

**Submission
No 25**

TENANCY MANAGEMENT IN SOCIAL HOUSING

Name: Mr Bryan Doyle MP
Position: Member for Campbelltown
Date Received: 8/08/2014



Bryan Doyle MP

Member for Campbelltown



8 August 2014

Mr Jonathon O'Dea MP
Chair NSW Public Accounts Committee
Parliament House
Macquarie Street
SYDNEY NSW 2000

Subject: NSW Social Housing Tenancy Management Inquiry

Dear Mr O'Dea

I write to you today with regards to the NSW Social Housing Tenancy Management Inquiry.

I am of the opinion that there is room for improvement in how the NSW Government manages social housing tenancy.

In this regard I note that the private rental market provides a number of industry benchmarks with property managers tending to a portfolio of tenancies, including interviewing tenants, conducting periodic property inspections and arranging for on-going maintenance.

Adopting a property manager model for our social housing would provide a more responsive and intuitive service. It would result in the more timely addressing of maintenance issues, and would build a better relationship between the agent and tenants.

In comparison, an overly centralised property maintenance system will always be at a disadvantage.

The management of tenants is also important in relation to the over 55's social housing complexes, especially in relation to the placement of people under 55 who are in receipt of Commonwealth Disability Support Pensions. I am aware of several incidences where in-appropriate placements of younger men with multiple issues into over 55's complexes has resulted in some very poor and regrettable outcomes

Should you require further information, please don't hesitate to contact me directly.

Yours sincerely

Bryan Doyle MP
Member for Campbelltown

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