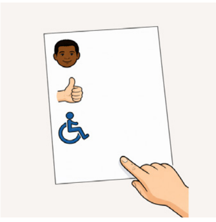
Easy Read

Rental Rebate

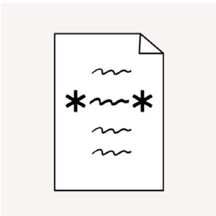
Easy Read Fact Sheet

About Easy Read

This is an Easy Read book.



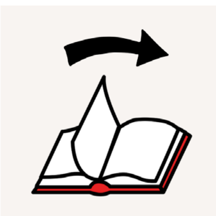
Easy Read uses simple words and pictures to explain ideas.



New words are ***bold with stars***.

We explain what new words mean.

Easy Read includes key information.

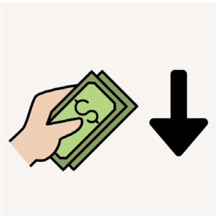


Links to more information are at the end of this book.

About this book

This book explains ***rental rebate***.

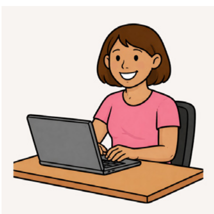
Rental rebate means you get help from ACT government to pay rent.



Rental rebate helps people in social housing pay less rent.

This book explains

- how rental rebate works

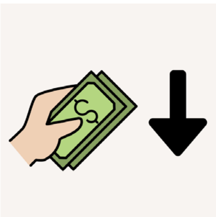


- how to get rental rebate.

How rental rebate works

Homes have a ***market rent*** price.

Market rent is the full price of rent.



You might be allowed to pay a lower amount.

Rebate is the difference between market rent and the lower amount you pay.

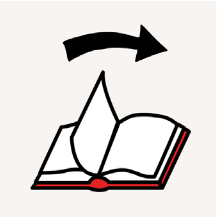
The ACT government pays the difference.

Getting rental rebate

Do an application form

You must fill in all parts of our form called ***Application for Rental Rebate***.

The form is for anyone in social housing who needs rent help.



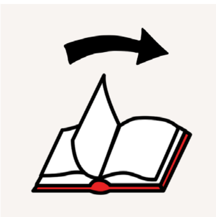
A link to the form is at the end of this book.

How to do the rental rebate form

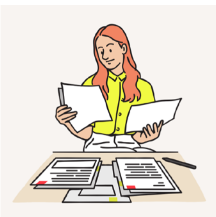
All sections of the form must be filled in.

There will be delays if you miss parts.

You can get help to do the form.



Contact information at the end of this book.



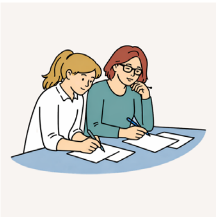
You will need to send ***supporting documentation*** with your form.

Supporting documentation, like an income statement from your employer, can help us understand your needs.

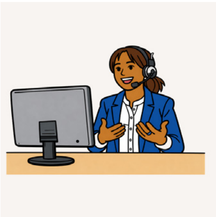
The form must be signed by the ***tenant***.

The tenant is the person who signed
an agreement to rent the home.

A ***legal guardian*** must sign
if the tenant cannot sign.



A legal guardian is a person who has the
legal right to sign papers for someone else.



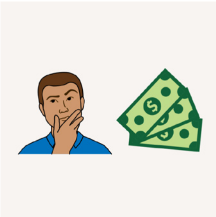
Housing ACT might contact you for more
information after you send your form.

Proving your household income

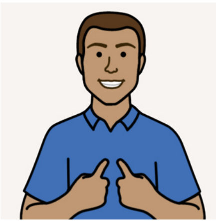
You will be asked about your ***household income***.

Household income is the total money made by all people in your home.

Gross income



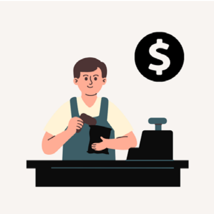
You will be asked about your ***gross income***.



Gross income is all money you get at the moment.

Examples of gross income

Wages or salary

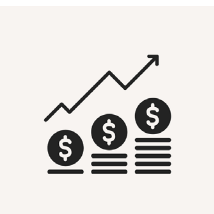


You work at a supermarket
and get paid each week.

Pension or allowance

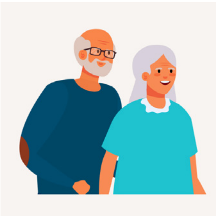
You get money from Centrelink,
like JobSeeker or Age Pension.

Interest or dividends



You have money in the bank or shares,
and you make a small amount from it.

Superannuation

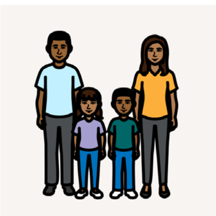


You are retired and get money from your super fund.

Compensation

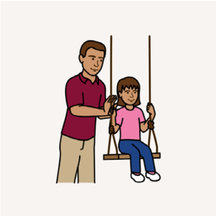
You were injured at work and get money from insurance or workers compensation.

Family payments



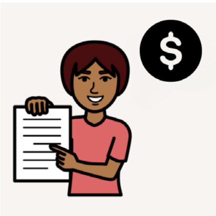
You get Family Tax Benefit to help pay for your children.

Child maintenance



One parent pays money to help care for their child.

Proving your income



Each person with any income must prove they get that income.

Proof might be

- a statement from your work showing 26 weeks of pay

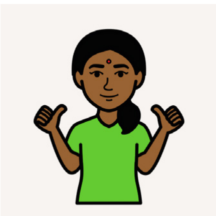
- a bank statement showing things like interest or money from shares.

Proof of income might also be

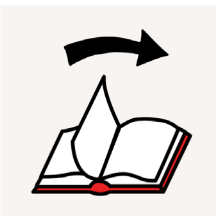
- a statement from the Department of Veterans’ Affairs

- Centrelink statements

- a proof of income document for ***self employed*** people.



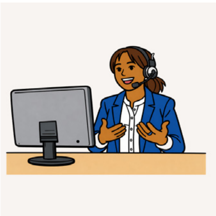
Self employed means you work for yourself and pay yourself money.



A link to the form is at the end of this book.

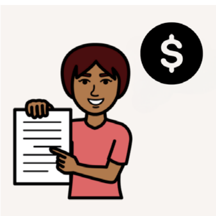
We can contact Centrelink directly

You might choose to do a
Centrelink Continuing Authority Form.



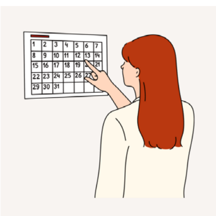
The form lets us check your
income with Centrelink.

If you sign the form, you will not have
to send us your income documents.



You will get a letter telling you

- what your income was assessed at



- what your rebated rent will be
  for the next 12 months.

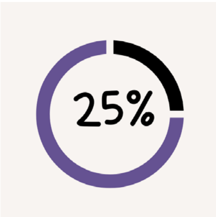
Working out your rebate amount

We can look at different amounts to work out

- rent you must pay

- rebate we can pay.

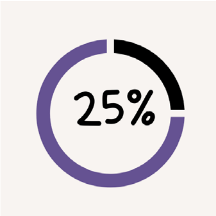
Amount 1



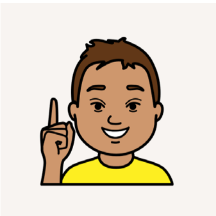
We work out 25% of basic income for all tenants and ***occupants*** in the home.

Occupants are all other people who live in the home.

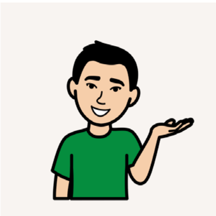
Amount 2



We work out a percentage of basic income for all people 18 years or older in the home.

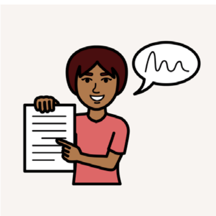


Most of the time, we work out 25 percent.



Sometimes it is 18 percent or 10 percent.

Sometimes we do not need to use a percentage.



We will tell you clearly how we work out your amounts.

Amount 3

We work out 10% of basic income
for all people who are

- 17 years old or younger

- ***independent residents****.

Independent residents are people who

- live in the house

- are 18 years old and over

- make $100 or more a week.

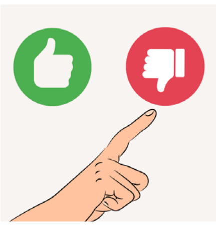
Amount 4

We work out 10% of total ***family income***.

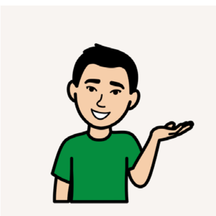
Family income is the total amount of money all people who live in the house make.

What you pay

We add up the 4 amounts and that is what you pay in rent.



If the 4 amounts equal more than market price, you pay full price and do not get rebate.



If some amounts do not apply to you, they will not be added.

Helpful links

Apply for Rental Rebate

www.act.gov.au/housing-planning-and-property/public-housing/apply-for-a-discount-on-your-public-housing-rent

Centrelink continuing authority form

www.act.gov.au/open/rental-rebate

Self employed income form

www.act.gov.au/housing-planning-and-property/public-housing/proof-of-income-and-assets-for-public-housing

Contact us

Call

Call Housing ACT on 1800 950 255
or call your housing manager.

Email

Email us at
CSDHousingRebateTeam@act.gov.au

Address

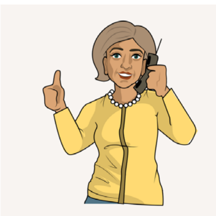
Visit our office in work hours at
153 Emu Bank Belconnen
Canberra ACT 2601

Accessibility

We care about ***accessibility***.

Accessibility means things are easy to find and use for different people.

For example, you might need large print or audio information.



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