



HomeStart volunteers get into the spirit of things at Portavin Touch Wine 2008. Photo by Sarah Scott.

Spreading the smiles in SA

South Australia is a fantastic place to call home, and HomeStart is proud to be involved in a whole range of community events that help make our state great.

From supporting youth to celebrating the aged, from kicking goals with Centrals to raising money for the homeless, 2008 was a big year for getting involved with some inspiring organisations and events – and 2009 looks set to be even bigger.

Housing

Having a home is a different journey for everyone, and HomeStart sponsors a wide range of events that support people along their path.

The Hutt St Centre offers meals and care for Adelaide's homeless, providing the basic social networks and support that many of us take for granted. HomeStart is proud to support the Angel for a Day program, and each year our staff volunteer to work in the kitchen

preparing and serving meals for the Centre's visitors. We have also sponsored Portavin Touch Wine for the past three years. This fun-filled event brings together touch football, kids activities at the HomeStart Kids Town, and fantastic food and wine to raise money for the Centre.

HomeStart also sponsored the Housing Industry Association's 2008 Award for Innovative Affordable Housing Design, and took part in the Australasian Housing Institute's Awards for Professional Excellence in Social Housing.

Excellence at every age

Everyone deserves a little support and recognition for their achievements, no matter what their age. HomeStart sponsors the South Australian Young Achiever Awards, which reward the outstanding efforts of bright young people who help keep our state innovative and fresh. We also sponsor

the Council on the Ageing's 'Every Generation' event, which acknowledges the valuable contributions made by older South Australians.

Community spirit

Getting involved with the community is key to creating happy, healthy neighbourhoods, and an important way for HomeStart to stay in touch with what's important to our customers.

With this in mind, we were proud to sponsor the Central District Football Club on the path to their seventh premiership win. We also supported the 2008 Special Interest Music Student at Fremont-Elizabeth High School, and the Nunga Days celebration as part of Come Out 2008's Reconciliation Week.

In 2009, HomeStart will continue to sponsor events and organisations that help make our state vibrant, safe and a great place to be. For more information, visit homestart.com.au.

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Water smart for summer



South Australia is the driest state in the driest continent on earth, so looking after our water has never been more important.

With things heating up for summer, it's a good time to think about ways to reduce your water usage. Here are some tips from SA Water on how you can be water smart in your home and garden.

Top tips for your home:

Kitchen

- install aerators on taps - aerators reduce the water flow so you use less water
- when you're running the taps waiting for water to cool down or heat up, collect the water in a jug for use on the garden
- turn taps off when you're washing vegetables or your hands.

Bathroom

- take shorter showers. A shower uses 10-20 litres of water every minute. You can save up to 11 litres of water every minute by installing a water efficient shower head
- install a dual flush toilet - this can save you up to 50% on every flush

- turn the taps off when you're brushing your teeth, washing your hands and shaving.

Laundry

- look for the water efficiency labelling and standards stars when you're choosing a washing machine
- don't turn the washing machine on until you have a full load or make sure you adjust the load setting to suit your washing requirements
- fix any dripping taps and install aerators on taps.

Garden

- install a tap timer so you'll never forget to turn off the hose (make sure you only set the timer for the times/days that you are permitted to water)
- install a dripper system and only water during the permitted days/hours
- don't water during windy weather - the water will blow away from where it's needed most.

For more water saving tips and information on water restrictions, visit the SA Water website at www.sawater.com.au



Home Rebates

Did you know SA Water offers rebates of between \$30 to \$1000 for installing water efficient devices such as showerheads, dual flush toilets, washing machines, water tanks and more?

Visit www.sawater.com.au for details.

We don't just provide home loans. We put smiles on faces.



The value of your home

In this edition of Smile, HomeStart's CEO, Gary Storkey, talks about what changes in house values could mean for you.

Gary Storkey, HomeStart CEO

Recently there's been lots of talk about what impact the economic crisis will have on house prices in Australia.

Commentators have predicted everything from positive growth over the next year to drops in house prices of up to 40%. Not surprisingly, some people have been confused and concerned about what this could mean for them.

While it's very difficult to tell exactly what might happen at this stage, indications are that house values in Australia could slow or decline. Most states recorded a decline in the second half of 2008, however South Australia was not affected as badly due to more affordable housing than in other states,

and the potential for economic growth stemming from mining and other major projects.

There is some hope the increase to the First Home Owner Grant and decreases in interest rates will have a stimulating effect on the property market, potentially offsetting some of the risk that there will be major declines. However, the Reserve Bank of Australia has cautioned that the flow on from these moves may take a while.

For owner-occupiers (people who have bought property to live in rather than as an investment), property price fluctuations won't have a direct impact on their day to day living unless they

choose to sell their home. People only stand to lose money on property when they sell it for less than what they paid for it.

If you think of home ownership as a long term investment and ride out the ups and downs of the property market, it's most likely that you'll still come out on top – and you've had a roof over your head in the process.

In the end, your family home is just that – a home. It's great if the value increases, but what really matters is that you can continue to invest in your future by repaying your home loan and enjoying the benefits that home ownership brings.

Salisbury Council and HomeStart work together for affordable housing



Registrations of interest are now open for affordable housing in Salisbury.

The City of Salisbury is working together with HomeStart and the State Government's Affordable Housing Innovations Unit to deliver an affordable housing program at Brahma Lodge.

In a unique initiative, council-owned property at Dansie Crescent, Brahma Lodge has been selected as a pilot site for up to 11 affordable homes targeted at first home buyers on low to moderate incomes.

If you know someone who is a current Salisbury resident and a first home buyer looking to own/occupy, they can register their interest via the council website www.salisbury.sa.gov.au (search for 'affordable homes') or by contacting the Salisbury Customer Centre.

It is expected that calls for applications, including further details on financial criteria, will occur around March 2009. Application forms will be available in the council's March edition of Salisbury Aware magazine, and via the council website.



How it is possible with HomeStart

What do a piglet with wings and a dog with a wand have to do with HomeStart? They're part of our brand new advertising campaign, which is all about how HomeStart can make the home ownership dream possible.

The message is simple – it may not be possible for pigs to fly, or to teach an old dog new tricks, but with HomeStart it is possible to:

- boost your borrowing power or reduce your repayment amount with the Breakthrough Loan
- refinance and reduce your loan repayments
- enjoy peace of mind with the Repayment Safeguard
- avoid paying thousands in Lenders Mortgage Insurance.*

Since HomeStart started in 1989, we've helped more than 55,000 South Australian households achieve their home ownership goals, and we want to let more people know that

they can have a home loan and still have a life.

While Lulu the piglet and Linus the dog are definitely pretty cute, the real stars of the campaign are our real life customers who feature in the television ads. These customers are living proof that home ownership is achievable, and we're thrilled that they took part in the campaign.

The adverts will be screened on TV from 4 January, and you can expect to see Lulu and Linus make appearances on our website as well.

** Unlike most other lenders, we don't charge Lenders Mortgage Insurance, potentially saving you thousands of dollars. We do have a Loan Provision Charge, which is significantly less than Lenders Mortgage Insurance for most borrowers.*

Terms, conditions and eligibility criteria apply, fees and charges are payable.



Keep your garden green win a \$250 Plants Plus voucher



Summer is a great time to spend in your little patch of the world, and we're giving you the chance to win one of two \$250 vouchers to Plants Plus so you can keep it cool and green in the heat. Plants Plus stock a wide range of green life including plants, trees and edibles. They also have a great range of outdoor maintenance products, BBQs and outdoor furniture. To enter, just fill in this entry form and send it to HomeStart Finance 'Plants Plus' competition, GPO Box 1266, Adelaide SA 5001, by 17 February 2009. You must be an existing HomeStart customer to enter, and you will need to include your current loan number to be eligible.

Name: _____ Loan number: _____

Address: _____ Postcode: _____

Email: _____ Daytime phone: _____

You can find your loan number on your HomeStart loan statement

Conditions of entry: The competition commences on 7 January 2009 and ends on 17 February 2009. Total prize value is a maximum of \$500. The draw will be conducted at HomeStart Finance, 153 Flinders Street, Adelaide on 18 February 2009 at 12 noon. There will be two winners and they will be notified by phone.



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