

Sustainable Affordable Housing

COLUMBIA BASIN TRUST AFFORDABLE HOUSING WORKSHOP

GREEN MUNICIPAL FUND (GMF)

A **\$1.6 billion** program funded by the Government of Canada and delivered by the Federation of Canadian Municipalities.



2,100
projects approved

2.87 mil.

tonnes of greenhouse
gases avoided

\$1.45 B
worth of approved projects



GMF FUNDING SECTORS



Energy



Transportation



Waste



Water



Land Use

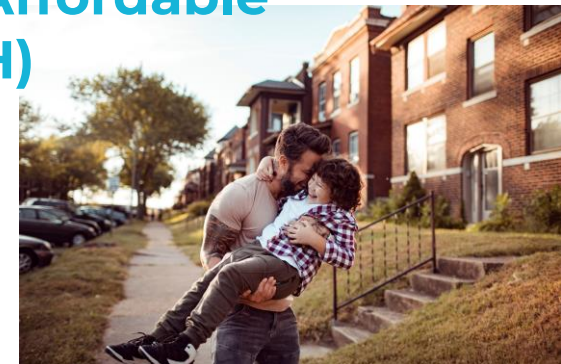
Energy initiatives



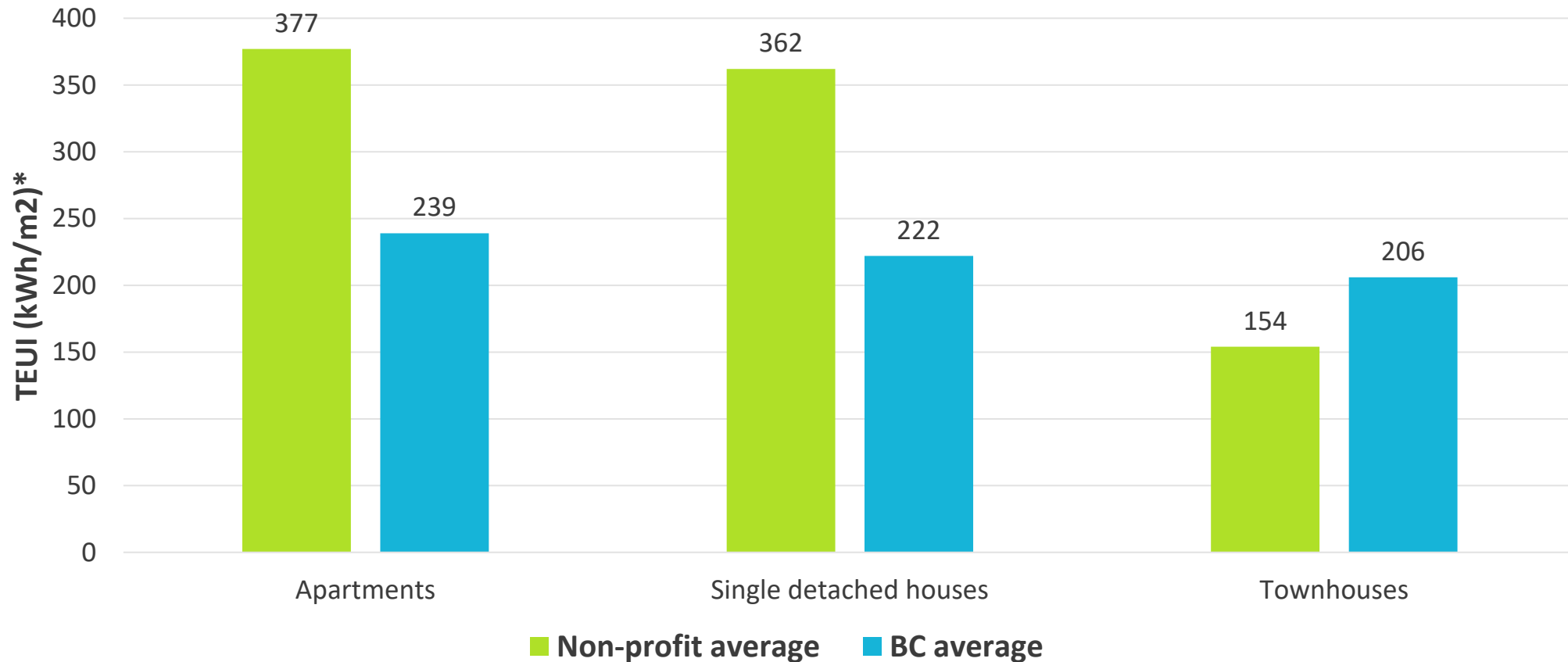
**Community Efficiency
Financing (CEF)**

**Community Buildings
Retrofit (CBR)**

**Sustainable Affordable
Housing (SAH)**



CONTEXT: ENERGY INTENSITY IN BC BUILDINGS



**refers to all energy types together (e.g. natural gas and electricity)*

Source: BC Non-Profit Housing Association, based on 2010 Asset Management survey of 1000 buildings

BENEFITS OF ENERGY EFFICIENCY



Save on energy bills



Lower maintenance costs



Get a better understanding of building operations



Build better relationship with residents



Increase resident comfort and health



Reduce GHG emissions



ELIGIBILITY



Applicants



Municipal Government
(e.g., town, city, region,
district);



Municipally owned corporation, i.e.
municipal housing provider



Non-profit, mission driven **affordable housing provider** (not-for-profit and cooperatives)

Energy



Retrofit:

Save at least **25%**
of current energy
consumption

New build:

NZE/NZER
80 kWh/m²

Affordability



Rents for at least **30%** of the units are **less than 80%** of the local median market rent



FUNDING OPPORTUNITIES

PROJECT STAGE	Funding offer
<p>PLANNING</p>	<ul style="list-style-type: none"> • Grant up to \$30,000 • Up to 80% of eligible costs
<p>STUDY</p>	<ul style="list-style-type: none"> • Grant up to \$250,000 • Up to 80% of eligible costs
<p>PILOT PROJECT</p>	<ul style="list-style-type: none"> • Grant up to \$500,000 • Up to 80% of eligible costs
<p>CAPITAL: RETROFIT (MINIMUM 25% ENERGY IMPROVEMENT)</p>	<ul style="list-style-type: none"> • Financing up to \$10 million • Up to 80% of eligible total project costs • Grant based on energy performance • Grants are 35% to 60% of GMF funded amount
<p>CAPITAL: NEW BUILD (NZE/NZER)</p>	<ul style="list-style-type: none"> • Financing up to \$10 million • Up to 20% of eligible total project costs • Grants are 60% of GMF funded amount



PLANNING GRANT

Qualicum Parksville Kiwanis Housing Society

Municipality: Qualicum Beach, BC

Grant: \$25,000

Units: 50



CAPITAL PROJECT

Lower Columbia Affordable Housing Society

Municipality: Rossland, BC

Grant: \$1.6M

Loan: \$1.6M

Units: 37



~75%

GHG reduction

~27%

energy use reduction

PATHWAYS TO PROJECT FUNDING

	The Centre	FCM (SAH)	CMHC
Pre-project organization capacity and strategic planning	STF		
Options identification, needs assessments and community engagement	STF	PLANNING GRANT	
Detailed energy assessment, business plan and financial feasibility		STUDY GRANT	SEED FUND
Construction through to occupancy permit		CAPITAL FINANCING	AHF



APPLICATION PROCESS

PLANNING GRANT

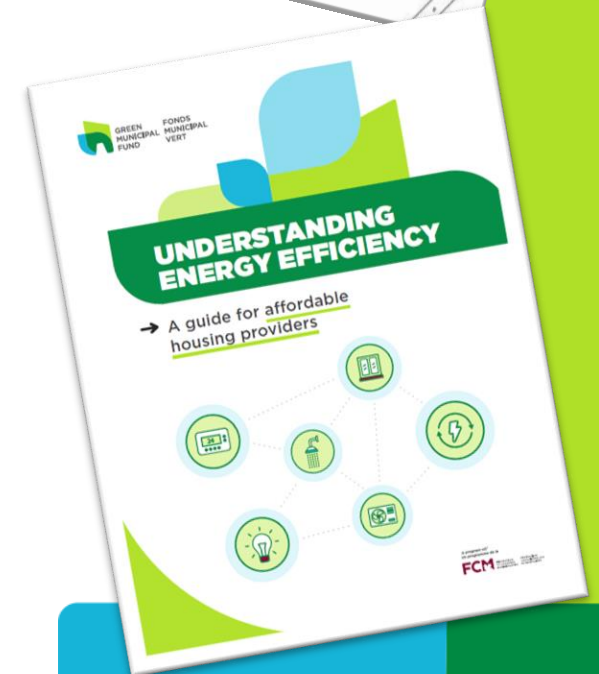
- Simple, straightforward process
- Application and project workbook online

STUDIES/PILOTS/CAPITAL PROJECTS



CAPACITY BUILDING

- Tools and resources:
 - Case studies
 - Fact sheets
 - Resource library
 - Understanding Energy Efficiency Guide
 - Toolkit: Navigating Energy Efficient Affordable Housing
 - SAH funding roadmap, project cashflow calculator and energy benchmarking tool, funder's list, case study
- Training
 - Building Operator's Training
- Webinars, workshops and presentations
- Peer learning for retrofit planning/study grant recipients
- Regional Energy Coaches



REGIONAL ENERGY COACHES

- Coach affordable housing providers to plan efficient retrofits by:
 - Conducting walk through energy assessments
 - Identifying conservation opportunities and project options
 - Supporting business case development
- Share opportunities across funding landscape
- Support project planning
- Program site: fcm.ca/en/resources/gmf/regional-energy-coaches
- BCNPHA: dami@bcnpha.ca



BCNPHA

BC Non-Profit Housing Association



Co-operative Housing
Federation of Canada



Community Housing
Transformation Centre
Centre de transformation
du logement communautaire



CONNECT WITH US

Program information:
fcm.ca/sustainableaffordablehousing

Subscribe to our newsletter for the latest updates:
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Contact us:
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