

AR 2015-16

Annual Report
2015-16



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AR 2015-16

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Highlights of the year

We launched 10 key issues for the state budget and beyond –
This was launched at a seminar that critically examined the role and policy of government, challenging the claim that general housing supply will fix housing unaffordability.

10

We reached out to communities in regions across the state –

In 2015-16 we conducted the first 8 of 17 regional workshops to help us properly understand the housing issues, and how they vary across the regions.

8/17

We supported a better understanding across stakeholders of the potential for 'inclusionary housing' to help produce affordable housing –

As well as establishing now widely quoted targets, we produced supporting documents and advice; in particular, our 2014-15 report explaining 'inclusionary housing' and this year, our *Two ways to facilitate affordable housing*.



We began the discussion about the potential for a greater role for Land Tax –

We produced a detailed Shelter Update on the issues and options surrounding Land Tax and held an expert seminar to pursue these.



We worked with the Shelter network nationally to launch and focus media attention on the first ever National Rental Affordability Index – the index is a National Shelter initiative, produced in partnership with SGS and Community Sector Banking.



We held a forum to focus on the housing issues in the federal election –

The forum brought prominent candidates in front of a sector audience, and it went on to discuss what makes a successful campaign. Backing this up, we worked through National Shelter to produce & promote the Vote Home campaign. In NSW, with the help of the NSW Federation of Housing Associations, we produced housing factsheets for 8 marginal electorates.

We produced 38 new publications this year –

5 submissions, 6 Shelter Updates, 1 policy overview booklet, 1 budget priorities brochure, 2 information sheets, 10 factsheets, 4 issues of our journal *Around the House* (one with a budget supplement) and 8 e-bulletins. On top of this we posted 12 presentations from our seminars and lecture series.



What we do

About us

Shelter NSW is a non-government, non-profit, social change agency committed to working for a fair and just housing system.

We are the state's peak advocate for housing justice uniting the voices of low-income households and non-profit organisations working on their behalf.

Shelter NSW advocates for the housing interests of low- to moderate-income and disadvantaged people, and provides community education to build the capacity of non-profit organisations to provide housing and housing-related services.

We are a not-for-profit, non-government organisation and are not aligned to any political party or commercial organisation.

History

Shelter NSW is just over 40 years old.

We were established in 1975. Since then, we have advocated and campaigned for public housing and the development of community based initiatives like tenant-managed housing, housing cooperatives, community-based housing associations and local government planning innovations that provide for affordable housing.

Purpose

Shelter NSW's mission is to work for a fair and just housing system in New South Wales.

We promote the access of people on low to moderate incomes to housing that is affordable, safe, secure and appropriate to their needs.

Our role is to:

- advocate for systemic change;
- provide community education.

In undertaking these roles, we use a number of strategies:

- research
- policy development;
- providing educational products on key housing issues;
- networking and partnering with other non-profit non-government organisations and consumer organisations;
- promoting a coordinated response from within the non-government sector where appropriate.

In working towards a fair and just housing system, we are committed to:

- building the capacity of non-profit housing and housing-related services;
- working with housing consumer organisations and activists.



Who we are

Board members

Chairperson:

Karen Walsh

Treasurer:

Dr Ben Spies-Butcher

Secretary:

Digby Hughes

Other directors:

Dr Lucy Burgmann

Sue Cripps

Ned Cutcher

Garry Mallard

Prof Bill Randolph

Contractors, consultants and auditor

Contractors:

Energetica (website)

MorphT (website)

Ten4 (website)

Linsec (emails and server)

Purpose Accounting (accounting)

Not Just Networks Pty Ltd (IT)

Consultants:

Jon Eastgate, 99 Consulting (state-wide workshops)

Robert Mowbray (factsheets)

Adam Walker (newsletter design)

Kim Allen (Annual report design & election brochure)

Auditor:

Churton Kelly

Staff

Executive Officer:

Mary Perkins

Principal Policy Officer:

Craig Johnston

Senior Policy Officer (Education and Outreach):

Paula Rix

Senior Policy Officer (Research and Publications):

Adam Farrar

Locum Snr Policy Officer

Alison Peters

Office Administrator:

Yana Myronenko

Project Officer

Nadia Ballantine-Jones

Board Meetings

Shelter NSW directors attended the following number of meetings out of total meetings (not including AGM)

<i>Retiring members</i>	<i>Meetings attended</i>
Julie Hourigan Ruse	4 out of 4
Leo Patterson Ross	3 out of 4
<i>Continuing members</i>	
Karen Walsh	10 out of 11
Ben Spies-Butcher	9 out of 11
Digby Hughes	10 out of 11
Lucy Burgmann	11 out of 11
Sue Cripps	9 out of 11
Garry Mallard	8 out of 10
Bill Randolph	5 out of 11
<i>New members</i>	
Ned Cutcher	6 out of 7



Chairperson's report

Not a week goes by without some story in the media about housing. Whether it's about the cost and affordability, location and supply or its suitability, housing is an issue that attracts attention and on which everyone has a view.

This is not surprising given that houses – and apartments, townhouses, villas, flats and so on – are people's homes. What is perhaps more surprising is that despite the interest and viewpoints way too many people don't have homes that meet their needs and that are affordable, safe and secure. The system isn't working and it's those on the lowest incomes who fare worst.

This is where Shelter comes in – our focus is on building a housing system that is fair and just. We believe that a fair and just housing system is a fundamental right for all people, because it contributes to a household's security and economic wellbeing; enabling self-determination, engagement in family and community life, and participation with education and employment.

Shelter's unique perspective brings together governments (across all levels), service providers, researchers, academics, community groups, the private sector and, most importantly, people as residents of homes to gain an insight into what is needed for a fairer and more just housing system. By listening, learning, understanding, reflecting and talking we aim to build support for policies and ways of doing things that work to deliver good and decent homes for all people regardless of their circumstances.

This isn't always easy. Increasingly decision makers feel constrained by a lack of resources, increasing demand and expectations, and contests between many stakeholders about the best way forward. In such an environment those, like Shelter, who seek to put alternative proposals, or raise questions about the direction taken are often portrayed as naysayers and blockers of "progress".

However, our willingness to ask difficult questions and put forward the views of those who often don't get heard in these debates as well as engaging with governments across all levels is a strength as it means we open up possibilities and other ways of looking at issues. We believe that by considering a diversity of views, decisions and outcomes will be better.

This is what has informed our advocacy, research and community education and engagement over the last 12 months. Our work has sought to look where

policies and practices can be changed for the better and to challenge those where we are less convinced that they will work.

Highlights include:

- Developing arguments for land tax reform
- Providing advice on inclusionary zoning with updated resources to assist other people and organisations understand the issues involved
- Analyzing the impact of Government budgets and policies on the supply of social housing
- Working with the Greater Sydney Commission and the Department of Planning and Environment to improve the planning system and urban renewal initiatives' capacity to improve housing affordability and to increase the supply of affordable homes
- Consulting residents and service providers across the state about their housing issues and priorities
- Holding two successful forums (the first about state government fiscal policy and the second about housing issues in a federal election context) and the well regarded Shelter "Masterclasses" on urban issues and housing economics
- The increasing reach of our factsheets, reports and publications with visits to the website increasing by over 70% in the last three years

This has been my first year as Chairperson of Shelter NSW and I would like to thank my fellow board members for their support and contribution to the governance and work of the organization. I would also like to thank the Executive Officer, Mary Perkins, and her team for their outstanding efforts. Finally, to Shelter members and supporters – your generosity and input to the work of Shelter means we remain confident that our work reflects the real lived experience and wisdom of people who care greatly about our housing system.

Karen Walsh
Chairperson

Executive Officer's report

Shelter's concerns about housing are broader than simply a roof over a head – housing is so much more. We know that gaining access to shelter is not necessarily enough by itself. Living in housing of poor quality, or living in neighbourhoods that are unsafe or have poor public transport and few links to jobs, schools and services can lead to problems and can make life difficult.

For Shelter NSW the issue is about how we 'make' our housing, so that it enhances wellbeing, engagement and participation within our society. Housing must be of decent quality, be affordable and secure, it must also be appropriate to disability, ageing and cultural needs. Good housing is also about neighbourhoods being good places to live in. It's about planning places that encourage connections between people and services, and between people.

To us a fair housing system would enable all to find their housing in the right place, at the right price, with the right amenity and security.

Unfortunately this is not the reality for many people. There is now a well-documented housing crisis and many households with low and moderate incomes are finding it difficult and sometimes impossible to adequately house themselves in any of three major tenure forms – homeowner, private rental or social housing. Any number of reports and statistics tells the story.

As usual Shelter's work program for the last year included a range of activities addressing the concerns for lower income household across our housing system. A full report and a separate summary of our achievements are included later in this report.

However, I would like to use this opportunity to draw our members' attention to some underlying issues and challenges in our external environment that affect and influence the way we think about our work.

The government has committed to a number of reform processes relating to social housing, the homeless service system and that planning system that will impact on the housing opportunities of the people we speak for.

In the FACS arena, the housing and homelessness policies and programs promise better, more consumer

focused, service delivery. However, they are limited by an underlying assumption and expectation that many households with lower incomes (who once would have been housed in public housing) can now be supported into sustainable housing in the private rental market. In the absence of said housing, these policies and programs become mechanisms of rationing the housing assistance available. This leaves many without adequate housing.

In the planning arena, the government is committed to a process of urban growth and development to facilitate significant growth and increased density. Shelter is concerned that the urban development and planning processes do not adequately address the need for housing affordable to low and moderate income households. We've seen record growth in housing starts combined with escalating house prices and declining affordability for households with lower incomes. We've seen older, possibly run down, but cheaper housing being replaced with newer more expensive housing.

In addition changes to the legislation relating to strata will enable developers to more easily gain agreement for the wind up of strata schemes in order to redevelop sites. This in turn will exacerbate the process of gentrification and further reduce the supply of lower priced housing.

We are very concerned that redevelopment produces gentrification and this means that poorer households are being displaced because they cannot afford a place in the new development or in the gentrifying area. Significantly, the areas targeted for redevelopment usually have the best access to employment and amenity.

If our communities are to grow in ways that enable everyone to have a home there needs to be significant government commitment and, facilitation of commitment by others, to policies and programs



aimed at developing the supply of housing affordable to households with low and moderate incomes.

Also in advocating for housing we need much greater acknowledgement that we are dealing with people's homes. We need much greater understanding about the importance of 'home' to individual, household, family and community wellbeing. A home is more than a dwelling. It's more than a place of shelter. It has a multitude of interrelated meanings which reflect the aspirations and needs of human beings.

A home can be defined differently: as a dwelling, a community, a geographical place etc. It has many meanings. However, the essential thing is that 'home' is very important because it is a secure base around which people's identities are constructed. It provides a sense of continuity and constancy in everyday life where people feel in control of the environment, free from surveillance, free to be themselves, and at ease, in the deepest psychological sense, in a world that might at times be experienced as threatening and uncontrollable. This in turn enables a person to develop a stable mental state and facilitates the building of functioning communities.

When governments, planners, service deliverers, and policy makers deal with housing, they all too often deal with the tangible and physical side of housing and pay insufficient attention to people's 'homes'. This failure results in the significant hardship and grief evidenced in the relocation of tenants from Millers Point and the redevelopment of public housing estates. It is also reflected in the hardships arising for tenants from the failure of governments to amend the Residential Tenancies Act to provide private tenants with security around their tenure.

Shelter NSW and National Shelter have advocated that local, national and state governments need to

acknowledge the interrelatedness of the parts of our housing system across both public and private spheres (covering a range of government portfolios, tax, planning, urban development, consumer affairs, homeownership, private rental social housing). They must coherently plan for and support a housing system that delivers fairly to all residents. These remain some of our challenges for the next few years.

I would like to specially thank the members of the executive, our Chairperson Karen Walsh, Secretary Digby Hughes and Treasurer Ben Spies-Butcher, for their considerable contributions.

The work of Shelter NSW in this last year was primarily achieved through the hard work of its staff. I wish to acknowledge contributions made by Craig Johnston, Paula Rix, Adam Farrar, Yana Myronenko, Alison Peters and Nadia Ballantine-Jones — each worked hard and with a great deal of commitment and enthusiasm.

I'd like to also thank the NSW Minister, Brad Hazzard, Secretary of FACS Michael Coutts-Trotter, Anne Skewes Deputy Secretary Land and Housing Corporation, David de Carvalho Deputy Secretary, Strategic Reform, Paul Vevers Deputy Secretary Southern and Western, and many other members of the FACS team.

Finally, yet importantly, I thank the large numbers of individuals and organisations who have supported and contributed to Shelter's work throughout the year.

Mary Perkins
Executive Officer



Treasurer's report

I am pleased to present Shelter NSW's audited financial report for the year ending 30 June 2016. This financial year the organisation returned a surplus of \$2,081 slightly down on the \$4,503 surplus last year.

This result reflects careful control of expenditure, with savings across a range of budget line items. Shelter NSW fully acquitted all grant funds against the projects identified in our Business Plan in 2015/16. The organisation is in a strong financial position to undertake activities in 2016/17 and beyond. Further income and expenditure details are available in the accompanying financial statements.

Shelter NSW draws its income from grant funding, membership fees, activities undertaken on behalf of National Shelter, and some fee paying activities such as the annual conference and lecture series. On its modest budget, the organisation continues to play an influential role in the housing system, advocating on behalf of low income housing consumers across tenures, and creating opportunities for a constructive exchange of ideas and perspectives from all parts of the housing system.

Shelter NSW warmly appreciates the core funding grant provided by the Department of Family and Community Services, which enables the organisation to carry out its important work. On behalf of Shelter NSW, I am delighted to thank the Hon. Brad Hazzard, Minister for Social Housing and Minister for Family and Community Services, for his support. I would also like to acknowledge the many staff of the Department of Family and Community Services, with whom Shelter NSW continues to forge productive working

relationships. We look forward to continuing to work closely in the future, and to providing trusted advice as the new shape of social and affordable housing in this state emerges.

This is my first year as Treasurer for Shelter NSW. I have long admired the talent and dedication of the people involved in this organisation. I would particularly like to acknowledge the other members of the board, particularly the immediate past Treasurer, Lucy Burgmann, and the wonderful staff, led by our Executive Officer, Mary Perkins. I am also pleased to thank our Office Administrator, Yana Myronenko, for her diligent administration of the organisation's accounts, and Nadia Ballantine-Jones who has stepped into Yana's shoes so capably while she has been away.

Ben Spies-Butcher
Treasurer





AR 2015-16

Report on activities

This report summarises Shelter's work in 2015-16 and the reach and impact of this work over the course of the year.

Through this work, Shelter aims to:

- Promote effective government, community and business sector responses to housing need
- Expand and deepen the impact of our advocacy work
- Strengthen our advocacy through evidence building and research
- Develop our educational reach in order to increase community, NGO and other stakeholder awareness and engagement around housing issues
- Strengthen our organisational capacity and sustainability.

Because these aims are complex and long-term it is impossible to directly measure our success over a short time-frame. However, we are able to measure some factors which would be likely to contribute to their success, such as the reach of our publications, the level of learning and satisfaction expressed by participants in our various activities, and some immediate financial performance indicators. These measures are reported here.



1

Systemic advocacy

In 2015-16 our advocacy work has been focused on three priority issues:

- Growing and financing social and affordable housing
- Encouraging diversity of opportunities and responsive housing services for households with lower incomes
- Redressing social inequality and locational disadvantage affecting housing well-being.

In order to be successful in this advocacy we need to work in partnership with others who share our interests, and so we also report here on our progress in developing these partnerships.

1.1 Growing and financing social and affordable housing

Through 2015-16 we have monitored NSW Government financial decisions that relate to housing.

This has included:

- Attending a range of briefings on the 2016 budget
- Producing an analysis of the 2016 State budget and summarising this in a press release
- Producing an analysis of progress towards a better housing system using data provided in departmental annual reports and statements.
- Incorporating the findings of Shelter's analysis into the content of general submissions where relevant.
- Making representations to relevant ministers
- Informing members and stakeholders via Shelter's print publications, web site and social media

We have also monitored Commonwealth government fiscal policy.

This has included the following:

- An analysis of the 2016 Commonwealth budget from a NSW perspective.
- In conjunction with National Shelter, participation in consultative processes on reform of the Federation and tax reform.
- We incorporated the findings of Shelter's analysis into the content of general submissions where relevant.

We have advocated for policies at the Commonwealth level that will improve the affordability of housing and enhance the supply of social and affordable housing, in close partnership with National Shelter.

In November National Shelter launched the initial report of its rental housing affordability index and an updated version was produced in June. Both reports



indicated severe problems with rental affordability, particularly for households in the lower two income quintiles across Australia. However the problem is particularly severe in Sydney. Shelter NSW contributed to the media work around these reports, finding case studies and making media comment.

We represented National Shelter at a range of national events.

These include:

- Commonwealth consultations on options to finance affordable housing, and on 'Smart Cities'.
- the ACOSS Housing and Homelessness advisory committee – issues considered include budgets, elections and commonwealth inquiries and advisory processes regarding housing and homelessness.

During the 2016 Commonwealth election we participated in the national 'Vote Home' campaign kicked off by National Shelter.

At the state level we prepared factsheets on key housing characteristics of a number of marginal seats in the House of Representatives for the information of NGOs operating in those seats. These resulted in some media interest in Page, Lindsay, Eden Monaro, and Macarthur.

We have advocated at the State level for a range of ways of financing the growth of social and affordable housing including value capture, land tax and leveraging of current assets.

Our advocacy strategy has been based around the '10 key issues' released in November 2014. These were developed into a set of 10 fiscal and non-fiscal proposals for the 2016 State Budget and beyond, which were promoted via a number of media in the lead-up to the 2016 State Budget.

We have also been involved in advocacy over a number of specific policy issues including:

- inclusionary zoning, with a fact sheet developed and published on line
- land tax, developing an update on arguments for land tax reform and hosting a round table with key NGO stakeholders on the issue

- shared equity, participating in the Shared Equity Home Ownership Working Group and supporting various activities that flow from this group's work
- the Premier's \$1b growth fund for affordable and social housing.

1.2 Encourage diversity of opportunities and responsive housing services for households with lower incomes

Throughout 2015 we have advocated for a social housing system capable of meeting the needs of tenants and applicants.

Much of Shelter's social housing advocacy in 2015-16 has focused around the development of *Future directions for social housing in NSW*, the NSW government's new strategy for social housing, and the associated Communities Plus initiative. To this end we have:

- contributed to the FACS-led stakeholder engagement processes and the review of the housing partners advisory group
- had discussions with FACS about the review of rent setting flagged in 'Future Directions'
- used *Around the House* to feature articles about Communities Plus and Future Directions, including a whole edition in March 2016

We have explored the housing issues faced by people with disabilities in the light of the NDIS.

We devoted a special issue of *Around the House* to the NDIS and housing, organized a Roundtable on the issue in November 2015 and presented at an NCOSS forum on the same topic.

We have continued to advocate on the systemic issues in the private rental market that impact on lower income households.



Report on activities continued

We have contributed to consultations run by both Fair Trading and the Tenants Union on the review of the Residential Tenancies Act. Our submission to this review of the Act was lodged in February. Following that we made representations to officers of the Department (Fair Trading) and Minister Dominello. In mid-June the review was tabled in Parliament, unfortunately our issues concerning security and affordability remain ‘unfinished business’. However some significant changes will be made to assist women dealing with domestic violence.

1.3 Redressing social inequality and locational disadvantage affecting housing well being

We have responded to the state government’s reform of the planning system and urban renewal initiatives, especially focusing on its role in relation to housing affordability and affordable housing.

Our work in this field has been varied, with a wide range of planning processes under way. Our key activities have included the following.

- We lodged a submission with the Department of Planning and Environment responding to a discussion paper on possible changes to the state environmental planning policies on caravan parks and manufactured homes in consultation with the Tenants Union NSW and CPSA NSW. Our submission supported simplification of the regulatory regime by having key regulatory controls on land-use and standards for residential, tourist parks and manufactured homes located in mechanisms under the *Environmental Planning and Assessment Act*.
- We lodged a submission to UrbanGrowth NSW on its ‘Draft Parramatta Road urban transformation strategy’, arguing for an affordable housing strategy based on value capture along the Parramatta Road Corridor following the proposed urban densification.

- We lodged a submission with the Department of Planning and Environment on a discussion paper on extending complying-development status to a number of medium-density dwelling types (dual occupancies, manor homes, terrace housing, multi-dwelling developments).
- We participated in Better Planning Network NSW’s forum on planning reform.
- We published an *Update* on urban program initiatives involving ‘housing diversity’.
- We held meetings with Deborah Brill, Director Housing Policy, at DPE, and with Heather Nesbitt, Social Commissioner on the Greater Sydney Commission. Our discussions focused on ways in which the planning system can be used to increase the supply of affordable housing.
- We participated in the consultation process led by the Department of Planning on the review of the Environmental Planning and Assessment Act.
- We lodged a submission with UrbanGrowth NSW on its revised planning controls for the Eveleigh precinct of the Central to Eveleigh Urban Transformation program, arguing for a higher proportion of affordable housing than the 11% indicated by that body, and questioning the planning controls on height of buildings.
- We contributed to consultation run by the City of Sydney on social sustainability.

We have sought wherever possible to prevent loss of lower priced housing without replacement.

Our main work around this issue relates to the proposed changes to the Strata Title legislation. These were of significant concern to us because they potentially threatened the housing of many poorer households. Our activities included:

- Attending a forum on strata title legislation reform held by the Opposition spokesperson
- Liaising with other relevant peaks on a possible joint response



- Issuing a media release and Factsheet when the exposure bills were released for exhibition
- Lodging a submission with Fair Trading
- Sending letters to the Ministers for Fair Trading, Social Housing and other MPs and MLCs before Bills were introduced into parliament, and also a letter to MLCs during 2nd reading debate in the Legislative Council.

The Bills were passed by the Legislative Assembly on October 28, with inclusion of minor amendments from the Legislative Council, but not including a significant amendment moved in the Council to establish a 100% threshold for acceptance of a strata renewal plan.

Meeting the Housing Affordability Challenge for Older Women: A Practitioner Forum

This forum was held in partnership with Homelessness NSW, the Australasian Housing Institute and Women's Housing Company for Homelessness Prevention Week. Following this forum the group (including Shelter NSW) has developed a range of strategies included in a document entitled A plan for change: homes for older women. This was launched in March 2016. The group also submitted to the review of the Residential Tenancies Act.

1.4 Partnerships

We have continued to develop and maintain relations with NGOs and industry bodies.

- There are formalised working arrangements between Shelter NSW and other key peak NGOs working on housing and homelessness, seeking to maximise collaboration and collective impact. Meetings of this group were held in August, October, November, February and May.
- We accepted an invitation by FACS to join its Sector Development Program Peaks Working group and attended our first meeting in August 2015.

- We met with Infrastructure Partnerships Australia in November – engaged in a useful discussion about Shelter NSW perspectives on housing markets, policy and reform.

We have continued to develop relationships with relevant ministers, members of parliament, and government agencies.

We continue to seek opportunities to influence key government decision makers at all levels. In 2015-16 we have done the following.

- Attended a housing affordability roundtable convened by the Leader of the Opposition in August
- Participated in a SEHWG deputation to NSW Treasurer in December
- Met regularly with Anne Skewes at the Land and Housing Corporation
- Met with FACS's Michael Coutts-Trotter and David de Carvalho on the social housing strategy and separately with Anne Campbell
- Met with the Premier's policy advisors on our concerns about housing issues arising from the review of the federation
- Met with officers of Fair Trading and Minister Dominello regarding the Residential Tenancies Act
- Met with the Commission for Greater Sydney and were invited to join their social panel – that will in turn feed into the district plans.

Systemic advocacy – what was our impact?

We measure the success of our systemic advocacy work by measuring our success in raising awareness, improving understanding, and influencing behaviour.

Our impact in *raising awareness* is primarily measured by the amount of use made of our various publications. In total 30,939 policy, advocacy and information publications were downloaded from our website in 2015-16.



Report on activities continued

- 23 policy, advocacy and information documents were produced this year and these were downloaded 6,103 times.
- Our 2 main factsheets, Housing in NSW & Housing in Australia, updated in 2015-16, were downloaded 6,866 times this year.
- A further 3 publications produced by other groups with the involvement of Shelter NSW were downloaded from our web-site 1,686 times.
- 18 documents produced in 2014-15 were downloaded a further 16,284 times this 2015-16 financial year.

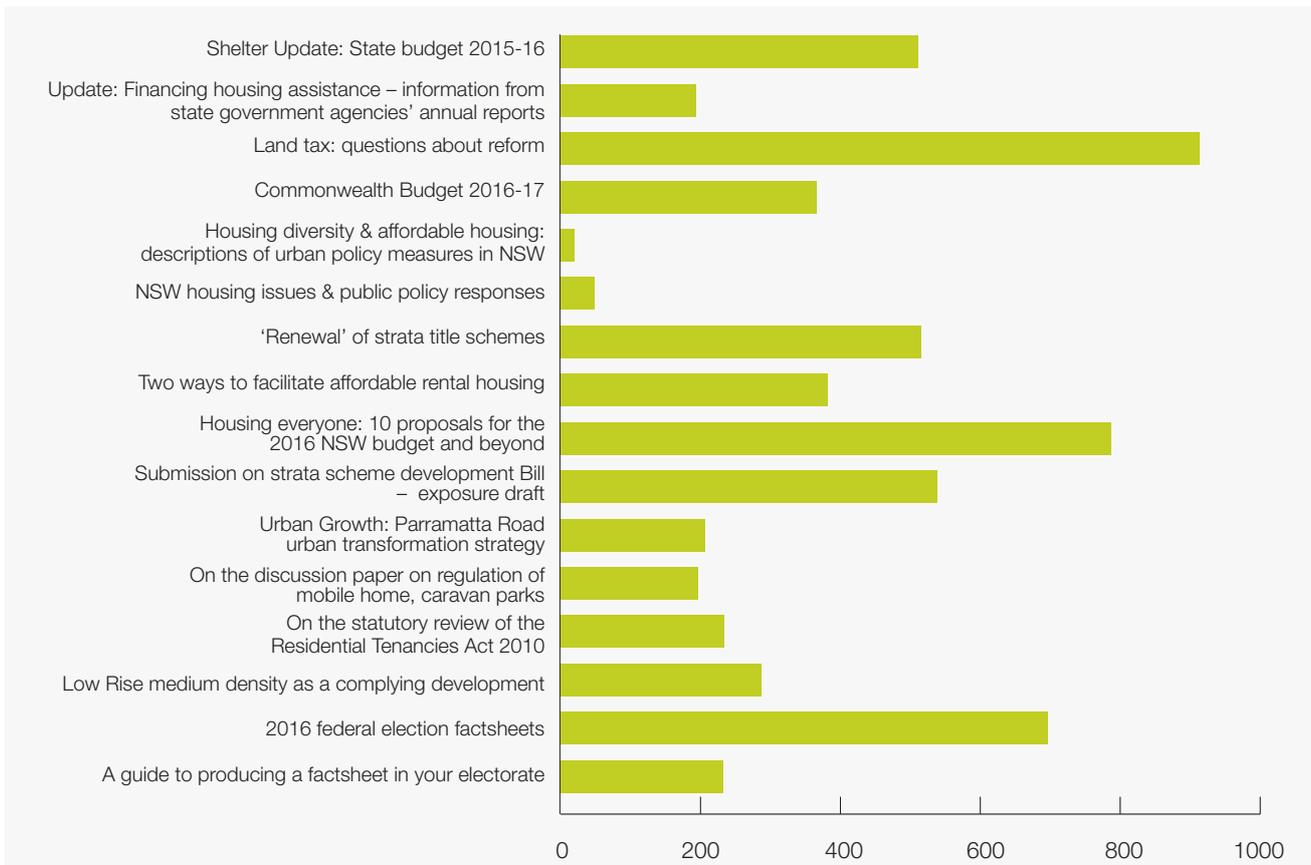
Figure 1 below shows the breakdown of policy, advocacy & information documents produced by

Shelter in 2015-16 (excluding the 2 main factsheets) downloaded over the course of the year.

Our impact in *improving understanding* is measured through a survey of members and stakeholders, and through feedback related to specific events. Participants in our Round Table process were surveyed, and 89% rated the round table as good/ very good, although some were unclear how Shelter would take the outcomes forward.

Our impact in *influencing policy* is to be measured through self-assessment and a survey of the hosting bodies of committees on which we are represented – these surveys are scheduled for future years.

Figure 1. 2015-16 Policy and Advocacy Publication Downloads



2

Research

We use research to strengthen our advocacy through evidence-building.

Consultations with members and stakeholders in each of the FACS districts to discuss the impact of broad housing policy settings and identify the district level impact and implications.

This project commenced in early 2016 in partnership with 99 Consulting and will be completed in late 2016.

- A background document listing the NSW policy programs relevant to housing lower-income and disadvantaged households has been prepared along with statistical profiles of each of the districts.
- Eight workshops involving 63 people have been held up until June 2016
- A further 9 to be held in the second half of the year.

Analysis of the impact of current Aboriginal Housing Office policies on the sustainability and viability of the Aboriginal Community Housing sector.

This piece of work is being conducted jointly with the NSW Federation of Housing Associations. Progress so far includes:

- A project brief and project plan has been developed in consultation with NSWFHA and key Aboriginal advisor Tom Slockee.
- We attended an Aboriginal growth provider forum..
- A draft overview of Aboriginal housing needs and policies in NSW has been prepared.
- Some key information from this paper has been presented to participants at a Federation Aboriginal housing provider forum, and a discussion on aspirations for Aboriginal housing has been held with the group.
- The outcomes of this stage are due to be put to the reference group, followed by modelling of key provider policy measures.

Research — what was our impact?

As for systemic advocacy, the research component of Shelter's work is measured by its contribution to awareness, understanding and influence.

The regional workshops have been evaluated progressively with a total of 54 evaluations returned (86% return rate). The workshops have been rated highly by participants with 46% (25 responses) rating the workshop as very good, 52% (28 responses) as good.

Other aspects of the impact of these projects will be measured when the projects are complete and products in use from 2016-17 onwards.



3

Community education & sector development

Shelter's sector development and community education involves active engagement with consumers/ tenants/ residents and the organisations assisting them. Our objective is to build knowledge of housing policy and operational issues that impact on households with lower incomes or who experience disadvantage in relation to housing. This in turn will build capacity enabling:

- Non-government organisations to provide better information to their clients and a higher level of advocacy
- Consumers, tenants and residents to advocate for themselves.

Overall, our communications aim to increase awareness of and engagement with housing issues across the community, and to build well-informed discussion of housing matters.

3.1 Conferences and seminars

We organise one off seminars and forums on topical policy matters.

- A forum was organized for December 9 in central Sydney exploring the role of government and the government claim that increased general housing supply will solve housing affordability, with 2 academic speakers; a set of proposals for the 2016-17 State Budget was released at this forum.
- A seminar focusing on housing policy and related issues in the context of the Federal Election was held on June 7.

We present at conferences/seminars, workshops and community meetings organized by others where the request is consistent with our policy and expertise.

Presentations in this financial year include the following.

- November 3: 'Housing background and explaining the "user cost of capital"' presentation, at Woolloomooloo, to NCOSS Disability Network
- November 19: 'Housing affordability' public forum, at Marrickville, organized by Jo Haylen MP
- May 15: 'Housing – Where to for the future?' Catholic Coalition for Justice & Peace
- May 25: 'Housing Issues and the Federal Election' St George Sutherland Housing Interagency
- May 31: "Housing Issues and the Federal Election" WEL forum at Liverpool
- June 1: "Housing Issues and the Federal Election" WEL forum at Miller
- June 21: "Housing Issues and the Federal Election" WEL forum at Campbelltown
- June 23; 'Housing Issues and the Federal Election' Politics in the Pub Glebe



3.2 Workshops and courses

We have reviewed Shelter's community education program with a view to identifying the specific needs of tenant groups.

The review was completed and involved both a desktop analysis of the current program and interviews with selected NGOs who provide similar education programs as well as other stakeholders. The recommendations will be implemented in 2016-17.

'Urban Issues and Housing' Lecture Series.

This series of lectures was held over 3 successive weeks, starting on September 29. The lectures included:

- Professor Peter Phibbs, Urban and Regional Planning, Architecture, Design and Planning, University of Sydney, on 'How the planning system works: planning for non-planners'
- Catherine Gilbert, Urban and Regional Planning, Architecture, Design and Planning, University of Sydney, on 'Affordable housing in the planning context'
- Professor Bill Randolph, City Futures Research Centre, University of NSW, on 'The changing geography of the city: implications for understanding equity issues'.

'Housing Economics for Non-Economists' lecture series

This series of four lectures commenced on the 8th March and concluded on 29 March.

3.3 Information and communication

Upgraded Website

The web-site is in the process of changing platforms and of finalising a design upgrade. Shelter is transitioning to a new host and support arrangement after the liquidation of our previous provider. Potential new items are reviewed daily and the site is updated as needed.

Around the House Newsletter

A survey of Around the House subscribers and e-bulletin subscribers has been completed to indicate appetite for change to on-line delivery. Four issues have been produced, together with one State Budget supplement (June). The September issue was a special issue on NDIS & housing.

Social Media Engagement

Shelter is active on Facebook and Twitter and continues to engage new followers.

Shelter NSW e-Bulletin

Bulletins produced in July, September, December, February, April, May and June.

Online Housing Factsheets

These were updated in September and February. Next scheduled update is September 2016.

Community and NGO-sector education — what was our impact?

As with other areas of our work, we measure the impact of our education work by its contribution to awareness, understanding and influence.

Contribution to awareness is measured through participants' feedback and through the number of times publications are downloaded and the attendance at events.

- There were 18 registrations for the Urban Issues and Housing lectures.



Report on activities continued

- There were 28 registrations Housing Economics for Non-Economists.
- Twelve conference and lecture presentations were uploaded between October 2015 and June 2016, and so far these have been downloaded a total of 1,472 times.
- Conference and lecture presentations created in 2014-15 were downloaded a total of 2,714 times in 2015-16.
- Four issues of *Around the House* were created in 2015-16, with the June edition also including a separate budget supplement. These documents have been downloaded from our website a total of 2,005 times across the year. The five 2014-15 editions of the newsletter have also been downloaded a total of 1,391 times in 2015-16.
- Shelter’s e-news has attracted 82 new subscribers between from July 2015 and June 2016, while only 17 people have cancelled subscriptions, leaving a total of 1,209 subscribers in June 2016. Our tracking data indicates that each e-news is opened by between 13% and 23% of recipients.
- Our website had 13,028 visitors in 2015-16, of whom 75.8% were from NSW.
- On social media, we are followed by 1,318 people on Facebook (a 60% increase over the year) and 567 on Twitter (84% increase).

Figure 2 shows the detailed number of downloads of seminar conference and lecture presentations, and Figure 3 shows the breakdown of downloads of the 2015-16 editions of *Around the House*.

Figure 2. Conference, Seminar and Lecture Downloads 2015-16

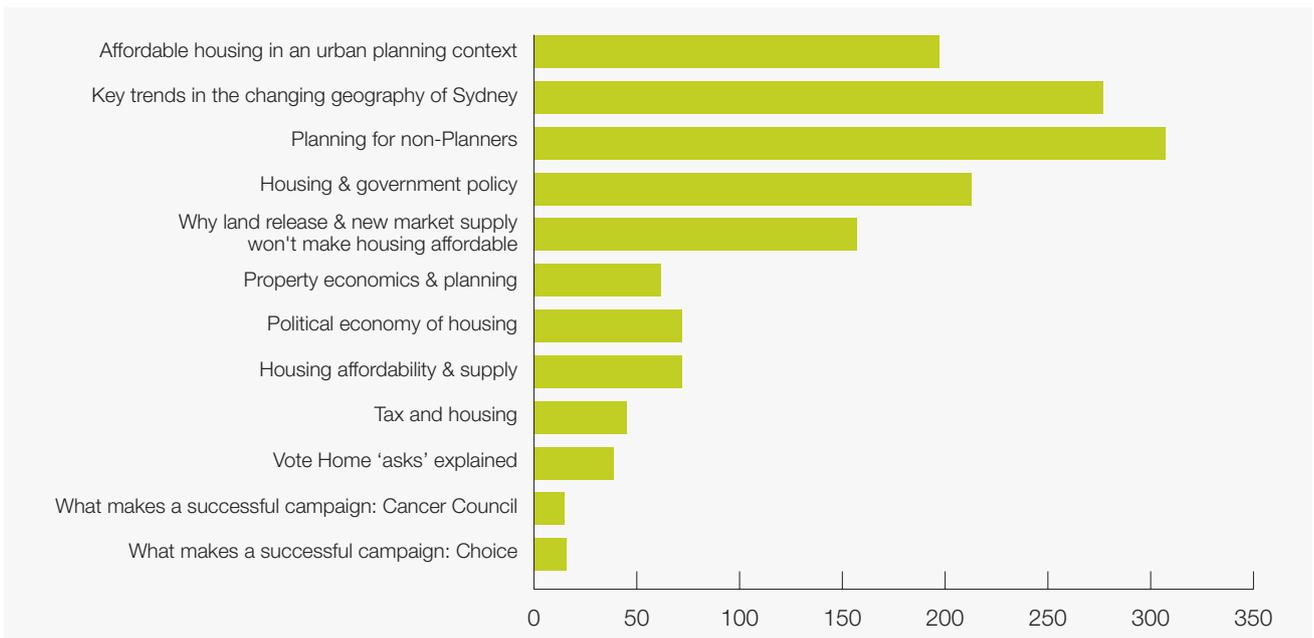
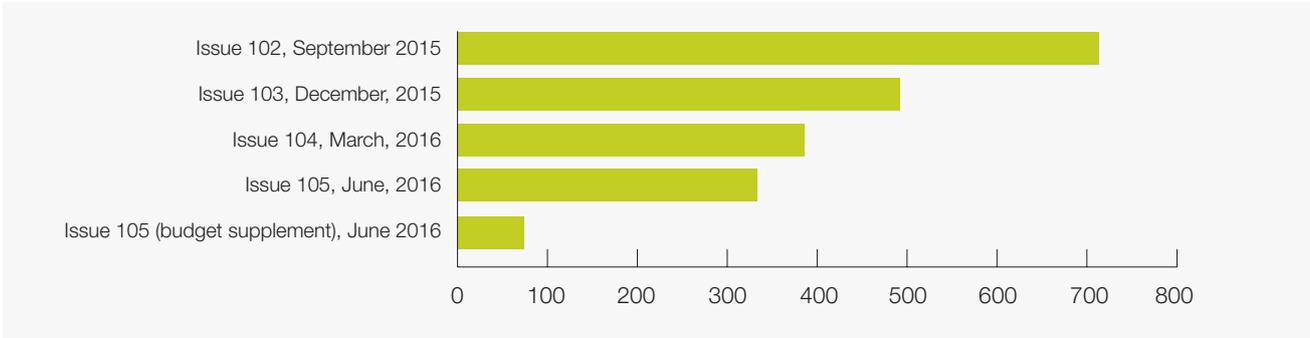


Figure 3. Around the House Downloads 2015-16



Contribution to *understanding* is measured by participant feedback in seminars and lectures.

- Participants in Shelter’s election forum identified 23 different ways in which the forum improved their understanding and would help them with their own work.
- 83% of participants in Shelter’s Urban Issues lecture series reported that the series increased their understanding of the issues.
- 78% of the participants in the Housing Economics lecture series reported that as a result they were better able to explain the economic elements of housing.

Contribution to *influence* will be measured by a survey of stakeholders in 2016-17.



4

Organizational capacity and sustainability

We aim to create a sustainable, dynamic organisation that is effective in achieving our purpose.

We aim to continue to improve our strategic management and governance.

- A self-assessment of the effectiveness of governance structures was completed at the February board meeting
- The Board updated its risk management plan in August and considered a report against the risk management framework in April.
- Board elections were held in October/November and new members were oriented to their responsibilities in November.
- A review of the operational plan for 2015–2017 was adopted by Board at its June meeting

We are active in sustaining existing partnerships and developing new ones.

We work in close partnership with National Shelter, including

- Meeting weekly with the National Shelter Executive Officer.

- Organising monthly executive meetings and three National Council meetings per year.
- Coordinated and resourced a strategic planning process.
- Co-ordinated and resourced a discussion between all the National housing and homelessness peaks at the national level about future organisational structures and ways of working.

We also actively contribute to the governance of selected key NSW NGOs, including:

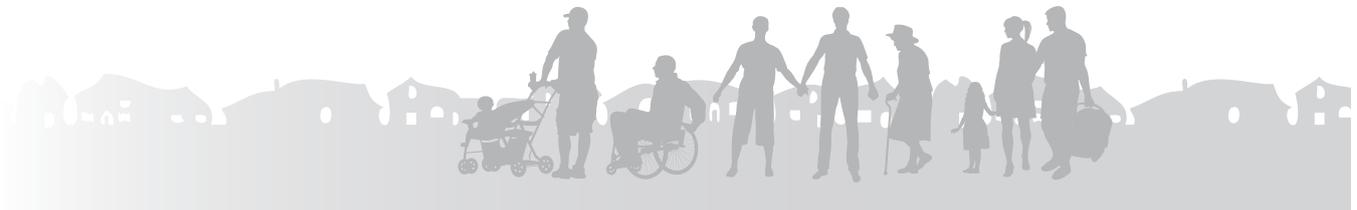
- Serving as a preference shareholder for City West Housing, participating in general meetings and board elections
- Serving on the boards of NCOSS and the Tenants' Union of NSW

Organizational capacity and sustainability — how are we doing?

Our measures for this service area include:

- Seeking a firm membership base in the NGO sector – our membership declined slightly from 91 organisations in June 2015 to 80 in June 2016.
- Growing the level of individual members – membership was static at 55 between June 2015 and June 2016
- Solvency – Shelter seeks to have a minimum of 13 weeks operating expenditure in cash after all liabilities are paid. In June 2016 we had enough cash for 13.1 weeks. We also seek to have a working capital ratio (current assets divided by current liabilities) of 2 – as at June 2016 this ratio was 1.6.
- We seek to minimize our use of electricity, with 1,997 kWh used between November 2015 and February 2016.
- We aim to have our staff attend a total of ten training days each year.
- We aim for all our board meetings to be quorate and for 75% attendance across the year. All meetings in 2015-16 were quorate, and 6 out of 8 board members attended more than 75% of meetings.





Publications

Research/issues papers

Shelter produces three series of such papers: Shelter Briefs, authored by an external researcher, Shelter Updates, which provide the latest information or analysis of current housing issues. From time to time, Shelter also produces reports jointly with other agencies.

NSW State budget 2015-16, Shelter Update. July 2015

Two ways to facilitate affordable rental housing, October, 2015

Financing housing assistance - information from state government agencies' annual reports, Shelter Update. December, 2015

NSW housing issues & public policy responses, January, 2016

Land tax: questions about reform, March 2016.

Commonwealth Budget 2016-17, Shelter Update. March, 2016.

Housing diversity & affordable housing: descriptions of urban policy measures in NSW, Shelter Update. June 2016.

Submissions

Submission on strata scheme development Bill - exposure draft. August, 2015

Urban Growth: Parramatta Road urban transformation strategy. December, 2015

On the discussion paper on regulation of mobile home, caravan parks. December, 2015

On the statutory review of the Residential Tenancies Act 2010. February 2016

Low Rise medium density as a complying development. February, 2016

Journal

Around the House, No 102, September 2015

Around the House, No 103, December, 2015

Around the House, No 104, March, 2016

Around the House, No 105, June, 2016

Around the House, No 105 (budget supplement), June 2016

Campaigns & factsheets

Housing in NSW fact sheet – updated February, 2016

'Renewal' of strata title schemes, August, 2015

Housing everyone: 10 proposals for the 2016 NSW budget and beyond, December, 2015

8 Housing the people of (NSW electorate) – 2016 federal election factsheets, June 2016

A guide to producing a factsheet in your electorate, June, 2016

Conference and seminar presentations

Prof Peter Phibbs. *Affordable housing in an urban planning context*, October 2015

Prof. Bill Randolph. *Key trends in the changing geography of Sydney*, October, 2015

Catherine Gilbert. *Planning for non-Planners*, October, 2015

Dr. Ben Spies- Butcher. *Housing & government policy*, December, 2015

Prof. Peter Phibbs. *Why land release & new market supply won't make housing affordable*, December, 2015

Prof. Peter Phibbs. *Property economics & planning*, March, 2016

Dr. Ben Spies-Butcher. *Political economy of housing – 72 since 7 April*

Hon Assoc Prof. Judy Yates. *Housing affordability & supply – 72 since 7 April*



Prof. Rick Krever. *Tax and housing*. April 2016

Adrian Pisarski. *Vote Home 'asks' explained*. June 2016

Kelly Williams. *What makes a successful campaign: Cancer Council*. June 2016

Tilly South. *What makes a successful campaign: Choice*. June, 2016

e- bulletins

29 July, 16 September, 15 December, 19 February, 7 April, 20 May, 2 June, 25 June.

Media releases:

15 July, 2015 – Government's Strata Schemes Redevelopment proposal to hurt vulnerable homeowners and renters

12 October, 2015 – Poverty week lecture: the changing geography of Sydney: implications for understanding equity

8 December, 2015 – Launch of Shelter's 10 key issues for the 2016 State Budget and beyond

21 June, 2016 – New funding for housing assistance welcomed: State budget 2016.

Website visits:

13,028 visitors (16,401 sessions) since 1 July.

1,513 (21%) return visitors.

94.3% of visitors were from Australia, with 73.6% from Sydney and a further 2.2% other NSW.

38,521 education presentations, journal articles, policy, advocacy & information publications were downloaded in 2015-16



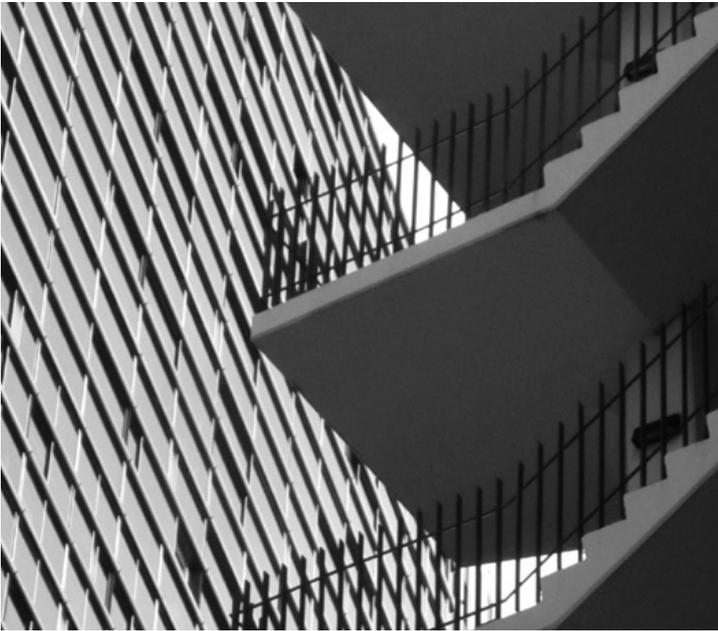
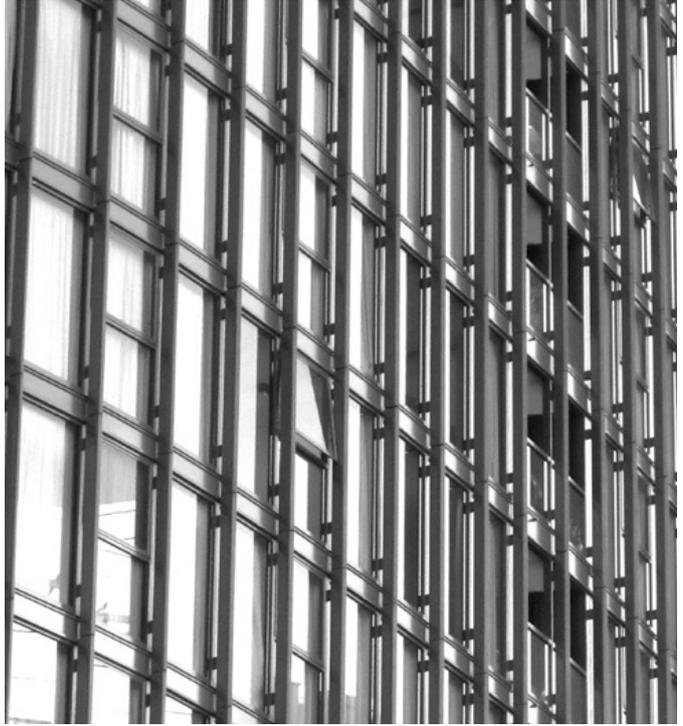
Organisational members

Alpha House Artist Co-Op
Alt Beatty Consulting
Anglicare North Coast - Community Housing
Argyle Community Housing
Baptist Community Services - NSW & ACT
Barnardos Australia
Bellingher River And Neighbourhood Housing
Cooperative
Bobby Goldsmith Foundation
Bonnie Support Services Ltd
Bridge Housing Ltd
Burdekin Association
CatholicCare Diocese of Broken Bay
Central Coast Tenants Advice & Advocacy Service
Churches Housing Inc.
City West Housing Pty Ltd
Coast Shelter
Combined Pensioners & Superannuants Assoc. of NSW
Common Equity NSW
Community Links Wollondilly Inc
Community Restorative Centre
Compass Housing Services
Domestic Violence NSW
Eastern Area Tenants Service
Ecclesia Housing
Evolve Housing For Youth
Habitat for Humanity NSW Ltd
Homelessness NSW
Homes North Community Housing
Homes Out West
Hume Community Housing Association
Hunter Tenants Advice & Advocacy Service
Illawarra Forum
Illawarra Legal Centre
Inner South West Community Development
Organisation
Inner Sydney RCSD
Inner West Tenant Service
Katoomba Neighbourhood Centre
Kooloora Community Centre
Mid Coast Communities
Mid Coast Tenants Advice Service
Mission Australia

Mission Australia Accommodation And Support Service
Molonglo Support Services Ltd
Multicultural Disability Advocacy Association Of NSW
Murra Mia Tenant Advice & Advocacy Service
Newtown Neighbourhood Centre
North Coast Community Housing Company
Northern Rivers Community Legal Centre
NSW Community Housing Tenant Network
NSW Federation Of Housing Associations
Older Womens Network NSW
On Track Community Programs
Pacific Link Community Housing Association
Parramatta City Council
People With Disability Australia
Platform Youth Services Inc
Randwick City Council
Riverwood Community Centre
Salvation Army Australia, Eastern Territory
SGCH
Shire Community Service
St George Migrant Resource Centre
St John's Church Glebe
STARTTS
Sutherland Shire Area Tenants Council
Tenants Union of NSW
The Benevolent Society
The Illawarra Community Housing Trust Ltd
UnitingCare Children, Young People and Families
UnitingCare NSW.ACT
Verto Ltd
Warrawong Residents Forum
Wentworth Community Housing
Wesley Community Housing
Western Sydney Community Forum
WESTIR
Women's Community Shelters
Women's Housing Company
Yfoundations
YWCA NSW

There are also 55 individual members





SHELTER NSW

ABN 95 942 688 134

FINANCIAL REPORT

For the year ended 30 June 2016

Prepared by
CHURTON KELLY
PO Box 1134
ROSEBERY NSW 1445

SHELTER NSW

ABN 95 942 688 134

FINANCIAL REPORT

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SHELTER NSW
ABN 95 942 688 134
INCOME STATEMENT
For the year ended 30 June 2016

	Note	2016 \$	2015 \$
Revenue	2	635,180	619,687
Gross surplus		635,180	619,687
Office maintenance expenses	3	(12,473)	(12,315)
Administrative expenses	4	(75,299)	(75,954)
Travel and Training Expenses	5	(9,958)	(11,470)
Other operating expenses	6	(39,890)	(48,798)
Personnel expenses	7	(538,663)	(531,056)
Other income	8	43,184	64,409
SURPLUS FROM ORDINARY ACTIVITIES		<u>2,081</u>	<u>4,503</u>
Retained surplus at the beginning of the financial year		<u>43,212</u>	<u>40,790</u>
TOTAL AVAILABLE FOR APPROPRIATION		<u><u>45,293</u></u>	<u><u>45,293</u></u>

The accompanying notes form part of these financial statements.
These statements should be read in conjunction with the attached audit report.

SHELTER NSW

ABN 95 942 688 134

BALANCE SHEET

As at 30 June 2016

	Note	2016 \$	2015 \$
CURRENT ASSETS			
Receivables	9	440	722
Cash assets	10	462,909	439,134
Other assets	11	8,122	8,473
TOTAL CURRENT ASSETS		471,471	448,329
TOTAL ASSETS		471,471	448,329
CURRENT LIABILITIES			
Payables	12	56,155	34,050
Interest bearing liabilities	13	797	458
Provisions	14	210,183	222,488
Personnel-related items	15	13,364	14,812
Tax liabilities	16	7,898	(4,472)
TOTAL CURRENT LIABILITIES		288,397	267,336
TOTAL LIABILITIES		288,397	267,336
NET ASSETS		183,074	180,993
EQUITY			
Reserves	17	137,781	135,700
Retained surpluses		45,293	45,293
TOTAL EQUITY		183,074	180,993

The accompanying notes form part of these financial statements.
These statements should be read in conjunction with the attached audit report.

SHELTER NSW
 ABN 95 942 688 134
STATEMENT OF CHANGES IN EQUITY
 As at 30 June 2016

	2016	2015
	\$	\$
Total equity at the beginning of the financial year	180,993	176,490
Surplus attributable to members	2,081	4,503
Transfers to and from retained surpluses	(2,081)	-
Transfers to and from reserves		
General reserve	2,081	-
Total equity at the end of the financial year	<u>183,074</u>	<u>180,993</u>

These statements should be read in conjunction with the attached audit report.

SHELTER NSW
 ABN 95 942 688 134
STATEMENT OF CASH FLOWS
 For the year ended 30 June 2016

	Note	2016 \$	2015 \$
CASH FLOWS FROM OPERATING ACTIVITIES			
Receipts from grants and members		666,560	660,558
Payments to suppliers and employees		(663,459)	(671,018)
Interest received		8,018	11,491
Taxes paid		10,190	(32,273)
Net cash provided by operating activities	18	21,309	(31,242)
CASH FLOWS FROM INVESTING ACTIVITIES			
Proceeds from sale of investments		4,168	12,437
Net cash provided by investing activities		4,168	12,437
CASH FLOWS FROM FINANCING ACTIVITIES			
Net increase in cash held		23,437	(331,112)
Cash at the beginning of year		438,676	769,788
Cash at end of year		462,112	438,676

These statements should be read in conjunction with the attached audit report.

SHELTER NSW
 ABN 95 942 688 134
NOTES TO THE FINANCIAL STATEMENTS
 For the year ended 30 June 2016

2016 2015
 \$ \$

NOTE 1: STATEMENT OF SIGNIFICANT ACCOUNTING POLICIES

- a. This financial report is a special purpose financial report prepared for use by board and members of the association. The directors have determined that the association is not a reporting entity.

The financial report has been prepared in accordance with the requirements of the following Australian Accounting Standards:

AASB 1031: Materiality
 AASB 110: Events Occurring After Reporting Date

No other Australian Accounting Standards, Urgent Issues Group Consensus Views or other authoritative pronouncements of the Australian Accounting Standards Board have been applied.

The financial report is prepared on an accruals basis and is based on historic costs and does not take into account changing money values or, except where specifically stated, current valuations of non-current assets.

The following specific accounting policy, which is consistent with the previous period unless otherwise stated, has been adopted in the preparation of this report:

- b. **Property, Plant and Equipment**

Expenditure on Plant & Equipment is recognised as an expense in the Income Statement. This is consistent with the conditions of the funding agreement with the Department of Family and Community Services - Housing NSW.

NOTE 2: REVENUE

Grant Income	635,180	619,687
--------------	---------	---------

NOTE 3: OFFICE MAINTENANCE EXPENSES

Electricity	2,498	2,453
Insurance	9,975	9,862
	12,473	12,315

NOTE 4: ADMINISTRATIVE EXPENSES

Accounting fees	21,008	21,796
Bank charges	699	701
Computer expenses	518	518
Conference/Seminars Costs	4,233	11,353
Dues and subscriptions	15,180	8,907
Equipment Replacements	11,776	11,301
Internet Access & Hosting	1,667	1,727
Meeting Expenses	414	396

These notes should be read in conjunction with the attached compilation report.

SHELTER NSW
 ABN 95 942 688 134
NOTES TO THE FINANCIAL STATEMENTS
 For the year ended 30 June 2016

	2016	2015
	\$	\$
Postage	1,721	2,492
Printing and stationery	6,609	7,281
Project Expenses	6,018	3,251
Telephone	5,456	6,231
	75,299	75,954
NOTE 5: OTHER OPERATING EXPENSES		
Advertising	1,016	1,024
Travel	8,942	10,446
	9,958	11,470
NOTE 6: OTHER OPERATING EXPENSES		
Merchant fees	321	336
Rent	39,569	38,462
Sundry expenses	-	10,000
	39,890	48,798
NOTE 7: PERSONNEL EXPENSES		
Consultant services	59,414	37,693
Contractors and sub-contractors	17,924	12,255
Staff Costs	461,325	481,109
	538,663	531,056
NOTE 8: OTHER INCOME		
Seminars & Conference Income	4,168	12,437
Membership Income	12,433	12,613
Donations Received	814	2,545
Interest received	8,018	11,491
Miscellaneous Income	17,752	25,322
	43,184	64,409
NOTE 9: RECEIVABLES		
Sundry debtors	-	381
Trade debtors	440	341
	440	722
NOTE 10: CASH ASSETS		
Petty cash	80	185
Ind Cheque Account 7801	36,565	81,545
No 1 Cheque Account 7713	73,685	8,337
CBA Term Deposit	183,579	180,066
CBA Term Deposit	169,000	169,000
	462,909	439,134

These notes should be read in conjunction with the attached audit report.

SHELTER NSW
 ABN 95 942 688 134
NOTES TO THE FINANCIAL STATEMENTS
 For the year ended 30 June 2016

	2016 \$	2015 \$
NOTE 11: OTHER ASSETS		
Prepayments	2,922	3,273
Deposit paid	5,200	5,200
	8,122	8,473
NOTE 12: PAYABLES		
Trade creditors	18,075	318
Credit Card Clearing	3,132	41
Membership in Advance	3,256	6,780
Sundry creditors	31,692	26,911
	56,155	34,050
NOTE 13: INTEREST BEARING LIABILITIES		
Cash in transit	797	458
NOTE 14: PROVISIONS		
Employee entitlements	173,088	186,876
Provision for relief staff	37,096	35,612
	210,183	222,488
NOTE 15: PERSONNEL-RELATED ITEMS		
PAYG withholding payable	7,846	6,256
Superannuation payable	5,517	8,555
	13,364	14,812
NOTE 16: TAX LIABILITIES		
GST collected	27,276	2,763
GST paid	(19,378)	(7,235)
	7,898	(4,472)
NOTE 17: RESERVES		
General reserve	137,781	135,700

NOTE 18: CASH FLOW INFORMATION

For the purposes of the statement of cash flows, cash includes cash on hand and in at call deposits with banks or financial institutions, investments in money market instruments maturing within less than two months, net of bank overdrafts

a. Reconciliation of Cash

Cash at the end of the reporting period as shown in the statement of cash flows is reconciled to the related items in the statement of financial position as follows :

Cash on hand	462,909	439,134
--------------	---------	---------

These notes should be read in conjunction with the attached audit report.

SHELTER NSW
 ABN 95 942 688 134
NOTES TO THE FINANCIAL STATEMENTS
 For the year ended 30 June 2016

	2016	2015
	\$	\$
Bank overdrafts - secured	(797)	(458)
	462,112	438,676
b. Reconciliation of CashFlow from Operations with Profit from Ordinary Activities after Income Tax		
Surplus after income tax	2,081	4,503
(Increase) / Decrease in trade and other receivables	381	390
(Increase) / Decrease in other assets	-	(5,000)
Increase / (Decrease) in trade and other payables	12,824	8,575
Increase / (Decrease) in taxes payable	18,089	(36,745)
Increase / (Decrease) in provisions	1,484	1,555
Cash flow from operations	34,859	(26,722)

These notes should be read in conjunction with the attached compilation report.

SHELTER NSW

ABN 95 942 688 134

STATEMENT BY THE MEMBERS OF THE BOARD

For the year ended 30/06/2016

The Board has determined that the association is not a reporting entity.

The Board has determined that this special purpose financial report should be prepared in accordance with the accounting policies outlined in Note 1 to the financial statements.

In the opinion of the Board the accompanying accounts:

1. Presents fairly the financial position of SHELTER NSW as at 30/06/2016 and the results and cash flows of the association for the year ended on that date in accordance with applicable Australian Accounting Standards and other mandatory professional reporting requirements.
2. At the date of this statement there are reasonable grounds to believe that the Association will be able to pay its debts as and when they fall due.

This statement is made in accordance with a resolution of the Board and is signed for and on behalf of the Board by:



Karen Walsh
Chairperson



Ben Spies-Butcher
Treasurer

Dated : 14/10/2016

SHELTER NSW
ABN 95 942 688 134

BOARD'S REPORT

For the year ended 30/06/2016

Your Board members submit the financial accounts of the SHELTER NSW for the financial year ended 30/06/2016

Board Members

The names of the Board members as at the date of this report are:

Karen Walsh	Chairperson
Digby Hughes	Secretary
Ben Spies-Butcher	Treasurer
Lucy Burgmann	
Sue Cripps	
Ned Cutcher	
Garry Mallard	
Bill Randolph	

Principal Activities

The principal activities of the Association during the year were: advocacy on behalf of low income housing consumers; production of housing newsletters; liaison with State and Federal housing authorities; participation in consultation on housing agreements and housing issues generally.

Significant Changes

There were no significant changes in the nature of the activities undertaken by the association during the year.

Operating Result

The surplus/(deficit) amounted to:

Year ended	Year ended
30/06/2016	30/06/2015
\$2,081	\$4,503

Signed in accordance with a resolution of the Members of the Board



Karen Walsh



Ben Spies-Butcher

SHELTER NSW

ABN 95 942 688 134

INDEPENDENT AUDIT REPORT TO THE MEMBERS

Report on the financial report

We have audited the accompanying financial report, being a special purpose financial report of SHELTER NSW, which comprises the balance sheet as at 30/06/2016 and the income statement for the year then ended, the significant accounting policies note 1 and the Committee Member's declaration which appear on pages numbered 2 - 6 of the financial report. The financial report has been prepared by the Committee of SHELTER NSW based on Subdivision 60-D Requirements for annual financial reports (transitional rules) of the *Australian Charities and Not-for-Profit Commission Regulation 2013* (ACNC Regulation).

The responsibility of the Committee for the financial report

The Committee is responsible for the preparation of the Financial Report in accordance with the *Australian Charities and Not-for-profits Commission Act 2012* (ACNC Act). This responsibility includes determining if the basis of accounting is an acceptable basis for the preparation of the financial report in the circumstances; and for such internal control as the Committee determines is necessary to enable the preparation of a financial report that is free from material misstatement, whether due to fraud or error.

The Committee has determined that the accounting policies used and described at Note 1 to the financial statement which forms part of the financial report are consistent with the financial reporting requirements of the ACNC Act and the Associations Incorporation Act 2009 and are appropriate to meet the needs of the members and the Department of Family and Community Services (the "specified users").

Auditor's responsibility

Our responsibility is to express an opinion on the financial report based on our audit. The financial statements have been prepared for the purpose of fulfilling the requirements of the specified users. We disclaim any assumption of responsibility for any reliance on this report or on the financial report to which it relates for any other purpose than that for which it has been prepared.

We conducted our audit in accordance with Australian auditing standards. These auditing standards require that we comply with relevant ethical requirements relating to audit engagements and plan and perform the audit to obtain reasonable assurance that the financial report is free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial report. The procedures selected depend on the auditor's judgement, including the assessment of the risks of material misstatement of the financial report, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and fair presentation of the financial report in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. An audit also includes evaluating the appropriateness of the accounting policies used and the reasonableness of accounting estimates made by those charged with governance, as well as evaluating the overall presentation of the financial report.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Independence

In conducting our audit, we have complied with the independence requirements of the Australian professional accounting bodies.

Auditor's opinion

In our opinion the financial report of , has been prepared, in all material respects, in accordance with Division 60 of the Australian Charities and Not-for-profits Commission Act 2012 and Division 60 of the Australian Charities and Not-for-profits Commission Regulation 2013, incorporating Subdivision 60-D-Requirements for annual financial reports (transitional rules)

Salvino Savona, Auditor



CHURTON KELLY

CERTIFIED PRACTISING ACCOUNTANTS

Suite 206, 414 Gardeners Rd, Rosebery NSW 2018 Tel: (02) 8070 9301 Fax: (02) 8339 1473 ABN: 86 031 055 152

Liability limited by a scheme approved under Professional Standards Legislation



www.sheltersnsw.org.au