



Housing Advisory Task Force Minutes

9:00 AM - Wednesday, December 10, 2025
Council Chambers

Present: Mayor Gerry Lichty (Chair); Deputy Mayor John Inglis; Councillor Wayne Good; JP Melville; and Tom Hunter

Absent with Regret: Steve Sunderland

Also Present: Kelly Watkins, Dipl.M.A., Dipl.M.M., Treasurer and Brooke Ross, Dipl.M.A., Dipl.M.M., Manager of Community Development (MCD)

1. Call to Order

The meeting was called to order by the Chair at 9:00 a.m.

2. Traditional Land Acknowledgement

3. Disclosure of Pecuniary Interest and General Nature Thereof

None.

4. Housing Advisory Task Force Notes

- a) Notes of the October 8, 2025 HATF Meeting as approved via email and were received for information at the October 31, 2025 Regular Meeting of Council.

5. Presentation

- a) PakVille - Dream Legacy Foundation

The HATF received for information the presentation from PakVille and thanked them for their time.

- b) Frontenac Municipal Services - Communal Services for Future Housing Development

The HATF received for information the presentation from Frontenac Municipal Services and thanked him for his time.

6. Communications

- a) Sunderland - Kingston Veteran's Village
<https://globalnews.ca/news/10262473/kingston-veterans-village-nearly-complete-first-tenants-expected-next-week/>
<https://www.kfrotary.org/stories/homes-for-heroes>

The HATF received this for information.

- b) Melville - Abbeyfield House Society of Lakefield - Family-Style Senior's Home
<https://kawarthanow.com/2025/10/13/abbeyfield-house-society-of-lakefield-to-mark-site-plan-approval-of-its-family-style-seniors-home-in-lakefield/>

The HATF received this for information.

7. Business Arising

- a) Establish 2025-2026 Work Plan

The HATF received the draft Work Plan and recommends to Council for approval.

[2025 HATF Work Plan - DRAFT December 10, 2025](#)

- b) Definition of Affordable Housing
 - Monthly Rent
 - Housing Purchase Price

The HATF decided that they would set a base number for monthly rent and housing purchase price that they believe is "affordable" to base ideas from.

Monthly Rent = \$1,300/month

Housing Purchase Price = \$260,000

8. New Business

9. Adjournment

- a) Meeting adjourned at 11:03 a.m.

Recommendations to Council

Be It Resolved That Council receives for information the December 10, 2025 Notes of the Housing Advisory Task Force (HATF);

And That Council approves the 2025-2026 HATF Work Plan.

Received by Council on January 16, 2025.

Mayor Gerry Lichty, Chair



Housing Advisory Task Force

2025- 2026 Work Plan

Objectives

1. Develop a working understanding of the housing market in North Frontenac
2. Develop and recommend changes to encourage the development of housing stock
3. Identify and promote a range of housing options targeted at encouraging the development of housing stock including potential partnerships and diverse investment opportunities.
4. Provide housing related information, advice, and recommendations to Council to facilitate the availability of attainable housing and promote economic growth

Initiatives

1. Gain and maintain an understanding of the current state of the housing market with a focus on the development and construction of affordable housing
2. Identify and recommend solutions to minimize and/or eliminate barriers to housing development
3. Identify and recommend solutions to increase housing density and reduce associated costs
4. Provide housing related information, advice, and recommendations to Council regarding housing in general, affordable/attainable/entry-level housing, seniors housing, rental housing, homelessness, and the precariously housed but not including social housing.