



CITY OF CALGARY
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 IN COUNCIL CHAMBER
DEC 15 2025
 ITEM: 11.2 EC2025-0965
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 CITY CLERK'S DEPARTMENT

Report Number: EC2025-0965

Meeting: Executive Committee

Meeting Date: 2025 December 09

NOTICE OF MOTION

RE: Calgary Housing Mixed-Income Housing Funding

Sponsoring Member(s) of Council: Councillor Schmidt,

WHEREAS Council provided direction through *Home is Here: The City of Calgary's Housing Strategy (2024-2030)* to increase housing supply at a rate of "3,000 new non-market homes per year;"

AND WHEREAS through *Home is Here*, Council approved the creation of the Housing Land Fund and approved its \$20M recurring budget alongside the development of a strategy to increase this fund to \$100M;

AND WHEREAS the Housing Land Fund sits within the Chief Housing Office operating budget to support the creation of non-market, mixed-income housing;

AND WHEREAS the Housing Land Fund has sufficient capacity within the 2025 Chief Housing Office operating budget;

AND WHEREAS Calgary Housing (CH) is a wholly owned subsidiary of the City of Calgary and is Calgary's largest non-market housing provider;

AND WHEREAS CH ensures new affordable housing developments are financially sustainable using a "mixed-income model" where tenants of mixed financial means are blended to provide an inclusionary approach to housing;

AND WHEREAS CH advances many of The City of Calgary's efforts in non-market housing through building, buying, and partnering to increase supply of new, mixed-income housing in collaboration with City Administration;

AND WHEREAS CH has a time-sensitive acquisition opportunity in Ward 4 for a new apartment building constructed by the private sector for up to 176 permanent, mixed-income homes without the need for ongoing funding or subsidies;

AND WHEREAS this opportunity has an expected Q2 2026 construction start date and a Q2 2028 completion date;

AND WHEREAS CH has partial funding in place, but requires an additional \$10 million of funding by Q4 2025 to complete the acquisition for a new apartment building constructed by the private sector for up to 176 permanent, mixed-income homes;

NOW THEREFORE BE IT RESOLVED that the Executive Committee forward this Urgent Notice of Motion to the December 15, 2025, Regular Meeting of Council as an Urgent Notice of Motion for consideration; and further,

ISC: UNRESTRICTED

BE IT RESOLVED that Council...

1. Approve a one-time allocation of \$10 million from the Housing Land Fund within the 2025 Chief Housing Office operating budget for CH's acquisition of a new apartment building constructed by the private sector for up to 176 new permanent, mixed-income homes in Ward 4.

Attachment(s)

1. Notice of Motion Checklist