



**COMMITTEE OF ADJUSTMENT  
PUBLIC NOTICE OF HEARING  
SUBMISSION NO. B29/21**

**TAKE NOTICE** that an application has been received from **Fresco Construction, c/o Luc Greggain** for consent under Section 53 of the *Planning Act*, R.S.O. 1990, c. P.13, as amended for a consent to a conveyance of property to re-establish a pre-existing lot line.

**IN THE MATTER OF** the premises described as PLAN 13 N/PT LOT 8 E/S BAYFIELD and PLAN 114 S/PT LOT 1 S/ROSE and known municipally as **251 and 253 Bayfield Street** in the City of Barrie.

The property is zoned Residential Multiple Dwelling Second Density (RM2).

The application, if granted by the Committee of Adjustment, will serve to re-establish a boundary lot line.

The severed lands propose to have a lot area of 952 square metres and a proposed lot frontage of 13.31 metres on **Bayfield Street**.

The retained lands propose to have a lot area of 932 square metres and a proposed lot frontage of 17.07 metres on **Bayfield Street**.

The subject application is being considered concurrently with applications A39/21 and A43/21.

**TAKE FURTHER NOTICE** that the Committee of Adjustment public hearing has been scheduled for **Wednesday, July 28, 2021**. With the current restrictions on public gatherings due to COVID-19, this public meeting will be held in a virtual forum with electronic participation. The application and others will be heard commencing at **5:00 p.m. via ZOOM**.

To participate in the virtual planning meeting, you will need access to a computer with internet service or a telephone. For information on how to register for the meeting please go to: [www.barrie.ca/cofa](http://www.barrie.ca/cofa).

Notices are sent to all property owners shown on the last assessment records within 60m of the subject property.

Although this is a public hearing, you are not required to attend unless you wish to speak to the application. If you have specific comments regarding this application, you may submit comments to the Secretary-Treasurer of the Committee of Adjustment at [cofa@barrie.ca](mailto:cofa@barrie.ca).

Every attempt should be made to file your submission six days prior to the Public Hearing date. Notice of the decision will be provided to each person who appeared in person or by authorized representative at the hearing and who files with the Secretary-Treasurer a written request for notice of the decision. If you do not attend, the hearing will proceed in your absence and you will receive no further notice. You must register and attend the hearing to receive further notice.

For more information on the application, including plans filed with the application, please email [cofa@barrie.ca](mailto:cofa@barrie.ca).

Inquiries by phone can be made through Service Barrie at (705) 726-4242 during regular business hours. If you require any language interpreters, the City of Barrie, upon request, will provide language interpreters at the public hearing.

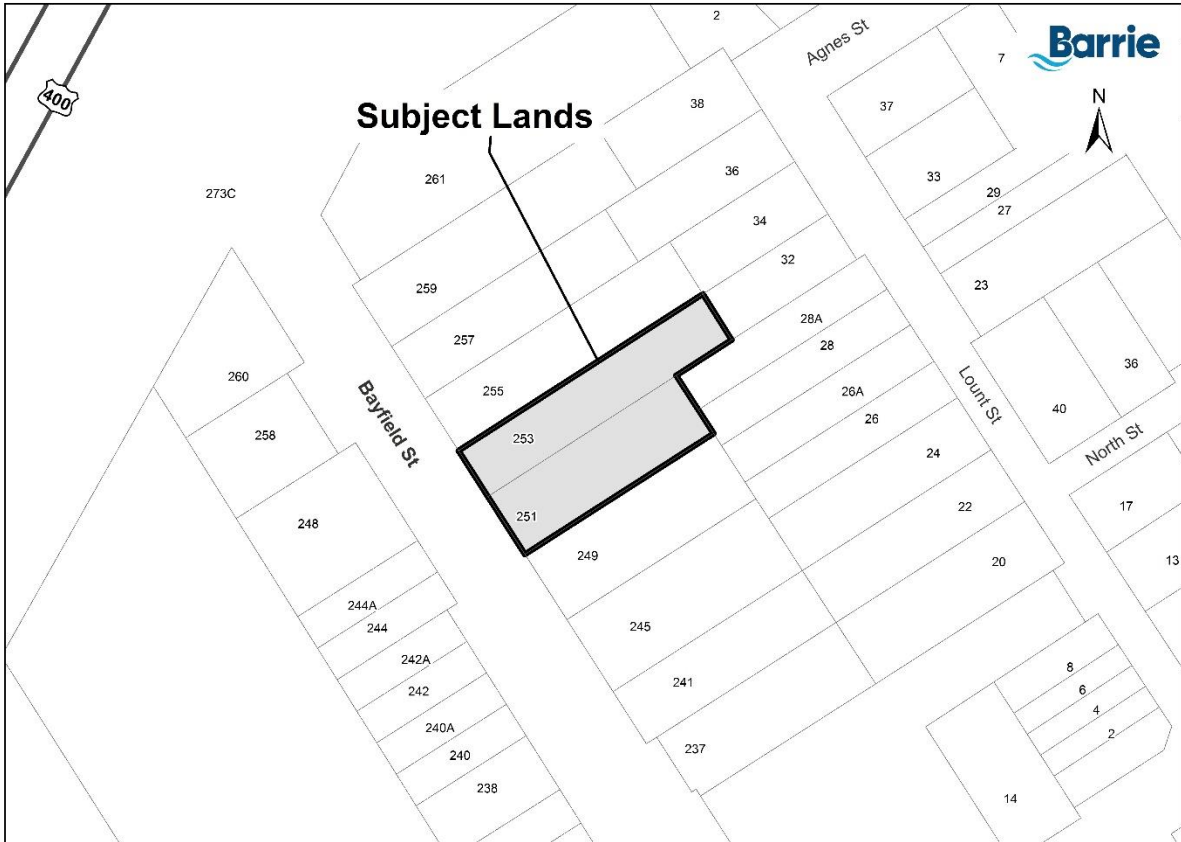
To view this notice online, please visit our website at [www.barrie.ca/cofa](http://www.barrie.ca/cofa)

Dated: July 13, 2021

Janice Sadgrove  
Secretary-Treasurer



COMMITTEE OF ADJUSTMENT  
KEY MAP  
SUBMISSION NO. B29/21  
251 & 253 BAYFIELD STREET



251/ 253 Bayfield St  
Barrie, On.

Development Services  
6/24/2021

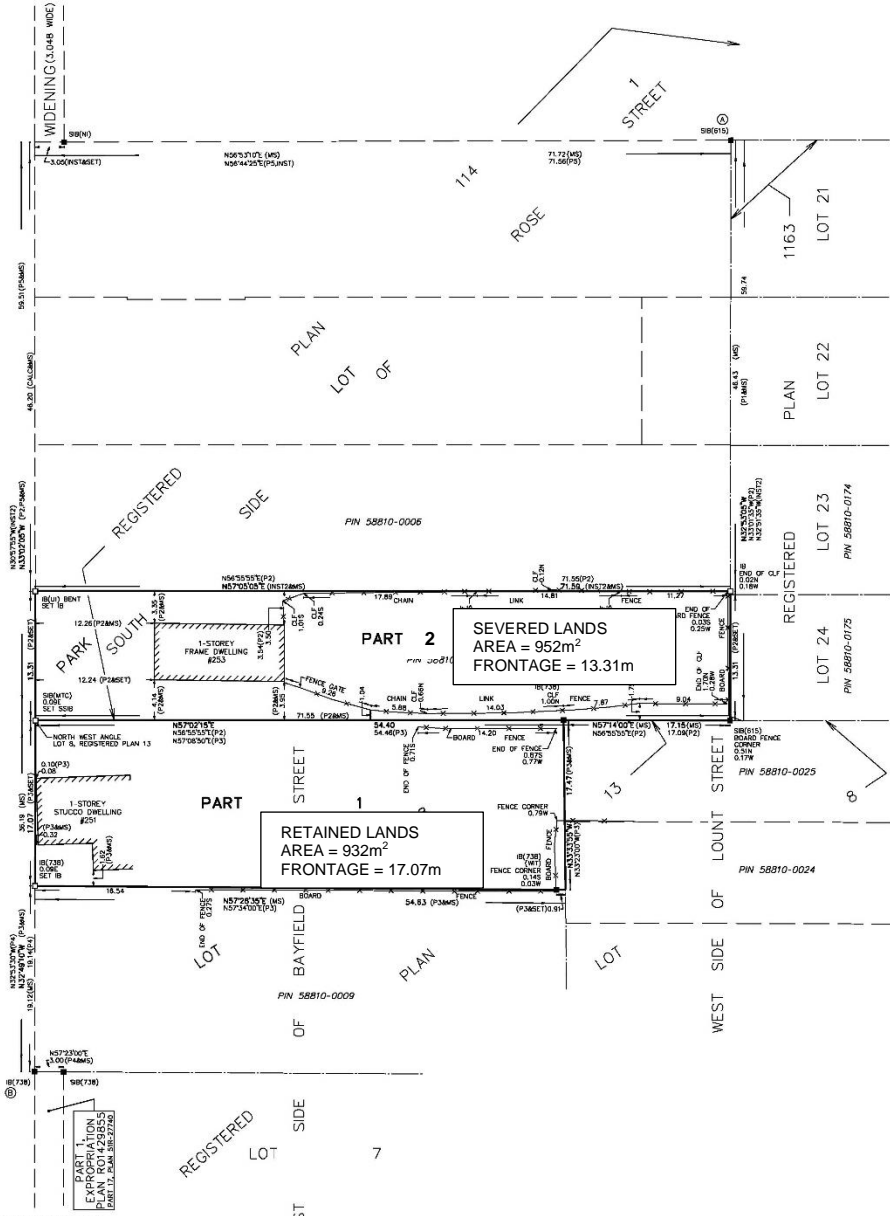


COMMITTEE OF ADJUSTMENT  
SEVERANCE SKETCH  
SUBMISSION NO. B29/21  
251 & 253 BAYFIELD STREET

SCHEDULE			
PART	LOT	REGISTERED PLAN	ALL OF PIN
1	PART OF 8	13	58810-0068
2	PART OF PARK LOT 1	114	58810-0007



ROAD ALLOWANCE BETWEEN CONCESSIONS 4 AND 5  
(KNOWN AS) BAYFIELD STREET (FORMERLY MILL ROAD)  
PIN 58810-0007



PLAN OF SURVEY OF  
PART OF PARK LOT 1  
(SOUTH SIDE OF ROSE STREET)  
REGISTERED PLAN 114  
AND  
PART OF LOT 8  
(EAST SIDE OF BAYFIELD STREET)  
REGISTERED PLAN 13  
CITY OF BARRIE  
COUNTY OF SIMCOE

J.D. BARNES LIMITED

SCALE 1 : 250

THE INTENDED PLOT SIZE OF THIS PLAN IS 609mm IN WIDTH BY 808mm IN HEIGHT WHEN PLOTTED AT A SCALE OF 1:250

METRIC DISTANCES AND/OR COORDINATES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048.

NOTES

BEARINGS ARE UTM GRID, DERIVED FROM OBSERVED REFERENCE POINTS A AND B, BY REAL TIME NETWORK (RTN) OBSERVATIONS, UTM ZONE 17, NAD83 (CSRS) (2011.0).

DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR OF 0.999995.

FOR BEARING COMPARISONS, A ROTATION OF 0°54'35" COUNTER-CLOCKWISE WAS APPLIED TO BEARINGS ON P1.

A ROTATION OF 0°10'50" COUNTER-CLOCKWISE WAS APPLIED TO BEARINGS ON P2.

A ROTATION OF 0°10'50" COUNTER-CLOCKWISE WAS APPLIED TO BEARINGS ON P3.

AND INSTRUMENT NO. R0120013.

A ROTATION OF 0°55'55" COUNTER-CLOCKWISE WAS APPLIED TO BEARINGS ON INSTRUMENT NO. R0120013.

LEGEND

- DENOTES SURVEY MONUMENT FOUND
- DENOTES SURVEY MONUMENT SET
- SB DENOTES STANDARD IRON SHOT
- SB6 DENOTES SHORT STANDARD IRON BAR
- B DENOTES IRON BAR
- PB DENOTES PLASTIC BAR
- WT DENOTES WETNESS
- MS DENOTES MEASURED
- MSB DENOTES MEASURED
- JDB DENOTES J.D. BARNES LIMITED
- P1 DENOTES REGISTERED PLAN 1143
- P2 DENOTES PLAN OF SURVEY BY E.C. BARKES, O.L.S. DATED: AUGUST 22, 1974
- P3 DENOTES REGISTERED PLAN 10, 1976 DATED: NOVEMBER 10, 1976
- P4 DENOTES EXPROPRIATION PLAN 04428855 DATED: DECEMBER 8, 1997
- P5 DENOTES PLAN OF SURVEY BY EPHRATT & MOROCC SURVEYING LTD., DATED: DECEMBER 8, 1997
- P10 DENOTES J.H. DRAMOND, O.L.S.
- P28 DENOTES R.C. GORHAM, O.L.S.
- P29 DENOTES ROSENEY C. BARKES, O.L.S.
- M DENOTES MINISTRY OF TRANSPORTATION AND COMMUNICATIONS
- ND DENOTES NOT IDENTIFIABLE
- CLF DENOTES CHAIN LINK FENCE
- WET DENOTES WETNESS
- INST2 DENOTES INSTRUMENT NO. R0120013
- INST3 DENOTES INSTRUMENT NO. R0120013
- CALC DENOTES CALCULATED FROM DEEDS AND P5

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:  
1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.  
2. THE SURVEY WAS COMPLETED ON MAY 27, 2021.

JUNE 10, 2021  
DATE

*Laurence J. Barnes*  
LAURENCE J. BARNES  
ONTOARIO SURVEYOR

THIS PLAN OF SURVEY RELATES TO ADSL PLAN SUBMISSION FORM NUMBER 2163282

		<b>J. D. BARNES</b>		
		SURVEYING & MAPPING LIMITED LAND INFORMATION SPECIALISTS 42 COMMERCE PARK DRIVE, UNIT V, BARRIE, ON L4N 1W8 T: (705) 739-8779 F: (705) 739-0771 www.jdbarnes.com		
DRAWN BY: ACR	CHECKED BY: LJK	REFERENCE NO.: 21-11-899-00	PLOTTED: 6/24/2021	DATED: 05/28/2021

THE RESULTANT BE BETWEEN ORP (A) AND ORP (B) IS 118.75° N 03°50'20" E

INTEGRATION DATA			
POINT ID	EASTING	NORTHING	COORDINATES TO URBAN ACCURACY PER SECTION 14 (2) OF O. REG 216/10.
ORP (A)	803 782.37	4 918 985.30	
ORP (B)	803 724.36	4 918 885.86	

COORDINATES CANNOT, BY THEMSELVES, BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.