



# HOUSING DIVERSITY

**Objective:**

**PROVIDING DWELLING CHOICES THROUGH VARYING PRODUCTS AND OCCUPANCY TYPES TO MEET THE DWELLING NEEDS OF A DIVERSE COMMUNITY CONTRIBUTES TO ACTIVE AND VIBRANT PLACES.**

Principle	Considerations	Strength of evidence	Yes	No	N/A
<b>Diversity</b> A mix of dwelling types can increase density and attract a broad demographic, creating a resilient neighbourhood that caters for a diverse range of household structures, ages and tenures.	Does the neighbourhood offer a range of dwelling choices that are suited to the needs and character of the area?	***			
	Does the neighbourhood offer dwelling choices that provide for a diverse community and enable residents to remain within their community across each stage of life?	***			
<b>Design</b> The design of a dwelling can have a positive influence on its surroundings and inhabitants, and can lead to safer and more engaged communities and healthier lifestyles.	Are the dwellings designed to engage with the street and/or adjacent open space?	***			
	Do they provide passive surveillance by locating active spaces such as living areas and balconies overlooking streets and open spaces?	*			
	Are the dwellings designed or oriented to maximise natural light, ventilation, heating and cooling and to address noise management?	***			
	Are the dwellings sited on the lot so as to allow for future intensification?	**			

**Process considerations:**  
 Are appropriate incentives in place to encourage innovative land development that promotes higher residential densities within existing mixed-use centres?