



**Rob Stokes**  
Minister for Planning

The Hon. Brad Hazzard, MP  
Minister for Family and Community Services  
Minister for Social Housing  
GPO Box 5341  
Sydney NSW 2001

15/13108

**COPY**

Dear Minister *Brad,*

I refer to correspondence between the Department of Family and Community Services and the Department of Planning and Environment concerning the application of funds collected under Part 3 of the *State Environmental Planning Policy (Affordable Rental Housing) 2009* (AHSEPP).

I am advised there have been very few applications made under the Boarding House Financial Assistance Program (BHFAP) in relation to areas from which a significant proportion of the funds have been collected. I understand that the Department of Family and Community Services (FACS) has proposed that, as an alternative, community housing providers be allocated funds to purchase land or housing to help deliver more affordable housing in areas where funding is unlikely to be applied to the BHFAP.

I support this proposal. I am also advised that whilst the *Affordable Rental Housing SEPP — Guidelines for Retention of Existing Affordable Housing* (the Guidelines) includes a statement that contributions made under the AHSEPP will be applied to proposals under the BHFAP, this does not preclude those payments being made as FACS proposes, as long as the contributions continue to be applied for the purposes of affordable housing in the area concerned or in an adjoining area, and takes place within a reasonable time.

I have requested the Department of Planning and Environment to review the Guidelines as part of its ongoing work to improve the operation of the planning system. This review will consider more widely how funds collected under the AHSEPP should be applied to help deliver more affordable housing to help meet local community needs. The Department will work closely with FACS on this review.

If your Department would like any further assistance with this matter, please contact Ms Deborah Brill, Director, Housing Policy on (02) 9228 6118.

Yours sincerely

**Rob Stokes**  
**Minister for Planning**

18 APR 2016