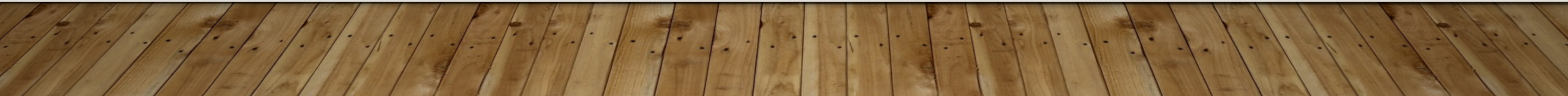







HOUSING, HOUSING, HOUSING

IN A RURAL TOURIST DESTINATION COMMUNITY



Cortes Island Housing Statistics

-  1% of people unhoused
-  10% of people live in unstable housing
-  175 people on the waiting list for rental housing
-  240 empty homes (1/3 of all homes)
-  Average listing price = \$794,000
Average person can afford = \$209,000

First community in BC to use MRDT tax entirely for housing



PROGRESS

- 3% short term rental and hotel tax (MRDT) that goes entirely to Cortes Housing Society
- Forming a housing service at the Strathcona Regional District with up to \$10M in debt approval
- Opting into the primary residence requirement for short term rentals
- Zoning Bylaw review
- Buying houses that are already built and up-zoning for non-profit rentals
- Long term leases with shared services for people to build their own homes

WISHLIST

- Opt-in choice for provincial vacancy tax with funds going to local housing development
- Reform property transfer rates with percentage that goes to housing in community of transaction
- Provincial modular housing program to create economies of scale for small homes
- Increased access to cheap financing for people to develop secondary rental units
- Support for landlords

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