



Corporate Affordable Housing Strategy

PFC2016-0512



Background

Council commitment:
Accelerate update to The
City's Corporate Affordable
Housing Strategy
January 11

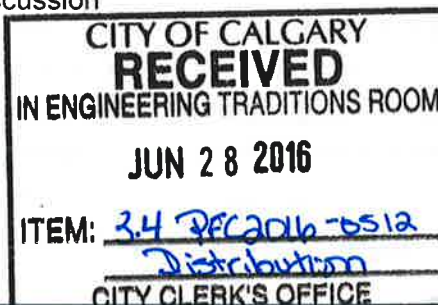
Federal and provincial
budget commitments
March and April

PFC:
**Report back with
updated Strategy
June 28**

Stakeholder engagement

March 21
Strategic Session of Council:
Affordable Housing Strategy
Discussion

July 25
Regular
meeting of
Council





Two documents are proposed for Council approval.

1. Corporate Affordable Housing Strategy

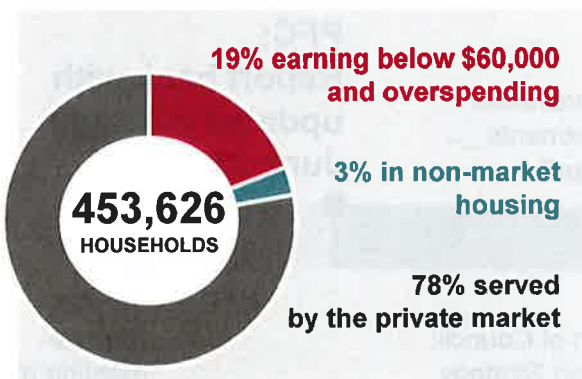
- 2016-2025 (10 years), replacing previous Strategy from 2002
- Vision and strategic direction established through 6 key objectives
- Formalizes affordable housing as a Council Priority
- Focus on expanding opportunities for Calgarians and communities

2. Implementation Plan

- 2016-2022 (6 years), aligned with City business cycle
- Short-, medium-, and long-term actions to realize strategic objectives
- Short-term performance targets (2018)



Increased Housing Supply



Improved Housing System



Non-market housing supply sufficient to provide homes to a minimum of **6% of households in Calgary**, consistent with the national average.

In 2016, meeting this standard would require **15,000 new units**.

A transformed housing system in Calgary, where collaboration between stakeholders drives **better outcomes for individuals and communities** through safe, affordable housing solutions.



A new strategic direction through six key objectives:

1. Get the Calgary community building
2. Leverage City land
3. Design and build new City units
4. Regenerate City-owned properties
5. Strengthen intergovernmental partnerships
6. Improve the housing system



Support housing developers to get new homes in the ground for those in need.



- All qualifying affordable housing projects move to development permit and building permit approval within 6 months, 80% of the time
- 1,500 units supported by City programs

2. Leverage City Land



Provide City land to contribute to affordable housing development.



- 5 parcels per year of City land disposed at below-market value for non-market housing projects in 2017 and 2018

3. Design and Build New City Units



Model tenant-centered design and placemaking for inclusive communities.



- 160 new units delivered to Calgary Housing Company
- 110 units in development



4. Regenerate City-owned Properties



Lead strategic reinvestment to preserve homes for the highest-need residents.



- Redevelopment initiated for 3 existing sites
- 2 City-owned buildings with lifecycle improvements

27/06/2016

Presentation

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5. Strengthen Intergovernmental Partnerships



Recommend solutions to the federal and provincial governments.



- Participation in 3 significant intergovernmental projects

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Presentation

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6. Improve the Housing System



Leverage research, programs, and partnerships to transform outcomes for people.



•5 programs to improve outcomes for tenants delivered



A City of Calgary Priority

Formalizing affordable housing as a Council Priority means:

- Cross-Corporate collaboration
- Integrating affordable housing into City projects
- Proactive consideration and mitigation of impacts on affordable housing
- Utilizing municipal tools
- Advocating and collaborating with other governments
- Supporting affordable housing residents

**15 initiatives aligned to strategic objectives**

- Short-term – completed by 2018
- Medium-term – initiated by 2018
- Long-term – directional for 2019-2022 business plan

Targets for success

- Short-term – provided for 2018
- Medium-/long-term – defined through work for future business plans

Resource requirements

- One-time funding request through 2017/18 mid-cycle adjustment

Progress updates

- To Council through PFC in Q2 2017 and 2018

**That the Priorities and Finance Committee recommend that Council:**

1. Approve the Corporate Affordable Housing Strategy and confirm affordable housing as a Council Priority;
2. Approve the Implementation Plan and direct Administration to bring forward budget recommendations for 2017 and 2018 for Council consideration through Action Plan mid-cycle adjustments;
3. Direct Administration to provide a progress update on the Implementation Plan to Council through the Priorities and Finance Committee in Q2 of 2017 and 2018;
4. Rescind the 2002 Corporate Affordable Housing Strategy.

