



Protect & Prosper New Zealand

HOUSING POLICY

Updated February 2023

**WE NEED
AFFORDABLE
HOUSING**

AFFORDABLE HOUSING

We believe every New Zealander has a right to live in their own house and housing should not be treated like a product. If we come in power we have expertise and knowledge to build high quality eco friendly green homes at an affordable cost of approx. \$600,000 including land. We believe this is an affordable price range which is 11-12 times of a normal New Zealander's Annual income. Encourage to build eco friendly old age home which will give the occupants a healthier indoor environment.

Green Homes will also help to reduce the carbon foot print and will help protecting the environment.

ISSUES

- House affordability. Land banking.
- Council Resource consent and building consent delays. Lot of red tape.
- Control of few companies on NZ building material industry.
- Ghost houses- last year it found that thousands of house are left empty.
- There is no current Register of overseas investor houses.

SOLUTIONS

1. Develop policies to build 'truly' affordable Eco friendly Green housing ie; less than \$600,000 per house including land.
2. Provide rent to own options so everyone will have a option to own his house.
3. Take the financial pressure off 'Mum and Dad' landlords, to protect the most vulnerable accommodation occupiers, including 'renters'. The objective is to make the rents more affordable.
4. Investigate the adequacy of the retirement village stock for the aging population.
5. Restore city beauty by not pushing dense housing.
6. Develop policies (to reduce outgoings) to help investors and tenants.
7. Land banking- people owning the land for more than 5 years they should be bough at market price. Develop practical policies for restrict land banking.
8. Law to fast track councils building consent process and remove red tape.
9. Law to remove the monopoly of few building companies on building material industry. This will also help to reduce building cost by having more competition in the industry which will bring down building materials cost.