



The Corporation of the County of Wellington
Social Services Committee
Agenda

February 10, 2016

1:00 pm

County Administration Centre
Guthrie Room

Members: Warden Bridge; Councillors Anderson (Chair), Black, Davidson, L. White

	Pages
1. Call to Order	
2. Declaration of Pecuniary Interest	
3. Delegation:	
3.1 Stephen Dewar, EMS Chief, City of Guelph	
• Welcome and Introduction of Andy McDonald, Interim General Manager of Emergency Services, City of Guelph	
• City of Guelph Budget Process Update - Verbal	
4. Webster Place Update - Verbal	
5. Webster Place Co-Generation Report	2 - 4
Presentation by Jennifer Shergold, Partner, R.H. Shergold & Associates	
6. Child Care	
6.1 2016 Child Care and Family Support Programme Service Agreement	5 - 6
7. Housing	
7.1 Integrated Housing System License Agreement and Grant Funding	7 - 11
8. Ontario Works	
8.1 Ontario Works Statistics	12 - 13
9. Housing Move-Out Report	14 - 15
10. Closed Meeting	
11. Rise and Report	
12. Adjournment	
Next meeting date March 9, 2016 or at the call of the Chair.	



COUNTY OF WELLINGTON

COMMITTEE REPORT

To: Chair and Members of the Social Services Committee
From: Ken DeHart, County Treasurer
Date: Wednesday, February 10, 2016
Subject: Webster Place Cogeneration Project

Background:

Cogeneration involves the simultaneous production and utilization of thermal (heat) and electrical energy. Conventional electrical generating systems waste thermal byproducts. Cogeneration can increase useful output to fuel input (efficiency) when compared to traditional thermal-electric generating techniques.

Cogeneration is a new technology for Canadian multi-unit residential buildings. It has the potential to reduce costs, increase energy efficiency, reduce greenhouse gases and thermal pollution required to operate these structures. As the County of Wellington is accountable for energy performance and is committed to minimizing the energy component of the costs of municipal services, a detailed engineering study was conducted to evaluate the potential benefits of installing a cogeneration system at the 55 unit affordable housing project at Webster Place in Fergus.

The Ontario Power Authority requires that in order for projects to qualify for incentive programmes; they must meet a minimum overall efficiency of 65%. Three different options were studied that meet these minimum efficiency criteria and the recommendation is to move forward with the option to install two 19kW Combined Heat & Power (CHP) generators. This option resulted in a rate of return on investment of 23% which is substantially greater than the County's long-term borrowing rate of 3.51%. The payback of the initial investment would be expected in approximately 6 years.

Gross Estimated Implementation Cost	Less: Incentive	Net Implementation Cost
\$322,951	(\$56,398)	\$266,553

The implementation cost is the estimated "all in" budget for this project and includes all study, engineering and installation fees. The incentive recovery will be realized in two payments over the first year of the units being in service subject to meeting 3 month and 12 month efficiency targets. The balance of the implementation cost could be funded from the Green Initiatives Reserve (funded through solar panel revenues) which has a projected 2015 year-end balance of approximately \$450,000. Ongoing efficiencies will reduce the utility related costs of Webster Place and a portion of these will be used to pay back the reserve.

Recommendation:

That the Webster Place Cogeneration Project be approved and that the project be funded from the Green Initiatives Reserve.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "Ken DeHart", with a long horizontal flourish extending to the right.

Ken DeHart, CPA, CGA
County Treasurer

Project Name PES RHS Wellington Social Housing
Job Number: 1,851
Analysis Level OPA Preliminary Engineering Study
Created: 02-Feb-16
Facility: 165 Gordon St - Wellington Social Housing
Option2: 2 x 19kW Genset Model XRG119

Generator Specifications

Generator Location = Penthouse
 Generator Type = XRG119
 Generator Size = 19 kW
 Generator Quantity = 2
 Total Generator Size = 38 kW
 Generator HHV Efficiency = 28%
 HHV Thermal Efficiency = 55%
 Capital Cost (Including Design) = \$312,951

Operating Parameters

Operating Hours = 8,752 h/yr
 Available Heat Utilization = 61%
 Average Load = 97%
 Displaced Efficiency = 80%
 Avg Monthly Demand Savings = 100%
 Total HHV Efficiency = 60%

Additional Annual Costs

Maintenance Cost = \$0.0077 /kWh
 = \$2,487 /yr
 Additional Annual Cost = \$0 /yr
 Total = \$2,487 /yr

Incentives

Incentive Program = PSUI
 Incentive Rate = \$0.20 /kWh
 Capital Cost Incentive Cap = 40%
 Gross Incentive = \$56,398
 Study Cost = \$10,000
 Net Incentive = \$46,398

Energy Consumption / Savings

Average Monthly Demand = 71 kW/mo
 Avg Monthly Demand Savings = 38 kW/mo
 = 54% kW Reduction
 Annual Electricity Cons = 406,847 kWh/yr
 Net Electricity Savings = 323,342 kWh/yr
 = 79% kWh Reduction
 Heat Utilization = 385,458 ekWh/yr
 Annual Natural Gas Cons = 59,412 m³/yr
 Displaced Natural Gas Use = 44,367 m³/yr
 = 75% m³ Reduction
 Generator Natural Gas Use = 108,988 m³/yr
 Fuel Conversion Electrical Savings = 0 kWh/yr
 CHP Portion of FC Electrical Savings = 0 kWh/yr
 Fuel Conversion Natural Gas Increase = 0 m³/yr
 Net Electrical Consumption Savings = 323,342 kWh/yr
 Net Gas Savings = -64,621 m³/yr

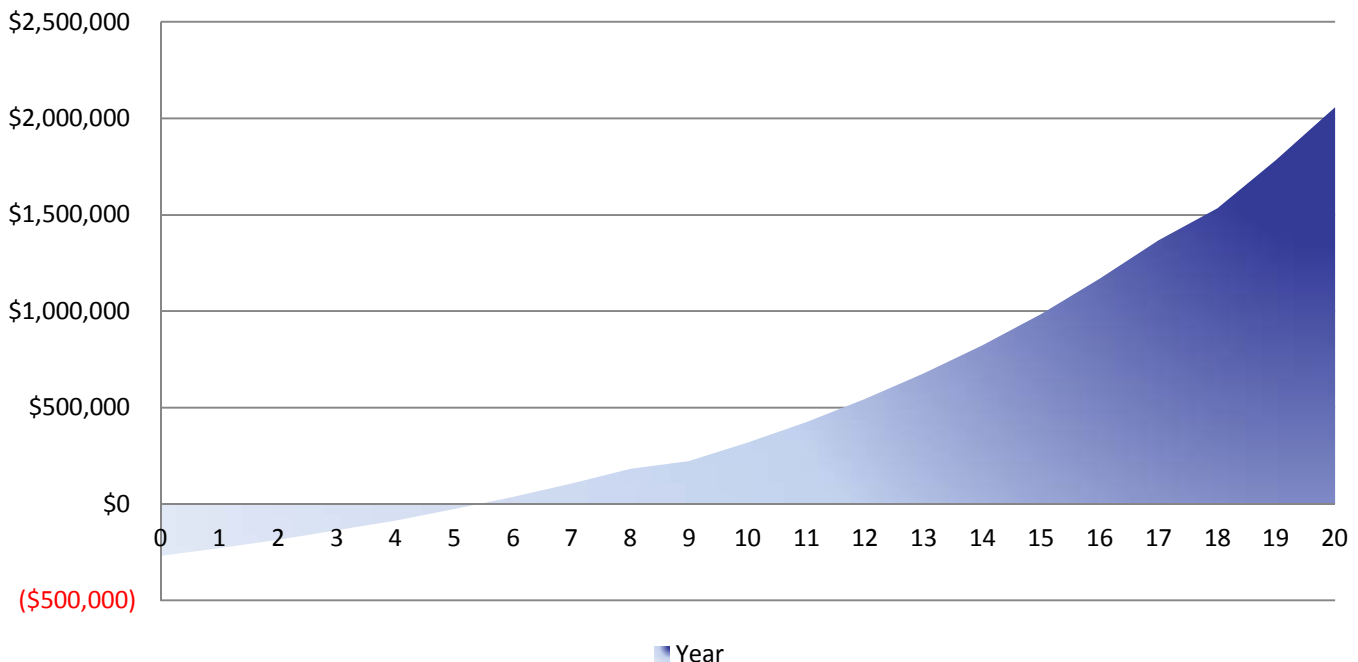
Financials

Electrical Demand Savings = \$0 /yr
 Electrical Consumption Savings = \$45,268 /yr
 Natural Gas Savings = (\$14,217) /yr
 Total Utility Savings = \$31,051 /yr
 Additional Savings (Costs) = (\$2,487) /yr
 Total Savings = \$28,564 /yr
 Implementation Cost = \$312,951
 Incentive = \$46,398
 Net Installation Cost = \$266,553

Net Present Value = \$642,210 with incentives

Internal Rate of Return = 23.0% with incentives

Cash Flow Balance - With Incentives





COUNTY OF WELLINGTON

COMMITTEE REPORT

To: Chair and Members of the Social Services Committee
From: Luisa Artuso, Director of Child Care Services
Date: Wednesday, February 10, 2016
Subject: **2016 Child Care and Family Support Programme Service Agreement**

Background:

Whereas the County of Wellington is a delivery agent within the meaning of the *Ministry of Community Social Services Act*, R.S.O. 1990, c. M. 20 and as the service system manager within the meaning of the *Child Care and Early Years Act*, 2014, S.O. 2014, c.11 Sched 1 and the delivery agent under the *Ontario Works Act*, 1997, S.O. 1997, c. 25, Sched A, the Ministry of Education and the County of Wellington enter into an Ontario Transfer Payment Agreement for the Ontario Child Care and Family Support Programme Service.

Update:

On January 19, 2016, the 2016 Child Care and Family Support Programme Service Agreement Package was received by the Ministry of Education. The package includes:

- 2016 Child Care and Family Support Programme Agreement (due March 11, 2016)
- 2016 Ontario Child Care and Family Support Programme Service Management and Funding Guideline
- A summary of changes to Service Agreement, Guidelines and Schedules
- 2016 Child Care Allocations including the Wage Enhancement/Home Child Care Enhancement Grant
- Wage Enhancement/Home Child Care Enhancement Grant Tools and Resources
- New Serious Occurrence Forms
- Aboriginal Planning Template (due May 27, 2016)

To note are the following changes to the Wage Enhancement/Home Child Care Enhancement Grant (WE/HCCCEG):

1. The allocation for 2016 is \$1,908,280 (double the 2015 grant allocation) to support an increase of up to \$2 per hour, plus 17.5 percent benefits for child care programme staff as well an increase of up to \$20 per day for home child care providers.
2. A new supplemental grant of \$150 for each eligible full time equivalent staff or home visitor and \$50 for each eligible home child care provider. The supplemental grant provides operators with flexibility to cover salary shortfalls, and/or additional benefits. The grant can be used to fund additional eligible staff and/or hours in programme, vacation days, sick days, professional development and/or other benefits.

3. Consolidated Municipal Service Managers will receive administration allocation equal to that of the 2015 initial wage enhancement administration allocation (\$95,414). However, we must provide a minimum of 10% of this allocation to local operators for administration.

As WE/HCCCEG applications must be posted on the County website for a period of 45 days with a deadline for submissions by March 31, 2016, staff will ensure the timelines are met as well as to support local operators with the new allocations, develop reporting procedures for the supplemental grant and a formula and reporting procedures for administration allocations.

Recommendation:

That Committee receive report, 2016 Child Care and Family Support Programme Service Agreement for information.

Respectfully submitted,

A handwritten signature in cursive script that reads "Luisa Artuso".

Luisa Artuso
Director of Child Care Services



COMMITTEE REPORT

SH-16-06

To: Chair and Members of the Social Services Committee
From: Harry Blinkhorn, Acting Director of Housing
Date: Wednesday, February 10, 2016
Subject: Integrated Housing System license agreement and grant funding

Background:

Further to Report SH 15-16 on the Integrated Housing System database, additional information on the agreement and timelines as well as an option for Ministry funding has been received.

The Integrated Housing System is a database that supports the social housing programme requirements of the Service Manager. A copy of the standard CMSM software license agreement by the Acori ISTCL Group (AIG) has now been received by the County, with the option to purchase the license at a reduced price before March 18, 2016. Specifically, the cost for the one-time purchase is \$57,460 (based on \$20.00 per unit) with annual maintenance fees of \$28,730 (based on \$10.00 per unit), which is the same that was estimated in 2015.

To further offset the reduced license pricing, the Ministry is offering an additional grant of \$13,775 or 25% towards the one-time purchase of the Integrated Housing System software license by the Wellington CMSM. The Ministry's pricing is only offered to CMSMs with less than 4,000 units according to their letter of December 18, 2015 (attached). This offer is available subject to conditions, including proof of purchase of the software license, and execution of the MMAH transfer agreement and data sharing agreement before March 31, 2016.

County staff support acquisition of the IHS database to support the administration of our social housing processes and requirements, and enhanced customer service. Due to the short timeframe, final discussion on the license agreement is occurring between the CMSMs and Acori, the HCI, as well as the Province with regard to the agreements. Approval for the County CMSM to execute the three agreements will be subject to the County's solicitor's opinion.

Financial Impact:

The funds for the license software are available within the 2016 budget.

Attachment:

Letter dated December 18, 2016 to Eddie Alton from Carol Latimer

Recommendation:

That the Report HS 15-08 Integrated Housing System for Social Housing is received for information, and

That the licensed software agreement with Acori ISTCL Group (AIG), the Provincial Transfer Agreement and its Data Sharing agreement be approved for execution by the Social Services Administrator, subject to the County solicitor's recommendation.

Respectfully submitted,

Harry Blinkhorn
Acting Director of Housing

Ministry of
Municipal Affairs
and Housing

Housing Policy Branch

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Toronto ON M5G 2E5
Tel. 416-585-7544
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Ministère des
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Téléc. 416-585-7607



December 18, 2015

Mr. Eddie Alton
County of Wellington
138 Wyndham Street North
Guelph Ontario N1H 4E8

Dear Mr. Alton,

I am writing to advise that the Ministry of Municipal Affairs and Housing is prepared to provide funding, under certain terms and conditions, to smaller Service Managers to offset some of the costs of purchasing a license for the Integrated Housing System (IHS) software.

As you may be aware, the Housing Collaborative Initiative (HCI), a group of eight Service Managers, contracted with Arcori-ISTCL Group (AIG) to develop a new software application to assist with the financial and administrative aspects of social and other housing. It is our understanding that AIG is now offering software licenses to non-HCI Service Managers for a fee.

The funding is intended to support the development of a consistent approach and system for Service Managers to integrate social and other housing information into their financial and administrative systems, and to support the collection and storage of consistent social and other housing data. The Ministry does not have a legal or businesses relationship with AIG and is not directing Service Managers to purchase the software application. Service Managers are encouraged to contact AIG directly to learn more about the IHS software. It is up to each Service Manager to determine whether the IHS is suitable for its needs.

Should a Service Manager be interested in purchasing a software license, the province is making funding available only to those Service Managers with social housing portfolios below to 4,000 physical units (see attached Schedule 1). Depending on uptake, up to \$20,000 in funding is potentially available to each qualifying Service Manager. Funding is based on a \$5 subsidy per social housing unit, net of rent supplement program units, as reported in the 2014 Social Housing Annual Information Return.

Service Managers who wish to receive funding must sign and comply with the attached Transfer Payment Agreement with the Ministry. An IHS software licence must be purchased by March 18, 2016, as it is our understanding that AIG is offering an early pricing model that expires on this date, and proof of purchase provided to the Ministry by March 31, 2016. The Ministry is also requires that the Service Manager enter into the attached Data Licensing and Personal Information Sharing Agreement.

Please note that the Ministry's ability to make funding available to Service Managers is time-limited – all transfer payment transactions with Service Managers must be completed before March 31, 2016. Funding assistance for the IHS cannot be flowed to Service Managers if confirmation of a contract with AIG arrives after this date.

Should you have any questions, please contact John Sawyer, Manager, Research, Evaluation and Reporting, by telephone at (416) 585-7348 or email at john.sawyer@ontario.ca or Kim Boydell, Senior Financial and Economic Advisor, by telephone at (416) 585-7047 or email at kim.boydell@ontario.ca.

Sincerely,



Carol Latimer
Director, Housing Policy Branch,

c.c.: HCI Governing Group

Schedule 1

Service Manager	Number of Social Housing Units	Funding
1. Algoma DSSAB	474	\$ 2,370
2. City of Brantford	1,881	\$ 9,405
3. County of Bruce	727	\$ 3,635
4. District of Cochrane DSSAB	2,084	\$ 10,420
5. City of Cornwall	1,776	\$ 8,880
6. County of Dufferin	529	\$ 2,645
7. County of Grey	1,413	\$ 7,065
8. Norfolk County	826	\$ 4,130
9. County of Hastings	2,186	\$ 10,930
10. County of Huron	680	\$ 3,400
11. City of Kawartha Lakes	935	\$ 4,675
12. Kenora DSSAB	1,102	\$ 5,510
13. City of Kingston	1,883	\$ 9,415
14. County of Lambton	1,341	\$ 6,705
15. County of Lanark	767	\$ 3,835
16. United Counties of Leeds & Grenville	1,136	\$ 5,680
17. County of Lennox & Addington	616	\$ 3,080
18. Manitoulin-Sudbury DSSAB	423	\$ 2,115
19. Municipality of Muskoka	574	\$ 2,870
20. Nipissing DSSAB	2,181	\$ 10,905
21. County of Northumberland	877	\$ 4,385
22. County of Oxford	1,228	\$ 6,140
23. Parry Sound DSSAB	373	\$ 1,865
24. City of Peterborough	1,844	\$ 9,220
25. United Counties of Prescott-Russell	891	\$ 4,455
26. Rainy River DSSAB	521	\$ 2,605
27. County of Renfrew	1,258	\$ 6,290
28. Sault Ste. Marie DSSAB	1,954	\$ 9,770
29. City of St Thomas	1,221	\$ 6,105
30. City of Stratford	1,067	\$ 5,335
31. City of Greater Sudbury	3,726	\$ 18,630
32. Thunder Bay DSSAB	3,760	\$ 18,800
33. Timiskaming DSSAB	712	\$ 3,560
34. County of Wellington	2,755	\$ 13,775

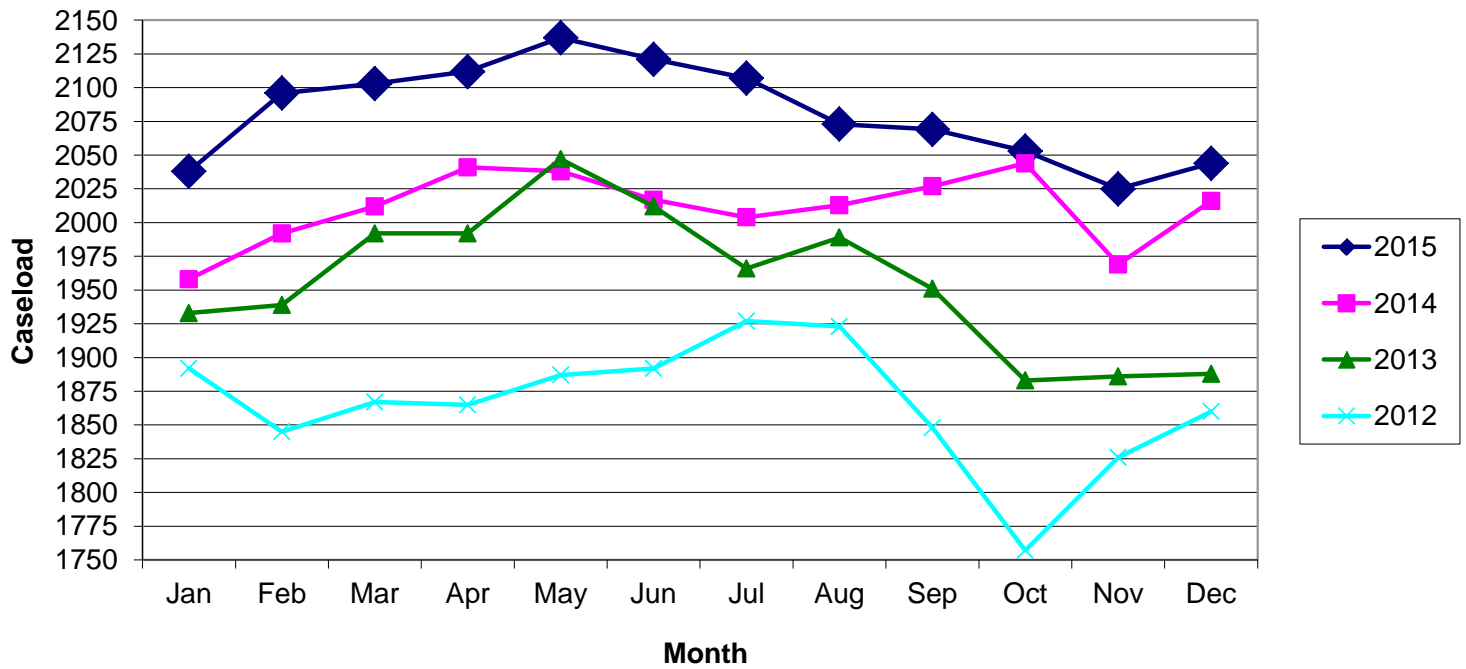
County of Wellington - Ontario Works



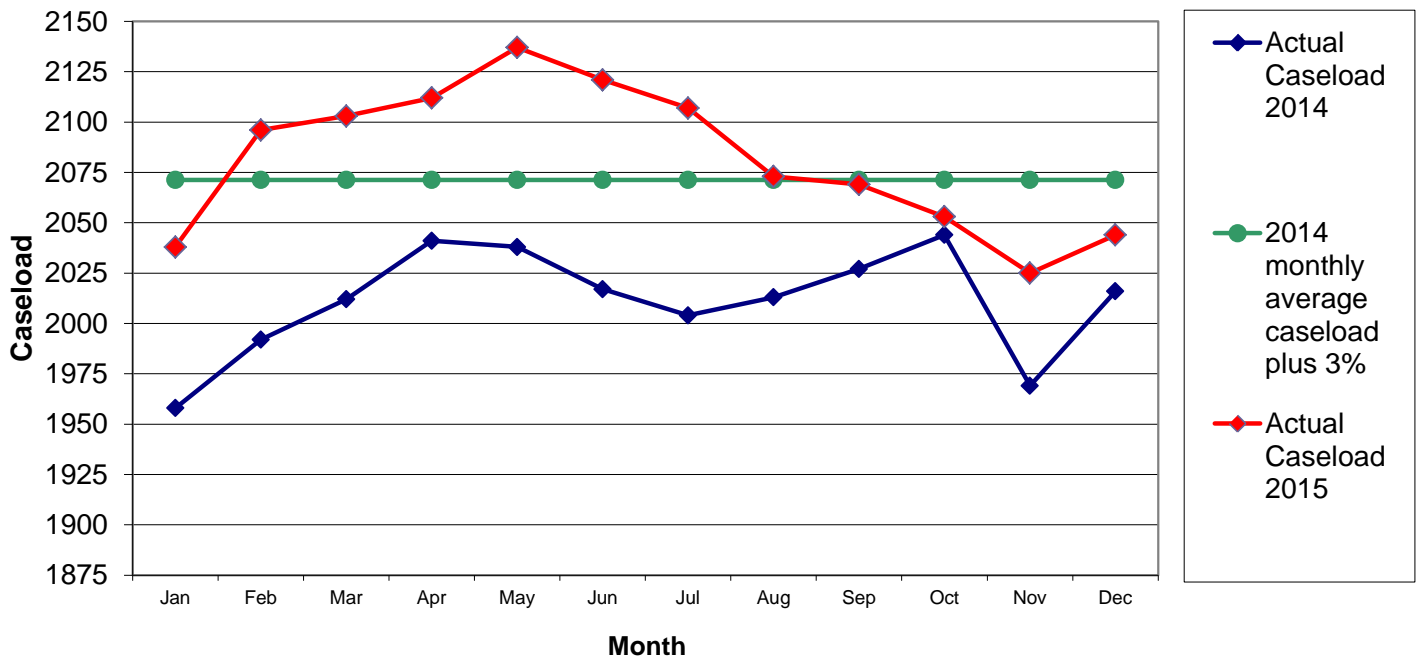
2012-15 County / City Caseload

Total caseload					Change From		Change From	
	2012	2013	2014	2015	Cases	%	Cases	%
January	1,892	1,933	1,958	2,038	22	1.1%	80	4.1%
February	1,884	1,997	1,992	2,096	58	2.8%	104	5.2%
March	1,867	1,992	2,012	2,103	7	0.3%	91	4.5%
April	1,865	1,992	2,041	2,112	9	0.4%	71	3.5%
May	1,887	2,047	2,038	2,137	25	1.2%	99	4.9%
June	1,892	2,012	2,017	2,121	(16)	-0.7%	104	5.2%
July	1,927	1,966	2,004	2,107	(14)	-0.7%	103	5.1%
August	1,923	1,989	2,013	2,073	(34)	-1.6%	60	3.0%
September	1,848	1,951	2,027	2,069	(4)	-0.2%	42	2.1%
October	1,757	1,883	2,044	2,053	(16)	-0.8%	9	0.4%
November	1,826	1,886	1,969	2,025	(28)	-1.4%	56	2.8%
December	1,860	1,888	2,016	2,044	19	0.9%	28	1.4%
Total	22,428	23,536	24,131	24,978				
Average	1,869	1,961	2,011	2,082			71	3.5%

Total County and City Ontario Works Caseload - January 2012 to December 2015



Total County and City Ontario Works Caseload Budget/Actual Comparison





COMMITTEE REPORT

AD-16-01

To: Chair and Members of the Social Services Committee
From: Eddie Alton, Social Services Administrator
Date: Wednesday, February 10, 2016
Subject: **Housing Move-Out Report**

Background:

At the November Social Services Committee meeting a question was asked about move-outs throughout the year and this report provides some information on the number of move-outs by month and year from 2010 to 2015 for the County's Social Housing Units.

Report:

Below is a chart that shows the number of move-outs from 2010 to 2015 for the County's Social Housing Units. As you can see, for the six year period shown the move-outs are fairly consistent with the lowest month being February and the highest being September with July through November being the highest months on average.

Total Move-Outs - Social Housing Units

Month	<u>2010</u>	<u>2011</u>	<u>2012</u>	<u>2013</u>	<u>2014</u>	<u>2015</u>	<u>Total</u>	<u>% of Total</u>
January	11	19	8	14	9	12	73	7.68%
February	12	12	10	14	4	7	59	6.21%
March	9	11	18	15	11	9	73	7.68%
April	14	11	19	13	13	11	81	8.53%
May	19	8	12	14	7	12	72	7.58%
June	14	16	11	12	14	9	76	8.00%
July	16	13	16	16	16	15	92	9.68%
August	14	19	13	20	10	6	82	8.63%
September	17	12	18	15	25	9	96	10.11%
October	16	22	9	11	11	14	83	8.74%
November	20	19	21	11	9	14	94	9.89%
December	19	10	6	15	9	10	69	7.26%
Total	181	172	161	170	138	128	950	100.00%

In order to provide us with statistical data to look for trends, staff also tracks the reasons that tenants provide to us why they are moving out. Unfortunately however, tenants often do not provide reasons why they are leaving and this makes up just under 20% of the reasons provided. Reasons are recorded into several categories' and for the purposes of this report I have consolidated them into the following six reasons.

The reasons are:

Health reasons:	25.90%
Provided notice to us that vacating :	25.16%
No reasons provided:	19.26%
Transfer to another unit	17.16%
Other reasons:	6.52%
Eviction for cause:	6.00%

The reasons provided by the tenants show that the majority move out due to health reasons closely followed by individuals informing us that they are vacating the unit. Often tenants leave without telling us why they are leaving, as it could be for employment, purchased a house, moved to another area, etc. Evictions make up a small percentage of the total move outs and this is mainly due to the staff's ongoing efforts to keep individuals housed and the steps taken to prevent homelessness.

Recommendation:

That report "AD-16-01 Housing Move-Out Report" be received for information.

Respectfully submitted,

Eddie Alton
Social Services Administrator