

LET'S SOLVE THE HOUSING CRISIS
HOUSINGACTION.CA

Peter Corbyn, P.Eng.

New Brunswick
Non-Profit Housing
Association

April 9, 2024

FOR BETTER – BOY T



NEW BRUNSWICK NON-PROFIT HOUSING ASSOCIATION



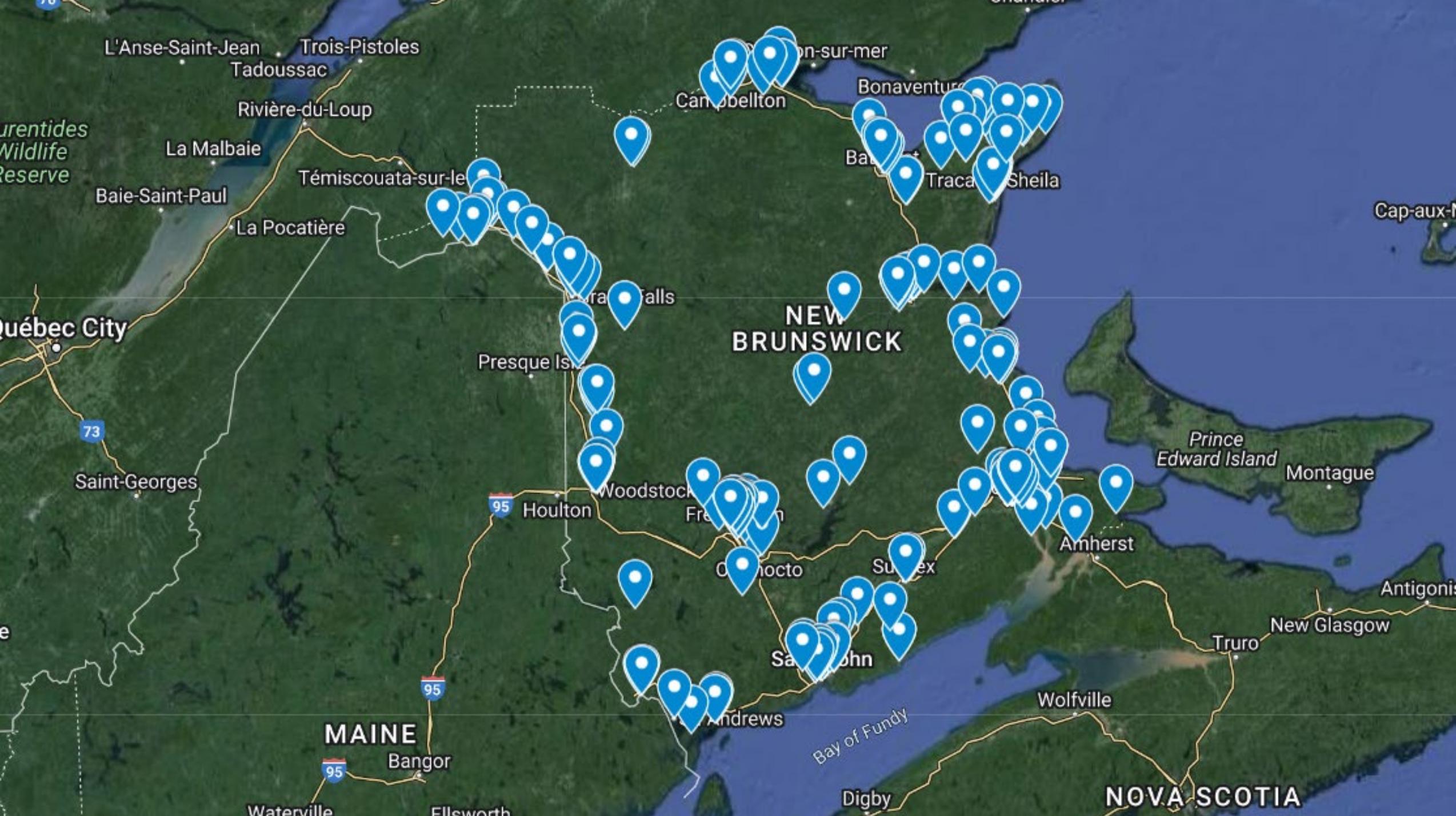
170 NON-PROFIT AND
CO-OP HOUSING
ORGANIZATIONS



6,500 RESIDENCES
FOR LOW INCOME
HOUSEHOLDS AND
SENIORS



~ 1,000
VOLUNTEER
BOARD MEMBERS



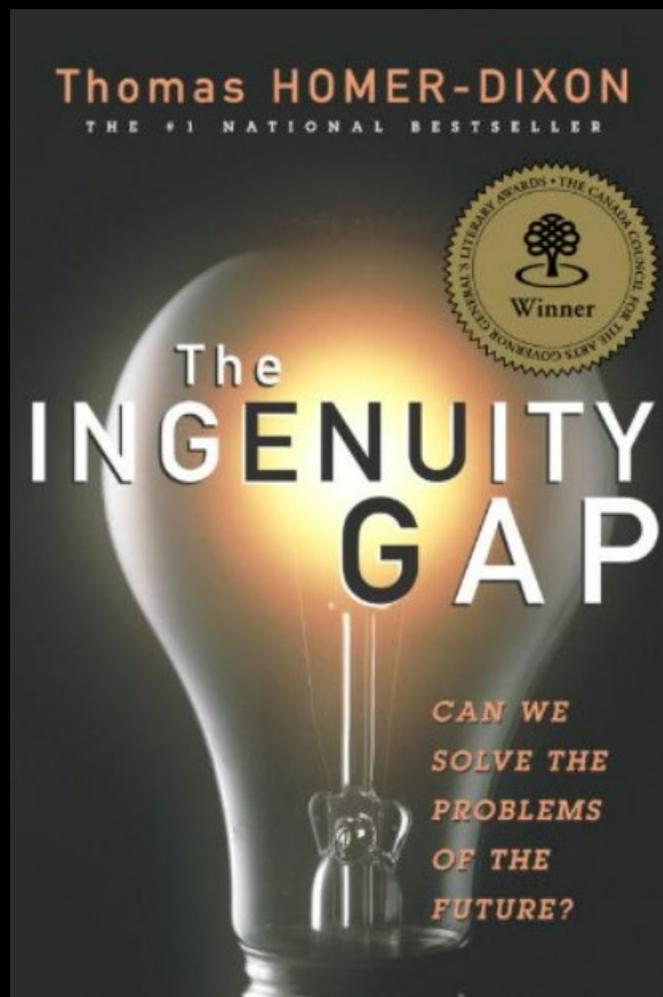
INSPIRATION: GROWING CAPACITY



CHAPTERS

- I THE INGENUITY GAP
- II WE ARE ALL IN THIS TOGETHER
- III 1940'S TO 2040'S
- IV SOCIAL ISOLATION TO SOCIAL CAPITAL
- V YIMBYISM
- VI COMMUNITY HOUSING
- VII ACCESSIBILITY AND ENERGY EFFICIENCY
- VIII CALL TO ACTION
- IX LET'S MAKE THIS HAPPEN

THE INGENUITY GAP



Published September 2000



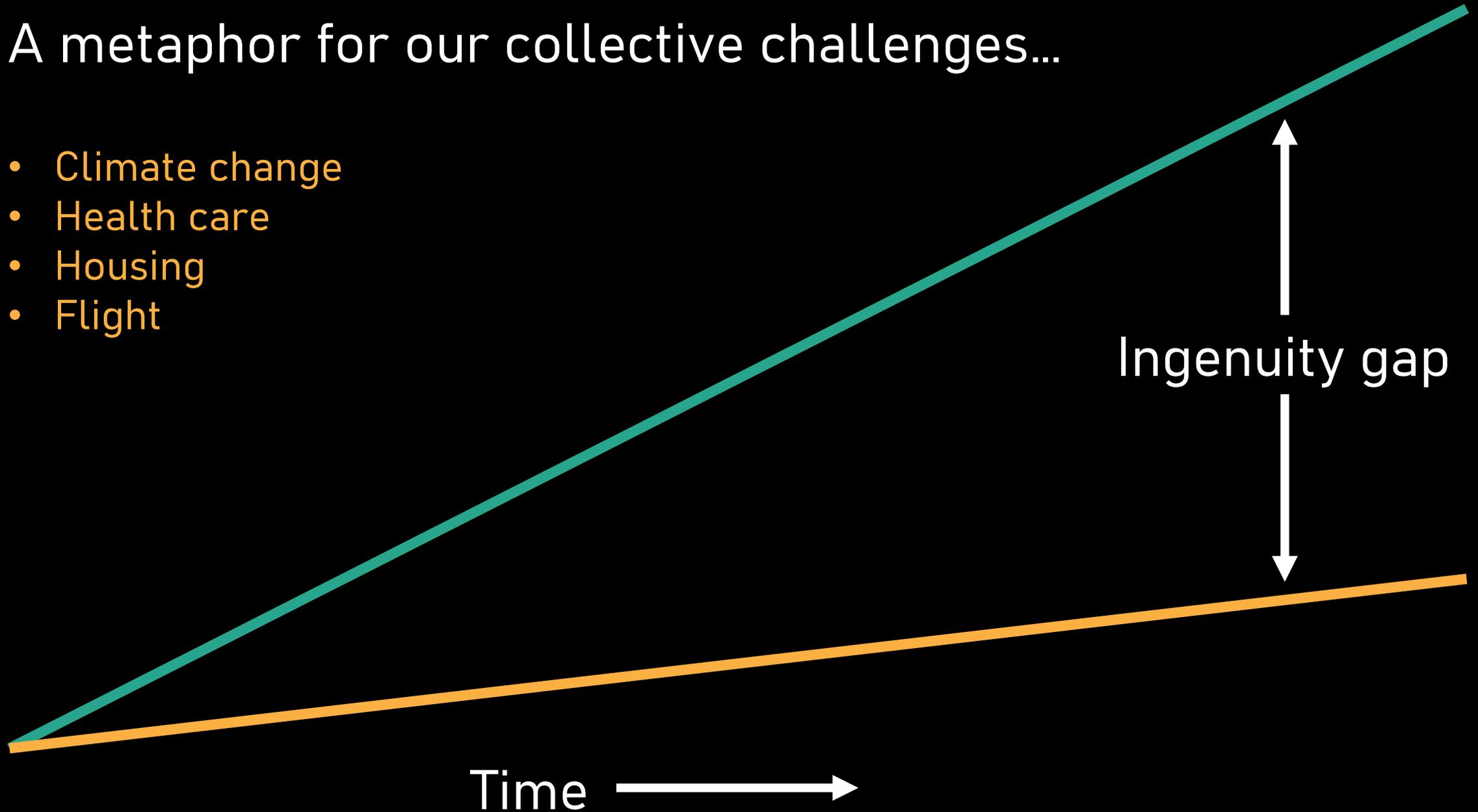
United Airlines Flight 232 - July 19, 1989

Crash details

- Denver to Chicago
- "...failure to detect a fatigue crack originating from a previously undetected metallurgical defect located in a critical area of the stage 1 fan disk that was manufactured by General Electric Aircraft Engines." ~ *NTSB Report*
- 296 aboard, 112 died, 184 survived
- 44 minutes from 'oh oh' to landing
- 15 to 60 thought units per minute (4X)

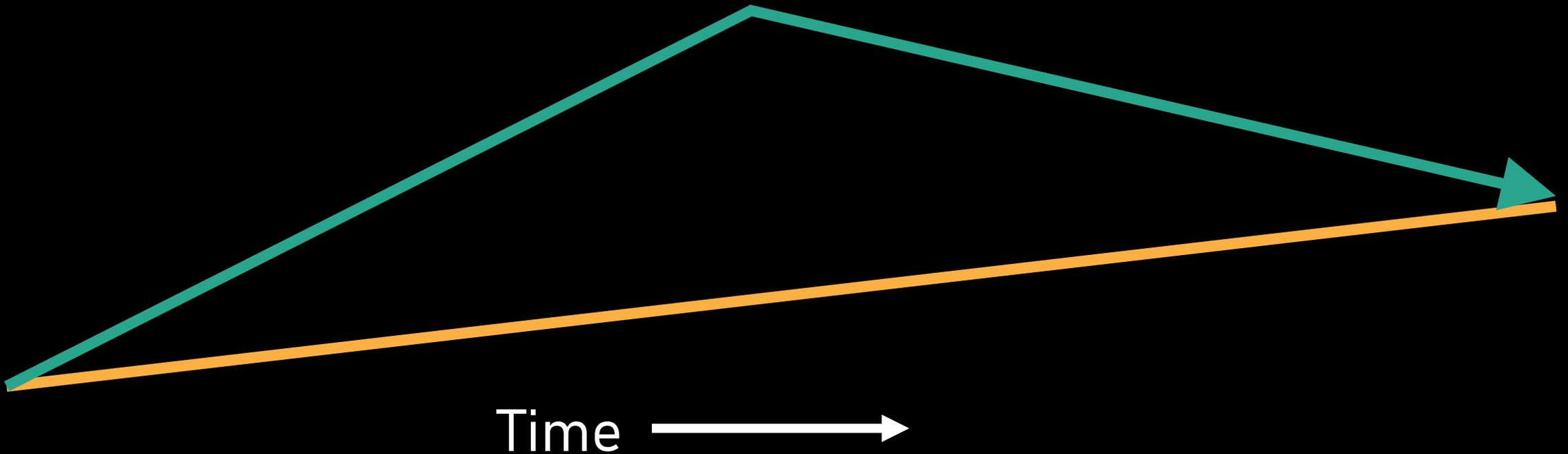
A metaphor for our collective challenges...

- Climate change
- Health care
- Housing
- Flight



A metaphor for our collective challenges...

- Climate change
- Health care
- Housing
- Flight



Positive Outcomes

- Improvement in processing titanium – higher melting temperatures
- Newer designs incorporated hydraulic fuses (seal)
- Crew resource management – final authority to crew members can speak up and captains must listen

WE ARE ALL IN THIS TOGETHER

The Housing Continuum



1. Living outside
2. Short term crisis support
3. Temporary – bridge from homeless to permanent
4. Low-income, subsidized

5. Spends less than 30%
6. Spends less than 30%, can be subsidized
7. Landlord chooses the rent
8. Purchase a home

**DEVELOP THE
CONCEPT**

	PLANNER	ACCOUNTANT	LAWYER	
PRIVATE DEVELOPER	NON-PROFIT DEVELOPER	ENGINEER	ARCHITECT	

FEASIBILITY

REGULATOR

HOUSING
ADVOCATE

APPRAISER

BANKER

**DEVELOP THE
CONCEPT**

PLANNER

ACCOUNTANT

LAWYER

PRIVATE
DEVELOPER

NON-PROFIT
DEVELOPER

ENGINEER

ARCHITECT

**PLANNING AND
FINANCING**

FEASIBILITY

**DEVELOP THE
CONCEPT**

	STAKEHOLDERS	PHILANTHROPIST	SURVEYOR	
REGULATOR	HOUSING ADVOCATE	APPRAISER	BANKER	
	PLANNER	ACCOUNTANT	LAWYER	
PRIVATE DEVELOPER	NON-PROFIT DEVELOPER	ENGINEER	ARCHITECT	

CONSTRUCTION

	PAINTER	ELECTRICIAN	PLUMBER	
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PLANNING AND FINANCING

INTERIOR DESIGNER	CARPENTER	SALESPERSON	PROJECT MANAGER
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FEASIBILITY

	STAKEHOLDERS	PHILANTHROPIST	SURVEYOR	
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DEVELOP THE CONCEPT

REGULATOR	HOUSING ADVOCATE	APPRAISER	BANKER
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	PLANNER	ACCOUNTANT	LAWYER	
--	---------	------------	--------	--

PRIVATE DEVELOPER	NON-PROFIT DEVELOPER	ENGINEER	ARCHITECT
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SALE / OPERATION

	OWNER / LANDLORD	PROPERTY MANAGER	ELECTED OFFICIAL	
REALTOR	STUDENT / APPRENTICE	BUILDING INSPECTOR	LANDSCAPER	
	PAINTER	ELECTRICIAN	PLUMBER	
INTERIOR DESIGNER	CARPENTER	SALESPERSON	PROJECT MANAGER	
	STAKEHOLDERS	PHILANTHROPIST	SURVEYOR	
REGULATOR	HOUSING ADVOCATE	APPRAISER	BANKER	
	PLANNER	ACCOUNTANT	LAWYER	
PRIVATE DEVELOPER	NON-PROFIT DEVELOPER	ENGINEER	ARCHITECT	

CONSTRUCTION

**PLANNING AND
FINANCING**

FEASIBILITY

**DEVELOP THE
CONCEPT**

SUPPORT

CASE WORKER

VOLUNTEER

TEACHER

RESEARCHER

SALE / OPERATIONOWNER /
LANDLORDPROPERTY
MANAGERELECTED
OFFICIAL

REALTOR

STUDENT /
APPRENTICEBUILDING
INSPECTOR

LANDSCAPER

CONSTRUCTION

PAINTER

ELECTRICIAN

PLUMBER

INTERIOR
DESIGNER

CARPENTER

SALESPERSON

PROJECT
MANAGER**PLANNING AND
FINANCING**

STAKEHOLDERS

PHILANTHROPIST

SURVEYOR

FEASIBILITY

REGULATOR

HOUSING
ADVOCATE

APPRAISER

BANKER

**DEVELOP THE
CONCEPT**PRIVATE
DEVELOPERNON-PROFIT
DEVELOPER

ENGINEER

ARCHITECT

Laura Henry

Atlantic Mini Homes

Fredericton, New Brunswick

1940'S TO 2040'S



1940's
4.2/HH



1940's
4.2/HH

1960's
3.9/HH



1940's
4.2/HH

1960's
3.9/HH

1980's
2.9/HH



1940's
4.2/HH

1960's
3.9/HH

1980's
2.9/HH

2000's
2.6/HH

NICHOLAS LN

1940's
4.2/HH

1960's
3.9/HH

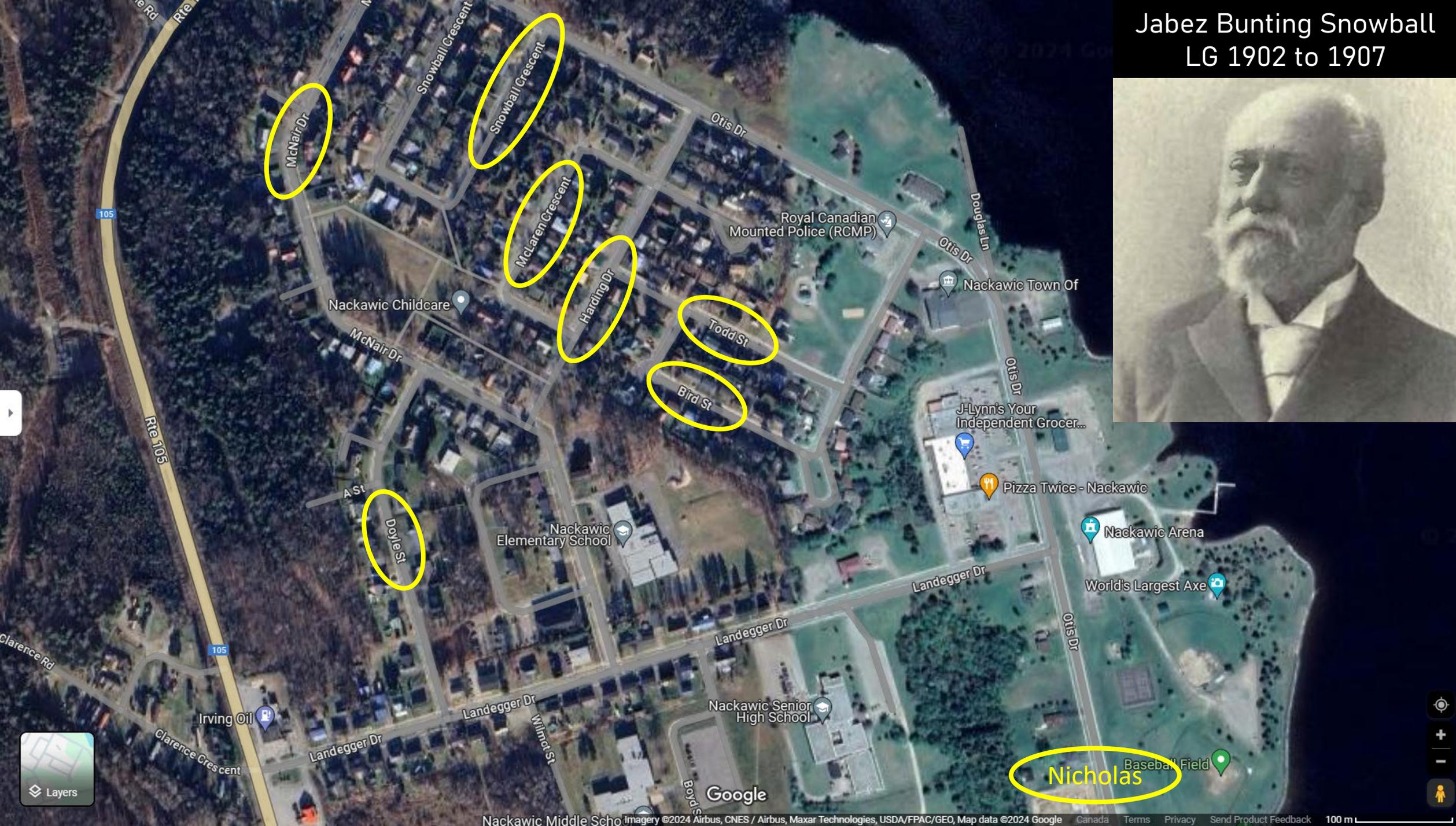
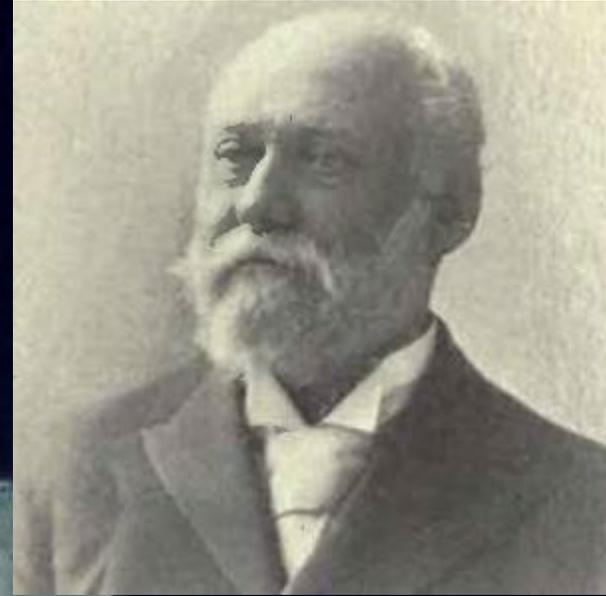
1980's
2.9/HH

2000's
2.6/HH

2020's
2.4/HH



Jabez Bunting Snowball LG 1902 to 1907



Nicholas



1940's
4.2/HH

1960's
3.9/HH

1980's
2.9/HH

2000's
2.6/HH

2020's
2.4/HH

2040's
?







Mid-Rise



ADU

Accessory Dwelling
1

Adu

400 - 800 SF



SINGLE FAMILY

Single Family
1

Sf

1200 - 2400 SF



DUPLEX

Duplex
2

Du

1000 - 1800 SF



TRIPLEX

Triplex
3

Tr

800 - 1400 SF



COURTYARD APARTMENT

Courtyard Apt
4+

Co

600 - 1200 SF



GARDEN CLUSTER

Garden Cluster
3+

Gc

800 - 1400 SF



ROWHOUSE

Rowhouse
3+

Rh

800 - 1800 SF



MULTIPLY

Multiplex
4+

Mu

500 - 1400 SF



LIVE-WORK

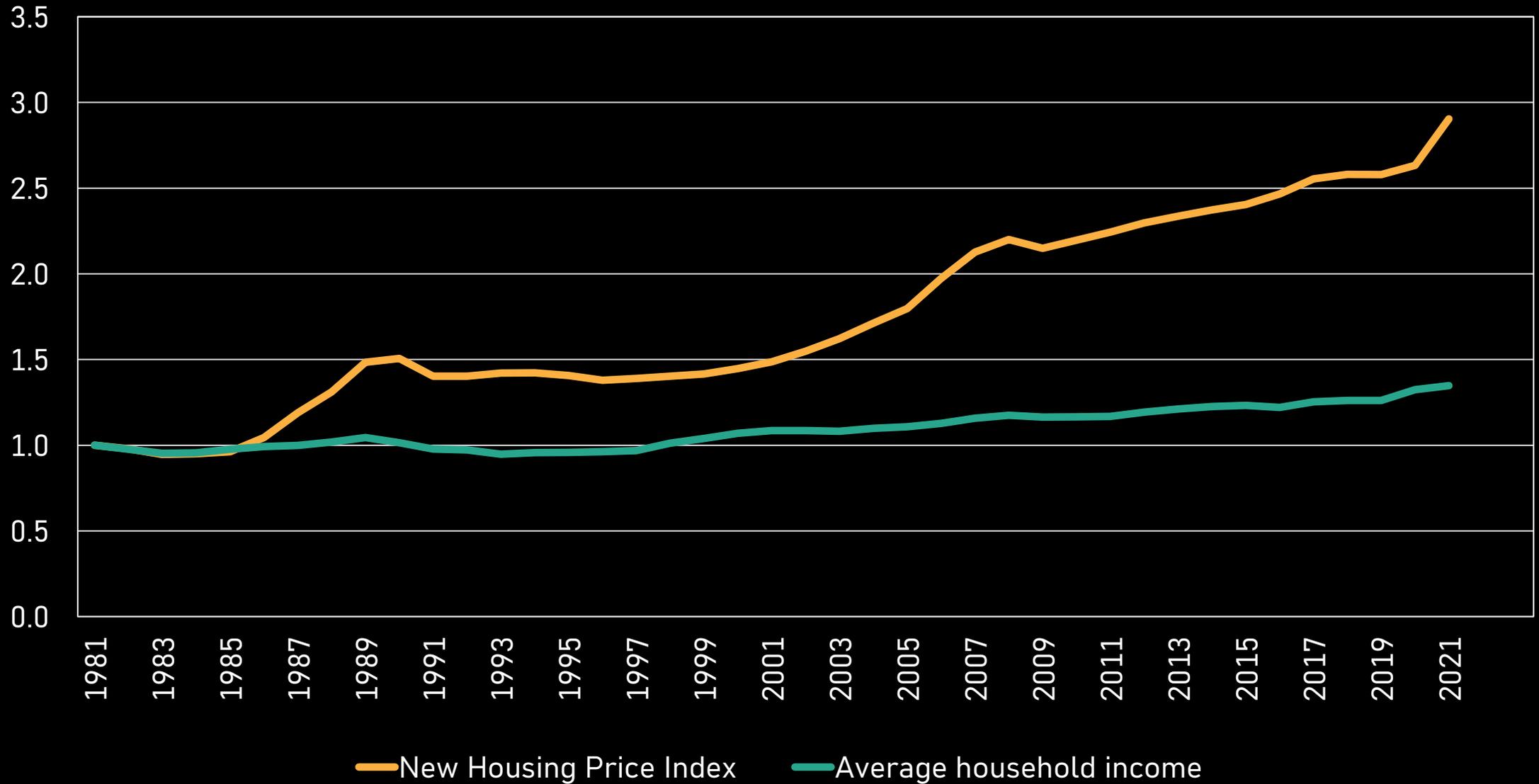
Live Work
4+

Lw

1200 - 2000 SF

MISSING MIDDLE

New Home Price and Average Household Income Index - Canada





POOR

RICH



\$47/month Kenya



\$194/month Philippines



\$583/month Jordan



\$10,090/month Ukraine



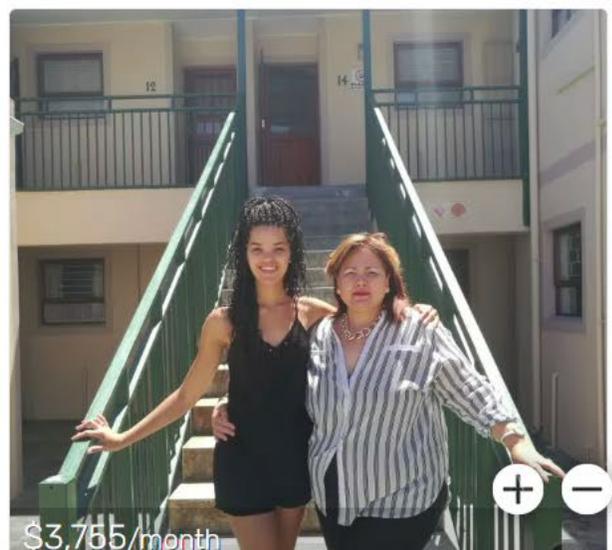
\$39/month



\$228/month



\$694/month



\$3,755/month

+ New

Home

My Drive

Computers

Shared with me

Recent

Starred

Spam

Bin

Storage

96.72 GB of 200 GB used

[Get more storage](#)

Shared with me > Rental Pictures

☰ ✓ ☐ ⓘ

Type ▾

People ▾

Modified ▾

Folders

↑ Name ▾ ⋮

👤 Allardville ⋮

👤 Alnwick ⋮

👤 Atholville ⋮

👤 Baker Brook ⋮

👤 Bathurst ⋮

👤 Bay du Vin ⋮

👤 Belledune ⋮

👤 Beresford ⋮

👤 Blacks Harbour ⋮

👤 Blackville ⋮

👤 Bouctouche ⋮

👤 Brighton ⋮

👤 Campbellton ⋮

👤 Cape-Pèlé ⋮

👤 Caraquet ⋮

👤 Clair ⋮

👤 Clark's Corner ⋮

👤 Cocagne ⋮

👤 Derby ⋮

👤 Drummond ⋮

👤 Dundas ⋮

👤 Edmundston ⋮

👤 Florenceville-Bristol ⋮

👤 Grand Falls ⋮

👤 Hartland ⋮

👤 Inkerman ⋮

👤 Jacksontown ⋮

👤 Kedgwick ⋮

👤 Kouchibouguac ⋮

👤 Lameque ⋮

👤 Linton Corner ⋮

👤 Little River ⋮

+ New

- Home
- My Drive
- Computers
- Shared with me
- Recent
- Starred
- Spam
- Bin
- Storage

96.72 GB of 200 GB used

Get more storage

Shared with me > Rental Pictures > Edmundston

Type	People	Modified			
\$825	\$825	\$850	\$850	\$850	\$850
\$850	\$850	\$900	\$900	\$900	\$900
\$900	\$950	\$950	\$975	\$1000	\$1000
\$1050	\$1100	\$1100	\$1125	\$1175	\$1175
\$1200	\$1200	\$1275	\$1300	\$1300	\$1300
\$1300	\$1350	\$1350	\$1350	\$1400	\$1400
\$1450	\$1500	\$1500	\$1500	\$1500	\$1500
\$1500	\$1500	\$1500	\$1500	\$1550	\$1550
\$1600	\$1700	\$1700	\$1700	\$1700	\$1700
\$1800	\$1800	\$1800	\$1800	\$1800	\$1800

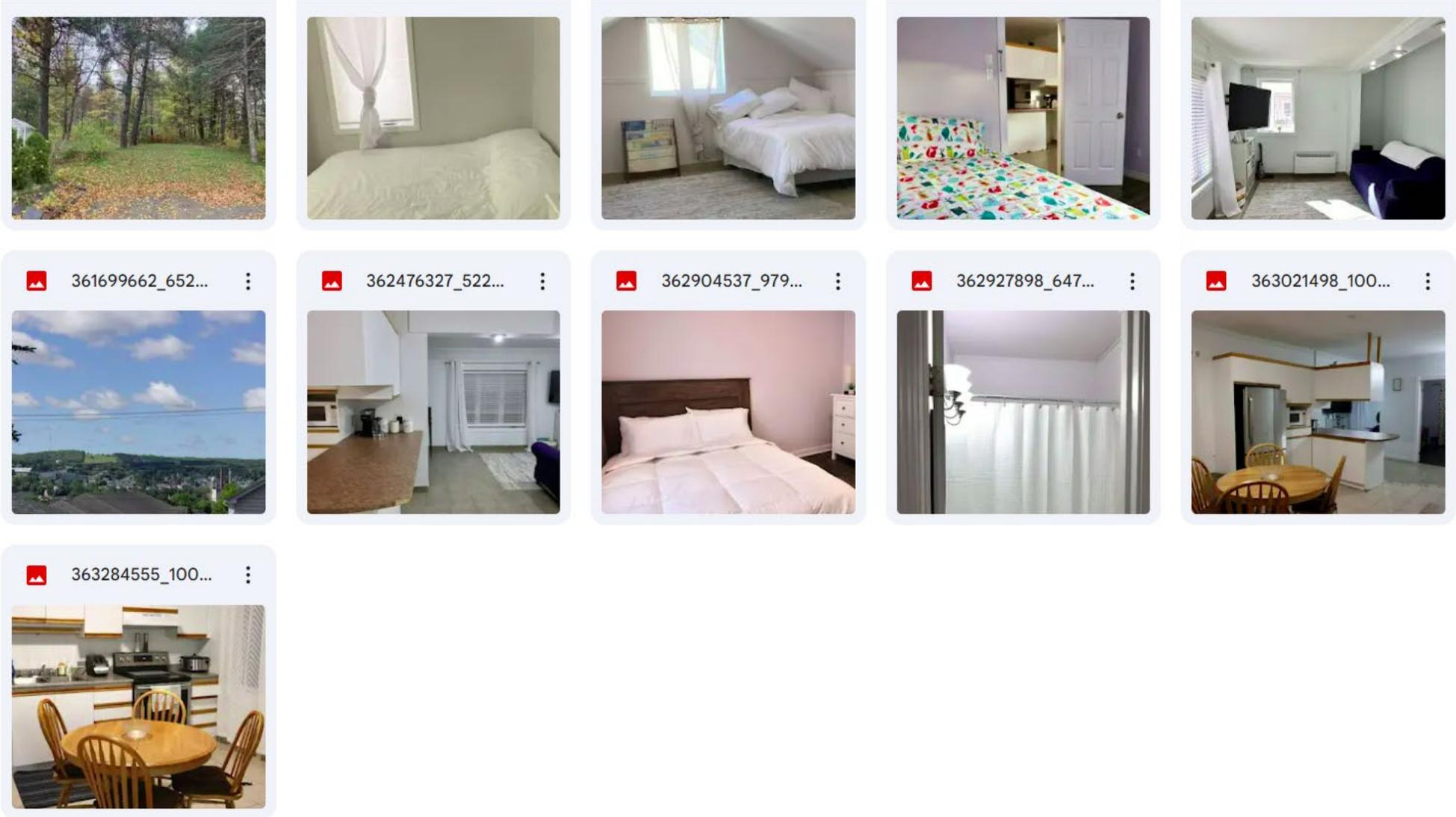
- Calendar
- App Launcher
- Task Manager
- Profile
- + More

+ New

Shared with me > Rental Pictures > Edmundston > \$1500

Menu, Checkmark, Grid, Info icons

Type, People, Modified filters



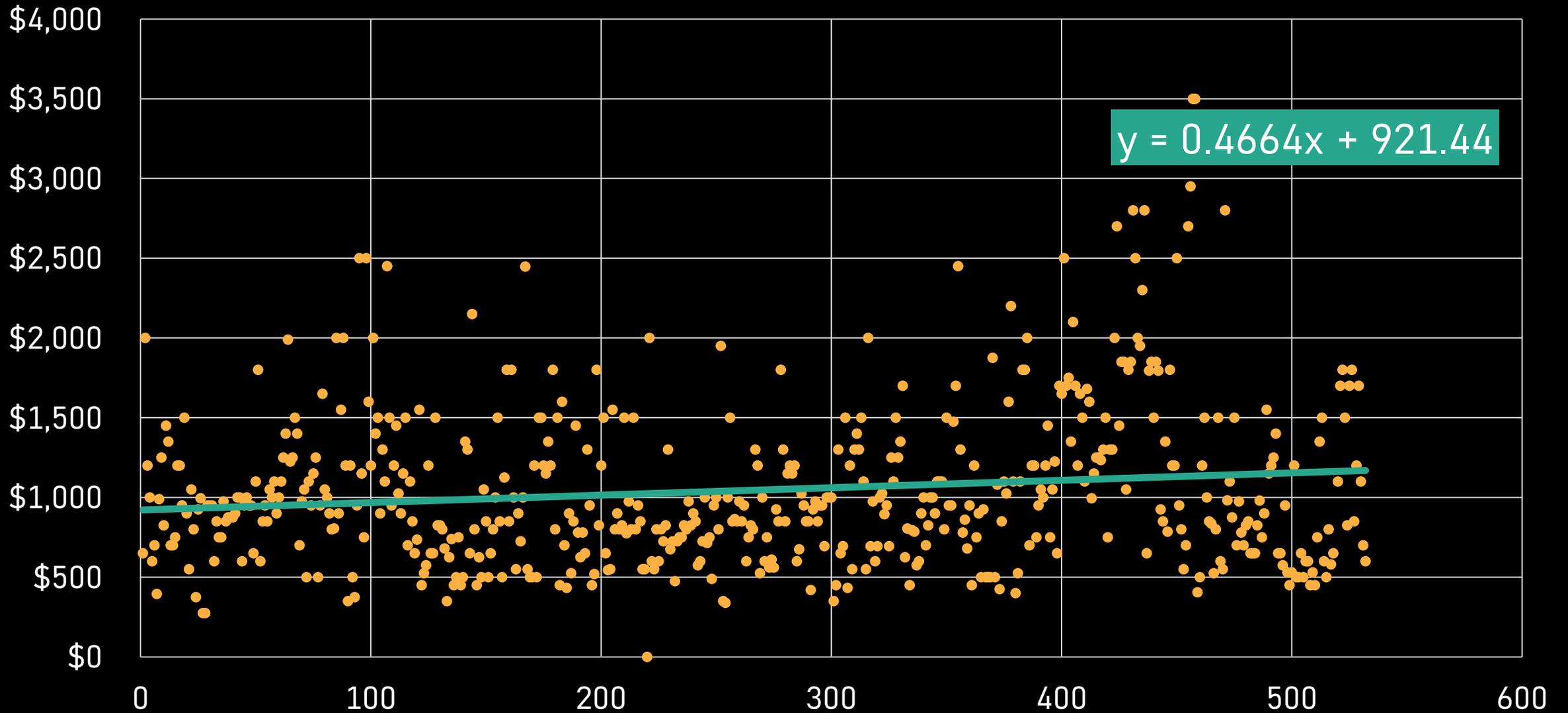
- Home
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- Bin
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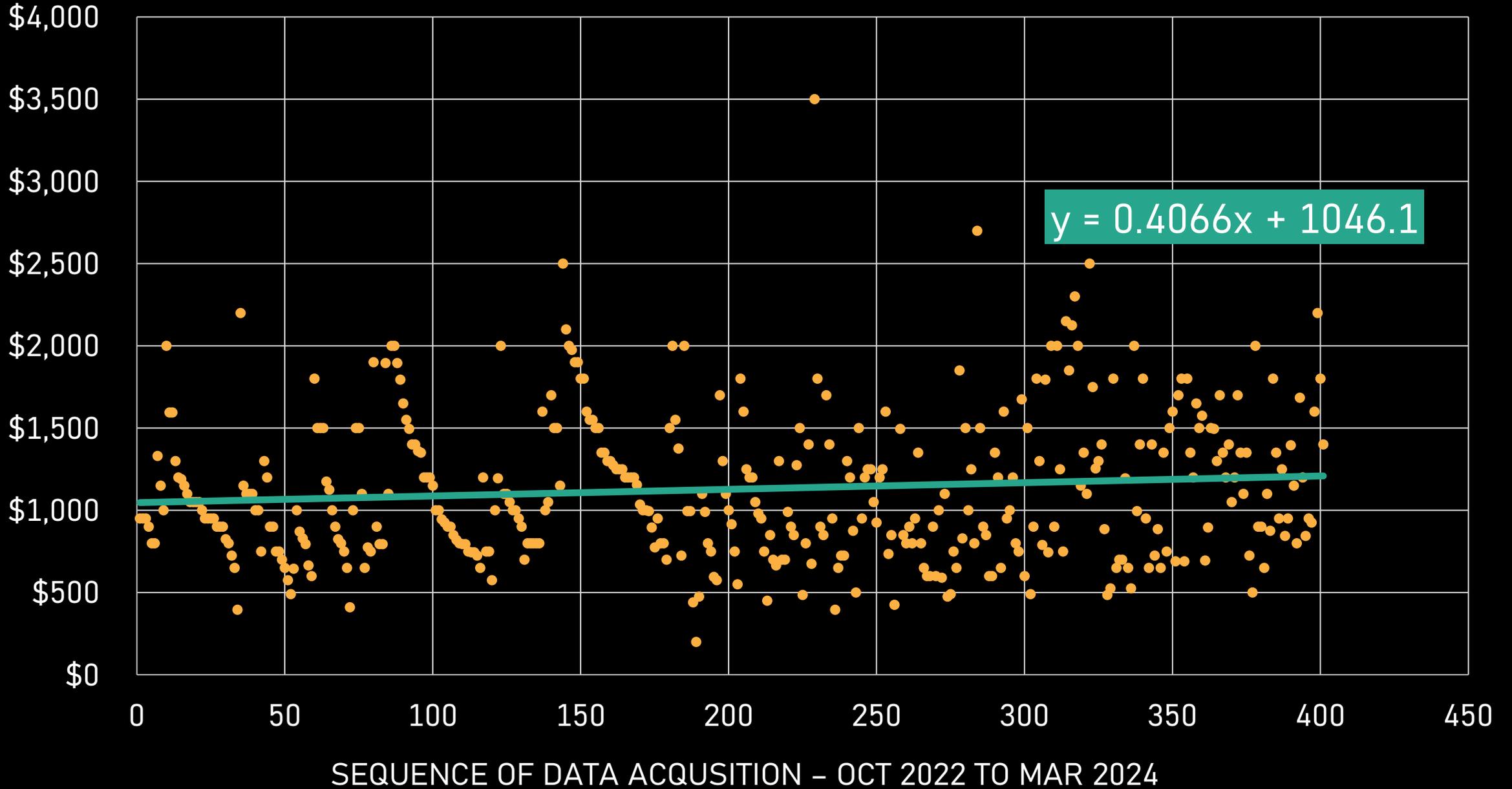
Vertical sidebar on the right containing icons for Calendar, Photos, Tasks, People, and a plus sign for more options.

Facebook Marketplace Rental Listings in Rural NB October 2022 to March 2024, $n=533$

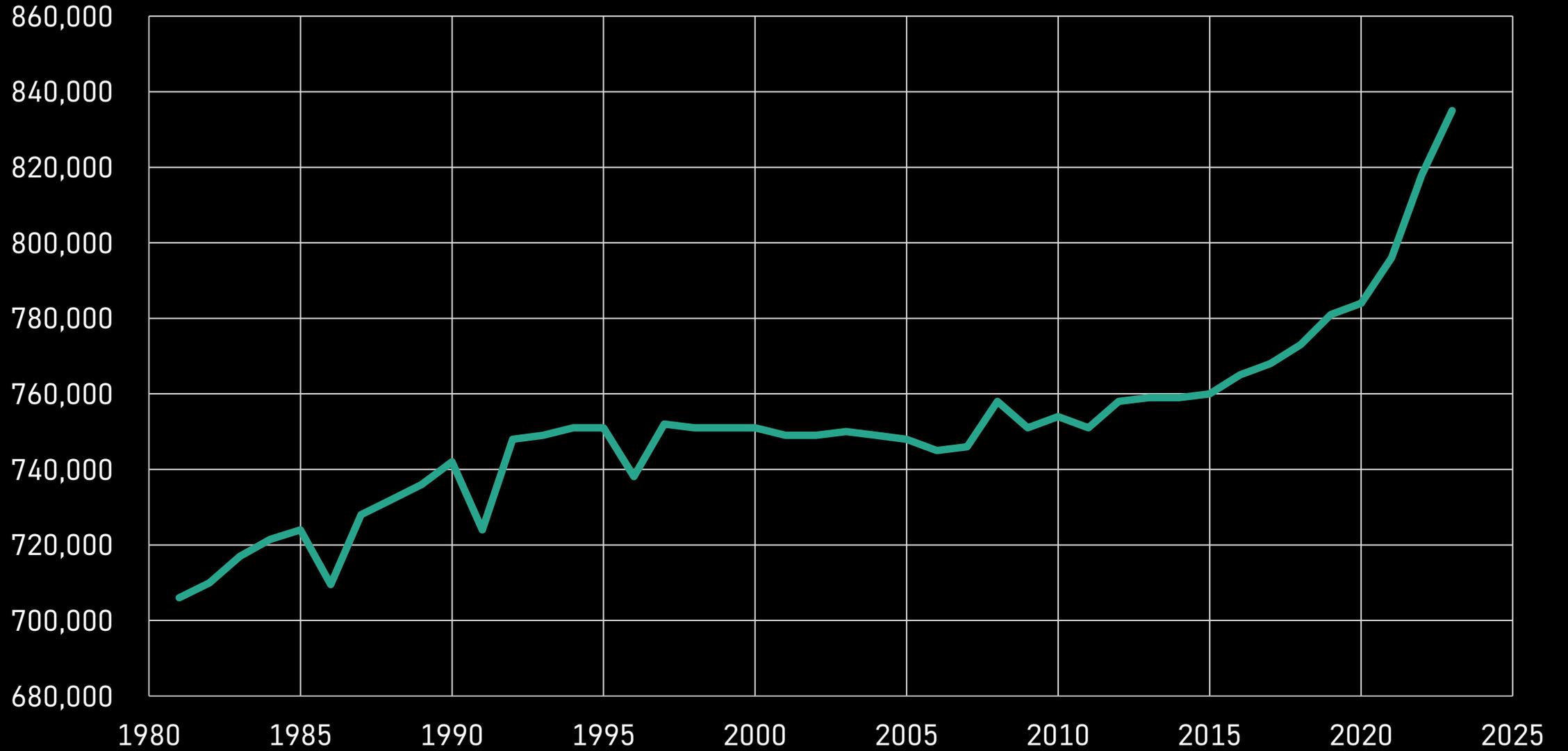


SEQUENCE OF DATA ACQUISITION – OCT 2022 TO MAR 2024

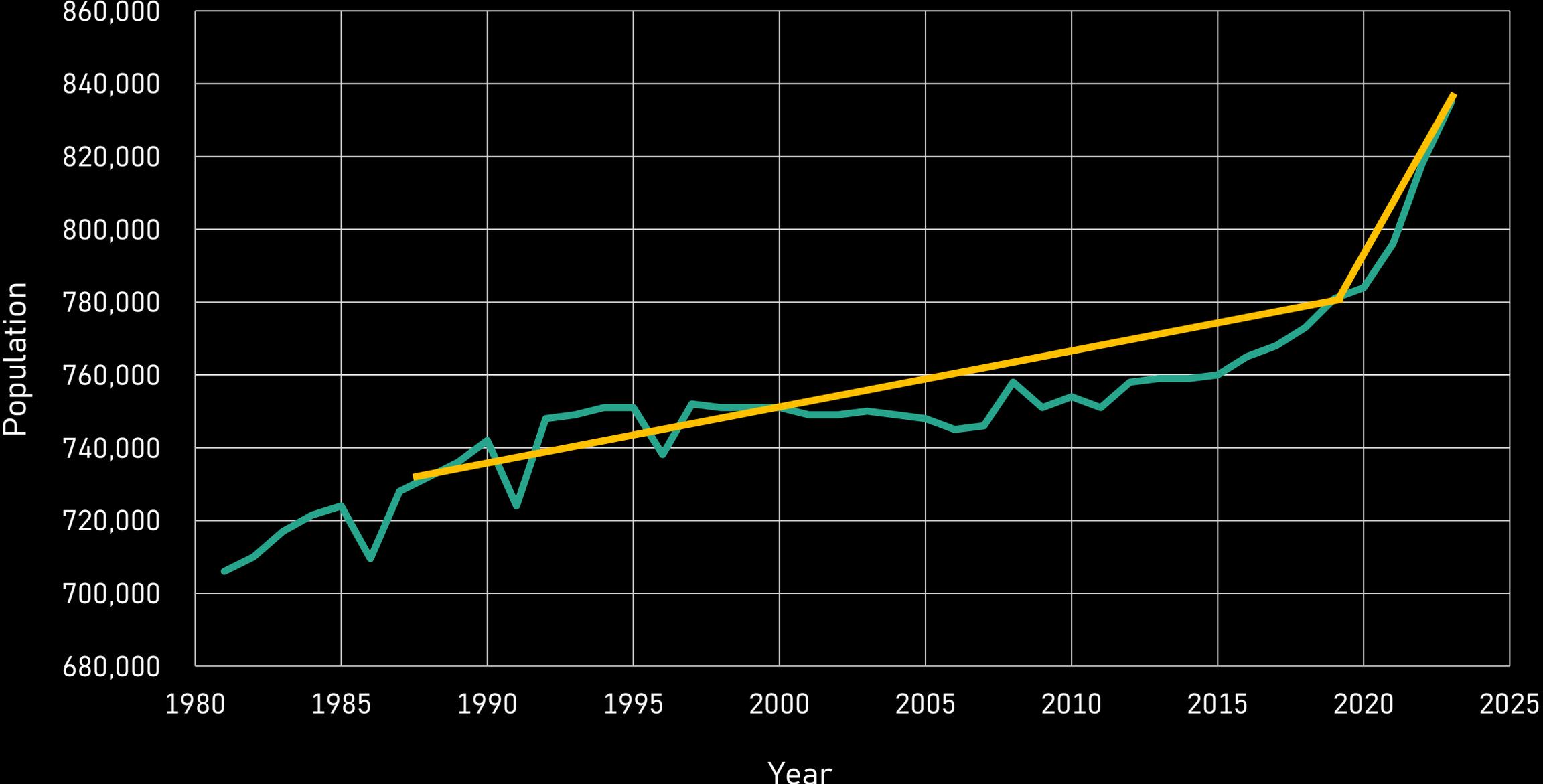
Kijiji Rental Listings in Rural NB October 2022 to March 2024, $n=400$



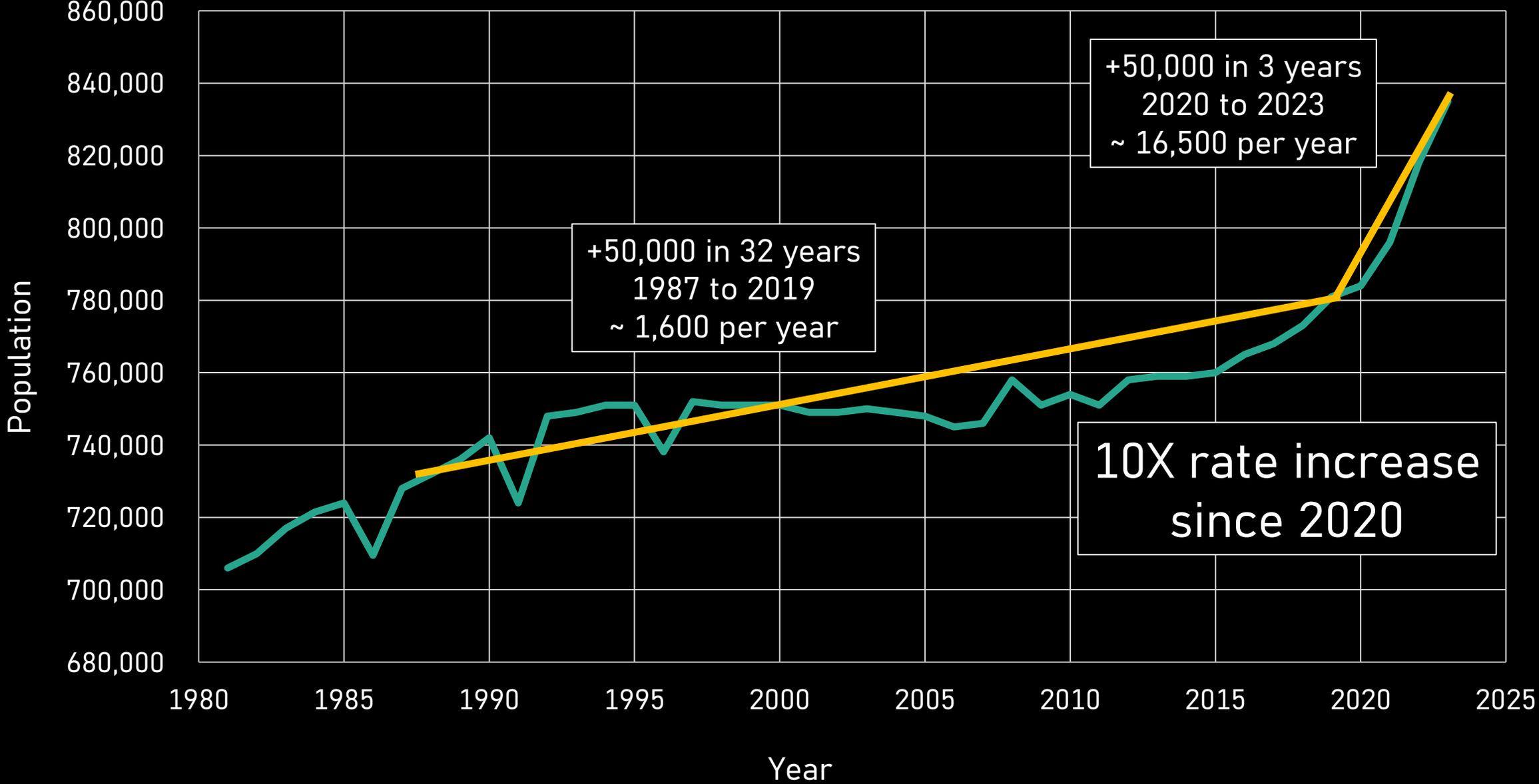
The New Brunswick Population Hockey Stick



The New Brunswick Population Hockey Stick



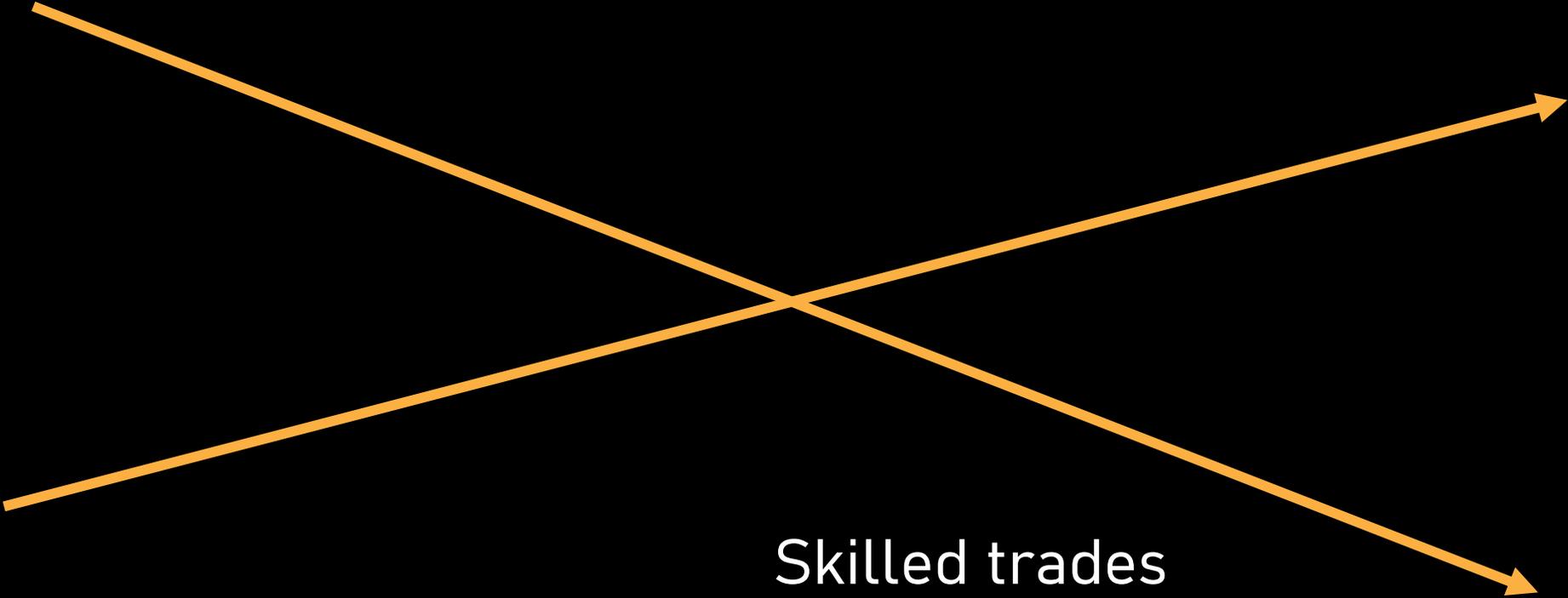
The New Brunswick Population Hockey Stick



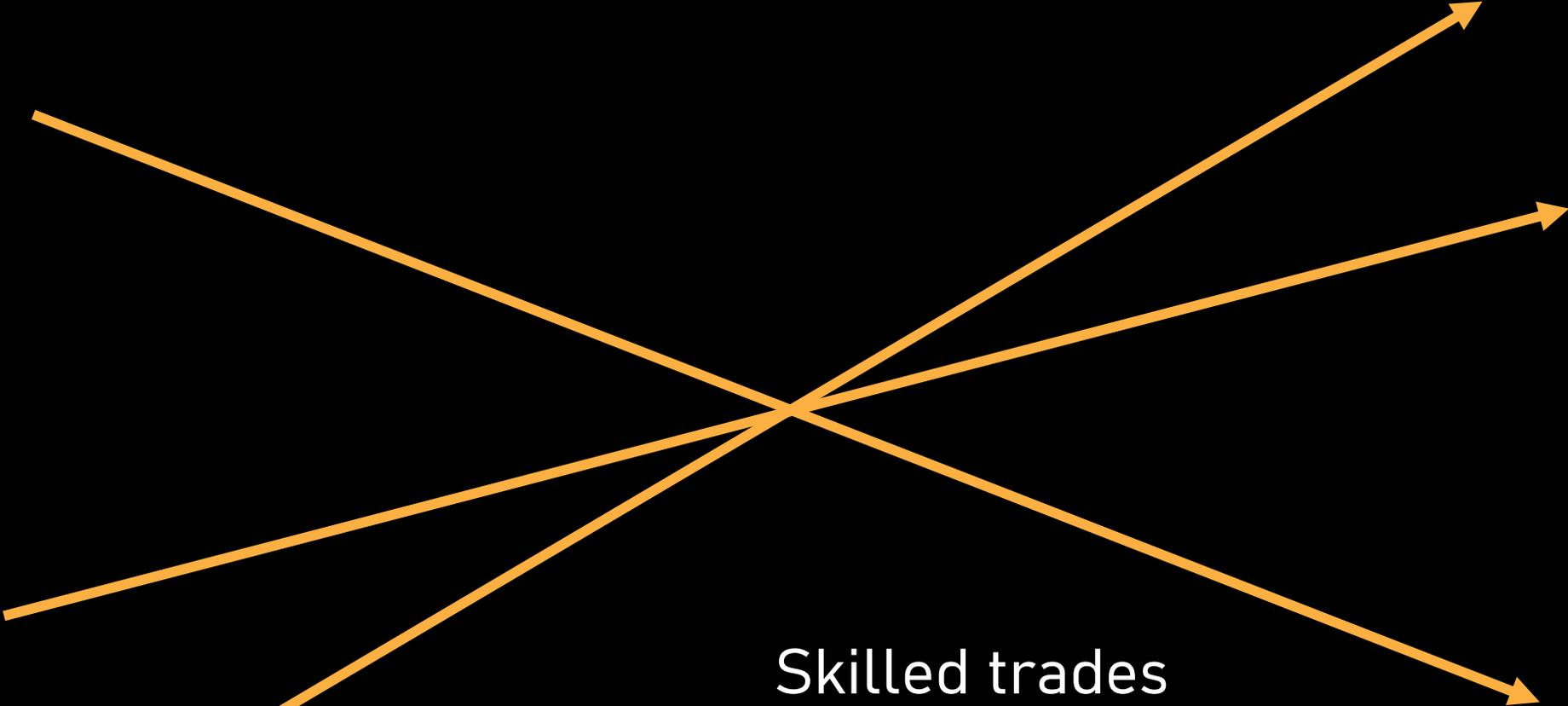




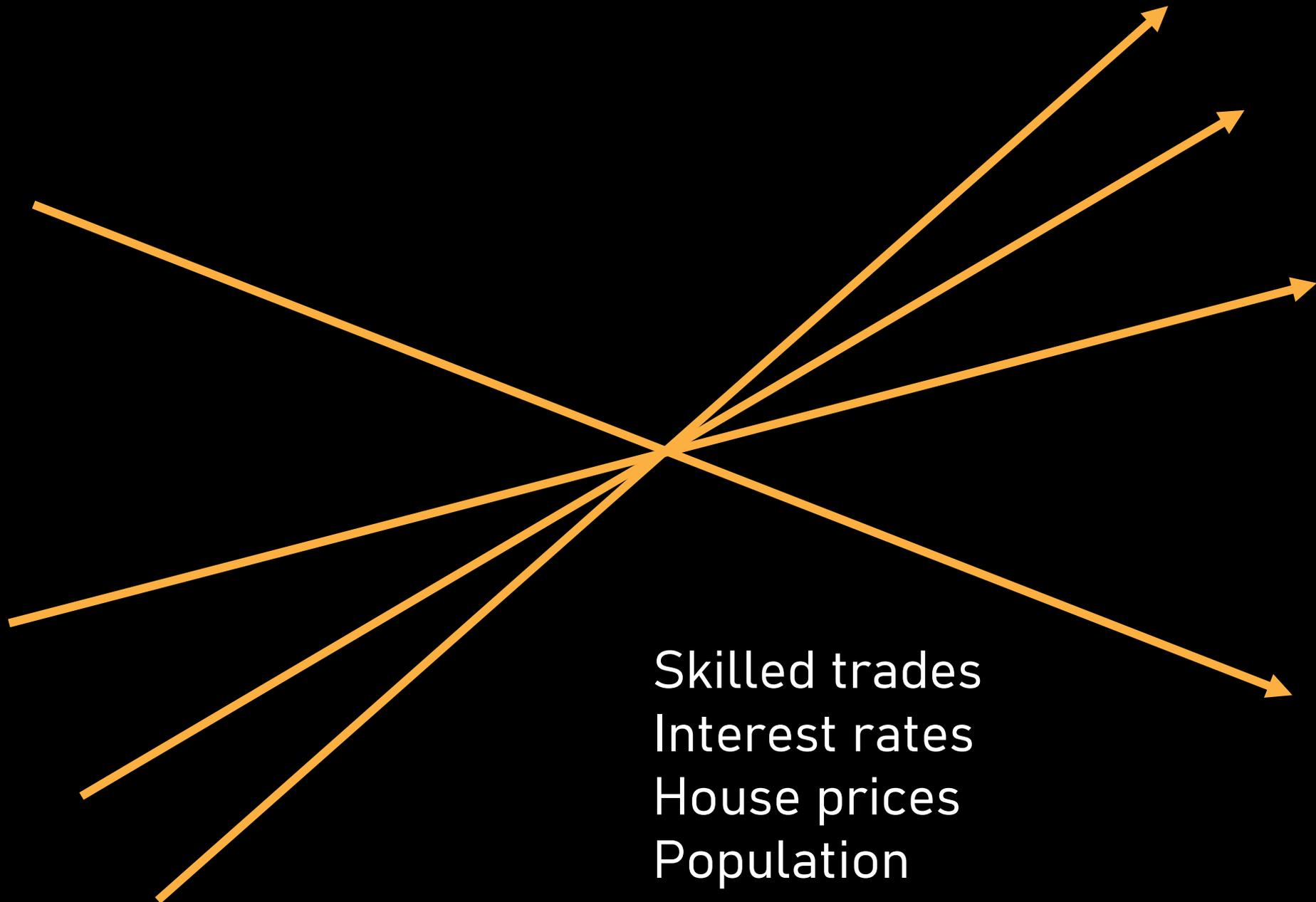
Skilled trades



Skilled trades
Interest rates



Skilled trades
Interest rates
House prices



Skilled trades
Interest rates
House prices
Population

WHAT TO DO?

WE'LL GET THERE.

SOCIAL ISOLATION TO SOCIAL CAPITAL

IV

Social capital is a set of shared values or resources that allows individuals to work together in a group to effectively achieve a common purpose.

Investopedia

Marc Belliveau
Senior Director
Harvest House Atlantic

Deanna Hill

Fredericton, New Brunswick

IF WE WANT TO STOP PEOPLE DYING ON ROADS, WE INVEST MONEY IN SEATBELTS, NOT IN THE EMERGENCY DEPARTMENT.

In the same way regarding homelessness, why would we wait to intervene with a young person when they're in crisis, when we can intervene early and keep them at home, and in school and engaged?

PETER JACOBSON, MANAGER, YOUTH SERVICES, BCYF, AUSTRALIA

The reasons for homelessness are as many as the number of people experiencing it.

Factors that lead to homelessness

STRUCTURAL FACTORS

- Poverty
- Discrimination
- Lack of affordable housing

SYSTEM FAILURES

- Barriers to accessing public systems

INDIVIDUAL AND RELATIONAL FACTORS

- Crises
- Housing insecurity
- Interpersonal and relational problems
- Interpersonal violence
- Persistent and disabling conditions
- Trauma

\$53,144 per person per year

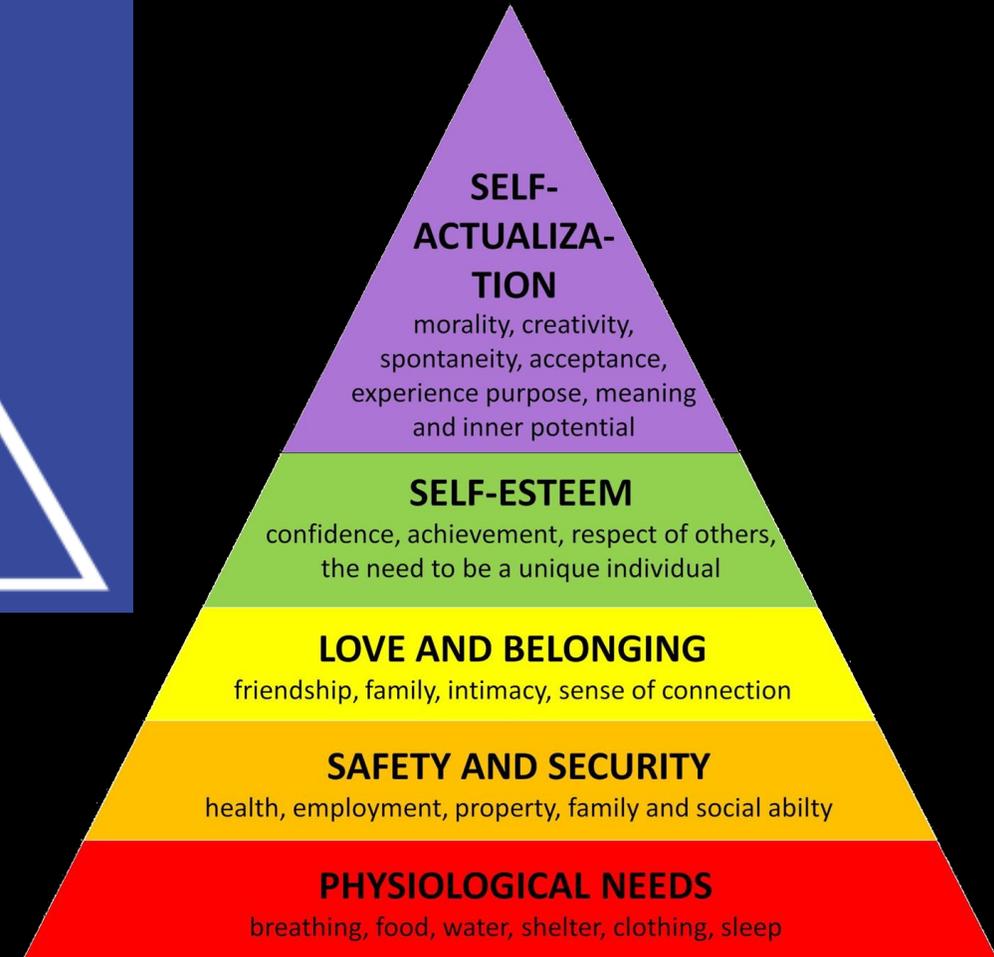
- 2009 to 2011 study in Vancouver, Winnipeg, Toronto, Montreal, and Moncton
- 937 participants
- Substance use treatment
- Shelter stays
- Ambulance services
- ER visits
- Hospital stays
- Police calls and wellness checks
- Court appearances
- Incarceration
- Social development

Housing First / Maslow's Hierarchy of Needs

Housing First

"...that's what the housing first model allows us to do - if someone loses their housing, we continue working with them and hope that they can move past whatever lost them their housing."

- Chad Ward
ShelterCare Lead Housing Specialist





YIMBYISM

Not in my back yard
(NIMBY)

Yes, in my back yard
(YIMBY)

FINALY PEACE AND QUIET... AFTER LIVING HELL ON CHURCH STREET!

On April 1, 2020, my husband and I moved to Moncton and bought a charming Victorian home on Church Street. At first, we thought we knew the area well, having lived downtown several years back, but once we settled in, we quickly realized how serious the homeless situation had become during the pandemic. But our biggest disappointment by far, was finding out that the house two doors down from ours, operating under the name 'Leah Jane's Bed and Breakfast', was a brothel where several homeless people would gather. This was in combination with drug transactions, the sale of stolen goods and several other unlawful activities.

During our first year on Church Street, we witnessed too many horrible events; violent fights, screaming and partying through the night, gun shots, verbal abuse from the residents, drug use and transactions in our backyards, stealing and stripping bikes for metal and other items too numerous to mention. The situation required almost daily interventions from the Codiac RCMP Detachment, the Moncton Fire Department, paramedics and others. We literally feared for our lives. Our neighbourhood had now become 'Hell on Church Street'.

Following months of intense drug policing, investigations and inspections carried out by the RCMP, SCAN, the local Fire Department, and the City of Moncton, Leah Jane's was officially shut down. A few months later the house was finally sold. But we were still very worried about who would be the next owners and what would this old neglected property would become.

When the news finally came out, the entire neighbourhood was shocked to find out that a non-profit organization had bought it. Later on, we learned that Rising Tide Community Initiatives Inc. was the new owner and that their objective was to transform the place into a homeless transition residence. There is no word to describe our reaction! We literally lost it! Some people were ready to sell their property in which they had invested so much. Unfortunately, some neighbours moved away because they just could not face the possibility of living this nightmare twice.

My husband and I chose to stay; however, we took every opportunity to voice our frustrations, fears, and concerns regarding the project. We eventually met with city officials and requested a meeting to find out more about the project. Once the major home renovations were completed at the site, we, and several concerned neighbours, were invited to visit the facility and meet with members of the support team.

We met some of the new residents who were so grateful to have for the first time in a long while, clean and comfortable quarters of their own. Not only a beautiful home to live in, but a team of counsellors and professionals to support and guide them through their rehabilitation. It's at that moment that we realized that this project had so much potential.

Today, life in our small neighborhood is peaceful and enjoyable. The house, two doors down, has never been more beautiful and its occupants more grateful for the opportunity they have been given. Now, to finally see the light at the end of the tunnel and a path to a more rewarding life.

To, Rising Tide Community Initiative Inc. and partners, I wish nothing but the very best of luck and success in their future endeavors to provide a better future to the many vulnerable homeless and less fortunate members of our community. To those who are apprehensive about having this type of project in your area, I can truthfully say, having witnessed it first-hand, that the Rising Tides Initiative is done in a most sensitive and productive manner.

Restoring

- Building
- Residents
- Neighbourhood





8025201
1711
F83

Main Office

Jamie Wilson

Moncton, New Brunswick

Jennifer Bannister
Fredericton, New Brunswick

VI COMMUNITY HOUSING

The Housing Continuum



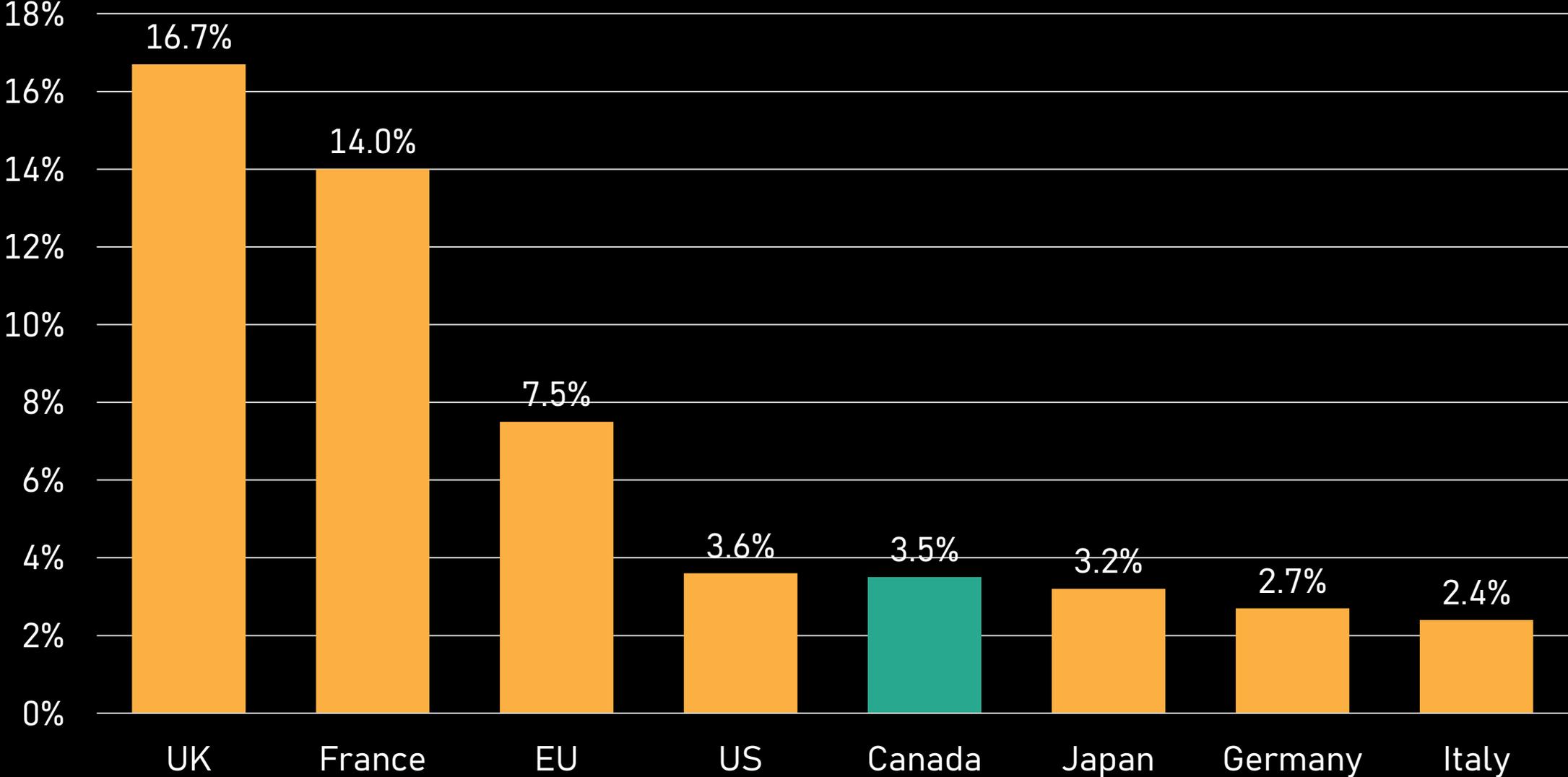
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Community Rental Housing Stock as a Share of Total Dwellings 2020 or Most Recent Year



Source: Bank of Canada, OECD

10,733

Number of households on the waitlist as of February 1st. This has doubled since 2019.

8,600

Affordable housing units lost in NB between 2016 and 2021.

52

Average age in years of 3,800 Housing NB units in the province.

20.9%

Households spending more than 30% of income on shelter costs.

<https://www.cbc.ca/news/canada/new-brunswick/subsidized-housing-waitlist-grows-1.7110801>

<https://www.cbc.ca/news/canada/new-brunswick/affordable-housing-nb-gone-tenants-coalition-home-rl-1.6828897>

<https://www.cbc.ca/news/canada/new-brunswick/nb-creates-new-public-housing-1.6619268>

https://www150.statcan.gc.ca/n1/en/subjects/housing/housing_costs_and_affordability

Financial Support



Transformation Centre



Kaleidoscope Social Impact



RDC - GNB



Housing NB - GNB



Municipalities



NB Power



CMHC



- Loans for Acquisition
- Drawdown Loans for Pre-Construction and Construction Phases
- Bridge Loans
- Support & Mentorship
- Leverage funding
- Agile



Victory Senior Living Inc.
Miramichi – 20 mixed income, 12 affordable



Project Village Housing Inc.
Blacks Harbour – 12 affordable apartments

Belleterre Community Partners Inc.
Miramichi – 20 unit, 14 affordable



Kaleidoscope Social Impact
Saint John – 10 units



Inclusion NB



InclusionNB

Creating Opportunities • Créer des possibilités

L'Arche Wellington
Saint John, New Brunswick



ACCESSIBILITY AND ENERGY EFFICIENCY

VII

AGING POPULATION
+
CLIMATE CHANGE
=
NEED FOR SPECIFICATIONS

RED TAPE

SAE
INTERNATIONAL®





**NEW BRUNSWICK
REGULATION 2021-3**

under the

**BUILDING CODE ADMINISTRATION ACT
(O.C. 2021-24)**

Filed January 28, 2021

Table of Contents

1	Citation
2	Definitions Act — Loi Code — Code tourist establishment — établissement touristique tourist home — maison pour touristes
3	Prescribing reasonable standards
4	Interpretation
5	Replacement and conflict
6	Numbering
7	Commencement
	SCHEDULE A
	SCHEDULE B

**RÈGLEMENT DU
NOUVEAU-BRUNSWICK 2021-3**

pris en vertu de la

**LOI SUR L'ADMINISTRATION DU CODE DU
BÂTIMENT
(D.C. 2021-24)**

Déposé le 28 janvier 2021

Table des matières

1	Titre
2	Définitions Code — Code établissement touristique — tourist establishment Loi — Act maison pour touristes — tourist home
3	Prescription de normes raisonnables
4	Interprétation
5	Remplacement et incompatibilité
6	Numérotation
7	Entrée en vigueur
	ANNEXE A
	ANNEXE B

(e) have insulated water supply and drain pipes where these pipes are exposed (See Note A-3.8.3.15.(1)(e) of the Code),

(f) have a soap dispenser that

(i) is automatic, or

(ii) complies with Clause 3.8.3.8.(1)(b) and is located not more than 1100 mm above the floor within 500 mm from the front of the lavatory (See Note A-3.8.3.15.(1)(f) of the Code), and

(g) have a towel dispenser or other hand-drying equipment located close to the lavatory, not more than 1200 mm above the floor in an area that is accessible to persons in wheelchairs.

(2) Mirrors required by Sentence 3.8.2.8.(10) shall be

(a) mounted with its bottom edge not more than 1000 mm above the floor, or

(b) fixed in an inclined position so as to be usable by a person in a wheelchair.

3.8.3.16. Showers

(1) Showers required by Sentence 3.8.2.8.(13) shall

(a) be not less than 1500 mm wide and 900 mm deep,

(b) have a clear floor space at the entrance to the shower not less than 900 mm deep and the same width as the shower, except that fixtures are permitted to project into that space provided they do not restrict access to the shower (See Note A-3.8.3.16.(1)(b) of the Code),

(c) have no doors or curtains that obstruct the controls or clear floor space at the entrance to the shower,

e) avoir des tuyaux d'alimentation en eau et d'évacuation calorifugés s'ils sont exposés (voir la note A-3.8.3.15. 1)e) du Code);

f) avoir un distributeur de savon :

(i) soit automatique,

(ii) soit conforme à l'alinéa 3.8.3.8.(1)b) et situé à au plus 1 100 mm au-dessus du plancher et à au plus 500 mm en face du lavabo (voir la note A-3.8.3.15. 1)f) du Code);

g) avoir un distributeur de serviettes ou appareil sèche-mains situé près du lavabo, à au plus 1 200 mm au-dessus du plancher, à un endroit accessible aux personnes en fauteuil roulant.

(2) Les miroirs exigés au paragraphe 3.8.2.8.(10) doivent être :

a) soit fixés au mur de façon que le bas du miroir ne soit pas à plus de 1 000 mm du plancher;

b) soit fixés en position inclinée de façon à pouvoir être utilisés par une personne en fauteuil roulant.

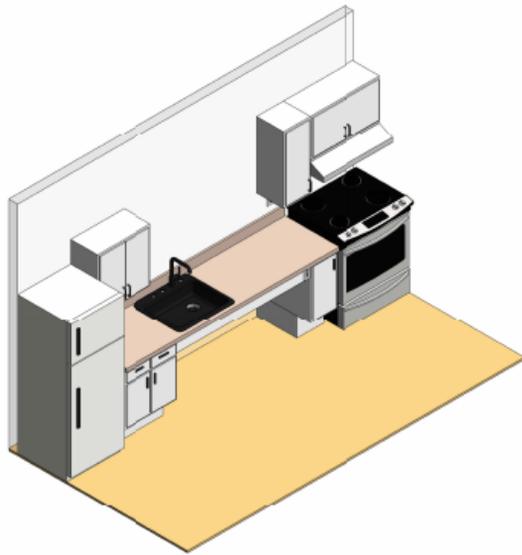
3.8.3.16. Douches

(1) Les douches exigées au paragraphe 3.8.2.8.(13) doivent :

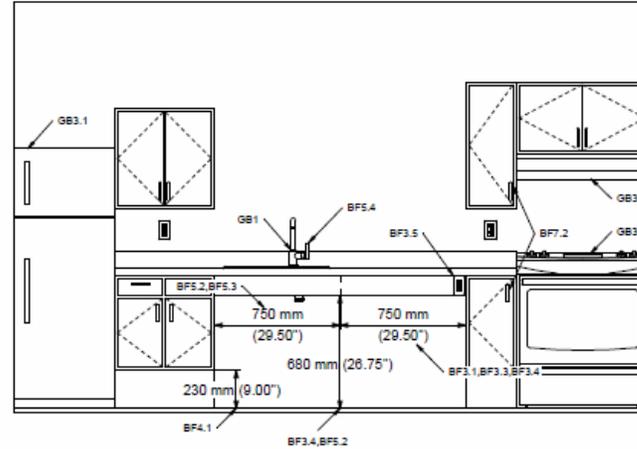
a) mesurer au moins 1 500 mm de largeur et 900 mm de profondeur;

b) présenter à l'entrée un espace dégagé d'au moins 900 mm de profondeur sur toute la largeur de la cabine; toutefois, des appareils sanitaires peuvent empiéter sur cet espace s'ils ne gênent pas l'accès à la douche (voir la note A-3.8.3.16. 1)b) du Code);

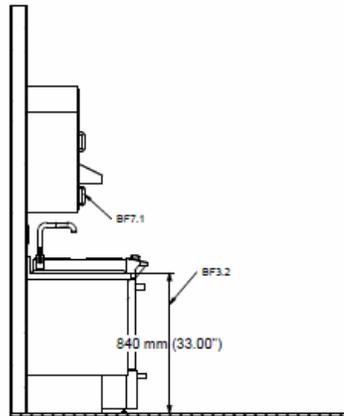
c) être exemptes de porte et de rideau qui empiètent sur l'accès aux commandes ou sur l'espace dégagé à l'entrée de la douche;



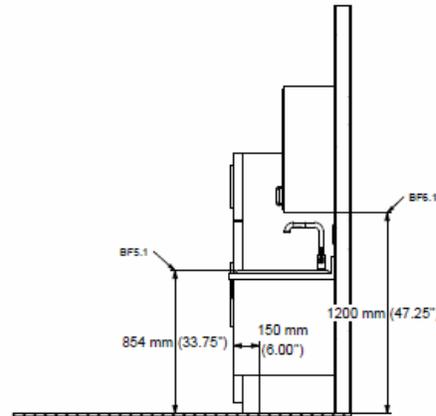
1 Isometric
1: 15



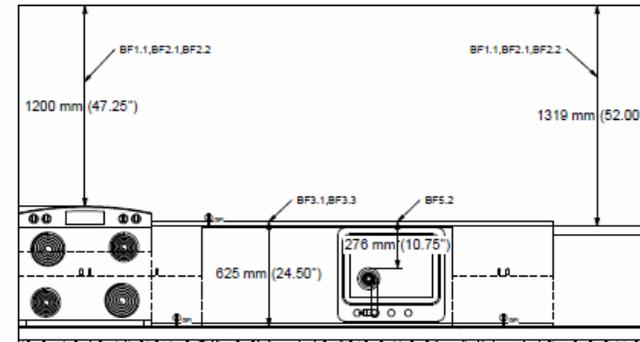
2 Front Elevation
1: 15



3 Section 1
1: 15



4 Section 2
1: 15



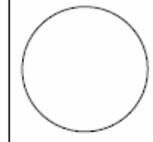
5 Floor Plan
1: 15

BARRIER-FREE CHECKLIST – KITCHEN
Barrier-Free Design Building Code, NB Reg 2021-3 (Current to 2022-12-31) (All coding parts, sections, subsections, etc. will refer to this code)
Accessible Design for the Built Environment, CSA B651-18 (Dated November 2018)

Code	Description	Requirement	Compliance	
BF1	Doorway	BF1.1	Shall have a clear width of not less than 800 mm when door is in open position [3.8.3.4(2)]	<input type="checkbox"/>
		BF1.2	Threshold shall not be more than 13 mm higher than the finished floor surface. If 6 mm or less is level required, if greater than 6 mm requires a beveled slope no steeper than a ratio of 1:3. If direct entrance from outside, see sections 3.8.2.2 (Entrances), 3.8.2.7 (Power Door Operators), and 3.8.3.3 (Stairs) as required.	<input type="checkbox"/>
BF2	Floor Space	BF2.1	A minimum of 1200 mm clearance between counters and all adjoining base cabinets, counter tops, appliances, or walls. If kitchen is U-shaped the minimum distance shall be 1500 mm [3.8.3.23.4(a)]	<input type="checkbox"/>
		BF2.2	A minimum clear floor space 750 mm x 1200 mm at each range, cooktop, oven, refrigerator/freezer, dishwasher, and other major appliance [3.8.3.23.4(b)-(v)]	<input type="checkbox"/>
BF3	Work Surface	BF3.1	A minimum of one work surface that is 750 mm wide x 600 mm deep [3.8.3.23.43(e)]	<input type="checkbox"/>
		BF3.2	1.500 - 800 mm above the floor [3.8.3.23.43(g)]	<input type="checkbox"/>
		BF3.3	No a clear floor area 750 mm x 1200 mm, which may extend 400 mm under the work surface [3.8.3.23.43(e)(i)]	<input type="checkbox"/>
		BF3.4	No a knee space a minimum of 750 mm wide, 400 mm deep, and 800 mm high [3.8.3.23.43(e)(ii)]	<input type="checkbox"/>
		BF3.5	No a minimum of one electrical receptacle located at the front or side of the work surface [3.8.3.23.43(e)(iv)]	<input type="checkbox"/>
BF4	Base Cabinets	BF4.1	No a minimum toe space 150 mm deep and 230 mm high [3.8.3.23.43(f)]	<input type="checkbox"/>
BF5	Sinks	BF5.1	Mounted with rim between 610 - 840 mm above the floor [3.8.3.23.43(i)(i)]	<input type="checkbox"/>
		BF5.2	A minimum knee space of 750 mm wide, 250 mm deep, 600 mm high and a minimum toe space 750 mm wide, 230 mm deep and 230 mm high [3.8.3.23.43(i)(ii)]	<input type="checkbox"/>
		BF5.3	A clear floor area 750 mm x 1200 mm wide, which may extend 400 mm under the work surface [3.8.3.23.43(i)(iii)]	<input type="checkbox"/>
		BF5.4	Faucets equipped with lever handles [3.8.3.23.43(i)(iv)]	<input type="checkbox"/>
		BF5.5	Hot water line or drain pipe are at boundary of required clear space they must be insulated [3.8.3.23.43(i)(v)]	<input type="checkbox"/>
BF6	Upper Cabinets	BF6.1	A minimum of one shelf not more than 1200 mm above the floor [3.8.3.23.43(j)]	<input type="checkbox"/>
BF7	Storage Cabinet Doors and Handles	BF7.1	With handles that are easily graspable [3.8.3.23.43(k)]	<input type="checkbox"/>
		BF7.2	Handles mounted at the top of base cabinets and bottom of upper cabinets [3.8.3.23.43(k)(i)]	<input type="checkbox"/>

GREEN BUILDING POLICY – KITCHEN
Province of New Brunswick Green Building Policy for New Construction & Major Renovation Projects (Revision 2, dated January 2011)

Technical Requirements (Type 4 Buildings)		Model SKU/Comments	
GB1	Water Conservation	GB1 Faucet: Maximum 8.3L/min at 434 kPa (60 psi)	<input type="checkbox"/>
GB2	Lighting	GB2 Energy efficient bulbs in fixtures	<input type="checkbox"/>
GB3	Appliances	GB3.1 Refrigerator: Energy Star rated	<input type="checkbox"/>
		GB3.2 Electric Range: Energy Star rated	<input type="checkbox"/>
		GB3.3 Range Hood: Energy Star rated	<input type="checkbox"/>



PREPARED BY Author
2023-06-13 3:11:13 PM
REVIEWED BY Checker

PROJECT Project Name
ADDRESS Enter address here
CITY Enter address here
POSTAL CODE Enter address here

REVISIONS	APPROVED
DESCRIPTION	
DATE	

SCALE
1: 15

LAYOUT
Barrier-Free
Kitchen
(Single Wall)

APPENDIX C – Mandatory Requirements for Provincially Funded Social Housing Projects

The following minimum prescriptive guidelines will apply to new social housing projects, i.e. Type 4 Building projects (single family detached, semi-detached, row housing and multi unit housing). As an alternative, the project can be modeled so as to achieve a minimum EnerGuide 83 rating with the condition that the foundation, window and door guidelines meet the specifications listed below in the Building Envelope section. For more information about EnerGuide Rating please refer to <http://oee.nrcan.gc.ca/residential/personal/new-homes/upgrade-packages/rating.cfm?attr=0>

1. Building Envelope:

Ceiling Insulation	RSI-8.8	(R-50)
Above Grade Wall Insulation	RSI-4.6	(R-26)
Floor Headers Area	RSI-4.6	(R-26)
Below Grade Wall Areas	RSI-4.2	(R-24)
Slab on Grade Foundations (1.2 m (4 ft) perimeter)	RSI-1.8	(R-10)
Windows	ENERGY STAR Zone C or D	
Exterior Doors	ENERGY STAR Zone C or D	

Note: RSI (R) values shown are nominal. Wall, floor header and below grade wall area RSI (R) values are based on RSI-3.5 (R-20) batt insulation placed between framing members plus an additional layer of foam insulation with an RSI-1.1 (R-6) value for above grade walls and floor headers and RSI-0.7 (R-4) for below grade wall areas. Ceiling RSI (R) values represent the total value of the insulation material installed. Alternative construction assemblies that achieve comparable effective total RSI (R) values are acceptable upon review.

2. Heat Recovery Ventilation Systems: Must be HVI Certified.

3. Lighting:

- a. Common Areas: Fluorescent or Compact Fluorescent energy efficient bulbs or lighting with a lower consumption rating are required in common areas.
- b. Dwelling Units: Fluorescent tube fixtures or compact fluorescent energy efficient bulbs should be installed in fixtures within dwelling units. Certain specialty fixtures may be exempt.

4. Water Conservation:

- a. Toilets: maximum 6 Litres/flush
- b. Shower heads: maximum 9.5 Litres/min @ 552 kPa
- c. Faucets (Lavatory and Kitchen): maximum 8.3 Litres/min @ 414 kPa

5. Heating Systems:

- a. Air or Ground Source Heat Pumps: use ENERGY STAR rated equipment.
- b. Natural gas and oil furnaces or boilers: use ENERGY STAR rated equipment.
- c. Wood Burning Equipment: All wood-burning appliances must be certified as meeting either CSA-B415.1-M92 *Performance Testing of Solid-Fuel-Burning Heating Appliances*, or the U.S. Environmental Protection Agency (EPA) wood-

NBNPHA

a resource to help you find the right products, the first time

please select a retailer



select a product type

- Toilet
- Bathtub Faucet
- Shower Faucet
- Showerhead
- Bathroom Sink Faucet
- Kitchen Sink Faucet
- Kitchen Sink
- Washer
- Dryer
- Range
- Dishwasher
- Refrigerator
- Watersense Certified
- Energy Star Certified
- ADA Certified

select a brand and/or use the search filter

Select a brand

Show 10 entries

Search:

Product Type Brand Name Product Description Search Result ID Watersense Certified Energy Star Certified ADA certified Product URL Image URL Product Rating Cost

Product Type	Brand Name	Product Description	Search Result ID	Watersense Certified	Energy Star Certified	ADA certified	Product URL	Image URL	Product Rating	Cost
refrigerator	Avanti	Avanti 7.4 cu. ft. Apartment Size Top Fr...	301078478	x	✓	x	Link		★★★★☆	624.01 CAD
refrigerator	Frigidaire	Frigidaire 13.9 cu. ft. Top Freezer Refrig...	311685804	x	✓	x	Link		★★★★☆	745.01 CAD
refrigerator	Frigidaire	Frigidaire 10.1 cu. ft. Top Freezer Refrig...	307293266	x	✓	x	Link		★★★★☆	785.79 CAD
refrigerator	Frigidaire	Frigidaire 13.9 cu. ft. Top Freezer Refrig...	310378589	x	✓	x	Link		★★★★☆	812.98 CAD





Anne Camozzi

Antigonish, Nova Scotia

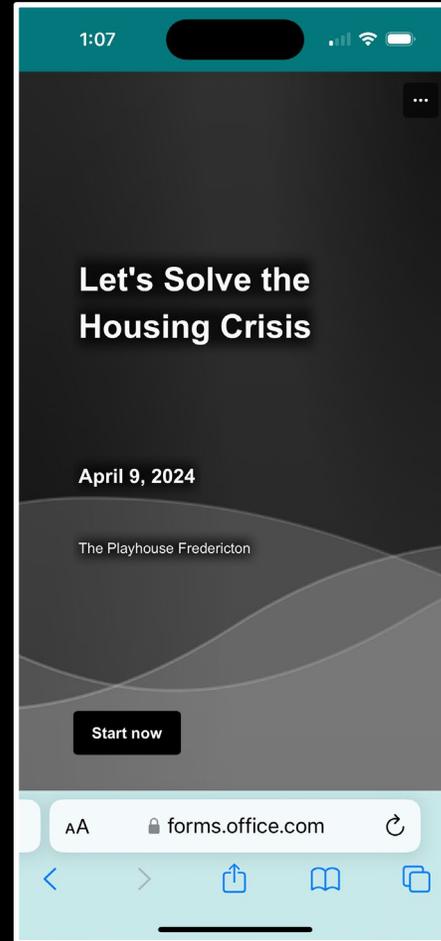
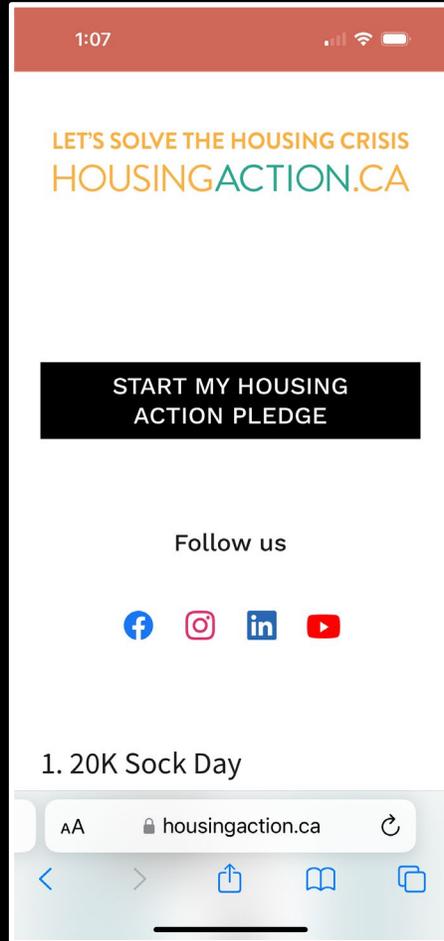




CALL TO ACTION

VIII

WWW.HOUSINGACTION.CA/ACT



City of Fredericton Guest ~ 128 capacity

1. Like 20k Sock Day.



[CLICK HERE TO GET INVOLVED IN 20K SOCK DAY](#)

[SCROLL DOWN TO SEE POSTER OPTIONS YOU CAN DOWNLOAD](#)

[CLICK HERE TO REPORT YOUR NUMBERS](#)

2. Donate to Habitat for Humanity ReStore.



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Furniture! Floors! Windows! Doors! Appliances! Home Décor!
Find all you need – and more – at the Habitat ReStore!

Habitat ReStore is an environmentally conscious decision as much of what is accepted and sold is gently used product that would otherwise end up in a landfill. Over the past thirty years, Habitat ReStores across Canada have diverted 950 MILLION pounds of household items and building supplies from landfills!

DID YOU KNOW?

We gladly collect donated items - AND issue tax receipts! Be sure to ask about our donor registration program! Please contact us for additional information, or to arrange collection.

3. Donate money, material, or time to Habitat for Humanity.



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HOME

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Together, we can make an incredible difference in the lives of families in our community.

"Homeownership, simply put, was a dream before Habitat for Humanity. Always a goal but, in reality, I never believed I'd have a home to call our own. Without Habitat, my family would not have a home to build lifelong memories, to feel what being part of a community is. My wish is to give back!" – Sara, Habitat partner family since 2017

"I left an abusive marriage with two kids and \$40 in my pocket. I lived in homes not fit for animals. But then God blessed me with the help I desperately needed - and Habitat Fredericton is top on the list. Thank you for your grace in the times I stumbled and the hand to help me back up "
-Wendy, Habitat partner family since 2012



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HABITAT NB HOME DEDICATION CEREMONY - JUNE 2023

4. Donate property to a land trust.



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Network of
Community
Land Trusts**

We support the growth of community land trusts with the primary purpose of acquiring, developing and stewarding permanently affordable housing, land and other assets that contribute to a thriving community.

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5. Learn more about joining a non-profit housing board.



6. Volunteer to help low-income households.



7. Explore a career in housing.

CASE WORKER	VOLUNTEER	TEACHER	RESEARCHER
	OWNER / LANDLORD	PROPERTY MANAGER	ELECTED OFFICIAL
REALTOR	STUDENT / APPRENTICE	BUILDING INSPECTOR	LANDSCAPER
	PAINTER	ELECTRICIAN	PLUMBER
INTERIOR DESIGNER	CARPENTER	SALESPERSON	PROJECT MANAGER
	STAKEHOLDERS	PHILANTHROPIST	SURVEYOR
REGULATOR	HOUSING ADVOCATE	APPRAISER	BANKER
	PLANNER	ACCOUNTANT	LAWYER
PRIVATE DEVELOPER	NON-PROFIT DEVELOPER	ENGINEER	ARCHITECT

8. Bring your skills to the non-profit and co-op housing sector.



9. Invest in a social impact fund.

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Social Finance Programs

Kaléidoscope Social Impact offers many types of loans through social finance programs. Check out below to see what we can offer!



10. Attend the NBNPHA Conference May 23rd to 25th, 2024.



A THREE-DAY EVENT

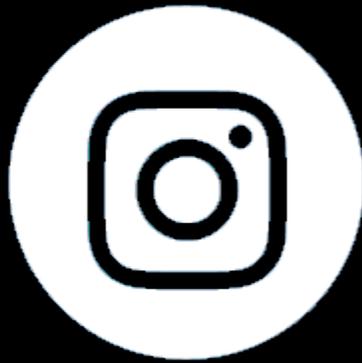
that brings the affordable housing sector under one roof.

**2024 NBNPHA ANNUAL CONFERENCE
CONFÉRENCE ANNUELLE DE L'ALSBLNB 2024**

May 23 to 25, 2024 at Delta Hotels Beausejour, Moncton.
du 23 au 25 mai 2024 sur Delta Hotels Beauséjour, Moncton

Register online →

11. Like HOUSING ACTION on social media.



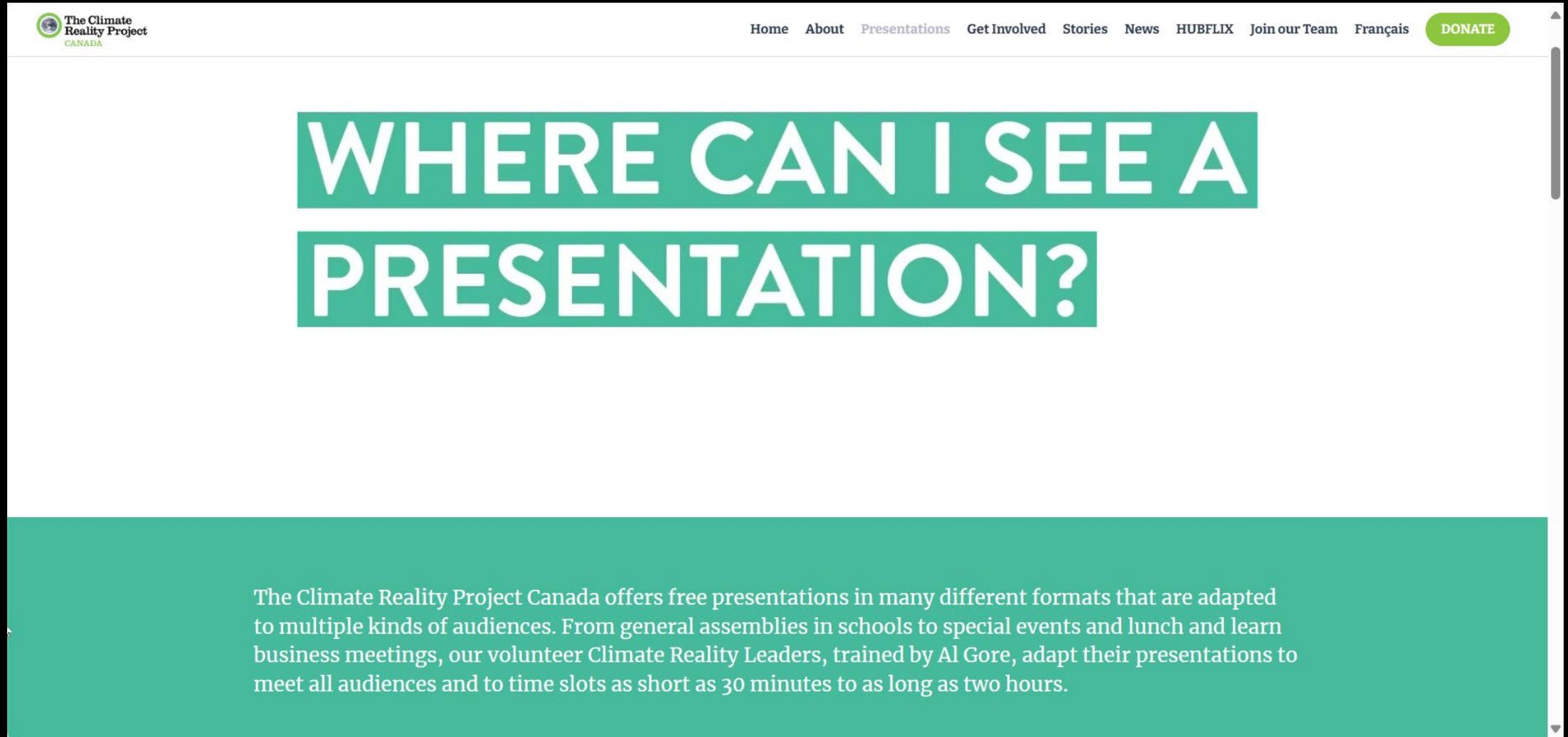
12. Do this presentation.

LET'S SOLVE THE HOUSING CRISIS
HOUSINGACTION.CA

12. Do this presentation.



12. Do this presentation.



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10:14

13

Email (optional). By entering your email, you indicate that you would like to receive information from HOUSING ACTION one time only. Privacy terms and conditions will be shared with your first email, including an opt-out. Your email will not be shared with any third party entities.

Enter your answer

14

Do you have a question? Answer will be shared on our Facebook page.

Enter your answer

15

Other comments

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10:15

16

Which best describes you?

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Working outside the housing sector

Working in the housing sector

Retired

Other

17

On a scale from 1 (lowest) to 5 (highest), how would you rate the value of this presentation?

☆ ☆ ☆ ☆ ☆

Submit

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LET'S MAKE IT HAPPEN

IXX

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Let's do this!

Thank you!

www.housingaction.ca/act

Perry Kendall

CEO

Habitat for Humanity NB



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Énergie NB Power

Thank you to these and organizations and these individuals for making this happen:

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Community Housing
Transformation Centre
Centre de transformation
du logement communautaire



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New Brunswick
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Thank you for making this happen

Perry Kendall

April Veno-Munn

Habitat for Humanity

Ray Sullivan

Julie McNamara

Chloe Martin

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Renee Hebert

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Sumit Kumar

Carter Markey

Teri McMackin

Tom Mann

Jon Mann

Special thanks to:

Deanna Hill

Jamie Wilson

Jennifer Bannister

Anne Camozzi

Laura Henry

Boy T

The Playhouse staff

My awesome family!

And...

Everyone in this room!

Never doubt that a small group of thoughtful committed individuals can change the world. In fact, it's the only thing that ever has.

Margaret Mead