



PRESS RELEASE



Canadian Mortgage News - National Archive 2006

New Affordable Housing Created for Seniors in St. Pierre-Jolys

ST. PIERRE-JOLYS, Manitoba, September 15, 2006 — Low- to moderate-income seniors in the St. Pierre-Jolys area can now access more quality, affordable housing with the official opening today of a 24-unit apartment project supported with over \$454,000 in funding from the Canada – Manitoba Affordable Housing Initiative (AHI).

The Honourable Vic Toews, Minister of Justice and Attorney General of Canada, on behalf of the Honourable Diane Finley, Minister of Human Resources and Social Development, and the Honourable Christine Melnick, Minister of Manitoba Family Services and Housing and Minister responsible for the Manitoba Housing and Renewal Corporation announced the grand opening today.

Total costs for the project are estimated at \$2 million. The project proponent, Manoir St. Pierre Inc., is contributing \$126,000 to the project and the balance of funding is coming from mortgage financing.

“Canada’s new Government is committed to teaming up with our partners to help seniors and their need for affordable housing,” said Minister Toews. “By working in partnership with the provincial and municipal governments through programs like the Canada – Manitoba Affordable Housing Initiative, we are able to see projects like this one in St. Pierre-Jolys come to life for seniors in Manitoba.”

The new rental apartments are attached to the existing St. Pierre Manor, a seniors’ housing facility located at 449 Jolys Avenue West, in St. Pierre-Jolys. Each of the suites is designed to better accommodate the needs of seniors, especially as they age and their condition changes.

“This project, led by Manoir St. Pierre Inc. and supported by the Canada-Manitoba Affordable Housing Initiative, has created needed apartment units and helps ensure a supply of reasonably-priced housing for low- and moderate-income seniors,” said Minister Melnick. “We are grateful to the people connected to the project for their hard work and also to the Village of St. Pierre-Jolys and the RM of DeSalaberry for helping to bring this plan to completion.”

Rents for the new apartments, which include 16 two-bedroom and eight one-bedroom units, are considered affordable as they will be below the median market rent level for rural Manitoba.

“Seniors were having difficulty locating affordable and appropriate apartments locally, and for the community to remain vibrant we needed to be better able to accommodate them here,” said Maurice Saive, President of the Manoir St. Pierre Inc. “As our seniors access these new apartments, the houses they lived in will come on the market and younger people will have a better supply of affordable housing, which benefits the local community and the St. Pierre DeSalaberry district.”

The governments of Canada and Manitoba will each contribute \$36.9 million to the Affordable Housing Initiative in Manitoba, demonstrating a commitment to increasing the supply of affordable housing in Manitoba. It is anticipated that contributions from municipalities, the private and voluntary sectors, co-operatives and charities will further add to the

value of both government's commitment.

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Canada – Manitoba Affordable Housing Agreement

First Phase:

The governments of Canada and Manitoba signed the Affordable Housing Initiative in 2002. The first phase provided federal funding of \$25.39 million with matching contributions of \$25.39 million from the Province of Manitoba and community-based housing partners. This agreement provided funding for a new rental housing-supply program, a rehabilitation/conversion program, a new homebuyer down-payment program and a home ownership-supply program.

Second Phase:

The second phase increased the total current investment commitments by \$23.08 million by 2010. This is equally shared by Canada and Manitoba for:

- a new rental housing-supply program to increase the amount of new rental affordable housing for low-income renters;
- a rehabilitation/conversion housing program to rehabilitate severely deteriorated properties into rental or ownership affordable housing for low-income households;
- a homebuyer down-payment assistance program to help low-income renters become first-time homebuyers of new or recently renovated affordable housing developed under Affordable Housing programs and;
- a new homeownership supply program to increase homeownership by encouraging construction of new housing in targeted urban revitalization and remote areas.

As well, federal assistance is increased to 50 per cent of capital costs to a maximum of \$75,000 per unit. The units are expected to remain affordable and be occupied by low-income households for a minimum of 10 years. Phase II is targeted to people on or eligible to be on a social-housing waiting list.

Other Government of Canada Housing Support in Manitoba:

The Government of Canada annually supports housing with approximately \$113.1 million in grants, contributions and subsidies which primarily serve some 43,200 lower-income families, seniors, persons with disabilities, Aboriginal people and victims of domestic violence.

This includes funds for renovations under the Residential Rehabilitation Assistance Program (RRAP), Home Adaptations for Seniors' Independence (HASI), Emergency Repair Program (ERP) and the Shelter Enhancement Program (SEP).

Other Government of Manitoba Housing Support Programs:

The Government of Manitoba offers programs to help lower-income households maintain, buy or rent safe, adequate and affordable housing.

The province provides annual grants and subsidies through the Manitoba Housing and Renewal Corporation for non-profit and co-operative housing organizations to help develop project proposals for affordable housing for seniors, persons with disabilities and persons with low incomes. It supports the provision of private-sector financing for

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affordable housing projects developed and delivered by non-profit organizations and also provides grants and loans for home repairs.

The Affordable Housing Initiative complements existing renovation and repair programs including the Residential Rehabilitation Assistance Program (RRAP). Manitoba cost-shares RRAP, the Home Adaptations for Seniors' Independence Program, the Emergency Repair Program and the Shelter Enhancement Program with the federal government. The Manitoba government delivers the federal/provincial cost-shared programs as well as the provincially funded Homeowner Emergency Loan Program.