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THE CORPORATION OF THE CITY OF BARRIE  
Planning Services Department  
"Committed to Service Excellence"

May 27, 2016  
File: D14-1605

**NOTICE OF AN APPLICATION OF AN OFFICIAL PLAN AMENDMENT AND AMENDMENT TO THE ZONING BY-LAW AND NOTICE OF A PUBLIC MEETING PURSUANT TO SECTIONS 17(15) AND 34(12) OF THE PLANNING ACT, R.S.O. 1990, AS AMENDED, IN RESPECT TO A PROPOSED OFFICIAL PLAN AMENDMENT AND AMENDMENT TO THE ZONING BY-LAW.**

Dear Sir/Madam:

Re: Official Plan Amendment and Amendment to the Zoning By-law – Affordable Housing

**TAKE NOTICE** that the General Committee of the Council of the Corporation of the City of Barrie will hold a public meeting on **Monday, June 20<sup>th</sup>, 2016** at 7:00 p.m. in the Council Chambers of City Hall, 70 Collier Street, to review an application for an Official Plan Amendment and an Amendment to the Zoning By-law submitted by the City of Barrie to consider the introduction of new policies, definitions and standards to remove barriers and assist in increasing the supply of affordable housing.

The Official Plan is proposed to be amended by the addition of three new policies under Section 3.3.2.2 - Affordable Housing which; establish the policy framework for supplementary zoning standards for identified affordable housing projects; establish limited, in some cases, and no site plan application requirements in other cases for identified affordable housing projects; and remove the requirement for parkland dedications as well as exempt identified affordable housing projects from the Height and Density Bonus requirements of Section 6.8 of the Plan.

The Zoning By-law is proposed to be amended by including new definitions under Section 3.0 – Definitions for "Affordable Housing"; "Micro-Housing"; "Back to Back Townhouse"; "Laneway House"; and "Container House". Section 4.2 – General Provisions is also proposed to be amended by the addition of a new table which sets out which zones identified affordable housing in its various built forms will be permitted through all the residential zones, the Central Area Commercial (C1), Transition Centre Commercial (C2), Shopping Centre Commercial (C3), Mixed Use Nodes (MU1), Mixed Use Corridors (MU2) and Institutional (I) zones. In addition Section 4.2 is also amended by the inclusion of a new Table of Standards for identified Affordable Housing units which reduces or eliminates minimum standards for lot area, front, side and rear yard setbacks, landscaped open space, dwelling unit floor area, lot coverage, gross floor area and parking. The new standards also establish maximum lot frontage, lot depth and height for these type of projects.

The intent and purpose of these proposed amendments is to encourage the development of affordable housing in the City while removing barriers that increase the cost of construction of housing. The cost of land and the size of housing has been cited as being instrument in increasing the cost of providing housing in Barrie. These measures along with other initiatives undertaken by the City are intended to address these issues for projects that meet the definition of affordable housing without impact the general standards and urban fabric of the City.

**Any person wishing further information or clarification with regard to this proposed Official Plan Amendment and 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 Legislative and Court Services by **June 14, 2014**. Any person may make representation at the meeting, however, written submissions are encouraged. Notification of the Official Plan Amendment and the Amendment to the Zoning By-law if adopted by Council will be provided upon written request to the City Clerk.

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 before the Official Plan Amendment and/or by-law is passed:

- (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 proposed Official Plan Amendment and 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.

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