



*This communications report is being sent from Mi'kma'ki, the ancestral and unceded territory of the Mi'kmaq People covered by the "Treaties of Peace and Friendship", first signed with the British Crown in 1725. This treaty did not deal with the surrender of lands, but instead was meant to build a relationship between nations.*

<i>Compass NS Current Neighborhoods</i>	<i>Units</i>
Capeland Neighborhood Spryfield, NS	3
Chameleon Neighborhood Sackville, NS	22
Central Dartmouth Neighborhood Central Dartmouth, NS	19
Gimmie Shelter Neighborhood Sydney, NS	4
Lake City Neighbourhood Dartmouth, NS	4
New Armdale Westside Neighborhood Spryfield, NS	26
Topshee Neighborhood Antigonish, NS	10
Spanish Bay Neighborhood Sydney, NS	18

Of the current 111 Compass NS units, there is one vacant property and five vacant units. Four units require extensive repairs and one unit is currently being repaired under with CHIRP funding. The vacant units may be vacant for several months before they can be occupied.

Compass NS welcomed 3 new members into the co-op. Two are new occupants and one was a non-resident member. Welcome Melissa, Savina and Mikaila.

<i>Vacancies</i>	
	July 2
	August 5
	September 5

***We sustain, build and grow inclusive housing co-operative communities.***

## Board of Directors

### Succession Planning

The Compass NS board has been working on succession planning over the past several months. At the Compass NS 2022 AGM, scheduled for this coming November, two non-resident board member terms and one resident board member term will be expiring.

To support the annual general meeting, the board has approved an information package that includes an annual meeting FAQ, board member information and an updated nomination form.

Diversity and skillset gaps within the current board were considered by CHF Canada when nominating the two non-resident board members.

### Policy

The Housing Charge Payment and Arrears Policy was revised and approved by the board in early October. The revised policy can be found on the membership portal of the website.



### Risk Management

The Compass NS board has officially entered the CHF Canada Risk Management Program. The board has committed to the program and participated in an information session. The board is currently working on the final year one self-assessment for the program. A discount should be received on the property insurance for participating in the program.

## Member Services

### Resources

A new resource has been created using the CHF Canada resource template called Co-op vs. Member Responsibility. This resource reviews what the member's responsibilities are in maintaining their home and what the co-op is responsible for. The resource is now on the membership portal and is linked in the Membership Handbook.

### Board Member Orientation

A Board Member Orientation Handbook has been created. The handbook is designed to review everything a board member needs to know to complete the primary responsibilities of being a member of the board of directors. It outlines each responsibility in detail and has been provided to all current board members.

### Membership Handbook

A Membership Handbook has been created for all members of Compass NS. The handbook has been designed as an orientation and reference guide for existing members. The handbook provides an introduction to co-op housing, Compass NS organizational structure, processes and policies, specific neighborhood information, and the roles and responsibilities of members, board members and contracts.

## Member Engagement Project

In April 2021, Compass NS was successful in obtaining grant funding through the Community Housing Transformation Center Community-Based Tenant Initiative Fund. A number of outreach opportunities were completed and a consultant completed a report with membership engagement recommendations.

The board reviewed the findings from the membership engagement project and adopted many of the recommendations into the annual plan. A final presentation was created for the members in May, 2022.

In October 2022 the board passed a motion to eliminate barriers for access to meetings and to provide all members with the tools and resources they require to stay informed and participate.

The membership engagement project is focused on education, technology and membership resources.

## Co-op Week

A co-op week package has been sent to all members. The theme this year is *Knowledge and Education*. Two contests are being hosted for members to win prizes. A Co-op Week webpage has been created for members to view the Membership Handbook and resources.

***Core values: sustainability, inclusion and collaboration***

## Compass NS Co-operative Homes: A History

### October 2019

Compass NS saved 39 units of existing co-operative housing at risk of being lost to the co-operative sector - Topshee, Lake City, Chameleon, and Capeland.



### December 2019

In December 2019, a fifth co-operative - the Central Dartmouth Neighbourhood - joined the original four amalgamated neighbourhoods.

### April 2020

Spanish Bay became the sixth co-operative to amalgamate with Compass NS.

### April 2022

Co-ops Gimmie Shelter and New Armdale Westside joined the six amalgamated neighborhoods.

### Future Homes

Compass NS continues to grow through development. Three additional developments (Digby, Halifax, and Shelburne) are slated for completion in the coming two years.



## Education

The board is providing opportunities for all interested members to attend the CHF Canada Fall Education Event scheduled for November 5, 2022. Currently 3 board members, 2 contract staff and 6 members are registered to attend.

Compass NS will also be hosting a trade booth and have some small giveaways for every attendee.

The opportunity to host the Compass NS booth and invite all Compass NS members would not be possible without the support from the:



Community Housing  
Transformation Centre  
Centre de transformation  
du logement communautaire

## Media and Communications

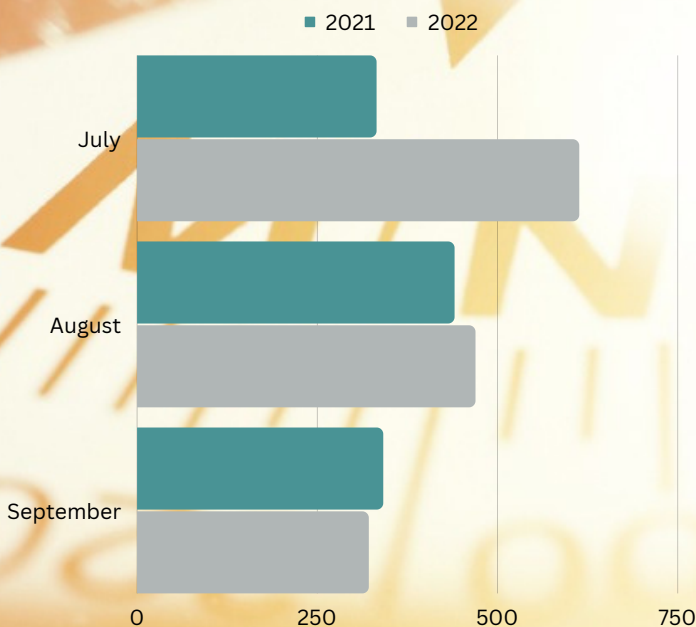
CHF Canada completed a news article featuring Compass NS's membership engagement process. Click [here](#) to read more.

CMHC and Housing NS collaborated to make an announcement on July 25 regarding the Compass NS amalgamations and CHIRP funding. Nikki Jamieson, resident board member represented Compass NS at the press release and a few articles such as this one were published as a result.

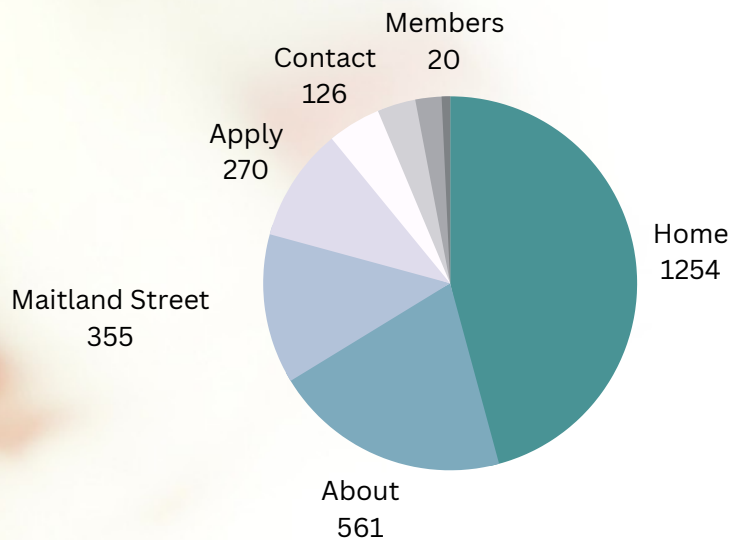
Compass NS is a member of the Nova Scotia Co-operative Council. The Annual General Meeting resolutions were reviewed by the board prior to the meeting and a representative attended the meeting to vote on the co-operative's behalf. Compass NS was the only housing co-op in attendance.

### Website

In this quarter, Compass NS has had an overall increase in website visits between last year and this by 26%



Interest in general information about the co-operative and the Maitland Street are some of the highest traffic areas.



## Capital Repair Update

### Community Housing Infrastructure Repair Program (CHIRP)

As part of the sustainability and growth strategy, Compass NS received CHIRP funding through Municipal Affairs and Housing (Housing NS) to complete renovations at Topshee, Central Dartmouth, Spanish Bay, New Armdale Westside and Gimmie Shelter.

#### **Spanish Bay Neighborhood**

The 1st phase (exterior repairs – roof, siding and decks) have been complete. The 2nd phase (bathrooms, kitchens and flooring) is scheduled to start late fall 2022 .

#### **Topshee Neighborhood**

The 1st phase is almost complete (exterior repairs – roof, siding and decks), the next phase will require electrical work and is currently being scheduled.

#### **Central Dartmouth Neighborhood**

Roofs siding and exterior lighting has been completed. The next phase is underway and will consist of masonry concrete and foundation work

As part of the amalgamation agreements, Gimmie Shelter and New Armdale Westside Neighborhoods will be receiving a combined total of \$3.6 million. These projects are scheduled to start next year.

The Community Housing Management Network (The Network) is providing financial oversight of the project management being completed by IRC.



## Growth & Development

<i>Current Developments</i>	
Heritage Hall Shelburne, NS	5
Barton School Digby, NS	8
Maitland Street Halifax, NS	57

### Maitland Street

The construction is underway. Excavation work is being completed and a crane was erected in early September. The contractors are currently focusing on the retaining wall and the building footings.

The Maitland Street development project architects have created color specs for the outside, inside kitchen areas and common areas. The current plan is to have two different styles of kitchens for the founding members to choose from.

The Maitland Street development FAQ has been updated providing the current development project verified details. The FAQ has been added to the Maitland Street development portal. Click [here](#) to view.

### Tri County

The Development Consultant was invited to speak about Compass NS at a Tri-County Housing meeting. The group was provided with a presentation about the development projects as well as some Compass NS resources to review.

The Barton School and Heritage Hall development project is still awaiting approval from the Investing in Canada Infrastructure Program (ICIP) on the provincial level in order to advance to federal level. The ICIP grant has the potential to fund 40% of the eligible capital costs for the project through the program.

A formal extension request has been send to CMHC in regards to the SEED funding agreement for Barton School and Heritage Hall development projects. The committed SEED funding contribution and loan has not been spent in the allocated 2-year timeframe due to the long wait for development funding approval.

### Amalgamations

The co-op's budget was revised and approved by the board to combine the two new neighborhoods New Armdale Westside and Gimmie Shelter who joined Compass NS in May, 2022.

