



**Municipal Affairs and Housing
Office of the Minister**

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October 10, 2024

Celine Porcheron
Via email: Celine@**

Dear Celine Porcheron:

As Minister of Municipal Affairs and Housing, the Premier has asked that I respond on his behalf to your letter dated August 20, 2024, regarding the Ocean Breeze Village redevelopment and its impact on the residents in the community. I sincerely apologize for the delay in responding to you.

I want to assure you that we take your concerns seriously and appreciate that you have reached out in your capacity as President of the Ocean Breeze Residents Association to share your community's concerns and experiences.

Ocean Breeze Village is a privately owned property, which the owners have the option to redevelop "as of right" under municipal land use by-laws. Department staff have met with the developers and informed them of program supports that are available should they decide to make some units affordable. Ultimately the Province cannot insist the owners elect to use these programs, but of course would welcome and encourage further discussion to do so.

Housing is one of the Province's top priorities, and we recognize that every Nova Scotian needs a safe and affordable place to call home. Our [Action for Housing](#) plan seeks to address issues with housing supply, affordability, and create capacity in the not-for-profit and community housing sectors, while leveraging assets to create more housing opportunities.

The Department works collaboratively with developers, non-profits and other government departments and has several ongoing programs to increase the supply of new affordable housing units. These programs include the [Land for Housing Program](#), the [Affordable Housing Development Program](#), the [Community Housing Acquisition Program](#) and a [HST Rebate](#) that helps lower the cost of new housing.

I would like to note several of our programs in particular, which may be of interest to the residents of Ocean Breeze Village:

- The Canada-Nova Scotia Targeted Housing benefit or Rent Supplement Program supports households across the province who struggle to pay their rent through the provision of rent supplements. For more information about the program please visit [Canada-Nova Scotia Targeted Housing Benefit \(Rent Supplement Program\)](#) or you can call 1-833-424-7711.

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- The Nova Scotia Provincial Housing Agency is building 222 new public housing units and deploying an additional 51 new modular housing units to provide safe and affordable homes for up to 700 more people across the province. This is the first new public housing for Nova Scotia in decades. If you would like to learn more about public housing, please visit: <https://nspha.ca/>.
- We are piloting new programs such as the companion housing pilot in partnership with [Happipad](#), a not-for-profit organization that uses technology to match compatible renters and homeowners with available rooms to rent. Through this pilot we hope to create new affordable housing matches over the next two years without waiting for construction or renovation.
- Additionally, we are working to support healthcare workers to find housing through [MedsHousing](#), an online platform that connects landlords to healthcare professionals. This website was launched in Nova Scotia in February 2024. To date 103 vacant units have been added to the site.

Despite the work underway, there is much more to do to ensure all Nova Scotians can afford a safe place to call home. Thank you for reaching out on this important issue.

Sincerely,



Honourable John A. Lohr
Minister of Municipal Affairs and Housing

c: Honourable Tim Houston, Premier (PNS-45464-M4L5M6)

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