

# NSW community housing conference – September 2008

The logo for the Housing Registrar is a stylized cross shape composed of four rounded rectangular segments. The top-left, bottom-left, and bottom-right segments are orange, while the top-right segment is dark red and contains the text "Housing Registrar" in white. The bottom-right segment is white.

**Housing  
Registrar**

# Our regulatory framework

- Amended 1983 Housing act
- Registration – entry point
- Regulation - ongoing
- Performance Standards
- Intervention powers

# Performance Standards

Governance of the agency

Management of the agency

Probity

Financial viability

Tenancy management

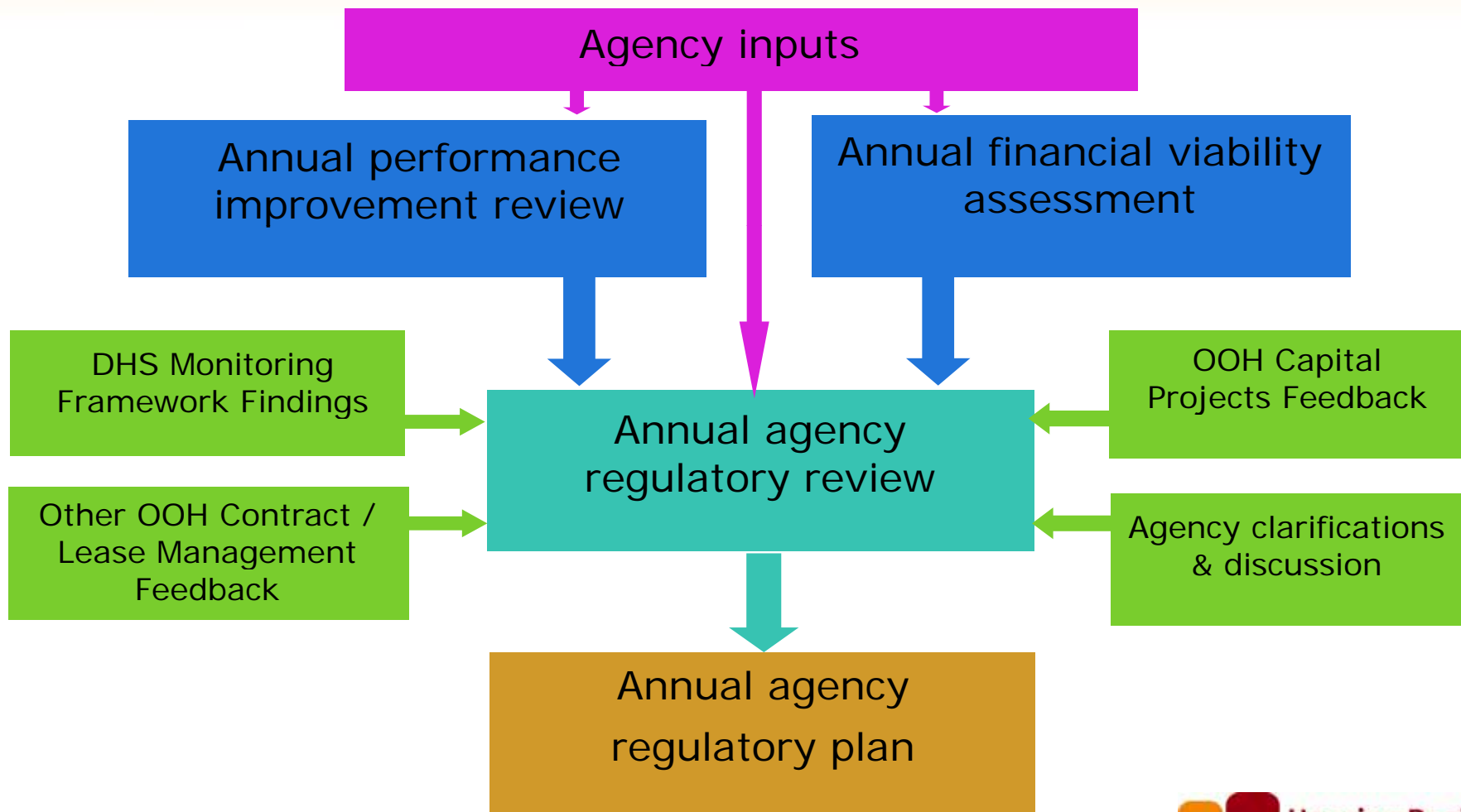
Housing management & maintenance

Risk management

# Registration category

- Housing Provider
  - Manage social housing
  - Competent agency, quality outcomes
- Housing Association
  - Manage, own, develop social housing
  - Growth vehicle
  - Complex business, sophisticated agency

# Regulation



# Constitutional change

- All change
- Spring cleaning
- Winding-up clause
- Subsidiaries/parents
- Takes time to get right

# Funded agency – social business

- Long-term business
- Investment leases ownership
- Viable, well governed and well managed
- New business processes

# Business plan

- Some did ..... all do now
- Mission/vision/strategic objective
- Realistic achievable
- Not hard ..... attitude
- Link to financials

# Financial viability

- Long-term business
- Profitability
- Cashflow
- Short-term
- Capital structure

# Resources

- HR staff
- Business plan
- Registration support worker
- Guidance guidance guidance
- Financial training
- Financial model

# Impact

- Not easy..... takes time
- New skills
- Alternatives to registration
- Dialogue → listening
- Rationalisation

## Is it Worth It..... YES

- 8 Associations 6 Providers
- Better more able agencies
- Access to \$500M growth funding
- Asset transfer ..... 550 \$175M
- Credible confident sector
- Tenants safeguards
- Letting go

## Achievements

- A viable, well governed and properly managed sector
- Protect investment in social housing
- Drive up standards and performance
- Increase access to government funding
- Attract private finance

*Confidence, quality and sector growth*



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[www.housingregistrar.vic.gov.au](http://www.housingregistrar.vic.gov.au)