

# Call for Expressions of Interest

## Affordable Housing Projects in Haines Junction

Are you a local housing contractor with ideas for how affordable housing can be created in our community?

The Village of Haines Junction is seeking Expressions of Interest from local housing contractors to create affordable housing in our community.

The Village has been awarded ~\$1.2M from the Government of Canada Housing Accelerator Fund (HAF). A *portion* of this funding may be used to support eligible affordable housing initiatives in Haines Junction.

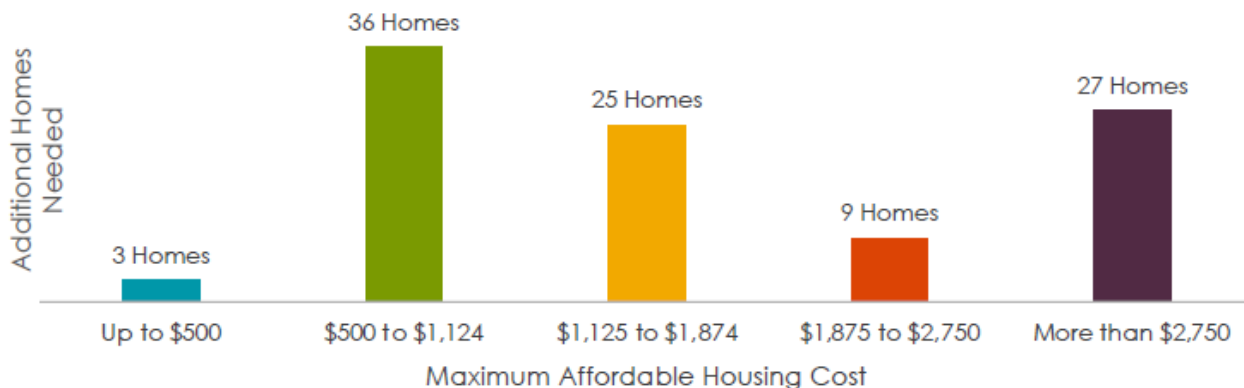
### What is affordable housing?

According to the Canada Mortgage and Housing Corporation (CMHC), housing is considered affordable if it costs less than 30% of a household's before-tax income. Affordable housing is more encompassing than just rental housing that is subsidized by the government; it also includes housing provided by the private, public and non-profit sectors and includes all forms of housing tenure such as rental, ownership and co-operative ownership, as well as temporary and permanent housing.

### Affordable Housing Needs in Haines Junction

According to Yukon Housing Corporation (YHC), the following affordable housing needs have been estimated for the Village of Haines Junction over the next 10 years:

### Estimated Housing Needs in the Next 10 Years



YHC also notes that 10% of households in our community live in unaffordable housing, and 15% of households require major repairs. Additional information on Haines Junction's housing needs is available in the attached Info Sheet from the Yukon Housing Corporation.

## The Opportunity

The Village is seeking local housing contractor(s) with innovative ideas for how new affordable housing opportunities can be created in our community. Approved projects may benefit from the following opportunities:

- Letters of support from the Village for developer-led application(s) to CMHC or YHC affordable housing funding programs to support the project
- Partnership in application(s) led by the Village to funders for Municipal affordable housing programs to support the project
- Up to 5% of unit costs, to a maximum of \$25,000 per unit noting the following permitted uses of HAF funding may be available for approved projects:
  - Construction of affordable housing
  - Repair or modernization of affordable housing
  - Land or building acquisition for affordable housing

Additional, specific requirements for HAF funding will be negotiated with the successful developer(s) and may include: building term, number of units, terms and conditions on land title transfer.

## Expressions of Interest

Local housing contractors interested in this opportunity must submit an Expression of Interest (EOI) as follows:

- The EOI must be a maximum of four pages in length.
- The EOI must specify the vision for the affordable housing development including:
  - Number of units.
  - Number and type of lots required (e.g. single family or multi unit residential), the proposed location can remain TBD
  - Style of development (e.g. apartment, duplex, single family, multi-family)
  - Tenure of development (e.g. rental, cooperative ownership, ownership etc.).
- The EOI must be submitted on or before 5pm on July 31, 2024.

## How EOIs will be evaluated

EOIs will be evaluated by Council. The following criteria will be used:

- How the project addresses the community's affordable housing needs
- A demonstrated understanding of Canada Mortgage and Housing Corporation and Yukon Housing Corporation affordable housing funding programs (e.g. Housing Initiatives Fund and Municipal Matching Grant).
- Feasibility of the proposed development.
- Demonstrated expertise with housing construction/development in Haines Junction.

Successful EOIs will be notified by August 9, 2024, and invited to submit a full proposal.

Contact

For any questions on this opportunity, please contact:

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