



City of Barrie

70 Collier Street
P.O. Box 400
Barrie, ON L4M 4T5

Meeting Agenda General Committee

Monday, December 10, 2018

7:00 PM

Council Chamber

1. CONSENT AGENDA

2. PUBLIC MEETING(S)

2.1 AN APPLICATION FOR AN OFFICIAL PLAN AMENDMENT AND A ZONING BY-LAW AMENDMENT - INNOVATIVE PLANNING SOLUTIONS ON BEHALF OF MDM DEVELOPMENTS - 233, 237, 241 AND 245 DUNLOP STREET WEST (WARD 2) (FILE: D09-069-18 AND D14-1647)

The purpose of the Public Meeting is to review an application for an Official Plan Amendment and a Zoning By-law Amendment submitted Innovative Planning Solutions on behalf of MDM Developments for lands known municipally as 233, 237, 241 and 245 Dunlop Street West and has a total area of 0.72 hectares (1.78 acres).

The lands are considered to be designated 'Residential' and 'Environmental Protection' in the City's Official Plan and are currently zoned 'Multi-Residential Second Density Special Provision No. 189' (RM2)(SP-189) and 'Multi-Residential Second Density Special Provision No. 189, Hold No. 112' (RM2)(SP-189)(H-112) in accordance with Zoning By-law 2009-141.

The owner has applied to amend the Official Plan to permit a density in excess of 150 units per hectare outside of the Urban Growth Centre (UGC) and to amend the current zoning of the property to 'Residential Apartment Dwelling First Density-3 Special' (RA1-3)(SP) to permit the development of an eight (8) storey mixed-use building with ninety-six (96) residential units and 166.36 metres squared of ground floor commercial space.

Presentation by a representative(s) of Innovative Planning Solutions.

Presentation by Andrew Gameiro, Planner, Planning and Building Services.

Attachments: [PM 181210 Notice 233, 237, 241 and 245 Dunlop St W.pdf](#)
[PM 181210 Presentation 233, 237, 241 and 245 Dunlop St W.pdf](#)
[PM 181210 Memo 233, 237, 241 and 245 Dunlop St W.pdf](#)

2.2 AN APPLICATION FOR AN OFFICIAL PLAN AMENDMENT AND A ZONING BY-LAW AMENDMENT SUBMITTED BY INNOVATIVE PLANNING SOLUTIONS ON BEHALF OF MASON HOMES LTD. - 410 YONGE STREET AND 343 LITTLE AVENUE (WARD 8) (FILE: D09-OPA068 AND D14-1655)

The purpose of the Public Meeting is to review an application for an Official Plan Amendment and a Zoning By-law Amendment submitted by Innovative Planning Solutions on behalf of Mason Homes Ltd. for the lands known municipally as 410 Yonge Street and 343 Little Avenue.

Mason Homes Ltd. has requested consideration of a change in the Official Plan designation from General Commercial to Residential and Zoning from General Commercial (C4) to Residential Multiple Second Density with Special Provisions (RM2)(SP-XXX). The project is to permit a 153 unit condominium townhouse development at the intersection of Yonge Street and Little Avenue. The special provisions requested to the RM2 zone include an increase in density to 73 units per hectare, reduced front and rear yard setbacks, increased lot coverage and gross floor area, increased height to 17 metres and an unconsolidated amenity area.

Presentation by a representative(s) of Innovative Planning Solutions.

Presentation by Celeste Kitsemetry, Planner, Planning and Building Services.

See attached correspondence.

Attachments: [PM 181210 Notice 410 Yonge St and 343 Little Ave.pdf](#)
[PM 181210 Memo 410 Yonge St and 343 Little Ave.pdf](#)
[PM 181210 Presentation 410 Yonge St and 343 Little Ave.pdf](#)
[PM 181210 Correspondence 410 Yonge St and 343 Little Ave .pdf](#)

3. PRESENTATIONS BY STAFF/OFFICERS/AGENTS OF THE CORPORATION

Nil.

4. DEFERRED BUSINESS

Nil.

5. REPORTS OF REFERENCE, ADVISORY OR SPECIAL COMMITTEES

REPORT OF THE INFRASTRUCTURE, INVESTMENT AND DEVELOPMENT SERVICES COMMITTEE DATED NOVEMBER 19, 2018

Attachments: [IIDSC Report 181119.pdf](#)

GEORGIAN COLLEGE NEIGHBOURHOOD COMMUNITY IMPROVEMENT PLAN (CIP) TAX INCREMENT BASED GRANT APPEAL

1. That the denial of the Georgian College Neighbourhood Community Improvement Plan (CIP) Tax Increment Based Grant application submitted by WCPT Georgian Inc. be upheld.
2. That a grant in the amount of \$90,458.87 be provided to WCPT Georgian Inc. to be funded from the Tax Rate Stabilization Reserve.

6. STAFF REPORT(S)**PROPERTY ACQUISITION TO FACILITATE MCKAY ROAD TRUNK SANITARY SEWER AND TRUNK WATERMAIN (WARD 7 AND 8)**

1. That in order to facilitate the construction of the McKay Road Trunk Sanitary Sewer, Trunk Watermain and a future interchange at Highway 400, the Director of Legal Services be authorized to commence negotiation and expropriation proceedings to acquire the property necessary to completing the projects including the property identified In Appendix "A" to Staff Report ENG017-18, municipally known as 17 McKay Road East (the "Property Requirements") upon budget approval.
2. That The Corporation of the City of Barrie make an application to City Council, as approving authority, for approval to expropriate the Property Requirements and that the City Clerk be authorized to execute the necessary forms of application.
3. That the "Notice of Application for Approval to Expropriate" be served and published and any requests for inquiries received, pursuant to the "Notice of Application for Approval to Expropriate" be forwarded to the Chief Inquiry Officer and the Chief Inquiry Officer be requested to report to Council with respect to any such request.
4. That the Director of Legal Services be delegated authority to settle the expropriation or any negotiated agreement necessary to acquiring the Property Requirements.
5. That in order to achieve the recommended motion, the forecast property budget of \$4,363,900 for project 000138 (McKay Road New Trunk Sanitary Sewer and Road Expansion - Highway 400 to Huronia) be approved and advanced from 2020 to 2019.
6. That the Mayor and City Clerk be authorized to execute all associated and required documents necessary to achieving the recommended motion in a form approved by the Director of Legal Services. (ENG017-18) (File: T05 -MK)

Attachments: [ENG017-181210.pdf](#)

CITY OF BARRIE'S MULTI-YEAR ACCESSIBILITY PLAN, 2019-2024

1. That the 2019-2024 Multi-year Accessibility Plan attached as Appendix "B" to Staff Report HR009-2018 be approved in principle.
2. That staff in the Human Resources Department, in consultation with the Accessibility Advisory Committee, monitor implementation of the Plan and provide a memorandum to members of Council with an annual update on initiatives and compliance requirements outlined in the Accessibility Plan, and in accordance with the Accessibility Directorate of Ontario's guidance. (HR009-18) (File: H00)

Attachments: [HR009-191210.pdf](#)

SCHEDULE OF CITY COUNCIL AND GENERAL COMMITTEE MEETINGS FOR 2019 TO 2022

1. That the schedule of City Council and General Committee meetings for 2019 to 2022 attached as Appendix "A" to Staff Report LCS013-18, be approved.
2. That the City Clerk be authorized to alter the schedule of City Council and General Committee meetings to delete a meeting(s), should a meeting date(s) fall on any newly prescribed Statutory Holiday and/or the dates for March Break, the Association of Municipalities of Ontario Annual Conference or Municipal Elections be different than those included in Appendix "A" to Staff Report LCS013-18. (LCS013-18) (File: C00)

Attachments: [LCS013-181210.pdf](#)

DEPUTY MAYOR POSITION

That a By-law be passed to:

- a) Appoint Councillor, B. Ward as Deputy Mayor for the term of December 17, 2018 to November 30, 2020; and
- b) Appoint Councillor, D. Shipley as Deputy Mayor for the term of December 1, 2020 to November 14, 2022. (LCS014-18) (File: C00) (P12/18)

Attachments: [LCS014-181210.pdf](#)

STRUCTURE OF COMMITTEES OF COUNCIL AND PROCEDURAL BY-LAW UPDATES

1. That members of Council be appointed to the various committees and boards of the City of Barrie in accordance with Mayor, J. Lehman's recommendations as specified in Appendix "A" to Staff Report LCS015-18, for a term ending November 15, 2022, unless otherwise noted.
2. That in accordance with Mayor, J. Lehman's recommendations, the Reference and Advisory Committee structure contained in Procedural By-law 2013-072 be amended as outlined in Appendix "A" to Staff Report LCS015-18.
3. That a Community Safety and Well-being Committee be established in accordance with the *Safer Ontario Act* with the following agencies, boards and/or commissions selected to provide a representative on the Committee:
 - a) _____ to represent a local health integration network for a geographic area in which the municipality is located, as determined under the *Local Health System Integration Act, 2006*; **or**
_____ an entity that provides services to improve the physical or mental health of individuals in the community or communities;
 - b) _____ to represent an entity that provides educational services in the municipality;
 - c) _____ represent an entity that provides community or social services in the municipality;
 - d) _____ to represent an entity that provides community or social services to children or youth in the municipality; and
 - e) _____ to represent an entity that provides custodial services to children or youth in the municipality.
4. That each member of Council provide a quarterly update to the appropriate Reference Committee on behalf of any Advisory Committee or external Board to which the member has been appointed.
5. That the City Clerk be authorized to make the following amendments to Procedural By-law 2013-072:
 - a) To add the National Anthem and Land Acknowledgement to the Order of Proceedings for City Council meetings;

- b) To update the exceptions authorizing a meeting or part of a meeting to be closed to the public to reflect revisions to the *Municipal Act, 2001*;
 - c) To clarify that Open Delegations are only permitted with respect to matters within the jurisdiction of Council;
 - d) To identify that the provisions related to the reconsideration of decisions do not apply to the reconsideration of Planning matters resulting from requests/decisions of the Local Planning Appeal Tribunal;
 - e) To replace references to Acting Mayor with Deputy Mayor;
 - f) To identify that members of any committee or board who are absent for three consecutive meetings without permission from the Committee be removed from the Committee; and
 - g) To make other changes to the By-law to reflect court decisions and/or legislative changes, as may be necessary.
6. That the Township of Oro-Medonte and County of Simcoe be requested to provide written confirmation in accordance with Section 6.09 of the Lake Simcoe Regional Airport Agreement of the City of Barrie's appointments to the Lake Simcoe Regional Airport Board of Directors.
7. That the Legislative and Court Services Department be authorized to advertise for candidates for appointment to those committees for which advertisements have not previously been circulated and extend the call for candidates for the Heritage Barrie Committee. (LCS015-18) (File: C05)

Attachments: [LCS015-181210.pdf](#)

2019 COUNCIL CONFERENCE ATTENDANCE

1. That _____, _____ and _____ be granted approval to attend the 2019 Federation of Canadian Municipalities (FCM) annual conference to be held in Quebec City, Quebec as an official delegation for the City of Barrie.
2. That _____, _____, _____, _____ and _____ be granted approval to attend the 2019 Association of Municipalities of Ontario (AMO) annual conference in Ottawa, Ontario as an official delegation for the City of Barrie.
3. That the Council representative on the Town and Gown Committee, be granted approval to attend the Town and Gown Association of Ontario 2019 Conference in Niagara, Ontario.

4. That the applicable related expenses (including registration, travel, accommodation, and meals) be reimbursed from the Council Conference Account to a maximum of \$16,500 for the three conferences, subject to approval of the 2019 Business Plan (Account # 01-06-0950-0000-3071/1010-600000). (LCS016-18) (File: C00)

Attachments: [LCS016-181210.pdf](#)

COMMITTEE OF ADJUSTMENT PROCESS IMPROVEMENTS

1. That the Director of Planning and Building Services, or designate, be delegated authority to approve consent applications subject to the following criteria, in accordance with the Delegation of Powers and Duties Policy:
 - a) The application is recommended for approval by staff and agencies;
 - b) Members of the public support the application; and
 - c) Applicants agree to any conditions as recommended by City staff or agencies.
2. That the Consent Application Policy attached as Appendix "A" to Staff Report PLN023-18, be approved. (PLN023-18) (File: D00)

Attachments: [PLN023-181210.pdf](#)

MUNICIPAL STREET NAMING FOR PLAN OF SUBDIVISION IN THE YONGE GO SUBDIVISION (WARD 9)

That the proposed Municipal Street Names identified in Appendix "A" to Staff Report PLN028-18 for the Plan of Subdivision in the Yonge GO Subdivision, be approved. (PLN028-18) (File: D12-394 and D14-1495)

Attachments: [PLN028-181210.pdf](#)

BUILDING PERMIT TO INSTALL A SIGN ONTO A DESIGNATED HERITAGE PROPERTY (WARD 2)

1. That Staff Report PLN030-18 regarding a Building Permit to install a sign onto a Designated Heritage Building, for lands known municipally as 72 Dunlop Street East, be received.
2. That the Sign Option 2 for 72 Dunlop Street East, as identified in Appendix "D" to Staff Report PLN030-18, be approved.
3. That staff in the Planning and Building Services Department be directed to give notice of its decision as per Section 33(4)(b) of the *Ontario Heritage Act*. (PLN030-18) (File: R01)

Attachments: [PLN030-181210.pdf](#)

INVESTIGATION - INSTALLATION OF STREET LIGHTING ON HURONIA ROAD (WARD 8)

That roadway illumination be installed on Huronia Road from Saunders Road to approximately 745 Huronia Road subject to budget approval in the 2020 Capital Plan. (RPF010-18) (File: T04) (P13/15)

Attachments: [RPF010-181210.pdf](#)

7. REPORTS OF OFFICERS

Nil.

8. ITEM(S) FOR DISCUSSION**8.1 INVITATION FOR A PRESENTATION - DAVID BUSBY CENTRE**

That representatives of the David Busby Centre be invited to provide a presentation at the City Council Meeting scheduled for December 17, 2018. (Item for Discussion 8.1, December 10, 2018) (File: C00)

Sponsor: Mayor, J. Lehman

8.2 RE-APPOINTMENT OF TOWN CRIER

1. That Mr. Steve Travers be re-appointed as the City of Barrie's Town Crier for a term from December, 2018 to November 14, 2022.
2. That Mr. Travers be granted an honorarium of \$675.00 annually to offset incidental costs associated with his activities as the City's Town Crier to be funded from account 01-06-0950-0000-2810, as well as an annual parking pass. (Item for Discussion 8.2, December 10, 2018) (File: C00)

Sponsor: Mayor, J. Lehman

9. INFORMATION ITEMS

Nil.

10. ENQUIRIES**11. ANNOUNCEMENTS****12. ADJOURNMENT**

HEARING DEVICES AND AMERICAN LANGUAGE (ASL) INTERPRETERS:

Assistive listening devices for the Council Chamber are available upon request from the staff in the Legislative Services Department.

American Sign Language (ASL) Interpreters are also available upon request. Please contact the City staff in the Legislative Services Department at 705-739-4220, Ext. 5353 or email: cityclerks@barrie.ca regarding a request for an ASL Interpreter as soon as possible, to ensure availability.