



Welcome.
(We're happy you're here)

Vancity Community Foundation

Today's Agenda.

- Opening remarks
- Territorial acknowledgement
- Presentations
- Questions and answers
- Refreshments and mingling

A few reminders:

- Please silence your phones
- Make yourself comfortable, feel free to move around and help yourself to beverages.





Vancity Community Foundation

Territorial Acknowledgement.

Vancity Community Foundation operates on the lands of many Indigenous Nations. We bring our hearts and minds together and acknowledge the territory of these nations. Our office, 312 Main, is located on the unceded territories of the x^wməθk^wəyəm (Musqueam), Skwxwú7mesh (Squamish) and səílwətaʔ /Selilwitulh (Tseil-Waututh) Nations.





Vancity Community Foundation

Our Investment Strategy.

The capital of our long-term funds (Donor Advised Funds, Donor Designated Funds, and Agency Self-Sustaining Funds) is pooled and invested together for greater impact.



Approximately 90% of the capital of the donor advised fund pool is invested in **socially responsible investments** with Vancity Investment Management (VCIM).

The remaining capital is invested for impact, primarily in the **Affordable Community Housing Accelerator Fund**, which advances the creation of climate-ready, community-owned affordable rental housing.

Vancity Affordable Community Housing Program and Accelerator Fund

Today's Venue: The Aspen



145
homes



Community First Real-Estate Development

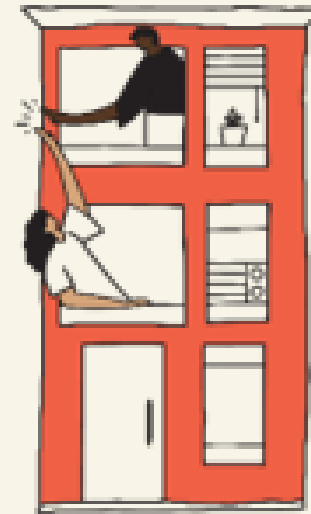
How you've helped.

**Vancity
Affordable
Housing
Accelerator
Loan Fund**

Vancity Community Foundation



**We have a
housing
crisis.**



**More
non-profit
community
housing is
a solution.**

Loan Fund Purpose.

To grow the supply of community-owned affordable rental housing for diverse people with low to moderate incomes.



**Community
Ownership and
Land**



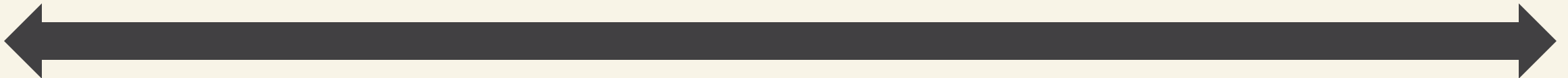
**Affordable
Housing
Projects**



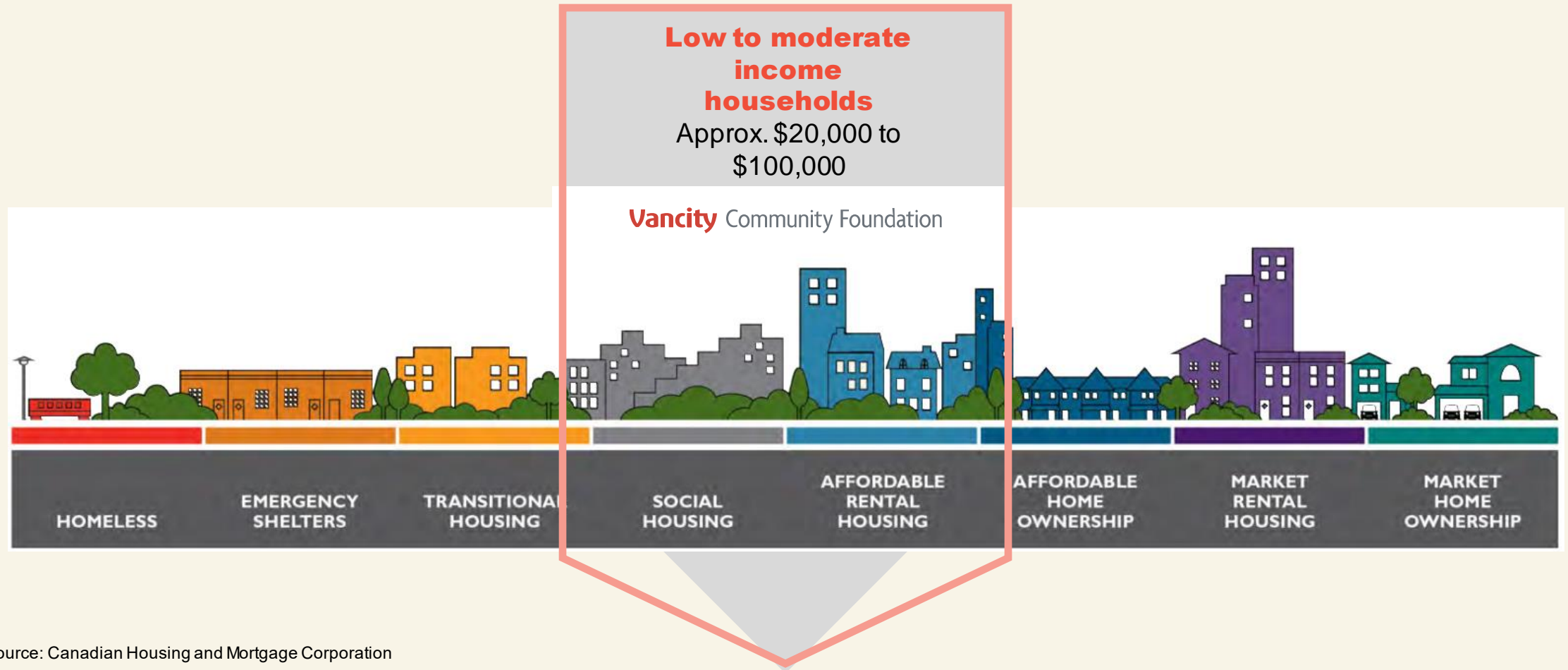
**Reconciliation
&
Equity**



**Climate Ready
& well-being**



Focused on affordability.



Source: Canadian Housing and Mortgage Corporation

How we help.

Early-stage funding is critical to move projects from idea to reality.

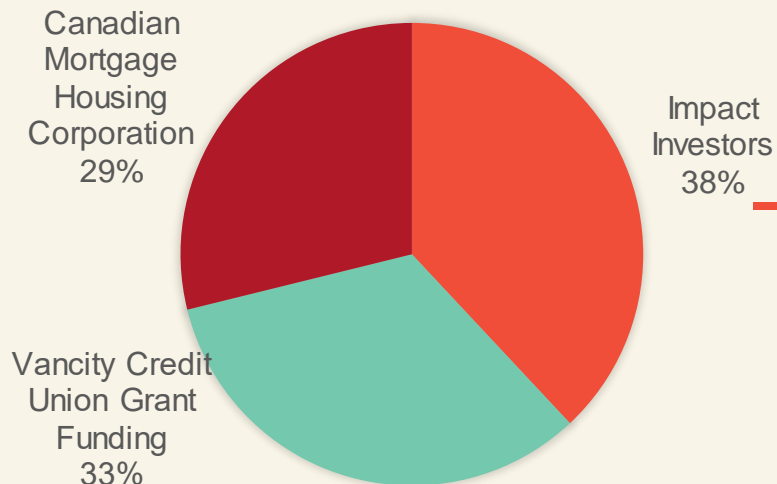


Accelerator Fund Structure

Mixed capital structure includes grants, government funding and loans from impact investors .

\$25 M capital as of Sept 30, 2023

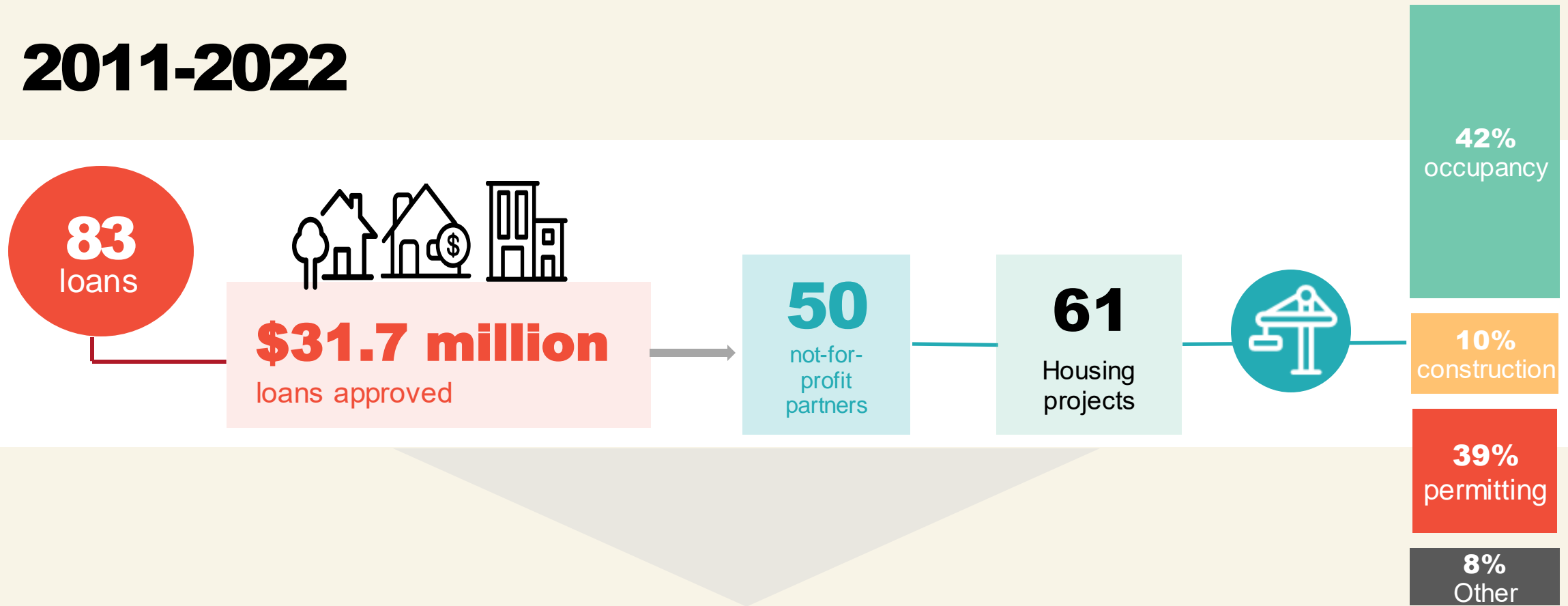
Impact Investment



- **VCF Donor Advised Funds - \$3.2 Million**
- Institutional Investors
- Individual Investors

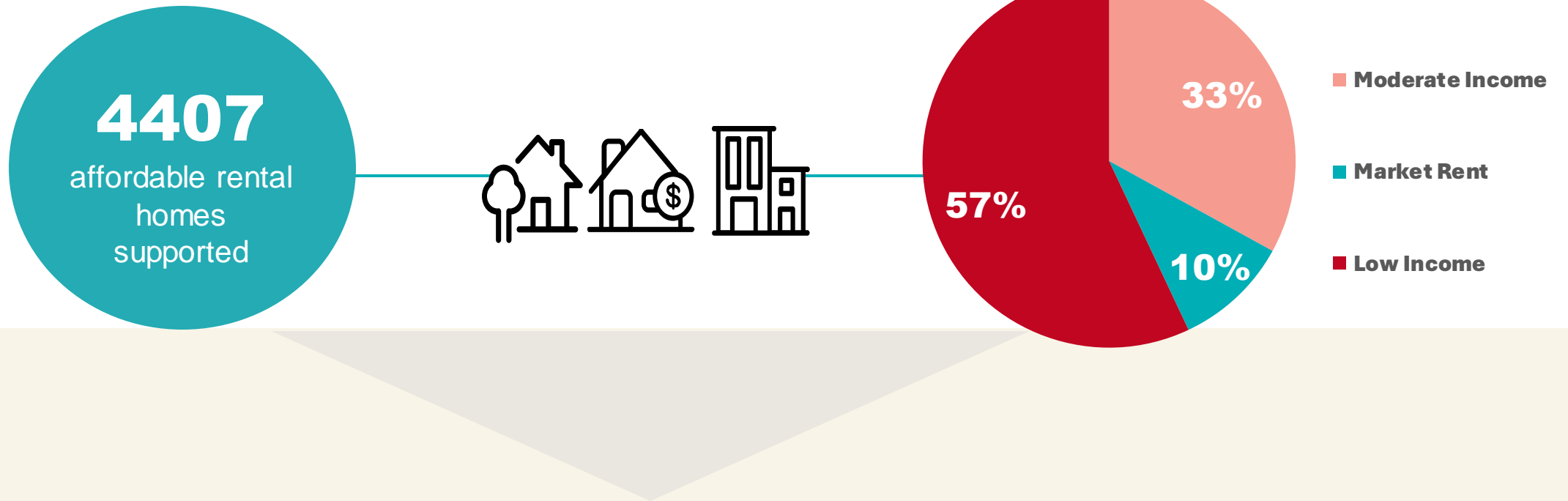
Accelerator Fund Loan Impact.

2011-2022



Affordability Impact.

2011-2022



Impact Stories.



Aboriginal Land Trust Society

- Hastings Housing and Health Project
Vancouver BC
- 112 homes – in construction
- \$500,000 Pre-Development
Accelerator Fund Loan

Impact Stories.



Hogan's Alley Society

- 796 Main Street, Vancouver BC
- 94 homes - in pre-construction
- \$1,000,000 Acquisition Accelerator Fund Loan

Impact Stories.



Brightside Community Homes Foundation

- Timbre & Harmony, Vancouver BC
- 157 homes – in construction
- \$1,435,000 Accelerator Fund Loans

Philanthropy Team

VCF's Philanthropy Team.



Team members:

Michelle Eggli - Director of Philanthropy

Terran Bell - Manager, Donor Relations

Madison Mussell – Donor Relations Officer

Aimée Danis - Senior Manager, Community and Equity

Gracious Kwapa – Community Engagement officer

Loucia Ho – Senior Manager, Development

Kaeda Cameron – Senior Manager, Marketing



Thank you.
(Please join us upstairs)

Vancity Community Foundation

END OF SLIDES
(old slides follow)

EXTRA SLIDE - The Challenge.

At least 43,000 new housing supply needed in BC annually over the next 5 years.

The Community Housing Sector can help solve our housing challenges.

But the sector experiences capacity restraints, financing & funding challenges.

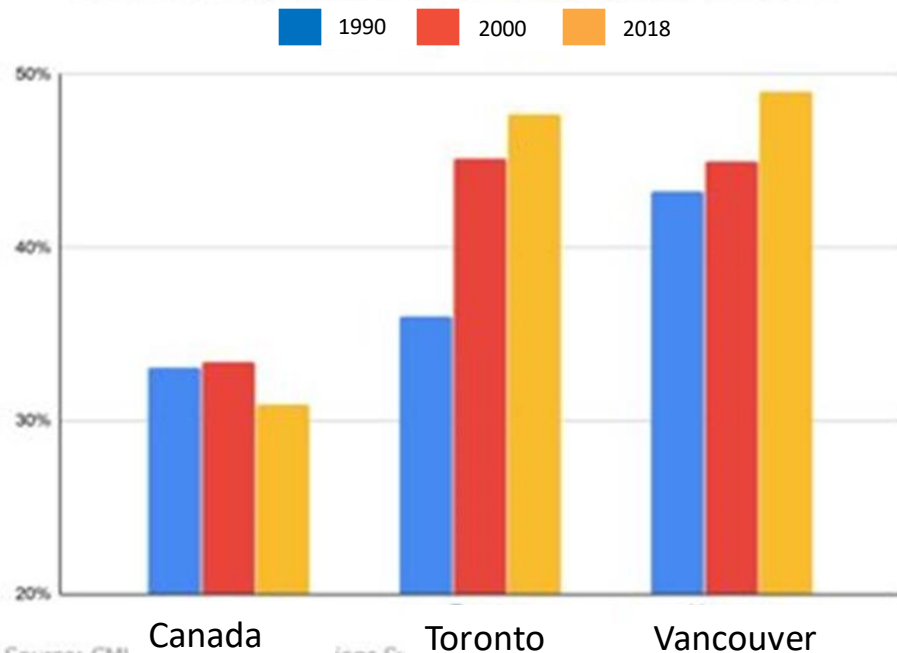
They have a large stake in building and maintaining a long-term supply of permanent affordable housing.

And early-stage funding is needed to get projects started and constructed.

And there is aging housing supply and underutilized land waiting to be developed.

Together, we can help.

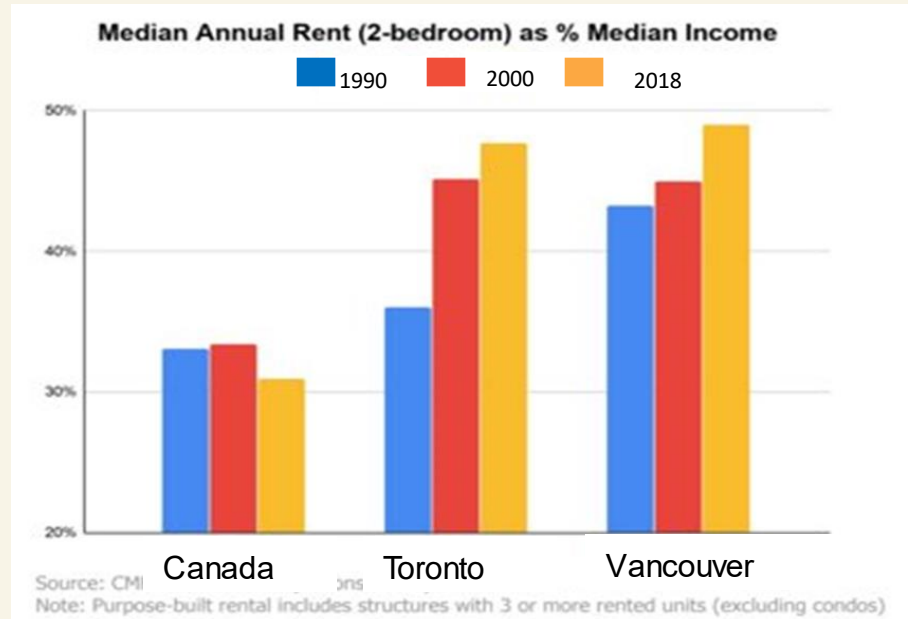
Median Annual Rent (2-bedroom) as % Median Income



Source: CMI
Note: Purpose-built rental includes structures with 3 or more rented units (excluding condos)

The Challenge and Opportunity.

At least 43,000 new climate-ready housing supply needed in BC annually over the next 5 years with the greatest core housing need being for single-mother, newcomers, refugee, Black, Indigenous, and youth led households.



Canada's housing sector joins forces to end rental housing crisis

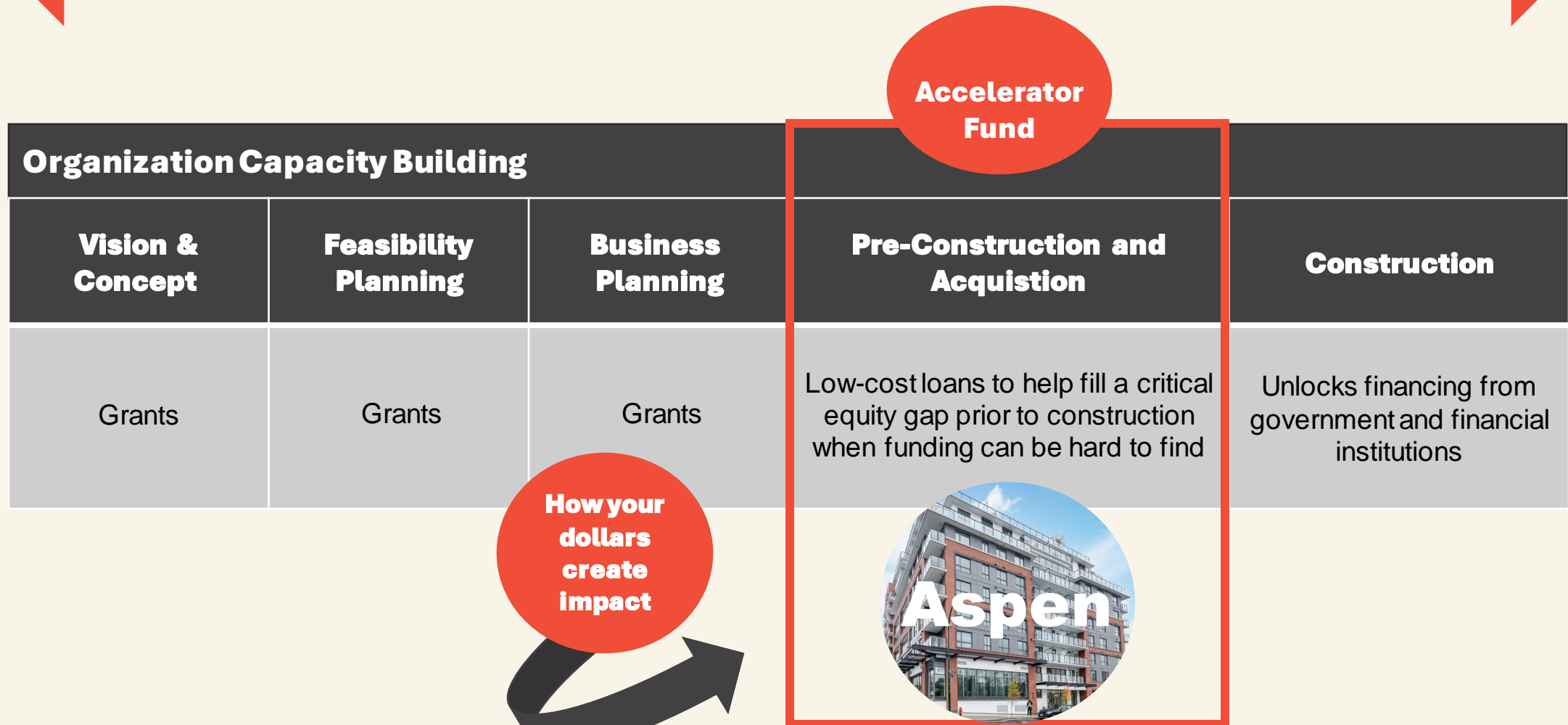
Tuesday, August 15, 2023

A group of Canadian housing sector organizations, including non-profit and for-profit housing providers, developers, and investors, came together at a recent Roundtable to discuss the issues impacting affordability and supply constraints within the rental housing system. The discussion culminated in the creation of "[The National Housing Accord: A Multi-Sector Approach to Ending Canada's Rental Housing Crisis](#)", a 10-point blueprint to restoring affordability and providing immediate protection for those at risk of homelessness.

In addition to outlining a path to building two million rental units in less than a decade — effectively tripling the current rate of home building — the report includes a roadmap for the federal government to create the conditions for massive private investment in [rental housing construction](#) and to ramp up investment in deeply affordable, co-op and supportive housing.

How we help.

We accelerate the early-stages of affordable housing projects



Loan Fund Purpose.

To grow the supply of community-owned affordable rental housing for diverse people with low to moderate incomes.



**Community
Ownership and
Land**



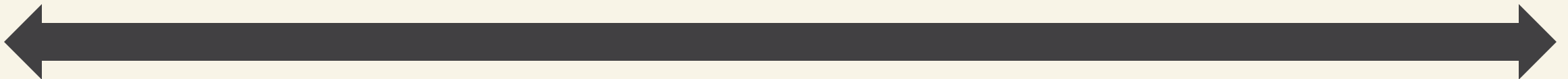
**Affordable
Housing
Projects**



**Reconciliation
&
Equity**



**Climate Ready
& well-being**



Focused on affordability.

**Low to moderate
income
households**
Approx. \$20,000 to
\$100,000

Vancity Community Foundation



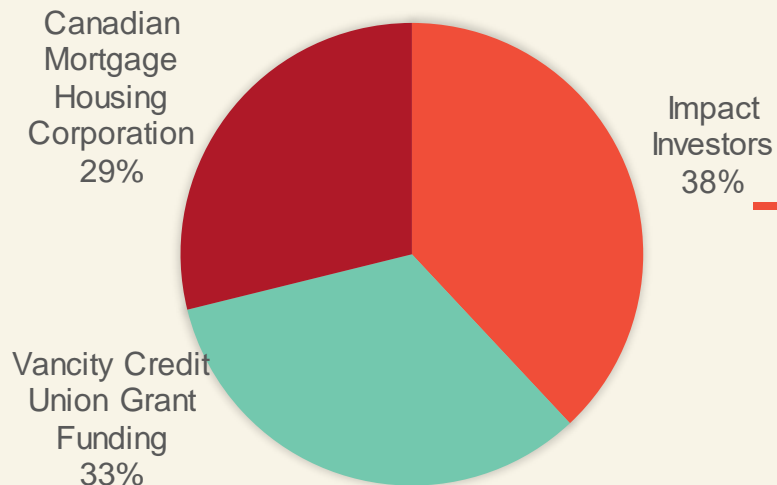
Source: Canadian Housing and Mortgage Corporation

Accelerator Fund Structure

Mixed capital structure includes grants, government funding and loans from impact investors .

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Impact Investment



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- Institutional Impact
- Individual Investors

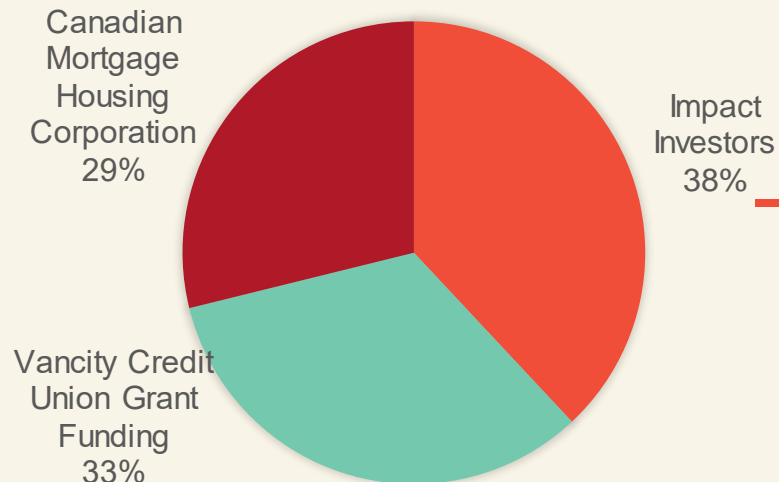
Accelerator Fund Structure

The Vancity Affordable Housing Accelerator Fund structure includes funding from grants, donors, and individual & institutional impact investors.

We combine repayable and non-repayable capital so we can provide loans at a low-cost to the community housing sector for affordable rental housing projects.

\$25 M capital as of Sept 30, 2023

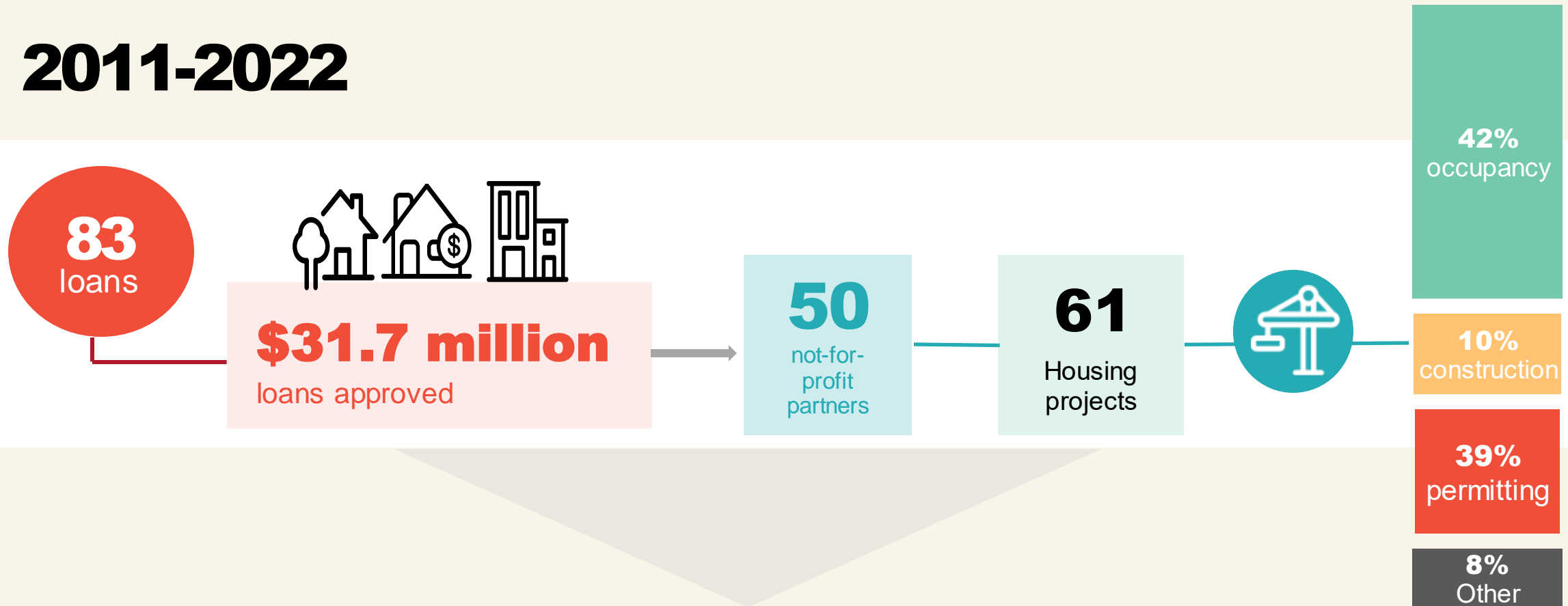
Impact Investment



- **VCF Donor Advised Funds - \$3.2 Million**
- **Individual Investors**
- **Institutional Impact**

Accelerator Fund Loan Impact.

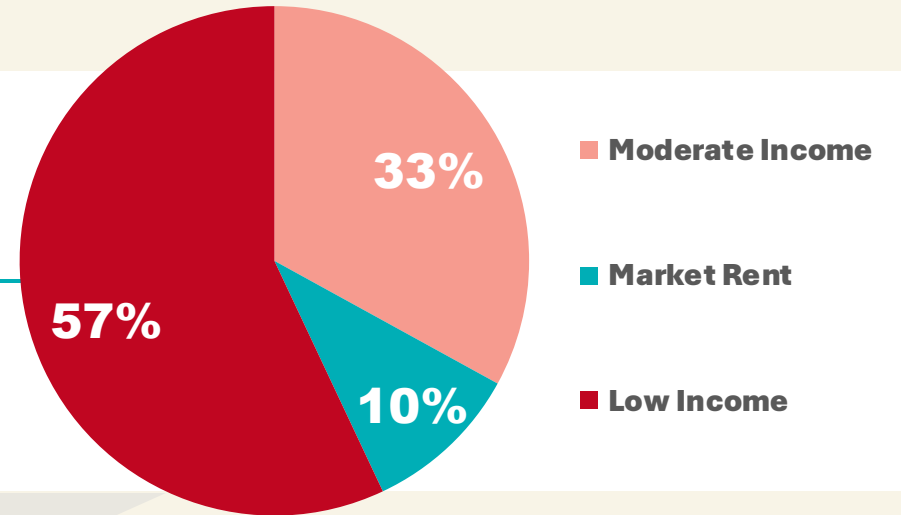
2011-2022



Affordability Impact.

2011-2022

4407
affordable rental
homes
supported



Impact Stories.



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EXTRA SLIDE - Images.

