Good morning, members of council,

My name is Raghvir Sehira, and I am the Director of Sehira Renovation LTD whom property located at 739 Selkirk is currently owned by. The property was acquired fully on July 2025.

I am here today requesting either a boarding permit issued under the company name or, alternatively, a Boarded Building Exemption Certificate.

This matter relates to compliance under the City of Winnipeg's building and property standards regulatory framework, including the City of Winnipeg Building By-law and applicable vacant building maintenance requirements. These regulations require that vacant or secured buildings remain properly maintained, secured against unauthorized entry, and that any boarding or protective measures be authorized through the appropriate permit process.

The property in question previously had a Residential Boarding Permit issued in 2022 under the former owner. Since acquiring the property, I have been advised by a city inspector that a new authorization is required under the current ownership to ensure compliance.

When I applied for a boarding permit, I was informed that only one active permit can exist for the property. However, the existing permit is tied to the previous owner, while I am now the legal owner responsible for ongoing compliance, maintenance, and liability.

Under the City of Winnipeg's enforcement approach to vacant buildings and property standards, responsibility for securing and maintaining the property rests with the current owner. As such, I am seeking the appropriate mechanism to ensure the property remains fully compliant with city requirements under my ownership.

I want to emphasize that the property is currently and responsibly secured. All windows and doors have been properly boarded and reinforced to prevent unauthorized access, in line with municipal safety expectations for vacant structures.

I am also actively working with engineers and architects to begin renovations as soon as possible, with the intention of returning this property to productive use and full compliance with all applicable codes and standards.

Accordingly, I respectfully request that council or the appropriate department either:

1. Issue a new boarding permit under the company name as the current owner, or
2. Grant a Boarded Building Exemption Certificate to allow continued compliance while the property is under renovation planning.

My objective is to ensure full compliance with City of Winnipeg regulations while maintaining public safety and progressing the rehabilitation of this property.

Thank you for your time and consideration.