

Crime Free Multi-Housing Program

Are you:

1. An apartment owner or manager?
2. Concerned about criminal activity, nuisance or destructive behaviour by some of your tenants?
3. Losing money due to property damage or neglect by problem tenants?
4. Having trouble knowing what to do with problem tenants and/or their guests?
5. Wanting to spend less time on crisis control?
6. Wanting a more stable and satisfied long term resident base?
7. Wanting a community environment that provides safety and peace of mind for you and your residents?

If you answered **yes** to some or all of the above questions, the **Crime Free Multi-Housing Program** is for you!

For more information about the
Crime Free Multi-Housing Program
or to register for the next training workshop,
please contact:

email: millern@halifax.ca



Crime Free Multi-housing Program



HALIFAX

What is the Crime Free Multi-Housing Program?

The Crime Free Multi-Housing Program (CFMH) is direct and solution-oriented. It is a crime prevention initiative designed specifically to help apartment owners, managers, residents, police and other agencies work together to keep illegal and nuisance activity off rental property. Its unique three phases ensure that crime prevention is successfully attained. It is resident friendly yet effective in reducing crime in multi-unit apartment communities.

Program goals

- Create safer apartment communities.
- Facilitate a cooperative effort between apartment owners, managers, residents and police to minimize crime.
- Help apartment owners and managers more effectively screen prospective residents.
- Show residents crime prevention techniques to maintain a safe and secure home.
- Facilitate a better understanding and use of residential tenancy law by apartment owners and managers.
- Reduce the number of criminal and nuisance related incidents at apartment communities.



Benefits of the CFMH Program

For owners and managers:

- Increased demand for suites by desirable residents.
- A stable and satisfied resident base.
- Lower maintenance and repair costs.
- Improved property values.
- Appreciative neighbours.
- Improved safety for owners, managers and residents.
- More time for routine management as opposed to crisis management.

For residents:

- A safer and more pleasant place to live.
- An increased sense of personal ownership.
- Responsive and conscientious owners and managers.
- A community environment where neighbours work together.
- The stability of longer term residency.



For police:

- Improved cooperation and relationships between police and apartment communities.
- Reduced criminal and nuisance related calls to apartment communities.

3 steps to success

Phase 1: Management Training

Beginning with an eight-hour workshop, managers receive instruction on how to effectively manage their properties and use present legislation to help stop the spread of illegal and nuisance activity on rental property.

Phase 2: Property Security Assessment

The apartment building and property receive a security assessment by police and beneficial improvements are recommended. Apartments must meet the minimum security requirements of CFMH to become fully certified.

Phase 3: Resident Training

At a Safety Social, residents receive annual training on crime prevention techniques and learn how to work together with owners, managers, police and fellow residents in order to achieve safer rental communities. Successful completion of these three steps results in an apartment community being fully certified in the Crime Free Multi-Housing Program. The property will then obtain permission to display the CFMH sign and to use the CFMH logo in its rental advertising. Regular reviews and annual re-certification ensure that the certified apartment community continues to meet the requirements of the Program.