



19 September 2024

Simon Newport
Chief Executive Officer
Homes Victoria
Via: enquiries@homes.vic.gov.au

Dear Mr Newport,

RE: Dispersion of revenue generated from Victorian Government's short-stay levy

The Committee for Frankston & Mornington Peninsula is the peak advocacy body for our region. We are an independent, non-partisan, member-based organisation which works beyond electoral cycles and partisan politics to enhance the social, economic, and environmental sustainability of our region.

In our Strategic Plan, a key priority area identified by our membership is housing and homelessness.

In 2021, the Mornington Peninsula Shire declared a housing crisis. Our region has the second worst homelessness rate (i.e. for those sleeping rough) in Melbourne, beaten only by City of Wyndham. This makes us the fourth worst performing local government area by this measure in Victoria.

In September 2023, the Victorian Government announced that it would introduce a 7.5% short-stay levy, and use the estimated \$60 million generated to be spent on housing projects across Victoria.

According to *Inside Airbnb*, Mornington Peninsula Shire has 4,585 homes listed on their platform. That was more than LGA's in the Surf Coast (2,254) and City of Greater Geelong (2,314). The southern Mornington Peninsula alone has more than 2,300 homes listed on the platform, which causes increased demand on local infrastructure, services and housing supply during peak periods.

With a significant amount of short-stay accommodation available on the Mornington Peninsula, we expect our region to do a lot of the 'heavy lifting' when it comes to revenue raising for this levy.

With 25% of funding generated from this levy allocated for regional Victoria, the Committee understands that Homes Victoria will be prioritising the 75% remaining funding for housing projects in key activity centres within Metropolitan Melbourne.



Given the Mornington Peninsula Shire is not considered regional, we are concerned that no funding will be delivered to the Mornington Peninsula Shire under this program.

Frankston is a designated metropolitan activity centre and we anticipate funding will be allocated to housing projects in City of Frankston.

The Committee is seeking clarification from Homes Victoria that funding generated from the short-stay levy will be delivered to our region to help address the housing and accommodation crisis on the Mornington Peninsula.

We look forward to your response.

Yours sincerely,

Joshua Sinclair
Chief Executive Officer
Committee for Frankston & Mornington Peninsula