Agenda – Standing Policy Committee on Property and Development – September 9, 2026

Moved by Councillor

That Rule 10(3) of The Procedure By-law No. 50/2007 be suspended in order that the following item, which was received less than four business days preceding the committee meeting, be considered by Committee.

ADDENDUM REPORTS

Item No. 30 **Proposed Opening of Headmaster Row and Stanley Copp Street, East of Lagimodière Boulevard**
(North Kildonan Ward)
File DAO 1/2023

COMMUNITY COMMITTEE RECOMMENDATION:

On September 3, 2026, the East Kildonan-Transcona Community Committee concurred in the recommendation of the Winnipeg Public Service and recommended to the Standing Policy Committee on Property and Development:

1. That subject to Recommendation 2, the proposed street openings shown on Miscellaneous Plan No.16359/3 (Appendix A), be approved.

2. That upon instructions from the Director, the City Solicitor be instructed to prepare and bring directly to Council for enactment, a by-law to facilitate the street opening in accordance with Miscellaneous Plan No. 16359/3 (the "By-law").

3. That the Proper Officers of the City be authorized to do all things necessary to implement the intent of the foregoing.

DECISION MAKING HISTORY:

COMMUNITY COMMITTEE RECOMMENDATION:

On September 3, 2026, the East Kildonan-Transcona Community Committee concurred in the recommendation of the Winnipeg Public Service and forwarded the matter to the Standing Policy Committee on Property and Development.

ADMINISTRATIVE REPORT

Title: Proposed opening of Headmaster Row and Stanley Copp Street, east of Lagimodière Boulevard - File No. DAO 1/2023

Critical Path: East Kildonan-Transcona Community Committee – Standing Policy Committee on Property and Development – Executive Policy Committee – Council

AUTHORIZATION

Author	Department Head	CFO	CAO
D. Villamor	N/A	N/A	N/A

EXECUTIVE SUMMARY

The Public Service is proceeding with an application to legally open Headmaster Row and Stanley Copp Street, both east of Lagimodière Boulevard. The proposed street openings are shown on Miscellaneous Plan No.16359/3 and the Aerial Diagram attached to this report (see Appendices A and B). The proposed street openings will result in alignment with the existing street limits.

The Public Service recommends approval of the proposed opening.

RECOMMENDATIONS

1. That subject to Recommendation 2, the proposed street openings shown on Miscellaneous Plan No.16359/3 (Appendix A), be approved.

2. That, upon instructions from the Director, the City Solicitor be instructed to prepare and bring directly to Council for enactment, a by-law to facilitate the street opening in accordance with Miscellaneous Plan No. 16359/3 (the “By-law”).

3. That the proper officers of the City be authorized to do all things necessary to implement the intent of the foregoing.

REASON FOR THE REPORT

Council approval is required before land can be legally opened as a street, lane or public right-of-way.

Dedication of land as a street, lane or public right-of-way requires a by-law pursuant to Section 139 of The City of Winnipeg Charter.

Under the Street Names By-law No. 115/2011, only street names from the Reserve List for a particular Community Committee may be assigned to streets being opened.

Legally opening street is required to limit City liability and allow public use of the land for pedestrian traffic as well as utility improvements.

IMPLICATIONS OF THE RECOMMENDATIONS

All costs associated with the proposed street openings are the responsibility of the Public Works Department. This includes costs for the application fee, survey work and registrations at the Winnipeg Land Titles Office. Costs are considered immaterial in nature and within existing budget.

Stanley Copp will be removed from the Reserve List if the Recommendations of this report are approved.

HISTORY/DISCUSSION

The Public Service is proceeding with an application to legally open Headmaster Row and Stanley Copp Street, east of Lagimodière Boulevard shown illustrated and identified as "Proposed Opening DAO 1/2023 – Area: 8,424.4± m^2 (90,680± ft^2)" on Misc. Plan 16359/3 (Appendix A) and Aerial Diagram (Appendix B) attached to this report. The proposed street openings will allow public use of the land for pedestrian traffic as well as utility improvements.

The Provincial government began works on the Provincial Trunk Highway 59 North (Lagimodière Boulevard) and Provincial Trunk Highway 101 (North Perimeter Highway) interchange project on September 3, 2015. The east leg of the of the intersection was constructed to allow for Headmaster Row to connect to Knowles Avenue and Countryside Way. Although physical improvements were completed for the extension of Headmaster Row and Stanley Copp Street during the Province's interchange project they were not legally opened as right-of-way and dedicated for public use.

Provincial Trunk Highway 59 was opened by Plan No. 9173 registered in the Winnipeg Land Titles Office on April 1, 1966. According to an article from the Winnipeg Free Press, in 1969, the City ran a contest to name the highway. The winning entry, Lagimodière Boulevard, was submitted by a high school student. With that, the highway was legally renamed to Lagimodière Boulevard by By-law No. 1775 passed by Council on April 17, 1970.

On October 10, 2006, Headmaster Row was legally opened on the west side of Lagimodière Boulevard by Plan No. 45497 registered in the Winnipeg Land Titles Office.

Councillor Browaty chose the name Stanley Copp from the Street Name Reserve List for East Kildonan-Transcona, which was added to the Reserve List on April 11, 2006.

Manitoba Hydro, Centra Gas, BellMTS, FlexNetworks, Imperial Oil and Exxon Mobil have all indicated that they have no concerns to the proposal.

Bell Canada, Rogers Communications Canada Inc., Rogers Communication Partnership, Telus Communications, Teraspan Networks Inc., Fibre.Ca Inc., Crown Pipeline Ltd., TC Enery, Canadian National Railway Company, Canadian Pacific Railway did not respond to the circulation of the proposal.

The proposed street opening was circulated to the Ward Councillor and City Departments. The Public Service has no concerns with the proposal and recommends approval of the proposed street opening.

CONSULTATION

This Report has been prepared in consultation with:

- Legal Services Department (as to legal issues)
- Public Works Department – Transportation Division
- Ward Councillor

OURWINNIPEG POLICY ALIGNMENT

The proposed street openings aligns with the following goal and objective of OurWinnipeg 2045:

Goal: City Building
Objective 2: Integrate resilient land use, transportation, and infrastructure planning and investments.

Ensure that land use, transportation, and infrastructure planning are aligned to provide the conditions for compact, complete, and connected communities, supported by sustainable transportation options and municipal infrastructure capacity.

WINNIPEG CLIMATE ACTION PLAN ALIGNMENT

The proposed street openings aligns with the following strategic opportunity and key directions of the City's Climate Action Plan:

Strategic Opportunity #3: Advancing Sustainable Transportation – Increasing Mobility Options and Shift to Zero Emission Vehicles
This Opportunity emphasizes the need to increase travel options providing greater access and options for walking, cycling and connectivity to public transit systems.

Key Directions:
3.1 Improve active transportation connectivity to transit services by installing sidewalks and cycling routes to link stops with surrounding community.
3.4 Prioritize capital investments in active transportation to establish connected and integrated corridors for walking and cycling.

WINNIPEG POVERTY REDUCTION STRATEGY ALIGNMENT

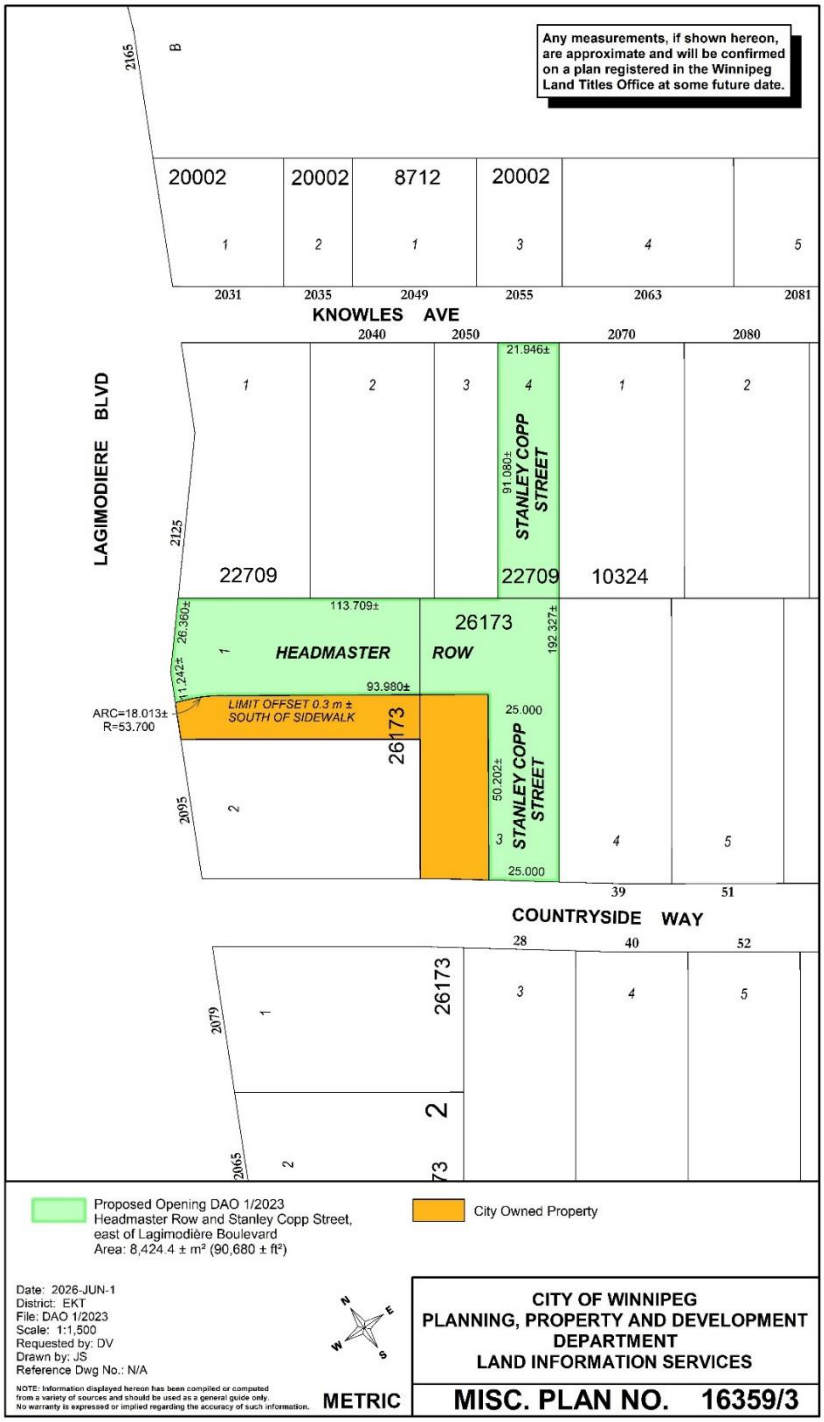
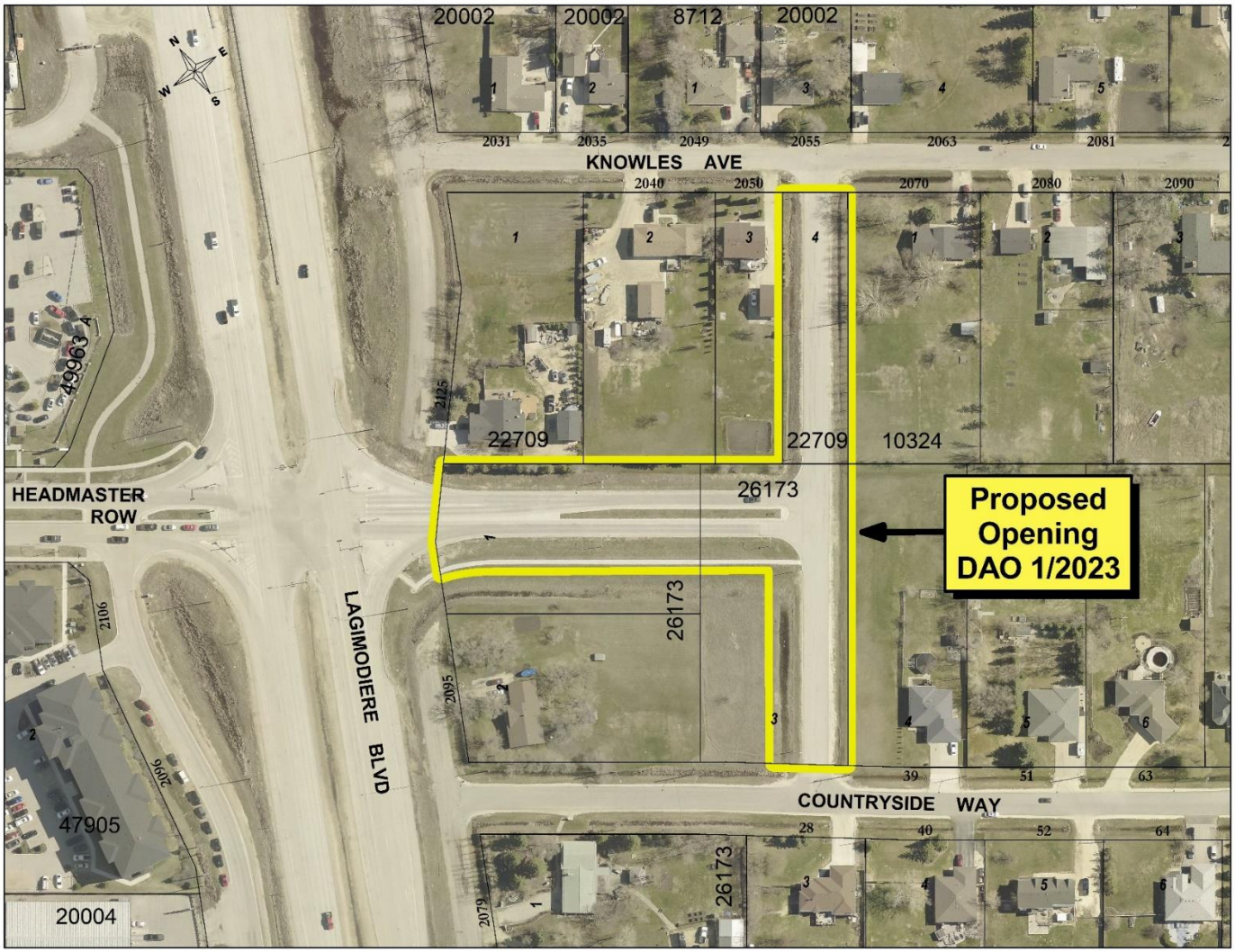
The proposed street openings aligns with the Winnipeg Poverty Reduction Strategy by increased interconnectivity to employment and affordable goods and services through increased access to public transportation services.

SUBMITTED BY

Department: Planning, Property and Development Department
Division: Real Estate and Land Development
Prepared by: Danielle Villamor
Date: July 17, 2026
File No: DAO 1/2023

Attachments:
Appendix A: Miscellaneous Plan 16359/3
Appendix B: Aerial View of Proposed Opening

APPENDIX A – MISCELLANEOUS PLAN 16359/3



APPENDIX B – AERIAL VIEW OF PROPOSED OPENING