Minute No. 616
Report – Standing Policy Committee on Property and Development – June 27, 2023

Item No. 3 Supportive Housing Initiatives

COUNCIL DECISION:

Council concurred in the recommendation of the Standing Policy Committee on Property and Development and adopted the following:

1. That a further extension of time of 30 days be granted for the Winnipeg Public Service to report back on the specifics of the supportive housing motion from April 27th, 2023, namely:

    A. Ensure Federal rapid housing funds flow through to 2026 and work selectively with partners and to identify sites in order to quickly access funds yearly 2023-2026.

    B. Secure from Council pre-approval for six modular housing sites on city-owned or purchased land, sufficient to provide 270 units of safe housing and complete new supportive housing for the homeless within 8-12 months of site approval.

    C. Waive all municipal property taxes, permit and development-related fees on these projects for the duration of the Federal funding agreement.

    D. Collaborate with the Province of Manitoba in provision of wrap-around support services for supportive housing.

    E. Explore office-to-residential conversions to keep downtown buildings vibrant amid the ‘work-from-home’ trend; and propose appropriate changes for inclusion in the City of Winnipeg’s Zoning By-law Review which support key commercial corridors and transit-oriented destinations, including but not limited to residential construction as-of-right, and the reduction or elimination of parking minimums.

2. That the report specifically address how the forthcoming Housing Accelerator Fund programming could operationalize the specific asks included in the motion, specifically but not limited to, fee and tax reductions, modular housing sites or office-to-residential conversions.

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COUNCIL DECISION (continued):

3. That the report further address how the City intends to draw down on additional housing support programming already available from the Federal Government through the National Housing Strategy programs, on top of the Housing Accelerator Fund or Rapid Housing Initiative.

4. That the Proper Officers of the City be authorized to do all things necessary to implement the intent of the forgoing.

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DECISION MAKING HISTORY:

Moved by Councillor Rollins,

That the recommendation of the Standing Policy Committee on Property and Development be adopted.

Carried

His Worship Mayor Gillingham and Councillor Eadie were absent from the vote on the item.

EXECUTIVE POLICY COMMITTEE RECOMMENDATION:

On July 5, 2023, the Executive Policy Committee concurred in the recommendation of the Standing Policy Committee on Property and Development and submitted the matter to Council.

STANDING COMMITTEE RECOMMENDATION:

On June 27, 2023, the Standing Policy Committee on Property and Development passed the following motion:

WHEREAS the Public Service has yet to report back on the operationalization of a suite of supportive housing supports, as outlined in the recommendation of the Standing Policy Committee on Property and Development, which Council supported on April 27, 2023;

AND WHEREAS the need for aggressive housing unit development remains vitally important for the well-being of Winnipeg residents;

AND WHEREAS there are investors who are waiting for signals from the City of Winnipeg on what type of housing development supports would be available through the Federal Housing Accelerator Fund;

AND WHEREAS a report from the Public Service on the City's Housing Accelerator Fund is coming forward very soon;

THEREFORE BE IT RESOLVED:

1. That a further extension of time of 30 days be granted for the Winnipeg Public Service to report back on the specifics of the supportive housing motion from April 27th, 2023, namely:

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DECISION MAKING HISTORY:

STANDING COMMITTEE RECOMMENDATION (continued):

A. Ensure Federal rapid housing funds flow through to 2026 and work selectively with partners and to identify sites in order to quickly access funds yearly 2023-2026.

B. Secure from Council pre-approval for six modular housing sites on city-owned or purchased land, sufficient to provide 270 units of safe housing and complete new supportive housing for the homeless within 8-12 months of site approval.

C. Waive all municipal property taxes, permit and development-related fees on these projects for the duration of the Federal funding agreement.

D. Collaborate with the Province of Manitoba in provision of wrap-around support services for supportive housing.

E. Explore office-to-residential conversions to keep downtown buildings vibrant amid the 'work-from-home' trend; and propose appropriate changes for inclusion in the City of Winnipeg's Zoning By-law Review which support key commercial corridors and transit-oriented destinations, including but not limited to residential construction as-of-right, and the reduction or elimination of parking minimums.

2. That the report specifically address how the forthcoming Housing Accelerator Fund programming could operationalize the specific asks included in the motion, specifically but not limited to, fee and tax reductions, modular housing sites or office-to-residential conversions.

3. That the report further address how the City intends to draw down on additional housing support programming already available from the Federal Government through the National Housing Strategy programs, on top of the Housing Accelerator Fund or Rapid Housing Initiative.

4. That the Proper Officers of the City be authorized to do all things necessary to implement the intent of the forgoing.

COUNCIL DECISION:

On April 27, 2023, Council concurred in the recommendation of the Standing Policy Committee on Property and Development and granted an extension of time of 90 days for the Winnipeg Public Service to report back on the matter.

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DECISION MAKING HISTORY (continued):

EXECUTIVE POLICY COMMITTEE RECOMMENDATION:

On April 18, 2023, the Executive Policy Committee concurred in the recommendation of the Standing Policy Committee on Property and Development and submitted the matter to Council.

STANDING COMMITTEE RECOMMENDATION:

On April 6, 2023, the Standing Policy Committee on Property and Development submitted the following to the Executive Policy Committee and Council:

1. That an extension of time 90 days be granted for the Winnipeg Public Service to report back on the matter.

2. That the Proper Officers of the City be authorized to do all things necessary to implement the intent of the foregoing.

COUNCIL DECISION:

On December 15, 2022, Council concurred in the recommendation of the Standing Policy Committee on Property and Development and adopted the following:

1. That the City of Winnipeg take steps to:

    A. Ensure Federal rapid housing funds flow through to 2026 and work selectively with partners and to identify sites in order to quickly access funds yearly 2023-2026.

    B. Secure from Council pre-approval for six modular housing sites on city-owned or purchased land, sufficient to provide 270 units of safe housing and complete new supportive housing for the homeless within 8-12 months of site approval.

    C. Waive all municipal property taxes, permit and development-related fees on these projects for the duration of the Federal funding agreement.

    D. Collaborate with the Province of Manitoba in provision of wrap-around support services for supportive housing.

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DECISION MAKING HISTORY (continued):

COUNCIL DECISION (continued):

E. Explore office-to-residential conversions to keep downtown buildings vibrant amid the 'work-from-home' trend; and propose appropriate changes for inclusion in the City of Winnipeg's Zoning By-law Review which support key commercial corridors and transit-oriented destinations, including but not limited to residential construction as-of-right, and the reduction or elimination of parking minimums.

F. Report back in 120 days on the operationalization of the resolutions.

2. That the Proper Officers of the City be authorized to do all things necessary to implement the intent of the foregoing