

ALBERTA LAND SURVEYOR'S REAL PROPERTY REPORT

Prism Surveys

P.O. Box 56057 Airways R.P.O. Calgary, Alberta T2E 8K5
Ph (403) 291 5534 Fax (403) 275 0370

Municipal Address:

128 Park Estates Place S.E.

Calgary, Alberta

Legal Description:

Lot: 26

Block: 11

Plan: 741 0001

Date of Survey: 93/03/18 Updated 16/06/06

Date of Title Search: 16/05/18 # 931 099 320

ALBERTA LAND SURVEYOR'S CERTIFICATION:

I hereby certify that this Report and related Survey, was prepared and performed under my personal supervision and in accordance with the Alberta Land Surveyors' Association's Manual of Standard Practice and supplement thereto. Accordingly, within those standards and as of the date of this Report, I am of the opinion that:

- the plan illustrates the boundaries of the Property, the improvements as defined in Part D, Section 8.5 of the Alberta Land Surveyors' Association's Manual of Standard Practice, and registered easements and rights of way affecting the extent of the title to the Property;
- the improvements are entirely within the boundaries of the Property, [except

Concrete Walk Extends Beyond the P/L to the Municipal Sidewalk.

- no visible encroachments exist on the Property from any improvements situated on an adjoining property, [except

- no visible encroachments exist on registered easements or rights-of-way affecting the extent of the Property, [except

Purpose of Report:

This Report and related plan have been prepared for the benefit of the Property owner, subsequent owners and any of their agents for the purpose of (a land conveyance, support of a subdivision application, a mortgage application, a submission to the municipality for a compliance certificate, etc.). Copying is permitted only for the benefit of these parties. Where applicable, registered easements and utility rights of way affecting the extent of the Property have been shown on the plan. Unless shown otherwise, property corner markers have not been placed during the survey for this Report.

The plan should not be used to establish boundaries due to the risk of misinterpretation or measurement error by the user.

The information shown on this Report reflects the status of this Property as of the date of survey only. Users are encouraged to have the Real Property Report updated for future requirements.

Dated at Calgary, Alberta
This 6th day of June, 2016.

This Document is not valid unless it bears an original signature. (in red ink)

Walter J. Maloney, A.L.S.

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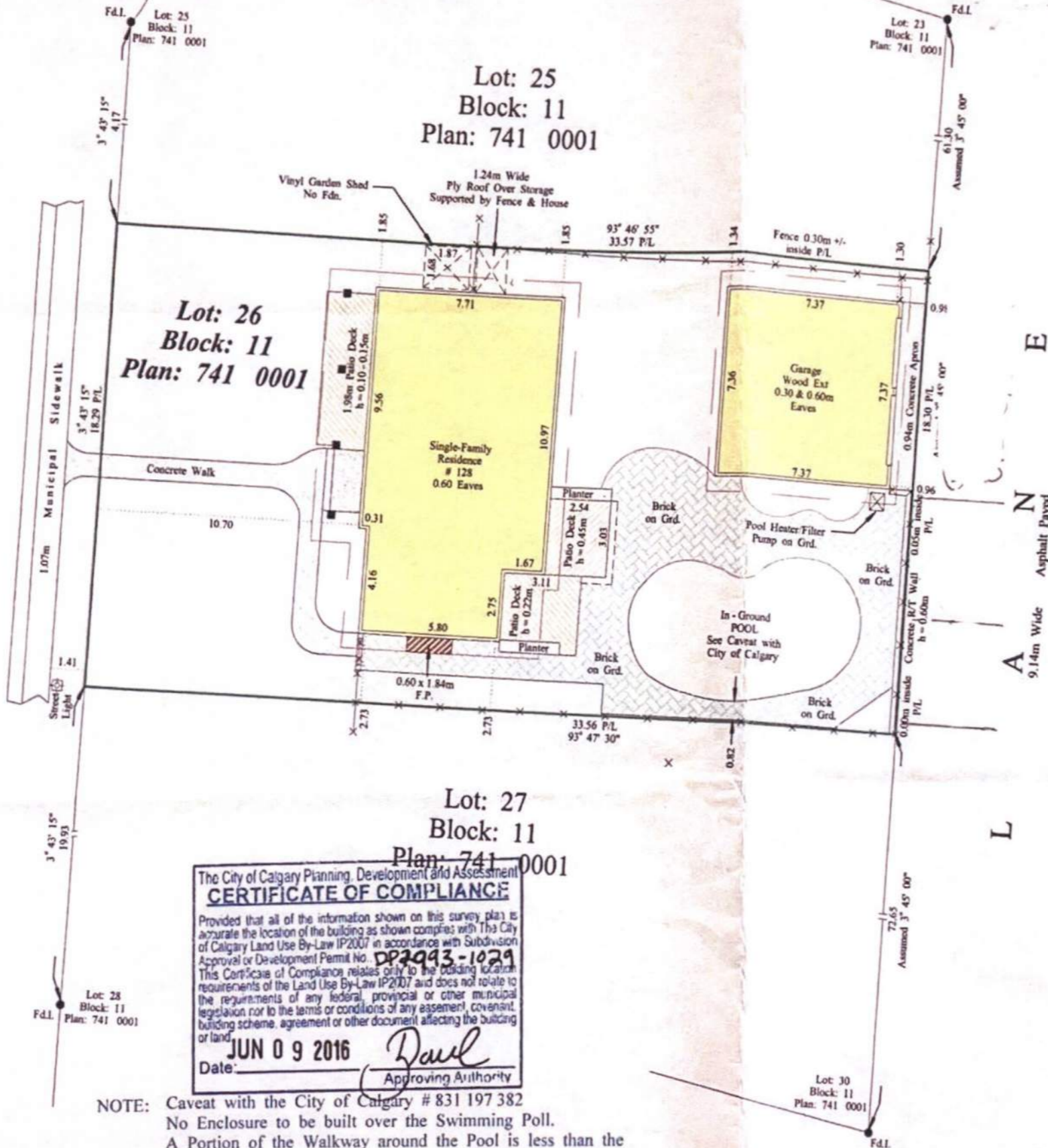
Legend:

Found Iron Posts are shown thus: ● F.d.I. Found no mark abbreviated F.d. no mk.
All distances are in metres and decimals thereof.
Distances shown on curve boundaries are Arc distances and are shown thus: L =
The curve radius is shown thus: R = ; Delta Angle Δ =
The fence (shown thus: —x—) is a reasonable interpretation of the boundary it purports to define (+/- 0.20m) except where shown otherwise.
Unless otherwise specified, the dimensions shown relate to the distance from property boundaries to Foundation wall only at the date of survey, brick & exterior siding not shown.
Eaves are dimensioned from the foundation to the fascia board, eavestrough not included.
North = N; South = S; East = E; West = W; Right of Way = R/W; cantilever = cant.;
Concrete = conc; height = h; Retaining Wall = R/T wall; counter sunk = c.s.
P.L. = Property Line; C/L = Center Line; D.H. = Drill Hole
Property Line Shown Thus: _____

Client: [Redacted] Calgary, Alberta

Scale: 1 : 200
Re: PS93.0321-1
Job No: PS16.0519-1 v2016

Park Estates Place S.E.



The City of Calgary Planning, Development and Assessment
CERTIFICATE OF COMPLIANCE

Provided that all of the information shown on this survey plan is accurate the location of the building as shown complies with The City of Calgary Land Use By-Law IP2007 in accordance with Subdivision Approval or Development Permit No. DP2993-1029
This Certificate of Compliance relates only to the building location requirements of the Land Use By-Law IP2007 and does not relate to the requirements of any federal, provincial or other municipal legislation nor to the terms or conditions of any easement, covenant, building scheme, agreement or other document affecting the building or land.

Date: JUN 09 2016
Approving Authority: [Signature]

NOTE: Caveat with the City of Calgary # 831 197 382
No Enclosure to be built over the Swimming Pool.
A Portion of the Walkway around the Pool is less than the required 0.91m (3'-0").



Scale

Project

PROPOSED
GARAGE + SUITE
 128 PARK ESTATES PLACE SE.
 CALGARY, AB

Revisions

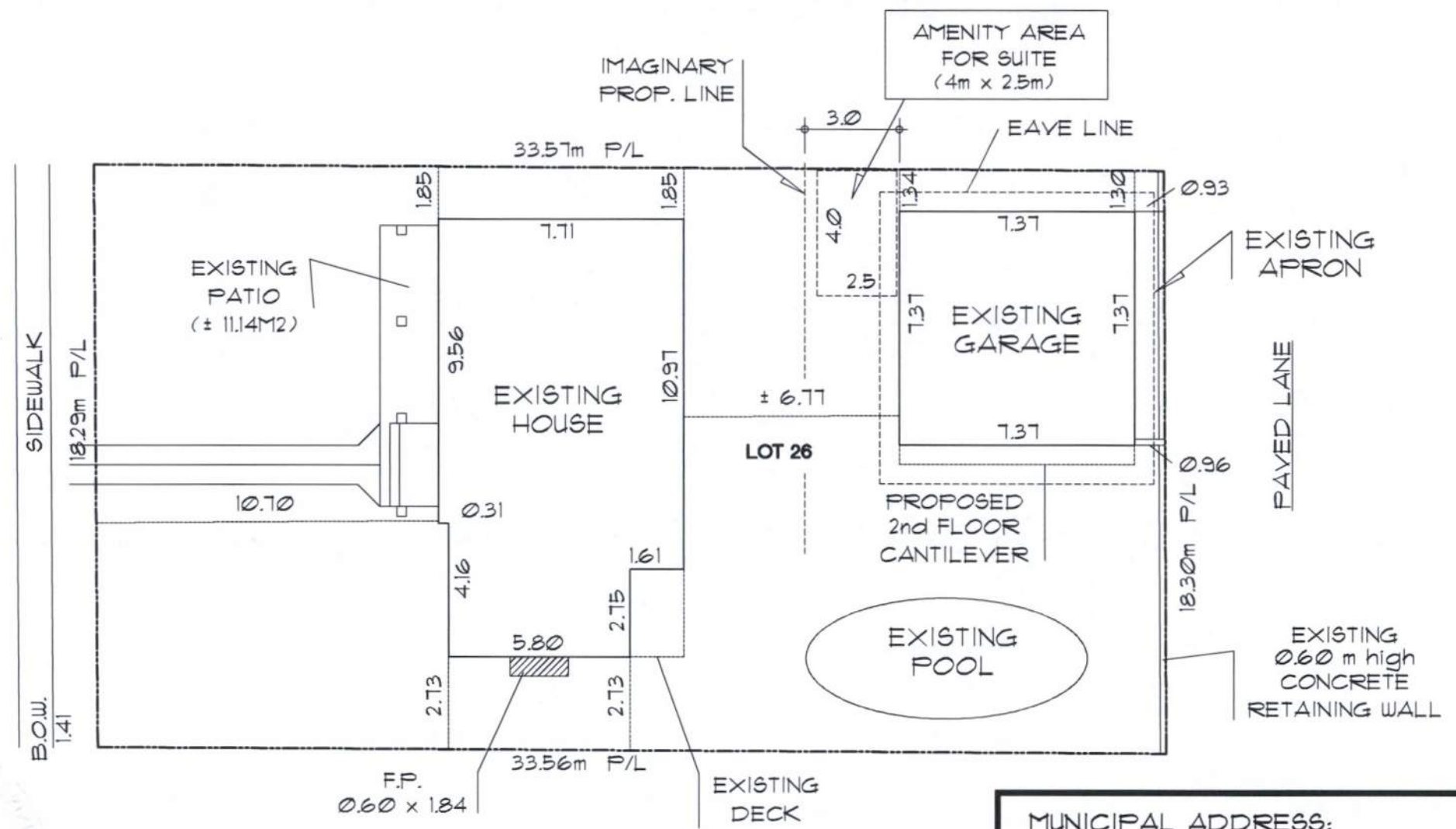
Drawing Title

SITE PLAN

JOB No: 26-1061
 DATE: 05/28/2026
 DRAWN: [Signature]

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PARK ESTATES PLACE SE.



SITE PLAN

SCALE: 1:200m

SCOPE OF WORK:

REBUILD EXIST. GARAGE c/w SUITE

INCLUDING

- EXISTING GARAGE FOUNDATION WALLS AND SLAB TO REMAIN (REPAIR AS REQUIRED). PLANS & ELEVATIONS
- CONSTRUCT NEW GARAGE
- CONSTRUCT NEW 2nd FLOOR SUITE

MUNICIPAL ADDRESS:

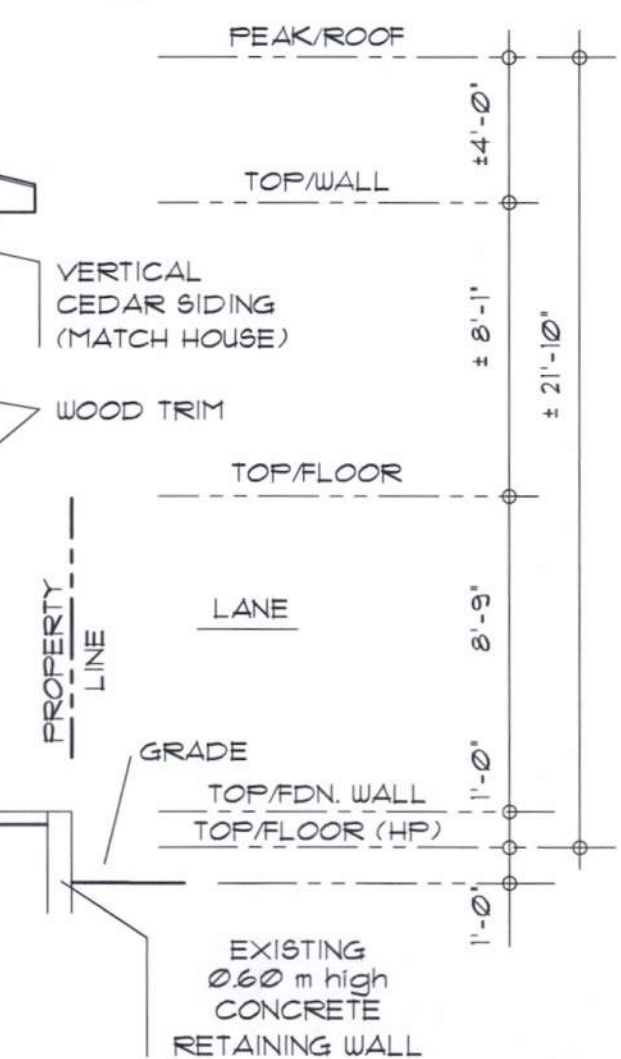
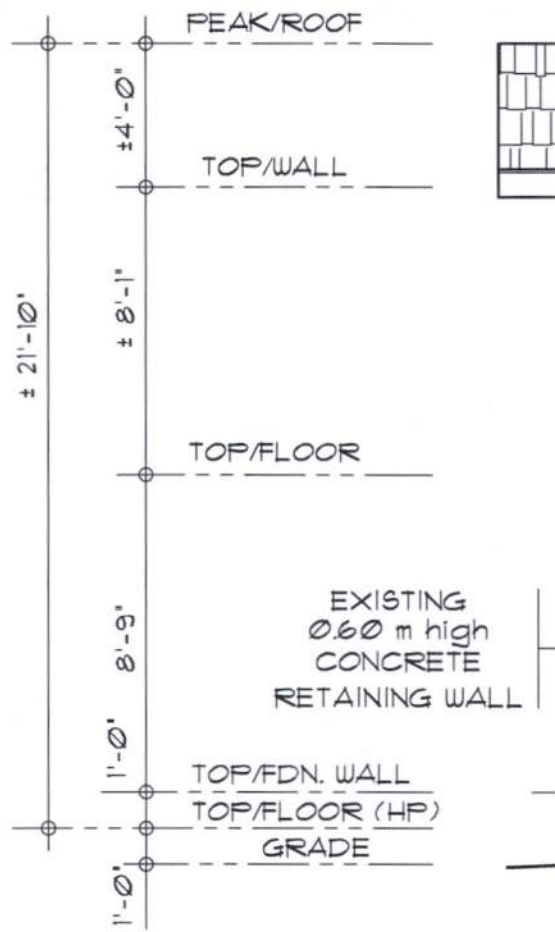
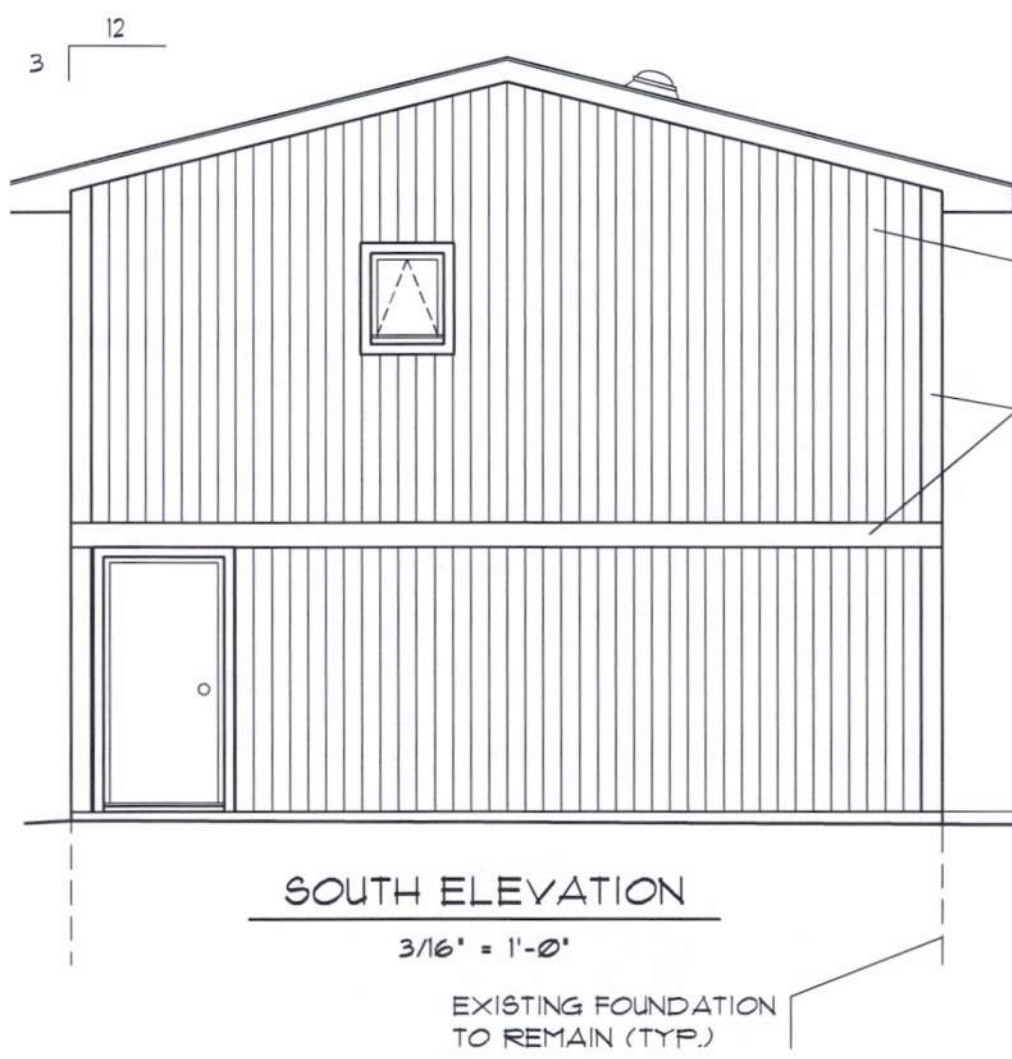
128 PARK ESTATES PLACE SE.
 CALGARY, AB

LEGAL DESCRIPTION:

LOT: 26
 BLOCK: 11
 PLAN: 741 0001

DEVELOPMENT DATA:

SITE AREA	± 613.14 M2	± 6600 SF.
BUILDING AREAS		
EXISTING HOUSE (AT FOUNDATION)	99.87 M2	1075 SF.
EXISTING GARAGE (TO BE REBUILT)	54.25 M2	584 SF.
FRONT PATIO	11.15 M2	120 SF.
EXISTING DECK	4.55 M2	49 SF.
TOTAL BUILDING AREA	169.82 M2	1828 SF.
PERCENTAGE OF SITE COVERAGE	27.10 %	
PROPOSED SUITE		
PROPOSED SUITE (ABOVE GARAGE)	58.71 M2	632 SF.



HD ENGINEERING SERVICES LTD.
 5104, 7005 Fairmont Drive S.E.
 Calgary, Alberta, T2H 0K4
 Ph: (403) 681 - 6301

Sea:

Project:

PROPOSED
GARAGE + SUITE
 128 PARK ESTATES PLACE S.E.
 CALGARY, AB

Revisions:

Drawing Title:

EAST + SOUTH ELEVATIONS

JOB No: 26-1061
 DATE: 05/28/2026
 DRAWN: tr

DP.4

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Seal:

Project:

PROPOSED
GARAGE + SUITE
128 PARK ESTATES PLACE S.E.
CALGARY, AB

Revisions:

Drawing Title:
WEST + NORTH ELEVATIONS

JOB No: 26-1061
 DATE: 05/28/2026
 DRAWN: HY

DP.5

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