



**MEETING SD 49-20-24**

**STANDING COMMITTEE ON SOCIAL DEVELOPMENT**

**WEDNESDAY, FEBRUARY 5, 2025  
DET'ANCHOGH KÚÉ - EAGLE ROOM / ZOOM  
10:30 AM**

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**AGENDA**

1. Call to Order
2. Prayer
3. Review and Adoption of Agenda
4. Declarations of Conflict of Interest
5. Public Matters
  - a) Public Briefing on Housing as a Human Right with Midwest Property Management
6. In Camera Matters
  - a) Confidential correspondence
    - i. 2025-01-31 Honourable Minister of ECE
    - ii. 2025-01-13 RCMP Chief Superintendent
    - iii. 2025-01-14 Honourable Minister of JUS
    - iv. 2025-01-14 Honourable Minister of ECE
  - b) Workplan
7. New Business
  - a)
8. Date and Time of Next Meetings:
  - a) Thursday, February 6, 2025 at 1030AM
9. Adjournment



# Midwest

## Property Management

Where community lives.

Housing as a Human Right

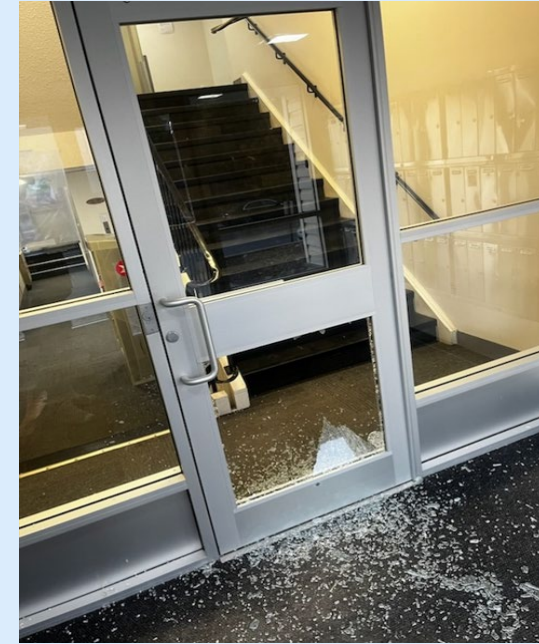
# MIDWEST PROPERTY YELLOWKNIFE

- 11 buildings in Yellowknife, with a total of 538 apartments
- Our residents have an expectation of security and safety.
- Break-ins and vandalism have been steadily increasing for the last four years at all 11 buildings.



## MORE DAMAGE AND REFUSE, LESS COOPERATION

Last summer an encampment was established in the center of three of our buildings. There was a notable increase in damage and unauthorized entry of our buildings.



After the encampment was mostly removed, garbage remained on our property and little effort was made to clean up the area.

# Barriers to building in the north

There are many barriers and costs continue to rise.

- One of the primary contributors to our current housing crisis is the lack of development.
- Without additional housing options, rents will continue to rise.
- The private sector is not able to provide affordable housing due to the costs of construction and availability of land.
- An affordable housing business model must work for public and the private sector. Without a viable model, private companies may not be willing to come to the table.



The NWT Tenancy Act requires tenants to pay rent as stipulated in their tenancy agreement. Landlords can apply to terminate the tenancy and seek an eviction order if rent is not paid.

This is the only avenue available to a landlord when there is a resident who fails to pay their rent.



# Thank you

Jenni Bruce, Regional Manager Yellowknife

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