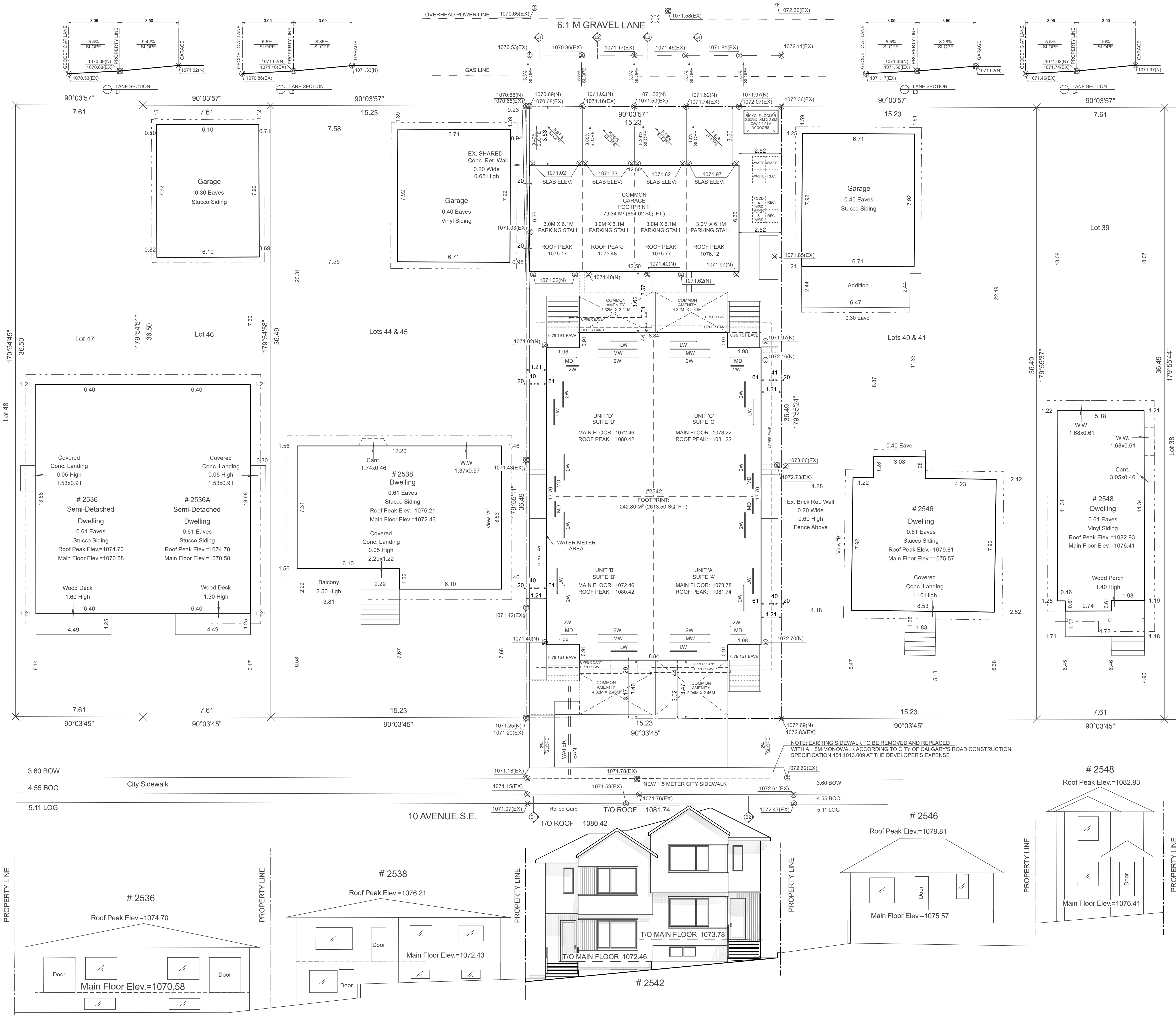




SITE PLAN

SCALE: 1:100

AREA CALCULATIONS

UNIT 'A'
BASEMENT: 500 SQ. FT.
MAIN FLOOR: 631 SQ. FT.
2nd FLOOR: 670 SQ. FT.
TOTAL: 1801 SQ. FT.

UNIT 'B'
BASEMENT: 500 SQ. FT.
MAIN FLOOR: 631 SQ. FT.
2nd FLOOR: 663 SQ. FT.
TOTAL: 1794 SQ. FT.

UNIT 'C'
BASEMENT: 500 SQ. FT.
MAIN FLOOR: 631 SQ. FT.
2nd FLOOR: 663 SQ. FT.
TOTAL: 1794 SQ. FT.

UNIT 'C'
BASEMENT: 500 SQ. FT.
MAIN FLOOR: 631 SQ. FT.
2nd FLOOR: 670 SQ. FT.
TOTAL: 1801 SQ. FT.

TOTAL DEVELOPED: 7190 SQ. FT.
TOTAL DEVELOPED ABOVE GRADE: 5190 SQ. FT.

GARAGE FOOTPRINT: 79.34 M²
MOBILITY LOCKERS: 2.89 M²
BUILDING FOOTPRINT: 242.80 M²

TOTAL FOOTPRINT: 325.03 M²
LOT AREA: 555.41 M²
PERCENT COVERAGE: 58.52% (PERMITTED 60%)

MUNICIPAL ADDRESS: 2542 10TH AVENUE S.E.
LEGAL SITE DESCRIPTION: 4946T; 6; 42 & 43

IRRIGATION SYSTEM

ALL SOD, TREES, AND SHRUBS ARE TO BE IRRIGATED BY AN UNDERGROUND IRRIGATION SYSTEM

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PROJECT:

MARCEL

DESIGN STUDIO LTD.

OFFICE: 403.880.6065

ADDRESS:

2542 10TH AVE S.E.
CALGARY, AB

DP:

REVISIONS:

DWG. TITLE:

SITE PLAN/ BLOCK PLAN
& STREET SCAP

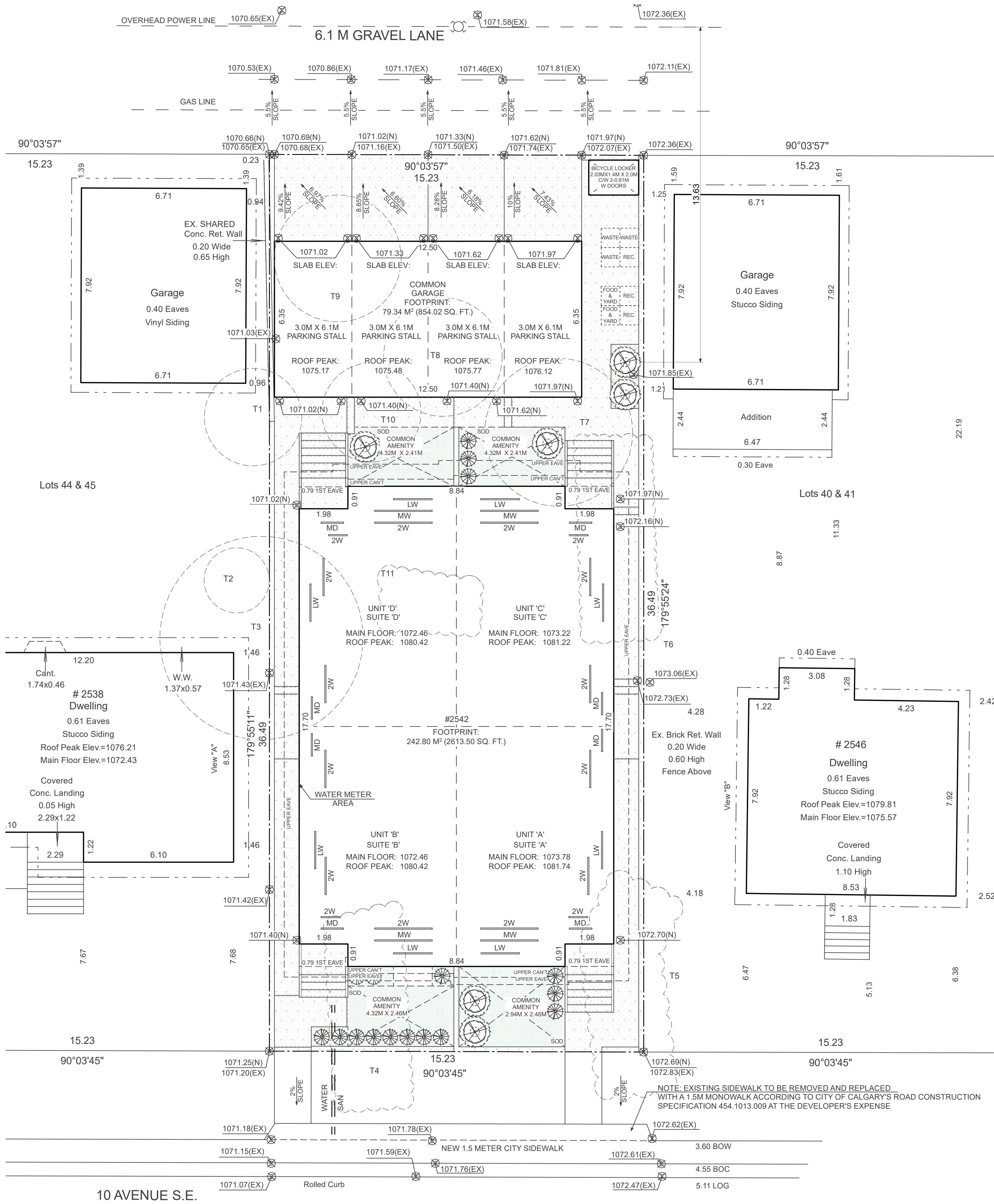
SCALE: 1:100

DATE: MARCH 20, 2026

DRAWN BY:

A.D.

SHEET NO.:



LANDSCAPE PLAN

SCALE: 1:100

LOT AREA = 555.41 M²

ITEMS NOT INCLUDED IN LANDSCAPE CALCULATION
GARAGE APRON = 43.94M²

LANDSCAPE CALCULATION

EQUATION 1:
555.41 M² (LOT AREA) - 325.03 M² (BUILDING FOOTPRINT)
- 43.94 M² (GARAGE APRON)
THEREFORE, THE LANDSCAPED AREA IS 186.44 M²

PROVIDED LANDSCAPING
PROVIDED SOFT LANDSCAPING: 50.123 M² (26.88%)
PROVIDED HARD LANDSCAPING: 136.32 M²

BYLAW 542.2
SUBSECTION (2)

A MINIMUM OF 1.0 TREES AND 3.0 SHRUBS MUST BE
PLANTED FOR EVERY 110 M² OF PARCEL AREA

EQUATION 1: 555.41 M² / 110 M² = 5.05 TREES, 15.14 SHRUBS REQUIRED
PROVIDED: 6 TREES, 16 SHRUBS

NOTES:

1. ALL SOFT LANDSCAPING TO BE IRRIGATED USING AN UNDERGROUND IRRIGATION SYSTEM
2. ALL SOD TO BE DROUGHT TOLERANT GRASS SPECIES
3. ALL SHRUBS TO BE A MIN. HEIGHT OR SPREAD OF 0.60 METERS AT THE TIME OF PLANTING
4. ALL DECIDUOUS TREES TO BE MIN. CALLIPER OF 0.85 METERS
5. ALL CONIFEROUS TREES TO BE MIN. HEIGHT OF 2.0 METERS
6. SOIL DEPTHS MUST COVER AN AREA EQUAL TO THE MATURE SPREAD OF THE PLANTING MATERIAL
7. ALL PLANT MATERIALS TO BE A SPECIES CAPABLE OF HEALTHY GROWTH IN CALGARY AND MUST CONFORM TO THE STANDARDS OF THE CANADIAN NURSERY LANDSCAPE ASSOCIATION

DECIDUOUS TREES

LOWER WATER	QTY	SCIENTIFIC NAME	COMMON NAME	PLANT SIZE
YES	6	PICEA PUNGENS 'FASTIGIATA'	COLUMAR SPRUCE	2.0M HT.

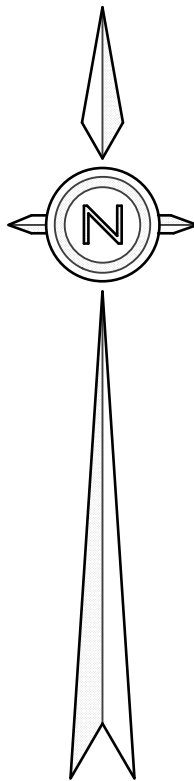
CONIFEROUS SHRUBS

LOWER WATER	QTY	REF	SCIENTIFIC NAME	COMMON NAME	PLANT SIZE
YES	16		RIBES ALPUNUM	APLINE CURRANT	MIN. 600 SPR

EXISTING LANDSCAPING

Tree No.	TYPE	CAL. (±)	CAN. (±)	HT. (±)	LOCATION	Disposition
T1	DECIDUOUS	1.00	4.00	7.00	In Subject Property	To Be Removed
T2	CONIFEROUS	0.25	2.50	17.00	In Subject Property	To Be Removed
T3	DECIDUOUS	0.70	8.00	15.00	In Subject Property	To Be Removed
T4	BUSH	---	3.00	2.50	In Subject Property	To Be Removed
T5	BUSH	---	3.00	2.50	In Subject Property	To Be Removed
T6	BUSH	---	3.00	4.50	In Subject Property	To Be Removed
T7	DECIDUOUS	0.50	6.00	6.00	In Subject Property	To Be Removed
T8	DECIDUOUS	0.35	5.00	4.50	In Subject Property	To Be Removed
T9	DECIDUOUS	0.25	5.00	6.00	In Subject Property	To Be Removed
T10	DECIDUOUS	0.30	2.00	5.00	In Subject Property	To Be Removed
T11	BUSH	---	2.50	2.50	In Adjacent Property	To Be Trimmed

2.0M HT. WOOD FENCE
GATE ACCESS



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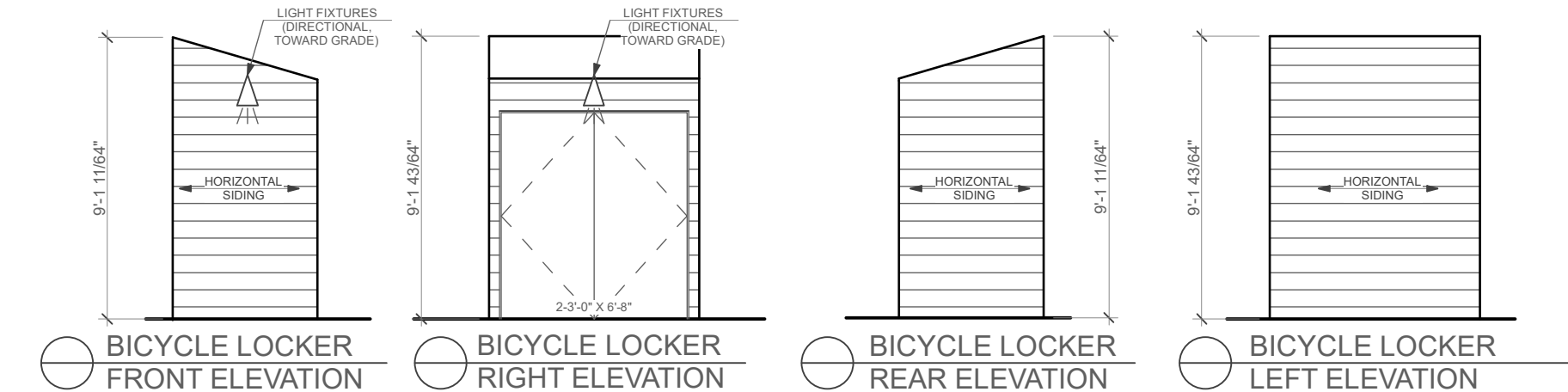
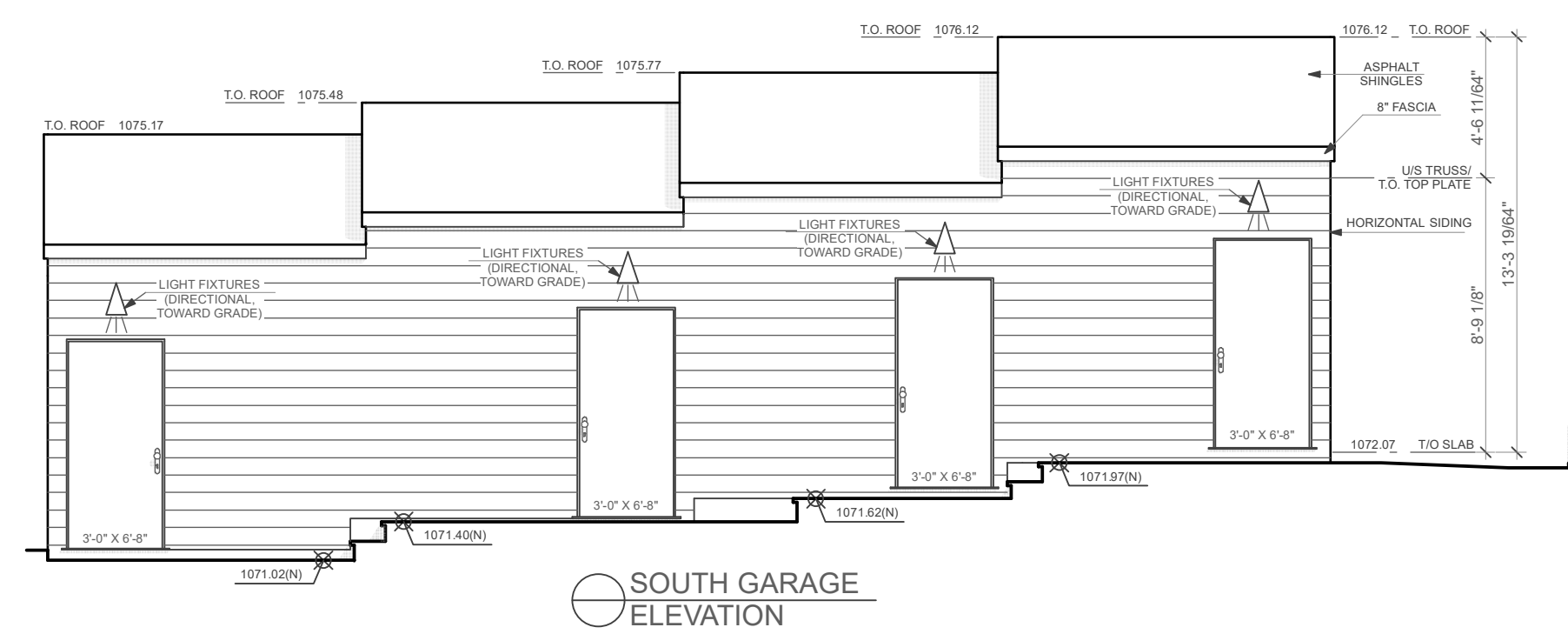
LANDSCAPE PLAN

SCALE: 1:100

DATE: MARCH 20, 2026

DRAWN BY: A.D.

SHEET NO.:



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