

PUBLIC HOUSING — TENANCIES

1070. Hon Dr Brad Pettitt to the Leader of the House representing the Minister for Housing; Lands; Homelessness; Local Government:

Please provide the following details for the years 2011–2021 or if only available from 2018:

- (a) the number of fixed term tenancies entered into;
- (b) the number of fixed term tenancies with tenant(s) who disclosed Aboriginal and Torres Strait Islander (ATSI) status;
- (c) the number of fixed term tenancies terminated; and
- (d) the number of fixed term tenancies terminated with tenants/households who disclosed ATSI status?

Hon Sue Ellery replied:

- (a) Tenants may be asked to sign a fixed term tenancy agreement (FTT) for a range of reasons. This includes where FTT are used as an alternative to eviction, providing the tenants with an opportunity to address previous tenancy issues and transition back into a periodic tenancy. And also includes on compassionate grounds, for example, in cases where tenants require additional time to find alternative accommodation including after changes in family circumstances or income.

Historically, reportable data before system changes in 2017–18 were recorded at a tenancy and application level, if at all, with a low confidence level. Subsequently, comparative data prior to June 2018 is not available.

Reporting Date	Fixed Term Tenancies
as at 30 June 2018	1,497
as at 30 June 2019	1,324
as at 30 June 2020	1,358
as at 30 June 2021	1,164

- (b) It is important to note that when applying, the ATSI field is not a mandatory option for tenants to indicate as to whether they identify as ATSI. Applicants for public housing in WA are not required to identify their ethnicity when applying for housing assistance.

Historically, reportable data before system changes in 2017–18 were recorded at a tenancy and application level, if at all, with a low confidence level. Subsequently, comparative data prior to June 2018 is not available.

Reporting Date	Fixed Term Tenancies where a householder identifies as ATSI
as at 30 June 2018	867
as at 30 June 2019	749
as at 30 June 2020	777
as at 30 June 2021	692

- (c)–(d) An FTT may end for a range of reasons, including for where an FTT is renewed and a tenant moves into a subsequent FTT, the tenant transitions into a periodic tenancy, non-renewal of fixed term tenancies, transfers requested by tenants on fixed term tenancies or where they are terminated for reasons including disruptive behaviour, illegal use of premises, prolonged non-occupation

Termination action, including following the non-renewal of fixed term tenancies is considered a measure of last resort, only to be taken when all other efforts to preserve the tenancy have failed.

Please refer to table below, noting that this data includes voluntary vacations after termination notices, court orders or where tenants subject to a bailiff eviction have sought to work with Communities and not been evicted. Where termination notices or court orders are given, tenants still have the opportunity to remediate their tenancy and engage with Communities to sustain their tenancies.

As the data referred to in part (a) is a point in time figure, it will not include fixed term tenancies that occurred between each reporting date. As such, the data below is not comparable to that provided in part (a).

Reporting Date	FTT Ends

Extract from *Hansard*
[COUNCIL — Tuesday, 29 November 2022]
p6020d-6021a
Hon Dr Brad Pettitt; Hon Sue Ellery

2017–18	221
2018–19	290
2019–20	209
2020–21	42

As the data referred to in part (b) is a point in time figure, it will not include fixed term tenancies that occurred between each reporting date. As such, the data below is not comparable to that provided in part (b).

Reporting Date	FTT Ends where a householder identifies as ATSI
2017–18	129
2018–19	154
2019–20	111
2020–21	28