

# NSW Community Housing Conference 2008



## The New Regulatory Framework

**Roxane Shaw, Registrar of Community Housing**





# Context

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- Large and diverse sector
- Committed to improving standards of service delivery
- Government recognition of community housing as major vehicle for delivery of affordable housing
- *Planning for the Future*: strategy for growth and sustainability
- Target: double stock to 30,000 over 10 years



# Need for regulation

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- To ensure that community housing providers are viable, properly governed and well managed
- To minimise risk to:
  - service quality for tenants
  - the government's investment
  - investor funds
- To have all providers part of a universal, fair and transparent system



# Legislation

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- Amendments to *Housing Act 2001* passed 24 October 2007
- To recognise, register and regulate community housing
- Makes provision for:
  - appointment of Registrar of Community Housing
  - registration of community housing providers
  - regulation of community housing providers
  - assistance to registered community housing providers
- To commence when the Housing Regulation is made



# Regulatory Framework

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- Housing Regulation under *Housing Act 2001* will provide for a Regulatory Code
- Regulatory Code will set performance standards:
  - Tenancy management
  - Governance
  - Asset management
  - Financial viability and sustainability
- Only providers who meet the performance standards will be registered
- Only registered providers will receive assistance from Housing NSW



# Registrar of Community Housing

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- Independent regulator to undertake:
  - registration
  - compliance monitoring
  - intervention in response to non-compliance
  - deregistration
- Proportionate engagement
- Outcome-focused
- Works alongside the Office of Community Housing



# Implementation

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- Regulatory Code
- Establishing the Office of the Registrar
- Developing evidence guidelines and supporting material
- Developing a program for registration and compliance activities
- Consulting with the sector and stakeholders
- Commencement



## Further information

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- Communication strategy
- [www.housing.nsw.gov.au](http://www.housing.nsw.gov.au)
- Your peak housing organisation