

## **Pemulwuy Project set to deliver much needed affordable housing and student accommodation for local area**

**Sydney, Wednesday 1 March, 2017** – The Aboriginal Housing Company (AHC) is proud to be addressing two very important community needs as part of the Pemulwuy Project in Redfern. The Pemulwuy Project will be delivering on the AHC's core business objective of providing affordable housing for the Aboriginal and Torres Strait Islander community and provide much needed student accommodation to Sydney.

According to a 2016 study conducted by global real estate firm Knight Frank, Australia is experiencing a significant undersupply of purpose built student accommodation. In NSW, this undersupply of high quality, affordable accommodation is projected to sit between 74,763 and 99,275 much needed student beds by the end of 2020 – and 404,700 nationally.

The initial Pemulwuy Project plan was approved in 2012 and included both affordable housing and a student accommodation precinct. As part of the AHC's recent Pemulwuy Project SEARS application (its development approval amendment application) an additional 368 student rooms have been proposed, increasing the number of rooms from 154 to 522. This increase in student accommodation reflects the change in government policy over recent years to support higher density housing to address the challenges of undersupply, particularly in the student market. In addition, as a result of the increase in the number of student rooms, the Pemulwuy Project will be delivered in one stage, providing immediate benefits to the local community.

The AHC has a significant connection to the University of Sydney through the late Col James, who was a renowned architect and academic in the Faculty of Architecture, Design and Planning at the University of Sydney. Col was a long time friend of the AHC dating back to the 70s whose vision for the Pemulwuy Project was to ensure housing for Aboriginal and Torres Strait Islander students in the future – a vision that the AHC shares. The student accommodation precinct at the Pemulwuy Project will be named after Col James and will include an allocation of beds available for Aboriginal and Torres Strait Islander students.

AHC Chairperson Alisi Tutuila said the proposed model allowed the AHC to contribute to both vitally important community issues.

“Our core business objective is to provide affordable housing for Aboriginal and Torres Strait Islander people,” she said. “For the AHC to continue to be in a position to provide this service, we need to have the financial stability to do so. We can think of no better way to achieve this stability than to also be contributing to another vital community need in student housing.”

“In this respect, the board of the AHC is working with specialist student accommodation company, Atira, to explore how best to service the local student community.”

“Atira is a good fit because of their vision to deliver the benchmark in student accommodation and we are extremely pleased to be working with them to deliver quality student accommodation.”

Damian Haber, Founder and Director of Atira said, “Atira is pleased to be working with the Aboriginal Housing Company (AHC) and their advisors on the student accommodation precinct. We look forward to being able to share our experience in student housing and to working collaboratively with the AHC, supporting them as they realise their core objectives for the Pemulwuy Project.”

To find out more about the Pemulwuy Project, the AHC will be holding a community consultation



evening on Thursday, 9 March at Redfern Community Centre. Please contact Heard Agency on 02 8279 7878 or [media@heardagency.com](mailto:media@heardagency.com)

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**About the Aboriginal Housing Company**

The Aboriginal Housing Company (AHC) is an independent non-profit charity and the first community housing provider in Australia, incorporated in 1973 as a company limited by guarantee. It is an all Aboriginal governed organisation, located in the heart of Redfern, which lies in the traditional lands of the Gadigal People, part of the Eora Nation.

The company was formed in direct response to the widespread discrimination Aboriginal and Torres Strait Islander people and families experienced in the private rental market. The AHC is self-funded and operates on income derived from rental properties. Affordable housing is located across Sydney and country regions in NSW.

A current focus is the redevelopment known as Pemulwuy Project. The redevelopment will breathe new life into Redfern and restore a strong and healthy Aboriginal and Torres Strait Islander community with an emphasis on cultural values, spirituality and employment. Pemulwuy Project will make Redfern the best urban Aboriginal and Torres Strait Islander community in Australia and in doing so, set the benchmark for all other communities.