

CITY HALL
70 COLLIER STREET
TEL. (705) 739-4208
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The City of
BARRIE

P.O. BOX 400
BARRIE, ONTARIO
L4M 4T5

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

February 24, 2017
Files: D12-425/D14-1620

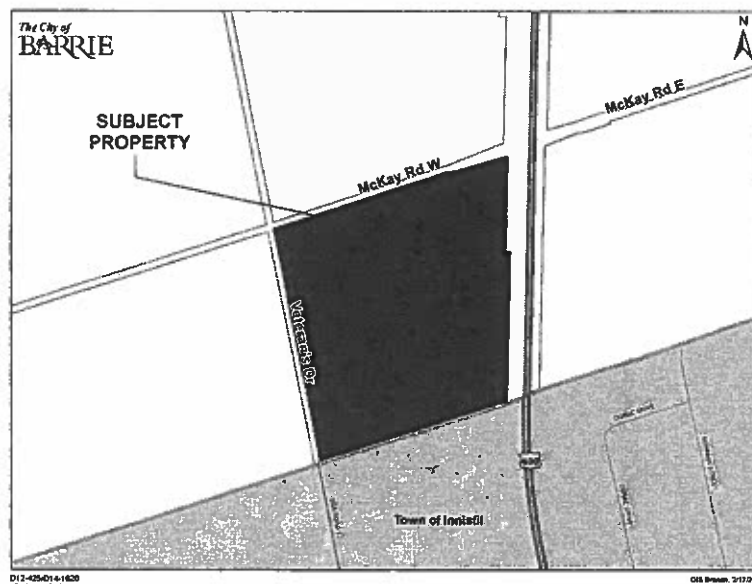
NOTICE OF FILING OF COMPLETE APPLICATIONS FOR DRAFT PLAN OF SUBDIVISION AND AMENDMENT TO THE ZONING BY-LAW AND NOTICE OF A PUBLIC MEETING PURSUANT TO SECTIONS 34 (10.7), 34(12), 51(19.9) AND 51(20) OF THE PLANNING ACT, R.S.O. 1990, AS AMENDED, IN RESPECT TO A PROPOSED AMENDMENT TO THE ZONING BY-LAW AND DRAFT PLAN OF SUBDIVISION

Dear Sir/Madam:

Re: Amendment to the Zoning By-law and Draft Plan of Subdivision – Watersand Construction Ltd., south east corner of Veteran's Drive and McKay Road West, Barrie

TAKE NOTICE that KLM Planning Partners Inc. on behalf of Watersand Construction Ltd. has submitted complete applications as of February 17, 2017 for Draft Plan of Subdivision and an Amendment to the Zoning By-law for lands located at the south east corner of Veteran's Drive and McKay Road West, Barrie

TAKE NOTICE that the General Committee of the Council of the Corporation of the City of Barrie will hold a public meeting on **March 20, 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 KLM Planning Partners Inc. on behalf of Watersand Construction Ltd. The lands are designated Highway 400 Industrial/Business Park in the City's Official Plan and are currently zoned Agriculture (AG) in accordance with Zoning Bylaw 054-04 (Innisfil). The owner has applied to amend the current zoning of the property to Highway 400 Industrial with Site Specific exceptions (EM2(SP-XXX)) pursuant to Zoning By-law 2009-141. The owner has also applied to subdivide the property into 16 industrial employment blocks.



D12-425/D14-1620
40 McKay Rd W

028 Drawn: 2/17/2017

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 **March 14, 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 the 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.

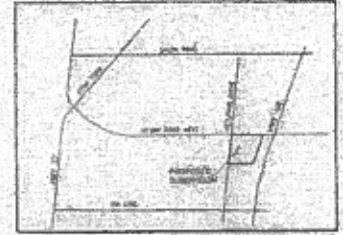
Bailey Chabot, Planner
City of Barrie,
P.O. Box 400
Barrie, Ontario L4M 4T5

DRAFT PLAN OF SUBDIVISION
 PART OF LOTS 6 AND 7
 CONCESSION 9
 (GEOGRAPHIC TOWNSHIP OF INNISFIL)
 CITY OF BARRIE
 COUNTY OF SIMCOE

SCALE 1:2000



DRAFT PLAN T-



KEY PLAN

SECTION 51, PLANNING ACT,
 ADDITIONAL INFORMATION

- A. AS SHOWN ON DRAFT PLAN
- B. AS SHOWN ON DRAFT PLAN
- C. AS SHOWN ON DRAFT PLAN
- D. USE SCHEDULE OF LAND USE
- E. AS SHOWN ON DRAFT PLAN
- F. AS SHOWN ON DRAFT PLAN
- G. AS SHOWN ON DRAFT PLAN
- H. AS SHOWN ON DRAFT PLAN
- I. AS SHOWN ON DRAFT PLAN
- J. AS SHOWN ON DRAFT PLAN
- K. AS SHOWN ON DRAFT PLAN
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- M. AS SHOWN ON DRAFT PLAN
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- U. AS SHOWN ON DRAFT PLAN
- V. AS SHOWN ON DRAFT PLAN
- W. AS SHOWN ON DRAFT PLAN
- X. AS SHOWN ON DRAFT PLAN
- Y. AS SHOWN ON DRAFT PLAN
- Z. AS SHOWN ON DRAFT PLAN

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE DIMENSIONS OF THE LAND TO BE SUBDIVIDED AS SHOWN ON THIS PLAN, AND THEIR RELATIONSHIP TO THE ADJACENT LANDS ARE ACCURATELY AND CORRECTLY SHOWN.

DATED: Nov. 01, 2018

CST
 GARY D. WINDERS
 SURVEYOR
 10000 JONES ROAD
 WINDERS ONTARIO

OWNER'S CERTIFICATE

I AUTHORIZE KLM PLANNING PARTNERS INC. TO PREPARE AND SUBMIT THIS DRAFT PLAN OF SUBDIVISION TO THE CITY OF BARRIE FOR APPROVAL.

DRAWN:

WATERSAND CONSTRUCTION LTD.

DATE:

DATE GROUP:
 25 FLOOR PLAN
 1/16/18
 1/16/18

WATERSAND
 1/16/18

SCHEDULE OF LAND USE

TOTAL AREA OF LAND = 40,837.65m² (100,810,000sq. ft.)

Block	Use	Area (m ²)	Area (sq. ft.)
Block 1-18	Residential	32,314	74,907
Block 17	Residential	1,046	2,362
Block 18	Residential	1,046	2,362
Block 19	Residential	1,046	2,362
Block 20	Residential	4,785	11,458
Streets		2,486	5,718
TOTAL		40,837	100,810

NOTE - DIMENSIONS RELATED TO SURVEY GENERAL DATA

KLM PROJECT No. P-2758
 SCALE 1:2000 Oct. 31, 2018
 DWG. No. - 16:1
 PLANNING PARTNERS INC. 40 JAMES STREET UNIT 15, GERRARD ONTARIO L6P 6K6
 Planning • Design • Development