

Bill No. 099

**BY-LAW NUMBER 2023-**

**A By-law of The Corporation of the City of Barrie to amend By-law 2009-141, a land use control by-law to regulate the use of land, and the erection, use, bulk, height, location and spacing of buildings and structures in the City of Barrie.**

**WHEREAS** the Council of The Corporation of the City of Barrie deems it expedient to amend By-law 2009-141 to rezone lands being described as: Part of Lot 25, Concession 7, Geographic Township of Vespra, City of Barrie, municipally known as 518, 520, 522 and 524 Tiffin Street, from 'Environmental Protection' (EP) to and 'General Industrial – Special Provision' (GI)(SP-646) and 'Open Space' (OS) zone.

**AND WHEREAS** the Council of The Corporation of the City of Barrie adopted Motion 23-G-172.

**NOW THEREFORE** the Council of The Corporation of the City of Barrie enacts the following:

1. **THAT** the zoning map is amended to change the zoning on lands known as 518, 520, 522 and 524 Tiffin Street from 'Environmental Protection' (EP) to 'General Industrial - Special Provision' (GI)(SP-646) and 'Open Space' (OS) in accordance with Schedule "A" attached to this By-law being a portion of the zoning map.
2. **THAT** notwithstanding the provisions set out in Section 4.0 and 7.0 of By-law 2009-141, the lands known municipally as 518, 520, 522 and 524 Tiffin Street shall be considered one lot for purposes of zoning interpretation and implementation in the 'General Industrial – Special Provision' (GI)(SP-646) zone.
3. **THAT** notwithstanding the provisions set out in Section 4.8.2.2, of By-law 2009-141, a continuous landscape buffer of 0.0 metres is permitted directly adjacent to the existing building in the 'General Industrial – Special Provision' (I)(SP-646) zone, in accordance with Schedule "B" attached to this By-law.
4. **THAT** notwithstanding the provisions set out in Section 4.11.1.1, of By-law 2009-141, outdoor storage is permitted in the front yard in the 'General Industrial – Special Provision' (GI)(SP-646) zone.
5. **THAT** notwithstanding the provisions set out in Section 4.11.1.3 of By-law 2009-141, fencing shall be permitted along all lot lines in the 'General Industrial – Special Provision' (GI)(SP-646) zone, in accordance with Schedule "B" attached to this By-law.
6. **THAT** notwithstanding the provisions set out in Section 7.2.1 Table 7.2 of By-law 2009-141, outdoor storage of sand, gravel, stone, soil or salt shall be permitted in the 'General Industrial– Special Provision' (GI)(SP-646) zone.
7. **THAT** notwithstanding the provisions set out in Section 7.3.1, Table 7.3 of By-law 2009-141, a minimum side yard setback of 0.0 metres adjacent to the existing building is permitted in the 'General Industrial – Special Provision' (GI)(SP-646) zone, in accordance with Schedule "B" attached to this By-law.
8. **THAT** notwithstanding the provisions set out in Section 7.3.1, Table 7.3 of By-law 2009-141, a minimum rear yard setback of 0.0 metres adjacent to the existing building is permitted in the 'General Industrial – Special Provision' (GI)(SP-646) zone, in accordance with Schedule "B" attached to this By-law.
9. **THAT** the remaining provisions of By-law 2009-141, as amended from time to time, applicable to the above-described lands as shown in Schedule "A" to this By-law shall apply to the said lands except as varied by this By-law.

10. **THAT** this By-law shall come into force and effect immediately upon the final passing thereof.

**READ** a first and second time this 20<sup>th</sup> day of September, 2023.

**READ** a third time and finally passed this 20<sup>th</sup> day of September, 2023.

**THE CORPORATION OF THE CITY OF BARRIE**

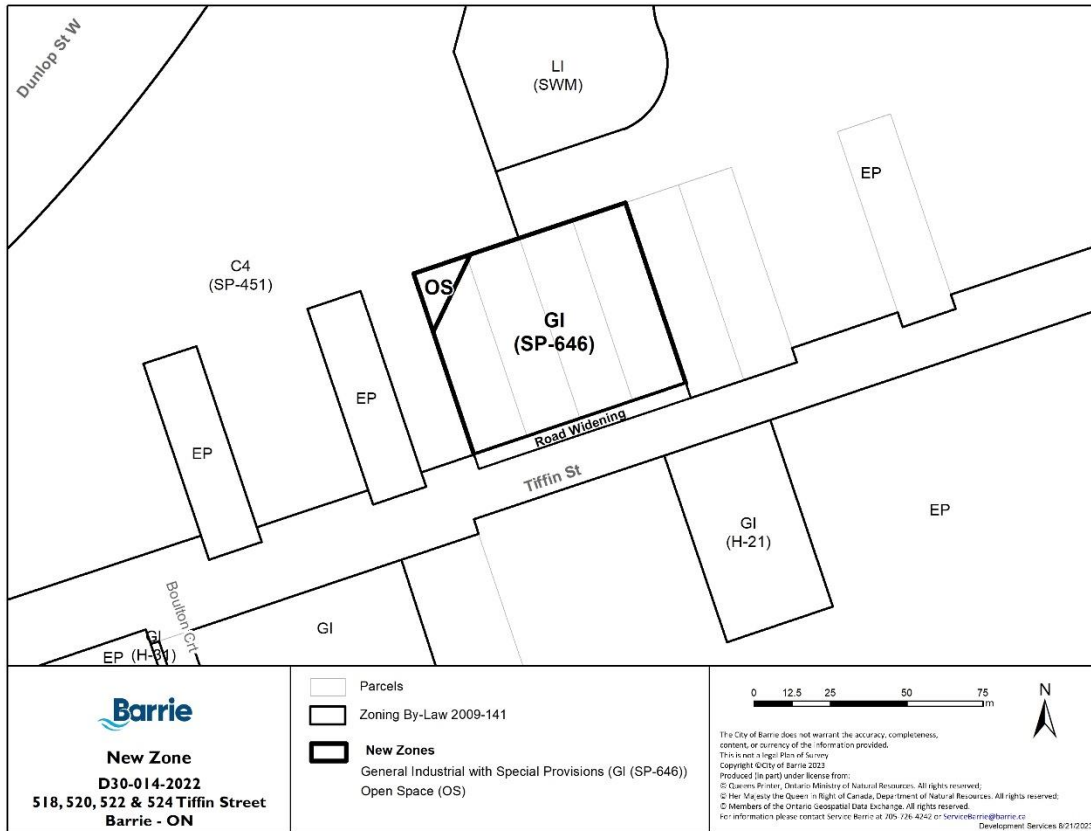
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**MAYOR – ALEX NUTTALL**

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**CITY CLERK – WENDY COOKE**

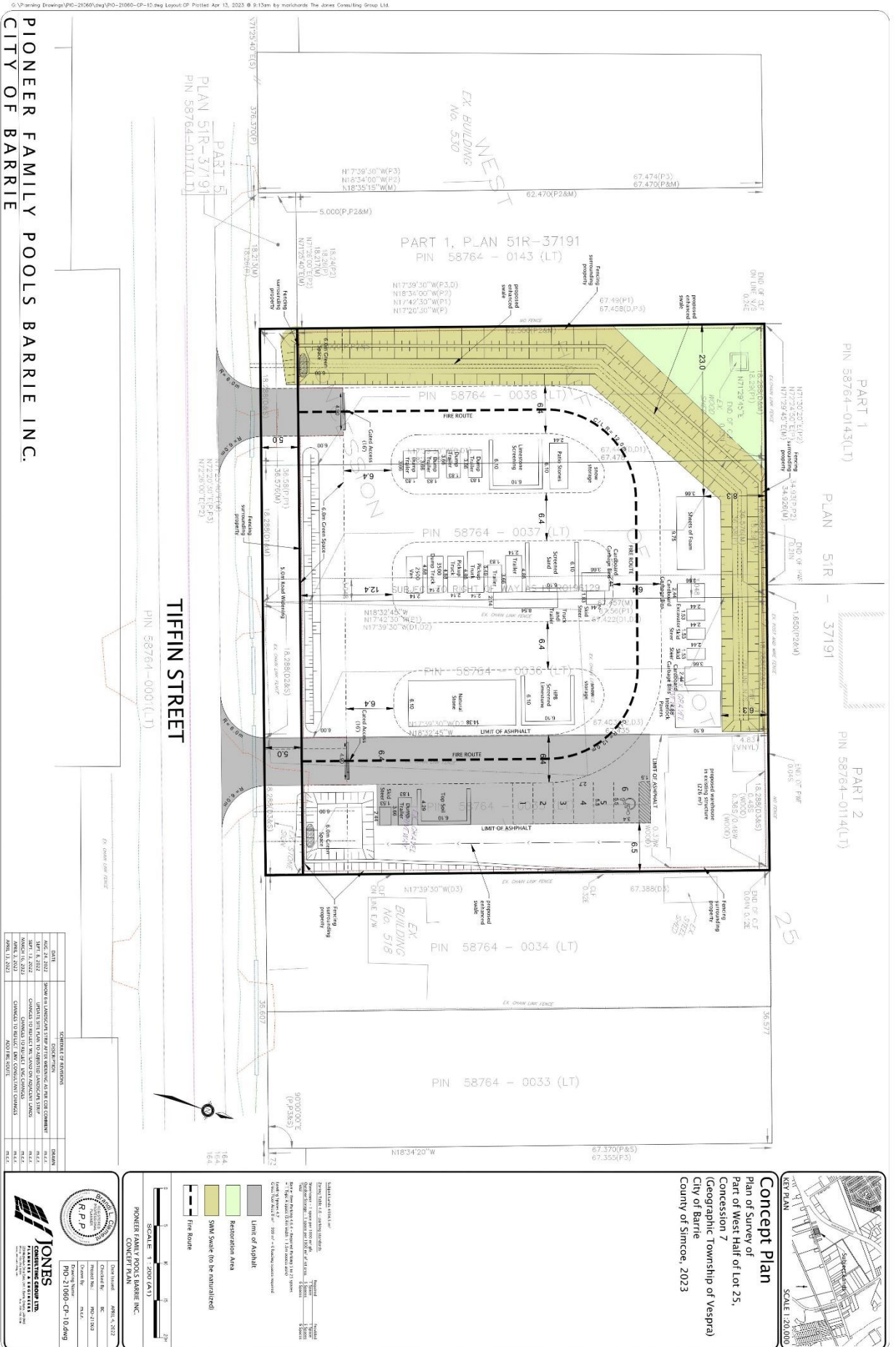
Schedule "A" to attached By-law 2023-



MAYOR – ALEX NUTTALL

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Schedule "B" to attached By-law 2023-



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