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>> We acknowledge the high frequency of emails that we are distributing to keep our stakeholders updated on timely information that matters to our sector. Please note, the subject line of news emails is **QS Bulletin** so they are easily distinguishable from regular communications.

State Budget delivered today

Dear Colleagues,

The calls for budget measures to address housing need and homelessness have never been louder. In these last weeks, we have started to see the Brisbane Lord Mayor and other regional Councils step up, seeking to bring homes out of the short-term rental market and into the long-term market. This includes an examination of empty homes and how owners might be incentivised to make these homes available to rent.

There have also been private sector representations about the importance of 'Build to Rent' models at scale.

Q Shelter has called for increased funding for social and affordable housing as well as accelerated planning system reforms. We have engaged with Government about the urgency of funding more tenancy sustainment support programs. We have also highlighted the critical importance of moving upstream to prevent people falling towards homelessness and to remove obstacles to building social and affordable homes as quickly as possible.

As we wait to understand more about the State Budget later today, it has never been more important to pursue multiple intersecting initiatives to guarantee a healthy housing system. This context is vital if we want to ensure enough social and affordable homes for those who need them.

The role of Community Housing Providers is also critical to the success of this agenda. They can play an expanded role and Q Shelter's [Budget Submission](#) calls for measures that fully empower them to use assets and revenue streams to debt finance growth. This will require a courageous new look at the policy settings and legal instruments that are the framework for community housing provision. We know other States have strengthened CHPs through the transfer of title and management rights to more social homes. If we truly focus on the needs of individuals and families who today don't have a home or who live with daily prospect of looming homelessness, then we will find a way to put everything on the table for renewed consideration.

We urge members and stakeholders concerned with housing affordability and

homelessness to advocate for diverse and inter-connecting measures that achieve a healthier housing system. There is no single solution to the current crisis. It requires many leaders from all sectors and levels of Government to bring together their

Rising costs for homelessness and housing providers

Q Shelter has written [a letter](#) to Minister Leeanne Enoch urging advocacy to the Treasurer about the rising costs of service provision. While we celebrate the increase in wages for low and middle income earners, it is a stark reminder that indexation has not kept pace with the true cost of service delivery. The sector is clearly telling us that they will have to reduce services including not preplacing people if they leave. At a time when the demand for support and housing is higher than ever, fewer people will be able to access services because they have reduced.

The impact on housing growth projects is also significant. In the context of rising interest rates and bond rates, the cost of finance is increasing. This is placing at risk the delivery of many growth plans developed by Community Housing Providers to help deliver the Queensland Housing Investment Growth Initiative.

If keen to discuss any of these aspects or want to get more involved, please reach out to the Q Shelter team.



Fiona Cariglieri

Executive Director



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