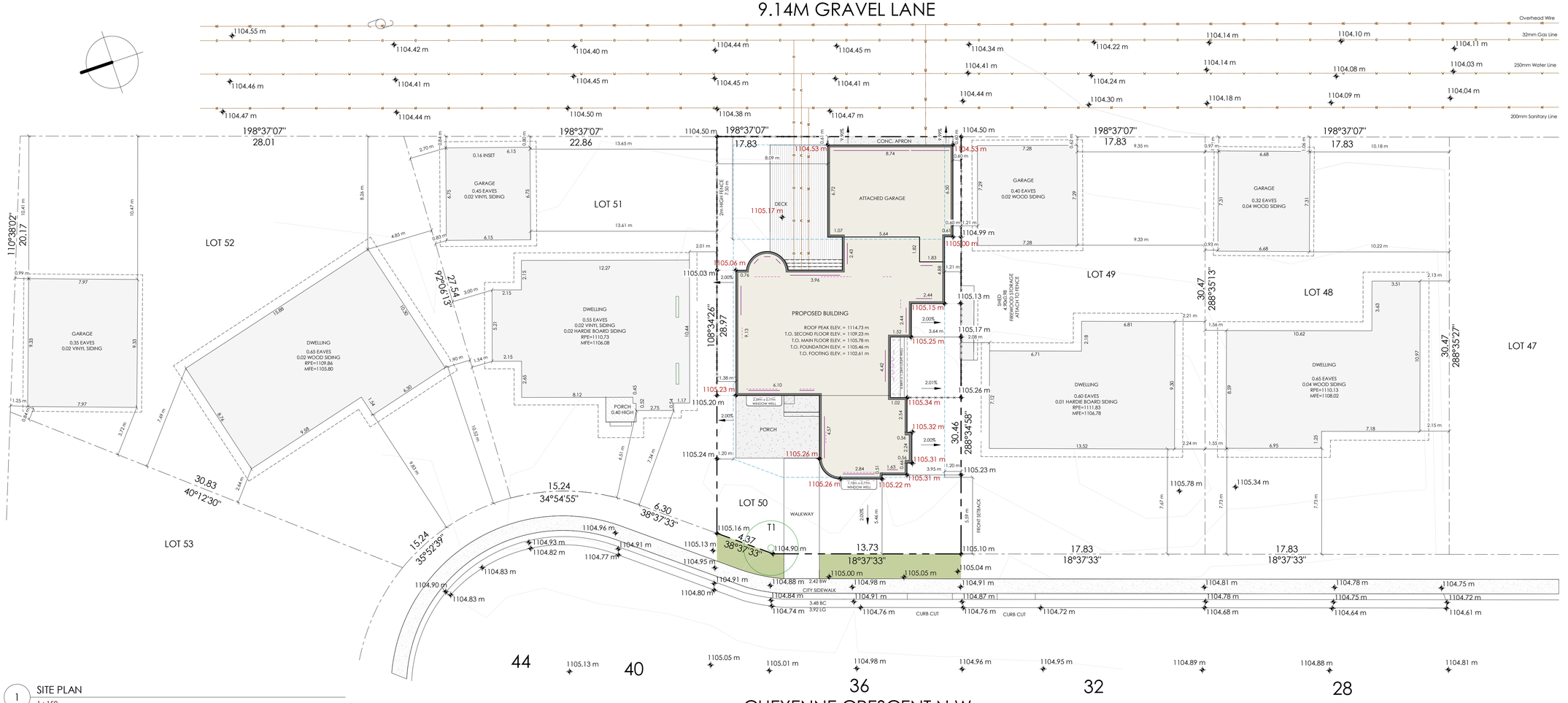
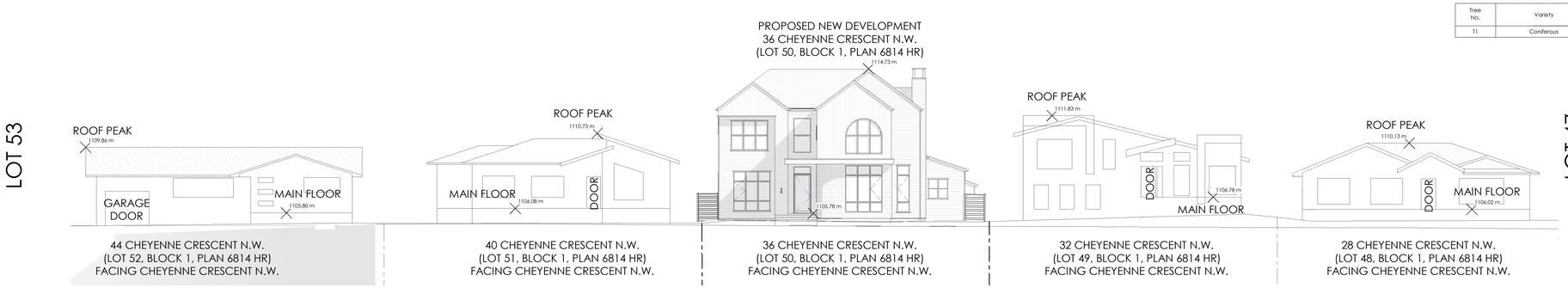


1 SITE PLAN
1 : 150



2 PARCEL - STREETSCAPE
1 : 150

TREE SCHEDULE:

Tree No.	Variety	Trunk (Ø±)	Canopy (Ø±)	Height (±)	Location	Comments
T1	Coniferous	0.48	4.00	12.00	In Subject Property	Urban Forestry to confirm tree location.

SITE INFORMATION

LEGAL ADDRESS:

LOT: 51, BLOCK: 1,
PLAN: 6814 HR

MUNICIPAL ADDRESS:

40 CHEYENNE CRESCENT N.W,
CALGARY, ALBERTA

LAND USE DESIGNATION:
R-C1

COMMUNITY: CHARLESWOOD

SURVEY INFORMATION

Survey completed by:

Horizon Land Surveys Inc.
130 Bowness Centre N.W.
Phone: (403)719-0272
Dated: 08/14/2026

Note: Unless otherwise specified, all dimensions relate to distances form property boundary to foundation walls are from the date of the survey. Spot elevations are approximately located.

GRADE MARKER LEGEND

1079.38 EXISTING GRADE
1079.38 ASSUMED GRADE
1079.38 PROPOSED GRADE

LINE TYPE LEGEND

SUBJECT PROPERTY LINES
ADJACENT PROPERTY LINES
EAVES / CANOPIES
UTILITY LINES - POWER
UTILITY LINES - OVERHEAD
UTILITY LINES - WATER
UTILITY LINES - SANITARY
UTILITY LINES - GAS
UTILITY LINES - STORM
EXISTING BUILDING TO BE REMOVED
EXISTING FENCE
PROPOSED PRIVACY SCREEN/ FENCE

WINDOW & DOOR LOCATIONS

LOFT DOORS & WINDOWS
UPPER DOORS & WINDOWS
MAIN DOORS & WINDOWS
BASEMENT DOORS & WINDOWS

LANDSCAPING LEGEND

SOFT / PERMEABLE LANDSCAPING

GRASS
XERISCAPED MATERIAL
GRAVEL

HARD / NON-PERMEABLE LANDSCAPING

CONCRETE
RETAINING WALLS

NON-LANDSCAPED AREAS

BUILDING FOOTPRINT
PROPOSED ADDITION FOOTPRINT
NEIGHBORING BUILDING FOOTPRINT
DECKS
MAIN FLOOR CANTILEVER
ASPHALT
SECOND FLOOR CANTILEVER
COVERED

PLANTING LEGEND

Coniferous Tree
Deciduous Tree
Area of Tree Protection
Shrub / Bush

All proposed trees and shrubs are to be of species capable of healthy growth in Calgary and conform to the standards of the Canadian Nursery Landscape Association.

New matured trees to be planted after construction as required by Land Use Bylaw

LIGHTING NOTE

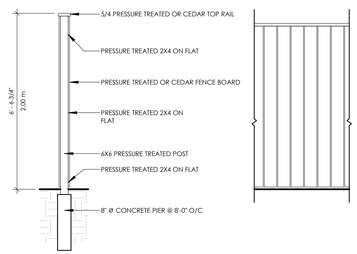
EXTERIOR WALL SCONCES @ 2.74M FROM GROUND FLOOR, 100 WATT INCANDESCENT OR EQUIV. MAX (TYP)

GROSS BUILDING AREA

Name	Imperial	Metric
GARAGE	691 ft²	64.20 m²
	691 ft²	64.20 m²
Above Grade		
MAIN FLOOR	1788 ft²	166.11 m²
SECOND FLOOR	1559 ft²	144.80 m²
Developed	3347 ft²	310.91 m²
COURTYARD	300 ft²	27.87 m²
DECK	444 ft²	41.20 m²
Undeveloped	744 ft²	69.08 m²
Below Grade		
DEVELOPED BASEMENT	1751 ft²	162.64 m²
Developed	1751 ft²	162.64 m²

PARCEL COVERAGE AREA

Name	Imperial	Metric
Footprint		
BUILDING FOOTPRINT	1873 ft²	173.99 m²
ATTACHED GARAGE	691 ft²	64.21 m²
COVERED ENTRY	29 ft²	2.68 m²
SITE AREA	5811 ft²	539.82 m²
ACTUAL PARCEL COVERAGE		**= 44.62%**



TYPICAL FENCE DETAIL

PARCEL LIVING

ANDISON RESIDENTIAL DESIGN
220 739 11 Ave SW, Calgary, Alberta, T2R 0E3
1.403.461.6481 | INFO@ANDISONDESIGN.COM
ANDISONDESIGN.COM

ALYKHAN VELJI Designs
#202 7 St SE, Calgary, Alberta, T2G 2Y8
1.403.617.2406 | ALY@ALYVELJIDESIGNS.COM
ALYVELJIDESIGNS.COM

SEPTEMBER 10, 2026

36 CHEYENNE CRESCENT NW

REVISION SCHEDULE

#	REVISION DATE	REVISION DESCRIPTION
1	2026.09.10	Issued for Development Permit

GENERAL NOTES

It is the responsibility of the Contractor to review the Architectural drawings prior to construction, and report any discrepancies to Andison Residential Design Ltd.. Andison Residential Design Ltd. will not be held responsible for any costs if the Contractor deviates from these Architectural and or Structural drawings.

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ISSUED FOR

DEVELOPMENT PERMIT

PROJECT LOCATION

36 CHEYENNE CRESCENT NW
CALGARY, ALBERTA

FLOOR AREAS

MAIN FLOOR	1788 SF
SECOND FLOOR	1559 SF
TOTAL:	3347 SF
COURTYARD	300 SF
DECK	444 SF
DEVELOPED BASEMENT	1751 SF
GARAGE	691 SF

NOT FOR CONSTRUCTION

SITE & BLOCK PLAN & STREETSCAPE

DP-01

2026-09-10 12:07:26 PM

1 WEST ELEVATION
1/4" = 1'-0"

3 SPATIAL SEPARATION - NORTH - DP
1" = 10'-0"

TOTAL WALL AREA = 156.58 m²

A

FIRE COMPARTMENT AREA:	72.17 m²
LIMITING DISTANCE:	1.30 m
OPENING LIMITS:	7.00%
OPENINGS AREA:	4.22 m²
OPENINGS %:	5.85%

B

FIRE COMPARTMENT AREA:	51.47 m²
LIMITING DISTANCE:	7.40 m
OPENING LIMITS:	25.30%
OPENINGS AREA:	10.11 m²
OPENINGS %:	19.64%

MATERIAL LEGEND

1	ASPHALT SHINGLES
2	2" HARDIE FASCIA BOARD
3	6" HARDIE FASCIA BOARD
4	12" HARDIE FASCIA BOARD
5	ALUMINIM GUTTER
6	ALUMINUM SOFFIT
7	ASPEN BRICK AND STONE, CREAM
8	BRICK CAP
9	HARDIEPOLANK LAP SIDING, COBBLE STONE
10	LUXLAP V-GROOVE, COASTAL SAND
11	2" HARDIE CORNER TRIM
12	6" HARDIE TRIM BOARD
13	METAL CHIMNEY CAP
14	DECORATIVE BRACKET
15	EXTERIOR LIGHTING
16	EXTERIOR WINDOWS- LUX ALUMINUM CLAD, SABLE

2 NORTH ELEVATION
1/4" = 1'-0"

PARCEL LIVING

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220 739 11 Ave SW, Calgary, Alberta, T2R 0E3
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ANDISONDESIGN.COM

ALYKHAN VELJI
Designs
4032 7 St SE, Calgary, Alberta, T2G 2Y8
1.403.617.2406 | ALY@ALYKHANVELJIDESIGNS.COM
ALYKHANVELJIDESIGNS.COM

SEPTEMBER 10, 2026

36 CHEYENNE CRESCENT NW

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PROJECT LOCATION

36 CHEYENNE CRESCENT NW
CALGARY, ALBERTA

FLOOR AREAS

MAIN FLOOR	1788 SF
SECOND FLOOR	1559 SF
TOTAL:	3347 SF
COURTYARD	300 SF
DECK	444 SF
DEVELOPED BASEMENT	1751 SF
GARAGE	691 SF

NOT FOR CONSTRUCTION

WEST & NORTH ELEVATIONS

DP-02

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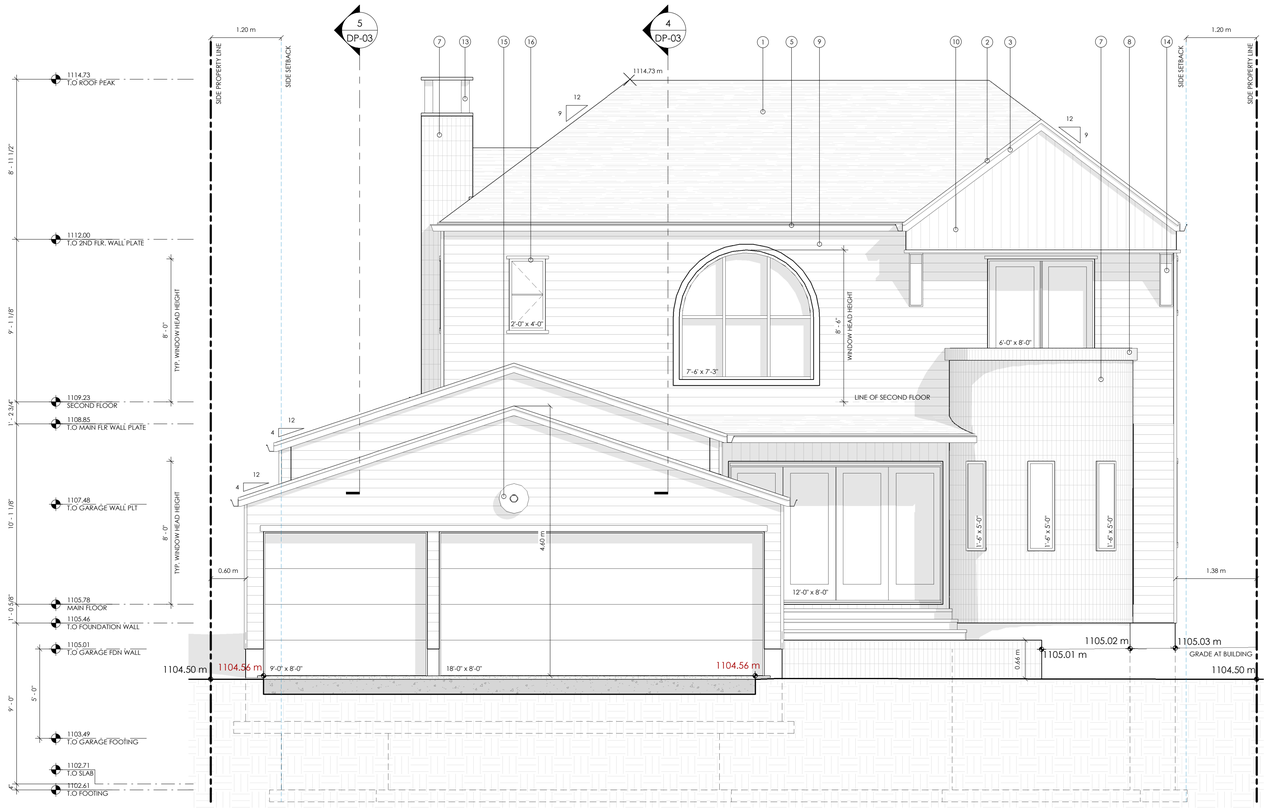
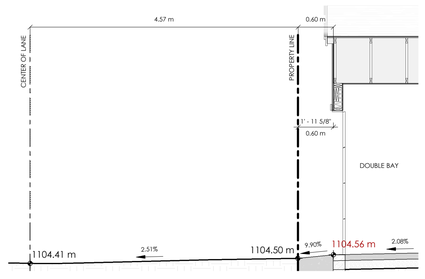


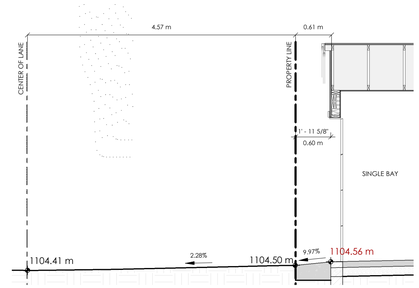
1 EAST ELEVATION
1/4" = 1'-0"

FIRE COMPARTMENT AREA:	79.31 m²
LIMITING DISTANCE:	3.60 m
OPENING LIMITS:	19.50%
OPENINGS AREA:	7.94 m²
OPENINGS %:	10.01%

3 SPATIAL SEPARATION - SOUTH - DP
1" = 10'-0"



4 GARAGE APRON - DOUBLE CAR DOOR
1/4" = 1'-0"



5 GARAGE APRON - SINGLE CAR DOOR
1/4" = 1'-0"

MATERIAL LEGEND

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3	6" HARDIE FASCIA BOARD
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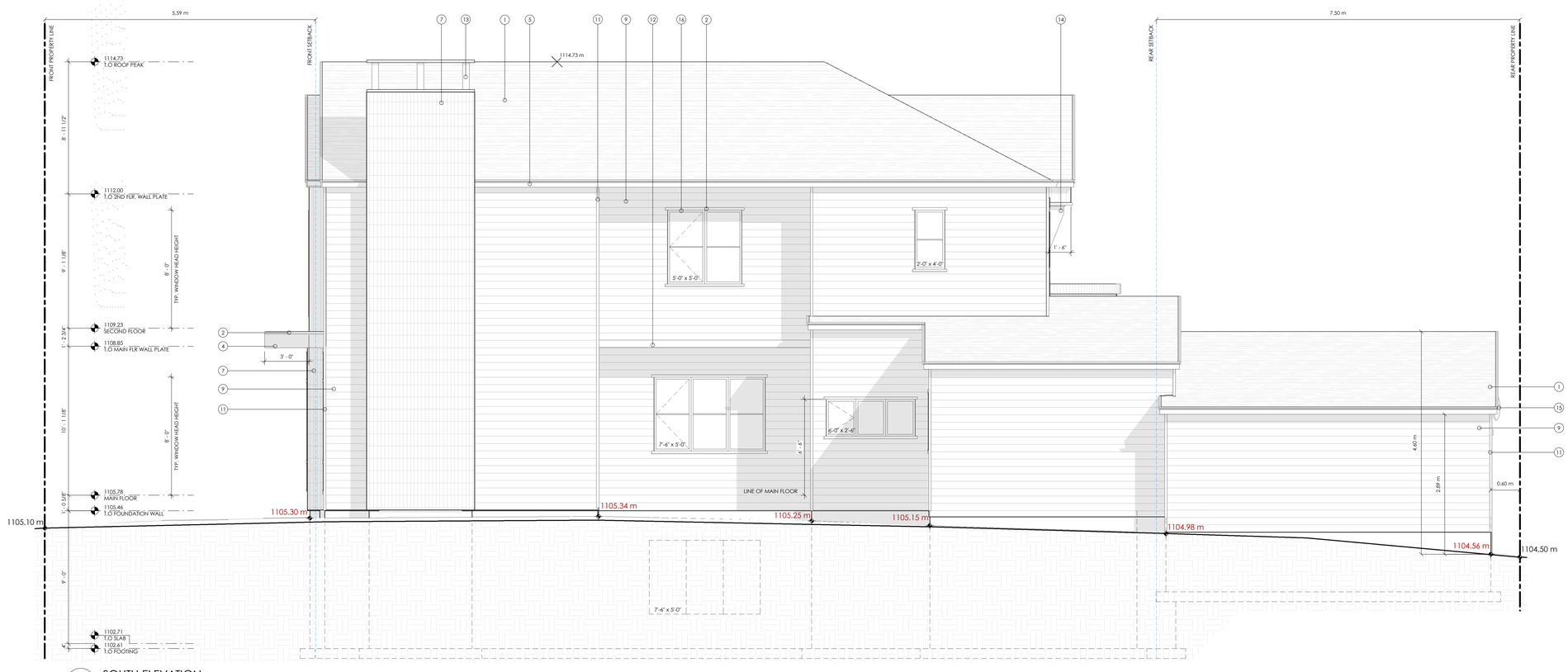

2 SOUTH ELEVATION
1/4" = 1'-0"

PARCEL LIVING

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CALGARY, ALBERTA

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GARAGE	691 SF

NOT FOR CONSTRUCTION

EAST & SOUTH ELEVATIONS

DP-03

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