



EMAIL NEWSLETTER

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Newsletter 27 August, 2015

Three days to go before early registration closes for CHA IMPACT Conference 2015. Make savings by [registering now!](#)

Flexible purchasing for community housing providers

The Ministry of Social Development has provided answers to the questions in CHA's 22 May letter on flexible purchasing and the income-related rent subsidy. Read the responses to CHA's questions [here](#).

Social Housing Reform (Transaction Mandate) Bill

Last week the House of Representatives referred the Social Housing Reform (Transaction Mandate) Bill to the Social Services Select Committee for consideration and were asked to report back to the House by 18 February 2015.

The Social Housing Reform (Transaction Mandate) Bill will facilitate the transfer of properties and land from Housing New Zealand Corporation, and its subsidiaries, to other parties, by providing designated Ministers with the authority to enter into contracts on behalf of Housing New Zealand Corporation and its subsidiaries.

- **The role of community housing in responding to homelessness**
- **Events**

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Our Place: All New Zealanders well-housed



The committee has begun the process to call for submissions and advises that submissions will close at 5pm on Thursday, 1 October 2015. Full details can be found [here](#).

CHA is interested in your feedback on this Bill. Please let us know your ideas and provide us with a copy of your submission [here](#) and please contact Scott or Chris for questions or information on this.

Forum on Charities Services review

On 24 August CHA, along with Deloitte, hosted a forum for members trying to understand the review letters received from Charities Services. The purpose was to provide information about the review process and what is, or is not, currently known about the proposed Community Housing Entity (CHE) form of tax exemption. Twelve community housing organisations were represented along with Deloitte staff and Susan Barker Charities Law. CHA would like to thank Steve Thompson and Aran Bailey from Deloitte for sharing their expertise and hosting the video conference in their Dunedin, Christchurch, Wellington, Queenstown and Auckland offices.

Can you tell us about how your housing creates better outcomes for tenants?

Are you a community housing provider funded under the IRRS scheme or does your stock include renovated ex state houses? We'd love to hear from you and your tenants about what difference this housing has made for the lives of your tenants and the level of service you can provide as a New Zealand community housing provider with this funding. [Please email here and we can ring and talk to you.](#)

“It’s about having a home”- Keys social housing makes a difference in people’s lives



Keys Social Housing (formerly Keys Living Choices) has been working in New Zealand communities since 2001. They exist to enrich the lives of people who have a mental illness and/or alcohol and other drug issues through the provision of safe, healthy, affordable homes and practical support. [Read more about this CHA member.](#)

Welcome to new CHA members

We have had a few new members sign up over the last month.

Welcome to:

Paget Capital

Compass Housing New Zealand

Cobham St Trust

Latimer Community Housing

CHA IMPACT Conference 2015 - three days before early registration savings end!



AHI Awards dinner

A special feature of this year's CHA IMPACT conference is the presentation of the Australasian Housing Institute's (AHI) housing awards. This is an opportunity to acknowledge professional excellence in the community housing sector and we encourage you to be there to support your peers. Recognising excellence in professional practice, from the grass roots to the most senior levels, these awards promote to our colleagues and the community at large, the difference that social housing professionals make to people's lives.

The dinner will be held at Mac's Brewery functions, Taranaki St on the Waterfront next to the conference venue. You can register for the dinner when you register for the conference. [Register here](#).

The Conference programme is out - [read it here](#).

In the news

Click on the title to read more:

24 August - [New HNZ chairperson announced](#)

Adrienne Young-Cooper has been announced as the new chairperson of the Board of the Housing New Zealand Corporation.

24 August - [Social Housing Transaction mandate bill](#)

Government are calling for submissions on the above bill.

24 August - [Affect of mould in housing stock](#)

An Auckland mother says the mould in her state house is killing her children, one of whom now has holes in his lungs, and has suffered strokes.

24 August- [Iwi considering more houses in Tauranga](#)

Ngāti Ranginui is considering whether it can purchase a larger cut of the state housing stock earmarked for sale in Tauranga.

24 August- [More national leadership needed](#)

Based on overseas experience, NZCID has made four recommendations for best practice infrastructure planning.

24 August - [More houses possible under proposed Auckland Unitary Plan](#)

A new model shows an increase in the number of houses possible under the proposed Auckland Unitary Plan.

24 August- [Serco interested in HNZ houses](#)

Phil Twyford comments on Serco's interest in the state house sell off.

20 August- [People desensitised to poverty](#)

People have become desensitised to the number of Māori and Pasifika families living in poor housing, garages and even cars, a former South Auckland social worker says.

20 August- [Rise in number of homeless pregnant women](#)

Social workers and volunteers in Auckland say more and more

homeless pregnant women are asking for help - some with nowhere to live just weeks before they are due to give birth.

Community Scoop

All CHA members have access to Scoop Media resources as a member benefit. This means that you can sign up to ComVoices as an affiliate member and receive the Community Scoop daily newsletter for free and other packages for a subsidised rate. These packages include the potential for professional news packs, profiling your organisation and press releases on Scoop; or professional customised news and newsletter services. [Go here for more information](#)

Research

The impact of demand-side housing subsidies on the housing market

Literature review on the impact of demand-side housing subsidies on the housing market; Brackertz, N; de Silva, A and Fotheringham M; AHURI; Feb 2015 for The Ministry of Social Development, New Zealand.

This report was produced by AHURI for the Ministry of Social Development. It seeks to identify the extent that housing allowances are 'captured' by landlords through rising rents versus improving the material living standards of subsidy recipients. It looks at the evidence from four countries (New Zealand, France, Finland and the UK).

The researchers state (p40; 2015) that the two New Zealand specific studies present contradictory findings. Stroombergen (2004) finds no effect of the Accommodation Supplement (AS) on private rental prices, while Grimes and Hyland (2013) detect that there is an effect, estimated to be around 35 per cent. The researchers provide a caution on the use of the findings from the New Zealand specific studies due to the data and modelling used. The researchers conclude that it is clear from the evidence that an increase or decrease in housing supplement is a factor in increased or decreased rental prices.

[Go here to download the report.](#)

The role of community housing in responding to homelessness

The Australasian Housing Institute (AHI) and the Council to Homeless Persons are combining their resources to publish a joint edition of their two publications in October 2015. This will be on the role of community housing in responding to homelessness. They are looking for contributors for this publication with copy to be submitted by 5pm Friday October 2nd. All contributions should be submitted as Word attachments and emailed [here](#) or to AHI [here](#).

Events

8 September: An invite to all community housing organisations in Canterbury

The CHA council is meeting in Christchurch on Tuesday 8 September and from 2-3pm welcome the opportunity to meet with community housing organisations. CHA are very keen to work with you to support a Christchurch network of community housing organisations and other partner organisations such as Christchurch City Council. We will happily talk to you about the work of the Auckland Community Housing Providers network by way of example of the support CHA has provided. Please [RSVP here](#). **8 September 2-3pm: Smash Palace meeting room, 172 High Street**

Non-structural systems seminars

BRANZ are holding half-day seminars to provide building designers and installers with a practical understanding of how to ensure non-structural systems in buildings are seismically resilient. The training will be provided in eight different locations over September. Go [here](#) for more information

14 October: Eco design advisor conference

The conference workshop, held annually by the Eco Design Advisor service, is designed to promote healthy homes for New Zealanders. This year's workshop includes: lung health and the home environment, performance testing of heaters and curtains, the toxicity of common building materials, designing for new

homes and alterations, and behavioural change. [Go here for more information.](#)

31 August: Is housing a human right?

An Auckland public dialogue with the following speakers: Paul Barber, Dr Claire Dale, Rau Hoskins and Professor Paul Morris. St Matthew in the City (cnr Hobson and Wellesley sts, Auckland): 7pm. Sponsored by CPAG and Auckland Interfaith Council.

7-9 October: Universal design conference, Melbourne, Australia. [More information here.](#)

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