Council Building
510 Main Street
May 6, 2026

A Meeting of the Standing Policy Committee on Property and Development was held this day at 9:31 a.m.

Members Present:	Councillor Duncan, Chairperson Councillor Dobson Councillor Santos
Winnipeg Public Service:	L. Cowan, Senior Committee Clerk H. Borys, Director, Planning, Property and Development Department G. Chappell, Acting Manager of Real Estate and Land Development J. Veitch, Manager of Urban Planning and Design C. Burgess, Acting Administrative Coordinator, By-law Operations, Licensing & Bylaw Enforcement, Community Services Department K. Kowalke, Principal Planner, Planning, Property and Development Department J. Kuczera, Acting Administrator of Real Estate and Land Development, Planning, Property and Development Department M. Pyl, Growth Management Coordinator, Planning, Property and Development Department

In accordance with Rule 11.1 of the Procedure By-law No. 50/2007, the Chairperson acknowledged that the meeting took place on traditional Indigenous and Métis peoples' lands.

MOTIONS

Moved by Councillor Santos,

That the minutes of the meeting held on April 16, 2026, be taken as read and confirmed.

Carried

Minutes – Standing Policy Committee on Property and Development – May 6, 2026

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DELEGATIONS

REPORTS

1. Request to Refund the Inspection Fee associated with Vacant Building Schedule A Inspection Invoice – 254 Ferry Road
2. Promoting Adaptive Reuse and Preservation of Heritage
3. Amendment to the Community Groups Occupying City-owned Facilities By-law No. 89/2005
4. Proposed Licence Agreement between Friends of Peanut Park Inc. and the City of Winnipeg located at 11 Ruskin Row (Enderton Park)
5. Proposed Sale of 491 Salter Street to Machray Day Nursery Inc.
6. Request to Enter into a Consecutive Short-Term Use Agreement with Downtown Community Safety Partnership Inc. at the Millennium Library Located at 251 Donald Street
7. Verbal Report on the Conversion of the Former Aubrey Bus Loop to Community Park Space and Urban Dog Park
8. 2026 Complete Communities Land Monitoring Report - Part 1 – Development Trends
9. Monthly Reporting on Variance Applications Made for As-of-Right Residential Developments – May 2026
10. Extension of Time – Subdivision and Rezoning – South of Bridgeland Drive between Bridlewood Road and Prominence Point – DASZ 23/2024
11. Extension of Time – Subdivision and Rezoning – 1361, 1377, 1379, 1385, 1399 & 1425 McPhillips Street – DASZ 45/2022
12. Extension of Time – Plan of Subdivision and Rezoning – Land located on the South Side of Court Avenue, East of Pipeline Road – DASZ 19/2024
13. Extension of Time – Plan of Subdivision and Rezoning – 193 McGregor Street – DASZ 4/2024
14. Extension of Time – Rezoning – Southeast Corner of Molson Street and Concordia Avenue – DAZ 222/2022
15. Extension of Time – Subdivision and Rezoning – 70 Lexington Park & Unnumbered Lexington Park – DASZ 14/2020
16. Extension of Time – Subdivision and Rezoning – 309, 313, and 500 Desrosiers Drive – DASZ 34/2024
17. Extension of Time – Proposed Subdivision and Rezoning – Lots 2 and 3, Plan 45753, Peguis Street and Reenders Drive – DASZ 33/2013
18. Extension of Time – Plan of Subdivision and Rezoning – Land Located on the East Side of Macbell Road (20 Macbell Road) and Land Located on the West Side of Macbell Road (Lot 3, Plan 18762) – DASZ 31/2022
19. Proposed Opening of a Portion of Public Reserve B Plan 70960 as Kotelko Drive – DAO 1/2026

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REPORTS (continued)

20. Rezoning – 900 McLeod Avenue – DAZ 201/2026

CONSENT AGENDA AND ADJOURNMENT