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EMAIL NEWSLETTER

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Dear Colleagues

Summary of Cabinet papers on Social Housing Reform Programme

The Government released three Cabinet papers and associated minutes on Thursday 5 February. These papers were considered by Cabinet on 8 December and provide significant detail regarding the plans announced in the Prime Minister's State of the Nation speech. The full documents can be found at www.msd.govt.nz - [here](#). These are must reads for those interested in where the Reforms are heading. CHA has compiled a [two page summary available on our website](#) but it is no substitute for the actual documents.

Treasury is holding a series of six public meetings in February and March to provide an overview of the reforms and to hold a constructive dialogue with the public and communities. Find out more on the [Treasury website - here](#).

Friday 13 Feb 2015 10am to 12 noon - West and Central Auckland - Rendezvous Hotel Auckland, 71 Mayoral Dr, Auckland

Friday 13 Feb 2015 2pm to 4pm - Auckland South - Novotel, Auckland Airport, Ray Emery Drive, Mangere

Friday 20 Feb 2015 10am to 12 noon - Rotorua - Millennium Hotel, Cnr Eruera & Hinemaru St, Rotorua

Wed 4 March 2015 2pm to 4pm - Christchurch - Addington Events Centre, 75 Jack Hinton Drive, Addington

Thur 5 March 2015 11am to 1pm - Dunedin - Fullwood Room, Dunedin Centre, 1 Harrop St, Dunedin

Thur 12 March 2015 10.30am to 12.30pm - Wellington - Pipitea

- **Save the date - training and networking opportunities:**
- **Core Values Awards Information and Networking Evening**
- **Official opening of Nelson Tasman Housing Trust's latest affordable housing scheme in Nelson South**
- **PrefabNZ + CHA Workshop – Wednesday 25 February (2-4pm), Auckland**
- **NZ Coalition to End Homelessness Conference – 26 February, Wellington**
- **Pensioner Housing Portfolio For Sale Whakatane EOI – Due 27 February**
- **AHI Awards applications – Due 28 February**
- **Wellington City Council (WCC) – Social Housing Policy review – Submissions due 27 March**
- **AHI Leadership Masterclass – May 2015 – Sydney**
- **Women in Not for Profit Leadership Summit 2015**
- **Delivering medium density that works well - Beacon 2015 study tour**

Marae, 55 Thorndon Quay, Wellington

As Treasury have stated:

“Following these meetings, the Government will announce at the end of March the areas it is considering for initial housing transactions. The Government will then undertake regional consultation from mid-April to the end of May, with more detailed discussions about the potential transactions in each of these areas. The regional consultation beginning in April will involve community housing providers and other interested groups, along with relevant iwi and hapū who may have rights and interests. This consultation will help inform whether the Government proceeds with transactions in the proposed areas and the nature of any transactions. Ministers expect to announce areas for the first transactions by the end of June, to be followed by commercial processes.”

We encourage you to read the papers and attend a public meeting.

Please provide us with your feedback by 22 February, email Chris at projects@communityhousing.org.nz. We aim to compile a set of key points of common sector views to feedback to government for the March public meeting, and we need to hear from you on what those should be.

To date we think such feedback would include:

- Great to hear and read recognition of the CHO sector capability – and we look forward to working with government to get the details right that can best activate the sector capacity;
- Biggest worry is the language around competitive tendering; we don't believe it alone will deliver best community outcomes nor best return for the taxpayer. We hope the work ahead will yield a procurement process that fosters collaboration and delivery of long term community outcomes – benchmarked along with viable, sustainable cost structures;
- What about tenant and resident engagement and choice – how will this factor into the process?
- Long term commitments for funding of support services and IRRS, to match the expectations that CHO's use the property in perpetuity;
- Flexibility for redevelopment / reuse / recycling of the asset to meet family and community needs;

We look forward to hearing your views on these – and other points- we would want to form a unified voice on.

Forgiving Housing Innovation Fund Suspensory Loans and Grants

IN OTHER NEWS

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Enter your description

Are you a Community Housing Organisation that previously received funding from the Housing Innovation Fund to successfully build and operate social and affordable housing? Did you know that Housing New Zealand Corporation is able, on a case by case basis, to:

- forgive suspensory loans and conditional grants by amending terms and conditions of the suspensory loans and conditional grants issued under the Housing Innovation Fund; and
- reduce the security (priority) amount relating to suspensory loans and conditional grants issued through the Housing Innovation Fund?

To confirm your eligibility and for full details, visit <http://www.hnzc.co.nz/> - [here](#). If you are a not-for-profit social housing provider with growth plans and in need of additional capital to realise your new schemes, this could assist you. Term loans are not eligible for forgiveness.

Please note that if you are successful in your application, this may mean your organisation incurs GST liability for housing development sooner than you had initially anticipated. The only exclusion to this is if the Governor General declares the loan to be excluded. It appears this is normally published by an Order in Council.

CHA wants to hear from you to understand what work we might be able to do find a sector-wide approach on the forgiveness process and on exemption from the GST liability.

If you have already or are interested in pursuing this opportunity, please contact Chris Glaudel at projects@communityhousing.org.nz as CHA wishes to support members on this activity.

AHURI Research Paper on Stock Transfers in Australia

The Australasian Housing and Urban Research Institute has recently released a final report on 'Public housing stock transfers in Australia: past, present and prospective' - See more at <http://www.ahuri.edu.au/> - [here](#). A key point identified is that public housing transfer proposals in Australia have tended to involve only a very limited amount of prior tenant or community consultation, due to short time frames for program implementation and competitive processes for selection of landlords. This is a timely caution for practitioners in New Zealand.

Auckland Council doing all it can on housing

Auckland Council's Deputy Mayor today called on the Government to do more to address the critical housing issues of emergency housing, rental accommodation tenure and quality issues.

The Deputy Mayor of Auckland, Penny Hulse, spoke today in response to the [Salvation Army's 2015 State of the Nation report](#), which found that a lack of safe, affordable housing in Auckland and Christchurch is badly impacting the health and well-being of children

and their parents.

Read the full Auckland Council media release [here](#).

More Special Housing Areas brings total to 100

Twelve more Special Housing Areas (SHAs) have been approved in Auckland, Tauranga City and the Western Bay of Plenty District, bringing the total to 100 since the Housing Accords legislation was passed 16 months ago.

Read more [here](#).

Accreditation Workshop a Success!

The Understanding Housing Accreditation: Course for Community Housing Organisations and Peer Evaluators was held in Wellington on 2-3 February.

View a summary of the two days [here](#).

Special thanks to Accessible Properties for hosting us in their new offices.

Members in the news:

Habitat welcomes Government housing reforms

Affordable housing provider Habitat for Humanity is welcoming the Government's announcements on social housing direction saying it is a step in the right direction.

Habitat for Humanity Acting CEO Nic Greene says the Prime Minister's announcement this week with more detail around the Government's plan shows it remains committed to the housing discussion and engaging with community housing providers to find solutions to housing issues across New Zealand.

Read more [here](#).

Lack of suitable housing for people with disabilities

The need for rental properties in Marlborough that are suitable for people with disabilities is at a critical level, says the chairwoman of a

housing trust.

Marlborough Sustainable Housing Trust chairwoman Bev James said the trust was approached on a regular basis by members of the public desperate for a place to live. "There is almost no rental accommodation that is suitable for mobility impaired people. The need is critical."

Read more [here](#).

On the House - Prefab story in KiaOra magazine

Prefabricated buildings have the potential to solve all manner of construction problems, say the people behind PrefabNZ.

Read the full story [here](#).

Congrats to CORT on the opening of their Mt Wellington development

The Prime Minister Rt Hon John Key and Minister of Social Housing Hon Paula Bennett opened CORT's newest community housing development in Auckland on 29 January 2015.

Read more [here](#).

Read the NZ Government press release: [New social housing development welcomed - here](#).

Save the date - training and networking opportunities:

Core Values Awards Information and Networking Evening

Wellington, Thursday 12 February 2015, 5:30pm - 7:00pm Community Room, Mezzanine Floor, Central Library, Wellington Entry is free; please bring some nibbles to share. Drinks provided

Each year IAP2 offers awards to those who are truly leading the practice in community and stakeholder engagement. The 2015 Australasia Awards will be launched in late February, and we invite you to join us on Thursday 12 February for a Core Values Information and Network night hosted by the City of Wellington.

Find out more [here](#).

Official opening of Nelson Tasman Housing Trust's latest affordable housing scheme in Nelson South

The scheme will be opened by the Hon. Dr Nick Smith, Minister of Building and Housing and Minister for the Environment, at 225 Kawai Street South, Nelson on Friday, 20th February 2015.

Find out more [here](#).

PrefabNZ + CHA Workshop – Wednesday 25 February (2-4pm), Auckland

Members of PrefabNZ and Community Housing Aotearoa are invited to a free two-hour afternoon workshop in Auckland on Wednesday 25 February from 2-4pm– afternoon tea will be provided. The workshop will be at the office of Idea Services (IHC/Accessible Properties) located at Level 1, 3 Margot Street, Newmarket. Full details can be found [here](#).

NZ Coalition to End Homelessness Conference – 26 February, Wellington

Conference Goals and Themes:

- To show case best practice responses to homelessness in Aotearoa
- To explore solutions to sustainably ending homelessness and achieving real social change
- To workshop the draft Homelessness Solutions Framework

Find out more [here](#).

Pensioner Housing Portfolio For Sale Whakatane EOI – Due 27 February

If you are a Registered Community Housing Provider or working towards registration with the Community Housing Regulatory Authority then this may be a great opportunity for you.

Find out more [here](#).

AHI Awards applications – Due 28 February

Who could you nominate for the 2015 AHI Awards? In the 2013 AHI Awards, Wellington City Council and HNZC demonstrated that New Zealand housing organisations are at the forefront of excellence in professional practice.

Find out more about the awards and get the nomination form [here](#).

Wellington City Council (WCC) – Social Housing Policy review – Submissions due 27 March

Wellington City Council is reviewing its social housing service policy, which ensures Wellingtonians have longterm access to good quality social housing if they need it.

Find out how to give your feedback [here](#).

AHI Leadership Masterclass – May 2015 – Sydney

AHI have graciously extended the early bird registration to CHA members through to the end of February. If you are interested, but find the cost a challenge, please let CHA know as we are investigating a leadership development option for NZ and are keen to know of your requirements.

Find out more about the conference [here](#).

Women in Not for Profit Leadership Summit 2015

Liquid Leadership is presenting the Women in Not for Profit Leadership Summit 2015, to be held in Auckland over the 9th and 10th of June. The Summit is an inspirational leadership development opportunity crafted for existing and emerging leaders across the NGO/Not for Profit Sector. Early Bird discounts are available through 27 February.

For more information [here](#).

Delivering medium density that works well - Beacon 2015 study tour

Come and experience successful and more sustainable medium density housing and neighbourhoods in both suburban and inner city settings in Vancouver, Seattle and Portland.

Talk with local housing leaders from a range of organisations as well as local residents and community members. Visit inspiring exemplars from eco-districts through to pocket neighbourhoods, innovative social housing and joint ventures.

The tour is planned for 20-31 July 2015.

The indicative tour cost is \$9500 +GST, excluding airfares.

Find out more information about the tour on the Beacon website [here](#).

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