



MyHome in Canberra Inc. Project Plan 2017-2020

A safe, supportive and caring home for people with enduring mental illness

Project Goal

To raise funds to enable MyHome in Canberra's purpose built supported accommodation to be designed and built on Uniting Church land in Curtin and ready to provide high quality care and support to people with enduring mental illness by April 2020.

ACT Government's 2016 Parliamentary Agreement

In line with the ACT Government's Parliamentary Agreement, the Board of MyHome in Canberra (MyHome), in consultation with the Uniting Church, and in collaboration with other community organisations, has developed a strategic approach to "Work with community and business partners to construct purpose built accommodation for people experiencing mental health concerns and housing difficulties, utilising the 'MyHome in Canberra' project plan" This is consistent with the ACT Government's policy to improve social housing and housing affordability.

Vision Statement

MyHome's vision is a safe, supportive and caring home for people with enduring mental illness.

Our mission is to provide residents with safe, stable, purpose-built and cost-effective long-term accommodation in consultation and collaboration with community organisations, mental health professionals and carers to facilitate high quality care and support for residents. We aim to have the first MyHome in Canberra supported facility built and ready to welcome its residents by April 2020. Support of funding from the ACT Government in line with their housing affordability plan would help support this outcome.

Key Stakeholders

Our key stakeholders are

- ACT Government
- People in Canberra with enduring mental illness at risk of homelessness because of disabilities and their families and carers
- Community organisations within the system of support for relevant disabilities, including:
 - Mental health services, including General Practitioners and primary health care providers
 - Other allied health services
 - Police
 - Ambulance

- Carers ACT, Schools and Youth Groups
- Community Councils
- General public
- Residents in the neighbourhood of the proposed Home
- Local business in local area
- Businesses, Philanthropists and Trusts

Project Description/Accommodation design

The accommodation design for MyHome in Canberra is a functional low rise purpose built building designed to meet the long-term accommodation needs of people with enduring mental illness.

MyHome will provide domestic scale accommodation with appropriately designed 20 one-bedroom units with ensuite and cooking facilities. A preliminary design brief for the units has been developed and is available for consultation. For residents, it will be their '*Home*' and have the design and appearance of a domestic residential facility, rather than an institutional building. Ancillary facilities will include a manager's residence, commercial kitchen, communal dining and recreation areas, office accommodation, consulting or meeting rooms and outdoor spaces and courtyards.

MyHome's residents will be supported by a manager and staff, caretaker, community support workers, volunteers, carers and families. MyHome's supported accommodation will be designed to provide people living with mental illness a place where they can live independently while having access to the assistance they need to achieve their goals. Although MyHome will be similar to the successful HOME in Queanbeyan model, it will be tailored to suit the requirements of the Canberra community and ACT Mental Health legislation.

History of the Project

During 2012 and 2013 a small team of residents from the Tuggeranong region and the Corpus Christie Parish consulted with the Canberra mental health and community sectors and carers to assess the need for quality, supported accommodation in Canberra for people with enduring mental illness. The team found that there was a significant demand for such accommodation. It found that supported accommodation based on the successful model of HOME in Queanbeyan and tailored to meet the specific needs of the Canberra mental health and community sectors, would be the best option to help address the demand. As a result, a Planning Committee for MyHome in Canberra was formed under the auspices of the Board of HOME in Queanbeyan. The goal of the Committee was to develop a strategy to build and operate a purpose built supported accommodation project.

MyHome's vision was successfully launched by Sir William Dean, former Governor General and Patron of HOME in Queanbeyan on 8 October 2013 at the Hotel Realm with support of the Board of HOME in Queanbeyan.

MyHome in Canberra Inc was established as a legal entity in February 2014.

Estimated Cost

The Board is seeking capital funds in the 2018-2019 ACT Government Budget and funds from the private sector to enable us to build our MyHome supported accommodation. The Board proposes that the funds be allocated by August 2018 to enable initial design to start as soon as possible and construction to commence by November 2018. Initial consultation indicates that construction could take up to 18 months. We plan to have the MyHome supported accommodation completed subject to funding by March or April 2020 ready to receive its first residents.

A feasibility study showing indicative costings for the planned MyHome in Canberra supported accommodation is attached. The final costs of design and construction of the proposed facility are still to be determined. Costs will be dependent on the actual site chosen, agreed Model of Care and the final accommodation design. MyHome has an agreement with the Uniting Church to build on the St James Uniting Church land (Block 1, Section 15) in Curtin, subject to the availability of funds and community consultation. It is estimated capital funding of \$6.5 million (based on November 2016 cost estimates) will be required to design and build the MyHome supportive facility to accommodate vulnerable people with enduring mental illness. The ACT Government has given in principle agreement for the MyHome project.

Under our public/private partnership model, we are seeking capital funding of \$6.5 million from the ACT Government and \$0.5 million from the private sector to cover MyHome's estimated design and construction costs. We expect that part of the \$0.5 million we are seeking from the private sector will include in-kind donations. The initial funding levels proposed are indicative at this stage. The Board plans to achieve the required level of funding from the private sector and the Canberra community.

MyHome's development – its design, construction – requires ACT Government funding and financial support from philanthropists, businesses, corporate, community and government sectors. Following the HOME in Queanbeyan model, the MyHome Board is pursuing arrangements to continue to receive in-kind and at cost support from architects, builders and electricians etc.

The MyHome Board intends to use the media profile developed in the setup stages to seek recurrent pledges from members of the Canberra and region community. As with HOME in Queanbeyan, annual operational costs will be funded by direct debit deposits from the community, pledges from community groups and philanthropic trusts, existing and future mental health programs, donations and continued in-kind support. Other income sources may include charges for the use of consulting or meeting rooms by other groups, as well as rent from the residents of MyHome.

The St James Uniting Church (UC) supports the MyHome submission, and considers the MyHome project should be part of a broader strategy for maximising community benefit from use of block 1, section 15. It is considered that MyHome only needs approximately half of the land. The remainder could be used for affordable housing for sale and rental, consistent with the draft Curtin Master Plan and government affordable housing objectives. This strategy would require rezoning of the land.

Community consultation and engagement

The MyHome Board, working group members and supporters, in collaboration with the Uniting Church will undertake effective community consultation and engagement with the Curtin community and the broader Canberra community and key stakeholders to obtain strong community support to ensure the success of the project and make our vision become a reality.

Further Comments/Supporting Documents:

A strategic plan has been developed and a draft business plan and business case are being developed to progress the project and obtain strong community and business support to obtain required capital and operational funds

A draft Integrated Fundraising, Marketing and Community Engagement Strategy has been developed. The key objectives of the strategy are to:

- Raise the profile of MyHome in Canberra as an effective not for profit organisation.
- Obtain essential capital funds, including \$6.5 million from the ACT Government and \$500,000 to \$1 million from the private sector, to enable us to build our first MyHome in Canberra supported accommodation model on Uniting Church land in Curtin by March/ April 2020.
- Obtain \$500,000 per annum in donations from philanthropists, the Canberra community and the private sector to cover recurrent and administrative costs.

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