



**PRESS RELEASE**



*Canadian Mortgage News - National Archive 2007*

## **Affordable Seniors Housing Opens in North Vancouver**

**NORTH VANCOUVER, British Columbia, October 12, 2007** — A new seniors' housing development in North Vancouver officially opened today with federal, provincial, and community partners on hand to mark the occasion.

Kiwanis Saint Andrews Place, a \$5.1-million seniors' housing development, provides 27 new, affordable, independent living apartments for seniors in North Vancouver.

"Canada's New Government is delivering on our commitment to create affordable housing in British Columbia and across Canada," said James Moore, Member of Parliament for Port Moody – Westwood – Port Coquitlam, on behalf of the Honourable Monte Solberg, Minister of Human Resources and Social Development. "With the opening of this project, seniors will have access to quality, affordable housing and the services they need to meet their specific needs while allowing them to remain close to their families and friends in the community."

Construction began in April 2006 and residents moved into the development in August 2007.

"These homes are providing seniors with increased affordable housing options in North Vancouver," said Katherine Whittred, MLA North Vancouver – Lonsdale. "They enable seniors, many of whom have spent their lives in this community, to enjoy their years in the comfort of a familiar environment and close to their support systems on the North Shore."

Whittred added that the population of B.C. seniors is growing steadily and partnerships between all levels of government and non-profit and private sector housing operators are integral to creating appropriate and affordable housing.

"North Vancouver is the kind of place where people put down roots," said City of North Vancouver Mayor Darrell Mussatto. "We want our seniors to be able to live comfortably in our city for as long as they like. The opening of Kiwanis St. Andrews Place allows our seniors to remain close to their support network and continue to enjoy all that the city has to offer."

"Today is an important success for seniors in our community and our society," said Ed Williams, Chairman of the Board of Kiwanis Seniors Homes. "St. Andrews Place is not only providing housing that seniors can afford; it also allows our seniors to have easy access to important services."

The provincial government has committed to creating more than 13,000 subsidized housing units since June 2001. The Province's budget this year for shelters and affordable housing is \$328 million – nearly triple what it was in 2001.

The Government of Canada, through Canada Mortgage and Housing Corporation, will contribute more than \$130 million by 2010 towards affordable housing in B.C. The provincial government provides a minimum of \$34 million annually to subsidize the cost of units built under the Canada – British Columbia Affordable Housing Agreement, as

## Canadian Mortgage News - Affordable Seniors Housing Opens in North Vancouver

part of a larger strategy to provide a range of housing options for British Columbians in greatest need.

### **Contact:**

Patricia Morrison  
Communications Specialist  
BC Housing  
604-456-8895  
604-314-1458

Sandy Scott  
Canada Mortgage and Housing Corporation  
604-737-4032

Alison Brookfield  
Executive Assistant to Mayor Darrell Mussatto  
City of North Vancouver  
604-998-3280

John Neuls  
Executive Director  
Kiwanis Seniors Citizens Homes Ltd.  
604-984-9166

[See Related Speech](#)

## **BACKGROUND**

### **KIWANIS SAINT ANDREWS PLACE**

Kiwanis St. Andrews Place, at 1480 St. Andrews Avenue in North Vancouver, provides 27 units of affordable housing for seniors. The development opened to residents in August 2007.

The four-storey apartment building has underground parking facilities and is within blocks of Lion's Gate Hospital, transit routes, and shopping. It includes 26 one-bedroom units and one two-bedroom unit. The monthly rent for the one-bedroom suites is \$700 and rental subsidies are available to qualified residents through the provincial government's Shelter Aid for Elderly Renters (SAFER) program.

### **Partners and Funding**

The total capital cost of this project is \$5.1 million.

- Kiwanis' KSHL Senior Homes Ltd. provided \$1.085 million in cash equity.
- The federal government, through Canada Mortgage and Housing Corporation, provided \$500,000 under the Can-BC Affordable Housing Agreement.
- The Province provided \$500,000 as a forgivable loan.
- The City of North Vancouver provided approximately \$140,000 in waived fees and development costs; as well providing the land, valued at \$1.1 million in exchange for the transference of density onto an adjoining property.
- The remainder of the funding is provided in the form of a CMHC insured mortgage.

**Shelter Aid for Elderly Renters (SAFER)**

The Shelter Aid for Elderly Renters program is a provincial government initiative that helps make rents affordable for B.C. seniors with low to moderate incomes. SAFER provides monthly cash payments to subsidize rents for eligible B.C. residents who are 60 years of age or over. The program currently benefits more than 15,000 British Columbian seniors, approximately three quarters of which are female.

**Kiwanis Seniors Homes Ltd.**

Kiwanis Senior Homes is a non-profit company owned by the Kiwanis Club of North Vancouver. The Kiwanis Club has been in the seniors' rental housing business since the 1940s and currently owns and operates three other affordable seniors' housing developments in North Vancouver – the 204-unit Kiwanis Lynn Manor, the 99-unit Kiwanis Towers and the 27-unit Kiwanis Carneby Place.