Attention         David Crawford

Hello David, I am writing to you as you are named within the Social Impact Investing Discussion Paper as a contact person.

Shelter SA has developed a concept, now called “CapitalAsset”, which is unique in its innovation and capacity to assist not for profit landowners to safely transform their assets, through social impact investing.

The concept has emerged in response to a range of problems including the reduction in public housing, the affordable housing crisis and the loss of community land and other assets to not for profits.  While Shelter SA continues to work on legislation and policy, advocating for positive changes to benefit people living on low incomes and all South Australians, we have developed a strong interest group of stakeholders including economists, academics, architects, local and state government representatives, developers and of course, not for profit landowners through our work on CapitalAsset.

There are a number of key principles of CapitalAsset, to name a few - no government funding, grant, land or permissions required, not for profits retain the ownership of their land, the provision of 25% income based rents across a development for people living on low incomes.  CapitalAsset is not designed to be one project, but a program of work that can create jobs and provide housing for people living on low incomes – the clients of all the not for profits so desperately need.  Many people are attracted to the principles of CapitalAsset as governments can be seen to lack agility when it comes to responding to new initiatives.

Shelter SA has no vested financial interest in CapitalAsset developments – legal partnerships are between the landowners and the investors – and we are trusted to introduce the concept and potential partners to each other as a broker and the holder of intellectual property.  If you click on the CapitalAsset logo below, it will take you to the current on line home of CapitalAsset.

One role I see for governments is to assist in the process of attracting investors and it is this I would like to discuss with you – given a “try, test and learn” approach is sought.

If you could please contact me, or direct me to an appropriate person, I’d really appreciate it.

Thank you in advance,

**Dr. Alice Clark**  
**Executive Director**

**Shelter SA**

**The South Australian peak body for housing**



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We acknowledge and respect the Kaurna people as the traditional custodians of the ancestral lands we live and work on and their deep feelings of attachment and relationship to country

[](http://www.sheltersa.asn.au/capitalasset/)  [](http://www.pickle.org.au/)