

# Media Release

## WA State Housing Stimulus Package a Gamechanger

June 7, 2020

The McGowan Government's Housing Stimulus Package, made up of a Building Bonus and Social Housing Economic Recovery Package, is a gamechanger and will turbocharge the residential housing and construction industry in WA. This is a massive lifeline for our embattled housing and construction sector and brings much-needed relief to the industry and the many small businesses within it.

Master Builders WA executive director John Gelavis said the announcement today "Follows a two and a half month advocacy campaign by Master Builders WA to save housing jobs and create much needed activity in the WA economy, so we are delighted that the State Government has listened and acted.

"Master Builders WA has been on the front foot since Covid-19 hit and wrote to the Premier on the 19<sup>th</sup> of March calling for building stimulus - including a \$40,000 building grant, expanding the "off the plan" apartment rebate scheme to include multi-tiered apartments that are currently under construction, expanding and bringing forward social housing, fast tracking 'screwdriver ready' maintenance projects and greater investment in regional housing – so we are absolutely wrapped with today's announcement.

"We deeply respect and appreciate the governments support, as many other industries have not been able to remain open during this Covid-19 pandemic, effecting many Western Australian jobs. We hope that this measure will lead to the economy regaining confidence and delivering a multiplier effect across the community helping those other critical industries rebound.

"This new \$444m Housing Stimulus package will offer an amazing **Building Bonus** of \$20,000 for all new builds and work in conjunction with the existing state \$10,000 First Home Owners Grant (FHOG) and the Commonwealth \$25,000 HomeBuilder scheme announced this week. When the existing state stamp duty concessions for first home buyers is factored in it creates an unbelievable opportunity for first home buyers of a potential benefit of around \$69,440. If you are not a first home buyer and qualify for HomeBuilder you could receive \$45,000 for a new build which is outstanding.

"We also congratulate the government on supporting Master Builders WA's strong recommendation on building more social housing in Perth and Regional WA, which is critical to so many Western Australians who are desperate for a roof over their head. The \$319m **Social Housing Economic Recovery Package** hits the nail on the head refurbishing 1,500 homes, building and purchasing approximately 250 new dwellings and delivering a regional maintenance program to 3,800 homes. In doing so it creates and supports about 1,700 jobs, with 780 of those jobs in regional WA.

“A survey of Master Builders WA members in April indicated more than 70 per cent of our members reported a 40 per cent decline in their pipeline of work. This was extremely worrying because, when you add on the three-to-four-month construction time, it became clear the industry was set to fall off a cliff around August.

“The housing industry in WA has declined over 60% since 2014 to disastrous levels. The industry is too critical to the state economy to let collapse. This package will help rescue many businesses such as mum and dad builders, large builders, subbies, manufacturers, suppliers and apprentices and will keep thousands of people in work and thousands of West Australian families financially secure.

“We now need all ‘regulatory hands on deck’ to make this successful, including local governments, to ensure building and planning approvals are fast tracked, titled land is brought forward and finance applications are dealt with expeditiously.

“Together we can Rebuild the economy, as a strong building industry means a strong WA” Mr Gelavis concluded.

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