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## *Land release a boost for affordability in fastest growing suburbs*

The Victorian division of the Urban Development Institute of Australia (UDIA Victoria) has welcomed today's announcement from the Victorian Liberal-National Coalition promising to unlock land supply and cut red tape in Melbourne's growth areas.

"Matthew Guy's plan to fast-track the release of an additional 290,000 residential lots within Melbourne's Urban Growth Boundary, and streamline processes to eliminate unnecessary delays in development, will be music to the development industry's ears," said UDIA Victoria's chief executive Danni Addison.

"The urban development industry is under extreme pressure to supply the relentless demand for housing and to keep houses affordable. However, delays with Council approvals and referral authorities through the land development process, is costing the industry significant time and resources, and costing home buyers serious dollars," she said.

"The big issue here will be getting infrastructure delivered to convert approved PSPs into housing supply. To make this work there needs to be fundamental reform in the way Council's and state government agencies plan and deliver infrastructure to growth areas. The current model cannot keep up with the infrastructure demands of the existing PSP program."

"Melbourne's greenfield suburbs are incredibly desirable to homeowners, but the median lot price is rapidly increasing simply because new lots cannot be produced fast enough. With a price jump of 31% in the last year alone, we must make sure new homes in our fastest growing communities remain within the reach of purchasers both in terms of price and accessibility," said Ms Addison.

The Coalition's announcement included a welcomed proposal for the Victorian Civil and Administrative Tribunal to play a new role in resolving disputes and speeding up lot production.

The Andrews Labor Government is also working to achieve a land supply pipeline of 100,000 lots and has also committed government resources to addressing land release and production blockages.

Ms Addison continued, "the Government and Opposition must remain alert to the fact that approved Precinct Structure Plans need to be supported by the necessary infrastructure, and this infrastructure needs to be delivered faster and more efficiently than it is currently."

UDIA Victoria welcomed the Coalition's proactive policy on land supply and land production but cautioned the broader community as well as political leaders, to consider the role all Victorian suburbs and regions must play in offering housing choices.

"UDIA Victoria urges all political parties to focus on balanced planning policies that enable, rather than discourage, all parts of Melbourne and Victoria, to accommodate our population growth."

# UDIA (Victoria) Media Release



## ABOUT

### Urban Development Institute of Australia (UDIA)

The Urban Development Institute of Australia (UDIA) is a nationally recognised body that advocates for Australia's urban development industry. In Victoria, UDIA informs and engages government and industry members, **enabling better policy and better business decisions.**

With a primary focus on the residential property sector, UDIA protects and promotes over 350 member companies across Victoria including developers and a range of other professionals involved in producing, financing and marketing residential property.

UDIA Victoria's 2018 Advocacy Agenda can be accessed at [www.udiavic.com.au](http://www.udiavic.com.au) and outlines the industry's call to action by political parties in the lead up to the 2018 State Election.

## MEDIA CONTACT

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