CAFE
TOTAL CAFE AREA: 51.84 sq.m.
REQUIRED: 1.0 PARKING STALL PER 250 sq.m.
= 0.2 = 1 STALL

PATIO TO REMAIN AS A COMMON OUTDOOR AREA FOR THE BUILDING AND TO BE AVAILABLE FOR USE BY CAFE PATRONS

PATIO & PLANTING BED FILLED WITH GRAVEL TO SATISFY HARD SURFACE REQUIREMENT

MIX OF SHRUBS & SEASONAL PLANTING (SEE LEGEND)

NEW SIDEWALK (AGGREGATE CONCRETE)

ENLARGED SITE PLAN - PATIO
SCALE: 1/4"=1'-0"

NORTH

COTONEASTER HEDGE
(MIN HEIGHT / SPREAD: 0.6M)



HYDRANGEA
(MIN HEIGHT / SPREAD: 0.6M)



WHITE POTENTILLA
(MIN HEIGHT / SPREAD: 0.6M)



SILVER WILLOW
(MIN HEIGHT / SPREAD: 0.6M)



JUNIPER CALGARY CARPET
(MIN HEIGHT / SPREAD: 0.6M)



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ISSUED ON SEP 11, 2026 FOR DP DTR 1

PLAN 4479P
BLOCK 27
LOT 7&8

Revisions

No.	Description	Date
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Project

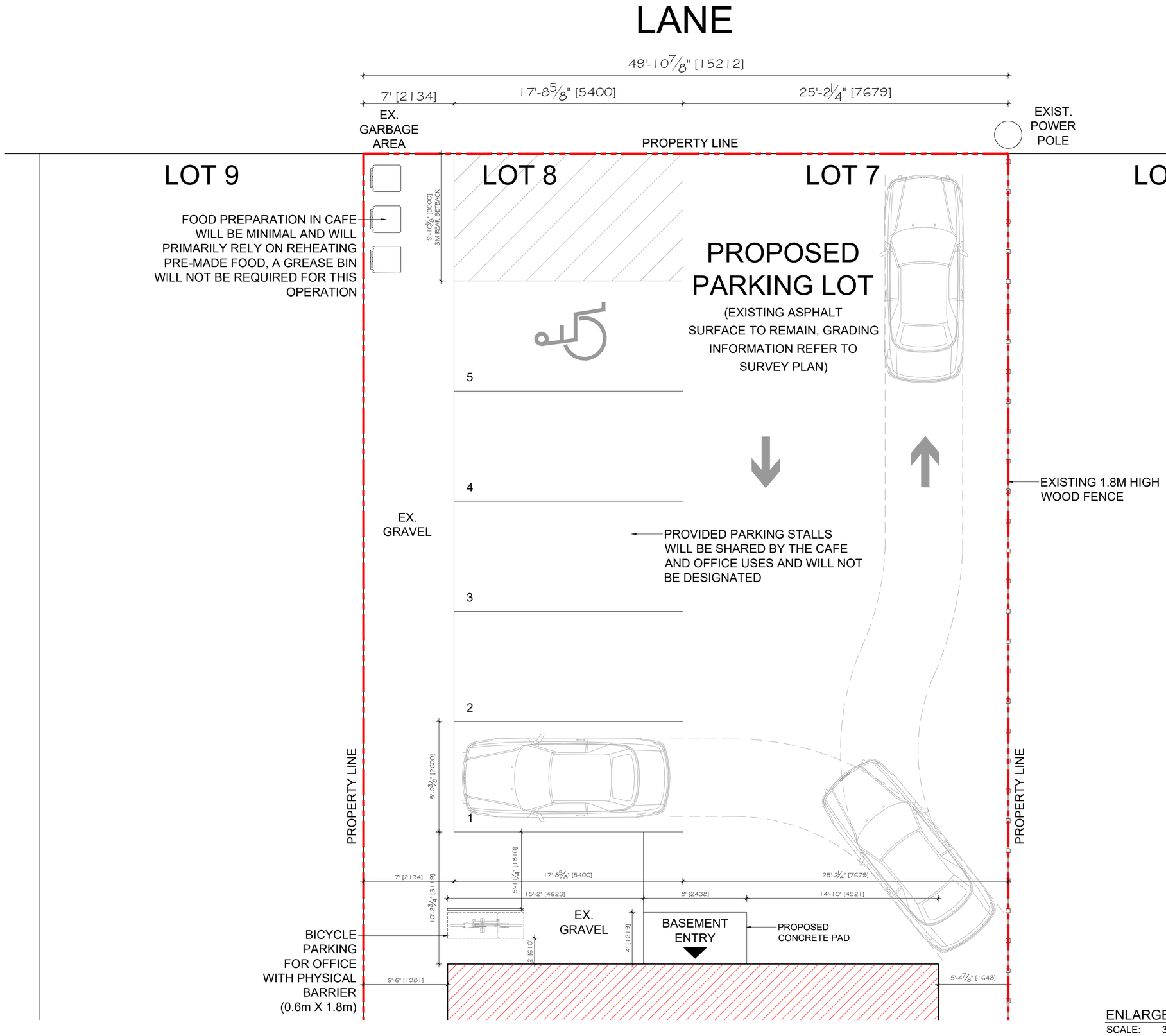
1516 29 AVE SW

1516 29 AVE SW, CALGARY AB T2T 1M3

Drawing Title

ENLARGED SITE PLAN - PATIO

Drawn By: M. T.
Date: SEP 2026
Designed By: A. N.
Scale: AS SHOWN
Job Number: -
Drawing Number: **A - 0.2**
Rev. No.: 2



ENLARGED SITE PLAN - PARKING
SCALE: 3/16"=1'-0"

NORTH

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ISSUED ON SEP 11, 2026 FOR DP DTR 1

PLAN 4479P
BLOCK 27
LOT 7&8

Revisions

No.	Description	Date
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2	ISSUED FOR DP DTR 1	SEP 11, 26

Project

1516 29 AVE SW

1516 29 AVE SW, CALGARY AB T2T 1M3

Drawing Title

ENLARGED SITE PLAN - PARKING

Drawn By:	M. T.	Date:	SEP 2026
Designed By:	A. N.	Scale:	AS SHOWN
Job Number	-		
Drawing Number	A - 0.3	Rev. No.	2



TYPE 1
DIPKARPAZ LED WALL LIGHT



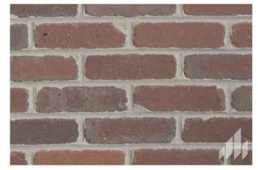
TYPE 2
GOOSENECK LED WALL LIGHT



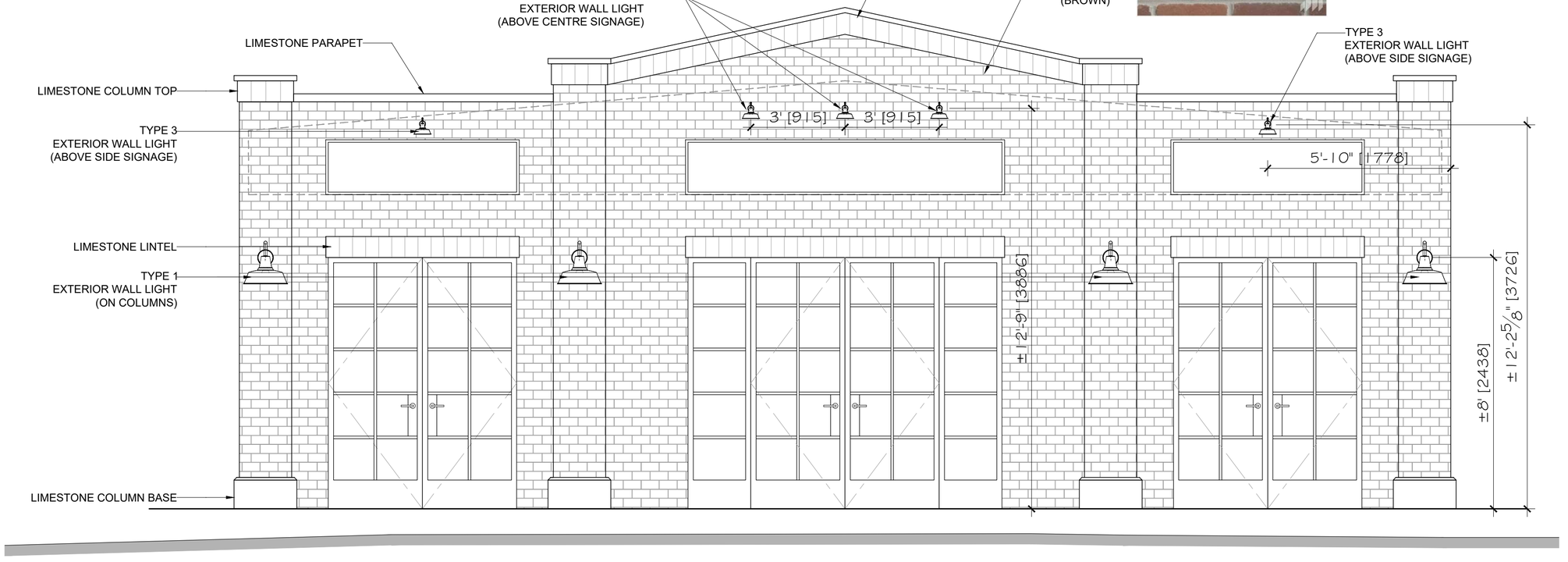
TYPE 3
ENDURANCE WALL LIGHT



PROPOSED
LIMESTONE
SLOPED
PARAPET WALL



PROPOSED
BRICK WALL
(BROWN)



ENLARGED SITE PLAN - PARKING
SCALE: 1/4"=1'-0"

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ISSUED ON SEP 11, 2026 FOR DP DTR 1

PLAN 4479P
BLOCK 27
LOT 7&8

Revisions

No.	Description	Date
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2	ISSUED FOR DP DTR 1	SEP 11, 26

Project

1516 29 AVE SW

1516 29 AVE SW, CALGARY AB T2T 1M3

Drawing Title

LIGHTING & MATERIAL LIST

Drawn By: M. T.
Date: SEP 2026
Designed By: A. N.
Scale: AS SHOWN
Job Number: -
Drawing Number: **A - 1.0**
Rev. No.: 2



RENDERING FOR REFERENCE
SCALE: /

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ISSUED ON SEP 11, 2026 FOR DP DTR 1

PLAN 4479P
BLOCK 27
LOT 7&8

Revisions

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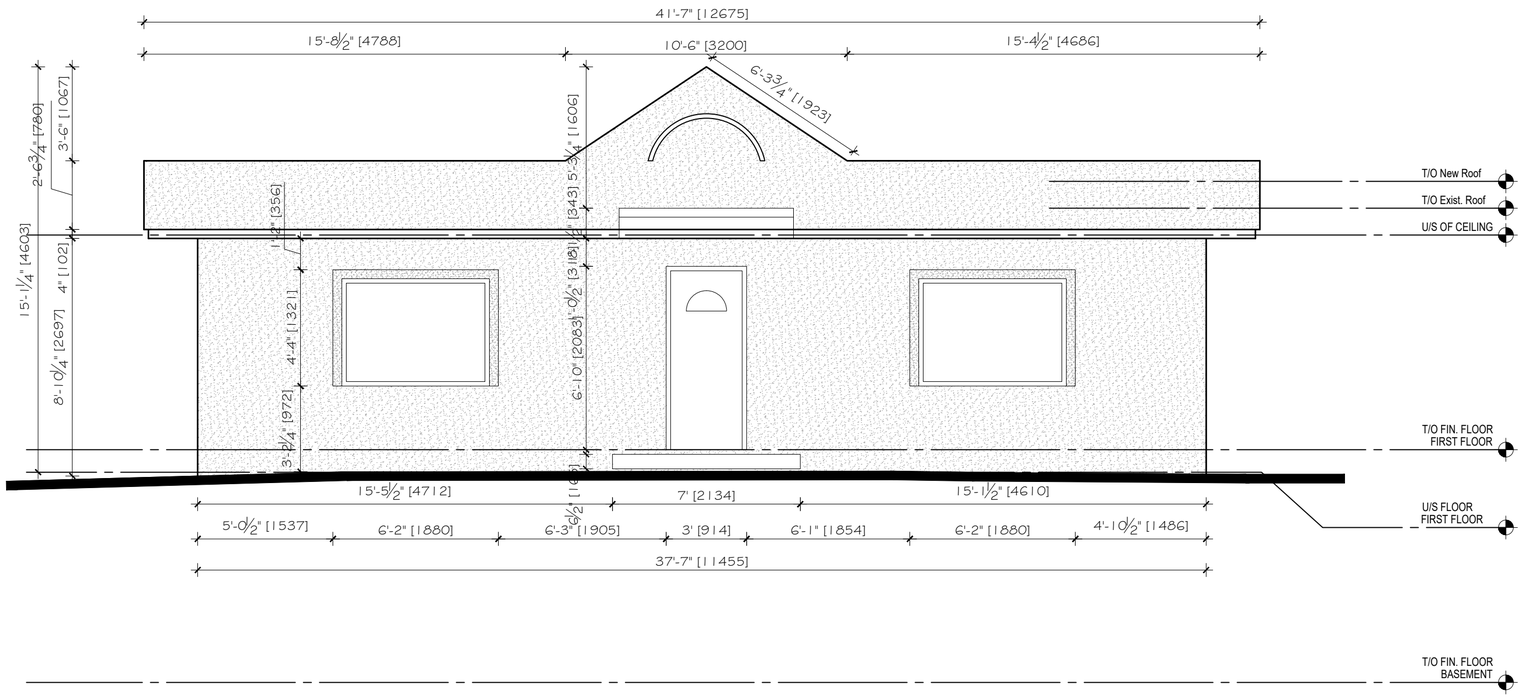
1516 29 AVE SW

1516 29 AVE SW, CALGARY AB T2T 1M3

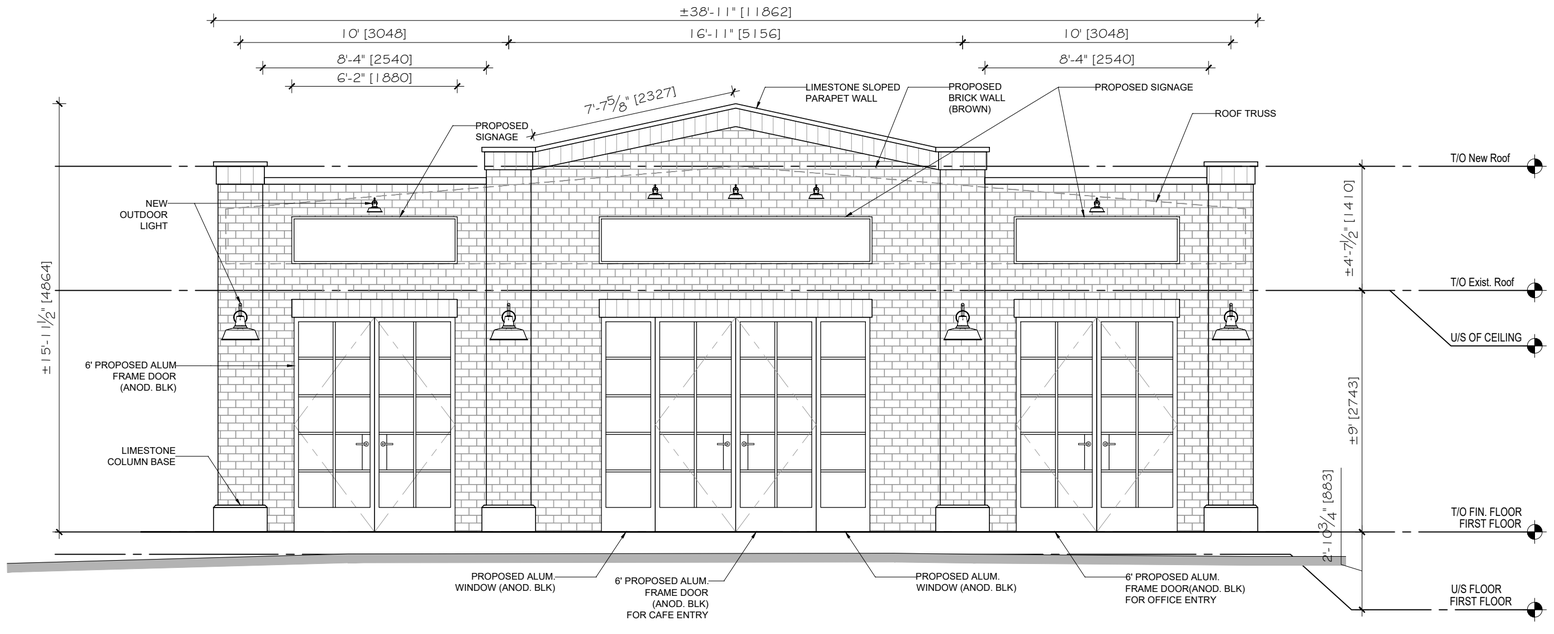
Drawing Title

RENDERING FOR REFERENCE

Drawn By: M. T.
Date: SEP 2026
Designed By: A. N.
Scale: AS SHOWN
Job Number -
Drawing Number **A - 2.0**
Rev. No. 2



EXISTING SOUTH ELEVATION
SCALE: 1/4"=1'-0"



PROPOSED SOUTH ELEVATION
SCALE: 1/4"=1'-0"

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ISSUED ON SEP 11, 2026 FOR DP DTR 1

PLAN 4479P
BLOCK 27
LOT 7&8

Revisions

No.	Description	Date
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2	ISSUED FOR DP DTR 1	SEP 11, 26

Project

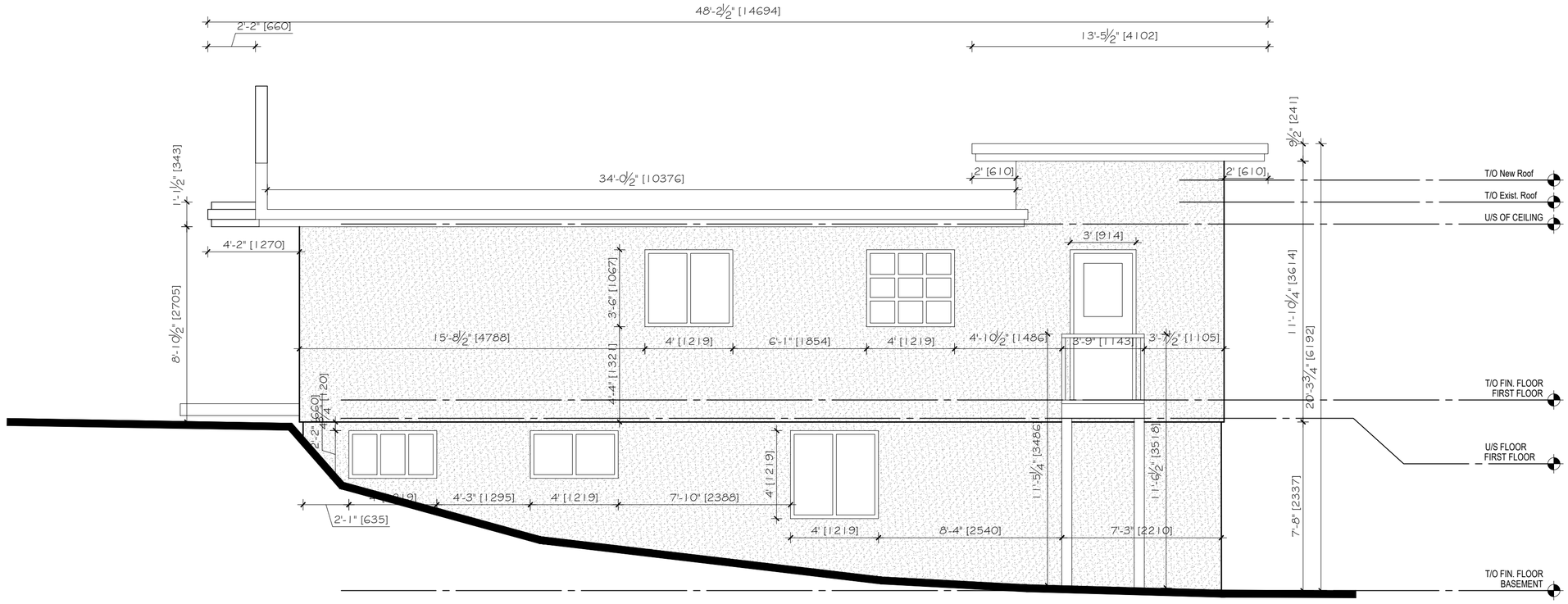
1516 29 AVE SW

1516 29 AVE SW, CALGARY AB T2T 1M3

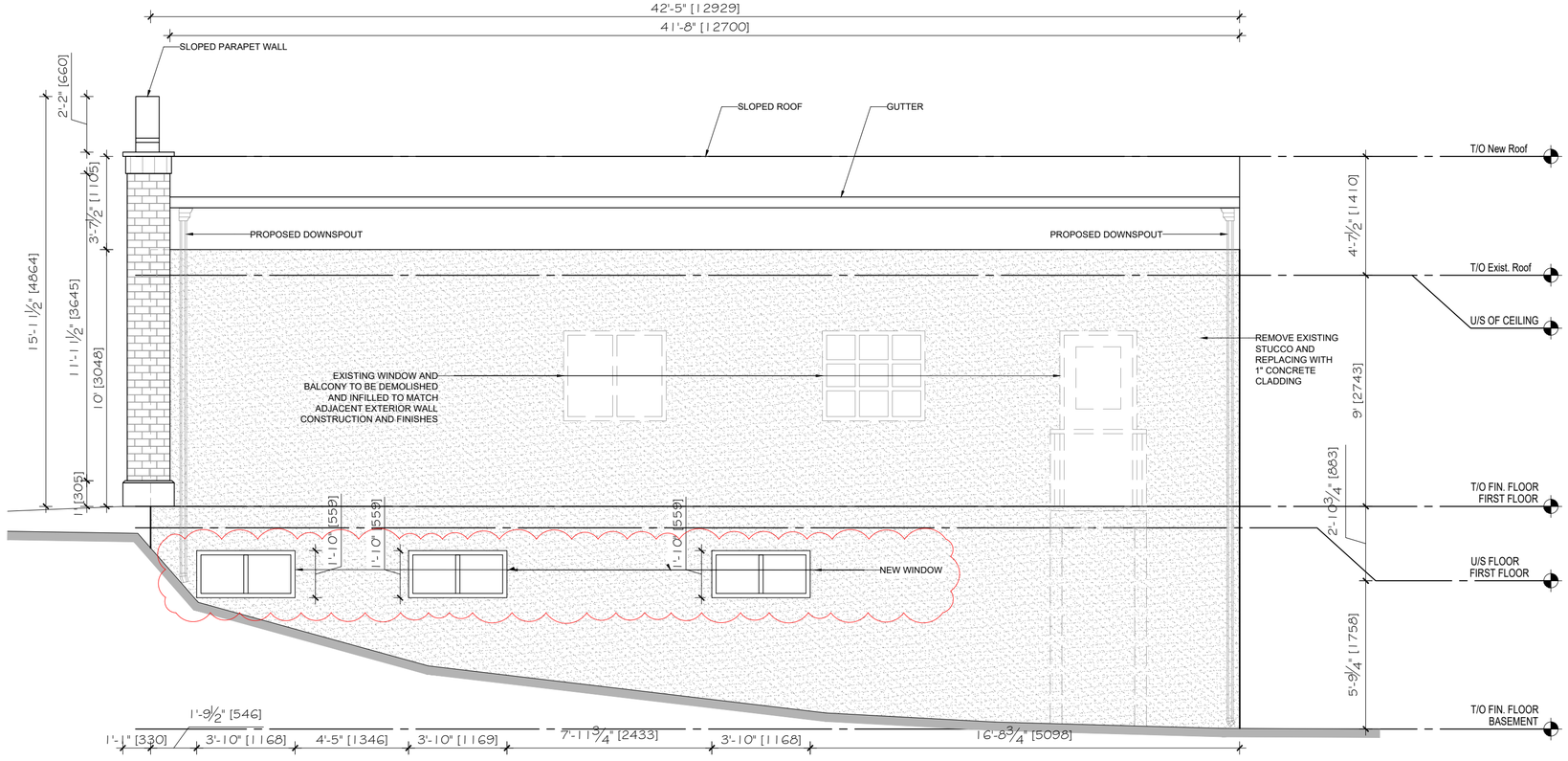
Drawing Title

EXISTING & PROPOSED SOUTH ELEVATION

Drawn By: M. T.
Date: SEP 2026
Designed By: A. N.
Scale: AS SHOWN
Job Number: -
Drawing Number: **A - 4.0**
Rev. No.: 2



EXISTING EAST ELEVATION
SCALE: 1/4"=1'-0"



PROPOSED EAST ELEVATION
SCALE: 1/4"=1'-0"

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ISSUED ON SEP 11, 2026 FOR DP DTR 1

PLAN 4479P
BLOCK 27
LOT 7&8

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No.	Description	Date
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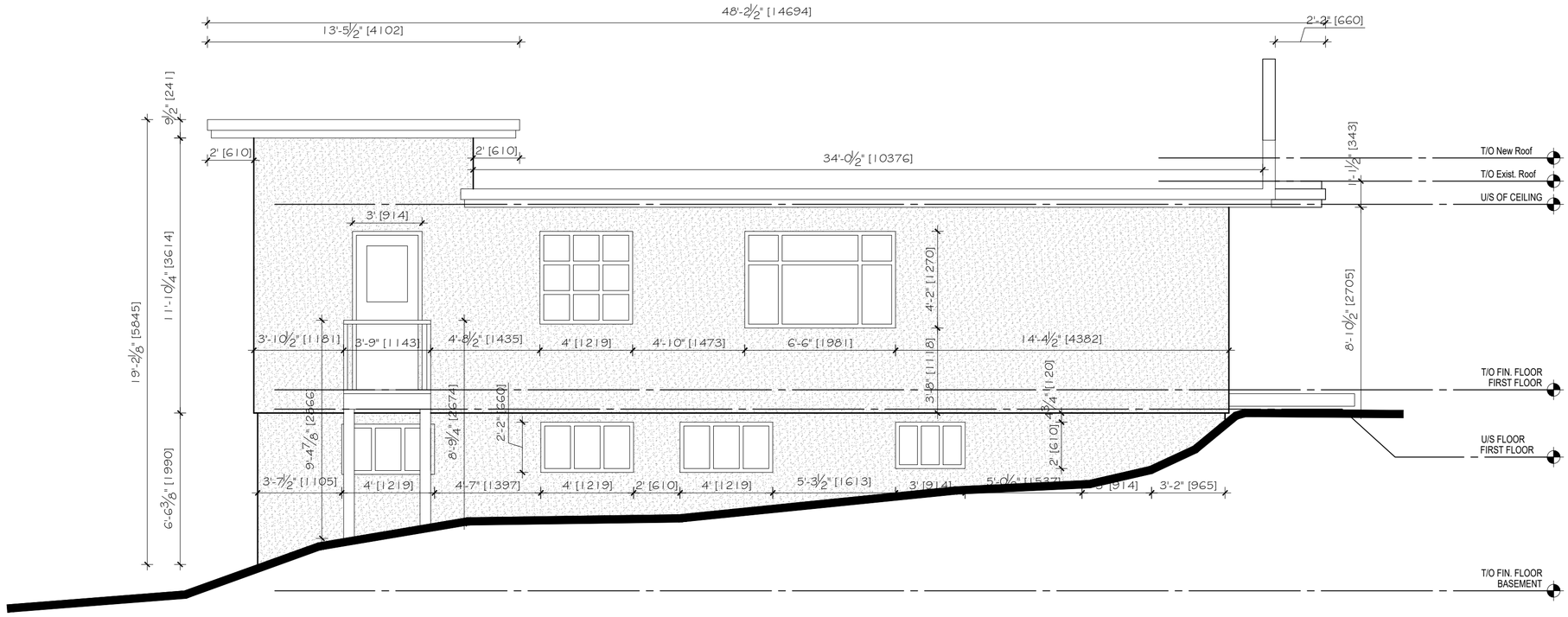
1516 29 AVE SW

1516 29 AVE SW, CALGARY AB T2T 1M3

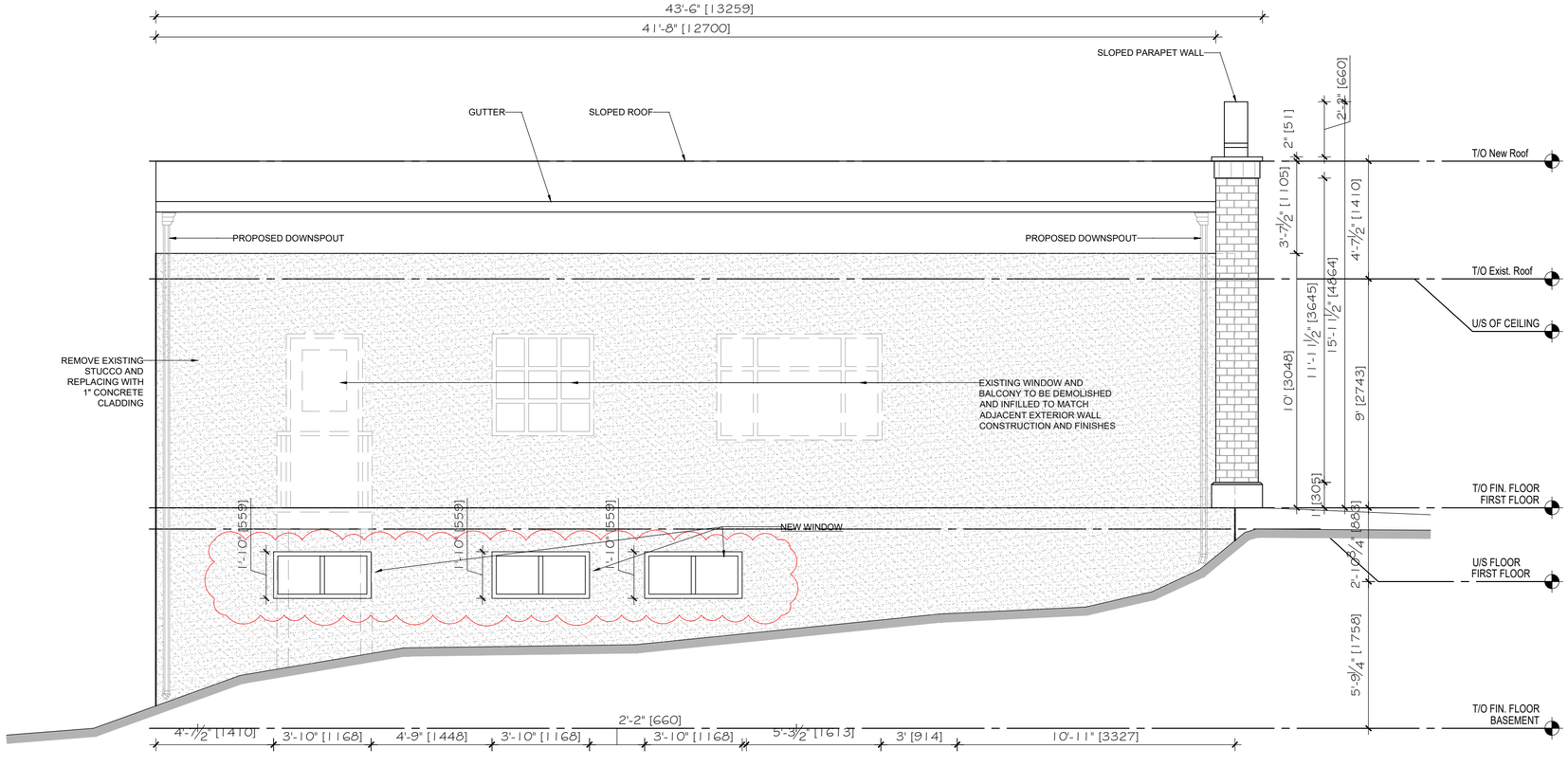
Drawing Title

EXISTING & PROPOSED EAST ELEVATION

Drawn By: M. T.
Date: SEP 2026
Designed By: A. N.
Scale: AS SHOWN
Job Number: -
Drawing Number: **A - 4.1**
Rev. No.: 2



EXISTING WEST ELEVATION
SCALE: 1/4"=1'-0"



PROPOSED WEST ELEVATION
SCALE: 1/4"=1'-0"

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ISSUED ON SEP 11, 2026 FOR DP DTR 1

PLAN 4479P
BLOCK 27
LOT 7&8

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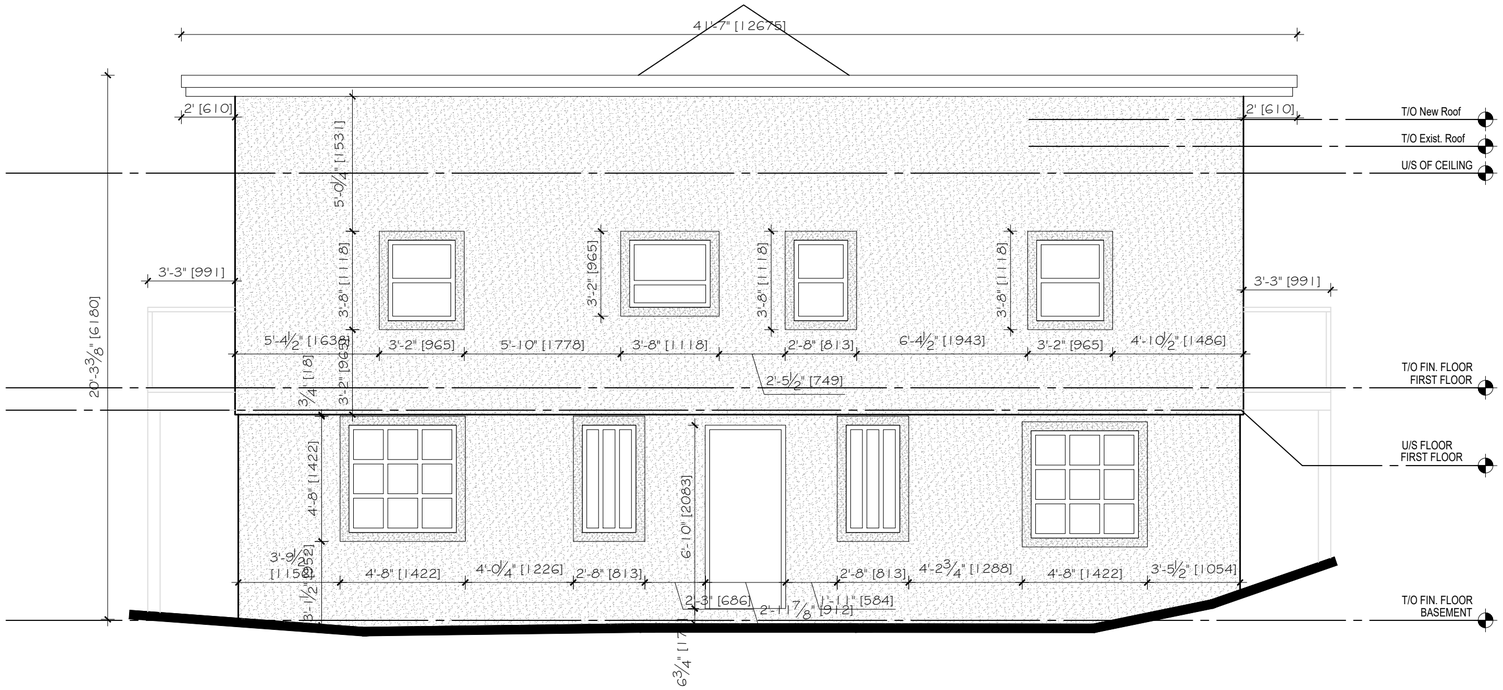
1516 29 AVE SW

1516 29 AVE SW, CALGARY AB T2T 1M3

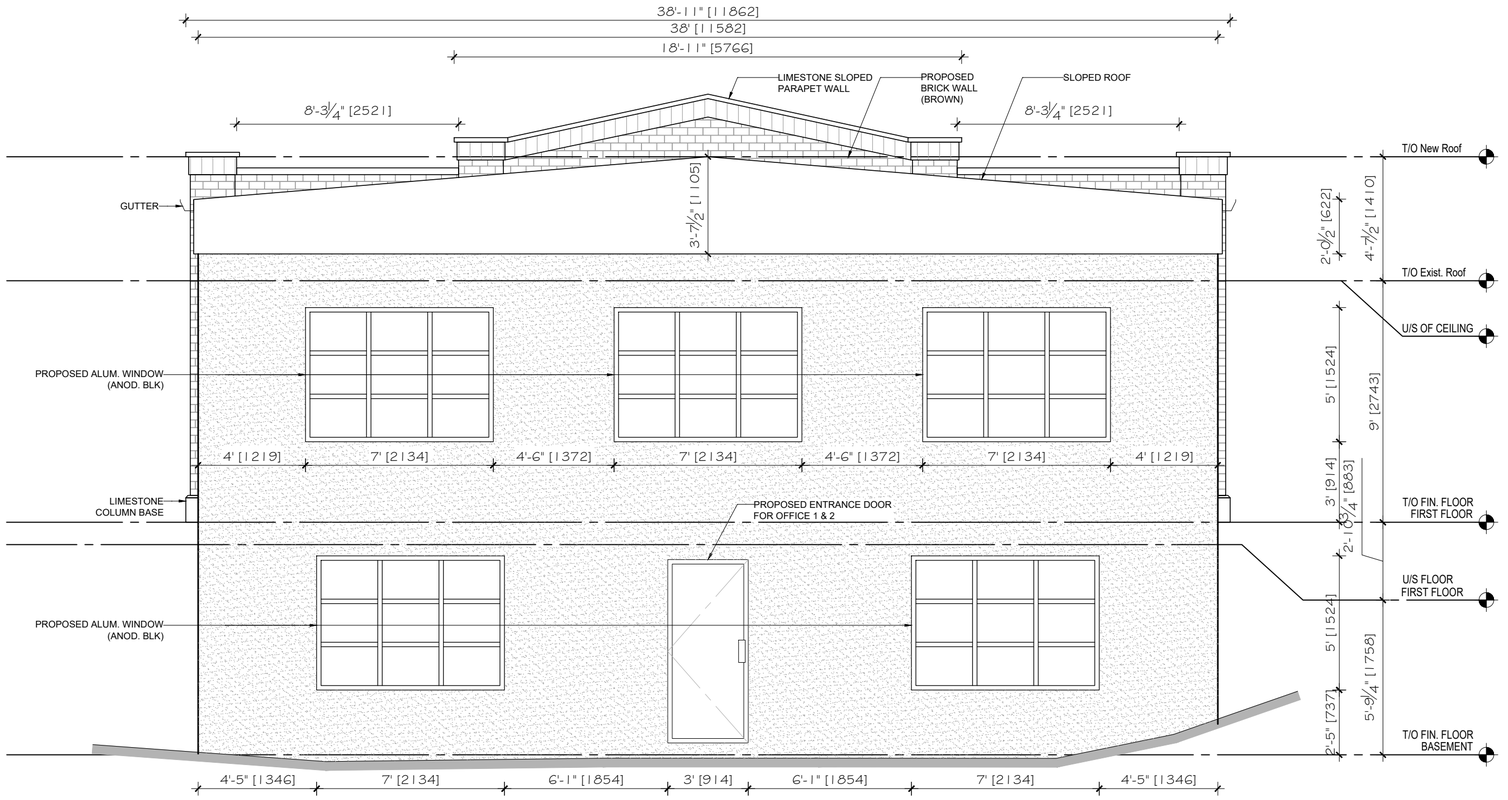
Drawing Title

EXISTING & PROPOSED WEST ELEVATION

Drawn By: M. T.
Date: SEP 2026
Designed By: A. N.
Scale: AS SHOWN
Job Number: -
Drawing Number: **A - 4.2**
Rev. No.: 2



EXISTING NORTH ELEVATION
SCALE: 1/4"=1'-0"



PROPOSED NORTH ELEVATION
SCALE: 1/4"=1'-0"

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ISSUED ON SEP 11, 2026 FOR DP DTR 1

PLAN 4479P
BLOCK 27
LOT 7&8

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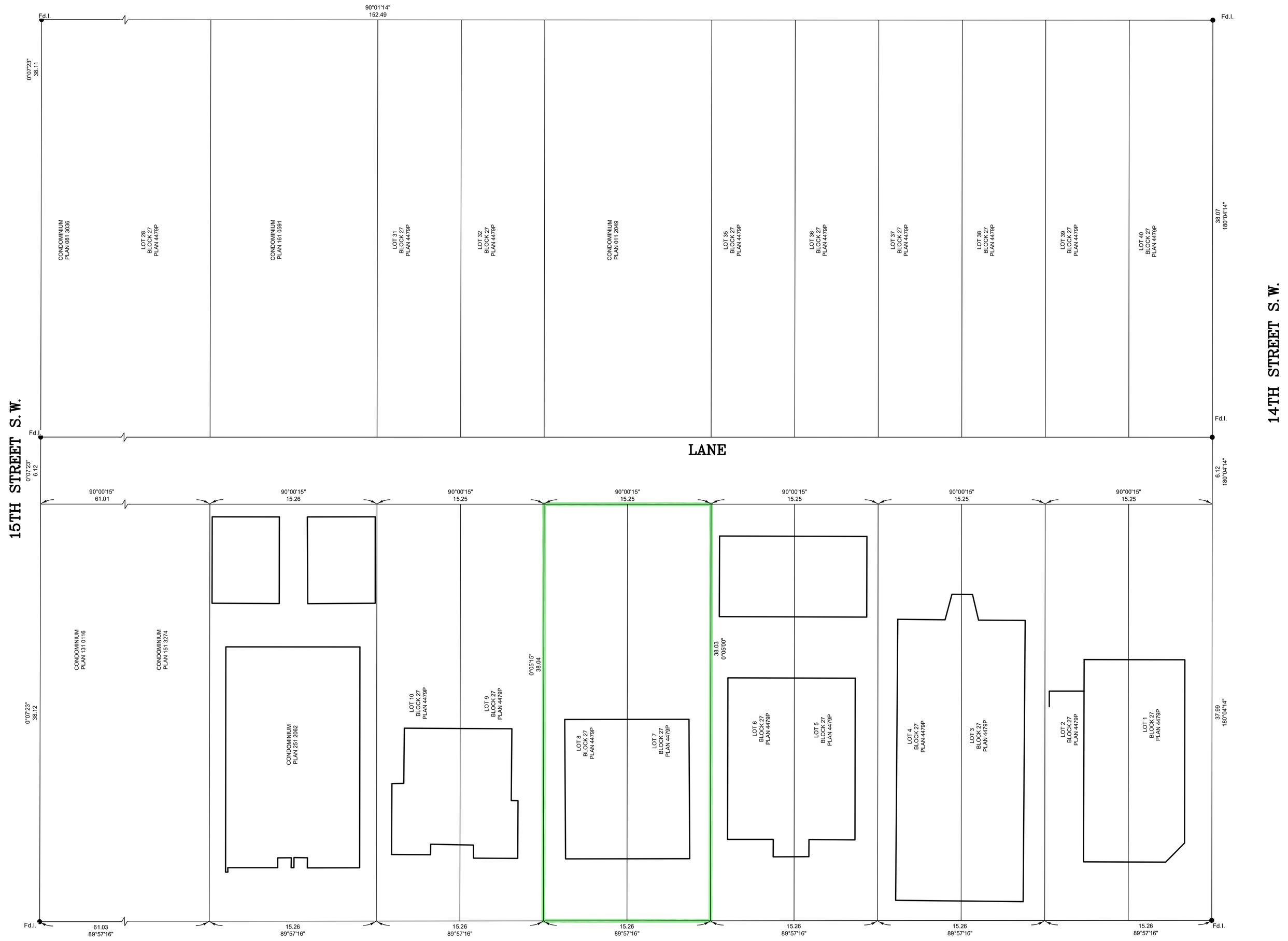
1516 29 AVE SW, CALGARY AB T2T 1M3

Drawing Title

EXISTING & PROPOSED NORTH ELEVATION

Drawn By: M. T.
Date: SEP 2026
Designed By: A. N.
Scale: AS SHOWN
Job Number: -

Drawing Number: **A - 4.3**
Rev. No.: 2



CITY OF CALGARY, ALBERTA

PLAN SHOWING SURVEY OF

SITE PLAN AND ELEVATIONS

OF

LOTS 7–8, BLOCK 27, PLAN 4479P

WITHIN

S.1/2 SEC.8, TWP.24, RGE.1 W.5 M.

SCALE: 1:200 — 0 1 2 4 10 20 METRES

BY: NATHAN PRINS, A.L.S. 2026

LEGEND

Distances shown are in metres and decimals thereof.
Distances shown on curved boundaries are Arc distances.
Elevations are derived from ASCM 404772=1076.779
Bearings are Grid and derived from GPS observations.
The Coordinate System used for this plan is:
Datum – North American Datum 1983
Projection – 3° Transverse Mercator
Reference Meridian – 114° West Longitude
Combined Scale Factor – 0.999734

Elevations are shown thus: ×1057.12

Statutory Iron Posts are shown thus: Fd.I.: ● Fd. no Mk., Re–est.: ×

Catch basins are shown thus:

Manholes are shown thus:

Fire Hydrants are shown thus:

Light Standards are shown thus:

Power Poles are shown thus:

Water Valves are shown thus:

Signs are shown thus:

Subject lot boundaries are shown thus:

Gas lines are shown thus: GAS GAS GAS GAS GAS GAS GAS

Sanitary lines are shown thus: SAN SAN SAN SAN SAN SAN

Storm lines are shown thus: ST ST ST ST ST ST

Water lines are shown thus: W W W W W W

Overhead Power lines are shown thus: OH OH OH OH OH OH

Face of Curb lines are shown thus:

Back of Curb lines are shown thus:

Lip of Gutter lines are shown thus:

Bottom of Retaining Wall lines are shown thus:

Contour lines are at 0.25m intervals and shown thus:

Trees are shown thus: Canopy: Caliper:

NOTE:

1. DEEP UNDERGROUND SERVICES TAKEN FROM CITY OF CALGARY BLOCK PROFILE HAVE NOT BEEN LOCATED BY THE SURVEYOR AND ARE NOTED ON THE PLAN.
2. LOTS 1–6 SURVEYED JULY 7. 2023 AND HAVE NOT BEEN UPDATED.

ABBREVIATIONS

ASCM	Alberta Survey Control Marker	R/W	Right–of–Way
N.	North	Re–est.	Re–established
S.	South	R	Radius
E.	East	L	Arc Length
W.	West	m	Metres
SEC.	Section	BOC	Back of Curb
TWP.	Township	LOG	Lip of Gutter
RGE.	Range	WCR	Wheel Chair Ramp
M.	Meridian	CC	Curb Cut
Fd.	Found	CB	Catch Basin
I.	Iron Post	MH	Manhole
Mk.	Mark		
C.S.	Countersunk		

The survey was performed July 7, 2023 – May 29, 2026

Certified Correct this 2nd Day of June, 2026

Alberta Land Surveyor

ADDRESS OF SITE

1516 29 AVE SW
CALGARY, ALBERTA

REGISTERED OWNERS

AS OF C. OF T. NO. 251 283 290
CERTUS DEVELOPMENTS INC.

ALBERTA LAND SURVEYORS' ASSOCIATION PERMIT NUMBER P 078 TRONNES GEOMATICS INC.

S.C./G.C./J.V.

TRONNES GEOMATICS
6135 - 10th STREET S.E., CALGARY, ALBERTA T2H 2Z9
TEL: (403) 207-0303
FAX: (403) 248-0466

CAUTION – PRIOR TO ANY CONSTRUCTION UNDERGROUND FACILITIES NEED TO BE LOCATED BY:

ALBERTA 1 CALL
CALL BEFORE YOU DIG
1–800–242–3447

CAD File: 23–1167–ST2–2.dwg