
Notice of Decision For Minor Variance/Permission

Application No.: A06/26
Owner/Applicants: Barrie Soccer Club

In the matter of an application to the Committee of Adjustment of Springwater Township under Section 45 of the Planning Act of Ontario, R.S.O. 1990. c.P. 13, as amended for lands known municipally as **7 Currie Drive** and legally described as Pt E1/2 Lt 14 Con 5 Vespra as in RO1008426 & Pt 2, 51R25991, Except ROW in RO1008426; former Township of Vespra, now in the Township of Springwater, being Roll No. 4341 010 003 28500.

That the decision of the Committee of Adjustment, having given consideration to the applicable provisions of Section 45 of the Planning Act, the Official Plan of the Township of Springwater, the characteristics of the land in question and its surroundings as addressed in the Planning Report on the application dated April 22, 2026, the correspondence received and information presented at the hearing held on April 22, 2026 and the discussion on the matter, hereby **APPROVE** Application A06/26 as applied for.

The purpose and effect of the application is to permit the construction of a covered soccer field ('Soccer Dome') and improved parking facilities in relation to the Private Club use that will be deficient/in excess of the following provisions of Zoning By-law 5000, as described below:

1. A minimum front yard width of 6.0 metres to a surface parking area, whereas Section 3.41.5. does not explicitly permit parking areas within required yards and setbacks;
2. A minimum interior side yard width of 2.5 metres to a surface parking area, provided that no parking space is closer than 7.5 metres from an interior side yard lot line, whereas Section 3.41.5 does not explicitly permit parking areas within required yards and setbacks; and,
3. A maximum height for one (1) Soccer Dome of 22.0 metres (72.2 feet) taken from the highest point whereas Section 30.3.9. states that no building or structure in the Institutional zone shall exceed a maximum height of 11.0 metres (36.1 feet).

The last day to appeal this decision is May 12, 2026.

Additional information regarding the application is available for inspection in the Planning Department at the Township of Springwater Administration Centre, 2231 Nursery Road during regular office hours, Monday to Friday, 8:30 a.m. to 5:30 p.m.

Appeal of a Decision

A specified person or public body as identified in the Planning Act, R.S.O. 1990, c.P.13, as amended, may appeal to the Ontario Land Tribunal (OLT) in respect to all or part of this Minor Variance Application may be made by filing a notice of appeal with the Township's Secretary Treasurer either via the Ontario Land Tribunal e-file service (first-time users will need to register for a My Ontario Account) at <https://olt.gov.on.ca/e-file-service/> by selecting the Township of Springwater as the Approval Authority or by mail to 2231 Nursery Road, Minesing, ON L9X 1A8, no later than 5:30 p.m. on May 12, 2026.

The filing of an appeal after 5:30 p.m., in person or electronically, will be deemed to have been received the next business day. The appeal fee of \$1,100 can be paid online through e-file or by certified cheque/money order to the Minister of Finance, Province of Ontario. If you wish to appeal to the Ontario Land Tribunal (OLT) or request a fee reduction for an appeal, forms are available from the OLT website at www.olt.gov.on.ca.

If the e-file portal is down, you can submit your appeal to jack.mordue@springwater.ca

If no appeal is filed under subsection (12), the decision of the Committee of Adjustment is final as per subsection (14).

Certified true copy of this Notice of Decision was mailed to the applicant.

Dated this 23th day of April 2026.

Original signed by:

Jack Mordue
Secretary-Treasurer
Committee of Adjustment

Original signed by:

Wanda Maw-Chapman

Original signed by:

Henry Vander Wielen

Original signed by:

Steve Farquharson

Original signed by:

Brad Sokach

Original signed by:

Mike Douglas