

The City of
BARRIE

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THE CORPORATION OF THE CITY OF BARRIE
PLANNING SERVICES DEPARTMENT
"Committed to Service Excellence"

August 16, 2013
File: D14-1561

NOTICE OF THE FILING OF A COMPLETE APPLICATION AND NOTICE OF A PUBLIC MEETING PURSUANT TO SECTIONS 34(10) AND 34(12) OF THE PLANNING ACT, R.S.O. 1990, AS AMENDED, IN RESPECT TO A PROPOSED AMENDMENT TO THE ZONING BY-LAW.

Dear Sir/Madam:

Re: Amendment to Zoning By-law 2009-141 - Harmony Village – Lake Simcoe Inc., 51-83 Bradford Street and 20 Checkley Street, Barrie

TAKE NOTICE that the Corporation of the City of Barrie is in receipt of a complete application as of August 7, 2013 for a proposed Amendment to the Zoning By-law.

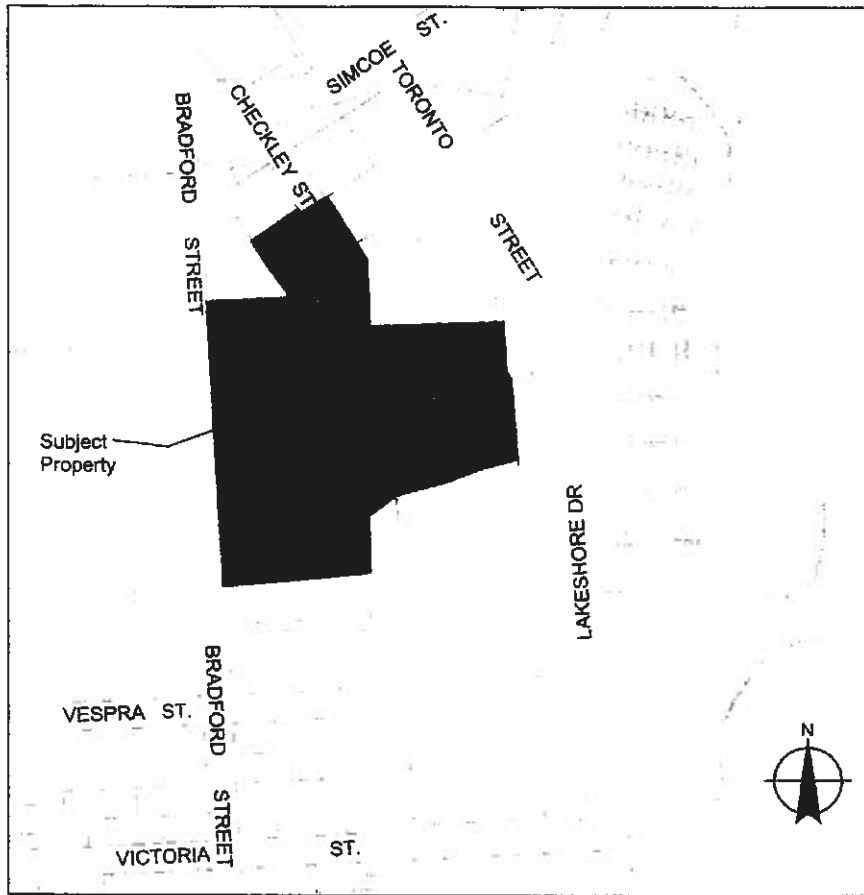
TAKE NOTICE that the General Committee of the Council of the Corporation of the City of Barrie will hold a public meeting on **Monday, September 9, 2013 at 7:00 p.m.** in the Council Chambers of City Hall, 70 Collier Street, to review an application to consider an Amendment to the Zoning By-law submitted by Harmony Village – Lake Simcoe Inc., for lands generally located between Bradford Street and Lakeshore Drive, north of Vespra Street and south of Simcoe Street. The subject lands are located within the City Centre Planning Area, are known municipally as 51-83 Bradford Street and 20 Checkley Street, and have a total area of approximately 3 hectares.

The lands are designated City Centre within the City's Official Plan and are zoned Transition Centre Commercial (C2-2) (SP-436) (H-114); (C2-2) (SP-437) (H-114); (C2-2) (SP-438) (H-114); and Environmental Protection (EP) in accordance with Zoning By-law 2009-141. The current zoning is site specific for the former Blue Sails Property development concept.

The applicant is requesting to amend Zoning By-law 2009-141 to create a new site specific Zoning By-law to reflect currently proposed development plans. The current plans generally include:

- 5 residential towers varying in height from 22 to 31 storeys (1231 units)
- A 3-storey townhouse complex (24 units)
- A mix of small scale and large scale commercial uses including stand alone and ground floor commercial at the base of the residential towers
- A community centre and dinner theatre
- Medical offices and a wellness centre
- Landscaped park/open space areas
- Continuation of environmentally protected (EP) lands and
- A new private road connecting Lakeshore Drive with Bradford Street

...2



D14-1561
Harmony Village

Any person wishing further information or clarification with regard to this proposed Amendment to the Zoning By-law, should contact the Planning Services Department during regular office hours at 705-739-4208.

Any person may attend the meeting and make representation or present submissions respecting this matter. If you wish to make a submission concerning this matter it should be directed to the City Clerk's Office by Wednesday, September 4, 2013.

If a person or public body does not make oral submissions at the public meeting or make written submissions to the Corporation of the City of Barrie in respect of the proposed Amendment to the Zoning By-law before the Corporation of the City of Barrie gives or refuses to give approval to the Amendment to the Zoning By-law:

- (a) the person or public body is not entitled to appeal the decision of the Corporation of the City of Barrie to the Ontario Municipal Board; and
- (b) the person or public body may not be added as a party to the hearing of an appeal before the Ontario Municipal Board unless, in the opinion of the Board, there are reasonable grounds to do so.

If you wish to be notified of the decisions of the Council of the Corporation of the City of Barrie in respect of the Amendment to the Zoning By-law, you must make a written submission to the undersigned.

All information including opinions, presentations, reports, documentation, etc. provided for or at a Public Meeting are considered public records. This information may be posted on the City of Barrie website and/or made available to the public upon request. Questions about this collection should be directed to the undersigned.

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