



Program 6: Municipal Lands Program

What is the intent of the program?

This program identifies surplus or underutilized municipal lands to be offered through a Request for Proposal (RFP) process, potentially at a significantly reduced or no cost, for **affordable** housing development. This program is intended to help offset the cost of lands for the development of **affordable** housing. It provides one of the most significant financial impacts to a project and can therefore support projects with deeper affordability goals (e.g., supportive housing).

At its discretion, the City may make City-owned or controlled lands available for **affordable** housing development under this program. Eligible properties may include, but are not limited to, lands formally declared surplus or those acquired by the City through tax sale proceedings. The City may make this land available through one or more of the following methods:

- Sale of land at a price below appraised market value;
- Lease of land at a rate below market value; and/or,
- Donation of land for nominal consideration.

The nature and value of the assistance will be determined on a site-by-site basis, subject to a formal disposition process. This program will be implemented in accordance with any applicable municipal by-laws governing the disposal of real property.

Applicants will be selected through a competitive public process, such as a Request for Proposal (RFP) or an Expression of Interest (EOI), issued by the City. The selection criteria within the competitive process will prioritize projects that best meet the City's housing objectives, including but not limited to:

- Maximizing the number of **affordable** units;
- Achieving the deepest and longest-lasting levels of affordability; and,
- Addressing the needs of specific vulnerable populations (e.g., older adults, persons with disabilities).

Are you eligible to apply?

You are eligible to apply for CIP Program 6, if:

You are:

A qualified non-profit housing provider;

A private developer with a demonstrated track record in **affordable** housing; and/or,

In a partnership between public and private sector entities; and,



Your proposal in response to the City-issued RFP or EOI demonstrates:

- financial viability;
- a sound operational plan; and,
- a clear timeline for project completion.

If your application is approved, how do you get the incentive?

To receive the incentives for CIP Program 6:

You have entered into a comprehensive agreement with the City, registered on title, which will govern the land transfer, development timelines, affordability period, and use of the property.

By signing below, the Applicant/Agent confirms review and understanding of the requirements for Program 6: Municipal Lands Program.

Applicant/Agent Signature: _____

Date: _____