

Notice of the filing of a Complete Application pursuant to Section 34(10.4) of the Planning Act, R.S.O. 1990, as amended, and Notice of a Public Meeting pursuant to Section 34(12) of the Planning Act, R.S.O. 1990, as amended, in respect to a Proposed Amendment to the Zoning By-Law

Re: Amendment to the Zoning By-law – Innovative Planning Solutions Inc., on behalf of N.J. Electric General Contracting, 159 Huronia Road, Barrie – COB File Ref.: D30-015-2023

TAKE NOTICE that the Corporation of the City of Barrie is in receipt of complete application as of Wednesday, April 26, 2023 for a proposed **Amendment to the Zoning By-law**.

TAKE NOTICE that the Affordability Committee of the Council of the Corporation of the City of Barrie will hold a public meeting on **Thursday, June 22, 2023 at 6:00 p.m.** to review an application for an Amendment to the Zoning By-law submitted by Innovative Planning Solutions, on behalf of N.J. Electric General Contracting, for the lands municipally known as 159 Huronia Road.

The property is 1,400 square metres (0.35 acres) in area, with frontage of approximately 52 metres along Huronia Road and 29 metres along Little Avenue.

The application proposes to rezone the existing 'Residential Single Detached Dwelling First Density (R1)' zone to 'Residential Multiple Dwelling Second Density – Townhouse with Special Provisions (RM2-TH) (SP-XXX)'. The proposed rezoning would facilitate the construction of four (4) street townhouse units fronting onto Huronia Road. The application proposes an increase in the maximum permitted gross floor area for three (3) of the units ranging from 80% to 110%, where 60% is permitted, and a driveway length of 7.0 metres for all four (4) lots, where 11 metres is required.

This public meeting will be held in person in the City's Council Chambers, on the 2nd Floor of City Hall, and by a virtual forum with electronic participation. The meeting will be live-streamed on the City's YouTube Channel [youtube.com/citybarrie](https://www.youtube.com/citybarrie).

If you wish to provide oral comments virtually at the Public Meeting, please register in advance by emailing: cityclerks@barrie.ca or calling 705-739-4220, Ext. 5500 during regular office hours prior to **Thursday, June 22, by 12:00 p.m.** Once registered, you will be provided information from the Legislative Services Branch on how to make your submission.

Any person may attend the meeting, make representation, or present a submission related this matter. If you wish to make a written submission, please email cityclerks@barrie.ca or mail to: City Hall, 70 Collier Street, PO Box 400, Barrie, ON L4M 4T5 (Attention: City Clerk). Written comments must be received by **Thursday, June 22, 2023, by 12:00 p.m.**

Notification of the Amendment to the Zoning By-law if approved by Council will be provided upon written request to the undersigned file manager in the Development Services Department – Planning Division.

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 in respect of the proposed Amendment to the Zoning By-law before the Corporation of the City of Barrie gives or refuses to give approval to the Amendment to the Zoning By-law:

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

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.

Any person wishing further information or clarification in regard to the Zoning By-law Amendment should contact the file manager noted below during regular office hours.

All information including studies, presentations, and reports, are considered part of the public record. The complete submission package is available on the Proposed Developments webpage on the City's website under **Ward 8 – 159 Huronia Road** at the following link: barrie.ca/ProposedDevelopments.

Dana Suddaby, RPP, Planner
705-739-4220, Ext. 4473
Dana.suddaby@barrie.ca

Development Services Department - Planning
City of Barrie, 70 Collier Street, P.O. Box 400
Barrie, Ontario, L4M 4T5

KEY MAP

