



Speech by

**Kate Jones**

**MEMBER FOR ASHGROVE**

Hansard Wednesday, 5 September 2007

---

## **URBAN LAND DEVELOPMENT AUTHORITY BILL**

**Ms JONES** (Ashgrove—ALP) (4.52 pm): I rise in support of the Urban Land Development Authority Bill. This morning in his contribution the Leader of the Liberal Party said that this bill moves us into a brave new world, and he is right. Unlike the Leader of the Liberal Party, one of the main reasons I am a member of this parliament and indeed a member of this Labor government is that I have a strong belief that everyone has a right to decent housing no matter if they are a millionaire or on the minimum wage like my brother. As members know, before I was elected I had a strong involvement in dealing with the housing affordability crisis we are seeing right across Australia. With the total absence of a national housing strategy or in fact any leadership on tackling the housing crisis in this country at a federal level, state governments are doing the right thing and are taking the brave steps we can to improve the situation for thousands of young people and young families who simply cannot afford not only somewhere to buy, which is all the Liberal leader seemed concerned about, but even somewhere to rent.

Over the last six years I have seen firsthand where councils have, as Dr Flegg delicately put it, constipated possible housing developments on large tracts of land the state government owns across the state. As the member for Sandgate said, there is such a site in her electorate at Fitzgibbon, and Rode Road at Chermside is another good example. Despite the member for Moggill's assertions that this bill makes no reference to providing affordable housing—and I guess this could be a problem when you continue to sack all of your staff—he should read the bill because the bill makes it very clear that the provision of a range of housing outcomes is the No. 1 driver behind these changes. For the record, page 1 of the bill at clause 3(2)(b) relating to the main purposes of this act states—

the provision of a range of housing options to address diverse community needs;

If the member for Moggill would like to, he could read subclause (2)(e), which states—

the provision of an ongoing availability of affordable housing options for low to moderate income households.

Much has been said about the powers vested in the minister, particularly in the urban development area. I suggest to the member for Maroochydore and the member for Gregory who have raised concerns that they go and visit the Kelvin Grove Urban Village which is less than three kilometres away from where we are right now. I was fortunate to work for the minister for housing from the moment this was simply a concept plan on a piece of paper to its official opening. The Kelvin Grove Urban Village is a master planned community and brings together residential, educational, retail, health, recreational and business opportunities into a vibrant new precinct. The urban village includes more than 1,000 units of housing with a mix of public housing, Brisbane Housing Co. units, student accommodation, seniors units and private residential.

The development was project managed and delivered by this government through the Department of Housing in partnership with QUT and private developers. But the concept and drive to turn this 16 hectares of under-utilised land two kilometres from the CBD into an urban centre housing thousands of Queenslanders during what is the worst crisis since World War II is a credit to this government. This government has a very strong record in this regard, and I heard the member for Gregory raising concerns that we are going to build ghettos and the like. That is what Tories always say when we talk about

affordable housing—not that I am saying that Vaughan is as bad as them. I quite like Vaughan. But our record speaks for itself.

The Kelvin Grove Urban Village is award winning. It is a nationally award winning master planned community. It won the 2004 Planning Institute of Australia national award for excellence. It also won the 2002 Royal Australian Planning Institute national award guess what for, colleagues? For urban planning achievement. This is something we have a very strong record on. This government had the vision and the experience to deliver in urban areas, and this bill is no different. We are tackling the housing shortage head on. The private market is clearly not delivering and it is not meeting the needs of our community. As a government we must continue to do all we can to best use the state land that we own to deliver housing for all Queenslanders. I commend any measures to increase the housing supply in this state and I commend the minister for her leadership, as clearly demonstrated by this bill.