



New Housing Opportunities in the Municipality of the County of Kings

Nov. 28, 2023

There are new opportunities for homeowners and developers to add to the housing supply in the Municipality. The following are two examples:

More than one dwelling allowed on single lots:

The Municipality is allowing the addition of attached or standalone secondary housing units on residential properties within 12 designated Growth Centres: Aylesford, Cambridge, Canning, Centreville, Coldbrook, Greenwood, Hants Border, Kingston, New Minas, North Kentville, Port Williams and Waterville. There are two components:

- In addition to the main housing unit, a new unit (standalone garden or in-law suite) can be constructed on the same lot; and
- Changes have also been made in the zone that has traditionally allowed a maximum of two units per lot (the R2 Zone). The number of buildings permitted will depend on the size and shape of your lot. If you'd like to discuss opportunities for your lot, please contact Planning and Development staff.

The Province of Nova Scotia has released a new Secondary and Backyard Suite Incentive Program, which provides up to \$25,000 in loans to homeowners who create an affordable secondary suite on their property. For more information, visit the [Secondary and Backyard Suite Incentive Program website](#).

Increasing the number of apartment units:

The Municipality is actively working to increase the number of units permitted within buildings located on single lots in multi-unit zones (R3 and R4). These changes would be allowed within the same 12 Growth Centres listed above and may be of interest to people or developers considering the construction of apartment buildings. If you are interested in this type of construction, it is best to call Planning and Development staff to discuss the differences between certain zones.

For more information, to discuss specifics around your lot, or to apply for your permits, please call Planning and Development staff at 902-690-6152.