



Standing Committee on Health and Community Wellbeing

Inquiry into Annual and Financial Reports 2022-2023

ANSWER TO QUESTION TAKEN ON NOTICE

Asked by Ms Jo Clay MLA on 15 November 2023: Mr Naughton took on notice the following question(s):

Reference: Hansard proof transcript 15 November 2023 [PAGE 39]

In relation to: Replacements for demolished dwellings

MS CLAY: Okay. I have another one that you may want to take on notice. That will be fine, but sometimes it is easier to get the question right in a conversation first. For each site that we have demolished as part of the program, are you able to tell me how many dwellings are replacing each dwelling?

Mr Naughton: Yes, we have that information. Yes.

MS CLAY: Great; thank you.

Ms Yvette Berry MLA: The answer to the Member's question is as follows:—

Housing ACT is committed to replacing inefficient and ageing properties and building modern, high-quality, and efficient homes that are well located to essential services, such as schools, shops, and public transport.

Consistent with the goals of the ACT Planning Strategy, the Program focuses on increasing efficiency of land use and dwelling density in well located, serviced areas. Under the Territory Plan, Housing ACT maximises the allowable dwelling yield by block size and zoning.

On average, and subject to the size of the block and its zoning for projects completed or under construction contract, the Program is currently achieving a replacement ratio of 2.2 new dwellings per demolished old dwelling. With the highest yielding developments achieving 7 dwellings for 1 dwelling being demolished.

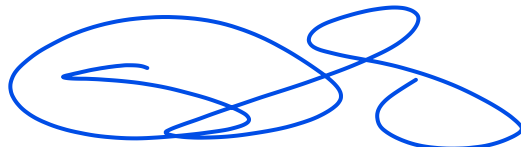
The following table indicates the number of sites where properties have been demolished and the number of new replacement dwellings on that site.

Total sites	Replacement Dwellings for Dwellings demolished
49	1 for 1
75	2 for 1
11	3 for 1
6	4 for 1
4	5 for 1
13	5 for 2
1	5 for 4
5	6 for 2
1	6 for 1
2	7 for 1
1	7 for 2
1	7 for 3
1	8 for 3
1	9 for 2
1	9 for 4
1	9 for 5
1	10 for 4
1	21 for 6

Note – These statistics include properties already completed and currently under contract for construction.

Approved for circulation to the Standing Committee on Health and Community Wellbeing

Signature:



Date: 28/11/23

By the Minister for Housing and Suburban Land Development, Ms Yvette Berry MLA