

Housing & Homeless Services Network

Agenda

Wednesday, April 14, 2010
519 Church Street

9:00 – 9:15 a.m. Coffee and Networking

9:15 – 11:00 a.m.

- 1. Changing Patterns for Street Involved Youth, Public Interest, Larissa Gregorovitch and Sean Meagher**
- 2. CAMH Affordable Housing Project, Affordable Housing Office, Lorne Cappe**
- 3. Drop-In Review, Shelter, Support and Housing Administration, Rosemary Foulds and Anne Carruthers**
- 4. New Business/Announcements**

Future agenda items:

Michele Connell 416-397-4164/ mconnel@toronto.ca Amber Neumann 416-397-7523/aneuman@toronto.ca
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Housing & Homeless Services Network

Minutes

Wednesday, March 10, 2010

Metro Hall, Room 308

Attending: Jennifer Abbott, Rob Aversa, Laura Awosanya, Ron Barrow, Georgia Bogle, Paddy Bowen, Yvette Caines, Michele Connell, Dale Coppins, Caroline Crawford, Don Dussault, Charlie Diamond, Jennie Emewein, Liana Falstaff, Ann Fitzpatrick, Troy Ford, Beverly Franklyn, Victoria Froats, Ahmed Haji, Darlene Gumbs, Alexandra Gunn, Bruce Hall, Ashley Lawrence, Linsey MacPhee, Jamie Maracle, Mary-Jane McKitterick, Brad Melnychuk, John Methven, Sharmila Mohammed, Toby Mullally, Esther Mwangi, Amber Neumann, Fanny Paz, Tony Priolo, Michael Rosenberg, Anthony Russell, Vicki Saunders, Michael Shapcott, Renee Shentow, Tanya Simpson, Joseph Stalteri, Radhika Sujithkumar, Thania Valle, Helena Van Nooten, Nick Volk, Tom Wiedemann, Allison Wilson

1. Call to Order

Janet Fairfield assumed the Chair and called the second session of the 2010 Housing and Homeless Services Network meeting to order. Minutes of the meeting held on February 10, 2010 were approved as circulated.

2. Economic Stimulus Funding, Affordable Housing Office, Simon Liston, 416-392-0602

The Mayor and City Council have made it a priority to create 1,000 new affordable homes annually to help strengthen the economic and social well-being of Toronto.

In March 2009, the province announced an investment in affordable housing of \$622 million to match funding announced in the federal government's 2009 budget, bringing the overall total investment for affordable housing in Ontario to \$1.2 billion. Of this amount, \$545 million was earmarked for the creation of 4,500 new affordable rental homes, and \$704 million is to be used to renovate 50,000 existing social housing units. Of the \$545 million for affordable rental housing, \$370 million is targeted for seniors and disabled people, while \$175 million is for a mix of families and individuals. This funding was for 'shovel ready projects', and offered on strictly use it or lose it basis.

This Federal/Provincial capital funding averages \$120,000 per unit, and is supported by City incentives that include:

- Development charges waived
- Fees and permits waived for non-profits
- Property taxes waived for term of legal agreement

It is required that the developments end up with no units rented for greater than 100% of Average Market Rent (AMR), and that rents for the development must average no greater than 80% of AMR.

Affordable Housing Program Extension approved developments

Developer	Location	# of New Units	AHP Funding	City Assistance
Toronto Community Housing – Mc Cord	King St. / River St. (Ward 28)	127	\$16.5 m	\$3.18 m
WoodGreen Community Services	270 Donlands (Ward 29)	44	\$4.4 m	\$1.90 m
The Remington Group	8 Chichester Place (Ward 40)	210	\$25.2 m	\$3.15 m
Verdiroc Development Corporation	1001 Queen St W (Ward 19)	179	\$21.5 m	\$2.80 m
Minto Apartments	7-21 Richgrove Dr. (Ward 4)	204	\$24.5 m	\$2.60 m
Deauville Place Inc.	5 Deauville Lane (Ward 26)	62	\$7.4 m	\$.50 m
Patricia and Bathurst Developments Inc.	485 Patricia Avenue (Ward 10)	237	\$28.4 m	\$3.40 m
Total		1,063	\$127.9 m	\$17.53 m

With rents averaging 80% of AMR, these units are within the affordable range for the working low income, but not yet at levels that meet the needs of more at-risk populations. Agreements are in place to keep the units affordable for 25 years.

For more information, please contact Simon at sliston@toronto.ca or visit www.toronto.ca/affordablehousing

3. Employment Services, Toronto Employment and Social Services (TESS), Patrick Chartrand. 416-397-7609

Patrick Chartrand provided an overview TESS’s new approach to service delivery. The approach supports the TESS vision of providing employment services, financial benefits and social supports to strengthen the social and economic well-being of Torontonians in their communities. It includes a focus on service integration and employment, and sees TESS working in greater partnership with the private sector as well as with the City as an employer.

Patrick provided information about several initiatives, including:

- **Investing in Neighbourhoods.**
Community based organizations in high priority neighbourhoods receive funding to provide jobs at non-profit organizations in Toronto. The program helps to build capacity in communities, non-profit organizations and individuals. To date, approximately 1,000 people are employed in full-time jobs through this program, which is supported with \$5 million in City funding.
- **Partnership to Advance Youth Employment:**
PAYE is a joint initiative between private sector employers and the City of Toronto to offer job opportunities to youth. Candidates participate in individual and group sessions to prepare for interviews. Interviews are guaranteed to qualified candidates.
- **Metro Hall Employment Centre:**
Metro Hall is the site of the newest employment centre in the city. It is designed as an employment hub oriented toward city jobs and an encouraging and inspiring location for people to look for work. It is operated in partnership with the YMCA Hospitality Training Program.

For more information, please visit www.toronto.ca/socialservices.

4. Mental Health Commission of Canada At Home/ Chez Soi Project, St. Michaels Hospital, Kate Mason and Vivian Lee, 416-864-6060 x6513 x3394

The project was initiated and funded by the Mental Health Commission of Canada. Five cities across Canada that are participating: Vancouver, Winnipeg, Toronto, Montreal and Moncton.

The Project Team in Toronto is made up of: Centre for Research on Inner City Health, St. Michael's Hospital; City of Toronto - Shelter, Support and Housing Administration Division; and community based service providers.

The project examines the effectiveness and cost effectiveness of housing and supports for homeless adults with serious mental health illness. It will provide evidence about the services and supports that work best for this group.

The project design is a randomized control trial that will implement and evaluate:

- Housing First + Assertive Community Treatment (ACT) v. Usual Care for high needs participants
- Housing First + Intensive Case Management (ICM) v. Usual Care for moderate needs participants
- Housing First + Ethno-Racial ICM v. Usual Care for participants from racialized groups with moderate needs.

In Toronto, 560 people will be enrolled in the project: 300 people will be assigned to receive housing and support (ACT or ICM) and 260 will be assigned to usual care.

The housing model involves:

- No conditions on housing readiness
- Self-contained units (mostly private sector, scattered site)
- Rental allowance that follows the individual.

Support is:

- Recovery oriented.
- Voluntary, individualized, culturally appropriate, not tied to tenancy
- Delivered by community-based agencies COTA Health, Toronto North Support Services/Community Resource Connections of Toronto, and Across Boundaries.

All participants will be interviewed periodically for a period of 2 years and will receive honoraria. Interviewing will include quantitative surveys and qualitative interviews.

Research questions will focus on housing stability, health status, quality of life, functioning, health care and social system use (costs) and discrimination.

Participant eligibility is based on two sets of criteria (see next page).

Criteria 1	Criteria 2
<ul style="list-style-type: none"> - 18 years or older - Absolutely homeless (shelter, street) - Serious and persistent mental illness (Based on documented diagnosis or diagnostic interview or observed behaviour) such as serious depression, psychosis, post traumatic stress disorder, panic, bi-polar - Concurrent disorder (substance use) is allowed, however, mental illness should be primary issue - not caused by substance use. 	<ul style="list-style-type: none"> - Unmet mental health support needs: not currently enrolled in ICM or ACT or not receiving level of care that they need. - Legal status in Canada - Willing to live in the City of Toronto. - Able to provide informed consent

Referral Process:

Referrals will be sought from a continuum of health and social service providers. The study is now open to referrals from the broad community. Referrals from racialized/visible minority groups are encouraged. Self referrals are discouraged. Recruitment will continue for approximately one year.

For general study inquiries contact Kate Mason at masonk@smh.toronto.on.ca. For referrals contact Vivian Lee at leevivi@smh.toronto.on.ca

5. “Housing as a Human Right” Campaign, Affordable Housing Office, Gil Hardy, 416-397-4701

The Ontario Human Rights Commission (OHRC), the City of Toronto, the Federation of Rental-Housing Providers of Ontario, the Greater Toronto Apartment Association and the Human Rights Legal Support Centre have joined forces to promote housing as a human right. On March 1st the partners launched a poster that will appear in 120 transit shelters across Toronto during the month of March to encourage tenants and landlords to learn more about their rights.

The campaign informs people of their rights and how to use them. The poster directs people to the websites of partnering organizations for more information.

The campaign reflects the principles in the *Toronto Housing Charter – Opportunity for All*.

This is the first phase of a province-wide OHRC initiative to educate tenants and landlords about their rights and responsibilities relating to human rights and housing.

Smaller versions of the poster, in English and French, will be available OHRC website. The campaign materials can be modified to add logos and details of other organizations or municipalities that are helping send the OHRC message.

Please email Gil at ghardy@toronto.ca if you happen to see one of the posters.

6. New Business/Announcements

• Resources Exist for Networking and Training (RENT), EYET, Janet Fairfield, 416-686-3390 x9989

Upcoming housing sessions at 947 Queen Street East

- March 23, 9:30 to 12:30: “Housing Options & Challenges for People Living with HIV/AIDS”
The workshop will be co-lead by Susan Clancy and Kevin Leal of Fife House.
- April 29, 9:30 to 12:30 Housing Sector Forum: Immigrant and Refugee Housing Committee. Come learn about and discuss housing issues faced by vulnerable immigrants and refugees and the resources that are available to help these groups find appropriate housing.
- June 10, 11:30 to 2:30 Housing Sector Forum and Landlordconnect Semi-Annual Summer Networking Lunch
 - Learn about and discuss rental housing issues with the Rental Housing Advisory Committee (RHAC)

- Participate in the Landlordconnect Semi-Annual Networking Lunch where you will have the chance to develop new landlord contacts that could lead to housing opportunities for your clients.
- **Shelter Support and Housing Administration Division (SSHA), Tracey Smith, 416-397-4830**
Mayor David Miller made an announcement at a news conference this morning regarding the City's 2010 and 2011 Operating Budget. The City is expected to have a balanced budget for 2011. The Budget Committee will be meeting this Friday and members of the public can attend to receive an update on the City's Long Term Fiscal Plan.
- **Habitat for Humanity, Nick Volke, 416-924-2160**
Habitat for Humanity is looking for volunteers and community partners in building affordable housing. For more information and for information on partner family eligibility criteria please visit www.habitat.ca.
- **Housing Action Now, Children Aids Society of Toronto, Ann Fitzpatrick, 416-924-4640 x3482**
Individuals and organizations are invited to a morning Visioning and Strategic Planning session on April 8 from 9 a.m. – 12:30 p.m. (location to be announced). Please rsvp to amfitzpatrick@torontocas.ca.
In April Housing Action Now will be hosting a screening of the documentary film "Home Safe Toronto", a film on homeless families and the recession in Toronto.
- **HPI, Loren Grebanier, 416-392-6108**
SSHA and the United Way of Greater Toronto Capacity continue to offer initiatives to enhance the organizational effectiveness of funded agencies. In 2010, the programs will focus on board governance and evaluation capacity building.
 - Board Governance:
A four session training series for up to 26 participants per session (max. 2 per agency). Five agencies will be selected to join a governance peer network where Board members will receive comprehensive governance support, including technical assistance, peer learning and training
 - Evaluation Capacity Building:
A comprehensive evaluation capacity building program to increase the knowledge and skill of agency staff in program evaluation. Program components include training, one-one consulting and access to key evaluation resources. This program will be offered on three occasions for up to 13 agencies per session, 2 staff per agency.

Next Meeting:

Wednesday, April 14, 2010
9:15 am
519 Church St. Community Centre
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