SOUTHEAST LANDS CORP.
One Dr. David Friesen Drive
Winnipeg, MB R3X OG8

January 12, 2026

The City of Winnipeg
Public Works Department
106-1155 Pacific Avenue
Winnipeg, MB R3E 3P1

RE: Non-Conforming Approaches
Bison Run Phase 4 – Pathfinder Trail and Roaming Ridge Place

Southeast Lands Corp is making application for non-conforming approaches on the following four lots within Bison Run Phase 4:

172 and 300 Pathfinder Trail (Lot 1 and Lot 32, Block 5)

30 and 114 Roaming Ridge Place (Lot 33 and Lot 54, Block 5)

The above-noted lots have front driveways consistent with the other lots on the block. There is a public lane located on the flankage/sideyard of each lot that serves lots backing on the other side of the lane. As a result, an approval is required to allow the front access rather than access via the lane.

We trust this is satisfactory. If you have any additional questions, please contact the undersigned for additional information.

Sincerely,

SOUTHEAST LANDS CORP

Veronica Eno, MCIP, RPP
Land Development Project Manager

Encl.