

SIBYLLA KIDDLE MODULAR CLASSROOM ADDITION

CYNC
ARCHITECTURE
INC.

Address:
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1 SITE CONTEXT
A000 N.T.S.

LANDUSE BYLAW SUMMARY

Municipal Address	126 Cranford Dr SE, Calgary, AB
Legal Description	Plan: 1013420; Block: 80; Lot: 2MSR
Land Use Class	S-SPR Special Purpose – School, Park and Community Reserve

Gross Useable Floor Area	
Existing	2660 m²
Additional	485 m²
Total	3145 m²

Occupancy	
Existing Students	600
Existing Staff	50
New Students	150
New Staff	6
Total Students	750
Total Staff	56

Parking	Existing	Required	Proposed
Motor Vehicle Parking	40	n/a	40
Barrier Free Parking	2	3	3
Loading Stalls	1	1	1
Pickup / Drop-off	± 100 m Parent ± 54 m Bus		± 100 m Parent ± 54 m Bus
Class 1 Bicycle	2	2	2
Class 2 Bicycle	60	75	75

BUILDING CODE SUMMARY

National Building Code: Alberta Edition 2023

1.	Project Description	☐ New	☒ Addition	☐ Alteration	☐ Change of Use
2.	Building Classification – Major Occupancy(s) 3.1.2.1.(1) & 3.2.2.				
	Existing School	A2, up to 6 Storeys, Any Area, Sprinklered			
	Modulars	A2, up to 2 Storeys, Sprinklered			

3.	Construction Requirements				
	Code Permitted Building Area (m²)	2 400 m²			3.2.2.27.
	Building Area (m²) Main Floor	685 m²			1.3.3.4. & 1.4.1.2.
	Number of Storeys	1			1.4.1.2.
	Height of Building (m)	4.8 m			3.2.1.1.
	Number of Streets / Access Routes	2			3.2.2.10. & 3.2.5.5.
	Sprinklered	☒ Yes	☐ No		3.2.2.18.
	Standpipe Required	☐ Yes	☒ No		3.2.5.8.
	Fire Alarm Required	☒ Yes	☐ No		3.2.4.1.
	Water Service / Supply is Adequate	☒ Yes	☐ No		3.2.5.7.
	Permitted Construction	☒ Combustible	☐ Non-Combustible		3.2.2.27.
	Actual Construction	☒ Combustible	☐ Non-Combustible		3.2.2.27.
	Interconnected Floor Space	☐ Yes	☒ No		3.2.8.2.

4.	Required Fire Resistance Rating	F.R.R.	Listed Design No.	Closures	Code Reference
	Link Floor	n/a	Non-Combustible Construction	3.1.8.4.	3.2.2.24.
	Link Loadbearing Components	1 hr		45 min	3.2.2.24.
	Link Roof	n/a	Non-Combustible Construction		3.2.2.24.
	Firewalls	2 hr	Table D-2.1.1.	90 min	3.1.10.
	Modular Floor	n/a	n/a		3.2.2.27.
	Modular Loadbearing Components	n/a	n/a		3.2.2.27.
	Modular Roof	n/a	n/a		3.2.2.27.

5.	Spatial Separation & Exterior Wall Construction						
	Walls	Exposing Building Face Max Area (m²)	Limiting Distance (m) / Unprotected Openings (m²)	Unprotected Permitted % U.P.O.	Proposed % U.P.O.	Construction Required F.R.R.	Code Reference
	North	181 m²	±43 m / 63 m²	100%	44.6%	45 min ☐	
	South	181 m²	1.2 m / 0 m²	14%	0%	60 min ☐	
	East	76 m²	±39 m / 4.5 m²	100%	< 1%	45 min ☐	
	West	60 m²	>100 m / 4.5 m²	100%	< 1%	45 min ☐	Intertek Testing Report

6.	Occupant Loads				
	School Main Floor	400			3.1.17.1.
	School Second Floor	200			
	New Modulars (25 per classroom)	150			
	New Total	750			

7.	Washroom Calculations							
	Occupant Load	Gender	Fixtures Required	Fixtures Total	W/C	Urinals	Barrier Free	Code Reference
	750	375 M	13	13	3	6	4	3.7.2.2.(1)&(5), 3.7.2.3., 3.8.2.8.
		375 F	15	16	9	-	5	

8.	Exit Capacity				
	Level	Exit Analysis	Code Width (mm)	Required Exit Width	Actual Exit Width
		Occupant Load			
	School Main Floor	400	6.1	2440	9000
	School Second Floor	200	8.0	1600	3400
	Modulars	150	6.1 / (1100 min.)	1100	2500



ARCHITECTURAL DRAWINGS
A000 PROJECT INFORMATION
A001 FIRE RATING PLAN AND SCHEDULES
A101 SITE PLAN
A102 SITE PREPARATION PLAN
A103 SURVEY - UTILITY & PUBLIC TREE
A104 SURVEY TOPO GRAPHIC
A201 FLOOR PLAN
A301 CEILING & ROOF PLAN
A401 EXTERIOR ELEVATIONS
A501 BUILDING SECTIONS



STRUCTURAL DRAWINGS

Rae McLean & Associates Ltd.
Consulting Professional Engineers



CIVIL DRAWINGS
C105 GRADING BLDG PAD

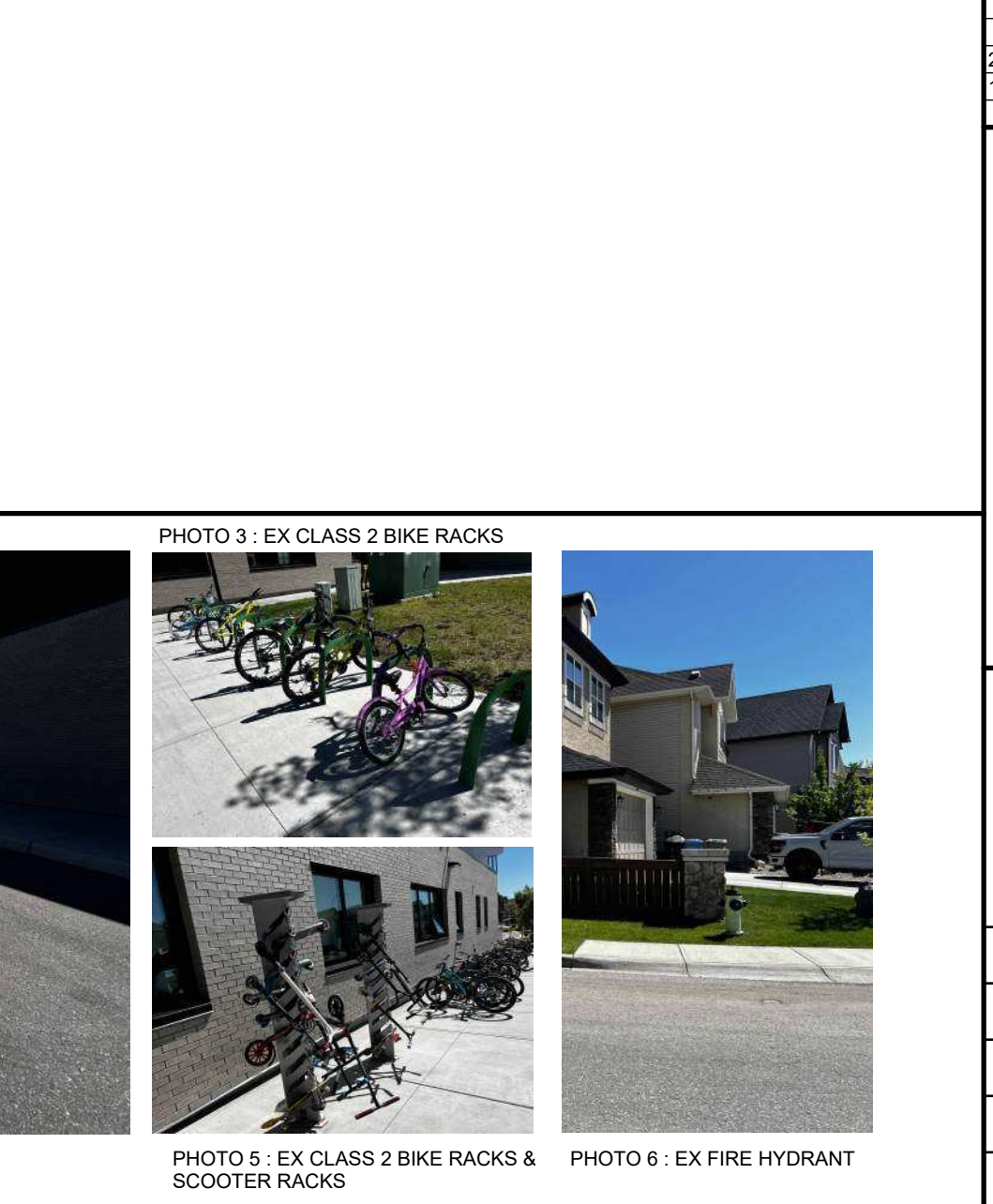
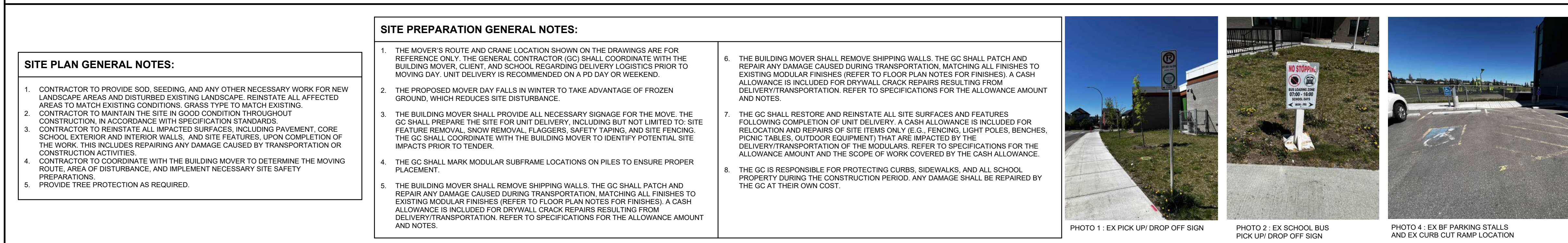
SIBYLLA
KIDDLE
MODULAR
CLASSROOM
ADDITION

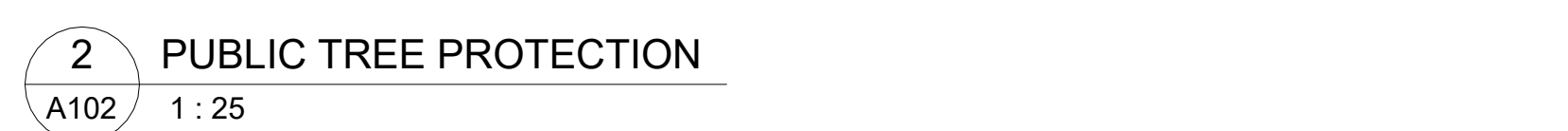
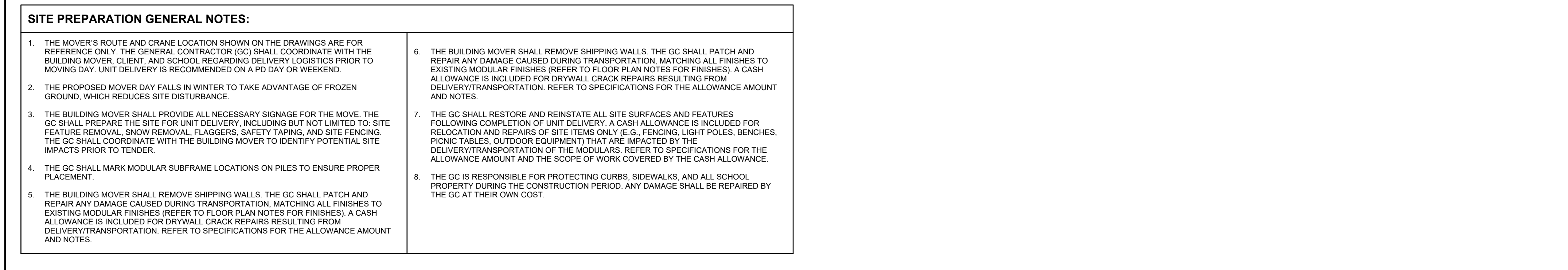
126 CRANFORD DR SE
Calgary, AB T3M 0W4

PROJECT
INFORMATION

Project:	25-007
Date:	2025-06-05
Drawn by:	VW
Checked by:	GM
Scale:	

A000





PUBLIC TREE TABLE
TOTAL NUMBER OF IMPACTED TREES: 155 TOTAL NUMBER OF TREES TO PROTECT AND REMAIN:155 TOTAL NUMBER OF TREES TO BE REMOVED: 0 TOTAL NUMBER OF NEW TREES TO REPLACE REMOVED: 0
PLEASE REFER TO SURVEY FOR IMPACTED TREE INFO.



[illegible]

Legend:

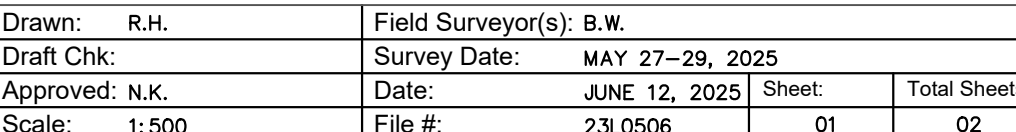
- 1110.0
- 1110.2
- 1009.100
- MINOR CONTOUR 0.2m. INTERVAL
- SPOT ELEVATION
- FOUND STATUTORY IRON POST
- FOUND I. BAR
- SUBJECT PARCEL BOUNDARY
- ADJACENT PARCEL LINEWORK
- RIGHT OF WAY BOUNDARY
- FENCE
- FENCE - CHAINLINK
- FENCE - POST AND CABLE
- POWER POLE
- GUY WIRE
- LIGHT STANDARD
- MANHOLE
- FIRE HYDRANT
- VALVE
- SIGN
- OUTLET ON CONC. BASE
- ELECTRICAL LINES - BURIED
- ELECTRICAL LINES - OVERHEAD
- GAS LINE
- STORM LINE
- SANITARY LINE
- COMMUNICATIONS - BURIED LINE
- COMMUNICATIONS - OVERHEAD LINE
- WATER MAIN
- CULVERT
- DECIDUOUS TREE
- CONIFEROUS TREE
- GROVES/SHRUBS/BUSHES

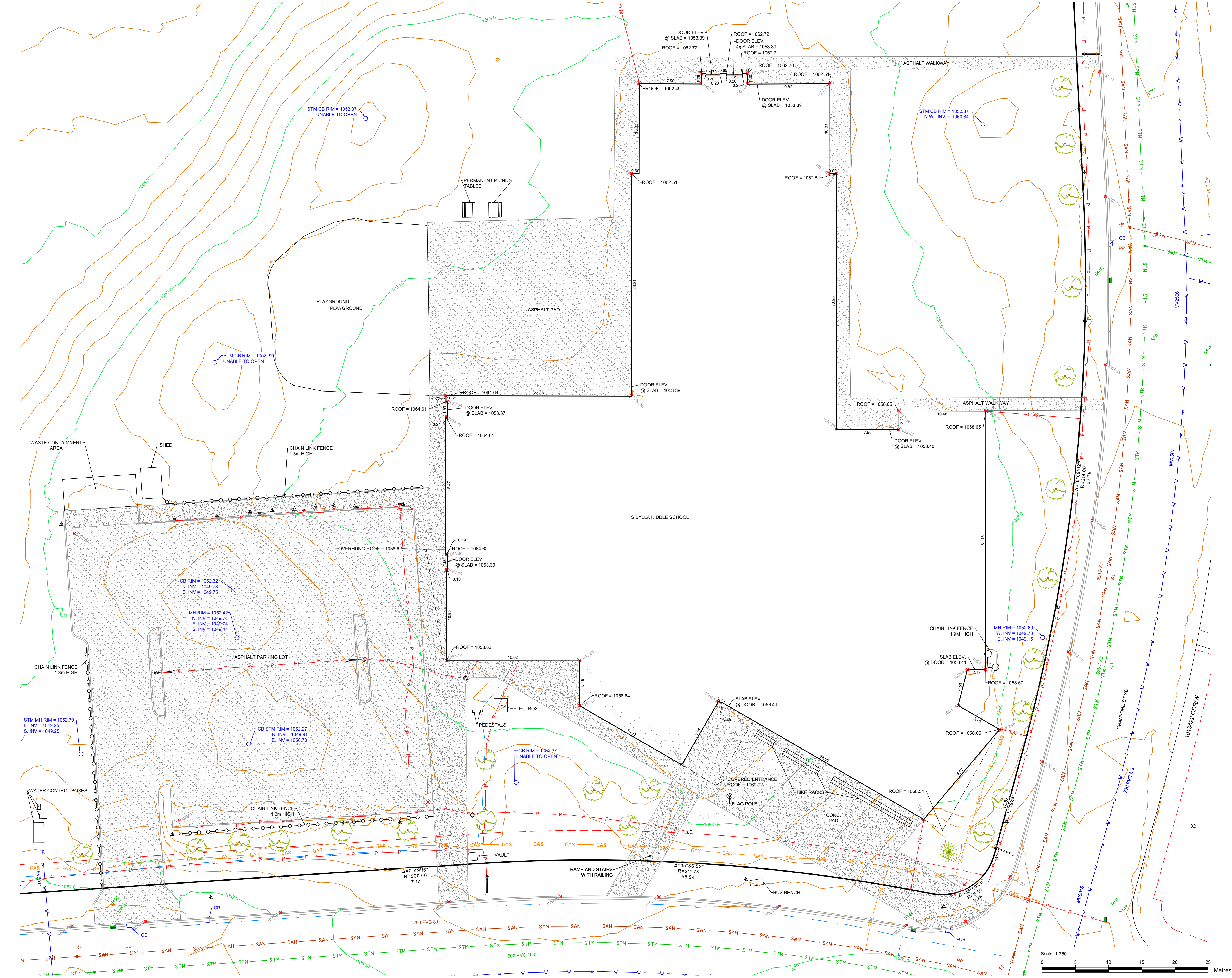
North Arrow: NORTH

TOPOGRAPHIC SITE SURVEY

Job Description:

Client: _____





- Notes:
- DISTANCES ARE IN METERS AND DECIMALS THEREOF.
 - COORDINATES ARE BASED ON GNSS TIES TO ASCM 27656.
 - COORDINATES ARE IN GROUND USING COMBINED SCALE FACTOR = 0.999737.
 - PROJECTION: 3° DEGREE TRANSVERSE MERCATOR (STM).
 - HORIZONTAL DATUM: NORTH AMERICA DATUM 1983 (NAD83).
 - ADOPTED VERTICAL DATUM: CANADIAN VERTICAL DATUM 1928 (CVD28) VIA HT2.0 GEIOD MODEL.
 - ORTHOMETRIC REFERENCE MERIDIAN: 114° W.
 - ELEVATIONS SHOWN ARE GROUND SPOT ELEVATIONS.
 - ON-SITE BURIED UTILITIES WERE LOCATED USING INDIRECT DETECTION PROCEDURES AND ARE SHOWN FOR REFERENCE PURPOSES ONLY.
 - THE CONTRACTOR IS RESPONSIBLE FOR CONTACTING THE INDIVIDUAL UTILITY OWNERS, OPERATORS, OR AUTHORITIES TO OBTAIN ANY REQUIRED PERMITS AND METHODS OF LOCATING AND EXPOSING ANY BURIED FACILITIES PRIOR TO ANY PLANNED GROUND DISTURBANCE.
 - UTILITY INFORMATION SHOWN FOR SANITARY, STORM, AND WATER FACILITIES IN THE ROADWAYS WAS OBTAINED FROM THE CITY OF CALGARY'S PUBLISHED DATABASE.
 - SOME INVERT INFORMATION WAS NOT OBTAINED DUE TO METAL BOLT AND PLATE OVER MANHOLE COVERS.
 - THIS PARCEL IS NOT WITHIN THE LIMITS OF THE BOW RIVER FLOOD FRINGE.
 - PARCEL BOUNDARY IS BASED ON CITY OF CALGARY PARCEL MAPPING AND LIMITED SURVEY PIN TIES.

- Legend:
- MAJOR CONTOUR 1.0m. INTERVAL
 - MINOR CONTOUR 0.2m. INTERVAL
 - SPOT ELEVATION
 - FOUND STATUTORY IRON POST
 - FOUND I. BAR
 - SUBJECT PARCEL BOUNDARY
 - ADJACENT PARCEL LINEWORK
 - RIGHT OF WAY BOUNDARY
 - FENCE
 - FENCE - CHAINLINK
 - FENCE - POST AND CABLE
 - POWER POLE
 - GUY WIRE
 - LIGHT STANDARD
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 - STORM LINE
 - SANITARY LINE
 - COMMUNICATIONS - BURIED LINE
 - COMMUNICATIONS - OVERHEAD LINE
 - WATER MAIN
 - CULVERT
 - DECIDUOUS TREE
 - CONIFEROUS TREE
 - GROVES/SHRUBS/BUSHES

00	ISSUED TO CLIENT	J.D.	JUNE 23, 2025	J.D.
No.	Revision Description	By	Date	Appr

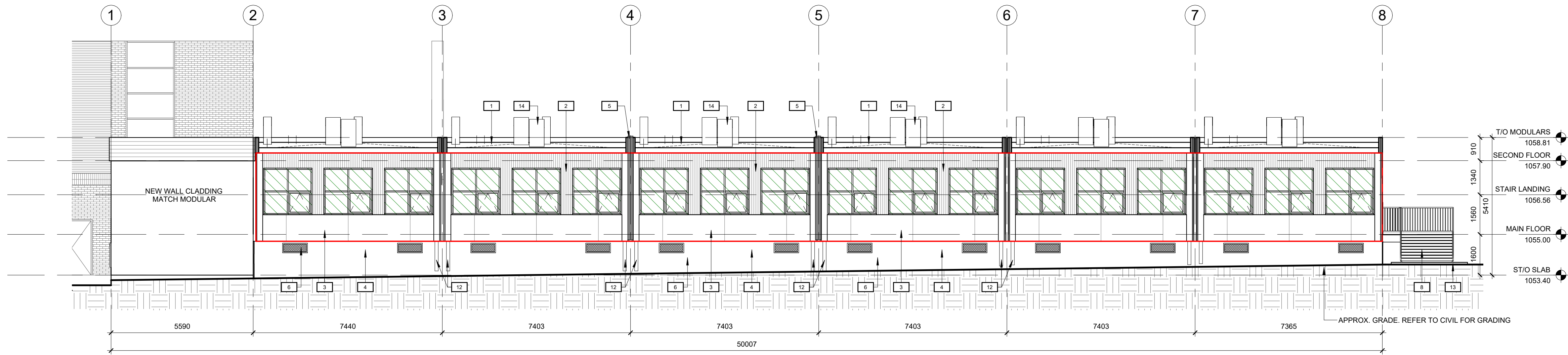
Title: TOPOGRAPHIC SITE SURVEY

Job Description: LOT 2MSR, BLOCK 80
PLAN 101 3420
126 Cranford Drive S.E.
CALGARY AB

Client: Calgary Board of Education

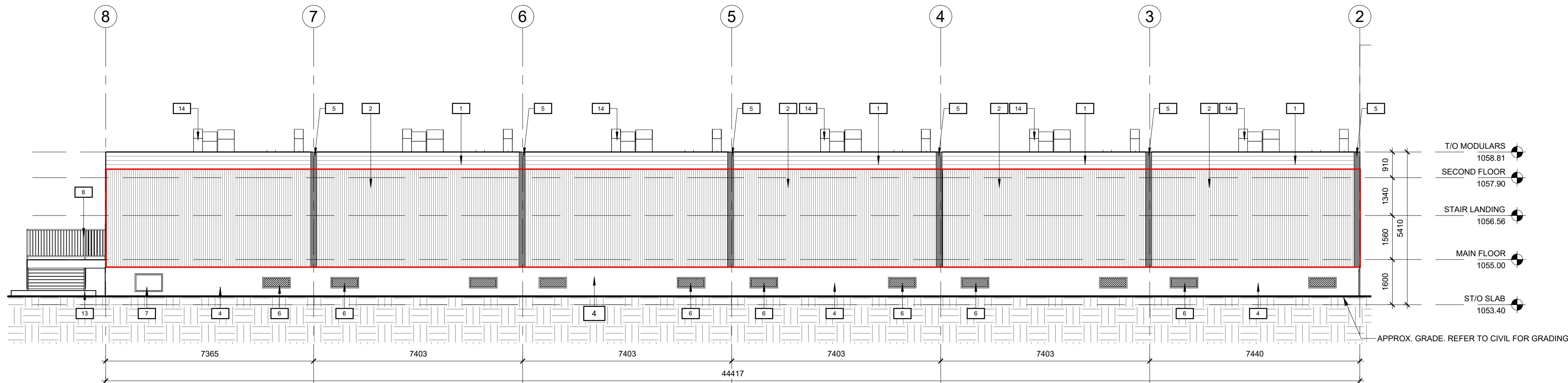
Watt Consulting Group Ltd.
1300, 736 6th Avenue S.W.
Calgary, AB, T2P 3T7
T. 403.273.9001
F. 403.273.3440
www.wattconsultinggroup.com

Drawn: R.H.	Field Surveyor(s): B.W.
Draft Chk:	Survey Date: MAY 27-29, 2025
Approved: N.K.	Date: JUNE 12, 2025 Sheet: Total Sheets:
Scale: 1:250	File #: 23L0506 02 02



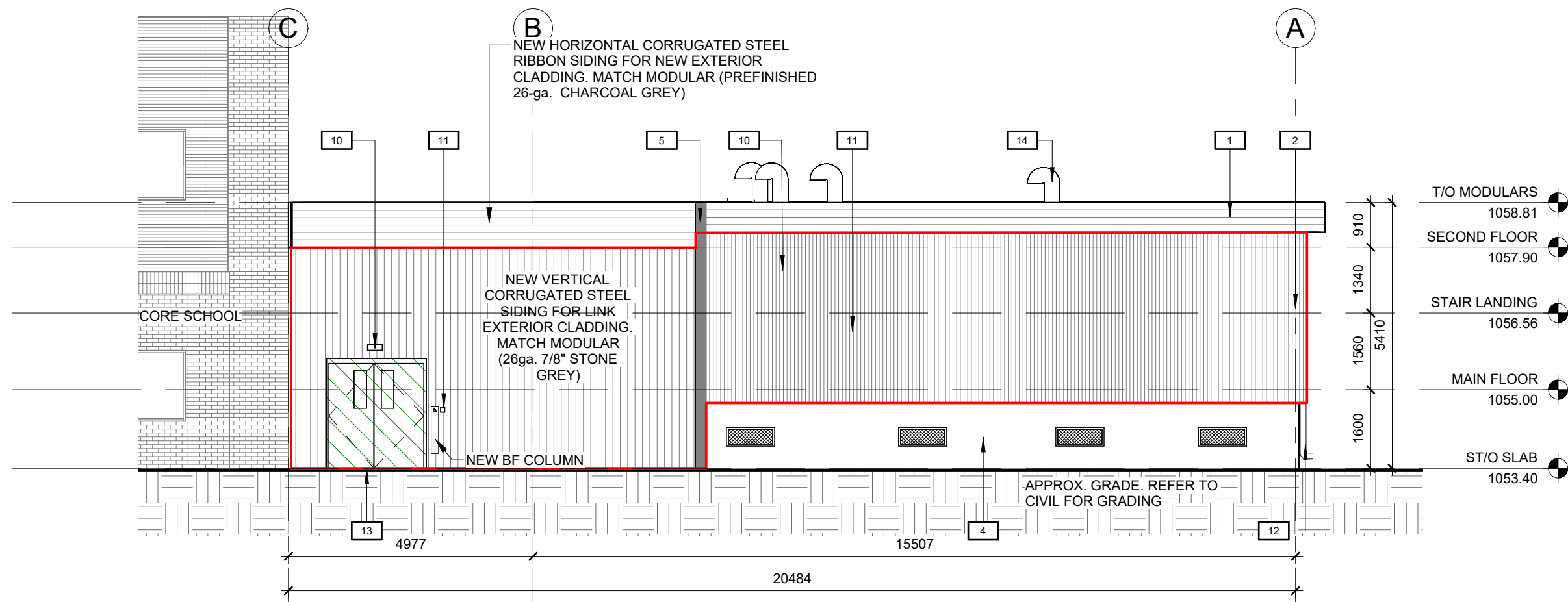
1 NORTH ELEVATION
A401 1 : 100

AREA: 153.76 m²
OPENING AREA: 62.71 m² (40.79%)
DISTANCE TO PROPERTY LINE: 41.33m
%MAX ALLOW BY BUILDING CODE : 100%



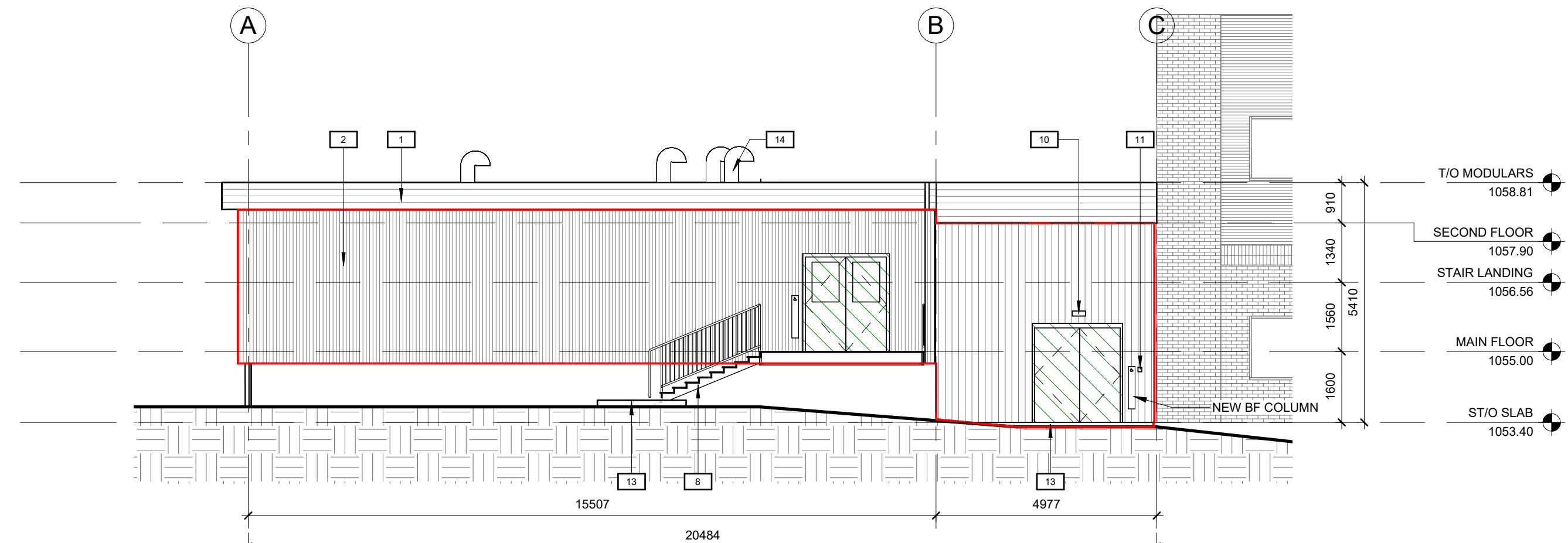
2 SOUTH ELEVATION
A401 1 : 100

AREA: 154.61 m²
OPENING AREA: 0.00 m² (0.00%)
DISTANCE FOR MIDDLE CLUSTER: 6.18m(2)+3.09m
%MAX ALLOW BY BUILDING CODE : 22%



3 EAST ELEVATION
A401 1 : 100

AREA: 80.30 m²
OPENING AREA: 4.54 m² (5.70%)
DISTANCE TO PROPERTY LINE: 39.36m
%MAX ALLOW BY BUILDING CODE : 100%



4 WEST ELEVATION
A401 1 : 100

AREA: 77.04 m²
OPENING AREA: 17.68 m² (22.95%)
DISTANCE TO PROPERTY LINE: 191.72m
%MAX ALLOW BY BUILDING CODE : 100%

LIMITED DISTANCE STUDY NOTES:

PER TABLE 3.2.3.1-D:

UNPROTECTED AREA:

EXPOSING AREA:

FINISHES LEGEND

- 1 EXISTING PREFINISHED 26-ga RIBBON (CHARCOAL GREY)
- 2 EXISTING PREFINISHED 26-ga CORRUGATED METAL (STONE GREY)
- 3 EXISTING TEXTURED CEMENT BOARD (CALIFORNIA TAUPE)
- 4 CONTRACTOR TO PROVIDE AND INSTALL NEW PLYWOOD SKIRTING TO SUIT BENEATH ALL STAIRS, RAMPS AND ALONG MODULAR PERIMETER. (CALIFORNIA TAUPE)
- 5 CONTRACTOR TO PROVIDE AND INSTALL NEW PREFINISHED METAL FLASHING BETWEEN MODULAR UNITS (CHARCOAL GREY)
- 6 CONTRACTOR TO PROVIDE AND INSTALL NEW METAL VENT (STONE GREY) 900 X 300. VERIFY LOCATION W GRADING
- 7 CONTRACTOR TO PROVIDE AND INSTALL NEW METAL ACCESS VENT (STONE GREY) 500 X 900. VERIFY LOCATION W GRADING
- 8 CONTRACTOR TO PROVIDE AND INSTALL NEW GALVANIZED METAL STAIR W/ GALVANIZED METAL RAILINGS
- 10 CONTRACTOR TO PROVIDE AND INSTALL NEW EXTERIOR LIGHT (SEE ELEC)
- 12 CONTRACTOR TO INSATLL SLEEVE AND ADDITIONAL ABS PIPE C/W ELBOW TO DRAIN ON TO CONCRETE SWALE. REFER TO A801 FOR RWL EXTENSION VISUAL REFERENCE.
- 13 CONTRACTOR TO CREATE NEW CONCRETE PAD.
- 14 CONTRACTOR TO INSTALL MODUS PROVIDED TYP. MODULAR MECH GOOSENECK, AND PROVIDE ANY OTHER ROOF REQUIRED EQUIPMENT ITEMS (REFER TO A202 DETAILS).

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Client:

Consultant:

Seal:

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2	ISSUE FOR DD	2026-02-13
1	ISSUE FOR SD	2025-07-11
#	Revision	Date

SIBYLLA KIDDLE
MODULAR
CLASSROOM
ADDITION

126 CRANFORD DR SE
Calgary, AB T3M 0W4

EXTERIOR
ELEVATIONS

Project: 25-007
Date: 2025-06-05
Drawn by: VW
Checked by: GM
Scale: As indicated

A401