



# ACCÈSLOGIS QUÉBEC PROGRAM

Québec 

## A SOCIAL AND COMMUNITY HOUSING PROGRAM

*AccèsLogis Québec* is an assistance program that promotes the coordination of public, private and community resources to produce social and community housing for low- and moderate-income households and clients with special housing needs.

*AccèsLogis Québec* is administered by the Société d'habitation du Québec (SHQ) in collaboration with certain cities that act as its agents. The municipalities play an important role in the Program by supporting groups that wish to carry out housing projects.



## SOLUTIONS FOR A BETTER LIVING ENVIRONMENT

Under the *AccèsLogis Québec* Program, housing cooperatives, housing bureaus and non-profit acquiring corporations are able to produce social and community housing projects with contributions from their milieu.

They can draw on the expertise of a development support agency (technical resource group or other agency recognized by the SHQ) when preparing and implementing their projects. Subject to SHQ approval, they may also prepare their own projects, provided they have the necessary resources.

Every project must include the purchase of land or an existing building, as well as any construction work that may be required. It may include renovation of existing housing units, conversion of non-residential buildings into housing units or, in certain instances, into rooms, or construction of new housing units.

Qualifying projects are selected on an ongoing basis, depending on the availability of government budgets.

## FINANCIAL ASSISTANCE FOR YOUR PROJECT

The financial assistance granted by *AccèsLogis Québec* takes the form of a loan that becomes a subsidy once the organization has met the conditions of the operating agreement signed with the Société d'habitation du Québec.

Financial support over and above the maximum admissible production cost grid may also be granted in the following cases:

- ➔ For the cost of adapting a dwelling for use by disabled people;
- ➔ For projects in remote regions where production costs are higher: Abitibi-Témiscamingue, Côte-Nord, Gaspésie-Îles-de-la-Madeleine, Nord-du-Québec;
- ➔ For municipalities with populations of less than 2,500 people.

In addition, the SHQ guarantees the mortgage contracted by the organization with a financial institution certified under the Program. Normally, this would be a loan amortized over a 25-year period, with the possibility of being extended for a further ten years to finance the project's contribution to the *Fonds québécois d'habitation communautaire* (Québec Community Housing Fund).

## PRINCIPAL CONDITIONS BY TYPE OF PROJECT

Type of Project	Subsidy % of eligible production costs	Minimum Community Contribution % of eligible production costs	Rent Supplement <sup>1</sup> % of project's tenant households
<b>Component 1</b> Permanent housing for low- to moderate-income households (families, people living alone, independent seniors and independent disabled people)	50 %	5 % to 15 %	Not less than 20 % and not more than 50 %
<b>Component 2</b> Permanent housing with services <sup>2</sup> for seniors with slightly diminishing independence	50 %	15 %	Not less than 20 % and not more than 50 %
<b>Component 3</b> Housing with services <sup>2</sup> for people with special housing needs <sup>3</sup> : <ul style="list-style-type: none"> <li>- Permanent or transitional housing</li> <li>- Emergency accommodation (room)</li> <li>- Temporary housing for victims of family violence<sup>4</sup></li> </ul>	50 % 66 % 100 %	15 % 15 % 0 %	Not less than 20 %, and up to 100 % Does not qualify Does not qualify

- 1 The Rent Supplement is a financial assistance program for low-income households which, if they did not have assistance, would be forced to spend more than 25% of their income on housing. Ninety percent of the Rent Supplement is paid by the SHQ, and 10% by the municipality. It is granted for a period of five years.
- 2 The organization responsible for the project must describe the type of services to be offered (e.g. meals, home support, housekeeping, etc.) and establish how they will be financed, in association with local organizations working with the client base in question.
- 3 This type of housing is intended for people engaged in social reintegration or learning to live independently. It may also include shelters for the homeless, for substance abusers or for other people in difficulty.
- 4 This type of project, which involves improvements to shelters, is financed jointly by the Canada Mortgage and Housing Corporation and the Société d'habitation du Québec.

## DIFFERENT SOURCES OF FUNDING

To qualify for assistance, a project must receive financial support from the community. The community contribution may be from the municipality, a charitable organization, a private company, a public fundraising campaign, and so on. It may also be non-monetary, for example a gift of land or a building, a property tax credit, etc.

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## REDISTRIBUTION IN THE COMMUNITY

The *AccèsLogis Québec* program stipulates that 1% of the admissible production cost of each project be collected for use as a contribution to the sector. The amounts collected are paid to the SHQ, which then redistributes them to regional cooperative housing organizations and non-profit organizations to support the development of social and community housing.

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## THE MUNICIPALITY, A PLAYER OF CHOICE

In addition to providing financial support for the project, some municipalities can play a key role in implementing the Program, for example by entering into an agreement with the SHQ which allows them to manage the Program. In such cases, the municipalities act as the SHQ's agents.

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## THE FOND<sup>S</sup> QUÉBÉCOIS D'HABITATION COMMUNAUTAIRE

The *Fonds québécois d'habitation communautaire* (Québec Community Housing Fund, commonly known by its French acronym FQHC), a non-profit organization, was created in 1997, following the 1996 Summit on the Economy and Employment. Its role is to coordinate the efforts of communities, municipalities, financial institutions and the Société d'habitation du Québec with a view to encouraging the production of social and community housing. It also advises the SHQ on these issues.



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## FOR INFORMATION

THE INFORMATION PROVIDED IN THIS LEAFLET IS A SUMMARY OF THE *ACCÈSLOGIS QUÉBEC* PROGRAM, and is subject to the Program's application standards and the *Guide d'élaboration et de réalisation de projet*. The general information document on the *AccèsLogis Québec* Program, plus any additional details, are available from the Société d'habitation du Québec

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*Ce document est également disponible en français.*

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