

This letter of advice is intended to help you complete Manitoba Hydro's **Winnipeg River System Application for Shore Lands Development**.

The information you provide allows Manitoba Hydro's Shore Lands staff to ensure your proposal complies with federal, provincial, and municipal laws and regulations, and that it follows Manitoba Hydro's Shore Lands Use Guidelines. If information is missing or incomplete, your application may be delayed, returned for more information, or denied.

There is no 'one size fits all' solution for decks and gazebos, as river conditions differ from area to area. In addition to the laws and regulations mentioned above, Manitoba Hydro considers impact to the environment, safety of people on or around the works, bank stability, and impact to neighbouring property owners, among other matters. Because of this, Shore Lands staff reserves the right to a final decision regarding any application for works to be placed on corporation property.

Some rules to keep in mind regarding decks and gazebos:

- they must be located at least 1.5 metres or 5 feet from the adjacent (neighbouring) property line;
- they must be continuously non-habitable;
- they cannot have running water, air conditioning or heating, washroom facilities, beds, or any other items that render the building habitable;
- they must remain for day use only.

Your application must include the following:

- total shoreline development, with this project included. Development cannot exceed 30 per cent of the riparian zone (shoreline);
- complete drawings showing all existing structures, as well as the proposed deck or gazebo;
- a list of any vegetation to be removed (such as bushes or trees). A re-vegetation plan must be submitted if vegetation is removed;
- a detailed drawing, if excavation of the shore is required;
- the method to anchor the deck or gazebo;
- a list of the materials used in the construction, including the foundation;
- the distance from the deck or gazebo to the adjacent (neighbouring) property line, including to the shore;
- the dimensions (length, width, and height) of the building;
- the distance of the proposed building to existing structures on the property;
- an indication of whether the deck will have a railing. If the deck is greater than 61 cm or 24 inches in height, it must have a railing.

See reverse side for an example of a drawing to accompany your application. To meet municipal code, the entire structure must reside on Manitoba Hydro property or private property.

Example for illustration purposes only

