



# 2.4

Community Need  
Statement

4 May 2018

Enquiries: John McKenna  
Lismore Office 02 6627 5300

Tweed Council  
PO Box 816  
Murwillumbah  
NSW 2484

## **26 George St Murwillumbah – Proposed Development**

The North Coast Community Housing Company (NCCH) has been in operation for over 30 years as the major community housing provider on the North Coast of NSW. The organisation is a Tier 1 registered housing provider under the National Regulatory System for Community Housing. It is a company (limited by guarantee) registered under the Corporations Act 2001 and is a registered not for profit organisation.

NCCH have an agreement with RGBAH Holdings Pty Ltd to lease the 8 proposed blocks of units at 26 George Street, Murwillumbah, on a 5 plus 5 year basis. NCCH will use the units for social and affordable housing tenants.

NCCH navigate daily the Department of Family and Community Services, social housing waitlist (HOMES) in the allocation of housing within our local area.

Within the immediate area proposed for development, the Murwillumbah allocation zone is fifth highest in demand with 156 people requesting Murwillumbah placement as their first priority, and Tweed Heads being the most popular placement. Of the 156 total, 10% of those are classified as Priority, and the need for Elderly persons (HEP - 80 yrs, 55ys Aboriginal elderly) sits at 3%.

A total of 77% of the Murwillumbah waitlist require 1 or 2 bedroom accommodation, with only 1 individual requiring a 5 bedroom - confirming the local need for smaller 1-2 bedroom dwellings.

This development will assist greatly in providing much needed social and affordable housing in Murwillumbah.

Yours sincerely



John McKenna  
Chief Executive Officer

*Providing homes, Improving lives, Strengthening communities*

NCCH acknowledges the Bundjalung, Arakwal, Gumbaynggir and Yaegl peoples who are the traditional custodians of the land that comprises the Northern Rivers.