



10 YEARS

NRH

Niagara Regional Housing

10

YEAR  
ANNIVERSARY  
REPORT



# NIAGARA REGIONAL HOUSING 10 YEAR ANNIVERSARY REPORT

Over the past 10 years, NRH has provided an increasingly wide range of programs and partnerships to offer higher quality services and meet a broader range of housing needs. Since 2002, close to 14,000 people have moved into affordable housing townhouses, apartment units or detached houses. Unfortunately, as economic and demographic conditions in Niagara have changed, NRH has seen demand for affordable housing increase dramatically.



**THE AFFORDABLE HOUSING WAITING LIST HAS INCREASED BY 38 PER CENT SINCE 2002, RESULTING IN LONGER WAIT TIMES.**

## AFFORDABLE HOUSING CHOICES

NRH delivers programs that offer a range of affordable options to meet the needs of low-income households

**NRH OWNED UNITS:** NRH owns 2,690 units across Niagara. Tenants pay rent based on 30 per cent of their household income.



**ALMOST 8,000 HOUSEHOLDS HAVE MOVED INTO AFFORDABLE HOUSING IN NIAGARA SINCE 2002.**

**HOUSING PROVIDERS:** NRH provides legislative oversight to 66 non-profit and co-operative organizations, who offer more than 3,900 market and rent-geared-to-income units to families and seniors across Niagara.

**NEW HOMEOWNERS:** Through the Welcome Home Niagara program low to mid income families receive down payment assistance for the purchase of their own home.



**220 HOUSEHOLDS PURCHASED A HOME WITH THE ASSISTANCE OF NRH'S WELCOME HOME NIAGARA HOMEOWNERSHIP PROGRAM SINCE IT BEGAN IN 2007.**

**NEW DEVELOPMENT:** As a result of federal and provincial funding and partnerships with private developers and non-profits, NRH has been involved in the construction of 530 affordable housing units across Niagara.





**PRIVATE LANDLORDS:** Through partnerships with landlords, NRH provides rent supplements to landlords that fill the gap between what the household can pay and the market rent for the unit.

**SINCE 2002, NRH HAS DOUBLED THE NUMBER OF RENT SUPPLEMENT UNITS THAT ARE AVAILABLE TO APPLICANTS. OVER 900 UNITS ARE NOW UNDER CONTRACT WITH PRIVATE LANDLORDS ACROSS NIAGARA.**



**HOUSING FIRST:** The Housing First pilot was launched in 2012 and focuses on placing homeless individuals and families directly into housing with support services to maintain successful tenancies.

**WORKING WITH EIGHT AGENCIES, HOUSING FIRST HAS ASSISTED 44 HOMELESS PEOPLE SINCE IT BEGAN IN 2012. 92 HOMELESS INDIVIDUALS OR FAMILIES ARE EXPECTED TO BE HOUSED UNDER THIS PROGRAM BY THE END OF 2013.**



**RENT BANK:** In partnership with Credit Counselling of Regional Niagara, NRH administers the Rent Bank program to assist tenants in private market rental units to pay for rent arrears, and prevent eviction.

**1,150 HOUSEHOLDS HAVE BEEN ASSISTED SINCE THE RENT BANK PROGRAM BEGAN IN 2005.**



## **AFFORDABLE HOUSING SUPPORTS**

### **PARTNERING TO IMPROVE LIVES**

NRH helps tenants receive the supports they need to be successful in the community through a network of services that are integrated and flexible. Many residents entering affordable housing are not simply in financial need; they are also in need of supports to help them address personal challenges. Over the years, NRH has created partnerships with a variety of community agencies to deliver support services to tenants.

**THE WELLNESS SUPPORTIVE LIVING PROGRAM HAS ASSISTED MORE THAN 800 SENIORS TO LIVE INDEPENDENTLY IN NRH COMMUNITIES SINCE 2009.**



### **THE WELLNESS SUPPORTIVE LIVING PROGRAM**

In partnership with Niagara Region Seniors Community Programs, Community Support Services of Niagara and March of Dimes, NRH has Wellness Supportive living units in four communities to help seniors age in place. These units allow the community partners to assist seniors so that they can maintain their independence and stay in their homes.

# AFFORDABLE HOUSING AHEAD

## HOME REPAIRS

New to NRH in 2012, Niagara Renovates assists low- and modest-income households plan for the future with affordable housing repairs, housing modifications for persons with disabilities and the creation of secondary suites in single-family homes.

Niagara Renovates has enabled 34 households to make their homes safer, improve accessibility or create a secondary suite in the last year alone. It is anticipated that 150 households will be assisted through this program by 2015.

## SUSTAINABLE DEVELOPMENT

NRH is working to ensure that our existing communities and new developments are environmentally friendly and reduce existing energy use. NRH is in the final stages of the development of a self-sustaining townhouse community and seniors apartment building that will support all its expenses on the rent paid by residents.

## AGING INFRASTRUCTURE

The current affordable housing stock ranges in age from 14 to 60 years old. The newer stock is going through its first major maintenance renewal stage to ensure ongoing quality and safety. For the older stock, decisions will have to be made whether to continue to devote resources to increasingly costly maintenance or sell the stock and re-invest in affordable housing.

## CONCLUSION

Over the past 10 years, Niagara Regional Housing has touched the lives of thousands of people and given them the opportunity for a better life in Niagara. All of this is possible through the support and funding provided by the Regional, Provincial, and Federal governments and a vast array of community partners. We thank them for this support.

As the affordable housing waiting list grows and the affordable housing stock ages, NRH will depend on our partners more than ever to provide Niagara's low-income households with stable homes and hope for the future.

