

Building Community Support for Community Housing TOOL KIT

Why do some people oppose affordable housing?



CASE STUDY CHILD CARE WORKER CAN RENT AFFORDABLY NEAR WHERE SHE WORKS

Luli is a 25 year old Chinese national and Australian permanent resident. She completed her Diploma of Early Childhood Education and Care in Australia and has been working at an inner Sydney City child care centre for the last year earning just above award wage rate at \$890.00 per week. Since arriving in Australia, she has been living with five friends in a three-bedroom flat in the CBD costing \$1500 in weekly rent. Luli's share of the rent was \$250 per week, not including utilities.

With the buoyant Sydney property market, the owner of the unit that the friends have been living in decided that they wanted to sell. Some of the friends decided to move further outside the CBD to Eastwood where rent for a three-bedroom unit was much cheaper at \$650 a week. Luli wanted to stay in the City, close to where she worked, if possible. She did not own a car and weekly transport costs would eat into money saved on rent. Living with five other people in a flat was also less appealing now that she was working full time, with aspirations to soon return to uni to gain a degree in Primary Education.

Luli searched for a studio or one-bedroom apartment in the CBD. Very few properties came up that she could afford, with most between \$460 and \$500 per week. Even when they did come up, Luli was unsuccessful in her applications.

One-day Luli saw an ad for an Affordable Housing property in Ultimo, managed by St George Community Housing. Luli met the income and residency requirements and decided to lodge an application. SGCH approved her application and offered her a new, studio apartment for \$345 per week. Whilst the rental costs are a bit of a stretch at 38% of her income, Luli is thrilled and believes that she can manage the rent. She is sure that having her own place, close enough to walk to work, will be a better living situation for her compared to the large, noisy group household – especially when she takes on further study in addition to her work. much improved.

**Luli is thrilled
with her new studio
apartment and
believes that she can
manage the rent.**