



FEB 02 2021

MS. CAITLIN CLEVELAND
MLA, KAM LAKE

Oral Question 413-19(2): How Core Need Income Threshold is Used for Housing

This letter is in follow-up to the Oral Question you raised on October 27, 2020 regarding how Core Need Income Threshold (CNIT) is used for housing.

The Northwest Territories Housing Corporation (NWTHC) uses CNITs as the household income level below which a household may require government assistance. It is used for eligibility for NWTHC homeownership and rental programs. The homeownership CNIT is based on the costs of owning and operating a home, including mortgage payments, taxes, water, power, heat, insurance, and maintenance. This CNIT is calculated to reflect the cost differences in communities and is also separated by number of bedrooms in a home.

The rental CNIT is used to determine public housing eligibility per the Social Housing Agreement between the Canada Mortgage and Housing Corporation and the NWTHC. In the market communities (Yellowknife, Inuvik, Hay River, Fort Smith, Fort Simpson, and Norman Wells) the CNIT is separated by bedroom count. In non-market communities the three-bedroom or more CNIT is used for all units. Individuals and families with income above the CNIT are ineligible for public housing as they are considered to be able to afford private rental accommodations without government assistance.

The CNITs are reviewed and updated every two years. New CNITs will come into effect on April 01, 2021 and I will be tabling this document in the coming weeks.

Thank you.

Paulie Chinna
Minister Responsible for the
Northwest Territories Housing Corporation

- c. Clerk of the Legislative Assembly
Legislative Coordinator
President/CEO, Northwest Territories Housing Corporation