

## Appendix A

**Ministry of  
Municipal Affairs  
and Housing**

Office of the Minister  
777 Bay Street, 17<sup>th</sup> Floor  
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Tél. : 416 585-7000



234-2024-6032

January 10, 2025

Your Worship  
Mayor Alex Nuttall  
City of Barrie  
[officeofthemayor@barrie.ca](mailto:officeofthemayor@barrie.ca)

**Re: Request for Minister's Zoning Order – City of Barrie (Essa Rd and Wood St)**

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Dear Mayor Nuttall:

Thank you for the request to use the Community Infrastructure and Housing Accelerator (CIHA) tool to rezone lands in the City of Barrie located at 175 & 199 Essa Rd and 50 Wood St for a mixed-use development. I appreciate your efforts to increase housing supply in the City of Barrie. However, I have decided that this matter would be best addressed through the municipal planning process, so I am declining this request.

As you are aware, in April 2024, the province introduced legislation that removed the CIHA tool. In May 2024, Barrie's CIHA request was consulted on to determine whether it should be considered as an MZO request, pending confirmation of municipal support. The City of Barrie did not provide a written response to that consultation.

Meanwhile, the Ministry has continued working with City staff and the proponent to address alignment with the [zoning order framework](#) released in April 2024. However, it remains unclear why this proposal requires Ministerial zoning relief and could not be advanced through the municipal planning process. I understand there is further environmental and archaeological work that could be addressed more efficiently through the municipal planning process, and an outstanding local issue regarding school sites. In this case, an MZO would not facilitate getting shovels in the ground faster.

Thank you for your ongoing support in streamlining municipal planning processes to get more housing built and help move critical projects at a pace that Ontarians need and deserve. Please accept my best wishes.

Sincerely,

A handwritten signature in blue ink, appearing to read "Paul Calandra".

Hon. Paul Calandra  
Minister of Municipal Affairs and Housing

- c. Wendy Cooke, Clerk, City of Barrie  
Michael Prowse, CAO, City of Barrie  
Michelle Banfield, Executive Director of Development Services, City of Barrie  
Martha Greenberg, Deputy Minister, Ministry of Municipal Affairs and Housing  
Sean Fraser, Assistant Deputy Minister, Ministry of Municipal Affairs and Housing