

City of Hobart Engagement Report

HOBERT HOUSING ACTION PLAN



HOW WE ENGAGED

We ran engagement over eight weeks, from **4 February to 31 March 2026**. Including an online survey (23 Feb to 23 Mar), reference group discussions, pop-ups/events and written submissions.

54

survey participants



7

Reference group workshops (77 participants)



12

Written submissions



4

Targeted events and pop-ups (95 conversations)



WHO WE SPOKE TO



91

housing & community organisations

15%

people aged 70+

11%

people living with a disability

65%

homeowners

22%

renters



8%

experiencing homelessness

WHAT WE HEARD

89%



agree there are housing challenges in Hobart

93%



of reference group members support the Plan (61% of survey support)

72%



of survey respondents say medium-density housing is most needed in Hobart

ENGAGEMENT METHODS

931

Your Say project page views

500

postcards distributed



65K

community members reached through social media



6063

emails sent

23

in-person hours in community



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KEY THEMES

Our in-person and online engagement identified **9 key themes** across a range of locations, demographics, living situations, and lived experiences.



1) STRONG SUPPORT FOR COUNCIL ACTION

An average of 93% of reference group and pop-up participants, and 61% of online survey respondents, supported the Hobart Housing Action Plan.



2) RECOGNITION OF HOUSING CHALLENGES

89% of online survey participants said housing affordability and availability are a challenge in Hobart, echoed by reference groups.



3) BIGGEST ISSUES: AFFORDABILITY & INSECURITY

Housing affordability and insecurity were top issues raised, with rising rents, low vacancy rates, overcrowding, and long social housing waitlists.



4) HOUSING DOES NOT MEET CHANGING NEEDS

63% of reference group members and 47% of online respondents said Hobart housing does not meet changing needs for ageing or disability.



5) LOCATION MATTERS

Housing location is critical to wellbeing, with access to healthcare, transport, work, education, family, and community seen as essential.



6) MEDIUM-DENSITY HOUSING SUPPORTED

72% of survey respondents said medium-density housing is a key need, while 53% of reference group and event participants would consider it.



7) SECONDARY RESIDENCES VALUED WITH SAFEGAURDS

On average 50% of reference group participants and 63% of online survey respondents supported secondary residences, with a few key concerns.



8) STIGMA SHAPES HOUSING ACCESS

Housing system described as dehumanising, including stigma and misunderstandings about social housing indicating need for education.



9) MORE TRANSITIONAL HOUSING NEEDED

Strong need identified for housing between crisis accommodation and permanent housing, such as transitional housing.

Hobart Housing Action Plan:

QUOTES FROM THE COMMUNITY

"I work in a restaurant near the waterfront. Being able to walk to work is important to me, especially because the busses don't run late and sometimes, I need to cab home and it is not too expensive."

- **Youth ARC pop-up participant**

"Council may like to look at partnering with industry to develop a case study exemplar project to set a standard for future higher density housing in the city." - **Online survey participant**

"[We need] high quality, energy efficient, medium density homes near improved public transport." - **Online survey participant**

"[I live in Hobart] because I have access to all the medical services that I need" - **Access Advisory Committee member**

"Places like Bethlehem House are what we need. More transitional housing to help people get off the streets." - **Bethlehem House visit**

"I absolutely would live in a tiny home....There is stigma against higher-density housing because we haven't seen good examples of it." - **Housing With Dignity participant**

"I support charging higher rates to those making money off short term accommodation if it means they are taking a long term rental off the market." - **Online survey participant**

"As a single person approaching retirement ... Finding affordable rental options of a reasonable size and location is of importance. I do not need 3 bedrooms and an in-home cinema, but I do need age appropriate, safe, affordable accommodation close to services." - **Online survey participant**

"The City should work with Homes Tasmania and the community to reduce stigma and improve public perceptions of social and affordable housing." - **Open Submission**

Well designed, affordable housing needs to be a priority, it is important that members of the community can live in energy efficient housing to reduce their living costs." - **Online survey participant**

