



# City of Barrie

70 Collier Street  
P.O. Box 400  
Barrie, ON L4M 4T5

## Final Planning Committee

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Tuesday, March 8, 2022

7:00 PM

Virtual Meeting

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### PLANNING COMMITTEE REPORT

**For consideration by Barrie City Council on March 28, 2022.**

The meeting was called to order by Mayor, J. Lehman 7:01 p.m. The following were in attendance for the meeting:

**Present:** 9 - Mayor, J. Lehman  
Deputy Mayor, B. Ward  
Councillor, C. Riepma  
Councillor, A. Kungl  
Councillor, R. Thomson  
Councillor, N. Harris  
Councillor, G. Harvey  
Councillor, J. Harris  
Councillor, S. Morales

**Absent:** 2 - Councillor, K. Aylwin  
Councillor, M. McCann

#### **STAFF:**

Chief Administrative Officer, M. Prowse  
City Clerk/Director of Legislative and Court Services, W. Cooke  
Committee Support Clerk, B. Thompson  
Committee Support Clerk, T. Maynard  
Deputy City Clerk, M. Williams  
Director of Development Services, M. Banfield  
Director of Information Technology, R. Nolan  
General Manager of Community and Corporate Services, D. McAlpine  
General Manager of Infrastructure and Growth Management, B. Araniyasundaran  
Service Desk Generalist, K. Kovacs.

The Planning Committee recommends adoption of the following recommendation(s) which were dealt with on the consent portion of the agenda:

## **SECTION "A"**

### **22-P-008      ZONING BY-LAW AMENDMENT - 620 LOCKHART ROAD (WARD 9)**

1. That the Zoning By-law Amendment application submitted by The Jones Consulting Group, on behalf of Mattamy (Lockhart) Limited to rezone lands municipally known as 620 Lockhart Road, from 'Agriculture' (AG) to 'Neighbourhood Residential' (R5), 'Neighbourhood Multiple Residential' (RM3), 'Neighbourhood Mixed Use' (NMU) and 'Open Space' (OS), be approved.
2. That the written and oral submissions received relating to this application, have been on balance, taken into consideration as part of the deliberations and final decision related to the approval of the application as amended, including matters raised in those submissions and identified within Staff Report DEV004-22 and there was one written and oral submission received from a member of the public, in addition to comments from technical staff and agencies.
3. That pursuant to Section 34 (17) of the *Planning Act*, no further public notification is required prior to the passing of the by-law. (DEV004-22) (File: D30-012-2021)

This matter was recommended (Section "A") to City Council for consideration of adoption at its meeting to be held on 3/28/2022.

The Planning Committee met for the purpose of two Public Meetings at 7:01 p.m.

Mayor Lehman advised the public that any concerns or appeals dealing with the applications that were the subject of the Public Meetings should be directed to the Legislative and Court Services Department. Any interested persons wishing further notification of the Staff Reports regarding the applications were advised to sign the appropriate notification forms required by the Legislative and Court Services Department. Mayor Lehman confirmed with the Director of Development Services that notification was conducted in accordance with the Planning Act.

**SECTION "B"****22-P-009 APPLICATION FOR DRAFT PLAN OF SUBDIVISION - 750 MAPLEVIEW DRIVE EAST (WARD 10) (FILE: D11-025-2021)**

Keith MacKinnon of the KLM Planning Partners Inc. advised that the purpose of the Public Meeting is to review an application for a Draft Plan of Subdivision submitted by Mapleview Developments Ltd. also known as Urban North on the Go Inc. for lands known municipally as 750 Mapleview Drive East.

Mr. MacKinnon discussed slides concerning the following topics:

- An aerial photograph illustrating the site location and surrounding area;
- The Official Plan designations for the subject lands;
- The current zoning and proposed rezoning; and
- An overview of the proposed Draft Plan of Subdivision.

Michelle Banfield, Director of Development Services provided an update concerning the status of application for 750 Mapleview Drive East. Ms. Banfield commented that the primary planning and land use matters are currently being reviewed by the Technical Review Team. Ms. Banfield discussed anticipated timelines and advised that the application is considered to be a technical draft plan of subdivision and that staff in Development Services have delegated authority to approve site plan conditions.

**VERBAL COMMENTS:**

No verbal comments were received.

**WRITTEN COMMENTS:**

1. Correspondence from the Ministry of Transportation (MTO) dated February 10, 2022.

This matter was recommended (Section "B") to City Council for consideration of receipt at its meeting to be held on 3/28/2022.

**22-P-010****APPLICATION FOR ZONING BY-LAW AMENDMENT - 157 ARDAGH ROAD (WARD 6) (FILE: D30-027-2021)**

James Hunter from Innovative Planning Solutions Inc. advised that the purpose of the Public Meeting is to review an application for a Zoning By-law Amendment submitted by Data Tamer Inc. (c/o Michael Lato) for lands known municipally as 157 Ardagh Road.

Mr. Hunter discussed slides concerning the following topics:

- The existing site context and surrounding land uses;
- A rendering illustrating the development proposal;
- The current zoning and proposed rezoning;
- The Official Plan designations for the subject lands;
- The studies completed in support of the application; and
- A summary of the application.

Michelle Banfield, Director of Development Services provided an update concerning the status of the application. She reviewed the public comments received during the neighbourhood meeting. She advised that the primary planning land use matters are currently being reviewed by the Technical Review Team. Ms. Banfield discussed the anticipated timelines for the staff report regarding the proposed application.

**VERBAL COMMENT(S):**

1. **Lorraine Moore, 11 Snowshoe Trail**, advised that she is opposed to the rezoning application for 157 Ardagh Road because the subject lands are located on an arterial road and she felt that it would not be considered a wise decision.

**WRITTEN COMMENT(S):**

1. Correspondence from Alectra Utilities dated January 25, 2021
2. Correspondence from the Ministry of Transportation (MTO) dated February 10, 2022.

This matter was recommended (Section "B") to City Council for consideration of receipt at its meeting to be held on 3/28/2022.

**ENQUIRIES**

Members of Planning Committee did not address any enquires to City staff.

**ADJOURNMENT**

The meeting adjourned at 7:25 p.m.

CHAIRMAN