



BRUCE COUNTY LONG TERM HOUSING STRATEGY

Update: 2013 - 2023



People focused



Solution-based



Collaborative



Local Strengths

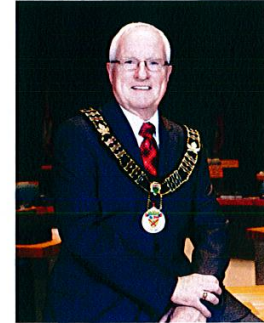
HOUSING CHOICES FOR ALL



COUNTY OF BRUCE

David Inglis, Warden

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June, 2013

The County of Bruce has been working for a number of years with our community partners to understand and identify needs and implement actions to increase the range of affordable housing options for all our citizens.

This 2013 Housing Plan has incorporated the information and actions of our previous Long Term Housing Strategy developed in 2010 as well as new initiatives to address the housing needs of the homeless, disabled, those experiencing domestic violence and off reserve aboriginal citizens. This Plan is a commitment of County Council, staff, and other organizations in our communities to work together to implement actions which will make a significant difference in the health and quality of life of our citizens.

A very special thank you to all those who participated in the development of this plan participating in the consultation process, and in identifying priorities and actions to make this plan relevant, locally driven, and achievable. Participants included Bruce County citizens, our community partners in the social service sector, private developers, volunteer groups, individuals, and County staff and politicians.

On behalf of County Council congratulations and continued success in the implementation of this plan over the next 10 years.

Sincerely,

David Inglis, Warden
County of Bruce

LONG TERM HOUSING STRATEGY (2013 - 2023)



Housing is a basic human need and an important component of healthy, inclusive and prosperous communities. Housing choice, affordability and stability are critical for meeting the needs of all Bruce County residents.

Since Bruce County prepared its Long Term Housing Strategy in 2010, significant changes in provincial housing policy have taken place. The Housing Services Act replaced the Social Housing Reform Act, and two complementary policy documents were released - Ontario's Long Term Affordable Housing Strategy and the Ontario Housing Policy Statement. The provincial housing vision is to improve people's access to adequate, suitable and affordable housing and provide a solid foundation on which to secure employment, raise families and build strong communities. Provincial policy puts a focus on Housing First, an approach that focuses on helping people sustain their housing and find housing when they are homeless or at risk of homelessness.

Four main policy initiatives emerged from the provincial policy changes, namely:

- consolidation of housing and homelessness programs
- rent geared-to-income reform
- administrative reforms which focus on system outcome requirements instead of detailed administrative rules
- requirement for each Service Manager to develop a 10 year housing and homelessness plan with implementation beginning 2014

The first phase of program consolidation is well underway with the consolidation of the homelessness programs. Bruce County's consolidated homelessness program was approved in December 2012 and includes a Housing Stability Fund which assists with rent or utility arrears, rent or utility deposits, and moving expenses; a new Community Support Coordinator position to assist residents find and maintain housing, and work with community partners to improve collaboration, communication and sharing of resources; and the renewal of the YMCA's Housing Support Program.

OUR APPROACH

Bruce County's Long Term Housing Strategy Update builds on previous work, focuses on addressing matters of provincial interest, and serves as the County's response to the requirement to prepare a housing and homelessness plan. We have expanded the focus of Bruce County's Long Term Housing Strategy by enhancing our efforts to gain a better understanding of the needs of people who are homeless or at risk of homelessness, victims of domestic violence, Aboriginal peoples, and persons living with disabilities. This was done by carrying out a range of surveys, consultation sessions, interviews and dialogue with people with lived experience, representatives from the Cape Croker and Saugeen Reserves, community agencies and other key stakeholders, members of the Yes In My Back Yard (YIMBY) Team, and County staff representing several municipal departments.



WHAT WE'VE ACHIEVED

A total of 19 actions, including eight priority actions, were identified in 2010 to help meet the community's housing vision, goals and objectives. In the last three years, significant progress has been made in implementing these actions and addressing the housing needs of Bruce County residents. The **community of Bruce County** has:

EDUCATED PARTNERS

- Distributed and promoted the Long Term Housing Strategy among local municipalities, private sector, and other key community partners
- Established the Yes in My Backyard Team (YIMBY Team) to promote affordable housing throughout Bruce County

The YIMBY Team has been very active since its formation in 2010, including:

- Contributing to the County's biannual newsletter, website, and Facebook page
- Undertaking education activities to broaden the community's awareness of the benefits of affordable housing
- Participating in public meetings and presentations at upper and lower tier Council meetings
- Presenting annual awards to community members who have made significant contributions to addressing housing needs
- Presenting on YIMBY, community involvement and partnerships at provincial conferences

CULTIVATED STRONG PARTNERSHIPS

- Made presentations to local municipalities and held workshops with planners, building officials, other community service agencies, and the development industry on the goals and objectives of the Long Term Housing Strategy
- Added a new Community Support Coordinator position who assists residents find and maintain housing, and works with community partners to improve collaboration, communication and sharing of resources



EXPANDED MUNICIPAL FINANCIAL SUPPORT

- Created 122 new affordable housing units
- Built 11 second stage housing units
- Assisted 93 households to purchase a home through the Home Ownership Program
- Assisted 26 home owners with home repairs and renovations through the Bruce County Home Repair Program
- Added 25 new rent supplement units



To access consultation summary reports as well as previous studies on housing in Bruce County, visit: <http://www.brucecounty.on.ca/affordablehousing.php>

MADE PLANNING RULES MORE FLEXIBLE

- Shared a common, functional definition of affordable housing among partners
- Encouraged local municipalities to ensure that as their official plans and zoning by-laws are updated that policies and regulations recognize the need for the development of affordable housing
- Several local municipalities have adopted official plan and zoning bylaw updates specifically to include policies and provisions for secondary suites or such policies are underway

MAINTAINED EXISTING STOCK

- Conducted a Building Condition Assessment (BCA) for Bruce County Housing Corporation and non-profit housing portfolio
- Examined, through a regeneration scan, the strengths, weaknesses, opportunities and threats within the Bruce County Housing Corporation housing stock and the non-profit housing stock
- Purchased and initiated the use of capital asset management software and preventative maintenance software to ensure efficient planned use of resources for the social housing portfolio

While these initiatives have been helpful in starting to address some key issues, there are housing needs in our community that remain unmet and new needs which have emerged. The Bruce County Long Term Housing Strategy Update aims to create a strategic community-focused approach to meeting housing choice, affordability and stability needs over the next ten years by building on our past successes and creating an integrated and coordinated housing system with a focus on Housing First.

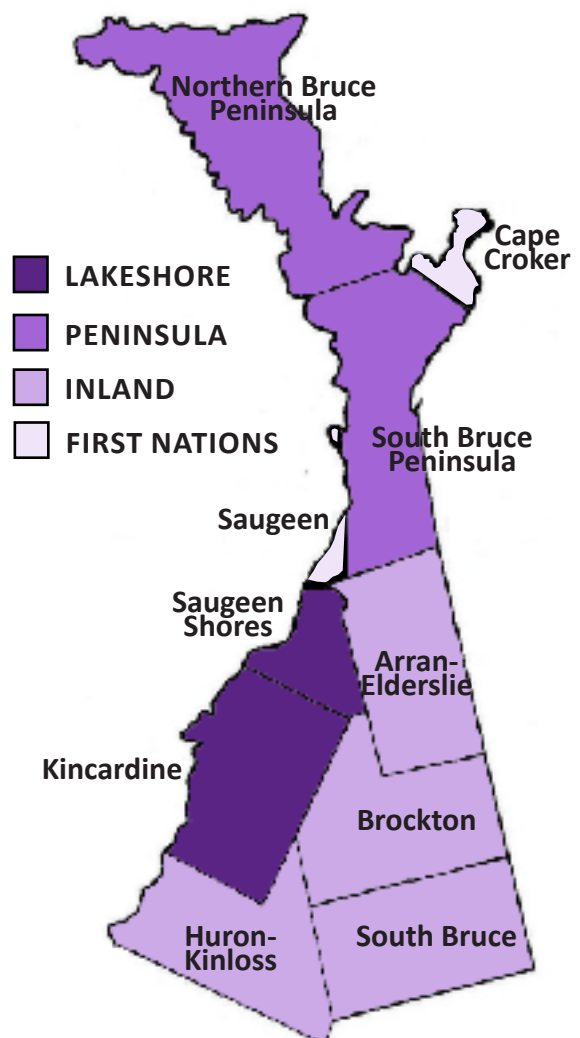
Housing First refers to a program in which people are housed regardless of their level of housing readiness and offers them support once they are housed.

OUR UNIQUE REGIONS

The Long Term Housing Strategy recognizes the unique regions within Bruce County and the distinct characteristics they have:

- **Lakeshore** – The most populated of the regions with the greatest urbanization and highest growth
- **Peninsula** – With a stronger tourism focus, this region has a highly seasonal population
- **Inland** – A more moderate growth area that has strong agricultural roots
- **First Nations** – These areas are self-governed but on-reserve housing demand and supply impact off-reserve housing

MAP OF BRUCE COUNTY



HOUSING ISSUES

IN BRUCE COUNTY

There are a number of inter-related trends that are currently influencing the housing market in Bruce County. The growing population of seniors and local employment trends continue to affect the demand for housing. At the same time, the concentration and limited diversity of the housing stock and the maintenance requirements of aging dwellings are factors influencing supply. Concerns also persist regarding the lack of affordable housing, the increasing cost of utilities, and limited support services throughout Bruce County.

THE SENIORS POPULATION CONTINUES TO GROW FASTER THAN OTHER GROUPS

The population in Bruce County is aging and there is an influx of retirees moving into the area. Seniors have specific affordability, accessibility and support needs that are not adequately addressed in the current housing stock.

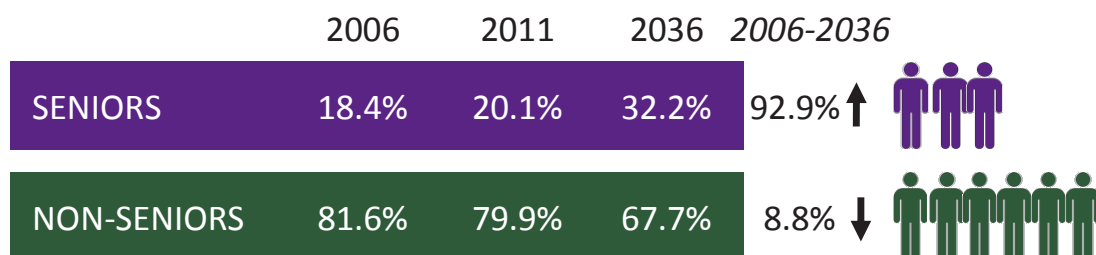
NEW HOUSING STOCK IS CONCENTRATED AND NOT DIVERSIFIED

Despite the diverse population and housing needs in Bruce County, single detached homes continue to be the primary housing form produced. New housing stock is concentrated in growth areas, creating pressure for serviced lots in the Lakeshore communities.

EMPLOYMENT TRENDS ARE INFLUENCING DEMAND FOR AFFORDABLE HOUSING

While the unemployment rate for Bruce County has been decreasing, employment in Bruce County has changed significantly in the last decades. Many manufacturing jobs with good wages and benefits have been replaced by service sector jobs which are often lower-paying, part-time jobs with no benefits, influencing the demand for affordable housing units. Communities with more affordable rental units available have limited employment opportunities, making it a challenge for lower income individuals who do not have transportation. In addition, cyclical activity at Bruce Power influences housing demand. While providing employment to some local residents, phases of construction and upgrades also result in an influx of temporary contractors and a tightening of the rental market which affects the availability and affordability of housing for local residents.

SENIOR AND NON-SENIOR POPULATION IN BRUCE COUNTY



Source: Statistics Canada 2006 and 2011 Census and Ontario Ministry of Finance Projections

MAINTAINING EXISTING STOCK IS A CHALLENGE

The typical age of dwellings in Bruce County is much older than the provincial average. More than 38% of dwellings in Bruce County were built over fifty years ago compared to 30% in Ontario. This leads to concerns about building conditions and safety, home repair costs, and loss of existing stock. The condition of the housing stock also impacts utility costs, resulting in some households experiencing “utility poverty” and becoming at risk of homelessness. Increased funding for energy saving upgrades, while taking advantage of program rebates augmentation, can provide some relief in this regard.

Additionally, the condition of the social housing portfolio and cost of maintenance has long term implications for the County, particularly since a number of buildings in the portfolio are nearing the end of operating agreement dates.

Efforts to rehabilitate existing on-reserve and off-reserve housing have proven challenging due to limited financial resources.

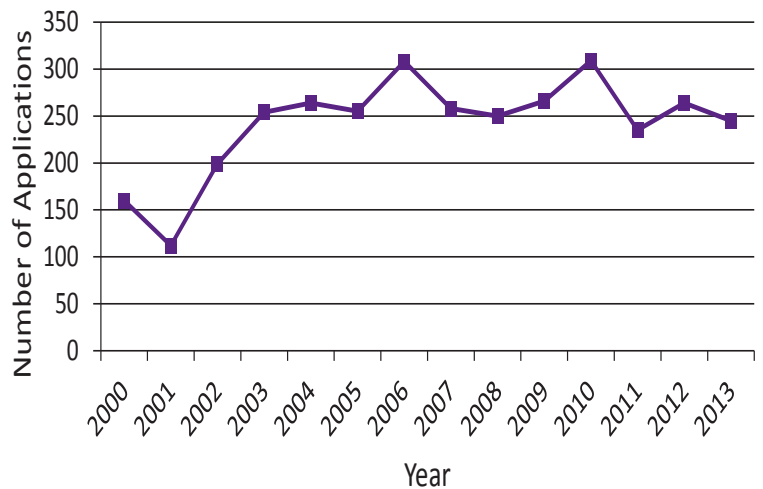
AFFORDABILITY REMAINS AN ISSUE FOR SOME HOUSEHOLDS

The average household income in Bruce County is almost \$10,000 less than the provincial average and the incidence of low income is significant. With rental prices increasing in most areas and the supply of the informal rental stock decreasing, there are clear impacts on rental affordability and the waiting list for social housing. Social assistance (OW and ODSP) shelter allowance rates, which are less than affordable rents, as well as the increasing cost of utilities also contribute to housing affordability challenges and the increasing number of individuals who are at risk of homelessness. There are also limited ownership options for moderate income households and those wanting to downsize. Price differentials exist across Bruce County reducing affordability in some communities, especially those along the lakeshore.

BRUCE COUNTY HOME REPAIR PROGRAM



SOCIAL HOUSING WAITING LIST FOR BRUCE COUNTY



For more information on the Home Repair Program, visit: www.brucecounty.on.ca/services-health/social-housing/housing-programs.php



SUPPLY OF HOUSING FOR PERSONS WITH DISABILITIES AND AVAILABILITY OF SUPPORT SERVICES ARE NOT ADEQUATE TO ADDRESS LOCAL NEEDS

While there are a range of housing and support services available for persons with disabilities in Bruce County, there are still gaps that are exacerbated by the expansive rural geography and the limited support service capacity.

There is a continued demand for units to accommodate the needs of those with physical disabilities and mental health issues, as well as sustained demand for housing to address the needs of those with developmental disabilities. Housing affordability continues to be a challenge for many people living with disabilities.

Support services are limited and many of these are located in larger communities. Accessing these services becomes a challenge for many seniors and persons living with disabilities who have very limited transportation options and who cannot afford to live in these larger communities. There are also challenges in navigating the system. As a result, individuals requiring support services must often go to multiple agencies to obtain the information and supports they need. Shortfalls in case management and early intervention systems for mental health services were also identified. Also, individual support services for existing social housing tenants needs increased coordination.

More sustainable solutions to meeting these needs are required, such as clustering affordable housing and support services together and having greater flexibility and innovation in service delivery models.



Defining **Special Needs Housing**

Housing designed for people who have specific needs which are addressed through either physical accommodations or support services.



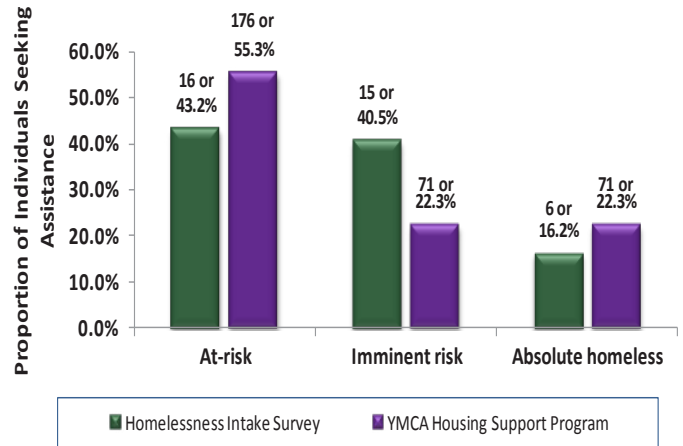
FINDING AND MAINTAINING HOUSING IS A CHALLENGE FOR SOME

While the actual number of those experiencing absolute homelessness is relatively small compared to the overall population, homelessness in Bruce County does affect a wide range of population groups and the number of people who are at risk of homelessness in Bruce County is increasing.

There are no emergency shelters for men and youth in Bruce County. However, the use of motels for temporary accommodation provides system flexibility in the interim and helps to focus limited funds on the provision of supports to help people find permanent housing.

Insufficient income is the principal barrier to finding and maintaining housing, but some individuals face non-financial challenges in maintaining housing. These individuals require life skills, as well as education on understanding their responsibilities and rights as tenants. In addition, enhanced landlord training and education is needed about responsibilities and how to work with different types of tenants, with the goal of minimizing landlord/tenant conflicts and discriminatory practices.

PROPORTION OF PERSONS WHO ARE HOMELESS OR AT RISK OF HOMELESSNESS IN BRUCE COUNTY



Data from the **Homelessness Intake Survey** was collected by Bruce County and community partners from individuals who were homeless or at risk of homelessness over a two-month period.

Data from the **YMCA Housing Support Program** was collected over a one-year period.

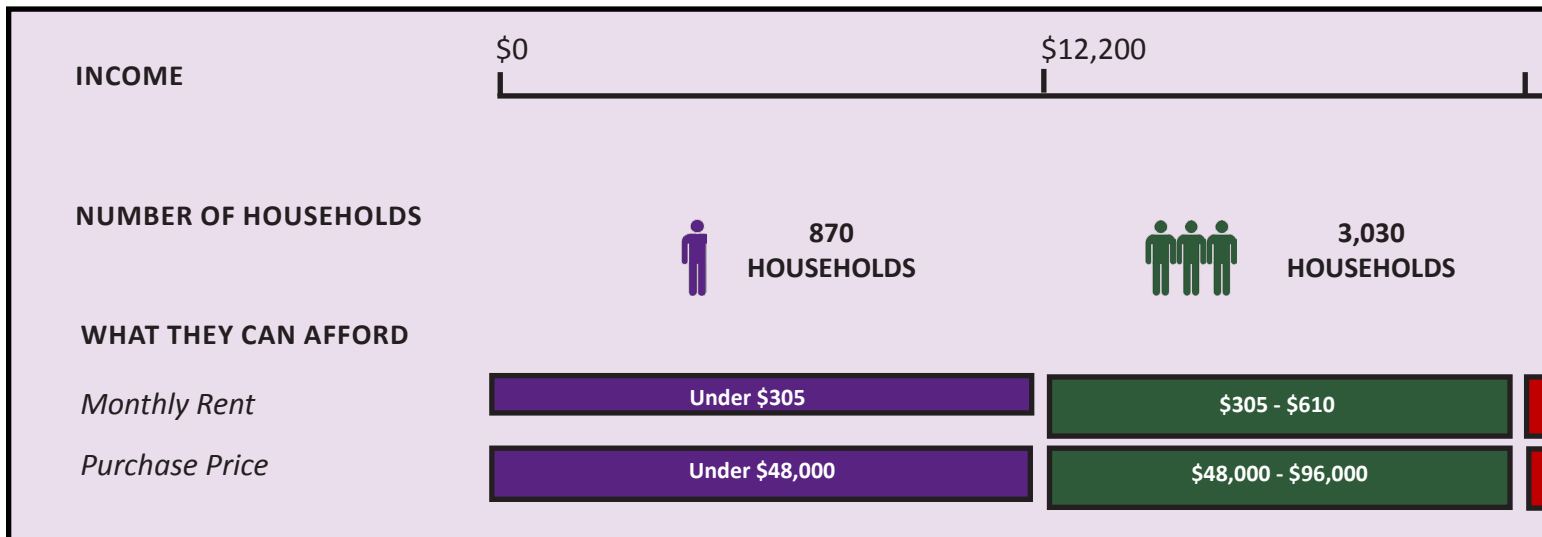

Homelessness in Bruce County is defined as:

- **Absolute homeless:** No safe place to stay
- **Imminent risk of homelessness:** Losing housing in 30 days or less; staying in temporary accommodation; staying with friends or family in an overcrowded environment
- **At-risk of homelessness:** Cannot afford housing for the long term; living in unsuitable or unsafe housing


HOUSING CHOICES

A full range of housing choices, including affordable and supportive housing, is a key contributor to maintaining a high quality of life, a vibrant local economy, and the health of our community. The housing needs in Bruce County vary widely and are not always met in the traditional private market, especially for individuals of low or modest incomes or persons with special housing needs. Individuals in need of affordable housing options are our children, neighbours, parents, and grandparents who are at different places within the housing continuum (see below) depending on their circumstances and their stage of life. While some individuals move back and forth along the continuum, some individuals stay in the same place all their lives. A range of housing options are needed to accommodate individuals of all incomes along the continuum. Support services are also necessary for some individuals to maintain their current housing or to find more appropriate housing options along the continuum.

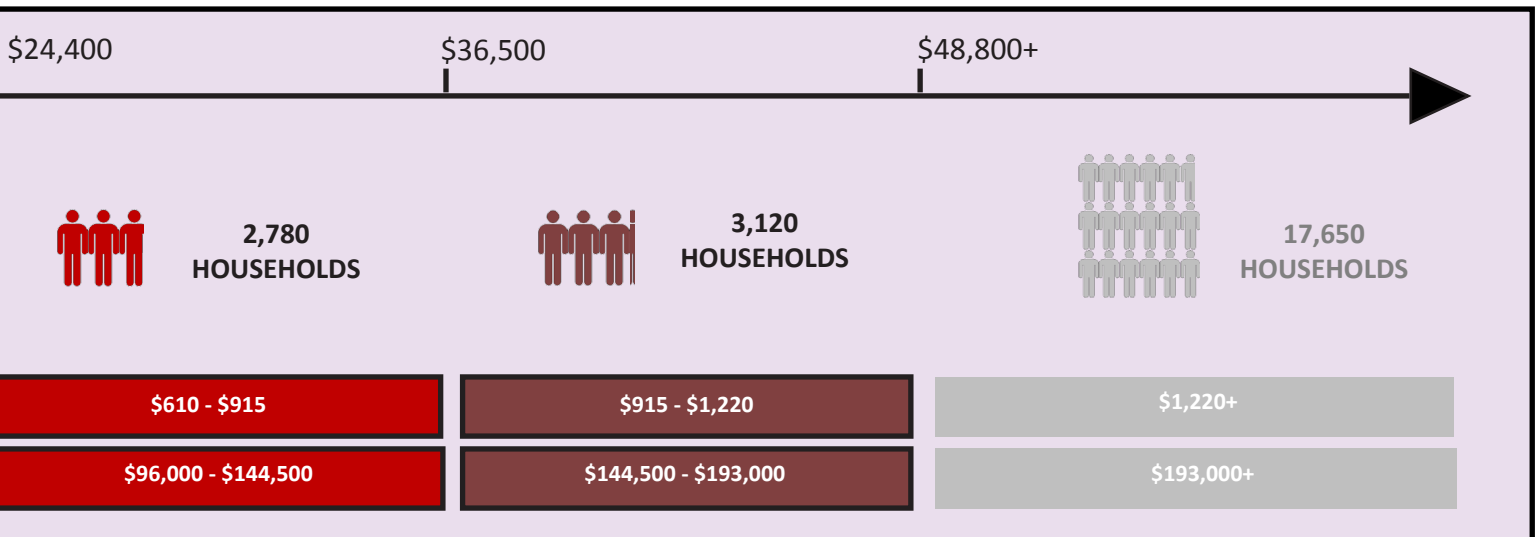

THE HOUSING AND INCOME CONTINUUM IN BRUCE COUNTY (2013)


Dan is a young man who was laid off from his job and is currently receiving \$606 per month from Ontario Works. He is hoping to be called back to work but there are no guarantees. His rent is \$650 per month and his utility costs are about \$150-\$200 per month during the winter months.



Jane is a seniors on ODSP who was recently diagnosed with cancer. She owns her home and had a monthly income of about \$1,100 from ODSP and her part-time job but she can no longer work due to her illness. She has hydro arrears of \$2,300 and does not have enough to pay her monthly bills, including her utility bills.

Sarah is a young senior who has income from a small private pension from her manufacturing sector job, CPP and a part-time job. She is currently living in rent-geared-to-income housing as she would not be able to afford the average market rent plus utilities.



Patty and her husband Ian both work full time and earn \$50,000 a year. They have 2 children and would like to buy a home instead of paying \$1,400 a month for rent and utilities. They are unable to save for a down payment because of the high cost of housing and childcare.

A COMMUNITY VISION

On June 22nd, 2010, stakeholders from throughout Bruce County gathered to collectively set a direction for housing in Bruce County. The community vision statement that resulted from this conversation is below. Working toward this community vision calls for bold leadership from Bruce County and partners from across sectors to create:

“Appropriate, affordable, diverse and supportive housing choices for all Bruce County residents .”

GUIDING PRINCIPLES

As part of the work to update Bruce County’s long term housing strategy, the community has identified an updated set of guiding principles to support the community’s vision for housing. They are:

1. **People Focused:** Services are inclusive, suitable, and delivered with a focus on the needs of those receiving the services
2. **Collaborative and Partnership-based:** Community partners are committed to an approach to addressing homelessness where roles are clear; responsibilities are shared and linked to the appropriate service; and resources are leveraged for maximum outcomes
3. **Existing Local Strengths:** Maximize use of existing housing and community resources to promote economic prosperity, healthy people, and good quality of life
4. **Solution-based System:** Services are flexible, responsive, preventative-based and innovative; outcomes are realistic and achievable by the community
5. **Accountable:** Solutions are fiscally responsible, efficient, systems focused, effective and sustainable

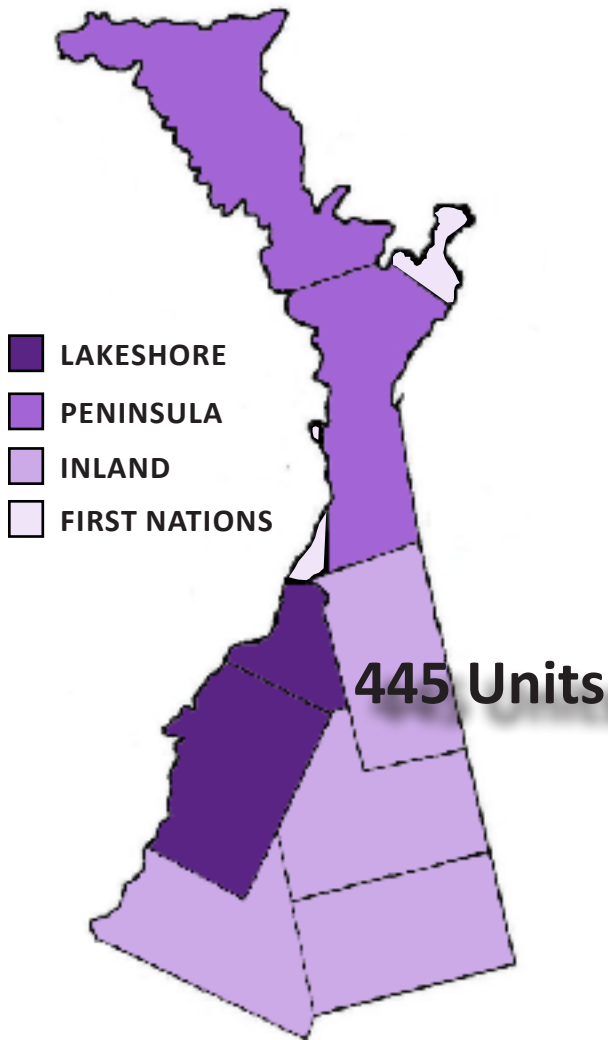


HOUSING TARGETS

2013 - 2023

To support our vision of “appropriate, affordable, diverse and supportive housing choices for all Bruce County residents”, we have adopted housing targets for new housing supply:

AFFORDABLE HOUSING TARGETS, 2013-2023



- Unit Type:** 70% low density, 30% medium and high density
- Tenure:** 70% ownership housing, 30% rental housing
- Affordability:** 30% of all new supply meet the County definition of affordable Housing

Our goal as a community is to create 445 affordable housing units in the next ten years (2013 to 2023).

This goal will be achieved by creating a greater supply of new affordable ownership, rental, and special needs housing units and by using rent supplements. Working with partners in the private, non-profit and government sectors will be critical to the success of the Strategy. This success will also rely on implementing the strategic directions and priority actions that have been identified in this document.

Defining Affordable Housing

The broadly accepted approach to defining affordable housing is housing where a household is not spending more than 30 percent of its income on housing costs. In Bruce County, similar to many communities across the province, affordable housing is available to most residents; however, for some, affordable housing is out of reach.



STRATEGIC ACTIONS

Based on community feedback, a series of strategic directions and actions have been established which respond to the current housing issues facing Bruce County. While the County has a clear role in helping to achieve outcomes, a healthy, coordinated and integrated housing and homelessness system relies on the efforts of all partners to help advance solutions. The 2010 Long Term Housing Strategy identified 19 actions to address housing needs in the community. In the last three years, Bruce County and its community partners have worked on all of these actions and while significant progress has been made in addressing local housing needs, further action is required to support our community's vision of housing for all Bruce County residents. Certain issues require immediate priority responses while others are less urgent. Bruce County, in consultation with its community partners, will identify short, medium and long term priorities, as well as the lead organization to take on the different actions commencing in 2014.

1. EDUCATE PARTNERS

An ongoing education campaign is needed to continue to engage partners, especially the community, local governments, and the private sector, and “put a face” to affordable and special needs housing. This campaign will address NIMBY (Not in My Backyard) attitudes emphasizing the benefits of affordable housing and the next steps for the community to realize its vision of housing choices for all. An education campaign will also assist in preventing homelessness by increasing knowledge of actions that can be undertaken and awareness of services available to help individuals and families maintain their housing.

Actions

1. Distribute and promote the Strategy Update among local municipalities, private sector, other key community partners and County citizens.
2. Broaden community support, awareness and understanding of the Strategy Update by using a diverse range of media, including social networking, by:
 - promoting awareness and use of the '211' information line as a source of information on available housing and services
 - working with community partners to increase awareness of discrimination and human rights as they relate to housing
 - increasing knowledge of the rights and responsibilities of tenants and landlords by providing educational material and training
 - distributing guidelines and resources on age-friendly housing options, including resources to inform seniors and their families about their housing options and available supports
3. Increase the capacity of the non-profit and private sectors, including landlords and utility companies, to respond to client needs by providing educational material and training on available services and supports for tenants in crisis and tenants with complex needs.



2. CULTIVATE STRONG PARTNERSHIPS AND COORDINATE EFFORTS

There are more than 55 community agencies and organizations that fund or provide housing and services to people and families in need in Bruce County. Strong community partnerships are essential to collectively work toward the development of affordable and special needs housing while meeting affordable housing targets for 2013 to 2023. Cultivating partnerships, collaborating and coordinating efforts, and sharing resources are vital to addressing housing and homelessness issues in Bruce County. The County's efforts with human services integration within the framework of the County's strategic planning and operational review process will help ensure positive outcomes for individuals and families with the limited resources available.

Actions

4. Facilitate connections, discussions and systems planning among key stakeholders in housing, social and health services, economic development and planning, including engaging non-traditional partners such as public health, Aboriginal, employers, utility companies, law enforcement, faith community and volunteers.

5. Improve the collection and dissemination of information by:

- developing and maintaining a detailed systems map of community partners as part of a 'no wrong door' approach to providing services
- promoting opportunities by developing a road map of established practices, funding options and incentives
- working with support service providers to develop a protocol for collecting and reporting data and to develop a centralized 'information hub' to facilitate data sharing with all community partners.

6. Develop a more coordinated intake system for housing and services for persons who are homeless or at risk of homelessness, including exploring the 211 system as a way to share information quickly in order to assist the client in need.

7. Develop a modified/accessible housing approach which facilitates improved understanding of the challenges faced by people with disabilities to ensure the housing and supports are responsive, adequate and appropriate; greater flexibility in service delivery (i.e. clusters); and a more coordinated tracking system to match vacancies for modified and wheelchair accessible units to households in need.

8. Ensure that local economic development plans and initiatives link the provision of affordable housing to local economic conditions.

9. Encourage local municipalities to support accessible transportation options for persons with disabilities

10. Encourage take-up of funding opportunities by leveraging government programs as well as local financial and in-kind support.



No Wrong Door

People are connected with the services they need; community partners commit to “being the link” to the appropriate service; and, people are assisted in the way that best responds to their needs.



3. ENHANCE FINANCIAL AND PROGRAM SUPPORTS FOR HOUSING AND SERVICES

To realize the community vision of housing choices for all, it is necessary to expand financial supports for affordable and special needs housing from all three levels of government. These supports include financial support to assist individuals and families obtain or maintain their current housing, and financial and legislative changes to increase support services to provide individuals with special needs the capacity to live independently.

Actions

11. Continue to expand the current rent supplement program, as feasible.
12. Continue to make regular infusions into the Bruce County housing reserve fund for new supply initiatives.
13. Encourage new supportive and affordable housing development using senior government funding, the private sector, community organizations as well as municipal authorities (i.e. relief of property taxes, securing sites, and including affordable housing in new developments).
14. Continue to participate in senior government home ownership programs targeted to moderate income households.
15. Continue ongoing dialogue with agencies serving victims of domestic violence and Aboriginal peoples to improve access to housing and services for this group.
16. Advocate to senior governments for funding and legislative changes to better respond to local housing needs, including increases to shelter allowance rates, changes to utility legislation, ongoing and predictable funding for housing initiatives, support services for persons with disabilities, and ongoing funding for homelessness prevention.
17. Advocate to the Southwest Local Health Integration Network to ensure that Bruce County residents are provided with required programs and supports and that the location of 'hubs' are appropriate to meet the needs of all residents in Bruce County.



4. MAKE PLANNING RULES MORE FLEXIBLE

Affordable housing policies were established in Bruce County's Official Plan Amendment 99 (OPA 99) which came into force and effect in 2011. Local municipal planning policies and regulations must be revised to support the development of complete communities which include a variety of housing choices and support the development and maintenance of affordable and special needs housing. In addition, County planners and planning consultants have an important role in promoting affordable housing opportunities.

Actions

18. Put in place official plan and zoning bylaws to permit secondary units as-of-right.
19. Develop promotional / educational material for prospective home owners interested in pursuing secondary units.
20. Eliminate zoning barriers that create unnecessary restrictions for local housing developments by undertaking official plan and zoning by-law reviews with regard to affordable housing policies outlined in Bruce County OPA 99 and subsequent reviews and updates.
21. Encourage utilization of Community Improvement Plans and other tools to encourage a more diverse housing stock, including smaller, more affordable units and accessible units for the increasing seniors population.
22. Clarify policy standards and increase zoning flexibility to support a more streamlined development approval process.
23. Work together to identify best practices in affordable housing development from a planning perspective and promote these practices to builders, developers, and County and local municipal staff.

INTERIOR AND EXTERIOR OF A SECONDARY SUITE



5. MAINTAIN EXISTING STOCK

Sustaining the current aging housing stock – whether private or public – is essential to maintaining an adequate supply of affordable housing, especially given the limited new supply that is created.

Actions

24. Improve energy efficiency and the condition of existing affordable rental and home ownership housing by participating in federal/provincial programs.
25. Explore the feasibility of expanding the County's repair and renovation program to fund private landlords and home owners with secondary units as a way to improve the safety and adequacy of affordable rental housing stock in Bruce County.
26. Utilize government programs, incentives and Community Improvement Plan policies in partnership with lower tier municipalities to revitalize and retain older housing stock that is traditionally more affordable.
27. Regularly commit stabilized funding to social housing reserves to complete building condition assessments and major capital replacements, energy savings initiatives, and improvements in accessibilities for the elderly and physically handicapped.
28. Develop a strategic asset management plan for Bruce County Housing Corporation.
29. Prepare individual sustainability plans for social housing properties which are reaching debt maturity.
30. Develop a comprehensive End of Operating Agreement strategy to ensure a plan is in place to maintain the existing social housing stock, as appropriate.



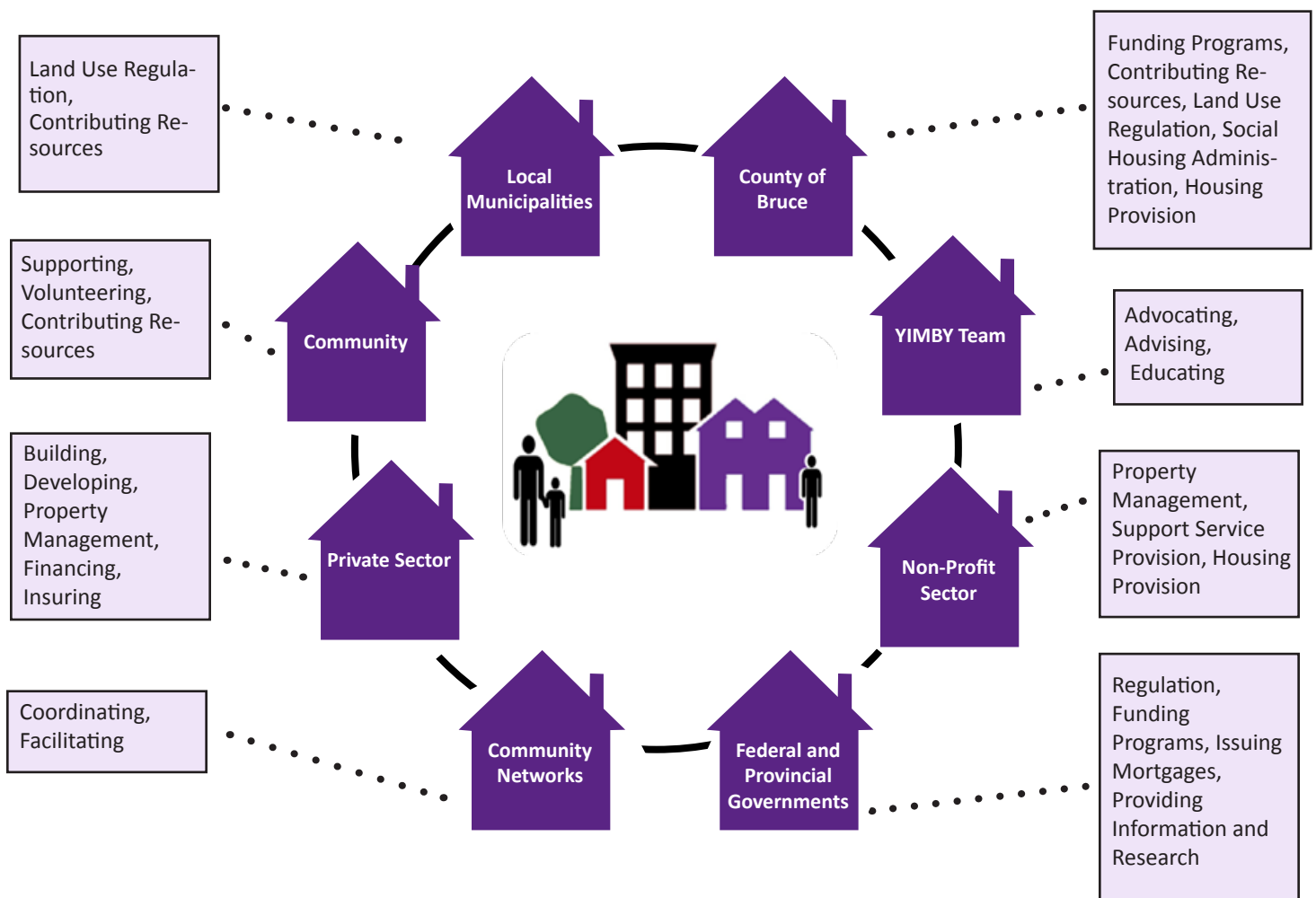
An **asset management plan** provides an inventory of assets, established an integrated approach to managing them and sets our strategies for their effective use over the longer term.



COMMUNITY PARTNERS

Realizing our community vision of housing choices for all requires collective action. While Bruce County has a leadership role to play, community partners from across sectors must work together, each with a unique contribution, to reach the affordable housing goals. Continued success in the development of

affordable housing will depend on the cultivation of strong, lasting partnerships that find innovative solutions using the community's assets. Successful implementation of the Long Term Housing Strategy Update will also involve predictable and sustainable support from senior levels of government.

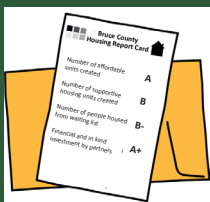


HOW WE MEASURE OUR SUCCESS

Once this Long Term Housing Strategy Update is approved, Bruce County and its community partners will meet to develop the implementation plan, which will include timelines, costs involved and who will take the lead in the implementation of the actions. In addition, Bruce County, the local municipalities and other community partners will meet once a year to evaluate progress toward achieving the housing goals and supporting the community vision of housing choices for all. This evaluation will be published in an annual Housing Report Card, which will include housing indicators such as the number of affordable units created, the progress on the strategic actions, private and non-profit sector accomplishments, new community partnerships and collaboration, and an overall assessment of progress.

Bruce County and its community partners will also measure annual progress on the number of people who were experiencing homelessness who obtained and retained housing as well as the number of people who were at risk of homelessness who remained housed using the indicators identified by the province. Similar progress measures will be put in place for victims of domestic violence and persons with disabilities. In addition, we will measure our success by looking at the accomplishments of the private and non-profit sectors, community partnerships created, and financial and in-kind investments made in obtaining and maintaining housing. Collecting data on the housing indicators will be a joint effort among all community partners, including Bruce County, the local municipalities, and the service providers. Having a common approach to collecting data and evaluating outcomes will be required to measure our progress. This will help us to identify any changes that we need to make in our approach to meet local and municipal goals.

To ensure that the strategic actions and the housing targets are still relevant, a review of the Long Term Housing Strategy Update will be undertaken at least every five years and will include consultation with a broad range of stakeholders.



To access the 2012 Bruce County Housing Report Card, visit: <http://www.brucecounty.on.ca/assets/document-manager/eafc94b84d8ad99f88b0d6a4a519dbd2.pdf>



2013
I have lived in my new home for just over 1 year. I like my home because I was aloud to bring my 2 cats, I can have ferinds over for sleep overs and play dates, I have neighbours who are really nice and are very close to my age, I also have my very own room, I only have me, my mom and my brother in our house. We don't have to share with my gramma and grampa ~~wh~~ who we used to live with. I'm happy that we got an oportifity to come and live in this home. I think this is one ~~Butiful~~ ~~Beautiful~~ home. So thank you Bruce county housing for this home. 



For more information on Bruce County's Long Term Housing Strategy Update or to find out how you can support the housing vision in your community, visit:

www.brucecounty.on.ca/services-health/social-housing/housing-programs/long-term-housing-strategy.php

Or contact:

Susan Earle
Administrator, Housing Services
County of Bruce
Phone: 519-396-3450 X 106
Fax: 519-396-3499
Email: searle@brucecounty.on.ca



Strategy Prepared By:





Partnership-based



Accountable