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RANDALL HOMES

Thursday, March 5, 2026

UNIT NUMBERS

Building Site Plan

Lot 2, Block8, Plan 48042

10 Unit Townhomes with Double Detached Garages = 10 Units
6 Duplex Buildings with attached Single Car Garages = 12 Units

NORTH

SCHEDULE "A" page 1 of 32

To Zoning Agreement: DASZ: 50/2013

By-Law No.: 72/2014

Winnipeg

Zoning Officer	Surbjit Singh	06/26/2026
District Planner	R. Galston	08/10/26
Community Clerk		
Approved for the Director of Planning, Property and Development		Sept 4/26

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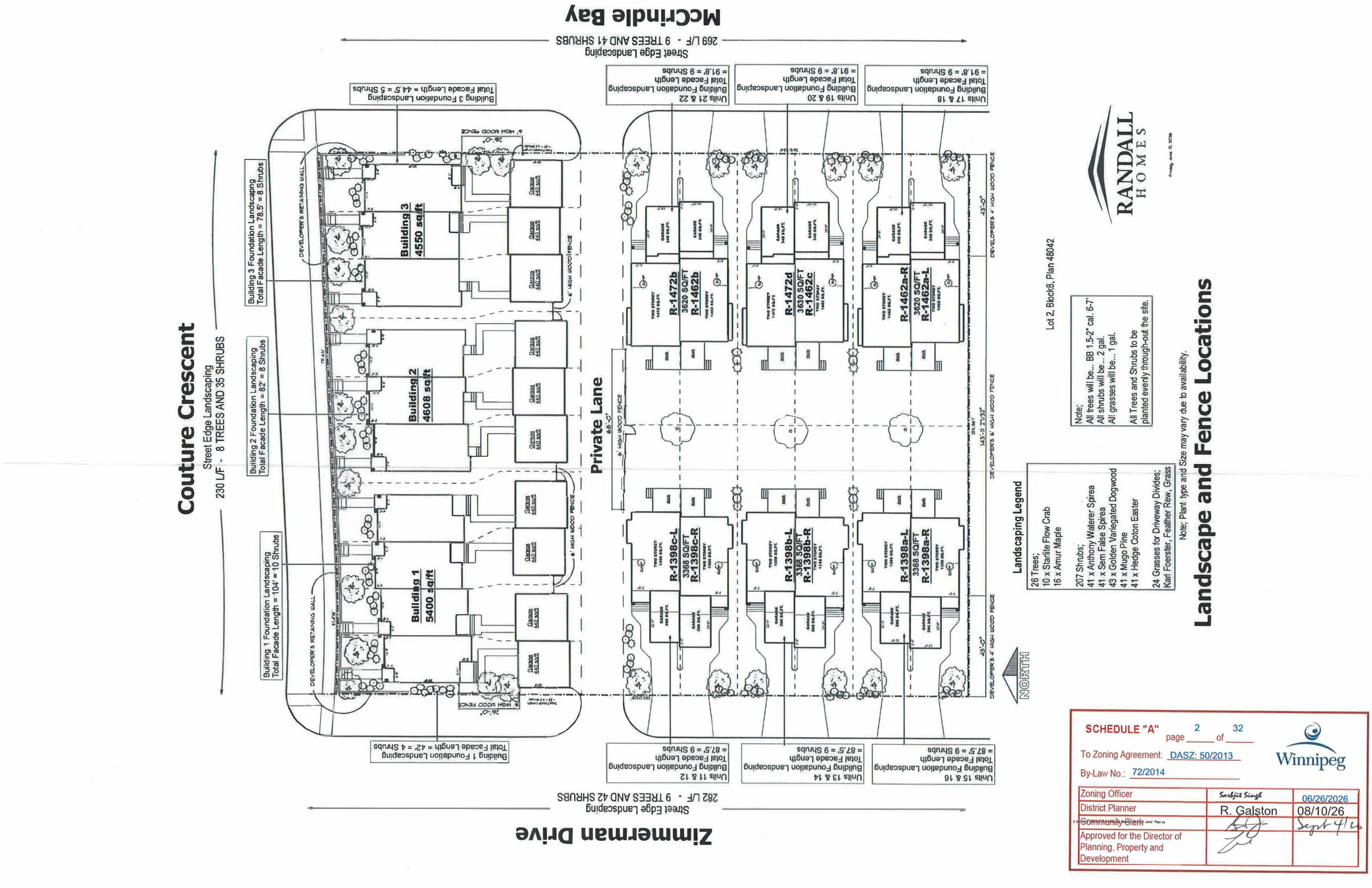

Lot 2, Block8, Plan 48042

RANDALL HOMES

Note;
All trees will be... BB 1.5-2" cal. 6-7'
All shrubs will be... 2 gal.
All grasses will be... 1 gal.

All Trees and Shrubs to be planted evenly through-out the site.

Landscape and Fence Locations

Note; Plant type and Size may vary due to availability.

Landscaping Legend

26 Trees;	
10 x Starlite Flow Crab	
16 x Amur Maple	
207 Shrubs;	
41 x Anthony Waterer Spirea	
41 x Sem False Spirea	
43 x Golden Variegated Dogwood	
41 x Mugo Pine	
41 x Hedge Coton Easter	
24 Grasses for Driveway Divides;	
Karl Foerster, Feather Rew, Grass	

SCHEDULE "A" page 2 of 32

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Building Site Plan

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Lot 2, Block8, Plan 48042

UNIT NUMBERS

RANDALL HOMES

NORTH

SCHEDULE "A" page 3 of 32

To Zoning Agreement: DASZ: 50/2013

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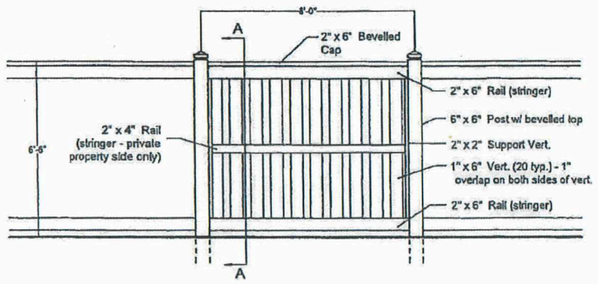
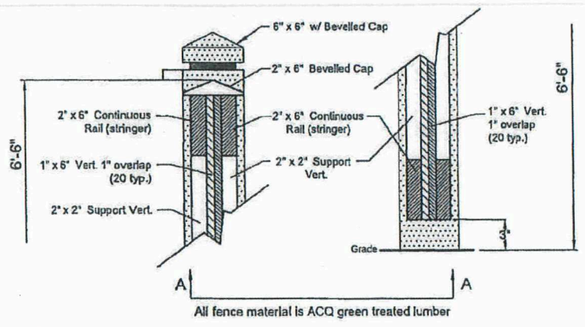
DEVELOPER'S FENCE.

Ridgewood SOLID FENCE DESIGN

2.0m (6'-6") height as per the Development Agreement



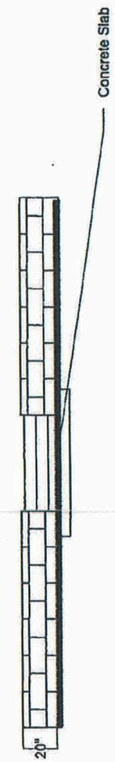
1 Fence Elevation - Typ.



All fence material is ACQ green treated lumber

2 Fence Section - Typ.

Retaining Wall for Front Yard



1 Fence Elevation - Front Yard Typ.
Low Retaining Wall - NTS

SCHEDULE "A" page 4 of 32

To Zoning Agreement: DASZ: 50/2013

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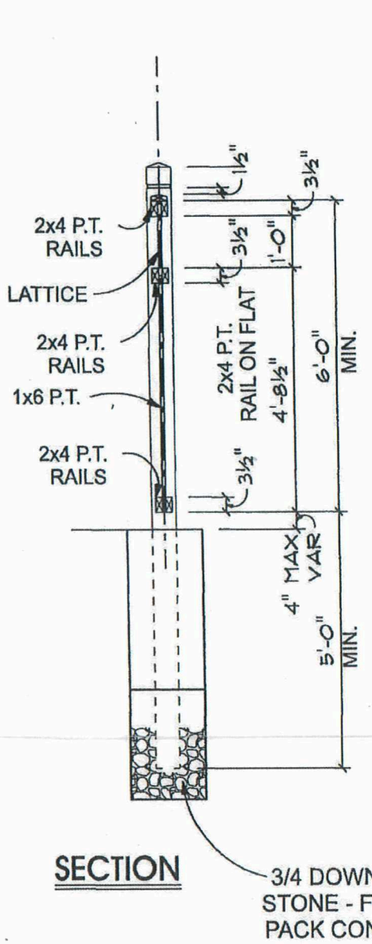
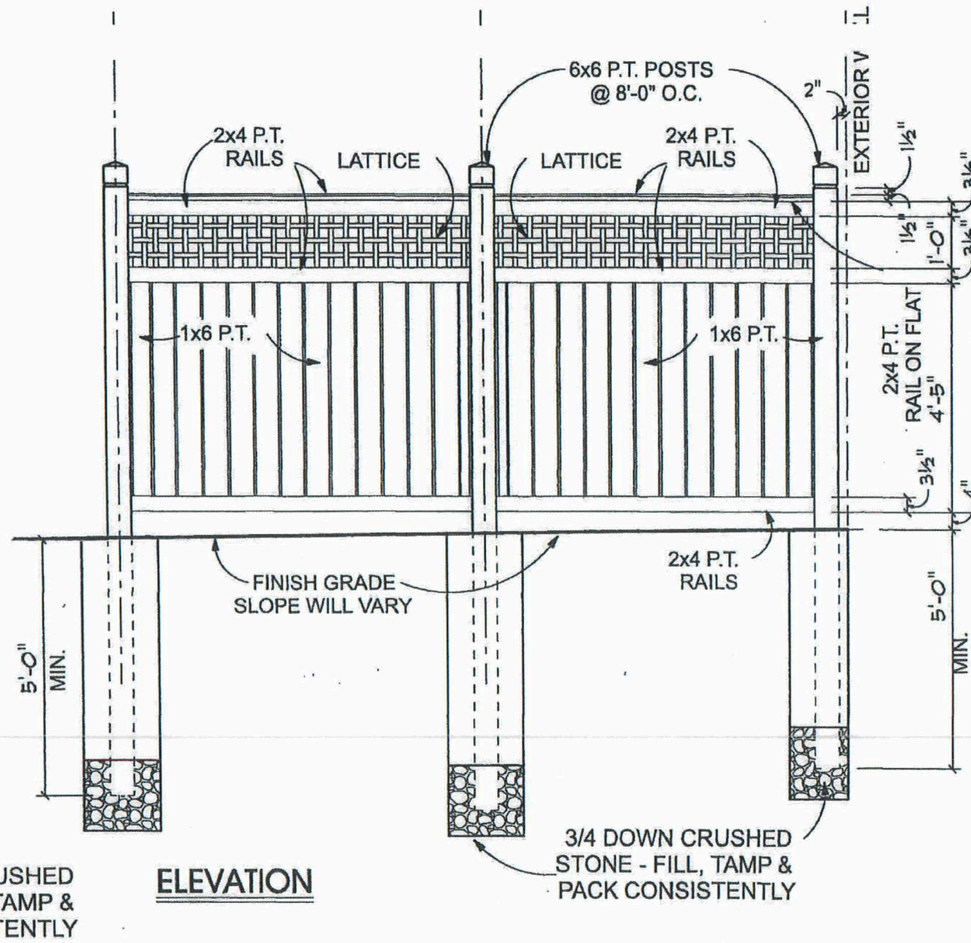


SECTION

3/4 DOWN CRUSHED STONE - FILL, TAMP & PACK CONSISTENTLY



ELEVATION

3/4 DOWN CRUSHED STONE - FILL, TAMP & PACK CONSISTENTLY

FENCE DETAIL

SCHEDULE "A" page 5 of 32

To Zoning Agreement: DASZ: 50/2013

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RANDALL HOMES

80 ST. ANNE'S ROAD, WINNIPEG, MANITOBA, R2M 2Y7
PHONE: 204-253-1548 FAX: 204-254-2250

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MODEL

SHEET TITLE: FENCE DETAIL

SCALE: NTS | DATE: JULY 2018 | SHEET: 13

DRAWN BY: DATERRA/ CB

PRINTED Tuesday, July 28, 2020 10:20 AM SOFTPLAN 2018.4.8

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BUILDING- 1

SCHEDULE "A" page 6 of 32

To Zoning Agreement: DASZ: 50/2013

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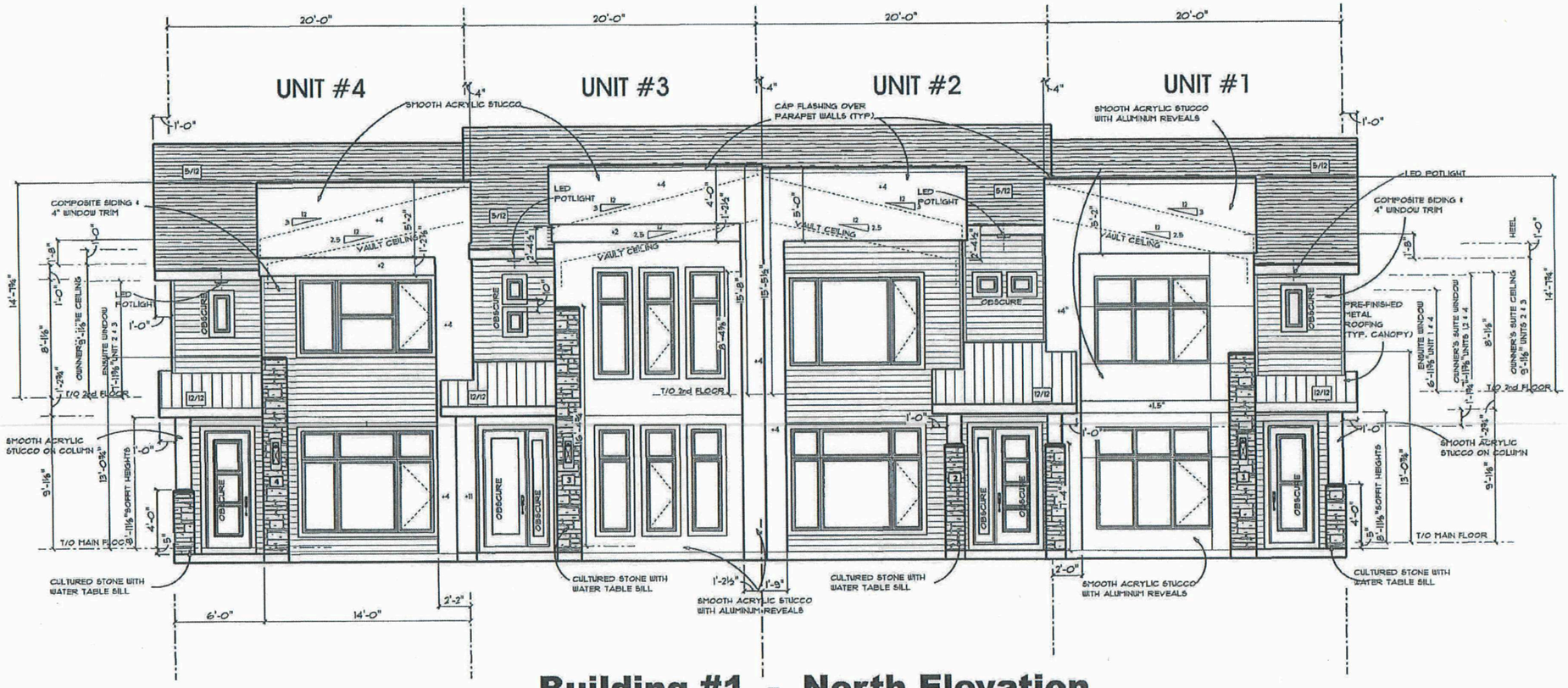

Building #1 - North Elevation

FACING COUTURE CRESCENT

SCHEDULE "A" page 7 of 32

To Zoning Agreement: DASZ: 50/2013

By-Law No.: 72/2014

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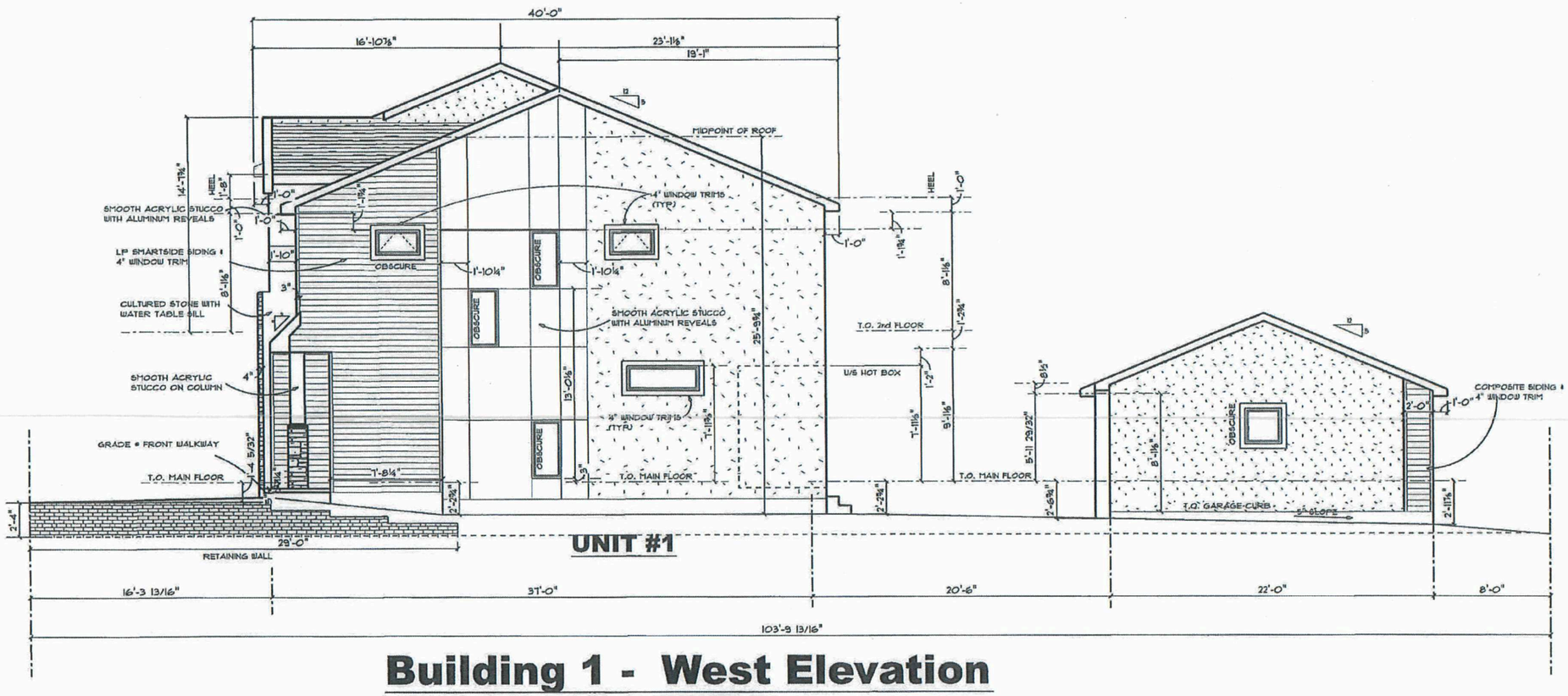

Building 1 - West Elevation
ALONG ZIMMERMAN DRIVE

SCHEDULE "A" page 8 of 32

To Zoning Agreement: DASZ: 50/2013

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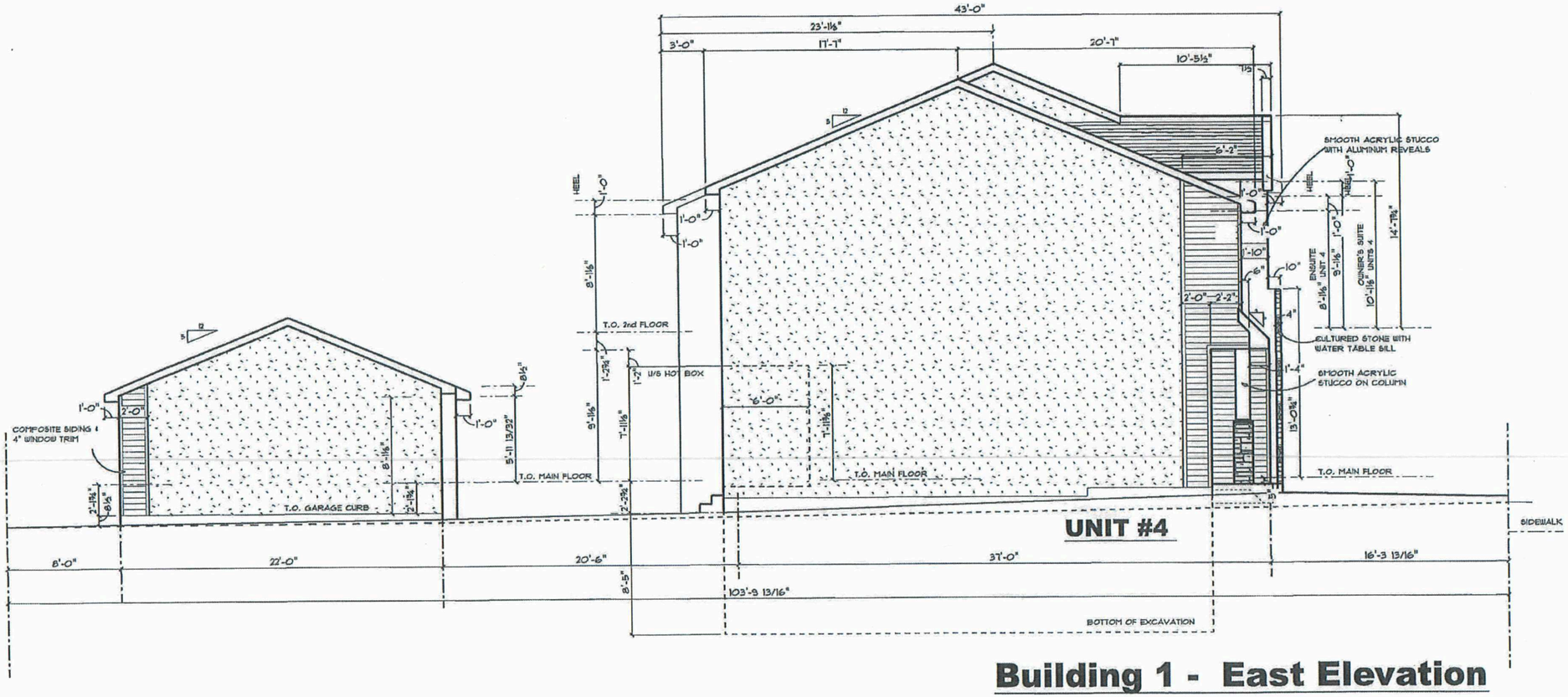

Building 1 - East Elevation

SCHEDULE "A" page 9 of 32

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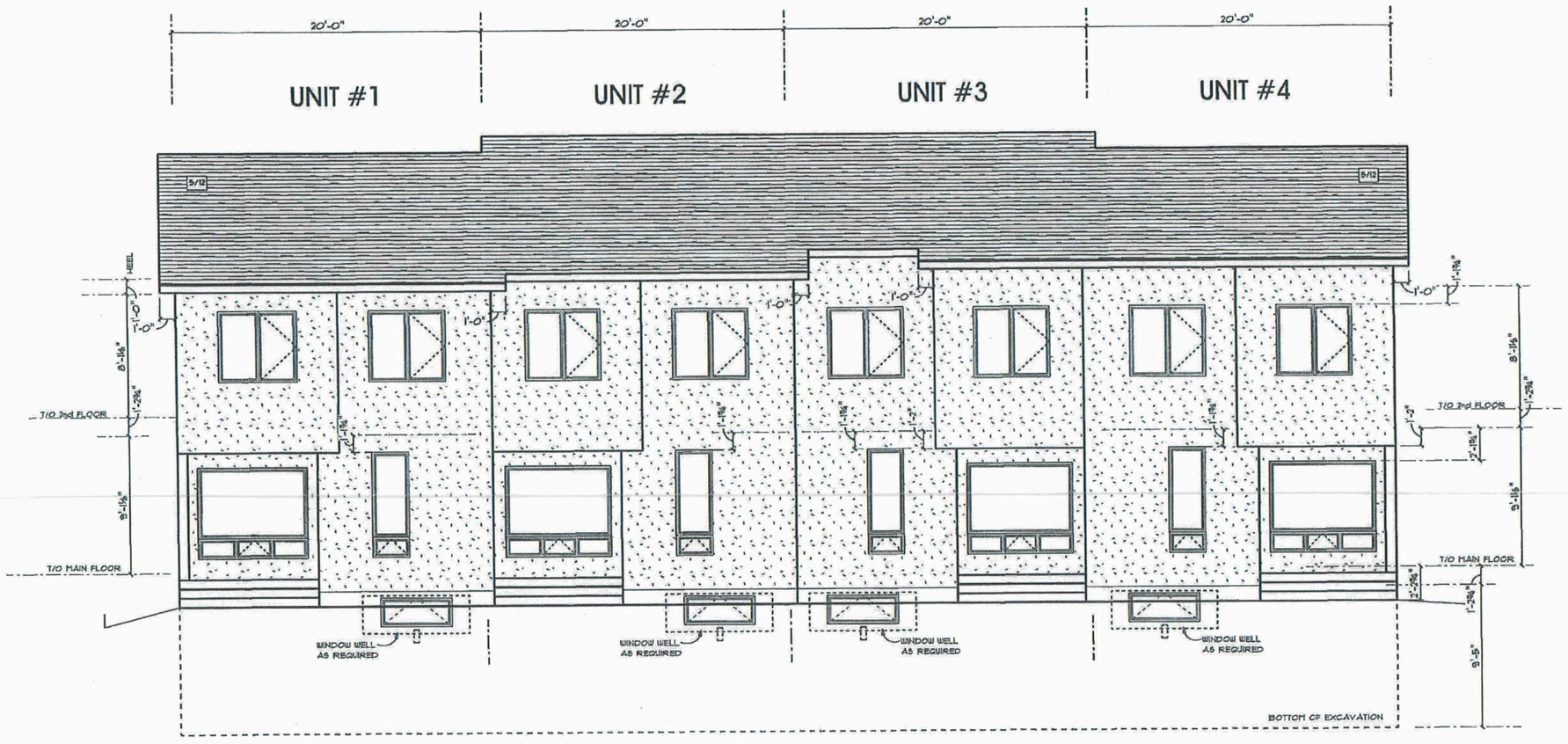

Building #1 - South Elevation

SCHEDULE "A" page 10 of 32

To Zoning Agreement: DASZ: 50/2013

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BUILDING- 2

SCHEDULE "A" page 11 of 32

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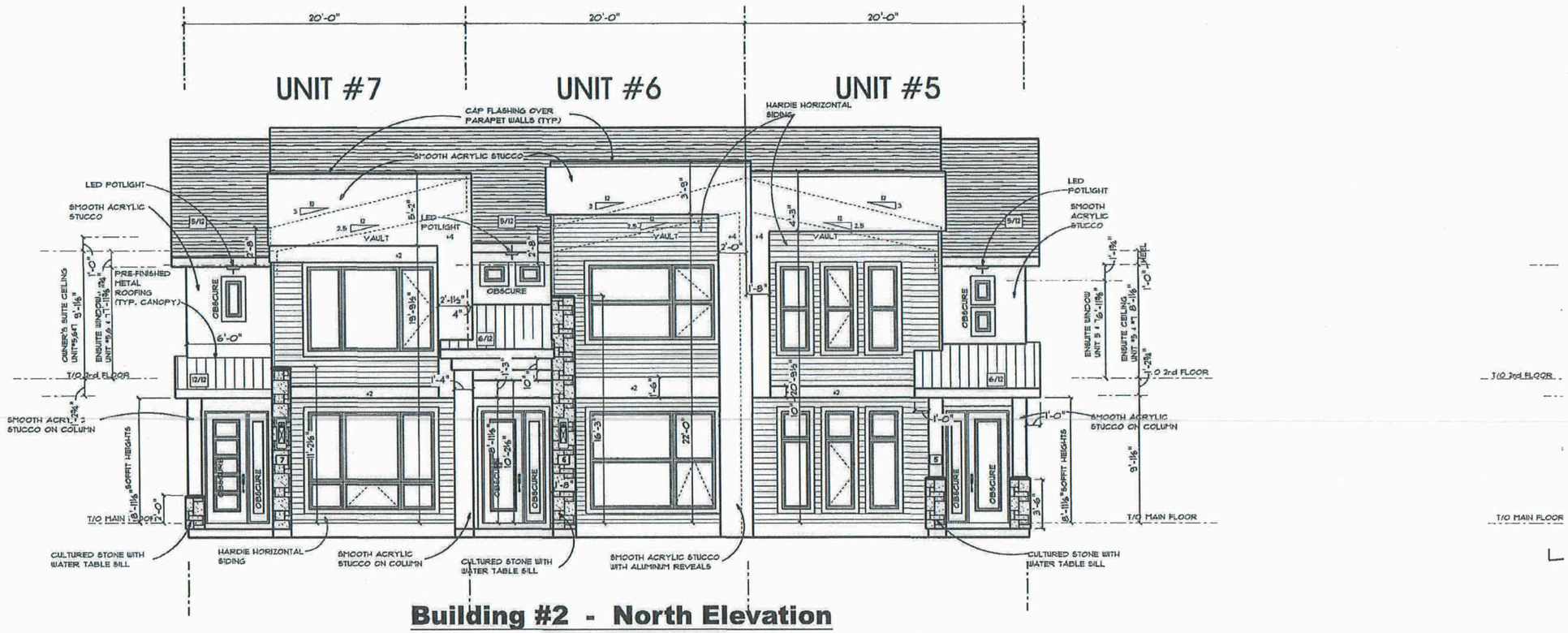

Building #2 - North Elevation

FACING COUTURE CRESCENT

SCHEDULE "A" page 12 of 32

To Zoning Agreement: DASZ: 50/2013

By-Law No.: 72/2014

Winnipeg

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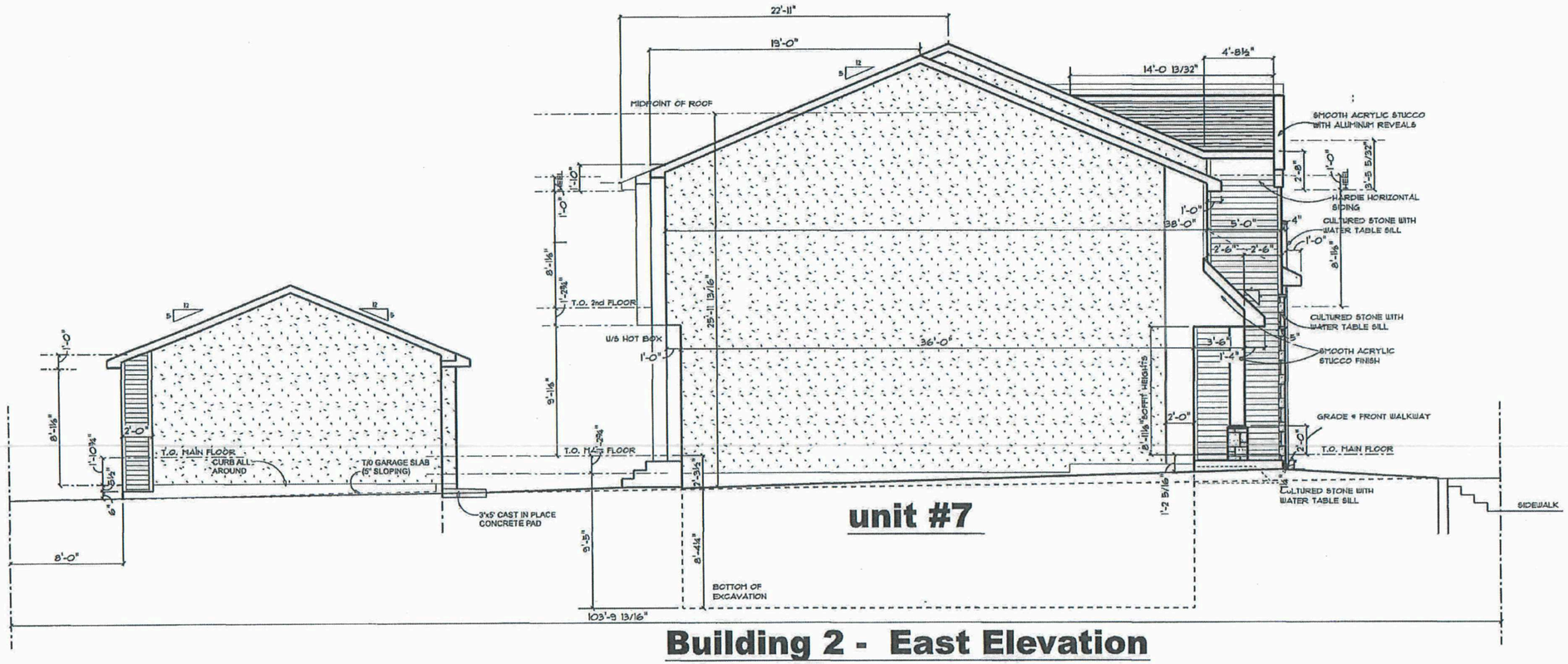

Building 2 - East Elevation

SCHEDULE "A" page 13 of 32

To Zoning Agreement: DASZ: 50/2013

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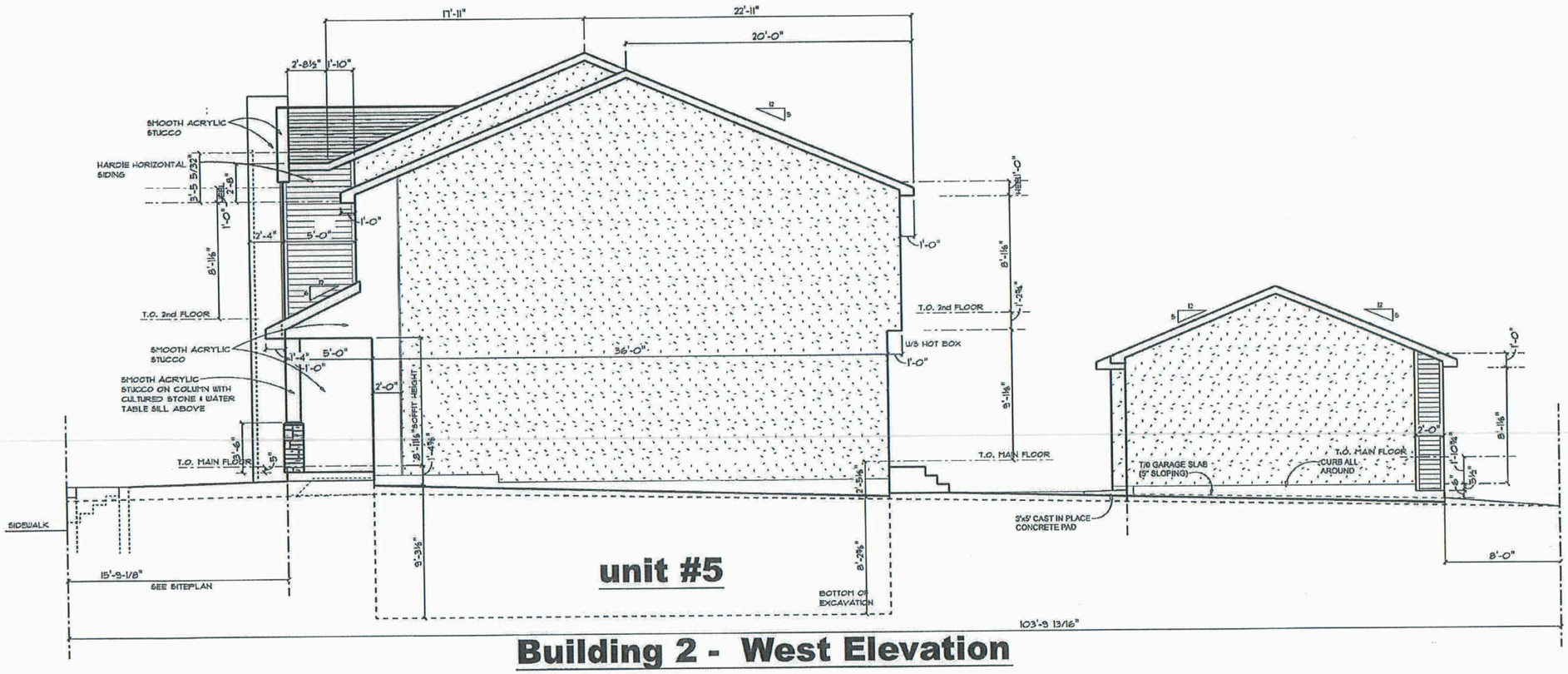

Building 2 - West Elevation

SCHEDULE "A" page 14 of 32

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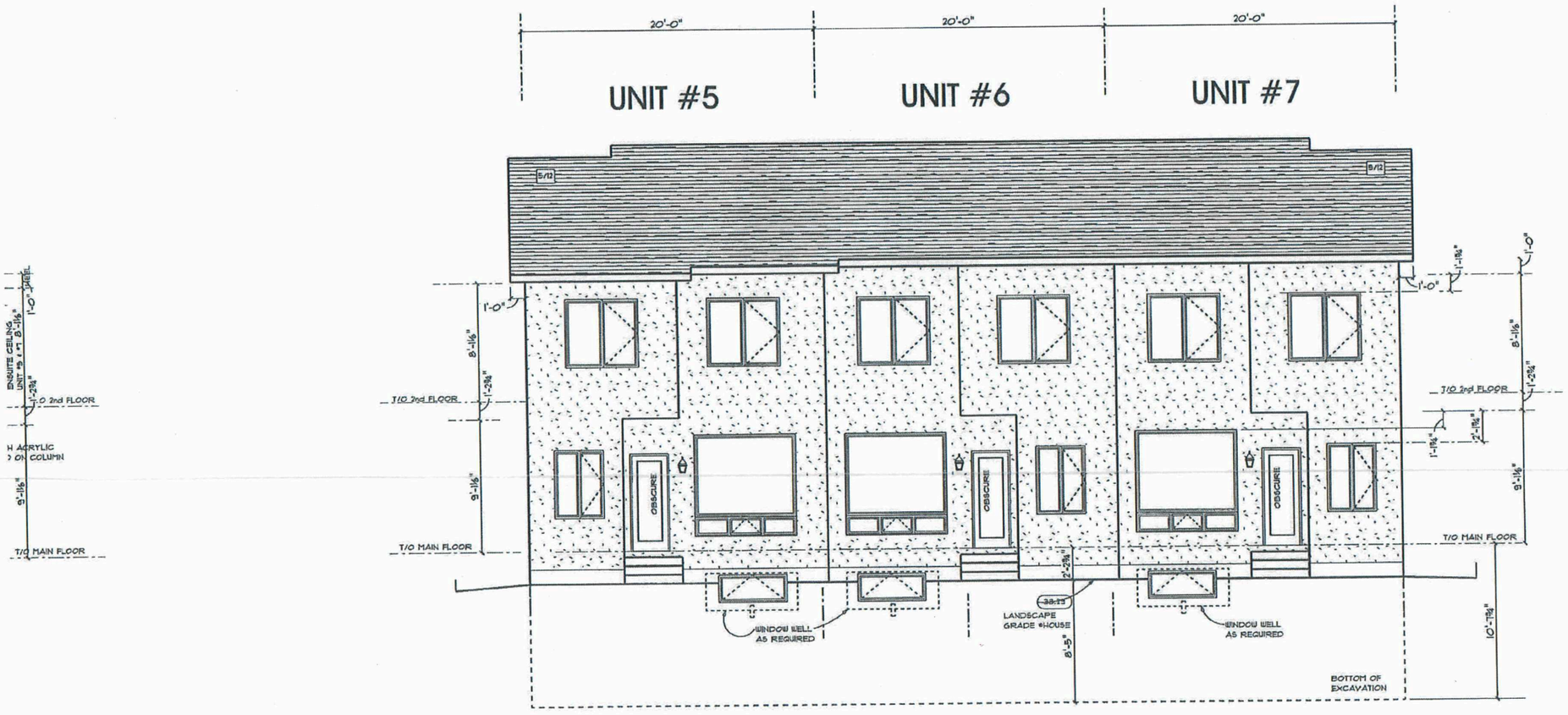

Building #2 - South Elevation

SCHEDULE "A" page 15 of 32

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By-Law No.: 72/2014

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BUILDING- 3

SCHEDULE "A" page 16 of 32

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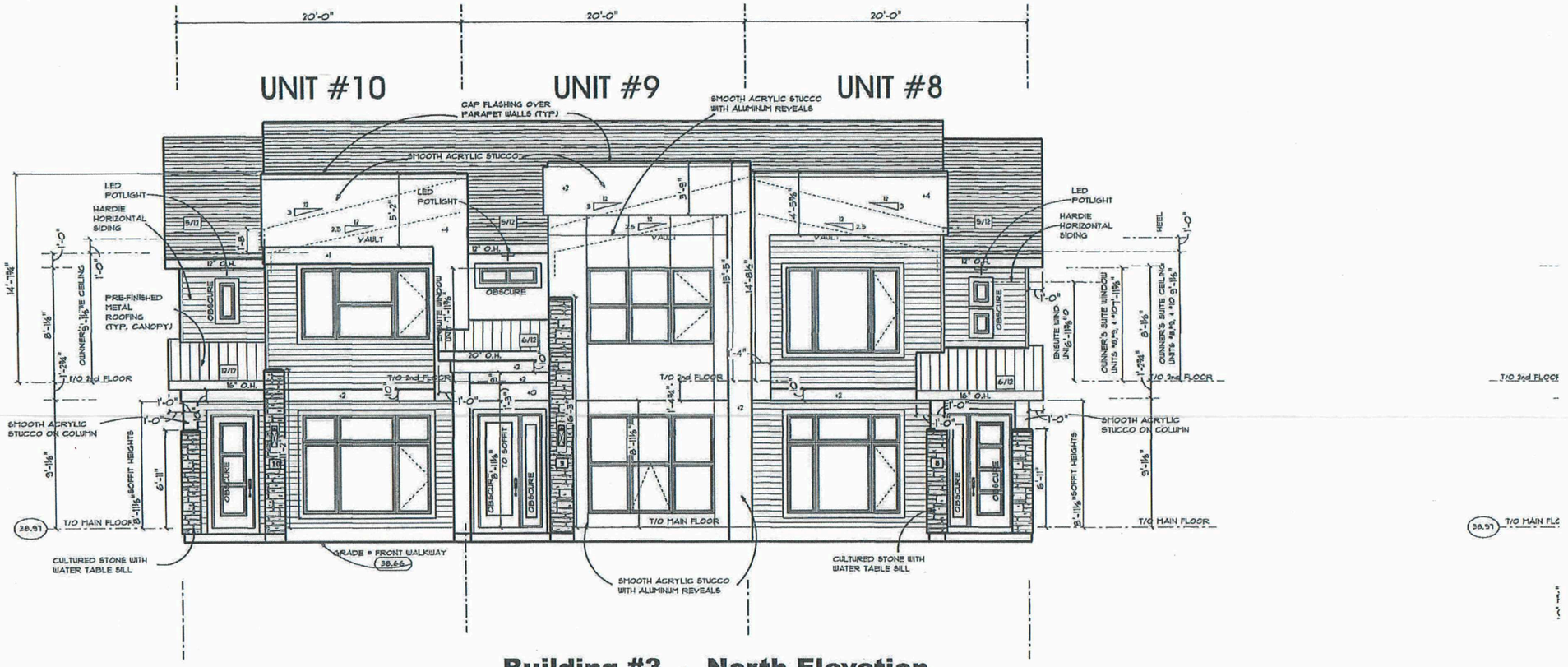

Building #3 - North Elevation
FACING COUTURE CRESCENT

SCHEDULE "A" page 17 of 32

To Zoning Agreement: DASZ: 50/2013

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Winnipeg

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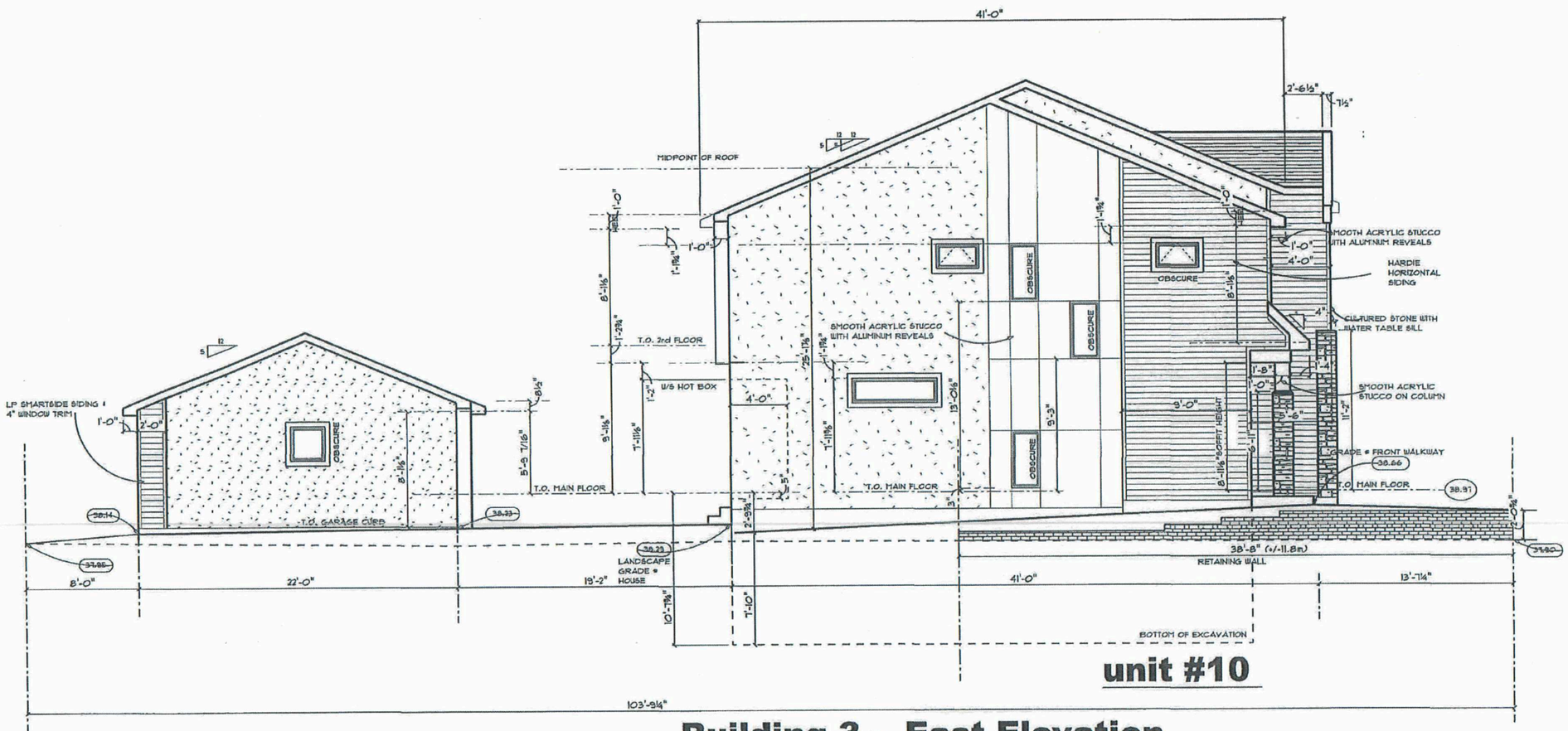

unit #10

Building 3 - East Elevation
ALONG KESTREL WAY

SCHEDULE "A" page 18 of 32

To Zoning Agreement: DASZ: 50/2013

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Winnipeg

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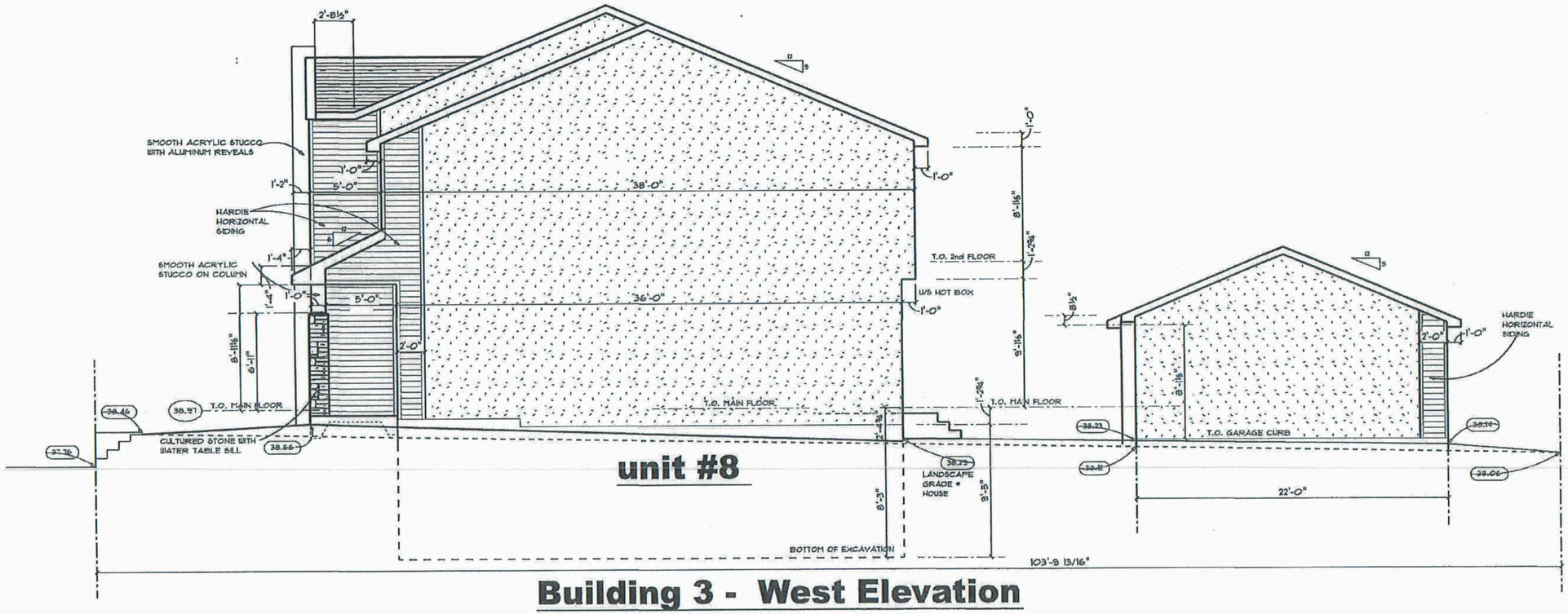

unit #8

Building 3 - West Elevation

SCHEDULE "A" page 19 of 32

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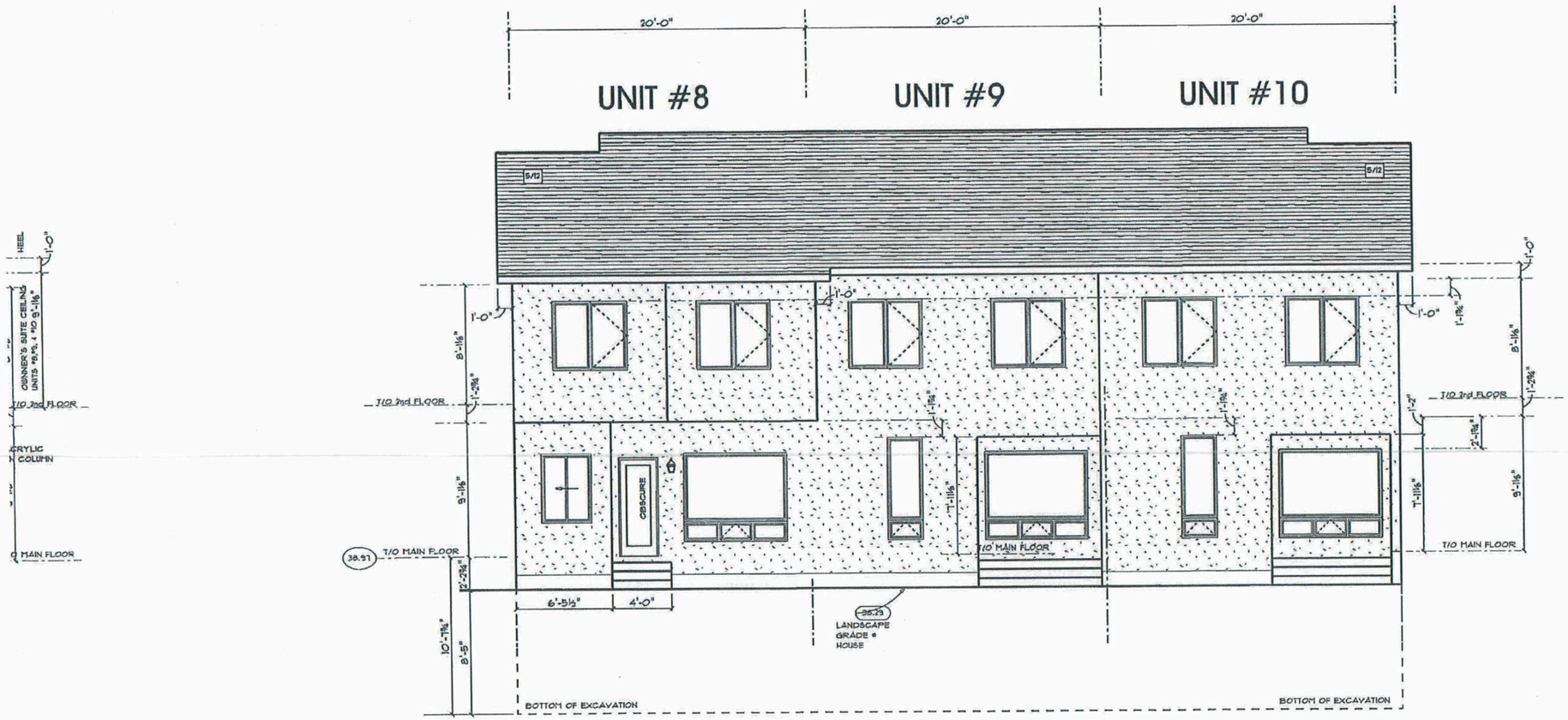

Building #3 - South Elevation

SCHEDULE "A" page 20 of 32

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R -1462 C (left)

#19

McCRINDLE BAY

R -1472 D (right)

#20

McCRINDLE BAY

SCHEDULE "A" page 21 of 32

To Zoning Agreement: DASZ: 50/2013

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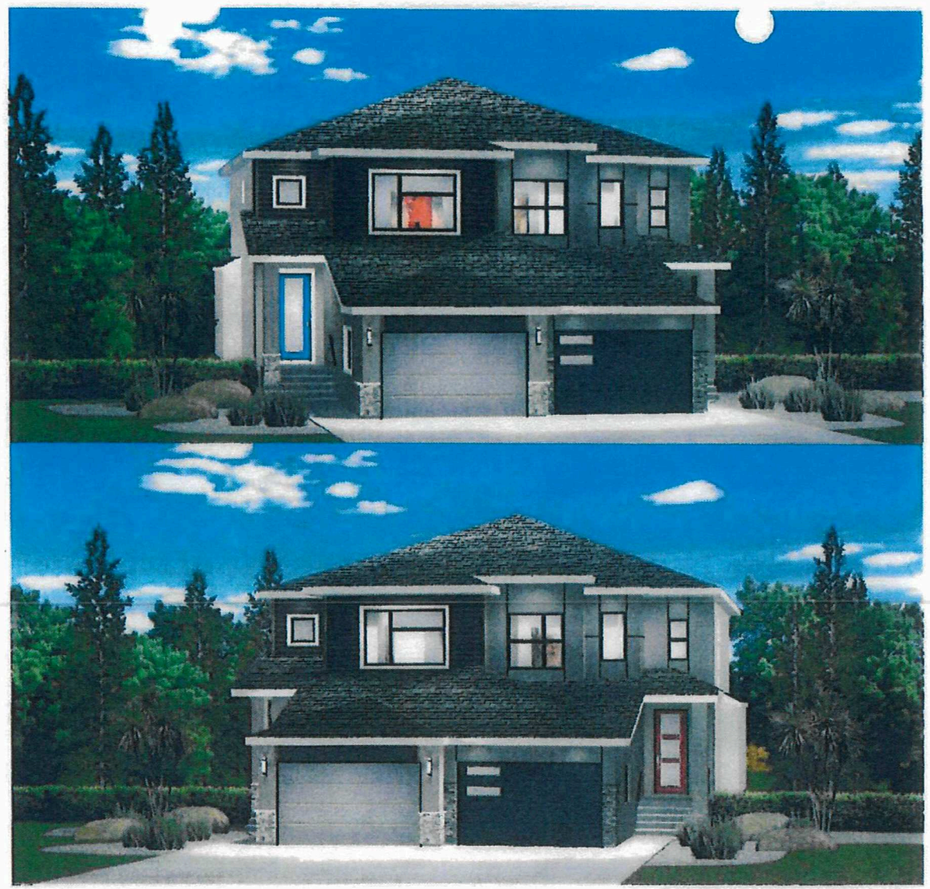

R -1462 B (left)

#21

McCRINDLE Blvd

R -1472 B (right)

#22

McCRINDLE Blvd

SCHEDULE "A" page 22 of 32

To Zoning Agreement: DASZ: 50/2013

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R -1462 A (left)

#17

MCCRINDLE BAY

R -1462 A (right)

#18

MCCRINDLE BAY

SCHEDULE "A" page 23 of 32

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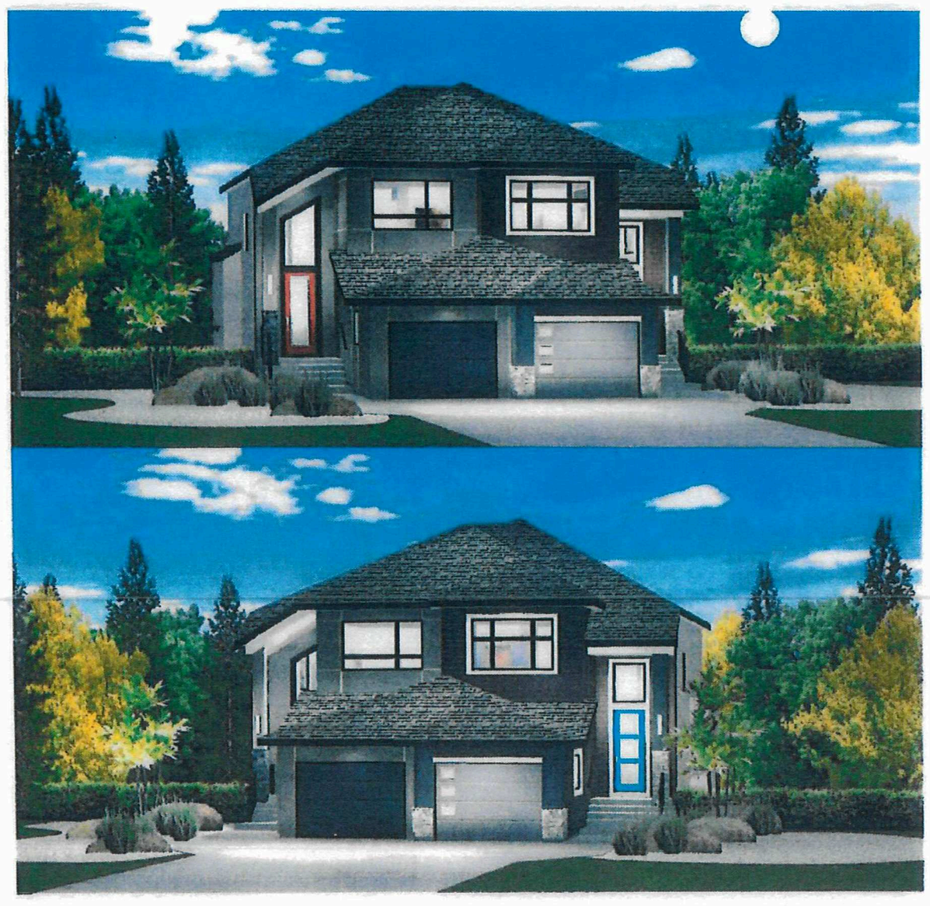

R -1398 C (left)

#11
ZIMMERMAN DR.

R -1398 C (right)

#12
ZIMMERMAN DR.

SCHEDULE "A" page 24 of 32

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R -1398 B (left)

#13

ZIMMERMAN DR.

R -1398 B (right)

#14

ZIMMERMAN DR.

SCHEDULE "A" page 25 of 32

To Zoning Agreement: DASZ: 50/2013

By-Law No.: 72/2014

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R -1398 A (left)

#15

ZIMMERMAN DR.

R -1398 A (right)

#16

ZIMMERMAN DR.

SCHEDULE "A" page 26 of 32

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STUCCO EXTERIOR W/ HORIZONTAL HARDIE SIDING AND TRIMS, TEXTURED ACRYLIC STUCCO FINISH WITH REVEALS AND CULTURED STONE AS SHOWN.

9'-0" MAIN FLOOR WALLS
MAINTAIN STANDARD HEADER HEIGHTS UNLESS OTHERWISE NOTED

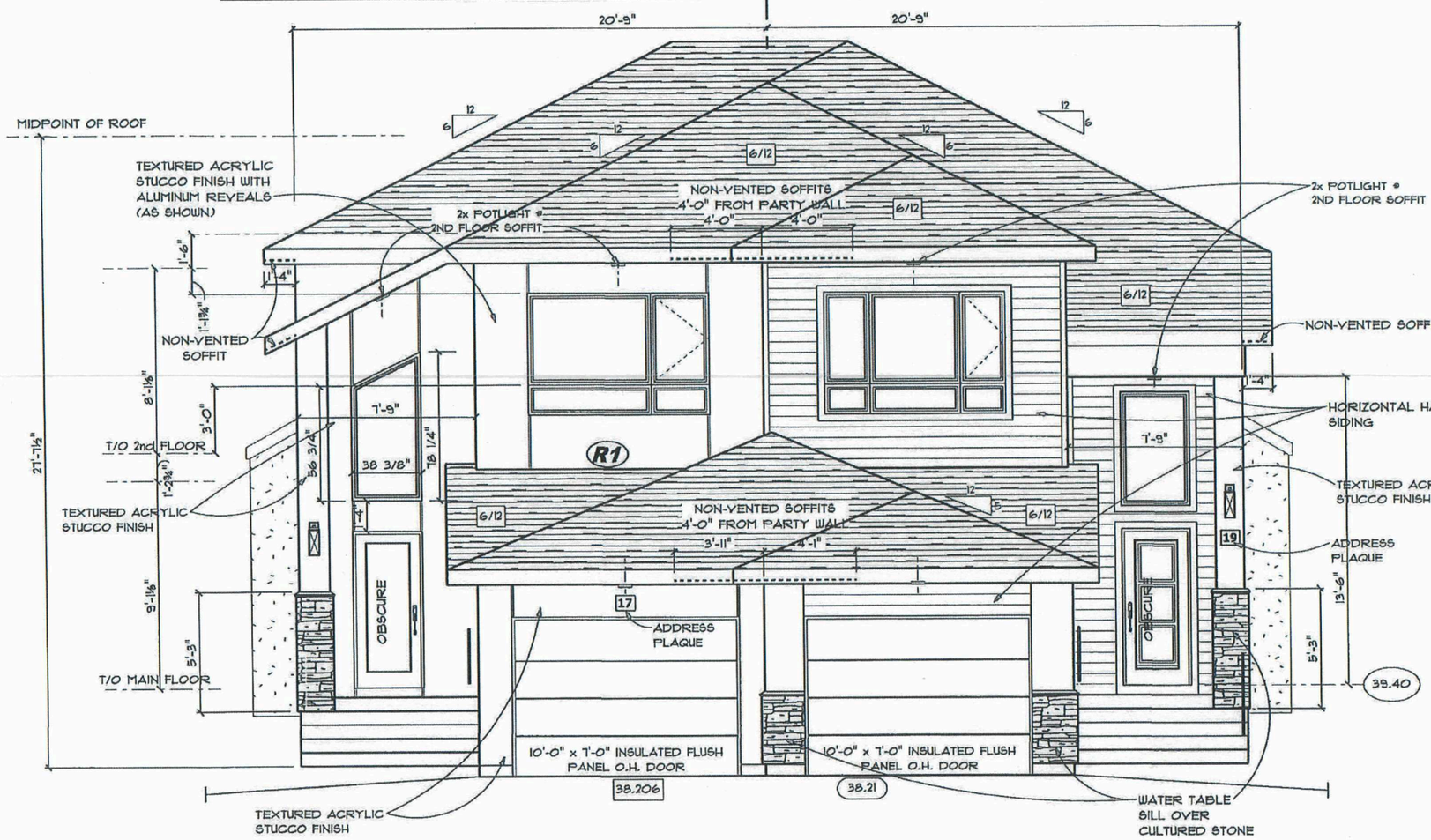
COLORED WINDOWS & DOOR FRAMES EXCEPT BASEMENT

#14 WEB JOIST FOR MAIN & SECOND FLOOR

TYPICAL ELEV. CONSTRUCTION NOTES:
-CAULK JOINTS BETWEEN DISSIMILAR MATERIALS
-FLASH ALL UNPROTECTED EXTERIOR OPENINGS
-FLASH ALL HORIZONTAL INTERSECTIONS OF DIFFERING WALL FINISHES
(as per 9.27.3.8 of the National Building Code)

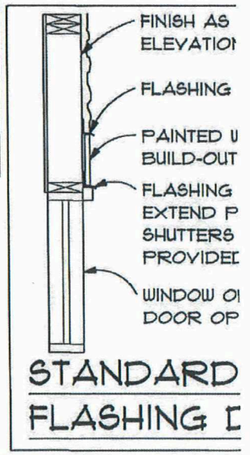
UNIT 11
R1398c-L

UNIT 12
R1398c-R

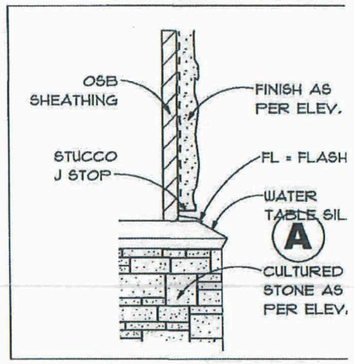


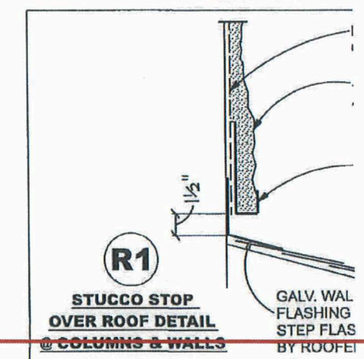
FRONT ELEVATION

ZIMMERMAN DRIVE



STANDARD FLASHING D





SCHEDULE "A" page 27 of 32

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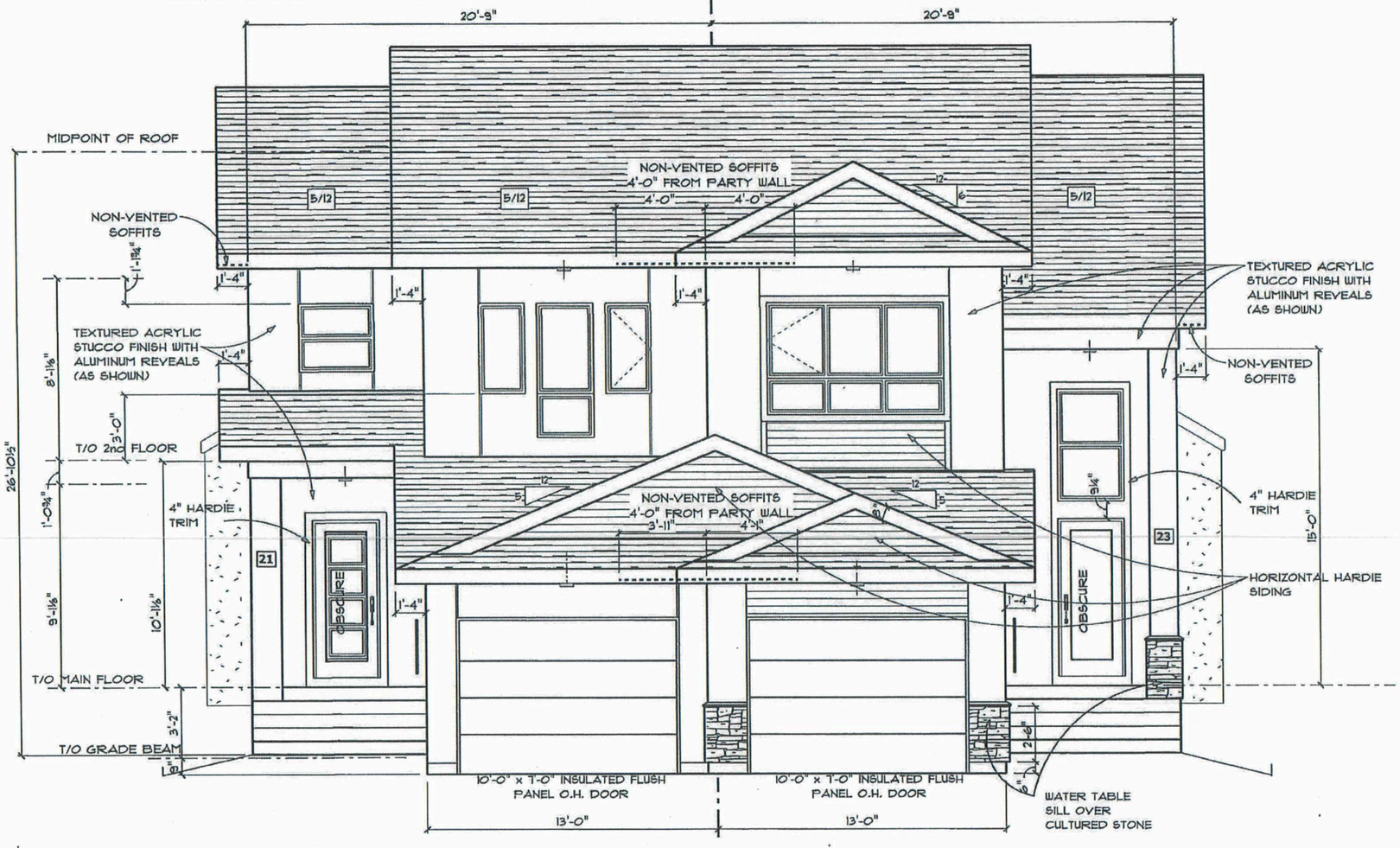
#14 WEB JOIST FOR MAIN & SECOND FLOOR

DIFFERING WALL FINISHES
(as per 9.27.3.8 of the National Building Code)

COLORED WINDOWS & DOOR FRAMES EXCEPT BASEMENT

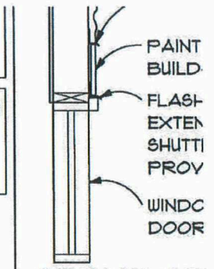
UNIT 13
R1398b-L

UNIT 14
R1398b-R

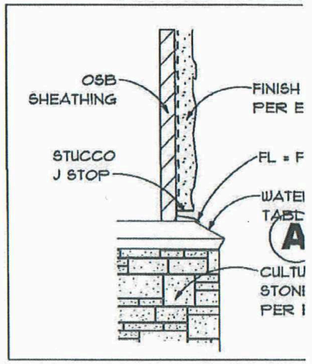


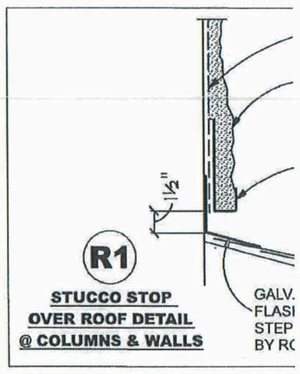
FRONT ELEVATION

ZIMMERMAN DRIVE



STANDAR
FLASHING





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To Zoning Agreement: DASZ: 50/2013

By-Law No.: 72/2014

Winnipeg

Zoning Officer	Sarbjit Singh	06/26/2026
District Planner	R. Galston	08/10/26
Community Clerk		Sept 4/26
Approved for the Director of Planning, Property and Development		

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STUCCO EXTERIOR W/ HORIZONTAL HARDIE SIDING AND TEXTURED ACRYLIC STUCCO FINISH ON FRONT W/ HARDIE BUILDOUTS AND CULTURED STONE AS SHOWN

9'-0" MAIN FLOOR WALLS
MAINTAIN STANDARD HEADER HEIGHTS UNLESS OTHERWISE NOTED

TYPICAL ELEV. CONSTRUCTION NOTES:
-CAULK JOINTS BETWEEN DISSIMILAR MATERIALS
-FLASH ALL UNPROTECTED EXTERIOR OPENINGS
-FLASH ALL HORIZONTAL INTERSECTIONS OF DIFFERING WALL FINISHES
(as per 9.27.3.8 of the National Building Code)

FL = FLASHING

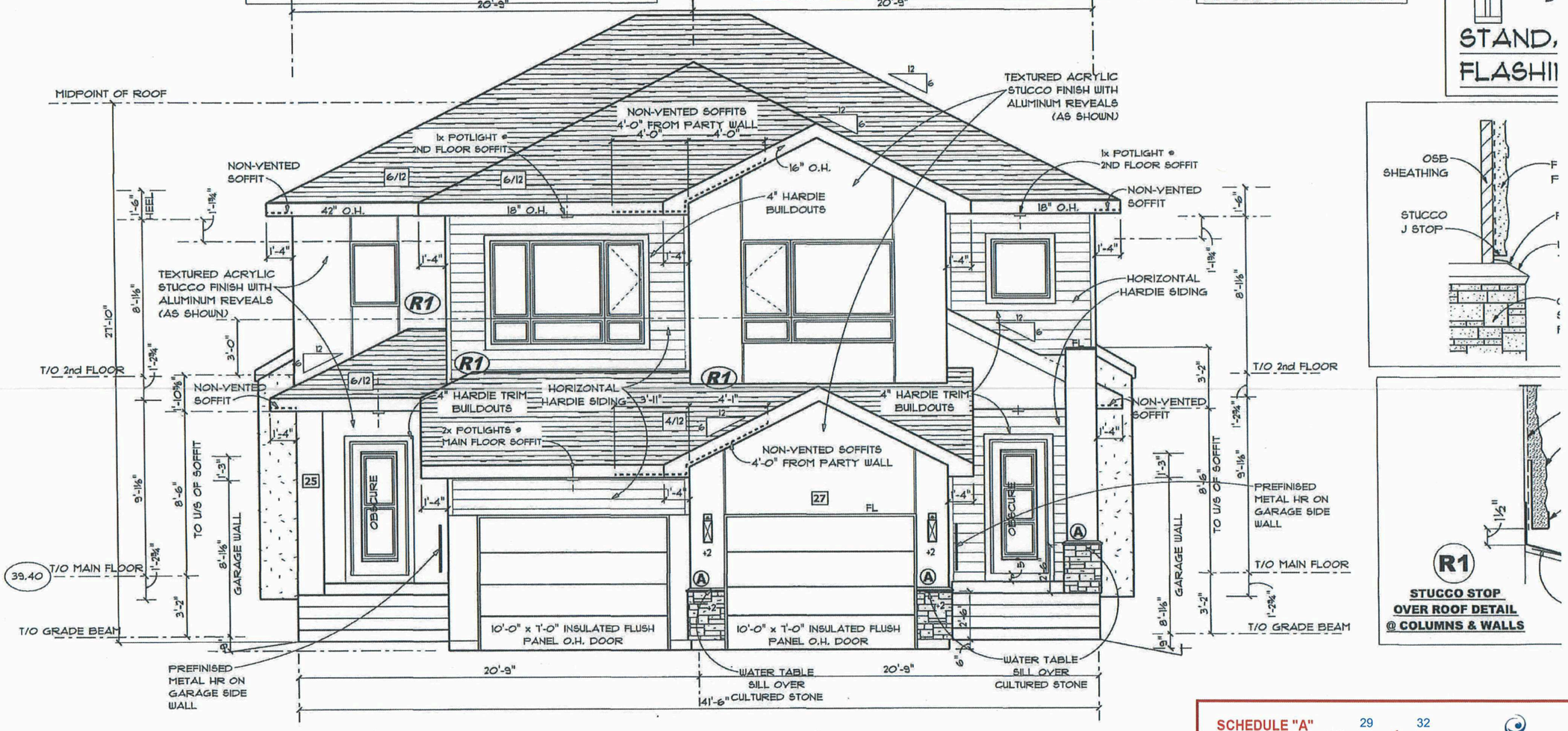
#14 WEB JOIST FOR MAIN & SECOND FLOOR

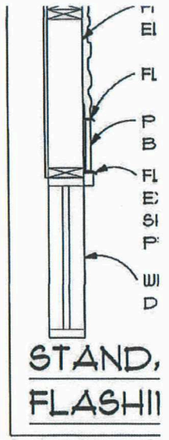
8" ALUMINUM FASCIA ON FRONT ELEVATION 6" @ SIDES & REAR ELEVATIONS (UNLESS NOTED)

UNIT 15 R1398a-L

UNIT 16 R1398a-R

COLORED WINDOWS & DOOR FRAMES EXCEPT BASEMENT





FRONT ELEVATION ZIMMERMAN DRIVE

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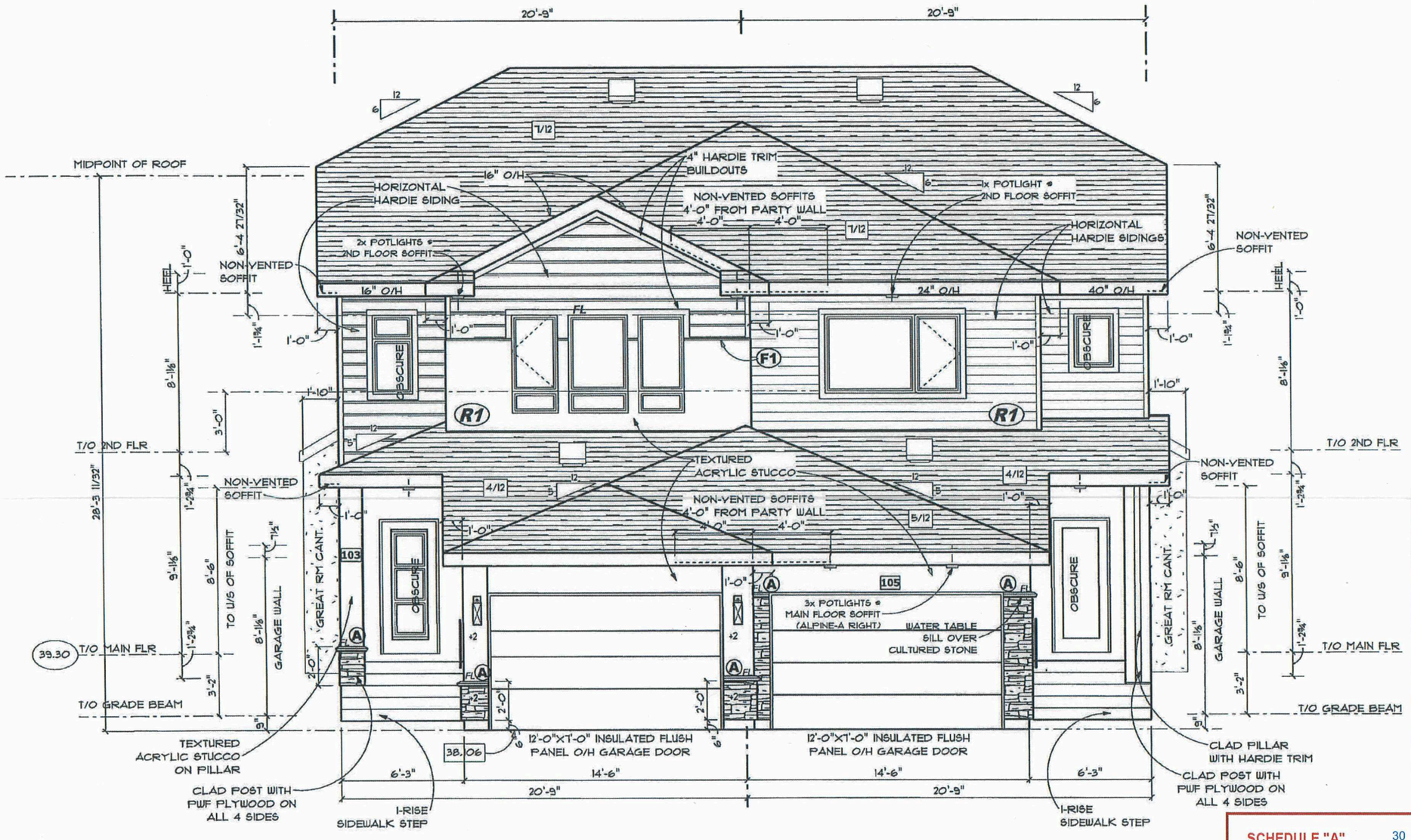
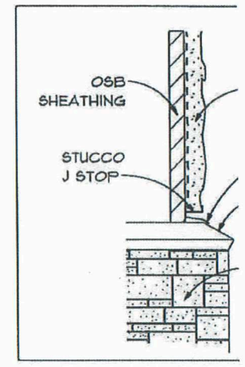
MAIN AND 2ND FLOOR & DOOR FRAMES INCLUDING BASEMENT

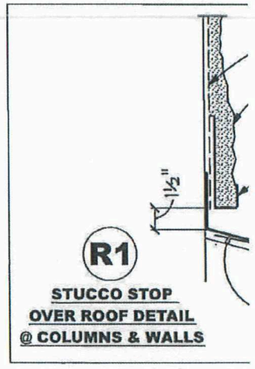
FL = FLASHING

UNIT 17
R-1462a-L

UNIT 18
R-1462a-R







FRONT ELEV

McCLINDLE BAY

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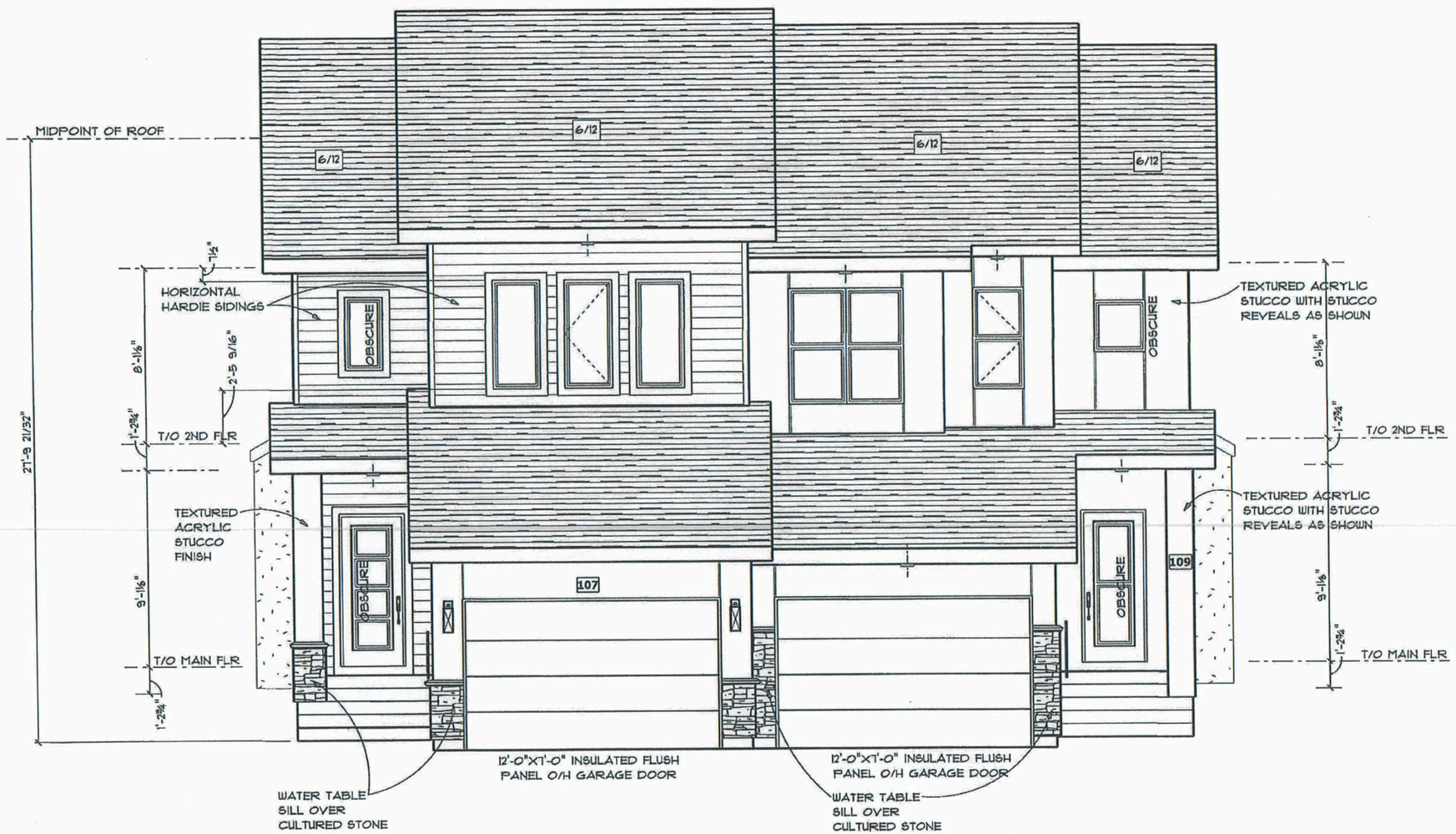
UNLESS OTHERWISE NOTED

UNIT 19
R-1462c

UNIT 20
R-1472d

COLORED FRONT WINDOW & DOOR FRAMES



TOP OF WALL

8'-1 1/8" TO TOP OF 2ND FLOOR

OSB SHEATHING

STUCCO J STOP

R1

STUCCO S
OVER ROOF D
@ COLUMNS &

FRON

Monday, April 6, 2026 S:\PI

McCRINDLE BLVD.

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(as per 9.27.3.8 of the National Building Code)

6" @ SIDES & REAR ELEVATIONS (UNLESS NOTED)

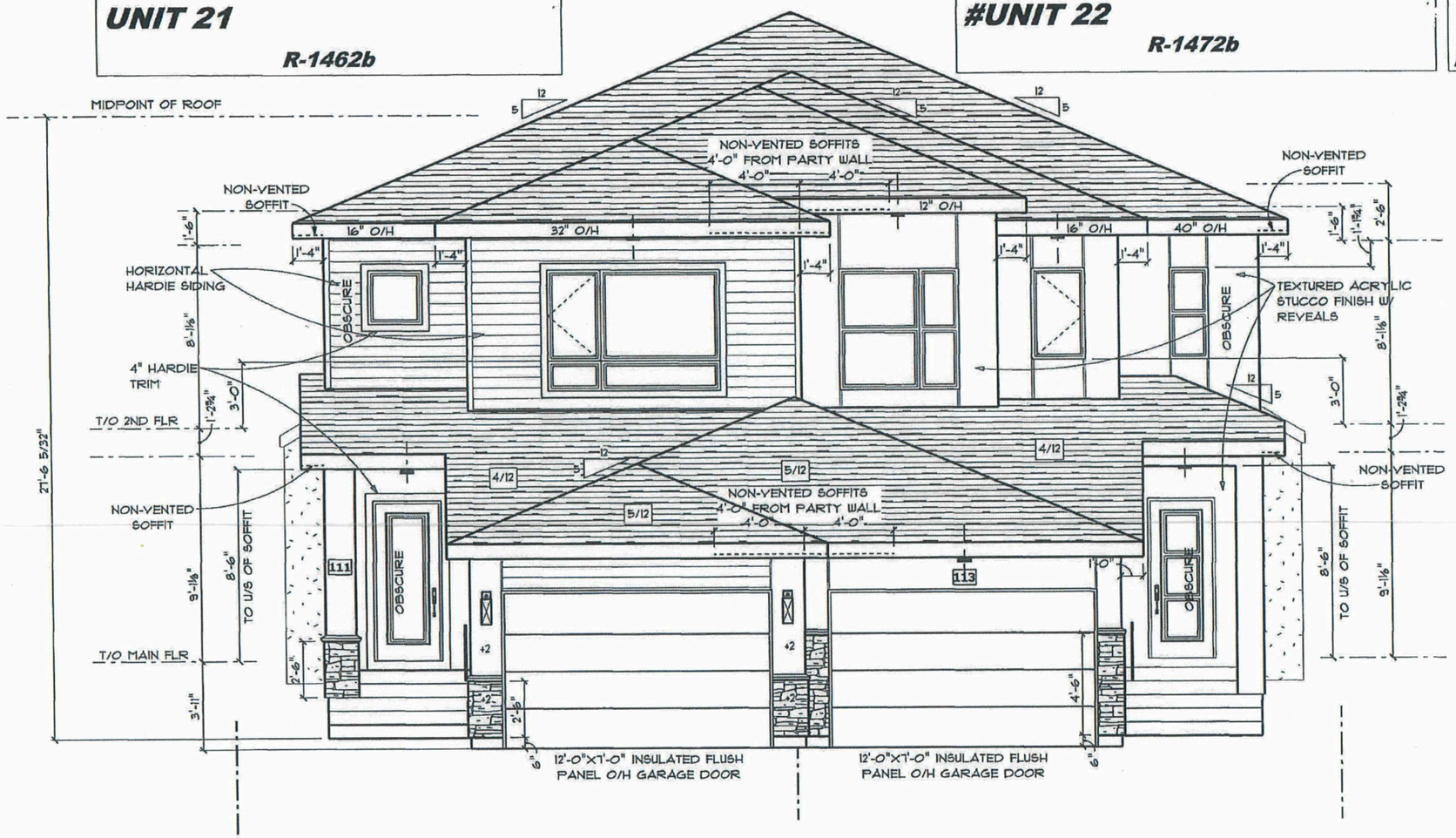
9'-0" MAIN FLOOR WALLS
MAINTAIN STANDARD HEADER HEIGHTS UNLESS OTHERWISE NOTED

STUCCO EXTERIOR W/ HORIZONTAL HARDIE SIDING, TEXTURED ACRYLIC STUCCO AND CULTURED STONE AS SHOWN

UNIT 21
R-1462b

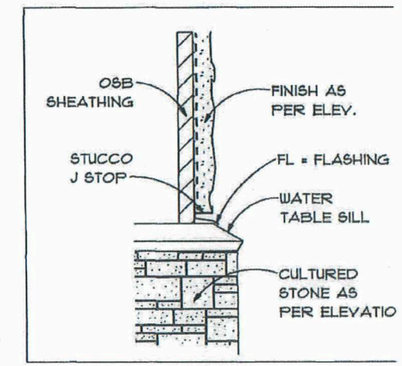
#UNIT 22
R-1472b

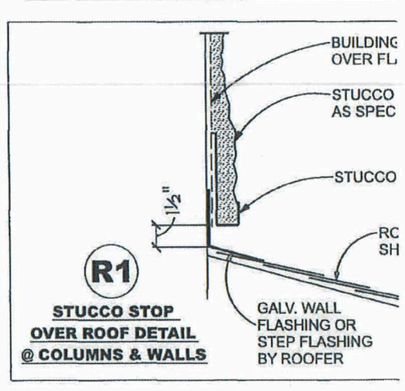
COLORED WINDOWS & DOOR FRAMES INCLUDING BASEMENT



FRONT ELEVATION

McCRINDLE BAY





R1
STUCCO STOP OVER ROOF DETAIL @ COLUMNS & WALLS

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