



Mandjah Village Co-operative Housing

LIVING IN HARMONY



ICN 4502
ABN 71 464 763 229

Managing Directors Report

written by **Sharon J Collins**

Financial Year to June 2011

Email: mandjah.boodjah@hotmail.com

Founding Director - Patrick Hume with
Resident/Member - Susan Pickett
and Project Manager – Sharon Collins

The Mandjah Village is an inclusive, co-operative and affordable Indigenous seniors housing project. Outcomes include:

- **Bridging The Gap**
- **Building Cross-cultural capacity**
- **Culturally appropriate planning and delivery**
- **Not -for -Profit Enterprise development**
- **Promoting self-determination**
- **Transformation and regeneration**
- **Building collaboration**
- **Sustainable development with far reaching benefits**
- **Financial self-sufficiency**

**Our people were Living in Harmony with Everything, we were Carers of Everything,
That was our belief and it still is our belief our way - to listen – to respect**

Patrick Hume Chairman of the Board

1. Belief

Mandjah –Coming together with Respect – Living in Harmony
Respect Elders - Pass on culture – Overcome Racism –
Caring and Sharing - Deep Listening – Co-existence - Reconciliation

2. Land Following MBAC's detailed Property Management Plan and successful Land Acquisition Application to the Indigenous Land Corporation for the purchase of 10 lots of the former Fremantle Bypass Road Reserve in November 2006, Mandjah Boodjah Board and Management have worked tirelessly to negotiate an essential repairs and maintenance program to upgrade the 5 existing houses and Land access and use agreement.



- 2 new houses
- 5 renovated houses
- Water-wise Landscaped Gardens
- Cultural open space with water-wise landscaping and community garden
- 10 Indigenous seniors housed
- 1 non-Indigenous Home/Office – Resident Manager /Trainer
- 8 Indigenous Graduates in Certificate IV in Business Governance

2. **Housing** : An ERM works program was finalized and a tender appointed in 2008. Tendered works were completed in 2009 and MBAC negotiated and facilitated the engagement of tradesmen for further works to include fencing, paving, security and flooring of the properties and associated earthworks.



Gloria Kickett, Resident/Member with Mr Hume, Gloria was facing homelessness before joining Mandjah Boodjah.

Gladys Yarran, Founding Director/Resident with Sharon Collins Managing Director /Resident

3. **Private/Public Equity Housing** : Financial contributions towards essential repairs and maintenance have been from government, non government and private residents

Non- Government Financial Contribution

Housing and Property Essential Repairs and Maintenance

Mandjah Boodjah Maintenance Fund (2009 – 2011) \$ 49,414.30

Private Residents Financial Contribution (2007 – 20011) \$ 39,723.23

2007 - 2011 TOTAL: \$89,137.53

4. **Affordable Housing**: Mandjah Village is an affordable housing, mixed equity project for low to middle income earners eligible according to the rules of the Mandjah Boodjah Aboriginal Corporation ICN



3. Self Determination - Property Management

18, 22, 24, 28, 30 Curedale Street

Following extensive consultation with partners and project stakeholders, MBAC successfully negotiated for principle responsibility of rental monies and property maintenance of the 5 existing properties. Noongar Mia Mia signed the second service agreement giving Mandjah Boodjah control of rental income and property maintenance while providing copies of all documentation regarding tenancy to Noongar Mia Mia Signed 5 August 2010.



Residents/Members: Mike Cox and Ken Kickett with partner Anne Grundy were facing homelessness with serious health problems before becoming members and residents of Mandjah Boodjah Co-operative Housing. Pictured with Project Manager Sharon Collins

Mandjah Harmony - Cultural Open Space



Jayden Lailaw and Erin Jacob did some volunteer work maintaining the grounds of the cultural park while guests of Mandjah Boodjah before beginning their traineeships in hospitality at Yulara Resort, Uluru. N.T.



Pictured being supervised by Mr Hume



Following numerous stakeholder meetings, MBAC successfully negotiated with the Department of Housing to disengage Noongar Mia Mia property services from the Department of Housing constructed units within Mandjah Boodjah Housing Cooperative due to a conflict of interest. Instead MBAC engaged and negotiated a contractual agreement for joint management of these 2 units with Access Housing Australia.

Founding Director - Patrick Hume

Project Manager – Sharon Collins

Latest Resident/Member - Susan Pickett

The Joint Venture Agreement with the Department of Housing and the Indigenous Land Corporation was amended concerning management which MBAC signed late December 2010. MBAC agreed to and signed a Lease Agreement for these 2 properties with the Indigenous Land Corporation. MBAC and AHA signed a joint property management agreement. MBAC provided AHA with the names, contact, eligibility details and income of 6 MBAC potential tenants for the properties. Properties were tenanted under a joint management agreement in early February 2011.



**Resident -Gloria Kickett with
Project Manager Sharon Collins**

4. Legal Dispute - Legena v ILC & MBAC

Following extensive correspondence with Legena's lawyers, 2 court hearings and numerous emails with the ILC, this matter was resolved with a compensation payment issued by the ILC to Legena's lawyers and with MBAC and Plaintiff Lawyers signing a Consenting Agreement and filing it with the Fremantle Magistrates Court to finalise the matter, April 2011.

5. Stage 2 Construction of 5 Houses – *Department of Housing Conditions*

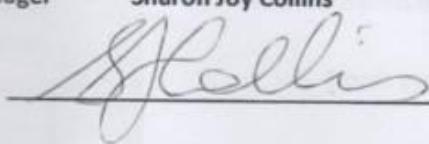
1. *Secure Land Tenure* – Until the ILC decides to divest the land according to the Board decision of May 2006 for 10 lots known as Mandjah Boodjah Village (Padgett 2006) MBAC does not qualify to proceed with stage 2 construction on the basis of limited land tenure. MBAC is awaiting a determination on divestment from the ILC.
2. *Financial contribution to cost of construction* – Negotiations for Corporate Sponsorship began with numerous Mining and Property Developers to secure a cash contribution as stipulated by the Department of Housing for a 15% of construction costs or approx \$27,000 per unit = Total \$135,000 for the 2011-2012 funding round. Unfortunately the Mining and Property Developers withdrew from negotiations. Meetings were held with SWALSC and the City of Fremantle. SWALSC funds under the Native Title Negotiations process will not be available for consideration until mid 2012. The City of Fremantle has expressed a viable interest in negotiation a financial contribution as a position of last resort. A determination will be made towards the end of the current financial year.
3. *Community Housing Management Agreement* – Mandjah Boodjah has current partnerships in place and is providing the required conditions for approval as a Community Housing Provider. These negotiations will continue once divestment has proceeded.

**CERTIFICATION: THE ACTIVITIES AND DATA DOCUMENTED IN
THIS REPORT ARE AN ACCURATE REFLECTION OF THE OPERATIONS OF THE
MANDJAH BOODJAH ABORIGINAL CORPORATION.**

Project Manager

Sharon Joy Collins

Signature:



Date: 28 November
2011

Director 1

Patrick Hume

Signature:

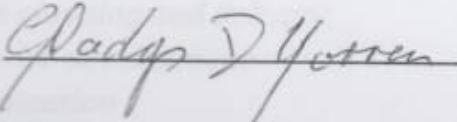


Date: 28-11-11

Director 2

Gladys Yarran

Signature:



Date: 28/11/2011

Director 3

Kenneth Kickett

Signature:



Date: 28-11-2011

