



recovery & renewal

annual report **2020-21**

SEARMS Community Housing Aboriginal Corporation



WARNING

ABORIGINAL AND TORRES STRAIT ISLANDER READERS
ARE WARNED THAT THE CONTENT OF THIS REPORT
MAY CONTAIN IMAGES OF DECEASED PERSONS.

Acknowledgment of Country

Walawaani njindiwan – Welcome everyone!*

Recognising Country is essential as we honour and pay respect to the Aboriginal Elders who are the descendants of the Original Custodians; and to the traditions and culture of the People and Land.

SEARMS main office is on the land of the Walbunja Traditional Custodians in Batemans Bay. SEARMS has also established a Ngunnawal Country (Canberra) satellite office and Wodiwodi (Nowra) outreach office.

**Dhurga is the first language of the Walbunja People (NSW far south coast between Wandandian and Wallaga Lake). Walawaani (means have a safe journey whether you are meeting or parting in the south-east coast Dhurga language)*

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We've changed our name to SEARMS Community Housing Aboriginal Corporation. That is who we are and what we provide and manage, Aboriginal Community Housing. SEARMS is short for South Eastern Aboriginal Regional Management Service with our main goal to provide community housing services to the Koori communities and people in South Eastern Region of NSW, including the Capital Region.

Our priority and focus remain the delivery of culturally appropriate community housing services which includes a tenant and household focus and engagement with community and people.

We have changed our Rule Book to embrace new Directors and strengthen our merit-based process of appointing new Directors as well as bringing property development expertise into the Development Committee.

The Strategic goals the Board set were to;

- Provide high quality services
- Provide leadership and innovation
- Aim for growth and diversification
- Ensure we are efficient and resilient

We are heading in the right direction.

I believe that the Board have given good governance and leadership. The CEO and team have led with effective management, under challenging circumstances. I am always impressed that the housing team shows compassion and empathy in supporting our tenants and households.

The registrar of National Regulatory System for Community Housing Providers NRSCH conducted an compliance assessment of our performance under the NRSCH guidelines and we were successful in the assessment.

We have shown innovative ways of restructuring our workforce. New Housing Officers were engaged on a part time basis and we have seen positive productivity, through this change.

Bushfires recovery was challenging and we regularly communicated with the affected tenants and owner organisations. Our CEO fought hard to ensure we maximised our insurance financial return. However, there was a shortfall of funds to rebuild.

Our submission to the Aboriginal Community Housing Investment Fund (ACHIF) was successful and the funds, along with the insurance funds will see us rebuild the houses for Mogo Local Aboriginal Land Council, Merrimans Local Aboriginal Land Council and Boomerang Meeting Place. The ACHIF funding will see us also enter into property development as we construct one- and two-bedroom units and granny flats. Covid has changed the start date but we hope to provide new high-quality Aboriginal Housing to the community in 2022.

Property development, where we as a Community Controlled Aboriginal Housing organisation have control of the planning, engagement, design and building contracts is real self-determination. The SEARMS model of property management and development is one we are proud of and positions us for the future. Hopefully we can be a leading light and support other Aboriginal communities who have residential land to build and provide more Community Housing for our people.

We communicated and presented to the ACT government our offer to manage Aboriginal Housing services in the Capital Region. We have established a SEARMS office in Canberra. We believe we can offer a Canberra based community controlled Aboriginal Community Housing provider that offers culturally appropriate tenancy and property management services to Aboriginal and Torres Strait Islander people in the ACT.

The good news is we were successful in our EOI for Aboriginal Housing Office (AHO) property transfers. The main plank of our expansion strategy was to present our case of transfers of AHO properties and we were successful in achieving 154 AHO property transfers in the Shoalhaven (Nowra area). This is a great and we are confident of providing a better tenancy and property management to our people in the Shoalhaven.

In addition to the AHO NSW, we continue to manage the Community Housing assets for:

- Batemans Bay LALC
- Bodalla LALC
- Bodalla Aboriginal Housing Corporation
- Boomerang Meeting Place Inc
- Gunangarah Aboriginal Corporation
- Mogo LALC
- Merrimans LALC
- Ngambri LALC
- Ngunnawal Aboriginal Corporation
- Ngunnawal LALC
- Wagonga LALC

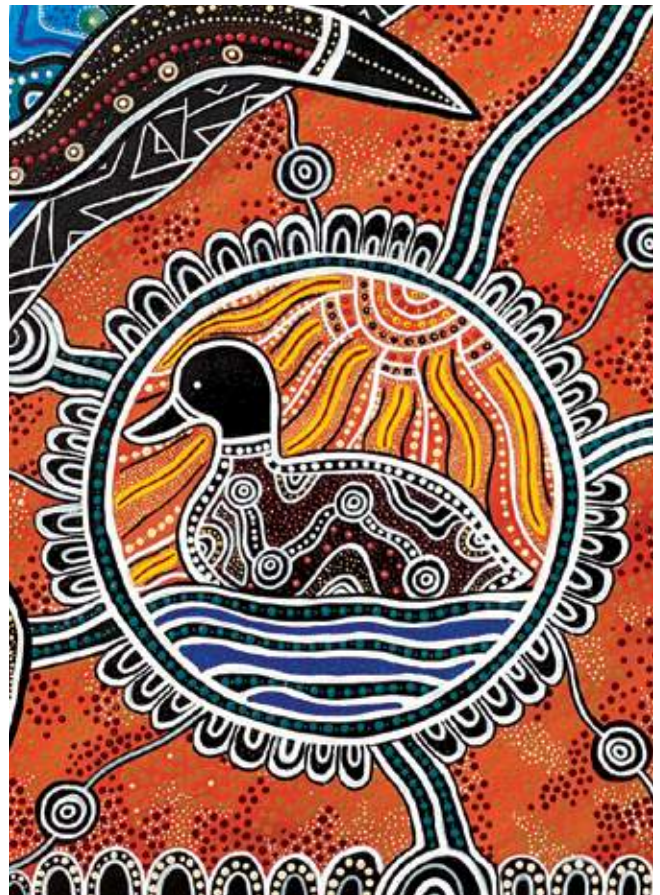
We did exit the sub-lease arrangement we had with Merrimans LALC but they have asked us to take on an Agent role to provide basic rental collection service under a Support only Management Agreement.

We supported the establishment of the National Aboriginal and Torres Strait Islander Housing Association NATSIHA and we continue to be a strong supporter of the Aboriginal Community Housing Industry Association NSW ACHIA.

It's been a very busy and challenging year for our CEO and the staff dealing with insurance issues, getting the funds to rebuild the houses lost in the bushfires, COVID-19 and the mental health of our people, setting up in Canberra, establishing a development committee and HR issues. I thank all the staff and directors for their commitment and dedication under at times stressful circumstances.



Mr Thomas Slockee
Chairperson





CEO Year in Review

While hopes of a reprieve in the pressures on our small, yet mighty, team were abandoned with the rolling Covid-19 lockdowns, my admiration of our staff's resilience and dedication to addressing the many obstacles to our service delivery and planned activities grew.

Our 2020-21 annual plan was highly ambitious – seeking to achieve 61 activities under our four strategic goals of:

1. High quality service
2. Leadership and innovation
3. Growth and diversification
4. Viability and sustainability

It was a testament to the tenacity of staff that 39 activities were completed, 11 were in-train at the financial year end and only 12 activities had to be put on hold.

At the annual review of our strategic plan, we recommitted to our Vision and Values and existing four key strategic goals – resulting in a pragmatic 42 activities which include the 11 activities carried over and the 12 activities place on hold from the previous plan.

Costs of service delivery have continued to increase in response to the bushfires; Covid-19 impact on insurance and disruptions to trades and supplies.

The pressures on mental and physical health of our tenants and staff have increased as we sought to work around health restrictions, isolation and increased workloads. As such, attracting and retaining staff in such challenging environments remain a key focus for the Board and myself.

Against this backdrop, SEARMS achieved two critical strategic objectives:

- A successful Aboriginal Community Housing Innovation application which was formalized in May 2021 (for delivery of 26 new dwellings by June 2022), and;
- Signing off on AHO Tranche 1 Property Management Transfers in June 2021 for 154 properties in the Nowra (for a transfer date of 31 August 2021)

We were also successful in:

- Establishing our Canberra office in February 2021;
- Receiving a Cadet in May under the CHIA NSW 12-month Cadetship programme;
- Become a participant in the AHO NSW High Cost Community Support Payment (HCCPS) pilot programme; and,
- Signing a lease with the Eurobodalla Shire Council for the Batemans Bay Community Centre (which will allow us to expand our service offerings to our tenants and the wider community).

We will continue to invest in our internal capacity building to keep SEARMS firmly on its growth path. This is reflected in small deficit of \$7,716 for the financial year as we resourced up internally for the upcoming property transfer and ACHIF programme.

We will continue to maintain and add to our important network of government, non-government and philanthropic partners and supporters who also believe in our Vision and 'housing first' principles.

A final thanks to the Board and our staff – your dedication to SEARMS is the foundation of every successful outcome that is achieved.

With respect,

Kim Sinclair
Chief Executive Officer



About SEARMS

According to an independent assessment by consultancy firm Housing Action Network, in April 2021, SEARMS is:

- One of only 31 Aboriginal CHPs (ACHP) registered under NRSCH or the Victorian equivalent. Only organisations achieving the highest levels of governance and financial viability are NRSCH registered, and through detailed compliance monitoring our on-going meeting of national housing standards is monitored.
- The fourth largest ACHP in NSW.
- Ranked number 65 nationally out of all 350 registered CHPs, both mainstream and Aboriginal.

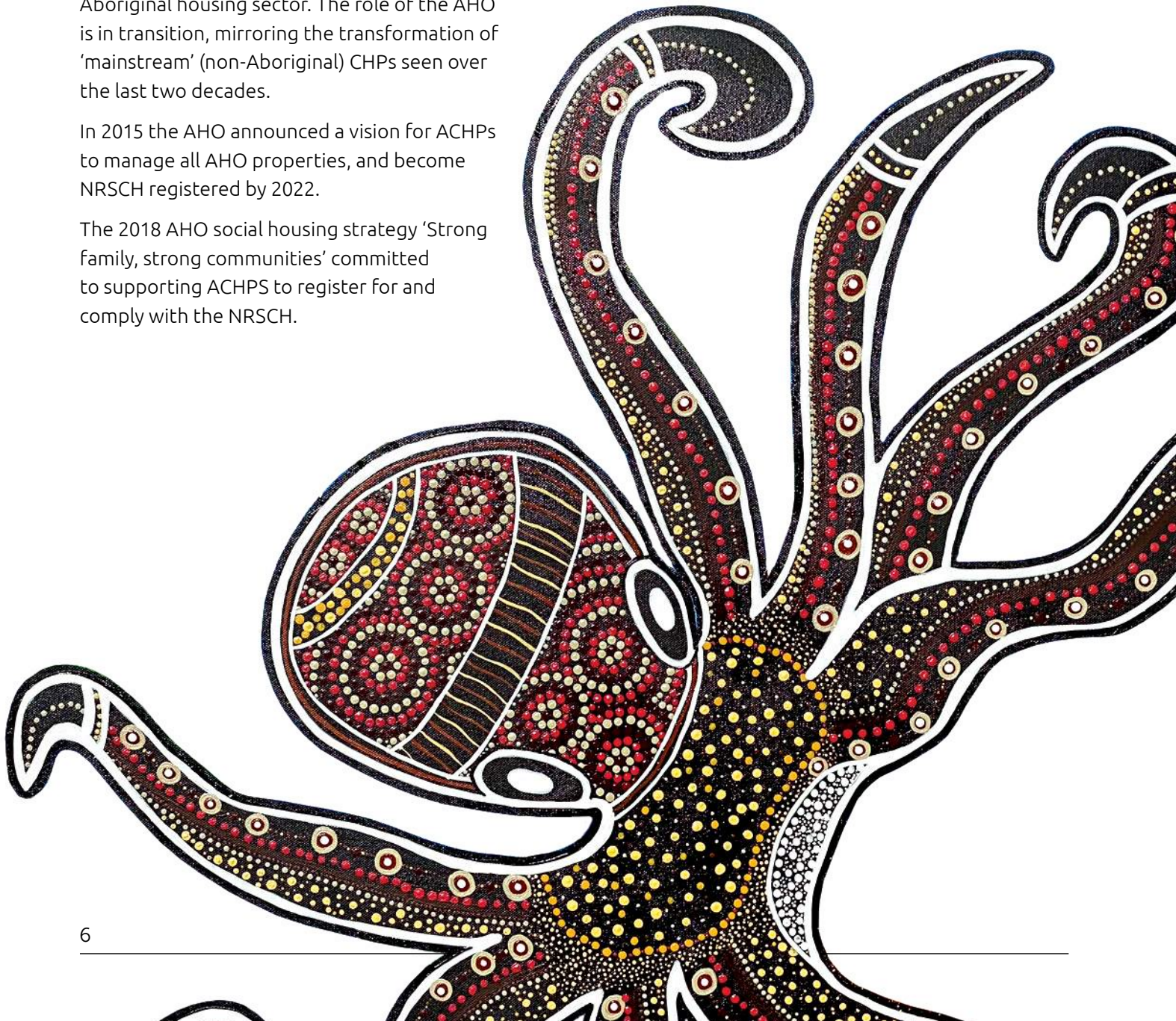
There are currently major changes in the NSW Aboriginal housing sector. The role of the AHO is in transition, mirroring the transformation of 'mainstream' (non-Aboriginal) CHPs seen over the last two decades.

In 2015 the AHO announced a vision for ACHPs to manage all AHO properties, and become NRSCH registered by 2022.

The 2018 AHO social housing strategy 'Strong family, strong communities' committed to supporting ACHPs to register for and comply with the NRSCH.

It remains unclear how and at what level the AHO will provide financial and capacity support for ACHPs in NSW. SEARMS is one of only a small number of ACHPs taking early action to ensure their future viability under the transformed funding and regulatory systems NSW Government is introducing.

SEARMS also remains committed to its expansion to the ACT Territory and providing a solution to the absence of a NRSCH registered Aboriginal Community Controlled Community Housing provider to the over 6,000 Aboriginal and Torres Strait Islander people who live there. Progressing opportunities there with the ACT Government and other agencies is a key priority for the 2021-22 year.



What We Do

SEARMS provide housing and tenancy management services to Aboriginal communities in south eastern NSW, and across the Capital Region (Australian Capital Territory). Our offices are at Batemans Bay and Canberra. We also have an outreach office in Nowra (by appointment only).

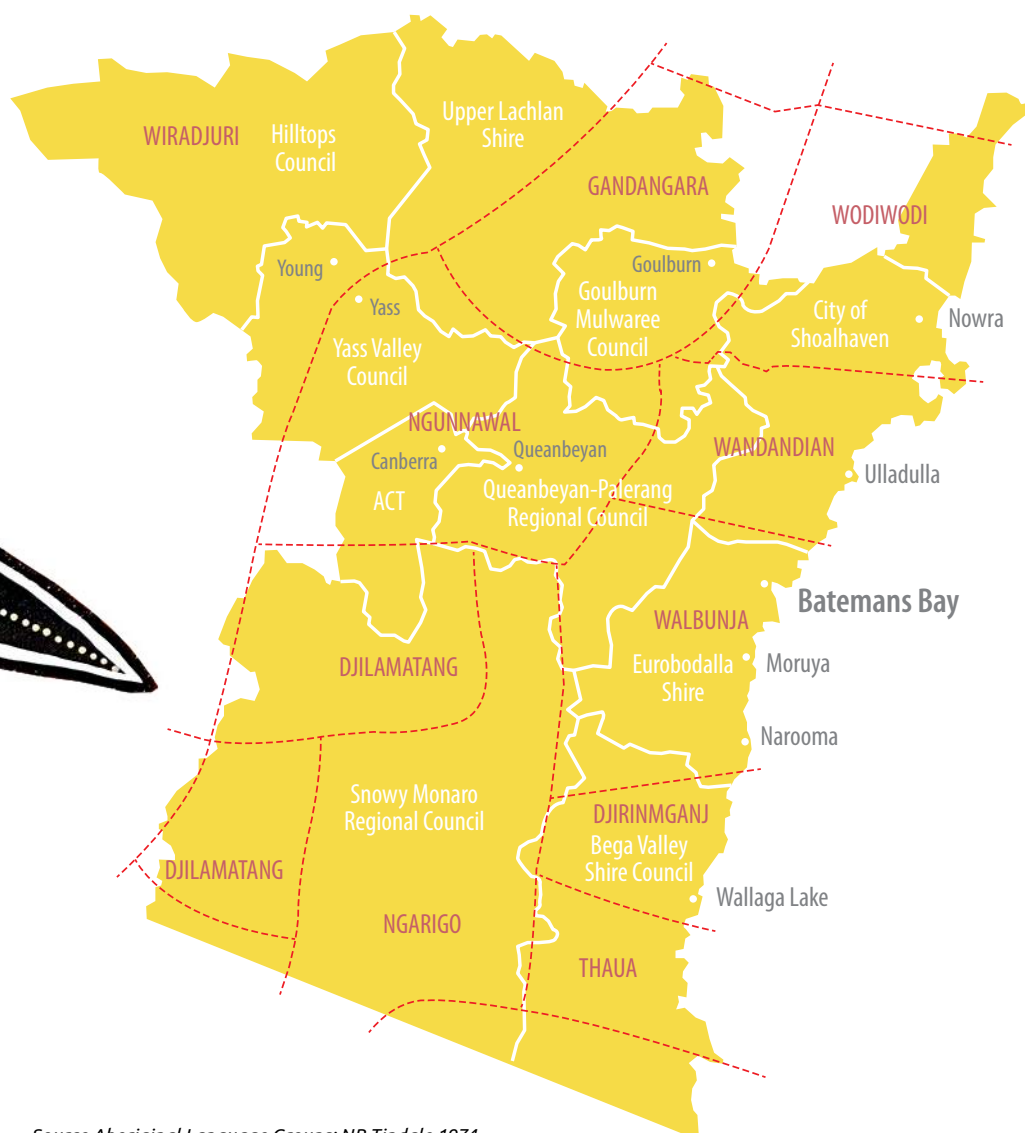
We do this as owners and managers of our own housing portfolio and on behalf of the AHO, and other Aboriginal organisations including Local Aboriginal Land Councils (LALCs).

Our property management portfolio will rise to nearly 400 homes in the third quarter of 2021 in townships and communities from Nowra down the coast to the Victorian border, and across to Queanbeyan, Yass, Young and Goulburn.

In July 2021, we will commence our development activities with the rebuild of bushfire destroyed homes and new builds in the Batemans Bay and Wallaga Lake areas.

Our services include:

- Tenancy management – local, social and affordable tenancies
- Asset management
- Housing policy recommendations – including rent setting and arrears management options for owner organisations
- Development services – including project management



Source Aboriginal Language Groups: NB Tindale 1974

A core component of our service delivery is in ensuring our tenants have access to supports that assist them in sustaining their tenancies. As such, we work closely with tenant advocacy provider Murra Mia and locally based health and employment services. Where possible, we use and promote Aboriginal employment, in our procurement of contractors and services.

Education and consultation with our stakeholders – from tenants, client organisation boards and members through to local service providers – is key to us being able to meet our respective responsibilities and obligations to ensure culturally appropriate and sustainable housing outcomes.

Owner	Eligibility/Allocation	Rent program	Rent setting (reviewed annually)	# of Properties
Aboriginal Housing Office NSW	NSW Housing Pathways	As per current AHO housing policies	Build & Grow*	213
Aboriginal Housing Office NSW	Employment Related Accommodation	As per AHO ERA policy		6
Batemans Bay LALC	Members only	As per BBLALC housing policies	As per BBLALC housing policies	12
Bodalla Aboriginal Housing Company	Members only	As per BAHC housing policy	As per BAHC housing policy	25
Bodalla LALC	Members only	As per BLALC housing policy	As per BLALC housing policy	4
Boomerang Meeting Place Inc.	As per BMP Policy	As per BMP policy	As per BMP policy	3
Gunangarah Aboriginal Corporation	Members only	As per GAC housing policies	As per GAC housing policies	12
Merrimans LALC	Members only	As per MLALC housing policy	As per MLALC housing policy	35
Mogo LALC	Members only	As per Mogo LALC housing policy	As per Mogo LALC housing policy	20
Ngambri LALC	Members only	As per NLALC housing policies	As per NLALC housing policies	8
Ngunnawal Aboriginal Corporation	Members only	Sub-Leased – As per AHO housing policies	Build & Grow*	10
Wagonga LALC	Members only	As per WLALC housing policies	As per WLALC housing policies	4
SEARMS	As per SEARMS housing policies	As per SEARMS housing policies	As per SEARMS housing policies	43

How We Work

Culture is at the centre of all we do. We acknowledge the impact of colonisation on our communities resulting in the current disadvantage in health, education and employment outcomes of Aboriginal peoples. We acknowledge that effective engagement to our stakeholders requires regular, sustainable face-to-face forums.

Listening and yarning, then acting and delivering builds respect and trust which in turn provides opportunities to partner and prosper.

We will continue to empower the use of language, culture and identity in our resources, policy and operations. Recognising and understanding the diversity of stories and strong links of our tenants, owner organisations and community to country is the foundation of mutual respect and productive relationship.

Community Stronger Together

SEARMS received funding from the **Foundation for Rural Regional Renewal** for our **Community – Stronger Together** project.

This project seeks to understand how to build capability to be self-sustaining, resilient and successful in achieving our strategic objectives through formalising partnerships, adapting to new operating models and strengthening partnerships and communications with our local community members and community groups; as well as local and state government bodies.

SEARMS has commissioned a research project conducted by three ANU academics, including Associate Professors Ying-Yi Chih and Vinh Lu in the College of Business and Economics and Dr Brett Scholz in the College of Health and Medicine at The Australian National University (ANU) to assist us in achieving this.



FRRR

Foundation for Rural
Regional Renewal

The project by the ANU team will enable SEARMS to develop a culturally appropriate Community Engagement Plan that considers our core business and changes in the external environment, including:

- SEARMS core business in the service delivery of tenancy and property management services for regional Aboriginal Communities.
- Aboriginal Community Housing Sector undergoing a significant period of policy and regulatory changes.
- Impact of COVID-19.

The project will require ANU colleagues to conduct a series of interviews with our stakeholders including local community and government groups/ organisations providing critical support services to our Aboriginal tenants.

This project has been delayed due to Covid, however will inform how we work with all stakeholders into the future.

Tenant Survey

SEARMS is scheduled to conduct a Tenant Survey in the later part of this calendar year. This will allow us to capture the property management transfer tenants who are due to transfer on the last day of August.





Governance Structure

Responsibility for governance is through a skills-based board, with members appointed for a two-year term based on their expertise in five key areas:

- Financial acumen
- Strategy and governance
- Property development
- Quality assurance in community housing
- Commercial experience.

The board's **Finance and Audit Committee** assists SEARMS discharge its corporate governance responsibilities to exercise due care, diligence and skill. The **Development Committee** plays a key role in assessing and monitoring the progress of new development projects.

The **Chief Executive Officer** is appointed by the board and is delegated to operationalise and report back on the implementation of board strategy. Ten staff are employed by SEARMS, supported by clear leadership and up-to-date training to ensure they carry out their work professionally.

Our rolling four-year **strategic plan** is updated each year, and a separate and more detailed **annual plan** details key targets and performance indicators. Progress on achieving goals in these plans is reviewed regularly at board meetings to ensure SEARMS remain on target to achieve our desired outcomes.

We measure achieving our key results through:

- Monitoring financial performance against budget
- Maintaining NRSCH accreditation
- Improving the security and quality of housing for our tenants and communities
- Increasing tenant and community satisfaction
- Being an employer of choice for Aboriginal people and being able to attract, retain and develop our staff
- Increasing number of properties managed in our existing regional coverage
- Increasing diversity of housing options in response to local needs
- Being a key influencer in the Aboriginal community housing sector and sharing lessons learnt collectively to grow the sector collectively.



*Tom Slookee, Chairperson
Member of Finance &
Audit Committee*



*James Allen
Director*



*Roslyn Field
Member of Development
Committee*



*Cheryl Moreton
Member of Finance &
Audit Committee*



*Anne Greenaway
Chair of Finance &
Audit Committee*



*Steve Shanahan
Member of Finance &
Audit Committee*



*Brendan Moyle
Chair of Development
Committee*



*Jason Oakley
Member of Development
Committee*



Our Team

Recruitment, attraction and retention of qualified, experienced staff to our organisation remains challenging.

In February, SEARMS staff attended a Staff Retreat in Tharwa – learning on a range of topics held both in the ‘classroom’ and out on Ngunnawal Country. Ms Matilda House conducted an Acknowledgment of Country and spent time with the team discussing the history of the area.

This financial year we increased service delivery staffing levels to address the upcoming AHO property management transfers and the delivery of the ACHIF development program.

In May, SEARMS also took on a Cadet under the first year of CHIA NSW’s Cadetship programme. The program is open to residents of NSW who are:

- Social housing tenants and clients aged 25+; or,
- Unemployed and aged 15-24 years.



Each year, only 25 cadets are selected from the total pool of applicants. They undertake a combination of paid work and study throughout the contracted 12-month cadetship period with a participating Community Housing Provider.

At the end of the period they gain a Certificate IV in Social Housing and, hopefully, a career in housing!

SEARMS continues to invest in individual training and development plans for all staff and implemented an Employee Assistance Programme in October 2021 to provide further health and well-being supports to our small team.

SEARMS introduced its Covid-19 policy in November 2021 requiring all staff members to be double vaxxed by December and to maintain any booster shots as recommended by the health professionals and virtual meetings became the new normal.



Our Tenants

This year continued to test the resilience of our communities – the added stress of bushfires, severe weather conditions and Covid took a toll on our already vulnerable tenants and communities with 22 families attending to Sorry Business. Eleven were SEARMS managed households.

These events have highlighted the need for large-scale systemic reform to empower Aboriginal and Torres Strait Islanders to truly reduce the gap in all the target areas. Health inequities and higher rates of chronic health conditions have put them at greater risk during these events.

The 2019–20 summer bushfires and the increasing effects of climate change are particularly distressing for Aboriginal and Torres Strait Islander peoples with sacred sites, culturally significant habitats and Country being damaged or at risk of destruction. Aboriginal and Torres Strait Islander peoples have unique connections with sea and Country and hold traditional knowledge and cultural and conservation practices that can help maintain the land and protect environments. Aboriginal Community Controlled Organisations support the needs of their communities through asset-based, holistic and decolonising approaches.

These approaches build on the positive characteristics and resources of the community and privilege Aboriginal and Torres Strait Islander ways of knowing, being and doing, while shifting away from the Western worldview. Aboriginal and Torres Strait Islander young people acutely feel the impact of the climate crisis and are leading the way to stand up for Country and call for climate justice and action on climate change – Leadership and Legacy Through Crisis: Keeping our Mob Safe; Close the Gap Campaign Report 2021.

SEARMS welcomes the focus on ensuring that Aboriginal Community Controlled Organisations (ACCO's) are best placed to provide services that meet the needs of the community and will continue to advocate 'housing first' principles – safe, secure, appropriate, affordable housing – and models that provide 'wrap-around' supports to address the many systemic disadvantages still active today. August.



Strategic Plan 2021-25

SEARMS strategic plan is reviewed annually on a rolling five-year forecast.

We aim to be the Aboriginal social housing provider of choice in the areas in which we operate, and to accommodate a growing proportion of the 1,700 households in our area currently living in social housing. SEARMS also believe Aboriginal people deserve more housing choices right across the housing continuum.

Our key strategic goals for 2021 to 2025 are to:

- Deliver **high quality service** to our tenants, partner organisations and communities
- Provide **leadership and innovation** to the Aboriginal community housing sector

- Strengthen organisational viability through **growth and diversification**
- Continue transforming SEARMS into an **efficient and resilient community business**

We believe housing is the foundation for better social, economic and health outcomes for Aboriginal families and communities. It is essential to move members of our community from poverty to prosperity.



Our key strategic goals are summarised below:

	Strategic Goal 1:	Strategic Goal 2:	Strategic Goal 3:	Strategic Goal 4:
WHAT?	Deliver high quality service to our tenants, partner organisations and communities	Provide leadership and innovation to the Aboriginal community housing sector	Strengthen organisational viability through growth and diversification	Continue transforming SEARMS into an efficient and resilient community business
WHY?	Aboriginal people need and deserve the best. We want to be the housing provider of choice for both tenants and Government	During this period of change, Aboriginal voices must be heard. SEARMS's elders and team need to share knowledge and inspire	More of our business needs to be contemporary community housing, tailored to the needs of Aboriginal people	High quality service can only be delivered by top quality staff, supported by excellent business systems working from fit-for-purpose offices
HOW?	<ul style="list-style-type: none"> ■ Improve customer service for tenants ■ Work hard to sustain tenancies ■ Engage further with our communities 	<ul style="list-style-type: none"> ■ Communicate change needed in the sector ■ Influence agencies and government ■ Improve approaches to communication 	<ul style="list-style-type: none"> ■ Increase scale through transfers ■ Grow our activities in the ACT ■ Establish strategic partnerships 	<ul style="list-style-type: none"> ■ Strengthen our working culture ■ Build excellent staff feedback approaches ■ Transform our office arrangements

SEARMS plan is to continue to grow in scale to achieve critical mass and diversify to complementary activities so we can remain viable.

As a larger organisation we will be able to employ more specialist staff, and be better able to deliver quality service from hubs across the large geographic region we serve.

Growth is not a goal in itself, rather it is a means to help us achieve our vision.







What we said we would do 20/21

STRATEGIC GOAL:	Sub Goal 1:	Sub Goal 2:	Sub Goal 3:	Sub Goal 4:	Sub Goal 5:
ONE: High Quality Service	Customer service	Sustaining tenancies	Organisation culture	Community engagement	Communications Strategy
TWO: Leadership & Innovation	Sector advocacy	Research	Partnerships		
THREE: Growth & Diversification	AHO opportunities	Partnering opportunities	Geographic expansion ACT	Service diversification	Property Development
FOUR: Viability & Sustainability	Human resources	Office & outreach	Information technology	Business resilience	

Results of 62 activities by sub-goal:

Goal:	1.1	1.2	1.3	1.4	1.5	2.1	2.2	2.3	3.1	3.2	3.3	3.4	3.5	4.1	4.2	4.3	4.4	
Total	6	3	4	3	4	5	3	3	2	2	2	4	6	5	3	4	3	62
Achieved	3	2	3	0	2	3	1	1	2	2	2	3	4	5	3	1	2	39
Carry over	3	1	0	2	1	0	1	0	0	0	0	0	1	0	0	1	1	11
On hold	0	0	1	1	1	2	1	2	0	0	0	1	1	0	0	2	0	12

Our Annual Plan 2021-2022

The Annual Business Plan for 2021-22 sets out the activities to be achieved between 1 July 2021 and 30 June 2022.

The four Strategic Goals remain the same with 13 sub-goals comprising of 42 activities altogether.

The 42 activities include 2020-21 activities that were in-train or put on hold from the previous annual plan.



STRATEGIC GOAL:	Sub Goal 1:	Sub Goal 2:	Sub Goal 3:	Sub Goal 4:	Sub Goal 5:
ONE: High Quality Service	Customer service & quality management	Sustaining tenancies	Community engagement & communication		
TWO: Leadership & Innovation	Sector advocacy	Research			
THREE: Growth & Diversification	Government opportunities	Housing Partnering opportunities	Geographic expansion ACT	Service diversification	Property Development
FOUR: Viability & Sustainability	Human & Office Resources	Information technology	Business resilience		

Aboriginal PEOPLE in SEARMS's operating area

SEARMS's operating area spans nine Local Government Areas (LGAs) in NSW, and the ACT. Across this area there are just under 20,000 people identifying as Aboriginal out of a total population of 715,721.

As shown in the table, Eurobodalla and Shoalhaven LGAs have the highest percentage of Aboriginal people compared to total population. The average figure across NSW is 2.9%. However, it should be noted census data might under-record Aboriginal people and household.

Aboriginal population from 2016 Census:

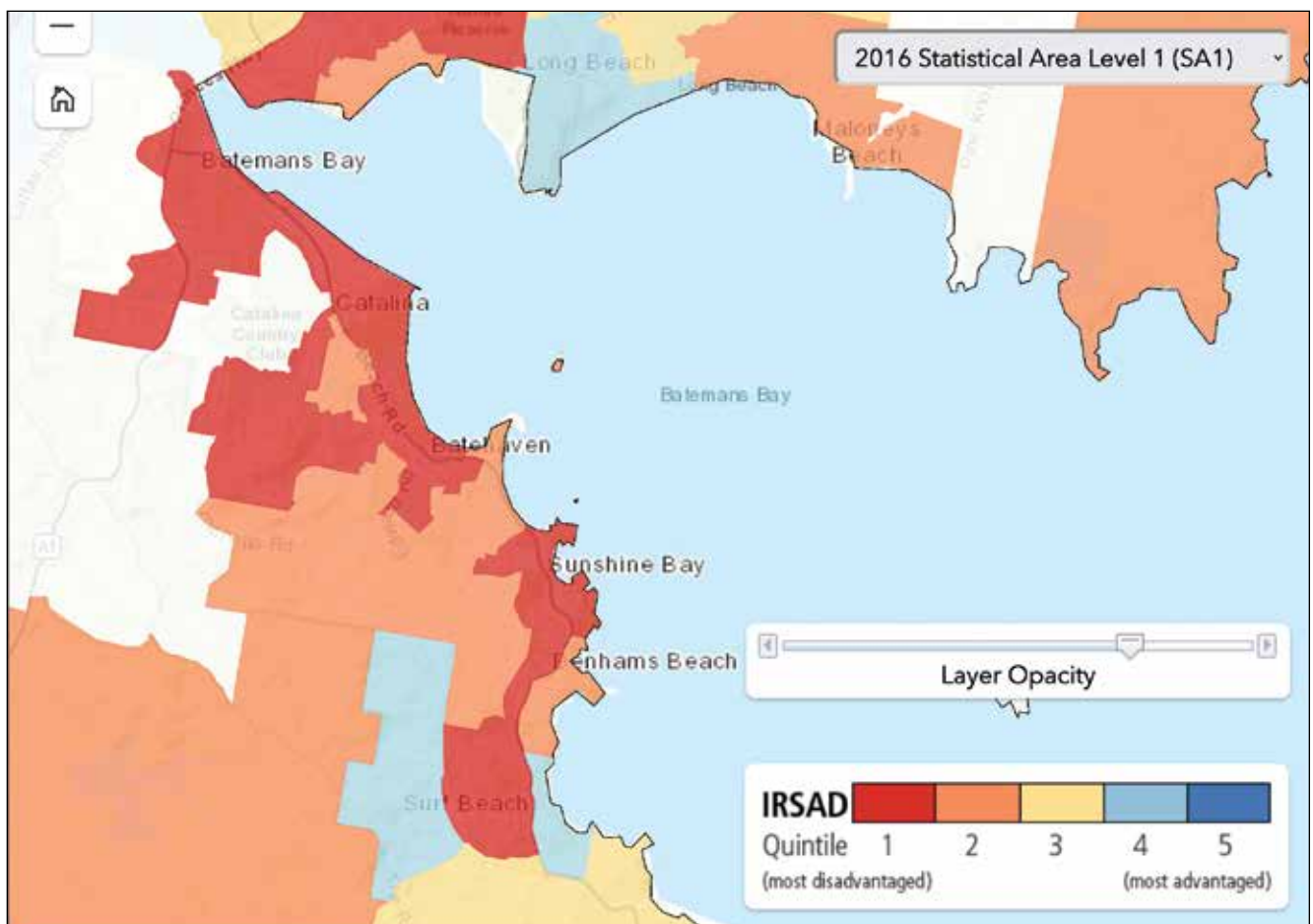
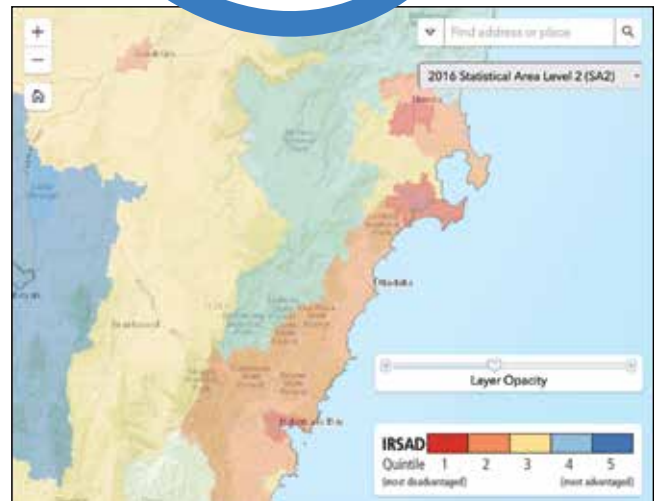
LGA (ranked by Aboriginal %)	Aboriginal population	Aboriginal percentage
Eurobodalla Shire	2,081	5.6%
City of Shoalhaven	5,496	5.5%
Hilltops Council	819	4.4%
Goulburn Mulwaree Council	1,185	4.0%
Bega Valley Shire	1,042	3.1%
Queanbeyan-Palerang Regional Council	1,722	3.1%
Yass Valley Council	400	2.5%
Upper Lachlan Council	176	2.3%
Snowy Monaro Regional Council	448	2.2%
Capital Region (ACT)	6508	1.6%
Total for SEARMS areas served	19,877	2.8%

Aboriginal disadvantage

While south-eastern NSW is a physically attractive area, popular with holiday makers and second home owners, there are a number of underlying challenges faced by local communities in general and Aboriginal communities in particular.

ABS collates census information to calculate an Index of Relative Socio-economic Advantage and Disadvantage (IRSAD) using Socio-Economic Indexes for Areas (SEIFA) scores. The first map (right) show these scores in 2016 with the colour red showing locations in the top 20% of disadvantaged areas in Australia. Many of the areas where SEARMS operate are in the top 20% or top 40% of disadvantaged areas in Australia (first map).

The second map shows the urban area of Batemans Bay in greater detail. This shows many individual neighbourhoods experience high levels of social and economic disadvantage.

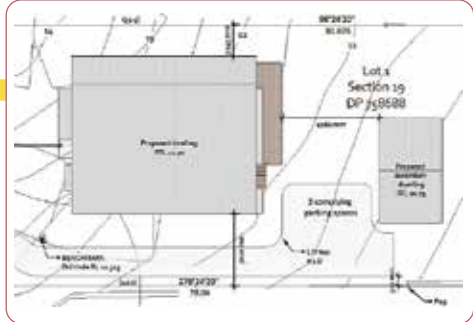


1



• Park Street, Mogo

2



• Veitch Street, Mogo

3



• Ainslie Parade, Tomakin

4



• Dhurga Way, Mogo

5



• Rankins Road, Mogo

6



• Golf Links, Batemans Bay



Our Development Programme

SEARMS development program will deliver 26 new housing options for the area and is funded by various combinations of: insurance settlements, ACHIF funding and owner contributions.

Fifteen months after the 2019 New Years Eve bushfire events – supporting documentation and negotiations with the Insurer were finalised. Local planning changes, trade availability and supply issues to the bushfires, additional severe weather events and the Covid-19 pandemic meant that insurance monies were not sufficient for the rebuilds of the destroyed properties.

SEARMS was able to include these properties in its submission for Aboriginal Community Housing Innovation Funding (ACHIF) in addition to its own

redevelopment and development programme in early January 2020. Delays due to the pandemic, meant final funding deeds were not completed until late May with project funds to be expended by June 2022.



Summary of 2021-2022 Development Programme

SEARMS (on behalf of Mogo LALC)	Park Street, Mogo	Rebuild bushfire destroyed residence	PLUS secondary dwelling
SEARMS (on behalf of Mogo LALC)	Veitch Street, Mogo	Rebuild bushfire destroyed residence	PLUS secondary dwelling
SEARMS	10 x secondary dwellings	2 bedroom units on existing SEARMS properties	In consultation with SEARMS tenants
SEARMS (on behalf of Mogo LALC)	Ainslie Parade, Tomakin	Knockdown and rebuild	3 bedroom and 2 bedroom residences
SEARMS (on behalf of Boomerang)	Dhurga Way, Mogo	Rebuild bushfire destroyed residence	PLUS additional 2 bedroom dwelling
SEARMS (on behalf of Merrimans LALC)	Rankins Road, Coolagolite	Rebuild bushfire destroyed residence	PLUS additional 2 bedroom dwelling
SEARMS	Golf Links, Batemans Bay	Knockdown of 2 bedroom to build 6 x unit building	





SEARMS Aboriginal Corporation

ABN 98 718 757 162

Financial Statements

For the year ended 30 June 2021



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SEARMS Community Housing Aboriginal Corporation
ABN 98 718 757 162

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Director's Declaration

30 June 2021

The Board of Directors present their report on the Corporation (SEARMS) for the year ended 30 June 2021.

(a) General information

Principal activities

The principal activity of the Corporation during the financial year was management of the provision of housing to members of the local Aboriginal community.

Operating Result

SEARMS Community Housing Aboriginal Corporation's operating deficit for the year to 30 June 2021 was \$7,715 compared to a surplus of \$6,777 in the prior financial year.

Directors

The names of the Directors throughout the year and at the date of this report are:

Tom Slookee	Director (since 21 Nov 2011) Chairperson, Member Finance & Audit Committee, Member Development Committee
Roslyn Field	Director (since 2 Dec 2016) Member Development Committee
Anne Greenaway	Director (since 17 Mar 2011) Chair Finance & Audit Committee
Cheryl Moreton	Director (since 2 Dec 2016) Member Finance & Audit Committee
Brendan Moyle	Director (since 26 Sep 2013) Chair Development Committee
Jim Allen	Director (since 8 Jul 2010)
Jason Oakley	Director (since 27 Nov 2020) (appointed 27 November 2020), Member of Development Committee
Stephen Shanahan	Director (30 Nov 2018 - 27 Nov 2020, re-appointed 19 February 2021) Member Finance & Audit Committee

During the financial year, 8 meetings of directors (including committees of directors) were held. Attendances by each director during the year were as follows:

	Directors' Meetings		Finance & Audit Committee		Development Committee	
	Number eligible to attend	Number attended	Number eligible to attend	Number attended	Number eligible to attend	Number attended
Tom Slookee	8	8	6	6	1	1
Roslyn Field	8	6	-	-	1	-
Anne Greenaway	8	8	6	6	-	-
Cheryl Moreton	8	6	6	6	-	-
Brendan Moyle	8	8	-	-	1	1
Jim Allen	8	8	-	-	-	-
Jason Oakley	4	4	-	-	1	-
Stephen Shanahan	3	3	2	2	-	-

Management Contracts

No contracts of significance to which the Corporation was a party and in which a member or Director had a material interest, whether directly or indirectly, subsisted at the end of the year or at any time during the year. At no time during the year was the Corporation a party to any arrangements to enable the members or Directors of the Corporation to acquire benefits.

Director's Declaration

30 June 2021

(a) **General information**

Indemnifying Officers or Auditor

No indemnities have been given or insurance premiums paid, during or since the end of the financial year, for any person who is or has been an officer or auditor of the Corporation.

Significant changes in state of affairs

There have been no significant changes in the state of affairs of the Corporation during the period.

Significant events after the balance date

There are no matters or circumstances that have arisen since the end of the financial year that have significantly affected or may significantly affect the operations of the Corporation, the results of those operations or the state of affairs of the Corporation, for the year ended 30 June 2021 that are not adequately disclosed in these financial statements.

Signed in accordance with a resolution of the Board at Batemans Bay, NSW:

Director:



Director:



Dated this 2nd day of November 2021

Statement of Profit or Loss and Other Comprehensive Income

For the Year Ended 30 June 2021

	Note	2021 \$	2020 \$
Income	2	2,756,069	2,137,558
Cost of sales		(1,673,048)	(1,341,885)
Gross profit		1,083,021	795,673
Accounting fees		(5,145)	(1,750)
Advertising		(100)	-
Auditors remuneration		(9,500)	(12,050)
Bank charges		(462)	(455)
Bad debts		-	(17,398)
Community Outreach		(608)	(10,621)
Business Development		(24,703)	-
Cleaning, Garden & Waste Removal		(9,151)	(7,542)
Consultant Fees		(58,810)	-
Depreciation & Amortisation		(234,109)	(114,884)
Electricity		(35,639)	(6,736)
Insurance		(37,402)	(30,201)
NAIDOC		-	(455)
Interest Expense		(5,045)	(10,711)
Legal Expenses		(14,514)	-
Meeting Expenses		(5,597)	(16,667)
Motor vehicle expenses		(20,665)	(47,501)
HR Support incl Recruitment		(9,163)	-
Other equipment		(1,556)	-
Training and Development		(9,115)	(7,745)
Postage, Printing and stationery		(30,914)	(17,942)
Rates		(7,018)	(2,548)
Rent Storage		(8,332)	-
Rental		(37,406)	(1,601)
Repairs and maintenance		(5,780)	(3,827)
Subcontractors		-	(30,617)
Staff Amenities & Recruitment		(5,926)	(1,955)
Staff uniforms		(1,221)	(1,332)
Sundry Expenses		-	(14,698)
Telephone & Internet		(11,802)	(15,051)
Travel		(20,639)	(17,010)
Subscriptions		(10,419)	(22,640)
Wages and Salaries		(469,995)	(374,959)
Profit from continuing operations		(7,715)	6,777
Other comprehensive income			
Total comprehensive income for the year		(7,715)	6,777

The accompanying notes form part of these financial statements.

Statement of Financial Position

30 June 2021

	Note	2021 \$	2020 \$
ASSETS			
CURRENT ASSETS			
Cash and cash equivalents	3	3,233,359	1,095,562
Trade and other receivables	4	621,595	360,467
TOTAL CURRENT ASSETS		3,854,954	1,456,029
NON-CURRENT ASSETS			
Property, plant and equipment	5	14,952,753	15,071,702
TOTAL NON-CURRENT ASSETS		14,952,753	15,071,702
TOTAL ASSETS		18,807,707	16,527,731
LIABILITIES			
CURRENT LIABILITIES			
Trade and other payables	6	529,025	318,461
Funds in Trust	7	328,493	350,461
Lease Liability	11	27,864	-
Provisions	9	47,354	30,668
Grants in Advance	8	2,081,864	54,545
TOTAL CURRENT LIABILITIES		3,014,600	754,135
NON-CURRENT LIABILITIES			
Lease Liability	11	27,226	-
TOTAL NON-CURRENT LIABILITIES		27,226	-
TOTAL LIABILITIES		3,041,826	754,135
NET ASSETS		15,765,881	15,773,596
EQUITY			
Reserves	10	5,961,062	5,961,062
Accumulated Funds		9,804,819	9,812,534
TOTAL EQUITY		15,765,881	15,773,596

The accompanying notes form part of these financial statements.

Statement of Changes in Equity**For the Year Ended 30 June 2021**

	Note	\$
1 July 2020		15,773,596
Operating Surplus/(Deficit)		(7,715)
Balance at 30 June 2021		<u>15,765,881</u>

	Note	\$
1 July 2019		9,805,757
Operating Surplus/(Deficit)		6,777
Revaluation increment (decrement)		5,961,062
Balance at 30 June 2020		<u>15,773,596</u>

The accompanying notes form part of these financial statements.

Statement of Cash Flows

For the Year Ended 30 June 2021

	2021	2020
Note	\$	\$
CASH FLOWS FROM OPERATING ACTIVITIES:		
Receipts from customers & members	2,519,643	2,091,806
Payments to suppliers, employees & members	(338,502)	(2,121,554)
Interest received	502	1,847
Interest paid	(2,298)	(10,711)
Net cash provided by/(used in) operating activities	16 2,179,345	(38,612)
CASH FLOWS FROM INVESTING ACTIVITIES:		
Purchase of property, plant and equipment	(41,548)	(35,126)
Net cash used by investing activities	(41,548)	(35,126)
CASH FLOWS FROM FINANCING ACTIVITIES:		
Net increase/(decrease) in cash and cash equivalents held	2,137,797	(73,738)
Cash and cash equivalents at beginning of year	1,095,562	1,169,300
Cash and cash equivalents at end of financial year	3 3,233,359	1,095,562

Notes to the Financial Statements

For the Year Ended 30 June 2021

1 Summary of Significant Accounting Policies

(a) Basis of Preparation

The financial report is a general purpose financial report, which has been prepared in accordance with the requirements of the *Corporations (Aboriginal and Torres Strait Islander) Act 2006*, Australian Accounting Standards and other authoritative pronouncements of the Australian Accounting Standards board.

The financial report was authorised for issue by the Directors on the 2nd day of November 2021.

(b) Reporting Basis and Convention

The financial report has been prepared on an accruals basis and is based on historical costs and does not take into account changing money values or, except where specifically stated, current valuations of non-current assets. The following material accounting policies, which are consistent with the previous period unless otherwise stated, have been adopted in the preparation of this financial report.

Significant accounting policies adopted in the preparation of these financial statements are presented below and are consistent with prior reporting periods unless otherwise stated.

(c) Adoption of New and Revised Accounting Standards

In the current year, the entity has adopted all of the new and revised Standards and Interpretations issued by the Australian Accounting Standards Board (the AASB) that are relevant to its operations and effective for annual reporting periods beginning on 1 July 2020. The adoption of these new standards and Interpretations has not resulted in any changes to the Entity's accounting policies that have affected the amounts reported for the current or prior years.

Australian Accounting Standards that have been recently issued or amended, but are not yet effective, have not been adopted in the preparation of this financial report.

(d) Significant Accounting Judgements, Estimates And Assumptions

The preparation of the financial statements requires management to make judgments, estimates and assumptions that affect the reported amounts in the financial statements. Management continually evaluates its judgments and estimates in relation to assets, liabilities, contingent liabilities, revenue and expenses. Management bases its judgments and estimates on historical experience and on other various factors it believes to be reasonable under the circumstances, the result of which form the basis of the carrying values of assets and liabilities that are not readily apparent from other sources. Actual results may differ from these estimates under different assumptions and conditions. Further details of the nature of these assumptions and conditions may be found in the relevant notes to the financial statements.

(e) Compliance with IFRS

As the Entity is a Not-For-Profit entity it is not required to comply with all International Financial Reporting Standards (IFRSs). The financial report is prepared in accordance with Australian Equivalents to International Financial Reporting Standards applicable to Not-For-Profit entities.

(f) Cash and cash equivalents

Cash and cash equivalents in the balance sheet comprise cash at bank and in hand and short-term deposits with an original maturity of three months or less that are readily convertible to known amounts of cash and which are subject to an insignificant risk of changes in value.

Notes to the Financial Statements

For the Year Ended 30 June 2021

1 Summary of Significant Accounting Policies

(g) Trade and Other Receivables

Trade receivables, which generally have 30-60 day terms, are recognised initially at fair value and subsequently measured at amortised cost using the effective interest method, less an allowance for impairment. Collectability of trade receivables is reviewed on an ongoing basis at an operating unit level. Individual debts that are known to be uncollectible are written off when identified. An impairment provision is recognised when there is objective evidence that the entity will not be able to collect the receivable. The amount of the impairment loss is the receivable carrying amount compared to the present value of estimated future cash flows, discounted at the original effective interest rate.

(h) Property Plant & Equipment

Property, Plant and equipment is stated at historical cost less accumulated depreciation and any accumulated impairment losses. Depreciation charges have been calculated so as to write off the net cost of each asset over its estimated useful life. Additions are depreciated from the date of purchase in the year of acquisition. The estimated useful lives used are:

Motor Vehicles	8 Years
Plant & Equipment	3-10 Years
Office Equipment	3-13 Years
Buildings	40 Years

The assets' residual values, useful lives and amortisation methods are reviewed, and adjusted if appropriate, at each financial year end.

(i) Leases

The determination of whether an arrangement is or contains a lease is based on the substance of the arrangement and requires an assessment of whether the fulfilment of the arrangement is dependent on the use of a specific asset or assets and the arrangement conveys a right to use the asset.

Finance leases, which transfer to the Corporation substantially all the risks and benefits incidental to ownership of the leased item, are capitalised at the inception of the lease at the fair value of the leased asset or, if lower, at the present value of the minimum lease payments. Lease payments are apportioned between the finance charges and reduction of the lease liability so as to achieve a constant rate of interest on the remaining balance of the liability. Finance charges are recognised as an expense in profit or loss. Capitalised leased assets are depreciated over the shorter of the estimated useful life of the asset and the lease term if there is no reasonable certainty that the Corporation will obtain ownership by the end of the lease term.

Operating lease payments are recognised as an expense in the income statement on a straight-line basis over the lease term. Operating lease incentives are recognised as a liability when received and subsequently reduced by allocating lease payments between rental expense and reduction of the liability.

Notes to the Financial Statements

For the Year Ended 30 June 2021

1 Summary of Significant Accounting Policies

(j) Trade and Other Payables

Trade and other payables are carried at amortised cost. Due to their short term nature they are not discounted. They represent liabilities for goods and services provided to the Corporation prior to the end of the financial year that are unpaid and arise when the Corporation becomes obliged to make future payments in respect of the purchase of these goods and services. The amounts are unsecured and are usually paid within 30 days of recognition.

(k) Provisions and employee benefits

Provisions are recognised when the entity has a present obligation (legal or constructive) as a result of a past event, it is probable that an outflow of resources embodying economic benefits will be required to settle the obligation and a reliable estimate can be made of the amount of the obligation.

Provisions are measured at the value of management's best estimate of the expenditure required to settle the present obligation. As all obligations are expected to be settled within 12 months the balances are not discounted.

Wages, salaries, annual leave and sick leave

Liabilities for wages and salaries, including non-monetary benefits, annual leave and accumulating sick leave expected to be settled within 12 months of the reporting date are recognised in respect of employees' services up to the reporting date. They are measured at the amounts expected to be paid when the liabilities are settled. Expenses for non-accumulating sick leave are recognised when the leave is taken and are measured at the rates paid or payable.

(l) Revenue Recognition

Revenue is recognised and measured at the fair value of the consideration received or receivable to the extent it is probable that the economic benefits will flow to the Corporation and the revenue can be reliably measured. The following specific recognition criteria must also be met before revenue is recognised:

Rendering of services

Revenue is recognised by reference to the stage of completion of a contract or contracts in progress at balance date or at the time of completion of the contract and billing to the customer.

Interest revenue

Revenue is recognised as interest accrues using the effective interest method. This is a method of calculating the amortised cost of a financial asset and allocating the interest income over the relevant period using the effective interest rate, which is the rate that exactly discounts estimated future cash receipts through the expected life of the financial asset to the net carrying amount of the financial asset.

(m) Grants Received

Government Grants, including non-monetary grants at fair value, are not recognised until there is reasonable assurance that all conditions will be complied with, and that the grants will be received. Grants are recognised in the income statement over the periods necessary to match them with the related costs which they are intended to compensate, on a systematic basis.

Notes to the Financial Statements

For the Year Ended 30 June 2021

1 Summary of Significant Accounting Policies

(n) Recognition & Treatment of sub lease Surpluses

This policy relates to the recognition of income and expenses for properties managed under AHO Sub Leases which are now recognised through Profit & Loss. SEARMS has reviewed its sublease contracts with the Aboriginal Housing Office which leases properties to SEARMS at a peppercorn rent of \$1 per annum. These contracts require SEARMS to perform certain tenancy services and maintain the property assets to certain standards. SEARMS may keep all rents in order to fulfil these requirements and meet all the expenses incurred in such duties, including covering its associated staffing and administration costs. These contracts also state that on expiry or termination of the lease, SEARMS is to return any surplus at the end of the sub-lease to the AHO. As these contracts are ongoing and are not expected to generate surpluses after allowing for repairs and maintenance the balance that may be repayable upon completion of the Sub-Lease will be disclosed as a contingent liability in the Annual Financial Statements for each year.

Based on an analysis performed by SEARMS all property portfolios are operating at a deficit once reasonable direct costs have been allocated to them. As such SEARMS is not recognising any contingent liability as it is not anticipated that any funds will be required to be returned at the completion of the sub-lease or management agreement period.

2 Revenue and Other Income

Revenue from continuing operations

	2021 \$	2020 \$
Revenue		
- AHO Growth Subsidy	201,300	322,800
- Other Grants	43,245	36,965
- Rent Received - Commercial	25,240	18,989
- Management Fees	201,659	127,822
- Rent Received - Residential	1,558,379	1,474,156
- Other revenue	47,876	11,479
- External cost recoveries	218,000	-
- AHO Private Lease	10,440	-
- AHO ACHIF Funding	76,735	-
- AHO CHIA Cadet Program	5,920	-
- Donations	2,000	-
- Insurance Recoveries	17,561	-
- AHO Insurance increase contribution	165,413	-
	2,573,768	1,992,211
Finance income		
- Interest Received	502	1,847
	502	1,847
Other Income		
- Job Keeper	144,300	81,000
- Cash Flow Boost	37,500	62,500
Total Other Income	2,756,070	2,137,558

Notes to the Financial Statements

For the Year Ended 30 June 2021

3 Cash and cash equivalents

	2021	2020
	\$	\$
Operating Account	2,367,961	203,966
General ING High Interest Account	-	124,778
Rent Account	865,388	766,808
Cash on Hand	10	10
	3,233,359	1,095,562

Reconciliation of cash

Cash and Cash equivalents reported in the statement of cash flows are reconciled as follows:

	2021	2020
	\$	\$
Cash and cash equivalents	3,233,359	1,095,562

4 Trade and other receivables

	2021	2020
	\$	\$
CURRENT		
Trade Debtors	143,091	211,292
Owner Receivables	8,120	-
Prepaid Expenses	462,584	87,105
Sundry Receivables	7,800	41,308
Owners' Prepaid Insurance	-	20,762
Total current trade and other receivables	621,595	360,467

The carrying value of receivables is considered a reasonable approximation of fair value due to the short-term nature of the balances.

The maximum exposure to credit risk at the reporting date is the fair value of each class of receivable in the financial statements.

Notes to the Financial Statements

For the Year Ended 30 June 2021

5 Property, plant and equipment

	2021 \$	2020 \$
Land & Buildings		
At cost	15,023,524	15,023,524
Accumulated depreciation	(225,155)	(28,043)
Total Land & Buildings	14,798,369	14,995,481
 Capital works in progress (ACHIF)		
At cost	22,000	-
Total capital works in progress	22,000	-
 Plant and equipment		
At cost	56,996	56,996
Accumulated depreciation	(52,048)	(51,214)
Total plant and equipment	4,948	5,782
 Office Equipment		
At cost	267,353	247,804
Accumulated Depreciation	(193,506)	(177,365)
Total Office Equipment	73,847	70,439
 Right Of Use Asset - Leases		
At cost	91,889	-
Accumulated depreciation	(38,300)	-
Total Right Of Use Asset	53,589	-
Total plant and equipment	154,384	76,221
 Total property, plant and equipment	14,952,753	15,071,702

Notes to the Financial Statements

For the Year Ended 30 June 2021

5 Property, plant and equipment

(a) Movements in carrying amounts of property, plant and equipment

Movement in the carrying amounts for each class of property, plant and equipment between the beginning and the end of the current year:

	Capital Works in Progress	Land & Buildings	Plant and Equipment	Office Equipment	Right of Use Asset - Leases	Total
	\$	\$	\$	\$	\$	\$
Year ended 30 June 2021						
Opening Balance	-	14,995,481	5,782	70,439	-	15,071,702
Additions	22,000	-	-	19,548	73,612	115,160
Depreciation	-	(197,112)	(834)	(16,144)	(20,019)	(234,109)
Balance at the end of the year	22,000	14,798,369	4,948	73,843	53,593	14,952,753

	Land & Buildings	Plant and Equipment	Office Equipment	Total
	\$	\$	\$	\$
Year ended 30 June 2020				
Opening Balance	9,131,535	7,321	51,542	9,190,398
Additions	-	-	35,126	35,126
Depreciation	(97,116)	(1,539)	(16,229)	(114,884)
Revaluation	5,961,062	-	-	5,961,062
Balance at the end of the year	14,995,481	5,782	70,439	15,071,702

Notes to the Financial Statements

For the Year Ended 30 June 2021

6 Trade and other payables

	2021	2020
	\$	\$
Trade Creditors	51,136	65,182
Credit Cards	(916)	5,423
GST payable/(refundable)	(67,908)	(17,688)
Bega LALC Short St Rebuild Funds	-	165,413
PAYG Withholding	27,276	6,901
Sundry payables and accrued expenses	15,903	52,918
Superannuation	434	19,820
Unidentified Deposits	13,202	14,865
Rental Trust Creditors	18,277	8,181
ATO Integrated Client Account	-	(20,103)
Insurance Premium Funding	471,621	17,549
	529,025	318,461

All amounts are short term and the carrying values are considered to be a reasonable approximation of fair value.

7 Funds in Trust

	2021	2020
	\$	\$
CURRENT		
Batemans Bay LALC	32,220	32,220
Bodalla LALC	25,253	23,016
Mogo LALC	21,316	51,772
Wagonga LALC	179	4,734
Merrimans LALC	8,610	24,423
Bodalla Aboriginal Housing Corporation	113,531	86,596
Gunangurah Aboriginal Corporation	103,171	90,372
AHO Funds in Trust ERA	502	2,472
Boomerang Meeting Place	21,804	26,396
ERA	1,907	8,460
Total	328,493	350,461

Notes to the Financial Statements

For the Year Ended 30 June 2021

8 Income in Advance

	2021	2020
	\$	\$
CURRENT		
General	74,545	54,545
ACHIF (SEARMS Owned) Income in Advance	160,492	-
ACHIF (non SEARMS) Income in Advance	1,687,063	-
Insurance Settlement Income in Advance	159,764	-
	2,081,864	54,545

9 Employee Benefits

Current liabilities

Annual Leave	47,354	30,668
	47,354	30,668

(a) Movements in Provision Balances

	2021	2020
	\$	\$
Opening Balance	30,668	15,650
Leave Accrued	57,688	58,779
Leave Taken	(41,002)	(43,761)
Closing Balance	47,354	30,668

10 Reserves

(a)

	2021	2020
	\$	\$
Asset Revaluation Reserve		
Opening Balance	5,961,062	-
Revaluation	-	5,961,062
Closing Balance	5,961,062	5,961,062

Notes to the Financial Statements

For the Year Ended 30 June 2021

11 Capital and Leasing Commitments

(a) Finance Leases

	2021
	\$
Minimum lease payments:	
- not later than one year	27,864
- between one year and five years	27,226
Minimum lease payments	<u>55,090</u>
Present value of minimum lease payments	<u>55,090</u>

Finance leases are in place for motor vehicles and normally have a term between 3 and 4 years. The leases have terms of renewal but no purchase option or escalation clauses. Renewals are at the option of the entity holding the lease.

12 Financial Risk Management

(a) Introduction

The Corporation's financial instruments comprise receivables, payables and cash and cash equivalents. The main risk arising from the Corporation's financial instruments is liquidity risk. The Corporation does not use derivative instruments to manage risks associated with its financial instruments.

The Directors have overall responsibility for risk management, including risks associated with financial instruments. Risk management policies are established to identify and analyse the risks associated with the Corporation's financial instruments and to monitor the significance of these risks.

This note presents information about the Corporation's exposure to liquidity risk, and its objectives, policies and processes for measuring and managing risk. Further quantitative disclosures are included throughout this financial report.

(b) Financial Instruments Composition and Maturity Analysis

Liquidity risk is the risk that the Corporation will not be able to fund its obligations as they fall due. The Corporation manages liquidity risk by monitoring forecast cash flows and ensuring that adequate liquid funds are available to meet normal operating expenses. The tables below reflect an undiscounted contractual maturity analysis for financial assets and liabilities. Cash flows realised from financial assets reflect management's expectation as to the timing of realisation. Actual timing may therefore differ from that disclosed. The timing of cash flows presented in the table to settle financial liabilities reflects the earliest contractual settlement dates.

	Less Than 1 year		1 to 5 years	
	2021	2020	2021	2020
	\$	\$	\$	\$
Cash & Cash Equivalents	3,233,359	1,095,562	-	-
Trade Debtors	143,091	211,292	-	-
Owner Receivables	8,120	-	-	-
Sundry Receivables	7,800	41,308	-	-

Notes to the Financial Statements

For the Year Ended 30 June 2021

12 Financial Risk Management

(b) Financial Instruments Composition and Maturity Analysis

	Less Than 1 year		1 to 5 years	
	2021	2020	2021	2020
	\$	\$	\$	\$
Trade Creditors	(51,136)	(65,182)	-	-
Visa Card	916	(5,423)	-	-
GST Payable/(Refundable)	67,908	17,688	-	-
Sundry Payables	(15,903)	(52,918)	-	-
Funds in Trust	(328,493)	(350,461)	-	-
Rental Trust Creditors	(18,277)	(8,181)	-	-
ATO Integrated Client Account	-	(20,103)	-	-
Insurance Premium Funding	(471,621)	(17,549)	-	-
Total	2,575,764	846,033	-	-

13 Related Party Transactions

The Board received total remuneration from the Entity of \$21,529 during the year (2020: \$19,755). There were no transactions with related parties, other than those at normal commercial terms and conditions, and other benefits approved by members at the annual general meeting.

Key management personnel have been identified as members of the board for the year ended 30 June 2021 and also the Chief Executive Officer.

	2021	2020
	\$	\$
Short-term benefits	148,356	112,579

14 Remuneration of Auditors

	2021	2020
	\$	\$
Remuneration of the auditor for:		
- auditing the financial statements	9,500	12,050

15 Contingencies

In the opinion of the Board, the Corporation did not have any contingencies or commitments at 30 June 2021 other than those noted in Notes 1(n) & 11 (30 June 2020:None).

Notes to the Financial Statements

For the Year Ended 30 June 2021

16 Cash Flow Information

(a) Reconciliation of result for the year to cash flows from operating activities

Reconciliation of net income to net cash provided by operating activities:

	2021	2020
	\$	\$
Operating Surplus	(7,715)	6,777
Non-cash flows in net surplus:		
- depreciation	234,109	114,884
Changes in assets and liabilities, net of the effects of purchase and disposal of subsidiaries:		
- (increase)/decrease in trade and other receivables	(261,130)	(82,239)
- increase/(decrease) in trade and other payables	2,198,040	(93,052)
- increase/(decrease) in provisions	16,686	15,018
Cash flow from operations	2,179,990	(38,612)

17 Events Occurring After the Reporting Date

No matters or circumstances have arisen since the end of the financial year which significantly affected or may significantly affect the operations of the Corporation, the results of those operations or the state of affairs of the Corporation in future financial years.

18 Corporation Details

The registered office and principal place of business of the Corporation is:

SEARMS Community Housing Aboriginal Corporation
19 Old Princes Highway
Batemans Bay NSW 2536

Director's Declaration

In accordance with a resolution of the Directors of SEARMS Community Housing Aboriginal Corporation, the Directors declare that in their opinion:

1. the financial statements and notes of the Corporation are in accordance with the *Corporations (Aboriginal and Torres Strait Islander) Act 2006* and the *Australian Charities and Not-for-profits Commission Act 2012*, including:
 - giving a true and fair view of the corporation's financial position as at 30 June 2021 and of their performance for the year ended on that date; and
 - complying with Accounting Standards in Australia and the *Corporations (Aboriginal and Torres Strait Islander) Regulations 2007* and the *Australian Charities and Not-for-profits Commission Regulation 2013*;and
2. there are reasonable grounds to believe that the corporation will be able to pay its debts as and when they become due and payable.



DirectorThomas Slookee



DirectorAnne Greenaway

Dated this 2nd day of November 2021

SEARMS Community Housing Aboriginal Corporation

ABN 98 718 757 162

Auditor's Independence Declaration under Section 60-40 of the Charities and Not-for-profits Commission Act 2012 to the Directors of SEARMS Community Housing Aboriginal Corporation

I declare that, to the best of my knowledge and belief, during the year ended 30 June 2021, there have been:

- (i) no contraventions of the auditor independence requirements as set out in section 60-40 of the *Australian Charities and Not-for-profits Commission Act 2012* in relation to the audit; and
- (ii) no contraventions of any applicable code of professional conduct in relation to the audit.

Hales Douglass



Andrew Hare
Partner

Dated this 2nd day of November 2021

Ulladulla NSW 2539

Auditor's Responsibilities for the Audit of the Financial Report

Our objectives are to obtain reasonable assurance about whether the financial report as a whole is free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with Australian Auditing Standards will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of the financial report.

As part of an audit in accordance with the Australian Auditing Standards, we exercise professional judgement and maintain professional scepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the financial report, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by management.
- Conclude on the appropriateness of management's use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the entity's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the financial report or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the Entity to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the financial report, including the disclosures, and whether the financial report represents the underlying transactions and events in a manner that achieves fair presentation.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

Hales Douglass



Andrew Hare
Partner

Ulladulla NSW 2539

Dated this 2nd day of November 2021



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