



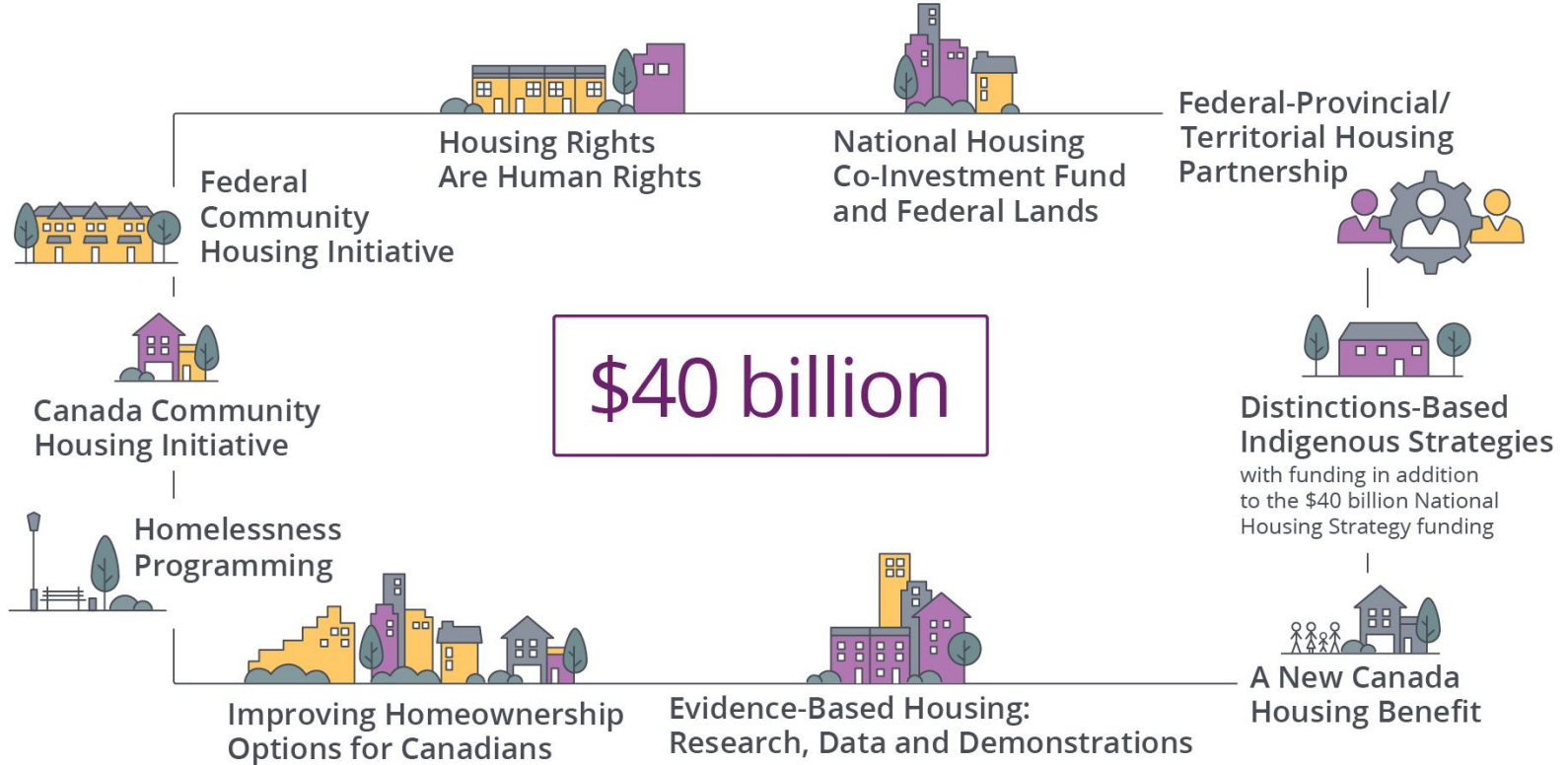
Ready to Partner?

Applying to the
National Housing
Co-Investment Fund

October 15th, 2018



A \$40 Billion Once-in-a-Generation Plan



National Housing Co-Investment Fund

A \$13.2 billion investment that will help those who have the greatest need by investing in livable communities and creating the next generation of housing in Canada.

60,000
New Units

240,000
Repaired Units

At least

4,000

shelter spaces created or repaired
for survivors of family violence

At least

7,000

new affordable units
created for seniors

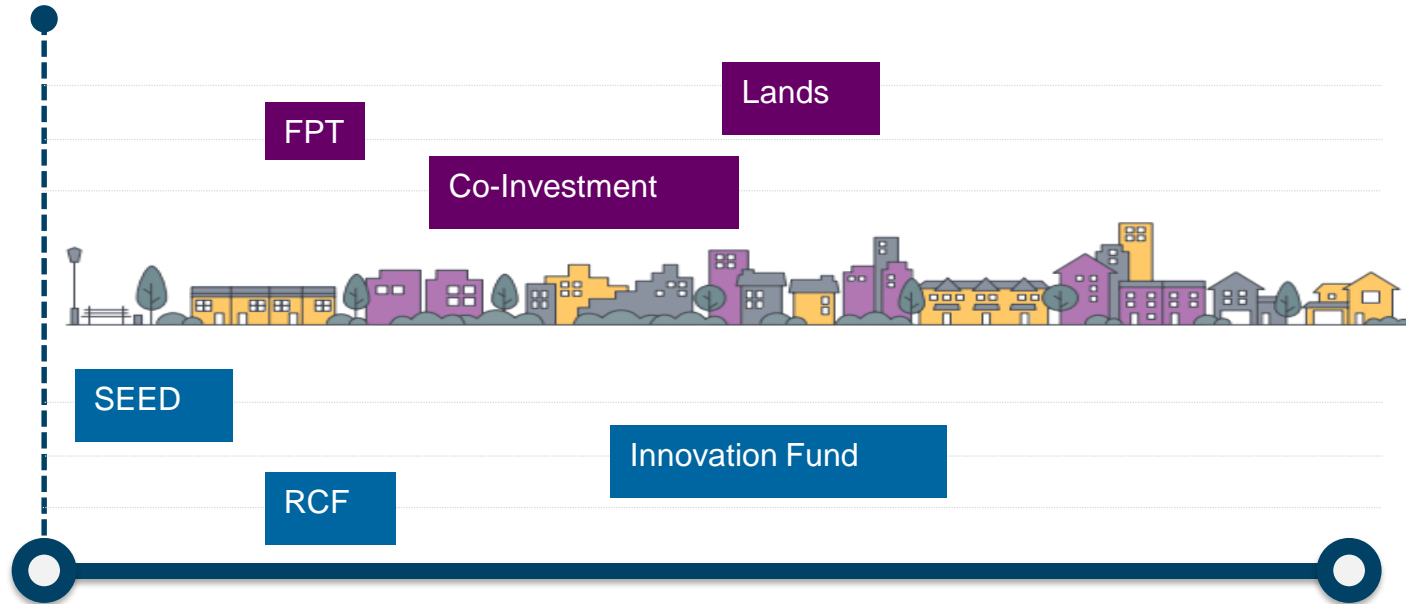
At least

2,400

new affordable units created for
people with developmental disabilities



Stacking



National Housing Co-Investment Fund

- Two streams of funding: \$8.65 B **Loans** and \$4.5 B **Contributions**
 - ✓ New Construction: \$5.19 B Loans \$2.26 B Contributions
 - ✓ Repair & Renewal: \$3.46 B Loans \$2.26 B Contributions
- Covers a **spectrum of needs** from shelters to affordable homeownership
- **Partnerships** are a central feature of the Fund

National Housing Co-Investment Fund

Key Design Elements

- Non-Profits and Co-Ops
- Indigenous Organizations
- Private Developers
- Municipalities
- Provinces
- Territories



Eligible
Groups

Loans &
Contributions



- Used jointly or independently
- Dependent on needs of project and level of performance

- Provinces
- Territories
- Municipalities



Partners

Mandatory
Requirements



- Accessible or universal design
- Affordability
- Environmental efficiency
- Financial viability

National Housing Co-Investment Fund Partners

- **Partnerships** are a central feature of the Fund to maximize investments, ensure coordination of efforts, and remove barriers to the development process.
- **Prioritizes** projects that bring more partners and additional investment to the table

National Housing Co-Investment Fund Eligible Groups

- **Eligible Proponents** include Non-Profits and Co-Ops, Indigenous Organizations, Private Developers, Municipalities and Provinces or Territories
- **Eligible Project Types** include existing community and affordable housing, mixed-use affordable housing, shelters, transitional or supportive housing, single-room occupancy

National Housing Co-Investment Fund Loans and Contributions

- **Loans** available to fund projects demonstrating financial viability
- **Top-Up Contributions** where already receiving a loans or other funding
- **Contributions** where loans are not feasible

National Housing Co-Investment Fund Mandatory Requirements

Partnership

Projects must have joint Federal-Provincial/Territorial, and/or joint Federal-Municipal and/or Indigenous Government investment to be eligible.

Evidence of Need/Demand

Proponents must provide evidence of need/demand for the project and how the project will address this housing need.

Financial Viability

Proponents must demonstrate their financial and operational ability to carry the project and to provide evidence of the financial viability of the project itself, as well as capacity to deal with development risks such as cost over-runs or delays.

National Housing Co-Investment Fund Mandatory Requirements

Affordable

NEW

30% of units must have rents at less than 80% of median market rents, for a minimum of 20 years

RENEWAL AND REPAIR

30% of units must have rents at less than 80% of median market rents, for a minimum of 20 years

Green

NEW

At least 25% reduction in energy consumption and greenhouse gas emissions over national building and energy codes must be achieved

RENEWAL AND REPAIR

At least 25% reduction in energy use and greenhouse gas emissions relative to past performance must be achieved

Accessible

NEW

20% of units must meet accessibility standards and projects must be barrier-free or have full universal design

RENEWAL AND REPAIR

20% of units must meet accessibility standards and projects must be barrier-free in common areas

National Housing Co-Investment Fund Key Process Elements



- Continuous Intake
- Online Portal or Regional Consultants
- Based on Achievement of outcomes
- Community Housing Applicants Prioritized
- Financial Sustainability
- Achievement of outcomes

Application Intake

- Pre-Application Stage
- On-line Application Submission
- Application Periods

Prioritization

- Initial Scoring
- P/T Review and Prioritization
- CMHC Prioritization

Client Assessment

- Application Post Prioritization Status
- Financial and Borrower Assessment
- Project Approval or Decline

Resources

For questions or more information



Name: Terry Wotton

Email: twotton@cmhc-schl.gc.ca

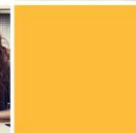
Phone: 204-318-1772



Name: Roger Lam

Email: rlam@cmhc-schl.gc.ca

Phone: 204-318-1753



Questions?

Website:
placetocalhome.ca

CMHC:
cmhc-nhs.ca

