

# Public housing in Northland Region

The Northland region is based on the following Territorial Local Authorities:

Far North District,  
Kaipara District,  
Whangarei District.



## Public Housing Supply

Public houses are properties owned or leased by Housing New Zealand (HNZ) and registered Community Housing Providers (CHPs) that can be tenanted by people who are eligible for public housing.

**1,972**

HNZ IRRS  
Places

**1**

Registered  
CHP IRRS  
Place

**43**

HNZ Market  
Renters

**0**

Registered  
CHP Market  
Renters

**9**

HNZ Short-term  
Vacants

**15**

HNZ Long-term  
Vacants

**= 2,040**

Public houses in Northland region  
(2,046 as at 30 September 2017)

Note: All figures in this factsheet are as at 31 December 2017.

## Housing Support in the Northland Region

Accommodation Supplement (AS) is a weekly payment to assist people who are not in public housing, with their rent, board or the cost of owning a home. A person does not have to be receiving a benefit to qualify for Accommodation Supplement.

**15,559**

Accommodation Supplement  
(15,193 as at 30 September 2017)

Temporary Additional Support (TAS) is a weekly payment that helps to cover essential living costs that cannot be met from their income and through other resources. It is paid for a maximum of 13 weeks, and the recipient does not have to be receiving a main benefit to qualify for it.

**3,974**

Temporary Additional Support  
(3,850 as at 30 September 2017)

**\$819,312**

Weekly total AS amount  
(\$800,593 as at 30 September 2017)

**\$251,360**

Weekly total TAS amount  
(\$242,679 as at 30 September 2017)

The Ministry of Social Development (MSD) also pays an Income-Related Rent Subsidy (IRRS) to registered housing providers to cover the balance between the tenant's rental payment and the market rent for the property.

# Community Housing Providers

Community Housing Providers (CHPs) became eligible to receive the Income Related Rent Subsidy (IRRS) from 2014 for tenants placed from the Social Housing Register.

CHPs are registered, regulated and monitored by the Community Housing Regulatory Authority, a part of the Ministry of Business, Innovation and Employment (MBIE).

**1**

Whangarei Accessible  
Housing Trust

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**= 1**

Community housing place in Northland region being  
delivered by Community Housing Providers  
(1 as at 30 September 2017)

## Housing Supply Targets 2020

MSD plans to purchase additional public housing by June 2020. It is an ambitious plan that recognises specific areas in New Zealand where there is significant unmet demand for public housing.

Public Housing Supply Targets 2020 breakdown by Territorial Local Authority:

Far North District	704 public houses
Kaipara District	114 public houses
Whangarei District	1,369 public houses

Northland  
Region

**2,187**

Public houses by 2020

## Transitional Housing

Transitional housing provides warm, dry and safe short-term accommodation for people in need, along with tailored social support while they're there. Transitional housing is managed by contracted providers, who are skilled in supporting tenants with a range of social and tenancy-related services, and are also responsible for maintaining the properties.

The transitional housing programme is led by MSD and Housing New Zealand and involves local councils and emergency housing providers.

People living in transitional housing pay rent of up to 25% of their income, which is in line with income-related rents for public housing. The balance is subsidised to providers by MSD.




<b>11</b> Waitomo Papakainga	<b>37</b> He Korowai Trust	<b>1</b> Ngati Hine Health Trust
<b>11</b> Emerge Aotearoa	<b>21</b> Te Runanga o Whaingaroa	<b>15</b> Tai Tokerau Emergency Housing Charitable Trust
<b>9</b> The Salvation Army	<b>24</b> Women's Refuge	

**= 129**

Total available places as at 31 December 2017  
(127 as at 30 September 2017)

## Transitional Housing Targets

Using demand data and local knowledge, MSD has identified transitional housing targets for each region.

Far North District	82 available places 	88 target 
Kaipara District	0 available places 	3 target 
Whangarei District	47 available places 	52 target 

Northland Region	<b>129</b> Total available places as at 31 December 2017 (127 as at 30 September 2017)	<b>143</b> Total target (143 as at 30 September 2017)
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## Housing Support Products

Housing Support Products (HSPs) consist of a range of products designed to assist people to achieve or sustain independence in the private housing market. HSPs help to ensure that those who most need public housing can access it by reducing the number of people on the register, and by helping those who can sustain alternative housing to transition out of public housing.



**\$80,526**

Bond Grants



**\$5,676**

Letting Fees



**\$9,547**

Moving Assistance



**\$2,208**

Tenancy Costs Cover



**\$8,000**

Transition to Alternative Housing Grant



**\$5,250**

Rent in Advance

**= 117**

Grants for 76 distinct clients (total \$108,998)

(132 grants for 93 distinct clients, total \$116,119 as at 30 September 2017)

## Social Housing Register

When New Zealanders are in need of public housing, their needs are recorded on the Social Housing Register. The Social Housing Register is comprised of a Housing Register and a Transfer Register. The Housing Register is prioritised by need and consists of public housing applicants who have been assessed as being eligible. The Transfer Register is made up of people already in public housing, but who have requested and are eligible for a transfer to another property.

**191**

Housing register

(182 as at 30 September 2017)

**45**

Transfer register

(48 as at 30 September 2017)

### Applications Housed



Northland

**58** (61 as at 30 September 2017)



National

**1,673**

(1,876 as at 30 September 2017)

#### Notes:

- This includes both A and B priority applications.
- Applications housed may have been housed with Housing New Zealand Corporation or with a Community Housing Provider.

## Emergency Housing Special Needs Grant

The purpose of the Emergency Housing Special Needs Grant (EH SNG) is to help individual and families with the cost of staying in short-term accommodation if they are unable to access one of the Ministry's contracted transitional housing places.

The EH SNG pays for short-term accommodation for up to seven days at a time, and is provided by commercial and community providers who are not contracted by MSD to deliver accommodation services.

With more transitional housing places coming on board in the quarter ending 31 December 2017, MSD has seen a decrease in the number of EH SNG being paid.

In the quarter ending 31 December 2017, there have been **296** grants made supporting **81** households compared with **362** grants supporting **128** households in the quarter ending 30 September 2017.

**\$201,703**

Total amount granted in the quarter ending 31 December 2017

(\$264,564 as at 30 September 2017)