

May 6, 2019

Our File No.: 190347

Via Email

Mayor and Members of Council
City of Barrie
70 Collier Street
Barrie, ON L4M 4T5

Dear Mayor and Members of Council:

**Re: Infrastructure Master Plans
Staff Report ENG006-19**

We are solicitors for the Salem Landowners Group (“SLG”), who are developing lands within the Salem Secondary Plan Area. Together with a team of consultants, we are assisting the SLG with its participation in the City’s ongoing Development Charge By-law Review.

We are writing in respect of the staff report to be considered at tonight’s meeting of General Committee that recommends approval of the following six Infrastructure Master Plans:

- Water Supply;
- Water Storage and Distribution;
- Wastewater Treatment;
- Wastewater Collection;
- Drainage; and
- Transportation.

There is a direct relationship between the Infrastructure Master Plans and the Development Charge By-law, as the capital programs used in the Development Charge Background Study appear to reflect the program in the Master Plans, and we understand the cost estimates in the Background Study used to calculate the proposed Development Charge also come from the Master Plans.

SLG's engineering and economic consultants are in the process of reviewing the Background Study and draft Infrastructure Master Plans. We note the Background Study has only been available for less than two weeks. We understand the draft Infrastructure Master Plans have also only been available since mid-April.

SLG's consultants have identified significant questions and concerns with some of the information in the Infrastructure Master Plans, including in respect of infrastructure needs (particularly in respect of transit) and project costs (in respect of water, sewer, roads). However, they have not had sufficient time to complete their review, and ask for further information and clarification from staff and the City's consultants. The SLG is very concerned by the very short timeframe provided for review of this information, and that the City is proposing to provide the bare minimum of time for review of the Background Study and consultation with the City required by the *Development Charges Act, 1997*. The SLG believes in the circumstances that the Infrastructure Master Plans should be approved concurrently with enactment of the City's new Development Charge By-law.

Accordingly, the SLG is respectfully requesting that Council:

1. not approve the Infrastructure Master Plans at the General Committee meeting tonight;
2. provide sufficient time for the review of the details in the Infrastructure Master Plans and Development Charge Background Study; and
3. defer approval of the Infrastructure Master Plans so that they are approved concurrently with the City's new Development Charge By-law.

Yours truly,

Goodmans LLP



Robert D. Howe

cc: A. Bourrie, Acting General Manager of Infrastructure and Growth Management
B. Araniyasundaran, Director of Engineering