



THE CORPORATION OF THE CITY OF VERNON

MINUTES OF THE AFFORDABLE HOUSING ADVISORY COMMITTEE HELD FRIDAY, SEPTEMBER 9, 2022 COUNCIL CHAMBERS (OKANAGAN LAKE ROOM) CITY HALL

PRESENT: Councillor Fehr, Council Appointed Rep., Chair
Councillor Gares, Council Appointed Rep.
Zuni England, Community at Large Rep.
Megan Thorne, Interior Health Rep.
Annette Sharkey, Social Planning Council of North Okanagan Rep.
Nanette Drobot, BC Housing Rep.
Glory Westwell, Habitat for Humanity Rep.
Jayme McKillop, Community at Large Rep.

GUESTS:

Neil Smith, Co-CEO, Habitat for Humanity Okanagan (*via zoom*)

ABSENT: Chuck Winn, Builder Rep.
Catherine Lord, Seniors Rep.

STAFF: Barbara Everdene, Long Range Planner
Jennifer Pounder, Committee Clerk
Roy Nuriel, Economic Development Planner

ORDER The meeting was called to order at 3:05 p.m.

LAND
ACKNOWLEDGEMENT *As Chair of the City of Vernon's Affordable Housing Advisory Committee, and in the spirit of this gathering, I recognize the City of Vernon is located in the traditional territory of the Syilx people of the Okanagan Nation.*

ADOPTION OF THE
AGENDA Moved by **Councillor Gares**, seconded by **J. McKillop**:

THAT the agenda of the Affordable Housing Advisory Committee meeting for September 9, 2022, be adopted:

CARRIED

**ADOPTION OF THE
MINUTES**

Moved by **A. Sharkey**, seconded by **G. Westwell**:

THAT the minutes for the Affordable Housing Advisory Committee meeting of August 10, 2022, be adopted.

CARRIED

**DELEGATION
PRESENTATION**

G. Westwell, Habitat for Humanity Representative, and N. Smith, Co-CEO, Habitat for Humanity, were in attendance to provide a Current Focus and Update power point presentation on behalf of Andrea Manifold, Habitat for Humanity Okanagan. (Delegation Presentation attached to these minutes as Appendix "A").

The following comments / questions were posed by members of the Committee:

- The Committee clarified with N. Smith that the percentage of financing the credit union offers varies based on the family income.
- In response to a question from the Committee, N. Smith clarified that the 42% total debt ratio consists of a combination of the family's debt, as well as the mortgage, and totals approximately 15-18% of the overall cost of the home.
- The Committee inquired as to what a successful timeline would look like for a family. N. Smith confirmed that families exit the program depending on the condition of the family, approximately the eight to twelve-year mark.

**DRAFT HOUSING
ACTION PLAN**

B. Everdene, Long Range Planner, was in attendance and provided a presentation overview of the draft Housing Action Plan (HAP).

The draft HAP was presented, and the Committee was asked to endorse the recommendation within the staff report:

Moved by **Councillor Fehr**, seconded by **Councillor Gares**:

THAT the Affordable Housing Advisory Committee recommend that Council endorse the Housing Action Plan;

AND FURTHER, that Affordable Housing Advisory Committee recommend that Council support the creation of a Housing Planner to implement policy changes and streamline and accelerate the review of affordable and attainable housing projects;

AND FURTHER, that Affordable Housing Advisory Committee recommend that Council refer the Housing Action Plan to the Regional District of North Okanagan Board of Directors for information.

CARRIED

NEXT MEETING The next meeting will be at the call of the Chair.


MOTION TO ADJOURN Moved by **A. Sharkey**, seconded by **Councillor Gares**:

THAT the meeting of the Affordable Housing Advisory Committee be adjourned.

CARRIED

ADJOURNMENT The meeting of the Affordable Housing Advisory Committee adjourned at 4:38 p.m.

CERTIFIED CORRECT:

 Chair