



PEOPLE BEFORE DEVELOPERS

Bringing Nightingale to Canberra.

Our plan to ensure people, not developers, shape our community and our homes.

The ACT Greens believe that our homes and communities should be designed to meet the needs of the people living and using them - not developers.

The Greens want to see new models of affordable housing that allow people to be involved in the shaping of their community and their developments. That's why we want new models that disrupt the status quo – starting by bringing the Nightingale Housing Model to Canberra.

The ACT Greens are committed to improving affordable housing for all Canberrans. That's why we will bring more affordable housing to Canberra, and improve the energy efficiency of existing housing, to drive down the cost of living.

> **Bringing Nightingale to Canberra**

The Nightingale model reduces the cost of development and ensures that people can afford to live near employment, transport connections, family and social groups, without sacrificing financial, social and ecological sustainability.

The Nightingale model brings home purchasers into decision making to ensure that we are building housing that meets the needs of future tenants. That may mean making sure the house is suitable for children, people with disabilities or older people.

The Nightingale model guarantees properties that are powered by 100% clean energy, have a minimum 7.5 star energy efficiency rating and cap the profit margin to 15% to keep housing affordable.

Nightingale could support aspiring first home buyers who are locked out of the housing market.

While the Nightingale model can operate without financial support, the ACT Greens are committed to bringing Nightingale to Canberra and will facilitate this by investing funds to:

- » Identify appropriate sites for Nightingale developments; and
- » Support and facilitate planning delivery.

