

Rent Assistance Benefit (RAB)

Intent

Local Housing Management Bodies (HMBs) pay a rent supplement directly to an eligible tenant to assist with rental costs. The local HMB which services the Regional Municipality of Wood Buffalo is Wood Buffalo Housing (WBH). Formerly known as the Direct to Tenant Rent Supplement, the RAB is intended to serve households in core housing need with lower incomes and ongoing need compared to Temporary Rental Assistance Benefit (TRAB) households.

Availability

- Available through HMBs across Alberta that administer rent supplement programs on behalf of Alberta Social Housing Corporation (ASHC). The amount of RAB available to each HMB will be based on funding available and allocated annually in HMB budgets.

Eligibility

Households must meet eligibility requirements under the Social Housing Accommodation Regulation, s. 9(2) which specifies an eligible household:

- is in core housing need based on the following income thresholds:

Municipality	Bachelor	1 Bedroom	2 Bedroom	3 Bedroom	3+ Bedroom Townhouse
Fort McMurray	\$40,000	\$51,500	\$62,500	\$72,500	\$84,500
Anzac	\$40,000	\$51,500	\$62,500	\$72,500	\$84,500
Conklin	N/A	\$62,000	\$72,000	\$82,000	\$88,000
Fort McKay	N/A	\$62,000	\$72,000	\$82,000	\$88,000
Janvier	N/A	\$62,000	\$72,000	\$82,000	\$88,000
Fort Chipewyan	N/A	\$62,000	\$72,000	\$82,000	\$88,000

- has a total asset value of \$25,000 or less;
- is comprised of Canadian citizens, individuals lawfully admitted into Canada for permanent residence, refugees sponsored by the Government of Canada or individuals who have applied for refugee or immigration status and for whom private sponsorship has broken down, and meets the residency requirements if any, prescribed by the management body.

A household must not be in receipt of TRAB or living in social housing accommodation managed by an HMB.

Prioritization

After determining a household's eligibility, an HMB determines the household's priority of need in accordance with Schedule A, Part 1 of the *Social Housing Accommodation Regulation*. Per the regulation, if any two or more households have the same point scores, priority must be given to the household that applied first.

Duration

HMBs must assess a household's eligibility annually. If eligible, the RAB agreement may be renewed. If the household remains eligible, there is no limitation to the number of times the RAB agreement may be renewed, subject to funding availability and direction from the Minister.

Rates

The rent supplement is based on the difference between 30 per cent of a household's income and an agreed upon market rent, to a maximum benefit (cap) set by the HMBs.

- The basic rent charged to a household includes the monthly rent for the accommodation (unit).
- The benefit holder (tenant) is responsible to pay all utilities (heat, water, electricity, etc.) for their units.
- The maximum allowable benefits for our region is under review and will be available soon.