

Bechtel Alternative Housing Project

A first for Cambridge



Region of Waterloo

Land Acknowledgement

- *I (we) would like to begin by acknowledging that the land on which we gather today is the land traditionally used by the Haudenosaunee, Anishnaabe and Neutral People. I (we) also acknowledge the enduring presence and deep traditional knowledge and philosophies of the Indigenous People with whom we share this land today.*



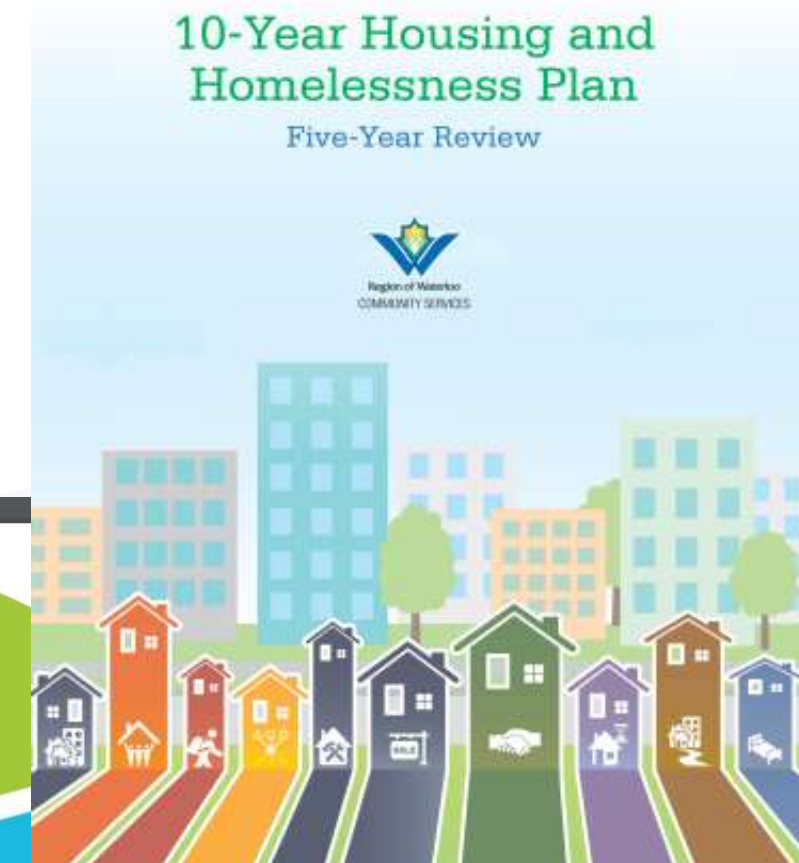
Agenda

- Community Input and Strategic Plans
- What is Alternative Housing?
- Why Bechtel?
- Timelines
- How to contact us and stay engaged



Community Input and Strategic Plans

Alignment in Prioritizing Affordable Housing



Highlights of Strategic Plans

- City of Cambridge Strategic Plan
 - Goal 1: Promote a caring community where people can make strong connections with others and lead safe, healthy and productive lives.
 - Objective 1.4 promote the development of vibrant, affordable neighbourhoods
- Region of Waterloo Strategic Plan
 - Strategic objective 4.2: Make affordable housing more available to individuals and families
 - Provide leadership and facilitation to increase the supply of affordable housing
- 10 year Housing and Homelessness Plan
 - Region has established a 30% target of new development between 2019-2041 to be affordable for low and moderate-income households
 - Action 3.1: develop innovative housing solutions to meet the needs of diverse populations

Affordable Housing

- The Province considers housing affordable if it costs less than 30% of the household's pre-tax income for low and moderate income households (Provincial Policy Statement, 2020)
- For Waterloo Region – a maximum of \$1,938/month is considered affordable based on the median income of the population (2016 Census).
- An Affordable Housing community includes a range and mix of rents and units size with accessibility/visibility features, is environmental sustainability, features design excellence and blends into and enhances the community

Affordable Housing

THE HOUSING CONTINUUM



CMHC

What is Alternative Housing?



Why Bechtel?

- Wanted to use land currently owned by the Region to create the affordable housing more quickly
- Looked at all Waterloo Region Housing (WRH) properties
- Looked for those which had room to expand – 14 sites selected
- These sites were ranked according to 7 criteria
 - Parking
 - Neighbourhood factor
 - Tenant impact
 - Planning process
 - Community amenities
 - Greenspace

127-161 Bechtel Street, Cambridge



Timeline

- Nov - Dec 2019: Region began considering an Alternative Housing pilot – Action 3.1 of 10 year plan
- January-April 2020: Staff prepared background information on Alternative housing and reviewed potential sites
- May 2020: Bechtel is chosen as the pilot site in Cambridge
- June 17th : Community engagement staff distributes flyer to Bechtel community
- June 24: Press release to let the general public know of our intention
- June 25 and 26 – Town Hall meetings for information and questions

Proposed Timeline – Staying Engaged and Informed

- July 15th : Council meeting to receive report to issue an Expression of Interest (EOI) to develop Alternative Housing
- July 20th : release EOI to private and non-profit developers for creation of Alternative Housing at this site
- August 30th : close EOI
- September: Approve EOI successful Proponent with Report to Regional Council
- October: start required planning processes e.g. site plan approval/modification

Contacts

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Questions?

