10 Year Housing and Homelessness Plan

Annual Progress Report - The County of Lambton



Acknowledgements



The County of Lambton would like to thank the following community partners for their participation on the Lambton County Housing and Homelessness Advisory Committee:

Bluewater Health

Canadian Mental Health Association Lambton
Children's Aid Society Sarnia-Lambton Branch
Chippewas of Kettle & Stony First Nation
Community Legal Assistance Sarnia
Community Living Sarnia-Lambton
Erie St. Clair Local Health Integration Network
John Howard Society
Kettle & Stoney Point Housing
Lambton County Developmental Services
Lambton Elderly Outreach
Lambton Public Health
Social Services Division

North Lambton Community Health Centre
Ontario Provincial Police
Red Cross Sarnia-Lambton Branch
River City Vineyard
Sarnia Jail - Ministry of the Solicitor General
Sarnia Police Services
Sarnia-Lambton Native Friendship Centre
Sarnia-Lambton Rebound
The Inn of the Good Shepherd
The Salvation Army
United Way Sarnia-Lambton
Women's Interval Home

Foreword



Valerie Colasanti - General Manager, Social Services Division

I am pleased to present the 2021 Progress Report on the County of Lambton's 10-Year Housing and Homelessness Plan (2014-2023). In 2021 Lambton County made significant strides towards the vision of our community plan to ensure that every person has an affordable, suitable and adequate home. Through strong local partnerships our community met the extreme challenges posed by the pandemic and unfavorable housing market conditions to reduce the impacts on the most vulnerable members of our community. The flexibility, responsiveness, and persistence of our many community partners contributed to unprecedented placements into permanent housing, hundreds of diversions from emergency services and the expansion of available local housing solutions. Moving forward, our continued work towards coordination of services, particularly across sectors, will lead us towards our goals of preventing and ending chronic homelessness and ensuring housing stability for all members of our community.

2021

Vision

The County of Lambton's 10 Year Housing and Homelessness Plan frames the planning and delivery of housing and homelessness supports within our community.

Each year Lambton collaboratively works towards the four strategic goals outlined by the plan to achieve the vision that "Every person has an affordable, suitable and adequate home".





Strategic Goals

#1

Increase and sustain supply and appropriate mix of affordable housing.

#3

Establish a coordinated housing and homelessness service system.

#2

Increase access to affordable housing and supports that meet people's needs to achieve housing stability.

#4

Ending homelessness.

2021



Highlights

151

Housing Placements

Individuals progressed out of homelessness and into housing.

264

Successful Diversions

Individuals diverted from entering the emergency shelter system.

580

Shelter Admissions

Individuals provisionally accommodated through emergency shelter.

1043

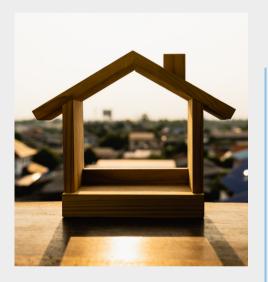
RGI Assisted Households

Households assisted in rent-geared-to-income (RGI) units supported by the County.



Increase and Maintain Supply and Appropriate Mix of Affordable and Adequate Housing

In 2021, the County of Lambton and partners advanced Goal #1 through four key initiatives; the affordable housing reserve, the ongoing Capital Asset Management and Funding Plan, exploring supportive land use policies, and creating affordable housing.





Affordable Housing Reserve

In 2021, Council supported the creation of an 'Affordable Housing Reserve'. \$1,975,032 was moved from the general housing reserve to the new affordable housing reserve. Each year, pending budget approval, funding will be added to the reserve.



Capital Asset Management and **Funding Plan**

2021 marked the 6th year of the County of Lambton's 10-Year Capital Asset Management and Funding Plan. \$4M dollars annually assists in addressing identified capital needs of the 830 County-owned social housing units.



Supportive Land Use Policies

In November of 2021, J. Consulting Group hosted a meeting providing research on supportive land use policies, and the successful development of affordable housing. Participants included local **Chief Administrative Officers**, Treasurers, Planners, and members of council.



Creation of Affordable Housing

Prior to 2021 there were 67 new affordable housing units approved throughout the County of Lambton, which are progressing as follows:

Affordable Housing for Seniors - Maxwell Park Place (MPP)

24 affordable units were approved prior to 2021 including 6 accessible units. Construction began in November of 2021, with occupancy expected in late 2022. Seniors in need of affordable housing may apply for units through the County's Housing Services.

Affordable Housing for Indigenous Communities - Ontario Aboriginal Housing Services (OAHS)

40 affordable units were approved prior to 2021. Currently the OAHS has a zoning amendment application submitted to the City of Sarnia. Construction is expected to start in 2022 with occupancy in 2023. The Sarnia-Lambton Native Friendship Centre (SLNFC) will be housed on the main floor of the new build, offering services to residents and the broader community.

Affordable Home Ownership - Habitat for Humanity

3 affordable home builds were approved with Habitat for Humanity prior to 2021. Construction on these units occurred throughout 2021 with move-ins and key ceremonies anticipated in 2022.

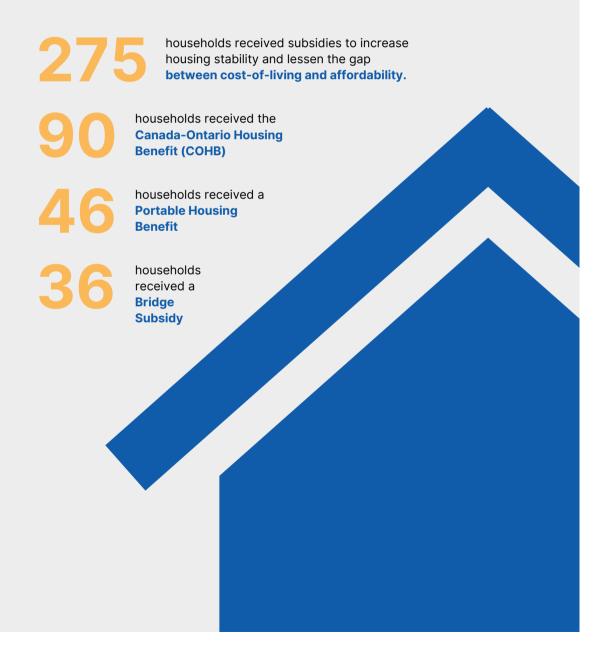






Increase Access to Affordable Housing and Supports that Meet People's Needs to Achieve Housing Stability

The County of Lambton's Housing department offers a range of supports, services and subsidies to make housing units more affordable and sustainable throughout the County. These include:



Affordable Home Ownership



4 households

received funds under the Homeownership Downpayment Assistance program in 2021

The Homeownership Down Payment Assistance program offers financial assistance to eligible households living in rental accommodations with one-time assistance in the form of a 20-year forgivable loan, for a 10% down payment to be used towards the purchase of a home with a maximum purchase price of \$300,000.



22 households

received funds under the Lambton Renovates program in 2021

The Lambton Renovates program offers financial assistance to eligible households requiring major repairs and rehabilitation to make the home safe while improving energy efficiency. Eligible renovations include, but are not limited to: modifications to increase accessibility, heating systems, foundations, and electrical systems

Housing Advocacy Program

Throughout 2021, Community Support Workers (CSWs) from the Housing Advocacy Program assisted individuals in community housing to access supports and services for ongoing tenancies.

- · regular telephone check-ins with tenants
- mediation of tenant conflicts and complaints
- assistance with budgeting and eviction prevention

134 clients were assisted per month in 2021



Canadian Mental Health Association Lambton-Kent

Canadian Mental Health Association Lambton-Kent collaborates with the County of Lambton Social Services Division across **four** key housing and homelessness prevention initiatives. CMHA integrates services offered across these programs to provide clients with wrap-around supports. Throughout the lifetime of the supportive housing program, there have been **zero evictions**.



Supportive Housing Program

Provided <u>34 individuals</u> with supportive housing. Participants receive housing case management assistance as well as a portable supplement to assist with rent.

Poverty Reduction Program

Provided <u>36 individuals</u> in receipt of Ontario Works (OW) or Ontario Disability Support Program (ODSP) with a monthly supplement, to assist with financial and mental health supports.

Overflow Shelter Assistance

Provided <u>22 individals</u> with supportive housing placements out of emergency shelter, in order to meet demands on the shelter system following COVID-19. CMHA workers visited shelters twice a week, and individuals enrolled in the program received life skills assistance, housing case management, and a portable rent supplement.

Reaching Home Life Skills Worker

The Life Skills Worker works collaboratively with Supportive Housing Programs and the community's shelter locations. Supports offered to clients include cleanliness skill-building, mediation of landlord-tenant conflicts, assistance facilitating bedbug remediation and other local services such as transportation to medical appointments.

Supportive Housing Programs

The County of Lambton's Ontario Works department collaborates with a range of supportive housing providers, and administers supportive housing services to prevent housing loss among clients with intensive needs. These include:





Mental Health and Social Services Team

The Mental Health and Social Services Team (MHASST) is a collaborative effort between Ontario Works (OW) and CMHA that supports individuals in receipt of OW to connect with and receive services that improve mental and physical health, housing, substance use management, and more.



Domiciliary Hostels

The Domiciliary Hostels program provides supportive housing with 24/7 care to adults with physical and/or mental disabilities who require assisted living.

In 2021, **34 individuals were supportively housed** through Lambton's two domiciliary hostels.



Homemakers Program

The Homemakers program provides services such as cleaning, laundry, meal prep, and shopping assistance to support increased quality of life and prevent housing loss.

In 2021, **40 individuals were** supported to maintain quality living conditions through Homemakers.

Transitional Housing Programs



The Inn operates a transitional housing program for adults, offering 10 housing units with 19 beds total on-site at the Good Shepherd's Lodge. This program has dedicated programing aimed at building life skills such as budgeting, cooking, and stress management.



Ryan's Story

ackground

Ryan entered emergency shelter at the Good Shepherd's Lodge in March of 2021. After exhausting all options, he became homeless and was in and out of shelter throughout summer and fall. Ryan is a father to two young children and required assistance to get back on his feet and support his family.

upports

During Ryan's last stay in shelter, he asked to be considered for the Inn's Transitional Housing program. His application was accepted, and he moved into his transitional unit at the start of 2022. Ryan immediately got to work with the transitional housing worker to build a sustainable plan for self-sufficiency.

Jutcomos

Ryan was inspired by the workers who assisted him, and decided to apply to Lambton College's Social Services Worker program. He was accepted, and in Spring of 2022, Ryan moved into his own 2-bedroom apartment with the help of a rent-subsidy. Ryan can now have his children over for visits, and complete his schoolwork in a quiet space that he can call home.



💮 Establish a Coordinated Housing and Homelessness **Service System**

In 2021, the County of Lambton and partners advanced Goal #3 through five key initiatives; Reaching Home sub-projects, community homelessness enumeration, increased outreach efforts, hosting the by-name list in HIFIS, and developing local housing prioritization.

Reaching Home

2021 marked Lambton's second year of federal Reaching Home funding. The County allocates these funds to local sub-projects through the Community Advisory Board (CAB), a local committee of homelessness service providers responsible for directing and approving coordinated access initiatives.

Six

Local Sub-projects



Coordinated Access Planning - The planning, coordination, and implementation of Coordinated Access in Lambton County by the Social Services Division.



Emergency Housing Overflow - The increased capacity of emergency shelter through overflow beds and the creation of physically distant lodging at the Good Shepherd's Lodge.



Indigenous Supportive Housing - The creation of a Supportive Housing Worker position at the Sarnia-Lambton Native Friendship Centre, responsible for intensive case management with Indigenous clients.



Like Skills Worker - The creation of a Life Skills Worker position through CMHA, assisting clients and local shelter residents build the life-skills necessary to retain housing.



Streets to Homes Project - The increase of positions and supports available to the integrated team (see Goal #4) to facilitate long-term housing for individuals experiencing homelessness.



2SLGBTQ+ Supportive Housing Worker

The 2SLGBTQ+ Supportive Housing Worker at the Inn of the Good Shepherd is responsible for assisting 2SLGBTQ+ individuals with housing searches, ongoing tenancies, and connections to supports and services.

In August of 2021 the position was created and the worker established a caseload of clients to receive ongoing support, facilitated transitions into more permanent housing, and intensively supported clients to remain stably housed.

Beyond these client-facing services the worker began outreach hours at local 2SLGBTQ+ agencies, and offered 2SLGBTQ+ cultural competency training to service providers in Lambton County.





Homelessness Enumeration

#EVERYONECOUNTSLAMBTON

The County of Lambton conducted a Homelessness Enumeration to serve two key objectives; participating in the national Point in Time Count (PiT) required by both the Federal and Provincial governments; and conducting a Registry Week (RW) to assist with enhancing the local By Name List (BNL) of homelessness. Data was collected June 21-25, 2021.



PiT Survey Exp. Homelessness

236 respondents



Non-respondents Exp. Homelessness

89 observed



Average Age

44 years

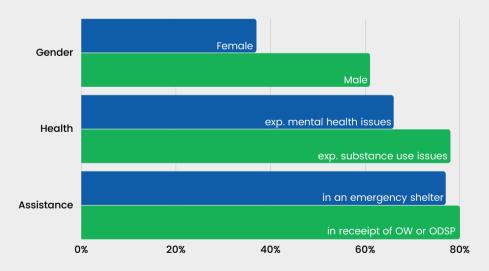


Children & Dependents

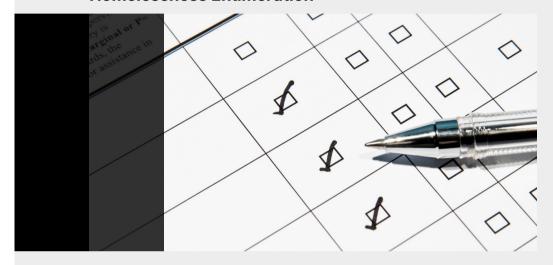
27 surveyed

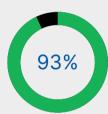
Information collected during the 2021 Enumeration will assist staff in establishing a Coordinated Access System and strengthening the BNL.

PiT Demographics



Homelessness Enumeration

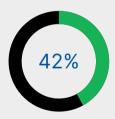




Health Concerns

219 respondents (93%) indicated that they had at least one of the following: physical illness, chronic illness, cognitive issues, mental health issues and/or substance use*.

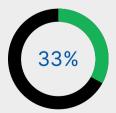
33 of these respondents (14%) reported having the tri-morbidities of physical illness, mental health issues and substance use, and chronic homelessness**



Youth Homelessness

98 respondents (42%) indicated their first episode of homelessness occurred before the age of 24.

44% of these respondents had experience in the foster care system.



Indigenous Homelessness

76 respondents (33%) identified as First Nations, North American Ancestry or Metis while the same group represents only 6% of Lambton's population.

46 of these respondents (61%) reported that they or a family member had been impacted by Residential Schools.

^{*}Reponses collected on substance use included smoking as a substance use indicator

^{**}Chronic homelessness is defined as 180 days (6 months) of homelessness in the previous year, or 546 days (18 months) in the previous three years

Outreach Services

Throughout 2021, the North Lambton Community Health Centre (NLCHC) offered outreach services to individuals staying in overflow shelters, as well as those experiencing homelessness or at-risk outside of shelter. Free and confidential outreach supports included testing for HEP C, HIV and STBBIs, sexual health safety education and supplies, psychosocial supports, naloxone kits, and safe sharps disposal. Similarly, in partnership with Lambton Public Health, a combination of EMS staff and public health nurses offered services such as harm reduction and COVID-19 testing to various emergency housing locations.

While not a complete depiction of the various efforts and successes of this initiative, below are two indicators demonstrating this work.

533 instances of Naloxone Kits & Administration Training





Needle Exchange Program Use:

455 instances

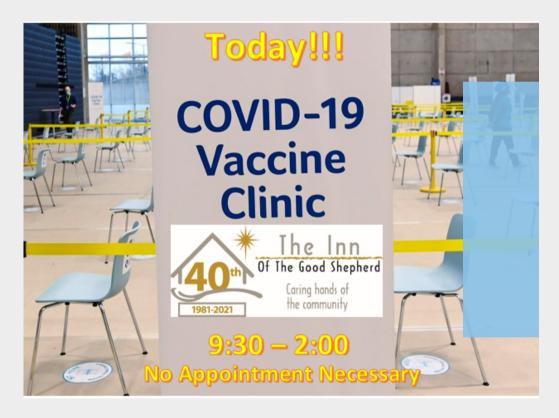


"The partnership with the staff from the County of Lambton has allowed all service providers involved to offer wrap around supports, advocacy and connection (to other service agencies/primary care/workers etc.) to the most vulnerable folks in the County. Working together has assisted service users to develop rapport with staff and build trust while breaking down barriers. This is a partnership we hope to continue and see evolve." - NLCHC



COVID-19 Vaccination Clinics

Lambton Public Health and the Inn of the Good Shepherd collaborated on increasing access to COVID-19 vaccinations for community members experiencing homelessness, through five vaccine clinics held at the local emergency shelter and overflow shelter sites throughout 2021.



These clinics were a success due to the efforts of many community partners and case workers who made their clients aware of the clinics. The **City of Sarnia** provided buses through Sarnia Transit to transport individuals from various emergency shelters clinics at no cost, and the **North Lambton Community Health Centre** and **Canadian Mental Health Association** supplied Nurse Practitioners to assist with completion of the consent form and answering medical related questions from individuals in attendance.

By-Name List



In collaboration with **Built for Zero Canada** and our Coordinated Access Service providers, Lambton progressed and collected fulsome data for the By-Name List (BNL) throughout 2021.



The BNL is a real-time **list of individuals experiencing homelessness in Lambton**. This tool assists with prioritization of clients to housing resources, and provides community-level data for identifying needs and advocating.



In October of 2021, Lambton launched the **Homeless Individuals and Families Information System** (HIFIS) across local shelters in order to centralize BNL data collection. This shared system between shelters allows clients to receive multiple services under one common consent.

Spotlight



Built for Zero Canada

Built for Zero Canada is a national change effort that advises and works with Canadian communities to end chronic and veteran homelessness. BFZ worked with Lambton in 2021 to:

- Develop prioritization criteria relevant to local service providers and community needs
- Increase comprehensiveness of coordinated access intakes and data in HIFIS
- Create opportunities to gather with and learn best practices from similar Canadian communities

Prioritization

In November of 2021, Lambton's Housing and Homelessness Advisory Committee met to discuss and decide what criteria would determine how clients experiencing homelessness in the Coordinated Access System are prioritized for housing resources.

This meeting was facilitated by Lambton's Built for Zero Improvement Advisor, who offered expertise and advised on best practices from other communities.

The following prioritization indicators were selected:



- Chronic Homelessness
 Indigenous Identity
- 3) Youth Homelessness
- 4) Tri-morbidity
- 5) Families

The County's Homelessness Prevention Team and Housing Services Department have agreed to implement a local housing policy in 2022 that ensures 1 in every 10 vacancies in County owned Community Housing units will be offered to households experiencing homelessness.





Establishing local prioritization criteria specific to Lambton ensures that the most vulnerable members of our community are housed and connected to community resources the fastest.



Ending Homelessness

The County of Lambton's homelessness service providers and staff collaborated in 2021 to reduce the impacts of COVID-19 on individuals experiencing homelessness, and focus on homelessness prevention interventions to keep clients stably housed.

Social Services Relief Funding

The County of Lambton received additional installments of the province's "Social Services Relief Funding" over the course of 2021 from the Ministry of Municipal Affairs and Housing. This funding was crucial to expanding the shelter system's capacity during COVID-19 to meet drastically increased demand. Relief included:

SSRF Phase 2 \$ 1,741,370

SSRF Phase 3

\$ 2,278,922

2020-22

\$4,020,292

- Infection Prevention and Control (IPAC) protocols and personal protection equipment (PPE) across shelters and overflow
- · Securing permanent housing for clients through rent supplements and rent utility banks
- The establishment of an additional 194 overflow shelter beds

Emergency Shelter Solutions

Emergency shelter sites made available throughout 2021 were collaboratively run between staff at the Inn of the Good Shepherd and staff from the County's Social Services Division. Clients staying at these shelters were offered daily meals, food boxes, and access to case management supports through teams such as CMHA and NLCHC.

End Homelessness



In 2021, approximately **580 unique households** were assisted through emergency shelter.

Individuals and families were provisionally accommodated at the **Good Shepherd's Lodge** (35 beds), **the Haven** (9 beds), and through the temporary **overflow shelter sites** (194 beds) funded via SSRF.

Spotlight



The Inn of the Good Shepherd

The Inn of the Good Shepherd manages two emergency shelters at the Good Shepherd's Lodge and the Haven. Beyond operating these shelters in the face on increased COVID-19 system demands, the Inn led and staffed key initiatives across the homelessness prevention system in 2021.

These initiatives included but were not limited to; vaccination clinics, food box deliveries, rent utility banks, HIFIS system implementation, and the operation of overflow shelter sites.



The Inn of the Good Shepherd

Coordinated Access Leadership

In October, the HIFIS Coordinator worked with staff at the Lodge as they piloted HIFIS for client book-ins, and became the first site to 'go live'.



Community Food Security

- The Inn delivered food boxes to shelter sites and individuals at-risk of homelessness throughout the pandemic, serving an average of 431 people from 306 households per month.
- The Inn's Soup Kitchen at John Street continued to serve hot meals to those in need, serving an average of 2,388 people per month.

Overflow Shelter Sites

- The Good Shepherd's Lodge staff and Program Coordinator were essential to the County's two overflow shelter sites, deploying workers throughout the pandemic and hiring and training staff for Central Site.
- The Inn hosted partner staff at shelter sites, including CMHA's Housing Team, NLCHC's Nurse Practitioners, Homelessness Prevention's CSWs, and Ontario Works Caseworkers.





Central Site

In December of 2021, the County and the Inn opened a temporary shelter. The purpose of this additional shelter - referred to as "Central Site" - was to create a more affordable shelter solution as the need for overflow beds decreased, and to offer centralized, onsite supports to clients through a collaborative network of homelessness service providers.

Open from December 29, 2021 - April 30, 2022





Steve's Story

ackground

At age 34, Steve found himself homeless due to his cocaine addiction. He quit his job at a local business when management started to question his dedication, after he began calling in sick after nights out doing drugs and gambling. Unemployed and without money Steve found himself sleeping rough or couch-surfing.

Supports

In December of 2020 Steve turned to the Inn of the Good Shepherd for help and was provided shelter at an overflow room for 13 months, then moved to the Central Site. Steve gained employment at a restaurant while at Central, and staff would quietly let him in after hours when he could not make the deadline to check into shelter after working late.

Jutcomes

Staff offered to assist Steve in finding a permanent place to live, but because he began working two jobs Steve was able to find a place through an advertisement on Kijiji and move into the apartment. Now 36, Steve will be moving to a new city in a couple of months to begin new employment in management at a large golf course.

Homelessness Prevention Benefits

The Rental Assistance Program (RAP) is administered through Ontario Works at the County of Lambton. Households approved for RAP receive a temporary rental supplement to meet the difference between their income and the rent of their unit.

RAP is a short-term homelessness prevention solution, to secure or maintain affordable housing while households are waiting for other rent solutions to begin. It prevents those who are at-risk of or experiencing homelessness from missing housing opportunities because they've just begun a new job or have just begun receiving appropriate supports.



RAP

- 104 households assisted in 2021
- 64 to secure housing
- 42 to maintain housing

MRB

- 766 households assisted in 2021
- Households primarily assisted to maintain housing

The Municipal Residency Benefit (MRB) is administered through Ontario Works to recipients of social assistance who are at imminent risk of homelessness. MRB may be provided to households who require assistance to access new accommodations that are sustainable, or prevent households from losing current accommodations.

Diversion

Diversion is a best-practice approach used to prevent individuals and families from entering emergency shelter, through offering timely homelessness prevention supports. These supports are specific to the household's situation, but may include services such as conflict mediation, or assistance with rental arrears.

Lambton County applies a diversion approach at a client's first point of contact across the Good Shepherd's Lodge, Community Support Workers, and Ontario Works Case Workers.



1/5
successfully diverted

264
successful diversions

1333
diversion instances

Lived Experience Perspectives

Throughout 2021, the County of Lambton began recruitment and long-term planning for a lived experience committee to consult on homelessness prevention solutions and services in Lambton.

Co-chairs from the Homelessness Prevention team and Circles Lambton team were selected to facilitate committee meetings and reach out to community members with lived experience of homelessness.

The committee's initial members were recruited and briefed on the committee's vision and purpose in December of 2021, and the group gathered together for the first time on January 13th of 2022. This committee is now officially titled "A Better Tomorrow".



Integrated Approach to Homelessness Prevention









The Integrated Team continued to assist individuals experiencing homelessness with their search for housing in 2021 and helped those who access emergency shelter to receive necessary supports and prepare for stable housing.

Throughout 2021, the team expanded partnerships beyond Ontario Works and Homelessness Prevention to include Housing Support Workers from both the Inn of the Good Shepherd and the Sarnia Lambton Native Friendship Centre. The integrated team also makes referrals to and collaborates with Canadian Mental Health Association's Supportive Housing.

The team remains focused on housing individuals, and in 2021, increased the scope of supports offered to include ongoing tenancy supports. This ensures that clients housed through the integrated team are able to successfully remain housed in their new accommodations and continually benefit from case management. Services from the team's Landlord Engagement Support Worker extend to these ongoing tenancies as well.

Anna & Calvin's Story

3ackground

Anna and Calvin have been together for years, and have a family of young children together. They entered emergency shelter in May of 2021, after escalating conflict with the family they had been staying with led to safety concerns for their children. They were placed at the overflow shelter and assisted by County staff.

upports

The family was assigned to work with a Community Support Worker (CSW) from the Integrated Team. Anna and Calvin's CSW learned what the key barriers were in their previous housing searches, and helped them get the appropriate paperwork and applications in order.

utcomes

After a long and difficult search, the family found a suitable apartment. Once moved in, daily visits were set up by the CSW. They also assisted in setting up utilities, insurance, and internet. Anna, Calvin, and their children are doing well today, and appreciate the ongoing tenancy supports from their CSW.

Chris's Story



ackgroun

In 2021, Chris experienced his first episode of homelessness after enduring a mental health crisis and serious physical health concerns. Upon entering the system, he was connected with a Community Support Worker from the integrated team.

upports

Chris had no rental history and poor credit, which made housing searches challenging. However, through advocacy from the integrated team, he was accepted for a unit. With the help of the West Lambton Community Health Team, Chris secured a nurse practitioner, who he sees regularly.

utcomes

Chris is now receiving ongoing tenancy supports from his CSW, such as budgeting, attending the food bank together, grocery shopping, and assistance with meal prep. He is stably housed and doing well.

Conclusion



10 Year Housing and Homelessness Plan,2021 Annual Progress Report

Looking ahead, there are exciting opportunities for increased impact and inclusion across the County's 10 Year Housing and Homelessness Plan goals. In 2021, the County and partners worked to create housing solutions such as increasing funding for supportive housing programs, collecting data on community homelessness and community feedback, and breaking ground on affordable builds. Housing and homelessness partners worked diligently to reduce the impact of the COVID-19 pandemic on those experiencing or at risk of homelessness.

In 2022, staff and partner agencies will work together to enhance our coordinated access approach through expanding use of HIFIS, and collaborating on local solutions to youth homelessness and housing insecurity. The County intends to address homelessness among priority groups by formalizing our community outreach model and engaging with local Indigenous partners to identify and meet needs of Indigenous individuals living off-reserve.

2021