

Appendix A: Status of Healthy Housing Strategy Actions

March 2020

Key Direction: Promote and Protect Rental Housing

Action	Lead	Status	Details
Align land investments with community housing objectives	City of Kelowna (Strategic Investments) and Interior Health	In progress	<p>This action has been postponed due to prioritizing working with BC Housing on land investments. This action will be completed in 2020.</p> <p>Proposed statement to Interior Health's Land Management Framework to maintain rental housing stock.</p>
Research and inventory existing purpose-built rental housing	City of Kelowna (Policy & Planning)	Complete	<p>The Rental Housing Inventory was approved by Council on August 26, 2019 (Item 4.3).</p> <p>Rental Housing Inventory included:</p> <ul style="list-style-type: none"> • Created current, updatable, and publicly accessible database; • Connected with property owners and managers to determine challenges and opportunities to maintain and/or upgrade rental stock; • Connected property owners and managers to funding opportunities; and <p>Provided information to inform policy and regulatory options to protect existing rental buildings.</p>
Update regulations to protect the rental stock from the impacts of short-term rentals	City of Kelowna (Development Planning)	Complete	<p>Short-term rental bylaws were adopted April 8, 2019. Under the new rules, a homeowner or primary resident can legally rent their principal residence for periods of 29 days or less.</p> <p>These regulations will be reviewed in late 2020/2021.</p>
Reduce the cost of developing affordable, purpose-built rental housing	City of Kelowna (Policy & Planning)	Complete	<p>An additional annual budget of \$60,000 per year was approved for the years 2019-2022 for an increase of \$180,000 ongoing budget.</p> <p>Approved by Council on August 12th, 2019 Council Report (Item 5.4)</p>

			Updated Rental Housing Grant Program: <ol style="list-style-type: none"> 1. Shift focus to non-market long-term rental projects; 2. Require projects to be located in areas with transit and amenities. 3. Lift requirement of City of Kelowna housing agreement for projects with long-term operating agreement with BC Housing.
Revise tax incentives for purpose-built rental housing	City of Kelowna (Policy & Planning)	Complete	Approved by Council on August 12 th , 2019. Council Report (Item 5.4) Updated Rental Tax Exemption Program: <ol style="list-style-type: none"> 1. Eliminate 3 per cent vacancy requirement 2. Introduce location requirement, focus on areas with transit and amenities 3. Remove requirement of City of Kelowna housing agreements for projects with long-term (+15 years) agreements with BC Housing

**Key Direction: Improve Housing Affordability and
Reduce Barriers for Affordable Housing**

Action	Lead	Status	Details
Align land use, housing and transportation planning	City of Kelowna (Policy & Planning and Integrated Transportation)	In progress	The Official Community Plan 2040 and the Transportation Master Plans are being developed in tandem to ensure that land use and transportation are aligned in the plans.
Implement the Energy Step Code for new housing	City of Kelowna (Policy & Planning)	In progress	The Energy Step Code Implementation Strategy for Part 9 Buildings was approved by Council on May 6, 2019 (Item 5.2). Energy Step Code Implementation Strategy included timelines and incentives including: <ul style="list-style-type: none"> • Step 1 will be in effect on December 1, 2019 • Step 3 will be in effect on June 1, 2020. Staff is currently developing an Energy Step Code Implementation Strategy for Part 3 Buildings.
Develop a Community Energy Retrofit Strategy	City of Kelowna (Policy & Planning)	In progress	Staff is currently developing a Community Retrofit Strategy for Kelowna as per the

			endorsed Council Report on December 2, 2019 (Item 4.1).
Consider the development of an Affordable Housing Land Acquisition Strategy	City of Kelowna (Policy & Planning)	In progress	Staff is currently working with a Planning consultant on the development of an Affordable Housing Land Acquisition Strategy.
Increase the supply of affordable housing through new development	City of Kelowna (Policy & Planning)	Not started	This project has not commenced, as it is tied to the Infrastructure team investigating the financing tools available for servicing growth. Pending Council's direction, this action will either be resourced or eliminated.
Reduce parking requirements for infill and affordable housing	City of Kelowna (Development Planning)	Complete	Replacing Section 8 (Parking & Loading) of the Zoning Bylaw. Lower parking requirements proposed for purpose-built rental housing projects and projects in the urban centres and urban core, along with incentives for carshare and secure bicycle storage. The bylaw was updated and adopted by Council on November 25, 2019 (Item 5.1).

Key Direction: Build the Right Supply

Action	Lead	Status	Details
Encourage universal and accessible design	City of Kelowna (Policy & Planning and Interior Health)	In progress	City of Kelowna staff are currently investigating policy options for the OCP2040. Interior Health is exploring housing related needs of clients and opportunities to support universal and adaptable design in the community.
Create more sensitive infill of lots in existing neighbourhoods	City of Kelowna (Development Planning)	In progress	Housing workshop with Council will occur in 2020.
Support a greater variety of infill housing forms	City of Kelowna (Development Planning)	In progress	Housing workshop with Council will occur in 2020. Staff will be investigating updating policies and regulations to make it easier to build a variety of infill housing types, including carriage houses.
Support a greater variety of housing tenures	City of Kelowna (Development Planning)	In progress	Housing workshop with Council will occur in 2020. Consideration will be given to rental only zones in association with new parking regulations.

Key Direction: Strengthen Partnerships and Align Investments

Action	Lead	Status	Details
Formalize a partnership with BC Housing	City of Kelowna (Policy & Planning)	Not started	Action slated for 2020.
Enhance the City of Kelowna and Interior Health's role in community collaboration and research on housing	City of Kelowna (Policy & Planning and Active Living & Culture) and Interior Health	Ongoing	<ul style="list-style-type: none"> • City's first Annual Housing Workshop was held on February 21, 2019. Approximately 80 participants representing various industries attended. • Participated in the Steering Committee for the development of BCHC Housing Action Guide for Local Governments. • Participated in the Steering Committee for the Provincial Housing Needs Reports. • Authored Housing Needs Assessment article for PIBC (spring 2019) • Housing Needs Assessment article for CMHC Housing Observer Online • City of Kelowna and Urban Matters won a PIBC Gold Award in Excellence in Policy Planning for Equity and Inclusion in Housing Needs Assessments • Interior Health created two radon resources to improve radon awareness and mitigation in new and existing homes • Interior Health supported a UBCO Faculty of Engineering Co-Housing Capstone project • Health and Housing series which is being featured bi-weekly on IH internal In-the-Loop e-magazine/website. Topics include: <ul style="list-style-type: none"> ✓ Housing & Our Health ✓ Housing & Our Health-Meeting the needs of MHSU Clients ✓ Housing & Our Health - Meeting the needs of Aboriginal people ✓ Housing & Our Health- Healthy Aging in Place ✓ Housing & Our Health- Community Partnerships

Support a Regional Housing Needs Assessment	City of Kelowna (Policy & Planning) and Interior Health	Complete	<p>City of Kelowna and Interior Health staff were part of the stakeholder team for the development of the Regional Housing Needs Assessment.</p> <p>The Regional Housing Needs Assessment is available online.</p>
Advocate to Senior Government for additional tools and funding	City of Kelowna (Policy & Planning)	Ongoing	Staff discuss housing tools with senior government such as Inclusionary zoning, Residential Tenancy Act, Housing Needs Report and DCC changes.