

November 10, 2021

File: D30-015-2021

**NOTICE OF THE FILING OF A COMPLETE APPLICATION AND NOTICE OF A PUBLIC MEETING PURSUANT TO SECTION 34(10.7) AND 34(12) AND SECTION 51(19.1) AND 51(20) OF THE PLANNING ACT, R.S.O. 1990, AS AMENDED, IN RESPECT TO A PROPOSED ZONING BY-LAW AMENDMENT AND PLAN OF SUBDIVISION**

Dear Sir/Madam:

**Re: Amendment to the Zoning By-law and Draft Plan of Subdivision – The Jones Consulting Group Inc. on behalf of Mapleview South (Innisfil) Ltd., 953 Mapleview Drive East.**

**TAKE NOTICE** that the Corporation of the City of Barrie is in receipt of a complete application as of Wednesday, October 27, 2021 for a proposed Amendment to the Zoning By-law and Draft Plan of Subdivision.

**TAKE NOTICE** that The Jones Consulting Group Inc. on behalf of Mapleview South (Innisfil) Ltd have submitted a complete application for an Amendment to the Zoning By-law and Draft Plan of Subdivision for lands known municipally as 953 Mapleview Drive East.

**TAKE NOTICE** that the Corporation of the City of Barrie will hold a Public Meeting on **Tuesday, December 7, 2021 at 7:00 pm** to review the application for an Amendment to the Zoning By-law and Draft Plan of Subdivision.

The subject lands are legally described as Part of Lot 19, Concession 11 (Geographic Township of Innisfil) in the City of Barrie. The parcel is 19.03 hectares (47.02 acres) in area, with approximately 144 metres (472 feet) of frontage along Mapleview Drive East. The subject lands are located within the Hewitt's Secondary Plan Area and currently vacant with a net developable area of 15.26 hectares (37.7 acres).

The proposed Draft Plan of Subdivision seeks to allow for the creation of 466 residential units of varying single detached dwelling lot sizes and street townhouses, as well as three medium density blocks, environmental protection blocks, stormwater management blocks, and municipal roads.

The proposed Zoning By-law Amendment seeks to implement the proposed Draft Plan of Subdivision by rezoning the lands from Agricultural (AG) in the Township of Innisfil Zoning By-law 054-04 to Neighbourhood Residential (R5), Neighbourhood Residential with Special Provisions (R5)(SP-XXX), Neighbourhood Multiple Residential (RM3), Open Space (OS), and Environmental Protection (EP). The Neighbourhood Residential with Special Provisions (R5)(SP-XXX) zone would permit a dedicated drainage and access block.

With the current restrictions on public gatherings due to COVID-19, this public meeting will be held in a virtual forum with electronic participation. It will be televised on Rogers TV and will be livestreamed on the City's YouTube Channel <http://youtube.com/citybarrie>.

If you wish to provide oral comments at the virtual public meeting, please register in advance by emailing: [cityclerks@barrie.ca](mailto:cityclerks@barrie.ca) or calling 705-739-4220 x5500 during regular office hours prior to **Tuesday, December 7, 2021, by 12:00 p.m.** Once you register, you will be provided information from the Legislative Services Branch on how to make your submission at the virtual public meeting with electronic participation.

To participate in the virtual planning meeting, you will need access to a computer with internet service or a telephone.

If you wish to make a written submission concerning this matter, please email or mail written comments to [cityclerks@barrie.ca](mailto:cityclerks@barrie.ca) or City Hall, 70 Collier Street, PO Box 400, Barrie, ON L4M 4T5 (attention: City Clerk). Written comments must be received by **Tuesday, December 7, 2021, by 12:00 p.m.**

Notification of the approval of the Zoning By-law Amendment and Draft Plan of Subdivision will be provided upon written request to the undersigned file manager in the Development Services Department – Planning Division.

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 approval of the Zoning By-law Amendment and Draft Plan of Subdivision:

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

All information including opinions, presentations, reports, documentation, etc. provided for or at the 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.

Any person seeking further information or clarification about the Zoning By-law Amendment and Draft Plan of Subdivision should contact the file manager noted below during regular office hours.

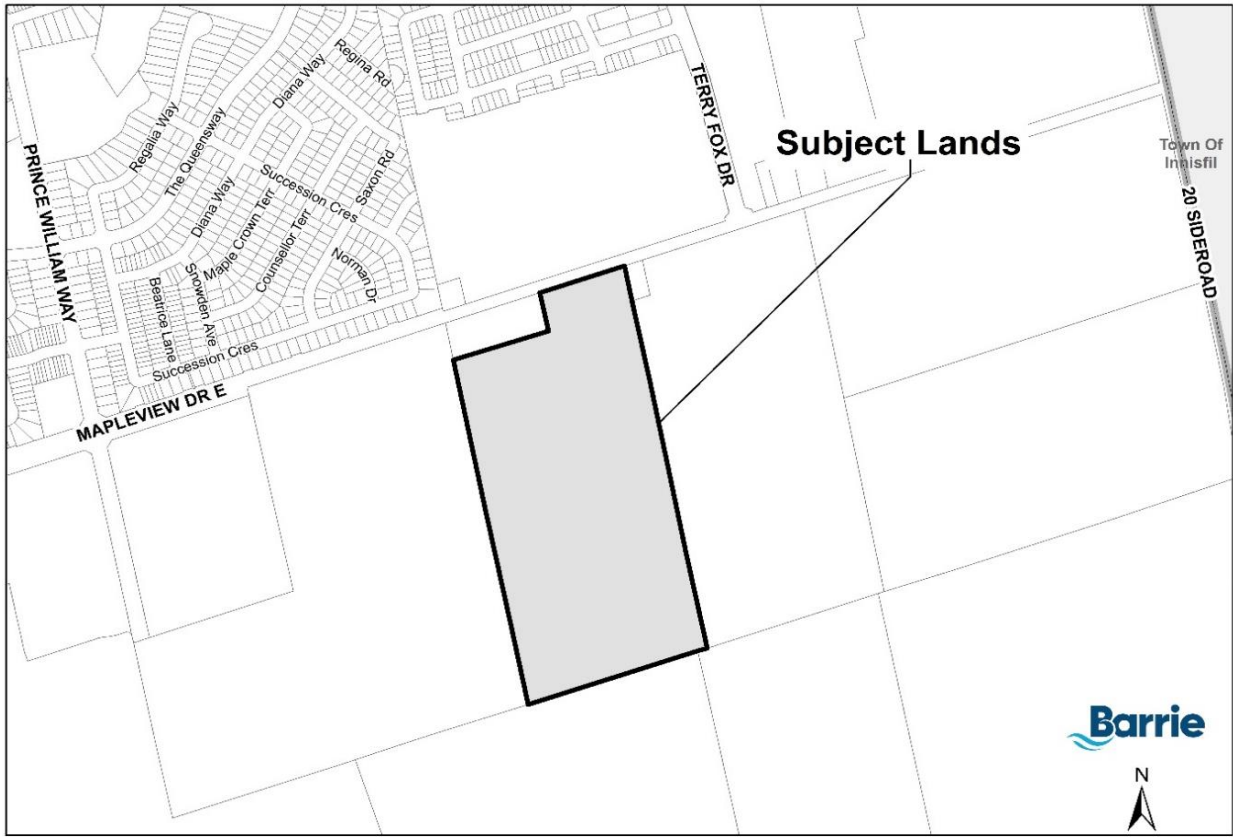
All information including studies, presentations, and reports, are considered part of the public record. The complete submission package is posted on the *Proposed Developments* page on the City's website under Ward 10 – 953 Mapleview Drive at the following link: [www.barrie.ca/ProposedDevelopments](http://www.barrie.ca/ProposedDevelopments)

Questions about this file may be directed to the undersigned.

Shelby White, RPP, Planner  
705-739-4220, Ext. 4517  
Shelby.White@barrie.ca

Development Services Department  
City of Barrie  
70 Collier Street, P.O. Box 400  
Barrie, Ontario, L4M 4T5

### Key Map



953 Maplevue Dr E  
Barrie, On

Development Services  
10/27/2021

### Proposed Draft Plan of Subdivision

