THE CITY OF WINNIPEG

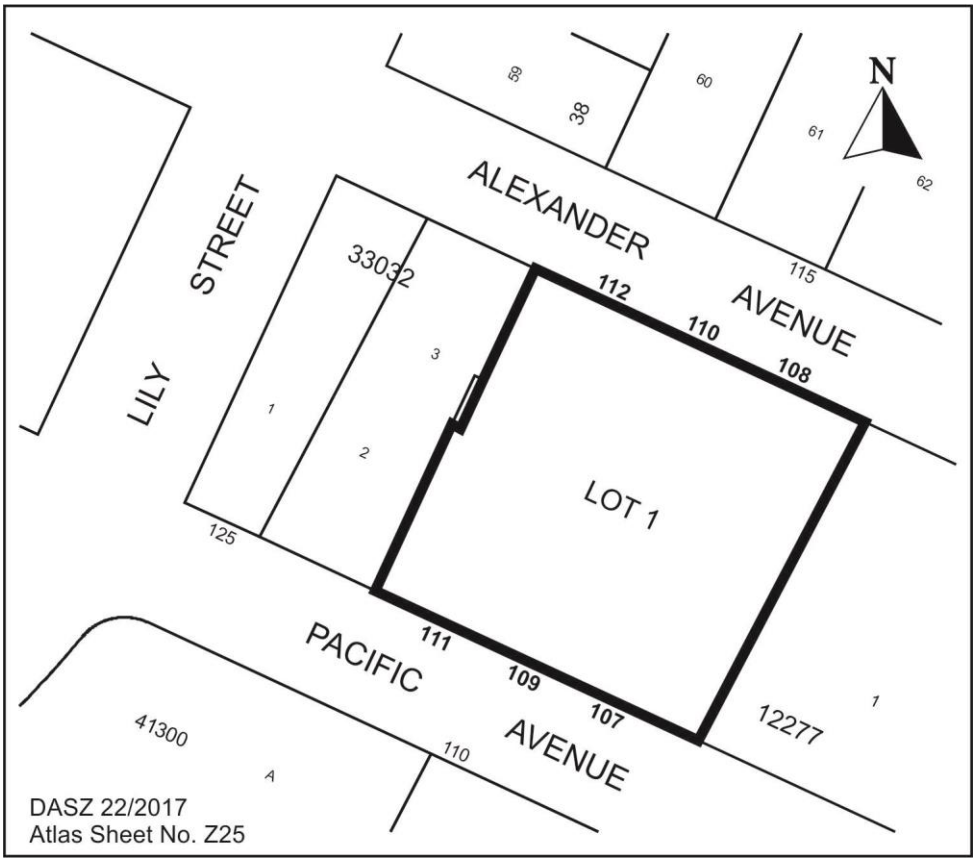
BY-LAW NO. 40/2018

A By-law of THE CITY OF WINNIPEG to approve a plan of subdivision and amend Winnipeg Zoning By-law No. 200/2006 to rezone land located at 108, 110 and 112 Alexander Avenue, and 107, 109 and 111 Pacific Avenue in the Lord Selkirk-West Kildonan Community.

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

Plan of subdivision

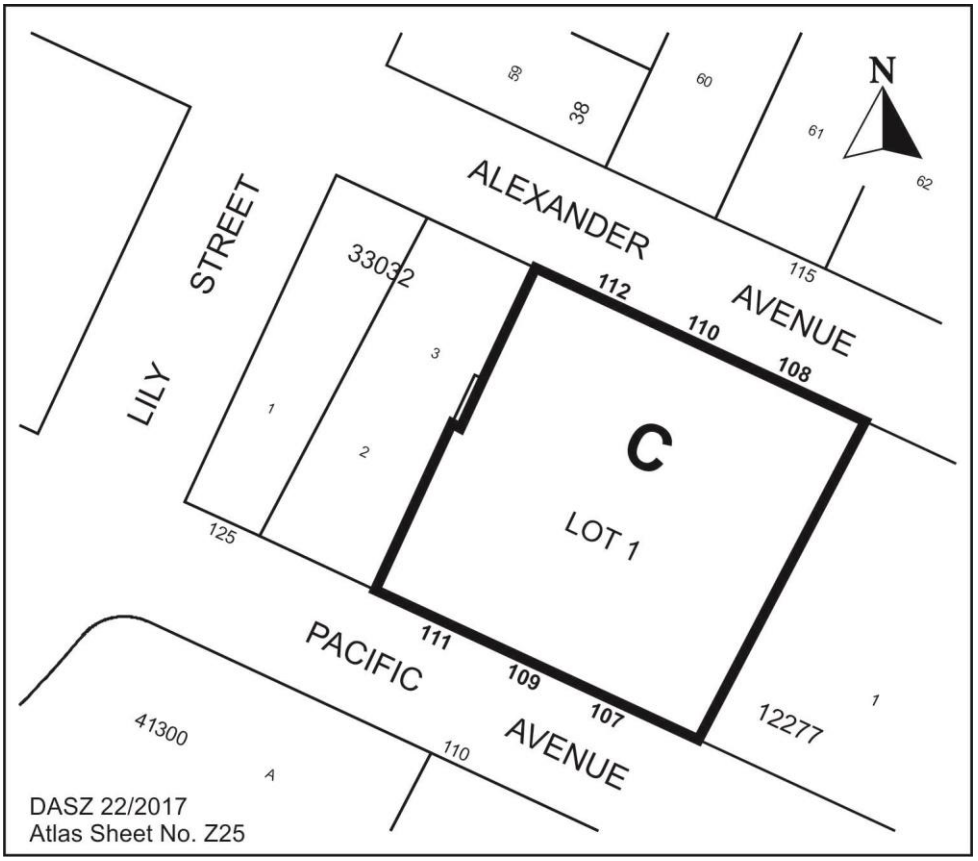
1 The plan of subdivision shown below is approved, subject to a Development Agreement for Servicing being entered into between The City of Winnipeg and the registered owner or persons entitled to be registered owner of the subject land.



Zoning

2 Winnipeg Zoning By-law No. 200/2006 is amended by adding the following in Schedule B:

2(480) Notwithstanding anything elsewhere contained in this By-law or shown on the Zoning Maps, the land designated on the plan below as "C" is hereby zoned as an "C" Character District, the zoning districts and zoning district boundaries are hereby located as shown on that plan, and the Zoning Maps shall hereafter be read and construed as shown on that plan, subject to a Zoning Agreement being entered into between The City of Winnipeg and the registered owner or persons entitled to be registered owner of the subject land.



Coming into force
3 This By-law comes into force when when the plan of subdivision is registered at the Winnipeg Land Titles Office and when the City of Winnipeg executes the Development Agreement for Servicing referred to in that section, which execution notwithstanding passage of this By-law shall remain in the absolute discretion of City Council.

Extensions of time
3(1) Subject to subsection (2), this By-law will expire without coming into force one year after the date on which this By-law is enacted if:

(a) the plan of subdivision have not been registered at the Winnipeg Land Titles Office; and

(b) the owner has not applied for an extension of time.

3(2) This By-law will be deemed to have expired without coming into force on the date provided in subsection (1) when

(a) the owner has applied for an extension of time prior to the date provided in subsection (1); and

(b) Council denies the extension of time.

DONE AND PASSED this day of , 2018.

Mayor

City Clerk

Approved as to planning details:

for Director of Planning, Property and Development

Legally reviewed and certified as to form:

Donn Pirie
for Director of Legal Services and City Solicitor