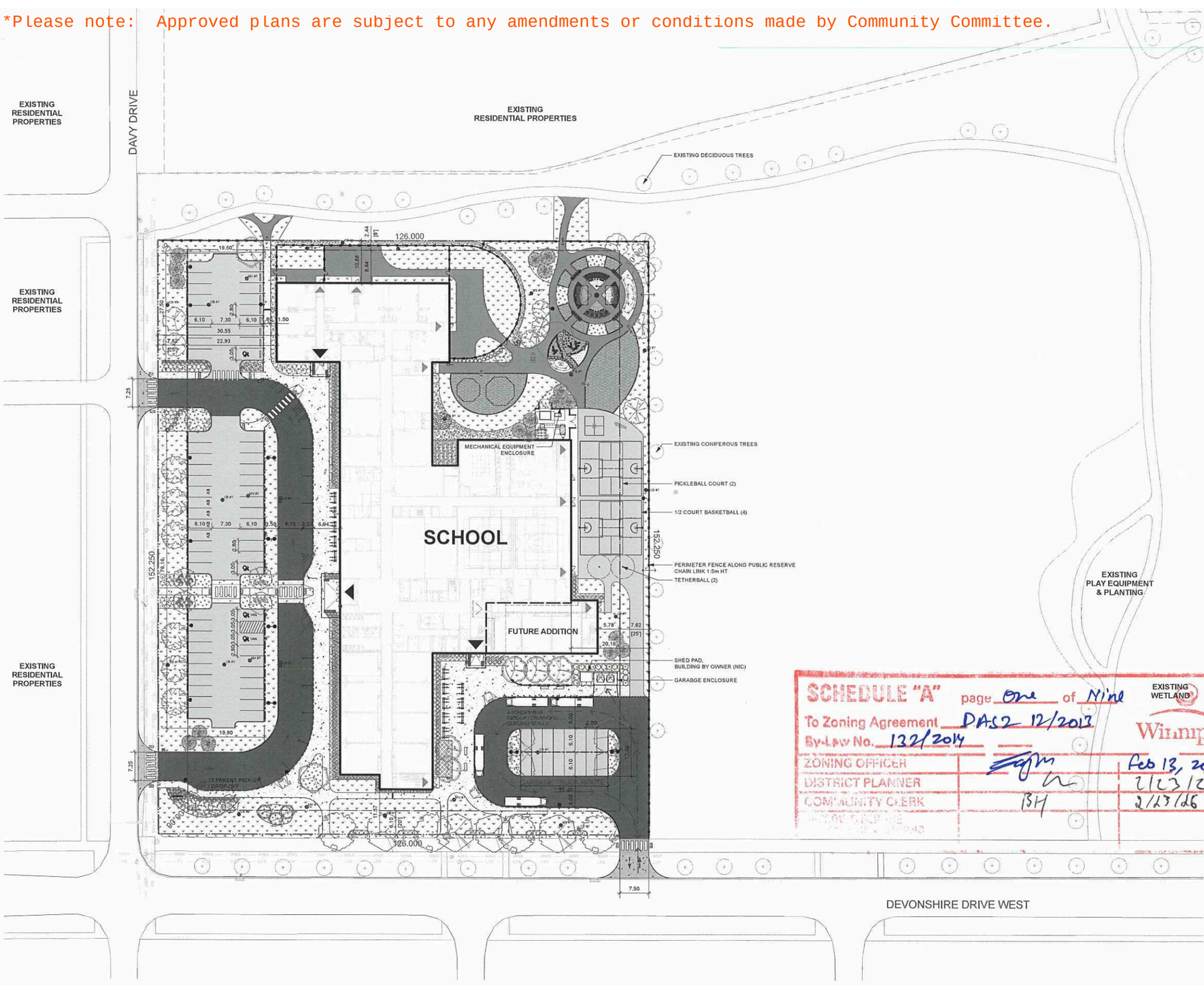
*Please note: Approved plans are subject to any amendments or conditions made by Community Committee.



1 L100 SITE DEVELOPMENT PLAN
Scale: 1:400

TRUE / PROJECT NORTH

0 25 50 m

SCHEDULE "A" page One of Nine
To Zoning Agreement DAS2 12/2013
By-Law No. 132/2014

ZONING OFFICER		Feb 13, 2026
DISTRICT PLANNER		2/23/26
COMMUNITY CLERK	BH	2/23/26

Winnipeg

Area of Jurisdiction
City of Winnipeg

Civic Address
TBD, Devonshire Drive, Winnipeg, MB
BLOCK 2 PLAN NO, 58537

Legal Description

Current Zoning Designation
VRES2 - Vacant Residential 2; RMF-S

Lot / Site Area
206,039 sqft (19,141.64 sqm)

School & Staff Population (Projected Capacity of 800 Students)

Faculty Members	
Teachers:	53.7
Principal & Vice Principals:	3
Educational Assistants:	18
Support Teachers:	0
Sub-Total Faculty	76

Staff	
Secretaries:	3.5
Custodians:	5.5
Sub-Total Staff:	9

Daycare Centre (104 Seats)	
Staff:	21
Sub-Total Daycare Staff	21

City of Winnipeg Circulation Zoning Requirements

Parking:
Faculty Member Parking Stalls (1 Stall for 2 Faculty Members): 38 Required
Staff Parking Stalls (1 Stall for 4 Employees): 3 Required
Daycare Centre (1 Stall for 3 Employees): 7 Required
(Table 5-9, P. 137, Winnipeg Zoning By-Law 200/2006)

Required: School 41 Stalls, Daycare 7 Stalls, Total 48 Stalls.
Proposed: School 61 Stalls, Daycare 18 Stalls, Total 79 Stalls.

Pick-up / Drop-off Stalls: 5 Passenger Vehicles Required, 13 Provided.
3 School Buses Required, 4 Provided

Total Number of Bicycle Parking Spaces:
1 Lockable bicycle per 10 required parking stalls
(Item 169 Bicycle Parking, P. 141, Winnipeg Zoning By-Law 200/2006)

Required: 6 Spaces
Proposed: 117 Spaces

LEGEND

- PROPOSED BUILDING
- PRINCIPLE ENTRANCE
- ENTRY/EXIT
- PROPERTY LINE
- SETBACK LINE
- CHAIN LINK FENCING 1.5m HT
- LIGHT PROOF PARKING FENCE
- CIP CONCRETE CURB
- GARBAGE / RECYCLING ENCLOSURE
- MECHANICAL EQUIPMENT ENCLOSURE
- CATCH BASIN - REFER TO CIVIL
- MANHOLE - REFER TO CIVIL
- LIGHT POLE - REFER TO ELECTRICAL
- TABLETOP CROSSING W/ ACCESSIBLE RAMP
- LIMESTONE BLOCK SEATING
- TYNDALL STONE CLAD BENCH SEATING - REFER TO ARCH.
- TIMBER VERTICAL PLAY STUMP
- TIMBER LOG SEATING
- TIMBER CLIMBING LOG
- FIELDSTONE BOULDER
- BIKE RACK (9-CAPACITY)
- WOOD ARBOR
- COVERED STRUCTURE W/ RAIN BARREL
- RAISED WOOD PLANTER
- WIND POLE FEATURE
- FIRE PIT
- REGULATORY SIGN
- FLAG POLE
- PYLON SIGN - REFER TO ARCH. & ELEC.
- WASTE RECEPTACLE
- BOLLARDS
- CIP CONCRETE SIDEWALK W/ THICKENED EDGE
- HEAVY-DUTY CONCRETE APPROACH REFER TO CIVIL
- HEAVY-DUTY ASPHALT PAVING REFER TO CIVIL
- REGULAR-DUTY ASPHALT PAVING REFER TO CIVIL
- PATHS & PLAY AREA ASPHALT PAVING
- TOPSOIL & SOD
- GRANULAR PAVEMENT
- SAND PLAY SURFACE
- PLANTING BED C/W 300mm TOPSOIL & ROCK MULCH
- PLANTING BED C/W 300mm TOPSOIL & WOODCHIP MULCH
- ENGINEERED WOOD FIBRE SAFETY SURFACING (PLAYGROUNDS)
- RIP RAP ROCK MULCH
- FLAGSTONE STEPPING STONES
- RUBBER SURFACING (COLOURED)

prairie architects inc.
101-139 Market Ave., Winnipeg, MB, R3B 0P5
telephone | 204.956.0638
web | www.prairearchitects.ca

HTFC PLANNING & DESIGN

issue / rev.

#	date	issue notes
8	2026.02.03	RE-ISSUED FOR PLAN APPROVAL
7	2026.01.13	ISSUED FOR PLAN APPROVAL
6	2025.12.18	ISSUED FOR PLAN APPROVAL REVIEW
5	2025.11.07	ISSUED - CM CLASS B PRICING
4	2025.07.28	ISSUED - CLASS B PRICING 66%
3	2025.05.28	ISSUED FOR CONDITIONAL USE PERMIT APPLICATION
2	2025.05.13	RE-ISSUED-CLASS C PRICING 33%
1	2025.04.21	ISSUED - CLASS C PRICING 33%

professional seals

PRELIMINARY NOT FOR CONSTRUCTION — DATE PLOTED 2026.02.11

PRELIMINARY NOT FOR CONSTRUCTION — DATE PLOTED 2026.02.11

project information

DEVONSHIRE K-8 SCHOOL (RIVER EAST TRANSCONA S.D.)

client

Manitoba

Manitoba
Winnipeg, MB

drawing information

SITE DEVELOPMENT PLAN

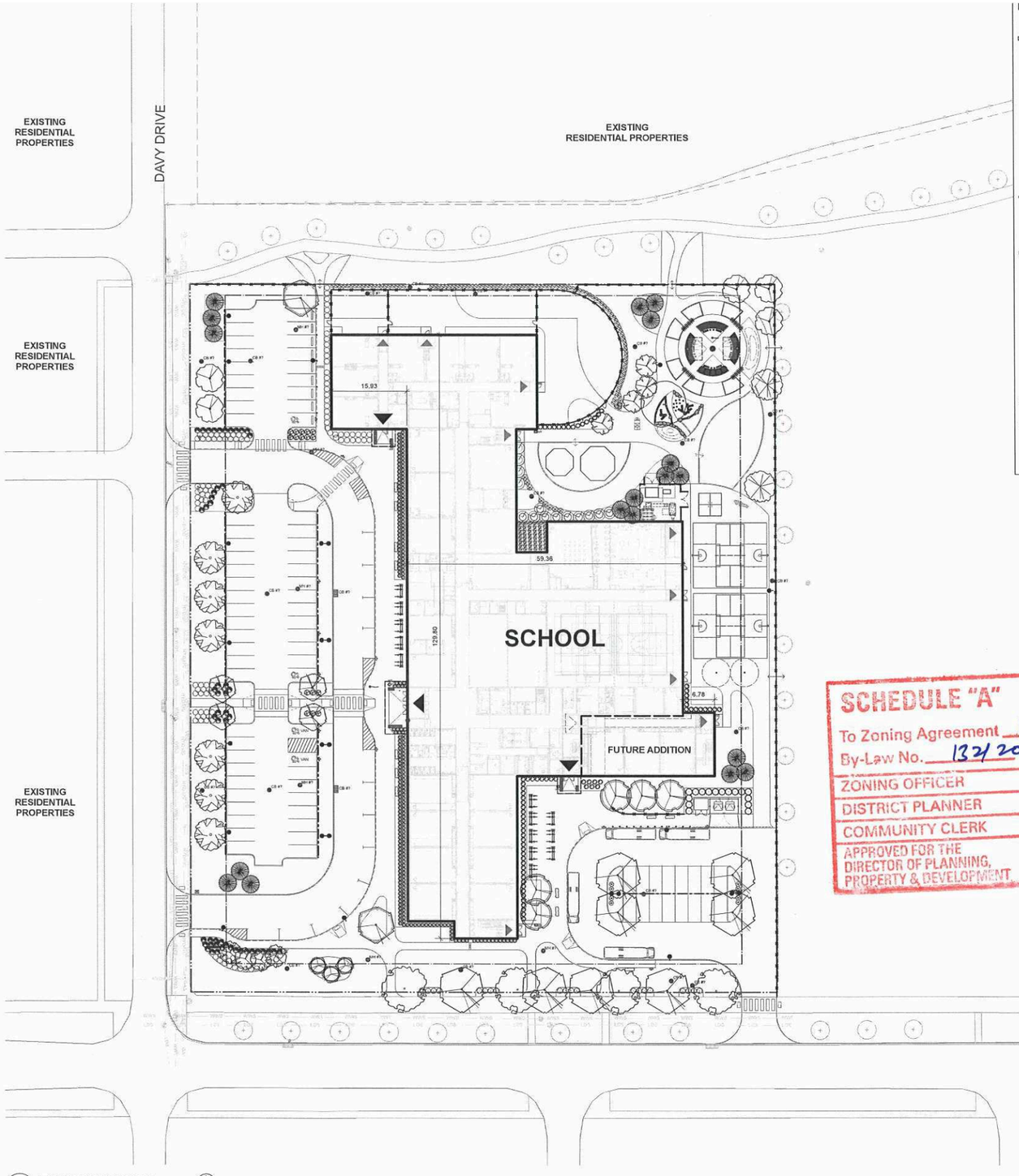
drawn by: OD
approved by: BD

scale: AS NOTED
date issued: 2026.02.11

DEVONSHIRE K-8 SCHOOL (RIVER EAST TRANSCONA S.D.)

L1

drawing must not be scaled. The contractor shall verify all dimensions and other data on site prior to commencement of work. All discrepancies, errors, and omissions are to be reported to the architect. Drawing and specifications, as instruments of service, are the property of the architect, the copyright to the same being reserved by him. No reproduction may be made without the permission of the architect, and when made, must bear his name. All prints to be returned to the architect on request.



1 L200 LANDSCAPING PLAN
Scale: 1:400

TRUE / PROJECT NORTH

0 25 50 m

Plant Schedule

Qty	Common Name	Botanical Name	Size	Comments
Deciduous Trees				
5	**Autumn Blaze Maple**	Acer x freemanii 'Jeffsred'	60 mm cal.	3.5 to 4.0 m ht., 11 major branches 2.0 m above grade
2	**Multi Stem Clump Paper Birch**	Betula papyrifera	60 mm cal.	3.5 to 4.0 m ht., 11 major branches 2.0 m above grade
7	**Single Stem Paper Birch**	Betula papyrifera	60 mm cal.	3.5 to 4.0 m ht., 11 major branches 2.0 m above grade
4	**Delta Hackberry**	Celtis occidentalis	60 mm cal.	3.5 to 4.0 m ht., 11 major branches 2.0 m above grade
8	**Spring Snow Flowering Crabapple**	Malus baccata 'Spring Snow'	60 mm cal.	3.5 to 4.0 m ht., 11 major branches 2.0 m above grade
2	**Skyfest Cottonwood Poplar**	Populus deltoides 'Jefcot'	60 mm cal.	3.5 to 4.0 m ht., 11 major branches 2.0 m above grade
4	**Trembling Aspen**	Populus tremuloides	60 mm cal.	3.5 to 4.0 m ht., 11 major branches 2.0 m above grade
3	**Prairie Sky Hybrid Poplar**	Populus x canadensis 'Prairie Sky'	60 mm cal.	3.5 to 4.0 m ht., 11 major branches 2.0 m above grade
1	**Bur Oak**	Quercus macrocarpa 'Northern Seed'	60 mm cal.	3.5 to 4.0 m ht., 11 major branches 2.0 m above grade
5	**Dropmore Hybrid Linden**	Tilia x Flavescens 'Dropmore'	60 mm cal.	3.5 to 4.0 m ht., 11 major branches 2.0 m above grade
8	**Brandon American Elm**	Ulmus Americana 'Brandon'	60 mm cal.	3.5 to 4.0 m ht., 11 major branches 2.0 m above grade
Coniferous Trees				
18	**Black Hills Spruce**	Picea glauca 'Densata'	1.8 m ht.	Evenly branched, full bushy trees, no broken leaders, well branched to grade, B&B or tree mover, wire basket, Guy wire.
21	**Skybound Cedar**	Thuja occidentalis 'Skybound'	1.8 m ht.	Evenly branched, full bushy trees, no broken leaders, well branched to grade, B&B or tree mover, wire basket, Guy wire.
Deciduous Shrubs				
10	**Pygmy Caragana**	Caragana pygmaea	400 to 500 mm ht.	4 major basal branches, Well formed, bushy plants, Container stock.
8	**Redosier Dogwood**	Cornus sericea	400 to 500 mm ht.	4 major basal branches, Well formed, bushy plants, Container stock.
116	**Arctic Fire Dogwood**	Cornus sericea 'Farrow'	400 to 500 mm ht.	4 major basal branches, Well formed, bushy plants, Container stock.
16	**Amber Jubilee Ninebark**	Physocarpus opulifolius 'Jefam'	400 to 500 mm ht.	4 major basal branches, Well formed, bushy plants, Container stock.
20	**Alpine Currant**	Ribes alpinum	400 to 500 mm ht.	4 major basal branches, Well formed, bushy plants, Container stock.
100	**Dwarf Arctic Willow**	Salix purpurea 'Nana'	400 to 500 mm ht.	4 major basal branches, Well formed, bushy plants, Container stock.
15	**Flame Willow**	Salix x 'Flame'	400 to 500 mm ht.	4 major basal branches, Well formed, bushy plants, Container stock.
58	**Matcha Ball False Spirea**	Sorbaria sorbifolia 'Levgreen'	400 to 500 mm ht.	4 major basal branches, Well formed, bushy plants, Container stock.
15	**Red River Raspberry**	Sorbaria sorbifolia 'Levgreen'	400 to 500 mm ht.	4 major basal branches, Well formed, bushy plants, Container stock.
50	**Sem False Spirea**	Sorbaria sorbifolia 'Sem'	400 to 500 mm ht.	4 major basal branches, Well formed, bushy plants, Container stock.
Coniferous Shrubs				
52	**Dwarf Mugo Pine**	Pinus mugo pumilio	450 mm dia.	Well formed, even growth, Container stock.
Perennials & Grasses				
458	**Karl Foerster Reed Grass**	Calamagrostis x acutiflora 'Karl Foerster'	#2 Size Pot	2 yr, plants from division, No. 1 grade, well developed, vigorous root system.
92	**Virginia Creeper**	Parthenocissus quinquefolia	#2 Size Pot	2 yr, plants from division, No. 1 grade, well developed, vigorous root system.

City of Winnipeg Landscape Zoning Requirements

Street Edge Landscaping - Davy Drive
152.25m: 499.5' (1 Tree / 30 L.F. & 3 Shrubs / 20 L.F.)
Required: 17 Trees, 75 Shrubs
Proposed: 18 Trees, 75 Shrubs

Street Edge Landscaping - Devonshire Drive West
126.00m: 413' (1 Tree / 30 L.F. & 3 Shrubs / 20 L.F.)
Required: 14 Trees, 62 Shrubs
Proposed: 14 Trees, 67 Shrubs

Building Foundation Landscaping West (Davy Drive, Main Entry)
129.8m: 425.8' (1 Shrub / 10 L.F.)
Required: 43 Shrubs
Proposed: 17 Shrubs, 196 Perennials (49 Shrubs) = 66 Shrubs

Building Foundation Landscaping (Devonshire Drive, Daycare Entry)
75.29m: 247' (1 Shrub / 10 L.F.)
Required: 25 Shrubs
Proposed: 46 Shrubs, 29 Perennials (7 Shrubs) = 53 Shrubs

Parking Lot Interior Landscaping
Daycare & Staff Abreast Davy Drive:
Gross Parking Lot Area: 2,976.40sqm; 32,037.70sqft
5% Required for Landscape Areas: 148.82sqm; 1,601.88sqft
Trees Required (1 Tree / 300 Sqft): 6
Shrubs Required (1 Shrub / 100 Sqft): 16
Proposed Landscape Areas: 748.5sqm; 7,239.77sqft
Trees Proposed: 6
Shrubs Proposed: 16

Parking Lot Interior Landscaping
Staff Abreast Devonshire Drive West:
Gross Parking Lot Area: 1,494.74sqm; 16,089.25sqft
5% Required for Landscape Areas: 74.74sqm; 804.49sqft
Trees Required (1 Tree / 300 Sqft): 3
Shrubs Required (1 Shrub / 100 Sqft): 8
Proposed Landscape Areas: 78.44sqm; 844.32sqft
Trees Proposed: 4
Shrubs Proposed: 10

Side & Rear Site Edge Buffering
N/A, site is adjacent to public reserve space

SCHEDULE "A" page Two of Nine
To Zoning Agreement DAS2 12/2013
By-Law No. 132/2014
ZONING OFFICER
DISTRICT PLANNER
COMMUNITY CLERK
APPROVED FOR THE DIRECTOR OF PLANNING, PROPERTY & DEVELOPMENT

WITHDRAWN
2/27/2014

PROPOSED BUILDING
PRINCIPLE ENTRANCE
ENTRY/EXIT
PROPERTY LINE
SETBACK LINE
CHAIN LINK FENCING 1.5m HT
LIGHT PROOF PARKING FENCE
CIP CONCRETE CURB
GARBAGE / RECYCLING ENCLOSURE
MECHANICAL EQUIPMENT ENCLOSURE
CATCH BASIN - REFER TO CIVIL
MANHOLE - REFER TO CIVIL
LIGHT POLE - REFER TO ELECTRICAL
TABLETOP GROSSING W/ ACCESSIBLE RAMP
LIMESTONE BLOCK SEATING
TYNDALL STONE CLAD BENCH SEATING - REFER TO ARCH.
TIMBER VERTICAL PLAY STUMP
TIMBER LOG SEATING
TIMBER CLIMBING LOG
FIELDSTONE BOULDER
BIKE RACK (8-CAPACITY)
WOOD ARBOR
COVERED STRUCTURE W/ RAIN BARREL
RAISED WOOD PLANTER
WIND POLE FEATURE
FIRE PIT
REGULATORY SIGN
FLAG POLE
PYLON SIGN - REFER TO ARCH. & ELEC.
WASTE RECEPTACLE
BOLLARDS
CIP CONCRETE SIDEWALK W/ THICKENED EDGE

CONIFEROUS TREES
BLACKHILLS WHITE SPRUCE
SKYBOUND CEDAR

DECIDUOUS TREES
PRAIRIE SKY HYBRID POPLAR
SPRINGSNOW FLOWERING CRAB
TREMBLING ASPEN
SINGLE STEM PAPER BIRCH
MULTI STEM PAPER BIRCH
DROPMORE LINDEN
SKYFEST COTTONWOOD (SEEDLESS)
DELTA HACKBERRY
BRANDON ELM
AUTUMN BLAZE MAPLE

CONIFEROUS SHRUBS
MUGO PINE

DECIDUOUS SHRUBS
FLAME WILLOW
PYGMY CARAGANA
ARCTIC FIRE WILLOW
DWARF BLUE LEAF ARCTIC WILLOW
AMBER JUBILEE NINEBARK
ALPINE CURRANT
RED RIVER RASPBERRY
MATCHA BALL FALSE SPIREA
SEM FALSE SPIREA
REDOSIER DOGWOOD

PERENNIALS, VINES AND GRASSES
ENGLEMAN IVY
KARL FOERSTER FEATHER REED GRASS

*Please note: Approved plans are subject to any amendments or conditions made by Community Committee.

prairie architects inc.
101-139 Market Ave., Winnipeg, MB, R3B 0P5
telephone | 204.956.0638
web | www.prairiearchitects.ca

HTFC PLANNING & DESIGN

issue / rev.

#	date	issue notes
8	2026.02.03	RE-ISSUED FOR PLAN APPROVAL
7	2026.01.13	ISSUED FOR PLAN APPROVAL
6	2025.12.18	ISSUED FOR PLAN APPROVAL REVIEW
5	2025.11.07	ISSUED - CM CLASS B PRICING
4	2025.07.28	ISSUED - CLASS B PRICING 66%
3	2025.05.28	ISSUED FOR CONDITIONAL USE PERMIT APPLICATION
2	2025.05.13	RE-ISSUED-CLASS C PRICING 33%
1	2025.04.21	ISSUED - CLASS C PRICING 33%

professional seals

PRELIMINARY NOT FOR CONSTRUCTION — DATE PLOTED 2026.02.11

PRELIMINARY NOT FOR CONSTRUCTION — DATE PLOTED 2026.02.11

project information

DEVONSHIRE K-8 SCHOOL (RIVER EAST TRANSCONA S.D.)

client

Manitoba

Manitoba
Winnipeg, MB

drawing information

LANDSCAPING PLAN

drawn by: OD
approved by: BD

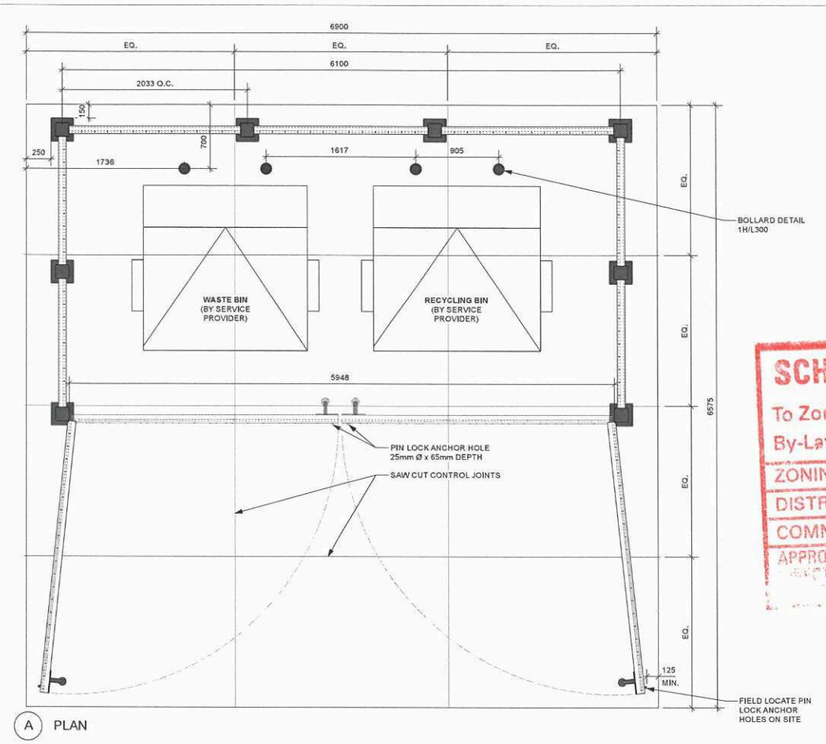
scale: AS NOTED
date issued: 2026.02.11

DEVONSHIRE K-8 SCHOOL (RIVER EAST TRANSCONA S.D.)

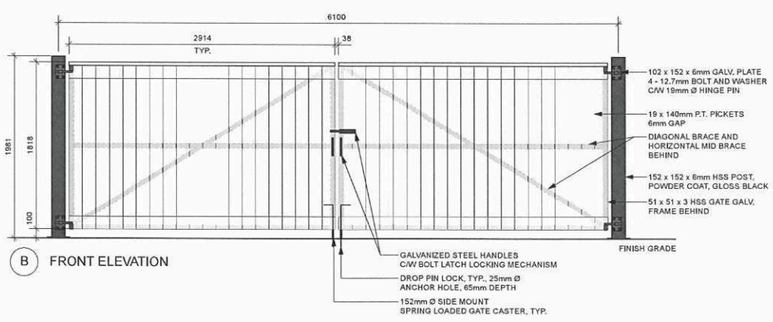
L2

drawing must not be scaled. The contractor shall verify all dimensions and other data on site prior to commencement of work. All discrepancies, errors and omissions are to be reported to the architect. Drawing and specifications, as instruments of service, are the property of the architect, and when made, must bear his name. All prints to be returned to the architect on request. Reproduction of this drawing in whole or in part without the permission of the architect is prohibited by law. Copyright in this same being reserved to him. All rights reserved.

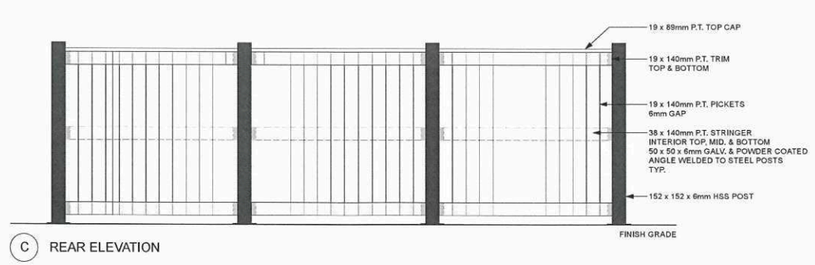
*Please note: Approved plans are subject to any amendments or conditions made by Community Committee.



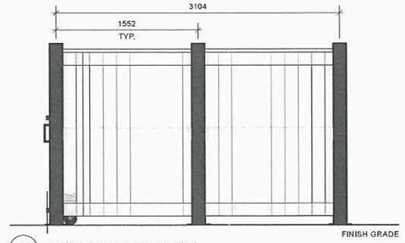
A PLAN



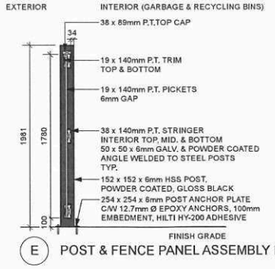
B FRONT ELEVATION



C REAR ELEVATION

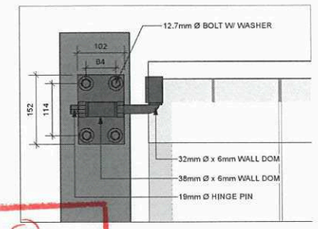


D RIGHT SIDE ELEVATION

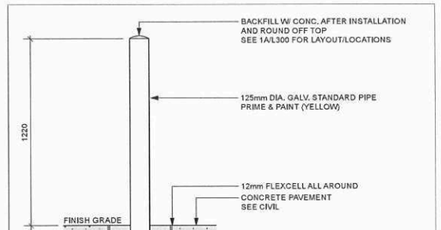


E POST & FENCE PANEL ASSEMBLY DETAIL

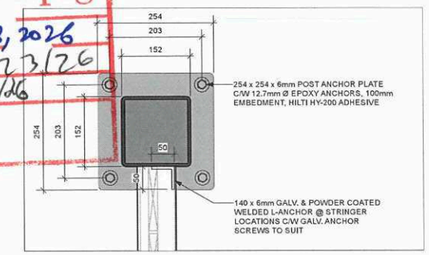
1 / L300 GARBAGE ENCLOSURE
Scale: 1:25



F HINGE DETAIL
Scale: 1:5



H BOLLARD DETAIL



G POST ANCHOR DETAIL PLAN
Scale: 1:5

SCHEDULE "A" page Three of Nine
To Zoning Agreement DAC2 12/2013
By-Law No. 132/2014

ZONING OFFICER		Feb 13, 2026
DISTRICT PLANNER		2/23/26
COMMUNITY CLERK		2/23/26
APPROVED FOR THE DIRECTOR OF PLANNING, BUILDING & DEVELOPMENT		

Winnipeg

prairie architects inc.
101-139 Market Ave., Winnipeg, MB, R3B 0P5
telephone | 204.956.0638
web | www.prairiearchitects.ca

HTFC PLANNING & DESIGN

issue / rev.

#	date	issue notes
8	2026.02.03	RE-ISSUED FOR PLAN APPROVAL
7	2026.01.13	ISSUED FOR PLAN APPROVAL
6	2025.12.18	ISSUED FOR PLAN APPROVAL REVIEW
5	2025.11.07	ISSUED - CM CLASS B PRICING
4	2025.07.28	ISSUED - CLASS B PRICING 66%
3	2025.05.28	ISSUED FOR CONDITIONAL USE PERMIT APPLICATION
2	2025.05.13	RE-ISSUED-CLASS C PRICING 33%
1	2025.04.21	ISSUED - CLASS C PRICING 33%

professional seals

PRELIMINARY — DATE PLOTED 2026.02.11 — NOT FOR CONSTRUCTION

PRELIMINARY — DATE PLOTED 2026.02.11 — NOT FOR CONSTRUCTION

project information

DEVONSHIRE
K-8 SCHOOL
(RIVER EAST
TRANSCONA S.D.)

client

Manitoba

Manitoba
Winnipeg, MB.

drawing information

GARBAGE ENCLOSURE DETAILS

drawn by: OD
approved by: BD

scale: AS NOTED
date issued: 2026.02.11

L3

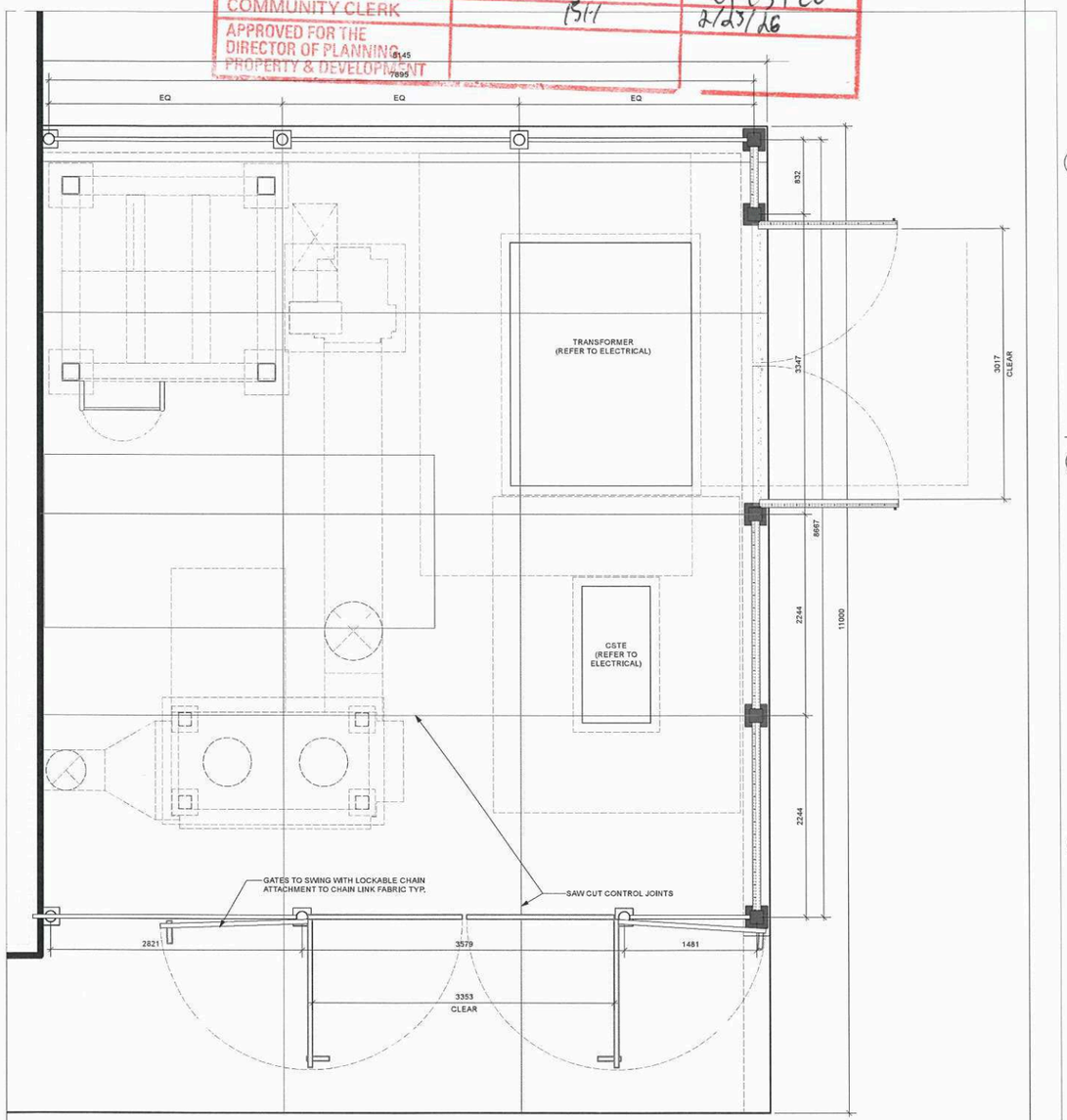
DEVONSHIRE K-8 SCHOOL (RIVER EAST TRANSCONA S.D.)

drawing must be to scale. The contractor shall verify all dimensions and other data on site prior to commencement of work. All discrepancies, errors, and omissions are to be reported to the architect. Drawing and specifications, as instruments of service, are the property of the architect, the copyright in the same being reserved to him. No reproduction may be made without the permission of the architect, and when made, must bear his name. All prints to be returned to the architect on request.

SCHEDULE "A" page Four of Nine
To Zoning Agreement DAS2 12/2013
By-Law No. 132/2014

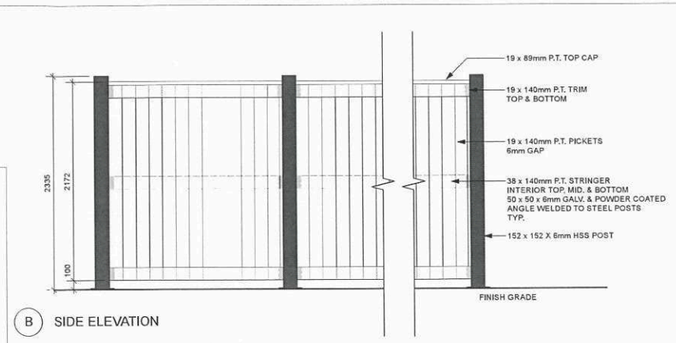
ZONING OFFICER		Feb 13, 2026
DISTRICT PLANNER		2/23/26
COMMUNITY CLERK		2/23/26
APPROVED FOR THE DIRECTOR OF PLANNING, PROPERTY & DEVELOPMENT		

Winnipeg

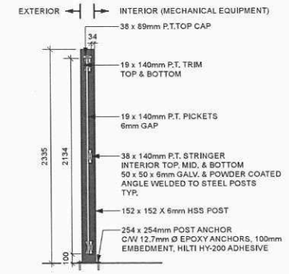


A PLAN

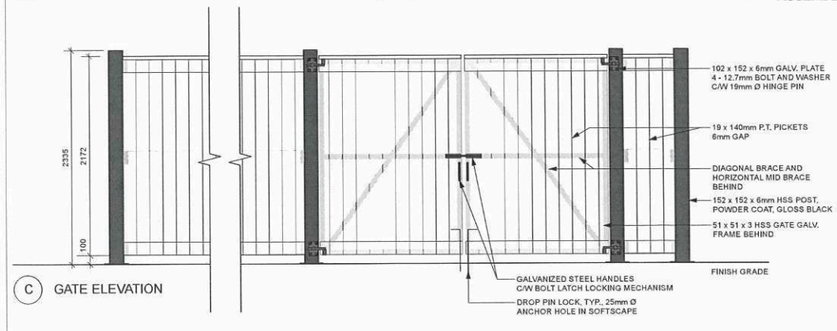
1 L400 MECHANICAL EQUIPMENT ENCLOSURE
Scale: 1:25



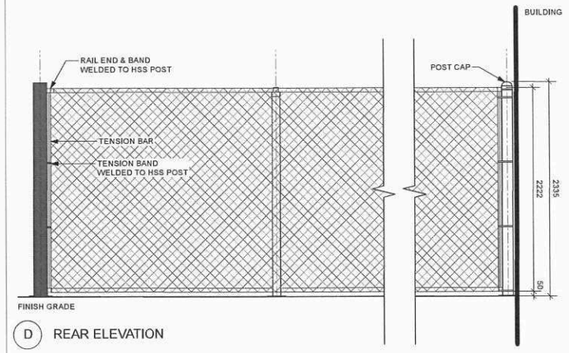
B SIDE ELEVATION



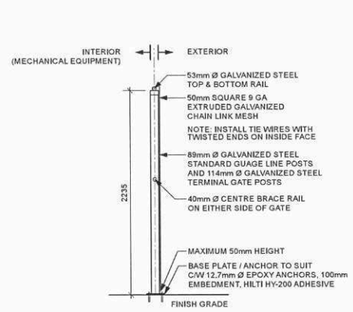
F HSS POST & FENCE ASSEMBLY PANEL DETAIL



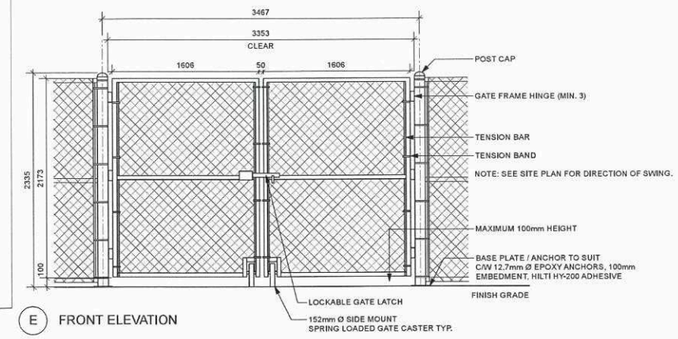
C GATE ELEVATION



D REAR ELEVATION



G CHAIN LINK DETAIL



E FRONT ELEVATION

*Please note: Approved plans are subject to any amendments or conditions made by Community Committee.

prairie architects inc.
101-139 Market Ave., Winnipeg, MB. R3B 0P5
telephone | 204.956.0936
web | www.prairiearchitects.ca

HTFC PLANNING & DESIGN

Drawing must not be scaled. The contractor shall verify all dimensions and other data on site prior to commencement of work. All discrepancies, errors, and omissions are to be reported to the architect. Drawing and specifications, as instruments of service, are the property of the architect, the copyright to the same being reserved to him. No reproduction may be made without the permission of the architect and when made, must bear his name. All prints to be returned to the architect on request.

issue / rev.

#	date	issue notes
8	2026.02.03	RE-ISSUED FOR PLAN APPROVAL
7	2026.01.13	ISSUED FOR PLAN APPROVAL
6	2025.12.18	ISSUED FOR PLAN APPROVAL REVIEW
5	2025.11.07	ISSUED - CM CLASS B PRICING
4	2025.07.28	ISSUED - CLASS B PRICING 66%
3	2025.05.28	ISSUED FOR CONDITIONAL USE PERMIT APPLICATION
2	2025.05.13	RE-ISSUED-CLASS C PRICING 33%
1	2025.04.21	ISSUED - CLASS C PRICING 33%

professional seals

PRELIMINARY NOT FOR CONSTRUCTION — DATE PLOTED 2026.02.11

PRELIMINARY NOT FOR CONSTRUCTION — DATE PLOTED 2026.02.11

project information

DEVONSHIRE K-8 SCHOOL (RIVER EAST TRANSCONA S.D.)

client

Manitoba

Manitoba
Winnipeg, MB

drawing information

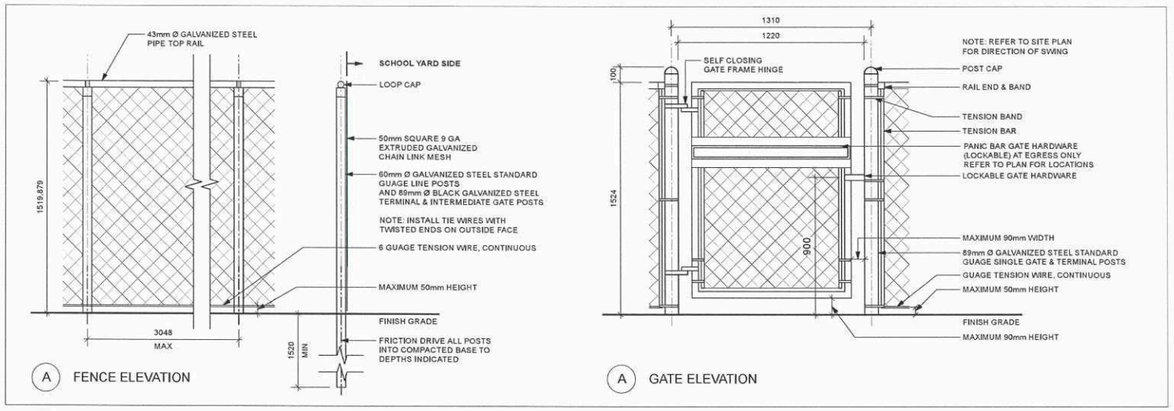
MECHANICAL ENCLOSURE DETAILS

drawn by: OD
approved by: BD

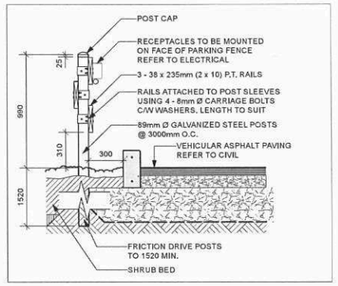
scale: AS NOTED
date issued: 2026.02.11

DEVONSHIRE K-8 SCHOOL (RIVER EAST TRANSCONA S.D.)

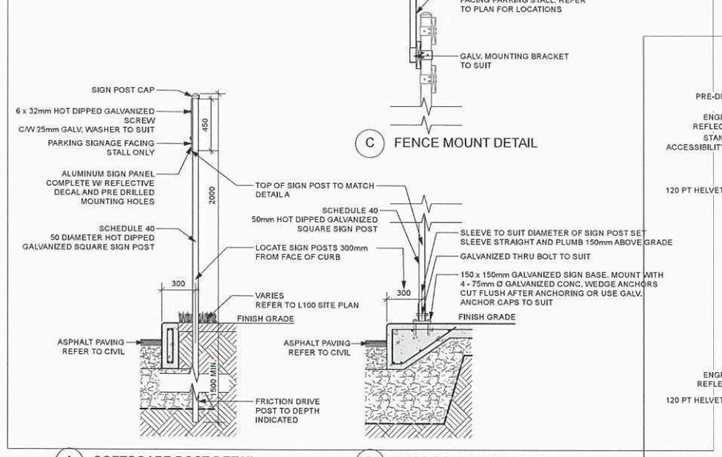
L4



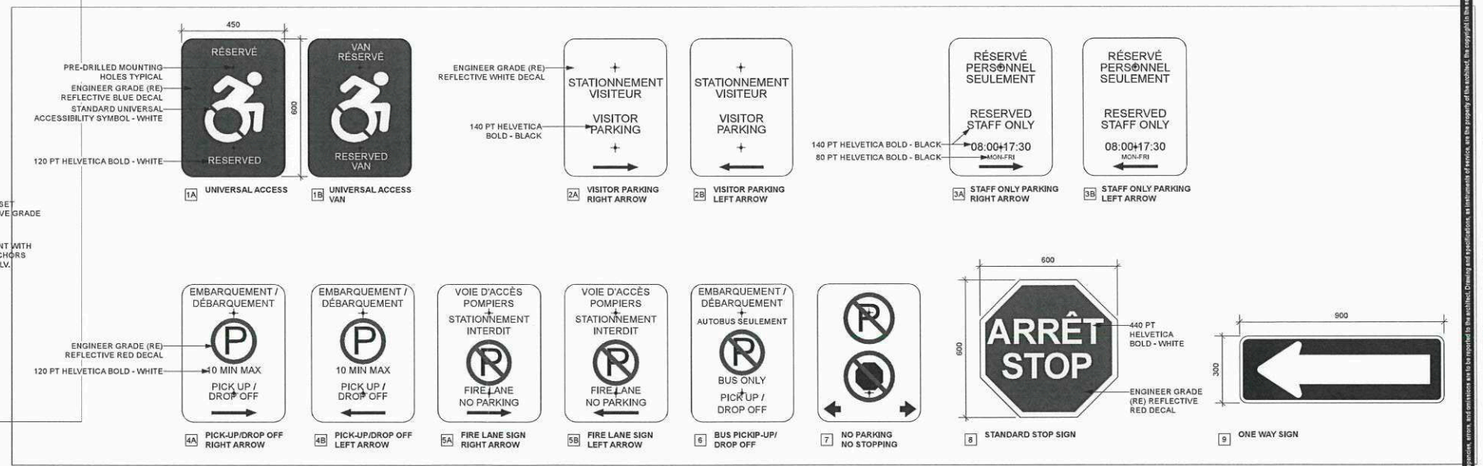
1 / L500 1.5m CHAIN LINK FENCE & GATE
Scale: 1:15



2 / L500 LIGHT PROOF PARKING FENCE
Scale: 1:20



3 / L500 SIGN MOUNTING DETAILS
Scale: 1:20



4 / L500 REGULATORY SIGN GRAPHICS
Scale: 1:10

*Please note: Approved plans are subject to any amendments or conditions made by Community Committee.

SCHEDULE "A" page Five of Nine
To Zoning Agreement DAS2 12/2013
By-Law No. 132/2014
Winnipeg

ZONING OFFICER		Feb 13, 2026
DISTRICT PLANNER		2/23/26
COMMUNITY CLERK		2/23/26
APPROVED FOR THE DIRECTOR OF PLANNING, PROPERTY & DEVELOPMENT		

prairie architects inc.
101-139 Market Ave., Winnipeg, MB. R3B 0P5
telephone | 204.956.0938
web | www.prairiearchitects.ca
HTFC PLANNING & DESIGN

drawing not to scale. The contractor must verify all dimensions and other data on site prior to commencement of work. All discrepancies, errors, and omissions are to be reported to the architect. Drawing and specifications, as instruments of service, are the property of the architect, the copyright to the same being reserved to him. No reproduction may be made without the permission of the architect, and when made, must bear his name. All prints to be returned to the architect on request.

issue / rev.

#	date	issue notes
8	2026.02.03	RE-ISSUED FOR PLAN APPROVAL
7	2026.01.13	ISSUED FOR PLAN APPROVAL
6	2025.12.18	ISSUED FOR PLAN APPROVAL REVIEW
5	2025.11.07	ISSUED - CM CLASS B PRICING
4	2025.07.28	ISSUED - CLASS B PRICING 66%
3	2025.05.28	ISSUED FOR CONDITIONAL USE PERMIT APPLICATION
2	2025.05.13	RE-ISSUED-CLASS C PRICING 33%
1	2025.04.21	ISSUED - CLASS C PRICING 33%

professional seals

PRELIMINARY — DATE PLOTED 2026.02.11 — NOT FOR CONSTRUCTION

PRELIMINARY — DATE PLOTED 2026.02.11 — NOT FOR CONSTRUCTION

project information

DEVONSHIRE K-8 SCHOOL (RIVER EAST TRANSCONA S.D.)

client

Manitoba

Manitoba
Winnipeg, MB

drawing information

SITE FENCING & SIGNAGE DETAILS

drawn by: OD
approved by: BD

scale: AS NOTED
date issued: 2026.02.11

DEVONSHIRE K-8 SCHOOL (RIVER EAST TRANSCONA S.D.)

L5

*Please note: Approved plans are subject to any amendments or conditions made by Community Committee.

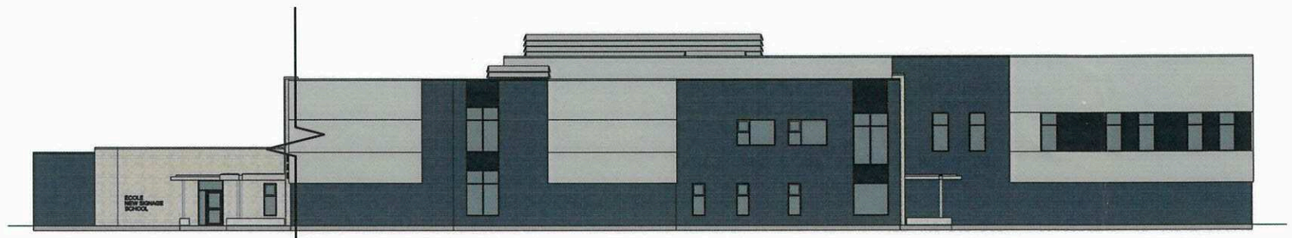


1 A3-01 WEST ELEVATION (PARTIAL) - DAYCARE & CLASSROOM WING
Scale: as noted

2 A3-01 WEST ELEVATION (PARTIAL) - MAIN ENTRY, LIBRARY & CLASSROOM WING
Scale: as noted

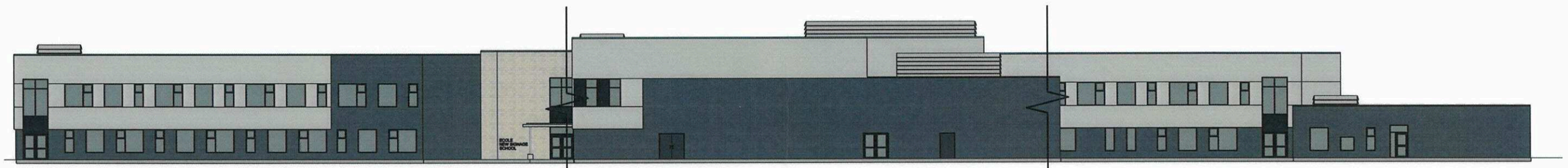
SCHEDULE "A" page Six of Nine
To Zoning Agreement DAS2 12/2013
By-Law No. 132/2014
Winnipeg

ZONING OFFICER		Feb 13, 2026
DISTRICT PLANNER		2/23/26
COMMUNITY CLERK	134	2/23/26
APPROVED FOR THE DIRECTOR OF PLANNING,		



2 A3-03 SOUTH ELEVATION (PARTIAL) - DAYCARE
Scale: Actual Size

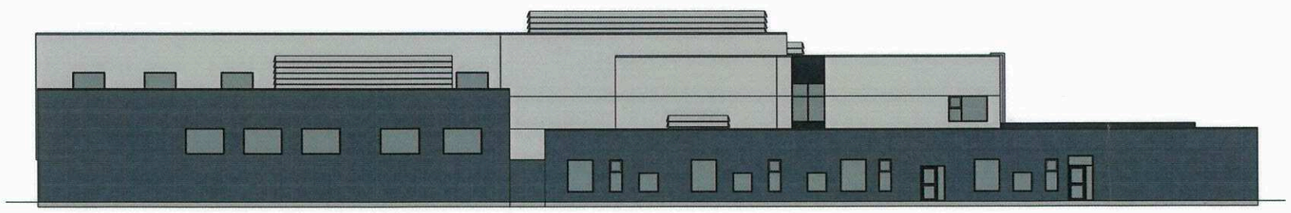
1 A3-03 SOUTH ELEVATION (PARTIAL) - CLASSROOM WING, HOME EC., GYM & STAFF
Scale: Actual Size



1 A3-02 EAST ELEVATION (PARTIAL) - CLASSROOM WING
Scale: as noted

2 A3-02 EAST ELEVATION (PARTIAL) - GYM & MANUFACTURING
Scale: as noted

3 A3-02 EAST ELEVATION (PARTIAL) - CLASSROOM WING & DAYCARE
Scale: as noted



3 A3-01 NORTH ELEVATION - MANUFACTURING, BAND & DAYCARE
Scale: Actual Size

prairie architects inc.
101-139 Market Ave.,
Winnipeg, MB, R3B 0P5
telephone | 204.956.0938
web | www.prairiearchitects.ca

project info

Winnipeg, Manitoba
Canada

DEVONSHIRE K-8 SCHOOL (RIVER EAST TRANSCONA S.D.)

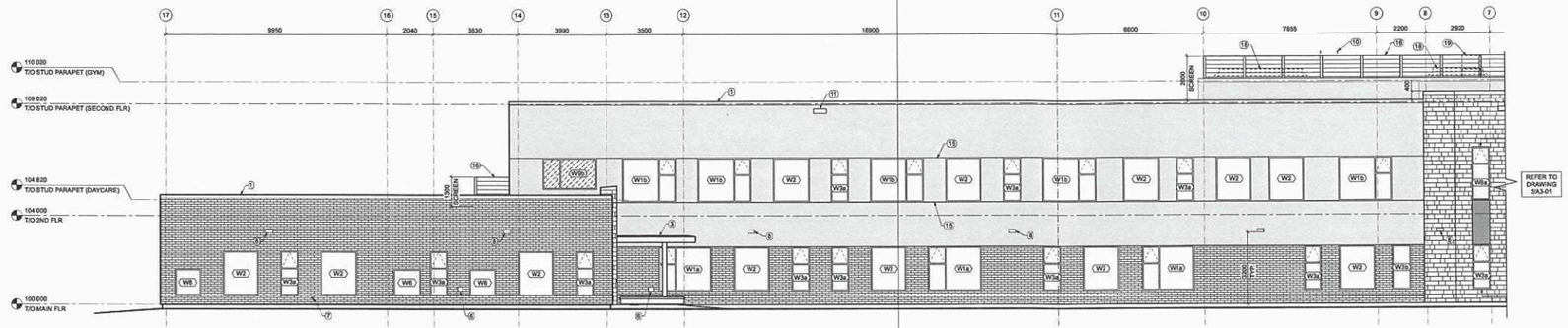
detail info

date: **2026.02.12**

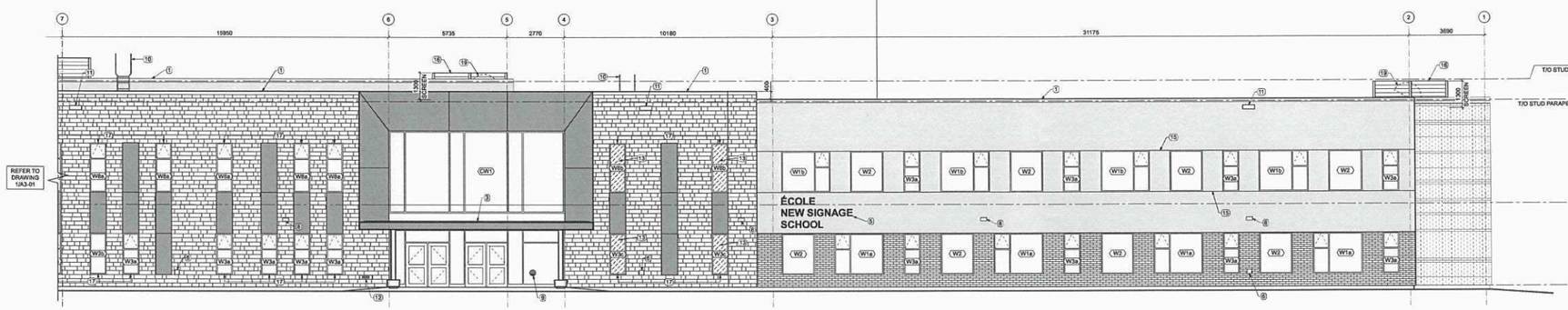
scale: **NTS**
proj. #: **2025.02**
rev. #: **R-2**

RENDERED BUILDING ELEVATIONS

*Please note: Approved plans are subject to any amendments or conditions made by Community Committee.

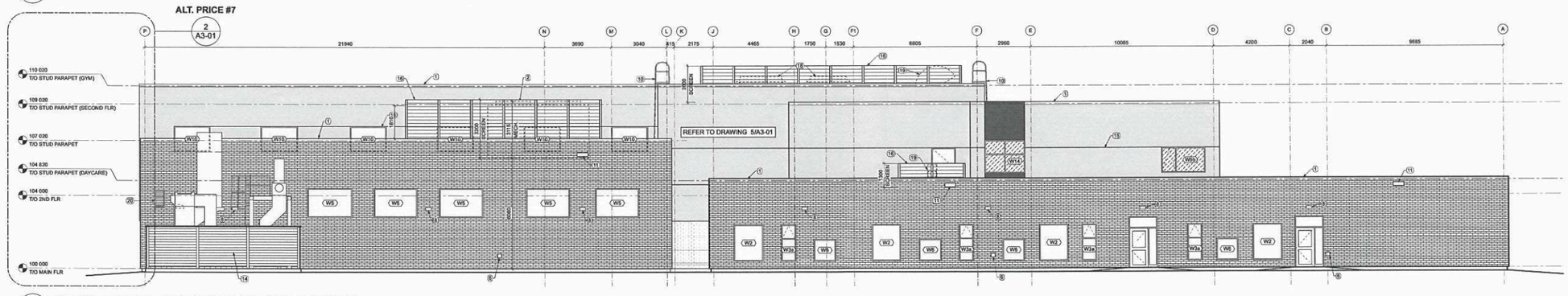


1 A3-01 WEST ELEVATION (PARTIAL) - DAYCARE & CLASSROOM WING
Scale: 1:100

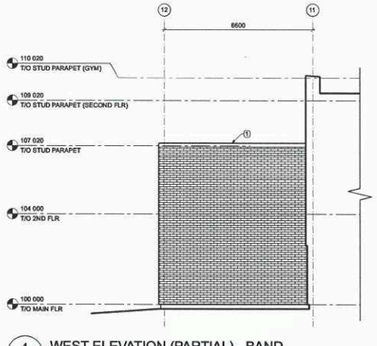


2 A3-01 WEST ELEVATION (PARTIAL) - MAIN ENTRY, LIBRARY & CLASSROOM WING
Scale: 1:100

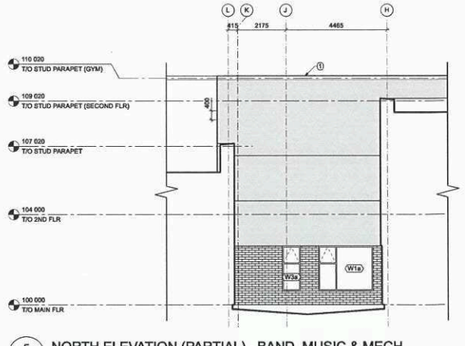
ALT. PRICE #7



3 A3-01 NORTH ELEVATION - MANUFACTURING, BAND & DAYCARE
Scale: 1:100



4 A3-01 WEST ELEVATION (PARTIAL) - BAND
Scale: 1:100



5 A3-01 NORTH ELEVATION (PARTIAL) - BAND, MUSIC & MECH.
Scale: 1:100

MATERIAL LEGEND

- QUARRIED STONE MASONRY VENEER
- BRICK MASONRY VENEER
- PREFORMED METAL PANEL: COLOUR 1
- COMPOSITE ALUMINUM PANEL: COLOUR 1
- COMPOSITE ALUMINUM PANEL: COLOUR 2

ELEVATION KEYNOTES:

1. PREFINISHED METAL CAP FLASHING, TYP.
2. ROOF TOP HVAC UNIT. REFER TO MECH.
3. EXTERIOR CANOPY. REFER TO DETAILS AND STRUCT.
4. EXTERIOR SIGNAGE, WALL MOUNTED. SCHOOL NAME T.B.C.
5. WALL MOUNTED EXTERIOR SIGNAGE, BACKLIT. REFER TO ELEC. SCHOOL NAME T.B.C.
6. HOSE BIB. REFER TO MECH.
7. SUMP PIT DISCHARGE. REFER TO MECH.
8. LIGHT FIXTURE, WALL MOUNTED. REFER TO ELEC.
9. FIRE DEPARTMENT CONNECTION. REFER TO MECH.
10. ROOF ACCESS LADDER. REFER TO DETAILS.
11. OVERFLOW SCUPPER. REFER TO ROOF PLAN AND DETAIL.
12. DATE STONE. LAST NUMERAL TBC.
13. HATCH INDICATES ETCHED GLASS FOR PRIVACY, TYP.
14. DUST COLLECTOR LOCATION. REFER TO MECH. REFER TO LANDSCAPE FOR ENCLOSURE DETAILS.
15. ALIGN PANELS WITH WINDOWS, TYP.
16. PRE. FINISHED METAL MECHANICAL LOUVERED SCREENING. COLOUR TO MATCH ADJACENT METAL PANEL. HEIGHT TO MATCH MECH. EQUIPMENT. REFER TO STRUCT. REFER TO DETAILS.
17. WINDOW FRAME COLOUR TO MATCH COMPOSITE ALUMINUM PANELS ABOVE / BELOW.
18. MECH. HVAC LOUVERED PENTHOUSE. CUSTOM COLOUR. REFER TO MECH.
19. MECH. HVAC GOOSENECK. CUSTOM COLOUR. REFER TO MECH.
20. MECH. LOUVRE / GRILLE, COLOUR TO MATCH CLADDING. REFER TO MECH.

SCHEDULE "A"
To Zoning Agreement DAS2 12/2013
By-Law No. 132/2014
page Seven of Nine

ZONING OFFICER	
DISTRICT PLANNER	Feb 13, 2026
COMMUNITY CLERK	2/23/26
APPROVED FOR THE DIRECTOR OF PLANNING, PROPERTY & DEVELOPMENT	2/26/26

prairie architects inc.
101-139 Market Ave., Winnipeg, MB, R3B 0P5
telephone | 204.956.0938
web | www.prairearchitects.ca

issue / rev.

#	date	issue notes
7	2026.01.13	ISSUED - AHJ PLAN APPROVAL
6	2025.11.07	ISSUED - CM CLASS B PRICING
3	2025.07.28	ISSUED - CLASS B PRICING 66%
2	2025.04.21	ISSUED - CLASS C PRICING 33%
1	2025.03.31	ISSUED - CLASS D PRICING

professional seals

PRELIMINARY — DATE PLOTED 2026 Feb 12 — NOT FOR CONSTRUCTION

PRELIMINARY — DATE PLOTED 2026 Feb 12 — NOT FOR CONSTRUCTION

project information

DEVONSHIRE K-8 SCHOOL (RIVER EAST TRANSCONA S.D.)

client

Province of Manitoba

drawing information

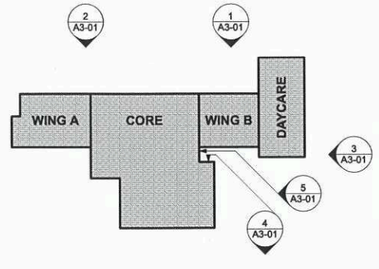
BUILDING ELEVATIONS

drawn by: DFI / CM
approved by: LO

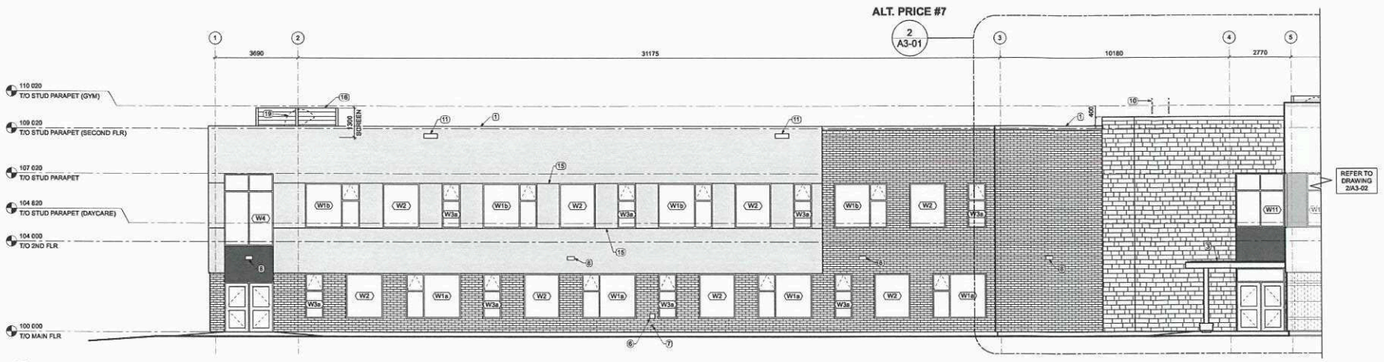
scale: AS NOTED
date issued: SEE STAMP
proj. #: 2025.02

DEVONSHIRE K-8 SCHOOL (RIVER EAST TRANSCONA S.D.)

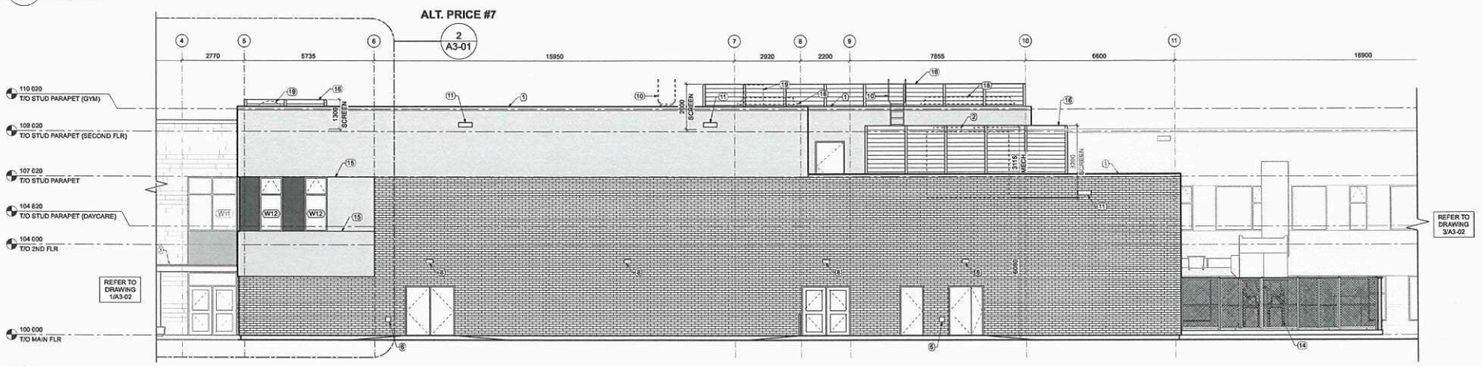
A3
01



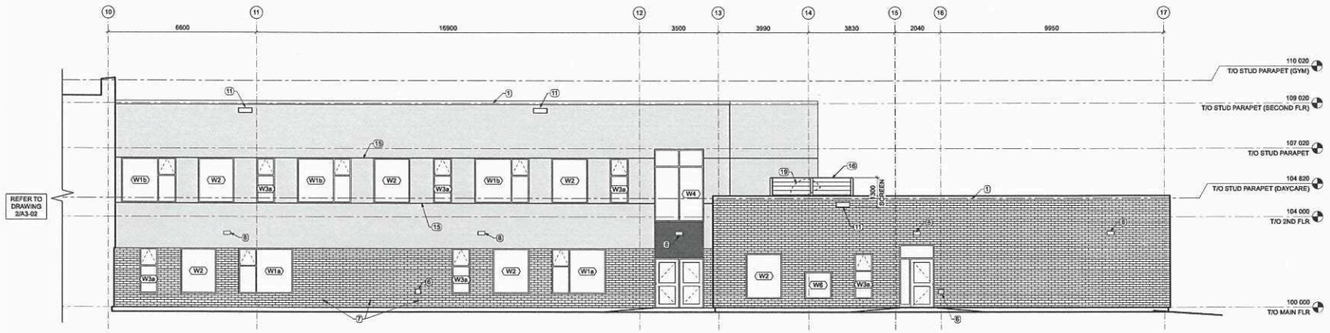
This drawing must not be scaled. The contractor shall verify all dimensions and other data on site prior to commencement of work. All discrepancies, errors, and omissions are to be reported to the architect. Drawing and specifications, as instruments of service, are the property of the architect, the copyright in the same being reserved to him. No reproduction may be made without the permission of the architect and when made, a credit line to the architect on request.



1 A3-02 EAST ELEVATION (PARTIAL) - CLASSROOM WING
Scale: 1:100



2 A3-02 EAST ELEVATION (PARTIAL) - GYM & MANUFACTURING
Scale: 1:100



3 A3-02 EAST ELEVATION (PARTIAL) - CLASSROOM WING & DAYCARE
Scale: 1:100

MATERIAL LEGEND

- QUARRIED STONE MASONRY VENEER
- BRICK MASONRY VENEER
- PREFORMED METAL PANEL: COLOUR 1
- COMPOSITE ALUMINUM PANEL: COLOUR 1
- COMPOSITE ALUMINUM PANEL: COLOUR 2

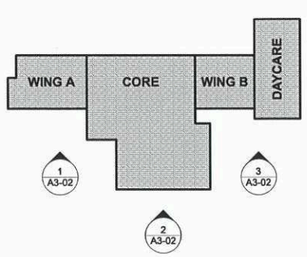
ELEVATION KEYNOTES:

1. PREFINISHED METAL CAP FLASHING, TYP.
2. ROOF TOP HVAC UNIT. REFER TO MECH.
3. EXTERIOR CANOPY. REFER TO DETAILS AND STRUCT.
4. EXTERIOR SIGNAGE, WALL MOUNTED. SCHOOL NAME T.B.C.
5. WALL MOUNTED EXTERIOR SIGNAGE, BACKLIT. REFER TO ELEC. SCHOOL NAME T.B.C.
6. HOSE BIB. REFER TO MECH.
7. SUMP PIT DISCHARGE. REFER TO MECH.
8. LIGHT FIXTURE, WALL MOUNTED. REFER TO ELEC.
9. FIRE DEPARTMENT CONNECTION. REFER TO MECH.
10. ROOF ACCESS LADDER. REFER TO DETAILS.
11. OVERFLOW SCUPPER. REFER TO ROOF PLAN AND DETAIL.
12. DATE STONE. LAST NUMERAL TBC.
13. HATCH INDICATES ETCHED GLASS FOR PRIVACY, TYP.
14. DUST COLLECTOR LOCATION. REFER TO MECH. REFER TO LANDSCAPE FOR ENCLOSURE DETAILS.
15. ALIGN PANELS WITH WINDOWS, TYP.
16. PRE_FINISHED METAL MECHANICAL LOUVERED SCREENING. COLOUR TO MATCH ADJACENT METAL PANEL. HEIGHT TO MATCH MECH. EQUIPMENT. REFER TO STRUCT. REFER TO DETAILS.
17. WINDOW FRAME COLOUR TO MATCH COMPOSITE ALUMINUM PANEL ABOVE / BELOW.
18. MECH. HVAC LOUVERED PENTHOUSE. CUSTOM COLOUR. REFER TO MECH.
19. MECH. HVAC GOOSENECK. CUSTOM COLOUR. REFER TO MECH.
20. MECH. LOUVRE / GRILLE, COLOUR TO MATCH CLADDING. REFER TO MECH.

SCHEDULE "A" page Eight of Nine
To Zoning Agreement DAS2 12/2013
By-Law No. 132/2014

ZONING OFFICER		Feb 13, 2026
DISTRICT PLANNER		2/23/26
COMMUNITY CLERK		2/23/26
APPROVED FOR THE DIRECTOR OF PLANNING, PROPERTY & DEVELOPMENT		

Winnipeg



*Please note: Approved plans are subject to any amendments or conditions made by Community Committee.

prairie architects inc.
101-139 Market Ave., Winnipeg, MB, R3B 0P5
telephone | 204.956.0938
web | www.prairiearchitects.ca

This drawing and design is the property of Prairie Architects Inc. and the copyright is the same being reserved to him. No reproduction may be made without the permission of the architect, and when made, must bear his name. All prints to be returned to the architect on request.

issue / rev.

#	date	issue notes
7	2026.01.13	ISSUED - AHJ PLAN APPROVAL
6	2025.11.07	ISSUED - CM CLASS B PRICING
3	2025.07.28	ISSUED - CLASS B PRICING 66%
2	2025.04.21	ISSUED - CLASS C PRICING 33%

professional seals

PRELIMINARY NOT FOR CONSTRUCTION — DATE PLOTED 2026 Feb 12

PRELIMINARY NOT FOR CONSTRUCTION — DATE PLOTED 2026 Feb 12

project information

DEVONSHIRE K-8 SCHOOL (RIVER EAST TRANSCONA S.D.)

client

Province of Manitoba

drawing information

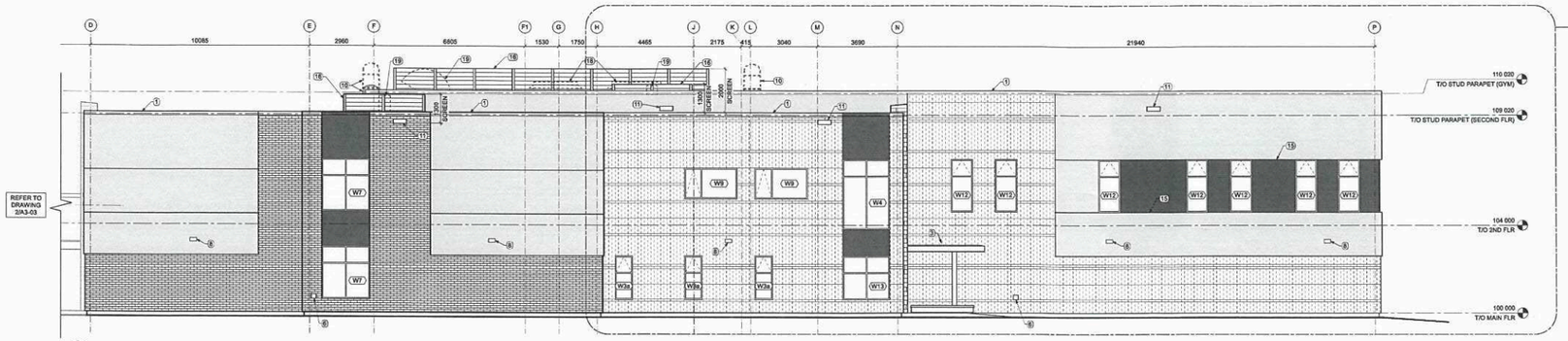
BUILDING ELEVATIONS

drawn by: DFI / CM
approved by: LO

scale: AS NOTED
date issued: SEE STAMP

DEVONSHIRE K-8 SCHOOL (RIVER EAST TRANSCONA S.D.)

A3
02



1 A3-03 SOUTH ELEVATION (PARTIAL) - CLASSROOM WING, HOME EC., GYM & STAFF
Scale: 1:100

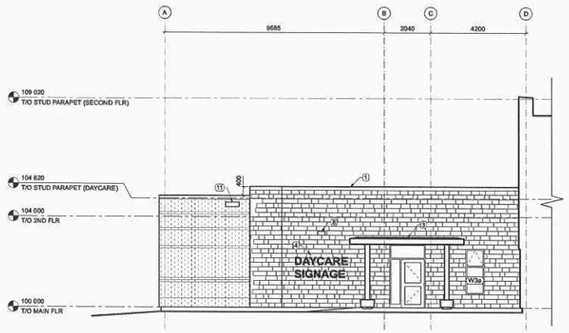
2 A3-01 ALT. PRICE #7

MATERIAL LEGEND

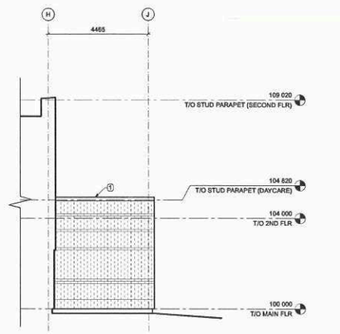
- QUARRIED STONE MASONRY VENEER
- BRICK MASONRY VENEER
- PREFORMED METAL PANEL: COLOUR 1
- COMPOSITE ALUMINUM PANEL: COLOUR 1
- COMPOSITE ALUMINUM PANEL: COLOUR 2

ELEVATION KEYNOTES:

1. PREFINISHED METAL CAP FLASHING, TYP.
2. ROOF TOP HVAC UNIT. REFER TO MECH.
3. EXTERIOR CANOPY. REFER TO DETAILS AND STRUCT.
4. EXTERIOR SIGNAGE, WALL MOUNTED. SCHOOL NAME T.B.C.
5. WALL MOUNTED EXTERIOR SIGNAGE, BACKLIT. REFER TO ELEC. SCHOOL NAME T.B.C.
6. HOSE BIB. REFER TO MECH.
7. SUMP PIT DISCHARGE. REFER TO MECH.
8. LIGHT FIXTURE, WALL MOUNTED. REFER TO ELEC.
9. FIRE DEPARTMENT CONNECTION. REFER TO MECH.
10. ROOF ACCESS LADDER. REFER TO DETAILS.
11. OVERFLOW SCUPPER. REFER TO ROOF PLAN AND DETAIL.
12. DATE STONE. LAST NUMERAL TBC.
13. HATCH INDICATES ETCHED GLASS FOR PRIVACY, TYP.
14. DUST COLLECTOR LOCATION. REFER TO MECH. REFER TO LANDSCAPE FOR ENCLOSURE DETAILS.
15. ALIGN PANELS WITH WINDOWS, TYP.
16. PRE. FINISHED METAL MECHANICAL LOUVERED SCREENING. COLOUR TO MATCH ADJACENT METAL PANEL, HEIGHT TO MATCH MECH. EQUIPMENT. REFER TO STRUCT. REFER TO DETAILS.
17. WINDOW FRAME COLOUR TO MATCH COMPOSITE ALUMINUM PANEL ABOVE / BELOW.
18. MECH. HVAC LOUVERED PENTHOUSE. CUSTOM COLOUR. REFER TO MECH.
19. MECH. HVAC GOOSENECK. CUSTOM COLOUR. REFER TO MECH.
20. MECH. LOUVRE / GRILLE, COLOUR TO MATCH CLADDING. REFER TO MECH.



2 A3-03 SOUTH ELEVATION (PARTIAL) - DAYCARE
Scale: 1:100

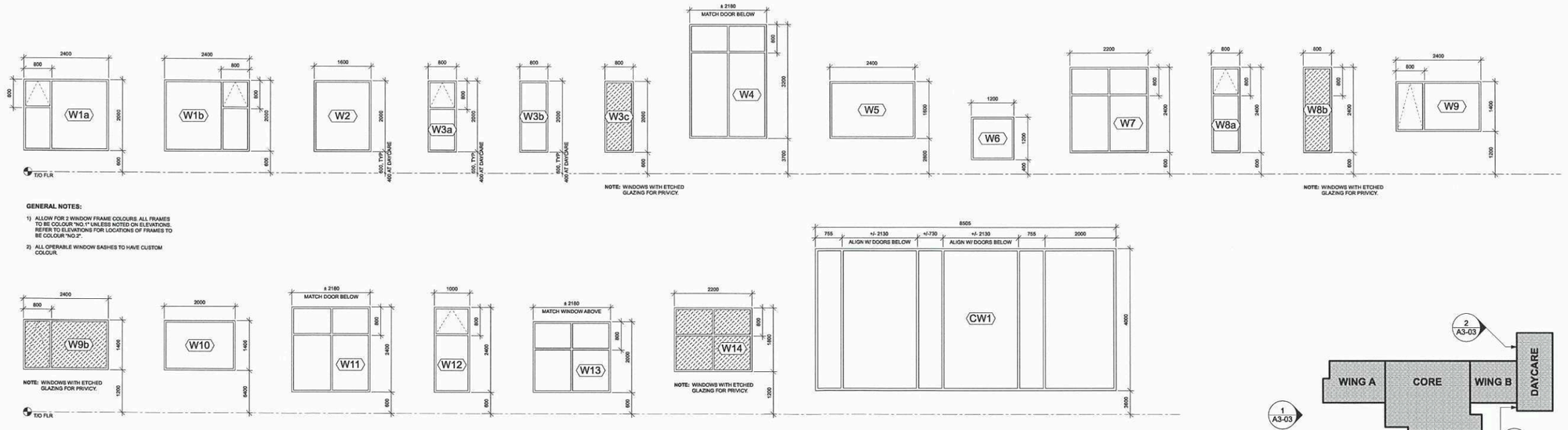


3 A3-03 SOUTH ELEVATION (PARTIAL) - DAYCARE
Scale: 1:100

SCHEDULE "A" page Nine of Nine
To Zoning Agreement DAS 2 12/2013
By-Law No. 132/2014

Winnipeg

ZONING OFFICER		Feb 13, 2026
DISTRICT PLANNER		2/23/26
COMMUNITY CLERK		2/27/26
APPROVED FOR THE DIRECTOR OF PLANNING, PROPERTY & DEVELOPMENT		



GENERAL NOTES:

1) ALLOW FOR 2 WINDOW FRAME COLOURS. ALL FRAMES TO BE COLOUR "NO.1" UNLESS NOTED ON ELEVATIONS. REFER TO ELEVATIONS FOR LOCATIONS OF FRAMES TO BE COLOUR "NO.2".
2) ALL OPERABLE WINDOW SASHES TO HAVE CUSTOM COLOUR

4 A3-03 WINDOW SCHEDULE
Scale: 1:50

*Please note: Approved plans are subject to any amendments or conditions made by Community Committee.

prairie architects inc.
101-139 Market Ave., Winnipeg, MB, R3B 0P5
telephone | 204.956.0936
web | www.prairiearchitects.ca

issue / rev.

#	date	issue notes
7	2026.01.13	ISSUED - AHJ PLAN APPROVAL
6	2025.11.07	ISSUED - CM CLASS B PRICING
3	2025.07.28	ISSUED - CLASS B PRICING 66%
2	2025.04.21	ISSUED - CLASS C PRICING 33%

professional seals

PRELIMINARY NOT FOR CONSTRUCTION — DATE PLOTED 2026 Feb 12

PRELIMINARY NOT FOR CONSTRUCTION — DATE PLOTED 2026 Feb 12

project information

DEVONSHIRE K-8 SCHOOL (RIVER EAST TRANSCONA S.D.)

client

Province of Manitoba

drawing information

BUILDING ELEVATIONS & WINDOW SCHEDULE

drawn by: DFI / CM
approved by: LO

scale: AS NOTED
date issued: SEE STAMP

DEVONSHIRE K-8 SCHOOL (RIVER EAST TRANSCONA S.D.)

A3

The drawings and specifications as instruments of service are the property of the architect and shall remain the property of the architect whether the project for which they are made is executed or not. They are not to be used by the owner or others on extensions of the project or on any other project without written agreement with the architect and appropriate compensation to the architect. Drawings and specifications are to be returned to the architect upon request at completion of the work. Do not scale drawings. The contractor shall verify all dimensions and conditions on the job and report any discrepancies to the architect before commencing work. This copyright notice must not be removed or covered.