

From: Mark.Leshchyshyn@HydroOne.com [<mailto:Mark.Leshchyshyn@HydroOne.com>]
Sent: September 6, 2013 10:54 AM
To: Dawn McAlpine
Subject: Draft Plan of Subdivision No. D12-405/D14-1557
Importance: High

Draft Plan of Subdivision No. D12-405/D14-1557

We have reviewed the documents concerning the above noted Draft Plan of Subdivision Application and have no comments or concerns at this time.

Our preliminary review considers issues affecting Hydro One's 'High Voltage Facilities and Corridor Lands' only.

For proposals affecting 'Low Voltage Distribution Facilities' the Owner/Applicant should consult their local area Distribution Supplier. Where Hydro One is the local supplier the Owner/Applicant must contact the Hydro subdivision group. subdivision@Hydroone.com or call 1-866-272-3330.

If you have any questions please call me at the number below.

Thank you.

Dennis De Rango
Specialized Services Team Lead
905-946-6237



Simcoe County Alliance to End Homelessness

1110 Highway 26, Midhurst, ON L0L 1X0

705.726.2301

SCATEH

September 4, 2013

Attention: Mayor Jeff Lehman, Councilor Arif Khan, City Council representatives and Planning Staff;

From: Sara Peddle, Chair of the Simcoe County Alliance to End Homelessness and Executive Director of the DBSC.

Dear Mayor Lehman, Councilor Khan, City Council and staff,

I am writing on behalf of the membership of the SCATEH and as a concerned Barrie citizen working with people experiencing poverty, homelessness and the complex issues that contribute to being marginalized. We are concerned with the recent events leading up to the one year eviction notices issued to the residents of the Burton Avenue Trailer Park dated July 31st, 2013.

I am familiar with the park to be affordable residence for a number of the residents that access services of the DBSC and other SCATEH member agencies. Our concerns are of a serious nature because there are some individuals and families that we feel will have no options once they leave their sole investments/equity at the park other than becoming homeless, seeking shelter beds or searching out low cost rentals which we all have identified as being very scarce in our area. These citizens may find themselves farther from public transportation, from their familiar and comfortable sense of community and end up living in precarious housing in a category that we refer to as "under housed". This situation in Barrie at the park is uncommon for communities in 2013. The fact that the park has been a neighbourhood since 1948 is significant when looking at the toll it will take for people to leave in July 2014. There are other cities/towns in the province that have experienced similar situations where the municipality has blocked the development. We know that the City of Barrie staff are inquiring about this situation and we sincerely appreciate those efforts.

"working together to help end homelessness"



Simcoe County Alliance to End Homelessness

1110 Highway 26, Midhurst, ON L0L 1X0

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SCATEH

Then there is the issue of losing the little that these residents have acquired as they may be forced to walk away from their assets. For those who are under employed, on social assistance or disability pensions there are very little resources for a relocation process of this magnitude.

Our SCATEH group, as a County-wide non-profit coalition of over 70 organizations, is committed to strengthening community capacity in order to reduce homelessness, or the risk of homelessness, through awareness-raising, advocacy and other strategies. Membership is open to all who share this vision. The numbers of homeless and at risk populations in the community have continued to rise as the population in the area also continues to expand. Homeless citizens continue to face serious hardships. Barriers such as housing affordability are compounded by the shortage of year-round, stable employment, by citizens facing challenges with addictions and mental illness, a lack of nutritional food, transportation difficulties with life in rural areas, and insufficient life skills to sustain living in housing that is available.

We understand that this is a complex and emotional issue for the City of Barrie to deal with. We also realize that if the vote at council is to refuse the development proposal by the land owners, then it will most likely be taken to the Ontario Municipal Board and a decision will be final from that governing body. We are encouraging you to be diligent with your investigation into all legal possibilities and we urge you to combine this with compassion for the Burton Avenue Park residents. We realize that this will require creativity and optimism and most likely an honest, respectful and passionate conversation with Mr. Melchior and his business partners. We appreciate your prompt response to the residents to listen to their concerns within 14 days of their eviction notices and we also understand the workload this places on some of your City staff with information gathering and research. Still, as a city that has a reputation of caring, I strongly ask that you do everything in your power to assist the residents living in this mobile home community.

If you are unsuccessful please include the SCATEH in your subsequent endeavor to look for a Plan B.

Sincerely yours

Sara Peddle

“working together to help end homelessness”

September 18, 2013

Dawn McAlpine
City Clerk
City of Barrie
P.O. Box 400
Barrie, Ontario
L4M 4T5

Dear Ms. McAlpine:

Re: Amendment to the Zoning By-law and Plan of Subdivision – 655423 Ontario Ltd.,
196 Burton Avenue, Barrie

We wish to inform the City Clerk's Office and the General Committee of the Council of the Corporation of the City of Barrie about concerns that we have regarding the proposed future development of the above mentioned property.

Specifically, we are concerned about: (a) the space between the proposed townhouses and future medium density block and the existing properties on the east side of Kelly Place; and (b) the single road access to existing city streets for the 90 street townhouses and the medium density block.

- (A) From the proposed plans provided through your office to us, the new townhouses (identified on the plan as "Block 6") and the 'Future Medium Density Block' appear to be much closer to existing properties on Kelly Place than the proposed townhouses (identified on the plan as "Block 9") to existing properties on Melinda Crescent. We are concerned that new buildings would encroach on our property.
- (B) The proposed plan has a single roadway accessing the city streets at the corner of Robinson and Holgate Streets. Using townhouses of similar design, construction and price, the proposed townhouses would have an average of two vehicles per unit and the Medium Density Block would have a probable average of one vehicle per unit. Using the above averages as a guide, there would be an additional two hundred vehicles accessing that one intersection. The six townhouse units that front onto Holgate directly are not included in the above calculation although they would also impact on the overall increase in traffic in the immediate neighbourhood. We are concerned about the increase in traffic volume and the congestion of access to that one intersection in particular.

We would urge the General Committee not to approve the proposed plan until these specific concerns are adequately addressed by the developer.

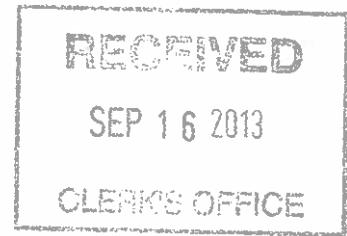
We would also request that we be notified in writing of the decision of the Council of the Corporation of the City of Barrie in respect to the proposed draft plan.

Thank you for your consideration.

David J. Boyd and M. Christine Boyd

DM

Dawn McAlpine, City Clerk
City of Barrie, P.O. Box 400 L4M 4T5
September 16, 2013



**RE: AMENDMENT TO THE ZONING BY-LAW AND PLAN OF SUBDIVISION –
655423 ONTARIO LTD., 196 BURTON AVENUE, BARRIE**

We are Landowners within the immediate area of the subject property, and we submit the Parkshore Village proposal would create superfluous traffic congestion at the Holgate Street and Robinson Street intersection. Holgate Street is approximately 900 metres long and Robinson Street is approximately 300 metres long. These streets are two-lane public roadways which meet at an uncontrolled, right-angled intersection.

Holgate Street (eastbound) accommodates vehicular/pedestrian traffic from the following sources:

- Holgate Street (24 street townhouses, 69 apartment units)
- Bailey Court (12 street townhouses)
- Kelly Place (30 street townhouses)
- A private drive (Cross Street) to/from the Burton Avenue Mobile Homes Park (93 Units)
- Motorists travelling from Bayview Drive to Burton Avenue , via Holgate/Robinson, to circumvent the traffic stop-lights at Bayview/Burton and Burton/Milburn

The Parkshore Village proposal suggests an uncontrolled, three-way intersection (i.e. Holgate/Robinson/Parkshore Village) to provide that subdivision with a single entrance/exit. Historically, traffic to/from the Burton Avenue Mobile Homes Park has been dispersed from three different locations:

- 196 Burton Avenue signed “Burton Avenue Mobile Homes”
- immediately east of 176 Burton Avenue
- and a private driveway (Cross Street)/Holgate Street.

The Parkshore Village proposal would allow traffic generated from 258 residential units (including the 7 street townhouses on Robinson Street) to converge at this intersection. This appears to be a recipe for bottleneck traffic flows and create the potential for motor vehicle collisions. **It is our recommendation that Parkshore Village should provide for more than a single entrance/exit.**

Information for this submission was gathered at the Neighbourhood Information Meeting of September 10, 2013 and by personal review of the Functional Service Report on file at the Planning Services Department, City Hall, the City of Barrie, on September 12, 2013.

The March 22, 2013 Traffic Data Survey appears to have only targeted traffic flows at the intersections of Burton/Robinson and Holgate/Robinson. This data appears to have ignored the traffic flows from two of the entrances/exits to the Burton Avenue Trailer Park mentioned above. Thus the traffic flow numbers calculated and projections of future traffic flow numbers to impact Holgate/Robinson are based upon a soft benchmark.

A Parkshore Village recommendation to potentially install a stop sign at Holgate/Robinson would impede the traffic flows for the majority of motorists using these streets. That would only benefit the traffic flow into/from the Parkshore Village subdivision, restricted to a single entrance/exit. Any stop sign consideration should instead control the Parkshore Village motorists.

Parkshore Village will consist of 96 two or three bedroom townhouses and 20 apartment units. That will create a different demographic and potentially increase the number of vehicles per household. The Burton Avenue Mobile Homes Park consists of 93 single-wide, smaller units.

Further, a single entrance/exit to Parkshore Village provides restricted access for emergency responses (ambulance, fire, police), deliveries, visitors and will also impose construction traffic interruptions to Holgate and Robinson Streets.

Please accept this letter as a written submission for consideration at the City of Barrie Council Meeting, September 23, 2013 at 7:00 p.m. We further request notification of Council's decision on this matter.

Respectfully Submitted,

A handwritten signature in black ink that reads "Jack Harkness". The signature is written in a cursive style and is underlined with a single horizontal line.

Jack and Brenda Harkness

From: Karen Flynn
Sent: September 13, 2013 4:33 PM
To: Celeste Terry; Dawn McAlpine
Cc: Karen Flynn
Subject: Zoning Amendment to 196 Burton Ave - File # D12-405/D14-1557

Dear Dawn McAlpine & Celeste Terry

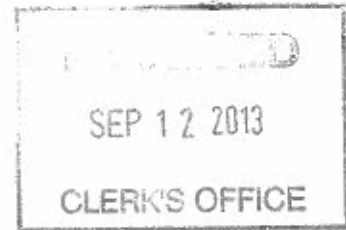
As per the letter dated August 30, 2013 I would like to make a submission regarding the zoning changes and plan of subdivision by 655423 Ontario Ltd.

I have reviewed the plans and I am okay with the zoning change to RM2 from C4 as much as I would like it to remain the same. However, my main concern is the number of proposed units I feel that is far too many even if the amending of the commercial area is passed. I believe that is a higher density than is currently there. This will increase both the car and foot traffic in this small residential area which is quite busy for a short street like Robinson. My other concern is there is only 1 entrance which is on the curve of Robinson and Holgate. The increased volume in traffic and the fact that it's on a curve is not a good choice especially when it comes to the winter time. Currently, there are at least 3 entrances to the park now.

To summarize, I want the developer to reduce the number of units and increase the number of exits making Burton Ave the main entrance.

Sincerely,
Karen Flynn

Dawn McAlpine, City Clerk,
City of Barrie,
P.O. Box 400,
Barrie, Ontario.
L4M4T5.



September 11, 2013.

Please circulate the attached letter in advance of the public meeting scheduled for Monday September 23, 2013 regarding the Amendment to the zoning By-law and Plan of Subdivision – 655423 Ontario Ltd., 196 Burton Avenue, Barrie.

With thanks,

A handwritten signature in black ink, appearing to read "Mandy Hillyard". The signature is fluid and cursive, with a large loop at the end.

Mandy Hillyard,

September 11, 2013.

To Mayor Lehman and City Council Members,

I am submitting this letter in anticipation of the September 23rd, 2013 Public Meeting regarding the Amendment to the Zoning By-law and Plan Subdivision – 655423 Ontario Ltd., 196 Burton Avenue. I attended the meeting called by the residents of the park on August 14th held at Unity Christian High School. As I articulated that evening, I have a strong sense that there is a need for justice in this unique situation and I am very hopeful that things can be worked out.

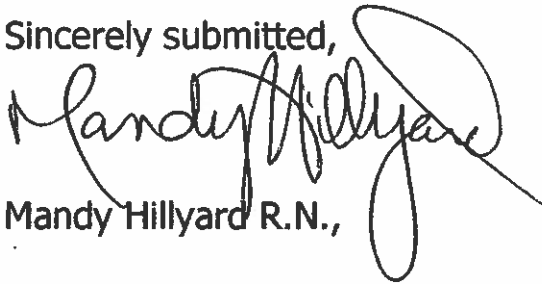
I have been a resident of Barrie for the past 28 years and I have worked in the area of poverty, homelessness and affordable housing for over 20 of those years in Barrie and throughout Simcoe County. I have been a Registered Nurse for 36 years and I have a well established understanding of the needs of people in potential crisis with their living situations and also of the business of developers.

This letter is an appeal to you, the decision-makers for the City of Barrie, on behalf of the residents of the Burton Avenue Trailer Park. I am asking that you carefully consider your moral and ethical responsibilities in this very unique situation. This is not a simple matter and even if the developers have all of their ducks in a row, please consider the voters living at this address. Some of them are low income, some are working poor, others are pensioners and there all ages represented in this small community. I would ask that you strongly encourage the investigative skills of city staff to look at every possible option for the residents and the developers. Then take the time to make a decision that will avoid a life crisis for many or all of the Burton Avenue Park residents. The complexities of people having to move out by the summer of 2014 is enormous. The result for residents could potentially be homelessness, loss of a lifetime of assets and/or loss of hope for their independence. They may be forced to live with family or in substandard situations and many will lose their right to choose where it is they live.

I am very aware that this is an extremely difficult situation and is potentially a very divisive issue. I am asking that you will take enough time to carefully consider keeping the residents in their

community or if this is an impossibility under municipal and provincial law, then I would ask that you quickly come together with an extremely creative approach that is a multi-pronged response, involving many community players to assist the people of the Burton Avenue Park in their displacement.

Sincerely submitted,

A handwritten signature in black ink, appearing to read "Mandy Hillyard". The signature is fluid and cursive, with a large loop at the end of the last name.

Mandy Hillyard R.N.,