



## Winnam Aboriginal and Torres Strait Islander Corporation

### Conditions and Eligibility for Affordable Housing

Please read these conditions and eligibility criteria carefully. When applying for housing with Winnam Aboriginal and Torres Strait Islander Corporation you are agreeing to abide by the following conditions:

1. You must be a current financial member of Winnam Aboriginal and Torres Strait Islander Corporation (\$4.00 every year). If your membership lapses because your annual membership fee has not been paid, your name will be removed from the Housing Waiting List. Part of being accepted as a member will require you to provide an approved Confirmation of Aboriginality/Torres Strait Islander form.
2. You must remain a current financial member of Winnam Aboriginal and Torres Strait Islander Corporation during any tenancy that is offered to you. Failure to pay your annual membership fee may result in Winnam deciding not to renew your tenancy agreement on its expiry.
3. You must remain on the QLD Department of Housing and Public Works waiting list. If you are not registered with the QLD Department of Housing and Public Works, Winnam is unable to provide you housing.
4. You must be a resident in Winnam's catchment areas - Wynnum/Manly Southeast Bayside area including Redland City, Tingalpa, and Morningside to Carina – OR have a connection with the area including demonstrated family OR have other supports in the area. Other reasons for wanting to move to the area may be presented to the Board of Directors in writing for their determination of validity.
5. Failure to respond to requests for updated information in relation to your housing application (within fourteen (14) days of the request being issued) will result in you becoming ineligible for housing. Winnam will make two attempts in writing to contact you before your name is removed from the Housing Waiting List. No further attempts will be made if your mail is returned to us as "not at this address".
6. If we do not have your current contact details, you will be ineligible for housing and your name will be removed from the Housing Waiting List. Please keep Winnam updated if your current address and phone number change.
7. Persons currently in permanent housing supplied by a housing organisation or agency (e.g, QLD Department of Housing and Public Works, ATSI Housing, Community Housing) will not be eligible for housing with Winnam Aboriginal and Torres Strait Islander Corporation.
8. Tenancies are not transferable to any other person including family members or partners. When a house or accommodation becomes available it will be offered only to the person nominated on the application, and that person must live in the property on a full-time basis and be the person responsible for all rent and other aspects of the tenancy lease. We do not permit sub-letting.
9. Persons moving outside the greater Brisbane area permanently, that is longer than six (6) months, are not eligible to remain on the waiting list.
10. Persons who own or have shares in houses, flats, units, investment properties, vacant land or any other real estate are not eligible to be on the waiting list.

11. Only one offer of a house or other accommodation will be made. Prior to an offer being made, Winnam will consider your Housing Application form information and ensure that the offer is appropriate, e.g., Consideration will be given to the most appropriate size of housing, pets, preferred suburbs noted on your form. Should the offer be refused without reasons satisfactory to Winnam, or where the applicant cannot be contacted at the last advised address within three (3) days, the applicant's position on the waiting list will be forfeited.
12. Upon acceptance of an offer of accommodation, the applicant must tenant the house or unit within fourteen (14) days thereof.
13. Must provide proof of household income under \$70,000 per annum (income evidence is required prior to signing the Tenancy Agreement).
14. As part of your tenancy with Winnam Aboriginal and Torres Strait Islander Corporation, we strongly encourage you to participate in our organisation's activities, meetings, and community events.

**Once a formal offer of housing has been made, you will need to do the following within three (3) days:**

- a. Supply two (2) references from previous landlords (not family) before the tenancy is granted to you. If you have not been a tenant in the past five (5) years, then you will need to provide two suitable character references.
- b. Sign an Information Release Authority which authorises Winnam to check the references that you have supplied. All references must be satisfactory to Winnam.
- c. Sign a Declaration confirming that you do not own share in any housing, land, or real estate. You will also need to sign an Authority allowing Winnam to undertake searches with the relevant authorities to verify this information.
- d. Provide proof of current housing and rent payments (e.g., Current tenancy agreement, rent receipts).



## Affordable Housing Application Form

<b>Date:</b>	
<b>Full Name:</b>	
<b>Date of Birth:</b>	
<b>Address:</b>	
<b>Phone Number:</b>	
<b>Email:</b>	
<b>Alternative Contact Name:</b>	
<b>Alternative Contact Number:</b>	

Please complete the following questions:

<b>1. Are you Aboriginal and or Torres Strait Islander descent?</b>	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<b>2. Are you a current financial member of Winnam?</b>	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<i>*If you do not pay Winnam's yearly membership fee (\$4.00), then you will be removed from our Housing Waiting List*</i>		
<b>3. Do you currently own a full or part share in either a house or land in Australia or overseas?</b>	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<i>*You are not eligible for housing if you own/part own a house/flat/unit or other form of accommodation*</i>		
<b>4. Have you registered with QLD Department of Housing and Public Works?</b>	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<i>*If you answered "No" to this question, you are not eligible for housing with Winnam*</i>		

5. Please list all other household members below (including the applicant):				
Full Name	Date of Birth	Gender	Relationship to Applicant	Is this person living with you now?
		<input type="checkbox"/> Male <input type="checkbox"/> Female		<input type="checkbox"/> Yes <input type="checkbox"/> No
		<input type="checkbox"/> Male <input type="checkbox"/> Female		<input type="checkbox"/> Yes <input type="checkbox"/> No
		<input type="checkbox"/> Male <input type="checkbox"/> Female		<input type="checkbox"/> Yes <input type="checkbox"/> No
		<input type="checkbox"/> Male <input type="checkbox"/> Female		<input type="checkbox"/> Yes <input type="checkbox"/> No
		<input type="checkbox"/> Male <input type="checkbox"/> Female		<input type="checkbox"/> Yes <input type="checkbox"/> No
		<input type="checkbox"/> Male <input type="checkbox"/> Female		<input type="checkbox"/> Yes <input type="checkbox"/> No
		<input type="checkbox"/> Male <input type="checkbox"/> Female		<input type="checkbox"/> Yes <input type="checkbox"/> No

6. How long have you been at the above address:		
<input type="checkbox"/> 0-6 months	<input type="checkbox"/> 6-12 months	<input type="checkbox"/> 1 year – 3 years
<input type="checkbox"/> 3 years – 5 years	<input type="checkbox"/> 5 years – 7 years	<input type="checkbox"/> 7+ years

7. How long have you lived in the Wynnum and or Redlands Areas?		
<input type="checkbox"/> 0-6 months	<input type="checkbox"/> 6-12 months	<input type="checkbox"/> 1 year – 3 years
<input type="checkbox"/> 3 years – 5 years	<input type="checkbox"/> 5 years – 7 years	<input type="checkbox"/> 7+ years

8. What is your current accommodation?		
<input type="checkbox"/> Rent House	<input type="checkbox"/> Rent Flat/Unit	<input type="checkbox"/> Board
<input type="checkbox"/> Other: E.g., caravan, hostel, emergency house		

9. Name and Contact Details of Real Estate Agency or Landlord	
Full Name:	
Phone Number:	

10. How much rent do you currently pay?	
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11. Number of people where you are currently living?		
<input type="checkbox"/> 0	<input type="checkbox"/> 1	<input type="checkbox"/> 2
<input type="checkbox"/> 3	<input type="checkbox"/> 4	<input type="checkbox"/> 5
<input type="checkbox"/> 6	<input type="checkbox"/> 7	<input type="checkbox"/> 8+

12. Number of bedrooms where you are currently living?		
<input type="checkbox"/> 1	<input type="checkbox"/> 2	<input type="checkbox"/> 3
<input type="checkbox"/> 4	<input type="checkbox"/> 5	<input type="checkbox"/> 6+

13. Have you experienced difficulties in obtaining housing?
<input type="checkbox"/> Yes (please give details)
<input type="checkbox"/> No

14. Types of difficulties obtaining housing?		
<input type="checkbox"/> Rental issues	<input type="checkbox"/> Unable to get bond	<input type="checkbox"/> Long waiting lists
<input type="checkbox"/> Other (please give details):		

15. Are you registered with any other Housing Providers? <input type="checkbox"/> Yes <input type="checkbox"/> No		
Provider Name	Registration Number	How long?

**16. Winnam have properties predominately in the Wynnum Manly precinct, but also in some Redland City Council areas. Would you be interested in properties in the Redland City Council area also?**

Yes

No (if you marked "No", what is your connection to the Wynnum area?)

**17. What is your preferred suburb you wish to reside?**

Wynnum

Wynnum West

Manly

Manly West

Lota

Hemmant

Tingalpa

Belmont

Capalaba

Birkdale

Wellington Point

Alexandra Hills

**18. List all pets that will reside with you:**

Type of Animal	Breed	Registration Details

**19. Are you employed?**

Yes

No

**20. Please indicate which yearly income applies to you and or combined income of the household. This must include ALL income from your household for the last financial year. If you are offered a property through Winnam, you will be asked to provide an income assessment every 12 months:**

\$0 - \$10,000

\$10,001 - \$20,000

\$20,001 - \$30,000

\$30,001 - \$40,000

\$40,001 - \$50,000

\$50,001 - \$60,000

\$60,001 - \$70,000

Over \$70,000

Please read the attached Conditions and Eligibility for Housing document before returning this Housing Application Form.

<b>Applicant Name:</b>	<b>Secondary Applicant Name:</b>
Signature:	Signature:
Date:	Date:

**RETURN TO: Winnam Aboriginal and Torres Strait Islander Corporation**

**Address:** Shop 2/3, 124 Florence Street, Wynnum QLD 4178

**Postal Address:** PO Box 201, Wynnum QLD 4178

**Phone:** (07) 3396 3431

**Email:** [housing@winnam.org](mailto:housing@winnam.org)



## Information Release Form

<b>Full Name:</b>	
<b>Date of Birth:</b>	
<b>Address:</b>	
<b>Phone Number:</b>	
<b>Alternative Contact Number:</b>	

I/we understand that it may be necessary for Winnam Aboriginal and Torres Strait Islander Corporation (“Winnam”) to contact the Queensland Department of Housing and Public Works regarding my/our current public rental application and/or history details regarding public rental tenancies or bond loans.

I am/we are aware that the information requested by Winnam will be required to assess my eligibility for housing, as well as my continued eligibility should I be housed by Winnam.

I/we give the Department of Housing and Public Works permission to release details to Winnam, in accordance with the Federal Privacy Act 1988, Privacy Principle Number 11(b).

<b>Tenant Full Name:</b>	
<b>Signature:</b>	
<b>Date:</b>	

<b>Winnam Housing Officer Name:</b>	
<b>Signature:</b>	
<b>Date:</b>	