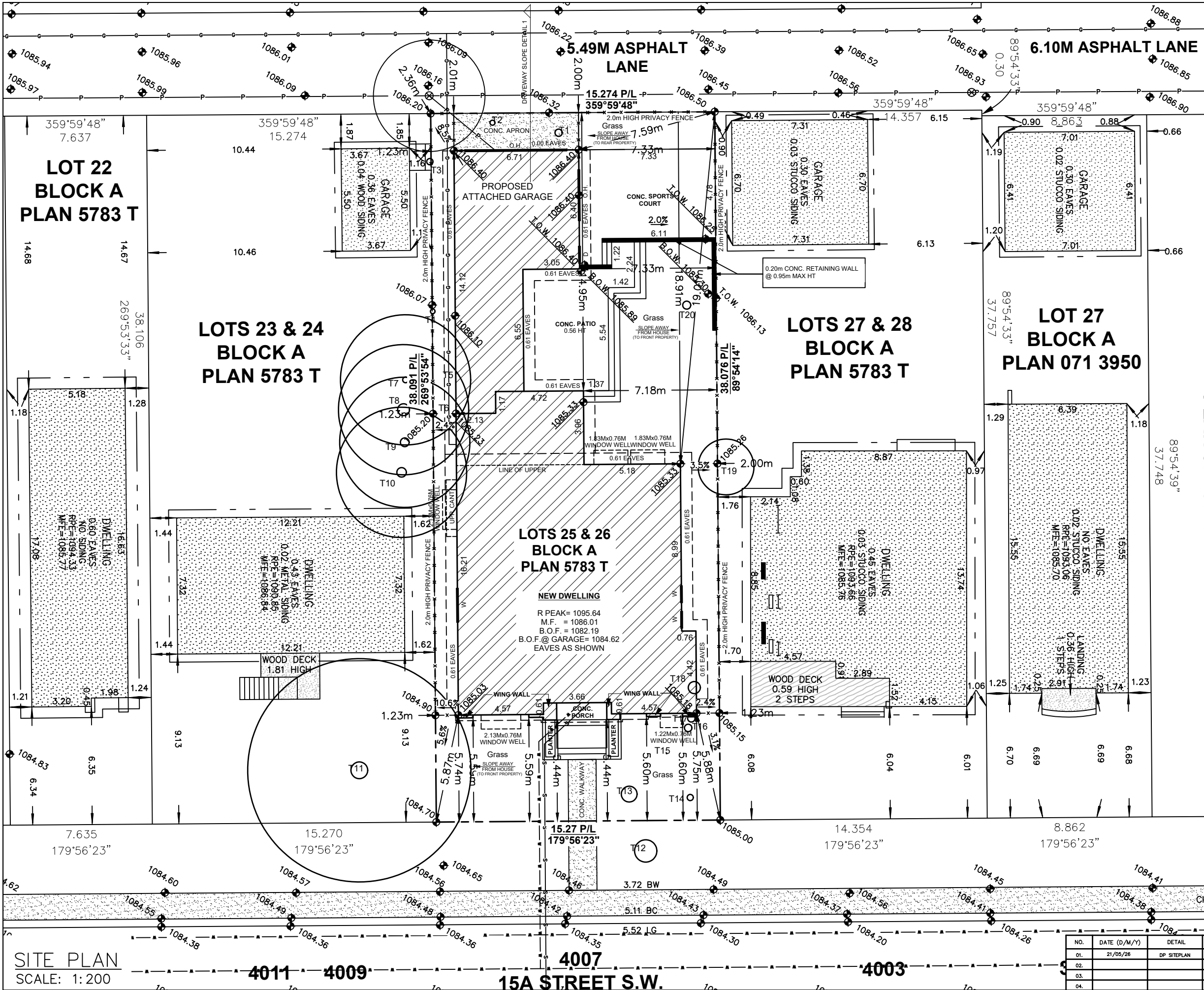




SITE PLAN

LEGEND

ELEVATIONS ARE SHOWN THUS: = 1000.00 METRES. (GEODETIC)
DISTANCES ARE IN METRES AND DECIMALS THEREOF.
ELEVATIONS ARE REFERRED TO GEODETIC DATUM
AND ARE DERIVED FROM ASCMS 140368
ASCM 140368 IS HELD FOR HORIZONTAL AND VERTICAL POSITIONING.
WINDOWS AND DOORS ARE DESCRIBED AS WIDTH x HEIGHT.
THE FOLLOWING ABBREVIATIONS MAY APPEAR ON THIS PLAN:

•	denotes	Calculation points
⊠	denotes	Water Valve
◇	denotes	Gas Valve
⊙	denotes	Manhole
⊕	denotes	Tree
⊕	denotes	Power Pole
△	denotes	Sign
⊙	denotes	Light Standard
-X-X-	denotes	Fence
-S-	denotes	Sanitary Line
-ST-	denotes	Storm Line
-W-	denotes	Water Line
-G-	denotes	Gas Line
-E-	denotes	Electrical Line
-A.G.T-	denotes	A.G.T Line
-U.R.O.W-	denotes	Utility Right of Way Line
-P.L-	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 25 & 26
Block A
Plan 5783 T

MUNICIPAL ADDRESS:
4007 - 15A STREET S.W.
Calgary, Alberta

LOT COVERAGE DETAIL:
(SINGLE LOT AND HOUSE)
LOT SIZE: 581.294 SQ M
HOUSE: 187.285 SQ M
COVERED PORCH: 0.000 SQ M
CANT: 0.000 SQ M
WING WALL: 1.494 SQ M
GARAGE: 69.383 SQ M
TOTAL: 258.162/581.294
= 44.41%

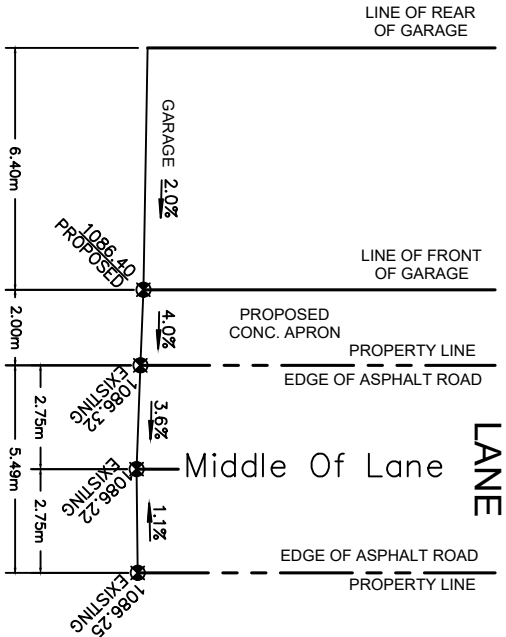
NO.	DATE (D/M/Y)	DETAIL	BY	PROJECT NAME AND ADDRESS:	PROJECT:	SCALE:
01.	21/05/26	DP SITEPLAN	D.L.	4007 15A STREET SW Calgary, Alberta	SINGLE HOUSE	1: 200
02.				Lots 25 & 26 Block A Plan 5783 T	DATE:	DIVISION NUMBER:
03.					MAY 21, 2026	S 01
04.						

SITE PLAN
SCALE: 1:200

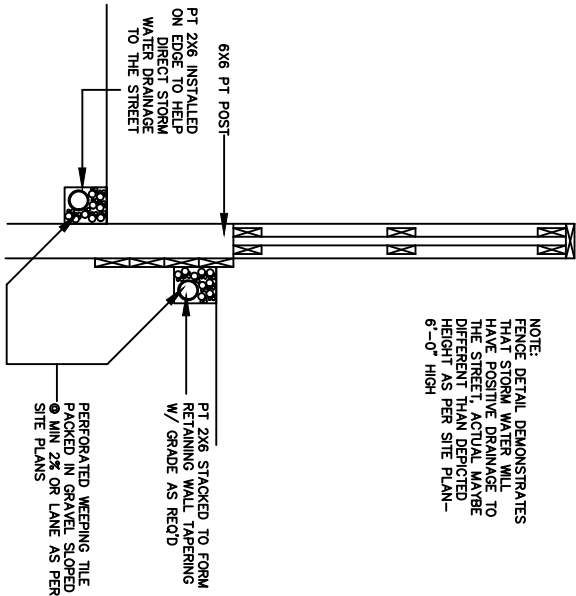
4011 4009

4007
15A STREET S.W.

4003



SINGLE DETACHED SQFT:	
	AREA
BASEMENT	2092.75 SQ FT
ATTACHED GARAGE	746.83 SQ FT
MAIN FLOOR	2015.92 SQ FT
UPPER FLOOR	1811.54 SQ FT
TOTAL AREA	3627.46 SQ FT



TREE SCHEDULE:

Tree No.	Variety	Trunk (ϕ±)	Canopy (ϕ±)	Height (±)	Location	Disposition
T1	Deciduous	0.39	5.00	7.00	In Subject Property	To Be Removed
T2	Deciduous	0.27	5.00	7.00	In Subject Property	To Be Removed
T3	Deciduous	0.34	5.00	10.00	On Property Line	To Be Removed
T4	Deciduous	0.25	5.00	6.00	On Property Line	To Be Removed
T5	Bush	—	2.10	2.00	In Subject Property	To Be Removed
T6	Bush	—	2.10	2.00	On Property Line	To Be Removed
T7	Coniferous	0.31	7.00	14.00	In Adjacent Property	To Stay
T8	Coniferous	0.64	7.00	14.00	In Adjacent Property	To Stay
T9	Coniferous	0.47	7.00	14.00	In Adjacent Property	To Stay
T10	Coniferous	0.51	7.00	14.00	In Adjacent Property	To Stay
T11	Coniferous	0.90	12.00	15.00	In Adjacent Property	To Stay
T12	Bush	—	1.20	1.40	In City Property	To Stay
T13	Bush	—	0.85	1.20	In Subject Property	To Be Removed
T14	Coniferous	0.33	5.00	10.00	In Subject Property	To Be Removed
T15	Coniferous	0.05	1.00	1.93	In Subject Property	To Be Removed
T16	Coniferous	0.40	7.00	15.00	In Subject Property	To Be Removed
T17	Coniferous	0.40	7.00	15.00	In Subject Property	To Be Removed
T18	Coniferous	0.65	7.00	15.00	In Subject Property	To Be Removed
T19	Bush	—	3.00	3.50	In Adjacent Property	To Stay
T20	Deciduous	0.43	10.00	7.00	In Subject Property	To Be Removed

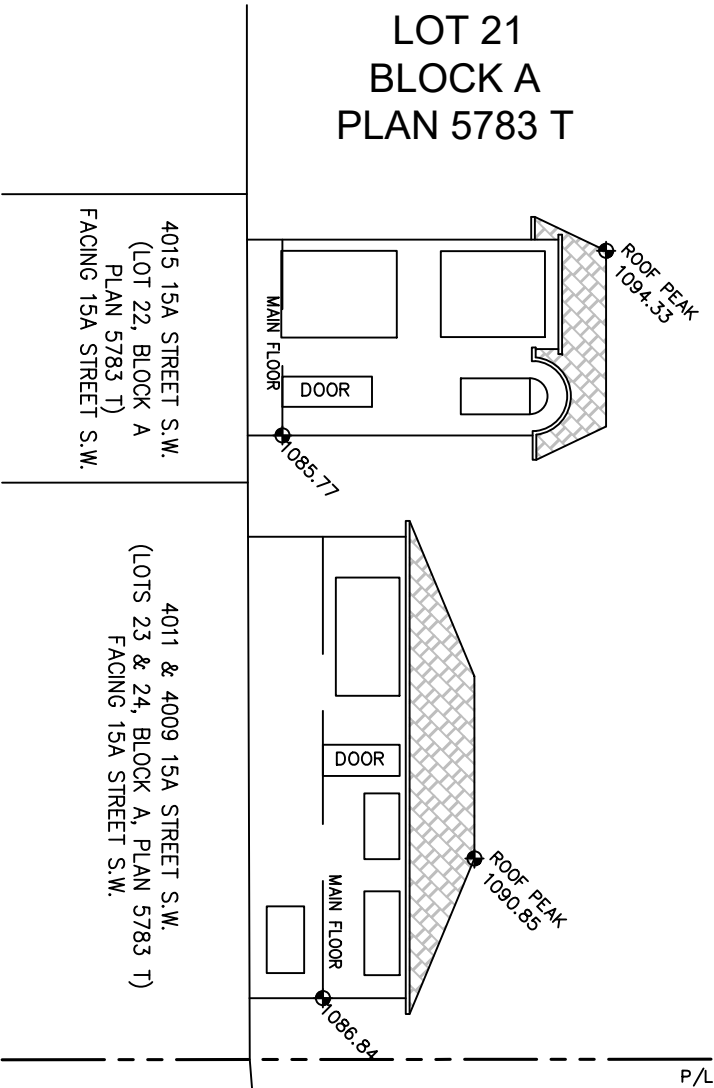
DRIVEWAY SLOPE DETAIL

SCALE: NTS

FENCE SECTION DETAIL

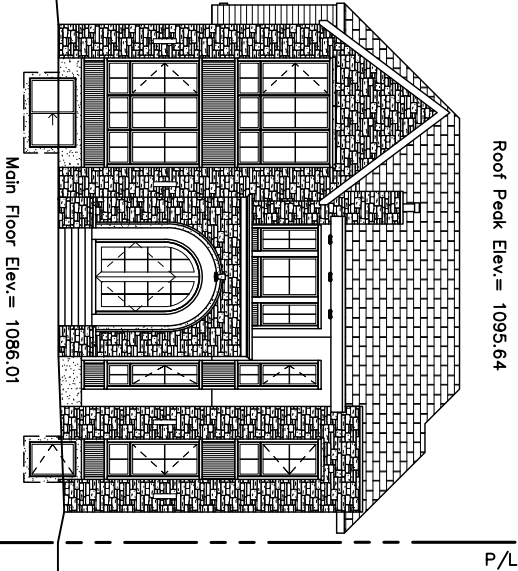
SCALE: NTS

LOT 21 BLOCK A PLAN 5783 T



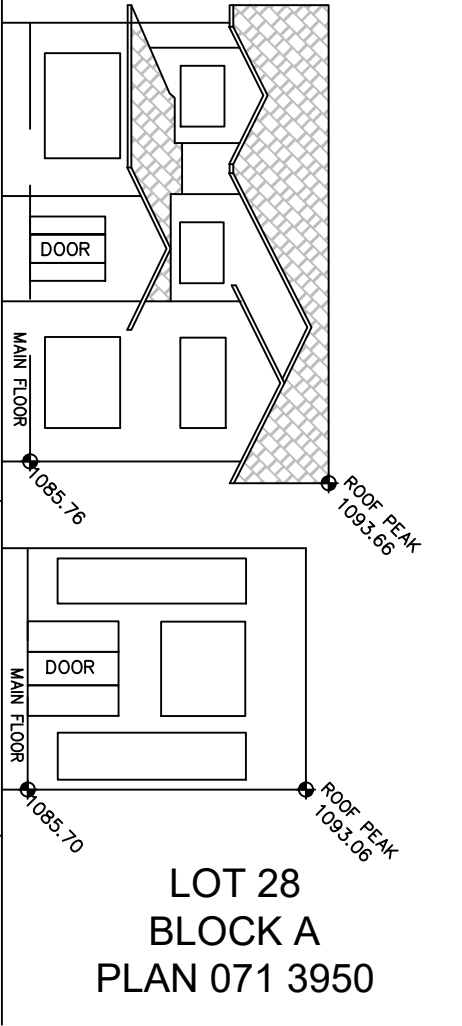
4011 & 4009 15A STREET S.W.
(LOTS 23 & 24, BLOCK A, PLAN 5783 T)
FACING 15A STREET S.W.

4015 15A STREET S.W.
(LOT 22, BLOCK A
PLAN 5783 T)
FACING 15A STREET S.W.



4007 15A STREET S.W.
(LOTS 25 & 26, BLOCK A, PLAN 5783 T)
FACING 15A STREET S.W.

EAST STREETSCAPE



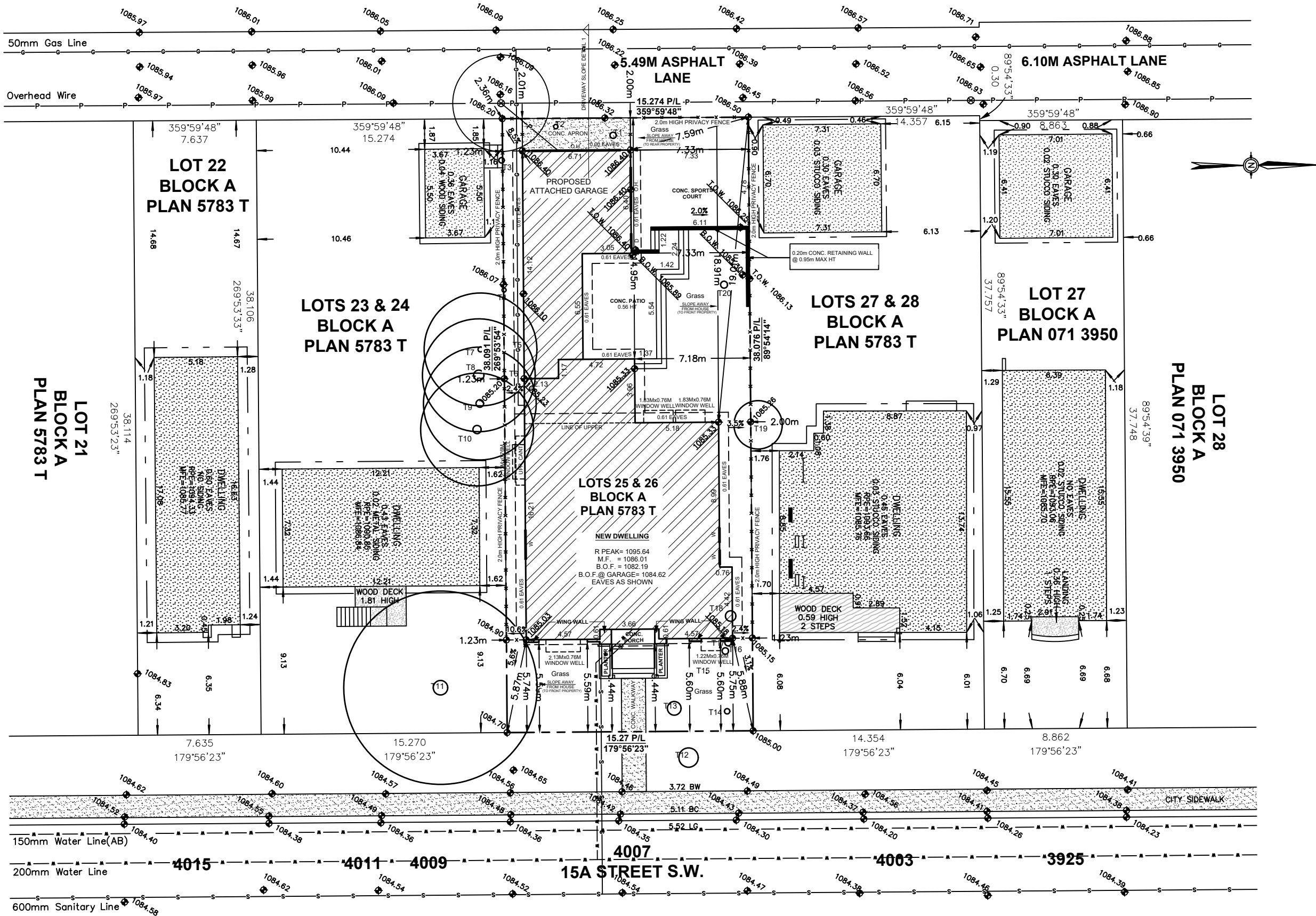
4003 15A STREET S.W.
(LOTS 27 & 28, BLOCK A, PLAN 5783 T)
FACING 15A STREET S.W.

3925 15A STREET S.W.
(LOT 27, BLOCK A
PLAN 071 3950)
FACING 15A STREET S.W.

STREETSCAPE

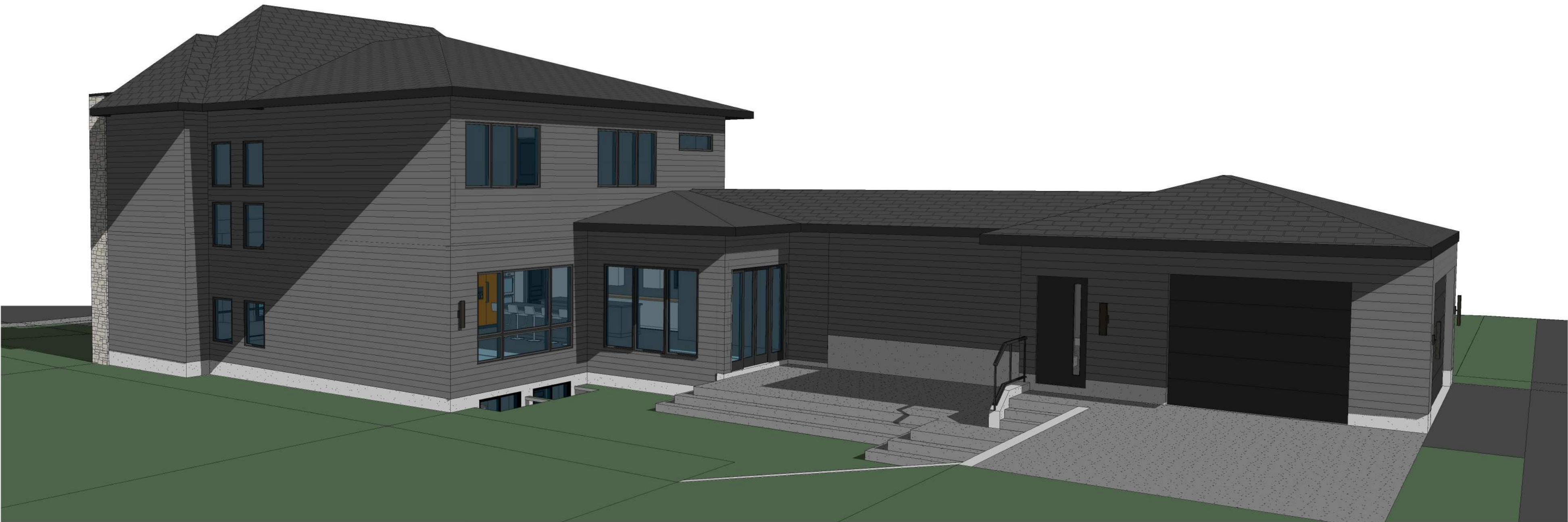
SCALE: 1:250

NO.	DATE (D/M/Y)	DETAIL	BY	PROJECT NAME AND ADDRESS:	PROJECT	SCALE
01.	21/09/26	DP SITEPLAN	D.L.	4007 15A STREET SW Calgary, Alberta Lots 25 & 26 Block A Plan 5783 T	SINGLE HOUSE	AS SHOWN
02.					DATE	DIVISION
03.					MAY 21, 2026	NAME
04.						S 02



BLOCK PLAN
SCALE: 1:250

NO.	DATE (D/M/Y)	DETAIL	BY	PROJECT NAME AND ADDRESS:	PROJECT:	SCALE:
01.	21/05/26	DP SITEPLAN	D.L.	4007 15A STREET SW Calgary, Alberta	SINGLE HOUSE	1: 200
02.				Lots 25 & 26 Block A Plan 5783 T	DATE:	DIVISION NUMBER
03.					MAY 21, 2026	S 03
04.						



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 Elevation
A-2.3	Left & Right Elevation

FLOOR AREA	
BASEMENT	= 2092.75 SQ. FT.
ATTACHED GARAGE	= 746.83 SQ. FT.
MAIN	= 2015.92 SQ. FT.
UPPER	= 1611.54 SQ. FT.
TOTAL	= 3627.46 SQ. FT.



GENERAL NOTES:

MUNICIPAL ADDRESS:
4007 - 15a ST SW
CALGARY, AB

PROJECT:
NEW HOME

PROJECT NUMBER:
270-26

STATUS:

DP

LEGAL LAND DESCRIPTION:
LOT: BLOCK: PLAN:

-- -- --

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.

NO.	DATE(D/M/Y)	DETAIL	BY
01.	21/05/26	DP PLANS	D.L.
02.	--	--	--
03.	--	--	--
04.	--	--	--
05.	--	--	--
06.	--	--	--

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.

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

FLOOR AREAS:

MAIN FLOOR AREA: -- SQ. FT.

UPPER FLOOR AREA: -- SQ. FT.

LOFT FLOOR AREA: -- SQ. FT.

TOTAL ABOVE GRADE: -- SQ. FT.

BASEMENT AREA: -- SQ. FT.

GARAGE AREA: -- SQ. FT.

DRAWING SET:

SHEET NAME:

Cover Page

DESIGN BY: JT

DRAWN BY: JT

LAST REVISION BY:

PRINTED: 2026-10-09 12:07:47 PM

SCALE:

PAGE:

A-0.0

EXTERIOR FINISHES:

- 1 ASPHALT SHINGLE ROOF
- 2 ALUMINUM FASCIA - BLACK
- 3 ALUMINUM SOFFIT - BLACK
- 4 WOOD GRAIN SOFFIT - CEDAR
- 5 HARDIE BOARD SIDING - DARK GREY
- 6 STONE CLADDING AS SPEC'D
- 7 SMARTBOARD & BATTEN TRIM - BLACK
- 8 CONCRETE PARGING
- 9 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)



GENERAL NOTES:

MUNICIPAL ADDRESS:

4007 - 15a ST SW
CALGARY, AB

PROJECT:

NEW HOME

PROJECT NUMBER:

270-26

STATUS:

DP

LEGAL LAND DISCRIPTION:

LOT: BLOCK: PLAN:

-- -- --

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.

NO.	DATE(D/M/Y)	DETAIL	BY
01.	21/05/26	DP PLANS	D.L.
02.	--	--	--
03.	--	--	--
04.	--	--	--
05.	--	--	--
06.	--	--	--

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.

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

FLOOR AREAS:

MAIN FLOOR AREA: -- SQ.FT.

UPPER FLOOR AREA: -- SQ.FT.

LOFT FLOOR AREA: -- SQ.FT.

TOTAL ABOVE GRADE: -- SQ.FT.

BASEMENT AREA: -- SQ.FT.

GARAGE AREA: -- SQ.FT.

DRAWING SET:

SHEET NAME:

Front & Rear Elevation

DESIGN BY:

JT

DRAWN BY:

JT

LAST REVISION BY:

PRINTED:

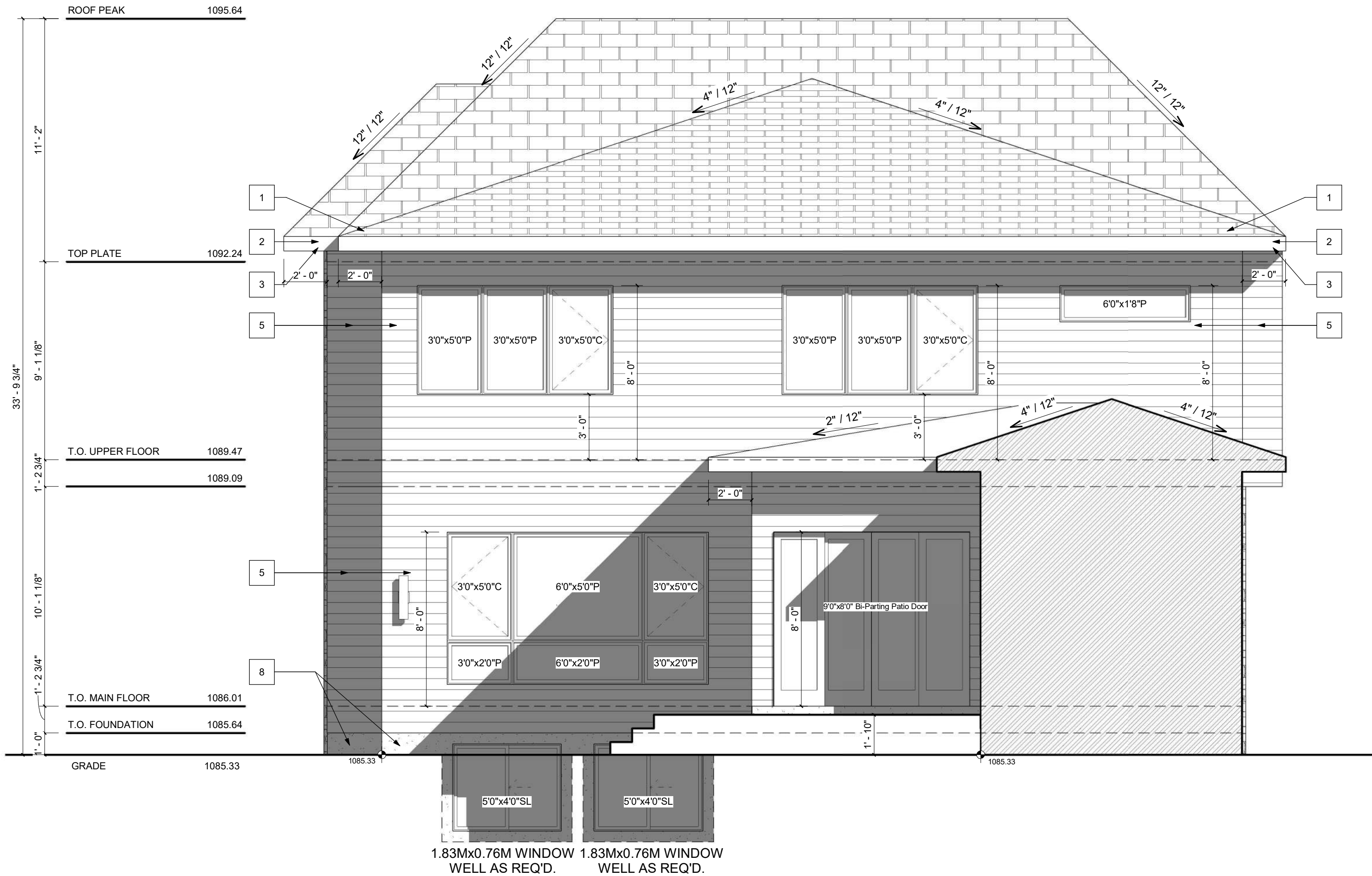
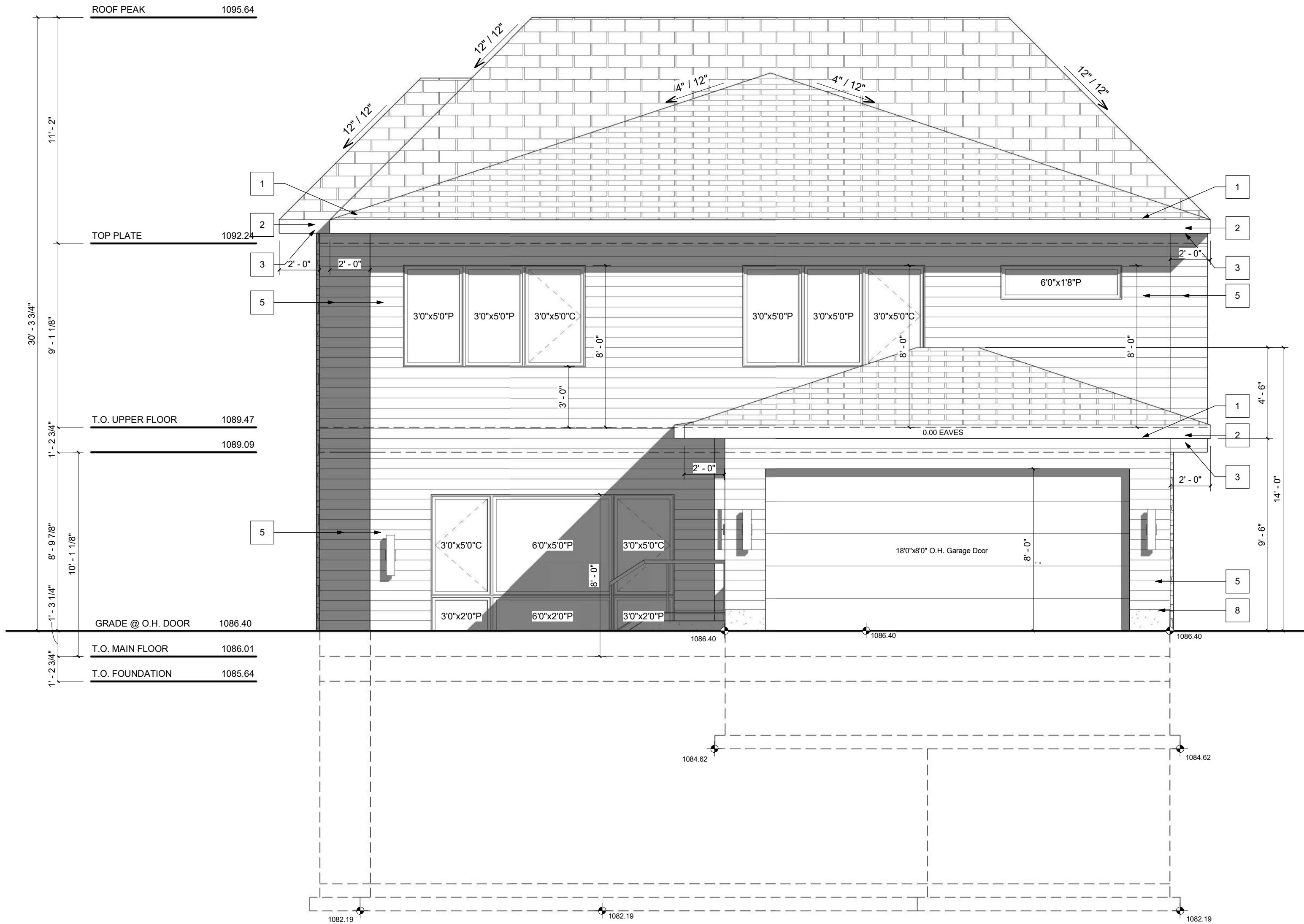
2026-10-09 12:07:57 PM

SCALE:

1/4" = 1'-0"

PAGE:

A-2.0



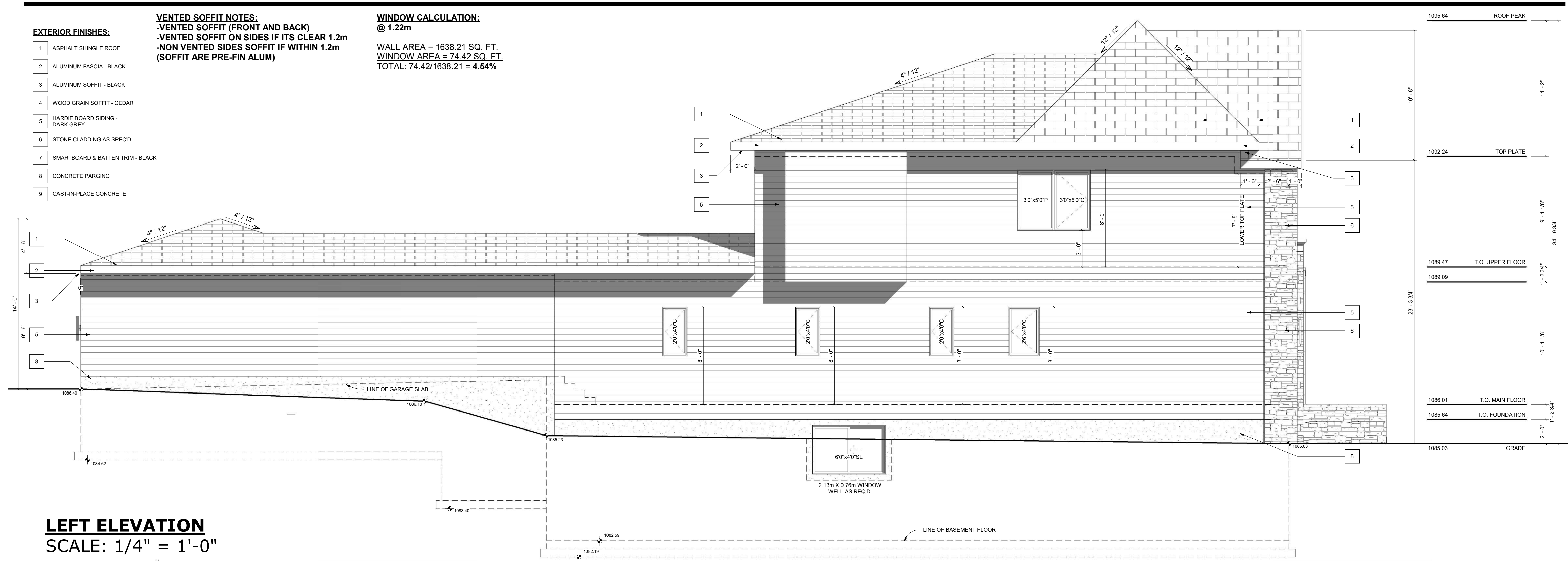
EXTERIOR FINISHES:

- 1
- ASPHALT SHINGLE ROOF
- 2
- ALUMINUM FASCIA - BLACK
- 3
- ALUMINUM SOFFIT - BLACK
- 4
- WOOD GRAIN SOFFIT - CEDAR
- 5
- HARDIE BOARD SIDING - DARK GREY
- 6
- STONE CLADDING AS SPEC'D
- 7
- SMARTBOARD & BATTEN TRIM - BLACK
- 8
- CONCRETE PARGING
- 9
- CAST-IN-PLACE CONCRETE

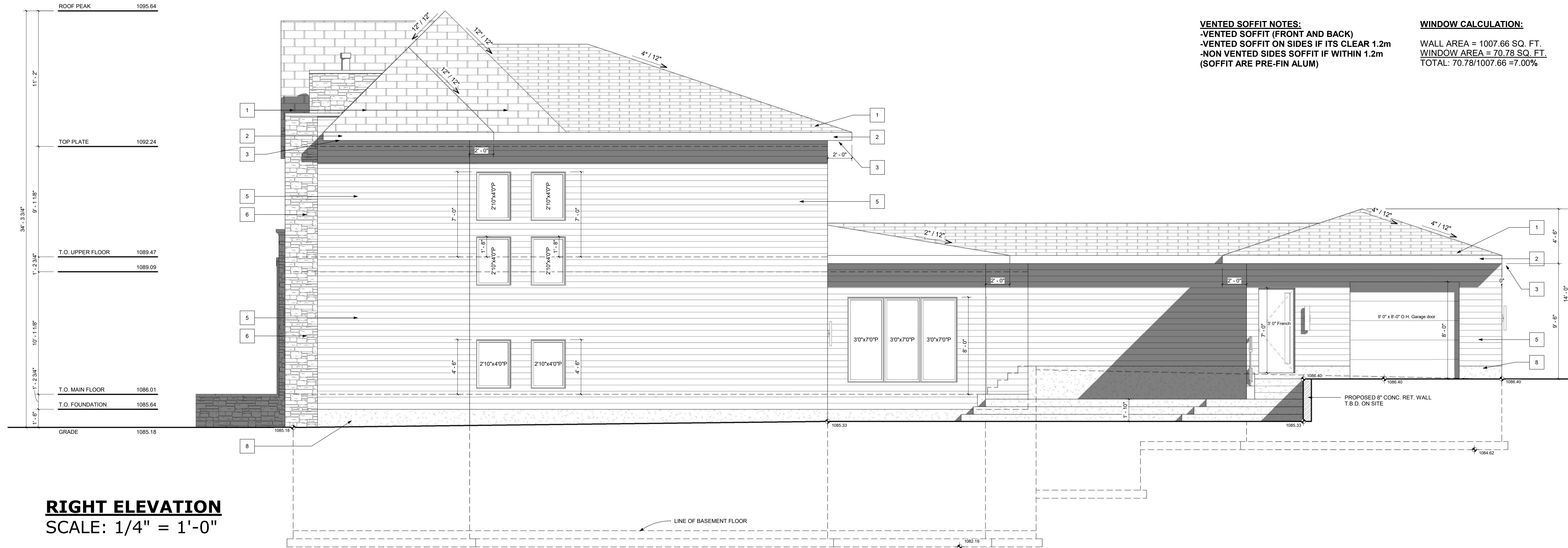
VENTED SOFFIT NOTES:
-VENTED SOFFIT (FRONT AND BACK)
-VENTED SOFFIT ON SIDES IF ITS CLEAR 1.2m
-NON VENTED SIDES SOFFIT IF WITHIN 1.2m
(SOFFIT ARE PRE-FIN ALUM)

WINDOW CALCULATION:
@ 1.22m

WALL AREA = 1638.21 SQ. FT.
WINDOW AREA = 74.42 SQ. FT.
TOTAL: 74.42/1638.21 = **4.54%**



LEFT ELEVATION
SCALE: 1/4" = 1'-0"



RIGHT ELEVATION
SCALE: 1/4" = 1'-0"



GENERAL NOTES:

MUNICIPAL ADDRESS:

4007 - 15a ST SW
CALGARY, AB

PROJECT:

NEW HOME

PROJECT NUMBER:

270-26

STATUS:

DP

LEGAL LAND DISCRIPTION:

LOT: BLOCK: PLAN:

-- -- --

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.

NO.	DATE(D/M/Y)	DETAIL	BY
01.	21/05/26	DP PLANS	D.L.
02.	--	--	--
03.	--	--	--
04.	--	--	--
05.	--	--	--
06.	--	--	--

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.

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

FLOOR AREAS:

MAIN FLOOR AREA:	-- SQ.FT.
UPPER FLOOR AREA:	-- SQ.FT.
LOFT FLOOR AREA:	-- SQ.FT.
TOTAL ABOVE GRADE:	-- SQ.FT.
BASEMENT AREA:	-- SQ.FT.
GARAGE AREA:	-- SQ.FT.

DRAWING SET:

SHEET NAME:

Left & Right Elevation

DESIGN BY:

JT

DRAWN BY:

JT

LAST REVISION BY:

PRINTED:

2026-10-09 12:08:02 PM

SCALE:

1/4" = 1'-0"

PAGE:

A-2.3