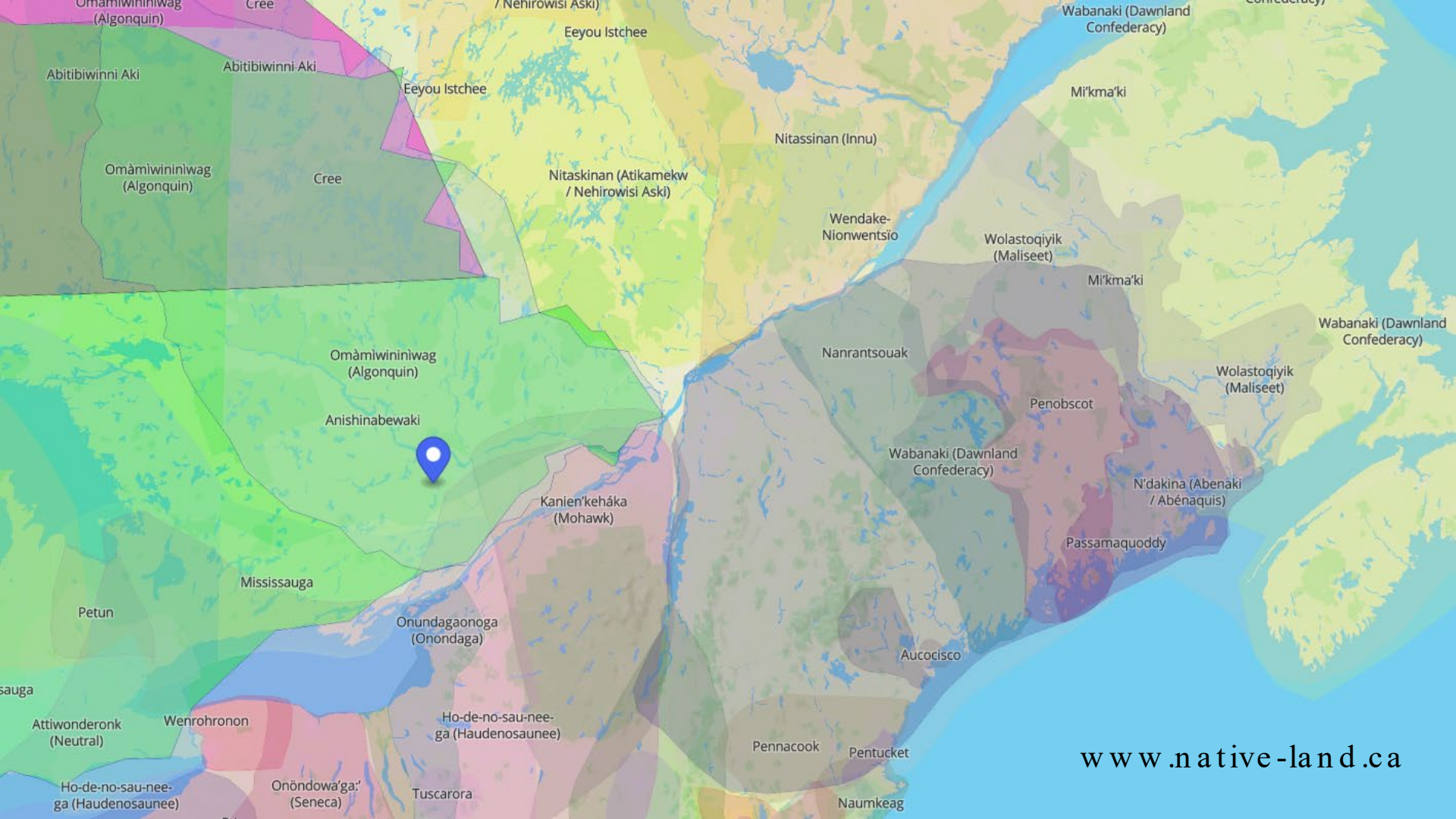




**cahdco**

Affordable Housing  
with The CMHC Design  
Catalogue





Omamiwiniwag (Algonquin)

Cree

Eeyou Istchee

Wabanaki (Dawnland Confederacy)

Abitibiwinni Aki

Abitibiwinni Aki

Eeyou Istchee

Mi'kma'ki

Omamiwiniwag (Algonquin)

Cree

Nitaskinan (Atikamekw / Nehirowisi Aski)

Nitassinan (Innu)

Wendake-Nionwentsio

Wolastoqiyik (Maliseet)

Mi'kma'ki

Omamiwiniwag (Algonquin)

Anishinabewaki

Nanrantsouak

Penobscot

Wolastoqiyik (Maliseet)

Wabanaki (Dawnland Confederacy)

Kanien'keháka (Mohawk)

Wabanaki (Dawnland Confederacy)

N'dakina (Abenaki / Abénaquis)

Passamaquoddy

Mississauga

Onundagaonoga (Onondaga)

Aucocisco

sauga

Petun

Attiwonderonk (Neutral)

Wenrohronon

Ho-de-no-sau-nee-ga (Haudenosaunee)

Pennacook

Pentucket

Ho-de-no-sau-nee-ga (Haudenosaunee)

Onöndowa'ga: (Seneca)

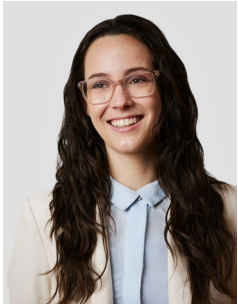
Tuscarora

Naumkeag

[www.native-land.ca](http://www.native-land.ca)

Who are we?



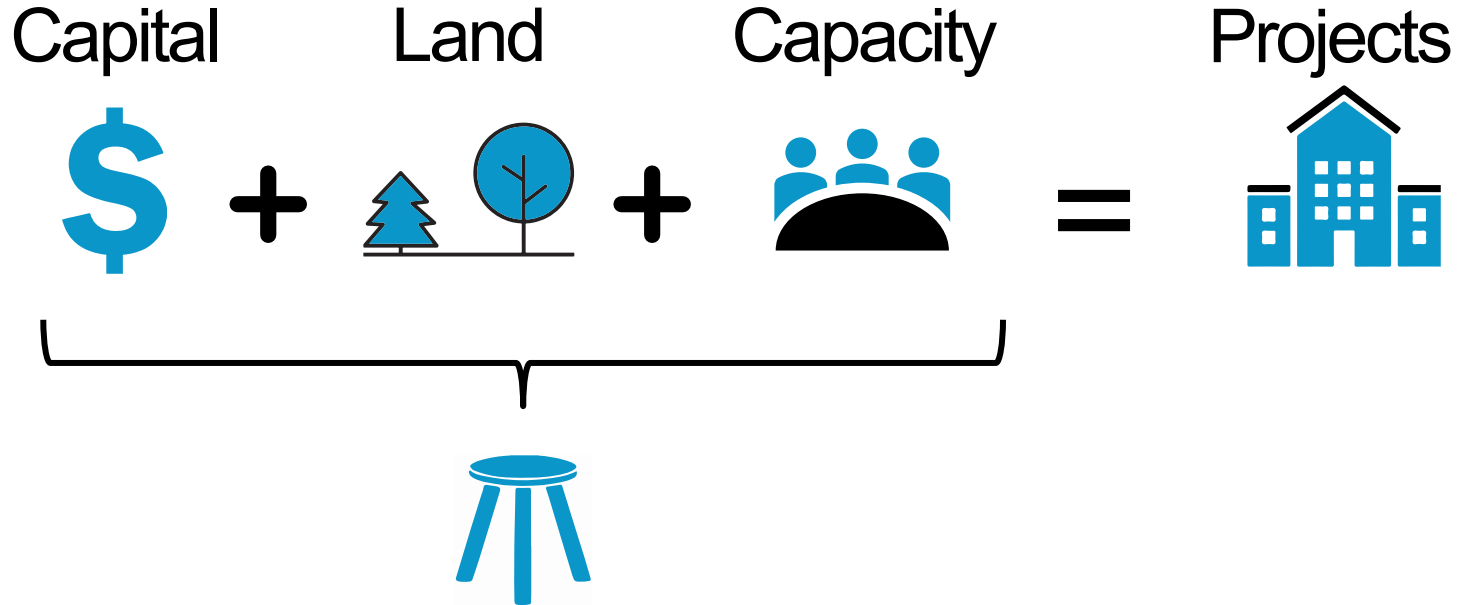


# Cahdco

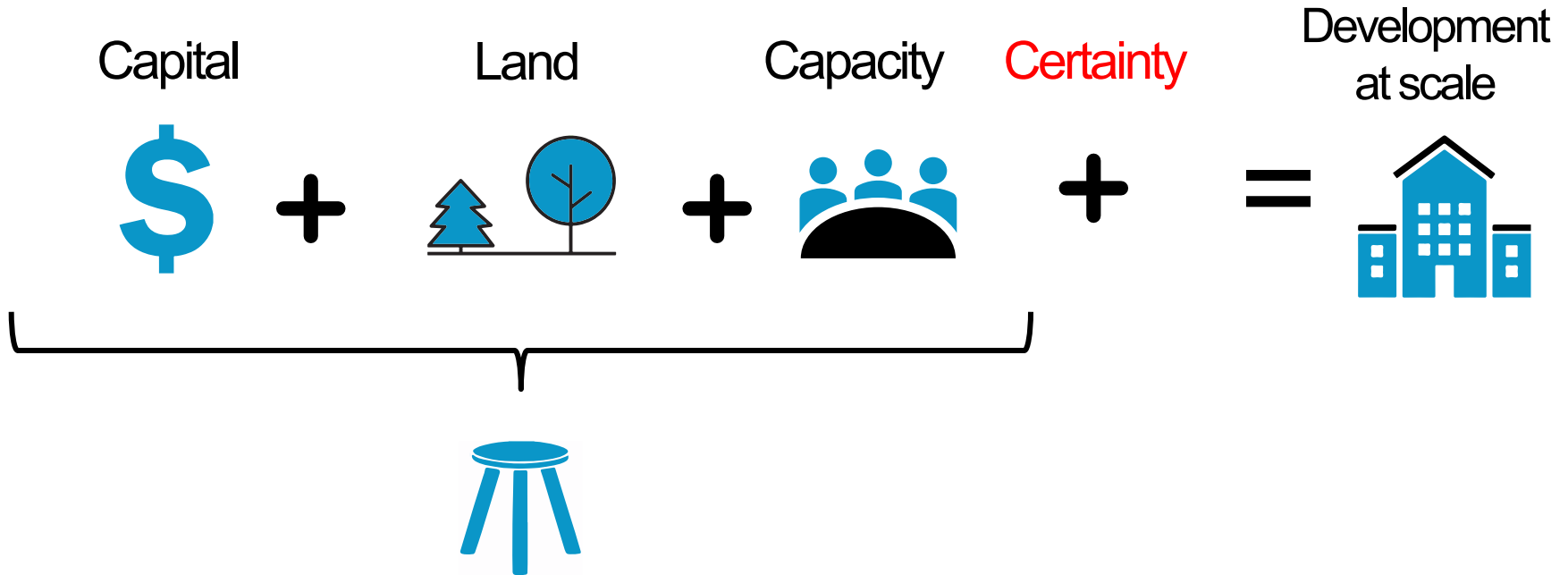
- Non-profit real estate developer in southeastern Ontario (office in Ottawa)
- Project management for non-profits, co-ops & municipalities for affordable rental housing and home ownership projects
- Sister corporation to an affordable housing provider (CCOC)
- Consultation services and workshops for capacity-building for Boards and staff (Toolbox+), and national partnership work (Solutions Lab)



# Project Components: The 3-legged stool



# Making a bigger stool



# What is certainty in development?



## Controlling what you can:

- Capital – CIPs and Municipal Contributions
- Land – focusing on developing similar sized projects
- Capacity – Building the same, repeatable designs



# What can Municipalities do?

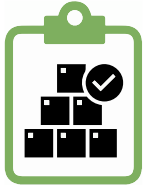


## Bundling of Processes

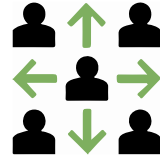
- On projects without Site Plan Control developers often require many permits
- On a recent infill project Cahdco pulled 6 different concurrent permits
  - Private approach
  - Road cut
  - Water
  - Road Closure



# Expedited Processing and pre-approved designs



Department Communication



Delegating Authority



Regional Collaboration



# Improving The Catalogue

- Digitization of designs (CAD files)
- Pre-approvals from Municipalities
- Integration of massing GIS systems



# Part 1: The Eastern Ontario Housing Pipeline



Providing a solution to federal funding hurdles in rural areas for affordable housing development by building at scale through an Eastern Ontario housing pipeline.



Sharing **Capacity**  
across the region



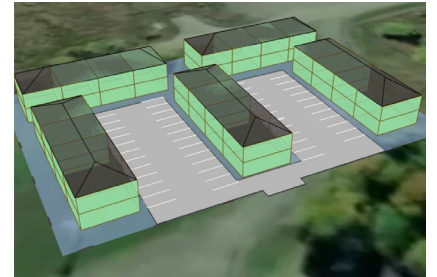
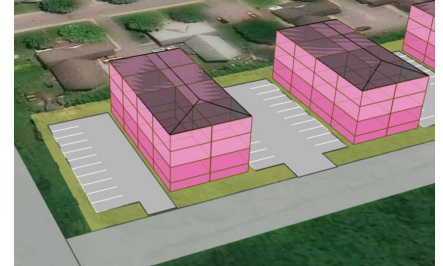
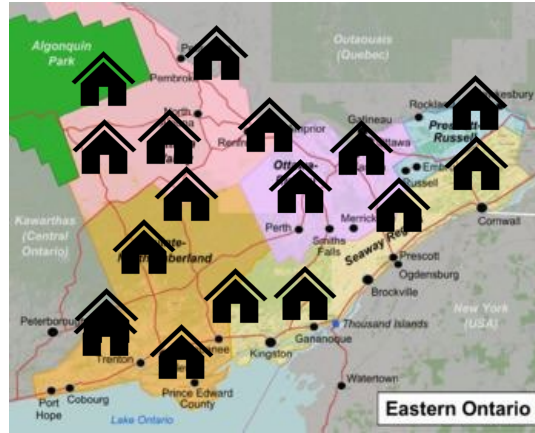
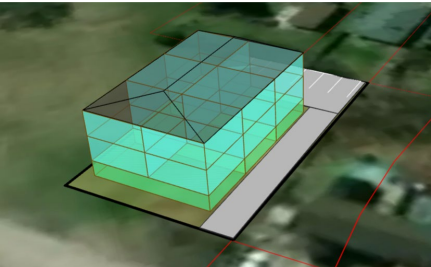
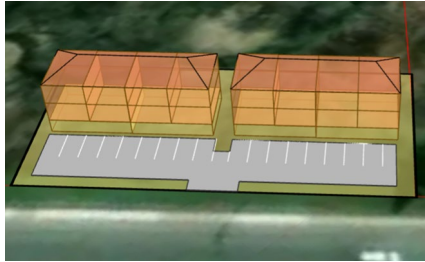
Creating **Scale**  
through collaboration



Achieving **Efficiency**  
through replication



# Pipeline Process



# Part 2: A Non-Profit Led MMC Factory



Cahdco's objective is to create a non-profit-led MMC factory in order to support the accelerated development of affordable housing in Eastern Ontario



Control of **own**  
supply chain

(Capacity)



Reduces **costs** and  
**schedule** over time

(Scale)



**Replicable** Delivery

(Efficiency)



# Part 3: Integrated Training for MMC

Cahdco aims to utilize the factory as a training hub in order to create a skilled workforce in MMC in Eastern Ontario.



MMC Factory-based  
**education & training**  
for trades

(Capacity)



Collaboration and scale  
with **adjacent sectors**

(Scale)



Creating a **uniform**  
**knowledge -base** across  
the region

(Efficiency)



# Thank you!



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