

AFFORDABLE HOUSING WORKSHOP

September 14, 2006

Results of Group Workshop Discussions

Workshop Group “A”

- Vision for Rockcliffe Community is the Starting point
Elements – mixed use/mixed income

Typology – employment opportunity, community facilities, agricultural component, industry and jobs that make sense, appropriate transportation, use constructed wetlands as didactic landmark, house people from every part of the income spectrum

Interaction with the river – use the riverfront – linkages with NCC lands is critical

What will happen to the PMQ's? Do they have a role in affordable housing?

- Housing

What needs to be done?

- Provide a quota system for developers for affordable housing (more specific than the OP) – Affordable Housing Advocates (AHA)
 - Affordable rental as well as ownership
 - Identify stakeholders and “delivery” groups from the outset – neighbourhood groups, Council for Aging
 - Approach HRSDC now to get \$ fro specific groups (Louise Atkins) - CLC
 - Groups that focus on sustainability should be identified and given priority - CLC
 - Ensure inclusion of seniors and First Nations housing - CLC
 - Look into affordable artist lofts to encourage arts community
- **What can the Community do to help CLC Vision be implemented?**
 - By education – using examples of projects done to date
 - Create an Affordable Housing stakeholders list for continuation of a campaign to ensure implementation (Action group) – to liaise with CLC AHA
 - Advocacy at the City of Ottawa PEC meeting on October 10 re: review of CDP
 - Ensure that public transit and employment are on or near the site
 - Ensure parking ratios to permit affordability
 - Put Action Group reps on the PAC for the CDP
 - use Housing vouchers as an instrument for access to a rental on a city wide basis
 - Affordable housing groups must be part of the dialogue on infrastructure because of long term implications

Workshop Group B

➤ **Vision for the Community is essential**

- Community needs to be integrated in every way – architecture, housing types, use of new urbanism principles, etc.
- Diversity is important – both on physical form as well as social structure – diversity in age/income/culture
- Need to have a defined core – essential services there – schools, parks, churches, shops, businesses, recreation centres, etc. in proximity
- Encourage aging in place – put senior’s facilities near the core
- Need strong architectural design and control – but provide enough latitude to keep costs down for affordable housing
 - Encourage community building partnerships – private developers with non-profits, encourage smaller builders
- In planning Rockcliffe – ask the question – what if the City of Ottawa lacking that Rockcliffe could provide

➤ **What need to be Done?**

- Non-profits need to organize and begin to lobby HRDSC for funding commitments
Same group should be on the PAC
- Non-profits need to accept the role as lead advocate for affordable housing on the site
- CLC should try to convince the City of Ottawa to designate Rockcliffe as an Enterprise Zone – treat the entire site as pilot project for all aspects of community building to allow required flexibility
- Try to negotiate a better deal re: development charges for affordable housing
- Create a spectrum of ownership and rental properties – at a range of price
- Develop a bonusing system re: affordable housing as criteria for selecting for-profit builders – i.e. if you have a non-profit group and proposal as part of your bid, you get more points in CLC’s selection process
- Discuss CMHC regulations re: mortgage insurance – try to have them give more latitude to affordable housing proposals - where CMHC leads the banks will follow