



CHANGES TO THE DUNEDIN CITY COUNCIL COMMUNITY HOUSING POLICY

We have adopted a new Community Housing Policy (the Policy) to ensure Dunedin City Council (DCC) housing units are allocated to people most in need.

All existing community housing tenants remain eligible to reside in their current community housing unit.

How has the Policy changed?

The new Policy includes changes to the eligibility criteria for a person to be placed on the DCC Community Housing Waitlist which means that only people who have limited financial means (income and/or assets) will be offered a DCC community housing unit. The Policy has also changed how people are prioritised on the waitlist.

We will continue to prioritise people who are over 55 years of age and we will also give a higher priority to people that are in urgent need of housing and/or required a physically accessible housing unit.

We consider a housing need to be urgent when a housing applicant is homeless or at risk of losing their current accommodation as well as when an applicant's safety is at risk in their current accommodation.

Why has the Policy changed?

The public told us during consultations for the Long-Term Plan 2021-2031 that they would like the DCC to consider prioritising community housing for people who need it the most. We were also asked to consider prioritising housing units for people who have physical disabilities because it is more difficult for people to find physically accessible accommodation in Dunedin.

The changes to the Policy reflect the public feedback we received as well as the changes in Dunedin's housing market.

When does the Policy come into effect?

The Community Housing Policy 2022 was adopted by Council on 31 January 2022 and came into effect from 1 July 2022.

Who is eligible for community housing?

To be considered eligible for a DCC community housing unit an applicant must be:

- Aged 18 years or over
- A New Zealand citizen OR have a permanent resident visa and have lived in NZ continuously for at least 2 years
- Able to meet the income and asset criteria AND
- Able to live independently and care for themselves OR only require minimum supervision and support from community support workers.

What is the income limit?

The Income Limit is the maximum amount of income a person can be in receipt of on an annual basis.

The Income Limit continues to be the same as the Work and Income New Zealand income limit for the non-beneficiary Accommodation Supplement (\$48,360 for a one-person household and \$69,992 for a two-person household).

What is the asset limit?

The Asset Limit is the maximum value of assets (both cash and non-cash assets) that a person may have.

The Asset Limit has been reduced and is now equal to twice the Work and Income New Zealand income limit for the non-beneficiary Accommodation Supplement (\$96,720 for a one-person household and \$139,984 for a two-person household).

The non-beneficiary income limit is set annually by Work and Income NZ and can be found on the Work and Income NZ website:

www.workandincome.govt.nz/map/deskfile/extra-help-information/accommodation-supplement-tables/income-cut-out-points-for-non-beneficiaries-curren.html



How are housing applicants prioritised?

All eligible applications are given a priority rating according to their age and urgent and/or physically accessible housing needs. Applicants are then placed on the waitlist in order of their priority rating, and date of application.

When a community housing unit becomes available it will be offered to the next eligible applicant on the waitlist within the highest priority group.

Priority Group One	Applicants who are aged over 55 years AND have an urgent housing need AND a need for physically accessible housing.
Priority Group Two	Applicants who are aged over 55 years AND have an urgent housing need OR a need for physically accessible housing.
Priority Group Three	Applicants who are aged over 55 years and have a housing need.
Priority Group Four	Applicants who are aged under 55 years AND have an urgent housing need AND a need for physically accessible housing.
Priority Group Five	Applicants who are aged under 55 years AND have an urgent housing need OR a need for physically accessible housing.
Priority Group Six	Applicants who are aged under 55 years and have a housing need.

How to contact us?



To make an appointment to apply for a community housing unit please call the DCC on 03 474 3737

For further information about the DCC Community Housing Policy please refer to the website below:
www.dunedin.govt.nz/community-facilities/community-housing

How are physically accessible housing units offered?

We will continue to ensure that all physically accessible housing units are offered to people that need an accessible housing unit. Physically accessible housing units will be offered to the applicant with the highest priority rating who has demonstrated a need for an accessible unit.

What happens if a housing applicant chooses not to accept an offer of a housing unit?

A housing applicant can choose not to accept an offer of a housing unit if there is a good reason (e.g., there are stairs to the front door and the person is unable to manage due to having a walking aid or the housing unit is not in the same area as their support services).

If an applicant turns down three offers of housing which otherwise meets their needs, the applicant will be placed at the bottom of the wait list within their current priority group as of the date of their refusal to accept the third suitable offer of housing.