

## Welcome to 44 Fairview Road...

Van Lang Cooperative and Common Equity NSW are delighted and proud to welcome you to our 'Opening of 44 Fairview Road Canley Vale' by the Hon Pru Goward MP, NSW Minister for Family and Community Services and Minister for Women.

This development of seventeen units for senior members of the Van Lang Cooperative represents part of our first construction project, along with six family homes completed in partnership with Kapit Bahayan Cooperative at 96 Canley Vale Road, Canley Vale. Both sites are close to local amenities and public transport.

The acquisition of the site at 44 Fairview Road was the result of the vision and foresight by members of the Van Lang Cooperative who purchased the block using rental surpluses in 2008. The planning and design was undertaken under the auspices of the Association to Resource Cooperative Housing (ARCH), working closely with cooperative members and architects, Stanton Dhal. The design maximized the opportunities to provide affordable cooperative housing and ensured the needs and preferences of future residents were incorporated. The building also considered ways to efficiently manage future maintenance needs.

The units aim to provide modern and affordable accommodation that is easily adaptable to fit the changing needs of ageing cooperative members. The location of the site adjacent to existing Van Lang properties will greatly assist in the integration of new members and the development of new friendships. Van Lang Cooperative welcomes their new members and looks forward to their future participation in the work of the cooperative.



Van Lang and Lac Viet Cooperatives also benefit from the support of a Community Housing Worker, Thanh Phan, who is able to assist residents with many of their day to day needs and help them engage with other local community services. The incorporation of an office and new community room on this site, promises to be a fantastic and useful resource; with many new plans emerging for the benefit of residents, cooperative members and possibly members of the local community. Having a new office, shared between Van Lang and Lac Viet Cooperatives has been long overdue and will provide a hub to the vital work undertaken by both cooperatives.

Cooperative housing offers a unique model for tenant members to have 'real' control in the day to day management of their homes; allocating and managing tenancies, managing routine and responsive maintenance with the support of CENSW. Most importantly, the benefits of cooperative living strengthens communities and provides social networks. The opportunity for members of the local Vietnamese community to live together has had a positive impact on the lives of Van Lang members.



The construction project benefited from federal and state funding through the National Rental Affordability Scheme. The remainder of the project costs were funded from combined rental surpluses, administered by CENSW on behalf of the Cooperative Housing Sector in NSW. We are grateful to our stakeholders for their support and assistance in this successful funding application and completion of this project

Construction commenced in January 2011 with the demolition of a former fibro building on the block. The site poses a number of challenges; and we are grateful to our project manager Dean Gavrilovic and builders, Cash McInnes for their expert support and high quality workmanship, which has contributed to the project's success. Our thanks also to the many specialists, contractors and suppliers who helped turn Van Lang Cooperative's vision into the building we see today.



We are pleased to report that the project was completed within budget in December 2011; a product of the close working partnership between CENSW, Van Lang Cooperative, our project manager,

architects and building contractors. Completing two significant projects during the early transition of CENSW from ARCH has provided us with much learning. CENSW and the NSW Housing Cooperative Sector looks forward to planning similar high quality developments in the future; increasing the availability of affordable homes across the lifecycle for people committed to participation in their local community and cooperative living.

We welcome the new members of Van Lang Cooperative to their new homes and wish them well for the future...

Ian Sinnett  
**Chief Executive Officer**  
**Common Equity NSW**  
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