

Request for Decision

Community Housing Renewal Strategy Update

Presented To:	Community Services Committee
Presented:	Monday, Nov 18, 2019
Report Date	Friday, Nov 01, 2019
Type:	Managers' Reports

Resolution

THAT the City of Greater Sudbury approves the Canada-Ontario Community Housing Initiative (COCHI) Sustainability Plan as part of the Ministry of Municipal Affairs and Housing's reporting requirements, as outlined in the report entitled "Community Housing Renewal Strategy Update", from the General Manager of Community Development, presented at the Community Services Committee meeting on November 18, 2019.

Relationship to the Strategic Plan / Health Impact Assessment

This report supports Council's Strategic Plan in the area of Housing as it aligns with the Population Health Priority of Housing, Holistic Health and Age Friendly Strategy. The Community Housing Renewal Strategy Update supports the goals within the Corporate Housing and Homelessness Plan.

Report Summary

This report provides an update regarding the province's announcement of the Community Housing Renewal Strategy and requests approval to submit the COCHI Sustainability Plan as part of the Ministry of Municipal Affairs and Housing's reporting requirements.

Financial Implications

There is no financial impact to the City as all program costs will be funded by senior levels of government.

Signed By

Report Prepared By

Cindi Briscoe
Manager, Housing Services
Digitally Signed Nov 1, 19

Health Impact Review

Cindi Briscoe
Manager, Housing Services
Digitally Signed Nov 1, 19

Financial Implications

Liisa Lenz
Coordinator of Budgets
Digitally Signed Nov 1, 19

Recommended by the Department

Steve Jacques
General Manager of Community Development
Digitally Signed Nov 4, 19

Recommended by the C.A.O.

Ed Archer
Chief Administrative Officer
Digitally Signed Nov 6, 19

Purpose

This report outlines the Community Housing Renewal Strategy funding allocation received from the Ministry of Municipal Affairs and Housing (MMAH). The report also provides an update as to how this year's funding has been allocated and a request to approve the Canada-Ontario Community Housing Initiative (COCHI) Sustainability Plan (Appendix A – COCHI Sustainability Plan) as part of MMAH's reporting requirements.

Executive Summary

On April 17, 2019, the Ministry of Municipal Affairs and Housing announced the launch of the Community Housing Renewal Strategy, a multi-year plan to sustain and grow the community housing system. Greater Sudbury was provided with a three (3) year proposed allocation to support the strategy, leveraging federal investments under the bilateral agreement between MMAH and Canada Mortgage and Housing Corporation (CMHC).

This report provides an update as to how this year's funding has been allocated and requests approval to forward the COCHI Sustainability Plan to MMAH for their review and approval.

The Investment Plan approved by Council in June 2019, utilized the Capital Expenditures Stream of both the Canada-Ontario Community Housing Initiative and the Ontario Priorities Housing Initiative (OPHI) to address the shortfalls in capital needs for the existing Urban Native Housing Program as well as the balance of the City of Greater Sudbury's social housing portfolio through the Repair Stream. The Homeownership Down Payment Assistance program was a success as Housing Services received approximately double the amount of applications vs. the funding allocated to the program.

Community Housing Renewal Strategy

On June 3, 2019 Community Services Committee approved a report entitled "Community Housing Renewal Strategy" that outlined the Ministry of Municipal Affairs and Housing new strategy and funding program, and the request to participate in the Homeownership Program and the Social Housing Capital Repair Stream.

Funding Allocations

The proposed allocation for Greater Sudbury is as follows:

Program	2019-2020 Confirmed Allocation	2020-2021 Planning Allocation	2021-2022 Planning Allocation
Investment in Affordable Housing for Ontario (2014 extension)	\$838,300	N/A	N/A
Home For Good – Operating	To Be Confirmed	To Be Confirmed	To Be Confirmed
Canada-Ontario Community Housing Initiative (COCHI)	\$607,628	\$1,457,726	\$2,486,554
Ontario Priorities Housing Initiative (OPHI)	\$1,381,900	\$715,900	\$1,114,600

All proposed allocations must be utilized within the program year. Funding cannot be transferred from one year to the next if underspending occurs.

Update

With the work that has been completed through the Social Housing Revitalization Plan and the data mined from Amaresco Asset Planner regarding social housing building envelopes, Housing Services recommended utilizing the Capital Expenditures Stream of both COCHI and OPHI to address the shortfalls in capital needs for the existing Urban Native Housing Program as well as the balance of the City of Greater Sudbury's social housing portfolio through the Repair Stream.

Under the Ontario Renovates Social Housing Stream, OPHI funding was provided to five (5) social housing providers to complete major capital repairs. COCHI funding was allocated to the Urban Native Housing Provider for capital repairs to both preserve Urban Native Housing units and to protect tenants in a project with an expiring operating agreement. COCHI funding was provided to another social housing provider for a capital retrofit to ensure its long-term sustainability.

The Homeownership Down Payment Assistance program was initiated to assist low income households who were currently residing in rental units, and were interested in becoming homeowners. Housing Services approved thirty (30) households and provided them with 10% of their down payment towards the purchase of a home. Double the number of applications were received for this program.

On October 11, 2019 Housing Services received approval of the Investment Plan submitted to the Minister of Municipal Affairs & Housing. Housing Services is currently entering into the necessary program funding agreements with social housing providers/proponents/recipients. Payments will be advanced based on agreed upon payment schedules. Housing Services will be monitoring projects to ensure timely completion of all projects. Housing Services will also be adhering to Ministry of Municipal Affairs & Housing reporting schedule.

Conclusion

In order to ensure all reports are being submitted to the Ministry of Municipal Affairs and Housing within their deadlines, the Manager of Housing Services is requesting authorization to forward the City's COCHI Sustainability Plan to them for approval, as well as all other relevant documentation pertaining to the COCHI and OPHI investment plans.

Resources Cited

Ministry of Municipal Affairs & Housing, Community Housing Renewal Strategy, <https://www.ontario.ca/page/community-housing-renewal-strategy>

Community Housing Renewal Strategy Report, Community Services Committee meeting, June 3, 2019, <https://agendasonline.greatersudbury.ca/index.cfm?pg=agenda&action=navigator&id=1354&itemid=16871&lang=en>

Schedule I - COCHI Sustainability Plan

The COCHI Sustainability Plan is a tool to assist Service Managers in understanding and documenting the needs of individual housing providers in your specific Service area. This spreadsheet should document the specific COCHI funding component for housing providers who will be receiving funds.

Service Manager	Project Name - Location/Address	Original Funding Program, if available	Priority (Please Check)			Building Type (Townhouse/ Apartment/ Single/Semi)	Age of Building (Years)	# of units	Client type (Single/ Family/ Mixed/ Senior)	Capital			
			Tenant Protection	Urban Native social housing units prioritization	Long-Term Housing Provider Sustainability					Project Description	Estimated Costs	Estimated Start Date (dd-mm-yyyy)	Estimated Completion Date (dd-mm-yyyy)
City of Greater Sudbury	Maison St. Jacques Co-operative Homes Inc. - Phase I - 300 Christa St., Hanmer	Provincial Reform F/P			x	Townhouse	32	30	Family	Electric to Gas Heating Conversion	300,000.00	15-Oct-19	20-Mar-20
City of Greater Sudbury	Native People of Sudbury Development Corporation - 401 Raphael St., Sudbury	Section 27	x			Duplex	64	2	Family	Windows & Doors	27,380.00	15-Oct-19	31-Dec-19
City of Greater Sudbury	Native People of Sudbury Development Corporation - 1134 Martin St., Sudbury	Section 27	x			Duplex	64	2	Family	Windows & Doors	22,733.00	15-Oct-19	31-Dec-19
City of Greater Sudbury	Native People of Sudbury Development Corporation - 434 Brock St., Sudbury	Section 27	x			Duplex	59	2	Family	Windows & Doors	22,732.00	15-Oct-19	31-Dec-19
City of Greater Sudbury	Native People of Sudbury Development Corp. Phase 1 Scattered Units - 64 Rio Rd., Sudbury	Section 56.1	x			Single	44	1	Family	Windows & Doors	8,010.81	15-Oct-19	31-Dec-19
City of Greater Sudbury	Native People of Sudbury Development Corp. Phase 1 Scattered Units - 77 Hyland Dr., Sudbury	Section 56.1	x			Duplex	59	2	Family	Windows & Doors	16,021.62	15-Oct-19	31-Dec-19
City of Greater Sudbury	Native People of Sudbury Development Corp. Phase 1 Scattered Units - 827 Gregg Lane, Sudbury	Section 56.1	x			Single	59	1	Family	Windows & Doors	8,010.81	15-Oct-19	31-Dec-19
City of Greater Sudbury	Native People of Sudbury Development Corp. Phase 1 Scattered Units - 955 Meadowside Dr., Sudbury	Section 56.1	x			Single	59	1	Family	Windows & Doors	8,010.81	15-Oct-19	31-Dec-19
City of Greater Sudbury	Native People of Sudbury Development Corp. Phase 1 Scattered Units - 1007 Arthur St., Sudbury	Section 56.1	x			Semi-detached	35	1	Family	Windows & Doors	8,010.81	15-Oct-19	31-Dec-19
City of Greater Sudbury	Native People of Sudbury Development Corp. Phase 1 Scattered Units - 1009 Arthur St., Sudbury	Section 56.1	x			Semi-detached	35	1	Family	Windows & Doors	8,010.81	15-Oct-19	31-Dec-19
City of Greater Sudbury	Native People of Sudbury Development Corp. Phase 1 Scattered Units - 1077 Madeleine Ave., Sudbury	Section 56.1	x			Single	54	1	Family	Windows & Doors	8,010.81	15-Oct-19	31-Dec-19
City of Greater Sudbury	Native People of Sudbury Development Corp. Phase 1 Scattered Units - 1137 Lonsdale Ave., Sudbury	Section 56.1	x			Single	49	1	Family	Windows & Doors	8,010.81	15-Oct-19	31-Dec-19
City of Greater Sudbury	Native People of Sudbury Development Corp. Phase 1 Scattered Units - 1658 Havenbrook Dr., Sudbury	Section 56.1	x			Semi-detached	42	1	Family	Windows & Doors	8,010.81	15-Oct-19	31-Dec-19
City of Greater Sudbury	Native People of Sudbury Development Corp. Phase 1 Scattered Units - 2236 Robin St., Sudbury	Section 56.1	x			Single	44	1	Family	Windows & Doors	8,010.81	15-Oct-19	31-Dec-19
City of Greater Sudbury	Native People of Sudbury Development Corp. Phase 1 Scattered Units - 1395 Magnolia Blvd., Sudbury	Section 56.1	x			Semi-detached	42	1	Family	Windows & Doors	8,010.81	15-Oct-19	31-Dec-19
City of Greater Sudbury	Native People of Sudbury Development Corp. Phase 3 Scattered Units - 1281 Diane St., Sudbury	Section 95	x			Semi-detached	49	1	Family	Windows & Doors	7,200.00	15-Oct-19	31-Dec-19
City of Greater Sudbury	Native People of Sudbury Development Corp. Phase 3 Scattered Units -118 Second Ave., Sudbury	Section 95	x			Single	59	1	Family	Windows & Doors	7,200.00	15-Oct-19	31-Dec-19
City of Greater Sudbury	Native People of Sudbury Development Corp. Phase 3 Scattered Units - 1322 Papineau St., Sudbury	Section 95	x			Single	44	1	Family	Windows & Doors	7,200.00	15-Oct-19	31-Dec-19
City of Greater Sudbury	Native People of Sudbury Development Corp. Phase 4 - 684 Bruce Ave., Sudbury	Section 95	x			Apartment	31	6	Seniors	Windows & Doors	12,900.00	15-Oct-19	31-Dec-19
City of Greater Sudbury	Native People of Sudbury Development Corp. Phase 5 - 674 Bruce Ave., Sudbury	Section 95	x			Apartment	30	8	Family	Windows & Doors	28,170.36	15-Oct-19	31-Dec-19
City of Greater Sudbury	Native People of Sudbury Development Corp. Phase 6 - 207 Second Ave., Sudbury	Section 95	x			Apartment	27	8	Family	Windows & Patio Doors	45,601.92	15-Oct-19	31-Dec-19
										577,247.00			