Winnipeg | Community Services
Services communautaires

LICENSING & BYLAW ENFORCEMENT

Appearing before the Standing Policy Committee on Property and Development

Hearing Date	April 16, 2026
Report	Request to Refund Inspection Fee associated with Vacant Building Schedule A Invoice of 260 King St
Appeal Invoice	26 113517 Issued under Vacant Buildings By-Law 79/2010

With respect to the property known as 260 King St

Appellant Name	Khade Daro Niang
Property Owner	Senteranga Inc.
Owner on record since	June 11, 2025

Refund of an invoice is allowed under section 24 of the Vacant Buildings By-Law 79/2010.

Licensing & Bylaw Enforcement (LBE) became involved with the above named property on or about December 12, 2024**.**

A Bylaw Enforcement Officer acting as a Special Constable for the City of Winnipeg for the enforcement of the Vacant Buildings By-law, sent a notification letter and brochure to the owners Senteranga Inc. The letter advised this property was deemed a vacant building subject to the Vacant Buildings By-law.

The Officer issued a notification for the third vacant building inspection on March 4, 2025 and it was served by registered mail to owner in accordance with Section 117(1) of The City of Winnipeg Charter Act.

An inspection was conducted on January 29, 2026. In accordance with Section 15(2) of the Vacant Buildings Bylaw, an Vacant Building Inspection invoice was sent on February 6, 2026.

Does LBE involvement pre-date this ownership timeframe: **YES**

Orders Caveated	0
Orders Re-issued	0

Enforcement Summary

ACTION	DATE
Request for Service Received	4
Onsite Investigation	14
Declared Vacant	July 14, 2022
Information Package	July 14, 2022
# By-law Orders Issues	6
# of Remediations performed by City	0
# of Enforcement Actions (tickets)	0

LBE Orders Issued

Order #	Order Type	Issue Date	Compliance Date	Status
5083410	Schedule B Order	June 27, 2025	July 16, 2025	Closed
5172880	CBES – VB – Comm Sch A order	September 17, 2025	October 17, 2025	Enforcement
5178158	CBES – VB – Comm Sch A order	September 22, 2025	October 22, 2025	Closed
5204784	CBES – Neigh- Part 1 – Littering and Garbage Order	October 20, 2025	November 3, 2025	Closed
5294526	Schedule B Order	February 3, 2026	February 20, 2026	Appealed Adjourned to May 25, 2026

LBE Fees Assessed

Invoice #	Invoice type	Date Payable	Status
25 136706	Vacant Building Inspection	April 28, 2025	Paid
26 113517	Vacant Building Inspection	February 6, 2026	Paid

Communication

# of Phone calls	3
# of emails	17
# of in-person	0

Property Address: **260 KING STREET**

2026



2025







Property Address: **260 KING STREET**

2026



2025







Property Address: **260 KING STREET**

2026



2025







Property Address: **260 KING STREET**

2026

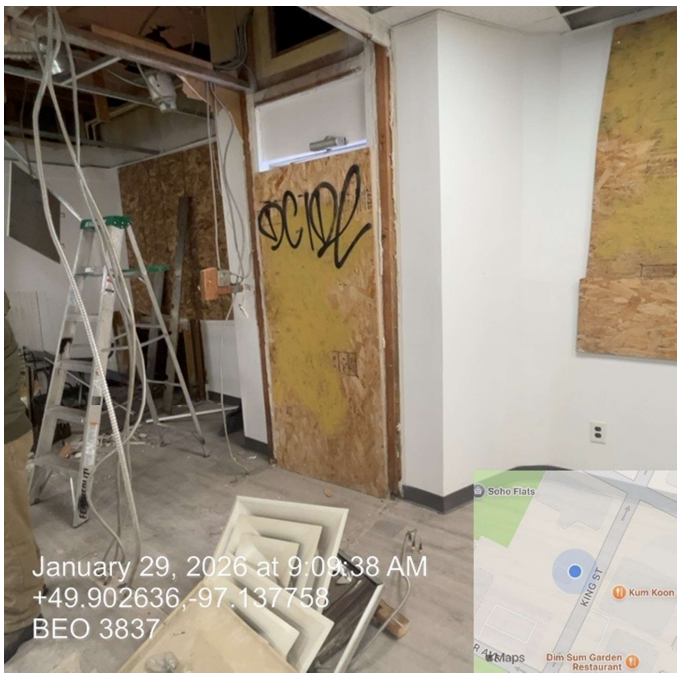


2025



Interior Photos





Interior Photos *(continuation)*



