Residential Sydney through the Downturn: Retrospect and Prospect

A ONE DAY PROFESSIONAL DEVELOPMENT SEMINAR FOCUSING ON RESIDENTIAL DEVELOPMENT IN SYDNEY HOSTED BY THE PLANNING RESEARCH CENTRE AT SYDNEY UNIVERSITY

SEMINAR OUTLINE
New residential development in Sydney has been at unprecedented low levels for some considerable time. The global financial crisis, the downturn in the Australian economy are being counterbalanced by rapidly improving affordability and a major injection of new residential construction capital through the Federal Government’s stimulus package. In these tumultuous times and with the many cross currents it is difficult to discern what may be the main trends and issues confronting residential development in Sydney in the latter half of 2009 and in the first half of 2010. This seminar examines in detail what is likely to happen and what may be the main forces shaping the contour of residential development in Sydney.

YOU WILL DISCOVER
- What are the prospects for the NSW economy
- What happened to new residential development in 2008, how much, what type and where
- Whether there is a shortage of dwellings in Sydney and how severe is it
- What the second half of the year will bring for the housing finance and housing affordability
- Where there may be bottlenecks or barriers to residential development and what they may be
- How the dwelling construction component of the stimulus package will operate
- General prospects for residential construction when demand will improve, where it will be concentrated, and what type of dwellings may be required
- What are the implications for strategic and regulatory planning
- What may happen to rents and housing prices

WHO SHOULD ATTEND
Builders, local Government planning, engineering and management professionals, private sector development specialists and other professionals concerned with financing, investing and providing new dwellings.

THE SEMINAR WILL
- Provide participants with detailed information about NSW’s economic prospects
- Quantify and comment upon unsatisfied dwelling demand
- Identify whether improving housing affordability will make a major contribution to demand for new dwellings in 2009
- Clarify what potential bottlenecks to new residential construction could occur and what can be done about it
- Outline the most likely outcomes for when, where and what new residential development will occur
- Provide a roadmap for residential investors
- Detail the implications for strategic and regulatory planning.

* This event attracts PIA and AIA Professional Development points.
PROGRAM SCHEDULE

8.30 Registration and Coffee

9.00 Welcome and Introduction
   Professor Alan Peters, University of Sydney

9.15 The NSW economy 2008/2009
   Graham Larcombe, Director Strategic Economics Group

9.45 Residential development. What happened in 2008?
   Professor Alan Peters, Department of Urban & Regional Planning

10.15 Dwelling demand and household formation. Is there a shortage
      of dwellings and how acute is it?
      Angie Zigomanis, Senior Analyst, BIS Shrapnel

10.45 Discussion First Session

11.05 Morning Tea

11.20 Housing finance housing affordability, and the NSW
      Government’s policy initiatives, what will the second half of
      the year bring?
      Dr Jon Hall, Senior Research Associate RMIT

12.00 Could there be bottlenecks?
      Regulatory and planning: Industry capacity constraints and
      potential labour and materials impacts
      Tim Robertson, Senior Policy Officer UDIA

12.45 Discussion: Second Session

1.00 Lunch

2.10 The Stimulus Package, how and where it will affect residential
      development in Sydney
      Col Morgan, Director Program Management, NSW Department Of Housing

2.40 General prospects for residential construction, when will
      demand increase, where will it occur, and what type of
      dwellings will be required?
      Angie Zigomanis, Senior Analyst, BIS Shrapnel

3.20 Discussion Third Session

3.30 Afternoon Tea

3.45 Residential rents and housing prices, where to for the
      residential investor?
      John Edwards, Managing Director Residex P/L

4.20 Panel Discussion – What are the planning implications
      Discussion led by Professor Peter Phibbs, Urban Research Centre of
      University of Western Sydney

5.00 Finish

EVENT INFO

Date:     Friday, 17 July 2009
Venue: Wilkinson Building,
        148 City Road,
        University of Sydney

BOOKING FEES

Individual booking: $615
Multiple booking for 2 or more participate: $500 per person

PARKING

Parking is available on Maze Crescent for $2 per hour (gold coins only) or on City Road

CATERING

Catering is included for this event.
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## REGISTRATION FORM

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<tr>
<th>Please tick the appropriate box.</th>
<th>Individual booking</th>
<th>$615</th>
<th>Multiple booking (2 or more participants)</th>
<th>$500 per person</th>
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I enclose a ☐ Cheque for $ ________________ (payable to The University of Sydney)

OR please debit: $ ________________ from my: ☐ Visa ☐ Mastercard

Credit card no ___________________________ Expiry date ______/_______

Credit card name ___________________________ Signature ___________________________

Mr/Mrs/Ms/ ______________________ Given name ___________________________ Surname ___________________________

Organisation ________________________________________________________________________________

Job role _____________________________________________________________________________________

Mobile ___________________________ Email ___________________________

Address _____________________________________________________________________________________

Suburb ___________________________ State ______________ Postcode ______________

Telephone ( ) ___________________________ Fax ( ) ___________________________

### Catering

☐ No Special requirements ☐ Vegetarian

☐ Other requirements, please specify: ______________________________________________________________________________________

### To Register

Please complete the form and fax it to Sue Lalor on (02) 9351 5665; or scan and email the completed form to slalor@arch.usyd.edu.au.

**Conditions of Registration:** Substitutions of participants may be made at any time without additional cost. 50% cancellation fee applies for cancellations received 2 weeks prior to the event. No refund will be made for cancellations received less than 7 days prior to the event. The University reserves the right to change individual speakers and content details without notice.

### Contact us

For further information about the Residential Sydney through the Downturn Event, please contact Sue Lalor on (02) 9351 2686 or email slalor@arch.usyd.edu.au. Information is also available on our website: www.arch.usyd.edu.au/prc