



Honorable Lorne Kusugak
Minister Responsible for the Nunavut Housing Corporation
P.O. Box 2410
Iqaluit, NU
X0A 0H0

January 23, 2024

RE: Response to Nunavut Housing Corporation Letter of Expectation 2023-24

Dear Minister Kusugak,

I am writing you in response to your Letter of Expectation dated October 5, 2023. Please find herein my response to Nunavut Housing Corporation's (NHC) Letter of Expectation 2023-24.

Meeting the Expectations of Katujjiluta

The NHC's 2023-24 Business Plan and budget outline several important priorities for the corporation, many of which align with the Government of Nunavut's (GN) Katujjiluta Mandate, and should be implemented strategically, with the overall well-being of Nunavummiut in mind.

NHC launched Nunavut 3000 (NU3000) in October 2022. This Strategy represents a new approach to addressing Nunavut's housing supply and supporting the private sector construction in the territory. Since the launch, NHC has developed strategic partnerships, invited Nunavummiut from across the territory to contribute their ideas for improvement and innovation, conducted a housing forum, and developed new and redesigned housing policies and programs.

NHC continues to work with Government of Nunavut's (GN) departments to fulfil important priorities such as developing new pathways for trades training, reviewing, and improving the delivery of the GN Staff Housing Program, and supporting staff renting in the private market through the Household Allowance Program. I, together with the



Hamlets and Nunavut Tunngavik Incorporation (NTI) to identify initiatives to accelerate the supply of housing.

I am also pleased to see NHC's funding request to Canadian Mortgage and Housing Corporation (CMHC) has been approved for the Lands for Homes (L4H) Information Solution. This next phase of L4H will help address the information-related gaps which impact the supply and selection of appropriate land needed to accommodate the accelerated supply of housing in Nunavut's 25 communities.

Needs and Demand Study

The Needs and Demand study was undertaken as an inter-departmental effort to help link housing construction to the programming needs of departmental clients. This study represented the key deliverable of the Purpose-Built Housing Working Group. The final Needs and Demand Study has been shared with the Department of Family Services (DFS), Health, Justice, and NTI. It will also be made available on NHC's website in 2024. Building upon that progress and to support the development and implementation of the Nunavut 3000 Strategy, NHC and DFS, are working with Health and Justice to create a new Supported Housing Working Group to replace the Purpose-Built Housing Working Group. This new working group would align with new housing policies, including NHC's capital investment plans.

The intended purpose of Supportive Housing Working Group remains removing housing barriers for shared clients and coordinating the engagement of stakeholders to access needs specific housing options.

Homeownership Programs

NHC is developing a suite of new and redesigned programs, including the Nunavut Homeowner Assistance Program (N-HAP), and various other new and redesigned homeownership programs. Through program renewal, NHC will also work to make housing programs easier for Nunavummiut to access.

NHC is planning to introduce the Homeownership Support Policy. The goal of this Policy is to provide Nunavut's homeowners with an increased range of options and incentives in the form of financial support and counselling for purchasing or building their own



National Housing Strategy

NHC will continue to enhance their important relationship with Canada Mortgage and Housing Corporation (CMHC) and raise awareness of the realities of housing in Nunavut. NHC continues to work with the Department of Family Services on the Canada Housing Benefit, as part of the National Housing Strategy.

NHC will continue to engage its northern partners such as NTI, in efforts to pursue increased investments in housing from our federal partners to support the targets identified for new housing units and explore further opportunities for partnerships with CMHC.

Public Transparency and Communications

NHC remains committed to developing effective communication strategies for its programs and services. NHC will continue to work towards completing a comprehensive communications strategy for both internal and external structures. I look forward to sharing this strategy with you.

As part of NHC's commitment to improving transparency and accessibility, they are launching an updated website in 2024. This will allow the public to better access to NHC program information, applications, policies, and procedures.

Adoption of New Accounting Standards

The new Asset Retirement Obligations standard requires management to determine the impact on its consolidated financial statements for fiscal years ended March 31, 2022, and March 31, 2023. We are pleased to report that NHC met the reporting requirements within the corporation's statutory deadline for FY 2022-23.

Accountability and Financial Management Reporting Expectations for 2023-24

Central Accountability Committee and Territorial Corporations Committee



NHC also continues to report to Central Accountability Committee (CAC). CAC is accountable for providing an oversight function to the GN and crown corporations to ensure that financial and non-financial accountability.

In 2023-24, NHC continues to be a member of the Territorial Corporations Committee. The Committee allows the opportunity for collaboration with Nunavut's other Territorial Corporations, and members can work collectively to meet their statutory reporting requirements.

I look forward to the NHC's continued participation in these committees and fostering a positive working relationship.

Accountability and Financial Management Reporting

The NHC remains dedicated to the highest standards of accountability and transparency, and this includes tabling in the Legislative Assembly of the following documents:

- The Corporation's Annual Business Plan
- A yearly comprehensive report on all procurement, contracting and leasing activities undertaken by the corporation.
- Formal response to letters of expectation, letters of instruction and Ministerial directives.
- NHC will ensure that quarterly variance reports are reviewed by the Board of Directors and submitted to the CAC in a timely manner.

The NHC Board of Directors works closely with the President CEO and the Vice President of Finance to ensure all financial resources are managed within the GN accounting requirements. Furthermore, the Vice President of Finance works closely with the Office of the Auditor General's audit to coordinate the annual financial audit.

