

From: Erica La

Sent: Tuesday, November 29, 2022 9:40 AM

To: Tammie Maynard <Tammie.Maynard@barrie.ca>; Michele Freethy <Michele.Freethy@barrie.ca>

Subject: RE: Notice of Complete Application & Public Meeting (D30-023-2022) for 70 & 76 Edgehill Dr, Barrie

To Ms. Michele Freethy,

I am writing as a representative for 108 Edgehill Dr. with regards to the Proposed Official Plan Amendment and Amendment to the Zoning By-law – Innovative Planning Solutions Inc. on behalf of AuroEdge Ltd., 70 & 76 Edgehill Drive, Barrie – FILE REF.: D30-023-2022.

In reviewing the Planning Justification Report provided by the applicant, we noted that there did not appear to be any substantial changes made to address concerns around building height, traffic concerns, and environmental concerns (that were indicated in Section 4 at least). The building height is indicated to have been reduced, but we could not easily identify by how much, and judging by the fact that the proposed property is still 16 storeys tall, presumably not a meaningful amount.

The Traffic Impact Study and Environmental Impact Study referenced in Section 7 of the report provide general commentary around the expected impact of the property's footprint, but don't seem to outline any specific actions being taken to ensure safety of pedestrians and road users at the nearest major intersections, and protection of the surrounding environmentally protected area, that will presumably be accessible to the residents and guests of this property. Apologies in advance if this information is buried within the individual reports themselves and we've missed them in our reading, but in the summary-level documentation, it is not obvious that such measures exist.

Thank you for taking the time to consider our concerns. I look forward to hearing more about this project going forward.

Regards,

Erica La, CPA, CA

Vice President, ESG & Asset Management

realstar management