



LIST OF DRAWINGS

A-0.0	Cover Page
A-1.0	Foundation Plan
A-1.1	Basement Plan
A-1.2	Main Floor Plan
A-1.3	Upper Floor Plan
A-1.4	Roof Plan
A-2.0	Front & Rear Elevations
A-2.1	Right Elevation
A-2.2	Left Elevation
A-4.0	Garage Plan
A-4.1	Garage Elevation 1
A-4.2	Garage Elevation 2
A-4.3	Garage Section

FLOOR AREA	
BASEMENT	= 1090.28SQ.FT.
MAIN	= 1076.94 SQ. FT.
UPPER	= 1176.08 SQ. FT.
TOTAL	= 2253.02 SQ. FT

PROJECT NOTES:

DO NOT SCALE DRAWINGS.
DRAWINGS ARE TO BE READ IN CONJUNCTION WITH ALL OTHER APPLICABLE CONSULTANT DRAWINGS.
CONTRACTOR IS TO CONFIRM AND COORDINATE ALL DETAILS WITH SITE CONDITIONS AND OTHER CONSULTANT DRAWINGS PRIOR TO STARTING CONSTRUCTION.
JOHN TRINH & ASSOCIATES INC. ASSUMES NO RESPONSIBILITY, IMPLIED OR DIRECT UNLESS THE DRAWINGS BEAR THE SEAL AND SIGNATURE OF A REGISTERED PROFESSIONAL.

ALL FRAMING, ELECTRICAL ROUGH-IN AND PLUMBING ROUGH-IN NEEDS TO BE CONFIRMED BY TRADES/CONTRACTOR AND HOME OWNER. ANY ISSUE NEEDS TO BE NOTIFIED TO THE DESIGNER TO BE RESOLVED BEFORE PROCEEDING

ISSUES:

NO.	DATE(D/M/Y)	DETAIL	BY
01.	10/06/2026	DP PLANS	D.J.
02.	03/09/2026	REVISIONS	AD.
03.	--	--	--
04.	--	--	--
05.	--	--	--



COPYRIGHT:
ALL IDEAS AND DESIGNS REPRESENTED BY THIS DRAWING ARE OWNED BY JOHN TRINH & ASSOCIATES INC. AND WERE CREATED FOR USE IN A SPECIFIED PROJECT. NONE OF THE IDEAS AND/OR DESIGNS MAY BE USED BY, OR DISCLOSED TO, ANY OTHER PERSON OR ORGANIZATION FOR ANY PURPOSE WITHOUT THE WRITTEN PERMISSION

ALL WORK MUST COMPLY WITH THE MOST RECENT EDITION OF THE ALBERTA BUILDING CODE AND ANY OTHER GOVERNING AUTHORITIES.

PROJECT: NEW HOME

STATUS: DP

SIGNATURES:
X _____

PRINTED: 2026-09-23 2:49:50 PM

PROJECT NAME:
436 38 Street S.W. (NORTH)
CALGARY, ALBERTA

DESIGNER: JT	JOB #: 200 - 26
-----------------	--------------------

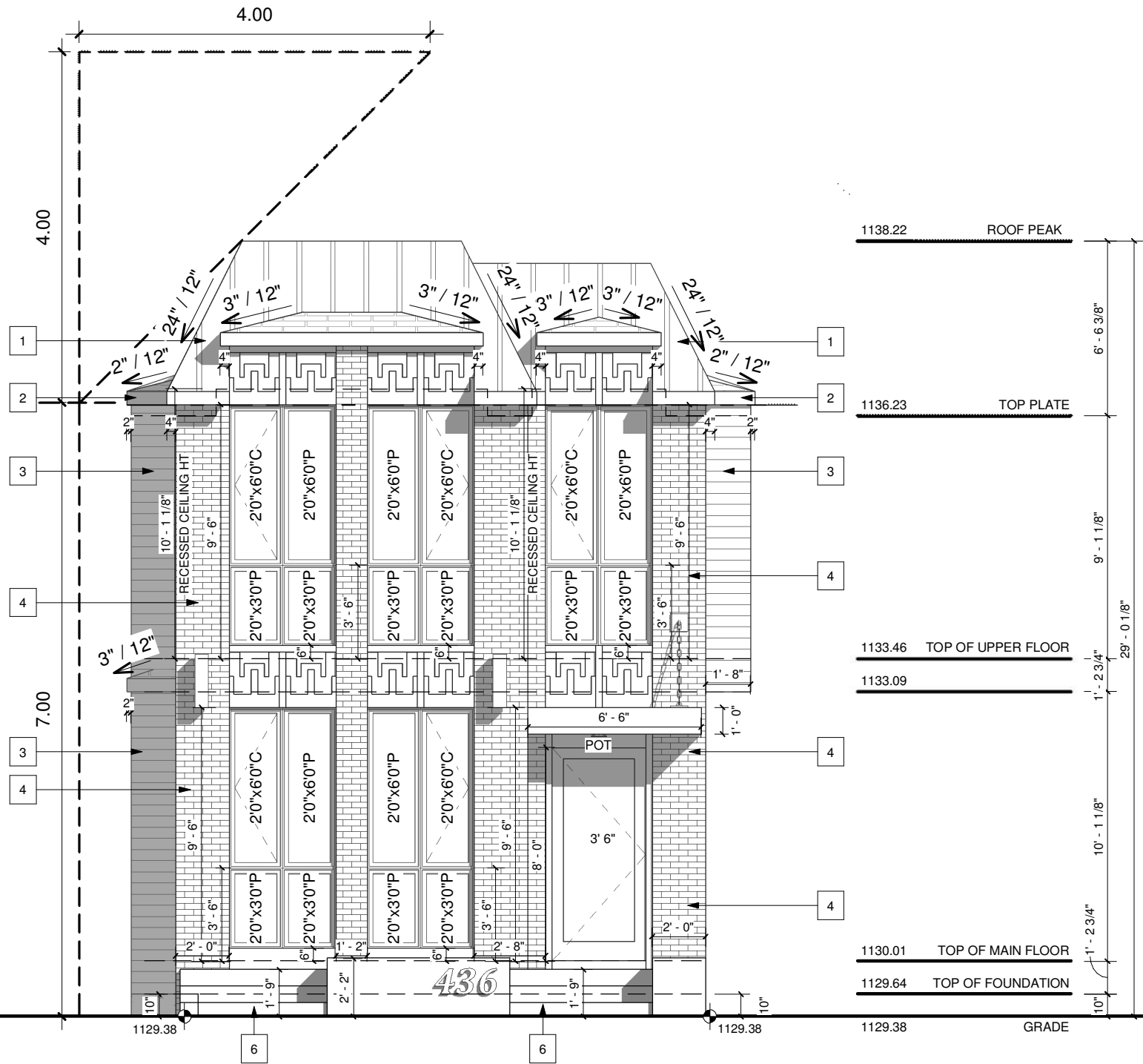
SCALE: AS SHOWN	SHEET: A-0.0
--------------------	-----------------

EXTERIOR FINISHES:

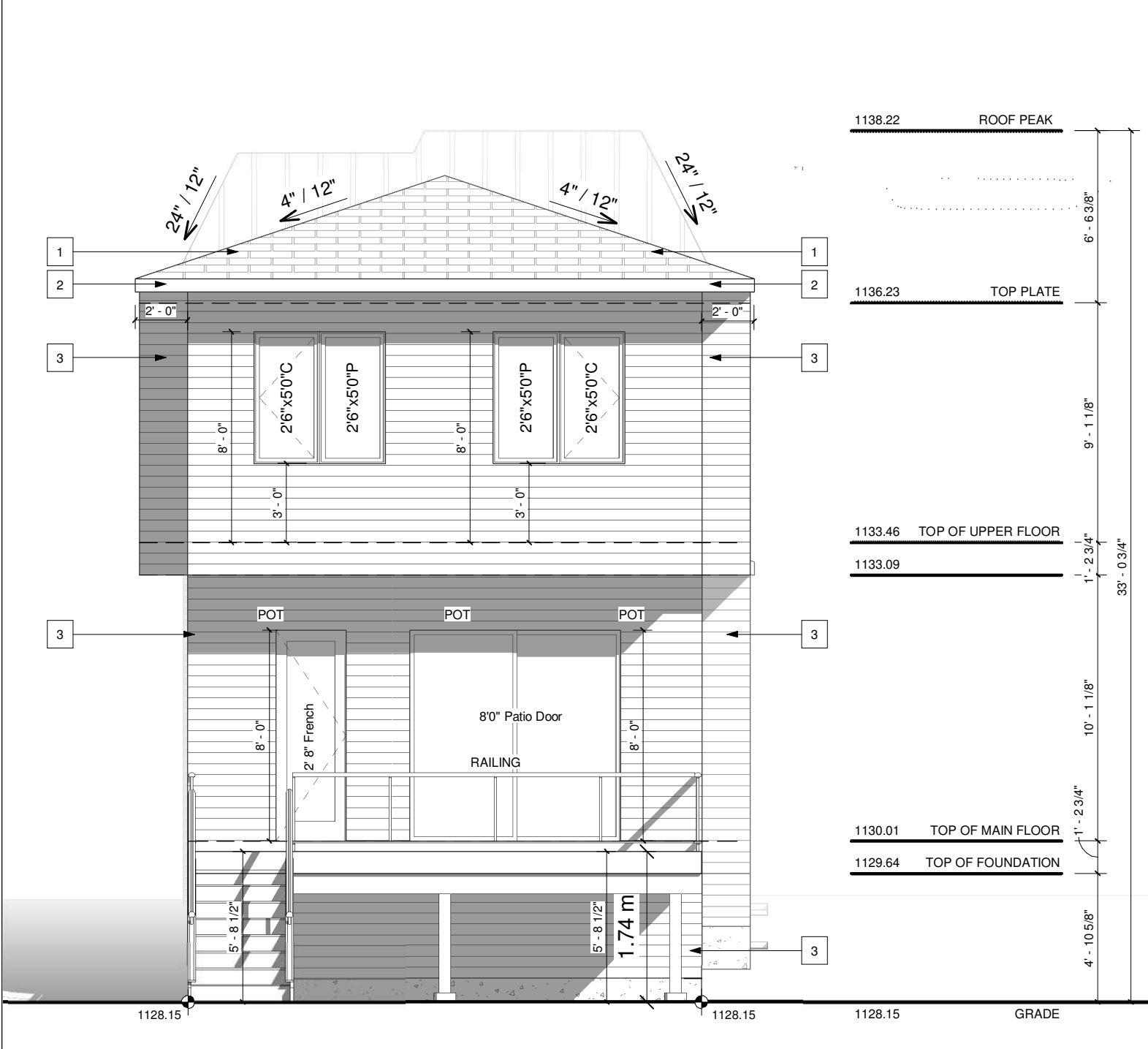
1	ASPHALT SHINGLE	4	BRICK FINISH - WHITE
2	6" ALUMINUM FASCIA	5	CONCRETE PARGING
3	HARDIE FINISH - WHITE	6	CAST-IN-PLACE CONCRETE

VENTED SOFFIT NOTES:

-VENTED SOFFIT (FRONT AND BACK)
-VENTED SOFFIT ON SIDES IF ITS CLEAR 1.2m
-NON VENTED SIDES SOFFIT IF WITHIN 1.2m
(SOFFIT ARE PRE-FIN ALUM)



FRONT ELEVATION
SCALE: 3/16" = 1'-0"



REAR ELEVATION
SCALE: 3/16" = 1'-0"

PROJECT NOTES:

DO NOT SCALE DRAWINGS.
DRAWINGS ARE TO BE READ IN CONJUNCTION WITH ALL
OTHER APPLICABLE CONSULTANT DRAWINGS
CONTRACTOR IS TO CONFIRM AND COORDINATE ALL
DETAILS WITH SITE CONDITIONS AND OTHER CONSULTANT
DRAWINGS PRIOR TO STARTING CONSTRUCTION.
ASSUMES NO RESPONSIBILITY, IMPLIED OR DIRECT
UNLESS THE DRAWINGS BEAR THE SEAL AND SIGNATURE
OF A REGISTERED PROFESSIONAL.
ALL FRAMING, ELECTRICAL ROUGH-IN AND PLUMBING
ROUGH-IN NEEDS TO BE CONFIRMED BY
TRADES/CONTRACTOR AND HOME OWNER. ANY ISSUE
NEEDS TO BE NOTIFIED TO THE DESIGNER TO BE
RESOLVED BEFORE PROCEEDING.

ISSUES:

NO.	DATE(D/M/Y)	DETAIL	BY
01.	10/06/2026	DP PLANS	D.J.
02.	02/09/2026	REVISIONS	AD.
03.	--	--	--
04.	--	--	--
05.	--	--	--

COPYRIGHT:
ALL IDEAS AND DESIGNS REPRESENTED BY THIS
DRAWING ARE OWNED BY AND WERE CREATED
FOR USE IN A SPECIFIED PROJECT. NONE OF THE
IDEAS AND/OR DESIGNS MAY BE USED BY, OR
DISCLOSED TO, ANY OTHER PERSON OR
ORGANIZATION FOR ANY PURPOSE WITHOUT THE
WRITTEN PERMISSION

ALL WORK MUST COMPLY WITH THE MOST
RECENT EDITION OF THE ALBERTA BUILDING
CODE AND ANY OTHER GOVERNING AUTHORITIES.

PROJECT:

NEW HOME

STATUS:

DP

SIGNATURES:

X

PRINTED: 2026-09-23 2:49:53 PM



PROJECT NAME:

436 38 Street S.W. (NORTH)
CALGARY, ALBERTA

DESIGNER:

JT

JOB #:

200 - 26

SCALE:

AS SHOWN

SHEET:

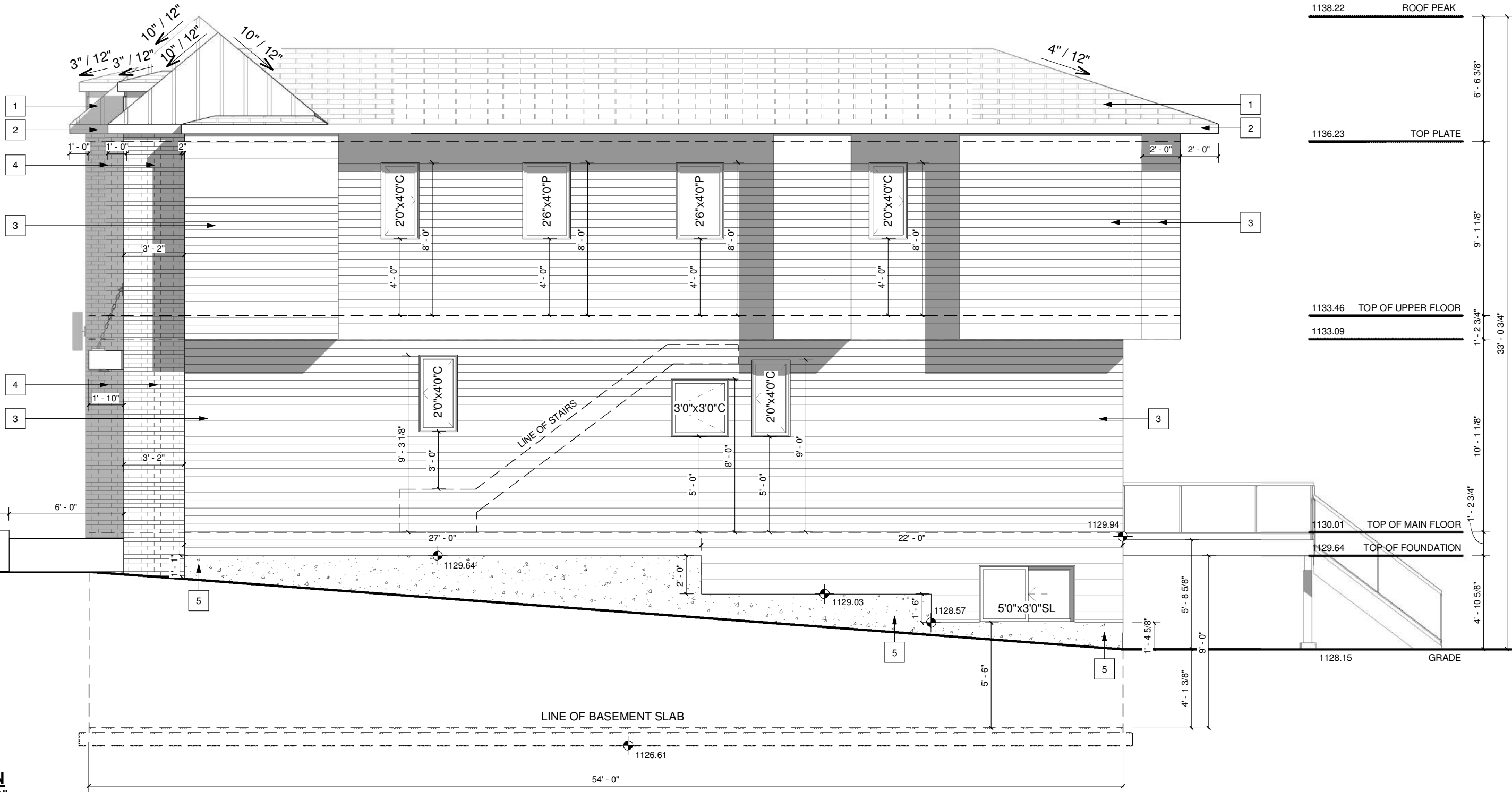
A-2.0

EXTERIOR FINISHES:

1	ASPHALT SHINGLE	4	BRICK FINISH - WHITE
2	6" ALUMINUM FASCIA	5	CONCRETE PARGING
3	HARDIE FINISH - WHITE	6	CAST-IN-PLACE CONCRETE

WINDOW CALCULATION
WALL AREA = 1348.89 SQ. FT.
WINDOW AREA = 63.63 SQ. FT.
TOTAL: 63.63/1348.89 = 4.72%

VENTED SOFFIT NOTES:
-VENTED SOFFIT (FRONT AND BACK)
-VENTED SOFFIT ON SIDES IF ITS CLEAR 1.2m
-NON VENTED SIDES SOFFIT IF WITHIN 1.2m
(SOFFIT ARE PRE-FIN ALUM)



RIGHT ELEVATION
SCALE: 3/16" = 1'-0"

PROJECT NOTES:

DO NOT SCALE DRAWINGS.
DRAWINGS ARE TO BE READ IN CONJUNCTION WITH ALL
OTHER APPLICABLE CONSULTANT DRAWINGS
CONTRACTOR IS TO CONFIRM AND COORDINATE ALL
DETAILS WITH SITE CONDITIONS AND OTHER CONSULTANT
DRAWINGS PRIOR TO STARTING CONSTRUCTION.
ASSUMES NO RESPONSIBILITY, IMPLIED OR DIRECT
UNLESS THE DRAWINGS BEAR THE SEAL AND SIGNATURE
OF A REGISTERED PROFESSIONAL.
ALL FRAMING, ELECTRICAL ROUGH-IN AND PLUMBING
ROUGH-IN NEEDS TO BE CONFIRMED BY
TRADES/CONTRACTOR AND HOME OWNER. ANY ISSUE
NEEDS TO BE NOTIFIED TO THE DESIGNER TO BE
RESOLVED BEFORE PROCEEDING.

ISSUES:

NO.	DATE(D/M/Y)	DETAIL	BY
01.	10/06/2026	DP PLANS	D.J.
02.	02/09/2026	REVISIONS	AD.
03.	--	--	--
04.	--	--	--
05.	--	--	--

COPYRIGHT:
ALL IDEAS AND DESIGNS REPRESENTED BY THIS
DRAWING ARE OWNED BY AND WERE CREATED
FOR USE IN A SPECIFIED PROJECT. NONE OF THE
IDEAS AND/OR DESIGNS MAY BE USED BY, OR
DISCLOSED TO, ANY OTHER PERSON OR
ORGANIZATION FOR ANY PURPOSE WITHOUT THE
WRITTEN PERMISSION

ALL WORK MUST COMPLY WITH THE MOST
RECENT EDITION OF THE ALBERTA BUILDING
CODE AND ANY OTHER GOVERNING AUTHORITIES.

PROJECT:

NEW HOME

STATUS:

DP

SIGNATURES:

X

PRINTED: 2026-09-23 2:49:54 PM



PROJECT NAME:

436 38 Street S.W. (NORTH)
CALGARY, ALBERTA

DESIGNER:

JT

JOB #:

200 - 26

SCALE:

AS SHOWN

SHEET:

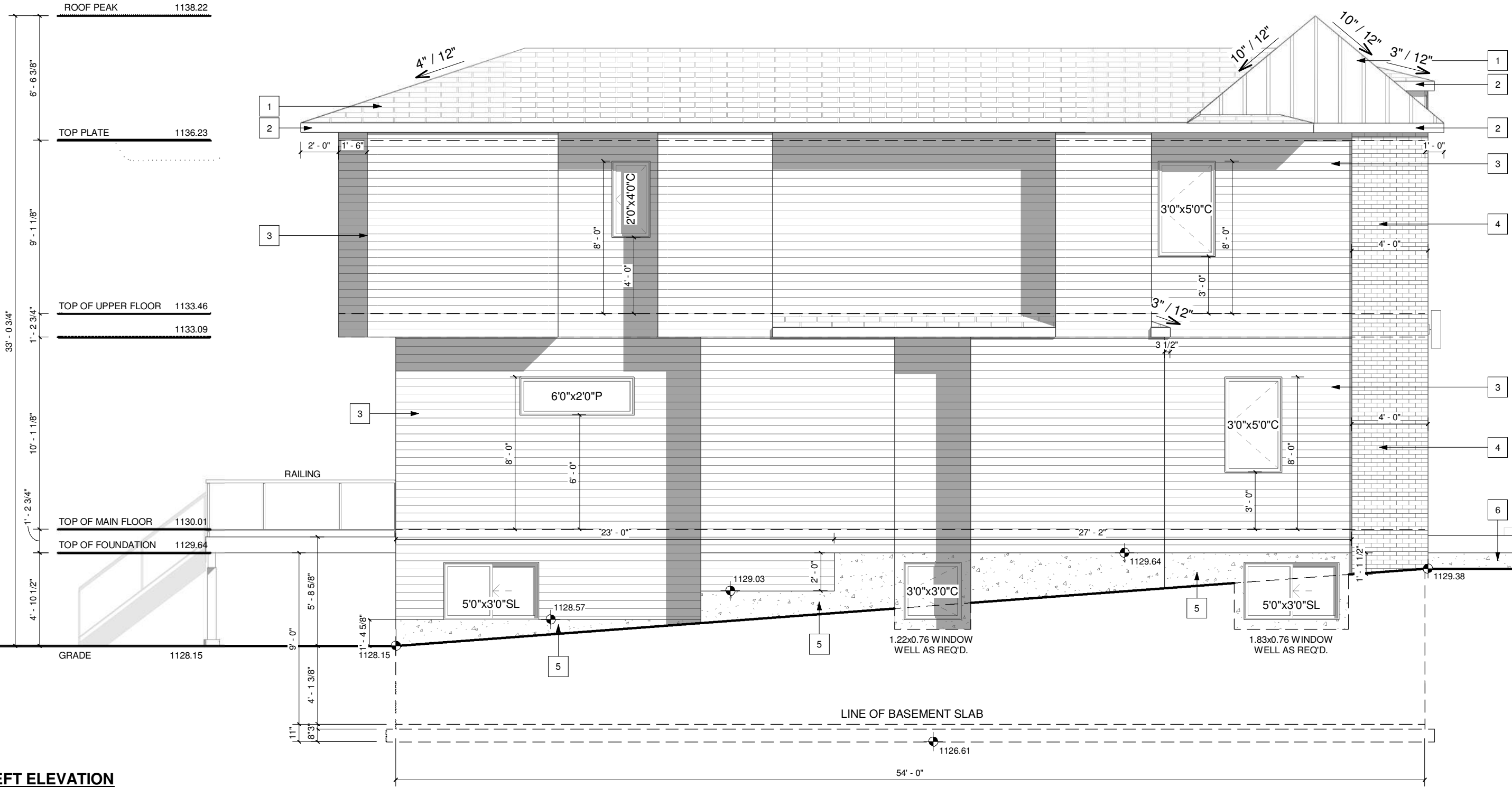
A-2.1

EXTERIOR FINISHES:

1	ASPHALT SHINGLE	4	BRICK FINISH - WHITE
2	6" ALUMINUM FASCIA	5	CONCRETE PARGING
3	HARDIE FINISH - WHITE	6	CAST-IN-PLACE CONCRETE

WINDOW CALCULATION
WALL AREA = 1354.51 SQ. FT.
WINDOW AREA = 64.23 SQ. FT.
TOTAL: 64.23/1354.51 = 4.74%

VENTED SOFFIT NOTES:
-VENTED SOFFIT (FRONT AND BACK)
-VENTED SOFFIT ON SIDES IF ITS CLEAR 1.2m
-NON VENTED SIDES SOFFIT IF WITHIN 1.2m
(SOFFIT ARE PRE-FIN ALUM)



LEFT ELEVATION
SCALE: 3/16" = 1'-0"

PROJECT NOTES:

DO NOT SCALE DRAWINGS.
DRAWINGS ARE TO BE READ IN CONJUNCTION WITH ALL
OTHER APPLICABLE CONSULTANT DRAWINGS
CONTRACTOR IS TO CONFIRM AND COORDINATE ALL
DETAILS WITH SITE CONDITIONS AND OTHER CONSULTANT
DRAWINGS PRIOR TO STARTING CONSTRUCTION.
ASSUMES NO RESPONSIBILITY, IMPLIED OR DIRECT
UNLESS THE DRAWINGS BEAR THE SEAL AND SIGNATURE
OF A REGISTERED PROFESSIONAL.
ALL FRAMING, ELECTRICAL ROUGH-IN AND PLUMBING
ROUGH-IN NEEDS TO BE CONFIRMED BY
TRADES/CONTRACTOR AND HOME OWNER. ANY ISSUE
NEEDS TO BE NOTIFIED TO THE DESIGNER TO BE
RESOLVED BEFORE PROCEEDING.

ISSUES:

NO.	DATE(D/M/Y)	DETAIL	BY
01.	10/06/2026	DP PLANS	D.J.
02.	02/09/2026	REVISIONS	AD.
03.	--	--	--
04.	--	--	--
05.	--	--	--

COPYRIGHT:
ALL IDEAS AND DESIGNS REPRESENTED BY THIS
DRAWING ARE OWNED BY AND WERE CREATED
FOR USE IN A SPECIFIED PROJECT. NONE OF THE
IDEAS AND/OR DESIGNS MAY BE USED BY, OR
DISCLOSED TO, ANY OTHER PERSON OR
ORGANIZATION FOR ANY PURPOSE WITHOUT THE
WRITTEN PERMISSION

ALL WORK MUST COMPLY WITH THE MOST
RECENT EDITION OF THE ALBERTA BUILDING
CODE AND ANY OTHER GOVERNING AUTHORITIES.

PROJECT:

NEW HOME

STATUS:

DP

SIGNATURES:

X

PRINTED: 2026-09-23 2:49:55 PM



PROJECT NAME:

436 38 Street S.W. (NORTH)
CALGARY, ALBERTA

DESIGNER:

JT

JOB #:

200 - 26

SCALE:

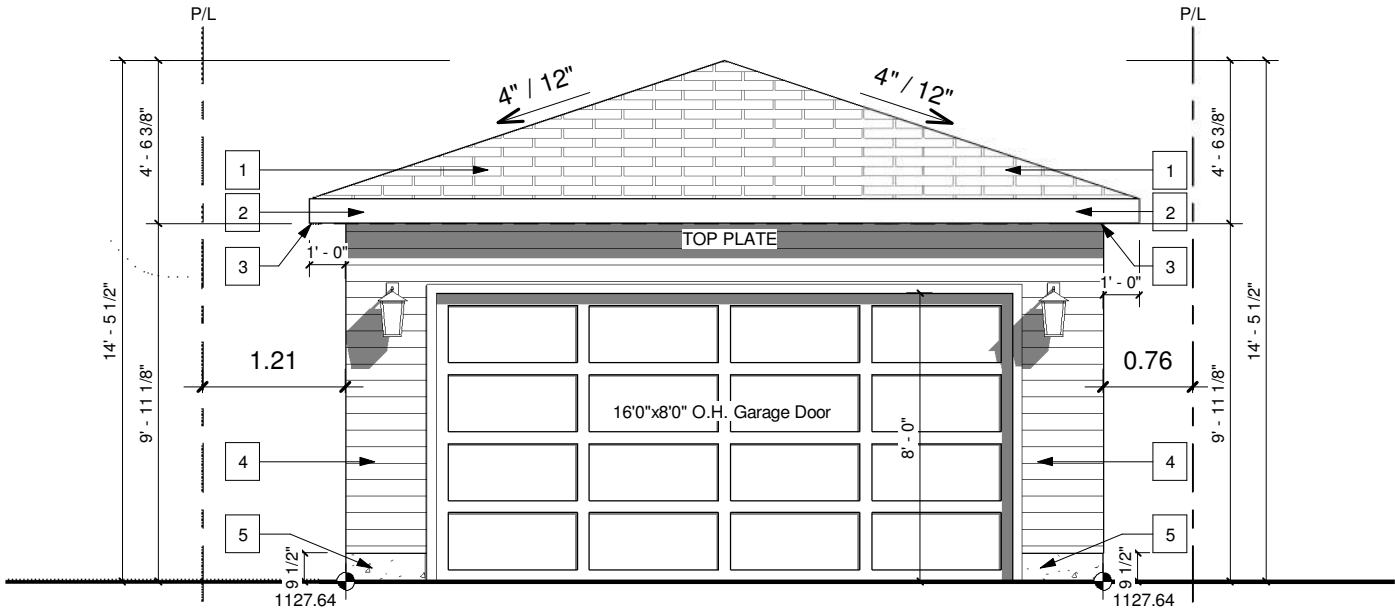
AS SHOWN

SHEET:

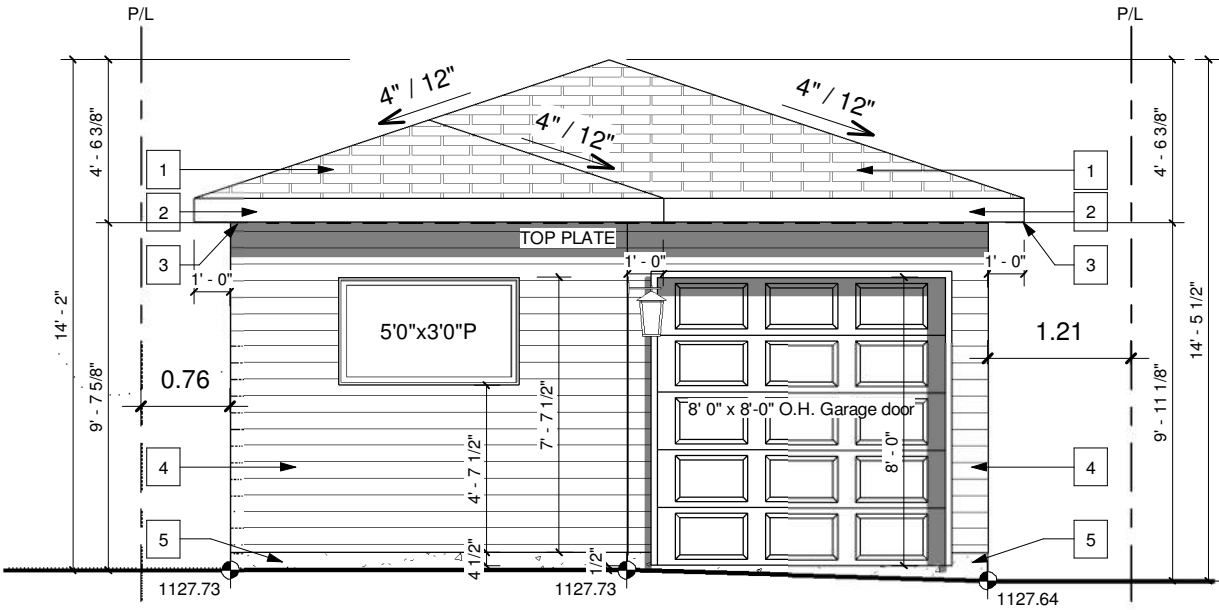
A-2.2

EXTERIOR FINISHES:

- 1 ASPHALT SHINGLES
- 2 8" ALUMINUM FASCIA
- 3 ALUMINUM SOFFIT
- 4 HARDIE FINISH
- 5 CONC. PARGING



GARAGE FRONT - BACK LANE
SCALE: 3/16" = 1'-0"



GARAGE REAR
SCALE: 3/16" = 1'-0"

PROJECT NOTES:

DO NOT SCALE DRAWINGS.
DRAWINGS ARE TO BE READ IN CONJUNCTION WITH ALL OTHER APPLICABLE CONSULTANT DRAWINGS.
CONTRACTOR IS TO CONFIRM AND COORDINATE ALL DETAILS WITH SITE CONDITIONS AND OTHER CONSULTANT DRAWINGS PRIOR TO STARTING CONSTRUCTION.
JOHN TRINH & ASSOCIATES INC. ASSUMES NO RESPONSIBILITY, IMPLIED OR DIRECT UNLESS THE DRAWINGS BEAR THE SEAL AND SIGNATURE OF A REGISTERED PROFESSIONAL.

ALL FRAMING, ELECTRICAL ROUGH-IN AND PLUMBING ROUGH-IN NEEDS TO BE CONFIRMED BY TRADES/CONTRACTOR AND HOME OWNER. ANY ISSUE NEEDS TO BE NOTIFIED TO THE DESIGNER TO BE RESOLVED BEFORE PROCEEDING

ISSUES:

NO.	DATE(D/M/Y)	DETAIL	BY
01.	10/06/2026	DP PLANS	D.J.
02.	28/08/2026	REVISIONS	AD.
03.	--	--	--
04.	--	--	--
05.	--	--	--

JOHN TRINH & ASSOCIATES
Design | Drafting | Planning | Permits

www.johntrinh.ca - 403.472.8184

"We specialize in New Homes, In-fills, Renovations and Commercial projects."

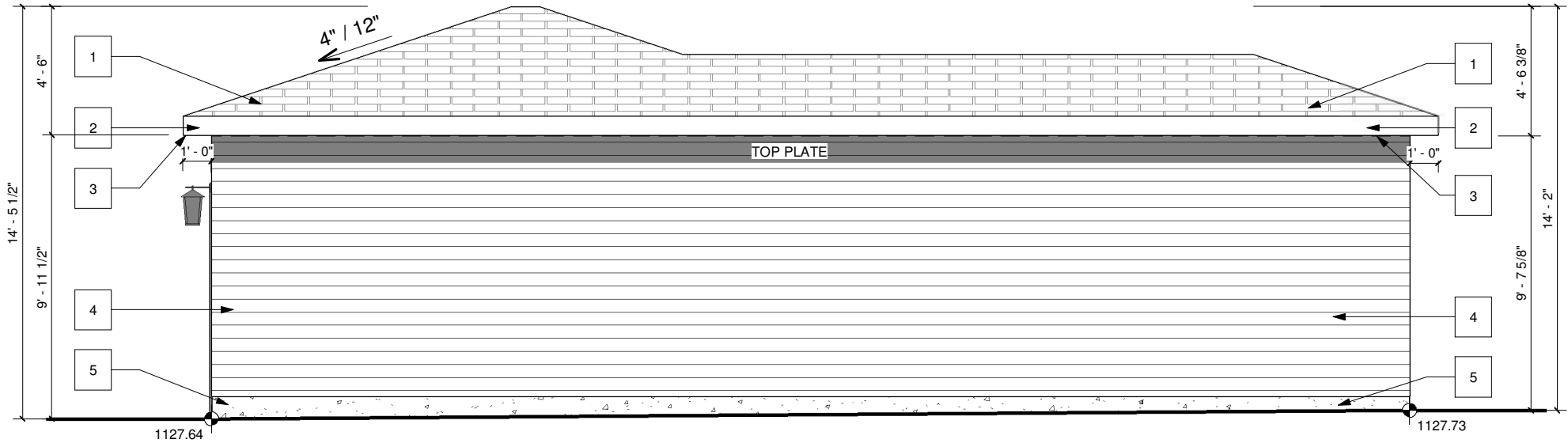
COPYRIGHT:
ALL IDEAS AND DESIGNS REPRESENTED BY THIS DRAWING ARE OWNED BY JOHN TRINH & ASSOCIATES INC. AND WERE CREATED FOR USE IN A SPECIFIED PROJECT. NONE OF THE IDEAS AND/OR DESIGNS MAY BE USED BY, OR DISCLOSED TO, ANY OTHER PERSON OR ORGANIZATION FOR ANY PURPOSE WITHOUT THE WRITTEN PERMISSION

ALL WORK MUST COMPLY WITH THE MOST RECENT EDITION OF THE NBC 2023 AE AND ANY OTHER GOVERNING AUTHORITIES.

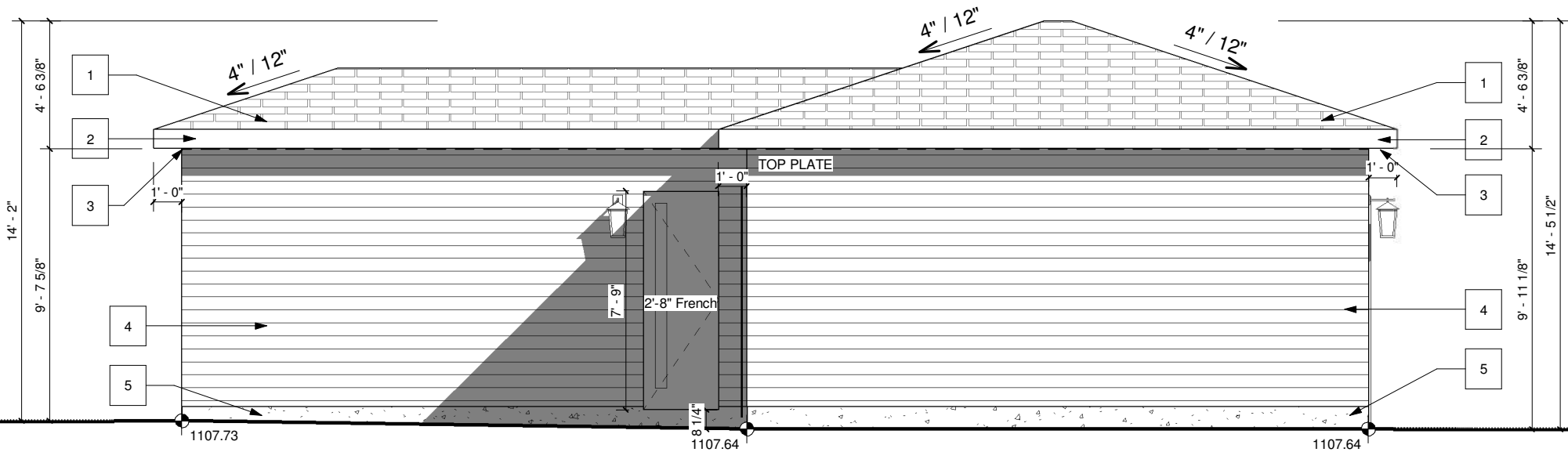
PROJECT: NEW HOME	
STATUS: DP	
SIGNATURES: X _____	
PRINTED: 2026-09-23 2:49:55 PM	
PROJECT NAME: 436 38 Street S.W. (NORTH) CALGARY, ALBERTA	
DESIGNER: JT	JOB #: 200 - 26
SCALE: AS SHOWN	SHEET: A-4.1

EXTERIOR FINISHES:

- 1 ASPHALT SHINGLES
- 2 8" ALUMINUM FASCIA
- 3 ALUMINUM SOFFIT
- 4 HARDIE FINISH
- 5 CONC. PARGING



GARAGE LEFT
SCALE: 3/16" = 1'-0"



GARAGE RIGHT
SCALE: 3/16" = 1'-0"

PROJECT NOTES:

DO NOT SCALE DRAWINGS.
DRAWINGS ARE TO BE READ IN CONJUNCTION WITH ALL OTHER APPLICABLE CONSULTANT DRAWINGS.
CONTRACTOR IS TO CONFIRM AND COORDINATE ALL DETAILS WITH SITE CONDITIONS AND OTHER CONSULTANT DRAWINGS PRIOR TO STARTING CONSTRUCTION.
JOHN TRINH & ASSOCIATES INC. ASSUMES NO RESPONSIBILITY, IMPLIED OR DIRECT UNLESS THE DRAWINGS BEAR THE SEAL AND SIGNATURE OF A REGISTERED PROFESSIONAL.

ALL FRAMING, ELECTRICAL ROUGH-IN AND PLUMBING ROUGH-IN NEEDS TO BE CONFIRMED BY TRADES/CONTRACTOR AND HOME OWNER. ANY ISSUE NEEDS TO BE NOTIFIED TO THE DESIGNER TO BE RESOLVED BEFORE PROCEEDING

ISSUES:

NO.	DATE(D/M/Y)	DETAIL	BY
01.	10/06/2026	DP PLANS	D.J.
02.	28/08/2026	REVISIONS	AD.
03.	--	--	--
04.	--	--	--
05.	--	--	--

JOHN TRINH & ASSOCIATES
Design | Drafting | Planning | Permits

www.johntrinh.ca - 403.472.8184

"We specialize in New Homes, In-fills, Renovations and Commercial projects."

COPYRIGHT:
ALL IDEAS AND DESIGNS REPRESENTED BY THIS DRAWING ARE OWNED BY JOHN TRINH & ASSOCIATES INC. AND WERE CREATED FOR USE IN A SPECIFIED PROJECT. NONE OF THE IDEAS AND/OR DESIGNS MAY BE USED BY, OR DISCLOSED TO, ANY OTHER PERSON OR ORGANIZATION FOR ANY PURPOSE WITHOUT THE WRITTEN PERMISSION

ALL WORK MUST COMPLY WITH THE MOST RECENT EDITION OF THE NBC 2023 AE AND ANY OTHER GOVERNING AUTHORITIES.

PROJECT: **NEW HOME**

STATUS: **DP**

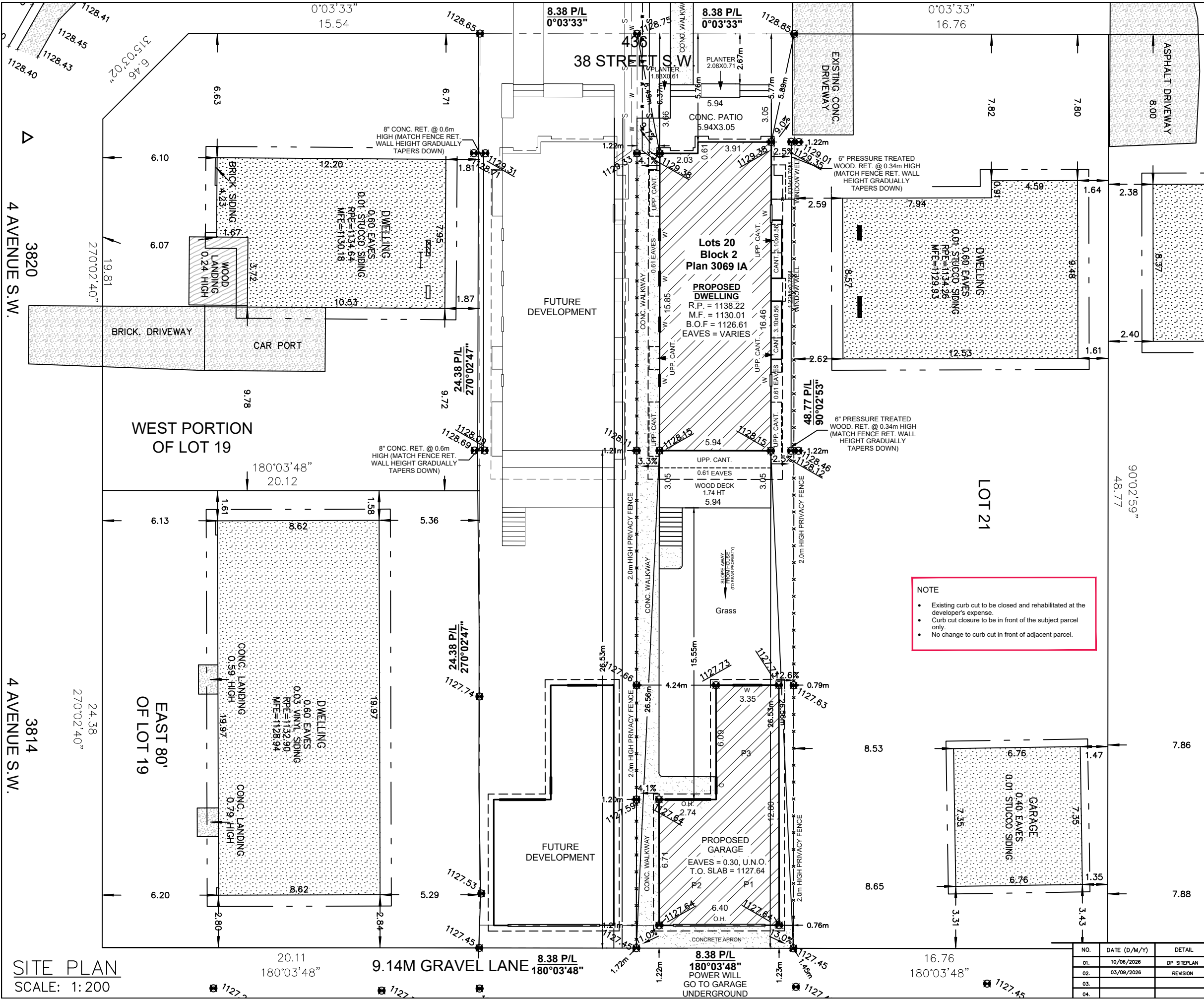
SIGNATURES:
X _____

PRINTED: 2026-09-23 2:49:56 PM

PROJECT NAME:
436 38 Street S.W. (NORTH)
CALGARY, ALBERTA

DESIGNER: JT JOB #: 200 - 26

SCALE: AS SHOWN SHEET: A-4.2



SITE PLAN

LEGEND

ELEVATIONS ARE SHOWN THUS: $\blacksquare$ = 1000.00 METRES. (GEODETIC)
DISTANCES ARE IN METRES AND DECIMALS THEREOF.
ELEVATIONS ARE REFERRED TO GEODETIC DATUM
AND ARE DERIVED FROM ASCMS 55269 AND 179085
ASCM 55269 IS HELD FOR HORIZONTAL AND VERTICAL POSITIONING.
WINDOWS AND DOORS ARE DESCRIBED AS WIDTH x HEIGHT.
THE FOLLOWING ABBREVIATIONS MAY APPEAR ON THIS PLAN:

$\blacksquare$ -----	denotes Calculation points
$\blacksquare$ -----	denotes Water Valve
$\blacklozenge$ -----	denotes Gas Valve
$\bullet$ -----	denotes Manhole
$\odot$ -----	denotes Tree
$\bullet$ -----	denotes Power Pole
$\triangle$ -----	denotes Sign
$\odot$ -----	denotes Light Standard
-X-X-	denotes Fence
S	denotes Sanitary Line
ST	denotes Storm Line
W	denotes Water Line
G	denotes Gas Line
-----	denotes Electrical Line
-----	denotes A.G.T Line
-----	denotes Utility Right of Way Line
-----	denotes Property Line
-----	denotes Door
-----	denotes Main Floor Windows
-----	denotes Second Floor Windows
-----	denotes Basement Floor Windows
	denotes Shed Hatch
	denotes Detached Garage Hatch
	denotes Main Building Hatch
	denotes Concrete and Asphalt Hatch
	denotes Wood Hatch

'Cant.' denotes Cantilevers
'Enc.' denotes Encroach(es)
'BW' denotes Back of Walkway
'BOW' denotes Bottom of Wall

'Conc.' denotes Concrete
'Ret.' denotes Retaining
'BC' denotes Back of Curb
'TOW' denotes Top of Wall

Disclaimer

The gas line information shown on this sheet is compiled from records maintained by ATCO GAS NO warrantee or guarantee is given as to the accuracy or completeness of those records. service lines, water lines, storm, sanitary, electrical and cable as shown are schematic representation only, and do not indicate the actual location or length of the service line. Dial-before-you-dig services should be utilized before commencement of any excavation or construction.

LAND USE: R-CG Residential
Grade-Oriented Infill

SCALE 1:200

LEGAL DESCRIPTION:
Lots 20
Block 2
Plan 3069 IA

MUNICIPAL ADDRESS:
436 - 38 STREET S.W. NORTH
Calgary, Alberta

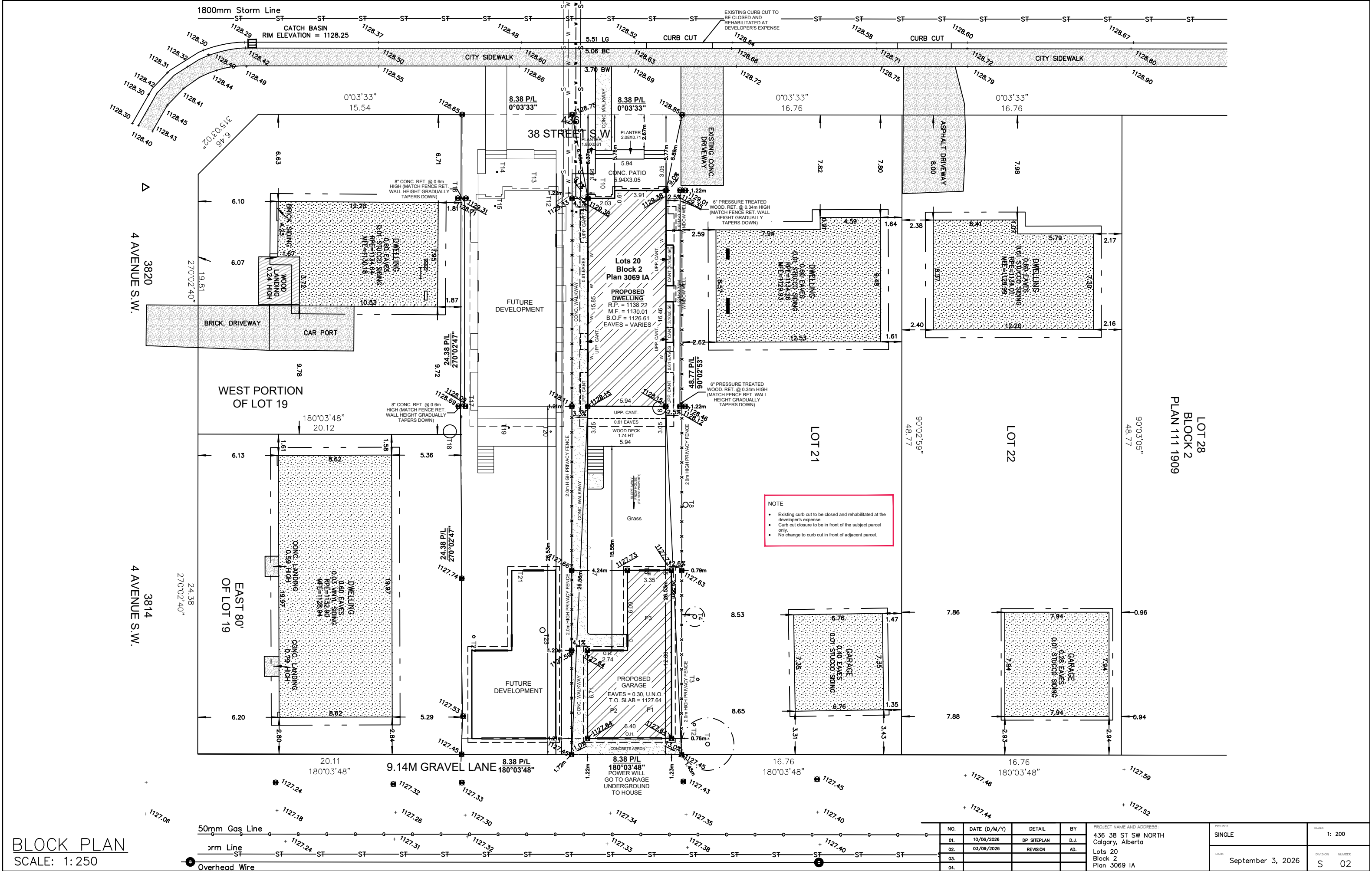
LOT COVERAGE DETAIL:

(SINGLE LOT AND HOUSE)

LOT SIZE: 408.496 SQ M
HOUSE SIZE: 96.588 SQ M
COVERED PORCH: 0.000 SQ M
CANT.: 3.461 SQ M
GARAGE: 61.317 SQ M
WING WALL: 0.000 SQ M

TOTAL: $\frac{161.366}{39.502} / 408.496$

NO.	DATE (D/M/Y)	DETAIL	BY	PROJECT NAME AND ADDRESS:	PROJECT:	SCALE:
01.	10/06/2026	DP SITEPLAN	D.J.	436 38 ST SW NORTH Calgary, Alberta	SINGLE	1: 200
02.	03/09/2026	REVISION	AD.	Lots 20 Block 2 Plan 3069 IA	DATE: September 3, 2026	DIVISION NUMBER: S 01
03.						
04.						



BLOCK PLAN
SCALE: 1:250

PROJECT NAME AND ADDRESS:				PROJECT:		SCALE:	
436 38 ST SW NORTH Calgary, Alberta				SINGLE		1: 200	
Lots 20 Block 2 Plan 3069 IA				DATE:	September 3, 2026	DIVISION:	NUMBER: S 02
NO.	DATE (D/M/Y)	DETAIL	BY				
01.	10/06/2026	DP SITEPLAN	D.J.				
02.	03/09/2026	REVISION	AD.				

