THE CITY OF WINNIPEG

BY-LAW NO. 14/2024

A By-law of THE CITY OF WINNIPEG to amend the Osborne Village Neighbourhood Plan By-Law No. 220/2006

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

1 The Osborne Village Secondary Plan By-law No. 220/2006 is amended by this By-law.

2 Section 4.1.4 is deleted in its entirety and replaced with:

4.1.4 Village High Density Residential (V-HDR) Policies:

4.1.4.A. Encourage medium and high-rise multiple-family development;

4.1.4.B. Mixed-use buildings combining residential with low-intensity office or commercial uses on the ground floor may be approved on River Avenue and Wellington Crescent;

4.1.4.C. New development along River Avenue east of Osborne Street will have a minimum of three storeys, and a maximum height of eight storeys, provided the sixth floor and above are set back from public streets;

4.1.4.D. New development along River Avenue east of Osborne Street without frontage on River Avenue may exceed eight storeys with submission of a sun/shadow study;

4.1.4.E. New high-density development should consider the height, scale, prevailing densities, and design characteristics of surrounding land uses;

4.1.4.F. Encourage preservation of existing single-family residences through conversion to low-intensity office uses;

RECEIVED FIRST READING this 22nd day of February, 2024.

RECEIVED SECOND READING this 22 day of February, 2024.

RECEIVED THIRD READING this 22nd day of February, 2024.

DONE AND PASSED this 22nd day of February, 2024.