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 Department of **Communities**

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* For housing related matters

communities.wa.gov.au

Priority Housing Assistance

You may be listed for priority assistance due to your priority housing need or other circumstances.

If you decline an offer of accommodation and it is not assessed as a reasonable decline, you may lose your priority status.

Withdrawal from the Waitlist

If you decline an offer of accommodation and it is not assessed as a reasonable decline, your application may be withdrawn from the waitlist.

If you are considering declining an offer, please discuss this with a Customer Service Officer.

The Housing Authority operates within the Department of Communities.

Offer of rental accommodation



SD113 0225

The Department of Communities (Housing) has offered you a property based on the demonstrated need of your household.

This brochure contains important information to assist you in considering the offer.

A Suitable Offer

Housing will make a suitable offer of accommodation.

A suitable offer:

- Is in your selected metropolitan zone or country town,
- Has the minimum number of bedrooms appropriate to the size of your household, and
- Meets your household's demonstrated need.

To reduce the time you have to wait for a property, you may be offered accommodation that meets your household's demonstrated needs but is not in your preferred zone or country town.

Speak to a Customer Service Officer if you:

- have any questions or concerns about the property you have been offered
- require the assistance of an interpreter
- would like contact details for agencies that provide tenancy advocacy and advice.



Maintenance

We may offer a property where maintenance is still being carried out. This is to reduce the time the property is vacant and your waiting time.

Accepting an Offer

Before you can accept an offer, we will need to confirm that you, your partner or any co-applicants meet the eligibility criteria.

You will also be required to provide current income details for all household members to enable us to determine your rent payable.

After you accept the offer, a Housing Service Officer will contact you to arrange a time to sign the tenancy agreement and to advise you of the rent and ingoing fees you are required to pay.

Declining an Offer

If you believe the property offered is not suitable, you may decline the offer. You will need to provide evidence specifying why the offer is not suitable.

The Department of Communities (Housing) will then assess your decision and determine if it is a reasonable decline.

A Reasonable Decline

If your reasons for declining an offer of accommodation are reasonable, you will remain on the housing wait list. The following reasons would be considered a reasonable decline.

Location

- The property offered is not in your selected metropolitan zone or country town.
- Services or supports that are essential to you or your household (with a demonstrated need) are not within a close proximity of the property, this includes:
 - Medical facilities
 - Support providers, including family (where there is a demonstrated need)
 - Schools, other essential learning facilities or child care venues
 - Area of employment (particularly where reliant on public transport), or
 - When there are restrictions, legal barriers or prerequisites the client or householders need to adhere to (consider violence restraining orders or restrictions in proximity to particular grounds).

Fit for Purpose

The property does not meet the demonstrated needs of you or your householders, this includes:

- When medical modifications are required
- When the property does not have the number of bedrooms appropriate to the size of your household
- If property elements or features of the property do not meet the demonstrated need of the household
- If it is unsuitable due to cultural reasons
- If it poses a risk to the safety of the household, including family and domestic violence.

