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By: SUNSHINE COAST AFFORDABLE HOUSING SOCIETY

Update on The Sunshine Coast Affordable Housing Society with regard to a Town of Gibsons \$50,000 Grant, received July 2020

It is a pleasure to report on the progress being made by the Affordable Housing Society since the last report to the Town of Gibsons, June 2020.

First a brief history of achievements of SCAHS. Incorporated in 2015 with the aim of adding affordable housing to housing stock on the Sunshine Coast, it took until 2019 to secure funding for the first project, three units on Franklin Road. In November 2019 The Town of Gibsons awarded SCAHS a grant of \$30,000 to support the Society in building internal infrastructure. At that time the plan was to hire an Executive Director to oversee the Society's operations. By the time a job description was developed, the call for applications was circulated, and a short list of candidates was ready, the project on Franklin Road was underway. Then in March the pandemic struck. And while construction proceeded on Franklin Road, the search for an Executive Director stopped. In June of 2020 SCAHS reported to the Town of Gibsons Mayor and Council on the original \$30,000 grant, simply advising that the grant remained in the Society bank account but would be spent on hiring an Executive Director as soon as possible.

After that report was submitted the Town of Gibsons awarded a further grant of \$50,000, per the Council pledge in October 2019. This was also to support the Society with internal infrastructure and building capacity. The expectation was that an Executive Director was to be hired to manage the last of the Franklin Road project as well as the Shaw Road project, which was projected to start construction late 2020/early 2021. SCAHS President Mike Alsop contacted the best candidate for the E.D. position in early October (delayed somewhat due to COVID restrictions), but after several weeks' equivocating that candidate then decided he could not commit to the position for personal reasons. In the meantime volunteers and Board members, with B. C. Housing oversight, managed the construction on Franklin Road to near completion. As well, by November 2020 it was clear that CMHC funding would not be coming for the Shaw Road project at this time.

In view of the events of 2020, the SCAHS Board has spent considerable time reviewing priorities for 2021. The Franklin Road project is almost complete and, while applications for other types of funding from both CMHC and B. C. Housing have been submitted January 2021, the Shaw Road project will not go ahead in the immediate future. The Board has decided that the best way forward is to take time to refocus on strengthening the Society infrastructure, including building a solid business plan that prepares the Sunshine Coast Affordable Housing Society to meet the challenges of the affordable housing needs in our communities. To support this plan, the Society has decided what is needed more than an Executive Director is a Society Administrator to manage the business end of the Society. The Administrator will co-ordinate all aspects of the Society's activities in the community (record keeping, fundraising, awareness, information gathering, Board development, supporting the Board in pursuing new projects), allowing Board members to focus on management of the Franklin Road units and consider new projects as they come up.

At Dec 31, 2020 both the 2019 grant of \$30,000 and the 2020 grant of \$50,000 remained unspent. However as of this date the Board has signed a 1-year contract for the Society Administrator position for \$46,000. (Copies of the job description and contract accompany this submission.) The expectation is that the Sunshine Coast Affordable Housing Society will continue to work for the community, developing affordable housing for families. These are of course major projects which take time to bring to fruition. The current Board of the Sunshine Coast Affordable Housing Society will be working hard to build both strength and resiliency into the Society to ensure its longevity, so the community and various funders will continue to support future SCAHS projects with confidence.

Respectfully submitted,

Mike Alsop, President

Sunshine Coast Affordable Housing Society