

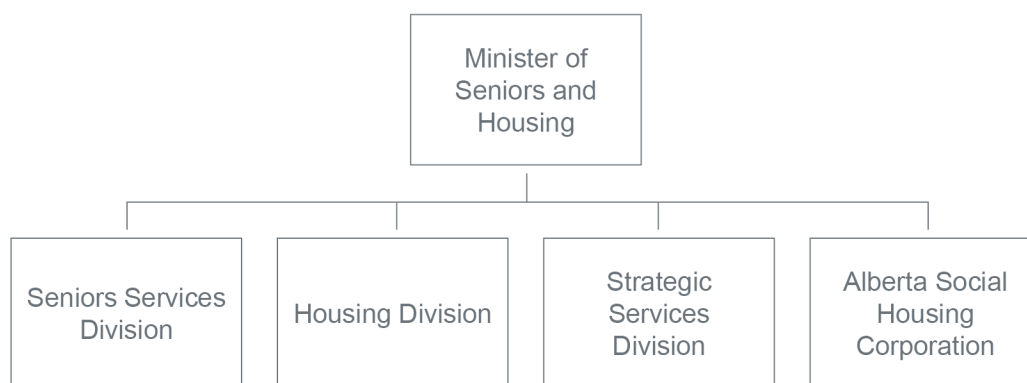
# Seniors and Housing

## Business Plan 2019–23

### Ministry Mandate and Structure

The ministry consists of the Department of Seniors and Housing and the Alberta Social Housing Corporation.

The ministry promotes the well-being and quality of life of Alberta seniors and those in need of affordable housing. It develops and delivers programs and services that assist seniors and promote safety and well-being for Alberta’s aging population. The ministry fosters the development of affordable housing and supports access to housing options for Albertans most in need. To achieve these outcomes, the ministry works with seniors, Albertans who require housing supports, and others in the network of support: families and caregivers, communities, senior-serving organizations, housing management bodies, housing providers, and other government partners.



A more detailed description of Seniors and Housing and its programs and initiatives can be found at: <https://www.alberta.ca/seniors-and-housing.aspx>.

### Ministry Outcomes

- Make life better for Alberta seniors and their caregivers
- Make housing affordable and accessible for Albertans

# Outcome 1

## What We Want To Achieve

### Make life better for Alberta seniors and their caregivers

The ministry prioritizes the well-being of seniors and the ability to age in their chosen communities. Alberta's 615,000 seniors are supported by the ministry through the delivery of high-quality programs and supports. Seniors' benefits will be maintained to help provide financial stability for seniors with low income to meet basic needs. Other initiatives focus on creating innovative community options through civil society partnerships in the priority areas of addressing ageism, elder abuse prevention, transportation, social inclusion, and engagement of diverse populations. Policies and programs will continue to be developed in response to an aging population as the number of Alberta seniors will nearly double by 2035.

### Key Objectives

- 1.1 Provide individual and community-based programs and services that support seniors to participate in their communities, and for their communities to support seniors' independence.
- 1.2 Identify opportunities for red tape reduction and cost effectiveness across senior service programs and within seniors' financial assistance programs.
- 1.3 Explore approaches to respond to needs of the diverse population of seniors, such as Indigenous, immigrant, refugee and newcomer, and LGBTQ2S+ seniors.
- 1.4 Explore innovative approaches to partner with civil society organizations to improve cross-sector collaboration in the planning and delivery of programs and services.
- 1.5 Support the needs of diverse populations of seniors who reside and contribute to the province by implementing initiatives to address ageism, elder abuse, social inclusion, transportation, caregiver supports, and aging in communities.

### Initiatives Supporting Key Objectives

- Alberta Seniors Benefit (ASB) provides financial support to more than 160,000 eligible seniors to assist with monthly living expenses. This benefit, costing \$309.9 million in 2019-20, is intended to supplement the Government of Canada's Old Age Security and Guaranteed Income Supplement programs.
- The Supplementary Accommodation Benefit (SAB), costing \$88.2 million in 2019-20, ensures seniors with low income residing in long-term care or designated supportive living have \$322 disposable income each month after paying care facility accommodation charges.
- Special Needs Assistance for Seniors (SNA), costing \$26.3 million in 2019-20, provides more than 30,000 seniors with low income with financial assistance for a range of health and personal supports.
- In 2019-20, \$11.5 million (loans) and \$1.0 million (grants) is allocated to the Seniors Home Adaptation and Repair Program (SHARP) to help eligible seniors to finance home repairs and adaptations through a low-interest home equity loan. A grant component to assist with basic and essential home repairs is available to seniors with low income who are not eligible for a loan.
- In 2019-20, \$8.2 million (loans) is allocated for Seniors Property Tax Deferral Program (SPTDP), which allows seniors to defer all or part of their property taxes through a low-interest home equity loan. The program frees up money for other expenses and helps seniors maintain independence in their homes and communities.
- In 2019-20, \$900,000 is allocated for strategic investments to address the needs of a growing seniors population by funding research, innovation projects, and other initiatives that focus on priority issues such as caregivers, age friendly communities, and transportation. This allocation also supports the implementation of 28

community grants addressing the diverse needs of seniors across the province. Grant streams are focused on addressing elder abuse, social inclusion and diverse populations, aging in community, and ageism.

## Performance Metrics

### 1.a Performance Indicator: Seniors' income relative to population

Alberta's seniors were at 75.3 per cent of Alberta's median income in 2017, compared to Canada's seniors at 78.5 per cent of Canada's median income. However, as Alberta's median income is higher than Canada's, Alberta seniors continue to have higher income than seniors do in other provinces. Seniors' median income increased by 9 per cent between 2014 and 2017, while other Albertans' median income decreased by 1 per cent.

This indicator provides a comparison for seniors' median income in Alberta and the income of all Albertans, and provides similar comparative analysis for all Canadian seniors and the general population.

Median income is the amount that divides the income distribution into two equal groups, half having income above that amount, and half having income below that amount.

### 1.b Performance Indicator: Sense of Belonging

The sense of belonging indicator is a proxy for social inclusion and community connectedness, and ties directly to the ministry's work related to social isolation, age-friendly communities, ageism, and aging in community.

In 2018, 74 per cent of Alberta seniors reported a sense of belonging to local community (somewhat strong or very strong). In 2016, 77 per cent of Alberta seniors and in 2017, 77 per cent of Alberta seniors reported a sense of belonging to local community (somewhat strong or very strong).

### 1.c Performance Measure: Alberta Seniors Benefit

In 2018-19, 77 per cent of Alberta Seniors Benefit (ASB) recipients reported that the ASB assisted them in meeting their basic needs. Data for this measure is collected every two years.

#### TARGETS

2019-20:	N/A
2020-21:	80%
2021-22:	N/A
2022-23:	80%

### 1.d Performance Measure: Special Needs Assistance

In 2018-19, 91 per cent of Special Needs Assistance (SNA) recipients reported that the SNA assisted them in meeting their individualized needs. Data for this measure is collected every two years.

#### TARGETS

2019-20:	90%
2020-21:	N/A
2021-22:	90%
2022-23:	N/A

### 1.e Performance Measure: Seniors Loan Programs

In 2018-19, 91 per cent and 89 per cent of Seniors Home Adaptation and Repair Program (SHARP) and Seniors Property Tax Deferral (SPTD) loan recipients, respectively, reported the program helped them remain in their home longer. Data for this measure is collected every two years.

#### TARGETS

	SHARP	SPTD
2019-20:	N/A	90%
2020-21:	90%	N/A
2021-22:	N/A	90%
2022-23:	90%	N/A

## Outcome 2

### What We Want To Achieve

#### Make housing affordable and accessible for Albertans

The ministry is working with housing providers to build, renew, and maintain affordable housing for the approximately 65,000 affordable housing units that serve over 110,000 Albertans, including seniors in need of specialized housing. The ministry is also working to expand the use of mixed-income housing and explore the use of public-private partnerships (P3s). The provision of affordable housing initiatives could not be possible without the ministry's partnership with numerous civil society organizations, housing management bodies, and other orders of government.

#### Key Objectives

- 2.1 Develop new capital programs that require partnership between the orders of government, community operators, and private sector to deliver new mixed-income affordable housing.
- 2.2 Review with community operators the best use of properties owned by the Alberta Social Housing Corporation for redevelopment, maintenance, and disposition.
- 2.3 Partner with community operators to redevelop the social housing portfolio with a mixed-income portfolio.
- 2.4 Maximize federal funding for Alberta under the National Housing Strategy to support housing affordability for Albertans, and protect and redevelop Alberta's affordable housing portfolio.
- 2.5 Through the Military Liaison, develop, promote, and sustain government's relationship with the Canadian Armed Forces. Help veterans and their families integrate into civilian life following their term of military service, ensure the ongoing maintenance and development of the Government of Alberta Military Families Web Portal, and provide seamless access to provincial services, including housing supports.

#### Initiatives Supporting Key Objectives

- In 2019-20, \$50.1 million is allocated to Family Community Housing, which provides 10,800 subsidized rental-housing units for families with low income, seniors, and individuals who cannot afford other housing options due to circumstance.
- In 2019-20, \$49.3 million is allocated for Seniors Community Housing. The Seniors Lodge program provides 10,250 units with meals, services, and recreational opportunities for independent seniors. The Seniors

Self-Contained Housing program provides 14,250 apartment-style units for seniors who are able to live independently with or without assistance of community-based services.

- Rental Assistance provides 11,200 private landlord and direct to tenant rent supplements to help households find affordable rental accommodation in eligible rental projects. This will cost \$67.5 million in 2019-20.
- Special Needs Housing provides 2,225 units for individuals who have special housing needs, such as seniors, people with physical disabilities, and victims of violence. In 2019-20, this will cost \$15.5 million.
- The Government of Alberta will support the affordable housing portfolio through Capital Maintenance and Renewal (\$39.8 million in 2019-20) to ensure a stable supply of affordable housing across the province, as well as through Capital Development (\$111.2 million in 2019-20) initiatives to increase the supply of affordable housing.

## Performance Metrics

### 2.a Performance Measure: Housing Facilities – Physical Condition

An integral component of providing affordable housing is providing adequate housing (i.e., housing that is in good or fair condition and not in need of any major repairs such as defective plumbing or electrical systems and structural repairs to walls, floors, and ceilings). To ensure that units in the housing portfolio provide appropriate shelter for residents, Alberta Infrastructure leads the evaluation of each of these units every five years using international facility condition standards. By tracking and reporting physical condition using the Facility Condition Index, the ministry monitors the condition of the housing portfolio and directs resources to maintain and improve units to ensure the availability of appropriate housing.

In 2018-19, 23 per cent of housing facilities were in 'good' condition, 71 per cent in 'fair' condition and 6 per cent in 'poor' condition.

#### TARGETS

	Percentage in good condition	Percentage in fair condition	Percentage in poor condition
2019-20:	24%	71%	5%
2020-21:	24%	71%	5%
2021-22:	24%	71%	5%
2022-23:	25%	71%	4%

### 2.b Performance Measure: Number of new and regenerated units

The provision and maintenance of affordable housing are priorities for the ministry. This measure helps to report on the ability of the ministry to build and regenerate units for Albertans in need of affordable housing.

In 2018-19, 790 new and regenerated units were completed.

#### TARGETS

2019-20:	700 units
2020-21:	700 units
2021-22:	1000 units
2022-23:	300 units

## 2.c Performance Indicator: Core housing need

Core housing need data for 2016 was obtained directly from Canada Mortgage and Housing Corporation.

	2001	2006	2011	2016
Alberta households in core housing need	10.5%	10.1%	10.7%	11.4%
Rental households in core housing need	23.1%	22.8%	23.2%	24.7%
Senior-led rental households in core housing need	33.5%	37.4%	41.9%	45.3%
Lone-parent family rental households in core housing need	42.4%	39.6%	41.2%	42.3%
Aboriginal rental households in core housing need	31.1%	28.1%	31.5%	30.3%

## STATEMENT OF OPERATIONS

(thousands of dollars)

	Comparable		<b>2019-20 Estimate</b>	2020-21 Target	2021-22 Target	2022-23 Target
	2018-19 Budget	2018-19 Actual				
<b>REVENUE</b>						
Other Transfers from Government of Canada	112,164	91,078	<b>110,230</b>	103,248	102,619	103,430
Investment Income	3,492	9,414	<b>9,156</b>	6,732	5,474	4,914
Other Revenue	10,627	22,503	<b>11,744</b>	11,264	10,764	10,264
Internal Government Transfers	-	8,066	<b>4,700</b>	4,500	1,200	-
Ministry Total	126,283	131,061	<b>135,830</b>	125,744	120,057	118,608
Inter-Ministry Consolidations	-	(8,066)	<b>(4,700)</b>	(4,500)	(1,200)	-
Consolidated Total	126,283	122,995	<b>131,130</b>	121,244	118,857	118,608
<b>EXPENSE</b>						
Ministry Support Services	5,375	5,600	<b>5,319</b>	5,150	4,983	4,983
Seniors Services	34,583	34,148	<b>35,477</b>	35,140	35,795	36,486
Alberta Seniors Benefit	371,142	389,908	<b>403,422</b>	416,748	428,319	436,895
Housing	11,773	12,183	<b>11,573</b>	11,073	10,407	10,407
Alberta Social Housing Corporation	261,302	289,391	<b>253,695</b>	247,800	233,070	222,447
Ministry Total	684,175	731,230	<b>709,486</b>	715,911	712,574	711,218
Inter-Ministry Consolidations	-	(332)	<b>(300)</b>	(300)	(300)	(300)
Consolidated Total	684,175	730,898	<b>709,186</b>	715,611	712,274	710,918
Net Operating Result	(557,892)	(607,903)	<b>(578,056)</b>	(594,367)	(593,417)	(592,310)
<b>CAPITAL INVESTMENT</b>						
Ministry Support Services	-	-	<b>25</b>	25	25	25
Alberta Social Housing Corporation	235,140	114,421	<b>126,111</b>	178,526	115,882	72,727
Ministry Total	235,140	114,421	<b>126,136</b>	178,551	115,907	72,752
Inter-Ministry Consolidations	-	(1,490)	-	-	-	-
Consolidated Total	235,140	112,931	<b>126,136</b>	178,551	115,907	72,752

