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THE CORPORATION OF THE CITY OF BARRIE
Planning and Building Services
"Committed to Service Excellence"

March 31, 2017
File: D12-424/D14-1619

NOTICE OF AN APPLICATION OF DRAFT PLAN OF SUBDIVISION AND AMENDMENT TO THE ZONING BY-LAW AND NOTICE OF A PUBLIC MEETING PURSUANT TO SECTIONS 34(12) AND 51(20) OF THE PLANNING ACT, R.S.O. 1990, AS AMENDED, IN RESPECT TO A PROPOSED AMENDMENT TO THE ZONING BY-LAW AND DRAFT PLAN OF SUBDIVISION

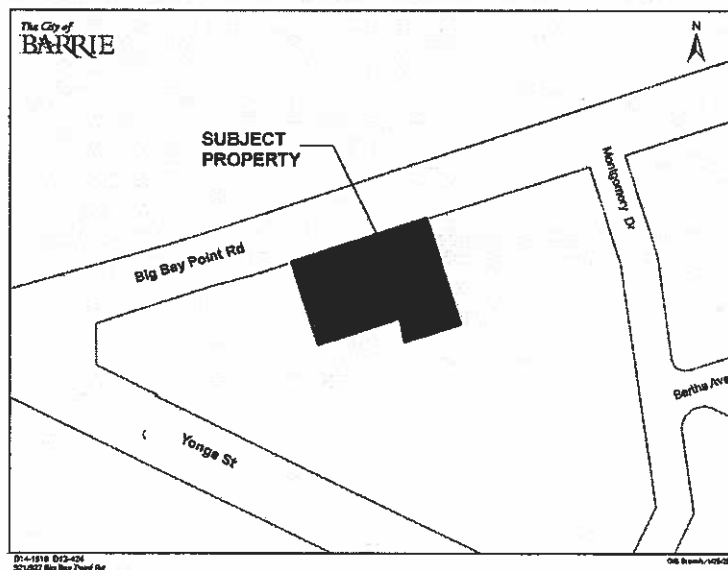
Dear Sir/Madam:

Re: Amendment to the Zoning By-law and Plan of Subdivision - 2440511 Ontario Inc., 521 & 527 Big Bay Point Road, Barrie

TAKE NOTICE that the General Committee of the Council of the Corporation of the City of Barrie will hold a public meeting on **April 24, 2017** at 7:00 p.m. in the Council Chambers of City Hall, 70 Collier Street, to review an application for an Amendment to the Zoning By-law and plan of subdivision submitted by Innovative Planning Solutions on behalf of 2440511 Ontario Inc. The lands are designated Residential in the City's Official Plan and are currently zoned Single Detached Residential First Density (R1) in accordance with City of Barrie Comprehensive Zoning Bylaw 2009-141. The lands are located within the Bayshore Secondary Plan and comprise a total area of approximately 0.36 ha (0.88 acres).

The owner has applied to amend the current zoning of the property to Residential Multiple Dwelling Second Density (RM2-Special Provisions) pursuant to Zoning By-law 2009-141 to permit 25 condominium townhouses. The SP Special Provisions would allow for a reduction in the front and rear yard setbacks, and secondary means of access, increased maximum lot coverage, gross floor area, building height, and density, and removal of the requirement to have consolidated amenity space.

A reduced copy of the plan is attached for your information.



Any person wishing further information or clarification with regard to this proposed Amendment to the Zoning By-law and plan of subdivision should contact the Planning and Building Services Department during regular office hours at 705-739-4208.

Any person may attend the meeting and make representation or present submissions respecting this matter. If you wish to make a submission concerning this matter it should be directed to Legislative and Court Services by **April 18, 2017**. Any person may make representation at the meeting, however, written submissions are encouraged. Notification of the Amendment to the Zoning By-law if adopted by Council will be provided upon written request to the City Clerk.

If a person or public body does not make oral submissions at a public meeting or make written submissions to the Corporation of The City of Barrie before the by-law and/or draft plan of subdivision is passed:

- (a) the person or public body is not entitled to appeal the decision of the Corporation of The City of Barrie to the Ontario Municipal Board; and
- (b) the person or public body may not be added as a party to the hearing of an appeal before the Ontario Municipal Board unless, in the opinion of the Board, there are reasonable grounds to do so.

If you wish to be notified of the decision of the Council of The Corporation of the City of Barrie in respect of the proposed draft plan of subdivision and Amendment to the Zoning By-law, you must make a written submission to the undersigned and the Planning and Building Services Department. Pursuant to City of Barrie By-law 2010-166, the authority for Plan of Subdivision approval has been delegated to the Planning and Building Services Department. As such, subsequent to the public meeting, staff will issue a decision regarding the Plan of Subdivision application.

All information including opinions, presentations, reports, documentation, etc. provided for or at a Public Meeting are considered public records. This information may be posted on the City of Barrie website and/or made available to the public upon request. Questions about this collection should be directed to the undersigned.

Bailey Chabot, Planner
City of Barrie, P.O. Box 400
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