Red River Cooperative Ltd.

10 Prairie Way
Winnipeg, Manitoba
R2J 3J8 Canada

Phone (204) 631-4600
Fax (204) 633-8391

Craig Gilpin
Chief Executive Officer

2025 MANITOBA'S TOP EMPLOYERS

June 10, 2025

Standing Policy Committee on Public Works
510 Main St.
Winnipeg, MB
R3B 1B9

Councilors

Red River Co-op is writing to express our strong and unequivocal objection to key elements of the proposed Moving on Marion infrastructure redevelopment, specifically as they pertain to our Gas Bar location at 650 Archibald Street.

The proposed installation of a median barrier along Archibald Street, south of Marion, will eliminate one of only two critical access points to our property. As designed, this change will force all southbound traffic—including vehicles turning onto Archibald from Marion—to use only the southernmost entry to our site. This is a serious and unacceptable constraint on business access.

We anticipate the following significant negative consequences:

- Reduced accessibility for southbound motorists, who represent a substantial portion of our customer base.
- Increased congestion at the sole remaining access point, which would now serve all entry and exit traffic from the south:
  - The northern entrance will be rendered right-in/right-out only due to the proposed median.
  - Southbound vehicles will be bottlenecked at the southern entrance, increasing the risk of traffic conflict, customer frustration, and operational delays.
- Loss of customer convenience, potentially pushing traffic to competitor gas bars with easier access.
- Severe impact on business viability, with the real possibility of closure and associated job losses in the community.

Beyond the direct access issues, we must also draw your attention to the serious environmental risks posed by the proposed construction in close proximity to our in-ground fuel storage infrastructure. Any disturbance or damage to our petroleum system could result in a fuel release with environmental and financial consequences. We urge the City to adopt utmost caution and transparency in its planning and execution.

The current plan, as presented, reflects a lack of engagement with local business stakeholders and fails to account for the practical realities of operating a high-traffic fuel and convenience retail location. We respectfully and firmly request that the City reconsider and revise this portion of the plan to maintain dual access to our site from Archibald Street and to protect essential business functionality.

We are prepared to meet with City officials immediately to discuss workable alternatives and to ensure that Red River Co-op's concerns are fully addressed before any construction proceeds. We also reserve all rights to pursue further action to defend our business interests should this plan move forward without resolution.

Regards,

Craig Gilpin
CEO, Red River Cooperative Ltd.