



Nimbin Neighbourhood and Information Centre

Nimbin Community Housing Survey 2016 – Survey Results

This survey was conducted for one week between Monday 30th May and Monday 6th June 2016, and had the following preface:

“This survey is for people in the Nimbin area who live in community housing such as social/public housing (e.g. the 'youth flats'), and people who live on the MOs. We are trying to find out more about how we can use 7 Sibley Street to support affordable housing options and we want to know what you think” .*

(*MO means Multiple Occupancy and is the standard term used in the community for rural land share communities.)

It was available on line (via Survey Monkey) and on paper.

On line responses: 100 – of which 2 were from Social Housing tenants.

Paper responses: 17 - of which 10 were from Social Housing tenants.

Total responses: 117

The responses from the Social Housing Tenants are included in the overall figures but **also displayed separately** where relevant.

Demographics:

Gender

Male: 39% Female: 60% Transgender: 1%

(SH Tenants: 50% Male 50% Female)

Age

17yrs or younger: 2

18-20: 5

21-29: 10

30-39: 17

40-49: 25

50-59: 28

60yrs or older: 30

(SH tenants: 17yrs or less: 1, 18-20: 3, 21-29: 4, 30-39: 2, 50-59:1, 60+: 1).

Housing

Social housing tenant: 12

Renting on an MO: 19

Shareholder/occupier on an MO: 77

Private rental: 9

Survey Questions:

If you live on an MO, what are your plans for the future?

I plan to live here until I die: 40%

I am confident I will be able to finance my future housing needs: 13%

I will move into private ownership if I leave the MO: 13%

I will move into the private rental market if I leave the MO: 7%

I would be interested in a smaller or more manageable share or premises on my existing MO: 10%

I would be interested in a smaller or more manageable share or premises on a different MO: 13%

I would be interested in modifying my existing MO accommodation so I can live there for longer: 16%

I am worried that I won't be able to afford private rental housing if I leave the MO: 22%

I will be applying for social housing if I leave the MO: 6%

None of the above: 3%

Comments:

'I would love to be part of creating a small and manageable MO for seniors.'

'I want to live here as long as possible but will move to nursing home if needed.'
'Live here while my kids growing up...then who knows.'
'I have to sell because of Family Court, no idea where I will go.'
'I want to build a small retirement cottage on site.'
'I would like MOs to recognise the need for generational change and be easier to sell to younger enthusiastic folk, so I can move to town/village private accommodation.'

Which, if any, of the following initiatives at 7 Sibley Street would you be interested in ? (tick as many as apply)

An affordable and accessible housing hub at Sibley St to resource options for the MOs into the future and to work out ways to make sure there is affordable housing in our area: 70 %

(SH tenants: 33%)

I would be interested in joining or participating in this hub: 38%

(SH Tenants: 33%)

Attending workshops so I can learn how to use tools and to do basic repairs and make things: 44%

(SH Tenants: 58%)

Joining a tools and equipment library, so I can borrow tools for occasional jobs etc: 53%

(SH Tenants: 92%)

If we set up a tools library, what sort of tools would you like to be able to borrow? (Tick as many as apply)

Basic tool kit - hammer, screwdrivers, spanners: 21%

(SH Tenants: 66%)

Basic gardening kit - shovel, rake, mattock, garden fork: 24%

(SH Tenants: 83%)

Cordless drill 30%

(SH Tenants: 58%)

Jigsaw: 16%

(SH Tenants: 25%)

Lawnmower or whipper snipper: 39%

(SH Tenants: 83%)

Other (please specify):

Mulcher, chainsaw, cement mixer, whacka packer, bigger , one off use items, sanders, ladders, scaffolding for painting jobs, tools that I would only use once, laser level, drop saw, bandsaw, lathe, generator to be able to use power tools, belt sander, circular saw, Tile cutters, Post hole digger, rotary hoe.

SH tenants did not add any comments here - all of the above were suggestions from MO residents.

How often might you wish to borrow tools?

Once a week 3%

(SH Tenants: 25%)

Once a month: 22%

(SH Tenants: 66%)

A few times a year: 26%

(SH Tenants: 0%)

Only occasionally: 28%

(SH Tenants: 1%)

How would access to tools and knowing how to use them make a difference to your life?

Save me money: 53%

(SH Tenants: 42%)

Household items would last longer: 28%

(SH Tenants: 50%)

I would not have to throw things away when they break: 27%

(SH Tenants: 33%)

I could look after my garden: 32%

(SH Tenants: 50%)

I could make a garden: 23%

(SH Tenants: 42%)

I would have more skills: 42%

(SH Tenants: 33%)

I would feel more self-sufficient: 45%

(SH Tenants: 42%)

I would be able to fix things myself: 51%

(SH Tenants: 75%)

I could upcycle things: 32%

(SH Tenants: 17%)

I could make / repair things to sell: 20%

(SH Tenants: 25%)

I could share what I know with other people: 36%

(SH Tenants: 25%)

Other (please specify): *'I could fix my laundry door', 'this is a great idea!'*,
'not having to store items for occasional use'.

10. Is there anything that you would like to make or repair? Or any other comments, questions, or concerns?

'It may be useful to consider appropriate accessible affordable housing for the ageing hippy population of Nimbin'.

'I have a couple of projects but don't have the skills or confidence to do them alone'. 'Windows need sanding and sealing, I have a table to sand and seal, I

have house painting that is impossible to do without scaffolding or professional know-how for securing ladders'.

'A bath tub size worm farm to utilise green waste'.

'Fixing leaks in the roof'.

'Love to have a veggie garden and make my garden look nicer.'

'Furniture'.

'More available people who could do paid work to upkeep my place would really help me (and many others) stay here longer term. It's actually hard to get people to do work (paid!).'

'Composting toilet'.

'A new durable external community noticeboard for a land sharing Co-operative. A solar drier for preserving and/or value adding local produce. Flashings for a bus shelter (for a Co-operative operated school with over 40 students, two MO's, and private landholders'.

'Housing is more my interest as Nimbin needs more social housing'.

'I am currently fixing up my grandmothers dining table and chairs'.

'I would like to access tools for my son to use @ home (for HSC woodwork studies). I am very concerned with the lack of affordable housing in the area. I am now living in my 12th rental property in nearly 17 years here. The rents are becoming exorbitant.'

'I would like to be able to repair my stairs. I would like to be able to make the toilet more 'proper' in my compost dunny. I would like to be able to seal my roof to keep rodents out'.

'Maintaining machinery e.g. chainsaws; brush cutters/ share knowledge & experience about alternative building techniques.'

'I want to make basic furniture & to have a knowledge of skilled locals would be of immense help, for advice & instruction. Any of the mentioned services would also encourage people, give them good cause to keep up social contact'.

'I would like to make some kind of difference :-)

'Raised garden beds'.

'Basic building course would be invaluable.

'Learning how to build good rocket stoves for cooking/heating/water heating, concrete tanks in situ, terracing for steep/uneven blocks, having access to a range of fee subsidised/volunteer skilled advisors for challenging/less than ideal blocks'.

'MO's are not for Old People'.