



5 Pedestrian view looking towards 150 Henry.

6 Pedestrian view from the corner of Higgins Avenue and Austin Street. Underground parking could be integrated with a unique green space.



Sky View of Point Douglas redevelopment showing such features as underground parking, pavillion with green space for events such as a farmers market, mixed-use walkable environments, green roofing, etc...



Metis Economic
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150 Henry Avenue Building Expansion & Point Douglas Redevelopment

The Metis Economic Development Organization (MEDO) and the Manitoba Metis Federation (MMF) respectfully request land and property in the South Point Douglas area. Specifically we are requesting the green space immediately adjacent to 150 Henry Avenue on the southeast of the property as well as the green space immediately north of Henry Avenue and east of Austin Street.

The MMF is the government of the Metis people of Manitoba. Founded in 1967 to represent the cultural, social and political interests of the Metis, the Federation's Home Office has been located in South Point Douglas since 2004. The MMF Home Office houses its key service delivery agencies and departments dedicated to maintaining and improving quality of life for its over 40,000 members and the estimated 100,000 Metis citizens province-wide. MMF services include but are not limited to Metis Child and Family Services, Health and Wellness, the Adult Learning Centre, Metis Justice Institute, Community Housing Managers and the Provincial Recruitment Initiative.

The Metis have a long historical relationship with the City of Winnipeg. The original settlements within present-day Winnipeg were founded by the Metis. In 1855, the Council of Assiniboia appointed Metis William Ross the first Post Master for Red River. The postal service was operated out of Ross's home on Market Avenue. The land on which City Hall itself rests was gifted to Winnipeg by a Metis family in the early 1870s. The world famous and long-running Festival du Voyageur was co-founded by Metis George Forest in 1970.

Today, the Metis commitment to Winnipeg's community continues with such MMF programs as It's My Community Too in partnership with the City. The Federation also partners with many Winnipeg-based businesses on workforce training opportunities and works to provide affordable housing for many Winnipeg residents. The MMF and MEDO together are looking to further their community participation in Point Douglas.

MEDO and the MMF in conjunction with Landstar Development Corporation and Ledcor CMI Ltd. seek to redevelop land within the Point Douglas area beginning with the MMF home office at 150 Henry Ave. Our strategy includes moving our over 300 community focused businesses and programs into the neighbourhood. The intent of the expansion is to attract new tenants, which will supply a revenue stream to support both existing and future programs.

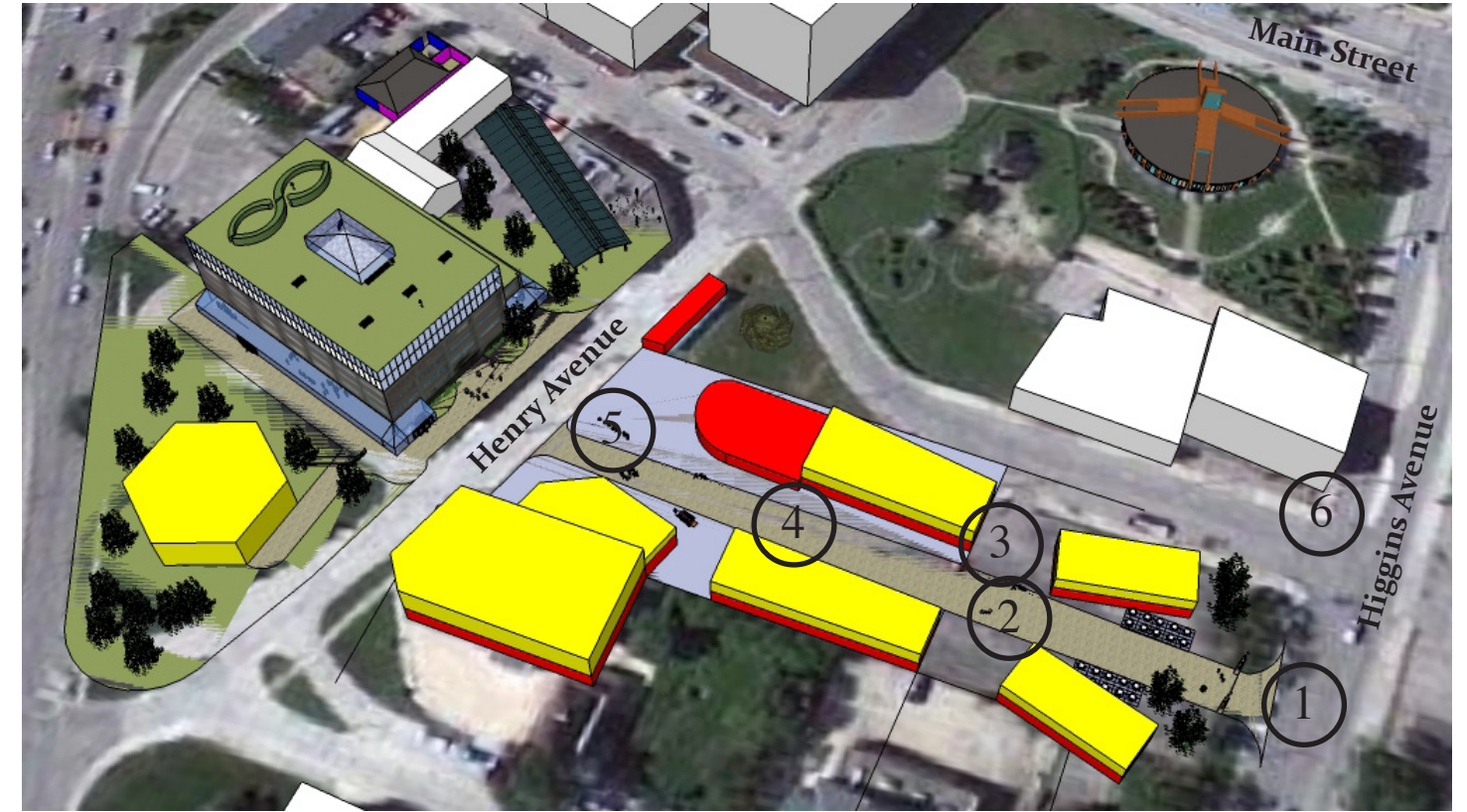
The expansion will also create a village concept urban retail and service centre that will support local and Metis history and identity, while working together with the existing Point Douglas community to engage in holistic and socially conscious development. Self-sufficiency and self-determination are necessary goals for all Metis so that they may live better within our urban environment. Our development plan for Point Douglas works to realize these goals, and contribute to the interest and benefit the Point Douglas community and its revitalization.



150 Henry and Point Douglas Redevelopment Project



150 Henry Avenue can be the catalyst for redevelopment in the Point Douglas Area.



Legend:

- Residential Development
- Commercial Development

Sketch model of a potential development layout in the Point Douglas Area. The following images depict the pedestrian views of what this development could potentially look like.



Pedestrian view looking South From Higgins Ave.



Pedestrian view looking South along new developments consisting of mixed use buildings and walkable environments.



Pedestrian view of greenspace on the top of underground parking structure.



Pedestrian view looking South towards 150 Henry Ave.