

**THE CITY OF WINNIPEG**

**BY-LAW NO. 71/2004**

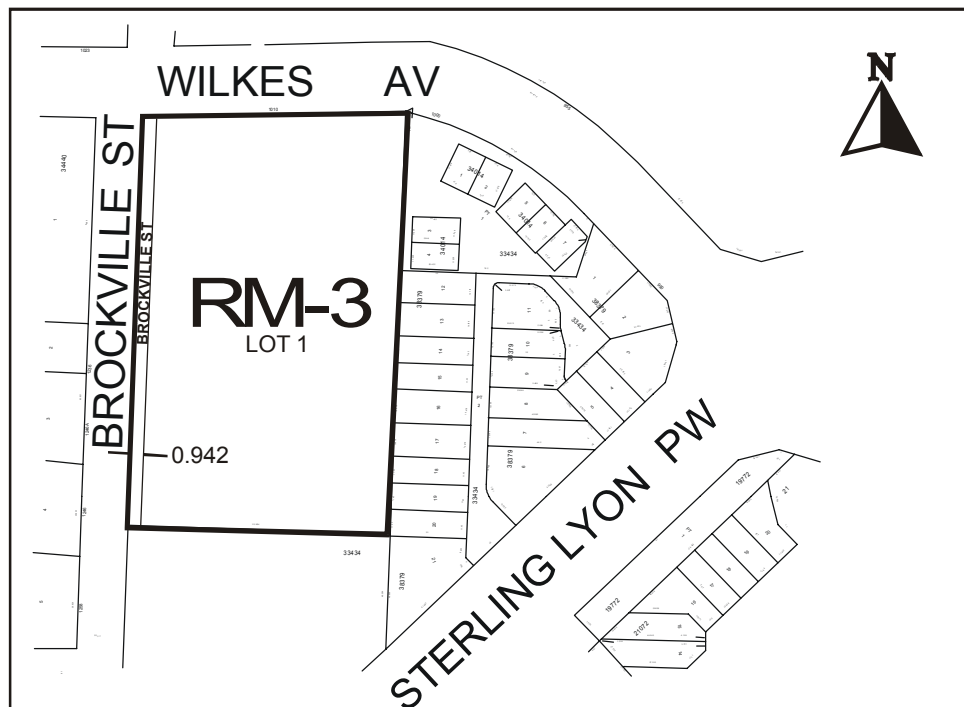
**A By-law of THE CITY OF WINNIPEG to amend Zoning By-law No. 6400/94 for the enactment of a zoning change on land located at the southeast corner of Wilkes Avenue and Brockville Street in the CITY CENTRE COMMUNITY.**

THE CITY OF WINNIPEG, in Council assembled, enacts as follows:

**ZONING**

1. By-law No. 6400/94, as amended, is hereby further amended by adding thereto after subsection A20 (442) the following:

- "(443) (a) Notwithstanding anything elsewhere contained in this By-law or shown on the District Map the lands outlined on the Plan included in clause (b) of this subsection and designated thereon as "RM-3" are hereby zoned as an "RM-3" MULTIPLE-FAMILY DISTRICT and the District Maps shall hereafter be read and construed as shown on that Plan.
- (b) The zoning district and zoning district boundaries referred to in clause (a) of this subsection are hereby located as shown on the Plan below."



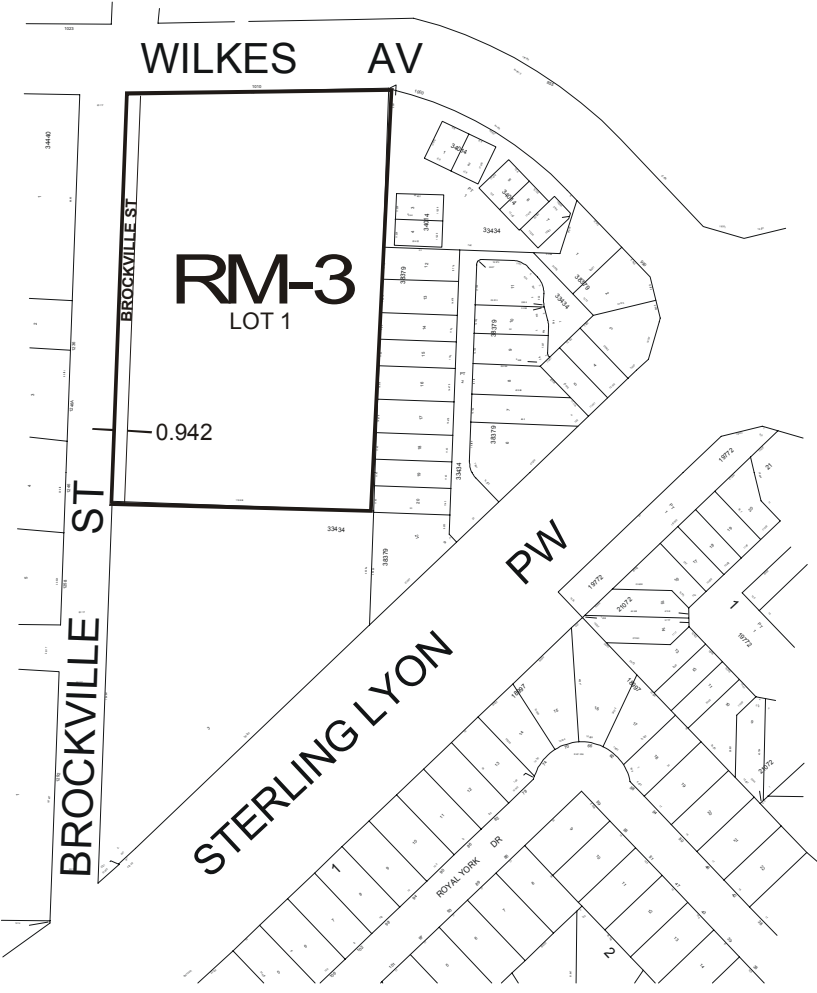
**ENACTMENT**

2. Section 1 of this By-law shall come into force and effect upon:
- (a) The execution by THE CITY OF WINNIPEG of a Servicing Agreement to be entered into between THE CITY OF WINNIPEG and the registered owner or persons entitled to be registered owner, which execution notwithstanding enactment of this By-law shall remain in the absolute discretion of the City Council.
  - (b) Registration in the Winnipeg Land Titles Office of a caveat recording Zoning Agreement DAZ 242/03 against the affected land by not later than, April 21, 2006 failing which this by-law shall expire unless that date is extended by a resolution of City Council and that registration is completed before any such extended date.

**DONE AND PASSED** in Council assembled, this 21<sup>st</sup> day of April, A.D., 2004.

Reference: File No. DAZ 242/03

Atlas Sheet No. AF 21

|                                                                                                                                                  |  |                                                                                                                                                                                                                  |
|--------------------------------------------------------------------------------------------------------------------------------------------------|--|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| By-Law No. _____<br>Subsection (443)                                                                                                             |  | File No. <b>DAZ 242/03</b>                                                                                                                                                                                       |
| Atlas Sheet No. <b>AF21</b><br><b>CITY CENTRE COMMUNITY</b><br> |  | Explanation<br>The attached By-Law amends By-law No. 6400/94 by rezoning the land located at 1010 Wilkes Avenue from an "A" AGRICULTURAL DISTRICT to an "RM-3" MULTIPLE-FAMILY DISTRICT as shown outlined below. |
|                                                               |  |                                                                                                                                                                                                                  |
| THIRD READING : _____ EFFECTIVE DATE : _____                                                                                                     |  |                                                                                                                                                                                                                  |
| ZONING AGREEMENT : YES <input type="checkbox"/> NO <input type="checkbox"/> CAVEAT No. _____                                                     |  |                                                                                                                                                                                                                  |