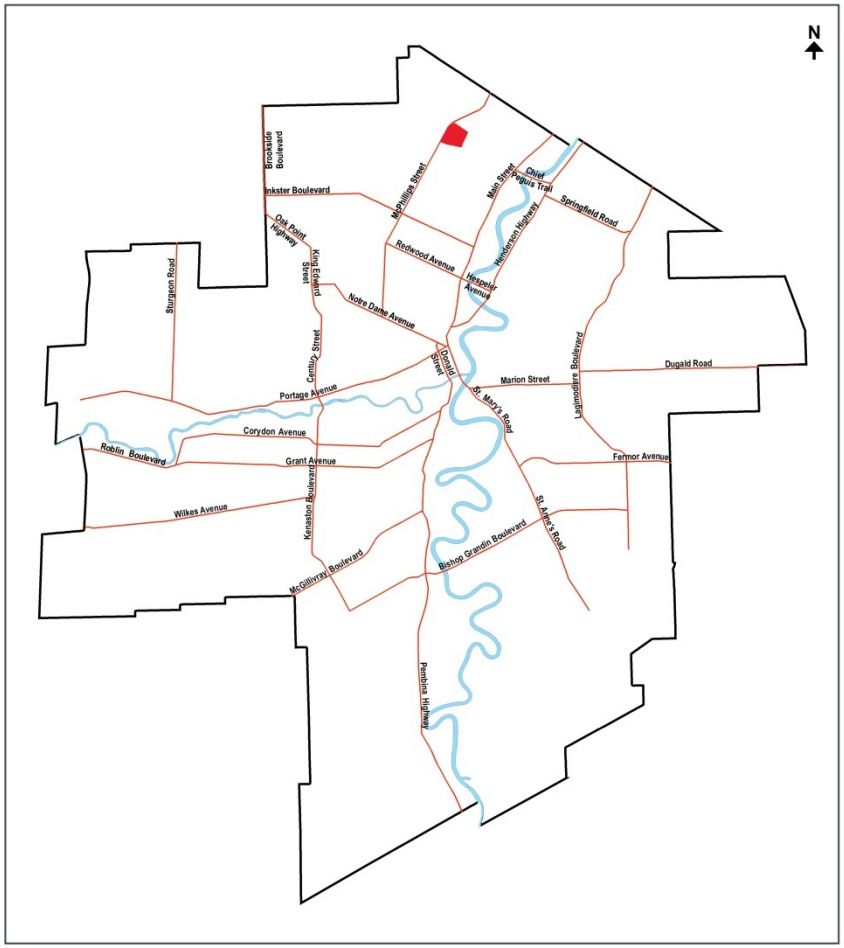
MMM GROUP

North Point Village

Precinct F – Precinct Plan

February 18, 2014

Precinct Locations

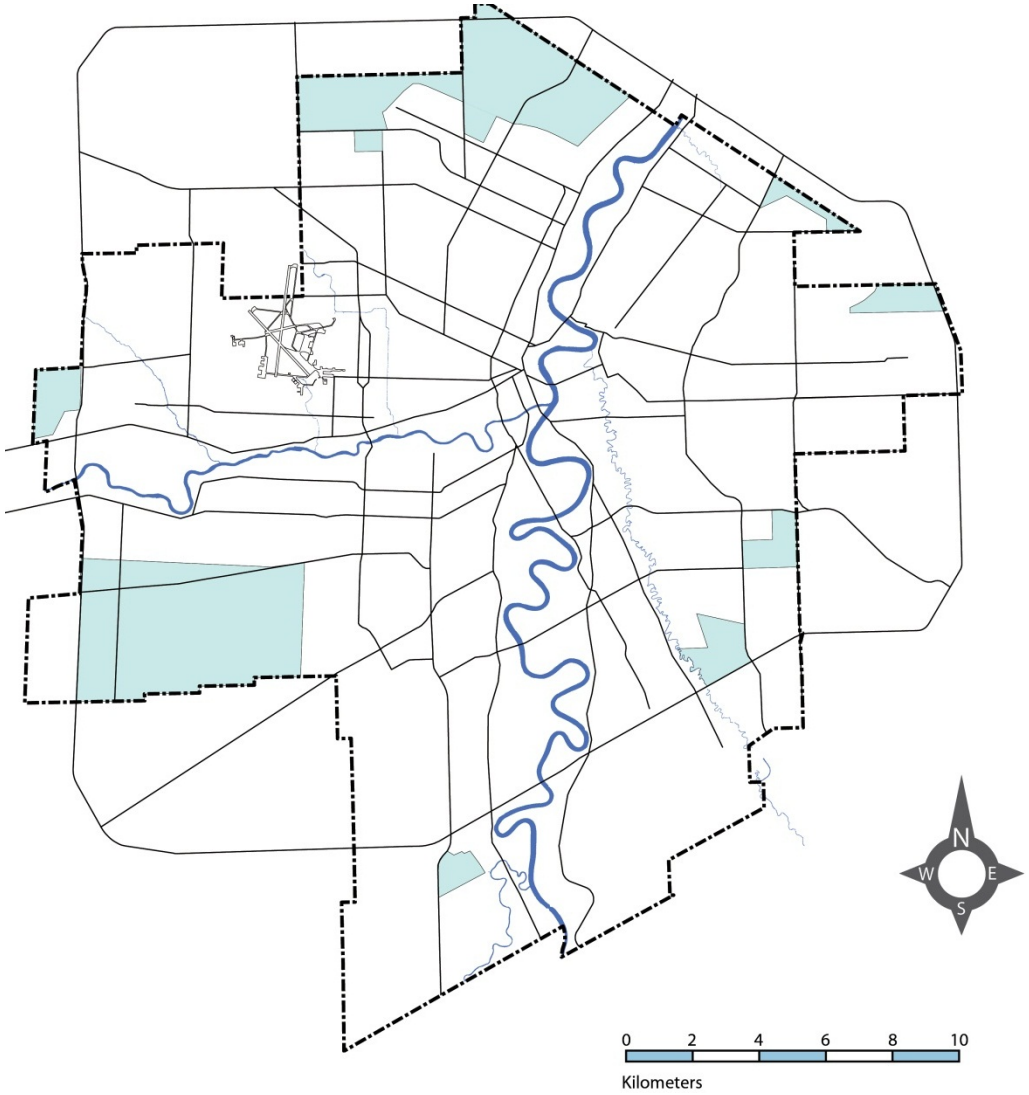




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Policy Framework

- *Our Winnipeg*
  - Designated as "New Community"
- *Complete Communities*
  - Identified as Precinct F
  - Identified to Accommodate Commercial Development



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Public Engagement



- Stakeholder meetings
- Open House October 2013
- Open House February 2014
- Collaborative Planning

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Proposed Land Use and Transportation



- Vision
  - Mix of Residential and Commercial Development
  - Opportunities for new regional and local commercial
  - Variety of housing types and tenures
  - Efficient transportation Network
- Possible School Site
- Future Collector Streets

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Development Vision and Principles



Mixed Use Commercial







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Development Vision and Principles



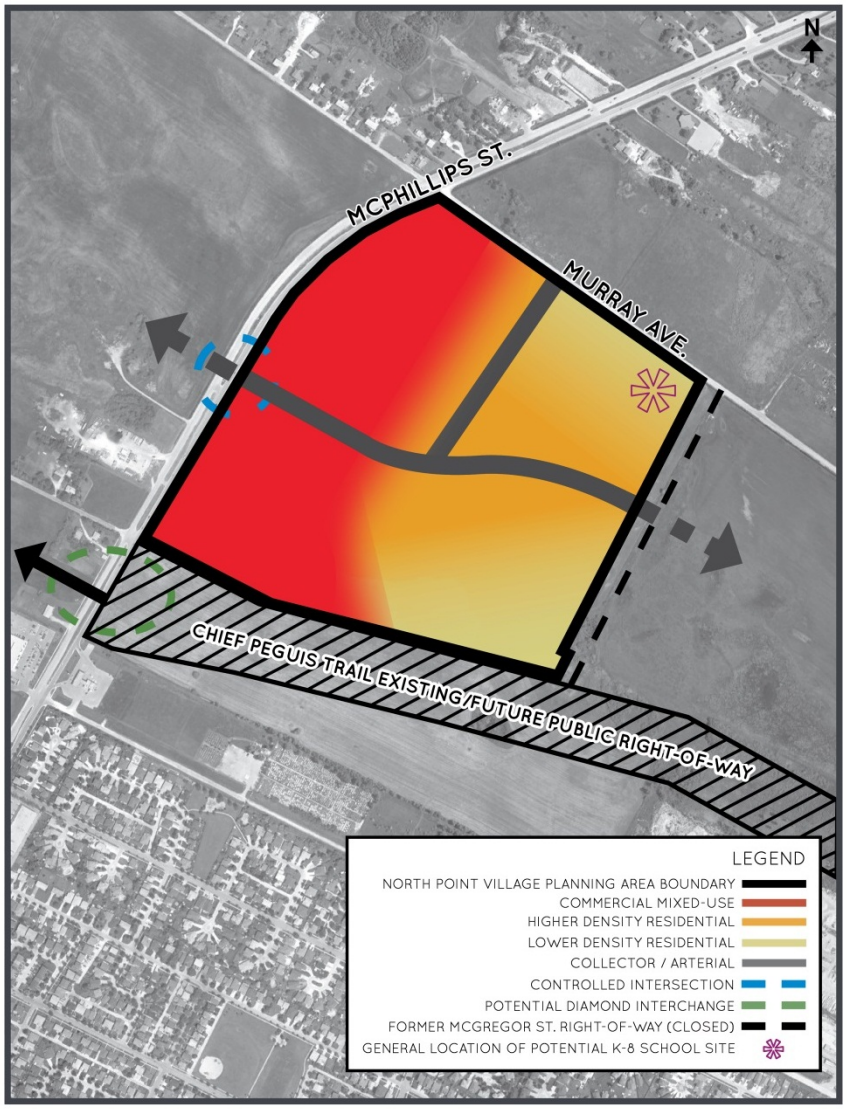
Higher Density Residential





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Development Vision and Principles



Lower Density Residential





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Development Vision and Principles



Parks & Pathways





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Development Vision and Principles

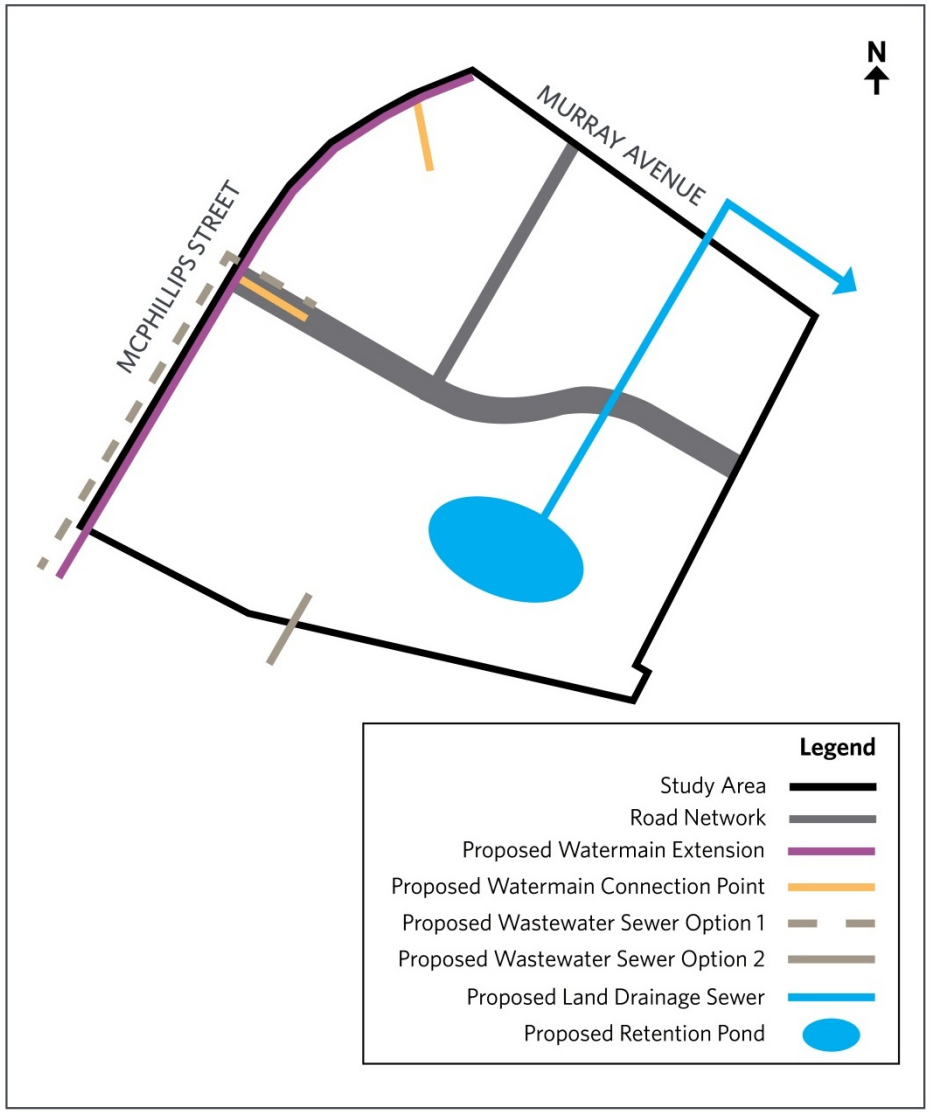


Transportation

- New Collector Street Connection to McPhillips
- New Collector Street from Murray
- Extension of collectors to adjacent Preconcts
- Active Transportation
- McPhillips Improvements
- Murray Improvements

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Development Vision and Principles



Servicing

- Water
  - Murray Avenue Feeder Main
  - Water Main South of Precinct in McPhillips
- Wastewater
  - Connect to the Existing Wastewater Interceptor in Chief Peguis ROW
- Land Drainage
  - On-site Retention
  - Connection to Existing LDS at Winnipeg Beach Rail line East of the Precinct along Murray

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Timeline / Phasing

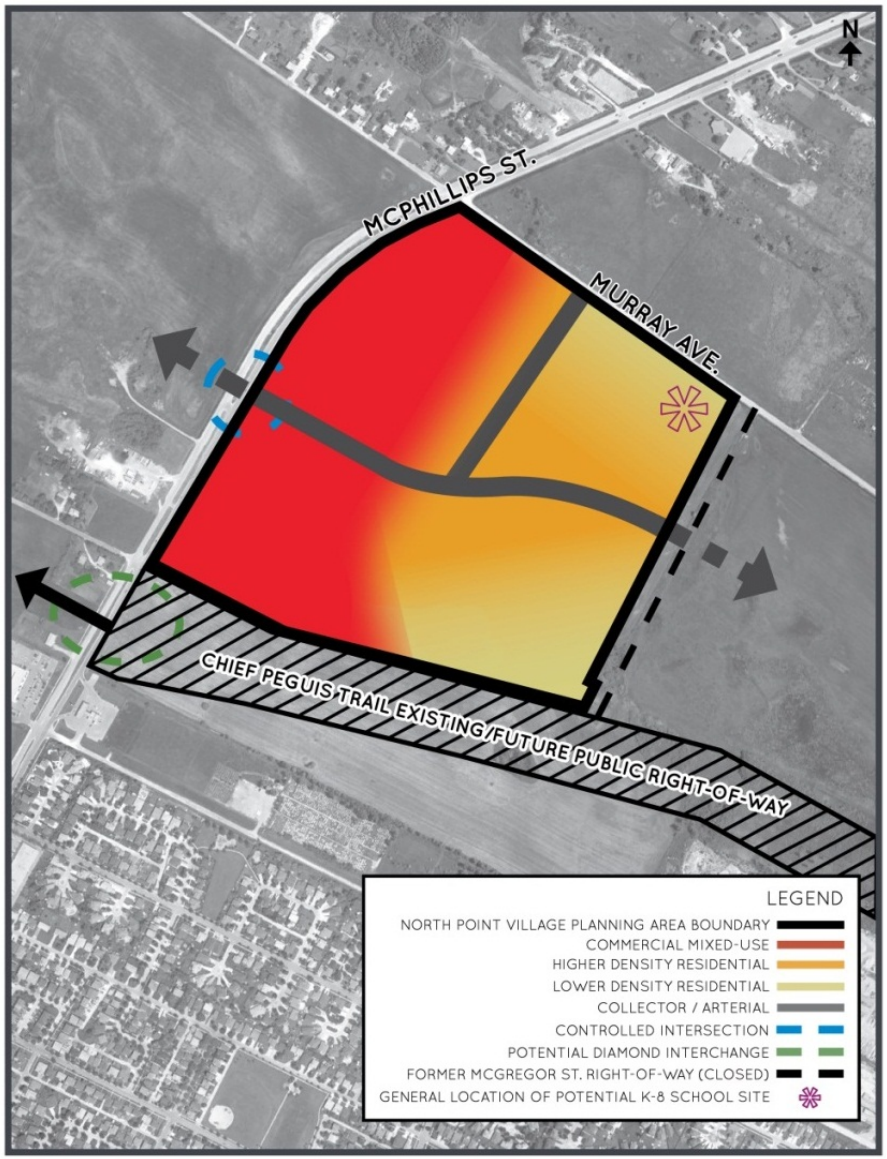


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Administration's Report

- Recommendation 1 – Amendments
  - No Concerns with proposed amendments 1, 2, 4, 5, and 7
  - Concerns with proposed amendments
    - 3 – Active vs. Passive Park Space
    - 6 – School Site Characteristics
    - 8 – Figure 4 Gradient Colour

Thank You



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