RESPONSE TO PETITION

Petition Number: **9313**
Petition Sponsored by: **Wendy Lovell**
Directed to: **Hon Sonya Kilkenny MP**
Tabled on: **29 July 2025**
Petition Grievance:
The petition of certain citizens of the State of Victoria draws to the attention of the Legislative Council the community's support to change the legislation in relation to the Victorian Planning Scheme section 52.23.

Petition Action:
The petitioners therefore request that the Legislative Council call on the Government to change the Victorian Planning Scheme section 52.23 to allow for:

- A limit on the number of rooming houses a street, and any area, can have.
- That there be a minimum distance between existing rooming houses (e.g. one rooming house per 500m radius)
- Community consultation through council or private building surveyor when building a domestic scale rooming house.

Reply:
I thank the member for the Northern Victoria Region for presenting the petition on behalf of the concerned constituents about rooming houses.

The Victorian Government is committed to delivering more affordable housing and facilitating housing that is well located and meets community needs. Appropriate and fit-for-purpose social and affordable housing contributes to improving social inclusion, mobility and access to jobs for vulnerable members of our community. Rooming houses play an important part in delivering this type of housing.

Small-scale rooming houses benefit from planning permit exemptions if certain requirements are met. The relevant clause, Clause 52.23 of the Victoria Planning Provisions, is based on a long-standing policy since the 1980s to facilitate housing that accommodates low income and disadvantaged members of the community. If the requirements of Clause 52.23 are met a planning permit is not required.

Other rules apply to rooming houses and their operators and need to be complied with under the *Public Health and Wellbeing Act 2008*, the *Residential Tenancies Act 1997* and the Residential Tenancies (Rooming House Standards) Regulations 2023, and the *Rooming House Operators Act 2016*.

Rooming houses are a common housing type in residential neighbourhoods, if issues arise, measures are in place to protect the reasonable peace, comfort and privacy of neighbourhoods. Consumer Affairs Victoria, Victoria Police, the Department of Health and Human Services and councils each play a role in the regulation of rooming houses.

Hon Sonya Kilkenny MP
Minister for Planning
8/9/2025