



Whitehorse Chamber of Commerce

Housing Policy

January 16, 2017

Background:

Affordable housing, that is liveable, with appropriate levels of inventory, is part of what makes our cities and communities welcoming places to live, work and start a business. It's also integral to retaining workers, attracting new and skilled employees and making Whitehorse and Yukon welcoming to all. Governments at all levels - municipal, territorial, First Nations and NGO's have recognized the need for Affordable Housing, at all levels of the housing market. In Whitehorse rents for people living on their own, and house prices, are simply out of reach for many residents. That's a threat to our quality of life and our labour market in trying to attract and retain qualified employees as well as the sustained economic growth of Yukon.

In 2011, because of the shortage of building lots in Whitehorse and the subsequent rise in housing prices, the Whitehorse Chamber of Commerce wrote a report titled "Recommendations for Alleviating the Housing Crisis". Also, the City has recognized the urgency of the affordable housing issue, the Anti Poverty Coalition came out with their "A Home for Everyone" report and First Nations have been arguing 'Housing First' for years. Local governments are finding innovative ways to tackle Canada's housing crisis, but the scope and range of challenges are too complex for any one order of government to solve alone. The CMHC list of core housing needs outlines the minimum requirements for housing – below is a link to that list:

https://www.cmhcschl.gc.ca/en/hoficlincl/observer/observer_044.cfm

Policy:

The Goal of the Whitehorse Chamber of Commerce is to help create a balanced, and affordable Housing Marketplace in Whitehorse– to create mobility in the marketplace and recognize the needs of those at all stages of their housing status.

To meet this goal the Whitehorse Chamber of Commerce Will:

1. Continue to sit on the HAP Implementation Committee and utilize the information and data that comes from that Committee as well as the Steering Committee for the development of the property known as Fifth and Rogers and the Vulnerable Peoples Steering Committee.
2. Use our bulletin, website and e-mail database in order to educate and communicate with the business community with information on the state of the housing continuum as it becomes available. Continue to be aware of and share information on the trends in the housing marketplace, programs, and issues as they arise.
3. To share with stakeholders programs to stimulate the development of product, and advocate for even and fair policies in finding solutions to needs of the marketplace.
4. Represent the business community's needs, as required, when dealing with the Housing issue by surveying the community and getting input from businesses on the issues as they present themselves.
5. Have a balanced approach to resolving Housing issues that takes into account all sectors of our economy, from landlords, to developers, to employers to governments at all levels including First Nations, to those seeking housing.
6. Support Government intervention in the area of social housing and housing people who are 'hard to house' and require supports that the standard market cannot provide.
7. Be pro-active in helping to resolve housing issues in Whitehorse.
8. Work with other associations such as the Yukon Chamber of Commerce, and others, to keep up-to-date on the housing situation in the Communities and the work being done to assist the communities.