

# Common Ground

Common Ground Sydney provides housing for long term homeless people and people on low to moderate incomes in the inner-city of Sydney. It is based on the successful Common Ground model from New York, providing permanent homes and on-site support services to help people achieve health and stability and to maximise their ability to live independently.



**Common Ground Sydney is a six storey residential building.**

**In total there are 104 units. All units have been built to be fully accessible and all apartments are 100% universal design. The building has been designed to achieve a 5 Star Green Rating.**

**Common Ground Sydney is a unique model of housing and is the first of its kind in NSW.**

**This building has adopted a number of key features and characteristics including those which align with the Common Ground model including 24/7 concierge service, on-site tenancy and support services and a diverse social mix.**

## Tenancy and Building Management

**Mission Australia Housing (MAH) provides on-site tenancy and building management services during the following times:**

**Monday to Friday 9am – 5pm**

The MAH team can assist you with rent payments, repairs and maintenance and any tenancy or property matters you have.

## Tenant Mix

**There is a diverse tenancy mix at Common Ground and we provide homes to formerly long term homeless people, social housing eligible tenants, students and low to moderate income earners.**

Some of our tenants here have a number of health and support needs and there are on-site support and health services available to all of our tenants.

## Concierge

**To ensure the safety and security of tenants and the property, MAH provide a 24/7 concierge service. MAH's tenancy management team provides the concierge service during the following times:**

**Monday to Friday 8am – 6pm**

MAH has subcontracted the after-hours delivery of the concierge service to an external company. The role of the after-hours concierge service is to ensure the building is kept safe & secure. They will conduct regular patrols of the building and respond to incidents, while maintaining 24 hour access control at the concierge desk. This external company is unable to provide any tenant management or support services.

## Smoking

**Smoking is not permitted inside the tenant's property or internal communal areas within the building.**

Smoking is only permitted on balconies, courtyards & designated smoking areas. Ashtrays have been provided in these areas.

## Parking

**Parking is not provided to tenants or visitors.**

Local Council have advised that parking permits for on street parking will not be provided to Common Ground tenants.

### Support Services

**Camperdown Community Services (CCS) are located on-site, with links to other existing community organisations that can assist tenants to maintain their tenancies and connect them to the local community.**

The on-site support offered to tenants by CCS is flexible and comprehensive, and is actively encouraged but is not mandatory and is designed to help tenants sustain their tenancy.

Hours for the on-site support services are **7 days a week between 8am and 6pm** with 24 hour on-call support provided.

Clinical services and access to health support is managed by CCS and services are available to all tenants at Common Ground with some services available to nearby public housing residents.

### Safety & Security

**Safety & security are key elements in the design and management of Common Ground. This is provided through an on-site 24 hour concierge service & other appropriate (non-intrusive) security measures, such as regular patrols, welfare checks & monitoring of CCTV.**

To help ensure the safety and security of our tenants, MAH has installed intercoms in all units and at the front of the building. When guests arrive at the building the intercom directs them to the concierge desk. The concierge will then call the tenant in their units, but not after 10pm, to confirm if the tenant wishes to see the visitor.

### Loitering

**The area at the front of the building on Pyrmont Bridge Road is a public footpath and the main entrance into the building.**

Tenants and other members of the public should not use this space to loiter or spend time sitting and smoking. People will be discouraged from using this space as this can attract complaints from the community.

### Visitor Access

**Tenants can have guests to their property but it is important to remember that you are responsible for the behaviour of your guests and that while they are at Common Ground, they need to ensure that they do not disturb other tenants.**

If you have a friend or partner that would like to stay for an extended period or someone who stays regularly you will need to contact your Housing Manager to discuss this. You may have children visit you in your home between the hours of 8am and 10pm. Visitors under the age of 18 are not permitted to stay overnight. Guests will be asked to sign the visitor register on arrival. Although it is not compulsory for guests to sign the register we encourage all guests to do so as this helps us to manage the building and ensure the safety of tenants and guests.

### Recreational activities


**CCS work with MAH and a range of external support agencies, government agencies and community organisations to facilitate on-site activities for tenants, nearby public housing residents and where appropriate, the wider community. Activities include:**

- Cooking & nutrition classes
- Independent living skills
- RSPCA on site for tenants with pets

### Contact us

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