



Gentle Density Solutions for B.C.'s Housing Crisis



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It's time for Small Housing.

B.C. Premier's Proposed Housing Plan

- Secondary suites legalized everywhere
- Three homes per lot in our urban centers
- Municipal housing production targets
- Reform municipal approvals processes



Small Housing catalyzes the evolution of single-detached neighbourhoods to provide ground oriented homes, equitable for all.

Small Housing's Core Pillars



Advocacy



Research



Capacity Building



Model Development

Challenges of Our Time

- Growing population
- Housing affordability
- Climate imperative
- Equity and access
- Strained municipal budgets
- Pandemic impact
*(preferences for green space;
remote-work migration)*



The background features several stylized house shapes. A large blue house shape is centered, with a yellow checkmark and the text 'Small-lot homes' inside it. To the left, there is a smaller blue house shape. In the bottom left, there is a yellow house shape with a white window icon consisting of four small squares. To the right, there is a yellow house shape. In the bottom right, there is a white house shape with the text 'small housing' inside it.

✓ **Small-lot homes**

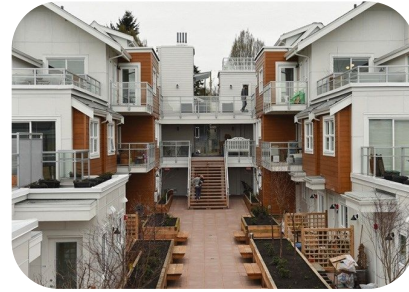
**small
housing**



Laneway/Coach Home



Pocket Neighbourhood



Cohousing



Houseplex



Tiny House



Small Lot Homes



Grow Home



Secondary Suites

Summary of Recommendations

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1 Enable strata-title accessory dwelling units

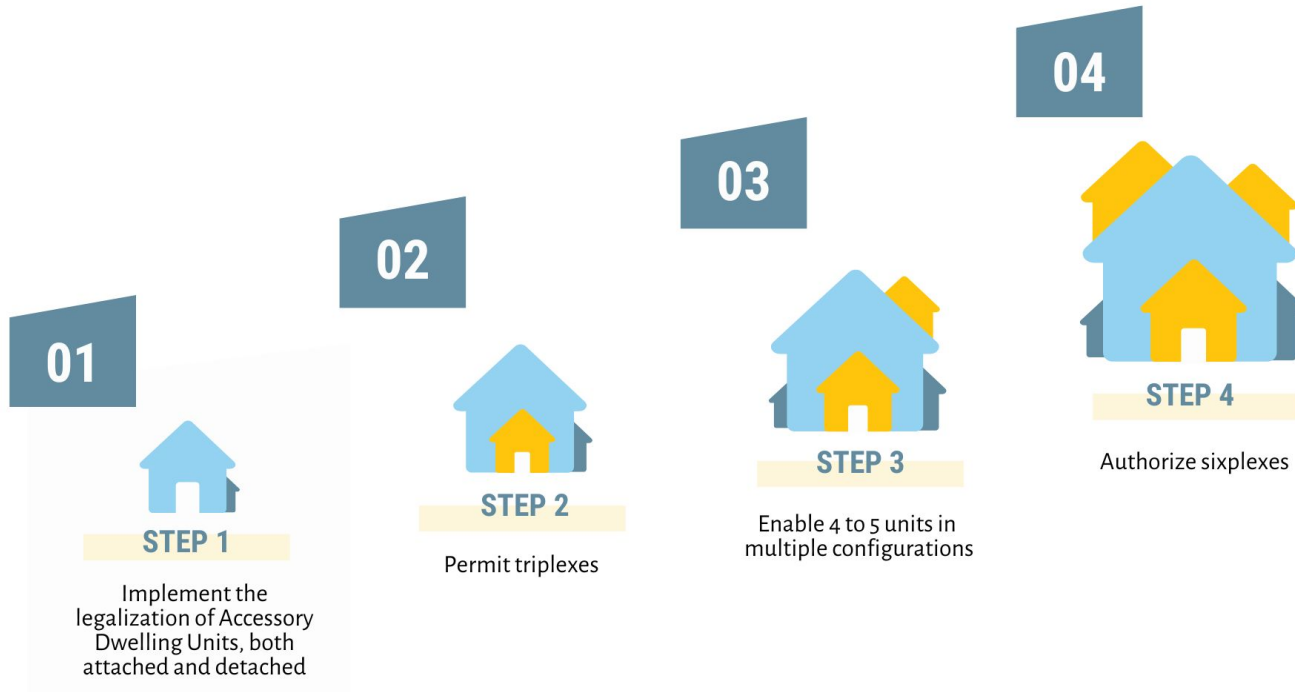
2 Develop a province-wide gentle density housing (GDH) mechanism

3 Utilize the Permanently Attainable Home Ownership (PAth) model

1 Enable strata-title accessory dwelling units



2 Develop a province-wide gentle density housing (GDH) mechanism



Legislation on Gentle Density

A map of the United States with callouts to four states: British Columbia, Washington, Oregon, and California. The callouts are represented by colored lines pointing to the respective states on the map. British Columbia is highlighted in yellow, while the others are in dark blue. The map also shows Alaska and Hawaii in the bottom left corner.

British Columbia

Washington
HB 1782 (2022)

Oregon
SB 2001 (2019)

California
SB 1069 (2016) and SB 9 (2021)

Oregon's Increasing Housing Options

HB 2001

Ban Exclusive
Single-Family
Zoning in
Cities

HB 2003

Actions to
Facilitate
Housing
Production

SB 1051

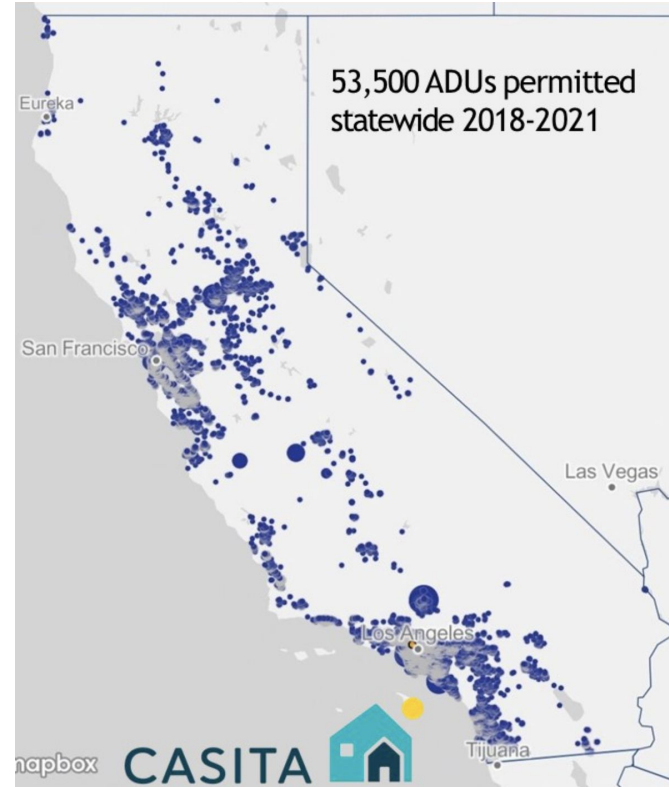
Enable ADUs &
Clear and
Objective
Standards

SB 458

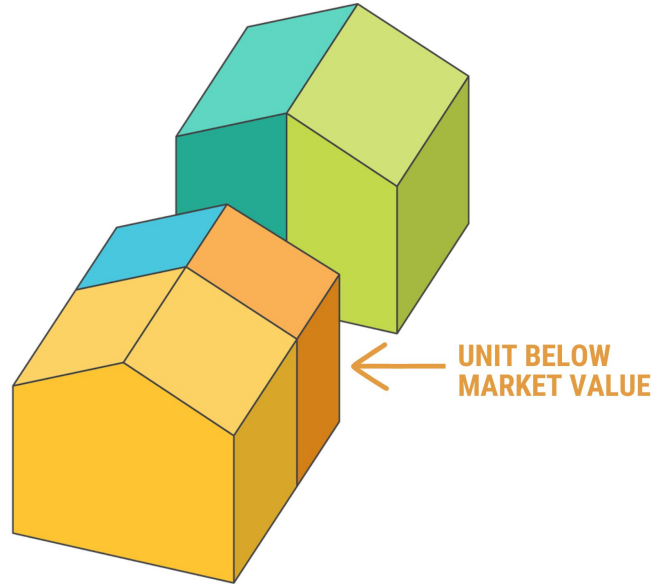
Land Divisions
for Middle
Housing

ADU Revolution in Progress

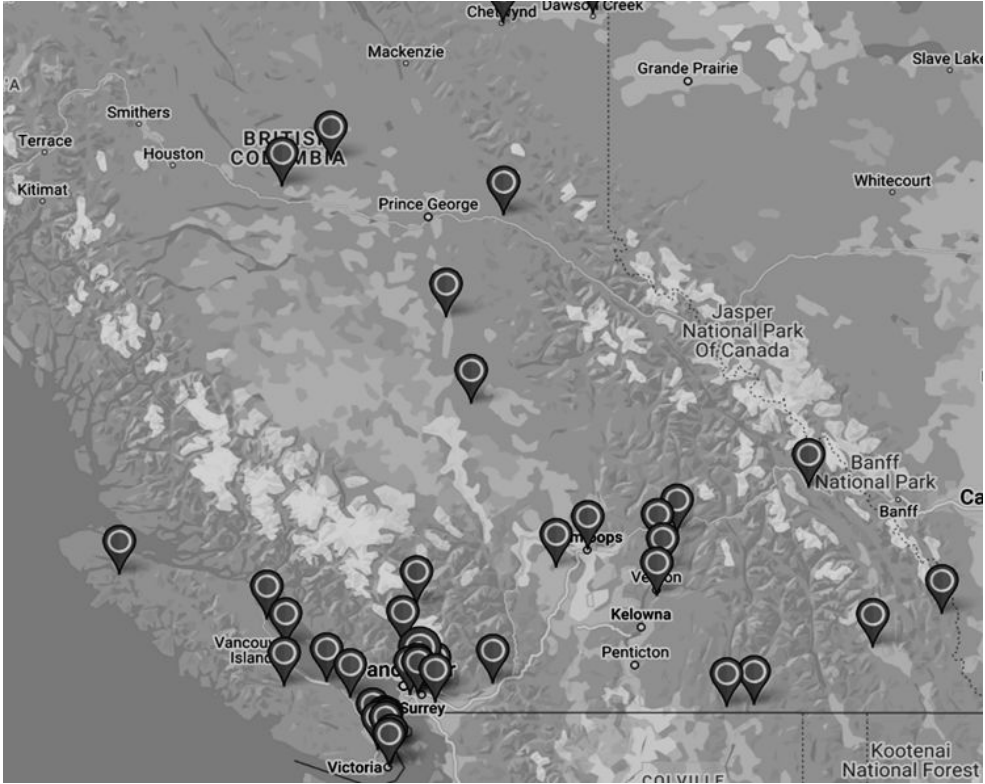
- 53,500 ADUs permitted in California between 2018 - 2021
- All kinds of neighbourhoods (urban, rural, wealthy, low-income, inland, coast, north, and south)
- \$100M in California state budget for ADU finance in the last 2 years
- A new \$4B industry, providing jobs and economic growth
- ADUs rapidly increasing in popularity
 - 73% approve of ADUs in their neighbourhood (residents of 26 US metros, Zillow 2022 survey)



3 Utilize the Permanently Attainable Home Ownership (PAtH) model



Broad Interest in Leadership on GDH



73%

A majority (73%) of British Columbians say they are **concerned about access to affordable housing.**

71%

A majority (71%) of respondents say they agree that **infill housing in single-detached neighbourhoods can help address the housing crisis.**

>20%

Over a fifth of homeowners across urban areas say they would **consider building a small secondary home** on their property in the next five years.

33%

In rural areas, over a third of homeowners would **consider building a small secondary home** on their property in the next 5 years.

Thank you!

smallhousingbc.org



Poll

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