

Welcome

Proposed Supportive Housing & Shelter Building

Joyce Avenue, Powell River

Community Open House

September 11, 2024

Join the conversation about:

- Housing & Homelessness in Powell River
- Proposed Supportive Housing & Shelter Building
- Housing & Shelter Operations

Visit stations around the room to chat with project specialists and representatives from all project partners.

Help yourselves to refreshments.

We acknowledge, with gratitude, that we are gathered today on – and the area we are discussing today is situated on – the traditional territory and the treaty lands of the Tla'amin Nation.

Homelessness & Housing in Powell River

Homelessness in Powell River

- **126 people** were identified as experiencing homelessness in Powell River.
(Point in Time Homeless Count, April 2023)
- **74%** were unsheltered.
- **85%** report having been in Powell River for **5 years or more**; **54%** report having **always been here**.
- **18%** were **over the age of 55**.



Photo: SUSTAIN Powell River

BC Housing in Powell River



Tipton Place
Affordable Rental Housing – 42 Units



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“Klah Klah Hay Ayeh”
Affordable Housing – 24 units



Lift Emergency Shelter
Temporary Shelter – 20 spaces



Cranberry Place
Affordable Rental Housing – 24 Units



qathet Supportive Housing
Supportive Housing – 44 units

Proposed Supportive Housing & Shelter Building

What the building would provide

- **Up to 43 deeply affordable studio apartments with support services**
 - Some with added **Complex Care Housing services**
- **Purpose-built permanent shelter** with up to 20 spaces to support people's initial transition out of homelessness
- Purpose-built clinical, programming, amenity and staffing space to deliver services to residents

Project Partnership



- **BC Housing** would fund and lead development and construction, as well as provide ongoing operational funding.



- **The City of Powell River** would provide the land for the supportive housing and shelter building.



- **The Tla'amin Nation** would provide services to all indigenous clients in the Complex Care Housing program.

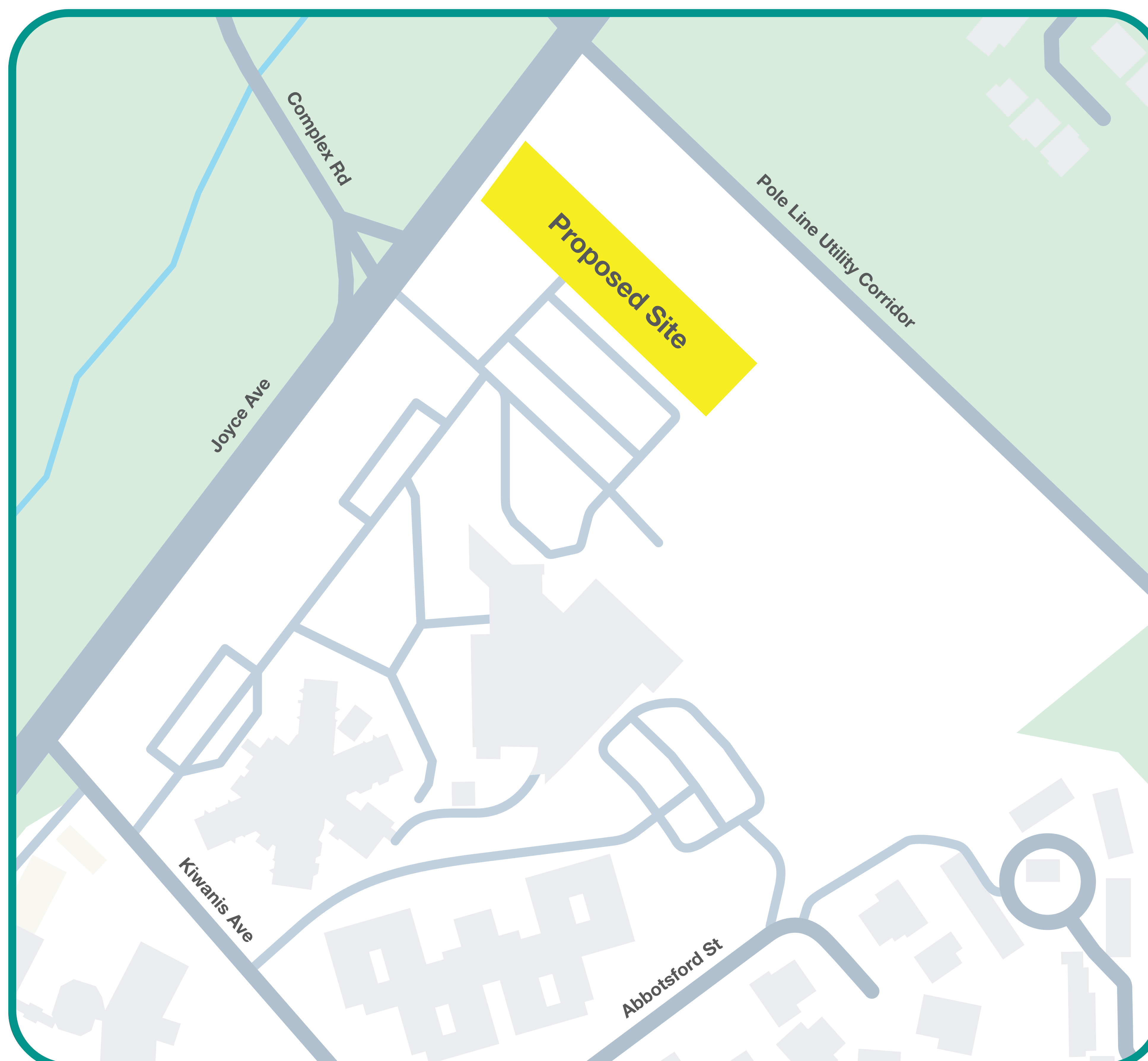


- **Vancouver Coastal Health** would fund and provide a range of health care services for Complex Care Housing clients.



- **Lift Community Services** would operate the building and provide staff support for resident care and safety.

Proposed Site



Why this location

- This site was selected after thorough discussions between BC Housing and the City of Powell River.
- The site is vacant and available.
- It is close to the existing supportive housing.
- It is also close to services, amenities and transit. These things are essential for people who are transitioning out of homelessness and working towards a healthy, stable life.

Development Timeline

Aug – Sept 2024

October 10, 2024

2025



Project plans shared.
Engagement for community to learn more, ask questions and provide feedback.



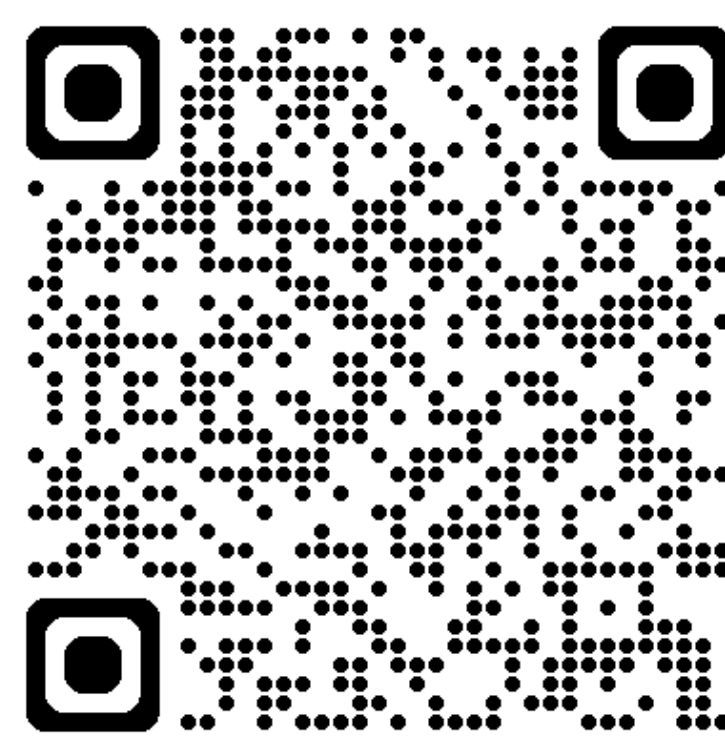
City Council consider road closure and rezoning bylaws required to support the proposed development.



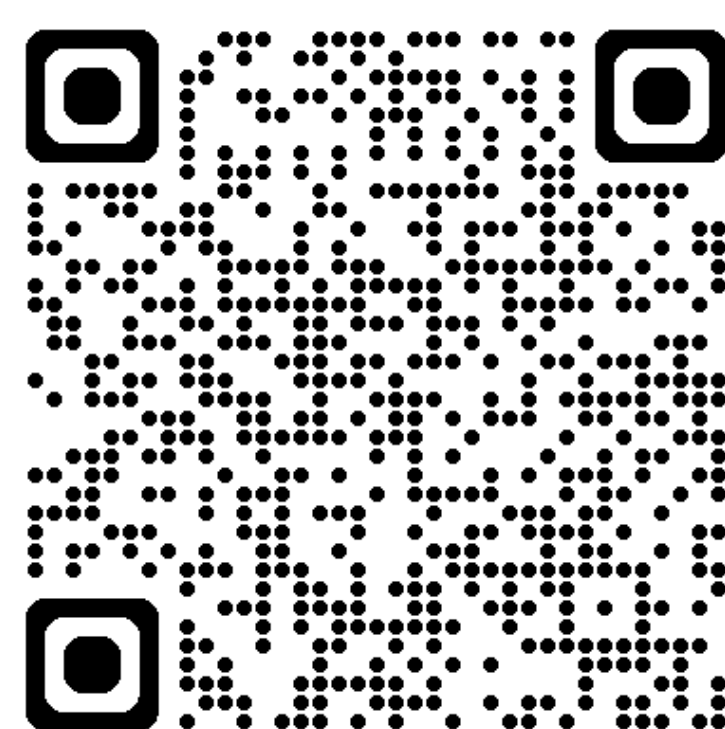
If the bylaws are approved and a lease is granted, construction is estimated to start in 2025.

Stay in Touch

We commit to keeping lines of communication open, answering questions and addressing any concerns.



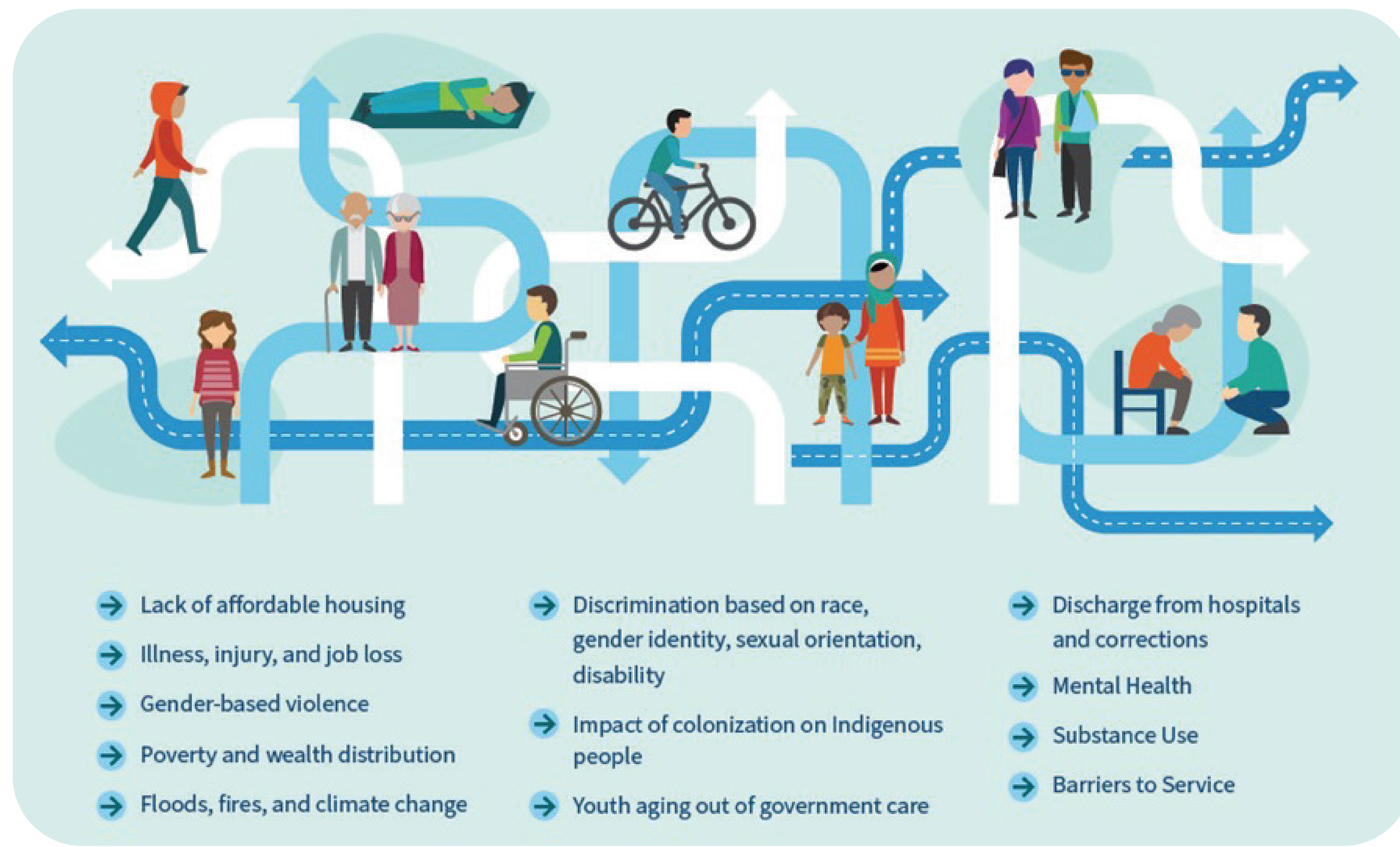
Let's Talk Housing BC Web Page
letstalkhousingbc.ca/powell-river-joyce-avenue



BC Housing Inbox
communityrelations@bchousing.org

Shelter as a Gateway to Housing

Pathways to Homelessness



People without access to basic shelter must focus solely on survival.

Homeless Outreach and Service Provider Referrals

Shelters



After a person can access a warm bed, washrooms and meals, they are in a much better position to improve their well-being and enter stable housing.

Coordinated Access and Assessment Process



Housing with Supports



Subsidized Housing



Market rentals with supported rent supplements

Supporting Housing

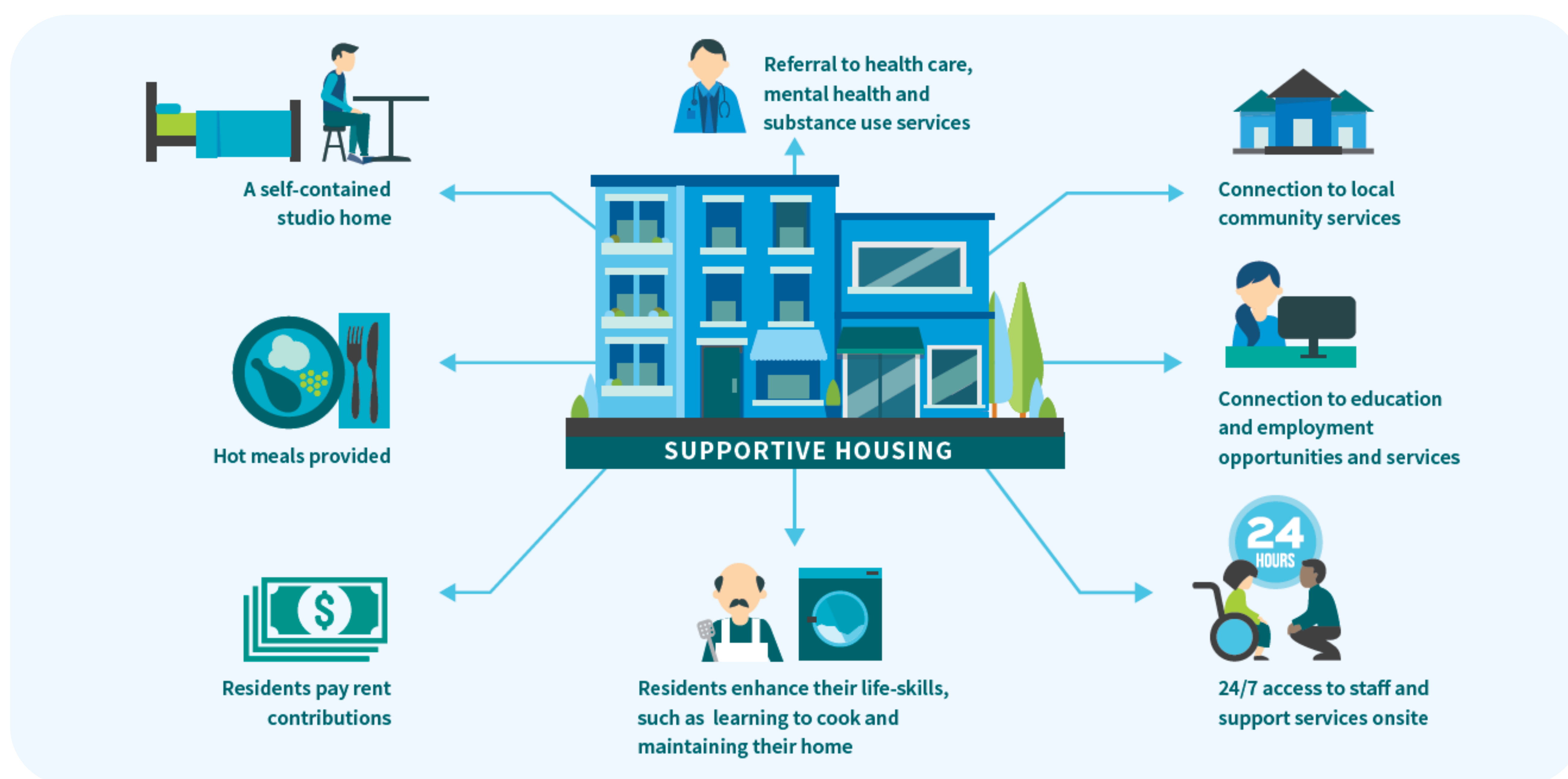
What is Supportive Housing?

- Deeply affordable homes with on-site supports
- Self-contained studio apartments
- For local people who need supports and services to maintain their housings
- Culturally informed support services and individual case planning



qathet Supportive Housing at 4910 Joyce Avenue, Powell River

What services are typically available?



Residents & Community

Who lives in supportive housing?

- Single adults (19 +) including:
 - All genders
 - Seniors
 - People with disabilities
- Experiencing or at risk of homelessness
- In need of supports to maintain housing
- All residents pay rent and sign a residency agreement to outline program expectations and guidelines

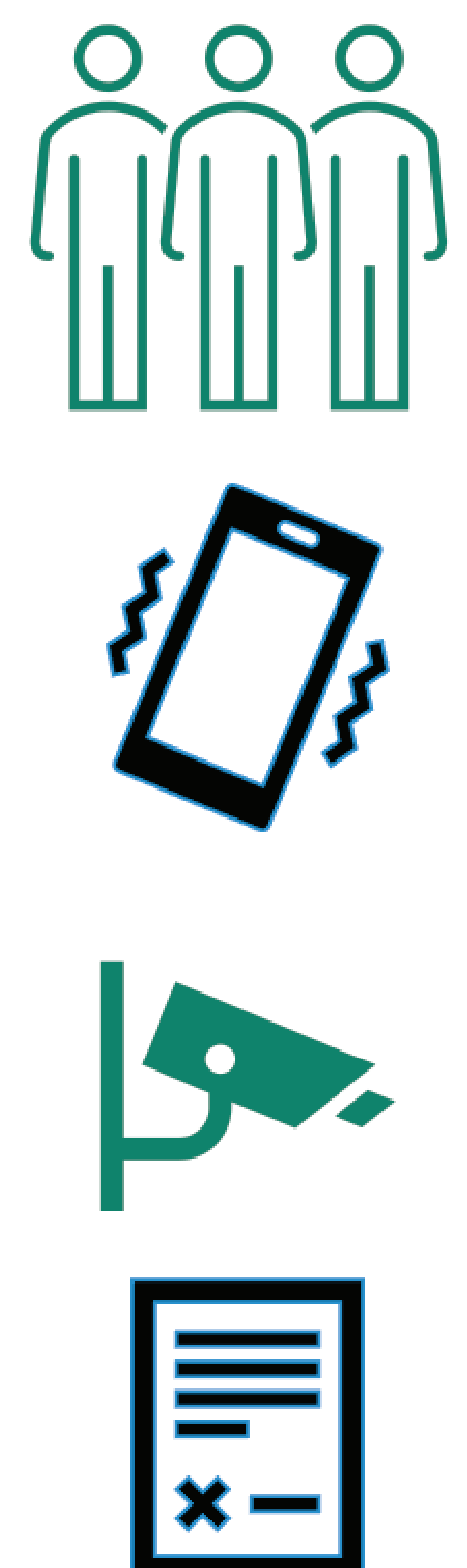
Coordinated Access and Assessment



Community & Resident Safety

The safety and well-being of residents, staff and the surrounding community is our priority.

- **Staff on site 24/7**
- **Who To Call | When To Call** info sheet with key contacts will be provided to neighbours
- Design features, such as **lighting, security cameras and perimeter fencing with controlled access**
- **Regular sweeps** of the property and the immediate area by staff and residents
- **Residency agreement** signed by residents to outline program expectations and guidelines



Complex Care Housing (CCH)

The Need

Residents have **increasing health care needs**:

- Provide wraparound health and social supports complementing existing Mental Health and Substance Use services in community
- Address increased risk of evictions and homelessness

The Response

CCH incorporates **personalized health care into housing**:

- CCH provides person-centered health care and other culturally safe services to eligible people under one roof
- Based on individual needs
- CCH is a welcome addition to supportive housing programs

How is complex care housing different than supportive housing?

