

# What are the advantages for me?

Becoming a resident of Latrobe will soon have you immersed in a caring, social and active community.

The flatness of Latrobe enables you to get about easily to shops, cafes, sporting and social clubs. There are many beautiful reserves, waterways and walking/cycling tracks.

Medical support services are on your doorstep along with public transport. Lifelong learning is offered at many facilities.

The units themselves are modern with all the facilities you need.

You can sell your house and have no more worries about maintenance or keeping the garden in order.

Latrobe is small enough to be big on friendship and caring by the community.

# What do you receive?

Life tenancy of the unit

Uninterrupted enjoyment of occupancy

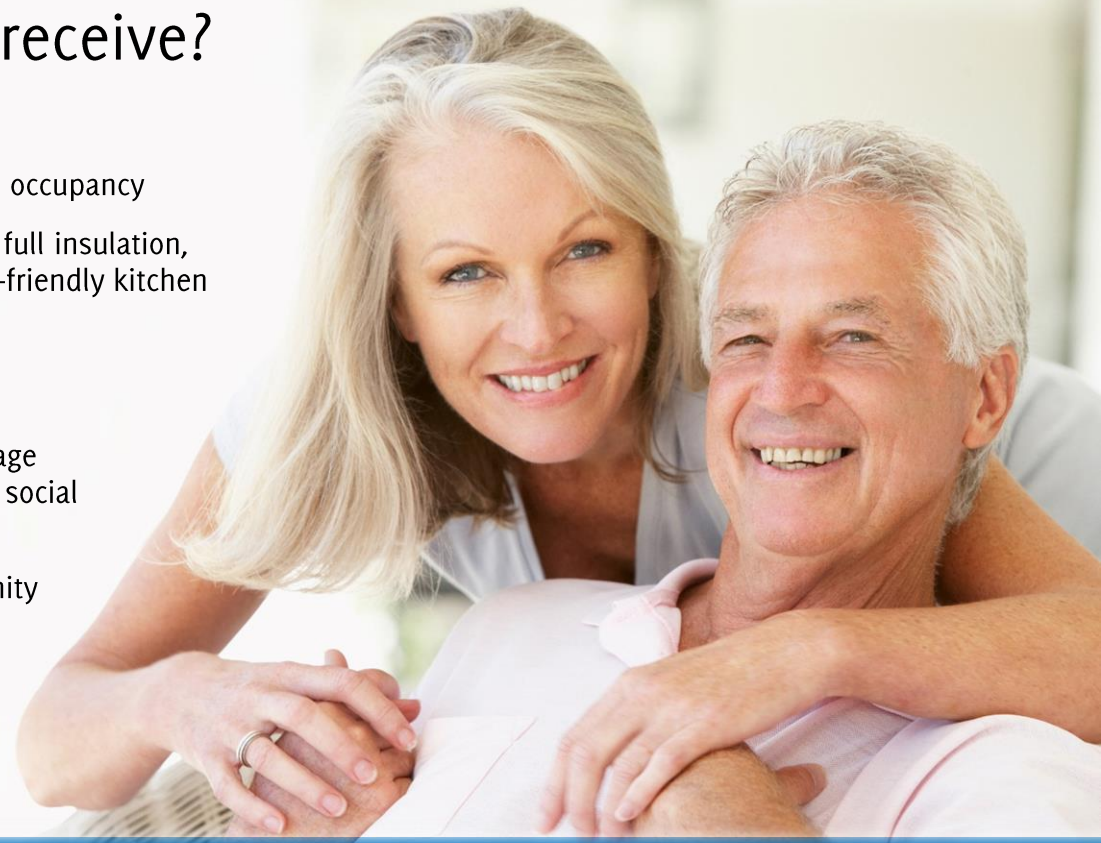
A quality unit with heating, full insulation, walk in shower and user-friendly kitchen

A carport

A communal garden shed

Neighbours near your own age for you to maintain your social connectedness with

A caring and social community with an abundance of opportunities to keep you as busy as you want to be



## Location of Units

10-12 Cotton Street  
7-13 Gilbert Street  
20 Hamilton Street  
12 Hampden Street  
34 Hampden Street  
20 James Street  
125-129 Last Street  
3-11 Laura Street  
27 Lewis Street  
18-20 Lewis Street  
1-7 Madeline Street  
2 New Street  
7-9 Weld Street

## Contact

For further information or an application form



Latrobe Council  
170 Gilbert Street  
Latrobe Tas 7307

03 6426 4444  
[council@latrobe.tas.gov.au](mailto:council@latrobe.tas.gov.au)

Community and  
Social Housing  
for the Actively  
Independent  
in Latrobe

# The Units

Latrobe Council own and manage 64 community and social housing units throughout the town of Latrobe for the actively independent aged.

Units are co-located across multiple blocks of land and within easy walking distance of numerous facilities and services.

The one- or two-bedroom units are designed to meet the needs of the aged that are still able to live independently. They are not disability units. Persons with specialist needs should pursue alternative accommodation and/or support services.

Tenants are offered lifetime tenancy of a unit through an open-ended lease.

There is a waiting list with individuals prioritised one-bedroom units and couples prioritised two-bedroom units.

Allocation is on a “first in, first come” basis, provided the applicant/s meet the eligibility criteria at the time a unit becomes available.

## Eligibility

To be eligible for Council’s community housing units, applicants must –

- meet the age criteria for an aged pension as determined by the Australian Government Department of Human Services and amended from time to time
- **AND** be in receipt of an age pension or service pension or partner service pension;
- **AND** be eligible to receive Commonwealth Government rent assistance.

There are additional eligibility requirements that apply to Council’s seven (7) social housing units -

- live in Tasmania, not another state or territory
- be an Australian Citizen
- be a Permanent Resident including Refugee visa subclasses 200, 201, 202, 203 and 204
- be eligible for a Commonwealth Health Care Card
- not own land or a home of your own
- not have financial assets worth more than \$35,000

This includes things like shares, property and money in the bank. This amount includes your assets and the assets of any other people who live in your household. It does not include things like your car or your household items.

Applications will not be accepted any earlier than 18 months of the age eligibility.

## Costs

Council is not permitted to undercut the wider rental market for equivalent properties. Rents are therefore assessed annually against the private sector.

A bond, equivalent to four weeks rent, is also payable.

In relation to the seven (7) social housing units, priority is given to couples, as they are two-bedroom units, and the rent is based on a percentage of their combined income. If that percentage amount is less than the market rent, the tenant will pay the lower amount.

Rent is payable fortnightly in advance. Tenants can claim Commonwealth Rent Assistance from Centrelink.

# Tenant responsibilities

The tenant is responsible for supplying their own window furnishings, refrigerator, washing machine, personal furniture, power, nbn and contents insurance.

Water usage is charged to the tenant.

The tenant is required to keep the unit in a clean and tidy condition and not adversely impact on neighbours.

## Pets

Pets are an important part of many people’s lives and may be seeing out their days with their owner however, only a small number of Council’s units are permitted to house a pet.

If you have a pet and wish to keep them, only specific units will be an option to you. You do need to receive permission before bringing a pet to the unit.

## Who controls the units?

Latrobe Council own and manage the units.

Generally, all matters are governed by common sense and are designed to protect the privacy of the individual and the condition of the unit.

An Elderly Persons Unit Advisory Committee, comprising of elected tenant representation and Council personnel, meet twice yearly to recommend infrastructure priority to Council.

No alterations can be made to or at the units without the prior written approval of Council, noting that such requests are not automatically agreed to.