Submission to the Discussion Paper

You can provide feedback on the Tasmanian Housing Strategy Discussion Paper using this template by responding to any or all of the questions below. Add additional pages if required.

Question 1: Should the vision for the Strategy include other factors?

The vision statement for the Strategy should explicitly refer to **universal housing**.

According to the Census 2021, Tasmania had a population of 509,965 in 2016 and 557,571 in 2021, an increase of about 10% in five (5) years.

In 2016, 98,743 people (19.5% of the total population for that year) were aged 65 years and over. In 2021, 116,634 people (20.9% of the total population for that year) were aged 65 years and over. These numbers demonstrate that, while Tasmania has a growing population, its population is ageing.

Moreover, according to the Disability and Carers Census 2021, in 2021, 38,023 people (6.8% of the total population for that year) indicated needing assistance with core activities, which is the highest rate for any Australian State.

Given this, all new housing should be designed and developed to have accessibility/useability in mind, particularly for people ageing and/or living with a disability.

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Question 2: Are there important issues not covered by the focus areas?

While two focus areas (i.e., housing supply and sustainable housing) recognise the importance of ensuring housing stock for people ageing and/or living with a disability, we believe that the approach continues to be 'quota-oriented', and it does not contribute to solving structural issues around universal housing.

Universal housing design principles should be better incorporated into planning and building legislation and policy so that all new housing is designed and developed with these principles in mind, but this will hardly occur without political will. The Strategy presents an opportunity to guide housing design and development in a truly inclusive way with people ageing and/or living with a disability.

Thus, it is recommended that **universal housing** be included as an independent focus area.

Question 3: Are there additional objectives that are important for Tasmanians and should be included?

Housing is designed and built to meet the changing needs of Tasmanians over their lifetime.

Question 4: Are there additional housing outcomes that are important for Tasmanians and should be included?

- Homes are accessible and easy to navigate for all.
- Homes provide adequate amenities for people with different abilities or needs.
- Homes can be cost-effectively and easily adapted to meet changing abilities or needs.
- Housing is accompanied by adequate infrastructure for people with different abilities or needs.

Thank you for the opportunity to provide feedback.

Yours sincerely,

The project enABLE team

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