



Gateway 2015 Properties Limited  
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### **Why is Sunnyfield doing this?**

The NDIA require a degree of separation between the service provider and the accommodation provider. Therefore new lease agreements are being signed under Gateway, and ownership of Sunnyfield properties is being transferred to Gateway.

### **How does this affect the residents?**

There will be no change in the support service or accommodation service provided. However each resident (or person responsible) will need to sign two new agreements...

- Service Agreement with Sunnyfield
- Accommodation Agreement with Gateway

The terms and conditions of both new agreements are largely the same as current agreements. The new agreements will replace existing agreements that are in place with Sunnyfield.

There is no change to resident home service and rental fees above those in line with Centrelink changes. Each resident (or person responsible) will need to sign two new direct debit forms...

- One for Sunnyfield fees
- One for Gateway fees

The new direct debit requests will replace existing arrangements that are in place with Sunnyfield.

### **Notes**

Gateway 2015 Properties Limited (ACN 605 918 947) is the trustee of the Gateway 2015 Properties Trust (ABN 12 566 880 561) [Gateway].

Gateway is a charitable trust constituted by a trust deed dated 19 May 2015. Under the trust deed, the funds of the trust are to be applied for the purposes of providing money, property or other benefits (including low rental or subsidised accommodation) to or for the advancement of Sunnyfield, other charities that provide services to people with an intellectual or other disability, and/or individuals with an intellectual or other disability.

Sunnyfield has the right to appoint the trustee of the trust, so...

- Gateway is controlled by Sunnyfield for accounting purposes
- Gateway has five directors, two of whom are also directors of Sunnyfield

Gateway is dependent on Sunnyfield for financial support and has the right to obtain from Sunnyfield under a services agreement such management, administration and support services as are necessary for Gateway to meet all required performance outcomes and requirements under the National Regulatory Code published by the National Regulatory System for Community Housing.

- Gateway is managed by the Sunnyfield Property team

Gateway and Sunnyfield are separate entities and will function separately as accommodation provider and service provider accordingly.

Gateway was registered as a Tier 3 community housing provider under the National Regulatory System for Community Housing on 29 June 2015.