

WHAT'S THE ELIGIBILITY CRITERIA TO BE A RESIDENT?



Eligibility Criteria for Resident Members of WWCLT

Waterfall Way Community Land Trust (WWCLT) is focused on providing long-term, secure, and affordable housing for locals and key workers in our community - i.e. **Homes for Locals**.

Our eligibility and allocation process is designed to be fair, transparent, and accountable, ensuring that homes go to those who need them most and who share our community-focused values.

To be eligible to buy a home through the WWCLT, you'll need to meet the following criteria:

1. Strong Connection to the Bellingen Shire

You must live in, or have a clear connection to, the Bellingen Shire or nearby areas.
For example:

- Grew up in the Bellingen Shire
- Previously lived here and still have a local network
- Have close family in the area
- Work in the Bellingen Shire
- Live in a nearby (adjoining) Shire

2. Support WWCLT's Vision and Purpose

You should understand and support WWCLT's community-focused vision and charitable purpose.

3. Willing to Participate and Contribute

You're open to being involved in activities that strengthen the community and the CLT, such as:

- Joining focus groups or community consultations
- Collaborating with future neighbours (on shared sites) to build a strong community
- Being open to contributing "sweat equity" (voluntary work) to help reduce building costs
- Becoming a general member of the WWCLT before purchase
- Possibly serving as a resident director on the WWCLT board

To find out more or connect with Waterfall Way CLT Ltd



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4. Meet Income Limits

Your household income must fit within the NSW Government's Affordable Housing Income Thresholds for the "Rest of NSW" region. These are updated annually. For 2024–25, please check the current limits on the NSW Government website or ask us for more information.

5. Meet Asset Rules

You must not own property or other assets that could reasonably be used to solve your housing need. This aligns with the NSW Affordable Housing Guidelines.

Income Limits

Based on NSW Affordable Housing Guidelines 2024-2025

Household Type	Moderate Income Limit (gross / before tax)	Household Type	Moderate Income Limit (gross / before tax)
Single	\$72,900	Couple	\$109,400
Single + 1	\$94,800	Couple + 1	\$131,300
Single + 2	\$116,700	Couple + 2	\$153,200
Single + 3	\$138,600	Couple + 3	\$175,100
Single + 4	\$160,500	Couple + 4	\$197,000

The Next Step: Registration of Interest

If you are interested in becoming a potential Resident Member, the next step is to complete a Registration of Interest form. This can be found on the WWCLT website or you can contact the team. We also recommend reading the Infosheet 'How will CLT Allocate Housing' that explains the allocation process and continuing to explore the resources available.

For more
information:

Infosheet: How will CCLT Allocate Housing
www.housingmatters.org.au/waterfall-way-community-land-trust

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