

THE CITY OF WINNIPEG

BY-LAW NO. 93/2025

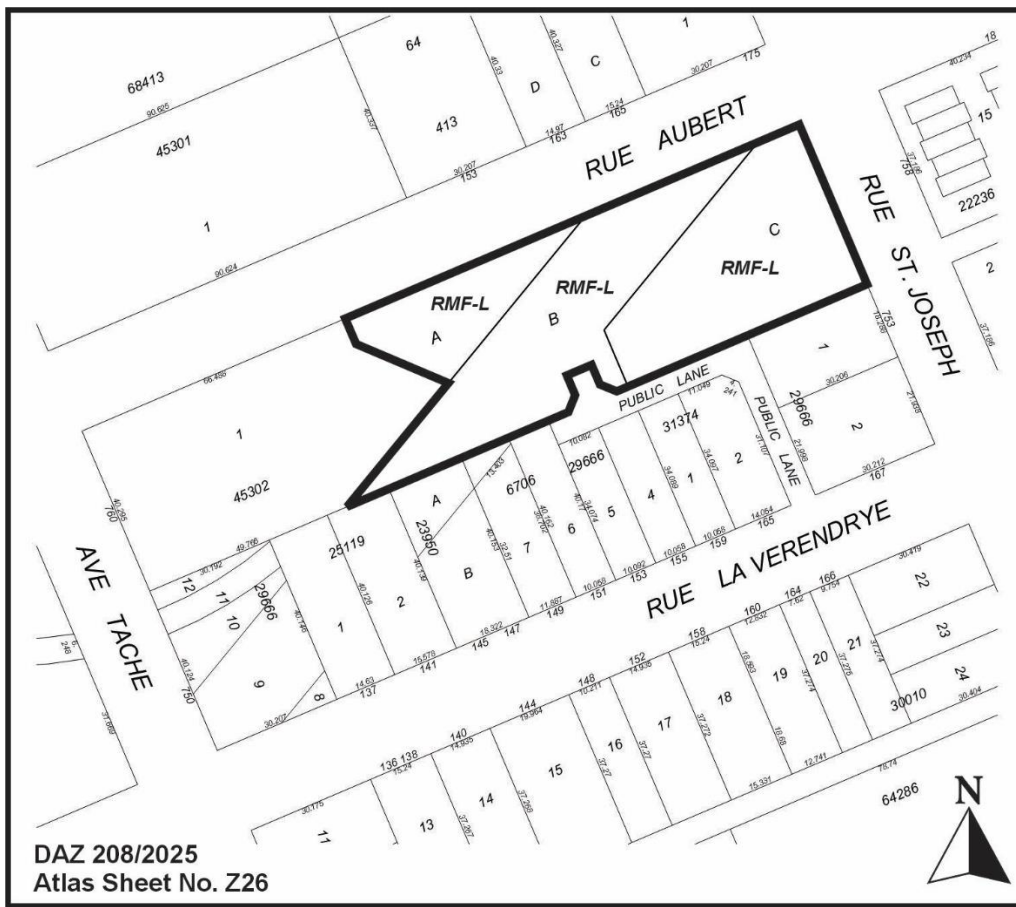
A By-law of THE CITY OF WINNIPEG to amend Winnipeg Zoning By-law No. 200/2006 to rezone land located at Southwest Corner of Rue Aubert and Rue St. Joseph in the Riel Community pursuant to Development Application No. DAZ 208/2025.

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

Zoning

1 The Winnipeg Zoning By-law No. 200/2006 is amended in Schedule B by adding the following to section 2 as the next available subsection:

Notwithstanding anything elsewhere contained in this By-law or shown on the Zoning Maps, the land designated on the plan below as “RMF-L” is hereby zoned as an “RMF-L” Residential Multi-Family (Large) 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 Development Agreement for Servicing, if required and 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

2 This By-law comes into force when the Zoning Agreement is registered at the Winnipeg Land Titles Office.

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 Zoning Agreement has 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.

RECEIVED FIRST READING on the 30th day of October , 2025;

RECEIVED SECOND READING on the day of , 2025;

RECEIVED THIRD READING AND PASSED on the day of , 2025;

DONE AND PASSED, in Council assembled, this day of , 2025.

Mayor

City Clerk

Approved as to planning details:

Legally reviewed and certified as to form:

for Director of Planning, Property
and Development

"A. Bellhouse" (October 14, 2025)
for Director of Legal Services and
City Solicitor