



The Hon. Rob Stokes MP
Minister for Infrastructure
Minister for Cities
Minister for Active Transport

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Received by
MADOLYN HOLLINS
Date: 06 / 09 / 2022
Resolved to publish <input checked="" type="radio"/> Yes / <input type="radio"/> No

Dear Ms Colin *Benedicte,*

Thank you for the opportunity to meet with the Board of the Transport Asset Holding Entity of NSW (TAHE) on 28 July 2022 to discuss affordable and diverse housing targets on TAHE-owned land.

TAHE is in a uniquely powerful position to positively shape the future of cities across the state, and I am enthusiastic to work with you to achieve this objective.

The recent announcement of development plans for Central and Redfern North Eveleigh show how an increased component of affordable and diverse housing can help ensure TAHE's projects are meeting the range of needs in the NSW community and demonstrate world-leading practice in urban regeneration.

Following our discussions, I understand that the Board is considering pathways to achieve a portfolio-wide target for 30% of residential development to be diverse housing on land that TAHE is developing as a part of its overall strategy. I would like to work with you so that this target includes:

- At least 15% of residential development to be social or affordable housing (whether for rental or to purchase) targeted at key workers; and
- The remainder of the target being diverse housing, including a range of tenures, typologies and models consistent with the definition of diverse housing in Landcom's Housing Policy 2021.

I will support TAHE working with Treasury to further develop the business case for this target, and to ensure and implications for your business model are fully addressed and mitigated. I would ask that, as part of this work, the broader social and economic benefits of affordable and diverse housing are accounted for.

I have also asked the Cities Integration Unit in Transport for NSW to continue to work with TAHE to further develop this target and to work with you on a submission to Cabinet by the end of the year.

Should you wish to discuss this matter further, you are welcome to contact my office.

Yours sincerely

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