

LEGISLATIVE ASSEMBLY OF THE NORTHERN TERRITORY

WRITTEN QUESTION

Mrs Hickey

to Minister for Housing

Housing

What criteria is being applied to determine the duration of the leases offered to Housing Commission tenants?

ANSWER

Fixed term tenancies have been introduced for eligible tenants, effective from 1 July 1998. All other tenants will remain on the existing periodical leases.

Current eligible tenants will be offered a five year lease. New tenants will initially be offered a six month lease and if this is successfully managed, will be offered a two, then a five year lease, provided they remain eligible for public housing.

At the expiration of each lease, the tenant may apply to the Department to renew the lease. If the tenant remains eligible for public housing and has complied with the conditions of tenancy, then a further lease will be offered.

The Department reserves the right to not offer further leases to tenants who have not paid rent, have damaged property or have created noise and nuisance to neighbours.

Non-renewal of leases for eligible tenants would only be taken as a measure of last resort where all other means of managing the tenancy have failed.

In the future, tenants whose circumstances have changed such that they no longer meet the eligibility criteria will not be offered a new five year lease. Such tenants will have six months to purchase or find alternative rental accommodation in the private sector.