

Unpublished letter to Sydney Morning Herald

Lisa Visentin has misinterpreted the Greater Sydney Commission's affordable housing targets (200,000 more homes by 2021, SMH October 27). She says the plans affirm a 5 to 10 per cent affordable housing target on new residential developments. The GSC's Greater Sydney Region Plan on page 57 clarifies that this would only occur in 'defined future precincts' calculated only on the 'increased residential floor space' where rezoning occurs. This means a developer gets bonus floor space and some of this goes to affordable housing. The GSC has simplified this approach into the word 'new' which is being misinterpreted to mean all new housing will donate 5 to 10 percent as affordable. Without bonus floor space a levy will only increase the cost of all new housing.

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