

Housing



Housing Assistance

There are a variety of spaces that can be rented. Supports are available to help you navigate how to secure a rental unit such as an apartment, room, house or basement. The process can look different for each space. It can be complicated and overwhelming to find a place to rent but, there are supports that can help you navigate your search such as outreach workers (more information is listed below).

If you prefer to look on your own, review the, [“Where to find online apartment listings” document](https://durham.ca/en/living-here/resources/Documents/Housing-Shelters-and-Homelessness/Renters-Toolkit/Where-to-Find-Online-Apartment-Listings.pdf) (durham.ca/en/living-here/resources/Documents/Housing-Shelters-and-Homelessness/Renters-Toolkit/Where-to-Find-Online-Apartment-Listings.pdf). However, Outreach workers understand the process and can help you look for a place to rent. They have relationships with landlords that will be respectful of your rights, as well as how to navigate requirements that many landlords ask for that newcomers may not have yet, such as a credit score. Real estate agents are also available to help, at a free cost.

Social Housing

Durham Region has social housing, which is housing that is subsidized for individuals and families that are low income. If you are a citizen, permanent resident, refugee or refugee claimant, you can apply to be added to the Region’s wait-list through the [Durham Access to Social Housing \(DASH\)](https://durham.ca/en/living-here/durham-access-to-social-housing-dash.aspx) (durham.ca/en/living-here/durham-access-to-social-housing-dash.aspx). Wait-list times can vary, but it is usually long depending on location and bedroom size.

*Individuals with a student work visa or work permit are not eligible for this program.

Housing Search

Tenant Rights

As a tenant you have rights such as:

- The right to live in a property that’s safe and in a good state of repair.
- The right to have your deposit returned at the end of the tenancy (provided that you meet the terms of your tenancy agreement).
- Protection against housing discrimination and rent gouging.
- Legal recourse if the landlord lets the property become uninhabitable, and more.

The Landlord Tribunal Board provides information about its practices and procedures and the rights and responsibilities of landlords and tenants under the *Residential Tenancies Act*. For more information on your rights, visit the [Landlord and Tenant Board](https://TribunalOntario.ca/ltb/) (TribunalOntario.ca/ltb/)

Outreach workers can also inform you of your rights as a tenant, which is very important before you sign a lease. CDCD and Durham Region’s outreach team offer Rent Smart Workshops to provide important information on how to protect yourself while you are a tenant.

The organisations listed below have outreach workers that can help you complete rental applications and housing stability fund forms. They can also provide support with eviction prevention and mediation with landlords.

Know Your Rights!

Not every landlord will give you the correct information. They may also add clauses to your lease that are not legal. Examples of clauses that are not enforceable include no pets, no smokers, several months of rent in advance and more. It is also important that the unit that you are considering to rent is up to code. For instance, a basement with a bedroom should have a window to be a legal unit. Learn more about your rights by reviewing [Renting in Ontario: Your Rights](http://ontario.ca/page/renting-ontario-your-rights) (ontario.ca/page/renting-ontario-your-rights).

Resources available to support your search

CDCD

458 Fairfall Street, Unit #4
Ajax, Ontario L1S 1R6
Telephone: 905-686-2661
Fax: 905-686-0984
Hours: Monday to Friday from 8:30 a.m. to 4:30 p.m.
Website: [Community Development Council Durham](http://CommunityDevelopmentCouncilDurham.org) (cdcd.org)

Community legal clinic – Midtown Centre

200 John Street West,
Unit B1
Oshawa, Ontario L1J 2B4
Tel: 905-728-7321 Fax: 905-728-6362 Toll Free: 1-888-297-2202
Hours: Monday -Thursday from 8:30a.m.- 4:30p.m. closed Fridays
Website: [Home - Durham Community Legal Clinic and Access to Justice Hub](http://Home-DurhamCommunityLegalClinicandAccessJusticeHub.durhamcommunitylegalclinic.ca) (durhamcommunitylegalclinic.ca)

Durham Region

Durham Region has a team of outreach workers that you can contact by email for support.
605 Rossland Road East
Whitby, Ontario Canada L1N 6A3
Tel: 905-668-7711
Email: HomelessHelp@durham.ca
Website: Housing Supports – Region of Durham.

John Howard Society

Oshawa

75 Richmond St.
Oshawa, Ontario
L1G 1E3
Tel: 905-260-7961
Hours: Monday to Friday from 8 a.m. to 4 p.m.

Bowmanville

132 Church St
Bowmanville, Ontario L1C 1T5
Tel: 289-276-0250
Hours: Monday to Friday from 8 a.m. to 4 p.m.
Website: [John Howard Society of Durham Region](http://JohnHowardSocietyofDurhamRegion.johnhoward.on.ca/durham/) (johnhoward.on.ca/durham/)

Whitby

114 Dundas St. East

Unit 200

Whitby, Ontario L1N 2H7

Tel: 905-666-8847

Hours: Monday to Friday from 8a.m. – 4p.m.

Website: [John Howard Society of Durham Region](http://johnhoward.on.ca/durham/) (johnhoward.on.ca/durham/)

North House

B-2 Elgin Park Drive

Uxbridge, Ontario L9P 0B1

P.O. Box 964

Port Perry Ontario L9L 1A8

Telephone: 905-852-5919

Email: hhsp@cldn.ca

Hours: Monday to Friday and the occasional Saturday. Appointments are required as

Tel: 289-640-1929 or 705-432-8654

Email: info@northhouse.ca

Hours: Monday to Friday from 9 a.m. to 5 p.m.

Website: [Accessing Affordable Housing – North House](http://northhouse.ca/accessing-affordable-housing/) (northhouse.ca/accessing-affordable-housing/)

Housing & Homelessness Support Program— Community Living Durham North

they are mobile for most of their working hours.

Website: Community Living Durham North – Housing and Homelessness Support Program (cldn.ca)