

**Agenda – Standing Policy Committee on Protection, Community Services and Parks –  
November 9, 2021**

**REPORTS**

**Item No. 1                    Report on Annual Inspection of Converted Residential Dwellings  
(CRD) with Shared Facilities (Rooming Houses)**

**WINNIPEG PUBLIC SERVICE RECOMMENDATION:**

That this report be received as information.

# ADMINISTRATIVE REPORT

**Title:** Report on Annual Inspection of Converted Residential Dwellings (CRD) with Shared Facilities (Rooming Houses)

**Critical Path:** Standing Policy Committee on Protection Community Services & Parks – Executive Policy Committee – Council

## AUTHORIZATION

| Author   | Department Head | CFO | CAO     |
|----------|-----------------|-----|---------|
| S. Reich | C. Schmidt      | N/A | M. Jack |

## EXECUTIVE SUMMARY

This report provides Council with the requested annual update on the annual inspections of Converted Residential Dwellings with Shared Facilities and 30-month inspections of Converted Residential Dwellings; the Winnipeg Regional Health Authority education effectiveness; 311 screening; number of complaints, inspections, compliances, and outstanding inspections; anything regarding the by-law safety issues; and recommendations.

## RECOMMENDATIONS

That this report be received as information.

## REASON FOR THE REPORT

On November 7, 2016, Council concurred in the recommendation of the Standing Policy Committee on Protection, Community Services and Parks and adopted the following:

2. That the Winnipeg Public Service be requested to report back annually on Converted Residential Dwellings with shared Facilities, including but not limited to the Winnipeg Regional Health Authority education effectiveness; 311 screening; number of complaints, inspections, compliances, and outstanding inspections; and anything regarding the by-law safety issues, and recommendations.

## IMPLICATIONS OF THE RECOMMENDATIONS

There are no implications associated with this report as it is for information only.

## HISTORY/DISCUSSION

### Winnipeg Regional Health Authority Education:

A proactive and joint effort with the Winnipeg Regional Health Authority to educate their frontline workers on navigating issues related to client interactions with the City of Winnipeg Community By-law Enforcement and related by-laws was concluded with the desired outcomes. This was achieved by conducting onsite and interactive sessions with their staff.

### 311 Screening:

The Planning Property and Development Department (PPD) has a process related to 311 screening of illegal rooming house reporting by citizens. PPD posts year-to-date inspection statistics on their website. 2020 data is attached to this report and also available, along with data for previous years, at: [Rooming House Metrics - Planning, Property and Development - City of Winnipeg](#).

In addition to the statistics regarding illegal rooming houses, the Public Service receives complaints from 311 regarding legally established converted residential dwellings.

- 2020 - Fire Prevention – 11 complaints from 311 related to CRDs
- 2020 - CBES – 156 complaints from 311 related to CRDs

### Fire Safety Inspections:

The Fire Prevention Branch initiated annual inspections of licenced Converted Residential Dwellings (CRD) with Shared Facilities in November 2016 as per the Council decision of November 7, 2016.

### Table 1 Inspections Completed by Fire Prevention

Table 1 reports the number of annual inspections completed and outstanding on licenced CRD Shared Facilities for 2020 and the number of 30-month CRD inspections completed and outstanding. The table also reports on the compliance rate based on the number of inspections conducted by CRD to achieve compliance.

| Requirement  | Annual target                              | Number Inspected<br>01/01/2020–<br>12/31/2020 | Number Outstanding<br>as of 12/31/2020 |
|--|--|---|--|
| CRD Shared<br>Facilities Annual<br>153                     | 153  | 136   | 17                                     |
| CRD 30 Month<br>Inspections 507 /<br>2.5 = 203 per<br>year | 203  | 211   | 0                                      |
| Compliance<br>Rate by<br>Inspection                        | Compliant on 1 <sup>st</sup><br>inspection | Compliant on 2 <sup>nd</sup><br>inspection    | Compliant 3 or more<br>inspections     |
| CRD Shared<br>Facilities Annual                            | 35%  | 63%   | 2%                                     |
| CRD 30 Month<br>Inspections                                | 25%  | 71%   | 4%                                     |

NOTE: The annual target is obtained from Community By-law and reflects the current number of licensed CRD Shared Facilities and the total CRDs divided to reflect the annual target. We do not include those that are vacant and monitored by the Vacant Building Program.

The number of outstanding inspections includes all inspections not completed for any reason. Included are those locations that are currently uninhabited due to fire, locations not presently being used as CRDs or in the process of converting from a CRD to single family or duplex, inspections where the property owner has failed to reply to a request(s) to schedule an inspection, where the inspection is scheduled but not complete, inspections with re-inspection pending and those instances where the Fire Inspector has yet to contact the property owner.

**Table 2 Inspection Details**

Table 2 reports the total number of complaints received by Fire Prevention from the public, other agencies and fire suppression personnel, the number of CRDs that were referred to Community By-law Enforcement, the number of inspections CBES completed, and their compliance rate.

| <b>CRD Inspection Details Fire Prevention</b>  | <b>2020</b> |
|--|-------------|
| Number of complaints for CRD Shared Facilities received by Fire Prevention             | 38          |
| Number of complaints for CRD Shared Facilities initiated by officers                   | 43          |
| Number of complaints for CRD (30-month schedule) received by Fire Prevention           | 47          |
| Number of complaints for CRD (30-month schedule) initiated by Fire Prevention Officers | 98          |
| <b>CRD Inspection Details CBES</b>   | <b>2020</b> |
| Number of complaints for CRD Shared Facilities received through 311                    | 156         |
| Number of complaints for CRD Shared Facilities initiated by officers                   | 26          |
| Number of CBES Inspections of CRD Shared Facilities                                    | 307         |
| CBES Compliance Rate (created 61 orders, 3 outstanding)                                | 95%         |

**Fire Prevention By-law Infractions Documented in CRDs with Shared Facilities:**

| <b>FIRE PREVENTION</b>                             |            |
|--|------------|
| <b>BY- LAW INFRACTIONS DOCUMENTED IN 2020</b>      |            |
| Fire extinguishers                                 | 100        |
| Fuel-fired heating                                 | 88         |
| Fire safety equipment & heating service label      | 80         |
| Fire alarm system issues                           | 38         |
| Smoke alarms missing or not functioning            | 38         |
| Egress issues                                      | 24         |
| Combustible material storage                       | 23         |
| Electrical issues                                  | 20         |
| Smoke alarm log                                    | 16         |
| Lint traps   | 15         |
| Extension cord misuse                              | 14         |
| Fire escape  | 12         |
| Dryer vents  | 12         |
| Fire alarm system inspection report required       | 11         |
| Emergency procedures posted                        | 9          |
| Fire separations breached or compromised           | 9          |
| Emergency lighting                                 | 5          |
| Provide fire safety equip. or heating insp. report | 3          |
| Emergency exit sign for fire escape or balcony     | 2          |
| Local fire alarm signage                           | 1          |
| <b>Total</b>                                       | <b>520</b> |

**Neighbourhood Liveability By-Law Infractions Documented in CRDs with Shared Facilities:**

| <b>COMMUNITY BY-LAW ENFORCEMENT SERVICES<br/>BY-LAW INFRACTIONS DOCUMENTED IN 2020</b> |           |
|--|-----------|
| Garbage Accumulation   | 34        |
| Windows Not Properly Glazed  | 7         |
| Weeds  | 5         |
| Vegetation Not Trimmed   | 5         |
| Grass Height   | 4         |
| Windows and Doors Not Kept in Good Repair  | 4         |
| Back Lane Numbering Posted   | 2         |
| Accessory Structures and Fences  | 2         |
| Boulevard Maintenance  | 2         |
| Obtain A Permit  | 2         |
| Balustrades Distances  | 1         |
| Exterior Walls of Buildings Maintained   | 1         |
| Capable of Being Locked or Secured   | 1         |
| Nuisances and Unsanitary Conditions  | 1         |
| Eavestrough Downspouts Installed   | 1         |
| Eavestroughing, Fascia and Soffits Maintained  | 1         |
| Electrical Equipment Maintained  | 1         |
| Exterior Walls Protective Covering   | 1         |
| Lice, Bed Bugs, Cockroaches, Silverfish or Other                                       | 1         |
| Floors, Stairs, Walls Unsecured  | 1         |
| Walls and Ceilings Maintained  | 1         |
| Hazardous Buildings & Structures Repair, Remove  | 1         |
| Insects, Rats, Mice and Other Pests Or Vermin  | 1         |
| Interior Guards Required   | 1         |
| Toilet Seats   | 1         |
| Unapproved Decommission of Fire Alarm System   | 1         |
| Unapproved Decommission of Fire Protection System                                      | 1         |
| Walls and Ceilings Clean   | 1         |
| Walls and Ceilings Finishes  | 1         |
| Floor Coverings Good Repair  | 1         |
| <b>Total</b>   | <b>87</b> |
| <b>FINANCIAL IMPACT</b>  |           |

**Project Name:**

**Report on Annual Inspection of Converted Residential Dwellings (CRD)  
with Shared Facilities (Rooming Houses)**

**COMMENTS:**

There are no financial implications arising from this report.

Original signed by \_\_\_\_\_  
John Hall FCMA, CGMA  
Financial Controller  
Fire Paramedic Service

## CONSULTATION

In preparing this report, there was concurrence with:

- Community By-law Enforcement Services

## OURWINNIPEG POLICY ALIGNMENT

This report aligns with the *OurWinnipeg* Policy by promoting safety in buildings and enforcing property-related housing standards that create and promote safe living conditions for communities.

## WINNIPEG CLIMATE ACTION PLAN ALIGNMENT

n/a

## SUBMITTED BY

Department: Winnipeg Fire Paramedic Service  
Division: Fire Prevention  
Prepared by: Sherry Reich  
Date: September 16, 2021  
File No:

Attachments: Rooming House Metrics for 2020 (from PPD website)



## 2020

| Neighbourhood         | Total Opened Investigations YTD |                                    | Investigation Status |          |
|-----------------------|---------------------------------|------------------------------------|----------------------|----------|
|                       | Complaint Driven <sup>1</sup>   | Proactive Enforcement <sup>2</sup> | In Progress          | Complete |
| Agassiz               | 1                               | 1                                  | 1                    | 1        |
| Booth                 | 0                               | 1                                  | 1                    | 0        |
| Bridgwater Forest     | 2                               | 0                                  | 0                    | 2        |
| Bridgwater Lakes      | 2                               | 0                                  | 0                    | 2        |
| Brooklands            | 1                               | 0                                  | 1                    | 0        |
| Central River Heights | 1                               | 0                                  | 0                    | 1        |
| Central St. Boniface  | 1                               | 0                                  | 0                    | 1        |
| Chalmers              | 1                               | 0                                  | 1                    | 0        |
| Crescent Park         | 3                               | 0                                  | 0                    | 3        |
| Crescentwood          | 1                               | 0                                  | 1                    | 0        |
| Dakota Crossing       | 0                               | 1                                  | 0                    | 1        |
| Daniel McIntyre       | 1                               | 0                                  | 1                    | 0        |
| Fairfield Park        | 2                               | 2                                  | 0                    | 4        |
| Fort Richmond         | 13                              | 29                                 | 6                    | 36       |
| Glenwood              | 0                               | 1                                  | 0                    | 1        |

| Neighbourhood       | Total Opened Investigations YTD |                                    | Investigation Status |          |
|---------------------|---------------------------------|------------------------------------|----------------------|----------|
|                     | Complaint Driven <sup>1</sup>   | Proactive Enforcement <sup>2</sup> | In Progress          | Complete |
| Inkster-Faraday     | 1                               | 0                                  | 1                    | 0        |
| Kildare-Redonda     | 1                               | 0                                  | 0                    | 1        |
| Lord Roberts        | 1                               | 0                                  | 0                    | 1        |
| Mandalay West       | 4                               | 0                                  | 1                    | 3        |
| Margaret Park       | 2                               | 1                                  | 0                    | 3        |
| Maybank             | 1                               | 1                                  | 0                    | 2        |
| Meadowood           | 1                               | 0                                  | 0                    | 1        |
| Minnetonka          | 2                               | 1                                  | 2                    | 1        |
| Minto               | 1                               | 0                                  | 0                    | 1        |
| Mission Gardens     | 1                               | 0                                  | 0                    | 1        |
| Montcalm            | 4                               | 1                                  | 2                    | 3        |
| Niakwa Place        | 0                               | 1                                  | 0                    | 1        |
| North Point Douglas | 0                               | 1                                  | 1                    | 0        |
| Norwood East        | 1                               | 0                                  | 0                    | 1        |
| Point Road          | 1                               | 1                                  | 0                    | 2        |
| Pulberry            | 1                               | 0                                  | 0                    | 1        |

| Neighbourhood      | Total Opened Investigations YTD |                                    | Investigation Status |          |
|--------------------|---------------------------------|------------------------------------|----------------------|----------|
|                    | Complaint Driven <sup>1</sup>   | Proactive Enforcement <sup>2</sup> | In Progress          | Complete |
| Richmond Lakes     | 0                               | 1                                  | 0                    | 1        |
| Richmond West      | 4                               | 0                                  | 0                    | 4        |
| River Park South   | 4                               | 1                                  | 1                    | 4        |
| Rossmere-B         | 1                               | 1                                  | 0                    | 2        |
| South Pointe       | 0                               | 2                                  | 0                    | 2        |
| Southdale          | 1                               | 0                                  | 0                    | 1        |
| Spence             | 1                               | 1                                  | 2                    | 0        |
| St. George         | 0                               | 1                                  | 0                    | 1        |
| St. John's         | 1                               | 0                                  | 0                    | 1        |
| St. Matthews       | 0                               | 2                                  | 0                    | 2        |
| Templeton-Sinclair | 1                               | 0                                  | 1                    | 0        |
| The Maples         | 1                               | 0                                  | 0                    | 1        |
| Tyndall Park       | 3                               | 0                                  | 1                    | 2        |
| Valley Gardens     | 1                               | 0                                  | 0                    | 1        |
| Varenes            | 0                               | 1                                  | 0                    | 1        |
| Waverley Heights   | 4                               | 5                                  | 0                    | 9        |

| Neighbourhood  | Total Opened Investigations YTD |                                    | Investigation Status |            |
|----------------|---------------------------------|------------------------------------|----------------------|------------|
|                | Complaint Driven <sup>1</sup>   | Proactive Enforcement <sup>2</sup> | In Progress          | Complete   |
| West Alexander | 1                               | 0                                  | 1                    | 0          |
| Weston         | 2                               | 0                                  | 1                    | 1          |
| Whyte Ridge    | 1                               | 0                                  | 0                    | 1          |
| William Whyte  | 1                               | 3                                  | 0                    | 4          |
| Windsor Park   | 1                               | 0                                  | 0                    | 1          |
| Wolseley       | 1                               | 0                                  | 0                    | 1          |
| <b>TOTAL</b>   | <b>80</b>                       | <b>60</b>                          | <b>26</b>            | <b>114</b> |