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**From:** Inquiry into the Retirement Housing Sector POV eSubmission Form  
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**Sent:** Thursday, 16 June 2016 7:18 PM  
**To:** LSIC  
**Subject:** New Submission to Inquiry into the Retirement Housing Sector

Inquiry Name: Inquiry into the Retirement Housing Sector

Mauzan Fitzpatrick  
[REDACTED]

[REDACTED]

**SUBMISSION CONTENT:**

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I am a resident living in a retirement village for the last 9 years.

- 1.Pensioner rebate rort
- 2.Surrender of lease

I have just found out that the Corporate Owner is getting pensioner rebates pushing up our levy. When a resident leaves the unit, the council does not remove the rebate and this remains until a new resident comes in and this could be years.

This money could be saved and diverted to pensioners I was told it can amount to around 15-20K a year per village depending on vacancy rates.

I also worry about when the end comes and what will I be leaving the family. The contract has many grey areas and I fear that I or my family will be taken advantage of at the end as I have heard lots of horror stories ... who will they turn to ?

A forum for the purpose of resolving such matters other than the court system in the form of a Retirement Village Ombudsman would be advantageous.

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File1:

File2:

File3: