

Housing

Theme: Housing
Date: 26 February
Venue: Majestic Cinema, Kempsey Central
Facilitator: Kerry Grace
Notes: Dr. Chad Renando

Screening: Our Spaces, available on [YouTube](#)

Attended by

Chontelle Shore (Learning the Macleay), Taylor Kelly-Scholes (Learning the Macleay), Jo Kelly (Learning the Macleay), Sue Seager (Learning the Macleay), Mark Morrison, Shanna, Troy and Marasol Irwin, Andrea Davidson (YP Space MNC), Paul Koch (Learning the Macleay), Vicki Vaughan (CWA), Nicki Clarke (Blue Sky Community Services), Narelle Moulton (MVC), Beth Fuller (Active Living), Judy Grace, Stuart Morgan (ETC Limited), Bruce Morris, Maura Luxford (TAFE NSW), Mark Walker, Sharna Brown (TAFE NSW)

Meeting notes

Existing and past initiatives	<ul style="list-style-type: none"> • Bookings.com / Stayz / Air BNB • Flatmates.com • Bellingen Housing Trust • YP Space – purchase caravan parks to use as short term housing for young people • Ian Ugarte approach (QLD) retro-fitting existing homes to create more private dwellings
Ideas for initiatives	<ul style="list-style-type: none"> • Explore industry around transition to supported living • Businesses to provide wrap around services • Move the CBD up the mountain • Consider other factors contributing to homelessness, one place to get support • Release more land • Promotion of app to support people who are looking for a room • State Govt provisions on granny flats and tiny homes • Agency to organise, coordinate, manage, give confidence, explain and advocate for young tenants • Tell good stories • Information on home renovation requirements / options • System to use vacant housing • Collective ownership of land, lease from the collective • Train older women in care to support older home owners • Downsize, increase in over-50 gated community • Crisis accommodation for domestic violence • Rent to own programs • Review multiple occupancy restrictions in planning • Young people learn how to build as fixing burnt out homes

	<ul style="list-style-type: none"> • Young people living in nursing homes as a possibility • Advocate for improved processes for increasing housing without environmental impact • Direct and dedicated short term accommodation Vs Air BNB • Older people as mentors
Additional ideas shared out of session	<ul style="list-style-type: none"> • Encourage developers to release land on current DAs • Eliminate Zombie DAs
Linkages and support	<ul style="list-style-type: none"> • YP Space • Community Housing LTD
Challenges to overcome	<ul style="list-style-type: none"> • Public transport • Flood • Impacts on pension (share accommodation) • Decline in professionals moving to the Macleay (nowhere to live) • Balance in people's rights on property with human rights • Short term funding models

The ideas have been grouped into draft groups below. These groupings will be refined as we continue community conversations with others in community. We welcome additional ideas or refinement of what was captured below.

Transport	<ul style="list-style-type: none"> • Increase or improve public transport to increase access to housing
Address related challenges to homelessness	<ul style="list-style-type: none"> • Consider other factors contributing to homelessness, providing one place to get support • Business to provide wrap around service
Mature-aged home ownership and transition to assisted living	<ul style="list-style-type: none"> • Explore the industry for supported living in the transition from home ownership and assisted living • Train people in care services skills to support older home owners as residential care • Support downsizing and increase in over-50 gated communities
Youth focus	<ul style="list-style-type: none"> • Young people engaged to rebuild burnt up houses • Young people to occupy spare spaces in nursing homes
Support for first-time residency (rental and home ownership) and transition from rent to home ownership	<ul style="list-style-type: none"> • Provide mentors to support accommodation service with long-term funding and partner with mentors with experience • Create rent to own programs • Develop programs that build track records for credibility and skills to move into rental tenancies and home ownership
Housing supply	<ul style="list-style-type: none"> • Provide incentives, funding, and planning for more places to accommodate tourism and temporary visitors (eg., caravan parks and cabins) to decrease pressure on use of existing homes • Purchase caravan parks to use as short term housing for young people • Balance people's rights with their property with human rights and needs of the community • Crisis accommodation for domestic violence • Location of new housing or relocation to avoid flood risk • Increase supply of housing to reduce cost • Release more land • Review state government provisions on granny flats, tiny homes, and ancillary policies • System to use vacant housing • Collective ownership of land and leasing home builds from the collective
Advocacy, clarity, education, and awareness	<ul style="list-style-type: none"> • Advocate for improved processes for increasing housing without negative environment impact • Review restrictions in planning for multiple occupancies and get information out about current policies • Educate and get the word out about the need and urgency • Tell good stories

Connecting housing and tenants	<ul style="list-style-type: none">• App to register those looking for a room

Actions and ideas to explore

(NOTE: Responsibilities and actions are not assigned to date, please respond to the survey via [this link](#) to assist us assign responsibilities, resources and timeframes)

Action / idea	What we heard
Advocate for increased or improved public transport to increase access to housing	It's difficult to get around the Macleay without a car, more public transport would make additional areas accessible
Provide a one-stop shop for housing support	A one-stop-shop for support, identify a range of businesses supporting people who are in need of housing, it takes a whole community
Map the industry for supported living in the transition from home ownership and assisted living	Better understand what support is available in the transition from living at home to supported living
Create a campaign to support downsizing and increase in over-50 gated communities	Support downsizing to alleviate more large homes in the community
Establish a program to engage young people to rebuild burnt out houses	When a young person is paired with a mentor they learn both work and life skills
Identify a range of alternate accommodation options for key target groups (e.g. youth)	We need a range of options e.g. YP Space caravan park, potential use of spare room in nursing home
Provide mentors to support accommodation service with long-term funding and partner with mentors with experience	Mentors support people to gain and maintain accommodation
Create rent to own programs	Develop a localised program to support home ownership
Provide incentives, funding, and planning for more places to accommodate tourism and temporary visitors (eg., caravan parks and cabins) to decrease pressure on use of existing homes	Increase access to tourism accommodation to alleviate homes currently used as Air BNB etc.
Location of new housing or relocation to avoid flood risk	Ensure new DAs are not exposed to flood risk
Advocate for legislative changes to make land and housing more accessible	Advocate for changes that are currently roadblocks to share accommodation and building additional housing
Create a program to promote the use of vacant housing	Leverage empty housing to create more supply in the marketplace
Collective ownership of land and leasing home builds from the collective	Land trust or similar
Tell good stories	Share good stories about housing solutions
App to register those looking for a room	Source and promote an app to make it easier to share housing

NOTE: While care has been taken to capture and record the Community Conversation, the notes may not be an exact reflection of what was said. If you would like to add further information and/or provide other feedback please contact the Ready Communities team.