

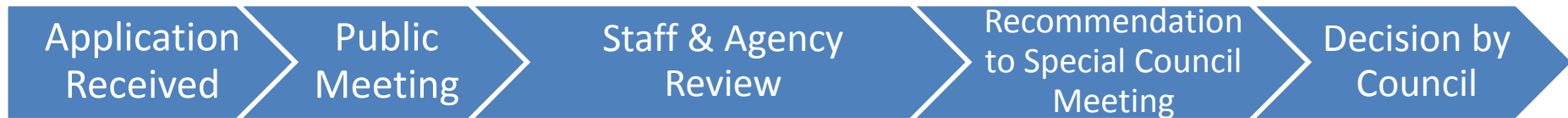
# 11-13 Barrie Lane R03/22

September 13th, 2022 – Special Council Meeting

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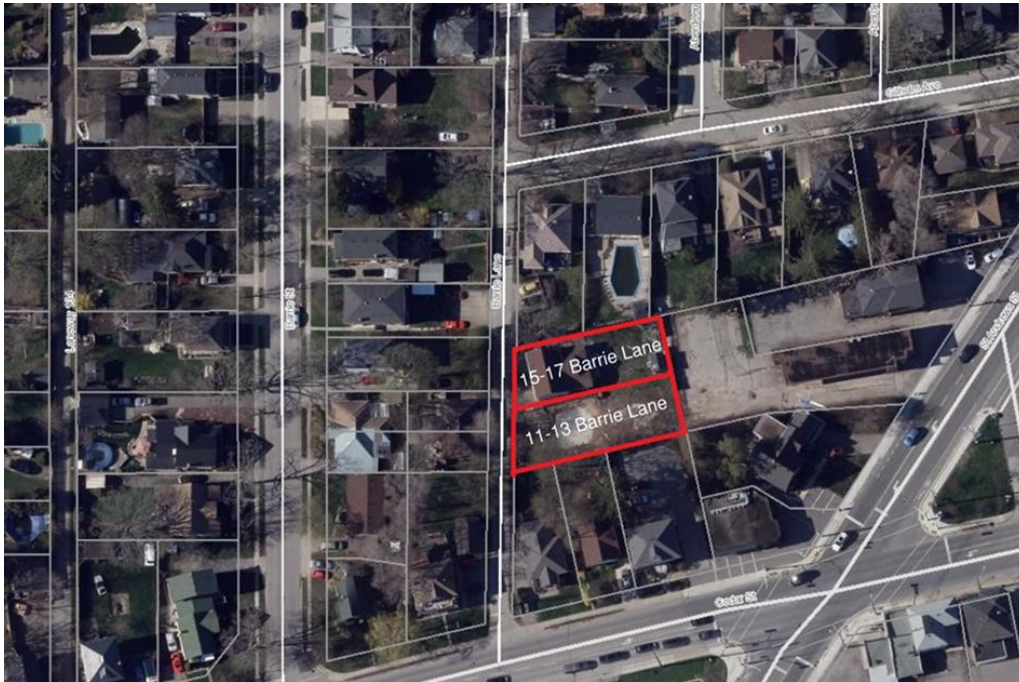
# Planning Process– 11-13 Barrie Lane

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# Location

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- The subject lands are located on Barrie Lane, situated north of Cedar Street and west of St. Andrews St.
- The property is located in proximity to the Galt Core Area, which is just east of the site.
- The site has a total area of 510 square metres (5,490 square feet) and is currently vacant.

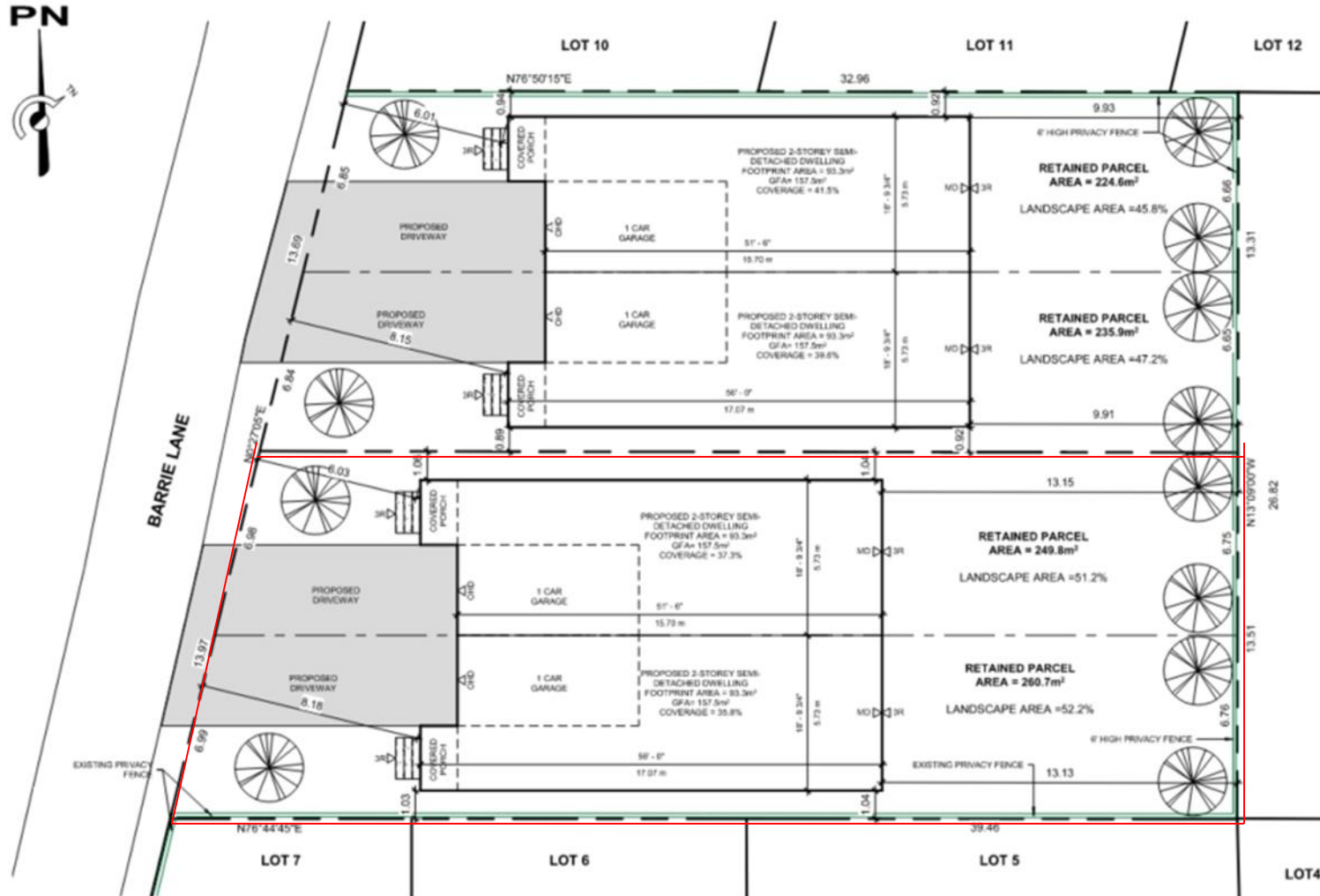
# Zoning By-law Amendment – 11-13 Barrie Lane

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- A **Zoning By-law Amendment** is proposed to rezone the subject lands from the current “Commercial – C2” zone to a “Residential – RS1” zone, along with the following site-specific provisions:
  - To permit a minimum lot frontage of 6.98 metres;
  - To permit a minimum lot frontage of 13.97 metres for two attached dwelling units;
  - To permit a minimum lot area of 249.8 square metres;
  - To permit a minimum lot area of 510.5 square metres;
  - To permit a minimum interior side yard setback of 1.03 metres; and,
  - To recognize Barrie Lane as a public street under section 1.1.6 of the City’s Zoning By-law.

# Proposal – 11-13 Barrie Lane

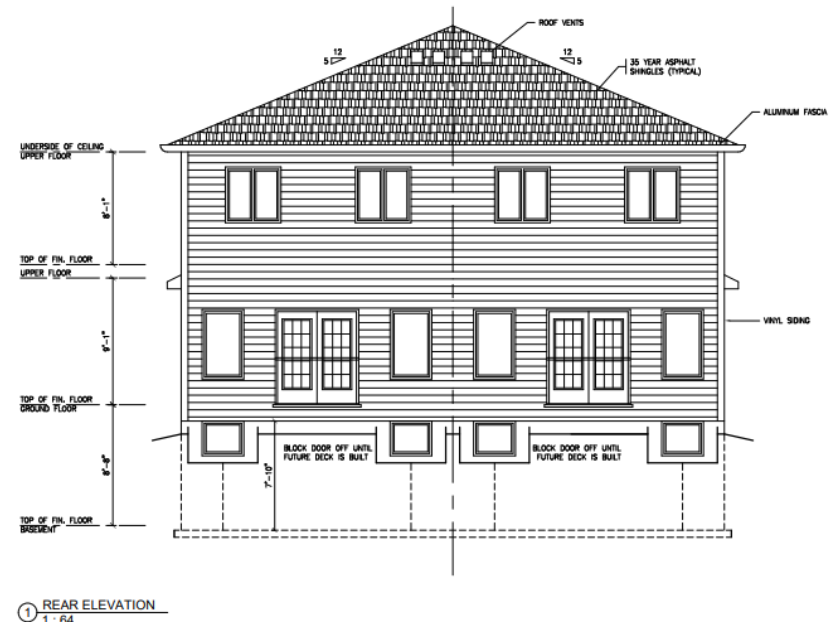
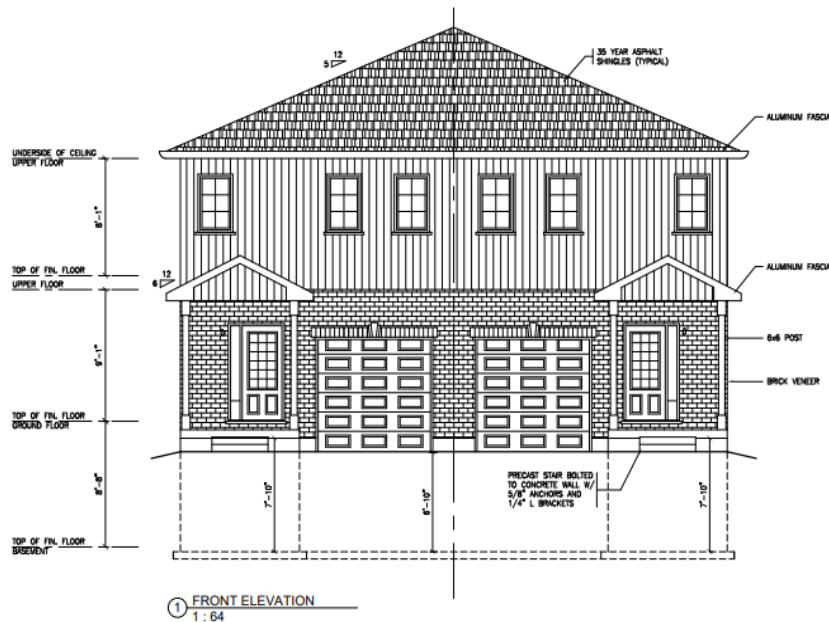
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# Proposal - Elevations

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# 11-13 Barrie Lane- Considerations

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## Considerations:

- Consistency with the policies of the Provincial Policy Statement (2020);
- Conformity with the A Place to Grow: Growth Plan for the Greater Golden Horseshoe (2020); Region of Waterloo Official Plan; City of Cambridge Official Plan; and, the City of Cambridge Zoning By-law No. 150-85;
- Land use compatibility with surrounding existing development and overall character of the existing neighbourhood;
- Appropriateness of the proposed site-specific zoning request associated with the proposed development; and,
- Comments received from members of Council, public, City staff and agency circulation.

# Staff Recommendation

Michael Campos, Planner I: camposm@cambridge.ca

- THAT Report 22-124-CD - Recommendation Report – Zoning By-law Amendment – 11-13 Barrie Lane – 2748058 Ontario Inc. – c/o Hans Madan be received;
- AND THAT Cambridge Council approves the Zoning By-law Amendment to amend the zoning of the site from the “Commercial – C2” zone to the “Residential – RS1” zone and to establish site-specific provisions for the site to permit the development of a semi-detached dwelling containing two units;
- AND THAT Cambridge Council is satisfied that a subsequent public meeting in accordance with subsection 34(17) of the Planning Act is not required;
- AND FURTHER THAT the By-law to amend Zoning By-law No. 150-85, included as Appendix G to Report 22-124-CD, be passed.



# CONTACT INFORMATION

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