

Boarding house unit

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Boarding house unit

Identifying and definitional attributes

Metadata item type:	Glossary Item
METEOR identifier:	327412
Registration status:	Community Services (retired) , Standard 19/09/2013 Housing assistance , Standard 01/03/2005
Definition:	A self-contained unit within a boarding house (also referred to as a rooming or lodging house) with separate cooking, bathroom and toilet facilities. Boarding house units are usually accessed via a common entrance such as a foyer or hallway.
Context:	The identification of individual boarding house bedrooms or units from boarding house buildings is important in calculating the operational costs for this type of dwelling.

Collection and usage attributes

Guide for use:

Section 5A of the Social Security Act 1991 states that:

5A(5A) A person's accommodation is exempt accommodation (i.e. they are eligible for Commonwealth Rent Assistance at the full single rate) if it is in premises that are, in the Secretary's opinion, a boarding house, guest house, hostel, private hotel, rooming house, lodging house or similar premises.

5A(5B) In forming an opinion about a person's accommodation for the purpose of subsection (5A), the Secretary is to have regard to the characteristics of the accommodation including, in particular, whether or not the following are characteristics of the accommodation:

(a) the premises are known as a boarding house, guest house, hostel, hotel, private hotel, rooming house, lodging house or similar premises;

(b) a manager or administrator (other than a real estate agent) is retained to manage the premises or administer the accommodation on a daily or other frequent regular basis;

(c) staff are retained by the proprietor or manager of the premises to work in the premises on a daily or other frequent regular basis;

(d) the residents lack control over the day-to-day management of the premises;

(e) there are house rules, imposed by the proprietor or manager, that result in residents having rights that are more limited than those normally enjoyed by a lessee of private residential accommodation (for example, rules limiting the hours of residents' access to their accommodation or limiting residents' access to cooking facilities in the premises);

(f) the person does not have obligations to pay for his or her costs of gas, water or electricity separately from the cost of the accommodation;

(g) the accommodation is not private residential accommodation, having regard to:

- the number and nature of bedrooms in the premises; or
- the number of people who are not related to one another living at the premises; or
- the number and nature of bathrooms in the premises;

(h) the person's accommodation has not been offered to the person on a leasehold basis;

(i) there is no requirement that the person pay a bond as security for either the payment of rent or the cost of any damage caused by the person, or for both;

(j) the person's accommodation is available on a daily or other short-term basis.

5A(5C) Each of the characteristics set out in subsection 5(B) points towards the accommodation in question being exempt accommodation (i.e. the person is eligible for CRA at the full single rate).

Source and reference attributes

Submitting organisation: NSW Department of Housing

Australian Institute of Health and Welfare

Origin: CHSA *Community housing data collection manual 2001-02*.

Relational attributes

**Metadata items which use
this glossary item:**

[Boarding house accommodation type](#)

[Housing assistance](#), Standard 30/08/2017

[Boarding house building](#)

[Community Services \(retired\)](#), Standard 19/09/2013

[Housing assistance](#), Standard 01/03/2005

[Boarding house room](#)

[Community Services \(retired\)](#), Standard 19/09/2013

[Housing assistance](#), Standard 01/03/2005

[Community Housing DSS 2018-](#)

[Housing assistance](#), Standard 10/05/2019

[Dwelling](#)

[Community Services \(retired\)](#), Standard 01/03/2005

[Housing assistance](#), Superseded 30/08/2017

[Dwelling](#)

[Housing assistance](#), Standard 30/08/2017

[Dwelling structure type code N\[N\]](#)

[Housing assistance](#), Standard 01/03/2005

[Dwelling—boarding house unit indicator](#)

[Housing assistance](#), Standard 01/05/2013

[Dwelling—boarding house unit indicator, yes/no code N](#)

[Housing assistance](#), Superseded 01/05/2013

[Dwelling—boarding house unit indicator, yes/no code N](#)

[Housing assistance](#), Standard 01/05/2013

[Indigenous community housing DSS 2013-18](#)

[Housing assistance](#), Standard 30/08/2017

[Indigenous Community Housing DSS 2018-](#)

[Housing assistance](#), Standard 10/05/2019

[Mainstream community housing DSS 2013-18](#)

[Housing assistance](#), Superseded 10/05/2019

[Public Housing and State Owned and Managed Indigenous housing \(PH & SOMIH\)
DSS 2018-](#)

[Housing assistance](#), Standard 10/05/2019

[Public rental housing DSS 2013-14](#)

[Housing assistance](#), Superseded 30/08/2017

[Public rental housing DSS 2014-17](#)

[Housing assistance](#), Superseded 19/12/2017

[Public rental housing DSS 2017-18](#)

[Housing assistance](#), Superseded 10/05/2019

[Service provider organisation—number of boarding house units, total number
N\[NNN\]](#)

[Housing assistance](#), Standard 01/05/2013

[State owned and managed Indigenous housing \(SOMIH\) DSS 2013-14](#)

[Housing assistance](#), Superseded 30/08/2017

[State owned and managed Indigenous housing \(SOMIH\) DSS 2014-17](#)

[Housing assistance](#), Standard 30/08/2017

[State owned and managed Indigenous housing \(SOMIH\) DSS 2017-18](#)

[Housing assistance](#), Superseded 05/05/2019