

Members Bulletin – 13 June 2022

New Federal Parliament

The first sitting week for the new Parliament has been scheduled for late July. In the meantime, we are focusing on making connections with the key politicians, both newly elected and longstanding, both in the government and amongst the other parties.

I am meeting Julie Collins on Tuesday. She received briefings last week from DSS, Treasury and NHFIC. While she is currently included in the DSS portfolio I understand this is temporary and housing is more likely to be placed within infrastructure under expected machinery of government changes.

We're also scheduling meetings with the independents. A number have decent housing platforms or discovered during their campaigns that housing was a local concern. In promoting the sector with these new Parliamentarians, it will be useful to provide them with our newly completed community housing industry profile brochure [add link]. Beyond this, we want to encourage the independents to support a Parliamentary Friends Group on housing and homelessness to raise interest amongst backbenchers and keep the pressure on the government. Kylea Tink, MP for North Sydney, was one of the first responders to our 'welcome to new independents' letter, and we met last week. She sounds as if she will be a good ally. Senator Pocock (ACT) is the next one up.

In addition to the new Parliamentarians, we've also been meeting / scheduling meetings with Commonwealth departments / agencies. As you can imagine the atmosphere has changed and there is almost an eagerness to meet. And, a first for us, we have Australian Treasury booked to meet CHIA ACT members followed by a tour of local community housing developments.

CHIA New Website

CHIA's new website will be launched this week. Jo Forman, our business manager, has done an amazing job to set this up with limited external support. She will be sending out more information about this mid-week. The aim is to make this a showcase for the sector where we can amplify your own comms. There is also a members directory facility for you to add information about your own organisation – a profile, photos etc.

We have also created a members only area to store information such as these bulletins.

The Social and Green Benefits Calculator

You will recall that CHIA received funding to start work on a tool that calculates the expected benefits from a social and affordable housing development / project. The work was encouraged by Infrastructure Australia who are on the steering group – as a means of progressing rec 8.3 in the 2021 IA Infrastructure Plan - to [support healthy and productive futures for all Australians by establishing a consistent approach to capturing, measuring and assessing the quadruple-bottom-line benefits of social and affordable rental housing.](#)

We have now established a funding consortium that includes philanthropy, NHFIC, members and community housing peaks, [SSROC](#) and Infrastructure SA.

We've also been asked to apply for additional funding to enhance the tool, to include a means of estimating energy savings associated with constructing new social and affordable housing to different NatHERS Band levels (0.5-10) and a means of estimating the upfront/embodied carbon associated with the development (construction materials and transport) of new social and affordable housing.

Social and affordable housing: needs, costs and subsidy gaps by region

CHIA is working with peak bodies representing the community housing, homelessness and social service sectors to commission an update of the [Filling the Gap: Costing a National Affordable Housing Program](#) carried out in 2018. The needs analysis is generated through a model developed by Dr Ryan van den Nouwelant (UNSW) and Dr Laurence Troy (University of Sydney). It has achieved acceptance as a credible estimate of the shortfall and projected future need for social and affordable rental housing. It was cited in the independent review of NHFIC as a basis for estimating the capital investment required, and is quoted in NHFIC's 2022 State of the Nation's Housing.

The imminent release of the 2021 Census data provides an opportunity to update the needs estimates, and clearly the construction and land acquisition cost estimates need revision.

The proposed scope of work is divided into two phases:

1. the social and affordable housing needs estimates
2. the costs and subsidy gap estimates

Phase 1 would commence in July, following the release of Census data, expected by the end of June. It would conclude by late August, with a series of short state-specific reports. This will enable those states with imminent elections to use in their campaigning.

During phase 2 we will be involving CHOs to test the costing assumptions.