



KEY HIGHLIGHTS - 1 January 2010 to 31 December 2012

7,600 NEW AFFORDABLE HOMES AGAINST A TARGET OF 20,000 BY 2020

Social Housing

- 3,690 new social houses for people with very low incomes and no other viable housing choices
- \$130 million additional funding for 433 social houses in the 2012-13 State Budget
- 448 additional houses to be delivered by community housing 'growth providers', with nine already completed and a further 136 under construction
- A new 'Housing Pathways Unit' established to help ineligible public housing tenants secure alternative options - with 1,554 public houses freed up and reallocated
- 266 houses constructed and 855 refurbished in remote indigenous communities, exceeding targets under the National Partnership Agreement with the Commonwealth Government and resulting in bonus funding from the Commonwealth for seven more properties
- \$204.8 million additional funding committed over four years for housing and support services for 455 people with high support needs, with 183 houses completed and a further 46 under construction
- 897 houses provided under the National Partnership Agreement on Homelessness and 'A Place To Call Home' program

Affordable Land (current as at 30 June 2012)

- 4,909 lots produced by the Housing Authority and its joint venture partners for sale to market as well as for government housing programs
- Initiated the Housing Authority's Golden Bay development to provide 1,750 lots with house and land packages starting from less than \$300,000
- Initiated LandCorp's Broome North project to provide housing for up to 13,000 people, with house and land packages starting from \$420,000

Affordable Rentals

- 724 dwellings completed under the National Rental Affordability Scheme (NRAS), construction started on another 1,100, and funding for an additional 1,000 committed in 2011-12 to bring Western Australia's commitment to 6,000 dwellings by 2016
- 30,727 people assisted through bond loans
- \$355.5m of Royalties for Regions funding approved over five years (2011-12 to 2015-16) for the 'Housing our Workers' Program, in addition to the 430 dwellings already completed for Government Regional Officers' and Non Government Organisations
- 293 service worker village homes being constructed to increase affordable living options in South Hedland, via a funding partnership between Housing, Regional Development and Lands and the private sector.



Affordable Home Ownership

- 2,891 households who could not otherwise access finance, helped to purchase a home through Keystart Home Loans
- Partnered with the private sector to contract 912 new 'entry level' affordable homes, with 406 completed and 322 under construction, creating over \$700m in economic activity for the State*
- Assisted 434 households to purchase a home through the SharedStart program. Sales have been largely to people with average annual incomes of \$66,000 for families and \$55,000 for singles, with homes averaging \$200,000 below the Perth property median price

Partnerships Across Government And Industry

- 130 new affordable residential apartments and six commercial units completed in Cockburn Central in an innovative, mixed use, medium density development
- 161 one and two bedroom apartments in the Perth CBD is being delivered by 'One on Aberdeen' and primarily funded by a private partner, with 40% of units affordable to people on low to moderate incomes.
- Completed the review of the Residential Design Codes
- Commenced a trial with the City of Fremantle in the use of ancillary dwellings as a new form of affordable rental housing
- Established 15 Development Assessment Panels (nine regional, six metropolitan) to expedite the approval of significant developments across the State
- Committed to delivering at least 1,300 new affordable homes by 2020 through a new agreement between Housing and the Metropolitan Redevelopment Authority
- Established the Office of Land and Housing Supply to provide strategic advice on the main barriers to supply of affordable housing and drive the delivery of priority affordable housing projects
- Established a Ministerial Roundtable on Affordable Housing with senior representation from government, industry and community sectors

*based on research conducted in 2012 by the Centre for International Economics for the HIA