



104-550 Goldstream Avenue  
Victoria, BC V9B 2W7

Phone: 250.590.0204  
Fax: 250.590.0248

Dear Tenants,

We are writing to inform you about an important change that will likely affect your housing in the coming years.

As many of you may already be aware, and as outlined in your signed tenancy agreement, the subsidy you receive that helps support your housing is scheduled to end in March 2028 due to the expiration of the operating agreement.

These agreements were established for a defined period and provide funding and terms that help support the operation, sustainability, and long-term affordability of housing. These important agreements were created to support Urban Indigenous seniors and families across British Columbia by helping provide affordable homes and stable communities where individuals and families can live, grow, and thrive.

Once the operating agreement and the associated subsidy ends, the funding that helps offset the costs of operating and maintaining your building will no longer be available. As a result, rents will be increased to cover the costs of maintaining buildings, completing necessary repairs, insurance, property taxes, and ensuring safe, quality homes for residents.

We understand this news may be concerning. While we remain committed to exploring every available option to preserve affordability and minimize impacts on tenants, there will be future changes to rental rates if the government chooses not to renew these agreements.

Once your subsidy ends, rents will be increased to the lower-end market rate. To help give you an idea of what this may look like, we have included a table below outlining the estimated rent for your unit based on your bedroom size after the subsidy ends.

|       |         |
|-------|---------|
| 1 Bed | \$1,500 |
| 2 Bed | \$2,000 |
| 3 Bed | \$2,500 |
| 4 Bed | \$3,000 |
| 5 Bed | \$3,300 |
| 6 Bed | \$3,500 |



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We want tenants to know that we will continue to engage with our funding and government partners to better understand future opportunities and to communicate the importance of maintaining affordable housing for Urban Indigenous people in B.C. We will actively participate in discussions, share the potential impacts that changes may have on tenants and communities, and explore available programs or options that may help support housing affordability wherever possible.

### **What Can You Do?**

One of the most effective ways residents can help protect affordable housing is by advocating for continued government investment in housing programs. Your voice matters, and decision-makers are more likely to act when they hear directly from the people affected.

### **You may wish to:**

- Contact your local Member of Parliament (MP) and Member of the Legislative Assembly (MLA) to share your concerns and support for affordable housing funding their information is attached.
- Write letters or emails describing how affordable housing has impacted your life and why ongoing support is important send these letters or emails to [info@makola.bc.ca](mailto:info@makola.bc.ca) and we will ensure they get shared
- Encourage family members, friends, and community supporters to speak up about the need for affordable housing in our communities.

Affordable housing provides stability, dignity, and opportunity for thousands of individuals and families. Together, we can help ensure that governments understand the importance of continuing to invest in housing that remains affordable for current and future generations.

We will continue to keep residents informed as more information becomes available and will communicate any future changes well in advance. If you have questions or concerns, please do not hesitate to contact our office. Please also note that we will be forwarding this letter to the individuals and organizations listed on your attached contact sheet.

Thank you for being a valued member of our community.

Sincerely,

Alita Tocher  
M'akola Housing Society  
Senior Director of Housing Operations