

For Information Only

City of Greater Sudbury Housing & Homelessness Plan 5 Year Update

Presented To:	Community Services Committee
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Resolution

For Information Only

Relationship to the Strategic Plan / Health Impact Assessment

This report supports Council's Strategic Plan in the area of Quality of Life and Place, as it aligns with the Population Health Priorities of Indigenous Youth, Resiliency, Families, Mental Health, Compassionate City, Housing, Holistic Health and Age Friendly Strategy, and Healthy Streets. The updated Housing and Homelessness Plan will provide an opportunity to engage the broader community and assess local needs of housing requirements for residents of Greater Sudbury.

Report Summary

In 2012 the Housing Services Act, 2011, (HSA) provided direction for municipalities to develop 10 year Housing and Homelessness Plans (the Plan) to be in place by January 2014. The HSA requires municipalities to perform a five year review of Plans. This report will outline how the City of Greater Sudbury's Plan came into force and what processes are being undertaken to update the Plan.

Financial Implications

There are no financial implications associated with this report.

Signed By

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Health Impact Review

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Summary

This report outlines the process for reviewing and updating the City of Greater Sudbury Housing and Homelessness Plan (the Plan). Furthermore, this report will summarize how the Plan came into effect in 2014, the six (6) priority areas that formed the basis for the original Plan and how the Plan will be updated in collaboration with various Departments from the City of Greater Sudbury (City) as well as consultations with the public and key stakeholders.

Reviewing and updating the Plan on a five (5) year cycle is a requirement of the *Housing Services Act, 2011* (HSA) and provides an opportunity for the Plan to better reflect the needs of the community.

Once the Plan is updated, a report will be brought back in Q4 2019 and the approved Plan will be sent to the Ministry of Municipal Affairs and Housing (Ministry). The updated Plan will then be made available on the City's website.

Background

The Ministry's Long-Term Affordable Housing Strategy (LTAHS) was released in November 2010 to clarify the roles and responsibilities of the province and Service Managers with regards to the housing and homelessness system in Ontario and maintain provincial interests that are related to the Plan.

In response to the LTAHS, the HSA came into effect in January 2012. The HSA requires Service Managers to develop and approve Plans, provides a list of provincial interests to be addressed in local plans and authorizes policy statements issued under the HSA to provide further direction to Service Managers. The Ministry released the Ontario Housing Policy Statement in August 2011 to provide policy context and direction to Service Managers in order to support the development of locally relevant Plans.

Plans were initially developed by Service Managers in consultation with local community members, service providers and other stakeholders, and came into effect on January 1, 2014. In 2016, the Ministry released the Policy Statement: Service Manager Housing and Homelessness Plans to update the 2011 Ontario Housing Policy Statement. The revised policy statement aligns provincial priorities with the 2016 update to the LTAHS and is reflected in the Plan.

The Plan addressed areas of provincial interest while guiding municipalities in creating a flexible, community centered housing and homelessness system. The City's Plan was adopted at the November 18, 2013 Community Services meeting.

The system was to allow for a range of housing options in order to meet a broad range of housing needs. The Plan demonstrated a system of co-ordinated housing and

homelessness services. Under the HSA, the areas of provincial interests included a system of housing and homelessness that:

- focused on achieving positive outcomes for individuals and families;
- addressed the housing needs of individuals and families;
- identified roles for non-profit corporations and non-profit housing cooperatives;
- identified a role for the private market in meeting housing needs;
- provided partnerships among governments and others in the community;
- treated individuals and families with respect and dignity;
- collaborated with other community services;
- related to local circumstances;
- allowed for a range of housing options;
- ensured appropriate accountability for public funding;
- supported economic prosperity; and
- promoted environmental sustainability and energy conservation.

The Plan covered a planning horizon of no less than 10 years. HSA stipulates that, at least once every five (5) years, Service Managers must review their Plans and make amendments as necessary or advisable. As initial Plans were required to be approved on or before January 1, 2014, Service Managers initiated their five (5) year review of their Plans January 1, 2019.

A review of the Plan provides an opportunity to engage the broader community, assess local needs and priorities and identify potential strategies to achieve outcomes. It is important to acknowledge that the Plan is developed in an environment of change and uncertainty. Nonetheless, there is value in the planning process and in updating the Plan to reflect the changing environment.

As part of the review process, Service Managers need to provide a written report of their review to the Ministry to summarize major changes made to the Plan (e.g. changes driven by the update to the policy statement, shifts in local priorities, etc.). Service Managers must submit their review report and revised Plan to the Ministry by June 30, 2019 or provide written notice that their Plan will be forthcoming on a specified date. However, requests have been made by several Service Managers across the province for an extension to the deadline.

The five (5) year review process offers an opportunity for Service Managers to ensure that the Plan continues to reflect local context regarding housing and homelessness and ensure consistency with the HSA and the revised policy statement.

What's New in the Revised Policy Statement

- aligns with the 2016 Long-Term Affordable Housing Strategy;
- recognizes the fundamental role of land use planning;
- reflects provincial goals to reduce the number of people experiencing homelessness and increase the number of people experiencing housing stability, including the long-term goal of ending homelessness, and the specific goal of ending chronic homelessness by 2025;
- links the Long-Term Affordable Housing Strategy updated vision and long-term goal of ending homelessness in Ontario;
- develops a housing strategy to engage with Indigenous organizations and communities;
- highlights how the Plan is an important tool to support poverty reduction;
- emphasizes the need for strong partnerships and collaboration across sectors and improving client access to services across service systems, including a move to human services integration; and
- the Plan focuses on client-centred, coordinated access to housing and homelessness services.

Greater Sudbury Strategy

Housing Services in collaboration with Planning Services, Social Services, Corporate Communications and NBL Consulting are moving forward to update the current Plan in order to comply with the Ministry guidelines. NBL Consulting will assist with revising the Housing and Homelessness Plan based on their knowledge of working on the City's Social Housing Portfolio Revitalization Plan. Under the direction of the Service Manager, the working group will review the current Plan and identify areas that require revisions, deletions and additions in accordance with HSA and related regulations.

The original Plan identified the following six (6) priority areas, and were used as the basis for the review:

- there is a need to improve the housing options across the housing continuum;

- there is a need to improve housing access and affordability for low income individuals and families;
- there is a need to strengthen approaches to preventing homelessness, increase the diversity of emergency shelters options and support individuals with multiple barriers in obtaining and maintaining housing;
- there is a need for additional supportive services coupled with permanent housing options;
- there is a need to improve co-ordination, collaboration and partnerships among a broad range of stakeholders to address local needs; and
- there is a need to monitor and report on progress towards meeting the community's housing and homelessness objectives and targets.

A complete listing of accomplishments since 2014 as it relates to the six (6) priorities is located in Appendix A – Housing and Homelessness Plan List of Accomplishments 2014 – 2019.

Working together with Planning Services and Social Services incorporates these Divisions current legislation, policies, regulations and studies into the Plan. This ensures that the City is addressing the criteria established by the Ministry of Municipal Affairs and Housing.

Community consultation continues to be a driver in updating the Plan with public engagement currently underway utilizing the City's Over to You page. Members of the public are invited to review the current Plan, rank the six (6) priorities in order of importance and provide general feedback . Additionally, engagement sessions with key stakeholders in the community will assist in forming the updated Plan.

NBL Consulting will gather the updated information from Housing Services, Planning Services and Social Services as well as the feedback from the public and engagement sessions to incorporate the information into the updated Plan.

Next Steps

The final updated Plan will be brought forward by the 4th Quarter of 2019. Upon approval, the document will be sent to the Ministry for their endorsement and will be used as the guiding policy for Housing, Social and Planning Services Divisions as it relates to housing and homelessness.

The approved document will be made available on the City's website and both public and private stakeholders will be informed that the Plan is updated and available for

viewing. A Public Service Announcement will inform residents where and how they can access the Plan.

References

Community Services Committee, November 18, 2013 – Housing and Homelessness Plan
<http://agendasonline.greatersudbury.ca/index.cfm?pg=feed&action=file&agenda=report&itemid=3&id=674>

Ministry of Housing, Housing Policy Branch, April 2018 - Five-Year Review of Housing and Homelessness Plans
https://www.msdsb.net/images/ADMIN/correspondence/2018/Five_Year_Review_of_Housing_and_Homelessness_Plans_A_Guide_for_Ontario.pdf

Ministry of Housing Long-Term Affordable Housing Strategy -
<http://www.mah.gov.on.ca/AssetFactory.aspx?did=8590>

Service Manager Housing and Homelessness Plans -
<http://www.mah.gov.on.ca/AssetFactory.aspx?did=15090>

Community Services Committee, June 18, 2018 – Social Housing Portfolio Revitalization Update
<http://agendasonline.greatersudbury.ca/index.cfm?pg=feed&action=file&attachment=24119.pdf>

Housing Services List of Accomplishments

2014

- Participated in the Investment in Affordable Housing for Ontario 2014 Extension (IAH-E). Year 1 funding allocated to Housing Allowance Funded programs (shared delivery with the Ministry of Finance – a 5 yr program)
- Information about subsidized housing, affordable housing and housing allowance programs delivered through Housing Services staff and other CGS departments.
- Continued advocacy for additional affordable housing through the Long Term Affordable Housing Strategy response.
- 467 people were housed through the Registry (26 seniors). Of these, 57 households were designated Special Priority Placement. 40 households received Urgent Status.

2015

- The City's Investment in Affordable Housing for Ontario (IAH-E) Yrs 2 to 4 funding were allocated to the development of an affordable housing multi-residential apartment building.
- Cedarbrook Apartments were constructed under the Affordable Housing Program with the capacity to handle 16 households requiring support services.
- Participated in the North East Local Health Integration Network to develop an innovative Housing and Health Strategy for Northeastern Ontario.
- 647 people were housed through the Registry (67 seniors). Of these, 39 households were designated Special Priority Placement. 44 households received Urgent Status.

2016

- Participated in the Social Housing Improvement Program through the Social Infrastructure Fund. Ten social housing providers completed renovations related to energy efficiencies.
- 591 households were housed through the Registry (61 seniors). Of these, 24 households were designated Special Priority Placement. 73 households received Urgent Status.

2017

- One additional social housing provider participated in the Social Housing Improvement Program through the Social Infrastructure Fund to complete renovations related to energy efficiencies – bringing the total number of participants to eleven.
- Released an RFP to increase the supply of affordable rental housing through the Investment in Affordable Housing – extension 2014 (IAH-E) and the Social Infrastructure Fund.
- 93 households participated in the ON Renovates Program (Year 2 SIF) – 10 year forgivable loan to assist low to moderate income earners with home repairs.
- Released and awarded the RFP for the Social Housing Revitalization Project.
- As part of the Social Housing Revitalization, Asset Planner was purchased to assist in identifying and prioritizing capital renewal needs of the housing stock for social housing providers within the City of Greater Sudbury portfolio.
- Housing Services partnered with community agencies/groups/organizations to complete a Home for Good application through the Ministry of Housing.
- Participated in the Provincial Housing and Homelessness Data Forum to ensure housing and homelessness data is meaningful and better utilized.
- 503 households were housed through the Registry (49 seniors). Of these, 30 households were designated Special Priority Placement. 78 households received Urgent Status.

2018

- Provincial funding received to participate in the Home for Good Program.
- Transfer of 200 Larch St. to the Canadian Mental Health Association, Sudbury/Manitoulin for a permanent low barrier emergency shelter and those experiencing chronic homelessness.
- Construction of a new seniors building on Paris Street and supportive housing building on Bancroft Drive.
- 39 households participated in the ON Renovates Program (IHA-E) – 10 year forgivable loan to assist low to moderate income earners with home repairs.
- 48 households participated in the ON Renovates Program (SIF) – 10 year forgivable loan to assist with low to moderate income earners with home repairs.

Appendix A – Housing and Homelessness Plan List of Accomplishments 2014 - 2019

- One retrofit of an apartment building in the social housing portfolio through Social Housing Apartment Improvement Plan.
- Transition of the Greater Sudbury Housing Corporation in as an operating Division of Community Development.
- Developed a Portable Benefit Housing pilot program for seniors.
- 560 households were housed through the Registry (74 seniors). Of these, 51 households were designated Special Priority Placement. 140 households received Urgent Status.

2019

- Participated in the Investment in Affordable Housing for Ontario 2014 Extension (IAH-E). Year 6 funding allocated to Housing Allowance Funded programs (shared delivery with the Ministry of Finance – a 5 yr program)

Homelessness List of Accomplishments

- Development of a low barrier emergency shelter program
- Support of the Harm Reduction Home/Managed Alcohol Program at 200 Larch Street
- Home For Good
- Homelessness Enumeration
- Client Navigator Program
- CHPI Homelessness Prevention
- Housing First Program
- Annual Report Cards on Homelessness

Planning Services List of Accomplishments

2014 – Development Charges By-law exempts affordable housing projects, provided they remain affordable in perpetuity – under review as applies to new second units in accessory structures

2016 – Second Unit Policies implemented in OP and ZBL

2016 – New Downtown CIP – aims to address challenges facing downtown using financial incentives to reduce the cost of development and redevelopment, including incentives to increase the residential population

Appendix A – Housing and Homelessness Plan List of Accomplishments 2014 - 2019

2018 – Zoning By-law – amendments made to encourage affordable housing, including reduced parking requirements for affordable housing developments, introduced new zone category which permits a smaller lot area and permitting shared housing along certain arterial roads

2018 – developed a consolidated Affordable Housing webpage

2018 – Affordable Housing Community Improvement Plan, includes a series of financial incentive programs to encourage the creation of affordable housing within the built boundary

2019 – proposed official plan policies speaking to planning for an aging population and recognizes vital role of housing

2019 – proposed new rental conversion policies in official plan to help ensure adequate supply of rental housing