



FOCUS AREAS

OBJECTIVE:

LGNZ is working with central government and stakeholders to create an investment framework for the housing market that is competitive, provides affordable ownership, and meets high quality standards.

Partners and stakeholders:

BRANZ, CHA, HUD, Kainga Ora, MBIE, Treasury

Social and Community Housing Working Group:

Auckland, CHBDC, Christchurch, Hamilton, Invercargill, Manawatu DC, Matamata-Piako, Palmerston North, Rotorua, Waimakariri and Wellington.

Supply Working Group:

Auckland, Christchurch, Clutha, Gisborne, Hamilton, Hastings, Queenstown, Taupo and Wellington.

Tackling the housing hurdle.

Housing is a significant issue for all New Zealanders. We need to get housing right for the sake of our communities’ social and economic futures. Unaffordable housing is having a negative impact on local economies, discretionary household expenditure and social well-being. This means addressing matters of supply, how social and community housing needs are met and the importance of healthy homes. Underpinning the issue is the need for appropriate funding and financing tools so that councils can build the critical and community infrastructure needed for sustainable communities.

SUPPLY: Infrastructure funding

Advocacy and Actions

> Continue collaborating with Government agencies to provide a “council” perspective on the implementation of new funding and financing instruments as they develop.

> Hold a second Symposium highlighting trends, technology and advancements in policy and implementation of housing activities in New Zealand.

Outcomes

> Continued engagement with existing agencies to inform local councils of trends and activities initiated by Government and stakeholders.

> Engagement with new organisations, confirming local government interests are heard in planning and decision-making across all areas of investment.

SUPPLY: Land and housing supply and availability

Advocacy and Actions

> Targeted focus on Government and council tasks to improve on national requirements, advocacy (written and meetings) outlining what Government must understand and target to successfully aid councils in expanding supply, and to recognise regulation and market activities that limit existing supply.

Outcomes

> Communications and engagement noting issues with the NPS-UDC and possible solutions, effective advocacy to improve knowledge to improve regulatory outcomes and information for councils about market impacts, and an analysis of Airbnb impacts on housing supply locally and nationally.

SUPPLY: Competitive and regulatory framework

Advocacy and Actions

> Provide comment on the legislative reform programme in 2019, continue advocacy for alternatives to current liability arrangements, and coordinate with the Strategic Metro Building Manager’s Group to develop a single centralised database of competent producer statement authors.

Outcomes

> Engagement with government and stakeholders on regulatory issues that have potential to disrupt or streamline consenting processes.

> Decision-makers influenced to amend the Building Act 2004 to change liability arrangements (joint and several) to a fair and appropriate legal and financial responsibility.

SUPPLY: Affordable housing

Advocacy and Actions

> A webinar on the use of the “local grown” toolkits and resources with likely examples from Treasury and Auckland.

Outcomes

> Communication or a report for local councils to understand influencers of supply and demand as well as potential outcomes for expanded and improve housing provision.

SOCIAL AND COMMUNITY HOUSING

Advocacy and Actions

> Building on analysis completed in 2018, focus on future government outlay will target capital assistance in creating seed fund for council owned housing. Further, a literature review highlighting how other countries have created social housing options will be explored as well as a webinar highlighting the use and benefit of LGNZ’s social housing toolkit.

Outcomes

> Advocacy for sustainable funding for social housing and greater depth and breadth of resources, for example social housing provision with councils on the implementation of the social housing toolkit created by LGNZ.

HEALTHY HOMES

Advocacy and Actions

> Research the estimated sector impact in time and cost and advocate to government for funding assistance, as well as coordinate with MBIE on streamlining opportunities for councils to apply for available grant funding.

Outcomes

> A sustainable platform for advocacy to meet outcomes for healthy, safe and warm home requirements and adequate funding to deliver needed improvements to council owned housing.

SOME KEY DATES

> 4 June 2019, Submission on Building System Legislation Reform

> 11 June 2019, Submission on Kainga Ora Bill

> 14 June 2019, Working group meeting

> 20 June 2019, Present on Social Housing Toolbox at Population Assoc. of NZ

> 25 June 2019, Paper on NPS UDC published

> Aug-Oct 2019, Workshops on the impact of Airbnb on council housing supply

> Sept 2019, Healthy Homes exemplar research with BRANZ

> 15 October 2019, Literature review on social housing options

> 15 November 2019, Working group meetings

> 25 February 2020, LGNZ Housing 2030 Symposium

LGNZ HOUSING 2030

22 JULY 2019