



SUMMARY:

Address: 2215 20th Ave SW

Scope:

1. Replace flat roof with 3:12 Pitched Roof
2. Add egress window to South wall in basement
3. Reconfigure 2 rooms in basement to be bedroom and office
4. Reconfigure 1 room on main floor
5. Reconfigure Master closet/ensuite, main bath, bedroom on 2nd floor
6. Excavate current west PWF crawlspace (addition from 1990s) and replace with full height concrete walls on concrete footings. Rebuild room and balcony above
7. Extend/modify front and rear balcony walls
8. Extend front NW wall from found to new roof. New roof to extend over front walls. See existing vs proposed elevations
9. Side light to be added to front door

See revision clouds and notes on Existing Plans Pg A-3 to A-5 for areas to be changed and walls to be removed
See P.Eng report for structural requirements

GENERAL NOTES:

THIS PLAN SET, COMBINED WITH THE BUILDING CONTRACT, PROVIDES BUILDING DETAILS FOR THE RESIDENTIAL PROJECT. THE CONTRACTOR SHALL VERIFY THAT SITE CONDITIONS ARE CONSISTENT WITH THESE PLANS BEFORE STARTING WORK. WORK NOT SPECIFICALLY DETAILED SHALL BE CONSTRUCTED TO THE SAME QUALITY AS SIMILAR WORK THAT IS DETAILED. ALL WORK SHALL BE DONE IN ACCORDANCE WITH NATIONAL BUILDING CODE OF CANADA (ALBERTA EDITION) AND CANADIAN ELECTRICAL CODE IN EFFECT AT TIME OF PERMIT. CONTRACTOR SHALL BE RESPONSIBLE AND BEAR ANY FINES OR PENALTIES FOR CODE, ORDINANCE, REGULATION OR BUILDING PROCESS VIOLATIONS.

WRITTEN DIMENSIONS AND SPECIFIC NOTES SHALL TAKE PRECEDENCE OVER SCALED DIMENSIONS AND GENERAL NOTES. THE DESIGNER SHALL BE CONSULTED FOR CLARIFICATION IF SITE CONDITIONS ARE ENCOUNTERED THAT ARE DIFFERENT THAN SHOWN, IF DISCREPANCIES ARE FOUND IN THE PLANS OR NOTES, OR IF A QUESTION ARISES OVER THE INTENT OF THE PLANS OR NOTES. CONTRACTOR SHALL VERIFY AND IS RESPONSIBLE FOR ALL DIMENSIONS (INCLUDING ROUGH OPENINGS). OWNER AND/OR CONTRACTOR ARE WHOLLY RESPONSIBLE FOR COMPLIANCE TO APPLICABLE BYLAWS

PLEASE SEE ADDITIONAL NOTES CALLED OUT ON OTHER SHEETS.

PLAN LIST

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PROPOSED MAIN FLOOR PLAN	A-7	7
PROPOSED 2ND FLOOR PLAN	A-8	8
PROPOSED ROOF PLAN	A-9	9
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PROPOSED RIGHT ELEVATION	A-15	15
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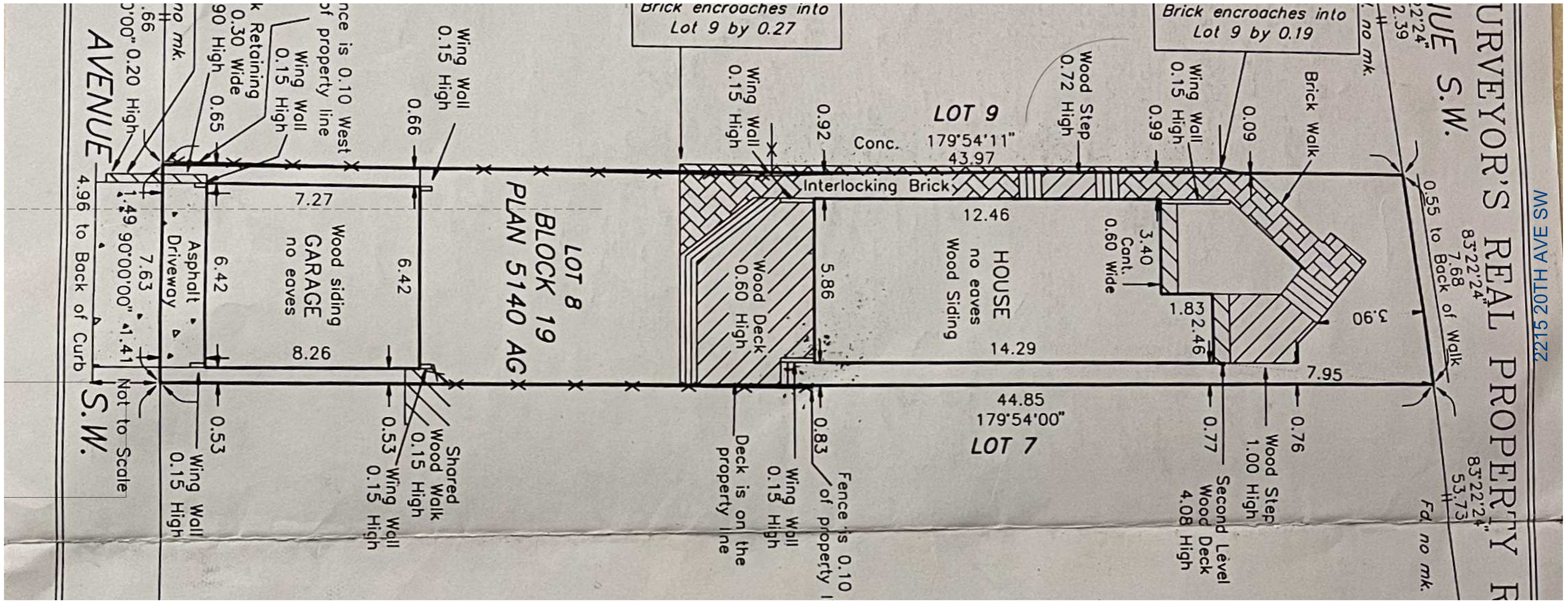
REVISION TABLE

NO.	DATE	DESCRIPTION
1	2026-08-20	ADDED SCOPE FOR ADDITION REMOVAL

PROJECT OVERVIEW
2215 20th Ave SW

All dimensions / details to be verified by the client
Designer not responsible for errors or omissions
Structural details incl post/beam/footing size & placement TBD by structural engineer

SHEET:
A-1
1 16



SITE PLAN

SCALE 1m=75m ARCH D

SITE PLAN NOTES

1 NO CHANGES TO EXISTING

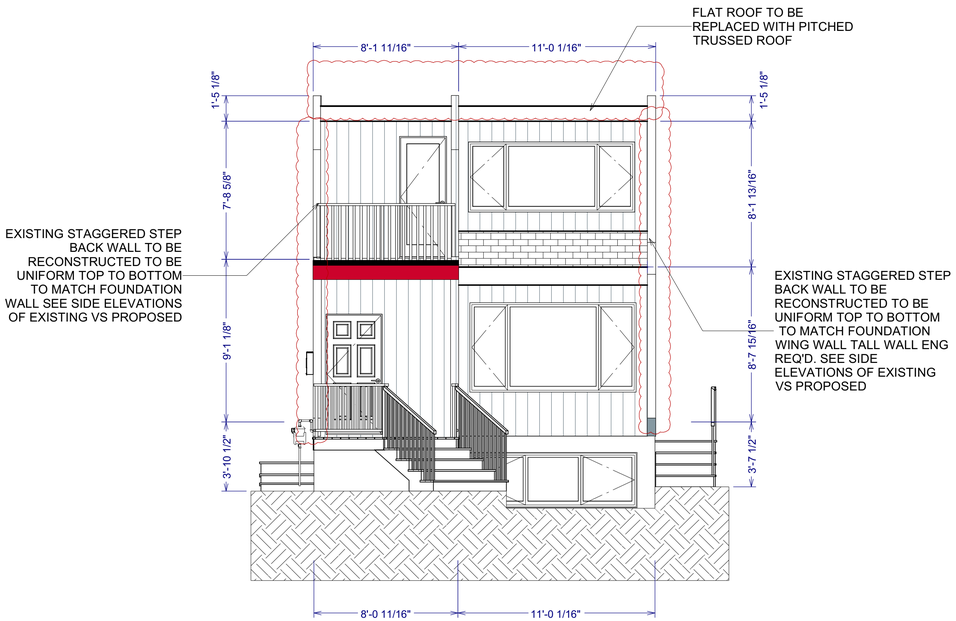
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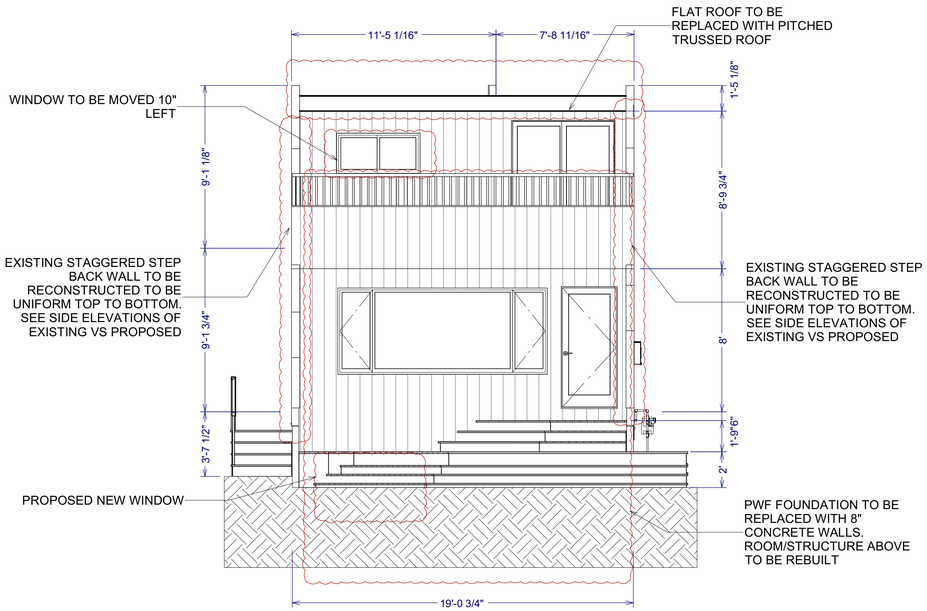
SITE PLAN
2215 20th Ave SW

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SHEET:
A-2
2/16



FRONT (NORTH)



REAR (SOUTH)

EXISTING FRONT / REAR ELEVATIONS

SCALE 1/4"=1' ARCH D

REVISION TABLE

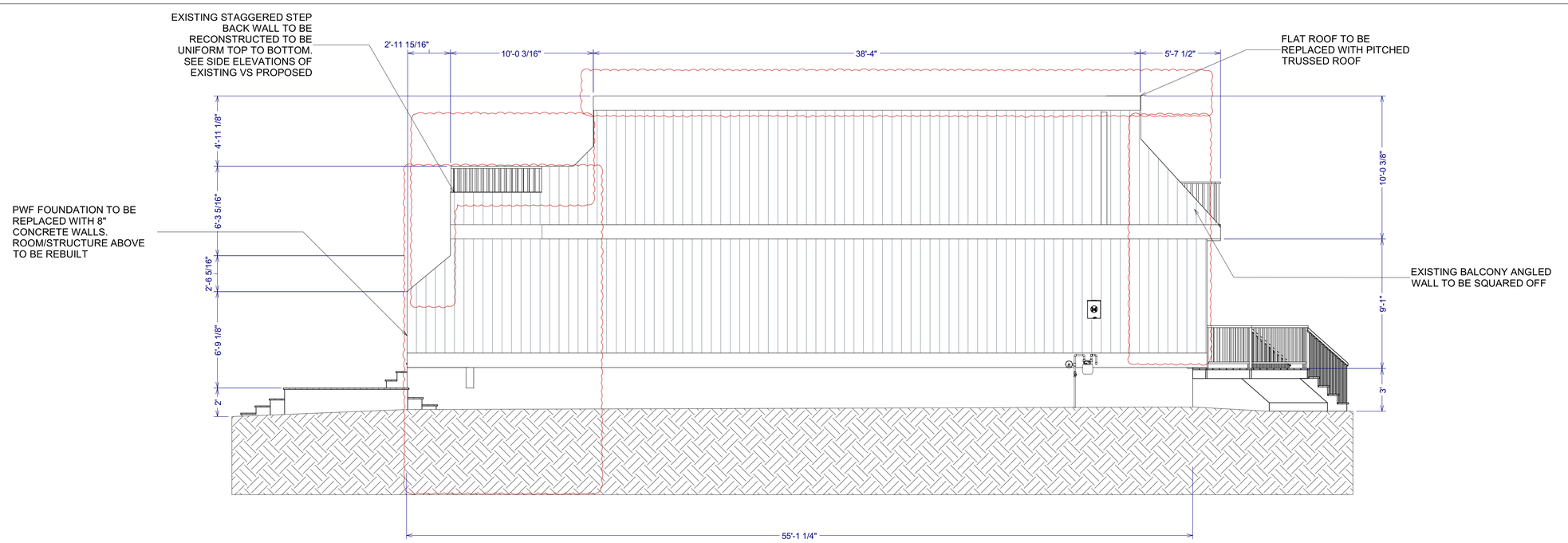
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EXISTING FRONT / REAR ELEVATIONS
2215 20th Ave SW

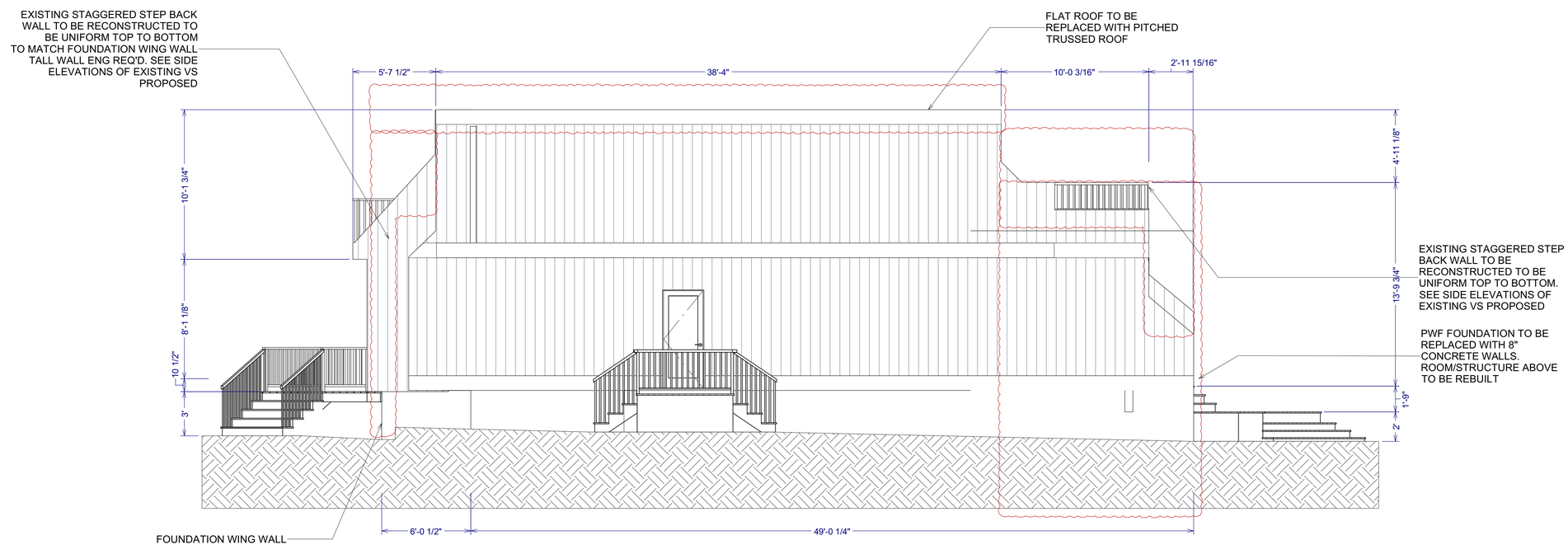
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SHEET:

A-4
4 16



LEFT (EAST)



RIGHT (WEST)

EXISTING LEFT / RIGHT ELEVATIONS

SCALE 1/4"=1' ARCH D

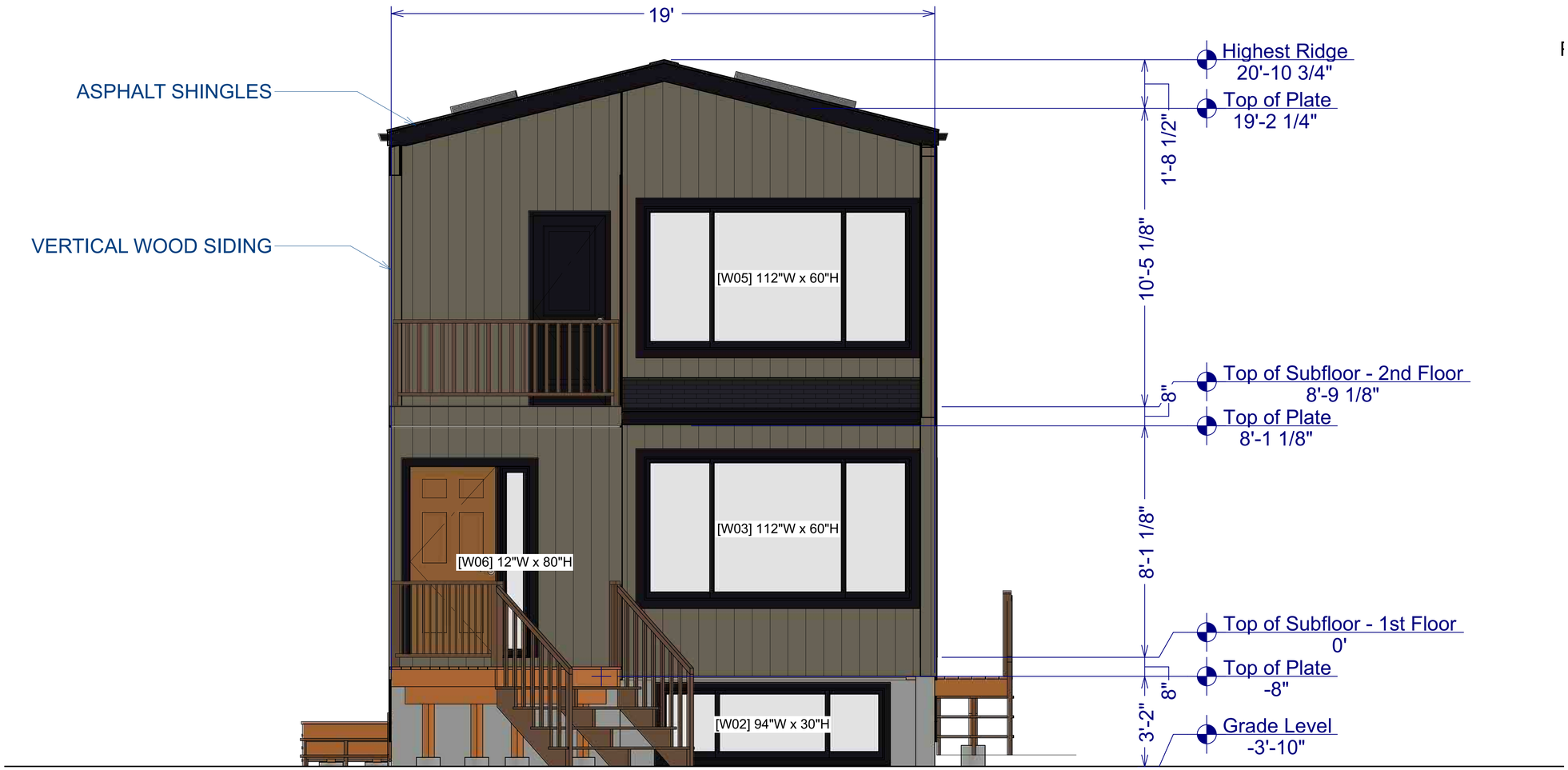
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EXISTING LEFT / RIGHT ELEVATIONS
2215 20th Ave SW

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SHEET:
A-5
5/16



PROPOSED FRONT ELEVATION

SCALE 1/2"=1' ARCH D

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PROPOSED FRONT ELEVATION
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SHEET:
A-12
12/16



PROPOSED REAR ELEVATION

SCALE 1/2"=1' ARCH D

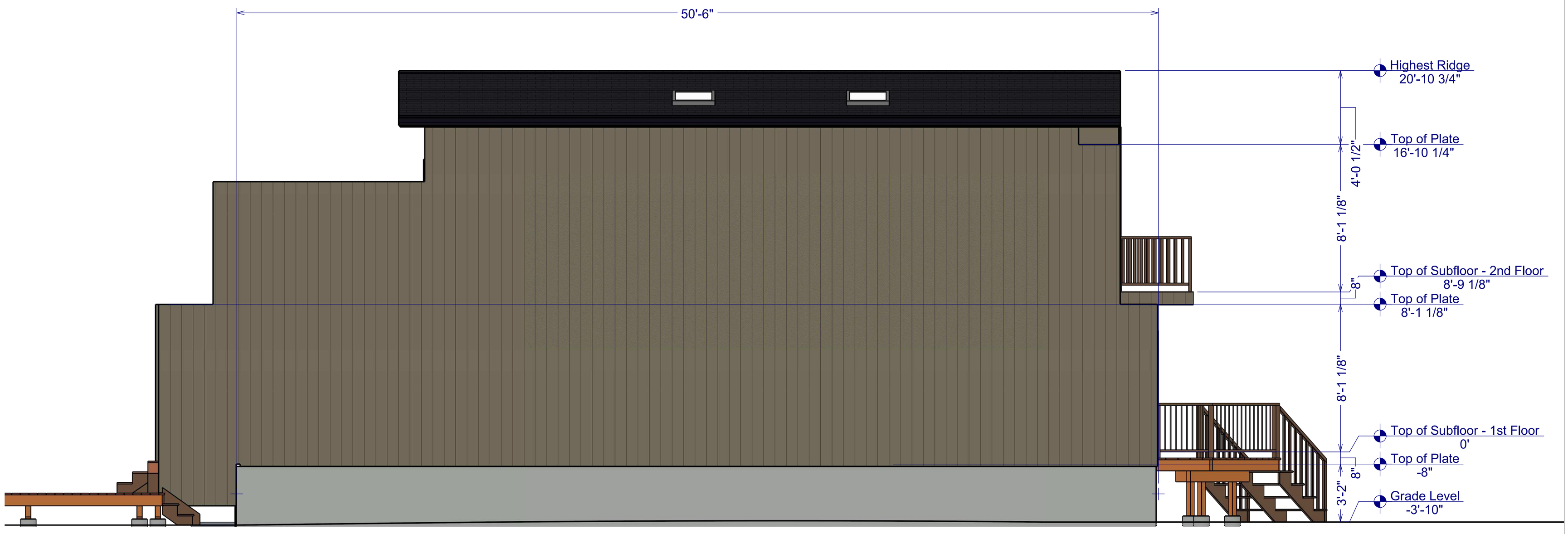
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PROPOSED REAR ELEVATION
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SHEET:
A-13
13 16



PROPOSE LEFT ELEVATION

SCALE 3/8"=1' ARCH D

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PROPOSE LEFT ELEVATION
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SHEET:
A-14
14/16



PROPOSED RIGHT ELEVATION

SCALE 3/8"=1' ARCH D

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A-15
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