

**From:** Tim Godin <[REDACTED]>  
**Sent:** Wednesday, April 16, 2025 11:30 AM  
**To:** cityclerks <cityclerks@barrie.ca>  
**Cc:** [REDACTED]  
**Subject:** File : D30-003-2025 - April 16th , Public Meeting for Application for Zoning By-Law 435 Anne Street North and 33 Harrison Cres., Barrie

Good Morning,

Sending questions per the attached subject, ahead of scheduled Public Meeting @ 6pm

*Prefixing my questions with - I'm not opposed to providing housing and affordable housing options wherever they are, as it's apparent the City of Barrie requires more housing, but, if it's done in a methodical, sustainable manner that doesn't impact established residents, and not as a fulfillment of a political agenda.*

1 - There are already traffic concerns along Anne St N, with the access points to the multi-level units this will be problematic exiting and entering, particularly in the summer, when Anne St. N used as a bypass for accident issues on the hwy 400. The dwellings proposed facing Harrison Cres., appear to be single car driveways, as in all likelihood, these will become rental properties, or residents with multi-vehicles, the street parking will become problematic. As well there are a number of children on both sides of the property. Looking for a better traffic management plan.

2 - Have local school Boards been engaged to see if they can absorb the potential increase in student population, busing will be an issue with the proposed traffic plan not to mention the safety aspect.

3 - The Geotech report indicates elevated levels of PHC F3 , assuming this is diesel fuel, solvents, considering the long usage of the properties for farming. It also is recommending a soils remediation plan. What is the plan? Why were there so few test points?

4 - On the site plan there are no snow loading points on the property, concerns with spring run off, flooding to adjacent properties.

5 - What is the plan for the infrastructure that is required to support this development, new gas, hydro, sewer or augmenting existing, and what are impacts to established residents.

6 - Does this site require a SAR (species at risk) study, as there have been owls in this area as well as brown bats (which land on the protected list)

7 - There appears to be several components that don't meet BY-Law 2009-141 (R3), why would this be allowed? Is it to support more dealings at the cost of residential space requirements.

Thank-you

Tim Godin

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