

SECT SHOULD BE SENSITIVE TO THE CALSANT TZN



|       |          |
|-------|----------|
| scale | AS NOTED |
|-------|----------|

| TREE NO. | TYPE       | CALIPER (D.I.A.) | CANOPY (D.I.A.) | LOCATION            | COMMENTS |
|----------|------------|------------------|-----------------|---------------------|----------|
| T1       | GREEN ASH  | 0.4              | ± 4             | In City Property    | Replace  |
| T2       | ELM        | 0.2              | ± 3             | In City Property    | Retain   |
| T4       | CONIFEROUS | 0.3              | ± 4             | In Subject Property | Remove   |
| T5       | CONIFEROUS | 0.3              | ± 4             | In Subject Property | Remove   |
| T8       | CONIFEROUS | 0.1              | ± 1             | In Subject Property | Remove   |
| T9       | DECIDUOUS  | 0.15             | ± 1             | In Subject Property | Retain   |
| T10      | DECIDUOUS  | 0.15             | ± 1             | In Subject Property | Retain   |
| T11      | DECIDUOUS  | 0.15             | ± 1             | In Subject Property | Retain   |
| T12      | DECIDUOUS  | 0.5              | ± 5             | In Subject Property | Retain   |

PERFORATED WEEPING TILE  
- PACKED IN GRAVEL SLOPED  
@ MINIMUM 2% AS PER SITE PLANS.



- CITY BOULEVARD IS TO REMAIN FREE OF EXCAVATED MATERIALS & STORAGE OF CONSTRUCTION MATERIALS IS NOT PERMITTED.

PROJECT MUST FOLLOW CITY BYLAW IF2001  
PROJECT SHOULD BE SENSITIVE TO THE WEST ELBOW COMMUNITIES LAP  
PROJECT SHOULD BE SENSITIVE TO THE CALGARY PLAN ACCOMODATING GROWTH  
PROJECT SHOULD BE SENSITIVE TO THE MUNICIPAL DEVELOPMENT PLAN  
PROJECT SHOULD BE SENSITIVE TO THE CALGARY TRANSPORTATION PLAN

disclaimer:  
THE PLANS AND RELATED MATERIALS ARE PREPARED BY SUBURBIA DESIGN INC. AND ARE THE PROPERTY OF SUBURBIA DESIGN INC. NO PART OF THESE PLANS SHALL BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF SUBURBIA DESIGN INC. ANY VIOLATION OF THIS DISCLAIMER IS SUBJECT TO LEGAL ACTION.  
THE PRESENCE OF A SET OF CONSTRUCTION DRAWINGS IS NOT A GUARANTEE OF THE ACCURACY OF THE INFORMATION CONTAINED THEREIN. THE USER OF THESE DRAWINGS SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY INFORMATION TO COMPLETE THE PROJECT.  
DRAWINGS ARE NOT TO BE SCALED. ANY DIMENSIONS SHOWN ON THESE DRAWINGS SHALL BE USED TO CONSTRUCT THE PROJECT. THE USER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY INFORMATION TO COMPLETE THE PROJECT.  
ALL WORK TO BE DONE TO THE SATISFACTION OF THE USER AND ALL OTHER APPLICABLE REGULATIONS.

engineers / consultants:  
Alpha Geomatics Inc.  
Office: (403) 891-2252  
ENVIROMATICS GROUP LTD.  
Office: (403) 235-4942

floor areas:  
Main Floor Area, Developed: 1088 SQ.FT.  
Upper Floor Area, Developed: 2124 SQ.FT.  
TOTAL DEVELOPED FLOOR AREA: 3212 SQ.FT.  
Main Floor Area, Uncovered: 4027 SQ.FT.  
Upper Floor Area, Uncovered: 1088 SQ.FT.  
TOTAL FLOOR AREA: 5115 SQ.FT.  
COVERED ENTRY: 40 SQ.FT.  
COVERED REAR DECK: 207 SQ.FT.

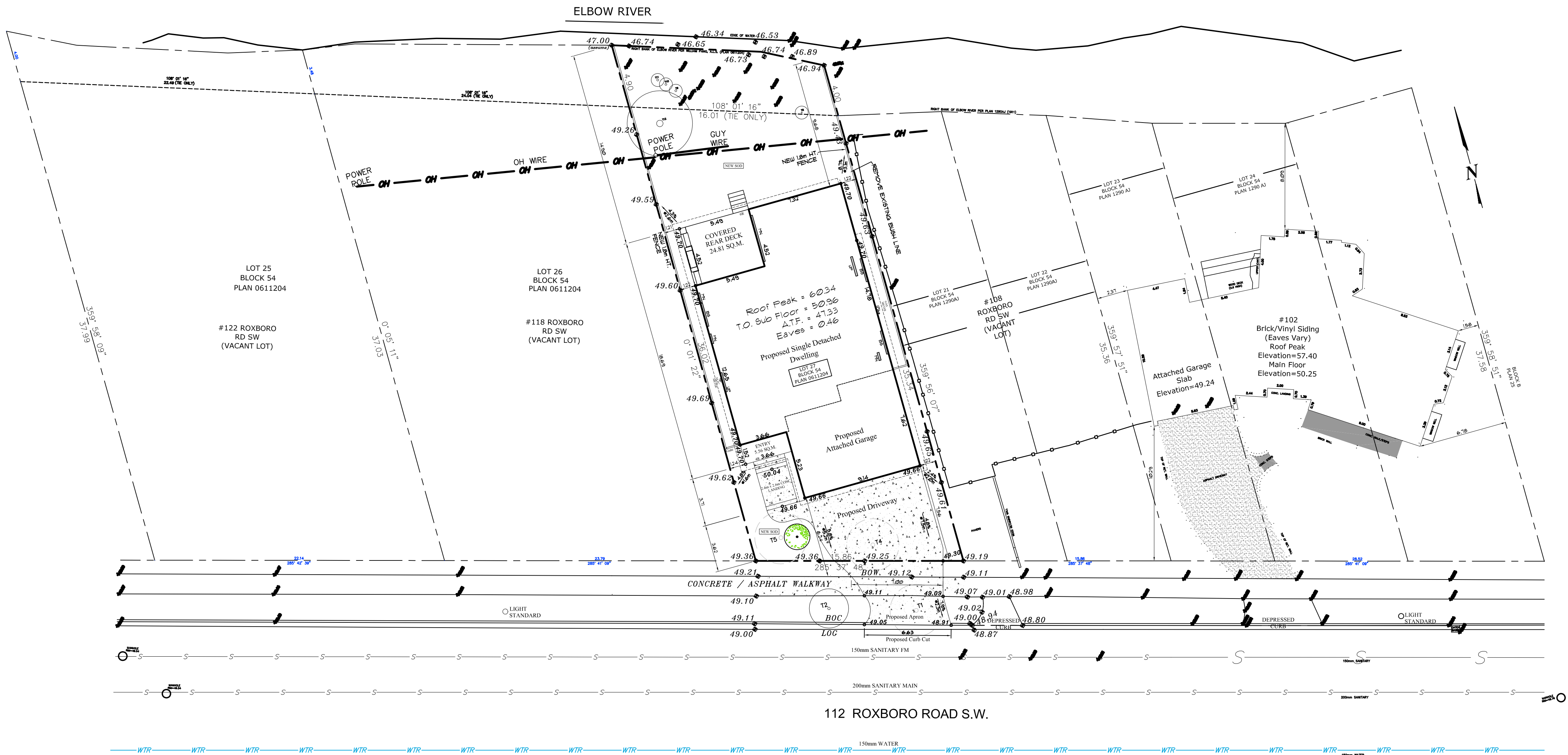
builder:

DESIGNER:  
  
**SUBURBIA DESIGN**  
RESIDENTIAL DESIGNER  
Tel: (403) 714-7703  
suburbia@telus.net

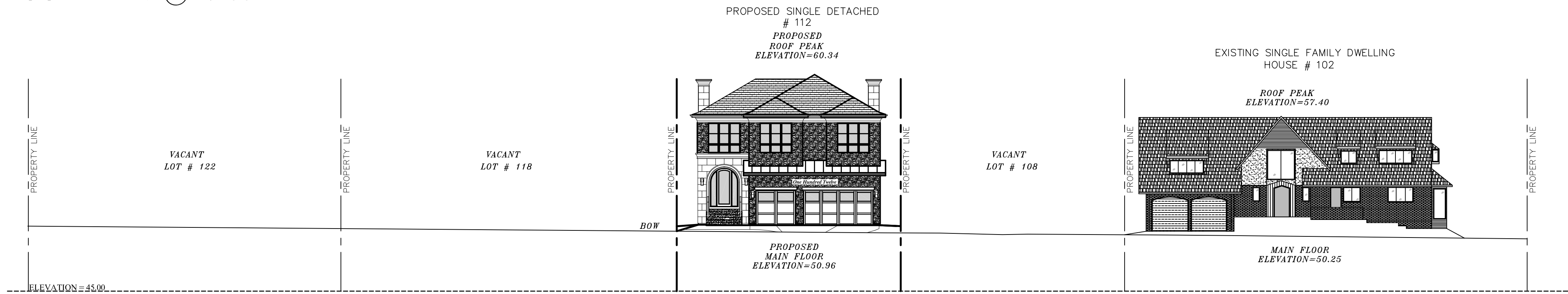
municipal address:  
112 ROXBORO ROAD SW  
Calgary, Alberta  
legal description:  
LOT: 27  
BLOCK: 54  
PLAN #: 061 1204  
zoning:  
R-CG  
community:  
MISSION  
(Ward 8)

sheet title  
STREETSCAPE  
BLOCK PLAN

|         |                 |           |
|---------|-----------------|-----------|
| job no. | DP 112          | sheet no. |
| drawn   | JPC             | A2        |
| checked | JPC             |           |
| date    | AUGUST 25, 2009 |           |
| scale   | AS NOTED        |           |



BLOCK PLAN @ 1:200



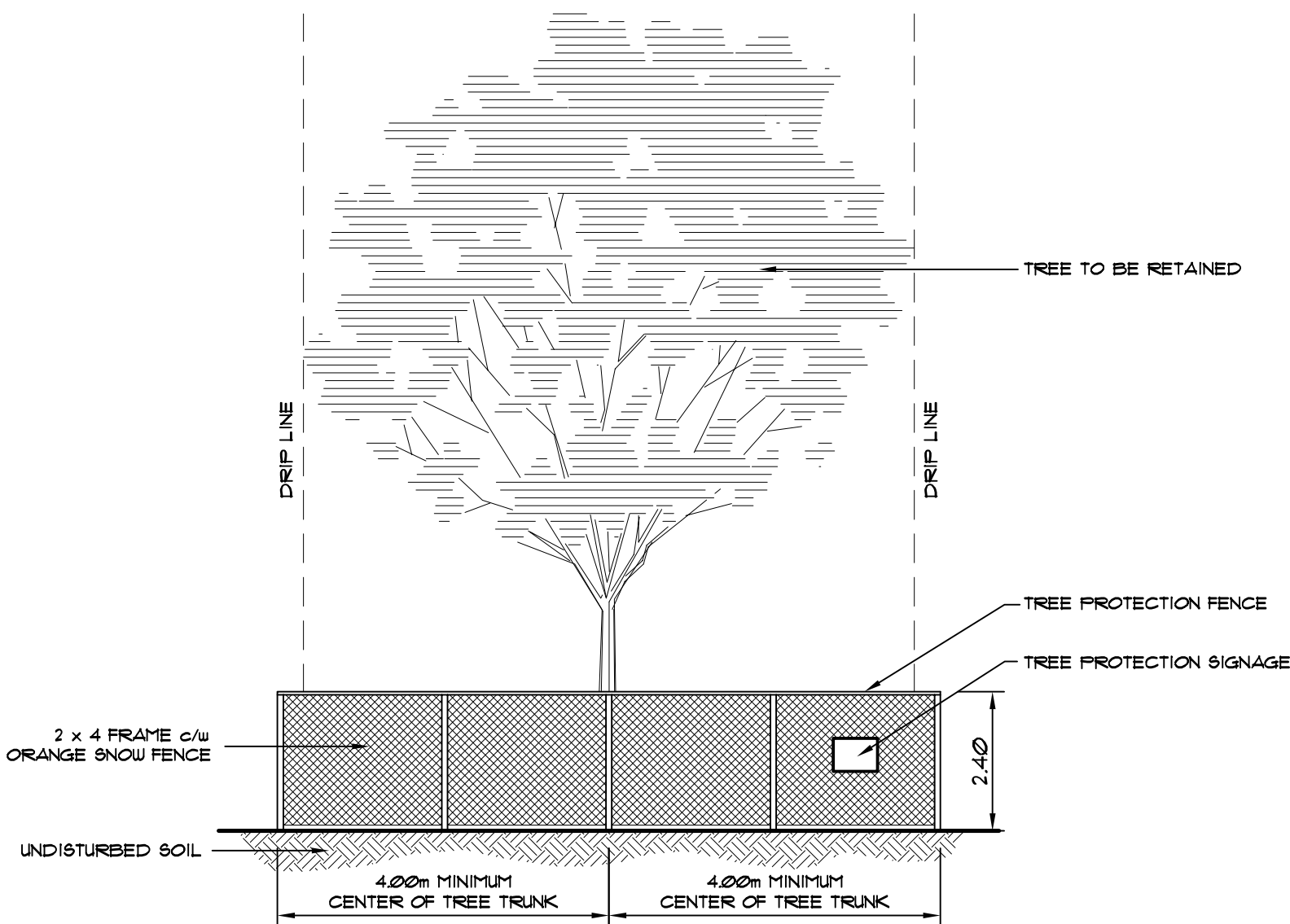
STREETSCAPE @ 1:200

ROXBORO ROAD S.W.



TREE TO BE REMOVED. THE BUILDER MUST CONTACT URBAN FORESTRY PRIOR TO CONSTRUCTION TO DISCUSS TREE REMOVAL

**SOUTH ELEVATION**  
112 ROXBORO ROAD SW  
Scale = N.T.S



**TREE PROTECTION  
ZONE DETAIL**  
Scale = N.T.S

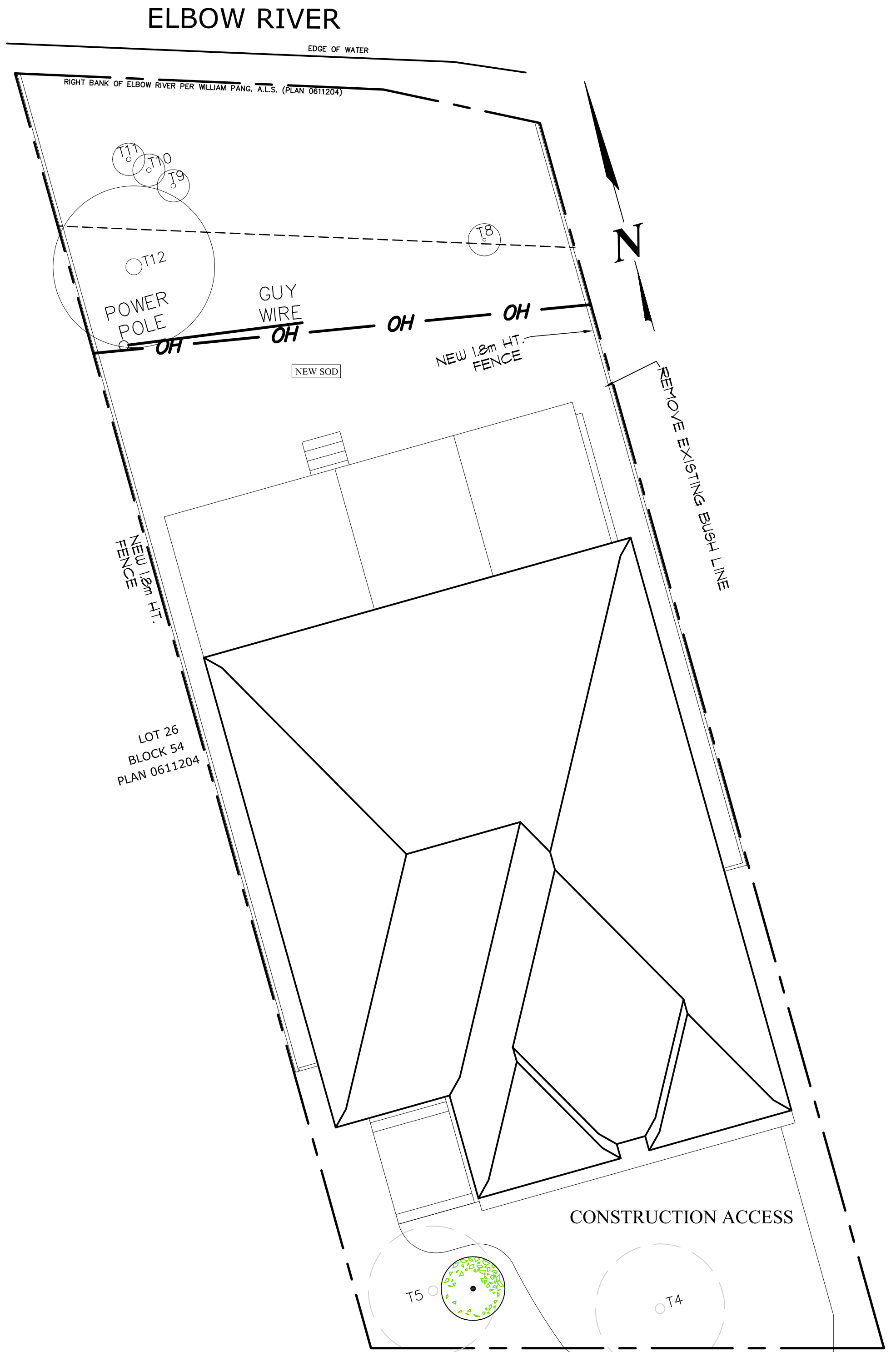


**TREE PROTECTION  
SIGNAGE**  
Scale = N.T.S

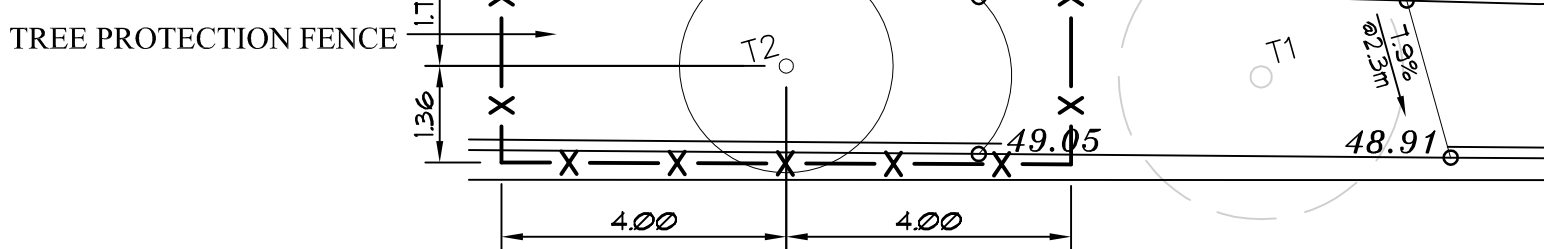
**TREE PROTECTION PLAN:**

- EQUIPMENT AND CONSTRUCTION MATERIALS SHALL NOT BE STORED IN THE TREE PROTECTION ZONE.
- ALL MATERIALS AND EQUIPMENT SHALL BE STORED ON PRIVATE PROPERTY.
- AN URBAN FORESTRY TECHNICIAN SHALL BE CONTACTED TO BE ONSITE DURING THE FOLLOWING STAGES OF CONSTRUCTION:
  - PRIOR TO CONSTRUCTION, FOR REVIEW OF THE TREE PROTECTION MEASURES
  - IF PRUNING IS REQUIRED FOR PUBLIC TREE(S), CONTACT AN URBAN FORESTRY TECHNICIAN AT 311
  - AT ANY TIME A TREE ON CITY LAND REQUIRES ATTENTION
- TREE PROTECTION REQUIREMENTS PRIOR TO AND DURING CONSTRUCTION:
  - PRUNING OF BRANCHES TO PROVIDE CLEARANCE FOR NEW BUILDINGS
  - IF ELEVATED PRUNING IS REQUIRED FOR THE INSTALLATION OF NEW SERVICES, AN INDEMNIFIED CONTRACTOR THAT IS APPROVED BY THE CITY MUST BE USED AND WRITTEN APPROVAL OBTAINED FROM URBAN FORESTRY PRIOR TO PRUNING
  - ROOT PRUNING AS REQUIRED DURING EXCAVATION
  - ~~OPTIONAL~~ PROTECTIVE MULCH (2-3 cm IN SIZE x 5 cm DEEP) OVER THE TREE PROTECTION ZONE. MULCH TO REMAIN 5 cm AWAY FROM THE TREE TRUNK
  - SUPPLEMENTAL WATERING, WHEN REQUIRED
  - SOIL AERATION, WHEN REQUIRED
  - PROVIDE SIGNAGE INSTRUCTING NO CONSTRUCTION WORK OR MATERIALS TO ENCR OACH INTO THE TREE PROTECTION ZONE UNLESS AUTHORIZED BY AN URBAN FORESTRY REPRESENTATIVE
- TREE PROTECTION MEASURES POST CONSTRUCTION:
  - SUPPLEMENTAL WATERING, WHEN REQUIRED
  - SOIL AERATION, WHEN REQUIRED
- ON-SITE TREE PROTECTION ADMINISTRATOR:  
AGILE HOMES  
CONTACT: (403) 461-4623

THE TREE PROTECTION ADMINISTRATOR SHALL ENSURE ALL CONSTRUCTION WORK ADHERES TO THE APPROVED TREE PROTECTION PLAN AND THAT ALL CONTRACTORS WORKING ONSITE ARE AWARE OF THE TREE PROTECTION BY-LAW AND THE APPROVED TREE PROTECTION PLAN.



AMERICAN ELM - T-32092629  
CANOPY = 3.00m  
TRUNK = 0.20m



112 ROXBORO ROAD S.W.  
**TREE PROTECTION PLAN @ 1:200**

GREEN ASH - T-32047296  
CANOPY = 4.00m  
TRUNK = 0.40m

TREE TO BE REMOVED. THE BUILDER MUST CONTACT URBAN FORESTRY PRIOR TO CONSTRUCTION TO DISCUSS TREE REMOVAL

disclaimer:

THE PLANS AND RELATED MATERIALS ARE PROTECTED BY COPYRIGHT AND ARE THE PROPERTY OF SUBURBIA DESIGN LTD. NO PART OF THESE PLANS SHALL BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF SUBURBIA DESIGN LTD.

THE PRESENCE OF A SET OF CONSTRUCTION DRAWINGS IS NOT A GUARANTEE OF THE ACCURACY OF THE INFORMATION CONTAINED THEREIN. THE USER SHALL BE RESPONSIBLE FOR VERIFYING THE ACCURACY OF THE INFORMATION CONTAINED THEREIN. THE USER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AUTHORITIES.

CONTRACTS ARE NOT TO BE SIGNED. ANY PERSONS OR FIRMS OR INDIVIDUALS WHOSE NAMES ARE APPEARED ON THESE PLANS OR DRAWINGS SHALL BE RESPONSIBLE TO SUBURBIA DESIGN LTD. FOR ANY CONSTRUCTION OF THE PROJECT. THE USER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AUTHORITIES.

ALL WORK TO CONFORM TO THE ALBERTA BUILDING CODE, AND ALL OTHER APPLICABLE REGULATIONS.

engineers / consultants:

Alpha Geomatics Inc.  
File # 26431  
Office (403) 891-2252  
ENVIROMATICS GROUP LTD.  
Office (403) 291-6442

floor areas:

|                            |             |
|----------------------------|-------------|
| MAIN FLOOR AREA DEVELOPED  | 1008 SQ.FT. |
| UPPER FLOOR AREA DEVELOPED | 2124 SQ.FT. |
| TOTAL DEVELOPED FLOOR AREA | 4027 SQ.FT. |
| BASE FLOOR                 | 4027 SQ.FT. |
| UPPER LEVEL DEVELOPED      | 1008 SQ.FT. |
| ATTACHED GARAGE            | 600 SQ.FT.  |
| COVERED ENTRY              | 60 SQ.FT.   |
| COVERED REAR DECK          | 207 SQ.FT.  |

builder:

DESIGNER:

**SUBURBIA DESIGN**  
RESIDENTIAL DESIGNER  
Tel (403) 714-7703  
suburbia@telus.net

municipal address:  
112 ROXBORO ROAD SW  
Calgary, Alberta

legal description:  
LOT : 27  
BLOCK: 54  
PLAN # : 061 1204

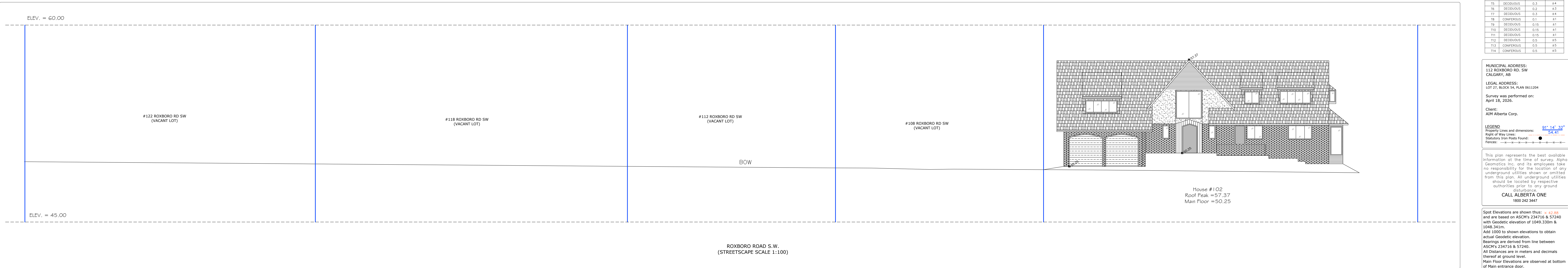
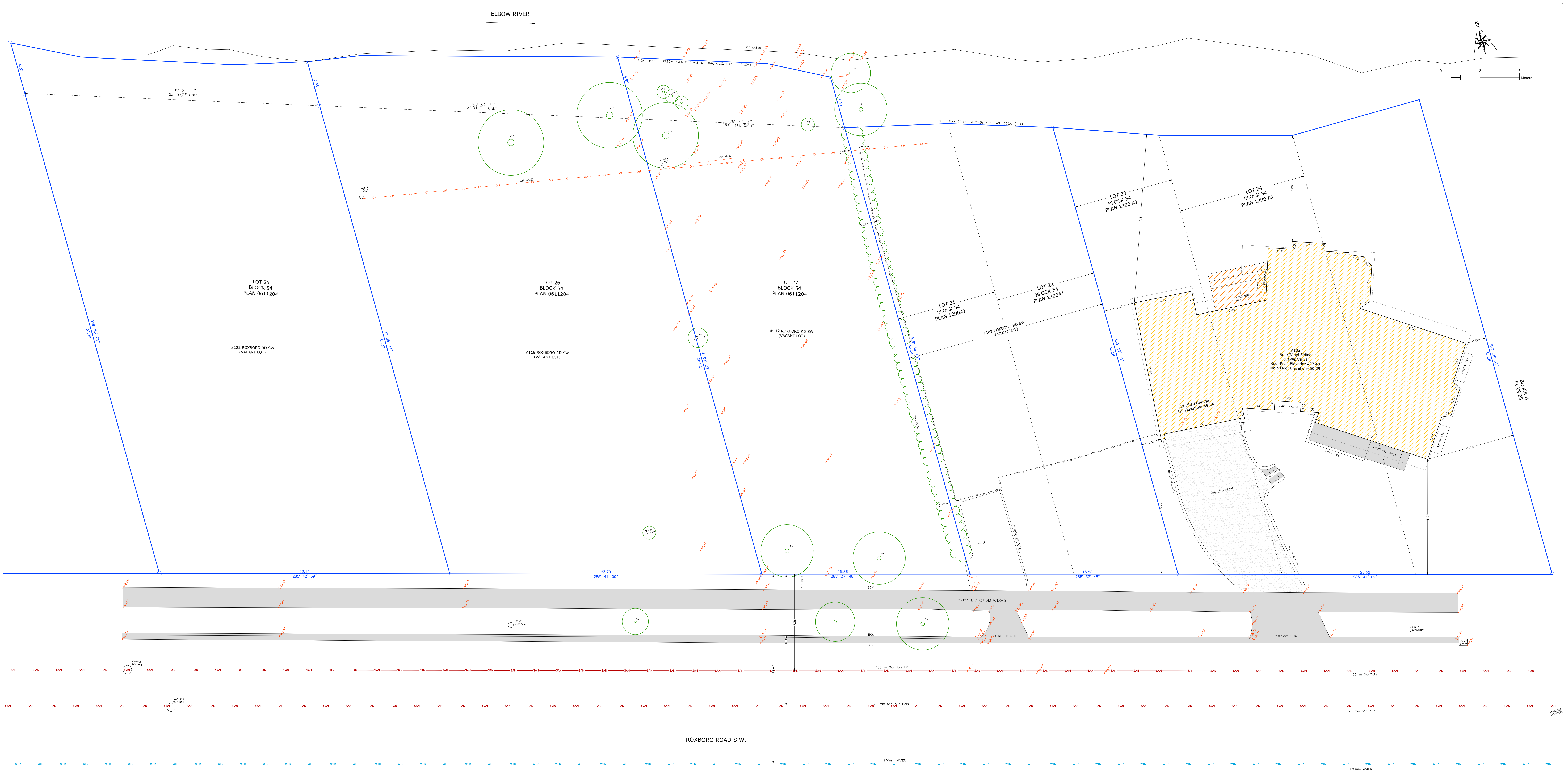
zoning:  
R-CG

community:  
MISSION  
(Ward 8)

sheet title

**TREE  
PROTECTION PLAN**

|         |                 |           |
|---------|-----------------|-----------|
| job no. | DP 112          | sheet no. |
| drawn   | JPC             | <b>A3</b> |
| checked | JPC             |           |
| date    | AUGUST 25, 2009 |           |
| scale   | AS NOTED        |           |



| TREE SCHEDULE |            |               |
|---------------|------------|---------------|
| TREE NO.      | TYPE       | CANOPY (DIA.) |
| T1            | GREEN ASH  | 0.4 14        |
| T2            | ELM        | 0.2 8.3       |
| T3            | DECIDUOUS  | 0.15 22       |
| T4            | CONIFEROUS | 0.3 14        |
| T5            | DECIDUOUS  | 0.3 14        |
| T6            | CONIFEROUS | 0.2 8.3       |
| T7            | DECIDUOUS  | 0.2 8.3       |
| T8            | CONIFEROUS | 0.1 11        |
| T9            | CONIFEROUS | 0.15 11       |
| T10           | DECIDUOUS  | 0.15 11       |
| T11           | CONIFEROUS | 0.15 11       |
| T12           | DECIDUOUS  | 0.5 15        |
| T13           | CONIFEROUS | 0.5 15        |
| T14           | CONIFEROUS | 0.5 15        |

MUNICIPAL ADDRESS:  
#112 ROXBORO RD. SW  
CALGARY, AB

LEGAL ADDRESS:  
LOT 21, BLOCK 54, PLAN 0611204

Survey was performed on:  
April 18, 2026.

Client:  
AIM Alberta Corp.

LEGEND  
Property lines and dimensions:  
Right of Way Lines:  
Statutory San Fails Found:  
Fence:

This plan represents the best available information at the time of survey. Alpha Geomatics Inc. and its employees take no responsibility for the location of any underground utilities shown or omitted from this plan. All underground utilities should be located by respective authorities prior to any ground disturbance.

CALL ALBERTA ONE  
1800 242 3447

Spot Elevations are shown that:  $\times 42.80$  and are based on ASCM's 234716 & 57240 with Geoidic elevation of 1048.35m & 1048.341m.  
Asst 1000 to shown elevations to obtain actual Geoidic elevation.  
Bearings are derived from line between ASCM's 234716 & 57240.  
All Distances are in meters and decimals thereof at ground level.  
Main Floor Elevations are observed at bottom of Main entrance door.  
Datum: NAD 83, Projection: 3TM Reference Meridian: 114°.  
Combined Scale Factor: 0.999738  
Title to the Property has not been examined for any registrations.

**SITE/BLOCK PLAN**  
Date Drawn: APRIL 22, 2026  
Scale: 1:100 File No.: 26-031  
Drawn by: C.N.  
ALPHA GEOMATICS INC.  
PH: 403.891.2202  
email: info@alphageomatics.ca  
©COPYRIGHT ALPHA GEOMATICS INC. 2026



disclaimer:  
THE PLANS AND RELATED MATERIALS ARE PROTECTED BY COPYRIGHT AND ARE THE PROPERTY OF SUBURBIA DESIGN CO. REPRODUCTION OF THESE PLANS EITHER IN WHOLE OR IN PART, INCLUDING ANY FORM AND/OR PREPARATION OF DERIVATIVE WORK, FOR ANY REASON WITHOUT PRIOR WRITTEN PERMISSION IS STRICTLY PROHIBITED.  
THE PURCHASE OF A SET OF CONSTRUCTION DRAWINGS IN NO WAY TRANSFERS ANY COPYRIGHT OR OTHER OWNERSHIP INTEREST TO THE BUYER EXCEPT FOR A LIMITED LICENSE TO USE THIS SET OF DRAWINGS FOR THE CONSTRUCTION OF ONE AND ONLY ONE BUILDING.  
DRAWINGS ARE NOT TO BE SCALED. ANY ERRORS, OMISSIONS OR DISCREPANCIES MUST BE REPORTED TO SUBURBIA DESIGN CO. PRIOR TO CONSTRUCTION. IF NOT REPORTED, THE BUYER AND/OR OWNER ARE FULLY RESPONSIBLE.  
ALL WORK TO CONFORM TO THE ALBERTA BUILDING CODE AND ALL OTHER AUTHORITIES HAVING JURISDICTION.

engineers / consultants:  
ALPHA GEOMATICS INC.  
Office: (403) 891-2252

|                                        |            |
|----------------------------------------|------------|
| floor areas:                           |            |
| MAIN FLOOR AREA (DEVELOPED)            | 1936 SQFT. |
| UPPER FLOOR AREA (DEVELOPED)           | 228 SQFT.  |
| TOTAL DEVELOPED FLOOR AREA ABOVE GRADE | 4271 SQFT. |
| LOWER FLOOR AREA DEVELOPED             | 1666 SQFT. |
| ATTACHED GARAGE                        | 686 SQFT.  |
| COVERED ENTRY                          | 649 SQFT.  |
| COVERED REAR DECK                      | 261 SQFT.  |

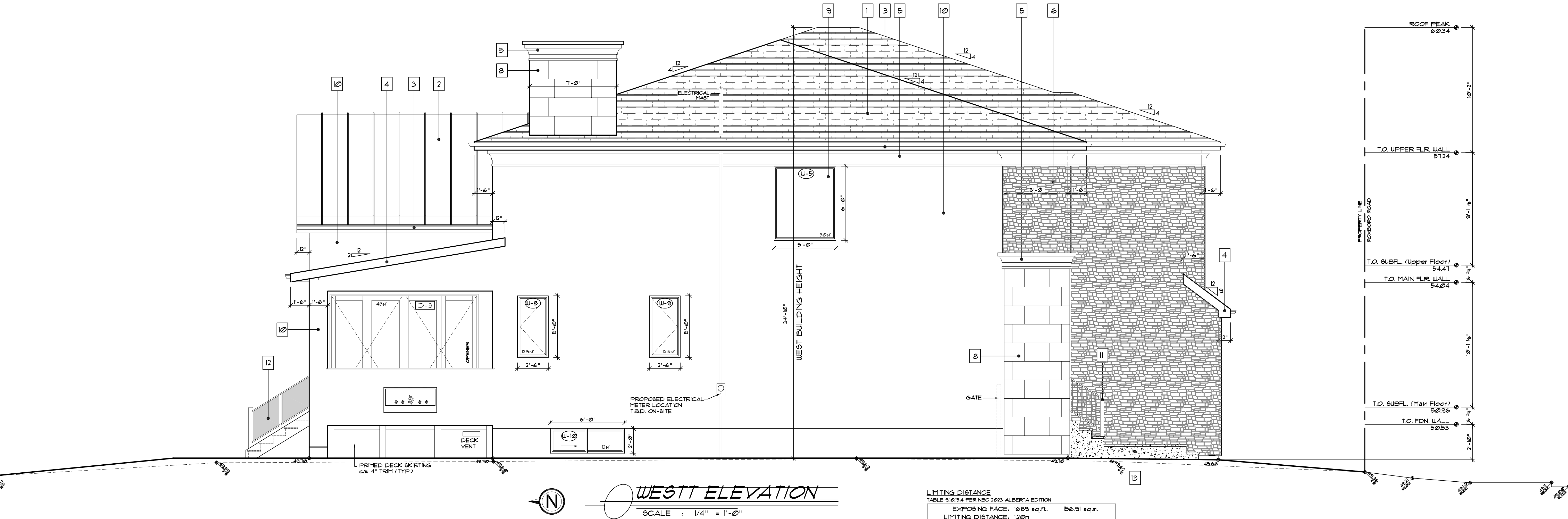
municipal address:  
112 Roxboro Road SW  
Calgary, Alberta  
legal description:  
LOT: 27  
BLOCK: 54  
PLAN #: 0611204  
zoning:  
R-C1  
community:  
MISSION  
zoning:  
Ward 8

designer  
  
**SUBURBIA DESIGN**  
RESIDENTIAL DESIGNER  
Tel: (403) 714-7103  
suburbia@telus.net

builder

sheet title  
NORTH ELEVATION  
WEST ELEVATION

|         |               |           |
|---------|---------------|-----------|
| job no. | DP 112        | sheet no. |
| drawn   | JFC           | A6        |
| checked | JFC           |           |
| date    | AUG. 25, 2026 |           |
| scale   | AS NOTED      |           |



|                                             |                                 |              |
|---------------------------------------------|---------------------------------|--------------|
| LIMITING DISTANCE                           |                                 |              |
| TABLE 310.10.4 PER NBC 2023 ALBERTA EDITION |                                 |              |
| EXPOSING FACE:                              | 1689 sq.ft.                     | 156.91 sq.m. |
| LIMITING DISTANCE:                          | 120m                            |              |
| GLAZED OPENINGS %:                          | 115 sq.ft.                      | 10.68 sq.m.  |
| OPENINGS %:                                 | 6.8%                            |              |
| ALLOWABLE OPENINGS:                         | 1.0% (118.23sq.ft./10.98 sq.m.) |              |