



**REPORT OF PLANNING ADVISORY  
COMMITTEE**

*For City Council – April 13, 2026*

**From: Elizabeth Murray, Secretary, Planning Advisory Committee**

**Date: Thursday, March 19, 2026**

**Title: 50, 70 Liverpool Street (PID 01482520, 01482629)**

**Description: Rezoning to allow construction of a new K-5 elementary school**

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The Planning Advisory Committee, at its meeting held on March 18, 2026, considered an application submitted by the Department of Transportation and Infrastructure c/o Heather Copp to rezone a portion of the site from Park (P) Zone to Institutional Zone One (I-1) to allow construction of a new K-5 elementary school at 50/70 Liverpool Street, subject to the following terms and conditions:

Terms and Conditions:

- a) The site be developed generally in accordance with Map II attached to P.R. 17/26, to the satisfaction of the Development Officer;
- b) Provide a detailed landscape and parking plan that clearly delineates the existing trees to be retained which shall be in accordance with the location of the “new tree line” as shown on Map II to the satisfaction of the Development Officer prior to issuance of the building permit;
- c) PID 01482520 and PID 01482629 shall be consolidated to the satisfaction of the Development Officer prior to issuance of the building permit;
- d) The Applicant and/or their Consultant are to participate in a design start-up meeting with Engineering staff upon approval of this application;
- e) The applicant is required to provide pedestrian access to Canterbury Drive, Liverpool Street, and Bradford Street. The applicant will be required to construct and provide a pedestrian connection through a city owned parcel from the school property to Bristol Street (opposite Norfolk Street). Access agreements to be acquired from the City for the City owned parcel;
- f) All servicing access, lot grading and storm water management plans are to be to the satisfaction of the Director of Engineering & Operations;
- g) All road and municipal services installation, construction and inspection are to be in accordance with the City’s General Specifications for Municipal Services;
- h) Record drawings prepared by a Professional Engineer are required at completion of the project;

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- i) Upon completion of the proposed school, demolition of the exiting school to be completed as well as any required shut off at mains and reinstatement of City owned infrastructure at the applicant's expense.

**The Committee directed that the following resolution be forwarded to City Council for consideration:**

**BE IT RESOLVED THAT the Council of the City of Fredericton hereby receives the Report of the Planning Advisory Committee, dated March 19, 2026, recommending approval of an application submitted by the Department of Transportation and Infrastructure c/o Heather Copp to rezone a portion of the site from Park (P) Zone to Institutional Zone One (I-1) to allow construction of a new K-5 elementary school at 50/70 Liverpool Street, subject to terms and conditions.**

Yours truly,



Elizabeth Murray  
Secretary, Planning Advisory Committee

Cc. Department of Transportation and Infrastructure, c/o Heather Copp, PO Box 6000,  
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