



DNSSAB BOARD MEETING POST-MEETING AGENDA

Date: **Wednesday, February 25, 2026, 1:30 p.m.**
Location: **DNSSAB Boardroom**
200 McIntyre Street East, North Bay, ON, P1B 8V6

Pages

1. Call to Order

Recommended Motion:

THAT the Board of Directors accepts the Roll Call as read by the Recording Secretary for the DNSSAB Board Meeting of February 25, 2026, at **12:53 PM**.

1.1 Declaration of Conflict of Interest

2. Opening Remarks by the Chair

3. Approval of Agenda

Recommended Motion:

THAT the DNSSAB Board accept the Agenda for the February 25, 2026, Board meeting.

4. Approval of Minutes

4

Recommended Motion:

THAT the DNSSAB Board adopt the minutes of the January 28, 2026, proceedings of the DNSSAB Board Meeting.

5. Delegations

There are no Delegations for the February 25, 2026, DNSSAB Board meeting.

6. CAO Verbal Update

Recommended Motion:

THAT the DNSSAB Board receive the CAO's Verbal Update as presented to the Board on February 25, 2026.

7. Consent Agenda

All items in the consent agenda are voted on collectively. The Chair will call out each item for

consideration of discussion. Any item can be singled out for separate vote; then, only the remaining items will be voted on collectively.

Recommended Motion:

THAT the Board receive for information Consent Agenda items 7.1 through 7.3.

7.1	Hunger Count 2025 Summary, COORD-2026-003	10
7.2	Multi-Year Accessibility Plan 2026-2030, HR-2026-001	15
7.3	Cartier Street, North Bay Housing Expansion Update, COORD-2026-002	18

8. Managers' Reports

8.1	Shelter Bed Eligibility Policy – Revised, COORD-2026-005	29
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Recommended Motion:

THAT the District of Nipissing Social Services Administration Board (DNSSAB) approves the revised Shelter Bed Eligibility Policy, based on recommendations made by the Board at the January 2026 DNSSAB Board meeting.

8.2	Homelessness Advocacy Motion, COORD-2026-006	39
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Recommended Motion:

THAT the District of Nipissing Social Services Administration Board (DNSSAB) directs the CAO to communicate with the Province of Ontario and the Government of Canada, advocating for funding to support homelessness services and supports, including maintaining the 24-hour emergency low-barrier shelter services from May 1 to October 31, as well as additional emergency shelter overflow spaces; and

THAT copies of this resolution be forwarded to all District of Nipissing municipalities seeking their written support; and

THAT copies of all resolutions passed by the DNSSAB and municipalities be forwarded to the appropriate Provincial and Federal representatives, along with letters of support received from community agencies impacted by a reduction in homelessness services.

9. Move In Camera

Recommended Motion:

THAT the DNSSAB Board move in-camera on February 25, 2026, at **2:10 PM** to discuss matters of negotiations.

9.1	In-Camera Agenda	
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9.2 In-Camera Minutes

9.3 Confidential Report from Coordinated Services Re Vendor Negotiations

9.4 Confidential Update from Coordinated Services Re Negotiations

9.5 Back to Open Session

10. Adjourn In Camera

Recommended Motion:

THAT the DNSSAB Board approve the actions and directions discussed at the February 25, 2026, in-camera session.

11. Other / New Business

12. Next Meeting Date

The next DNSSAB Board meeting will be held on March 25, 2026.

13. Adjournment

Recommended Motion:

THAT the DNSSAB Board meeting of February 25, 2026, be adjourned at **2:42 PM**.



**DNSSAB BOARD MEETING
MINUTES OF PROCEEDINGS**

Date: January 28, 2026, 12:00 p.m.
Location: DNSSAB Boardroom
200 McIntyre Street East, North Bay, ON, P1B 8V6

Members Present: Chair Mark King
Vice Chair Lana Mitchell
Amanda Smith
Chris Mayne
Dan O'Mara
Ethel LaValley
Jamie Restoule
Justine Mallah
Maggie Horsfield
Mélanie Chenier
Peter Chirico
Terry Kelly

1. Call to Order

The Chair called the meeting to order at 12:01 PM.

Resolution #: DNSSAB 2026-01

Moved by: Dan O'Mara

Seconded by: Justine Mallah

THAT the Board of Directors accepts the Roll Call as read by the Recording Secretary for the DNSSAB Board Meeting of January 28, 2026, at **12:01 PM**.

CARRIED

1.1 Declaration of Conflict of Interest

No conflicts were declared.

1.2 Approval of Agenda

Resolution #: DNSSAB 2026-02

Moved by: Chris Mayne

Seconded by: Ethel LaValley

THAT the DNSSAB Board accept the Agenda for the January 28, 2026, Board meeting.

CARRIED

2. Chair and Vice Chair Elections

2.1 Election of Chair and Vice Chair - DNSSAB

Resolution #: DNSSAB 2026-03

Moved by: Peter Chirico

Seconded by: Terry Kelly

THAT **Mark King** be recognized as the **acclaimed** Chair of the DNSSAB for the term ending December 31, 2026; and,

THAT **Lana Mitchell** be recognized as the **acclaimed** Vice Chair of the DNSSAB for the term ending December 31, 2026.

CARRIED

2.2 Election of Chair and Vice Chair - Finance and Administration Committee

Resolution #: DNSSAB 2026-04

Moved by: Jamie Restoule

Seconded by: Vice Chair Lana Mitchell

THAT **Peter Chirico** be recognized as the **acclaimed** Chair of the Finance and Administration Committee for the term ending December 31, 2026; and,

THAT **Maggie Horsfield** be recognized as the **acclaimed** Vice Chair of the Finance and Administration Committee for the term ending December 31, 2026.

CARRIED

2.3 Election of Chair and Vice Chair - Community Services Committee

Resolution #: DNSSAB 2026-05

Moved by: Justine Mallah

Seconded by: Vice Chair Lana Mitchell

THAT **Ethel LaValley** be recognized as the **acclaimed** Chair of the Community Services Committee for the term ending December 31, 2026; and,

THAT **Melanie Chenier** be recognized as the **acclaimed** Vice Chair of the Community Services Committee for the term ending December 31, 2026.

CARRIED

3. Opening Remarks by the Chair

4. Approval of Minutes

Resolution #: DNSSAB 2026-06

Moved by: Chris Mayne

Seconded by: Vice Chair Lana Mitchell

THAT the DNSSAB Board adopt the minutes of the December 17, 2025, proceedings of the Finance and Administration Committee Meeting and the DNSSAB Board Meeting.

CARRIED

5. Delegations

There were no Delegations for the January 28, 2026, DNSSAB Board meeting.

6. CAO Verbal Update

Resolution #: DNSSAB 2026-07

Moved by: Terry Kelly

Seconded by: Jamie Restoule

THAT the DNSSAB Board receive the CAO's Verbal Update as presented to the Board on January 28, 2026.

CARRIED

7. Consent Agenda

Resolution #: DNSSAB 2026-08

Moved by: Ethel LaValley

Seconded by: Jamie Restoule

THAT the Board receives for information, Consent Agenda items 7.1 and 7.2.

CARRIED

7.1 2025-26 COCHI Repair Community Housing Allocations, HS-2026-004

7.2 2026 Municipal Apportionment, CORP-2026-002

8. Managers' Reports

8.1 2026 DNSSAB Budget, CORP-2026-001

8.2 Development Considerations – Steps to Shovel-Readiness, HS-2026-001, HS-2026-001

8.3 Nipissing Counts 2025, HS-2026-002

8.4 Shelter Bed Eligibility Policy Revisions, HS-2026-003

Resolution #: DNSSAB 2026-09

Moved by: Chris Mayne

Seconded by: Vice Chair Lana Mitchell

That the District of Nipissing Social Services Administration Board approves the amended Shelter Bed Eligibility Policy based on the approved 2026 DNSSAB budget regarding Emergency Shelter Overflow capacity; **and**

THAT the DNSSAB Board directs staff to revise the Shelter Bed Eligibility Policy language on individuals who are a threat of violence, capacity and household income limits, as well as the definition of a family with child/children in their custody or care, with the Policy being brought back to the Board in February 2026; and

THAT the DNSSAB Board direct staff to prepare a motion which it and the 11 municipalities can pass at the February 2026 Board meeting, to advocate to the Province of Ontario and the Federal Government for financial support.

CARRIED

9. Move In Camera

Resolution #: DNSSAB 2026-10

Moved by: Jamie Restoule

Seconded by: Maggie Horsfield

THAT the DNSSAB Board move in-camera on January 28, 2026, at **1:31** PM to discuss matters of negotiations.

CARRIED

9.1 In-Camera Agenda

9.2 In-Camera Minutes

9.3 Confidential Report from Coordinated Services Re Vendor Negotiations

9.4 Back to Open Session

10. Adjourn In Camera

Resolution #: DNSSAB 2026-11

Moved by: Vice Chair Lana Mitchell

Seconded by: Peter Chirico

THAT the DNSSAB Board approve the actions and directions discussed at the January 28, 2026, in-camera session.

CARRIED

11. Other / New Business

11.1 Updated 2026 Board Meeting Calendar

Resolution #: DNSSAB 2026-12

Moved by: Dan O'Mara

Seconded by: Ethel LaValley

THAT the Board approve the updated 2026 Board Meeting Calendar, reflecting the removal of the December meeting in accordance with DNSSAB By-Law No. 1, s. 8.3, and the rescheduling of the October meeting to **October 21** due to the municipal election.

CARRIED

12. Next Meeting Date

The next DNSSAB Board meeting will be held on February 25, 2026.

13. Adjournment

Resolution #: DNSSAB 2026-13

Moved by: Maggie Horsfield

Seconded by: Amanda Smith

THAT the DNSSAB Board Meeting of January 28, 2026, be adjourned at **1:44 PM**.

CARRIED



BOARD REPORT #COORD-2026-003

FOR INFORMATION or **FOR APPROVAL**

Date: February 25, 2026

Purpose: **Hunger Count 2025 Summary**

Department Head: Stacey Cyopeck, Director of Coordinated Services

Approver: Melanie Shaye, Chief Administrative Officer

RELATIONSHIP TO STRATEGIC PLAN

Alignment with Strategic Plan 2022-2042: Healthy, Sustainable Communities

Maximize Impact **Remove Barriers** **Seamless Access** **Learn & Grow**

The Food Banks Canada *HungerCount 2025* report provides critical, data-driven insights into the state of food insecurity in Canada, highlighting the strong correlation between poverty, reliance on social assistance, and increased use of food banks. By sharing this report with the Board, DNSSAB supports its strategic priority to learn and grow, ensuring DNSSAB decisions are informed by current evidence and attuned to the systemic factors that shape local need. This understanding also reinforces DNSSAB's commitment to maximize impact by helping to target resources, including funding, staffing, and program supports, where they will drive the most meaningful outcomes for the vulnerable populations it serves.

BACKGROUND

Briefing Note 2024-005, submitted to the Board in June 2024, presented the third report in a poverty series, focusing on food insecurity in the Nipissing District. The report drew on data from Food Banks Canada, a national charitable organization with a mission to maximize collective impact and reduce reliance on food banks. It incorporated findings from Food Banks Canada *HungerCount 2023*, one of the organization's key publications, which recorded over 1.9 million food bank visits in March 2023 alone. The report also highlighted how quickly individuals, regardless of income level, can become food insecure due to factors like precarious employment, inflation, low wages, inadequate social assistance, and unaffordable housing. While Food Banks Canada plays a central role in national food insecurity reporting, not all food banks contribute data, meaning the reported number of users is likely underrepresented and the true extent of food insecurity across communities may be

significantly higher than the data suggests.

Building on the foundation of past HungerCount research, this report highlights the 2025 edition, which examines current food insecurity in Canada. The report reveals that food banks are no longer functioning as emergency supports and have become essential lifelines for many. There has been a surge in demand that reflects a broader affordability crisis, driven by the rising cost of living and insufficient wages and income supports. The current level of sustained need has placed unprecedented strain on food bank systems, which were never designed to operate at this scale.

The following section outlines key findings from *HungerCount 2025*:

Key Highlights

- 1. Record-Breaking Food Bank Usage:** Since 2019, monthly food bank visits in Canada have increased by over 1 million. In March 2025 alone, Canadian food banks recorded nearly 2.2 million visits, the highest monthly total ever documented. This unprecedented surge underscores the growing number of individuals and families who are turning to food banks.
- 2. Food Insecurity is Rising:** Statistics Canada defines food insecurity as inadequate or insecure access to food due to financial constraints and the latest data shows that the problem is escalating. In 2025, a record 10 million Canadians live in food-insecure households, an increase of 4 million from 2019. Even more alarming is that severe food insecurity has doubled, with 2.6 million people regularly forced to skip meals or go entire days without eating.
- 3. Food Insecurity Among the Employed:** Employment is no longer a reliable safeguard against food insecurity in Canada. In 2025, 19.4% of people who accessed a food bank reported employment as their primary source of income, up from 12% in 2019. Food insecurity is an escalating concern among the working poor.
- 4. Housing Affordability and Food Insecurity:** Housing affordability has emerged as a critical factor driving food insecurity in Canada. In 2025, the lowest-income households were spending an average of 66% of their disposable income on shelter, an alarming increase from 49% in 2021. This leaves little room for other essentials such as food, transportation, and utilities. Market rental housing, which is often unaffordable, is the predominant housing type among food bank users, representing 70.4% of clients. Reflecting this trend, 83% of food banks identified affordable housing as the most urgent policy intervention to address hunger, up from 61% in 2019, signaling that access to affordable housing is an important policy solution to reduce hunger.

- 5. Rising Cost of Living:** Canada is in the grip of a deepening cost-of-living crisis, where inflation has outpaced wages and income supports. Since 2021, prices for essential goods and services have soared. Shelter costs are up 26%, food costs have increased by 25%, and transportation costs have risen nearly 20%. These cumulative increases have pushed basic necessities out of reach for many, especially low-income households. In this economic storm, food has become a “crumple zone,” the first expense to cut when budgets are constrained by the rising cost of living.¹ With few options left, growing numbers are turning to food banks just to get by. As inflation continues to erode purchasing power, the affordability gap is widening, leaving more Canadians vulnerable to hunger and hardship.
- 6. Social Assistance Predominant Income Source of Food Bank Users:** Provincial social assistance is the main source of income for a minimum of 40% of food bank clients, yet benefit levels remain far below the poverty line in nearly every province and territory. All household types that rely on these supports face deep financial hardship. As a result, food insecurity among social assistance recipients is nearly four times higher than the general population, with half experiencing severe food insecurity. The rising cost of living, especially for food, housing, and utilities, has not been matched by increases to social assistance, leaving many unable to afford even the most basic necessities.
- 7. Single Adults are the Largest Household Group:** Single-person households continue to be the most common users of food banks in Canada, accounting for 42% of clients in 2025. While this is a slight decline from 48% in 2019, the shift reflects rising need among other household types, particularly families with children, rather than improved circumstances for single individuals. Their over-representation is closely tied to the fact that single adults make up the majority of provincial social assistance cases nationwide and rely on incomes that fall well below the poverty line in most provinces and territories.
- 8. Food Insecurity Impacts on Health:** Food insecurity has far-reaching consequences that extend beyond burdening the charitable sector. The correlation between food insecurity and chronic physical and mental health conditions leads to higher rates of hospital admissions and increased health care costs that are more than double those of food-secure individuals. Health challenges can also diminish economic productivity through increased absenteeism and reduced workplace performance. Moreover, the long-term cognitive impacts of childhood food insecurity can impair cognitive

¹ The HungerCount 2025 report references a study by the Maple Leaf Centre for Food Security that uses the term “crumple zone” to describe how food spending acts as a household buffer during financial strain. Just as a car’s crumple zone absorbs impact in a collision, flexible food expenses absorb economic shocks like job loss, illness, or rising costs, because they are among the few costs families can reduce when fixed expenses like rent cannot be adjusted.

functioning, making it difficult for affected individuals to secure and retain employment, thereby keeping them trapped in a cycle of poverty.

- 9. Indigenous Populations and Food Insecurity:** Indigenous people continue to face disproportionately high rates of food insecurity in Canada. In 2025, 8.8% of food bank users identified as Indigenous, despite representing only about 5% of the population. It is also worth noting that the overall percentage of Indigenous food bank users declined slightly in recent years. This trend is driven by shifting demographics and temporary fluctuations in service access, often linked to the timing of government transfers such as band distributions or federal benefits.
- 10. Food Insecurity and Racialized Groups:** In 2025, nearly half (46.2%) of individuals accessing food banks in Canada identified as members of racialized communities. There has been a steady increase from 45.5% in 2024 and 39.3% in 2023. This upward trend highlights the persistent and disproportionate burden of food insecurity faced by racialized populations, who are more likely to be among the working poor despite being employed.
- 11. Intensifying Strain on Food Banks:** In 2025, funding reductions and limited food supplies forced many food banks to scale back distribution efforts compared with 2021, despite continued support from their networks and communities. Over half (52%) of food banks reported distributing less food than usual and nearly a quarter (23%) ran out of food before meeting demand. These figures mark a significant increase from 2021, when 20% reported distributing less food and 10% experienced complete shortages. It should also be noted that in some cases operational limitations stemmed from insufficient storage space or a shortage of volunteers rather than from a lack of food.
- 12. Marginalized Groups and the Poverty Cycle:** Poverty affects people in different ways, and some groups face far greater challenges than others. Indigenous peoples, new Canadians, racialized Canadians, unhoused individuals, single-parent families, youth, and those who identify as 2SLGBTQIA+ experience higher rates of poverty and are more likely to live in unstable housing. These populations also face more barriers to accessing support and escaping poverty, making their experiences especially complex and urgent.

FINANCIAL AND RISK CONSIDERATIONS

The rising cost of living, particularly for food and shelter, is intensifying food insecurity for both Ontario Works (OW) recipients and the working poor who are struggling to make ends meet. Food insecurity is not only a symptom of economic strain but also a driver of poor health outcomes, contributing to both physical and mental health deterioration. As food banks and soup kitchens grapple with strained resources and increased demand, the reduced availability

of food per client places further pressure on the human service network. These systemic strains may lead to increased demand for OW discretionary benefits and housing stabilization funds through DNSSAB.

OPTIONS AND/OR RECOMMENDATIONS

N/A

NEXT STEPS

Staff will continue to leverage insights from the *HungerCount* report to inform service planning, budget decisions, and poverty reduction strategies that directly address food insecurity and its root causes. In parallel, the DNSSAB will continue to advocate for OW rate increases that align with the actual cost of living, ensuring income supports are adequate to promote food security and household stability.

RESOURCES CITED

Food Banks Canada. (2025) *HungerCount 2025*. Food Banks Canada.

https://content.foodbankscanada.ca/wordpress/2025/10/FBC_HungerCount_EN_2025.pdf

Food Banks Canada. (n.d.) *About Us*. Retrieved from <https://foodbankscanada.ca>

District of Nipissing Social Services Administration Board (DNSSAB). (2024). *Poverty Report Three: Food Insecurity in the Nipissing District*. Briefing Note 2024-004



BOARD REPORT #HR-2026-001

FOR INFORMATION or FOR APPROVAL

Date: February 25, 2026

Purpose: Multi-Year Accessibility Plan 2026-2030

Department Head: Tara Kraemer, Manager of Human Resources

Approver: Melanie Shaye, Chief Administrative Officer

RELATIONSHIP TO STRATEGIC PLAN

Alignment with Strategic Plan 2022-2042: Healthy, Sustainable Communities

Maximize Impact Remove Barriers Seamless Access Learn & Grow

Remove Barriers – The DNSSAB’s Multi-Year Accessibility Plan 2026-2030 aligns with DNSSAB’s strategic objective of Remove Systemic Barriers and Seamless Access by removing barriers and enhancing service planning, delivery, and access so clients and residents can access programs and services when and where they need them.

BACKGROUND

Under the Accessibility for Ontarians with a Disabilities Act (AODA), (2005)¹, DNSSAB is required to establish, maintain and document a multi-year plan that outlines its strategies to identify, remove and prevent accessibility barriers.

DNSSAB is committed to meeting the accessibility needs of people with disabilities, by removing barriers through its services, programs, and facilities in a manner that maintains their independence and dignity in accordance with the Act and associated regulations, including the Customer Service Standard (Ontario Regulation 429/07)² and the Integrated Accessibility Standards (Ontario Regulation 191/11)³, as described in the 2026–2030 Multi-Year Accessibility Plan (the Plan).

¹ Accessibility for Ontarians with Disabilities Act, 2005, S.O. 2005, c. 11 [Accessibility for Ontarians with Disabilities Act, 2005, S.O. 2005, c. 11 | ontario.ca](#)

² Customer Service (Ontario Regulation 429/07) [Accessibility Standards for Customer Service O. Reg. 429/07](#)

³ Integrated Accessibility Standards (Ontario Regulation 191/11) [Integrated Accessibility Standards, O. Reg. 191/11](#)

The current Plan reflects DNSSAB's continued efforts and dedication to meeting its commitment to create accessible programs, services, and a workplace that ensures full participation of individuals with disabilities. It outlines the policies, actions, and processes in place since the approval of DNSSAB's first Accessibility Plan in 2018 to identify, remove, and prevent barriers for people with disabilities accessing its programs, services, and facilities across the District of Nipissing. The Plan also identifies future initiatives, establishes a framework for ongoing monitoring and review, describes how accessibility commitments are communicated to employees, the disability community, and the public, and confirms alignment with the Accessibility for Ontarians with Disabilities Act, 2005, and its associated regulations.

Compliance with the Customer Service and Integrated Accessibility Standards are achieved through ongoing strategic planning, monitoring, review, and continuous improvement of the Plan. These regulated requirements guide the development of accessibility policies and plans, employee and volunteer training, accessible procurement practices, the delivery of goods, services, and facilities, and the integration of accessibility features into the design or acquisition of self-serve kiosks.

The Plan was originally developed by an Accessibility Committee, and has been updated by a Committee comprised of staff volunteers, whose roles and responsibilities include advising and supporting the Board and organization in advancing a barrier-free environment by promoting accessibility awareness and reviewing policies, programs, services, and facilities to identify, remove, and prevent barriers for persons with disabilities. The Committee contributes to the development, implementation, and education of accessibility standards, recommends strategies for barrier removal annually, and ensures accessibility measures are recognized in the annual budget process. It also reviews referred matters and provides recommendations, ensures compliance and reporting requirements are met, participates in the development and periodic review of the Plan, and updates the Chief Administrative Officer (CAO) or designate on accessibility issues and recommendations.

FINANCIAL AND RISK CONSIDERATIONS

The Multi-Year Accessibility Plan is not expected to result in significant new financial impacts; however, minimal and variable costs may be incurred to support implementation. These may include workplace or public space modifications, accessible formats and communications, employee training, accommodations, and website maintenance. Any associated costs are addressed through existing operating and capital budgets.

OPTIONS AND/OR RECOMMENDATIONS

N/A

NEXT STEPS

The Accessibility Committee will update the Plan and ensure it is available to both employees and the public through DNSSAB's website. The Committee will continue to review accessibility-related matters, make recommendations, and work toward continued compliance with the AODA in accordance with their roles and responsibilities outlined in the Plan.

RESOURCES CITED

Government of Ontario. (2005). *Accessibility for Ontarians with Disabilities Act, 2005*, S.O. 2005, c. 11. <https://www.ontario.ca/laws/statute/05a11>

Government of Ontario. (2007). *Accessibility standards for customer service* (Ontario Regulation 429/07). <https://www.ontario.ca/laws/regulation/r07429>

Government of Ontario. (2011). *Integrated accessibility standards* (Ontario Regulation 191/11). <https://www.ontario.ca/laws/regulation/110191>



BOARD REPORT #COORD-2026-002

FOR INFORMATION *or* **FOR APPROVAL**

Date: February 25, 2026

Purpose: **Cartier Street, North Bay Housing Expansion Update**

Department Head: Stacey Cyopeck, Director of Coordinated Services

Approver: Melanie Shaye, Chief Administrative Officer

RELATIONSHIP TO STRATEGIC PLAN

Alignment with Strategic Plan 2022-2042: Healthy, Sustainable Communities

Maximize Impact **Remove Barriers** **Seamless Access** **Learn & Grow**

Maximize Impact – Securing additional affordable senior units in the community through a partnership with the City of North Bay and Terrace Management Inc.

Remove Barriers – The additional affordable senior units will allow DNSSAB to house more individuals in a unique environment that couples health with housing, allowing greater opportunities for aging in place.

Seamless Access – The additional affordable units will result in increased housing stock for seniors that will also provide health care facilities on-site, reducing pressures on local emergency services.

BACKGROUND

As per in-camera Board Report #HS-2025-016, the 111 Cartier Street Housing Complex in North Bay was one of the successful proponents in the Request for Expression of Interest (RFEI) process DNSSAB issued in 2024, and consists of 60 accessible, bachelor units targeting seniors on the Centralized Waitlist. The project is owned and operated by Terrace Management Inc. The existing building, formerly the JW Trusler School, had previously been converted into a 40-unit complex, which is fully accessible for seniors and incorporates health services through a partnership with the North Bay Regional Health Centre (NBRHC). The project submitted through the RFEI is an extension of the existing 40-unit complex that will expand onto the property, by adding a total of 105 housing units, 60 of which are affordable in partnership with DNSSAB.

This project is funded through a partnership with the City of North Bay through the Housing Accelerator Fund (HAF), and a combination of DNSSAB reserves and affordability payments.

Payments from the Affordable Housing Reserve have since been allocated, as the structural framing work has been completed and evidence of the proponent's financing has been obtained for their equity portion. The Housing Services Team has conducted site visits of the construction project and facility, confirming that development is progressing at an advanced stage. Appendix A includes site tour photos.

The proponent has indicated that occupancy is on track starting in June 2026. Regarding the HAF agreement, the proponent is to comply with all negotiated Site Plan Control Agreements, such as sidewalks, parking, etc., by July 2026, at which time the City of North Bay will release the HAF funding and calculate the tax rebate to be allocated to the proponent.

FINANCIAL AND RISK CONSIDERATIONS

The remaining funding commitment from DNSSAB is in the form of an affordability payment, in the amount of \$5,000 per month for 20 years and will begin the month following occupancy. Should the City of North Bay's incremental tax exemption exceed the originally estimated amount of \$500,000, the additional amount will be deducted from the affordability payment.

OPTIONS AND/OR RECOMMENDATIONS

N/A

NEXT STEPS

- 1) Continue to work with the proponent and the City of North Bay to ensure compliance with the HAF agreement and DNSSAB's Contribution Agreement.
- 2) Calculate any savings to the affordability payments once the City of North Bay calculates their incremental tax exemption to the proponent.
- 3) Create a communications plan for both a media release and the grand opening of the housing complex at 111 Cartier Street for June 2026.

RESOURCES CITED

- 1) Appendix A - Photos of the Cartier Street Development Walkthrough

Photos of the Cartier Street Development Walkthrough

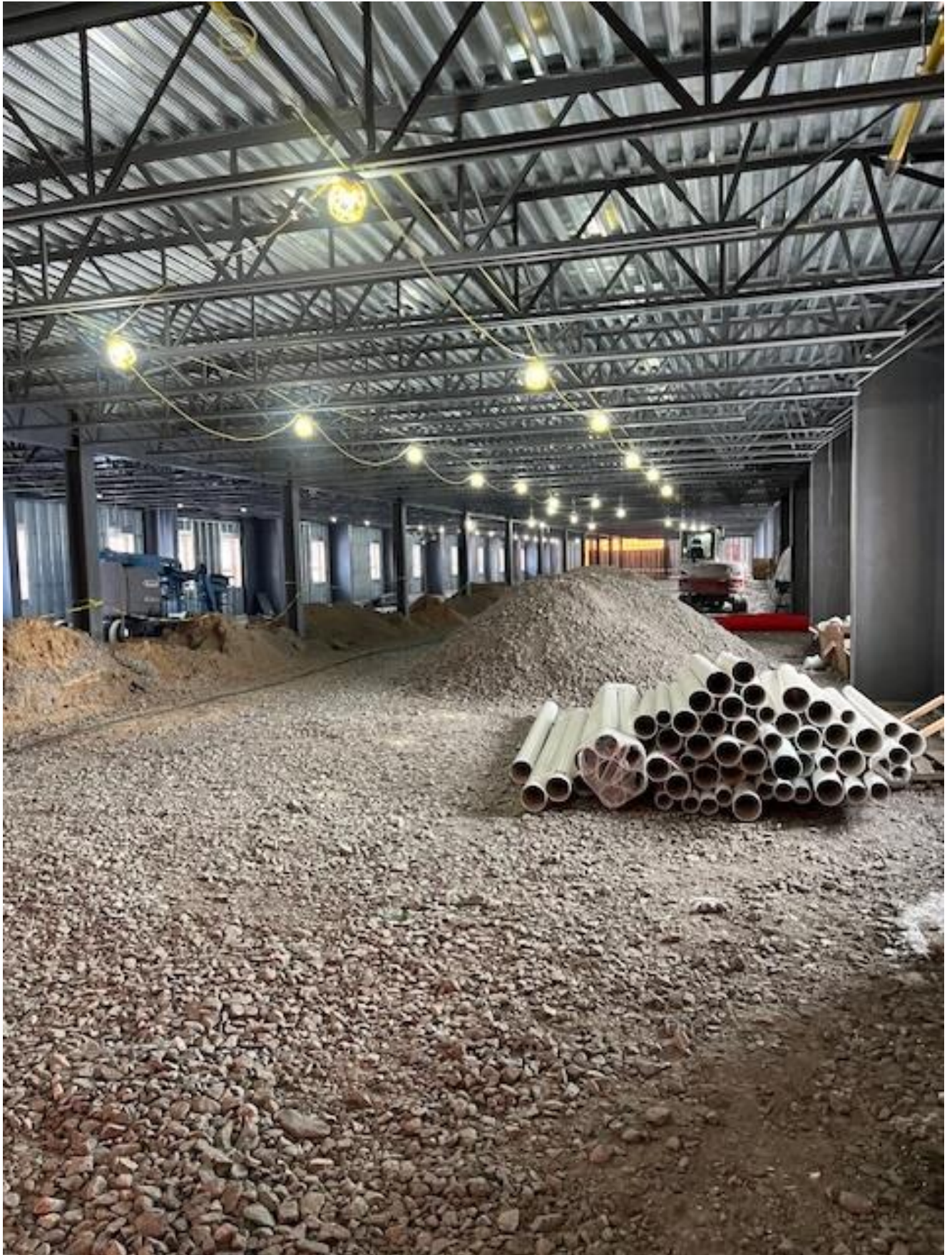




















BOARD REPORT #COORD-2026-005

FOR INFORMATION or FOR APPROVAL

Date: February 25, 2026

Purpose: Shelter Bed Eligibility Policy – Revised

Department Head: Stacey Cyopeck, Director of Coordinated Services

Approver: Melanie Shaye, Chief Administrative Officer

RECOMMENDATION

THAT the District of Nipissing Social Services Administration Board (DNSSAB) approves the revised Shelter Bed Eligibility Policy, based on recommendations made by the Board at the January 2026 DNSSAB Board meeting.

RELATIONSHIP TO STRATEGIC PLAN

Alignment with Strategic Plan 2022-2042: Healthy, Sustainable Communities

Maximize Impact Remove Barriers Seamless Access Learn & Grow

BACKGROUND

- The DNSSAB's Shelter Bed Eligibility Policy, originally developed in April 2022, was created to guide eligibility for shelter beds and Emergency Shelter Overflow spaces, and the Extreme Cold Weather (ECW) protocol.
- Through the Homelessness Prevention Program, DNSSAB has funded the provision of Emergency Shelter Overflow services, as well as the use of ECW motel rooms.
- With the shelter system being at capacity, emergency shelter overflow has been utilized to shelter families and households in motel rooms and leased houses through the Nipissing District Housing Corporation and Crisis Centre North Bay.
- With increased usage and demand placed on the shelter system, emergency shelter overflow expenditures have seen a continuous increase year-over-year.
- Moving forward in 2026, these services will be limited based on the approval of the 2026 DNSSAB Budget.

Recommended Changes to the Policy

In January 2026, the Board approved the recommended changes to the Shelter Bed Eligibility Policy to reflect the 2026 budget decisions limiting shelter overflow spaces. During that discussion, additional requests were made by the Board to amend the Shelter Bed Eligibility Policy.

The following is a summary of those changes which are included in the attached final draft of the policy:

- The definition of families has been updated to include that children must be in the custody and care of their parent(s).
- The section regarding criminal records has been worded more broadly and indicates that access to the shelter may be denied depending on the circumstances.

The final request was to review the income limits as they relate to shelter eligibility. Staff have explored best practices related to this recommendation, as well as opportunities to address rising shelter costs while maximizing available funding. The recommended amendment would allow the operator to explore opportunities for households to begin contributing to their shelter costs for any stay exceeding 14 calendar days. The amount they would contribute would be based on income, and households without an income source would be referred to Ontario Works for financial support upon admission.

FINANCIAL AND RISK CONSIDERATIONS

Potential risk considerations regarding these policy changes were previously noted and discussed at the January 2026 DNSSAB Board meeting. There are no further risks to consider.

OPTIONS AND/OR RECOMMENDATIONS

That the District of Nipissing Social Services Administration Board approve the final draft of the Shelter Bed Eligibility Policy based on recommendations made by the Board at the January 2026 DNSSAB Board meeting.

NEXT STEPS

Finalize the Shelter Bed Eligibility Policy and work with the operator to implement the changes to the policy.

RESOURCES CITED

N/A

District of Nipissing Social Services Administration Board			
Department	Housing Services	Division	Homelessness
Policy	Shelter Bed Eligibility Policy	Policy Number	SHLT01
Effective Date	January 2026	Revision Date	

1. Policy Statement

The District of Nipissing Social Services Administration Board (DNSSAB) funds the provision of emergency shelter services. This includes funding for the Four Elms shelter, the Low-Barrier shelter, and emergency shelter overflow services. These shelters and services are administered and managed by the Crisis Centre North Bay and are intended to be short-term emergency housing accommodations.

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Vision:

A coordinated and holistic service delivery system that is people-centered, evidence-informed, outcomes-based, and focuses on rapid sustainable housing through efficient and effective triaging.

This vision reflects a system that focuses on proactive and permanent housing solutions.

Guiding Principles:

- System Coordination
- People-Centred
- Data-Driven
- Inclusive
- Fiscally Responsible
- Outcome-Focused

Goals, Objectives and Purpose:

- To define a policy regarding accessing the emergency shelter system.
- To ensure equity, openness, accountability and transparency.
- To focus resources on rapid rehousing and housing stability.

2. Policy Review

The Shelter Bed Eligibility Policy will be regularly maintained and updated as necessary.

3. Definitions

The words and phrases listed below when used in this policy shall have the following meaning ascribed to them:

Cold Weather Overflow:

Additional shelter spaces secured for the period of November 1 to April 30 annually.

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Extreme Cold Weather Alerts (ECW):

The North Bay Parry Sound District Health Unit will issue an Extreme Cold Weather Alert when Environment Canada forecasts a temperature of -15°C or colder, or a wind chill of -20°C or colder.

Families:

A household consisting of a couple or a lone parent with one or more children under the age of 18 who are in their custody and care.

Household:

A household may consist of a family group, a couple, or a person living alone.

Homelessness:

The situation where a household is without stable, permanent, appropriate housing or the immediate prospect, means and ability of acquiring it.

Singles:

A household consisting of a single person who lives alone.

4. Eligibility

At minimum, to access an emergency shelter bed, a household must:

1. Currently be experiencing homelessness.
2. Have no access to alternative and available housing options or shelter beds for which the household is eligible.
3. Have an income at or below the High Needs Households Income Limits established by the Province of Ontario for the District of Nipissing (see Appendix BA).

5. Admission Process

The admission process will be guided by shelter diversion by exploring all options throughout the admission process. The shelter operator will mitigate any crisis for all who present and will abide by the following admission process in the order listed below:

- a. Households are triaged, needs are assessed, , and the household is added/updated in HIFIS.
- b. Referrals are made to all eligible housing resources and all opportunities are explored to rehouse households.
- c. Referrals are made to any available shelter bed or on-site emergency space.
- d. Following a 14 day stabilization period, opportunities will be explored for households to begin contributing to their shelter costs based on income.
- e. Households without an income source will be referred to Ontario Works for financial support upon admission

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6. Cold Weather Overflow

From November 1 to April 30, additional Cold Weather Overflow spaces will be prioritized for families with children. The number of rooms available each winter will be determined by available funding through the DNSSAB budgeting process annually. Once the budget is communicated, the DNSSAB and service provider will work together to establish the Cold Weather Overflow capacity.

When Extreme Cold Weather Alerts are issued, and there is an available vacancy in the Cold Weather Overflow Spaces, singles and couples without children may be placed in the vacant spaces.

The Cold Weather Overflow spaces will not be available between May 1 to October 31. As a result, any household in these spaces must be discharged annually by May 1.

Any household that is granted access to shelter overflow will be redirected to shelter beds as soon as they become available. Rehousing efforts will be prioritized for households in shelter overflow.

Additionally, an individual may present for admission with a criminal record where a shelter bed would not be appropriate, triaging efforts will be made to find alternative options for these households. Access to the shelter may be denied depending on the circumstances.

7. Length of Stay

It is expected that every effort will be made to ensure the length of stay in any shelter space is kept to a minimum.

- Households admitted to shelter will have housing readiness plans developed and initiated within two weeks (14 days).
- All households accessing emergency shelter will have an income assessment based on the Provincial High-Needs Income Levels within the first two weeks (14 days) of admission.
- If the household is determined to have an income that places them outside of the High-Needs Income Levels, they will be deemed ineligible for payment of shelter costs through the shelter provider and will be responsible for shelter costs themselves.
- Households deemed ineligible for payment of shelter costs through the shelter provider will still be eligible for Coordinated Access services and resource matching while precariously housed.

8. Capacity

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The emergency shelter overflow capacity will be based on the annual DNSSB budget process and is subject to change as per DNSSAB's discretion.

Revised January 2026

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District of Nipissing Social Services Administration Board

Department	Housing Services	Division	Homelessness
Policy	Shelter Bed Eligibility Policy	Policy Number	SHLT01
Effective Date	January 2026	Revision Date	

1. Policy Statement

The District of Nipissing Social Services Administration Board (DNSSAB) funds the provision of emergency shelter services. This includes funding for the Four Elms shelter, the Low-Barrier shelter, and emergency shelter overflow services. These shelters and services are administered and managed by the Crisis Centre North Bay and are intended to be short-term emergency housing accommodations.

Vision:

A coordinated and holistic service delivery system that is people-centered, evidence-informed, outcomes-based, and focuses on rapid sustainable housing through efficient and effective triaging.

This vision reflects a system that focuses on proactive and permanent housing solutions.

Guiding Principles:

- System Coordination
- People-Centred
- Data-Driven
- Inclusive
- Fiscally Responsible
- Outcome-Focused

Goals, Objectives and Purpose:

- To define a policy regarding accessing the emergency shelter system.
- To ensure equity, openness, accountability and transparency.
- To focus resources on rapid rehousing and housing stability.

2. Policy Review

The Shelter Bed Eligibility Policy will be regularly maintained and updated as necessary.

3. Definitions

The words and phrases listed below when used in this policy shall have the following meaning ascribed to them:

Cold Weather Overflow:

Additional shelter spaces secured for the period of November 1 to April 30 annually.

Extreme Cold Weather Alerts (ECW):

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The admission process will be guided by shelter diversion by exploring all options throughout the admission process. The shelter operator will mitigate any crisis for all who present and will abide by the following admission process in the order listed below:

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- d. Following a 14 day stabilization period, opportunities will be explored for households to begin contributing to their shelter costs based on income.
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6. Cold Weather Overflow

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The Cold Weather Overflow spaces will not be available between May 1 to October 31. As a result, any household in these spaces must be discharged annually by May 1.

Any household that is granted access to shelter overflow will be redirected to shelter beds as soon as they become available. Rehousing efforts will be prioritized for households in shelter overflow.

Additionally, an individual may present for admission with a criminal record where a shelter bed would not be appropriate, triaging efforts will be made to find alternative options for these households. Access to the shelter may be denied depending on the circumstances.

7. Length of Stay

It is expected that every effort will be made to ensure the length of stay in any shelter space is kept to a minimum.

- Households admitted to shelter will have housing readiness plans developed and initiated within two weeks (14 days).
- All households accessing emergency shelter will have an income assessment based on the Provincial High-Needs Income Levels within the first two weeks (14 days) of admission.
- If the household is determined to have an income that places them outside of the High-Needs Income Levels, they will be deemed ineligible for payment of shelter costs through the shelter provider and will be responsible for shelter costs themselves.
- Households deemed ineligible for payment of shelter costs through the shelter provider will still be eligible for Coordinated Access services and resource matching while precariously housed.

8. Capacity

The emergency shelter overflow capacity will be based on the annual DNSSB budget process and is subject to change as per DNSSAB's discretion.

Revised January 2026



BOARD REPORT #COORD-2026-006

FOR INFORMATION or FOR APPROVAL

Date: February 25, 2026

Purpose: Homelessness Advocacy Motion

Department Head: Stacey Cyopeck, Director of Coordinated Services

Approver: Melanie Shaye, Chief Administrative Officer

RECOMMENDATION

THAT the District of Nipissing Social Services Administration Board (DNSSAB) directs the CAO to communicate with the Province of Ontario and the Government of Canada, advocating for funding to support homelessness services and supports, including maintaining the 24-hour emergency low-barrier shelter services from May 1 to October 31, as well as additional emergency shelter overflow spaces; and

THAT copies of this resolution be forwarded to all District of Nipissing municipalities seeking their written support; and

THAT copies of all resolutions passed by the DNSSAB and municipalities be forwarded to the appropriate Provincial and Federal representatives, along with letters of support received from community agencies impacted by a reduction in homelessness services.

RELATIONSHIP TO STRATEGIC PLAN

Alignment with Strategic Plan 2022-2042: Healthy, Sustainable Communities



**Maximize
Impact**



**Remove
Barriers**



**Seamless
Access**



**Learn &
Grow**

BACKGROUND

Since 2021, Nipissing District has been experiencing a steady increase in homelessness. These increases have resulted in rising costs as DNSSAB has looked to address these growing numbers.

The 2021 Point-in-Time (PiT) Count revealed that 300 individuals were experiencing homelessness in the District. Since that time, there has been an increase of over 50%, to 452,

according to the 2025 PiT Count. This figure does not include hidden homelessness, given the 2025 count was administrative only. However, it is estimated that an additional 80 individuals may have been experiencing hidden homelessness during the 2025 PiT Count.

Indigenous individuals, who continue to be overrepresented in homelessness data across Northern communities, have also increased year-over-year. Since 2021, there has been an increase from 90 to 146 Indigenous individuals experiencing homelessness, which represents 35% of all homeless individuals in the District. According to the 2021 Census data, Indigenous individuals account for just over 14% of the population in Nipissing District.

There have also been some concerning increases in the unsheltered homelessness data. Since 2021, there has been an increase of nearly 1,200%, from 12 to 153 living unsheltered in the District. Despite focusing Homelessness Prevention Program funds on supporting these individuals through increased encampment response, these numbers continue to grow. Additionally, the number of individuals remaining in encampments throughout the winter and harsh elements also continues to grow, causing increased health and safety concerns.

For example, as shown in the encampment trend chart in Figure 1 (Appendix), local encampments remain year-round, even during the cold winter season. On average, 34 individuals experiencing homelessness have been staying in encampments in the District, each week over the past year. Furthermore, encampments and unsheltered homelessness have recently been noted in areas that previously didn't experience this type of homelessness, such as the smaller, outlying communities.

With these increases in homelessness numbers across the District, there has been increasing pressure on the shelter system, and an increase in the number of individuals turned away from a shelter space. Currently, the average number of people turned away from the shelter system per month is 162, which increases throughout the winter months.

Additionally, there has been a 46% increase in families with children staying in the shelter system since 2024, and a 55% increase in the number of children staying in the shelter system.

The average length of stay in shelter also increased from 39 days in 2024 to 60 days in 2025, with the average length of stay for a family being 85 days.

Comparing Nipissing's data to the HelpSeeker *Municipalities Under Pressure: One Year Later* report, Indigenous individuals account for 35% of people experiencing homelessness in Nipissing, compared to 13% province-wide — approximately 22% higher.

Chronic homelessness is another area where Nipissing is seeing higher rates than the rest of the province. Province-wide, 53% of people experiencing homelessness are chronically homeless, compared to Nipissing's chronicity rate of 67%. Growth in chronic homelessness is consistent with an imbalance between the number of people entering homelessness and the availability of affordable housing options to support exits, with many people cycling through shelters, temporary accommodations, and other emergency responses due to limited pathways into stable housing (*Municipalities Under Pressure: One Year Later*, January 2026).

Without significant changes or increased funding for housing programs to address these trends, homelessness in the District could double as forecasted in the Municipalities Under Pressure report.

FINANCIAL AND RISK CONSIDERATIONS

With planned reductions to the Low-Barrier Shelter (LBS) hours from 24 hours to 12 hours (services retained overnight only) effective May 1, 2026 to October 31, 2026, there will be considerable risks to both individuals and the community. The overnight hours for the LBS will create barriers to the individuals looking to access programming to support stabilization. Additionally, with no programming to access during the day, these individuals will be attending alternate locations such as the downtown core, alleys, enclosed building entrances (vestibules), and buildings. It is expected with no programming to access during the day that emergency services (police, fire and paramedic services, as well as the local hospitals) will see increased pressures.

OPTIONS AND/OR RECOMMENDATIONS

That the Board pass the above noted motion of advocacy, to be shared with Provincial and Federal representatives.

NEXT STEPS

1. Forward copies of this resolution to all District of Nipissing municipalities seeking their support.
2. Forward copies of all resolutions passed by the DNSSAB and municipalities to the appropriate Provincial and Federal representatives, along with letters of support received from community agencies impacted by a reduction in homelessness services.
3. Continued advocacy for financial supports for homelessness programs and services.

RESOURCES CITED

District of Nipissing Social Services Administration Board. (2021). *Nipissing District Point-in-Time Count*.

District of Nipissing Social Services Administration Board. (2025). *Nipissing District Point-in-Time Count*.

District of Nipissing Social Services Administration Board. *HIFIS administrative data*.

Association of Municipalities of Ontario, Ontario Municipal Social Services Association, & Northern Ontario Service Deliverers Association. (2026). *Municipalities Under Pressure: One Year Later*.

Appendix

Figure 1. Homelessness Encampment Trend, Nipissing District



Source: Nipissing District Emergency Shelter and Encampments Occupancy dashboard; DNSSAB.

Figure 2. Homelessness Prevention Program – Funding Overview

