



**COMMITTEE OF ADJUSTMENT  
PUBLIC NOTICE OF HEARING  
SUBMISSION NO. A93/24**

**TAKE NOTICE** that an application has been received from **MHBC Planning c/o Kory Chisholm on behalf of Judco Investments Limited c/o James Williams** for a minor variance from Zoning By-law 2009-141, pursuant to Section 45 of the *Planning Act*, R.S.O. 1990, c. P.13, as amended.

**IN THE MATTER OF** the premises described as Lot 11, Plan 51M695 and known municipally as **32 King Street** in the City of Barrie.

This property is zoned Light Industrial (LI)(SP-345).

This application, if granted by the Committee of Adjustment, will serve to permit a stand-alone outdoor storage use that is not in conjunction with a building on the property, together with reductions to parking and front, side and rear yard setbacks. The property is subject to Site Plan Exemption Application D11-EXE-016-2024.

The applicant is seeking the following minor variance(s):

- 1. To permit the outdoor storage of goods and materials (motorized vehicles) that is not in conjunction with a business located within a building on the same property, whereas the Zoning By-law under Section 3, requires that the outdoor storage of goods and materials occur in conjunction with a business located within a building located on the same lot.**
- 2. A front yard setback of 1 metre to Outdoor Storage, whereas the Comprehensive Zoning By-law 2009-141, under Section 4.11.1.1 and 7.3.1 Table 7.3, requires a minimum of 7 metres.**
- 3. A side yard setback of 1 metre to Outdoor Storage, whereas the Comprehensive Zoning By-law 2009-141, under Section 4.11.1.1 and 7.3.1 Table 7.3, requires a minimum of 3 metres.**
- 4. A rear yard setback of 0 metres to Outdoor Storage, whereas the Comprehensive Zoning By-law 2009-141, under Section 4.11.1.1 and 7.3.1 Table 7.3, requires a minimum of 7 metres.**
- 5. 0 parking spaces per 1000 square metres of lot area (0 parking spaces), whereas the Comprehensive Zoning By-law, under Table 4.6.1, requires a minimum of 1 parking space per 1000 square metres of lot area (7 parking spaces).**
- 6. 0 barrier free parking spaces, whereas the Zoning By-Law under subsection 4.6.4 requires 1 space be provided for barrier free parking.**
- 7. To permit Outdoor Storage that exceeds 50% of the total gross floor area of the main building to which the Outdoor Storage use is accessory to, whereas the Comprehensive Zoning By-law 2009-141, under Section 4.11.1.7, restricts Outdoor Storage uses to a maximum gross floor area equal to 50% of the gross floor area of the main building.**

**TAKE FURTHER NOTICE** that the Committee of Adjustment public hearing has been scheduled for **Tuesday, December 17, 2024**. 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).

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).

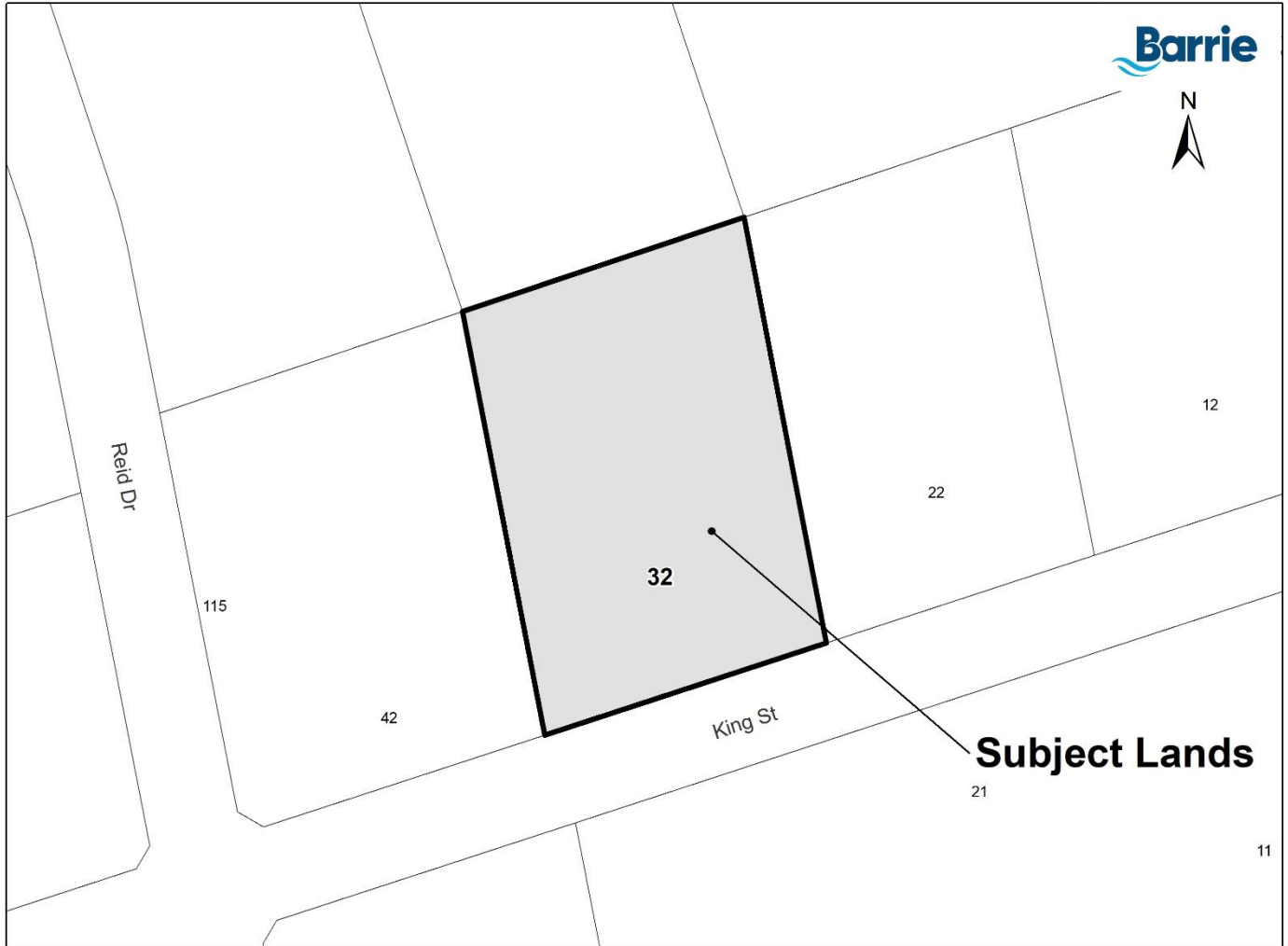
Inquiries by phone can be made through Service Barrie at (705) 726-4242 during regular business hours. If you require any language interpreters, the City of Barrie, upon request, will provide language interpreters at the public hearing.

This notice is available via [www.barrie.ca/cofa](http://www.barrie.ca/cofa).

Dated: December 2, 2024

Janice Sadgrove  
Secretary-Treasurer

**KEY MAP**



71 Vancouver St  
Barrie - ON

Development Services  
11/19/2024

**SITE PLAN**

