

Project Frauhaus

NFP Affordable Housing for Older Women

Prebudget submission 2021-22



a [®]evolutionary approach to affordable housing

Driving innovation and technology for social, economic and environmental impact. Building resilient regional communities by supporting our matriarchs to age in place in affordable, sustainable and efficient housing. Creating new opportunities for jobs and manufacturing in regional areas.

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Key Points

- Affordable Housing (focus on older women).
- Regional (Victoria and Tasmania)
- Driving Innovation and Disruptive Technology in residential construction
- Prioritising Sustainability and Efficiency,
- Creating opportunities for women in STEM.
- R & D of Digital FinTech to develop sustainable funding models for Affordable Housing developments for
- Housing First principles for social, economic and environmental benefit.
- Creating jobs and supporting manufacturing in regional areas
- Build resilient communities by supporting the matriarchs, who are often the heart of every regional community.



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About Project Frauhaus

We believe our NFP can be an innovative champion for social and environmental impact.

On the social side, we believe that your daughter, mother or grandmother, should never be searching for somewhere to live. Housing stress for older women creates ongoing issues in relation to health, finances, employment, and leaves them vulnerable to abuse in inappropriate and dangerous living scenarios.

Environmentally, we believe that residential housing needs an overhaul. We are collaborating with industry and universities to develop and use more sustainable and efficient materials and forms of construction in our Affordable Housing.

Housing insecurity affects most Australians, but particularly older women, who may be scaling back on work and moving into a lower income bracket. They also have around 1/3 of the superannuation that men do, so their potential to buy a home outright is limited and these women do not fit lending criteria. These women cannot access social housing and are trapped in the escalating private rental market.

On any given night in Australia, roughly 50,000 women are homeless and 59% of those using housing support services are women. There is almost no housing stock for single women without children, so if they don't qualify for social housing, these women fall through the cracks. **40 women are turned away from homelessness services every day in Victoria.**

Currently, there is a real shortage of housing stock in regional areas for single women. Most affordable housing is designed for families. We aim to provide amazing housing solutions for those matriarchs who are struggling. We hope to develop three small infill housing projects in established communities in regional Victoria and Tasmania.

We are well qualified to find solutions to these issues. We are a small but committed group of people with professional careers in health, environmental design, urban design, community project management, and funding in the NFP sector. Some of us have intimate knowledge and experience of the housing issues and risk of homelessness in regional Victoria and Tasmania.

The Cost to Our Community

The figure is hard to imagine, but the cost is vast and includes the impacts on health and the health system, employment/unemployment, financial, and affects the women and the wider community.

Affordable Housing as a Core Business and Project Frauhaus Strategic Plan 2020-24

Affordable housing is now an 'asset class' and we aim to grow our NFP through housing developments and we aim to create an offshoot social enterprise (matriARCH) that champions our well designed, efficient and sustainable compact homes by retailing them to the public. We also aim to explore blockchain technology and FinTech as another way of funding our Affordable Housing projects in the future. There's never been a better time to launch our project.

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Our vision

Our vision is for all women to have safe, secure and sustainable living environments that enable them to age comfortably in community and as valued members of society.

Our Mission

Our homes and communities are shaped to lift the spirits and demonstrate respect for Mother Earth and the matriarchs of our society. We create environmentally sustainable homes for older women that showcase the latest technological developments in architectural design and construction and provide housing security, affordability and efficiency.

Our Goals

Goal 1 - To provide long-term affordable housing for women over 50 who are at risk of facing homelessness but unable to access other forms of affordable and social housing.

Goal 2 - To learn from and employ the latest housing design and construction technologies and methods to achieve high levels of environmental performance, shorter construction times and a lower carbon footprint.

Goal 3 - To design homes and shared spaces to facilitate a sense of community among residents.

Goal 4 - To design beautiful, functional and efficient homes to enable women to live generously within a small footprint.

Goal 5 - To pursue innovative methods of funding and financing for affordable housing.

Goal 6 - To develop partnerships with organizations in manufacturing, research and technology who share our vision for social and environmental impact.

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Proposed affordable housing developments 2021

Budget:

- 1) Research and development of compact home and micro-village designs.

Estimated \$80000

- 2) Planning submissions estimated \$60000

- 1) **Affordable Housing Castlemaine, Victoria:**

A micro-village of four compact homes in an established community, with direct access to national park and bike track.

Status: Almost shovel ready. Hope to be complete by June 2021

Have a building site, local government support, housing concepts being developed in discussions with locals, architects, housing providers, housing researchers from Melbourne and Deakin Universities and prefab housing manufacturers.

Budget estimate: \$1.2 m

- 2) **Affordable Housing Bendigo**

A micro-village of four compact homes in an established community.

Status: no site selected but Bendigo, Spring Gully, Quarry Hill, Kennington and Ironbark are preferred suburbs.

Local council identified a lack of housing stock in Greater Bendigo for single person affordable housing and an escalation in homelessness of older women.

Estimated budget: \$ 1.3m

- 3) **Affordable Housing, Dodges Ferry/Carlton Tasmania**

A micro-village of four compact homes in an established community.

Status: a range of possible sites in the area.

Working with University of Tasmania, local government, community housing groups and local building manufacturers.

Estimated budget: \$ 1.2m

Total \$3,840000