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September 24, 2020  
File: D14-1702

**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**

Dear Sir/Madam:

**Re: Amendment to the Zoning By-law – KLM Planning Partners Inc. on behalf of Rockap Holdings Inc., 136 and 112 Bayfield Street, 14 Sophia Street West, 113 and 115 Maple Avenue, Barrie**

**TAKE NOTICE** that the Corporation of the City of Barrie will hold a Public Meeting on **Tuesday, October 20, 2020 at 7:00 pm** to review an application for an Amendment to the Zoning By-law submitted by KLM Planning Partners Inc. on behalf of Rockap Holdings Inc. for lands known municipally as 136 and 112 Bayfield Street, 14 Sophia Street West, and 113 and 115 Maple Avenue, Barrie.

The subject lands are generally located on the northwest corner of Bayfield Street and Sophia Street West.

The proposed Zoning By-law Amendment seeks to rezone the subject lands from 'Transition Centre Commercial' (C2-1) to 'Residential Apartment Dwelling First Density' (RA1-1)(SP-XXX) and 'Residential Multiple Dwelling Second Density – Townhouse' RM2-TH (SP-XXX) with site-specific provisions. The proposed Zoning By-law Amendment would facilitate the development of a 34 storey mixed-use condominium building with 1,014 square metres of ground floor commercial space, associated parking and 8 townhouse units fronting onto Maple Avenue, for a total of 480 units.



The complete submission package is available on the [Proposed Developments](#) webpage on the City's website under [Ward 2](#).

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 by Tuesday, October 20, 2020 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, October 20, 2020 by 12:00 p.m.

Notification of the Amendment to the Zoning By-law if adopted 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 the public meeting or make written submissions to the Corporation of The City of Barrie before the Amendment to the Zoning By-law is passed:

- (a) the person or public body is not entitled to appeal the decision of the Corporation of The City of Barrie to the Local Planning Appeal Tribunal (LPAT); and

- (b) the person or public body may not be added as a party to the hearing of an appeal before the LPAT 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 wishing further information or clarification with regard to the Amendment to the Zoning By-law should contact the file manager noted below during regular office hours.

Andrew Gameiro, Planner  
705-739-4220, Ext. 5038  
Andrew.Gameiro@barrie.ca

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