

DEVELOPMENT PERMIT PLAN

LEGAL DESCRIPTION: Lot C Block N Plan 2425AC
MUNICIPAL ADDRESS: 2006 & 2008 41 Street S.E. Calgary, Alberta
CLIENT: Avtar Homes
DATE OF SURVEY: March 21st, 2024.

LEGEND
Elevations are shown thus: X = 1000.00 Metres. (Geodetic)
Elevations are referred to ASGM 46904 Elev.=1060.17
Distances are in metres and decimals thereof.
Bearings are Grid (3TM-114°W) and Derived from GNSS Observations.
Found Iron Posts are shown thus: X
Found Iron Bars are shown thus: X
Magnetic Nails are shown thus: X
Calculation points are shown thus: X
Fire Hydrants are shown thus: X
Water Valves are shown thus: X
Gas Valves are shown thus: X
Power Poles are shown thus: X
Manholes are shown thus: X
Lamp Standards are shown thus: X
Street Signs are shown thus: X
Property lines are shown thus: X
Utility Right of Ways are shown thus: X
Eaves are shown thus: X
Fences are shown thus: X
Streetlight Cables are shown thus: X
Underground Electrical lines shown thus: X
Stormline are shown thus: X
Sanitaryline are shown thus: X
Combined Storm/Sanitary are shown thus: X
Telephone Lines are shown thus: X
Waterline are shown thus: X
Gasline are shown thus: X
Overhead Electrical lines shown thus: X
All fences are within 0.2 metres of the property lines unless otherwise shown.
All eaves are measured to fascia unless otherwise shown.
Unless noted otherwise lines outside of property are not to scale.

NOTE:
Title Information for The South Half of Lot C is based on the C. of T. 211 254 943 which was searched on the 25th day of March, 2024, and is subject to:
Zoning Regulations No.: 771 147 064
Caveat No.: 171 141 382, 211 145 011
Title Information for The North Half of Lot C is based on the C. of T. 211 254 943 ±1 which was searched on the 25th day of March, 2024, and is subject to:
Zoning Regulations No.: 771 147 064
Caveat No.: 171 141 382, 211 145 011

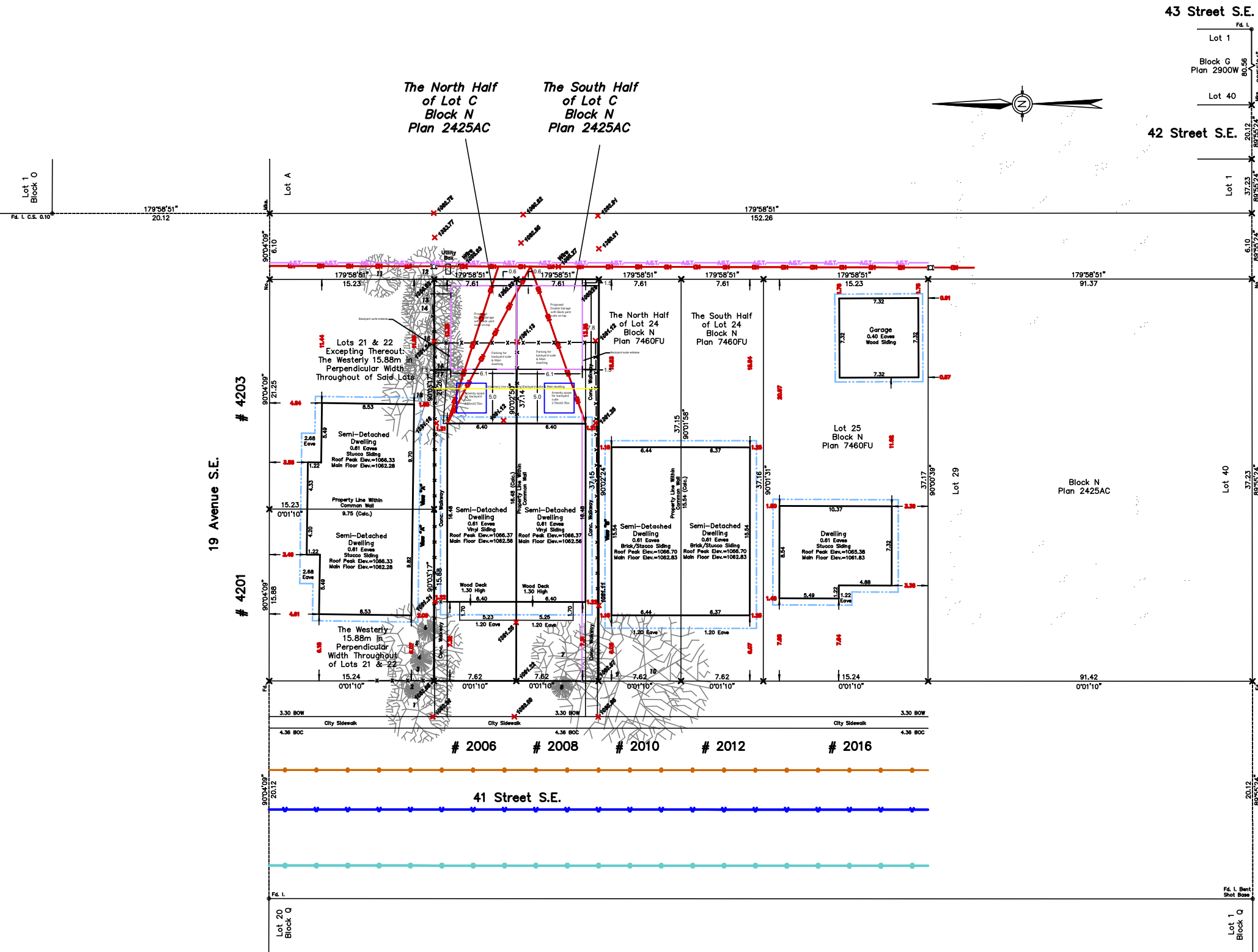
ABBREVIATIONS
A---Arc Length
Acc---Accessory
A/C---Air Conditioner
Bdg---Building
BOC---Back of Curb
BOW---Back of Walk
Calc---Calculated
Canl---Canilever
Conc---Concrete
C.S---Countersunk
DH---Drill Hole
Enc---Encroaches
Fd---Found
I---Iron Post
I.B---Iron Bar
M.A---Maintenance Access
Mk---Mark
M.N---Magnetic Nail
O.D---Overland Drainage
R---Radius
Reg---Registration
Ret---Retaining
R/W---Right of Way
W/O---Walkout Basement
W.W---Window Well

This plan represents the best information at the time of survey. Arc Surveys Ltd. and its employees take no responsibility for the location of any underground conduits, pipes or other facilities whether shown on or omitted from this plan. All underground installations should be located by the respective authorities prior to construction.
Call Alberta One-Call: 1-800-242-3447

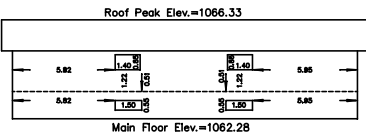
--- denotes Coniferous
--- denotes Deciduous

Tree Schedule

Tree No.	Tree Type	Trunk Dia.	Canopy Dia.	Height
1	Deciduous	0.25	6.00	6.00
2	Coniferous	0.10	1.50	2.50
3	Deciduous	0.25	6.00	6.00
4	Coniferous	0.12	2.00	4.50
5	Deciduous	0.30	8.00	7.00
6	Coniferous	0.12	2.00	4.50
7	Deciduous	0.40	6.50	7.00
8	Coniferous	0.24	2.00	4.00
9	Deciduous	0.40	12.00	10.00
10	Deciduous	0.40	12.00	10.00
11	Deciduous	0.25	5.00	6.00
12	Deciduous	0.12	5.50	6.00
13	Deciduous	0.12	5.50	6.00
14	Deciduous	0.12	5.50	6.00
15	Deciduous	0.12	5.50	6.00
16	Deciduous	0.25	5.50	6.00
17	Deciduous	0.35	5.50	6.00
18	Deciduous	0.35	8.00	7.00

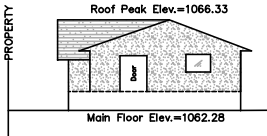


EXISTING SEMI-DETACHED DWELLING # 4201 # 4203



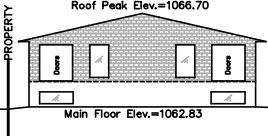
Sideview "A" South Elevation Scale 1:200

EXISTING SEMI-DETACHED DWELLING # 4201

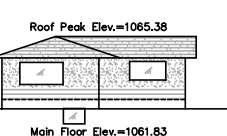


Sideview "B" North Elevation Scale 1:200

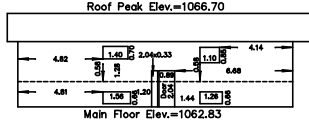
EXISTING SEMI-DETACHED DWELLING # 2006 # 2008



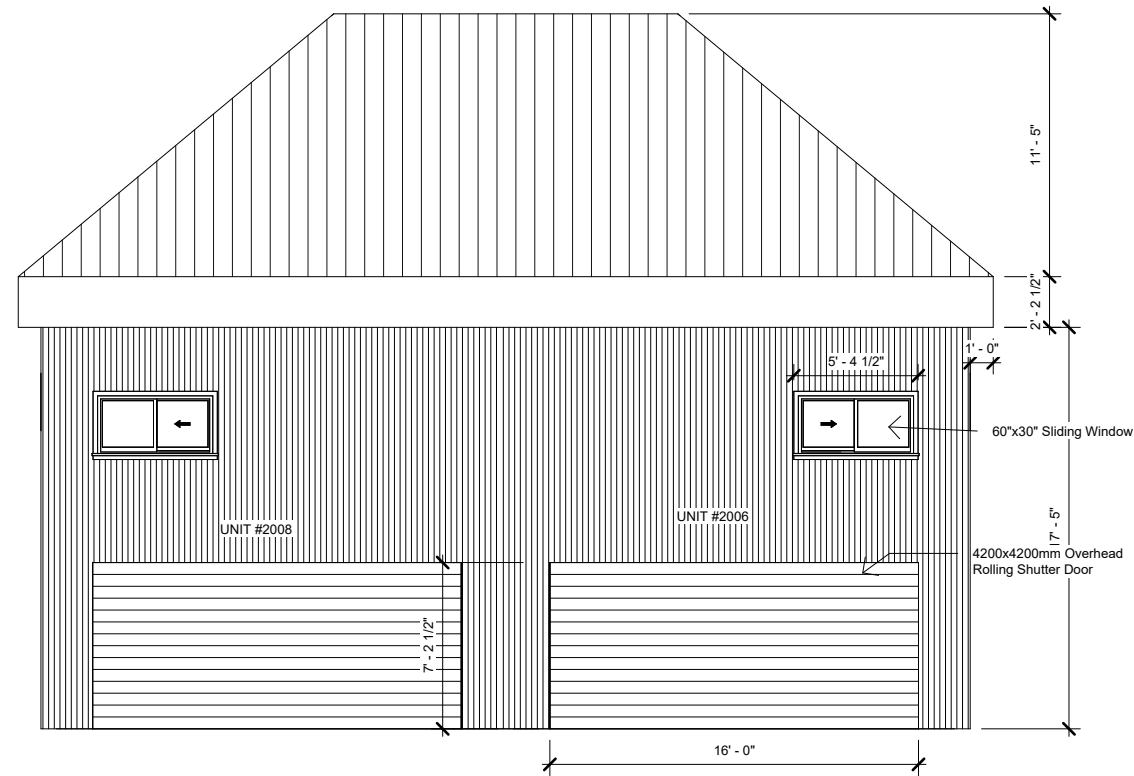
EXISTING SEMI-DETACHED DWELLING # 2006 # 2008



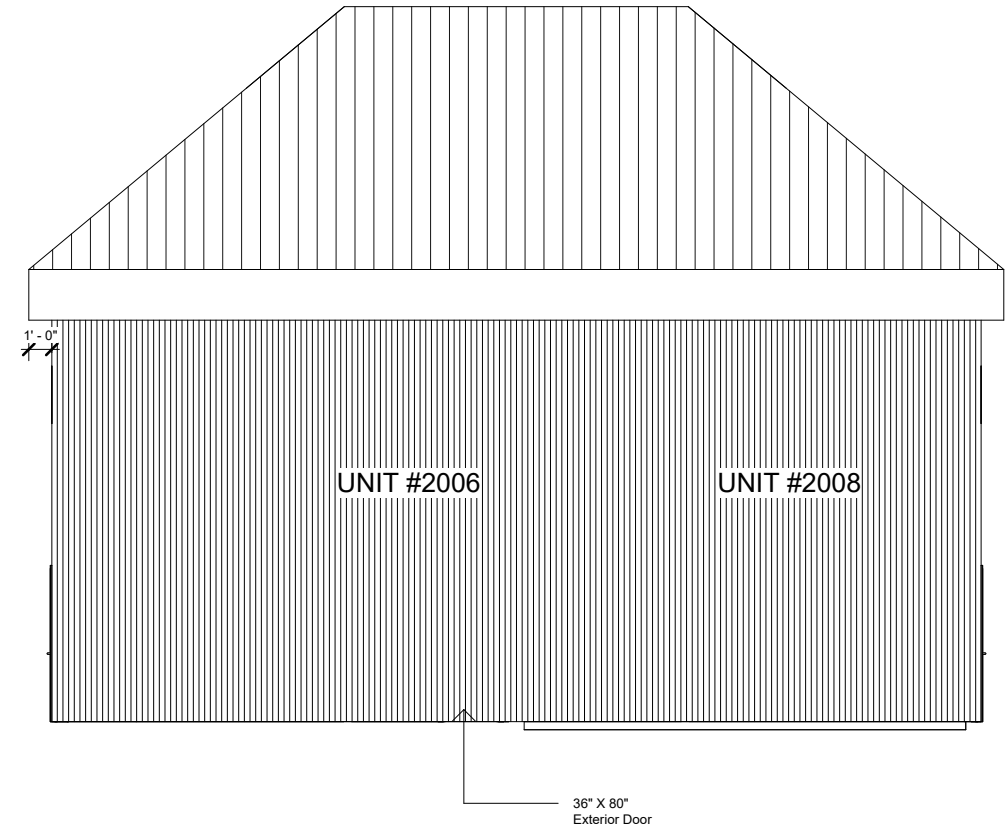
EXISTING SINGLE FAMILY DWELLING # 2016



Sideview "E" North Elevation Scale 1:200

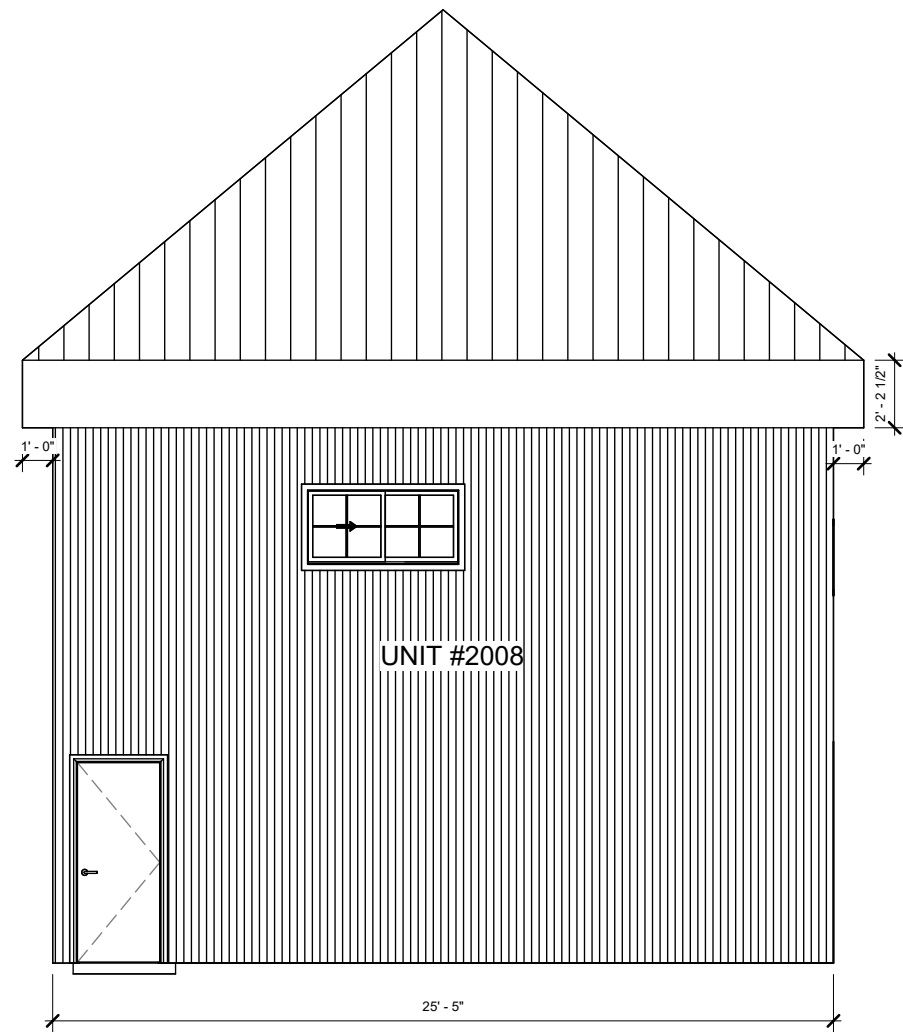


1 Front Elevation
1 : 100

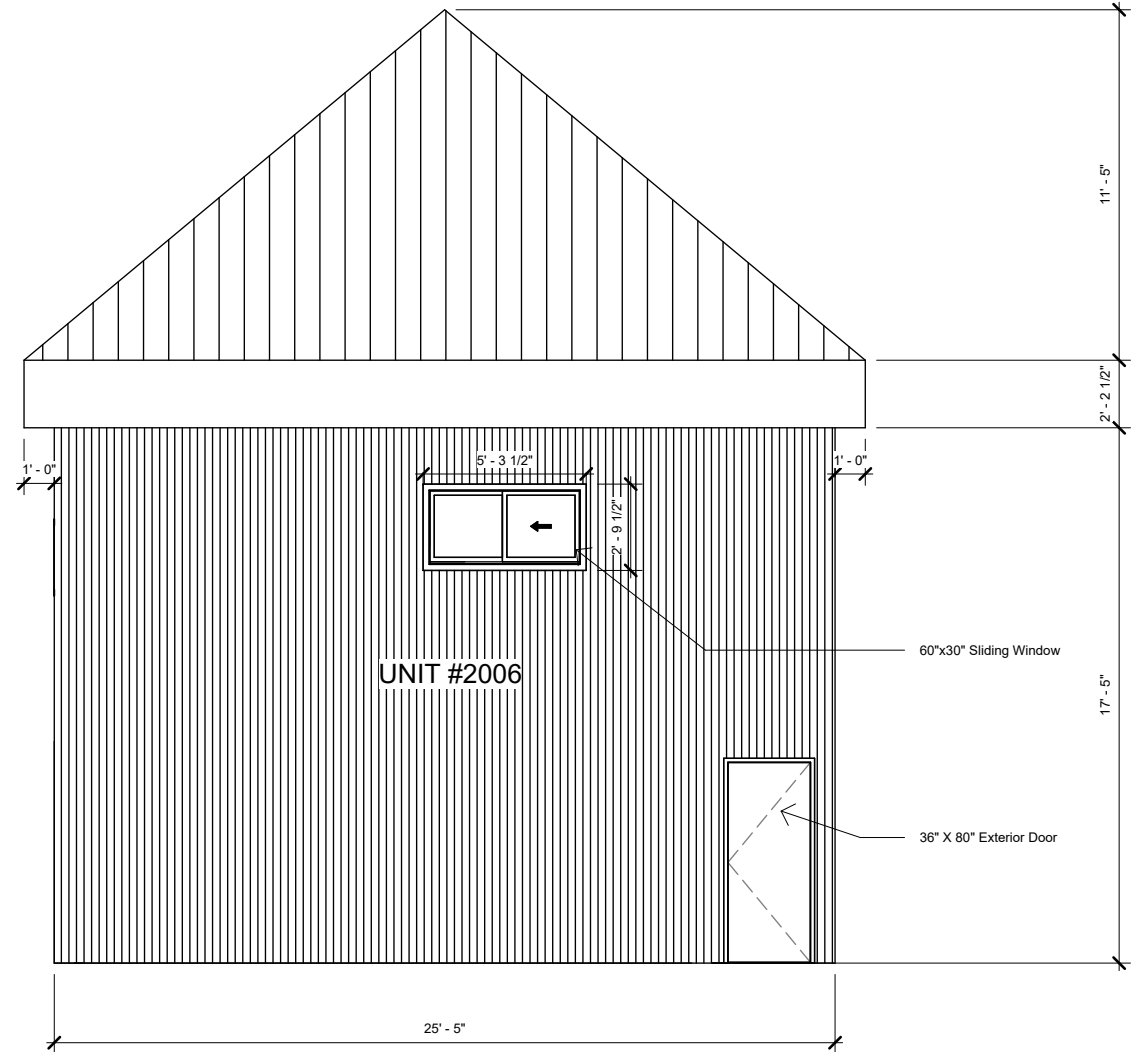


2 Rear Elevation
1 : 100

PROJECT PROPOSED BACKYARD SUITE (UNIT 2006)	Rev	Description	Date	PROJECT ADDRESS 2006 41 Street SE	CLIENT		
					SB	SM	DATE
					DRAWN BY	CHECKED BY	03/28/26
					SCALE (@ A3) 1 : 100		PROJECT NUMBER Project Number
					DRAWING NUMBER A102		REV
				TITLE Front and Rear Elevations			



1 Right Elevation
1 : 75



2 Left Elevation
1 : 75

PROJECT PROPOSED BACKYARD SUITE (UNIT 2006)	Rev	Description	Date	PROJECT ADDRESS 2006 41 Street SE	CLIENT		
					SB	SM	DATE
					DRAWN BY	CHECKED BY	03/28/26
					SCALE (@ A3) 1 : 75		PROJECT NUMBER Project Number
				TITLE Side Elevations	DRAWING NUMBER A103		REV