

PURPOSE

Municipalities will use this form to complete the requirements for progress reporting under the [Housing Supply Act](#) (Act). The information provided will be evaluated to determine whether targets have been met or satisfactory progress has been made toward meeting targets.

REPORT REQUIREMENTS

The report must contain information about progress and actions taken by a municipality to meet housing targets as identified in the Housing Target Order (HTO).

The progress report must be received in a meeting that is open to the public and by Council resolution within 45 days after the end of the reporting period.

Municipalities must submit this report to the minister and post it to their municipal website as soon as practicable after it is approved by Council resolution.

ASSESSMENT

The Housing Targets Branch evaluates information provided in the progress report based on Schedule B - Performance Indicators in the HTO. If targets have not been met and satisfactory progress has not been made, the Minister may initiate compliance action as set out in the Act.

REPORT SUBMISSION

Please complete the attached housing target progress report form and submit to the Minister of Housing at Housing.Targets@gov.bc.ca as soon as practicable after Council resolution.

Do not submit the form directly to the Minister's Office.

HOUSING TARGET PROGRESS REPORT FORM

Housing Targets Branch

BC Ministry of Housing and Municipal Affairs

Section 1: MUNICIPAL INFORMATION	
Municipality	District of Squamish
Housing Target Order Date	September 1, 2025
Reporting Period	1.1 September 1, 2025 – February 28, 2026
Date Received by Council Resolution	March 24, 2026
Date Submitted to Ministry	
Municipal Website of Published Report	https://squamish.ca/projects-plans-and-initiatives/projects-and-initiatives/housing/housing-target-order/
Report Prepared By	☒ Municipal Staff ☐ Contractor/External
Municipal Contact Info	Jessie Fletcher Manager of Current Planning jfletcher@squamish.ca 604.848.9866
Contractor Contact Info	☒ N/A

Section 2: NUMBER OF NET NEW UNITS				
Record the number of net new housing units delivered during the reporting period, and cumulatively since the effective date of the HTO. Net new units are calculated as completions (occupancy permits issued) minus demolitions. <u>Legalizing existing unpermitted secondary suites or other housing types does not count toward completions.</u>				
Section 8 must be completed if a housing target has not been met for the reporting period.				
	Completions (Reporting Period)	Demolitions (Reporting Period)	Net New Units (Reporting Period)	Net New Units (Since HTO Effective Date)
Total	160	7	153	153

Section 3: NUMBER OF HOUSING UNITS BY CATEGORY AND TYPE (Unit Breakdown Guidelines)				
Record the number of housing units in each category below for the reporting period and cumulatively since the effective date of the HTO. Definitions are provided in the endnote.				
	Completions (Reporting Period)	Demolitions ¹ (Reporting Period)	Net New Units (Reporting Period)	Net New Units (Since Effective HTO Date)
Units by Size				
Studio	0	0	0	0
One Bedroom	71	0	71	71

Two Bedroom	52	0	52	52
Three Bedroom	37	7	30	30
Four or More Bedroom ²	N/A			
Units by Tenure				
Rental Units ³ – Total	54	-	54	54
Rental – Purpose Built	44	-	44	44
Rental – Secondary Suite	9	-	9	9
Rental – Accessory Dwelling	1	-	1	1
Rental – Co-op	-	-	-	-
Owned Units	106	7	99	99
Units by Rental Affordability				
Market	126	7	119	119
Below Market ⁴ - Total	34	-	34	34
Below Market - Rental Units with On-Site Supports ⁵	-	-	-	-

Section 4: MUNICIPAL ACTIONS AND PARTNERSHIPS TO ENABLE MORE HOUSING SUPPLY

A) Describe applicable actions taken in the last 12 months to achieve housing targets, in line with the Performance Indicators in the HTO. Each entry should include a description of how the action aligns with achieving the housing target, the date of completion, and links to any publicly available information. For example:

- Streamlined development approvals policies, processes or systems.
- Updated land use planning documents (e.g., Official Community Plan, zoning bylaws).
- Updated Housing Needs Report.
- Innovative approaches and/or pilot projects.
- Partnerships (e.g., BC Housing, CMHC, or non-profit housing organizations except First Nations – see Section 4 B).
- Other housing supply related actions.

Action	Description	Date of Completion
Amenity Cost Charge Bylaw and Development Cost Charge Bylaw	The District adopted its first ACC Bylaw and updated its DCC Bylaw. These bylaws provide more certainty for residential builders regarding costs. It also ensures	February 17, 2026

	that the District's infrastructure can support growth.	
Neighbourhood Node Implementation	The District has zoned parcels in the Garibaldi Highlands for corner store and coffee shop, ensuring that smart growth can occur in these neighbourhoods as infill continues.	January 20, 2026
Six Units Near Frequent Transit	Beyond the Bill 44 requirements, the District pre-zoned all eligible land for a minimum of five residential units, if one is not stratified. In addition, the District has pre-zoned land within 400m of a frequent transit stop for six units, once frequent transit is available within the District. Frequent transit availability is contingent on provincial funding.	January 6, 2026
Interim Housing Need Report OCP Update	The District completed the interim Housing Needs Report in December 2024 . It was integrated into the OCP, per legislation, in November of 2025 with Amendment Bylaw No. 3139, 2025. The analysis shows that the District has pre-zoned sufficient land to exceed the interim Housing Need Report projected housing need over the next 20 years.	November 18, 2025
Population Projections	The District has completed its own population projections to inform a more robust housing needs assessment, in order to better understand future housing needs. The District intends to take this data and run a new housing needs assessment in 2027.	May 13, 2025
Government Road Affordable + Supportive Housing Project	The District has supporting the Squamish Community Housing Society, in partnership with BC Housing, to apply for a Community Housing Fund grant to build 100 units of affordable housing on District-owned land, alongside a BC Housing supported supportive housing project. The District has waived all fees, provided operating funding in an amount of \$500,000 annually to the society, to support pre-development of this project. Unfortunately, the CHF program	Ongoing

	was cancelled, putting much needed affordable housing at risk.	
--	--	--

B) Please provide any information about First Nation partnerships and/or agreements including planning, servicing and infrastructure that support delivery of housing on First Nation land including delivered and/or projected housing units.

N/A

Section 5: APPROVED HOUSING DEVELOPMENT APPLICATIONS

Report the number of approved applications issued by type since the effective date of the HTO. Each project should only be recorded once for the **most current** application type. Provide the estimated number of new housing units to be delivered for each application category.

NOTE: units issued occupancy permits should be recorded in Section 2.

	Rezoning	Development Permit	Building Permit	Total
Applications	1	3	29	33
New Units	77	458	235	770
Unit Breakdown				
Units by Size				
Studio	16	200	1	217
One Bedroom	31	93	40	164
Two Bedroom	16	113	119	248
Three Bedroom	14	52	75	141
Four or More Bedroom ²	N/A			
Units by Tenure				
Rental Units ³ – Total ²	17	127	9	153
Rental – Purpose Built	17	127	-	144
Rental – Secondary Suite	-	-	6	6
Rental – Accessory Dwelling	-	-	3	3

Rental – Co-op	-	-	-	-
Owned Units	60	331	226	635
Units by Rental Affordability				
Market	75	426	235	736
Below Market ³ - Total	2	32	0	34
Below Market - Rental Units with On-Site Supports ⁴	-	-		

Section 6: WITHDRAWN OR NOT APPROVED HOUSING DEVELOPMENT APPLICATIONS

A) Indicate the number of applications and the estimated number of proposed units withdrawn by applicants, and /or not approved by staff or Council during this reporting period. Please include rezoning applications, development permits, and building permits.

	Applications Withdrawn	Applications Not Approved
Applications	0	0
Proposed Units	0	0

B) Provide a description of each application (e.g., rezoning, development permit, building permit) and brief summary of why each project was withdrawn or not approved.

N/A

Section 7: OTHER INFORMATION

Provide any other information not presented above that may be relevant to the municipality's effort and progress toward achieving the housing target.

The District has nearly achieved its first-year Housing Target Order within the first six months. This is the result of long-term planning and policies implemented prior to the order, including the following which form a significant portion of the District's [Housing Accelerator Fund](#) commitments:

- Affordable Housing Everywhere: The District has pre-zoned all residential land for affordable housing at higher densities within the District, pending conformance with flood hazard conditions.
- The District has waived all fees for affordable housing applications, delegated approval of any associated development permit, and partnered with Housing Squamish to try and deliver new units.

- The District has waved development permits for anything containing four units or less, expediting the delivery of new fourplexes in the District. The District went beyond Bill 44 requirements by pre-zoning for up to five units per lot, as long as one remains non-stratified.
- The District has increased staffing for permitting staff across departments utilizing the Housing Accelerator Fund to decrease permit timelines, which is resulting in the completions observed today.

Section 8: SUMMARY OF PLANNED ACTIONS TO MEET TARGETS

If the housing target has not been met for the reporting period, please provide a summary of planned and future actions in line with the Performance Indicators that the municipality intends to take to meet housing targets during the two-year period following this report. For each action, provide:

- a description of how the action aligns with achieving the housing target;
- dates of completion or other major project milestones;
- links to any publicly available information; and
- the number of units anticipated by completing the action.

NOTE: THIS SECTION IS NOT APPLICABLE FOR INITIAL SIX-MONTH REPORTING.

Name of Action:	
Description of Action:	
Completion/Milestone Date:	
Link:	Number of Units:

Name of Action:	
Description of Action:	
Completion/Milestone Date:	
Link:	Number of Units:

Name of Action:	
Description of Action:	
Completion/Milestone Date:	
Link:	Number of Units:

**Copy/Paste above description tables as needed*

¹ The District has not historically collected bedroom data for demolitions. Will amend process moving forward, assuming all were 3BR at this time.

² If needed due to data gaps, it is acceptable to report "Three Bedroom" and "Four or More Bedroom" as one figure in the "Three Bedroom" row. **The District does not collect data on 4+ bedrooms and are reporting as one row.**

³ **Rental Units** include purpose built rental, certain secondary rentals (secondary suites, accessory dwellings) and co-op.

⁴ **Below Market Units** are units rented at or below 30% of the local Housing Income Limits (HIL) per unit size.

⁵ **Below Market Rental Units with On-Site Supports** are units rented at the Income Assistance Shelter rate providing permanent housing and on-site supports for people to transition out of homelessness.