

# City of Brantford Housing and Homelessness Department



## Department Overview

The City of Brantford Housing and Homelessness Department works to help people find safe, affordable housing. This is accomplished through a [Coordinated Access](#) approach that supports individuals experiencing or at risk of homelessness by assessing each unique situation and connecting them to [Community Supports](#) such as shelters, financial, social services, health, and support systems.

We also assist individuals [Find Affordable Housing](#) by managing wait lists, working with housing providers and landlords, and by owning and operating community housing units.

**The City of Brantford Housing and Homelessness Department consists of 4 main areas:**

- 1) Housing Stability (Homelessness)
- 2) Housing Programs
- 3) Housing Operations
- 4) Housing Initiatives, Residential Assets and Business Supports



KM1

## Housing Stability

### Vision

"We envision a community where everyone has a safe place to call home and accessible supports that meet their everyday needs. Together, we achieve this by providing flexible services that respect individual choice, dignity, and diversity."

### Values

- Action Focused
- Barrier-Free
- Collaborative
- Person-Centered
- Respectful Empowering
- Accountable Compassionate



## Housing Stability

**Coordinated Access** aims to bring consistency to processes that deliver services for those experiencing homelessness or at risk of experiencing homelessness.

**A By-Name List (BNL)** is a real-time list of all known people experiencing homelessness in Brantford-Brant.

The City of **Brantford Encampment Network (COBEN)** supports individuals who are experiencing homelessness to find a home where they feel comfortable, safe, and a part of their community. When an encampment is reported to the City, the City of Brantford Encampment Network is notified, so outreach staff can attempt to connect with, and offer services to individuals at the reported site. Outreach staff typically visit reported sites within 24 hours of the report.



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**KM1** Katie Maas, 2023-11-01

### Housing Programs

The City of Brantford is the **Designated Service Manager** for Brantford and Brant County and has the legislated role of administering and monitoring Community and Affordable Housing. This includes:

- Management and administration of the Rent-Geared-to-Income wait list
- Providing operating and rental subsidies
- Provide oversight and monitoring and support to City Owned and operated Housing Sites
- Provide oversight, monitoring and support to 12 non profit Housing providers
- Affordable Home Ownership program (BHOME)
- Canada Ontario Housing Benefit (COHB)
- Ontario Renovates
- Supportive Housing Sites



### Housing Programs- Categories of Housing available

**Emergency Shelter-** There are 5 local emergency shelters for homeless individuals and families. Each carries its own mandate and service target groups:

- **Nova Vita-** Women and children experiencing violence and/or homelessness
- **Rosewood House-** Adult men and Women
- **St. Leonard's Community Services: Cornerstone-** Youth ages 18-29 and **Station House-** Young adult men and women ages 15-17
- **Salvation Army-** Adult men

**Rent-Geared-to Income-** Rent Geared to Income units are provided to applicants on the centralized waiting list. There are approximately **975** active households on the wait list. There are eligibility requirements.



**Affordable-** The rent(s) for these units is based on the 80% of the average market rent for Brantford and Brant County. Average market rents are set by the Ministry of Municipal Affairs and Housing annually.

**Rent Supplements-** are provided in private rental accommodations. Tenants are selected chronologically from the Centralized waiting list. Agreements are made with private sector and not for profit landlords to rent units in existing or newly constructed buildings.

**Canada Ontario Housing Benefit (COHB)** is a rental supplement available for households who are active on the centralized waiting list and belong to one of the following priority categories: Seniors, youth, newcomers, indigenous, people with disabilities, victims of violence, homeless or at risk of becoming homeless

**Supportive Housing-** The Live Well Brantford-Brant (LWBB) Program provides supportive housing with intense case management for individuals aged 16 and older with high needs related to physical or mental health, developmental disabilities or substance use. Clients involved with this program have experienced repeated or chronic homelessness and work with staff to transition into independent living in the long-term.



#### **How to apply for the Centralized wait list:**

- Complete the application online
- An application can be mailed to you.
- Pick up a rent geared to income application or market rent application at 58 Dalhousie Street, Brantford

#### **How Vacancies are Filled**

There are two special priority categories that impact how vacancies are filled, both categories require documentation and verification by a professional:

**Special Priority Status-** Under provincial housing legislation (the Housing Services Act) there is a special program called the Special Priority Program (SPP) for households with current or recent experience of domestic abuse or human trafficking that gives them priority access to Rent-Geared to Income Housing

**Urgent Status-** Under provincial housing legislation, local rule (the Housing Services Act) there is a special program called Urgent Priority (URG), in the City of Brantford/Brant County, households currently experiencing homelessness that gives them priority access to Rent-Geared-to-Income Housing

Following this vacancies are filled in chronological order based on the date the application becomes active.



### Housing Operations

Housing Operations oversee and manage all of the City Owned Housing sites, also referred to as the Local Housing Corporation (LHC.) There are also 2 municipal non profits.

The sites include Rent Geared to Income, market rent and Affordable units. These units are a part of the centralized waiting list application via the building selection form.

Currently in the LHC there are approximately **1158** units that are City Owned and Operated in various locations throughout Brantford and Brant County.



### Housing Development and Initiatives

The municipal housing master plan calls for 506 municipally built units and 337 units to be built by non profits by the year 2030.

#### Current municipal development:

**177 Colborne St. W- Completed.** Brantford's newest affordable housing build features 26 studio units including 4 barrier-free units on the upper three levels. The main level will be for commercial office space. Tenants moved into the building in early spring of 2023. Eligible tenants for this building are adults over 50 years old who meet specific criteria based on household income and low level support needs

**174 Trillium Way Paris** – currently under construction with an estimated completion of spring 2025. Contains 49 one and two bedroom units for singles, couples and small families

**Lucy Marco Place-** Currently under renovation with an estimated completion summer 2024  
One and three bedroom units

**346 Shellard Lane** - Development stage  
Seniors building with Up to 70 one and two bedroom units



### **Housing Resource Center (HRC)**

Funded and Contracted by the City of Brantford, The [Salvation Army - Housing Resource Centre \(HRC\)](#) is a free community service that helps housed and homeless individuals in Brantford-Brant to ensure that those at risk of homelessness maintain their housing and those experiencing homelessness have access to emergency shelter and support to find permanent housing.

#### **Services Include:**

##### [Linkages to Emergency Shelter](#)

If an individual is homeless, HRC can provide referrals to emergency shelter along with referrals to other housing programs such as COHB and LWBB

##### [Housing Stability Fund](#)

The Housing Stability Fund helps prevent individuals and families from becoming homeless. On an individual case basis the Housing Stability Fund Helps with:

- utility arrears
- utility deposits
- housing-related arrears
- last month's rent

##### [Get Personal Identification \(ID\)](#)

The Identification Clinic provides financial supports obtaining a birth certificate, health card and other forms of ID. HRC staff will help complete the applications and may help with the cost of renewal or application fees.



### **Housing Resource Center (HRC)**

#### [Tenants and landlords](#)

HRC staff can assist with finding affordable housing matches based on your situation. Staff can provide listings and help connect individuals with landlords and resolve issues that may put a tenancy at risk

#### [Tenants facing eviction](#)

If an individual is facing eviction, the HRC can:

- Attend eviction proceedings with support agencies for at-risk tenants
- connect with property managers to make arrangements for vacating a unit
- work with you to identify alternative housing options

#### [Trustee Program](#)

The trustee program is optional. HRC staff can help an individual manage your finances to assist with maintaining housing.

While participating in the Trustee program, housing staff will:

- make sure rent and utilities are paid each month
- Provide connection to budget counseling and other services so individuals can learn to manage housing costs

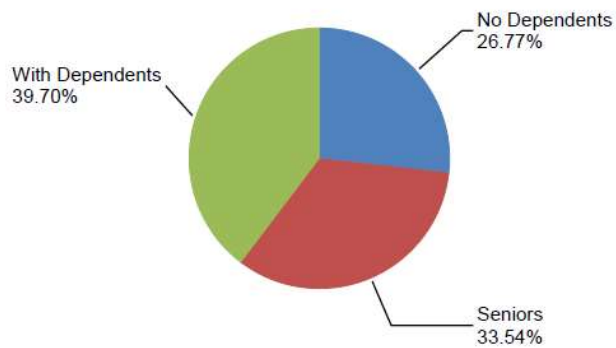


**Some Significant challenges for homeless individuals related to housing**

- High demand for safe, affordable housing and limited stock across the province (particularly permanent supportive housing)
- Systemic Barriers (difficulty obtaining documents required to obtain and maintain housing)
- Limited access to health care
- Traumatic Experiences
- Unstable Finances
- Food insecurity
- Violence, theft and Safety
- Emotional and Mental Health
- Substance use concerns
- Unsanitary living conditions
- Exposure to severe weather
- Over representation of marginalized groups
- Negative Stigmatization, criminalization and discrimination

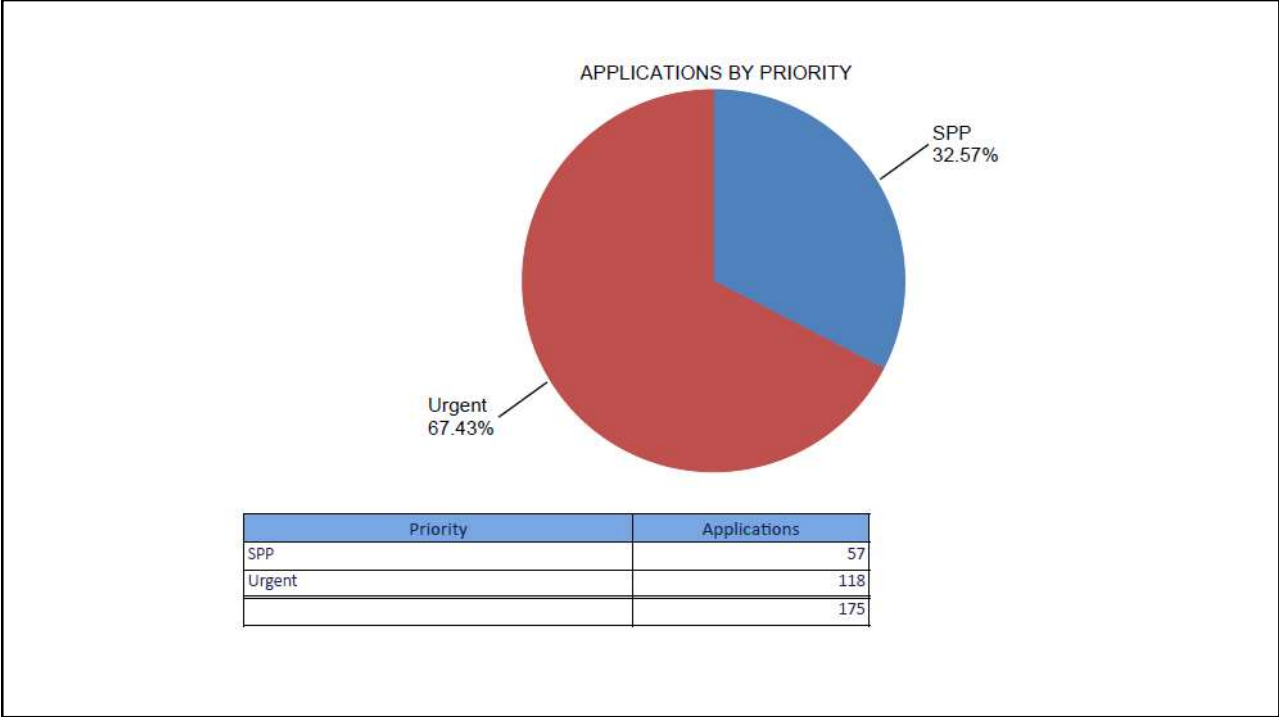


APPLICATIONS BY HOUSEHOLD TYPE



Household Type	Applications
No Dependents	265
Seniors	332
With Dependents	393





# Questions?