

THE CITY OF WINNIPEG

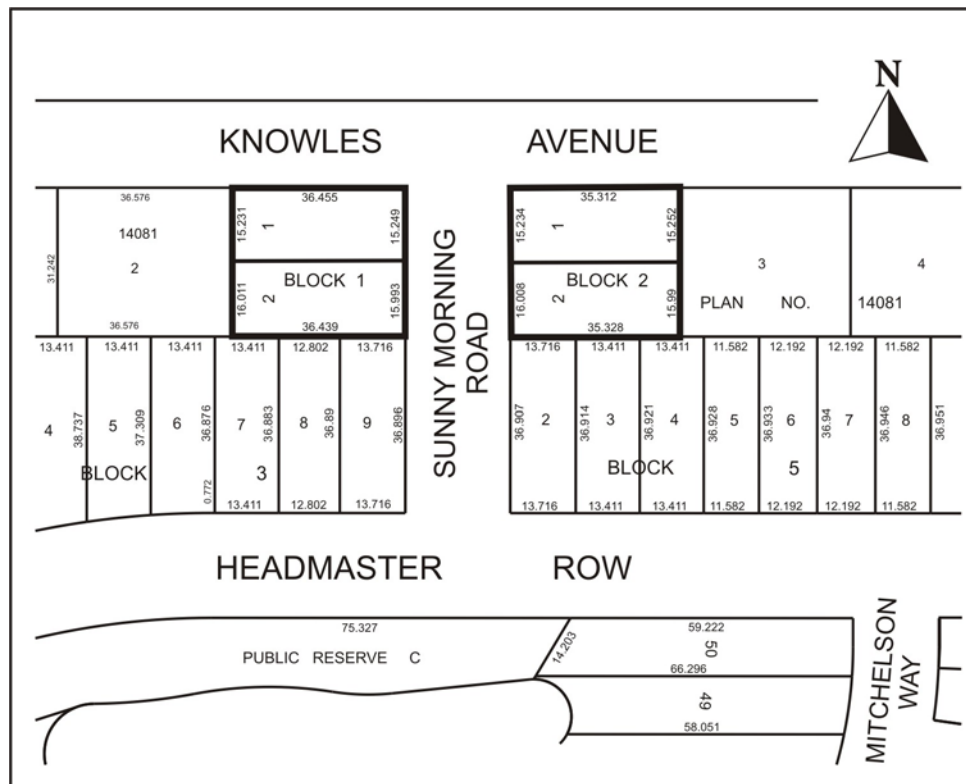
BY-LAW NO. 209/2007

A By-law of THE CITY OF WINNIPEG to approve a Plan of Subdivision and to amend Zoning By-law No. 6400/94 for the enactment of a zoning change on land located at the southeast and southwest corners of the intersection of Sunny Morning Road and Knowles Avenue in the EAST KILDONAN-TRANSCONA COMMUNITY.

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

PLAN OF SUBDIVISION

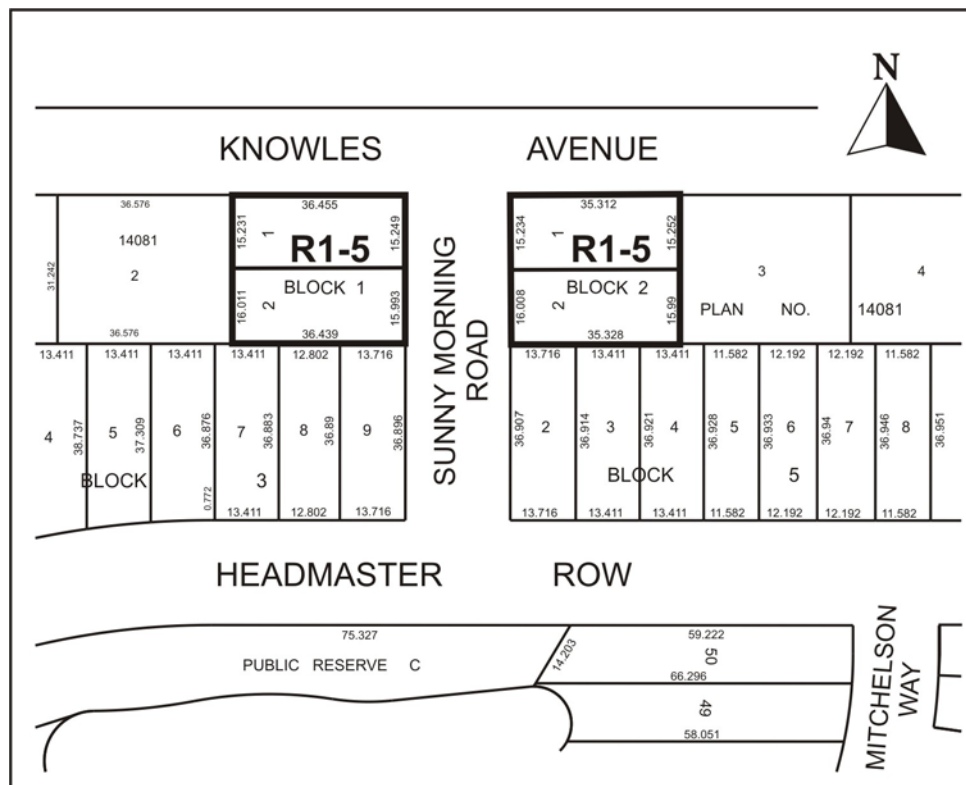
1. Pursuant to Section 259 of The City of Winnipeg Charter, the plan of subdivision shown below is hereby approved for preparation as a legal plan of subdivision by a Manitoba Land Surveyor and registration in the Winnipeg Land Titles Office with such minor changes as may be required for that purpose, subject to the terms and conditions of an addendum to Development Agreement AG 20/04 to be entered into between THE CITY OF WINNIPEG and the registered owner or persons entitled to be registered owner of the above described land.



ZONING

2. By-law No. 6400/94, as amended, is hereby further amended by adding thereto after subsection A20 (761) the following:

- "(762) (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 "R1-5" are hereby zoned as an "R1-5" RESIDENTIAL DISTRICT and the District Map shall hereafter be read and construed as shown on that Plan; and
- (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

3. Section 1 of this By-law shall come into force and effect upon the execution by THE CITY OF WINNIPEG of the addendum to the agreement described therein which execution notwithstanding enactment of this By-law shall remain in the absolute discretion of the City Council.

4. Section 2 of this By-law shall come into force and effect upon registration in the Winnipeg Land Titles Office of the plan of subdivision approved by Section 1 of this By-law.

DONE AND PASSED in Council assembled, this 19th day of December, A.D., 2007.

Reference: File No. DASZ 38/07

Atlas Sheet No. T32

By-Law No. _____ Subsection (762)	File No. DASZ 38/07
Atlas Sheet No. T32 EAST KILDONAN TRANSCONA COMMUNITY	Explanation The attached By-law approves the plan of subdivision shown outlined below and amends By-law No. 6400/94 by rezoning the land located on the east and west sides of Sunny Morning Road from an "A.5" AGRICULTURAL DISTRICT to an "R1-5" RESIDENTIAL DISTRICT as shown outlined below.

KNOWLES
AVENUE

36.576 14081 2 36.576 36.455 15.231 1 R1-5 16.011 2 BLOCK 1 36.439 15.993 35.312 15.234 1 R1-5 16.008 2 BLOCK 2 35.328 15.99 3 PLAN NO. 14081 4					
13.411	13.411	13.411	13.411	12.802	13.716
4 38.737 5 37.309 6 36.876 0.772 BLOCK 3 13.411 12.802 13.716					2 36.907 3 36.914 4 36.921 5 36.928 6 36.933 7 36.94 8 36.946 36.951 BLOCK 5 13.716 13.411 13.411 11.582 12.192 12.192 11.582

HEADMASTER
ROW

75.327
50
66.296
49
58.051

59.222
14.203

MITCHELSON WAY

THIRD READING : _____	EFFECTIVE DATE : _____
ZONING AGREEMENT : YES ☐ NO ☐	CAVEAT No. _____