
Housing affordability

A paper to the 2008 PPTA Annual Conference from the Auckland Region

Background

Rising housing costs in a number of centres around the country have placed considerable financial pressure on members who are required to live in these areas.

Some of these areas are major urban centres where high and rising population density and limited housing development is creating above-average pressures on housing costs. Some are semi-urban areas with high property prices driven by factors related more to location (such as Queenstown).

The effect of these high housing costs is twofold: it is difficult to purchase a home, and the discretionary spending of teachers in these areas is significantly reduced.

There is a perception that the high cost of obtaining a first home and servicing the subsequent mortgage is a disincentive to recruitment and retention in these areas, and this adds to the financial and general stress of young teachers.

Proposal

It is suggested that an inter-regional taskforce is established to consider the impact of housing process across the country, and for that taskforce to prepare a report for the 2009 Annual Conference. The taskforce should represent a range of urban and rural areas. It would:

- gather information on housing affordability in different areas;
- seek to identify areas where housing affordability is impacting negatively on recruitment and retention;
- consider other factors which may be contributing to, or mitigating the impacts of, housing or rental costs on teachers; and
- recommend proposals for the 2009 conference that might address the problems which are identified.

The taskforce will need to collect housing data and consult with other regions. It is likely to need to meet face-to-face twice: once to establish its methodology, and once to begin the report preparation. This will mean a budget of \$10,000.

Recommendations

- 1 That the report be received.
- 2 That a taskforce be established to prepare a report for the 2009 Annual Conference on the impacts of housing affordability on recruitment, retention and reticulation of secondary and area school teachers across the country, with proposals for addressing any problems identified.
- 3 That the taskforce be composed of the regional chairpersons from Auckland, Wellington and Canterbury, Bay of Plenty and Southland, the President, a Te Huarahi representative and appropriate association staff.