



## APPLICANT INFORMATION FOR TENANCY OF A COUNCIL SOCIAL HOUSING UNIT

**Hurunui District Council Housing units are located in the following areas:**

- 5 Church Street, Amberley – 4 double and 5 single units
- 5 Pound Street, Amberley – 1 double and 2 single units
- 35 Princes Street, Waikari – 5 single units
- 53 Conical Hill Road, Hanmer Springs – 4 single units
- 16 Buckley Street, Cheviot – 5 single units
- 4 Seddon Street, Cheviot – 4 single units
- 5 Rolleston Street, Cheviot – 4 single units

**Criteria for Tenancy:**

When assessing applications for tenants for social housing, Council officers will apply the following priorities:

Priority	Criteria
1	<ul style="list-style-type: none"> <li>- Aged 65 years old and over, or</li> <li>- Adults who has been on the Supported Living Payment for 18 months or more, and unable to afford housing at market rates, or unable to easily access rental housing in their own right due to mobility, mental health or disability issues; and</li> <li>- A. Can demonstrate a housing need; and</li> <li>- B. Have total assets of no more than \$25,000 (single) or \$30,000 (couple); and</li> <li>- C. Gross income is not more than the equivalent of 15 hours per week at minimum wage; and</li> <li>- D. Have a connection with the district.</li> </ul>
2	<ul style="list-style-type: none"> <li>- Aged 60 years old and over; and</li> <li>- A. Can demonstrate a housing need; and</li> <li>- B. Have total assets of no more than \$25,000 (single) or \$30,000 (couple); and</li> <li>- C. Gross income is not more than the equivalent of 15 hours per week at minimum wage; and</li> <li>- D. Have a connection with the district.</li> </ul>
3	<ul style="list-style-type: none"> <li>- As per Priority 1 or 2, but does not meet (D)</li> </ul>
4	<ul style="list-style-type: none"> <li>- Aged 60 years old and over; or</li> <li>- Adults who have been on the Supported Living Payment for 18 months or more, and unable to afford housing at market rates, or unable to easily access rental housing in their own right due to mobility, mental health or disability issues; and</li> <li>- A. Have total assets of no more than \$100,000 (single) or \$150,000 (couple).</li> </ul>
5	<ul style="list-style-type: none"> <li>- Any other person</li> </ul>

For double units, where a single person and a couple are the same priority, preference will be given to the couple in the first instance.

**Application forms**

Applications must be completed by the applicant and returned to the Property Team. The application will be assessed against the above criteria to determine eligibility. If your application is accepted, you will be informed in writing of your priority level and placed on the waiting list for a unit in your preferred area.

### **Application Forms and Privacy**

- Applications must be made using the application form, which is provided at Council offices and service Centres, or available on the website.
- Applications must include any information specified in the application form.
- Where a couple wish to rent a social housing unit, both people are required to complete the application form.
- The Council will hold information pertaining to potential and existing tenants in separate files to those containing property information. Tenant information will be held securely, be accessed only by authorised Council officers and used for the purpose for which it was collected.
- Tenant information will be made available on request to the person to whom the information relates, and where requested will be updated if incorrect or out-of-date.

### **Tenancy agreements**

Tenants are required to enter into the Residential Tenancy Agreements set out under the Residential Tenancies Act, and will be subject to the provisions of the Residential Tenancies Act.

### **Rental & bonds**

At the start of a tenancy the Hurunui District Council requires two week rent in advance plus a bond payment of equivalent of two weeks rental. The bond payment will be held with Tenancy Services (Ministry of Business, Innovation and Employment) until the end of the tenancy, and will be refunded provided that Council is satisfied that the unit is left in a clean and tidy condition and sustained no damage.

The rental is subject to annual review and any increases will be notified in accordance with the Residential Tenancy Act.

### **Pets**

- No dogs will be permitted to be kept as pets by any tenant.
- Cats, caged birds and other domestic pets will be allowed subject to specific approval being sought and given by Council, and included in the tenancy agreement.
- Any damage caused by pets is the responsibility of the tenant.

### **Smoke free**

Smoking is not permitted inside any Council social housing unit, but is permitted outside the unit, including verandas, balconies or decks, provided that this does not cause nuisance to any neighbour.

**WEEKLY RENTALS 2020-2021**

<b><u>Amberley</u></b>			<b><u>Waikari</u></b>	
<b>Priority one</b>			<b>Priority one</b>	
Single tenant in single unit	\$115.00		Single tenant in single unit	\$105.00
Single tenant in double unit	\$145.00		Couple in single unit	\$115.00
Couple in single unit	\$140.00		<b>Priority two</b>	
Couple in double unit	\$160.00		Single tenant in single unit	\$115.00
<b>Priority two</b>			Couple in single unit	\$125.00
Single tenant in single unit	\$125.00		<b>Priority three</b>	
Single tenant in double unit	\$155.00		Single tenant in single unit	\$135.00
Couple in single unit	\$150.00		Couple in single unit	\$150.00
Couple in double unit	\$170.00			
<b>Priority three</b>				
Single tenant in single unit	\$145.00			
Single tenant in double unit	\$175.00			
Couple in single unit	\$170.00			
Couple in double unit	\$190.00			
<b><u>Hanmer Springs</u></b>			<b><u>Cheviot</u></b>	
<b>Priority one</b>			<b>Priority one</b>	
Single tenant in single unit	\$110.00		Single tenant in single unit	\$105.00
Couple in single unit	\$135.00		Couple in single unit	\$115.00
<b>Priority two</b>			<b>Priority two</b>	
Single tenant in single unit	\$120.00		Single tenant in single unit	\$115.00
Couple in single unit	\$145.00		Couple in single unit	\$125.00
<b>Priority three</b>			<b>Priority three</b>	
Single tenant in single unit	\$140.00		Single tenant in single unit	\$135.00
Couple in single unit	\$165.00		Couple in single unit	\$150.00
<b><u>All areas</u></b>				
<b>Priority four</b>				
Single tenant in single unit	\$200.00			
Single tenant in double unit (Amberley only)	\$230.00			
Couple in single unit	\$215.00			
Couple in double unit (Amberley only)	\$245.00			