

February 9, 2026  
File No. D00-CPPS-2026

**NOTICE OF OPEN HOUSE AND PUBLIC MEETING PUSUANT TO SECTIONS 17, 34(12), AND 70.2, AND O.REG 173/16, OF THE *PLANNING ACT*, R.S.O. 1990, AS AMENDED, IN RESPECT TO A PROPOSED AMENDMENT TO THE OFFICIAL PLAN 2051 (MAY 2024) AND NEW COMMUNITY PLANNING PERMIT SYSTEM (CPPS)**

**TAKE NOTICE** that the City of Barrie has prepared an amendment to the City's Official Plan 2051 (May 2024) and draft Community Planning Permit System (CPPS) By-law and will hold an in person drop-in style open house on **Monday, February 23, 2026, from 3:30-7:30PM** at the General John Hayter Southshore Centre.

**AND TAKE NOTICE** that the Affordability Committee of the Council of the Corporation of the City of Barrie will hold a public meeting on **Wednesday, March 11, 2026, at 6:00PM** for the city-initiated amendment to the Official Plan 2051 (May 2024), and new Community Planning Permit System (CPPS) By-law, at City Hall Council Chambers.

**THE PURPOSE** of the Official Plan Amendment is to add policies to the Official Plan to designate the entire Allandale Major Transit Station Area (MTSA) as a Community Planning Permit System (CPPS) area. All new development in the Allandale MTSA shall be regulated by a Community Planning Permit (CPP) by-law. Additional policies are included with the Official Plan Amendment regarding the intent of the CPP by-law, and to connect specific development-related objectives of the MTSA with the City's Official Plan "Planning a Cultural City" policies.

The draft Community Planning Permit System (CPPS) by-law will combine the zoning by-law amendment, site plan control, and minor variance processes into a single application and approval process. This will reduce review and approval timelines to 45 days. Once a permit is issued, landowners may proceed directly to a building permit application. The Community Planning Permit System (CPPS) will implement the Provincial vision for Major Transit Station Areas (MTSAs), and policies of the City's Official Plan.

The Community Planning Permit System (CPPS) study area has been scoped based upon early feedback. Phase one will include only the Allandale Major Transit Station Area (MTSA).

The Community Planning Permit System (CPPS) is a key initiative under the City of Barrie's Housing Accelerator Fund (HAF) Action Plan.

No registration is needed for the in-person Open House. This is a drop-in session, being held at the General John Hayter Southshore Centre, located at 205 Lakeshore Dr., Barrie, ON, L9S 3T7. Parking is available on-site and is free of charge for the event. For additional information about the CPPS project please visit <https://www.buildingbarrie.ca/cpps>.

The public meeting will be held in a virtual forum with electronic participation and in-person at City Hall. The meeting will be livestreamed on the City of Barrie YouTube Channel <http://youtube.com/citybarrie>.

If you wish to provide oral comments (virtually or in-person) at the public meeting, please register in advance by emailing: [cityclerks@barrie.ca](mailto:cityclerks@barrie.ca) or calling 705-739-4220, ext. 5500 during regular office hours prior to **Wednesday, March 11, 2026, by 12:00PM**. Once you register, you will be provided information from the Legislative Services Branch on how to make your submission. If you would like to participate virtually, you will need access to a computer with internet service or a telephone.

Any person may attend the meeting and make representation or present submissions respecting this matter. If you wish to make a written submission concerning this matter, please email or mail written comments to [cityclerks@barrie.ca](mailto:cityclerks@barrie.ca) or City Hall, 70 Collier Street, PO Box 400, Barrie, ON L4M 4T5 (attention: City Clerk). Written comments must be received by **Wednesday, March 11, 2026, by 12:00PM**.

Notification of the approval of the Official Plan Amendment and Community Planning Permit System (CPPS) By-law by the City will be provided upon written request to the undersigned file manager in the Development Services Department – Planning Division.

If a person or public body who would otherwise have an ability to appeal the decision of the Council of the City of Barrie to the Ontario Land Tribunal (OLT) but the 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 Official Plan Amendment before the Corporation of the City of Barrie gives or refuses to give approval to the Official Plan Amendment:

- (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.

Information will be made available, ahead of the Public Open House on **Monday, February 23, 2026**, inclusive of the proposed Community Planning Permit (CPP) By-law, proposed Official Plan Amendment, proposed District mapping, and other supporting documents.

All information including opinions, studies, presentations, reports, are considered part of the public record. The submission is posted under the Official Plan page on the City's website at the following link: <https://barrie.ca/OfficialPlan>. A key map of the study area is provided for reference.

Any person seeking further information or clarification regarding the Official Plan Amendment or Community Planning Permit System (CPPS) can contact the undersigned directly:

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705-739-4220 ext. 4416

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

# KEY MAP

## Allandale Major Transit Station Area (MTSA)

