

Pilon, Janet

Subject: The 3-3-3 Chart (3 groups of people, 3 types of funding, 3 housing types) by Joanne Dallman

From: Joanne Dallman

Sent: February 9, 2023 5:22 PM

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To the Mayors and Councils of Ontario:

Housing is required for various socio-economic groups all across Canada and we can begin to address the issue by thinking in terms of "The 3-3-3 Chart" (Please see attached file). A broad approach to housing in any town or city should involve: 1). Providing appropriate shelter for the homeless, 2). Housing for vulnerable individuals, such as teenagers aging out of the foster system or seniors, and 3). Providing housing for those of a modest income who would like to invest in a new home.

The 3-3-3 Chart shows how these 3 categories of housing are funded. There is 1). Government funding like the Rapid Housing Initiative to house the homeless, 2). The Rapid Housing Initiative, the Ministry of Housing, Community Housing Organizations, and Private Investors might provide housing for low income people at risk of homelessness, and 3). Builders and Investors interested in creating new housing might produce Tiny Home Villages given the right circumstances.

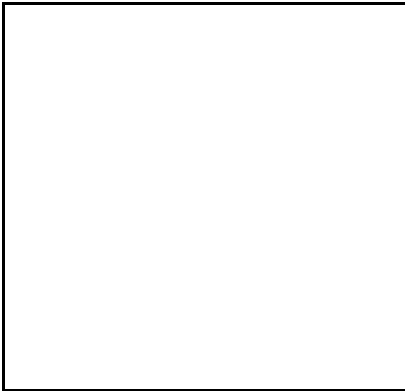
With the additional funding, through the Rapid Housing Initiative, it is possible to create housing of all 3 types simultaneously. Personally, I'd like to see the following:

- The building of a temporary homeless shelter, akin to the [Victoria BC Russell St Shelter](#), with all the appropriate facilities and staff required when housing residents with mental health and addiction issues ([see Facilities](#)).
- The creation of several tiny villages of Sleep Units, akin to the [Duncan BC modular units](#), but with all the appropriate facilities and staff required when housing residents with mental health and addiction issues.
- The refurbishment and/or renovation of buildings which are presently vacant, like hotels and nursing homes, into small apartments or congregate living facilities (see [Nanaimo's "The Dwelling Place"](#)).
- Encourage governments at all levels to support changes in zoning and also provide incentives for the creation of new types of housing, such as fully equipped tiny homes in-situ (subdivisions of unique, beautiful and well-built tiny homes).

- Plan to build a permanent homeless shelter, with 24/7 living accommodations such as "Pods" (with doors). Equip it with all the appropriate facilities and staff required when housing residents with mental health and addiction issues ([see Facilities](#)).

Our downtowns, in many cities of Canada, have gradually changed to become unsafe for all of its citizens. It will take time to recreate the downtown areas - to make them safe and accessible for all. And if we think in terms of providing "a hand up, and not a hand out", then it becomes a win-win situation for everyone!

Thank you,
Joanne Dallman



[Tiny Home Project Website \(Click Here\)](#)

Joanne Dallman

The 3-3-3 Chart

3 Groups of People	3 Types of Funding	3 Housing Types
<p><u>No income or low income.</u> <u>Homeless</u> (often with mental health and addiction issues).</p>	<p><u>Rapid Housing Initiative</u> Cities Stream Projects Stream</p> <p>Projects to be completed in 18 months.</p>	<p><u>Sleeping units of various types</u></p> <ul style="list-style-type: none"> ● “Pods” (Victoria BC Russell St Shelter). ● Cabin or modular units (Duncan BC). ● Boxcar units (Victoria BC “Tiny Town.”) <p>Shared toilets, showers & laundry.</p>
<p><u>Low income people at risk of homelessness</u></p> <p><u>Note:</u> “The Dwelling Place” model could be utilized for:</p> <ul style="list-style-type: none"> - Teenagers aging out of the foster system - Vulnerable seniors - Other groups based on age and ability. 	<p><u>Rapid Housing Initiative.</u> <u>Housing Ministry (BC Housing).</u> <u>Community Housing Organizations</u> such as Pacifica Housing and the Connective Support Society in Nanaimo (formerly The John Howard Society). <u>Private Investor.</u></p>	<p><u>Rentals geared to income</u></p> <ul style="list-style-type: none"> ● Self-contained apartments. ● Congregate housing (Nanaimo BC “The Dwelling Place”). ● Tiny homes (Fredericton NB “12 Neighbours”). <p><u>Note:</u> “The Dwelling Place” in Nanaimo is a refurbished adult care centre adapted to house vulnerable seniors. Each person has a private bedroom with a 2-piece BR. Shared showers, laundry, kitchen, dining room, TV lounge and outdoor common areas.</p>
<p><u>People of modest income</u> wanting to buy a beautiful, quality home, which will increase in value over time and is something they can afford (\$250,000-\$300,000). Tiny homes ranging from 500 sq ft - 750 sq ft. One or 2-story.</p>	<p><u>Builders/ Investors</u> One could include persons of wealth who might be interested in investing in the creation of a tiny home village</p>	<p><u>Tiny homes for purchase</u> with full bathroom and kitchen meant to stay in-situ (not on wheels or chassis). Ideally the village of homes would share a central common space where there would reside a children’s play area and a covered picnic area.</p>