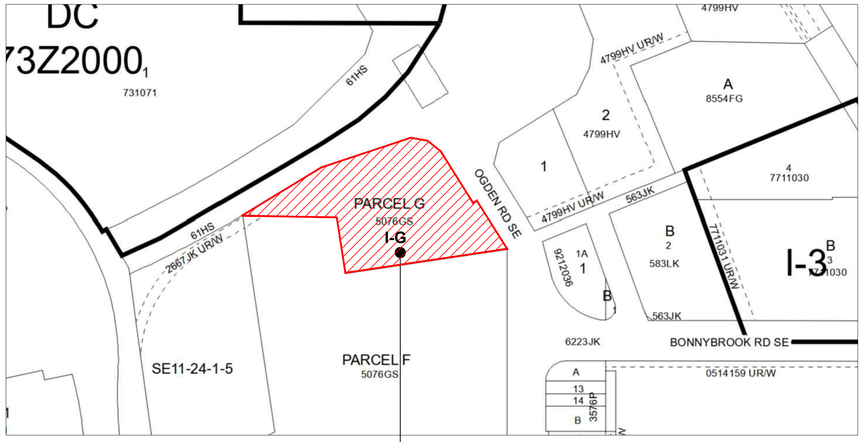
OGDEN ROAD DEVELOPMENT

#2807 OGDEN ROAD, SE CALGARY AB

ISSUED FOR DEVELOPMENT PERMIT

MAY 2026



2807 OGDEN ROAD SE
CALGARY, AB

1 DP000 ZONING MAP
SCALE: NTS



2807 OGDEN ROAD SE
CALGARY, AB

2 DP000 AERIAL PHOTO
SCALE: NTS

AMENDED DRAWINGS
DP No: DP2026-02757
Date Received: SEP 23 2026
THESE DRAWINGS REFER TO THE ABOVE DEVELOPMENT PERMIT NO.



3 DP000 PERSPECTIVE VIEW
SCALE: NTS

MUNICIPAL ADDRESS:	#2807 OGDEN ROAD SE CALGARY, AB
LEGAL ADDRESS:	PARCEL G; PLAN 5076GS
ZONING :	I-G - INDUSTRIAL GENERAL
PROPOSED BUILDING USE :	MIXED USE COMMERCIAL: RESTAURANTS - FOOD SERVICE ONLY, COMMERCIAL RETAIL UNIT AND GAS STATION
EXISTING BUILDING USE :	- INDUSTRIAL
SETBACKS:	NORTH: 6.0m, SOUTH: 1.2m, EAST: 6.0m WEST: 1.2m
MAXIMUM BUILDING HEIGHT:	N/A
EXISTING BUILDING HEIGHT:	±4m (1 STOREY)
PROPOSED BUILDING HEIGHT:	±5.3m (1 STOREY)

PROJECT DESCRIPTION:THE PROJECT WILL COMMENCE WITH THE DEMOLITION OF TWO EXISTING SMALL BUILDINGS TO PREPARE THE SITE FOR REDEVELOPMENT. THE PROPOSED DEVELOPMENT INCLUDES A DRIVE-THROUGH RESTAURANT, TWO ADDITIONAL SMALL RESTAURANT UNITS, AND A GAS BAR WITH INTEGRATED CONVENIENCE STORE.
AS PART OF THE OVERALL SITE AND TRANSPORTATION IMPROVEMENTS, MODIFICATIONS TO THE ADJACENT ROADWAY INFRASTRUCTURE ALONG OGDEN ROAD WILL BE UNDERTAKEN, INCLUDING THE INSTALLATION OF TRAFFIC SIGNALS AND RECONFIGURATION OF THE STREET LAYOUT TO SUPPORT SAFE AND EFFICIENT VEHICULAR ACCESS TO THE SITE.
THE DEVELOPMENT IS INTENDED TO PROVIDE A COORDINATED COMMERCIAL NODE WITH IMPROVED ACCESS, CIRCULATION, AND SERVICING FOR BOTH VEHICLES AND PEDESTRIANS

SITE AREA:
TOTAL SITE AREA ±6,740m² (±72,550 ft²)

BUILDING AREA
BUILDING : ±734.74m² (±7,908.68 sq.ft)
TOTAL: ±734.74m² (±7,908.68 sq.ft)

WASTE & RECYCLING FOR THE PROPOSED TENANTS:
- 9m³ FOR EVERY 1000m² OF GROSS FLOOR AREA = 6.7m³

PROVIDED 1 WASTE BINS 6.5m³
PROVIDED 1 RECYCLING 6.5m³
PROVIDED 6 COMPOST 65 GALLON CART

PRIVATE WASTE, RECYCLING AND COMPOST PICK UP.

PROVIDED BICYCLE STALLS 4

LAND USE BYLAW PARKING CALCULATIONS			
TENANT NAME & GROSS FLOOR AREA	TABLE 4.6(B)	STALL CALCULATIONS	REQUIRED STALLS
GAS BAR & C-STORE 228.98m²	(n) 1.0 per 30m² GFA	8	8.0
RESTAURANTS 230.04m²	(v) restaurant 1.0 per 4 seats	5	5.0
DRIVE THROUGH RESTAURANT 263.34m²	(n) 3.4 per 100m² GFA	9	9.0
		TOTAL REQUIRED STALLS	22
		TOTAL PROVIDED STALLS	42

ELECTRICAL

TOWER ENGINEERING GROUP
200, 2139 4th AVENUE NW
CALGARY, AB T2N 0N6
[P] 403.235.2655

ELECTRICAL:
E0.0 - ELECTRICAL SITE PLAN
E0.1 - ELECTRICAL PHOTOMETRICS PLAN
E0.2 - ELECTRICAL PHOTOMETRICS PLAN

CIVIL

RICHVIEW ENGINEERING INC
UNIT 130, 201-38 AVENUE NE
CALGARY, AB T2E 7W7
[P] 403.230.3218

CIVIL:
01 - SITE SERVICING PLAN
02 - SITE GRADING PLAN

ARCHITECTURAL

COLLABOR8 ARCHITECTURE + DESIGN INC
203, 1010 1ST AVE NE
CALGARY, AB T2E 7W7
[P] 403.233.8448

ARCHITECTURAL:
DP000 - COVER SHEET & SITE INFORMATION
DP001 - EXISTING SITE PHOTOS
DP100 - EXISTING/DEMO SITE PLAN
DP101 - PROPOSED SITE PLAN
DP102 - SITE DETAILS
DP103 - EARTH BIN & MENU BOARD DETAILS
DP104 - SIGNAGE DRAWINGS
DP105 - VEHICLE ACCESS PLANS
L100 - PROPOSED LANDSCAPE PLAN
L101 - LANDSCAPE DETAILS
DP200 - PROPOSED FLOOR/ROOF PLANS
DP201 - PROPOSED GAS PUMP/CANOPY FLOOR PLAN
DP300 - PROPOSED BUILDING ELEVATIONS
DP301 - PROPOSED GAS PUMP/CANOPY ELEVATIONS
DP400 - PROPOSED BUILDING SECTION

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07	2026.09.22	DTR 1 REVISIONS

SEAL:

PATRICK N. SINCLAIR
REGISTERED ARCHITECT
2026-09-22
ALBERTA

CLIENT:

PROJECT:
2807 OGDEN ROAD SE
SITE REDEVELOPMENT

2807 OGDEN ROAD SE
CALGARY, AB

CONSULTANTS:

SHEET TITLE:
COVER SHEET
& SITE INFORMATION

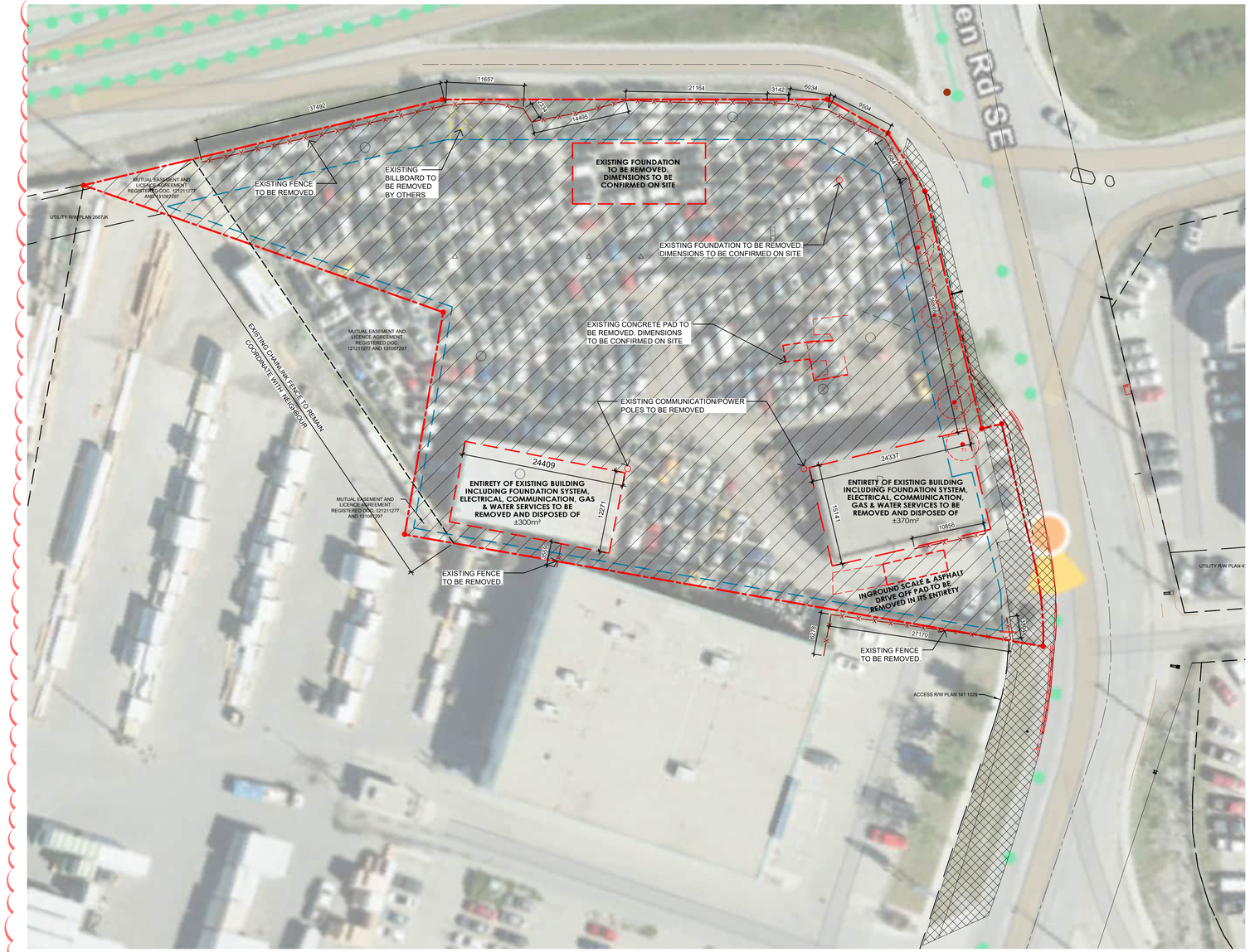
DATE:	JANUARY 2026
SCALE:	AS SHOWN
DRAWN BY:	RR/PA
PROJECT No:	25.36.01

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collabor8 ARCHITECTURE + DESIGN (ALBERTA) INC.

DRAWING No:
DP000



1 DP100 DEMOLITION PLAN
SCALE: 1:350

SHEET LEGEND

- HATCH INDICATES AREA WHERE EXISTING ASPHALT/CONCRETE TO BE REMOVED AND DISPOSED OF
- HATCH INDICATES AREA WHERE EXISTING SIDEWALK TO BE REMOVED AND DISPOSED OF
- PROPERTY LINE
- SETBACK
- BUILDINGS TO BE DEMOLISHED AND REMOVED FROM THE PROPERTY
- NORTH
- Pp EXISTING POWER POLE
- OH — OH — OH — OH EXISTING OVERHEAD POWER LINE TO BE UPGRADED

DEMOLITION NOTES:

1. DEMOLISHING AND REMOVAL OF THE EXISTING BUILDINGS IN THEIR ENTIRETY, INCLUDING ALL ASSOCIATED FOUNDATIONS, SLABS, DEBRIS, AND BELOW-GRADE REMNANTS UNLESS NOTED OTHERWISE.
2. EXISTING SITE COMPONENTS INCLUDING BUT NOT LIMITED TO SITE FENCE AND BILLBOARDS SHALL BE CAREFULLY REMOVED AND RELOCATED TO THE DESIGNATED NEW LOCATION AS INDICATED BY THE OWNER.
3. EXISTING SITE COMPONENTS TO REMAIN SHALL BE CAREFULLY SALVAGED, PROTECTED, AND RELOCATED TO THE DESIGNATED NEW LOCATION AS INDICATED ON THE DRAWINGS OR BY THE OWNER.
4. REMOVAL OF EXISTING ASPHALT PAVING, BASE, AND RELATED APPURTENANCES IN AREAS AFFECTED BY DEMOLITION AND NEW WORK.
5. SITE SHALL BE MAINTAINED IN A SECURE CONDITION THROUGHOUT DEMOLITION AND CONSTRUCTION. PROVIDE AND MAINTAIN TEMPORARY FENCING, BARRICADES, AND SIGNAGE TO PREVENT UNAUTHORIZED ENTRY AND TRESPASS.
6. EXISTING PUBLIC SIDEWALKS AND ANY AFFECTED CITY OF CALGARY FRONTAGE IMPROVEMENTS SHALL BE REMOVED AND RECONSTRUCTED TO MATCH CITY STANDARDS AND ADJACENT CONDITIONS, UNLESS OTHERWISE DIRECTED BY THE CITY.
7. EXISTING OVERHEAD POWER LINES SHALL BE COORDINATED WITH THE APPROPRIATE UTILITY PROVIDER FOR REPLACEMENT, RELOCATION, OR RAISING TO THE REQUIRED CLEARANCE PRIOR TO OR DURING CONSTRUCTION, AS APPLICABLE.
8. EXISTING MUNICIPAL UTILITY CONNECTIONS SHALL BE DISCONNECTED, DECOMMISSIONED, OR ABANDONED AS REQUIRED PRIOR TO DEMOLITION AND CONSTRUCTION, AND ALL REQUIRED UTILITY CLEARANCE/SIGN-OFF SHALL BE OBTAINED BEFORE WORK BEGINS. REFER TO DSSP DRAWINGS.
9. ALL ADJACENT PROPERTIES, PUBLIC WALKWAYS, STREETS, CURBS, UTILITIES, TREES, LANDSCAPING, AND OTHER IMPROVEMENTS SHALL BE PROTECTED FROM DAMAGE DURING DEMOLITION AND CONSTRUCTION.
10. ANY AREAS ADJACENT TO OR AFFECTED BY NEW CONSTRUCTION, DEMOLITION, OR UTILITY WORK SHALL BE PATCHED, REPAIRED, REFINISHED, AND MADE GOOD TO MATCH EXISTING OR NEW CONDITIONS, AS APPLICABLE.
11. SAFE ACCESS AND EGRESS FOR WORKERS, OCCUPANTS, INSPECTORS, EMERGENCY RESPONDERS, AND REQUIRED SITE OPERATIONS SHALL BE MAINTAINED THROUGHOUT THE DURATION OF THE WORK.

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07	2026.09.22	DTR 1 REVISIONS

SEAL:

PATRICK N. SINCLAIR REGISTERED ARCHITECT 2026-09-22 ALBERTA

CLIENT:

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SITE REDEVELOPMENT

2807 OGDEN ROAD SE
CALGARY, AB

CONSULTANTS:

SHEET TITLE:
EXISTING/DEMO
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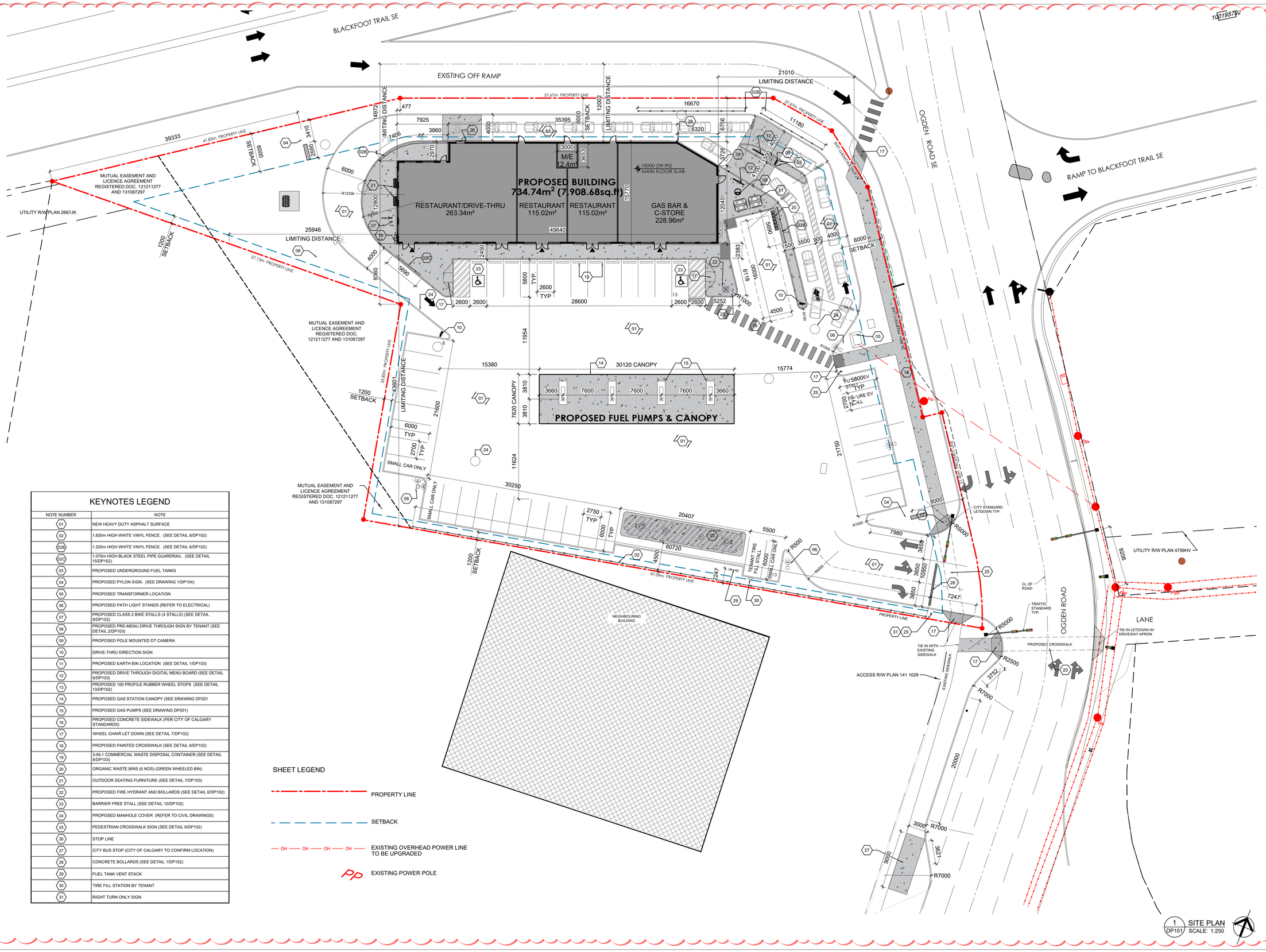
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DRAWING No:
DP100



KEYNOTES LEGEND

NOTE NUMBER	NOTE
01	NEW HEAVY DUTY ASPHALT SURFACE
02	1.830m HIGH WHITE VINYL FENCE. (SEE DETAIL 8/DP102)
02B	1.220m HIGH WHITE VINYL FENCE. (SEE DETAIL 6/DP102)
02C	1.070m HIGH BLACK STEEL PIPE GUARDRAIL. (SEE DETAIL 15/DP102)
03	PROPOSED UNDERGROUND FUEL TANKS
04	PROPOSED PYLON SIGN. (SEE DRAWING 1/DP104)
05	PROPOSED TRANSFORMER LOCATION
06	PROPOSED PATH LIGHT STANDS (REFER TO ELECTRICAL)
07	PROPOSED CLASS 2 BIKE STALLS (4 STALLS) (SEE DETAIL 9/DP102)
08	PROPOSED PRE-MENU DRIVE THROUGH SIGN BY TENANT (SEE DETAIL 2/DP103)
09	PROPOSED POLE MOUNTED DT CAMERA
10	DRIVE-THRU DIRECTION SIGN
11	PROPOSED EARTH BIN LOCATION (SEE DETAIL 1/DP103)
12	PROPOSED DRIVE THROUGH DIGITAL MENU BOARD (SEE DETAIL 6/DP103)
13	PROPOSED 100 PROFILE RUBBER WHEEL STOPS (SEE DETAIL 13/DP102)
14	PROPOSED GAS STATION CANOPY (SEE DRAWING DP201
15	PROPOSED GAS PUMPS (SEE DRAWING DP201)
16	PROPOSED CONCRETE SIDEWALK (PER CITY OF CALGARY STANDARDS)
17	WHEEL CHAIR LET DOWN (SEE DETAIL 7/DP102)
18	PROPOSED PAINTED CROSSWALK (SEE DETAIL 6/DP102)
19	3-IN-1 COMMERCIAL WASTE DISPOSAL CONTAINER (SEE DETAIL 8/DP103)
20	ORGANIC WASTE BINS (6 NOS) (GREEN WHEELED BIN)
21	OUTDOOR SEATING FURNITURE (SEE DETAIL 7/DP103)
22	PROPOSED FIRE HYDRANT AND BOLLARDS (SEE DETAIL 6/DP102)
23	BARRIER FREE STALL (SEE DETAIL 10/DP102)
24	PROPOSED MANHOLE COVER (REFER TO CIVIL DRAWINGS)
25	PEDESTRIAN CROSSWALK SIGN (SEE DETAIL 6/DP102)
26	STOP LINE
27	CITY BUS STOP (CITY OF CALGARY TO CONFIRM LOCATION)
28	CONCRETE BOLLARDS (SEE DETAIL 1/DP102)
29	FUEL TANK VENT STACK
30	TIRE FILL STATION BY TENANT
31	RIGHT TURN ONLY SIGN

SHEET LEGEND

- PROPERTY LINE
- SETBACK
- OH — OH — OH — OH — EXISTING OVERHEAD POWER LINE TO BE UPGRADED
- Pp EXISTING POWER POLE

1 DP101 SITE PLAN SCALE: 1:250

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SITE REDEVELOPMENT

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SHEET TITLE:
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DRAWING No:
DP101

EXISTING TREE LEGEND

SYMBOL	KEY	QTY	UNIT	COMMON NAME	REFERENCE CODE	CALIPER	HEIGHT (m)	CONIFEROUS/ DECIDUOUS	NOTES
	T1	1	EACH	POPULAR SPECIES	T-32022713	240mm	4.5m	D	TO BE REMOVED
	T2	1	EACH	POPULAR SPECIES	T-32022712	470mm	4.5m	D	TO BE REMOVED
	T3	1	EACH	ASH GREEN	T-32022710	40mm	3.0m	D	TO BE REMOVED
	T4	1	EACH	POPULAR SPECIES	T-32022185	250mm	4.5m	D	TO BE REMOVED
	T5	1		N/A	N/A	N/A	N/A	N/A	TO BE REMOVED
	T6	1		N/A	N/A	N/A	N/A	N/A	TO BE REMOVED

NEW TREE LEGEND

SYMBOL	KEY	QTY	UNIT	BOTANICAL NAME	COMMON NAME	CALIPER	HEIGHT (m)	SPREAD (m)	CONIFEROUS/ DECIDUOUS	NOTES
	B	30	EACH	POPULUS TREMULA 'ERECTA'	SWEDISH COLUMNAR ASPEN	50mm/ 75mm	2m/3m	1.8m	D	50% TO BE 75mm
	C	6	EACH	PINUS LONGAEVA	BRISTLECONE PINE	50mm/ 75mm	2m/3m	3.0m	C	50% TO BE 75mm
	E	8	EACH	PICEA PUNGENS 'FASTIGIATA'	COLUMNAR COLORADO SPRUCE	75mm	3.0m	2.0m	C	
TOTAL NEW TREES		44 PROVIDED (24 REQUIRED)								

NEW SHRUB & GRASS LEGEND

SYMBOL	KEY	QTY	UNIT	BOTANICAL NAME	COMMON NAME	CALIPER	HEIGHT (m)	SPREAD (m)	CONIFEROUS/ DECIDUOUS	NOTES
	D	20	EACH	JUNIPERUS SABINA	SAVIN JUNIPER		0.75m	0.75m		
	F	21	EACH	VIBURNUM LATANA	WAYFARING TREE		0.3m	1.5m		
	A	11	EACH	SYMPHORICAPOS ALBA	SNOWBERRY		1.5m	1.5m		
TOTAL NEW SHRUBS		52 PROVIDED (48 REQUIRED)								

LANDSCAPE GENERAL NOTES

1) ALL BEDS & PLANTERS TO HAVE 80mm NEW BARK MULCH INSTALLED

LANDSCAPE PLAN NOTES

01 ALL NEW BEDS AND PLANTERS ARE TO BE IRRIGATED BY LOW WATER IRRIGATION SYSTEM

LANDSCAPE REQUIREMENTS

PLANTING REQUIREMENTS

1 ALL PLANT MATERIALS MUST BE OF A SPECIES CAPABLE OF HEALTHY GROWTH IN CALGARY AND MUST CONFORM TO THE STANDARDS OF THE CANADIAN NURSERY LANDSCAPE ASSOCIATION.

2 A MINIMUM OF 25.0 PER CENT OF ALL TREES REQUIRED MUST BE CONIFEROUS.

3 DECIDUOUS TREES MUST HAVE A MINIMUM CALLIPER OF 50 MILLIMETRES AND AT LEAST 50.0 PER CENT OF THE PROVIDED DECIDUOUS TREES MUST HAVE A MINIMUM CALLIPER OF 75 MILLIMETRES AT THE TIME OF PLANTING.

4 CONIFEROUS TREES MUST HAVE A MINIMUM HEIGHT OF 2.0 METRES AND AT LEAST 50.0 PER CENT OF THE PROVIDED CONIFEROUS TREES MUST BE A MINIMUM OF 3.0 METRES IN HEIGHT AT THE TIME OF PLANTING.

5 SHRUBS MUST BE A MINIMUM HEIGHT OR SPREAD OF 0.6 METRES AT THE TIME OF PLANTING.

6 SOFT SURFACED LANDSCAPED AREAS MAY INCLUDE URBAN AGRICULTURE.

7 WHERE A SETBACK AREA SHARES A PROPERTY LINE WITH A STREET, EXPRESSWAY OR MAJOR STREET, THE SETBACK AREA MUST:
- A BE A SOFT SURFACED LANDSCAPED AREA; AND
- B PROVIDE A MINIMUM OF 1.0 TREES AND 2.0 SHRUBS:
  - I FOR EVERY 35.0 SQUARE METRES; OR
  - II FOR EVERY 50.0 SQUARE METRES, WHERE IRRIGATION IS PROVIDED BY A LOW WATER IRRIGATION SYSTEM.

CALCULATIONS
LANDSCAPE SETBACK AREA = 1,173.97M^2
NUMBER OF PLANTINGS REQUIRED = 1,173.97/35 = 23.47 = 33 TREES / 48 SHRUBS
- # OF 3M 75MM CALIPER CONIFEROUS TREES = 14
- # OF 2M 50MM CALIPER CONIFEROUS TREES = 13
- # OF 2M 50MM CALIPER DECIDUOUS TREES = 2
- # OF SHRUBS MIN HEIGHT OR SPREAD OF 0.6M = 48

NOTES: * PLANT SIZES IN THIS LIST ARE SPECIFIED ACCORDING TO THE CNTA STANDARDS FOR NURSERY STOCK, LATEST EDITION. CONTAINER SIZES SPECIFIED AS PER CNTA STANDARDS. BOTH PLANT SIZE AND CONTAINER SIZE ARE THE MINIMUM ACCEPTABLE SIZES.

* REFER TO SPECIFICATIONS FOR DEFINED CONTAINER MEASUREMENTS AND OTHER PLANT MATERIAL REQUIREMENTS.

* SUBSTITUTIONS: OBTAIN WRITTEN APPROVAL FROM THE LANDSCAPE ARCHITECT PRIOR TO MAKING ANY SUBSTITUTIONS TO THE SPECIFIED MATERIAL.
UNAPPROVED SUBSTITUTIONS WILL BE REJECTED. ALLOW A MINIMUM OF FIVE DAYS PRIOR TO DELIVERY FOR REQUEST TO SUBSTITUTE. SUBSTITUTIONS
ARE SUBJECT TO CNTA STANDARDS FOR NURSERY STOCK - DEFINITION OF CONDITIONS OF AVAILABLE.

NOTE: CONTRACTOR TO CONTACT CITIES UTILITY DIVISION FOR APPROVAL OF LAYOUT PRIOR TO PLANTING IN UNITY R.O.W.

NOTE: CONTRACTOR TO PROVIDE SEPARATE PRICE FOR DESIGN BUILD LOW WATER IRRIGATION SYSTEM FOR ALL SOFT LANDSCAPE AREAS AS PER CTC SPECIFICATION SECTION 02010 - REVIEW MECH DRAWING FOR WATER CONNECTION LOCATION - EXTEND CONNECTION TO LANDSCAPE BED FOR SERVICING.

NOTE: ALL TREES IN GRASS AREAS TO HAVE FIBRE MULCH (100mm DEPTH/MULCH TO BE UNTREATED FIBRES OR CHIPS PROVIDE SAMPLE FOR APPROVAL.
PLACE 75mm DEPTH WOOD MULCH AS PER DETAIL. CUT 1000 X 1000 OPENING WHERE TREES ARE TO BE INSTALLED.

MINIMUM GROWING MEDIUM DEPTHS AS FOLLOWS:
300mm FOR SODDED/SEEDED AREAS - SOD AS NOTED ON PLANS
600mm FOR PLANTING BEDS

WOOD MULCH: 20mm (3/4") MINUS, FREE OF ALL SOIL, STONES, ROOTS OR OTHER EXTRANEOUS MATTER.
MULCH ALL SHRUB PLANTING AREAS WITH AN EVEN LAYER OF WOOD CHIPS TO 2 1/2" (65mm) DEPTH, OVER LANDSCAPE NEED CONTROL FABRIC (SEE SPEC, BELOW).
WEED CONTROL FABRIC TO BE 50Z WEED BARRIER FABRIC.



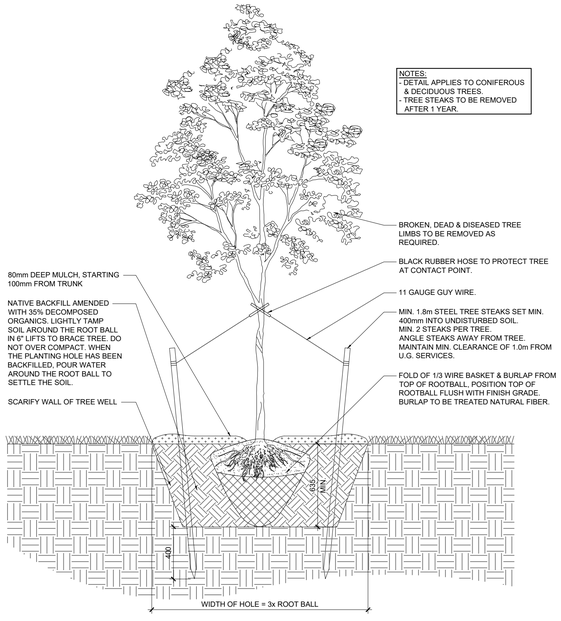
14 L101 PEDESTRIAN WASTE & RECYCLING BINS
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13 L101 TYPICAL BENCH
SCALE: NTS



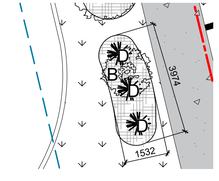
12 L101 WOOD PICNIC TABLE
SCALE: NTS



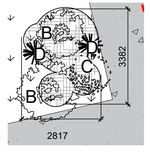
1 L101 TYPICAL TREE PLANTING
SCALE: NTS

LEGEND
- DRAUGHT RESISTANT GRASS SOD
- GRASS HYDROSEED
- MULCH
- CONCRETE PAD
- MANHOLE, REFER TO DSSP DRAWINGS
- EXISTING TREES TO BE REMOVED
- NEW TREES + SHRUBS

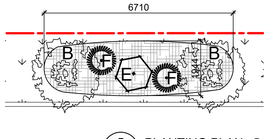
2 L101 TYPICAL SHRUB PLANTING
SCALE: NTS



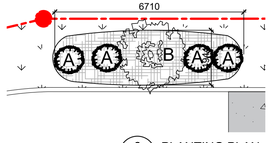
3 L101 PLANTING PLAN
SCALE: 1:100



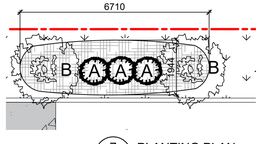
4 L101 PLANTING PLAN
SCALE: 1:100



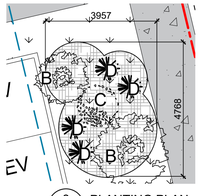
5 L101 PLANTING PLAN x5
SCALE: 1:100



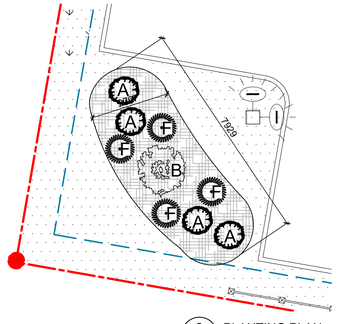
6 L101 PLANTING PLAN
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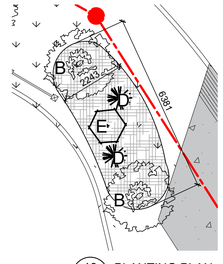
7 L101 PLANTING PLAN
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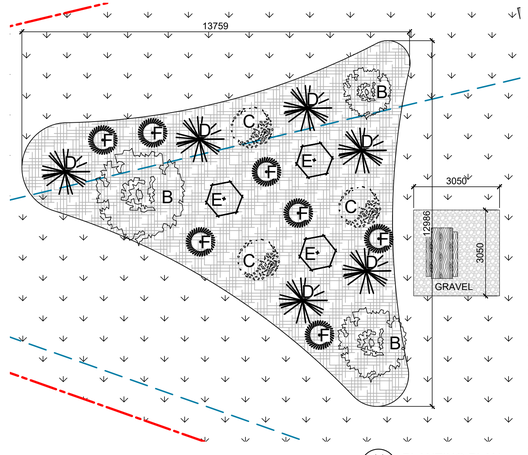
8 L101 PLANTING PLAN
SCALE: 1:100



9 L101 PLANTING PLAN
SCALE: 1:100



10 L101 PLANTING PLAN
SCALE: 1:100



11 L101 PLANTING PLAN
SCALE: 1:100

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06	2026.09.08	ADDENDUM 2
07	2026.09.22	DTR 1 REVISIONS

SEAL:

PATRICK N. SINCLAIR REGISTERED ARCHITECT 2026-09-22 ALBERTA

CLIENT:

PROJECT:
2807 OGDEN ROAD SE
SITE REDEVELOPMENT

2807 OGDEN ROAD SE
CALGARY, AB

CONSULTANTS:

SHEET TITLE:
LANDSCAPE DETAILS

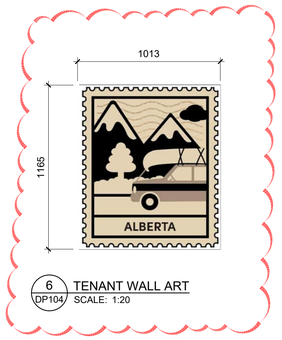
DATE:	JANUARY 2026
SCALE:	AS SHOWN
DRAWN BY:	RR/PA
PROJECT No:	25.36.01

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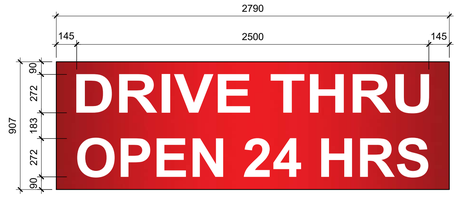
DRAWING No:
L101



6 DP104 TENANT WALL ART
SCALE: 1:20



5 DP104 ILLUMINATED TENANT SIGN x2
SCALE: 1:20



4 DP104 ILLUMINATED TENANT SIGN
SCALE: NTS

D/F ALUMINUM ANGLE FRAMED CABINET
12" RADIUS CORNERS
3mm ACM CLADDING
PAINTED WHITE

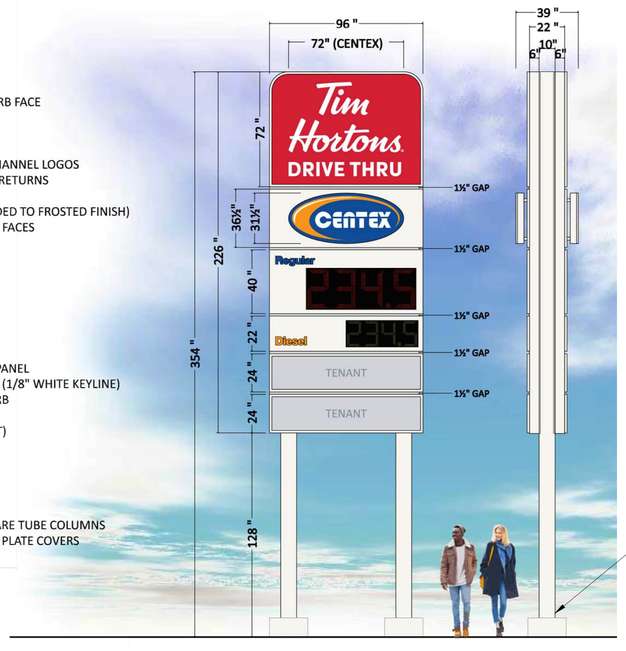
TIM HORTONS:
EX-7 RETAINER
PAINTED WHITE
WHITE TRANSLUCENT POLYCARB FACE
APPLIED VINYL GRAPHICS

CENTEX:
FACE & HALO ILLUMINATED CHANNEL LOGOS
2" TRIMCAP & 5" ALUMINUM RETURNS
PREFINISHED BLACK / WHITE
CLEAR POLYCARB BACKS (SANDED TO FROSTED FINISH)
WHITE TRANSLUCENT ACRYLIC FACES
APPLIED VINYL GRAPHICS
WHITE LED ILLUMINATION
MOUNTED WITH 2" SPACERS

PRICE PANELS:
1/8" ACM PANELS BONDED TO
EX-12 ALUMINUM RETAINERS
PAINTED WHITE
TEXT / OPENING CUT OUT OF PANEL
APPLIED TRANSLUCENT VINYL (1/8" WHITE KEYLINE)
BACKED WITH WHITE POLYCARB
WHITE LED ILLUMINATION
DIGITAL DISPLAY (24"/15" TEXT)

TENANT PANELS:
POLYCARB FACE IN RETAINER
GRAPHICS TBD

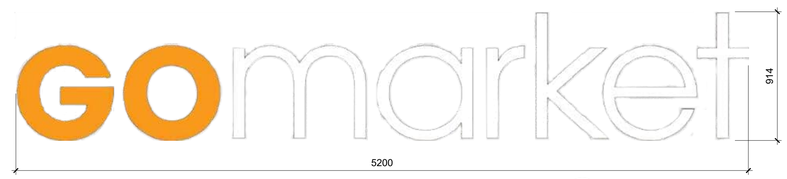
2@ 10" X 10" X 1/4" HSS SQUARE TUBE COLUMNS
FABRICATED ALUMINUM BASE PLATE COVERS
PAINTED WHITE



ANCHOR BOLT COVER

1 DP104 ILLUMINATED PYLON SIGN x2
SCALE: NTS

PLYON SIGN NOTES
1) POWER SUPPLY FOR PYLON SINGS TO BE RUN UNDERGROUND
2) CONCRETE BASE BY STRUCTURAL ENGINEER



3 DP104 ILLUMINATED TENANT SIGN
SCALE: NTS



2 DP104 ILLUMINATED TENANT SIGN
SCALE: NTS

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2026-09-22
ALBERTA

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2807 OGDEN ROAD SE
SITE REDEVELOPMENT

2807 OGDEN ROAD SE
CALGARY, AB

CONSULTANTS:

SHEET TITLE:
SIGNAGE DRAWINGS

DATE:	JANUARY 2026
SCALE:	AS SHOWN
DRAWN BY:	RR/PA
PROJECT No:	25.36.01

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DRAWING No:
DP104

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CLIENT:

PROJECT:
2807 OGDEN ROAD SE
SITE REDEVELOPMENT

2807 OGDEN ROAD SE
CALGARY, AB

CONSULTANTS:

SHEET TITLE:
VEHICLE ACCESS
PLANS

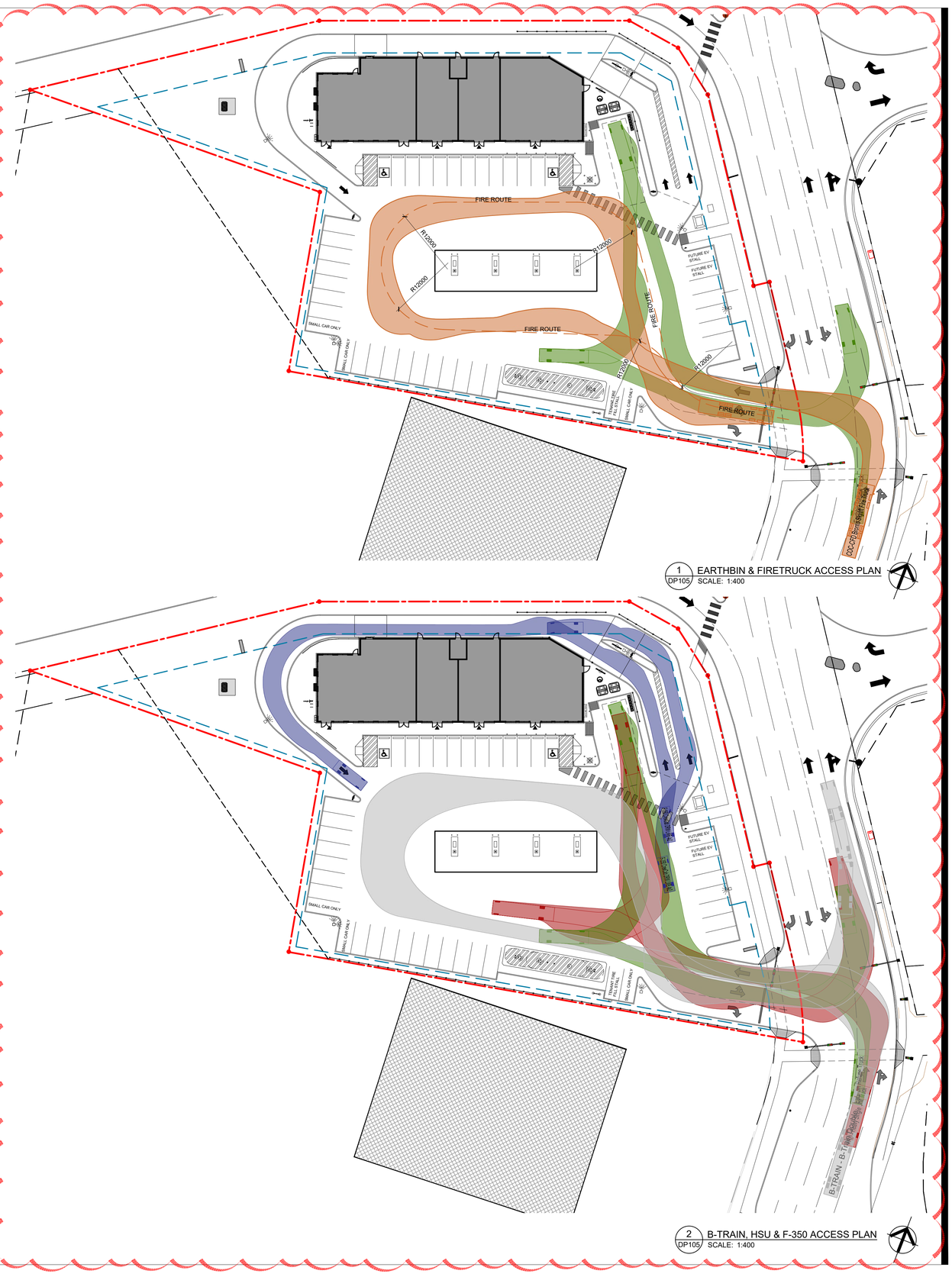
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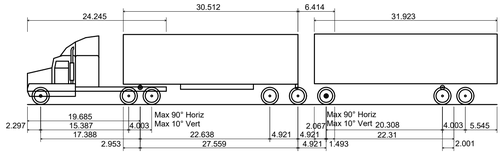
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DRAWING No:
DP105



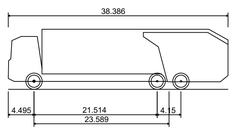
1 DP105 EARTHBIN & FIRETRUCK ACCESS PLAN
SCALE: 1:400

2 DP105 B-TRAIN, HSU & F-350 ACCESS PLAN
SCALE: 1:400



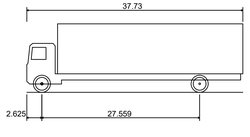
B-TRAIN - B-Train Double

Overall Length	82.021ft
Overall Width	8.530ft
Overall Body Height	12.320ft
Min Body Ground Clearance	1.427ft
Track Width	8.530ft
Lock-to-lock time	5.00s
Curb to Curb Turning Radius	40.026ft



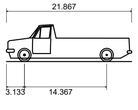
EARTHBIN Refuse Truck

Overall Length	38.386ft
Overall Width	8.104ft
Overall Body Height	10.499ft
Min Body Ground Clearance	1.329ft
Track Width	8.104ft
Lock-to-lock time	6.00s
Wall to Wall Turning Radius	35.302ft



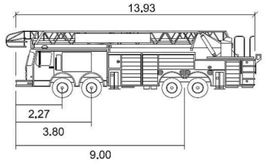
HSU - Heavy Single Unit Truck

Overall Length	37.730ft
Overall Width	8.530ft
Overall Body Height	11.974ft
Min Body Ground Clearance	1.460ft
Track Width	8.530ft
Lock-to-lock time	4.00s
Curb to Curb Turning Radius	46.260ft



F-350 CrewCab DRW LWB 4x2

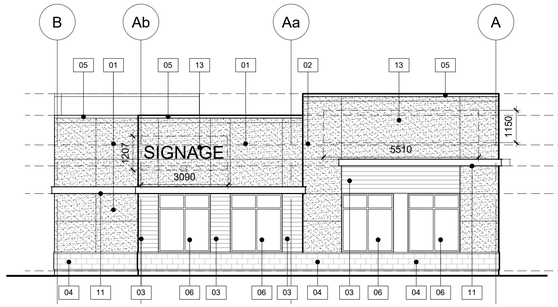
Overall Length	21.867ft
Overall Width	6.658ft
Overall Body Height	6.417ft
Min Body Ground Clearance	0.592ft
Track Width	6.658ft
Lock-to-lock time	5.00s
Curb to Curb Turning Radius	29.250ft



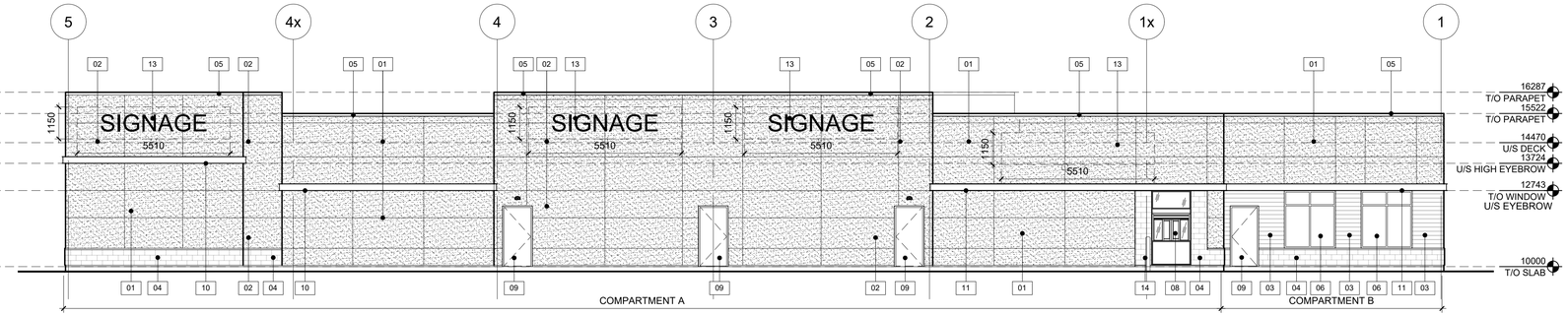
meters

Width	: 2.57
Track	: 2.57
Lock to Lock Time	: 6.0
Steering Angle	: 47.5
Turning Radius	: 10.18

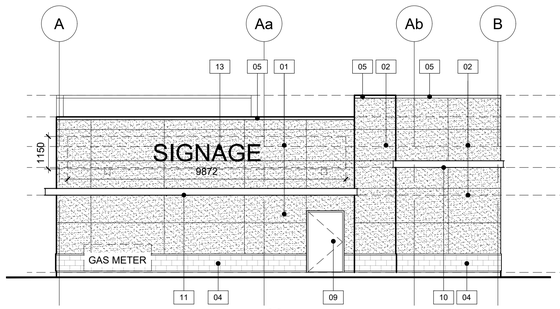
3 DP105 VEHICLE DETAILS
SCALE: NTS



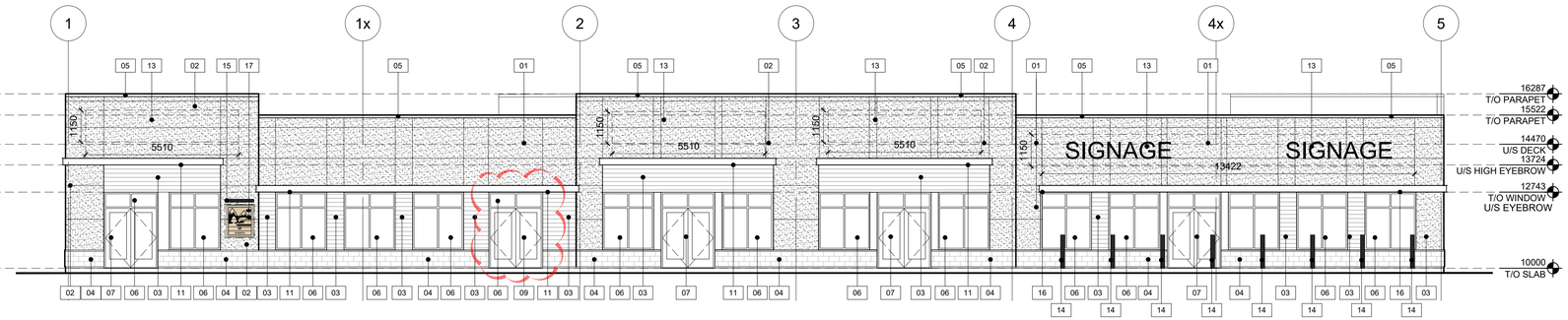
4 A300 WEST ELEVATION (PROPOSED)
SCALE: 1:100



3 A300 NORTH ELEVATION (PROPOSED)
SCALE: 1:100



2 A300 EAST ELEVATION (PROPOSED)
SCALE: 1:100



1 DP300 SOUTH ELEVATION (PROPOSED)
SCALE: 1:100

MATERIAL FINSIH LEGEND

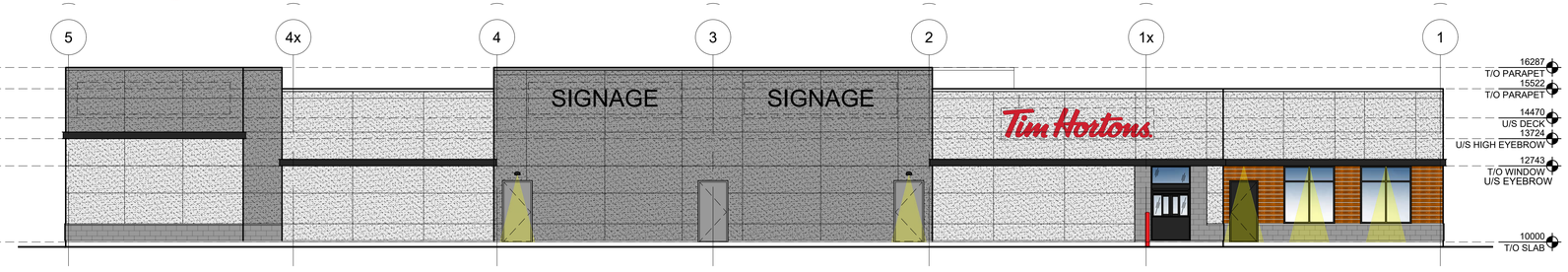
01 EXTERIOR INSULATION FINISH SYSTEM (STUCCO) - COLOUR WHITE	10 C-CHANNEL EYEBROW - COLOUR BLACK
02 EXTERIOR INSULATION FINISH SYSTEM (STUCCO) - COLOUR CHARCOAL	11 C-CHANNEL EYEBROW, ILLUMINATED - COLOUR BLACK
03 WOOD LOOK SIDING	12 SURFACE MOUNTED ALUMINUM FENCE, COLOUR BLACK.
04 STONE VENEER	13 PROPOSED ILLUMINATED TENANT SIGNAGE LOCATION. SEE DP104
05 CAP FLASHING - COLOUR TO MATCH ADJACENT FINISH	14 BOLLARD - RED/BLACK, SEE DETAIL 11/DP102
06 ANODIZED ALUMINUM GLAZING - COLOUR BLACK	15 DOWNCAST SIGNAGE LIGHT & TENANT SIGN. SEE DP104
07 ANODIZED ALUMINUM GLAZED DOUBLE DOOR - COLOUR BLACK	16 C-CHANNEL EYEBROW WITH INTEGRATED WINDOW SECURITY ROLL SHUTTERS & LIGHTING.
08 DRIVE-THRU PICKUP WINDOW	17 WALL ART
09 ANODIZED ALUMINUM GLAZED DOUBLE DOOR - COLOUR BLACK WITH BLACK PRIVACY FILM ON GLAZING.	

LIMITING DISTANCE 3.1.3.

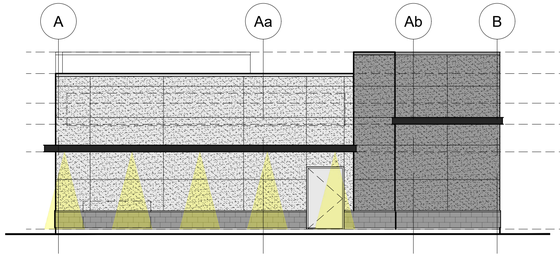
Building Face	Building Code Reference	Area of Exposing Bldg Face (m^2)	Limiting Distance (m)	Ratio (L/H)	Unprotected Openings % Allowable	Construction Type	F.R.R. Requirements (mins.)	Req. Cladding Type
NORTH COMPARTMENT A	TABLE 3.2.3.1-B	190.6	12.002	3:1 TO 10:1	100	Combustible or Noncombustible	0	Combustible or Noncombustible
NORTH COMPARTMENT B	TABLE 3.2.3.1-B	36.35	14.972	3:1 TO 10:1	100	Combustible or Noncombustible	0	Combustible or Noncombustible
SOUTH	TABLE 3.2.3.1-B	226.95	43.601	OVER 10:1	100	Combustible or Noncombustible	0	Noncombustible
EAST	TABLE 3.2.3.1-B	54.76	21.010	3:1 TO 10:1	100	Combustible or Noncombustible	0	Combustible or Noncombustible
WEST	TABLE 3.2.3.1-B	72.1	25.946	3:1 TO 10:1	100	Combustible or Noncombustible	0	Combustible or Noncombustible



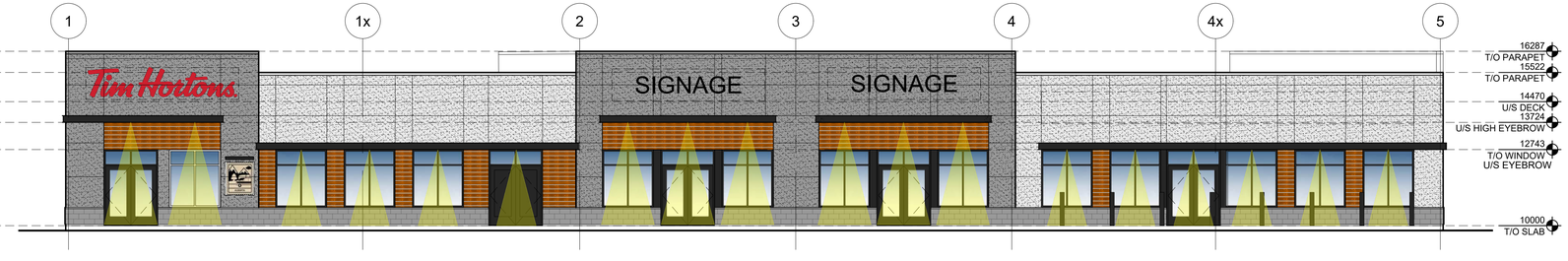
4 DP300 WEST ELEVATION (PROPOSED) COLOURED
SCALE: 1:100



3 DP300 NORTH ELEVATION (PROPOSED) COLOURED
SCALE: 1:100



2 DP300 EAST ELEVATION (PROPOSED) COLOURED
SCALE: 1:100



1 DP300 SOUTH ELEVATION (PROPOSED) COLOURED
SCALE: 1:100

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2026-09-22
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2807 OGDEN ROAD SE
CALGARY, AB

CONSULTANTS:

SHEET TITLE:
PROPOSED BUILDING ELEVATIONS

DATE:	JANUARY 2026
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