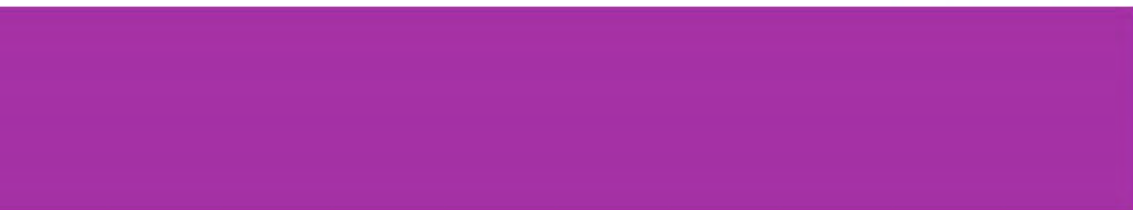




LIVING WELL  
IN LANGLEY.



# LIVING WELL IN LANGLEY

## Draft Poverty Reduction Strategy

2022 – 2027



POVERTY  
REDUCTION  
TASK GROUP





This report is produced on the unceded and traditional territory of the Kwantlen, Katzie, Semiahmoo and Matsqui First Nations.

## Appreciation

The *Living Well in Langley: Poverty Reduction Strategy*, was made possible through the commitment and dedication of the Langley Poverty Reduction Task Group (Task Group), support from the City of Langley and Township of Langley, as well as funding from the Union of British Columbia Municipalities Poverty Reduction Planning and Action Program.

The Task Group guidance throughout this process was integral to creating a comprehensive and action-oriented Strategy. The Task Group's leadership will continue to advance the vision to end poverty in Langley into the future.

Immense gratitude is extended to the Kwantlen First Nation for their generous contributions to this process, including sharing their time and knowledge and joining as a member of the Task Group.

Ending poverty takes the commitment of a whole community and its outcomes will benefit everyone. Thank you to everyone who participated in this process, including:

- City of Langley
- Douglas College
- Encompass Support Services Society
- FamilySmart
- Fort Langley Child Care Society
- Fraser Health Authority
- Inclusion Langley Society
- Ishtar Women's Resource Society
- Keys Housing and Health Solution
- Kwantlen First Nation
- Langley Children's Committee
- Langley Community Services Society
- Langley Environmental Partners Society
- Langley Literacy Network
- Langley Meals on Wheels Society
- Langley School District #35
- Langley School District Foundation
- Langley Senior Resources Society
- Langley Seniors in Action
- Langley Youth Resource Centre
- Ministry of Social Development and Poverty Reduction
- New Directions English Language School
- PosAbilities
- Sherry Baker and Associates
- Sources Langley Food Bank
- Sustainable Solution Community Services Society
- Township of Langley
- WorkBC Employment Services

**This Strategy has been created  
by community, for community.**

## Executive Summary

The *Living Well in Langley: Poverty Reduction Strategy* was developed by the Langley Poverty Reduction Task Group, with support from the City and Township of Langley. It is envisioned that

**"By 2032, Langley is an inclusive, connected, and equitable community where everyone can live well and thrive."**

Eight **Game Changer** strategies guide the implementation of over 30 actions and 21 advocacy opportunities between 2022 and 2027. A 'Game Changer' is a priority area that initiates significant and multiple positive impacts in one's life.

This work seeks to advance the four principles of the TogetherBC Poverty Reduction Strategy, **affordability, opportunity, reconciliation, and social inclusion**.

Firsthand knowledge of poverty is imperative for understanding the systemic and intersectional barriers, gaps, and issues that exist, as well as for developing a meaningful and impactful response. Therefore, the **voices of people with lived and living expertise of poverty** will be centered and amplified during implementation.

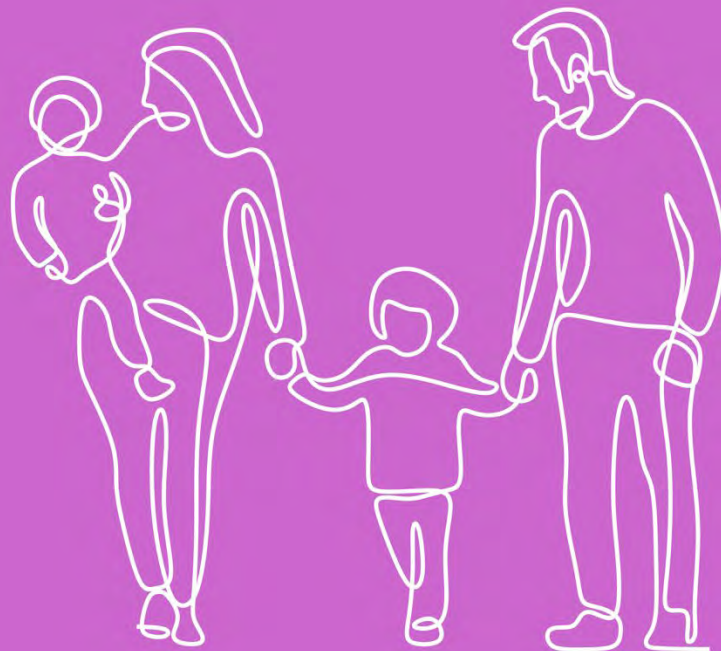
A **Collective Impact** approach has been initiated, where all sectors are invited to come together in a shared movement to reduce and eliminate poverty in Langley. Representatives from all sectors are invited to contribute including, health, housing, employers and business, education and training, community organizations, and government as well as First Nation, Metis, and Inuit partners.

The actions proposed in this Strategy are grounded in the belief that **breaking the cycle of poverty is possible when we work together and lift each other up**.

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# Introduction



## Vision

**“By 2032, Langley is an inclusive, connected, and equitable community where everyone can live well and thrive.”**

## Objectives

The approach to reducing and ending poverty in Langley is based on the following:

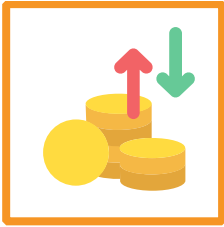
- 1. Collective Effort:** To take a person-centred and community driven approach with shared commitment from all sectors.
- 2. Action Based:** To take bold and innovative actions to end poverty, address urgent needs, and prevent future challenges.
- 3. Dignity and Human Rights:** To establish equal rights for all residents to achieve economic, social, cultural, and spiritual wellness.
- 4. Equitable Access:** To distribute resources equitably and improve access to the resources that suit unique situations, so that everyone can live well and thrive.
- 5. Instill Hope:** To drive systemic change and instill hope that things will change for the better.



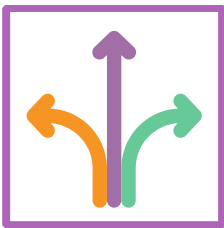


## Principles

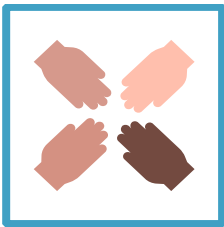
This Strategy is guided by four principles of *Together BC*, the Province of British Columbia's first poverty reduction strategy:



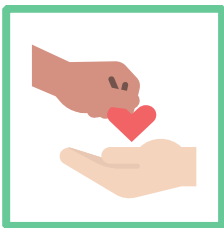
**Affordability:** to improve everyone's financial ability to meet their needs including housing, childcare, and support services;



**Opportunity:** to improve access to education, skills-building, and good paying jobs;



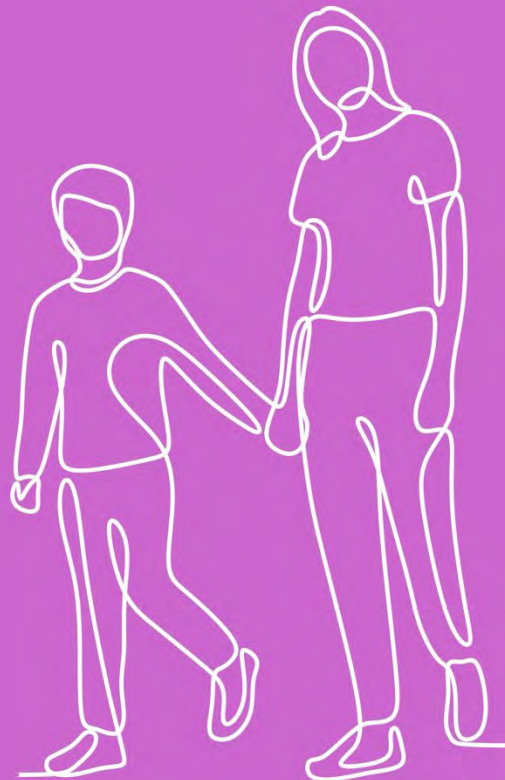
**Reconciliation:** to build relationships with Indigenous peoples, by practicing humility, supporting mutual respect, and taking local actions to address systemic and intergenerational impacts of colonialism; and



**Social inclusion:** to make more space for everyone to belong.

The principles of reconciliation and social inclusion are advanced by considering the needs of Indigenous communities and equity seeking groups during this Strategy's creation and implementation. More work is needed beyond this Strategy, in order to advance reconciliation and social inclusion.

# Creating This Strategy



## **LEADERSHIP OF THE POVERTY REDUCTION TASK GROUP**

The Task Group is a sub-committee of the Langley Healthier Community Partnership, a joint initiative of the City of Langley, the Township of Langley, and the Fraser Health Authority.

Members of the Task Group met several times over a period of nine months, to provide guidance, share their in-depth knowledge of the community's key challenges, and identify opportunities for change, as well as facilitate connections to people with living and lived expertise of poverty.

## **LOCAL IMPACTS OF A GLOBAL PANDEMIC**

The COVID-19 global pandemic exacerbated and exposed pre-existing inequalities by disproportionately impacting vulnerable groups. Many people experienced job loss, social isolation, and abrupt closures of important social services like school, childcare, and recreation.

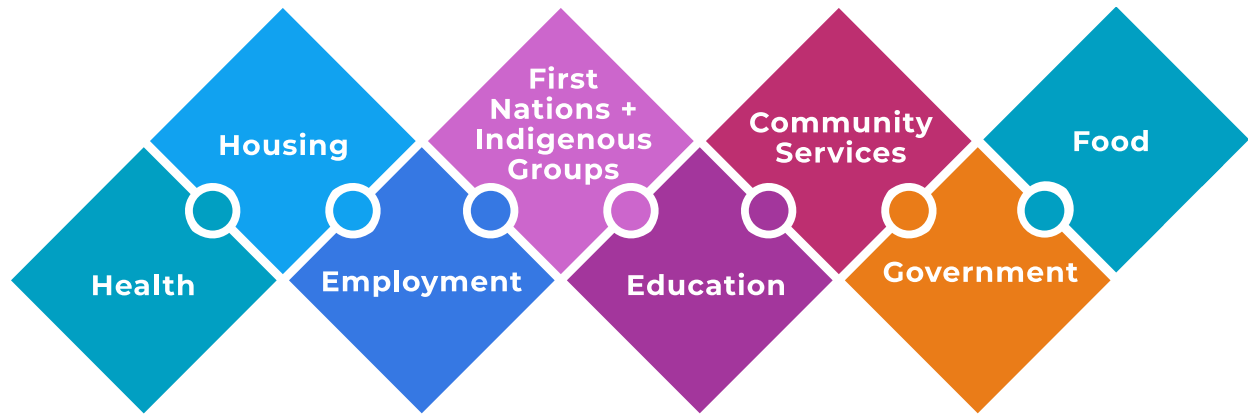
While the full impacts of this crisis are yet to be fully understood, the pandemic has exposed the deep systemic inequities and vulnerabilities that currently exist. This Strategy is an opportunity to better support Langley residents through the recovery and improve the social infrastructure to give people the tools they need to live well and thrive.

## **COLLECTIVE IMPACT APPROACH**

Ending poverty is something that needs to be undertaken by the whole community and at multiple scales. A Collective Impact Approach is a best practice in the field of poverty reduction and framework that brings together all sectors in a shared movement. This approach establishes several conditions for successful collaboration, including: 1) clearly defining the roles that each sector plays; 2) developing a shared understanding of poverty; 3) creating commitment to the Strategy's implementation and outcomes throughout the process; and 4) inviting early and ongoing opportunities for engagement with community champions and leaders within each sector.

## SECTORS ENGAGED IN THE PROCESS

Following a Collective Impact approach, several sectors were involved in the creation of this Strategy, including representation from:



## LIVING AND LIVED EXPERTISE OF POVERTY

People with living or lived expertise hold invaluable, firsthand knowledge of the realities of poverty, including the systemic and intersectional barriers, gaps, and issues. Their stories are a powerful tool to foster empathy and disrupt common myths.

The voices of persons with lived and living expertise of poverty were centered and amplified during the creation of this Strategy, and helped to voice impactful, relevant, and creative solutions.

## ENGAGEMENT AT-A-GLANCE

**A total of 859 people and 31 organizations  
were engaged during this process**



**798 Survey Participants**

51% of survey participants are likely experiencing poverty, and 76% of participants had experienced food insecurity within the past year.



**2 Collective Impact Workshops,  
with 20 total participants**



**4 Focus Groups + 2 Meetings,  
with 37 total participants**



**4 one-on-one interviews  
with people with lived and living expertise of poverty**

# Roles to Reduce and Eliminate Poverty

## GOVERNMENT OF CANADA

Plays a lead role by influencing macro-level economic policies and investing in broad social programs, such as the Canada Child Benefit and Employment Insurance as well as funding provincial social programs.

## PROVINCE OF BRITISH COLUMBIA

Oversees social programs including healthcare, social housing, education, and income and disability assistance.

## CITY OF LANGLEY AND TOWNSHIP OF LANGLEY

Understands the needs of Langley residents and can:

- Convene groups to collaborate including the Langley Poverty Reduction Task Group;
- Create an enabling environment through plans, policies, land use, and collaboration with partners;
- Augment senior government action and advocate for policy changes and investments;
- Develop strategies, conduct research, and publish local level data; and
- Deliver accessible and inclusive programs and services within their mandate.

## LAND-BASED FIRST NATIONS

The involvement of the Kwantlen, Katzie, Semiahmoo and Matsqui First Nations as well as urban Indigenous communities provides invaluable insight for reducing and ending poverty in Langley. Working with Indigenous partners creates opportunities to learn about diverse Indigenous perspectives and definitions of poverty, the impacts of ongoing colonial legacies and culturally safe and relevant actions that can be taken together.

**Opportunity for All (2018), Canada's first poverty reduction strategy, aims to reduce poverty by 30% by 2030**

**TogetherBC (2019) targets a 25% reduction in overall poverty and 50% in child poverty rates by 2024**

## **LOCAL SECTORS AND GROUPS**

### **Social Services, Non-Profits, and Charitable Organizations**

Play an important role in advocating for and responding to the needs of people experiencing poverty through critical services and program delivery. The Task Group is a leader in developing and implementing this Strategy and comprises many local organizations.

### **Affordable Housing**

BC Housing and non-profit housing providers build and operate the affordable housing needed by many people experiencing poverty.

### **Learning**

Langley School District 35 provides education in a supportive learning environment and connects families with resources and supports. Learning is lifelong. Training and skills building is offered by a network of institutions, including English Language Schools, Kwantlen Polytechnic University, Trinity Western, local community colleges, and the Fraser Valley Regional Library.

### **Health**

Fraser Health Authority plays an important role by operating and planning local health care services through a network of hospitals, primary care clinics, community health centres, mental health and substance use services, and residential care.

### **Business**

Plays an important role as employers, creating job opportunities, income stability, healthy and inclusive workplaces, and access to extended health benefits. Businesses can also offer innovative ideas, mentorship, sponsorship, and partnership, as well as benefit by having a healthy customer and employee base.

# What is Poverty?





*Opportunity for All*, Canada's First Poverty Reduction Strategy, defines poverty as:

The condition of a person deprived of the resources, means, choices, and power necessary to acquire and maintain a basic living standard needed to promote and facilitate integration and participation in society.

Poverty is not merely a lack of financial resources, but it includes a lack of opportunities or support systems, as well as issues of inequality, inequity, and discrimination. Its causes are complex, impacting different people in different ways. Poverty is preventable, and solvable; however, historical trends show that poverty and its impacts can last multiple generations.

Barriers and gaps within interrelated systems, such as health, housing, education, transportation, community services and food, make it hard for people to break out of poverty. Personal vulnerabilities including age, gender, ethnicity, and disability, as well as life events and disruptions increase the risk and depth of poverty.

# Measuring Poverty

There are three ways to measure poverty commonly found in Canada, a description of each is provided in Appendix A. The Government of Canada established an **Official Poverty Line** in 2018, using the Market Basket Measure, which estimates the household income needed to purchase a basket of necessities, like food, shelter, transportation, and clothing. Deep poverty is experienced by households earning 75% of the Official Poverty Line, who are unable to afford basic necessities.

The Official Poverty Line estimates that a **Langley family of four earning less than \$50,569** annually will likely experience poverty.  
*(Vancouver CMA, Census, 2016)*

Table 1: Market Basket Measure (MBM), Vancouver CMA, 2020

Household Size	Poverty Line	Deep Poverty
1-person	\$25,285	\$18,963
2-person	\$35,758	\$26,818
3-person	\$43,594	\$32,846
4-person	\$50,569	\$37,927
5-person	\$56,538	\$42,403

According to the Low-Income Measure After Tax (LIM-AT), reported by Statistics Canada, there are an estimated 15,665 households experiencing poverty in Langley (Census, 2016). A detailed community profile can be found in Appendix A. In order to showcase the diverse and complex experiences of poverty in Langley, four stories are shared below.

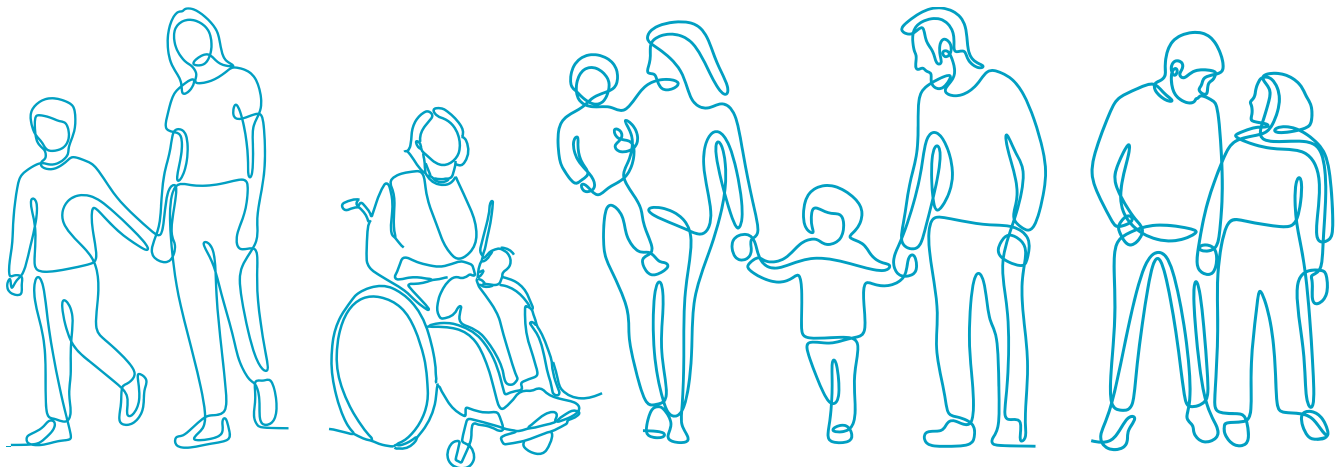
Table 2: Rates of Poverty, Low Income Measure After Tax, 2016

	City of Langley		Township of Langley		Metro Vancouver	BC
	#	%	#	%	%	%
Overall Poverty	4,385	17.3%	11,280	9.7%	16.5	15.5%
Children in Poverty (0 – 5 years old)	335	20.4%	800	9.9%	17.7%	18%
Children in Poverty (0 – 17 years old)	1,100	23.6%	3,240	12.4%	18.9%	18.5%
Seniors in Poverty (65+ years old)	960	21.4%	1,810	10.4%	16.5%	13.1%

## GROUPS DISPROPORTIONATELY EXPERIENCING POVERTY

Low-income households include a broad range of people, and some of the groups who are disproportionately experiencing poverty in Langley are described below:

- 1. Families with children**, particularly women-led lone parent families; and women and children fleeing violence;
- 2. Women** are more likely to experience poverty than men, and particularly senior women.
- 3. Youth**, particularly youth aging out of care;
- 4. Low-wage workers**, including those in the service sector and gig economy;
- 5. Seniors** are at increased risk of experiencing poverty;
- 6. Indigenous peoples** disproportionately experience poverty;
- 7. People experiencing or at risk of homelessness**;
- 8. People with disabilities** are more at risk of experiencing poverty;
- 9. People with mental health and substance use challenges**; and
- 10. Newcomers**, including new immigrants, refugees, and people with temporary status.



## Meet Four Families Experiencing Poverty

These fictional stories help to illustrate complex and diverse experiences of poverty in Langley as well as the issues and opportunities that this Strategy can address.

### MEET RENALDA

Renalda is retired and rents a ground level suite that's accessible. She experienced homelessness for the first-time last year after her husband passed away and his pension that they relied on was not transferable. She is turning 65 and is unsure how to apply for new income supports and how it might impact her rent supplement.

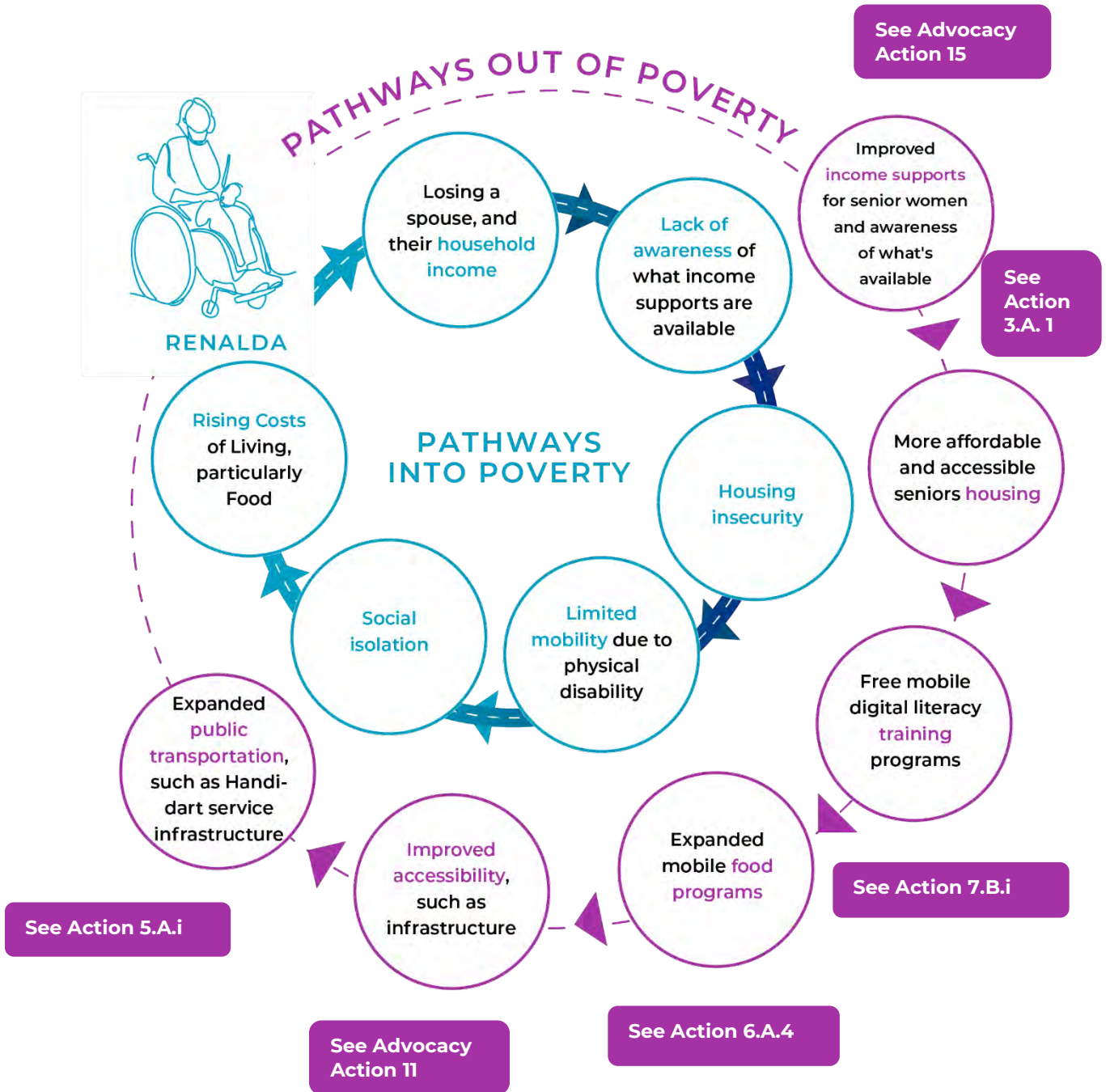
She makes ends meet but is falling behind with rising food costs. She is on the waitlist for a meal delivery program. The buses are infrequent, and the sidewalks are too narrow for her wheelchair, so it is a struggle to get to the shops. Last month, she replaced her wheelchair's battery and she used the last of her limited savings.

She's been feeling lonely, particularly due to the COVID-19 pandemic. She's not able to visit her friends because their homes are not accessible, but she does enjoy hosting on her backyard patio when the weather permits.

- Women and seniors in Langley disproportionately experience poverty.
- 76% of survey participants said they had to choose between healthy foods and paying for essential needs within the past year.
- Langley has the 3rd highest rate of homelessness in the region. 24% of people who are experiencing homelessness in the region are seniors aged 55+.
- 64% of people in Langley stated they saw their family less as a result of the pandemic
- In 2019, there were 296 people on the BC Housing waiting list.



PROCESS MAPPING



## MEET REBECCA AND ELIOT

Rebecca is a nurse, who lives in a two-bedroom apartment with her 15-year-old child, Eliot. Being a lone parent means it is hard to cover all their costs, and she's still paying off her student loans from nursing school. She's willing to pay a little more for rent, to be close to Eliot's school.

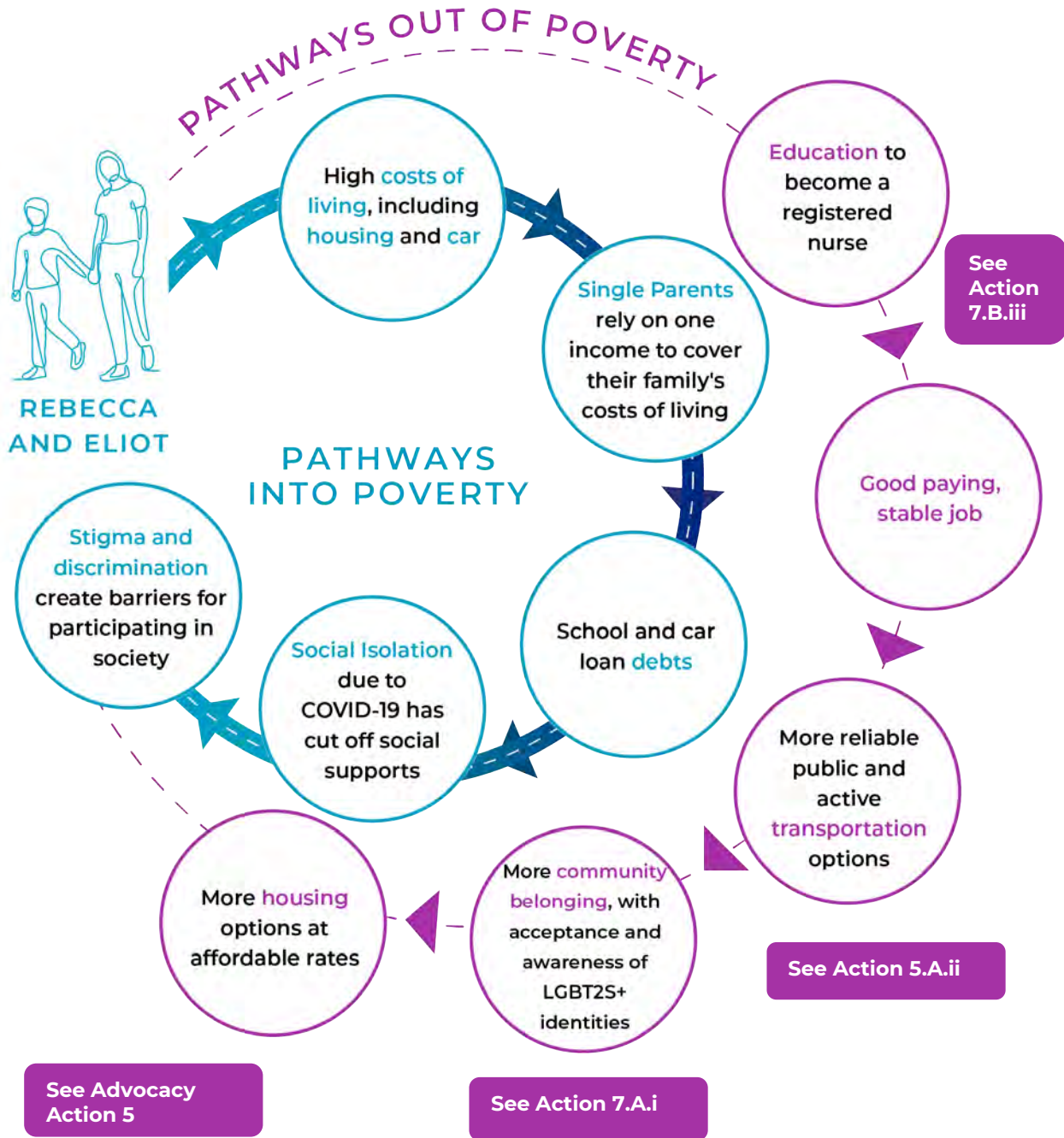
Rebecca's irregular hours mean she is not always home after school or able to drive Eliot to activities like the Youth Hub drop-ins. Distances in Langley are far and buses are infrequent. Eliot loves riding their bike, but there aren't enough paths.

Eliot has been growing into themselves over the past few years and has started to identify as gender non-conforming. They are grateful their mom is supportive, and they have a few close friends, but sometimes others are not very accommodating of their evolving identity. With less opportunities to socialize due to COVID-19, Eliot is feeling isolated. They would love if there were more programs available specifically welcoming to LGBT2S+ youth.

- There are 4,620 lone parent households in Langley, 80% of whom are women-led. Lone parents make up 26% of the Township's and 44% of the City's households experiencing core housing need.
- During engagement we heard from LGBT2S+ youth that they sometimes experience systemic and personal transphobia and homophobia.
- In Langley, 64.3% of COVID-19 Speaks survey respondents reported that they had less connections with friends as a result of COVID-19.



# PROCESS MAPPING





## MEET RAJAT AND SARAH

Rajat and Sarah are a young couple living and working in Langley. Rajat works in retail and makes minimum wage in the service industry and Sarah is currently unemployed due to an injury while working as a landscaper last year. Sarah was a contractor so did not qualify for Employment Insurance and is relying on Income Assistance.

With a reduced income, they are finding it very hard to keep up with the rising costs. Every couple of months they use payday loans, which they have not been able to pay back given the high interest and fees. They have started using the food bank, and near the end of the month they often have to skip meals.

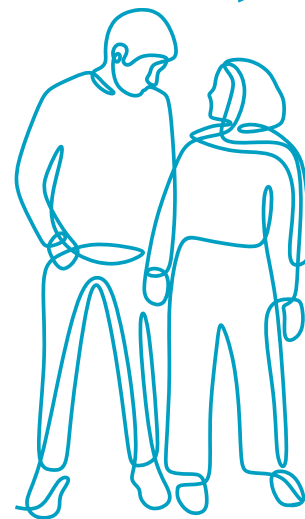
They are grateful to live downtown as Rajat can walk to work but their rent is too high. Rajat would love to get a better job, but most positions require a car, which would be a significant cost they cannot afford, even with a higher income. Rajat would love to go back to school, but it is not possible in their current financial situation. It feels like no matter what they do, they are not able to catch up.

- Rajat and Sarah can only afford \$1000 per month on rent, yet the average monthly rent for a one-bedroom in the Township of Langley, in 2021 was \$1,459.
- Payday loans carry interest rates of between 391% to 600%.
- Between 2020 and 2022, food prices increased by 7.5% in British Columbia.

We don't see our friends anymore. We can't afford to go out to dinner, and we are feeling embarrassed.

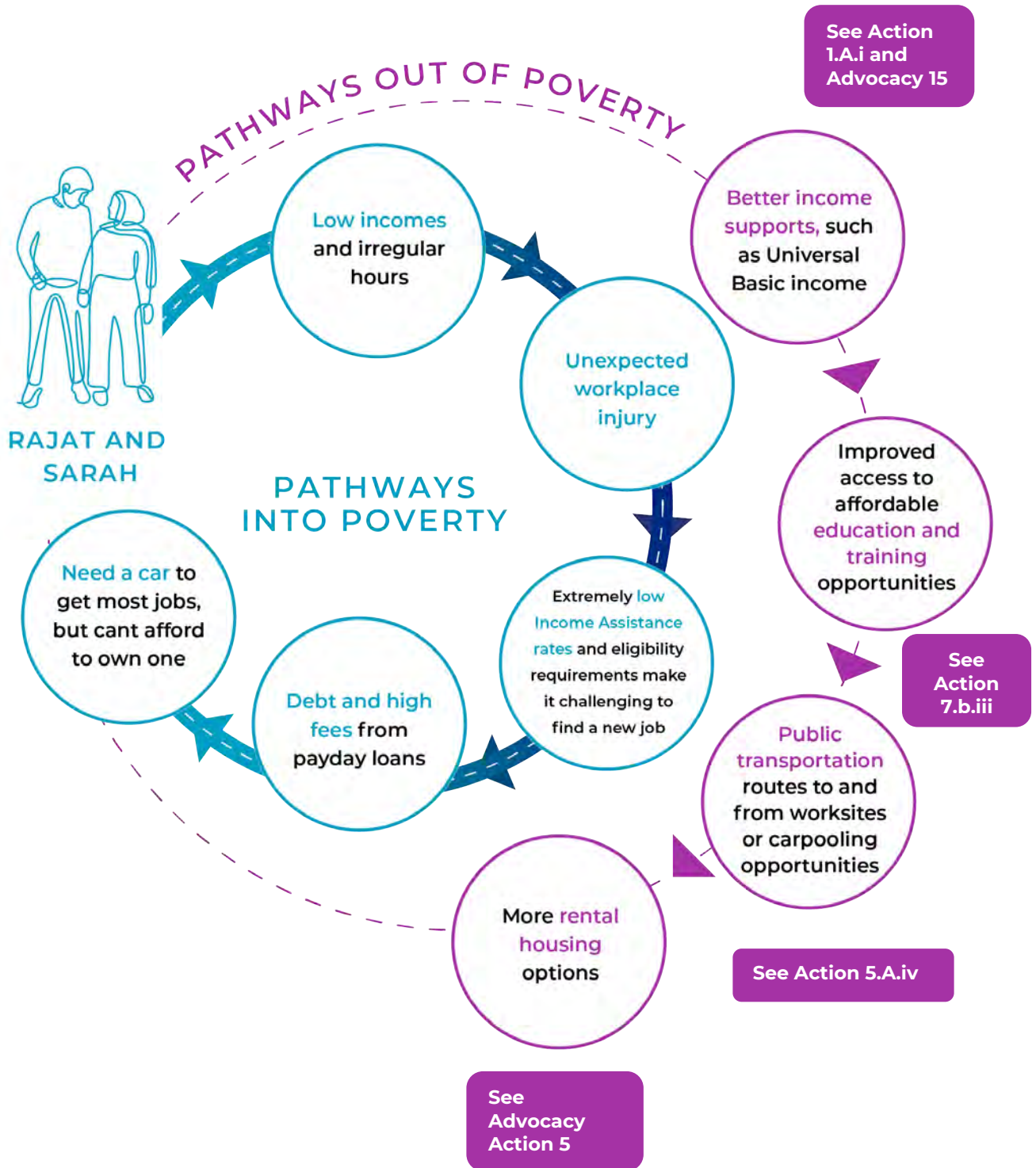
I'd like to get back to work, we keep falling behind every month. It's so stressful.

If we could just get back on our feet, we could go to school and get better paying jobs.





# PROCESS MAPPING



## MEET THE FERNANDEZ FAMILY

Ricardo, Diana, and their sons Juan and Miguel are excited to have settled in Langley, after coming to Canada five years ago. They love Langley, and its access to the beautiful outdoors.

It was very hard to find housing despite having references and proof of income. Some landlords stopped the application process once they met them or heard their accents. They were thankfully able to find a rental home, but it's only a two bedroom.

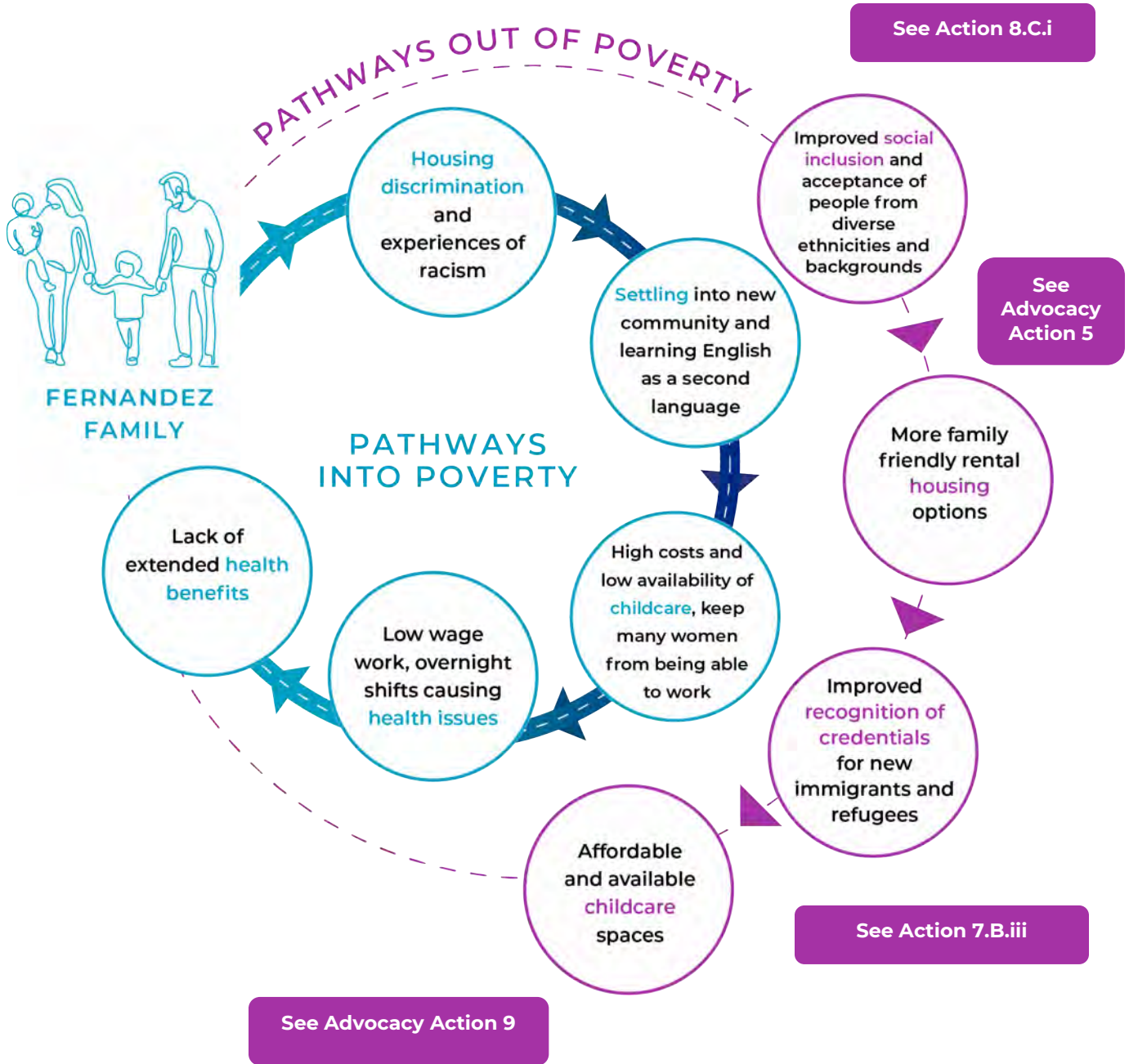
Ricardo is a trained engineer and working manual labour until he receives Canadian credentials. Diana is taking English lessons and working overnight shifts at a local fast-food restaurant. She can care for Miguel during the day, and then goes to work or school in the evening when Ricardo gets home. Diana would like to find a better job but can't find affordable childcare with availability.

They do not have extended health benefits and Ricardo's unexpected dental surgery which they had to put on their credit card. The Fernandez family are hopeful for the day when they can have more time together and more easily afford the basics like food, transportation, clothing, and a three-bedroom home.

- They earn just over \$61,000 per year; however, they need at least \$70,000 to afford a three-bedroom apartment.
- 2% (550) of City of Langley's residents are new immigrants and account for 3% (3,370) of residents in the Township of Langley.
- 22% of the City of Langley and 17% of the Township of Langley's first-generation immigrant residents are living in poverty.
- Most parents pay \$1,000+ per month for childcare, and there is a large gap in availability for children over the age of 6.



# PROCESS MAPPING

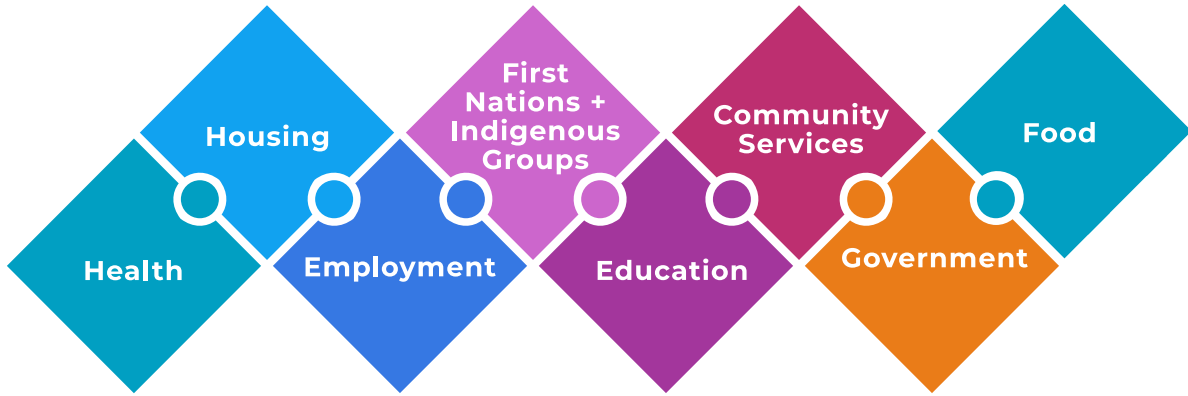


# Strategies to End Poverty and Live Well







# The Game Changers

Eight game changers are used to organize and focus strategies to tackle the root causes of poverty and will have significant positive impacts on people’s lives. Although presented as distinct categories in this Strategy, each of these game changers intersect and not having access to one can compound the impacts of poverty.



## Action Types

There are four action types based on level of impact, timing, and implementation complexity. The implementation and monitoring framework is detailed in Appendix C.

	<b>Quick Start</b>	Priority strategies for immediate implementation over the <b>next one to two years</b>
	<b>Sustainable Solutions</b>	Strategies with higher levels of complexity for implementation over the <b>next two to 5 years</b>
	<b>Building Blocks</b>	Build upon or scale-up initiatives and community assets already underway for implementation <b>within five years</b>
	<b>Advocacy</b>	Advocacy to multiple levels of governments, for implementation <b>at strategic opportunities</b>

## Principles

The principles advanced by each action, are identified using the following icons:



**Affordability**



**Opportunity**



**Social Inclusion**



**Reconciliation**

## Top 10 Quick Start Actions









The following priority actions are to be implemented over the next one to two years:

- 1.** Invite representation from the business sector on the Task Group or in an advisory capacity, to support with implementation and engagement of local businesses and employers. (Action 1.A.ii.)
- 2.** Improve awareness of existing and develop new employment services and programs, including internship, training, low barrier, and supported job opportunities. Engage and collaborate with employers to reduce employment barriers. (Action 1.B.i.)
- 3.** Support the work of the Langley Healthier Community Partnership to conduct a gap analysis to identify barriers in accessing mental health and substance use services. Identify and reduce eligibility related barriers at intake, particularly relating to self-identification of Indigenous identities. (Action 2.A.i.)
- 4.** Improve awareness of the Langley rent bank recently established in 2020 for vulnerable residents facing financial emergencies which put their housing at risk. (Action 3.A.i.)
- 5.** Continue to explore system navigation improvements, with a focus on access to financial supports such as Shelter Aid for Elderly Renters (SAFER). Consider creating a 'Community Navigators' program that employs diverse peers to facilitate connections to services and supports. (Action 4.A.i.)
- 6.** Encourage inclusion of peer workers in community services, including leadership roles, as well as create mentorship opportunities and supports for children and youth in poverty. (Action 4.B.i.)
- 7.** Investigate need and reduce barriers relating to the growing digital divide and improving technology access. Consider creating a free mobile digital literacy training service for low-income people and focusing on online fraud prevention training. (Action 7.B.i.)
- 8.** Support partnerships with First Nations to increase visibility and recognition of their Traditional Territories through place-naming, public art, signage, and events, including naming ceremonies (Action 8.A.iii)
- 9.** Form a person with lived expertise advisory committee or invite them to participate on the Task Group. (Action 8.B.i)
- 10.** Establish a standard for the participation of people with lived expertise of poverty in programs and projects including identifying level of compensation, minimum number of representatives and options for governance and decision-making processes. Engage with people with living and lived expertise of poverty and undertake best practices research when developing standards. (Action 8.B.ii.)











# GAME CHANGER 1: Income, Jobs, + Financial Empowerment

**DESIRED OUTCOME:** Residents are empowered and able to access the income and employment they need to live stable, enriching lives.

ACTIONS	POTENTIAL PARTNERS	TYPE
		PRINCIPLE
<b>1.A. Improve financial empowerment of low-income residents</b>		
1.A.i. Engage the financial sector, such as credit unions to establish credible and affordable crisis funds to act as an alternative to payday loans, as well as improve access to basic financial services and government issued identification for low-income residents.	Financial Sector, like local credit unions, and ICBC	 SUSTAINABLE SOLUTION
		 AFFORDABILITY
1.A.ii. Invite representation from the business sector on the Task Group or in an advisory capacity, to support with implementation and engagement of local businesses and employers.	Business Sector, including Greater Langley Chamber of Commerce	 QUICK START
		 OPPORTUNITY
<b>1.B. Improve job readiness and reduce barriers to access</b>		
1.B.i. Improve awareness of existing and develop new employment services and programs, including internship, training, low barrier, and supported job opportunities. Engage and collaborate with employers to reduce employment barriers.	Business Sector, Community Organizations, City and Township of Langley, WorkBC Employment Services, Education Sector including School District 35 and Colleges	 QUICK START
		 OPPORTUNITY
1.B.ii. Promote access to employment, pay equity, and healthy workplaces for people of all ages and abilities consistent with Canada’s Human Rights Code, as well as develop resources for people who have experienced discrimination in an employment setting.	Business Sector, Community Organizations	 SUSTAINABLE SOLUTION
		 OPPORTUNITY

## GAME CHANGER 2: Health and Wellness







**DESIRED OUTCOME:** A caring, healthy, inclusive, and safe Langley, where everyone is able to access the health supports they need to live well and thrive.

ACTIONS	POTENTIAL PARTNERS	TYPE
		PRINCIPLE
<b>2.A. Develop a robust local healthcare network, as well as improve and expand access to low cost and affordable services</b>		
2.A.i. Support the work of the Langley Healthier Community Partnership to conduct a gap analysis to identify barriers in accessing mental health and substance use services. Identify and reduce eligibility related barriers at intake, particularly relating to self-identification of Indigenous identities.	Langley Healthier Community Partnership, Overdose Community Action Table, First Nations Health Authority	 QUICK START
		 SOCIAL INCLUSION
2.A.ii. Initiate a low-cost dental clinic for low-income households in Langley. Connect with the low-cost dental clinic in Surrey for mentorship, which serves the Fraser Valley residents.	BC Dental Association, Community Organizations	 BUILDING BLOCK
		 AFFORDABILITY
2.A.iii. Support the development of new and expanded programs that prevent violence and support survivors, including providing low-cost legal services and a trauma-informed, responsive justice system.	Community Organizations, Criminal Justice System, RCMP	 BUILDING BLOCK
		 SOCIAL INCLUSION
2.A.iv. Initiate a conversation with the Health Directors of the land-based First Nations, Indigenous organizations and the First Nations Health Authority to take their direction on strategies that are culturally safe and relevant, which improve the health and wellbeing of all Indigenous community members.	Kwantlen, Katzie, Semiahmoo and Matsqui First Nations; urban Indigenous partners; First Nations Health Authority	 SUSTAINABLE SOLUTION
		 RECONCILIATION













## GAME CHANGER 3: Housing

**DESIRED OUTCOME:** Everyone has to access safe, affordable housing that is in good condition and meets their needs throughout their lives, and that experiences of homelessness are brief and temporary.

ACTIONS	POTENTIAL PARTNERS	TYPE
		PRINCIPLE
<b>3.A. Improve housing affordability, choice, and stability</b>		
3.A.i. Improve awareness of the Langley rent bank recently established in 2020 for vulnerable residents facing financial emergencies that put their housing at risk.	City and Township of Langley, BC Rent Bank, Community Organizations	 QUICK START
		 AFFORDABILITY
3.A.ii. Investigate the prevalence of energy poverty in Langley and explore opportunities to reduce home energy cost burden and improve equitable access to affordable and efficient energy technology.	BC Hydro, City and Township of Langley, CMHC, BC Housing, Energy Poverty Researchers and Advocates	 SUSTAINABLE SOLUTION
		 AFFORDABILITY
<b>3.B. Address the racism and discrimination experienced by housing seekers</b>		
3.B.i. Collect data and monitor how discrimination and racism is experienced by housing seekers in Langley. Develop resources for renters to respond to and prevent housing discrimination, including legal advice, education and third-parties to support with housing applications for equity seeking groups.	Legal aid services; Criminal Justice, Community Organizations, Tenant Advocacy Organizations, BC Housing, City and Township of Langley	 BUILDING BLOCK
		 SOCIAL INCLUSION





## GAME CHANGER 4: Community Services

**DESIRED OUTCOME:** Everyone can access local community organizations of their choosing, experiencing safety and a sense of belonging when doing so.

ACTIONS	POTENTIAL PARTNERS	TYPE
		PRINCIPLE
<b>4.A. Improve awareness of and ease of access to existing services:</b>		
4.A.i. Continue to explore system navigation improvements, with a focus on access to financial supports such as Shelter Aid for Elderly Renters (SAFER). Consider creating a 'Community Navigators' program that employs diverse peers to facilitate connections to services and supports.	Local flagship Community Organization, Langley Healthier Community Partnership	 QUICK START
		 SOCIAL INCLUSION
4.A.ii. Explore opportunities to expand translation services and programs offered in multiple languages, to support people who speak English as a second language.	Community Organizations, City and Township of Langley	 BUILDING BLOCK
		 SOCIAL INCLUSION
<b>4.B. Expand supply of affordable, inclusive, and accessible community services</b>		
4.B.i. Encourage inclusion of peer workers in community services, including leadership roles, as well as create mentorship opportunities and supports for children and youth in poverty.	Community Organizations, School District 35.	 QUICK START
		 OPPORTUNITY
4.B.ii. Continue to build trauma-informed, trauma-responsive, culturally sensitive, and reconciliation-based community services and programs. Identify opportunities to reduce barriers to access. Collaborate with equity seeking groups, including Indigenous and newcomer communities.	Kwantlen, Katzie, Semiahmoo and Matsqui First Nations, urban Indigenous and newcomer communities, Community Organizations	 BUILDING BLOCK
		 SOCIAL INCLUSION
4.B.iii. Support programming for and led by Indigenous people, as well as intercultural programs.	Kwantlen, Katzie, Semiahmoo and Matsqui First Nations, urban Indigenous and newcomer organizations	 BUILDING BLOCK
		 RECONCILIATION









## GAME CHANGER 5: Transportation + Mobility

**DESIRED OUTCOME:** Everyone can get to and from work, shop for their essential needs, stay mobile and connected, access recreation and community services as well as participate in community life.

ACTIONS	POTENTIAL PARTNERS	TYPE
		PRINCIPLE
<b>5.A. Make transportation more affordable, convenient, and accessible</b>		
5.A.i. Engage with Translink and other regional stakeholders to expand and improve public transit services. Consider small passenger vehicles in less dense areas with on-demand or peak time small scale service; expand service to worksites; partner with First Nations Lands Departments to better connect reservations; create a shuttle service for youth.	Translink, City and Township of Langley, Employers, Kwantlen, Katzie, Semiahmoo and Matsqui First Nations	 SUSTAINABLE SOLUTION  AFFORDABILITY
5.A.ii. Task Group to explore discounted transit passes for low-income transit users and start with offering to children and youth. <b>Building Block:</b> Get on Board Program offering free transit passes to children and youth up to 12 years of age.	City and Township of Langley, Translink	 BUILDING BLOCK  AFFORDABILITY
5.A.iii. Develop and expand existing volunteer driver programs to improve connection and social connections. <b>Building Block:</b> Better at Home Services by Langley Senior Resources Society	Community Organizations	 BUILDING BLOCK  SOCIAL INCLUSION
5.A.iv. Encourage new employee commuting programs, that incentivizes car-pooling, public transit and active transportation as well as reduces the need for car ownership to access employment. Consider development of a community-wide recognition program for participation of local employers.	Employers and Business sector, City and Township of Langley	 SUSTAINABLE SOLUTION  OPPORTUNITY











## GAME CHANGER 6: Food Security

**DESIRED OUTCOME:** Everyone can access enough quality and culturally-appropriate food in order to grow, develop, and be nourished.

ACTIONS	POTENTIAL PARTNERS	TYPE
		PRINCIPLE
<b>6.A. Advance food justice and ensure everyone has affordable food choices</b>		
6.A.i. Engage local farmers, advocates, and researchers to identify opportunities to understand gaps and opportunities to improve local food systems. Consider the formation of a regional Food Security and Justice coalition or committee to convene partners to improve health and food systems, address food security and advance food justice.	Metro Vancouver, City and Township of Langley, Community Organizations, local community colleges and universities, farmers markets	 BUILDING BLOCK
		 AFFORDABILITY
6.A.ii. Initiate conversations with urban Indigenous organizations and land-based First Nations to support the development of new and expand existing culturally relevant food programs that celebrate culture. Create a sub-committee to improve access to existing food programs.	Urban Indigenous organizations and Kwantlen, Katzie, Semiahmoo and Matsqui First Nations	 SUSTAINABLE SOLUTION
		 RECONCILIATION
6.A.iii. Advance food justice for marginalized groups including, low-income seniors, children, LGBTQ2S+ and BIPOC communities. Consider systems improvements to reduce barriers to access, such as expanding mobile meal programs for seniors.	Community Organizations	 BUILDING BLOCK
		 SOCIAL INCLUSION
<b>6.B. Ensure all food is utilized by reducing food waste</b>		
6.B.i. Consider establishing a Food Resource Distribution Centre to re-distribute unused and still safe food to community programs or preserved through onsite kitchen facilities.	Community Organizations	 SUSTAINABLE SOLUTION
		 OPPORTUNITY










# GAME CHANGER 7: Learning, Education + Training





**DESIRED OUTCOME:** Everyone can access learning opportunities to continue learning, developing, and building skills throughout their lives.

ACTIONS	POTENTIAL PARTNERS	TYPE PRINCIPLE
<b>7.A. Community awareness and attitudes</b>		
7.A.i. Engage academics and schools, to integrate education and awareness about poverty into all levels of education. Continue to make curriculum and school environments inclusive and celebratory of diverse identities.	Education Sector including School District 35, local colleges and universities, English language and vocational training institutions.	 SUSTAINABLE SOLUTION  SOCIAL INCLUSION
7.A.ii. Create opportunities for relationship building, dialogue and awareness of diversity through creative outlets like storytelling, poetry and music and art.	Arts and Culture Sector, Community Organizations.	 BUILDING BLOCK  OPPORTUNITY
<b>7.B. Improve access and inclusion</b>		
7.B.i. Investigate need and reduce barriers relating to the growing digital divide and improving technology access. Consider creating a free mobile digital literacy training service for low-income people and focusing on online fraud prevention training.	Community Organizations, Fraser Valley Regional Libraries	 QUICK START  OPPORTUNITY
7.B.ii. Create opportunities for residents to learn from knowledge keepers of the land-based First Nations, about the history of Indigenous Peoples in Canada; legacy of residential schools and colonial systems; the United Nations Declaration on the Rights of Indigenous Peoples, Treaties, and Indigenous rights.	Kwantlen, Katzie, Semiahmoo and Matsqui First Nations, urban Indigenous organizations	 SUSTAINABLE SOLUTION  RECONCILIATION
7.B.iii. Explore admissions track for low-income students. Consider diverse barriers, such as first generation post-secondary learners, family structures, identities, geographical barriers, and abilities. Consider opportunities to fast-track credential recognition for newcomers.	Local Universities and Colleges	 SUSTAINABLE SOLUTION  OPPORTUNITY

## GAME CHANGER 8: Belonging and Reconciliation

**DESIRED OUTCOME:** A healthy, connected, and diverse community, where everyone feels a sense of belonging and self-worth, as well as has equitable access to shared resources and opportunities to fully participate in society.

ACTIONS	POTENTIAL PARTNERS	TYPE
		PRINCIPLE
<b>8.A. Support Reconciliation and Celebrate Indigenous Cultures</b>		
8.A.i. Partner with land-based First Nations and urban Indigenous organizations to integrate the Truth and Reconciliation Commission’s Calls to Action as part of this Strategy’s implementation. Take their direction on how the Task Group can support land-based First Nations and urban Indigenous peoples in addressing their needs.	Task Group, City and Township of Langley, Kwantlen, Katzie, Semiahmoo and Matsqui First Nations and urban Indigenous organizations	 SUSTAINABLE SOLUTION
		 RECONCILIATION
8.A.ii. Continue to build relationships with land-based First Nations and urban Indigenous organizations. Approach with humility to learn and understand how to meaningfully encourage Indigenous representation and participation on the Task Group, such as culturally relevant protocols and practices.	Task Group, City and Township of Langley, Kwantlen, Katzie, Semiahmoo and Matsqui First Nations and urban Indigenous organizations	 BUILDING BLOCK
		 RECONCILIATION
8.A.iii. Support partnerships with First Nations to increase visibility and recognition of their Traditional Territories through place-naming, public art, signage, and events, including naming ceremonies.	Kwantlen, Katzie, Semiahmoo and Matsqui First Nations, City and Township of Langley	 QUICK START
		 RECONCILIATION
<b>8.B. Empower people with living and lived expertise</b>		
8.B.i. Form a person with lived expertise advisory committee or invite them to participate on the Task Group.	Task Group, People with Living and Lived Expertise of Poverty, Ministry of Social Development and Poverty Reduction	 QUICK START
		 SOCIAL INCLUSION
8.B.ii. Establish a standard for the participation of people with lived expertise of poverty using best	Task Group, People with Living and Lived Expertise of Poverty	 QUICK START

ACTIONS	POTENTIAL PARTNERS	TYPE
		PRINCIPLE
practices research, including identifying level of compensation, minimum number of representatives and options for governance and decision-making processes. Include protocols and honoraria for participation of and teachings by knowledge keepers from land based First Nations.		 OPPORTUNITY
<b>8.C Improve Inclusivity, Celebrate Diversity and Reduce Discrimination</b>		
8.C.i. Increase the number of free and low-cost community events and programs, with a focus on celebrating and community building within and across Langley’s diverse neighbourhoods. Celebrate diversity with intercultural public art, events, and programs to facilitate cross-cultural learning and improve visibility of diverse groups.	City and Township of Langley, Community Organizations, Kwantlen, Katzie, Semiahmoo and Matsqui First Nations	 SUSTAINABLE SOLUTION
		 SOCIAL INCLUSION
8.C.ii. Initiate opportunities for dialogue and relationship building. Focus on intercultural and intergenerational programs. <b>Building Block:</b> Kwantlen Polytechnic University’s Elders in Residence Program.	Kwantlen, Katzie, Semiahmoo and Matsqui First Nations, Community Organizations, Education and Arts and Culture sectors	 BUILDING BLOCK
		 SOCIAL INCLUSION
8.C.iii. Develop a standard practice that a specific number of spaces should be dedicated for Indigenous peoples when new programs or initiatives are developed through this Strategy.	Task Group	 SUSTAINABLE SOLUTION
		 RECONCILIATION



## Task Group Advocacy to the City and Township of Langley

GAME CHANGER	ACTION
1: Income	1 Pursue local economic development initiatives to encourage job growth.
	2 Encourage the location of banks and credit unions downtown and in neighbourhood centres to improve accessibility and reduce reliance on payday loan institutions or ATM with high fees.
	3 Advocate to the Township of Langley to consider living wage employers and locally based companies as part of their procurement processes.
2: Health	4 Use land use policies and plans to create enabling environments for new local health services, including a low-cost dental clinic, mental health and substance use services. Improve awareness of Community Amenity Contributions made by developers.
3: Housing	5 Advocate to the City of Langley to create a Housing Action Plan and to the Township of Langley to implement the Housing Action Plan.
	6 Take a proactive and collaborative response to preventing and responding to homelessness, including supporting a temporary emergency shelter response for extreme weather events;
	7 Consider the development of standards of maintenance bylaws to establish minimum conditions for rental homes.
4: Services	8 Align their recreation and program subsidies for all Langley residents to access.
	9 Implement the Childcare Action Plans to increase access to quality, affordable childcare.
	10 Accelerate the roll out of universal childcare and to coordination at the local level to support its implementation.
5: Transportation	11 Improve the accessibility and inclusivity of public spaces, buildings, and infrastructure through universal design principles, for all ages, abilities, and genders. Identify opportunities to implement the Accessibility Act of BC.
	12 Invest in active transportation infrastructure and all-abilities cycling routes.
	13 Embed an equity framework into transportation planning, in order to prioritize and support underserved groups, areas and reduce barriers to access.
8: Community Belonging	14 Establish a community recognition program for Excellence in Diversity and Inclusion.





## Task Group Advocacy to the Province of British Columbia and the Federal Government of Canada

GAME CHANGER	ACTION
1: Income	15 Increase income and disability assistance to levels that ensure people are not experiencing poverty and consider Universal Basic Income.
	16 Increase regulation of payday loan institutions which perpetuate poverty and increase financial risk for vulnerable people.
2: Health	17 Expand MSP coverage to address gaps, including improved access to Fair Pharmacare, dental care, and mental health supports like counselling, as well as alternative and culturally based healthcare.
4: Services	18 Partner with First Nations in B.C. to remove barriers to accessing programs on and off reserve for local First Nation members. Consider developing a new online resource that lists the programs and services available for Indigenous peoples, with eligibility requirements and an accompanying map.
3: Housing	19 Improve the supply of affordable housing and homelessness prevention and response programs in Langley.
	20 Embed health services into supportive housing, to follow the Housing First Model. Address the gaps in hospice and support for tenants with complex needs as they age.
	21 Improve awareness of and access to rent supplements for low-income renters at risk of homelessness and improve their portability.





# APPENDIX A:

## Community Profile

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# Measuring Low Incomes in Canada

There are several different ways to measure low income status, given its complexity. The three most common measurements used in Canada are:

Table 1: Incomes below which a family of four is likely experiencing poverty, 2019

Market Basket Measure, Vancouver CMA	Low Income Measure (After Tax), Federal Threshold	Low Income Cut-off (After Tax), Vancouver CMA
\$50,055	\$50,306	\$41,406

Source: Table 11-10-0232-01 - LIM thresholds by income source and household size; Table 11-10-0241-01 - LICOs before and after tax by community size and family size, in current dollars; Table 11-10-0066-01- MBM thresholds for the reference family by MBM region, component and base year

There are benefits and limitations for using each of these measures, and together can help to portray the breadth and depth of poverty within a local community.

- 1. Low Income Cut Off (LICO):** Identifies the income threshold where households would be required to devote a larger share of their income on necessities like food, shelter, and clothing than the average family. This measure estimates the threshold where households are expected to spend 20% more of their income on necessities than the average. This measure has been widely used since the 1970's and is calculated using the relationship between incomes and the consumption patterns of Canadian households in 1992. LICO is assessed nationally for a range of jurisdiction sizes at the census agglomeration (CA) or census metropolitan area (CMA), with Langley fitting into the Vancouver CMA (population over 500,000).
- 2. Low Income Measure (LIM):** Identifies the threshold where a household's income is less than 50% of the median income of a household of the same size. Can be used to understand inequality by estimating the number of households with substantially less than typical in society. This measure has been produced by Statistics Canada since 1991 and has been developed with internationally recognized standards so it can be compared at an international scale.

LICO and LIM both measure poverty relative to the overall household incomes. Therefore, as incomes increase at the population level, so do the income threshold below which a household is experiencing poverty. These measures produce federal thresholds, and therefore, are limited because they do not consider the costs of living that are specific to local areas. Additionally, LICO is based on inflation-adjusted 1992 expenditure data so it may be losing accuracy overtime.

**3. Market Basket Measure (MBM):** Identifies a minimum income needed to purchase necessary goods like food, housing, transportation, and clothing.

The Market Basket Measure has been in use since 2002 and was adopted as Canada's Official Poverty Line in 2018. The MBM identifies a low-income threshold relative to the costs of a "basket" of goods and services in a regional context. A household is identified as experiencing poverty when their disposable income is less than the cost of a basket of goods. Disposable income account for a household's total income after deducting non-discretionary expenditures, such as childcare and medical expenses.

### **Additional considerations while measuring poverty**

These three measures of poverty used together are helpful to understand the local context and trends overtime, and no one measure is best. Given the complexity of poverty, these measures should be used to indicate the prevalence and depth of low incomes and should not be used to qualify for support services or programs.

All three measures are calculated using Census data, which is updated every five years. They are also limited in how they can represent levels of need in individual local communities.

It is important to note that all three measures identify the *minimum* income required to survive and do not indicate a community or household's resiliency or stability. Ending poverty so people can live well, prosper and thrive, requires more than helping to make ends meet and afford only their basic necessities.

# Poverty in Langley

## Prevalence of Households Below Low-Income Measure, 2011 - 2016

Prevalence of Households in LIM-AT Status (%)						
	All Households		Renters		Owners	
	2011	2016	2011	2016	2011	2016
City	22.6%	22.1%	42.0%	40.6%	12.2%	10.7%
Township	13.2%	11.8%	26.3%	25.5%	10.9%	8.9%

Source: Custom Census Reports published by Ministry of Municipal Affairs; Statistics Canada, 2016 Census of Population (25% sample data), 2011 National Household Survey

## Count of Households Below Low-Income Measure, 2011 - 2016

Prevalence of Households in LIM-AT Status (#)						
	All Households		Renters		Owners	
	2011	2016	2011	2016	2011	2016
City	2,560	2,615	1,665	1,830	895	785
Township	4,930	4,950	1,495	1,875	3,430	3,075
Total	7,490	7,565	3,160	3,705	4,325	3,860

Source: Custom Census Reports published by Ministry of Municipal Affairs; Statistics Canada, 2016 Census of Population (25% sample data), 2011 National Household Survey

**Note:** There may be variation in the reported low-income data indicators. This is primarily due to the effects of rounding, suppression and sample size differences between the available datasets. For example, the data presented above is sourced from a custom dataset provided by the Province, which provides breakdowns by tenure as well as LIM-AT prevalence data for both 2011 and 2016, while only the 2016 census profile otherwise includes this information. Because this custom dataset only includes 25% sample data (while the 2016 census profile considers a 100% sample in low-income measures), the reported prevalence of low-income for all households in the above tables varies from the prevalence for 2016 on the following page. The 100% sample-based data is more accurate but is not available in the 2011 census profile to assess trends. New data published in the 2021 census will be helpful to assess trends going forward.



## Prevalence of Individuals in Private Households Below Low-Income Measure, 2016

Prevalence of Households in LIM-AT Status, After Tax (2016)					
	All	0 to 5 years (%)	0 to 17 years (%)	18 to 64 years (%)	65 years and over (%)
City	17.3%	20.4%	23.6%	14.4%	21.4%
Township	9.7%	9.9%	12.4%	8.6%	10.4%

Source: Low Income Measure, Census, 2016, 100% Sample

## Count of Individuals in Private Households Below Low-Income Measure, 2016

Count of Households in LIM-AT Status (2016)					
	All	0 to 5 years (#)	0 to 17 years (#)	18 to 64 years (#)	65 years and over (#)
City	4,385	335	1,100	2,330	960
Township	11,280	800	3,240	6,235	1,810

Source: Low Income Measure, Census, 2016, 100% Sample

## Prevalence of Individuals in Private Households Below Low-Income Cut-Off, 2016

Prevalence of LICO-AT Status (2016)					
	All	0 to 5 years (%)	0 to 17 years (%)	18 to 64 years (%)	65 years and over (%)
City	14.4%	14.3%	18.5%	13.2%	14.4%
Township	7.2%	6.8%	9.2%	7.1%	4.6%

Source: Low Income Cut-Off, Census, 2016, 100% Sample

## Count of Individuals in Private Households Below Low-Income Cut-Off, 2016

Count of Households in LICO-AT Status (2016)					
	All	0 to 5 years (#)	0 to 17 years (#)	18 to 64 years (#)	65 years and over (#)
City	3,635	235	865	2,130	645
Township	8,320	550	2,400	5,125	805

Source: Low Income Cut-Off, Census, 2016, 100% Sample

## Number of Economic Families and Economic Families with Children, 2016

	Economic Families			Couple & Lone Parent Families with Children		
	Below LIM-AT	Below LICO-AT	Below MBM	Below LIM-AT	Below LICO-AT	Below MBM
City	765	470	765	350	260	380
Township	7425	5230	7400	4600	3505	4705
Total	8190	5700	8165	4950	3765	5085

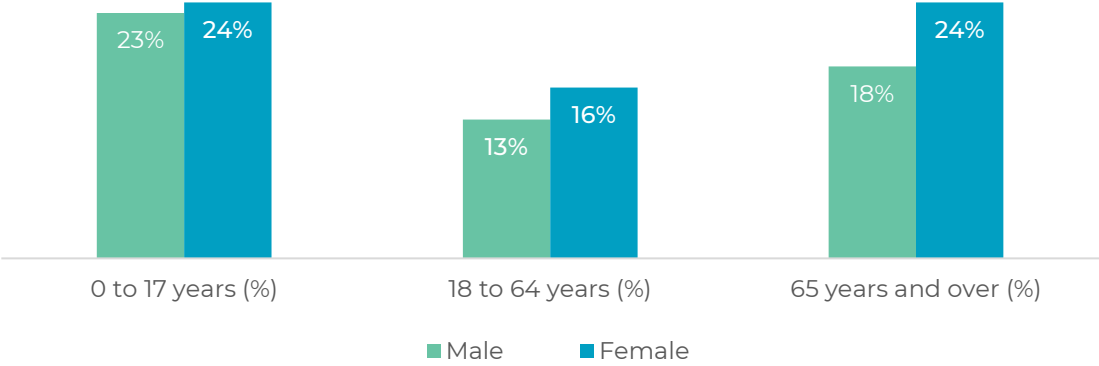
Source: Statistics Canada. Custom Data Order: EO3426 table 10A EF, CMA-CA-CT, part 2 – selected income characteristics, income status – 2015

## Number of Economic Families with Seniors, 2016

Households with Seniors in Low Income Status (2015) by Age of Senior									
	65+			75+			85+		
	Below LIM-AT	Below LICO-AT	Below MBM	Below LIM-AT	Below LICO-AT	Below MBM	Below LIM-AT	Below LICO-AT	Below MBM
City	195	50	140	100	20	60	30	10	30
Township	1135	520	950	505	145	380	160	60	140
Total	1330	570	1090	605	165	440	190	70	170

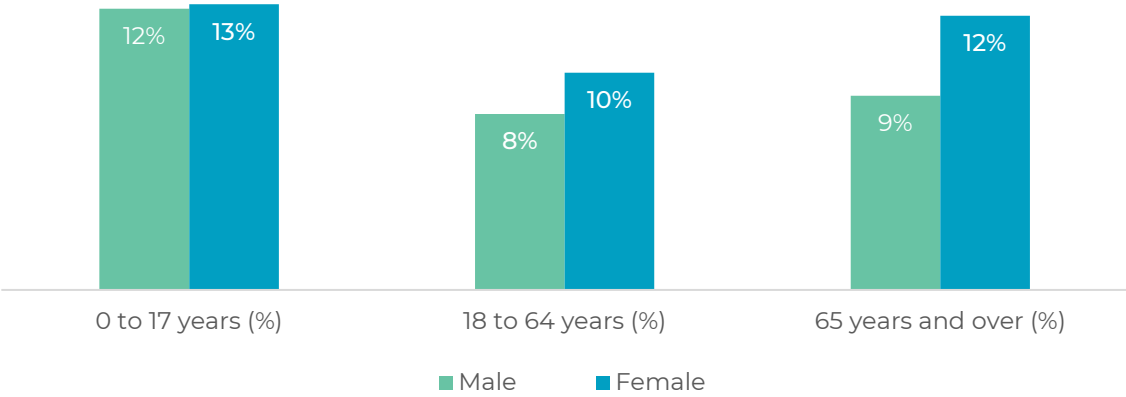
Source: Statistics Canada. Custom Data Order: EO3426 table 10A EF, CMA-CA-CT, part 2 – selected income characteristics, income status - 2015

# Low Income Households by Age and Sex, City of Langley, 2016



Source: Low Income Measure, Census, 2016

# Low Income Households by Age and Sex, Township of Langley, 2016

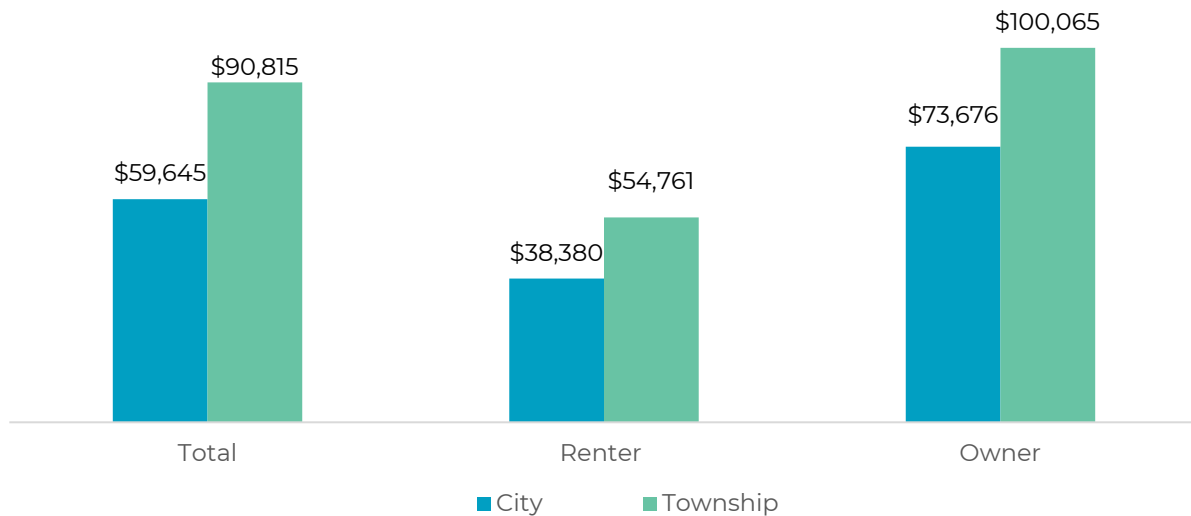


Source: Low Income Measure, Census, 2016

### What this means:

- Children, youth and seniors experience poverty more often compared to adults.
- Although the prevalence of poverty is relatively similar between males and females in the 0 to 17 age group, females tend to experience poverty at a higher rate compared to males as they age.

## Median Household Incomes, 2016



Source: Statistics Canada, 2016 Census of Population (25% sample data), 2011 National Household Survey & 2006 Census of Population (20% sample data)

### MEDIAN AND AVERAGE INCOMES, CITY OF LANGLEY, 2006 - 2016

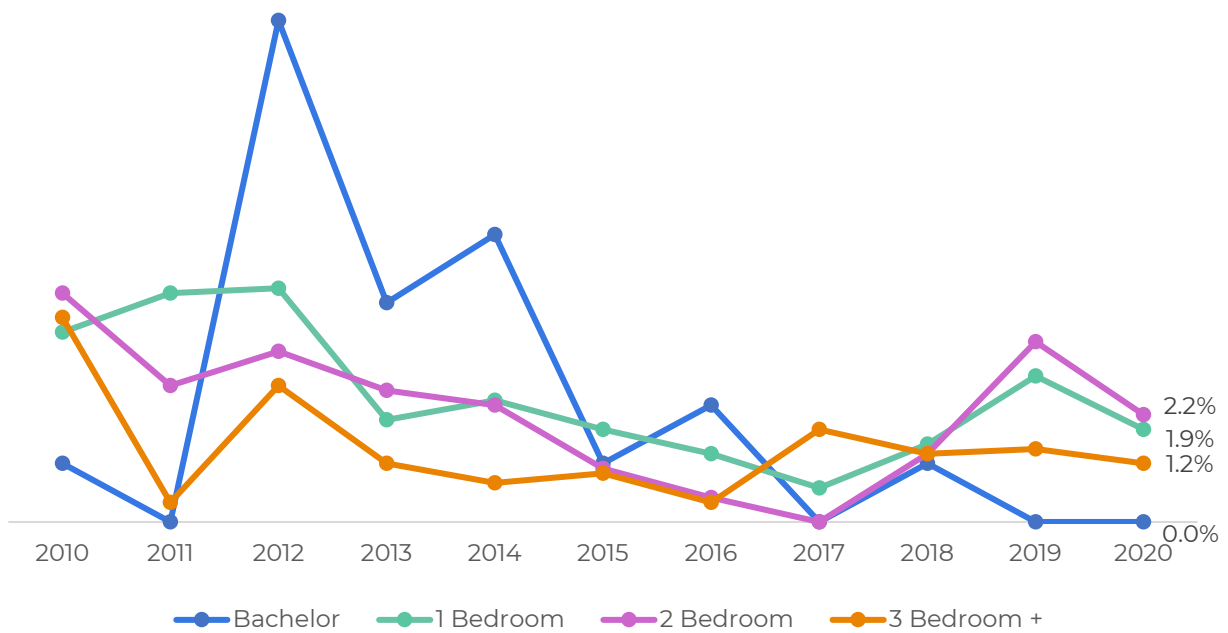
LANGLEY CITY	2006	2011	2016
Average Income	\$66,430	\$66,601	\$70,629
Median Income	\$54,930	\$54,583	\$59,645

### MEDIAN AND AVERAGE INCOMES, TOWNSHIP OF LANGLEY, 2006 - 2016

LANGLEY TOWNSHIP	2006	2011	2016
Average Income	\$98,699	\$99,840	\$107,658
Median Income	\$82,613	\$83,519	\$90,815

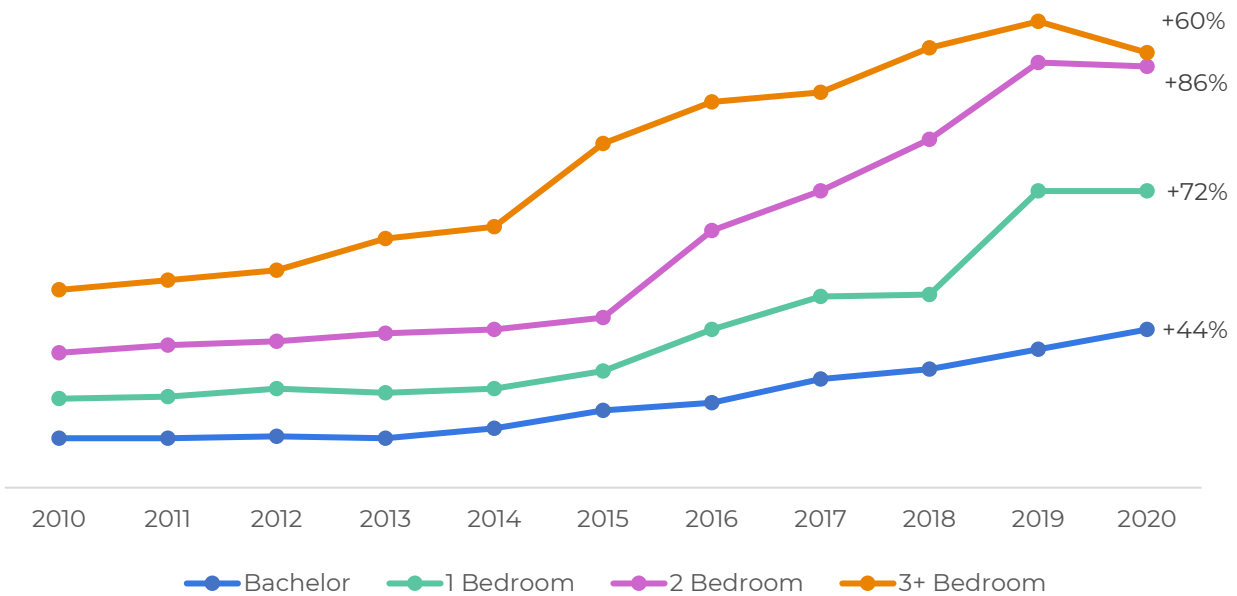
Source: Statistics Canada, 2016 Census of Population (25% sample data), 2011 National Household Survey & 2006 Census of Population (20% sample data)

## Langley Primary Rental Vacancy Rate, 2010 - 2020



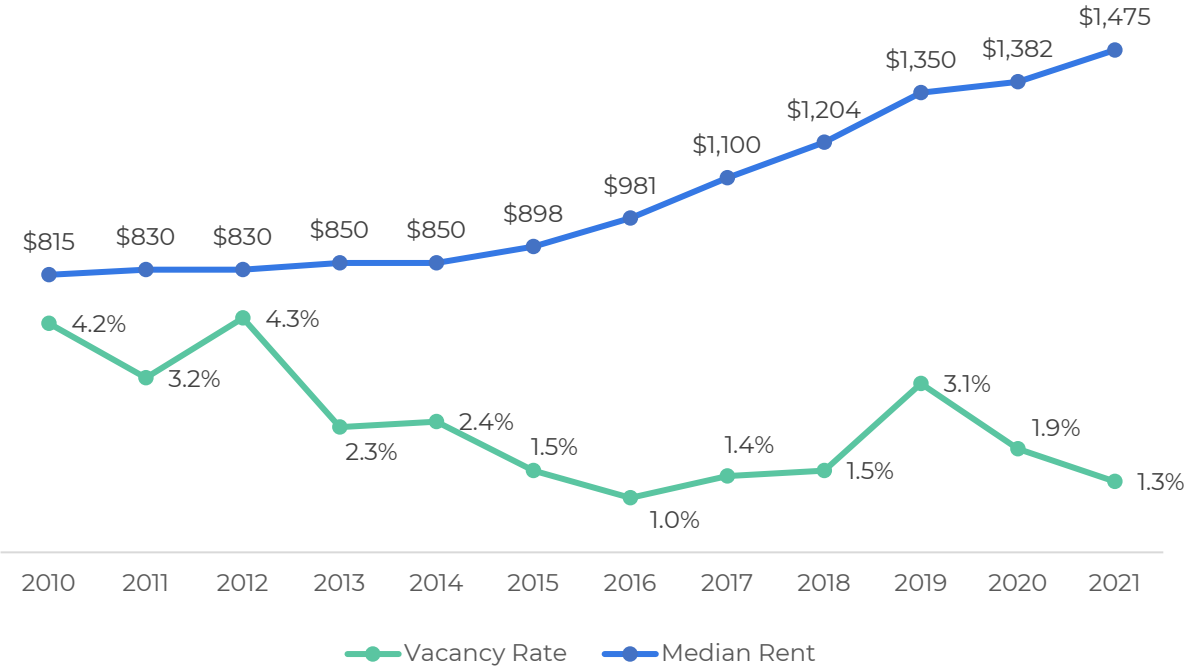
Source: CMHC Rental Market Survey, Langley DM & CY, October 2010-2020

## Langley Median Rents, 2010 - 2020



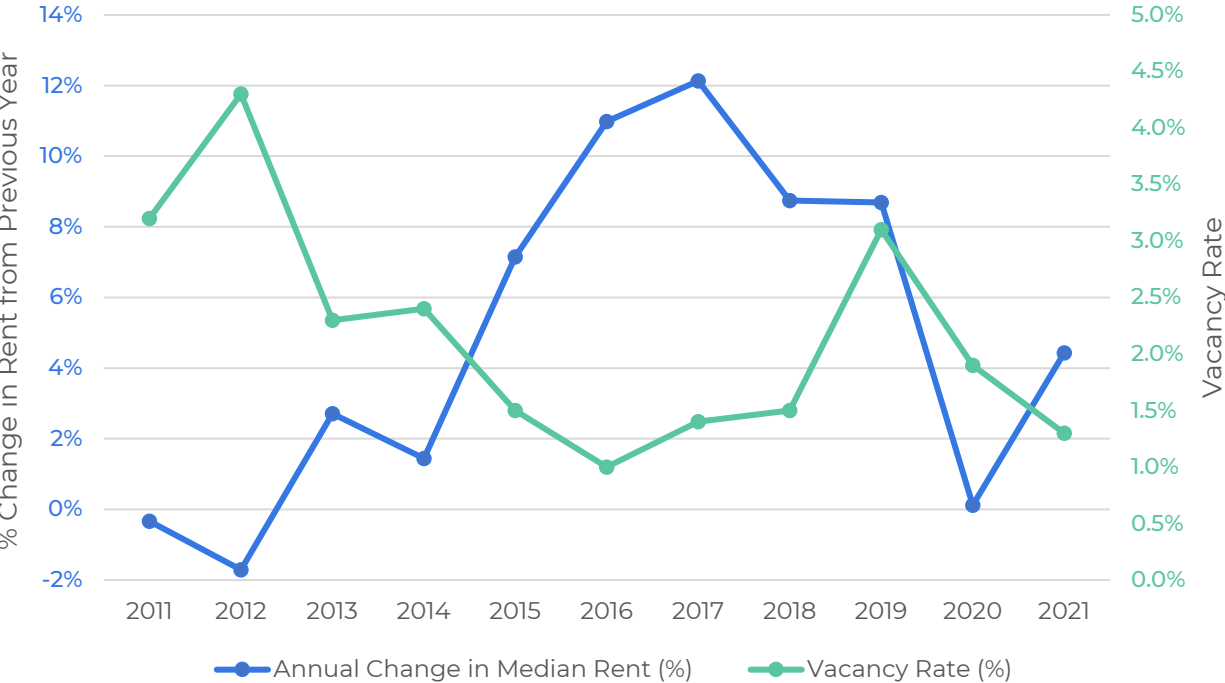
Source: CMHC Rental Market Survey, Langley DM & CY, October 2010-2020

# Median Rent and Vacancy Rates, 2010 - 2021



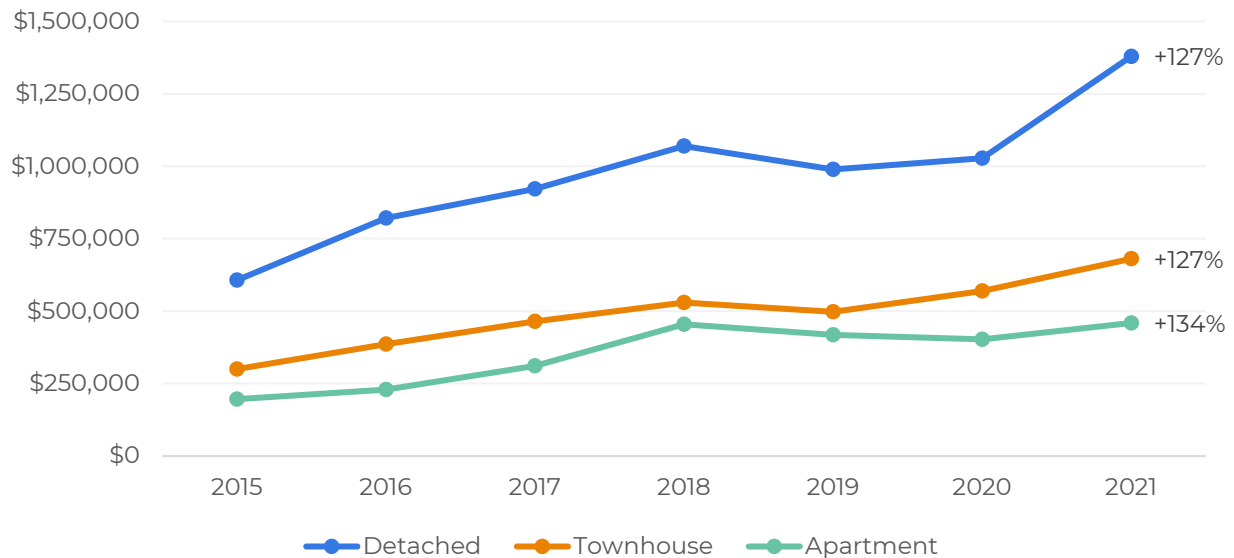
Source: CMHC Rental Market Survey, Langley DM & CY, October 2010-2021

# Change in Median Rent and Vacancy Rates, 2011 - 2021



Source: CMHC Rental Market Survey, Langley DM & CY, October 2010-2021

## Langley Benchmark Prices, 2015 - 2021



Source: FVREB Monthly Statistics, May 2015-2021

## Homelessness, 2005 - 2020

	2005	2008	2011	2014	2017	2020	2017-2020 Change	
Total	57	86	103	92	206	209	3	1%
Unsheltered					79	108	29	37%
Sheltered					127	101	-26	-20%

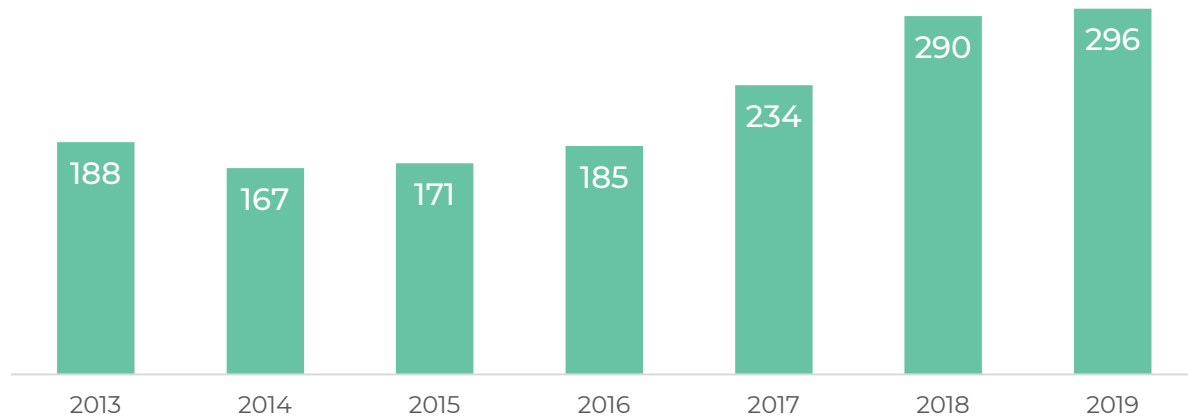
Source: Metro Vancouver Point in Time Count, 2020

## Homelessness by Age, 2020

	Youth (>25 years)		Adults (25 to 54 years)		Seniors (55 years & over)		Total	
	#	%	#	%	#	%	#	%
Langley	25	13%	108	7%	31	6%	164	8%
Metro Vancouver	193	9%	1,463	68%	513	23%	2,169	100%

Source: Metro Vancouver Point in Time Count, 2020

## BC Housing, Housing Registry Waiting List, 2013-2019



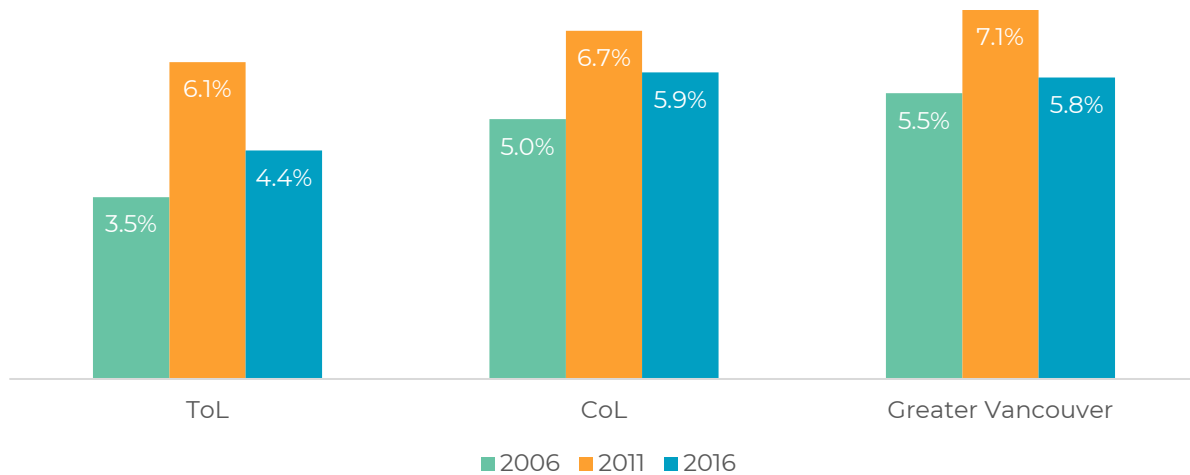
Source: BC Housing, Langley Housing Registry 2013-2019

	2013	2014	2015	2016	2017	2018	2019
All	156	142	151	154	209	251	275
Family Households	60	58	55	47	71	83	92
Single Person Households	4	12	10	6	11	7	8
Seniors	35	31	42	53	72	99	113
Person with Disabilities	47	41	39	44	48	45	42
Wheelchair Accessible Unit	10	8	5	4	7	17	20

Source: BC Housing, Langley Housing Registry 2013-2019



## Rates of Unemployment, 2006 - 2016



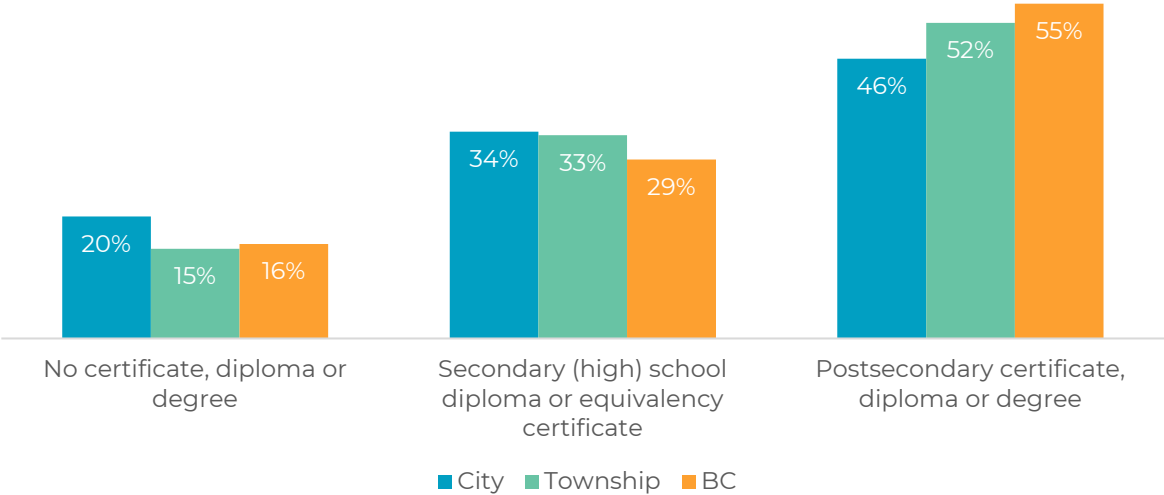
Source: Statistics Canada, 2016 Census of Population (25% sample data), 2011 National Household Survey & 2006 Census of Population (20% sample data)

## Predominant Employment Sectors, 2016

Sector	City	Township
Retail	11%	14%
Construction	10%	10%
Health Care & Social Services	8%	9%
Manufacturing	8%	9%
Education	8%	6%

Source: Statistics Canada, 2016 Census of Population (25% sample data), 2011 National Household Survey & 2006 Census of Population (20% sample data)

# Level of Education, 2016



Source: Statistics Canada, 2016 Census of Population (25% sample data), 2011 National Household Survey & 2006 Census of Population (20% sample data)

# Employment and Assistance Rates, 1996 - 2021

	Recipients		Recipients per capita
	City of Langley	Township of Langley	
<b>1996</b>	1,533	5,459	6.8%
<b>2001</b>	927	3,409	3.9%
<b>2006</b>	433	1,719	1.8%
<b>2011</b>	728	3,029	2.9%
<b>2016</b>	711	3,221	2.7%
<b>2021</b>	915	4,187	3.2%

Source: BC Employment and Assistance by Municipality (1996-2021), Government of B.C..

# Early Childhood Vulnerability, 2019

31% (432) of children are vulnerable on at least one area of development in School District 35, in recent 2019 report. BC average is 33%.

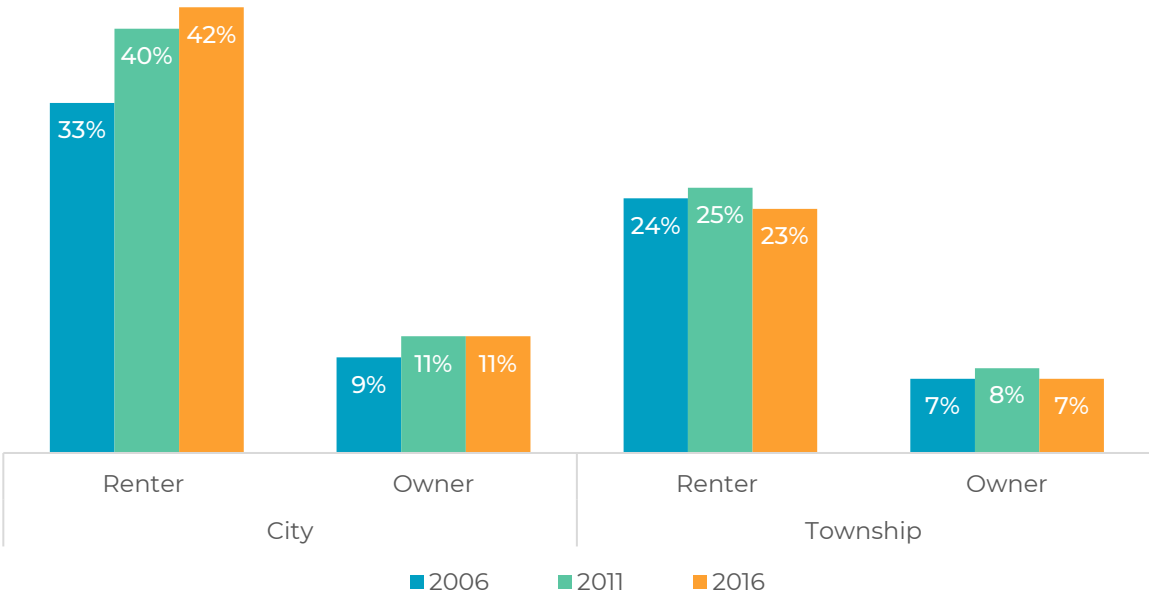
Sources: Human Early Learning Partnership, UBC

# Share of Households in Core Housing Need, 2006 – 2016

The Canada Mortgage Housing Corporation (CMHC) calculates rates of core housing need, using Census data. A household is experiencing core housing need when their housing does not meet one of more of adequacy (proper maintenance and condition), suitability (number of bedrooms) or affordability standards; And the household would have to spend 30% or more of their before-tax income to find alternative housing that meets these standards in their community.

		2006	2011	2016
City	Renter	33%	40%	42%
	Owner	9%	11%	11%
Township	Renter	24%	25%	23%
	Owner	7%	8%	7%

Source: Statistics Canada, 2016 Census of Population (25% sample data), 2011 National Household Survey & 2006 Census of Population (20% sample data)

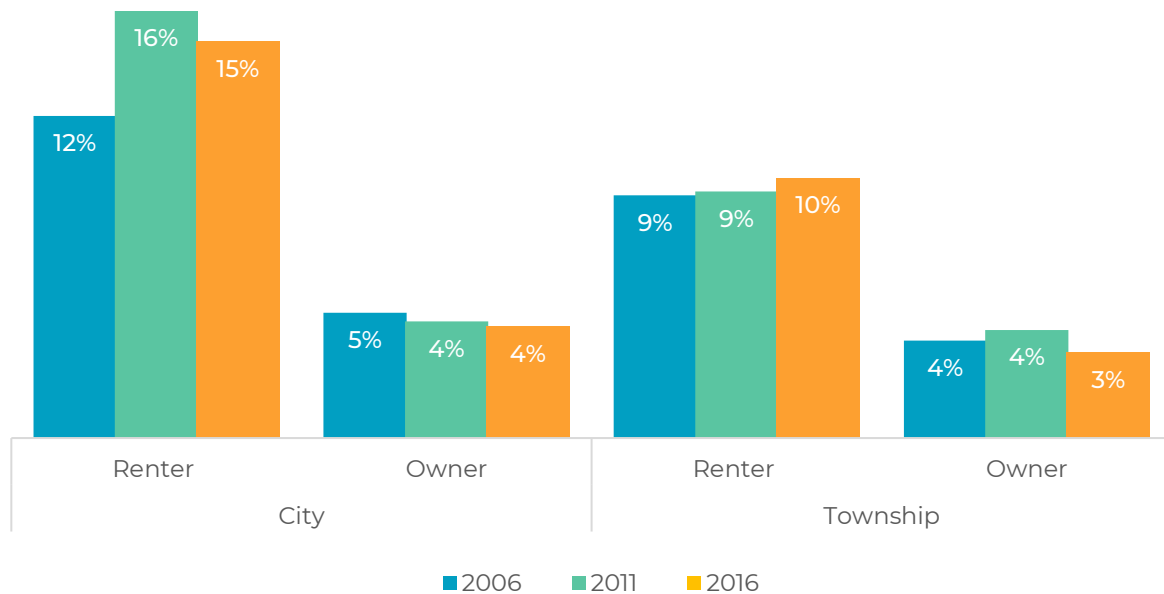


## Share of Households in Extreme Core Housing Need, 2006 - 2016

Households in Extreme Core Housing Need spend more than 50% of their before tax income on shelter costs, which makes them vulnerable to housing instability and homelessness.

		2006	2011	2016
City	Renter	12%	16%	15%
	Owner	5%	4%	4%
Township	Renter	9%	9%	10%
	Owner	4%	4%	3%

Source: Statistics Canada, 2016 Census of Population (25% sample data), 2011 National Household Survey & 2006 Census of Population (20% sample data)

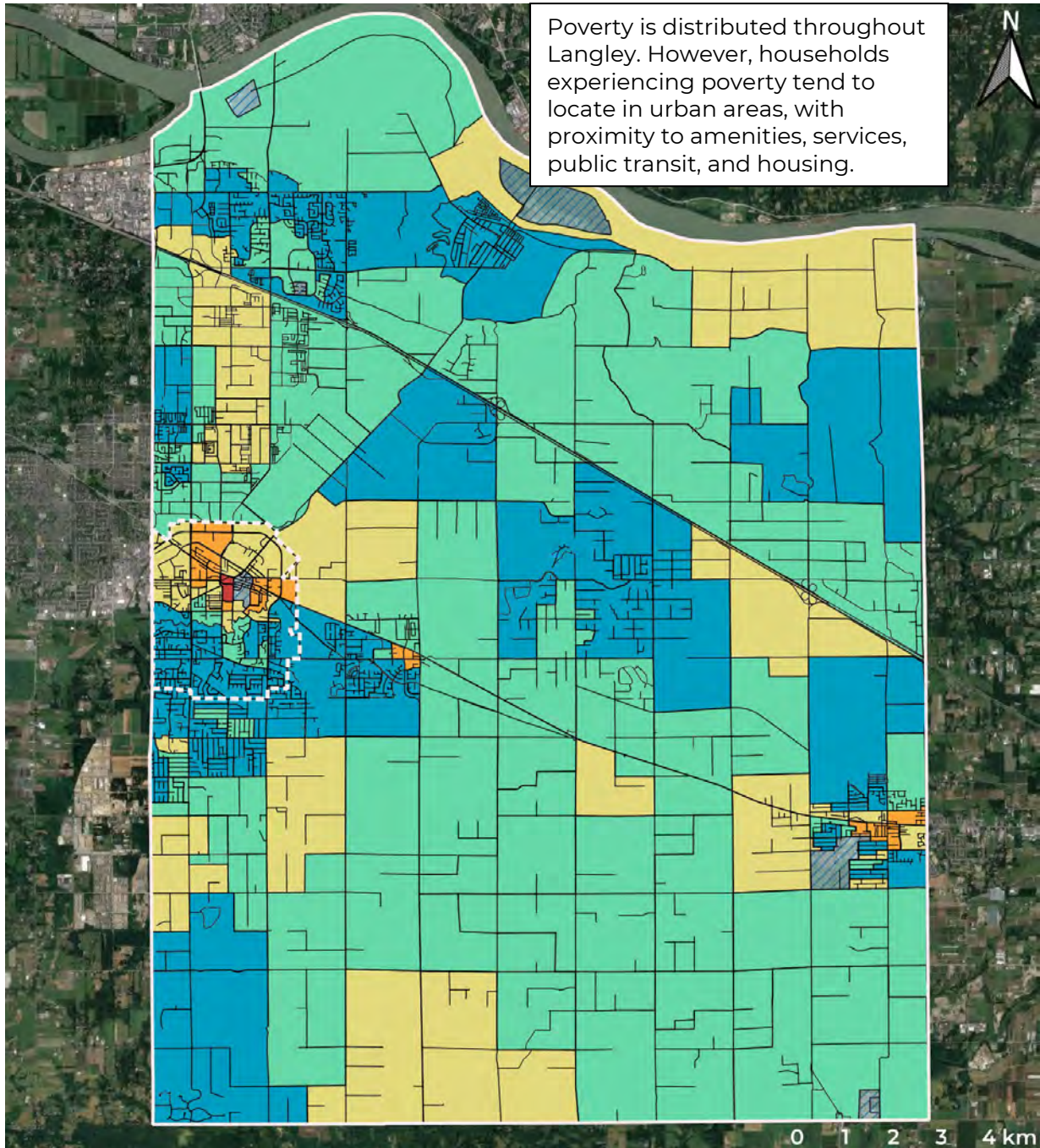


# APPENDIX B:

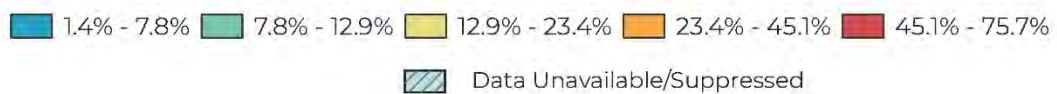
## Spatial Analysis Maps

# Prevalence of Low-Income Status (LIM-AT %)

Langley City and Township  
2016 by Dissemination Area



Percent of Households in Low Income Status (LIM-AT)

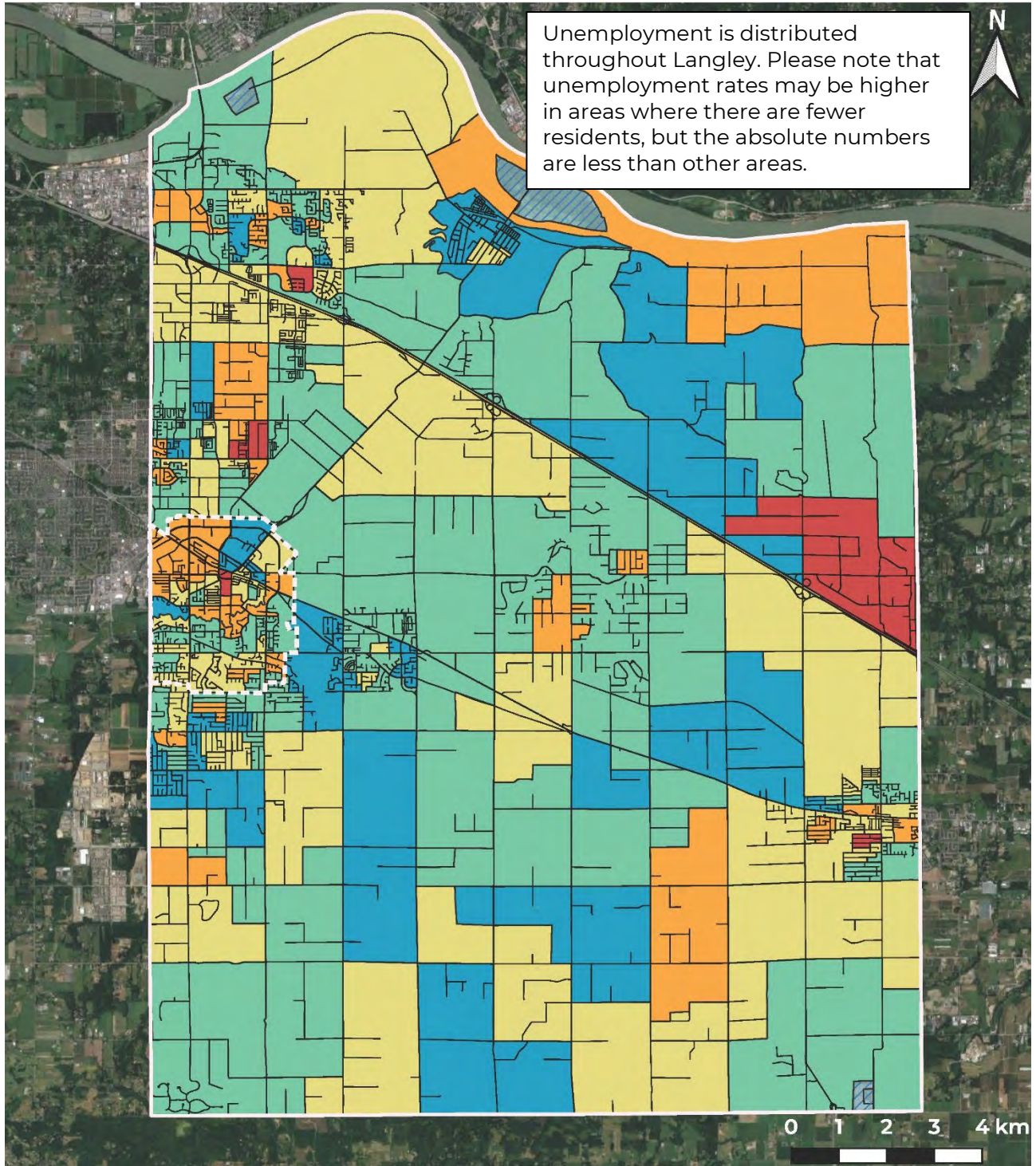


Please note: Income groups are calculated using income quintiles, with 5 income groups each representing approximately 20% of the total, ordered from lowest to highest.

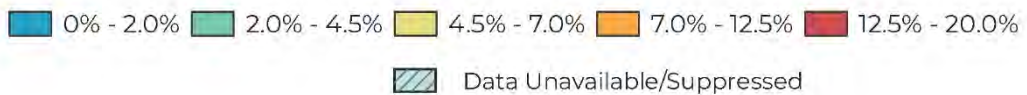


# Unemployment Rate (%)

Langley City and Township  
2016 by Dissemination Area



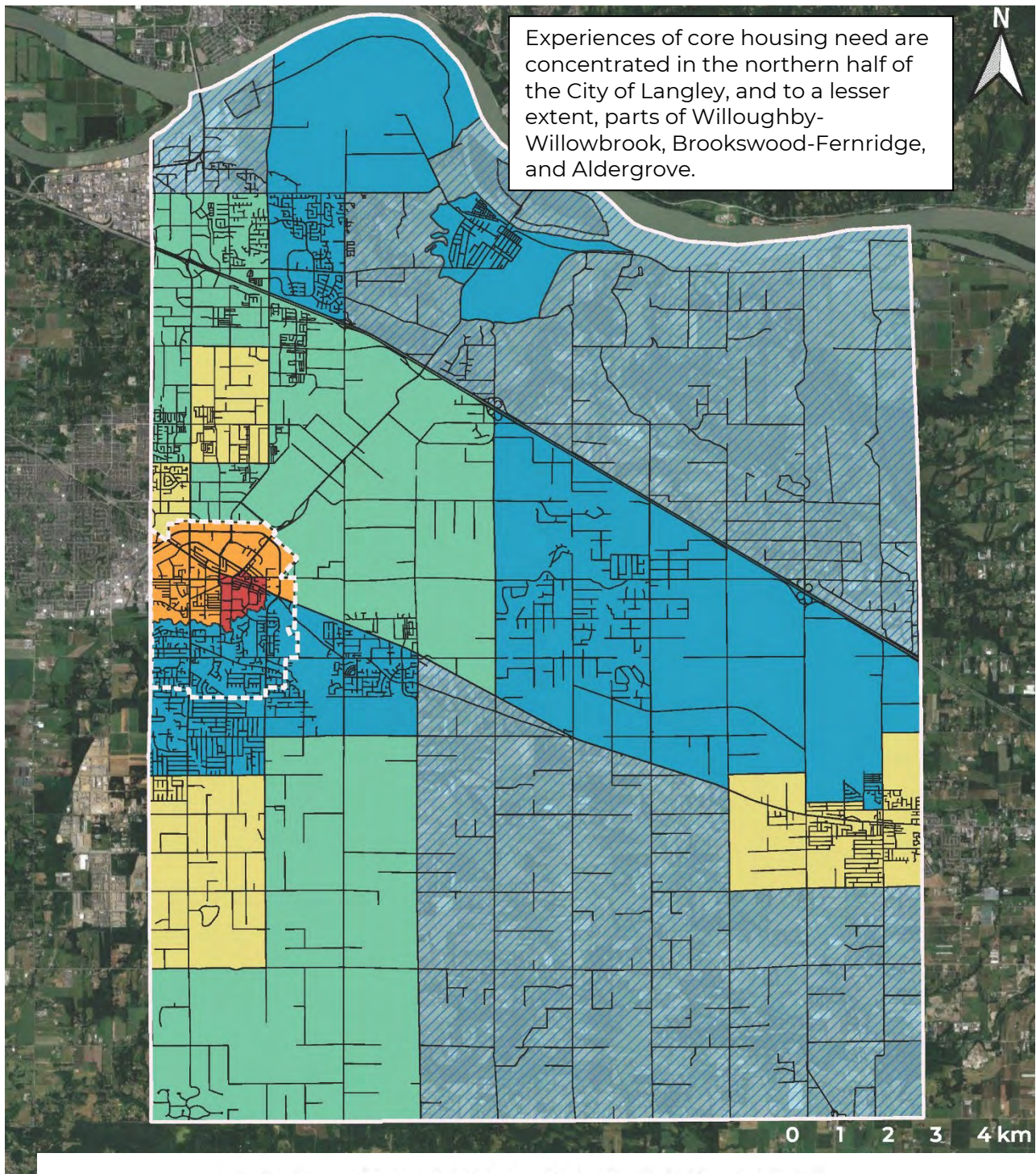
Percent of Workforce by Unemployment Status



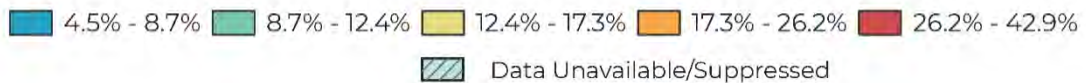


# Prevalence of Core Housing Need Status (%)

Langley City and Township  
2016 by Dissemination Area



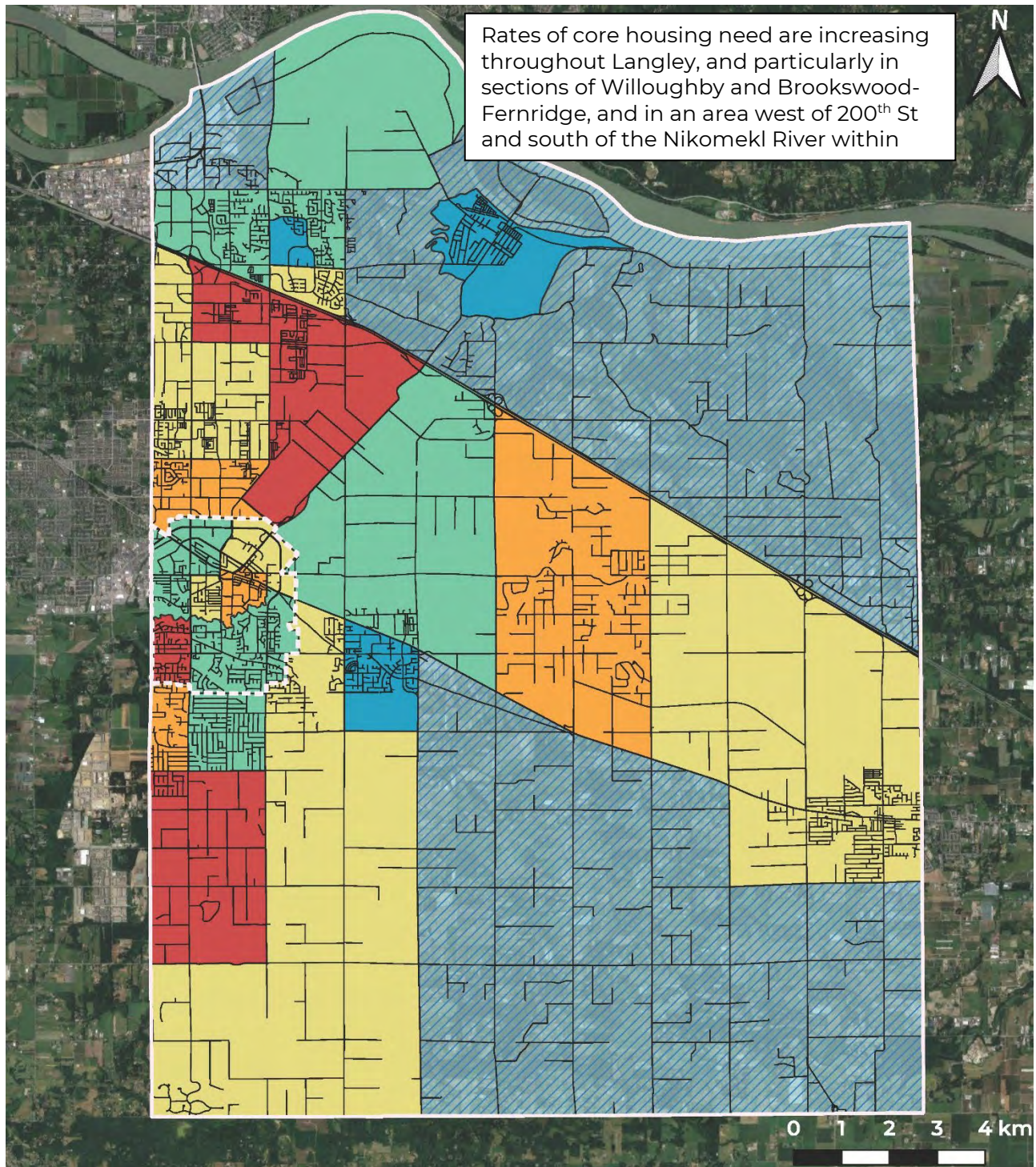
Percent of Households with Core Housing Need Status



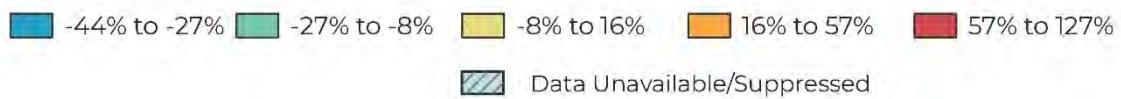


# Change in Core Housing Need Status (%)

Langley City and Township  
2006 - 2016 by Census Tract



Change in Share of Households with Core Housing Need Status



# APPENDIX C:





## Monitoring and Implementation Framework

# Monitoring and Implementation Framework

The *Living Well in Langley: Poverty Reduction Strategy* outlines a shared vision, 4 objectives, 4 guiding principles, 8 game changer areas and 10 priority population groups. The following framework will help to track the progress made through this Strategy overtime, understand potential impacts and the shifting local conditions as well as identify emergent issues.

## Strategy Implementation

There are four types of strategies that denote their prioritization for implementation:

2022 to 2024	2024 to 2027	2022 to 2027	
<p><b>Quick Start</b></p> 	<p><b>Sustainable Solutions</b></p> 	<p><b>Building Blocks</b></p> 	<p><b>Advocacy</b></p> 
<p>High-impact priority for immediate implementation over the <b>next one to two years.</b></p>	<p>Sustainable solutions with higher levels of complexity for implementation over the <b>next two to 5 years.</b></p>	<p>Build upon or scale-up initiatives and community assets already underway, will be implemented <b>within five years.</b></p>	<p>Opportunities for advocacy <b>at strategic opportunities</b>, such as during budgeting, consultation and decision-making processes.</p>

As each strategy is implemented, partners and resourcing needs will be identified. The Task Group may consider prioritizing strategies for potential sources of funding, including the Union of BC Municipalities’ Poverty Reduction streams, in partnership with the City and Township of Langley and other partners. The geographic application of each strategy will also be determined, and can be informed by the spatial analysis provided in Appendix B.

## Annual Report

An Annual Report will be prepared and presented to the Langley Healthier Communities Partnership. This report will include:

1. A list of the strategies that have been implemented or are in progress;
2. Indicators of poverty and low income; and
3. Considerations of emergent issues.

## Indicators of Poverty and Low Income

Common indicators of poverty listed below are in large part, based on Census data released by Statistics Canada every five years. Annual Reports will include updated Federal Low Income Thresholds, which identify incomes below which households are considered to have low income status. The Annual Reports published in 2023 and 2027 will include the comprehensive list of indicators outlined below.

This schedule will help to understand local trends of poverty and vulnerability overtime, as well as progress made on reducing poverty from actions taken by all scales of government. The 2027 Annual Report will also inform planning for future phases of poverty reduction activity in Langley.

Township and City of Langley Indicators	Source	Schedule
Low Income Thresholds by household size: Market Basket Measure; Low Income Cut-Off; and Low Income Measure.	Statistics Canada, Census	All Annual Reports
Metro Vancouver Market Basket Measure (MBM), by Age, Gender and Deep Poverty (75% of Official Poverty Line)	Statistics Canada, Census	2023 and 2027 Annual Reports
Low Income Cut Off (After Tax), by Age and Gender	Statistics Canada, Census	2023 and 2027 Annual Reports
Low Income Measure (After Tax), by Age and Gender	Statistics Canada, Census	2023 and 2027 Annual Reports
Core Housing Need by Tenure	Canada Housing and Mortgage Corporation Information Portal	2023 and 2027 Annual Reports
Homelessness	Metro Vancouver Homeless Count	Subsequent years as data is available