

2021 AUSTRALIA DAY ADDRESS (LAND, HOUSING AND LEGAL MATTERS)

You can bet there was vegetation and no concrete anywhere when it was aboriginal land. See below and attached for related place management propositions which also relate to housing as a key foundation of healthier lifestyle. How do you feel about **bi-laws**, as discussed below and attached, for example, and about **the training that group housing managers ought to receive? Owners and tenants in property appear to be key stakeholders in land and housing** whose disputes internally and with neighbours appear best handled outside court to reach and generate broader understanding. Key matters are discussed below and attached.

Digitization ideally represents a countervailing international force against NSW lawyers, their traditional secret commercial alliances and related professional assumptions about what may or may not be said or written outside of court. Law remains based, however, on original feudal and secret colonial links, topped by state Constitutions. Their forces continually broaden into the present day with expensively opaque consequences for fair and effective treatment of children or anyone else.

What can be done about these problems? I focus on our state concerns in housing.

Owners and tenants of property are the key stakeholders in group and other housing in NSW. Their affairs are more effectively managed together more openly by group housing committees and by contracted managers of their financial and related affairs. As an old woman and former teacher, anything I write is my intellectual property and I will give it to anybody I like. This is the logic of the position held in the major study by the Australian Law Reform Commission, the National Health and Medical Research Council and the Australian Health Ethics Committee in their 2003 report entitled **Essentially Yours: The Protection of Human Genetic Information in Australia.**

In this context I thank Legal Aid NSW for their free **2021 Legal Topics for Older People Calendar** but write to correct them on key associated matters for those of us closer to death every day. Under **Helping Out Your Family** advice in October 2021, the Legal Aid publication sensibly states:

If you don't have a written agreement it can be hard to get your money or home back.

(Too right. You will forget what you said or thought before and argue about it a lot later if time and circumstances change anybody's mind, as they may always do. Honestly open writing is the best policy because others may then check it and offer potential corrections to it for consideration.)

The free Calendar wrongly states: **'Independent' means you do not use the same financial adviser or lawyer as your child.** (Check the dictionary and you will see this is a load of lawyers' rubbish.)

My child, (whom I have reasons to trust above all others) and I, can easily see this Legal Aid Calendar 2021 view is wrong, as a result of our own experience and the common dictionary definitions of 'independent'. They relate to freedom from bias in the favour of either/or surrounding parties.

Always write apparent understanding or agreement over matters down and date them. You can always change them later, as a new record, to change the one before. Try to be as honest and open as possible so others may check, learn and comment on what you do in our global village life. Never take a lawyer whenever a teddy bear is better, for example, because it has been with you a long time, and knows about your associated matters well, and appears more intelligently and openly communicative about your case, as well as reasonably independent. Write what you want down openly, with help if you want. and witnesses. You may put it on the net and promote the example.

Some of you may prefer your husband or another as your enduring guardian unto death, for example. I prefer my daughter to the legal or medical professionals will, driven by poor and

expensive law in regard to the normal bonds of association, reproduction, marriage, wills and dying. At least my daughter knows I want government help to die when I want, for example.

The 2021 Legal Aid NSW Legal Calendar accepts and reflects old professional interests designed to gain more money and prestige for professions through secret legal associations following courts. They are designed in professional interests in more medico-legal research and enclosures based on the wrong assumption that we all want everlasting life. We may want state help to die when we want instead, as in my case. I don't see myself as part of medical experiments and am old enough to decide for myself. My daughter may seek medical guidance but she is my named enduring guardian. My trust is in her.

Owners and Tenants in dispute should get better and cheaper help to resolve matters through NSW Fair Trading rather than be referred back to lawyers and the NSW Civil and Administrative Tribunal, as the 2021 NSW Legal Aid Calendar on Legal Topic for Older People expects.

You and your child or anyone else may prefer to make many open and dated agreements, using the same lawyer, or another person who can write as well or better, in a manner which is also open to understanding through broader understanding, scrutiny and witness. This is otherwise pointless, multiple secret handling of multiple matters where lawyers take expensive control.

Check out the related NSW Marine Estate Management Plan and Projects and consider their free and informative newsletter on related regional approaches. See other discussions at St James Court below and submissions made to NSW government inquiries into housing and related regional place management matters attached.

Cheers

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