

Project Eligibility Evaluation Form – Siem Lelum 120 Gorge Road East

Applications for funding will be evaluated by staff based on the following evaluation criteria.

Eligibility Criteria	Yes	No	Notes
1. Does the proponent qualify as a non-profit society?	X		The Victoria Native Friendship centre is as a registered non-profit society in British Columbia and is registered with the Canada Revenue Agency as a charitable organization.
2. Does the project address the Housing Fund's objectives?	X		The target population for Siem Lelum is Aboriginal families, single young adults who are working and/or attending school, grandparents raising grandchildren and youth ageing out of the foster care system who are, or are at risk of becoming homeless, who will benefit from living in a supportive environment where they can learn parenting skills and other life skills necessary for self-sufficiency. This aligns with target groups that are identified through the Victoria Housing Reserve Fund eligibility criteria.
3. Is the project in keeping with the OCP, Neighbourhood Plan policies and zoning?	X		The project has received development approval by Council which includes consideration for alignment with the policies and objectives from the Official Community Plan, Burnside Neighbourhood Plan and the current zoning.
4. Does the proponent have experience in developing and operating non-profit housing?	X		The Victoria Native Friendship Centre hired Linda E. Ross Property Management Inc. (LER) to manage the development of Siem Lelum and to operate the site as a Social Enterprise. The CEO of LER has over 23 years of experience in Affordable/Social Housing, including as CEO of M'akola Group of Societies and of the CEO of the Aboriginal Housing Management Association. The first phase of Siem Lelum has been in operation since June 1, 2013.
5. Does the project leverage funding from other sources?	X		The project has been provided with the following funding commitments: <ul style="list-style-type: none"> • \$4,136,000 – BC Housing (Approved) • \$30,000 – Capital Region Housing Trust (Pending)
6. Are the project Capital and Operating budgets viable and sustainable?	X		A detailed capital budget has been provided to the City of Victoria. Staff have reviewed this financial information and conclude that the project is financially viable and sustainable to a level sufficient to operate and provide the housing and supports outlined into the long-term. BC Housing will also purchase and own 18 units within the project through the Provincial Rental Housing Corporation which provides additional assurance of the long-term viability and sustainability of this project. The Society of Saint Vincent de Paul has also agreed to enter into a legal agreement with the City of Victoria to protect its financial commitment and to ensure the ongoing provision of affordable housing in perpetuity.

Project Risk Evaluation

Type of Risk	Project Score (from 1 – 10)
What is the risk that the project will not be completed?	1
What is the risk that the project will not continue to be used over the long term?	1
Project Score	2

RISK ASSESSMENT CRITERIA

Scoring from 1 – 10 with the risk increasing from 1 being an extremely low risk to 10 being and extremely high risk.

1. *What is the risk that the project will not be completed?*

This evaluation should take into account the track record of the proponents in getting projects built and completed through to occupancy. Consideration should be given to the proponent's experience with projects of similar scale and complexity and the specifics of the business plan for the current project.

2. *What is the risk that the project will not continue to be used over the long term?*

This evaluation should take into account the track record of the proponents in owning and operating projects of a similar scale and complexity. Consideration should be given to the proponent's operating plan for the project.