

September 9, 2021

File: D30-010-2021

NOTICE OF THE FILING OF A COMPLETE APPLICATION AND NOTICE OF A PUBLIC MEETING IN RESPECT TO A PROPOSED AMENDMENT TO THE ZONING BY-LAW AND A PROPOSED PLAN OF SUBDIVISION PURSUANT TO SECTION 34(10.4), 34(13), 51(19.1) AND 51(20) OF THE PLANNING ACT, R.S.O. 1990, AS AMENDED.

Dear Sir/Madam:

Re: Draft Plan of Subdivision and Rezoning – Celeste Phillips Planning Inc. on behalf of 8952175 Canada Corp. o/a Uplands Holding, 181 Burton Avenue

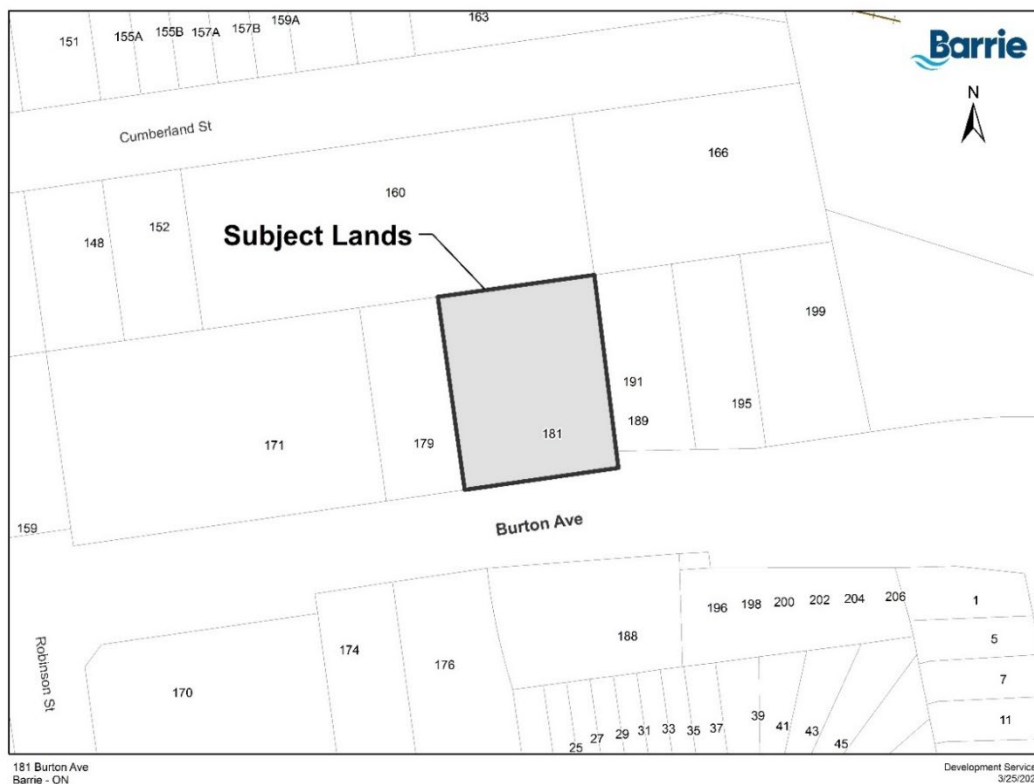
TAKE NOTICE that the Corporation of the City of Barrie is in receipt of complete applications as of Thursday, August 19, 2021 for a proposed Amendment to the Zoning By-law and Draft Plan of Subdivision.

TAKE NOTICE that the Planning Committee of the Council of the Corporation of the City of Barrie will hold a public meeting on **Tuesday, October 05, 2021 at 7:00 p.m.** to review applications for a Draft Plan of Subdivision and Rezoning submitted by Celeste Phillips Planning Inc. on behalf of 8952175 Canada Corp. o/a Uplands Holding, for the lands located at 181 Burton Avenue, legally described as Part of Lot 9, Concession 14, City of Barrie.

The application is intended to amend the current zoning from 'General Commercial' (C4) to 'Mixed Use Corridor with Special Provisions' (MU2)(SP-XXX) as well as an application for Plan of Subdivision that would create a block to permit condominium tenure. The proposed Zoning By-law Amendment would facilitate the development of a three (3) storey, 22 unit residential building. The project would be developed as a plan of condominium. The requested special provisions include, but are not limited to, a reduced front yard setback and removal of the requirement for full pavement in the front yard, a reduced ground level floor height to reflect residential rather than commercial use, a reduced dwelling unit size, an increased side yard setback, and provision of amenity space.

The complete submission package is posted on the [Proposed Developments](#) page on the City's website under [Ward 8](#).

KEY MAP



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 or calling 705-739-4220 x5500 during regular office hours prior to **Monday, October 04, 2021 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, it should be directed to Legislative and Court Services by **Monday, October 04, 2021 by 12:00 p.m.** Any person may make representation at the meeting however, written submissions and advance registration are encouraged.

Notification of the Draft Plan of Subdivision and Rezoning if approved, 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 Draft Plan of Subdivision and Rezoning 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 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.

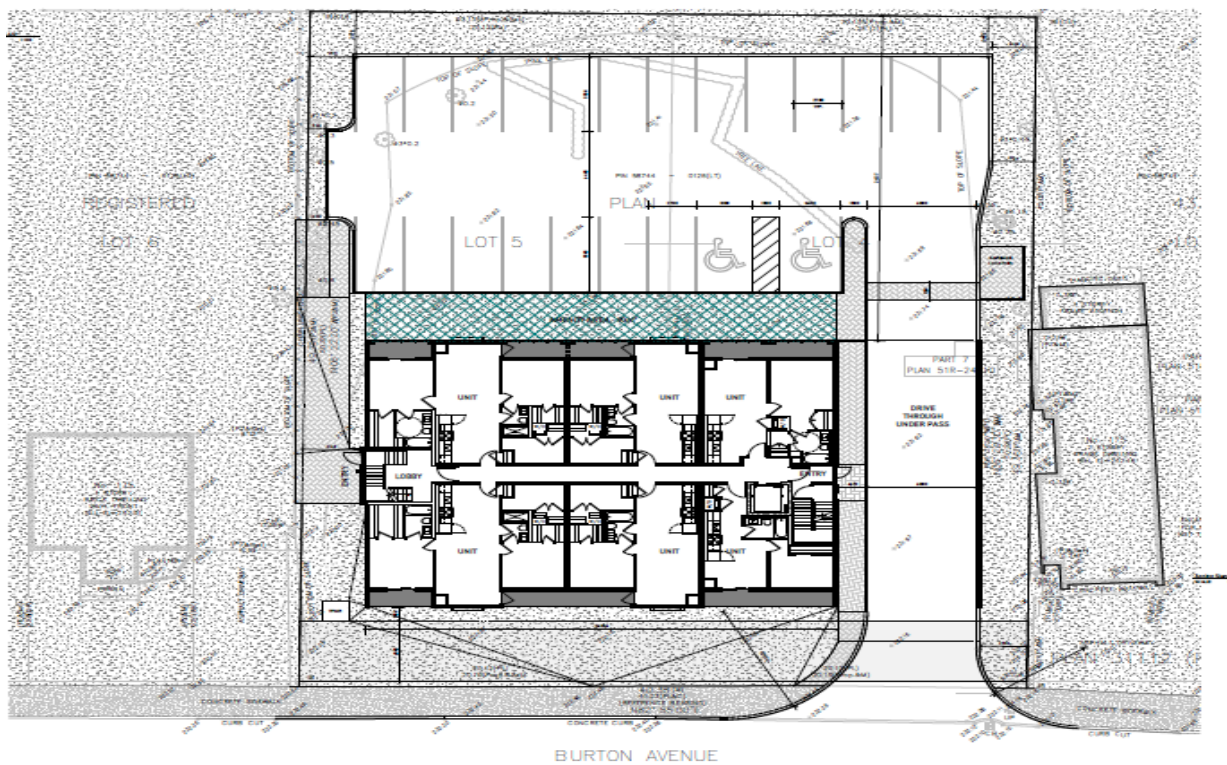
All information including opinions, presentations, reports, documentation, etc. provided for or at a Public Meeting are considered public records. This information may be posted on the City of Barrie website and/or made available to the public upon request. Questions about this collection should be directed to the undersigned.

Any person wishing further information or clarification with regard to the proposed Draft Plan of Subdivision and Rezoning should contact the file manager noted below during regular office hours.

Celeste Kitsemety
Senior Planner
705-739-4220, Ext. 4430
celeste.kitsemety@barrie.ca

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

Conceptual Site Plan



Proposed Building Elevations

