

**Minutes - Final  
General Committee**

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Monday, June 10, 2013

7:00 PM

Council Chamber

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**GENERAL COMMITTEE REPORT  
For consideration by the Council  
of the City of Barrie on June 17, 2013**

**The meeting was called to order by Mayor Lehman at 7:01 p.m. The following were in attendance for the meeting:**

**Present:** 11 - Mayor J. Lehman; Councillor B. Ainsworth; Councillor L. Strachan; Councillor D. Shipley; Councillor B. Ward; Councillor P. Silveira; Councillor M. Prowse; Councillor J. Brassard; Councillor A. Khan; Councillor B. Jackson; and Councillor A. Nuttall

**STAFF:**

Chief Administrative Officer C. Ladd  
City Centre Revitalization Co-ordinator, J. Foster  
City Clerk/Director of Legislative and Court Services, D. McAlpine  
Committee and Print Services Supervisor, L. Pearson  
Deputy City Treasurer, C. Millar  
Deputy Fire Chief, R. Monkman  
Director of Asset Management, B. Parkin  
Director of Engineering, R. Kahle  
Director of Environmental Services, J. Thompson  
Director of Finance, D. McKinnon  
Director of Information Technology, C. Glaser  
Director of Recreation, B. Roth  
Director of Planning, S. Naylor  
Director of Roads, Parks and Fleet, D. Friary  
Manager of Infrastructure, Planning, S. Patterson  
Executive Director of Access Barrie, R. James-Reid  
General Manager of Community and Corporate Services, E. Archer

General Manager of Infrastructure and Growth Management, R. Forward  
Supervisor of Parks Planning and Development, W. Fischer.

**The General Committee recommends adoption of the following recommendation(s) which were dealt with on the consent portion of the agenda:**

**SECTION "A"**

**13-G-148 CODE OF CONDUCT AMENDMENT RECOMMENDATIONS**

That the Code of Conduct for members of Council, Local Boards and Council Committees be amended to reflect the following changes:

- a) To add the following definitions to Section 4: Definitions in alphabetical order:

"in-law" means a relative by marriage.

"sibling" means one of two or more children having one or both parents in common; a brother or sister."

- b) To delete the reference to "a member's spouse, child or parent" in Section 8.2 of the Code of Conduct with respect to Gifts and Benefits and replace it with "a member's spouse, child, parent, brother, sister, father-in-law, mother-in-law, sister-in-law and brother-in-law";
- c) To delete the references to the number \$500 in Section 8.4 of the Code and replace the references with "\$250";
- d) To delete the references to the number \$250 in Section 9.1 and Appendix "A" of the Code of Conduct and replace the references with "\$150";
- e) To delete Section 25.2 (e) and replace it with the following:

"The complaint shall be filed with the Integrity Commissioner who shall confirm that the information is complete as to a), b), c) and d) of this section. The Integrity Commissioner will determine whether the matter is, on its face, a complaint with respect to non-compliance with the Code and not covered by other legislation or policies."

(CLK009-13) (File: C00)

**This matter was recommended (Section "A") to City Council for consideration of adoption at its meeting to be held on 6/17/2013.**

**13-G-149            2013 PROPERTY TAX CLAWBACK RATES**

1. That the 2013 property tax clawback percentages for properties in the commercial, industrial and multi-residential properties be established as follows:
  - a) Multi-residential                      12.8707%
  - b) Commercial                              32.5867%
  - c) Industrial                                 100.00%
2. That By-law 2013-081 Tax Capping Parameters for 2013 be amended to establish the aforesaid 2013 clawback percentages. (FIN011-13) (File: F23)

**This matter was recommended (Section "A") to City Council for consideration of adoption at its meeting to be held on 17/06/2013.**

**13-G-150            CITY OF BARRIE MARINA EXPANSION (WARD 2)**

1. That the Preferred Marina Plan completed by N. Barry Lyons Consultants Limited, in association with the Planning Partnership and W.F. Baird Coastal Engineers Ltd., dated October 2012 and as illustrated in Appendix "A" of Staff Report RTF007-13 be approved in concept to guide the future planning, expansion and operation of the Marina.
2. That the Guidelines for the Use of the Marina adopted by Motion 85 -G-33 be amended to permit private operators to operate commercial charter activities within the Marina.
3. That staff be directed to issue a Request for Expression of Interest to investigate the market interest in leasing the Marina inclusive of its management, operation, and maintenance with staff to report back to General Committee by November 2013.
4. That staff be directed to issue a Request for Proposal for the provision of commercial sailing and fishing charters from the Commercial Priority Docking location as illustrated in Appendix "A"- Preferred Marina Plan of Staff Report RFT007-13. (RFT007-13) (File: R00)

**This matter was recommended (Section "A") to City Council for consideration of adoption at its meeting to be held on 6/17/2013.**

**13-G-151 AMENDMENT TO TRAFFIC BY-LAW 80-138 - FRED GRANT STREET (WARD 2)**

That Traffic By-law 80-138, Schedule "T", Metered Handicapped Parking" be amended by adding the following:

"Dunlop Street          South Side          1st space east of Fred Grant Street  
west Intersection"

(Item for Discussion 8.1, June 10, 2013) (File: T00)

**This matter was recommended (Section "A") to City Council for consideration of adoption at its meeting to be held on 6/17/2013.**

**13-G-152 BY-LAW PROHIBITING THE USE OF WATERPIPES**

1. That a by-law prohibiting the use of waterpipes in enclosed public spaces and workplaces with enforcement to be carried out by the Simcoe Muskoka District Health Unit, similar to that of the City of Peterborough, be presented to City Council.
2. That a letter be sent to the Province of Ontario requesting it to enact legislation prohibiting the use of waterpipes. (Item for Discussion 8.4, June 10, 2013) (File: S08)

**This matter was recommended (Section "A") to City Council for consideration of adoption at its meeting to be held on 6/10/2013.**

**SECTION "B"****13-G-153 MEMORIAL SQUARE REDEVELOPMENT (WARD 2)**

1. That further to Motion 13-G-019, the criteria for a contribution agreement with the Downtown Barrie Business Association (BIA) that establishes conditions for the City of Barrie's participation in the redevelopment of Memorial Square, be endorsed as per Appendix "A" of Staff Report ENG022-13.
2. That the City Clerk and Mayor be authorized to enter into a contribution agreement with the Downtown Barrie Business Association (BIA) for the redevelopment of Memorial Square, based on the conditions as set out in Appendix "A" of Staff Report ENG022-13. (ENG022-13) (File: R04-MEM)

**This matter was recommended (Section "B") to City Council for consideration of adoption at its meeting to be held on 6/10/2013.**

**SECTION "C"****13-G-154            ZONING BY-LAW 2009-141 - HOUSEKEEPING BY-LAW**

That a Public Meeting be held pursuant to Section 34 of the Planning Act related to a series of proposed amendments to Zoning By-law 2009-141 intended to address minor matters of a housekeeping nature. (PLN017-13) (File: D14-GEN)

Mayor J. Lehman declared a potential pecuniary interest in the foregoing motion as his father has been retained by a landowner impacted by one of the proposed changes. He did not participate in the discussion or vote on the question and he did not leave the Council Chamber.

**This matter was recommended (Section "C") to City Council for consideration of adoption at its meeting to be held on 6/17/2013.**

**SECTION "D"****13-G-155            HOCKEY NIGHT IN BARRIE VI FUNDRAISING EVENT**

That the Barrie Molson Centre facility be provided to Royal Victoria Hospital on August 15, 2013 for their "Hockey Night in Barrie VI" fundraising event with the following City of Barrie costs to be paid by RVH/event organizers:

- a) Direct staffing (including ushers, supervisor, ticket takers) - estimated in the amount of \$2,000;
- b) A maximum of \$1,011.52 for the rental fees (shall not include an event rate);
- c) Any facility cleaning costs incurred (staff or contractor) - estimated in the amount of \$1,300; and
- d) Socan fees - estimated in the amount of \$50. (Item for Discussion 8.2, June 10, 2013) (File: R00)

**This matter was recommended (Section "D") to City Council for consideration of adoption at its meeting to be held on 6/17/2013.**

**Mayor Lehman advised the public that any concerns or appeals dealing with the applications for Amendments to the Zoning By-law should be directed to the City Clerk's Office. Any interested persons wishing further notification of the staff reports regarding the applications were advised to sign the appropriate notification form required by the City Clerk's Office. Mayor Lehman confirmed with the Supervisor that notification was conducted in accordance with the Planning Act.**

**The General Committee met at 7:06 p.m. for the purpose of a public meeting and reports as follows:**

**SECTION "E"**

**13-G-156      APPLICATION FOR PROPOSED AMENDMENT TO ZONING BY-LAW - CITY OF BARRIE ON BEHALF OF OWNER - THE CITY OF BARRIE AND THE SIMCOE COUNTY DISTRICT SCHOOL BOARD - THE CENTRE FOR EXCELLENCE IN EDUCATION - 125 AND THE SOUTH HALF OF 155 DUNLOP STREET WEST, 34 AND 40 - 44 HIGH STREET AND 34, 36, 38, 40 AND 50 BRADFORD STREET (WARD 2) (File: D14-1553)**

J. Foster, City Centre Revitalization Co-ordinator for the City of Barrie explained the background information associated with the proposed amendment to the zoning by-law for the Centre for Excellence in Education. Ms. Foster reviewed the Vision Statement for the Centre of Excellence in Education. She provided an image of the site location and identified the specific properties on Bradford, High and Dunlop Streets that are the subject of the application. Ms. Foster described the land uses in the vicinity of the subject property and provided an artist's rendering of the proposed development. She explained the innovative model for the development which integrates high school, college and university pathways with citizens and businesses and encourages public/private partnerships to assist in achieving significant cost savings and shared policy delivery. Ms. Foster commented that she feels the development would strengthen Barrie's economy and support provincial direction to revitalize the urban growth centre.

Ms. Foster explained that proactive efforts will be made to provide an opportunity for public involvement, neighbourhood consultation and integration in shaping the vision for the Centre for Excellence in Education Centre. She noted that the rezoning application is a component of the public process. Ms. Foster stated that the current lands are designated as City Centre in the Official Plan which are intended to allow for a broad range of land uses including commercial, residential, institutional and public uses to serve the market area. She stated that rezoning the site to C1-2 (SP) is consistent with the land uses envisioned, supported within the City Centre designation and allows for a wide range of commercial, institutional and residential land uses. She commented that the SP Special Provision would allow for school uses in addition to the permitted uses.

Ms. Foster concluded by noting that the rezoning application is supported by several documents which include a Planning Overview, Environmental Overview, Transportation Impact Study, Storm Drainage/Management, Functional Servicing Report - Water System Analysis, and Sanitary Sewer Servicing.

#### COMMENTS:

1. **Chris Cutler, 210 Bayfield Street** commented that she has concerns with Barrie Central Collegiate being closed. She noted that she has been approached by parents who would like to keep Barrie Central Collegiate open and have their children complete their high school education at this school. She stated that the high school plays a very important role in the community and expressed concern regarding its removal. Ms. Cutler inquired about the opportunities for members of the public to be made aware and involved in discussions regarding the Centre for Excellence in Education proposal. She asked if she could communicate that the School will remain open. She indicated that her desire is to have the school stay open. She stated that she feels children have to be treated with respect and should not have to move schools in their last year of school.

Mayor Lehman provided a response to Ms. Cutler's questions.

#### WRITTEN CORRESPONDENCE:

1. Correspondence from Bell dated May 28, 2013.

**This matter was recommended (Section "E") to City Council for consideration of receipt at its meeting to be held on 6/17/2013.**

13-G-157

**APPLICATION FOR PROPOSED AMENDMENT TO ZONING BY-LAW - CELESTE PHILLIPS PLANNING INC. ON BEHALF OF JOSCONA LTD. IN TRUST FOR VITAJOE LTD. - 220 BRADFORD STREET (File: D14-1555) (WARD 2)**

C. Phillips, Celeste Phillips Planning Inc. explained that the purpose of the public meeting is to review an application to consider an Amendment to the Zoning By-law submitted by Celeste Phillips Planning Inc., on behalf of the owner Joscona Ltd., in trust for Vitajoe Ltd.. She noted that the lands are located on the west side of Bradford Street between Tiffin Street and Brock Street, are municipally known as 220 Bradford Street and have a total area of approximately 0.34 hectares. Ms. Phillips commented that the subject property is located within an urban growth centre as identified by the Province of Ontario and is within an intensification area located within the Allandale Community Improvement Plan.

Ms. Phillips noted that the proposed Amendment to the Zoning By-law requests the rezoning of the property to Transition Centre Commercial with Special Provisions (C2)(SP) to accommodate a proposed 100 unit residential condominium building with a ground floor commercial component. She indicated that the proposed building will be 39 metres in height and contain 13 storeys. She explained that the owner has requested a reduction in the required 50% commercial component as the demand for retail in the area has declined. She noted that the development was designed based upon the City's new proposed Urban Design Guidelines with both reduced side yard setbacks and parking requirements.

Ms. Phillips provided aerial photographs of the site, an artist's rendering of the proposed building and a proposed development plan for the property. She noted that the development is within walking distance to the GO station, the waterfront and the newly proposed educational institute. She feels that the development promotes efficient use of lands and optimization of existing infrastructure and services and encourages intensification in the City Centre. She stated that a Phase 1 Environmental Site Report; a Functional Servicing Report, a Stormwater Management Plan; Traffic Impact Study; Shadow Impact Study and an Air Noise report had been completed. She commented that the Air Noise report recommends that a clause be placed in the agreement for potential purchasers which indicates that odour is emitted periodically from the Water Pollution Control Centre. She commented that the Air Noise Report concluded that no mitigation methods would be required for the odour.

Ms. Phillips concluded by providing her professional planning opinion that the application responds to Provincial and City policies and guidelines, is appropriate and represents good planning.



**COMMENTS:**

1. **Lola Lang, 233 Innisfil Street** commented that if the proposed development is built, her view from her home will be blocked. She is also expressed concern with the increased amount of traffic that would result from the development.
2. **Titus Marco, Toronto Street** inquired if the developer has built other projects in the City of Barrie.

Ms. Phillips provided a response to the question.

Members of General Committee asked several questions regarding the application and received responses from the representative of the developer.

**WRITTEN CORRESPONDENCE:**

1. Correspondence from Anne Mathieson dated May 28, 2013.
2. Correspondence from Andre Beattie dated June 5, 2013.
3. Correspondence from the Lake Simcoe Region Conservation Authority dated May 30, 2013.
4. Correspondence from Bell dated May 28, 2013.

**This matter was recommended (Section "E") to City Council for consideration of receipt at its meeting to be held on 6/17/2013.**

**The General Committee met and recommends adoption of the following recommendation(s):**

**SECTION "F"**

**13-G-158 DEFERRED BY MOTION 13-G-142, INVESTIGATION OF INTERIM SOLUTIONS TO ROAD INFRASTRUCTURE - MAPLEVIEW DRIVE EAST (WARDS 8 AND 9)**

That "Pedestrian Ahead" traffic signs be installed along Mapleview Drive East from Huronia Road to Yonge Street. (ENG007-13) (File: T05-MA)

**This matter was recommended (Section "F") to City Council for consideration of adoption at its meeting to be held on 6/17/2013.**

**13-G-159 REBATE OF 2012 WATER SURPLUS**

That Staff Report FIN010-13 concerning the Rebate of 2012 Water Surplus be deferred to the General Committee Meeting scheduled for June 17, 2013. (FIN010-13) (File: F00)

**This matter was recommended (Section "F") to City Council for consideration of adoption at its meeting to be held on 6/17/2013.**

**SECTION "G"****13-G-160 WATERFRONT AND MARINA STRATEGIC PLAN - CENTRAL WATERFRONT AND SOUTH SHORE**

That the portions of the Staff Report ENG021-13 concerning the Central Waterfront and South Shore of the Waterfront and Marina Strategic Plan, be referred back to staff in the Engineering Department to consider the inclusion of features that would further develop the waterfront as a four season destination for both residents and visitors including public-private sector partnerships, and report back to the Transportation and Economic Development Committee, with the following exceptions and such exceptions be authorized to proceed:

- a) That staff in the Engineering Department work with the Outdoor Performance Centre Association, in consultation with the Downtown BIA concerning the potential implementation of an Outdoor Performance Centre in Memorial Square;
- b) That the City Clerk be authorized to enter into licensing agreements with the businesses proposing to provide paddleboards and cycling rental opportunities on the waterfront as part of the 2013 pilot program which includes options of an additional one year extension and that staff report back to General Committee at the end of the 2013 waterfront events season on the feedback associated with the pilot project;
- c) That the City Clerk be authorized to enter into a licensing agreement for a pilot project in 2013 for a mobile food truck to service Johnsons Beach Park and Minet's Point Park only and, that staff report back to General Committee at the end of the 2013 waterfront events season on the feedback associated with the pilot project;
- d) That the plan components related to the Barrie Heritage Trail signage including plaques/displays be implemented; and

- e) That the Military Heritage Park concept, as identified in Appendix "C" of Staff Report ENG021-13, be approved in general, to guide the future park development through fundraising and partnership opportunities. (ENG021-13) (File: R04-WA)

**This matter was recommended (Section "G") to City Council for consideration of adoption at its meeting to be held on 6/17/2013.**

### **SECTION "H"**

#### **13-G-161 WATERFRONT AND MARINA STRATEGIC PLAN - NORTH SHORE PLAN**

That the plan components related to the North Shore included in the Waterfront and Marina Strategic Plan, prepared by the Planning Partnership, dated June 10, 2013, be referred to the Community Services Committee to allow for further consultation with the community. (ENG021-13) (File: R04-WA)

Mayor J. Lehman declared a potential pecuniary interest in the foregoing motion as his parents own property in the vicinity of the subject area. He did not participate in the discussion or vote on the question and he left the Council Chamber at 9:31 p.m. Councillor B. Ainsworth assumed the chair.

**This matter was recommended (Section "H") to City Council for consideration of adoption at its meeting to be held on 6/17/2013.**

**General Committee recessed at 9:33 p.m. and resumed at 9:52 p.m. with Mayor J. Lehman in the Chair.**

**SECTION "I"****13-G-162 CAPITAL PROJECT STATUS REPORT**

1. That staff be authorized to close the capital projects identified in Appendix "C" to Staff Report FIN012-13 - Projects with Excess Funding and the excess funds in the amount of \$8,049,796 be returned to the following funding sources:
  - a) \$ 1,732,895 - Tax Capital Reserve (13-04-0440)
  - b) 1,035,737 - Tax Rate Holding Account (13-04-0443)
  - c) 257,234 - Development Charges - Water (11-05-0540)
  - d) 284,663 - Development Charges - Roads (11-05-0520)
  - e) 210,512 - Development Charges - Parks & Rec (11-05-0555)
  - f) 140,342 - Development Charges - Wastewater (11-05-0525)
  - g) 61,269 - Development Charges - Storm (11-05-0530)
  - h) 121,092 - Water Reserve Fund (12-05-0580)
  - i) 440,570 - Water Rate Holding Account (12-05-0581)
  - j) 1,319,727 - Wastewater Reserve Fund (12-05-0575)
  - k) 358,032 - Wastewater Rate Holding Account (12-05-0576)
  - l) 2,087,724 - Other Funding (as outlined in Appendix "C")
  
2. That the \$5,477,789 required to fund over-expenditures on projects identified in Appendix "D" to Staff Report FIN012-13 - Projects Requiring Additional Funding - Council Approval Required be funded from reserves and reserve funds as follows:
  - a) \$938,218 - Tax Capital Reserve (13-04-0440)
  - b) 26,086 - Development Charges - Water (11-05-0540)
  - c) 13,926 - Development Charges - Roads (11-05-0520)
  - d) 215,514 - Wastewater Reserve Fund (12-05-0575)
  - e) 473,979 - Water Reserve Fund (12-05-0580)
  - f) 3,810,066 - Other Funding (as outlined in Appendix "D").

3. That the \$1,059,000 required to undertake the new projects identified in Appendix "B" to Staff Report FIN012-13 be funded from the Tax Capital Reserve (13-04-0440).
4. That funding for the following work be approved as follows:
  - a) Fire Protection and Water Supply Survey - up to \$40,000, with 50% from the Water Reserve Fund (12-05-0580) and 50% from the Tax Rate Stabilization Reserve (13-04-0461); and
  - b) Mapleview Drive Temporary Repairs - up to \$100,000, with funding provided from the Tax Rate Stabilization Reserve (13-04-0461).
5. That the City Treasurer or designate be authorized to issue an additional 20 year debenture in the amount of \$3.9 million for the Water Pollution Control Plan expansion project. (FIN012-13) (File: F00)

**This matter was recommended (Section "I") to City Council for consideration of adoption at its meeting to be held on 6/17/2013.**

**The General Committee met and reports as follows:**

**SECTION "J"**

**13-G-163 INVESTIGATION OF ACQUISITION OF SOUTH PORTION OF 147 TORONTO STREET**

The General Committee met and discussed the following motion:

"That staff in the Real Estate Branch of the Legal Services Department investigate the feasibility of purchasing the south portion of the 147 Toronto Street from the Kiwanis Club of Barrie with the intent of retaining the parcel as a public park/woodlot, should the property be severed, and report back to General Committee."

The vote was taken and the motion was lost and no further action was taken. (Item for Discussion 8.3, June 10, 2013) (File: L00)

**This matter was recommended (Section "J") to City Council for consideration of receipt at its meeting to be held on 6/17/2013.**

**The General Committee met and recommends adoption of the following recommendation(s):**

**SECTION "K"**

**13-G-164            INVESTIGATION -TAXI STAND PARKING ON OWEN STREET**

That staff in the Engineering Department investigate the feasibility of implementing taxi stand parking on Owen Street, south of Collier between 12 midnight and 4:00 a.m., and report back to General Committee. (Item for Discussion 8.5, June 10, 2013) (File: T02)

**This matter was recommended (Section "K") to City Council for consideration of adoption at its meeting to be held on 6/17/2013.**

**Members of General Committee addressed several enquiries to City staff and received responses.**

**Members of General Committee provided announcements concerning a number of matters.**

**The meeting adjourned at 10:28 p.m.**

**CHAIRMAN**