

**NOTICE OF THE FILING OF A COMPLETE APPLICATION PURSUANT TO SECTIONS 34 (10.4) and 51(19.1) OF THE PLANNING ACT, R.S.O. 1990, AS AMENDED, AND NOTICE OF A PUBLIC MEETING PURSUANT TO SECTION 34 (12) OF THE PLANNING ACT, R.S.O. 1990, AS AMENDED, IN RESPECT TO A PROPOSED AMENDMENT TO THE ZONING BY-LAW AND DRAFT PLAN OF SUBDIVISION.**

Dear Sir/Madam:

**Re: Amendment to the Zoning By-law and Draft Plan of Subdivision– KLM Planning Partners Inc. on behalf of Watersand Construction Inc., 259 Salem Road and 910 Essa Road. – FILE REF.: D30-006-2023**

**TAKE NOTICE** that the Corporation of the City of Barrie is in receipt of complete application as of Thursday, February 23, 2023 for a proposed **Amendment to the Zoning By-law and Draft Plan of Subdivision.**

**TAKE NOTICE** that the Affordability Committee of the Council of the Corporation of the City of Barrie will hold a public meeting on **Wednesday, April 26, 2023 at 6:00 p.m.** to review applications submitted by KLM Planning Partners Inc. on behalf of Watersand Construction Inc. for an Amendment to the Zoning By-law and a Draft Plan of Subdivision on lands described as: Part Lots 2 & 3, Part North half of Lot 5, Part South half Lot 4, Concession 10, (formerly Town of Innisfil), now in the City of Barrie, being Part 1 on Plan 51R-35241, known municipally as: 259 Salem Road and 910 Essa Road and is located within the Salem Secondary Planning Area.

**Zoning By-law Amendment**

A Zoning By-law Amendment is proposed to rezone the lands from 'Agricultural General' (AG) and 'Environmental Protection' (EP) in the Town of Innisfil Zoning By-law 054-04 to 'Neighbourhood Residential' (R5), 'Environmental Protection' (EP), 'Open Space' (OS) and 'Mixed Use' (MU1) in the City of Barrie Zoning By-law 2009-141 to facilitate the development of a residential subdivision with 319 single detached residential units, 112 townhouse units for a total of 431 residential units, 6 open space blocks and 2 mixed use blocks.

**Draft Plan of Subdivision**

A Draft Plan of Subdivision is proposed which would include 319 lots, 18 blocks for townhouse units as well as 2 mixed use blocks, 6 open space blocks, 1 park block, 2 natural heritage system blocks and 1 block for stormwater.

This public meeting will be held in a virtual forum with electronic participation and in person at City Hall. It will be livestreamed on the City's YouTube Channel <http://youtube.com/citybarrie>.

If you would like to participate virtually, you will need access to a computer with internet service or a telephone. 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, Ext. 5500 during regular office hours prior to **Monday, April 17, 2023 by 12:00 p.m.** Once you register, you will be provided information from the Legislative Services Branch on how to make your submission.

Any person may attend the meeting and make representation or present submission respecting this matter. 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 **Monday, April 17, 2023 by 12:00 p.m.**

Notification of the Amendment to the Zoning By-law if approved by Council, 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 a 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 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 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.

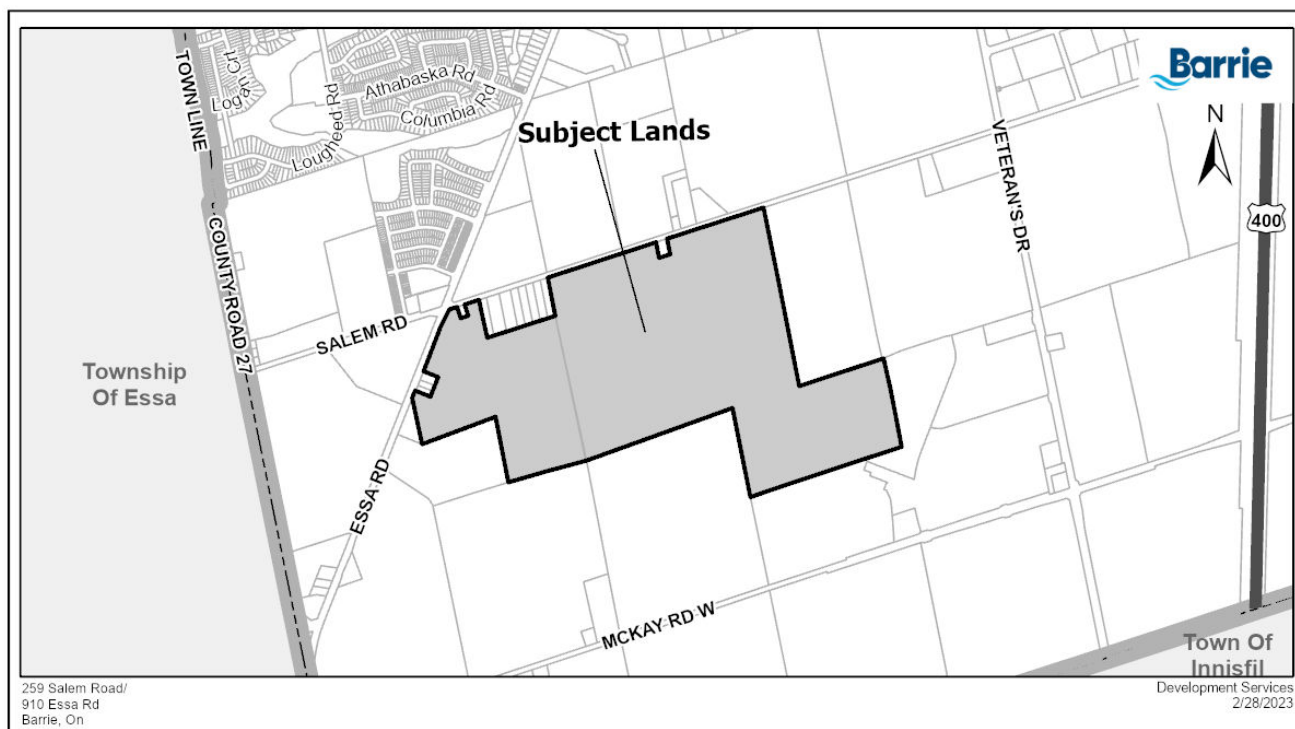
Any person wishing further information or clarification with regard to the Zoning By-law Amendment should contact the file manager noted below during regular office hours.

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 7 – 259 Salem Road** at [www.barrie.ca/ProposedDevelopments](http://www.barrie.ca/ProposedDevelopments).

Questions about this file may be directed to the undersigned.

Michele Freethy, RPP, Senior Planner  
705-739-4220, Ext. 4117  
[michele.freethy@barrie.ca](mailto:michele.freethy@barrie.ca)

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

**KEY MAP**

## DRAFT PLAN OF SUBDIVISION

DRAFT PLAN OF SUBDIVISION  
 PART OF LOTS 2 AND 3  
 PART OF THE NORTH HALF OF LOT 4  
 PART OF THE SOUTH HALF OF LOT 4  
 CONCESSION 10

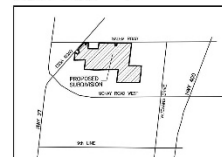
(GEOGRAPHIC TOWNSHIP OF INNISFIL)

CITY OF BARRIE

COUNTY OF SIMCOE

SCALE 1:2500

DRAFT PLAN T-



KEY PLAN

SECTION 51, PLANNING ACT,  
 ADDITIONAL INFORMATION

- A. AS SHOWN ON DRAFT PLAN
- B. AS SHOWN ON DRAFT PLAN
- C. AS SHOWN ON DRAFT PLAN
- D. AS SHOWN ON DRAFT PLAN
- E. AS SHOWN ON DRAFT PLAN
- F. AS SHOWN ON DRAFT PLAN
- G. AS SHOWN ON DRAFT PLAN
- H. AS SHOWN ON DRAFT PLAN
- I. AS SHOWN ON DRAFT PLAN
- J. AS SHOWN ON DRAFT PLAN
- K. AS SHOWN ON DRAFT PLAN
- L. AS SHOWN ON DRAFT PLAN

