



COMMUNITY HOUSING COMMITTEE

April 11, 2017 9:00 a.m.

Town of Pincher Creek Council Chambers

ATTENDANCE: Chairman: Mayor D. Anderberg

 Members: Councillor J. Litkowski; Councillor D. Thornton;

 Staff: L. Wilgosh, CAO
 D. Green, FCSS
 G. Kollee, Manager Legislative Services
 H. Koshney, Admin Assistant

 Regrets: M. Loeffler, Crestview CAO & Lodge Manager

1. **Call to Order**

Mayor D. Anderberg called the meeting to order at 9:03 a.m.

2. **Agenda Approval**

LITKOWSKI:

Moved to approve the agenda with the following additions:

- 8a Hewetson Avenue Real Estate
- 8b Manufactured Home Park

CARRIED

3. **Approval of Minutes**

THORNTON:

Moved to accept the minutes from March 20, 2017 meeting as presented.

CARRIED

4. **Letter to Minister re: Thornton motion of March 20th**

D. Green advised that a letter was sent to Hon. Lori Sigurdson, Minister of Seniors and Housing requesting a meeting and suggesting some dates. A response was received with a request for background material and the information that went to Council as an RFD was provided. A meeting has been set for Thursday, May 4, 2017 at 11:30 a.m. in Edmonton. D. Green is unable to attend. He will provide Committee members with the RFD information package that went to the Minister.

THORNTON:

Moved that the Community Housing Committee recommend to Council for the Town of Pincher Creek that arrangements be made for members to attend a meeting with Hon. Lori Sigurdson, Minister of Seniors and Housing.... .

CARRIED

5. Options for Housing Management – Perpetually Affordable Housing Model

D. Green referred to the model presented at the March 20th Community Housing Committee Meeting. A discussion included the following issues:

- Management model with a separate housing committee
- Housing Board composition
- Initially a committee of Council
- Could be managed by Town administration
- Medicine Hat has a successful housing model in place
- Minister's office will have research material available on working models
- TOPC currently rents commercial property
- Grant eligibility
- Lethbridge Aboriginal Housing rental properties
- Housing is needed to sustain our rural communities
- Need for a business model
- Housing First Model (Lethbridge & Medicine Hat)

It was decided to provide the Minister with a list of topics for discussion prior to our meeting with her. A decision is needed from the Minister regarding a housing authority which will give direction to the Community Housing Committee.

6. Habitat for Humanity – Recent information (including Olds drawings) and response to request

D. Green has received an email from L. Gagne, Habitat for Humanity Southern Alberta. She requested agreements from the Elks Club for gifts in kind, one from the Town of Pincher Creek regarding the land provided and a copy of the Land Use Bylaw regarding fees and zoning. The email outlined the steps to be followed in the build process. Drawings of the Olds project were provided. She will forward some model agreements for us to consider.

THORNTON:

Moved that the Community Housing Committee direct Town of Pincher Creek administration to review setbacks of the property adjacent to the lot donated by the Town of Pincher Creek for use by Habitat for Humanity.

CARRIED

7. Elks Club - Decision and next meeting

Mayor D. Anderberg reported that he attended the recent Elk's Club meeting to discuss the Elks being part of this Habitat for Humanity Build. They voted in favour of going

ahead but plan to meet with other groups on April 23, 2017 to see if they also want to be involved. This larger group was previously formed to purchase a van for someone in need. The Elks Club hope to confirm their involvement on April 23rd.

THORNTON:

Moved that the Community Housing Committee receive the report regarding the Elks Club as information.

CARRIED

Mayor D. Anderberg called a recess at 10:18 a.m. and reconvened at 10:27 a.m.

8. CMHC SEED Funding Application – Ownership & Management (ARDN recommendation)

D. Green provided copies of the CMHC SEED Funding Application New Project Development and noted the detail required. ARDN has asked that we identify an owner and manager of a proposed housing project. This can be changed later, but must be identified.

LITKOWSKI:

Moved that the Community Housing Committee recommend to Council for the Town of Pincher Creek that ARDN be instructed to complete the CMHC SEED Funding Application in draft form for Council to review.

CARRIED

8a. Hewetson Avenue Real Estate

G. Kollee provided an update on the property located at 685 Hewetson Ave. The subdivision is complete and this property will be advertised for sale in the local paper and on the Town website. It was suggested that a "For Sale" sign be put on the property.

LITKOWSKI:

Moved that the Community Housing Committee receive the update on the Hewetson Avenue property as information.

CARRIED

8b. Manufactured Home Park

It was suggested that in addition to the proposal to ARDN, a piece of land be designated for a perpetually affordable manufactured home park and that ARDN be asked to participate in designing an individually titled lot park in Pincher Creek.

Discussion ensued and the following issues were mentioned:

- Cost of servicing
- Develop in stages
- Can be developed quickly
- Successful parks exist in other small towns in the area

THORNTON:

Moved that the Community Housing Committee have the development of a manufactured home park discussed at the next Committee of the Whole meeting on May 3, 2017.

CARRIED

9. Next Meeting

Monday, May 1, 2017 at 9:00 a.m.

10. Adjournment

The meeting was adjourned at 11:08 a.m.



Mayor, D. Anderberg



CAO, L. Wilgosh