



Nearing Completion!

As the year comes to an end, there is much to celebrate at Riverwood House! Construction has been progressing well and we are just around the corner from seeing this project ready to open its doors. As we reflect on all the progress of this past year, we are filled with an overwhelming sense of gratitude knowing that none of this would be possible without your generous support. Thank you for your partnership!



Construction Progress

Construction of Riverwood House continues to progress well and is approximately 80% complete. The majority of the exterior finishes have been completed, the drywall is nearly done, first coats of paint are on, millwork continues to be installed in the suites with only a few left to do, flooring is about halfway in, and the elevator is now installed. The heat is on, the lights are on, the showers are in, and the toilets are in the works. Work has also recently begun in finishing the common kitchen, shared spaces, and stairwells.

Over the fall season we had a few short delays to the project related to material supply chains and having to navigate a few issues related to the fire rating between the suites and common spaces. Presently we are anticipating that construction will be completed sometime in February. With a few last details needing to be finalized, we expect to have a revised completion target date within the next couple of weeks. We anticipate being able to welcome home our first participants sometime in March!



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Funding Update

Riverwood House continues to be in a healthy position in our capital funding and financing at this stage of our project. In our last update we had celebrated the news of CMHC's commitments through the National Housing Co-Investment Fund that will provide both a \$2.5M forgivable loan (contribution) and a financing package of \$2.5M for the project. The following is an update on the Riverwood House Capital Campaign:

Total Project Costs (including land, soft and hard costs)	\$8,117,643
CMHC Seed Funding (2019)	\$30,000
Contributions (donations and foundations)	\$3,069,513
Shared Health Contribution	\$1,000,000
CMHC Forgivable Loan (Contribution)	\$2,523,764
Rebates and Gifts-In-Kind	\$500,886
Total Confirmed Contribution Sources	\$7,124,163
Remaining left to fund	\$993,480

As you can see, this leaves us with \$993,480 remaining to fully fund the project. We have the available financing available to ensure we have the funds to complete the project and continue to work towards achieving our goal of fully funding it as we move towards opening. We are incredibly grateful for the generosity surrounding this project.

Another significant highlight to share is that on December 4th we launched what we called the **Home Suite Home** campaign, an initiative at Riverwood Church. This was an invitation to people who make Riverwood Church their home to help sponsor the costs of outfitting a suite at Riverwood House with the items needed to be ready for our first participants. The estimated cost to outfit a suit is \$3,000 and includes the purchase of items such as bedding, a TV, dishes, cutlery, cooking appliances, a refrigerator, window coverings, tables and chairs etc.. Just eleven days into the campaign, we are thrilled to share that all 40 suites have officially been sponsored! We are humbled by the incredible show of enthusiasm and generosity.

We also want to celebrate that we have received \$173,204 towards the coming year's operational funds. This has helped to fund our current pre-operational expenses and will go towards supporting our 2022 operations as we open.

Partnerships

We are grateful to the many agencies, organizations, and various departments and levels of government for their willingness to; share information, provide input and feedback, and help in every way possible as we develop our operational framework and programming. This has been a critical part of the development of Riverwood House. We also see these partnerships and relationships as a key part of our success moving forward through collaboration and mutual supports.

We are currently working at developing our Partner Referral Network which will serve as the catalyst for our intake process. Agencies and organizations that are working with those in the early steps of their recovery and supporting those facing unstable housing will be a key part of identifying who would be a good fit for Riverwood House and will refer individuals to our intake process. We will begin taking referrals approximately 30 days prior to opening our doors.

We also want to highlight that we have now formalized a partnership with Eden Residential Care Services, a subsidiary of Eden Health Care, to collaborate in providing on-site staffing and services working with our Riverwood House staff team in supporting participants at Riverwood House. We have a great deal of respect for the way Eden Health has supported mental health and housing in our Province for so many years and are very excited to have their level of experience partnering with us at Riverwood House.

Additionally, we have begun the development of our commercial space that will bring the services of Elmwood Community Resource Centre (ECRC) closer to our community. ECRC will use the commercial space to house three counselling offices and program space that will support the

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broader Elmwood community and will provide a direct connection for Riverwood House participants to access their services. These services include mental health supports, and access to an Indigenous Elder and counsellor for participants desiring those supports.

We also want to take a moment and thank two incredible partners in our project who have been instrumental in our development and progress. To Westland Construction and to Sputnik Architecture; thank you for always going the extra mile, for your flexibility & generosity, and for the remarkable work you have done.

And to each of you, thank you for the integral part you have played in seeing this project through to where it is today. We are now just around the corner from seeing all of the bricks, drywall, and windows transform from being an active construction project to becoming a home....to learning the names of the first people for whom we will be able to say "welcome home". The need for these supports has never been so significant as we have watched the impact of both housing barriers and addictions increase over these past two years in the pandemic. We celebrate the many other projects arising in Winnipeg as we all work together to respond to the needs of those struggling with the impact of addictions by providing a safe and dignified space to journey towards success in their recovery.

We hope that you discover joy in this Christmas season as you connect with friends and family and celebrate together. During these times of connection, may it remind us of the remarkable privilege it is to work towards providing these meaningful connections and supports to those who will discover a home at Riverwood House.

With hearts full of gratitude and wishing you a very Merry Christmas,



Jon Courtney

On behalf of Winnipeg Supportive Housing and the entire Riverwood House team

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"To provide individuals experiencing housing instability, who are in recovery from addictions and mental health issues, with a stable and supportive housing community while helping them transition to lasting, helpful and meaningful independent living."