

ELECTION 2021

PLATFORM HIGHLIGHTS & SURVEY RESULTS

**Canada's Federal Parties on
Housing Need and Homelessness**



OUR MISSION

To engage Canadians to pledge to Vote Housing this federal election and ensure all political parties support making bold investments in affordable housing and ending homelessness.

HOW FAR VOTE HOUSING HAS COME

- Housing is on the ballot and is THE key election issue
- All parties have housing platforms, signaling re-entrenched federal leadership on housing
- Several parties have committed to ending chronic homelessness and made significant housing promises
- All parties have committed to an Indigenous housing strategy

**This is an incredible accomplishment, but our work is not done
as we prepare to hold the government to account after the campaign.**

HOW TO VOTE HOUSING

- **SEND:** Send a letter in one-click to your local candidates and party leaders and tell them the urgent need to solve the homelessness and housing crisis in Canada.
- **READ:** Read the platform highlights and survey responses from the parties as you get ready to vote. The parties have responded, now it is up to you to decide who you think will be best to end homelessness and address housing need in Canada.
- **REACH:** Reach out to friends and family and encourage them to pledge to Vote Housing.
- **SHOW:** Show your campaign pride by downloading and printing a sign, showcasing your supporter kit on social media (tag @VoteHousingCA and #VoteHousing), and adding a frame to your social media photo.
- **ACTIVATE:** Get active in your community! Download and print a one-page brochure and drop it off to your neighbours, family, and your local party candidates and tell them why you will Vote Housing this election.
- **VOTE:** Vote for the party that you feel will best end homelessness and address housing need in Canada.

FEDERAL PARTY PLATFORM HIGHLIGHTS & SURVEY

This election is about housing and homelessness. If you have pledged to Vote Housing, this analysis and compilation of survey results are your guide to elect a candidate and federal party who is committed to solving homelessness and housing precarity in Canada.

PLATFORM HIGHLIGHTS

The five party platform highlights lines up and measures the promises against Vote Housing's six-point platform. We filtered the platforms of the federal Liberal, Conservative, New Democrat, Green and Bloc Quebecois parties and focused on their commitments to housing and homelessness. Where do the parties land on Indigenous housing, ending homelessness, building and maintaining new stock, the right to housing and other critical solutions? Find out on page 2.

ALL PARTY SURVEY RESULTS

Shortly after the writ dropped on August 16, we sent the same five federal parties a questionnaire on where their parties stand on Vote Housing's six-point platform. We heard back from all the parties and are sharing their unedited answers to help voters make an informed decision on September 20th.

HOMELESSNESS AND HOUSING PRECARIETY ARE SOLVABLE PROBLEMS.

**FIND OUT EXACTLY WHERE THE FEDERAL PARTIES STAND AND
WHAT THEY PLAN TO DO ABOUT IT.**

JOIN US TODAY!

VoteHousing.ca

Read **SOLVABLE: Our Plan to End Homelessness and Address Housing in Canada**
– Vote Housing's 2021 Federal Election Platform, [here](#).

PLATFORM HIGHLIGHTS

We analyzed all of the federal party platforms with a focus on housing and homelessness. Using Vote Housing’s election platform as a guide, see how the federal party promises measure up against:

- Implementing an urban, rural, and northern Indigenous housing strategy,
- Committing to the prevention and elimination of homelessness,

- Investing in supportive housing and deeply affordable, non-market, co-op and non-profit housing,
- Committing to the progressive realization of the right to housing,

- Expanding rental assistance for low-income households.

| Vote Housing | LIBERAL | CONSERVATIVE | NDP | GREEN | BLOC |
|---------------------------------|---|---|--|---|------|
| URN Indigenous Housing Strategy | Co-develop an Urban, Rural and Northern Indigenous Housing Strategy to ensure more Indigenous people have access to safe and affordable housing. | Enact a “For Indigenous, By Indigenous” housing strategy. | Implement a co-developed, fully funded Indigenous National Housing Strategy within the first 100 days in office. | Develop an inclusive and culturally appropriate Urban Indigenous Housing Strategy. Establish a “For Indigenous, By Indigenous” housing support program for all off-reserve and urban Indigenous communities, including off-reserve Status and non-Status Indigenous peoples. | |
| Dedicated investment | Will support this strategy with \$300 million of dedicated investment. | | Strategy will be fully funded. | Allocate funding towards urban Indigenous housing providers. | |
| Indigenous-led governance | Work with Indigenous partners to create a National Indigenous Housing Centre which will see Indigenous people overseeing federal Indigenous housing programs once fully realized. | Partner with Indigenous communities and empower Indigenous Peoples with the autonomy to meet their own housing needs. | Strategy will be co-developed. | Ensure all housing in Indigenous communities is built following principles laid out in the United Nations Declaration on the Rights of Indigenous Peoples (UNDRIP) Leverage federal lands and real property for transfer to off-reserve Indigenous organizations to create housing and economic development opportunities. | |

| Vote Housing | LIBERAL | CONSERVATIVE | NDP | GREEN | BLOC |
|--|---|---|---|--|--|
| Prevention and elimination of homelessness | <p>End chronic homelessness, and reduce chronic homelessness by 50% by 2027.</p> <p>\$567 million for preventing and reducing homelessness, as outlined in Budget 2021.</p> | <p>Implement a Housing First approach.</p> <p>Implement a strategy to combat homelessness among veterans and explore the potential for using surplus military housing to provide housing for homeless veterans.</p> | <p>Work toward the goal of ending homelessness within a decade.</p> <p>End veteran homelessness.</p> | <p>Declare housing affordability and homelessness a national emergency.</p> <p>Establish a Guaranteed Livable Income program, ensuring people can cover basic expenses such as food and accommodation.</p> <p>Support Housing First Initiatives and other models of improving health outcomes.</p> <p>Increase access to shelters by investing \$40 million over 4 years in the Shelter Enhancement Program, providing more than 2,100 new and renovated spaces in first-stage shelters and hundreds of spaces in transition houses.</p> <p>Support existing youth shelters and other infrastructure through federal grants</p> <p>Invest in the creation of new youth shelters in urban and small urban centres.</p> <p>Remove shelter maximum stays for youth.</p> | <p>Make permanent the funding envelope for homelessness at levels realized during the pandemic.</p> <p>Provide Quebec its share of unconditional federal funding for homelessness.</p> |
| Construct 50,000 units of supportive housing over 10 years | | <p>Invest \$325 million over the next three years to create 1,000 residential drug treatment beds and build 50 recovery community centres across the country.</p> | <p>Fast-track the purchase, lease and conversion of hotels and motels for emergency housing relief until more permanent, community-based solutions are available.</p> | <p>Invest in the construction and operation of 50,000 supportive housing units over 10 years.</p> | |

| Vote Housing | LIBERAL | CONSERVATIVE | NDP | GREEN | BLOC |
|---|--|---|--|--|---|
| Build/acquire 300,000 units of non-market housing over 10 years | <p>Increase funding to the National Housing Co-Investment fund by a total of \$2.7 billion over 4 years. These extra funds will be dedicated to: helping affordable housing providers acquire land and buildings to build and preserve more units, extending the model of co-operative housing to new communities, accelerating critical repairs, and develop projects for vulnerable groups such as women, youth, and persons with disabilities.</p> <p>Build more than 20,000 more units of new affordable rental housing, and ensure 130,000 units are revitalized through repair.</p> <p>\$4 billion Housing Accelerator Fund for Canada's largest cities to create 100,000 new middle-class homes by 2024-25.</p> | <p>Release at least 15% of the federal government's real estate portfolio for housing and improve the Federal Lands Initiative.</p> <p>Enhance the viability of using Community Land Trusts for affordable housing by creating an incentive for corporations and private landowners to donate property to Land Trusts for the development of affordable housing.</p> <p>Make housing more affordable by building 1 million homes over the next three years.</p> | <p>Provide at least 500,000 units of quality, affordable housing in the next ten years, with half of that done within five years. This will include social housing, community and non-market housing, and accessible housing.</p> <p>Will invest at least 3 billion more per year in social housing and will facilitate the construction of co-operative and non-profit housing.</p> <p>Provide fast-start funds to streamline the application process for co-op, social and non-profit housing construction, including by mobilizing federal resources and lands.</p> <p>Waive the federal portion of the GST/HST on the construction of new affordable rental units.</p> | <p>Build and acquire a minimum of 300,000 units of deeply affordable non-market, co-op and non-profit housing over a decade.</p> <p>Allocate 1% of GST to housing and other municipal infrastructure.</p> <p>Fund the purchase of buildings by non-profit and co-operative affordable housing organizations.</p> <p>Create a Canada Co-op Housing Strategy. Update the mechanisms for financing co-op housing in partnership with CMHC, co-op societies, credit unions and other lenders.</p> <p>Require construction projects receiving federal funding to remain affordable over the long term.</p> <p>Expand the Rapid Housing Initiative.</p> <p>Restore tax incentives for building purpose-built rental housing.</p> | <p>Progressively invest in social, community and affordable housing, until investment reaches 1% of annual revenue.</p> <p>Reorganize the National Housing Strategy to create an acquisition fund to allow co-operatives and non-profits to to acquire residential buildings in order to preserve affordability and convert them to social, community and deeply affordable housing.</p> <p>Prioritize federal surplus properties for the development of social, community and deeply affordable housing.</p> |
| Expand rental assistance for low-income households | | <p>To help transition to long-term housing, provide women with children living in shelters an expanded Canada Child Benefit of \$500 per month per child for the first year and \$250 per month per child for the second year.</p> | <p>Rental assistance for co-ops as part of the 500,000 unit commitment.</p> <p>Up to \$5,000 per family per year to assist in paying rent until long-term solutions are in place.</p> | <p>Provide a retroactive residential arrears assistance program to protect Canadians at risk of eviction or of being driven into homelessness due to accumulated rent arrears</p> <p>Redefine affordable housing using a better, updated formula, that accounts for regional variations across the country</p> | |

| Vote Housing | LIBERAL | CONSERVATIVE | NDP | GREEN | BLOC |
|---|--|---|---|--|---|
| Progressive realization of the right to housing | Appoint a new Federal Housing Advocate within the first 100-days | | Fully implement the right to housing. | Appoint a Federal Housing Advocate, as established in the National Housing Strategy Act. | |
| Curtail financialization | <p>Deter unfair rent increases that fall outside of a normal rent change by requiring landlords to disclose on their tax filing the rent they receive pre- and post-renovation, and implement a proportional surtax if the increase in rent is excessive.</p> <p>Review the tax treatment of large corporate owners of residential properties such as Real Estate Investment Trusts (REITs), and put policies in place to curb excessive profits while protecting small independent landlords.</p> <p>Review the down payment requirements for investment properties.</p> <p>Establish an anti-flipping tax on residential properties, requiring properties to be held for at least 12 months.</p> <p>Ban foreign money from purchasing non-recreational residential property in Canada for the next two years (unless this purchase is confirmed to be for future employment or immigration)</p> <p>Impose a national tax on non-resident, non-Canadian owners of vacant, underused housing and foreign-owned vacant land within large urban areas.</p> | Ban foreign investors not living in or moving to Canada from buying homes here for a two year period after which it will be reviewed. | <p>Impose rules on CMHC loans to combat renovictions.</p> <p>Place 20% foreign buyers tax on the sale of homes to individuals who aren't Canadians citizens or permanent residents.</p> | <p>Raise the "empty home" tax for foreign and corporate residential property owners who leave buildings and units vacant.</p> <p>Assess the role of real estate investments trusts (REITs) in Canada's housing market.</p> <p>Close tax haven loopholes that allow foreign investors to hide the names of beneficial owners of properties in Canada.</p> | Put a tax on real estate speculation in order to counter the artificial rise in the housing market. |

| Vote Housing | LIBERAL | CONSERVATIVE | NDP | GREEN | BLOC |
|--|--|---|--|--|--|
| Address equity-seeking community needs | | | | Require that housing developments that receive federal funding must ensure 30% of all units must be deeply affordable and/or available to people with disabilities and special needs. | |
| Engage people with lived experience | | | | Assist urban and rural Indigenous people in identifying emergency accommodations and affordable housing options for youth, Elders, 2SLGBTQIA+, and vulnerable populations. | |
| Expand rental assistance for low-income households | | To help transition to long-term housing, provide women with children living in shelters an expanded Canada Child Benefit of \$500 per month per child for the first year and \$250 per month per child for the second year. | Rental assistance for co-ops as part of the 500,000 unit commitment. Up to \$5,000 per family per year to assist in paying rent until long-term solutions are in place. | Provide a retroactive residential arrears assistance program to protect Canadians at risk of eviction or of being driven into homelessness due to accumulated rent arrears. Redefine affordable housing using a better, updated formula, that accounts for regional variations across the country. | |
| Other | Provide \$2 billion over 4 years for housing in First Nation, Inuit, and Metis communities. \$1 billion Rent-to-Own program to develop and scale up rent-to-own projects with private, not-for-profit, and co-op partners. Work with partners so they are able to set-aside a portion of new housing stock for rent-to-own. Create a stream for current renters and landlords, particularly those in condo settings, to immediately enter into a rent-to-own agreement. \$600 million to support the conversion of empty office and retails space into market-based housing. | Implement a Northern Housing Strategy that will provide the territories with federal housing funding; ensure that funding is stable and predictable; and work with Indigenous groups including the Inuit, and with resource companies investing in the north to ensure that housing gets built. Extend the ability to defer capital gains tax when selling a rental property and reinvesting in rental housing. Encourage foreign investment in purpose-built rental housing that is affordable to Canadians. | Provide resources to facilitate co-housing. Address the infrastructure deficit in Northern communities, including in housing. Re-introduce 30-year terms to CMHC insured mortgages on entry-level homes for first time home buyers. Doubling the Home Buyer's Tax Credit. Work with the provinces to create a public beneficial ownership registry to increase transparency about who owns properties, and require reporting of suspicious transactions in order to help find and stop money laundering. | Establish a national moratorium on evictions until the pandemic is over. Create national standards to establish rent and vacancy controls Provide tax credits for gifts of lands and buildings for community land trusts to provide affordable housing. Remove the "deemed" GST whenever a developer with empty condo units places them on the market as rentals. | Reform the home ownership regime to take into account different realities of Quebec households and increasingly diverse family situations. |

| Vote Housing | LIBERAL | CONSERVATIVE | NDP | GREEN | BLOC |
|-------------------|---|--|-----|---|------|
| Other (continued) | <p>Introduce a tax-free First Home Savings Account so Canadians under age 40 can withdraw up to \$40,000, tax-free, toward a home purchase.</p> <p>Implement changes to the First Time Homebuyers Incentives, by offering a loan that is repayable at the time of sale.</p> <p>Implement a multigenerational Home Renovation tax credit for families wishing to add a secondary unit to their home for the purposes of allowing an immediate or extended family member to live with them.</p> <p>Double the First-Time Home Buyers Tax Credit.</p> <p>Reduce the price charged by CMHC for mortgage insurance by 25%.</p> <p>Increase the insured mortgage cut-off from \$1 million to \$1.25 million, and index this to inflation.</p> <p>Establish the Canada Financial Crimes Agency.</p> <p>Introduce a Home Buyers' Bill of Rights, which bans blind bidding; establishes a legal right to a home inspection; ensures transparency on history of recent house sale prices; requires realtors to disclose when they are involved in both sides of a potential sale; establishes a beneficial ownership registry; ensures banks and lenders offer mortgage deferrals for up to 6 months in the event of job loss or major life event; and requires mortgage lenders to act in your best interest</p> | <p>Require municipalities receiving federal funding for public transit to increase density near the funded transit.</p> <p>Explore converting unneeded office space to housing.</p> <p>Implement changes to the Proceeds of Crime and Terrorist Financing Act, and give FINTRAC, law enforcement, and prosecutors the tools necessary to identify, halt, and prosecute money-laundering in Canadian real estate markets.</p> <p>Examine the findings and recommendations of the Commission of Inquiry into Money Laundering in British Columbia, and quickly implement recommendations at the federal level.</p> <p>Establish a federal Beneficial Ownership Registry for residential property.</p> <p>Encourage a new market in seven- to ten-year mortgages.</p> <p>Remove the requirement to conduct a stress test when a homeowner renews a mortgage with another lender.</p> <p>Increase the limit on eligibility for mortgage insurance and index it to home price inflation.</p> <p>Mortgage stress to treat permanent and non-permanent employees equally.</p> | | <p>Refocus the core mandate of CMHC to support the development of affordable, non-market and co-operative housing.</p> <p>Appoint a Minister of Housing.</p> <p>Develop a rural housing strategy.</p> | |

SURVEY RESULTS

Shortly after the Election 44 writ dropped, the Vote Housing campaign sent all five major federal parties a survey to determine what their plans are to solve homelessness and housing precarity if they take office after September 20.

The survey drew from Vote Housing’s election platform, which are six actionable policies that political parties should commit to if they’re truly committed to ending homelessness and housing need in Canada.

READ THE RESPONSES:

LIBERAL
PARTY

CPC responses will
be added when
received

NDP

GREEN
PARTY

BLOC
QUEBECOIS

The parties answered these survey questions:

1. Will you implement an urban, rural, and northern Indigenous housing strategy containing both dedicated investments and an Indigenous-led governance structure?
 - a. If yes, what steps will you take to launch that strategy?
 - b. If no, how will you address the housing needs of Indigenous households in urban, rural and northern settings?
2. Will you commit to the prevention and elimination of homelessness?
 - a. If yes, how will you act to fulfill the commitment?
 - b. If no, how will you address the prevention and elimination of homelessness?
3. Will you invest in the construction and operation of a minimum of 50,000 units of supportive housing over a decade?
 - a. If yes, how will you achieve that target?
 - b. If no, how will you support people with complex needs who are at risk of chronic homelessness?

4. Will you build and acquire a minimum of 300,000 units of deeply affordable non-market, co-op and non-profit housing over a decade?
 - a. If yes, how will you achieve that target?
 - b. If no, will you take any other actions to increase the supply of deeply affordable non-market, co-op and non-profit housing?
5. Will you commit to the progressive realization of the right to housing?
6. Will you commit to curtailing the impact of financialization of rental housing markets?
 - a. If yes, how will you curtail the impact of the financialization of rental housing?
 - b. If no, how will you support Canadians impacted by Canada’s ongoing and rapid loss of modestly priced rental housing stock?
7. Do you commit to addressing the unique needs of members of groups that face historic and ongoing forms of marginalization or oppression who seek the removal of barriers to their equitable and full participation in society in the National Housing Strategy?
 - a. If yes, how will you address these needs?
 - b. If no, what policies or message do you have for the equity-seeking communities in the National Housing Strategy?
8. Do you commit to ensuring people with lived expertise of housing need and homelessness are engaged in all levels of policy development and implementation?
 - a. If yes, what strategies are you considering for inclusion in decision-making processes?
 - b. If no, how will you ensure that the lived expertise of housing need and homelessness is reflected in decisions?
9. Will you expand and make permanent rental assistance for low-income households to reduce core housing need and prevent a wave of new homelessness resulting from the pandemic?
 - a. If yes, what plans do you have to expand rental assistance?
 - b. If no, will you take any other actions to reduce core housing need and prevent a new wave of homelessness resulting from the pandemic?



PLEDGE TODAY!

VoteHousing.ca
info@votehousing.ca

Vote Housing is a national non-partisan campaign harnessing the power of people across the country to pledge to vote housing this federal election. We are a grassroots advocacy campaign led by the Canadian Lived Experience Leadership Network, the Canadian Alliance to End Homelessness, the Canadian Housing & Renewal Association, and the Co-operative Housing Federation of Canada. We are backed by a coalition of nearly 200 organizations and thousands of individuals who have already pledged to vote to prioritize housing.