



## **Affordable Housing Strategy Implementation Committee**

### **Minutes**

**AHSIC#03-23**

**Tuesday, October 17, 2023, 1:30 p.m.**

**Council Chambers**

**225 East Beaver Creek Road**

**Richmond Hill, Ontario**

An Affordable Housing Strategy Implementation Committee meeting of the Council of the City of Richmond Hill was held on Tuesday, October 17, 2023 at 1:30 p.m. via videoconference.

Committee Member present in Council Chambers:

Mayor West (Chair)

Committee Members present via videoconference:

Regional and Local Councillor DiPaola (Vice-Chair)

Michael Clare

Gabe DiMartino

Ally Esmail

Cheryl Geness

Kathleen Mochnacki

Council Members also in attendance via videoconference:

Councillor Davidson

Councillor Thompson

Councillor Cilevitz

Councillor Shiu

Staff Members present in via videoconference:

K. Kwan, Commissioner of Planning and Infrastructure

T. Steele, Commissioner of Community Services

A. Dimilta, City Solicitor

P. Masaro, Executive Director, Infrastructure and Engineering Services

S. Huycke, Director, Legislative Services/City Clerk

M. Flores, Director, Policy Planning  
C. Chu, Senior Planner – Policy  
B. DeFreitas, Senior Planner – Policy

Staff Members present in Council Chambers:

R. Ban, Deputy City Clerk  
L. Sampogna, Council/Committee Coordinator  
C. Connolly, Legislative Services Assistant

**1. Call to Order**

Mayor West, Chair of the Affordable Housing Strategy Implementation Committee, called the meeting to order at 1:30 p.m.

**2. Adoption of Agenda**

Moved by: K. Mochnacki

That the agenda be adopted as distributed by the Clerk.

Carried

**3. Disclosures of Pecuniary Interest and General Nature Thereof**

There were no disclosures of pecuniary interest by members of the Committee under the *Municipal Conflict of Interest Act*.

**4. Minutes of Previous Meeting**

**4.1 Minutes - Affordable Housing Strategy Implementation Committee meeting AHSIC#02-23 held July 4, 2023**

Moved by: C. Geness

a) That the minutes of the Affordable Housing Strategy Implementation Committee meeting AHSIC#02-23 held July 4, 2023, be received.

Carried Unanimously

**5. Delegations**

There were no delegations.

**6. Scheduled Business**

**6.1 Housing News and Update on City Initiatives Related to Affordable Housing - Presentation by Chun Chu, Senior Planner**

Chun Chu, Senior Planner, updated the Committee on recent housing news and City initiatives related to affordable housing. She began by sharing data on affordable rental costs by unit type with comparisons made to average annual income based on minimum wage. C. Chu reviewed the proposed Federal Enhanced GST Rental Rebate, implications of Bill 134, *Affordable Homes and Good Jobs Act, 2023*, and provided an overview of Region of York Housing Updates.

C. Chu provided an update on Richmond Hill initiatives, including the Housing Accelerator Fund application, the pilot project on City-owned lands for affordable housing, and affordable housing education session.

Committee members thanked staff for the presentation and inquired whether tiny homes were considered during their analysis of potential affordable housing sites, if there was a possibility to build tiny homes on undeveloped lands; and whether there were thoughts about developing a Request for Proposal process for not-for-profit homes. Committee shared comments with respect to affordable rents transitioning to market level rents after 20 years, and suggested that the City provide support to non-profit organizations who are in the business of providing affordable housing for a longer term, and to work collaboratively with partners on the housing crisis to reduce prices.

Committee members requested clarification on the purpose of having an affordable housing education session, and suggested to diversify the panel outside of non-profit housing providers by inviting bankers, brokers and realtors, representatives from Canada Mortgage and Housing Corporation, Genworth, and Housing York. Comments were expressed regarding funding services that provided support to residents and tenants with a disability so they could remain in the community, advised of the homelessness population in Richmond Hill, and hoped the City could advocate to York Region and to Richmond Hill MPPs to increase services to individuals with mental illness.

Clarification was requested regarding the minimum wage and affordable housing rents, which economic class affordable housing was aimed for, and noted affordable housing should also be considered for the neediest in the society. Committee members shared positive remarks with respect to the proposed changes to the definition of affordable housing regarding Bill 134 *Affordable Homes and Good Jobs Act, 2023*; the proposed Federal Enhanced GST Rental Rebate; Housing Accelerator Fund from the Federal government; York Region Housing update; the pilot project for

City-owned lands for affordable housing; and shared their desire to incorporate building affordable units above future single-storey City developments, such as Fire Halls.

Moved by: M. Clare

a) That the presentation by Chun Chu, Senior Planner, regarding Housing News and Update on City Initiatives Related to Affordable Housing, be received and all comments be referred back to staff.

Carried Unanimously

**7. Date of Next Meeting**

The next meeting of the Affordable Housing Strategy Implementation Committee will be at the call of the Chair.

**8. Adjournment**

Moved by: M. Clare

That the meeting be adjourned.

Carried

The meeting was adjourned at 2:30 p.m.