



InclusionNB
Creating Opportunities • Créer des possibilités



L'ARCHE®
Fredericton



Inclusion
Fredericton

“Advocating for Inclusion in the
Greater Fredericton Area”

To Mayor Rogers and Councillors,

Re: November 27, 2023 Council Meeting about Colpitts Development Proposal (East of Cliffe Street and Manhattan Drive; 824 units)

Inclusion Fredericton is pleased to see that the development of much-needed, affordable housing is being proposed for Fredericton at the November 27th Council Meeting. It is our hope that any new housing built in Fredericton includes affordable, accessible and inclusive housing to achieve the vision of New Brunswick’s housing strategy “Housing For All”.

Increasing the mixed-income, mixed-density housing supply is an important first step towards creating affordable, inclusive housing opportunities. As advocates for residents of Fredericton with an intellectual or developmental disability, we are asking the Mayor and Councillors to consider the proposal being presented. The addition of 824 units is significant towards addressing the housing crisis in Fredericton.

We are asking that an agreement be made with Colpitts to include some affordable housing units dispersed throughout their new development.

Housing inclusivity is when a person’s home actively contributes to their full participation in the broader community. Inclusive housing and affordable housing are equally important but distinct. Inclusive housing accounts for the dispersion of affordable units throughout a building and neighborhood. If vulnerable people are clustered together, they are more likely to be stigmatized and excluded. In contrast, if their homes are dispersed throughout a community, they are more likely to be seen simply as a neighbour and to be included.

We would ask that Colpitts be offered similar terms to what the City Planning Department recommended for the Business Prosperity Inc. (off Gibson St.) proposed development and the City Council recently confirmed for Cedar Valley Developments (off Prospect St). This includes that the Developer provide confirmation of support for affordable housing through a Provincial or Federal authority, or or should the City’s application to the Housing Accelerator Fund be successful, the Developer and City will work together to utilize this funding for the provision of affordable housing within the approved development. The goal being to include a minimum of 10% of the housing constructed during the term of the funding being eligible for support under one of these programs.



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We are thankful for your work towards increasing housing unit construction in Fredericton.

Sincerely,

Lorraine Silliphant
Chairperson,
Affordable, Accessible, Dispersed Housing Committee
Inclusion Fredericton

Mary Mersereau
President, L'ARCHE Fredericton

Tanya Whitney
Interim Executive Director, Inclusion NB