NECRC
NORTH END
COMMUNITY
RENEWAL CORP.

Nanette McKay
Executive Director

509 Selkirk Avenue
Winnipeg, MB R2W 2M6

November 15, 2005

Your Worship Sam Katz
Mayor of Winnipeg

Re: **Request for Continued City Support of Housing Renewal in Winnipeg's North End**

Dear Mayor Katz,

North End Community Renewal Corporation (NECRC) and its housing partners would like to thank you and the *Executive Policy Committee* for maintaining inner city housing programs in last years budget. This year again, we urge you to continue city investment with the Province of Manitoba, and the Federal Government enabling Winnipeg residents to retain, improve and build their homes in the North End of our wonderful city.

Since 2000 NECRC and community partners have been working with the city on focused and strategic revitalization in the core area designated *Housing Improvement Zones* of William Whyte (WW) and North Point Douglas (NPD). Together our efforts have improved housing, increased safety, improved real estate market and economic conditions, and inspired a greater sense of well-being in Winnipeg's North End.

The work of focused and strategic renewal initiatives in Winnipeg's most challenged neighborhoods has gained momentum through the city's continued commitment to fund 1) Housing Plans and Advocacy Program, 2) the Neighbourhood Housing Program, 3) the Minimum Home Repair Program. 4) the Development Cost Offset Program, 5) and the Downtown Housing Program.

In the past few years funding for the rehabilitation of affordable housing program was made possible through the *Housing Rehabilitation Investment Reserve* (HRIR) administered by *Winnipeg Housing and Homelessness Initiative* (WHHI). Winnipeg gained a good record of investment in the *Housing Improvement Zones* (HIZ). The tri-partite agreement to revitalize housing in William Whyte and North Point Douglas enabled renovation, redevelopment and new development in neighbourhoods where in the past people were abandoning properties.

City funding has helped make WHHI's tri-partite initiative a nationally recognized strategy for inner city renewal. With your assistance the neighborhood housing plans of William Whyte (2002-2007) and North Point Douglas (2003-2008) are meeting their goals. City funding is leveraged to gain the support of the province and federal government. We have worked hard to initiate the neighborhood housing plans NECRC and housing renewal partners feel the cities' support is critical to momentum for continued neighborhood renewal in Winnipeg's North End.

The city's contribution to this initiative has supported: 1) in-fill housing on vacant lots, 2) emergency critical home repairs, 3) the community housing coordination position, 4) the extremely popular exterior renovation program, 5) rehabilitation of aboriginal housing and 6) the creation of the pilot project to implement the North End Tenant Landlord Corporation in NPD and WW destined to be active in other North End neighborhoods.

On November 1, 2005 the investment of the City in Winnipeg North End homes was celebrated on the 2005 North End Housing Initiatives Tour. Councillors Pagtakhan and Lazarenko joined Minister Melnick, federal representatives and community housing partners on a tour to see the impact of housing renewal efforts in the *Housing Improvement Zones* of William Whyte and North Point Douglas. (See Attached Tour Documents)

The benefits of tri-level commitment to inner city housing programs were highlighted on the tour:

- City investment of $150,000 per *Housing Improvement Zone* of William Whyte and North Point Douglas
- City contributions to infill homes built on empty city lots, fix-up grants and critical home repairs
- North End partnerships inspired by city investment to the benefit of North End home owners
- Value of city, province, federal government, non profit developers and community working together
- The impact of successive years of Exterior Fix-up Grants financed in half by WHHI - City
- The Tenant Landlord Cooperation (TLC) program initiated this year by WHHI city funding
- City funding of the Community Housing Coordinator position to manage the fix-ups and TLC

In short, City funding has inspired North Enders to dream and aspire to improve their homes and renew their communities. We attribute the beginnings of true renewal in Winnipeg's North End to the City of Winnipeg's commitment to contribute $250,000 per year over five years to initiatives identified by the communities of WW and NPD in their housing plans.

NECRC strongly urges the city of Winnipeg to continue its commitment to housing renewal in the North End and the designated Housing Improvement Zones. We are only partially through the strategic housing renewal initiative outlined in the WW and NPD housing plans and mandated by community members of the inner city.

At NECRC we remain dedicated to the combined effort of the city, province, federal government and community partners for housing renewal in the North End. Much depends upon the City's continued funding of these housing programs. These efforts are making a difference in Winnipeg's core neighborhoods.

NECRC is a non-profit community renewal organization established in 1998 by a coalition of Winnipeg community organizations. Its mandate is to promote the economic, social and cultural renewal of the North End of Winnipeg.

Sincerely,

for Robert Neufeld

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Cc Councillor Mike Pagtakhan – Deputy Mayor/Point Douglas Ward
Councillor Franco Magnifico – Chairperson (Executive Policy Committee)
Councillor Bill Clement – Executive Policy Committee
Councillor Peter De Smedt – Executive Policy Committee
Councillor Franco Magnifico – Executive Policy Committee
Councillor Mike O'Shaunessy – Executive Policy Committee
Councillor Gord Steeves – Executive Policy Committee
Councillor Harry Lazarenko – Mynarski Ward
William Whyte Housing Network
North Point Douglas Housing Network
Winnipeg Housing and Homelessness Initiative

Winnipeg

Summary of City Funding Programs
Through the Winnipeg Housing and Homelessness Initiative

This document provides a summary of City of Winnipeg funding programs for housing rehabilitation in Winnipeg, currently provided through the Winnipeg Housing and Homelessness Initiative (WHHI). WHHI is a tripartite initiative coordinating housing and homelessness funding from all three levels of government. The following text provides a brief overview of City programs, and for more complete information please refer to the Program Description sheets for each program offered. It is important to note that these programs can be used separately or in combination with funding provided by other levels of government, depending on the type and location of the project.

Funding from the City is available for rehabilitation of affordable housing through the Housing Rehabilitation Investment Reserve (HRIR), which is administered through the WHHI. The City has five programs that are supported through the HRIR funds. These programs are the *Housing Plans and Advocacy Program*, the *Neighbourhood Housing Program*, the *Minimum Home Repair Program*, the *Development Cost Offset Program*, and the *Downtown Housing Program*. The *Housing Plans and Advocacy Program* provides support of up to $30,000 for neighbourhood groups to develop and maintain neighbourhood plans that guide housing development in specific neighbourhoods. The *Neighbourhood Housing Program* provides support of up to $10,000 per unit for actual rehabilitation of housing that meets specific guidelines. The *Minimum Home Repair Program* provides up to $3,000 to homeowners in specified neighbourhoods for critical repairs. The *Development Cost Offset Program* provides up to $5,000 to cover predevelopment costs and reimbursement of City fees. The *Downtown Housing Program* provides support for affordable downtown housing development. With the exception of the *Minimum Home Repair Program*, all funding is available only to housing developers working with the neighbourhood associations in approved neighbourhoods.

Funding from HRIR is only available for projects in designated Housing Improvement Zones (HIZs), which currently are Spence, West Broadway, William Whyte and North Point Douglas. Each HIZ was allocated up to $150,000 at the beginning of the 2005 fiscal year for administration of HRIR funding in that neighbourhood. Use of this funding is typically determined in cooperation with stakeholder groups, which may include representatives of residents, businesses, developers, and neighbourhood associations. Proposals for housing development are presented to the group for consideration and endorsement. If the group endorses the proposal, WHHI considers the funding request for approval. If the proposal meets program guidelines and funding is within allocated amounts, a report is written that ultimately requires approval by the Director of Planning, Property and Development. Upon this approval, an agreement is drafted and signed by all parties that specifies how much funding is committed, how that funding may be used, and how it will be paid out (i.e. based on deliverables).

On the following pages are descriptions of programs that are available from the city through the WHHI. For more information, please contact Dave Dessens at (204) 940-3074 or at ddessens@winnipeg.ca.

BOARDED UP AND VACANT LOTS
(WILLIAM WHYTE)

Street /Ave	Empty	City empty	Boarded
Redwood	2	1	4
Aberdeen	5	8	7
Alfred	4	10	7
Burrows	2	6	6
Magnus	6	14	10
Manitoba	7	4	9
Prichard	8	13	12
Salter	0	0	0
Selkirk	2	7	16
Akins	0	0	1
Powers	1	0	1
McKenzie	1	1	0
	38	64	73

2005 MAIN TO ARLINGTON

Exterior Fix-up Grant Statistics 2002-2005

2005 Fix-up Grants

Neighbourhood	William Whyte	Point Douglas	Total	% Total
Grant Dollars Invested	$54,060.64	$59,488.37	$113,549.01	52%
Home Owner Investment	$47,368.93	$59,073.08	$106,442.01	48%
Total Investment	$101,429.57	$118,561.45	$219,991.02	100%

See NECRC 2005 Fall Newsletter for details

Table : Fix-up Grants in William Whyte (2002-2004)

Year	Resident	Landlord	Total Applications	Total Awarded	Percent Awarded
2002 Awarded	42	12		54	
2002 Applications	99	43	142		38%
2003 Awarded	58	12		70	
2003 Applications	112	12	124		56%
2004 Awarded	57	10		67	
2004 Applications	64	11	75		89%
Total Awarded (3 yrs)	157	34		191	
Total Applications (3 yrs)	275	66	341		56%

Table : Fix-up Grants in North Point Douglas (2002-2004)

Year	Resident	Landlord	Total Applications	Total Awarded	Percent Awarded
2002 Awarded	56	8		64	
2002 Applications	77	16	93		69%
2003 Awarded	55	14		69	
2003 Applications	83	44	127		54%
2004 Awarded	42	18		60	
2004 Applications	73	34	107		56%
Total Awarded (3 yrs)	153	40		193	
Total Applications (3 yrs)	233	94	327		59%

William Whyte Fix-up

Residents Grants 2006

Street	Work Done	Total Fix-up	Grant Amount	Applicant contribution
Aberdeen Ave	Exterior garage doors x 2 Landscaping	$ 1,771.33	$ 1,000.00	$ 771.33
Aberdeen Ave	Front window and fence	$ 1,250.00	$ 1,000.00	$ 250.00
Aberdeen Ave	Eaves, shinges, doors	$ 1,464.85	$ 1,000.00	$ 464.85
Aberdeen Ave	Garage door and side door	$ 1,023.92	$ 773.92	$ 250.00
Aberdeen Ave	Doors,windows,fences	$ 1,419.80	$ 1,000.00	$ 419.80
Aberdeen Ave	Re roofing	$ 1,415.37	$ 1,000.00	$ 415.37
Aberdeen Ave	Storm door, windows	$ 1,145.07	$ 895.07	$ 250.00
Alfred Ave	2 outside doors, motion lights,window	$ 1,334.31	$ 1,000.00	$ 334.31
Alfred Ave	Replaced sidewalk	$ 1,419.18	$ 1,000.00	$ 419.18
Burrows Ave	Storm doors, windows	$ 2,041.00	$ 1,000.00	$ 1,041.00
Burrows Ave	Windows	$ 1,950.00	$ 1,000.00	$ 950.00
Burrows Ave	Roof,stucco painting, windows	$ 1,447.48	$ 1,000.00	$ 447.48
Burrows Ave	Eaves troughs	$ 1,382.00	$ 1,000.00	$ 382.00
Burrows Ave	Shingles,sidewalks,landscaping	$ 1,213.39	$ 1,000.00	$ 213.39
Burrows Ave	Eaves and downspouts - Steel front door outside screen door.	$ 1,658.50	$ 1,000.00	$ 658.50
Burrows Ave	Fences	$ 2,024.73	$ 1,000.00	$ 1,024.73
Burrows Ave	3 windows	$ 1,427.47	$ 1,000.00	$ 427.47
Burrows Ave	Roof	$ 1,785.00	$ 1,000.00	$ 785.00
Burrows Ave	Doors and window bars	$ 1,424.30	$ 1,000.00	$ 424.30
Magnus Ave	Chain link fence	$ 1,269.38	$ 1,000.00	$ 269.38
Magnus Ave	Roof,eaves	$ 1,760.00	$ 1,000.00	$ 760.00
Magnus Ave	Install and remove old door	$ 1,311.63	$ 1,000.00	$ 311.63
Manitoba Ave	Fence	$ 1,472.63	$ 1,000.00	$ 472.63
Manitoba Ave	Fencing	$ 1,650.18	$ 1,000.00	$ 650.18
Manitoba Ave	Chain link fence, landscape	$ 1,641.30	$ 1,000.00	$ 641.30
Manitoba Ave	Repair sidewalk, fence,paint	$ 3,874.00	$ 1,000.00	$ 2,874.00
Manitoba Ave	Front windows and door	$ 2,050.23	$ 1,000.00	$ 1,050.23
Manitoba Ave	Soffits	$ 1,226.33	$ 976.33	$ 250.00
Manitoba Ave	Window, paint,steps	$ 1,249.10	$ 999.10	$ 250.00
Parr St	Door, roof gutter	$ 1,367.67	$ 1,000.00	$ 367.67
Pritchard Ave	Roof	$ 2,400.00	$ 1,000.00	$ 1,400.00
Pritchard Ave	Back Fence	$ 1,305.42	$ 1,000.00	$ 305.42

NECRC Exterior Fix-ups | NE Housing Initiatives Tour 2005 | November 01, 2005

Street	Work Done	Total Fix-up	Grant Amount	Applicant contribution
Pritchard Ave	Roof , ridge venting	$ 3,459.00	$ 1,000.00	$ 2,459.00
Pritchard Ave	Painting of exterior of house	$ 1,551.50	$ 1,000.00	$ 551.50
Redwood Ave	Landscaping,Fence Doors	$ 1,833.86	$ 1,000.00	$ 833.86
Redwood Ave	Install wood fence	$ 2,140.00	$ 1,000.00	$ 1,140.00
Redwood Ave	Side Fence / eaves	$ 1,600.00	$ 1,000.00	$ 600.00
Redwood Ave	Fence in rear	$ 1,249.74	$ 999.74	$ 250.00
Redwood Ave	Painting of exterior of house	$ 1,750.00	$ 1,000.00	$ 750.00
Redwood Ave	Tear down garage, fence, driveway	$ 1,251.89	$ 1,000.00	$ 251.89
Redwood Ave	Paint, windows and doors	$ 893.77	$ 643.77	$ 250.00
Redwood Ave	Vinyl siding/insulation	$ 1,325.20	$ 1,000.00	$ 325.20
Redwood Ave	Chain link fence and carport extention	$ 1,544.09	$ 1,000.00	$ 544.09
Redwood Ave	Sidewalks Fences	$ 1,445.14	$ 1,000.00	$ 445.14
Redwood Ave	Soffit and facia	$ 3,085.35	$ 1,000.00	$ 2,085.35
Salter St.	Chain link fence	$ 1,189.09	$ 939.09	$ 250.00

Landlord Grants 2005

Selkirk Ave	Siding	$ 1,850.00	$ 1,000.00	$ 850.00
Alfred Ave	Roof, eaves, doors	$ 2,517.88	$ 1,000.00	$ 1,517.88
Pritchard Ave	Eaves, Roof	$ 2,193.70	$ 1,000.00	$ 1,193.70
Alfred Ave	Doors, fence,windows, foundation	$ 2,169.70	$ 1,000.00	$ 1,169.70
Burrows Ave	Windows	$ 1,576.76	$ 1,000.00	$ 576.76
Burrows Ave	Windows	$ 3,140.92	$ 1,000.00	$ 2,140.92
Pritchard Ave	Roof	$ 2,889.00	$ 1,000.00	$ 1,889.00
Magnus Ave	Painting,sidewalks,eaves,fences, exterior doors	$ 2,704.73	$ 1,000.00	$ 1,704.73
Magnus Ave	Shingles, window	$ 4,494.00	$ 1,000.00	$ 3,494.00
Aberdeen Ave	Re-roof, Modified porch membrain	$ 2,398.68	$ 1,000.00	$ 1,398.68
		$ 101,429.57	**$ 54,060.64**	**$ 47,368.93**

North Point Douglas Fix-up

Residents Grants 2005

Street	Work Done	Total Fix-up	Grant Amount	Applicant contribution
Angus St	Fence repaired blown down (emerg grant)	$1,317.11	$ 1,000.00	$317.11
Angus St	Fence,all around .	$1,153.54	$ 1,000.00	$153.54
Annabella St	2 windows	$1,116.48	$ 1,000.00	$116.48
Austin St N	Replaced back and side fence	$1,287.00	$ 1,000.00	$287.00
Barber St	Front porch, repair roof,replace deck posts	$1,226.51	$ 1,000.00	$226.51
Barber St	Sidewalks	$1,047.07	$947.37	$100.70
Barber St	Front and back screen doors	$1,339.28	$ 1,000.00	$339.28
Burrows Ave	Windows, front fence	$4,320.76	$ 1,000.00	$3,320.76
Disraeli St	Steel Garage door & windows	$1,382.65	$ 1,000.00	$382.65
Granville St	Roof shingles, eaves, vents	$1,411.96	$ 1,000.00	$411.96
Granville St	Eaves	$642.00	$ 542.00	$100.00
Granville St	Lighting, painting, repair porch	$1,145.95	$ 1,000.00	$145.95
Grove St	Repair of sidewalk, eaves, roof	$1,159.89	$ 1,000.00	$159.89
Grove St	Porch, windows,eaves,sidewalk	$1,269.30	$ 1,000.00	$269.30
Grove St	Fence the entire yard	$1,500.00	$ 1,000.00	$500.00
Grove St	Chain link fence	$1,228.70	$ 1,000.00	$228.70
Grove St	Garage door,storm door	$1,305.00	$ 1,000.00	$305.00
Hallet St	Fences	$1,137.56	$ 1,000.00	$137.56
Hallet St	Remove stucco and put new	$1,428.45	$ 1,000.00	$428.45
Hallet St	One large window	$1,200.28	$ 1,000.00	$200.28
Lorne Ave	Windows/doors	$4,017.86	$ 1,000.00	$3,017.86
Lorne Ave	Facia & Eaves	$2,140.00	$ 1,000.00	$1,140.00
Lorne Ave	Fence and steps	$1,237.13	$ 1,000.00	$237.13
Lusted Ave	Roof	$4,595.22	$ 1,000.00	$3,595.22
Lusted Ave	Garage reshingled	$1,177.00	$ 1,000.00	$177.00
Lusted Ave	Roof	$1,800.00	$ 1,000.00	$800.00
Lusted Ave	Windows	$1,204.16	$ 1,000.00	$204.16
Magnus Ave	Roof	$2,910.00	$ 1,000.00	$1,910.00
Magnus Ave	Chain link fence	$2,366.85	$ 1,000.00	$1,366.85
Magnus Ave	Painting, fence/satin, replace facia	$1,100.00	$ 1,000.00	$100.00
McFarlane St	Paint exterior stucco, eaves	$1,105.71	$ 1,000.00	$105.71
Meade St N	Fence, yard clean up etc.	$2,126.26	$ 1,000.00	$1,126.26

NECRC Exterior Fix-ups | NE Housing Initiatives Tour 2005 | November 01, 2005

Street	Work Done	Total Fix-up	Grant Amount	Applicant contribution
Meade St N	Windows	$1,489.30	$ 1,000.00	$489.30
Prince Edward	Fences	$1,124.94	$ 1,000.00	$124.94
Prince Edward	Fence	$1,979.50	$ 1,000.00	$979.50
Prince Edward	Windows	$1,647.19	$ 1,000.00	$647.19
Prince Edward	Fence	$1,198.16	$ 1,000.00	$198.16
Rover Ave	Back deck, sidewalk	$1,835.02	$ 1,000.00	$835.02
Selkirk Ave	Stairs and Veranda	$1,166.04	$ 1,000.00	$166.04
Selkirk Ave	Front porch, windows, lights	$1,114.38	$ 1,000.00	$114.38
Sutherland	Dormers, reshingling, porch rpairs	$2,004.67	$ 1,000.00	$1,004.67
Syndicate St	Fence	$1,832.15	$ 1,000.00	$832.15
Syndicate St	Front porch, lights, down spouts	$1,130.96	$ 1,000.00	$130.96
Syndicate St	Roof	$2,541.25	$ 1,000.00	$1,541.25

Landlords Grants 2005

Austin St	Eaves, soffit facia, exterior doors	$3,964.35	$ 1,000.00	$2,964.35
Austin St	Soffits,eaves,stucco,paint	$3,671.53	$ 1,000.00	$2,671.53
Austin St	Door/window/chain link face	$2,933.74	$ 1,000.00	$1,933.74
Barber St	Sidewalks, repair steps,roof, windows	$2,572.81	$ 1,000.00	$1,572.81
Euclid	Exterior painting of building, roof,windows	$4,583.50	$ 1,000.00	$3,583.50
Euclid	Restore bricks, paint, repair windows	$2,400.00	$ 1,000.00	$1,400.00
Hallet	Facia, porch repair,lighting,paint	$2,071.45	$ 1,000.00	$1,071.45
Hallet St	Paint exterior of house	$2,280.00	$ 1,000.00	$1,280.00
Hallet St	Fire escape , exterior doors/steel	$2,001.12	$ 1,000.00	$1,001.12
Hallet St	Fire escape platform and stairs	$3,300.00	$ 1,000.00	$2,300.00
Lisgar	Siding,windows (4)	$2,463.41	$ 1,000.00	$1,463.41
Lusted Ave.	Windows, doors	$2,822.66	$ 1,000.00	$1,822.66
McFarlane	Roof, chimney	$3,750.56	$ 1,000.00	$2,750.56
Prince Edward St	Stairs, Siding	$2,177.09	$ 1,000.00	$1,177.09
Selkirk Ave	Roof	$2,421.99	$ 1,000.00	$1,421.99
Sutherland	Re-roof and eaves	$2,684.00	$ 1,000.00	$1,684.00
		$118,561.45	**$ 59,489.37**	**$59,073.08**

Minimum Home Repair Grants 2002-2005

In William Whyte and North Point Douglas
Supported by WHHI / City of Winnipeg
(up to $3000 for critical home repairs)

William Whyte

2002	16 dwellings	$43,560
2003	4 dwellings	$9,593
2004	6 dwellings	$17,370
2005	4 dwellings	$9,924
Total	30	$80,447

North Point Douglas

2002	6 dwellings	$16,197
2003	3 dwellings	$7,380
2004	2 dwellings	$5,622
2005	4 dwellings	$11,768
Total	15	$40,967

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CITY OF WINNIPEG AFFORDABLE HOUSING INITIATIVE

MINIMUM HOME REPAIR PROGRAM

1. OBJECTIVE

1.1 To provide financial assistance to owner-occupants to undertake minor critical repairs required for continued safe and healthy occupancy of homes.

2. DESCRIPTION

2.1 The Minimum Home Repair Program may provide financial assistance for repairing "minor" but important elements in a house and, which if not repaired, could force an owner-occupied dwelling to become vacant. This program helps to extend the life expectancy of the existing housing stock in designated neighbourhoods.

3. ELIGIBILITY CRITERIA

3.1 Projects must be located within a designated Major Improvement Area or Rehabilitation Area.

3.2 Target neighbourhoods are Housing Improvement Zones. Resources under this program will be allocated by the recognized neighbourhood association. Financial assistance may be available either directly or through a recognized neighbourhood development corporation.

3.3 Only owner-occupied dwellings are eligible for financial assistance under this program.

3.4 Grants may be subject to income limitations.

4. ELIGIBLE ASSISTANCE

4.1 Assistance may be provided for the following minor emergency repairs:

- Heating system (heat exchange)
- Chimney (structural defects to masonry only, or carbon-monoxide)
- Doors and windows (repair only where possible)
- Foundation (minor repairs)
- Re-roof, walls, water damaged floors and ceilings (repairs and partial repairs only, where possible – evidence of leaking required)
- Plumbing (burst pipes, etc.)
- Electrical system (unsafe as determined by an inspector)
- Eavestroughs and fascia (building by-law requirements, repair only)
- Sewer connection (Public Works referral only)
- Lot grading and window wells (Public Works referral only)
- Home repairs required, as a result of City enforcement actions, may also be funded.

4.2 There is no requirement that these repairs bring houses up to minimum property standards. This program is designated to address immediate, critical problems.

4.3 Financial assistance is for contracted labour and for the purchase & shipping of materials.

4.4 Grants will not exceed $3,000 per house.

5. APPLICATION, REVIEW AND APPROVAL PROCEDURES

5.1 Proponents are encouraged to discuss the project proposal at the earliest possible opportunity with the City representative at the Winnipeg Housing & Homelessness Initiative before an application is submitted.

5.2 All applications for financial and other assistance will be submitted to the City representative at the Winnipeg Housing & Homelessness Initiative for review. The Director of Planning, Property and Development will have authority to approve or reject proposals.

5.3 Specific arrangements for the payment of City funds will be determined on a project-by-project basis.

Winnipeg Housing and Homelessness Initiative - Funding Committed in Winnipeg's North End

August 31, 2005

Neighbourhood	Number of Units/Rooms	Number of Beds	Winnipeg	Manitoba	Federal/Provincial	Canada	Total Funding
Lord Selkirk Park	33	16	$128,244	$99,400	$84,273	$1,639,058	$1,950,975
Point Douglas	313	0	$585,645	$819,660	$1,208,582	$6,040,285	$8,654,202
William Whyte	439	0	$1,245,192	$1,683,218	$2,995,909	$1,410,901	$7,335,220
Total	786	137	$1,959,081	$2,602,308	$4,288,764	$9,090,244	$17,940,396

NOTE:
Federal/Provincial includes cost shared programs including
RRAP and the Affordable Housing Initiative

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CITY OF WINNIPEG AFFORDABLE HOUSING INITIATIVE

HOUSING PLANS AND ADVOCACY PROGRAM

1. OBJECTIVE

1.1 To provide financial assistance and other support for community stakeholders to develop a Housing Plan or Strategy to build local capacity, to undertake housing initiatives, and to provide training and support for home ownership and tenancy.

2. DESCRIPTION

2.1 The City's Housing Policy relies on community stakeholders to be involved in renewal efforts through the development of Housing Plans or Strategies, with the support and assistance of the City's Housing Team. A Housing Plan or Strategy provides a goal or direction to address housing issues in the neighbourhood and helps to outline the necessary steps to achieve these goals. The Housing Plan or Strategy should consider other community elements related to housing and neighbourhood stability. Training and support for homeowner-initiated renovations and tenancy training and support initiatives may also be sponsored within this program.

2.2 Housing Plans or Strategies may include a review of the following:

- Existing conditions, such as:
  - Supply and quality of housing stock
  - Extent and nature of deterioration
  - Socio-economic profiles of the neighbourhood
- Economic conditions, such as:
  - Business viability
  - Assessment values
  - Market values
  - Employment rate
  - Rent to income ratios
- Identification of influences contributing to neighbourhood decline.
- Identification of marketable neighbourhood assets (physical, economic and social).
- A Vision Statement to define the neighbourhood's future and to set five-year targets to increase economic potential.
- Housing Implementation Plan, which will:
  - Define specific strategies and actions, to develop housing and neighbourhood programs that address neighbourhood needs and encourage local employment and economic activity.
  - Identify benefits to the community.
  - Establish local housing standards.
  - Ensure and sustain community involvement and local decision making.

3. ELIGIBILITY CRITERIA

3.1 Projects must be located or working within a designated Major Improvement Area or Downtown.

3.2 Target neighbourhoods are Housing Improvement Zones and Downtown.

3.3 Project proponents must be an incorporated non-profit housing or neighbourhood organization, or community development corporation.

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CITY OF WINNIPEG AFFORDABLE HOUSING INITIATIVE

NEIGHBOURHOOD HOUSING PROGRAM

1. OBJECTIVE

1.1 To support implementation of Neighbourhood Housing Plans by addressing inner city housing issues and improving the quality of affordable housing and neighbourhood integrity.

2. DESCRIPTION

2.1 The Neighbourhood Housing Program provides financial assistance for projects that support the development and implementation of affordable housing and that are consistent with Neighbourhood Housing Plans and strengthen neighbourhood stability.

3. ELIGIBILITY CRITERIA

3.1 Projects must be located within a designated Major Improvement Area.

3.2 Target neighbourhoods are Housing Improvement Zones, as designated by the Housing Steering Committee.

3.3 Project proponents must be established housing or community non-profit organizations or for-profit, private sector companies, which have demonstrated neighbourhood support.

3.4 Preference will be given to neighbourhoods that have an approved Neighbourhood Housing Plan. Where there is no approved Neighbourhood Housing Plan, secondary preference will be given to a housing proposal that has been presented to the community in a public manner and has neighbourhood support.

4. ELIGIBLE ASSISTANCE

4.1 The total grant amount per project will be based upon an approved proposal and business plan.

4.2 Funding priority will be given to projects that contribute to further housing rehabilitation in the community, and advance the objectives of the City's Housing Policy.

4.3 Proponents are encouraged to explore creative funding partnerships and unique operating models.

4.4 Eligible project costs will be negotiated on a project-by-project basis to attain the maximum impact. Eligible housing projects may include:

- Projects that promote housing and neighbourhood revitalization
- innovative construction and rehabilitation projects
- community capacity building related to housing
- feasibility studies and market analysis
- evaluation of alternative housing delivery models

5. APPLICATION, REVIEW AND APPROVAL PROCEDURES

5.1 Proponents are encouraged to discuss the project proposal at the earliest possible opportunity with the City representative at the Winnipeg Housing & Homelessness Initiative before an application is submitted.

5.2 All applications for financial and other assistance will be submitted to the City representative at the Winnipeg Housing & Homelessness Initiative for review. The Director of Planning, Property and Development will have authority to approve or reject proposals. All funding requests must be written proposals including information about the applicant (organization and membership), scope of project, stakeholders, a financial analysis including complementary funding sources, nature of innovation, benefits to the community, etc., and include any other information requested by the Director of Planning, Property and Development.

5.3 The specific arrangements for the payment of City funds will be determined on a project-by-project basis.

Winnipeg

CITY OF WINNIPEG AFFORDABLE HOUSING INITIATIVE

MINIMUM HOME REPAIR PROGRAM

1. OBJECTIVE

1.1 To provide financial assistance to owner-occupants to undertake minor critical repairs required for continued safe and healthy occupancy of homes.

2. DESCRIPTION

2.1 The Minimum Home Repair Program may provide financial assistance for repairing "minor" but important elements in a house and, which if not repaired, could force an owner-occupied dwelling to become vacant. This program helps to extend the life expectancy of the existing housing stock in designated neighbourhoods.

3. ELIGIBILITY CRITERIA

3.1 Projects must be located within a designated Major Improvement Area or Rehabilitation Area.

3.2 Target neighbourhoods are Housing Improvement Zones. Resources under this program will be allocated by the recognized neighbourhood association. Financial assistance may be available either directly or through a recognized neighbourhood development corporation.

3.3 Only owner-occupied dwellings are eligible for financial assistance under this program.

3.4 Grants may be subject to income limitations.

4. ELIGIBLE ASSISTANCE

4.1 Assistance may be provided for the following minor emergency repairs:

- Heating system (heat exchange)
- Chimney (structural defects to masonry only, or carbon-monoxide)
- Doors and windows (repair only where possible)
- Foundation (minor repairs)
- Re-roof, walls, water damaged floors and ceilings (repairs and partial repairs only, where possible – evidence of leaking required)
- Plumbing (burst pipes, etc.)
- Electrical system (unsafe as determined by an inspector)
- Eavestroughs and fascia (building by-law requirements, repair only)
- Sewer connection (Public Works referral only)
- Lot grading and window wells (Public Works referral only)
- Home repairs required, as a result of City enforcement actions, may also be funded.

4.2 There is no requirement that these repairs bring houses up to minimum property standards. This program is designated to address immediate, critical problems.

4.3 Financial assistance is for contracted labour and for the purchase & shipping of materials.

4.4 Grants will not exceed $3,000 per house.

5. APPLICATION, REVIEW AND APPROVAL PROCEDURES

5.1 Proponents are encouraged to discuss the project proposal at the earliest possible opportunity with the City representative at the Winnipeg Housing & Homelessness Initiative before an application is submitted.

5.2 All applications for financial and other assistance will be submitted to the City representative at the Winnipeg Housing & Homelessness Initiative for review. The Director of Planning, Property and Development will have authority to approve or reject proposals.

5.3 Specific arrangements for the payment of City funds will be determined on a project-by-project basis.

Winnipeg

CITY OF WINNIPEG AFFORDABLE HOUSING INITIATIVE

DEVELOPMENT COST OFFSET PROGRAM

1. OBJECTIVE

1.1 To assist neighbourhood organizations/proponents to plan and implement quality, affordable housing projects by providing financial assistance for pre-development costs and the reimbursement of City fees.

2. DESCRIPTION

2.1 The Development Cost Offset Program provides a grant that is intended to reduce financial barriers that may prohibit the economic viability of a housing project. A variety of municipal charges and fees related to regulation and development add to the cost of a housing project. These charges and fees are eligible to be reimbursed through this program. Pre-development costs associated with planning and design of housing projects may also be eligible for reimbursement.

3. ELIGIBILITY CRITERIA

3.1 Projects must be located within a designated Major Improvement Area or Rehabilitation Area.

3.2 Target neighbourhoods are Housing Improvement Zones.

3.3 Project proponents must be established housing or community non-profit organizations or for-profit, private sector companies, which have demonstrated neighbourhood support.

3.4 Preference will be given to neighbourhoods that have an approved Neighbourhood Housing Plan. Where there is no approved Neighbourhood Housing Plan, secondary preference will be given to a housing proposal that has been presented to the community in a public manner and has neighbourhood support.

4. ELIGIBLE ASSISTANCE

4.1 Eligible costs may include, but are not limited to, the following:

- Project development costs including assessment and feasibility studies, architectural and engineering services, survey fees, legal and search fees, appraisal fees, project management costs and other third party costs may be eligible.
- Land acquisition and assembly costs (including closing costs), site preparation costs for infill development.
- City fees including zoning/variance application fees, building permit application fees, lot grading fees, utility hook-up charges, building demolition fees, central property searches, property taxes during construction or renovation

4.2 The total grant per project will be determined based upon review and approval of a business plan.

4.3 Grants shall be calculated on actual costs of development, either on the basis of written estimates, or invoices from third parties.

4.4 Grants will not exceed 10% of the total value of the project, calculated per housing unit, to a maximum of $5,000.

5. APPLICATION, REVIEW AND APPROVAL PROCEDURES

5.1 Proponents are encouraged to discuss the project proposal at the earliest possible opportunity with the City representative at the Winnipeg Housing & Homelessness Initiative before an application is submitted.

5.2 All applications for financial and other assistance will be submitted to the City representative at the Winnipeg Housing & Homelessness Initiative for review. The Director of Planning, Property and Development will have authority to approve or reject proposals. All funding requests must be written proposals including information about the applicant (organization and membership), scope of project, stakeholders, a financial analysis including complementary funding sources, nature of innovation, benefits to the community, etc., and include any other information requested by the Director of Planning, Property and Development.

5.3 Specific arrangements for the payment of City funds will be determined on a project-by-project basis.

Winnipeg

CITY OF WINNIPEG AFFORDABLE HOUSING INITIATIVE

DOWNTOWN HOUSING PROGRAM

1. OBJECTIVE

1.1 To encourage unique and innovative approaches that support downtown housing development and result in quality, affordable housing by providing financial assistance to proponents.

2. DESCRIPTION

2.1 The Downtown Housing Program provides financial assistance either directly or through CentreVenture, for the development and implementation of housing projects, including housing demonstration projects, which use innovative technologies, techniques or approaches to housing; or strengthen the viability and sustainability of the Downtown.

3. ELIGIBILITY CRITERIA

3.1 Projects must be located within Downtown.

3.2 Twenty-five percent (25%) of the units in the project must be affordable.

3.3 Project proponents must be established housing or community non-profit organizations or for-profit, private sector companies, which have demonstrated community support.

3.4 Preference will be given to projects that are supported by an approved Downtown Housing Plan. Where there is no approved Housing Plan, secondary preference will be given to a housing proposal that has been presented to the community in a public manner and has neighbourhood support.

4. ELIGIBLE ASSISTANCE

4.1 The total grant amount per project will be based upon an approved proposal and business plan.

4.2 Funding priority will be given to housing projects that contribute to further revitalization of the downtown, and advance the objectives of the City's Housing Policy

4.3 Proponents are encouraged to explore creative funding partnerships and unique operating models.

4.4 Eligible project costs will be negotiated on a project-by-project basis to attain the maximum impact. Eligible housing projects may include:

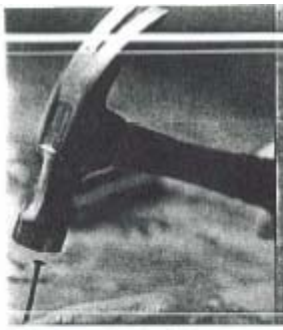
- demonstration projects
- innovative construction and rehabilitation approaches (projects)
- community capacity building related to housing
- feasibility studies and market analysis
- evaluation of alternative housing delivery models

5. APPLICATION, REVIEW AND APPROVAL PROCEDURES

5.1 Proponents are encouraged to discuss the project proposal at the earliest possible opportunity with the City representative at the Winnipeg Housing & Homelessness Initiative before an application is submitted.

5.2 All applications for financial and other assistance will be submitted to the City representative at the Winnipeg Housing & Homelessness Initiative for review. The Director of Planning, Property and Development will have authority to approve or reject proposals. All funding requests must be written proposals including information about the applicant (organization and membership), scope of project, stakeholders, a financial analysis including complementary funding sources, nature of innovation, benefits to the community, etc., and include any other information requested by the Director of Planning, Property and Development.

5.3 The specific arrangements for the payment of City funds will be determined on a project-by-project basis.



Repair/ Conversion

A PROGRAM OF THE AFFORDABLE HOUSING INITIATIVE (AHI)

The AHI program will help improve existing housing, increase home ownership and make new rental units more accessible to Manitobans.

The AHI Repair/ Conversion program complements other renovation programs* and will enable eligible landlords and property owners, entrepreneurs, non-profit organizations and co-operatives to improve existing housing and rental stock in Manitoba for low- to moderate-income families.

What is the Affordable Housing Initiative (AHI)?

The Affordable Housing Initiative is an approximately $50 million, five-year joint venture of the federal and provincial governments, developed to increase the supply of affordable rental units and new housing available in Manitoba. This will be achieved by supporting the development of new rental and homeowner units, offering a repair/conversion option, homebuyer down payment assistance and rent supplements.

Who will be helped by the Homeowner Repair program?

The Homeowner Repair program provides financial assistance to low- to moderate-income applicants where the home is severely deteriorated and without repairs would be lost from the housing stock within five years. This program only funds repairs not covered under other repair programs.

Who will be helped by the Rental Repair/Conversion program?

The Rental Repair/Conversion program provides funding to eligible landlords so they can offer affordable rental accommodations for low- to moderate-income renters. The funding must be used to repair severely deteriorated rental properties where the repairs required are beyond what would be addressed under other funding programs and where without the repairs, the rental property would be lost from the housing stock within five years.

The rental conversion portion provides assistance to convert non-residential properties into affordable rental housing.

What makes someone eligible for funding?

Homeowners must own and occupy their homes and have a total annual household income at or below the AHI maximum household income limit. Their homes must be valued at less than $125,000 and repairs must be related to structural, heating, electrical, plumbing or fire safety work.

Rental properties must be self-contained units occupied by low- to moderate-income tenants. Rental rates must be at or below the established median market rents and remain so for at least 15 years. The funding must be used to repair rental properties to meet structural, electrical, heating, plumbing or fire safety deficiencies. Properties considered for conversion must be environmentally safe and reasonably convertible to quality housing.

Where will the Homeowner and Rental Repair/Conversion programs be available?

They will be available throughout the province.

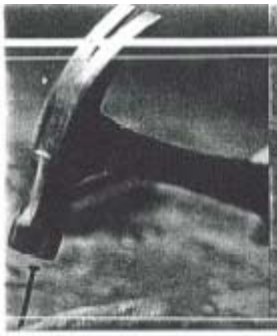
Where can I get more information about the AHI?

For more information and application forms, please call 945-5566 in Winnipeg or toll-free in Manitoba 1-866-689-5566 or visit our website at: www.manitoba.ca/fs/housing

* Residential Rehabilitation Assistance Program (RRAP), Neighbourhood Housing Assistance Program (NHA)

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About the Affordable Housing Initiative

INCREASING THE SUPPLY OF AFFORDABLE HOUSING IN MANITOBA

The Affordable Housing Initiative (AHI) will help improve existing housing, increase home ownership and make new rental units more accessible to Manitobans.

AHI benefits the community by encouraging community groups to work together to help Manitobans [illegible] affordable housing.

What is the Affordable Housing Initiative (AHI)?

The Affordable Housing Initiative is an approximately $90 million, five-year joint venture of the federal and provincial governments, developed to increase the supply of affordable rental units and new housing available in Manitoba. This will be achieved by supporting the development of new rental and homeowner units, offering a repair/conversion option, homebuyer down payment assistance and rent supplements.

Who is the AHI for?

The various programs are designed to help low- to moderate-income renters, urban families, off-reserve Aboriginal people, northern residents, seniors, persons with disabilities and new immigrants.

Where is AHI available?

The New Rental Supply program and the Repair/Conversion program are available in all parts of the province. The Homebuyer Down Payment Assistance program and the New Homeownership Supply program are available in selected areas.

Will AHI replace existing programs like the Residential Rehabilitation Assistance Program (RRAP)?

No. In Winnipeg, the AHI programs will be available through the Winnipeg Housing and Homelessness Initiative. The AHI will work together with other provincial and federal housing programs such as the Neighbourhood Housing Assistance (NHA) and RRAP. AHI will also help existing neighbourhood renewal programs work even better. AHI will also complement other regional initiatives, such as the Northern Development Strategy.

Where can I get more information about the AHI?

For more information and application forms, please call **945-5566** in Winnipeg or toll-free in Manitoba **1-866-689-5566** or visit our website at: www.manitoba.ca/fs/housing

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New Rental Supply Program

A PROGRAM OF THE AFFORDABLE HOUSING INITIATIVE (AHI)

The AHI program will help improve existing housing, increase home ownership and make new rental units more accessible to Manitobans.

What is the Affordable Housing Initiative (AHI)?

The Affordable Housing Initiative is an approximately $50 million, five-year joint venture of the federal and provincial governments, developed to increase the supply of affordable rental units and new housing available in Manitoba. This will be achieved by supporting the development of new rental and homeowner units, offering a repair/conversion option, homebuyer down payment assistance and rent supplements.

What will the AHI New Rental Supply (NRS) program do?

This AHI program will provide additional affordable new rental units across Manitoba for low- to moderate-income renters.

What will the program do for the private rental market?

The NRS program was designed to develop a new supply of rental units by working with the private sector and provide them access to capital funding.

What will the program do for the non-profit and co-operative rental market?

The program will increase the supply of rental units by working with the non-profit sector and provide them access to capital funding. The program works with existing provincial programs such as Proposal Development Funding (PDF), which helps non-profit groups defray the costs of bringing a new construction or redevelopment proposal to the financing stage.

Where will the New Rental Supply program be available?

It will be available throughout the province.

Where can I get more information about the AHI?

For more information and application forms, please call **945-5566** in Winnipeg or toll-free in Manitoba **1-866-689-5566** or visit our website at: www.manitoba.ca/fs/housing

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Homebuyer Down Payment Assistance

A PROGRAM OF THE AFFORDABLE HOUSING INITIATIVE (AHI)

The AHI program will help improve existing housing, increase home ownership and make new rental units more accessible to Manitobans.

This part of the AHI will help low- to moderate-income renters such as urban families, on-reserve Aboriginal people, northern residents, low-income seniors, persons with disabilities and new immigrants afford a mortgage down payment to buy their first home.

What is the Affordable Housing Initiative (AHI)?

The Affordable Housing Initiative is an approximately $50 million, five-year joint venture of the federal and provincial governments, developed to increase the supply of affordable rental units and new housing available in Manitoba. This will be achieved by supporting the development of new rental and homeowner units, offering a repair/conversion option, homebuyer down payment assistance and rent supplements.

What is the Homebuyer Down Payment Assistance program?

This AHI program will help first-time homebuyers access new or recently renovated affordable housing, developed under the AHI, by providing financial assistance for a down payment.

Where will the program be available?

The Homebuyer Down Payment Assistance program is available in selected areas.

What makes someone eligible for funding?

The Homebuyer Down Payment Assistance Program will target low- to moderate-income applicants below the AHI maximum household income limit. To be eligible, homebuyers must be renters who can afford to operate and maintain a home. Home purchases must be valued at $90,000 or less. The homebuyers must live in the house for at least 10 years. If they sell or move before then, they must repay a portion of their loan. Homebuyers will be encouraged to take a homeowner education course, such as those offered by a financial institution or the Canada Mortgage and Housing Corporation.

How much of the down payment is covered by the program?

If a house costs between $60,000 and $90,000, the down payment assistance is 10 per cent of the purchase price of the house. If the house costs less than $60,000, down payment assistance will be 15 per cent of the purchase price. The maximum amount provided by the program will be $9,000.

Where can I get more information about the AHI?

For more information and application forms, please call 945-5566 in Winnipeg or toll-free in Manitoba 1-866-689-5566 or visit our website at: www.manitoba.ca/fs/housing

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New Homeownership Supply Program

A PROGRAM OF THE AFFORDABLE HOUSING INITIATIVE (AHI)

The AHI program will help improve existing housing, increase home ownership and make new rental units more accessible to Manitobans.

The New Homeownership Supply program will help develop a new supply of affordable housing by providing qualified builders with a one-time contribution that would be used to reduce the capital cost of the house.

What is the Affordable Housing Initiative (AHI)?

The Affordable Housing Initiative is an approximately $50 million, five-year joint venture of the federal and provincial governments, developed to increase the supply of affordable rental units and new housing available in Manitoba. This will be achieved by supporting the development of new rental and homeowner units, offering a repair/conversion option, homebuyer down payment assistance and rent supplements.

What is the New Homeownership Supply program?

The New Homeownership Supply program will increase the supply of affordable housing by providing qualified builders with a one-time contribution to be used to reduce capital costs. The maximum home purchase price cannot be more than $125,000 in urban areas and no more than $150,000 in remote areas.

Where will the program be available?

The New Homeownership Supply program will be available in selected areas.

Who will this program benefit?

The New Homeownership Supply program is designed for low- to moderate-income households whose total income is at or below the AHI maximum household income limit. The program will be of interest to urban families, off-reserve Aboriginal people, northern residents, low-income seniors, persons with disabilities and new immigrants.

What makes someone eligible for funding?

To be eligible for the New Homeownership Supply program, the applicant must be able to obtain a mortgage. The mortgage term must be set for a minimum of five years. As long as the applicants maintain the home as their principal residence and are not in default with the lending institution, the contribution amount is forgivable over a 10-year period. Homebuyers will be encouraged to take a homeowner education course, such as those offered by a financial institution or the Canada Mortgage and Housing Corporation.

Where can I get more information about the AHI?

For more information and application forms, please call **945-5566** in Winnipeg or toll-free in Manitoba **1-866-689-5566** or visit our website at: www.manitoba.ca/fs/housing

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