

**From:** Judith Rodger  
**Sent:** Friday, April 2, 2021 6:12 PM  
**To:** cityclerks <[cityclerks@barrie.ca](mailto:cityclerks@barrie.ca)>  
**Subject:** Re: Proposed Condominium at 217 Dunlop St. E. Barrie, Ont.

City Clerk's Office.  
City of Barrie, Ontario

TO WHOM IT MAY CONCERN;

I wish to submit questions relating to the proposed condo development at 217 Dunlop St. East in Barrie. I have read information on this proposed development and I am herewith asking questions and sharing my thoughts on this proposed development.

It states that there will be parking for this development. I am asking "parking for whom", the residents?, the commercial businesses? or both and where would this parking be. It just could not be on Dunlop St. E for sure. Would it be outdoor parking, underground parking and again, for whom.

I live at . . . to the proposed development, though I am on the . . . of the building so the construction will not concern me. At this time we are right now contending with coming out of our parking garage directly into oncoming traffic coming from both the East and West, which is very unsafe, while this condo building is being built at 213 Dunlop St. When that condominium building is completed, there will be cars coming out of the two driveways that will be side by side, from 213 & 215 Dunlop, trying to go either east or west. It is going to be horrendous for both buildings. Now it looks to be that another exit driveway will be entering onto Dunlop St. from 217 Dunlop St. E. That will be 3 driveways in a row with cars entering onto Dunlop St. E from 3 buildings. Their needs to be some common sense here!!!

On weekends, the cottage traffic drives through Barrie via Dunlop St. E as they head home and want to bypass the busy 400 hwy. There is a steady stream of traffic on Dunlop St. from 2pm. until 8 or 9pm. every Sunday afternoon and evening. I see it every weekend. This will make it very difficult for anyone trying to exit any of the 3 condo buildings via their driveway/garage exits, to go either way, east or west on Dunlop St.

The developers and the city staff need to come and take a look at what is involved, even as it stands now, at these Dunlop St. addresses/buildings, and picture what the eventual result will be if another condo garage/driveway is allowed to enter onto Dunlop. Think of how many cars/vehicles are involved and are parked in these garages that will enter and exit many many times a day onto one of the busiest streets in Barrie (the Main Street to be exact). More thought needs to be put into this newest development proposal.

I would appreciate hearing back from the City of Barrie. Just because there is a pandemic, communication needs to be ongoing and the City, just thinking of more tax dollars, more development charges etc.!!! is not good enough. Put yourselves in the shoes of the tenants/owners who live there and who will have to navigate that busy Dunlop St. to try to go anywhere. Our building has many seniors living here, but they can still drive and are very young at heart, and should be allowed to enter Dunlop St. from the garage/driveway safely. It is NOT SAFE even right now as construction is going on at 213 Dunlop and will only get worse. We do not need another building with its cars/vehicles from their parking/garage entering onto Dunlop St. This will not be safe for any of the persons living in any of the 3 buildings.

I look forward to receiving a response to this email and wish to be informed further on what will transpire relative to parking for this building at 217 Dunlop (for both commercial customers and condo residents). The condo being built right now at 213 Dunlop St. E. is also supposed to have commercial on the main floor of their building, and now more commercial at 217. Nobody will walk to these stores/commercial businesses from downtown, as they will be too far away. They will be white elephants, just like the property on Collier St. in the Bank of Montreal building. All of those storefronts are empty, and have been for over 3 years now and no sign of them being occupied. Nobody thought about parking for either stores or businesses. Only

street parking was provided and that surely was not enough for the number of storefronts that were built. Poor planning there for sure!!

Let us not forget this and let us think before a bulldozer goes in the ground for another condo project, one that, with another driveway entering onto Dunlop St. E. would be "one too many". Picture yourself trying to exit your driveway onto a busy main street like Dunlop, along with cars/vehicles from three buildings that probably house almost 1000 people. If nothing else, think of the safety factor!!

I look forward to your response.

Sincerely

Judith E. Rodger Swales

**From:** Alf Dick <  
**Sent:** Thursday, March 11, 2021 12:00 PM  
**To:** Jordan Lambie <[Jordan.Lambie@barrie.ca](mailto:Jordan.Lambie@barrie.ca)>  
**Subject:** Proposed Zoning Amendment re 217 Dunlop St East

Greetings;

Please send to written information re decisions of Barrie City Council with respect to the above as set out in your email re recent Notice Of Complete Application.

Earlier, I had sent an email to you, as a resident of \_\_\_\_\_ advising that, in my opinion, the proposed height of 15 storeys is too high and will not be in keeping with the height of- \_\_\_\_\_ and the Lakhuis Condominium 10 storey building. Please confirm that you received that email and that it forms part of your file herein.

Thank you.  
Alfred Dick

**From:** Alf Dick

**Sent:** Tuesday, October 27, 2020 10:49 AM

**To:** Jordan Lambie <Jordan.Lambie@barrie.ca>

**Subject:** RE: Neighbourhood Meeting - 217 Dunlop Street East. - October 22, 2020 5:00pm Confirmation

This is my response to the Neighbourhood Meeting re 217 Dunlop St East held last week.

The meeting was well presented and informative by yourself, Nicola Mitchinson and Gerry Pilon (both of whom I have met before).

I make these comments:

1. I am a tenant on the \_\_\_\_\_ of The Flamenco Apartments at \_\_\_\_\_ and, as such I have an interest in what is to be built but I of course have no direct financial interest. Our view of the Bay will be affected in the same way, whether a currently permitted 10 storey building is erected or a higher building.
2. I note the our building is 8 storeys high and The Lakhouse proposed condominium to the west is 10 storeys while the proposed building at 217 Dunlop St East is 15 storeys, almost twice the currently permitted height. The proposed building is architecturally very nice and I can understand the desire of the developer to maximize its investment, but a building of 15 storeys at this location is too high. It rises like a "finger" so as to be out of character with the existing and proposed buildings in the immediate area.  
By the way, I suggest that the architectural artist's aerial view shows The Lakhouse with a misleading height much too high.

Alfred Dick

**From:** Municipal Planning <[MunicipalPlanning@enbridge.com](mailto:MunicipalPlanning@enbridge.com)>  
**Sent:** Friday, March 12, 2021 10:27 AM  
**To:** Tina Gonneau <[Tina.Gonneau@barrie.ca](mailto:Tina.Gonneau@barrie.ca)>  
**Subject:** RE: Notice of Complete Application - 217 Dunlop St E (D30-002-2021)

Thank you for your circulation.

Enbridge Gas Inc. does not object to the proposed application however, we reserve the right to amend our development conditions.

Please continue to forward all municipal circulations and clearance letter requests electronically to [MunicipalPlanning@Enbridge.com](mailto:MunicipalPlanning@Enbridge.com).

Regards,

**Alice Coleman**  
Municipal Planning Analyst  
**Long Range Distribution Planning**

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**ENBRIDGE**  
TEL: 416-495-5386 | [MunicipalPlanning@Enbridge.com](mailto:MunicipalPlanning@Enbridge.com)  
500 Consumers Road, North York, Ontario M2J 1P8

enbridge.com  
**Safety. Integrity. Respect.**

**From:** Blaney, Cameron (MTO) <[Cameron.Blaney@ontario.ca](mailto:Cameron.Blaney@ontario.ca)>

**Sent:** Friday, March 12, 2021 11:48 AM

**To:** Tina Gonneau <[Tina.Gonneau@barrie.ca](mailto:Tina.Gonneau@barrie.ca)>

**Subject:** RE: Notice of Complete Application - 217 Dunlop St E (D30-002-2021)

217 Dunlop St E is not within MTO permit control and MOT has no concerns.

Cameron

**From:** Marisa Kay <  
**Sent:** Thursday, March 11, 2021 12:09 PM  
**To:** Jordan Lambie <Jordan.Lambie@barrie.ca>  
**Cc:** Giordana Sita <gsita@nadg.com>  
**Subject:** FW: 217 Dunlop St E

Hi Jordan,

Can you please add me to the circulation for 217 Dunlop Street East?

Thanks!

**Marisa Kay**

Coordinator, Development Services

**North American Development Group**

2851 John Street, Suite One, Markham, Ontario L3R 5R7

C: 403-708-1039

E: [mkay@nadg.com](mailto:mkay@nadg.com)



-----Original Message-----

From: Bea Weekes <

Sent: October 23, 2020 8:39 PM

To: Jordan Lambie <[Jordan.Lambie@barrie.ca](mailto:Jordan.Lambie@barrie.ca)>

Subject: Virtual Meeting re Condominium Project at 217 Dunlop St. E.

I was informed about the meeting yesterday but was unable to participate. As I am very interested to know the outcome of the meeting, would you please be so kind as to forward any information relevant to this project and any information which resulted from the meeting along with dates of any future meetings to

With thanks,  
Bea Weekes



**From:** Edward Tracy  
**Sent:** October 22, 2020 12:52 PM  
**To:** Jordan Lambie <[Jordan.Lambie@barrie.ca](mailto:Jordan.Lambie@barrie.ca)>  
**Subject:** Questions re 217 Dunlop st presentation

Hello Jordan,

I am planning to attend this evenings presentation for 217 Dunlop st.

I am curious regarding the protocol around the process. Can I assume neighbours will have further input beyond this presentation regarding the the 6 zoning variances being sought for this development.

Also can you confirm if the City of Barrie has a zoning heigh limited for this side of Dunlop st

Thanks Kindly

Ed Tracy

Edward Tracy

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This e-mail may be privileged and confidential. If you received this e-mail in error, please do not use, copy or distribute it, but advise me (by return e-mail or otherwise) immediately, and delete the e-mail.

-----Original Message-----

From: SIMPSON

Sent: Thursday, October 22, 2020 10:15 AM

To: Jordan Lambie <Jordan.Lambie@barrie.ca>

Subject: 217 Dunlop Street East Public Consultation

Good Morning Mr. Lambie,

My name is Richard Simpson. I saw the above noted neighbourhood consultation in the Barrie Advance yesterday and registered to attend. I am retired and live

the architect noted in the article will make a presentation and depending on the information presented by the developer or his agent, I may wish to ask questions regarding the details of the bylaw variance requested. To help me prepare for the meeting would it be possible for you to provide me with the following:

1. The existing zoning bylaw and how it pertains to 217 Dunlop East.
2. Full copies of the proposed condo building including a survey showing the proposed building and including all setbacks.
3. Diagrams or surveys showing how access will be maintained to the North Shore Waterfront Trail between 215 Dunlop East and 217 Dunlop East.
4. Information on all variances requested or required for the current proposed plan to be approved.

Thank you,  
Richard Simpson

**From:** William von Althen  
**Sent:** Sunday, October 18, 2020 8:10 PM  
**To:** Jordan Lambie <Jordan.Lambie@barrie.ca>  
**Subject:** 217 Dunlop St.

Hello,

I live from the proposed development at 217 Dunlop St. This development, if approved, would have a direct impact on myself and my family.  
I have registered for this Thursday's neighbourhood meeting.

I am writing to request any further information about this development, and notices of any future meetings.

With thanks.

William von Althen

**From:** James Manzo  
**Sent:** Tuesday, October 13, 2020 10:25 AM  
**To:** Jordan Lambie <Jordan.Lambie@barrie.ca>  
**Subject:** 217 Dunlop Street East

Hi Jordan

If you can please put me on the mailing list for the subject property that would be great.

Thank you

**James Manzo**

Sales Representative

<https://mavencommercial.ca/>

The logo for Maven Commercial Real Estate features the word "MAVEN" in a large, serif, all-caps font. A thin, dark horizontal line is positioned across the middle of the letters, passing through the 'A' and 'V'.

COMMERCIAL REAL ESTATE

19 Poyntz Street, Suite 100, Barrie, ON L4M 3N8

P: (705) 728-9000 ext. 206 | M: (705) 229-6900

F: (705) 728-0014 | E: [james@mavencommercial.ca](mailto:james@mavencommercial.ca)