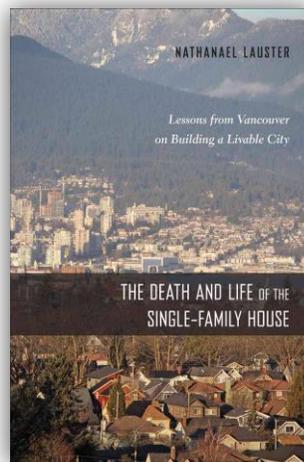


Encouraging the development and mobilization of quality housing research

New Book: *The Death and Life of the Single Family House*

PHRN Steering Committee member Dr. Nathan Lauster (UBC) has published, ***The Death and Life of the Single Family House: Lessons from Vancouver on Building a Livable City*** (Temple University Press). The book investigates the regulatory power attached to the house and its impact on the shape and inhabitability of North American cities. He examines the transformation of Vancouver as a key city and talks to residents about their experiences with housing. Since the 1960s, Vancouver has curbed sprawl and opened up more alternatives to the single family house than any other metropolis on the continent. During the same time it's become heralded as one of the world's "most livable cities," providing lessons for how other transformations might proceed. Interviews with residents provide insight into the cultural importance of the house and detail the urban problems it seems to solve, but also underscore its catastrophic impact. Too many houses create barriers to making the city a better and more sustainable home for all. Fortunately the evidence suggests the real viability of change. The book builds on historical (archival & census) and interview data, collected and analyzed with support by SSHRC.



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Students from SCARP UBC share findings at UN Habitat III in Ecuador

In October of last year, we had the privilege of joining the official Canadian delegation at the UN Conference on Housing and Sustainable Urban Development ("Habitat III") in Quito, Ecuador. Our group of fourteen students and two professors came together as part of a course that was developed on the history of the Habitat conferences, their challenges, and the present-day context of international urban planning collaboration. Our preparations also included the creation of research projects and posters, focusing on four themes: the legacies of previous Habitat conferences for host cities, opportunities for sustainability through collaborative governance, developments in international discourses on housing since Habitat '76, and the evolution of housing policy and form in Canada. Our posters were well-received in both the exhibition hall as well as in a panel discussion hosted by CMHC. Despite our research, little could have prepared us for the intensity and breadth of experience we would have during our time in Quito.

(continued on p.4)

The Pacific Housing Research Network facilitates multi-sectoral research focused on housing affordability and sustainability, and fosters dialogue and collaboration among housing stakeholders across B.C. to encourage the effective application of research results to housing solutions.

Message from Our Co-Chair

National Housing Strategy

After decades of issues and challenges relating to housing needs across the whole spectrum of the Canadian population, in the fall 2016 consultations were begun to develop a National Housing Strategy. The federal government has now heard from key stakeholders across Canada, as well as the general public. In the consultation report, "Let's Talk Housing," a number of themes were developed that speak to concerns of PHRN members, such as focusing the strategy on those most in need, improving housing for Indigenous people both on- and off-reserve, addressing affordability for both renters and homeowners, ending homelessness, and strengthening the non-profit housing sector. There is a lot to address but I am heartened that the federal government recognizes that they have to be integrally involved in solving some of the most intractable housing problems.

We look forward to connecting with you and growing the network,

PHRN Co-Chair Dr. Penny Gurstein (UBC)



Who is PHRN?

Our Steering Committee:

Penny Gurstein (UBC), Co-Chair
Bruce Wallace (UVic), Co-Chair
Deborah Kraus (BC Housing)
Elizabeth Tang (CMHC)
Jill Atkey (BCNPHA)
Nolan Beise (MITACS)
Bernie Pauly (UVic)
Carlos Teixeira (UBC Okanagan)
Cecile Lacombe (UVic)
Nathan Lauster (UBC)
Virginia Holden (Housing Policy Branch)
Tricia Roche (PHRN Co-ordinator)

Want to receive E-News updates from PHRN?

For up-to-date news on housing research, student opportunities, upcoming events, and other resources, subscribe online at

<https://phrncb.com/subscribe-to-our-e-news/>

Partner News

CMHC News

Housing Market Information

A reminder to researchers that CMHC publishes research highlights that are brief summaries of complete reports on the findings of research projects conducted by or for CMHC. The series is divided into two streams: Technical and Socio-economic.



Reaching out to Newcomers

CMHC has translated housing financial literacy tools into Mandarin, Arabic, Punjabi, Spanish, Tagalog, and Urdu. In particular the information explains the cost of buying or renting a home.

Find these and other Housing Market Information at cmhc.ca

PHRN Objectives:

1. To encourage the **sharing of findings** across researchers, knowledge users, and stakeholders.
2. To **support each other** in developing and conducting research.
3. To **leverage capacity** to find funding solutions for housing research and dissemination.
4. To **encourage students** to consider housing as an area of choice for their career.

BCNPHA Updates Rental Housing Index

In 2014, BCNPHA and Vancity credit union partnered to develop the Rental Housing Index for British Columbia.



After recognizing its value to local planning initiatives, the partners created a cross-Canada partnership of organizations to develop the Canadian Rental Housing Index. The Index as a whole provides a detailed analysis of the affordability and suitability of rental housing for various income groups in more than 800 municipalities and regions, as well as all 338 federal electoral districts.

In 2016, the Rental Housing Index for British Columbia was updated and expanded to include information about the non-profit housing stock, in hopes of providing a more robust data set for planning and policy work. Aggregated at the municipal, regional and provincial levels, the Rental Housing Index for British Columbia now displays data from 895 non-profits societies who own and/or operate more than 3,000 buildings with over 60,500 non-profit housing units across BC.

The breakdown for British Columbia now enumerates:

- *Non-Profit Housing Stock*: the number of non-profit societies, buildings, and units broken down by unit size located in each municipality, region and province-wide.
- *Tenant Type*: the number of non-profit units designated for various tenants groups such as, families, seniors, indigenous peoples, immigrants and for a variety of uses including supportive, emergency, transition and transitional housing.
- *Expiring Agreements*: the number of units with expiring operating agreements, showing the approximate amount of the existing non-profit stock that is at risk of being unviable or unaffordable in years to come.
- *Unfunded Liabilities*: using building condition assessments conducted by BC Housing, this profile shows the capital investment needed to bring current social housing stock (with operating agreements) up to 'good' condition.

To view the updated Rental Housing Index, please visit <http://rentalhousingindex.ca/>

BC Housing News

Evaluation of the Vulnerability Assessment Tool for Supportive Housing Applicants in BC

BC Housing and non-profit agencies operating supportive housing in Vancouver have been using the Vulnerability Assessment Tool (VAT) since 2014 to assist in the placement of clients into supportive housing. BC Housing engaged PtH Housing First Inc. to evaluate this tool. Preliminary results show the VAT is able to determine the proportion of clients considered low, moderate and high vulnerability and can be used effectively to match housing and support levels for individual clients.



BC Housing

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Social Return on Investment for Affordable Housing

A recent study commissioned by BC Housing found that for every dollar invested in affordable rental housing through the Community Partnership Initiative, two to three dollars in social and economic value was created – for tenants, government and communities. Immediate value was created during construction through job creation, revenue from local permits and taxes, and economic stimulus in the area. Ongoing value was created for tenants through increased disposable income, improved wellbeing due to healthier living conditions, housing stability, social connections and independence, reduced transportation time and costs, and improved safety.

Partner News

Several Industry projects are in progress at BC Housing:

- Performance Evaluation of Drainage Components and Sheathing Membranes - In collaboration with NRC, Air Barrier Association America and other industry stakeholders, conducted a study to monitor in-service performance of BC specific rainscreen wall assemblies.
- Building Envelope Retrofit for Improved Durability and Energy Performance - The project looks at insulation, cladding and roofing retrofits.
- Sound Transmission of Wood-Frame Wall Assemblies - This research will obtain acoustical data on the sound transmission loss of wood-frame wall types and facades currently recommended by professionals in BC.
- Study of Low-Slope Vented Wood-Frame Roof Performance - This study will identify main wetting mechanisms, potential for mould growth and air leakage compared to conventional roofs.
- *Local Energy Efficiency Partnerships (LEEP)* - In collaboration with Natural Resources Canada, BC Hydro, FortisBC, Canadian Home Builders' Association engage builders and industry stakeholders to remove barriers and cost-effectively improve energy efficiency of new residential construction beyond code requirements. Technology evaluation workshops with experienced builders will be held in the interior and northern regions.

Student News



UBC SCARP students share their findings at the Habitat III conference in Ecuador, October 2016.

Continued from p. 1

With Vancouver's hosting of Habitat '76 (the first in the series of three UN conferences on human settlements), and UBC's involvement in archiving materials from '76, we brought an awareness of the conference's origins and evolution to conversations in Quito. As youth, we also brought important perspectives on matters of intergenerational justice including climate change and housing crises, and were proud of our government's decision to fully involve us and other students in the delegation's program and discussions. Canada further took a stand on matters of inclusivity by co-hosting a panel on the status of marginalized minorities in cities with a focus on LGBTQ2S groups, who had been excluded from the UN-ratified New Urban Agenda due to lobbying by conservative countries.

We are excited to see where the next 20 years will take us in international and domestic collaboration for improved urban planning practice. There is evident need for greater powers for local governments to meet mounting local challenges, as well as specific calls to action for Canada to honour our commitment to housing as a human right, and to make greater efforts towards meaningful reconciliation between our settler and indigenous communities. We have a great opportunity to demonstrate Canadian leadership by re-engaging on the international scene, and after much talk, we are keen to see how all of our governments and stakeholders will collaborate to implement the ideals espoused in Quito.

By Andrew Martin

