What is "Accessibility" in the built environment?

Universal Design

Making it easier to use for more people ↗

2 Making it easier to use (Usability) ↑

☺

1 Making it available for use (Accessibility) ↑

Unavailable for use ☹

People with no disabilities

People with special needs (heights, nationalities, etc.)

Elderly people

Disabled people

(legs/arms visual/aural, etc.)

3 Expanding the range of users (User diversity) →

1 Making it available to use (Accessibility)

↑ ☺ ☹

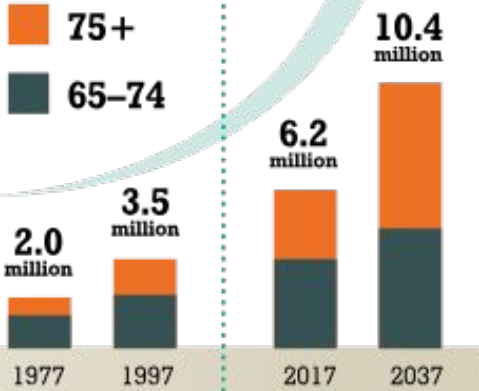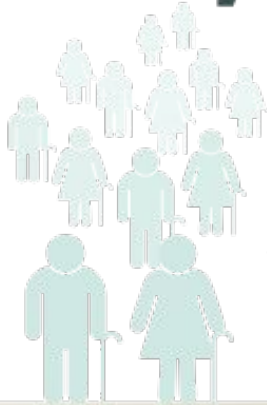**2** Making it easier to use (Usability)

↑ ☺ ☺
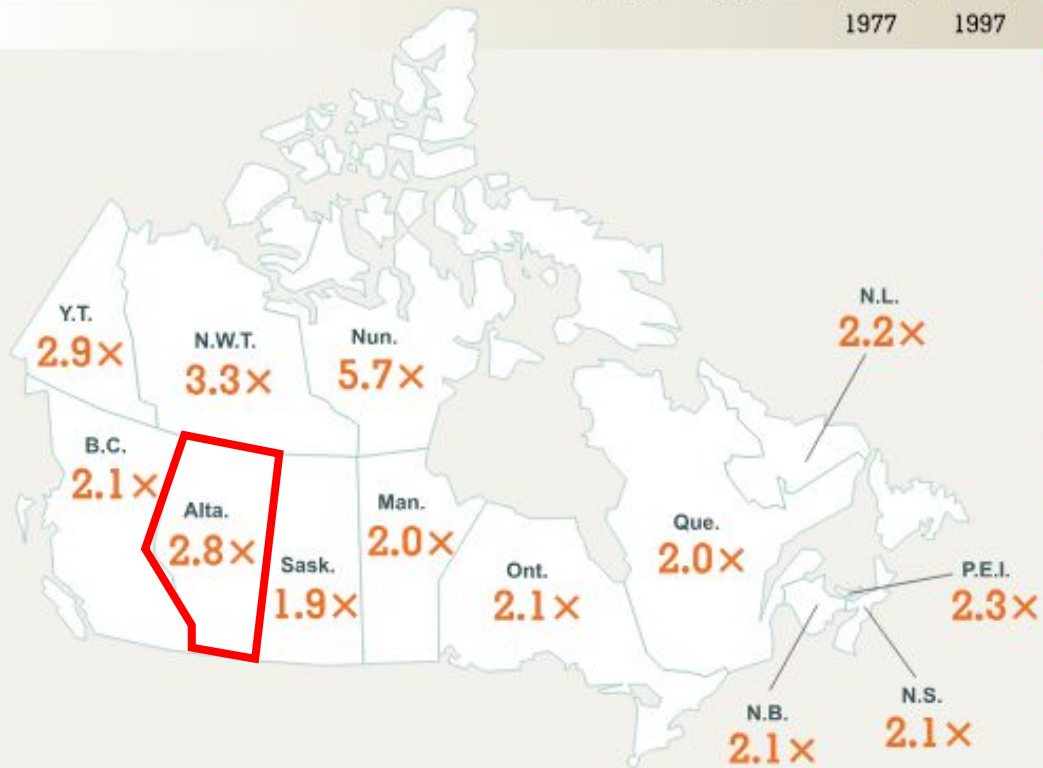
3 Expanding the range of users (User diversity)

→

Canada's seniors population outlook: Uncharted territory

Over the next 20 years, Canada's seniors population is expected to grow by **68%**

- 75+
- 65–74

2.0 million	3.5 million	6.2 million	10.4 million
1977	1997	2017	2037

The 75+ age group will double

Canada 🍁 **2.1×**

- Y.T. 2.9×
- N.W.T. 3.3×
- Nun. 5.7×
- N.L. 2.2×
- B.C. 2.1×
- Alta. 2.8×
- Sask. 1.9×
- Man. 2.0×
- Ont. 2.1×
- Que. 2.0×
- P.E.I. 2.3×
- N.B. 2.1×
- N.S. 2.1×

© 2017 Canadian Institute for Health Information

CIHI

Alberta is one of the fastest aging provinces in Canada. Photo of Town of Sundre Seniors' Event.

Canadian Institute for Health Information (2017)

In Canada, **23.2%** of seniors reside in rural and remote communities with the rural population ==aging faster== than urban populations. (BMC Geriatrics)

Aging and Barriers to Health

• Costs and other difficulties related to the need to travel out of the community to medical appointments

• Lack of health care professionals in communities, especially doctors

• Out-of-pocket health care expenses, including those related to travel

• Insufficient home care services, including respite for caregivers

• A lack of or limited supports to enable seniors to remain independent

• Costly homemaking supports

• Requirement for seniors to move out of the community for care

• Lack of coordination, consistency and continuity of care for seniors

Age-Friendly Rural and Remote Communities: A Guide

Federal/Provincial/Territorial Ministers Responsible for Seniors

Age-friendly features include . . .

• Good accessibility to and within public buildings
• Along footpaths, accessible washrooms and rest areas
• Adjustments and adaptations that help seniors feel safe and secure in the community
• Provision of services within walking distance of where many seniors live

How do we improve rural real estate to accommodate for the aging communities:

Quality of Life
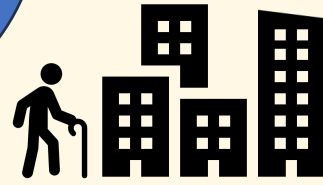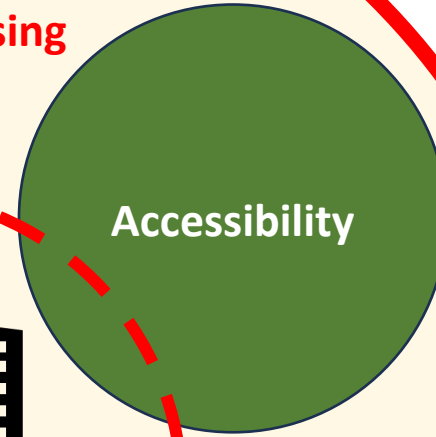
Independent Living

Safety

Inclusion & Belonging

Quality of Life

Independent Living

Attainable Housing

Community Health

Accessibility

Age-Friendly Rural Real Estate

Aging-in-Community

Healthcare
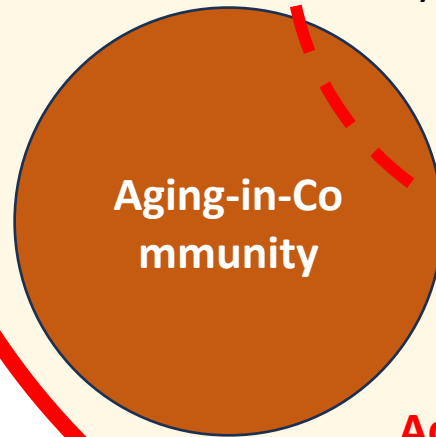
Adaptable Housing

Safety

Inclusion & Belonging

Residential Real Estate

Commercial Real Estate & Public Spaces

Enhancing Rural and Regional Real Estate through Community Learning

Athabasca University
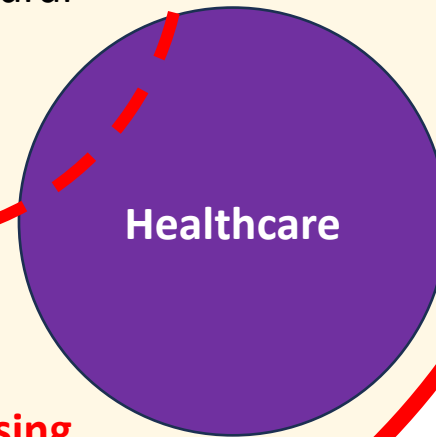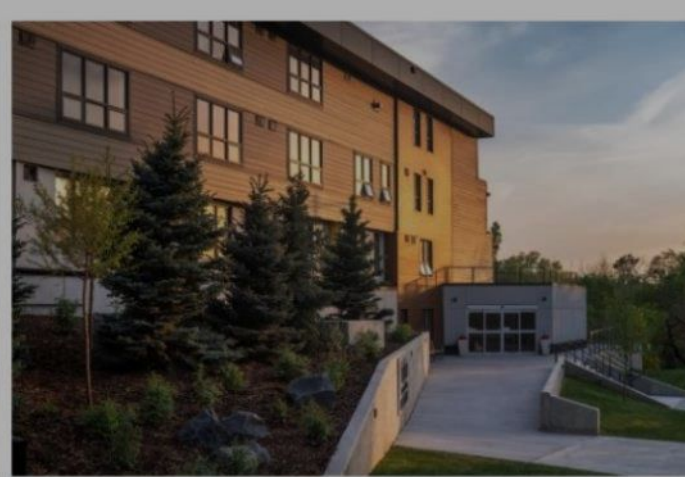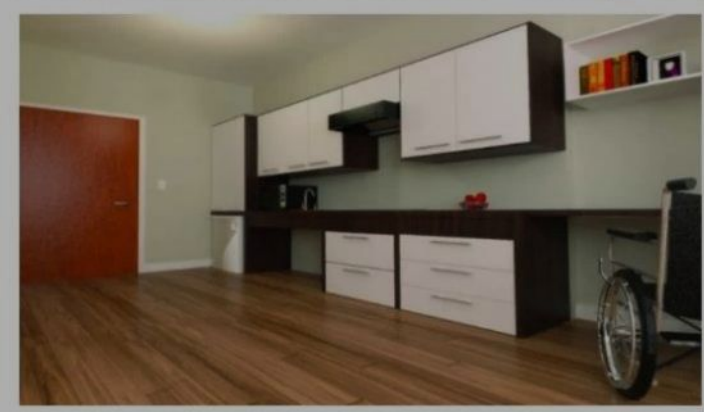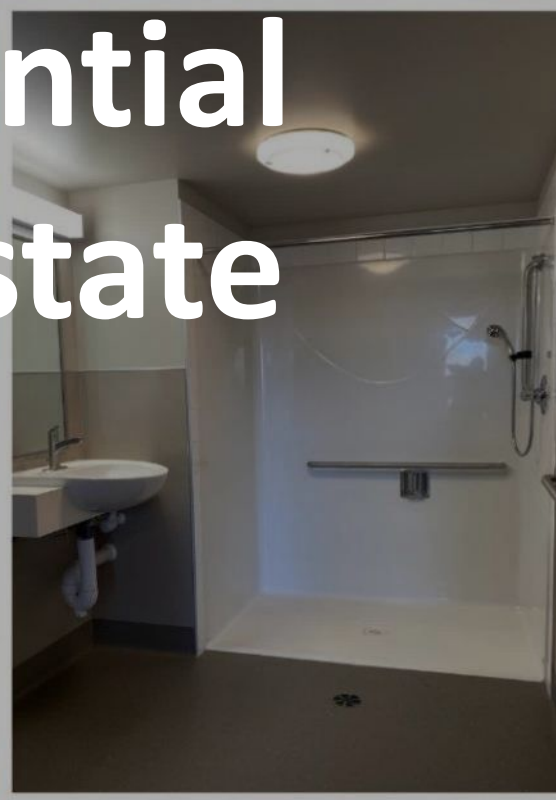
Total Funded: **$250,000**

Location: , Alberta

Residential, commercial, and industrial real estate are crucial to rural economic revitalization. This initiative will create learning resources for related professionals and the public in respect to the role that real estate can play in the economic, environmental and social recovery of rural and regional Alberta. This will help communities across the province design their own future – a future in which Alberta communities are healthy, sustainable, resilient, and safe. The resources and evidence-based best practices will be shared with communities across the province using a three-part delivery system consisting of: 1) Design charettes or workshops, 2) Online modules to supplement the workshops, and 3) Some material will be shared as open educational resources via the University's social media channels.

Revitalizing Rural Communities   Home   Blog   Projects   Team

Enhancing Rural & Regional Real Estate through   Communities in Transition
Community Learning

Town of Sundre
Town of Athabasca
Samson Cree Nation
Fort MacLeod

Team Sundre

Gerald Ingeveld, Chair, Sundre Hospital Futures

Heidi Overguard, Vice Chair, Sundre Hospital Futures / AHS HR Committee

Joyce Wicks, RN, Chair, Sundre Health Profession Attraction & Retention Committee

Interdisciplinary Team Athabasca University

Prof. Henry Tsang, Architecture (Principal Investigator)

Prof. Douglas MacLeod, Architecture

Prof. Veronica Madonna, Architecture

Prof. Trevor Butler, Engineering

Prof. Gina Martin, Health Disciplines

Prof. Janelle Baker, Anthropology (& Sundre Resident)

Prof. Tobias Wiggins, Gender Studies

Prof. Vive Kumar, Computing & Information Systems

7 Student Research Assistants & Project Manager

Three Phases of Project

1) Research Phase (Needs & Current Standards/Policies)
2) Education and Knowledge Mobilization Phase
3) Standards, Policy Development and Reform Recommendation Phase

Results:

1. Effective policies for health, accessibility, and safety in the built environment
2. Effective frameworks for healthcare planning and development for a rural communities
3. Effective accommodations for for healthcare workers' skills training, talent retention and local economic growth

Deliverables:

1. Focused Needs Assessments for Alberta rural estate focus on aging
2. Open Educational Research Report and Publications to be shared
3. Standards, Policy Development Reform
4. Educational Learning Modules
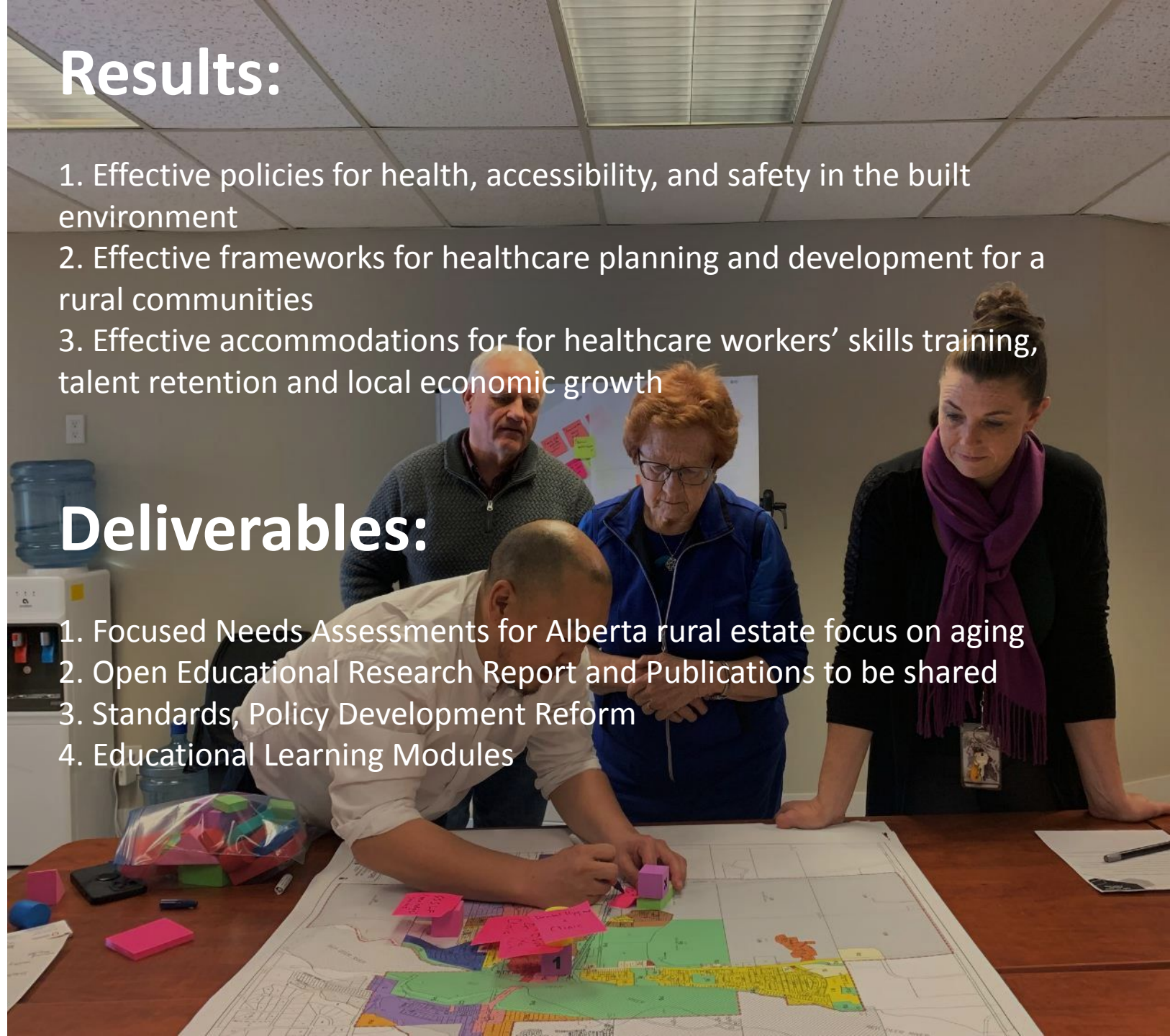
Key Timelines

04/2024: Planning the Plan – Kickoff online meeting and formation of research working groups

05/2024: Project Website Launch

05/2024: Charette Workshop #1 – Community Health and Wellbeing in Rural Real Estate

06/2024: Charette Workshop #2 – Accessible and Inclusive Design in Rural Real Estate

07/2024: Charette Workshop #3 – Healthcare and Long-Term Care for Seniors in Rural Real Estate

08/2024-07/2025: Henry on Sabbatical Leave (Travelling)

10/2024-01/2025: Three Learning Modules Development & Launch

01/2025-03/2025: Drafting Standards, Policy Development Reform Recommendation

03/2025: Midterm Presentation & Report

04/2025: Charette Workshop #4 – Aging-in-Community Planning in Rural Real Estate

05/2025: Charette Workshop #5 – Affordable and Attainable Housing in Rural Real Estate

06/2025: Charette Workshop #6 – Environmental Quality and Health in Rural Real Estate

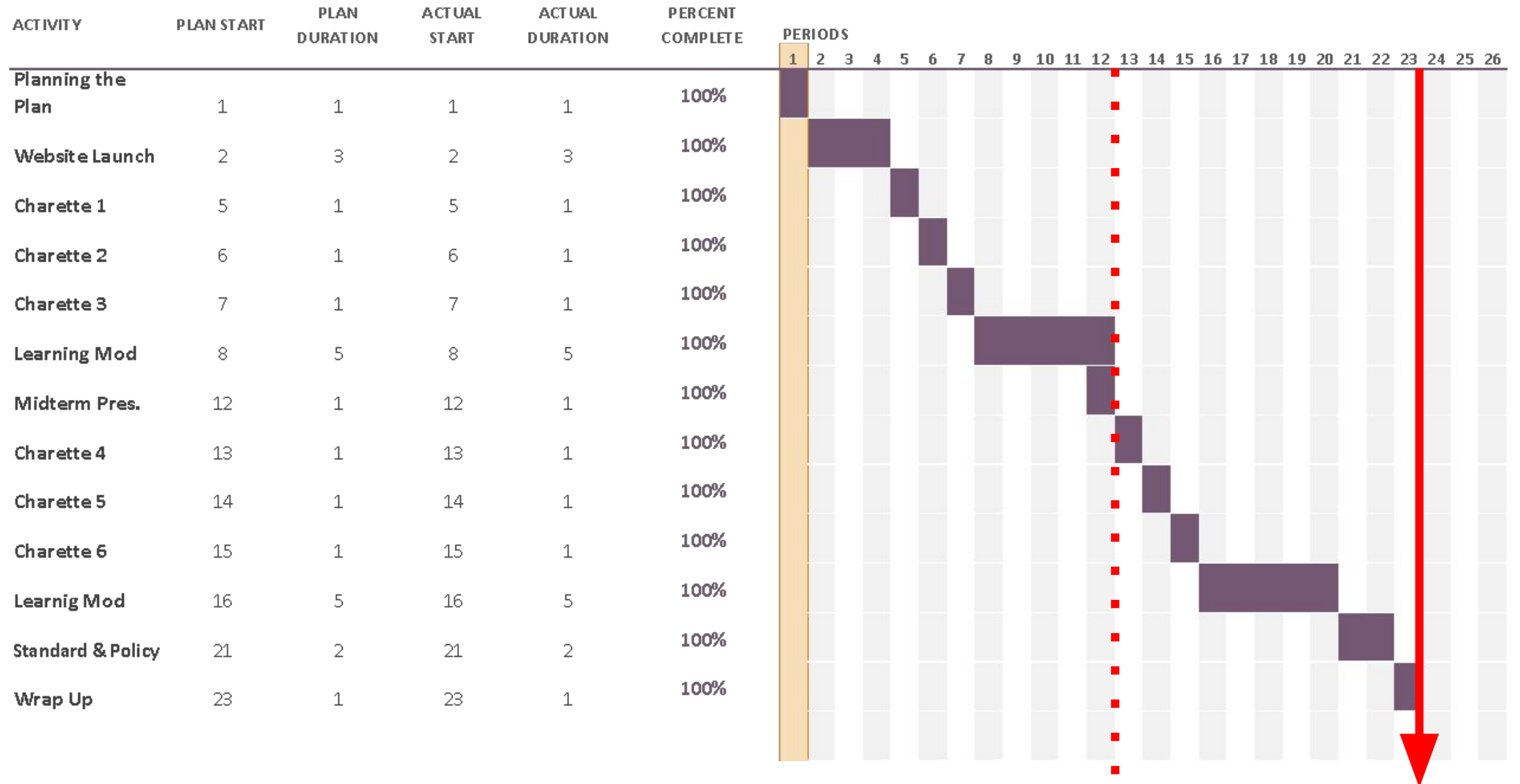**10/2025-03/2026:** Three Learning Modules Development & Launch

01/2026-03/2026: Drafting Standards, Policy Development Reform Recommendation

03/2026: Wrap Up Conference & Final Research Report Dissemination

AREF Project Timeline

Period Highlight: 1 ▨ Plan Duration ▨ Actual Start ■ % Complete ▨ Actual (beyond plan)

ACTIVITY	PLAN START	PLAN DURATION	ACTUAL START	ACTUAL DURATION	PERCENT COMPLETE
Planning the Plan	1	1	1	1	100%
Website Launch	2	3	2	3	100%
Charette 1	5	1	5	1	100%
Charette 2	6	1	6	1	100%
Charette 3	7	1	7	1	100%
Learning Mod	8	5	8	5	100%
Midterm Pres.	12	1	12	1	100%
Charette 4	13	1	13	1	100%
Charette 5	14	1	14	1	100%
Charette 6	15	1	15	1	100%
Learnig Mod	16	5	16	5	100%
Standard & Policy	21	2	21	2	100%
Wrap Up	23	1	23	1	100%

PERIODS: 1 2 3 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24 25 26

Estimated Length: 23 months

6 Major Topics:

1. **Community Health and Wellbeing in Rural Real Estate**
2. **Accessible and Inclusive Design in Rural Real Estate**
3. **Healthcare and Long-Term Care for Seniors in Rural Real Estate**
4. **Aging-in-Community Planning in Rural Real Estate**
5. **Affordable and Attainable Housing in Rural Real Estate**
6. **Environmental Quality and Health in Rural Real Estate**

...ial to Financial Post

...024 • Last updated Mar 15, 2024 • 4 minute read

...sation

...at East Hills Crossing in Calgary. PHOTO BY JIM WELLS/F

..., Canada's shortage of accessible housing hits c
...er husband were recovering from knee and hip
...egan using mobility aids long-term, their apartr
...e to them. Not wanting to enter long-term care
...e only choice was to renovate.

HOME > LOCAL NEWS

Affordability, accessibility, and housing stock also an issue in rural Alberta

More energy should be spent to incentivize rural communities to grow instead of focusing solely on housing increases in urban areas, said Paul McLauchlin, president for Rural Municipalities of Alberta.

Jessica Nelson Local Journalism Initiative
Aug 3, 2023 11:48 AM

EST 1989
REAL ESTATE MAGAZINE   JO

Boards & Associations   News

Survey reveals concerns over housing affordability and accessibility in Western Ontario

REM Editorial Team | Apr 08, 2024 | 0 comments

Canada

Amid a countrywide housing shortage, what will it take to build more accessible homes?

Advocates call for change in building codes, more incentives to build accessible units

Vanessa Balintec · CBC News · Posted: Jul 28, 2023 2:00 AM MDT | Last Updated: July 28, 2023

A house is shown under construction in Ottawa in April. With a housing shortage and affordability crisis in Canada, advocates say people with disabilities are contending with less inventory because most units aren't built with accessibility in mind. (Lars Hagberg/Reuters)

Get the latest news directly in your inbox

Stay on top of everything happening in Canada's real estate industry. Delivered every Monday, Wednesday and Friday morning.

Enter your email address here.

Subscribe!

Thank you.

Dr. Henry Tsang
Associate Professor / Registered Architect
RAIC Centre for Architecture, Faculty of Science & Technology
Athabasca University | Athabasca, AB
E-mail: htsang@athabascau.ca

ALBERTA
REAL ESTATE
FOUNDATION

Athabasca
University